



Developers :-  
**Aangan Infra**

Site Address :-  
"Aangan Palm" Bh. Himalaya Party Plot,  
Nr. Waghodia Chokdi, N.H. 8, Vadodara.

Booking Contact  
+91 99243 89263  
+91 97225 11442

Architect :-



Structure :-



Rera Reg. No. : PR/GJ/VADODARA/VADODARA/Others/

#### PAYMENT MODE

**SHOPS** : 25% Booking | 20% Plinth Level | 20% Ground Floor Slab |  
20% Plaster Work | 10% Finishing Level | 05% Before 1 month of possession

**FLATS** : 10% Booking | 10% Ground Floor Slab | 10% First Floor Slab  
10% Second Floor Slab | 10% Third Floor Slab | 10% Fourth Floor Slab  
10% Fifth Floor Slab | 10% Sixth Floor Slab | 05% Masonry Work  
05% Flooring Work | 05% Finishing | 05% Before one month of possession

**BUNGALOW** : 25% Booking | 15% Plinth Level | 15% Ground floor slab level  
15% First floor slab level | 15% Plaster Level | 05% Flooring Level  
05% Finishing | 05% Before one month of possession



| Website:- [www.gujrera.gujarat.gov.in](http://www.gujrera.gujarat.gov.in)

Notes :- (1) Possession Will Be Given After one Month of Settlement of all Accounts (2) Stamp duty, Registration charges, GST or any new central govt, state govt, VUDA / VMSS taxes if applicable shall have to borne by the client (3) Extra work shall be executed only after making full advance Payment as per developers estimate, however change in elevation or Plan will not be allowed (4) Any delay in payment as per payment schedule shall be attract interest at the rate of 18 % P.A on outstanding amount and continuous default in payment shall lead to cancellation of booking (5) Developers reserve Full right to change alter or raise the scheme related measurement, design, drawing or any details herein and such change will be binding to all unconditionally. (6) In case of cancellation of Booking, Refund will be made only after New Booking (7) Any Plan, specifications or information in the brochure is subject to change and this brochure does not form part of an offer, agreement, contract or legal document (8) All dimensions are indicative and actual dimensions in each room might vary (9) Plot area shown in list is per site condition and may vary (10) All member shall have to essentially be the part of the society formed by the association members and shall have to agree by the society by laws. (11) After virtual completion of the work all repair and the maintenance like drainage, watchman salary, electricity bill etc. shall be borne by society members. (12) In Case of Delay in water Supply, Electricity Connection and Drainage work by authority, Developer will not be Responsible. (13) Timing of possession may be delayed due to unforeseen situation.



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# aangan palm

3 - 4 BHK LUXURIOUS BUNGALOWS  
& 3 BHK LUXURIOUS FLATS





### PERFECTION IS SECOND NATURE

Where a construction of a building is transposed in a beautiful homes.

At Aangan Palm, the homes have be hailed with the power of creative imagination each milestone have it's value that inspires our daily lives.

### Specification

#### STRUCTURE :

Well designed RCC frame structure with good quality material as per structural Engineer's design specifications.

#### FLOORING :

Vitrified tiles flooring in all rooms, paving in parking area

#### KITCHEN :

Granite counter with stainless steel sink and tiling upto the door / window level on walls.

#### BATHROOMS & TOILET :

Bathrooms with premium quality fittings & vessels. Glaze tiles upto door level.

#### WINDOWS :

Anodized aluminum window with safety grill and stone cladding.

#### DOORS :

Attractive entrance door with safety lock & fitting. Internal flush door - good quality.



### Value Added Amenities

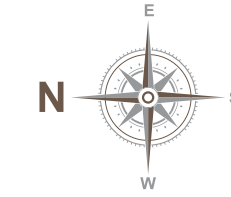
- Society boundary wall & security cabin
- Impressive Entrance Gate
- Fully developed garden with children play area & Senior Citizen Sitting Area
- Underground cabling for wire free look
- Anti termite treatment in each bungalows
- Standard quality 5 passengers two elevator for tower
- CCTV Surveillance for common campus
- Underground and overhead tanks for 24 hour water supply with sensors
- R.O. system in each unit
- Attractive name & number plate
- Solar Water System in each bungalows
- China Mosaic flooring in terrace.
- RCC Road with paver & street light
- Rainwater Harvesting system



### Layout Plan

- 4 BHK Triplex
- 3 BHK Duplex

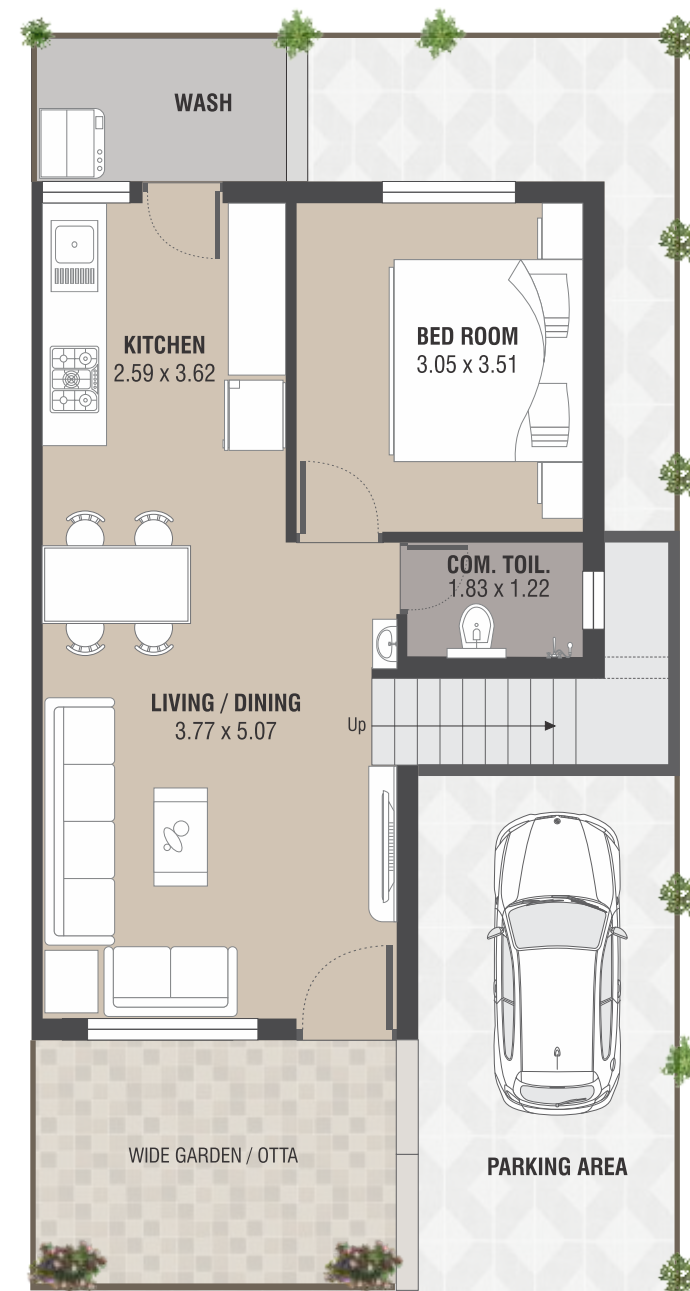
Plot No.	Sq.mt.	Plot No.	Sq.mt.	Plot No.	Sq.mt.	Plot No.	Sq.mt.
01	166.60	06	92.12	11	107.75	16	104.68
02	91.85	07	118.23	12	104.91	17	85.20
03	91.92	08	108.64	13	85.20	18	85.20
04	91.99	09	85.47	14	85.20	19	93.51
05	92.05	10	85.66	15	107.95		



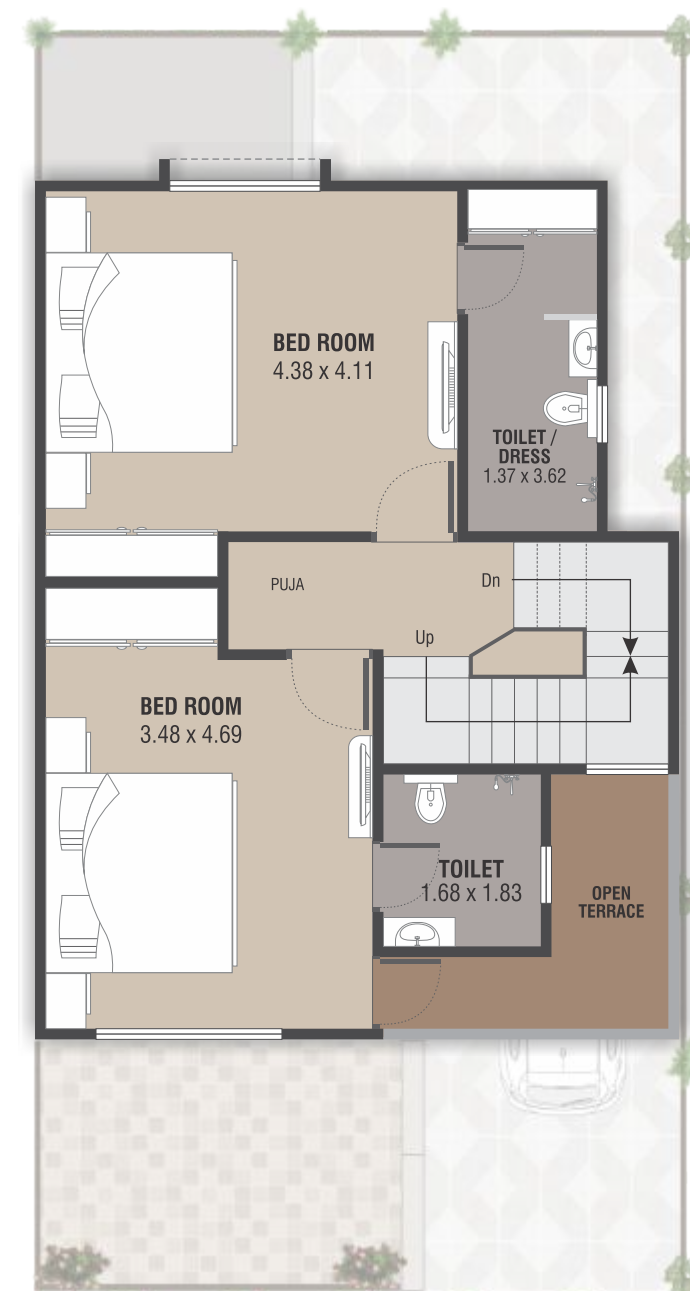


**4 BHK TRIPLEX | Plot No. 1 to 7**

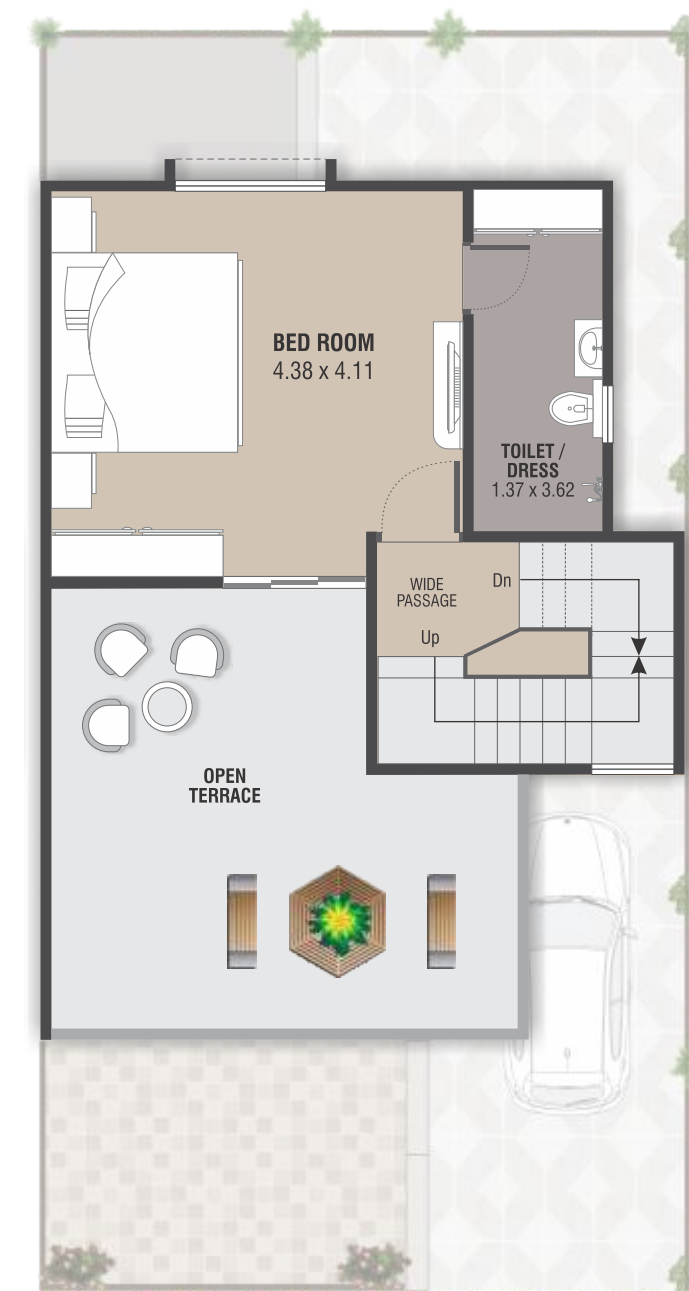
**GROUND FLOOR**

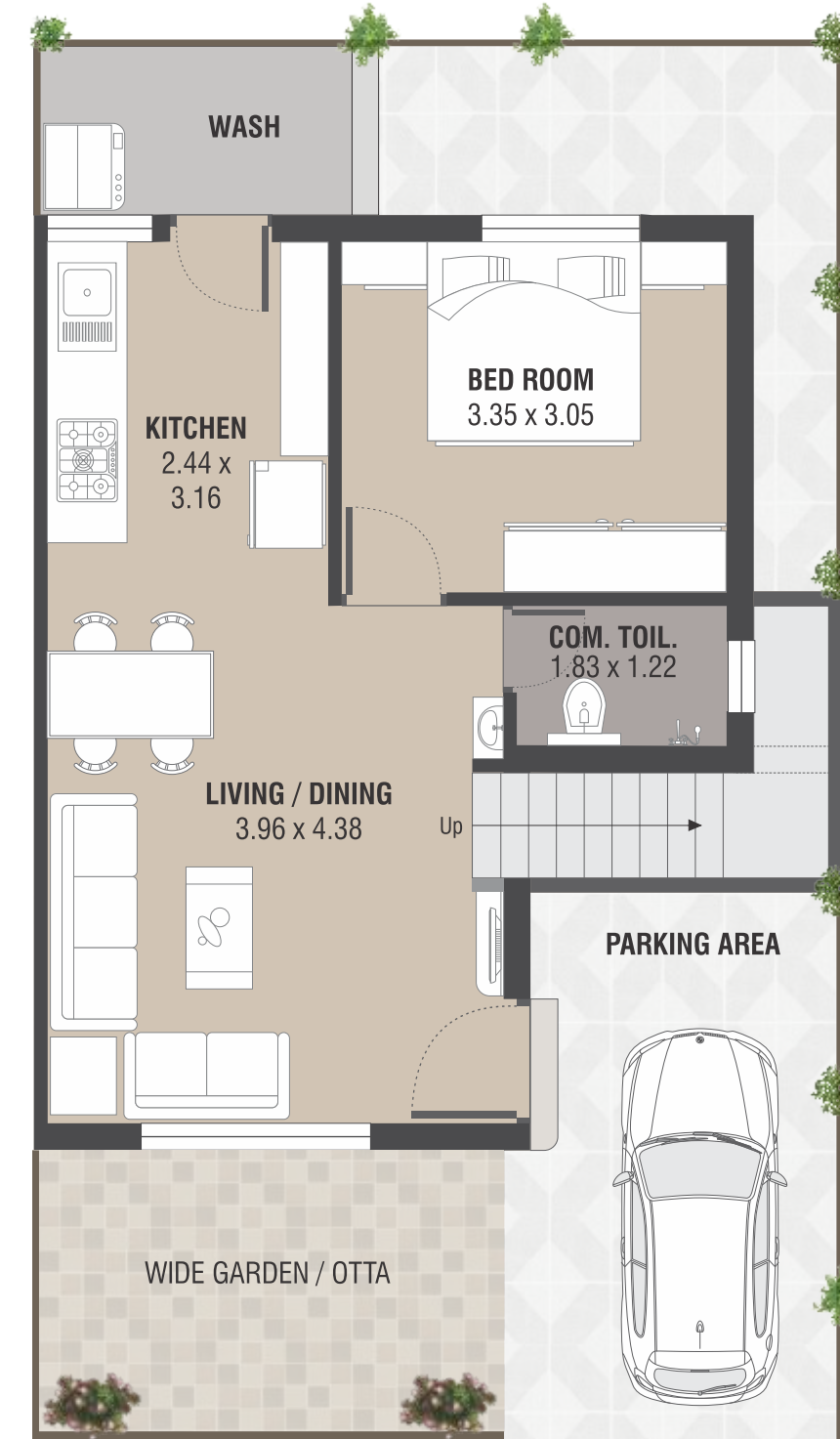


**FIRST FLOOR**



**SECOND FLOOR**



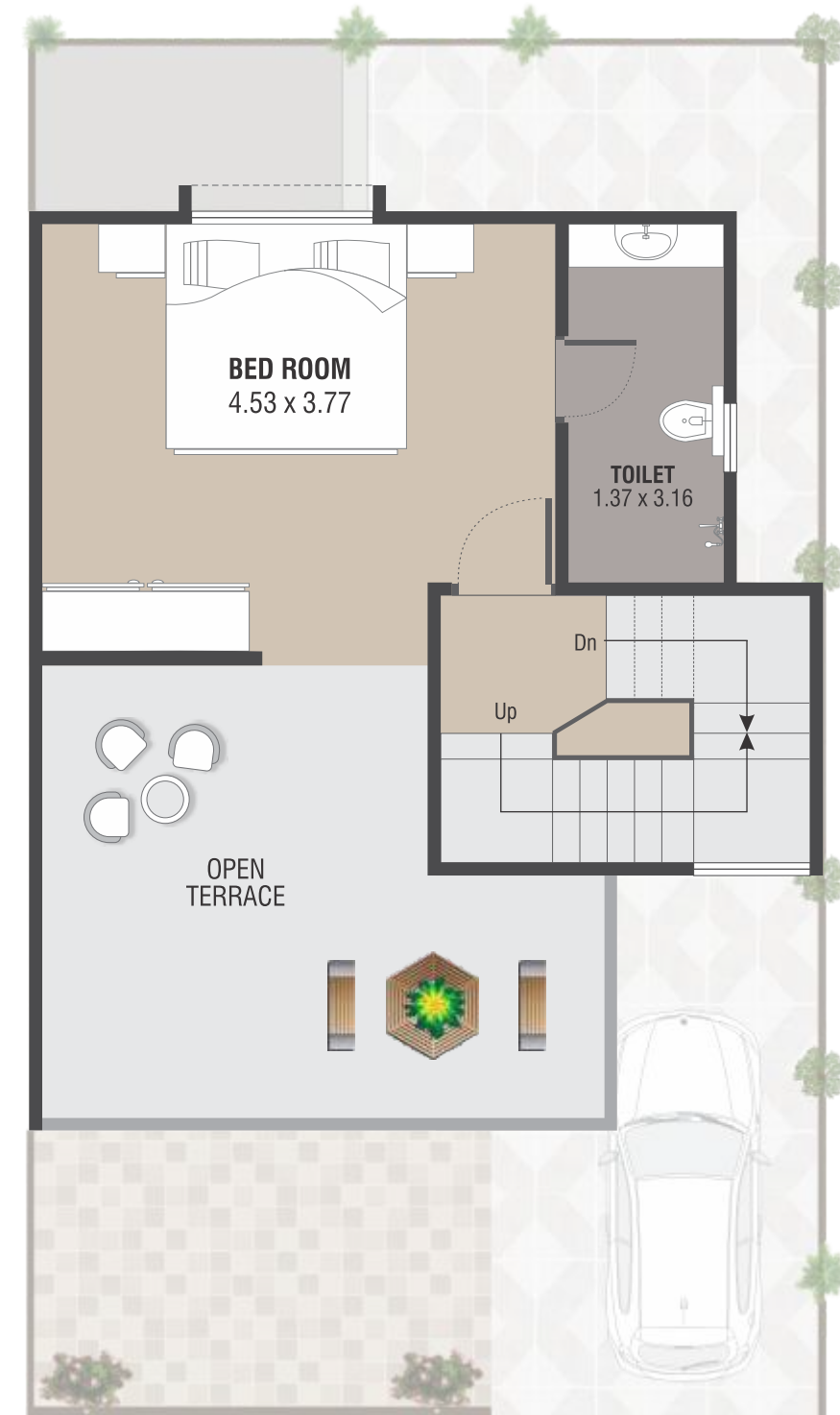
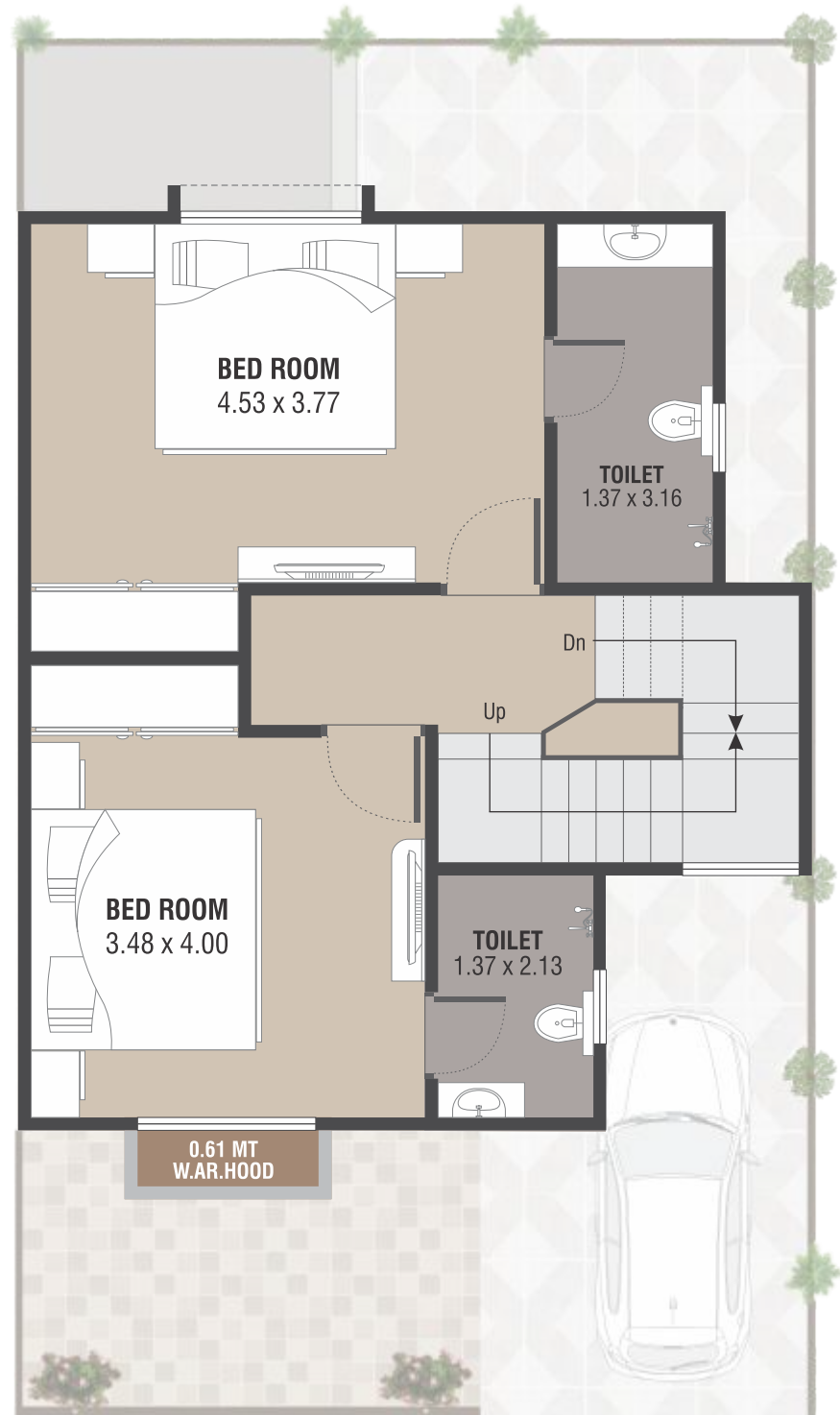


**GROUND FLOOR**

**4 BHK TRIPLEX**  
Plot No. 8 to 11

**3 BHK DUPLEX**  
Plot No. 12 to 19







**3 BHK** Typical Floor Plan  
1st to 6th Floor

