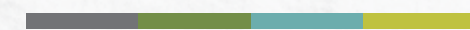


Developer :
Shree Govindam Infracon

Architect :
ASK Consultant
Gandhinagar

Site :
The Luxuria, Nr. Swagat Party Plot,
Randheja, Mansa Road, Gandhinagar.

Contact :
95 12 13 12 51



THE NEXT STEP IN
LIVING GREEN

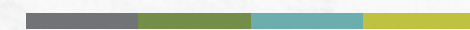


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THE NEXT STEP IN
LIVING GREEN





LET'S CREATE A BLISSFUL FUTURE

Live Green!



INTRODUCING

The LUXURIA

The Luxuria 4 'n' 3 BHK Luxurious Bungalows is a prestigious project of Shree Govindam Group for those who desire a luxury lifestyle. The Luxuria located is situated at the reposefullocation of Randheja (Gandhinagar). Modern architecture, spacious living, contemporary facilities and most importantly, a green evnironemnt make The Luxuria home to all luxury-seekingand comfort-yearning people.

HOMES IN THE HEART OF
NATURE.

YOUR LAND
YOUR VILLA!

The finest homes are here at the new, luxury community of The Luxuria. With beautifully designed spaces displaying unparalleled elegance with affordability only found here, it will be no surprise when you envy everyone who lives there!



ENTER
THE WORLD OF
LANDMARK
LIVING

Impressive with its aesthetics, the villas are all about fine living amidst nature. Your eye won't have to wander too far to appreciate the beauty around.



ENTER
THE WORLD OF
EXQUISITE
OASIS
HAPPINESS

These homes are so majestic and luxurious,
they bestow you with the feeling and joy of
living in a palace.



ENTER THE WORLD OF MIRACULOUS LIVING

Homes built with keeping 'you' in mind at every step. At The Luxuria even the smallest of nuance has been taken care of apprehending its larger impact on your way of living.





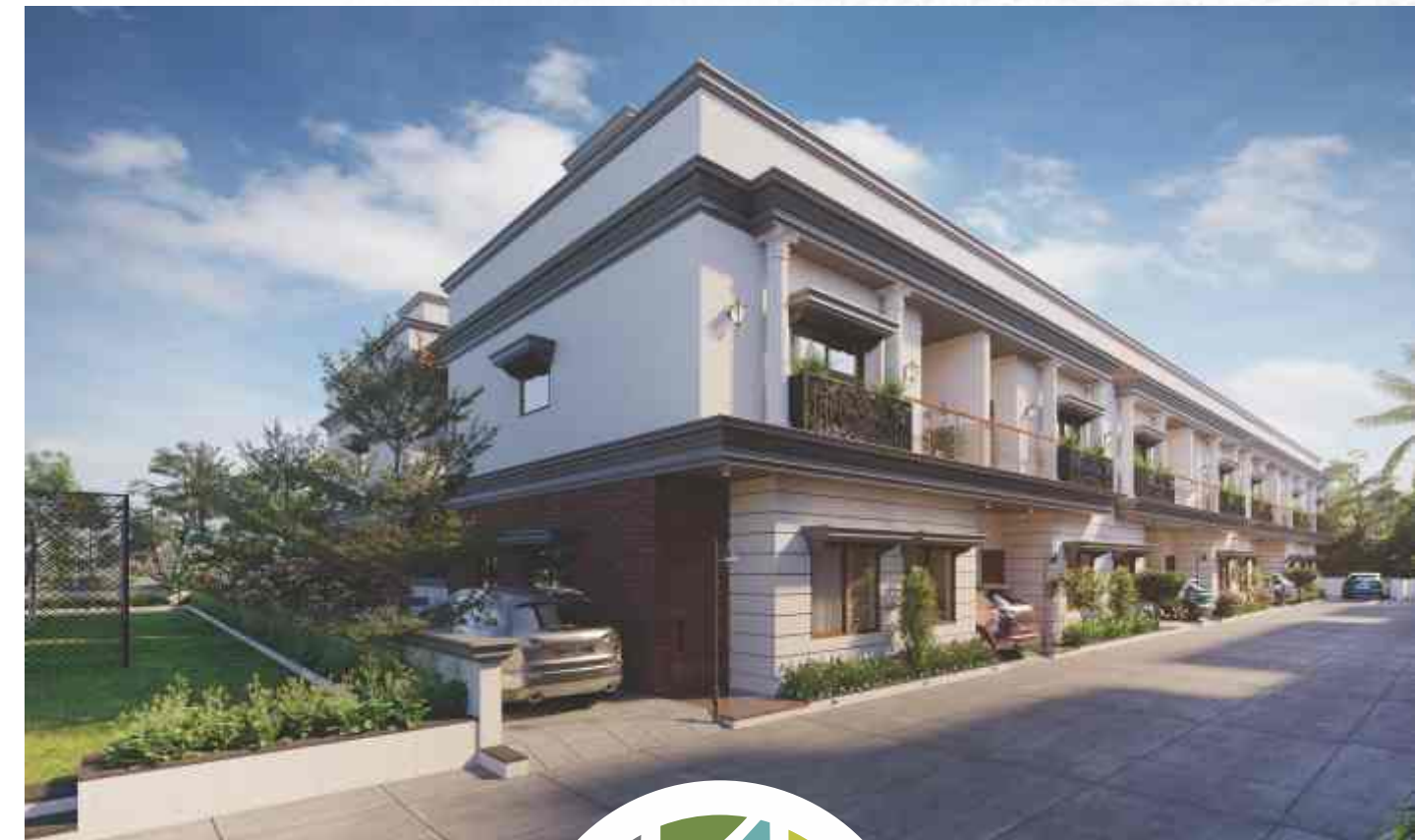
ENTER THE WORLD OF NEW SHADES OF LUXURY



Lush green landscape, twinkling waterbodies, tall trees and floral plantation creates a magical ambiance that simply takes your breath away.



GRANDEUR OF GREEN



LAYOUT PLAN





4 BHK

TYPE - T6

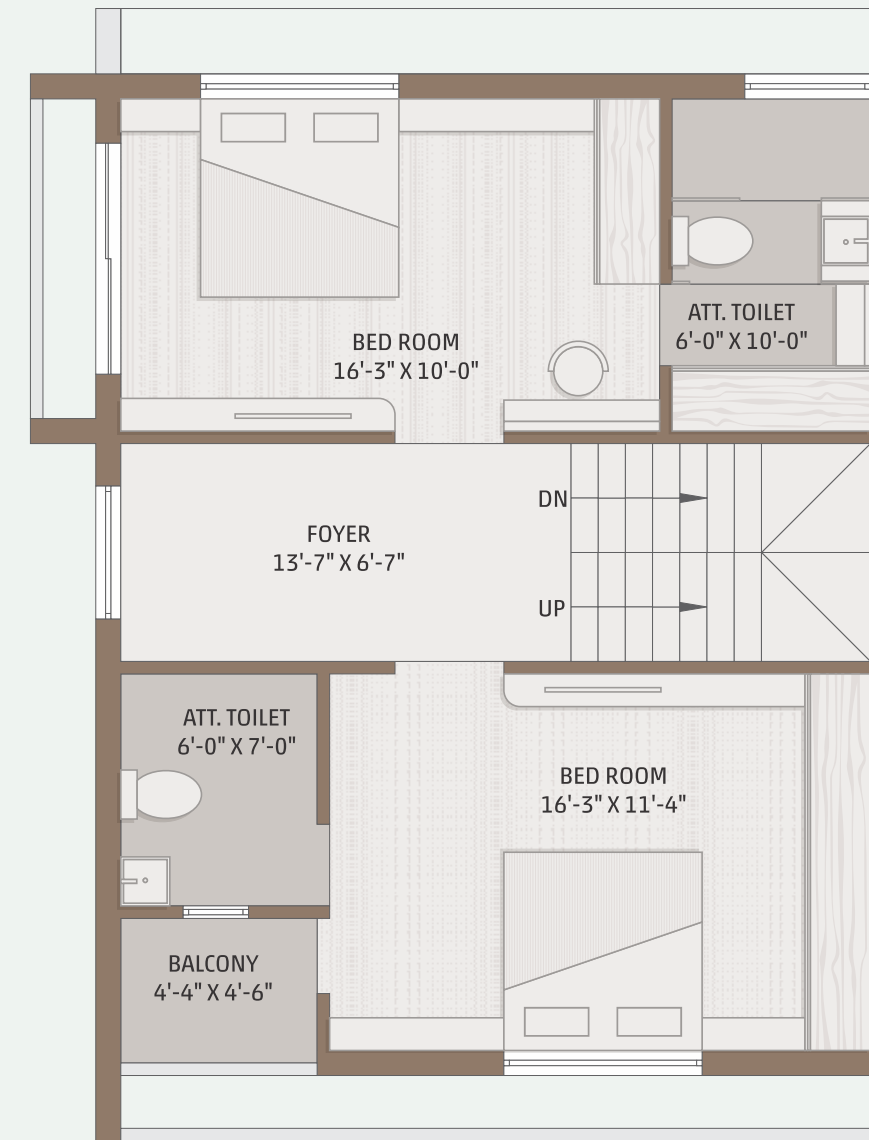
UNIT NO.

1, 8, 48, 54, 55, 61

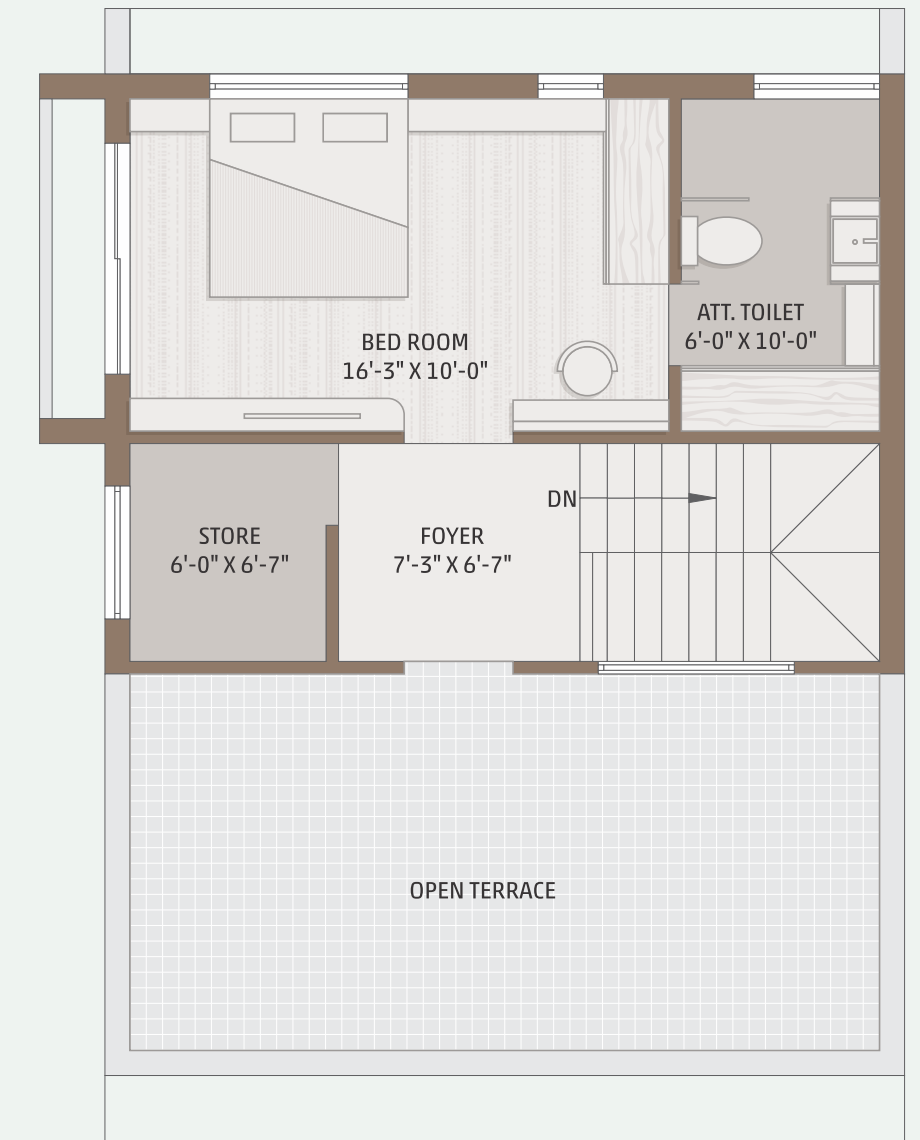
GROUND FLOOR



FIRST FLOOR



SECOND FLOOR



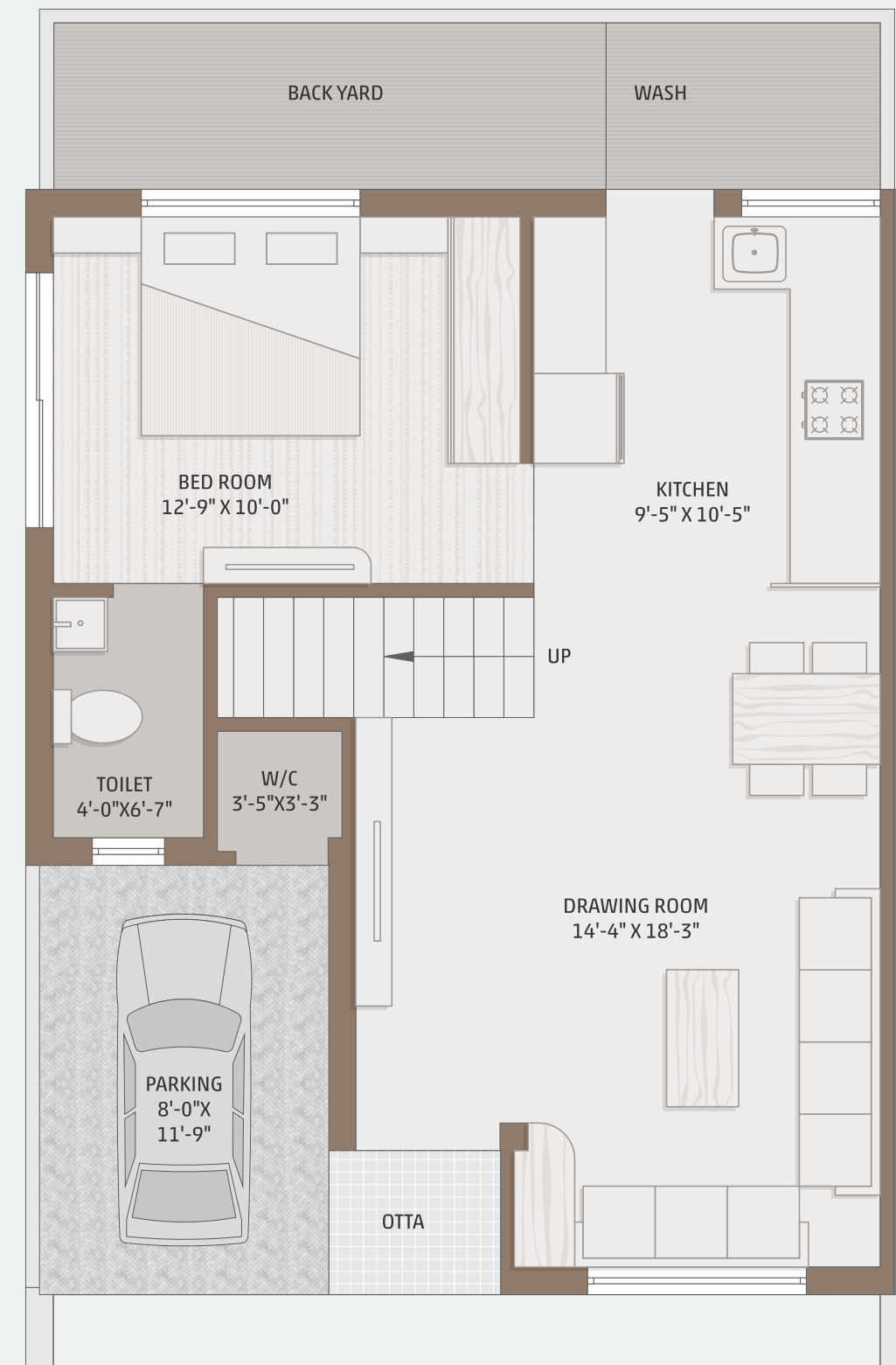


3 BHK

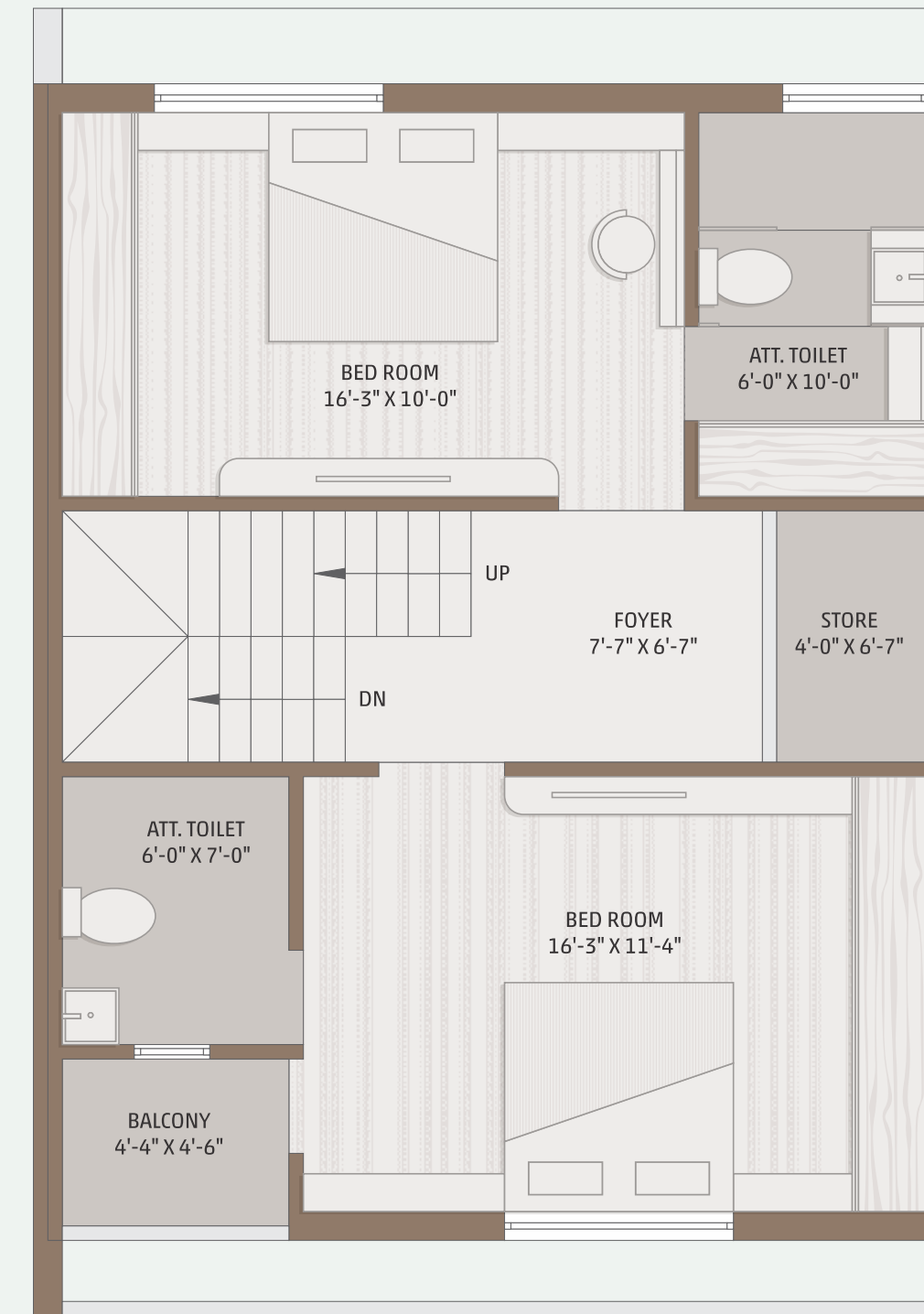
TYPE - T4

UNIT NO.

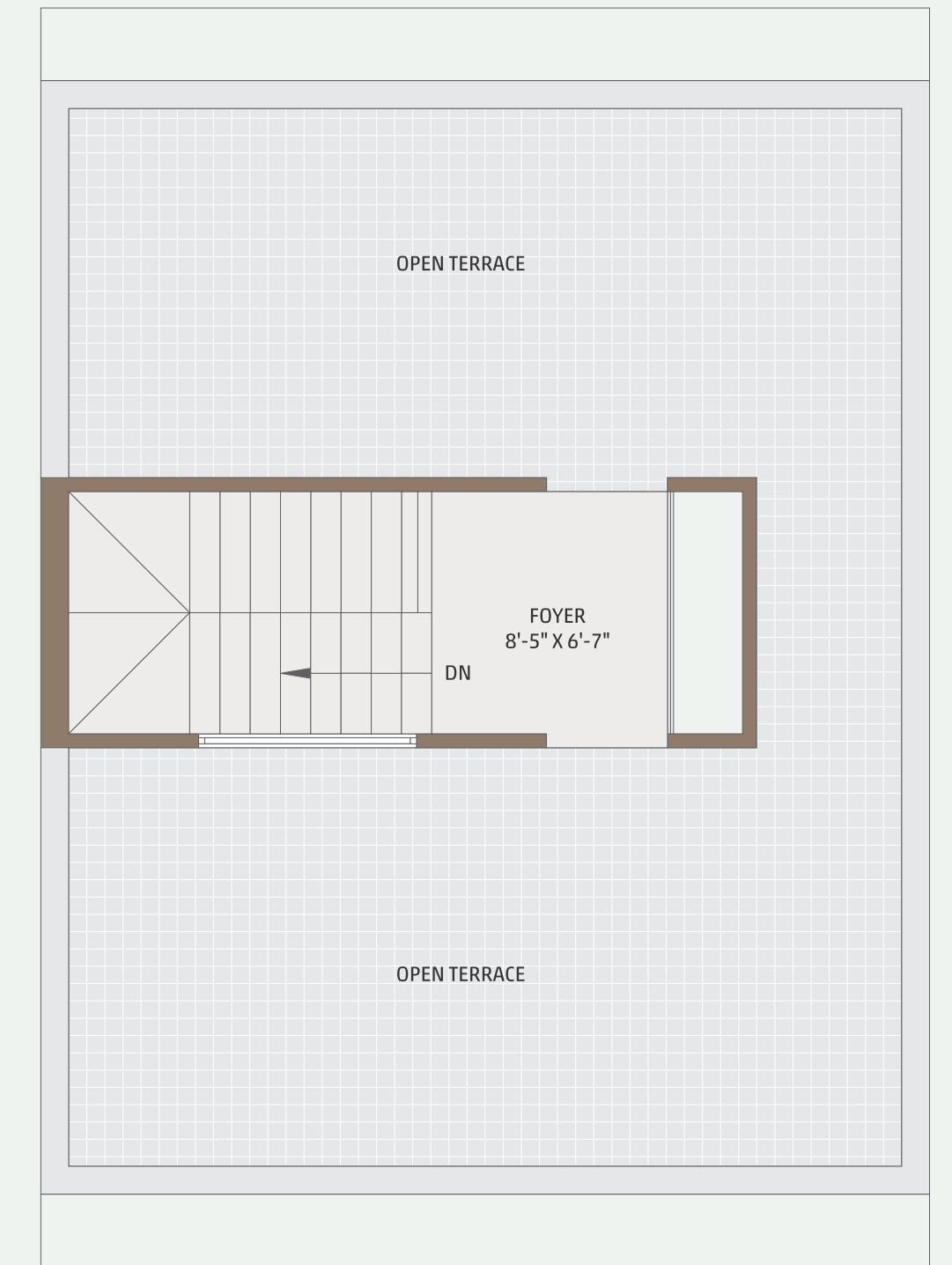
2 TO 7, 10 TO 18, 49 TO 53



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

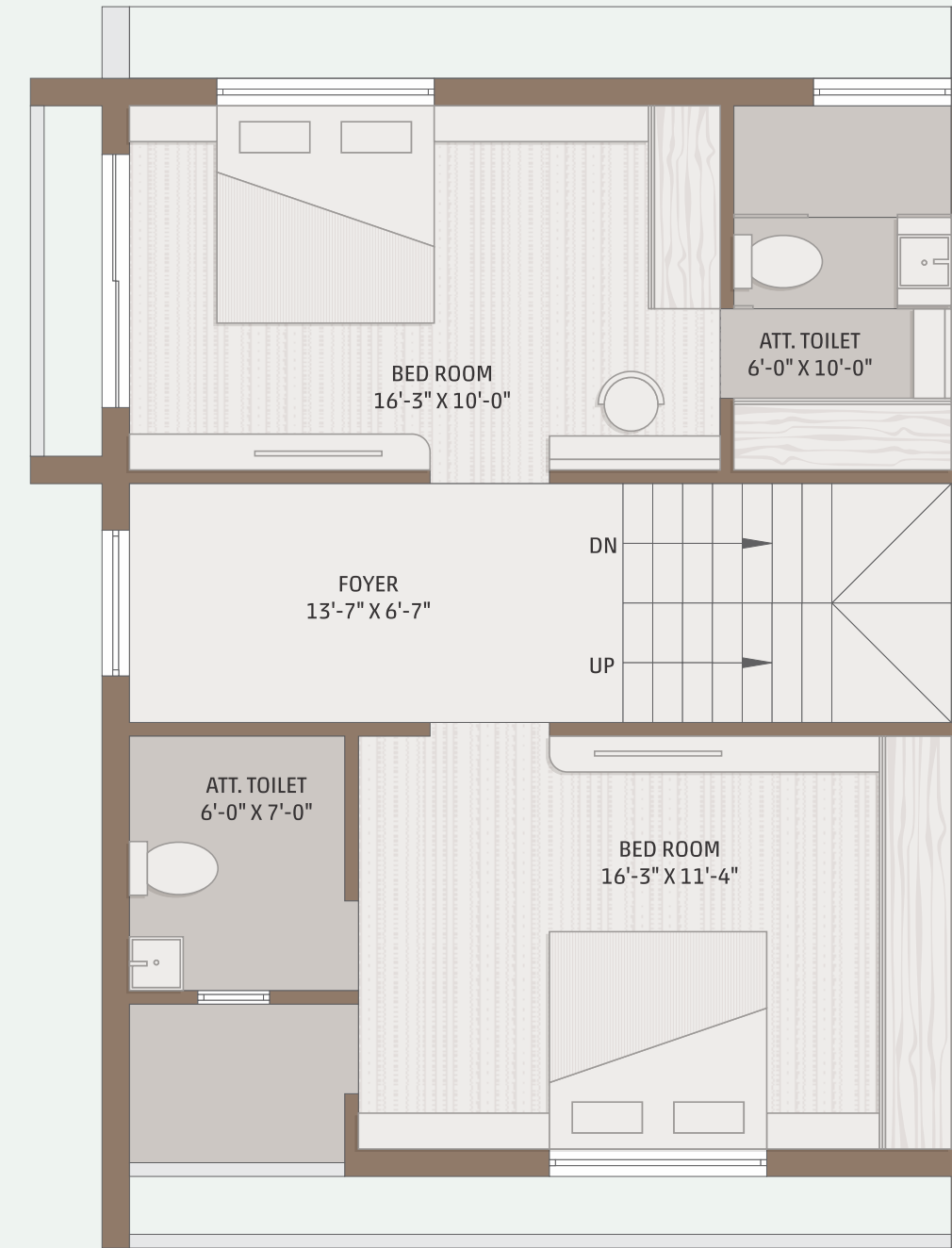


3 BHK

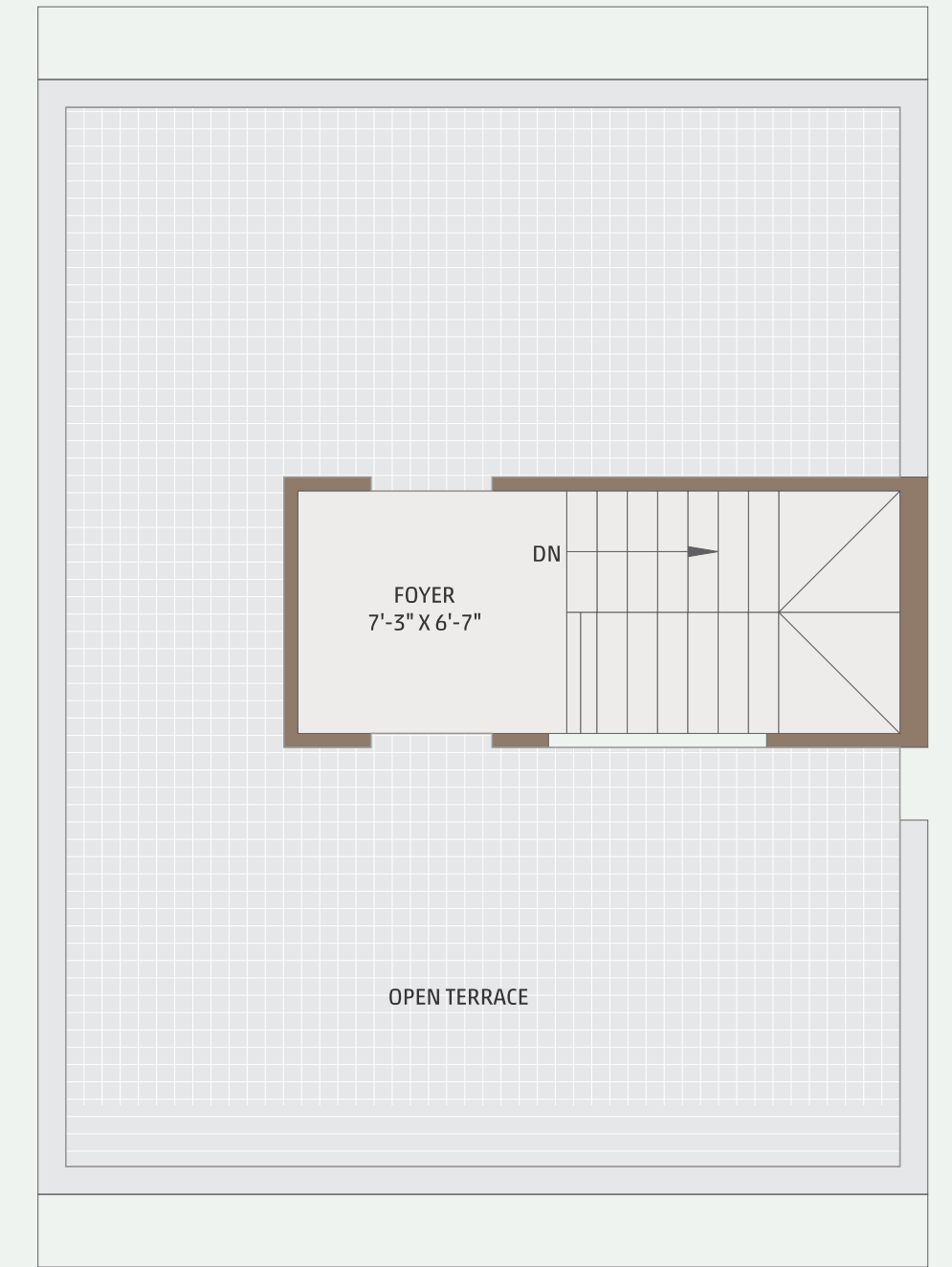
TYPE - T5
UNIT NO.
9, 19



GROUND FLOOR



FIRST FLOOR

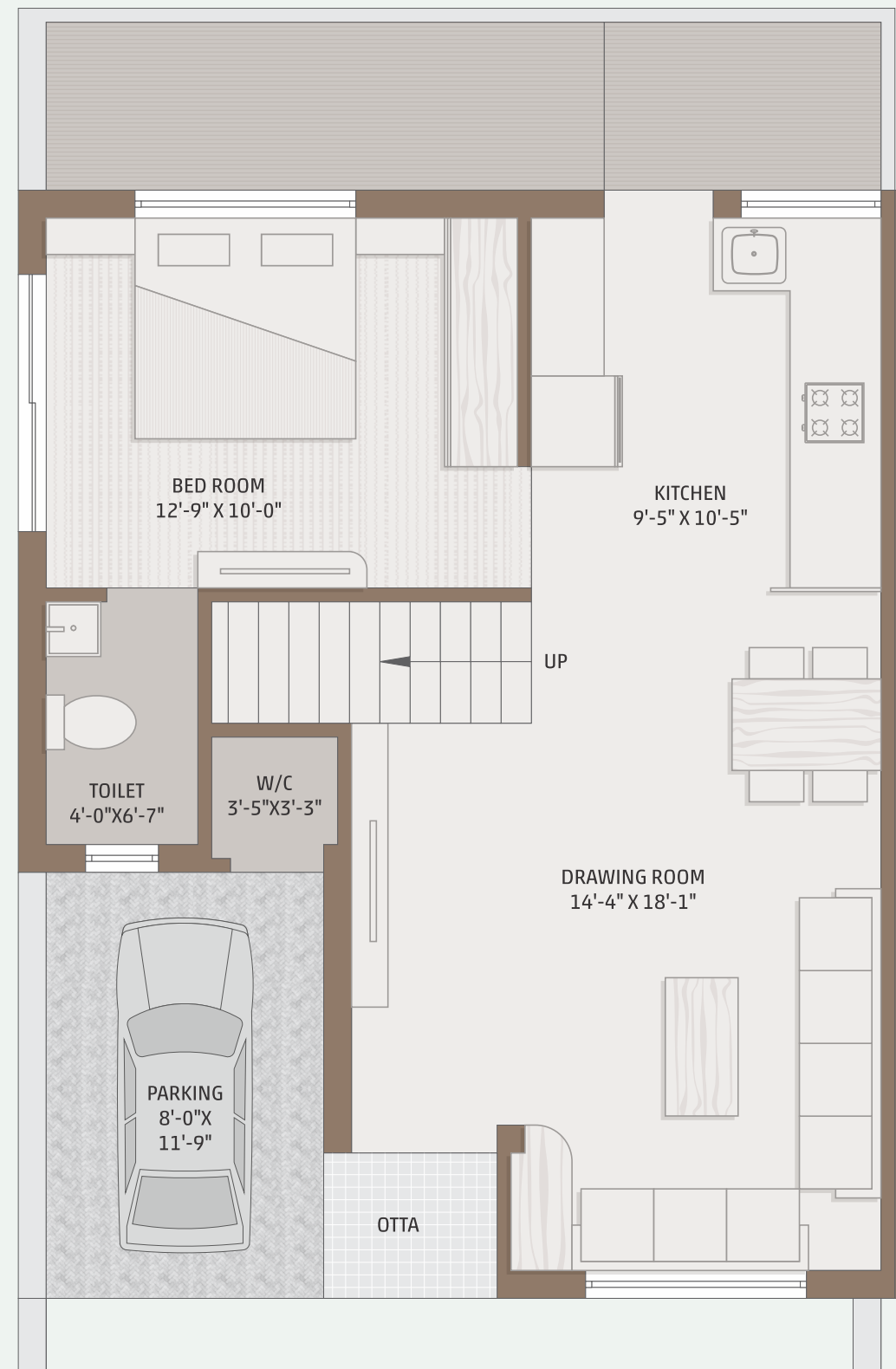


SECOND FLOOR

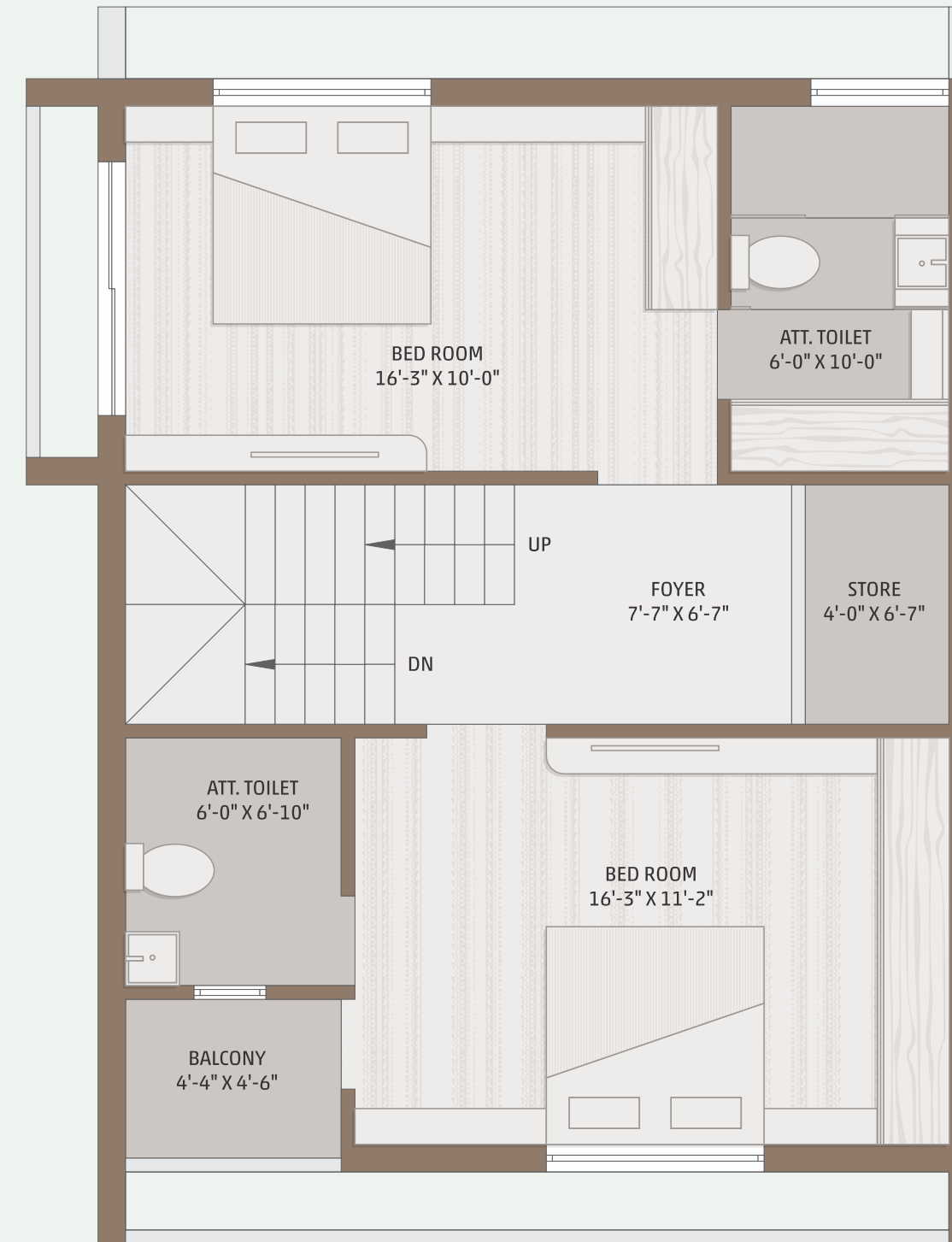


3 BHK

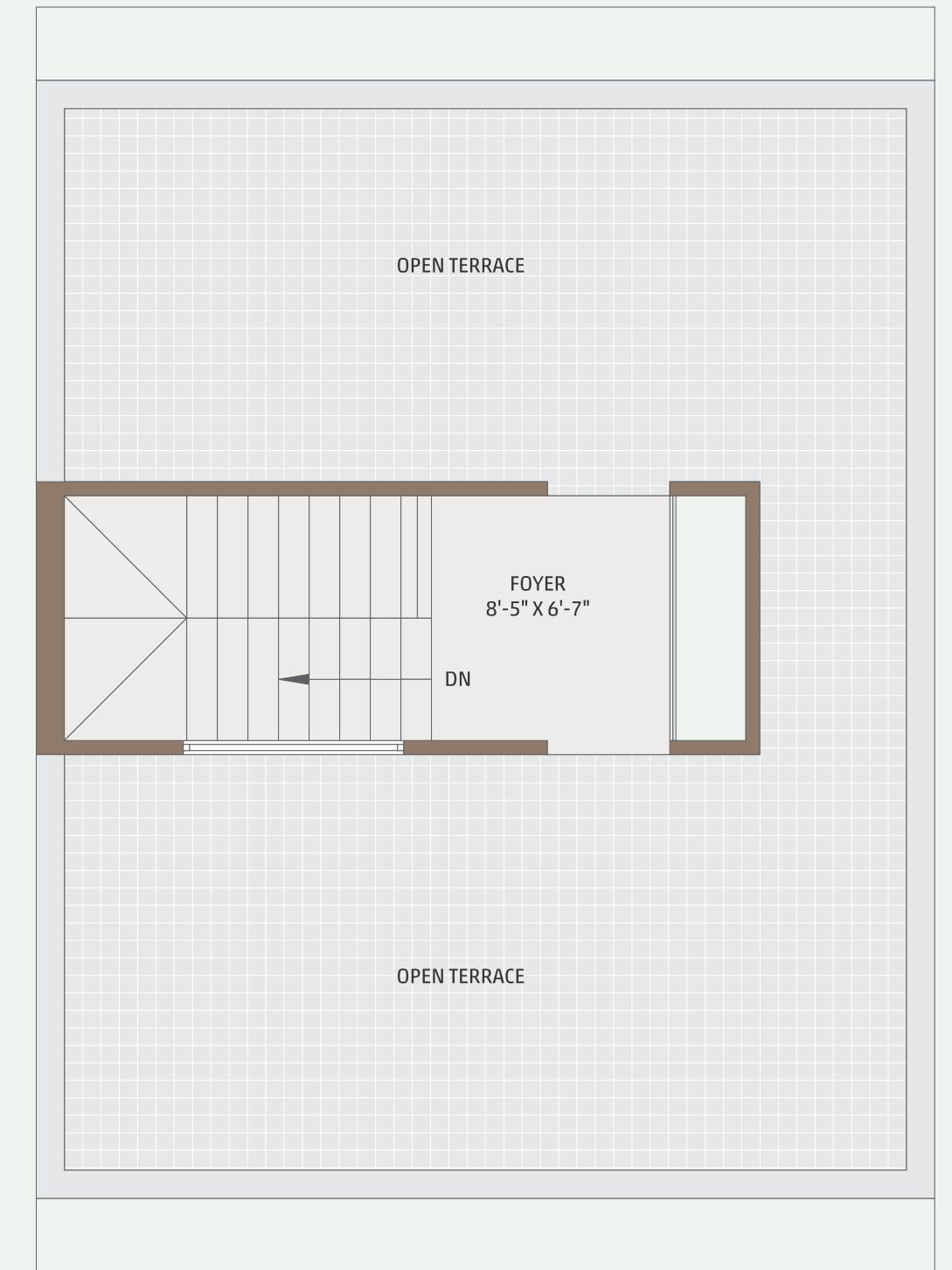
TYPE - T7
UNIT NO.
20, 22, 23, 25



GROUND FLOOR



FIRST FLOOR



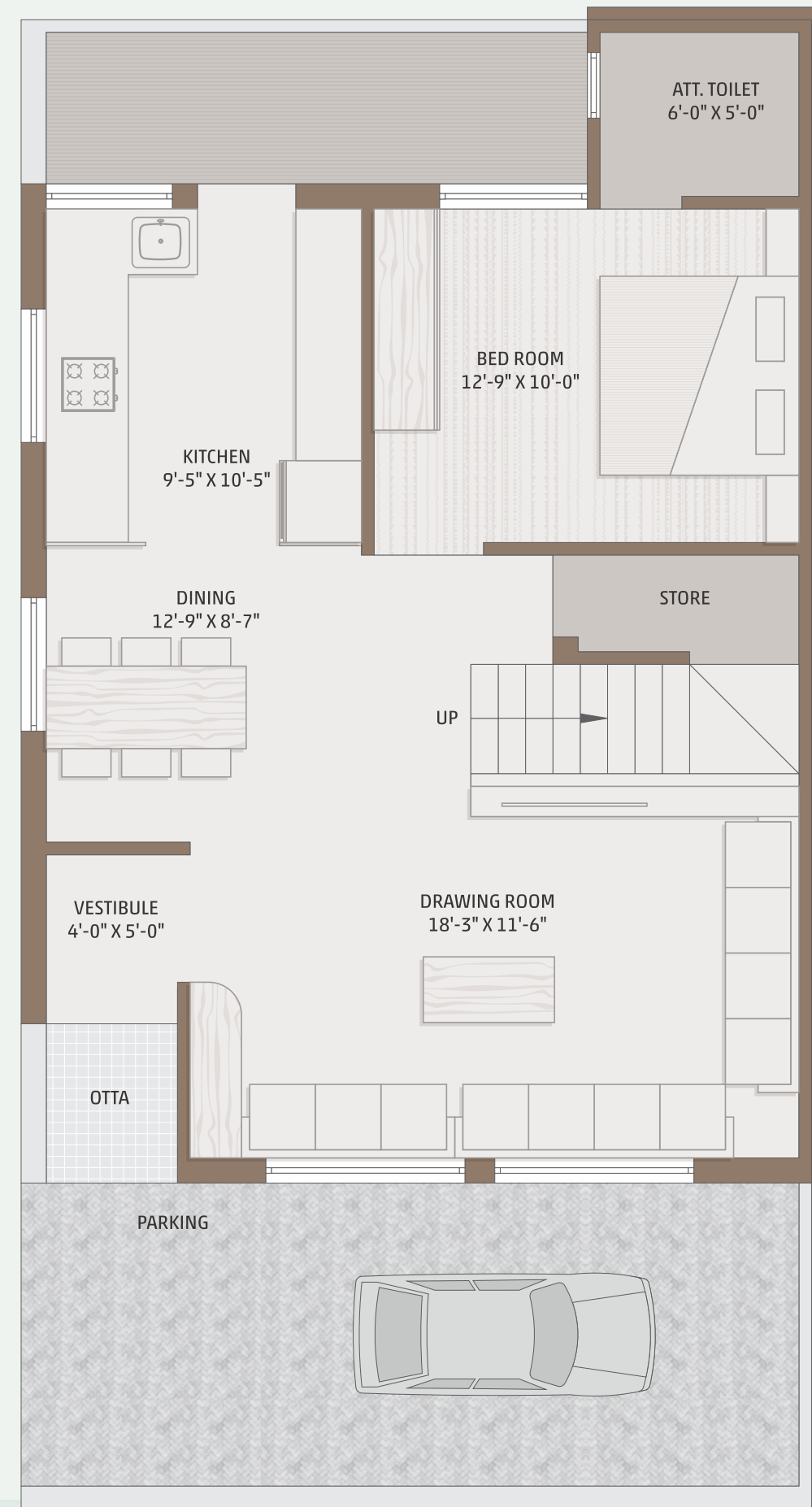
SECOND FLOOR



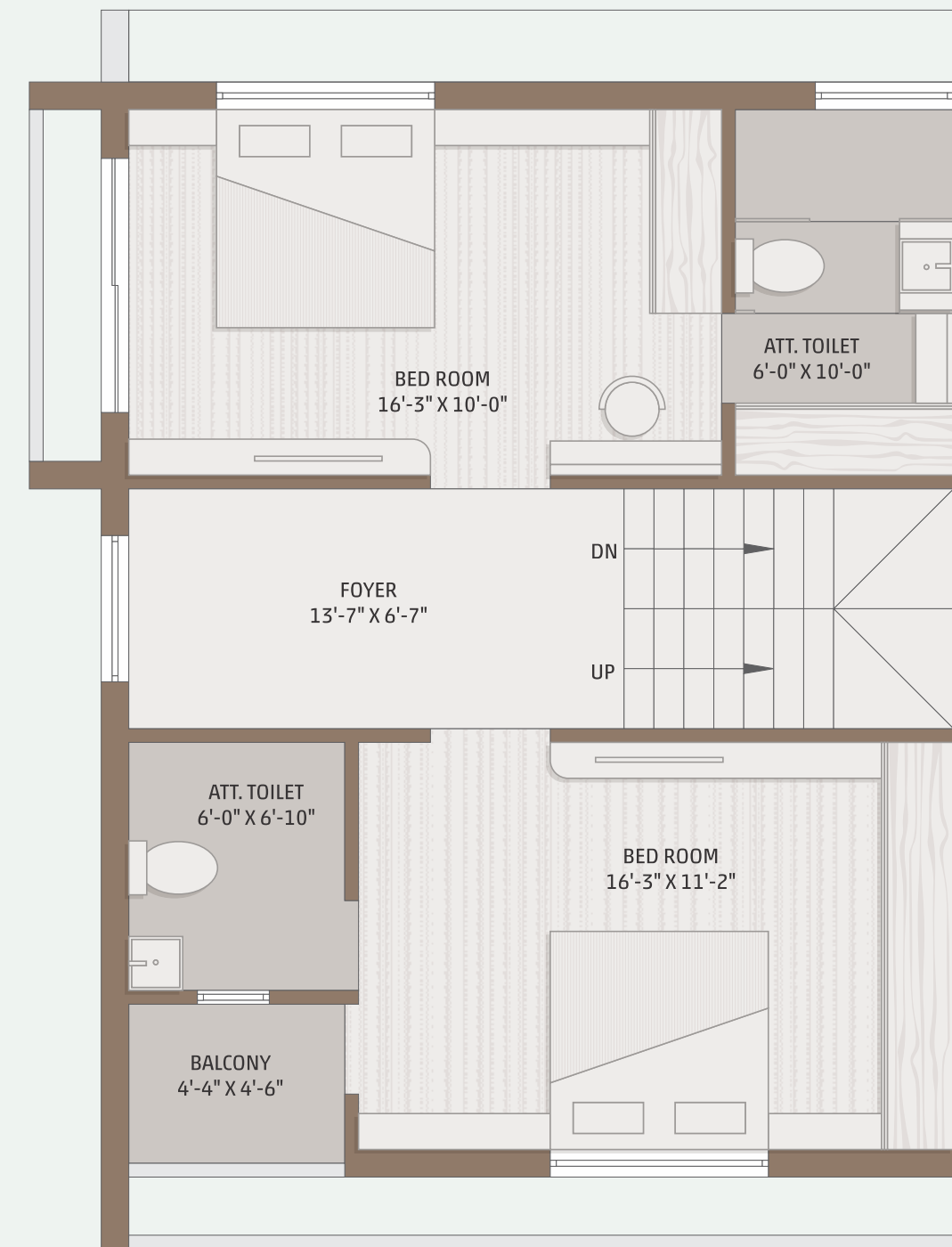
4 BHK

TYPE - T11

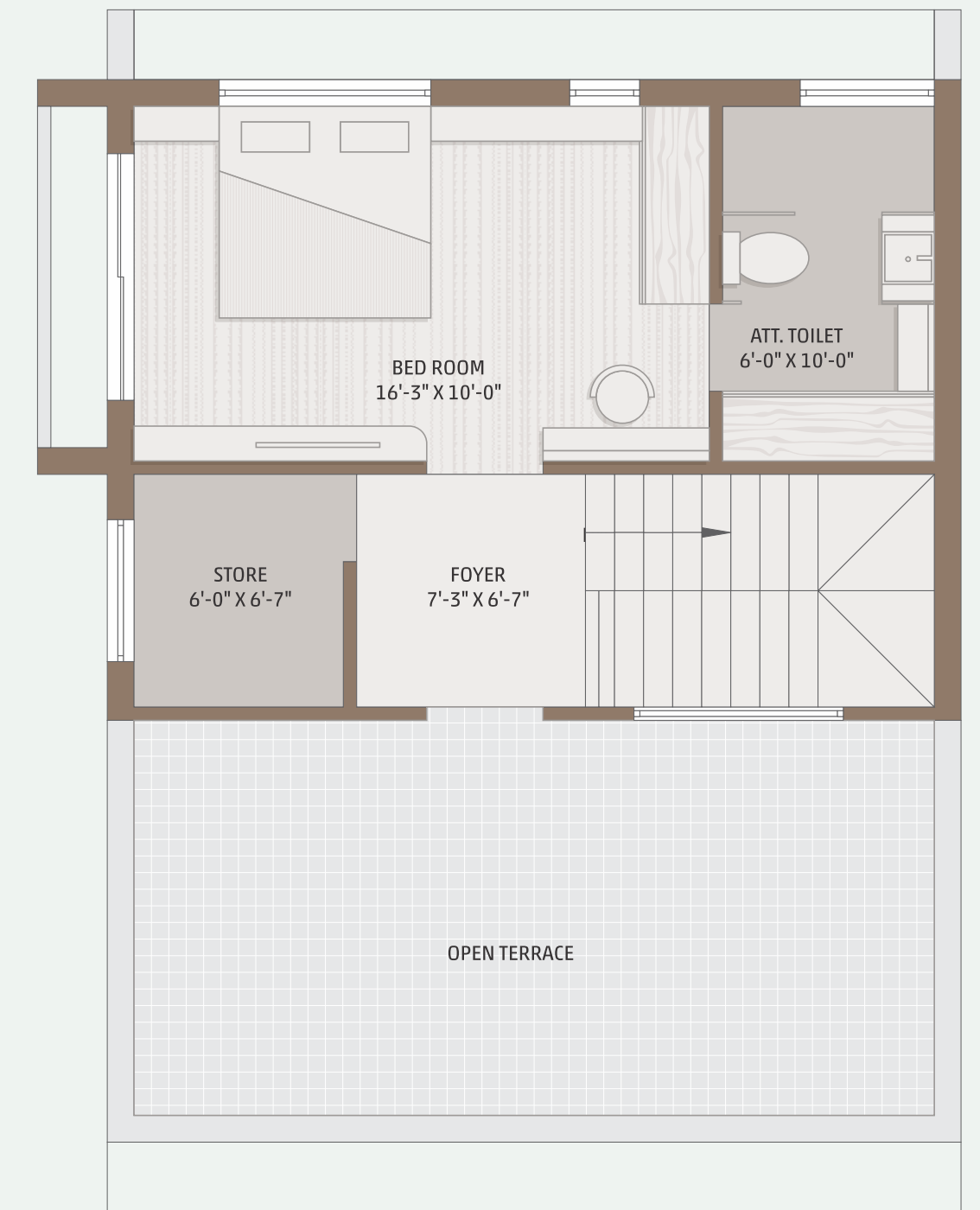
UNIT NO.
21, 24



GROUND FLOOR



FIRST FLOOR



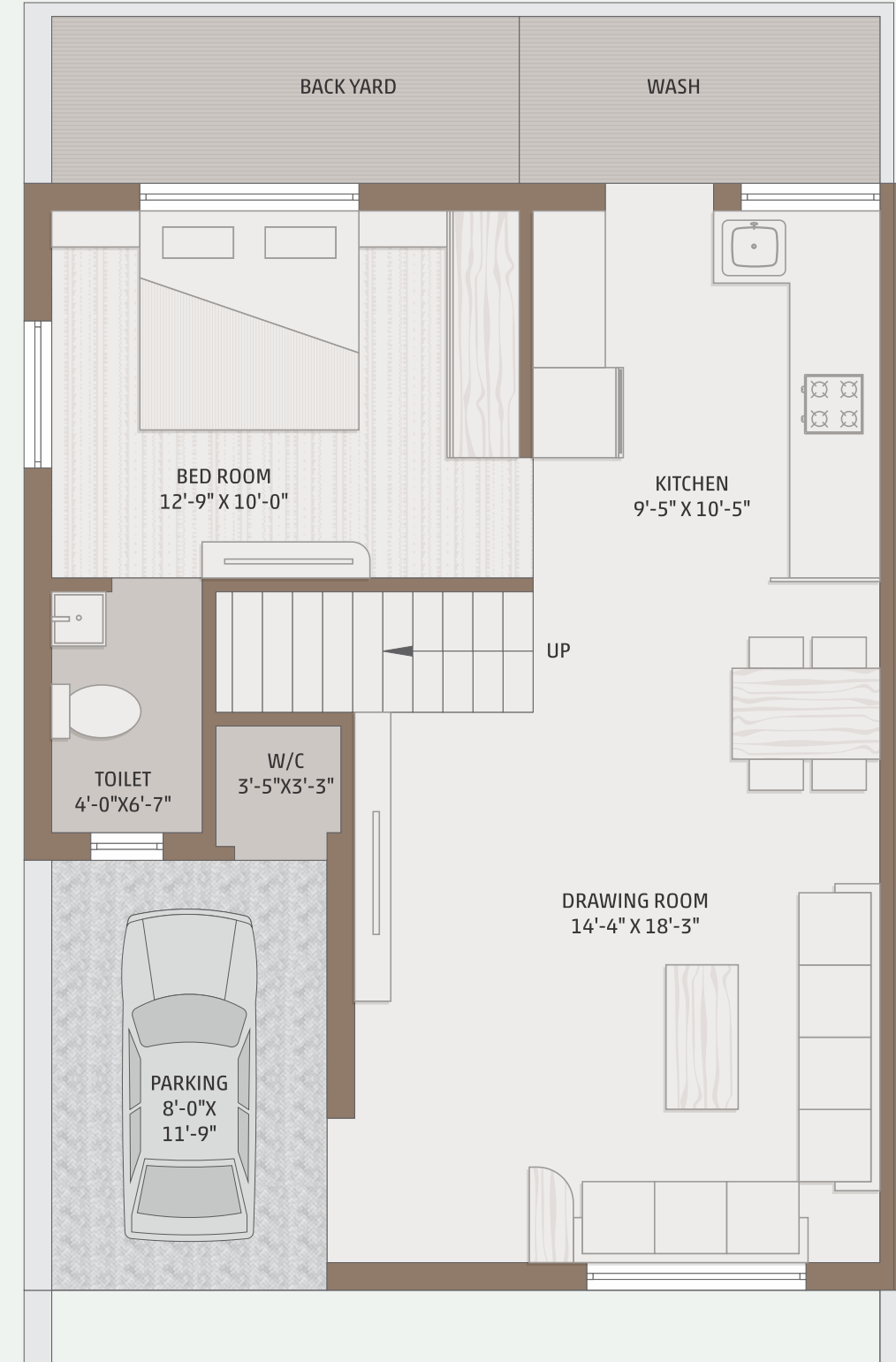
SECOND FLOOR



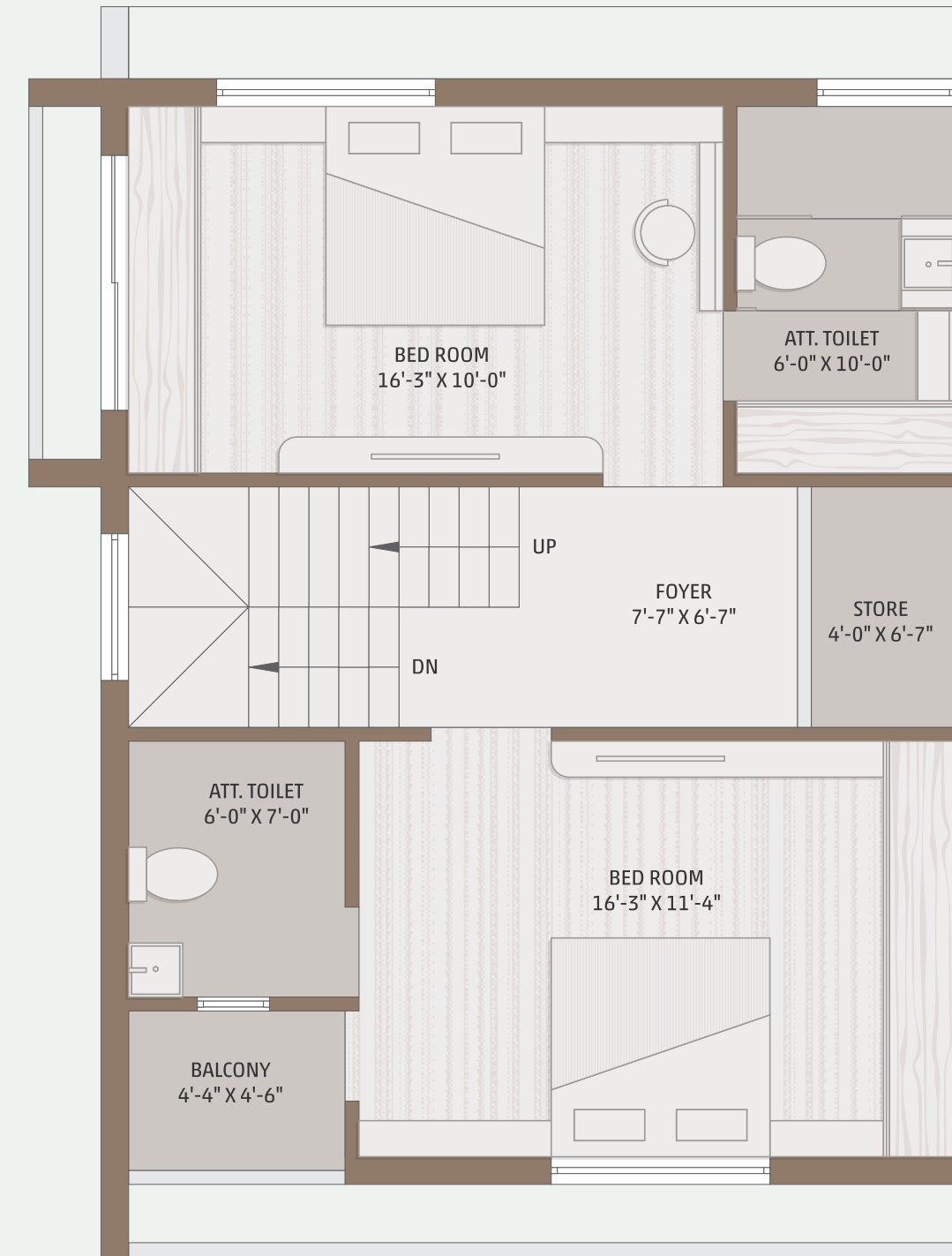
3 BHK

TYPE - T10

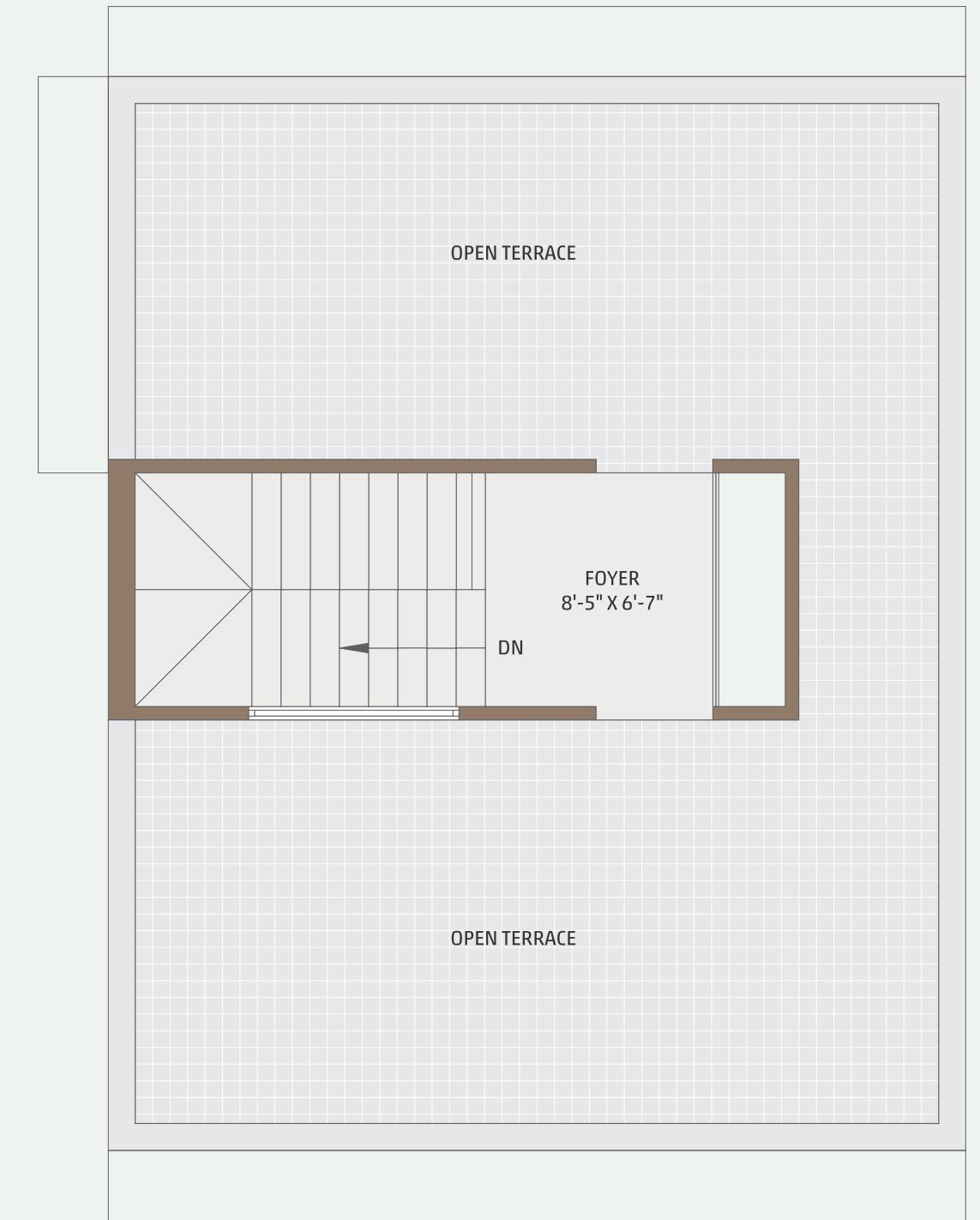
UNIT NO.
26



GROUND FLOOR



FIRST FLOOR

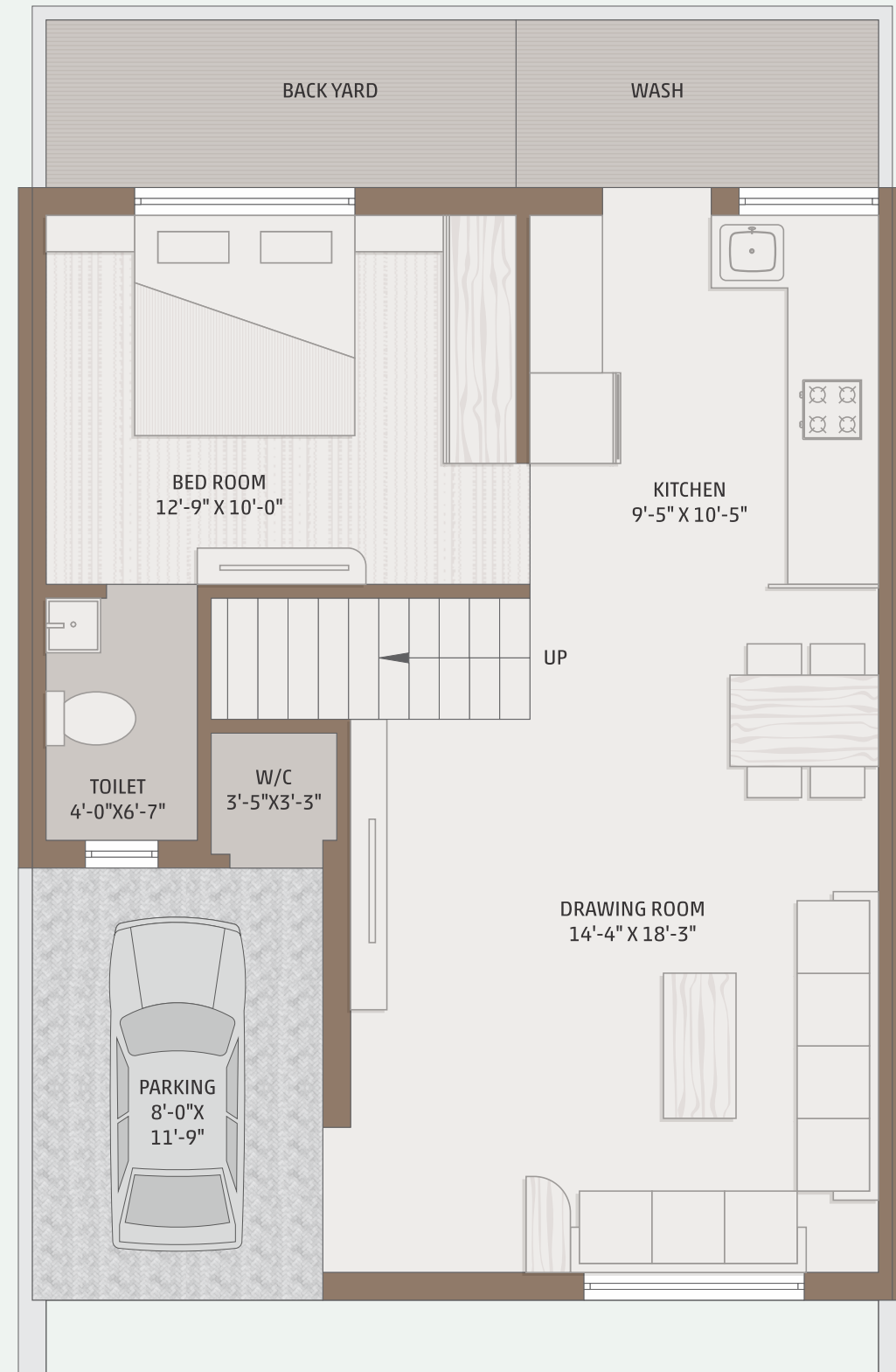


SECOND FLOOR

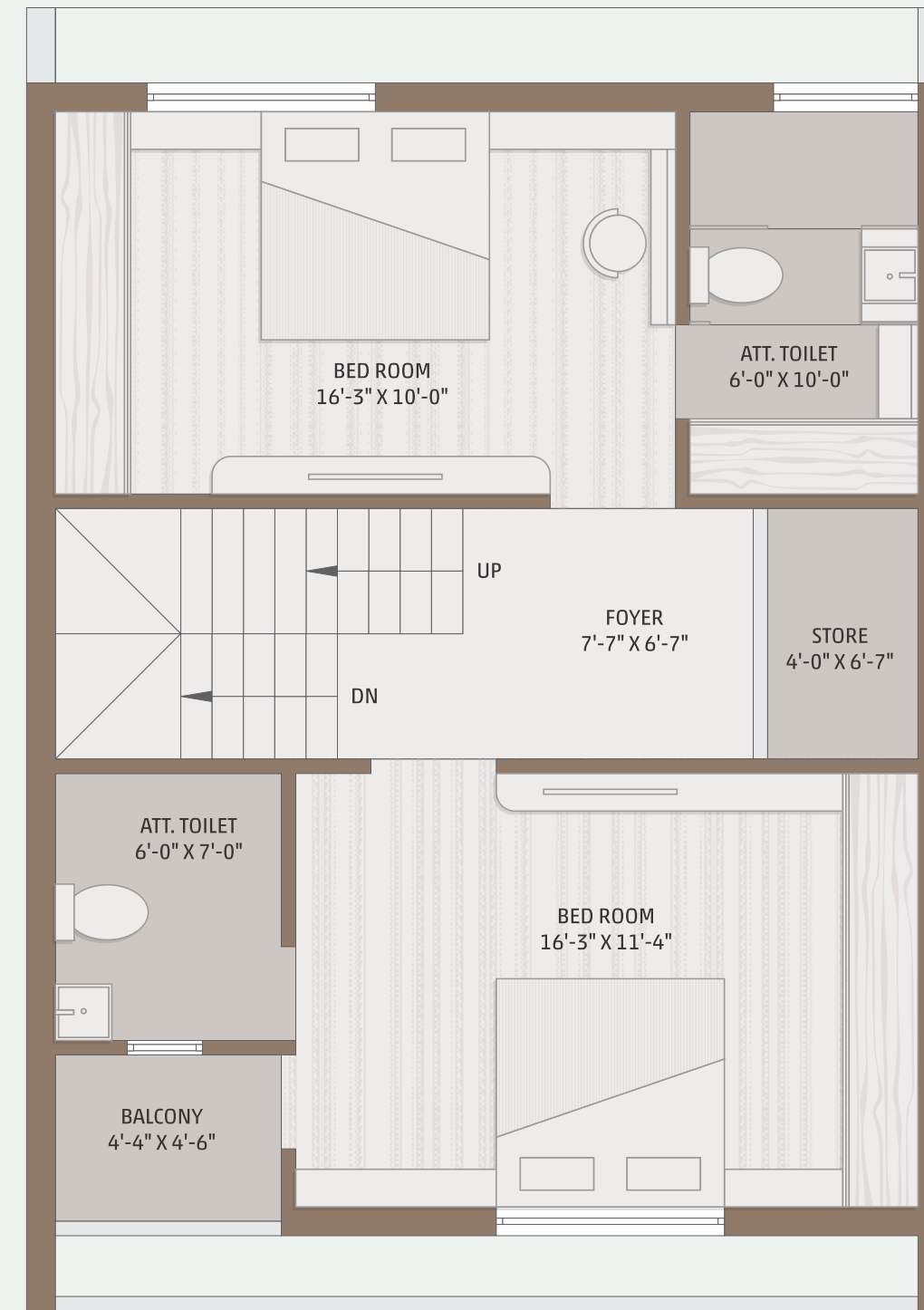


3 BHK

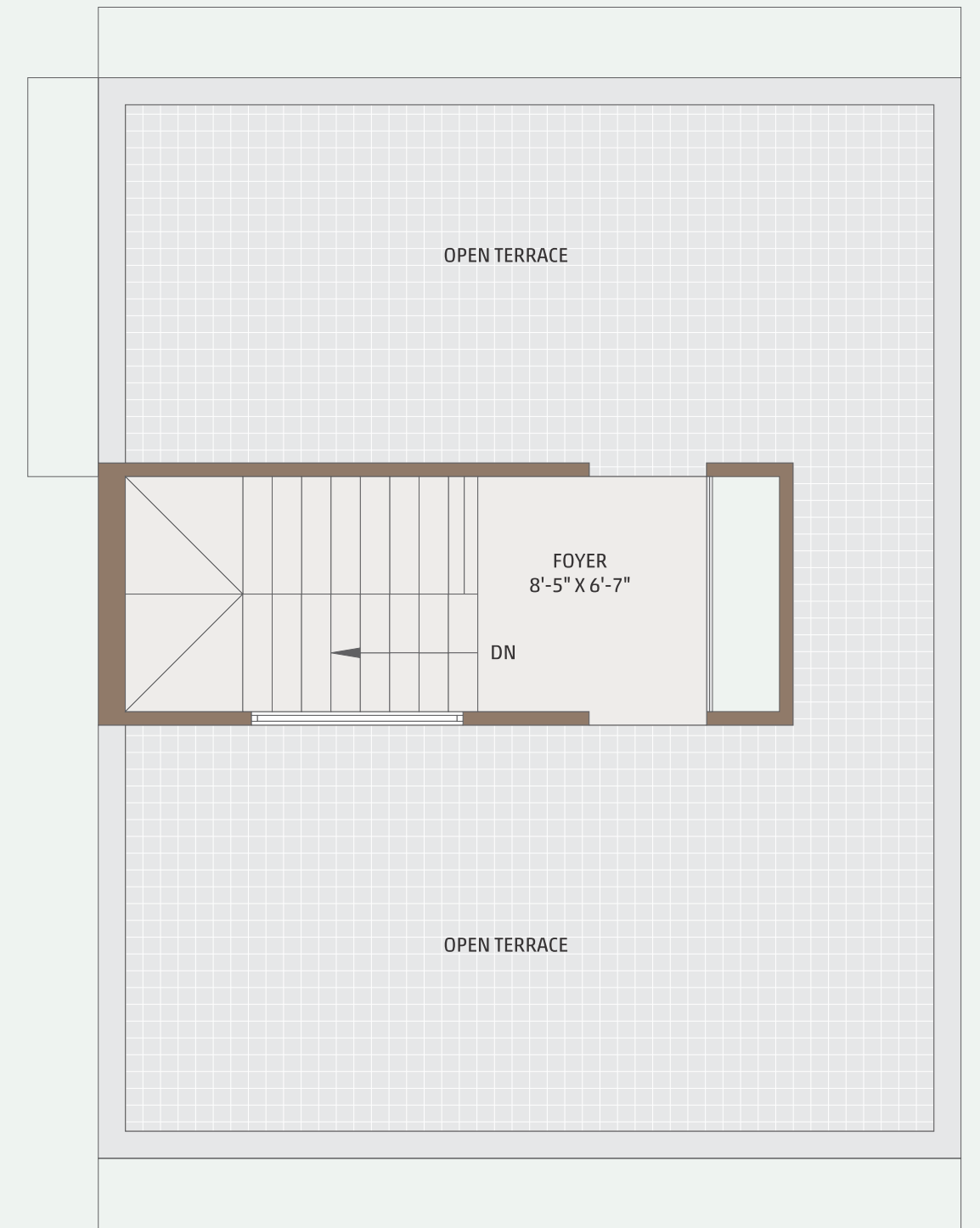
TYPE - T3
UNIT NO.
27 TO 35



GROUND FLOOR



FIRST FLOOR

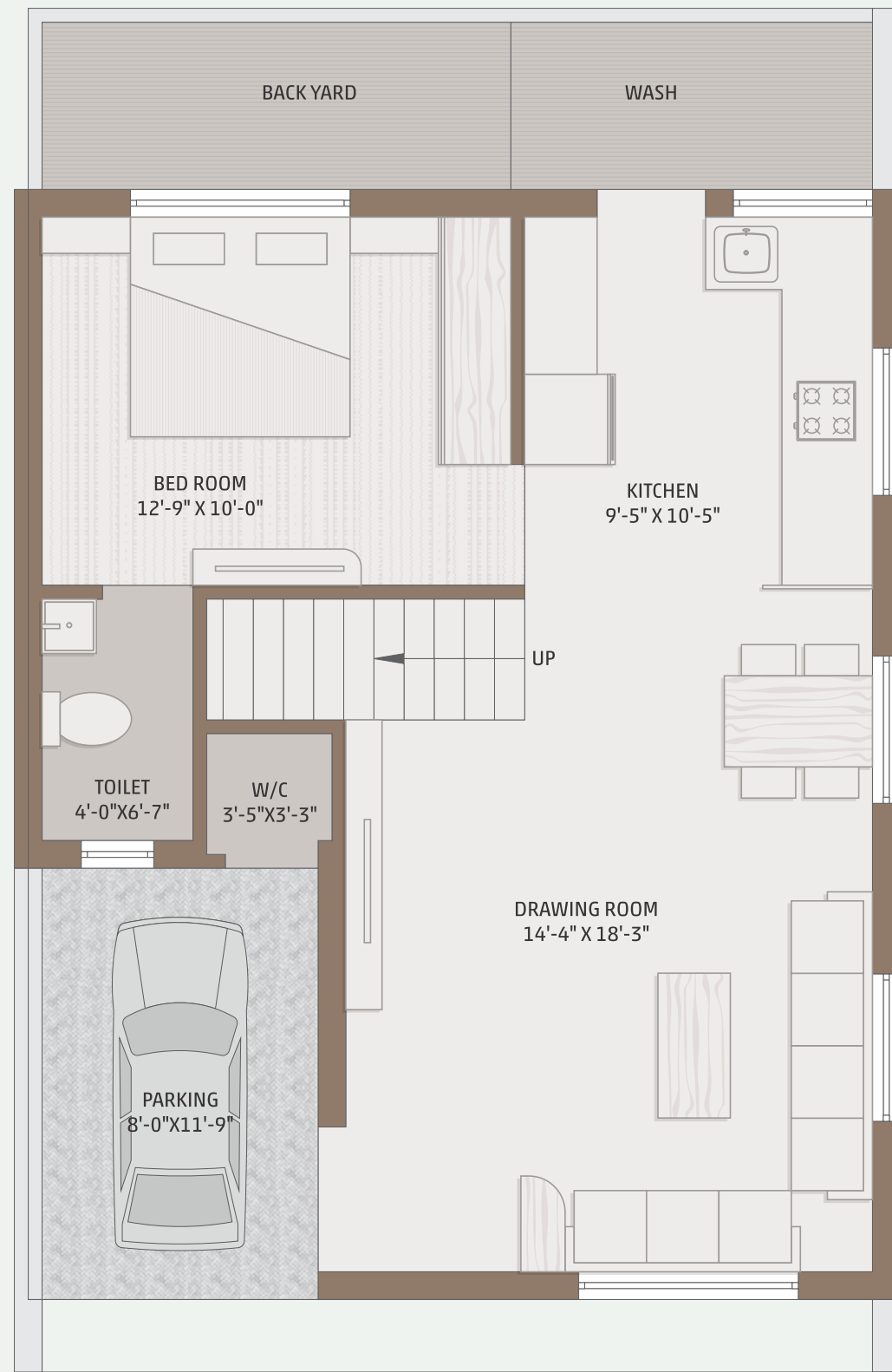


SECOND FLOOR

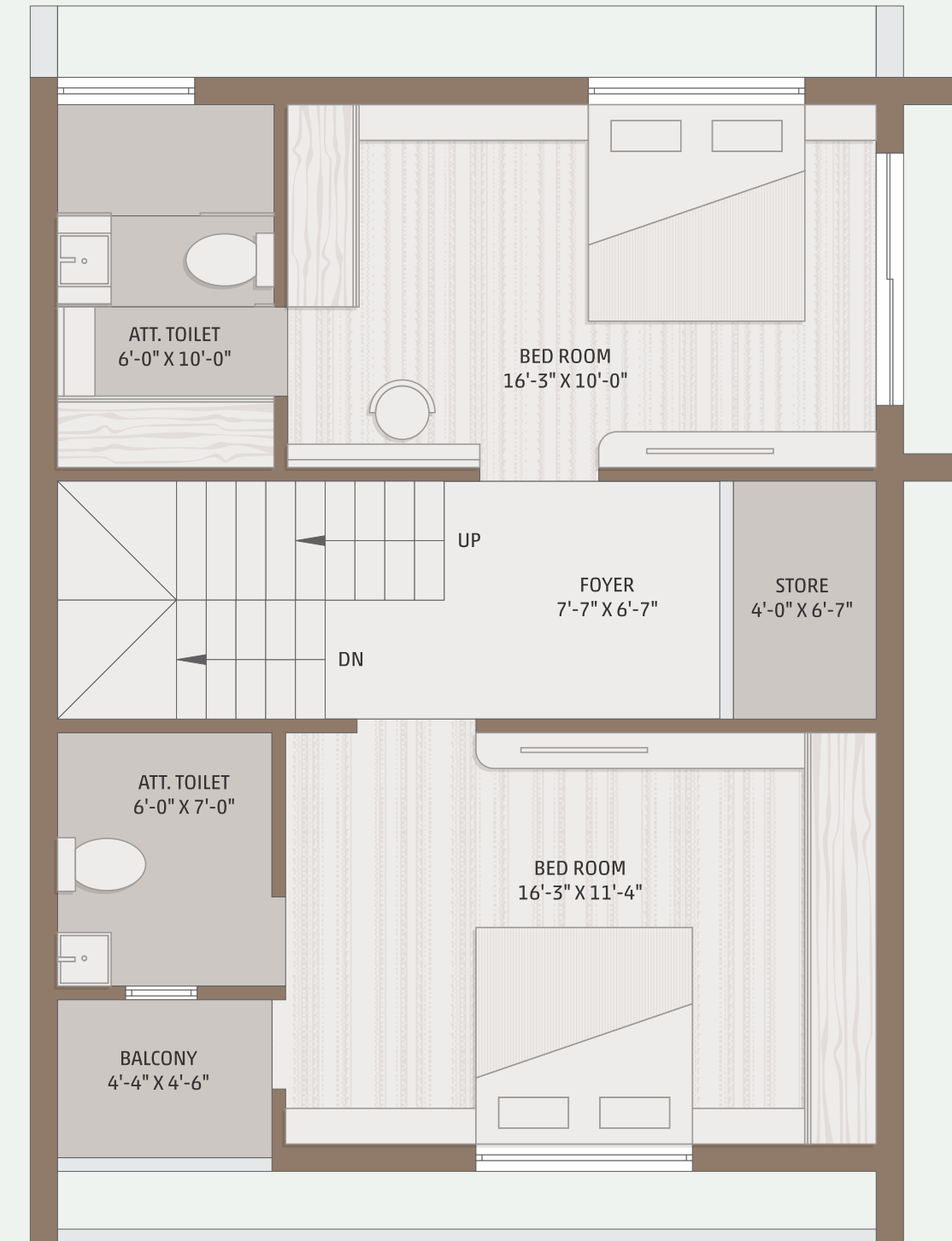


3 BHK

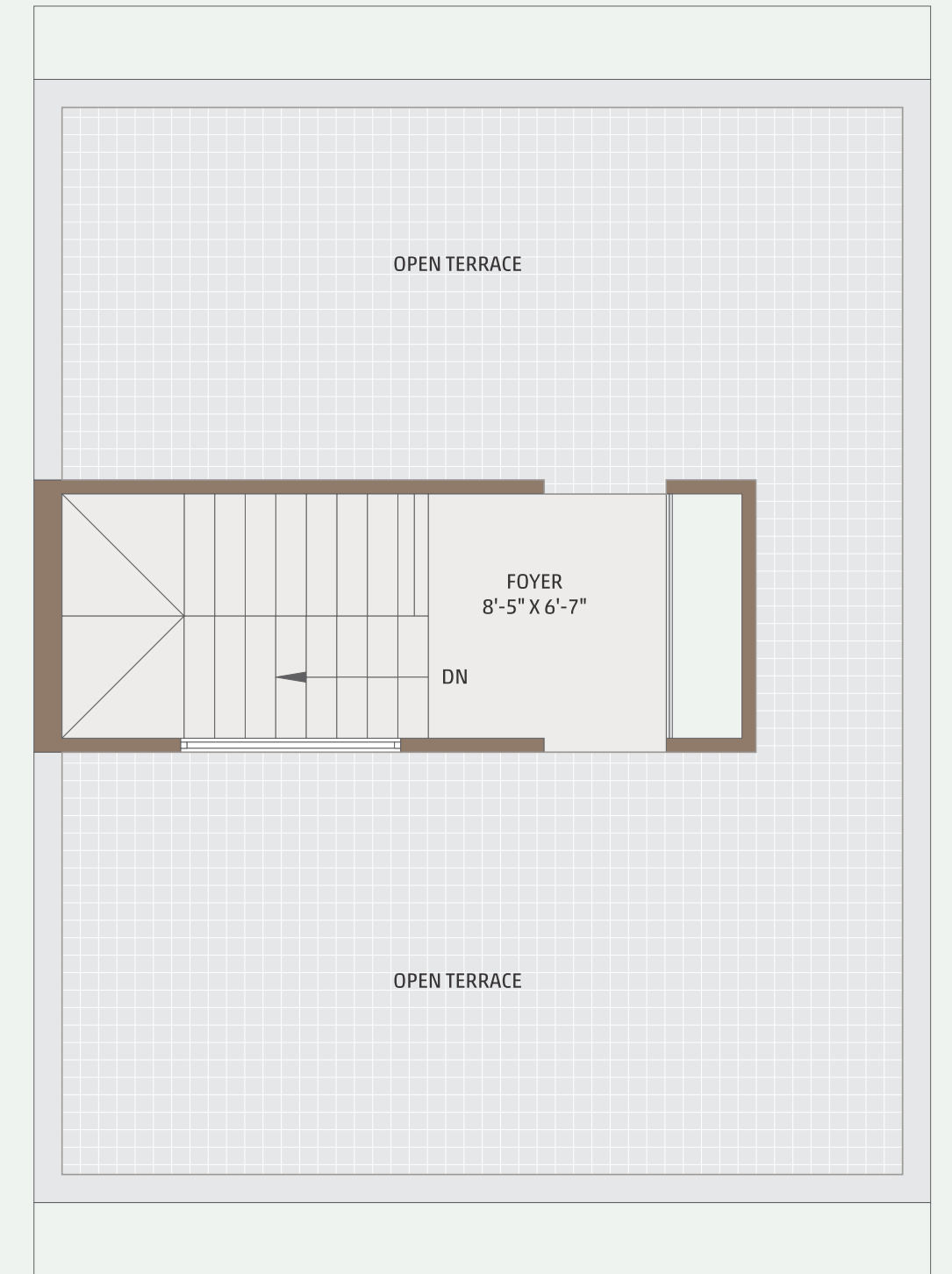
TYPE - T9
UNIT NO.
36



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

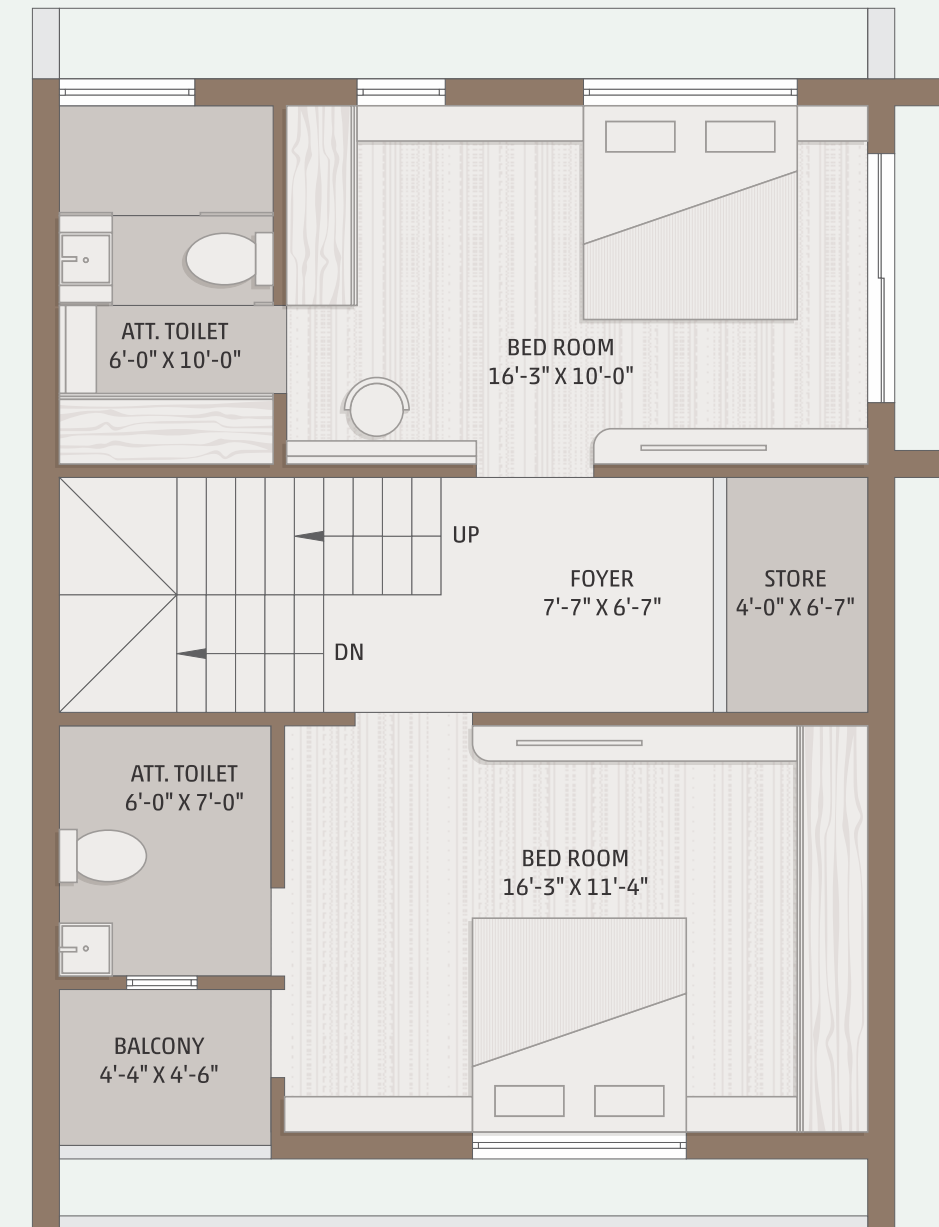


4 BHK
TYPE - T2
UNIT NO.
37

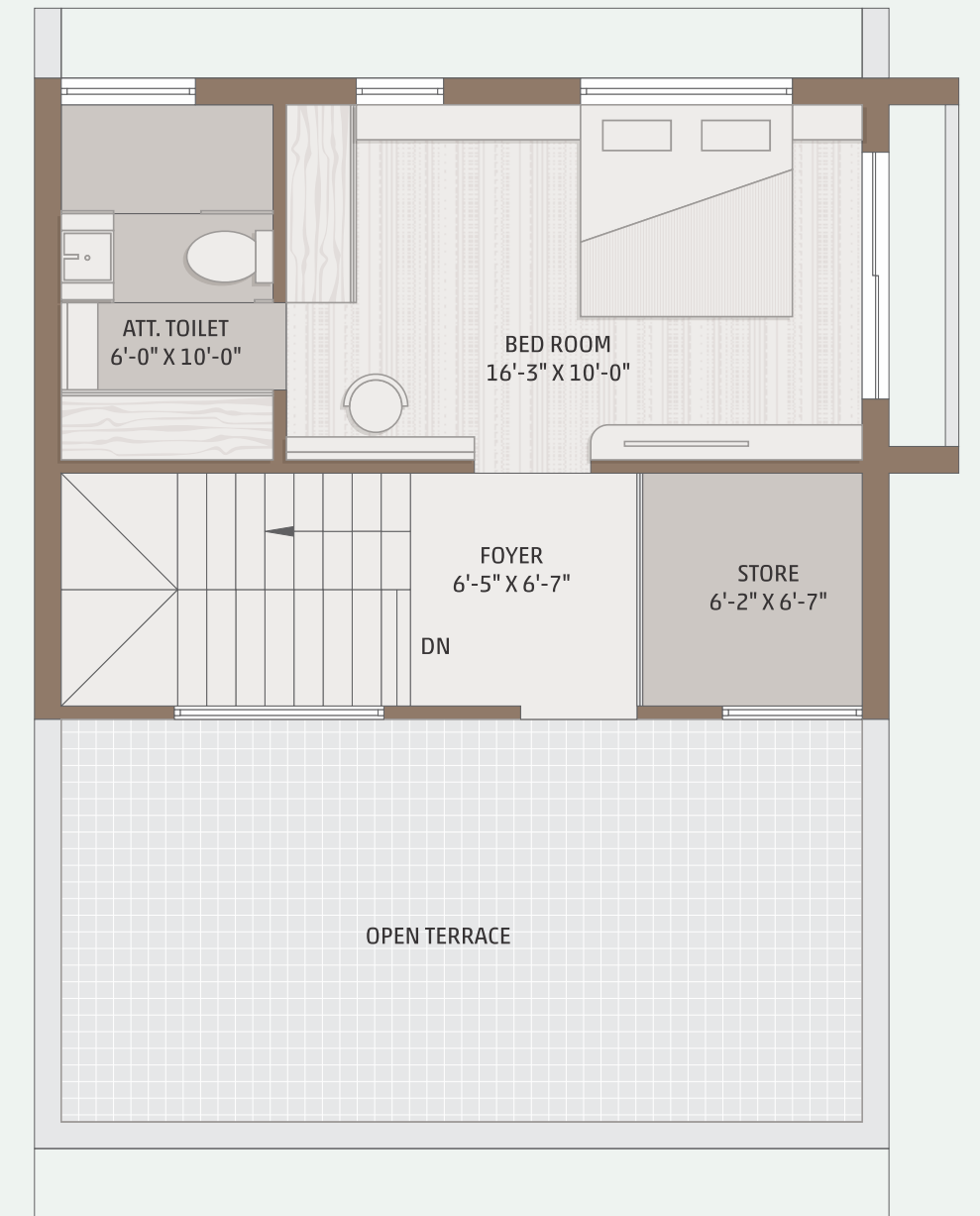
GROUND FLOOR



FIRST FLOOR



SECOND FLOOR





4 BHK

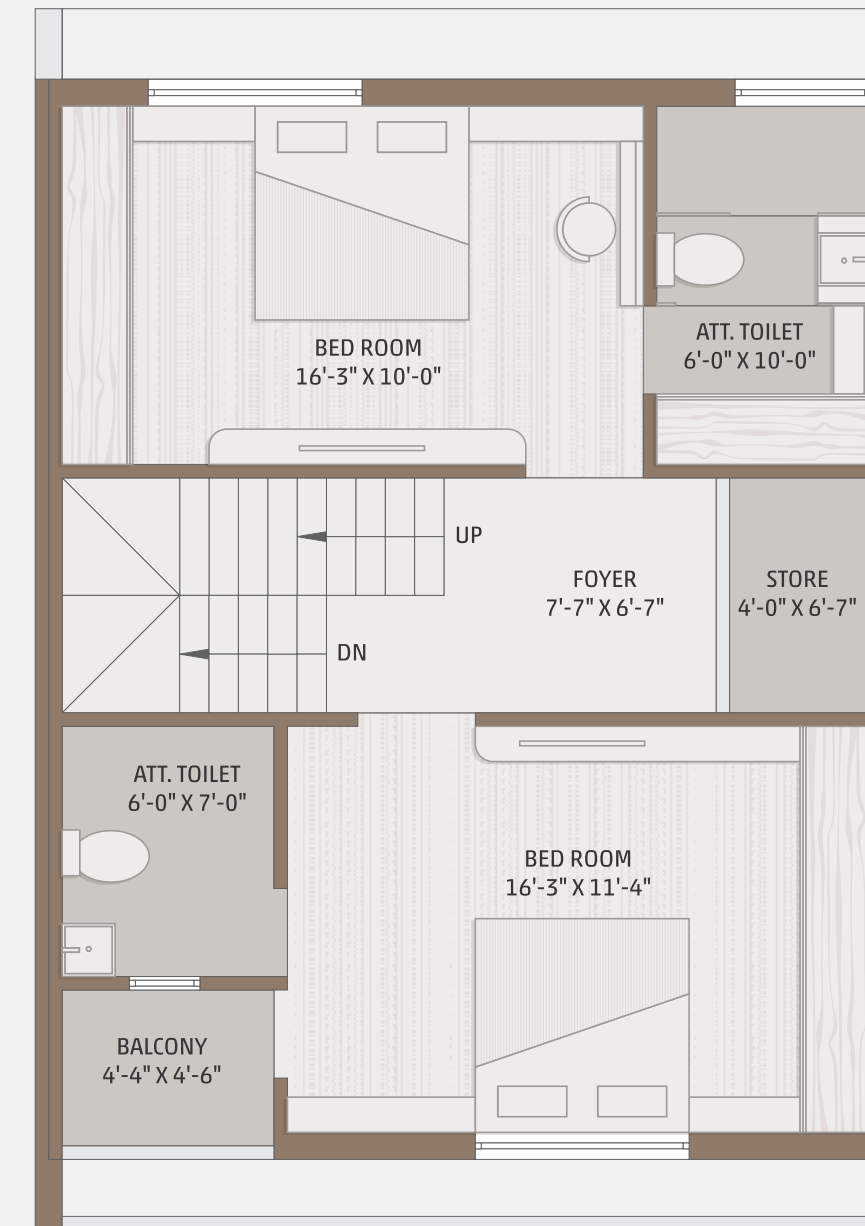
TYPE - T1

UNIT NO.

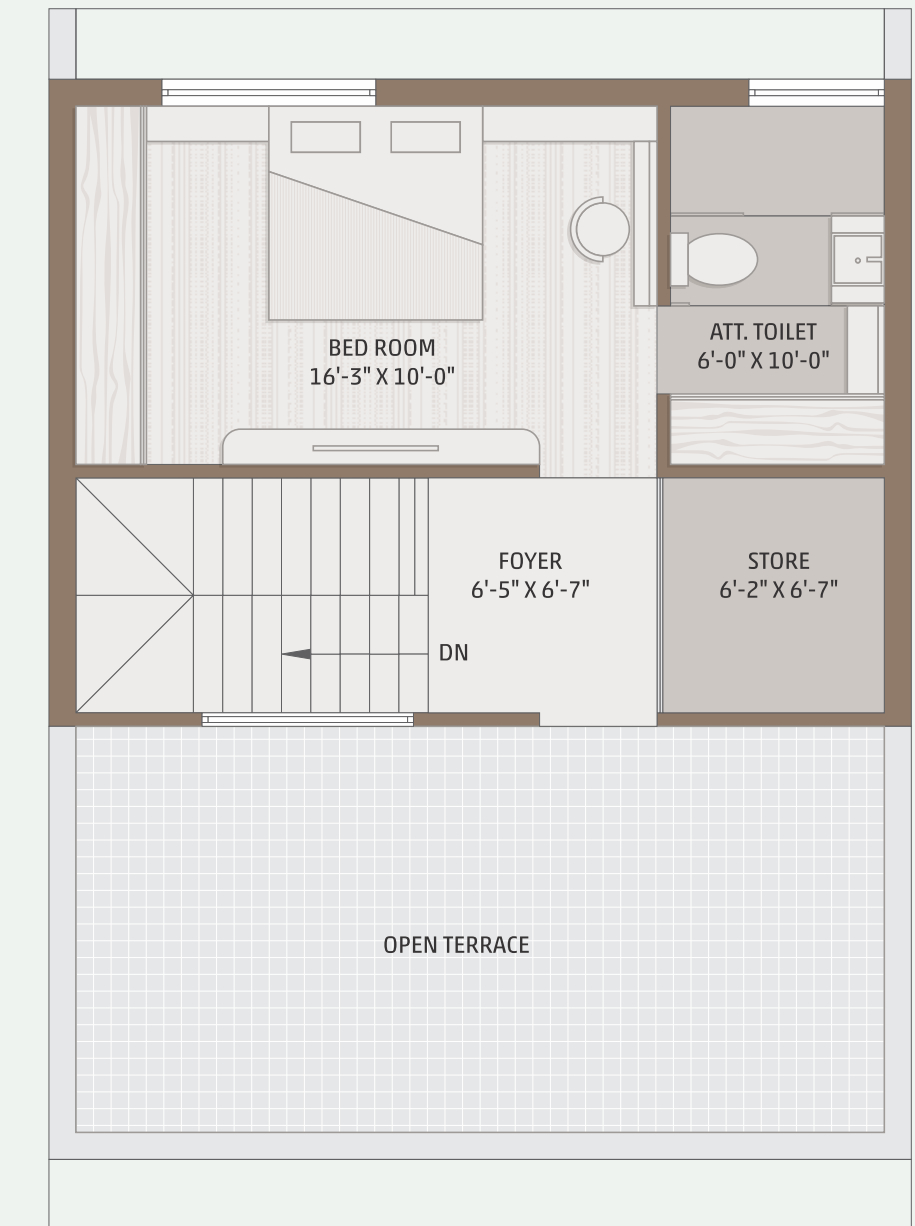
38 TO 46, 56 TO 60



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR



4 BHK

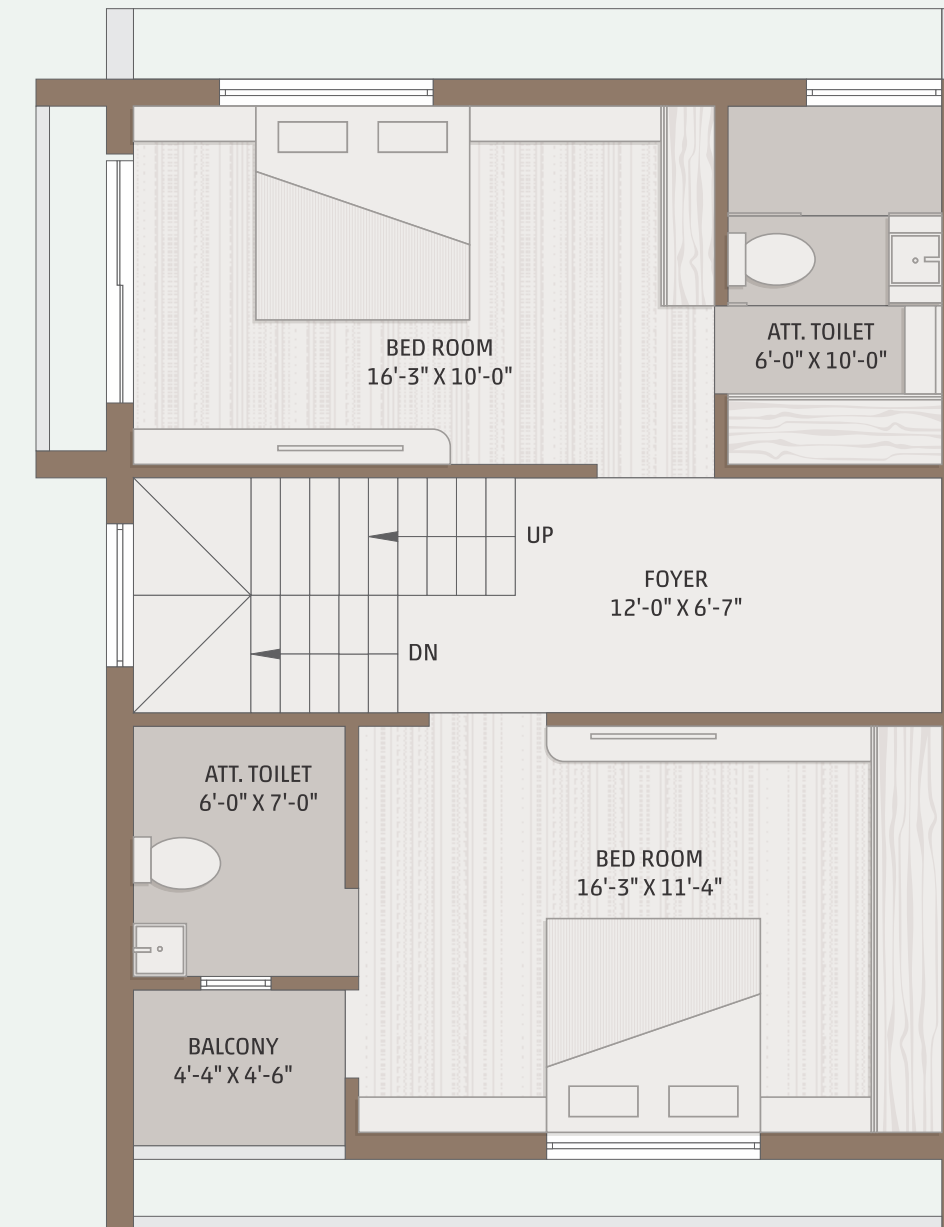
TYPE - T8

UNIT NO.

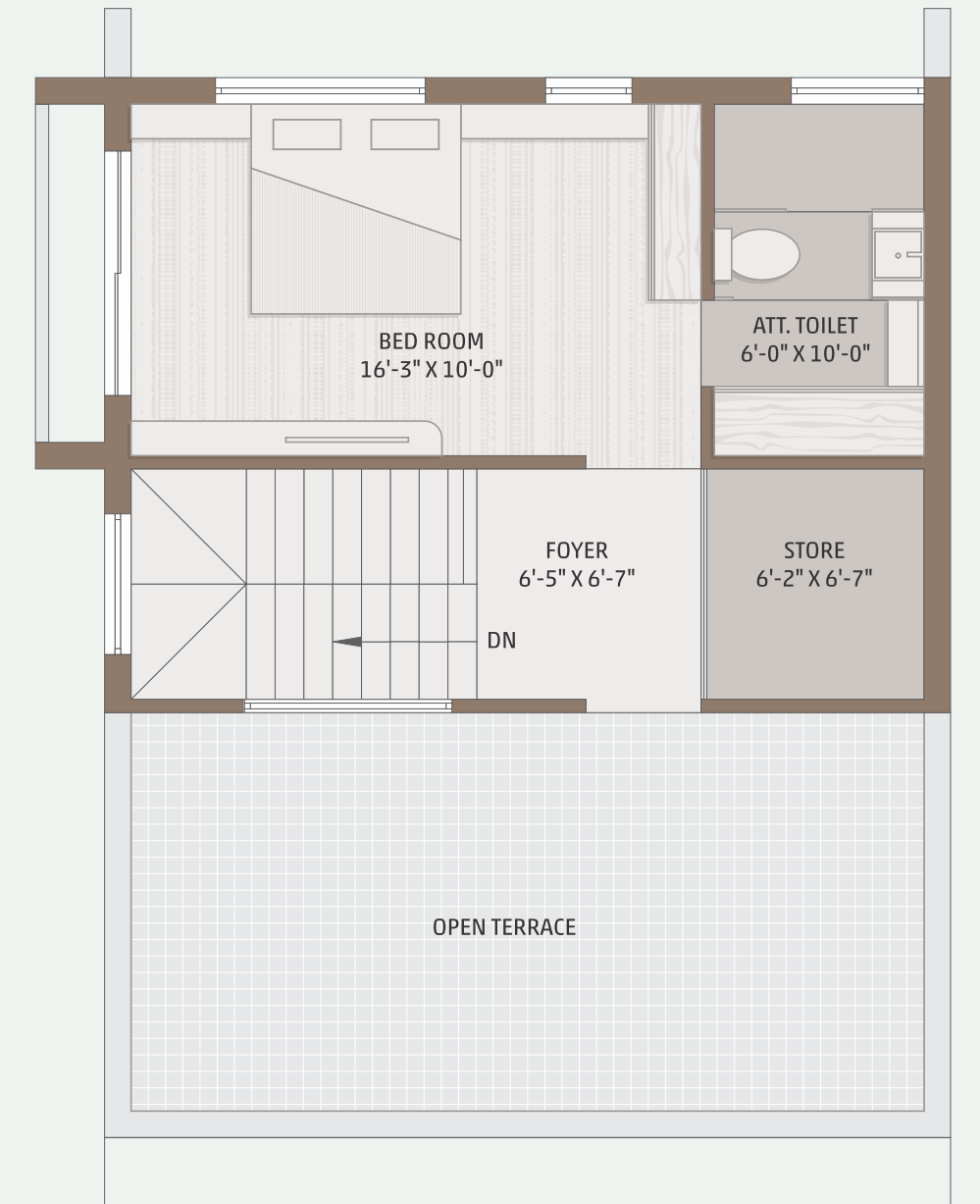
47



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR



BOX CRICKET

Having great homes with natural grandeur and amenities is a great deal with all elements rolled into one. Hence, we have utilized the environs at The Luxuria to provide multiple amenities for health, fitness and relaxation to the residents.

WE PLAY TOGETHER; WE WIN TOGETHER.



BOX CRICKET



CCTV CAMERA



FOUNTAIN WALL
STRUCTURE



FIRE SAFETY



24 HRS WATER



JOGGING TRACK



GET A PERFECT COMBINATION OF LUXURIOUS HOMES AND AMENITIES



GAZEBO



SPACIOUS GARDEN



GYM



INFORMAL SITOUT



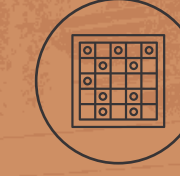
ENTRANCE GATE



CLUB HOUSE



CHILDREN PLAY AREA



INDOOR GAMES



SECURITY CABIN



YOGA DECK



SPECIFICATION

ELEVATION :

- As per Architect's design with a Superior finish

STRUCTURE :

- Earthquake resistant load bearing structure

WALL FINISH :

- Internal : Mala plaster with putty finish
- External : Double coat sand face plaster with weather resistant acrylic paint

FLOORING :

- Vitrified flooring in drawing room, dinning & kitchen
- Vitrified flooring double charged in all bedroom
- Full glazed tiles in Bathrooms

TERRACE AND BALCONY :

- China mosaic on terrace
- Porcelino tiles in open terrace (2nd floor only)

PLUMBING :

- ISI-grade premium quality plumbing fittings with geyser point and mixtures in all bathrooms

KITCHEN :

- Premium quality granite platform
- Branded S.S. Sink
- Colour glazed tiles upto lintel level

STAIRS :

- Good quality granite stair-steps with decorative railing

DOORS AND WINDOWS :

- Decorative main door in wooden frame
- Windows flush door in rest of the all bedroom
- Windows frame & shutters in all Domel section with safety bars

ELECTRIFICATION :

- Concealed ISI copper wiring with modular switches
- Adequate number of points as per architect's design
- AC & TV points in all bedrooms
- Microwave Oven point
- Washing machine point
- Exhaust fan point in all bathrooms

Please Note : • Actual Dimensions may vary as per the site conditions • Developers / Architect reserves all the right to change/after/raise scheme related measurement, design, drawings and price per unit etc. and shall be binding to the Buyers unconditionally • Buyer's are not allowed to do any external change in elevation of the Villa. • This brochure is not a legal document, this is only for presentation of the project.