

An Epitome Of Luxury



4 BHK LUXURIOUS LIVING
@ VIP Road, Canal Road Junction

“Agastya”

Means The Mover Of The Immovable.
The One Who Removes All The
Impossible Hindrances & Makes
Your Path Smoother.

That's Exactly What Agastya
Will Do To You.

Give You A Smoother &
Unobstructed Life Where Your Eyes
Will Always Witness Something Better
& Greater Everyday.

*More Than A Home,
It's A Realm!*

"A Home Is Enough For Living" Maybe, Yes.
But How About Something Way Better Than That?
A Realm, With Sheer Luxury, Stunning Grandeur
& An Irresistibly Lavish Lifestyle.

Agastya Brings You Abodes
That Are Created & Curated With Every Element
That Defines Your Ideal Way Of Living.
A Place Where Mediocrity Was Never A Thing
A Place Where Everything Is Always
A Little More Luxurious
A Place Where Life Is Beyond Just Living
A Place Which We Call The

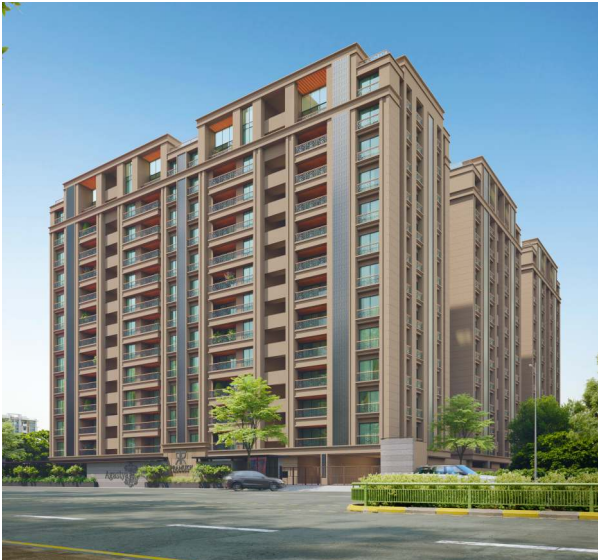
"Agastya"



Agastya

4 BHK LUXURIOUS LIVING

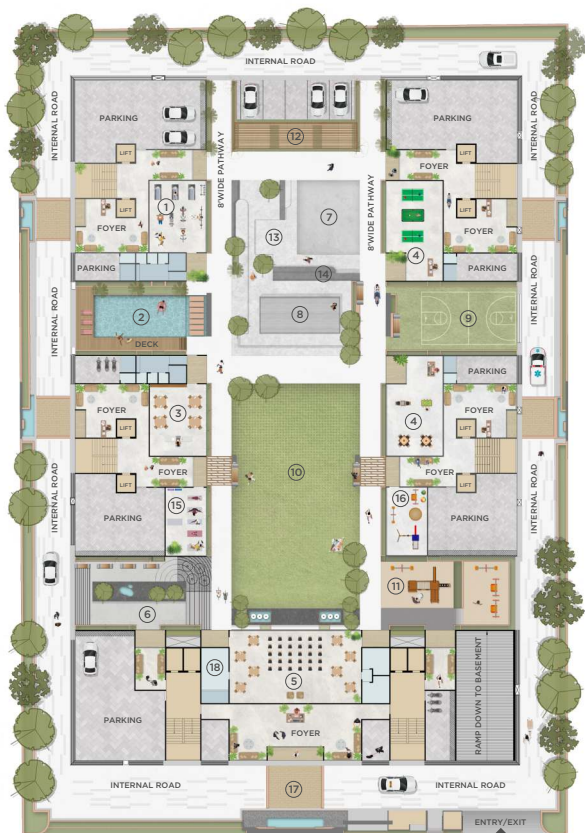








Ground Layout



45 MT WIDE TP ROAD

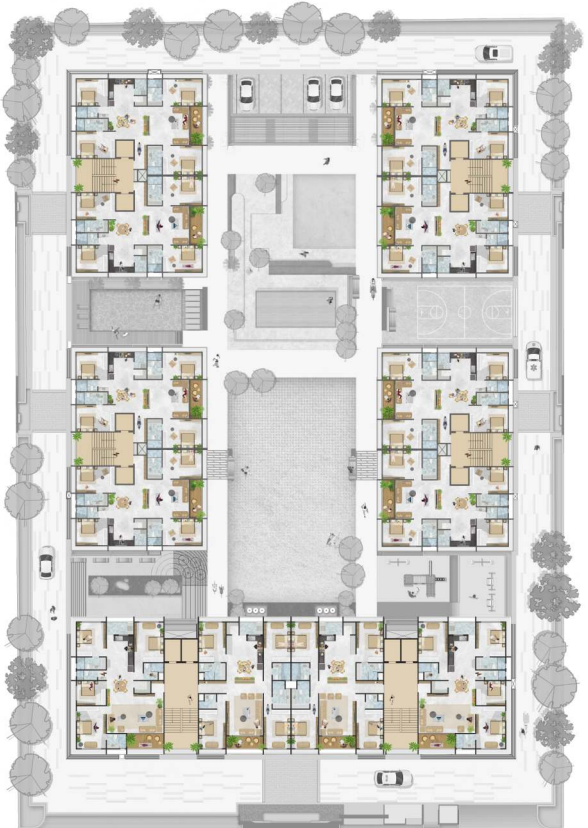
| | |
|---|---------------|
| 1 | GYM |
| 2 | SWIMMING POOL |
| 3 | SOCIAL CLUB |
| 4 | INDOOR GAMES |
| 5 | BANQUET |
| 6 | GARDEN |

| | |
|----|----------------------|
| 7 | SKATING RINK |
| 8 | GAZEBO/STAGE |
| 9 | MULTIPURPOSE COURT |
| 10 | SOCIO GATHERING |
| 11 | CHILDREN'S PLAY AREA |
| 12 | SWING COURTYARD |

| | |
|----|-------------------------------|
| 13 | SENIOR CITIZEN SEATING AREA |
| 14 | EMPHITHEATER SEATING AREA |
| 15 | YOGA AND MEDITATION |
| 16 | TODDLER AREA + SOFT PLAY AREA |
| 17 | DROP OFF AREA WITH WATERBODY |
| 18 | KITCHEN |



Typical Layout



45 MT WIDE TP ROAD





BLOCK 101 & 104

| | | |
|----|------------------|---------------|
| 1 | VESTI. | 5'0" X 5'0" |
| 2 | LIVING ROOM | 23'4" X 16'0" |
| 3 | DINING & KITCHEN | 11'0" X 24'3" |
| 4 | BEDROOM 4 | 12'0" X 16'4" |
| 5 | ATT. TOILET 4 | 8'3" X 7'0" |
| 6 | C. TOILET | 8'4" X 4'0" |
| 7 | BEDROOM 3 | 12'0" X 14'0" |
| 8 | ATT. TOILET 3 | 12'0" X 5'0" |
| 9 | STORE | 6'8" X 5'0" |
| 10 | WASH | 11'0" X 5'0" |
| 11 | BEDROOM 2 | 12'0" X 10'0" |
| 12 | BEDROOM 1 | 12'0" X 17'4" |
| 13 | ATT. TOILET 1 | 8'0" X 6'0" |
| 14 | DECK | 15'0" X 6'0" |

BLOCK 102 & 103

| | | |
|----|------------------|---------------|
| 1 | VESTI. | 11'4" X 5'0" |
| 2 | LIVING ROOM | 15'0" X 22'9" |
| 3 | DINING & KITCHEN | 15'0" X 18'6" |
| 4 | BEDROOM 4 | 11'0" X 16'0" |
| 5 | ATT. TOILET 4 | 7'3" X 6'0" |
| 6 | BEDROOM 1 | 11'0" X 16'4" |
| 7 | ATT. TOILET 1 | 11'0" X 7'0" |
| 8 | STORE | 5'0" X 5'0" |
| 9 | WASH | 9'8" X 5'0" |
| 10 | BEDROOM 2 | 11'0" X 16'4" |
| 11 | ATT. TOILET 2 | 7'4" X 7'0" |
| 12 | BEDROOM 3 | 11'0" X 16'0" |
| 13 | ATT. TOILET 3 | 7'4" X 11'4" |
| 14 | DECK | 15'0" X 5'0" |





BLOCK 107 & 108

| | | | | | |
|---|---------------|---------------|----|---------------|---------------|
| 1 | VESTI. | 5'0" X 10'0" | 9 | STORE | 5'0" X 4'0" |
| 2 | LIVING ROOM | 22'8" X 16'0" | 10 | WASH | 5'0" X 6'9" |
| 3 | DINING | 10'9" X 13'9" | 11 | BEDROOM 2 | 16'3" X 11'0" |
| 4 | BEDROOM 4 | 16'0" X 11'0" | 12 | ATT. TOILET 2 | 6'0" X 11'0" |
| 5 | ATT. TOILET 4 | 13'0" X 5'0" | 13 | DECK | 5'0" X 16'0" |
| 6 | C. TOILET | 8'9" X 4'9" | 14 | BEDROOM 1 | 16'3" X 12'0" |
| 7 | BEDROOM 3 | 13'0" X 11'0" | 15 | ATT. TOILET 1 | 6'0" X 12'0" |
| 8 | KITCHEN | 10'6" X 11'4" | | | |





BLOCK 107 & 108

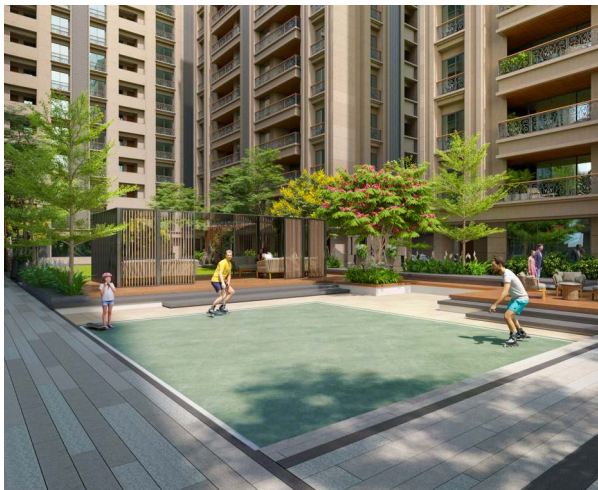
| | | | | | |
|---|---------------|---------------|----|---------------|---------------|
| 1 | VESTI. | 5'0" X 10'0" | 9 | STORE | 5'0" X 4'0" |
| 2 | LIVING ROOM | 22'8" X 16'0" | 10 | WASH | 5'0" X 6'9" |
| 3 | DINING | 10'9" X 13'9" | 11 | BEDROOM 2 | 16'3" X 11'0" |
| 4 | BEDROOM 4 | 16'0" X 11'0" | 12 | ATT. TOILET 2 | 6'0" X 11'0" |
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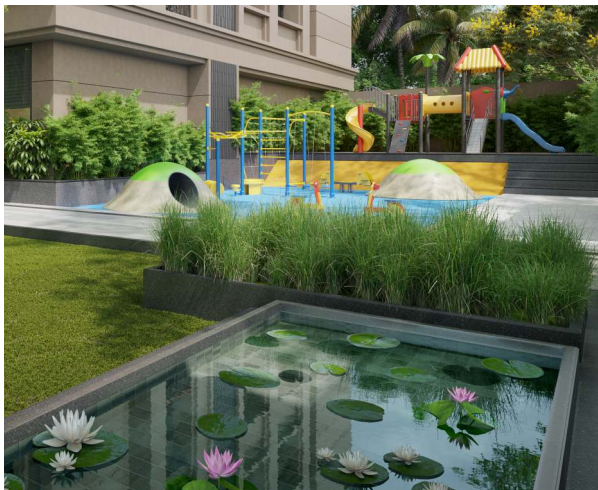
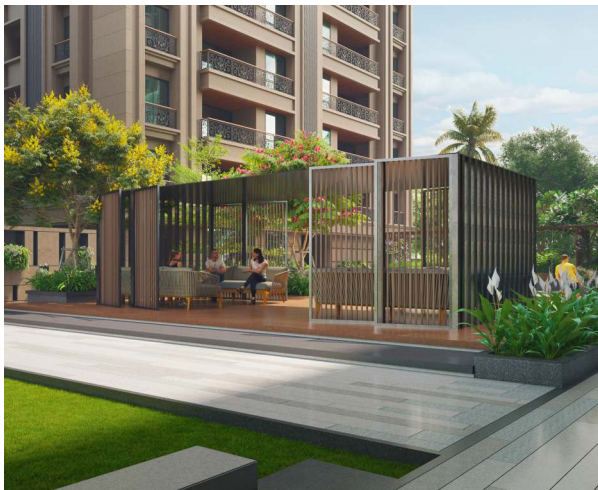
**DESIGNER AND
EXCLUSIVE LANDSCAPING**



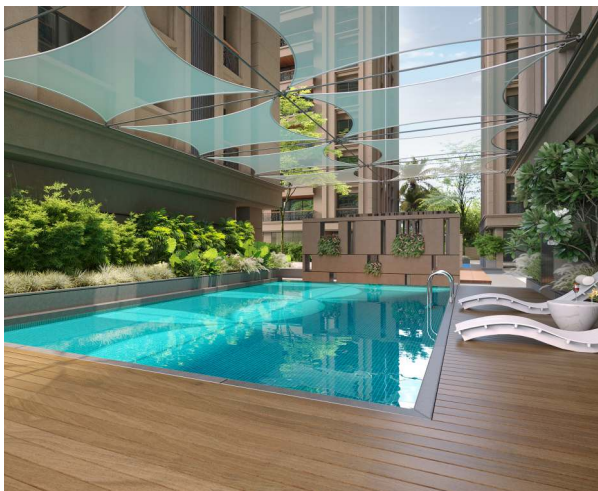
**DESIGNER INDOOR
AND OUTDOOR PLAY AREA**

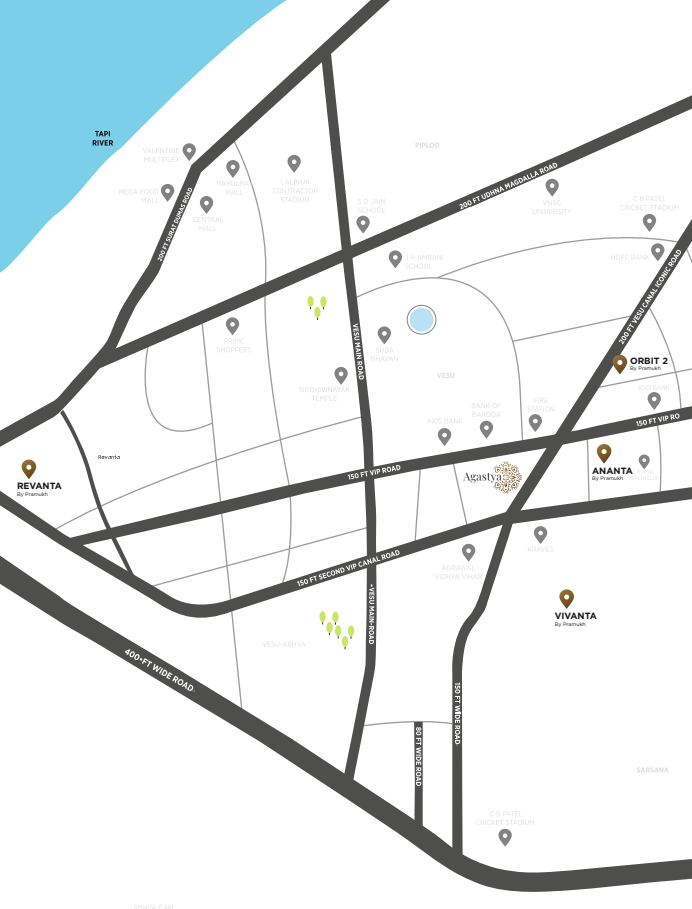


**SITTING AREA AND
TODDLER PLAY AREA**



**EXQUISITE
POOL AREA**





SPECIFICATIONS AND FINISHES

STRUCTURE

SHELL

RCC frame structure with masonry partitions.
The floor to Floor height shall be about 10' 6".

OUTER WALL FINISHES

Combination of long lasting & water resistant textured surfaces and railings.

PLUMBING

All water supply shall be in cPVC & drainage lines shall be in PVC. Premium Quality plumbing fixtures (Kohler, Jaquar or equivalent) shall be provided for bathrooms or any other area.

WATER SUPPLY

The water supply system shall be based on a hydro-pneumatic system.

WINDOWS

Premium quality, noise free sliding anodized aluminium and glass window system.

MAIN DOOR

Decorative Shutters with Melamine Polish and numeric lock with handle

INTERNAL DOORS

Laminated Flush Doors with motorised lock.

AC UNITS

Leading Brand Air Conditioners
Daikin / Mitsubishi / Ogeneral Or Equivalent.

ELEVATORS

Premium Quality Elevators (Kone, Schindler or equivalent brands) shall be provided with automatic doors and SS finish inside the cabins, with multi-beam sensors for door operation.

SPECIFICATIONS AND FINISHES

FLOORING & DADO

LIVING, DINING & KITCHEN

FLOORING

Imported Italian marble laid with paper joints and finished with 8 coats polish.

WALLS

Birla White Putty

MASTER BEDROOM

FLOORING

Premium quality wooden flooring with seamless joints for monolithic look.

WALLS

Birla White Putty

ALL OTHER BEDROOMS

Modern Indian Tiles

WALLS

Birla White Putty

STORE

FLOORING

Vitrified Tiles

WALLS

Vitrified Tiles with Granite Shelves

DECK

FLOORING

Wooden Type Vitrified Flooring

WALLS

Exterior Grade Birla Putty Finish

KITCHEN PLATFORM

Granite Marble Top with Modern Indian Tiles for dado Finishes.

TOILETS

All toilets to have Modern Indian Tile Flooring and dado upto lintel level.

ONGOING PROJECTS



3 BHK EXCLUSIVE RESIDENCES



3 BHK FINE LIVING



4 BHK FINE LIVING



3 BHK EXCLUSIVE RESIDENCES

• VESU, SURAT •

ARANYA II

2 & 3 BHK LUXURY HOMES

ORBIT P L A Z A

SHOPS & SHOWROOMS

• GODADARA, SURAT •

**AWARD WINNING
PAST PROJECTS - SURAT**



ARANYA

2017 - Mid Segment
Project Residential

2018 - Excellence In
Delivery Award

ORBIT 1

2019 - Excellence In
Delivery Award



ORBIT 2

2020 - Excellence In
Delivery Award

