

A detailed view of a classical Roman-style archway. The arch is supported by two tall, fluted columns with ornate capitals. The archway is heavily decorated with garlands of white and orange roses. Through the arch, a balcony with a balustrade is visible, overlooking a lush, green landscape with palm trees and a clear blue sky. The floor is made of large, light-colored stone tiles.


seventh
Heaven
★ 4 BHK LUXURIOUS VILLA ★

Live the
Roman
Aura.



Designed to Feel Heavenly



Architect Notes:



Seventh Heaven Villa is designed as a tranquil retreat where architecture meets emotion. Every line, proportion, and open space is thoughtfully planned to create harmony between luxury and nature. Natural light, seamless flow, and balanced forms come together to offer a living experience that feels elevated, peaceful, and timeless—truly a home that rises above the ordinary.

ARCHITECT: VIQAR SAYED | +91 72288 16981




seventh
Heaven
* 4 BHK LUXURIOUS VILLA *

More than a residence, Seventh Heaven Villa is a feeling. A place where mornings feel lighter, evenings feel calmer, and every moment feels elevated. Crafted for those who seek serenity with sophistication, this villa project transforms everyday living into a heavenly experience—where comfort, design, and peace coexist beautifully.

26
luxurious villa



Where Heaven Begins

The entrance to Seventh Heaven Villa is a gentle transition from the outside world into a realm of calm and elegance. Designed to create a grand yet soothing arrival, the gateway sets the tone for what lies ahead—privacy, prestige, and a lifestyle touched by tranquility.





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04

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Living bove the Ordinary

Every villa at Seventh Heaven is a celebration of refined living. Spacious layouts, thoughtful detailing, and premium finishes create interiors that feel open, airy, and indulgent. Here, luxury isn't loud—it's graceful, comforting, and effortlessly elegant, offering a home that truly feels heavenly.





Streets That Lead to Serenity



Entire Campus Under 24 X 7 Cctv Camera Surveillance



24 Hours Water Supply



Name Plates



Anti Termite Treatment In Plinth Area



Attractive Main Gate with Telephone System



EV - Charging Point (15 A.M.P) For Vehicles In Each Villa



Rain Water Harvesting System



Bore in Each Villa



AC Copper Piping System In Hall & Bedrooms



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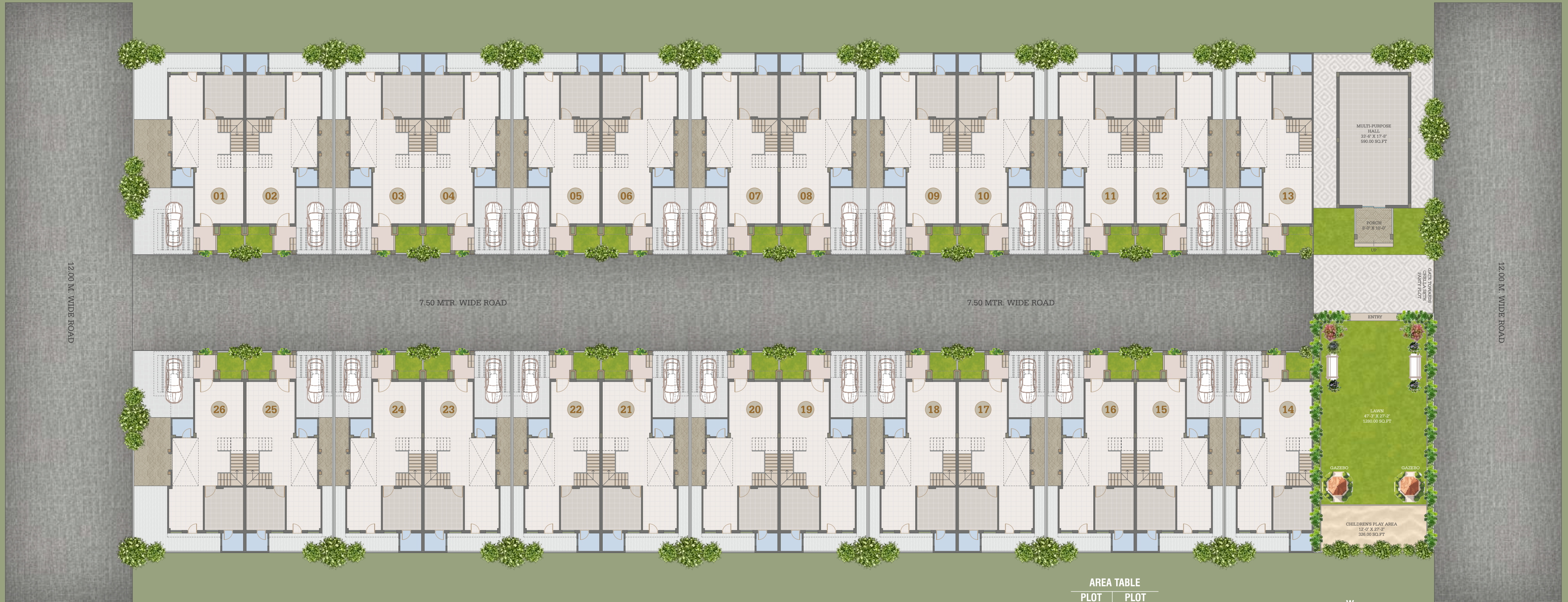
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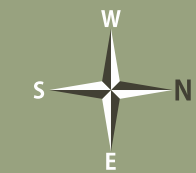
 LAYOUT PLAN



AREA TABLE

PLOT NO.	PLOT AREA
01	1504
02 to 25	1200
26	1504

AREA IN SQ.FT.




UNIT PLAN

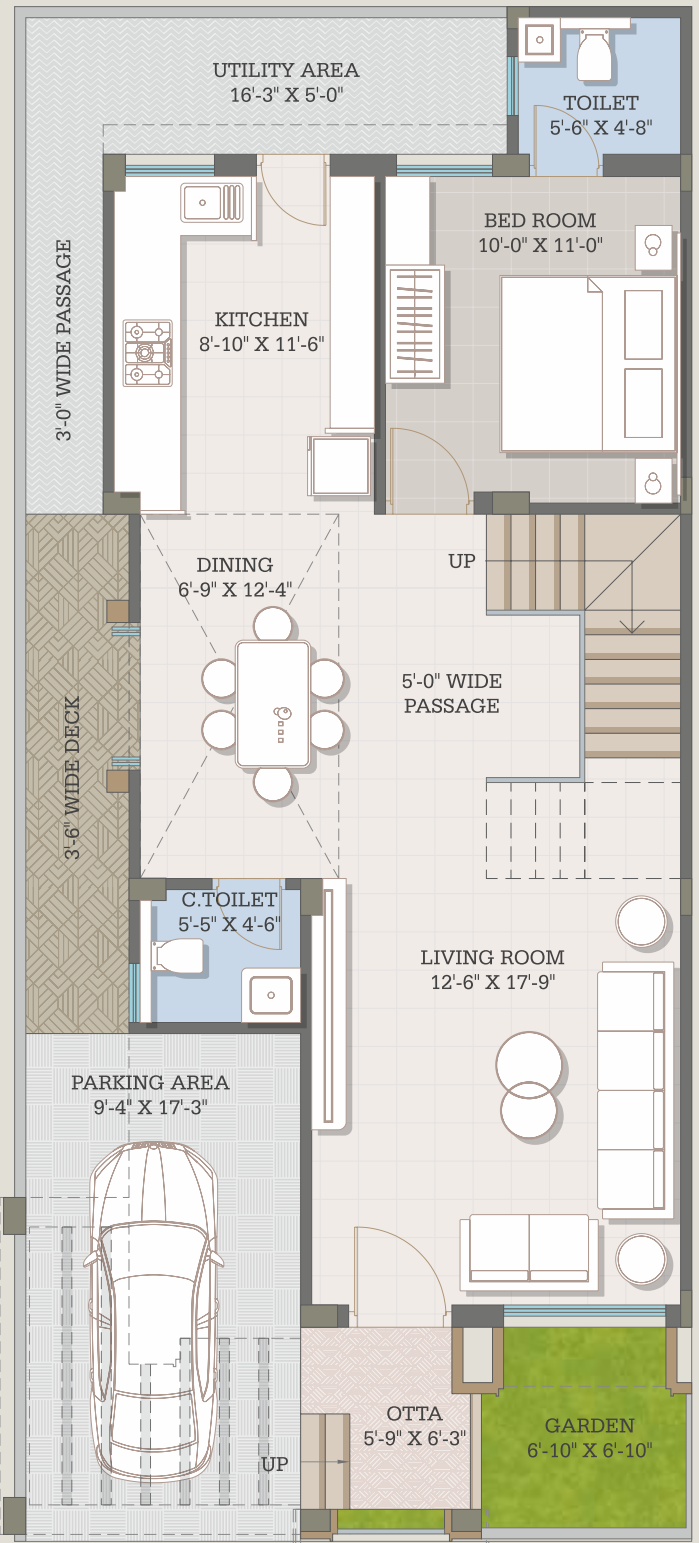
GROUND FLOOR SLAB
 890.00 SQ.FT.

FIRST FLOOR SLAB
 870.00 SQ.FT.

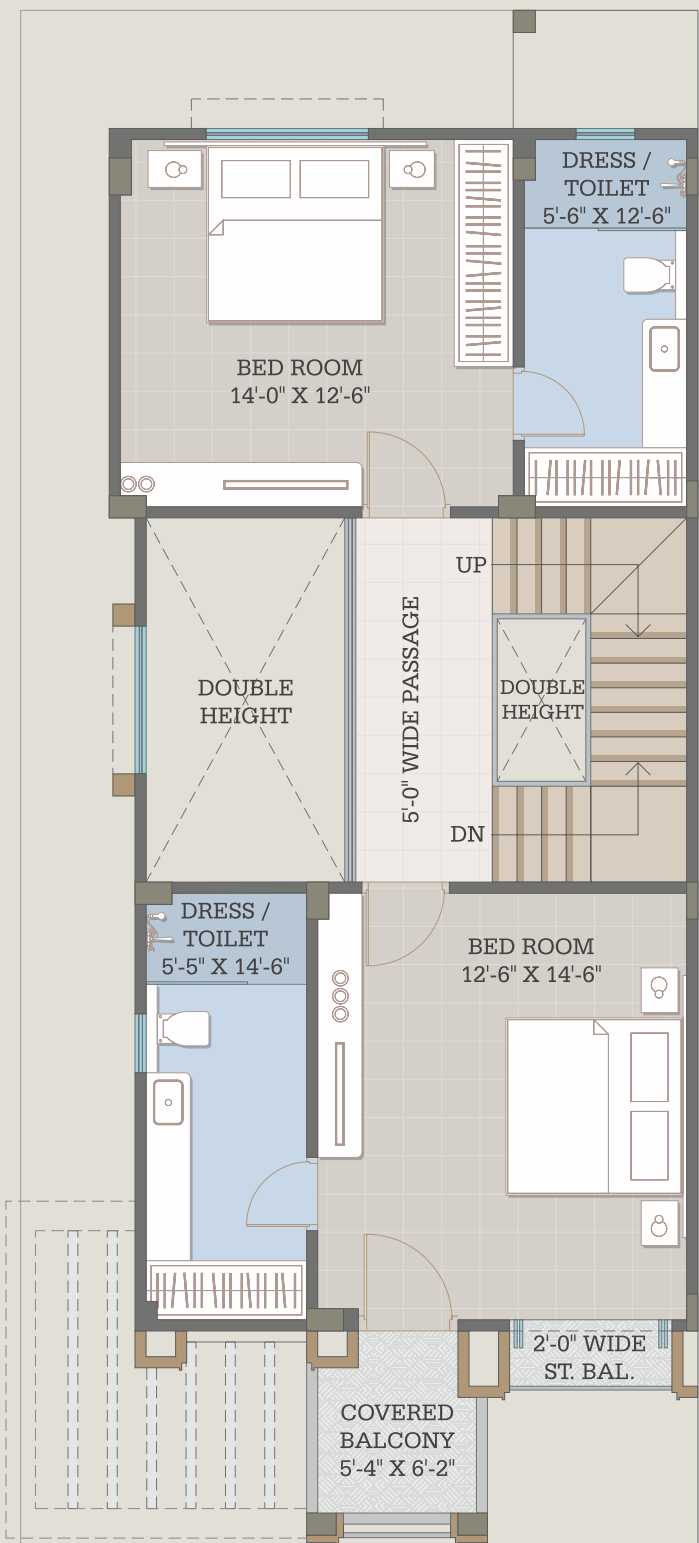
SECOND FLOOR SLAB
 696.00 SQ.FT.

TOTAL SLAB AREA
2456.00 SQ.FT.

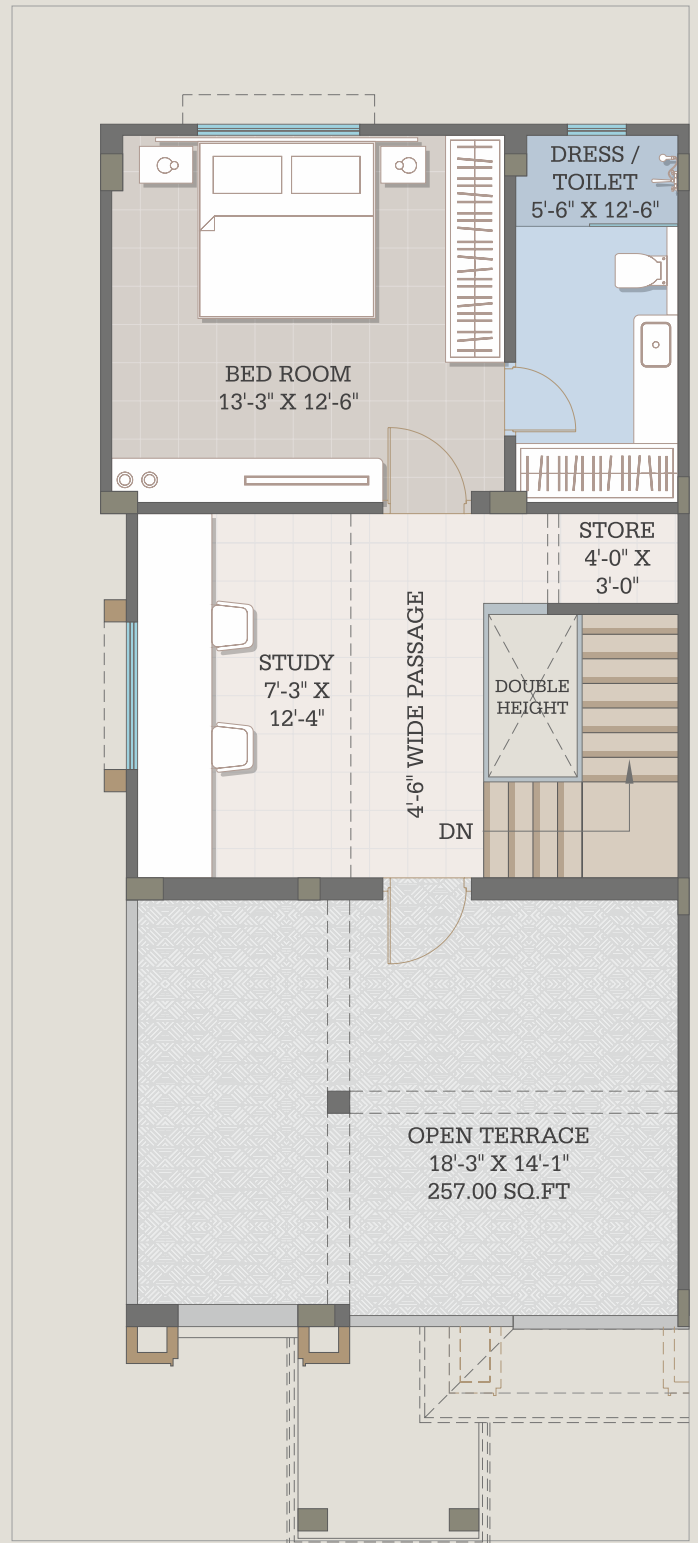
GROUND FLOOR PLAN



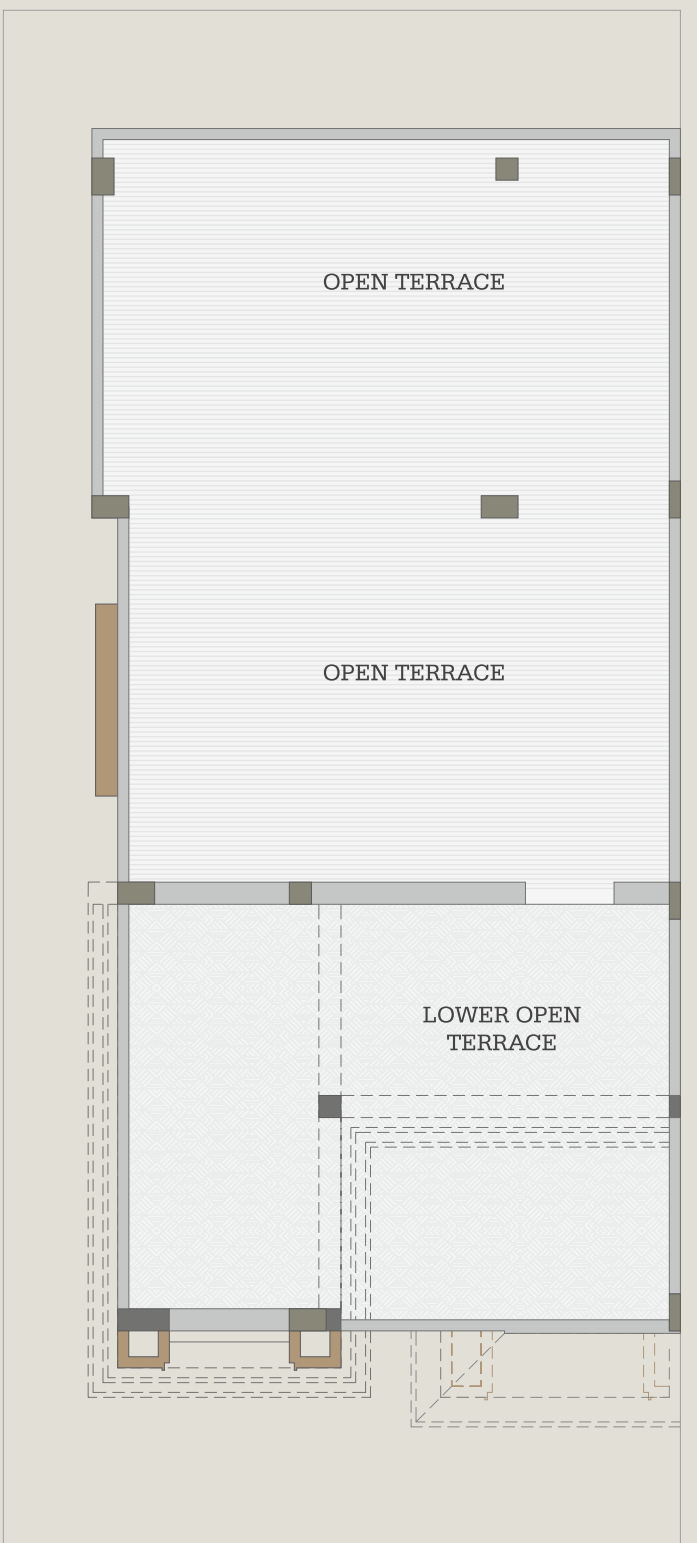
FIRST FLOOR PLAN



SECOND FLOOR PLAN

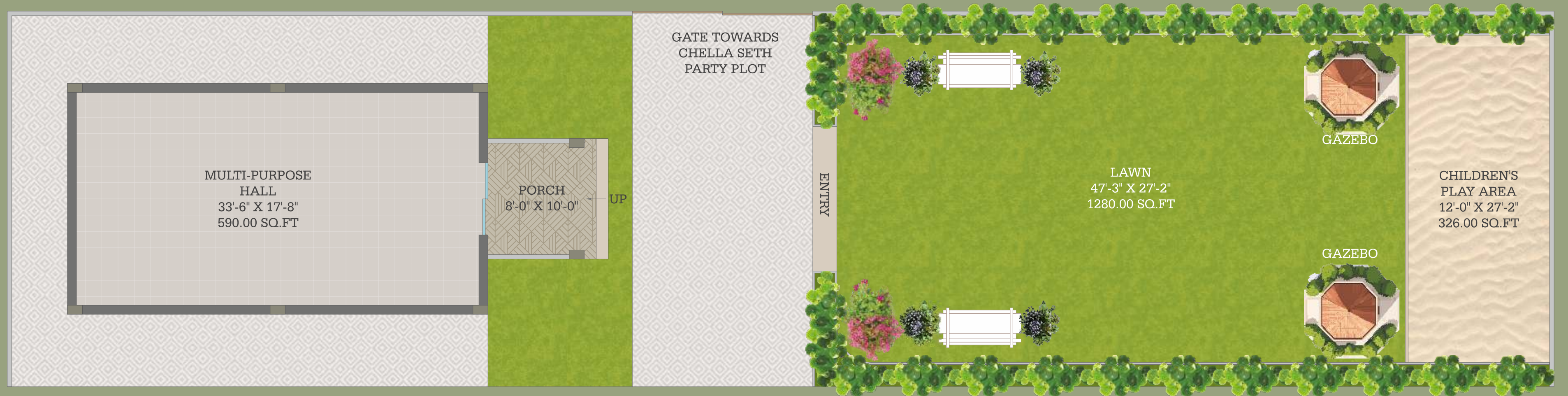


TERRACE FLOOR PLAN





CLUB
HOUSE





Amenities



MULTI-PURPOSE
HALL



PORCH



GATE TOWARDS
CHELLA SETH
PARTY PLOT



CHILDREN'S
PLAY AREA



GAZEBO



LAWN





SPECIFICATION



Structure:

- All RCC & Masonry work as per structural Engineer’s design
- Elevation work as per Architect Design.
- Trimix Internal Roads With Designer Street Lights, Decorative Paving



Doors & Windows:

- Main & internal doors with stone frame finished with Aluminium - Domal / UPVC sliding windows with Safety Grills & Mosquito nets.



Flooring:

- Durable & scratch resistance tile flooring
- China mosaic with brick bat water proofing on terrace



Kitchen:

- Granite Platform with S.S Sink & designer tiles upto slab level.



Bathrooms:

- Designer anti-skid tiles fitting up to lintel levels
- Ultra-modern sanitary fixtures.



Electrification:

- Concealed wiring of standard quality with TV, Fridge & AC points in all bedrooms & living room with copper piping.
- Concealed A.C copper piping in all bedrooms & living room



Paint & Finish:

- External walls finished with weather proof paint with rustic texture
- Internal walls with putty & primer



Plumbing:

- Concealed internal plumbing with hot water points.

LOCATION



Developers:
SP ENTERPRISE

Seventh Heaven
Opposite Chela Seth Party Plot,
TP-27, Tandalja, Vadodara.
+91 78787 17872
+91 74330 16976

Architect:



+91 72288 16981

Structural Engineers



MODE OF PAYMENT :

10% Booking | 20% Within 30 Days | 15% Plinth Level | 10% Ground Floor Slab Level | 10% First Floor Slab Level | 10% Second Floor Slab Level | 10% Masonry Level | 5% Plaster Level | 5% Flooring Level | 5% Registration

DISCLAIMER : The following will be charged extra in advance / as per Government norms - (a) Stamp duty and registration charges. (b) GST (actual) or any such additional taxes if applicable in future. (c) Development charges & society maintenance will be extra as applicable • If any new taxes applicable by Central or State Government in future it will be borne by the customer. • Premium quality materials or equivalent branded products shall be used for all construction work. • Right of any changes in dimensions, design & specifications will be reserved with the developer, which shall be binding for all members. • External changes are strictly not allowed. • MGVL meter deposit should be levied separately. • Each member needs to pay maintenance deposits separately. • In case of booking cancellation, amount will be Refunded from the booking of same premises and minimum of rupees 50,000/- will be deducted from the booking amount • Possession will be given after one month of all settlement of account. • Extra work at the cost of client with prior estimate needs to be given in advance but no change in elevation and plan will be done. • The developer reserve the full right to make any changes. • This brochure does not form a part of agreement or any legal document, It is easy display of project only. • In case of delay in water supply, light connection, drainage work by authority, developers will not be responsible. • Continuous default in payment lead to cancellation of property.

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