



PRESENTING

1BHK, 2BHK LUXURY BUILDER FLOORS



A place where peace meets elegance.

Plot No. 220, Gali No. 10, B-Block, Nirmal Bagh, Rishikesh, Uttarakhand - 249202

2 BHK LUXURY FLOOR



Built Up Area •
900 sq. ft.

1 BHK LUXURY FLOOR



Built Up Area •
500 sq. ft.



EXCELLENT LINKS TO THE CITY

05 MIN 

AIIMS

05 MIN 

BARRAGE VIEW POINT

15 MIN 

TRIVENI GHAT

15 MIN 

RISHIKESH NEW RAILWAY STATION

01 MIN 

RED FORT INTERNATIONAL SCHOOL

01 MIN 

NEW PROPOSED MARINE DRIVE

10 MIN 

RAJA JI NATIONAL PARK

HOSPITALS

1. AIIMS
2. SEEMA DENTAL HOSPITAL



RAILWAY STATION

1. RISHIKESH NEW (YOG NAGARI) RAILWAY STATION



SCHOOLS

1. RED FORT INTERNATIONAL SCHOOL
2. DSB INTERNATIONAL SCHOOL



BUS STAND

1. ADARSH GRAM RISHIKESH BUS STAND
2. NEPALI FARMS BUS STAND



SPECIFICATIONS

SHREE RESIDENCY LUXURY FLOORS

STRUCTURE

Steel grade – Fe500 or Fe550D; Cement (Ultratech / J.K Lakshmi or Equivalent); 1St Class Red bricks for all walls.

FLOOR FINISHES

Drawing room/Lobby/Kitchen/Bedroom – Verified Tiles (24"x48")

Bathrooms – Verified tiles at walls (24"x48"), Floor (24"x24" or 16"x16") designed in combination

Balconies – verified tiles (16"x16")

Staircase – Granite

Still Parking – Parking Tiles (16"x16")

WALLS

Wall moulding in Drawing Room.

KITCHEN/ WARDROBES/ VANITIES

Modular Kitchen with imported fittings finished in High end laminates; Quartz or High end Granite Counter top; tiles (24"x48") on walls up to 2' above counter top; Hob and Chimney (KAFF, Glen, Hindware, Faber or Equivalent).

Wardrobes and TV units in Bedrooms finished in High end Laminates as per wardrobe & TV unit design.

CEILINGS & PAINT

POP False ceiling in Drawing room, Dining area, Bed Room; POP punning on walls Plastic Emulsion paint on internal walls and ceiling (Berger or equivalent)

DOORS

External Doors and Windows – UPVC Profile (with pleated mesh) with 6mm toughened Glass.

Internal Doors – Laminate cladded Flush Door. Door Hardware in SS Matt finish (Dorset, Harison or Equivalent); Electronic lock main door (Dorset, Yale or Equivalent).

LIFT

4-6 passengers by reputed Elevators Brand.

ELECTRICAL

PVC Conduits (Astral/Polycab/AKG/SETIA or Equivalent); Wiring (KEI/Polycab/ Finolex or Equivalent); MCB (Havells Standard/Anchor/Hager or Equivalent); Socket & Switches (Anchor/GM/Havells or Equivalent). Provision of Air Conditioning system in Living/Dining, Bedrooms. Provision of Refrigerator. Providing of DG for power backup. Wifi provision at each floor and Terrace.

TOILETS

Mirror over Vanities of washrooms; Glass partition in Shower area; WC, Washbasin (Jaquar/CERA/Hindware or Equivalent). Granite at Vanity Counter top. Vanity in Toilets finished in high end Laminates as per vanity Design.

PLUMBING

UPVC/CPVC Pipes (Astral/Supereme/Prince/Finolex or Equivalent); Overhead tank of 20000 ltrs combined (4x5000 ltrs).

RAILINGS

Front Balcony railing in as Façade design.

SECURITY

Provision of CCTV cameras in Stilts.

STILT FLOOR

Floor :- Parking Tiles.

Walls :- Tile cladding at Lift Door Wall. Rustic paint at Walls and Plastic Emulsion on Ceiling (Berger/Asian Paints or Equivalent).

TERRACES

Floor :- Anti-skid Floor tiles (16"x16") Designed in combination.

Walls :- Weather shield Exterior Paint (Berger/Apex or Equivalent).

Covering of Pipes (Ring line at Parapet Wall) at Terrace in Shera/Bison Board finished in paint.

Lights at Parapet wall. Provision of Wifi.

DISCLAIMER

· Marble/Granite being natural material have inherent characteristics of color and grain variations.

· Specifications are indicative and are subject to change as decided by the Promoter or Competent. Marginal variations may be necessary during construction.

· The external/number/variety of the equipment/appliances and their make/brand thereof are tentative and liable to change at sole discretion of the Promoter. Applicant/Allottee shall not have right to raise objection in this regard.



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