



AADI-SHIV HEIGHTS

Premium Residential Flats

3BHK Flats | 4BHK Duplex Flats

RERA APPROVED PROJECT



RERA NO. RAJ/P/2024/3421



**Building
looks...**



**Section View
3BHK**



Sample Flat Interior Images



NOTE: This brochure is for conceptual purpose only and is not a legally binding offering. The company retains the right to modify, add or remove any details or specifications as necessary for continuous improvement.

***Images are for artistic representation only.**



**Section View
Duplex Top
Floor 4BHK**



**Section View
Bottom Top
Floor 4BHK**

Sample Flat Interior Images



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TYPICAL FLOOR PLAN (3BHK)

GROUND FLOOR, FIRST FLOOR, SECOND FLOOR, THIRD FLOOR



FLAT TYPE	FLAT NO.	Super Built-up Area (Sq.ft.)	Built-up Area (Sq.Mtr.)
3BHK	G-1, 101, 201, 301	1582 Sq.ft.	94.88 Sq.M.
3BHK	G-2, 102, 202, 302	2010 Sq.ft.	120.53 Sq.M.
3BHK	G-3, 103, 203, 303	1638 Sq.ft.	98.23 Sq.M.
3BHK	G-4, 104, 204, 304	1990 Sq.ft.	119.33 Sq.M.

TYPICAL DUPLEX FLOOR PLAN (4BHK)

FOURTH FLOOR & FIFTH FLOOR DUPLEX



FLAT TYPE	FLAT NO.
4BHK (duplex)	401
4BHK (duplex)	402
3BHK	403
4BHK (duplex)	404



Super Built-up Area (Sq.ft.)	Built-up Area (Sq.Mtr.)
2942	189.76
3648	238.66
1638	98.23
3756	241.06



PARKING (STILT FLOOR PLAN)



*(M.P.) Mechanical Parking

SPECIFICATIONS

STRUCTURE	: EARTHQUAKE RESISTANT RCC STRUCTURE
FLOORING	: 1200mmX600mm/600mmX600mm VITRIFIED TILES IN DRAWING, DINING, KITCHEN AND BEDROOM
KITCHEN	: GRANITE COUNTER WITH SS SINK
TOILET	: ANTI-SKID CERAMIC TILES FOR FLOORING SUPERIOR QUALITY DESIGNER TILES 300mmX600mm/600mmX600mm
CP FITTINGS	: JAQUAR/CERA/HINDWARE OR EQUIVALENT BRAND.
SANITARYWARES	: JAQUAR/CERA/HINDWARE OR EQUIVALENT BRAND. BATHROOM VENT DESIGNED WITH PROVISION OF EXHAUST FAN.
ELECTRICAL	: ALL ELECTRICAL WIRING IS CONCEALED WITH FR GRADE WIRES AND MODULAR SWITCHES. SUFFICIENT POWER OUTLETS AND LIGHT POINTS PROVIDED. TV POINTS PROVIDED IN LIVING ROOM AND BED ROOMS ADEQUATE POWER BACKUP SYSTEM FOR COMMON AREA. INVERTOR WIRING FOR EACH FLAT. KEI/POLYCAB/FINOLEX OR EQUIVALENT BRANDS
DOORS & WINDOWS	: BOTH SIDE LAMINATED FLUSH DOORS. 3 - TRACK ALUMINUM SLIDING WINDOW WITH GRANITE FRAME. ATTRACTIVE RAILING IN BALCONY AND STAIRCASE.
WALL FINISHING	: INTERNAL WALLS: GUTAI (SANDLA) / WALL PUTTY WITH 2 -COATED COLORS
EXTERNAL WALL LIFT	: WEATHER SEALED TEXTURED WALL COATINGS. : 2 AUTO-DOOR ELEVATORS OF 8 PERSONS & 6 PERSONS EACH OF REPUTED BRAND

AMENITIES & FEATURES



24x7 Water Supply



Vastu Compliance



Air Flow & Ventilation



2 Elevators



Vehicle Charging Point



Multipurpose Hall



Garden Area



Children Play Park



CCTV Surveillance



Fire Fighting



Power Backup D.G. Set



Intercom Facility



Society Office



Security



Senior Citizen Sitting



Rain Water Harvesting



Common Toilet



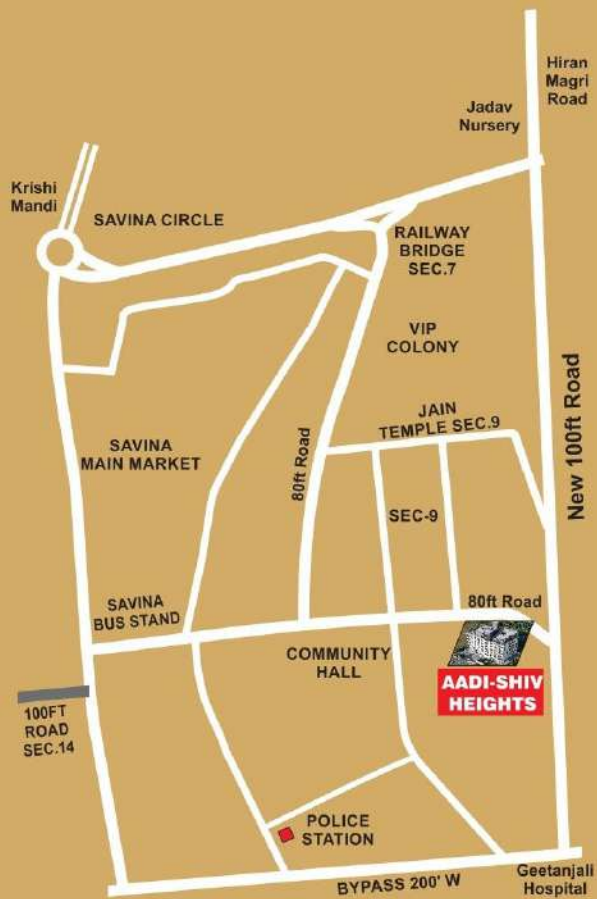
Marked Parking



Mechanical Parking



Visitor Marked Parking



Scan for Site

Site :
Aadi-Shiv Heights,
 Plot No. 1,2,3, 80ft. Rd.,
 Sec.-9, Hiran Magri, Udaipur

DISTANCE KEY MAP

Jain temple, Sec. - 9	250 meter
Community Center	250 meter
City Bypass 200ft road (N.H. 8)	250 meter
Petrol Pump	300 meter
Childrens Park	300 meter
Police Station, Savina	350 meter
City Bus Center, Savina Circle	350 meter
Main Market, Savina, Sec. 9	500 meter
Krishi & Sabji Mandi	1.5 Km
Geetanjali Hospital	1.5 Km
Satellite Hospital (Sec.6)	2.5 Km
Schools : St. Mary's, Central Academy, St. Anthony, Mikado Kids	2.5 Km
Railway Station	4.5 Km
Bus Stand (Roadways)	5 Km
Airport	20 Km

**Project
 Approved
 by all leading
 Banks.**

• **Consultant**

Kartik Construction Consultant
 303.M.M. Complex, Nr. Mewar Motor,
 Udaipur. 0141810123174

• **Structural Designer**

Dv Consulting Structural Engineers
 25, Diamond Plaza, Opp. Choudhary
 Hospital, H.M. Sec-4, Udaipur (Raj)

• **Interior Design By**

IDEA PLUS
 Panchwati, Udaipur

• **MEP Consultant**

Bhati Consultancy
 B-301, Kumkum Apartment, New
 Navratan 100ft Road, Udaipur - 313001

In Association with : FIVE STAR BUILD ESTATE PVT. LTD



DEVELOPER :-

AADI-SHIV INFRA BUILDERS PVT. LTD.
 1'A', Block - B, Central Area Scheme, Udaipur - 313001