



ARCADE - I  
RESIDENTIAL & COMMERCIAL

new abode in old city



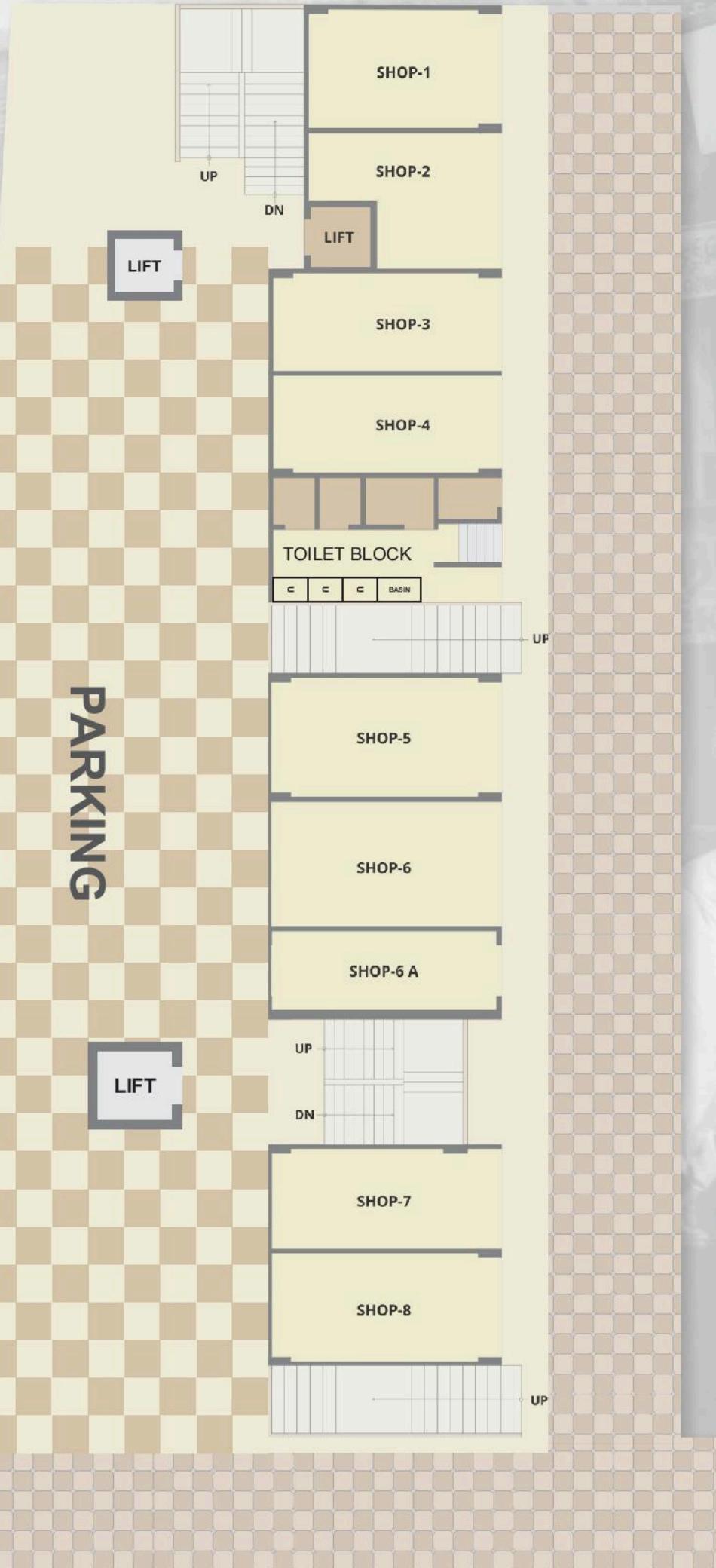
A spot on locale for your every need. An address where you will find the greens in abundance. An address that offers easy accessibility for your home and business and will be centre of your happiness.

## Ground Floor Plan

## PARKING

## PARKING

UNITS	RERA AREA
Shop 01	159 sq.ft
Shop 02	151 sq.ft
Shop 03	156 sq.ft
Shop 04	156 sq.ft
Shop 05	189 sq.ft
Shop 06	198 sq.ft
Shop 06-A	125 sq.ft
Shop 07	143 sq.ft
Shop 08	182 sq.ft



First Floor Plan

UNITS	RERA AREA
Shop 01	189 sq.ft
Shop 02	198 sq.ft
Shop 02A	125 sq.ft
Shop 03	143 sq.ft
Shop 04	172 sq.ft
Shop 05	193 sq.ft
Shop 06	184 sq.ft
Shop 07	171 sq.ft
Shop 08	168 sq.ft
Shop 09	184 sq.ft
Shop 10	208 sq.ft
Shop 11	167 sq.ft
Shop 12	583 sq.ft

## 1ST FLOOR RESIDENTIAL

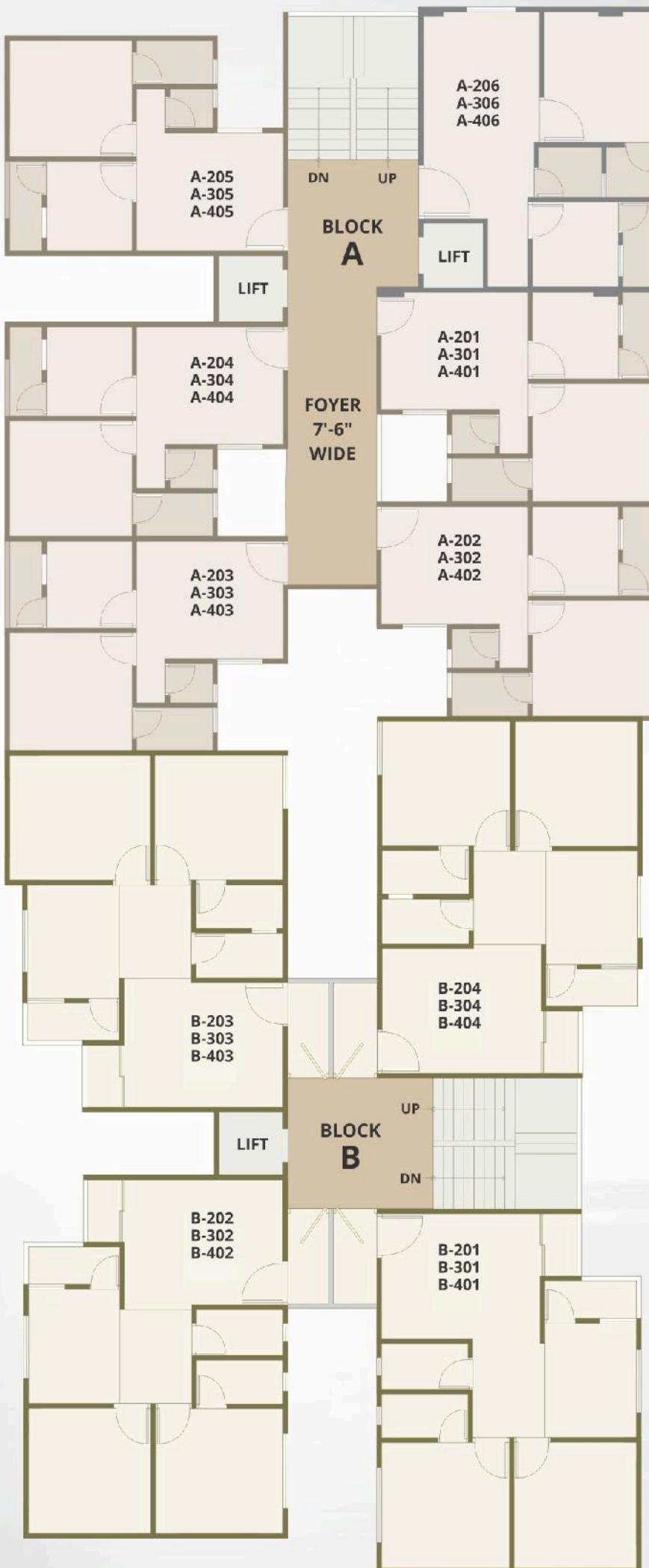
UNITS	RERA AREA
A 101	310 sq.ft
A 105	310 sq.ft
A 106	369 sq.ft



# Typical Floor Plan

2nd to 4th FLOOR

UNITS	RERA AREA
A 201 TO A 401	310 sq.ft
A 202 TO A 402	310 sq.ft
A 203 TO A 403	312 sq.ft
A 204 TO A 404	310 sq.ft
A 205 TO A 405	310 sq.ft
A 206 TO A 406	369 sq.ft
B 201 TO B 401	551 sq.ft
B 202 TO B 402	551 sq.ft
B 203 TO B 403	565 sq.ft
B 204 TO B 404	548 sq.ft



## Fifth Floor Plan



### UNITS      RERA AREA

A 501	310 sq.ft
A 502	310 sq.ft
A 503	312 sq.ft
A 504	310 sq.ft
A 506	369 sq.ft
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B 502	551 sq.ft
B 503	565 sq.ft
B 504	548 sq.ft



**1-BHK**



**2-BHK**

Note : Images shown here are for illustrative purpose only. Actual sizes may vary. Contact Developer /Promoter for actual sizes.



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## Added Finer Details

- Ample common garden and children play area.
- Attractive entrance foyer.
- Precise water proofing Treatment in each apartment
- 24 hours security.
- Attractive land scaping
- Paved parking area
- 24 hours water supply from bore well.

## Legal Notes

- Stamp Duty, Registration Charges, Legal Documentations, Maintenance Charges & Deposits, Development Charges, A.M.C. & Torrent Electrical Charges & Deposits including Cable & Sub-Station Cost or any other Government Charges shall be born by the Purchaser.
- Goods and Service Tax or any other Additional Duties or Taxes as per Prevailing Laws levied by the Government/Local Authorities prior, during or after the completion of the Scheme shall be borne by the Purchaser.
- In the Interest of Continual Developments in Design & Quality of Construction, the Developer reserves all the rights to make any changes in the Scheme, including Technical Specifications, Designs, Planning & Layout in any stage without Prior Notice & all Purchaser shall abide by such changes.
- Changes/Alterations of any nature, including the Elevations, Exteriors, Color Scheme of the Apartments or any other changes affecting the Overall Design Concept & Outlook of the Scheme are strictly not permitted during or after the completion of the scheme. Only internal changes shall be allowed with prior Approval of the Developers & shall be charged extra.
- Illustration in this Brochure is Artist's Impressions & intended only to convey the Essential Designs & Technical Features of the Scheme. Every reasonable care is taken in providing this information, however its owners/developers cannot be held responsible for any inaccuracy. The Brochure shall not be construed to form a part of the Legal Document Agreement for Sale shall be Final & Binding to Purchaser.

### Specific notes :

- The brochure is only for illustration & private circulation purpose and is not a legal document or a binding one.
- Commencement and timely execution of the project is subject to all necessary approvals from relevant government authorities, occurrence of natural calamities or any other external factors beyond the developer's control.
- The dimensions shown in the brochure are indicative.
- The designer/architect/developer reserves the right to change, revise or make any modifications, additions, omissions or alterations in the scheme as a whole or part thereof at their sole discretion.
- Developers are constantly seeking ways to improve the offerings hence alterations takes place continuously. While every effort is made to produce up-to-date literature, this brochure should not be regarded as infallible guide to current specification, nor does it constitute an offer for the sale of any particular unit.
- Subject to Ahmedabad jurisdiction.

## Structure

Earthquake resistant R.C.C. frame structure as per new by laws.

## Warranty

We offer a five year warranty against any structural defect or other workmanship defects.

## Flooring

2 x 2 Titrified in the entire apartment.

## Doors & Windows

Decorative wooden main entrance door. All other doors of wooden framed with flush doors. Fully glazed powder coated aluminium windows with stone sills.

## Wall finish

Internal mala plaster with white finish putty.

External double coat sand faced plaster with high quality acrylic paints.

## Kitchen

Mirror polished granite platform with S.S. Sink

Glazed tiles dado up to lintel level.

## Toilets / Bathroom

All toilets with premium quality tiles dado to lintel level. Premium quality plumbing and sanitary fixture.

## Electrification

Concealed ISI copper wiring with AC, TV, Telephone and adequate points in all the rooms with modular switches ELCB / MCB in each apartment Geyser point in bathrooms

Developer



D-2, Aafiyat Avenue, Opp. Shahin Dispensary,  
Nr. Haldernagar, Juhapura, Ahmedabad - 380 055.

Architect



S.M. Consultant  
Er. Sohil Makwana

Legal Advisors



Adv. Saifdar Kureshi  
Adv. Saquib Ansari

Site :



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Biscuit Gali, Pankorenaka,  
Relief Road, Ahmedabad - 380 001.  
Contact : 98980 20002