



3 BHK Duplex Bungalows

A Perfect **home**,
in a **budget** that suits you!



Understanding your need of a bungalow for your family, the planning follows the concept of "Affordable Luxury". A home that allows you the independence of living in a bungalow, yet at an amazingly great value.

Available in two options, namely 3 BHK 3-side open & 3BHK Duplex Bungalows offer residents ample space to live life to the fullest and enjoy the best moment of our lives. The community spaces offer vistas for socializing & recreation.

Shreenath Duplex symbolizes your need for a home complete in all respects... a world created for you with all that you always desired.

LAYOUT PLAN



Area Table

Plot no.	Plot area	Min Plot	extra land	Plot no.	Plot area	Min Plot	extra land
A1	1214.00	832.00	382.00	B37	739.00	739.00	0.00
A2	866.00	832.00	34.00	B39	739.00	739.00	0.00
A3	858.00	832.00	26.00	B40	739.00	739.00	0.00
A4	850.00	832.00	18.00	B41	739.00	739.00	0.00
A5	843.00	832.00	11.00	B42	739.00	739.00	0.00
A6	835.00	832.00	3.00	B43	739.00	739.00	0.00
A7	832.00	832.00	0.00	B44	739.00	739.00	0.00
A8	842.00	832.00	10.00	B45	739.00	739.00	0.00
A9	1116.00	832.00	284.00	B46	739.00	739.00	0.00
A10	1487.00	832.00	655.00	B47	976.00	739.00	237.00
A11	1116.00	832.00	284.00	B48	976.00	739.00	237.00
A12	1092.00	832.00	260.00	B49	739.00	739.00	0.00
A13	1067.00	832.00	235.00	B50	739.00	739.00	0.00
A14	1042.00	832.00	210.00	B51	739.00	739.00	0.00
A15	1010.00	832.00	178.00	B52	739.00	739.00	0.00
A16	978.00	832.00	146.00	B53	739.00	739.00	0.00
A17	945.00	832.00	113.00	B54	739.00	739.00	0.00
A18	912.00	832.00	80.00	B55	739.00	739.00	0.00
A19	894.00	832.00	62.00	B56	739.00	739.00	0.00
A20	887.00	832.00	55.00	B57	739.00	739.00	0.00
A21	880.00	832.00	48.00	B58	739.00	739.00	0.00
A22	2003.00	832.00	1171.00	B59	739.00	739.00	0.00
A23	1242.00	832.00	410.00	B60	739.00	739.00	0.00
A24	835.00	832.00	3.00	A61	1460.00	832.00	628.00
A25	835.00	832.00	3.00	A62	910.00	832.00	78.00
A26	835.00	832.00	3.00	A63	888.00	832.00	56.00
A27	835.00	832.00	3.00	A64	865.00	832.00	33.00
A28	835.00	832.00	3.00	A65	842.00	832.00	10.00
A29	835.00	832.00	3.00	A66	868.00	832.00	36.00
A30	835.00	832.00	3.00	A67	946.00	832.00	114.00
A31	835.00	832.00	3.00	A68	930.00	832.00	98.00
A32	835.00	832.00	3.00	A69	915.00	832.00	83.00
A33	835.00	832.00	3.00	A70	899.00	832.00	67.00
A34	1259.00	832.00	427.00	A71	884.00	832.00	52.00
B35	739.00	739.00	0.00	A72	1247.00	832.00	415.00
B36	739.00	739.00	0.00				

■ Type -A ■ Type -B

TYPE -A



Leisure

- Common Plot with Landscaped Garden and Senior Citizen Seating
- A designer Club House
- Children's Play Area
- Gymnasium
- Indoor Games

TYPE -B



Infrastructure:

- Designer Entrance Gate with 24/7 Security
- Compound Wall surrounding the community
- RCC Internal roads with Street Lights
- Rain Water Harvesting
- Tree Plantation



Specification

Structure: All RCC & Brick Masonry works as per structural engineer's design.

Wall Finish: Inside smooth plaster with Acrylic emulsion paint & outside surface to be painted with weather-resistant paint.

Flooring: Vitrified flooring in all rooms.

Electrification: Concealed copper wiring of approved quality, sufficient electrical points as per architect's plan.

Doors: Decorative main door with brass fittings & all internal doors of quality water-proof flush doors.

Windows: Color anodized Aluminum section windows

Terrace: Open terrace finished with water proofing

kitchen: Granite kitchen platform with SS Sink, glazed tiles dado up to lintel level.

Toilets: Designer Bathrooms with premium fittings & vessels with full glazed tiles.

Water Supply: Bore Well/Municipal Corporation/VIDA water Supply

TYPE - A

Ground Floor Plan



TYPE - A

First Floor Plan



PLOT AREA 832 SQ.FT.
Built-up Area 1470 SQ.FT.

TYPE - B

Ground Floor Plan



TYPE - B

First Floor Plan



PLOT AREA 739 SQ.FT.
Built-up Area 1270 SQ.FT.

Key Plan



Developers:

Rav Infra

M.: 98247 46262

97230 72388

99250 48109

www.shreenathduplex.in

Site: **Shreenath Duplex**

Near Pratham Riviera,
B/H Narayan Kathiyawadi Restaurant,
Atladra Bil Road, Vadodara.

Reg. Office:

Mandir Fadiyu,
Bil Village,
Vadodara- 391 410.

Architect:

Design Planet (info@designplanet.in)

Structural Consultant:

Nitin Sidhpura & Asso.

Payment Schedule : At the Time of Booking 30% | Plinth Level 15% | After Ground Floor Slab 20% | After First Floor Slab 20% | Plaster Level 10% | Before Possession 05%

Notes: Possession will be given after one month of settlement of all accounts. • Development charges, Servigice Tax, Municipal House Tax & common maintenance charges will be extra. • Any new Central or State Government Taxes, if applicable shall have to be boren by the clients. • Extra work shall be executed after makeing full payment. • Continuous default payments leads to cancellation. • Architect/Developers shall have the right to change or raise the scheme or any details herein and any change or revision will be binding to all. • Refund in case of cancellation will be made within 30 days from the date of booking of new client only. • Administrative expense of Rs. 20,000 & the amount of extra work (if any) will be dedcuted from refund amount • In case of delay of corporation/MGVCL activity, it shall be unitedly faced. • While every reasonable care has been taken in preparing this brochure, the organizers are not responsible for any inaccuracy in this contents. All plans, infomation and and specifications are subject to change. This brochure is not a part of a aegal document.