



Santorini Hues
peace is a rule

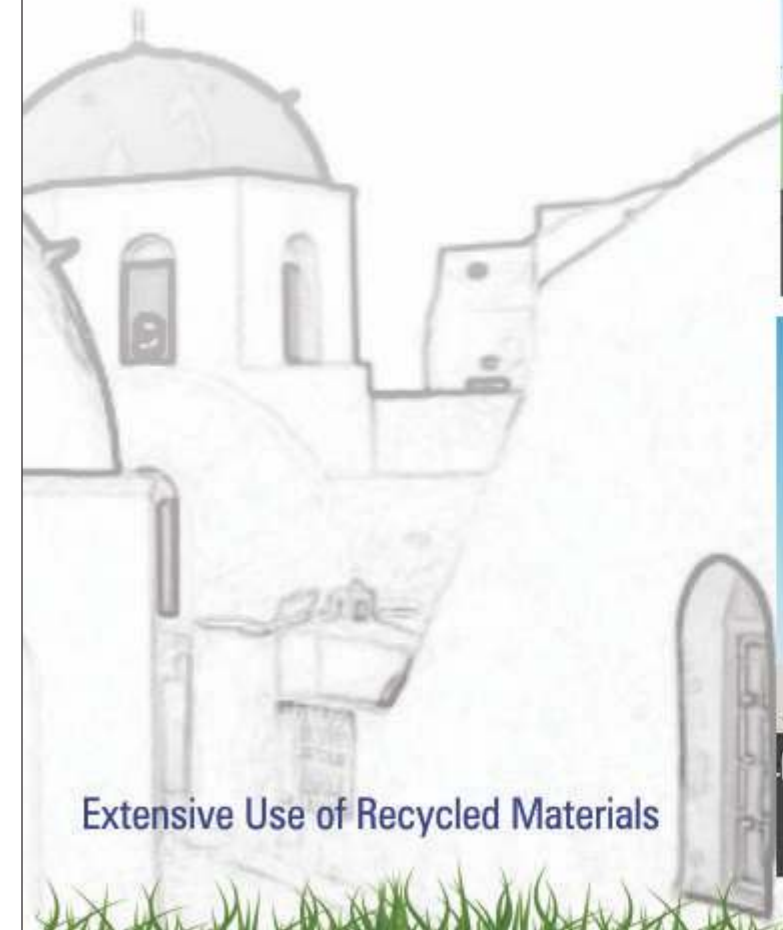
Extensive Use of Recycled Materials





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Club House



Extensive Use of Recycled Materials



Amenities:

- Paved Gullies, The Santorini Way.
- Traditional Santorini Street Lighting
- Clubhouse with Projector Screen & Discotheque
- Infinity Swimming pool, toddler Swimming Pool & Jacuzzi
- Children Play Area
- Contoured garden, aroma / herbs garden
- Plantation on both side of road.
- Soothing water fountains
- Attractive Main Entrance Gate & Compound Wall



**Paved Gullies,
The Santorini Way.**



**Clubhouse with Projector
Screen & Discotheque**



**Traditional Santorini
Street Lighting**



**Contoured garden, aroma
/ herbs garden**



Children Play Area

Three perspectives



Weekend Home
Investment
Self occupancy

NALIYA ROAD



LAY OUT PLAN FOR S. NO-264,
AT: NAVAKHAL
TA: ANKALAV, DIST: ANAND



Plot No.	Plot Area (Sq.Fts.)	Seat Back Area (Sq.Fts.)	Total Area (Sq.Fts.)
1	3042	361	3403
2(1)	2865	375+431	3671
2(2)	2485	285	2770
3	2113	272	2385
4	2158	245	2403
5	2298	252	2550
6	2116	245	2361
7	2116	259	2375
8	1978	252	2230
9	1945	252	2197
10	2050	270	2320
11	2137	289	2426
12	2898	355	3253
13	3081	-	3081
14	1831	-	1831
15	1918	-	1918
16	2004	-	2004
17	2090	-	2090
18	2133	-	2133
19	2136	-	2136
20	2121	-	2121
21	2118	-	2118
22	2118	-	2118
23	2118	-	2118
24	2118	-	2118
25	2046	-	2046
26	2837	-	2837
27	3310	-	3310
28	1777	-	1777
29	1777	-	1777
30	1777	-	1777
31	1777	-	1777
32	1777	-	1777
33	1777	-	1777
34	1777	-	1777
35	1779	-	1779
36(1)	1837	-	1837
36(2)	2156	354	2510
37	1854	294	2148
38	2145	338	2483

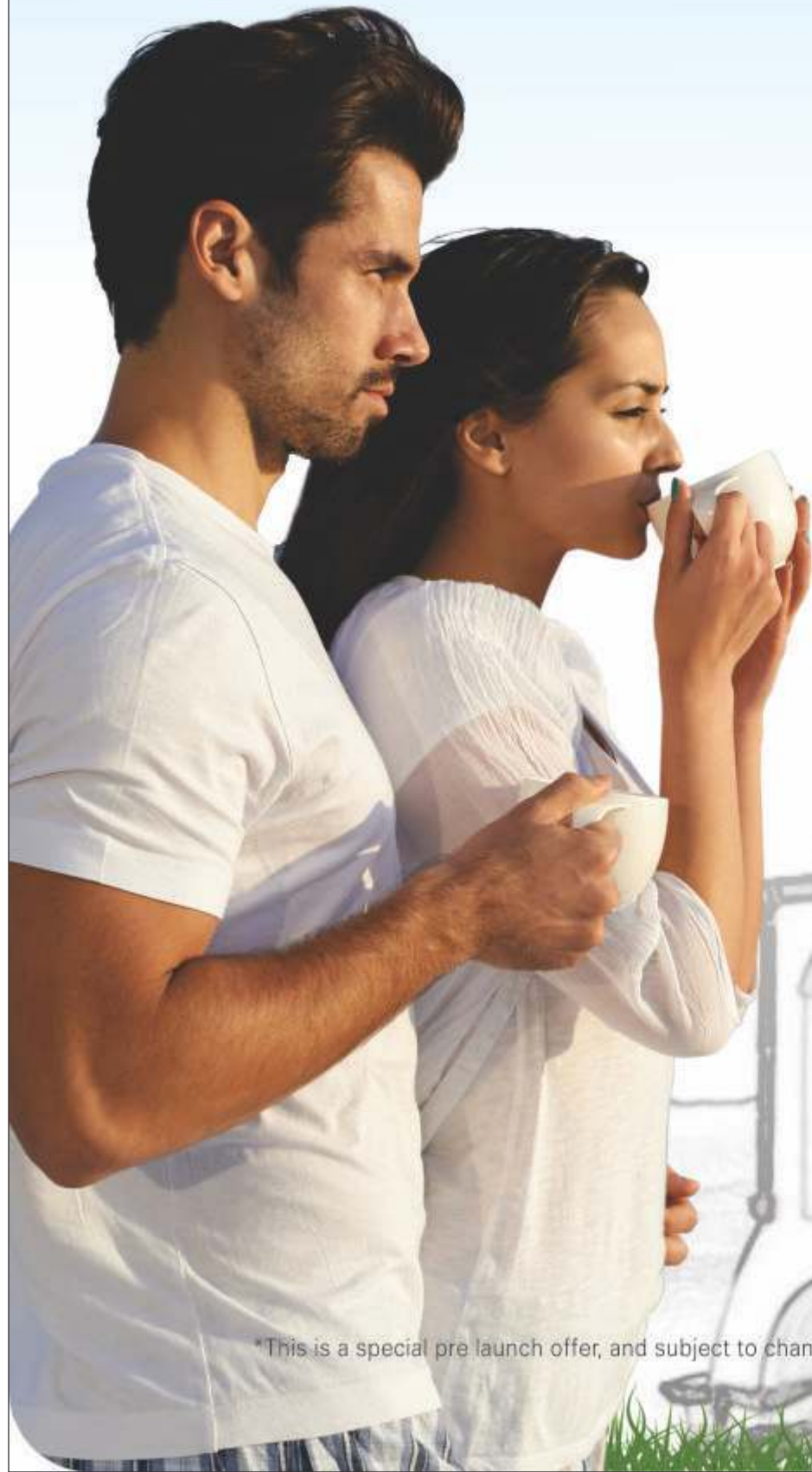
25'-0" Wide Road

30'-0" Wide Road

25'-0" Wide Road

25'-0" Wide Lagoon Road

Main Entry



Weekend Home | Investment | Self occupancy

Investment:

Proven track record of Land appreciating at higher rate on this part of the countryside, as compared to other outskirts. Affluent people of the city have their farmhouses, mostly in this area. Also, rich Charotar neighbourhood with significant NRI population and villages like Bhadran, Anklav, Borsad nearby and easy availability of water ensures that your piece of land will always appreciate faster than other area options.

Weekend Home:

Ideal weekend gateway at just half n hour drive - you are ready to connect to nature, rejuvenate, relax and unwind without worrying about elaborate travel plans.

Self Occupancy:

If you love staying right in the lap of nature 24 x 7, you may choose to do so here coz all the major places and conveniences are just minutes drive from here, be it Vadodara city, Anklav, Borsad or Bhadran.



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*This is a special pre launch offer, and subject to changes/amendments/additions/omission as deemed appropriate by us or our architect.

Terms & Conditions/charges:

- 01) Inquire for special price
- 02) Rs. 25000/- Infra structure cost
- 03) Rs. 25000/ Consolidated Maintenance Deposit
- 04) Service tax as applicable
- 05) Stamp Duty & Registration charges – 7%
- 06) Documentation Expense – Rs.3500/-
- 07) Cancellation can be done within period of one month from the date of booking without assigning any reason. However, booking cancellation & administration charges of Rs. 21000/-, will be deducted, against the receipt of application for cancellation. All the other amount paid, shall be refunded only after the booking of same premises by another client and receipt of all funds from another client and after deducting all non standard work charges.
- 08) Possession will be given after one month from settlement of all accounts.
- 09) Any new central or state government taxes, if applicable now, or in future, will be borne at actual, by the client.
- 10) Architect / Developers shall have the rights to change or make amendments in the scheme or any details herein, and any change or revision therein will be binding to all.
- 11) Any plans specifications or information in this representation cannot form legal part of an offer, contract or agreement.
- 12) In order to control our costs and offer our clients a very low cost, high quality options, no extra work of customized nature will be undertaken. Only Standardized extra work will be undertaken by us.
- 13) There will be open LT lines at Santorini Hues, as per MGVCL norms, this will reduce cost and also maintain old rustic Santorini like look.
- 14) There will no meter supply for any open plots
- 15) For plots with construction, client will pay extra at actual + 50% additional towards overheads (approximately 12000/-, to be paid at actual, as per formula) client can also opt to apply on his own
- 16) Terms & Conditions and Specifications are subject to approval.

Payment Terms:

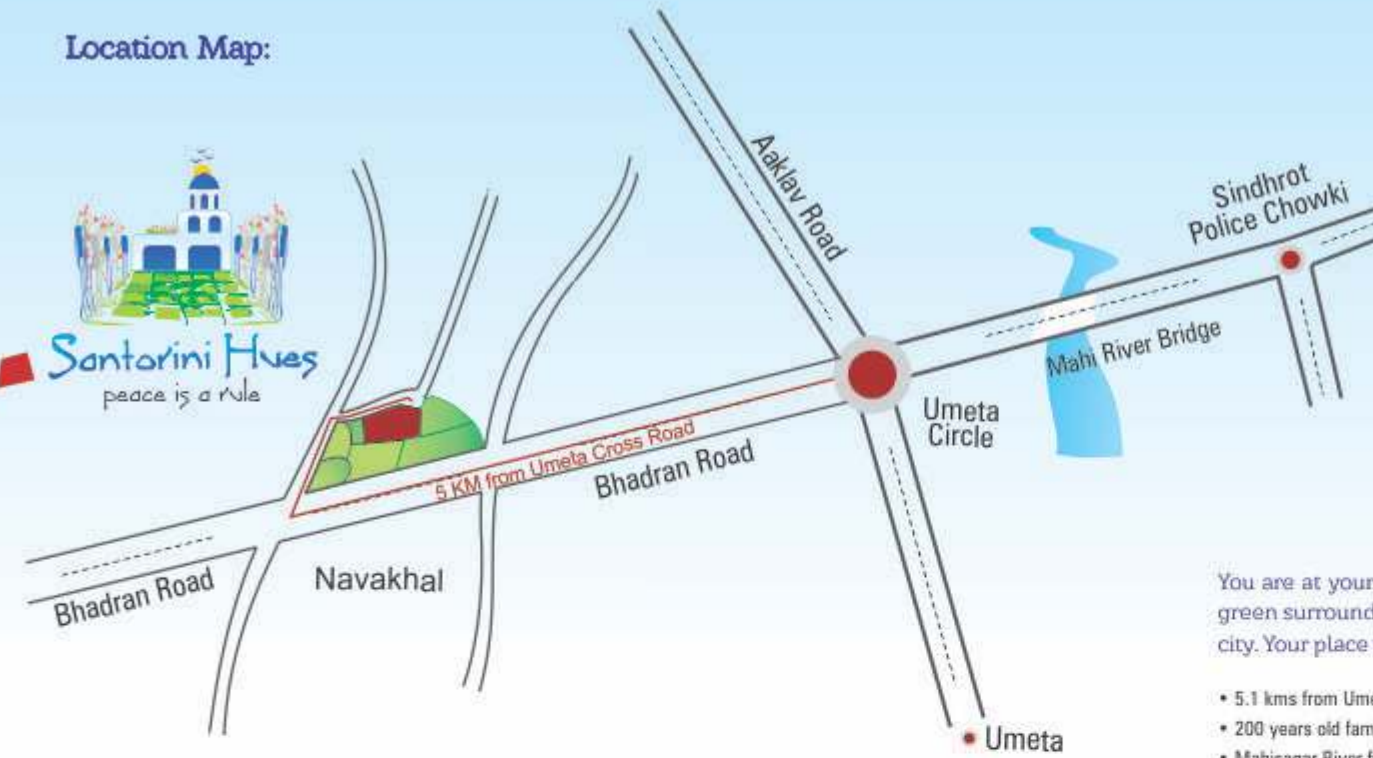
PLOT : Token Amount 51000 | 50% of total value of plot in first month | 50% in Second month

PLOT with CONSTRUCTION : 25% of Construction Value as Token Amount | 25% on Plinth | 25% on Slab | 15% Internal & External Plaster | 10% on Finishing Level.
100% advance for standard extra work as per Schedule of Charges

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Location Map:



You are at your peaceful pastures, tucked away in serene and green surroundings, away from the hectic, noisy lifestyle of the city. Your place to rejuvenate amidst nature and its simplicity.

- 5.1 kms from Umeta CrossRoad
- 200 years old famous Navakhal Jain temple in vicinity
- Mahisagar River front 8 kms
- Sindhrot Go-carting 8.5 kms
- 10 kms from Bhadran
- 12 kms from Borsad
- 20 kms from Anand

OUR OTHER PROJECTS



VADSAR ROAD

VASNA ROAD

VASNA ROAD

MANJALPUR

ISCON TEMPLE ROAD



Call 98240 32323 / 96247 32321 for further information.

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