

A PRESTIGIOUS PROJECT BY:



ARCHITECT:



SITE ADDRESS:

Near Indian Oil Petrol Pump, Opp. Hetampura, Mahamadpura, Dabhoi-Vadodara Main Road.

CORPORATE HOUSE:

S.F.: 201, 201, 203 Sakar Complex, Nr. Super Bakery, New VIP Road, Vadodara-19.

CALL US:

+91 90168 01337 | +91 70966 69987



S. Aashiyana

2 & 3 BHK LUXURIOUS BUNGALOWS

FROM THE DESK OF ARCHITECT...

Architect's club is one of the most trusted Architecture & Interior designing company in **Vadodara**, and is proud to be exclusively associated with **Shreenathji Group of Companies**.

Our initial foray into space planning enlivened with structural designing elements. Enthused by the fervor of innovation and empowered by the skill of craftsmanship, we broadened our operations and today our services extended to specialization of design and execution of residential, commercial and hospitality projects, providing the professional services which include Architecture, engineering, interiors, project management and more, all under one roof with one stop solution.

S.Aashiyana is a place of solitude, a haven to unwind. It has been designed in such a manner that it brings forth the best of features that a modern home can have. Brick upon brick of every home is a marvel of modern architecture. In true sense, S.Aashiyana is designed to be the home of your dreams.



AR. BRIJESH DILIPCHANDRA SHAH
(MANAGING DIRECTOR)



(VICE CHAIRMAN)

Shreenathji Group of Companies believes in creating class. **Since 2015**, we have been a notable name in the world of

- **Real Estate**
- **Hospitality**
- **Industries**
- **Technology**
- **Entertainment**

With a strong presence in **Gujarat**, particularly in **Vadodara**, the company is leaping ahead confidently.

Here is our latest addition to the real estate segment - **S.AASHIYANA**

S.Aashiyana defines the ideal lifestyle set in the midst of nature. With thoughtful **2 & 3 BHK duplex**, this project by Shreenathji Group of Companies is a landmark project of sorts, in the location of **Dabhoi**. Marvelously structured edifices stand among the serene & green environs complementing balanced life which each one of us craves for.



Daxesh Shah

MR. DAXESH DILIPCHANDRA SHAH
(FOUNDER & CHAIRMAN)



They say God resides in all things beautiful, and S.Aashiyana is simply the accumulation of your good deeds that encompass all things alluring, like the welfare of your family and a leap in your lifestyle. With S. Aashiyana as your residence, you will find the ultimate comfort of several delights at your fingertips...

Welcome to a home that share your emotions...
Welcome to **S.Aashiyana...**

Sitting gracefully at Dabhoi road, spread across acres of greenlands with precious **2 & 3 BHK duplex bungalows**, S Aashiyana is a unique blend of luxurious living spaces, ample open gardens and convenient location...

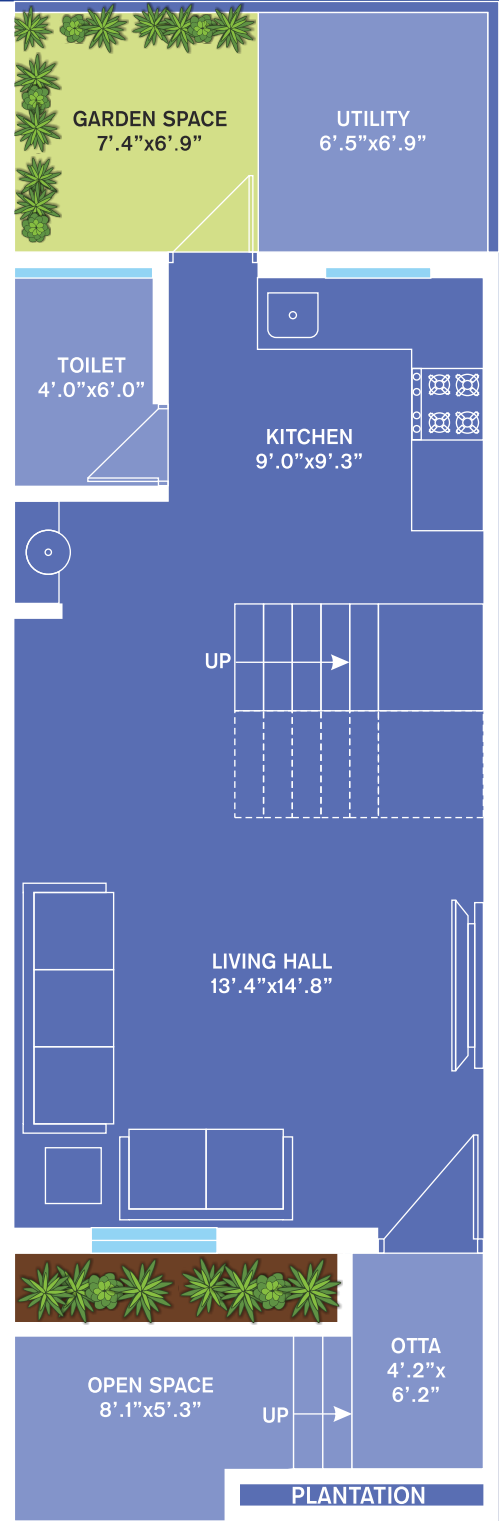
Moments full of **surprises** that
last a **lifetime...**

2 BHK DUPLEX

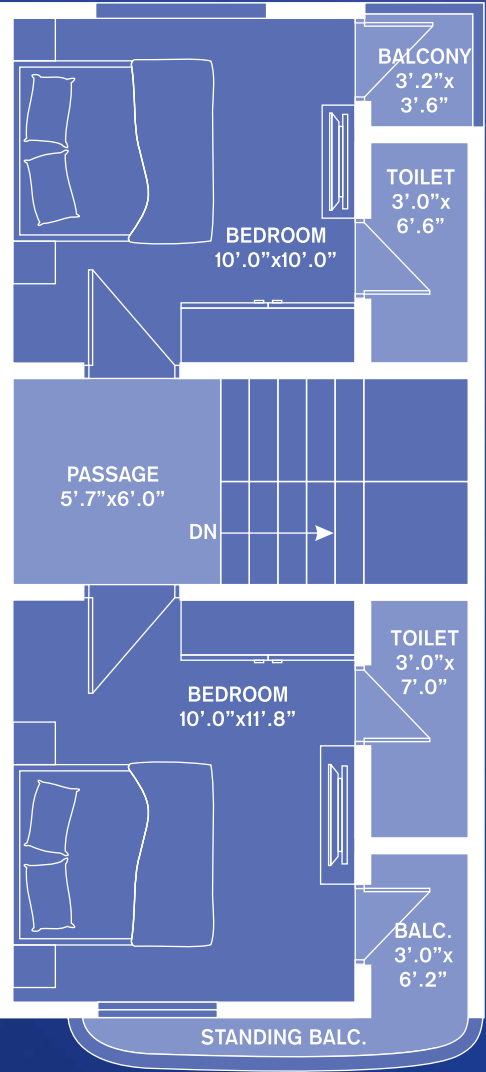
2 BHK DUPLEX FLOOR PLAN

TOTAL BUILT UP AREA: 863 Sq.Ft.

GROUND FLOOR: 428 Sq.Ft. / FIRST FLOOR: 435 Sq.Ft.



GROUND FLOOR



FIRST FLOOR



FIRST FLOOR

GROUND FLOOR

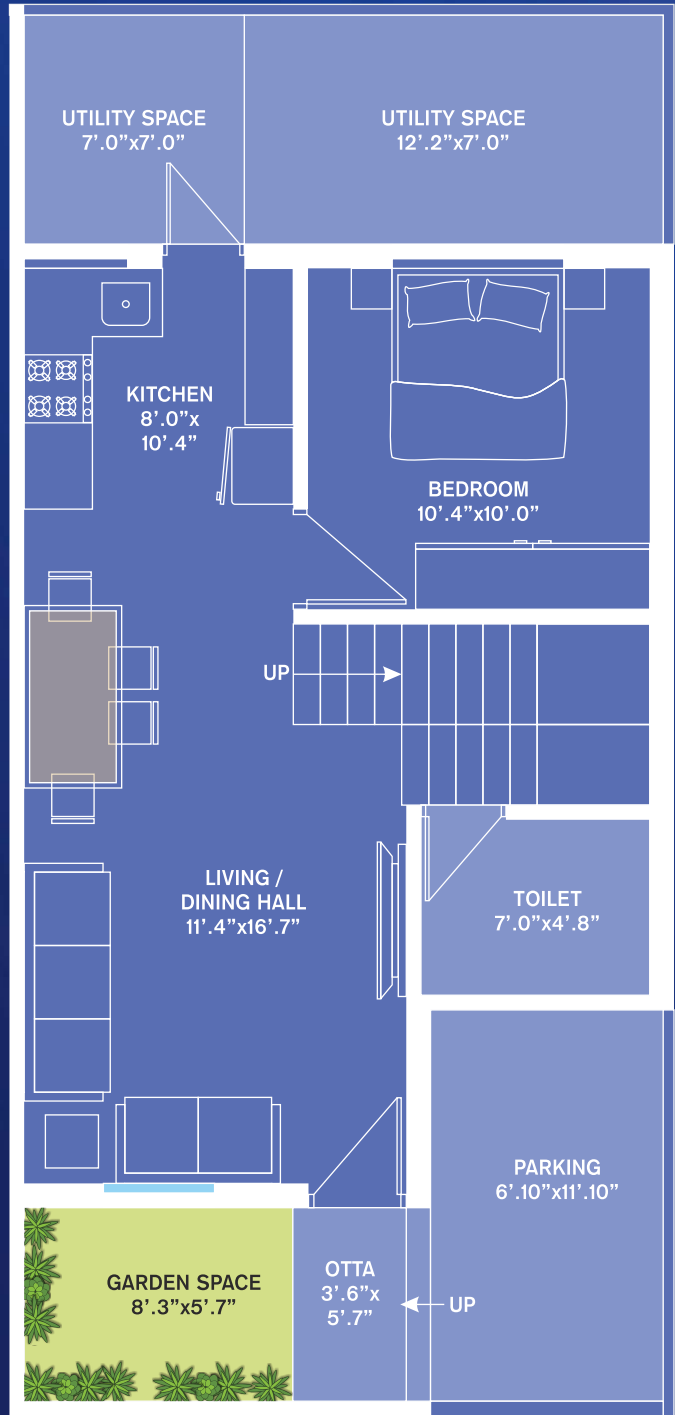
A life
that you **deserve...**

3 BHK DUPLEX

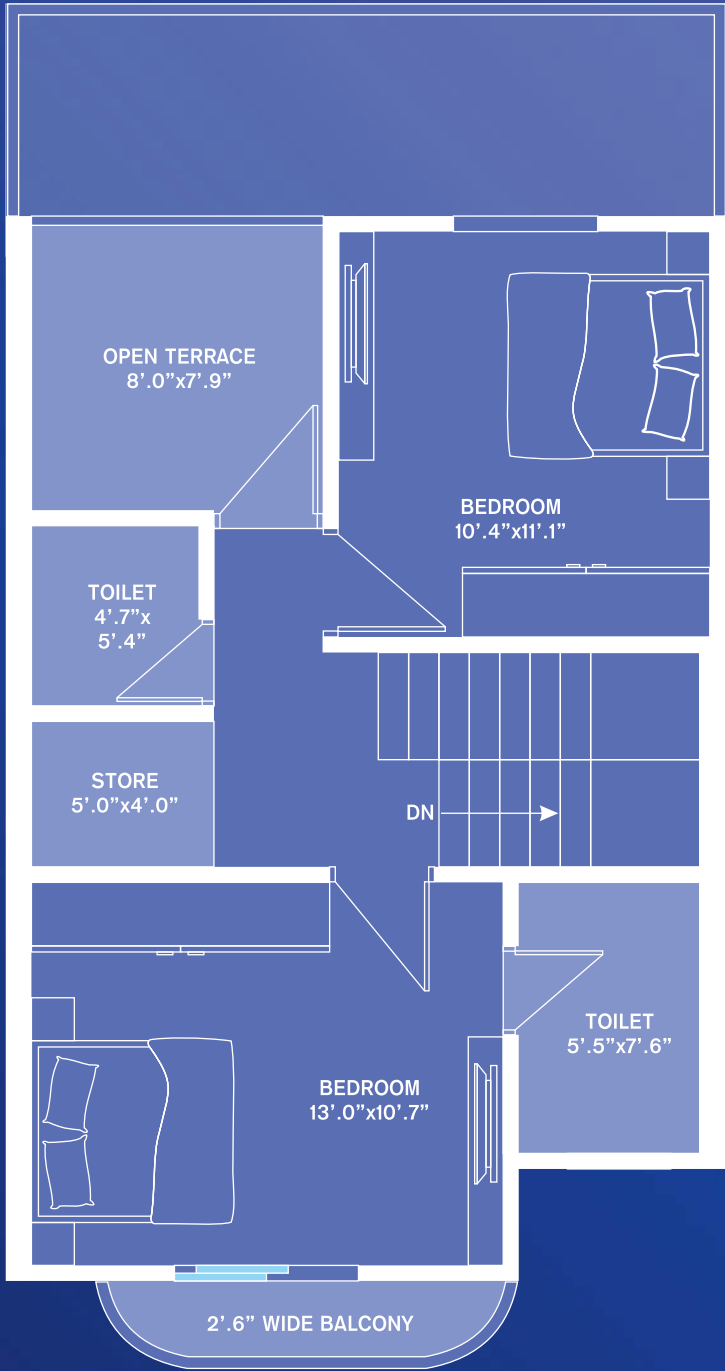
3 BHK DUPLEX FLOOR PLAN

TOTAL BUILT UP AREA: 1114 Sq.Ft.

GROUND FLOOR: 581 Sq.Ft. / FIRST FLOOR: 533 Sq.Ft.



GROUND FLOOR



FIRST FLOOR




S.Aashiyana will be landscaped by renowned consultants, making the outdoor a landmark in Dabhoi & Vadodara, making you house-proud...


Giving you a special reason to come back home everyday after a hard day's grind. Cajoling to call your friends home for evening tea. Take the midnight walk to be with the moon...

SPECIFICATION:


 **Structure:**
Earthquake resistant RCC framed structure.


 **Walls:**
"A" class brick masonry.


 **Kitchen:**
Granite platform with SS sink and branded wall tiles.

 **Doors:**
Elegant entrance with Main door laminate & internal flush door with laminate.

 **Flooring:**
24"x24" vitrified nano tiles flooring in all rooms.

 **Bathroom:**
Designer tiles up to lintel level with standard quality C. P. fittings.


 **Window:**
Powder coated aluminum section windows with mosquito nets.

 **Finishing:**
Internal smooth plaster with standard quality putty, primer & external double coat plaster with ash paint.



Life here is embedded with precision in every way. Wake up to the natural feel of environment friendly ambience of your bedroom. Large windows in your living room open to reveal the vistas. Every inch of your home has been designed for good living...





S.Aashiyana - An ideal mix of indoors & outdoors. A large part of the project is under green cover, broad & paved pathways running across the length & breadth provides ample space for recreational activities...



PLOT	SQ. FT.	PLOT	SQ. FT.
01	1077	45	592
02	808	46	592
03	808	47	592
04	808	48	592
05	808	49	592
06	808	50	592
07	808	50-A	592
08	808	51	592
09	808	52	592
10	808	52-A	1029
10-A	1445	53-A	919
11-A	1338	53	592
11	808	54	592
12	808	54-A	592
13	808	55	592
14	808	56	592
15	808	57	592
16	808	58	592
17	808	59	592
18	808	60	592
19	808	61	592
20	1077	62	592
21	1077	63	592
22	808	64	592
23	808	64-A	608
24	808	65-A	608
25	808	65	592
26	808	66	592
27	808	67	592
28	808	68	592
29	808	69	592
30	808	70	592
30-A	1162	71	592
31-A	1052	72	592
31	808	73	592
32	808	74	592
33	808	74-A	886
34	808	75-A	886
35	808	75	592
36	808	76	592
37	808	77	592
38	808	78	592
39	808	79	592
40	1077	80	592
41-A	608	81	592
41	592	82	592
42	592	83	592
43	592	84	592
44	592	84-A	608



DISCLAIMER:

- Premium quality materials or equivalent branded product shall be used for all construction work. - Right of any changes in dimensions, design & specifications will be reserved with the developer, which shall be binding for all members. External changes are strictly not allowed.
- Development charges, documentation charges, stamp duty, all municipal taxes, service tax, G.E.B. Meter deposit should be levied separate.
- Each member needs to pay maintenance deposits separately.
- In case of booking cancellation, amount will be refunded from the booking of same premise after deducting 10% of booking amount.
- Possession will be given after one month of all settlement of account.
- Extra work at the cost of client with prior estimate needs to be given in advance but no change in elevation and plan will be done.
- The developer reserve the full right to make any changes.
- This brochure does not form a part of agreement or any legal document, It is easy display of project only.

PAYMENT SCHEDULE:

25% Booking | 40% Plinth level | 10% Slab level | 10% First Floor Slab level | 10% Plaster level | 05% Finishing

LOAN FACILITIES AVAILABLE BY:



The legacy so far...

With 13 completed or ongoing residential and commercial projects, a mega resort project and many upcoming projects, **Shreenathji Builders Pvt. Ltd.** has always exceeded the expectations of the customers. We will always thrive hard to deliver the most superior quality projects to you.

SHREENATHJI RESIDENCY
1 & 2 BHK FLATS

B/H Bharatam Heights, Opp. Sun Residency, Nr. Silver Leaf, Waghodia Dabhoi Road, Vadodara.



SHREENATHJI ICON
SHOPS | SHOWROOMS | OFFICES

Besides M. M. Vora Showroom, Near Soma Talav Char Rasta, Vadodara-Dabhoi Road, Vadodara.



SHREENATHJI AANGAN
3/4/5/ BHK 3 SIDE OPEN BUNGALOWS

Opp. Gayatri Temple, B/H Spring Field Duplex, Nr. Shreenathji Dwar, Khatamba, New Waghodia Road, Vadodara.



SHREENATHJI PALACE
5 BHK FLATS INCLUDING PERSONAL OFFICE

B/h. New Essar Petrol Pump, 18 mt. Road Touch, Nr. Earth Arise, B/s. Sky Marcs, Sama-Savli Road, Vadodara.



SHREENATHJI DWAR
4 BHK DUPLEX

Before Gayatri Mandir, Besides Ananta Shubh-Labh, Khatamba, New Waghodia Road, Vadodara.



SHREENATHJI THE DREAM CITY
SHOPS | FLATS | 4 & 4.5 BHK DUPLEX

Opp. Doordarshan, 75 Mtr. Road touch, Nr. Gayatri Temple, New Waghodia Road, Vadodara.



SHREENATHJI VILLA
VILLAS WITH 2500 Sq.Ft. PLOT AREA

Opp. Sumandeep Vidhyapith, After Gayatri mandir, In Golf Course Campus, New Waghodia Road, Vadodara.



SHREENATHJI VARNAN
4 BHK DUPLEX

Opp. Sumandeep Vidhyapith, After Gayatri Mandir, In Golf Course Campus, Besides Avalon World School, New Waghodia Road, Vadodara.



SHREENATHJI SWARAJ
2 BHK DUPLEX

Besides Tandoor Hotel , Before Parul University, Limda, New Waghodia Road, Vadodara.



SHREENATHJI SWARAJ (FLATS)
2 BHK FLATS & SHOPLINE

Besides Tandoor Hotel , Before Parul University, Limda, New Waghodia Road, Vadodara.



SHREENATHJI HAVELI
HAVELI WITH 2800 Sq.Ft. PLOT AREA

Opp. Sumandeep Vidhyapith, After Gayatri mandir, In Golf Course Campus, New Waghodia Road, Vadodara.



SHREENATHJI DARSHAN
5.5 BHK TRIPLEX BUNGALOW

B/H Krishna Darshan Villa, Before Gayatri Temple, Nr. Waghodia Road, Vadodara.



SHREENATHJI 33
OUR MEGA CLUB & RESORT

Opp. Sumandeep Vidhyapith, After Gayatri mandir, In Golf Course Campus, New Waghodia Road, Vadodara.



SHREENATHJI INDUSTRIAL PARK
INDUSTRIAL ESTATE

Opp. Waghodia GIDC, Near Shreenathji Swaraj, Limda, New Waghodia Road, Vadodara.

