

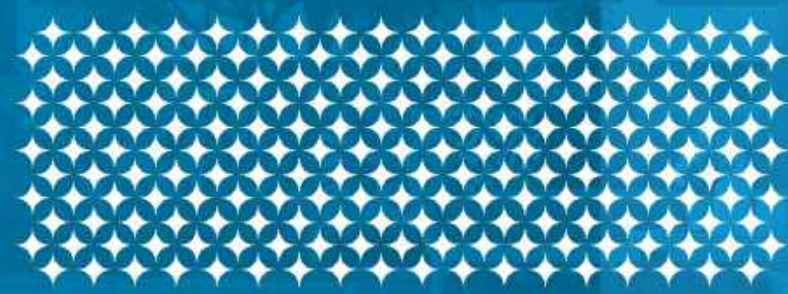


SITE ADDRESS :
VASHISHTH NAKSHATRA, KARASAD - GANA ROAD, NEAR BALIYADEV TEMPLE, KARASAD.

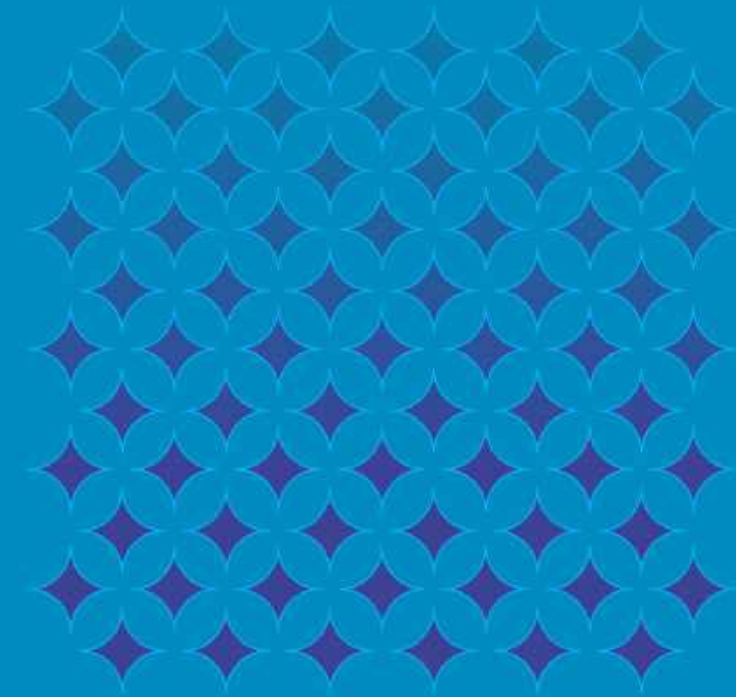


3 & 4 BHK
SPLENDID LIVING

RELIVE YOUR MEMORIES AND MOMENTS IN
THE GLITTERING STARS!



INTRODUCE THE SHINE IN YOUR
HOME TODAY!





YOUR HOMES ARE WHERE YOUR HEARTS ARE...

Choose the abode that defines your ideal lifestyle and Vashishta Nakshatra certainly delivers on that front.
Live your memories where you want them to happen.





BLESSED WITH GRACE AND MAGNIFICENCE

Vashishth Nakshatra offers a perfect living experience for the starry eyes with 3 & 4 BHK villas that certainly amp the luxurious quotient. The verdant greens add the nature to the mix too.



BLESSED WITH A SPACE WITH WORK AND PLAY! ✨
Vashishth Nakshatra presents the kids to revel in joy with sports and games while offering others to work
leisurely at their own pace in the lap of nature

TYPE-A

4 BHK
UNIT PLAN



Ground Floor Plan



First Floor Plan



BLESSED WITH MAJESTIC ELEVATION AND AMPLE SPACE!

Enjoy the environs and the luxury with aplomb as you get to enjoy life as it should be, in all its glory!

TYPE-B

3 BHK
UNIT PLAN



Ground Floor Plan



First Floor Plan



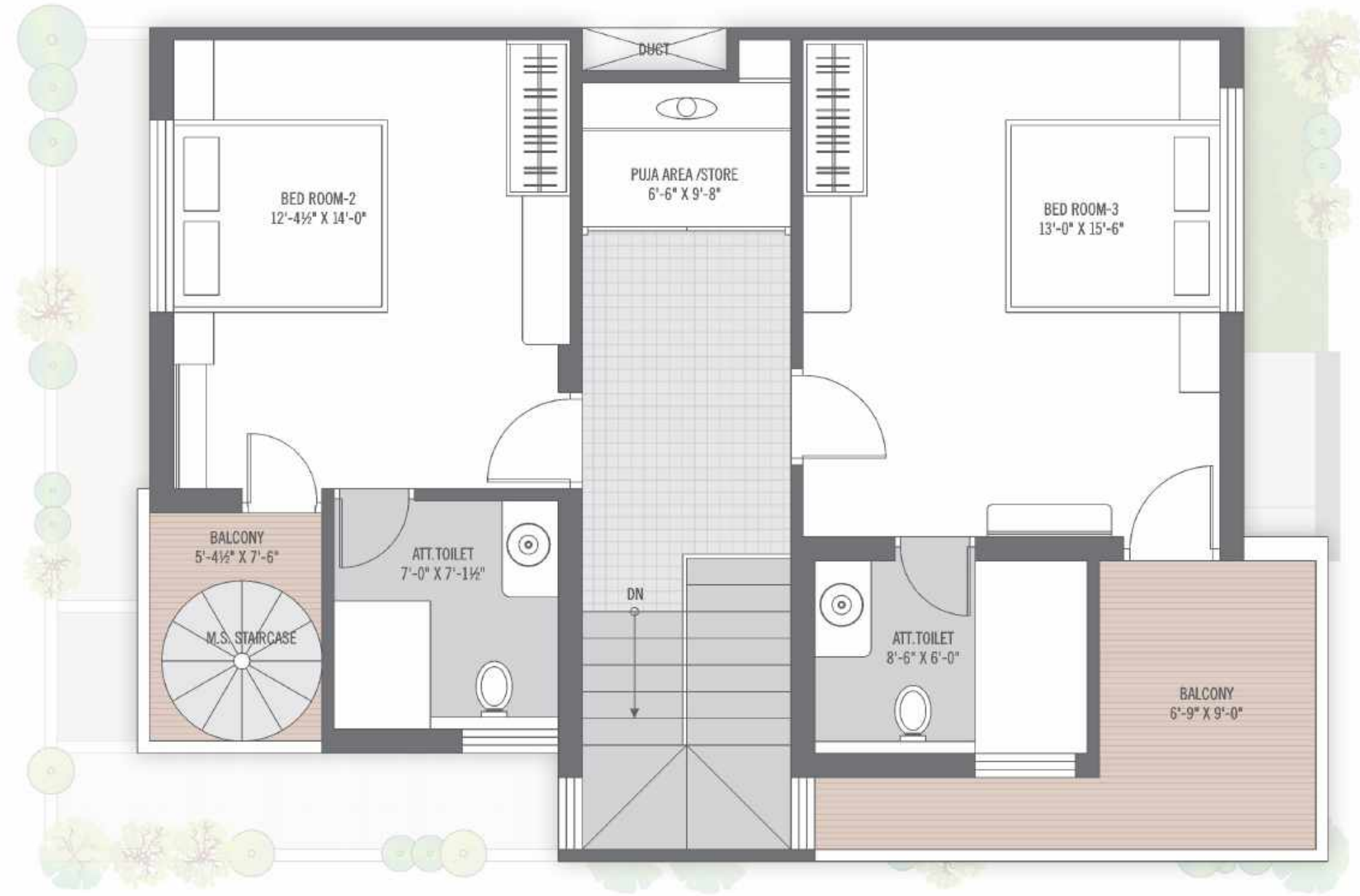
BLESSED WITH AQUATIC FUN AND FROLIC! ✨
Embrace the clear waters and the lavish amenities in the form of a pool and gardens amidst the spectacular homes.

TYPE-C

3 BHK
UNIT PLAN



Ground Floor Plan



First Floor Plan



ATTRACTIVE
ENTRANCE GATE



CHILDREN PLAY AREA



INDOOR GAMES



SR. CITIZEN
SEATING



BANQUET HALL



DROP OFF ZONE



GARDEN



MINI THEATRE



CCTV CAMERA



GYMNASIUM



SWIMMING POOL



CLUB HOUSE



24 X 7
SECURITY



WATER SUPPLY



GAZEBO



WATER BODY

BLESSED WITH TERRIFIC AMENITIES AND FACILITIES

Vashishth Nakshatra is not just a hub of a free, ideal lifestyle but includes enough amenities to make it holistic enough!



AR. NIRAV VAGHELA

ARCHITECT POINT OF VIEW

Situated in the serene vicinity of nature, Vashishth Nakshatra banks on the lush green farms, the pure aura of nature with birds chirping and the sound of the wind enveloping the project. Here, every resident gets what it misses in the urbane way of life – the sustenance of nature, free-flowing energy as per Vedic culture, and the endowment of spiritual values for every habitat.

Vashishth Nakshatra is a residential project meant for the discerning few, that blends human comfort with a strong connect with pristine natural surroundings. The homes ensure harmony between mind, body, and soul with amenities that fulfill the desires and needs of people of every age and constitution. A worthy lifestyle project is what we strived for, with different pockets of land reserved for specific activities and experiences. The spatial environment gets due importance along with the structures, while being aligned with impeccable quality of construction and immense safety of the residents.

LANDSCAPE DESIGNER

AR. ALPA MISTRY, AHMEDABAD.

Township, where residents would have their morning tea with cool breeze, chirping sounds of birds and colorful play of flowers and butterflies with lush green backdrop of trees. Kids and senior citizens would have active mornings and vibrant evenings at meticulously designed Children's Play Area and Senior Citizen Park. For these both tender age groups, to be in nature and to be physically active is very important. These parks would surely be the vital parts of their daily routine to keep them active and fit physically and mentally.

This township has its personalized club house lawn, to make every event very memorable in its own way. Along with making the exterior area pleasant, hundreds of choicest trees, thousands of flowering shrubs and colorful ground covering plants would surely reduce temperature of the entire area to minimum 4-5 degree. These native trees will play an important role to promote biodiversity with also producing more oxygen for their residents.





- TYPE - A
- TYPE - B
- TYPE - C



Gymnasium



Mini Theater



Games Area



Banquet Hall

REMARKS	UNIT NO.	TYPE	AREA (SQ.FT.)	REMARKS	UNIT NO.	TYPE	AREA (SQ.FT.)	REMARKS	UNIT NO.	TYPE	AREA (SQ.FT.)	REMARKS	UNIT NO.	TYPE	AREA (SQ.FT.)	REMARKS	UNIT NO.	TYPE	AREA (SQ.FT.)
	1*	C	1057.12		28	A	1288		55	B	1040		82	B	1040		109	B	1040
	02	C	1064.98		29	A	1288		56*	B	1220		83	B	1040		110	B	1553.04
	03	C	2072.87		30	A	1288		57*	B	1414.69		84	B	1040		111	B	1892
	04	C	1040.57		31	A	1827.59		58	B	1040		85*	B	1250.76		112A	B	1383.5
	05	C	1096.96		32	B	1545.24		59	B	1040		86*	B	2061.65		112B	B	1330.65
	06	C	1098.79		33	B	1040		60	B	1040		87	B	1040		114	B	1277.80
	07	C	1085.19		34	B	1040		61	B	1040		88	B	1040		115	B	1224.96
	08	C	1081.25		35	B	1040		62	B	1040		89	B	1040		116	B	1172.11
	09	C	1072.94		36	B	1040		63	B	1040		90	B	1040		117	B	1119.27
	10	C	1073.65		37	B	1040		64	B	1040		91	B	1040		118*	B	1639.86
	11	C	1069.7		38	B	1040		65	B	1111		92	B	1040		119	C	1522.19
	12A	C	1045.89		39*	B	1380.75		66	C	1086.63		93	B	1040		120	C	1214.3
	12B	C	1363.46		40*	B	1575.45		67	C	1092		94	B	1568.57		121	C	1204.5
	14*	A	1562.96		41	B	1040		68	C	1092		95	B	1832.33		122	C	1156.74
	15	A	1517.7		42	B	1040		69	C	1092		96	B	1040		123	C	1121.94
	16	A	1890.69		43	B	1040		70	C	1254.63		97	B	1040		124	C	1092.75
	17	A	1815.07		44	B	1040		71	C	1296.75		98	B	1040		125	C	1048.8
	18	A	1800.07		45	B	1040		72	C	1188.11		99	B	1040		126	C	1089.6
	19	A	2044.06		46	B	1040		73	C	1238		100	B	1040		127	C	1106.39
	20	A	1929.11		47	B	1418.51		74	C	1283.5		101	B	1040		128	C	1188.9
	21	A	1288		48	B	1225.71		75	C	1313.73		102*	B	1040		129	C	1242.5
	22	A	1288		49	B	1040		76	B	1040		103*	B	1040		130	C	1295.6
	23	A	1288		50	B	1040		77	B	1040		104	B	1040		131	C	1230.15
	24	A	1288		51	B	1040		78	B	1040		105	B	1040		132*	C	1105.35
	25*	A	1288		52	B	1040		79	B	1040		106	B	1040				
	26*	A	1288		53	B	1040		80	B	1040		107	B	1040				
	27	A	1288		54	B	1040		81	B	1040		108	B	1040				

AREA TABLE

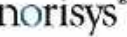


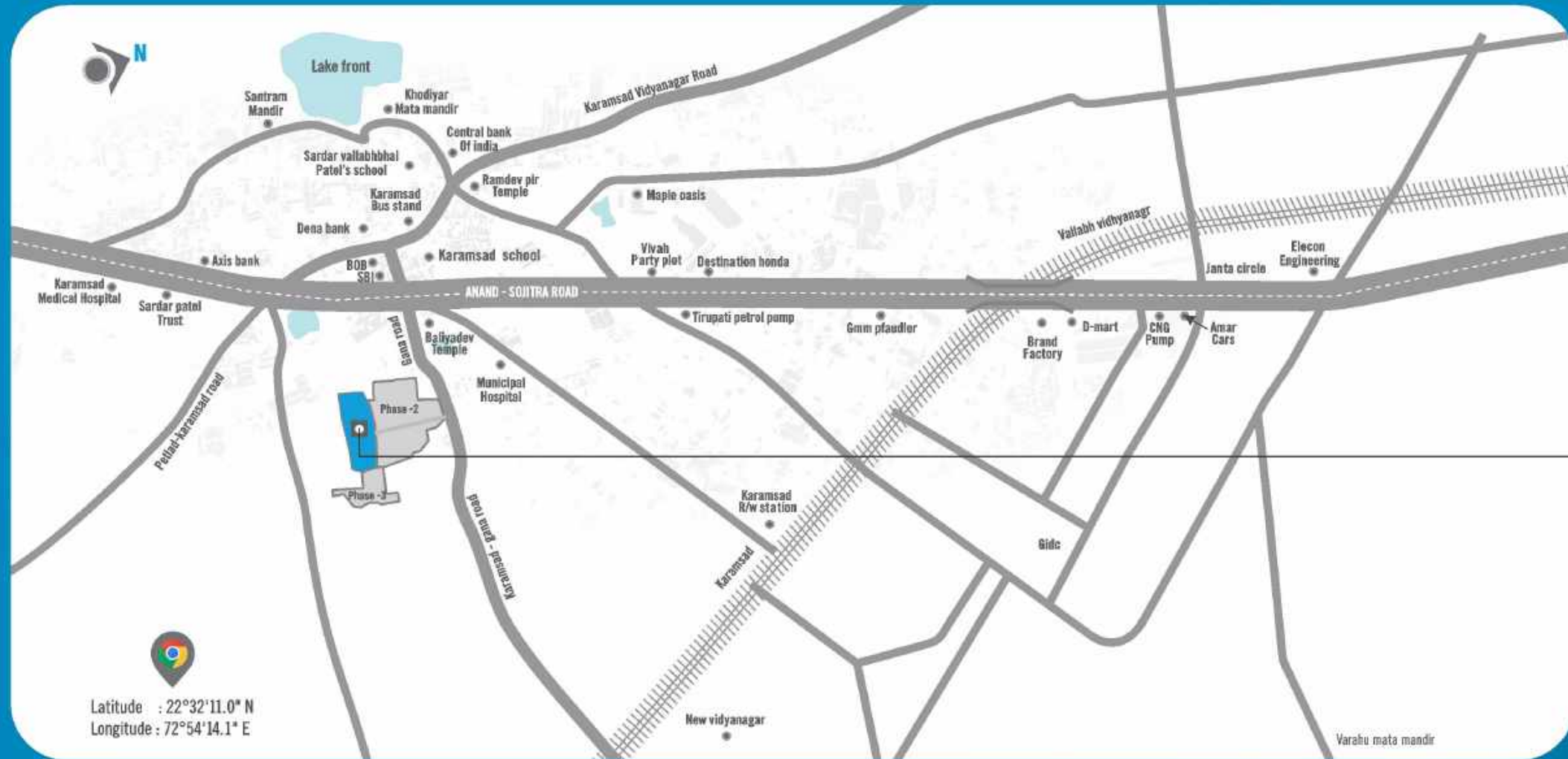


SPECIFICATION...

STRUCTURE		LOAD BEARING AND RCC STRUCTURE AS PER STRUCTURAL CONSULTANT
WALLS		BRICK MASONRY WORK
ANTI TERMITE TREATMENT		STANDARD PEST CONTROL
WINDOWS		GRANITE REVILE + AL. DOMAL SECTION WINDOWS WITH SAFETY GRILL
DOORS		GRANITE DOOR FRAMES AND LAMINATED FLUSH DOOR
FLOOR TILES		GVT / DOUBLE CHARGED VITRIFIED TILES
WALL TILES		DIGITAL / VITRIFIED TILES UPTO LINTEL LVL
PLUMBING		CPVC - ASTRAL
BATH FITTINGS		GROHE / BRAVAT
SANITARYWARE		ROCA / BRAVAT
ELECTRIFICATION		UNDERGROUND CABLING IN THE ENTIRE TOWNSHIP. ISI COPPER WIRES AND SWITCHES.
WIRES		RR KABEL / FINOLEX / HAVELLS
SWITCHES		LEGRAND / CRABTREE / NORISYS
PAINT		ASIAN PAINTS / ICI DULUX

BRANDS WE USE

WIRES	:	RR / KABEL		
SWITCHES	:			
PAINT	:			
PLUMBING	:			
BATH FITTINGS	:			
SANITARYWARE	:			



SITE ADDRESS :
VASHISHTH NAKSHATRA, KARAMSAD - GANA ROAD,
NEAR BALIYADEV TEMPLE, KARAMSAD.

BOOKING CONTACT :
DEVENDRA MARU +91 98241 21582
SANJAY AYAR +91 92274 80153
DILIP JALU +91 98252 54939

PAYMENT TERMS

TOKEN AMOUNT	RS. 1 LAC
BOOKING AMOUNT (WITHIN 20 DAYS FROME TOKEN)	30%
AT PLINTH LEVEL	20%
AT GROUND FLOOR SLAB	20%
AT FIRST FLOOR SLAB	20%
AT PLASTER LEVEL	8%
ONE WEEK BEFORE THE POSSESSION	2%

Stamp Duty, Registration Charges, GST, Gas Connection Charge & Maintenance Charge, Electric Co. charges Including Cable And Sub Station Cast And Other Government Charges Shall Be Born By The Purchaser.

Any Additional Charges Of Duties Levied By The Government/Local Authorities During Or After The Completion Of The Project Will Be Born By The Purchaser.

Extra Work Shall Be Executed After Receiving Full Payment. Changes In The Elevation Will Not Be Allowed.

The Developers Reserve The Right To Make Any Changes In The Plans, Information And Specifications As May Be Required Without Any Prior Notice. such Changes Will Be Binding To All The Members.

Possession Will Be Given After Seven Days Of Settlement Of All Accounts.

Maintenance Deposit Shall Be Paid Separately By All Members In Advance.

This Brochure Is Just For An Easy Presentation Of The Project And Should Not Be Treated As A Legal Document.

In Case Of Cancellation Of Booking, 18% Will Be Deducted And Remaining Amount Shall Be Refunded Upon Re-booking Of The Same Unit.

Any Legal Conflict Arises In Future Shall Be Governed By Laws Of India. and Shall Subject To Jurisdiction Of Anand City Only.

All Rights Reserved To Developers For Any Change.

DEVELOPERS
NAVYA DEVELOPERS, KARAMSAD.

ARCHITECT
AR. NIRAV VAGHELA, YAAM ARCHITECTS, V.V. NAGAR.

LANDSCAPE DESIGNER
AR. ALPA MISTRY, AHMEDABAD.

STRUCTURAL CONSULTANT
AKSHAR CONSULTANTS, V. V. NAGAR.

ELECTRICAL & PLUMBING CONSULTANTS
AMPERE CONSULTANTS, AHMEDABAD.

LEGAL ADVISOR
MR. BANKIM DAVE, ANAND.