



URBAN HEIGHT

3BHK LUXURY APARTMENT

RERA NO. : RAJ/P/2024/3324 | www.rera.rajasthan.gov.in

R e d e f i n i n g t h e w a y o f l i v i n g

WELCOME TO

URBAN HEIGHT

Redefining the way of living

Baalji Group offers a charming blend of "Elite Living" with the best of contemporary amenities that ensures a warm and luxurious lifestyle in the finest address. The unique combination of vibrant surroundings, extremely high quality construction standards and a professional approach sets apart Urban Height for high-end living.

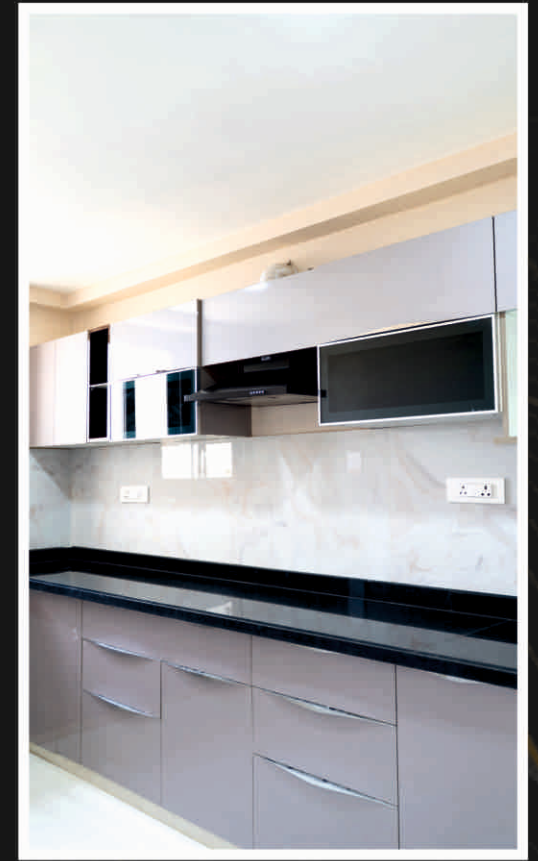
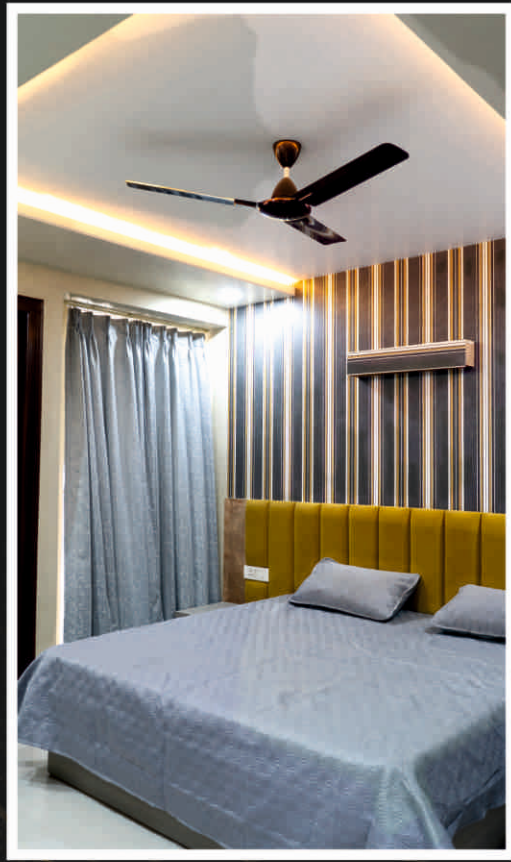
Experience tranquillity in the midst of stunning scenic greens, your very own private garden or expansive terraces. With wide open spaces as far as the eye can see with no high rise buildings to block your view, Urban Height has created living environments that feel secluded, yet welcoming.

Poised to become Jaipur's premier residential address, Urban Height is unbeatable in terms of accessibility and picture perfect lifestyle.



Perfect
Harmony
of luxury
lifestyle

Images are for illustration purpose only.



Actual Images

Images are for illustration purpose only.



Convenience

to Fill Your Life With

Everything Good

The project provides green and pollution-free homes which everyone is dreaming of. Living near nature is now only a dream for most of the people. Rising high levels of pollution in crowded cities are so poisonous and hazardous that now it is hard to feel a fresh breath outside. **Urban Height** project is surrounded by open green region. It has been conceived, designed and developed by industry's best professionals. It is now talk of the town.





WHERE
LIFE IS BEAUTIFUL
ALL DAY LONG...

LOCATION MAP



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MAP NOT TO SCALE

LOCATION ADVANTAGE

Hospitals

- Apex Hospital
- Suvira Hospital
- Dhanwantri Hospital
- Metro Mass
- Saket
- Fortis Hospital

Schools/College

- Neerja Modi School
- Seedling Model High School
- St. Anselm's School
- Cambridge Court School
- St. Wilfred's College
- IIS University

Malls/Entertainments

- Mansarovar Plaza
- Galaxy Cinema
- Cityplex
- Entertainment Paradise
- Gaurav Tower
- WTP

Hotels/ Restaurants

- Hotel Hyatt Residency
- Clarks Amer
- Hotel Redisson Blu
- Hotel Marriott
- Hotel The Lalit

Banks & ATM

- SBI, HDFC, AXIS, BOI, KOTAK, ICICI

EASY ACCESS FORM EVERYWHERE

Airport | Metro Station | Gandhi Nagar Railway Station
Durgapura Railway Station | Iskcon Temple | Jain Mandir

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RECREATIONAL AMENITIES



COMMUNITY HALL



GYMNASIUM



MINI THEATRE



ROOF TOP PARTY AREA



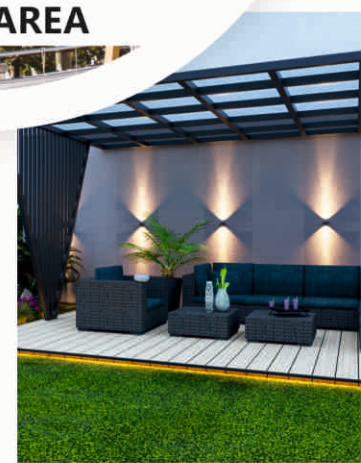
INDOOR GAMES



YOGA DECK

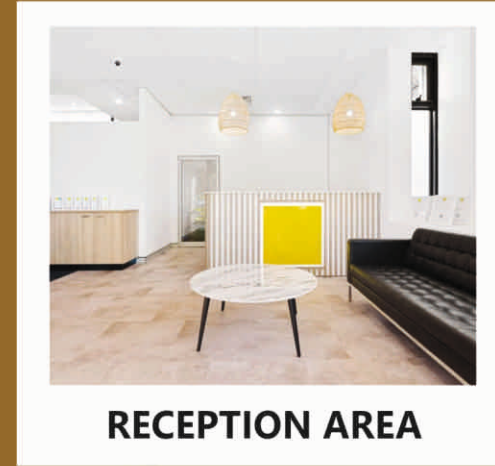


KIDS PLAY AREA

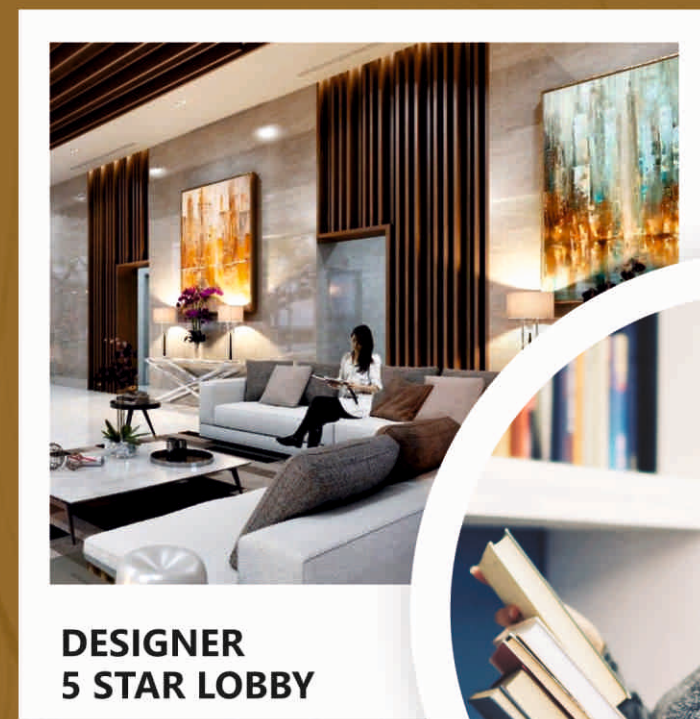


GAZEBO

OTHER AMENITIES



RECEPTION AREA



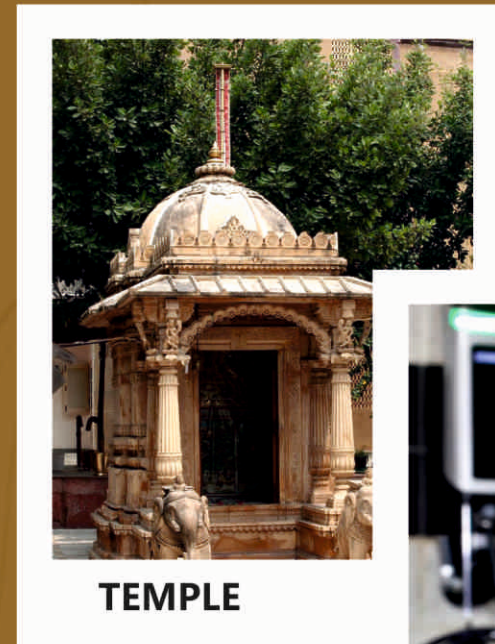
DESIGNER 5 STAR LOBBY



LIBRARY



SENIOR CITIZEN SITTING AREA



TEMPLE



EV CHARGING STATION



THREE TIRE SECURITY



SMART EPABX SYSTEM

Aanya Graphic Studio: 9456102618



TYPICAL FLOOR PLAN



THE ASSURANCE OF
QUALITY
 THE PROMISE OF
VALUE

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3 BHK LAYOUT PLAN



FLAT NO.-101

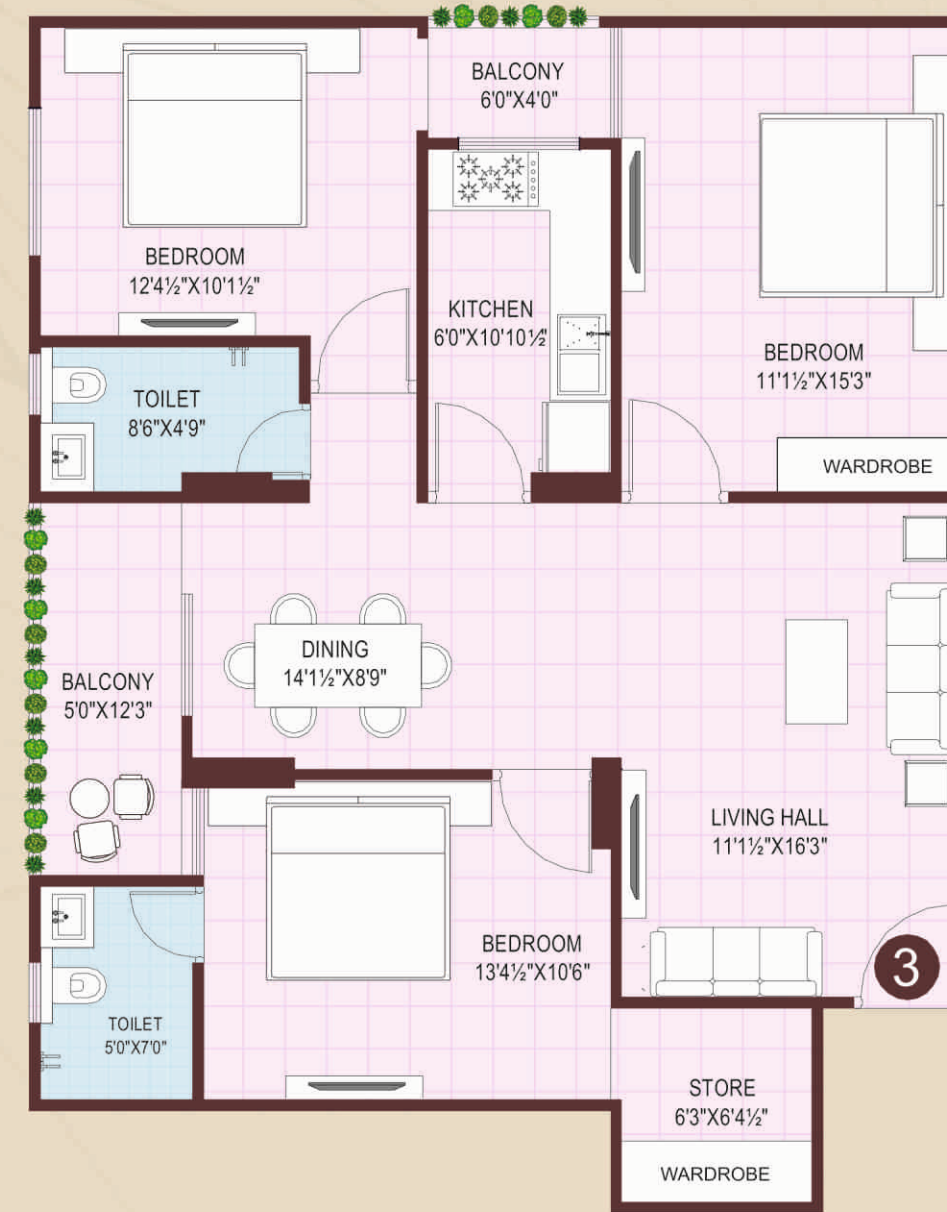
S.B.U. AREA (SQ.FT.)
1680.00 Sq.ft.
B.U.A AREA (SQ.FT.)
1226.00 Sq.ft.



FLAT NO.-102

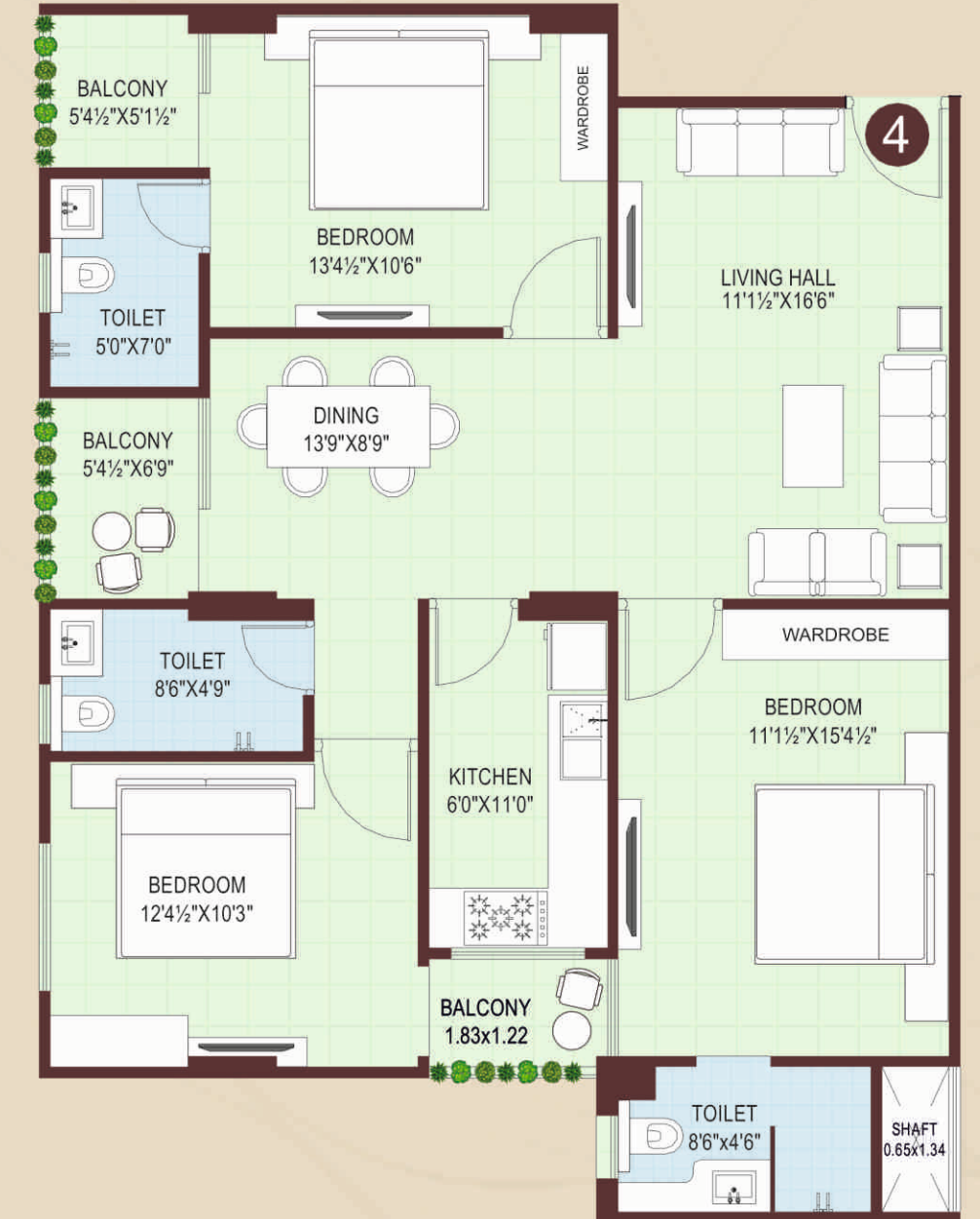
S.B.U. AREA (SQ.FT.)
1621.00 Sq.ft.
B.U.A AREA (SQ.FT.)
1183.00 Sq.ft.

3 BHK LAYOUT PLAN



FLAT NO.-103

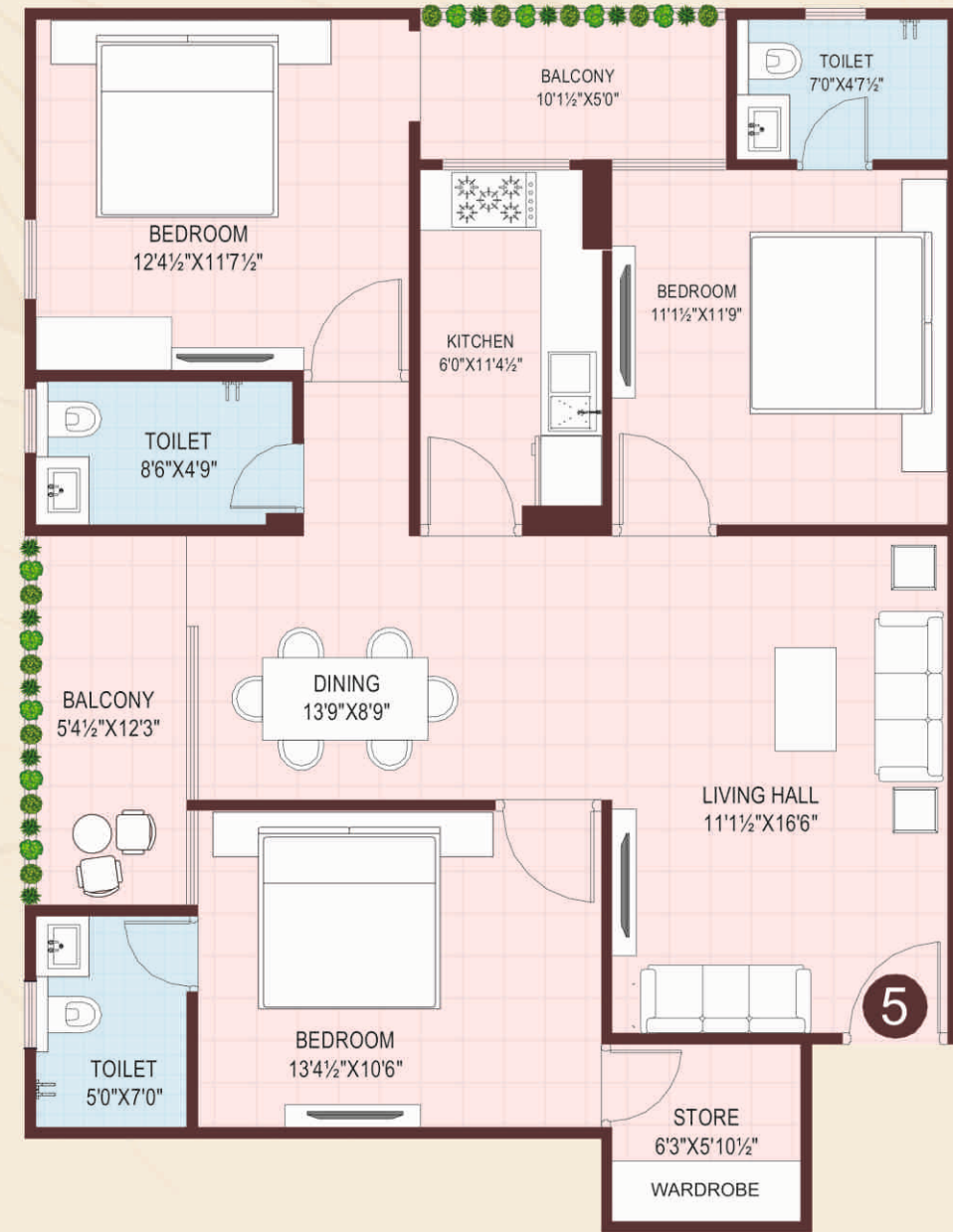
S.B.U. AREA (SQ.FT.)
1529.00 Sq.ft.
B.U.A AREA (SQ.FT.)
1116.00 Sq.ft.



FLAT NO.-104

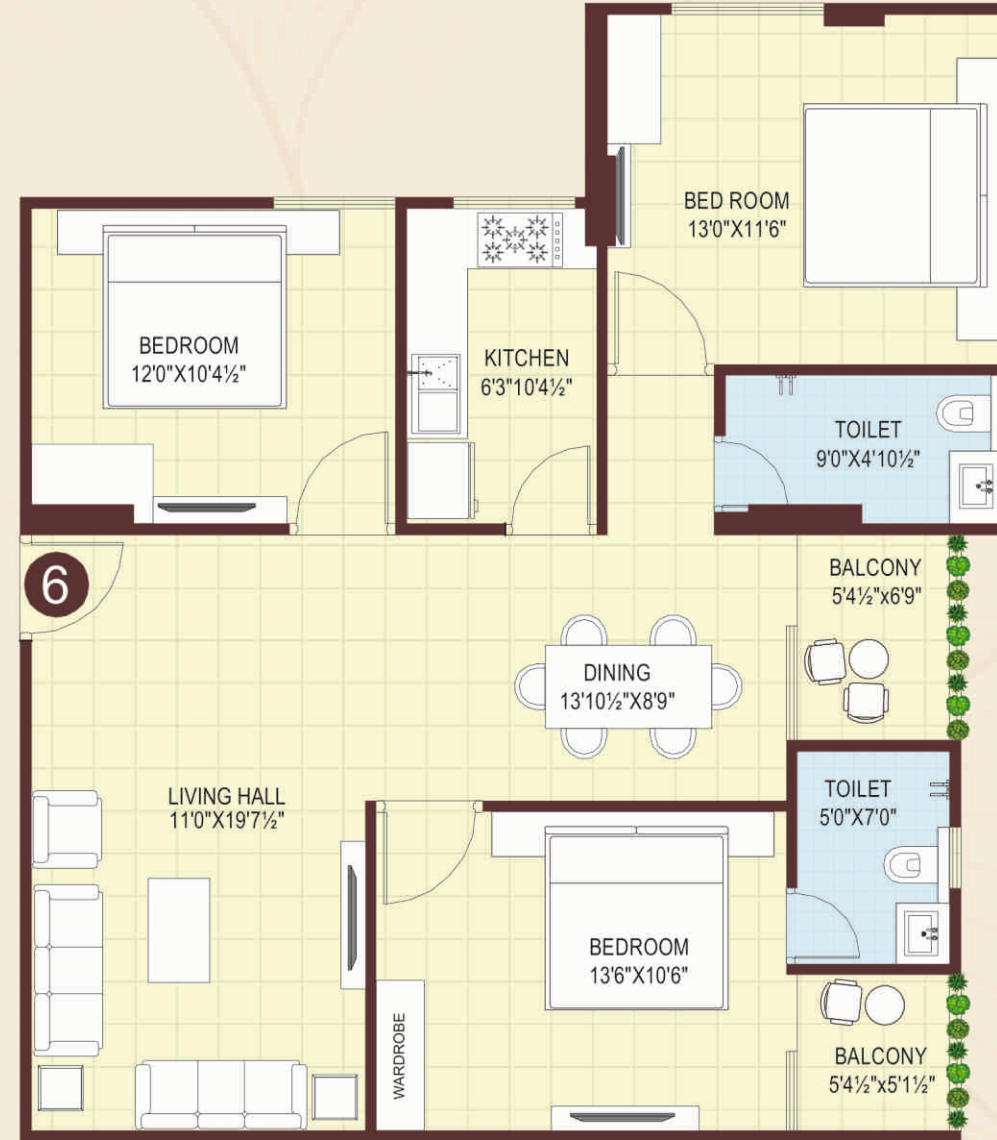
S.B.U. AREA (SQ.FT.)
1539.00 Sq.ft.
B.U.A AREA (SQ.FT.)
1123.00 Sq.ft.

3 BHK LAYOUT PLAN



FLAT NO.-105

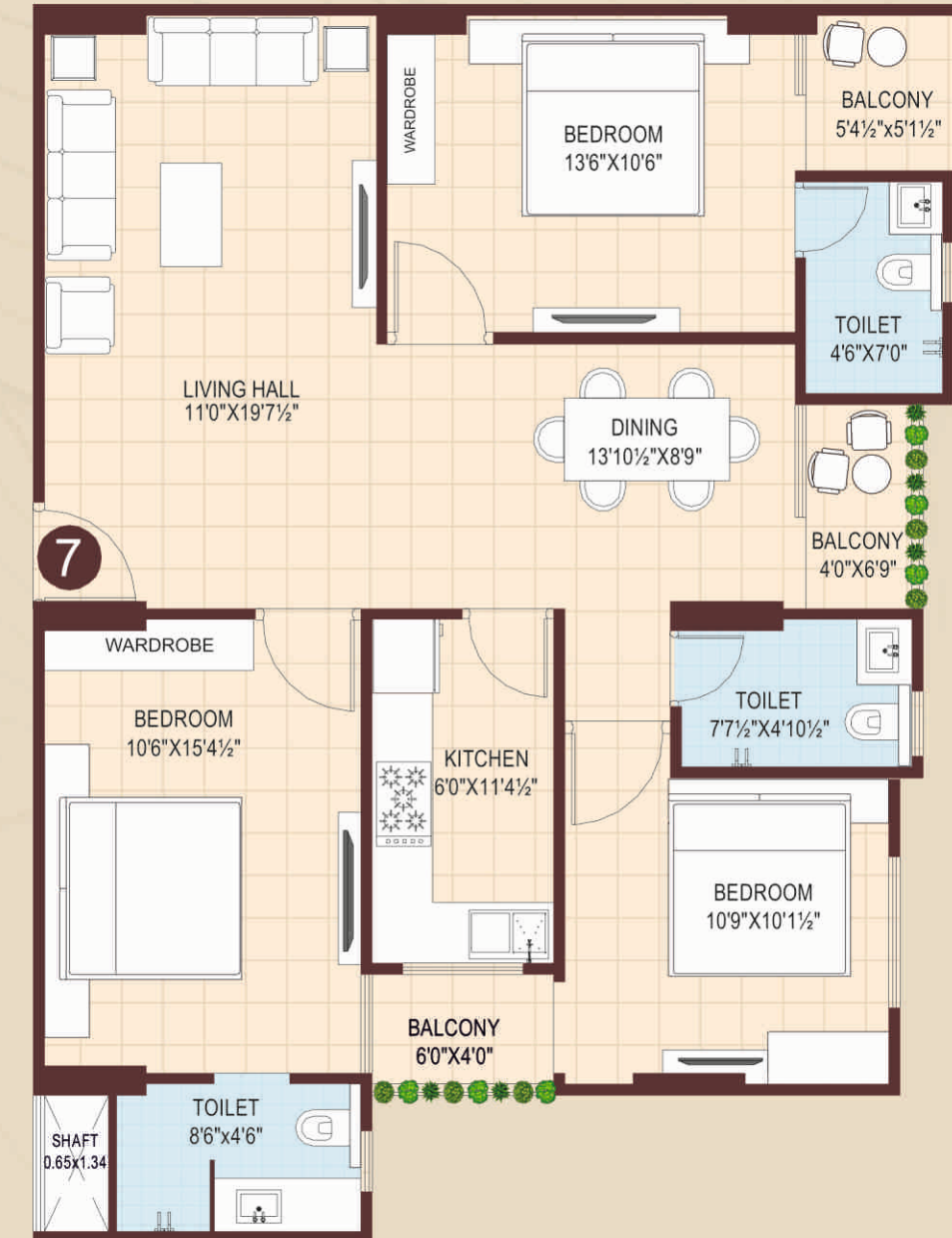
S.B.U. AREA (SQ.FT.)
1595.00 Sq.ft.
 B.U.A AREA (SQ.FT.)
1164.00 Sq.ft.



FLAT NO.-106

S.B.U. AREA (SQ.FT.)
1465.00 Sq.ft.
 B.U.A AREA (SQ.FT.)
1069.00 Sq.ft.

3 BHK LAYOUT PLAN



FLAT NO.-107

S.B.U. AREA (SQ.FT.)
1521.00 Sq.ft.
 B.U.A AREA (SQ.FT.)
1110.00 Sq.ft.



FLAT NO.-108

S.B.U. AREA (SQ.FT.)
1445.00 Sq.ft.
 B.U.A AREA (SQ.FT.)
1055.00 Sq.ft.

PROJECT SPECIFICATIONS

Living/Dining

- ➔ POP Finished Walls and False ceiling
- ➔ Premium Quality Paints With Bright Finish.
- ➔ Flooring Vitrified Tiles.
- ➔ Domal Gates or Widows with wire mesh.
- ➔ Provision for AC (Split AC Piping).
- ➔ Well Designed Wooden TV Panel.

Balcony

- ➔ Premium Quality Water Proof Paint.
- ➔ Premium Quality Tiles in Ruff Elastic Look.
- ➔ SS Railing with Toughened Glass.
- ➔ Water Tap.

Kitchen

- ➔ Modular Kitchen with Over Head Cabinet.
- ➔ 2 Ft Tiles Dado From Granite Top.
- ➔ False Ceiling With Attractive Architectural Designs.
- ➔ Domal Window with wire mesh..
- ➔ SS Sink and Grohe CP Fitting.
- ➔ Branded Chimney, Geyser & R.O.

Electrical

- ➔ ISI Modular Switches (Legrand).
- ➔ AC/TV/Inverter Points as suitable places.
- ➔ Concealed copper wiring in PVC conduits with AC and light points (Polycab).
- ➔ Designer Fans in Living area & all Bedrooms (Orient).
- ➔ LED lights (Jaquar).
- ➔ Profile lights in False Ceiling.
- ➔ Chimney in Kitchen (Glen).

Toilets

- ➔ Tiles with modern design up to 8'-0" Height.
- ➔ Anti Skid Ceramic Tiles in flooring with combination of Wall Tiles.
- ➔ Standard Flush Door with Sun Mica finish.
- ➔ Domal Ventilators.
- ➔ Branded Geysers & Exhaust.
- ➔ Premium Quality Hindware Sanitary & Wall Hung water closet.
- ➔ Hindware CP Fitting with Diverter.
- ➔ Hindware Conceal Tank.

Bedroom

- ➔ Premium Quality Paints on wall with bright finish.
- ➔ POP Finished Walls and False Ceiling.
- ➔ Flooring Vitrified Tiles.
- ➔ Flush Doors with Sun Mica finish and Grooves with Golden Strip.
- ➔ Wooden Wardrobe with Drawers.
- ➔ Provision for AC (Split AC Piping).

Safety

- ➔ RCC Framed earthquake Resistant Structure.
- ➔ Appropriate Fire Fighting Arrangements.

Material

- ➔ Cement - ACC / AMBUJA
- ➔ Rdy Mix Concrete -ULTRATECH
- ➔ STEEL - JSW / Gallent
- ➔ Sand - Purely BANAAS
- ➔ Griet - From tested mining
- ➔ Johnson Modern Elevators.

Water Supply

- ➔ 24 Hours Water Supply.
- ➔ Water Harvesting.

Security

- ➔ CCTV & 24 Hours Security Guard.
- ➔ Smart EPABX System.
- ➔ Emergency Exit Stair.

Club House Amenities

- ➔ Gymnasium
- ➔ Yoga Deck
- ➔ Reception Area
- ➔ Kids Play Area
- ➔ Community Hall
- ➔ Temple
- ➔ Theater
- ➔ Library
- ➔ Indoor Games
- ➔ Senior Citizen Sitting Area
- ➔ Designer 5 Star Lobby
- ➔ EV Charging Station

OUR COMPLETE PROJECTS



**HANUMAN NAGAR,
RAGHU MARG**



**NEMINAGAR,
MANISH MARG**



**NEMINAGAR
EXTENSION**



**HANUMAN NAGAR,
RAGHU MARG**



**GANGASAGAR
COLONY**



**HANUMAN NAGAR,
AHILYA MARG**

BRANDS



(SWITCH)



(CEILING FAN,
GEYSER)



(CHIMNEY)



(WIRE)



(CABLES)



(TOILET
ACCESSORIES)



(WASHBASIN/WC)



(PIPE)



Site Address : Singhania Circle Patrakar Colony,
Near Iskcon Temple, Mansarovar Ext, Jaipur-302020

**Interiors & Beautification
Design Studio- Jaipur**



Dubai-UAE



SCAN FOR LOCATION

ARCHITECT:-



ARCHITECTS, INTERIOR DESIGNERS AND ENGINEERS

SPACE EDGE ARCHITECTS

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