


Site : **OM SKY** , Jalaram Parotha House Lane, Nr. Anusthan Bunglows, Science City Road, Sola, Ahmedabad - 380060.

Architect:

NOTION associates
Nurturing vision to reality

Developers :

MBA DEVELOPERS PVT LTD
If you can Dream it. We can Build it.

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Structural :

Amee Associates
STRUCTURAL CONSULTANT

Project By :

MBA INFRASTRUCTURE PVT LTD
Listen better. Plan better. Build better.

Special Technical Support by :
**Eng. Paresh Patel (USA) | Eng. Omprakash Thakkar (Nairobi)**

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# OM SKY

2 & 3 BHK Luxurious Flats | Shops

A NEW **BEGINNING**


OM SKY
Gucci
ZARA
SUBWAY
POLO
GITANJALI
KAYAKALP




| | | | |
|---|---|---|---|
| 01 | 10'9" X 23'3" | 11 | 10'6" X 27'9" |
| 02 | 10'3" X 23'3" | 12 | 10'6" X 27'9" |
| 03 | 11'0" X 21'6" | 13 | 11'9" X 27'9" |
| 04 | 11'0" X 16'6" | 14 | 12'3" X 24'3" |
| 05 | 11'6" X 21'6" | 15 | 10'3" X 21'0" |
| 06 | 10'6" X 27'9" | 16 | 21'6" X 29'9" |
| 07 | 10'9" X 32'3" | 17 | 14'6" X 16'3" |
| 08 | 10'6" X 32'6" | 18 | 23'3" X 11'0" |
| 09 | 10'6" X 32'3" | 19 | 28'9" X 10'3" |
| 10 | 10'6" X 32'3" | | |

N

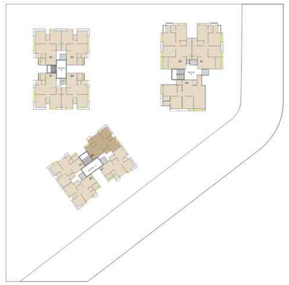
**Ground** Floor Plan

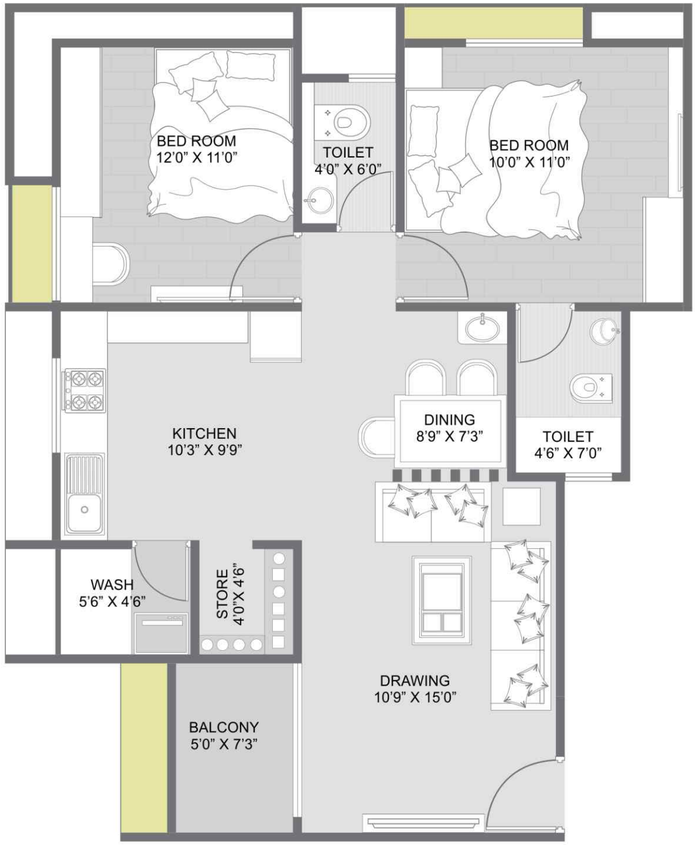



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**Typical** Floor Plan

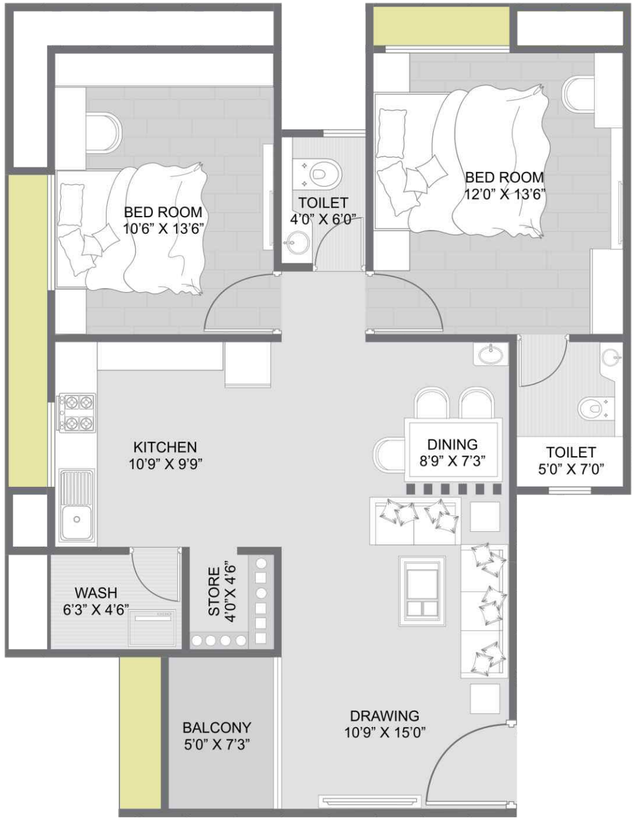
## **A** Block | **2** BHK



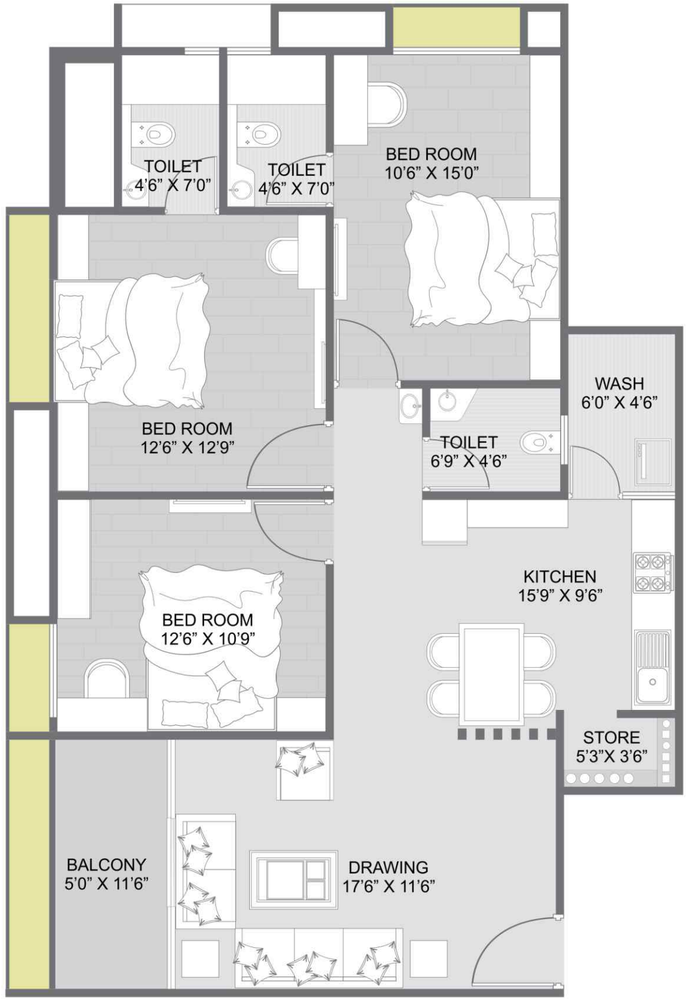


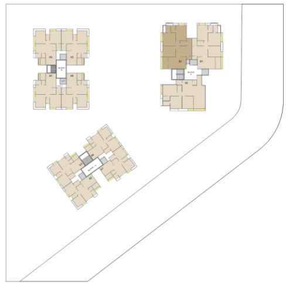

## **B** Block | **2** BHK





# **C** Block | **3** BHK


TOILET
4'6" X 7'0"
TOILET
4'6" X 7'0"
BED ROOM
10'6" X 15'0"
BED ROOM
12'6" X 12'9"
WASH
6'0" X 4'6"
TOILET
6'9" X 4'6"
KITCHEN
15'9" X 9'6"
BED ROOM
12'6" X 10'9"
STORE
5'3"X 3'6"
BALCONY
5'0" X 11'6"
DRAWING
17'6" X 11'6"









Break free from

## Humdrumness... & bring Back the animation

The design, the architecture, the location and the rich landscape of **OM SKY** take away dullness from your life as the place and the refreshing environs invites you to enjoy the zest of life.







May the happpiness

## The eternal song of life keep playing...

Tune in to the world of happiness, comfort and style. Presenting **OM SKY** homes where joy will hum in the air. Made to make your life an eternally enchanting journey, it will evoke a sense of belonging you longed for.






# UNIQUE FEATURES

OM SKY
2 & 3 BHK Luxurious Flats | Shops

- ATTRACTIVE ENTRANCE GATE
- SENIOR CITIZEN SITTING
- LANDSCAPED GARDEN
- CHILDREN PLAY AREA
- INTERNAL RCC ROAD & PAVERS
- 24 X 7 SECURITY
- C.C.T.V. CAMERA
- SECURITY CABIN
- BASEMENT PARKING
- 24 X 7 WATER SUPPLY
- VIDEO DOOR PHONE
- Full Automatic ELEVATOR
- CHILDREN DROPUP ZONE
- GAS PIPE LINE
- FIRE SAFETY



# OM SKY

2 & 3 BHK Luxurious Flats | Shops

## Where Lifestyle Reflects

When there are many opportunities of building a beautiful bond,
life is set with a happy note.
You won't have to go anywhere but be here.




OM SKY

2 & 3 BHK Luxurious Flats | Shops

**SPECIAL NOTES :** • Expenses like stamp duty, Registration , Torrent Power / GEB, VAT, Drainage charge, Service tax (GST), Narmada facility charge shall be borne by member. • Maintenance deposit shall be paid separately by all members. • Internal changes shall be done with prior permission and shall be changed extra in advance, changes in external elevation shall not be permitted. | All right reserved by the architect for alteration - modification - improvement in specification and changes in dimensions and shall binding to all. • Any member who so ever fails to pay the regular installments is liable to loose the membership and no explanation shall be entertained after. • This brochure is not a legal document. It is only for easy display of the project. Any Govt. Taxes will be borne by member.

## SPECIFICATION

**SUPER STRUCTURE :**
- EARTHQUAKE RESISTANT RCC FRAME STRUCTURE AND BRICK MASONRY WALL.

**FLOORING :**
- PREMIUM QUALITY VITRIFIED TILES IN ENTIRE APARTMENT.

**KITCHEN :**
- SUPERIOR QUALITY GRANITE PLATFORM WITH S.S SINK.
- CERAMIC TILE UP TO THE FULL LEVEL ON THE WALLS ABOVE PLATFORM.
- STONE SHELVES IN THE STORE ROOM.

**DOOR & WINDOWS :**
- DECORATIVE MAIN DOOR WITH WOODEN FRAME.
- ALL OTHER INTERNAL DOORS WILL BE FLUSH TYPE.
- FULLY GLAZED ANODIZED COATED ALUMINUM SECTION SLIDING WINDOWS WITH NATURAL STONE SILL.

**LIFT :**
- FULLY AUTOMATIC ELEVATORS.

**EXTERNAL & INTERNAL FINISHES :**
- EXTERNAL DOUBLE COAT PLASTER WITH ACRYLIC PAINT, INTERNAL MALA PLASTER WITH WALL PUTTY.

**ELECTRIFICATION :**
- THREE PHASES CONCEALED COPPER WIRING WITH ADEQUATE NUMBERS OF POINTS IN ALL ROOMS.
- BRANDED MODULAR SWITCHES.
- PROVISION FOR CABLE/TELEPHONE AND INTERNET POINTS.

**TOILET :**
- TOILET IN INDIVIDUAL SHOPS
- DESIGNER TILES ON FLOOR AND WALLS UP TO FULL LEVEL.
- CONCEALED PLUMBING WITH PREMIUM QUALITY PIPES AND CP FITTINGS.

**WASH AREA :**
- WASH AREA WITH REQUISITE ELECTRICAL & PLUMBING POINTS , KOTA STONE FLOORING IN WASH AREA.

**TERRACE :**
- OPEN TERRACE TO BE FINISHED WITH CHINA MOSAIC TILE FOR HEAT REFLECTION & WATER PROOFING.

**FIRE SAFETY :**
- AS PER AMC GUIDELINES

## CONNECTIVITY :

HOSPITAL | RESTAURANT | SHOPPING | TEMPLE | SCHOOL | BUS STOP | RAILWAY STATION | AIRPORT