

PROJECT NAME: THE INDUS

Besides B Safal House, Opposite Shambhu Coffee Bar, Sindhu Bhavan Road



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|---------------------|------------------------|
| Property Type: | Flat/Appartment |
| Builder Name: | Sheetal Infrastructure |
| Locality: | Sindhu Bhavan Marg |
| City: | Ahmedabad |
| State: | Gujarat |
| Availability: | 01-12-2022 |
| Project Type: | Ongoing |
| Sample House Ready: | No |

Rera ID: PR/GJ/AHMEDABAD/AHMEDABAD CITY/AUDA/MAA06919/190320

Description: Luxurious 4 BHK Hi-End Flats

| | | | |
|-----------------|---------------|----------------------|--|
| Architect Name: | HM ARCHITECTS | Structure Consultant | SETU INFRASTRUCTURE (C/O NELSON MACWAN) |
|-----------------|---------------|----------------------|--|

| | | | |
|----------------------|-----------------|-----------|-----------------|
| Property Facilities: | Video Doorphone | Wash Room | Vastu Compliant |
|----------------------|-----------------|-----------|-----------------|

| | | | |
|---------------------|---------------------------|---------------------|---------------------|
| Building Amenities: | CCTV Camera | Garden | Fire Safety |
| | Visitor Parking | Lift | Gym |
| | Power Backup | Swimming Pool | Security |
| | Club House | Multi Purpose Hall | House Keeping |
| | Borewell | Kid's Play Area | Wash Room |
| | Games Room | Waste Disposal | Vastu Compliant |
| | Boom Barrier | Skating Ring | Multi Purpose Court |
| | Pick up and Drop off Zone | Senior Citizen Area | Gazebo |
| | Entrance Foyer | Gated Community | |

Specification:

| | | | |
|----------------------|---|--------------------------|-----|
| Interior Walls : | Pop punning with primer coat. | | |
| Flooring : | Italian Marble Flooring – Drawing, Living, Kitchen, Dining. Granite Flooring- Balcony and Utility Area. Vitrified Flooring or Wooden Flooring in all bed rooms. | | |
| Electrical : | Branded modular switches. Power backup for entire apartment except air condition and high voltage appliance. | | |
| Kitchen : | Modular Kitchen with granite or quartz working top. | | |
| Doors & Windows : | Anodized aluminum or UPVC sliding windows. | | |
| Bathrooms : | CP fittings and sanitary ware of top brands. Vitrified Tiles on wall & flooring. | | |
| Plumbing : | CPVC/GI water supply pipe sand UPVC pipes for soil, waste and drainage system. | | |
| Total No. of Tower : | 2 | No. Flats in Tower : | 52 |
| No. Floor in Tower : | 7 | No. of Flats per Floor : | 4 |
| Flat Size : | 3967 SQ FT | Allocate Parking : | yes |

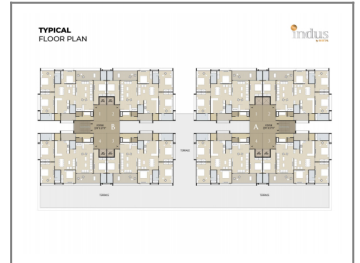
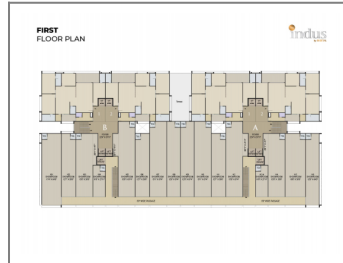
PROJECT DETAILS

| Sr. No. | Type | Constructed Area (SBA) | Area Unit | Parking |
|---------|-------|---------------------------|-----------|---------|
| 1 | 4 BHK | 3967 Sq.Ft. Super Builtup | Sq. Ft. | 2 |

- Stamp duty, Registration charges, Legal charges, Auda, Electricity, Corporation, Parking and all other extra charges shall be borne by the purchaser.

- GST, TDS and any other taxes levied in future shall be borne by the purchaser.

PROPERTY PHOTOS



Note : All visuals, images, facilities and other details shown here are for presentation only and are subject to change by the builder/developer/owner without any obligation.

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