



premium lifestyle at the most prestigious location of a'bad



Project Site : B/h. Ornet Park-I, Sindhu Bhavan Road, Thaltej, Ahmedabad



- **Only two apartments at each floor**
- **Each avenue has only 48 apartments**
- **Each apartment is facing 18000 sq. ft. lush green garden**
- **One lift for every six apartments**
- **Two car park per apartment**
- **Each avenue has all the Amenities**



Maple County brings to you a spectacular assortment of contemporary apartments that redefine luxury and create an unmatched living experience. It transcends all definitions of magnificence with its one-of-a-kind solutions for wellbeing in a cozy, comfortable setting with clean architectural lines, warm natural colors, and eye-catching open spaces. With a breathtaking blend of design and comfort, Maple County provides a private, serene escape from the bustle of the outside world.

The first thing that strikes you when you enter the green zone of Maple County is the immense expanse of open space. The design has been planned intelligently to include all lifestyle enhancing amenities, and yet create large, environment-friendly living areas.

Elegant houses, beautifully manicured gardens, and mesmerizing architecture, Maple County transports you to a world of royalty, with innovative designs that are thoughtfully and stylishly visualized. Taking your fast-paced lifestyle into account, every convenience is within easy reach – be it transport, shopping, entertainment, or health.

bring home royalty



silver
avenue



crimson
avenue



orange
avenue



green
avenue



gym & swimming pool

all amenities @ each avenue



Swimming Pool



Gymnasium



Two Car Parking For Each Apartment



Mini Theatre



Yoga & health centre



Security System



Open Dining Area



Jogging Track



R.O. Plant



Business Centre



Women & Old People Gathering



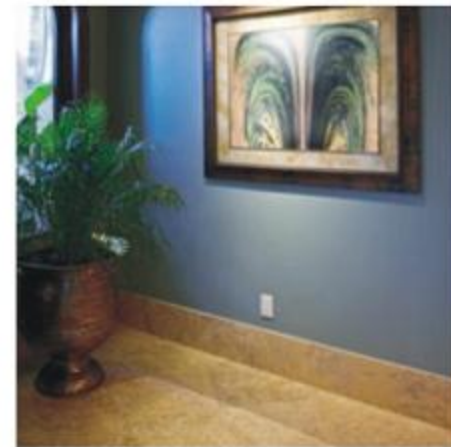
Indoor Gaming Zone



Well-Landscaped Garden With Water Bodies



School Bus Pick-up Zone



Spacious and Well - Designed Foyer



Administrative Office

Lifestyle Apartments with Terrace Garden



stylize your dreams

open dining area



Over all garden view



Entry Gate



school bus pick-up zone



signature design

Maple is a low rise, high-end, state-of-the-art apartment scheme that meets all high standards of living. Taking lessons from our heritage and yet being futuristic, we have considered all LEED aspects for its Green Design Concepts.

For us, it is important to conserve water and energy, and this is very apparent in our designs. Apartments face east-west, and the 4 boulevards have lush gardens between them which will act as wind funnels, and assist in proper ventilation to the apartments.

The vertical design we have created on the south walls keeps the walls shaded from the sun, and reduces the heat island effect with the help of the terrace garden. The complex also has 4 swimming-pools, 4 gyms and 4 recreational gardens to suit today's lifestyle.

These are just a few aspects of sustainable design that we have introduced at Maple County. We are working hard to make a true green building that prioritizes environmentalism, but does not compromise on the finest lifestyle utilities.

– HIREN PATEL, ARCHITECT, LEED® AP

18.00 mt. (60ft) WIDE ROAD



Silver Avenue

Crimson Avenue

Orange Avenue

Green Avenue

18.00 mt. (60ft) WIDE ROAD

Towards Gurudwara

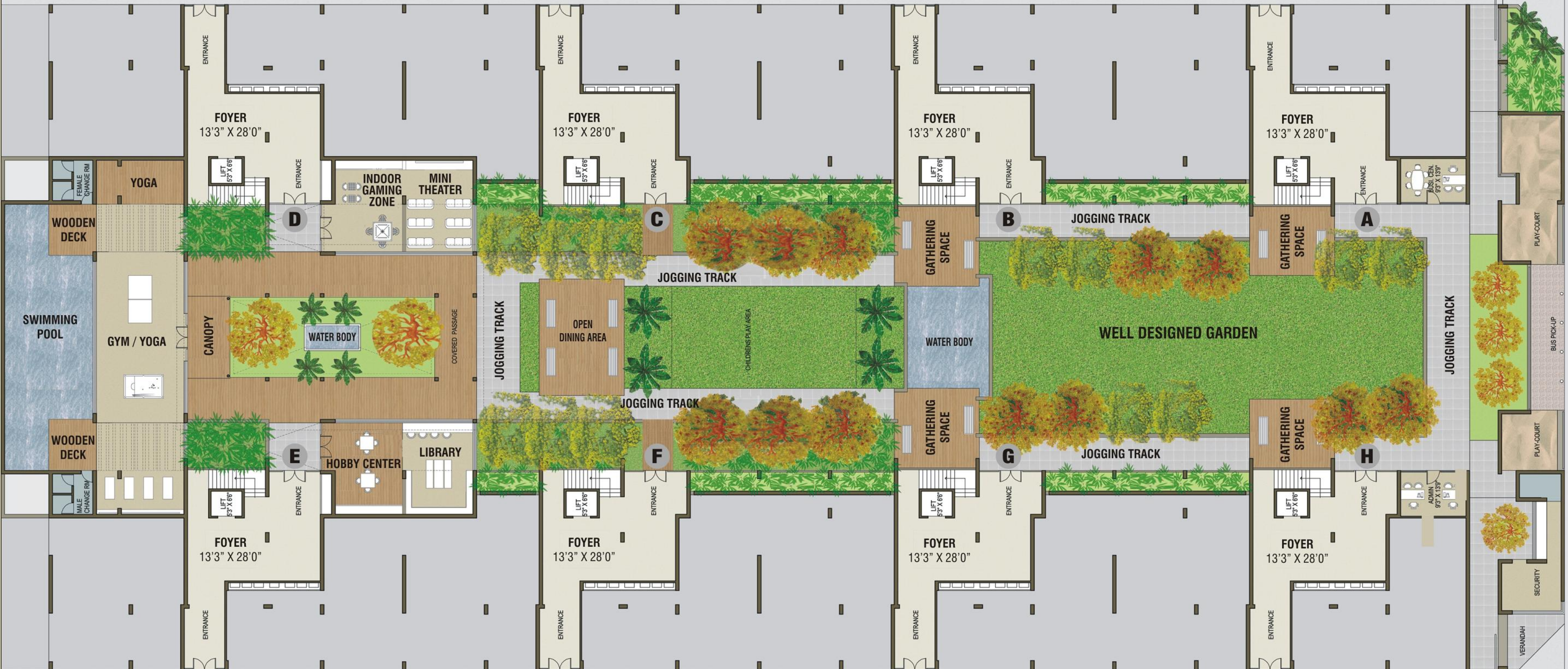


Layout Plan





WIDE DRIVE-WAY



WIDE DRIVE-WAY

Towards Gurudwara

18.00 mt. (60ft) WIDE ROAD



unit plan





STYLIZE YOUR DREAMS

Designed with architectural finesse, the homes themselves have six spacious rooms. The most striking feature of the apartments is the picture perfect utilization of space with one living room, one dining room, three bedrooms with attached bathrooms, and one sitting room spread over a sprawling space.

This focus on space is clearly visible in the attention to detail in the apartment design. The ceiling is 11.25 feet high, which is considerably higher than normal and the spacious rooms have French windows – features which only add to the initial image of space. The windows themselves are not only aesthetic, but made of special U-PVC material, which is long-lasting and sound-resistant, and aids better air-conditioning through its air leakage prevention system. The master bedroom is made special by the futuristic shower panel and bathtub. Elite fittings and designer flooring complete the picture of domestic bliss.

A unique feature is the skylight that divides the two apartments on a floor – it is over 6 feet wide, and improves the airiness and lighting. The well decorated huge foyer and the central garden plot of a mind-boggling 2000 sq. ft. only seem like a natural extension of the apartments.

The top floor of each building has been fashioned exclusively with two dreamy terrace apartments with a view that's unparalleled in its glory. The limitless expanse that blurs the lines between sky, water, and greenery gives you the feeling of being one with nature. Oozing charm and sophistication, the conceptualization is practical, futuristic, and pleasing to the eye

18000 sq. ft. of designed garden



Terrace garden



S p e c i f i c a t i o n s

structure

- safe & sound- quality controlled R.C.C. frame structure with best material components earthquake resistant design as per IS 1893 & IS 4326 criteria

plaster work

- double coat sand faced plaster on external walls
- single coat chhat mala plaster in inside area

flooring & wall tiling

- vitrified tile flooring having greater strength in almost entire area.
- easily maintainable & modern designer vitrified tile concept upto lintel level in bathrooms & kitchen
- granite sill in window
- white china mosaic in terrace area for waterproofing and heat resistance

door & window

- decorative main door with granite frame & safety locks.
- internal doors with granite frames & flush shutte with bothside laminated sheet for easy maintainance.
- superior quality S.S. finish hardware fittings
- water resistant & easy to clean sliding upvc windows for modern look / better efficiency of A.C and sound proofing.
- granite frame in doors.
- granite sill in windows.

electrical work

- 5 kw 3-phase concealed & fire resistant right gauge wiring of "ISI" copper wire.
- distribution board with "MCB" & "ELCB" to

"ISI" make modular electrical accessories.

- ample electrical points in all areas. good quality of earthing for whole unit.
- landline phone conduit.
- dish tv wiring conduit.
- broad band net connection conduit.

painting

- long lasting & weather resitant acrylic paint of standard make to all external walls
- all internal walls with water resistant smooth cement or acrylic based lapi finish for long life & good luster of your paint.
- oil paint to all grills

water proofing

- water proofing in all toilets & terrace area to prevent seepage.
- water repellent chemical coating treatment to all external walls.
- china mosaic in all the terrace

plumbing & sanitation

- good quality designer sanitaryware for spotless and sparkling toilets.
- all toilets will have exclusive premium shower panels with multiple jets.
- high quality plumbing fixtures with ceramic cartridges
- corrosion free and leak proof cpvc/upvc pipe & fittings
- SWR drainage system for easy maintenance

kitchen

- kitchen platform – black granite / varmora top (optional)
- stainless steel(quartz optional) sink in kitchen

additional features

- design for maximum cross ventilation and overlooking landscaped central courtyards.
- reverse osmosis water purification system for health and hygiene.
- exhaust fan provision in kitchen
- covered and allotted parking to all units
- beautiful landscaped lush green environment with ample common open spaces and water features at ground floor
- vehicle free common ground floor with concrete paving for parking and decorative street lights
- carefully designed space for women and elder peoples' gathering on ground floor
- safe and smooth modern lifts having sufficient capacity
- health club
- sports room with indoor games like pool, table tennis etc
- covered children play area with playing equipments.
- landscaped garden area
- jogging track
- tube-well & under ground water storage tank to ensure 24 hours water supply.
- energy efficient pressurised water supply system

COMMON DEVELOPMENT SPECIFICATION

- Exquisitely landscaped gardens interspersed with water bodies
- Concrete roads and decorative street lights
- Jogging track along the park
- Carefully designed gathering space
- Safe and smooth modern lifts with sufficient capacity
- Health club
- Sports room with indoor games like Pool, TT etc
- Tubewell and underground water storage tank for
- 24 hours water supply
- Pressurised water supply system
- Emergency power back up for common utilities
- Modern electronics security system in applicable common area.

LEGAL NOTES

- ◆ Stamp duty, registration charges, legal documentation charges, AUDA/AMC charges and GEB charges including cable and sub-station cost shall be borne by the purchaser.
- ◆ Any additional charges, taxes, cess or duties levied by the Government / Local Authorities during or after the completion of the scheme will be borne by the purchaser.
- ◆ In the interest of continual developments in design & quality of construction, the Developer reserves all right to make any changes in the scheme including technical specifications, designs, planning and layout and all the purchasers shall abide by such changes.
- ◆ Changes/ alterations of any nature including the elevations, exterior colour scheme of the apartments of any other change affecting the overall design concept & outlook of the scheme are strictly NOT PERMITTED during or after the completion of the scheme.
- ◆ This brochure is intended only to convey the essential design and technical features of the scheme and shall not be construed to form part of the legal document.

@ THE MOST PRESTIGIOUS LOCATION OF AHMEDABAD



silver avenue



crimson avenue



orange avenue



green avenue

Architect



Hiren Patel

Structural Designer

Dimension Consultant

Legal consultant

Viren Shah



ISO 9001:2008
 ISO 14001:2004
 OHSAS 18001:2007
 ganesh@ganeshhousing.com
 www.ganeshhousing.com

GANESH HOUSING CORPORATION LIMITED



With Maple County, Ganesh brings you contemporary Luxurious Apartments. This project is strategically placed near the most commercial area of Ahmedabad: S.G. Road. It's in close proximity to Rajpath Club and Gurudwara and is well connected to the S.P. Ring Road, keeping it in linked to major areas of the city.

Project Site : B/h. Ornet Park-I, Sindhu Bhavan Road, Thaltej, Ahmedabad, **Phone** : +91-79-66187799

Corporate Address :
 FF/ Samudra, Nr. Klassic Gold Hotel, Off C.G.Road, Ellisbridge,
 Ahmedabad – 380 006, Gujarat, India.
 Phone : +91-79-26562345 / 9979860617
 Fax : +91-79-26421085