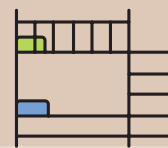
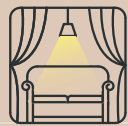


sever⁹
SKY
4 B H K V I L L A



seven⁹ SKY

4 B H K V I L L A

Lorem Ipsum is simply dummy text of the printing and typesetting industry. Lorem Ipsum has been the industry's standard dummy text ever since the 1500s, when an unknown printer took a galley of type and scrambled it to make a type specimen book. Lorem Ipsum is simply dummy text of the printing and typesetting industry.

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YOUR
TAGLINE
GOSE HERE...



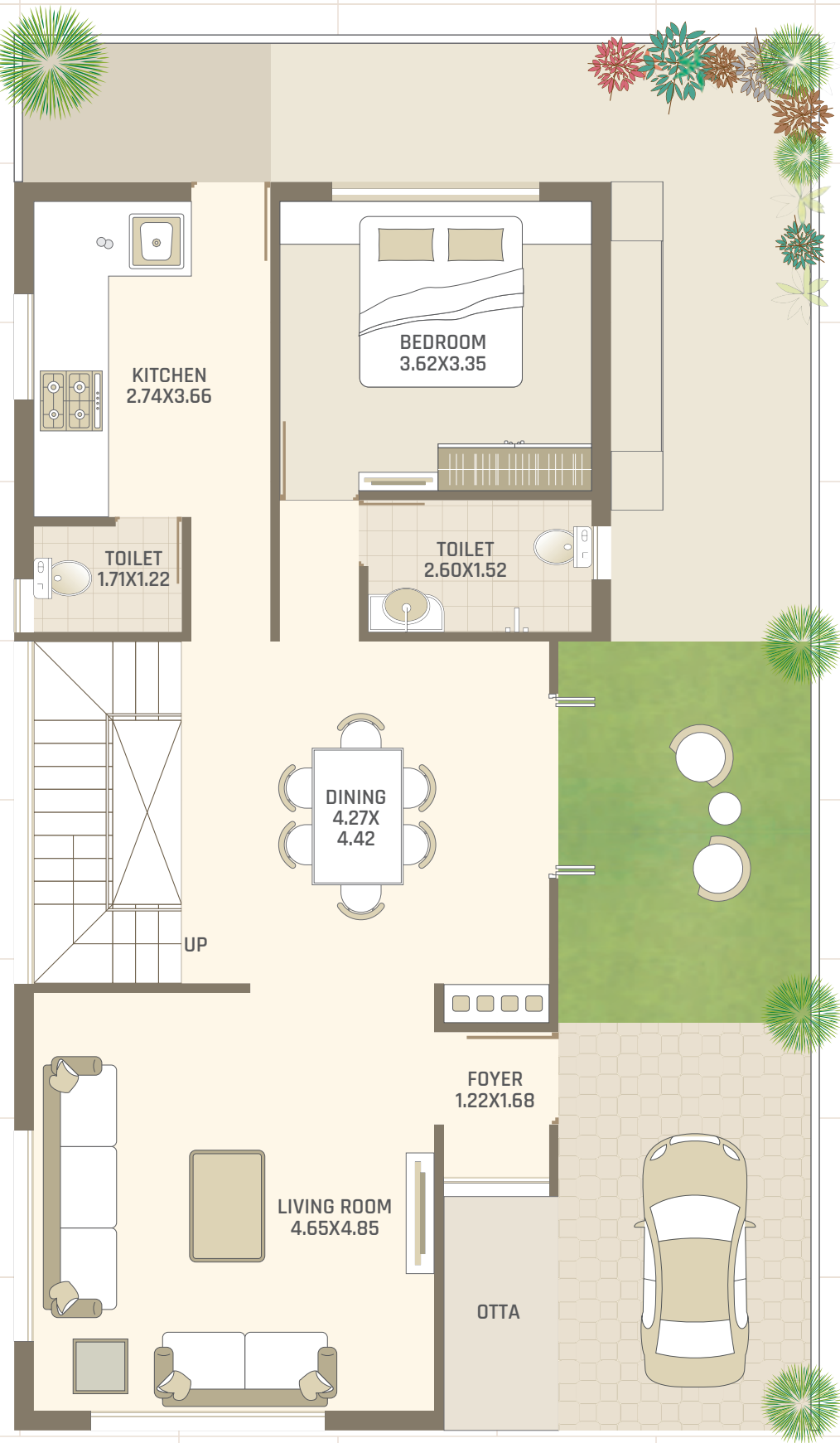
LAYOUT
PLAN



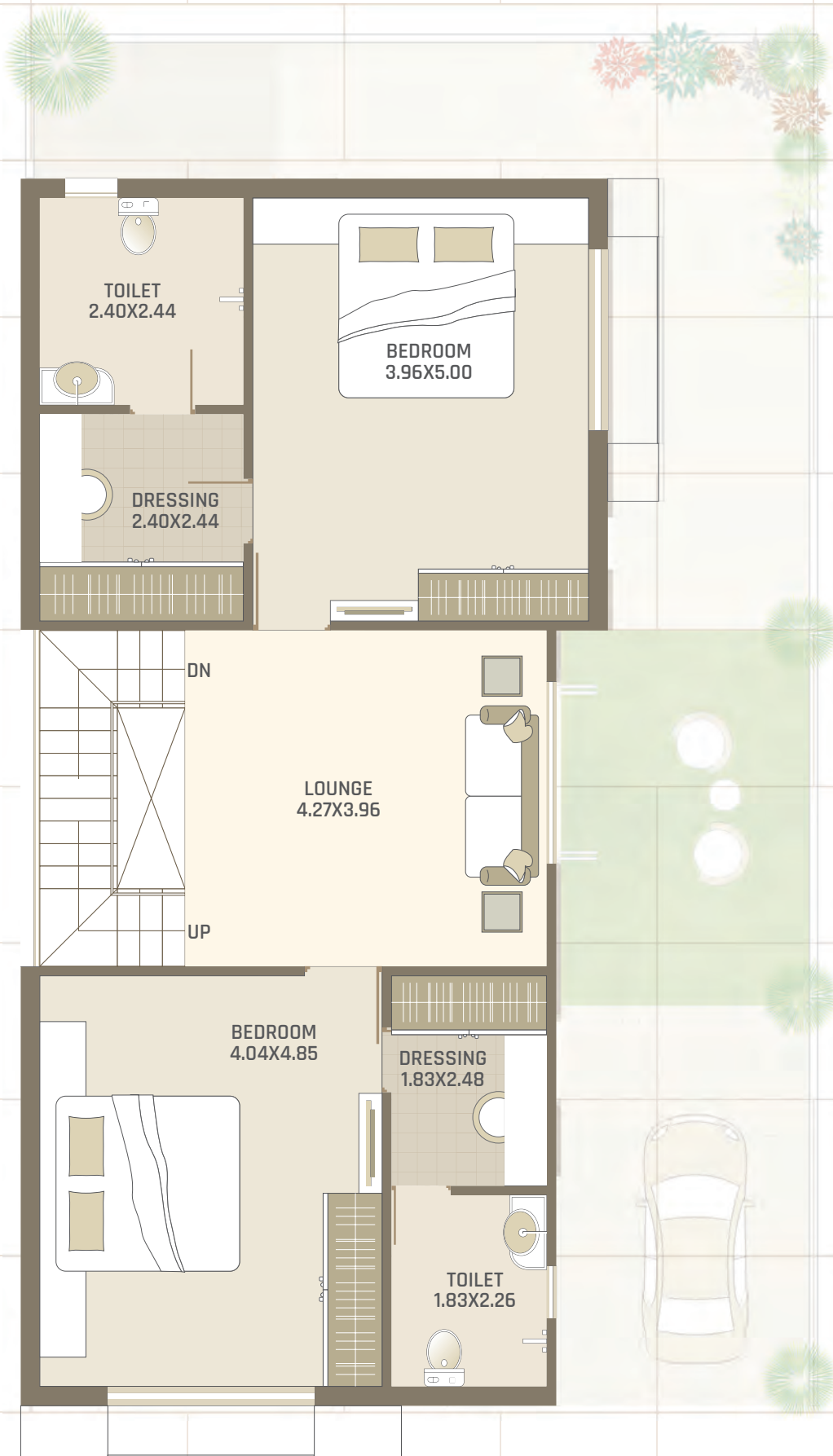
**YOUR
TAGLINE**
GOSE HERE...



GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN








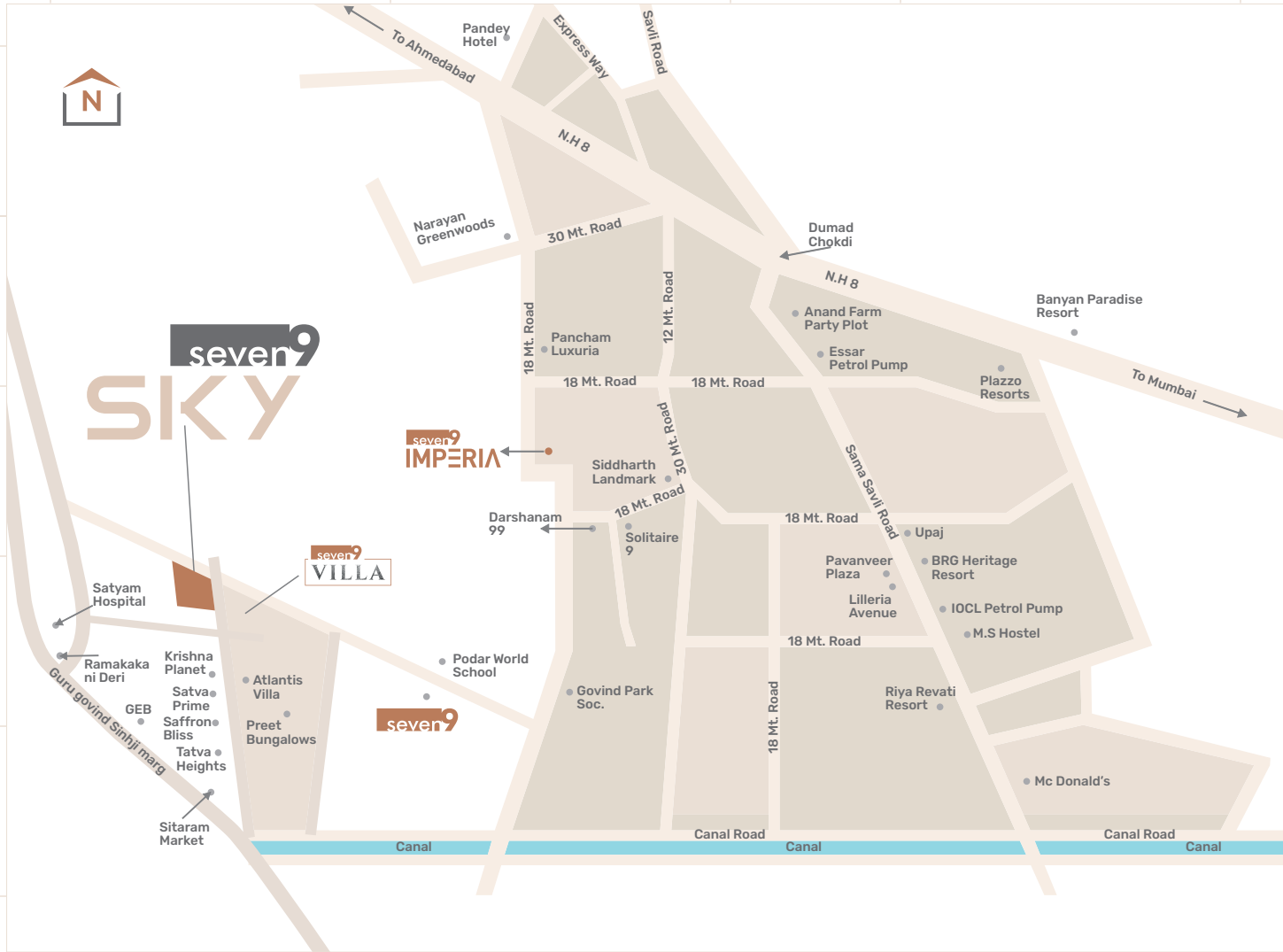
SPECIFICATION

- ▶ **STRUCTURE**
Earthquake resistant RCC frame structure & Brick masonry work as per architects design. Compound wall around entire campus.
- ▶ **FLOORING**
Premium Vitrified tiles of 800 x 1600 or 600 x 1200 mm or equivalent
- ▶ **WINDOWS**
Aluminum/ UPVC hybrid sections with stone frame.
- ▶ **ELECTRIFICATION**
Concealed copper wiring Branded quality modular switch with sufficient electric points. A.C point.
- ▶ **WATER SUPPLY**
24 X 7 Constant water supply with Pressure.
- ▶ **DOORS**
Elegant entrance door and laminated internal Door.
- ▶ **BATH**
Ceramic / Vitrified tiles with Jaquar, Cera, Hindware or equivalent CP fittings & sanitary.
- ▶ **KITCHEN**
Premium quality granite platform with ss sink & lintel Height dado with designer tiles above platform.
- ▶ **PAINTS & FINISH**
Internal walls with smooth finish plaster of putty & primer. External walls with double coat plaster and weather coat.

**YOUR
TAGLINE**
GOSE HERE...

AMENITIES

- ▶  Gymnasium
- ▶  Swimming Pool
- ▶  Senior citizen sit out
- ▶  CCTV Surveillance
- ▶  Multi purpose hall



seven9 SKY

4 B H K V I L L A

Developers:
YUG LANDMARK

Architect:
TALIB PATEL & ASSOCIATE

Structure:
Vyom Consultants

Site: **SEVEN9 SKY**, Opp Seven9 Villa,
Ashapuri Lane, Patel Nagar, Chhani,
Vadodara, Gujarat 391740

Ph : **+91 76006 50006 | 88776 64433**

W : www.seven9developers.com

Seven9 Developers

Proximity



Temple **0.1 Km.**



Express Highway **1.0 Km.**



School **1.1 Km.**



Railway Station **7.0 Km.**

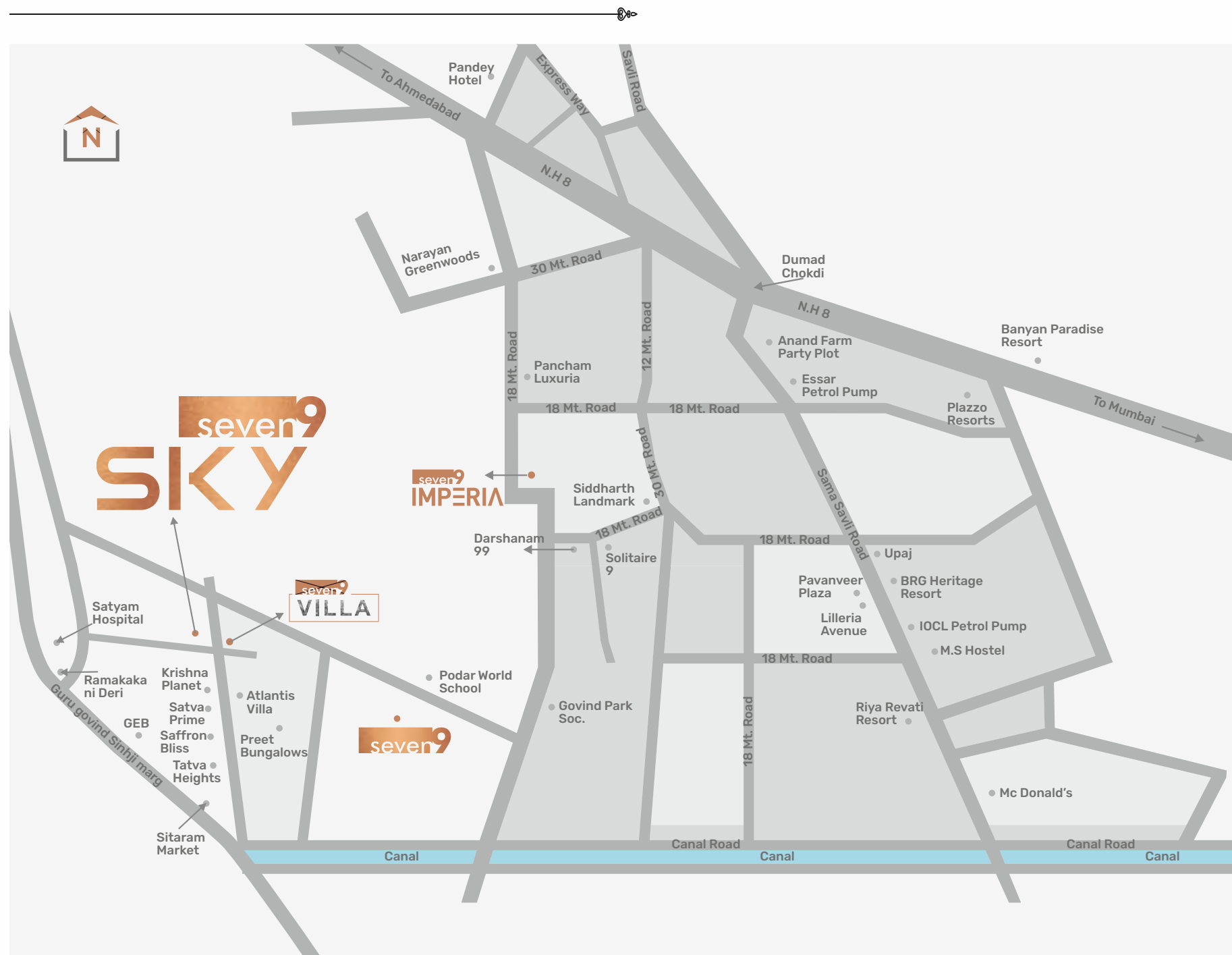


Bus Stand **1.3 Km.**

Payment Terms: 20% At the time of Booking • **15%** Plinth Level • **15%** Ground Floor Slab Level • **15%** First Floor Slab Level • **15%** Second Floor Slab Level • **05%** Plaster Level • **05%** Flooring Level • **05%** Finishing Level • **05%** Before possession

Notes: 1) Possession will be given after one month of settlement of all accounts. **2)** Development Charges, Stamp duty, GST, Legal Charges & common maintenance charges will be paid by the purchaser. **3)** Any new Central or State Government Taxes, if applicable shall have to be borne by the purchaser. **4)** Extra work shall be executed after making full payment. **5)** Continuous default payments leads to cancellation. **6)** Developers shall have the right to change the plan, elevation, specification or rise the scheme or any details here in will be binding to all. **7)** Refund in case of cancellation will be made within 30 days from the date of booking of same unit by a new client. In case of cancellation of booking 10% of the booking amount plus extra work (if done) will be deducted from the booking amount. **8)** Any plans, specifications or information in this brochure can not form part of an offer, contract or agreement. **9)** This Brochure does not contain any legal part as per rera.

LOCATION MAP



WHY WAIT WHEN EVERY MOMENT CAN BE SPECIAL.
IT'S JUST NOT THE GEOMETRY BUT IT'S YOUR LIFE DESIGN.



Transforming the quality of homes for you is what we desire and you deserve. Why wait when every moment can be special. It's just not the geometry but it's your life design. The surroundings which acts like a mental balm and our urban design goes far beyond feel-good aesthetics.

Transforming the quality of homes for you is what we desire and you deserve.

RESIDENTIAL | COMMERCIAL | CLUB

AMENITIES

Life shouldn't be forced on to live something you have got, it's a matter of enjoying your time your way, your place. We are not selling homes we are creating a dream lifestyle, that of a modern, flexible, creative people instead.



LEISURE LIVING
A Homely Escapade



CHILDREN'S PLAY AREA
Big Fun For The Little Ones



COMMERCIAL COMPLEX
Smart Spaces For Business Aces

Developers: YUG LANDMARK | Architect: TALIB PATEL & ASSOCIATE | Structure: VYOM CONSULTANTS

Payment Modes:
• 10% Booking • 20% After Agreement • 04% Each Slab Level • 05% Block Work And Plaster • 04% Flooring And Plumbing • 05% Before Possession

RERA :

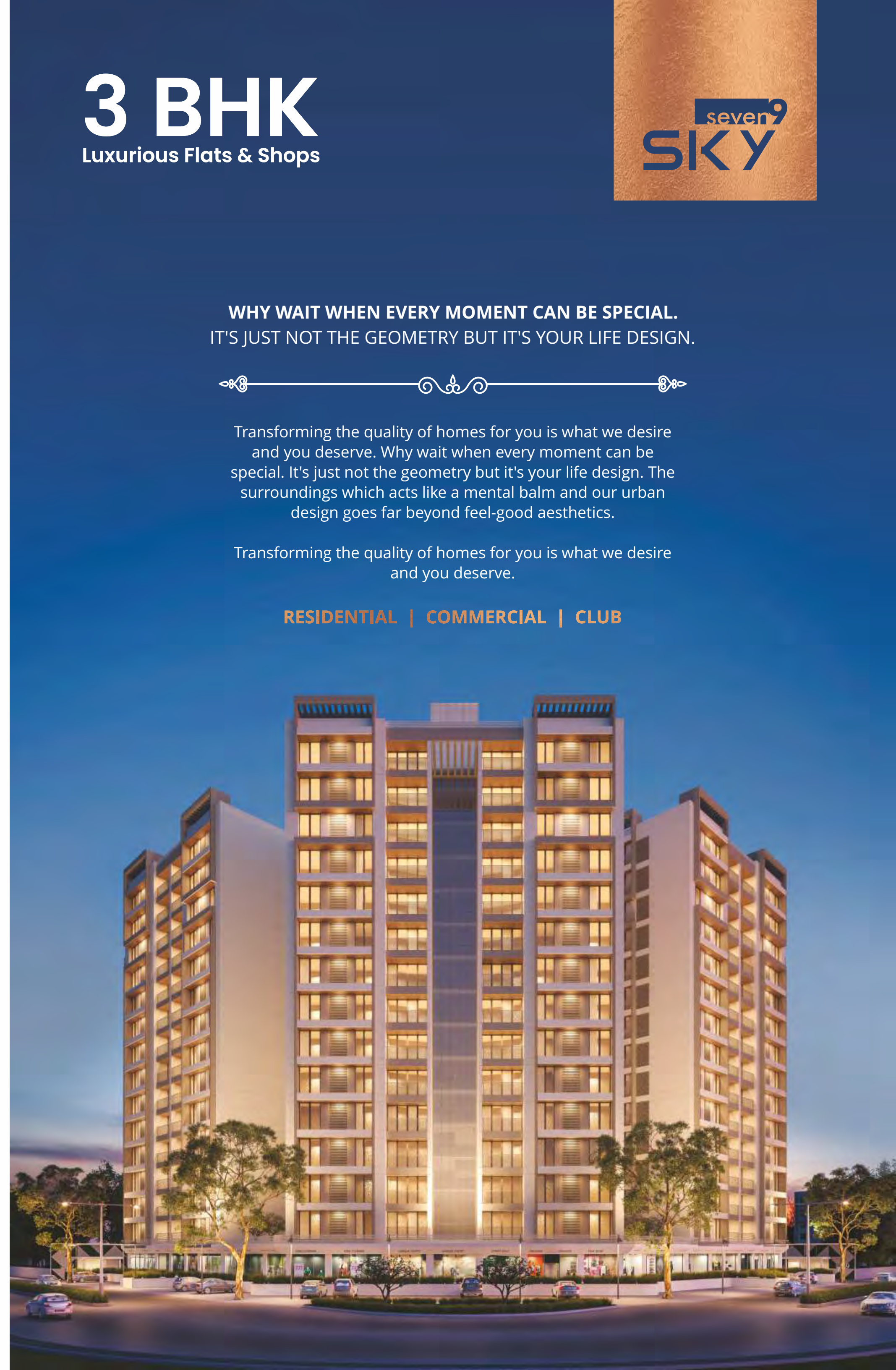
Notes: 1) Possession will be given after one month of settlement of all accounts. 2) Development Charges, Stamp duty, GST, Legal Charges & common maintenance charges will be paid by the purchaser. 3) Any new Central or State Government Taxes, if applicable shall have to be borne by the purchaser. 4) Extra work shall be executed after making full payment. 5) Continuous default payments leads to cancellation. 6) Developers shall have the right to change the plan, elevation, specification or rise the scheme or any details here in will be binding to all. 7) Refund in case of cancellation will be made within 30 days from the date of booking of same unit by a new client. In case of cancellation of booking 10% of the booking amount plus extra work (if done) will be deducted from the booking amount. 8) Any plans, specifications or information in this brochure can not form part of an offer, contract or agreement. 9) This Brochure does not contain any legal part as per rera.

SITE ADDRESS

Seven9 Sky, Opp Seven9 Villa, Ashapuri Lane, Patel Nagar, Chhani, Vadodra, Gujarat 391740

+91 88776 64433 | www.seven9developers.com

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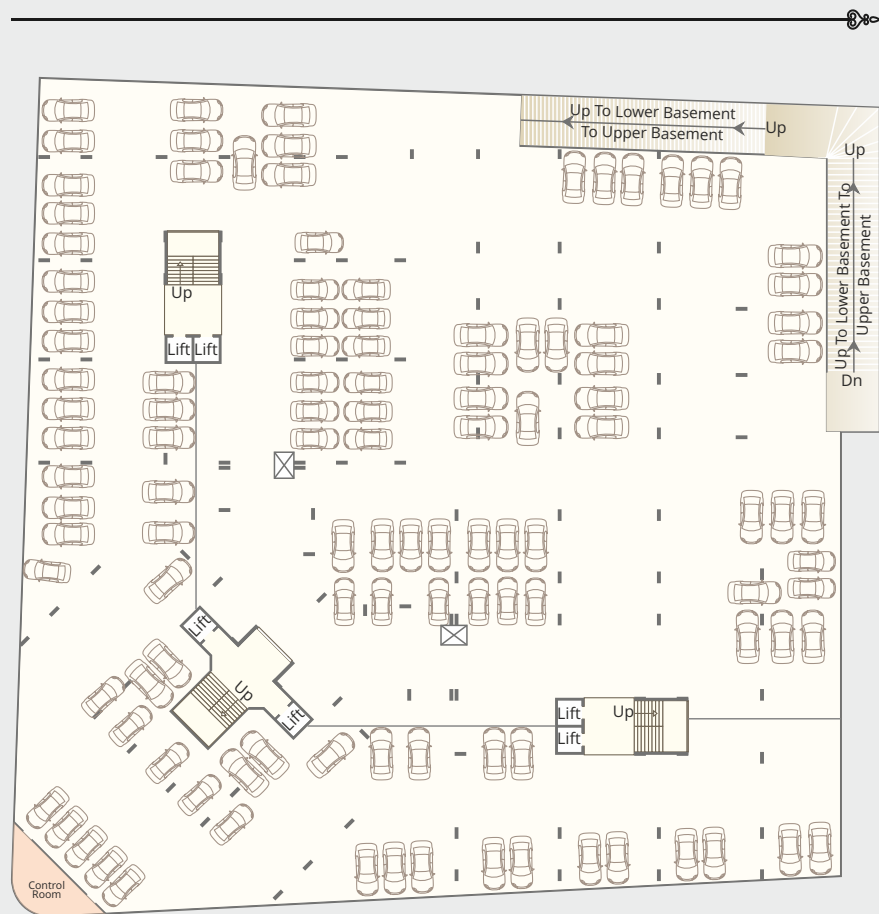
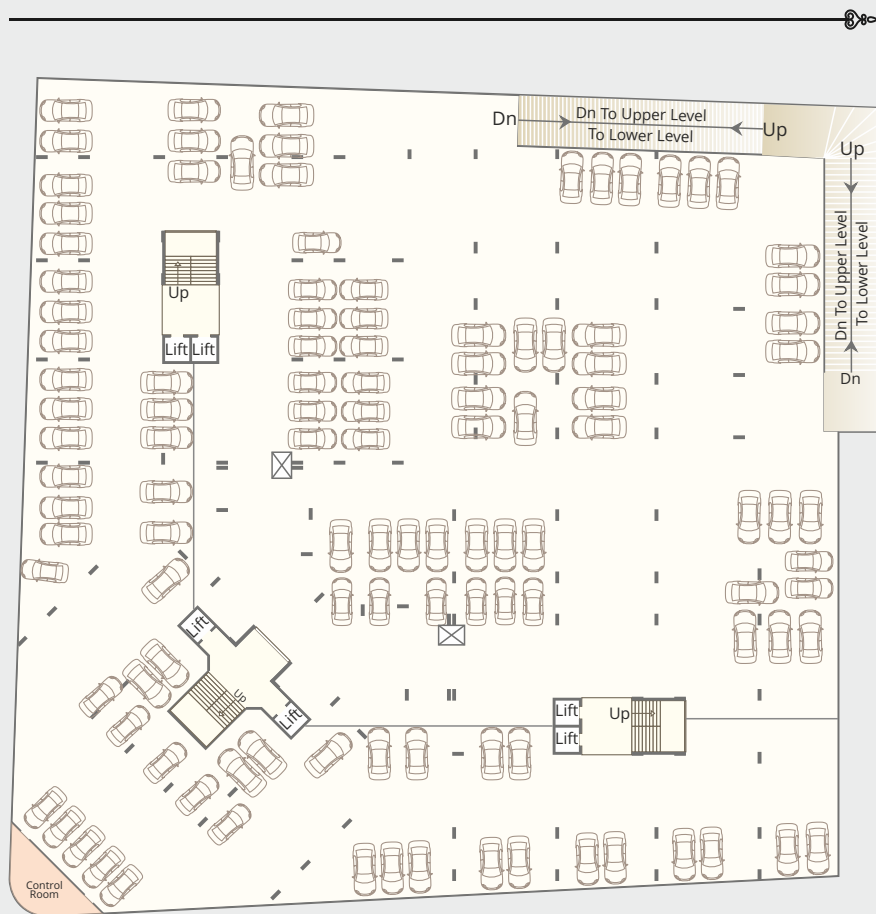
3 BHK

Luxurious Flats & Shops

Experience the **Seven 9 SKY** Lifestyle

UPPER BASEMENT PLAN

LOWER BASEMENT PLAN



GROUND FLOOR PLAN



TYPICAL FLOOR PLAN

1'st Floor



TYPICAL FLOOR PLAN

2'nd - 14'th Floor



SPECIFICATION

STRUCTURE

RCC frame structure as per structure designer with partition blocks masonry.

DOORS

Internal flush doors with stone frame
Main Door: wooden frame with decorative veneered shutter.

WALL FINISH

Internal walls with smooth finish plaster of putty & primer. External walls with double coat plaster and weather coat.

FLOORING

Premium Vitrified tiles of 900 x 900 or 600 x 1200 mm or equivalent

ELECTRIFICATION

Single phase, concealed copper wiring with adequate points in all rooms.

BATH

Ceramic / Vitrified tiles with Jaquar, Cera, Hindware or equivalent CP fittings and sanitary.

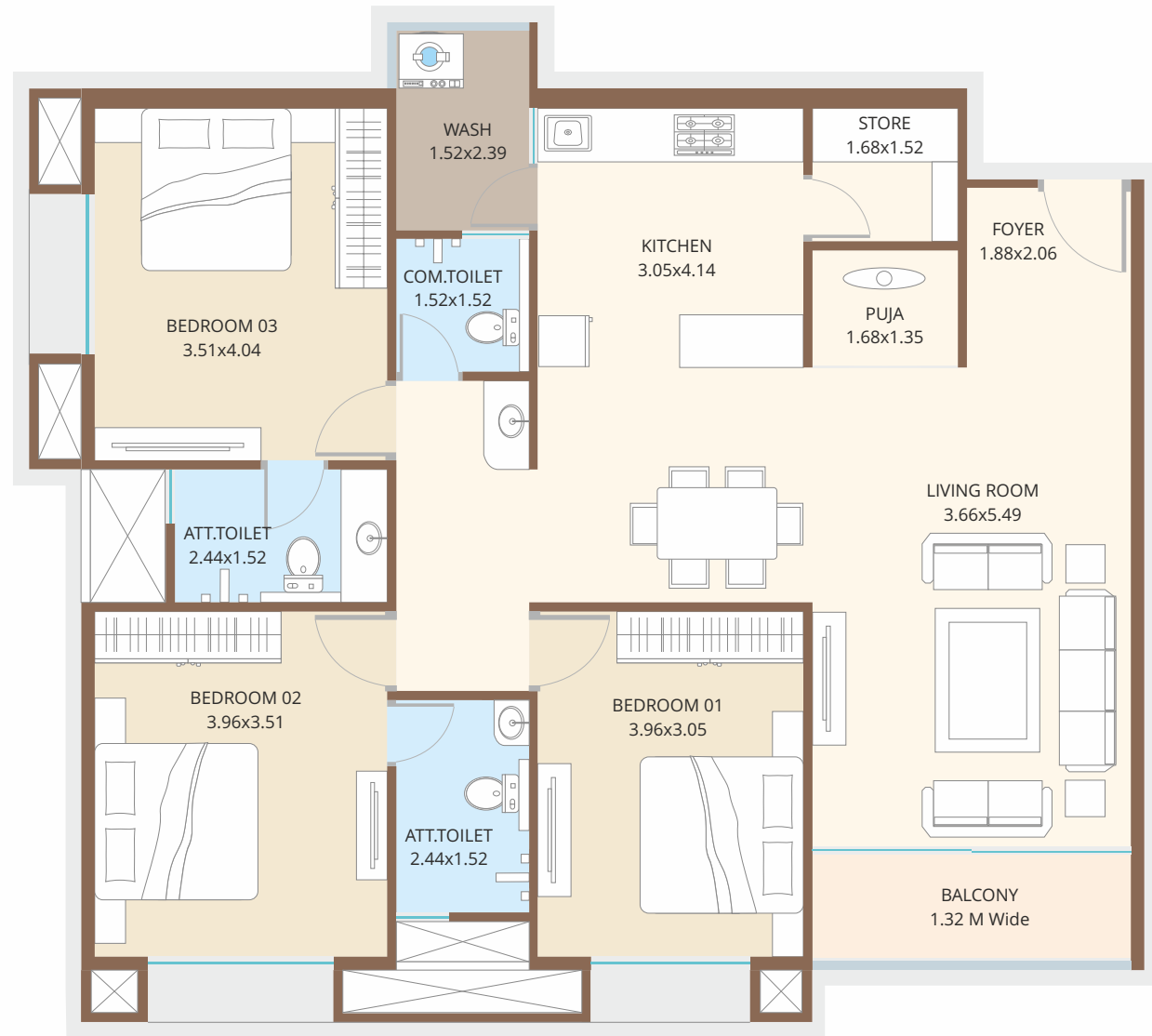
WINDOWS

Aluminum/ UPVC hybrid sections with stone frame.

KITCHEN

Granite sandwich working top.

TYPE - 1



ISOMETRIC VIEW TYPE - 1



TYPE - 2



ISOMETRIC VIEW TYPE - 2

