



**Shaligram**   
LUXURIA



4 & 5 BHK FINE LIVING

# Shaligram LUXURIA



Welcome to Shaligram Luxuria – a utopian world of bliss, grandeur, and comfort in continuously developing and emerging as ‘the’ neighborhood of Ahmedabad – Ambli. With so much development in and around the Ambli, it has become a happening hub for urban families who wish to connect with happiness, calmness, and comfort...all at the same time.

Shaligram Luxuria, with its unrivaled luxurious lifestyle and beyond-ordinary amenities, stands out as a project like no other. A wholesome living experience at Shaligram Luxuria bears the hallmark of classy and exquisite life at every step.



## WHEN PERFECTION TRANSLATES INTO

### AESTHETIC ARCHITECTURE

Finally, a project that beautifully incorporates the elements of elegance and practicality to create a project that emerges as a stunning piece of architecture.



### REJUVENATION & RECREATION

Fill the moments with fun, frolic and fitness. With Shaligram Luxuria you will find ample ways to seek happiness.



### SCENIC AND SERENE

How wonderful it is to greet the mornings with the scenic beauty of lush greens from the serenity of your home.



### THE PERFECT ADDRESS

Shaligram Luxuria is a perfect address for those who love to be at the helm of everything with quick connectivity.





# THE MARK OF MAGNIFICENCE

A magnificent life on the bed of handpicked amenities to keep you amused for the lifetime.



## ARTISTIC ARCHITECTURE

**G+14**  
Storeyed tower

**02**  
Residence per floor

**03**  
Lift each block

**20+**  
Lifestyle amenities

**04**  
Wing with elegant elevation

**02**  
Level sufficient basement parking



LIVE EVERY  
MOMENT, WITH EASE  
AS YOU WISH.



SCENIC AND SERENE







## COME HOME TO REJUVENATING CLUB-CLASS LIVING

Rejuvenate your senses and refresh yourself  
with exquisitely and exclusively planned  
amenities anytime you wish.



REJUVENATION & RECREATION





## MULTI-PURPOSE, RELAXING AMENITIES



ENTRANCE GATE



SECURITY CABIN



PICK UP & DROP POINT



ENTRANCE PLAZA



LOUNGE & LIBRARY



SOCIETY MEETING ROOM



LAWN



PLAZA



PARKING



SKATING AREA



BADMINTON COURT



ENTRANCE FOYER



MULTI PURPOSE HALL



INDOOR GAMES



GYM



CHILDREN PLAY AREA



VERANDA WITH SWINGS



DRY FOUNTAIN



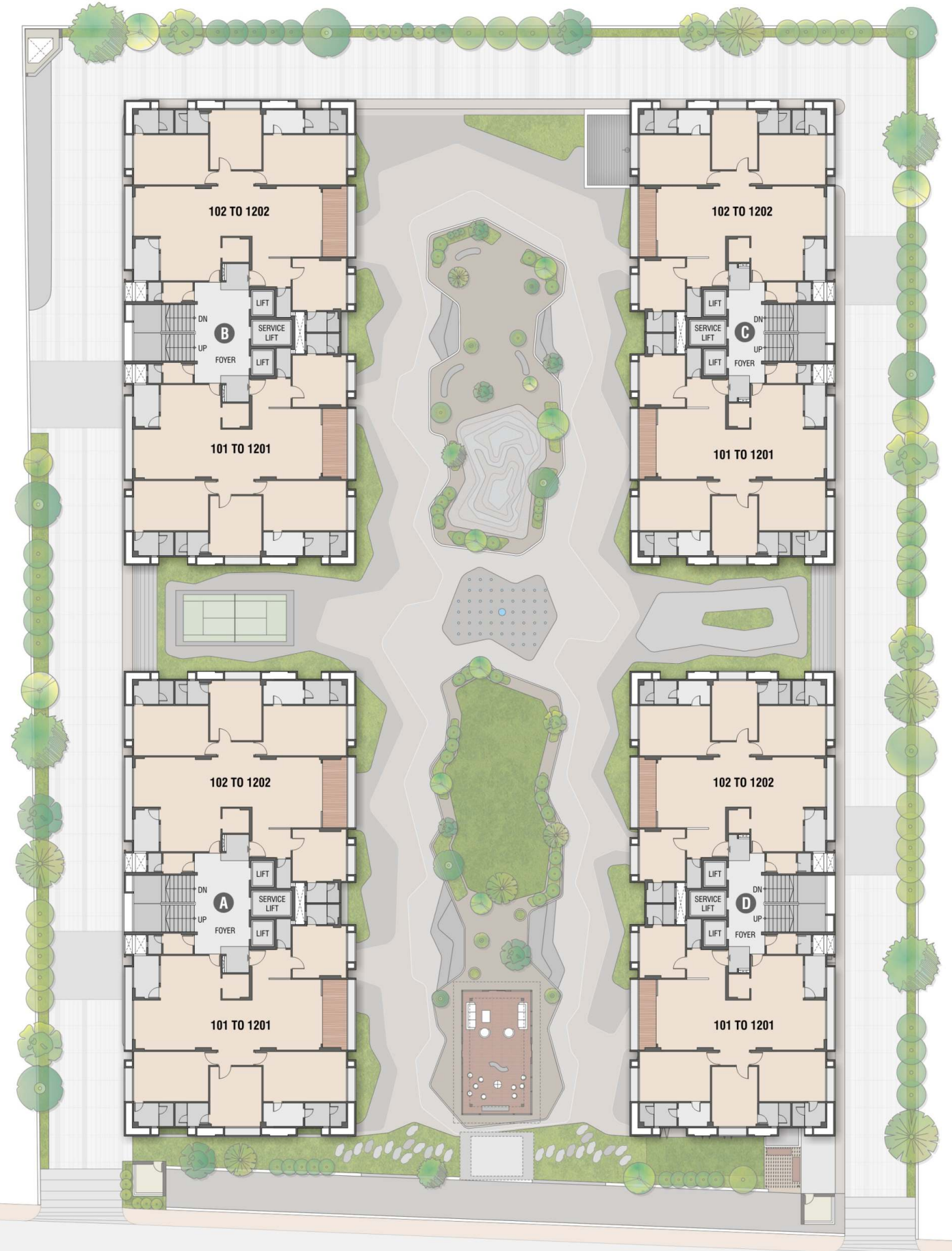
# GROUND FLOOR PLAN

- 01 Entrance Gate
- 02 Security Cabin
- 03 Pick Up & Drop Point
- 04 Entrance Foyer
- 05 Meter Room
- 06 Veranda With Swings
- 07 Multi Purpose Hall
- 08 Society Meeting Room
- 09 Gym
- 10 Indoor Games
- 11 Lawn
- 12 Plaza
- 13 Children Play Area
- 14 Entrance Plaza
- 15 Dry Fountain
- 16 Lounge & Library
- 17 Sub Station
- 18 Wash Area
- 19 Skating Area
- 20 Badminton Court
- 21 Basement Entry
- 22 Basement Exit
- 23 DG Set
- 24 Garbage
- 25 Exit Gate
- 26 Common Garbage



12.00 MT. WIDE ROAD

# TYPICAL FLOOR PLAN









**5BHK**  
13TH FLOOR

PENTHOUSE PLAN  
LOWER LEVEL

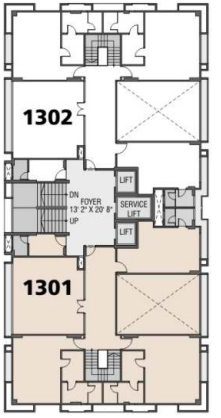


BLOCK-A,B



**5BHK**  
14TH FLOOR

PENTHOUSE PLAN  
UPPER LEVEL



BLOCK-A,B





**4BHK**  
1ST TO 12TH FLOOR

BLOCK-C,D

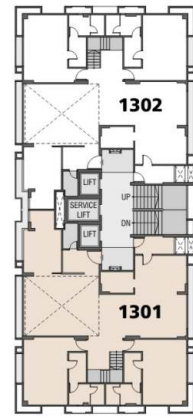
**TYPICAL**  
FLOOR PLAN





**5BHK**  
13TH FLOOR

PENTHOUSE PLAN  
LOWER LEVEL

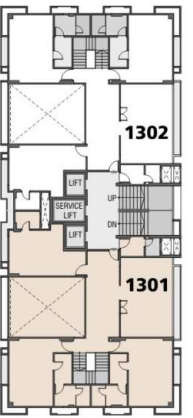


BLOCK-C,D



**5BHK**  
14TH FLOOR

PENTHOUSE PLAN  
UPPER LEVEL



BLOCK-C,D





FIND YOUR WAY  
TO AN AWE-INSPIRING  
LIFESTYLE



Shaligram  
LUXURIA 

SHALIGRAM  
CORPORATES



<< CJ Road

<< Iscon - Ambli Road >>

BRTS Route





# SPECIFICATION

## WALLS:

- All internal walls will be finished with putty over mala plaster.
- All external walls will be finished with double coat sand-face plaster/texture with acrylic paints.
- Earthquake resistant RCC Frame Structure with light weight block masonry wall.



## FLOORING:

- Italian marble design Vitrified tiles in All Bedroom, Living, Dining, Kitchen and Anti-Skid finish vitrified tiles flooring in Balcony.



## DOORS & WINDOWS:

- Decorative main entrance door with digital lock and all other doors is flush door with S.S / Brass fittings.
- All windows will be fully glazed aluminum sliding with stone revile.



## KITCHEN:

- Granite platform with S.S sink, designer glazed tiles dado up to beam bottom level and below plain tiles the platform.
- Along with electric point for microwave oven , water purifier & Refrigerator



## ELECTRIFICATION:

- 3 phase Concealed copper flexible wiring with adequate number of electric points & decorative modern modular switches.
- Centralized distribution board with MCBS for safety & Protection.



## PLUMBING:

- Concealed plumbing with standard pipe fitting and premium CP fitting.
- Common Underground water tank and overhead water tank for continuous water supply.



## TOILET:

- Elegantly designed toilets with tiles up to lintel level, with Premium Quality Bath fitting and sanitary wares and shower.



### DISCLAIMER:

Stamp duty, Registration Charges, Legal Documentation Charges, GST, AMC, & TORRENT POWER charges including cable & substation cost shall be borne by the purchaser. • Any Additional charges or duties levied by the Government / Local authorities during or after completion of the scheme will be borne by the purchaser. • In interest of continual developments in the design & quality of construction, the developer reserves all rights to make any changes in the scheme including and not limited to technical specifications, design, planning, layout & all purchasers shall abide by such changes. • Changes/alteration of any nature including elevation, exterior color scheme, balcony grill or any other changes affecting the overall design concept & outlook of the scheme are strictly NOT PERMITTED during or after the completion of the scheme. • Any RCC member (Beam, Column, Slab) must not be damaged during your interior work. • This brochure is intended only to convey the essential design & technical features of the scheme and does not form part of legal documents.

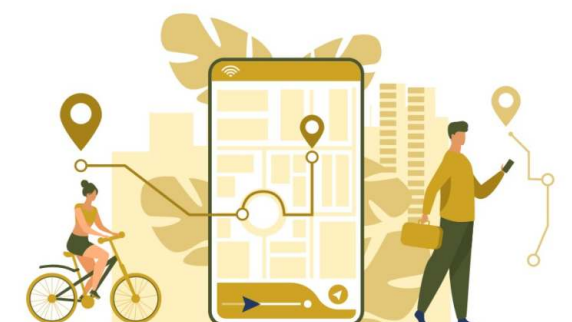


**Shaligram**  
**LUXURIA**



scan for location

**Site Address : Shaligram Luxuria**  
B/s. Shaligram Corporates, B/h. Dishman House  
Iscon-Ambli Road, Ahmedabad - 380058



THE PERFECT ADDRESS





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Booking Contact: **99099 67707, 9909967322**

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