KISHAN

signature -I

An entry that inspires awe

The wide and welcoming entrance of Kishan-1 Signature Bungalow reflects grandeur and sophistication. Designed to make an unforgettable first impression, it sets the stage for the elegance and luxury that awaits you. Experience an entryway that redefines welcoming in style.

Streets that speak sophistication

Step into a community where every street is a reflection of beauty and calm. Thoughtfully designed avenues surrounded by lush greenery create a picturesque neighborhood. At Kishan-1, the streets are more than pathways - they are a promise of peace and exclusivity.

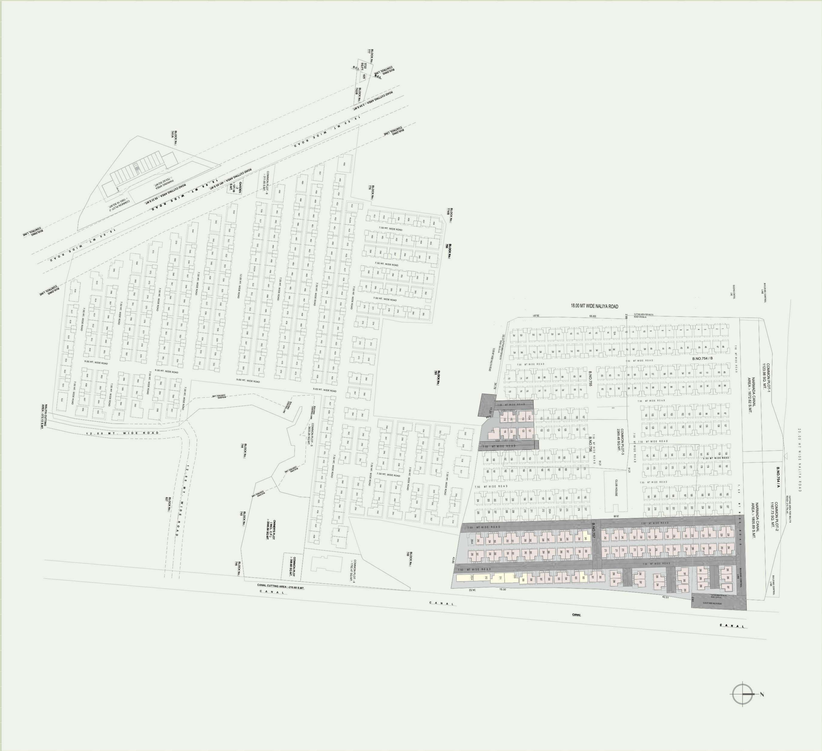
Balconies with breathtaking views

Enjoy the serenity of nature from your private balcony at Kishan-1 Signature Bungalow. Offering panoramic views and a tranquil ambiance, these spaces are perfect for relaxation and reflection. Experience life at its finest with balconies that connect you to the beauty of the outdoors.

84 Bunglows

Family Bliss

At Kishan-1, we strive to create homes that go beyond expectations. Each bungalow is built with the finest materials, unparalleled attention to detail, and a commitment to quality. Our mission is to deliver not just spaces but an elevated lifestyle, where your comfort and happiness come first.



Layout plan

Layout plan

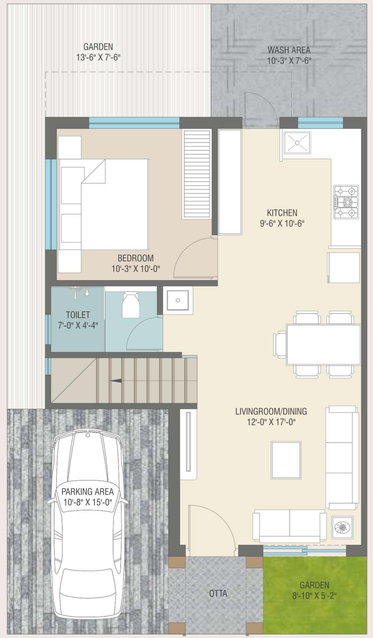
AREA TABLE

PLOT NO.	PLOT AREA	PLOT NO.	PLOT AREA	PLOT NO.	PLOT AREA	PLOT NO.	PLOT AREA
115	990.00	287	2025.00	295	1676.00	303	1119.00
116	2170.00	288	1945.00	296	1676.00	304	1085.00
117	2075.00	289	965.00	297	1497.00	305	1052.00
118 to 255	990.00	290	965.00	298	1436.00	306	1022.00
256	2338.00	291	1098.00	299	1340.00	307	998.00
257 to 284	990.00	292	1075.00	300	1234.00	308	973.00
285	1076.00	293	1560.00	301	1188.00		
286	1076.00	294	1630.00	302	1153.00		

AREA IN SQ.FT.

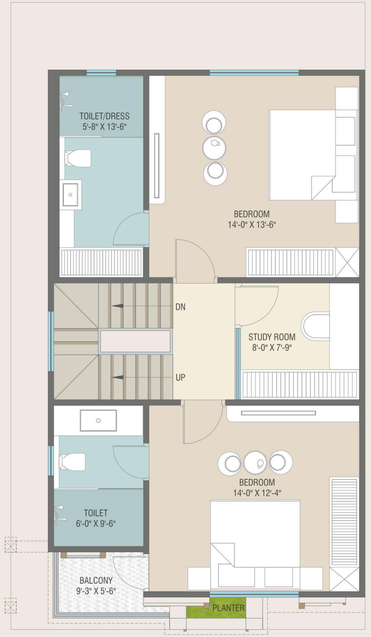
Floor plan

GROUND FLOOR PLAN



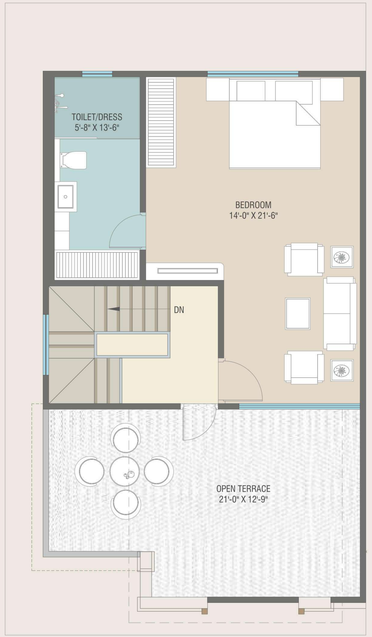
B-UP AREA
538.00 SQ.FT.

FIRST FLOOR PLAN

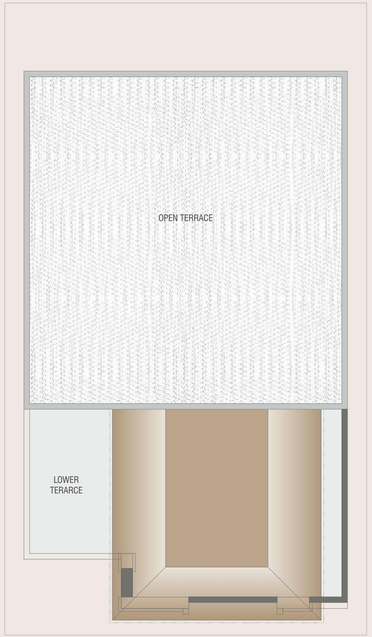


B-UP AREA
773.00 SQ.FT.

SECOND FLOOR PLAN



TERRACE FLOOR PLAN



plot no.

117

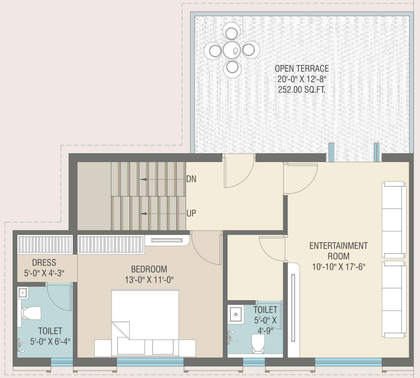
GROUND FLOOR PLAN

CARPET AREA = 647.00. SQ.FT.
B-UP AREA = 813.00 SQ.FT.

FIRST FLOOR PLAN

CARPET AREA = 711.00. SQ.FT.
B-UP AREA = 916.00 SQ.FT.

SECOND FLOOR PLAN



CARPET AREA = 489.00. SQ.FT.
B-UP AREA = 664.00 SQ.FT.

Amenities

- Lush Green Garden
- Gymnasium
- Club House
- 24 x 7 Security
- Underground & Overhead water tank with sensor
- 24 Hours water supply
- Attractive name plate & letter box to maintain the uniformity of the project
- Anti termite treatment to the building
- Under ground cabeling in society

Specification

STRUCTURE

All RCC & brick work as per structural engineer's design

BATHROOM

Designer bathrooms with premium quality fittings & vessels Glazed tile dado

KITCHEN

Exclusive granite platform with S.S. Sink & designer tiles

FLOORING

Premium vitrified tile flooring Premium designer anti-skid tiles in bathrooms

DOORS & WINDOWS

Main door : High quality wooden frame

Internal door : decorative flush doors, Aluminium section windows with safety grill

PAINT & FINISH

Internal walls finished with smooth finish plaster with Putty & Primer External walls finished with double coat plaster & exterior paint

ELECTRIFICATION

Concealed copper ISI wiring & branded modular switches with sufficient points

AC Points in all bedroom with concealed wiring

Developers :

VINAYAK ENTERPRISE

Site :

KISHAN SIGNATURE-1,
Opp. Pushpam Homes,
Bill Kalali Road,
Bill, Vadodara-391410

Mob. :
+91 87340 87777

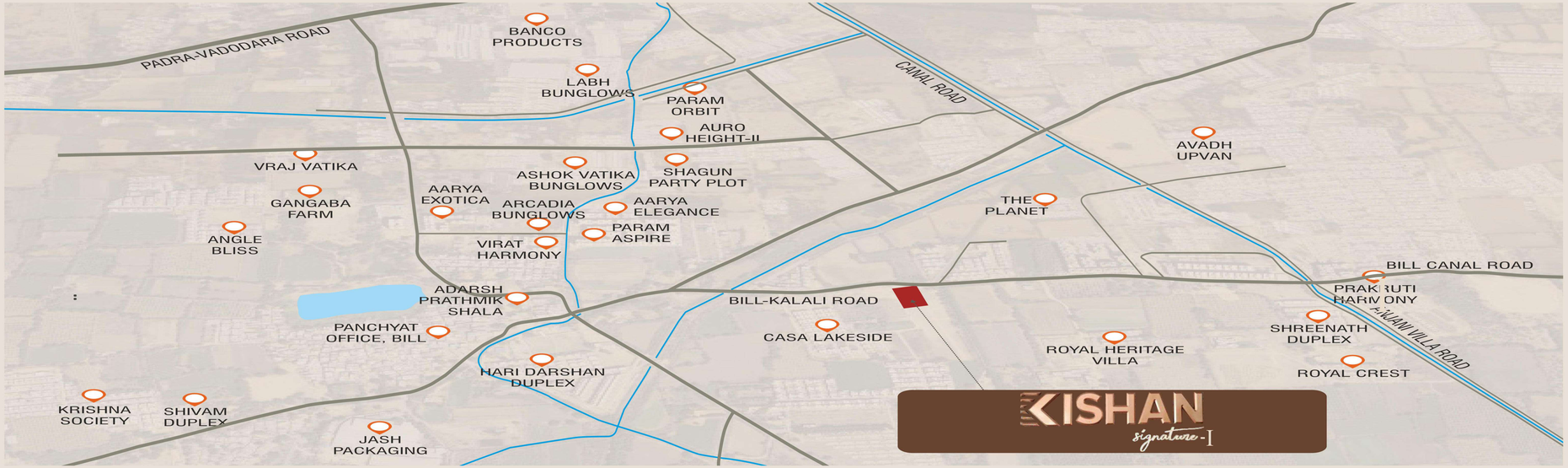
Email
signature1.kishan@gmail.com

Architect :

DESIGN STUDIO
architects & interiors
Ar. Ruchir Sheth

Structure :

adce
Aashutosh A. Desai
Consulting Structural Engineers



MODE OF PAYMENT: 20% ON BOOKING | 15% ON PLINTH | 15% ON GF SLAB | 15% ON FF SLAB | 15% AT PLASTER | 15% AT FLOORING | 5% ON FINSHING

We request: (1) Possession will be given after one month of settlement of account. (2) Extra work will be executed after receipt of full advance payment (3) Stamp Duty, Registration Charge, GST Tax or any new central govt., Vuda taxes. If applicable shall have to be borne by the client. (4) Continuous default payments leads to cancellation (5) Architect/Develpers shall have the rights to change or revise the scheme of any details, herein and any change or revision will be binding to all. (6) Incase of delay in light connection by authority, developers will not be responsible. (7) All dimensions are indicative and actual dimensions in each room, plot are & S.B.A might vary. (8) Common compound wall of individual unit will be as per architect's design (9) In case cancellation of booking, 5% of the total value of the bungalow & Payable tax will not be refunded. (10) Any plans, specifications of information in this brochure can not form part of an offer, contract or agreement (11) All members shall have to essentially be the part or the society formed by the association members and shall have to abide by the society by laws. (12) After virtual completion of the work all the repair and the maintenance the drainage, watchman salary, electricity bill etc. shall be borne by society members (13) Members of society are not allowed to change elevation of duplex in any circumstances. (14) This brochure shall not be treated as a legal document, it is only for the purpose information.

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