



SKYONE

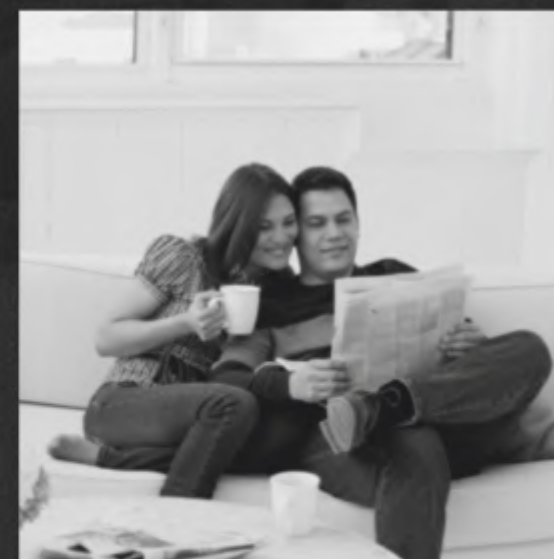


Developers: DEEPAK CONSTRUCTION		Ph.: +91 7201 855 855 skyone@vihav.com www.vihav.com
Site: VIHAV SKYONE, Nr. Waves Club, Opp. Essar Petrol Pump, 30 mtr. Canal Ring Road, Bhayli, Vadodara.		
Architect: Place Kinesis Associates, Ahmedabad Anjali Associates, Vadodara	Structure: Ashok Shah Associates	
MEP Consultant: Transenergy, Ahmedabad		

SHOPS & 3BHK LUXURIOUS FLATS

Shop
work PERFORMA
Quality Happy
Renew sad CARE
DREAM love office

Everything at one place





The

BEST OF BOTH WORLDS

Welcome to a combination of happiness and success at one location. Discover ResiCom, another milestone project from VIHAV REALTY, that combines the dual benefit of residential and commercial spaces. SKY ONE will have 3 BHK homes along with shops/offices on the ground and first floor. Ideally located at a throbbing area within VMC limits, this projects offers maximum advantage to home owners and shop owners.

HIGHLIGHTS

- Located in the well-developed area of Bhayali, providing a vibrant living environment.
- Excellent visibility and frontage from main road for shops.
- Good Social - economic profile in the neighboring area.
- Strategically located close to hub of the city.



GROUND FLOOR LAYOUT



1st & 2nd FLOOR LAYOUT





TYPICAL FLOOR LAYOUT

(3rd To 13th Floor)



3 BHK FLOOR PLAN





AMENITIES



Decorative Main Gate
with Security Cabin



Multipurpose Hall



Standard Quality
Passenger Elevator



CCTV Camera for
Security in Premises



Well Equipped
Gymnasium / Yoga



Children Play Area



SPECIFICATION

Structure and Wall Construction

- Earthquake Resistant RCC Frame Structure Design
- Internal and External Masonary Works with Bricks / AAC Blocks
- Internal Walls Finished with Putty and Primer
- External walls Finished with Weather Proof Texture Paint over Double coat cured Plaster

Arrangement of Columns & Beams for Maximum Flexibility in Interior Planing

- Exterior Cladding & Glazing work as per Architect's Design

Electrification

- Sufficient Electric Points with Concealed Premium Quality Wiring and Branded Modular Switches

Doors and windows

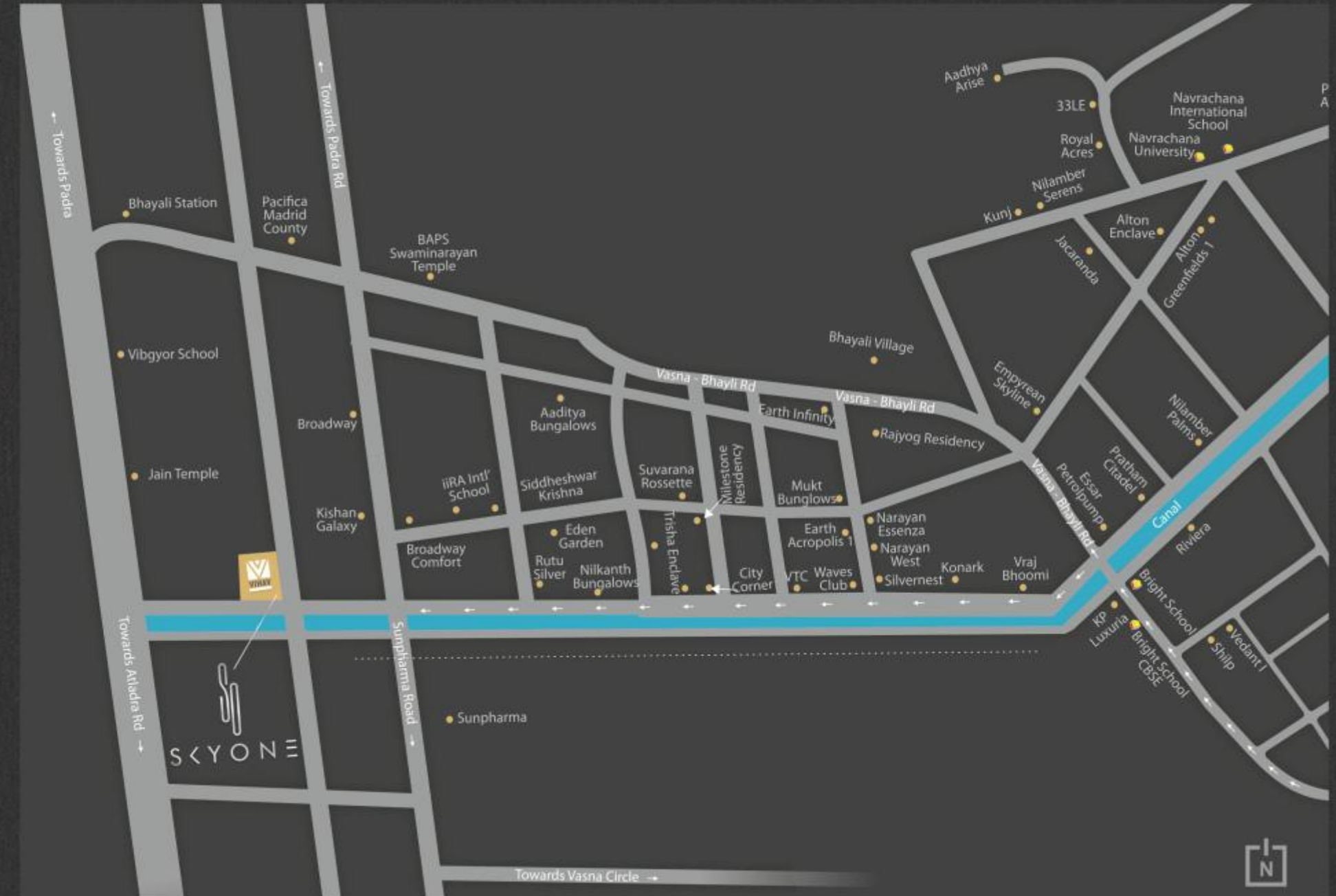
- Flush Door with both side Laminate & Safety Locks for Offices/M.S Rolling Shutter with Colour for Showrooms
- Powder Coated Aluminium Sliding / Glazing openable Window

Flooring and Wall Cladding

- Premium Vitrified Tiles Flooring with Skirting in all units
- Passage Area & Staircase with Premium Quality Vitrified Tiles / Granite
- Granite or decorative wall cladding on Lift wall

Water supply

- 24 hour Ground Water supply through Overhead and Underground Storage Tanks
- CPVC Plumbing Lines



Payment Mode For FLATS / OFFICES

Terms & Conditions : 1.The following will be charged extra in advance/ as per government norms: (a) Stamp Duty & Registration Charges, (b) GST (as actual) or any such additional government taxes if applicable in future, (c) Maintenance Deposit, (d) Development charges and Estimate for New Electric Meter & Connection. 2. If any new tax applicable by Central or State Government in future, it will be borne by the buyers/ members. 3.Possession will be given only after one month of settlement of all accounts. 4. Continuous default in payments leads to cancellation, 10 % Administrative charges will be deducted for any cancellation after one month of booking, and balance amount will be refunded back only after booking of the unit by new member. 5. The developers reserve all the rights to change the plan, elevation, specification or any details will be binding to all. 6. Changes in any structural design & changes in any external facade will NOT be permitted under any circumstances. 7.Internal changes will only be permitted with prior permission. 8.Outdoor AC units will be fitted as per provision provided in the designated place by the architect. 9. Any balance FSI at present or in future shall be availed by the developer and no member would claim any right for the same. (10) Any plans, specification or information in this brochure can not form part of an offer, contract or agreement. (11) This Brochure does not contain any legal Part as per rera.