



Brochure Printing
"UDHAY DESIGN" 93744 72972, 93777 80795



HOMES FOR
**enriched
living**
3 BHK Stylish Homes





quality oriented

organization in real-estate



ABOUT SAMARTH GROUP

Samarth Sapphire is an ultra-modern project offering from the Samarth Group. We promise to be a state-of-the-art 3 BHK residential home, which will help you relieve your stress and unwind. A breakthrough from the home-to-work and work-to-home routine. Samarth is set up far away from the pollution and noise of city and yet in close proximity. So, celebrate life and live to the fullest.



welcome
to a world of your own



a life of elegance

Samarth Sapphire homes is a place where you can live your life to the fullest. It strikes a balance between practicality and aesthetics.

 **ENTRANCE GATE WITH LANDSCAPE**

 **BASEMENT CAR PARKING**

 **SECURITY SYSTEM WITH CCTV CAMERA**

 **SECURITY CABIN**

 **PICKUP STAND**





active life

begins here at your doorstep



built to impress

Homes that keep you active. From a well-laid out seating area to an open stage, **spend your life in the best of outdoor comforts and living spaces.** End your day with spaces that are relaxing and joyous.



OPEN STAGE



GAZEBO WITH SITTING AREA



LANDSCAPE GARDEN



JOGGING TRACK



BOX CRICKET

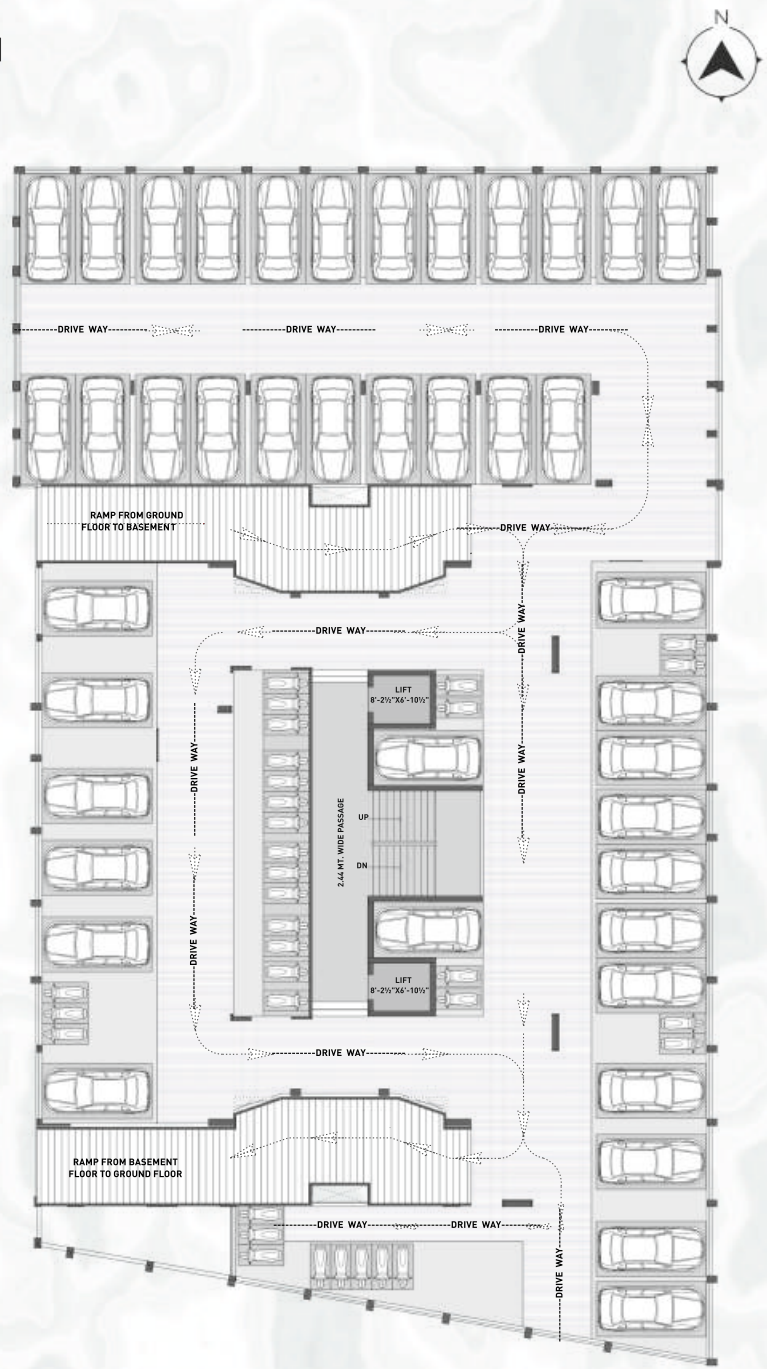


KIDS' PLAY AREA

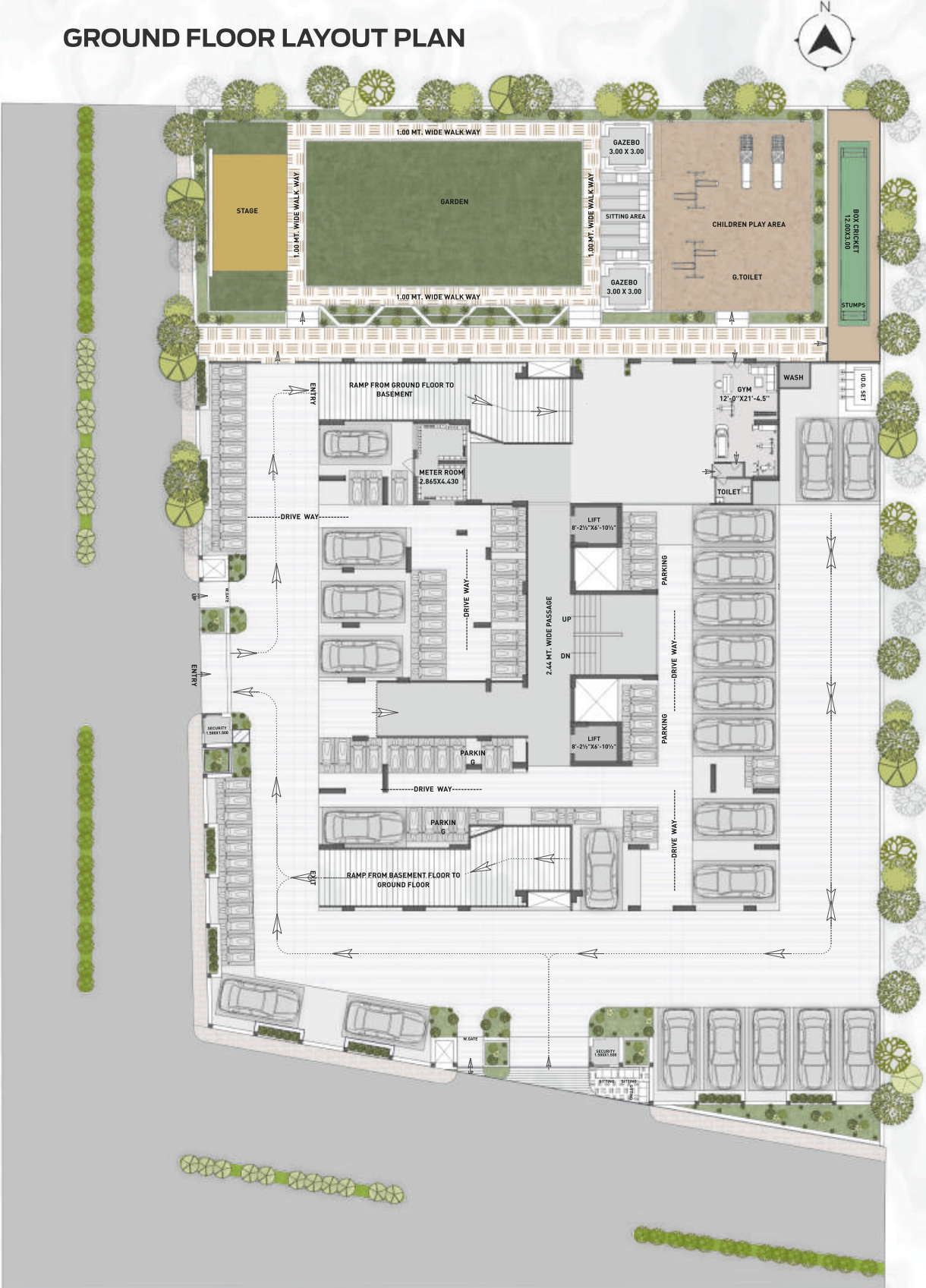


Artistic impression

BASEMENT PLAN



GROUND FLOOR LAYOUT PLAN



Artistic impression



Artistic impression

3 BHK

ISOMETRIC VIEW



Artistic Impression

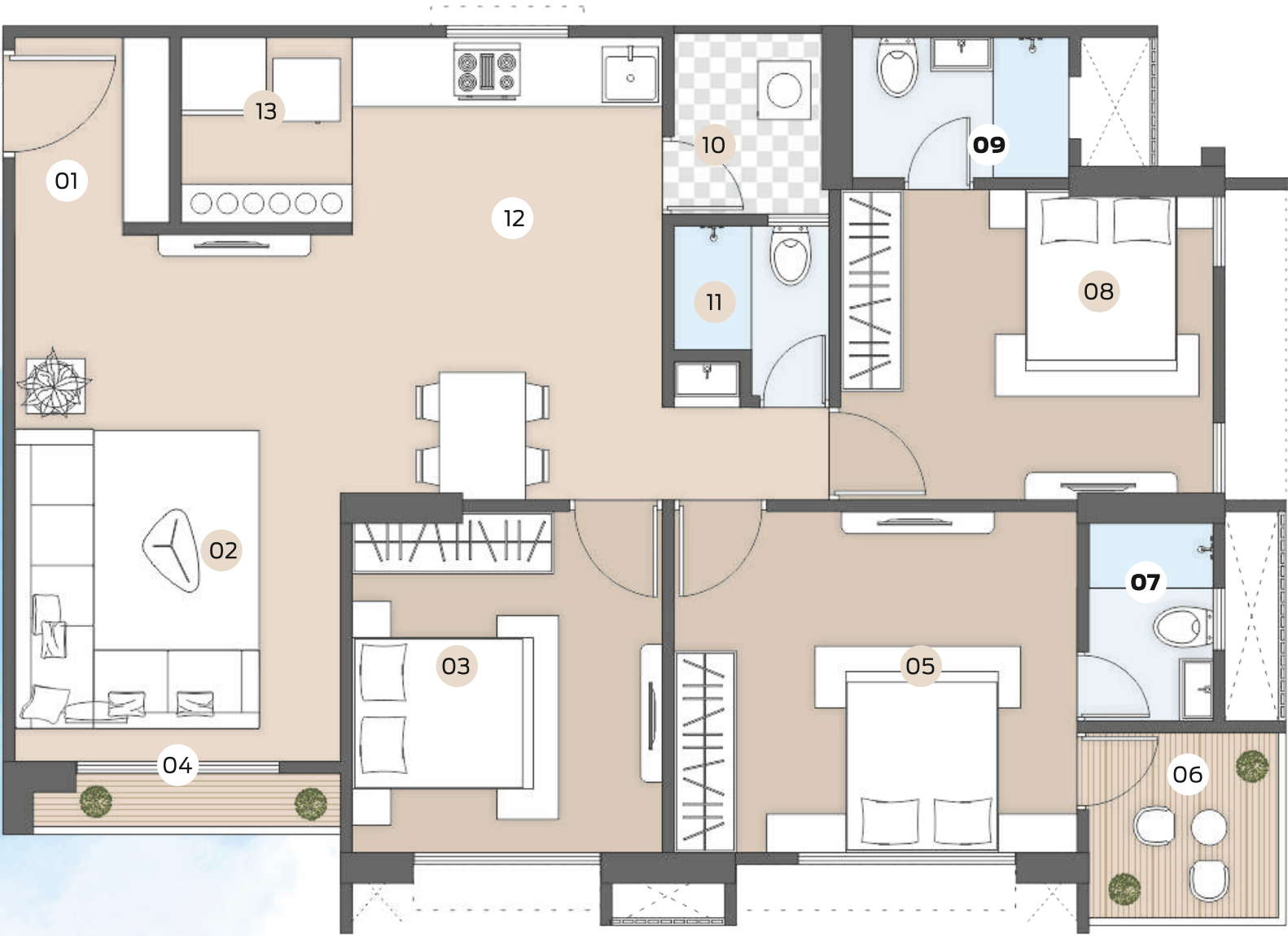
1st to 13th TYPICAL UNIT PLAN



LEGENDS

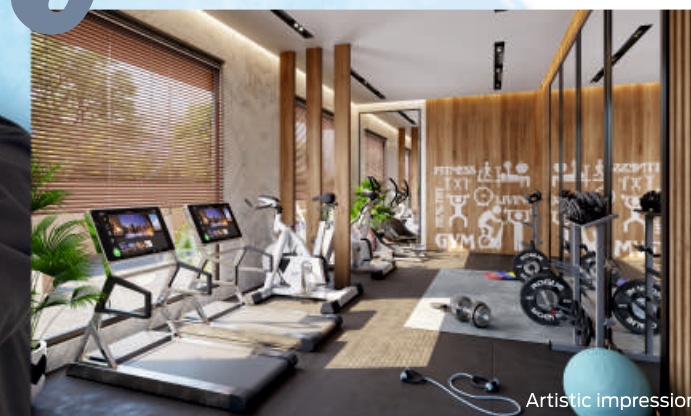
01	FOYER	5'-0" x 6'-0"
02	LIVING ROOM	10'-6" x 17'-0"
03	BEDROOM	10'-0" x 11'-0"
04	ST.BALCONY	2'-0" WIDE
05	BEDROOM	13'-0" x 11'-0"
06	DECK	6'-0" x 6'-0"
07	A.TOILET	4'-0" x 6'-4½"
08	BEDROOM	12'-0" x 10'-0"
09	A.TOILET	7'-0" x 4'-6½"
10	WASH	5'-0" x 6'-0"
11	C.TOILET	5'-0" x 4'-0"
12	KITCHEN/ DINING	10'-0" x 15'-0"
13	STORE	5'-1½" x 6'-0"

ENTRY





meets all your needs



↔ INDOOR GYM

♠ INDOOR GAMES

🏠 MULTIPURPOSE HALL

charming indoor spaces

The interiors at Samarth Sapphire are custom-built keeping in mind **maximum space utilization and flow of natural elements.** Every nook and corner is well thought out and planned. The spaces are lively like no other.



SPECIFICATIONS



QUALITY STANDARDS

- Structure design as per IS code
- Brick wall masonry
- 10'0" floor height



FLOORING

- Good quality standard vitrified flooring



KITCHEN

- Granite/Composite marble cooking platform with standard make
- Vitrified tiles dado up to lintel level
- Common wash basin



WASH AREA

- Kota/Mat finish vitrified flooring
- Glazed tiles dado up to lintel level with granite sill top



WINDOWS

- Anodized coated sliding aluminum section with glass
- Granite/Composite marble frame



ELECTRIFICATION

- Concealed fitting
- Indian standard copper wiring
- Modular Switches
- T.V. Point in living & one for geyser



STORE

- Vertical storage with Kota / Marble shelf racks



TOILET

- Vitrified tiles in flooring & dado
- Single lever concealed diverter with shower
- Standard branded C.P. fitting & sanitary fittings
- European W.C. in all toilets



DOOR & FRAMES

- Attractive main door with wooden frame
- Internal flush door with granite/Composite marble frame
- Stainless steel standard hardware fitting



ELEVATORS

- Standard quality elevators



BALCONY

- S.S / Aluminum glass railing



INTERIOR FINISH

- Single coat plaster with lapi/ putti finish



EXTERIOR FINISH

- Double coat plaster - Acrylic texture finish
- Standard exterior colour

KEY PLAN



SITE ADDRESS : SAMARTH SAPPHIRE, Sub plot No. :1, F.P 29, T.P. NO. 10 Pal
Beside Bhumi Pujya Residency, Near LP Savani (White House), English medium school, Pal -394510

M : +7567501666 | E : info@samarthsapphire.com | W : www.samarthsapphire.com

RERA : PR/GJ/SURAT/CHORYASI/Surat Municipal Corporation/RN26AA09926/120522

W : gujrera.gujarat.gov.in



MAJOR LINKING ROADS :

ADAJAN -HAZIRA ROAD
GAURAV PATH ROAD
L.P. SAVANI ROAD



MAJOR SCHOOLS :

L.P SAVANI INTERNATIONAL SCHOOL
BHULKA VIHAR
GAJERA GLOBAL SCHOOL

Legal Disclaimer

*All furniture objects shown in the plan or pictorial images are for presentation & understanding purpose only. By no means, it will form a part of final deliverable product. *All the elements, objects, treatments, materials, equipment & colour scheme shown are artisan's impression only and purely for presentation purpose. By no means, it will form a part of the amenities, features or specification of our final product.

Terms and Conditions : - Possession after full payment only. Irregular payment may lead to cancellation of booking. - Purchaser (member) shall bear the following expenses charged additionally: (1) Stamp duty, registration fees or any other levies for registration of sale deed (2) VAT, Service tax, TDS, GST and any other taxes levied in future by government (3) Advocate fees for registration / documentation charges (4) GEB Electric meter, Gas line, Grill and SMC taxes (5) Deposits for all services & Society formation charges. - Internal changes shall be permitted with prior permission of developer only. Please Note that changes which DO NOT affect the structural design (RCC Beam, Column, Slab) shall be permitted only. - External changes or modifications to elevation, external color scheme, Balcony grill or any other changes that affect overall design concept/ outlook of project are strictly NOT PERMITTED. - The outdoor unit of split air-conditioner is to be positioned according to the space provided by the developer. - Society maintenance & property tax applicable from the date of BUC (Building Use Certificate) and shall be borne by the purchaser. - The rights to make changes or alter the plan, any technical specifications, amenities mentioned are reserved with developer. - Dimensions mentioned in building plan, are wall-to-wall dimensions & it does not include finishing details like plaster, putty & dedo tiles. - This brochure is for easy display & information purpose only. It does not form a part of the agreement or any legal documents.

Project Consultant



3D & Brochure Design by



Legal Advisor

Gitesh R Solanki

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Website



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