



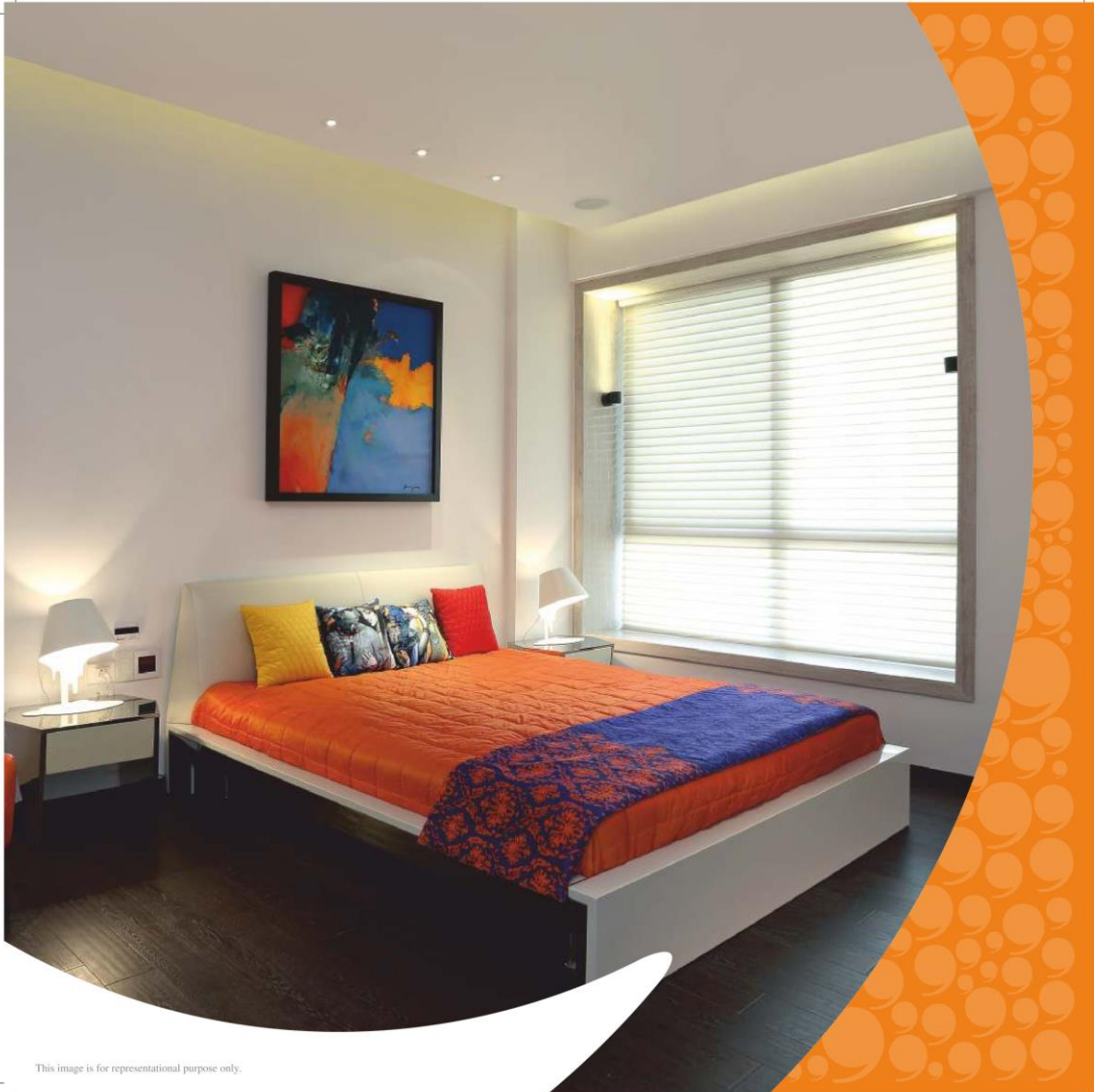
Ganga aria

1, 2 & 3 BHK HOMES @ DHANORI

MAHARERA Reg. No.: P52100003739,P52100019046



<https://maharera.mahaonline.gov.in/>



This image is for representational purpose only.

Adding more beauty to your life

Homes at Ganga Aria are adorned with contemporary fittings that will leave you speechless. Right from the attractive flooring to the lively walls, everything is a treat for your eyes. So indulge in the luxury, revel in every moment.



www.goelgangadevelopments.com

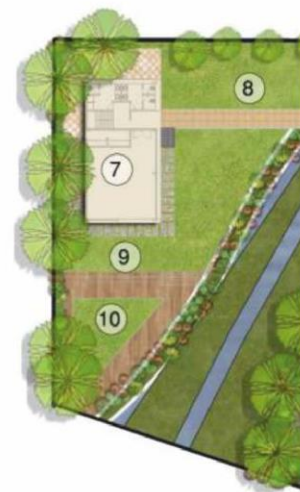


Master plan



Legends

- | | |
|-----------------------------|---------------------------|
| 1. Entry/Exit | 13. Skating Rink |
| 2. Security Cabin | 14. Kids Play Area |
| 3. Shops | 15. Sitout |
| 4. Ramp | 16. Redelexology Garden |
| 5. Driveway | 17. Aroma Garden |
| 6. Private Landscape Garden | 18. Senior Citizen's Park |
| 7. Club House | 19. Half Basketball Court |
| 8. Party Lawn | 20. Grass Pavers |
| 9. Amphi Theater | 21. Water Frature |
| 10. Yoga Garden | 22. Ent/Exit Feature |
| 11. Elevated Walkway | 23. Chit Chat Garden |
| 12. Walkway | |



Amenities & Specifications



Common Amenities

- Anti – termite treatment
- Fire fighting system for each building as per CPO's norms
- Power back up for common services
- Rain water harvesting system
- Internal paved/trenix road with a combination of paving blocks
- Clubhouse with gymnasium
- Children play garden
- Landscape garden
- Decorative entrance lobby



Structure

- Earthquake – resistant RCC frame structure with good quality bricks/blocks with gypsum plaster



Flooring

- Vitrified flooring - Asian Make or equivalent
- Anti – Skid floor tiles in toilets and dry terraces - Asian Make or equivalent



Kitchen

- Granite Kitchen platform with stainless steel sink
- Glazed tiles dado up to lintel level over kitchen platform - Asian Make or equivalent
- Water purifier
- Dry terrace



Doors

- Decorative laminated main entrance door with safety lock and name plate
- Internal laminated flush doors
- Plywood/wooden laminated door frames



Toilets

- Glazed dado tiles upto ceiling - Asian make or equivalent
- Wall mounted commode
- Sanitary & CP fittings - Mare Make or equivalent
- Concealed plumbing, Hot & Cold Mixer for shower



Electrification

- Concealed copper wiring with MCB
- TV and Telephone connection in living and all bedrooms
- AC points in all bedrooms



Painting

- OBD paint for internal walls - Asian Paints Make equivalent
- Apex external paint - Asian Paints Make or equivalent



Lift

- Two lifts for each building with generator backup - Kone / Otis make or equivalent



Safety:

- Intersom facility



Windows

- Powder Coated aluminium windows with mosquito net
- MS Grill for windows
- Sill for windows





A location that connects you to more

Welcome to an upcoming area with a refreshing mix of nature and city life. Ganga Aria keeps you well connected to all important destinations and daily necessities. Besides, it enjoys a rising value, promising you more returns. This makes it the most desirable investment option you could ever think of!



LOCATION ADVANTAGES

Railway Station – 8.8 Kms

Bus Stop – 1.3 Kms

Airport – 3.7 Kms

Dorabjee`s - 4.9 Kms

IT Park – 3.6 Kms

Hospitals: Aanubhava Clinic – 1.7 kms

Schools: Pragati English
Medium School – 0.8 kms

Dhaneshwar Secondary
School – 0.9 kms

Om Sai Shopping Center – 3.1 kms

Mhaske Super Market – 1.6 kms

Ruby Hall Clinic – 8 Kms

Jahangir hospital – 8 Kms

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Where good
things keep on
happening



Ganga Aria has three fabulous towers of 1, 2 & 3 BHK flats with thoughtful amenities. Its impressive facade invites you to a delightful home with ample sunlight and plenty of fresh air. Every nook and corner of this home takes care of all your needs and keeps on adding more life to your routine. With better connectivity, desirable lifestyle, smart investment and much more, Ganga Aria keeps adding to your life all that you have always desired.

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Keep adding **more** to life

A comma tells you that there is something more coming your way.
More commas indicate that there is more to expect. Just like life
at Ganga Aria, that has great things to offer one after another
and where the list goes on and on, on and on, on and on,



Location map



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Location map not to scale



'A' BLDG_1st FLOOR PLAN

FLAT NO.	CARPET AREA (SQ.M)	UTILITY AREA (SQ.M)	TERRACE CARPET AREA (SQ.M)	GARDEN (SQ.M.)
101	59.44	2.29	4.97	0.00
102	60.30	2.29	5.02	0.00
103	60.30	2.29	5.02	0.00
105	78.67	2.29	13.95	28.46
106	61.28	2.29	11.14	55.83
107	61.28	2.29	11.14	55.83
108	78.67	2.29	13.95	28.46



'A' BLDG_2ND,4TH,6TH,8TH,10TH,12TH & 14TH FLOOR PLAN

FLAT NO.	CARPET AREA (SQ.M)	UTILITY AREA (SQ.M)	TERRACE CARPET AREA (SQ.M)
201,401,601,801,1001,1201,1401	59.78	2.29	4.97
202,402,602,802,1002,1202,1402	60.30	2.29	5.02
203,403,603,803,1003,1203,1403	60.30	2.29	5.02
204,404,604,804,1004,1204,1404	59.78	2.29	4.97
205,405,605,805,1005,1205,1405	77.53	2.29	6.40
206,406,606,806,1006,1206,1406	59.50	2.29	5.02
607,807,1007,1207,1407	59.50	2.29	5.02
208,408,608,1008,1208,1408	77.53	2.29	6.40