

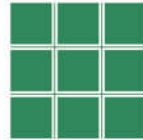


# Jacaranda





a project by



Kamlesh Gandhi Infrastructure

*Now enjoy every bit of your life...  
at the best place on earth...  
your home*



**Jacaranda**

*2,3 & 4 BHK Apartments*

*Significantly different!*

# Jacaranda

A Simple yet Elegant tree reflects our approach.  
It is complementing our graceful design and refined lifestyle.



Jacaranda

*Significantly different!*





# picture perfect

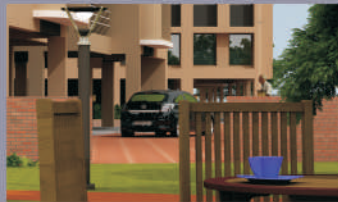


clean & green

serenity and peace

nature and craftsmanship at its best.

You will fall in love again.









lay-out plan







typical cluster

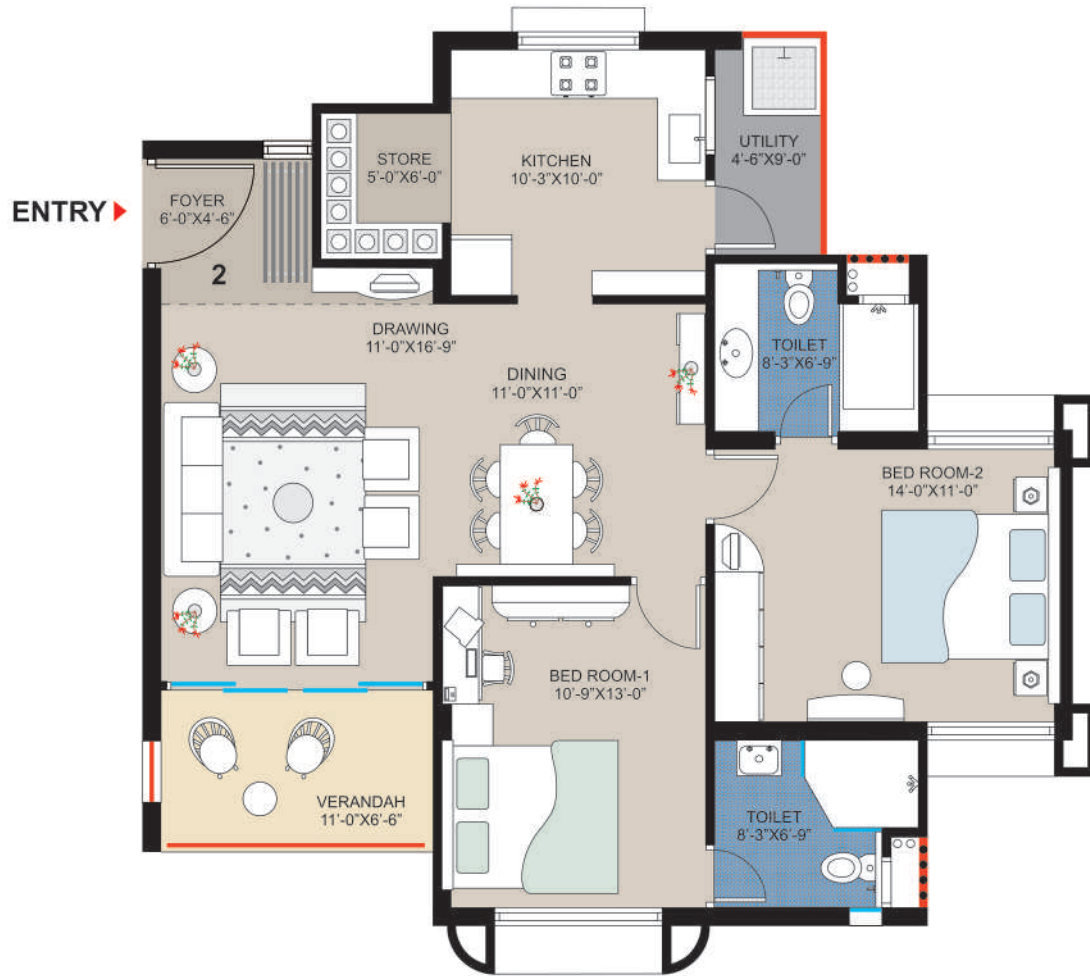


2 BHK





unit plan  
**A**  
2 BHK



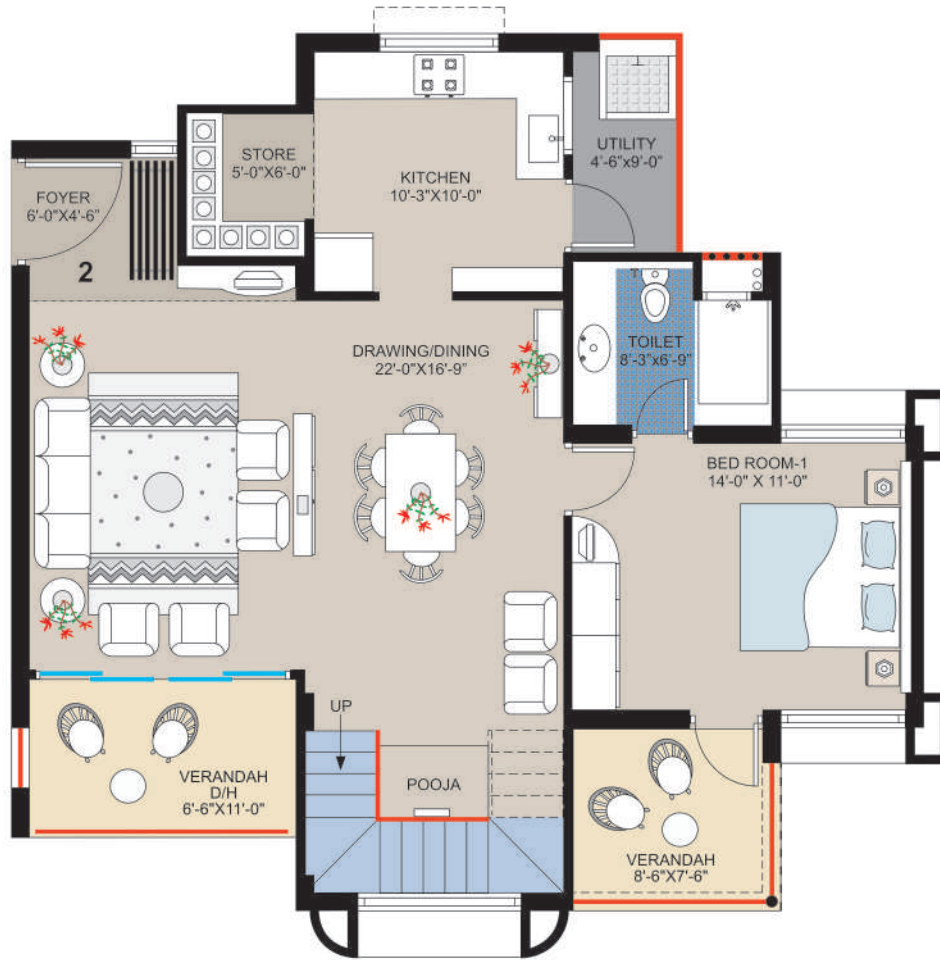
lower penthouse



4 BHK



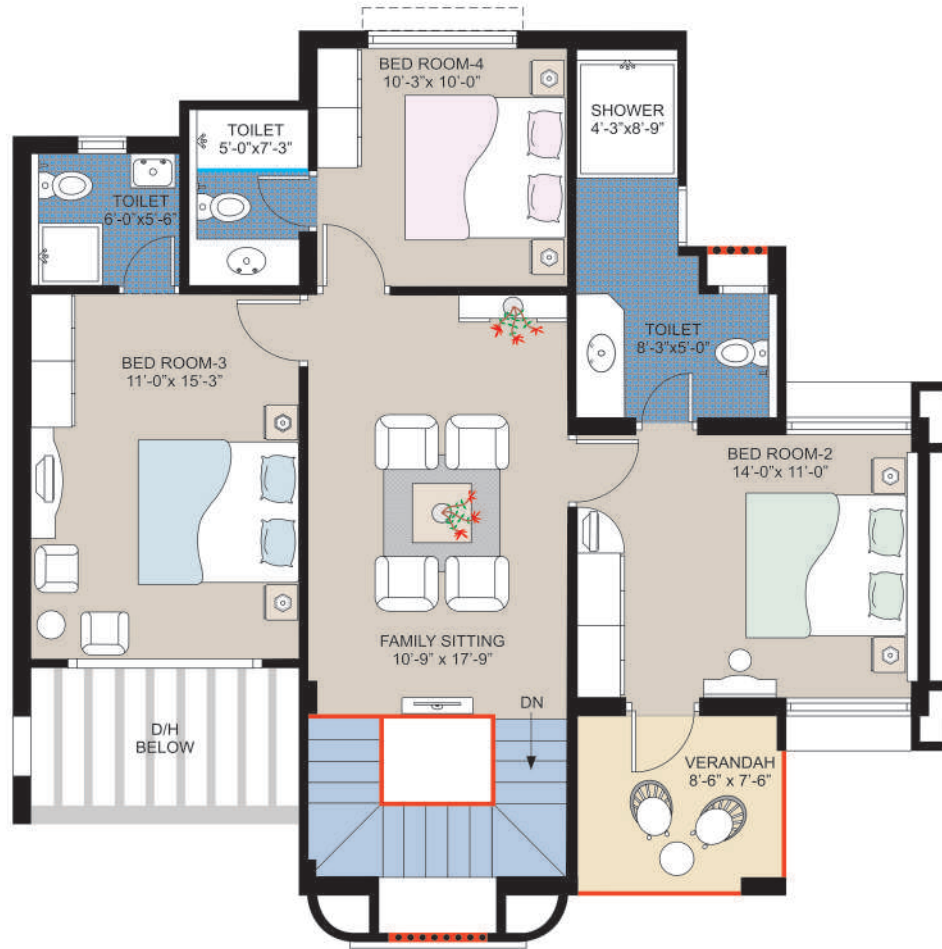
ENTRY







upper  
penthouse  
**A**  
4 BHK





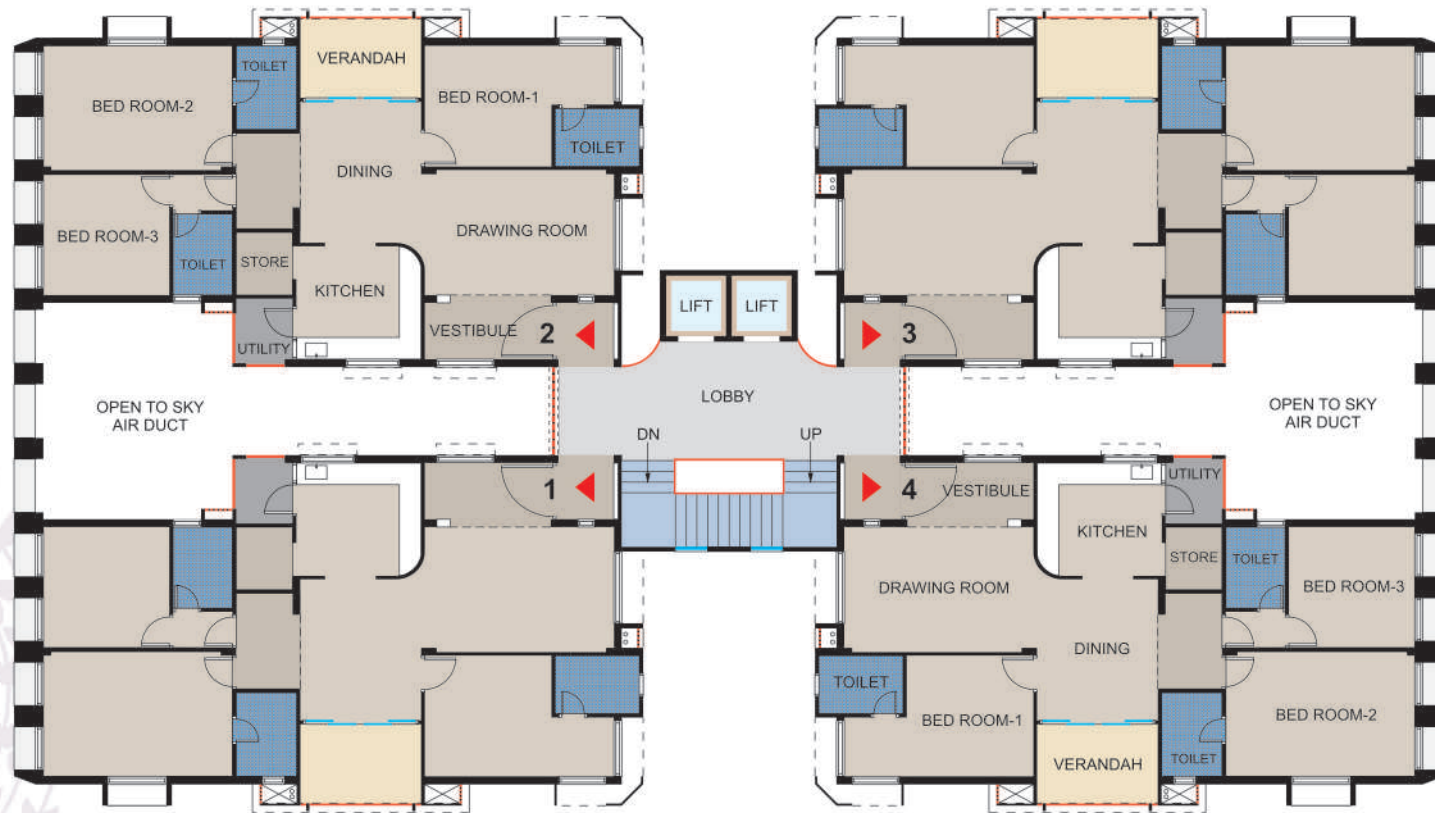
#### FEATURES:

- The site area is distributed into parts based on two variants of clusters and common plot area.
- Both the cluster units are positioned and oriented on site in a manner that they have minimal visual interaction with each other but each individual flat is four side open.
- Sufficient parking facility is provided on ground level, with the residential area starting from first floor.
- Separate entry - exit gate and designed circulation for vehicular movement is provided which helps in traffic differentiation between clusters.
- Special green pocket areas of palm gardens are incorporated in the design between the cluster units.
- A 8500 ft. common plot garden for all residents is provided on the left side of the site area and which contains amenities like a clubhouse, play area for extra curricular activities.
- The outer facade of the clusters is also given special care in terms of appearance weather protection.
- Two variants A & B of apartments are designed, comprising of 2 and 4 units respectively.





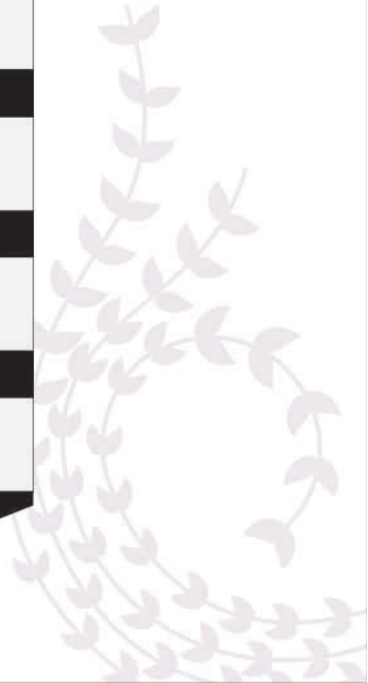
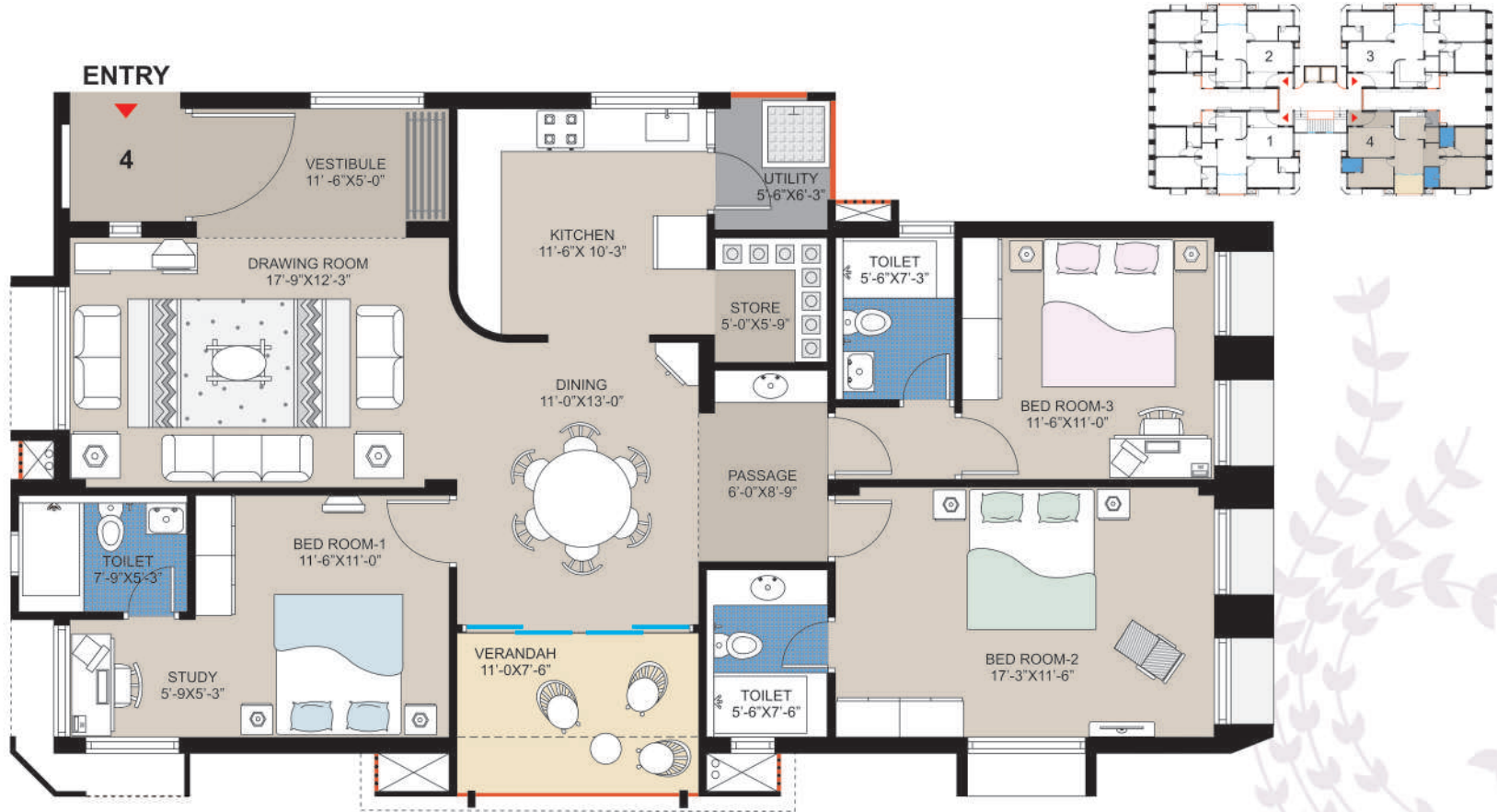
typical  
cluster  
**B**  
3 BHK







unit plan  
**B**  
3 BHK

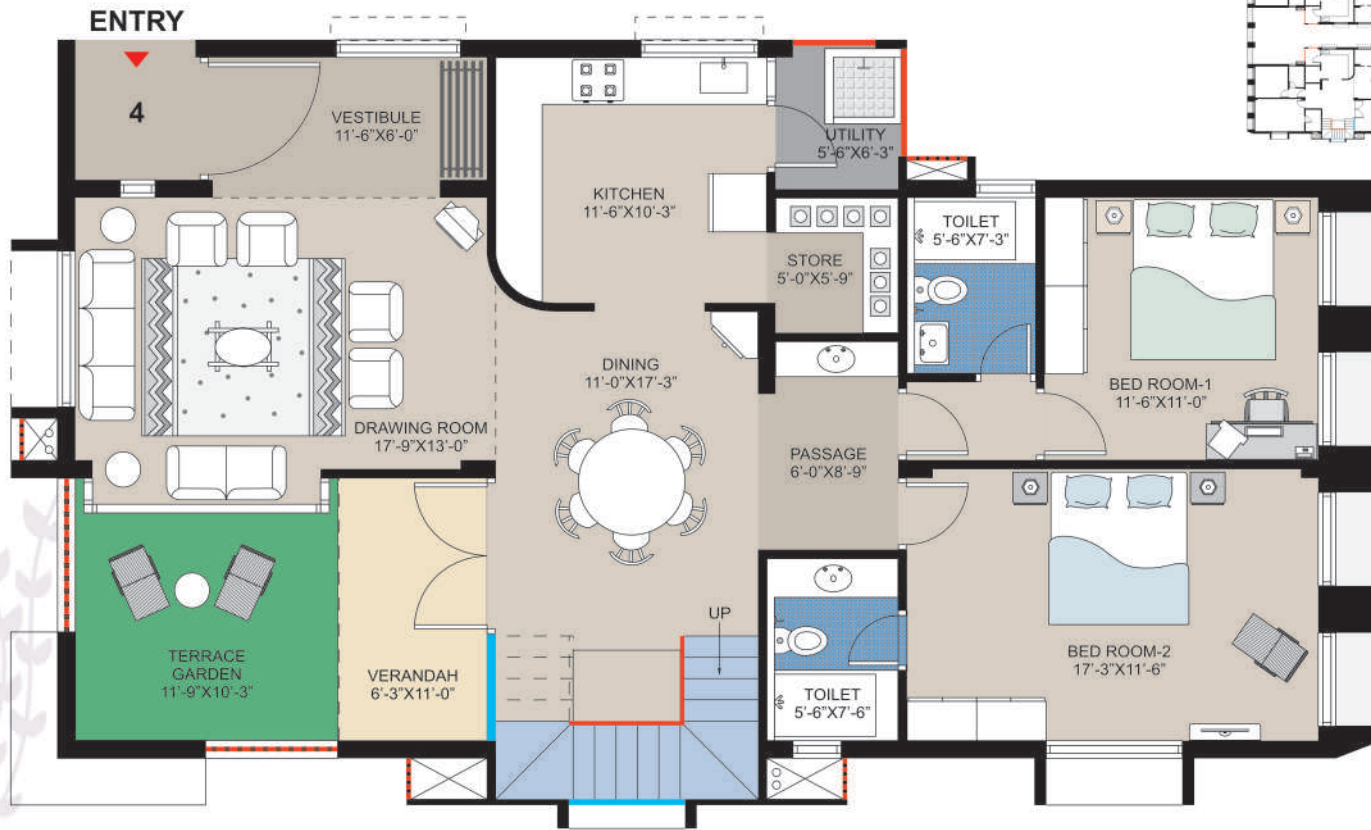




lower penthouse

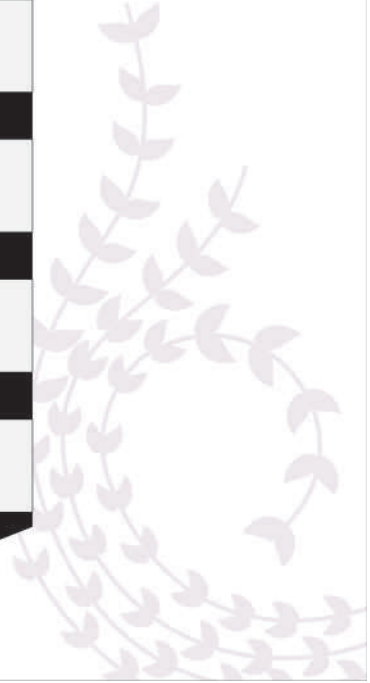
B

4 BHK





upper  
penthouse  
**B**  
4 BHK











## SPECIFICATIONS

### Structure

- RCC Frame Structure.

### Lobby

- Elegant Ground floor lobby having vitrified Flooring / Designer Tiles.

### Lifts

- Two Nos. automatic lifts of reputed make like Schindler / Otis / Ece for each Tower.

### Apartment Flooring

- Vitrified tiles in the Foyer, Drawing, Dining, Family Sitting and Bed rooms.
- Anti-skid Vitrified tiles in Kitchen & Verandah.

### Kitchen

- Glazed tiles dado up to lintel level above granite counter.
- Stone flooring and dado in utility.
- Black granite counter with stainless steel sink.

### Toilets

- Anti-skid Vitrified tiles flooring.
- Standard quality sanitary and plumbing fixtures.
- Designer superior quality tiles dado up to lintel level.
- Granite counter in master toilet.

### Internal Doors

- Exclusive Main Door
- Internal Flush doors.
- Standard quality fittings for all doors.

### Windows

- Powder coated Aluminum windows.
- Granite exterior window jambs.

### Painting

- External walls with good quality Emulsion paint.
- Birla / JK Cement Putty on all internal walls.
- Plastic emulsion paint for Toilet ceiling.
- All lobby walls in plastic emulsion paint.

### Electrical

- All electrical wiring concealed with PVC insulated ISI wires with modular switches.
- Sufficient power outlets and light points provided.
- TV and Telephone points provided in Drawing room, Dining and all bedrooms.
- ELCB and individual meters will be provided for each apartment.
- Intercom connected with Ground Floor security.

### Security

- Security gate & cabin with intercom connection.

### Parking

- Sufficient parking on Ground floor.

### Water

- Common water supply through own Bore wells.

### Terms and Conditions

- Possession will be given after one month of settlement of all accounts.
- No external elevation changes would be permitted.
- Extra work shall be executed after making full payment in advance.
- Documentation charges, Stamp duty, Service tax and VAT will be extra.
- Any new central or state government taxes, if applicable shall have to be borne by the clients.
- Continuous default payment leads to cancellation.
- Refund in case of cancellation will be made within 30 days from the date of booking of new client only. Administrative expenses of Rs 50,000/- & the amount of extra work (if any) & documentation charges (if any) will be deducted from refund amount
- In case of delay in water supply, light connection, drainage connection by authority, developers will not be responsible.
- The delivery schedule etc will be maintained only if the work is to be done as per the standard plan & specifications.
- Any plans specification or information in this brochure can not form part of an offer, contract and agreement.
- Architect / Developer shall have the right to change or revise the scheme or any details herein without prior notice & any changes or revision will be binding to all.
- Terrace rights would rest with the developers.
- Any balance or additional FSI at present or in future would be availed by the Developer & no member would claim any right for the same.

|       | Common<br>Maintenance<br>Deposit | 3 phase<br>power supply<br>Charges |
|-------|----------------------------------|------------------------------------|
| 2 BHK | ₹ 150000.00                      | ₹ 75000.00                         |
| 3 BHK | ₹ 150000.00                      | ₹ 75000.00                         |
| 4 BHK | ₹ 300000.00                      | ₹ 75000.00                         |

**NOTE:** This Brochure is for information purpose only, it does not form a part of the agreement or any legal document.



# Jacaranda

*Definitely different!*



Kamlesh Gandhi Infrastructure  
Jacaranda,  
Near Bright Day School,  
B/h. Nilamber Palm, Vasna-Bhayli Road,  
Vadodara.

Architect



Structural Engineer  
Vijay Shah  
Bhoomi Consultants  
(Ahmedabad)

Inquiry

(M): 97277 07280 / 98250 97280 (O): 0265-2961640  
website : [www.kamleshinfra.com](http://www.kamleshinfra.com) email : [info@kamleshinfra.com](mailto:info@kamleshinfra.com)