

Developers:
S.A. Enterprise

Site:
"Bayt-Al Salaam"
Opp. Rumana Bungalow,
Darul-Uloom Road, Tandalja,
Vadodara-390 012.

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Architect: **ALTER ARCHITECTS**
Structural Engineers: **DYNAMIC STRUCTURE CONSULTANT**

Payment Mode:
25% ON BOOKING
10% ON PLINTH
15% ON GF SLAB
15% ON FF SLAB
15% ON SF SLAB
15% AT PLASTER
5% AT FLOORING
5% ON FINISHING

NOTE:
(1) Documentation charge, stamp duty, all government taxes, GEB meter deposit, shall be separate. (2) Each member needs to pay maintenance shares separately. (3) GST will be charge as per RERA. (4) Customer has to pay house tax from the date of issue Raja Chitthi. (5) The developers reserve the full right to make any changes. (6) In the case of booking cancellation 80% of the amount refund after booking of same premises. (7) Extra work at the cost of client with prior estimate to be given in advance. (8) Possession will be given after 30 days from the receipt of final payment. (9) This brochure does not from a part of agreement or any legal document, it is only a display of the project. (10) Subject to Vadodara Jurisdiction.



LOCATION



5 BHK LUXURIOUS VILLAS





*A peaceful
welcome to
bait al-salaam*

Your journey begins with serenity. The entrance reflects calm architecture, warm detailing, and a sense of harmony that defines every corner of these 5BHK luxurious villas. A home where tranquillity is not just designed—it's deeply felt.

Experience the
different in quality

A Neighbourhood
built on
harmony

The streetscape carries the soul of Bayt Al-Salaam—clean lines, soothing colours, and a gentle rhythm that connects every villa. It creates a refined environment where luxury blends effortlessly with peace.





Layout plan

AREA TABLE

PLOT NO.	PLOT AREA
01	1326
02	1262
03	1281
04	1301
05	1320
06	1339
07	1881
08	1603
09 to 14	1092
15	1606
16	1492
17 & 18	1179
19	1587

AREA IN SQ.FT.

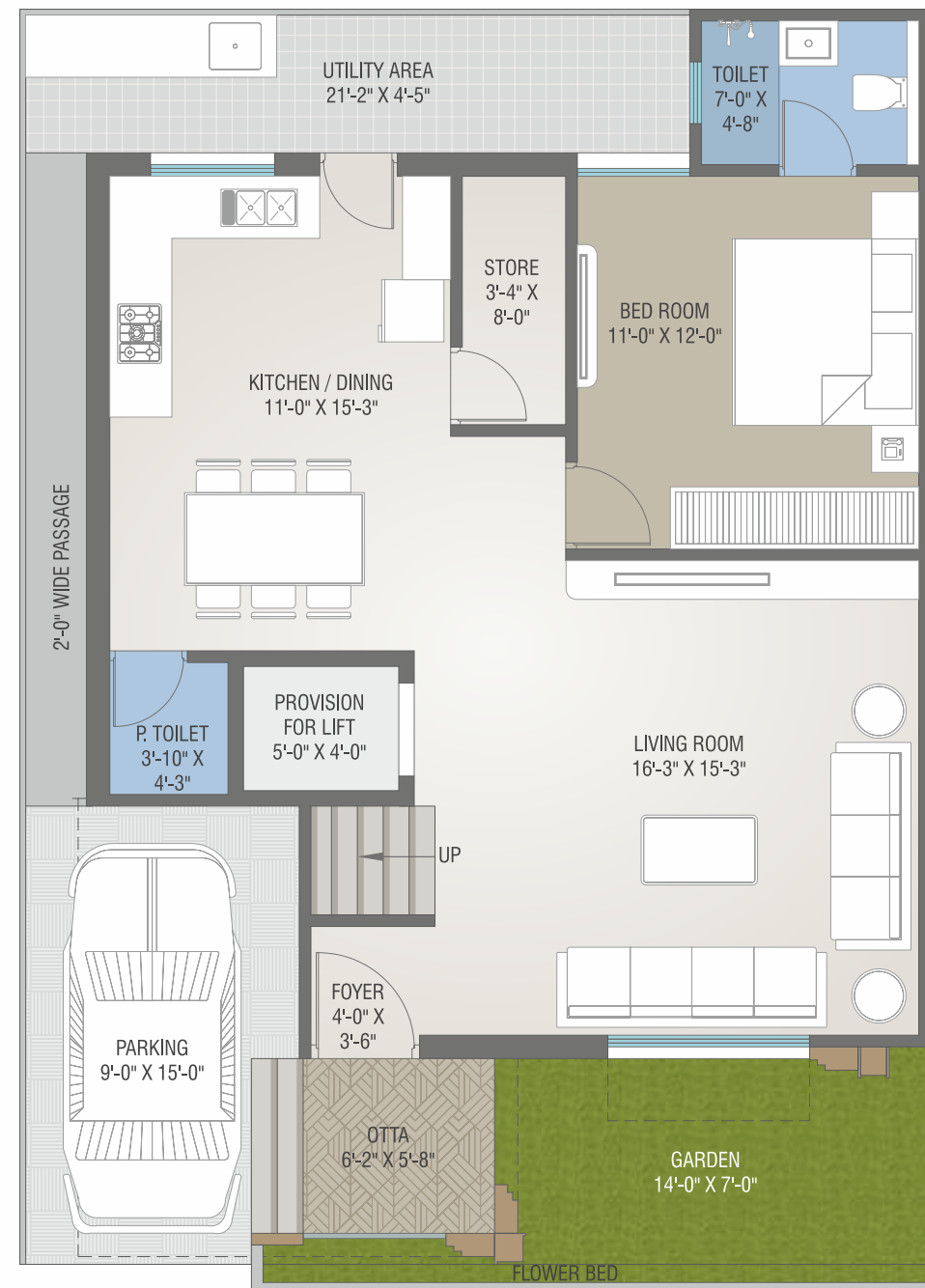


12.00 METER WIDE ROAD

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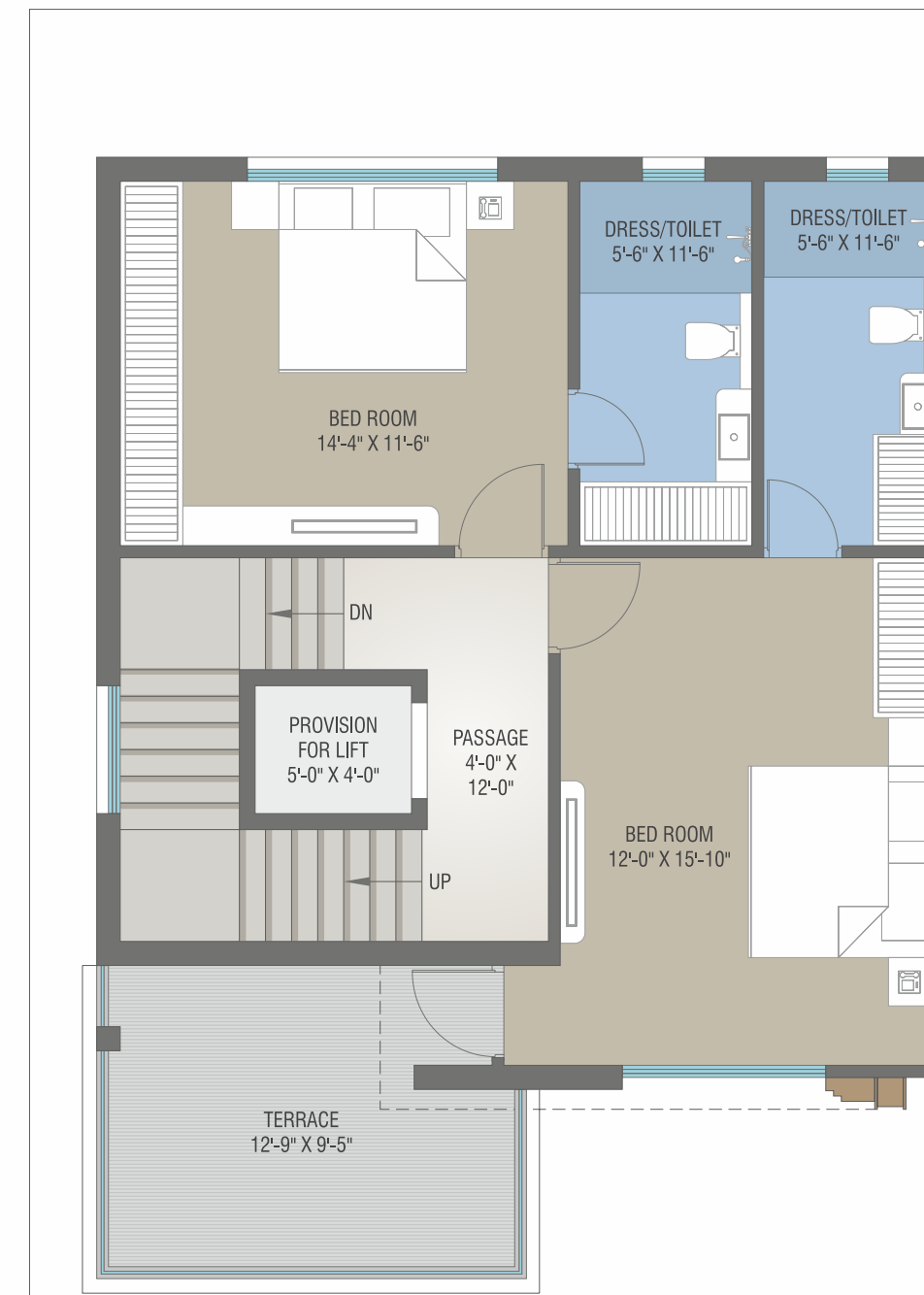
Type A
 PLOT NO.
 1 TO 07

GROUND FLOOR PLAN



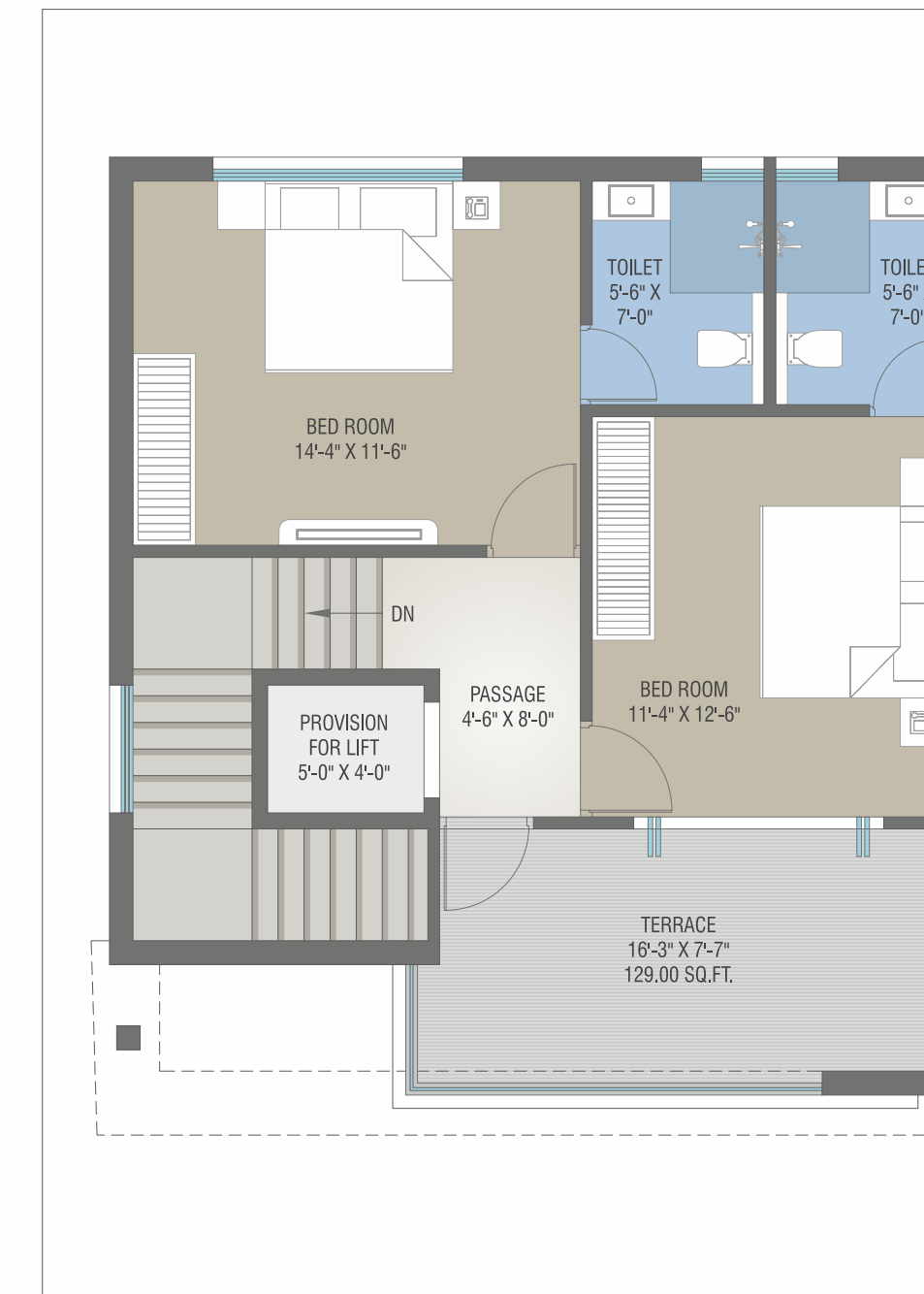
SLAB AREA = 922.00 SQ.FT.

FIRST FLOOR PLAN



SLAB AREA = 768.00 SQ.FT.

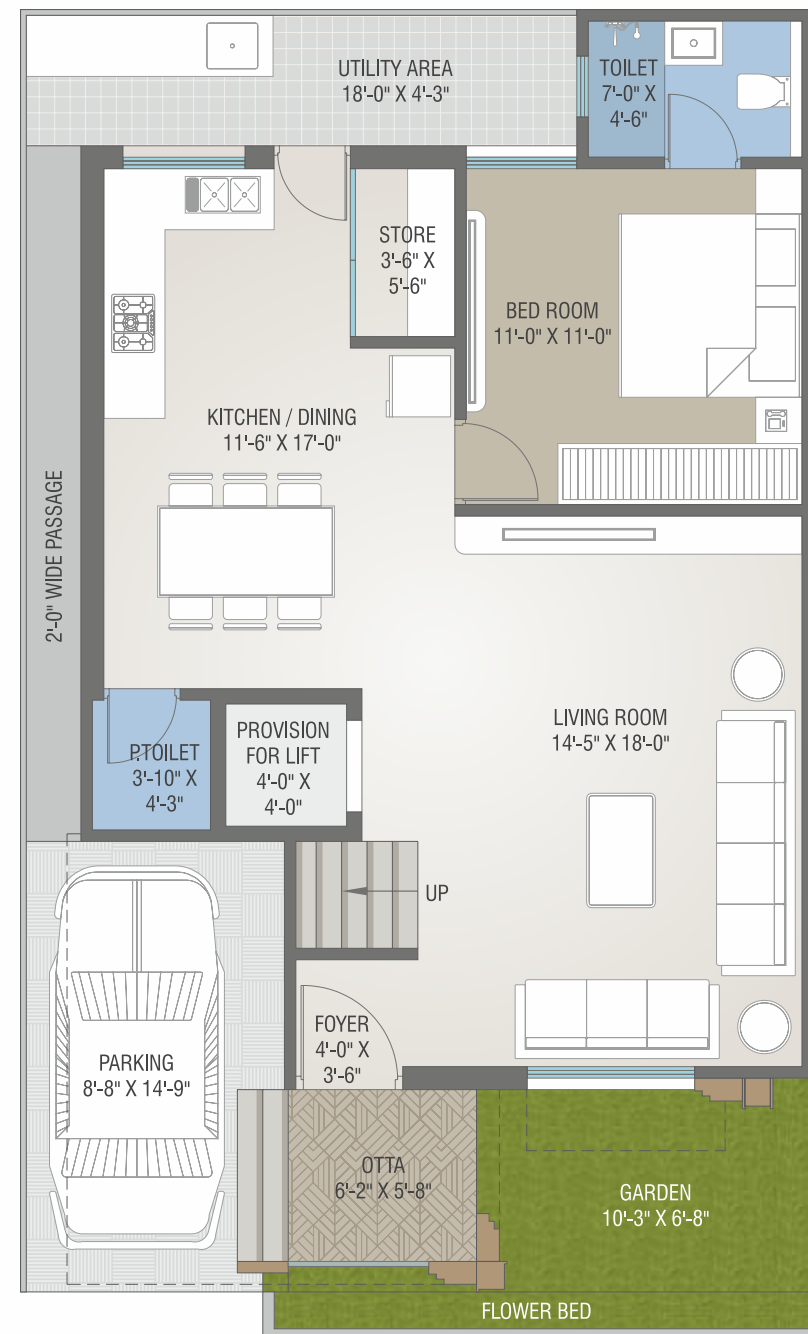
SECOND FLOOR PLAN



SLAB AREA = 688.00 SQ.FT.

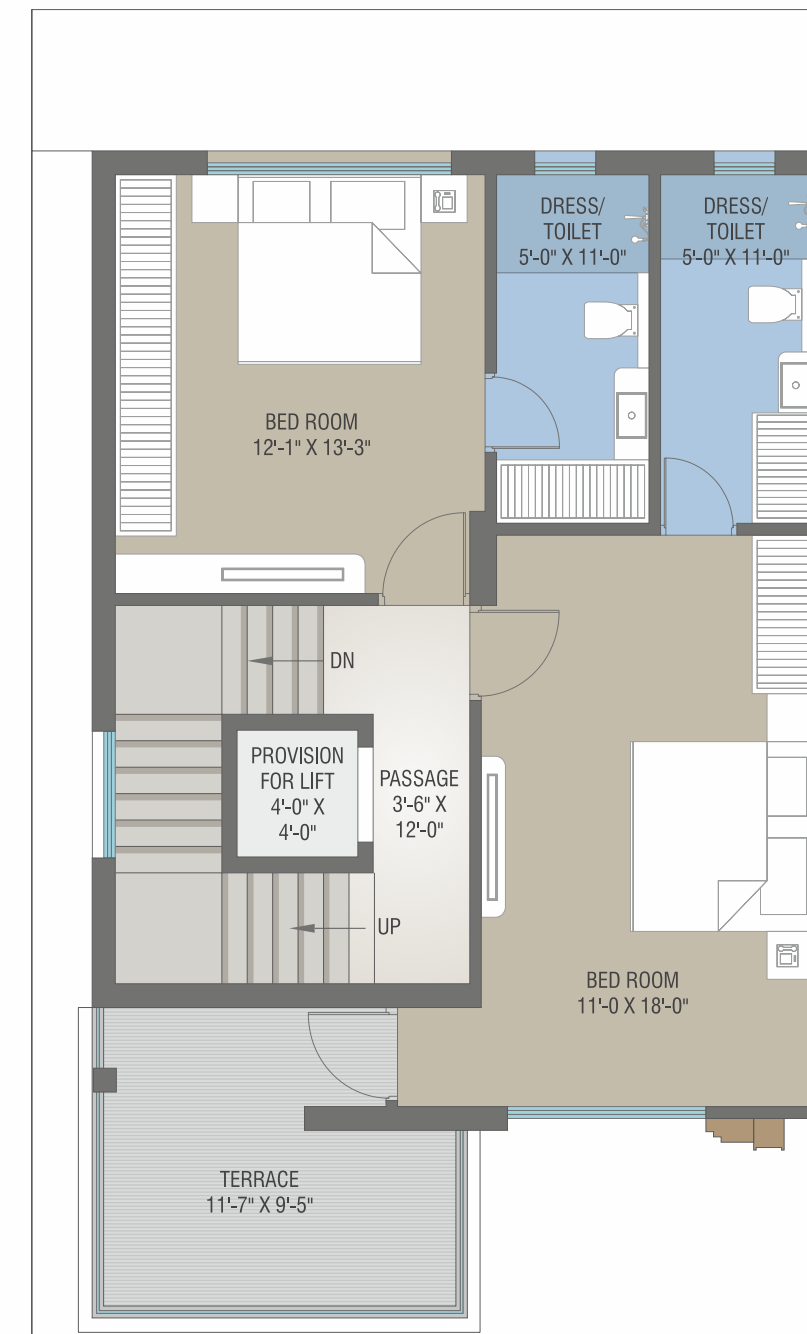
Type B
PLOT NO.
8 TO 15

GROUND FLOOR PLAN



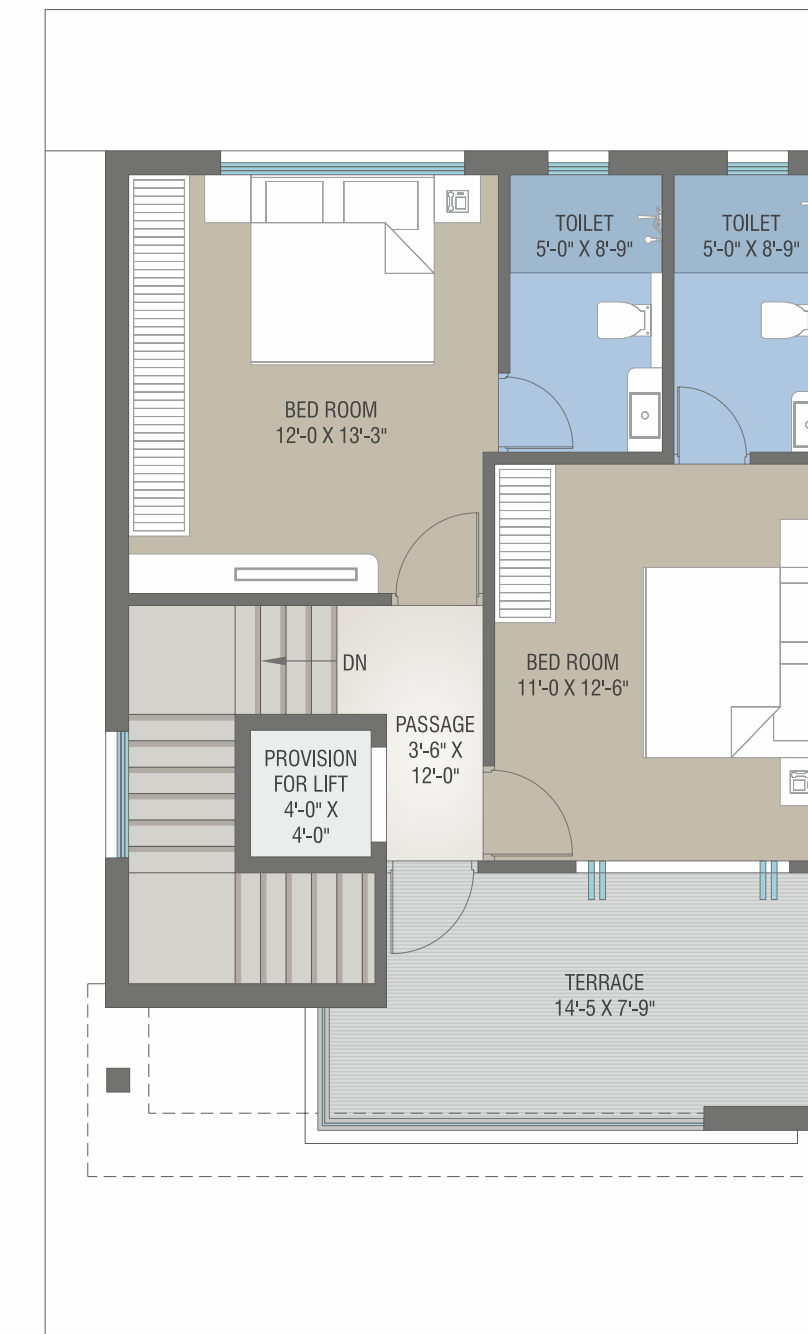
SLAB AREA = 871.00 SQ.FT.

FIRST FLOOR PLAN




SLAB AREA = 722.00 SQ.FT.

SECOND FLOOR PLAN



SLAB AREA = 645.00 SQ.FT.

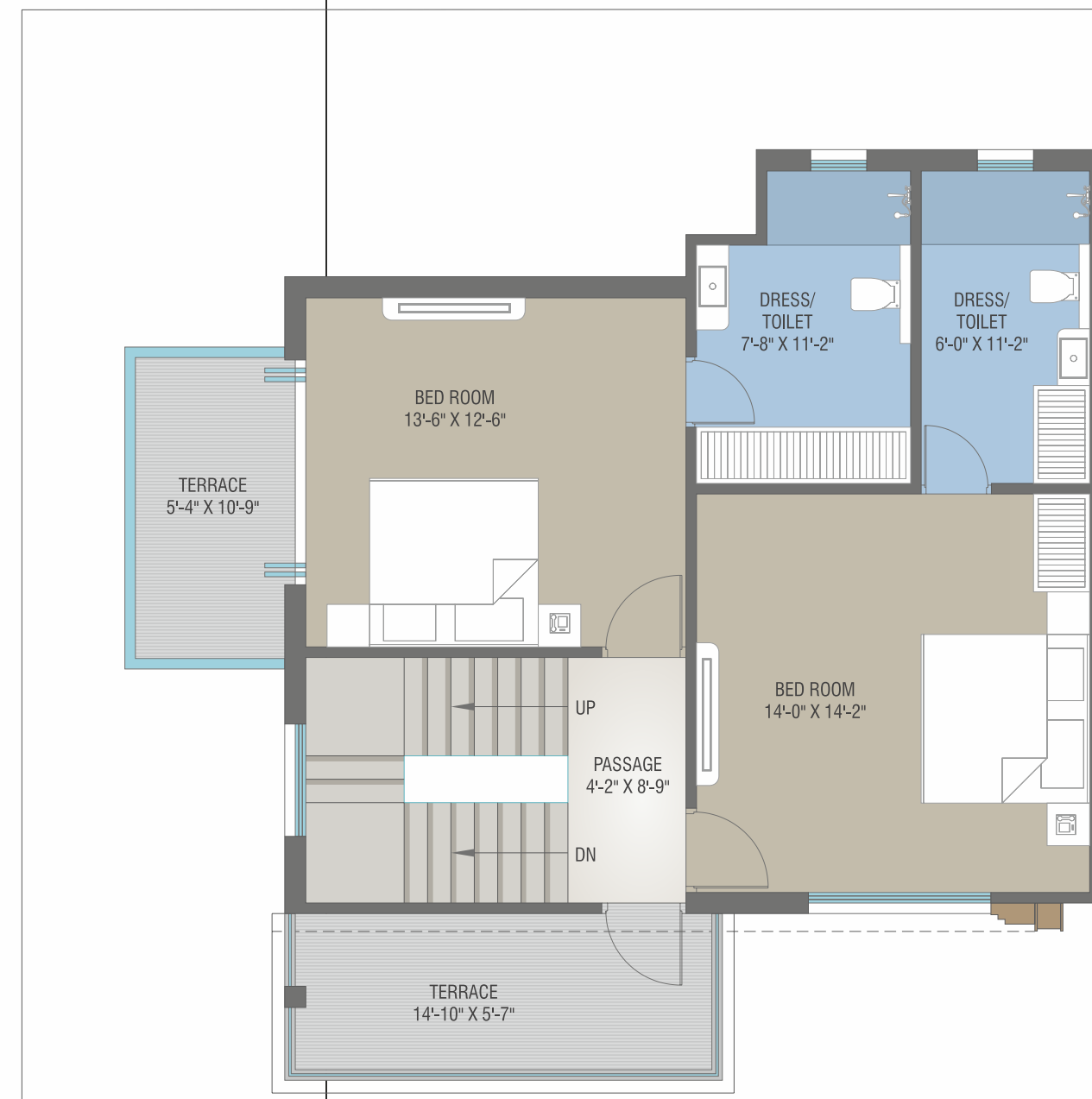

Type C1
PLOT NO.
16

GROUND FLOOR PLAN



SLAB AREA = 922.00 SQ.FT.

FIRST FLOOR PLAN



SLAB AREA = 800.00 SQ.FT.

SECOND FLOOR PLAN



SLAB AREA = 655.00 SQ.FT.

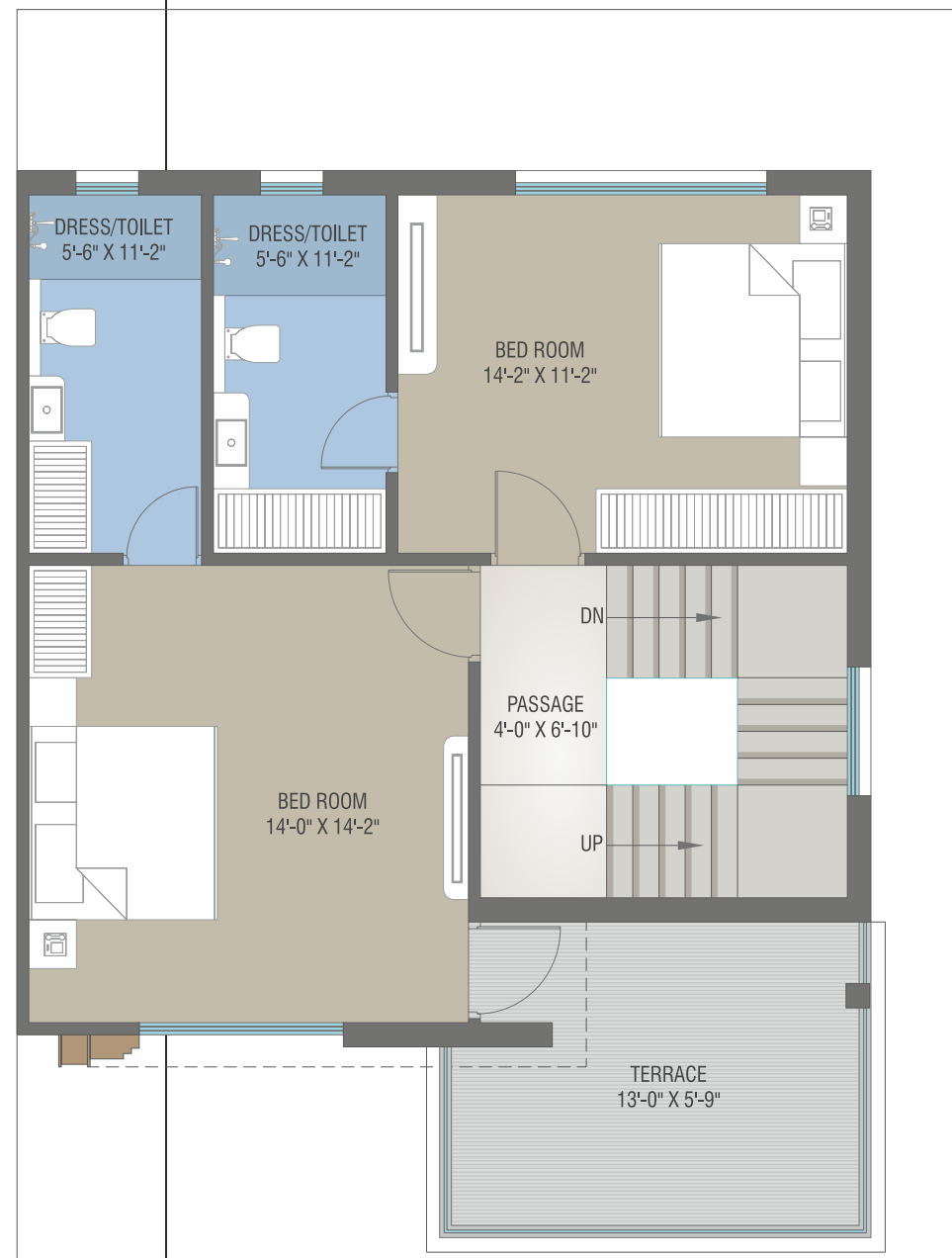

Type C
PLOT NO.
17 & 18

GROUND FLOOR PLAN



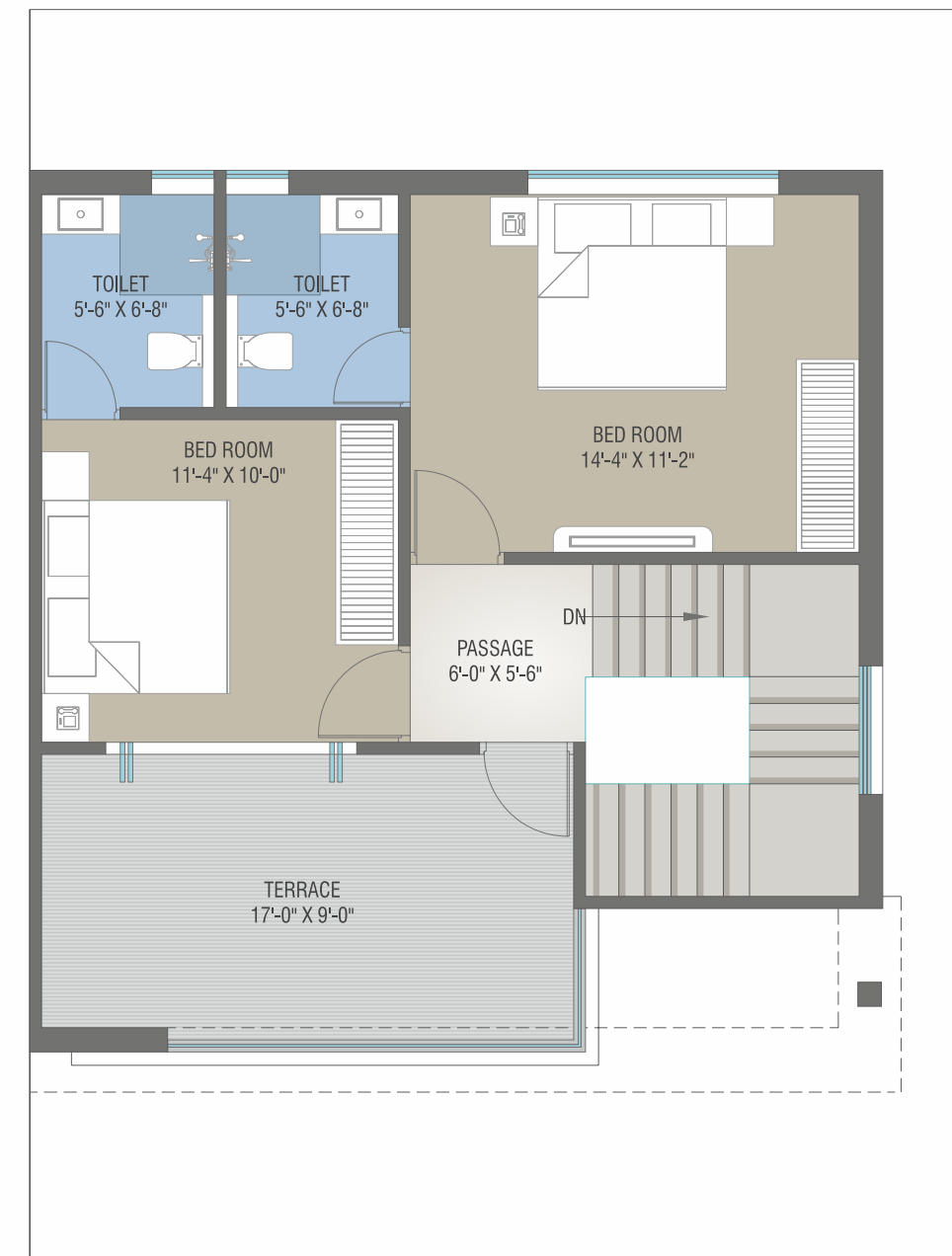
SLAB AREA = 872.00 SQ.FT.

FIRST FLOOR PLAN




SLAB AREA = 715.00 SQ.FT.

SECOND FLOOR PLAN



SLAB AREA = 608.00 SQ.FT.


Type C2
PLOT NO.
19

GROUND FLOOR PLAN



SLAB AREA = 953.00 SQ.FT.

FIRST FLOOR PLAN



SLAB AREA = 812.00 SQ.FT.

SECOND FLOOR PLAN



SLAB AREA = 675.00 SQ.FT.

Where
grandeur meets
stillness

Every space inside Bayt Al-Salaam is crafted to elevate comfort and calmness. Premium materials, thoughtful planning, and expansive interiors come together to create a luxury that feels quiet, soulful, and timeless—true to the spirit of Salaam.





Common Amenities



Internal
RCC Road



24 x 7
security for
campus



Garden with
Children
Play Area



Impressive main
entrance gate with
security cabin



Street
Light



C.C.T.V.
on main gate



Senior citizen
sitting



Name plate for
bungalow to maintain
the uniformity

Structure:

Well designed earthquake resistant RCC frame structure using superior quality material as per structural design.

Doors:

Elegant entrance door & internal flush door with both side laminate.

Window:

Colour anodized aluminum windows.

Flooring:

Vitrified flooring in all rooms.

Kitchen:

Granite kitchen platform with SS sink & wall tiles upto ceiling level.

Toilets:

Designer toilets with premium quality bathroom fittings, sanitary ware & glazed tiles upto ceiling.

Plumbing:

Concealed plumbing with ISI fittings.

Electrification:

Concealed copper wiring with RR modular switches, MCB provision in main distribution board. AC point in all bedrooms.

Geysers point in each bathroom.

Paint:

Internal wall finished with Asian putty primer & External wall finished with weather proof acrylic paint.

Terrace:

Open terrace finished with water proofing.

Water Tank:

Underground & Overhead water tanks.

Anti-termite treatment in all bungalows

Specification

