

EMBLEM
of blissful lifestyle

kahan villa

4 BHK BLISSFUL LIFESTYLE



02

Artistic image*



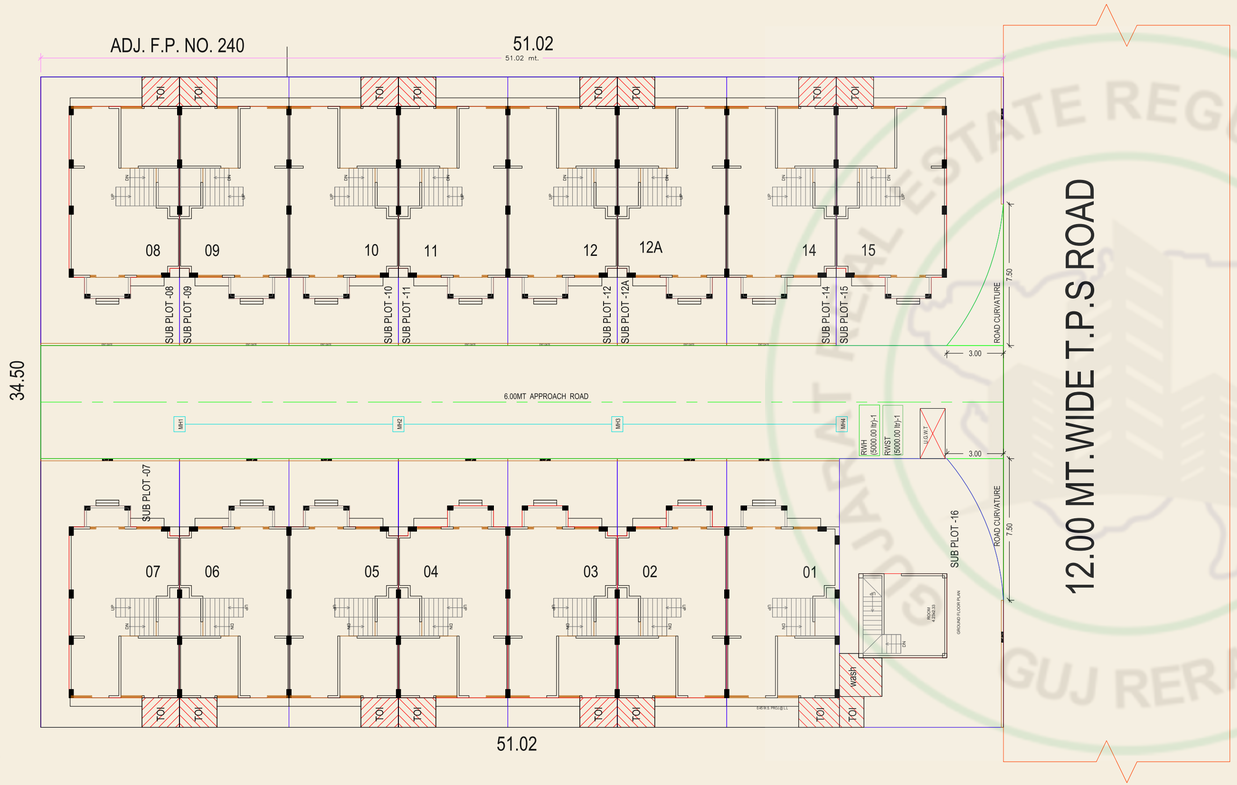
Artistic image*

New story of

happiness

Welcome to Kahan Villa, an extraordinary living experience, designed to wrap you in luxury. An elegant residential community of charming 4 BHK Bungalows that brings together every element required for a life of your dreams.

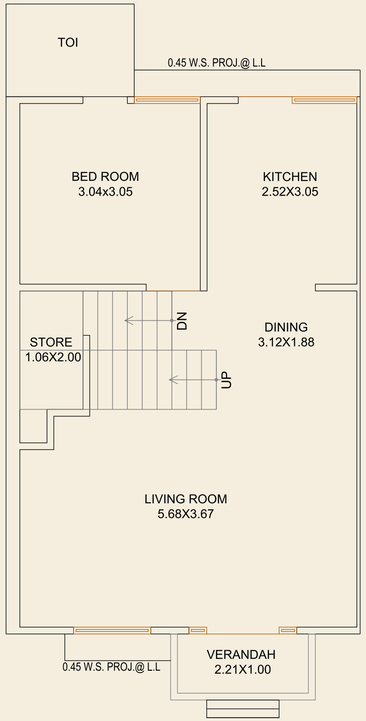
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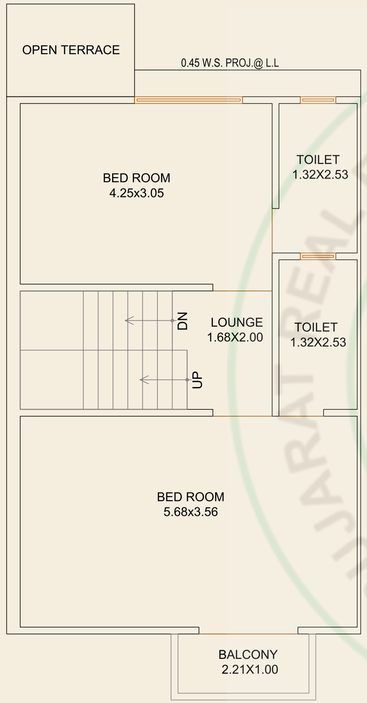
GUJARAT REAL ESTATE REGULATORY AUTHORITY
GUJ RERA

LAYOUT PLAN

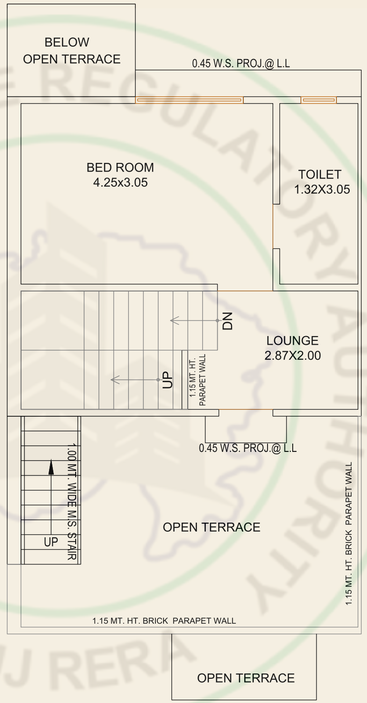
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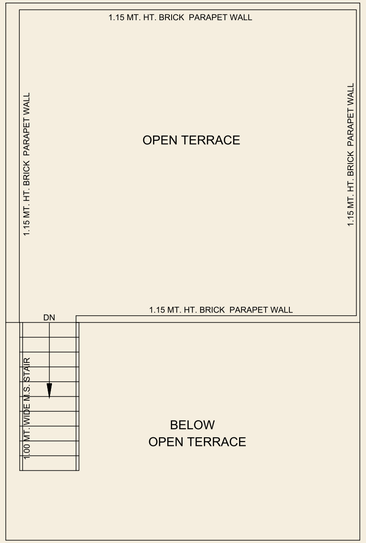
06 GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN

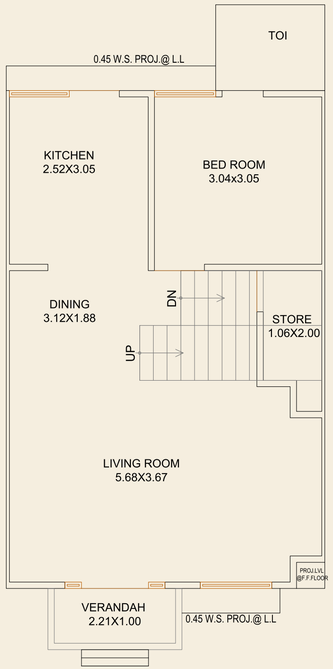


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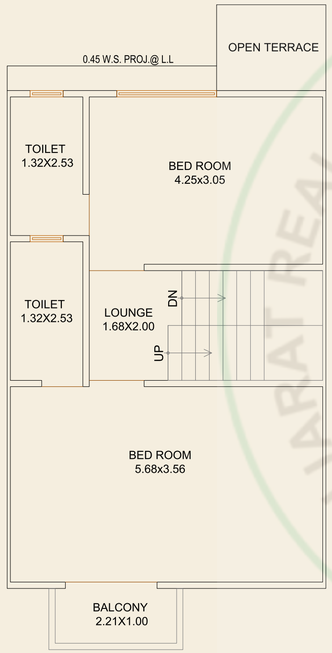
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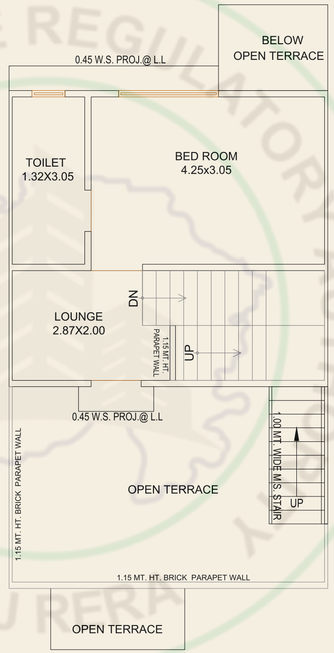
UNIT PLAN
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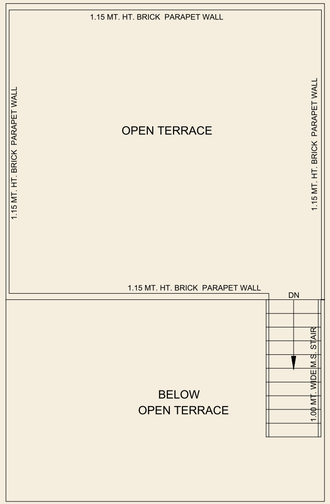
GROUND FLOOR PLAN



FIRST FLOOR PLAN

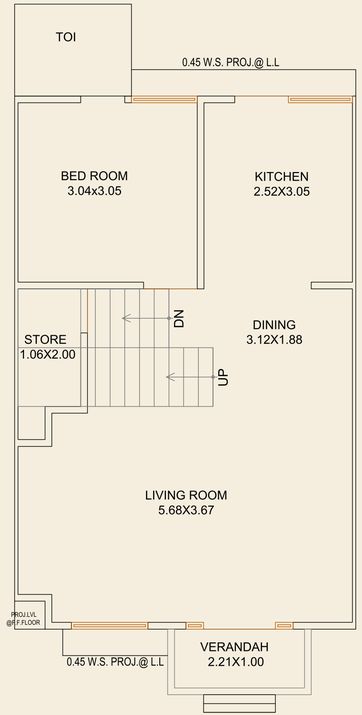


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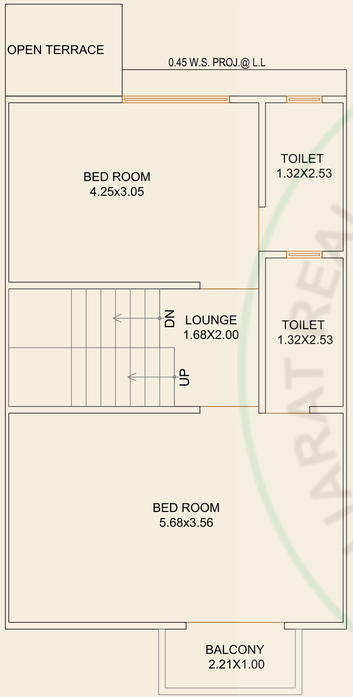


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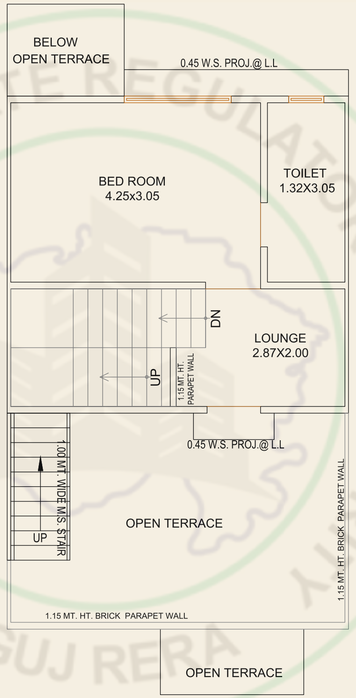
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GUJ RERA



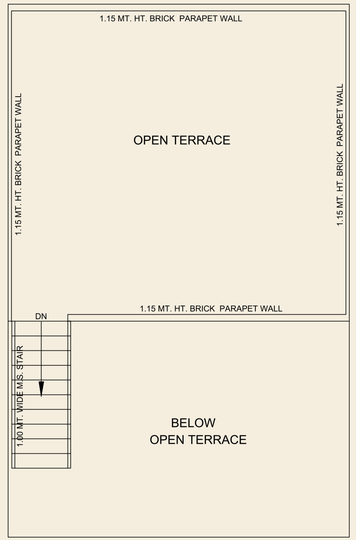
GROUND FLOOR PLAN



FIRST FLOOR PLAN



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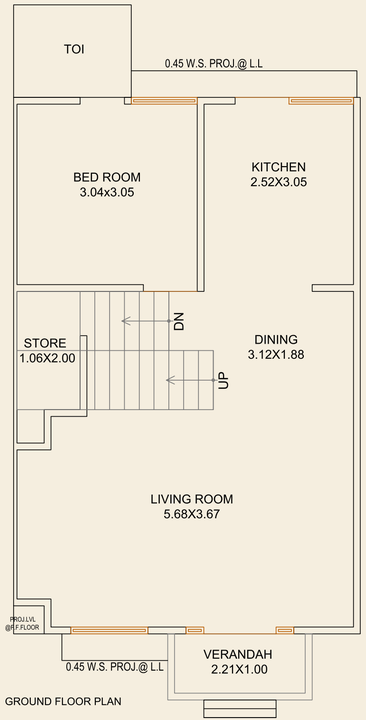


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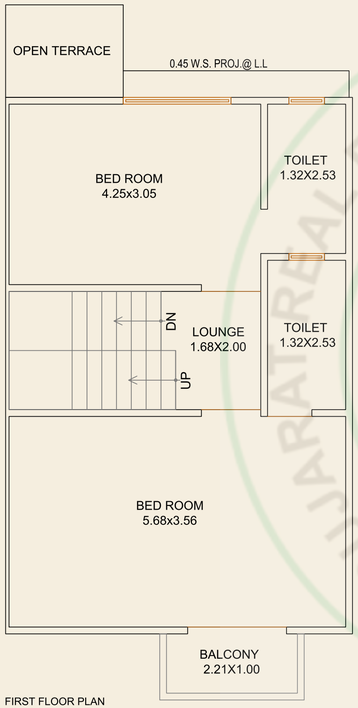
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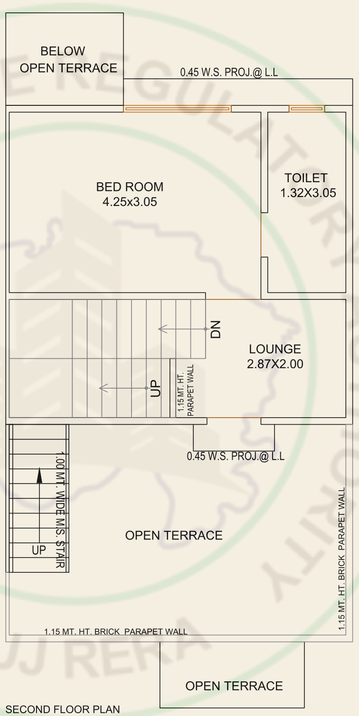
UNIT PLAN - 7



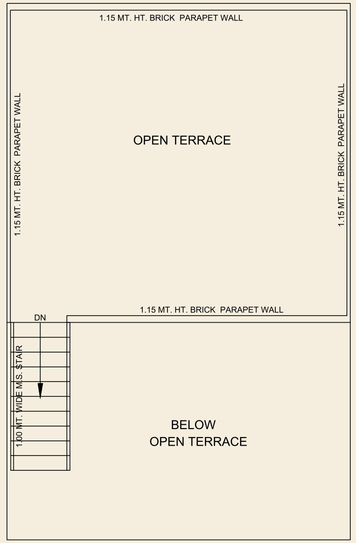
GROUND FLOOR PLAN



FIRST FLOOR PLAN



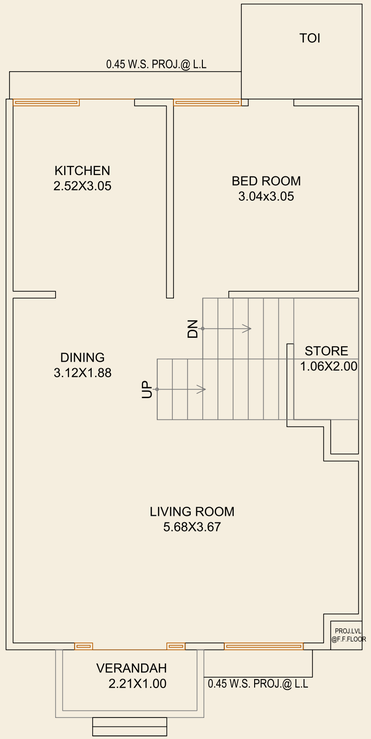
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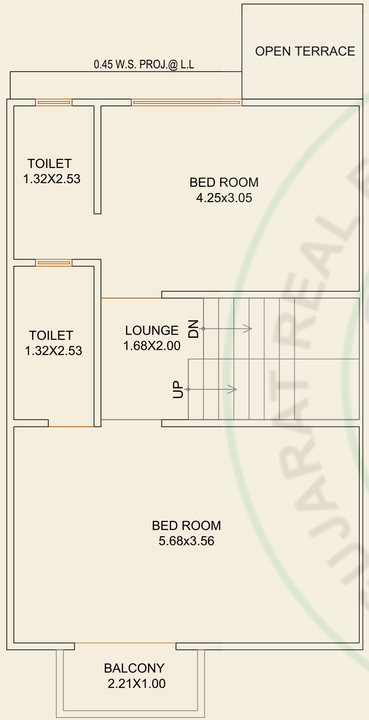
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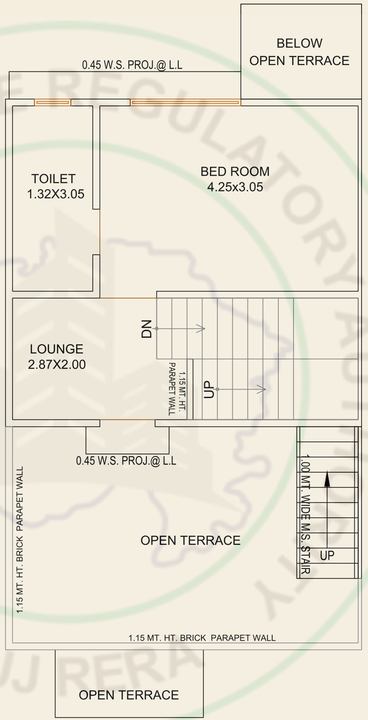
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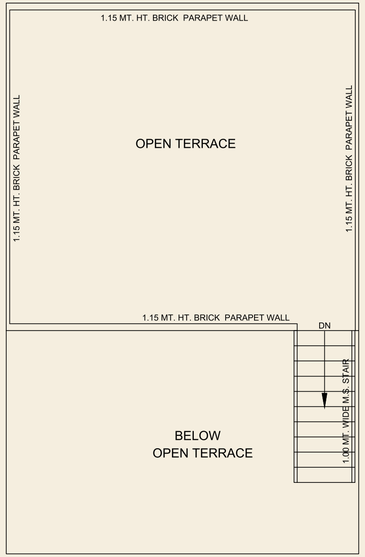
GROUND FLOOR PLAN



FIRST FLOOR PLAN

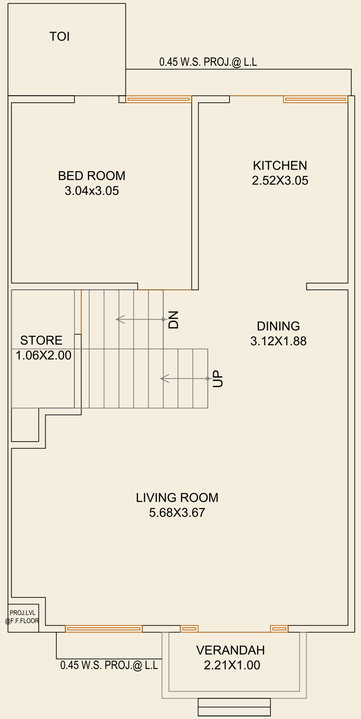


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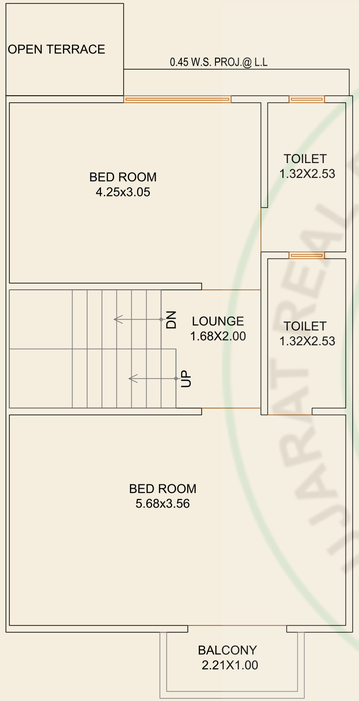


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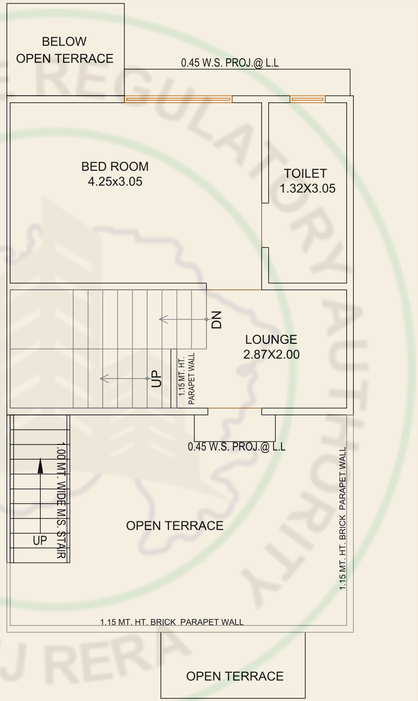
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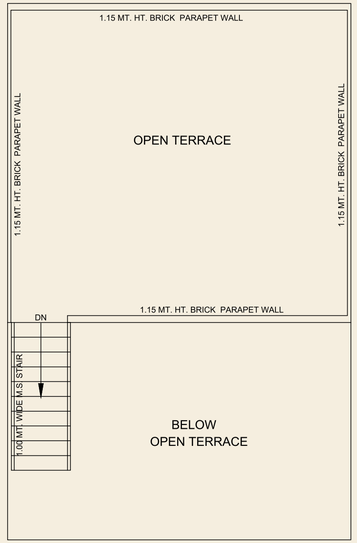
16 GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN

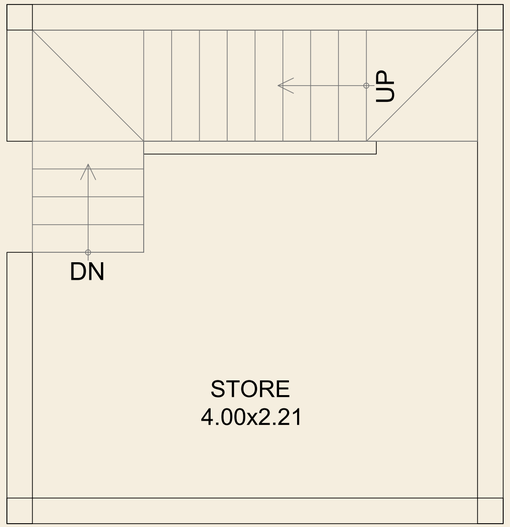


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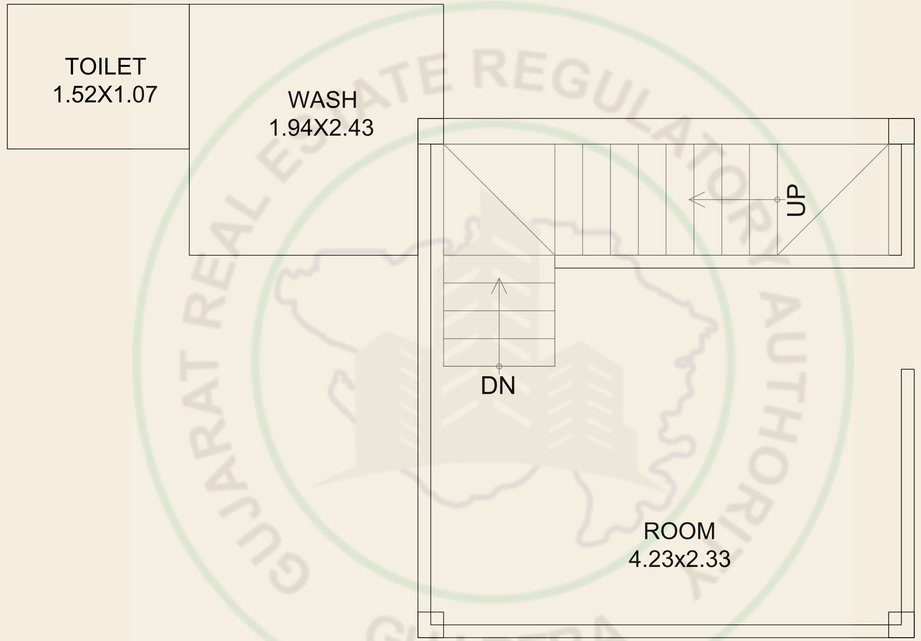
UNIT PLAN-15

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UNIT PLAN-16



BASEMENT FLOOR PLAN



GROUND FLOOR PLAN

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SPECIFICATION

Flooring
- Vitrified tiles in all rooms.
- Rustic tiles for verandah and balcony and terrace area.
- Granite staircase.

Kitchen
- Granite platform of premium quality.
- Glazed tiles upto lintel level.
- Concealed gas pipeline fitting.

Plumbing
- Concealed modern plumbing system.

Doors
- Decorative door for main entrance.
- Other door will be flush doors with granite frame.

Toilet / Bathroom
- Glazed / ceramic tile up to lintel level.
- Granite counter
- Standard company bath fittings

Electrification
- 3 phase concealed ISI copper wiring.
- AC & TV points in all bedrooms.
- ISI electrical accessory with MCB distribution box.

Plaster
- Double coat of sand faced plaster outside.
- Single coat of mala plaster inside.

Paints
- Inside putty finish.
- 100% apex water proof for exterior

Windows
- Aluminum Section windows.
- Well polished granite sill.
- Prerequisite of reflective glass in all windows for heat protection.

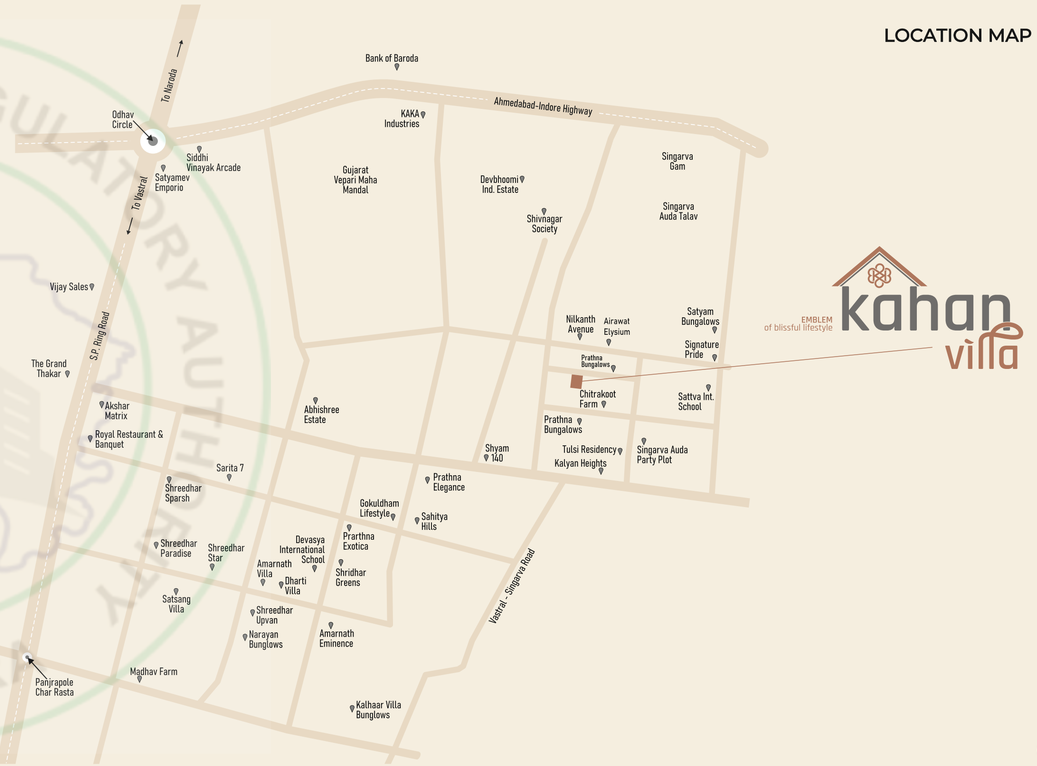
AMENITIES

Street Light
Security
C.C.T.V Camera
Automatic Water Supply
Children Play Area

NOTES

• The Brochure is for the easy presentation of the Project. It should not be considered as a part of the legal documents. For further information regarding the project, the Member / customer is requested to check the details on RERA website or at the Developer's office before going ahead with the Booking. • The Furniture and fixtures, electrical appliances and other loose items shown in the brochure are only for illustrative purposes and do not form a part of the standard product on sale, The furniture layout shown in the brochure is only suggestive and subject to change as per site conditions and as per the instructions of the Project Architect. • Developer reserves the Right to make any changes in design, Plans, Specifications, Amenities, Elevation etc. without any prior notice. Such changes would be binding on all the buyers / members. • Colour, design, size, quality, pattern of construction materials may change subject to availability. • 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. • The dimensions shown in the brochure are approximate and calculated from unfinished surfaces and are rounded off to nearest whole number. The carpet area mentioned is calculated as per the provisions of RERA act with the help of AutoCAD software. • The images (interior and exterior views) in the brochure are computer stimulated graphics for representational purpose and are subject to errors and omissions. The images used may be stock images or images based on the architectural plans of the project. They shall not be constructed as actual depictions of the project. • The north direction shown in the brochure is approximate and can be erroneous. The member / customer is expected to verify the same personally before going ahead with the booking. • The key plan in the brochure is not to scale and does not depict the exact location of the project or the connecting road network or other abutting structures or landmarks. It is only for representation purpose and gives a rough idea about the approximate location of the project. The member / customer is requested to visit the project site and check the physical location of the project and its surroundings before going ahead with the booking. • All the Government & Semi Government charges like Stamp duty, GST and any Tax by state or central Government shall be borne by members / customers of the project. • Legal documentation charges, Torrent Power, PNG gas connection charges, AUDA / AMC, Narmada water charges, advance maintenance shall be borne by the members / customers of the project separately. • Changes in elevation shall not be allowed to be done by members / customers of the project. • Any additional Liabilities due to change in the by-laws, shall be borne by members / customers of the project. • Subject to Ahmedabad Jurisdiction.

LOCATION MAP



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a project by :

MARUTI INFRA

KAHAN VILLA

B/S AYODHYA BUNGALOWS,
B/H. CHITRAKOOT FARM, NEW VASTRAL.

For Inquiry : +91 97 124 50 5 50

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Architects

NSCALE ASSOCIATE
ENGINEERS • ARCHITECTS

Structure Engineer

Consultants

APPL FOR R RA

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