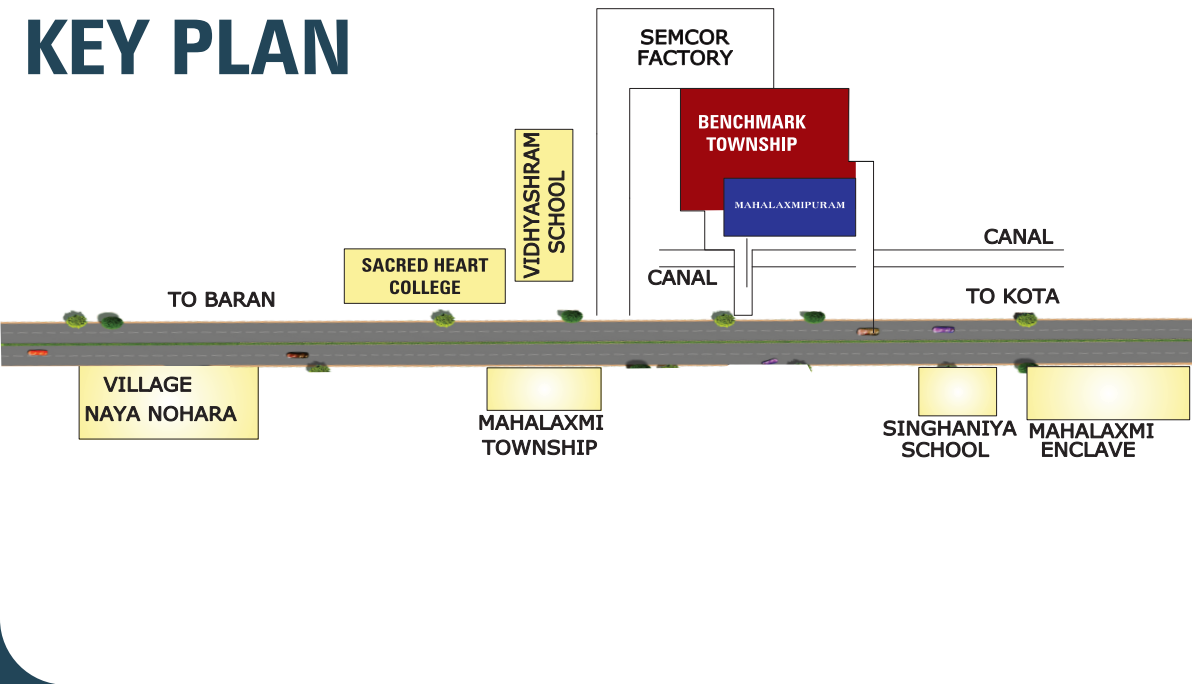


KEY PLAN



Corporate Office: Shubham Group,
Choudhary Hotel Premises, Near Aerodrome Circle,
Kota (Raj.) 324007 Ph.: 0744 2363949, 6451444

ARCHITECT

Lahoty Associates
Dainik Navjyoti, Press Road, Near Chhawani
Circle (Raj.) Ph.: +91 9414186040



SHUBHAM INFRAPROJECTS LTD.

Site & Sales Office:
Adjoining Mahalaxmipuram
Baran Raoad, Kota -324001

Visit us at: shubhamgroup.info | E-mail: marketing@shubhamgorup.info | www.facebook.com/shubhamgroupkota

For Sales Assistance Call : +91 92 1444 9444

Limited Edition *homes* with
unlimited happiness...

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A magestic life style unparalleled in Kota with stunning landscaping that make you smile every time you step in every morning.

INDEPENDENT FLOORS • ROW HOUSES • VILLA'S • DUPLEX'S



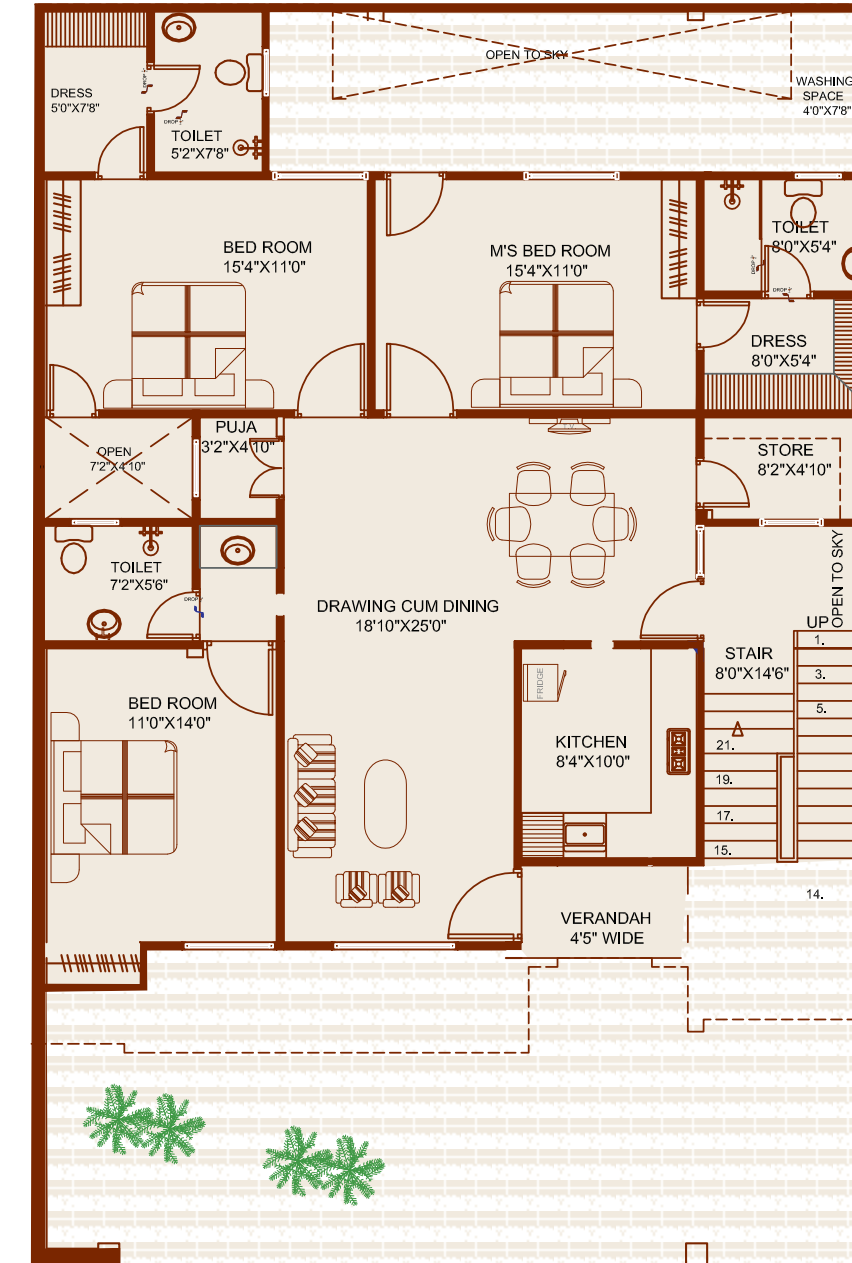
UNMATCHED AMENITIES

- Wide Road Network
- Illuminated Light Poles
- Well Organized Drainage System
- Water Pipelines From CWR Tank
- 24x7 Security System
- Integrated Walled Township
- 2 Guarded Main Gates
- Well Maintained Central Park
- CWR Tank for Water Storage
- Landscaping & Plantation
- Area Reserved for Temple / Sport Court

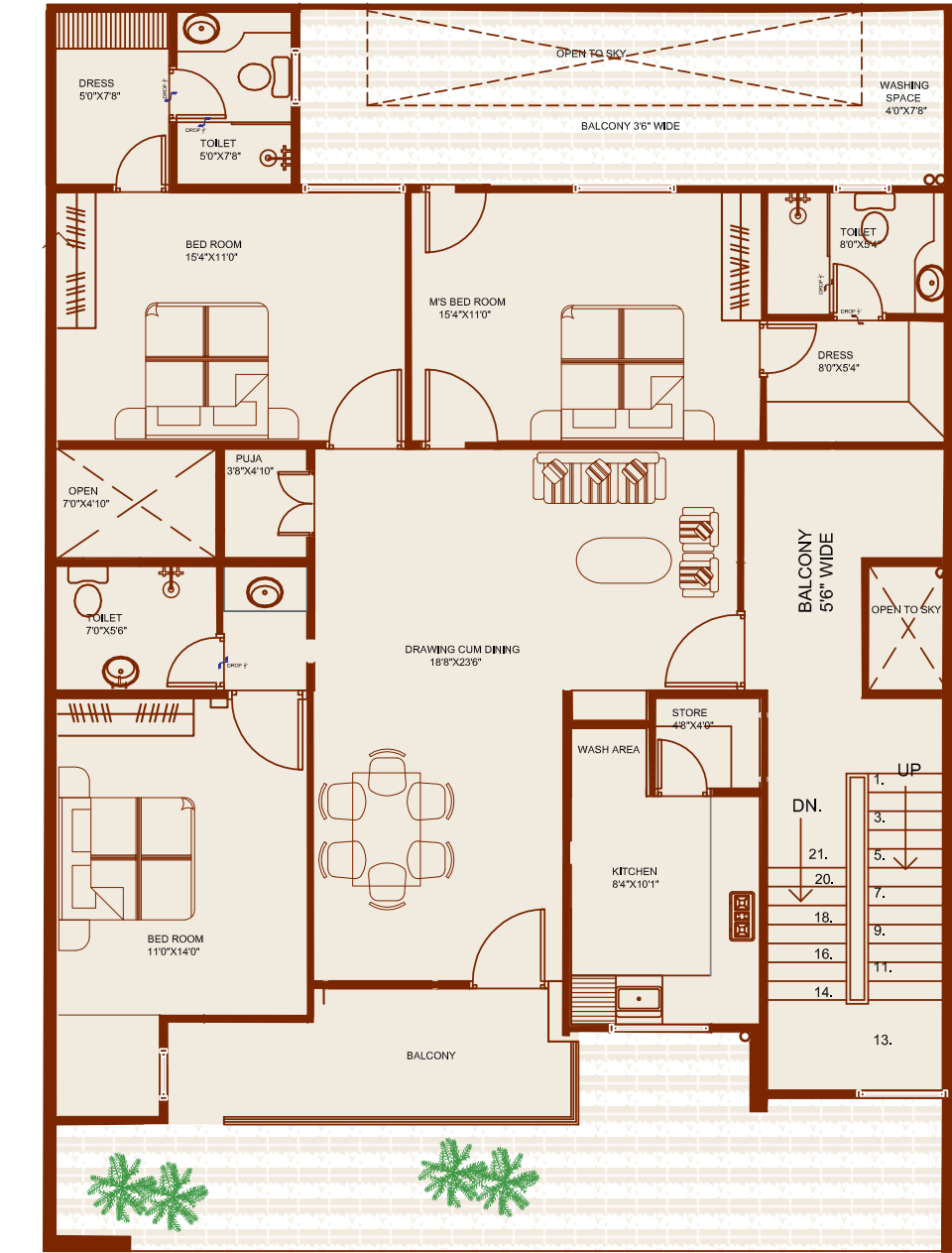


INDEPENDENT FLOORS
Luxury & Convenience

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Ground Floor



First Floor & Second Floor



Floors Plan | 40x60
Independent Floor Unit #03

Construction Details	Built up Area	Plot Area
Ground Floor	1850 Sq.ft.	2400 Sq.ft.
First Floor	1843 Sq.ft.	2400 Sq.ft.
Second Floor	1883 Sq.ft.	2400 Sq.ft.



PRIVATE RESIDENTIAL FLOORS (CORNER)

The Opulence of Space

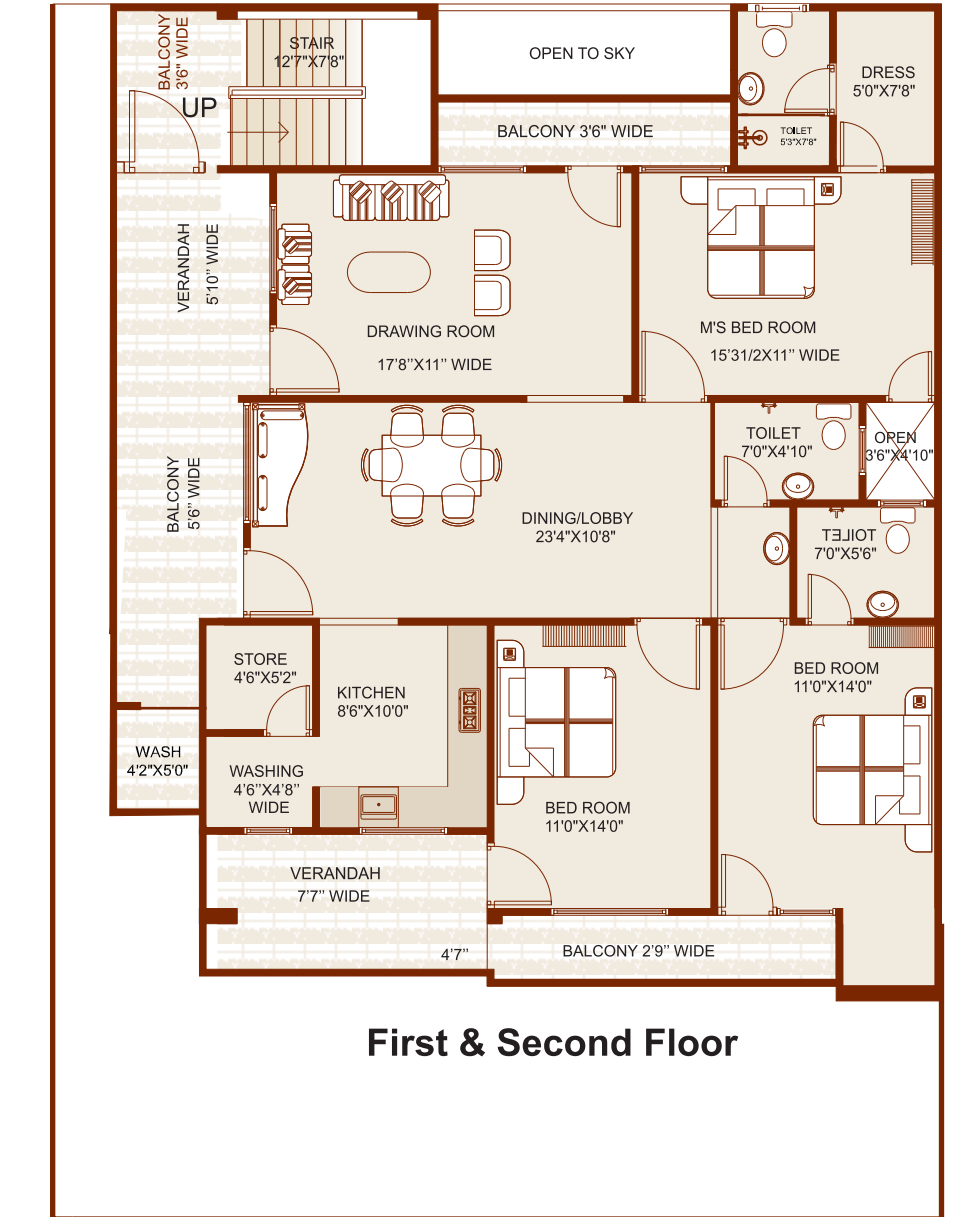
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Ground Floor



Floors Plan | 45x60
Independent Floor Unit #06



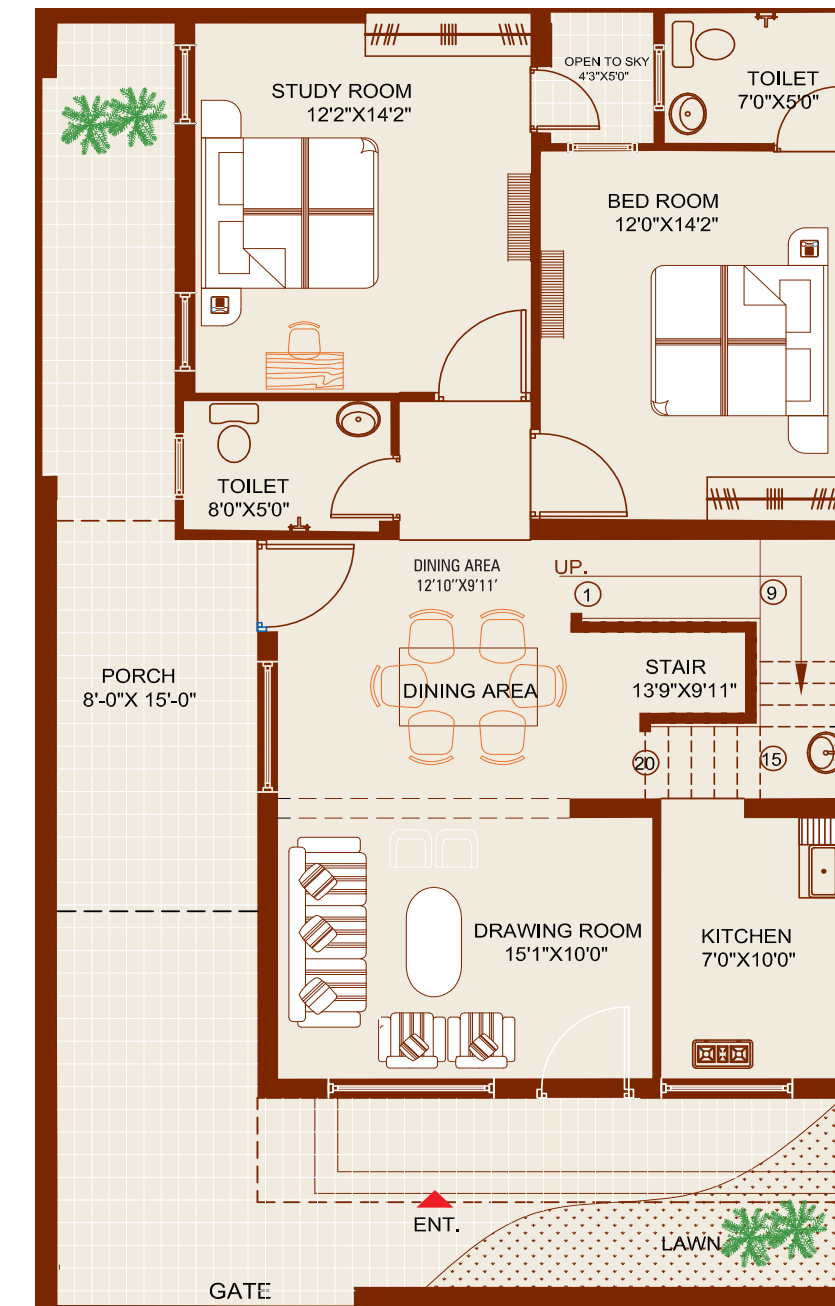
First & Second Floor

Construction Details	Built up Area	Plot Area
Ground Floor	1942 Sq.ft.	2700 Sq.ft.
First Floor	1929 Sq.ft.	2700 Sq.ft.
Second Floor	2000 Sq.ft.	2700 Sq.ft.



Dupelxs Bungalows
The Opulence of Space

The image shown are artist impression and are for representation purpose only and should not be construed as a promise made by the developer for amenities in the building apartments. The delivery of the product will be as per the mutually agreed upon conditions which will be finalized with the purchaser individually and mentioned in the /AGREEMENT / REGISTRATION FORM. Builders & Developers reserve the right to change any design & specification of the building without any prior notice of information / or as per approval of respective authorities. This brochure is for illustration purpose only & cannot in any way to be treated as a Legal Document/ or a commitment on the Builders part.



Ground Floor



First Floor



Floor Plan | 32x50
Duplex / Villa | Units #02

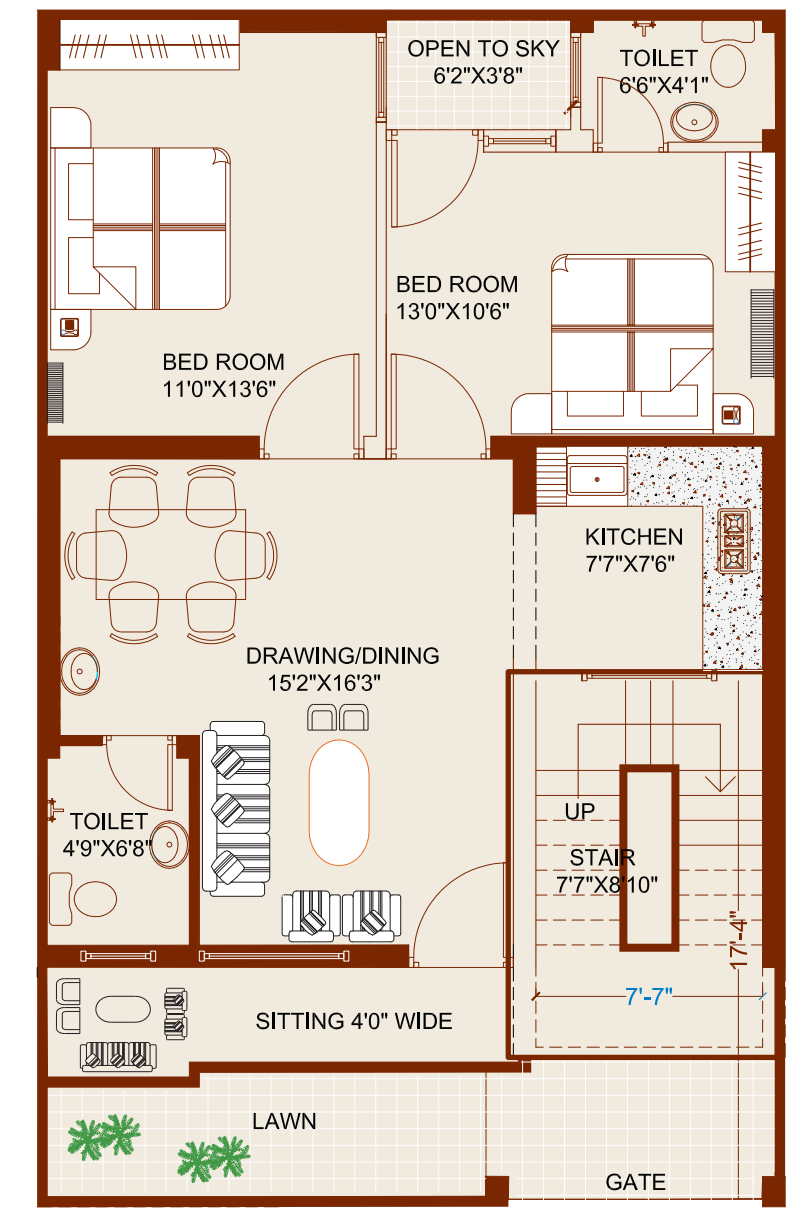
Construction Details	Plot Area
Ground Floor	1600 Sq.ft.
First Floor	699 Sq.ft.
Total Area	2299 Sq.ft.



Expandable Row Houses All Elegant, All Exclusive

Life & Syle

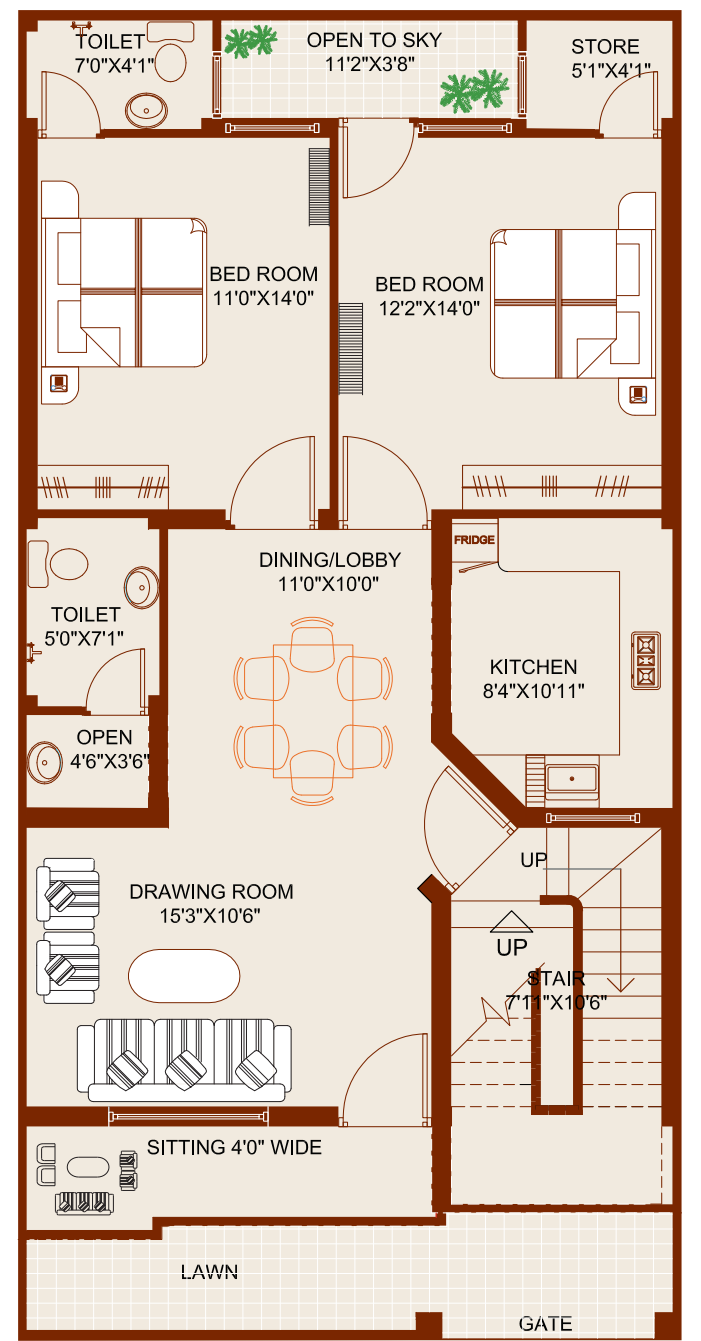
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Ground Floor Plan

Floor Plan | 25x40
Row House | Units# 05

Construction Details	
Ground Floor	1000 Sq.ft.
First Floor	192 Sq.ft.
Total Area	1192 Sq.ft.



Ground Floor Plan

Construction Details	
Ground Floor	1250 Sq.ft.
First Floor	254 Sq.ft.
Total Area	1504 Sq.ft.

Floor Plan | 25x50
Row House | Units# 04

Specifications

STRUCTURES

RCC Composite Structure with brick masonry cement plastering and putty finishing

Drawing / Dining

Flooring Tiles: 4'x2' Premium Quality Branded Vitrified Tiles
Walls: Putty Coat with Acrylic Emulsions
Ceiling: False Ceiling with Decorative Light
Fitting & Fixtures: Provision for TV / cable & all Electrical Points with AC Compatible Wiring

Master Bedroom

Flooring Tiles: Wooden floor tiles / plank
Walls: Putty coat with acrylic Emulsion
Ceiling: P.O.P. Gardana with Decorative Moulding Strip
Fitting & Fixtures: Provision for TV / cable & all Electrical points with AC Compatible wiring

BEDROOM

Flooring Tiles: Vitrified tiles
Walls: Putty coat with acrylic Emulsion
Ceiling: P.O.P. Gardana with Decorative Moulding Strip
Fitting & Fixtures: Provision for TV / cable & all Electrical points with AC & Cooler

SPACIOUS KITCHEN

Flooring Tiles: Anti skid Ceramic tiles in Wash Area
Walls: Ceramic Tiles above counter & remaining wet area
Ceiling: Acrylic Emulsion
Counter: Rajasthan Black Granite, Big Size sink drain Board
Fitting & Fixtures: Roca / RAK / Equivalent MAKE Premium Quality CP Fittings
Door Seal: Granite

TOILET

Flooring Tiles: RAK or Premium Make Equivalent
Walls: Combination of one or more of Digital Tiles
Signatory/Ware/CP Fitting: ROCA or Premium Make CP Fitting & Sanitary Wares
Ceiling: False Ceiling of 2'x2' Tiles

BALCONY / UTILITY AREA

Flooring: Anti-SKID Ceramic Tiles
Walls: Acrylic Emulsion Paint
Ceiling: Acrylic Emulsion Paint
Railing: M.S. Designer Railing as per elevation

Electrical

Fitting & Fixtures: Branded Havell's or equivalent Standard Modular switches & Copper Wiring
Power Back up: Internal wire network with inverter wiring done.

DOOR / WINDOWS

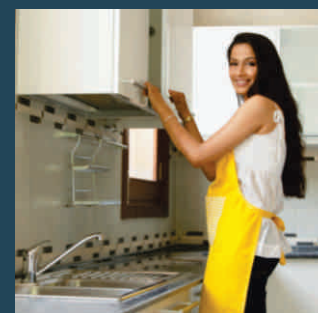
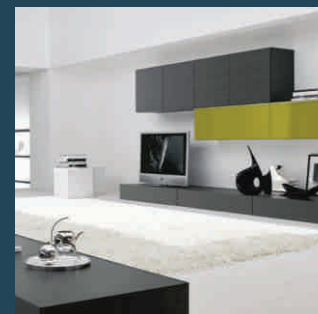
Hardware: Branded Jainson Lock & Accessories
Doors: Flush Doors with Plastic Emulsion Paint
Entrance Gate: Branded Designer Entrance Gate
Windows: Wide wooden window with polish

SECURITY SYSTEM

Peripheral Boundary wall protection for 24x7 Security
 Provision for Central Security Gated Community access Control at Entrance, efficient common Area Lighting

PLUMBING

Branded PPR of Supreme Make and Equivalent
 PPR Piping for Water Supply



The Group



About Bhatia Group

As a fully integrated, multi-discipline automobile company based in Rajasthan. Bhatia Group enjoys a long history and broad experience in the field of Automobiles & Real Estate. Despite the Fierce competition in today's arena. Bhatia Group continues to diversify and consolidate other business like Real Estate development. It has established the fact that the group can grow and adapt to suit the current business needs and demands while still retaining leadership in its new business. At work, we combine strategy, planning and methodical research for economic, environment, technological & Community insights, hence helping customers realize their dream of better of the best returns on investment.

The fusion of talent and experience of our top-notch management team is supported by an equally qualified team at the middle and junior management levels. After the over whelming response of the Launch of Ganpati Windsor Park, our teams strive hard to put in their best to ensure delivery of value enhancements on schedule. Its just one of the ways we build trust and construct future.



About Shubham Group

Shubham Group has established its reputation in over 7 projects comprising of 3 projects under development and 4 completed projects. These include Residential Flats, Out Houses, Group Housing, Integrated Township, and Commercial Complex in Rajasthan

Since the Group's inception, Director's Deepak Rajwansi and Arun Mehta thrived to transform innumerable dreams into reality. Their vision has inspired the group to create residential edifices for all cross-sections of the society. With its onward march towards excellence, the group intends to induce innovative changes in the lives of people at basic level and create lifestyle avenues for the people at higher level. The group's strength is more than 1000 satisfied customers and investors. This is due to the Group's quality consciousness and prompts after sales service.

Recognition & respect are the assets gathered over the period. Shubham stands tall with the symbols of trust, transparency, value & creativity. At Shubham we believe that inside the brick and mortar of our buildings lies a dream-your dream. We know that when you buy that space you can call your own, it is not just a physical space. It is efforts of your past invested to make a better future. Our work is a representation of quality, creativity & openness but most importantly it is a representation of all over delighted customers along with whom we have reached soaring heights today. We Welcome you to be a part of dynamically expanding family.

.....to meet the demands of honorable customers who seek for an elegant architecture with unique and contemporary designed. Homes to suit the lifestyle of Kings, Queens and themselves, the new association of the two groups, has come up with A Truly Exceptional Integrated Township "Landmark City", Adjoining Housing Board Scheme, Bundi Road, Kota constituting of four fold phase development of new style residential avenues, commercial promenade and lot more.....