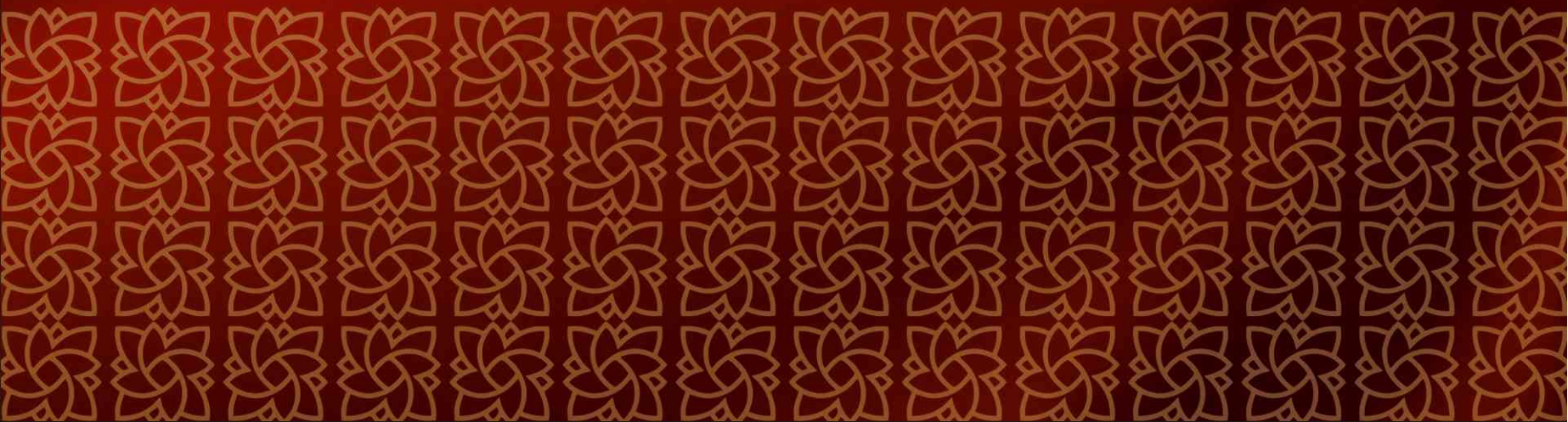




Amara
Studios

SIMPLICITY STRETCHED INTO ELEGANCE





Thoughtful planning
for soulful living

112 Units

STUDIO
APARTMENTS

Location

EASY
CONVENIENCE

Unfold life's most
beautiful chapters



Images are shown for illustrative purpose only.

A structure that breathes
peace and exhales ease



A life that flows gently,
within and around you





Location isn't just about access, it's about alignment

Whether it's your morning commute, a quick grocery run, or a quiet escape to nature, everything essential is just minutes away.

Set quietly amidst a well-connected grid, this is a home where convenience doesn't come at the cost of calm.

With metro stations, hospitals, malls, and highways a heartbeat away, you don't move through the city, the city moves with you.



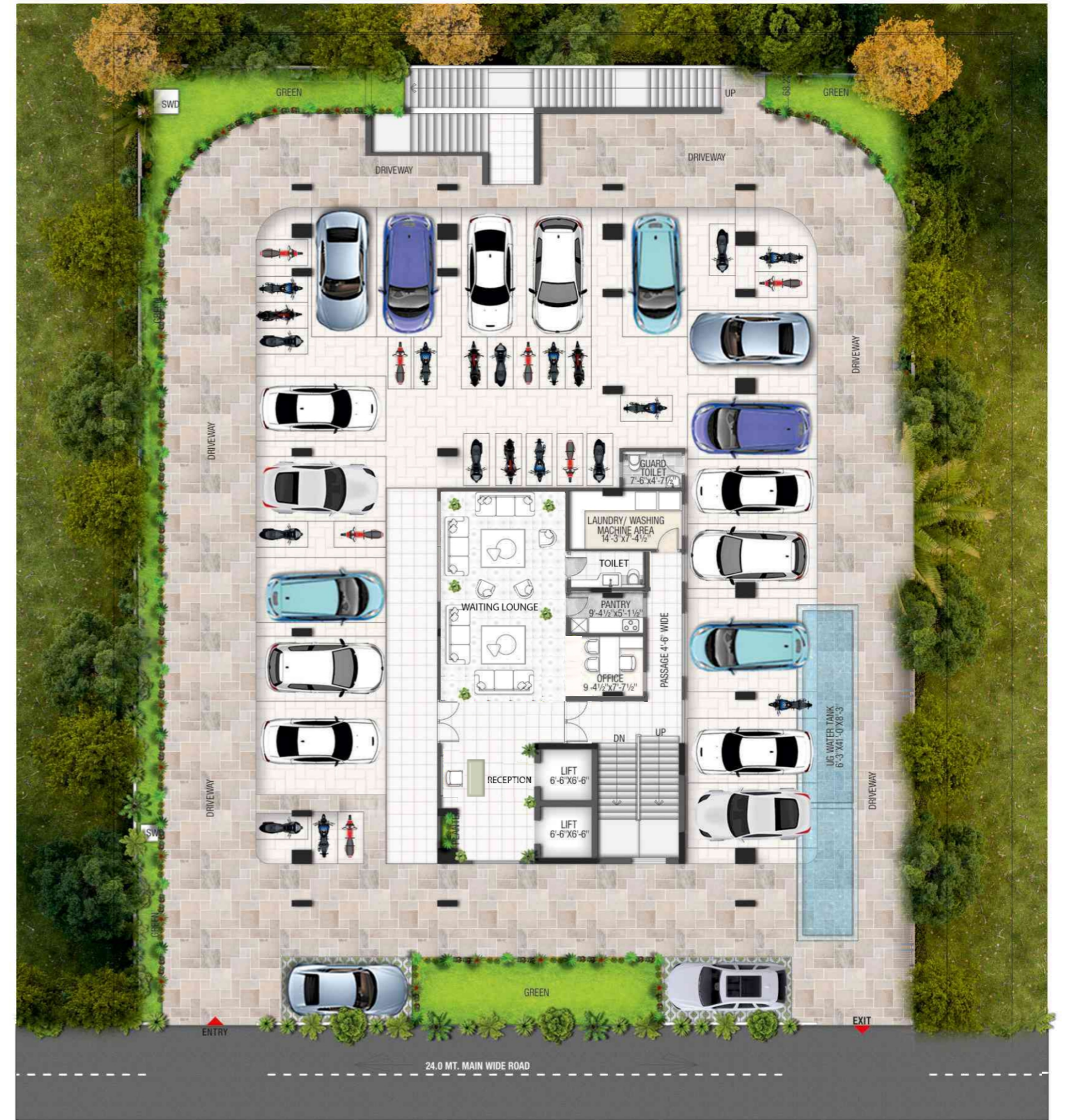
LOCATION ADVANTAGE

· ISBT Bus Terminal	1 Min.	· Shalby Hospital	5 Min.	· 200 ft. Bypass	3 Min.
· Geetanjali Hospital	1 Min.	· Ajmer Road	1 Min.	· Hotel Highway King	1 Min.
· Manglam Pinkwest Mall	1 Min.	· Element Mall	3 Min.	· Puno Trampoline Park	3 Min.
· Mansarovar Metro Station	3 Min.	· D-Mart	3 Min.	· Adventure	
· Pink Pearl	5 Min.	· Decathlon	3 Min.		



Scan QR Code
for Location

Vertical Living, Redefined By Luxury



 STILT FLOOR PLAN



TYPICAL FLOOR PLAN (Ground to 7th)



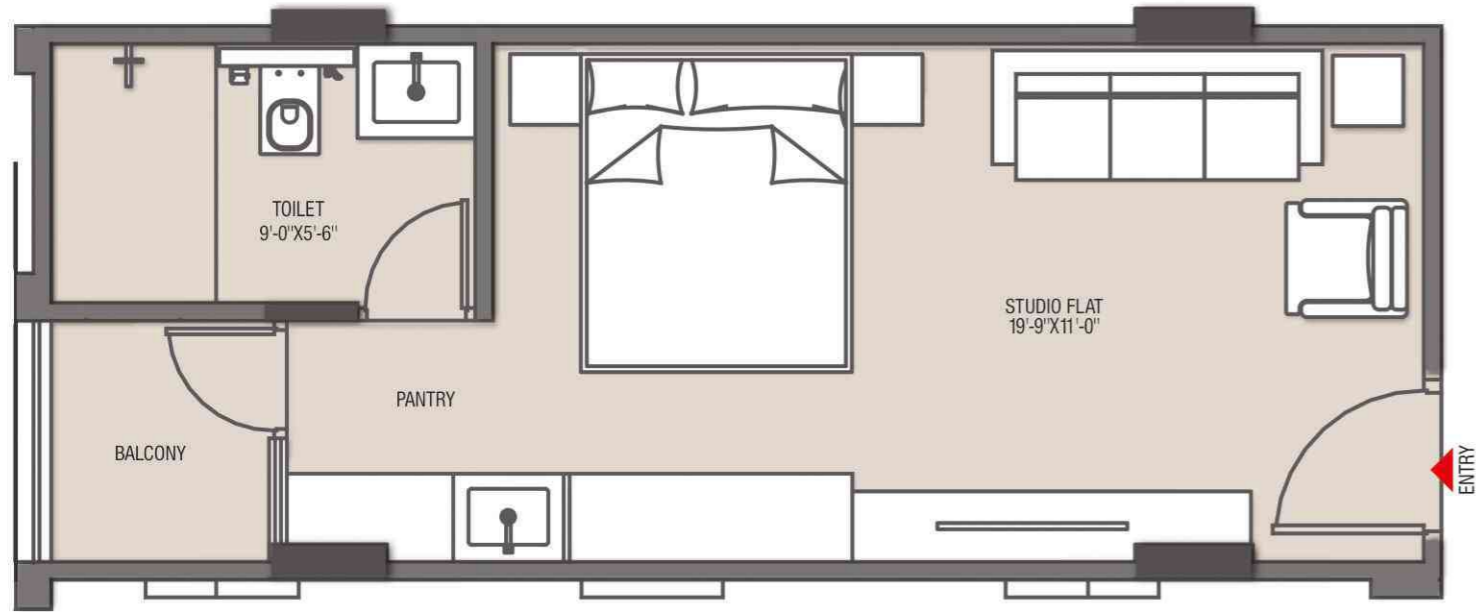
AREA STATEMENT

Unit No.	Built-up Area	Saleable area (sq.ft.)	Carpet Area	Balcony Area
UNIT - 101	345.42 SQ. FT.	518.13 SQ. FT.	290.52 SQ. FT.	25.60 SQ.FT.
UNIT - 102	339.82 SQ. FT.	509.73 SQ. FT.	291.38 SQ. FT.	25.60 SQ.FT.
UNIT - 103	339.82 SQ. FT.	509.73 SQ. FT.	292.34 SQ. FT.	25.60 SQ.FT.
UNIT - 104	339.82 SQ. FT.	509.73 SQ. FT.	290.52 SQ. FT.	35.61 SQ.FT.
UNIT - 105	339.82 SQ. FT.	509.73 SQ. FT.	292.34 SQ. FT.	25.60 SQ.FT.
UNIT - 106	339.82 SQ. FT.	509.73 SQ. FT.	292.52 SQ. FT.	25.60 SQ.FT.
UNIT - 107	339.82 SQ. FT.	509.73 SQ. FT.	292.34 SQ. FT.	25.60 SQ.FT.

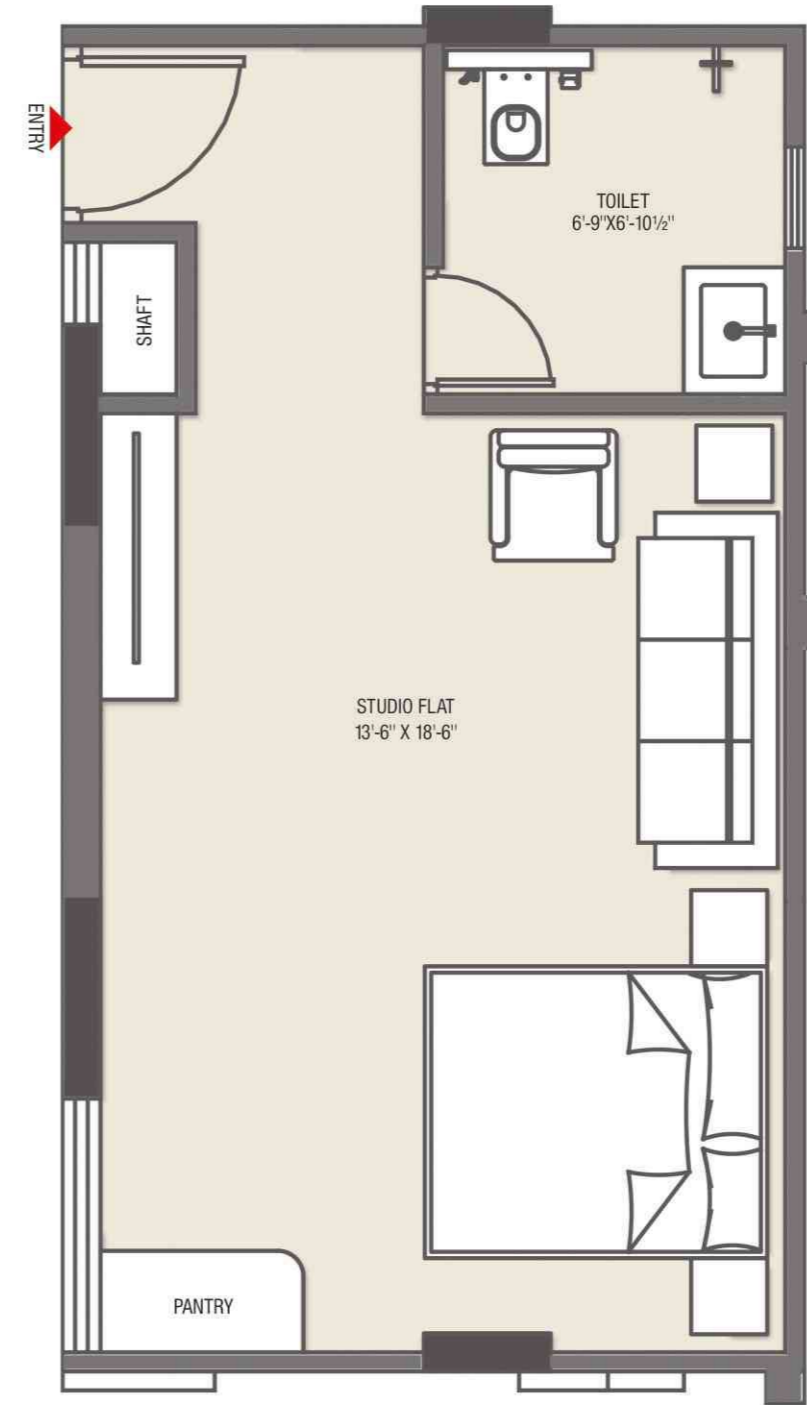
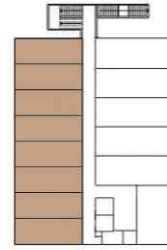
AREA STATEMENT

Unit No.	Built-up Area	Saleable area (sq.ft.)	Carpet Area	Balcony Area
UNIT - 108	341.69 SQ. FT.	512.54 SQ. FT.	285.67 SQ. FT.	24.96 SQ.FT.
UNIT - 109	441.75 SQ. FT.	662.63 SQ. FT.	376.16 SQ. FT.	33.03 SQ.FT.
UNIT - 110	423.26 SQ. FT.	634.89 SQ. FT.	364.11 SQ. FT.	31.20 SQ.FT.
UNIT - 111	423.26 SQ. FT.	634.89 SQ. FT.	365.84 SQ. FT.	31.20 SQ.FT.
UNIT - 112	423.26 SQ. FT.	634.89 SQ. FT.	365.94 SQ. FT.	31.20 SQ.FT.
UNIT - 113	426.68 SQ. FT.	640.02 SQ. FT.	365.94 SQ. FT.	31.20 SQ.FT.
UNIT - 114	388.02 SQ. FT.	582.03 SQ. FT.	347.76 SQ. FT.	0.00 SQ.FT.

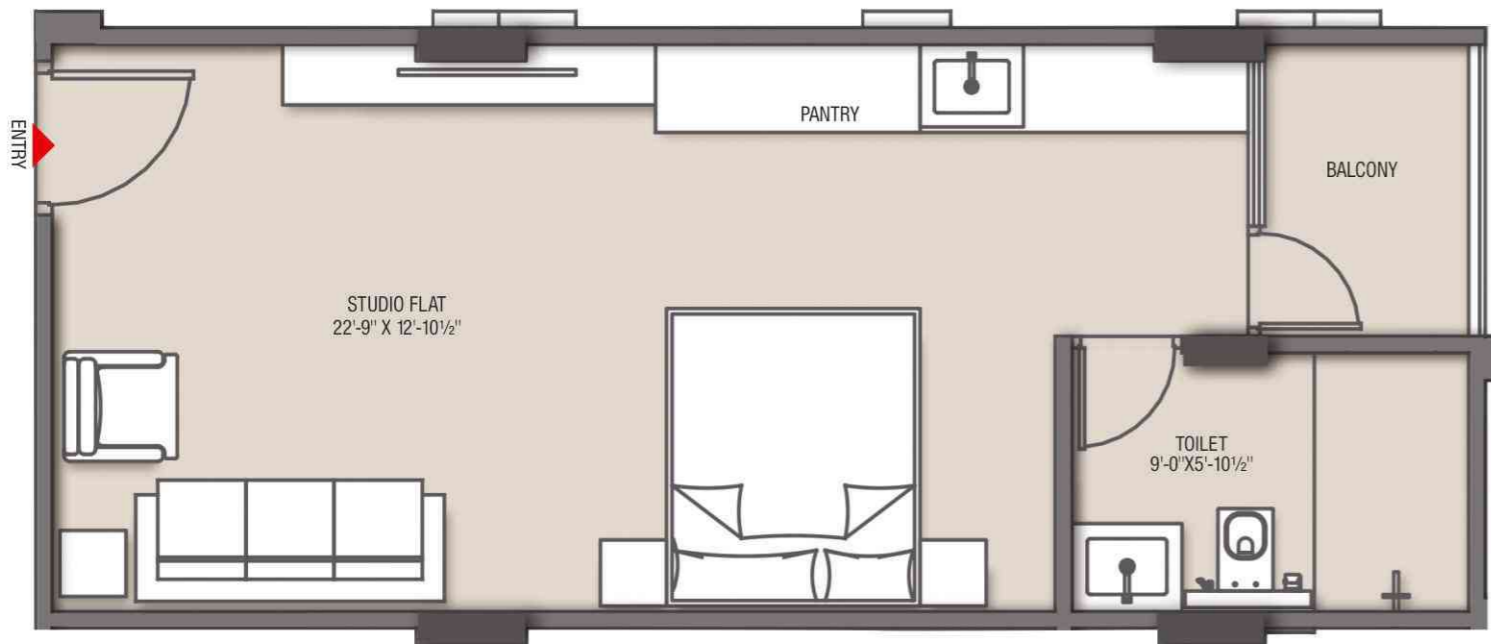
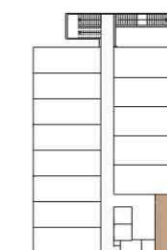




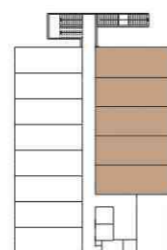
UNIT TYPE **01**



UNIT TYPE **03**



UNIT TYPE **02**



Amenities



Gymnasium /
Yoga Area



House keeping /
Utility Store provision
on each floor



Firefighting



Community
Hall



Security Guard Room



CCTV Intercom



Broadband



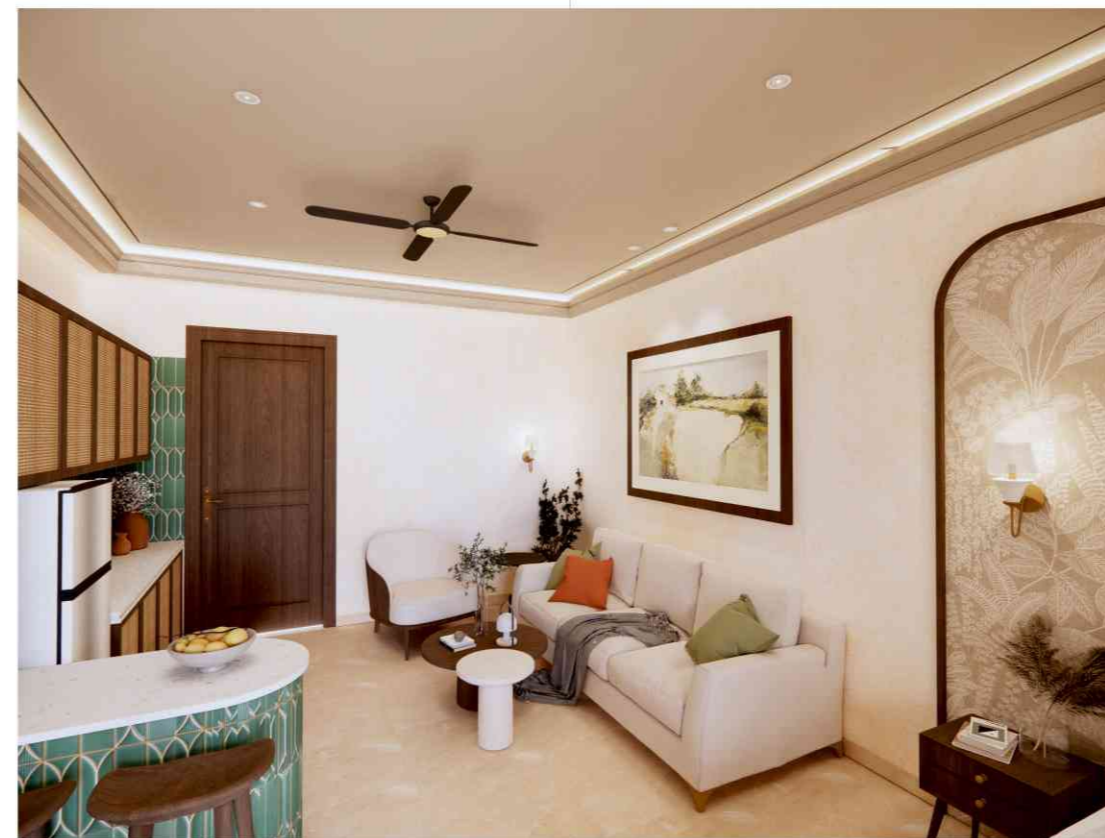
Laundromat
Service Area



Power Backup
Common Area



DTH



**LIVE
LARGE**
in a Well-Designed Space
THE ULTIMATE STUDIO EXPERIENCE

Experience the art of intelligent design in this meticulously crafted studio. Every element is optimized for comfort and style, offering a spacious feel without compromise. Premium finishes and smart layouts redefine urban living. Your perfect retreat—where efficiency meets elegance.

Images are shown for illustrative purpose only.



Wardrobe



Bed, Bedsheet
Pillow, Twin Sharing



Sofa



Centre Table



Tea Kettle



Tv Cabinet



Glass Mirror Bathroom,
Bathroom Accessories



Fridge



Chimney



Water Purifier



Curtains



Rug



Lamps



Study Table, Chair

Furnished With Intention

At Amara Studios, every unit is designed for effortless living from day one. With wardrobes, appliances, furniture, and elegant décor already in place, you can skip the stress of setup and dive straight into comfort. Whether you're working from your cozy study corner or relaxing with a cup of tea in a sofa that already knows your shape. Everything feels familiar, functional, and finally, yours.



Mattresses



Bed Side Box



Modular Kitchen



AC



Exhaust Fan



Ceiling Fan



Induction



Geyser



TV Led



Crockery Set



Photo Frames
Decorative items



Lights



Bathroom Mat



Wall Clock

Specifications

STUDIO

- Flooring Premium Vitrified/Tiles
- Wall Finishes POP with distemper paint

TOILETS

- Flooring Anti-skid ceramic tiles
- Wall Finishes Ceramic tiles
- Sanitary European WC fittings, under/over counter basin of renowned brands.
- CP Fittings CP fittings of premium quality brands

KITCHEN

- Flooring Floor with vitrified tiles
- Wall Finishes POP with distemper paint
- Counter Top Granite
- Fittings Stainless steel sink and C.P. fittings

DOORS & WINDOWS

- Door Flush door with laminate
- Windows Aluminium/UPVC

COMMON LOBBY

- Flooring Anti skid Premium class tiles / granite
- Wall Finishes POP with distemper paint

COMMON FACILITIES

- Electricity Metering system.
- Power Back-up in common areas
- Land Line/ Intercom facility
- Lifts
- Rain Water Harvesting System
- CCTV cameras at common areas

ELECTRICALS

- Transformer, Panels
- Electrical Fittings & Concealed Copper Wiring in PVC Conduit
- Separate Meter for Lighting in Common Areas

STRUCTURE & SERVICES

- Earthquake Resistant Structure



The Group

J.S. Group is a distinguished brand in the real estate sector that has been dedicated to quality for more than 15 years. We take great pleasure in our ability to turn ideas into reality, having completed more than 15 projects successfully in the past.

J.S. Group, we think that our committed staff of experts, who are enthusiastic about designing extraordinary living environments, is the cornerstone of our success. Our commitment to quality and perfection is seen in every project we take on, as we consistently establish new standards driven by our core principles of honesty, innovation, and customer satisfaction.

Builder & Promoter



Plot G13 E, Westway Heights, 200ft. Ajmer Road, Jaipur

Mob. : 98286 81555

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