



SHIVALAYA 24

3 & 4 BHK LAVISH & SPACIOUS
APARTMENTS & SHOPS

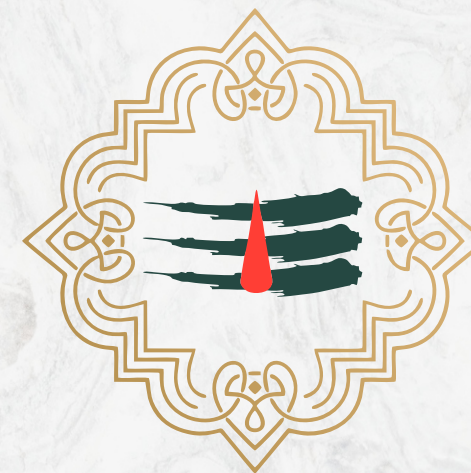


Redefining Urban Living and Working

At NeeLDev BuildCon LLP, we believe in creating more than just buildings - we strive to craft exceptional living and working environments that inspire, innovate, and elevate the human experience.

With 10 years of experience in the property development industry, our team brings a wealth of expertise to every project we undertake. From residential complexes to mixed-use developments, we have successfully executed projects of varying scales and complexities, earning a reputation for excellence and innovation along the way.

EXPERIENCE THE DIFFERENCE TODAY AT
NEELDEV BUILDCON LLP.



SHIVALAYA 24



3 & 4 BHK
LAVISH & SPACIOUS
APARTMENTS & SHOPS



A perfect blend of
Luxury & Budget

A Signature of Lavish Living.
A Symbol of Comfortable Life.



CROMA

BIBA

ROUSH

SONY

PRADA

TITAN

SUBWAY

ZARA

UMBRO

OBEY

H&M

NEXT

LEVI'S

DOCKERS

NIKE

ADIDAS

GUCCI

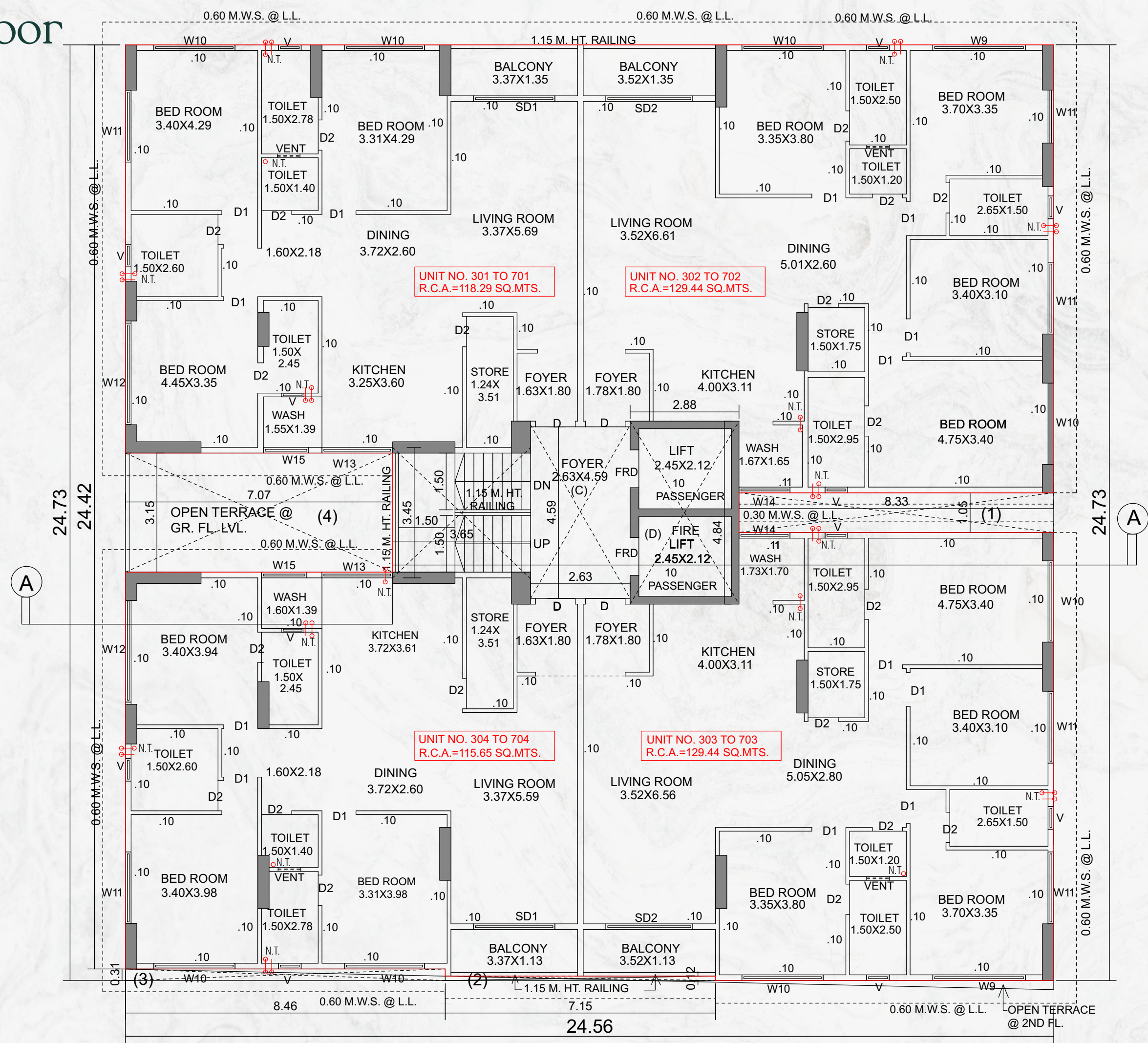
CHANEL

OMEGA

RAYMOND

REEBOK

3 to 7 Floor

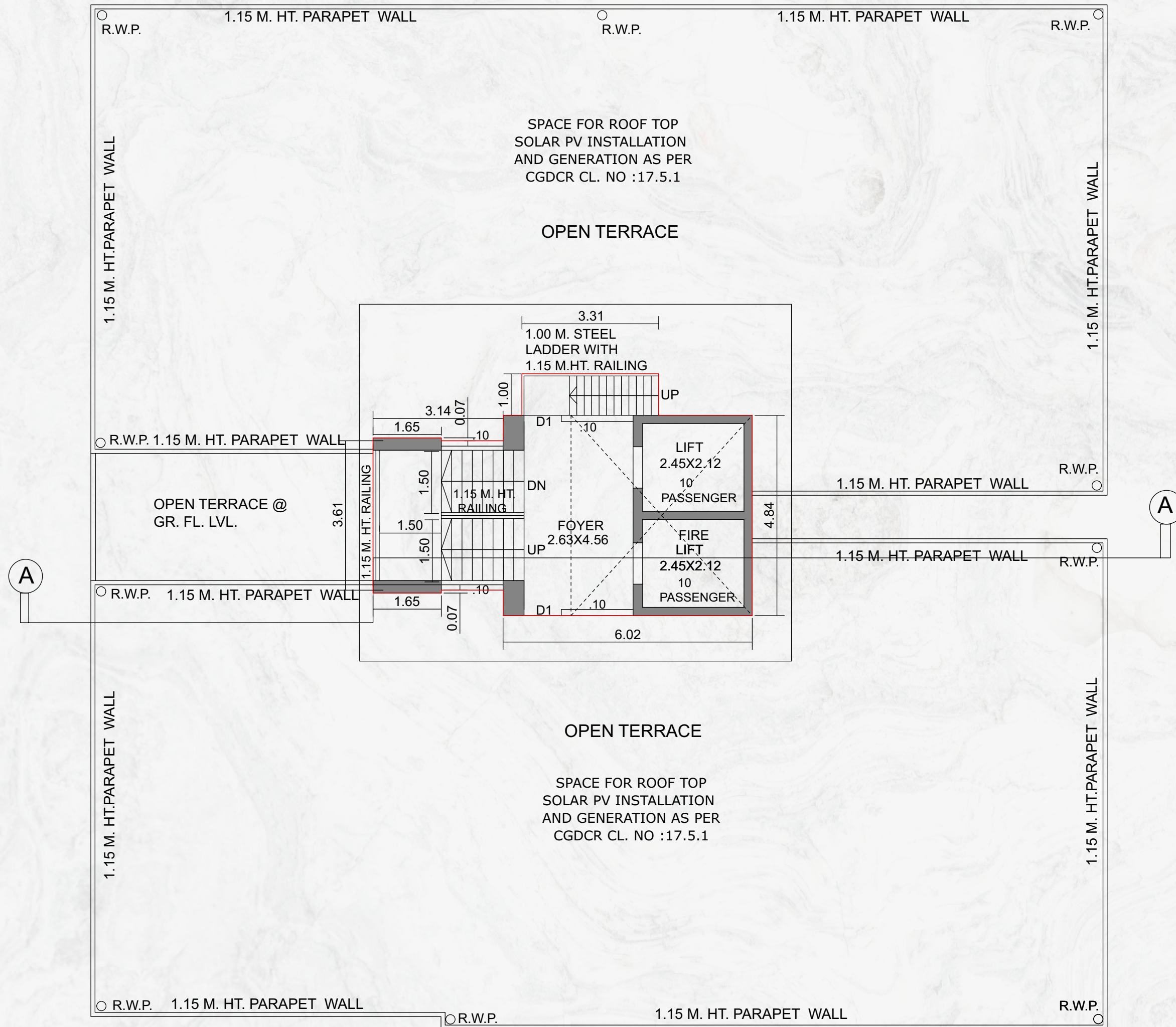


UNIT NO. 301 TO 701
R.C.A.=118.29 SQ.MTS.

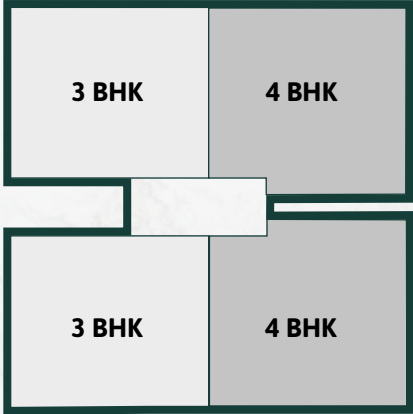
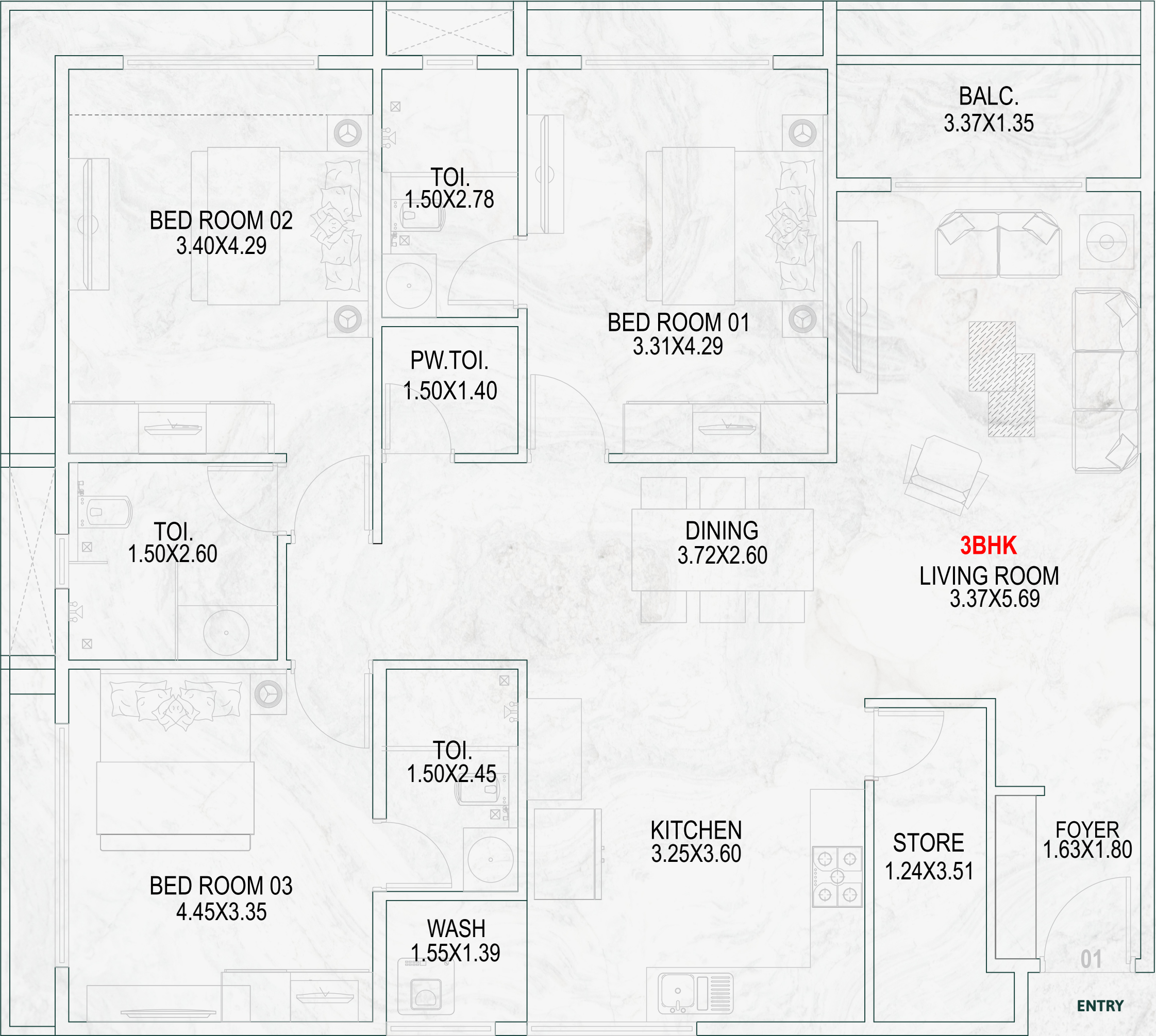
UNIT NO. 302 TO 702
R.C.A.=129.44 SQ.MTS.

UNIT NO. 304 TO 704
R.C.A.=115.65 SQ.MTS.

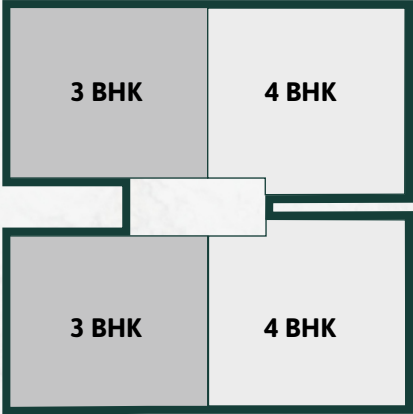
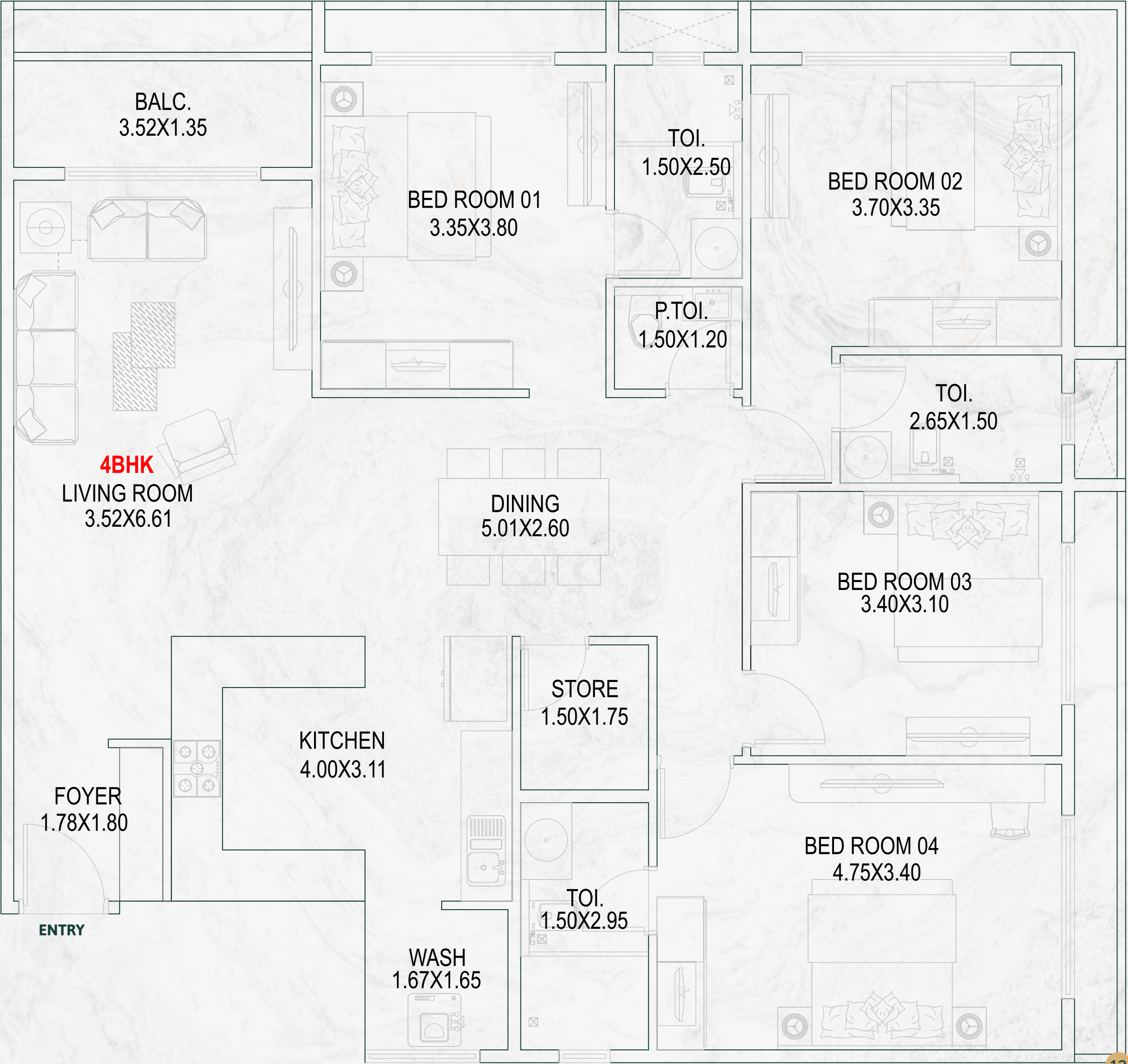
UNIT NO. 303 TO 703
R.C.A.=129.44 SQ.MTS.



3 BHK UNIT PLAN



4 BHK UNIT PLAN





Amenities



Double
Basement



Gym



Multipurpose
Hall



Terrace Play
Area



Senior Citizen
Sit-out



Toddler
Area



Sky Deck
on Terrace



Features



CCTV Camera & Security



24 Hours Water Supply



Punning In Internal Wall



EV Charging



Water Harvesting System



Fire System



Common Solar Panels



Attractive Foyer



Stretcher Lift

Specification



STRUCTURE

Earthquake-Resistant frame Structure with sand face light-weighted block wall.

WALL FINISH

Internal : Walls having POP Punning with primer coat/single coat mala plaster external double coat sand-faced plaster or texture finish cladding as per elevation ceiling expose RCC with rendering.

FLOORING

Vitrified tiles flooring in all rooms.
Ceramic tiles flooring in all toilets & glazed tiles dado up to lintel level.

KITCHEN

Mirror Polished Natural granite kitchen platform with S.S Sink & Glazed tiles dado above the platform up to lintel level.

DOORS

Main door of design veneer clad flush door with wooden frame internal doors of laminated flush doors or coloured flush door with wooden frame.

WINDOWS

Specially Designed Aluminum glass shutters and panels.

PLUMBING

Concealed plumbing of good quality UPVC. CPVC Pipes. C.P. fittings & sanitary ware of reputed brands. Top-of-the-line CP fittings and sanitary wares. separate hot and cold-water lines for all wet areas. centralized geyser system with provision of individual heat pump.

ELECTRIFICATION

Three-Phase concealed copper wiring with good quality accessories and sufficient electric points inverter outlet provision for necessary electric points.

PAINT

Exterior painting of fully acrylic paint, Internal walls double coat putty finish.

LIFTS

Fine quality fully automatic lifts.

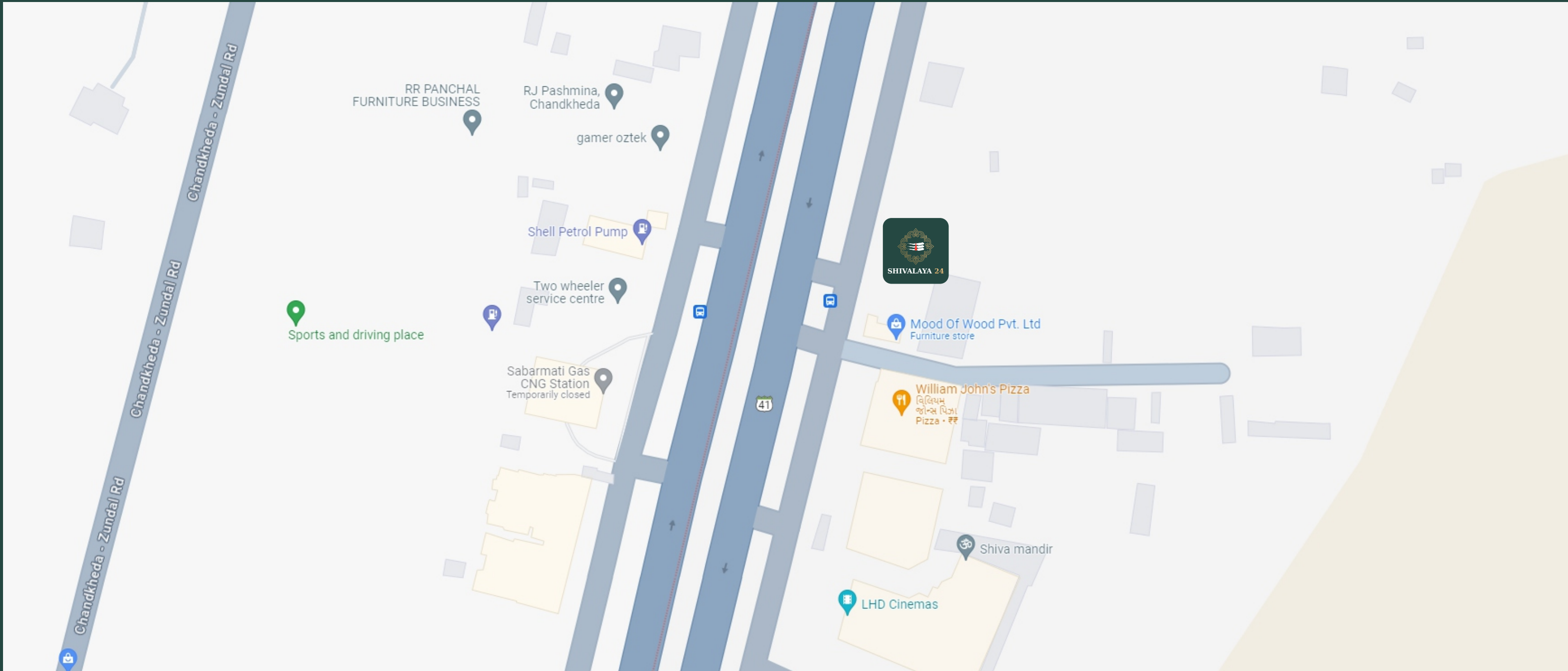
WATER

24-Hour water supply by common bore well to overhead water tank by pressure pump

DRAINAGE

Main Drainage line provided by GMC.





A Project by :



CALL FOR MORE DETAILS

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LEGAL NOTES :

GST, Stamp duty, registration charges, gas connection, legal documentation charges AUDA/AMC charges and torrent power charges including cable and sub-station cost to be charged extra. Any additional charges, taxes, cess or duties levied by the Government / Local authorities during or after the completion on the scheme will be borne by the purchaser. All rights for materials and plan remains with developers. Dimensions mentioned here are approximate. Irregular payment cause the cancellation of booking. Possession of the apartment shall be offered only after full payment with society maintenance deposit. In the interest of continual development in design & quality of construction, the developer reserves all the rights to make any changes in the scheme including technical specifications, designs, planning and layout and all the purchasers shall abide by such changes. Changes / alterations of any nature including the price, no. of apartments and no. of floors or any other change will be at the sole discretion of the developer. Changes / alterations of any nature including the elevations, exterior color scheme of the apartments or any other change affecting the overall design concept & Outlook of the schemes are strictly NOT PERMITTED during or after the completion of the scheme. This brochure is intended only to convey the essential design and technical features of the schemes and shall not be construed to form part of the legal document.

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