



KESAR

ELEGANCE

3BHK LUXURIOUS APARTMENTS 



KESAR ELEGANCE

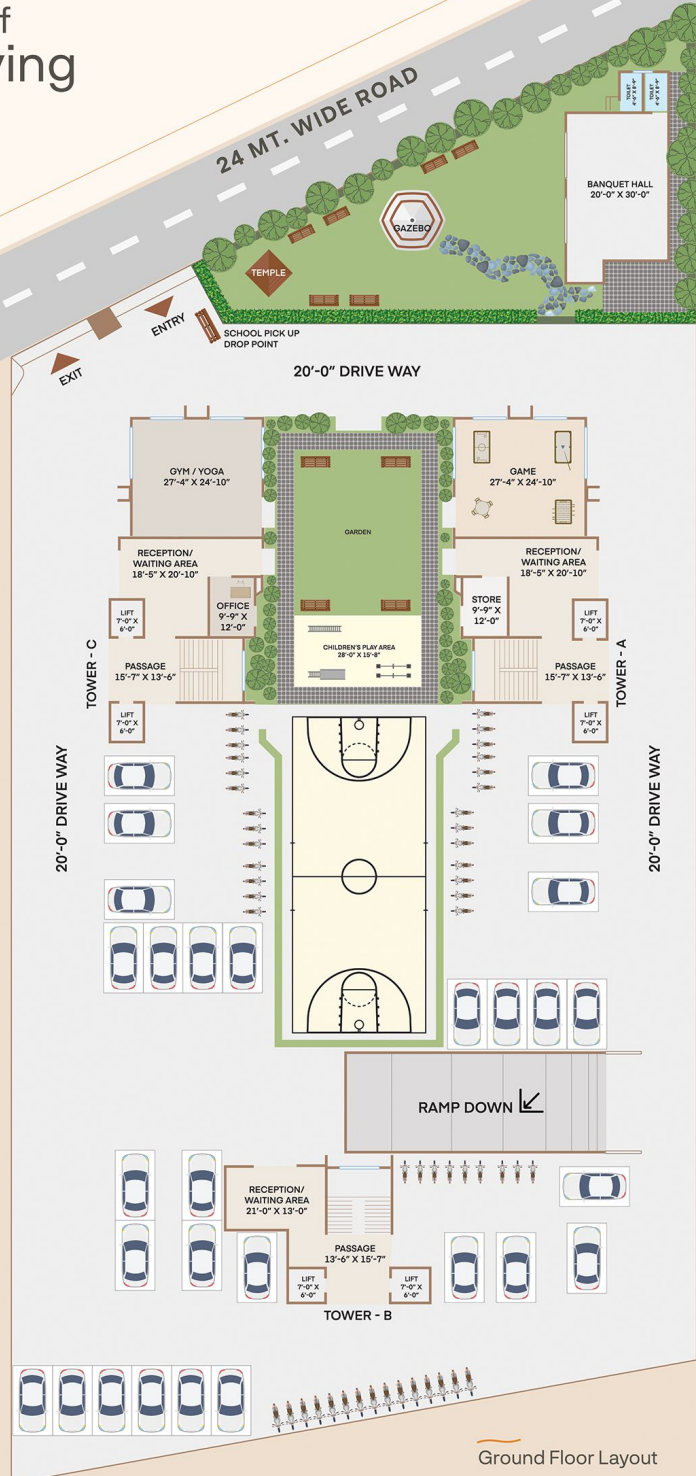
A New Dimension of Opulence

True luxury is not just about a prestigious address; it is about the harmony between space, light, and comfort. Kesar Elegance is designed for those who refuse to settle for the ordinary.



A Masterpiece of Planned Living

Our grand layout is a blueprint for an elevated lifestyle, anchored by three majestic towers—A, B, and C—interspersed with sprawling open spaces. Strategic urban planning places your home on a prime corner plot bordering a 24.00-meter wide road, ensuring effortless connectivity and a grand sense of arrival.



Ground Floor Layout

Fitness & Active Lifestyle

From high-energy matches on the multi-sport court and rigorous workouts in the professional-grade gym to refreshing morning runs on the dedicated jogging track, your path to wellness is just steps from your front door.



- MULTI-SPORT ARENA
- YOGA & WELLNESS PAVILION
- GYMNASIUM
- CHILDREN PLAY AREA
- JOGGING TRACK
- EXCLUSIVE GAMES LOUNGE



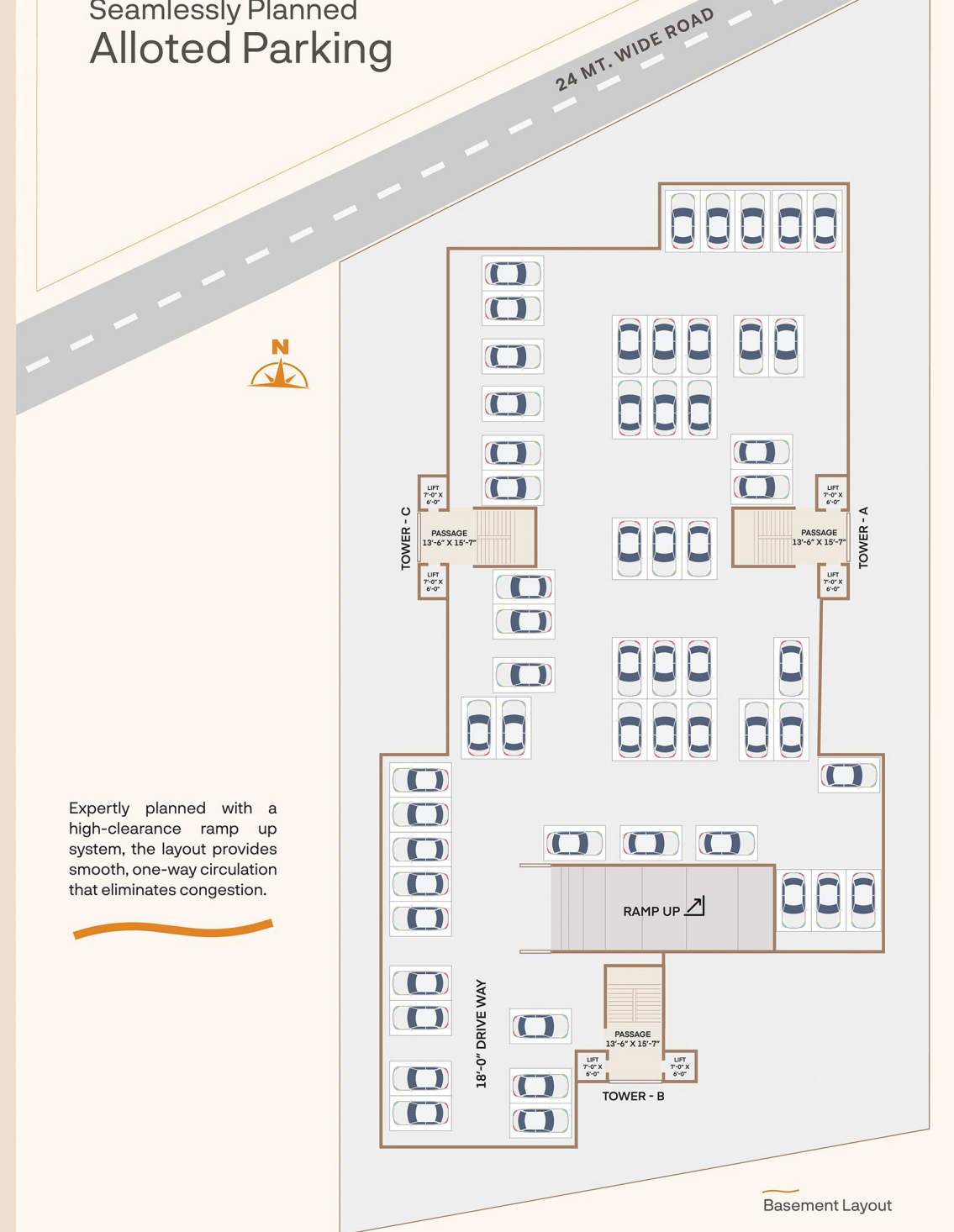
Everyday Conveniences, Reimagined

Kesar Elegance is engineered with advanced infrastructure to ensure your daily life is seamless, secure, and stress-free. Every facility is thoughtfully integrated into the campus to provide the ultimate convenience for modern families.

- | | |
|--|---|
|  3-PHASE POWER SUPPLY |  DEDICATED ALLOTTED CAR PARKING |
|  VIDEO DOOR CAMERA |  SCHOOL PICKUP-DROP POINT |
|  SOCIETY OFFICE |  POWER GENERATOR FOR COMMON AREA |
|  COMMON STORE ROOM |  24x7 CCTV SURVEILLANCE |
|  LETTER BOX CLUSTER |  SECURITY CABIN |



Seamlessly Planned Alloted Parking



Expertly planned with a high-clearance ramp up system, the layout provides smooth, one-way circulation that eliminates congestion.

Spiritual & Social Harmony

Experience a lifestyle where spiritual peace meets social vibrancy. Whether finding tranquility at our on-site temple, hosting gatherings in the elegant gazebo.



GAZEBO



TEMPLE



MULTIPURPOSE HALL

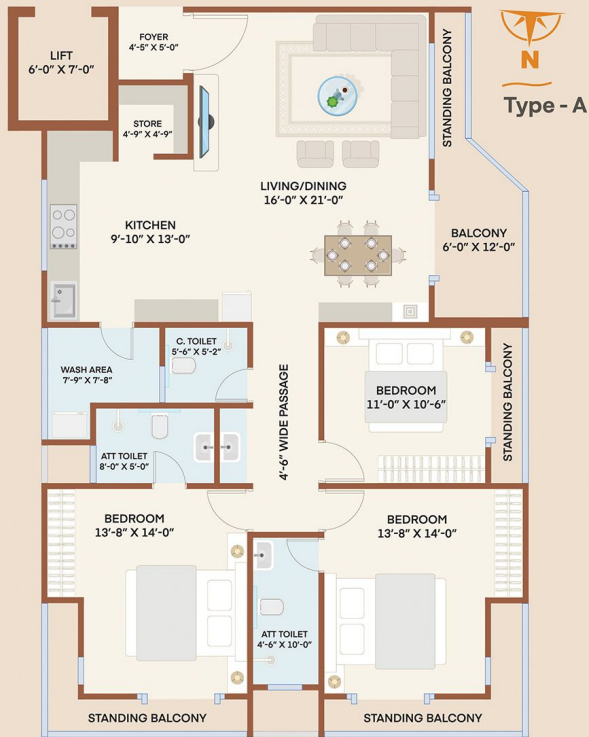


SENIOR CITIZENS' ZONE

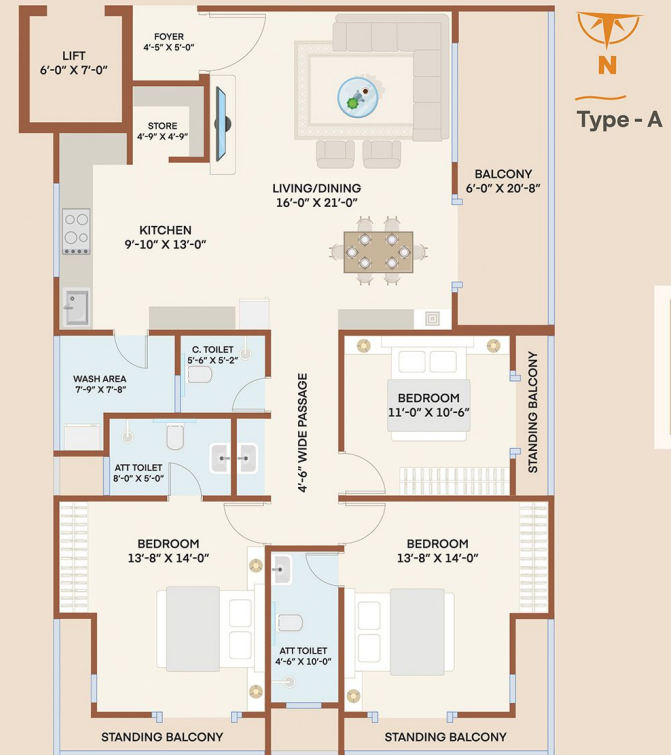
Sky-Side Retreat

Your balcony is a seamless extension of your living room, designed to be a sanctuary of fresh air and natural light. These wide, breezy spaces offer a front-row seat to breathtaking views, providing the perfect backdrop for morning coffee or quiet evening reflection.

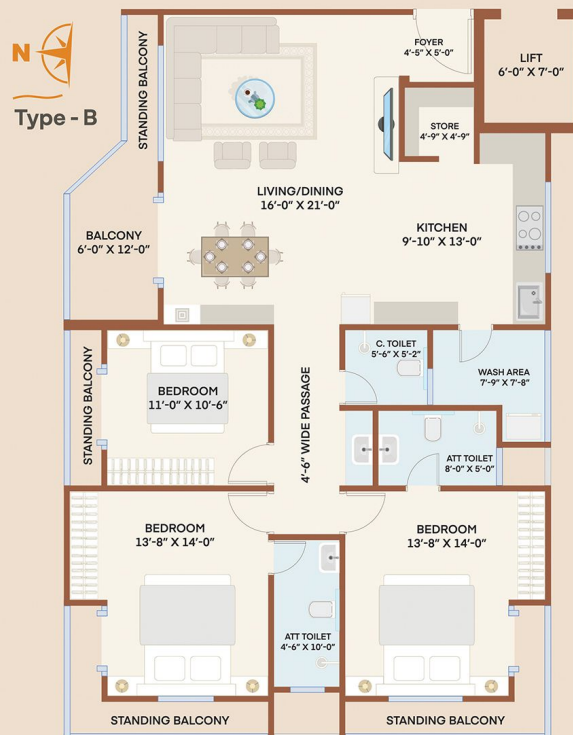




Floor Plan
1 to 9



Floor Plan
10 to 14

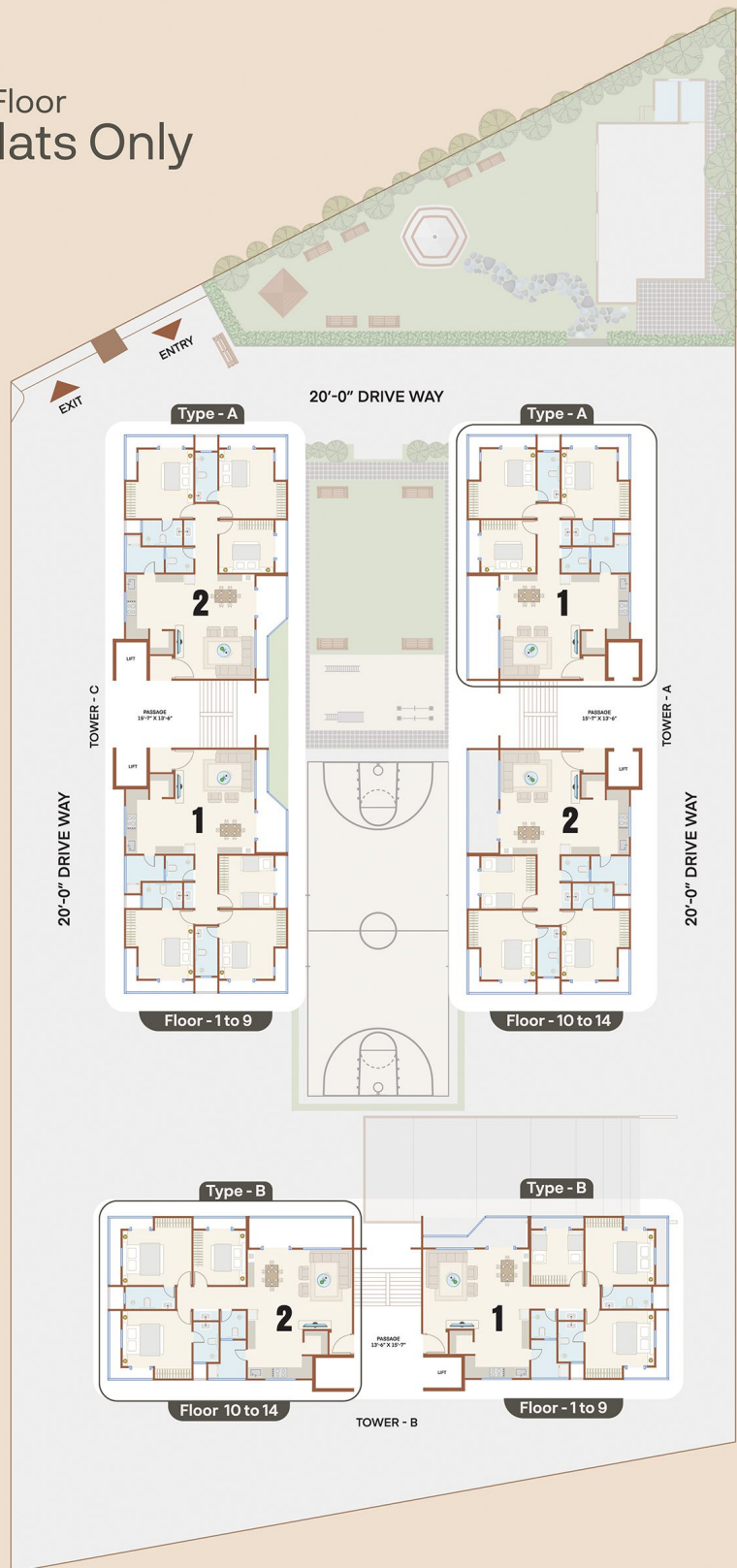


The lower and mid-rise levels of Kesar Elegance are masterpieces of spatial efficiency and residential comfort. With a focus on cross-ventilation and natural light, these homes provide a perfectly balanced environment for the modern family



The high-rise levels redefine the Sky-Side Retreat with an expanded sense of grandeur. These elite floors feature an extra-wide 20-foot panoramic balcony, turning your outdoor space into a sprawling private deck for reflection or social gatherings.

Per Floor
2 Flats Only



Standard Features

Structure

- Earthquake resistant RCC Frame structure as per approved structural Consultant.

Flooring

- Premium quality glazed vitrified tiles in Living Room, Family sitting, kitchen, dining and Passage with skirting.
- Anti-skid flooring in Bath, wash and Balcony.

Electrification

- 3-phase concealed copper wiring as per ISI Standard with Modular switches.
- Adequate electric points in each room as per Architect's planing.
- Geyser points in each bathroom.
- TV point in Living Room and in all Master Bedroom.
- Separate MCB for each room.
- AC point in living Room and in all Master Bedrooms.

Terrace finish

- Elegant china mosaic finish with water proofing treatment.

Wall Finish

- Interior: Smooth plaster with 2 coat Putty and Primer.
- Exterior: Double coat plaster with Weather resistant Paint.

Kitchen

- Premium quality platform with S.S sink.
- Dedo upto beam bottom.

Bathrooms

- Designer Bathrooms with premium quality bath fittings and sanitary wares.
- Premium quality ceramic tiles dedo upto beam bathroom.

Door

- Main door - high quality decorative door finish on both sides and wooden frame.
- Internal doors Laminated flush door.

Windows

- Powder coating sliding window with mosquito fully glazed glass shutters.
- Granite frame for window.

Signature Finishes & Fixtures

Cement



Plumbing



Electrical Wires



Hardware & Lock



Sanitary Ware



Electrical Switches & Accessories



Lift



Exterior & Interior Paint



Opulent Location

Nestled in the fast-emerging heart of **Chhani**, Vadodara, this premium 3BHK residence offers the perfect blend of serene suburban living and unbeatable connectivity.



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The developer reserve the right to change /alter the brands specified above, subject to availability to an equivalent and competitive product.

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ELEGANCE

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RERA REGISTRATION NO.:

 **SPACE PLUS**
Architect

 **adce**
Aashutosh A. Desai
Consulting Structural Engineers
Structure

**Terms of
Payment**

10% Booking
20% Banakhat
15% Plinth Level
5% 1st Floor

5% 3rd Floor
5% 5th Floor
5% 7th Floor
5% 9th Floor

5% 11th Floor
5% 13th Floor
10% Brick Masonry, Flooring
Sanitary Fitting, Common
Area, Finishing & Plumbing

5% Finishing Work
5% Sales Deed &
Before Possession

Notes: • The Booking of the unit is confirmed only after receiving 30% of total cost, till then it will be treated as advance for allotted unit. • Possession will be given after one month of settlement of all account. Also vastupuja, furniture work will be permitted only after possession. • Development Charge, Stamp Duty, GST, Common Maintenance Charges, Legal Charges, MGVL, VMSS / VUDA Charges will be paid by the purchaser. • Any new Central or State Gov. Taxes, if applicable shall have to borne by purchaser. • Payment dues are to be paid within 7 days from the date of completion of each stage of work or as per commitment. • For delay in payment as per the above schedule, interest as per RERA will be charged extra. If the due/committed payment is delayed continuously for more than 90 days, the developer reserves all rights to cancel that booking by giving simple notice and booking amount will be returned within 30 days after deduction of 10% plus extra work cost (if done) from booking amount. • Developers shall have the right to change the plan, elevation, specification or extend the scheme or any details herein will be binding to all. • In case of delay in the procedure or any activity of corporation/VUDA, MGVL or any authority shall be faced united. • Extra work shall be executed only after receiving full payment in advance - subject to approval. • Any kind of alteration or change is strictly not allowed inside or outside of unit which affect the elevation or outer look or strength of the unit or project. • Any plans, specifications or information in this brochure can not form legal part of an offer, contract or agreement. It is only depiction of the project.
All disputes are subject to Vadodara jurisdiction only.