

DEVELOPER



OM INFRA

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ARCHITECT

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Zero Eight Studio Architects

STRUCTURAL ENGINEER

Vijaybhai Solanki

STRECON Engineering

SITE: OM ELITE

TP-24, Randheja-Mansa Highway

Near Rose Mount Marble,

Gandhinagar



Notes ▪ Developers reserves all rights for alteration & shall be binding to all the members. ▪ All dimensions/areas are approximate & subject to variations. ▪ Stamp duty & Registration charges, Legal Expense, GST & other Govt. charges, maintenance charges, shall be borne by the members. ▪ The photographs & artist impression are for reference only. All the architectural and interior views & picture in brochure are computer graphical presentation of the actual project. ▪ This brochure is not treated as a part of the legal document it is for the easy display of the project.





only &
only

14

Exclusive
Residencies



Crafted for The Privileged Few

With only 14 exclusive residences, expansive **4 BHK** living, and an atmosphere of privacy, **OM ELITE** brings together luxury, comfort, and refined urban living in one distinguished destination.

4 BHK
Spacious Homes

Only 2
Houses per Floor

3 Side
Open Ventilation

Retail
Convenience

Project Features

- ▶ Well-Ventilated Premium Residences
- ▶ High-Speed Premium Lift
- ▶ Well-Planned Internal Paved Area
- ▶ CCTV Surveillance System
- ▶ Grand Entrance Gate
- ▶ Elegant Entrance Foyer
- ▶ Ample Car Parking
- ▶ 24x7 Water Supply

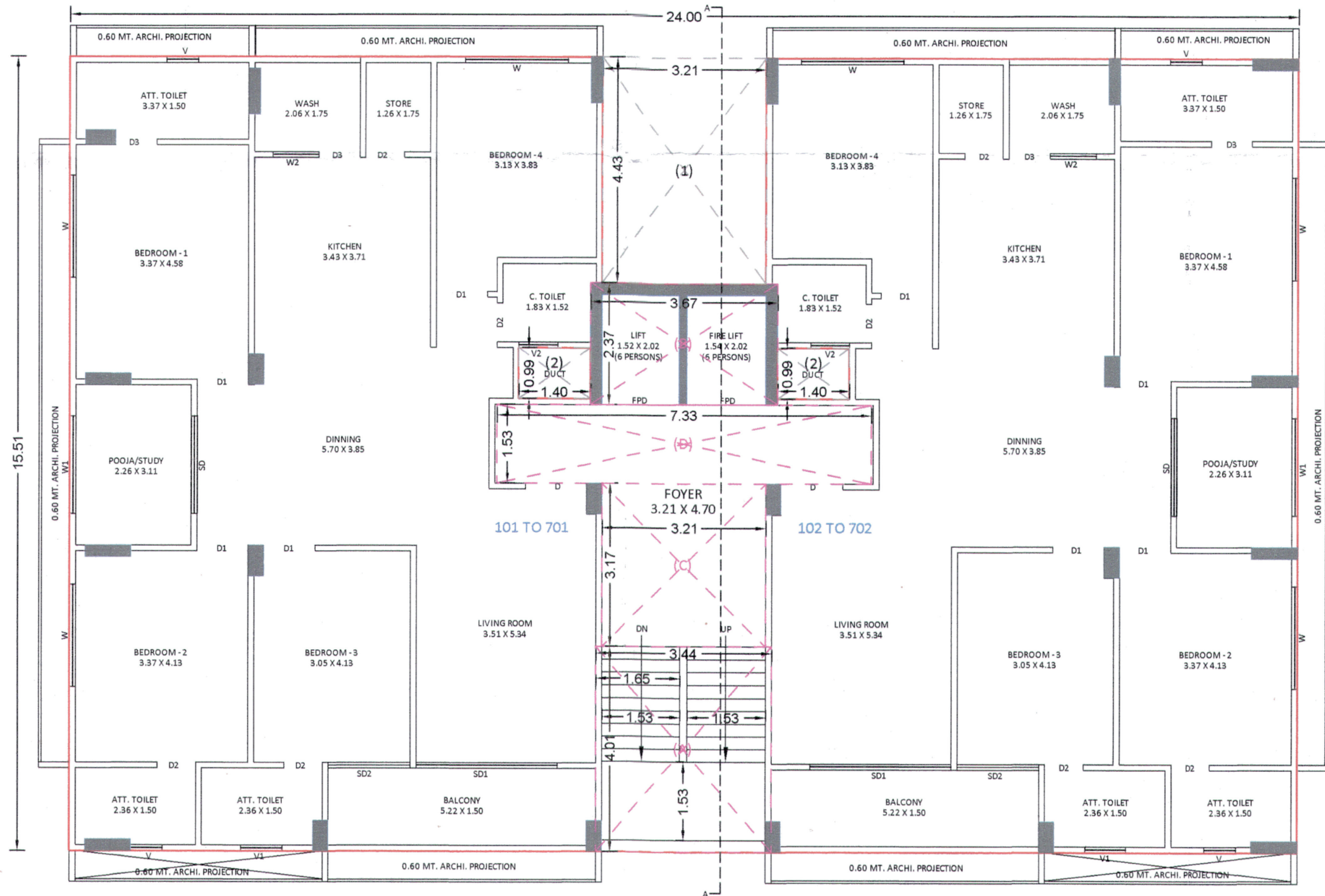




TYPICAL FLOOR PLAN

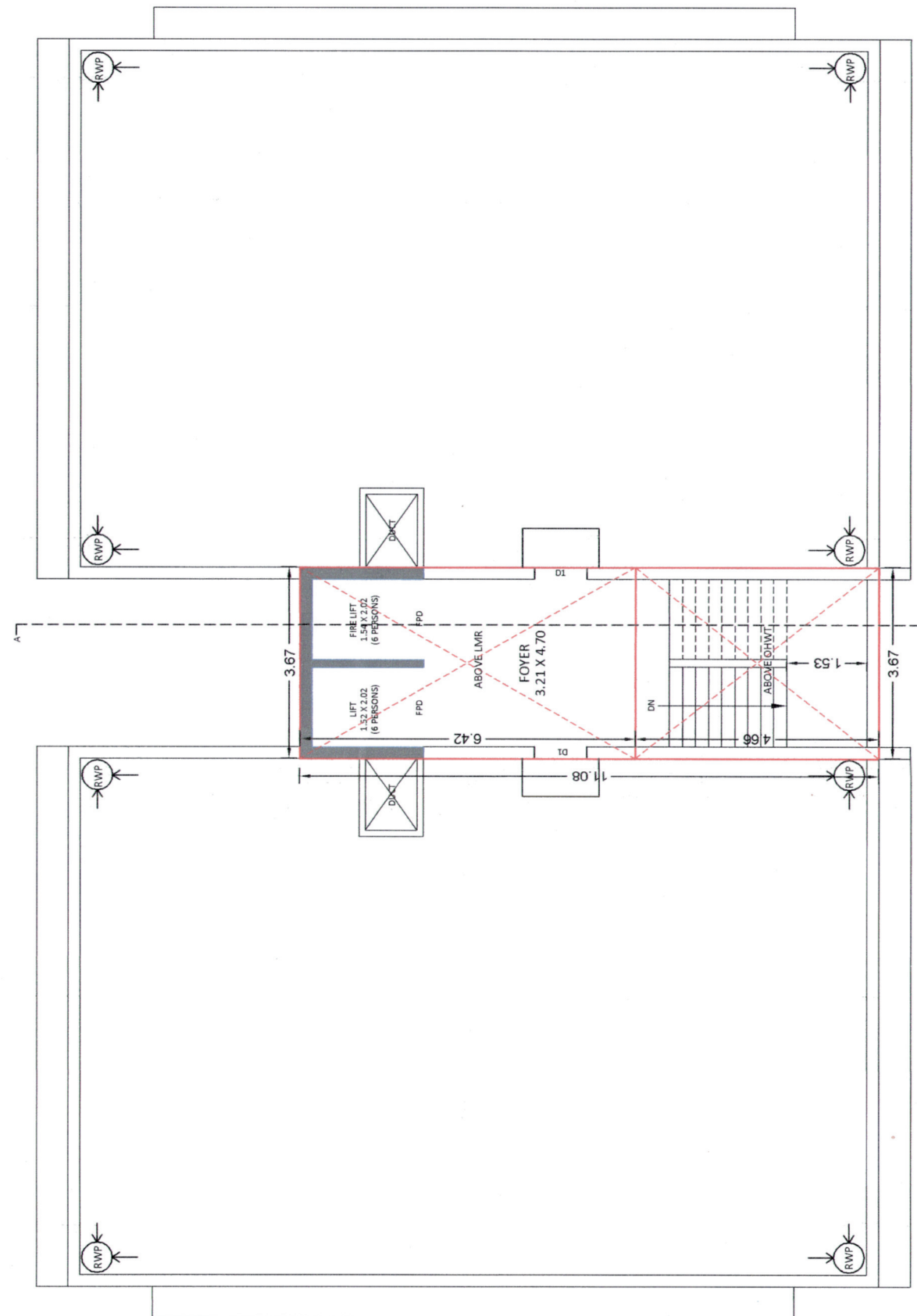


TYPICAL FLOOR PLAN





TERRACE FLOOR PLAN



- Smart Space Distribution**
 Every area is planned to maximize usable space while maintaining comfort and openness.
- Functional Family Living**
 Spacious common areas and intelligently planned private spaces ensure comfort for every family member.

- Privacy Focused Layout**
 With only two residences on each floor, residents enjoy a quieter and more exclusive living environment.
- Natural Light & Ventilation**
 The planning encourages better airflow and natural brightness across living spaces.





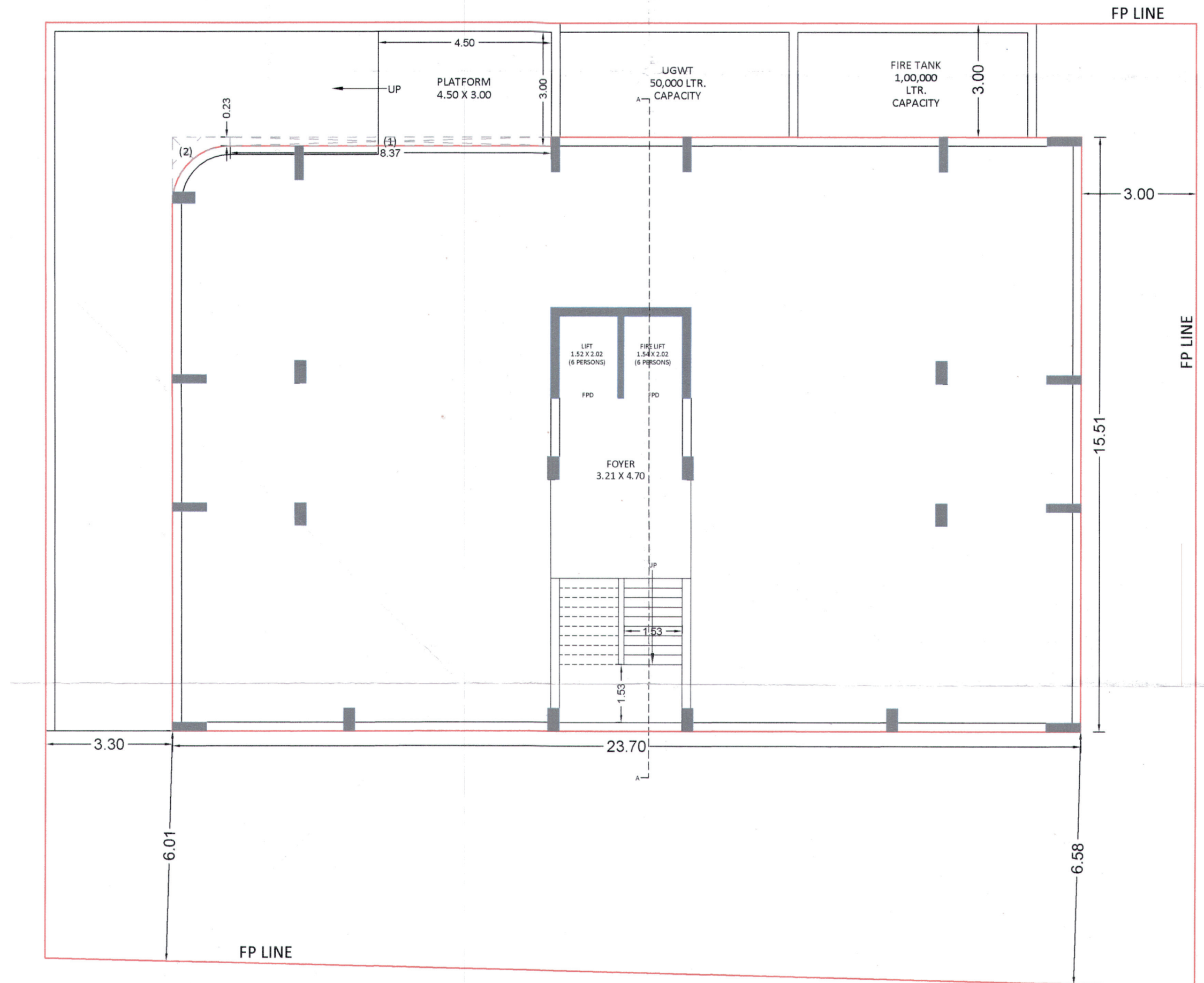
GROUND FLOOR PLAN



BASEMENT FLOOR PLAN



BASEMENT FLOOR PLAN



A Better Way To Live

SPECIFICATIONS



Structure

Earthquake proof RCC frame structure.



Flooring

Good quality vitrified tiles flooring in all area.
Paver/stone flooring in ground floor area.



Toilet/Plumbing

Glazed tiles dado in all toilets with exclusive design up to lintel level. Concealed plumbing with good quality C.P. fitting. Plumbing provision for AC.



Electrification

With AC, TV, Phone, PC and other required unit points in all the rooms. With modular/standard quality switches. ELCB/MCB in each apartment.



Kitchen

Granite top kitchen platform with S.S. Sink & wall tile dado up to lintel level.



Door

Decorative main entrance door & sal wood or stone frame with flush door for internal rooms and S.S./brass C.P. hardware fitting or equivalent. Flush door for toilets.



Window

High quality aluminium powder coated section with stone jamb around.



Plaster & Paint

External double coat plaster with acrylic paint & internal mala plaster with wall care putty and interior paint in all common areas.



Elevators

Lift of standard quality with elegant interior, electronic digital system with sufficient capacity & high speed.





Luxury Designed Around You

& Everything You Need, Elevated.



Strategically located on **Randheja-Mansa Highway**, offering convenient access and connectivity.



Better ventilation & natural Light. Thoughtful architecture designed for brighter and fresher living spaces.



Perfect for family. A peaceful community designed around comfort, safety, and lifestyle.



Privacy focused design. Low-density planning for a more exclusive lifestyle.



Contemporary architecture
Elegant elevation and modern design language that feels timeless.



A Home Worth Coming Back

