

|| JAY SHREE SWAMINARAYAN ||



**IMPERIA**  
LUXURIOUS LIFESTYLE

3BHK LUXURIOUS APARTMENTS

Project By :



Site : VR IMPERIA,

Behind VR ONE, Opp. L&T knowledge city, N.H. 08,

Between Ajwa & Waghodia Chowkdj, Vadodara 390019.

Ph : +91 81414 94022 - 84697 55655

Email : [info@vrinfraspace.com](mailto:info@vrinfraspace.com)

Web : [www.vrinfraspace.com](http://www.vrinfraspace.com)

Architect :

Mehul Panchal

Structure : Zarana Associates



# BE JOYFUL ALWAYS

The time we know is finite, but the joy of memories of time well spent is infinity, and at VR IMPERIA, it's just that. Same time but better quality of time whether for a better lifestyle, more time with family, quality weekends or time for health and wellness, VR IMPERIA is designed to bring you a gust of joy just as your time to create those quality memories.







## BRING THE OUTDOORS INDOOR AND VICE VERSA.

Welcome to a new kind of home. Where space and nature are your constant companions. Where sunshine and light always lift your spirits.

Welcome to VR IMPERIA.

This brochure provides plenty of reasons why you should visit VR IMPERIA for yourself. And step into a whole new world.





WHO ELSE CAN  
GIVE YOU SO MUCH,  
FOR SO LITTLE



VR IMPERIA is brought to you by VR INFRASPACE: the known group of real estate in Vadodara.

With our scale and experience, we believe we can provide our customers with the best value for their investment. Which is why we offer you such spacious apartments at such reasonable prices.



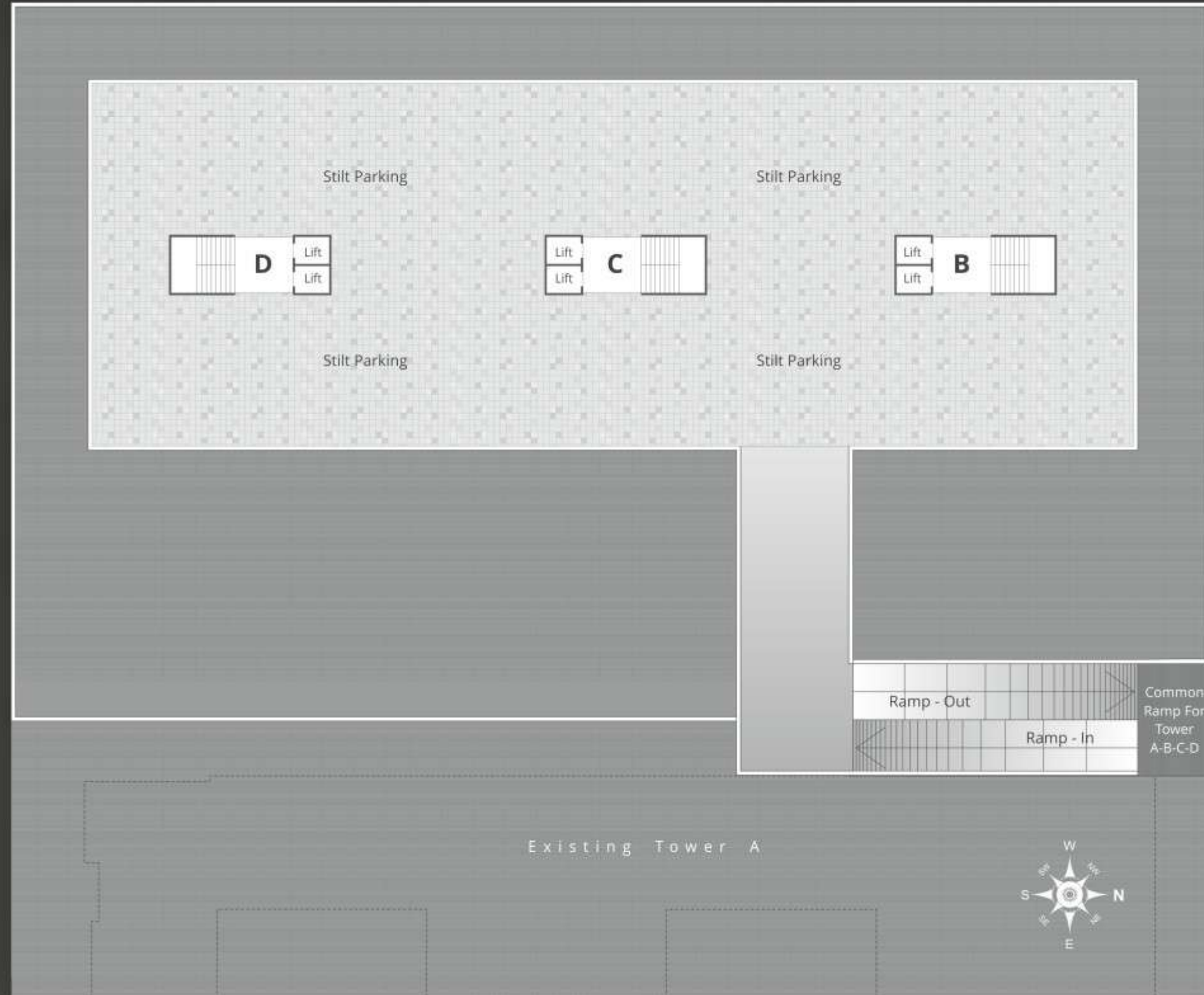


FEATURES  
UNBOUND...  
POSSIBILITIES  
UNCONVENTIONAL

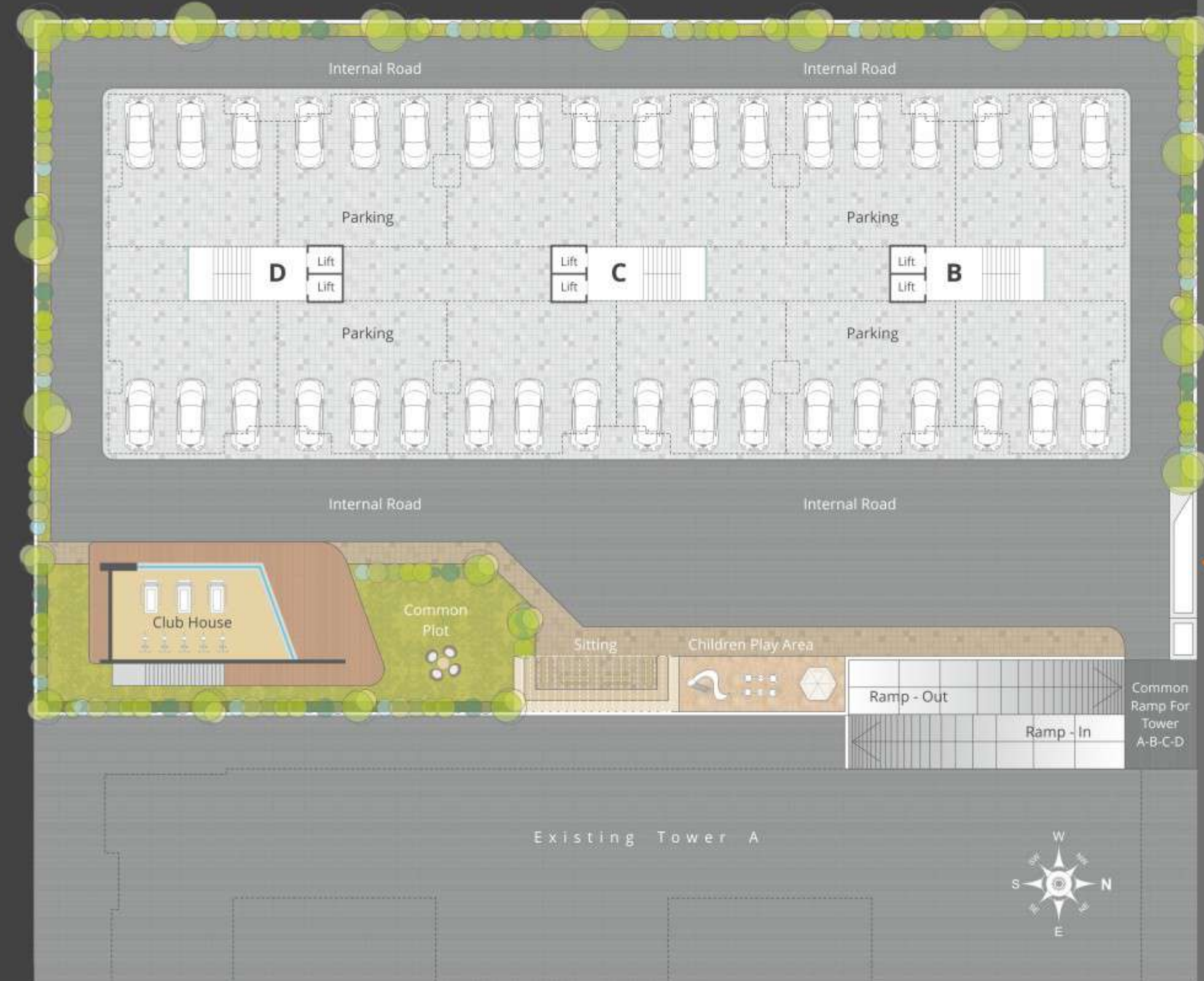
Indulge in a sense of perfection that touches every facet of Life!  
Extend the frontiers of your good life beyond the space, form and future.  
Classic in look contemporary in function...



# BASEMENT LAYOUT PLAN



# GROUND FLOOR LAYOUT PLAN





## AMENITIES

When it comes to offering maximum value for your money, you just can't beat VR IMPERIA. VR IMPERIA has the largest apartments amongst others in the same neighborhood. So you actually get more... for less!



Decorative Main Gate with Security Cabin



Multipurpose Hall



Standard Quality Passenger Elevator



CCTV Camera for Security in Premises



Senior Citizen Sitting



Children Play Area



Jogging Track



Garden



24 Hours Water Supply

### OTHER FACILITIES

- Geyser & RO system will be provided to all Unit.
- Allotted Parking to each flat
- Video Door Phone facility to all unit.
- Fire fighting system in each tower.



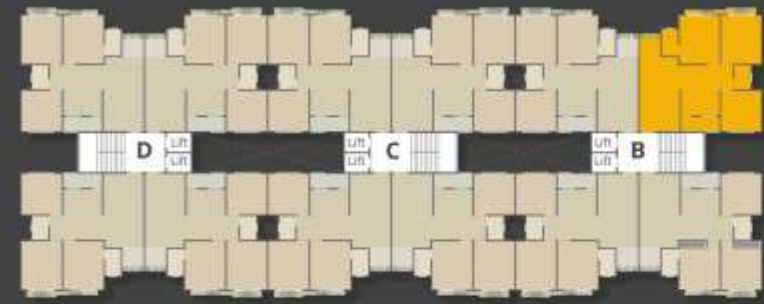


TYPICAL  
LAYOUT PLAN  
1st to 7th floor



12.00 MTR. WIDE ROAD  
Entry Gate





TYPICAL FLOOR PLAN  
1st to 7th floor



SPECIFICATIONS

STRUCTURE & WALL CONSTRUCTION

- Earthquake Resistant RCC Frame Structure Design
- Internal and External Masonary Works with Bricks
- Internal Walls Finished with Putty and Primer
- External walls Finished double coat plaster with standard semi Weather Proof Paint

INFRASTRUCTURE

- RCC Trimix Finish road with Paver Block / Parking Tiles

ELECTRIFICATION

- Sufficient Electric Points with Concealed Premium Quality Wiring and Branded Modular Switches

DOORS & WINDOWS

- Flush Door with both side Laminate
- Aluminium anodized Sliding openable Window

FLOORING & WALL CLADDING

- 600X600 Vitrified Tiles Flooring with Skirting in all units
- Passage Area & Staircase with Vitrified Tiles / Granite

WATER SUPPLY

- 24 hour Ground Water supply through Overhead and Underground Storage Tanks
- CPVC/UPVC Plumbing Lines





## KEY PLAN



**Payment Modes :** • 10% At the time of Booking • 15% Within 30 Days • 7% Basement Floor Slab • 6% Ground Floor Slab • 6% First Floor Slab • 6% Second Floor Slab • 6% Third Floor Slab • 6% Fourth Floor Slab • 6% Fifth Floor Slab • 6% Sixth Floor Slab • 6% Seventh Floor Slab • 5% Bricks Work • 5% Out side Plaster • 5% Flooring Level • 5% before Finishing

Notes: 1. The Following will be charged extra in advance/ as per government norms: (a) Stamp duty & Registration charges, (b) GST (as actual) or any such additional taxes if applicable in Future, (c) Maintenance Deposit, (d) Electrical Infrastructure charges and Deposit, for New Electrical Connection. 2. If any new Tax applicable by central or state Government in future, it will be borne by the buyers member. 3. Possession will be given only after one month of settlement of all accounts. 4. Continuous default in payments leads to cancellation. 10% Administrative charges will be deducted for any cancellation after one month of booking, and balance amount will be refunded back only after unit by new member. 5. The developer reserve all the right to change the plan, elevation, specification or any details will be binding to all. 6. Changes in structural design & changes in any external facade will Not be permitted under any circumstances. 7. Internal changes will only be permitted with prior permission. 8. Any balance FSI at present or in future shall be availed by the by the developer and no member would claim any right for the same. 9. This brochure is for information purpose only. It does not form part of the agreement or any legal documents. The developer retains the right to alert the specifications without any consent of the member.

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