

DESIGNED for YOU



the true meaning of DESIGN

DESIGNED for YOU

Spaces DESIGNED for YOU
Features DESIGNED for YOU
Smart DESIGN for YOU

LIFESTYLE DESIGNED FOR YOU

DESIGN is a journey of DISCOVERY

KARMAYOG Heights gives a fresh perspective to design, construction and creativity. The unique design is the perfect blend of space and its functionality at the core with subtle yet very important focus on features, safety and technology. These residences are a result of

The design of the project is moulded by looking at the context, environment, aesthetic and safety interest of the user. This functional perspective offered us important designs like three side open planning of the residences, openings that provide cross ventilation and ample natural light. This combined with the seamless yet simple elevation, 24x7 secured campus, video security phones in each residence, amenities that cater to all ages makes this project unique in its own way.

Elevating the design and aesthetics is the planning of the residences itself which is a blend of complete space utilization, comfort and convenience. We welcome you to YOUR home., designed for YOU.

Spaces

A building that is designed keeping you in mind. Spaces are designed with optimum functionality not only in your home but also outside. Special emphasis has been given to the design and the materials used so that it has the lowest possible environmental impact. Planters beds around the building, only one common wall for maximum ventilation and natural light are the few of the minute detailing that are designed to elevate your lifestyle.

Special care has been taken to make sure that minimum intersection happens between the vehicular and pedestrian movements.

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 **KARMAYOG
HEIGHTS**





Features

We have taken design to a new level by introducing first of its kind features that accommodates every kind of lifestyle and for all ages. A complete floor is dedicated to common amenities that range from yoga decks to gazebos to sun decks to senior citizen sit outs to indoor games to child care room to car wash areas.... you name it and we have it.

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Smart

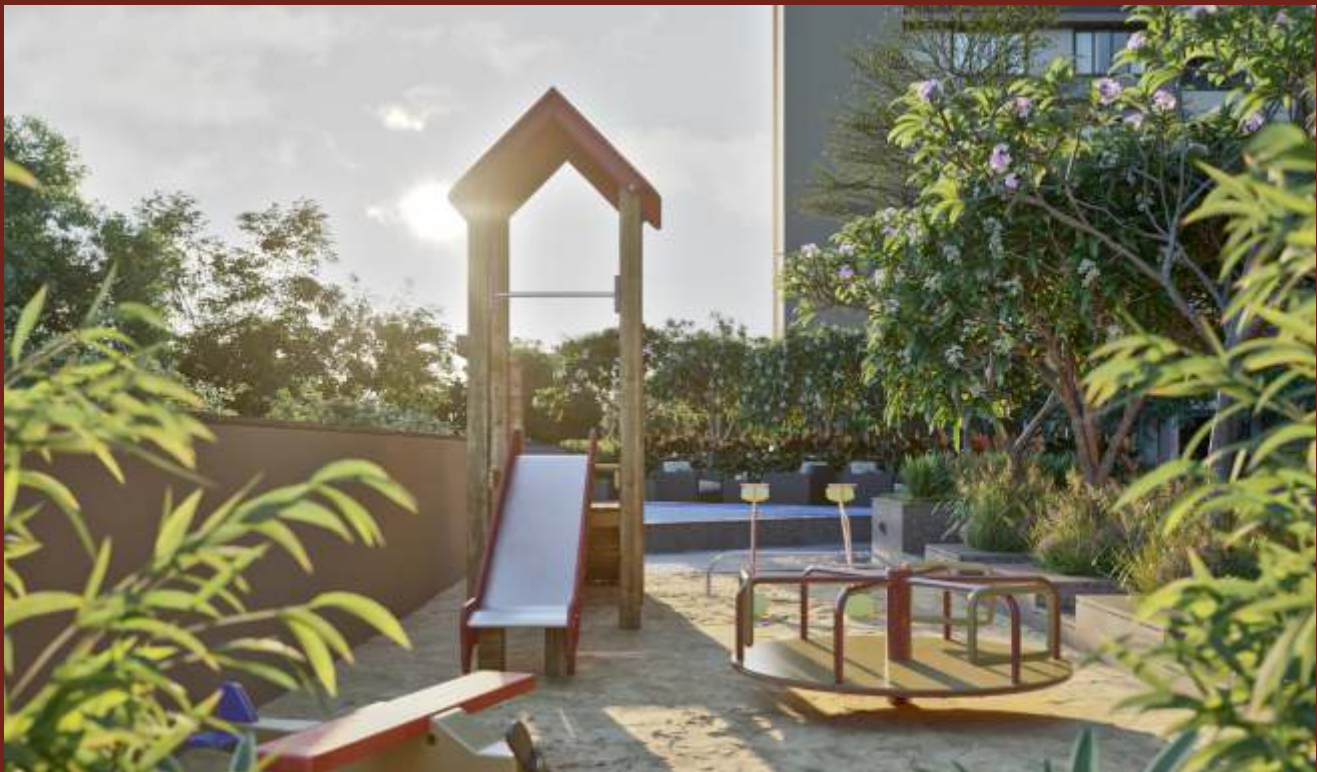
What is the value of design if its not smart. We have pushed the bar and made the project smart and convenient for you. The building has a 24x7 security surveillance with video door phone access control, automatic power backup for common facilities, water softening plant, automatic elevators, air conditioned entrance foyers et al.

We know the value to safety and convenience and we have made sure that you get what you deserve.

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GROUND FLOOR PLAN



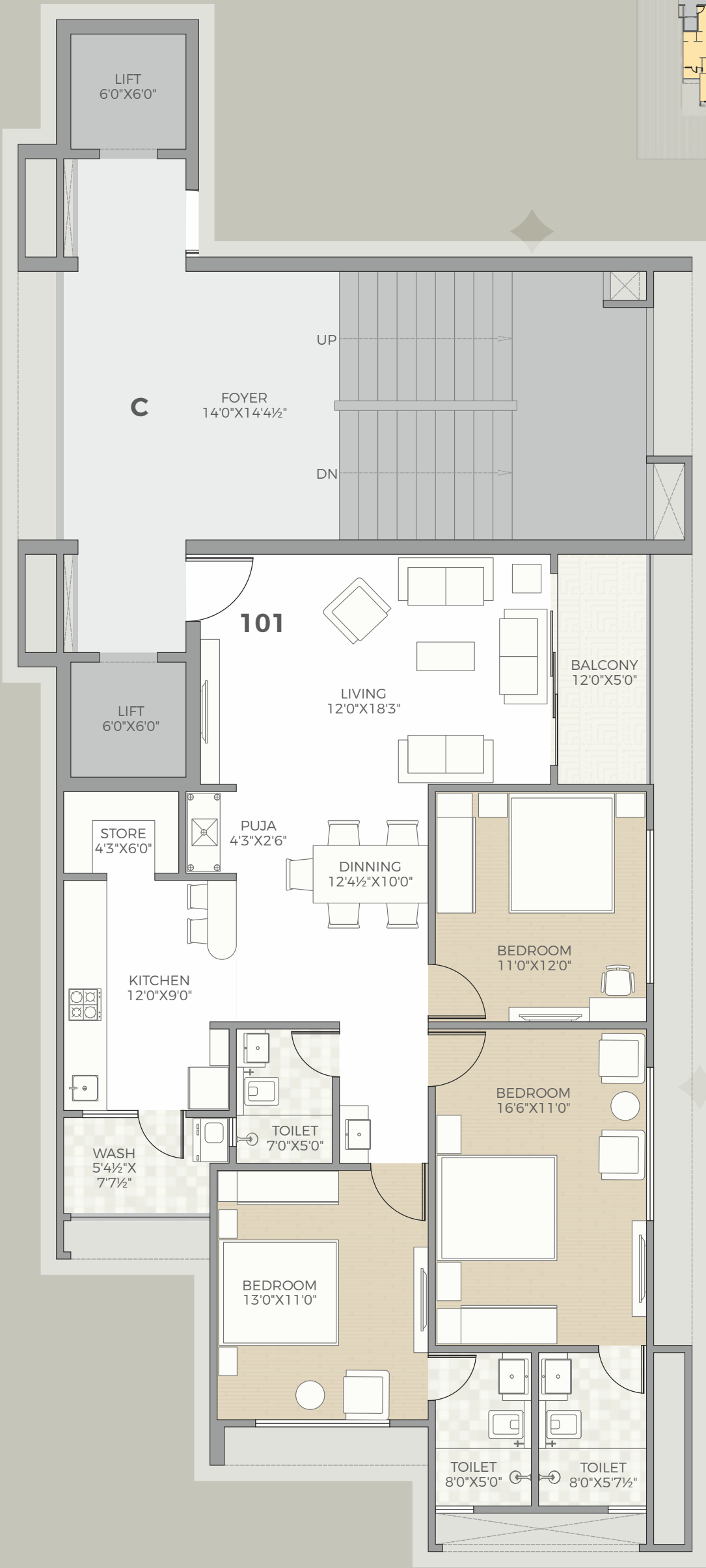
AMENITIES

- 15TH FLOOR FOR COMMON AMENITIES
- YOGA DECK AND GAZEBOS
- SUN DECK
- ARTIFICIAL LAWN ON TERRACE
- SENIOR CITIZEN SEATING
- AIR CONDITIONED ENTRANCE FOYER
- 2 BASEMENT PARKING
- CHILDREN PLAY AREA
- CAR WASH AREA
- AUTOMATIC ELEVATORS OF SCHINDLER OR EQUIVALENT
- 24*7 SECURITY WITH CCTV SURVILANCE
- EVERY UNITS ARE SEPARATE
(NO COMMON WALL BETWEEN TWO UNITS)
- D.G POWER BACKUP FOR COMMON FACILITY
- WATER SOFTENER AND PRESSURE PUMP
- SPLASH POOL
- WOODEN DECK IN COMMON PLOT
- LIBRARY
- CHILD CARE ROOM
- INDOOR GAMES
- GYMNASIUM
- SMART SECURITY SYSTEM WITH VIDEO PHONES
- INTERCOM CONNECTION

SPECIFICATIONS

- AIR CONDITIONED IN ALL BEDROOMS & DRAWING/LIVING
 - SHOWER CUBICAL IN MASTER BED TOILET
- FLOORING**
- ITALIAN FLOORING IN DRAWING / LIVING, DINING ROOMS
 - VITRIFIED TILES IN OTHER ROOMS
- WINDOWS**
- PREMIUM QUALITY ALUMINIUM SECTION
WINDOWS WITH STONE REVILE
- DOORS**
- BOTH SIDE VENEER ON MAIN DOOR
 - BOTH SIDE LAMINATED FLUSH DOORS WITH
SS MATT FINISH HANDLE LOCKS
 - DOOR FRAME OF GRANITE JAMBS
- ELECTRIFICATIONS**
- THREE PHASE CONCEALED ISI COPPER WIRING WITH
MODULER SWITCHES AND MCB DISTRIBUTION PANEL
- WALLS**
- INTERNAL WALLS SINGLE COAT MALA PLASTER WITH PUTTY FINISH
 - EXTERNAL WALLS TEXTURE FINISH WITH ACRYLIC PAINT
- TOILETS**
- GLAZED/VITRIFIED TILES UPTO LINTEL LEVEL
 - GRANITE/ COMPOSITE MARBLE COUNTER BASIN
 - EWC WALL HUNG TYPE KOHLER OR EQUIVALENT
 - CP BRASS FITTINGS KOHLER OR EQUIVALENT
 - GLASS CUBICAL IN MASTER BED TOILET
- KITCHEN**
- GRANITE / COMPOSITE MARBLE PLATFORM TOP
 - GLAZED / VITRIFIED TILES UPTO LINTEL LEVEL
 - S.S. SINK
 - CHIMNEY OUTLET

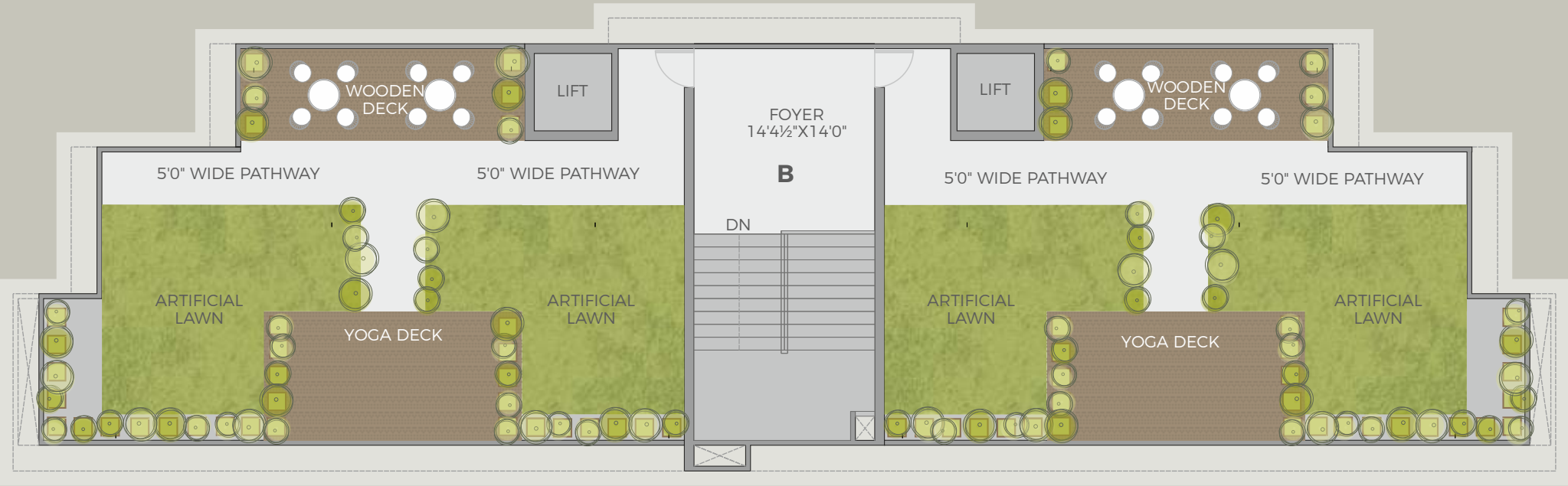
3 BHK TYPICAL UNIT | Block C
1ST TO 14TH FLOOR PLAN



4 BHK TYPICAL UNIT | Block B
1ST TO 14TH FLOOR PLAN

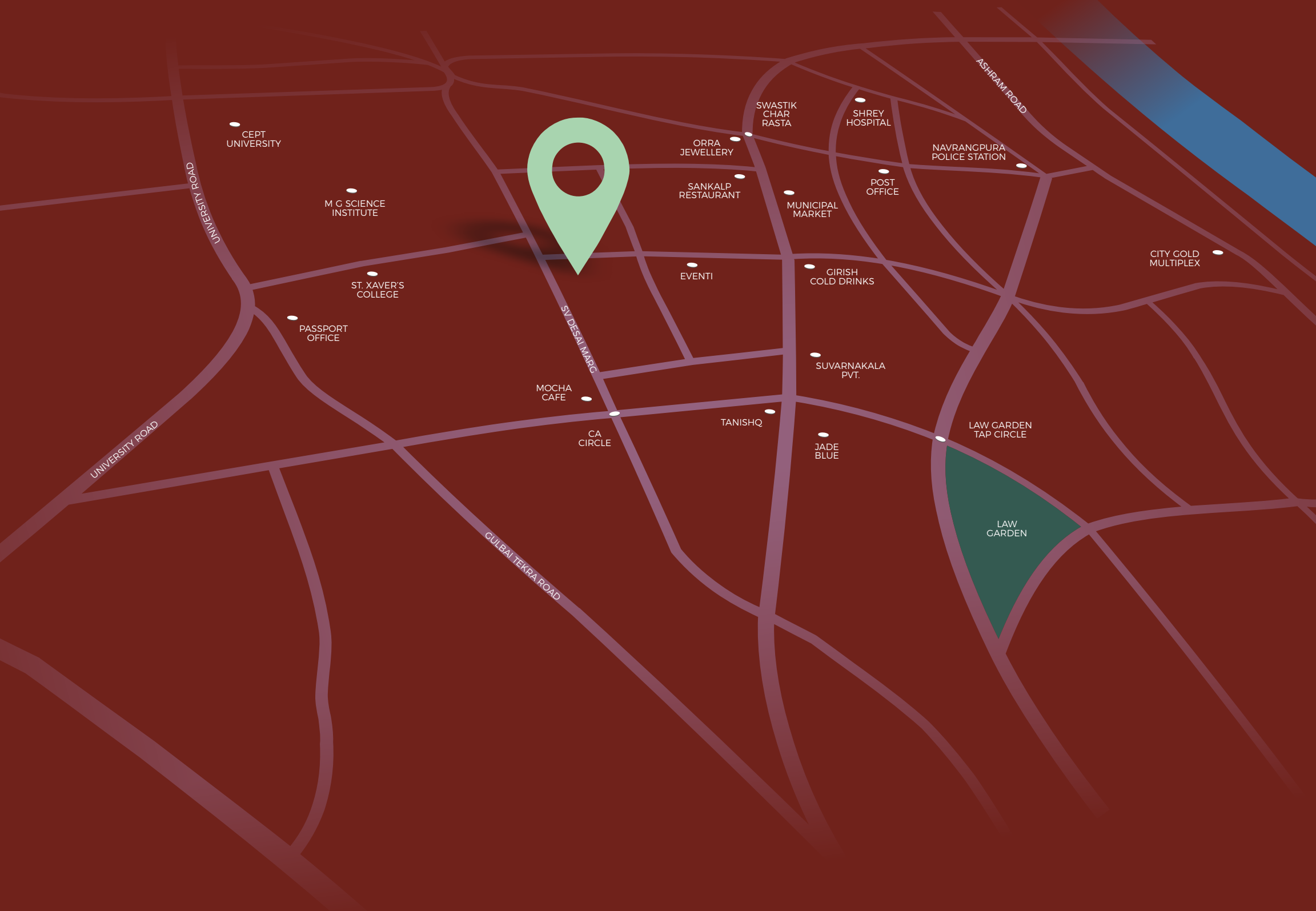


TERRACE PLAN | UNIT A
BLOCK C



TERRACE PLAN | UNIT B
BLOCK B

KEY PLAN



2nd Floor, Setu Scarlet, Visat-Gandhinagar Highway, Motera, Ahmedabad - 380005.
Sales: 9924696611, 9825091801

Email : info@setu.co.in, info.setugroup@yahoo.co.in
www.setu.co.in

NOTES

- The Developer solely reserves the right to change or revise any modifications, additions, omissions, or alterations in the scheme as a whole or any part thereof or any details therein, at their sole discretion without any prior notice. Such changes would be binding to all the members. All the architectural and interior views in the brochure are computer graphics simulated interpretation of the actual property. All the dimensions given herein are approximate and unfinished. This brochure is just for easy presentation of the project and not be treated as a legal document.
- Registration, AMC charges, Service Tax, VAT, TORRENT, GST any other Govt. taxes Maintenance charges will be borne by the members.
- The Developer reserves the rights to allot parking space to any member or to anyone at its own will.
- Terrace Rights are solely owned and sole property of the Developer. The Developer can use display advertisement board or sale or dispose-off the terrace for any use and does not require any permission from any members of the building. The Developer is only eligible for any income generated from the terrace rights or the advertisement rights. Members cannot at any point of time ask the Developer to give in-part or full any income generated from these rights.
- The Developer solely reserves the right to use the non-facade area for any form of advertisements like: hoardings, TV Displays, etc and for that he does not require any permission from any members. Any member of the building has no right to take any objection regarding the same.
- The member has no right to make any changes in the elevation/structure of the property
- Subject to Ahmedabad Jurisdiction.



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BUSINESS REDFINED

GOOD DESIGN is GOOD BUSINESS

Karmayog Heights is redefining the way you see your business. It is designed keeping in mind the growth and prosperity of your business.

The design of the project is moulded by a combination of very crucial factors of location, functionality and planning. With only limited number of office premises you will be amongst the privileged few. The planning of the showrooms ensures maximum visibility and the offices enjoy ample natural light. This combined with 24x7 video security makes this the perfect space for your business.

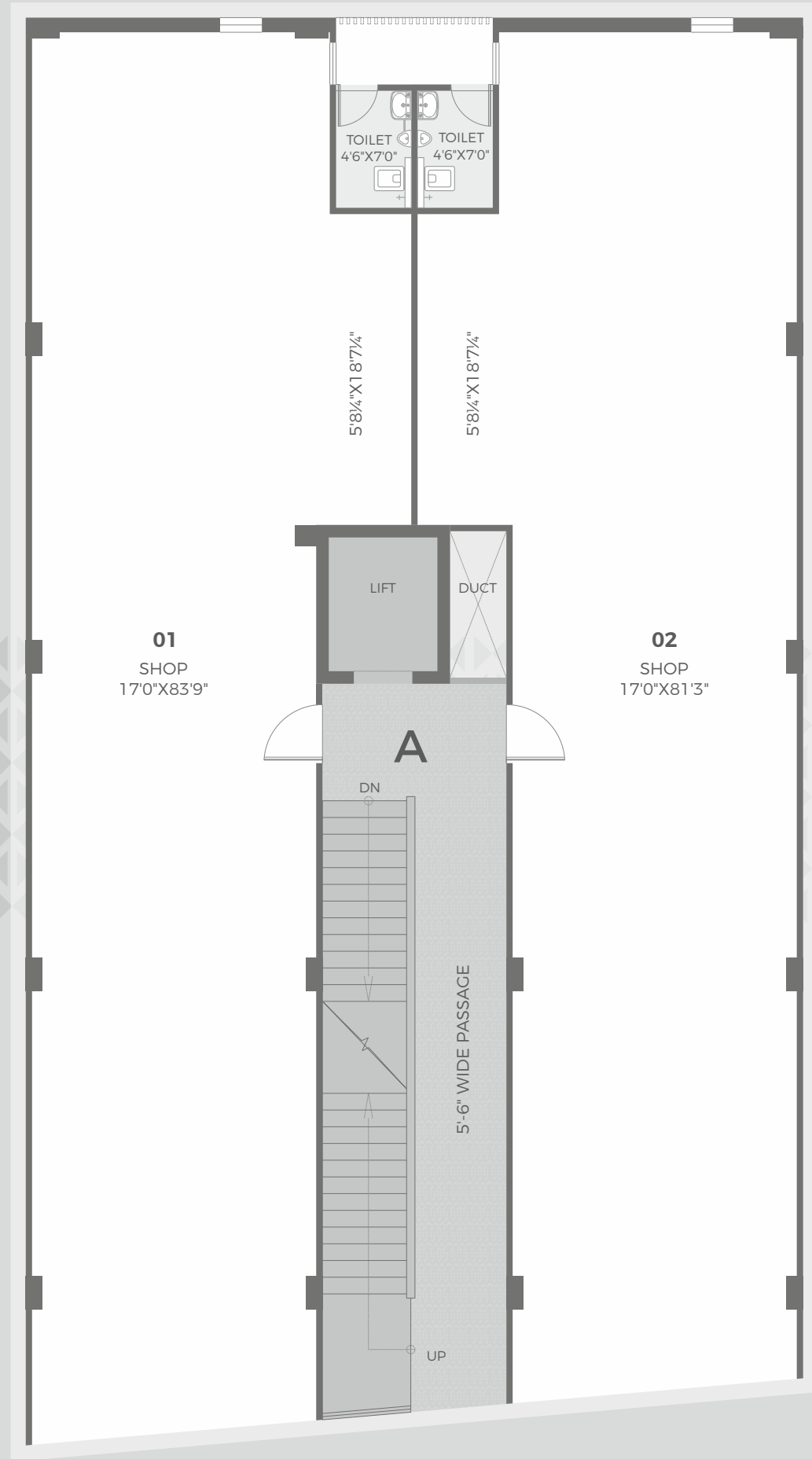


SALIENT FEATURES

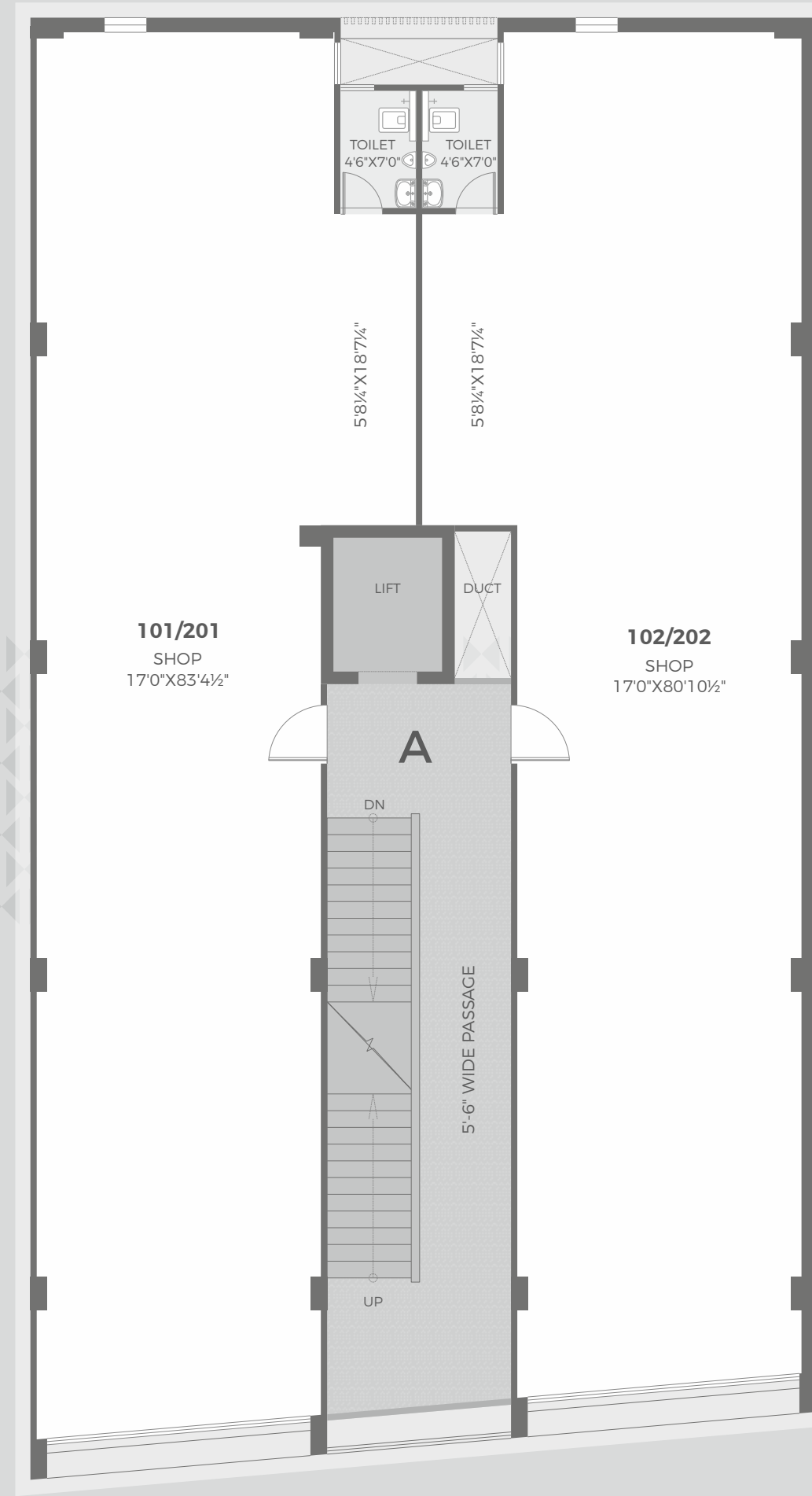
- CCTV security system.
- 1 automated elevators of reputed brand.
- Basement parking facility.
- Well paved margin area.
- 24 hours water supply.

SPECIFICATIONS

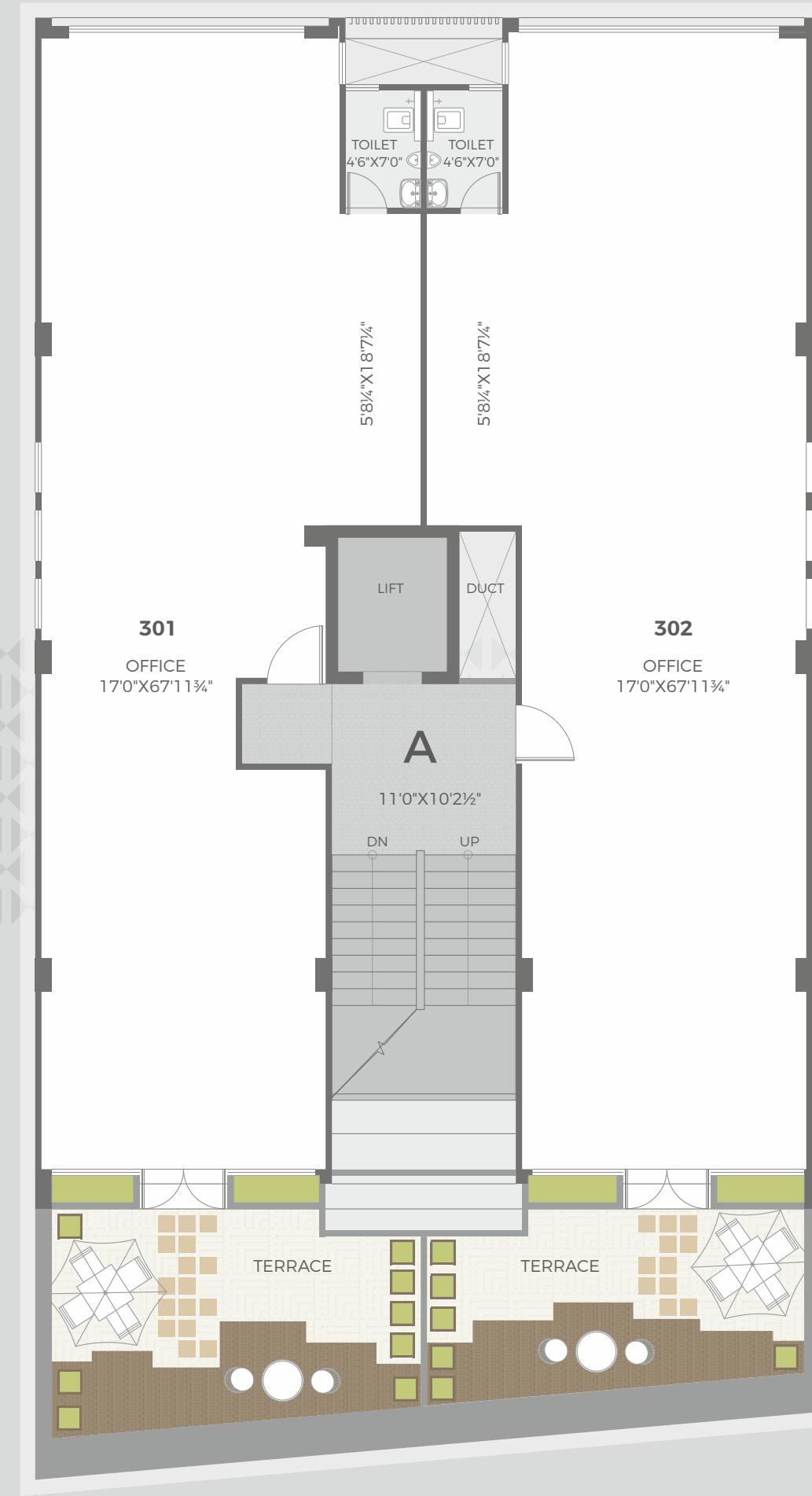
- FLOORING
Quality vitrified tiles flooring in all shops / office.
Granite flooring in foyer & entrance.
- TOILETS
Well designed toilets and pantry for each space.
- ELECTRIFICATION
Adequate electric points and individual distribution board in shop/office including telephone and A.C points.



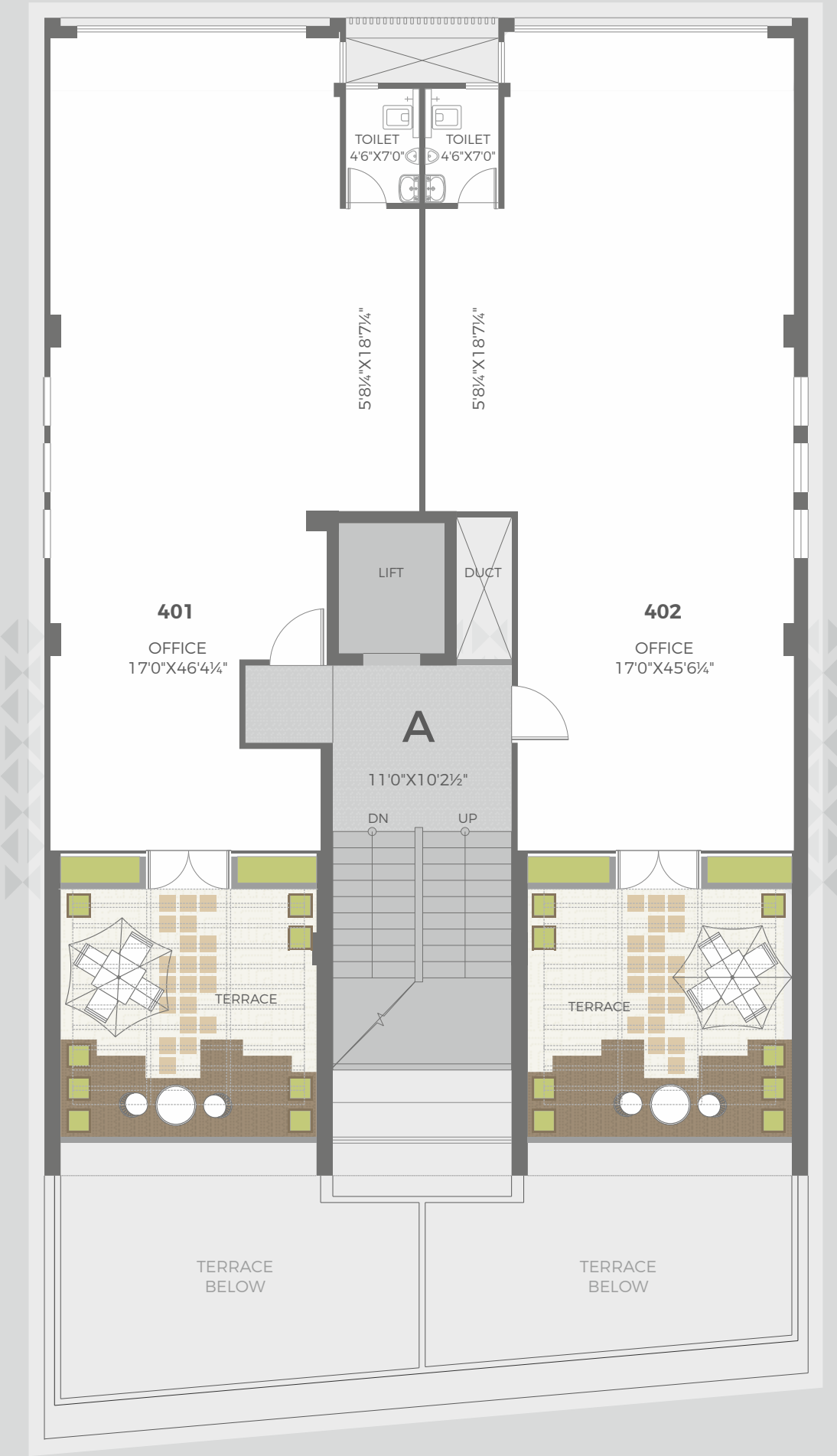
GROUND FLOOR PLAN



1ST & 2ND FLOOR PLAN



3RD FLOOR PLAN



4TH FLOOR PLAN



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