

K B ROYAL LUMINOUS

2 & 3 BHK Luxurious Living & Shops


K.B. ROYAL LUMINOUS
Banquet
Banquet
Banquet
Connect
Connect
MAX
MAX
Claude Cafe
Claude Cafe
Claude Cafe
Restaurants
Restaurants
Restaurants
Game ZONE
Game ZONE
one center
one center
SAMSUNG
SAMSUNG
Supermarket
Supermarket
Supermarket
Fanki
adidas
sport store
jewellry
Vanilla
apple store
ATM
Shoppers Shop
The Book Club
Shoe Rack
"M"
Amul Cafe
Bata
K.B. ROYAL LUMINOUS
K.B. ROYAL LUMINOUS

SECOND BASEMENT



FIRST BASEMENT



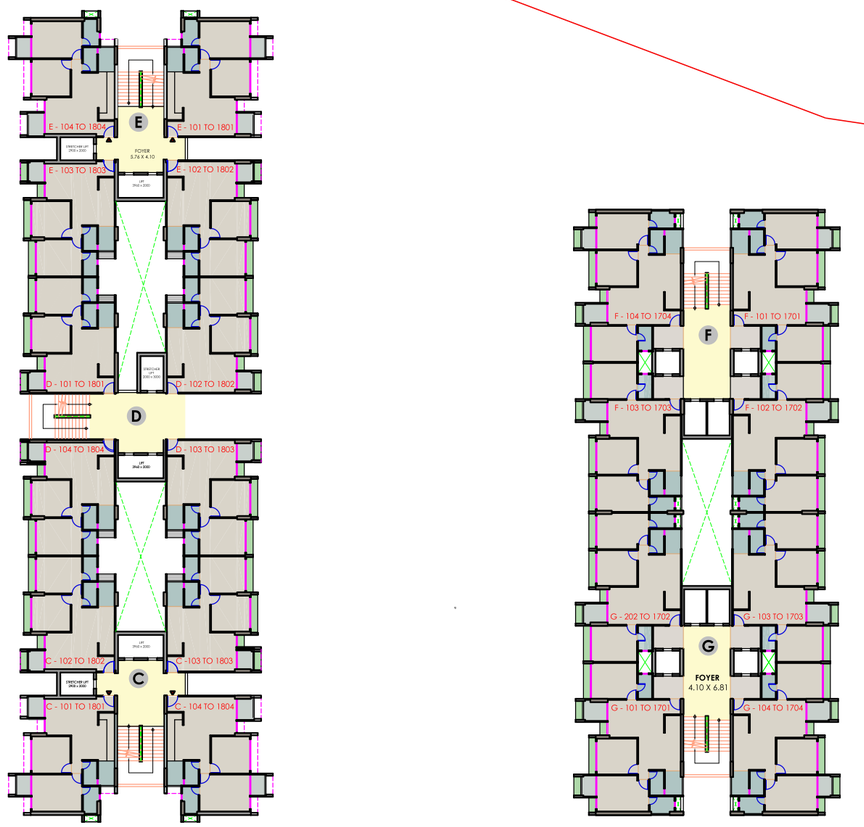
GROUND FLOOR PLAN

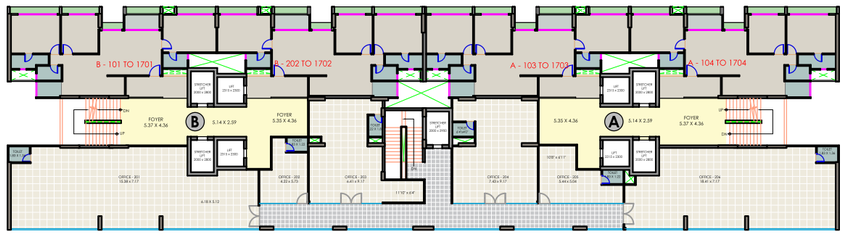


FIRST FLOOR PLAN



SECOND FLOOR PLAN





PLOT LINE

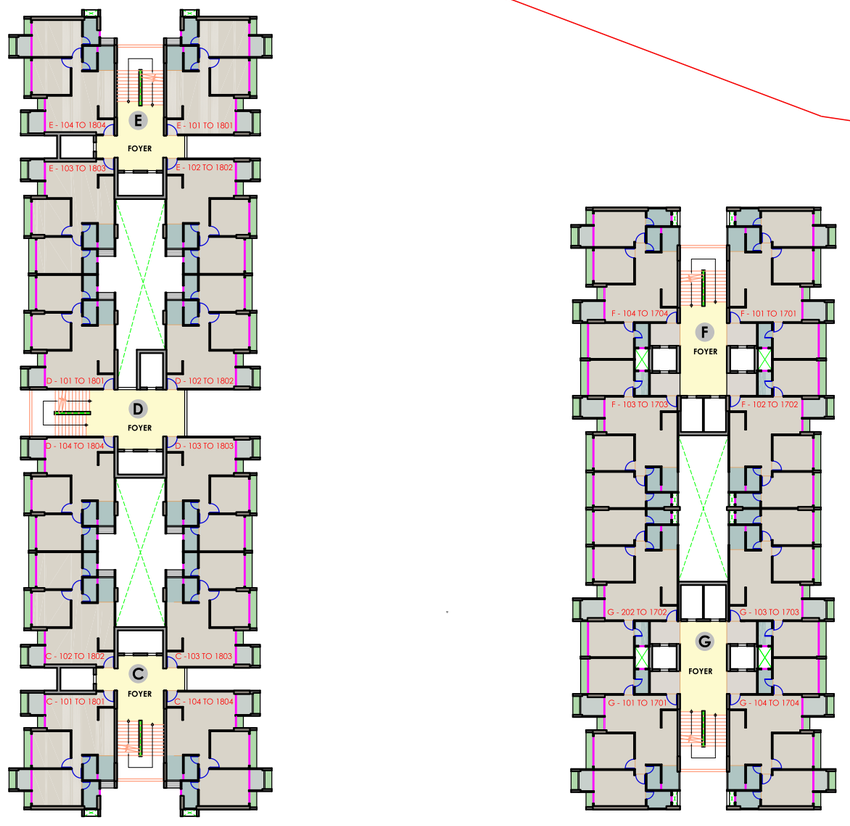
PLOT LINE

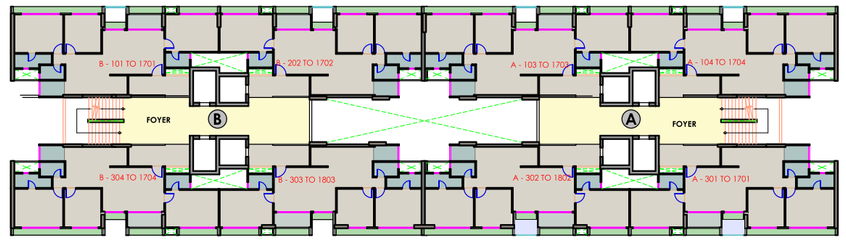
SECOND FLOOR PLAN

PLOT LINE

30.00 MT WIDE T.P.S. ROAD

TYPICAL FLOOR PLAN





PLOT LINE

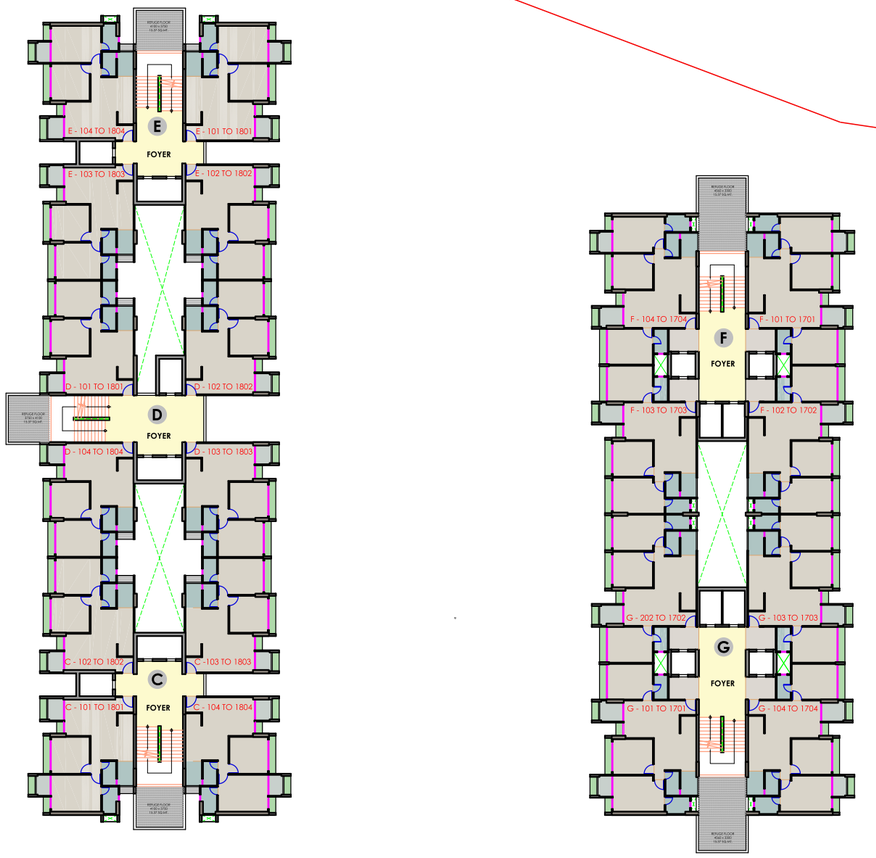
PLOT LINE

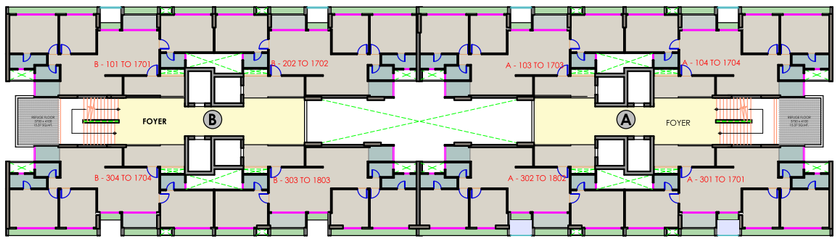
TYPICAL FLOOR PLAN

PLOT LINE

30.00 MT WIDE T.P.S. ROAD

REFUGE FLOOR PLAN





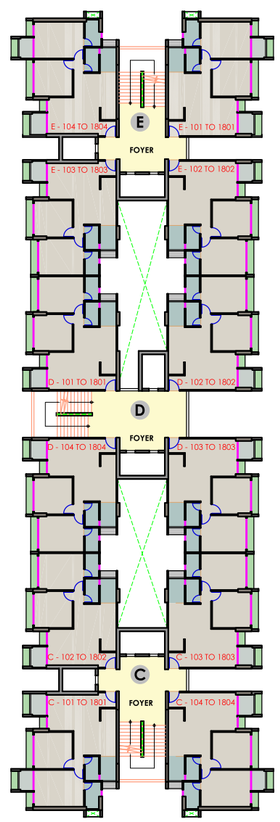
PLOT LINE

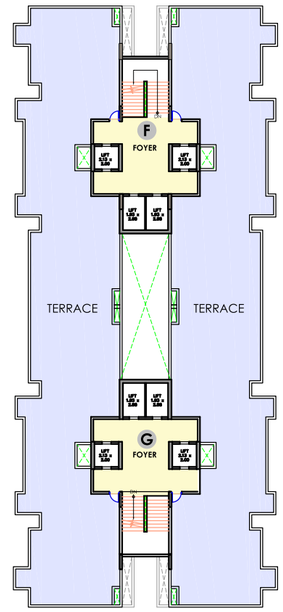
PLOT LINE

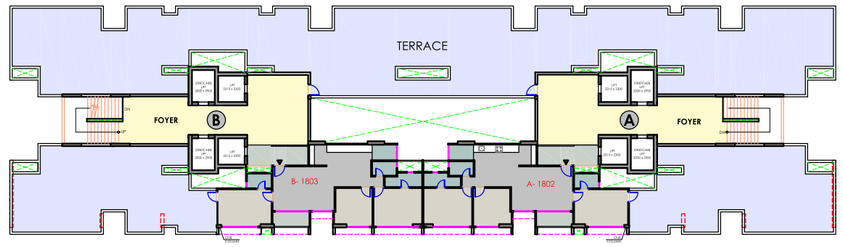
PLOT LINE

30.00 MT WIDE T.P.S. ROAD

18TH FLOOR PLAN







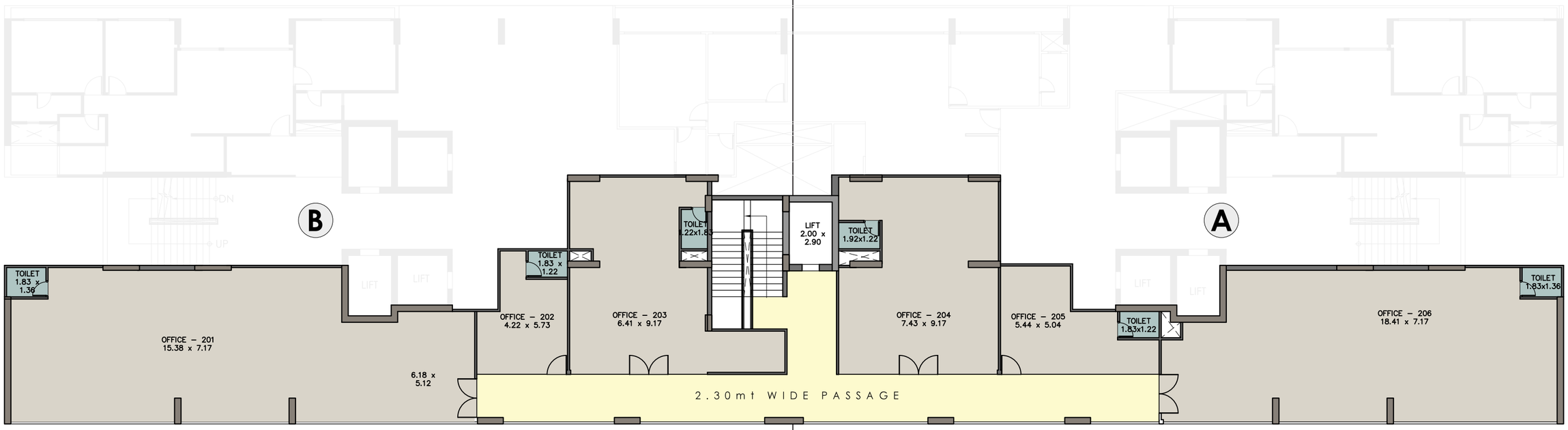
18TH FLOOR PLAN

PLOT LINE

PLOT LINE

PLOT LINE

30.00 MT WIDE T.P.S. ROAD

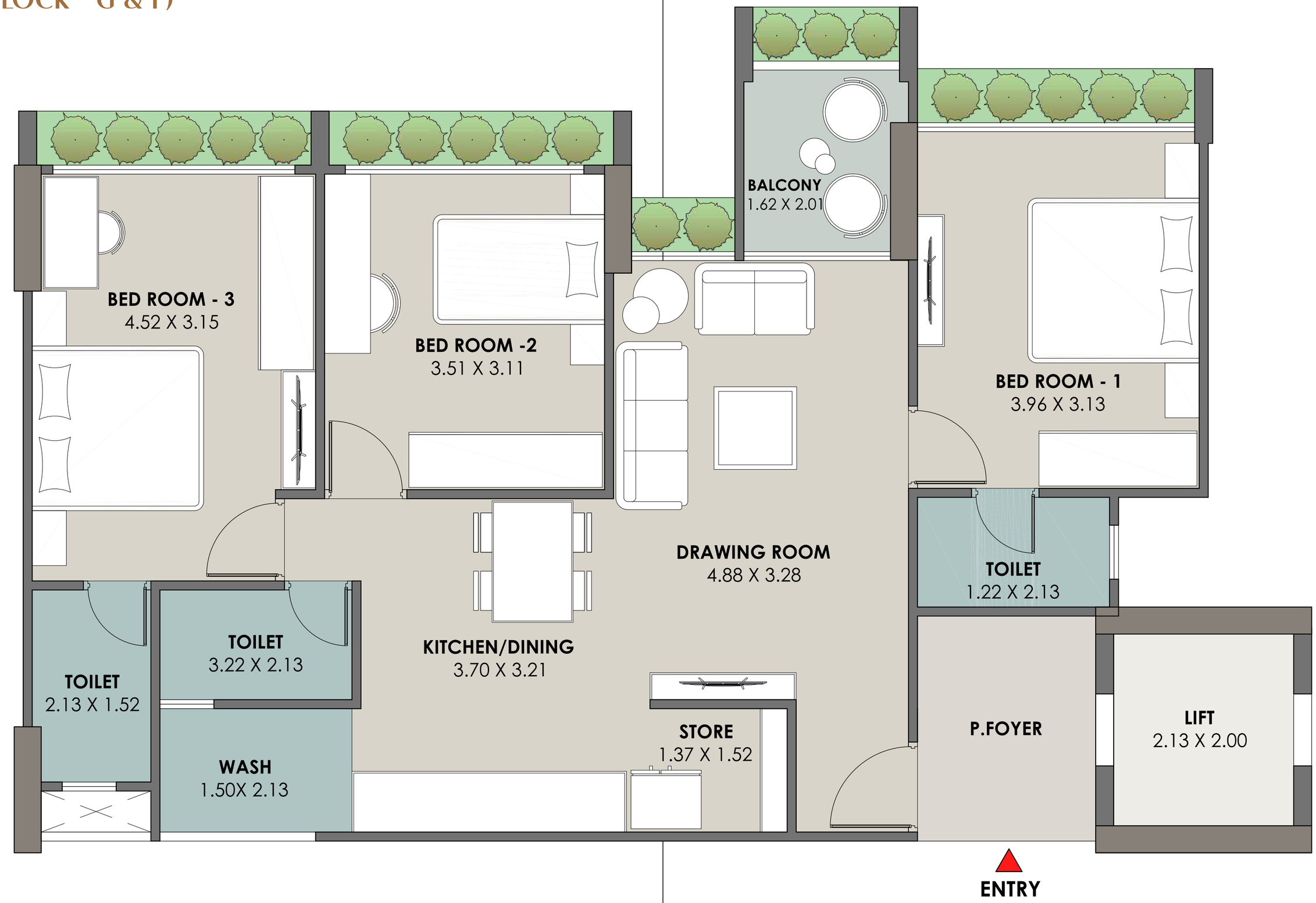


1st & 2nd FLOOR SHOPS PLAN

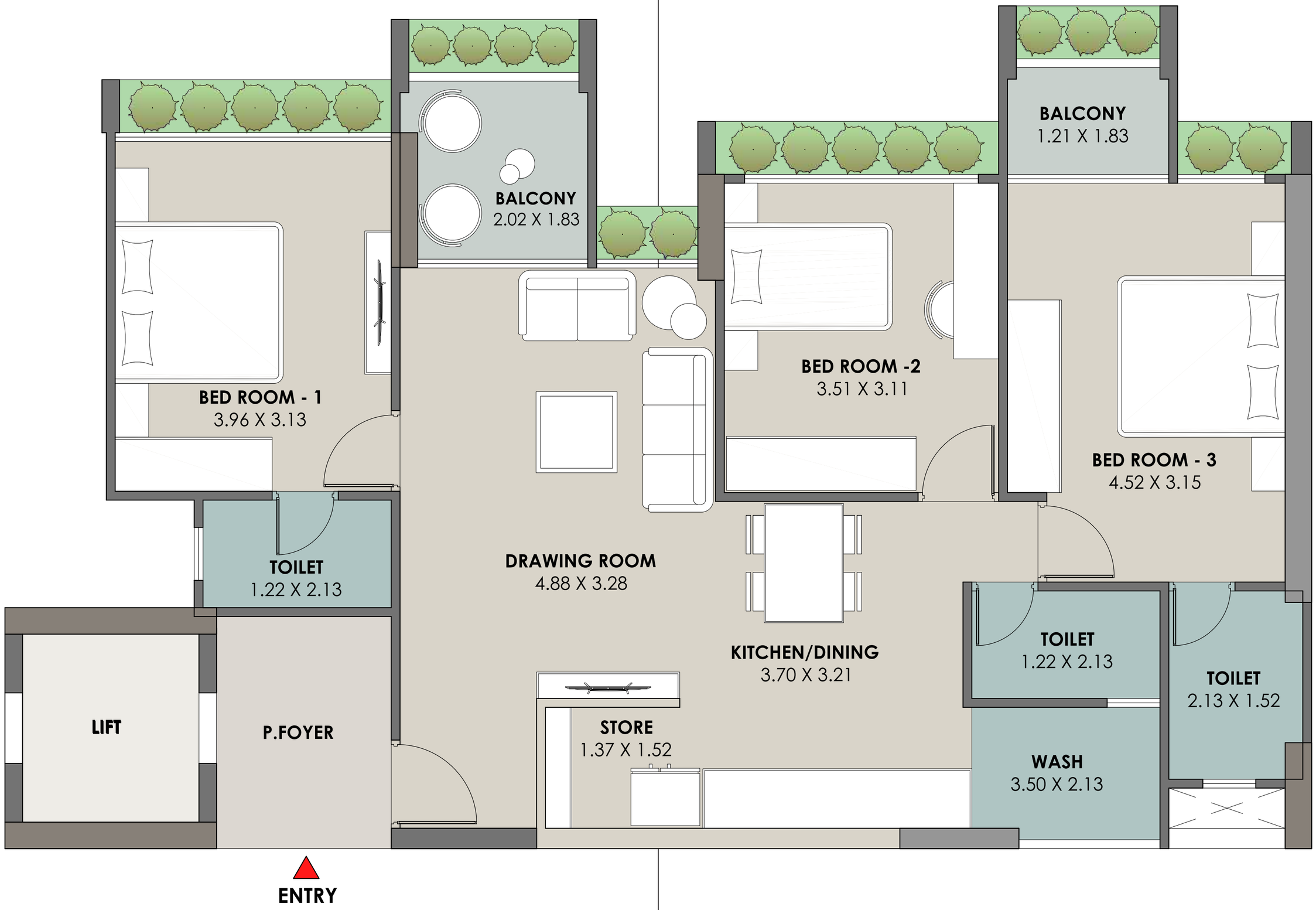


GROUND FLOOR SHOPS PLAN

3BHK UNIT PLAN (TYPE A)
(BLOCK - G & F)



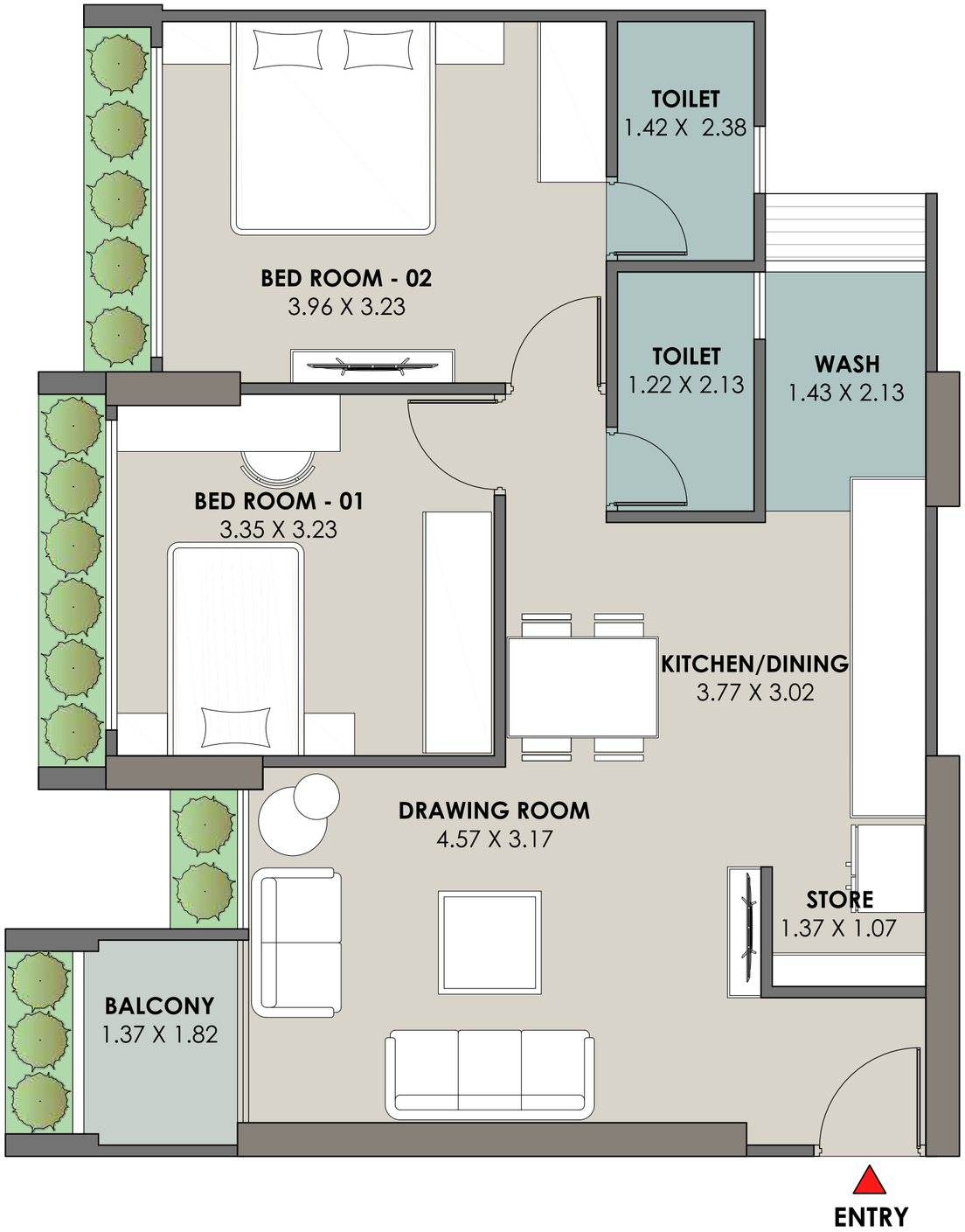
3BHK UNIT PLAN (TYPE B)
(BLOCK - G & F)



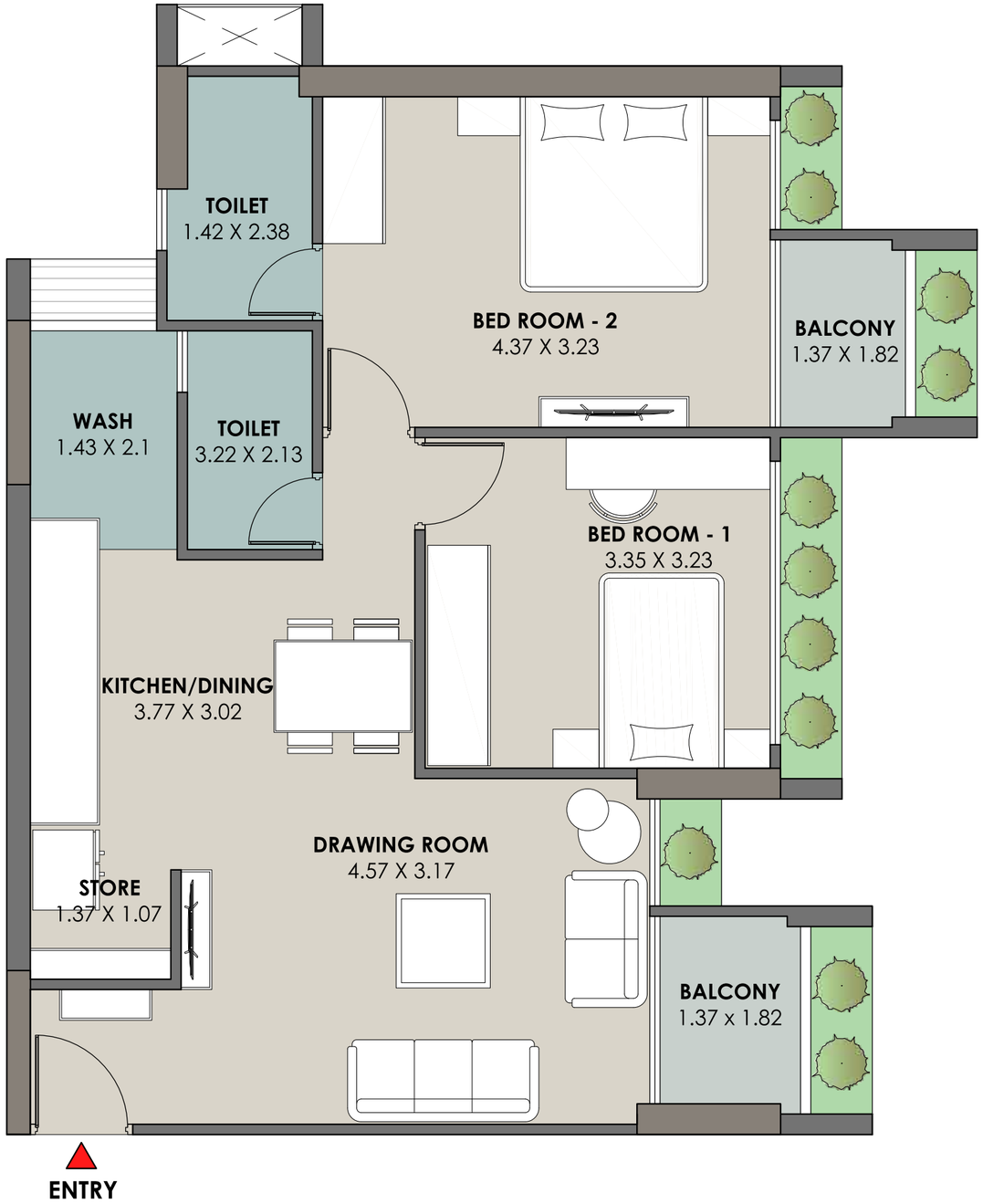
3BHK UNIT PLAN (TYPE C)
(BLOCK - A & B)



2BHK UNIT PLAN (TYPE - D)
(BLOCK- C, D & E)



2BHK UNIT PLAN (TYPE - E)
(BLOCK- C, D & E)



SPECIFICATION

STRUCTURE
Earthquake Resistance R.C.C. framed structure Designed by a certified Structural Engineer for strength & durability

DOORS & WINDOWS
Decorative main entrance door with flush doors for all internal rooms.
Premium glass sliding windows with fully glazed aluminum section with natural stone sill.

KITCHEN
Elegant granite kitchen platform with SS sink & designer wall tiles up to lintel level.

TOILETS & PLUMBING
Designer glazed wall tiles up to lintel level in all bathrooms.
Concealed plumbing with premium quality sanitary & CP fittings with adequate geyser point.
ISI Marked CPVC - UPVC - PVC piping system for water supply & drainage.

WALL FINISH
Internal wall with smooth mala plaster & premium wall putty finish.
External walls finished with double coat sand faced plaster & weather resistant acrylic paint / texture.

ELECTRIFICATION
Concealed ISI marked copper wiring with premium quality modular accessories.
Electrical points thoughtfully planned as per consultant's design.

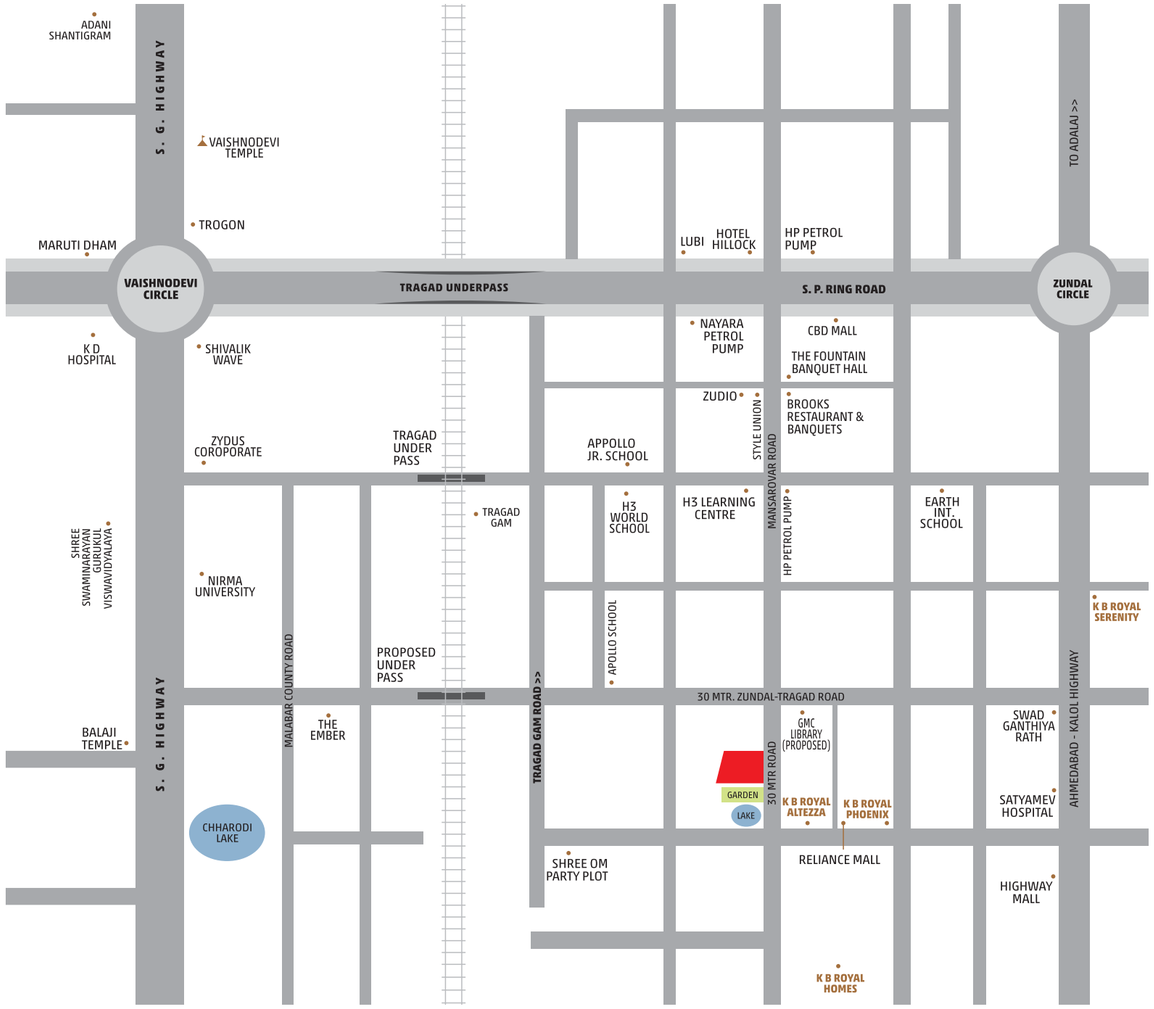
FLOORING
Premium Vitrified tiles flooring across the entire apartment from leading brands.

LIFTS - ELEVATORS
Exclusive high speed elevator access for 3 BHK residence
2 BHK residences enjoy 3 premium high speed elevators on each floor.
stretcher elevators in all blocks.

TERRACE
China mosaic flooring for long term protection.

AMENITIES

FIRE SAFETY | ENTRANCE GATE | BASEMENT PARKING | CCTV CAMERA | 24HRS WATER SUPPLY | ELEVATOR | GARDEN



Site Address : Survey No. 406/2, Besides Dwarkesh Elegance,
Nr. GMC Lake & Garden, Zundal, Ahmedabad.

Contact : +91 81 41 56 22 22

SCAN FOR LOCATION

RERA QR

DEVELOPER
KGB INFRASTRUCTURE LLP

ARCHITECT
VIKRAM SHARMA ASSOCIATES

NOTES :

• All Government legal charges, Stamp duty, AMC, common maintenance charges etc. shall be borne extra by the members. • In case of irregular payments 12% (annual) interest will be charged. • In case of cancellation of unit 10% of total value will be deducted as a management services charges and balance amount will be returned only after the resell of the unit. • External or internal changes shall not be allowed. • Dimensions and area mentioned in the brochure are approximate and indicative. • This brochure is not a part of legal documents. It is only for information and private circulation. • All rights are reserved by the developers to make any changes in the plan, elevation, specification and future additional development in surrounding area in the scheme and shall be binding to all the members. • In order to maintain the aesthetics of the building, installation of AC outdoor units will be permitted at designed spots and nowhere else. • Subject to Ahmedabad jurisdiction. • Payment in favour of "KGB INFRASTRUCTURE LLP".

DEVELOPER

KGB INFRASTRUCTURE LLP

Site Address :
Survey No. 406/2, Besides Dwarkesh Elegance,
Nr. GMC Lake & Garden, Zundal, Ahmedabad.

Contact : +91 81 41 56 22 22