


ROYAL VISTA
4BHK LUXURIOUS VILLA

Developers: Shree MAASS Associates

Site: Royal Vista, Behind Swaminarayan Mandir,
Besides Milan Party Plot, Zadeshwar Bus Stop to Narmada Chokdi Road,
Zadeshwar, Bharuch 392011.

Call: +91 8153-023816

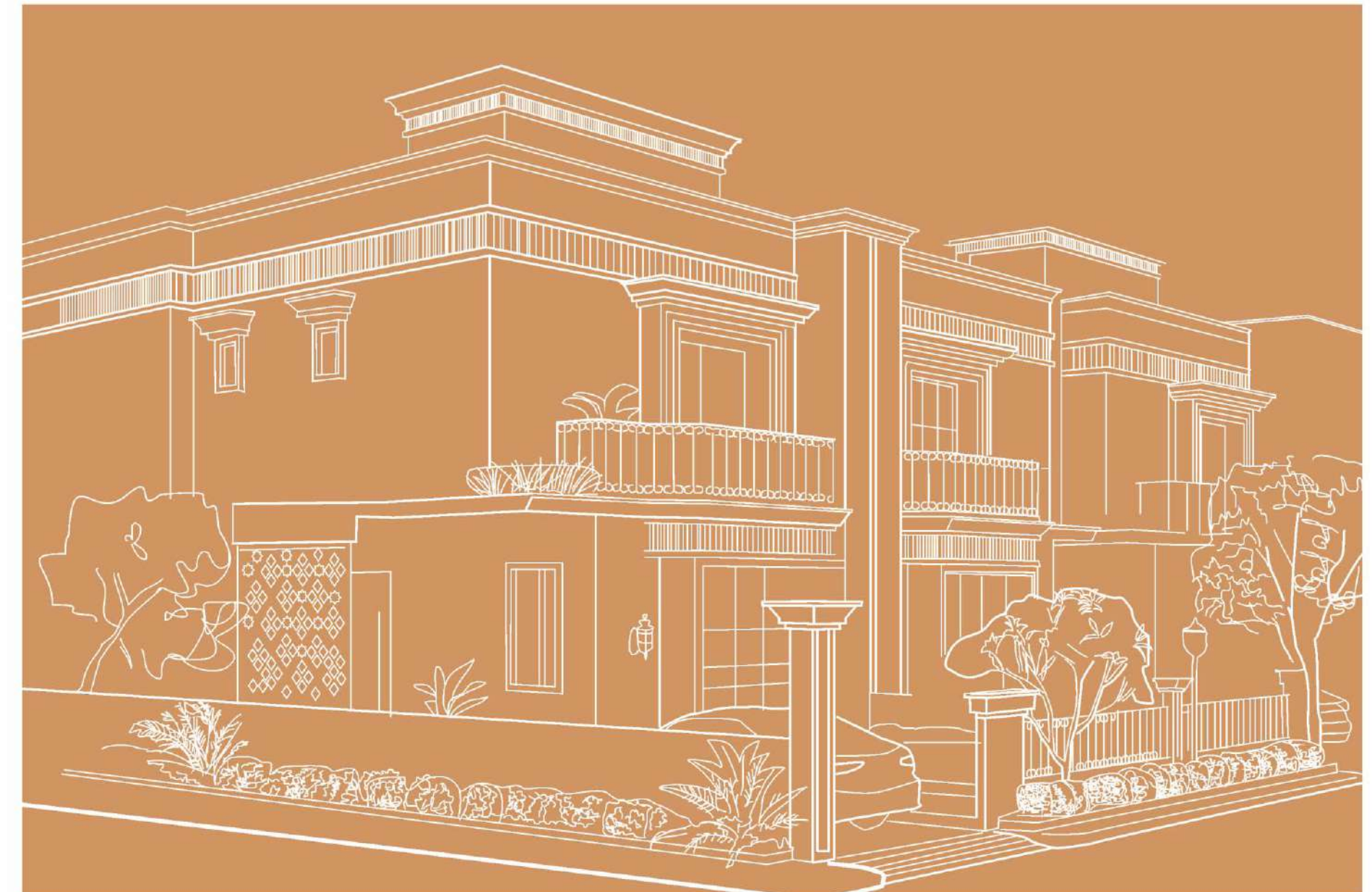
E-Mail: shreemaass7877@gmail.com

Architect: Suresh Rajput

 **Anand Associates**
Project & Interior Design

Structure Consultant: Mr. Anil Mistry
SVN Consultant

SCAN FOR
BROCHURE & WALKTHROUGH




ROYAL VISTA
4BHK LUXURIOUS VILLA



ULTIMATE LUXURY AWAITS YOU

Welcome to Royal Vista, a grand 4-bedroom villa project, where comfort and elegance meet to create a dream home that is both stylish and functional. Our villas are designed to offer a modern and sophisticated lifestyle that will not only exceed your expectations but also pamper you with exclusive indulgences.

A prime location is yet another element that will make your home stand out with class.





HIGH-END LIVING AWAITS YOU

At Royal Vista, stunning architecture meets serene natural surroundings to create the perfect living environment. The elevation of each villa is carefully crafted to provide a balance of aesthetics and functionality. Made of high-quality materials and modern finishes it adds to the luxurious feel of your homes.

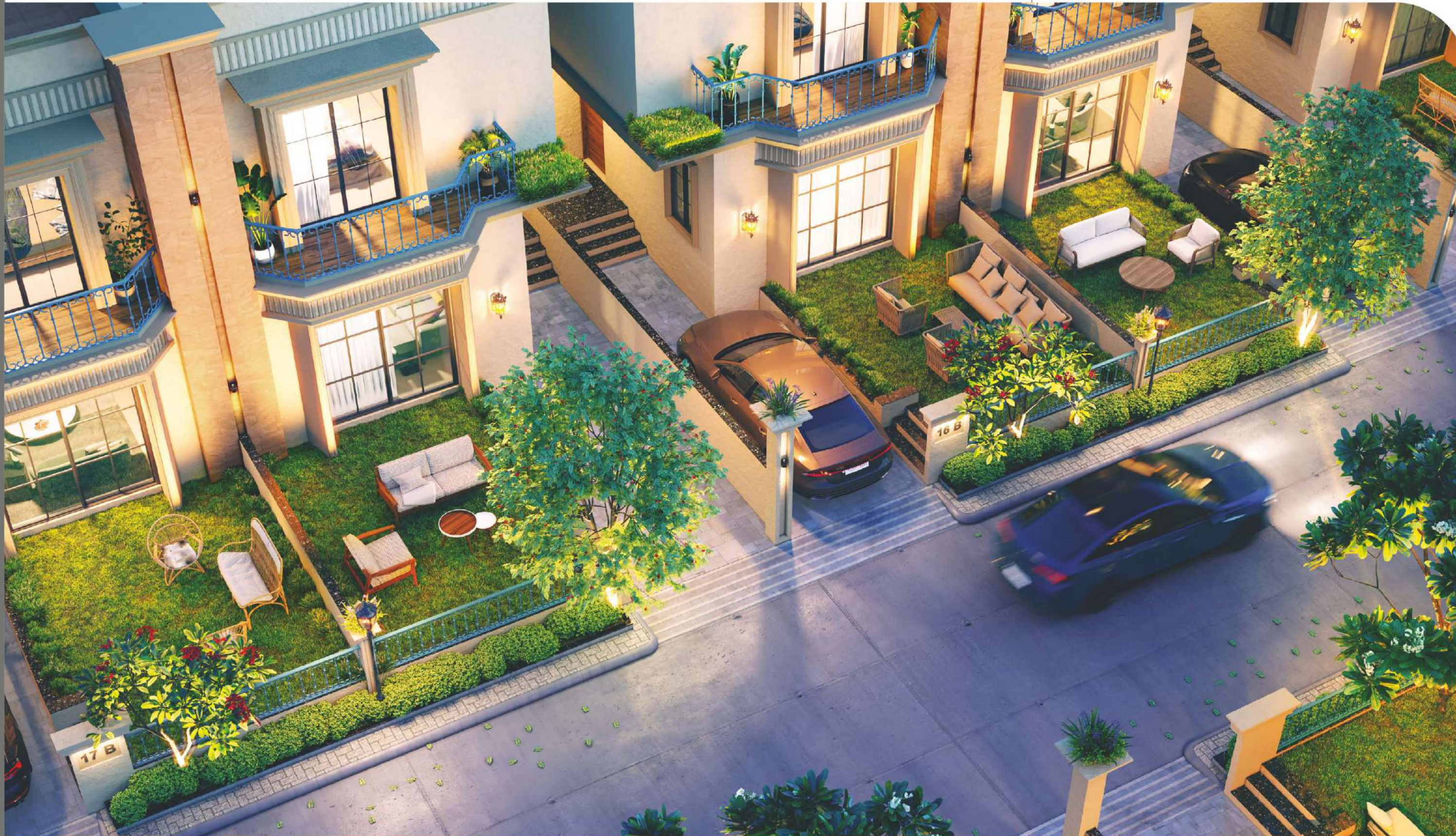




ROYAL IN LOOKS IMPERIAL IN LIVING

Offering 2 type of planning with royal looks and a spacious planning, the villas are truly stunning. Fine crafted detailing in the exteriors coupled with best-in-class finish and material specifications ensure that your homes provide a lifetime of happiness & bliss!





CLASSY HOME AWAITS YOU

The interior spaces are carefully crafted to provide maximum comfort, and the open floor plan allows for plenty of natural light to flow in. The 4 bedrooms are bright and spacious to provide a warm and relaxing space for you and your family. The private garden outside each villa can be used for a variety of purposes, including gardening, barbecuing, or simply relaxing.



AMENITIES



CHILDREN'S PLAY AREA



GYMNASIUM



PARTY LAWN



CLUB HOUSE



INDOOR GAME



SENIOR CITIZEN SEATING AREA



CLUB HOUSE




VALUE ADDED AMENITIES

-  Number Plate to maintain the uniformity of the project

-  Underground Cabling for electricity

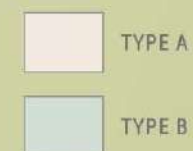
-  Water & Drainage Facility

-  Termite Resistance Treatment

-  Individual 3-Phase Electric Connection

-  Tremix Concrete / Heavy Paver Block internal road with designer street lights

LAYOUT PLAN



AREA TABLE

No.	Area In Sq.ft.	No.	Area In Sq.ft.
1	3017.00	20A	1507.00
2	3014.00	20B	1507.00
3A	1563.50	21A	1507.00
3B	1563.50	21B	1507.00
4A	1620.00	22A	1507.00
4B	1620.00	22B	1507.00
5A	1695.30	23	3014.00
5B	1695.30	24A	2045.20
6A	1507.00	24B	2045.20
6B	1507.00	25A	1507.00
7A	1507.00	25B	1507.00
7B	1507.00	26A	1400.00
8A	1507.00	26B	1400.00
8B	1507.00	27A	1400.00
9A	1507.00	27B	1400.00
9B	1507.00	28A	1400.00
10	3014.00	28B	1400.00
11	3014.00	29A	1400.00
12	3014.00	29B	1400.00
13	3014.00	30	2799.00
14A	1507.00	31A	1400.00
14B	1507.00	31B	1400.00
15A	1507.00	32A	1400.00
15B	1507.00	32B	1400.00
16A	1507.00	33	3014.00
16B	1507.00	34	3014.00
17A	1507.00	35	3014.00
17B	1507.00	36	3014.00
18A	1507.00	37	3014.00
18B	1507.00	38	3014.00
19A	1507.00	39A	1561.00
19B	1507.00	39B	1561.00



TO ZADESHWAR BUS STOP

ROAD

TO NARMADA CHOKDI

TYPE A

Plot Area= 1507.00 SQFT
 Ground Floor Built up Area= 925.00 SQ.FT.
 First Floor Built up Area= 925.00 SQ.FT.
 Stair cabin Built up Area= 100.00 SQ.FT.
 Total Built Up Area= 1950.00 SQ.FT.



GROUND FLOOR PLAN



FIRST FLOOR PLAN



TYPE B

Plot Area= 1399.32 SQ.FT.
 Ground Floor Built up Area= 875.00 SQ.FT.
 First Floor Built up Area= 875.00 SQ.FT.
 Stair cabin Built up Area= 100.00 SQ.FT.
 Total Built Up Area= 1850.00 SQ.FT.



GROUND FLOOR PLAN



FIRST FLOOR PLAN





SPECIFICATIONS



Structure:

All RCC & Brick Masonry work as per structural engineer's design.



Paint & Finish:

Interiors: Smooth Plaster with Wall Putty 2 cot and primer
Exteriors: Double Coat Plaster with water proof and fungal resistant paint



Flooring:

32" X 32" high grade Nano finish vitrified tile flooring in living room, kitchen and all bedrooms 24" X 24" Kota Stone Flooring in Parking Area



Doors & Windows:

Doors: Elegant Wooden Entrance Door, Internal Flush Doors, Stone frames in all doors
Windows: Anodized Coated Aluminium Section Windows with and Safety Grills



Terrace:

Open terrace finished with chemical water proofing and china mosaic flooring/tiles



Electrification:

- Concealed copper wiring of approved quality
- Branded Premium quality modular switches with sufficient electrical points as per architect's plan



Water Supply:

24 hours water supply through overhead & underground tank of sufficient size.



Bathrooms & Toilets:

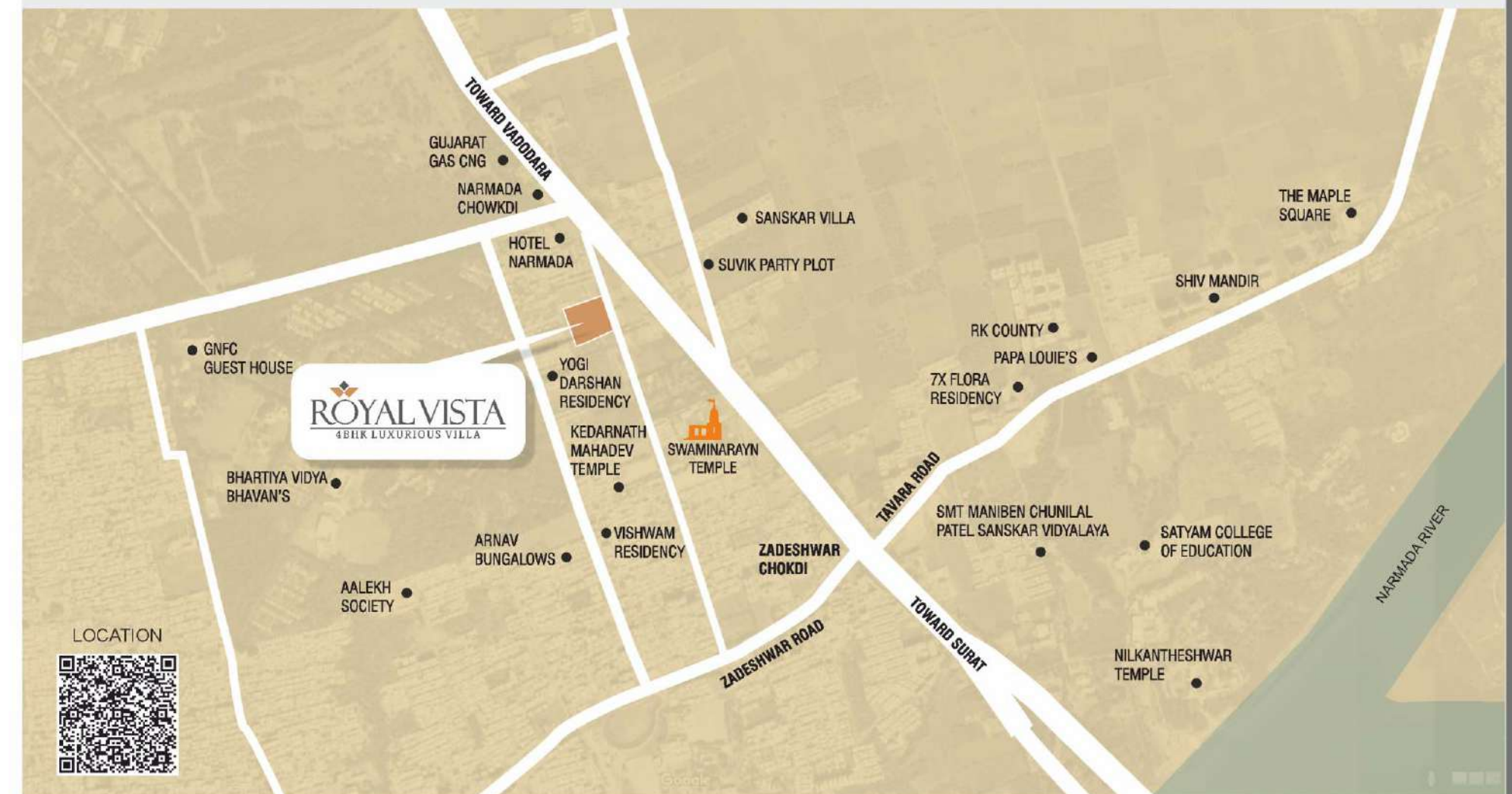
- Designer bathrooms with Premium PGVT Tiles upto lintel Level
- Branded Premium Bath fittings
- Premium Branded Plumbing Fixtures and Vessels



Kitchen:

Granite kitchen platform with SS Sink, glazed tiles dado up to lintel level

KEY PLAN



Payment Schedule : On Booking 10% | On Completion of Plinth 25% | On Completion of Ground Floor Plan 15% | On Completion of First Floor Slab 15% | On Completion of Plaster Level 15% | On Completion of Flooring Level 15% | Before Possession 05%

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