



ANANTA
SIGNATURE

www.anantabuilders.com

Shops / Offices / Multiplex



Pro Business Pro Profit



Shops / Offices / Multiplex



Pro Business, Pro Profit

Business mean profit. Ananta Signature is the platform for turning your business into more and more profit. It offers a perfect blend of three things: perfect location, world-class service and an infrastructure that will undoubtedly drive footfalls. Thus, setting up your business here would be the right move to the right place at the right time.



Perfect Location

If location is everything, then Ananta Signature is in the ideal place as the business hub spreads across Vadodara's most upcoming area of Harni. It offers a quiet environment conducive for work but well developed to attract business. With world-class infrastructure your business space will surely inspire efficiency.



A dark, blue-tinted aerial photograph of a multi-story building with many windows, located in the background on the left side of the page.

World-Class Service

At Ananta Signature we are all set to offload your stress of property maintenance. A well trained and experienced team will ensure that safety, hygiene and cleanliness of the property are looked after in the highest order. Thus, allowing you to completely focus on your business and take it to new heights. Your growth will be our achievement.





Office

Super Store

Multiplex

Hospital

Restaurant

Shop

Bank

Well-Planned Design

Footfalls are amongst the most important factors for a business to make profit and Ananta Signature will let that happen by attracting audiences of a diverse demographic sketch. It is designed to be a throbbing lifestyle mall that will feature speciality stores, offices, food joints, a multiplex and much more. Thus ensuring an easy and steady flow of customers on regular basis.



Ground Floor Plan

Shop No.	Carpet Area (Sq. Ft.)	SBA Area (Sq. Ft.)
01	576	950
02	576	950
03	270	446
04	270	446
05	270	446
06	270	446
07	270	446
08	270	446
09	270	446
10	270	446
11	270	446
12	270	446
12A	270	446
14	270	446
15	270	446
16	244	403
17	244	403
18	244	403
19	231	381
20	231	381
21	231	381
22	1048	1729
23	1045	1724
24	231	381
25	231	381
26	231	381
27	200	330
28	200	330
29	200	330
30	200	330
31	200	330
32	220	363
33	280	462
34	280	462
35	280	462
36	842	1389
37	833	1374
38	824	1360
39	280	462
40	280	462
41	280	462
42	280	462
43	991	1635
44	233	384
45	233	384
46	233	384
47	233	384
48	233	384



First Floor Plan

Shop No.	Carpet Area (Sq. Ft.)	SBA Area (Sq. Ft.)
1	552	911
2	639	1054
3	290	479
4	290	479
5	290	479
6	290	479
7	290	479
8	290	479
9	290	479
10	290	479
10A	290	479
11	290	479
11A	290	479
11B	290	479
12	406	670
12A	364	601
14	265	437
15	336	554
16	209	345
17	209	345
18	209	345
19	1206	1990
20	1204	1987
21	209	345
22	209	345
23	209	345
24	186	307
25	186	307
26	186	307
27	186	307
28	186	307
29	220	363
30	260	429
31	260	429
32	260	429
33	808	1333
34	782	1290
35	792	1307
36	260	429
37	260	429
38	260	429
39	260	429
40	946	1561
41	227	375
42	227	375
43	227	375
44	227	375
45	227	375



Shop No.	Carpet Area (Sq. Ft.)	SBA Area (Sq. Ft.)
1	1287	2124
2	285	470
3	285	470
4	285	470
5	285	470
6	285	470
7	285	470
8	285	470
9	285	470
9A	285	470
10	285	470
10A	285	470
10B	285	470
11	400	660
12	359	592
12A	262	432
14	332	548
15	235	388
16	235	388
17	235	388
18	1326	2188
19	1324	2185
20	235	388
21	235	388
22	235	388
23	182	300
24	182	300
25	182	300
26	182	300
27	182	300
28	400	660
29	285	470
30	285	470
31	400	660
31A	285	470
31B	556	917
32	556	917
32A	285	470
32B	285	470
32C	285	470
33	285	470
34	285	470
35	285	470
36	316	521
37	712	1175
38	362	597
39	223	368
40	223	368
41	223	368
42	223	368
43	223	368



Shop No.	Size Food Court / Shops	Carpet Area (Sq. Ft.)	SBA Area (Sq. Ft.)
01	15'-0" x 18' - 5"	276	455
02	15'-0" x 18' - 5"	276	455
03	15'-0" x 19' - 10"	297	490
04	15'-0" x 21' - 6"	323	533
05	15'-0" x 19' - 0"	286	472
06	15'-0" x 21' - 8"	325	536
07	15'-0" x 20' - 5"	306	505
08	15'-0" x 19' - 6"	293	484
09	15'-0" x 14' - 4"	215	355



Amenities

- ▶ Ample parking space
- ▶ Beautiful landscaping
- ▶ Branded lifts
- ▶ 24 hours security
- ▶ Generator
- ▶ Well lit corridors with natural light
- ▶ Meter box on ground floor for all the offices
- ▶ Power back-up for common areas
- ▶ Common bore well for uninterrupted water supply

Specifications

Structure & Wall Construction:

- ▶ RCC framed structure design with earthquake resistance.
- ▶ Minimum column & beams for maximum flexibility in interior planning internal/external masonry work with clay brick autoclaved aerated concrete block.
- ▶ Internal walls with laphi & primer and external wall with weather proof paint over double coat plaster.

Electrification & Air-Conditioning:

- ▶ Sufficient points with concealed copper wiring along with modular switches.
- ▶ Fire resistance electric cable of Anchor, Polycab or equivalent standard as per our electric consultant's requirement.
- ▶ Provision for three phase meter.

Flooring & Wall Cladding:

- ▶ Vitrified flooring with skirting in all units.
- ▶ Natural stone / vitrified flooring in common area.
- ▶ Granite / decorative tiles cladding of lift sidewalls.

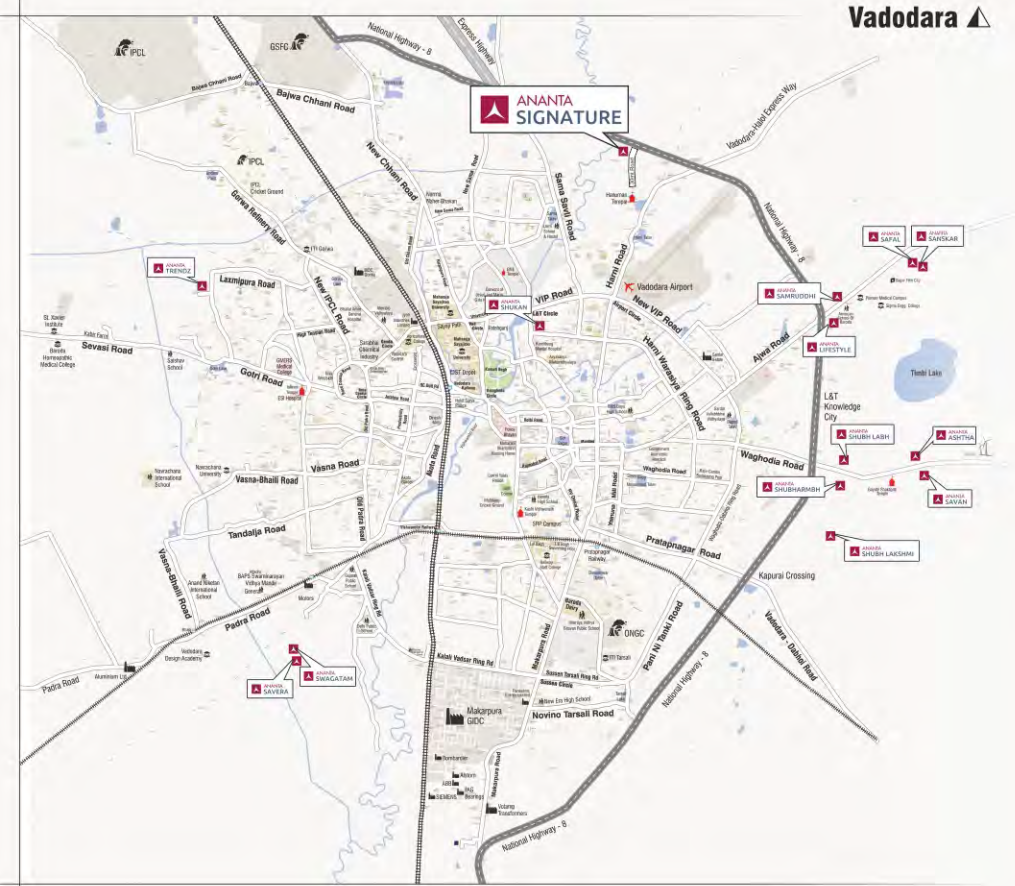
Exterior Glazing:

- ▶ Hi-tech glazing system with low heat transmission glass.
- ▶ Eco-friendly technology ensures a high degree of usercomfort & efficient energy utilization

Doors & Windows:

- ▶ Power coated aluminum siding windows and decorative flush doors with safety looks for the offices.

Vadodara



Payment Terms

30%	on Booking
10%	on Basement Slab
10%	on GF Slab
10%	on FF Slab
10%	on SF Slab
10%	on TF Slab
10%	on FF Slab
05%	on Finishing Level
05%	Before Possession

Our Iconic Developments



OUR OUTSTANDING LANDMARKS OF PAST



OUR CURRENT STAR PERFORMERS



www.anantabuilders.com



CREDAI Member



Architect
Rishi Architect
Structure Engineer
Ashutosh Desai

Site: 75 Mt NH-8, Dena Crossing,
30 Mt Motnath Mahadev Road,
Harni, Vadodara Gujarat.
📞 9033321122 / 33

Corporate Office: Besides Swaminarayan Temple,
Near Goverdhan Nathji Haveli, Pani Tanki Road,
Karelibagh, Vadodara, Gujarat.
📞 78179 82943

Terms & Conditions: 1) The following will be charged extra in advance/as per government norms: [a] stamp duty & registration charges, [b] Service tax [actual], VAT or any such additional government taxes if applicable in future, [c] Maintenance deposit, [d] Electrical infrastructure charge and deposit for new electric connection. 2) If any new tax applicable by central or state government in future, it will be born by the buyers/members. 3) Possession will be given only after one month of settlement of all accounts. 4) Continuous default in payments lead to cancellation. The developers reserve all the rights to change the plan, elevation, specification or any details will be binding to all. 5) In case of delay in water supply, light connection, drainage work by the concerned authority, developers will not be responsible. 6) Changes in any structural design changes in any external facade will not be permitted under any circumstances. 7) Internal changes will only be permitted with prior permission. 8) Outdoor AC units will be fitted as per provision provided in the designated place by the architect. 9) Any balance FSI at present or in future shall be availed by the developer and no member would claim any right for the same. 10) This brochure is for information purpose only, it does not form a part of the agreement or any legal document. The developer retains the right to alter the specification without any consent of the member.