



STALWART
REALTIES

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STALWART
INSIGNIA



CORPORATE OFFICES, PREMIUM SHOWROOMS
AND CO-WORKING SPACES
COMING SOON



STALWART
INSIGNIA

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BOAT BOAT ZAIRA LAWA SPORT PARADISE PARADISE FULLER VENDORA SANGKING plus CUCURUBAN CUCURUBAN
WAREHOUSE WAREHOUSE A'LEORL BOOKS OF PARADISE ELECTRONIC'S RANCHER'S RANCHER'S Authentic e MATT e MATT SANDERX CUCURUBAN CUCURUBAN

INSIGNIA



A FUSION OF ART, ARCHITECTURE & DESIGN

Stalwart Insignia – Surat's finest office address. Designed by EssTeam Design Services LLP, exemplifies cutting-edge design. It occupies the pride of place at Surat's most prestigious office address at Vesu.





THE NEW SHAPE OF CONVENIENCE

Being the chosen address of the society's elite, corporate giants and international luxury brands, it keeps you always connected. With luxury retail, unique F&B experiences, thoughtful amenities and services, stalwart insignia - towers above the rest of the commercial developments in a surat. With limited offices available, it offers strong appreciation potential and high rental yield; making it a highly sought after and a perfect investment opportunity for the future of one's growing business.





ECO FRIENDLY ATMOSPHERE FOR YOUR BUSINESS



It is a crucial time to move forward to green energy. Keeping that in mind, we have taken an initiative and plan to install solar panels on terrace. Majority of common areas of building will be operated on the renewable energy. This will not only be beneficial to users but also contribute our bit to the environment.



Ground Floor Plan

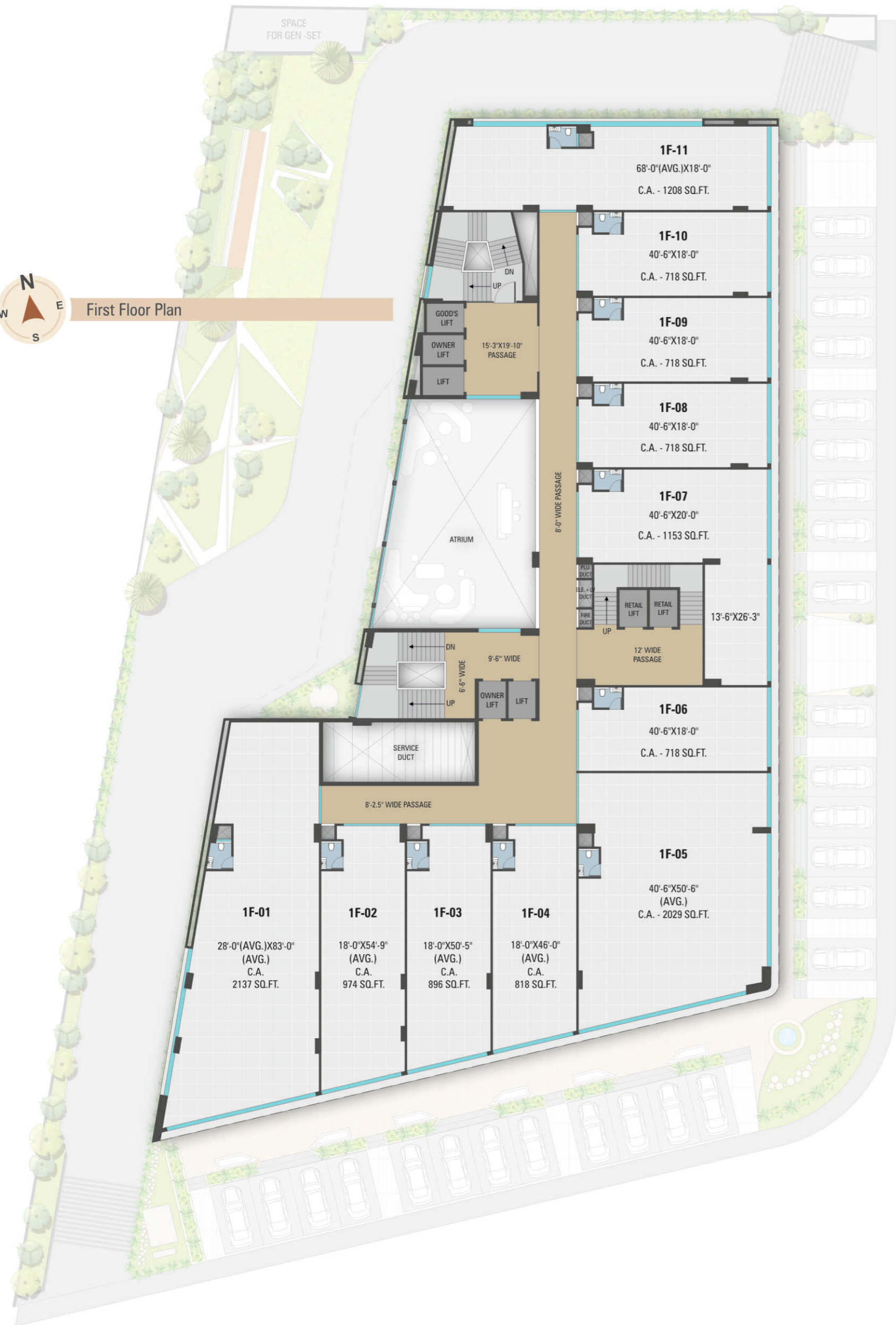


UDHANA - MAGDALLA ROAD / UNIVERSITY ROAD

BRTS BUS STATION



First Floor Plan



Second Floor Plan





Third Floor Plan



Fourth Floor Plan





Fifth Floor Plan



Sixth Floor Plan



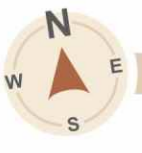


Seventh Floor Plan



Eighth Floor Plan





Ninth Floor Plan



Tenth Floor Plan





Eleventh Floor Plan



Basement



OFFICES



Office Size : 18'-0"X36'-0"

SHOWROOMS



Retail Size : 18'-0"x40'-0"

CRAFTED TO MEET YOUR EXACT REQUIREMENTS

- STOCK EXCHANGE
- CORPORATE OFFICE
- SHOWROOMS
- BANKING
- CONSULTANCY
- CO-WORKING SPACES
- IT OFFICE
- RESTAURANT
- INSURANCE
- MEDICAL STORE
- AUTO SHOWROOM
- GENERAL STORE
- GYM
- HOME ACCESSORIES



A LOCATION SYNONYMOUS TO SUCCESS

One of the finest business addresses, located in the heart of Surat City strategically located on University-Airport Road, in the city's prime area, Stalwart Insignia commands the prestige of being the finest business address in the city.



AN EPICENTRE OF BUSINESS





THE BEST AMENITIES THAT YOUR BUSINESS NEEDS



ACCESS CONTROL SYSTEM



AMPLE PARKING



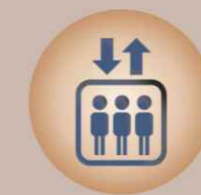
BUILDING INFORMATION MANAGEMENT (BIM)



FIRE SAFETY



SOLAR POWER FOR COMMON AREA



ELEVATORS



DG POWER BACKUP



CCTV SECURITY





BUILDING FEATURES

DESIGNATED USE

- Commercial high rise building

NO. OF FLOORS

- 3 Basement + 3 Floor Showrooms + 9 Floor Offices

NO. OF UNITS

- 32 Showrooms & 100 Offices

FLOOR HEIGHT

- 14' ft. Floor Height at Ground, First & Second floor
- 10' 6" ft. Floor Height at other floors

ELEVATION

- Reflective toughened glass / texture on elevation

ENTRANCE FOYER

- Elegant TRIPLE height (40 ft) entrance foyer with corporate ambience

PARKING

- Ample parking space for Owners & visitors at triple basement floors with designed parking layout

STAIRCASE & PASSAGES

- Standard quality granite stone for Stairs & Passage with glass / S. S. railing.

ELEVATORS

Retail : Two fully automatic lifts with optimum capacity of Kone / Schindler / Omega or equivalent make.

Offices : Four fully automatic lifts with optimum capacity of Kone / Schindler / Omega or equivalent make. One goods lift for packed material and labor

WATER SUPPLY

Adequate capacity of underground & overhead tank for SMC & bore water with separate tank for fire safety.

FIRE SYSTEM

Fire fighting system provided as per SMC fire norms



TECHNICAL SPECIFICATION

- Earthquake resistance structure design as per IS code
- Construction with sweet / R.O water
- Project follows green building concept
- Structural grid designed to allow combining offices to generate large column-free spaces, offering immense layout flexibility.



SHOW ROOMS & OFFICES FINISHES

FLOORING

- 32" x 32" vitrified tiles flooring

WALL FINISH

- Plastered wall with putty finish

ELECTRIC

- Sufficient points in concealed copper wiring of RR / Anchor or equivalent make
- Modular switches of Anchor / equivalent make
- 3 phase meter to each units
- Sufficient generator backup in each units
- Convenient provision of internet & cable to each units

TOILETS

- Attached toilets in all showrooms & offices

WINDOW

- Anodize aluminum sliding / openable windows
- Openable / Sliding Windows instead of Fixed Glazing to allow better natural ventilation and better fire fighting performance.
- Designed with better weather protection to minimize water penetration during rains and also lesser heat gains.

SHUTTER

- Smooth operating galvanized motorized rolling shutter in showrooms & glass door with standard lock in offices.

AIR CONDITION

- Provisional route for copper piping & Place for AC outdoor to each units



ELECTRIC & POWER BACKUP

- Adequate capacity of transformer to fulfill electric requirement of all showrooms & offices.
- Solar power system for common facilities on terrace
- Elegant light fitting at ground level, elevation & common passages.
- Silent generator with adequate Power back up.
- Naturally lit and ventilated circulation passages to reduce foul odour and common electricity bills.



SECURITY

- 24x7 gated security with boom barrier
- CCTV camera at foyer, lift, basement, staircase, passage with connection at Security cabin/ foyer.



TERRACE

- Double coat water proofing.

DISCLAIMER

- In the interest of continual developments in design & quality of constructions, the developer reserves all rights to make any changes in the scheme including technical specification, designs, planning, layout & all purchasers shall abide by such changes.
- Changes / alteration of any nature including elevation, exterior colour scheme, balcony grill or any other changes affecting the overall design concept and outlook of the scheme are strictly not permitted during and after the completion of the scheme.
- Any RCC (beam, column & slab) must not be damaged during your interior works.
- All external laying and drawing of low-voltage cables such as telephone, TV, internet cables shall be strictly laid as per consultants service drawings with prior consent of developer / builder office. No wire/ cables / conduits shall be laid or installed such that they form hanging formation on the building exterior faces.
- Irregular payments may cause cancellation of booking.
- In case of cancellation of unit 10% of payment will be deducted as management service charges and the balance will be returned only after release of the unit.
- Full & final payment with all legal and extra charges must be paid before registered sale deed / possession.
- Unit can be resale only after completion of 100% payment
- Any changes in rules and regulation & by laws (during or after completion of construction work) of government , Semi government , SMC, authorities, implementation or RERA, is bound to all purchaser / member / allottee).
- This brochure is intended only for easy display & information of the scheme and does not form part of the legal documents.
- Subject to Surat Jurisdiction.



BLESSED
WITH
CLASS AND
CHARISMA



KEY PLAN



DEVELOPER



ARCHITECT



STRUCTURE



MEP CONSULTANT



VASTU CONSULTANT

R.Gurudutt Shenoy.

CONTACT DETAILS

+91 900 900 9771

SITE ADDRESS : FP 38/1, BESIDES SHANTI NIKENTAN, OPP JOLLY PARTY PLOT, UNIVERSITY AIRPORT ROAD, SURAT - 395007.

- 12 MIN DRIVE TO SURAT DIAMOND BOURSE
- 9 MIN DRIVE TO ATHWALINES

- 8 MIN DRIVE TO AIRPORT
- 19 MIN DRIVE TO RAILWAY STATION

RERA No. : xoxoxoxo



E-BROCHURE
STALWART QR



LOCATION
STALWART QR