



...a Shopping Mall with 9 Screen Multiplex

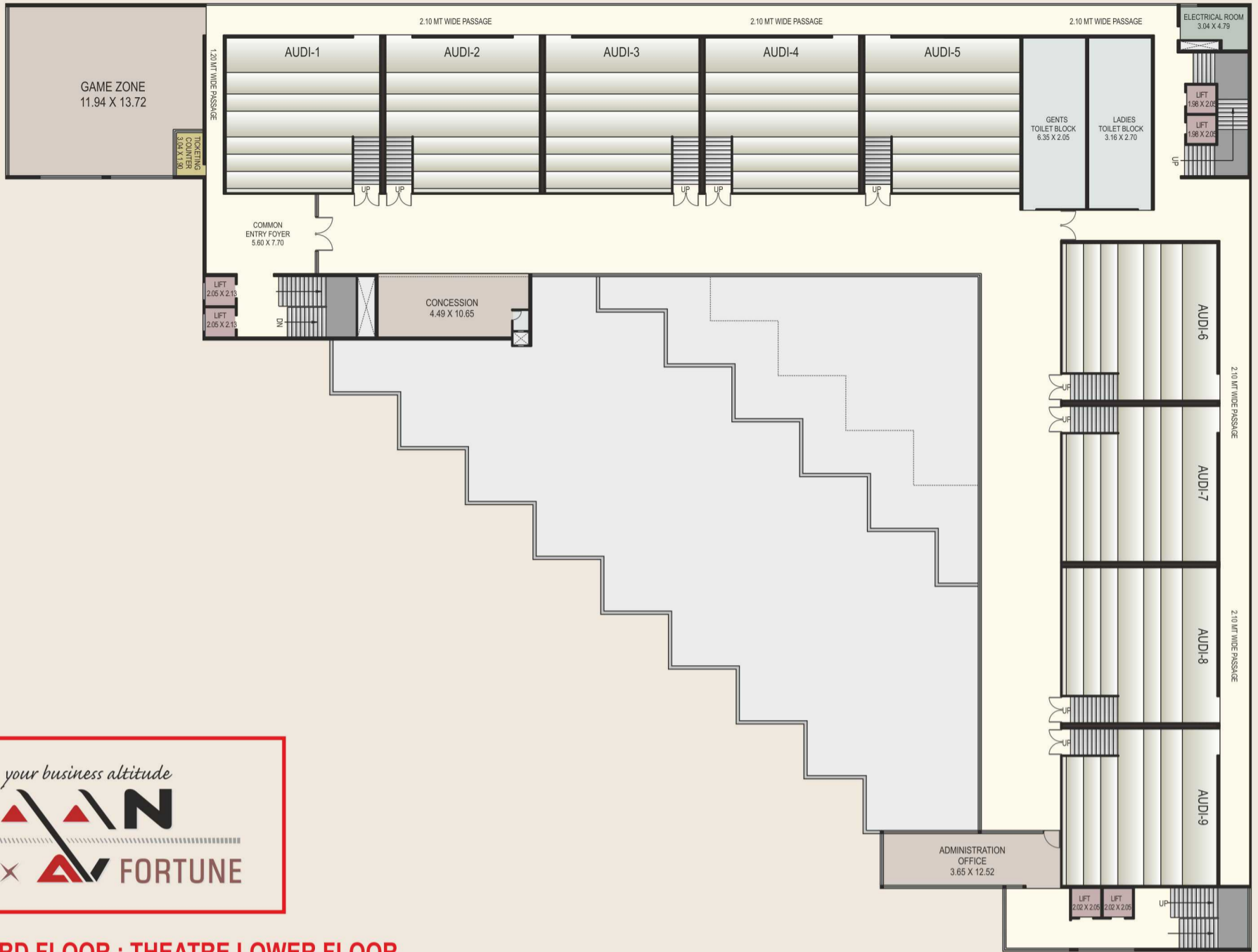
*your business altitude*

**SHAN**

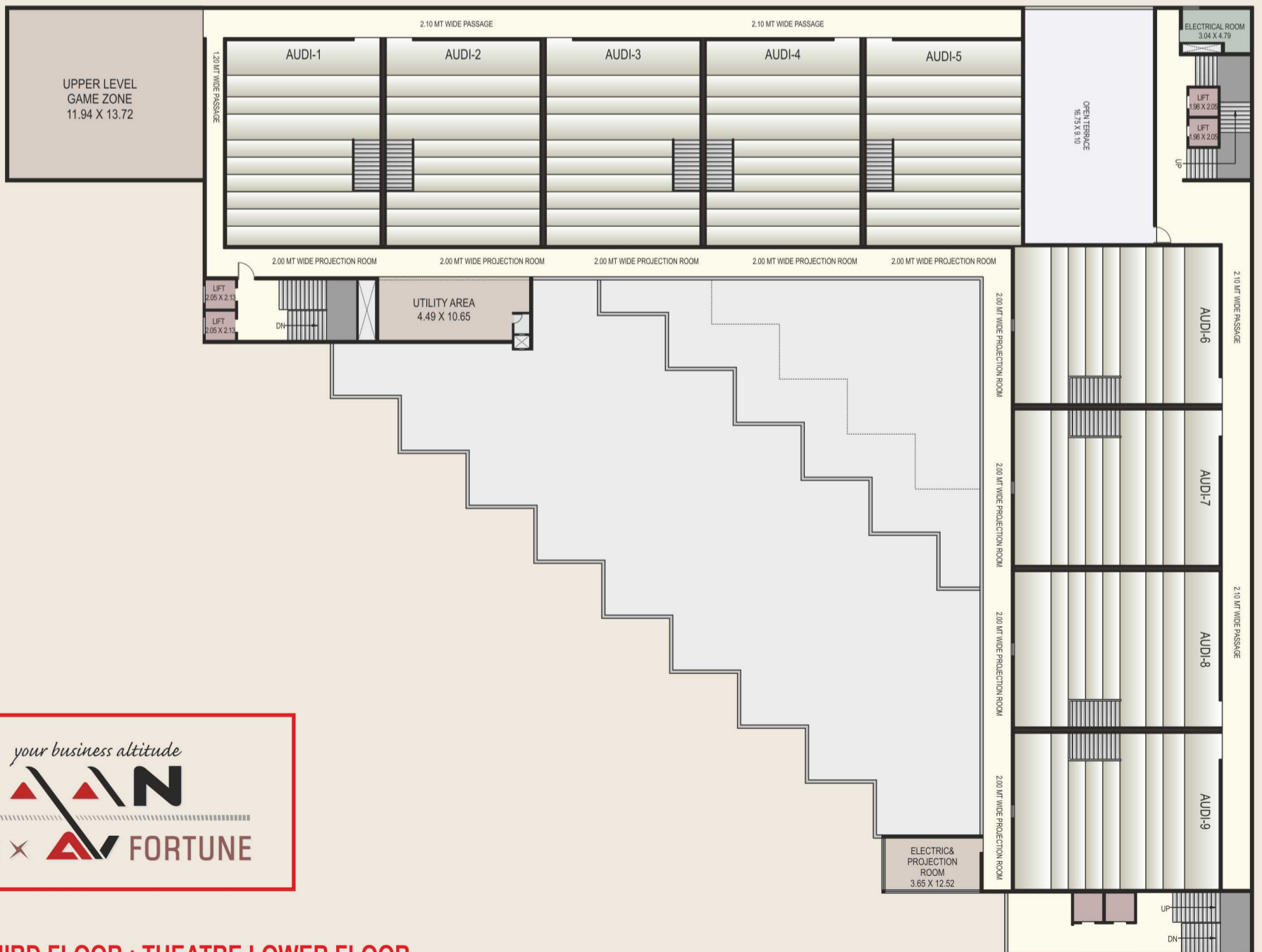
XXXXXXXXX **AV** FORTUNE







THIRD FLOOR : THEATRE LOWER FLOOR



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## SPECIFICATIONS :

- Structure : RCC frame structure and brick walls designed as per Earthquake safety norms
- Flooring : Shops, Offices & Other Utility : Vitrified tiles shall be laid
- Staircase : Granite or Marble stone will be paved above staircase
- Rest Room : Furnished with standard quality sanitary wares & fittings
- Parking Area : Ample paved parking on ground floor & basement
- Electrification : Concealed wiring with ISI quality electrical accessories will be provided
- Painting : External walls will be decked with standard brand of acrylic paints

## Terms & Condition

- 1). The Organiser shall have the rights regarding changes in Plan, Elevation and other details therein.
- 2). Internal changes shall be allowed only with prior permission and with extra cost if it is technically possible. In case of extra work the amount will be born by the customer and will be paid in advance.
- 3). Additional Documentation charges such as Stamp Duty / Registration / MGVCCL Connections / Insurance / GST / Legal documents (As per New Bylaw's / Jantri / Revenue Department) and other relative expenditure is to be borne by the member.
- 4). Lifetime membership deposit for maintenance is to be paid extra at the time of possession; which is used for lift, common lights, Sweeper, Bore Well, Watchman and other common facilities will be charges as per rules.
- 5). Possession of the unit will be given after 30 days only on receipt of full payment.
- 6). No Religious rituals or furniture work will not be allowed in case of incomplete payment.
- 7). In case of cancellation of booking, 20% of full value of the Shop/Office will be forfeited.
- 8). The brochure shall not be treated as a legal document, it is only for the purpose of information.
- 9). Some of the visual are artistic depiction of the project concept.
- 10). In case of any dispute, it will be resolved by mutual discussion and understanding, failing which the matter will be at Anand Jurisdiction only.

### Payment Schedule :

35% at the time of Booking	35% at the time of slab casting of respective floor
10% at the time of brickwork	10% at the time of plaster
05% at the time of flooring	05% at the time of possession.



### Site Address :

**'SHAAN - AV Fortune'**  
B/h ELECON,  
Sardar Patel Raj Marg,  
Anand - 388 001, Gujarat, India

### Developer:

 **DIYA**  
**DEVELOPERS**  
Anand - 388 001, Gujarat, India

### PMC by :

Vipul Trivedi  
 **Aashvi**  
Interiors & Construction  
Anand, Gujarat, India

### Architect :

**Maulik Pavagadhi**  
Anand, Gujarat, India

### Structure Consultant:

  
**AAKAR CONSULTANT**  
Jaymin Desai  
Nadiad, Gujarat, India

Contact for Inquiry : +91 98986 10874 | +91 74052 23639