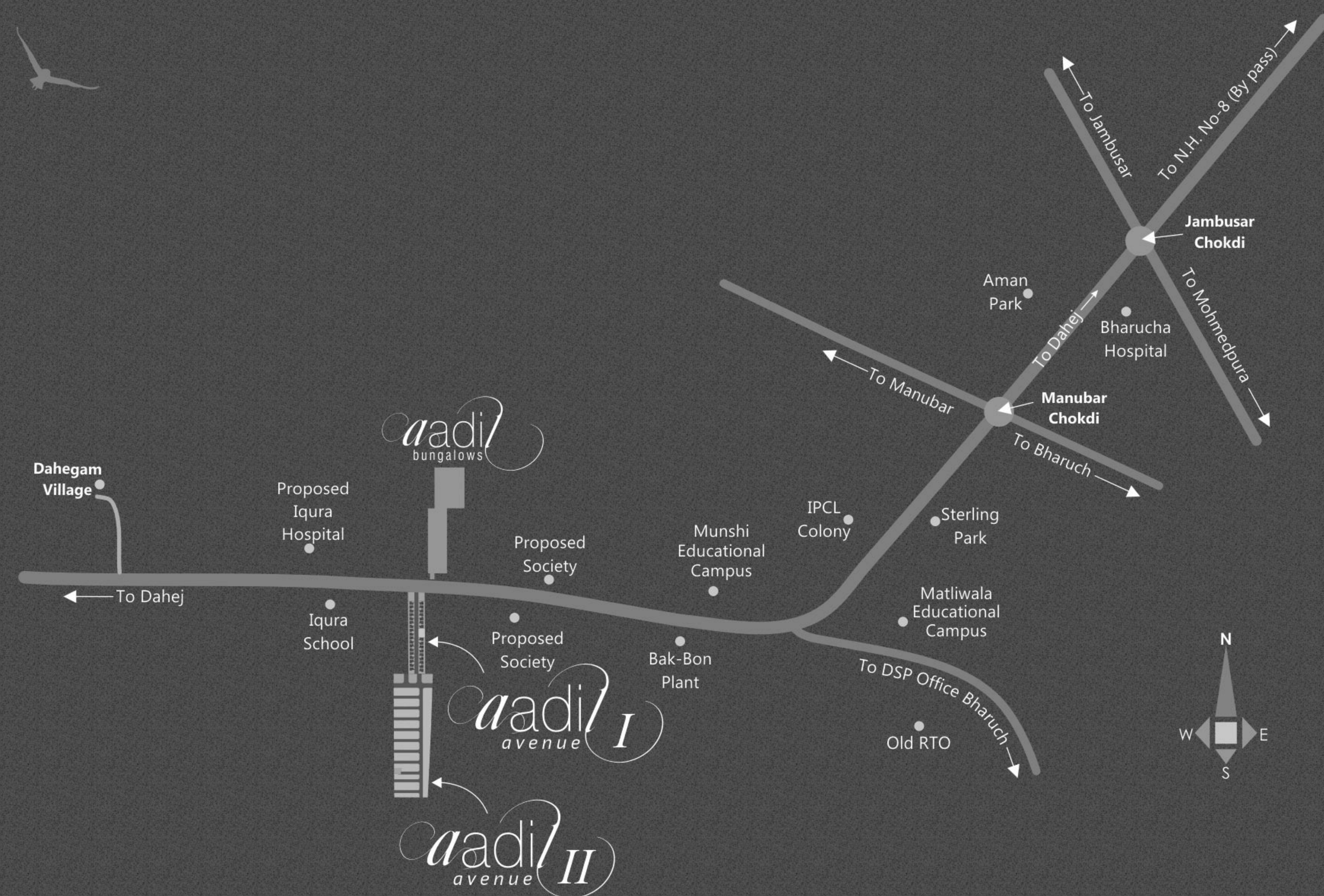


► KEY PLAN



PG
PANAM
GROUP

Developers: **AADIL ENTERPRISES**

Ph.: +91 2642 240178, 243234
41, Panam Plaza, Station Road, Bharuch - 392 001.

Architects:
NISARG RACHNA
Architect Planners
Valuers & Interior Designers
www.nisargrachna.com

Structural Consultant:
SVN Consulting Engineer, Vadodara

Legal Advisor:
Kiran Thakore, Bharuch

Payment Conditions COMMERCIAL:

10% Booking | 15% within 15 days from date of Booking | 25% Plinth Level | 15% Ground Floor Slab Level | 15% 1st Floor Slab Level | 10% 2nd Floor Slab Level | 10% Finishing Level

Payment Conditions DUPLEX :

10% Booking | 15% within 15 days from the date of Booking | 25% Plinth Level | 25% Ground Floor Slab Level | 15% First Floor Slab Level | 10% Finishing Level

TERMS : Registration Charge and Service tax charges will be extra as per Govt. rule. ★ Extra work shall be executed after making full payment. ★ Consistent default in payment leads to cancellation of booking. ★ Refund amount after deduction of administrative charges in case of cancellation will be made within 30 days from the date of booking of new client only. ★ Architect/Developers shall have the right to change or raise the scheme or any details herein and any change or revision will be binding to all. ★ Any plan, specifications or information in this brochure cannot form part of an offer, contract or agreement. ★ Every member has to follow the rules which the Organizer makes, and sign all the necessary Papers. ★ Possession of Property will be given only after one month from the date of clearance of all the dues.

Design: smitkadamw@9824023710



aadi
avenue *I*

Premium Homes,
Plush Commercial Spaces
An affordable yet lifestyle project
from **Panam Group**

► Aadil Avenue I is a campus with shops & showrooms facing the main road to attract retail business. And shielded from the hustle and bustle of the main road are delightful 4-BHK well planned and spacious Duplexes. Creating a luxurious and safe community which shall fulfill the lifestyle expectations of the citizens of Bharuch.

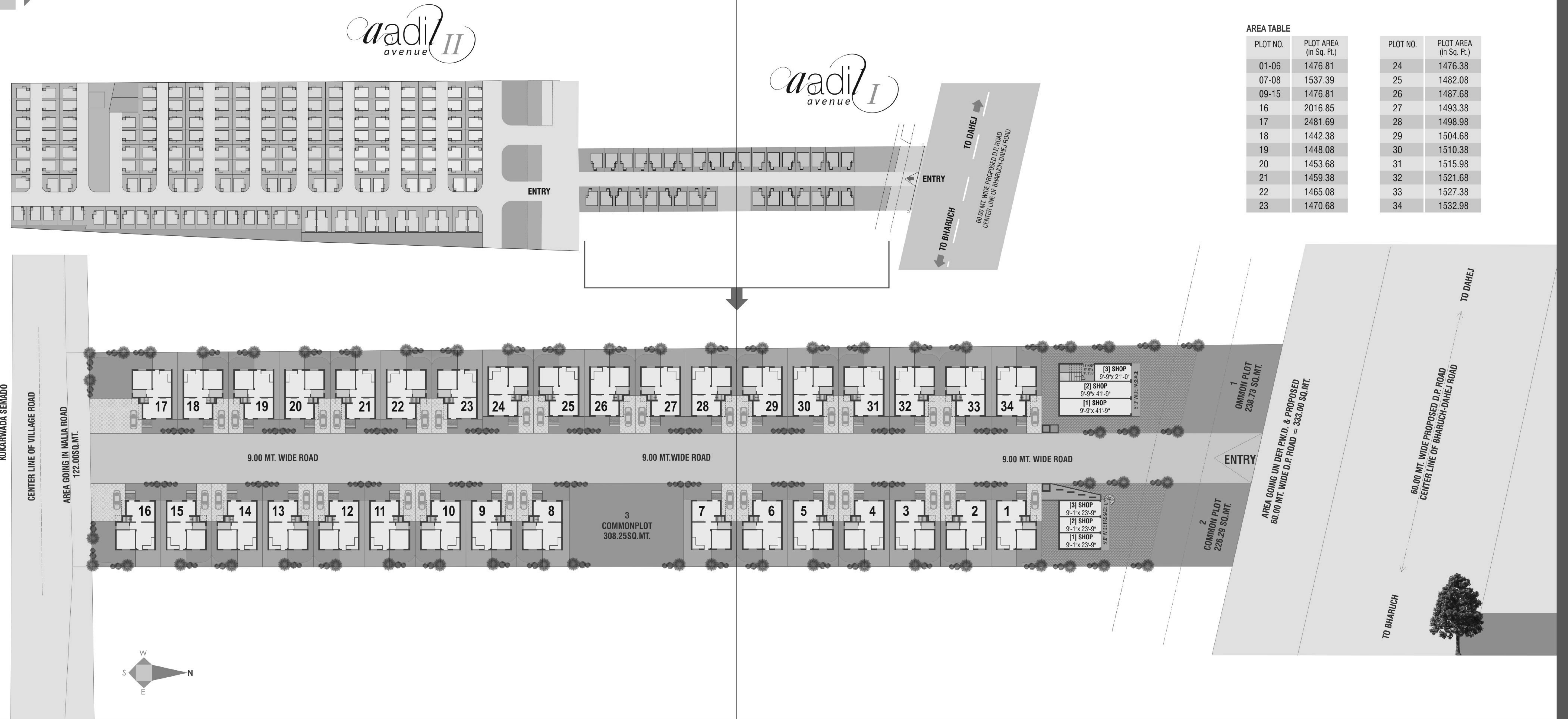
Enjoy the spacious duplex that is complete in all respects, one which shall give you and your family complete peace of mind and happiness. Thoughtful planning, large common plot, wide roads, well planned natural lighting and aeration are few of the many advantages which lead to a modern lifestyle.

All this at a very attractive price tag, one that shall help realize your dream of an ideal home for your family.



A rich lifestyle awaits **you!**

LAYOUT PLAN



AREA TABLE

| PLOT NO. | PLOT AREA (in Sq. Ft.) |
|----------|---------------------------|
| 01-06 | 1476.81 |
| 07-08 | 1537.39 |
| 09-15 | 1476.81 |
| 16 | 2016.85 |
| 17 | 2481.69 |
| 18 | 1442.38 |
| 19 | 1448.08 |
| 20 | 1453.68 |
| 21 | 1459.38 |
| 22 | 1465.08 |
| 23 | 1470.68 |

| PLOT NO. | PLOT AREA (in Sq. Ft.) |
|----------|---------------------------|
| 24 | 1476.38 |
| 25 | 1482.08 |
| 26 | 1487.68 |
| 27 | 1493.38 |
| 28 | 1498.98 |
| 29 | 1504.68 |
| 30 | 1510.38 |
| 31 | 1515.98 |
| 32 | 1521.68 |
| 33 | 1527.38 |
| 34 | 1532.98 |

DUPLEX

GROUND FLOOR PLAN



BUILT-UP AREA: **641 sq.ft.**

FIRST FLOOR PLAN



BUILT-UP AREA: **674 sq.ft.**
STAIR CABIN BUILT-UP AREA: **98 sq.ft.**

SHOP/SHOWROOM AMENITIES:

- Paved instant parking on Ground Floor
- Provision for Telephone Lines, Internet Cables etc. for all units
- Anti termite treatment to the building
- M.S Rolling shutter with color
- Passage area & staircase with Premium quality Vitrified tile / Natural Stone
- Sufficient electric points with concealed wiring and branded switches

DUPLEX AMENITIES:

- Adequate parking space with decorative paving
- Landscaped Common Plot with children's play area.
- C.C. Road / Paver Block for Internal Roads

DUPLEX SPECIFICATIONS:

Structure: All RCC & Brick masonry works as per structural engineer's design.

Wall Finish: Inside smooth plaster, outside double coat plaster with cement paint

Flooring: Vitrified Tiles Flooring in all rooms.

Doors: Decorative main door. Flush doors of good quality in all rooms.

Windows: Fully glazed aluminium sliding windows with safety bars

Kitchen: Granite kitchen platform with SS sink, glazed tiles dedo up to lintel level.

Bathrooms: Designer Bathroom with good fittings & vessels, Ceramic tiles dedo upto lintel level.

Plumbing: Concealed plumbing with good quality PVC pipes; Branded CP fittings & vessels. Overhead PVC water tank.

Electrification: Concealed ISI copper wiring with good quality modular switches. MCB provision in main distribution board.

Terrace: Well finished with suitable water proofing.