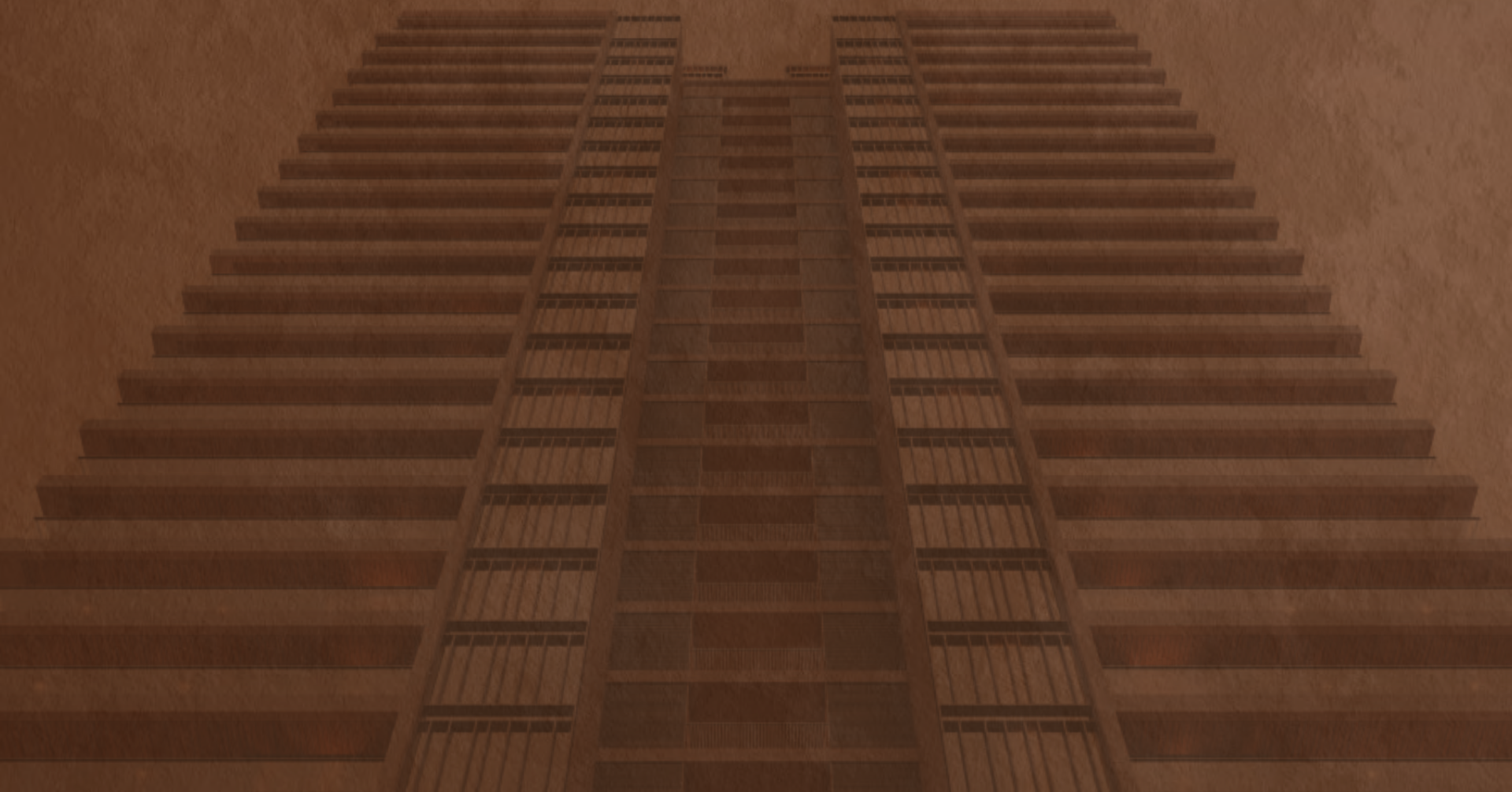




STOREYS OF
Extravagance

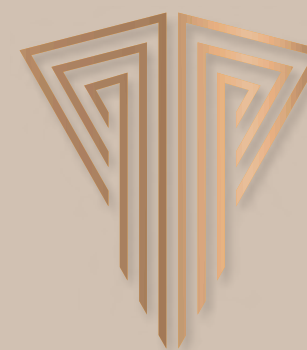




BY HN SAFAL



ARTISTIC IMPRESSION*



44 IDENTICAL
5 BHK LUXURIOUS APARTMENTS

THE STORY TO
Concept





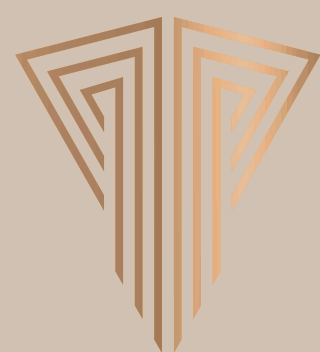
Step into a realm of unparalleled luxury in nature's embrace at **THE PARK**.

These apartments redefine grandeur with their meticulous planning, exquisite architecture & unmatched exclusivity.

Crafted by the renowned Architect, Mr. Apurva Amin, and developed by HN SAFAL, each residence rises above the ordinary, promising a lifestyle beyond compare.



ARTISTIC IMPRESSION*



Indulge in an experience like no other.
Let the journey to elevated living begin!





THE STORY TO

Behold



Be welcomed by a stunningly opulent entrance,
designed to leave a lasting impression which
offers a glimpse of the luxury that awaits.



ARTISTIC IMPRESSION*



A double-height entrance lobby where refined elegance greets you. Relax in the comfort of plush lounge seating within an atmosphere of unmatched luxury.



ARTISTIC IMPRESSION*



ARTISTIC IMPRESSION*

BUSINESS CENTRE
Elevate your living with an exclusive business center,
where work seamlessly blends with luxury.

THE STORY OF

Mind Body





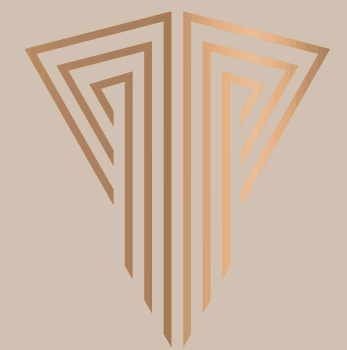
Welcome to the first floor, where you will find an inviting pool and a fully equipped gymnasium area.

After a high-energy workout, unwind with a hot steam bath to relax your muscles. Alternatively, simply relax on the deck and enjoy soul-soothing vistas of the city.

INDOOR SWIMMING POOL

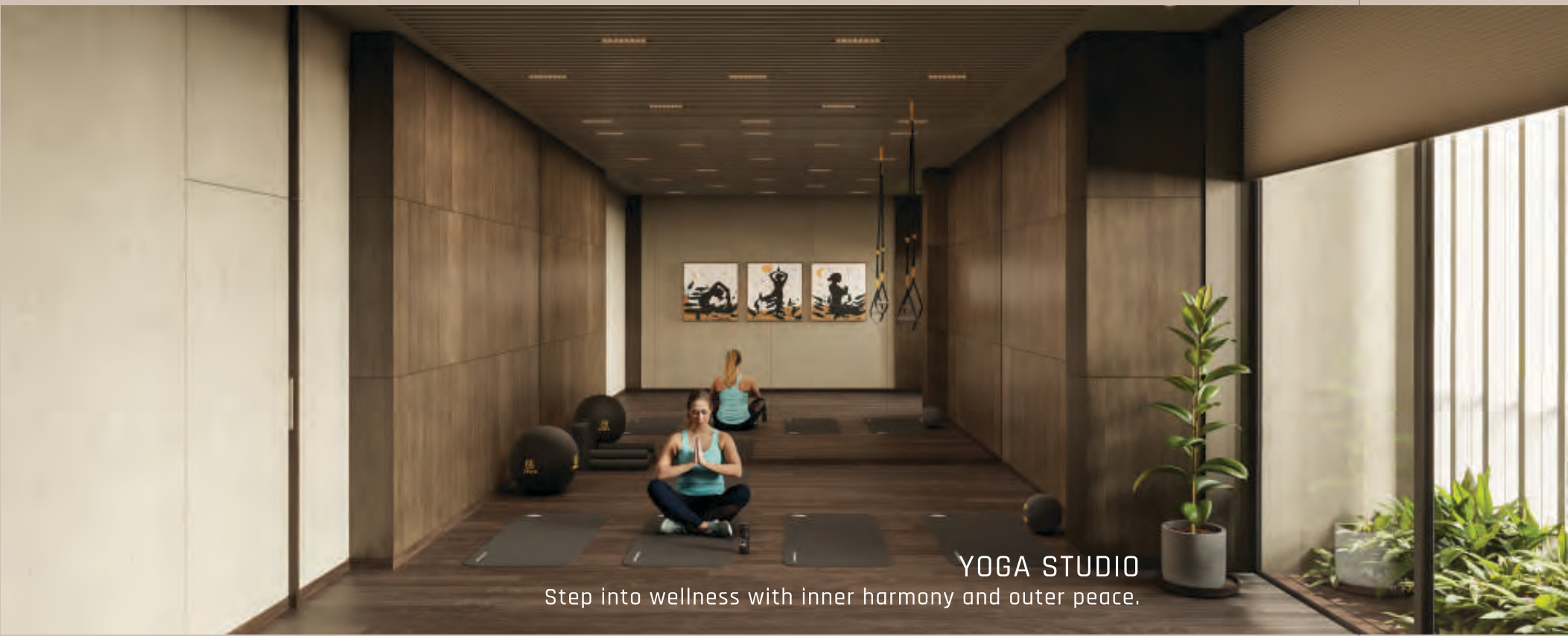
ENTERTAINMENT DECK BY THE POOL

The perfect haven for unwinding, whether you're up for a social night or a leisurely lounge experience.

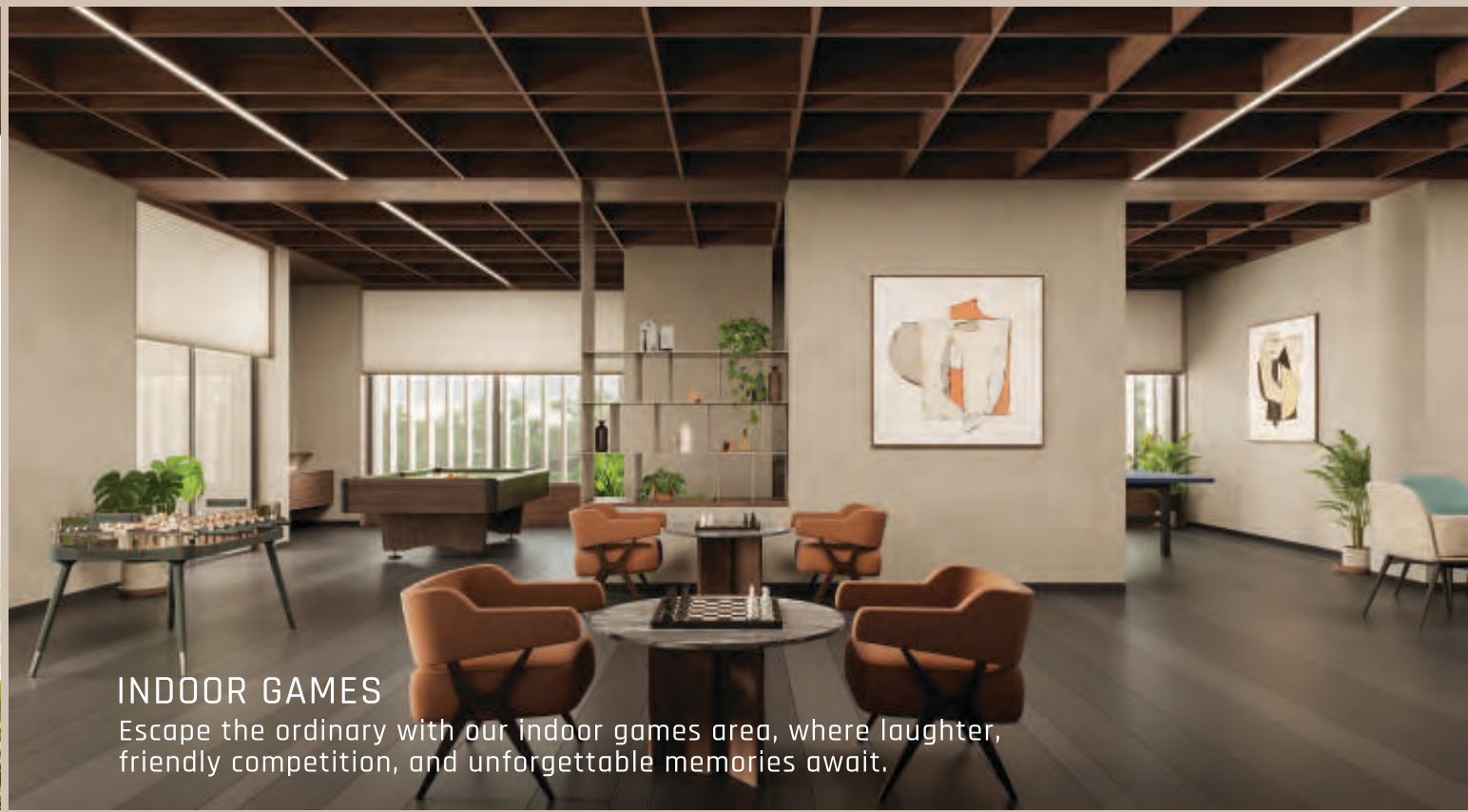




THE GYM
A fully equipped Gymnasium designed for all your needs.



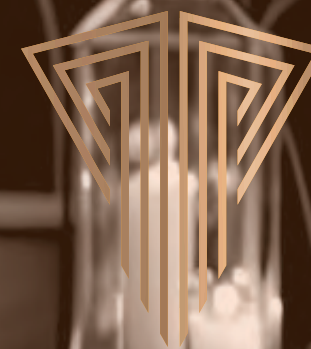
YOGA STUDIO
Step into wellness with inner harmony and outer peace.



INDOOR GAMES
Escape the ordinary with our indoor games area, where laughter, friendly competition, and unforgettable memories await.

THE STORY OF

Soul





Head upstairs to unwind during leisurely weekends. Catch up on the latest movies, dive into the book you've been meaning to read, or enjoy some indoor games.

For special occasions, host a private party in the compact multipurpose hall surrounded by your loved ones. And if relaxation is your goal, simply lounge in the verandah sit-out and do nothing at all.





MINI SALON

A signature salon, curated to offer a unique and exquisite experience tailored just for you.

ARTISTIC IMPRESSION*





ARTISTIC IMPRESSION*

MINI HOME THEATRE
Experience blockbuster moments,
all within the comfort of your residence.





THE STORY OF

Splendor





ARTISTIC IMPRESSION*

Carefully designed for both luxury and utility, these apartments offer stunning panoramic views from open verandahs on three sides. Every space is carefully planned to provide maximum comfort and style.



Featuring **four master bedrooms** with walk-in wardrobes, a guest room, spacious dining area, and living spaces with expansive views, each detail is custom-made to complement your lifestyle.





ARTISTIC IMPRESSION*



ARTISTIC IMPRESSION*



THE STORY OF

Crowning Glory



The sky deck, shaped like a periscope, offers stunning views.
Gaze at the stars or simply watch the world below.

SKY DECK



ARTISTIC IMPRESSION*





Site Plan



- | | | | |
|---|----------------|---|-------------|
| 1 | ENTRANCE FOYER | 6 | STAIR FOYER |
| 2 | LOBBY | 7 | STAIR FOYER |
| 3 | RECEPTION | 8 | D.S. ROOM |
| 4 | PASSAGE | 9 | METER ROOM |
| 5 | CONTROL ROOM | | |



First Floor Plan

AMENITIES FLOOR PLAN



1	RECEPTION	13'9" X 9'2"
2	FOYER	74'3" X 11'0"
3	DECK	19'4" X 58'5"
4	PANTRY / COFFEE SHOP	13'3" X 21'5"
5	VERANDAH	40'7" X 10'2"
6	SWIMMING POOL	15'1" X 48'5"
7	MINI SPLASH POOL	15'1" X 12'0"

8	ENTERTAINMENT DECK	40'4" X 19'5"
8A	VERANDAH	26'3" X 5'6"
9	F. TOILET	12'8" X 11'11"
10	M. TOILET	13'4" X 14'10"
11	STORE	12'0" X 4'5"
12	GYM	29'6" X 61'2"
12A	M. TOILET	21'4" X 19'2"

12B	F. TOILET	19'2" X 18'8"
12C	VERANDAH	26'3" X 5'6"
12D	VERANDAH	27'9" X 9'6"
13	YOGA STUDIO	25'7" X 16'9"
14	MINI SALON	17'1" X 21'5"



Second Floor Plan

AMENITIES FLOOR PLAN



1	RECEPTION	13'9" X 9'5"
2	FOYER	84'3" X 11'0"
3	LOUNGE	26'3" X 18'10"
4	VERANDAH	40'7" X 9'10"
5	MULTIPURPOSE HALL	26'8" X 49'2"
5A	VERANDAH	26'3" X 5'6"
5B	STORE ROOM	19'2" X 8'10"

6	KITCHEN	21'4" X 17'1"
6A	STORE	5'0" X 5'8"
7	F. TOILET	12'8" X 11'9"
8	M. TOILET	13'4" X 14'10"
9	INDOOR GAMES ROOM	50'5" X 40'11"
9A	VERANDAH	26'3" X 5'6"
10	MINI HOME THEATRE	21'6" X 43'0"

11	BUSINESS CENTRE	31'2" X 22'4"
11A	VERANDAH	40'7" X 9'10"



Typical

Floor Plan

3rd TO 25th
FLOOR



Typical

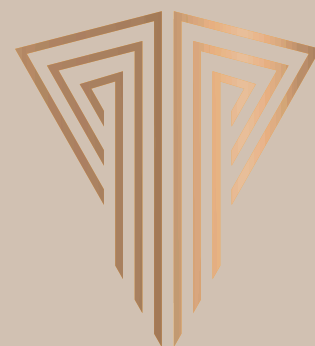
Unit Plan

5BHK LUXURIOUS UNIT 3RD TO 25TH FLOOR

AREA AS PER RERA	SQ. MTR.
CARPET AREA	383.62
VERANDAH/BALCONY	40.56
WASH AREA	10.11

TOTAL AREA AS PER RERA:
4675 SQ.FTS.

1	VESTIBULE	16'11" X 9'0"
1A	CLOSET	5'0" X 6'2"
2	M. BEDROOM-1	13'0" X 15'1"
2A	TOILET	9'6" X 6'1"
3	DRAWING	13'0" X 22'0"
3A	VERANDAH	13'7" X 4'2"
4	LIVING	15'4" X 22'0"
5	DINING	13'1" X 22'0"
5A	VERANDAH	28'2" X 9'1"
6	KITCHEN	15'1" X 12'0"
6A	STORE	6'5" X 5'3"
6B	WET KITCHEN	7'7" X 10'0"
6C	KITCHEN YARD	10'5" X 11'0"
7	PUJA	5'3" X 6'11"
8	FOYER	10'2" X 10'0"
9	M. BEDROOM-2	22'0" X 14'0"
9A	DRESS/TOILET	20'0" X 9'0"
9B	VERANDAH	5'1" X 26'3"
10	M. BEDROOM-3	20'0" X 14'0"
10A	DRESS/TOILET	19'2" X 9'7"
11	M. BEDROOM-4	13'0" X 20'0"
11A	DRESS/TOILET	8'0" X 18'3"
12	M. BEDROOM-5	18'1" X 13'6"
12A	DRESS/TOILET	17'11" X 8'0"
13	P. TOILET	5'0" X 7'3"
14	SERVANT ROOM	11'6" X 8'1"
14A	SERVANT TOILET	7'3" X 4'8"



Key Map

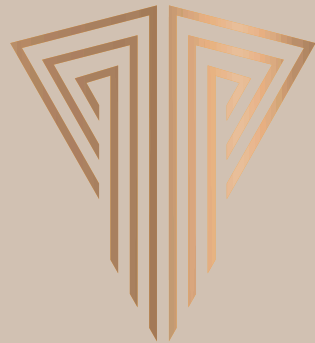
THE STORY OF *Omnipresence*

We are where we should be. We are at the centre of everything. Surrounded by a niche society, connecting the main arteries viz., SG Highway and SP ring road.

We are the heartbeat of a vibrant neighbourhood.



Specifications



FLOORING
Not Provided (Bare Shell)

WINDOW
Sliding Aluminium Section Window

DOOR
Main Door - Wooden Flush Door with One Side Polished Veneer
Internal Doors - Not Provided

KITCHEN
Not Provided - Only Provision For Inlet And Outlet Plumbing Points

INTERIOR / EXTERIOR PLASTER
Single Coat Rough Finish Inside / Double Coat Sand Face / Texture Finish

FINISH INSIDE
Rough Cement Plaster or Rough Plaster

FINISH OUTSIDE
Texture / Acrylic Paint

SANITARY WARE
Not Provided

TOILET FITTING
Not Provided

TOILET FLOORING / DADO
Not Provided

ELEVATORS
Automatic High Speed Elevators

ELECTRIC SWITCHES
Not Provided

ELECTRIC WIRES
Only From Meter To MCB At The Entrance Of An Apartment Is Provided

MCB / ELCB
ISI Mark

Architect
Apurva Amin

Structure Design Consultant
N K Shah Consulting Engineers LLP

MEP Design Consultant
MEP Consulting Engineers

Disclaimer:

The brochure is for the easy presentation of the Project. It should not be considered as a part of the legal documents. For further information regarding the Project the Member/Customer is requested to check the details on RERA website or at the Developer's office before going ahead with the booking.

The furniture and fixtures, electrical appliances and other loose items shown in the brochure are only for illustrative purposes and do not form a part of the standard product on sale. The furniture layout shown in the brochure is only suggestive and subject to change as per site conditions and as per the instructions of the Project Architect.

The Promoter/Developer reserves the right to make changes in the Project, its amenities and specifications as may be suggested by the Project Architect or the Structure consultant and any such changes made shall be binding on the Customers/Members of the Project.

The Promoter/Developer reserves the right to make minor on-site changes during the course of construction and such changes shall be binding on all the Members/Customers of the Project.

The dimensions shown in the brochure are approximate and calculated from unfinished surfaces and are rounded off to nearest whole number. The carpet area mentioned is calculated as per the provisions of the RERA Act with the help of AutoCAD software.

The Images (interior and exterior views) in the brochure are computer stimulated graphics for representational purpose and are subject to errors and omissions. The images used may be stock images or images based on the architectural plans of the Project. They shall not be construed as actual depictions of the Project.

The north direction shown in the brochure is approximate and can be erroneous. The Member/Customer is expected to verify the same personally before going ahead with the booking.

The Key Plan in the Brochure is not to scale and does not depict the exact location of the Project or the connecting road network or other abutting structures or landmarks. It is only for representation purpose and gives a rough idea about the approximate location of the Project. The Member/Customer is requested to visit the Project site and check the physical location of the Project and its surroundings before going ahead with the booking.

The floor height mentioned in the brochure is measured from the unfinished floor to the top of the unfinished slab of the above floor.



HN SAFAL HOUSE

Beside Circle P Complex, Near Prahladnagar Cross Roads,
Sarkhej Gandhinagar Highway, Ahmedabad - 380015, Gujarat

Phone: +91 79 40800800

www.hnsafal.com

SITE ADDRESS: Near Swagat Bungalow BRTS Stop,
Opposite Shell Petrol Pump, Ambli - Bopal Road, Ahmedabad, Gujarat 380058

www.gujrera.gujarat.gov.in
RERA NO.: PR/GJ/AHMEDABAD/DASKROI/Ahmedabad Municipal Corporation/RAA14076/020924/311229



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