THE SWEET

ALEMBIC CITY

THE FINEST RESIDENTIAL NEIGHBOURHOOD IN VADODARA



ALEMBIC
CITY

ALEMBIC CITY IS MORE THAN JUST A CITY.

It is a whole new way of holistic living that nurtures the mind, body and soul.

The philosophy finds expression in every aspect of living. And all members of the family benefit from this holistic outlook. It is a concept that is reflected in the architectural structure, where the home is not separate from work, recreation, shopping or the finer things in life.

ALEMBIC CITY

WEST

A LUXURY TOWNSHIP LIKE NO OTHER


Artistic Representation









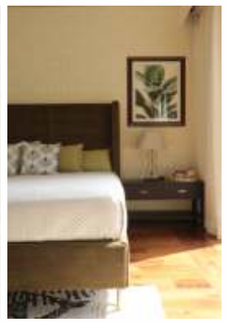



















Artistic Representation

Nestled in the western section of Alembic City is the most exquisite and coveted residential neighbourhood in Vadodara. Alembic City West houses a wide range of luxury residences, offering a varied choice for every preference. Contemporary high rise apartments. Luxurious low rise villas and townhouses. Each one is unique, but all come with a breathtaking backdrop of a flourishing green environment.

05

A GREEN OUTLOOK

ALEMBIC CITY HAS BEEN CAREFULLY PLANNED AS A SUSTAINABLE CITY OF THE FUTURE.

Over 3,000 old trees have been preserved and 1,500 more will be planted, reducing carbon emissions and adding oxygen to the atmosphere. Numerous percolation wells and rainwater harvesting pits will meet most of the water requirements of Alembic City.

In Alembic City West, we have planned each residential cluster in synergy with the natural environment. Artfully designed to integrate the local flora and fauna into daily living, our residences are the perfect balance between the modern world and the natural biosphere.



Exterior, The Villas

ALEMBIC CITY

WEST

WELCOME TO

PARK CRESCENT

WHERE NATURE NEVER GOES OUT OF STYLE

Artistic Representation

YOUR KEY TO AN ELEVATED LIFESTYLE

4.5 & 3.5 BHK APARTMENTS

Artistic Representation

At Park Crescent, residents enjoy panoramic views and spacious seating with large, open balconies. A linear layout for the living and dining spaces allow these modern apartments to be filled with ample natural light.

Artistic Representation

LIVE YOUR LIFE, PARKSIDE.

Park Crescent residents face the lush greenery of Central Park and the Bhailal Amin Gardens. Each tower is surrounded by beautiful verandas and connected with paved walkways, so you have plenty of space to relax and chat.



Central Park - Artistic Representation

MORE THAN AN APARTMENT.

Every home at Park Crescent is planned for long-term comfort and serves as an investment for your future generations. With only few units per tower, here you'll be part of a close-knit community for years to come.



Artistic Representation

Artistic Representation

Artistic Representation

YOUR PEACE OF MIND COMES FIRST





Streets - Alembic City West

The safety of a gated community, state-of-the-art security systems, and a circle of like-minded people are some of the many reasons that Park Crescent was made for families to reside stress-free.

From your children running free in the play areas to you enjoying an evening stroll around the block, this is your safe haven.

Embrace the perfect blend of luxury and leisure at Park Crescent, where every dip is a retreat into bliss. Whether you wish to unwind, enjoy a refreshing swim, or engage in invigorating physical activity, our pool serves as your ideal sanctuary for those seeking peace and rejuvenation.

Artistic Representation

WALK TO WORK. STOP BY THE PARK, MALL OR THE ART CENTRE ON THE WAY HOME.

Alembic City offers an unmatched lifestyle with 24/7 medical care at Bhailal Amin General Hospital, multiple business districts within walking distance, and easy access to convenience stores. Enjoy the green campus and cycle to nearby Art District for entertainment and F&B options.


Space Studio


The Courtyard


Walkway


Alembic Arcade



Bhailal Amin General Hospital


Restaurants


The Distillery - Art District

BEGIN YOUR NEXT CHAPTER AT

PARK CRESCENT

You don't need to leave city boundaries to enjoy a luxurious lifestyle and calming nature anymore. Park Crescent has it all in the heart of Vadodara – a home where ample opportunities for rest, work, and play await you at every corner.

Artistic Representation

THE RIGHT CONNECTIONS

Alembic City West is the forerunner of integrated living, where work, school, shopping districts, and sporting facilities are all within the neighbourhood.

Excellent medical facilities are also available on the campus at the Bhailal Amin General Hospital. The Airport and the Railway Stations are conveniently located, with easy access to the neighbouring districts.

AIRPORT
15 Mins

RAILWAY STATION
10 Mins

INORBIT MALL
5 Mins

D R AMIN MEMORIAL SCHOOL - 10 Mins

NAVARACHNA SCHOOL - 12 Mins

M S UNIVERSITY
10 Mins

BHAILAL AMIN GENERAL HOSPITAL
2 Mins

ALKAPURI
5 Mins

SUBHANPURA
3 Mins

ALEMBIC ART DISTRICT
5 Mins



Not to scale - for representation purpose only

ALEMBIC CITY

PARK CRESCENT

SPECIFICATIONS

STRUCTURE

Earthquake resistant, 1 Basement + Stilt + 8/ 10 storey RCC framed structure with blocks for the walls.

FLOORING

Marble / Stone look alike flooring in entrance Lobby area and passages.

Premium tile flooring in the living, dining, family room and master bedroom areas.

Vitrified tiles for all other bedrooms.

Premium Vitrified tiles in the balconies and deck.

ELECTRICAL WORKS

Electrical switches from reputed make.

KITCHEN

Quartz kitchen platform with vitrified tiles dado.

DOORS & WINDOWS

Wooden door with veneer polish on the main door.

Wooden shutters & Laminate finish on internal doors.

Premium Aluminum/UPVC windows

TOILETS

Granite/Marble counter top wash basin in master toilet.

All Toilets will have EWCs and Chrome Plated Fittings from reputed make

LIFTS

Elevators of reputed make.

PAINTING

Putty on internal walls and Apex Ultima for external walls.

POWER BACKUP

Power backup provision for common area, lobby & lifts.

LANDSCAPE

Beautifully designed, landscaped children play area and sit-outs.

AMENITIES

GROUND FLOOR INTERNAL

Multi-purpose hall

Lobby

GROUND FLOOR EXTERNAL

Kids play area & Kids play equipment

Paved parking spaces

Landscape area

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PAYMENT PLAN

FOR 3.5 BHK

	(Percentage %)
Booking amount	10
On execution of agreement	15
On completion of first floor slab of that particular tower	10
On completion of 4th floor slab of that particular tower	10
On completion of 7th floor slab of that particular tower	10
On completion of roof floor slab of that particular tower	10
On completion of block masonry of that particular tower	5
On completion of external plastering	10
On completion of tiling of a particular unit	10
On completion of CP, sanitary fixtures	5
On or before registration	5

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PARK CRESCENT

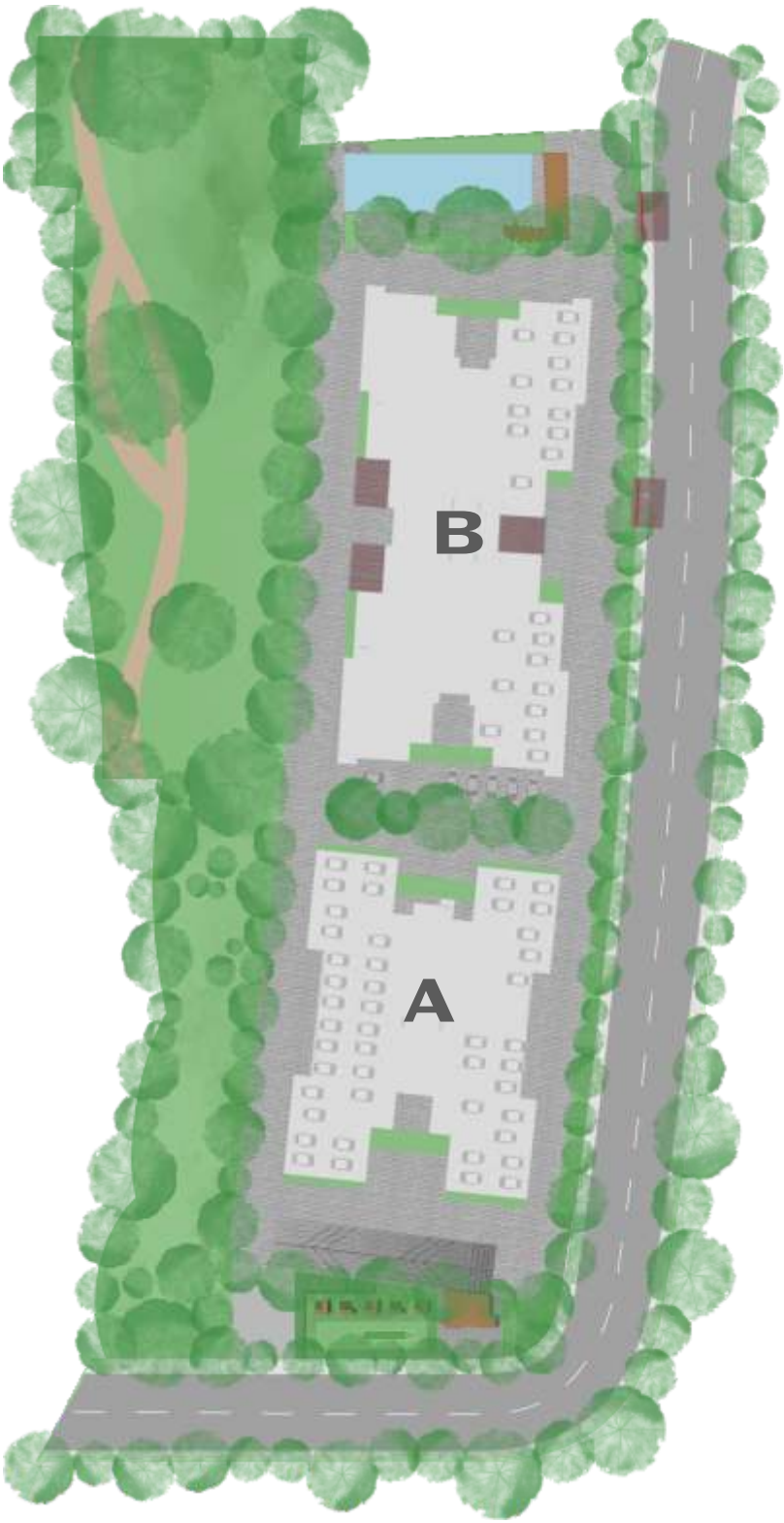
PAYMENT PLAN

FOR 4 BHK	(Percentage %)
Booking amount	10
On execution of agreement	15
On completion of first floor slab of that particular tower	10
On completion of 3rd floor slab of that particular tower	10
On completion of 6th floor slab of that particular tower	10
On completion of roof floor slab of that particular tower	10
On completion of block masonry of that particular tower	5
On completion of external plastering	10
On completion of tiling of a particular unit	10
On completion of CP, sanitary fixtures	5
On or before registration	5

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SITE PLAN



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MASTER PLAN



Disclaimer: • The information contained in this brochure is subject to change as may be approved by the competent authorities and cannot form part of any form or contract • All plans are subject to any amendments approved by the competent authorities • The areas are indicative only. The measurements indicated in the plan may vary at the time of construction • All landscaping is conceptual and shall be as per architect's design. Illustrations in this brochure are artist impressions and serve only to give an approximate idea of the project • While every reasonable care has been taken in providing this information, the developers cannot be held responsible for any inaccuracy • The developers reserve all the rights to make any changes as may be necessitated from time to time in the layout, building plan and specifications • Stock images used in this document are for representation only, actual may vary.

Park Crescent : RERA No.: PR/GJ/VADODARA/VADODARA/Vadodara Municipal Corporation/RAA13368/230424/310727 | https://gujrera.gujarat.gov.in

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CITY

PARK CRESCENT

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Alembic
REAL ESTATE