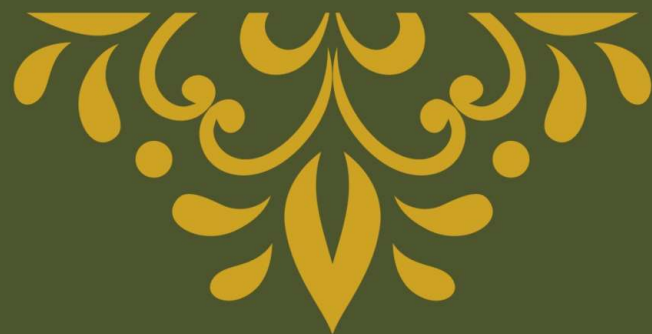




Shaligram
LUXURIA



4 & 5 BHK FINE LIVING



Welcome to Shaligram Luxuria – a utopian world of bliss, grandeur, and comfort in continuously developing and emerging as 'the' neighborhood of Ahmedabad – Ambli. With so much development in and around the Ambli, it has become a happening hub for urban families who wish to connect with happiness, calmness, and comfort...all at the same time.

Shaligram Luxuria, with its unrivaled luxurious lifestyle and beyond-ordinary amenities, stands out as a project like no other. A wholesome living experience at Shaligram Luxuria bears the hallmark of classy and exquisite life at every step.



WHEN PERFECTION TRANSLATES INTO

AESTHETIC ARCHITECTURE

Finally, a project that beautifully incorporates the elements of elegance and practicality to create a project that emerges as a stunning piece of architecture.



REJUVENATION & RECREATION

Fill the moments with fun, frolic and fitness. With Shaligram Luxuria you will find ample ways to seek happiness.



SCENIC AND SERENE

How wonderful it is to greet the mornings with the scenic beauty of lush greens from the serenity of your home.



THE PERFECT ADDRESS

Shaligram Luxuria is a perfect address for those who love to be at the helm of everything with quick connectivity.



THE MARK OF MAGNIFICENCE

A magnificent life on the bed of handpicked amenities to keep you amused for the lifetime.



ARTISTIC ARCHITECTURE

G+14
Storeyed
tower

02
Residence
per floor

03
Lift each
block

20+
Lifestyle
amenities

04
Wing with
elegant elevation

02
Level sufficient
basement parking

LIVE EVERY
MOMENT, WITH EASE
AS YOU WISH.



SCENIC AND SERENE





COME HOME TO REJUVENATING CLUB-CLASS LIVING

Rejuvenate your senses and refresh yourself
with exquisitely and exclusively planned
amenities anytime you wish.



REJUVENATION & RECREATION



MULTI-PURPOSE, RELAXING
AMENITIES



ENTRANCE GATE



SECURITY CABIN



PICK UP & DROP
POINT



ENTRANCE PLAZA



LOUNGE & LIBRARY



SOCIETY MEETING
ROOM



LAWN



PLAZA



PARKING



SKATING AREA



BADMINTON
COURT



ENTRANCE FOYER



MULTI PURPOSE
HALL



INDOOR GAMES



GYM



CHILDREN PLAY
AREA



VERANDA WITH
SWINGS



DRY FOUNTAIN

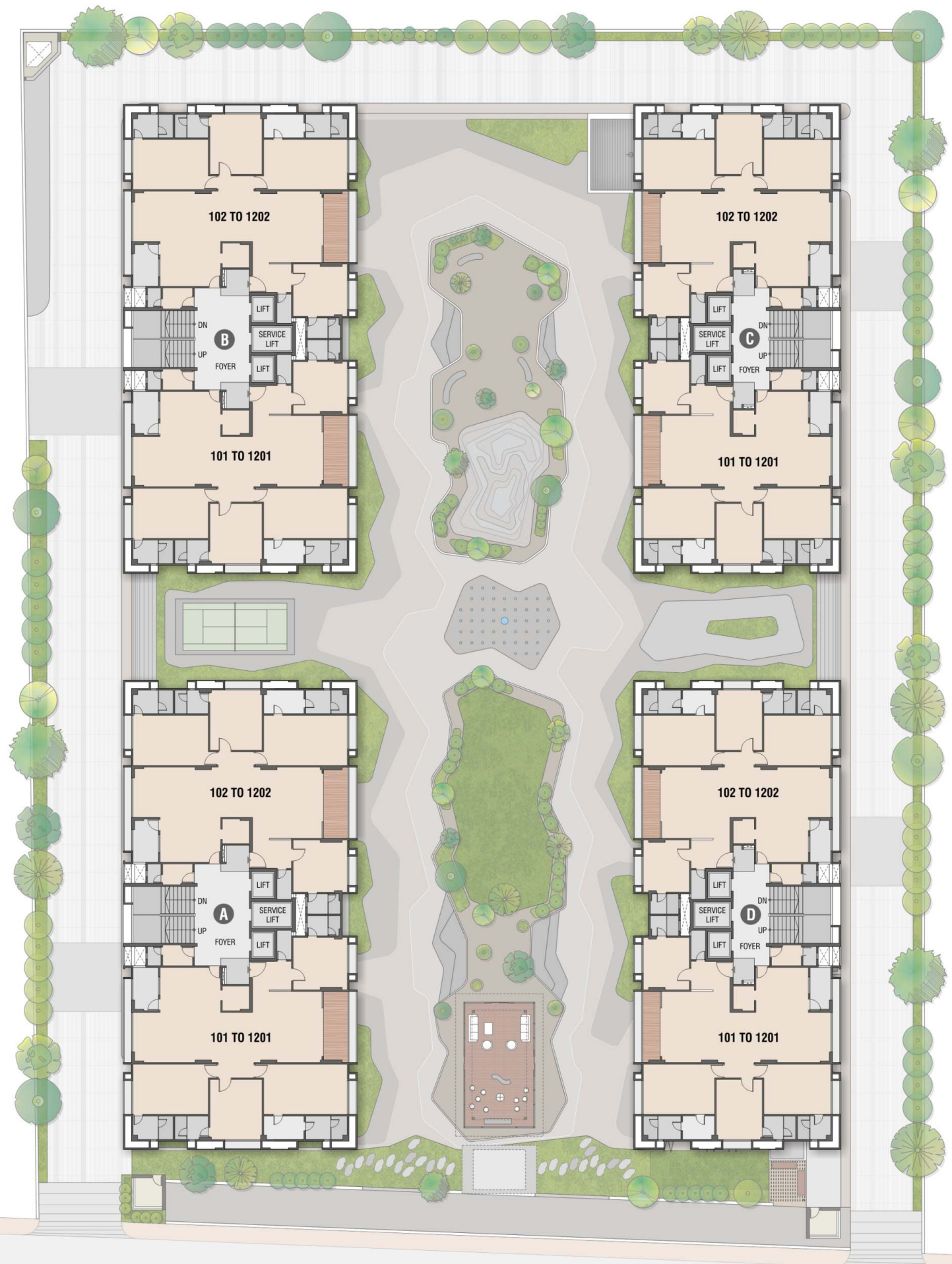
GROUND FLOOR PLAN

- | | | |
|-------------------------|-----------------------|--------------------|
| 01 Entrance Gate | 10 Indoor Games | 19 Skating Area |
| 02 Security Cabin | 11 Lawn | 20 Badminton Court |
| 03 Pick Up & Drop Point | 12 Plaza | 21 Basement Entry |
| 04 Entrance Foyer | 13 Children Play Area | 22 Basement Exit |
| 05 Meter Room | 14 Entrance Plaza | 23 DG Set |
| 06 Veranda With Swings | 15 Dry Fountain | 24 Garbage |
| 07 Multi Purpose Hall | 16 Lounge & Library | 25 Exit Gate |
| 08 Society Meeting Room | 17 Sub Station | 26 Common Garbage |
| 09 Gym | 18 Wash Area | |



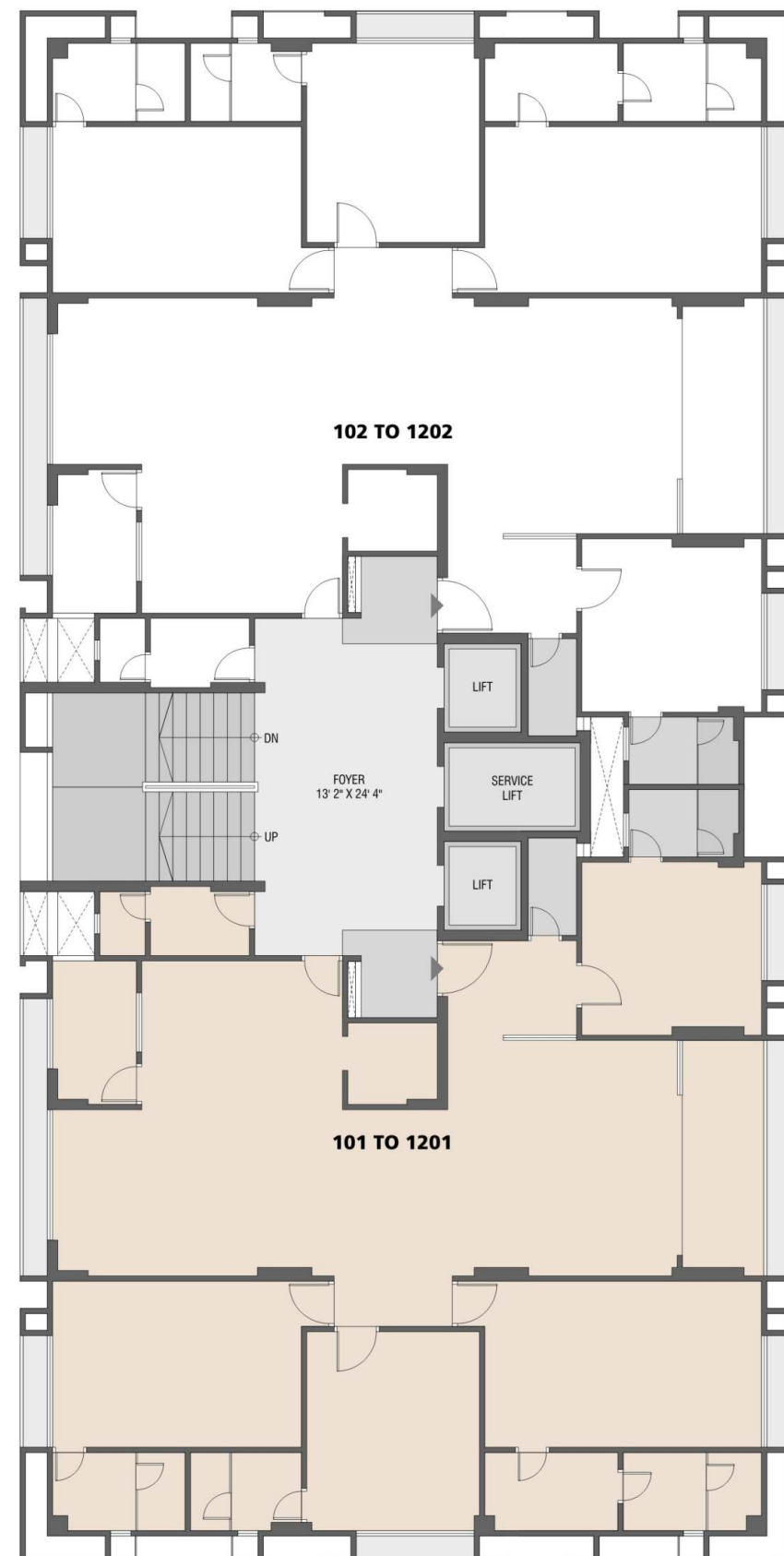
12.00 MT. WIDE ROAD

TYPICAL FLOOR PLAN



 4BHK
1ST TO 12TH FLOOR
BLOCK-A,B

 TYPICAL
FLOOR PLAN

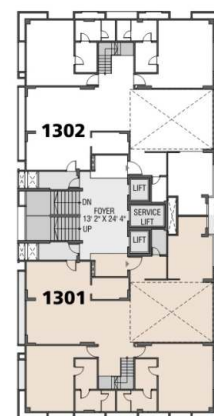




5BHK

13TH FLOOR

PENTHOUSE PLAN
LOWER LEVEL



BLOCK-A,B



5BHK

14TH FLOOR

PENTHOUSE PLAN
UPPER LEVEL



BLOCK-A,B



 4BHK
1ST TO 12TH FLOOR
BLOCK-C,D

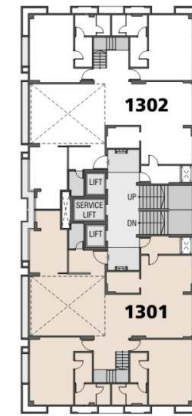


 TYPICAL
FLOOR PLAN



 5BHK
13TH FLOOR

PENTHOUSE PLAN
LOWER LEVEL

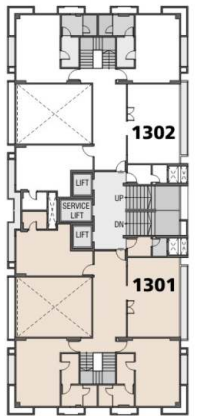


BLOCK-C,D



 5BHK
14TH FLOOR

PENTHOUSE PLAN
UPPER LEVEL



BLOCK-C,D



FIND YOUR WAY
TO AN AWE-INSPIRING
LIFESTYLE



Shaligram
LUXURIA 

SHALIGRAM
CORPORATES

<< CJ Road

BRTS Route

<< Iscon - Ambli Road >>



SPECIFICATION

WALLS:

- All internal walls will be finished with putty over mala plaster.
- All external walls will be finished with double coat sand-face plaster/texture with acrylic paints.
- Earthquake resistant RCC Frame Structure with light weight block masonry wall.



FLOORING:

- Italian marble design Vitrified tiles in All Bedroom, Living, Dining, Kitchen and Anti-Skid finish vitrified tiles flooring in Balcony.



DOORS & WINDOWS:

- Decorative main entrance door with digital lock and all other doors is flush door with S.S / Brass fittings.
- All windows will be fully glazed aluminum sliding with stone revile.



KITCHEN:

- Granite platform with S.S sink, designer glazed tiles dado up to beam bottom level and below plain tiles the platform.
- Along with electric point for microwave oven , water purifier & Refrigerator



ELECTRIFICATION:

- 3 phase Concealed copper flexible wiring with adequate number of electric points & decorative modern modular switches.
- Centralized distribution board with MCBS for safety & Protection.



PLUMBING:

- Concealed plumbing with standard pipe fitting and premium CP fitting.
- Common Underground water tank and overhead water tank for continuous water supply.



TOILET:

- Elegantly designed toilets with tiles up to lintel level, with Premium Quality Bath fitting and sanitary wares and shower.



DISCLAIMER:

Stamp duty, Registration Charges, Legal Documentation Charges, GST, AMC, & TORRENT POWER charges including cable & substation cost shall be borne by the purchaser. • Any Additional charges or duties levied by the Government / Local authorities during or after completion of the scheme will be borne by the purchaser. • In interest of continual developments in the design & quality of construction, the developer reserves all rights to make any changes in the scheme including and not limited to technical specifications, design, planning, layout & all purchasers shall abide by such changes. • Changes/alteration of any nature including elevation, exterior color 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, Column, Slab) must not be damaged during your interior work. • This brochure is intended only to convey the essential design & technical features of the scheme and does not form part of legal documents.

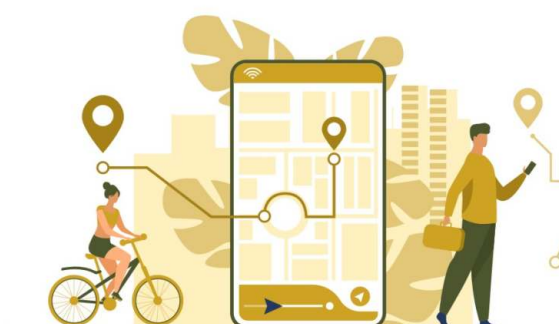


Shaligram
LUXURIA



scan for location

Site Address : Shaligram Luxuria
B/s. Shaligram Corporates, B/h. Dishman House
Iscon-Ambli Road, Ahmedabad - 380058



THE PERFECT ADDRESS



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www.shaligrambuildcon.com

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