

PROJECT NAME: MALABAR EXOTICA

Opp. Omkara Hostel, Nr. Adani Pratham, Tragad Village Road, Behind Nirma University.



Property Type: Flat/Appartment

Builder Name: Ganesh Housing

Corporation Ltd

Locality: Tragad

City: Ahmedabad

State: Gujarat

Availability: 01-12-2024

No

Project Type: Ongoing

Sample House

Ready:

PR/GJ/AHMEDABAD/AHMEDABAD CITY/AUDA/RAA08770/140721

Description 3.5 iBHK Premium Apartments

Architect Name: Hemal Tamboli Structure Consultant Abhishek Arora

Property Facilities: Vastu Compliant

Rera ID:

Building Amenities: CCTV Camera Garden Fire Safety

Visitor Parking Lift Gym

Power Backup Security Club House

Theater Multi Purpose Hall House Keeping

Borewell Kid's Play Area Yoga Room

Tt & Billiard Wash Room Games Room

Waste Disposal Vastu Compliant Tata Sky / Dth

Boom Barrier Jogging Track Skating Ring

Multi Purpose Court Senior Citizen Area Open Theater

(Amphitheater)

Entrance Foyer Gated Community

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Structure :	AAC Block with Shear Walls Inside - Single Coat Mala Plaster on Masonry Walls Putty on RCC Walls External Façade as Per Architect's Detail
Interior Walls :	Double Coat Putty on All Walls Oil paints on all Grills/Railing. Waterproofing in all wet areas
Flooring:	Vitrified Tile Flooring Tile Dado up to Lintel Level in Kitchen & Toilets
Electrical :	3 - Phase Electrical Supply Concealed Electrical Wiring Ample Electrical Points with Modular Type Electrical Accessories Distribution Board with MCB & ELCB Conduit for Broadband Net Connection / Dish TV Wiring
Kitchen :	Stone Sill In Windows Granite Platform in kitchen Kota stone Floor In Wash Area Tile Dado In Wash Area S.S. Kitchen Sink Kota stone Shelves In Storage Area
Doors & Windows :	Main Door with Standard Safety Locks Internal Doors - Laminated Flush Door with Standard Hardware Aluminum section window
Bathrooms :	Non-slippery flooring in bath areas Ceramic Tiles in Bathroom Wall Dado Up to Lintel Level Bath fittings of standard company (with 7 year warranty) Standard Sanitary ware
Plumbing :	Suspended Plumbing system UPVC Pipes for cold water supply & CPVC Pipes for Hot Water S.W.R. type Drainage Work
Allocate Parking :	yes

PROJECT DETAILS

Sr. No.	Туре	Constructed Area (SBA)	Area Unit	Parking
1	3.5 BHK		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





















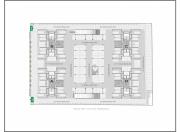


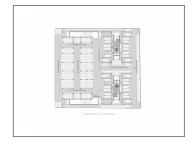












Note: All visuals, images, facilities and other details shown here are for presentation only and are subject to change by the builder/developer/owner without any obligation.

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