

Project By :



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www.raghuvirdevelopers.com

Design & Printing By

 POWER - 94292 66840 / 9429465130





RAGHUVIR
satva
3 BHK AVANT-GARDE LIFESTYLE

What do you wish the most... ?
A Secret desire to enjoy the **lavishness** in its true sense...
A **modern architecture**
A **dream home**
A **blissful ambience**
A **open spaces**
A **joyful amenities**

All that your heart wished is about to be fulfilled with Raghuvir Satva. Let these 3 BHK Avant-garde lifestyle apartment be the answer to your every deepest wish and desire. The set of elegant abodes elevating both in stature and style take you to the flight of eminence and eternal happiness.

You wished for
**modern
architecture**

At Raghuvir Satva, beyond the stunning first impression
lies an equally rich and gratifying living experience.





You wished for a dream home

These homes are designed with love, dedication and careful attention to detail, ensuring a new, refined and blissful living experience. It doesn't get any bigger better than Raghuvir Satva.



Security Cabin



Fountain



Water Body



Sculpt





You wished for
blissful ambience

Open the window of mind. Allow the fresh air new lights and new truths enter. Mediating Lights and soothing colours invites peace everywhere. The life must evolve. Evolve to experience and glorify amidst natural surroundings.



You wished for **open spaces**

Let the lush lawn, manicured garden and sparkling mist water fountain their spell on you. Behold the world of delightful scenery. Raghuvir Satva is a home of your dream, of your desire. Sit back and enjoy the picturesque view of greenery all around. Let the lush beauty work. Its magic on you.



Gazebo



Landscaped Garden



Walking Path



Meditation Area



You wished for joyful amenities

For your dearest ones, you'd always wish a safe haven where they can live happily and heartily. Raghuvir Satva understand that the fun and frolics of a child is still living within you. Its state of the art amenities designed keeping in mind every age group along with stringent security measures at creates that trusted and totally joyful ambiance.



Women Sitting



Senior Citizen Sitting



Children Play Area

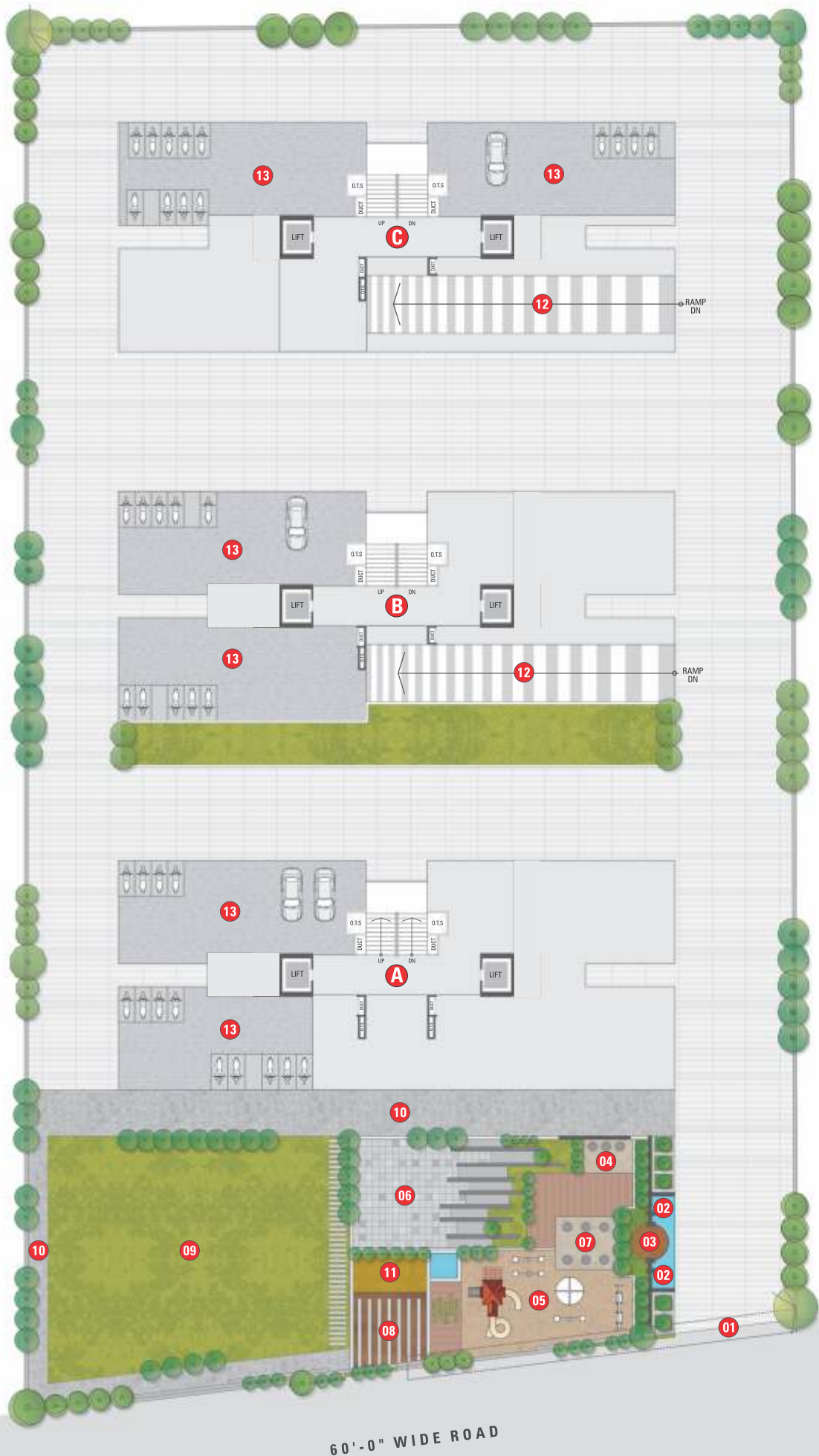


Floral Garden



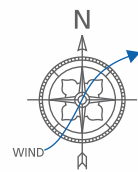
for those
who love to chill out

Ground Layout Floor Plan



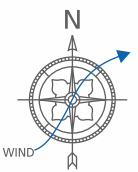
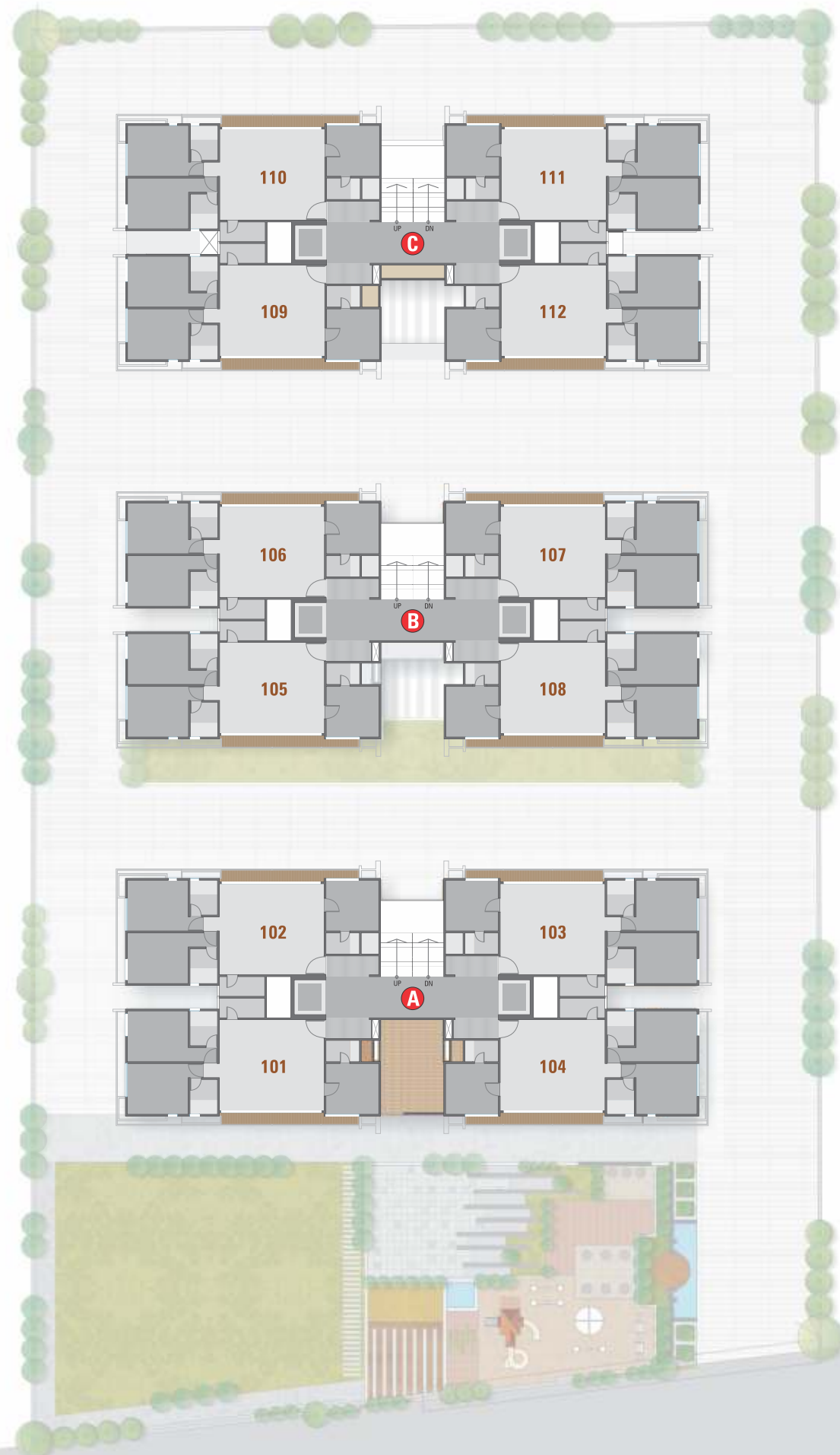
Legends

- 01) Entrance Gate
- 02) Fountain
- 03) Sculpt
- 04) Women Sitting
- 05) Children Play Area
- 06) Meditation Area
- 07) Senior Citizen Sitting
- 08) Gazebo
- 09) Open Lawn
- 10) Walking Path
- 11) Floral Area
- 12) Ramp To Basement
- 13) Parking At Hollow Plinth



60'-0" WIDE ROAD

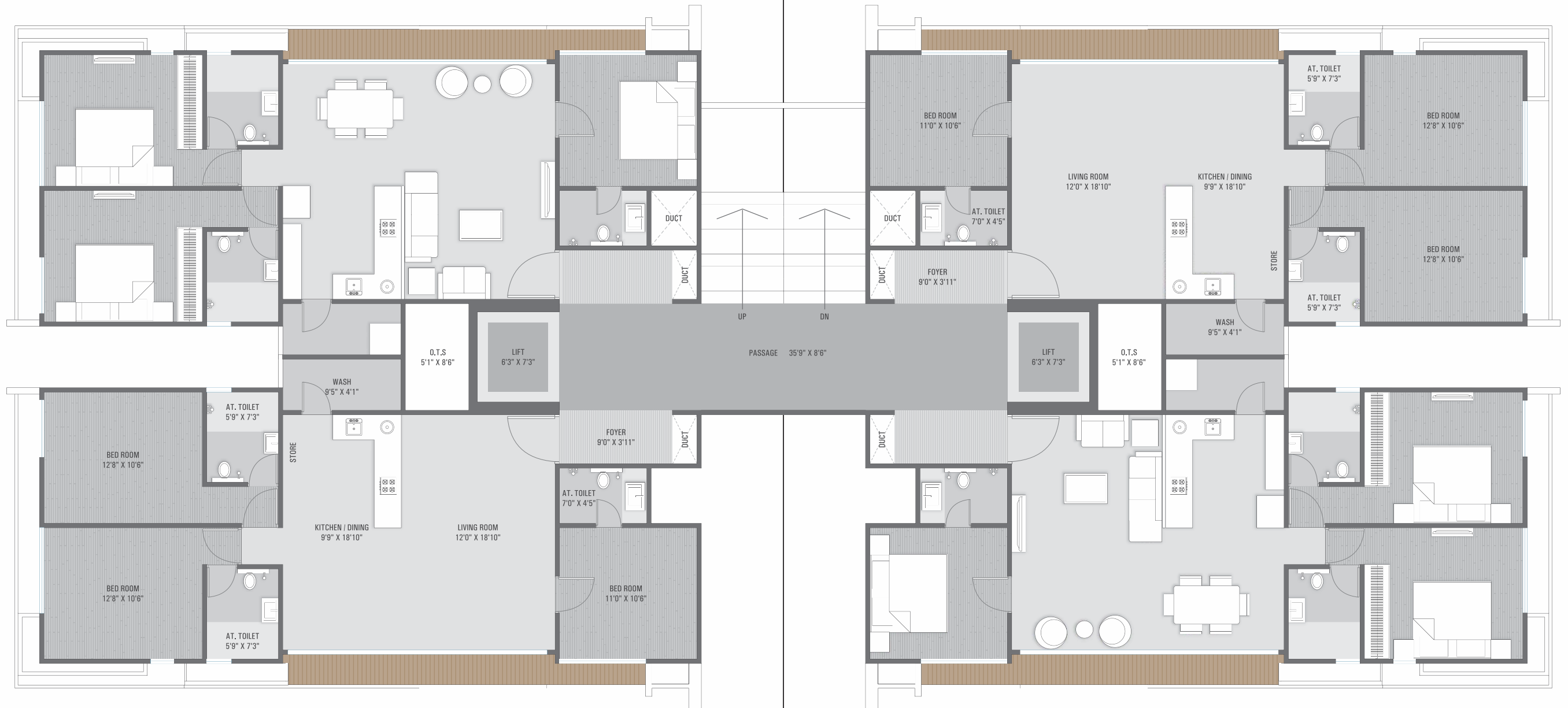
Typical Layout Floor Plan



A | B | C | Building

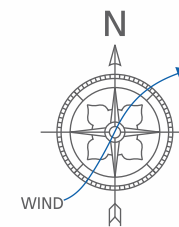
1st To 13th Typical Floor

3 BHK TYPICAL FLOOR PLAN
















You wished for
exquisite interiors

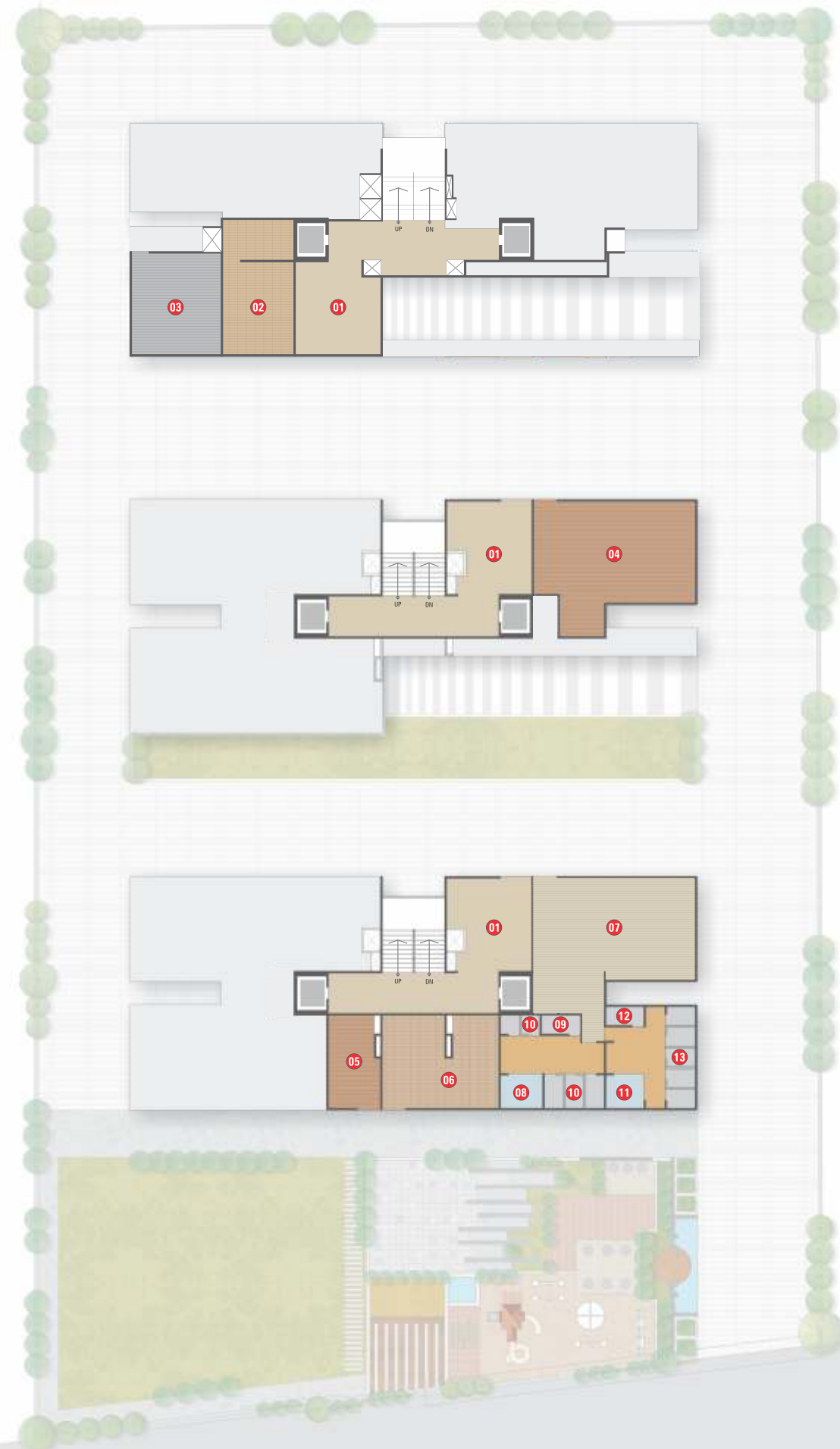
The interiors seamlessly blend sleek, Contemporary design with optimized space and ventilation. A testimony to luxury and elegance.



Additional Value Added Amenities

- | | | | |
|---|-------------------|---|---------------------------------|
|  | 01) RECEPTION |  | 08) LADIES JACUZZI |
|  | 02) OFFICE |  | 09) LADIES STEAM |
|  | 03) AEROBICS ROOM |  | 10) LADIES CHANGE ROOM / TOILET |
|  | 04) INDOOR GAMES |  | 11) GENTS JACUZZI |
|  | 05) READING ROOM |  | 12) GENTS STEAM |
|  | 06) KIDS ZONE |  | 13) GENTS CHANGE ROOM / TOILET |
|  | 07) UNISEX GYM | | |

Note : All amenities shown here in, are not part of standard specification of this project but it shall be provided by Raghuvir Developers & Builders on free of cost basis for further value addition to the project. These amenities may get changed or cancelled only if more than 70% member of the society demand such changes (If possible). In case of cancellation of said value added amenities, Raghuvir Developers & Builders is not bounded to pay any type of compensation as it is being provided free of cost.





AEROBICS ROOM

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ADDITIONAL
 VALUE ADDED
 AMENITIES



UNISEX GYM



STEAM BATH



JACUZZI



READING ROOM



OFFICE



KIDS ZONE



INDOOR GAMES

LUXURIOUS AMENITIES

LUSH GREEN LANDSCAPED GARDEN

- Landscape has party lawn for enjoying various celebrations, which includes:
 - Gazebo.
 - Fountains.
 - Walking path.
 - Floral area.
 - Women sitting.
 - Meditation area.
 - Beautiful children play area.
 - Senior citizen sitting.
 - Sculpt.

WELCOMING AREA

- Decent interior reception.
- Guest waiting lounge with sofa and attachery.
- Decent name plate of flat holders.
- C.C.T.V. camera with 24 hours recording system for residents safety.

ALLOTTED PARKING

- Assured One car parking for each flat (on ground or in basements).

UNIT SPECIFICATION

FLOORING

- Imported marble flooring in living, dining & kitchen.
- Italian type tile flooring in all other rooms.

KITCHEN

- "L" shaped stone platform with S.S. Sink.
- Tiles up to lintel level.
- Stone racks for store.

REFLECTIVE GLASS

- Prerequisite of reflective glass in windows for protection from heat.

BATHROOM

- Bath fittings with single lever diverter by standard brand.
- Tiles up to lintel level over dedo & floor.
- Wall hung water closet with seat cover.
- Wall hung wash basin.

PLUMBING

- I.S.I. brand CPVC & UPVC plumbing & drainage piping.
- Provision of central plumbing system for serving hot water (flat wise).

ENAMEL

- Finished putty on internal walls of a flat.
- Texture on external wall (As per elevation requirement) of the building with acrylic water based paint.

WINDOWS

- Anodized/Powder coated aluminium section with reflective glass for heat protection.
- Polished granite sills.
- Full height window in hall.

DOOR

- Pinewood main door frame.
- Main door with laminate along with handle and safety lock.
- Water resistant flush doors with stone frame and hardware fittings in all other doors.

ELECTRIFICATION

- Modular switches.
- Concealed wiring.
- M.C.B. in individual flat for safety.
- Two way light(1)& fan(1) points in living room and all other rooms.
- 5A/15A electric points for electronic gadgets.
- Electric points for A.C. in all bedrooms.
- Electric points for T.V. in hall.

CAMPUS FEATURES

ENTRANCE GATE

- Elegant entrance gate on \cong 60 feet wide T.P. road.
- Security Cabin.
- Well designed project name plate.

LIFT

- Two automatic elevators of either Kone / Trio or equivalent.
- Intercom in lift cabin.
- Lift with M.S. /S.S. cabin.

GENERATOR FACILITY

- Branded generator with 6 normal points in each flat & in common area for lift, water pumps, common passages & parking lights.

COMPOUND WALL

- Compound wall around the campus with provision of light points.

WATER TANK

- Underground & Overhead water tank in each building.

WATER RECHARGE

- Percolating bore-well for rain water harvesting.

ROAD

- Well finished paver block / R.C.C road.

SAFE HOMES

TITLE

- Loanable clear title.
- Registered sale deed for individual members.
- Building Use Certificate (B.U.C.).
- Airport N.O.C.
- Lift Licence.
- Fire N.O.C.

STRUCTURAL DESIGN

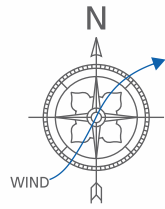
- Considering last earth quake.

FIRE SAFETY

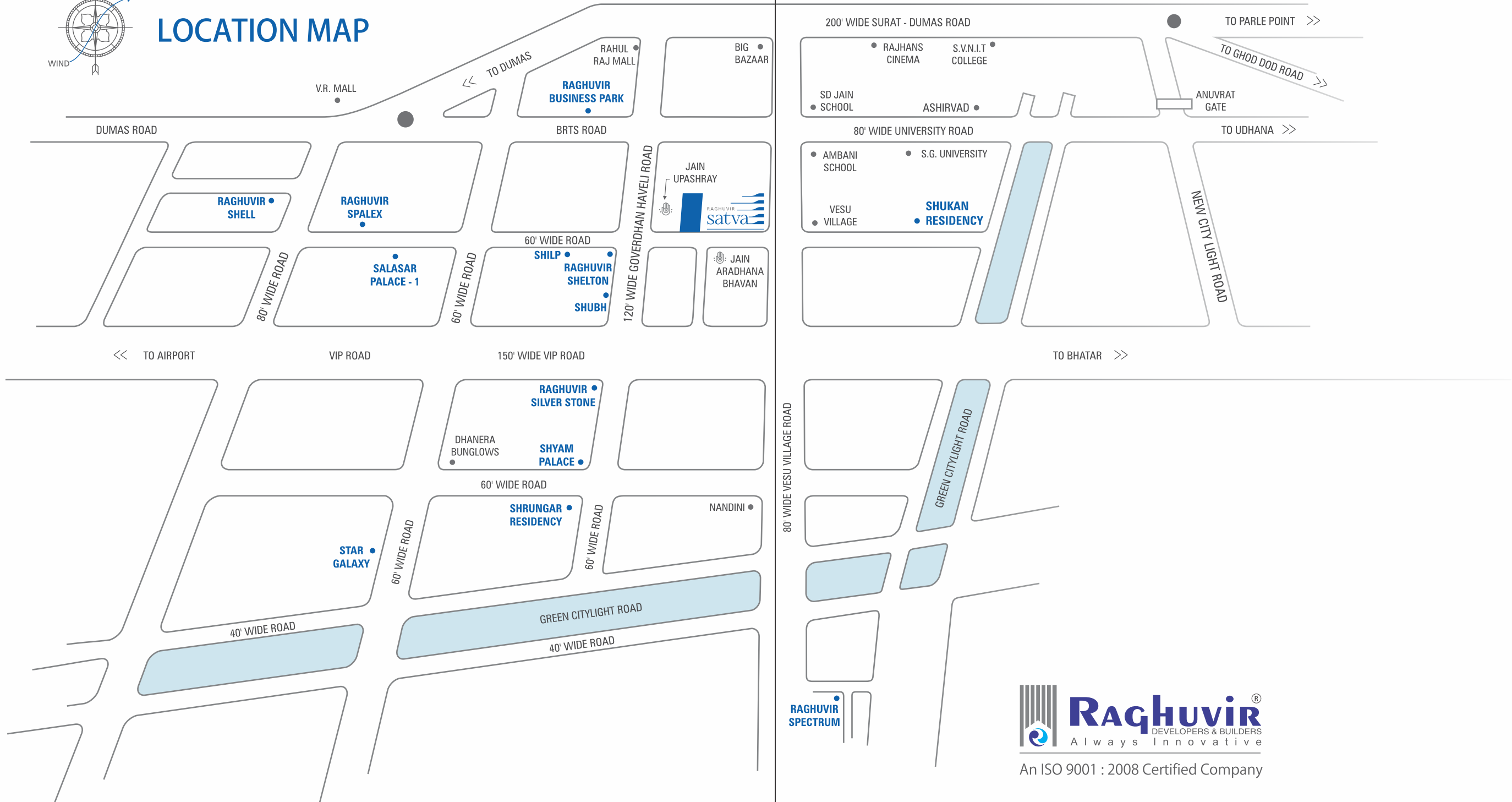
- Fire safety provision as per N.O.C.

DISCLAIMER

- Any amendments in rules & regulations by any authorities will be bound to all members.
- All expenses of legal documents like stamp duty, registration fees, GST, advocate fees, incidental charges (drainage, water supply, IC, etc.) and every other charges like society maintenance, safety grill, SMC taxes, gas connection, electrical connection charges (GEB charges, cabling etc including material & labours cost) are to be borne by members.
- External & internal changes shall not be allowed.
- Before possession, execution of sale deed is compulsory.
- Members are bound to pay instalments regularly & irregularity in payment may cause cancellation of booking.
- Developers reserves right of making any changes in the scheme & it shall be bound to all members.
- This booklet is only for private circulation and for general information to the members & shall not form a part of any agreement.
- It can be changed without prior notice.
- The interior design/ furniture work/ lighting/ plantation/ architectural presentation/ taglines & literature etc. shown in the brochure is just for the purpose of presentation/explanation to the members. It is not the part of the standard specification of the project, as unit is sold without furnitures.



LOCATION MAP



An ISO 9001 : 2008 Certified Company

Corporate Office :
Raghuvir House, Nariman Shopping, City Light, Surat.

Call : 096386 29131 | 7777953814
www.raghuvirdevelopers.com | sales@rdb.net.in

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Site Address :
Raghuvir Satva, Opp. Valencia, Near Shubh Residency,
Vesu, Surat.