



**We introduce to you a place,
In the lap of Nature, Away from the City,
A place where all your needs are met.
Grab the Thriving Investment Opportunities
at "SWAYAM".**

As we all know, a shelter is one of the basic needs of humans..!There are many who are fulfilling the other two – food & clothing, we at Addor Group believe in a house for all ideology. The name of our project is also thought upon to give a feel of 'Self' hence 'SWAYAM'. Here we offer Plots & 1/2/3 BHK Bungalow with class apart amenities and high standard fittings and fixtures. Away from the hustle and bustle, in a peaceful and quiet environment, where you can de-stress your life and enjoy the beauty of nature. Here you'll appreciate the purity, calmness, and all the goodness that nature provides. The air you'll breath is pollution-free, fresh, and pure.



**WHO CAN SEE THE
COMING TOMORROW, TODAY.**

BUT DON'T TRUST THE WORDS OF OTHERS.

THINK YOURSELF - **स्वयं!**

**ARE INVESTMENTS IN THE STOCKS MARKETS
STILL AS SAFE, AS THEY USED TO BE?**

**DOES THE BANK FDS GIVE
ANY REAL BENEFITS?**

**IS INVESTMENT IN GOLD STILL
AS LUCRATIVE AS IT WAS IN OLD DAYS?**

There is one and only the safest
and most beneficial investment avenue -

**Investment in land,
at the most promising location!**



WHY INVEST IN LAND?

We all know that the land is scarce and its requirements are endless. Agriculture, industrial as well as commercial-residential usage of the land is increasing with each passing day. As a result, the prices of land are escalating too. This is the key reason that investment in land is the safest and most beneficial than any other options.



WHY INVEST IN GUJARAT?

In the past few years, the growth of Gujarat has been so swift that it has become a role model for the entire nation. When it comes to industrial and economical growth, Gujarat is now way ahead of most of other states of India. In fact, Gujarat is now competing with other countries. Best infrastructure and sharp people, stable and able government, long sustained peace and most importantly, growing influence of Gujarat at the centre are some of the reasons that make Gujarat prosper at an exponential rate. Investment in Gujarat is ought to turn into a goldmine.

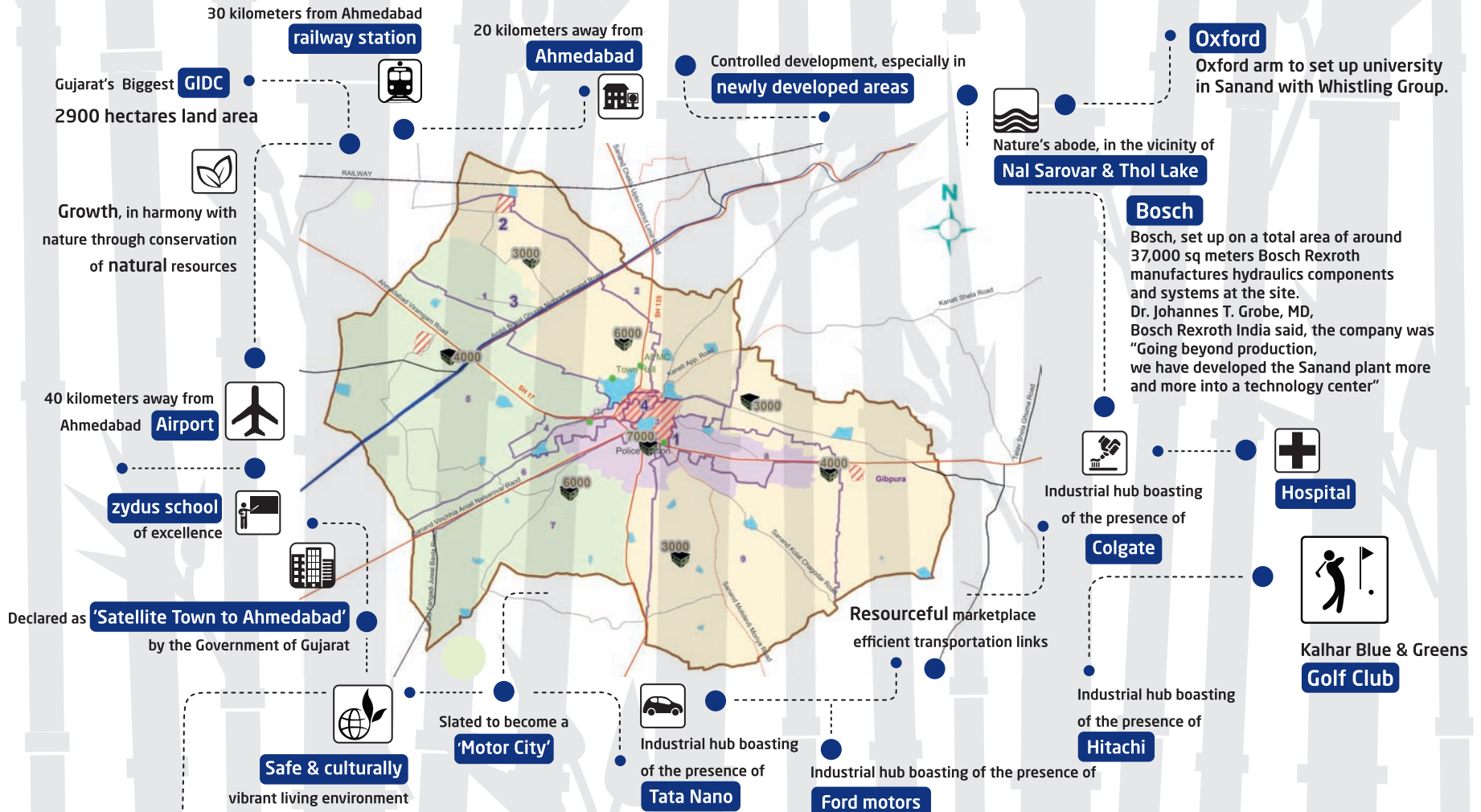


WHY INVEST IN SANAND?

Home to global auto giants, Sanand has become a thriving auto hub of the western India. Heavy presence of auto industries, its ancillaries and other giant industries has made Sanand one of the most promising avenues of investment. Sanand also enjoys a strategic location on the Delhi - Mumbai industrial corridor. In the upcoming regime under GST, the growth of Sanand is bound to escalate further. All these make Sanand one of the hottest places for investment in Gujarat.

THE SANAND ADVANTAGE

Sanand has emerged as an investment magnet for real estate as a most attractive destination in Gujarat



Sanand has become one of the booming entrepreneurial centers in India which offers competitive incentives to companies seeking to set up operations within Sanand region

Ford India starts construction of its new plant in Sanand, Gujarat. The new US\$1 billion state-of-the-art, integrated manufacturing facility in Sanand, to be operational in 2014, will produce 240,000 Ford cars and 270,000 engines a year, with an approximate 2,00,000 job opportunity to increase.



MAJOR COMPANIES IN SANAND GIDC

3D PHOTOS



EXTERIOR VIEW



ENTRANCE GATE



EXTERIOR VIEW



OUTDOOR GAMES



3D PHOTOS

CLUB HOUSE ELEVATION



CLUB HOUSE ELEVATION

3D PHOTOS



INDIAN INTERNATIONAL SCHOOL



GROUND FLOOR - 1 BHK



1) Drawing Room : 12'0" x 10'0"

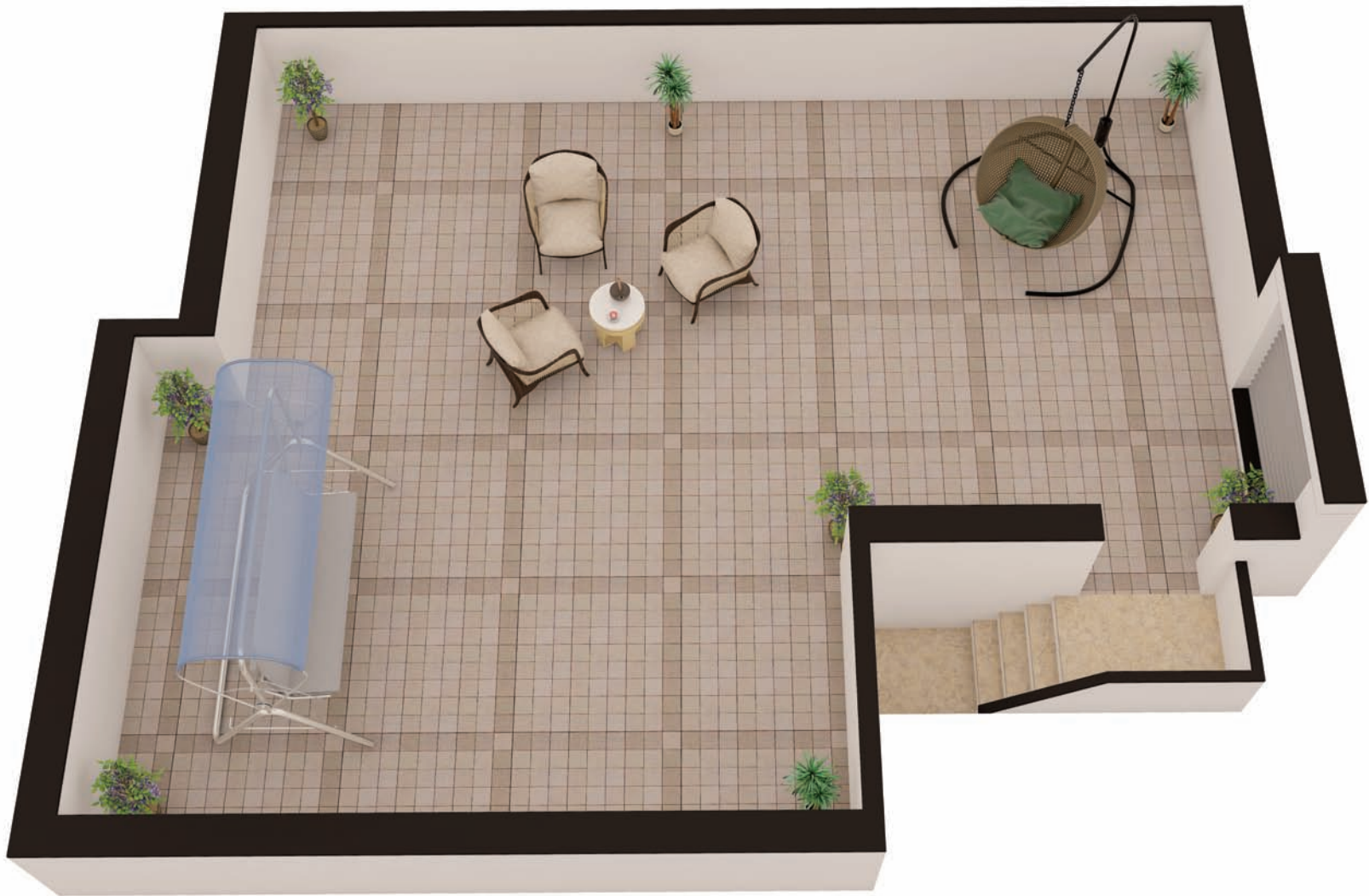
2) Bed Room : 10'0" x 10'0"

3) Common Toilet : 6'0" x 4'0"

4) Kitchen - Dining : 7'9" x 11'4 1/2"

5) Car Parking : 10'0" x 16'0"

6) Wash Yard : 4'6" x 8'0"

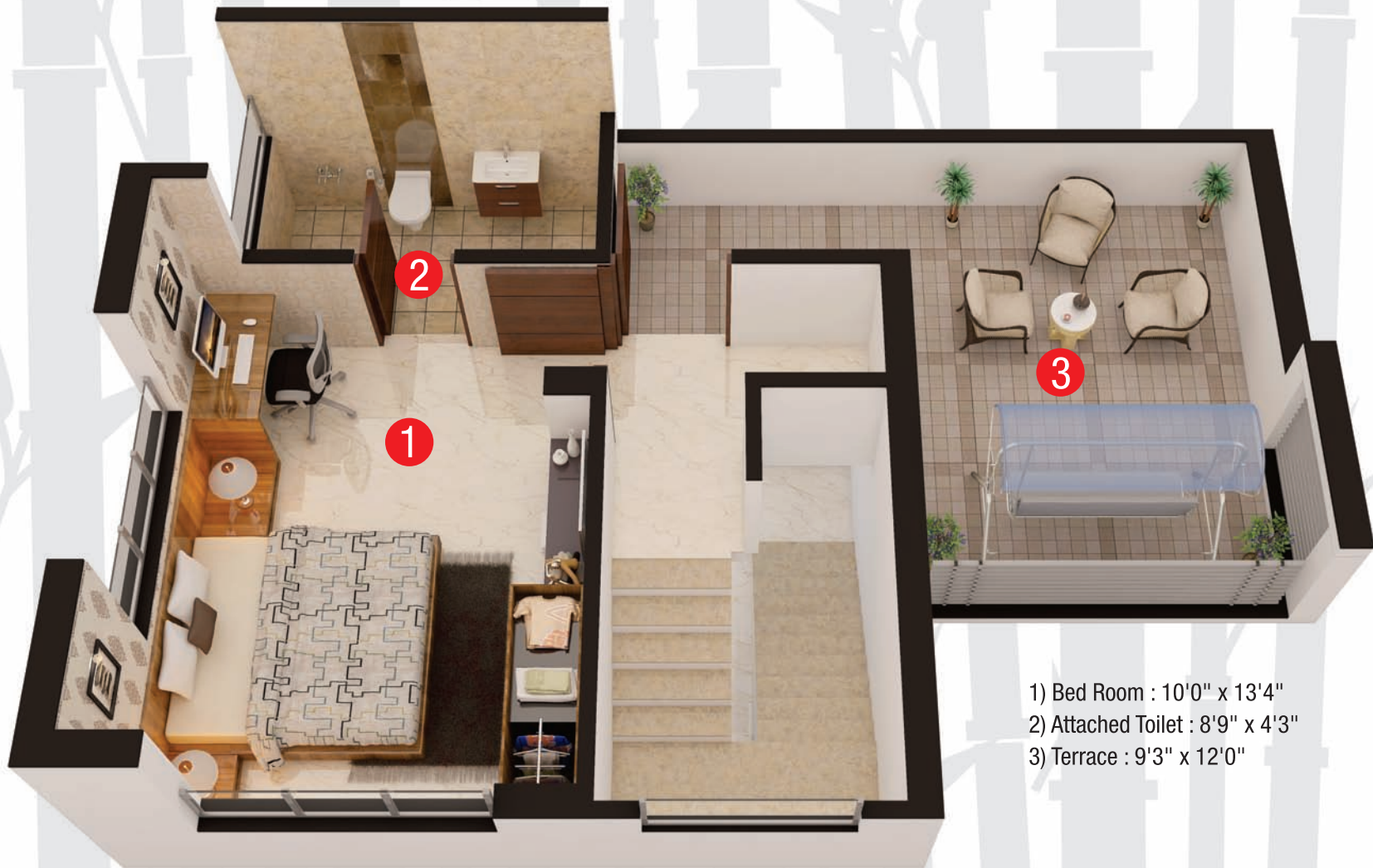


TERRACE - 1 BHK

GROUND FLOOR - 2 BHK



- 1) Drawing Room : 12'0" x 10'0"
- 2) Bed Room : 10'0" x 10'0"
- 3) Attached Toilet : 6'9" x 3'6"
- 4) Kitchen : 8'9" x 6'0"
- 5) Dining : 10'0" x 7'9"
- 6) Wash Yard : 4'6" x 8'0"
- 7) Car Parking : 15'6" x 10'0"



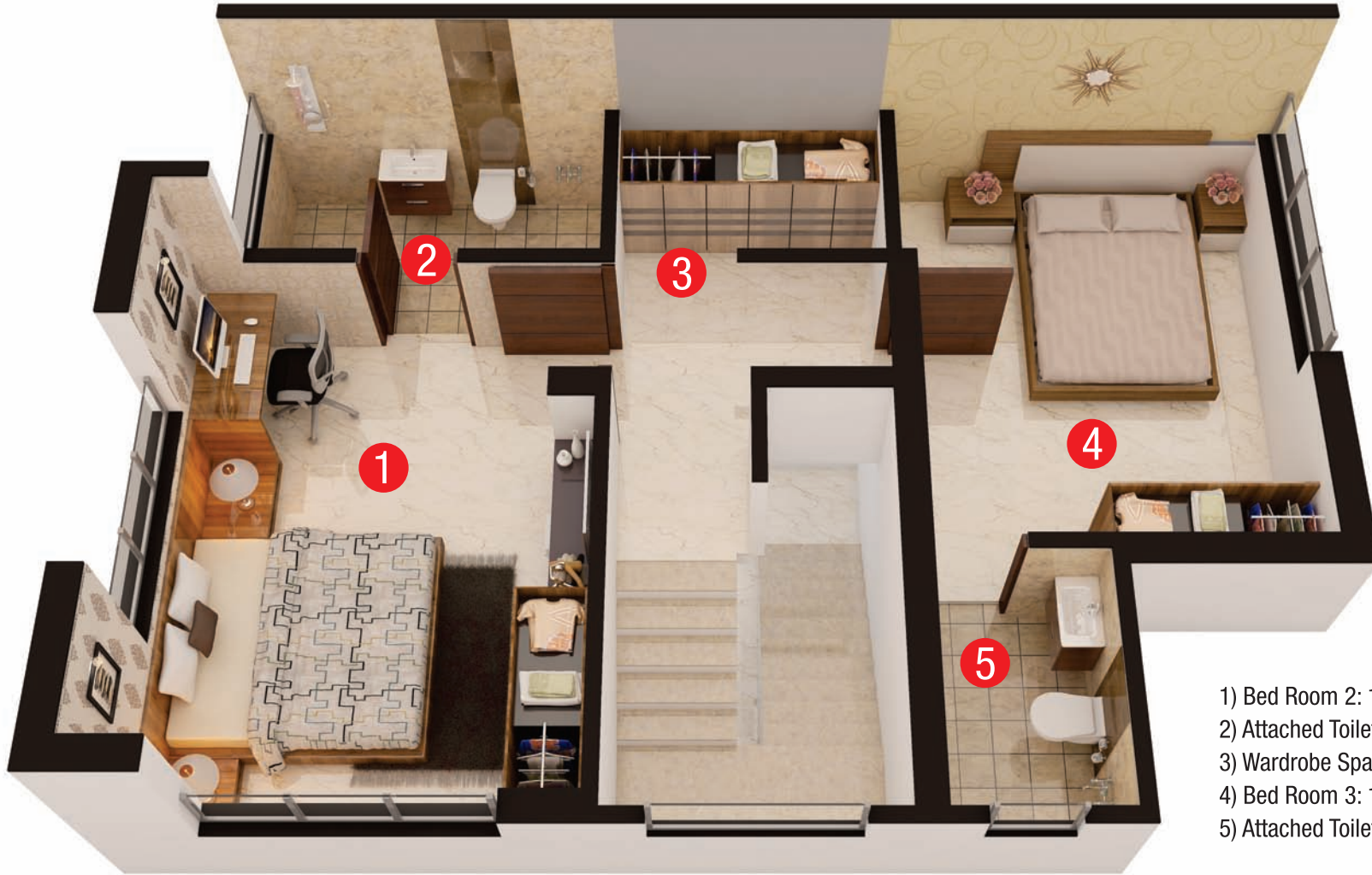
- 1) Bed Room : 10'0" x 13'4"
- 2) Attached Toilet : 8'9" x 4'3"
- 3) Terrace : 9'3" x 12'0"

FIRST FLOOR - 2 BHK

GROUND FLOOR - 3 BHK



- 1) Drawing Room : 12'0" x 10'0"
- 2) Bed Room : 10'0" x 10'0"
- 3) Attached Toilet : 6'9" x 3'6"
- 4) Kitchen: 8'9" x 6'0"
- 5) Dining : 10'0" x 7'9"
- 6) Wash Yard : 4'6" x 8'0"
- 7) Car Parking : 15'6" x 10'0"



FIRST FLOOR - 3 BHK

- 1) Bed Room 2: 13'4" x 10'0"
- 2) Attached Toilet : 4'3" x 8'9"
- 3) Wardrobe Space : 4'9" x 6'9"
- 4) Bed Room 3: 12'0" x 9'7 1/2"
- 5) Attached Toilet : 6'0" x 4'0"

AMENITIES



ATTRACTIVE
ENTERANCE



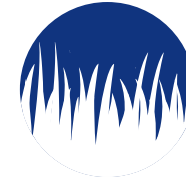
SCHOOL



TEMPLE



CLUB HOUSE



PARTY LAWN



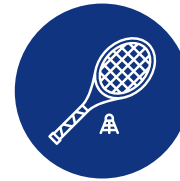
CRICKET
PITCH



TABLE TENNIS



VOLLEYBALL



BADMINTON
GROUND



SENIOR CITIZEN
SIT OUTS



MEDITATION
CENTRE



STREET LIGHTS



KIDS ZONE



SWIMMING
POOL



MULTIPURPOSE
HALL

STRUCTURAL ADVANTAGES

- Earthquake Resistant Structure
- Environment-friendly Construction
- Efficient Construction Technique
- Termite Treatment

FLOORING

- Vitrified Tiles in all Rooms
- Ceramic Tiles in Toilet and Wash Area

DOORS & WINDOWS

- Laminated Flush Door for Main Door
- Internal Flush Doors
- Aluminum Anodised Windows
- Hardware: Locks, Handles & Knobs(mortis and cylindrical lock) from reputed makers and brand

KITCHEN

- Polished Granite / Marble Platform with Dado Tiles up to 2 feet
Stainless Steel Sink

PLUMBING

- ISI compliant UPVC / CPVC water supply pipes with standard valves and accessories ISI complain PVC waste Pipes and Trap

WATER SUPPLY

- Each unit has individual overhead water tank

BATH & SANITARY FITTINGS

- Anti-skid Ceramic Tiles for flooring
- Glazed Ceramic Tiles Dado in Shower Area
- Concealed Plumbing with Hot and Cold Water Provision
- Branded Sanitary
- C.P. Bath Fittings

ELECTRICAL & LIGHTING

- Branded ISI Mark Electrical Switches
- Modular Switches
- Individual MCB with Required Safety
- Concealed Copper ISI Wiring with Adequate Number of Points
- One AC Point & TV Point
- Adequate Lighting of common areas
- Generator Back-up for common areas

PAINTS & EXTERIOR

- Smooth Plaster Finish Internal Walls with Putty
- Sand-faced Plaster Finish External Walls with good quality Cement / Acrylic Paint

WATER PROOFING

- Water Proofing of standard materials in all toilets and terrace.

It certainly seems Sanand in Gujarat, will become the most fruitful investment in the land. But our investment is also very important to see what happens in a completely reliable project. Addor Group's presence in Ahmedabad, Mumbai and Landon has created trust and new hierarchy in Real estate sector. The company has extensive experience in project development such as commercial, industrial, residential, Bungalows, plots, villas and farm houses, etc.

Excellence and transparency is the identity of our company, which give you best reward in investment with peace of mind.

OUR PROJECTS



ASPIRE

A Place for Everyone



AMBITION

The A-List Business Destination



HYDE PARK

A Weekend Homes



CLOUD9

Happiness Lives Here



14 CROWNS

4 BHK Floored Bungalow



PIONEER

Industrial Park

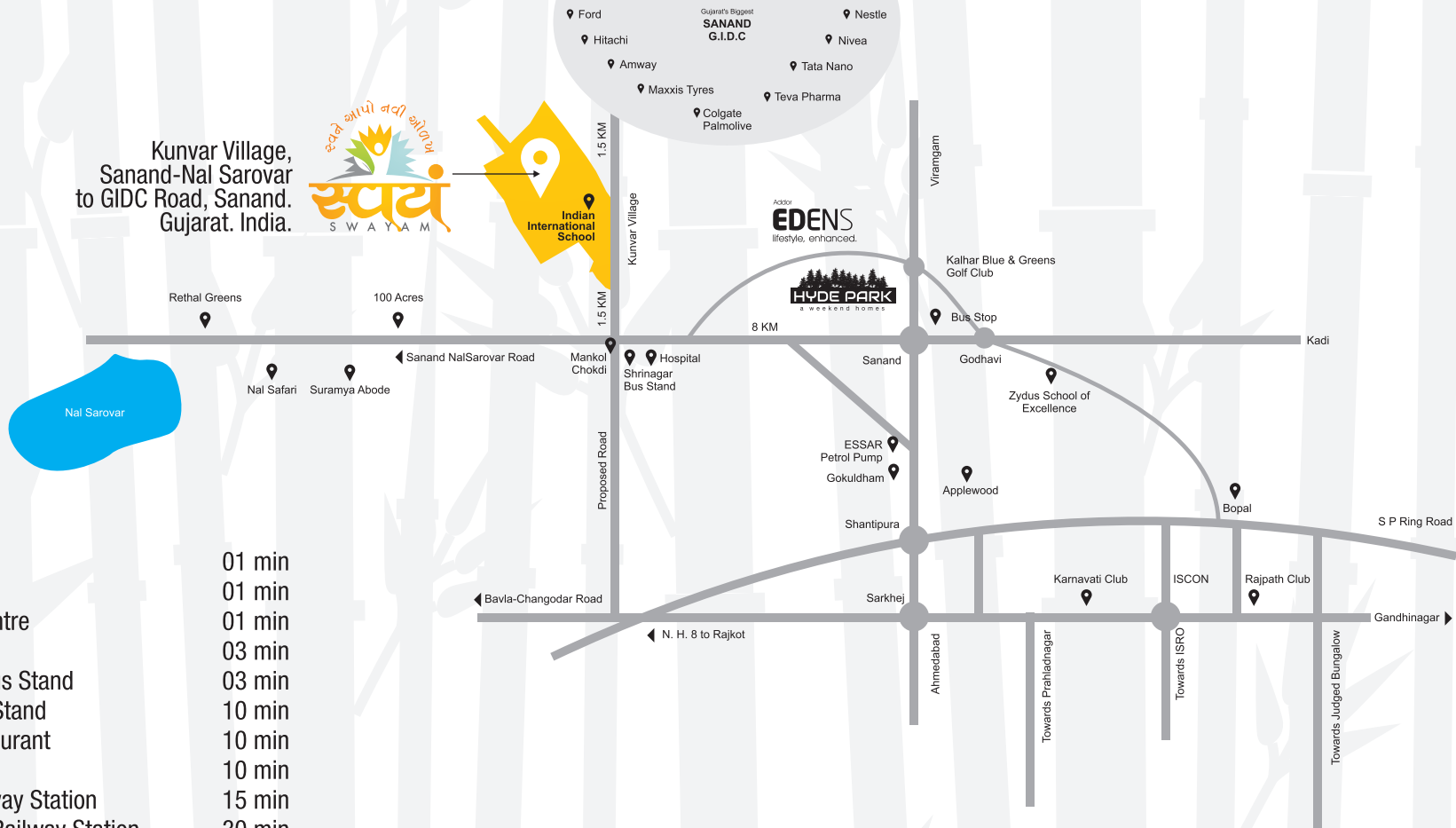


SHILON GREENS

4 BHK Luxurious Bungalows

KEY PLAN

Kunvar Village,
Sanand-Nal Sarovar
to GIDC Road, Sanand.
Gujarat. India.



School	01 min
Temple	01 min
Shopping Centre	01 min
Hospital	03 min
Shrinagar Bus Stand	03 min
Sanand Bus Stand	10 min
Hotel & Restaurant	10 min
Picnic Place	10 min
Sanand Railway Station	15 min
Ahmedabad Railway Station	30 min
Nalsarovar	30 min
Ahmedabad International Airport	45 min



ADDOR REALTY PVT. LTD.
11, First Floor, Roopa Building, Sona Roopa,
C. G. Road, Opp. Lal Bungalow,
Ahmedabad-380009. Gujarat. India.
E : info@addorgroup.com
W : www.addorgroup.com

Call for more information :

0 90990 01744
0 80004 44477
0 80004 44411
079-26440090

