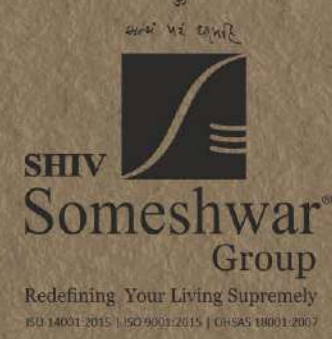


Experience the SUPREMELY good...

A PROJECT BY



At Shiv Someshwar Group it is a constant quest and an abiding commitment to ensure that the relationship between these spaces and the lives ensconced in or around, feel truly enriched enhanced by understanding what a discerning lifestyle demands. Enhancing lives is almost a cultural constant, a lens through which we envision our every project and each minute detail in it we are committed to ensure that the experience is rewarding. we are contributing in a city "SURAT" which is 3rd fastest growing in the ASIA and 1st in INDIA.



The Destination of ENCHANTMENT...



# OUR PROJECTS

Completed and Ongoing projects





## MODERN ARCHITECTURAL

Enjoy the togetherness  
in a natural environment  
made just for you



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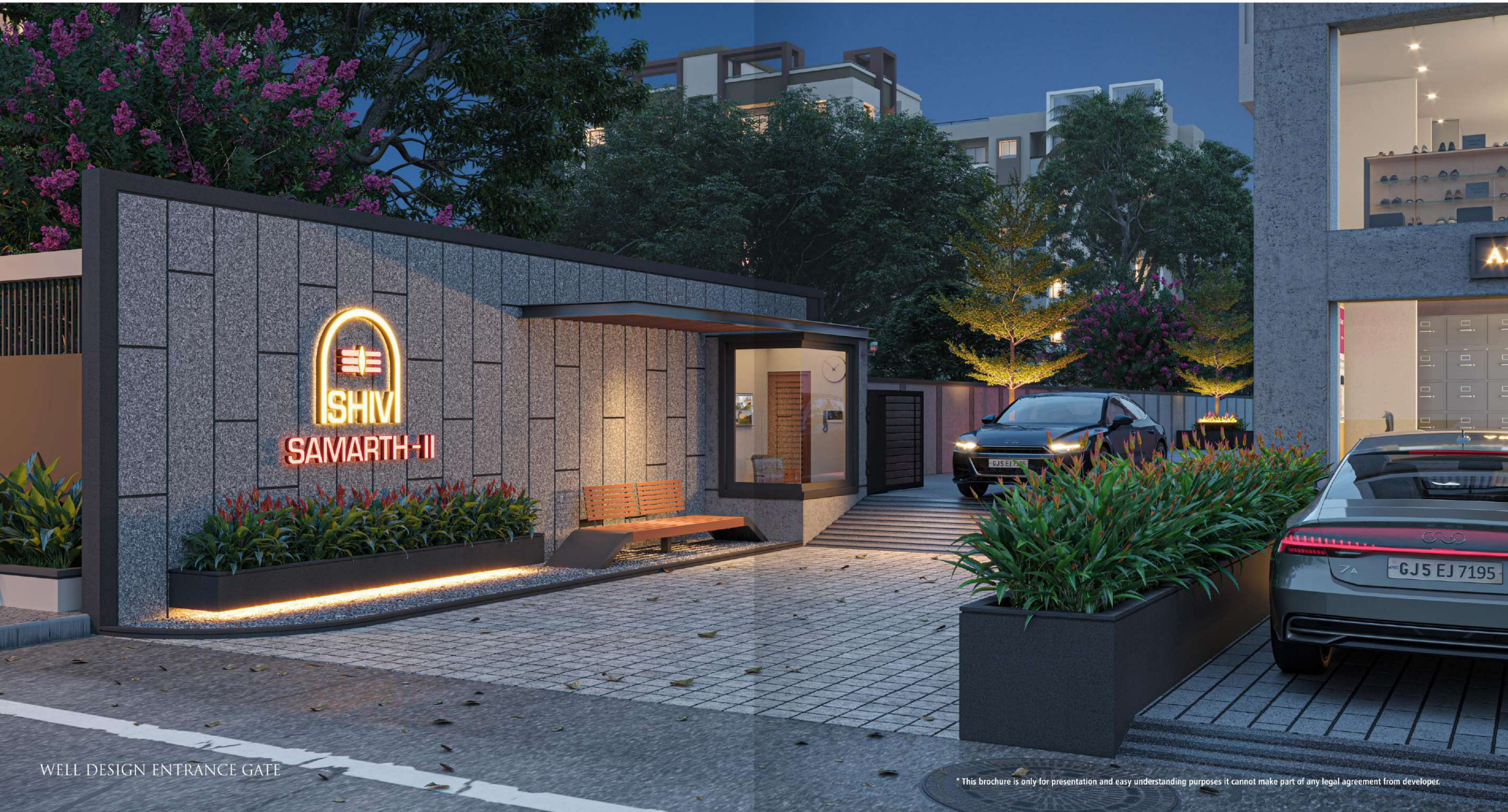
D

# BEST LOCATION

An ideal location, just a few steps and you are in the midst of greenery

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The most happening place at Shiv Samarth - II



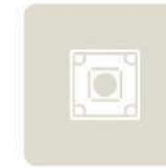
WELL DESIGN ENTRANCE GATE

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A perfect blend of activities and facilities



## CAMPUS FEATURES

- GRAND ENTRANCE GATE WITH MODERN DESIGN COMPOUND WALL.
- 24 X 7 GATED SECURITY WITH SECURITY CABIN.
- 1 CAR ALLOTTED PARKING FOR EACH FLAT.
- WELL DESIGNED LANDSCAPE GARDEN.
- DJ SOUND SYSTEM FOR FESTIVAL IN CAMPUS.
- CHILDREN PLAY AREA WITH LATEST EQUIPMENT.
- SENIOR CITIZEN SITTING.
- DROP OUT & PICK UP ZONE.
- PERCOLATING BORE WELL FOR RAIN WATER HARVESTING.
- TREE PLANTATION IN CAMPUS.
- WELL DESIGN LIGHT FITTING FOR COMMON PASSAGE, CAMPUS, GARDEN AND CAR PARKING.

## CLUB HOUSE

- RECEPTION AREA.
- INDOOR GAME.



## CLUB HOUSE

Enhance your life, Lift your spirits up...  
Live a lifestyle you have always dreamt of...

**SHIV SAMARTH-II**  
3 BHK LUXURIOUS LIFE STYLE

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## GARDEN

Beautifully designed landscape...  
It's the ideal place outside your house to hang around.

To live a luxurious life in the lap of nature.



It's time to relish a change-over in your style of living



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## SPECIFICATION



### BUILDING INTERNAL SPECIFICATION

#### ▶ FLOORING

- 24" X 48" STANDARD VITRIFIED FLOORING IN LIVING, KITCHEN AND DINING AREA, AND 24" X 24" VITRIFIED FLOORING IN ALL BEDROOM.
- DECK WITH DESIGNER RUSTIC TILES FLOOR.

#### ▶ KITCHEN & WASH

- GRANITE (ARTIFICIAL OR NATURAL) PLATFORM WITH STANDARD QUALITY SINK.
- DECORATIVE WALL TILES ON KITCHEN PLATFORM UP TO LINTEL LEVEL.
- KOTA FLOORING AND WALL TILES DADO WITH GRANITE (ARTIFICIAL OR NATURAL) SILL TIP IN WASH AREA.
- ADEQUATE ELECTRICAL, PLUMBING AND RO POINTS PROVISION IN WASH AND KITCHEN AREA.
- PROVIDE GAS CONNECTION (1 POINT IN KITCHEN & 1 POINT FOR GEYSER).

#### ▶ TOILET & PLUMBING

- ANTI-SKID TILES FLOORING AND DECORATIVE WALL TILES UP TO LINTEL LEVEL.
- SINGLE LEVER CONCEALED DIVERTER / MIXER WITH SHOWER.
- STANDARD QUALITY SANITARY FITTING.
- STANDARD QUALITY MIXTURE / DIVERTER AND COCK FITTING.
- EUROPEAN WALL HUNG WC IN ALL TOILET.
- CPVC / UPVC PIPING FOR PLUMBING.
- CENTRALLY GEYSER POINT PROVISION IN WASH AREA.

#### ▶ ELECTRIFICATION

- STANDARD QUALITY CONCEALED COPPER WIRING WITH SUFFICIENT POINT.
- CONVENIENT PROVISION OF AC, T.V & TELEPHONE POINT IN EACH FLAT.
- PROVIDE MODULAR SWITCHES.

#### ▶ DOORS & WINDOWS

- WELL DESIGNED MAIN DOOR WITH WOODEN / G.I / WPC FRAME PROVIDED WITH PREMIUM FITTINGS.
- INTERNAL FLUSH DOOR OR WPC DOOR WITH GRANITE (ARTIFICIAL OR NATURAL) / G.I / WPC / WOODEN FRAME.
- STANDARD HARDWARE FITTING.
- ANODIZED COATED SLIDING ALUMINUM SECTION WINDOWS.
- STANDARD SINGLE VISION REFLECTIVE GLASS FOR HEAT REDUCTION.

#### ▶ INTERNAL WALL

- SINGLE COAT PLASTER WALL WITH PUTTY OR GYPSUM FINISHED.

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### BUILDING EXTERNAL SPECIFICATION

- EARTHQUAKE RESISTANT RCC FRAME STRUCTURE DESIGN AS PER NORMS.
- DOUBLE COAT SAND PLASTER ON EXTERNAL WALL.
- TEXTURE ON EXTERNAL WALL WITH PAINT.
- FIRE FIGHTING SYSTEM PROVIDED AS PER NORMS.
- SILENT GENERATOR OF ADEQUATE CAPACITY FOR ELEVATORS, WATER PUMP AND COMMON FACILITIES AND 2 AMP BACK UP IN EACH FLAT.
- CCTV CAMERA COVERAGE IN RECEPTION, CAMPUS AND BASEMENT AREA.
- INTERCOM FACILITY WITH CONNECTIVITY POINT INCLUDING ENTRANCE FOYER TO EACH FLAT, LIFT AND SECURITY CABIN (INSTRUMENT NOT PROVIDE).
- WELL DESIGNED ENTRANCE FOYER AND ELEGANTLY LOBBY AT ALL THE FLOOR.
- WELL DESIGN STAIRCASE & LIFT LOBBY.
- STANDARD QUALITY FULLY AUTOMATIC 2 ELEVATORS PROVIDED TO EACH BUILDINGS.
- S.M.C WATER WITH UNDERGROUND & OVERHEAD WATER TANK WITH ADEQUATE CAPACITY.
- SEPARATE BORE WELL FOR EACH BUILDING.
- DOUBLE COAT WATER PROOFING & CHINA MOSAIC FLOORING FOR HEAT REDUCTION ON TERRACE.
- WELL DESIGNED NAME PLATE AND NOTICE BOARD.
- MS / GI RAILING IN EACH FLATS.



15.00 MT. WIDE ROAD

12.00 MT. WIDE ROAD



SECOND FLOOR LAYOUT

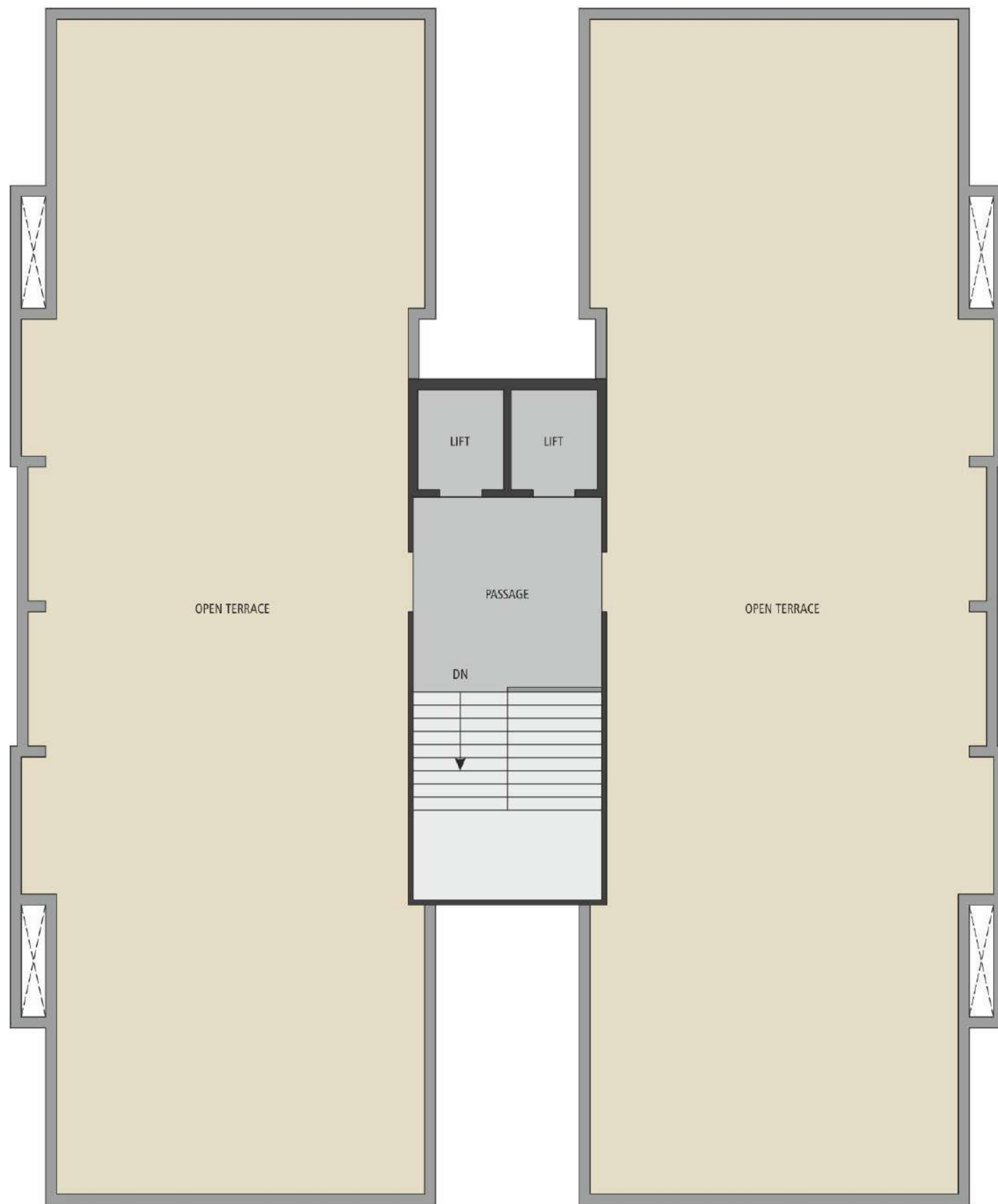


BUILDING A (3rd to 14th floor)



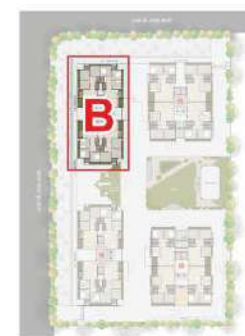
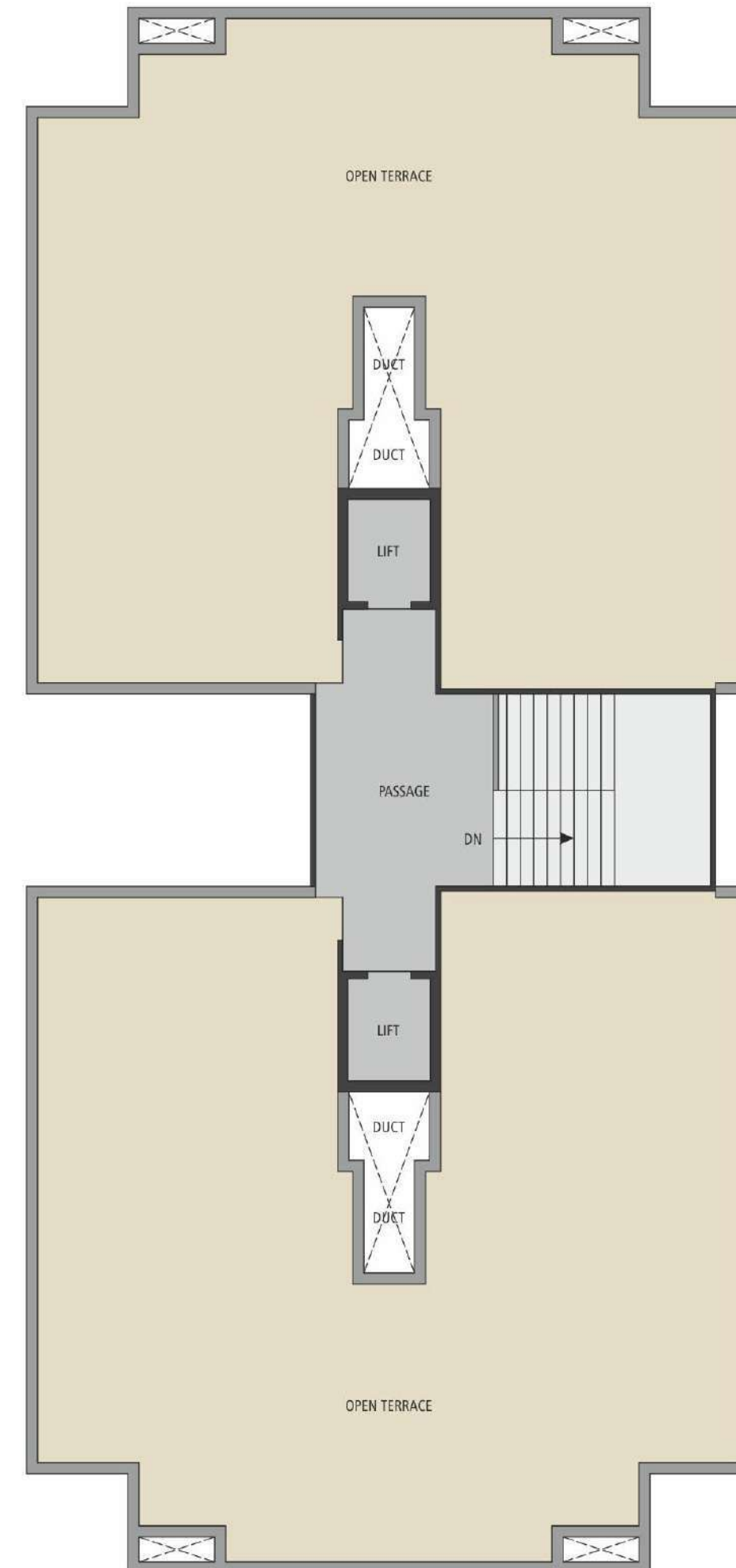
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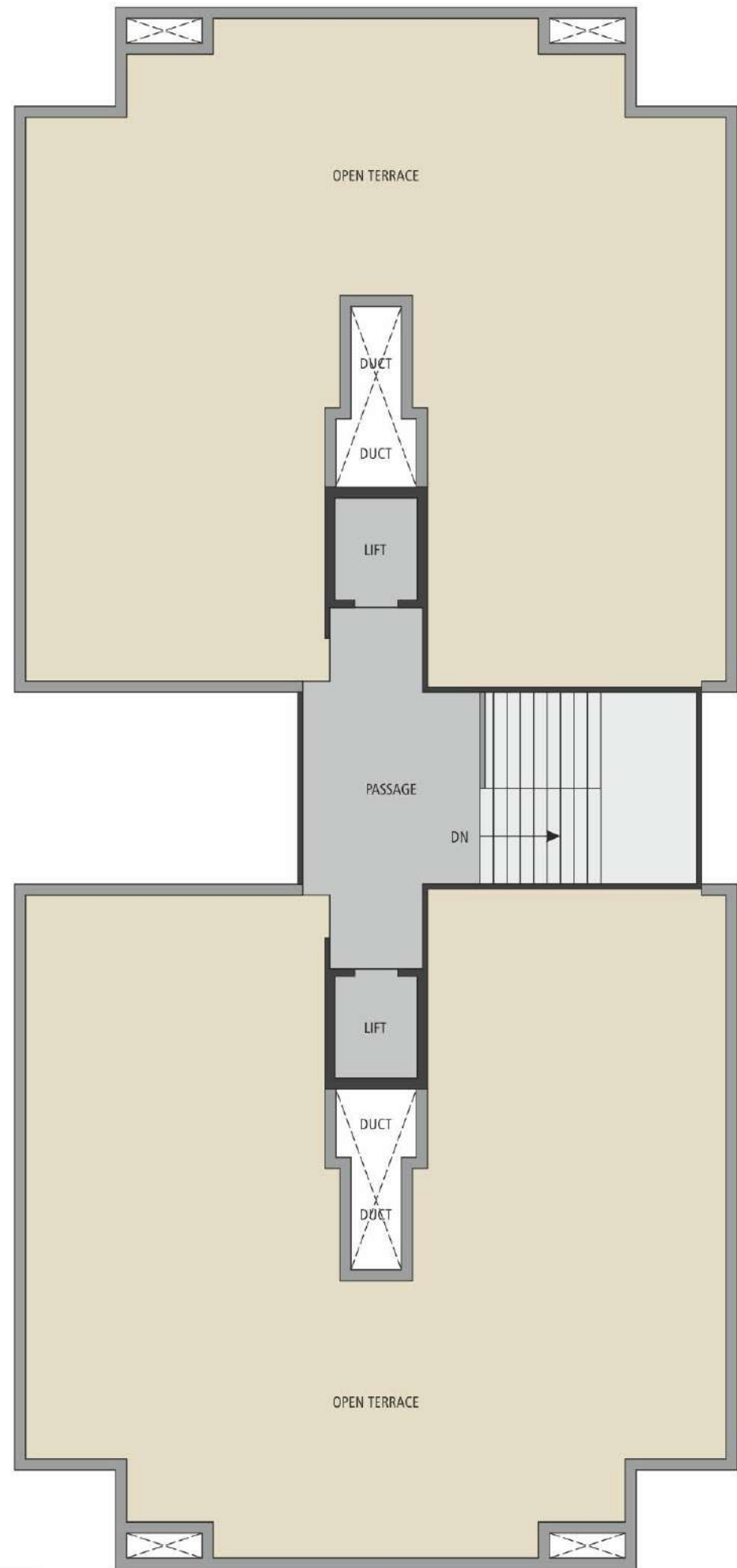
**BUILDING A** (Terrace Plan) 


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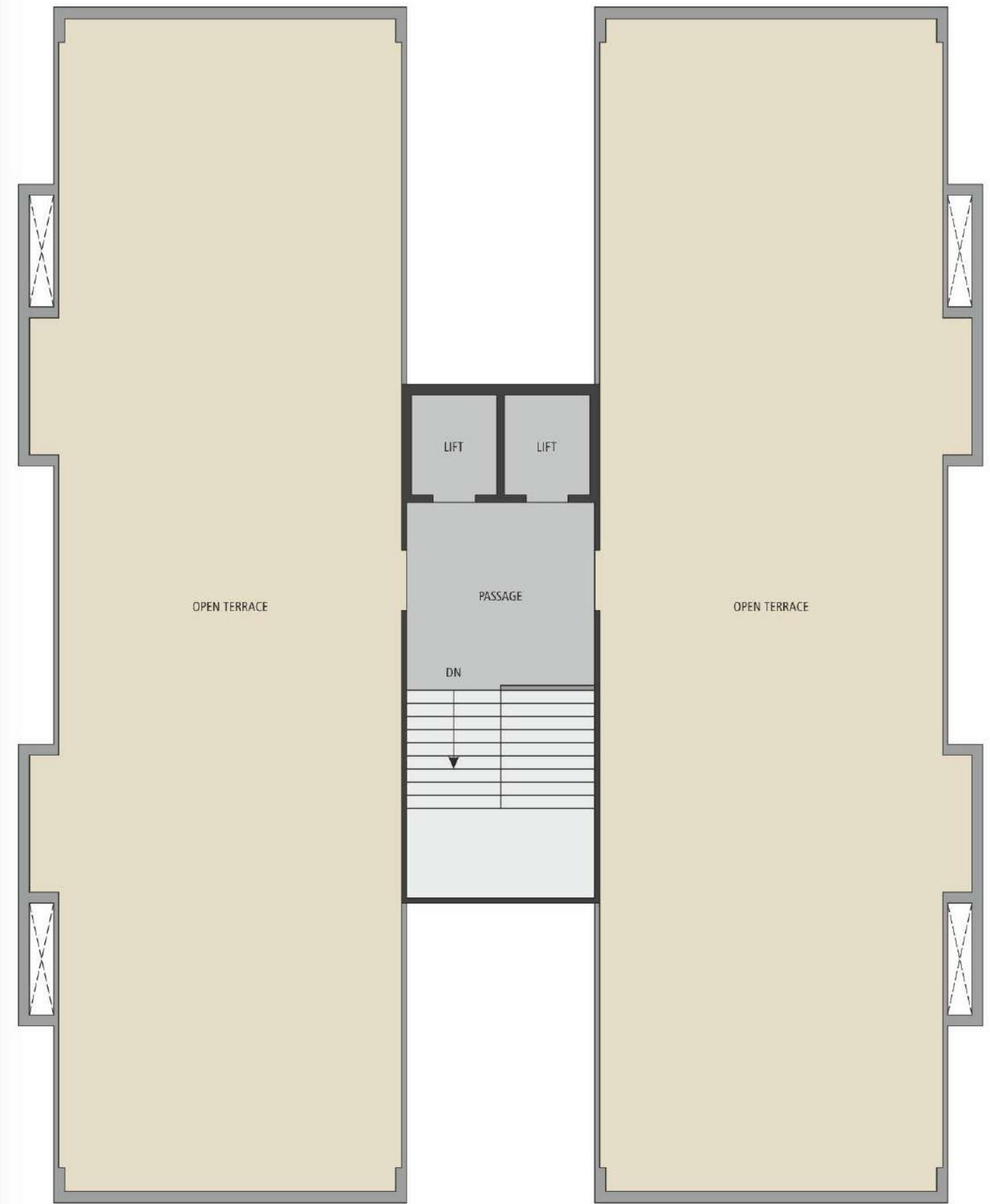
**BUILDING B** (Terrace Plan) 

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**BUILDING C** (Terrace Plan) 

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**BUILDING D** (Terrace Plan) 

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KIDS PLAY AREA



ENTRANCE FOYER



LOCATION MAP



A PROJECT BY



Project By: DIGJA INFRASTRUCTURE LLP

SITE ADDRESS: Shiv Samarth-2, Near Shiv Digja, B/H SMC Garden, Gaurav Path Road, Pal - T.P. 10, F.P. 11, Surat - 395009

Contact: +91 70464 33000

website: [www.shivsomeswargroup.com](http://www.shivsomeswargroup.com) | E-mail: [someshwarinfra@yahoo.in](mailto:someshwarinfra@yahoo.in)

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Rera Reg. No.:

TERMS & CONDITION

- \* Continuous default of payment leads to be cancellation.
- \* Internal & external changes are strictly restricted during construction and after completion of project.

LEGAL, SALE DEED AND EXTRA CHARGES:-

- Stamp duty, registration fees, advocate fees, GST, incremental contribution of SMC and other legal charges etc. not including in sale price.
- All GEB exp. (quotation, contractor, internal cable, common accessories, transformers, other charges etc.)
- Advance society maintenance, society deposit, GEB, grill, gas connection, SMC taxes and any types of bill applicable from starting of the project (property tax, assessment & other tax etc.) in future will be borne by the purchaser.

NOTES:-

- If any changes in rule and regulation & by laws (during or after completion of construction work) of local and government authorities, implementation of RERA, it's bound to all purchaser / members / allottee above the sale price.
- Full and final payment with legal and extra other charges is must be paid before sale deed registration & possession.
- Any RCC member (beam, colum & slab) must not be damage during your interior work.
- This brochure is only for presentation and easy understanding purpose, all elements, object, materials & equipment's for impression it cannot make part of final deliverable product and any legal agreement from developer.
- No wires / cables / conduits shall be laid or installed such as that they from hanging formation on the exterior face.
- Placing of A.C. outdoor unit strictly as per developer rules.
- If for any reason the unit is cancelled by the buyer then 10% of the unit's original cost will be deducted from advance received as management service charge and then the balance amount will be refund. This amount will be refunded only after the new sale of the cancelled unit.
- Organizers reserves the full rights to any change in plan and specifications as may be required.
- subject to Surat jurisdiction.