



*Your Future is Growth...*

A New Business  
**Junction**  
Near the  
**Station**

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*Your Partner in Growth...*

Developing commercial centres that are strategically placed from business perspective as well as people's point of view has been the hallmark of Ananta Builders' successful projects. Marching ahead with the same philosophy, Ananta Builders present

# Ananta Starlet

A new-age commercial hub located in the heart of the city.



## A Profitable Business Destination Near the Station

Presenting Ananta Starlet. A rare business opportunity poised to reap long-term profits and commercial success because of its coveted location, brilliant designs and smartly conceived amenities.



## Star Attraction ★ Near the Station

With Ananta Starlet, it comes as a certainty that your business will be right where it needs to be – right in the center of city with a huge potential of fast and large moving population forming your customer base.







OFFICES



BANKS



HOTELS



SHOPS



TRAVEL AGENTS



BOUTIQUES



COACHING CLASSES



ANANTA

Starlet

SHOPS & HOTELS





Besides Vadodara's largest D'Mart.



## Prominent Location Near the Station

Finding that perfect location is the key to success for any individual looking to set up a business. Placed in the heart of Vadodara city, Ananta Starlet puts your business right on the front foot, giving it a perfect headstart for long term successful innings.



In close proximity to Public Transport Facilities



1 kms  
Central Bus Stand



1.2 kms  
Railway Station



4 kms  
Airport



## Fascinating Junction for Hotels

Travellers & tourists flock in and around the station area – making Ananta Starlet an inviting place for hotels, restaurants and other eateries.



## Desirable Location for Travel Agents

Located close to City Bus Depot, Railway Station & Airport, Ananta Starlet is a tempting place for travel agents to do business.



## Smart & Strategic for Offices & Banks

Being in the heart of the city, the offices at Ananta Starlet can be the epicentre to execute thriving commercial activities for multiple business types.







### Centrally Placed for Coaching Classes

Located close to Fatehgunj, Nizampura, Navayard & Chaani, Ananta Starlet garners the advantage of being well-placed for student coaching classes.



### Wide & Mobile Customer Base for Shops

Due to road, rail and air travel facilities in the vicinity, a large number of people move in this area, which can form a large customer base for shops.



### Bustling Booth for Boutiques

The fast and mobile travellers as well as residing population of the area guarantee a strong customer base for boutiques.







# A Roman Inspiration Near the Station

Beautifully designed Ananta Starlet has a touch of Roman architectural pattern in its design. And the first look is all it takes to attract the customers to your business. Aesthetic and pleasing to eye, Ananta Starlet offers you smart business space.



## Smooth Operations for your Organization

With a host of facilities crafted with commercial spaces' perspective, Ananta Starlet lets you conduct your business in the most convenient and profitable fashion.



Ample Basement  
Parking Space



Natural Lighting &  
Ventilation



Branded High Speed  
Elevators



Wide Corridors



High Floor to Ceiling Ratio





# Perfect Space for Your Organization Near the Station

Ananta Starlet offers flexible spaces to set up your business. Designed and conceived with a touch of class, it has a picture perfect form and functionality for thriving businesses.





# Ground Floor



Shop	Shop Size	CA	SBA	Shop	Shop Size	CA	SBA
1	15'-6" x 43'-3"	670	1105	18	30'-6" x 10'-6"	320	530
2	15'-3" x 43'-3"	645	1065	19	30'-6" x 10'-6"	320	530
3	30'-6" x 10'-6"	320	530	20	30'-6" x 10'-6"	320	530
4	30'-6" x 10'-6"	320	530	21	30'-6" x 10'-6"	320	530
5	30'-6" x 10'-6"	320	530	22	30'-6" x 10'-6"	320	530
6	30'-6" x 10'-6"	320	530	23	15'-0" x 48'-7"	655	1080
7	30'-6" x 10'-6"	320	530	24	15'-0" x 48'-7"	715	1180
8	30'-6" x 10'-6"	320	530	25	15'-0" x 48'-7"	715	1180
9	30'-6" x 10'-6"	320	530	26	15'-0" x 48'-7"	655	1080
10	30'-6" x 10'-6"	320	530	27	30'-6" x 10'-6"	320	530
11	10'-6" x 29'-0"	305	505	28	30'-6" x 10'-6"	320	530
12	10'-6" x 29'-0"	305	505	29	Hotel Reception Area		
13	10'-6" x 29'-0"	305	505	30	23'-0" x 10'-6"	240	400
14	10'-6" x 29'-0"	305	505	31	32'-9" x 10'-6"	345	570
15	10'-6" x 29'-0"	305	505	32	16'-3" x 47'-6"	760	1255
16	30'-6" x 10'-6"	320	530	33	16'-3" x 47'-6"	775	1280
17	30'-6" x 10'-6"	320	530	34	16'-3" x 47'-6"	775	1280

Carpet (CA) & Super  
Built-up Area (SBA) in  
Square Feet (Sq. Ft.)

24' WIDE ROAD

# A Grand Business Elevation Near the Station

An imposing looks that leaves everyone mesmerized. The glass façade and the touch of Roman architecture give Ananta Starlet that awe-inspiring looks.





# First Floor



Shop	Size	CA	SBA	Shop	Size	CA	SBA
1	19'-0"×46'-9"	895	1480	18	32'-9"×10'-6"	345	570
2	18'-9"×38'-9"	676	1115	19	32'-9"×10'-6"	325	535
3	32'-9"×10'-6"	345	570	20	32'-9"×10'-6"	300	495
4	32'-9"×10'-6"	345	570	21	28'-6"×10'-6"	300	495
5	32'-9"×10'-6"	345	570	22	28'-6"×10'-6"	300	495
6	32'-9"×10'-6"	345	570	23	34'-0"×52'-1"	1590	2625
7	32'-9"×10'-6"	345	570	24	34'-0"×52'-1"	1590	2625
8	32'-9"×10'-6"	345	570	25	28'-6"×10'-6"	300	495
9	32'-9"×10'-6"	345	570	26	28'-6"×10'-6"	300	495
10	32'-9"×10'-6"	345	570	27	9'-10"×11'-0"	110	180
11	10'-6"×31'-3"	330	545	28	13'-6"×33'-6"	450	745
12	10'-6"×31'-3"	330	545	29	13'-6"×33'-6"	450	745
13	10'-6"×31'-3"	330	545	30	25'-2"×10'-6"	265	440
14	10'-6"×31'-3"	330	545	31	32'-9"×10'-6"	350	580
15	12'-6"×31'-3"	390	645	32	19'-9"×43'-0"	800	1320
16	32'-9"×14'-9"	480	795	33	16'-3"×43'-0"	700	1155
17	32'-9"×10'-6"	345	570	34	19'-9"×55'-6"	1090	1800

Carpet (CA) & Super  
Built-up Area (SBA) in  
Square Feet (Sq. Ft.)

24' WIDE ROAD

# Second Floor



# Third-Fourth Floor

Reserved for Residential Hotel



24' WIDE ROAD



## 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 user comfort & efficient energy utilization.

### DOORS & WINDOWS

- Power coated aluminum sliding windows and decorative flush doors with safety locks for the offices.

## COMPLETED PROJECTS

ANANTA  
**Aries**  
Shops & Flats

@ AJWA ROAD

A·N·A·N·T·A  
LIFESTYLE

Shops, Flats & Penthouses

@ AJWA CROSSING

ANANTA  
TRENDZ

Shops, Offices and Showrooms

@ GOTRI ROAD

## UPCOMING PROJECTS

ANANTA  
**serenity**  
SHOPS | FLATS | PENTHOUSES

@ ATLADARA-BIL

ANANTA  
**SANTILLA**  
3 BHK LUXURIOUS VILLAS

@ ATLADARA-BIL



## ONGOING PROJECTS



Tenements & Duplexes

@ WAGHODIA ROAD



Duplexes

@ WAGHODIA ROAD



Tenements & Duplexes

@ WAGHODIA ROAD



Shops, Flats, Duplexes and Penthouses

@ WAGHODIA ROAD



Flats, Shops and Penthouses

@ AJWA ROAD



Shops, Offices & Multiplex

@ HARNI ROAD



4 BHK Villas

@ ATLDARA-BIL



Bungalows

@ WAGHODIA ROAD



Duplex, Tenements & Open Plots

@ AJWA MAIN ROAD



Residential & Commercial

@ MUKTANAND CIRCLE, KARELIBAUG



1 BHK Tenements & 2-3-4 BHK Duplexes

@ ATLDARA-BIL



Shops, Flats & Penthouses

@ AJWA ROAD



@ KARELI BAUG

## 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

## TERMS AND CONDITIONS

- 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.
- If any new tax applicable by central or state government in future, it will be born by the buyers/members.
- Possession will be given only after one month of settlement of all accounts.
- 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.
- In case of delay in water supply, light connection, drainage work by the concerned authority, developers will not be responsible.
- Changes in any structural design & changes in any external facade will not be permitted under any circumstances.
- Internal changes will only be permitted with prior permission.
- Outdoor AC units will be fitted as per provision provided in the designated place by the architect.
- Any balance FSI at present or in future shall be availed by the developer and no member would claim any right for the same.
- 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 specifications without any consent of the member.

DEVELOPER:

STARLET  
DEVELOPERS

ARCHITECT:



STRUCTURE:

ASHUTOSH DESAI





*Your Partner in Growth...*

## ANANTA GROUP,

Established in 2009, Ananta Group is one of the leading real estate developers of Vadodara. In a short span of 4 years, Ananta Group has successfully developed a sprawling area of

**15,00,000 lac sq.ft. in Vadodara.**



In our vision towards becoming a real-estate giant we aim to leave a lasting impression in the industry with our innovative designs, modern technology and unmatched quality standards. Blending residential and commercial spaces perfectly, Ananta Builders is analogous to trust and high quality standards.

Led by Mr. Nilay Chotali (Founder), we work with a spirit of co-operation with individuals from diverse backgrounds, experience and expertise at Ananta Group.

Our 60+ member staff lays the foundation of our success, and is an integral part of the Ananta family.



**Corporate House:** 2nd Floor, Sahjanand Complex, Above IDBI Bank, Water Tank Road, Karelibaug, Vadodara - 390018

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