Bringing your **Dreams** to life!



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CLANS

Where luxury and Status become Synonymons

Luxury and status are two sides of the same coin. In fact, one is a reflection of the other. So, if one of them is enhanced, the other is bound to leap ahead to the next level. Hence, we decided to craft a symbol of luxury at a location known as a status symbol, to make you feel twice as awesome.

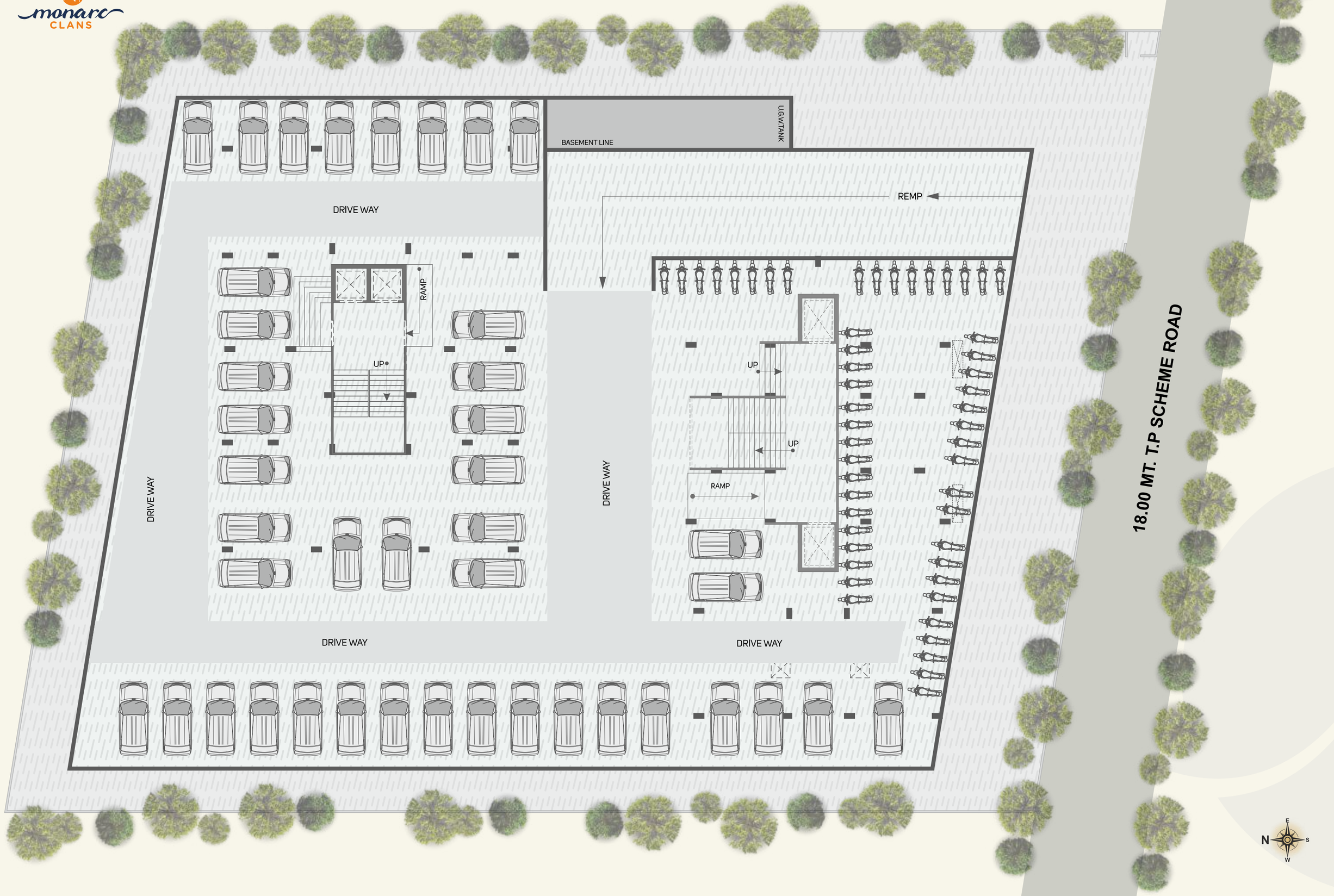
Welcome to **Monarc clans** an address of exclusive 3 & 2 BHK apartments at Zundal by **Pavansut Infra.** Here, the indoors and outdoors combine to create a luxurious ambience that would best make a statement of your status. In an area where most residential projects offer 3 & 2 BHK flats, **Monarc clans** gives you access of exquisitely designed 3 & 2 BHK apartments - a smarter option that is a rarity in and around Zundal.

Add to this, the location and neighbourhood of Zundal. Not only does it provide easy access to everything that your everyday demands, it also wraps around your home a cultural legacy which is unique to this location.

Come. Embrace the double delights of luxury and status.

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BASEMENT LEVEL PLAN



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GROUND FLOOR PLAN

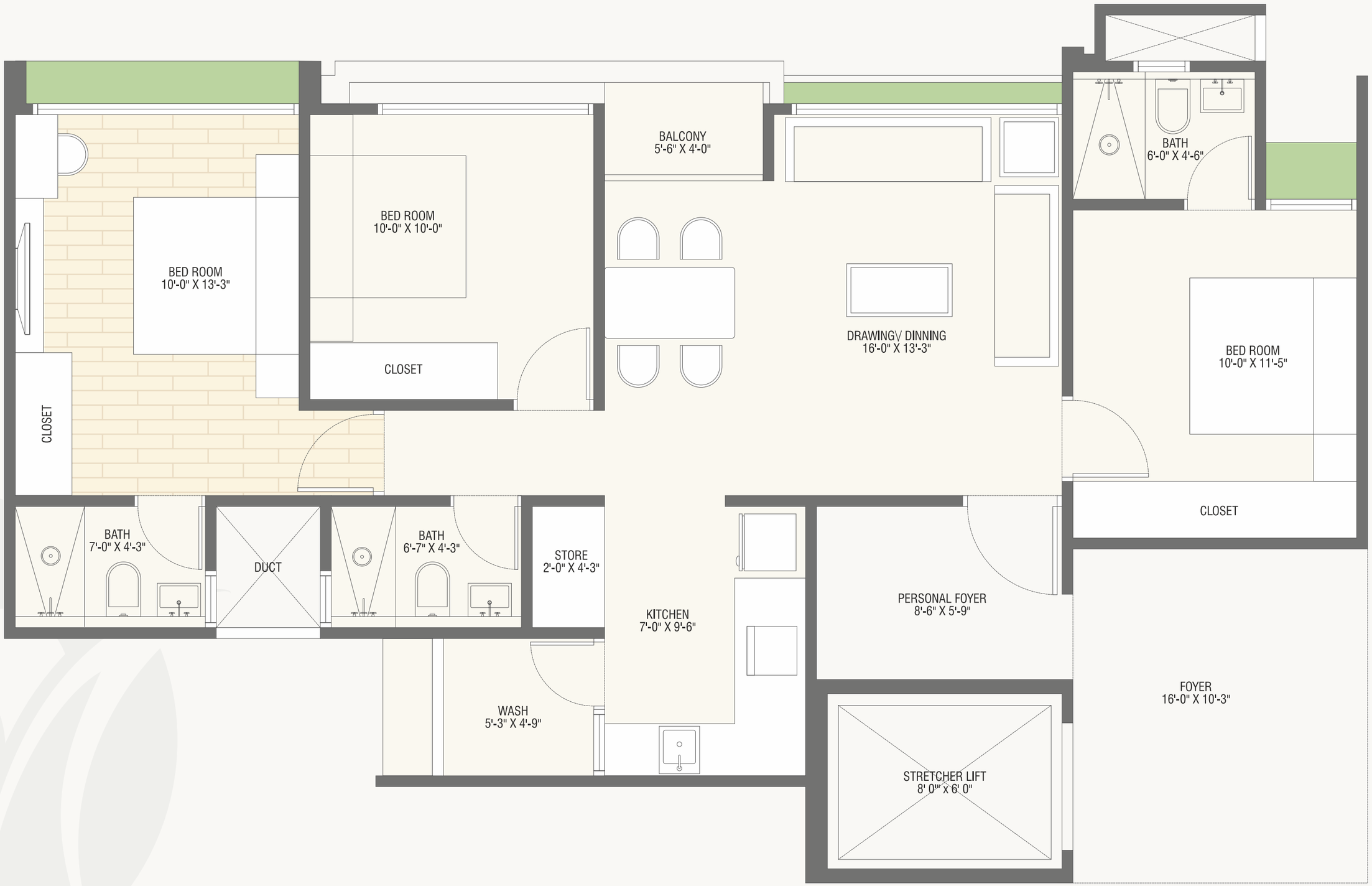


Note : Furniture shown in Typical floor plan is just for the better presentation and understanding of the customers and is not the part of scheme.

TYPICAL FLOOR PLAN



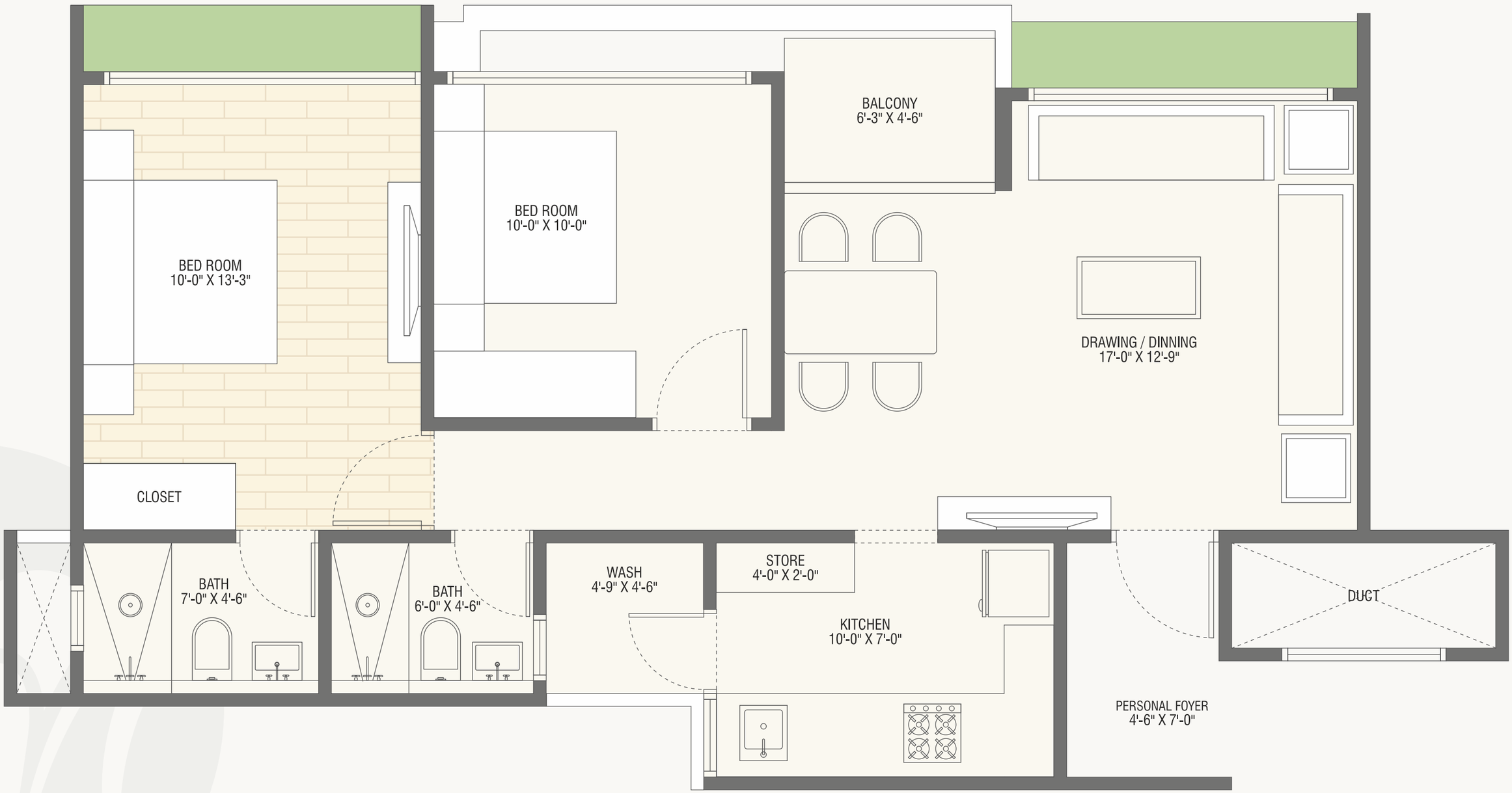
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3 - BHK UNIT PLAN

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2 - BHK UNIT PLAN

Note : Furniture shown in Typical floor plan is just for the better presentation and understanding of the customers and is not the part of scheme.



Specification

Building Structure
- Earth quake resistant RCC frame structure with brick masonary

Wall Finish & Colour Works
- Double coat mala plaster on external wall with texture and premium quality exterior paint
- Single coat mala plaster on internal walls with putty finish and primer

Flooring & Tiling
- Premium quality large vitrified tiles in the entire apartment
- Mirror polished Indian granite platform and designer tiles dedo in kitchen up to lintel level
- Kota stone flooring and tiles dedo in utility area
- Anti-skid premium quality ceramic tiles flooring and designer tiles dedo in all bathrooms

CP Fitting and sanitary ware
- Premium quality plumbing fittings like Astral, Supreme or equivalent
- Premium quality sanitary ware like Jaquar, Cera or equivalent
- S. S. Sink in kitchen

Doors & Windows
- Decorative veneer polished main entrance door with high quality lock-set
- laminated Internal flush doors with wooden frame
- Anodized aluminum section in sliding window with granite Jambs

Electrification
- Concealed conduits with copper wiring of standard I S I brand like KEI, RR, Finolex or equivalent
- Provision of adequate number of power outlets with premium quality modular switches in all areas
- Protective MCB & ELCB for each apartment
- Provision of DTH connectivity
- Video door phone in all apartment

General
- Elevator of reputed make like Kone, Omega, Otis or equivalent having adequate capacity
- Bore well for 24 X 7 water supply
- CCTV Surveillance in common area
- Attractive entrance foyer and staircase with natural stone.
- Natural stone in parking area
- China mosaic on terrace
- Attractive entrance gate with security cabin.
- Sufficient parking space for each flats.

Amenities

- WELL LANDSCAPED GARDEN
- PERFORMING STAGE
- CCTV CAMERA
- SENIOR CITIZEN SIT-OUT
- CHILDREN'S PLAY AREA
- VIDEO DOOR PHONE
- GRAND ENTRANCE FOYER
- PICKUP DROP ZONE
- 24 HOURS SECURITY





Site Address : **" Monarc Clans "**
Nr. Vivaan Infinity, Opp. Swastik heights,
Zundal S.P. Ring Road, Zundal, Gandhinagar - 382 421

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