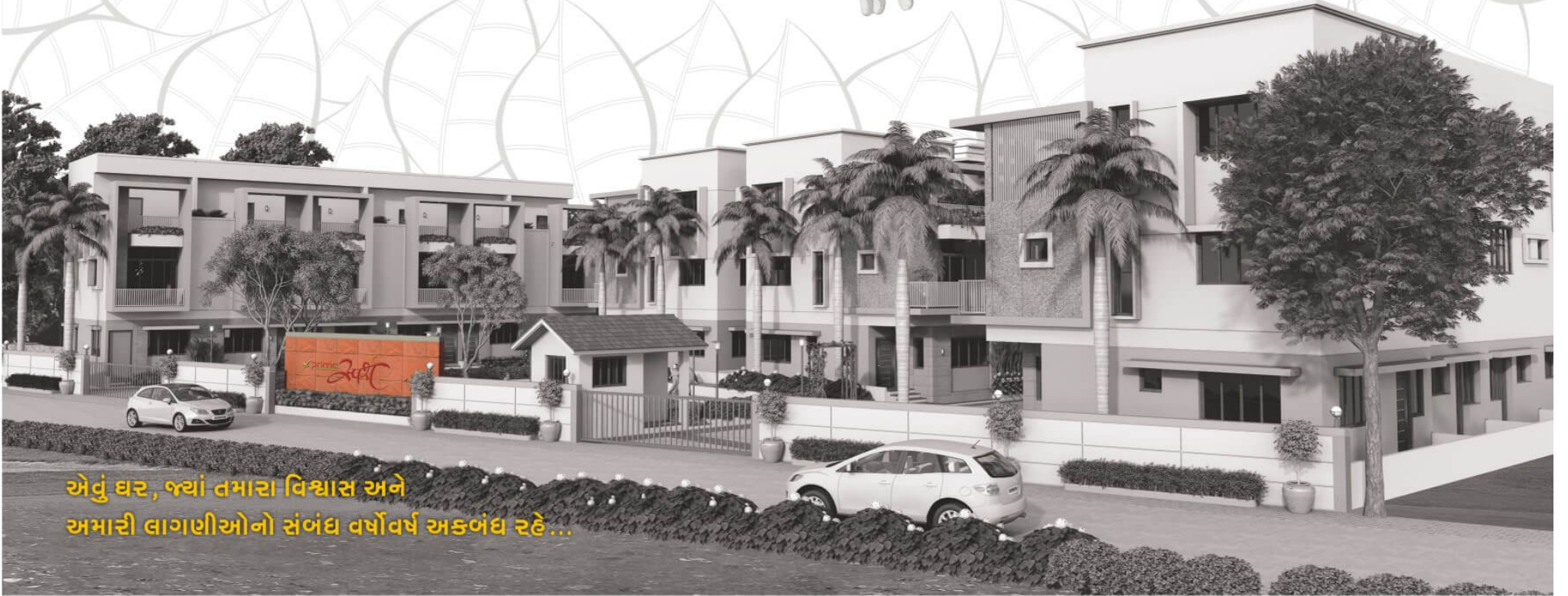


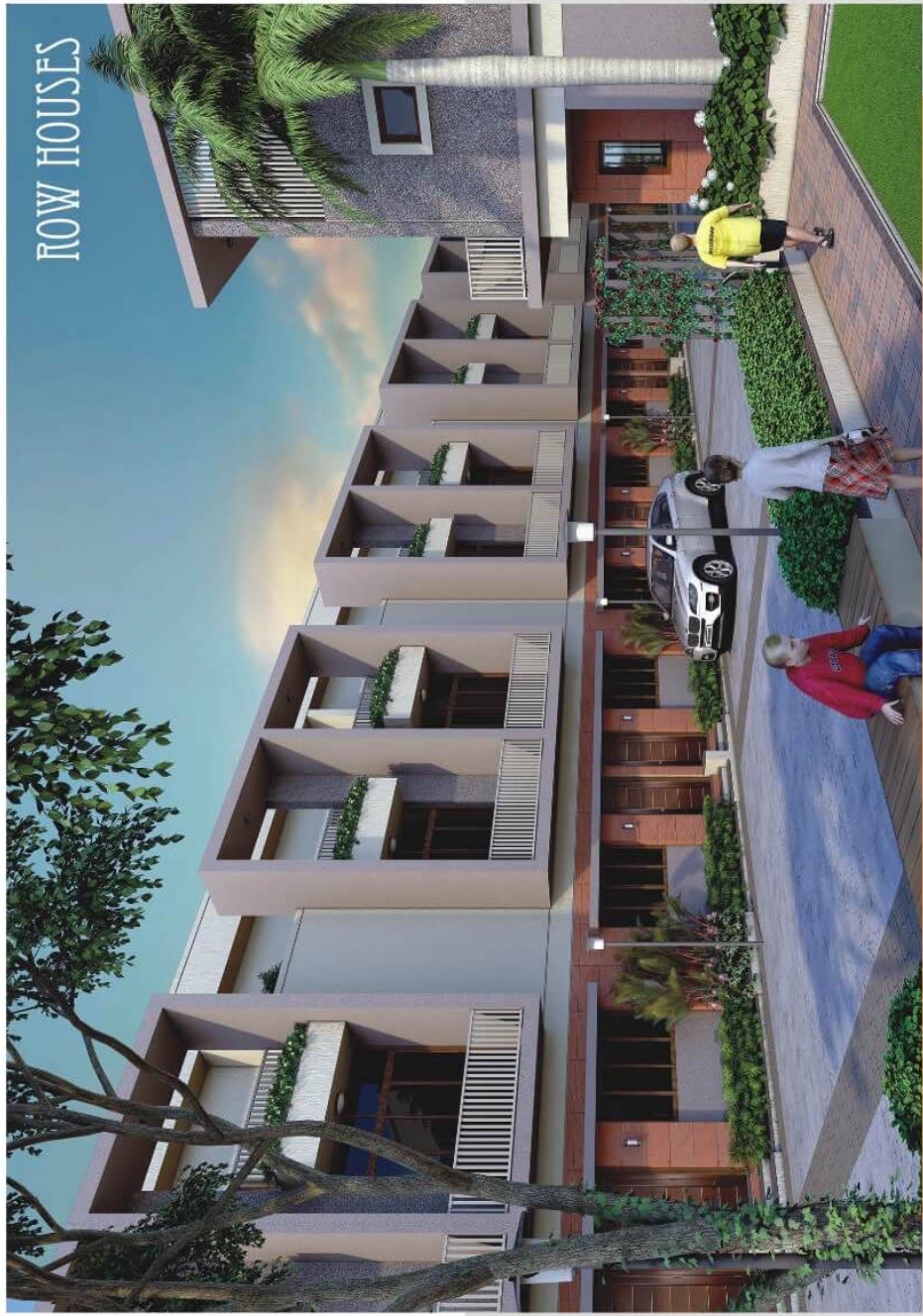
✓ prime સપ્લીટ



એવું ઘર, જ્યાં તમારા વિશ્વાસ અને  
અમારી લાગણીઓનો સંબંધ વર્ષોવર્ષ અકબંધ રહે...

BIRD VIEW





# TWINS GROUND FLOOR



Isometric view of Ground Floor

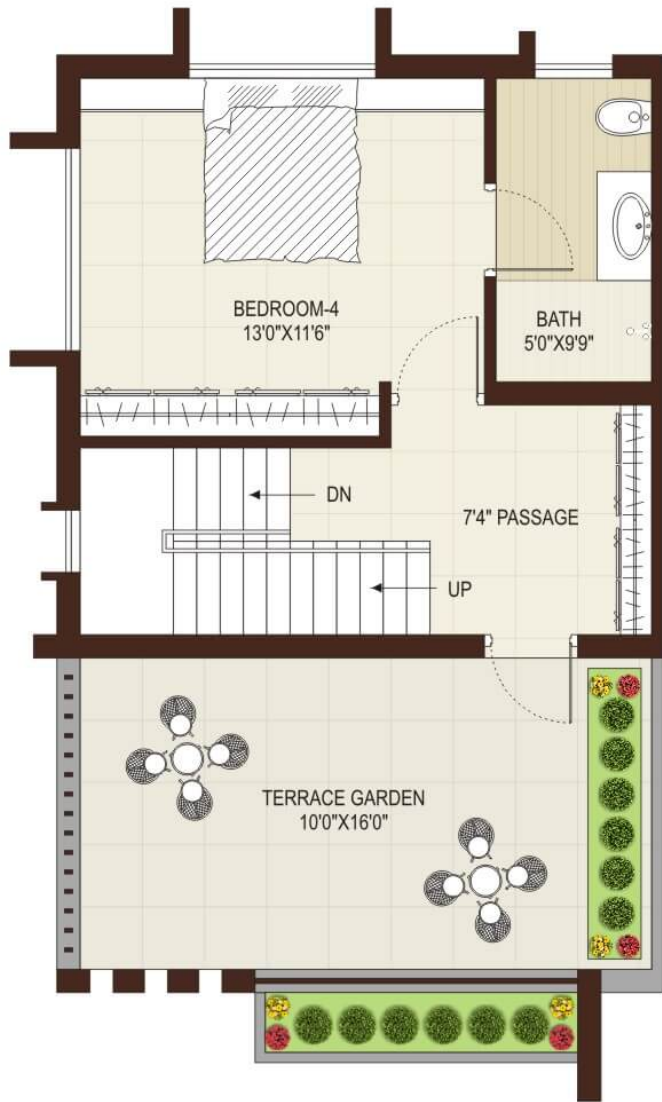
# TWINS FIRST FLOOR



Isometric view of First Floor



# TWINS SECOND FLOOR

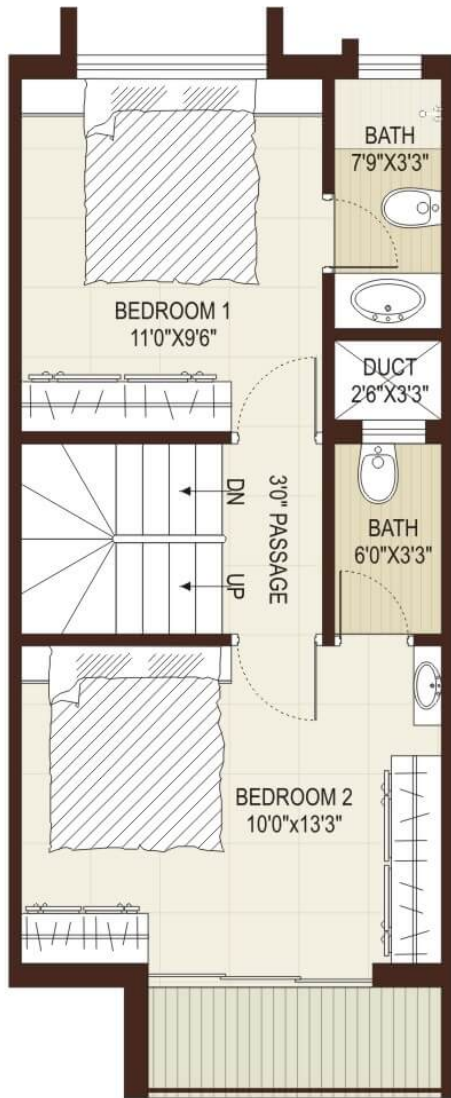




# ROW-HOUSE GROUND FLOOR



# ROW-HOUSE FIRST FLOOR

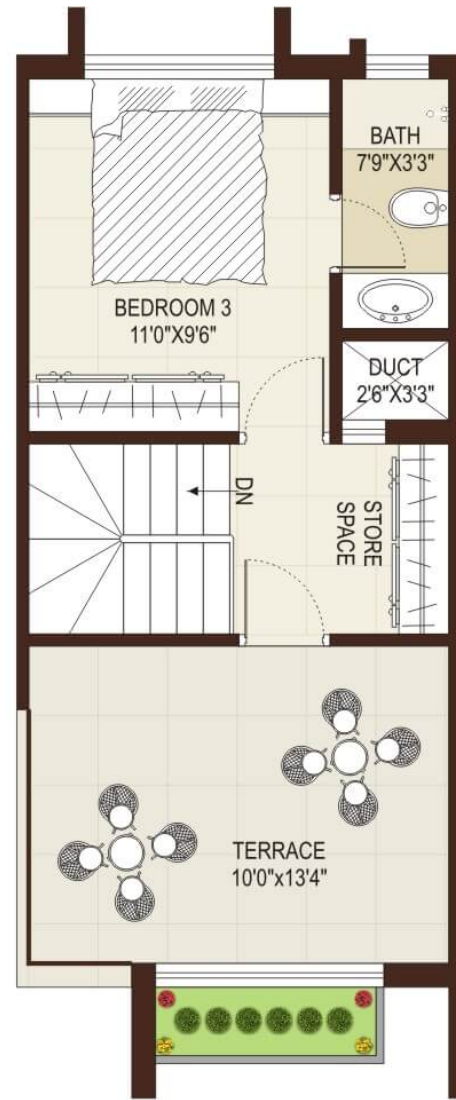


Isometric view of First Floor





# ROW-HOUSE SECOND FLOOR





## FEATURES

- Pre-construction anti-termite soil treatment with anti-termite tubing system (designed by Australia, 40 years guarantee)
- Auto on generator for streetlights and security cabin
- Two borewell for 24 hours water supply
- Intercom facility between security cabin and all units
- Sewage/Kharkuva system facility
- CCTV monitoring through society roads



## SPECIFICATION

**STRUCTURE** : Load bearing earthquake resistance structure with R.C.C. roof design. Structure design as per Structural Engineer.

**WALLS** : Brick masonry walls with smooth cement finish plaster internally and gutka finish plaster externally.

**FLOORING** : Kitchen, Dining, Living Room, all Bedroom with vitrified granamite tiles flooring and concept dado and floor ceramic tiles in toilets. Tukdi tiling on terrace.

**KITCHEN** : Granite top kitchen platform with stainless steel sink and electrical points as per location of appliances. Glazed tiles dado upto lintel level.

**DOORS & WINDOWS** : Main door frame will be made from stone/teak wood with paneled shutters in an attractive pattern. All internal frames will be made from sal wood/cement/stone with flush door. All window frames will be made from stone with bright bar grills and aluminum/glass shutters with mosquito net.

**TOILET** : Standard quality sanitary wares, fittings, decorative glaze tiles.

**PLUMBING** : Concealed plumbing and drainage with good quality fixtures.

**ELECTRICAL** : Concealed wiring of good quality cables. Concept lighting technique for your luxury with facility of TV point, Cable Connection, Telephone Point and AC point in all bedrooms, specific wiring for inverter.

**PAINT FINISHES** : Internal walls are smooth plastered finished with double coated wall putty and water proof cement paint. External walls with double coated gutka plastered with good quality waterproof emulsion paints.

### NOTE :

- Extra work shall be executed after making full payment in advance.
- Only internal changes shall be allowed with prior permission and shall be charged. External changes will not be allowed.
- Stamp duty, panchayat taxes, insurance, GEB connection, Service Tax, VAT, legal documents (as per new bylaws/jantri/revenue department), any kind of government or local authority during or after completion of the project shall be borne by purchaser.
- Possession of the unit will be given only on receipt of full payment. 18% interest will be charged on remaining amount, if party deny to take possession.
- Maintenance deposit for common facilities shall be paid at the time of possession.
- Irregular payments shall cause cancellation of booking and no payment given back.
- All rights regarding addition/alteration of building plan & its specifications are reserved with the organiser & architect.
- This brochure is not a legal document. It is only for illustrative purpose. It cannot form part of any type of agreement & subject to change without prior notice.

In case of any dispute, it will be resolved by mutual discussion & understanding, failing which the matter will be at Anand Jurisdiction only.

## SITE LAYOUT



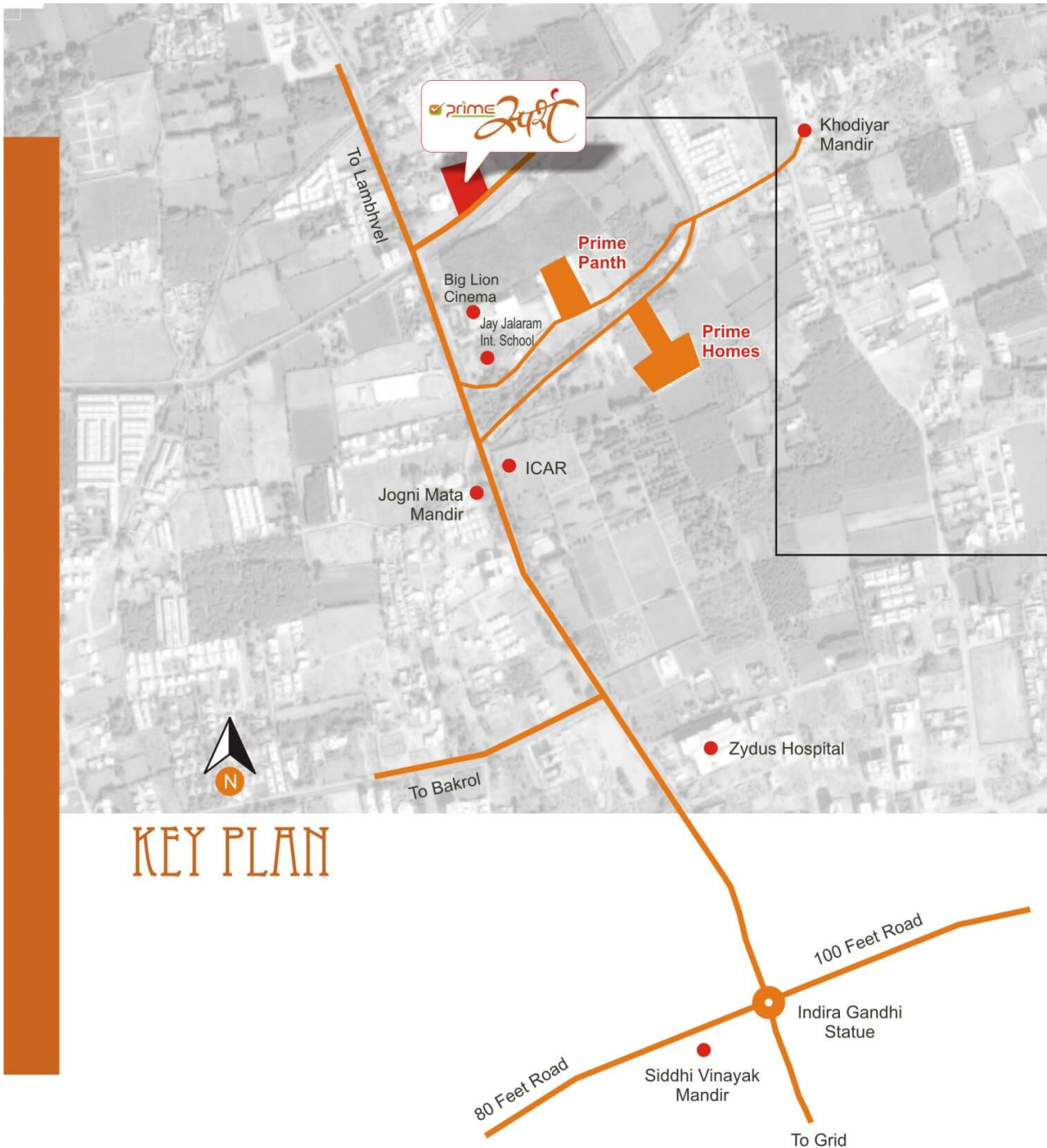
### Residential site of 14 Twins and 22 Row Houses

Twins (4BHK - 3 master bedrooms) : No. 15 to 26, 27, 36

Row Houses (3BHK - 3 master bedrooms) : No. 1 to 14, 28 to 35

## PAYMENT CONDITION

- 25% As on booking
- 20% After casting second floor slab
- 20% After casting ground floor slab
- 10% After completion of plaster
- 20% After casting first floor slab
- 5% At the time of possession



# KEY PLAN

## DEVELOPERS



Choksi Estate, Swaminarayan Society Road,  
Sardar Gunj, Anand - 388 001.  
Ph. 02692 268267, 266267  
www.primedevelopers.org  
email : inquiry@primedevelopers.org

## SITE



Beside Big Lion Cinema,  
Lambhvel Road, Anand - 388 001.  
98257 17417 - Chirag Patel  
99255 51515 - Nimesh Patel  
98255 82831 - Parit Patel

## ARCHITECT



Anand 388001.

## Successfully Completed Projects by us

1 **59 3BHK Twins**

2 **35 3BHK Twins**