

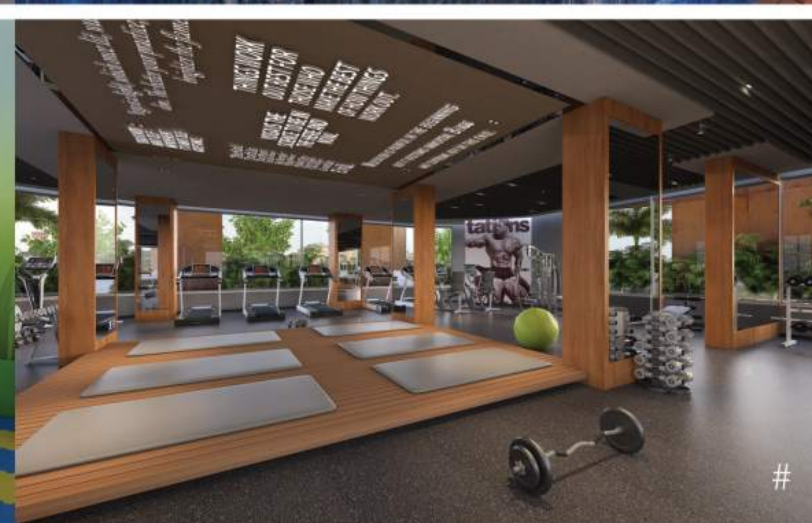


SANGINI
EVOQ



THE MOST GLAMOROUS ARCHITECTURE OF SURAT

Don't just walk into a new home, instead step into a magnificent new world of supreme living. Presenting ultra-luxurious 3 & 4 BHK Boutique apartments, the final word in luxury.



A first-of-its-kind landmark of Surat exhibiting a brilliant concept of Aerial ground spread across 29,000 sq. ft. on the 2nd floor featuring the best-in-class lifestyle amenities for your family. An innovative concept and truly unique design strikes a delicate balance between style, opulence and functionality resulting in a marvellous creation of these Boutique apartments.



*GROUND FLOOR PLAN

LEGEND

- 01 ENTRY / EXIT GATE
- 02 SECURITY CABIN
- 03 WALKWAY
- 04 SEATING
- 05 DROP OFF ZONE
- 06 ARRIVAL PLAZA
- 07 RECEPTION AREA (4000 SQ. FT.)
- 08 ARCADE GAME (1020 SQ. FT.)
- 09 LADIES & GENTS WASHROOM
- 10 METER ROOM
- 11 MINI THEATER
- 12 BANQUET HALL (31' x 55')
- 13 RAMP
- 14 PARKING



*FIRST FLOOR PLAN

LEGEND

- 01 CRICKET PITCH



150 FT. WIDE VIP ROAD



60 FT. WIDE ROAD

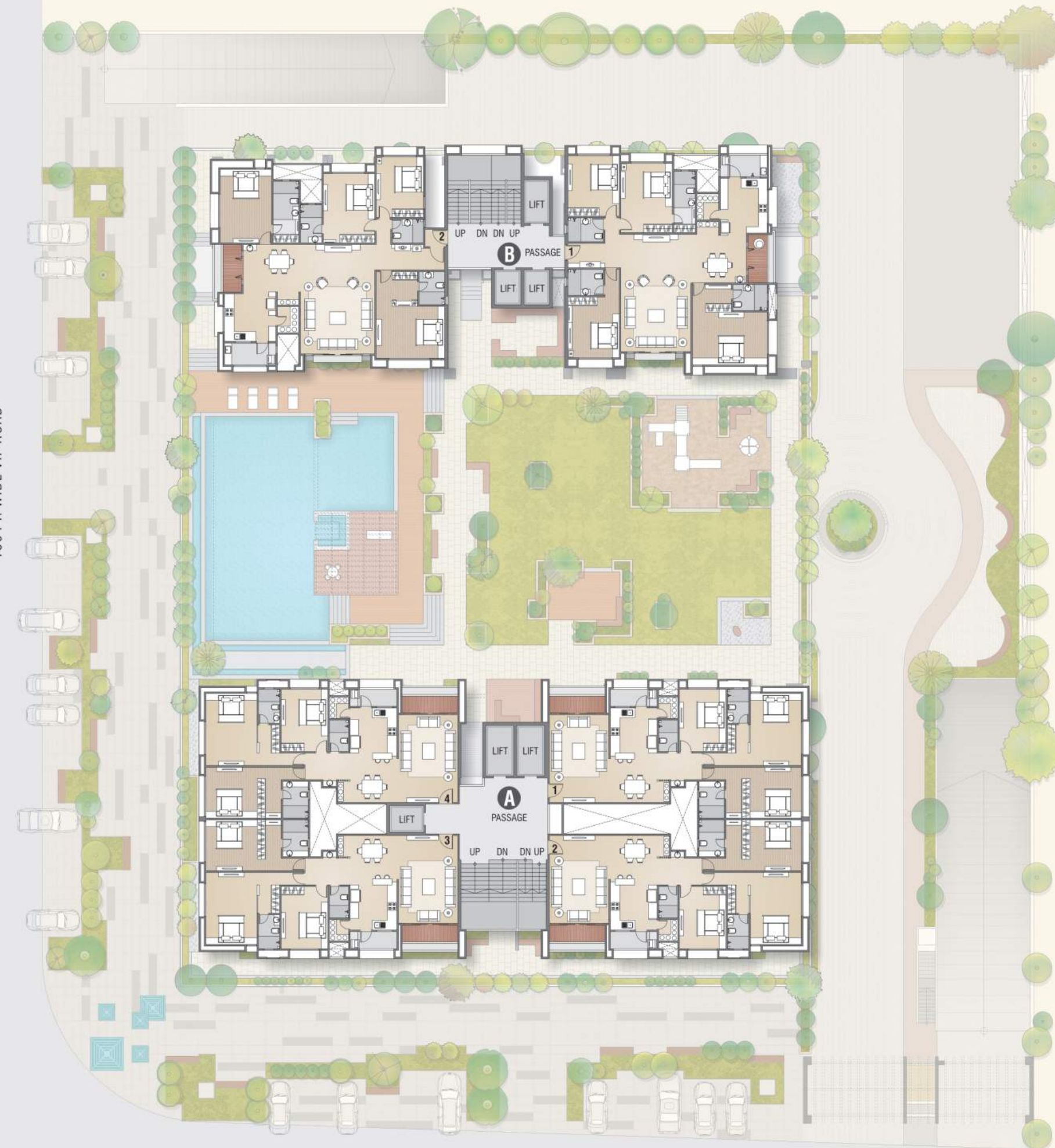
*SECOND FLOOR PLAN

LEGEND

- 01 BUILDING ENTRANCE FOYER
- 02 WAITING LOUNGE
- 03 MUSIC ROOM
- 04 YOGA / MEDITATION / AEROBICS / HOBBY CENTER (1450 SQ. FT.)
- 05 INDOOR GAMES (1900 SQ. FT.)
- 06 KIDS PLAY AREA (1480 SQ. FT.)
- 07 LIBRARY (775 SQ. FT.)
- 08 GYM (2600 SQ. FT.)
- 09 GENTS WASHROOM
- 10 LADIES WASHROOM
- 11 SAUNA
- 12 STEAM
- 13 SHOWER
- 14 LOCKER
- 15 CHANGING ROOM
- 16 SEATING
- 17 JOGGING TRACK
- 18 INFINITY EDGE
- 19 POOL SEATING
- 20 SWIMMING POOL
- 21 JACUZZI
- 22 POOL CABANA
- 23 KIDS POOL AREA
- 24 PEBBLE BED
- 25 ISLAND SEATING
- 26 CENTRAL LAWN
- 27 OUT DOOR CHILDREN PLAY AREA
- 28 PEBBLE SEATING



150 FT. WIDE VIP ROAD



60 FT. WIDE ROAD

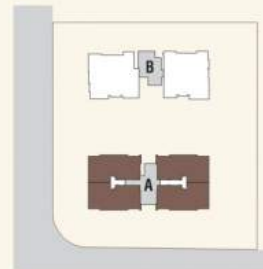
*TYPICAL FLOOR PLAN



* 3 BHK
UNIT PLAN

3rd to 10th, 14th &
20th Floor

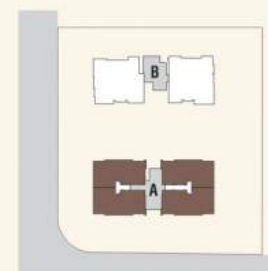
TOWER - A



* 3 BHK
UNIT PLAN

11th & 15th Floor

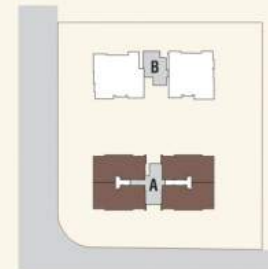
TOWER - A



* 3 BHK
UNIT PLAN

12th & 16th Floor

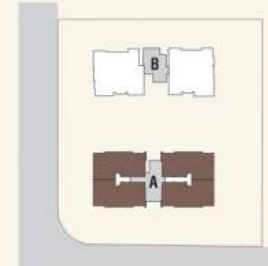
TOWER - A



* 3 BHK
UNIT PLAN

13th & 18th Floor

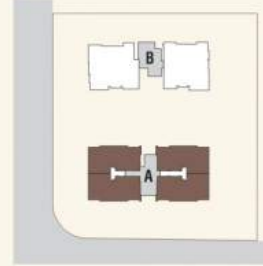
TOWER - A



* 3 BHK
UNIT PLAN

17th Floor

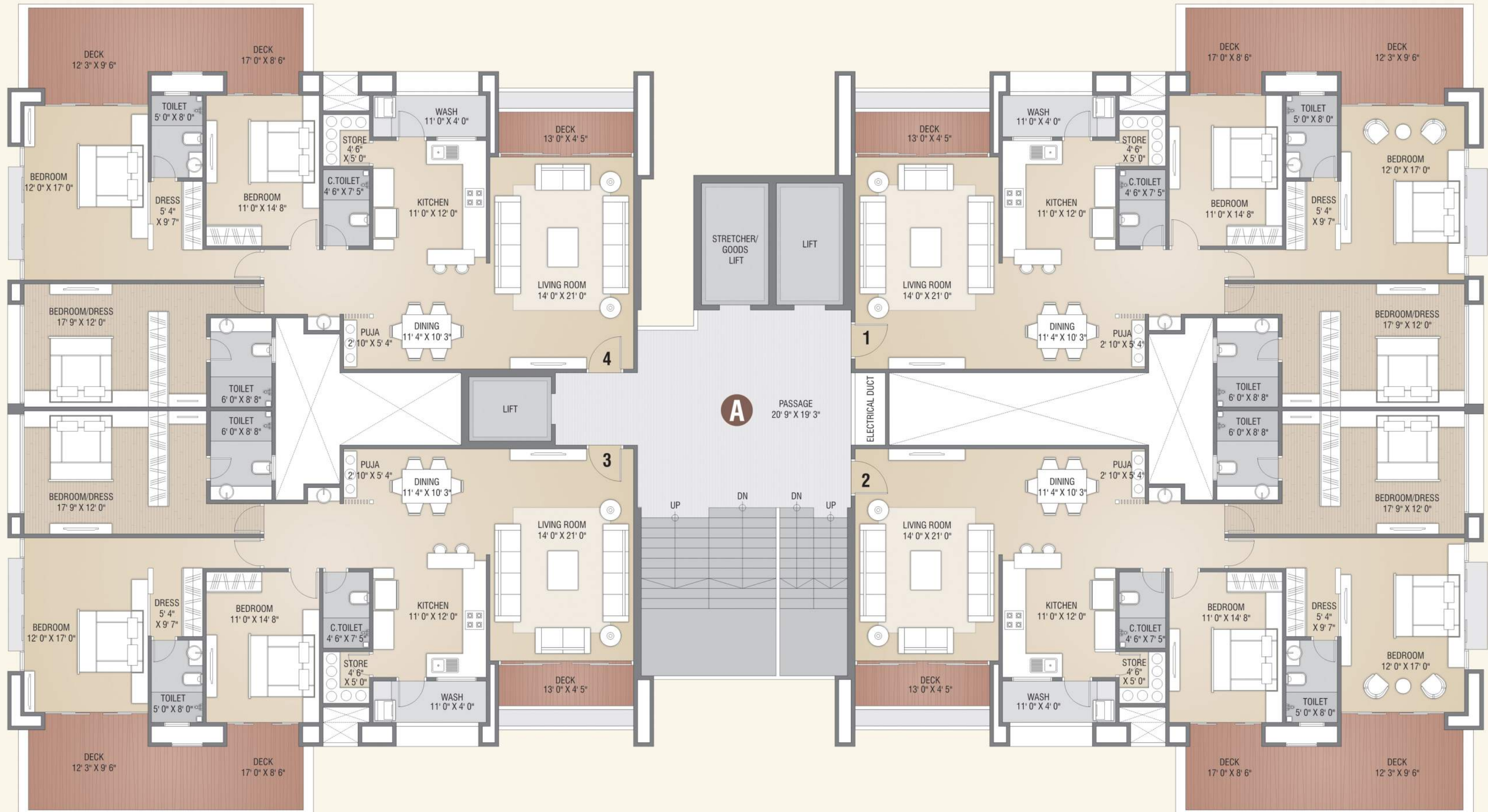
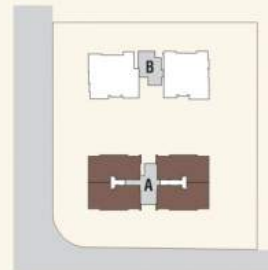
TOWER - A



* 3 BHK
UNIT PLAN

19th Floor

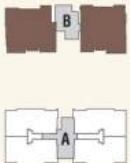
TOWER - A



* 4 BHK
UNIT PLAN

3rd to 10th &
14th Floor

TOWER - B



* 4 BHK
UNIT PLAN

11th & 15th Floor

TOWER - B



* 4 BHK
UNIT PLAN

12th & 16th Floor

TOWER - B



* 4 BHK
UNIT PLAN

13th Floor

TOWER - B



* 4 BHK
UNIT PLAN

17th Floor

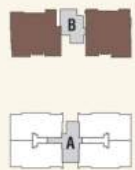
TOWER - B



* 4 BHK
UNIT PLAN

18th Floor

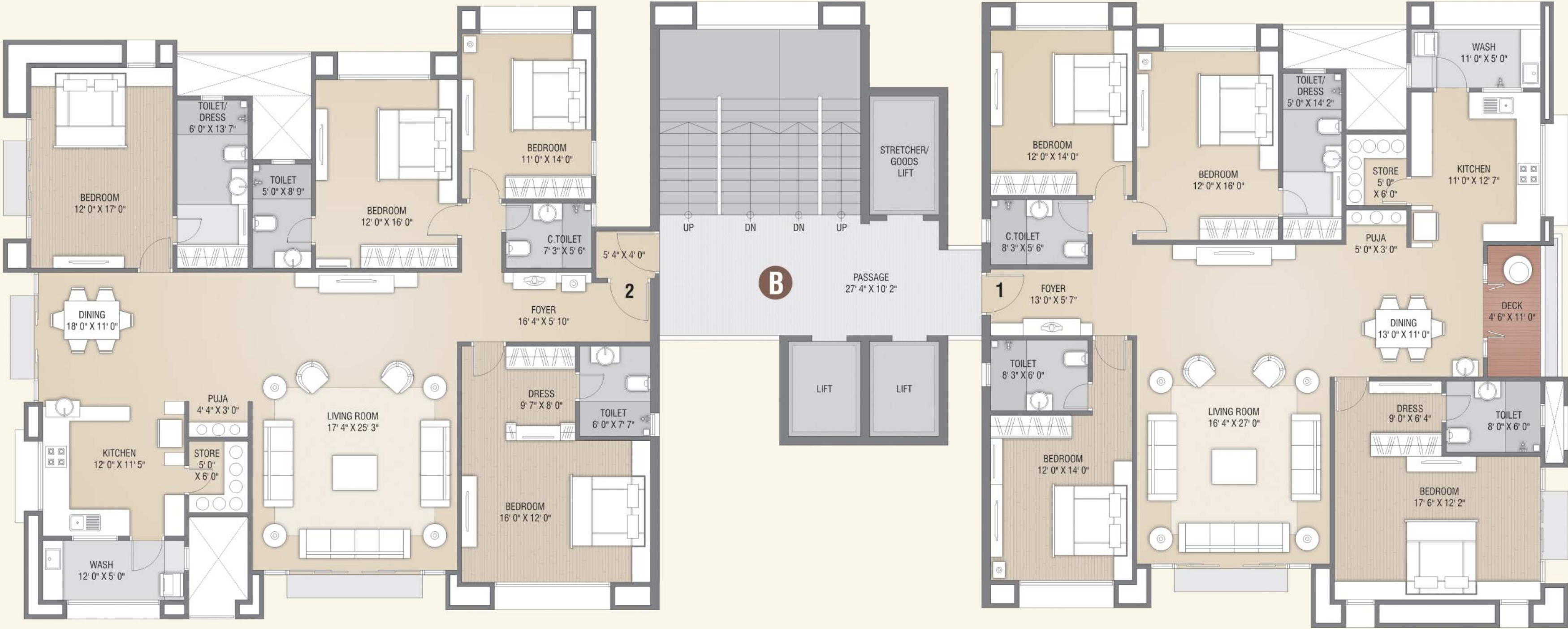
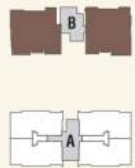
TOWER - B



* 4 BHK
UNIT PLAN

19th & 20th Floor

TOWER - B



**SANGINI
EVOQ**
ABOVE EVERYTHING ELSE

SITE ADDRESS :
Near Bhagwan Mahavir College, VIP Road,
Vesu, Surat - 395 007



BUILDING SPECIFICATION



- Entrance Foyer & Lobby
- Well Designed Entrance Foyer With Waiting Area And Elegantly Designed Lobby At All Floor Levels



- Parking
- Site Development: Interlocking Paver Blocks / Stone Paving
 - 3 BHK- 2 Car Parking
 - 4 BHK- 3 Car Parking (Including Stacker Parking)

- Facade Treatments
- Plaster: Roller Finished Double Coated Plaster On Exterior Wall
 - Paint: Weather Shield Paint Of ICI / Standard Make



- Security
- Video Door Phone For Each Flat. Intercom Facility With Connectivity From Entrance Foyer To Each Flat, Lifts & Security Cabin
 - CCTV Camera Coverage In Campus, Reception & Basement Area

- Elevators
- Two Fully Automatic Passenger Elevators Of SCHINDLER / KONE / Eq. Make Per Building
 - One Large Stretcher / Goods / Service Elevator Of Standard Make In Each Building



- Electrics And Power Backup
- Silent Generator Of Adequate Capacity For Lifts, Water Pumps And Common Facilities
 - Designer Light Fittings Of Standard Make In Common Passages And Campus

APARTMENT SPECIFICATIONS

- Doors and Windows
- Designer Main Door With Wooden Frame Provided With Premium Make Lock And Fittings
 - Internal Door Openings Provided To Benefit Future Aesthetics Of Interior Design Requirement
 - All Window Openings Provided With Granite Stone Frame With Good Quality Aluminium Anodized / UPVC Section And Glass
 - Well Designed S.S. / M.S. / Glass Safety Grill Or Railing For Each Window



- Toilets
- Decorative High-quality Vitrified Tiles Up To Lintel Level With Standard Quality Sanitary Ware Of KOHLER Or Eq. Make And C.P. Fittings Of JAQUAR / KOHLER Or Eq. Make In All Toilets

- Kitchen
- Granite Kitchen Platform With Sink Of FRANKE / Eq. Make
 - High Quality Vitrified Tile Dado Up To Lintel Level
 - Gas Connection On Platform
- Wash & Utility
- Granite In Flooring And Vitrified Tile On Dado With Adequate Electrical And Plumbing Points
- Store
- Adequate Kota Stone Shelves With Satin Finish Glazed Tile Dado



- Deck
- Deck With Designer Rustic Tiles On Floor
 - S.S./M.S. & Glass Safety Railing

- Wall Surface
- Putty On All Plastered Wall And Ceiling



- Electrical
- Sufficient Points In Concealed Copper Wiring Of RR KABEL / Eq. Make
 - Modular Switches Of LEGRAND / MK / Eq. Make
 - 3 Phase Meter
 - Adequate Power Backup In Each Flat Of 15amp In 4 BHK (2AC, 7 Fans, 7 Lights, 1 Fridge & TV) And 10amp In 3 BHK (1AC, 5 Fans, 5 Lights, 1 Fridge & TV)
- Air-Conditioning
- Installation Of Split / Multi-split Air Conditioning Unit In Each Bedroom, Living Room & Dining Room Of TOSHIBA / DAIKIN / Eq. Make
- Television, Internet & Telephone
- Convenient Provision Of Internet, Telephone & Television Points In Each Apartment



- Hot Water System
- Centralized Plumbing System For Hot Water In Each Flat With Gas Connection Point

- Floor Finish
- Laminated Wooden Flooring In Two Bedrooms In 4 BHK And One Bedroom In 3 BHK
 - Italian Marble / I-marble Flooring In Entrance Foyer, Living Room, Kitchen, Dining Space & Other Bedrooms



SANGINI

EVOQ

ABOVE EVERYTHING ELSE

TECHNICAL SPECIFICATION



- Earthquake Resistant Structural Design As Per IS Codes For RCC Frame Structure With Isolated Footings And In Fill Masonry Walls
- Apartment Unit Floor Height - 10'- 6" (Slab Top To Slab Top)


BUILDING CREDIBILITY THROUGH BEST BRANDS

AIR CONDITIONING		TILE		SANITARY FITTINGS		PLUMBING FITTINGS		SANITARY WARE		ELECTRIC CABLE	
<div>TOSHIBA</div> <div>Leading Innovation >>></div>		<div>DAIKIN</div> <div>AIR CONDITIONERS</div>		<div>Jaquar</div>		<div>KOHLER</div>		<div>ashirvad</div> <div>ASTRAL</div>		<div>KOHLER</div>	
<div>RR / KABEL</div>		<div>Finolex</div> <div>Cables Limited</div>									
ELEVATORS		GENERATOR		PAINT		SINK		SECURITY SYSTEM		ELECTRIC SWITCHES	
<div>KONE</div> <div>Schindler</div>		<div>G</div> <div>Crompton Greaves</div> <div>Kirloskar</div>		<div>ICI Paints</div> <div>asianpaints</div>		<div>FRANKE</div> <div>CARTISTE</div>		<div>ALBA</div> <div>urmet</div>		<div>MK</div> <div>legrand</div>	


OUR HISTORY IS WITNESSING OUR PRESENT
“Landmarks Built on Trust”

We have successfully completed 56 projects with total constructed space of 57.5 lakh sq. ft. These projects comprise of 4300 residential units & 1150 commercial units.


Technical excellence, innovative designs, transparent & ethical business practice and on-time delivery is our forte.




57.5 LAKH
Sq. Ft. of Life Spaces



56
Landmarks



1150
Commercial Units



4300
Happy Families

OUR APPROACH IS SIMPLE
“Best Materials, Best Techniques & Best Outcome”

‘What’s important for our customers’ is the foundation of everything we do. Their joy and positive emotional response, after experiencing our products and services are our greatest achievements.

OUR ACCOLADES



SANGINI GARDENIA
Awarded as "Affordable Housing Project Of The Year" by DNA & CMO Asia



SANGINI GARDENIA
Awarded as "Mid - Segment Project Of The Year" by Realty Plus



SANGINI SOLITAIRE
Received 6-star ratings by CRISIL (After project completion)



SWAAR SANGINI
Awarded as "The Best Residential Project Under Luxury Segment" in Surat by CNBC Bazaar



SANGINI SWARAJ
Awarded as " Affordable Project Of The Year-Surat " by CRISIL & PROPREALTY



SANGINI SOLITAIRE
Awarded as "Best Luxury Residential Development" in western region by ALREN



SANGINI GROUP
Awarded as "Best Luxury Residential Developer "In Western Region by ALREN



SANGINI ARISE
Awarded as " Ultra Luxury - Lifestyle Project Of The Year-Surat " by CRISIL & PROPREALTY



SANGINI GROUP
Awarded as "Developer Of The Year - Luxury" by DNA & CMO Asia



SWAAR SANGINI
Awarded as "The Best Luxurious Residential Project Of The Year 2016" in Surat by Realty Plus



SANGINI MAGNUS
Awarded as " Commercial Project Of The Year-Surat " by CRISIL & PROPREALTY



SANGINI GROUP
Awarded as "Most Promising Developer Luxury Residential In Gujarat" by Worldwide Achievers & IBN 7



SANGINI GARDENIA
Awarded as "Outstanding Concrete Structure In Surat" under multi-dwelling residential unit category by ICEA Surat & Ultratech

OUR PLANNING TAKES CARE OF
Our planning principle mainly addresses the social bonding, hassle free and healthy lifestyle that you can experience in our homes.



Maximum use of air ventilation and natural light



Building our landmark projects with elegant facade which looks great forever



Ample parking space



Maximum open obtainable space at ground level blended with lush green landscape



Optimum utilizable space



Usage of durable and best quality building materials



LEGAL FILE

We at Sangini strongly believe that trust can only be developed through transparent & convenient legal process. Thus we provide clear documents and certificates in our legal file; e.g. B.U.C. certificates, Airport N.O.C., Lift licence and Deeds.

FILE INDEX

DEVELOPMENT PERMISSION

AIRPORT N.O.C

LIFT LICENCE

B.U.C



SITE ADDRESS :
Sangini Evoq, Near Bhagwan Mahavir College
VIP Road, Vesu, Surat - 395 007

Mob : +91 99099 26355
E : sales@sanginigroup.com | www.sanginigroup.com
f/sangini-group YouTube/sanginigroupsurat

RERA Reg. No.: PR/GJ/SURAT/SURAT CITY/SUDA/MAA01897/060318
www.gujrera.gujarat.gov.in

ISO 9001:2015
ISO 14001:2015
OHSAS 18001:2007

TECHNICAL FILE

For convenience of flat holder we provide all set of technical plans, actual photos and warranty certificates; e.g. plumbing photos, electrical drawing layout and products certificates.

ACTUAL PLUMBING PHOTO

PLUMBING DRAWING

ELECTRIC DRAWING

WARRANTY CERTIFICATE (GAS GEYSER)

WARRANTY CERTIFICATE (AC)

LEGAL DISCLAIMER

★ All furniture / objects shown in the plan are for presentation & understanding purpose only. By no means, it will form a part of final deliverable products
All the elements, object, treatments, materials, equipment & color scheme shown are artisan's impression and purely for presentation purpose. By no means, it will form part of the amenities, feature or specification of our final products

NOTE

• All rights for alteration / modification and development in design or specifications by architects and / or developer shall be binding to all the members • B.U.C. (Building Use Certificate) As per S.M.C. Rules, Clear Titles for Loan purpose • This brochure is for private circulation only. By no means, it will form part of any legal contract

WE REQUEST

• Stamp duty, Registration charges, Legal charges, GEB / SMC charges, Society maintenance charges (From the date of BUC) etc. shall be borne by the purchaser • TDS, GST & other taxes levied in future, will be borne by the purchaser • Any additional charges or duties levied by the Government / Local authorities during or after the completion of the scheme like SMC tax will be borne by the purchaser • In the interest of continual developments in design & quality of construction, the developer reserves all rights to make any changes in the scheme including technical specifications, designs, planning, layout & all purchasers shall abide by such changes • Changes/alteration of any nature including elevation, exterior color scheme, balcony grill or any other changes affecting the overall design concept & outlook of the scheme are strictly NOT PERMITTED during or after the completion of the scheme • Any RCC member (Beam, Column & Slab) must not be damaged during your interior work • Low-voltage cables such as telephone, TV and internet cables shall be strictly laid as per consultant's service drawings with prior consent of Developer / Builder office. No wire/cables /conduits shall be laid or installed such that they form hanging formation on the building exterior faces • This brochure is intended only for easy display & information of the scheme and does not form part of the legal documents. Common passages / landscaped areas are not allowed to be used for personal purpose

