



———— 3 & 4 BHK APPARTMENTS ————

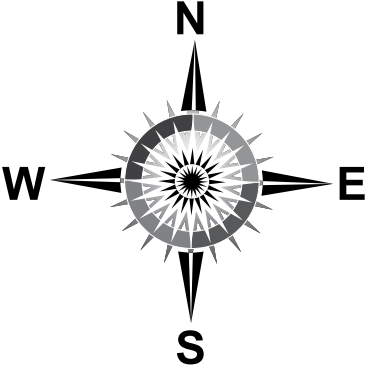


An Artistic Impression



Maple Tree is yet another premium luxurious project by Ganesh Housing. It offers spacious 3 BHK and 4 BHK homes, located at one of the most sought-after and upscale locations of Ahmedabad, which is not just centrally located but is strategically accessible to all major business, leisure, educational and entertainment hubs of the city.

SITE LAYOUT PLAN



ENTRY
Towards Satadhar Cross Road

Towards SAL Hospital Cross Road
EXIT

ENTRY TO BASEMENT

EXIT FROM BASEMENT

CLUBHOUSE

An Artistic Impression



3 BHK GROUND FLOOR | UNIT PLAN

Garden Facing Units | Block E to L*



Unit plan with indicative furniture layout

3 BHK FIRST FLOOR | UNIT PLAN WITH TERRACE

Plan A | Block E to L



Unit plan with indicative furniture layout

3 BHK TYPICAL UNIT DETAILS				
		W	L	Total
01	Drawing room	12'0"	18'6"	222
02	Living room	16'0"	12'0"	192
03	Kitchen-Store	10'0"	14'0"	140
04	Dining	10'0"	9'6"	95
05	Bed room-1	12'0"	15'0"	180
06	Toilet	7'6"	5'9"	43
07	Bed room-2	12'0"	14'0"	168

3 BHK TYPICAL UNIT DETAILS				
		W	L	Total
08	Toilet	8'6"	5'0"	43
09	Bed room-3	10'9"	12'0"	129
10	Comm. Toilet	5'0"	7'0"	35
Unit Carpet Area incl. Internal Walls				1370
Entry Garden/Varandah		13'0"	8'6"	111
Wash Area		10'0"	4'6"	45

3 BHK TYPICAL UNIT DETAILS				
		W	L	Total
01	Waiting Lounge	9'6"	5'0"	48
02	Drawing room	12'0"	18'6"	222
03	Living room	16'0"	12'0"	192
04	Kitchen-Store	10'0"	14'0"	140
05	Dining	10'0"	9'6"	95
06	Bed room-1	12'0"	15'0"	180
07	Toilet	7'6"	5'9"	43

3 BHK TYPICAL UNIT DETAILS				
		W	L	Total
08	Bed room-2	12'0"	14'0"	168
09	Toilet	8'6"	5'0"	43
10	Bed room-3	10'9"	12'0"	129
11	Comm. Toilet	5'0"	7'0"	35
Unit Carpet Area incl. Internal Walls				1370
Wash Area		10'0"	4'6"	45
Terrace Area				111

* [Except Block I]

3 BHK FIRST FLOOR | UNIT PLAN WITH TERRACE

Plan B | Block E to L



Unit plan with indicative furniture layout

3 BHK TYPICAL UNIT DETAILS				
		W	L	Total
01	Drawing room	12'0"	18'6"	222
02	Living room	16'0"	12'0"	192
03	Kitchen-Store	10'0"	14'0"	140
04	Dining	10'0"	9'6"	95
05	Bed room-1	12'0"	15'0"	180
06	Toilet	7'6"	5'9"	43
07	Bed room-2	12'0"	14'0"	168

3 BHK TYPICAL UNIT DETAILS				
		W	L	Total
08	Toilet	8'6"	5'0"	43
09	Bed room-3	10'9"	12'0"	129
10	Comm. Toilet	5'0"	7'0"	35
Unit Carpet Area incl. Internal Walls				1322
Entry Garden/Varandah		9'0"	12'0"	108
Wash Area		10'0"	4'6"	45
Terrace Area				111

3 BHK TYPICAL PLAN WITH TERRACE

With additional Terrace 4th, 7th, 9th & 11th Floor | Block E to L*



Unit plan with indicative furniture layout

3 BHK TYPICAL UNIT DETAILS				
		W	L	Total
01	Drawing room	12'0"	18'6"	222
02	Living room	16'0"	12'0"	192
03	Kitchen-Store	10'0"	14'0"	140
04	Dining	10'0"	9'6"	95
05	Bed room-1	12'0"	15'0"	180
06	Toilet	7'6"	5'9"	43
07	Bed room-2	12'0"	14'0"	168

3 BHK TYPICAL UNIT DETAILS				
		W	L	Total
08	Toilet	8'6"	5'0"	43
09	Bed room-3	10'9"	12'0"	129
10	Comm. Toilet	5'0"	7'0"	35
Unit Carpet Area incl. Internal Walls				1322
Entry Garden/Varandah		9'0"	12'0"	108
Wash Area		10'0"	4'6"	45
Terrace Area				111

* (For Block I, construction up to 7th Floor)

3 BHK TYPICAL UNIT PLAN

Floor {2,3,5,6,8,10,12} Diagonal of 4,7,9,11 Floor | Block E to L*



3 BHK TYPICAL UNIT DETAILS				
		W	L	Total
01	Drawing room	12'0"	18'6"	222
02	Living room	16'0"	12'0"	192
03	Kitchen-Store	10'0"	14'0"	140
04	Dining	10'0"	9'6"	95
05	Bed room-1	12'0"	15'0"	180
06	Toilet	7'6"	5'9"	43
07	Bed room-2	12'0"	14'0"	168

3 BHK TYPICAL UNIT DETAILS				
		W	L	Total
08	Toilet	8'6"	5'0"	43
09	Bed room-3	10'9"	12'0"	129
10	Comm. Toilet	5'0"	7'0"	35
Unit Carpet Area incl. Internal Walls				1316
Entry Garden/Verandah		9'0"	12'0"	108
Wash Area		10'0"	4'6"	45

* [For Block I, construction up to 7th Floor]

3 BHK PENT HOUSE PLAN

Block E to L*



Unit plan with indicative furniture layout

3 BHK TYPICAL UNIT DETAILS				
		W	L	Total
01	Drawing room	12'0"	18'6"	222
02	Living room	16'0"	12'0"	192
03	Kitchen-Store	10'0"	14'0"	140
04	Dining	10'0"	9'6"	95
05	Bed room-1	12'0"	15'0"	180
06	Toilet	7'6"	5'9"	43
07	Bed room-2	12'0"	14'0"	168

3 BHK TYPICAL UNIT DETAILS				
		W	L	Total
08	Toilet	8'6"	5'0"	43
09	Bed room-3	10'9"	12'0"	129
10	Comm. Toilet	5'0"	7'0"	35
Unit Carpet Area incl. Internal Walls				1320
Entry Garden/Verandah		9'6"	12'0"	115
Wash Area		10'0"	4'6"	46
Terrace Area				1413

* [Except Block I]

4 BHK FLOOR | UNIT PLAN

2nd Floor | Block A, B, C, D



Unit plan with indicative furniture layout

4 BHK TYPICAL UNIT DETAILS				
		W	L	Total
01	Drawing room	18'6"	14'6"	268
02	Living / Dining	25'6"	14'0"	357
03	Kitchen	12'6"	10'0"	125
04	Store	5'0"	6'0"	30
05	Bed room-1	12'0"	18'0"	216
06	Toilet	5'6"	8'0"	44
07	Dress	5'6"	5'0"	28
08	Bed room-2	12'0"	18'0"	216
09	Toilet	8'9"	8'0"	70
10	Bed room-3	12'0"	17'9"	213

4 BHK TYPICAL UNIT DETAILS				
		W	L	Total
11	Toilet	5'6"	12'0"	66
12	Bed room-4	12'0"	13'0"	156
13	Toilet	5'6"	7'0"	39
14	Puja room	5'6"	3'6"	19
Unit Carpet Area incl. internal wall				2043
Entry Garden/Verandah		18'9"	8'9"	169
Wash		5'6"	10'0"	55
Garden Balcony				261
Terrace Area 1				723
Terrace Area 2				299

4 BHK TYPICAL FLOOR | UNIT PLAN

3,5,6,8,10,11 & 13 floor | Block A, B, C, D



Unit plan with indicative furniture layout

4 BHK TYPICAL UNIT DETAILS				
		W	L	Total
01	Drawing room	18'6"	14'6"	268
02	Living / Dining	25'6"	14'0"	357
03	Kitchen	12'6"	10'0"	125
04	Store	5'0"	6'0"	30
05	Bed room-1	12'0"	18'0"	216
06	Toilet	5'6"	8'0"	44
07	Dress	5'6"	5'0"	28
08	Bed room-2	12'0"	18'0"	216

4 BHK TYPICAL UNIT DETAILS				
		W	L	Total
09	Toilet	8'9"	8'0"	70
10	Bed room-3	12'0"	17'9"	213
11	Toilet & Dress	5'6"	12'0"	66
12	Bed room-4	12'0"	13'0"	156
13	Toilet	5'6"	7'0"	39
14	Puja room	5'6"	3'6"	19
Unit Carpet Area incl. internal wall				2043
Entry Garden/Verandah		18'7"	8'7"	159
Wash		5'6"	10'0"	55

4 BHK TYPICAL FLOOR PLAN

4th, 7th, 9th & 12th Floor Plan | Block A, B, C, D



Unit plan with indicative furniture layout

4 BHK TYPICAL UNIT DETAILS				
		W	L	Total
01	Drawing room	18'6"	14'6"	268
02	Living / Dining	25'6"	14'0"	357
03	Kitchen	12'6"	10'0"	125
04	Store	5'0"	6'0"	30
05	Bed room-1	12'0"	18'0"	216
06	Toilet	5'6"	8'0"	44
07	Dress	5'6"	5'0"	28
08	Bed room-2	12'0"	18'0"	216
09	Toilet	8'9"	8'0"	70

4 BHK TYPICAL UNIT DETAILS				
		W	L	Total
10	Bed room-3	12'0"	17'9"	213
11	Toilet & Dress	5'6"	12'0"	66
12	Bed room-4	12'0"	13'0"	156
13	Toilet	5'6"	7'0"	39
14	Puja room	5'6"	3'6"	19
Unit Carpet Area incl. internal wall				2043
Entry Garden/Verandah		18'6"	8'6"	159
Wash		5'6"	10'0"	55
Garden Balcony				271

PROJECT FEATURES

PROJECT SPECIFICATION

- Covered Basement Parking with brush finished concrete floor
- Water supply by
 - » Efficient Composite Pressurised Water Supply System
 - » 2 Nos. Tube well
 - » Underground water tank with adequate storage capacity.
- Fire Safety system
- Distemper in All Common Area
- Power Backup for Lifts, water supply system & Staircase lights
- Security
 - » CCTV Cameras in common area
 - » 24-hour manned security
- Anti-Termite Treatment at Basement & Parking Level

BUILDING SPECIFICATION

- RCC Frame Structure designed in accordance with IS: 1893 & 4326
- External Plaster -Texture with Double Coat Plaster as per Architect Detail
- Stone Flooring in Staircase
- Vitrified or Stone Flooring in Corridors & Passage
- China Mosaic with Waterproofing Treatment on Terrace
- Weather Resistant Acrylic Paint on Exterior Walls
- UPVC pipe for water supply & SWR Drainage System
- Water Repellent Coating on Exterior Wall
- Distemper in All Common Area
- Two Lifts for Each Tower

UNIT SPECIFICATION

Flooring

- Vitrified Tile flooring
- Vitrified Tile Dado Up to Lintel Level in Kitchen & Toilets
- Stone Sill in Windows
- Granite Platform in kitchen
- Kota stone Floor in Wash Area
- Tile Dado in Wash Area
- S.S. Kitchen Sink
- Stone Shelves in Storage Area

Electrical & Allied

- 3- Phase Electrical Supply
- Concealed Type Wiring- with "ISI" Fire Retardant Grade Copper Wires
- Ample Electrical Points with Modular Type Electrical Accessories
- Electrical point for Geyser in all Toilets
- Electrical Point for Air Conditioner in Drawing room, Living Room & all Bedrooms
- Distribution Board with MCB & ELCB
- Dedicated Conduit for Telephone/Dish TV Wiring / Internet

Plumbing

- CPVC Pipes for Water Supply
- Ceramic Cartridge Bath Fittings
- Superior Quality Branded Sanitary Ware
- Geyser points in all Toilets
- Waterproofing in Bathroom floor
- RO plant provision in kitchen

Joinery

- Veneered Finish Main Door and Frame & Standard Safety Locks
- Internal Doors-Veneered Finish Flush Door
- Standard Make C.P. Matt finished Hardware Fittings
- Standard Heavy class Aluminum section window

Paints

- Double Coat Cement Putty on All Walls
- Enamel Paints to All Grills/Railing

NOTE: The local Authority i.e. Ahmedabad Municipal Corporation does not approve specifications. Accordingly we have prepared the above mentioned specifications for our project

AMENITIES

Club-house designed with the discerning elite in mind, with quality finishes and branded fittings that provide the accent to a holistic lifestyle in a tranquil residential community.

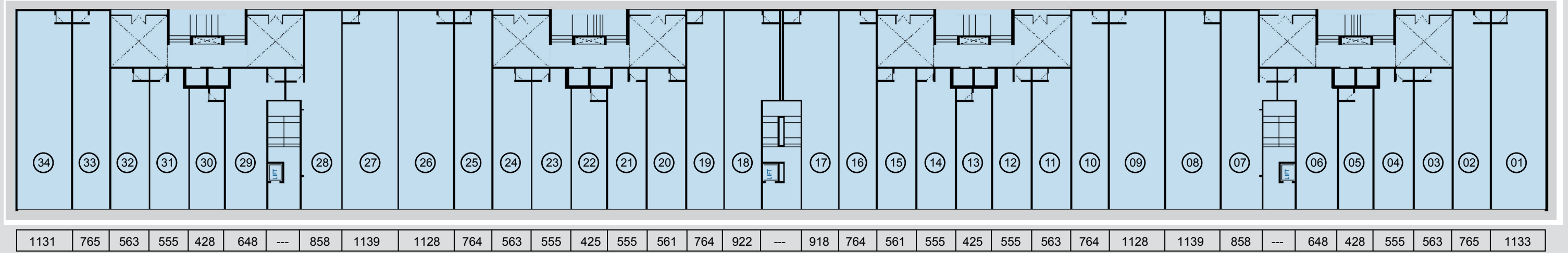


HEALTH & NUTRITION:
 FITNESS STUDIO
 GYMNASIUM WITH TRAINER
 STEAM & SAUNA ROOM
 JUICE BAR

ENTERTAINMENT HUB
 MINI THEATRE
 KIDS GAMING ZONE | TODDLER ROOM
 BANQUET HALL | CAFÉ
 PARTY LAWN

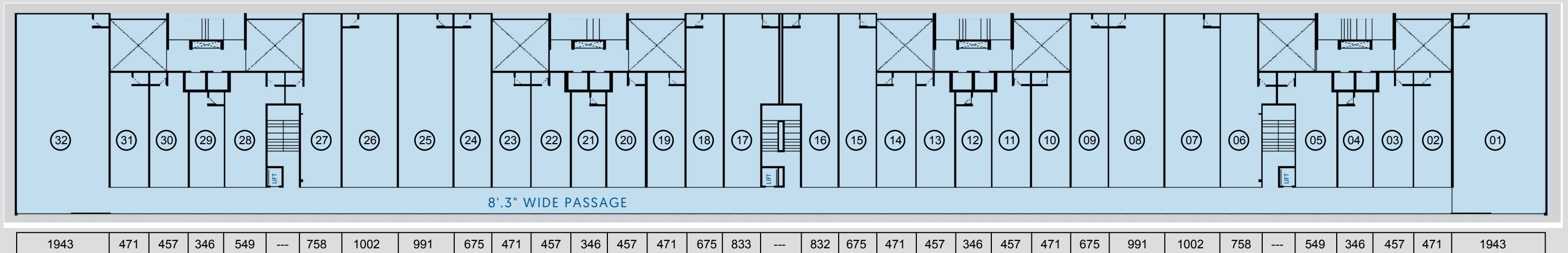
SPIRITUAL & REJUVENATION CENTRE
 YOGA & MEDITATION AREA
 SENIOR CITIZEN ZONE

SPORTS ARENA
 INDOOR GAMES ZONE INCLUDING
 TABLE TENNIS & BILLIARDS TABLE
 WALKING & JOGGING TRACK

GROUND FLOOR LAYOUT PLAN


Carpet Area in Sq. Ft.

 Towards SAL Hospital Cross Road 
 Towards Satadhar Cross Road

FIRST FLOOR LAYOUT PLAN


Carpet Area in Sq. Ft.



Site Address:
B/s. Manichandra Bungalows,
Nr. Surdhara Circle, Thaltej,
Ahmedabad - 380054.

PROJECT DEVELOPED BY
ESSEM INFRA PRIVATE LIMITED
A Subsidiary of Ganesh Housing Corp. Ltd.

ARCHITECT



street architects

9TH STREET ARCHITECTS

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PLUMBING CONSULTANT



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S.G. Highway, Ahmedabad - 380051.
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ELECTRICAL CONSULTANT



713-714, Shiromani Complex,
Opp. Ocean Park, Nehrunagar,
Ahmedabad - 380015.
P: 079-30028118 | 30028119

**STRUCTURAL DESIGNER
DIMENSIONS CONSULTANT**

LEGAL ADVISOR

VIREN SHAH
Advocate

Notes: • Stamp Duty, Registration Charges, Maintenance, Applicable Taxes, Torrent Power, AMC & Other Govt. Charges if any shall be borne by purchaser • Furnishing and fixtures shown in brochure are only for presentation purposes and will not be provided • This brochure is only for advertisement and it shall not be considered as a part of any legal documents.

Website: gujrera.gujarat.gov.in

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