

**PROJECT NAME: THE INDUS**Besides B Safal House, Opposite Shambhu Coffee Bar, Sindhu Bhavan Road



Property Type: Flat/Appartment

Builder Name: **Sheetal Infrastruct** 

Sindhu Bhavan Ma Locality:

Ahmedabad City:

State: Gujarat

Availability: 01-12-2022

Project Type: Ongoing

Sample House Ready: No

| Rera ID:             | PR/GJ/AHMEDABAD/AHMED       | PR/GJ/AHMEDABAD/AHMEDABAD CITY/AUDA/MAA06919/190320 |  |  |  |  |
|----------------------|-----------------------------|---|--|--|--|--|
| Description          | Luxurious 4 BHK Hi-End Flat | Luxurious 4 BHK Hi-End Flats                        |  |  |  |  |
| Architect Name:      | HM ARCHITECTS               | Structure Consultant                                | SETU INFRASTRUCTURE<br>(C/O NELSON MACWAN) |  |  |  |
| Property Facilities: | Video Doorphone             | Wash Room   | Vastu Compliant                            |  |  |  |
| Building Amenities:  | CCTV Camera                 | Garden  | Fire Safety                                |  |  |  |
|                      | Visitor Parking             | Lift  | Gym  |  |  |  |
|                      | Power Backup                | Swimming Pool                                       | Security                                   |  |  |  |
|                      | Club House                  | Multi Purpose Hall                                  | House Keeping                              |  |  |  |
|                      | Borewell                    | Kid's Play Area                                     | Wash Room                                  |  |  |  |
|                      | Games Room                  | Waste Disposal                                      | Vastu Compliant                            |  |  |  |
|                      | Boom Barrier                | Skating Ring  | Multi Purpose Court                        |  |  |  |
|                      | Pick up and Drop off Zone   | Senior Citizen Area                                 | Gazebo                                     |  |  |  |
|                      | Entrance Foyer              | Gated Community                                     |  |  |  |  |

## **Specification:**

| Interior Walls :     | Pop punning with primer coat.  |                          |     |  |
|----------------------|--|--------------------------|-----|--|
| Flooring :           | Italian Marble Flooring – Drawing, Living, Kitchen, Dining. Granite Flooring- Balcony and<br>Utility Area. Vitrified Flooring or Wooden Flooring in all bed rooms. |                          |     |  |
| Electrical :         | Branded modular switches. Power backup for entire apartment exceptair condition and high voltage appliance.  |                          |     |  |
| Kitchen :            | Modular Kitchen with granite or quartz working top.  |                          |     |  |
| Doors & Windows :    | Anodized aluminum or UPVC sliding windows.   |                          |     |  |
| Bathrooms:           | CP fittings and sanitary ware of top brands. Vitrified Tiles on wall & flooring.   |                          |     |  |
| Plumbing :           | CPVC/GI water supply pipe sand UPVC pipes for soil, wasteand drainage system.  |                          |     |  |
| Total No. of Tower : | 2  | No. Flats in Tower :     | 52  |  |
| No. Floor in Tower : | 7  | No. of Flats per Floor : | 4   |  |
| Flat Size :          | 3967 SQ FT   | Allocate Parking :       | yes |  |

## **PROJECT DETAILS**

| Sr. No. | Туре  | Constructed Area (SBA)    | Area Unit | Parking |
|---------|-------|---------------------------|-----------|---------|
| 1       | 4 BHK | 3967 Sq.Ft. Super Builtup | •         | 2       |

<sup>-</sup> Stamp duty, Registration charges, Legal charges, Auda, Electricity, Corporation, Parking and all other extra charges shall be borne by the purchaser.

<sup>-</sup> GST, TDS and any other taxes levied in future shall be borne by the purchaser.

## **PROPERTY PHOTOS**



























**Note:** All visuals, images, facilities and other details shown here are for presentation only and are subject to change by the builder/developer/owner without any obligation.

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