



स्पंदन

PROJECT BY:



Spandan, Sai Chowk, Near Mevada Party Plot,
New Naroda Road , Nikol, Ahmedabad

2 BHK LIVING SPACE & SHOPS

REDEFINING MODERN ROYALTY

It's a prelude to a life filled with lavishness and luxury. As you step through the grand entrance, you're welcomed into a world where every moment is a testament to sumptuous living.

BASEMENT LAYOUT PLAN

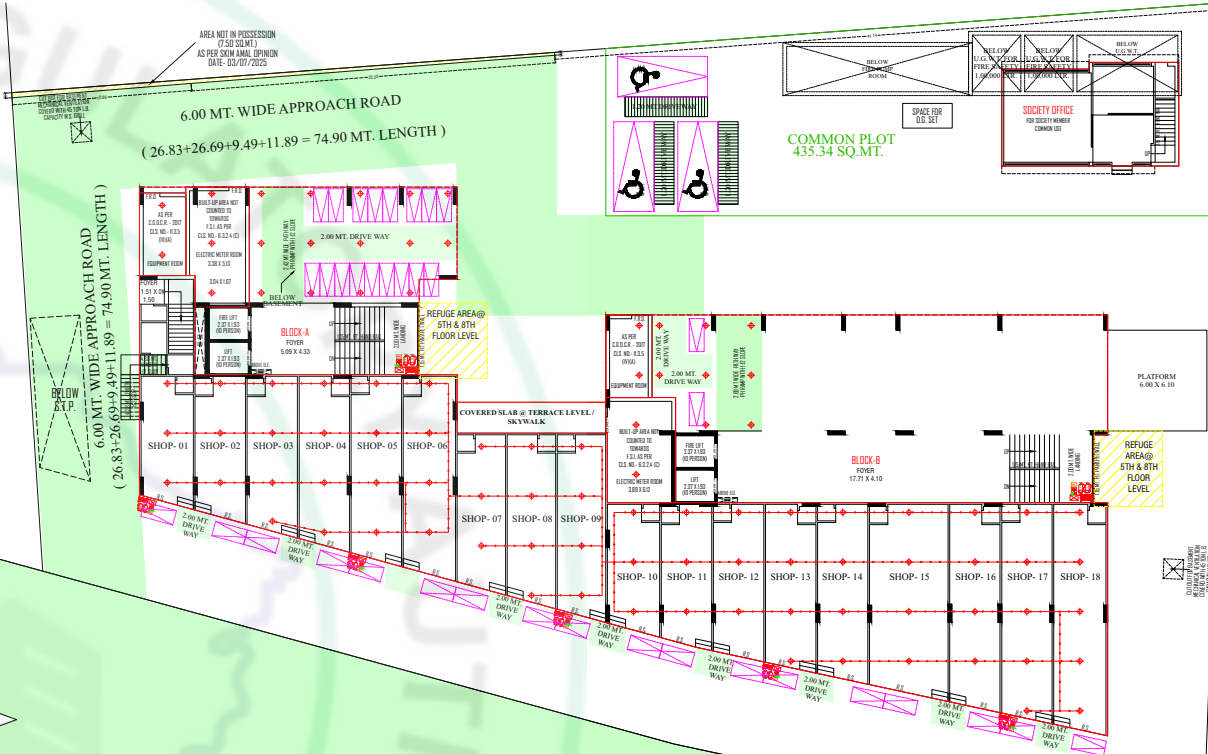


24.00 MT. WIDE T.P.S. ROAD

BASEMENT FLOOR PLAN WITH PARKING LAY OUT



GROUND FLOOR LAYOUT PLAN



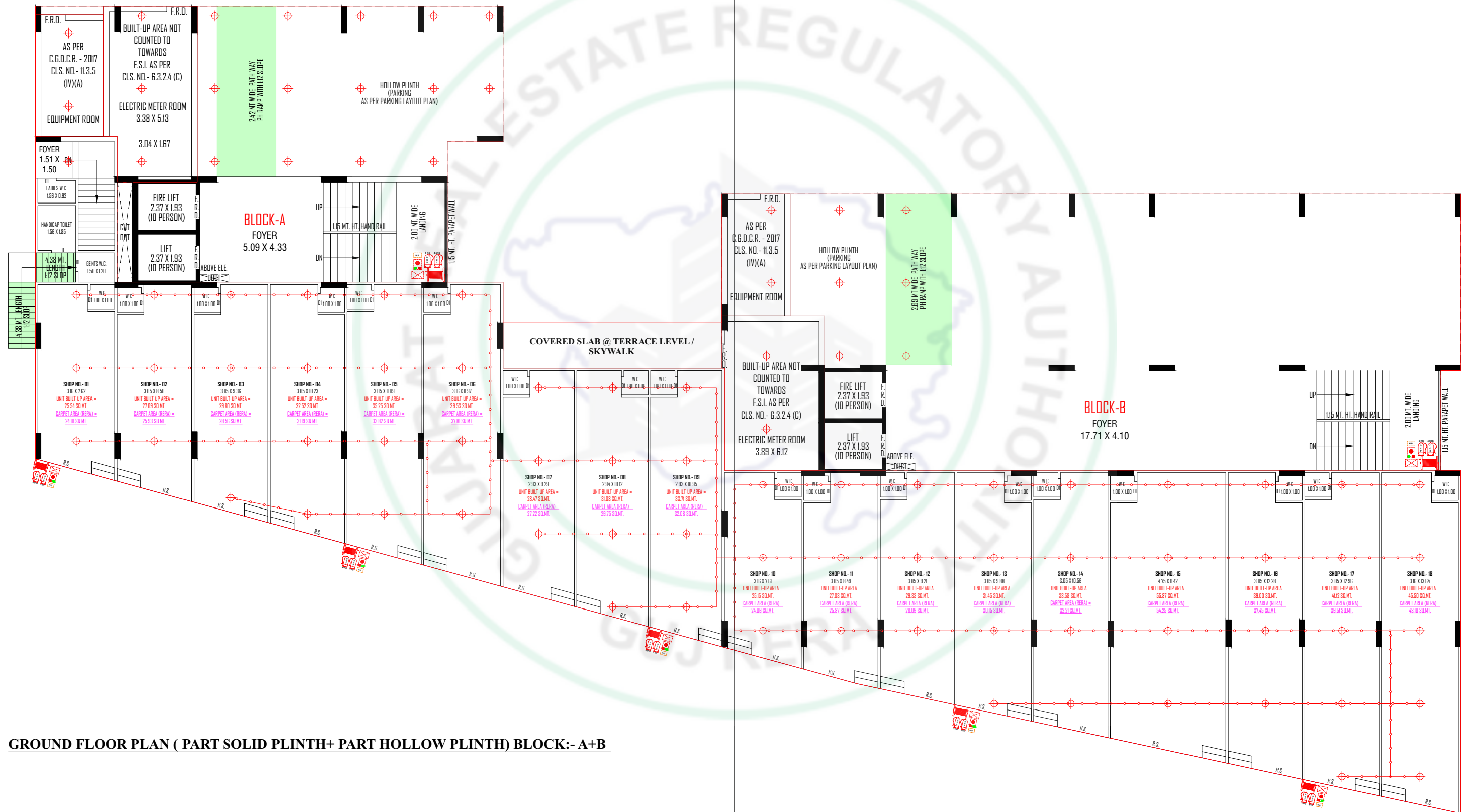
24.00 MT. WIDE T.P.S. ROAD

GROUND LEVEL PARKING LAY OUT PLAN



GROUND FLOOR LAYOUT PLAN

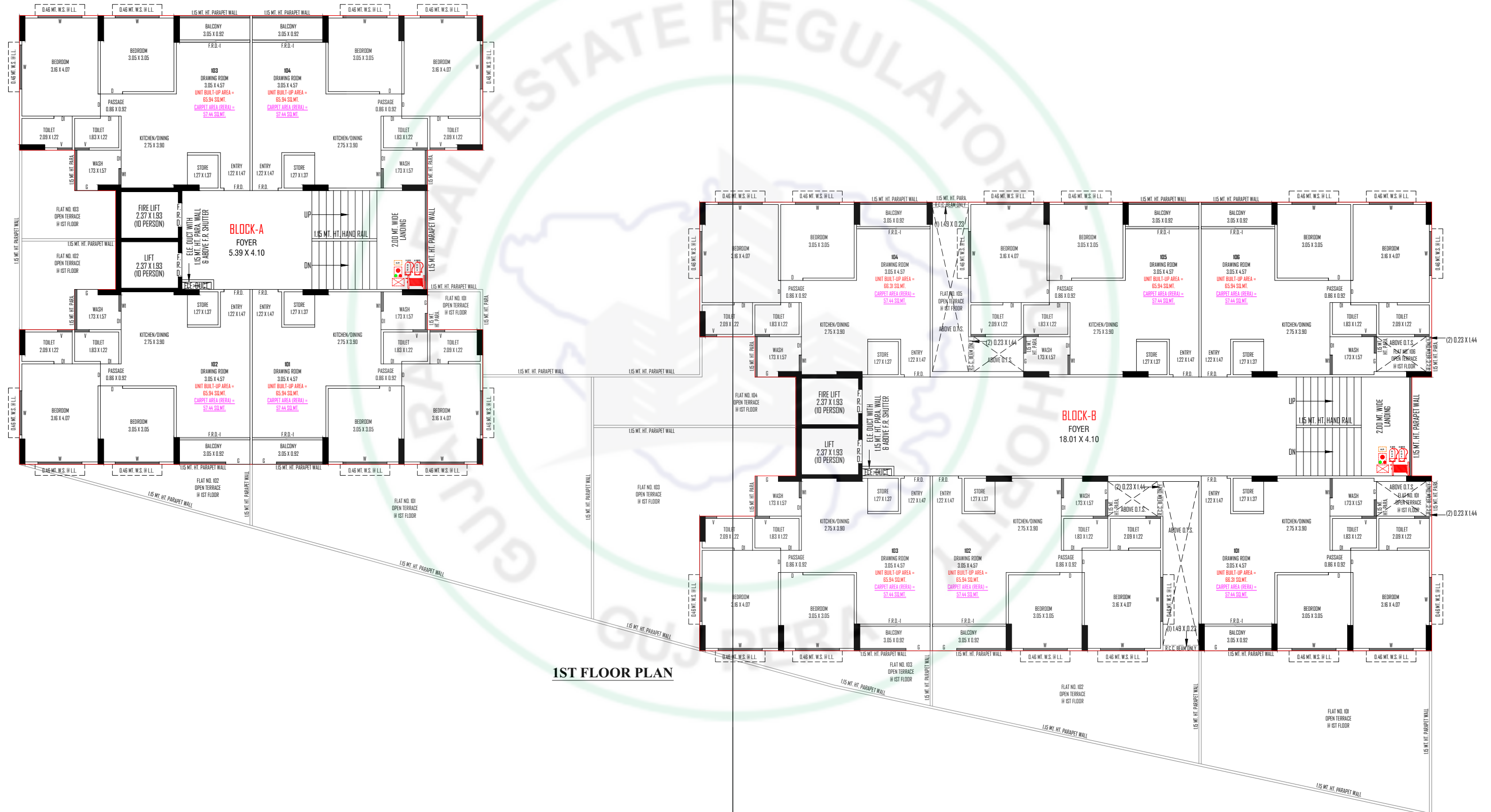
BLOCK:- A+B



GROUND FLOOR PLAN (PART SOLID PLINTH+ PART HOLLOW PLINTH) BLOCK:- A+B

FIRST FLOOR LAYOUT PLAN

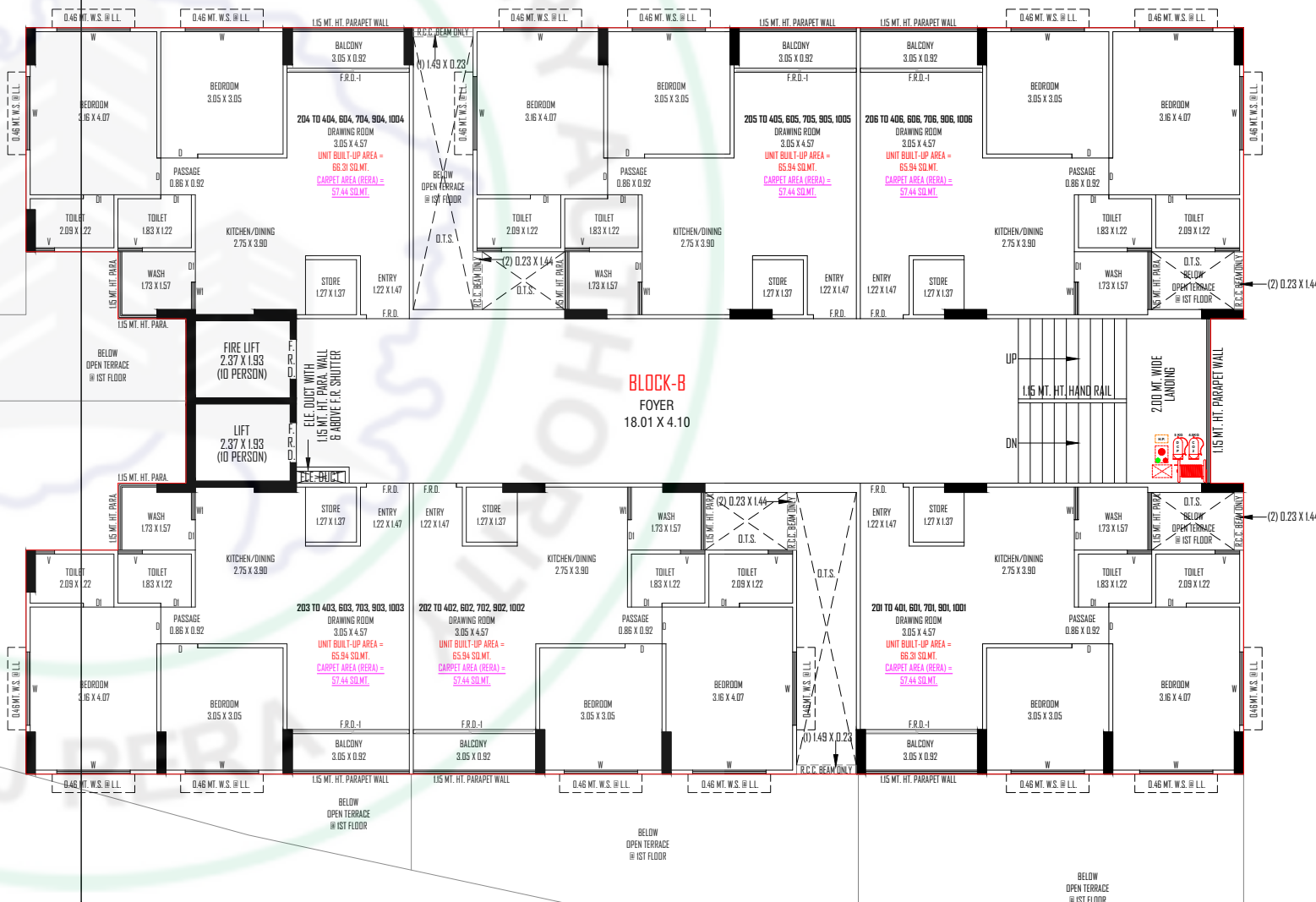
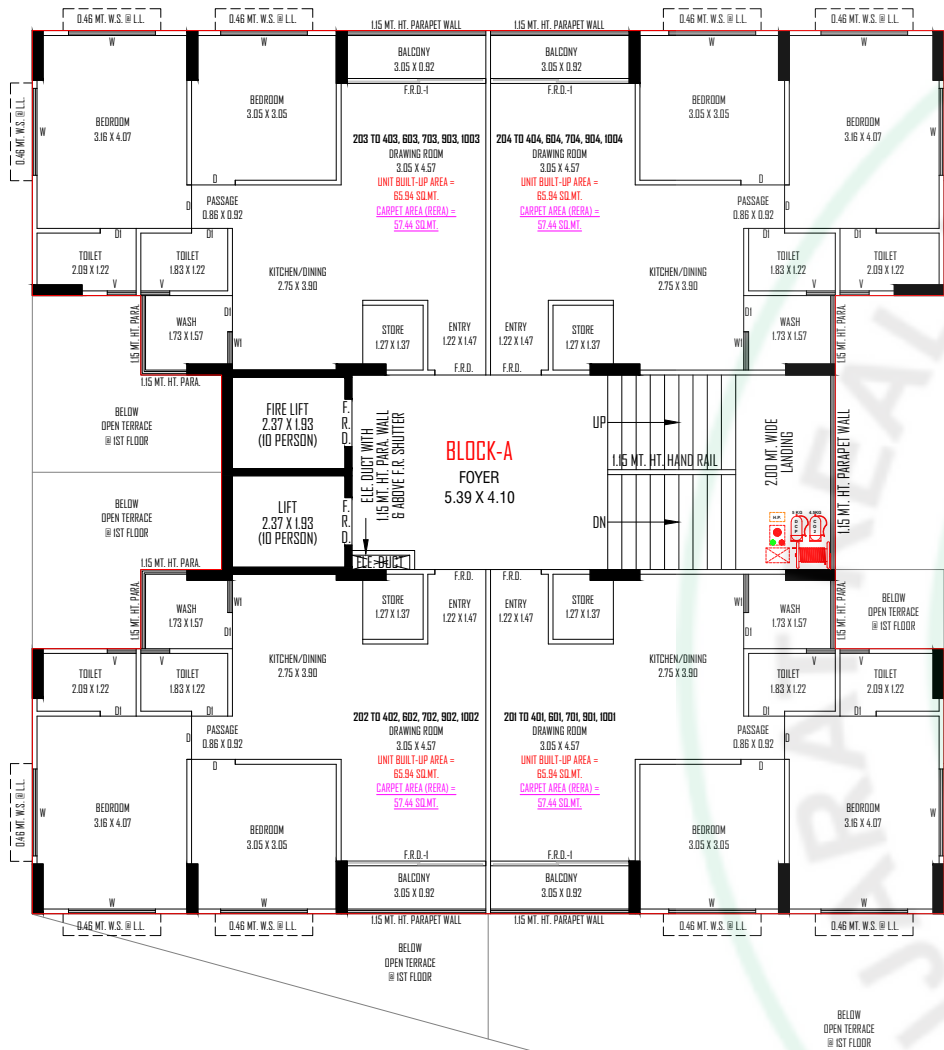
BLOCK:- A+B



1ST FLOOR PLAN

2nd TO 4th, 6th, 7th, 9th, 10th FLOOR PLAN LAYOUT PLAN

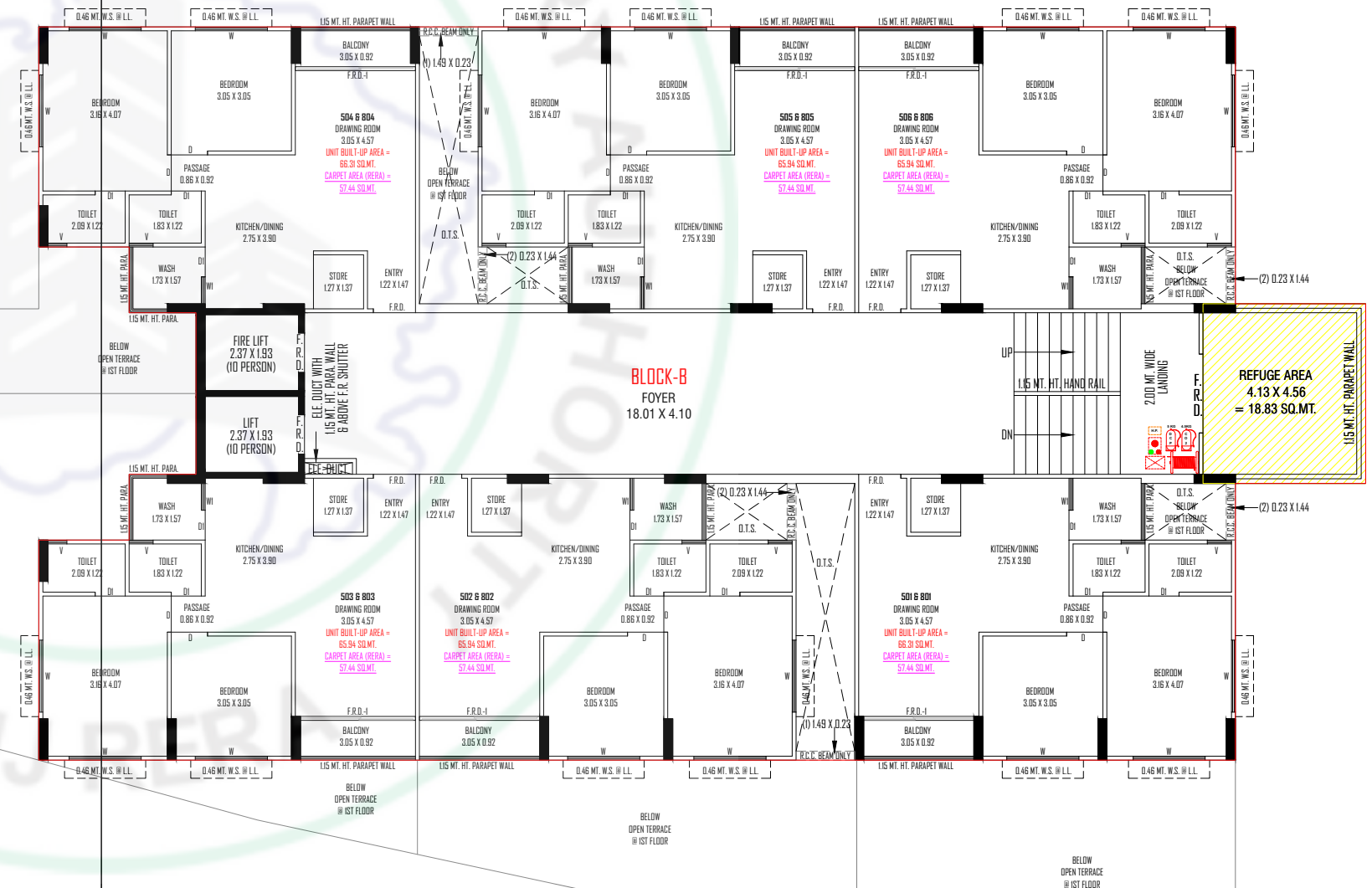
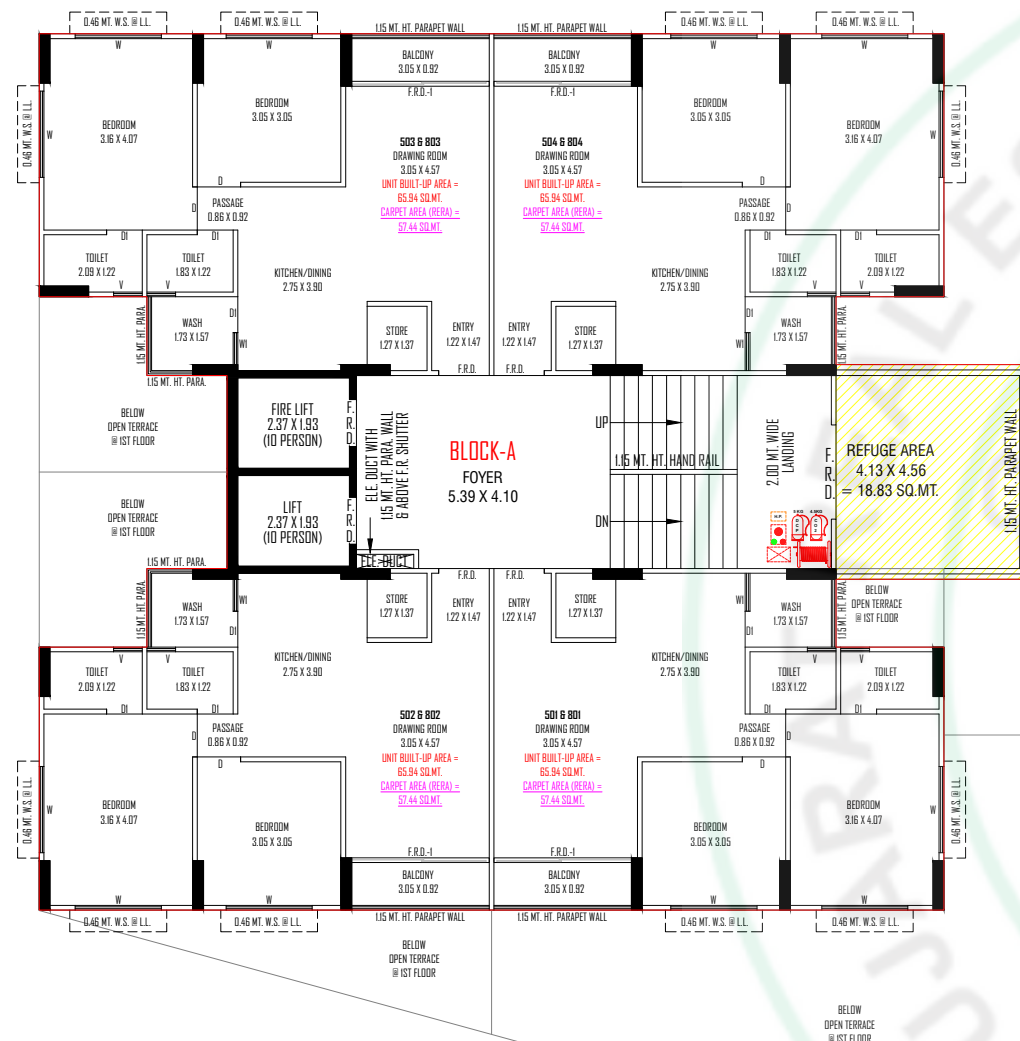
BLOCK:- A+B



2ND TO 4TH, 6TH, 7TH, 9TH, 10TH FLOOR PLAN

5th & 8th FLOOR PLAN LAYOUT PLAN

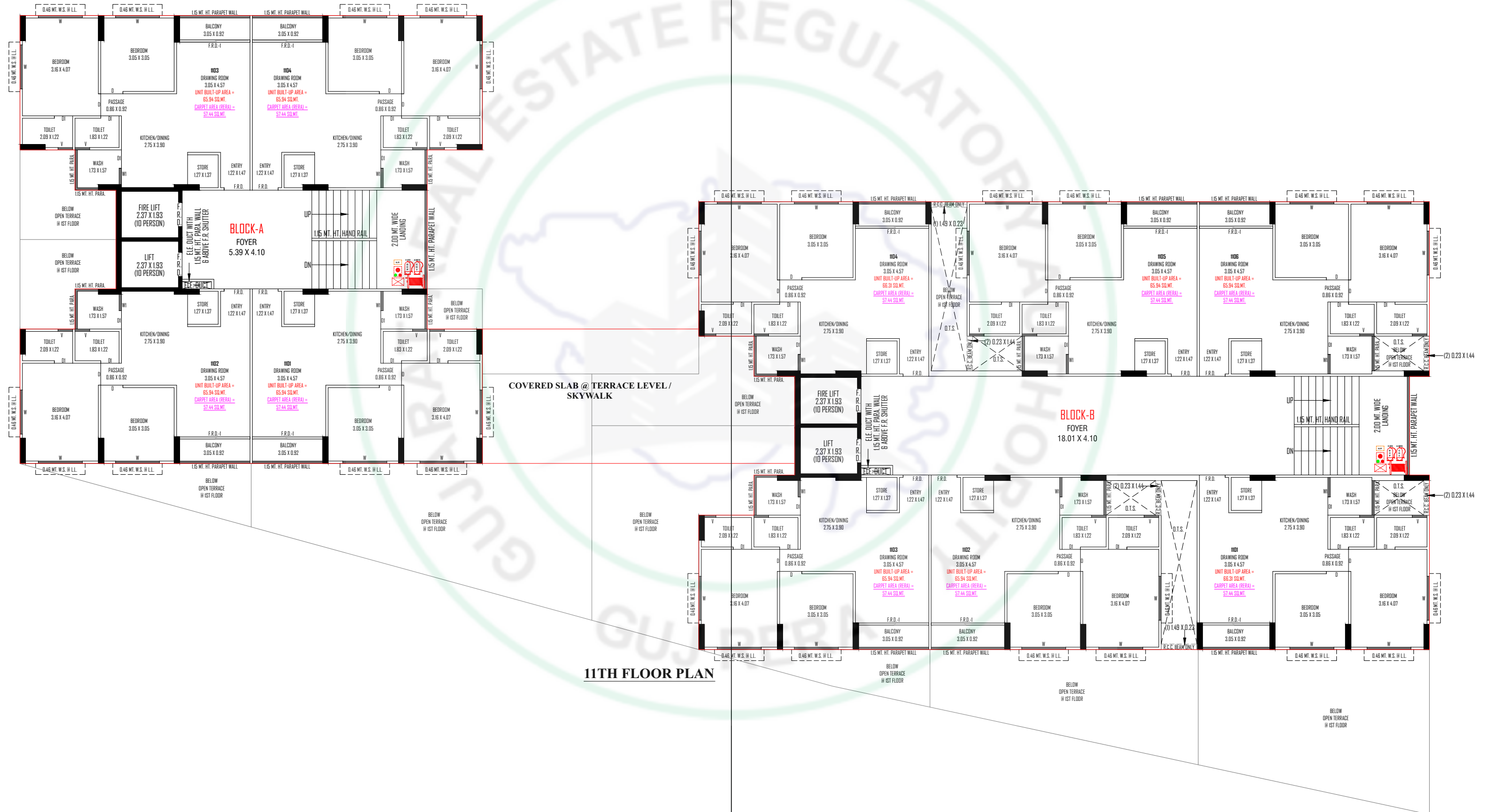
BLOCK:- A+B



5TH & 8TH FLOOR PLAN (WITH REFUGE AREA)

11th FLOOR PLAN LAYOUT PLAN

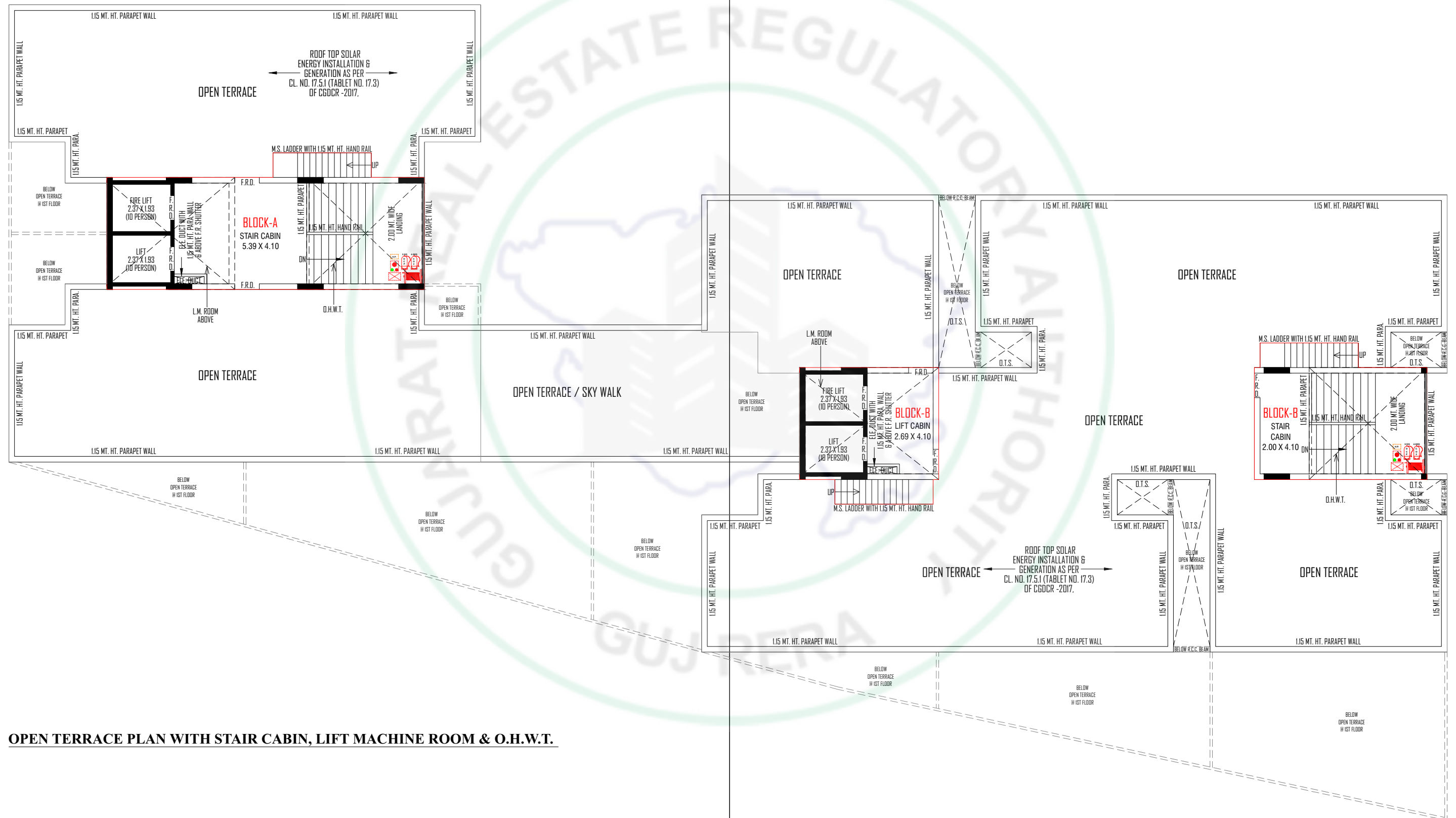
BLOCK:- A+B



11TH FLOOR PLAN

OPEN TERRACE LAYOUT PLAN

BLOCK:- A+B



OPEN TERRACE PLAN WITH STAIR CABIN, LIFT MACHINE ROOM & O.H.W.T.

STRUCTURE & WALL CONSTRUCTION

- Earthquake Resistance RCC Framed Structure.
- Internal walls with wall putty & external walls with weather proof paint/ cladding / glass glazing over double coat plaster.

ELECTRICAL

- Shock proof protection with latest ELCB /MCB in each unit.
- Optimum Power Load for Computers, Communications Equipment & Air Conditioning.
- Fire Safety Equipments as per norms.

WASHROOMS

- Ceramic Tiles & Walls up to lintel level.
- Branded CP fittings.
- Provision for water supply & drainage in Each unit.

SECURITY

- Comprehensive Security infrastructure: 24 hours security CCTV Surveillance in common areas.

FLOORING & 'WALL CLADDING

- Vitrified Tile Flooring.
- Natural Stone/Vitrified Tile Flooring in Common Area.
- Designer Tiles/Granite Flooring & Wall Cladding in lobby.

DOORS & WINDOWS

- Decorative Main Door With Standard lock With Synthetical Enamel Paint In Shops
- Anodized Aluminum Sliding Windows.

CAR PARKING

- Ample car parking provided in multiple levels including single level basement parking, ground floor instant parking.

ELEVATORS

- High Speed Elevators

WATER SUPPLY

- Tubewell, Underground & Overhead Tank.

NOTES :

- All Government legal charges, Stamp duty, Auda, common maintenance charges and service tax shall be borne extra by the members.
- In case of irregular payments 18% (annual) interest will be charged.
- In case of cancellation of unit 10% of payment received will be deducted as a management services charges and balance amount will be returned only after the resell of the unit.
- No external changes shall be allowed. Only internal changes will be allowed with prior permission and shall be charged extra in advance.
- Dimensions and area mentioned in the brochure are approximate and indicative.
- This brochure is not a part of legal documents. It is only for information and private circulation.
- All rights are reserved by the developers to make any changes in the plan, elevation, specification and future additional development in surrounding area in the scheme and shall be binding to all the members.
- Subject to ahmedabad jurisdiction

RERA :

www.gujrera.gujarat.gov.in

