ORCHID
REGAL

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OFFICE ADDRESS: - GOYAL HOUSE, OPP. KARNAVATI CLUB,
S. G. HIGHWAY, AHMEDABAD – 380015
Email: sales@goyalco.com | Ph: +91 7575 000 000 | www.goyalco.com

SITE ADDRESS: ORCHID REGAL, NR. L.J. CAMPUS,
SARKHEJ-SANAND ROAD, SARKHEJ, AHMEDABAD – 380015

http://gujrera.gujarat.gov.in/

GUJARAT REAL ESTATE REGULATORY AUTHORITY
GUJ RERA

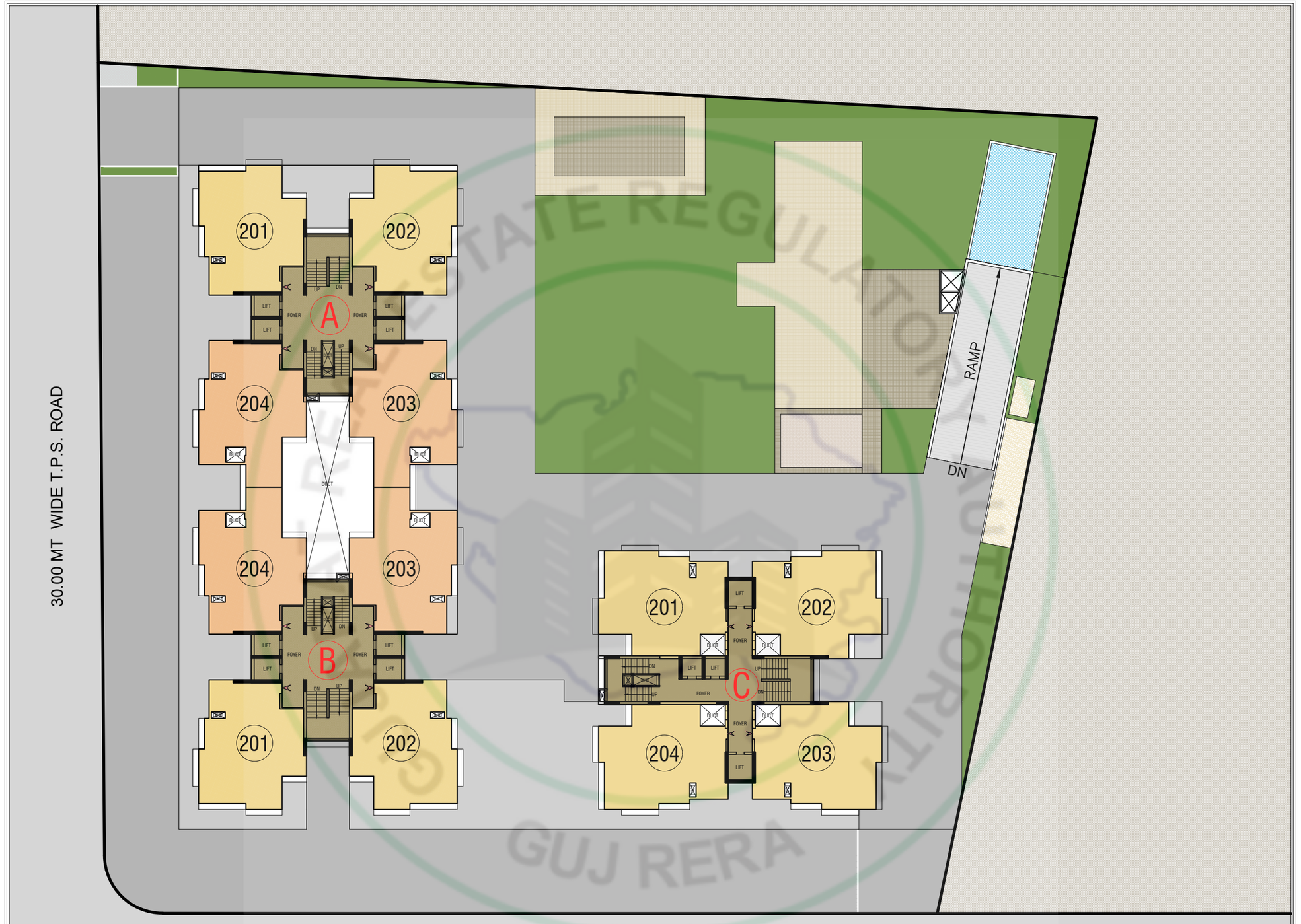
SHOP NO.	CARPET AREA IN (SQ. MTR.)
1	66.93
2	37.23
3	41.78
4	32.27
5	39.28
6	38.51
7	60.23
8	57.82
9	61.01
10	38.51
11	39.28
12	32.27
12A	41.78
14	38.51
15	44.38
16	43.62
17	81.73
18	69.37
19	51.49
20	51.49
21	51.49
22	49.12
23	61.91
24	40.68
25	35.75
26	11.86
27	35.75
28	40.68
29	63.11

GUJ RERA REAL ESTATE REGULATORY AUTHORITY

BLOCK - A, B & C GROUND FLOOR

1ST FLOOR AREA IN SQ.MTR.					
BLOCK	UNIT NO.	CARPET AREA	BALCONY/ VERANDAH	WASH	TERRACE
A	101	103.85	4.67	4.40	43.15
A	102	103.85	4.67	4.40	16.62
A	103	105.79	4.67	4.40	19.85
A	104	105.79	4.67	4.40	49.88
B	101	103.85	4.67	4.40	59.16
B	102	103.85	4.67	4.40	190.03
B	103	105.79	4.67	4.40	19.70
B	104	105.79	4.67	4.40	49.88
C	101	104.09	4.67	4.40	7.02
C	102	104.09	4.67	4.40	7.20
C	103	104.09	4.67	4.40	30.70
C	104	104.09	4.67	4.40	73.36

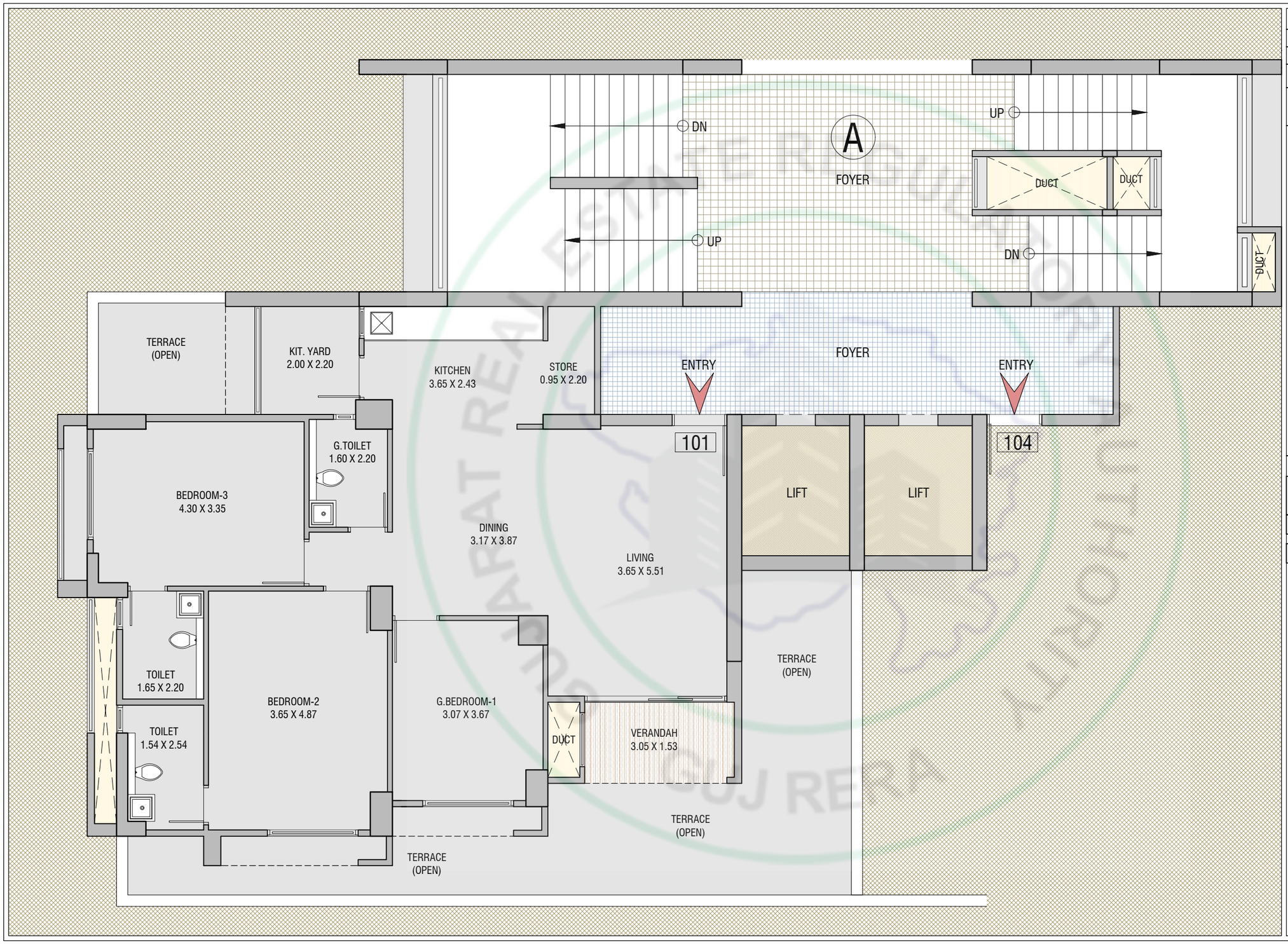
BLOCK - A, B & C 1ST FLOOR WITH TERRACE



BLOCK-A & B_2ND TO 20TH / 21ST FLOOR (P.H.)
BLOCK-C_2ND TO 21ST / 22ND FLOOR (P.H.)

SITE PLAN

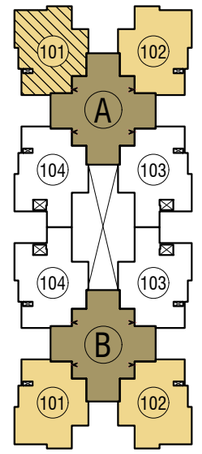
GUJ RERA REAL ESTATE REGULATORY AUTHORITY



3 BHK LUXURIOUS UNIT

1ST FLOOR_TERRACE UNIT

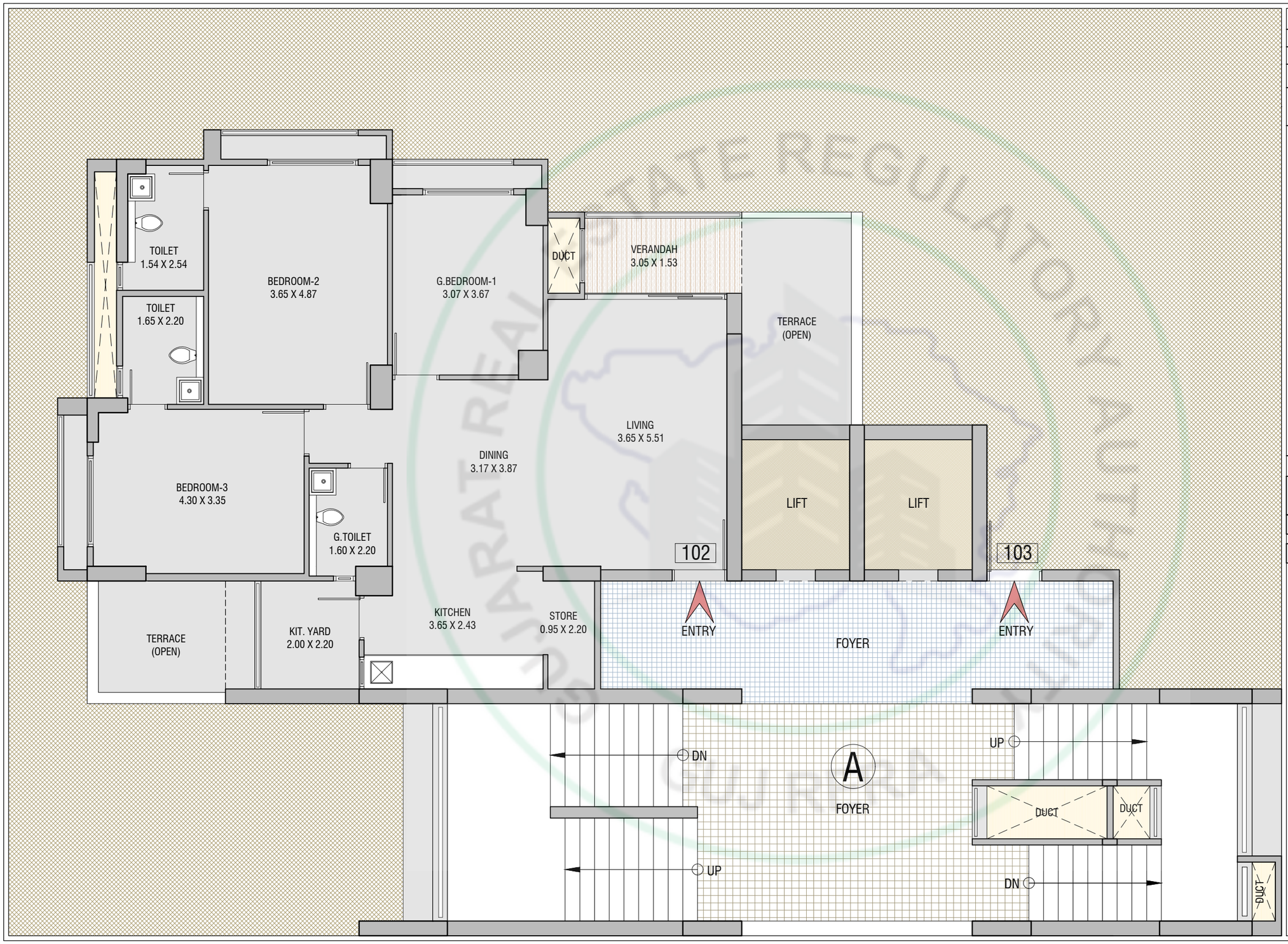
BLOCK-A - 101



AREA AS PER RERA

CARPET AREA IN SQ. MTR	VERANDAH/BALCONY IN SQ. MTR	WASH AREA IN SQ. MTR
103.85	4.67	4.40

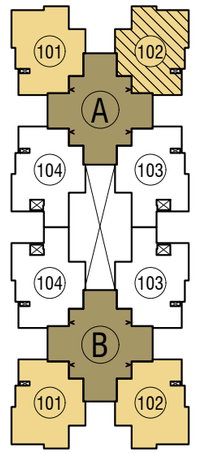
OPEN TERRACE AREA IN SQ. MTR	43.15



3 BHK LUXURIOUS UNIT

1ST FLOOR_TERRACE UNIT

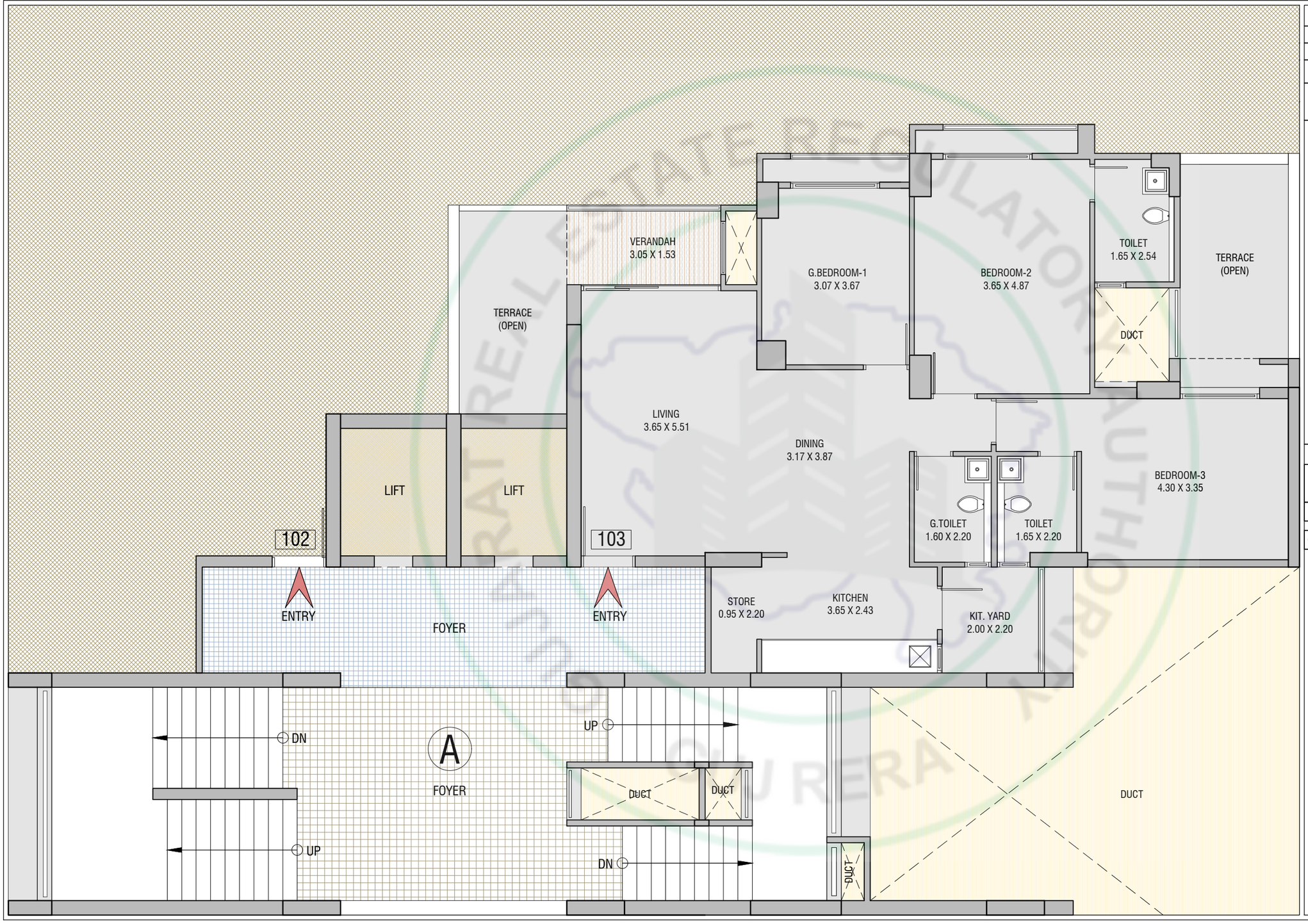
BLOCK-A - 102



AREA AS PER RERA

CARPET AREA IN SQ. MTR	VERANDAH/BALCONY IN SQ. MTR	WASH AREA IN SQ. MTR
103.85	4.67	4.40

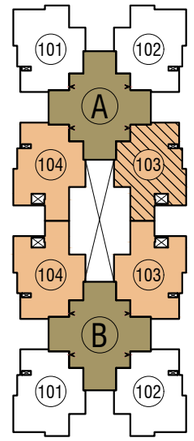
OPEN TERRACE AREA IN SQ. MTR	16.62



3 BHK LUXURIOUS UNIT

1ST FLOOR_TERRACE UNIT

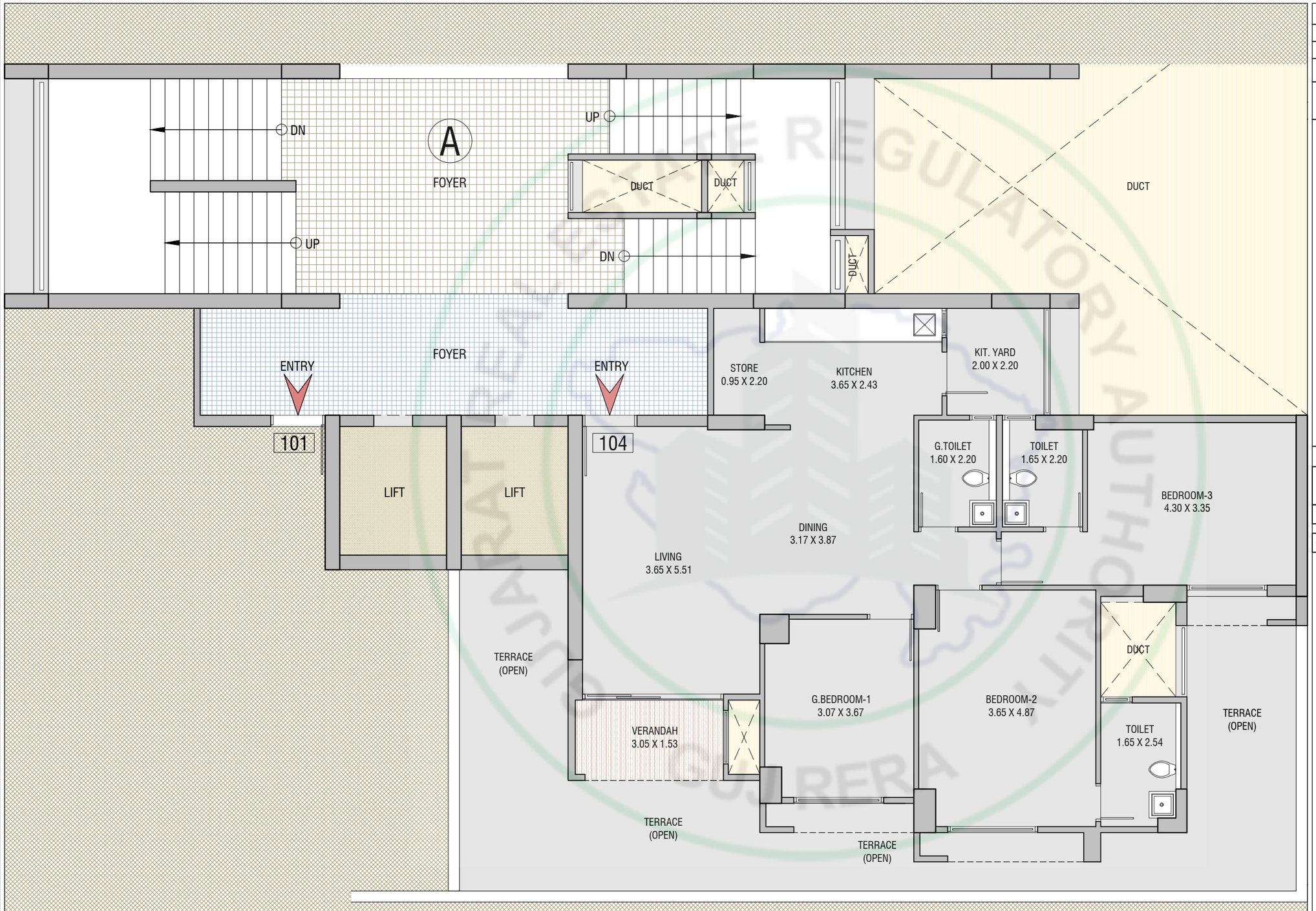
BLOCK-A - 103



AREA AS PER RERA

CARPET AREA IN SQ. MTR	VERANDAH/BALCONY IN SQ. MTR	WASH AREA IN SQ. MTR
105.79	4.67	4.40

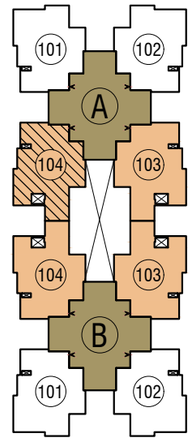
OPEN TERRACE AREA IN SQ. MTR	19.85



3 BHK LUXURIOUS UNIT

1ST FLOOR_TERRACE UNIT

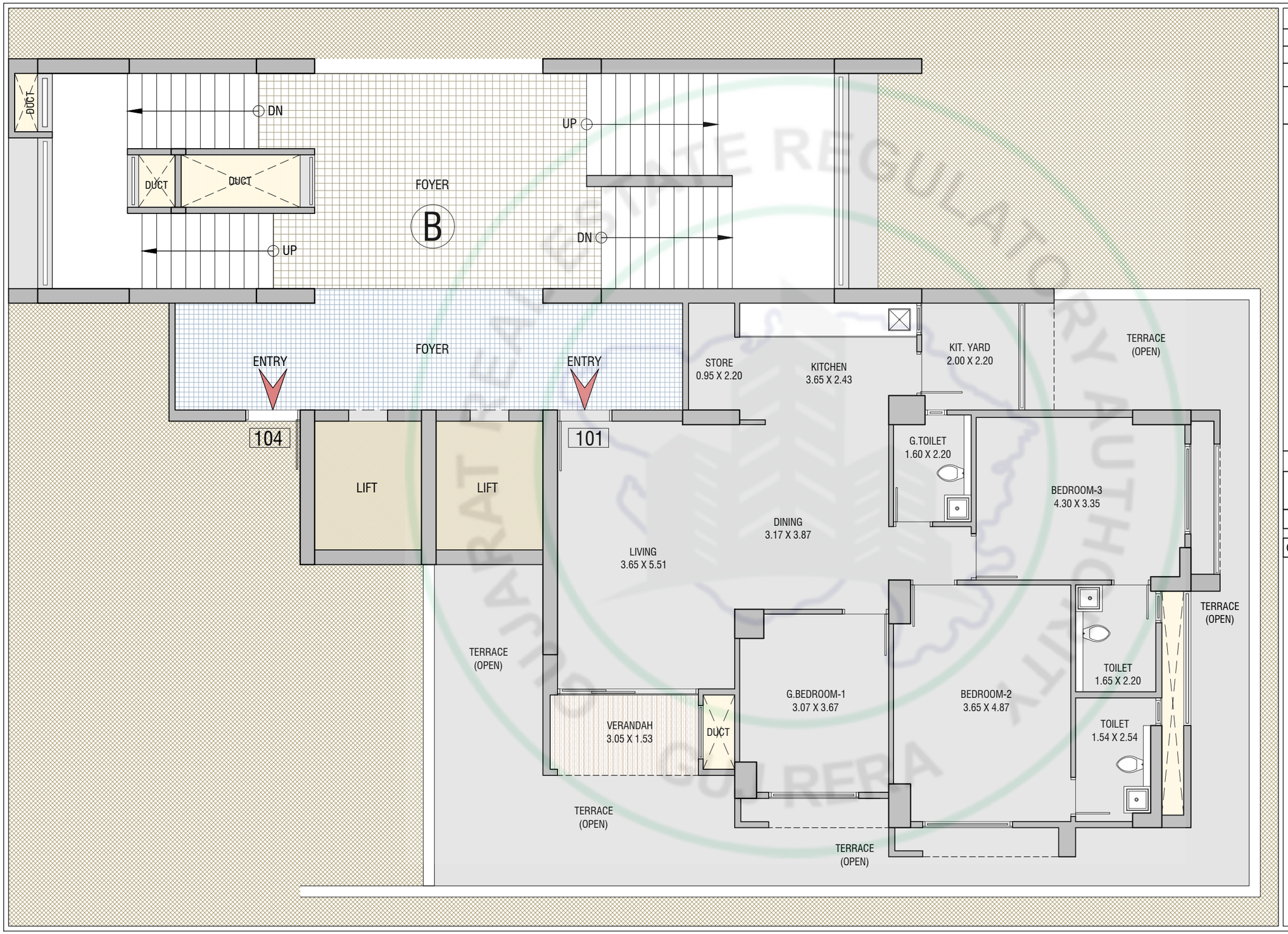
BLOCK-A - 104



AREA AS PER RERA

CARPET AREA IN SQ. MTR	VERANDAH/BALCONY IN SQ. MTR	WASH AREA IN SQ. MTR
105.79	4.67	4.40

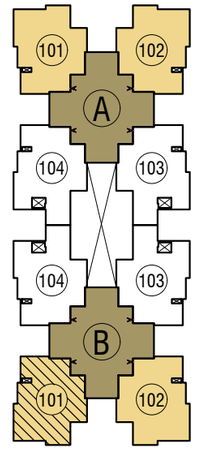
OPEN TERRACE AREA IN SQ. MTR	49.88



3 BHK LUXURIOUS UNIT

1ST FLOOR_TERRACE UNIT

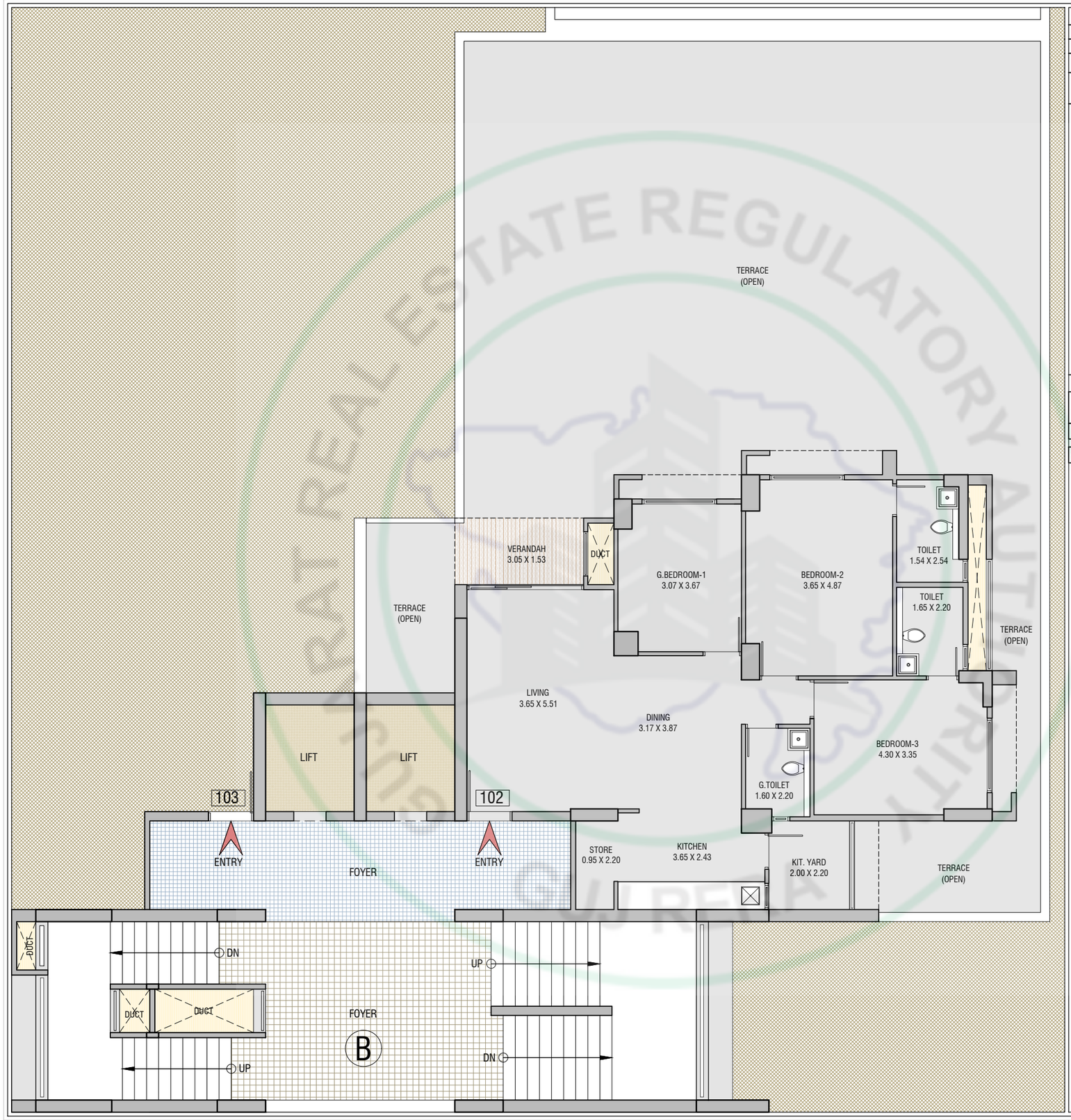
BLOCK-B - 101



AREA AS PER RERA

CARPET AREA IN SQ. MTR	VERANDAH/BALCONY IN SQ. MTR	WASH AREA IN SQ. MTR
103.85	4.67	4.40

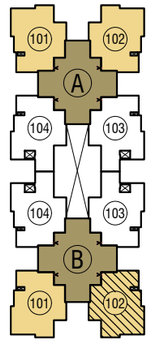
OPEN TERRACE AREA IN SQ. MTR	59.16



3 BHK LUXURIOUS UNIT

1ST FLOOR_TERRACE UNIT

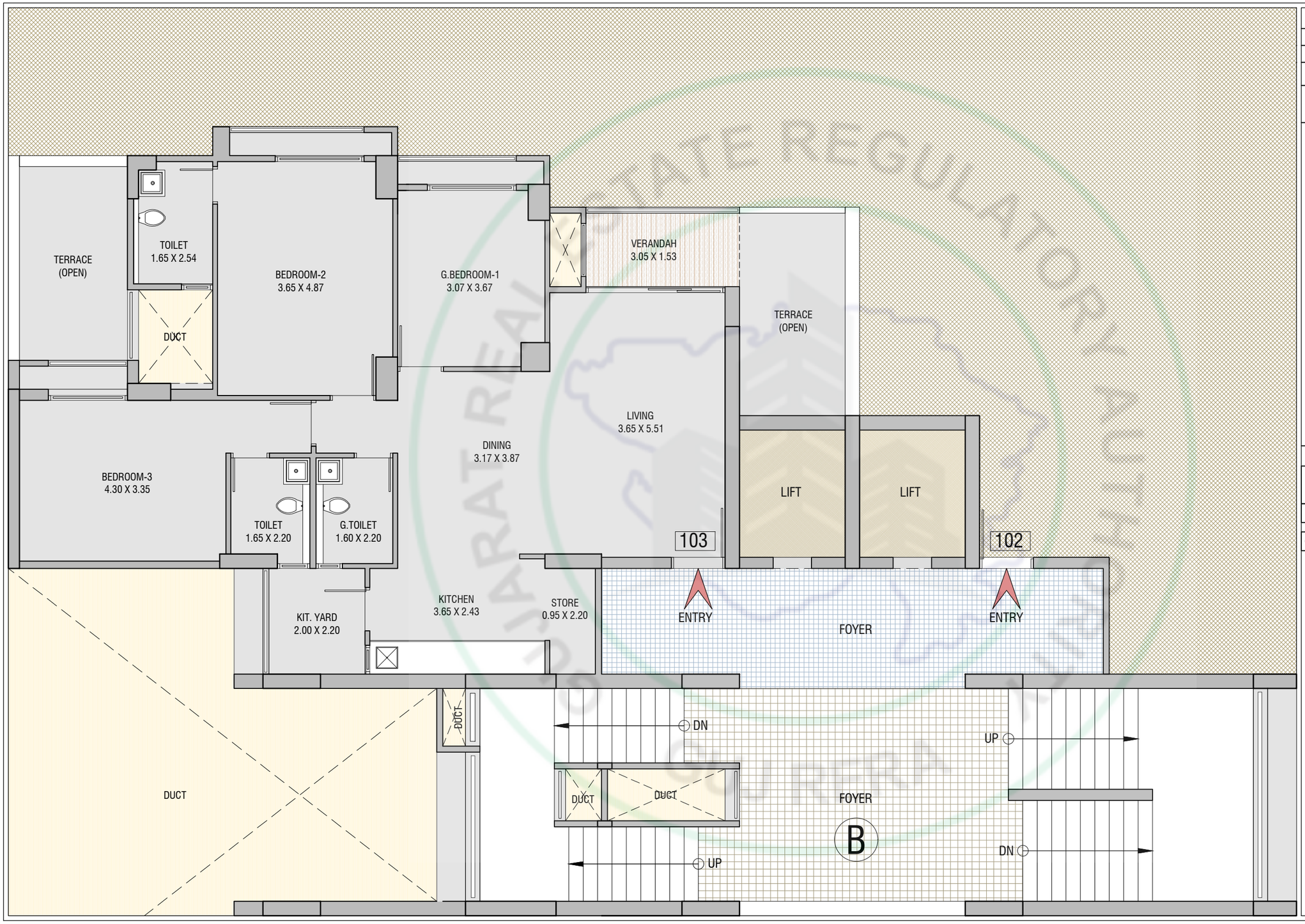
BLOCK-B - 102



AREA AS PER RERA

CARPET AREA IN SQ. MTR	VERANDAH/BALCONY IN SQ. MTR	WASH AREA IN SQ. MTR
103.85	4.67	4.40

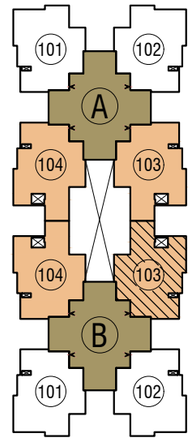
OPEN TERRACE AREA IN SQ. MTR	190.03



3 BHK LUXURIOUS UNIT

1ST FLOOR_TERRACE UNIT

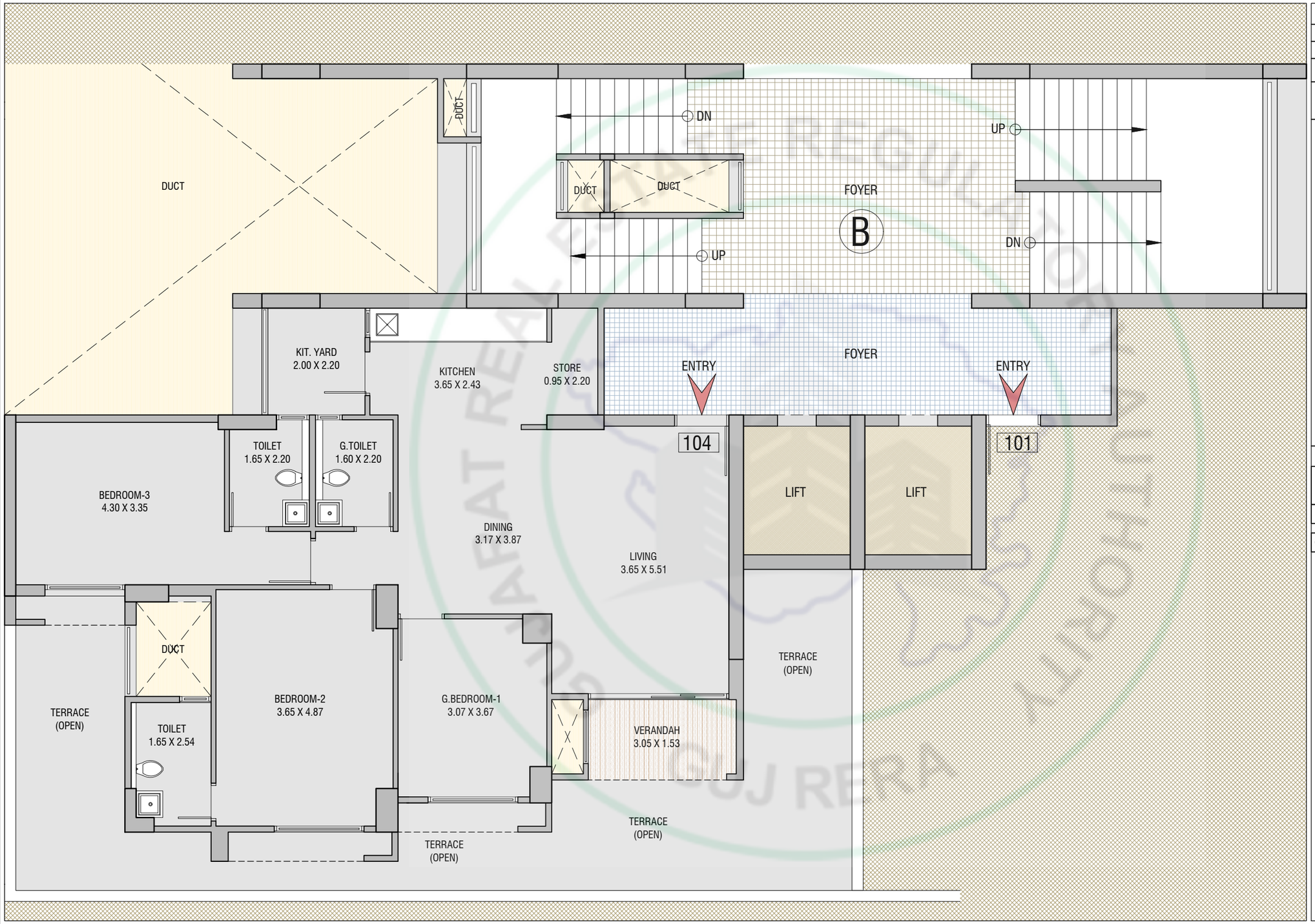
BLOCK-B - 103



AREA AS PER RERA

CARPET AREA IN SQ. MTR	VERANDAH/BALCONY IN SQ. MTR	WASH AREA IN SQ. MTR
105.79	4.67	4.40

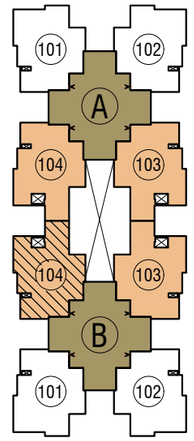
OPEN TERRACE AREA IN SQ. MTR	19.70



3 BHK LUXURIOUS UNIT

1ST FLOOR_TERRACE UNIT

BLOCK-B - 104

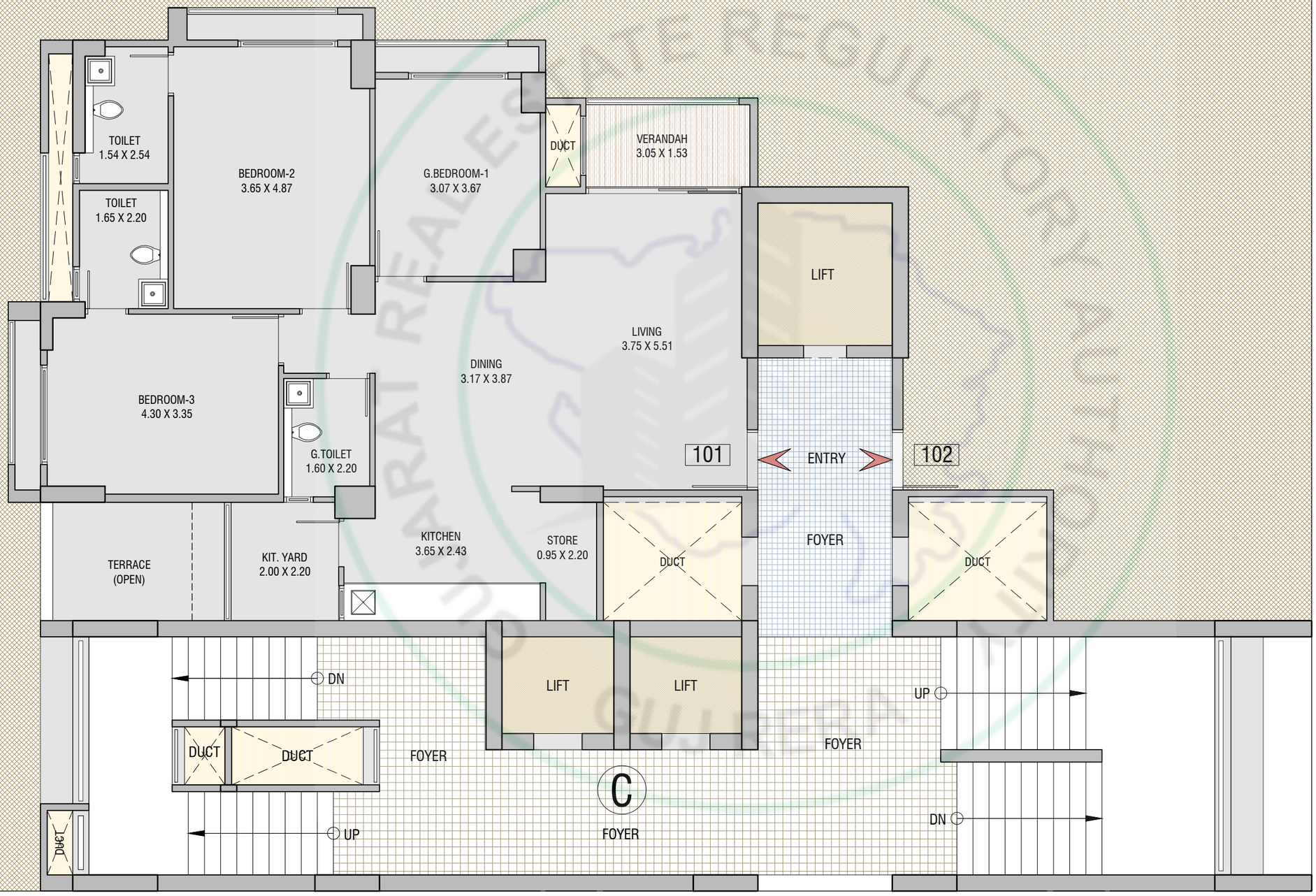


AREA AS PER RERA

CARPET AREA IN SQ. MTR	VERANDAH/BALCONY IN SQ. MTR	WASH AREA IN SQ. MTR
105.79	4.67	4.40

OPEN TERRACE AREA IN SQ. MTR	49.88

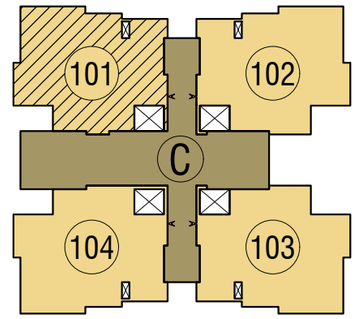
REAL ESTATE REGULATORY AUTHORITY
GUJARAT



3 BHK LUXURIOUS UNIT

1ST FLOOR_TERRACE UNIT

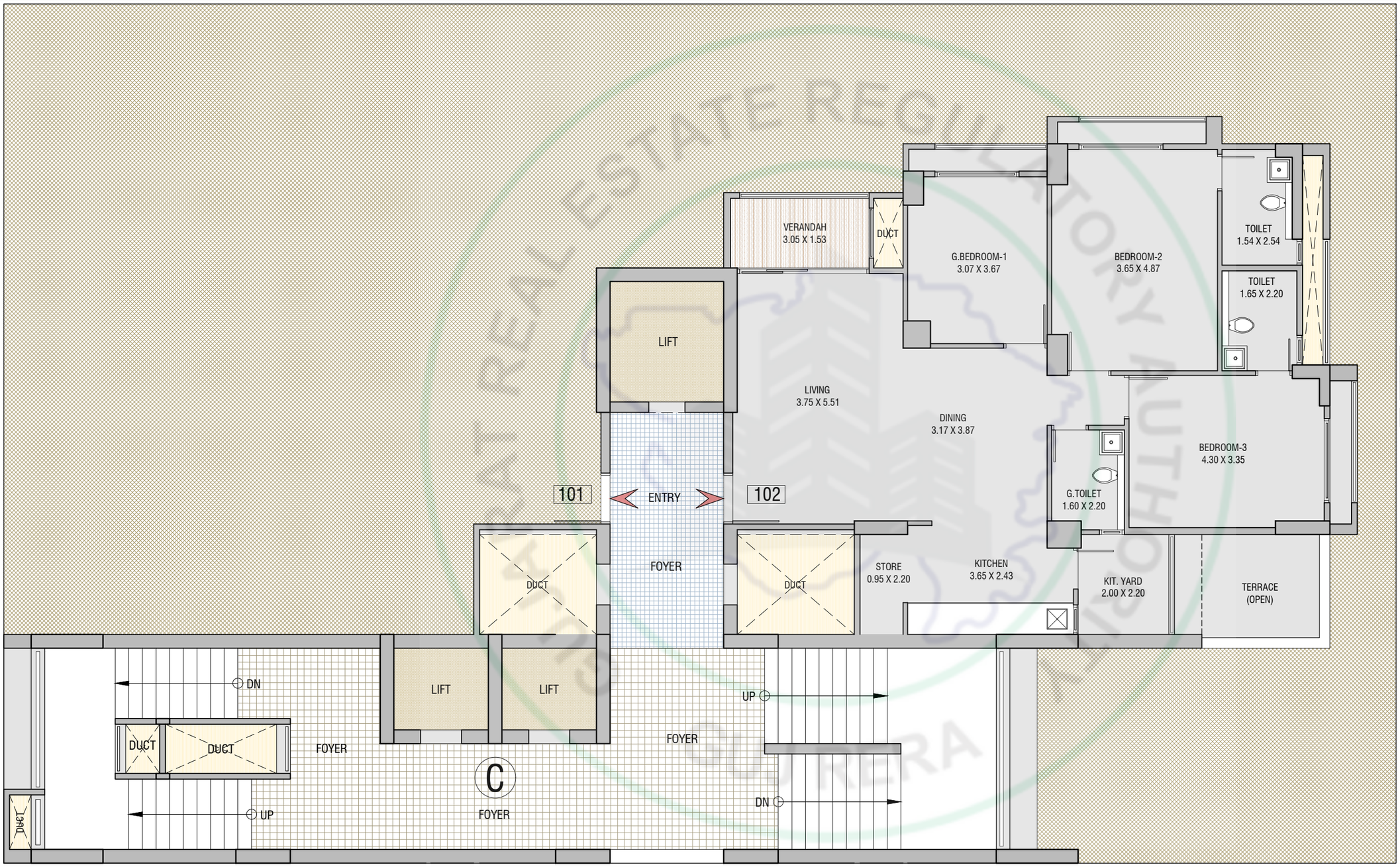
BLOCK-C - 101



AREA AS PER RERA

CARPET AREA IN SQ. MTR	VERANDAH/BALCONY IN SQ. MTR	WASH AREA IN SQ. MTR
104.09	4.67	4.40

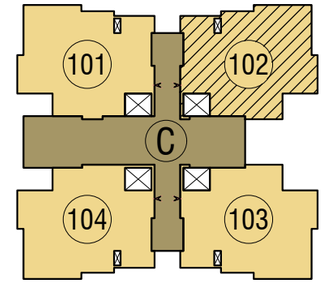
OPEN TERRACE AREA IN SQ. MTR	7.02



3 BHK LUXURIOUS UNIT

1ST FLOOR_TERRACE UNIT

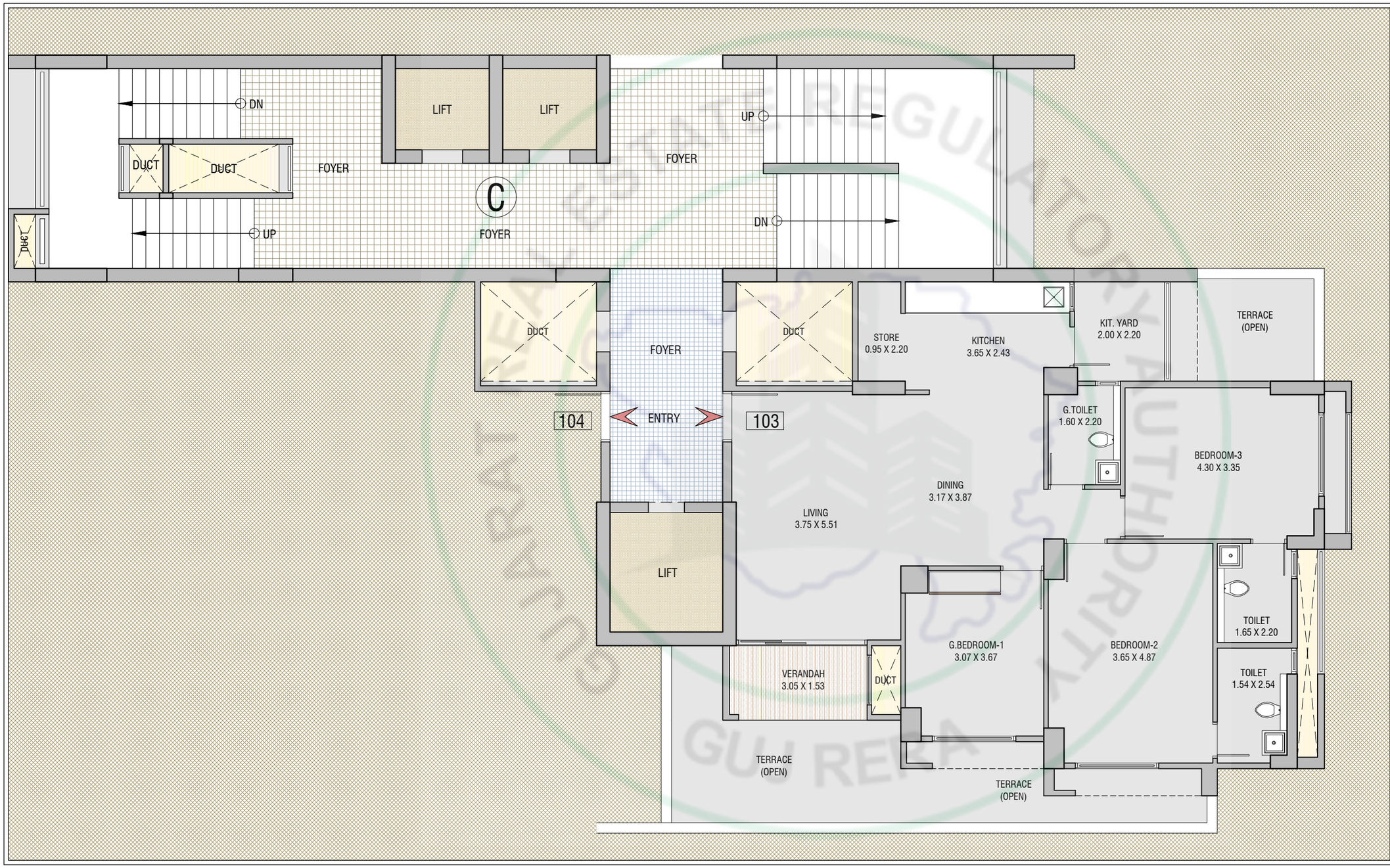
BLOCK-C - 102



AREA AS PER RERA

CARPET AREA IN SQ. MTR	VERANDAH/BALCONY IN SQ. MTR	WASH AREA IN SQ. MTR
104.09	4.67	4.40

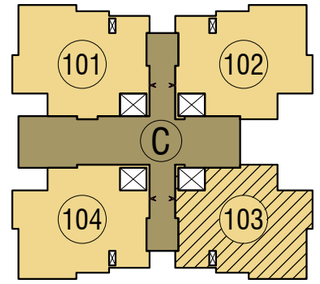
OPEN TERRACE AREA IN SQ. MTR	7.20



3 BHK LUXURIOUS UNIT

1ST FLOOR_TERRACE UNIT

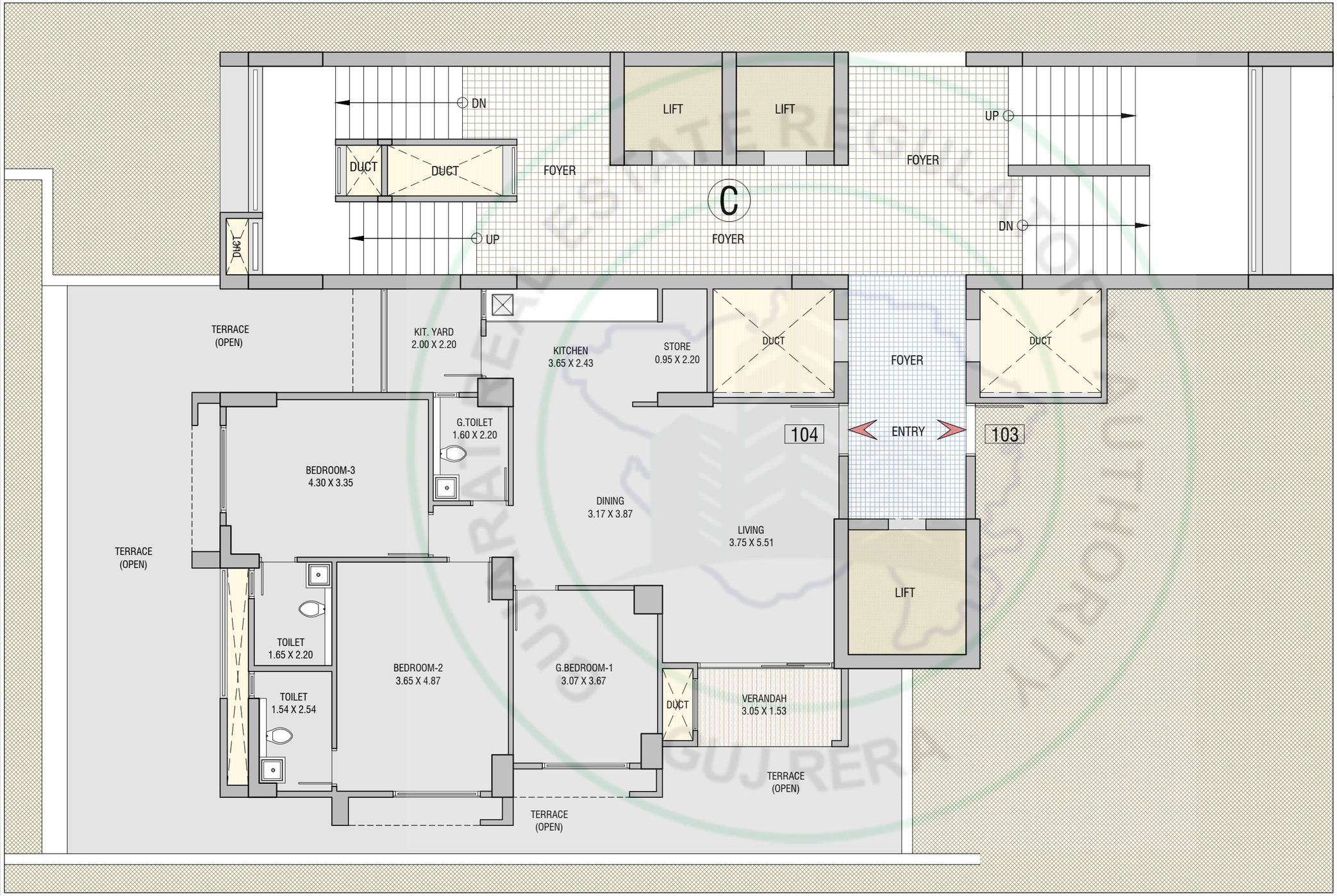
BLOCK-C - 103



AREA AS PER RERA

CARPET AREA IN SQ. MTR	VERANDAH/BALCONY IN SQ. MTR	WASH AREA IN SQ. MTR
104.09	4.67	4.40

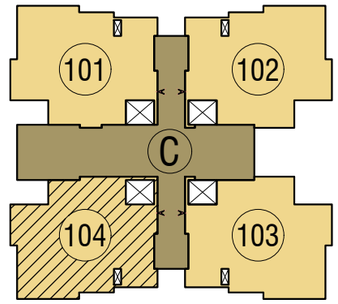
OPEN TERRACE AREA IN SQ. MTR	30.70



3 BHK LUXURIOUS UNIT

1ST FLOOR_TERRACE UNIT

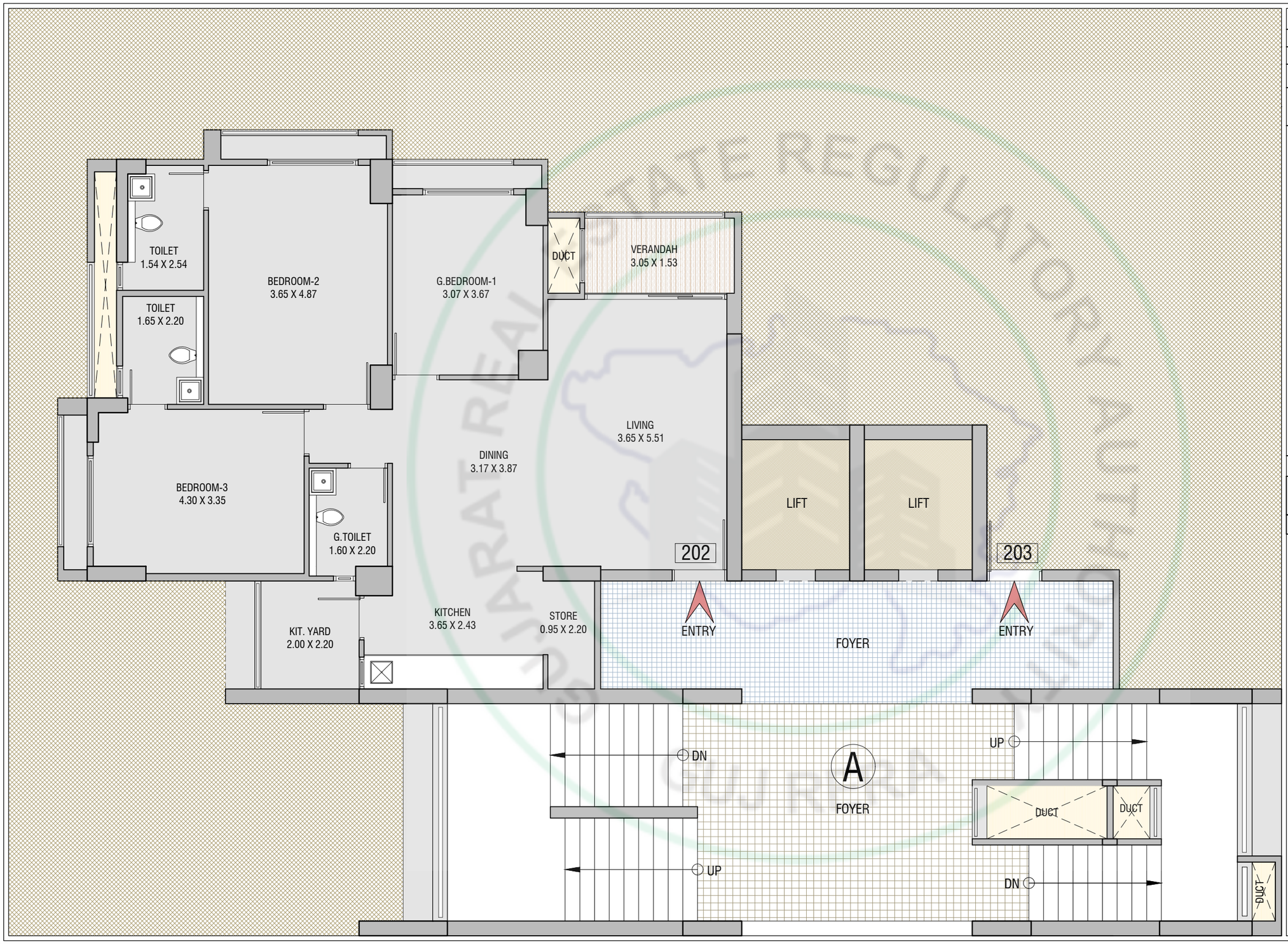
BLOCK-C - 104



AREA AS PER RERA

CARPET AREA IN SQ. MTR	VERANDAH/BALCONY IN SQ. MTR	WASH AREA IN SQ. MTR
104.09	4.67	4.40

OPEN TERRACE AREA IN SQ. MTR	73.36

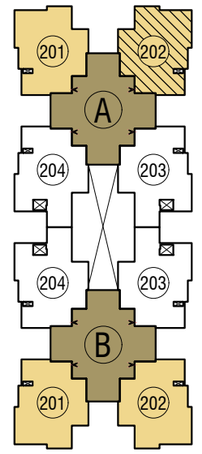


3 BHK LUXURIOUS UNIT

TYPICAL FLOOR

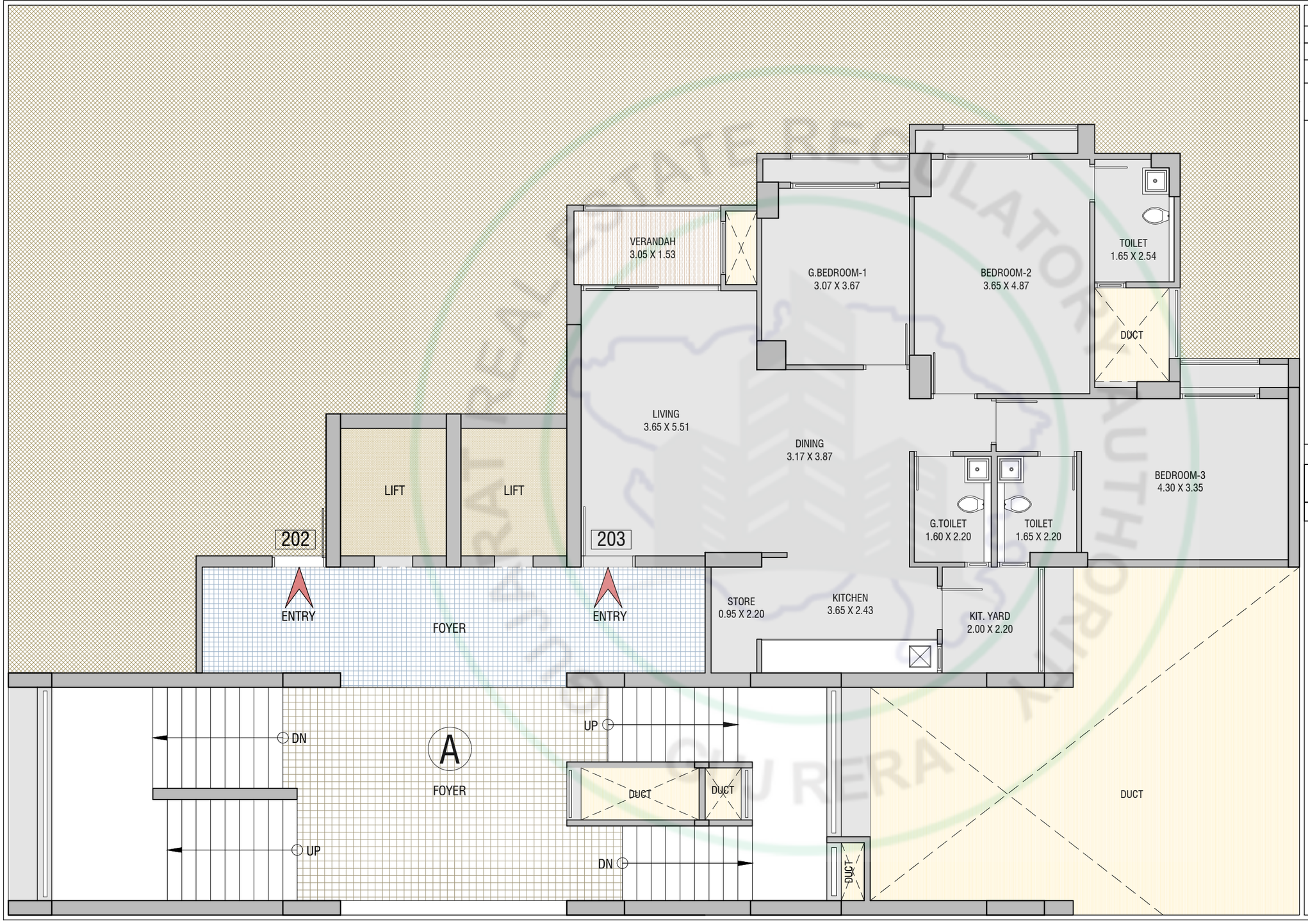
2ND TO 19TH FLOOR

BLOCK-A - UNITS NO.- 201 & 202
BLOCK-B - UNITS NO.- 201 & 202



AREA AS PER RERA

CARPET AREA IN SQ. MTR	VERANDAH/BALCONY IN SQ. MTR	WASH AREA IN SQ. MTR
103.85	4.67	4.40

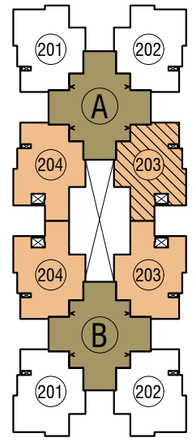


3 BHK LUXURIOUS UNIT

TYPICAL FLOOR

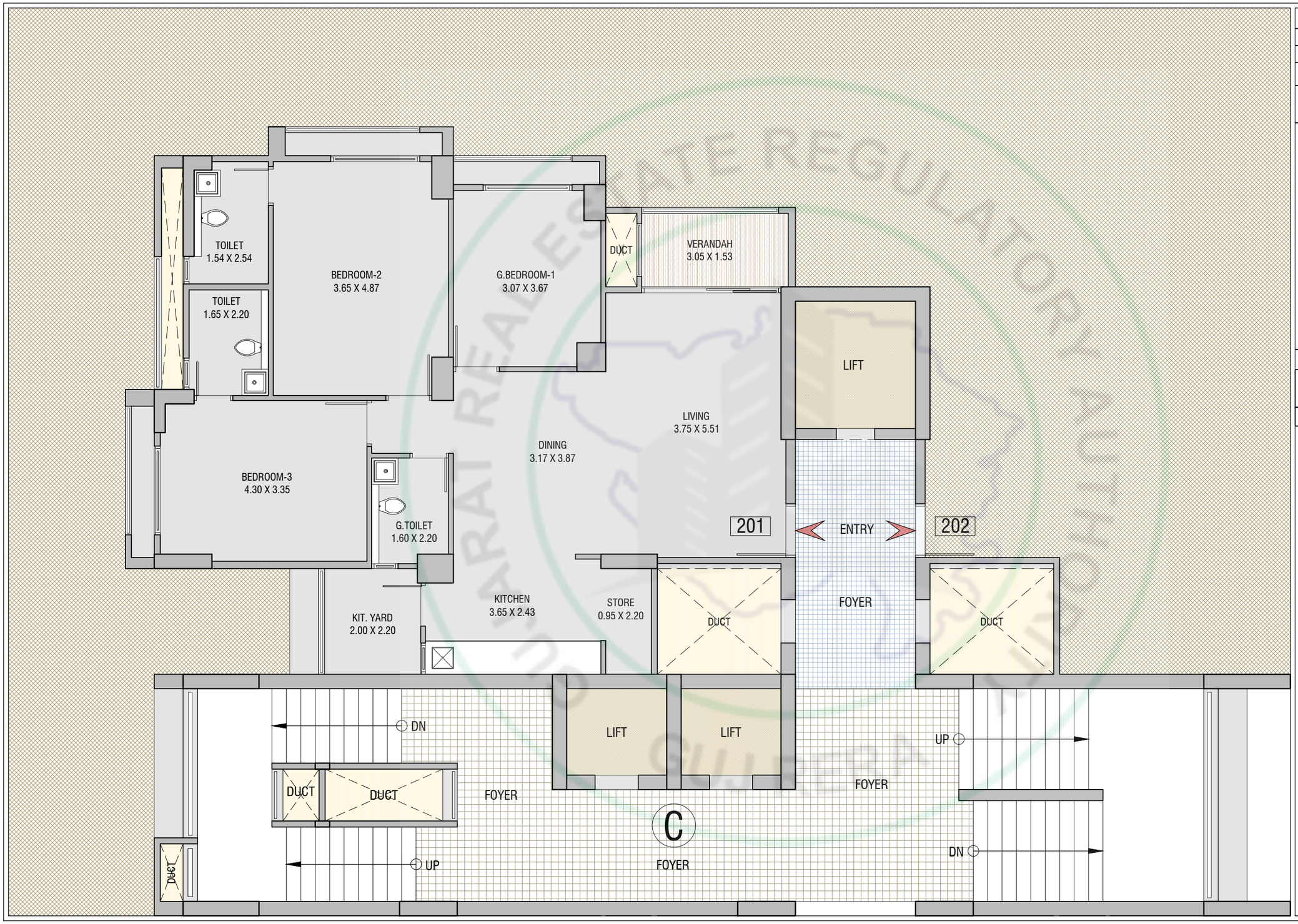
2ND TO 19TH FLOOR

BLOCK-A - UNITS NO.- 203 & 204
BLOCK-B - UNITS NO.- 203 & 204



AREA AS PER RERA

CARPET AREA IN SQ. MTR	VERANDAH/BALCONY IN SQ. MTR	WASH AREA IN SQ. MTR
105.79	4.67	4.40

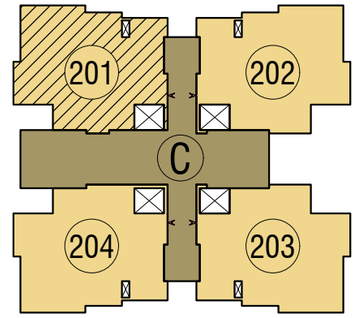


3 BHK LUXURIOUS UNIT

TYPICAL FLOOR

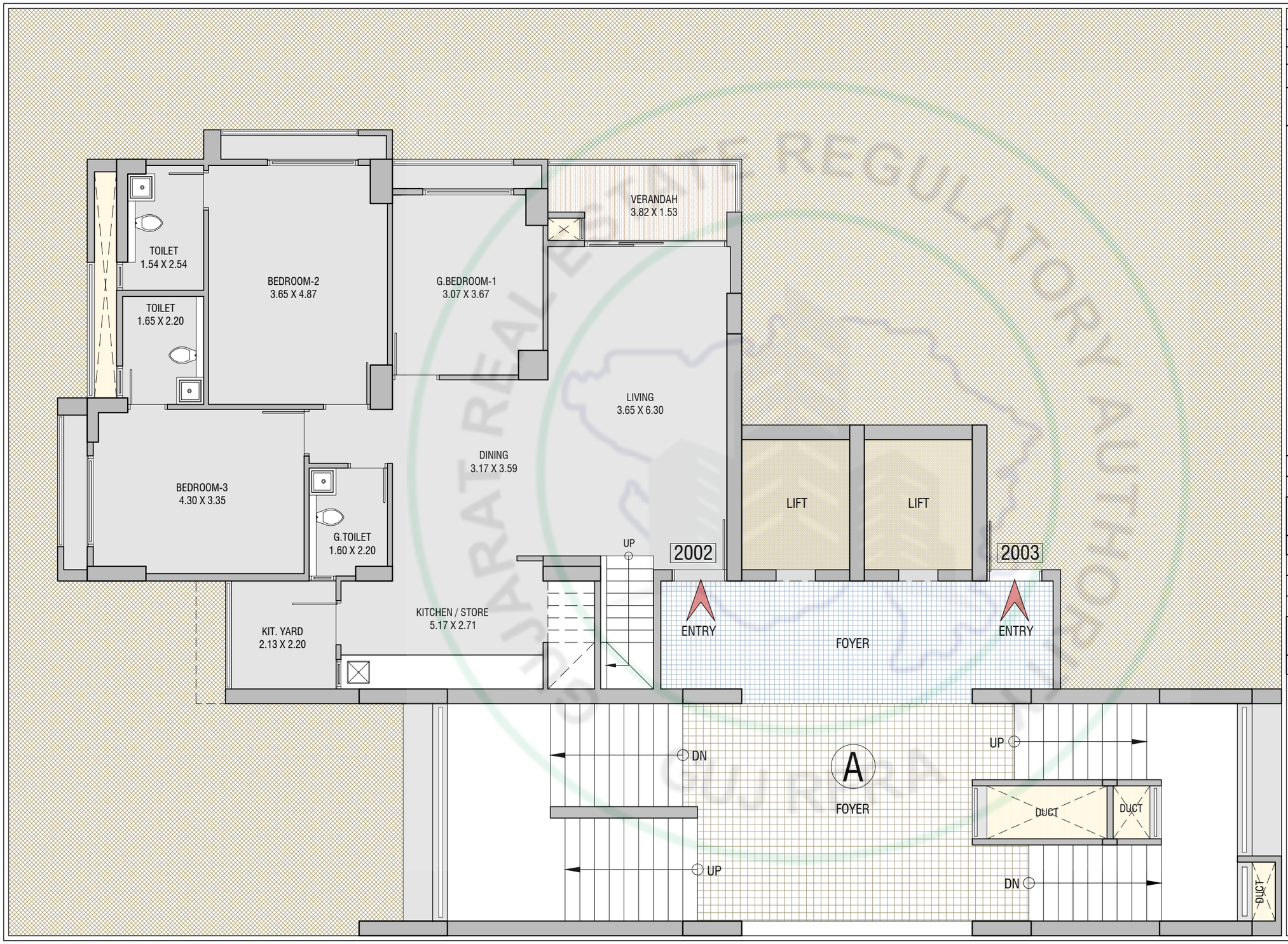
2ND TO 20TH FLOOR

BLOCK-C - ALL UNITS



AREA AS PER RERA

CARPET AREA IN SQ. MTR	VERANDAH/BALCONY IN SQ. MTR	WASH AREA IN SQ. MTR
104.09	4.67	4.40

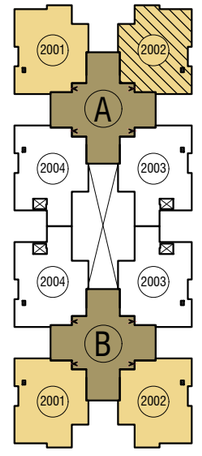


4 BHK LUXURIOUS UNIT

LOWER PENT HOUSE

20TH FLOOR

BLOCK-A - UNITS NO.- 2001 & 2002
BLOCK-B - UNITS NO.- 2001 & 2002



LOWER PENT HOUSE UNIT

AREA AS PER RERA

CARPET AREA IN SQ. MTR	VERANDAH/BALCONY IN SQ. MTR	WASH AREA IN SQ. MTR
111.92	5.31	4.69

UPPER PENT HOUSE UNIT

AREA AS PER RERA

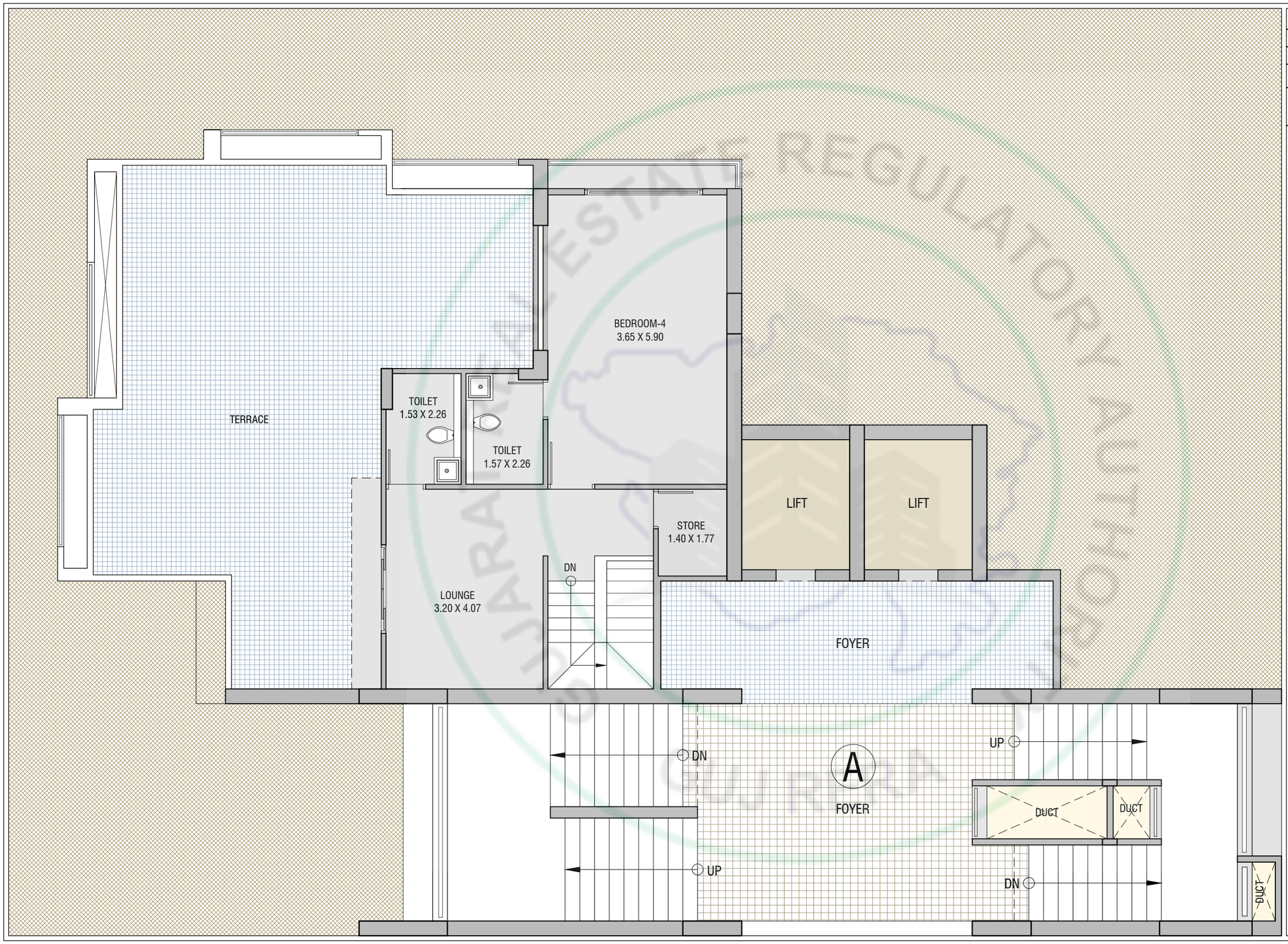
CARPET AREA IN SQ. MTR	VERANDAH/BALCONY IN SQ. MTR	TERRACE IN SQ. MTR
54.52	-----	64.12

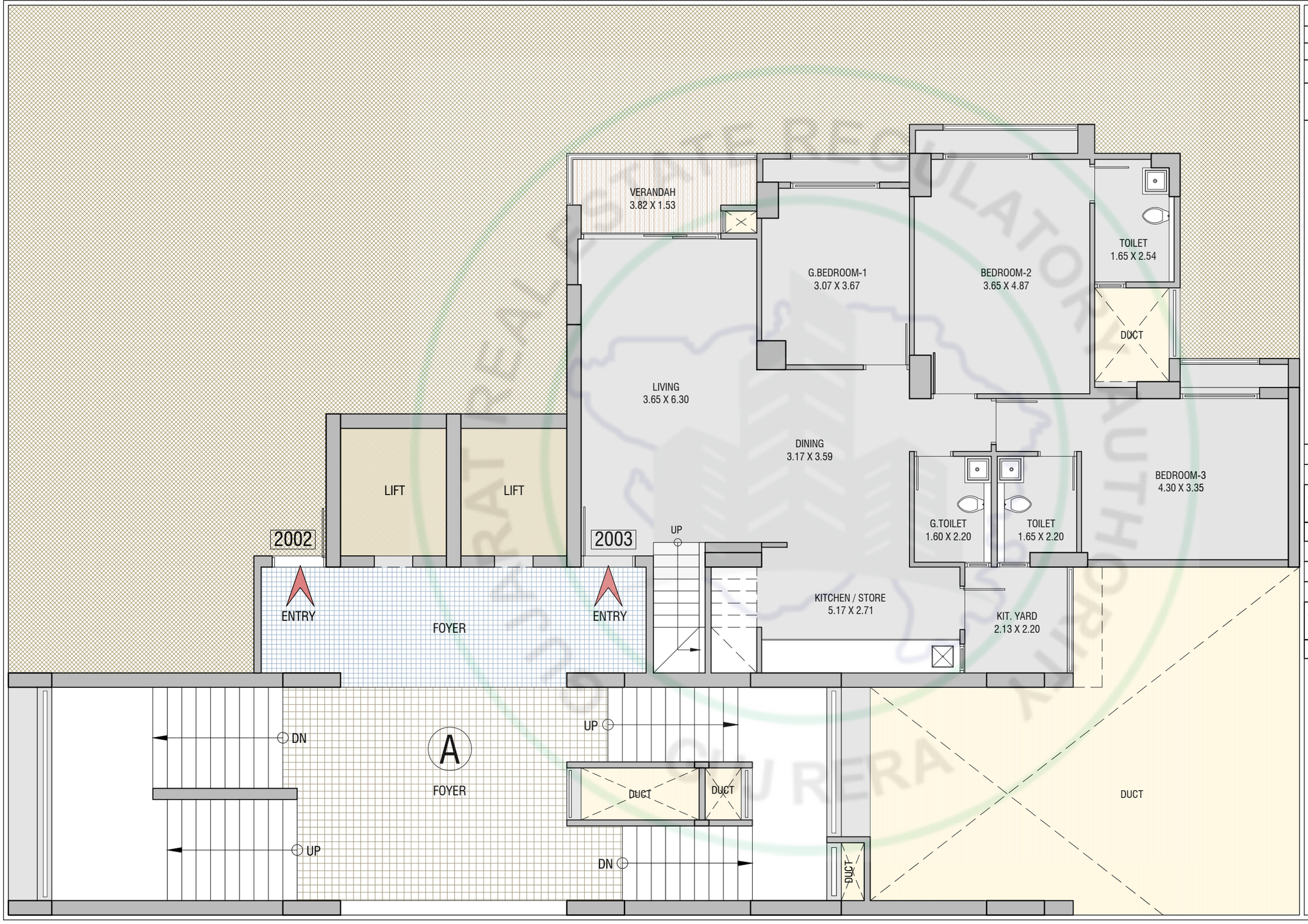
4 BHK LUXURIOUS UNIT

UPPER PENT HOUSE

21ST FLOOR

BLOCK-A - UNITS NO.- 2001 & 2002
BLOCK-B - UNITS NO.- 2001 & 2002



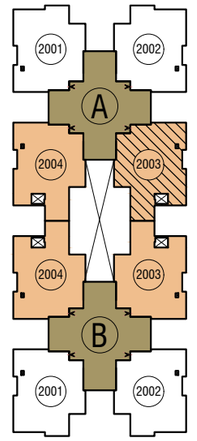


4 BHK LUXURIOUS UNIT

LOWER PENT HOUSE

20TH FLOOR

BLOCK-A - UNITS NO.- 2003 & 2004
BLOCK-B - UNITS NO.- 2003 & 2004



LOWER PENT HOUSE UNIT

AREA AS PER RERA

CARPET AREA IN SQ. MTR	VERANDAH/BALCONY IN SQ. MTR	WASH AREA IN SQ. MTR
113.88	5.31	4.69

UPPER PENT HOUSE UNIT

AREA AS PER RERA

CARPET AREA IN SQ. MTR	VERANDAH/BALCONY IN SQ. MTR	TERRACE IN SQ. MTR
54.52	-----	65.77

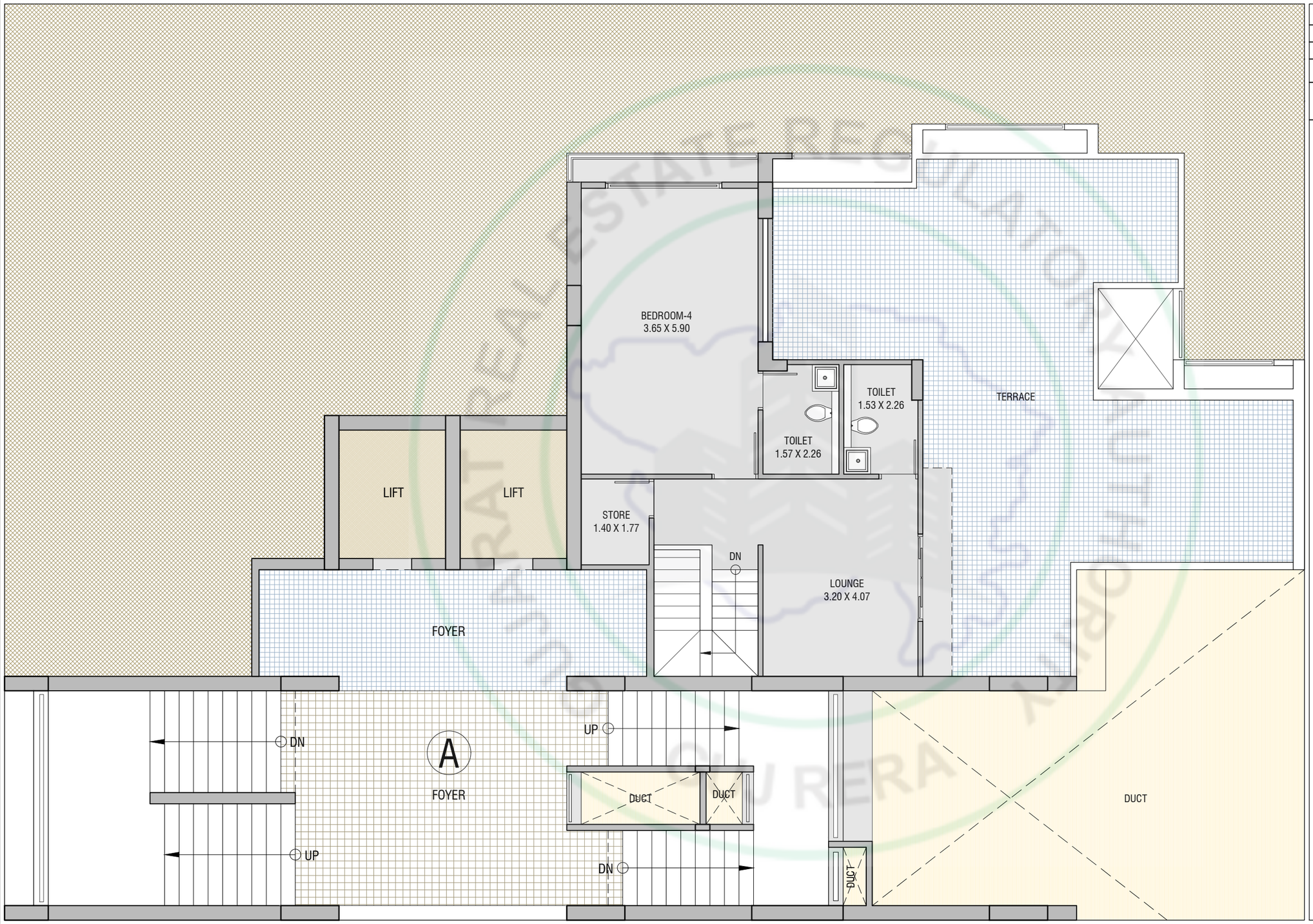
4 BHK LUXURIOUS UNIT

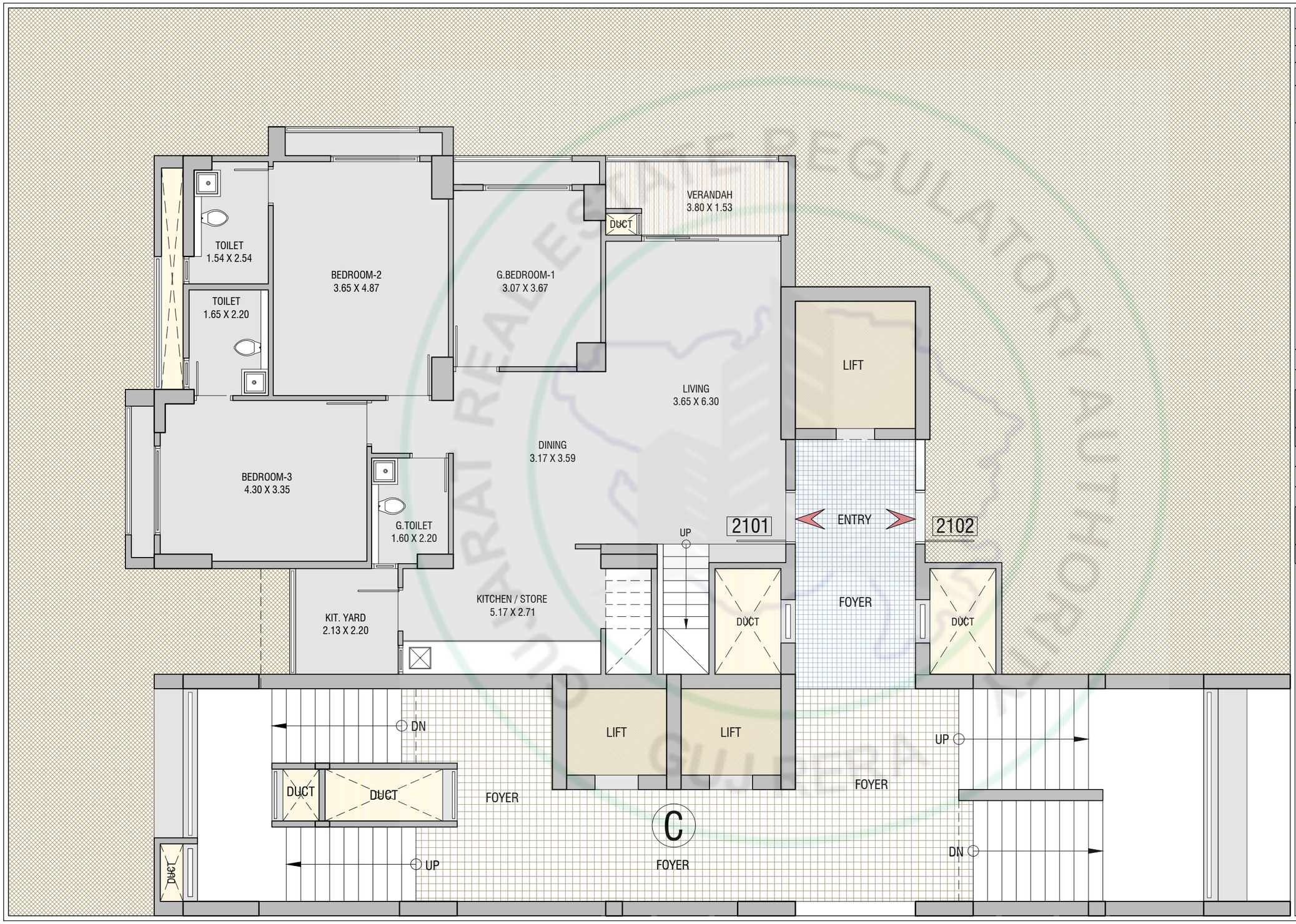
UPPER PENT HOUSE

21ST FLOOR

BLOCK-A - UNITS NO.- 2003 & 2004

BLOCK-B - UNITS NO.- 2003 & 2004



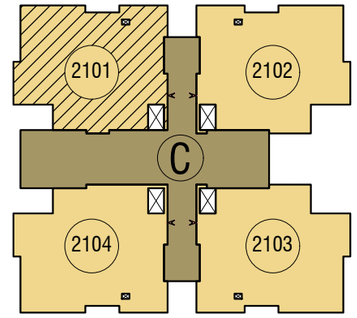


4 BHK LUXURIOUS UNIT

LOWER PENT HOUSE

21ST FLOOR

BLOCK-C - ALL UNITS



LOWER PENT HOUSE UNIT

AREA AS PER RERA

CARPET AREA IN SQ. MTR	VERANDAH/BALCONY IN SQ. MTR	WASH AREA IN SQ. MTR
112.33	5.39	4.69

UPPER PENT HOUSE UNIT

AREA AS PER RERA

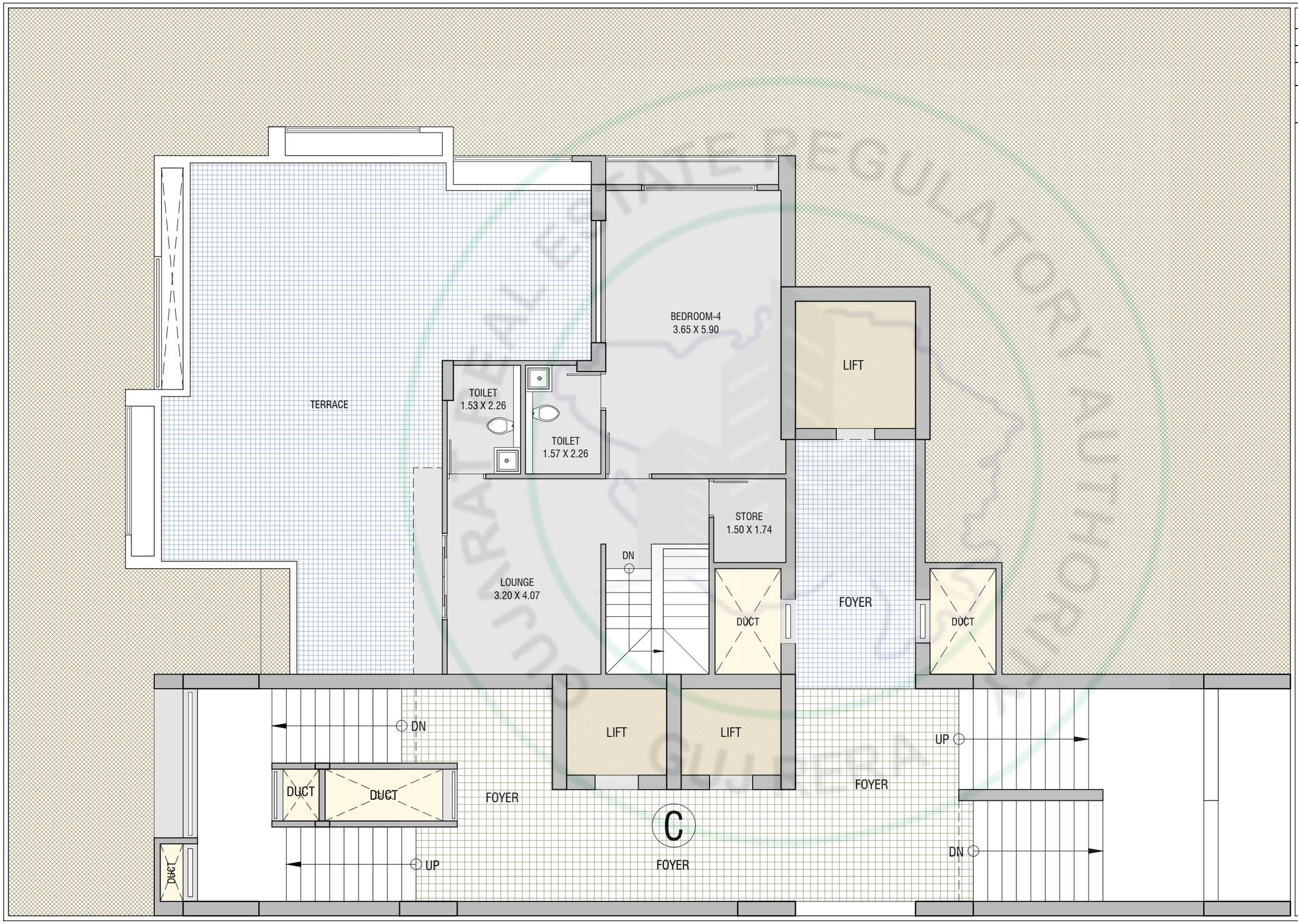
CARPET AREA IN SQ. MTR	VERANDAH/BALCONY IN SQ. MTR	TERRACE IN SQ. MTR
54.89	-----	63.69

4 BHK LUXURIOUS UNIT

UPPER PENT HOUSE

22ND FLOOR

BLOCK-C - ALL UNITS



ADJ. F.P. NO.-150 (NHC)

ADJ. F.P. NO.-151 (GARDEN)

ADJ. F.P. NO.-151 (GARDEN)

30.00 MT WIDE T.P.S. ROAD

7.50 MT. WIDE APPROACH ROAD

7.50 MT. WIDE APPROACH ROAD

8.00 MT. WIDE DRIVE WAY FOR FIRE VEHICLE

6.00 MT. WIDE DRIVE WAY

2.00 MT. WIDE DRIVE WAY

6.0 MT. WIDE APPROACH ROAD

A-BLOCK FOYER

B-BLOCK FOYER

C-BLOCK FOYER

FOYER

LIFT

FIRE LIFT

SHOP-1

SHOP-2

SHOP-3

SHOP-4

SHOP-5

SHOP-6

SHOP-7

SHOP-8

SHOP-9

SHOP-10

SHOP-11

SHOP-12

SHOP-13

SHOP-14

SHOP-15

SHOP-16

SHOP-17

SHOP-18

SHOP-19

SHOP-20

SHOP-21

SHOP-22

SHOP-23

SHOP-24

SHOP-25

SHOP-26

SHOP-27

SHOP-28

SHOP-29

TOILET

ELECTRIC METER ROOM

CONTROL ROOM

COMMON PLOT

FOR SOCIETY MEMBER'S USE ONLY

ROOM

ENTRANCE

UP

DN

RAMP ON TO 1ST BASEMENT

6.0 MT. WIDE RAMP

SPACE FOR SOLAR PANEL

ADJ. F.P. NO.-54/1
ADJ. O.P. NO.-70
ADJ. SUR. NO.-85 (O)

ADJ. O.P. NO.-54/1
ADJ. SUR. NO.-535/1 (S)

12.00 MT WIDE T.P.S. SERVICE ROAD

60.00 MT WIDE SARKHEJ-SANAND-VIRAMGAM ROAD

12.00 MT WIDE T.P.S. SERVICE ROAD

N

GROUND FLOOR PLAN WITH PARKING LAYOUT

ADJ. F.P. NO.-150 (NHC)

ADJ. F.P. NO.-151 (GARDEN)

RAIN WATER STORAGE TANK

4.80 MT WIDE DRIVE WAY

0.30M THK. R.C.C. WALL

6.10 MT WIDE DRIVE WAY

RAMP UP TO GROUND LVL

8.50 MT. WIDE RAMP

MECH. VENTILATION AIR SHAFT

MECH. VENTILATION AIR SHAFT

2.00 MT WIDE DRIVE WAY

A-BLOCK FOYER

LIFT

LIFT

LIFT

FIRE LIFT

UP

DN

5.50 MT WIDE DRIVE WAY

5.50 MT WIDE DRIVE WAY

8.50 MT. WIDE RAMP

2.00 MT WIDE DRIVE WAY

2.00 MT WIDE DRIVE WAY

7.00 MT WIDE DRIVE WAY

RAMP DN TO 2ND BASEMENT

2.25 MT. WIDE DRIVE WAY

2.25 MT. WIDE DRIVE WAY

5.50 MT WIDE DRIVE WAY

5.50 MT WIDE DRIVE WAY

2.00 MT WIDE DRIVE WAY

2.00 MT WIDE DRIVE WAY

2.25 MT. WIDE DRIVE WAY

2.00 MT WIDE DRIVE WAY

B-BLOCK FOYER

LIFT

LIFT

FIRE LIFT

LIFT

DN

UP

5.50 MT WIDE DRIVE WAY

4.27 MT WIDE DRIVE WAY

LIFT

FIRE LIFT

LIFT

UP

FOYER

FOYER

C-BLOCK

DN

LIFT

DOMESTIC SOFT WATER TANK

DOMESTIC RAW WATER TANK

SPACE FOR FIRE AND DOMESTIC PUMPS SET, WATER TREATMENT EQUIPMENTS TO BE PLACED OUT SIDE

FIRE WATER TANK

S.T.P

ADJ. F.P. NO.-54/1
ADJ. O.P. NO.-70
ADJ. SUR. NO.-85 (O)

ADJ. O.P. NO.-54/1
ADJ. SUR. NO.-535/1 (S)

ADJ. F.P. NO.-151 (GARDEN)

30.00 MT WIDE T.P.S. ROAD

12.00 MT WIDE T.P.S. SERVICE ROAD

60.00 MT WIDE SARKHEJ-SANAND-VIRAMGAM ROAD

12.00 MT WIDE T.P.S. SERVICE ROAD

N

1ST BASEMENT PLAN WITH PARKING LAYOUT

2ND BASEMENT PLAN WITH PARKING LAYOUT
SCALE : 1 CM = 2.00 MT

ADJ. F.P. NO.-150 (NHC)

ADJ. F.P. NO.-151 (GARDEN)

ADJ. F.P. NO.-151 (GARDEN)

30.00 MT WIDE T.P.S. ROAD

4.80 MT WIDE DRIVE WAY

6.10 MT WIDE DRIVE WAY

RAMP UP TO 2ND BASEMENT

6.50 MT. WIDE RAMP

7.00 MT WIDE DRIVE WAY

A-BLOCK FOYER

LIFT

FIRE LIFT

2.00 MT WIDE DRIVE WAY

5.50 MT WIDE DRIVE WAY

0.30ø THK R.C.C. WALL

B-BLOCK FOYER

8.00 MT WIDE DRIVE WAY

C-BLOCK FOYER

4.27 MT WIDE DRIVE WAY

ADJ. F.P. NO.-54/1
ADJ. O.P. NO.-70
ADJ. SUR. NO.-85 (O)

ADJ. O.P. NO.-54/1
ADJ. SUR. NO.-535/1 (S)

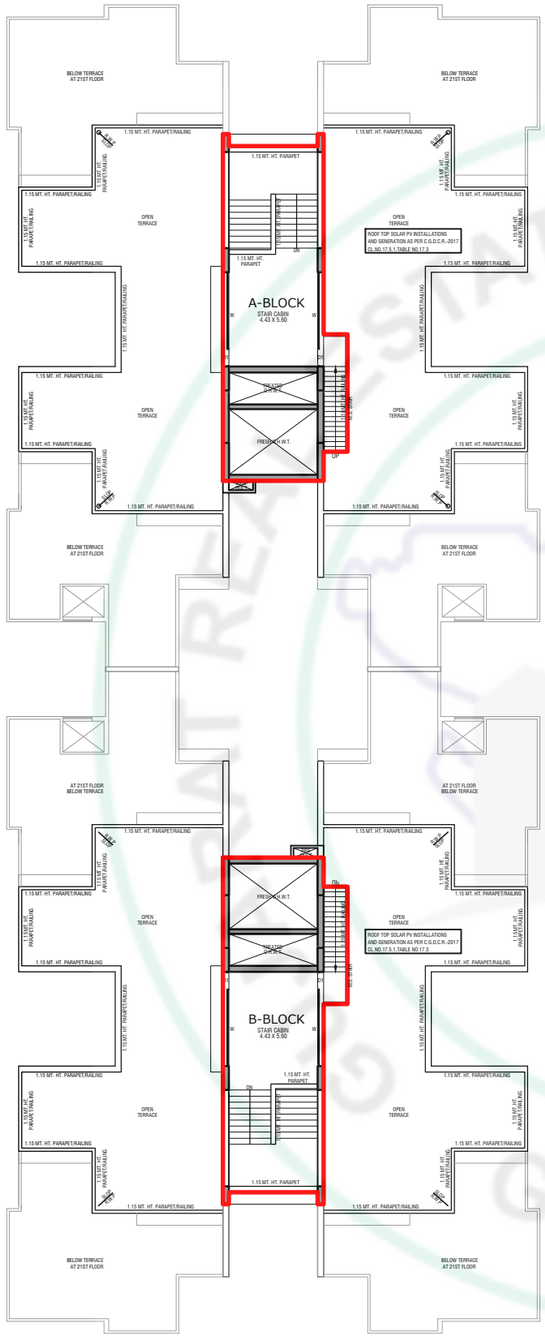
12.00 MT WIDE T.P.S. SERVICE ROAD

60.00 MT WIDE SARKHEJ-SANAND-VIRAMGAM ROAD

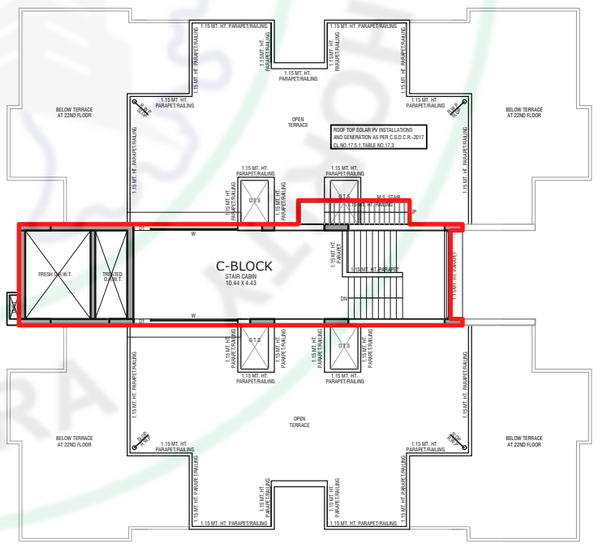
12.00 MT WIDE T.P.S. SERVICE ROAD

N

3RD BASEMENT PLAN WITH PARKING LAYOUT

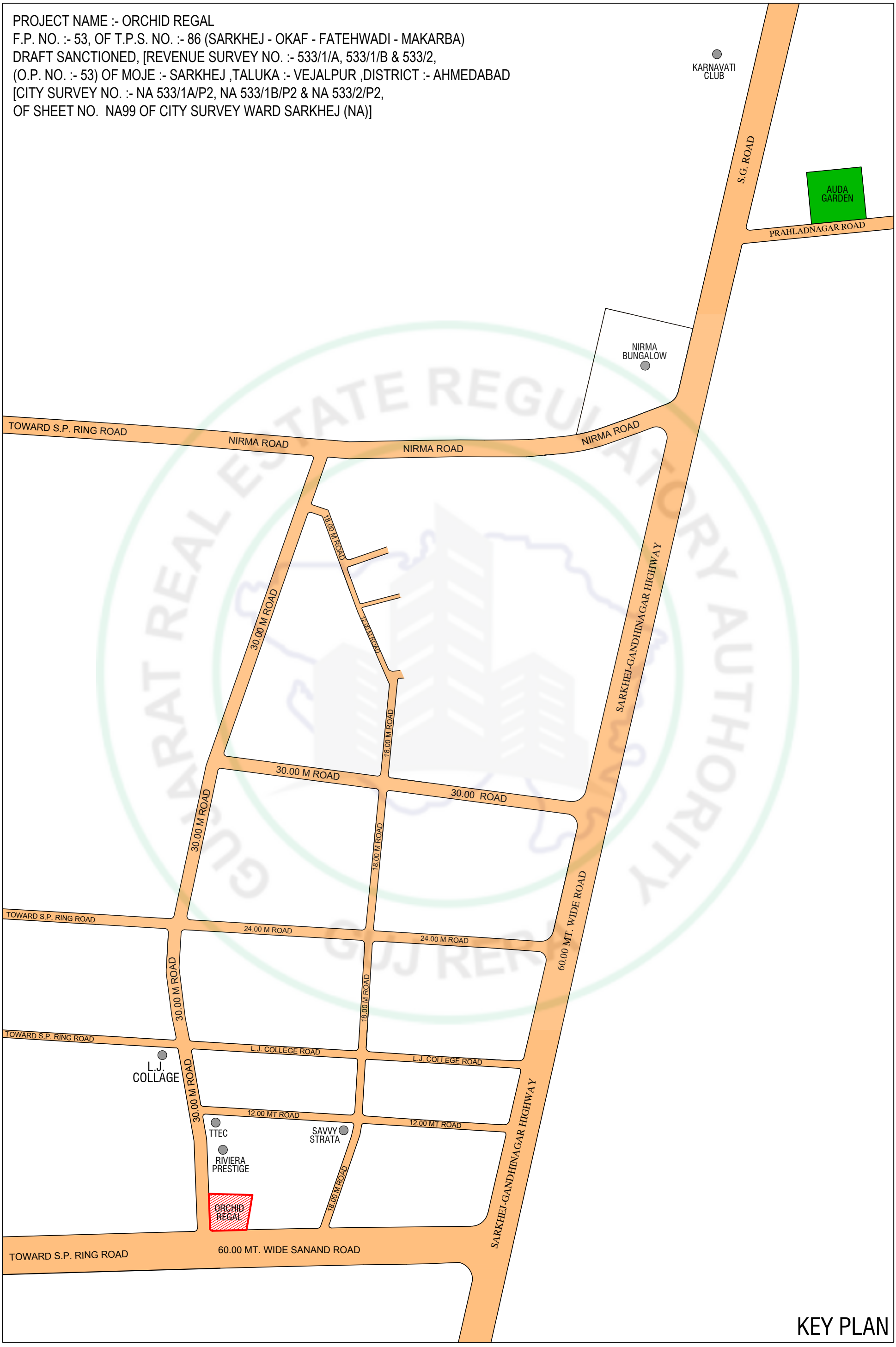


OPEN TERRACE PLAN WITH STAIR CABIN & O.H.W.T. FLOOR PLAN
BLOCK - A & B



OPEN TERRACE PLAN WITH STAIR CABIN, L.M.R. & O.H.W.T. (BLOCK-C)

PROJECT NAME :- ORCHID REGAL
F.P. NO. :- 53, OF T.P.S. NO. :- 86 (SARKHEJ - OKAF - FATEHWADI - MAKARBA)
DRAFT SANCTIONED, [REVENUE SURVEY NO. :- 533/1/A, 533/1/B & 533/2,
(O.P. NO. :- 53) OF MOJE :- SARKHEJ ,TALUKA :- VEJALPUR ,DISTRICT :- AHMEDABAD
[CITY SURVEY NO. :- NA 533/1A/P2, NA 533/1B/P2 & NA 533/2/P2,
OF SHEET NO. NA99 OF CITY SURVEY WARD SARKHEJ (NA)]



KEY PLAN

DISCLAIMER

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- **The Promoter / Developer reserves the right to make minor on-site changes during the course of construction and such changes shall be binding on all the members / customers of the Project.**
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ORCHID REGAL,

NR. L.J. CAMPUS,

SARKHEJ SANAND ROAD, SARKHEJ,

AHMEDABAD – 380054

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OFFICE ADDRESS :

GOYAL HOUSE,

OPP. KARNAVATI CLUB,

S. G. HIGHWAY,

AHMEDABAD - 380015

ARCHITECT

APURVA AMIN

STRUCTURE CONSULTANT

N K SHAH

(NK SHAH CONSULTING ENGINEERS LLP)

GUJARAT REAL ESTATE REGULATORY AUTHORITY
GUJ RERA