

Royal Lifestyle with Divine Happiness...



# क्षियम्

LOTUS

3 BHK Luxurious Apartments & Shops

@ Sindhu Bhavan Extension Road





## AMENITIES

  
2 Basement Parking

  
Security

  
Multi purpose Hall

  
Fire Safety

  
CCTV Camera

  
Lockable Meter Room

  
Solar Panel

  
Children Play Area

  
Indor Game and Gym

  
Landscaping Garden

  
4 Unit Each Floor

  
2 Elevators Each Block

  
24 Hrs. Water Supply  
With Water Meter

  
Diesel Generator  
(DG) Set

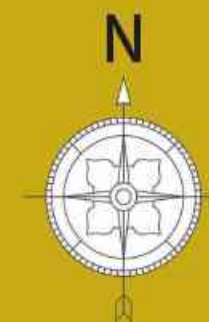
  
Sewage Treatment  
Plant (STP)



LAYOUT PLAN | SHOP  
GROUND FLOOR



LAYOUT PLAN  
FIRST FLOOR



ENTRY  
EXIT

TO SHILAI

36.00 MT. WD. T.P. ROAD  
SHREYAM ROAD

TO RAJPATH CLUB

36.00 MT. WD. T.P. ROAD  
SINDHU BHAVAN ROAD

ENTRY  
EXIT

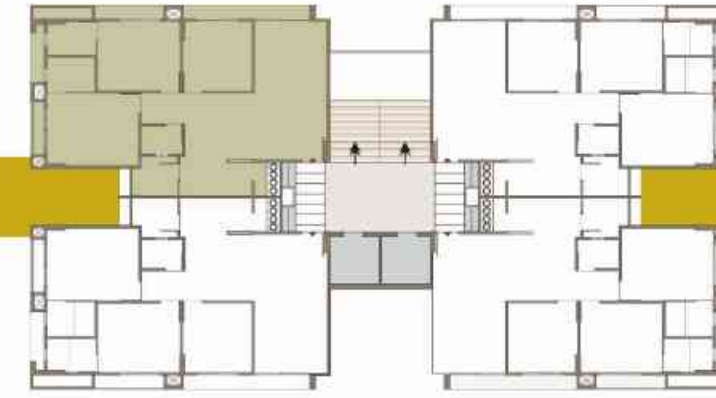


LAYOUT PLAN  
2nd To 12th FLOOR





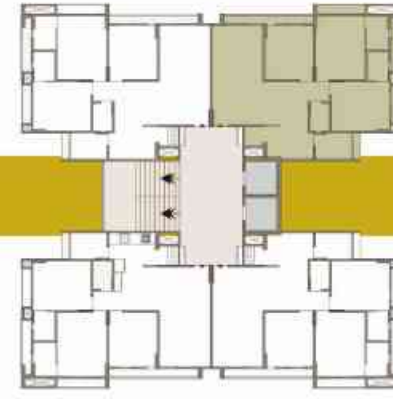
UNIT PLAN - 3 BHK BLOCK - A



1.	DRAWING ROOM	10'6" x 20'0"
2.	KITCHEN / DINNING	10'6" x 14'10"
3.	STORE	3'8" x 4'10"
4.	WASH	6'6" x 5'8"
5.	TOILET	6'0" x 4'0"
6.	BED ROOM	13'3" x 10'6"
7.	TOILET	6'10" x 5'0"
8.	BED ROOM	12'0" x 10'0"
9.	TOILET	7'1" x 4'10"
10.	BED ROOM	10'0" x 10'0"



UNIT PLAN - 3 BHK BLOCK - B, C





ENCHANTING WAY TO CHERISH LIFE



## SPECIFICATION

<b>STRUCTURE</b>		Earthquake resistant R.C.C. frame structure as per new by laws.
<b>FLOORING</b>		Vitrified tiles for entire flooring in all Units.
<b>WALL FINISH ELEVATION</b>		Internal mala plaster with white finish putty. Attractive external elevation with double coat sand faced plaster with paints.
<b>DOORS WINDOWS</b>		Decorative main door & other flush doors. All windows in aluminium section with powder coated.
<b>KITCHEN</b>		Granite platform with S.S. sink, designer glazed tiles up to lintel level.
<b>ELECTRIFICATION</b>		Branded modular switches with concealed copper wiring and adequate number of points. MCB distribution panel.
<b>PLUMBING</b>		CPVC and UPVC pipes for water supply, PVC & SWR pipes for solid waste and drainage systems.
<b>TOILET</b>		Designer tiles on floor and walls up to lintel level. Branded sanitary & bath fittings.
<b>TERRACE</b>		China mosaic flooring with water proofing





### NOTES

- GEB connection Charges, Legal Charges, Stamp duty, Registration fee, GST and other Service Charges amount shall be borne by Member as per actual, as per government rules.
- The Developers reserve all rights to make any changes in the Scheme including technical specification, design, planning, layout and all member are abide by such changes.
- Changes / Alteration of any nature including the elevations, exterior color scheme of the Unit or any other changes affecting the overall design concept and outlook of the scheme are strictly NOT PERMITTED during or after the completion of the scheme.
- All members have to pay the regular installments as per terms.
- Possession will be handed over only after clearance of all dues.
- This Brochure is intended only to convey the essential design and technical features of the scheme, it is not a legal document or binding one.
- All elements, objects, treatments, materials, equipments and colour schemes shown are artist impression, actual may be different as per architect's design.
- Subject to Ahmedabad jurisdiction

Note : All dimensions in apartments & shops are approximate and brick masonry to brick masonry.





**श्रीयम्**  
LOTUS



# SHREEYAM INFRA

**Site Address :** TP No. 405, Survey No. 857, FP No. 129,  
**SHREEYAM LOTUS**, Sindhu Bhavan Extension Road, Nr. Taj Hotel,  
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Scan for Location



ARCHITECT

**CREATIV**  
STUDIO

STRUCTURE

**SHREEJI STRUCTURALS**

MEPS

**ART ASSOCIATES**  
MEP SERVICES CONSULTANT

LANDSCAPING

**ZENITH DESIGNER STUDIO**