RISHV OCTAVIA
NR. PAVAN DHAM RESIDENCY, OPP. D'MART, NARODA-DEHGAM ROAD
HANSPURA, NARODA, AHMEDABAD - 382330

CALL: +91 7623 00 1003 / 1006 | EMAIL: sales@rishv.com | www.rishv.com

RishvGroup rishvgroup

ARCHITECT	STRUCTURE	LANDSCAPE	3D VISUALISATION
HK ARCHITECTS	SETU INFRASTRUCTURE	ZENITH DESIGNER STUDIO	RENDER WORX

RERA: PR/GJ/AHMEDABAD/AHMEDABAD CITY/Ahmedabad Municipal Corporation/MAA13977/070824/300629
WWW.GUJRERA.GUJARAT.GOV.IN

10.11 design > 9925111065

3 | 2 BHK

iconic homes

EXPERIENCE THE FINEST DAYS COMING TOWARDS YOU WITH RISHV OCTAVIA. LOCATED AT THE PRIME DESTINATION OF THE CITY, THESE 3 & 2 BHK HOMES OFFER YOU PROMINENT LUXURY IN LIFESTYLE. CRAFTED WITH UTMOST COMFORT, THIS HOME SETS NEW ASPECTS OF LEISURE THAT WILL ADD CHARM TO YOUR LIVING. FROM CONVENIENCE TO CONNECTIVITY, RISHV OCTAVIA IS A DIMENSIONAL RESIDENCE FOR YOUR TRUE RELAXATION

RISHV
OCTAVIA

2012

SIDDHI VINAYAK ARCADE

COMMERCIAL PLAZA

2016

SHRI HARI GIFT CITY

2-3 BHK
PREMIUM LIVING
HOMES

2018

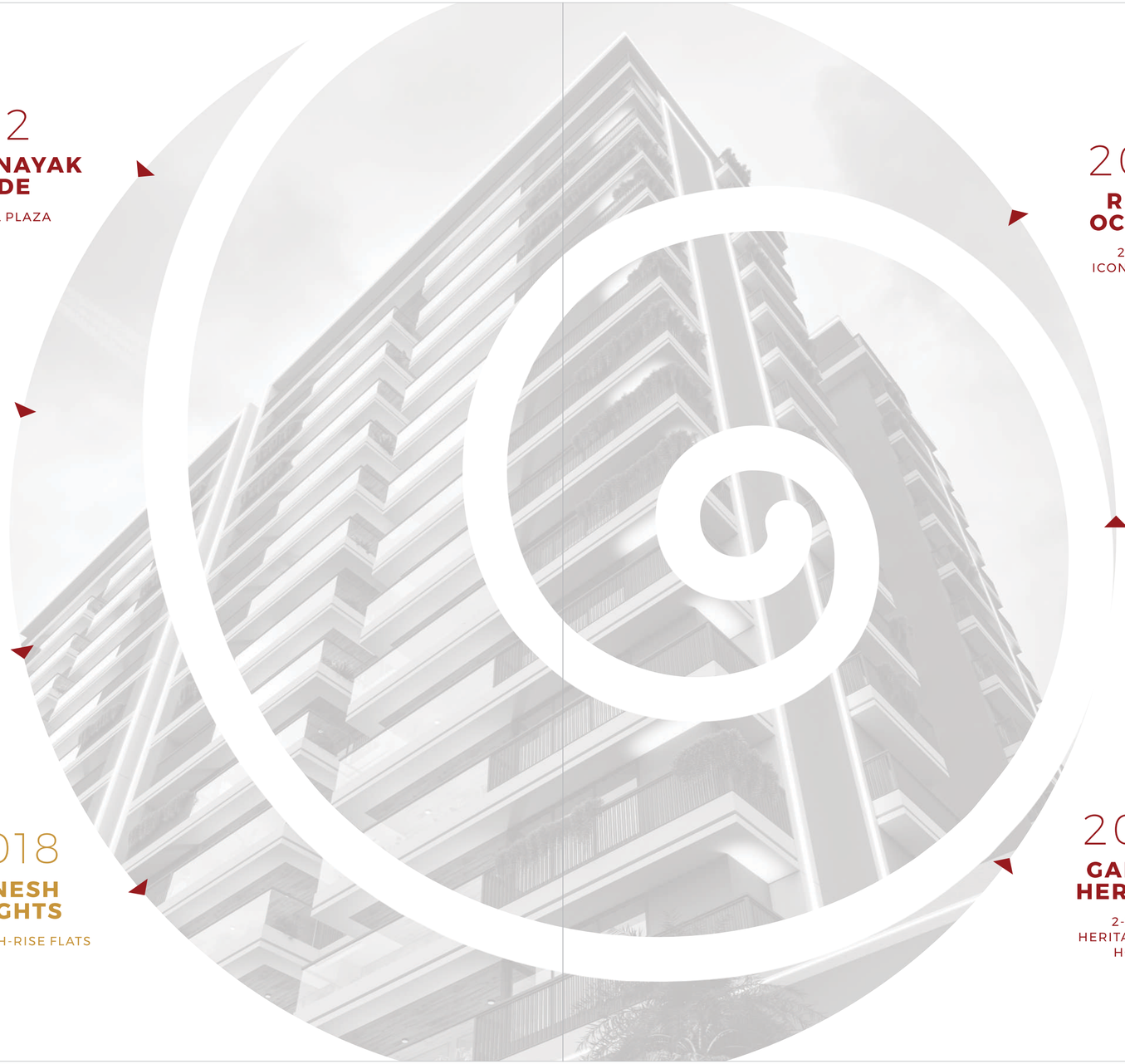
GANESH ICON

BUSINESS PLAZA

2018

GANESH HEIGHTS

2 BHK HIGH-RISE FLATS



2024

RISHV OCTAVIA

2-3 BHK
ICONIC HOMES

2023

GANESH GLORIOUS

3 BHK
PREMIUM LIVING
HOMES

2022

GANESH HERITAGE

2-3 BHK
HERITAGE LIVING
HOMES

overlooking views

THAT SOOTHE YOUR DAY

CAPTURE THE ESSENCE OF SOPHISTICATION WITH THE ULTIMATE SERENITY SURROUNDING YOUR RESIDENCE. THIS HOME WILL BE YOUR MASTERPIECE THAT MARKS YOUR MARVELLOUS LIVING





OPULENCE AND JOY WILL
RESIDE HERE
forever

THE INTEGRATED FEATURES OF THIS
RESIDENCE HIGHLIGHT COMFORT AND
SPACIOUSNESS IN EVERY CORNER.
WHILE OFFERING UTMOST EASE, THIS
HOMES ADD JOY TO YOUR LIVING



FEEL

the leisure

LIKE YOU LIVE OVER THE TOP

ALONGSIDE THE FINELY CURATED HOME, ENJOY YOUR SEAMLESS VIEWS FROM THE SPACIOUS BALCONY THAT WILL ENHANCE YOUR EVERY EVENING WITH RELAXATION AND SOULFULNESS

EXPERIENCE THE
SYMPHONY OF NATURE
BLENDED WITH SERENITY
AMIDST EVERY SPACE OF
THIS RESIDENCE. WHERE
THE FRESH BREEZE OF
AIR LET YOU INDULGE IN
THE EXQUISITE MOMENTS
OF LIVING

50+

lifestyle

AMENITIES



INDULGE YOURSELF
IN THE ALLURE OF
everyday
OASIS

STEP INTO THIS ASTONISHING HOME THAT ARE MEANT TO BE THE PERFECT FOR YOUR EXCLUSIVE LIFESTYLE. MAKING YOUR EVERYDAY MORE BETTER WITH ABUNDANCE LEISURE AND INFINITE ALLURE



MULTIPURPOSE COURTS: VOLLEYBALL / BASKETBALL / BOX CRICKET



SIT, RELAX AND ENJOY THE SOOTHING BREEZE
WHILE YOU TRAIL AROUND THE GARDEN. ALONG
WITH THE CLUBHOUSE AMENITIES THAT WILL
ADD THE FUN TO YOUR FABULOUS MOMENT



FLOOR OUTDOOR GAMES



CHILDREN'S PLAY AREA



SEATING AREA



LIBRARY AREA



FUNCTIONAL EVENT ROOM



SWIMMING POOL



FLOOR EXERCISE / PILATES AREA



WORKOUT SPACE



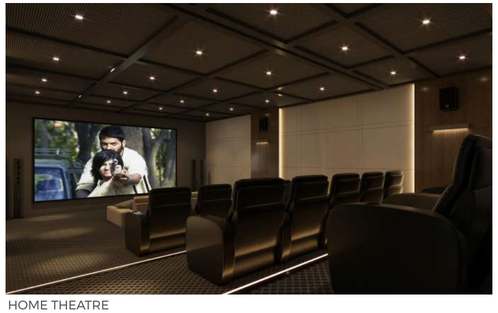
INDOOR GAMES



DESIGNER FOYER



TODDLER PLAY AREA



HOME THEATRE

OUTSTANDING ELEVATIONS
CRAFTED WITH
perfection



AN EXTRAVAGANCE OF LUXURY IS PERMITTED TO EVERY INDIVIDUAL IN THIS RESIDENCE. FROM THE GRANDEUR OF THE GRAND ENTRANCE TO THE SLEEK FOYER, EVERY CORNER BESPOKES EXTRAORDINARY LEISURE



amenities

01. LIBRARY
02. MUSIC/DANCE/MEDITATION AREA
03. METER ROOM
04. COVERED SEATING AREA
05. COMMUNITY SEATING AREA
06. COVERED SWING AREA
07. ARTIFICIAL LAWN
08. FUNCTIONAL EVENT ROOM
09. BANQUET KITCHEN & WASH AREA
10. FLOOR EXERCISE / PILATES AREA
11. WORKOUT SPACE
12. HOME THEATRE
13. JANITOR ROOM
14. SOCIETY OFFICE & WAITING AREA
15. ESTATE MANAGER OFFICE
16. DOMESTIC HELPER ROOM
17. STORE ROOM
18. INDOOR PLAY AREA
19. LOCKER ROOM & CHANGING ROOM
20. PUMP ROOM
21. SWIMMING POOL
22. DECK AREA
23. TODDLERS PLAY AREA
24. FLOOR GAMES
25. CHILDREN'S PLAY AREA
26. AMPHITHEATRE
27. MULTIPURPOSE COURT
28. SUNKEN SEATING AREA
29. E.V CHARGING POINT
30. OPEN SEATING AREA
31. GARDEN AREA
32. OUTDOOR TODDLER AREA

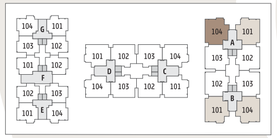

104-1404
UP
DN
G
FOYER
30'6" X 14'3"
101-1401
103-1403
LIFT
LIFT
102-1402
101-1401
LIFT
LIFT
102-1402
F
FOYER
32'6" X 18'9"
102-1402
LIFT
LIFT
103-1403
FOYER
30'6" X 14'3"
101-1401
E
DN
UP
104-1404
101-1401
102-1402
103-1403
104-1404
DN
D
FOYER
UP 16'6" X 35'0"
LIFT
LIFT
LIFT
C
UP
FOYER
16'6" X 35'0"
LIFT
DN
104-1404
103-1403
102-1402
101-1401
104-1404
UP
DN
A
FOYER
29'9" X 14'9"
101-1401
103-1403
LIFT
LIFT
102-1402
LIFT
LIFT
102-1402
B
FOYER
29'9" X 14'9"
103-1403
101-1401
DN
UP
104-1404
TYPCIAL
FLOOR
N

DESIGNED TO DELIVER THE SPACE, STYLE AND SOPHISTICATION; THIS HOMES BEHOLD ENDLESS ELEGANCE THAT INCULCATES A SENSE OF HAPPINESS IN EVERY MOMENT TO BE SPENT HERE

ORNATE OF *luxury* THAT REFLECTS CLASS OF LIVING



BLOCK
A & B


104 G 101
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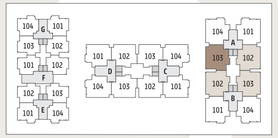
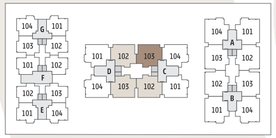
104 103 102 101
104 A 101
103 102
102 B 103
101 104

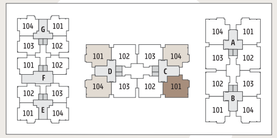

TOILET
8'6" X 4'9"
TOILET
7'9" X 4'9"
BEDROOM 03
11'0" X 13'6"
BEDROOM 02
16'6" X 11'0"
WASH
5'6" X 7'6"
TOILET
6'0" X 4'3"
BEDROOM 01
11'0" X 10'0"
KITCHEN/DINING
16'3" X 10'0"
STORE
5'3" X 3'6"
PUJA
2'0" X 3'6"
BALCONY
5'3" X 18'0"
DRAWING
20'0" X 11'0"
P.FOYER
8'0" X 7'3"


104 G 101
103 102
101 102
F
102 103
101 E 104
101 102 103 104
D C
104 103 102 101
104 A 101
103 102
102 B 103
101 104


P.FOYER
8'0" X 7'3"
BALCONY
5'3" X 18'0"
DRAWING
20'0" X 11'0"
PUJA
2'0" X 3'6"
STORE
5'3" X 3'6"
BEDROOM 01
11'0" X 10'0"
KITCHEN/DINING
16'3" X 10'0"
TOILET
6'0" X 4'6"
WASH
5'6" X 7'3"
BEDROOM 02
16'6" X 11'0"
BEDROOM 03
11'0" X 14'0"
TOILET
8'6" X 4'9"
TOILET
7'9" X 4'9"

BLOCK
C & D

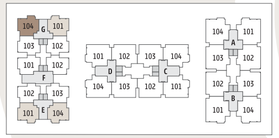




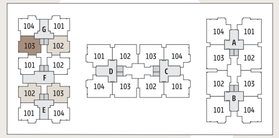

BALCONY
15'9" X 4'3"
TOILET
4'6" X 7'9"
BEDROOM 02
11'0" X 15'0"
TOILET
4'6" X 7'0"
BEDROOM 03
10'0" X 10'6"
DRAWING
11'0" X 17'0"
PUJA
BEDROOM 01
14'0" X 10'0"
TOILET
4'3" X 5'0"
KITCHEN/DINING
10'0" X 15'3"
VESTIBULE
4'0" X 4'3"
P.FOYER
6'9" X 9'6"
STORE
4'0" X
4'6"
WASH
6'9" X 5'6"


P.FOYER
6'9" X 9'6"
STORE
4'0" X
4'6"
WASH
6'9" X 5'6"
VESTIBULE
4'0" X 4'3"
KITCHEN/DINING
10'0" X 15'3"
TOILET
4'3" X 5'0"
BEDROOM 01
13'0" X 10'0"
PUJA
DRAWING
11'0" X 17'0"
BEDROOM 03
10'0" X 10'6"
BEDROOM 02
11'0" X 15'0"
TOILET
4'6" X 7'0"
TOILET
4'6" X 7'9"
BALCONY
15'9" X 4'3"

BLOCK
E & G

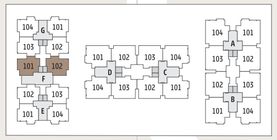

104 G 101
103 102
101 F 102
102 105
101 E 104
101 102 103 104
D C
104 103 102 101
104 A 101
103 102
102 B 103
101 104


TOILET
6'9" X 4'6"
TOILET
5'0" X 4'6"
BEDROOM 02
10'0" X 12'0"
WASH
4'9" X 5'9"
BEDROOM 01
12'0" X 10'0"
KITCHEN/DINING
18'3" X 10'0"
DRAWING
15'0" X 10'0"
BALCONY
3'9" X 10'0"
STORE
5'0" X 3'0"
P.FOYER
5'3" X 4'3"


104 G 101
103 102
101 F 102
102 105
101 E 104
101 102 103 104
D C
104 103 102 101
104 A 101
103 102
102 B 103
101 104


P.FOYER
5'3" X 4'3"
BALCONY
3'9" X 10'0"
DRAWING
15'0" X 10'0"
STORE
5'0" X 3'0"
KITCHEN/DINING
18'3" X 10'0"
BEDROOM 01
12'0" X 10'0"
TOILET
6'9" X 4'6"
TOILET
5'0" X 4'6"
WASH
4'9" X 5'9"
BEDROOM 02
10'0" X 12'0"

BLOCK
F


G
F
E
D
C
B
A


TOILET
6'9" X 4'6"
TOILET
5'0" X 4'6"
BEDROOM 02
10'0" X 12'0"
WASH
4'9" X 5'9"
BEDROOM 01
12'0" X 10'0"
KITCHEN/DINING
18'3" X 10'0"
LIFT
8'6" X 6'4"
LIFT
8'6" X 6'4"
BALCONY
3'9" X 10'0"
DRAWING
15'0" X 10'0"
STORE
5'0" X 3'0"
P.FOYER
8'6" X 5'0"
C.FOYER
32'6" X 18'9"



TERRACE
amenities

01. MEDITATION / YOGA SPACE
02. OUTDOOR GYM
03. FRAGRANCE PLAZA
04. DINING AREA
05. KITCHEN AREA
06. M/F TOILET
07. COVERED SEATING AREA
08. COMMUNITY SEATING AREA
09. COMMUNITY SWING AREA
10. SKATING RINK
11. PARTY LAWN
12. ARTIFICIAL LAWN
13. GRANITE WALKWAY WITH PERGOLA
14. LUDO GAME
15. SNAKES & LADDERS
16. CHESS
17. HOP-SKOTCH

GROUND
FLOOR

N



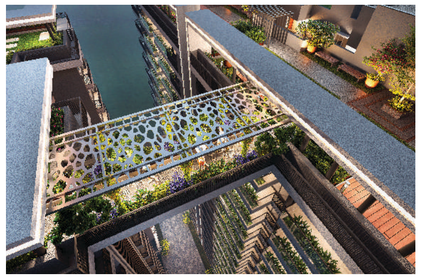
GAZEBO SEATING WITH GAMES



OPEN GYM AREA



PARTY LAWN



WALKWAY



GRANITE WALKWAY WITH PERGOLA



STEEL

FE500 STEEL

CEMENT

JK LAKSHMI CEMENT | UltraTech CEMENT | सांघी सीमेंट | WONDER CEMENT

PAINT

asianpaints

PLUMBING

ASTRAL PIPES | ashirvad | TRUFLO

ELECTRIC WIRE

RR KABEL | POLYCAB

MODULAR SWITCHES

Lexgo | legrand

LIFTS

OMEGA ELEVATORS | TRIO

SANITARYWARE

Jaquar | CERA | VARMORA

OR EQUIVALENT BRAND*



specifications

STRUCTURE

- EARTHQUAKE RESISTANT R.C.C. FRAME STRUCTURE.

FLOORING

- GOOD QUALITY VITRIFIED TILES IN ENTIRE APARTMENT.
- CHINA MOSAIC FOR HEAT REFLECTION & WATER PROOFING TREATMENT IN TERRACE.

KITCHEN

- GRANITE TOP PLATFORM WITH SINK.
- DESIGNER GLAZED TILES DADO UP TO LINTEL LEVEL.

WALL FINISH

- INTERNAL SINGLE COAT MALA PLASTER WITH PUTTY FINISH.
- EXTERNAL DOUBLE COAT SAND FACE PLASTER OR TEXTURE WITH ACRYLIC PAINT.

ELECTRIFICATION

- CONCEALED COPPER WIRING WITH MODULAR SWITCHES & SUFFICIENT NUMBER OF POINTS WITH MCB DISTRIBUTION PANEL. AC & GEYSER POINTS.

AIR-CONDITIONING

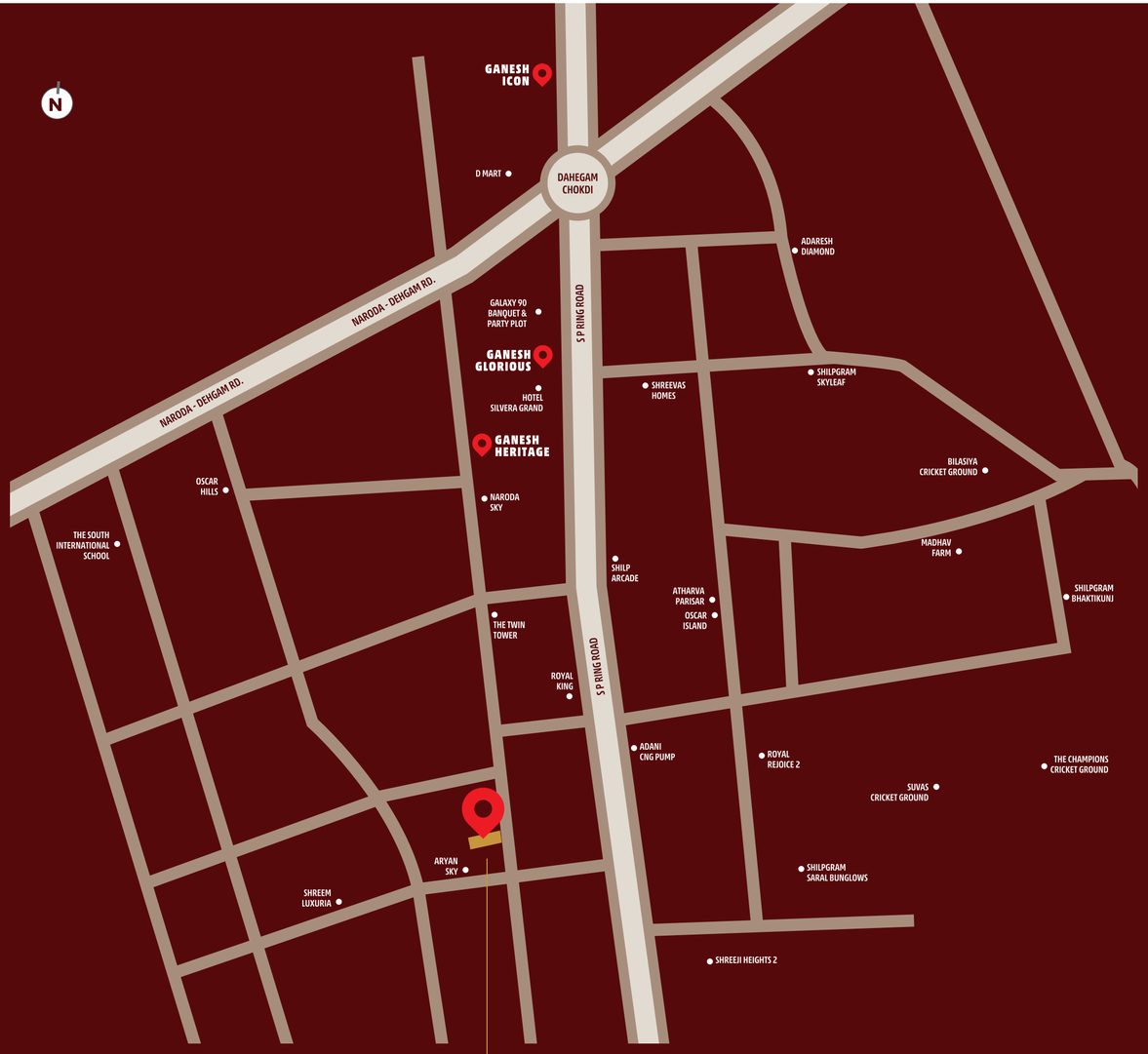
- INSTALLATION OF 3-SETS OF SPILT AIR CONDITIONING SYSTEM OF STANDARD MAKE FOR BEDROOMS

DOORS & WINDOWS

- DECORATIVE MAIN DOOR WITH GOOD QUALITY FRAME.
- ALL OTHER DOORS ARE FLUSH DOOR WITH GOOD QUALITY FITTINGS.
- ANODIZED COATED ALUMINUM SLIDING WINDOW WITH STONE SEAL.

TOILET/PLUMBING

- DESIGNER GLAZED TILES UP TO LINTEL LEVEL.
- PREMIUM QUALITY BATH FITTINGS & SANITARY WARES.



SCAN FOR LOCATION

RISHV OCTAVIA

RULES & REGULATIONS • Stamp Duty, Registration Charges, Legal Documentation Charges, GST, Maintenance Deposit and any other charges shall be borne by buyer separately. • Any Additional charges of duties levied by government / local authority during or after the completion of the project will be borne by the buyer. • Internal changes shall be done with prior permission and shall be charged in advance. • Changes in external elevation shall not be permitted. • All rights reserved by the developer for alteration / modification / improvement in specification / changes in dimensions and planning shall be binding to all. • Business practices leading to pollution, causing material damage to the not allowed in the premises. • Irregular payments may attract interest or lead to cancellation of booking/s.

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