



EXPRESSION
VALENCIA

LIFE IN A MODERN PARADISE

OUR HISTORY IS WITNESSING OUR PRESENT



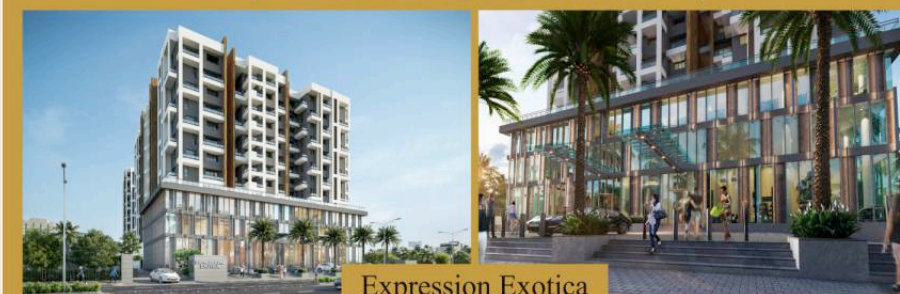
Expression Group boasts of a great expertise and experience of over 30 years in different domains. We started our journey with telecom and along the way diverted in the construction business. In 2009 our CMD, Mr. Mithilesh Kumar Tiwari established SKK Construction Development Ltd. with an aim to revolutionize high-end residential and commercial projects. And today we have become the most prestigious and adored real estate brand of Patna.

Our name has become synonyms with originality, integrity, excellence, on-time project delivery and customer delight. We always create abodes that foster an ambiance of comfort, security, serenity and happiness.

Our past project 'Expression Exotica' has absolutely taken the benchmarks of luxury living to new heights altogether. This project is bejeweled with so many extravagant features and amenities that it has become an equivalent of a palace fit for modern-day kings.

So now after the remarkable success of Expression Exotica, we bring to you yet another residential project that promises an ultra-luxurious living experience unlike any other.

OUR COMPLETED PROJECT



Expression Exotica



AR. HAFEEZ CONTRACTOR

Expression Valencia is Patna's most marvelous residential project, brought to you by Padma Bhushan Awardee Architect Hafeez Contractor.

Weaving together beauty and function, great architectural design captures imagination and transforms it into a practical reality. At Expression Valencia, we have intelligently conceived and built abodes that radiate with inherent sophistication and splendiness.

Be it the distinctive elevation, double heightened balconies, lush landscapes or thoughtful amenities; every detail is simply planned to perfection giving you a home that assures great quality of living.





LIFE OF
MAJESTIC
GRANDEUR





When a reflection of your personality, achievements and social status as well as a sum of your thoughts, aspirations and wishes takes a shape of a landmark, we call it Expression Valencia.



12 STOREYED
4 MAGNIFICENT TOWERS

EXCLUSIVE LIFESTYLE
AMENITIES

LOCATED IN
THE PRIME AREA OF PATNA

LIFE OF
ARCHITECTURAL
ARTISTRY

*Your abode is a masterpiece of architectural design, craftsmanship and
exquisiteness embellished with contemporary luxuries.*





EXTENDED
BALCONIES

LIFE OF CAPTIVATING VIEWS

While others dream of having an average balcony, you get to enjoy super spacious extended balcony with double height that promises beautiful sunrises and sunsets and even more beautiful memories.



*Luxury never goes out of fashion. Feel the utmost satisfaction of
owning something as precious and unique as you.*

LIFE OF HIGH-END EXPERIENCES



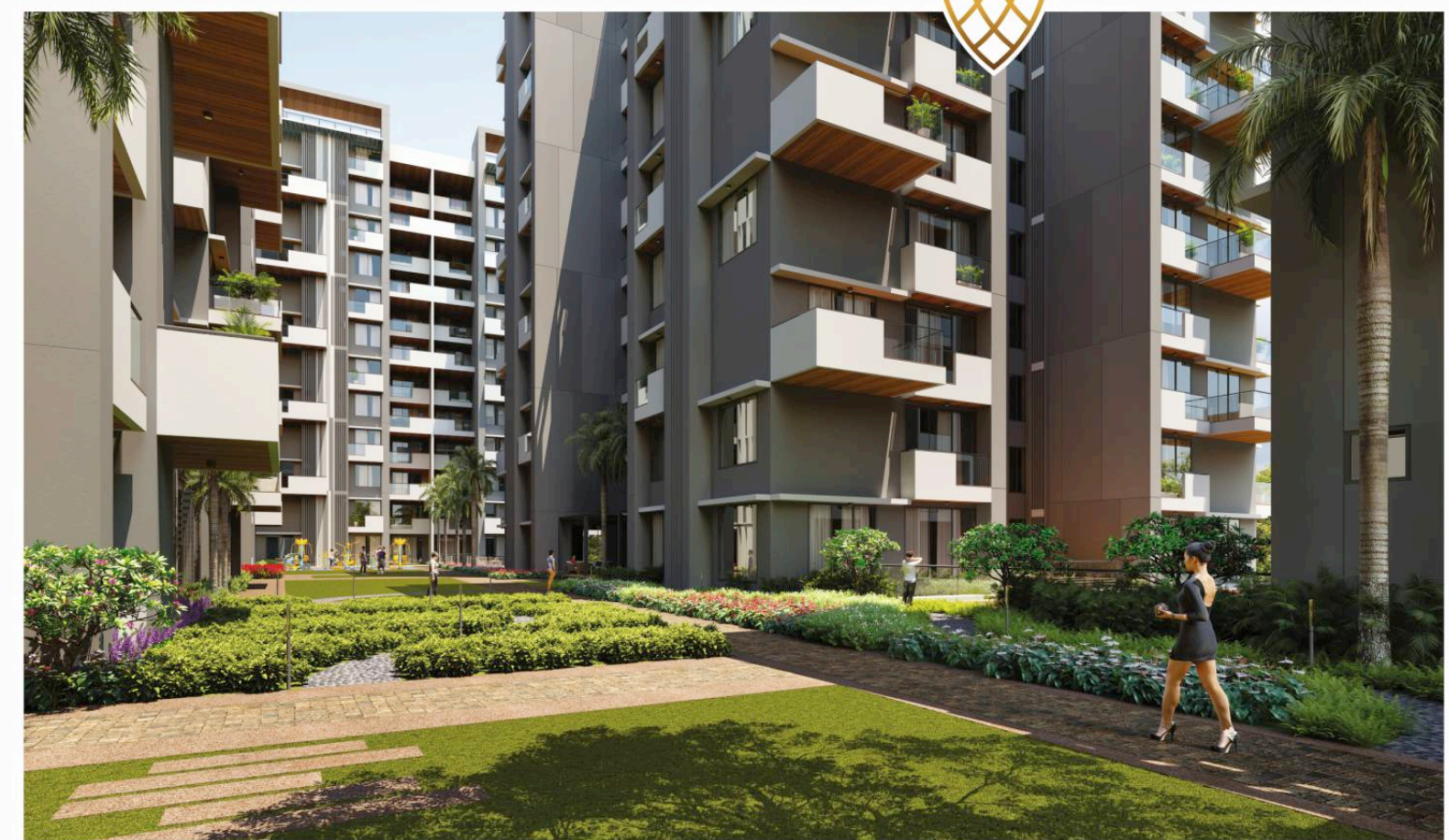


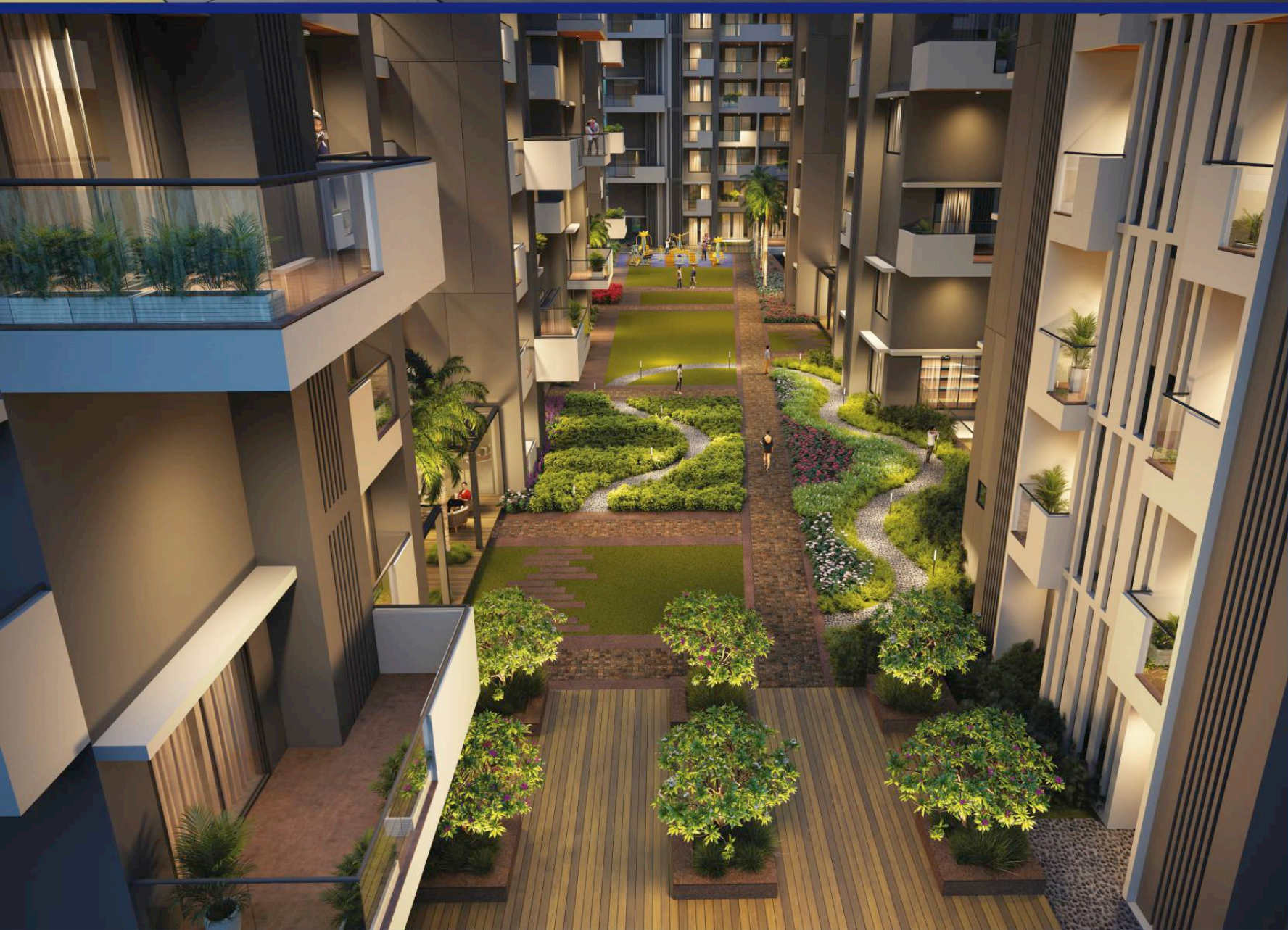
LIFE OF
BLISSFUL AQUA



Gorgeous landscapes, adorned pathways, fabulous clubhouse and exciting amenities come together to create a world of joyful experiences where you and your loved ones can relax and rejuvenate every day.

25+ AMENITIES





- RECEPTION AND WAITING LOUNGE
- KID'S PLAY AREA
- SWIMMING POOL
- POOLSIDE DECK
- WATER BODY
- COMMUNITY HALL WITH KITCHEN
- SAND PIT
- TODDLER'S ZONE
- INDOOR GAMES
POOL TABLE, CAROM, CHESS
- YOGA / MEDITATION /
AEROBICS
- GYM WITH
MODERN EQUIPMENT
- OUTDOOR EXERCISE
STATION
- NET CRICKET
- VOLLEYBALL COURT
- PARTY LAWN
- WALKING PATH
- SEATING DECK
- BUTTERFLY
GARDEN WALK
- GUESTS ROOM
- MEETING ROOM



WORLD CLASS 25+ AMENITIES



LIFE OF
PRIVILEGED
DELIGHTS



GROUND FLOOR PLAN



EXTERNAL ROAD

ENTRY

EXIT

LEGEND

- | | | |
|-------------------|-------------------|---------------------------|
| 01 ENTRANCE GATE | 10 TOILET | 19 YOGA / MEDITATION ROOM |
| 02 SECURITY CABIN | 11 CARETAKER ROOM | 20 TRAINER ROOM |
| 03 WATER BODY | 12 GYM | 21 TEMPLE |
| 04 AMPHITHEATER | 13 LOUNGE | 22 VOLLEYBALL COURT |
| 05 SEATING PLAZA | 14 SWIMMING POOL | 23 ADVENTURE PLAY AREA |
| 06 LAWN | 15 KIDS POOL | 24 NET CRICKET |
| 07 ENTRANCE FOYER | 16 POOL DECK | 25 RAMP |
| 08 ELECTRIC ROOM | 17 OPEN SHOWER | 26 PARKING |
| 09 PANTRY | 18 LOCKER ROOM | |





FIRST FLOOR PLAN



LEGEND

- 01 READING ROOM
- 02 GAME ROOM
- 03 CARD/CHESS ROOM
- 04 CHILDREN PLAY AREA FOR EWS
- 05 MALE & FEMALE TOILET
- 06 GARDENER ROOM
- 07 LOUNGE
- 08 SEATING DECK

- 09 OUTDOOR EXERCISE AREA
- 10 LAWN
- 11 PATHWAY
- 12 BUTTERFLY GARDEN WALK
- 13 REFLEXOLOGY PATH
- 14 OLD FOLKS SEATING
- 15 KIDS PLAY AREA
- 16 TIMBER DECK



TYPICAL FLOOR PLAN

2ND, 4TH, 6TH, 8TH & 10TH FLOOR



LIFE OF
ELEGANT OPULENCE

*Step inside and be hypnotized by the panache and extravagance of the
reception area. It's a welcome you truly deserve.*

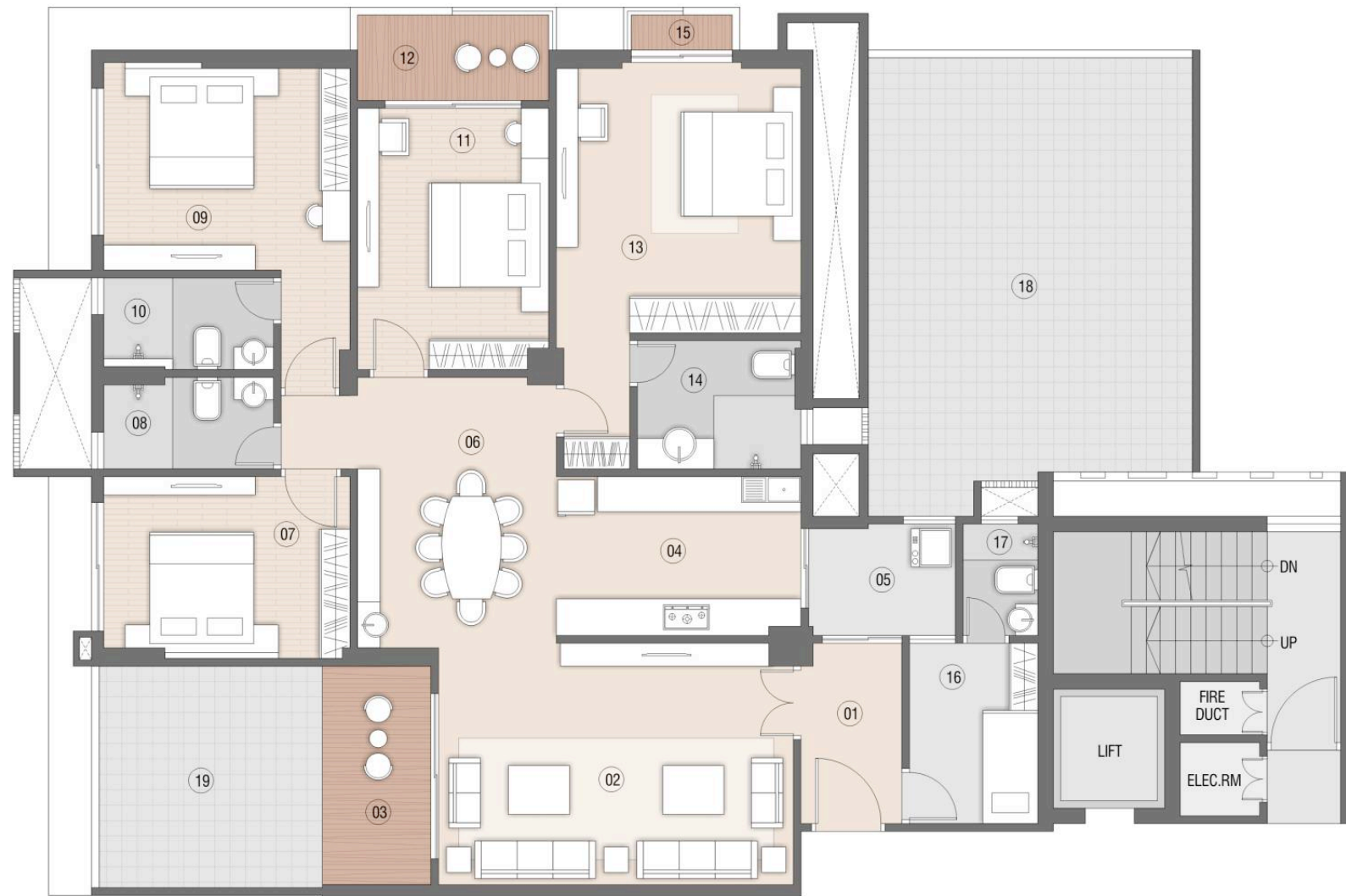




A
TOWER

4 BHK 1ST FLOOR

CARPET + DECK + DRY BALCONY	1677.2 SQ.FT.
TERRACE AREA	548.76 SQ.FT.
BUILT-UP AREA	2492.0 SQ.FT.
SALEBLE AREA	3389.12 SQ.FT.



01	ENTRANCE FOYER	1650 X 2950	5' 6" X 9' 8"
02	DRAWING	5825 X 3975	19' 2" X 13' 1"
03	VERANDAH	1800 X 3600	5' 11" X 11' 10"
04	KITCHEN	4000 X 2025	13' 2" X 8' 7"
05	UTILITY	2400 X 1950	7' 11" X 6' 5"
06	DINING	3300 X 4750	10' 10" X 15' 7"
07	BEDROOM-1	4025 X 3425	13' 3" X 9' 10"
08	TOILET	2775 X 1500	9' 1" X 4' 11"
09	BEDROOM-2	4025 X 3425	13' 3" X 11' 3"
10	TOILET	2775 X 1500	9' 1" X 4' 11"

11	BEDROOM-3	3150 X 4275	10' 4" X 14' 0"
12	BALCONY	3150 X 1550	10' 4" X 5' 1"
13	BEDROOM-4	4025 X 4450	13' 3" X 14' 7"
14	TOILET	2700 X 2100	8' 11" X 6' 11"
15	BALCONY	2' 3" WIDE	
16	SERVANT ROOM	2100 X 2950	6' 11" X 9' 8"
17	TOILET	1225X1825	4' 0"X6' 0"
18	TERRACE	5625 X 7675	18' 5" X 25' 2"
19	TERRACE	3775 X 3635	12' 5" X 11' 11"



A
TOWER

4 BHK 2ND FLOOR

CARPET + DECK + DRY BALCONY	1806.25 SQ.FT.
BUILT-UP AREA	2053.47 SQ.FT.
SALEBLE AREA	2792.71 SQ.FT.



01	ENTRANCE FOYER	1650 X 2950	5' 6" X 9' 8"
02	DRAWING	5825 X 3975	19' 2" X 13' 1"
03	BALCONY	1800 X 3600	5' 11" X 11' 10"
04	KITCHEN	4000 X 2025	13' 2" X 8' 7"
05	UTILITY	2400 X 1950	7' 11" X 6' 5"
06	DINING	3300 X 4750	10' 10" X 15' 7"
07	BEDROOM-1	4025 X 3425	13' 3" X 9' 10"
08	SERVICE BALCONY	2' 3" WIDE	
09	TOILET	2775 X 1500	9' 1" X 4' 11"
10	BEDROOM-2	4025 X 3425	13' 3" X 11' 3"

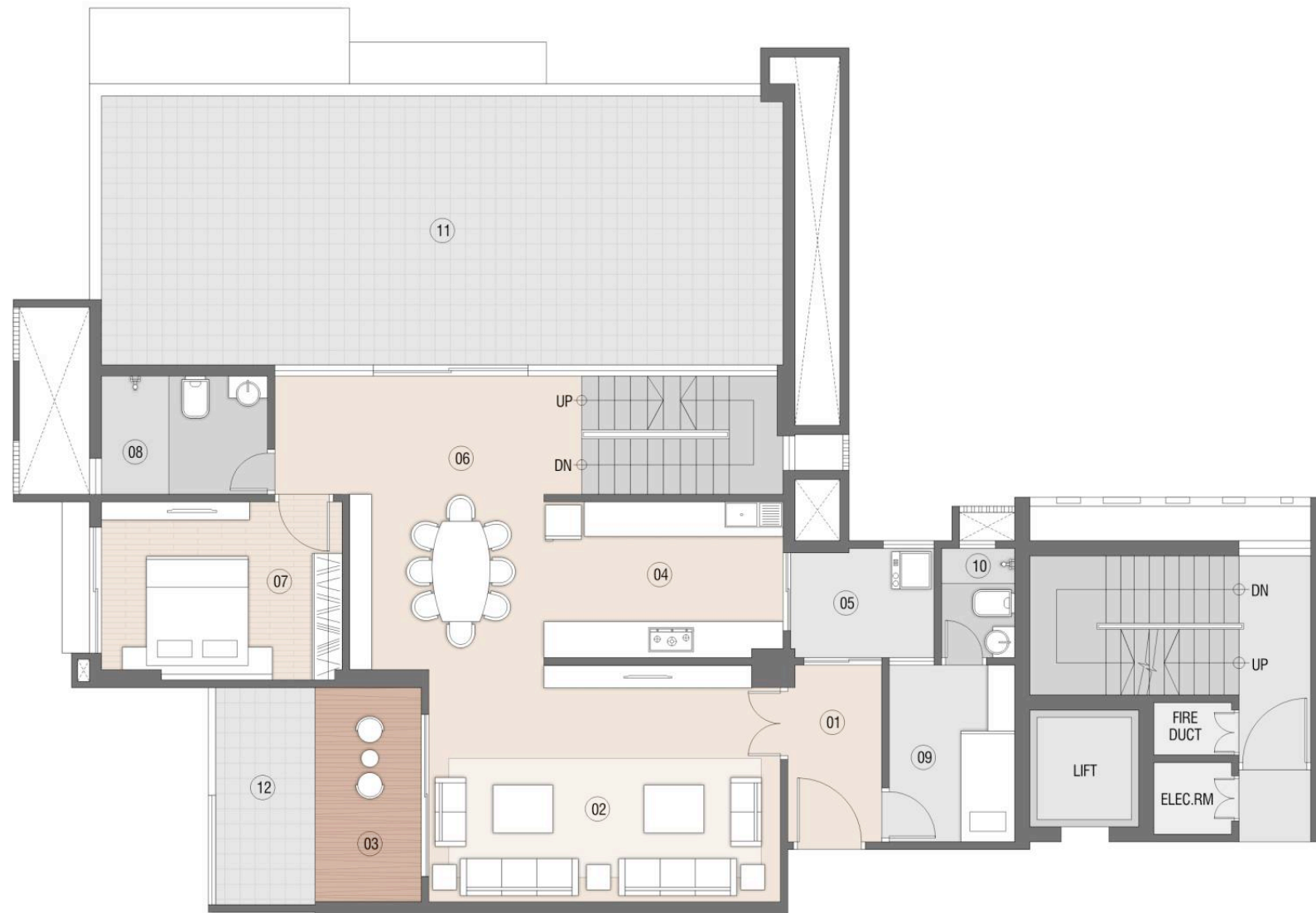
11	TOILET	2775 X 1500	9' 1" X 4' 11"
12	BALCONY	5' 11" WIDE	
13	BEDROOM-3	3150 X 4275	10' 4" X 14' 0"
14	BALCONY	3150 X 1550	10' 4" X 5' 1"
15	BEDROOM-4	4025 X 4450	13' 3" X 14' 7"
16	TOILET	2700 X 2100	8' 11" X 6' 11"
17	SERVANT ROOM	2100 X 2950	6' 11" X 9' 8"
18	TOILET	1225X1825	4' 0"X6' 0"
19	TERRACE	3275 X 1925	10' 6" X 6' 4"



A
TOWER

4 BHK PENT HOUSE LOWER LEVEL

CARPET + DECK + DRY BALCONY	1164.66 SQ.FT.
TERRACE AREA	566.12 SQ.FT.
BUILT-UP AREA	1939.50 SQ.FT.
SALEBLE AREA	2637.72 SQ.FT.



01	ENTRANCE FOYER	1650 X 2950	5' 6" X 9' 8"
02	DRAWING	5825 X 3975	19' 2" X 13' 1"
03	BALCONY	1800 X 3600	5' 11" X 11' 10"
04	KITCHEN	4000 X 2625	13' 2" X 8' 7"
05	UTILITY	2400 X 1950	7' 11" X 6' 5"
06	DINING	3300 X 5195	10' 10" X 17' 1"

07	BEDROOM-1	4025 X 3000	13' 3" X 9' 10"
08	TOILET	2775 X 1945	9' 1" X 6' 5"
09	SERVANT ROOM	2100 X 2950	6' 11" X 9' 8"
10	TOILET	1225 X 1825	4' 0" X 6' 0"
11	TERRACE	11500 X 4580	37' 9" X 15' 0"
12	TERRACE	1800 X 3600	5' 11" X 11' 10"



A
TOWER

4 BHK PENT HOUSE UPPER LEVEL

CARPET + DECK + DRY BALCONY	1098.19 SQ.FT.
BUILT-UP AREA	1290.00 SQ.FT.
SALEBLE AREA	1754.40 SQ.FT.



01	PUJA	1200 X 2625	4' 0" X 8' 7"
02	BEDROOM-2	5375 X 3000	17' 8" X 9' 10"
03	TOILET	2775 X 1945	9' 1" X 6' 5"
04	BALCONY	2' 3" WIDE	
05	BEDROOM-3	590 X 3975	19' 4" X 13' 1"

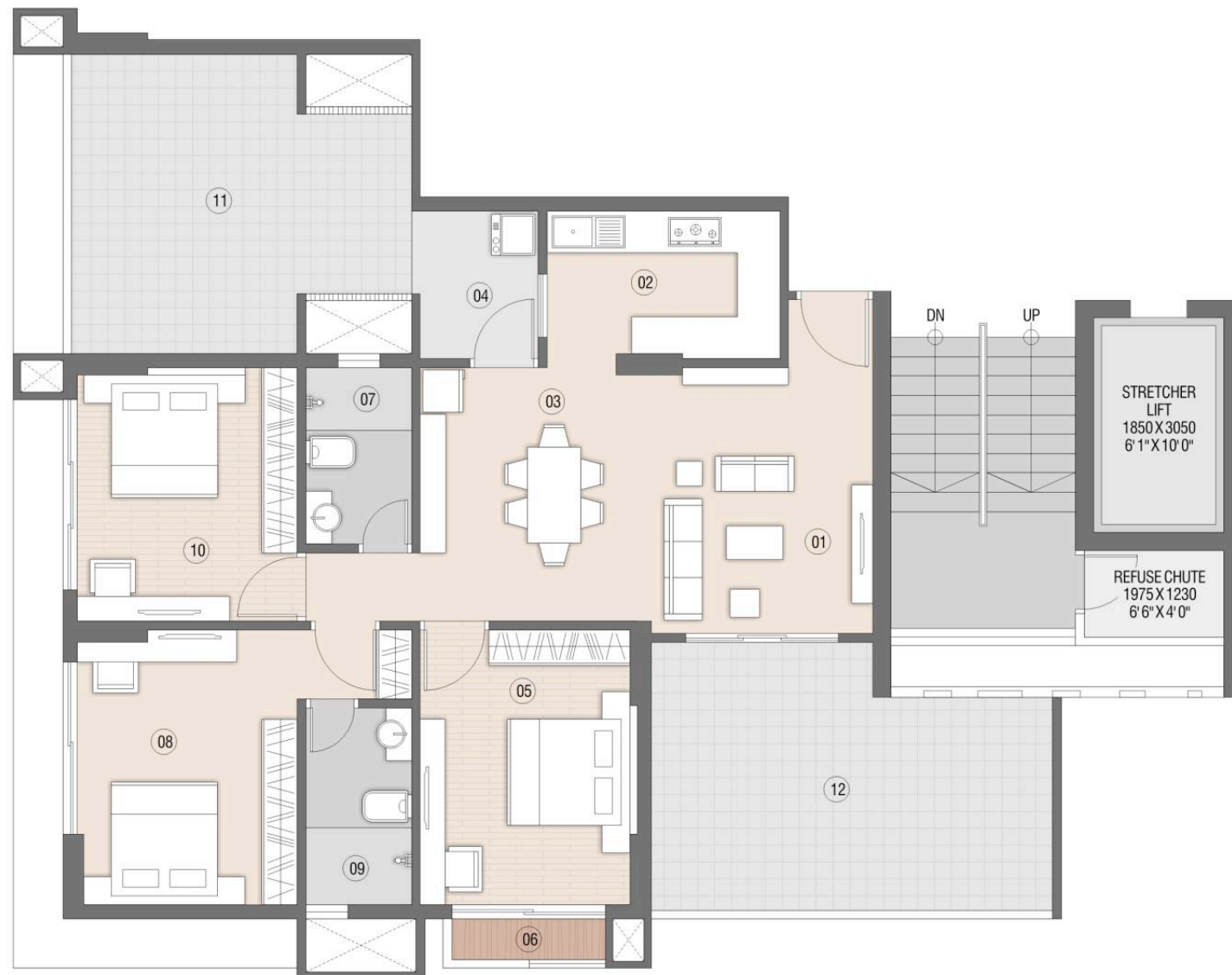
06	BALCONY	1800 X 3600	5' 11" X 11' 10"
07	BEDROOM-4	3800 X 4825	12' 6" X 15' 10"
08	TOILET	2775 X 1575	9' 1" X 5' 2"
09	BALCONY	2400 X 1950	7' 11" X 6' 5"



B1
TOWER

3 BHK 1ST FLOOR

CARPET + DECK + DRY BALCONY	902.6 SQ.FT.
TERRACE AREA	400.95 SQ.FT.
BUILT-UP AREA	1488.74 SQ.FT.
SALEBLE AREA	2024.68 SQ.FT.



01	DRAWING	3150 X 3775	10' 4" X 12' 5"
02	KITCHEN	3300 X 2100	10' 10" X 6' 11"
03	DINING	3275 X 3600	10' 9" X 11' 10"
04	UTILITY	1800 X 2100	5' 11" X 6' 11"
05	BEDROOM-1	3075 X 3900	10' 1" X 12' 10"
06	BALCONY	2' 3" WIDE	

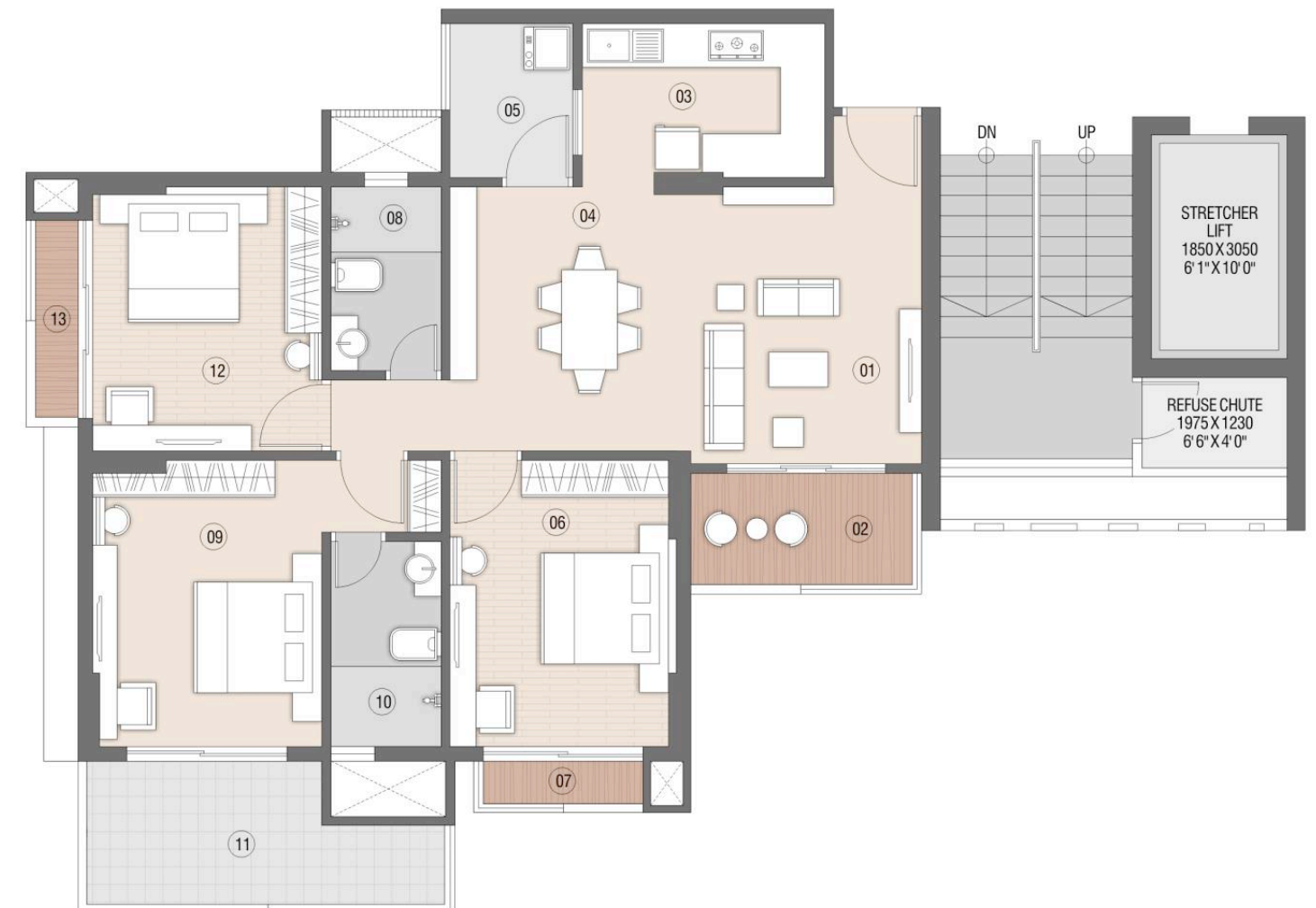
07	TOILET	1500 X 2500	4' 11" X 8' 2"
08	BEDROOM-2	3125 X 3900	10' 3" X 12' 10"
09	TOILET	1500 X 2800	4' 11" X 9' 2"
10	BEDROOM-3	3125 X 3600	10' 3" X 11' 10"
11	TERRACE	4950 X 4250	16' 3" X 13' 11"
12	TERRACE	5700 X 3925	18' 9" X 12' 10"



B1
TOWER

3 BHK 2ND FLOOR

CARPET + DECK + DRY BALCONY	1067.79 SQ.FT.
BUILT-UP AREA	1219.65 SQ.FT.
SALEBLE AREA	1658.72 SQ.FT.



01	DRAWING	3150 X 3775	10' 4" X 12' 5"
02	BALCONY	3150 X 1650	10' 4" X 5' 5"
03	KITCHEN	3300 X 2100	10' 10" X 6' 11"
04	DINING	3275 X 3600	10' 9" X 11' 10"
05	UTILITY	1800 X 2100	5' 11" X 6' 11"
06	BEDROOM-1	13075 X 3900	10' 1" X 12' 10"
07	BALCONY	2' 3" WIDE	

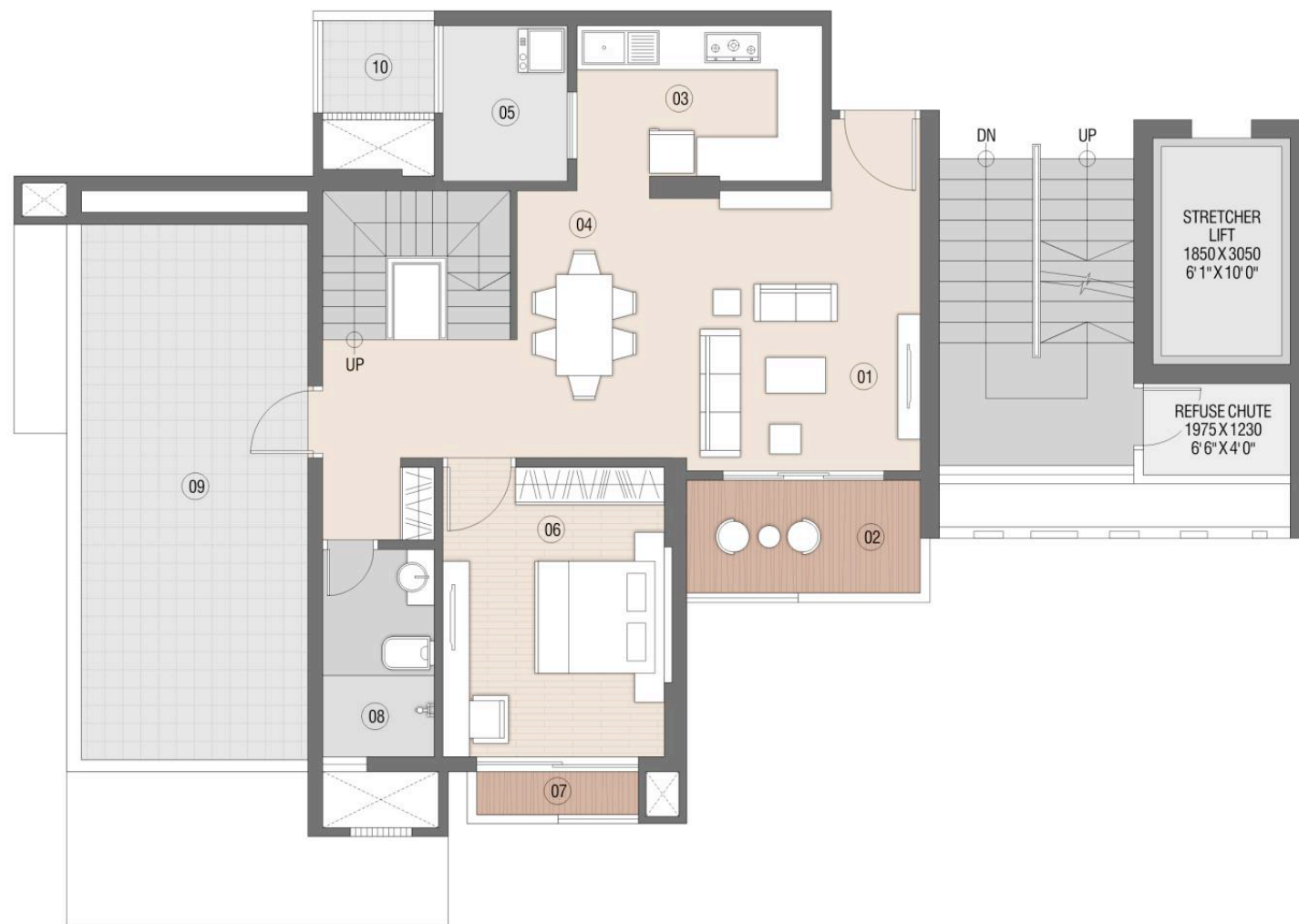
08	TOILET	1500 X 2500	4' 11" X 8' 2"
09	BEDROOM-2	3125 X 3900	10' 3" X 12' 10"
10	TOILET	1500 X 2800	4' 11" X 9' 2"
11	TERRACE	5140 X 2075	16' 10" X 6' 10"
12	BEDROOM-3	3125 X 3600	10' 3" X 11' 10"
13	SERVICE TERRACE	2' 3" WIDE	



B1
TOWER

3 BHK PENT HOUSE LOWER LEVEL

CARPET + DECK + DRY BALCONY	732.56 SQ.FT.
TERRACE AREA	241.05 SQ.FT.
BUILT-UP AREA	1116.78 SQ.FT.
SALEBLE AREA	1518.82 SQ.FT.



01	DRAWING	3150 X 3775	10' 4" X 12' 5"
02	BALCONY	3150 X 1650	10' 4" X 5' 5"
03	KITCHEN	3300 X 2100	10' 10" X 6' 11"
04	DINING	2275 X 3600	7' 6" X 11' 10"
05	UTILITY	1800 X 2100	5' 6" X 6' 11"

06	BEDROOM-1	3075 X 3900	10' 1" X 12' 10"
07	BALCONY	2' 3" WIDE	
08	TOILET	1500 X 2800	4' 11" X 9' 2"
09	TERRACE	3100 X 7225	10' 2" X 23' 9"
10	TERRACE	1800 X 1200	4' 11" X 4' 0"



B1
TOWER

3 BHK PENT HOUSE UPPER LEVEL

CARPET + DECK + DRY BALCONY	643.62 SQ.FT.
BUILT-UP AREA	781.87 SQ.FT.
SALEBLE AREA	1063.34 SQ.FT.



01	PASSAGE	5' 2" WIDE	
02	BEDROOM-3	4525 X 3775	14' 10" X 12' 5"
03	DRESS	1500 X 2100	4' 11" X 6' 11"
04	TOILET	1650 X 2100	5' 5" X 6' 11"
05	UTILITY	1800 X 2100	5' 11" X 6' 11"

06	BALCONY	3150 X 1650	10' 4" X 5' 5"
07	BEDROOM-2	3075 X 3900	10' 1" X 12' 10"
08	BALCONY	2' 3" WIDE	
09	TOILET	1500 X 2800	4' 11" X 9' 2"



B2
TOWER

3 BHK 1ST FLOOR

CARPET + DECK + DRY BALCONY	902.6 SQ.FT.
TERRACE AREA	400.95 SQ.FT.
BUILT-UP AREA	1488.74 SQ.FT.
SALEBLE AREA	2024.68 SQ.FT.



01	DRAWING	3150 X 3775	10' 4" X 12' 5"
02	KITCHEN	3300 X 2100	10' 10" X 6' 11"
03	DINING	3275 X 3600	10' 9" X 11' 10"
04	UTILITY	1800 X 2100	5' 11" X 6' 11"
05	BEDROOM-1	3075 X 3900	10' 1" X 12' 10"
06	BALCONY	2' 3" WIDE	

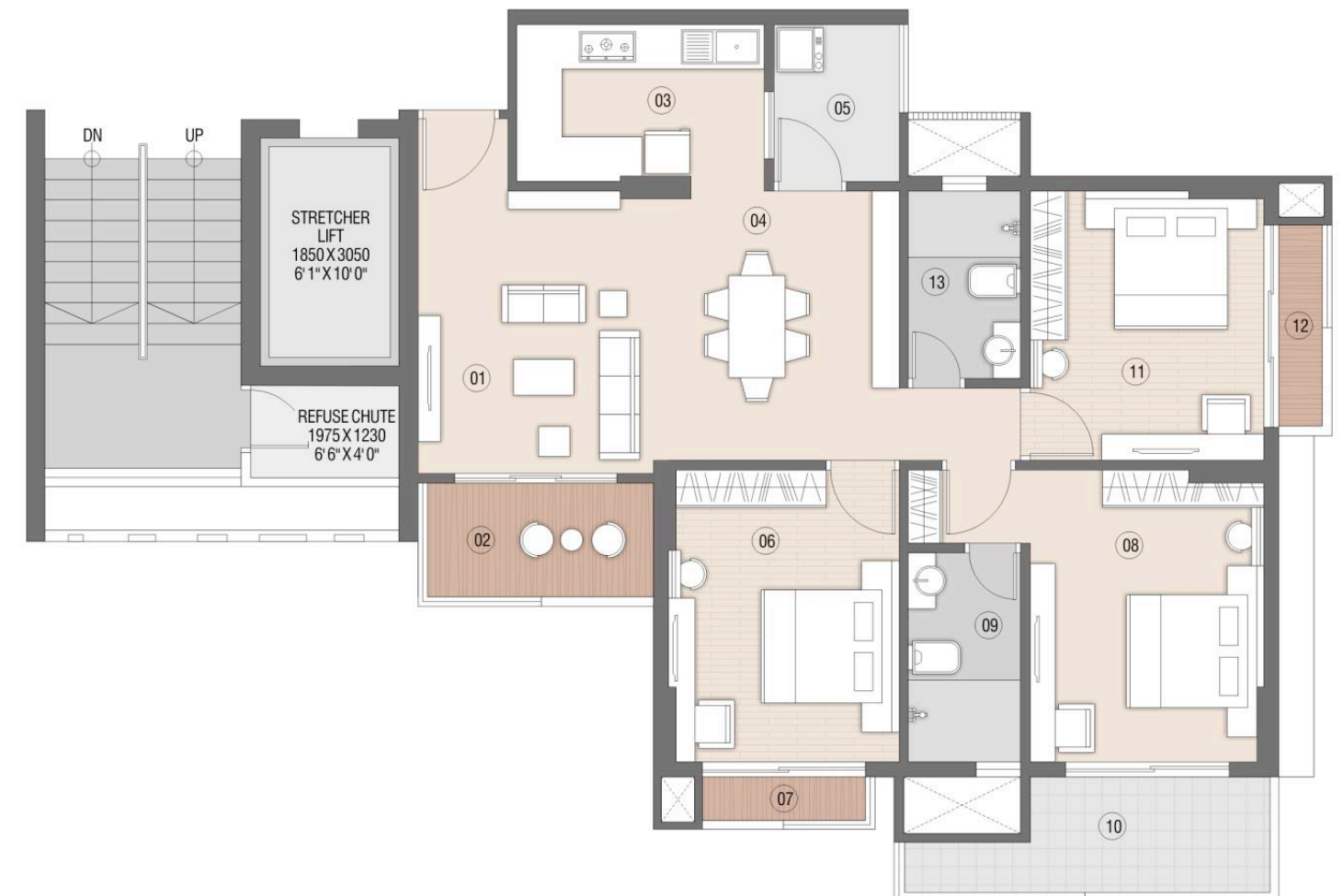
07	BEDROOM-2	3125 X 3900	10' 3" X 12' 10"
08	TOILET	1500 X 2800	4' 11" X 9' 2"
09	BEDROOM-3	3125 X 3600	10' 3" X 11' 10"
10	TOILET	1500 X 2500	4' 11" X 8' 2"
11	TERRACE	4950 X 4250	16' 3" X 13' 11"
12	TERRACE	5700 X 3925	18' 9" X 12' 10"



B2
TOWER

3 BHK 2ND FLOOR

CARPET + DECK + DRY BALCONY	1045.11 SQ.FT.
BUILT-UP AREA	1195.21 SQ.FT.
SALEBLE AREA	1625.48 SQ.FT.



01	DRAWING	3150 X 3775	10' 4" X 12' 5"
02	BALCONY	3150 X 1650	10' 4" X 5' 5"
03	KITCHEN	3300 X 2100	10' 10" X 6' 11"
04	DINING	3275 X 3600	10' 9" X 11' 10"
05	UTILITY	1800 X 2100	5' 11" X 6' 11"
06	BEDROOM-1	3075 X 3900	10' 1" X 12' 10"
07	BALCONY	2' 3" WIDE	

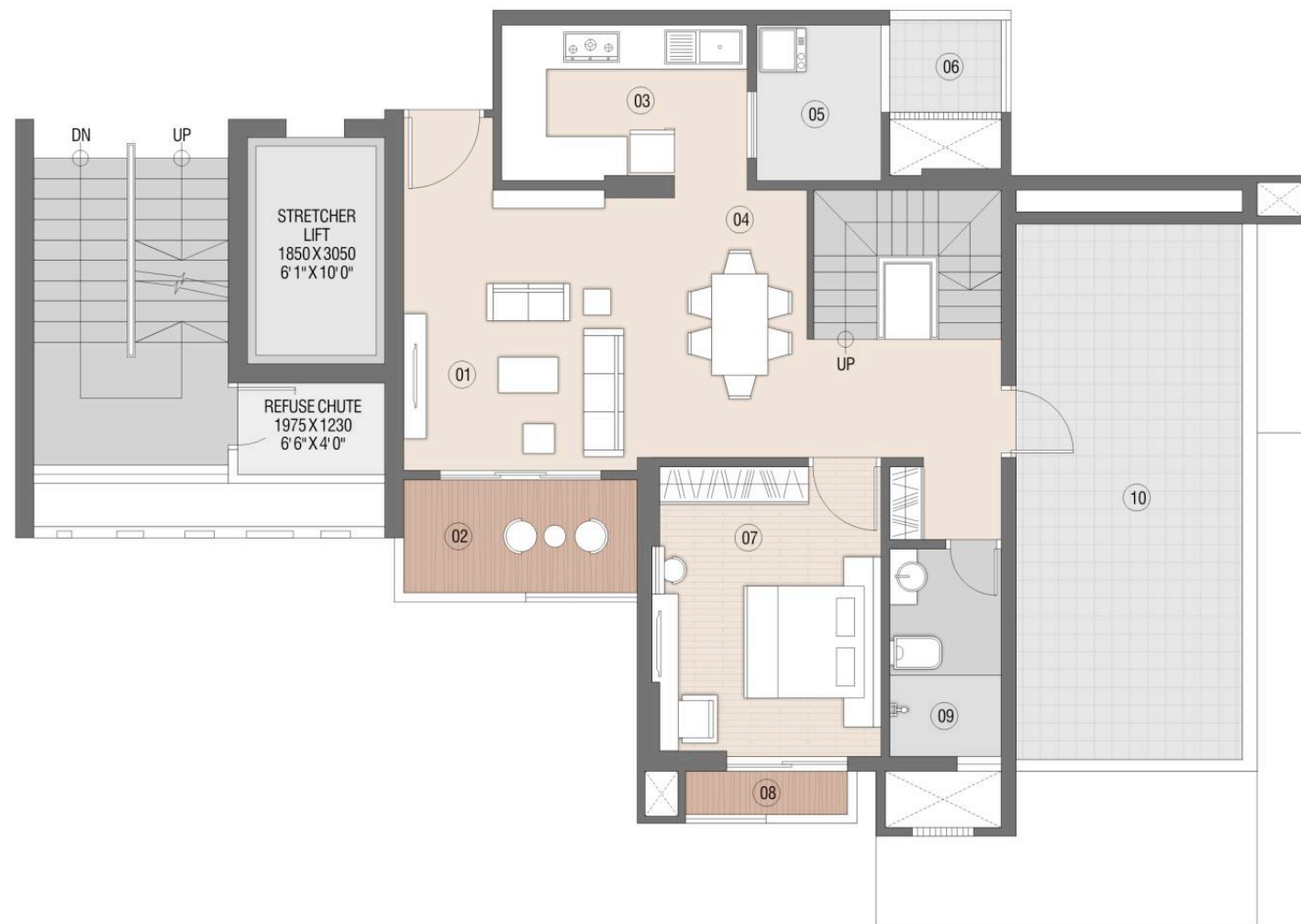
08	BEDROOM-2	3125 X 3900	10' 3" X 12' 10"
09	TOILET	1500 X 2800	4' 11" X 9' 2"
10	TERRACE	5140 X 1670	16' 10" X 5' 6"
11	BEDROOM-3	3125 X 3600	10' 3" X 11' 10"
12	BALCONY	2' 3" WIDE	
13	TOILET	1500X2500	4' 11"X8' 2"



B2
TOWER

3 BHK PENT HOUSE LOWER LEVEL

CARPET + DECK + DRY BALCONY	728.68 SQ.FT.
TERRACE AREA	240.93 SQ.FT.
BUILT-UP AREA	1125.02 SQ.FT.
SALEBLE AREA	1530.02 SQ.FT.



01	DRAWING	3150 X 3775	10' 4" X 12' 5"
02	BALCONY	3150 X 1650	10' 4" X 5' 5"
03	KITCHEN	3300 X 2100	10' 10" X 6' 11"
04	DINING	2275 X 3600	7' 6" X 11' 10"
05	UTILITY	1800 X 2100	5' 6" X 6' 11"

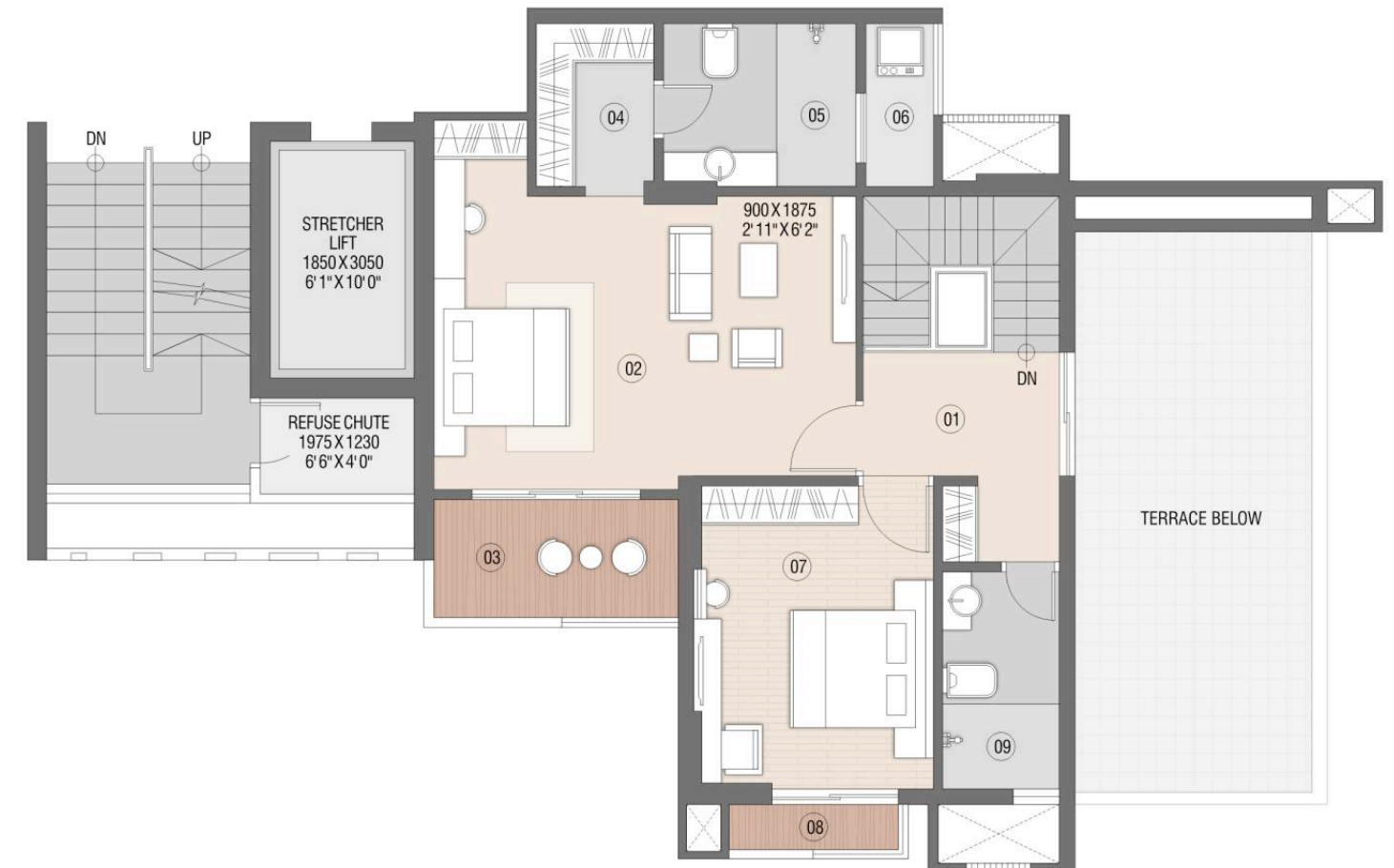
06	TERRACE	1800 X 1200	4' 11" X 4' 0"
07	BEDROOM-1	3075 X 3900	10' 1" X 12' 10"
08	BALCONY	2' 3" WIDE	
09	TOILET	1500 X 2800	4' 11" X 9' 2"
10	TERRACE	3100 X 7225	10' 2" X 23' 9"



B2
TOWER

3 BHK PENT HOUSE UPPER LEVEL

CARPET + DECK + DRY BALCONY	643.93 SQ.FT.
BUILT-UP AREA	778.75 SQ.FT.
SALEBLE AREA	1059.10 SQ.FT.



01	PASSAGE	5' 2" WIDE	
02	BEDROOM-3	4525 X 3775	14' 10" X 12' 5"
03	BALCONY	3150 X 1650	10' 4" X 5' 5"
04	DRESS	1500 X 2100	4' 11" X 6' 11"
05	TOILET	1650 X 2100	5' 5" X 6' 11"

06	UTILITY	1800 X 2100	5' 6" X 6' 11"
07	BEDROOM-2	3075 X 3900	10' 1" X 12' 10"
08	BALCONY	2' 3" WIDE	
09	TOILET	1500 X 2800	4' 11" X 9' 2"



C
TOWER

3 BHK 1ST FLOOR

CARPET + DECK + DRY BALCONY	1022.23 SQ.FT.
TERRACE AREA	702.89 SQ.FT.
BUILT-UP AREA	1936.75 SQ.FT.
SALEBLE AREA	2634.00 SQ.FT.



01	ENTRANCE FOYER	-	-
02	LIVING	3300 X 4100	10' 10" X 13' 6"
03	BALCONY	3300 X 1500	10' 10" X 4' 11"
04	KITCHEN	3275 X 2275	10' 9" X 7' 6"
05	DINING	3275 X 3100	10' 9" X 10' 2"
06	UTILITY	1600 X 2225	5' 3" X 7' 4"
07	BEDROOM-1	3200 X 3900	10' 6" X 12' 10"
08	BALCONY	2' 3" WIDE	

09	BEDROOM-2	3150 X 3900	10' 4" X 12' 10"
10	TOILET	1500 X 2800	4' 11" X 9' 2"
11	BEDROOM-3	3150 X 3900	10' 4" X 12' 10"
12	TOILET	1500 X 2200	4' 11" X 7' 3"
13	TERRACE	4850 X 7500	15' 11" X 24' 7"
14	TERRACE	5850 X 5375	19' 2" X 17' 8"
15	SERVANT ROOM	2125 X 2225	7' 0" X 7' 4"
16	TOILET	1650X1200	5' 6"X3' 11"



C
TOWER

3 BHK 2ND FLOOR

CARPET + DECK + DRY BALCONY	1185.97 SQ.FT.
BUILT-UP AREA	1346.45 SQ.FT.
SALEBLE AREA	1831.17 SQ.FT.



01	ENTRANCE FOYER	-	-
02	LIVING	3300 X 4100	10' 10" X 13' 6"
03	BALCONY	3300 X 1500	10' 10" X 4' 11"
04	KITCHEN	3275 X 2275	10' 9" X 7' 6"
05	DINING	3275 X 3100	10' 9" X 10' 2"
06	UTILITY	1600 X 2225	5' 3" X 7' 4"
07	BEDROOM-1	3200 X 3900	10' 6" X 12' 10"
08	BALCONY	2' 3" WIDE	

09	TOILET	1500 X 2200	4' 11" X 7' 3"
10	BEDROOM-2	3150 X 3900	10' 4" X 12' 10"
11	TOILET	1500 X 2800	4' 11" X 9' 2"
12	TERRACE	5100 X 2075	16' 9" X 6' 10"
13	BEDROOM-3	3150 X 3900	10' 4" X 12' 10"
14	BALCONY	2' 3" WIDE	
15	SERVANT ROOM	2125 X 2225	7' 0" X 7' 4"
16	TOILET	1650X1200	5' 6"X3' 11"



BASEMENT PLAN



S.T.P



APARTMENT SPECIFICATIONS

AIR-CONDITIONING

Provision for Odu's and Points in All Rooms (Bedroom+living)

DECK

- Deck with designer Wooden Flooring
- S.S./ M.S. & Glass safety railing

DOORS AND WINDOWS

- Designer main door with wooden frame provided with premium make lock and fittings.
- Internal door openings provided to benefit future aesthetics of interior design requirement.
- All window openings provided with granite stone frame with good quality aluminum anodized / UPVC section and glass.

WASH & UTILITY

- Leather finished granite slab in flooring and vitrified tile on dado with adequate electrical and plumbing points.

TELEVISION, INTERNET & TELEPHONE

- Convenient provision of internet, telephone & television points in each apartment.

WALL SURFACE

- Water proof putty on all plastered wall and ceiling

TOILETS

- Decorative high-quality vitrified tile upto lintel level with standard quality sanitary ware and C.P fittings in all toilets.

KITCHEN

- Granite kitchen platform with sink of Standard make.
- High quality vitrified tile dado upto lintel level.
- Gas connection on platform & provision for R.O. water purifier

FLOOR FINISH

- Superior Quality of vitrified tile.

ELECTRICAL

- Sufficient points in concealed copper wiring of RR KABEL / eq. make
- Modular switches of LEGRAND / HAVELS / eq. make.

BUILDING SPECIFICATIONS

ENTRANCE FOYER & LOBBY

- Well-designed entrance foyer, waiting area elegantly designed lobby at all floor levels.

ELEVATORS

- Two fully-automatic (passenger / Stretcher) & 1 Service elevator per building.

PARKING

- Site development : Inter locking paver blocks / stone paving.

FACADE TREATMENTS

- Plaster: Roller finished double coat plaster on exterior wall.
- Paint : Weather shield paint of standard make.

ELECTRICS AND POWER BACKUP

- Silent generator of adequate facilities for lifts, water pump and common facilities.
- Designer light fittings of standard make in common passages.

SECURITY

- Video door phone and intercom facilities with connectivity from entrance foyer to each flat, lifts and security cabin.
- CCTV camera coverage in campus, reception and basement area.

STRUCTURE

- Earthquake resistant structural design as per IS for RCC frame structure with isolated footings and in fill masonry walls.

AMENITIES

- Reception and waiting lounge

- Kid's Play Area

- Poolside Deck

- Swimming Pool

- Poolside Seat-out

- Shower Area

- Locker Room & Changing Room

- Water Body

- Community Hall With Kitchen

Facilities & wash area

- Washrooms for Guests

- Sand Pit

- Toddler's Zone

- Indoor Games {Pool Table, Table Tennis, Football, Carom, Chess & Board Games}

- Yoga / Meditation / Aerobics Room

- Gym with Modern Equipment

- Guests Room

- Meeting Room

OTHER AMENITIES

- Security System with CCTV Camera & Intercom Entrance Foyers.

- 1-Level Basement car Parking and ground Level Stilt Parking.

LEGAL DISCLAIMER:

* All furniture / objects shown in the plan are for presentation & understanding purpose only. By no means, it will form a part of final deliverable products.

* All the elements, objects, treatment, materials, equipment & colour scheme shown are artisan's impression and purely for presentation purpose. By no means, it will form a part of the amenities, features or specification of our final products.

NOTE:

• All rights for alteration / modification and development in design or specifications by architects and / or developers before final handing over shall be binding to all the members.

• This brochure is for private circulation only. By no means. It will form part of any legal contract.

WE REQUEST:

• Stamp duty, Registration charges, All Legal obligations, Society maintenance charges etc. shall be borne by the purchaser.

• GST & All or any other taxes levied in future, will be borne by the purchaser.

• Any additional charges or duties levied by the Government / Local authorities during or after the completion of the property shall be borne by the purchaser.

• In the interest of continual development in design & quality of construction, the developer reserve all the rights to make any changes in the scheme including technical specification, designs, planning, layout & all purchasers shall abide by such changes.

• Changes / alteration of any nature including elevation, exterior colour scheme, balcony grill or any other changes affecting the overall design concept & outlook of the scheme are strictly NOT PERMITTED during or after the completion of the scheme.

• Any RCC member (Beam, Colum & Slab) must not be damaged during your interior work.

• Low-voltage cables such as telephone, TV and internet cables shall be strictly laid as per consultant's service drawings with prior consent of Developer / Builder's office. No wire/cables/conduits shall be laid or installed such that they form hanging formation on the building exterior face.

• This brochure is intended only for easy display & information of the scheme and does not form part of the legal documents.

• Common passages/ landscaped areas are not allowed to be used for personal purpose.

LANDSCAPE AMENITIES

- Bubbler Feature

- Lounge Deck With Hanging Lights

- Bar Counter

- Entry Signature Wall Drop Off Feature

- Paving Entry With Water Feature

- Walking Path

- Feature Green Wall

- Kid's Play Area

- Deck With Rock Climbing

- Seating Steps

- Plumeria Plaza

- Party Lawn

- Seating Deck

- Seating deck with pergola

- Open Lawn

- Old Folks corner with pergola

- Palm Plaza

- Butterfly garden wall

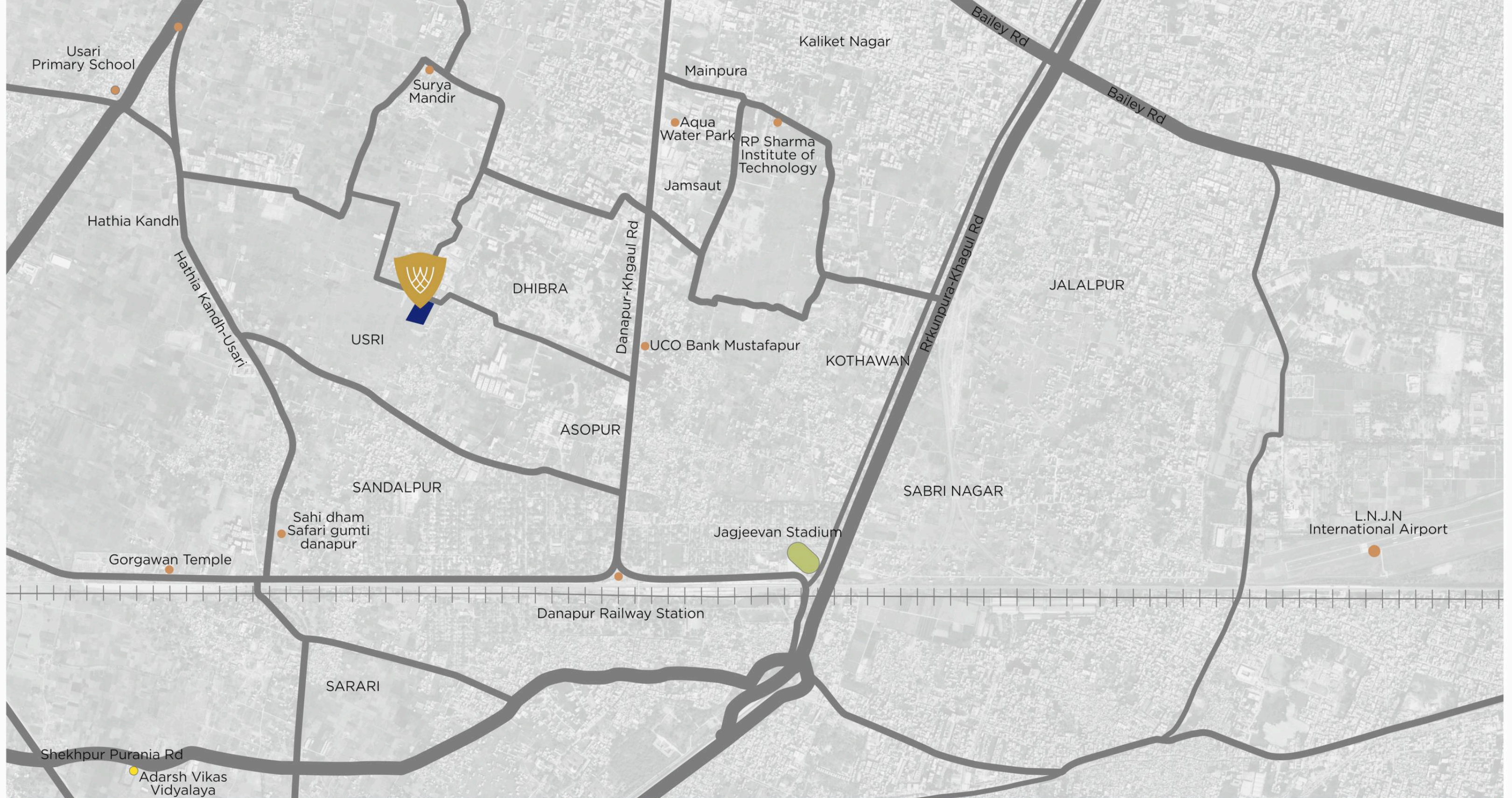
- Seating steps

- Outdoor exercise Station

- Stepping Stones



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