A PROJECT BY

THE REAL ASSET

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AALAY

EXPERIENCE THE EPITOME OF LUXURY

80 UNITS 8 SHOPS

AALAY EXPERIENCE THE EPITOME OF LUXURY





3BHK LIKE NEVER BEFORE

Welcome to 'Aalay,' where we transcend the boundaries of conventional living by seamlessly merging luxury with expansive living spaces in the heart of Shela. Crafted under the visionary leadership of **TRA - The Real Asset** , founded by a second-generation entrepreneur with over **11 years of experience** in real estate acquisition and development, this mixed-development venture redefines the concept of quality living.

With only **80** residential and **8** commercial units available, we offer exclusivity and a sense of community that's second to none. We also take pride in offering the perks of a selected community by fostering privacy and a close-knit atmosphere for our residents. In addition to this, Aalay is built to last and exudes quality in every detail, promising you that our homes will stand the test of time.

YOUR TRUSTED ALLY FOR A FULFILLING LIFESTYLE

At Aalay, we place quality at the forefront of everything we do. Our commitment to crafting a close-knit community, offering luxurious living, and embracing the future sets us apart from the rest. Here, we invite you to be a part of the 'Aalay Experience' and discover a world where extraordinary living is the norm.

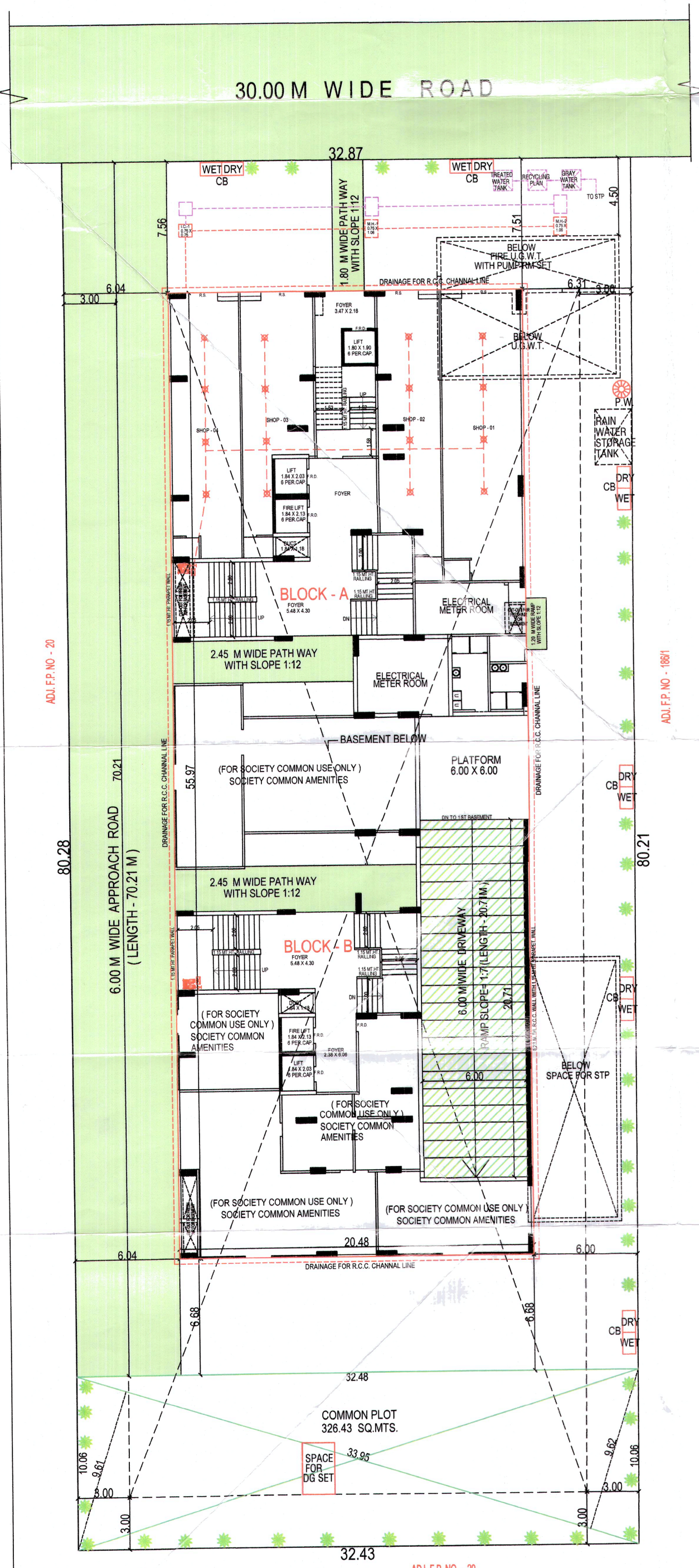
'Aalay' is more than just a place to reside; it's a vision of the future. We've seamlessly integrated state-of-the-art technology into every facet of your experience, from smart home features to advanced security systems, ensuring that your life here is convenient, safe, and truly exceptional.



80
RESIDENTIAL
UNITS

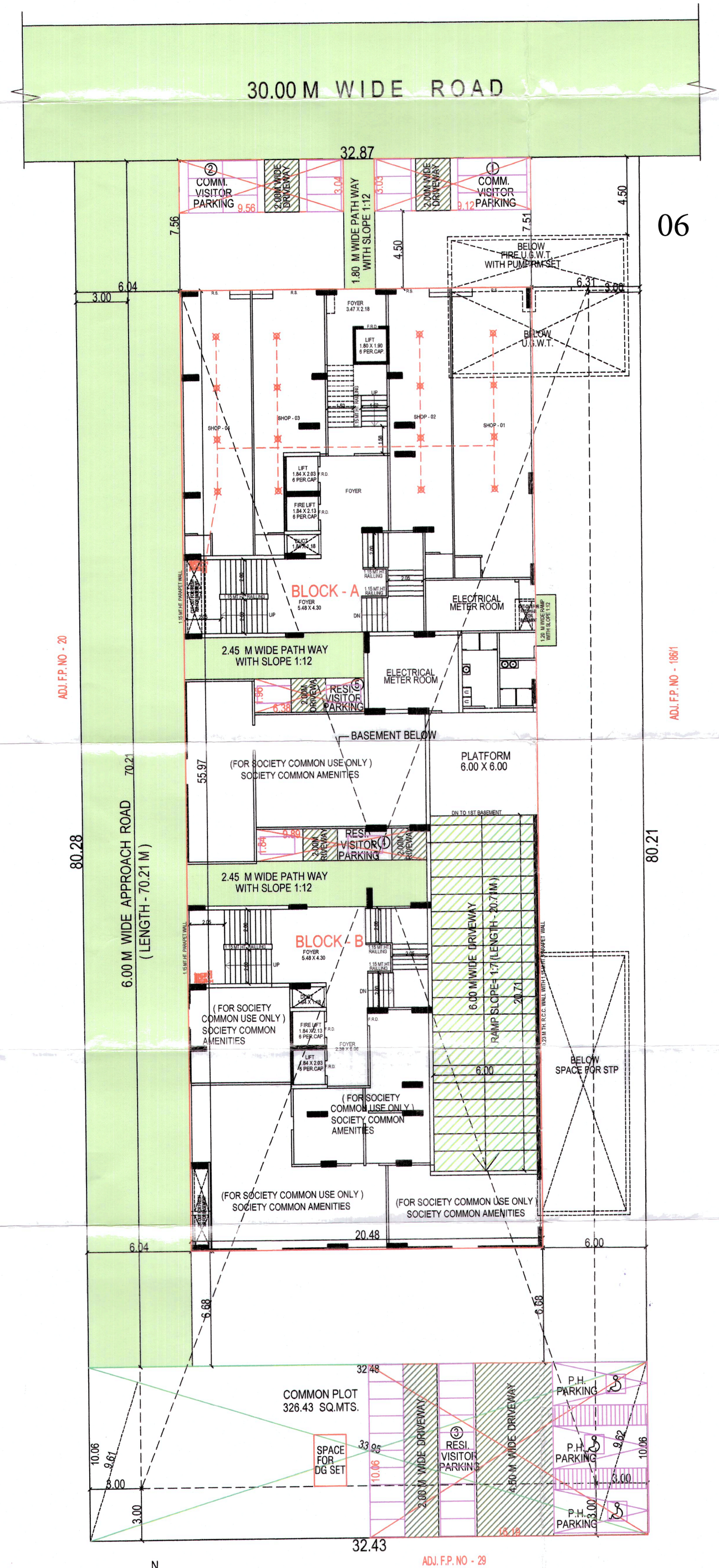


08
SHOPS



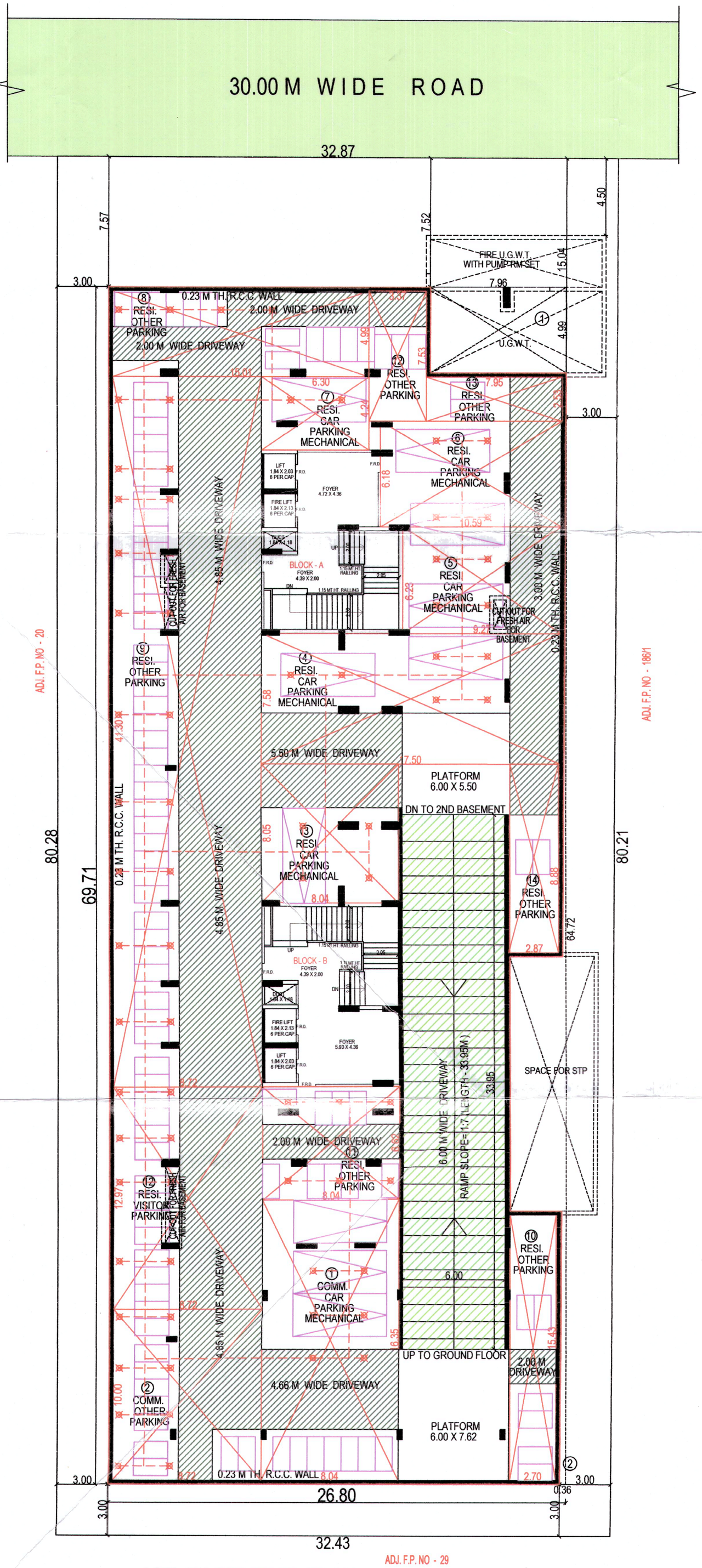
LAY - OUT PLAN

SCALE:- 1CM. = 2.00 M.



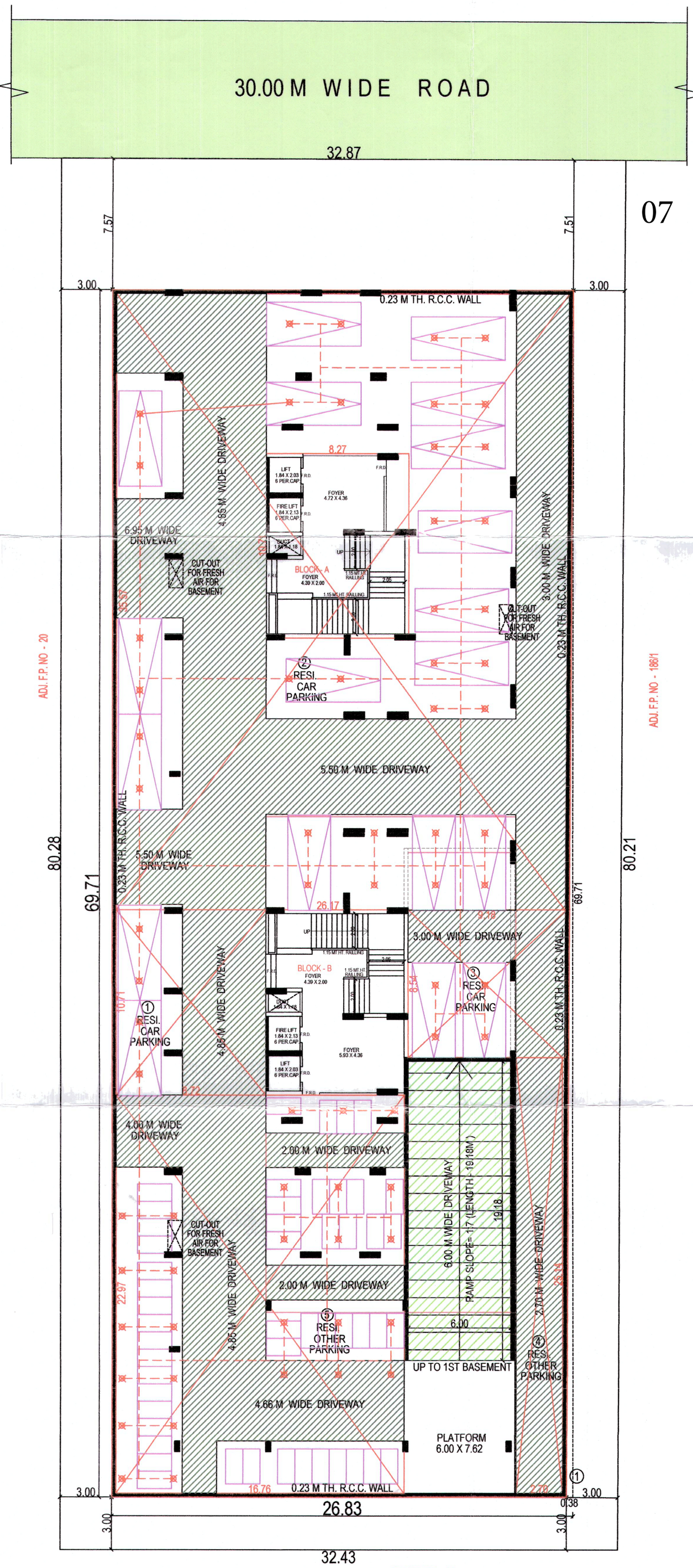
PARKING PLAN

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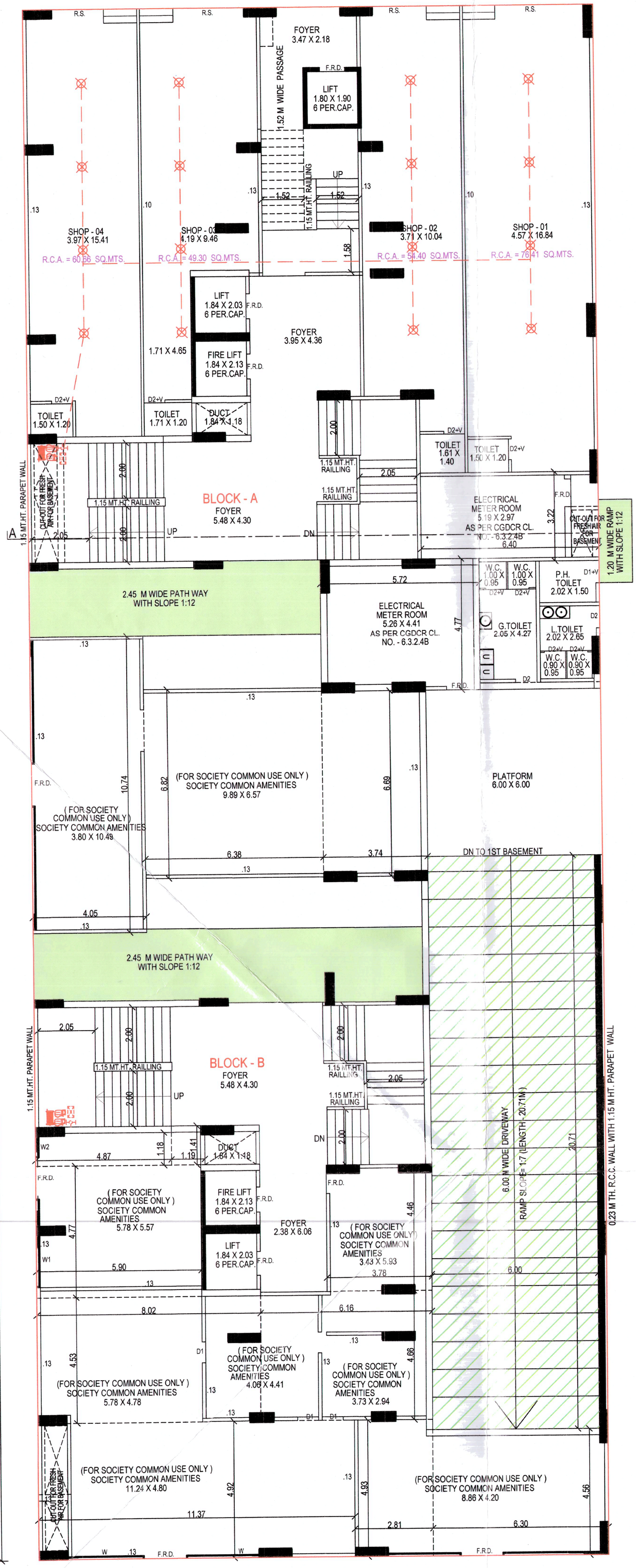
1ST. BASEMENT PLAN

SCALE:- 1CM. = 2.00 M.

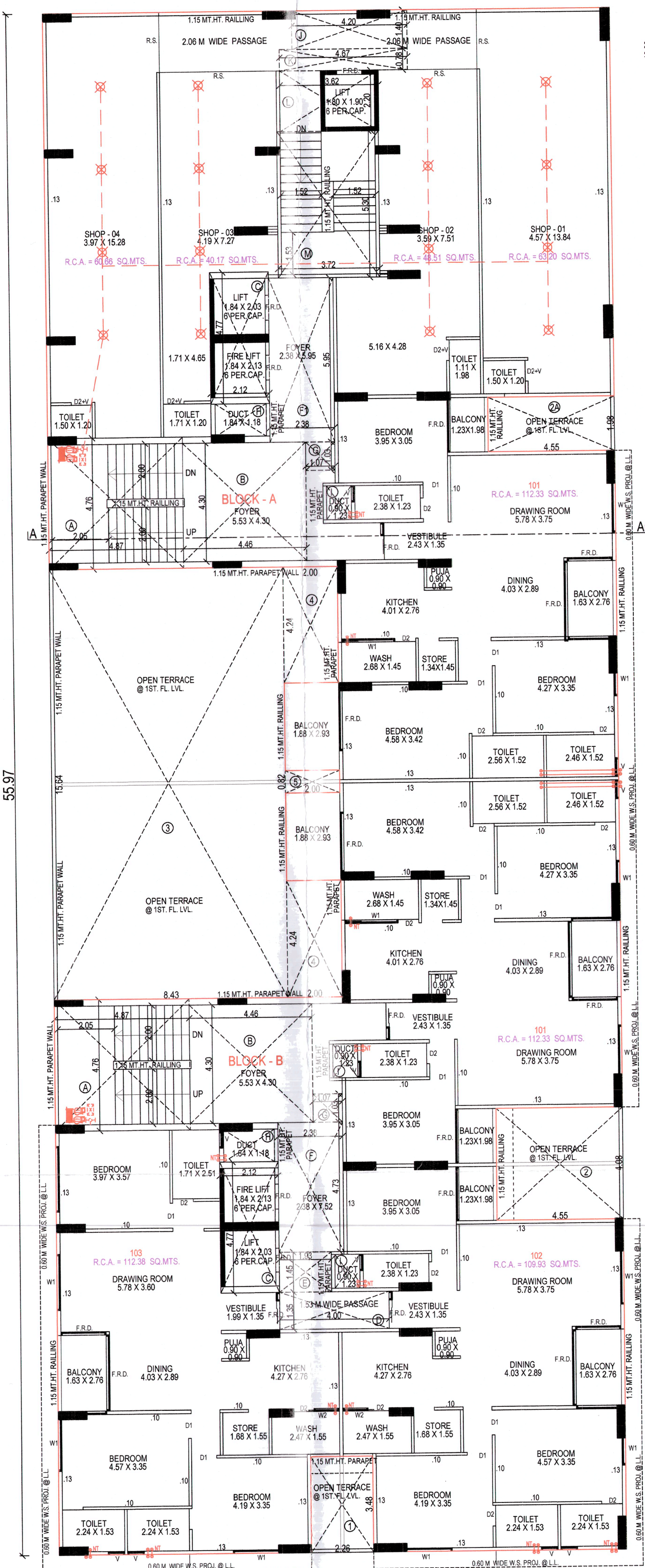


2ND. BASEMENT PLAN

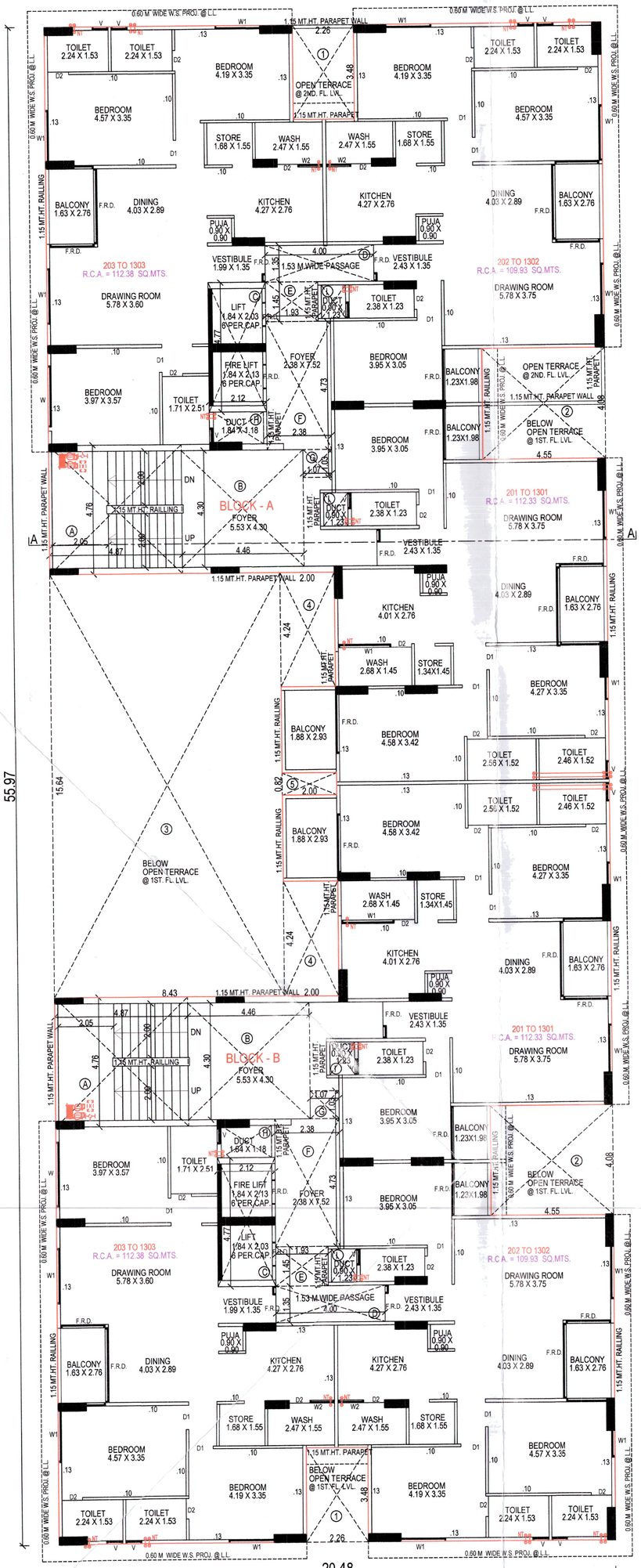
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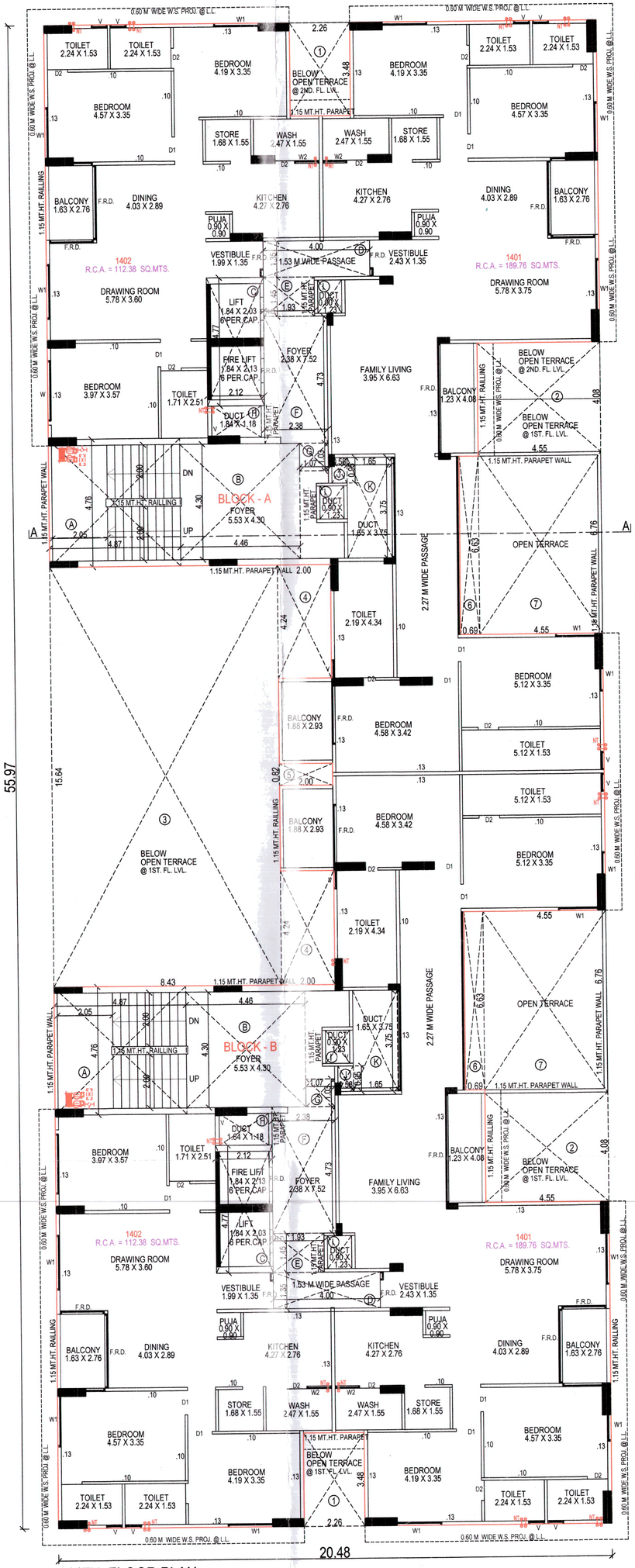
GROUND FLOOR PLAN



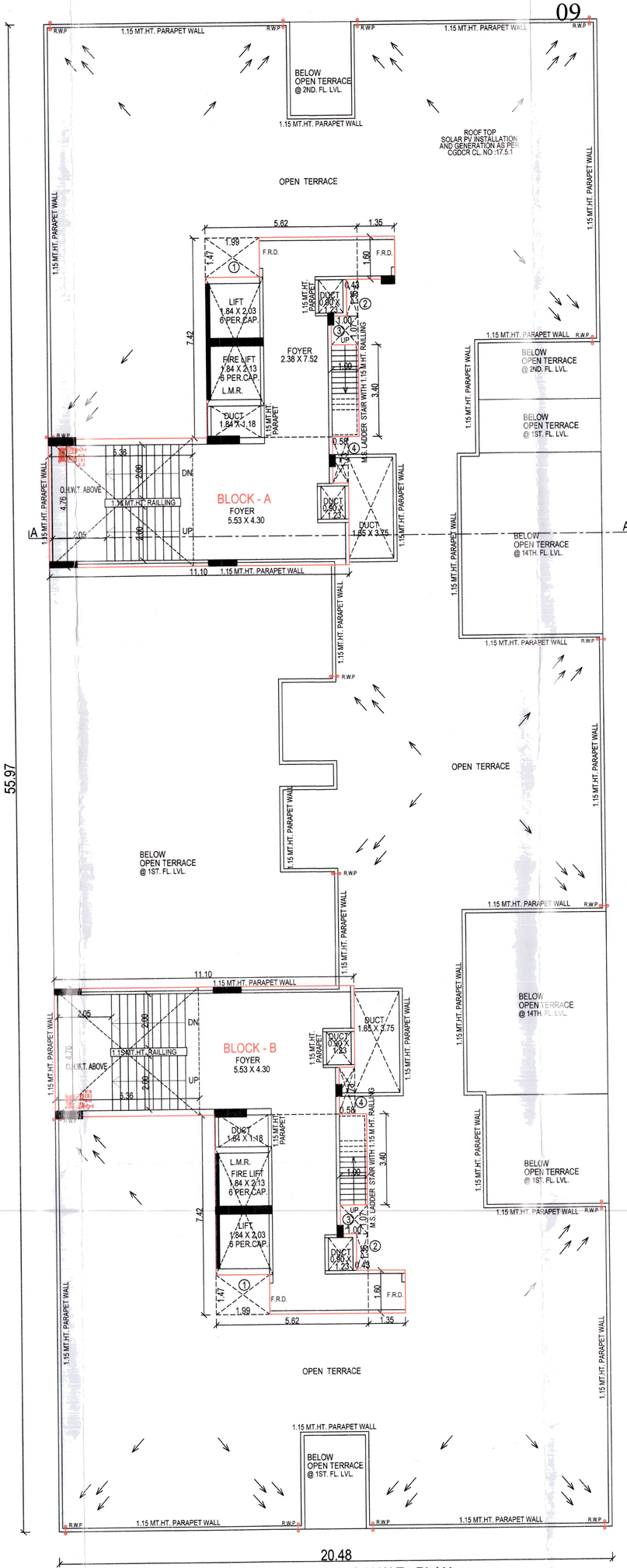
1ST. FLOOR PLAN



TYPICAL FLOOR PLAN (2ND. TO 13TH. FLOOR PLAN)



14TH. FLOOR PLAN



OPEN TERRACE , STAIR CABIN, LMR. & O.H.W.T. PLAN

10

INSPIRING VIEWS,
RELAXING VIBES.


A DEDICATED SPACE TO EMBRACE

SPECIFICATIONS FOR
COMMERCIAL SHOWROOMS:

FLOORING

- FULL BODY VITRIFIED TILES (GLOSSY)
- TOILETS - FULL BODY VITRIFIED TILES (MATT)
- STAIRWAYS AND PASSAGES - POLISHED GRANITE STONE WITH GROOVES

WALL FINISH

- 12 MM THICK SINGLE COAT MALA PLASTER + PUTTY FINISH
- TOILETS : FULL BODY VITRIFIED TILES (GLOSSY)
- STAIRWAYS AND PASSAGES : SMOOTH TEXTURED PAINT (2 COATS) OVER 2 COATS OF PUTTY & 1 COAT OF PRIMER

SPECIFICATIONS FOR
COMMON SPACES:

- ENTRY/ EXIT ACCESS ROADS, BASEMENT AND BASEMENT RAMPS - TREMIX WITH BROOM FINISH
- ALL FOYERS - VITRIFIED TILES (GLOSSY) WITH LEATHER FINISH GRANITE STONE
- STAIRWAY - POLISHED GRANITE STONE WITH GROOVES
- AMENITIES - LEATHER FINISH GRANITE STONE
- LANDSCAPE - COBBLE STONE WALKWAY WITH LAWN PLANTATION AND WATER BODY.
- VISITOR PARKING – ROUGH KOTA STONE

WALL FINISH - SMOOTH TEXTURED PAINT (2 COATS) OVER 2 COATS OF PUTTY AND 1 COAT OF PRIMER

SPECIFICATIONS FOR
RESIDENTIAL SPACES

FLOORING

- ALL INTERNAL ROOMS - FULL BODY VITRIFIED TILES (GLOSSY)
- STORE & WASH AREA - SEMI POLISHED KOTA STONE
- BALCONY - RUSTIC TILES
- TOILETS - FULL BODY VITRIFIED TILES (MATT)
- 1ST FLOOR TERRACE & PENTHOUSE TERRACE - VITRIFIED TILES (MATT)

KITCHEN PLATFORM - SANDWICH PLATFORM: TOP & FACIA PATTI WITH GLOSSY GRANITE FOR PLATFORM OVER SINGLE SIDE POLISHED KOTA STONE.

RESIDENTIAL WINDOW JAMBS, SILL & LINTEL - 18 MM THICK GRANITE STONE (POLISHED) FRAME OF WALL THICKNESS WIDTH

WALL FINISH
ALL INTERNAL WALLS - PUTTY FINISH
TOILETS – FULL BODY VITRIFIED TILES (GLOSSY)

- RESIDENTIAL ENTRANCE DOOR - 35 MM THICK FLUSH DOOR WITH TEAK WOOD
- VENEER ON BOTH FACES AND TEAKWOOD FRAME.
- INTERNAL DOORS - 30 MM THICK FLUSH DOOR WITH 1 MM THICK FULL BODY LAMINATE ON BOTH FACES AND TEAKWOOD FRAME
- FIRE FIGHTING SYSTEM ELECTRICAL PANEL - SIEMENS/ SCHINDLER/ L&T
- FIRE ALARM SYSTEM - HOCHIKI/ NOTIFIER/ UTC/ HONEYWELL

LIFTS – FULLY AUTOMATIC LIFTS
PLUMBING – CONCEALED PLUMBING OF GOOD QUALITY UPVC AND CPVC PIPES, C.P. FITTINGS AND SANITARY WARE OF REPUTED BRANDS
DOOR - VENEER FINISH







CLOSE PROXIMITY

- 500 M TO NAYARA PETROL PUMP
- 1 KM TO CLUB 07
- 1 KM TO SHANTI ASIATIC SCHOOL
- 1.5 KM TO MICA
- 1 KM TO RELIANCE SMART POINT (SUPER MARKET) (OPP. CLUB 07)
- 1.5 KM NEON SPORTS ACADEMY
- 2.5 KM TO APOLLO INTERNATIONAL SCHOOL
- 3 KM SHALBY MULTI-SPECIALITY HOSPITAL (KRISHNA)

SCAN FOR LOCATION

SCAN FOR WALKTHROUGH

SITE LOCATION: CLUB 07 ROAD, SHELA, AHMEDABAD 380058

FOR MORE DETAILS CALL / WHATSAPP ON

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