



SPARSH AURA

2.5-3 BHK ULTRA MODERN LIVING



Coveted Touch of Glory and Joy

An own home is like a Midas touch for our life. It changes everything and fills life with sheer joy.

Sparsh Aura, a project offering 2 & 3 BHK ultra modern living, gives you a chance to bring all the positivity to your life and help your loved ones lead a truly satisfying lifestyle.

Located in a well connected and developed area of Vasna, the project is in close vicinity to educational institutes and temples.



Graceful Lifestyle with Ease

Spansh Aura helps you develop a premium lifestyle with grace. Along with modern apartments, the project also has provision for commercial spaces for daily requirements, making life easier for the dwellers.





Abundant happiness for all

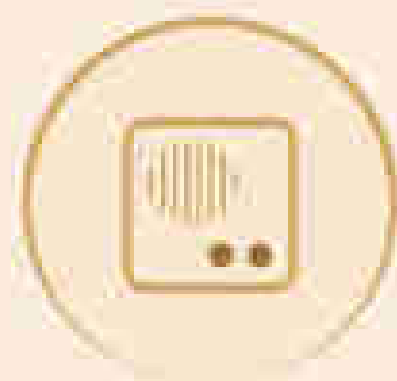
Joyful life requires an array of amenities. Sparsh Aura has all that you and your family require, ensuring moments of happiness all the time.



24 X 7 WATER SUPPLY



24 X 7 SECURITY WITH CCTV CAMERA



INTERCOM FACILITY



SENIOR CITIZEN SEATING



LANDSCAPE GARDEN



CHILDREN PLAY AREA



WI-FI ZONE IN CLUB HOUSE



AC CLUB HOUSE WITH INDOOR GAMES



OPEN AIR THEATER



PARKING AT GROUND FLOOR & BASEMENT





Touch of Luxury and Leisure

Spend your free time at home extravagantly. Sparsh Aura has a well-equipped club house, with a provision of several indoor games and avenues for a friendly chat with like-minded people.



GROUND FLOOR 



1st FLOOR 



TYPICAL FLOOR | 2nd to 7th FLOOR 



2nd to 7th FLOOR

3 BHK | Block A 201-203 | Block B 201-203

CARPET + WALL : 895 SQ. FT.



1. VESTIBULE	4'9" X 4'9"
2. LIVING ROOM	10'0" X 14'0"
3. BALCONY	4'3" X 4'0"
4. KITCHEN/DINING	10'0" X 12'9"
5. STORE	4'9" X 4'6"
6. WASH	8'3" X 4'6"
7. C. TOILET	6'3" X 4'0"
8. BED ROOM	10'0" X 10'0"
9. BED ROOM	11'0" X 10'0"
10. TOILET	6'0" X 4'9"
11. M. BED ROOM	11'0" X 12'9"
12. TOILET	6'1" X 4'9"



2nd to 7th FLOOR

3 BHK | Block A 202 | Block B 202

CARPET + WALL : 935 SQ. FT.



1	VESTIBULE	49" X 49"
2	LIVING ROOM	100" X 149"
3	BALCONY	49" X 49"
4	KITCHEN/DINING	100" X 129"
5	WASH	89" X 49"
6	STORE	49" X 49"
7	C. TOILET	50" X 49"
8	BED ROOM	100" X 119"
9	BED ROOM	100" X 100"
10	TOILET	50" X 50"
11	M. BED ROOM	119" X 126"
12	TOILET	69" X 49"
13	BALCONY	49" X 50"



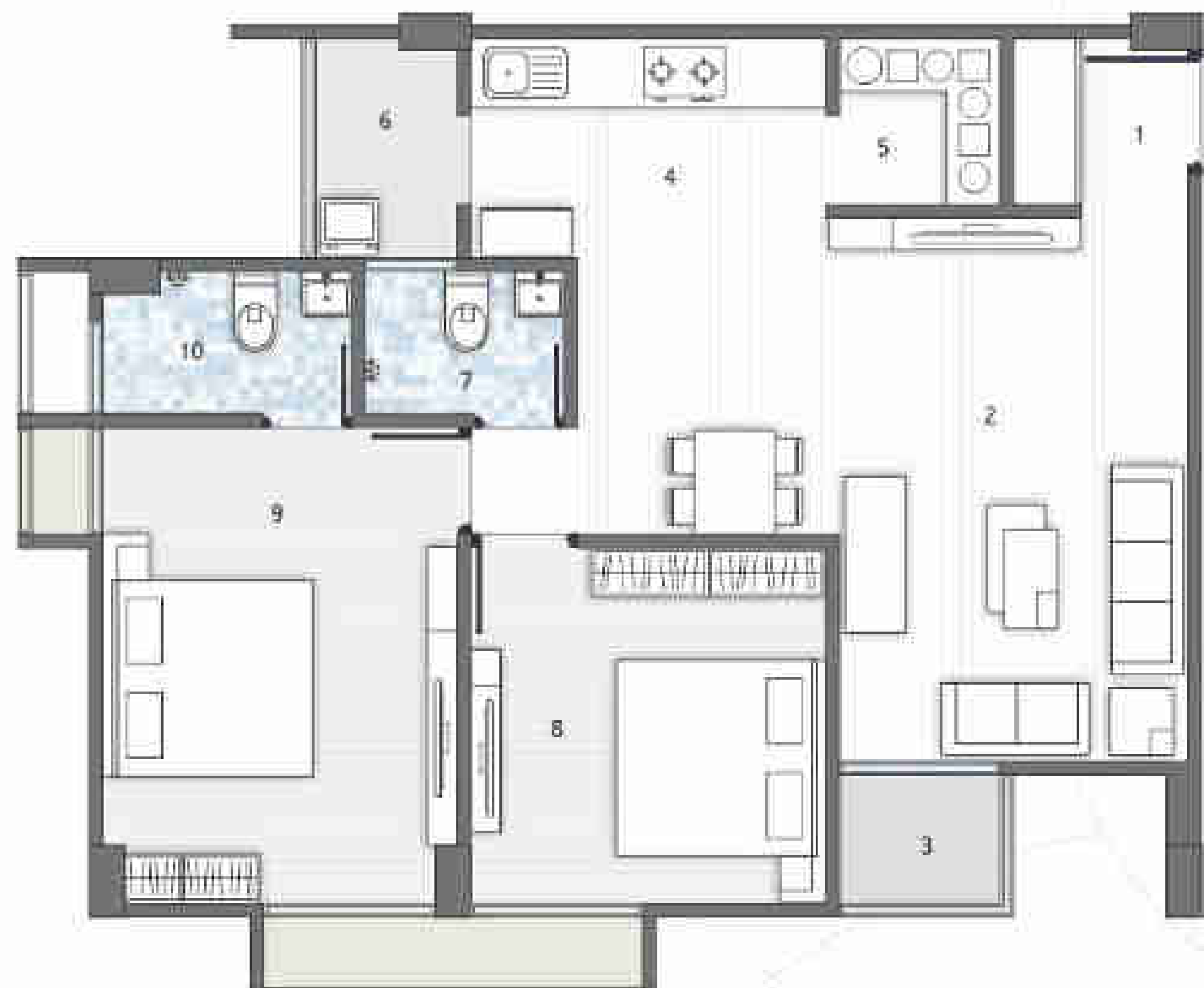
2nd to 7th FLOOR

2 BHK | Block C 201 to 204 | Block D 201 to 204 | Block E 201 to 204

CARPET + WALL : 695 SQ. FT.



1	VESTIBULE	5'0" X 4'9"
2	LIVING ROOM	10'0" X 15'0"
3	BALCONY	4'8" X 4'0"
4	KITCHEN/DINING	10'0" X 12'0"
5	STORE	3'0" X 4'0"
6	WASH	4'0" X 6'0"
7	C. TOILET	5'0" X 4'0"
8	BD ROOM	10'0" X 10'0"
9	M. BED ROOM	10'0" X 12'0"
10	TOILET	7'0" X 4'0"



BASEMENT



SPECIFICATIONS

Flooring

- Vitrified tiles flooring in entire area.

Doors & Windows

- Main Door: Decorative Main door with wooden frame and safety lock
- Other Doors: Painted flush doors with wooden frame
- Windows: Aluminum Sections Sliding Windows with stone jambs

Wall Finish

- Internal: smooth finish Mals Plaster with Putty finish
- External: Sand face plaster with Acrylic finish

Electrification

- Concealed copper wiring with sufficient electric points in all rooms.
- Geyser point in Master bedroom's Bathroom

Toilets

- Glazed / Ceramic tiles dado up to lintel level

Kitchen

- Granite platform with SS sink
- Glazed / Ceramic tiles dado up to lintel level

Terrace

- China mosaic with water proofing treatment

Plumbing & Sanitary

- Bath fittings of Jaquar or Equivalent.
- Corrosion free & leak proof CPVC / UPVC fittings
- Good quality Sanitary ware in all Toilets

Notes & Regulations

- Stamp duty, registration charges and service tax shall be borne by the member in addition to cost of flat.
- Any additional liabilities due to change in the by-laws, stamp duty, Govt. fees shall be borne by member.
- Developer reserve their right to make any change in or revise the scheme or part there of any details there in and the same shall be binding to all members.
- Internal changes shall be done only after prior permission & shall be charges extra in advance.
- This brochure is intended only to convey the essential design & technical features of the scheme and does not form part of legal document.
- It is subject to Ahmedabad jurisdiction.

PROJECT FEATURES

- 24 hours water supply
- 24 hours security with CCTV surveillance
- Intercom facility
- Percolating well for Rain water harvesting.
- Senior Citizen sit out
- Well Landscaped Garden with Children Play Area
- Well Developed Club House with Indoor Games
- Open Air Theater
- Internal RCC Trimly Roads
- Elegant Entrance-Foyer for Each Block
- Provision of Letter box & Name plate
- Parking at Basement & Ground floor

SALIENT FEATURES

- Exhaust Chimney system for each unit
- Tube lights & Fans in all Rooms
- Sufficient Lofts



KITCHEN EXHAUST CHIMNEY



TUBE LIGHTS & FANS



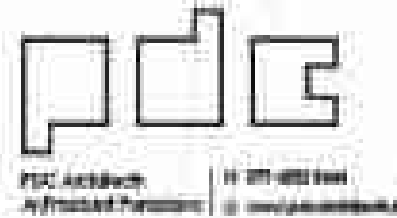
SUFFICIENT LOFTS



DEVELOPER



ARCHITECT



STRUCTURAL CONSULTANT
SHEERJI CONSULTANT

PLUMBING CONSULTANT
MILIND MEHTA



Site : B/S. Sparsh Arista, Nc. Swaminarayan Park
B/h. G.B. Shah College, Vasna, Ahmedabad.
M : +91 90999 28181 | W : www.saralgroup.co.in



www.naraigroup.co.in