



 prime™

NINE

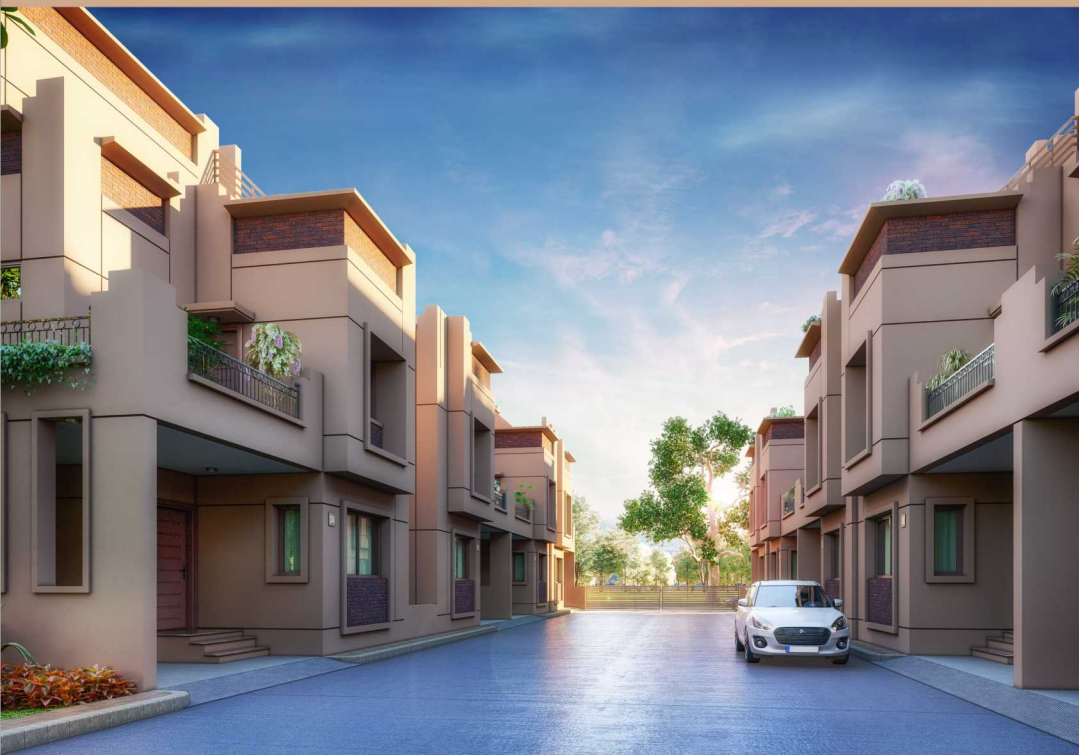
a place to cherish

4BHK HOMES

prime  
NINE  
a place to cherish

4BHK HOMES

*Only 9 bungalows project  
featuring 'live-in familiar environment'*

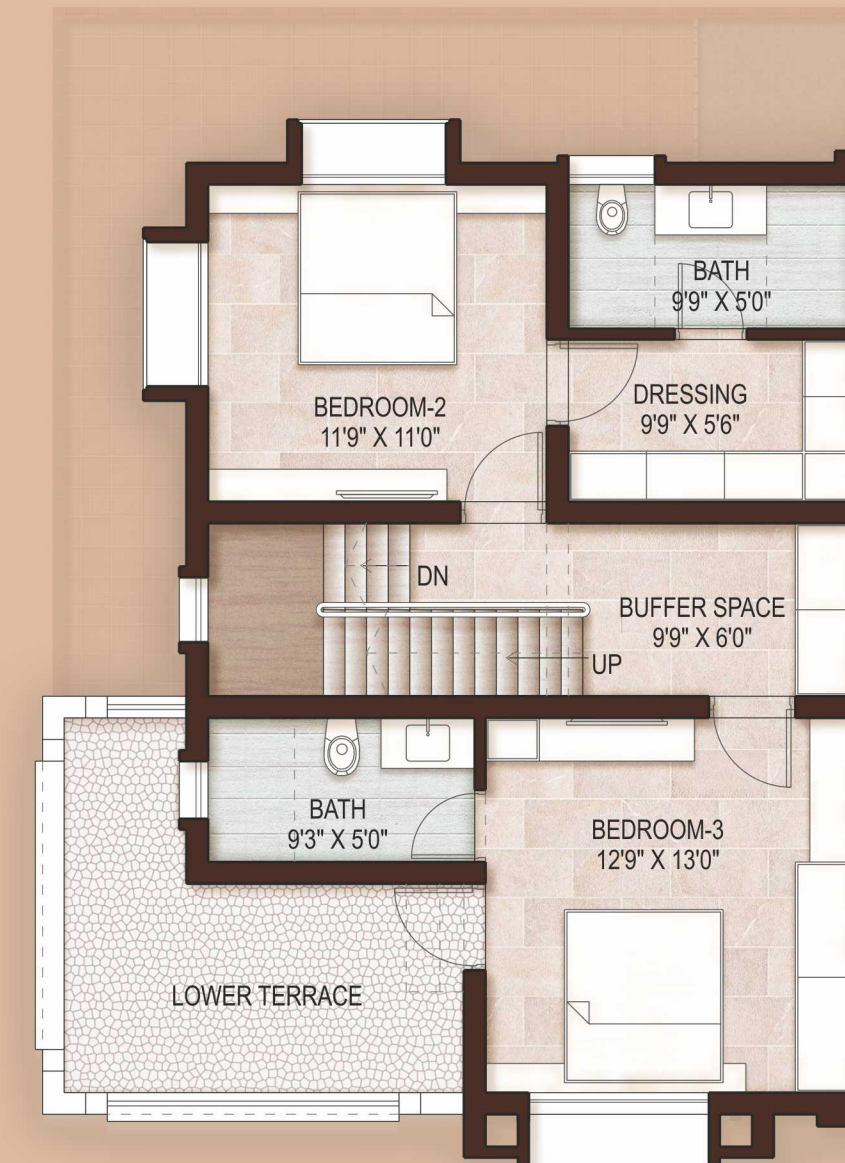


*Prime Nine...  
...a dream of plush homes with the blend of  
beauty and tranquility within every home.*

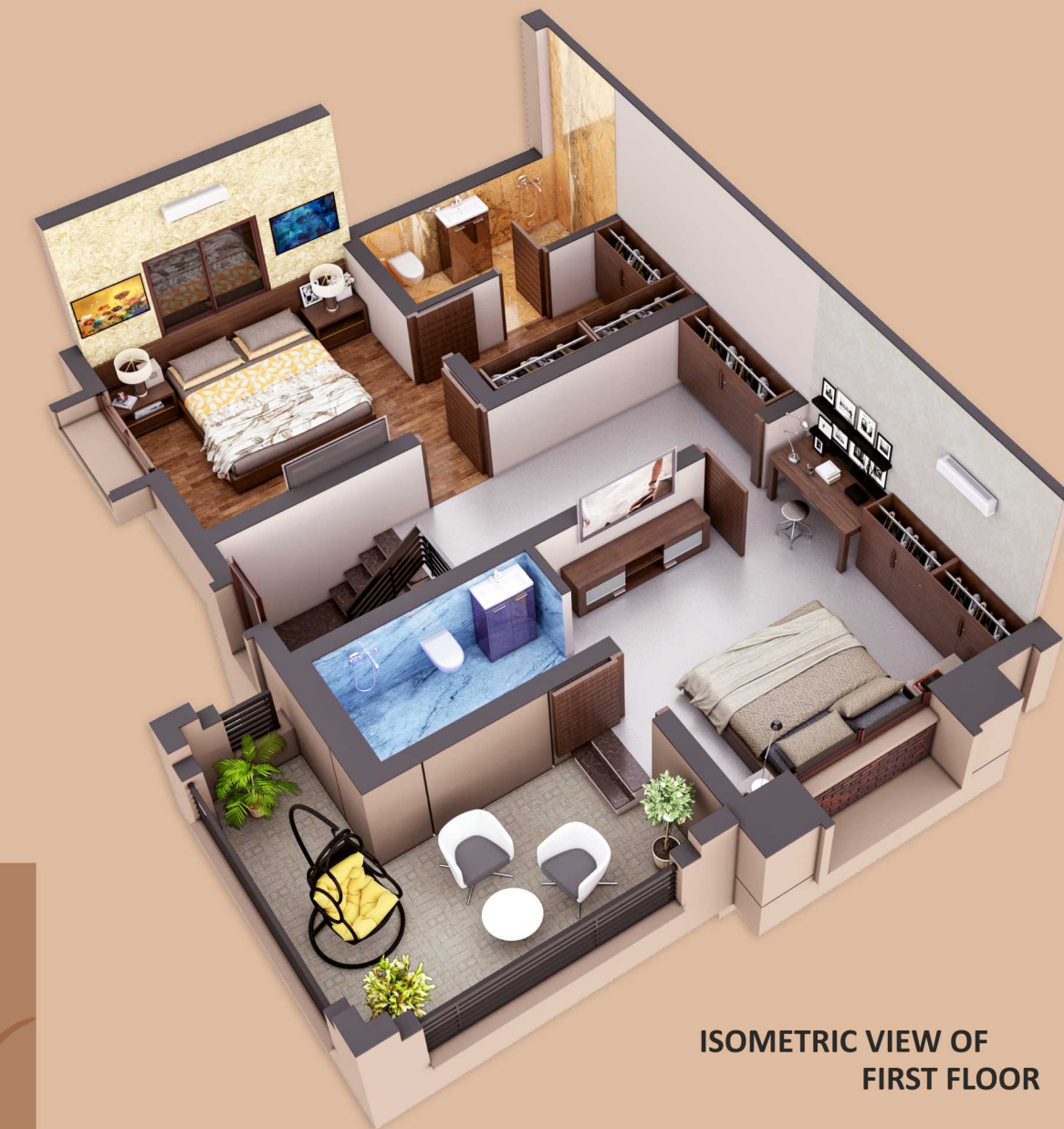


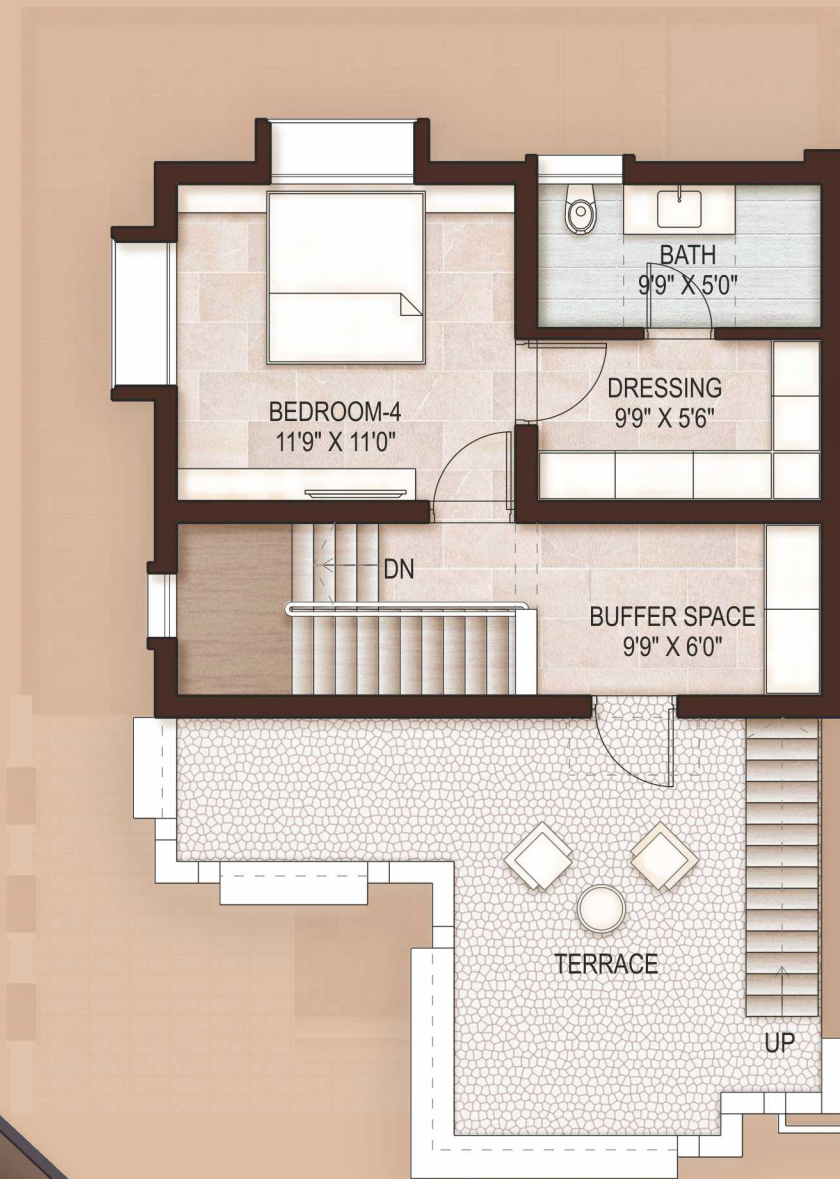


GROUND FLOOR PLAN



FIRST FLOOR PLAN





SECOND FLOOR PLAN



ISOMETRIC VIEW OF  
SECOND FLOOR

A sophisticated, ultra modern residential project of 4 BHK Bungalows, comprising 2 storeys,  
Prime Nine, offers a relaxed, comfortable, lavish life for luxury livings.



**Terms & Conditions :**

1. All rights regarding addition/alternation in building plan and its specification are reserved with the Organizer & Architect.
2. Changes/Alternation of any elevation, exterior colour scheme of the unit or any other change affecting the over all design concept & outlook of the scheme shall not be permitted during or after completion of the scheme.
3. organizer reserves right regarding any change/alternation of any above mentioned brand or short of availability.
4. Extra work will be done only after receiving the full amount as per the estimation given by the engineer of the company.
5. Possession of the property will be given only on receipt of full payment and no religious celebrations will be allowed incase of incomplete payments.
6. Member should take possession within 30 days after completion.
7. If payment is not completed within given time then interest at the rate of 18% will be applicable.
8. Additional documentation charges such as Stamp Duty, Registration Fees, all MGVCCL Connection Deposit, GST, Legal Documents & maintenance charge shall be borne by the purchaser.
9. Palika taxes shall be borne by the purchaser from the date of sale deed.
10. Payment Conditions :  
25% on booking  
20% after casting ground floor slab  
20% after casting first floor slab  
15% after casting second floor slab  
15% after completion of plaster  
05% at the time of possession
11. If any extra taxes raised by the Government shall be borne by the purchaser.
12. In case of cancellation of booking, booking amount will be forfeited.
13. The brochure is intended only for presentation and information of the scheme and does not form part of legal document.
14. In case of any dispute, it will be resolved by mutual discussion & understanding, failing which the matter will be at Anand Jurisdiction only.



 **LAYOUT PLAN**

Prime Nine has a whole of geographical advantages...

...close proximity to the Sardar Patel RajMarg, Hospitals, schools, colleges, shopping malls, eateries, and lots more to suit your lifestyle!





**Construction Work**

Foundation : 12 ft deep RCC Column /Brick Work & Metal Concrete  
Cement : 'UltraTech'/'Hathi'  
Sand : Bodeli Sand  
Steel : 'Kamdhenu' / 'Kothi'(ISI) TMT  
Bricks : Chimney Bhattha bricks  
Plinth : PCC (Metal Concrete)  
Plaster : Inside - Mala Plaster with 43 Grade cement  
Outside - Mala and Butki Plaster  
Chicken mesh on all electrical zari work



**Fabrication**

M.S. Railing : 'Asian' / 'Surya Prakash' / 'Surani' Brand  
ISI Steel pipe 2.0 mm thick  
Window Grill : Paata framing with 12 mm Bright Bar  
Staircase : SS 304 grade SS Railing

**Electrification**

Wires : 'Havells' / 'V-Guard' (ISI Wires)  
Switches : 'Ellees' Make with 10 years warrantee  
Piping : 1.2 mm thick PVC concealed piping in wall with chicken mesh cover for good plaster grip  
Earthing : 12" x 12" one or two Copper Plates as per requirement OR Chemical Earthing  
Geyser points : All bathrooms

**Paint Finish**

Inside : 'Asian Paints' /'Burger Paints' brand 2 coat wall putty on plaster surface, 1 coat Primer, 2 Coat Color  
Outside : 2 coat Primer, 2 coat Color  
Fabrication : 2 coat Red Oxide, 2 coat Oil Paint

**Aluminum Work**

Window : 'National' Brand, Sliding window with 3 Track section & Mosquito Mesh, 1.2 mm thick, 18 mm width with 4 mm 'Saint-Gobain' glass. Aluminum louvers with mosquito mesh for ventilation. Anodize OR PP Powder Coating color for long life.

**Wood Work**

Door : All flush doors of Fresh Pine Wood 30 mm, with laminate and Europa lock fittings.



**Plumbing / Sanitary**

Pipes : 'Ashirvad' Brand CPVC + UPVC Pipes  
'Dutron' brand PVC Pipes  
Water Tank : 'Reno' (Sintex's Brand) 1500 Ltr. White Tank  
C.P. Fitting : 'Essees' (Asian Paint's Brand) Pro Ton Series (10 years warrantee)  
Basin/WC : 'Sonnet' Brand TableTop Basin and Wall Hung WC in all bathrooms  
Kitchen Sinc : 'Jayna' Brand SS Sink 304, Galaxy series 18x16, glossy finish  
Geyser : Hot and Cold waterline in kitchen and all bathrooms

**Tiles Work**

Granite : For Window, Ventilation Jambs & Sill, Door Choktha, Stair Tappa, a Kitchen Platform  
Flooring : Double Charged Vitrified Tiles 800mm x 800mm  
Bathroom : Full height wall tiles & flooring 600 x 300  
Kitchen : Full Height Glaze tiles 600 x 300  
Margin Space : Rustic Tiles 300 x 300  
Chokdi : Kota Stone  
Water Proofing : Terrace - China Mosaic  
Bathroom - Chemical, Brick Bat & Coalsi

**Special Features**

Nagarpalika Water & Drainage connection available and 24 hours water through society's own bore-well also  
Compound wall with barbwire fencing cover( up to 10 ft) | AC, Telephone Point and Cable wire for living room & bedroom | Wiring for Invertor  
Underground cabling for electricity and telephone with bus bar control | 24 feet wide society road with pavement and streetlights  
Anti-Termite treatment - 3 Layer (Foundation, Plinth, Flooring) with concealed HDPE pipe around plinth (15 Years Subjective Warranty)

**Running Projects...**



**Prime**  
**Urban**

3 & 4 BHK SERENE HOMES

**Site Address :**  
Behind Jay Jalaram Int. School,  
Devakaka Marg, Lambhvel Rd,  
At, Lambhvel, Anand, Gujarat - 388310

**Successfully Completed projects by us...**



59 units of 3BHK Twins

All three sites are located nearby Big lion Cinema, Anand-Lambhvel Road, Anand.



35 units of 3BHK Twins



36 units 3BHK Twins\_Row Houses



Shops, Offices & Flats  
@ V V Nagar



10 Luxurious 3Bhk Flats  
@ TP-2, Anand



### Site Address



Bh. Meera Park,  
Near Prapti Circle,  
Off Sardar Patel RajMarg,  
Anand, Gujarat - 388310

### Organiser



Choksi Estate,  
Swaminarayan Society Road, Sardar Gunj,  
ANAND - 388 001. Gujarat, INDIA  
Ph. +91 2692 266267  
[www.primedevelopers.org](http://www.primedevelopers.org)  
[inquiry@primedevelopers.org](mailto:inquiry@primedevelopers.org)

### Contact for Inquiry

**+91 98255 82831**  
**+91 78744 56056**

### Architects



Anand - 388 001.