



UNISON
Crest

HERE, LUXURY IS THE LANGUAGE



Unison Developer is an Real Estate company with experienced team located in the Heart of Surat City. Our main motto "We Deliver What We Promise".
We have a History of building some of the most Prominent Landmarks in the city and here we are again all set to Develop Luxurious, Comfortable Residences and Weekend Homes across the city.

With more than Two Decade of experience, we are known for the Flawless Structures, Sharp Business Acumen, Reasonable and Concept based Planning.
Unison Developer have always given Highest Priority in the Preservation and Conservation of the Natural Resources.
Our Mission – To Promote Quality, Sustainability, Affordability and Environment Friendly Projects with High Grade Technique.

THE NEW ERA OF UNISON DEVELOPER – " UNISON CREST "





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*Enter a life of grand and lavish living;
the magnificent elevation is just mesmerizing.*





2.7 – FSI

LIMITED
EDITION FLATS

100%
SPACE UTILIZATION

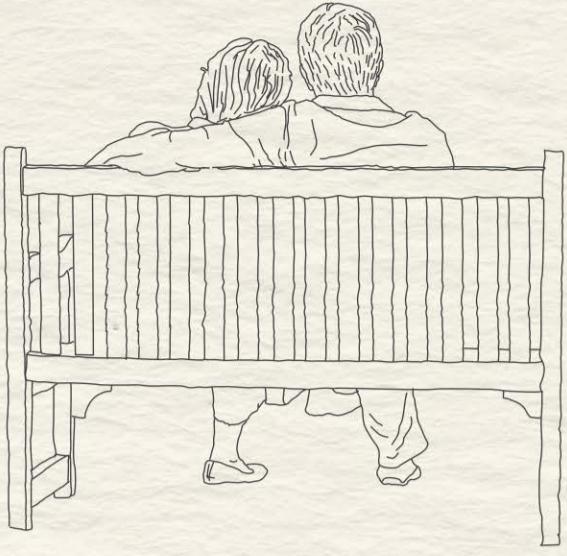
VASTU
COMPLIANCE FLATS



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*Unison Crest shines brightly
under the clear night sky, radiating beauty and artistry*





Enjoy the togetherness in a natural environment made just for you

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23 ft. Entrance Canopy Height



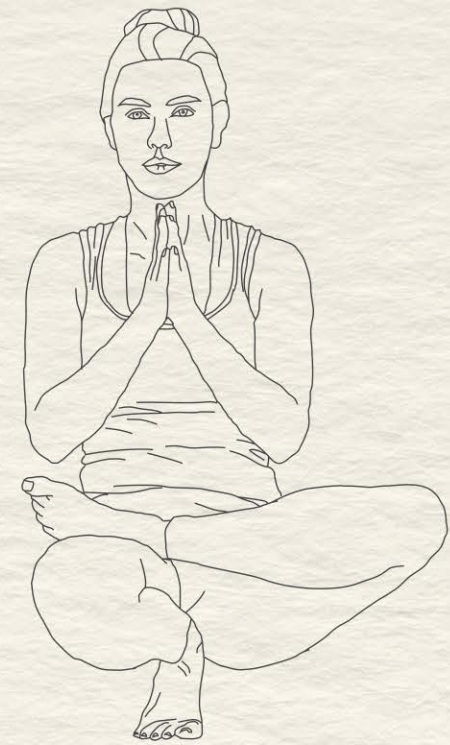
23 ft. Reception Area (Double Height)

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A M E N I T I E S



■ OUTDOOR ACTIVITIES

- LAWN AREA WITH BEAUTIFUL LAND SCAPING
- OPEN AMPHITHEATRE
- JOGGING/CYCLING TRACK
- CHILDREN PLAY AREA

■ LUXURY RELAXING FEATURES/CLUB HOUSE

- SWIMMING POOL WITH SUN LOUNGER
- BABY SWIMMING POOL
- FULLY EQUIPPED A.C. GYMNASIUM /AEROBICS / YOGA / ZUMBA AREA WITH HIS/HER CHANGING ROOM AND SHOWER AREA
- STEAM BATH
- SAUNA BATH
- JACUZZI
- HIS / HER CHANGING ROOM AND SHOWER AREA
- CAFETERIA

■ INDOOR ACTIVITIES

- POOL / TABLE TENNIS / CARDS
- CARROM / CHESS /AIR HOCKEY /DART
- TODDLERS PLAY AREA
- LIBRARY
- SOCIETY OFFICE

■ GET-TOGETHER SPACE

- GAZEBO SITTING
- MULTI-PURPOSE HALL
- DISCOTHEQUE
- GUEST ROOMS



■ ADD-ON VALUE

- ELEGANT GATE AND COMPOUND WALL
- IMPRESSIVE ELEVATION OF BUILDING
- DOUBLE HEIGHTED ENTRANCE FOYER
- DOUBLE HEIGHTED AND GORGEOUS ELEGANTLY FURNISHED AND AIR CONDITIONED RECEPTION AREA
- ITALIAN MARBLE FLOORING IN RECEPTION AREA
- WAITING AREA AT RECEPTION
- ARTISTIC NAME BOARD IN EACH BUILDING
- GREEN WALL AREA
- RAIN WATER HARVESTING SYSTEM
- PICK UP STAND

■ TERRACE AMENITIES

- FEATURE WALL(MURAL)
- DECK WITH PERGOLA
- WATER FEATURE
- BUILT-IN SEATING
- SCULPTURE ON PEDESTAL
- BAR TABLE / WORKSTATION
- PLATFORM (BARBAQUE)
- LAWN
- YOGA DECK
- SEAT-OUT
- BORNE FIRE AREA
- REFLEXOLOGY PATH





That Natural Peace

If you can read between the lines, then you can also find peace-park between two buildings.

Swimming pool, Gazebo seating and manicured grass carpets are focal points to find peace and re-energize.

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Beautiful Landscape



Indoor Games



Feature Wall

Unison Crest has so many textures and colours. The gardens are very beautiful, There are pleasant paths winding through the green grass and comfortable seats where family could rest, when the day's toil is over.

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Gazebo Seating Area



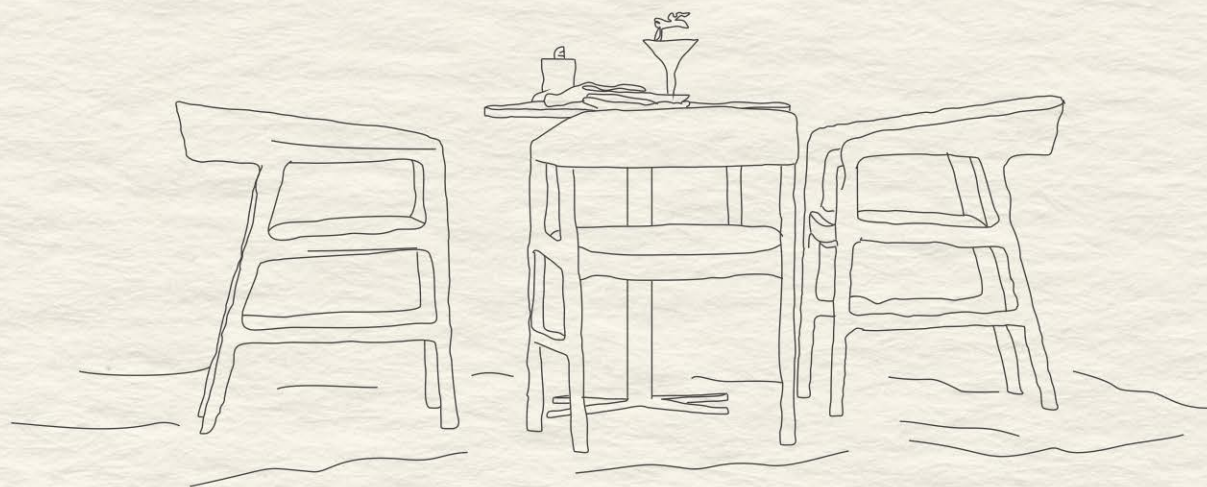
Gym



Children Play Area



Swimming Pool

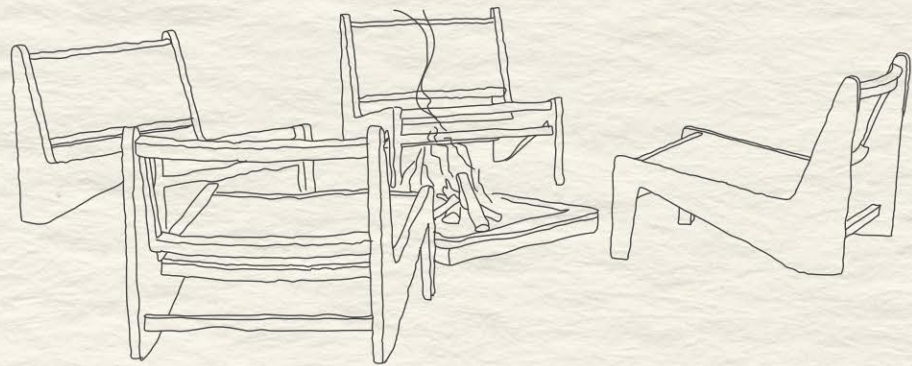


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Cafeteria



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Beautifully done landscape to suit your needs and moods.



Terrace Garden



75 ft.
TWO BUILDINGS
DISTANCE

GROUND LAYOUT PLAN 



FIRST FLOOR LAYOUT PLAN



TYPICAL LAYOUT PLAN 





BUILDING A 

4 BHK



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BUILDING B 

5 BHK

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*A never before seen elegant elevation just
to give you that extra edge over others.*



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FLAT SPECIFICATION

FLOORING

- Italian marble flooring in living, kitchen, dining area
- Designer tiles in all bedrooms.

KITCHEN

- Natural/artificial stone kitchen platform.
- Standard sink with drain board.
- Provision for R.O water purifier.

STORE

- Granite rack with fully granamite dado.

WASH

- Granite floor & granamite dado.
- Equipped area for washing machine and gas geysers.

WINDOW & DOOR

- Designer main door with wooden frame.
- Natural/artificial stone frames of all other doors & windows.
- S.S. standard hardware fittings.
- window concept of sleek system and euro-groove.

PLUMBING

- Standard quality bathroom fitting.
- Centralised pipe line for hot water.
- ISI Standard CPVC/UPVC drainage system.
- Concealed ISI branded CPVC and UPVC pipes and fittings for water supply.
- Two master bed room with thermostat body jet.
- Cold & hot water wall mixer with shower rests all bedroom.

TOILET

- Wall hung closet.
- Designer granamite tiles on wall & floor with interior designer concept.

CERAMICS

- Standard quality ceramics fittings.

ELECTRIFICATION

- ISI Standard switches & wiring.
- 12 Electric points in 4BHK with generator backup.
- 14 Electric points in 5BHK with generator backup.
- Generator back-up for common utility for campus.
- Convenient provision of internet, telephone, AC, washing machine, refrigerator & television points in flats.

WALL FINISH

- Internal wall-putty finished walls.

BUILDING SPECIFICATION

ENTRANCE FOYER & LOBBY

- Excellent & well-designed entrance foyer and waiting area with air conditioning.

ADD ON VALUE

- Elegant compound wall.
- Impressive elevation of building.
- Stunning architect structures.
- Rain water harvesting system.

WALL SURFACE

- Dry cladding.
- External wall-double coat plaster on exterior wall.
- Exterior finish with texture & weather shield paint of ICI/standard.

PARKING

- Double basement parking.
- 3 Parking for 4BHK.
- 4 Parking for 5BHK.

ELEVATORS

- 2 Nos. of automatic passenger lift.
- Lift access up to basement.

ELECTRICS AND POWER BACKUP

- Silent generator of adequate capacity for lifts, water pump and common facilities.
- Designer light fittings of standard make in common passages and campus.

SECURITY & COMMUNICATION

- Campus is under CCTV surveillance.
- Security cabin.
- Intercom facility.
- Automatic boom barrier at gate.
- Standard fire fighting system.

TERRACE

- Terrace with chemical water proofing done by specialised agency.
- China mosaic flooring.
- Developed terrace.



LOCATION MAP 



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A PROJECT BY



Terms & Conditions

- Stamp duty, registration charges, advocate fees, legal charges, flat insurance expenses, GEB expenses, SMC expenses, I.C., gas line expenses, society formation & registration expenses, glass railing, society formation, A.C. stand, maintenance deposit, society maintenance charges (from the date of BUC) etc. shall be borne by the purchaser.
- TDS, GST & other taxes levied in future will be borne by the purchaser.
- Any additional charges or duties levied by the government / local authorities during or after the completion of the project like SMC tax, etc. will be borne by the purchaser.
- In the interest of continual developments in design & quality of construction, the developer reserves all the rights to make any changes in the project including technical specifications, 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 & outlook of the project are strictly NOT PERMITTED during or after the completion of the project.
- Any RCC member (beam, column & slab) must not be damaged during your interior work.
- All external laying & drawing of low-voltage cables such as telephone, TV and internet cables shall be laid as per consultant's service drawings with prior consent of the developer. No wires / cables / conduits shall be laid or installed such that they form hanging formation on the building exterior faces.
- Common passages / landscaped areas are not allowed to be used for personal purpose.
- Amenities provided are for the added benefits of the society. Any change / alteration in the amenities during or after the completion of the project due to change in government / local authorities (corporation, fire department, environment department, other statutory authorities) policies / rules & regulations will have to be accepted by all the members of the society.
- Society maintenance charges & society security deposit is to be paid by the purchaser in advance before sale deed documentation / possession.
- SMC tax, gas bill, electricity bill, is to be borne by the purchaser after BUC / possession / document registry whichever is earlier.
- Document registry is compulsory before possession.
- If any change in rules & regulations of government policies / RERA / GST / stamp duty / registration fees etc. will be charged to the purchaser.
- Government taxes & other charges must be borne by customer in case of cancellation of registered satakhat.
- Late payment charges 1% & penalty 0.25% total 1.25% per month will be charge separately.
- Irregular payment or resale of any unit without developer permission will lead to cancellation of booking.

Legal Disclaimer

- All dimensions are approximate, average and unfinished.
- All furniture/objects shown in the plan are for presentation & understanding purpose only. By no means, it will form a part of final deliverable products.
- All the elements, objects, treatments, materials, equipment & colour scheme shown are artisan's impression and purely for presentation purpose. By no means, it will form a part of the amenities, features or specifications of our final products.

Note

- All rights for alteration/modification & development in design or specifications by architects and/or developer shall be binding to all the members.
- Loanable for clear title.
- This brochure is for private circulation only. By no means, it will form a part of any legal contract.
- Compulsory VRV System.

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