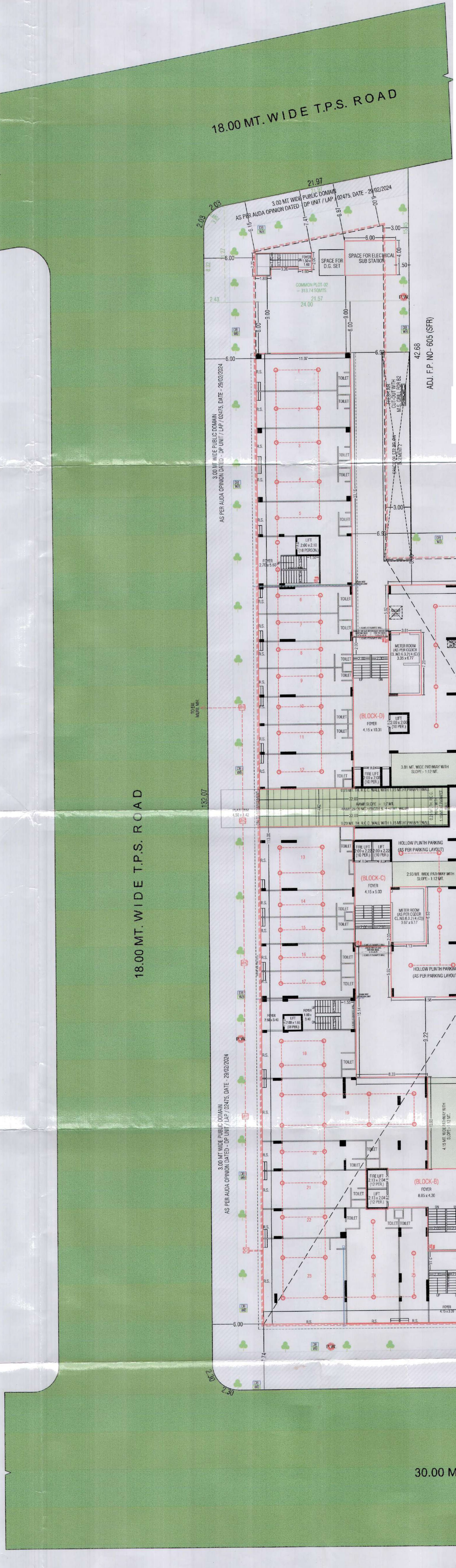
MORE THAN JUST AN APARTMENT; IT'S YOUR

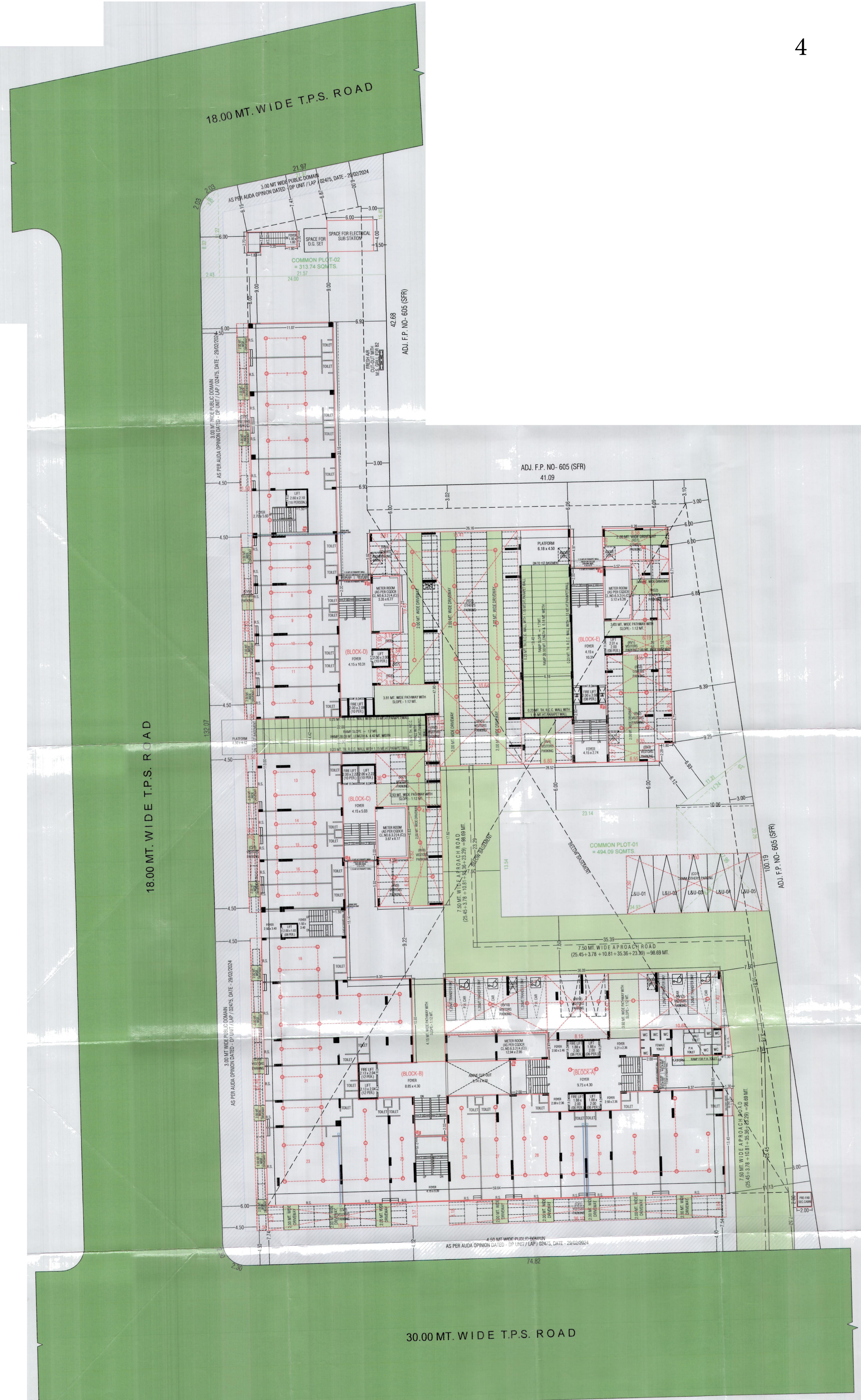
DE CASA

VIVI LA VITA CON MAGNIFICENZA

WHERE EVERY MOMENT IS FILLED WITH SHEER MAGNIFICENCE




18.00 MT. WIDE T.P.S. ROAD
3.00 MT WIDE PUBLIC DOMAIN
AS PER AUDA OPINION DATED - DP UNIT / LAP / 02475, DATE - 29/02/2024
ADJ. F.P. NO- 605 (SFR)
SPACE FOR D.G. SET
SPACE FOR ELECTRICAL SUB STATION
COMMON PLOT-02
= 313.74 SQMTS.
(BLOCK-D)
(BLOCK-C)
(BLOCK-E)
(BLOCK-B)
(BLOCK-A)
HOLLOW PLINTH PARKING
(AS PER PARKING LAYOUT)
TOILET
LIFT
FOYER
METER ROOM
(AS PER CGDCR CL.NO.6.3.2(4.(C))
3.81 MT. WIDE PATHWAY WITH SLOPE:- 1:12 MT.
2.93 MT. WIDE PATHWAY WITH SLOPE:- 1:12 MT.
4.15 MT. WIDE PATHWAY WITH SLOPE:- 1:12 MT.
2.00 MT. WIDE PATHWAY WITH SLOPE:- 1:12 MT.
PLATFORM
6.18 x 4.50
PLATFORM
4.50 x 3.42
RAMP SLOPE = 1:7 MT.
RAMP 28.00 MT. LENGTH & 6.18 MT. WIDTH
0.23 MT. TH. R.C.C. WALL WITH 1.15 MT. HT. PARAPET WALL
FRESH AIR CUT-OUT WITH M.S. GRILL FOR B2 BASEMENT
SPACE FOR STP BELOW BASEMENT
ADJ. F.P. NO- 605 (SFR)
41.09
42.68
132.07
100.19
BELOW BASEMENT
COMMON PLOT-01
= 494.09 SQMTS.
7.50 MT. WIDE APROACH ROAD
(25.45+3.78 +10.81+35.36+23.29) =98.69 MT.
3.00 MT WIDE PUBLIC DOMAIN
AS PER AUDA OPINION DATED - DP UNIT / LAP / 02475, DATE - 29/02/2024
4.50 MT WIDE PUBLIC DOMAIN
AS PER AUDA OPINION DATED - DP UNIT / LAP / 02475, DATE - 29/02/2024
30.00 MT. WIDE T.P.S. ROAD
74.82
LAYOUT PLAN
SCALE :- 1.00 CM. = 2.00 MT.



PARKING LAYOUT PLAN

SCALE :- 1.00 CM. = 2.00 MT.

18.00 MT. WIDE T.P.S. ROAD

3.00 MT WIDE PUBLIC DOMAIN
AS PER AUDA OPINION DATED - DP UNIT / LAP / 02475, DATE - 29/02/2024

ADJ. F.P. NO- 605 (SFR)

3.00 MT WIDE PUBLIC DOMAIN
AS PER AUDA OPINION DATED - DP UNIT / LAP / 02475, DATE - 29/02/2024

18.00 MT. WIDE T.P.S. ROAD

4.50 MT WIDE PUBLIC DOMAIN
AS PER AUDA OPINION DATED - DP UNIT / LAP / 02475, DATE - 29/02/2024

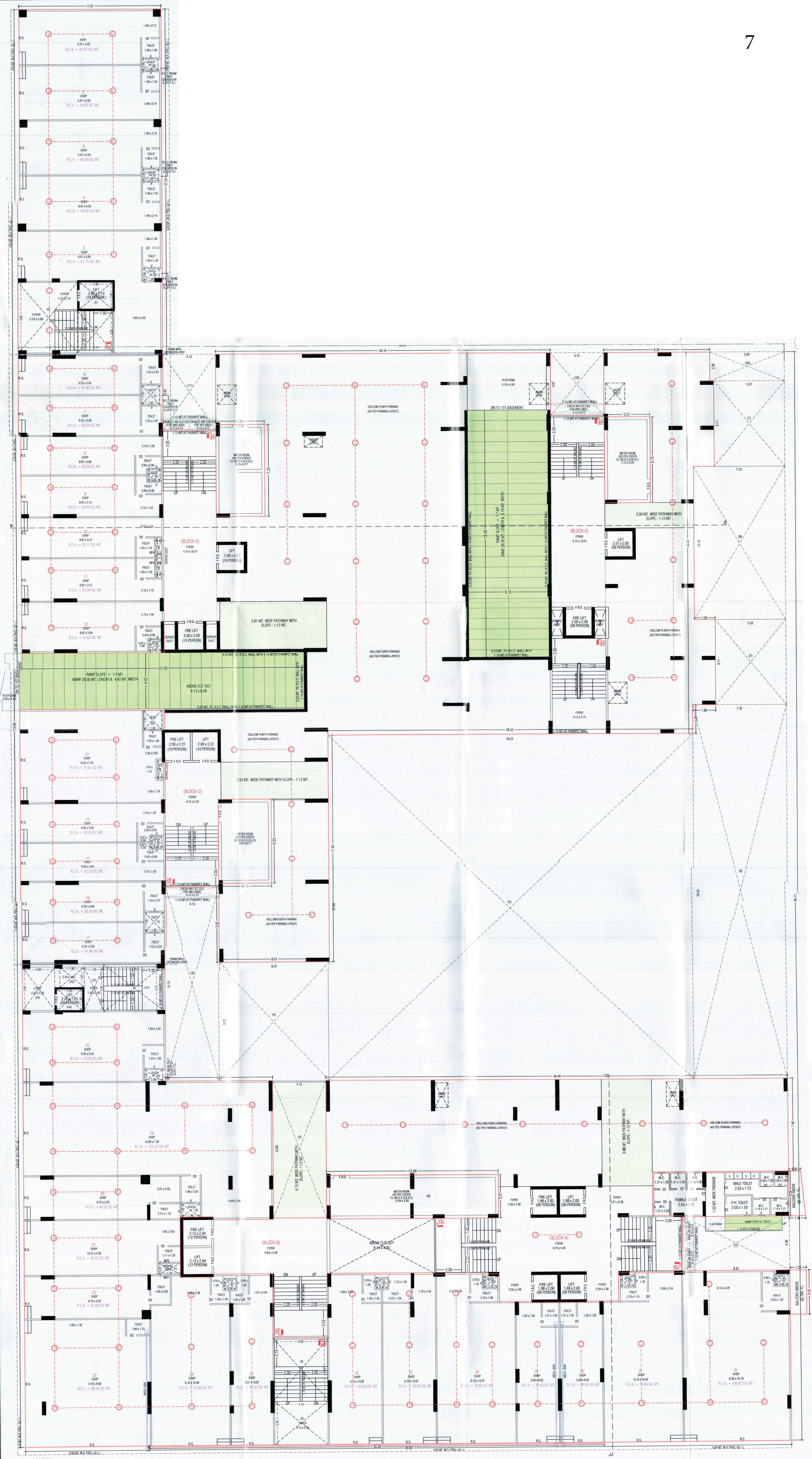
30.00 MT. WIDE T.P.S. ROAD

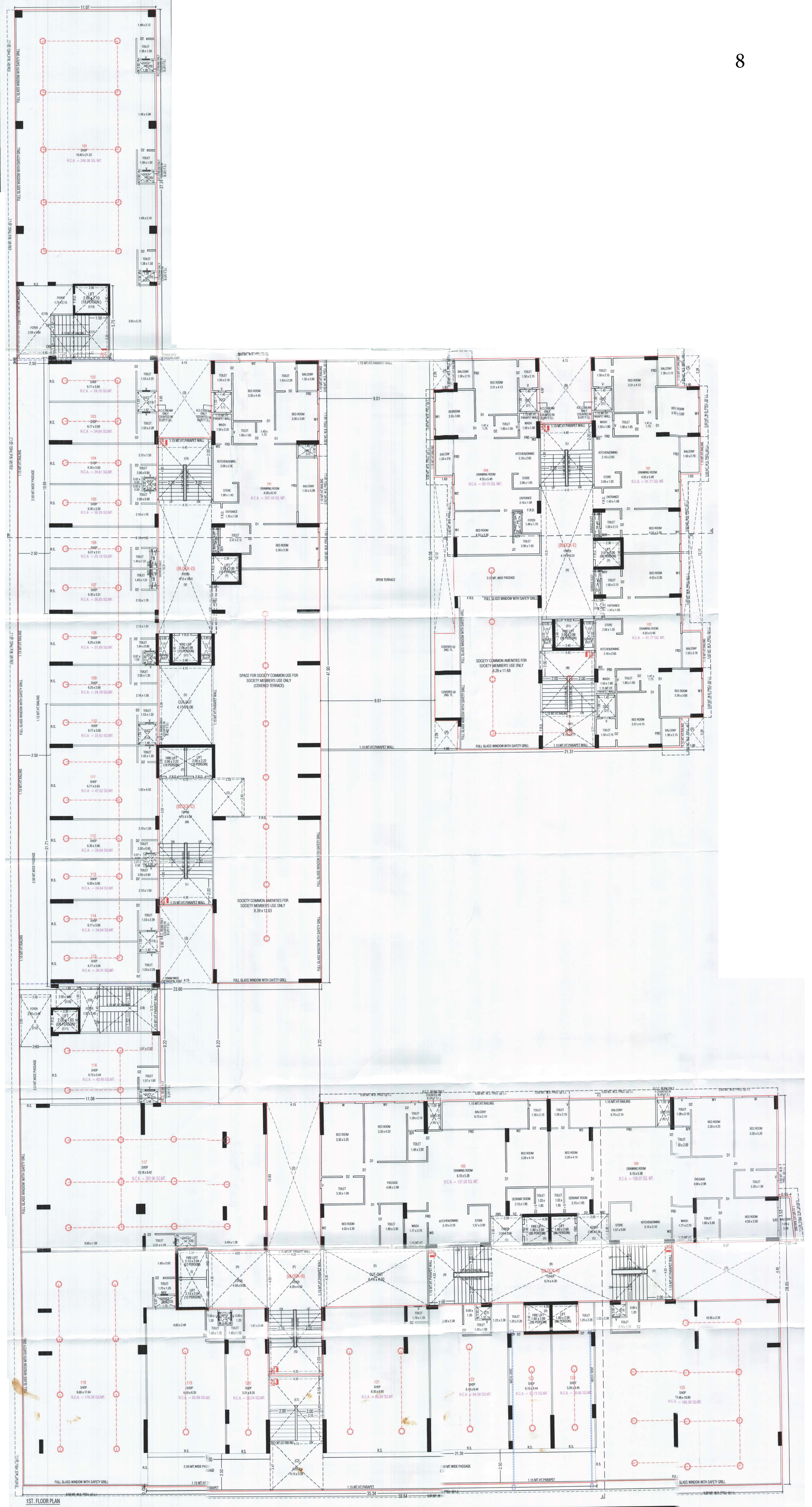
1ST BASEMENT PLAN
SCALE :- 1.00 CM. = 2.00 MT.

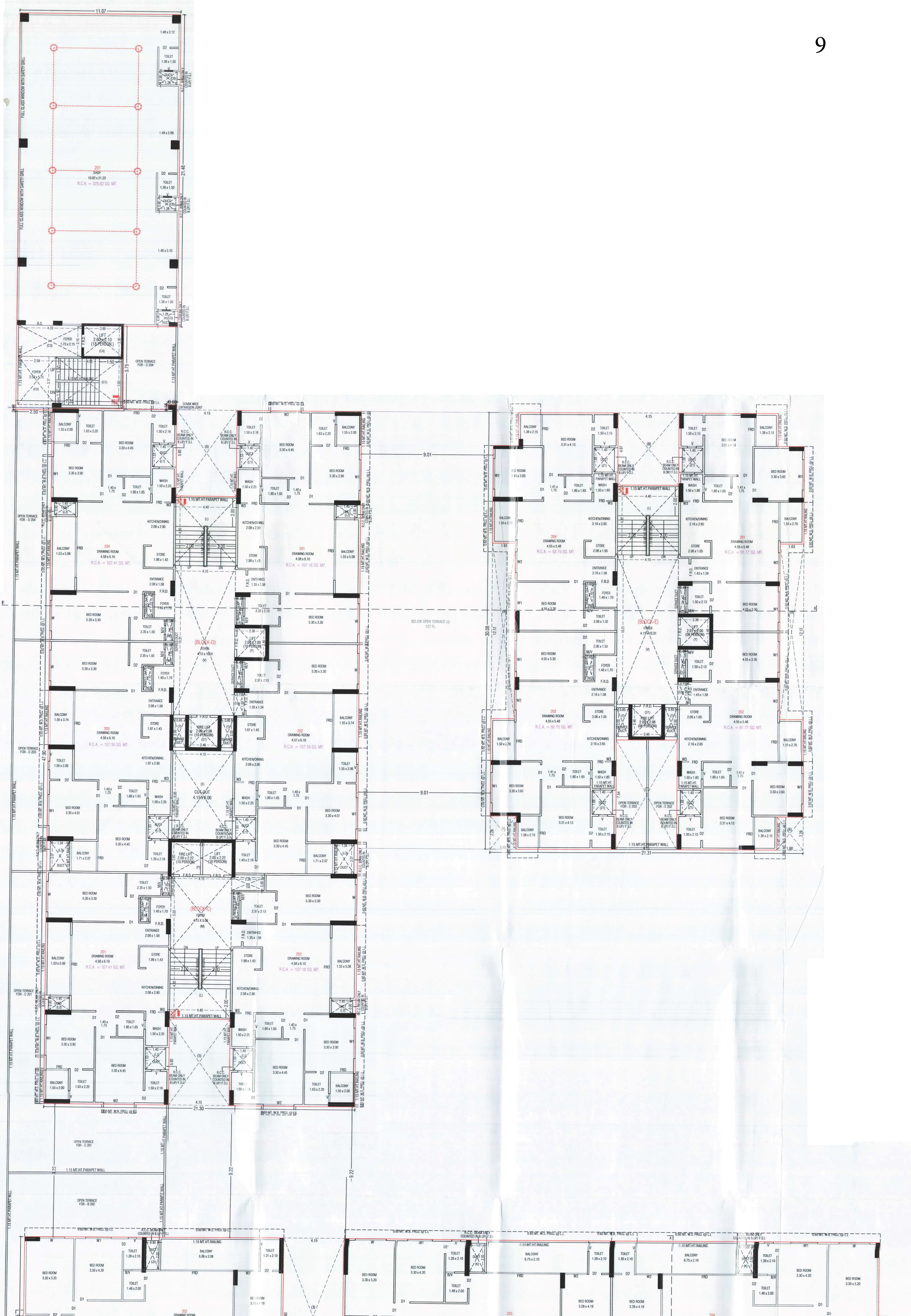


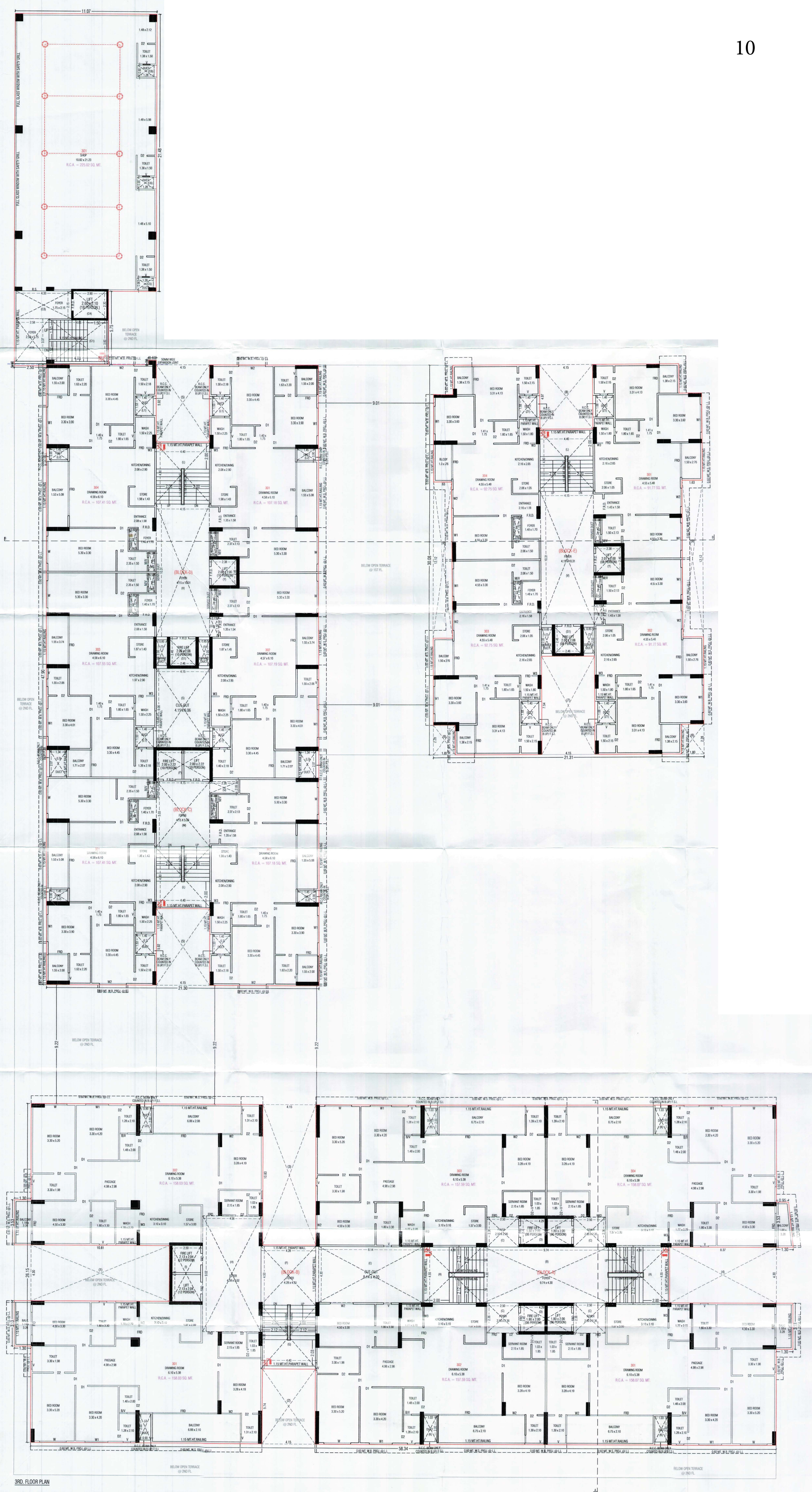
2ND.BASEMENT PLAN

SCALE :- 1.00 CM. = 2.00 MT.


SHOP 9.47 x 4.22 R.C.A. = 45.47 SQ. MT.
SHOP 9.47 x 4.24 R.C.A. = 45.69 SQ. MT.
SHOP 9.47 x 3.92 R.C.A. = 61.75 SQ. MT.
SHOP 9.32 x 3.04 R.C.A. = 31.96 SQ. MT.
SHOP 9.32 x 3.09 R.C.A. = 32.52 SQ. MT.
SHOP 8.87 x 3.06 R.C.A. = 32.26 SQ. MT.
SHOP 8.87 x 3.12 R.C.A. = 34.45 SQ. MT.
SHOP 8.87 x 3.12 R.C.A. = 33.11 SQ. MT.
SHOP 8.87 x 3.12 R.C.A. = 35.29 SQ. MT.
SHOP 8.87 x 3.94 R.C.A. = 41.63 SQ. MT.
SHOP 9.35 x 7.25 R.C.A. = 75.61 SQ. MT.
SHOP 8.85 x 3.00 R.C.A. = 32.29 SQ. MT.
SHOP 8.85 x 3.00 R.C.A. = 32.29 SQ. MT.
SHOP 9.32 x 3.09 R.C.A. = 32.50 SQ. MT.
SHOP 9.32 x 3.04 R.C.A. = 31.96 SQ. MT.
SHOP 9.30 x 5.44 R.C.A. = 57.93 SQ. MT.
SHOP 19.28 x 7.30 R.C.A. = 162.47 SQ. MT.
SHOP 9.70 x 3.33 R.C.A. = 40.33 SQ. MT.
SHOP 10.31 x 4.30 R.C.A. = 50.32 SQ. MT.
SHOP 9.70 x 3.33 R.C.A. = 35.96 SQ. MT.
SHOP 9.70 x 8.60 R.C.A. = 96.03 SQ. MT.
SHOP 6.10 x 10.94 R.C.A. = 76.48 SQ. MT.
SHOP 3.31 x 10.97 R.C.A. = 41.42 SQ. MT.
SHOP 4.12 x 10.97 R.C.A. = 53.93 SQ. MT.
SHOP 4.10 x 10.97 R.C.A. = 53.93 SQ. MT.
SHOP 6.10 x 10.97 R.C.A. = 76.66 SQ. MT.
SHOP 3.29 x 9.02 R.C.A. = 36.09 SQ. MT.
SHOP 3.29 x 9.02 R.C.A. = 36.09 SQ. MT.
SHOP 6.10 x 10.97 R.C.A. = 76.66 SQ. MT.
SHOP 8.28 x 10.10 R.C.A. = 106.67 SQ. MT.
(BLOCK-D) FOYER 4.15 x 10.31
(BLOCK-E) FOYER 4.15 x 10.31
(BLOCK-C) FOYER 4.15 x 5.03
(BLOCK-B) FOYER 8.85 x 4.30
(BLOCK-A) FOYER 9.75 x 4.30
FOYER 2.70 x 5.60
FOYER 1.75 x 2.15
FOYER 2.50 x 3.40
FOYER 1.50 x 2.40
FOYER 2.50 x 2.46
FOYER 5.21 x 2.36
FOYER 2.50 x 2.36
FOYER 4.15 x 2.74
LIFT 2.80 x 2.10 (18 PERSON)
LIFT 2.00 x 2.00 (10 PERSON)
LIFT 2.01 x 2.00 (08 PERSON)
FIRE LIFT 2.00 x 2.08 (10 PERSON)
LIFT 2.00 x 2.22 (10 PERSON)
FIRE LIFT 2.00 x 2.22 (10 PERSON)
FIRE LIFT 2.13 x 2.04 (12 PERSON)
LIFT 2.13 x 2.04 (12 PERSON)
FIRE LIFT 2.00 x 2.08 (08 PERSON)
FIRE LIFT 1.88 x 2.00 (06 PERSON)
LIFT 1.88 x 2.00 (06 PERSON)
LIFT 2.00 x 1.65 (08 PERSON)
TOILET 1.48 x 2.12
TOILET 1.38 x 1.50
TOILET 1.48 x 2.14
TOILET 1.48 x 1.26
TOILET 1.53 x 2.23
TOILET 1.53 x 2.20
TOILET 2.00 x 0.90
TOILET 1.50 x 1.40
TOILET 2.31 x 1.18
TOILET 1.48 x 2.05
TOILET 1.71 x 1.20
TOILET 1.50 x 2.28
TOILET 1.39 x 1.20
TOILET 1.53 x 2.27
TOILET 1.55 x 1.80
TOILET 1.40 x 1.04
TOILET 2.22 x 1.04
TOILET 2.10 x 1.06
TOILET 1.27 x 1.85
TOILET 2.10 x 1.15
TOILET 2.03 x 1.93
FEMALE TOILET 2.65 x 2.03
MALE TOILET 2.63 x 1.73
P.H. TOILET 2.00 x 1.50
W.C. 1.21 x 1.20
W.C. 1.21 x 1.02
W.C. 1.14 x 1.21
W.C. 1.00 x 1.00
DUCT (I)
DUCT (Q)
DUCT (K)
DUCT (H)
DUCT (E)
DUCT (G)
DUCT (F)
DUCT (D)
DUCT (C)
SERVICE DUCT
ABOVE DUCT
R.C.C. BEAM ONLY COUNTED IN B.UP.F.S.I.
50MM WIDE EXPANSION JOINT
1.15 MT.HT.PARAPET WALL
1.15 MT.HT.RAILING
EXHAUST AIR CUT-OUT FOR 2ND. BASE 4.15 x 0.75
EXHAUST AIR CUT-OUT FOR 1ST. BASE 4.15 x 0.75
FRESH AIR CUT-OUT FOR 2ND. BASE 4.15 x 0.75
METER ROOM (AS PER CGDCR CL.NO.6.3.2(4.(C)) 3.35 x 6.77
METER ROOM (AS PER CGDCR CL.NO.6.3.2(4.(C)) 3.67 x 6.17
METER ROOM (AS PER CGDCR CL.NO.6.3.2(4.(C)) 3.12 x 6.28
METER ROOM (AS PER CGDCR CL.NO.6.3.2(4.(C)) 12.94 x 2.95
HOLLOW PLINTH PARKING (AS PER PARKING LAYOUT)
RAMP SLOPE = 1:7 MT. RAMP 28.00 MT. LENGTH & 6.18 MT. WIDTH
RAMP SLOPE = 1:7 MT. RAMP 28.00 MT. LENGTH & 4.42 MT. WIDTH
0.23 MT. TH. R.C.C. WALL WITH 1.15 MT.HT.PARAPET WALL
0.23 MT. TH. R.C.C. WALL WITH 1.15 MT.HT.PARAPET WALL
0.23 MT. TH. R.C.C. WALL WITH 1.15 MT.HT.PARAPET WALL
0.23 MT. TH. R.C.C. WALL WITH 1.15 MT.HT.PARAPET WALL
2.00 MT. WIDE PATHWAY WITH SLOPE:- 1:12 MT.
3.81 MT. WIDE PATHWAY WITH SLOPE:- 1:12 MT.
2.93 MT. WIDE PATHWAY WITH SLOPE:- 1:12 MT.
4.15 MT. WIDE PATHWAY WITH SLOPE:- 1:12 MT.
3.88 MT. WIDE PATHWAY WITH SLOPE:- 1:12 MT.
1.50 MT. WIDE PASSAGE
PLATFORM 6.18 x 4.50
PLATFORM 4.50 x 4.42
RAMP FOR P.H. TOILET
ABOVE CUT-OUT 4.15 x 6.06
ABOVE CUT OUT 8.14 x 4.30
DN TO 1ST.BASEMENT
UP
DN
F.R.D.
R.S.
MECH. VENT
BALCONY ABOVE @ 1ST. FL.
BALCONY ABOVE @ 2ND. FL.
0.60 MT. W.B. PROJ. @ LL
11.07
26.16
8.28
5.82
5.52
7.15
6.71
6.74
3.57
2.28
1.63
1.80
7.32
12.12
30.06
27.24
7.23
3.81
6.18
19.48
22.00
4.42
28.52
17.82
27.04
9.22
15.14
6.63
4.13
8.57
10.83
29.32
85.77
7.40
113.00
59.64
35.34
36.09
13.40
8.33
4.97
2.00
1.42
1.53
1.28
0.97
0.90
1.46
1.05
1.00
0.87 x 1.00
0.87 x 0.50
1.05 x 1.73
1.60 x 1.70
1.64 x 2.54
2.41 x 2.05
1.80 x 2.03
1.50 x 0.93
2.10 x 1.94
2.10 x 1.70
2.10 x 1.62
2.10 x 1.52
2.10 x 1.50
2.10 x 1.50
2.10 x 1.50


SPACE FOR SOCIETY COMMON USE FOR SOCIETY MEMBERS USE ONLY (COVERED TERRACE)
SOCIETY COMMON AMENITIES FOR SOCIETY MEMBERS USE ONLY 8.39 x 12.63
SOCIETY COMMON AMENITIES FOR SOCIETY MEMBERS USE ONLY 6.25 x 11.68
OPEN TERRACE
FULL GLASS WINDOW WITH SAFETY GRILL
1.15 MT.HT PARAPET WALL
1.15 MT.HT RAILING
2.50 MT WIDE PASSAGE
3.10 MT. WIDE PASSAGE
(BLOCK-D) Fork 4'0 x 10'0 (4)
(BLOCK-E) Fork 4'0 x 10'0 (4)
(BLOCK-C) Fork 4'0 x 10'0 (4)
(BLOCK-A) Fork 4'0 x 10'0 (4)
(BLOCK-B) Fork 4'0 x 10'0 (4)
LIFT 2.00 x 2.10 (10 PERSON) (1)
FIRE LIFT 2.00 x 2.22 (10 PERSON) (1)
LIFT 2.00 x 2.22 (12 PERSON) (1)
FIRE LIFT 1.80 x 2.00 (8 PERSON) (1)
LIFT 1.80 x 2.00 (8 PERSON) (1)
CUT-OUT 4.15 x 0.06
CUT-OUT 4.15 x 4.30
47.90
30.08
21.71
23.80
55.34
59.64
21.31
21.39
9.01
9.22
11.07
11.08
27.24
19.68
1ST. FLOOR PLAN


11.07
1.48 x 2.12
D2
TOILET
1.38 x 1.50
DUCT
(C6)
0.90 x 1.28
R.C.C. BEAM ONLY COUNTED IN B.UP/ F.S.I.
FULL GLASS WINDOW WITH SAFETY GRILL
1.48 x 5.98
201
SHOP
10.82 x 21.23
R.C.A. = 225.02 SQ. MT.
21.48
1.48 x 5.10
D2
TOILET
1.38 x 1.50
DUCT
(C5)
0.90 x 1.28
R.C.C. BEAM ONLY COUNTED IN B.UP/ F.S.I.
R.S.
FOYER
1.75 x 2.15
(C3)
F.R.D.
LIFT
2.60 x 2.10
(18 PERSON)
(C4)
2.90
4.33
2.15
2.30
2.58
4.65
1.50
FOYER
2.58 x 5.75
(C2)
UP
DN
1.50
3.37
3.60
(C1)
1.15 MT.HT.RAILING
1.15 MT.HT.PARAPET WALL
OPEN TERRACE FOR - D 204
5.75
7.35
0.60 MT. W.B. PROJ. @ LL
0.60 MT. W.S. PROJ. @ LL
50MM WIDE EXPANSION JOINT
10.60
2.50
4.15
9.01
30.08
12.12
BELOW OPEN TERRACE @ 1ST FL.
(BLOCK-D)
FOYER
4.15 x 10.31
(V)
(BLOCK-E)
FOYER
4.15 x 10.31
(V)
SERVICE DUCT
10.31
(BLOCK-C)
FOYER
4.15 X 5.03
(M)
5.03
47.90
26.15
4.30
10.81
(1)
OPEN TERRACE FOR - B 201
OPEN TERRACE FOR - B 202
OPEN TERRACE FOR - C 201
OPEN TERRACE FOR - C 203
OPEN TERRACE FOR - D 203
OPEN TERRACE FOR - E 202
OPEN TERRACE FOR - E 203
9.22
21.30
21.31
10.83
58.34
(BLOCK-B)
FOYER
4.28 x 4.53
(F)
(BLOCK-A)
FOYER
9.74 x 4.30
(B)
CUT-OUT
8.14 x 4.30
(E)
FIRE LIFT
2.13 x 2.04
(12 PERSON)
(I)
LIFT
2.13 x 2.04
(12 PERSON)
FIRE LIFT
2.00 x 2.22
(10 PERSON)
(P)
LIFT
2.00 x 2.22
(10 PERSON)
(O)
FIRE LIFT
2.00 x 2.08
(10 PERSON)
(S1)
LIFT
2.00 x 2.08
(10 PERSON)
(Y)
FIRE LIFT
2.00 x 2.08
(08 PERSON)
(T)
LIFT
2.00 x 2.08
(08 PERSON)
(Y)
FIRE LIFT
1.80 x 2.00
(06 PERSON)
(D)
LIFT
1.80 x 2.00
(06 PERSON)
(D)
CUT OUT
4.15 x 6.06
(S)
201
DRAWING ROOM
4.58 x 6.10
R.C.A. = 107.41 SQ. MT.
202
DRAWING ROOM
4.57 x 6.10
R.C.A. = 107.19 SQ. MT.
203
DRAWING ROOM
4.58 x 6.10
R.C.A. = 107.55 SQ. MT.
204
DRAWING ROOM
4.55 x 5.48
R.C.A. = 92.75 SQ. MT.
201
DRAWING ROOM
4.55 x 5.48
R.C.A. = 91.77 SQ. MT.
202
DRAWING ROOM
6.10 x 5.38
R.C.A. = 158.03 SQ. MT.
203
DRAWING ROOM
6.10 x 5.38
R.C.A. = 157.59 SQ. MT.
204
DRAWING ROOM
6.10 x 5.38
R.C.A. = 158.07 SQ. MT.
BED ROOM
3.30 x 4.45
BED ROOM
3.30 x 3.90
BED ROOM
3.30 x 3.30
BED ROOM
3.30 x 4.01
BED ROOM
3.30 x 3.60
BED ROOM
3.31 x 4.13
BED ROOM
4.55 x 3.30
BED ROOM
3.30 x 5.20
BED ROOM
3.30 x 4.20
BED ROOM
3.26 x 4.19
BED ROOM
4.50 x 3.30
BED ROOM
3.30 x 3.90
TOILET
1.63 x 2.20
TOILET
1.50 x 2.18
TOILET
1.80 x 1.65
TOILET
1.55 x 2.06
TOILET
2.37 x 2.13
TOILET
1.39 x 2.18
TOILET
1.40 x 2.18
TOILET
2.35 x 1.50
TOILET
1.28 x 2.10
TOILET
1.48 x 2.00
TOILET
3.30 x 1.98
TOILET
1.03 x 1.85
TOILET
1.50 x 2.15
TOILET
1.39 x 2.10
TOILET
1.80 x 3.30
WASH
1.50 x 2.25
WASH
1.50 x 1.80
WASH
1.78 x 2.70
WASH
1.77 x 2.70
KITCHEN/DINING
2.08 x 2.90
KITCHEN/DINING
1.97 x 2.90
KITCHEN/DINING
2.16 x 2.65
KITCHEN/DINING
3.10 x 3.10
STORE
1.98 x 1.43
STORE
1.87 x 1.43
STORE
2.06 x 1.05
STORE
1.57 x 3.00
ENTRANCE
2.08 x 1.58
ENTRANCE
1.35 x 1.58
ENTRANCE
2.16 x 1.58
ENTRANCE
1.43 x 1.58
FOYER
1.40 x 1.70
FOYER
1.48 x 1.70
SERVANT ROOM
2.15 x 1.85
PASSAGE
4.98 x 2.98
BALCONY
1.55 x 2.00
BALCONY
1.38 x 2.15
BALCONY
1.55 x 3.74
BALCONY
1.53 x 5.08
BALCONY
1.71 x 2.07
BALCONY
1.50 x 2.76
BALCONY
1.38 x 2.15
BALCONY
6.88 x 2.08
BALCONY
6.75 x 2.10
BALCONY
1.00 x 3.28
BALC.
1.18 x 3.28
DUCT
(L1)
1.40 x 1.53
DUCT
(L2)
0.90 x 1.45
DUCT
(L3)
2.07 x 1.34
DUCT
(Z1)
1.40 x 1.68
DUCT
(J)
2.00 x 0.90
DUCT
(K)
2.00 x 1.03
R.C.C. BEAM ONLY COUNTED IN B.UP/ F.S.I.
1.15 MT.HT.PARAPET WALL
1.15 MT.HT.RAILING
0.60 MT. W.B. PROJ. @ LL
0.60 MT. W.S. PROJ. @ LL
FRD
SERVICE DUCT
2.00 x 0.60
SERVICE DUCT
2.00 x 0.75
SERVICE DUCT
2.00 x 0.70
SERVICE DUCT
2.00 x 0.85
SERVICE DUCT
2.00 x 0.73
SERVICE DUCT
2.00 x 0.89
SERVICE DUCT
2.00 x 0.49
SERVICE DUCT
2.00 x 0.58
2ND. FLOOR PLAN



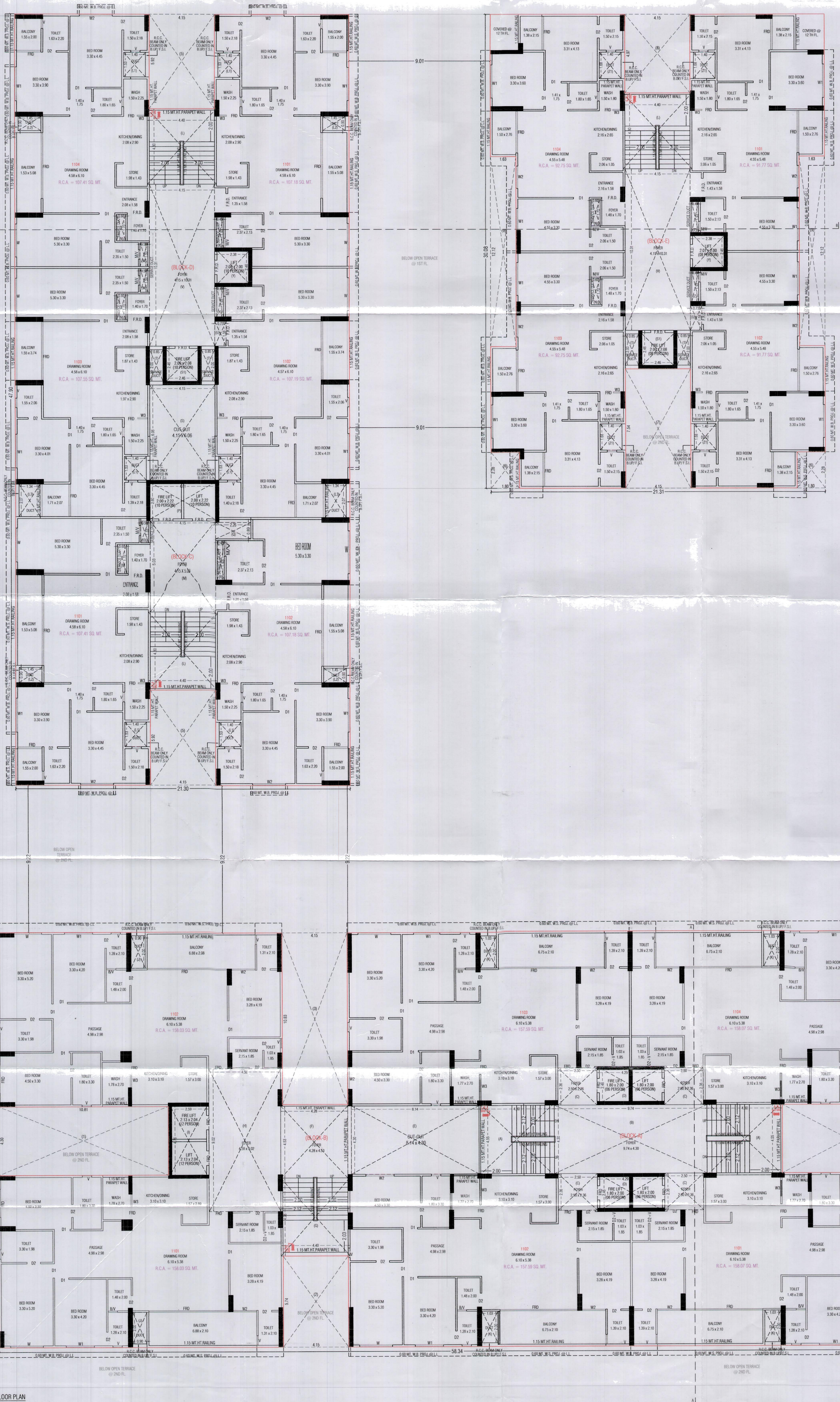
3RD. FLOOR PLAN



4TH. FLOOR PLAN



5TH. TO 10TH. FLOOR PLAN (TYPICAL FLOOR)



11TH. FLOOR PLAN

12TH. FLOOR PLAN

14

13TH. FLOOR



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

LOCATION PLAN



AARYAN DE CASA		
SPECIFICATION		
NO.		DISCRIPTION
1	SUPER STRUCTURE	EARTHQUAKE RESISTANT RCC FRAME STRUCTURE.
2	DOOR & WINDOW	DECORATIVE MAIN DOOR WITH WOODEN FRAME AND BRASS/S.S FITTING, ALL INTERNAL DOOR, FLUSH DOOR WITH WOODEN FRAME AND BRASS /S.S FITTING, FULLY ANODIZED ALUMINIUM/ POWDER COATED SLIDING WINDOWS WITH STONE FRAME.
3	FLOORING	PREMIUM QUALITY VITRIFIED TILES IN ENTIRE APARTMENT
4	KITCHEN	GOOD QUALITY GRANITE PLATFORM AND SS SINK, GAS SUPPLY, DESIGNER TILES DADO UP TO LINTEL LEVEL.
5	ELECTRICAL	CONCEALED COPPER WIRING OF GOOD QUALITY, DECORATIVE MODULAR SWITCHES WITH ADEQUATE POINTS IN ENTIRE APARTMENTS, A C POINT IN ALL BEDROOMS & LIVING ROOM, MODULAR SWITCHES, MCB, ELCB DISTRIBUTION PANEL, TV & TELEPHONE POINTS PROVIDED IN LIVING AND MASTER BEDROOMS.
6	BATHROOMS	TOP OF THE LINE CP FITTING OF JAGUAR OR EQUIVALENT, QUALITY, ELEGANT SANITARY WARE OF CERA/HINDWARE OR EQUIVALENT QUALITY, DESIGNER WALL TILES UP TO LINTEL LEVEL WITH ANTI SKID FLOORING, GAS/ELECTRICAL GEYSER POINTS IN ALL TOILETS.
7	WALLS	EXTERNAL-DOUBLE COAT PLASTER WITH 100% ACRYLIC PAINT / TEXTURE PAINT. INTERNAL-GYPSUM FINISH/CEMENT PLASTER WITH PUTTY FINISH.
8	SALIENT FEATURES	CCTV CAMERA, SECURITY CABIN, BORE WELL FOR WATER SUPPLY, GAS LINE, BASEMENT PARKING.

DISCLAIMER	
1	DEVELOPER RESERVE ALL RIGHTS FOR ANY CHANGES IN PLAN, ELEVATION, SPECIFICATIONS, AMENITIES AND OTHER DETAILS WERE IN TO COMPLY WITH STATUTORY REGULATIONS AND SHALL BE BINDING TO ALL THE MEMBERS.
2	ANY GOVT. DUTY LIKE GST AND ANY OTHER TAX APPLICABLE FROM TIME TO TIME SHALL BE CHARGED EXTRA AT ACTUAL.
3	IN THE EVENT OF CANCELLATION OF UNIT FOR ANY REASON BY CLIENT, 10% OF THE BASIC AMOUNT OF THE UNIT SHALL BE DEDUCTED AND BALANCE AMOUNT SHALL BE REFUNDED AFTER BOOKING OF THE SAME UNIT.
4	THE BROCHURE IS ONLY FOR ADVERTISEMENT AND IT SHALL NOT BE TREATRED AS PART OF LEGAL DOCUMENT.
5	CHANGES / ALTERATION OF ANY NATURE BY MEMBER IN EXTERNAL ELEVATION AND WHICH ARE AFFECTING THE DESIGN OF THE STRUCTURE SHALL NOT BE PERMITTED DURING AND AFTER COMPLETION OF THE SCHEME.

Developer Name:AARYAN REALITY

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