



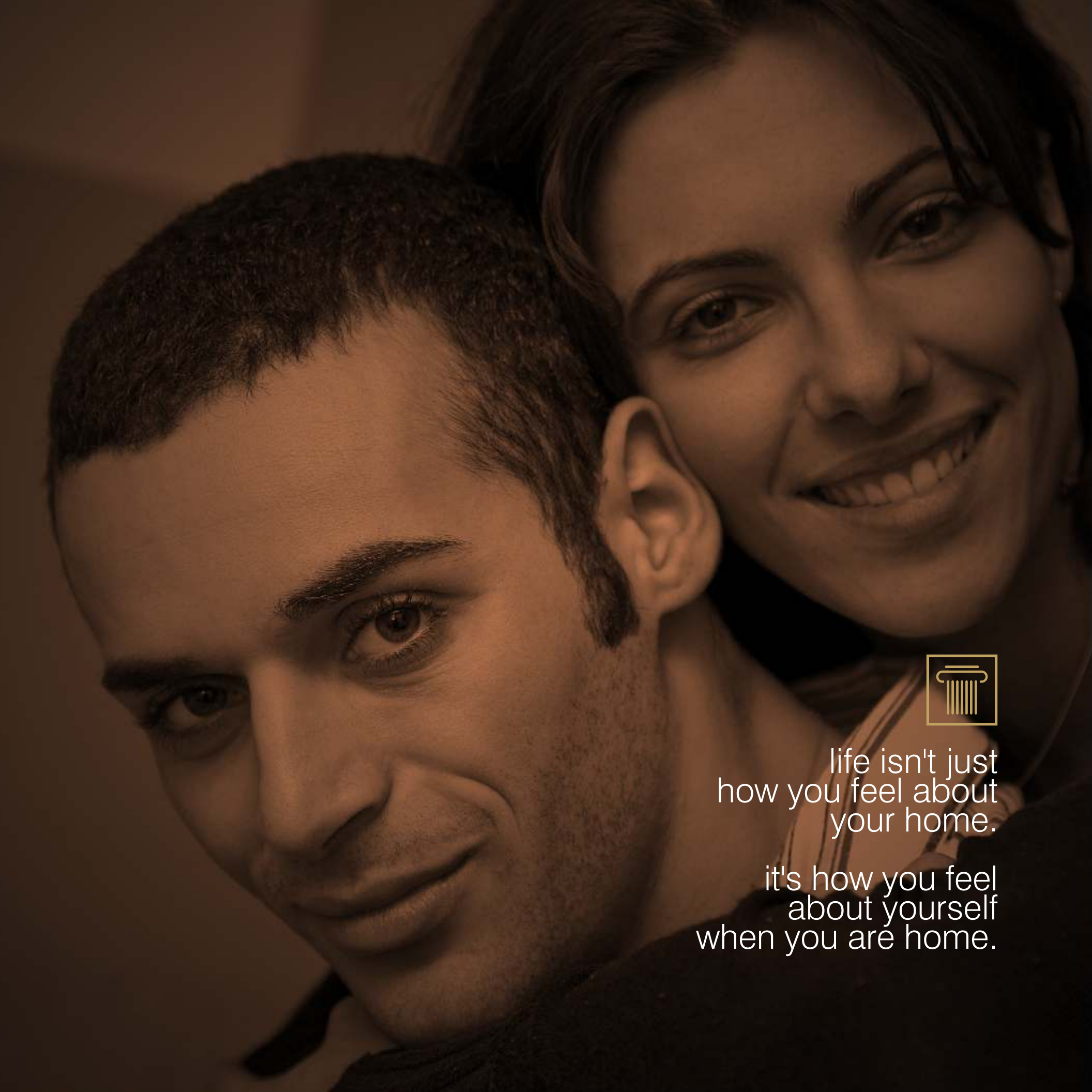
Developer
JAI AMBE INFRASTRUCTURE
GF, 13, 14 Astha-2 Complex,
B/H. Shivalik Bungalows, Vastral,
Ahmedabad.

Architect
Rudra
ASSOCIATES
Haresh B. Patel

Site Address : Ashta Villa, B/h. Ashta-2 Complex, Off S. P. Ring Road, Vastral Chokadi, Ahmedabad - 382418.

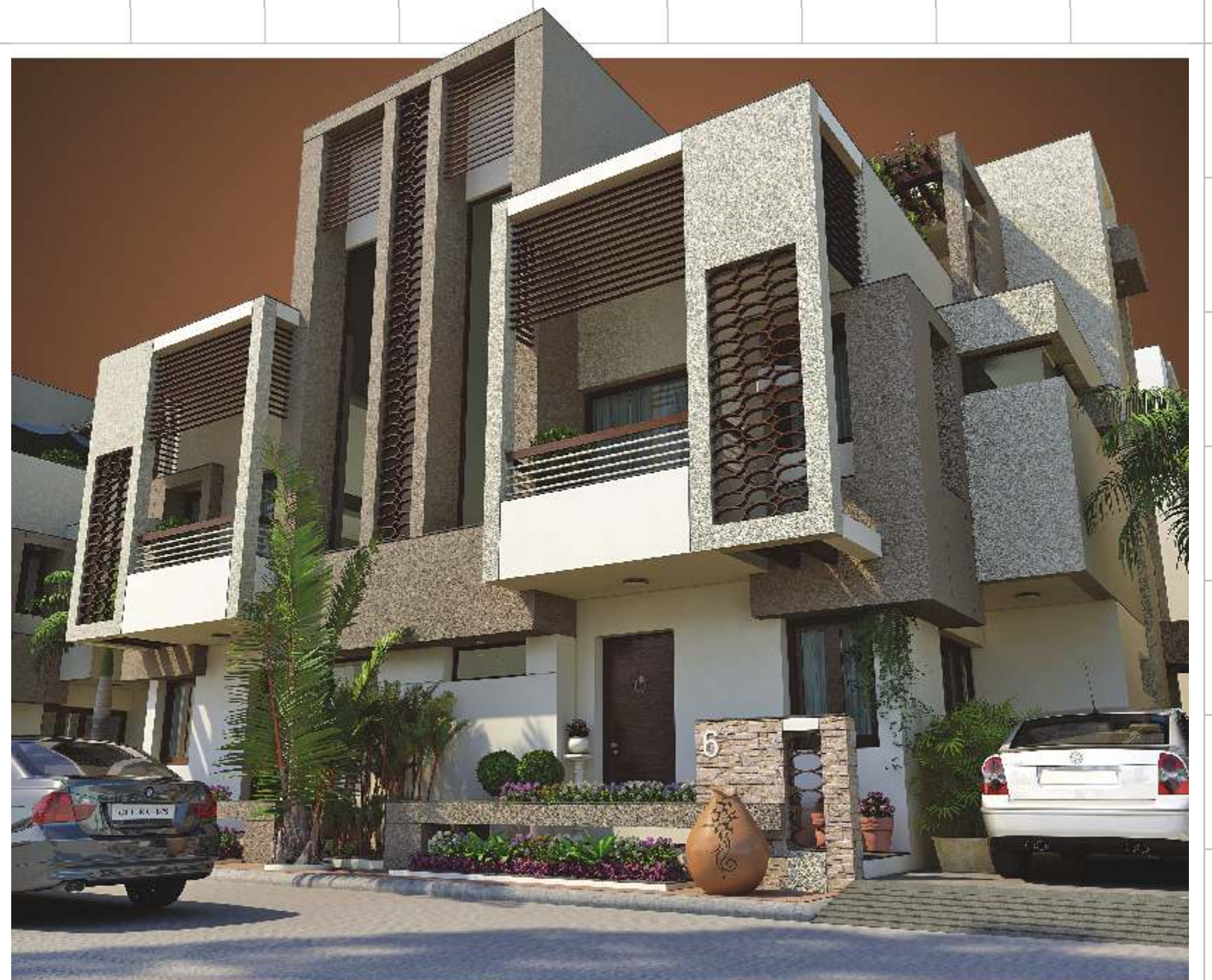
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life isn't just
how you feel about
your home.

it's how you feel
about yourself
when you are home.



Masterpieces demand to be admired in detail, so that their true value can be understood and appreciated in all their glory. Astha Villa is one such masterpiece of art where finesse of lifestyle, minute detailing and strokes of luxury have all come to create a large canvas for living. Add to that a strategic location and immaculate amenities and facilities, Astha Villa promises the art of gracious living, enveloped in the shades of convenience.

Thoughtful planning ensures ample sunlight, pure air, and serene atmosphere, lush green trees which create a soothing effect on your mind, body and soul. The aesthetic interiors bring tranquility to your life, and the security and exclusivity here make Astha Villa a perfect choice for spending a lifetime.



 ASTHA VILLA



Astha Villa is an exclusive gated, secure, impeccably planned development in Ahmedabad, where all the residents' needs are within easy walking distance.

Created from barren land, this luxuriantly green and grand villa is a tangible expression of a vision to create better communities. Blending the essentials of peace, calm and comfort with luxury of opulence, space and style, this unique creation is truly in tune with the nature.



COME HOME TO AN ELEGANT LIFESTYLE

A world that blends international living with Indian sensibilities. It has been created especially for those wish to live a regal life drenched in the ecstasies of supreme luxury.

Embellished with care, we have plans that once you step insides your home at Astha Villa, you would surely discover- the true joy of living-today, tomorrow and forever.

12.00 MT. WIDE T. P. ROAD

LAYOUT PLAN





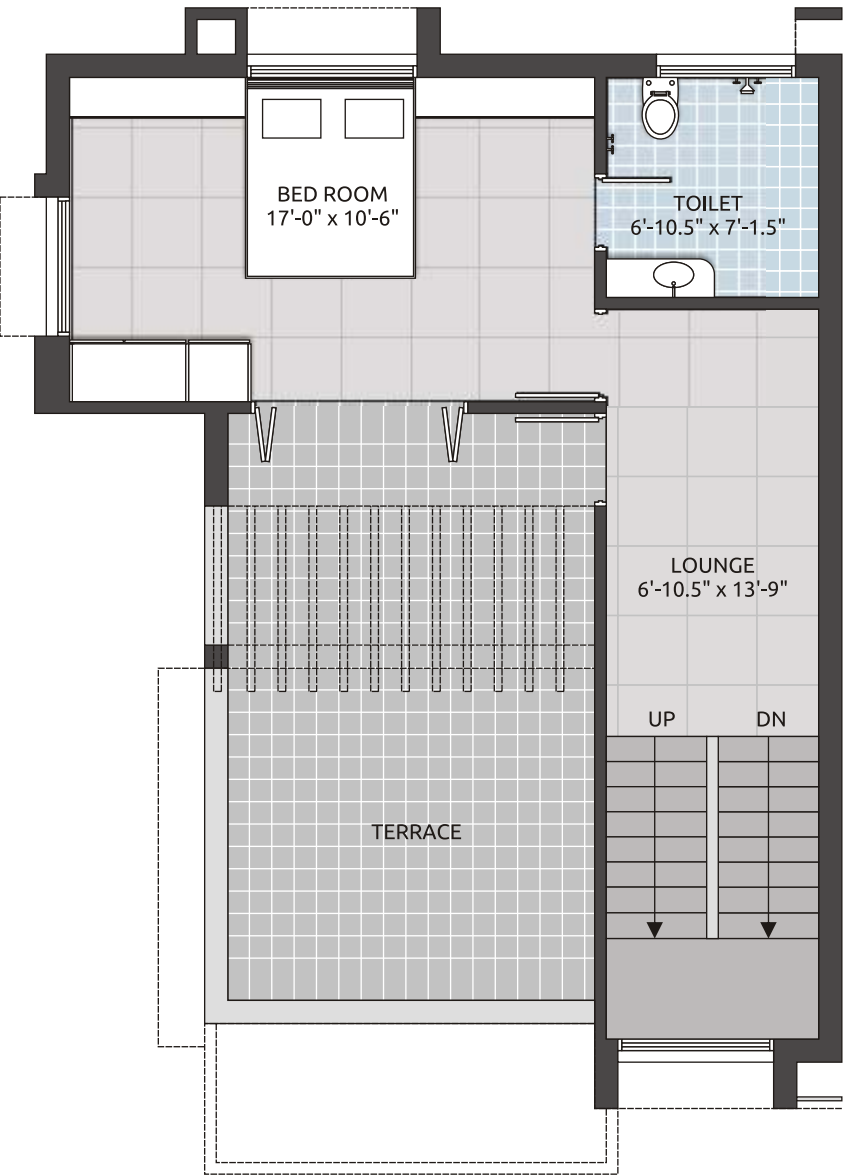
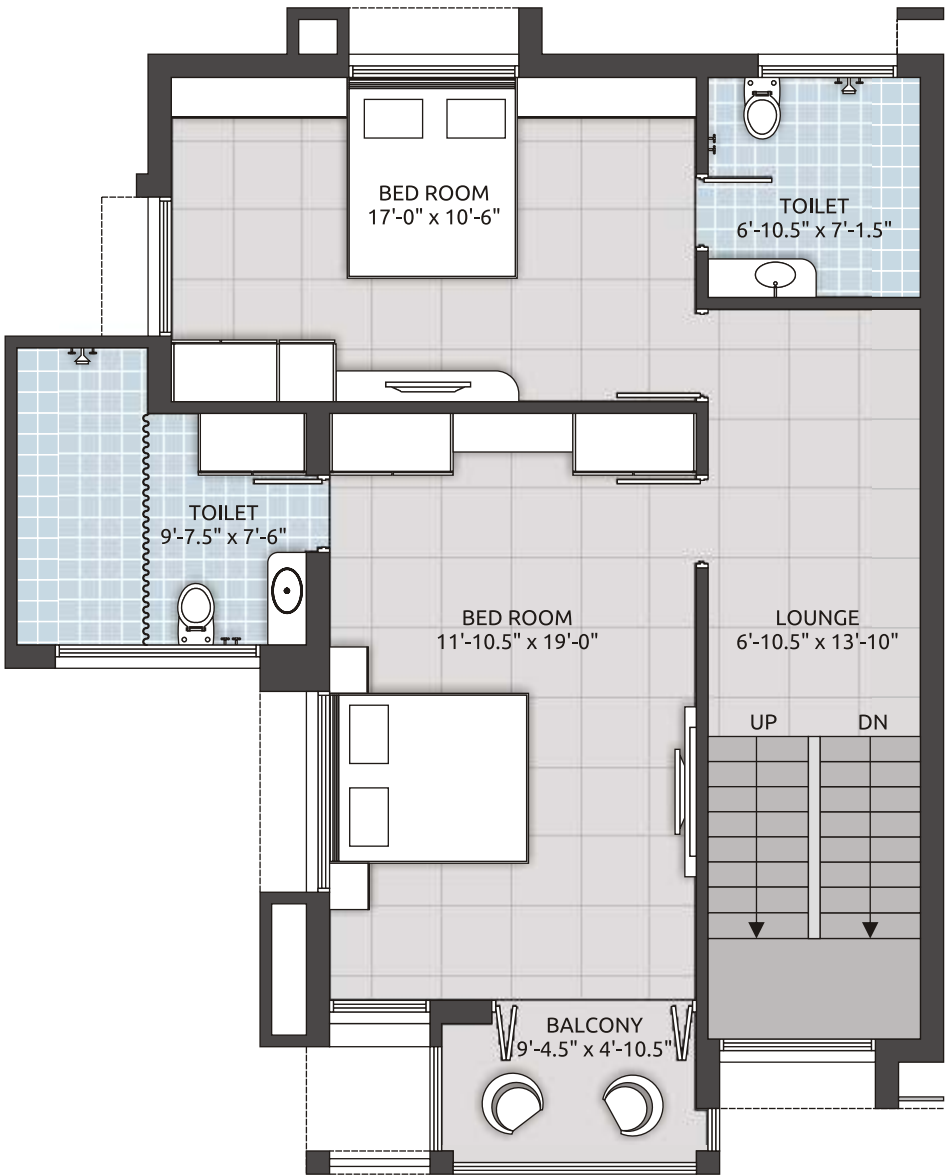
4 BHK UNIT PLAN



UNIT NO.
1 TO 9, 12 TO 15, 17, 18, 21 & 22



THE ART OF LIVING, ENVELOPED IN THE SHADES OF CONVENIENCE

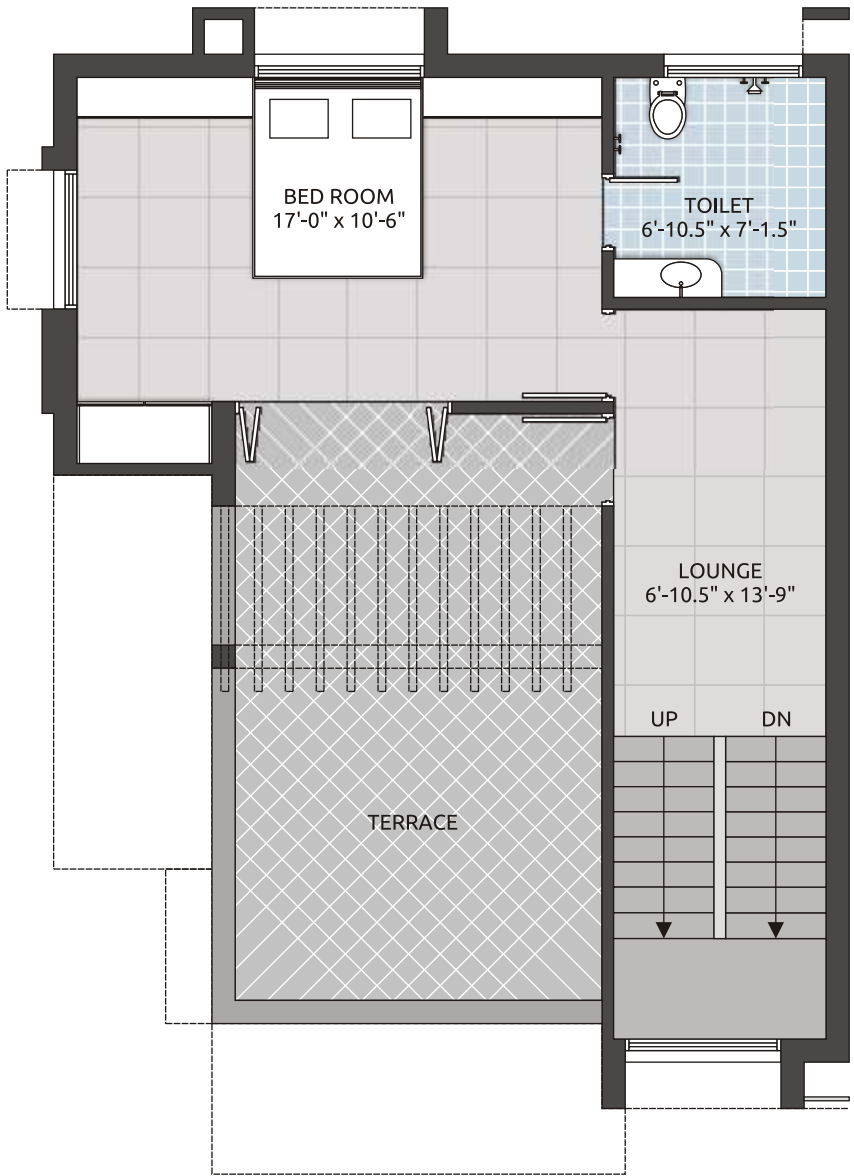
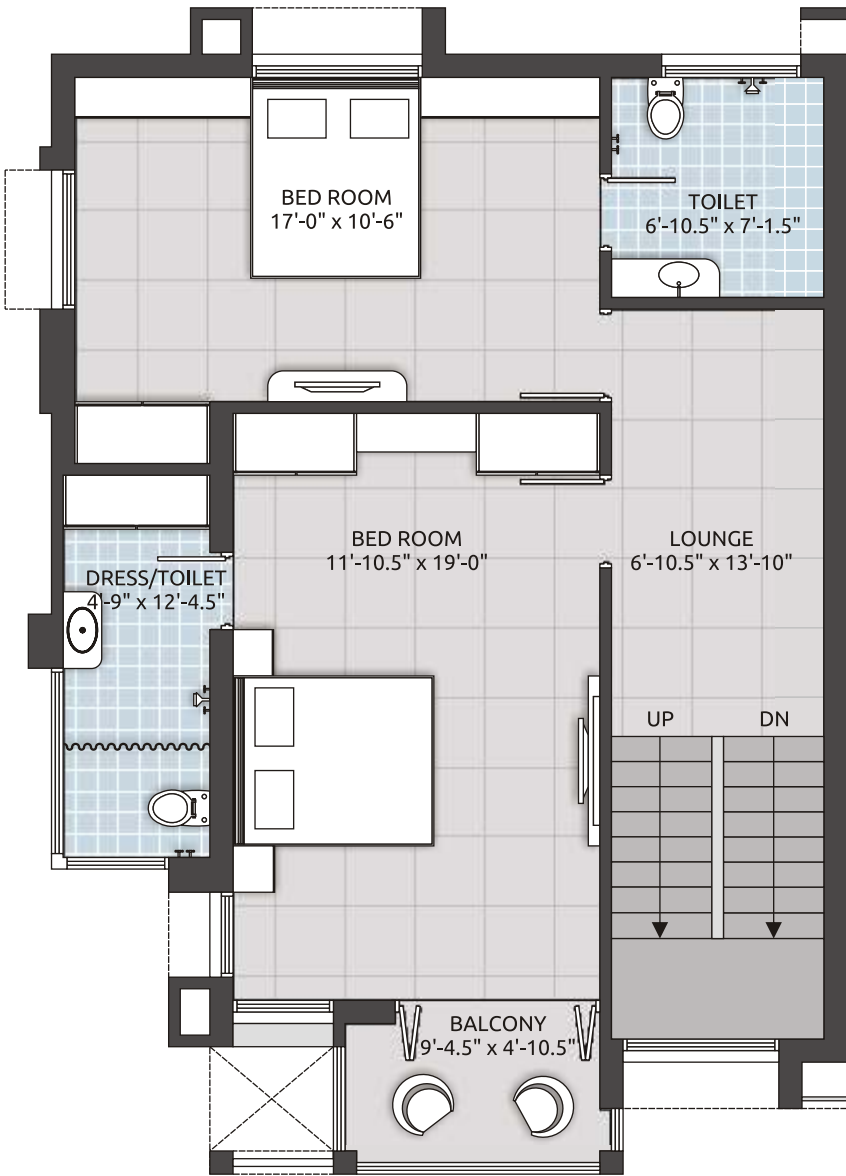




4 BHK UNIT PLAN



UNIT NO.
10, 16, 19, 20 & 23



HOMES WHICH SHAPED OUT YOUR DREAMS...



A COMMUNITY FOR LIFE'S ACHIEVERS

A home is not just a shelter. It's a place which you look forward to every evening after a good day's work. Your home is the place where you unwind, enjoy and amuse yourself. It's also a place where your sweet little world exists, and where your dreams exist. We at Astha Villa share your dreams, which has inspired us to design Astha Villa.

The thought behind such design is to give a relaxed feeling of serenity around Mother Nature. At Astha Villa, we emphasize on quality of life; giving residents options of multiple lifestyle, recreation and entertainment. The promise of good life does not stop here, to add to the joy the fascinating surrounding infrastructure will add thrill to your life.

SPECIAL FEATURES

Premium location within pose residential surrounding 200 ft S. P. Ring Road.

Aesthetically elegant elevation with Most functional planning segment on each floors.

Centrally located common plot with Club House and Landscaped Garden.

Internal RCC Roads with TRIMIX finished and entire other areas paved with rubber mold blocks .

Project boundary with compound wall and attractive main gate.

Attractive main gate with security cabin, surrounded boundary wall.

CC Camera at main gate with Intercom facility for each Bungalows.

Designer compound development with green planter space for each Bungalows.



LOCATION MAP

Load bearing brick wall structure.

Single coat mala plaster with lapi & primer coat for inside wall.
Double coat gutka plaster with
water proof acrylic exterior color for outer side wall.

Standard quality vitrified tiles flooring.
Wooden Flooring in Master Bedroom.
Rough vitrified tiles flooring in Parking area & other open space.
China mosaic on terrace.

Granite top with stainless steel sink & decorative standard glazed tiles up to lintel level.

Main door panel with veneer polished.
Other doors paneled with flush doors.
Window frames and shutters with teak wood, safety bars & fully paneled with glass.

Branded glazed tiles up to 7'-0" height in Bath & Toilet.
W.C. : Branded glazed tiles up to 3'-0" height in W.C.

Standard quality UPVC plumbing & S.S. finish plumbing fittings.

Over head 1000 ltrs PVC water tank on terrace and 2000 ltrs under ground water tank.

Single phase concealed copper wiring with modular type switches.

- All rights are reserved by the developers to make any changes in the plan, elevation, specification an future additional development in surrounding area in the scheme and shall be binding to all the members.
- All legal charges, stamp registration charges, common maintenance charges, UGVCL connection charges, service tax and any other government or municipal corporation charges shall be borne extra by the members.
- In case of irregular payments interest / new book value will be charged. Cancellation charge would be taken 10 % of total unit value.
- No external changes shall be allowed. Only internal changes will be allowed with prior permission and shall be charged extra in advance.
- Dimensions and area mentioned in the brochure are approximate and indicative.
- This brochure is not a part of legal documents.
- Developer's rights are reserve for future expansion in adjoining survey numbers from "Astha Villa" scheme.

