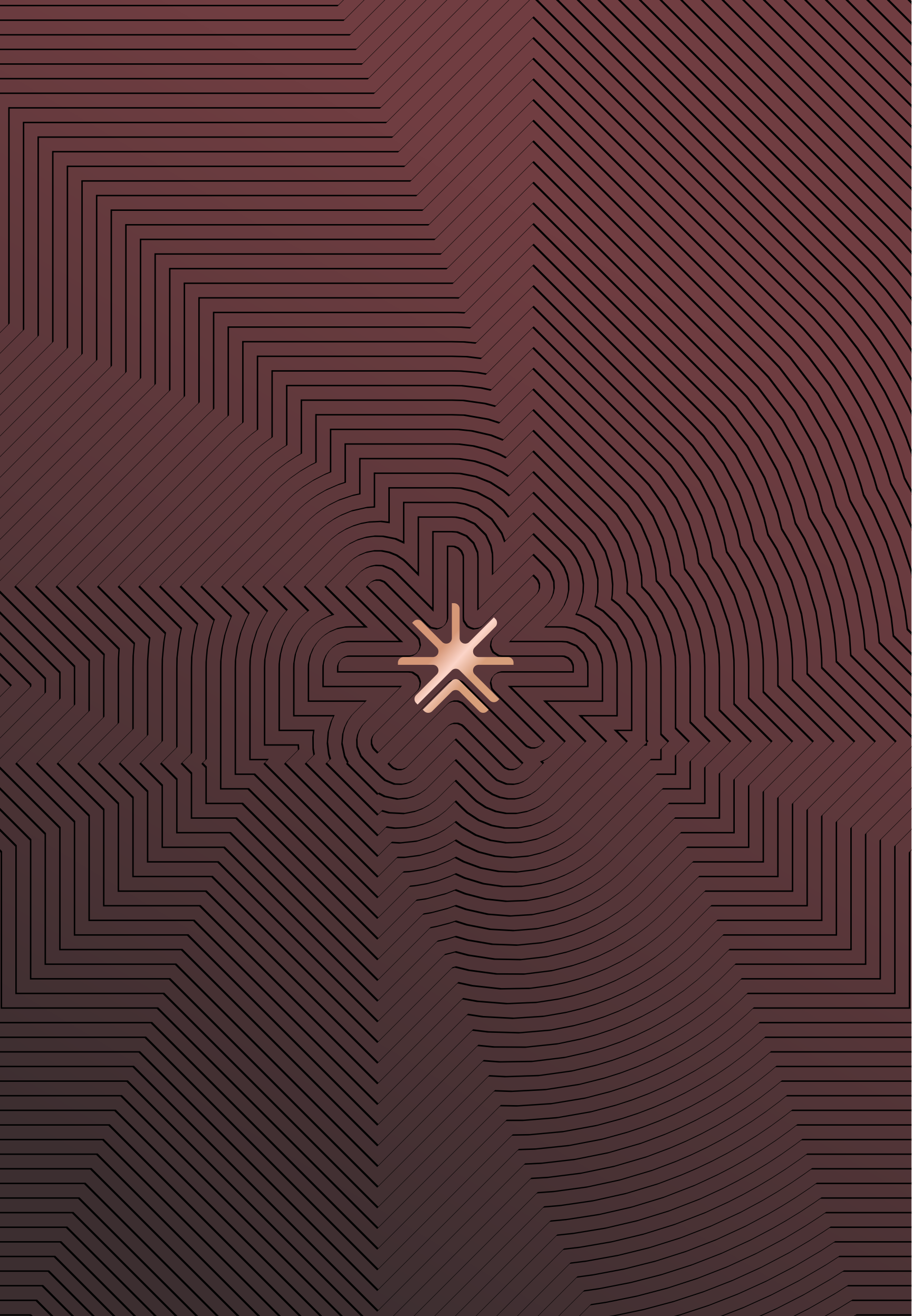




aurus

awe inspiring luxury



WELCOME
TO THE WEST'S
FASTEST DEVELOPING
URBAN COMMUNITY

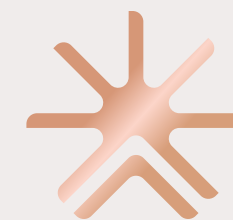


 **zaveri**

 **YPG**
GROUP



WHERE THE
SKY BECOMES
YOUR NEIGHBOUR



Imagine waking each day surrounded by endless skies, where the clouds feel within reach and the world below melts away. Living in the sky isn't just about breathtaking views—it's about a rare sense of freedom, serenity, and perspective that only such heights can offer. Here, every sunrise paints your mornings with light, and every sunset gifts you a canvas of colors, turning everyday living into an extraordinary experience above it all.





AN
INTIMATE
LIFESTYLE



High above the city, life unfolds in a realm reserved for the few. These towering residences bring together breathtaking views with absolute privacy, and indulgent comforts that transcend the ordinary.

Every sunrise becomes a masterpiece, every evening a retreat—making home not just a place to live, but the most exclusive way to experience life.

A SANCTUARY
SHAPED FOR YOU!



life flows seamlessly into nature. From morning walks along leafy pathways to evenings spent in quiet garden corners, the community's landscaped spaces invite you to slow down, breathe deeply, and reconnect. More than just open areas, they are personal sanctuaries—places where children play freely, families come together, and every resident finds a pocket of peace to call their own.





EVERY ARRIVAL,
A GRAND EXPERIENCE



Crossing the threshold of the community feels like stepping into a world reserved only for the rarest few. The arrival lounge is not just an entrance, but a moment of transformation—where the bustle of the outside world fades, and an air of serenity, grace, and prestige embraces you. From the first step to your private door, the journey feels less like coming home and more like being received with the honor of royalty.



FROM CELEBRATIONS TO RELAXATION, ALL AT HOME



your home is all about the world that surrounds it. There is always more to discover, more to share, and more to experience - ensuring that home is not just where you live, but where life truly comes alive.







SPACES THAT BREATHE OPULENCE



Enter a realm where space itself becomes a luxury. Expansive interiors adorned with handpicked finishes and flawless detailing reflect an elegance. From large openings to refined textures, every element is meticulously curated to embody sophistication. This is not just a home, but a statement of prestige—crafted to surround you with grandeur at every glance.







SITE PLAN



AMENITIES

- 1 PARTY LAWN
- 2 OUTDOOR SIT OUTS
- 3 CHILDREN PLAY AREA
- 4 PARENTS SEATING
- 5 PEDESTRIAN WALKWAY
- 6 SPLASH POOL
- 7 SWIMMING POOL
- 8 POOL DECK
- 9 CLUB
- 10 LOUNGE
- 11 CLUB LAWN
- 12 MULTIPURPOSE COURT
- 13 BANQUET
- 14 SOC. COMMON AMENITIES
- 15 INDOOR GAMES

UTILITIES

- a FIRE EQUIPMENT ROOM
- b METER ROOM

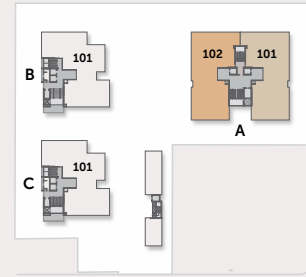


FIRST FLOOR PLAN

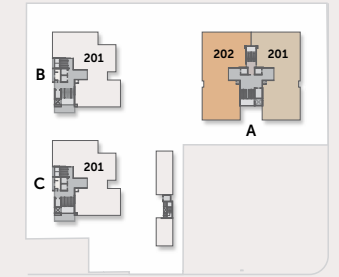
(TERRACE ONLY ON 1ST FLOOR)



FIRST FLOOR PLAN (BLOCK A)



TYPICAL FLOOR PLAN (BLOCK A)



1	P. FOYER	13'3" x 12'9"
2	DRAWING	18'0" x 13'0"
2A	TERRACE	6'0" x 11'0"
3	POOJA	3'6" x 4'9"
4	LIVING / DINING	18'0" x 23'0"
4A	BALCONY	6'0" x 25'3"
5	KITCHEN	13'0" x 11'0"
5A	STORE	5'0" x 4'9"
5B	WASH	6'0" x 13'3"
5C	TERRACE	11'6" x 12'0"
6	BEDROOM	18'0" x 12'0"
6A	DRESS / BATH	12'9" x 6'0"
6B	TERRACE	19'0" x 12'0"
7	POWDER	4'0" x 7'0"
8	BEDROOM	13'0" x 19'0"
8A	DRESS / BATH	12'6" x 7'0"
8B	BALCONY	9'6" x 5'6"
9	BEDROOM	11'0" x 14'0"
9A	BATH	8'0" x 5'0"
10	BEDROOM	12'3" x 18'0"
10A	DRESS / BATH	12'9" x 8'0"
10B	TERRACE	19'3" x 12'6"
10C	TERRACE	18'0" x 7'0"
11	SERVANT ROOM	6'0" x 9'6"
11A	TOILET	4'0" x 4'9"

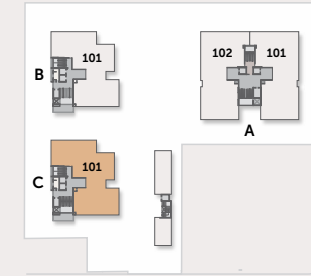


1	P. FOYER	13'3" x 12'9"
2	DRAWING	18'0" x 13'0"
3	POOJA	3'6" x 4'9"
4	LIVING / DINING	18'0" x 23'0"
4A	BALCONY	6'0" x 25'3"
5	KITCHEN	13'0" x 11'0"
5A	STORE	5'0" x 4'9"
5B	WASH	6'0" x 10'6"
6	BEDROOM	18'0" x 12'0"
6A	DRESS / BATH	12'9" x 6'0"
7	POWDER	4'0" x 7'0"
8	BEDROOM	13'0" x 19'0"
8A	DRESS / BATH	12'6" x 7'0"
8B	BALCONY	9'6" x 5'6"
9	BEDROOM	11'0" x 14'0"
9A	BATH	8'0" x 5'0"
10	BEDROOM	12'3" x 18'0"
10A	DRESS / BATH	12'9" x 8'0"
10A	DRESS / BATH	12'9" x 8'0"
11	SERVANT ROOM	6'0" x 9'6"
11A	TOILET	4'0" x 4'9"



FIRST FLOOR PLAN (BLOCK C)

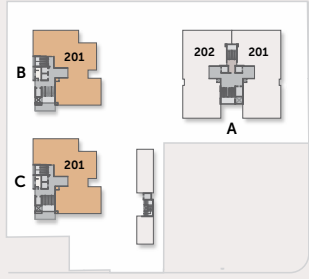
1	P. FOYER	20'9" x 10'0"	4A	STORE	5'3" x 6'9"	7A	DRESS / BATH	12'0" x 11'0"
2	DRAWING	20'0" x 11'0"	4B	WASH	14'9" x 5'9"	8	POWDER	4'0" x 7'0"
2A	OPEN TERRACE	11'9" x 10'9"	4C	TERRACE	11'0" x 5'3"	9	BEDROOM	20'0" x 13'0"
3	LIVING / DINING	20'0" x 24'0"	4D	TERRACE	7'3" x 8'0"	9A	DRESS / BATH	16'0" x 7'0"
3A	BALCONY	7'6" x 24'9"	5	POOJA	3'0" x 6'9"	9B	BALCONY	9'0" x 5'6"
3B	OPEN TERRACE	4'6" x 24'9"	6	BEDROOM	19'0" x 13'0"	10	BEDROOM	12'0" x 14'0"
3C	OPEN TERRACE	21'3" x 13'0"	6A	DRESS / BATH	13'0" x 6'9"	10A	BATH	7'6" x 5'0"
4	KITCHEN	15'0" x 11'9"	7	BEDROOM	18'3" x 12'0"	11	BEDROOM	13'3" x 18'0"
						11A	DRESS / BATH	12'6" x 8'0"
						12	OPEN TERRACE	46'0" x 19'3"
						13	SERVANT ROOM	6'0" x 8'0"
						13A	S. TOILET	6'0" x 3'6"



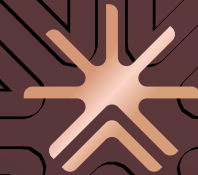
FIRST FLOOR PLAN (BLOCK B)

1	P. FOYER	20'9" x 10'0"	4C	TERRACE	11'0" x 5'3"	9B	BALCONY	9'0" x 5'6"
2	DRAWING	20'0" x 11'0"	4D	TERRACE	7'3" x 8'0"	10	BEDROOM	12'0" x 14'0"
2A	OPEN TERRACE	11'9" x 10'9"	5	POOJA	3'0" x 6'9"	10A	BATH	7'6" x 5'0"
3	LIVING / DINING	20'0" x 24'0"	6	BEDROOM	19'0" x 13'0"	11	BEDROOM	13'3" x 18'0"
3A	BALCONY	7'6" x 24'9"	6A	DRESS / BATH	13'0" x 6'9"	11A	DRESS / BATH	12'6" x 8'0"
3B	OPEN TERRACE	4'6" x 24'9"	7	BEDROOM	18'3" x 12'0"	12	OPEN TERRACE	46'0" x 19'3"
3C	OPEN TERRACE	21'3" x 13'0"	7A	DRESS / BATH	12'0" x 11'0"	13	SERVANT RM.	6'0" x 8'0"
4	KITCHEN	15'0" x 11'9"	8	POWDER	4'0" x 7'0"	13A	TOILET	6'0" x 3'6"
4A	STORE	5'3" x 6'9"	9	BEDROOM	20'0" x 13'0"			
4B	WASH	14'9" x 5'9"	9A	DRESS / BATH	16'0" x 7'0"			

TYPICAL FLOOR PLAN (BLOCK B & C)



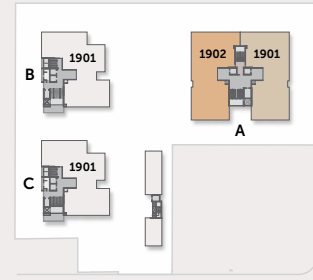
1	P. FOYER	20'9" x 10'0"	8	POWDER	4'0" x 7'0"
2	DRAWING	20'0" x 11'0"	9	BEDROOM	20'0" x 13'0"
3	LIVING / DINING	20'0" x 24'0"	9A	DRESS / BATH	16'0" x 7'0"
3A	BALCONY	7'6" x 24'9"	9B	BALCONY	9'0" x 5'6"
4	KITCHEN	15'0" x 11'9"	10	BEDROOM	12'0" x 14'0"
4A	STORE	5'3" x 6'9"	10A	BATH	7'6" x 5'0"
4B	WASH	14'6" x 5'9"	11	BEDROOM	13'3" x 18'0"
5	POOJA	3'0" x 6'9"	11A	DRESS / BATH	12'6" x 8'0"
6	BEDROOM	19'0" x 13'0"	12	SERVANT ROOM	6'0" x 8'0"
6A	DRESS / BATH	13'0" x 6'9"	12A	TOILET	6'0" x 3'6"
7	BEDROOM	18'3" x 12'0"			
7A	DRESS / BATH	12'0" x 11'0"			



PENTHOUSE PLANS

TURN OVERLEAF

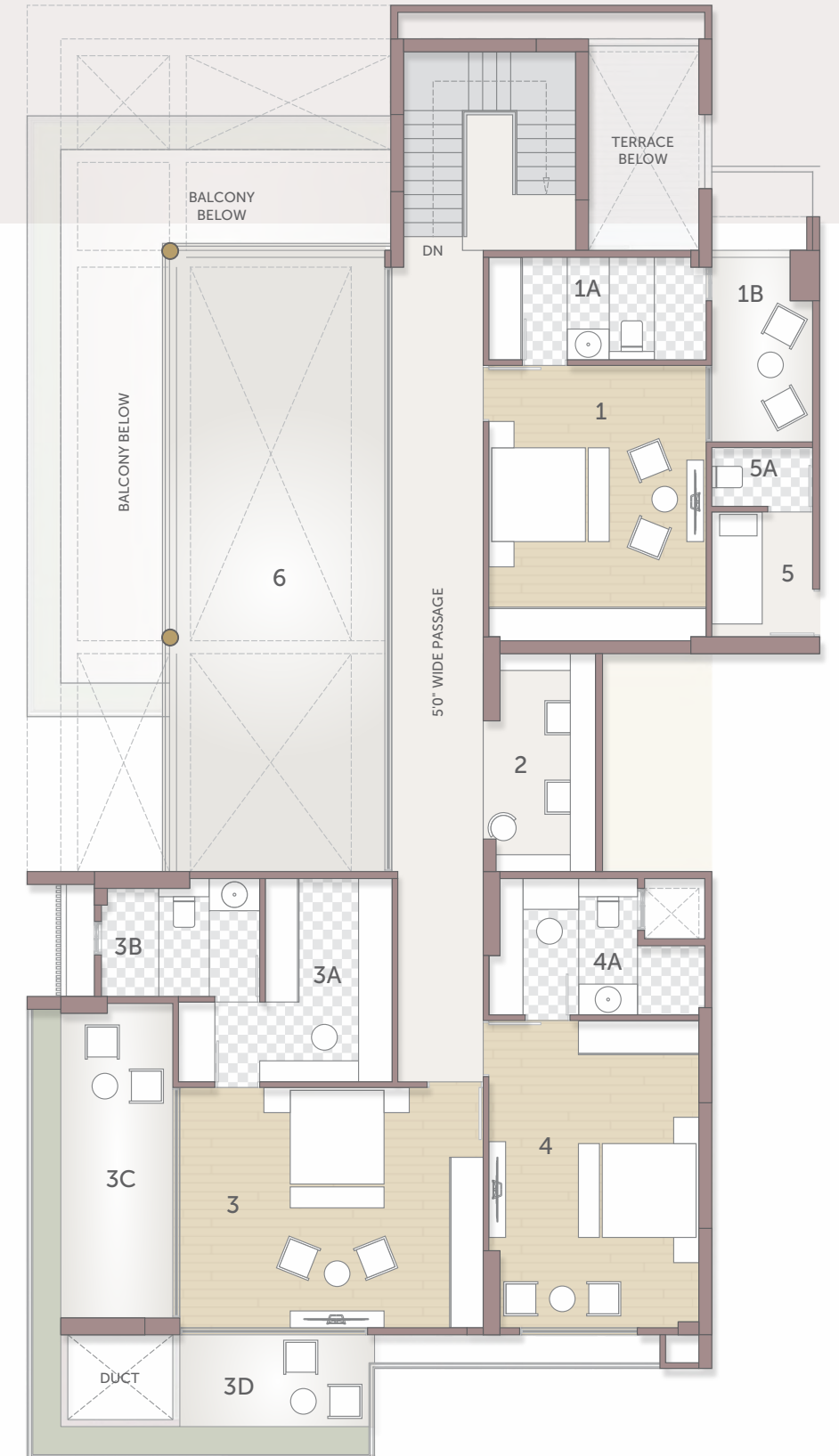
PENTHOUSE
PLAN 19TH FLOOR
(BLOCK A)



20TH FLOOR PLAN
(BLOCK A)



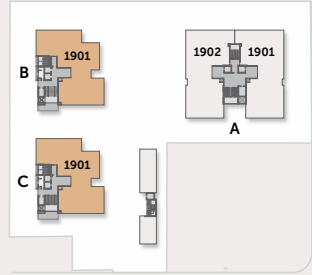
1	P. FOYER	13'0" x 12'9"
2	DRAWING	18'0" x 13'0"
3	LIVING / DINING	18'0" x 23'0"
3A	BALCONY	6'6" x 25'3"
3B	BALCONY	19'3" x 6'0"
4	POOJA	5'6" x 6'6"
5	TERRACE	6'9" x 12'0"
6	KITCHEN	12'0" x 16'0"
6A	STORE	6'3" x 6'0"
6B	WASH	7'0" x 11'0"
6C	WET KITCHEN	7'0" x 11'3"
7	POWDER	4'0" x 7'0"
8	STORE	4'0" x 4'6"
9	BEDROOM	17'9" x 14'0"
9A	DRESS / BATH	12'9" x 12'0"
9B	BALCONY	6'6" x 17'9"
10	BEDROOM	12'3" x 18'0"
10A	DRESS / BATH	12'9" x 7'6"



1	BEDROOM	12'9" x 16'3"
1A	DRESS / BATH	12'9" x 6'0"
1B	BALCONY	6'0" x 11'3"
2	STUDY	6'6" x 12'9"
3	BEDROOM	17'9" x 14'0"
3A	DRESS	7'6" x 12'0"
3B	TOILET	9'3" x 7'0"
3C	BALCONY	6'6" x 17'9"
3D	BALCONY	11'6" x 5'6"
4	BEDROOM	12'3" x 18'0"
4A	DRESS / BATH	12'9" x 8'0"
5	SERVANT ROOM	6'0" x 7'6"
5A	TOILET	6'0" x 3'6"
6	OTS TERRACE	12'3" x 36'0"

PENTHOUSE PLAN 19TH FLOOR (BLOCK B & C)

1	P. FOYER	20'9" x 10'0"	6	TERRACE OTS	33'6" x 11'0"
2	DRAWING	20'0" x 11'0"	7	POWDER	4'0" x 7'0"
3	LIVING / DINING	20'0" x 24'0"	8	STORE	4'0" x 4'0"
3A	BALCONY	7'6" x 24'9"	9	BEDROOM	19'9" x 14'0"
3B	BALCONY	17'0" x 5'0"	9A	DRESS / BATH	16'0" x 11'3"
4	KITCHEN	15'0" x 18'9"	9B	BALCONY	5'6" x 13'6"
4A	STORE	6'9" x 8'3"	9C	BALCONY	7'0" x 18'9"
4B	WASH KITCHEN	11'9" x 7'6"	10	BEDROOM	13'3" x 18'0"
4C	WASH	11'9" x 6'0"	10A	DRESS / BATH	12'6" x 8'0"
5	POOJA	8'0" x 6'0"	11	SER. ROOM	6'0" x 8'0"
			11A	SER. TOILET	6'0" x 3'6"



PENTHOUSE PLAN 20TH FLOOR (BLOCK B & C)

1	BEDROOM	14'9" x 19'3"	4	BEDROOM	19'9" x 14'0"
1A	DRESS	11'9" x 5'9"	4A	DRESS	7'0" x 11'3"
1B	TOILET	11'9" x 7'6"	4B	TOILET	13'3" x 6'9"
1C	BALCONY	14'3" x 6'6"	4C	BALCONY	5'6" x 13'6"
2	STUDY	9'6" x 10'0"	5	TERRACE OTS	14'3" x 35'0"
3	BEDROOM	13'3" x 18'0"			
3A	DRESS / BATH	12'6" x 8'0"			





SPECIFICATIONS

STRUCTURE

- Quality Control Led, Earthquake resistant, RCC frame structure
- Double Basement Parking Facility
- Professionally water-proofed terrace

WALL FINISH

- Double coat Mala Plaster with Textured Finish (External)
- Wall Cement Plaster / Putty finish (Internal)

DOORS

- Main Door - Wooden frame with both side polished door equipped with digital video door phone & quality lock sets
- Internal Doors - Flush doors finished color with quality hardware

WINDOWS

- Windows - High quality semi-slim series Aluminum section with powder coating
- All windows till beam bottom height
- Granite Jambs for all windows

LIVING ROOM

- Glazed vitrified tile (Matt Finish) 1200 x 1800mm in drawing / dining and passage area
- Glazed vitrified tile (Matt Finish) 1200 x 1800mm in balcony

BEDROOMS

- Glazed vitrified tile (Matt Finish) 1200 x 1800mm in all Bedrooms

KITCHEN

- Glazed vitrified tile (Matt Finish) 1200 x 1800mm in Kitchen and Store
- Kitchen Platform 15mm thickness full body slab (3000 x 700mm) and dedo 600 x 1200mm vitrified tile
- Premium Stainless-Steel sink
- D-Gold polished granite shelf in store
- Wash Area full body vitrified 600 x 600mm in wall and dedo

BATHROOMS

- Matt Finish 600 x 1200mm flooring
- Kohler / Toto C.P and Sanitary fittings of premium quality
- Wall Hung WC

COMMON FOYER

- Anti-Skid 600 x 600mm full body vitrified tile
- D-Gold granite for staircase tread and riser

ELECTRICAL

- Concealed Conduits with copper wires (Finolex or equivalent)
- Sufficient points of power and lighting
- All sockets with protective MCB
- Premium quality modular switches (Norisys or equivalent)
- DTH cable points for Drawing and Master bedroom
- Personal lift

TERMS & CONDITIONS:

- All the architectural and interior images in the brochure are merely simulated interpretations using computer graphics to enhance the customer understanding and are not factual images.
- The color and general appearance of the flooring and wall tiles, sanitary ware & fitting walls, ceilings, windows, doors, internal roads, trees, shrubbery etc. shown in the simulated computer graphics images are taken from the object libraries for the purpose of presentation and the prospective buyers of the concerned property are advised to refer to the constructor specifications.
- Additional amenities and utilities not mentioned or shown in the brochure but may be required as per the law should be deemed to be forming part of the project by the purchaser.
- All Furniture including wardrobes, other sofa furnishings inter-alia curtains, mattresses, bed, linen, upholstery etc. lights and other electrical fixtures and appliances like air conditioners, refrigerators, TVs, telephones, laptops etc.. any of the equipment household accessories inter-alia crockery and cutlery, rugs, carpets, decorative pieces and wall hangings, wall papers, utensils etc. apparels and all other consumable and movable items shown in the simulated images do not form part of the sale of any property by the developer.
- All rights reserved with the developers to make any changes in the project as deemed necessary and all the members shall abide by such changes. GST, Stamp duty, registration charges, or any other charges and taxes as & when levied by government or any of its body shall be borne by purchaser / buyer / legal possession holder.
- This brochure is not to be treated as part of the legal document and is for an easy display of the project
- The Brochure is for restricted private circulation only and is not to be considered as a legal document with obligations for specific performance. It is meant for the purpose of conceptual presentation only.
- Subject to Ahmedabad Jurisdiction only.



 **Zaveri**
REALTY

 **YPG**
GROUP

 +91 72010 09191

 **Zaveri Corporate House**
Opp. Capital One, Ahmedabad - 380058

 info@zaverirealty.com
 www.zaverirealty.com

 **Site Address :** Aurus, Link in Road, Ahmedabad - 382210.

<https://gujrera.gujarat.gov.in> | RERA Registration Number :
PR/GJ/AHMEDABAD/DASKROI/Ahmedabad Municipal Corporation/RAA16746/230426/311231



Scan to view
e-BROCHURE



Scan to view
LOCATION

RAA16746



<https://gujrera.gujarat.gov.in>

 **zaveri**
REALTY


YPG
GROUP