



SHALIN | **5**
HEIGHTS

YOUR PLEASANT WORLD

SHALIN
HEIGHTS | 5

UNFOLD THE CHARMING SIDES OF LIFE



SEE NEW SMILES ON THE FACES OF LOVED ONES

We all aspire to make our loved ones happy. A well designed, cosy home is one of the finest and surest ways of ensure this. Such a home also strengthens the bonding among the family members.

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HELP THEM ENJOY THEIR CHILDHOOD,
IN THE BEST WAY

Children need their own world to grow. They need their own space and surroundings that can help them cherish every passing moment, while keeping them safe.

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STEP INTO SHALIN HEIGHTS 5 AND WITNESS THE CHANGE

Shalin Heights 5 is designed to provide you with a home that can fulfill all your wishes for your family. A project of well designed and carefully developed apartments and shops, Shalin Heights 5 is situated just on the Sardar Patel Ring Road, Vinzol. With the Ahmedabad-Vadodara Express Way in the close vicinity, this is a rapidly developing area, with better prospects in the present as well as best returns on investment in a short span of time. Surely, this is a project that is destined to shape your destiny.



SHALIN HEIGHTS 5

MODERN AMENITIES FOR UPBEAT LIFESTYLE

When it comes to choosing our new home, we always look for elevating our lifestyle as well. While designing Shalin Heights 5, we have kept this fact in mind. With a clear focus of developing better lifestyle oriented homes, Shalin Heights 5 is planned to have a well equipped gym and a library to keep your body and soul, fit and happy. There is also a provision for an exclusive administrative office to maintain the premises at its best.



gymnasium with yoga center



well equipped library



meeting / administrative room



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INDULGE INTO YOUR FAVOURITE SPORTS, EVERYDAY

We know, you have always dreamt of adding some sporty moments to your daily life, but the limited opportunities have kept you away from fulfilling that feeling. Not anymore. Shalin Heights 5 is packed with modern sports arena with games like Table Tennis, Pool Table and more; to give you ample time and scope to indulge into your favourite sport. And yes, the premises also has an exclusive children play zone.



table tennis



chess



children play area



FACILITIES WITH GRACE AND HAPPINESS

While leading today's fast and hectic lifestyle, we require peace of mind, when it comes to the basics of daily life. In Shalin Heights 5, we have taken care of this important aspect. The basic facilities like uninterrupted water supply, spacious parking, safety arrangements and automatic elevators are designed to suite your needs and add an extra charm as well as elegance to the overall place.



24 hour water supply

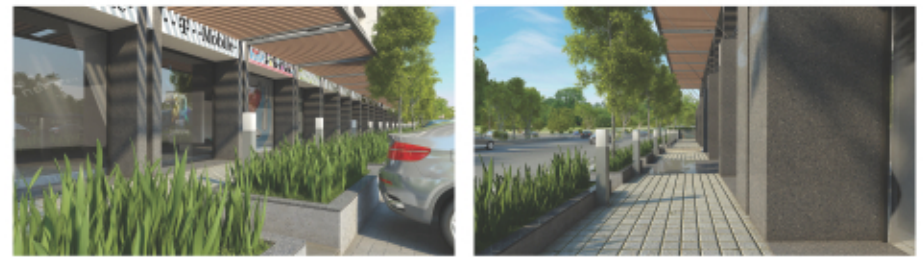


parking at ground floor



fully automatic lifts





CONVENIENCE AT YOUR DOORSTEP

Shalin Heights 5 is located at a strategic place on the Sardar Patel Ring Road, making it well connected with the other important areas and places of the city. With that, it also has provision of shops, so that all your daily needs are easily taken care of, and you don't have to go far. Careful planning separates the commercial and residential avenues.

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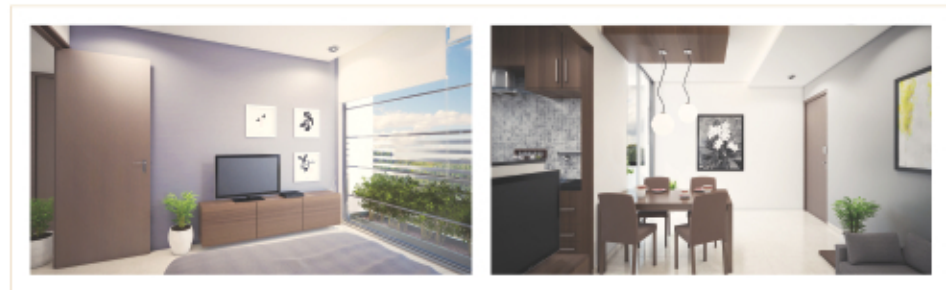


SHALIN HEIGHTS 5

EXPLORE YOUR OWN WORLD OF HAPPINESS

In nutshell, Shalin Heights 5 has all that you have been searching for your next ideal home - it is situated on a great, convenient location, it is full of modern amenities to help you define new levels of lifestyle and it is packed with promises of a future that is sure to excel in coming times. Now is the time to grab the opportunity and create your own world of new found happiness.





SHAPE YOUR LIFE, THE WAY YOU WANT

While designing each segment of the Shalin Heights 5, we have put in great thinking to ensure that it results into what is best for you. Well defined spaces give you ample scope to turn your wishes into pleasant realities. Just step into it and you will be engulfed with a sheer sense of coming home - your own home



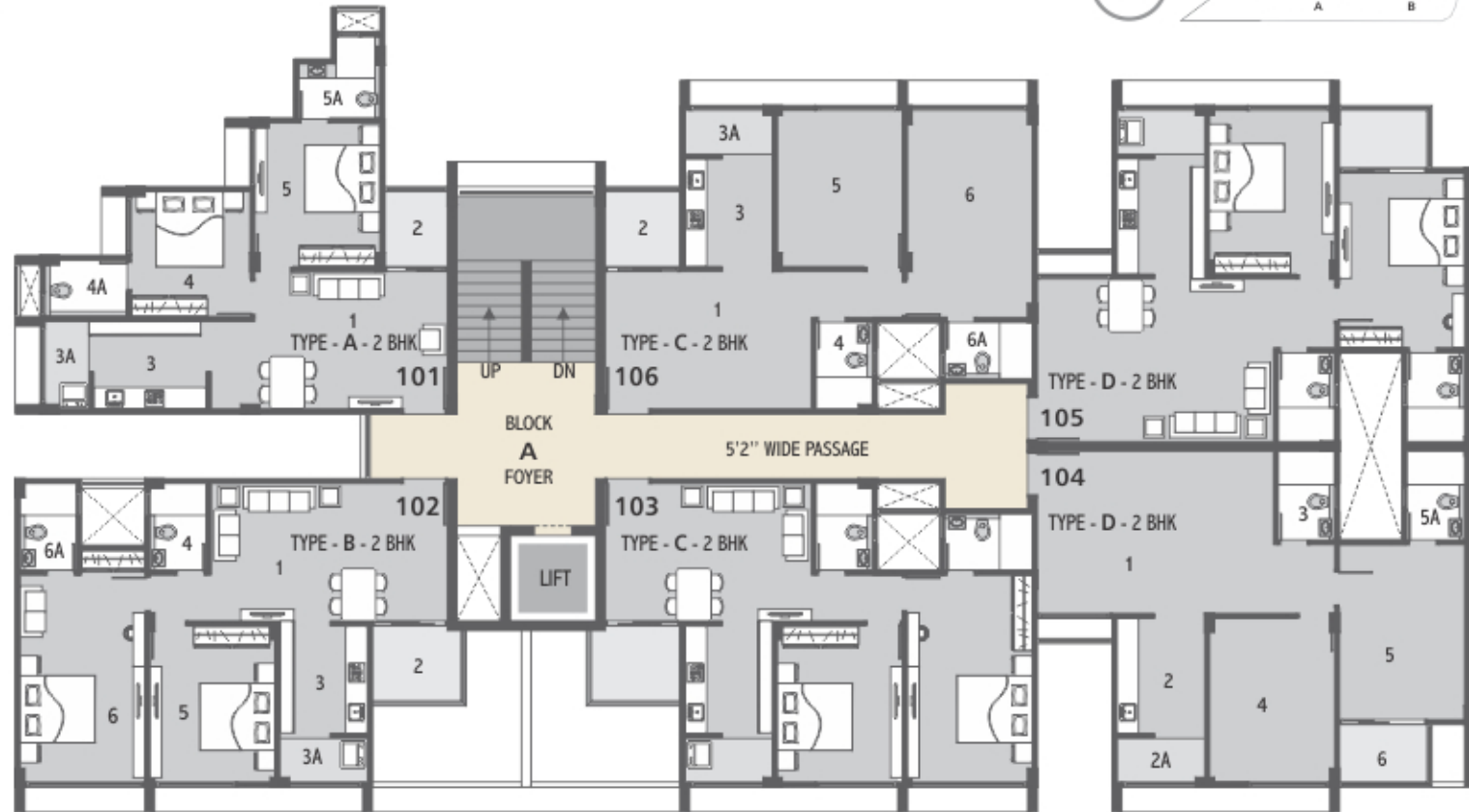
GROUND FLOOR PLAN



TYPICAL LAYOUT PLAN



A BLOCK



TYPE - A - 2 BHK

NO.	SPACES	AREA
1	DRAWING & DINING	15'5" X 11'0"
2	VERANDAH	5'0" X 6'0"
3	KITCHEN	9'0" X 7'0"
3A	KITCHEN YARD	3'6" X 7'0"
4	BED ROOM - 1	9'6" X 10'0"
4A	TOILET - 1	6'6" X 4'6"
5	BED ROOM - 2	10'0" X 11'6"
6A	TOILET - 2	6'11" X 6'6"

TYPE - B - 2 BHK

NO.	SPACES	AREA
1	DRAWING & DINING	18'11" X 11'0"
2	VERANDAH	7'1" X 6'0"
3	KITCHEN	7'0" X 9'0"
3A	KITCHEN YARD	7'0" X 3'6"
4	TOILET - 1	4'6" X 6'11"
5	BED ROOM - 1	10'0" X 12'6"
6	BED ROOM - 2	10'0" X 16'7"
6A	TOILET - 2	4'6" X 6'11"

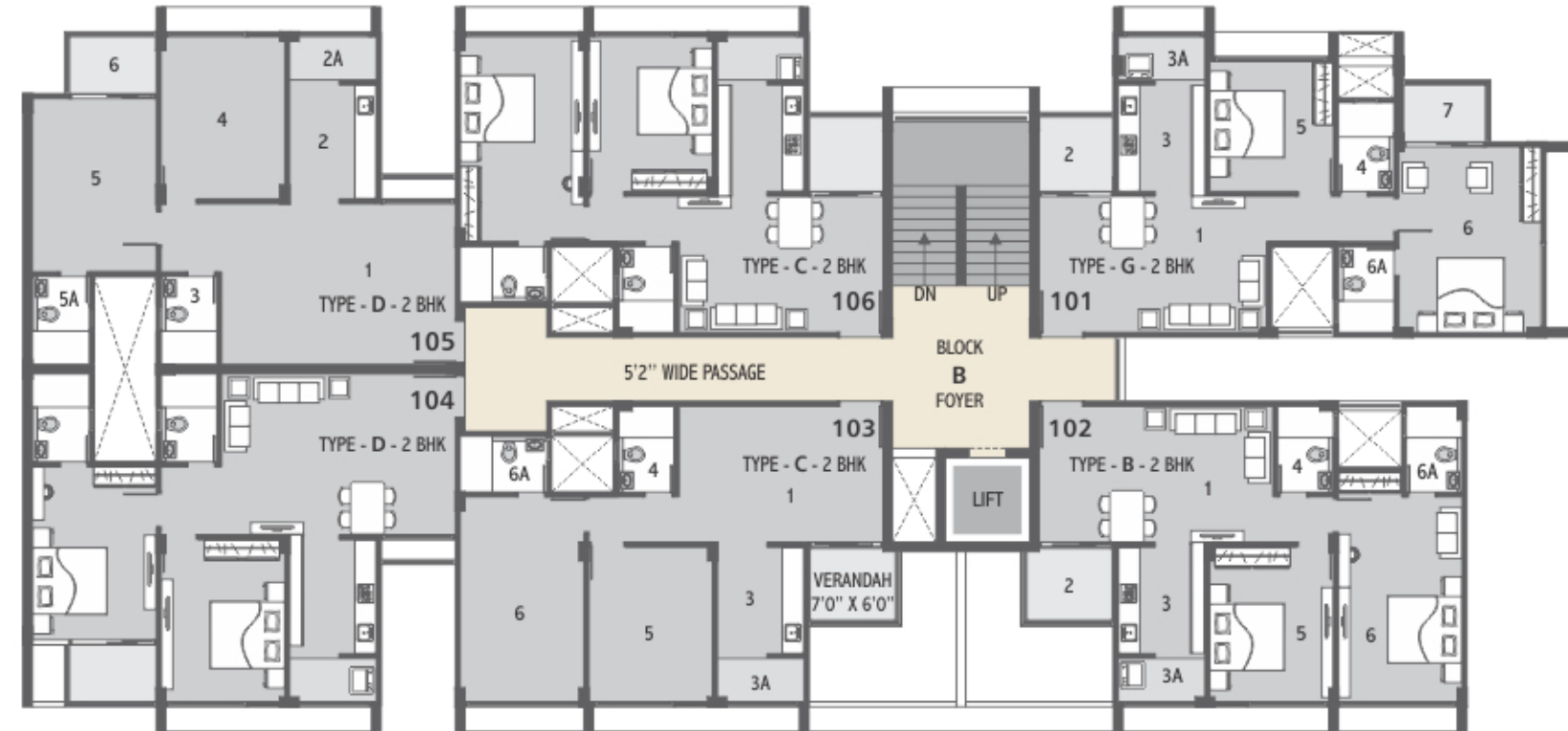
TYPE - C - 2 BHK

NO.	SPACES	AREA
1	DRAWING & DINING	16'6" X 11'0"
2	VERANDAH	6'0" X 6'0"
3	KITCHEN	7'0" X 9'0"
3A	KITCHEN YARD	7'0" X 3'6"
4	TOILET - 1	4'6" X 6'11"
5	BED ROOM - 1	10'0" X 12'6"
6	BED ROOM - 2	10'0" X 16'7"
6A	TOILET - 2	7'0" X 4'6"

TYPE - D - 2 BHK

NO.	SPACES	AREA
1	DRAWING & DINING	18'11" X 13'0"
2	KITCHEN	7'0" X 9'7"
2A	KITCHEN YARD	7'0" X 3'6"
3	TOILET - 1	4'6" X 7'1"
4	BED ROOM - 1	10'0" X 13'1"
5	BED ROOM - 2	10'0" X 14'0"
5A	TOILET - 2	4'7" X 7'1"
6	VERANDAH	7'0" X 4'1"

B BLOCK



TYPE - G - 2 BHK

NO.	SPACES	AREA
1	DRAWING & DINING	18'11" X 11'0"
2	VERANDAH	6'0" X 6'0"
3	KITCHEN	7'0" X 9'0"
3A	KITCHEN YARD	7'0" X 3'6"
4	TOILET	4'6" X 7'2"
5	BED ROOM - 1	10'6" X 11'0"
6	BED ROOM - 2	11'6" X 15'0"
6A	TOILET - 2	4'6" X 6'11"
7	VERANDAH	6'8" X 4'7"

TYPE - B - 2 BHK

NO.	SPACES	AREA
1	DRAWING & DINING	18'11" X 11'0"
2	VERANDAH	7'1" X 6'0"
3	KITCHEN	7'0" X 8'7"
3A	KITCHEN YARD	7'0" X 3'6"
4	TOILET - 1	4'6" X 6'11"
5	BED ROOM - 1	10'0" X 12'6"
6	BED ROOM - 2	10'0" X 16'7"
6A	TOILET - 2	4'6" X 6'11"

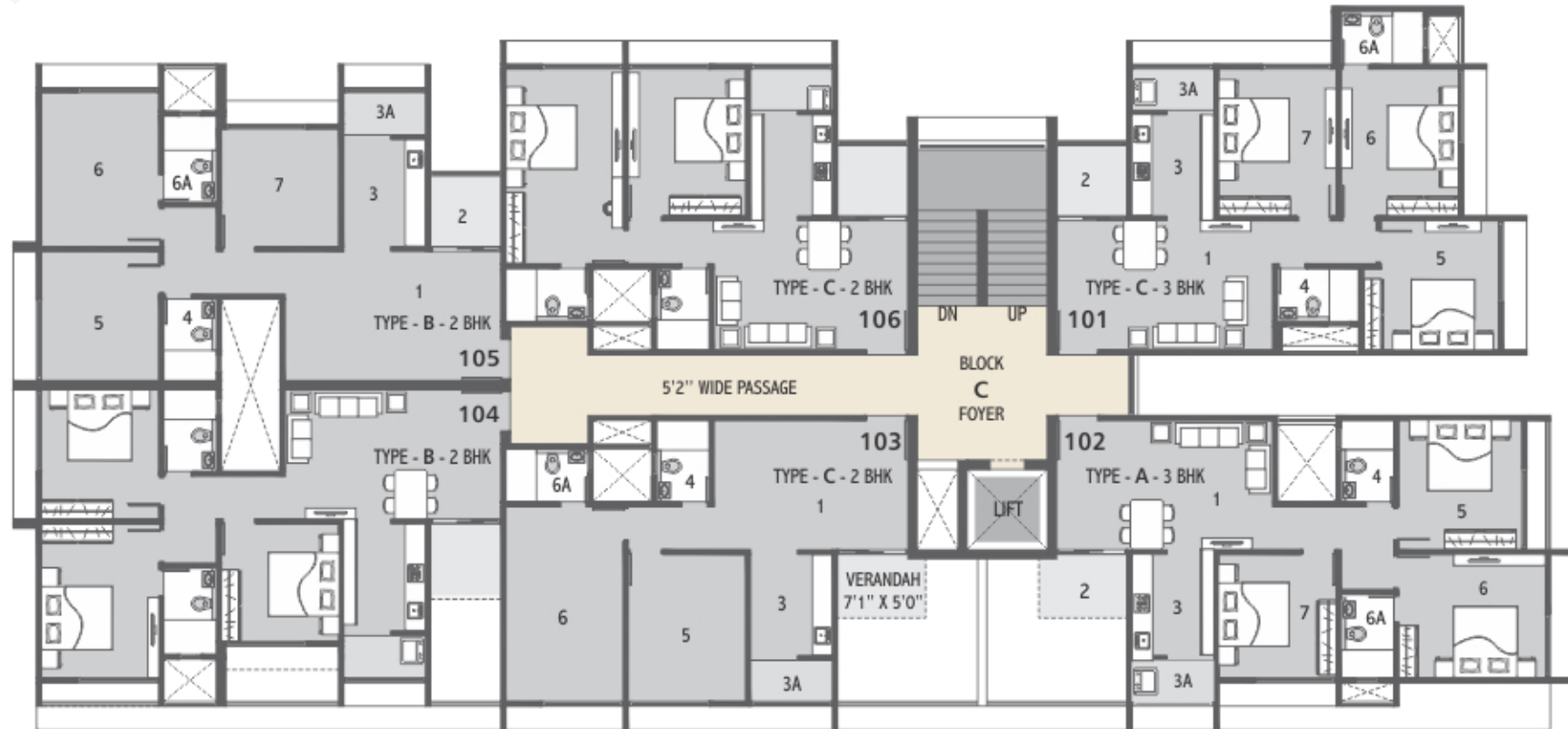
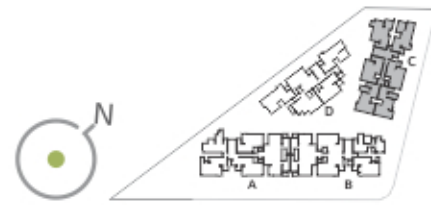
TYPE - C - 2 BHK

NO.	SPACES	AREA
1	DRAWING & DINING	16'6" X 11'0"
2	VERANDAH	6'0" X 6'0"
3	KITCHEN	7'0" X 9'0"
3A	KITCHEN YARD	7'0" X 3'6"
4	TOILET - 1	4'6" X 6'11"
5	BED ROOM - 1	10'0" X 12'6"
6	BED ROOM - 2	10'0" X 16'7"
6A	TOILET - 2	7'0" X 4'6"

TYPE - D - 2 BHK

NO.	SPACES	AREA
1	DRAWING & DINING	18'11" X 13'0"
2	KITCHEN	7'0" X 9'7"
2A	KITCHEN YARD	7'0" X 3'6"
3	TOILET - 1	4'6" X 7'1"
4	BED ROOM - 1	10'0" X 13'1"
5	BED ROOM - 2	10'0" X 14'0"
5A	TOILET - 2	4'7" X 7'1"
6	VERANDAH	7'0" X 4'1"

C BLOCK



TYPE - A - 3 BHK

NO.	SPACES	AREA
1	DRAWING & DINING	18'5" X 11'0"
2	VERANDAH	7'1" X 5'0"
3	KITCHEN	7'0" X 9'0"
3A	KITCHEN YARD	7'0" X 3'6"
4	TOILET - 1	4'6" X 6'11"
5	BED ROOM - 1	10'6" X 11'0"
6	BED ROOM - 2	12'6" X 10'6"
6A	TOILET - 2	4'6" X 7'1"
7	BED ROOM - 3	10'0" X 10'6"

TYPE - B - 3 BHK

NO.	SPACES	AREA
1	DRAWING & DINING	18'5" X 11'6"
2	VERANDAH	6'0" X 6'0"
3	KITCHEN	7'0" X 9'7"
3A	KITCHEN YARD	7'0" X 3'6"
4	TOILET	4'6" X 6'11"
5	BED ROOM - 1	10'0" X 11'0"
6	BED ROOM - 2	10'0" X 13'1"
6A	TOILET - 2	4'6" X 7'4"
7	BED ROOM - 3	10'0" X 10'0"

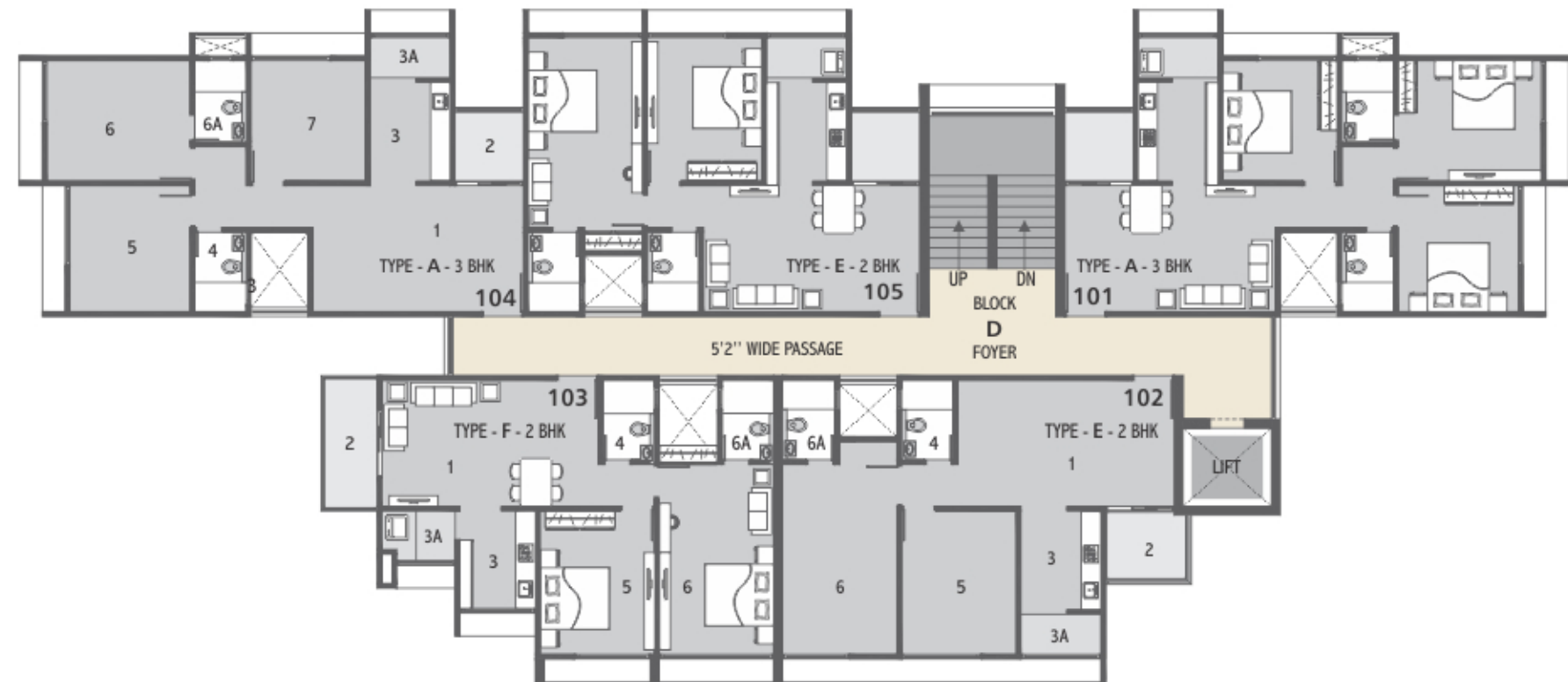
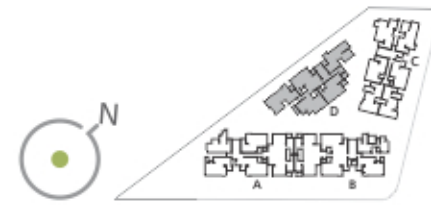
TYPE - C - 3 BHK

NO.	SPACES	AREA
1	DRAWING & DINING	18'5" X 11'0"
2	VERANDAH	6'6" X 6'0"
3	KITCHEN	7'0" X 9'0"
3A	KITCHEN YARD	7'0" X 3'6"
4	TOILET - 1	6'11" X 4'6"
5	BED ROOM - 1	10'0" X 11'0"
6	BED ROOM - 2	10'0" X 12'6"
6A	TOILET - 2	7'0" X 4'6"
7	BED ROOM - 3	10'0" X 12'6"

TYPE - C - 2 BHK

NO.	SPACES	AREA
1	DRAWING & DINING	16'6" X 11'0"
2	VERANDAH	6'0" X 6'0"
3	KITCHEN	7'0" X 9'0"
3A	KITCHEN YARD	7'0" X 3'6"
4	TOILET - 1	4'6" X 6'11"
5	BED ROOM - 1	10'0" X 12'6"
6	BED ROOM - 2	10'0" X 16'7"
6A	TOILET - 2	7'0" X 4'6"

D BLOCK



TYPE - A - 3 BHK

NO.	SPACES	AREA
1	DRAWING & DINING	18'5" X 11'0"
2	VERANDAH	6'0" X 6'0"
3	KITCHEN	7'0" X 9'0"
3A	KITCHEN YARD	7'0" X 3'6"
4	TOILET - 1	4'6" X 6'11"
5	BED ROOM - 1	10'6" X 11'0"
6	BED ROOM - 2	12'6" X 10'6"
6A	TOILET - 2	4'6" X 7'1"
7	BED ROOM - 3	10'0" X 10'6"

TYPE - E - 2 BHK

NO.	SPACES	AREA
1	DRAWING & DINING	18'11" X 11'0"
2	VERANDAH	7'1" X 6'0"
3	KITCHEN	7'0" X 9'0"
3A	KITCHEN YARD	7'0" X 3'6"
4	TOILET - 1	4'6" X 6'11"
5	BED ROOM - 1	10'0" X 12'6"
6	BED ROOM - 2	10'0" X 16'7"
6A	TOILET - 2	4'7" X 6'11"

TYPE - F - 2 BHK

NO.	SPACES	AREA
1	DRAWING & DINING	18'11" X 11'0"
2	VERANDAH	4'6" X 11'0"
3	KITCHEN	6'7" X 8'6"
3A	KITCHEN YARD	6'5" X 4'4"
4	TOILET - 1	4'6" X 6'11"
5	BED ROOM - 1	10'0" X 12'6"
6	BED ROOM - 2	10'0" X 16'7"
6A	TOILET - 2	4'6" X 6'11"

SPECIFICATIONS

FLOORING

Living / Dining room / Kitchen: 16" x 16" ceramic tiles

Bedroom: 12" x 12" ceramic tiles

Bathroom: ceramic tiles

Wash area: kota stone

TOILETS

Glazed ceramic tiles dado up to lintel level

Good quality sanitary and plumbing fitting

KITCHEN

Granite platform

Ceramic tiles dado on kitchen counter up to lintel level with stainless steel sink

WALL FINISH

Exterior Wall: double coat plaster with exterior grade paint

Interior Wall: standard putty finish

DOORS & WINDOWS

Flush door with M.S. Steel frame

Powder coated Aluminum windows with glass

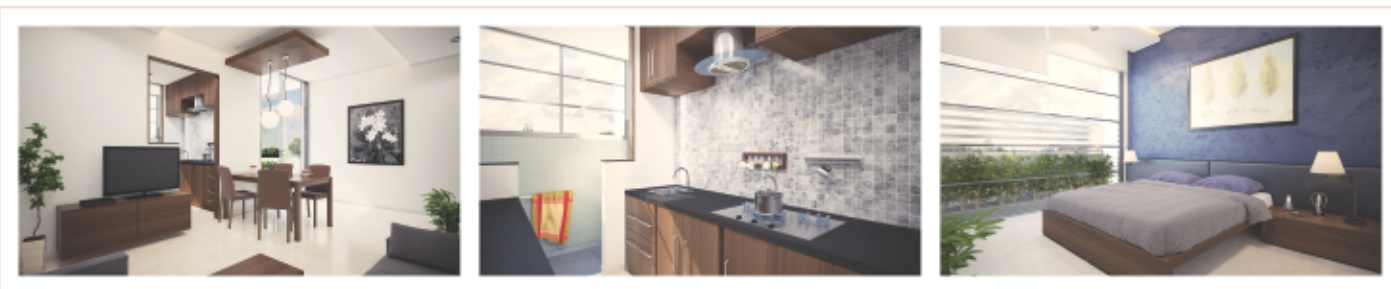
ELECTRIFICATION

Single phase concealed: Copper wiring with necessary points for geezer and air conditioner

Power back up for pressure pump & lift

PLUMBING WORK

C.P.V.C / G.I. water supply pipes and U.P.V.C. pipes for soil waste and drainage systems Percolation wells as per the norms





Note:-

- G.E.B. charges, legal charges, AMC charges, deposit & other Govt. charges shall be paid separately.
- Maintenance advanced should be paid separately. Only internal charges shall be allowed with prior permission & shall be charged extra.
- Right of any changes in dimensions, design & specifications reserved with the project consultant, which shall be binding for all members.
- External changes not allowed. Stamp duty and registration fees & service charges on allotment and possession of flat shall be borne by purchaser as applicable by prevailing law.
- Any additional liabilities due to change in the bylaws, stamp duty, Govt. Laws shall be borne by member.
- New rates will apply in case of delay in payments. Terms and condition as per separate agreement.
- Every care has been taken in preparation of the particulars in this brochure which are for guidance purpose only. They do not form the basis of any contract.
- Variations may occur as per local regulation and our policy of improvement.

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PROJECT BY



ARCHITECT
apurva amin

The background features a complex, abstract geometric pattern. It consists of numerous thin, dark blue lines that intersect to form a dense network of triangles and other polygons. Overlaid on this network are several larger, semi-transparent light blue shapes, including triangles and quadrilaterals, which create a layered, crystalline effect. The overall color palette is monochromatic, ranging from deep navy blue to a very light, almost white blue.

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