



RAMAA
RESIDENCY

1 & 2 BHK APARTMENTS



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A PROJECT BY



ARCHITECT



ARCHITECTS &
URBAN DESIGNERS

T.P.-44, F.P-16, Nr. Sankalp Row House Nr. CNG Pump,
Palanpur Canal Road, Jahangirabad, Surat.

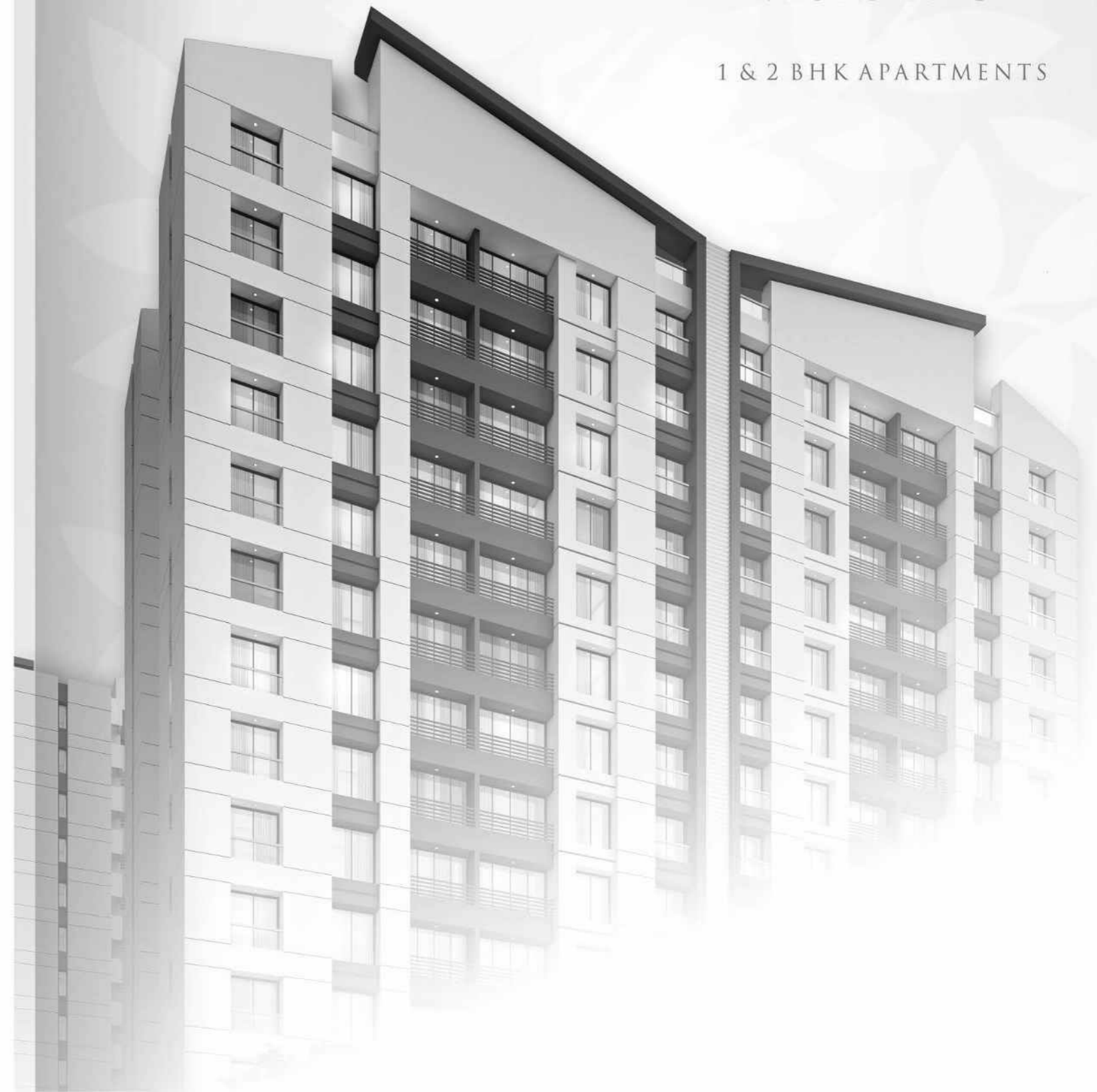
BOOKING CONTACT: 97374 99991

RERA REGISTRATION NO.: PR/GJ/SURAT/SURAT CITY/SUDA/RAA02816/040618



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let's **know us**

COMPANY BACKGROUND AT A GLANCE

Ramaa Group Since 1982 Is A Unique Name Which Has Developed Land For Luxurious And Comfortable Residence As Well As Commercial In The City Surat. We Have Experience For More Than A Decade In Construction Arena With Timely Innovations, Meticulous Planning, Constant Updating Of Methodologies And Acquisition Of Latest Equipments.

Professionally Managed Real Estate Group, Started Its Activity By The Construction In Dazzling City Surat, Since Last Many Years, We Have Undertaken And Developed Some Of The Prestigious Projects In The Diamond City Surat. We As Group Are Committed To Excellent Quality And Aesthetic Construction Within Affordable Prices Comparatively To Prevailing Market Trends. We Have Focused On Making Beautiful Homes And Experience For More Than Decade Added Advantage To Explore New Dimensions To Accomplish Our Project. Our Project Meet High Safety Standards And Each Project Is Planned, Managed And Executed With Innovative Designs, Structures, Modern And New Amenities With Timely Deliveries Of The Projects Before The Completion Time Schedules.



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“Luxury must be **comfortable**,
otherwise it is not **luxury**”

GLORIOUS GARDEN WITH BEAUTIFUL LANDSCAPING

CCTV MONITORING IN COMMON AREA

UNDERGROUND BASEMENT PARKING

FLAT ENTRY TOWARDS EAST-WEST

STANDARD PASSENGER LIFTS IN EACH BUILDING





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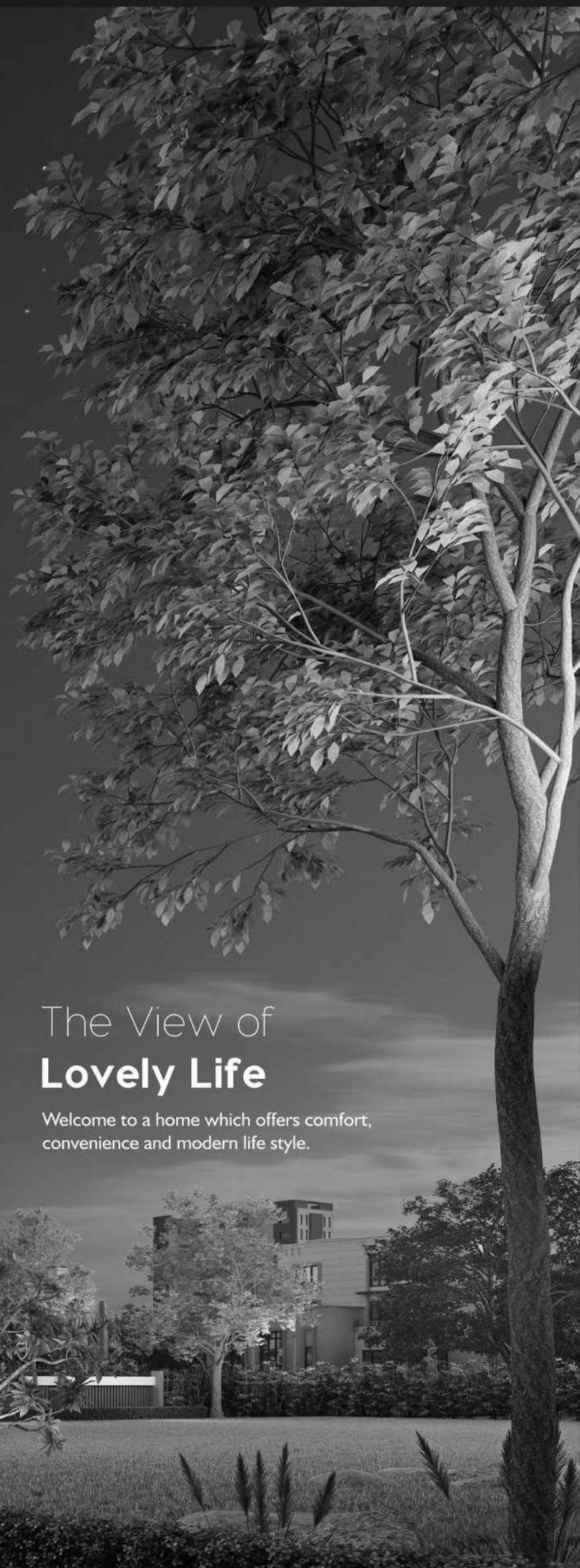
The Beauty of **Engineering**

Ramaa Residency is a creation; something that has a personality and an impressive piece of art.

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The View of
Lovely Life

Welcome to a home which offers comfort,
convenience and modern life style.

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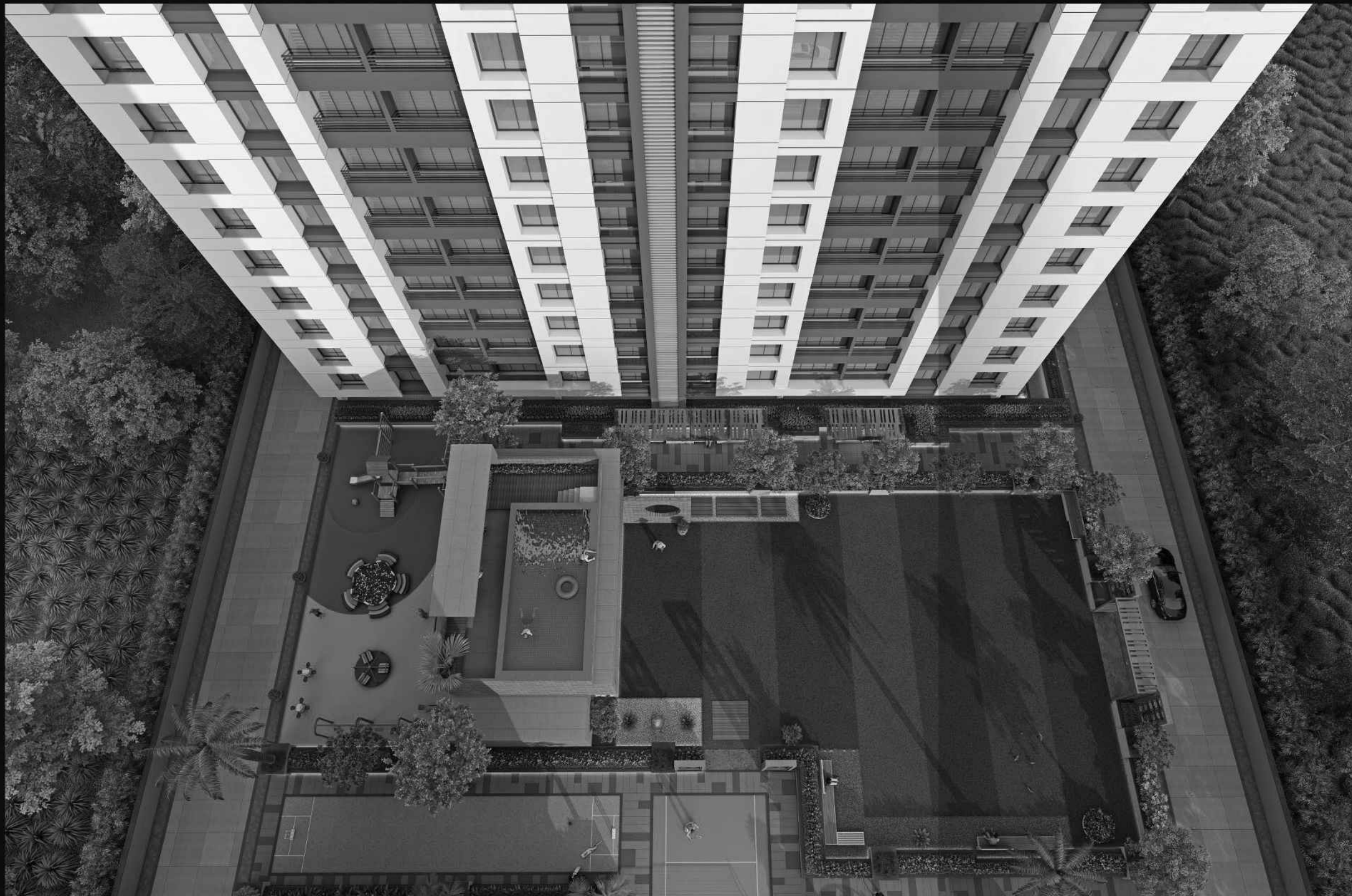
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prime lifestyle

Exceeds Expectations in amenities and services.
Just focus on well arranged, sleek, elegant, and masterfully designed
buildings with bird's-eye-view. You will vouch for Ramaa residency.



CHILDREN PLAY AREA | PARTY LAWN | BANQUET HALL | JOGGING TRACK





Ramaa Residency has so many textures and colours. The gardens are very beautiful, full of colourful tropical flowers and with many glowing flowering shrubs. There would be tall leafy trees for shade and underneath them one could relax in the heat of the day. There are pleasant paths winding through the green grass and comfortable seats where family could rest, when the day's toil is over.



specification

FLOORING	GOOD QUALITY STANDARD VITRIFIED FLOORING
KITCHEN	GOOD QUALITY STANDARD COOKING PLATFORM & STAINLESS STEEL SINK
STORE	1 SELF OF KOTA
WASH	GOOD QUALITY STANDARD FLOORING & TILES DADO UPTO LINTEL LEVEL
TOILET	GOOD QUALITY STANDARD FLOORING & TILES DADO UPTO LINTEL LEVEL EUROPEAN W.C. IN COMMON BATHROOM & MASTER BATHROOM
PLUMBING	CVPC/UPVC PIPING FOR WATER SUPPLY SYSTEM
MAIN DOOR	ATTRACTIVE FITTED MAIN DOOR WITH WOODEN FRAME
WINDOWS	SLIDING ALUMINIUM SECTION WINDOW
ELECTRIFICATION	CONCEALED FITTING INDIAN STANDARD COPPER WIRING MODULAR SWITCHES
INTERIOR FINISH	SINGLE COAT PLASTER WITH LAPI FINISH
EXTERIOR FINISH	STANDARD EXTERIOR FINISH

LIFT	AUTO DOOR PASSENGER LIFT
TERRACE	GOOD QUALITY STANDARD WATERPROOF FLOORING
BUILDING FOYER	RECEPTION TABLE, NAME PLATE, NOTICE BOARD

TECHNICAL CRITERIA
STRUCTURAL DESIGN AS PER CONSULTANT DESIGN

COMMON FACILITIES
DESIGNED NAME PLAT & NOTICE BOARD
STANDARD PASSENGER LIFT IN EACH BUILDING
GENERATOR POWER BACK-UP FOR COMMON UTILITIES

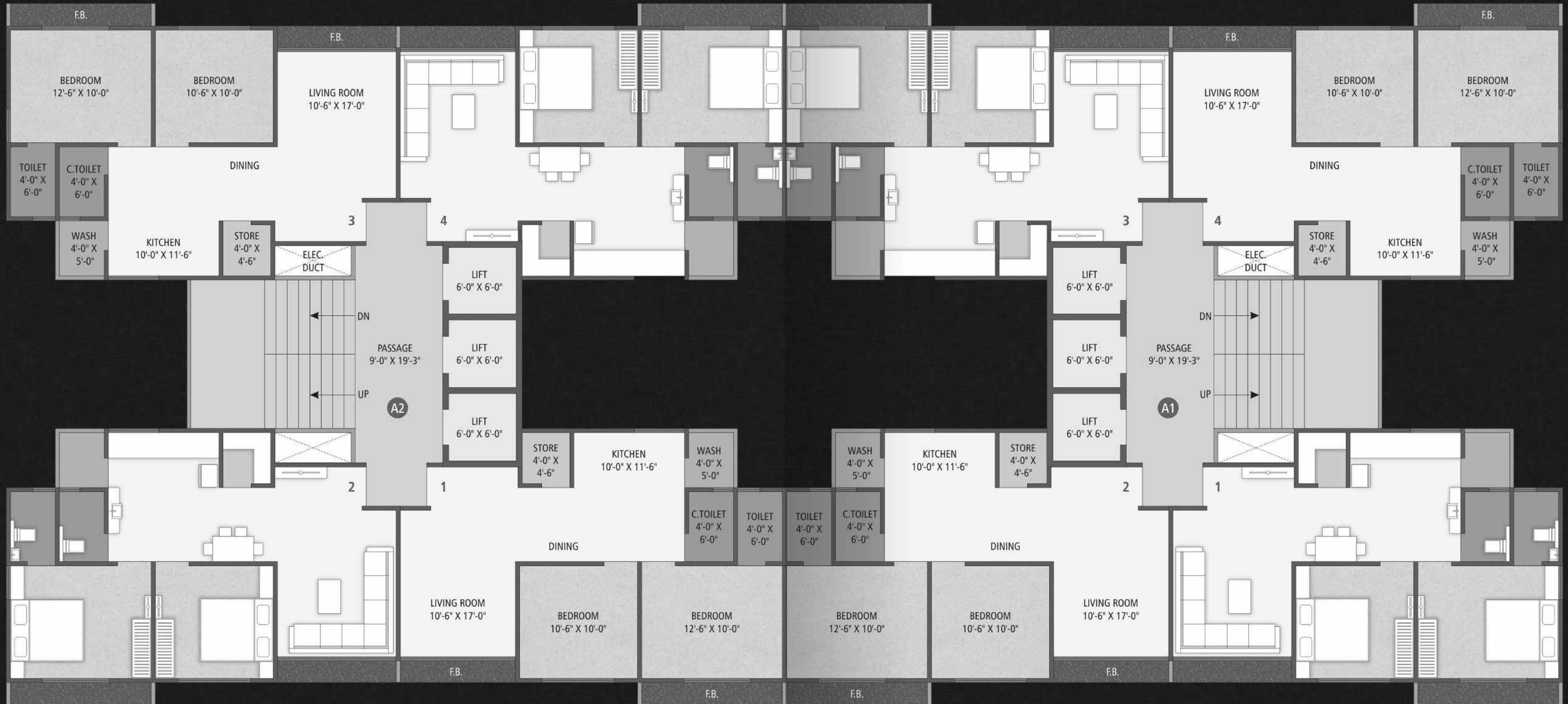
CAMPUS CRITERIA
CAMPUS & FLAT ENTRY TOWARDS EAST-WEST
STREET LIGHT
PARKING LIGHTS & GARDEN LIGHTS

PARKING
BASEMENT FOR SUFFICIENT PARKING





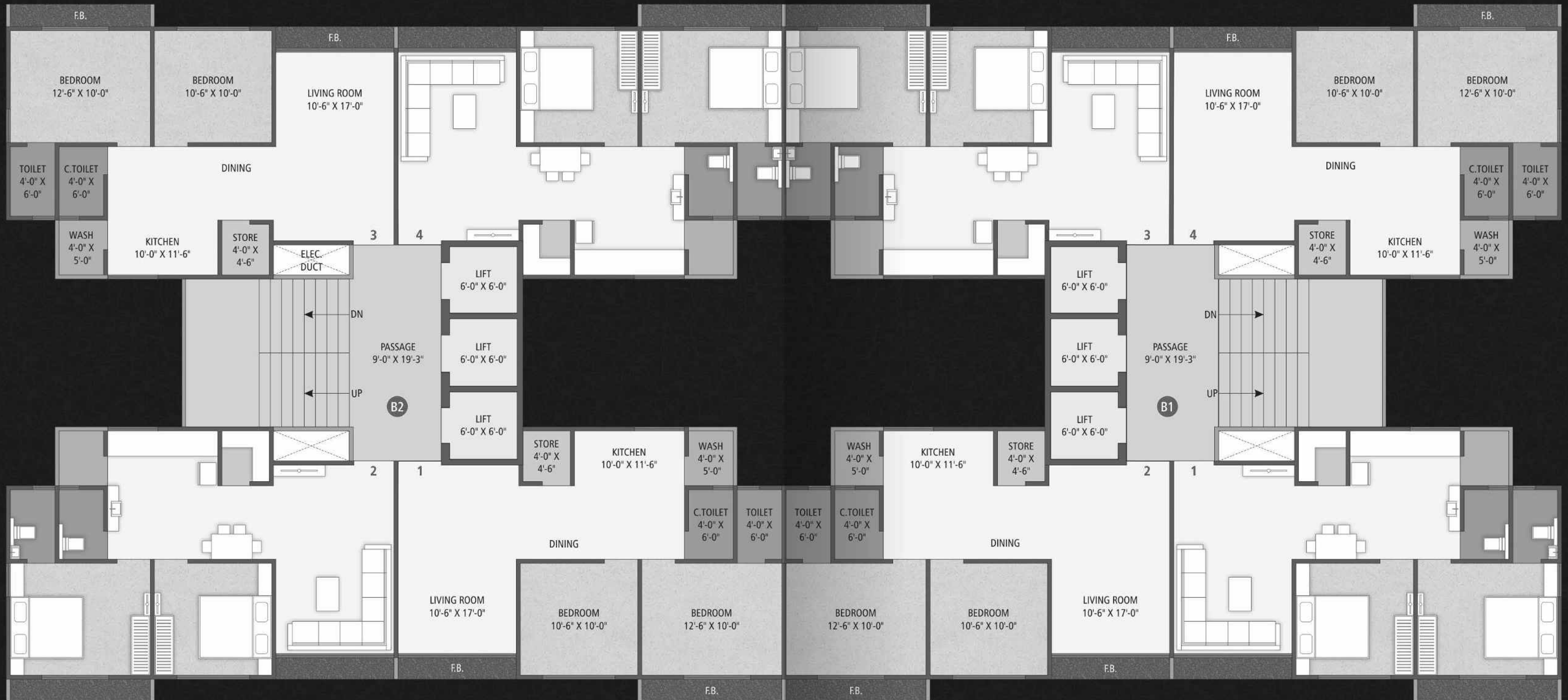
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TYPE-A 2BHK 1ST TO 14TH FLOOR PLAN



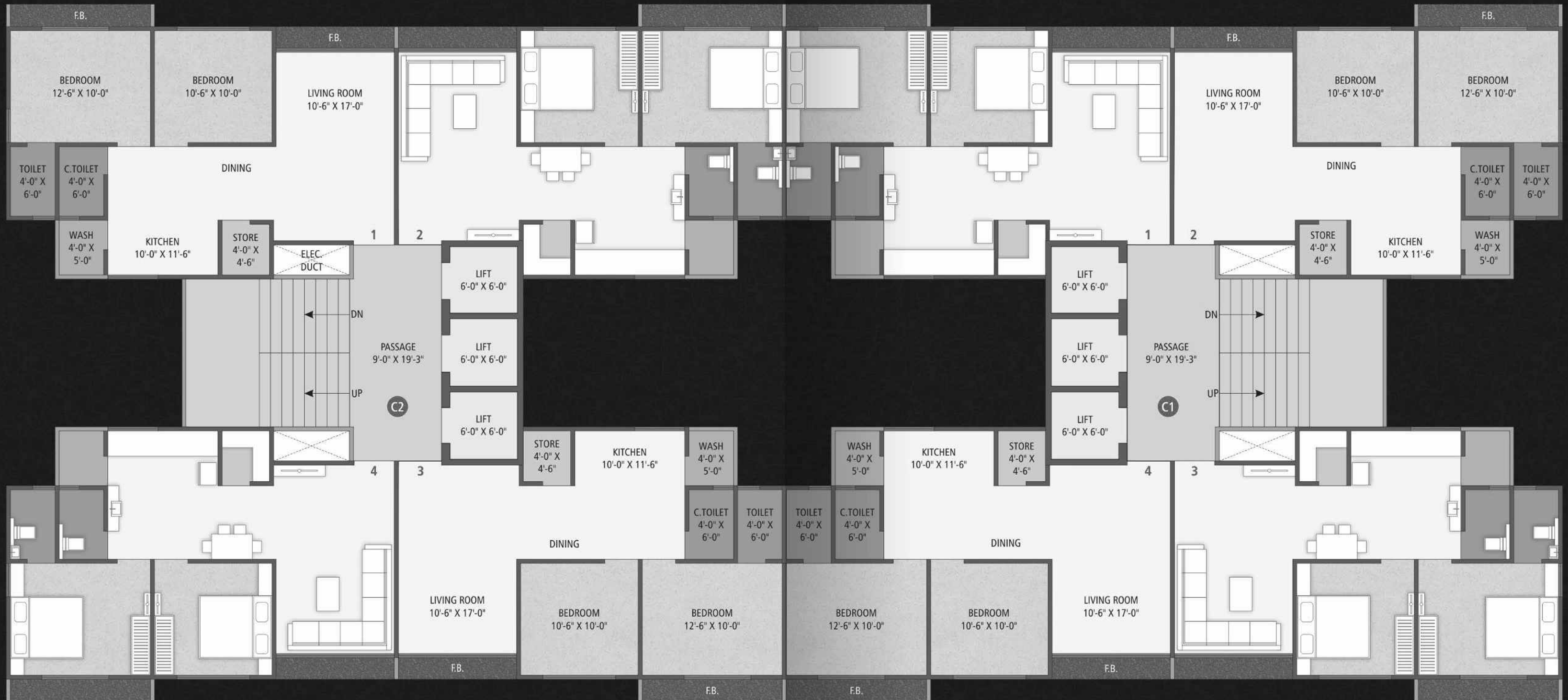
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TYPE-B 2BHK 1ST TO 14TH FLOOR PLAN



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TYPE-C 2BHK 1ST TO 14TH FLOOR PLAN



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TYPE-D 1BHK 1ST TO 14TH FLOOR PLAN



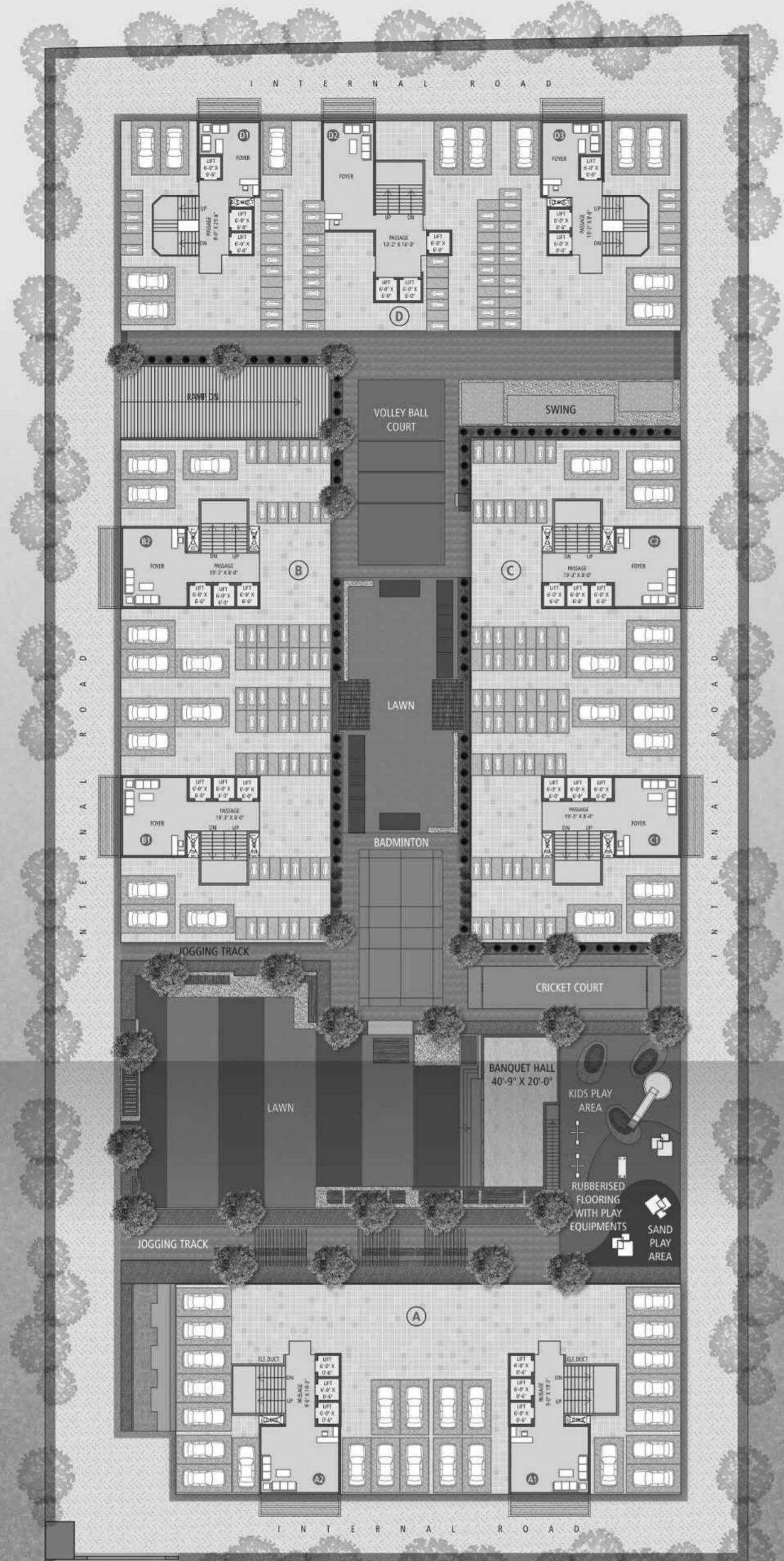
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GROUND FLOOR PLAN

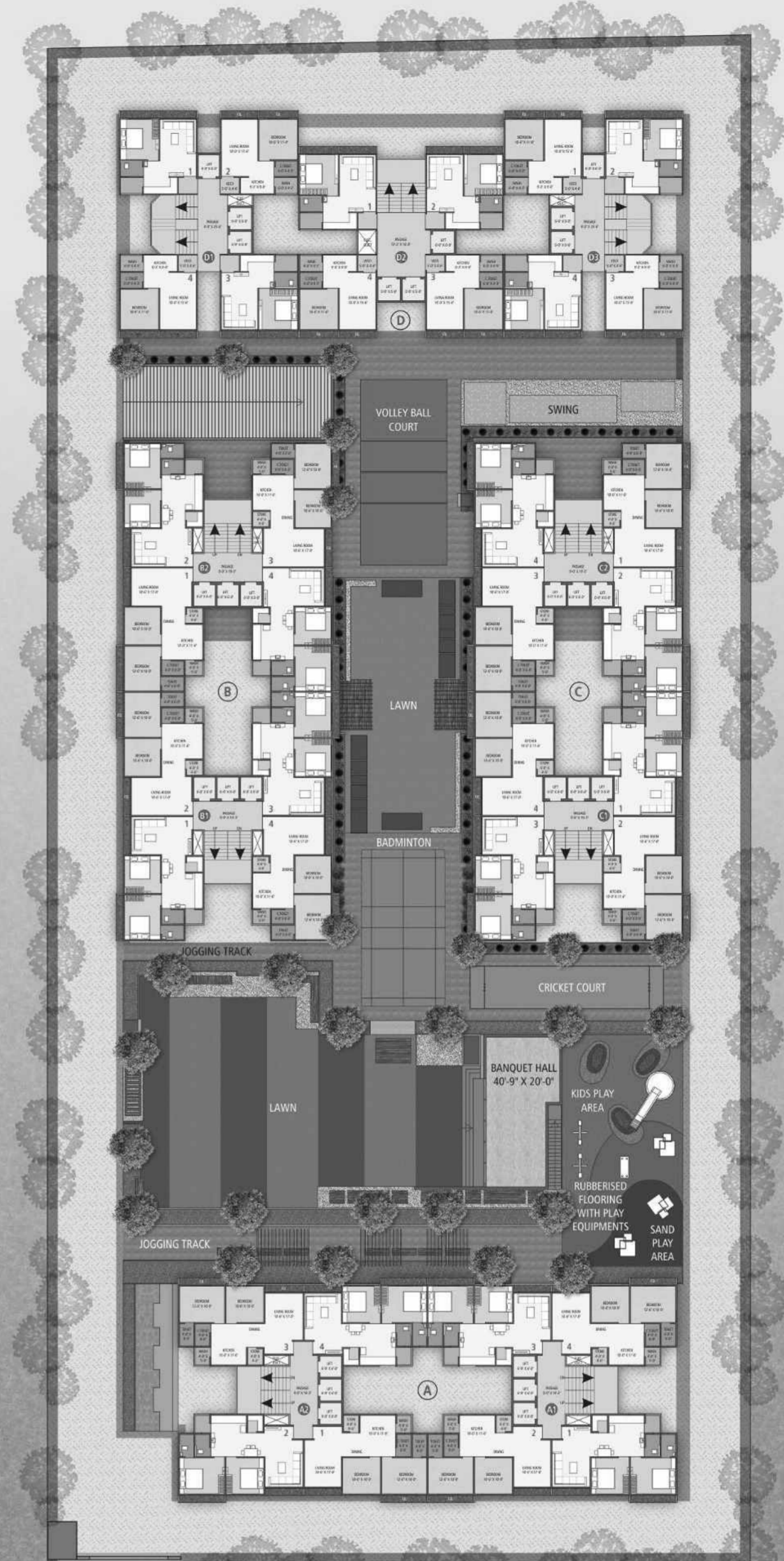


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TYPICAL FLOOR PLAN



GROUND FLOOR PLAN **N**



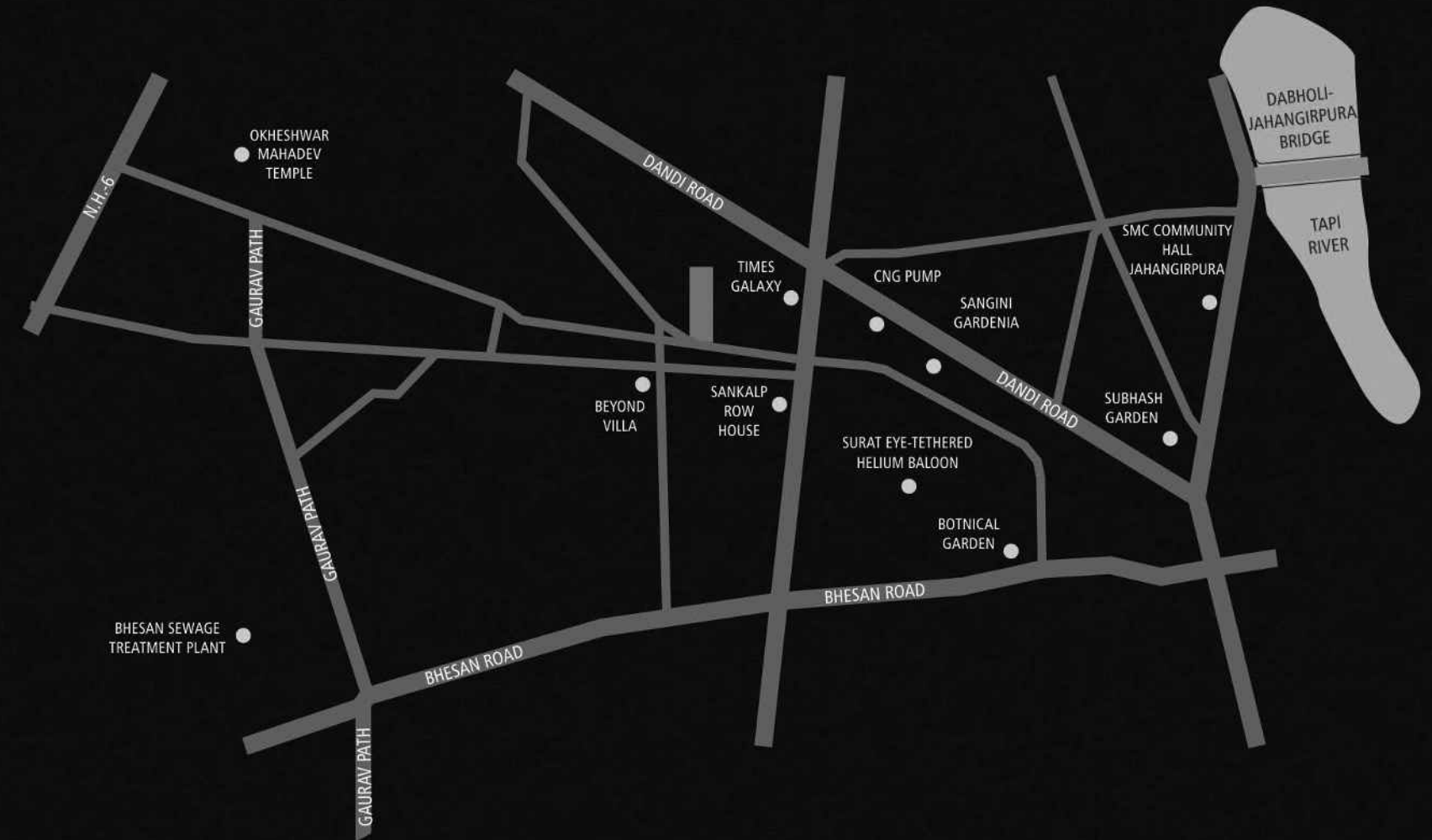
TYPICAL FLOOR PLAN **N**



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location map



LEGAL CRITERIA

- NON AGRICULTURE LAND
- DEVELOPMENT PERMISSION
- ENVIRONMENT CLEARANCE CERTIFICATE
- AIRPORT AUTHORITY NOC
- LOANABLE TILES
- LIFT LICENCE
- FIRE NOC
- BUILDING USE CERTIFICATE (BUC)
- REGISTERED SALE DEED

EXTRA CHARGES

- ALL GEB EXPENSES (QUOTATIONS, CONTRACTOR, INTERNAL CABLES, COMMON ACCESSORIES, TRANSFORMERS, OTHER CHARGES ETC.)
- SOCIETY INFRASTRUCTURE CHARGES
- GUJARAT GAS LINE CONNECTION CHARGES

LEGAL CHARGES

- DOCUMENTATION CHARGES (STAMP DUTY, REGISTRATION FEE, ADVOCATE FEE)
- SERVICE TAX & VAT / GST
- IC OF SMC (BETTERMENT CHARGE)
- LEGAL FILE CHARGES, SOCIETY FORMATION CHARGES

LEGAL DISCLAIMERS

- ALL FURNITURE / OBJECTS SHOWN IN THE PLAN OR PICTORIAL IMAGE ARE FOR PRESENTATION & UNDERSTANDING PURPOSE ONLY BY NO MEANS, IT WILL FORM A PART OF FINAL DELIVERABLE PRODUCT
- ALL THE ELEMENTS, OBJECTS, TREATMENTS, MATERIAL, EQUIPMENT & COLOUR SCHEME SHOWN ARE ARTISAN'S IMPRESSION AND PURELY FOR PRESENTATION PURPOSE. BY NO MEANS, IT WILL FORM A PART OF THE AMENITIES, FEATURES OF OUR FINAL PRODUCTS.
- DIMENSIONS MENTION IN BUILDING PLAN, ARE WALL-TO-WALL DIMENSIONS & IT DOES NOT INCLUDE FINISHING DETAIL LIKE PLASTER, PUTTY & DEDO TILES.

NOTE

- INTERNAL & EXTERNAL CHANGES ARE STRICTLY NOT ALLOWED DURING CONSTRUCTION OR AFTER COMPLETION OF PROJECT
- IRREGULAR PAYMENTS MAY CAUSE CANCELLATION OF BOOKING
- FULL & FINAL PAYMENT WITH ALL LEGAL AND EXTRA CHARGES IS MUST BEFORE REGISTERED SALE DEED AND POSSESSION
- THIS BROCHURE IS ONLY FOR EASY UNDERSTANDING PURPOSE, IT CANNOT MAKE PART OF ANY LEGAL AGREEMENT FROM DEVELOPER
- ANY CHANGES IN RULES AND REGULATION & BY LAWS (DURING OR AFTER COMPLETION OF CONSTRUCTION WORK) OF LOCAL OR GOVERNMENT AUTHORITIES, IMPLEMENTATION OR RERA, ITS BOUND TO ALL PURCHASER / MEMBER / ALLOTEE