PROJECT NAME: SHELADIA LUXURIA (P-1291)

Beside Siddheshwar Bungalows, Stanza Lane,



Property Type:	Flat/Appartment
Builder Name:	Sheladia Projects
Locality:	Shela
City:	Ahmedabad
State:	Gujarat
Availability:	01-03-2024
Project Type:	Ongoing
Sample House Ready:	No

Rera ID:	PR/GJ/AHMEDABAD/SANAND/AUDA/MAA09251/291021		
Description	3 & 4 BHK Stylish Apartments		
Architect Name:	MANSI SHAH	Structure Consultant	JIGAR G SHAH
Property Facilities:	Gas Connection	Vastu Compliant	

Building Amenities:	CCTV Camera	Garden	Fire Safety
	Visitor Parking	Lift	Gym
	Power Backup	Security	Piped Gas
	Club House	House Keeping	Borewell
	Kid's Play Area	Yoga Room	Tt & Billiard
	Games Room	Waste Disposal	Vastu Compliant
	Boom Barrier	Jogging Track	Multi Purpose Court
	Pick up and Drop off Zone	Senior Citizen Area	Solar Panel
	Entrance Foyer	Gated Community	

Specification:

Structure :	RCC structure with earthquake resistant frame
Interior Walls :	Internal walls finished with wall putty Weather shield acrylic emulsion paint for exteriors
Flooring :	Vitrified flooring in complete apartment Designer tiles in bathrooms and utility areas Lobby with vitrified tiles and granite
Doors :	Main door: Modular/flush doors with both side laminated and wooden frame Other doors: Modular/flush doors with both side paint with wooden frame
Electrical :	Concealed three phase electrical copper wiring Modular switches ISI wires MCB and ELCB
Elevator :	Lift wall cladding in granite Lift standard: Kone, Schiendler or equivalent
Kitchen :	Adani gas piping in kitchen SS sink Dado tiles Granite platform
Doors & Windows :	Sliding aluminium windows with powder coating Natural stone frames on window jambs
Bathrooms :	Concealed plumbing Health faucet Well design glazed/ceramic tiles up to lintel level Wooden frames for bathrooms CP fittings: Kohler or equivalent

Total No. of Tower :	4	No. Flats in Tower :	196
No. Floor in Tower :	14	No. of Flats per Floor :	4
Flat Size :	1783 - 3263 Sq.Ft. Super Builtup	Allocate Parking :	yes

PROJECT DETAILS

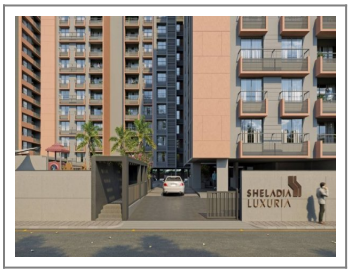
Sr. No.	Type	Constructed Area (SBA)	Area Unit	Parking
1	3 BHK	1783 Sq.Ft. Super Builtup	Sq. Ft.	1
2	4 BHK	3263 Sq.Ft. Super Builtup	Sq. Ft.	1

- Stamp duty, Registration charges, Legal charges, Auda, Electricity, Corporation, Parking and all other extra charges shall be borne by the purchaser.

- GST, TDS and any other taxes levied in future shall be borne by the purchaser.

PROPERTY PHOTOS













Note : All visuals, images, facilities and other details shown here are for presentation only and are subject to change by the builder/developer/owner without any obligation.

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