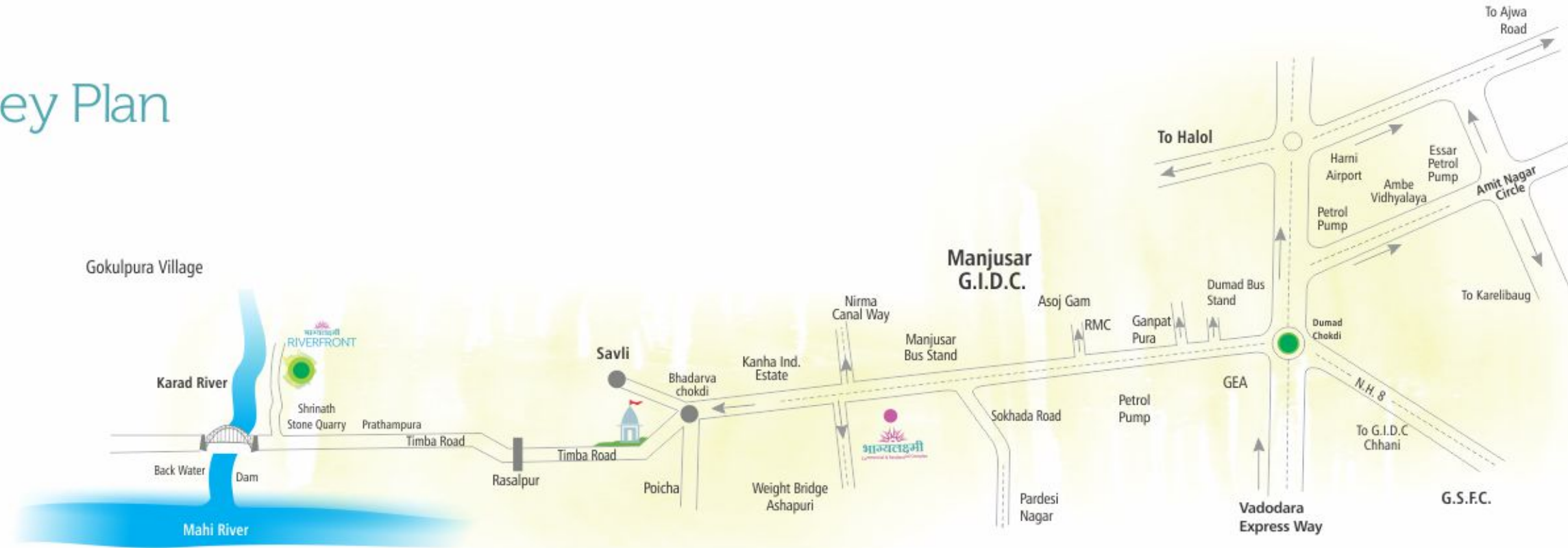


Key Plan



Site: Ganeshpura, Savli-Timba Road, Savli.
Office: 210, Silver Coin, Shrenikpark Char Rasta, B.P.C. Road, Akota, Vadodara.
Call: 89803 55444 / 81550 06863
Email: mktg.spaceage@gmail.com **Web:** www.spaceagegroup.net

Architect & Consultants: Matai Associates

OUR SUCCESS STORIES



PRE LAUNCH BROCHURE

All the specification, designs, facilities, dimensions etc. are subject to the approval of the respective authorities and the developers and can not form part of an offer or contract. The developers, reserve the right to change the specifications or features without any prior notice or obligation.

भाग्यलक्ष्मी RIVERFRONT

WEEKEND RETREAT HOMES & RESORT





Priceless Location
Life's best matchless experience



Nature Meets Opportunity

- Rare Location • 45 Mins. Drive from City
- Freshness of Nature • Breathtaking River View
- Enjoy swallow water without fear



Romancing with the River

Comfort Meets Serenity

- Clubhouse with rooms • Tree Towers/Machans
- River Trails • Moonlight Trails • Yoga & Meditation
- Bonfire Area • Hammocks • Skywalk





Priceless Moments
Cherished Forever

Getaway Meets Adventure

- Boating • River Crossing • Trekking
- Jungle Trek • Rock Climbing • Fishing
- Tire Swings • Bird Watching • Tree Adventure





CLUB HOUSE



Special Features

- River Bank
- Flowing Water Round the year
- Nearest to Main Road
- Excellent Contour levels
- Isolated Place
- Excellent Vastu Planning
- Sunset View Point
- Wild Animals (Neel-gay, Rabbit, Peacock etc.)
- Domestic Animals
- Exotic Birds (Kingfisher, Ducks, Flamingo etc.)

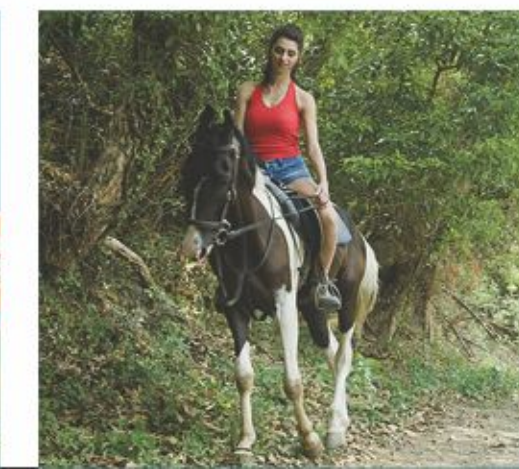
Amenities

- State-of-Art Club House
- Swimming Pool / Pool Parties & Rain Dance area
- Watch Tower / Forest Look Landscape
- Drip Irrigation
- External Compound Wall / Internal RCC Road
- Food Carnival
- Banquets
- Water Park Rides / Private Gazebos
- Guest Rooms with Space for party and functions
- Serene Environment with forest trees and wild life.
- Round the year Cristal clear river flowing water.
- Luxurious Accommodation
- Entertainment & Fine dine
- Spa centre, Relaxation & Rejuvenation Therapies
- Yoga Deck, Reiki, Pranik Healing and many more
- Outdoor & Indoor games / Adventure activity, Hanging walk way

भाग्यलक्ष्मी
RIVERFRONT
WEEKEND RETREAT HOMES & RESORT



Actual Photo





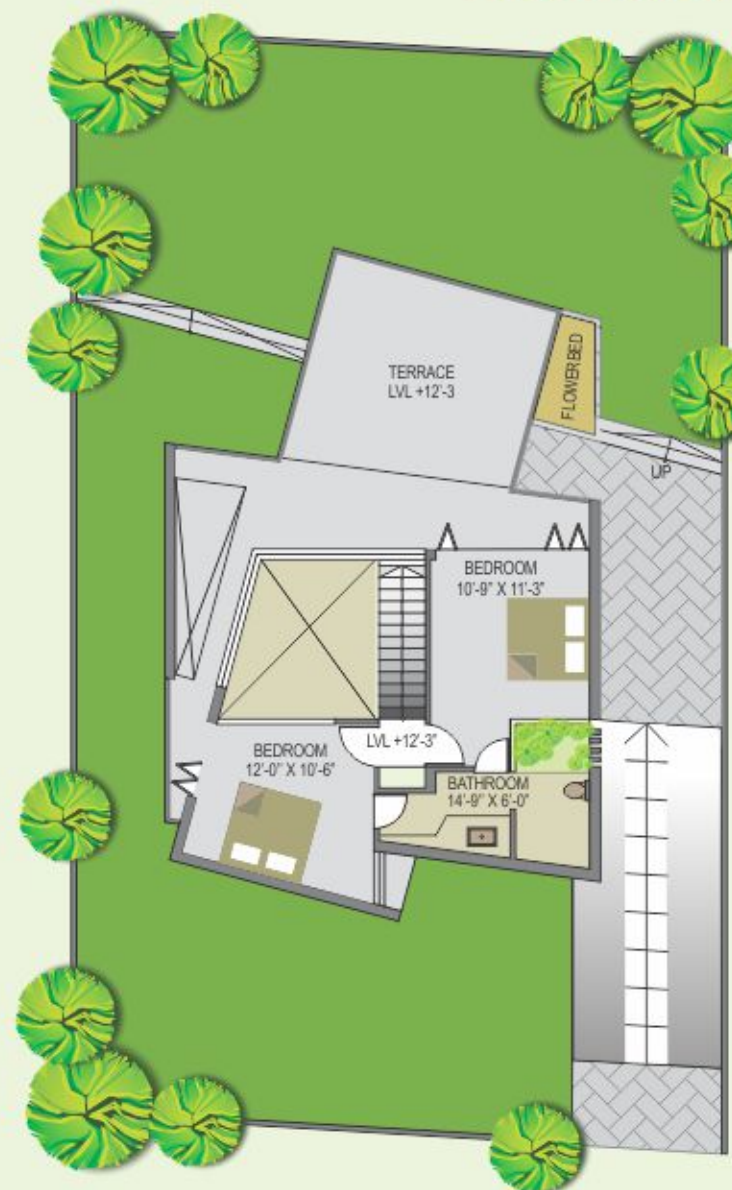
Layout Plan



Ground Floor



First Floor

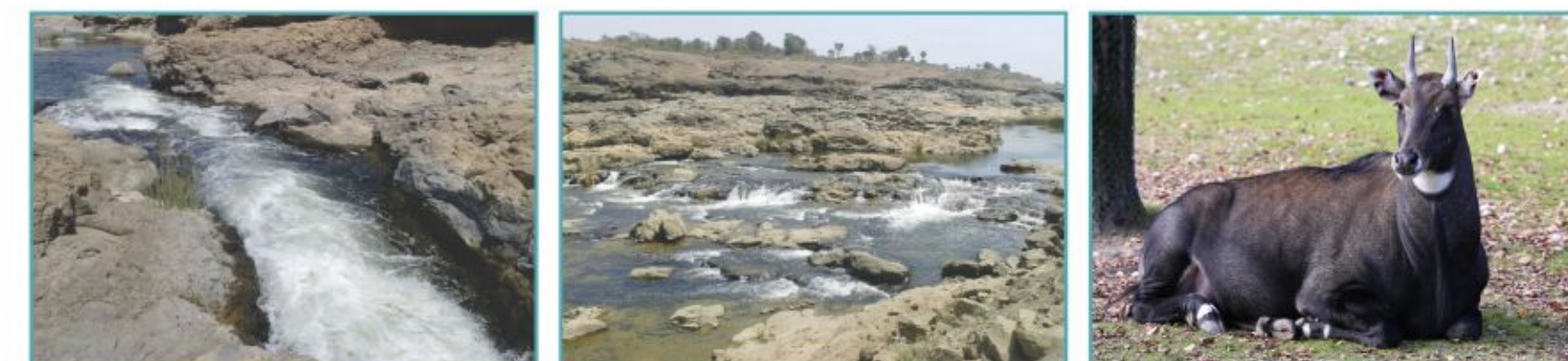


Villa Plan



Investment Opportunity With Per Month Fix Returns

For Fully Furnished and Equipped Studio Rooms & Villa Surrounded by Nature, Round the year flowing water, wild life and Forest tree.



- Riverfront is a premium getaway resort situated @Savli-Timba Road, Near Manjusar GIDC. Easy connect with Anand, Godhar, Halol and Vadodara.
- Riverfront is a recommended resort spot for individuals, Family, corporate office gathering, wellness oriented groups.
- Riverfront offers varieties of amenities and facilities amidst a green backdrop and emphasis on recreation and rejuvenation.

📍 Anand – 40.0 km 📍 Godhra – 65.0 km 📍 Halol – 30.0 km 📍 Savli – 10.0 km 📍 Vadodara – 35 km

Spaceage Group Baroda

Presents

Resort base Farm House with Life style Happiness Investment starting with INR 15 Lakhs

Riverfront Resort

Savli –Timba Road, Savli. M.: 89803 55444 / 81550 06863

Villa Details

Studio / Villa:

- | | | | | | | | |
|--|---------------------------|-----------------------|--------------------------|-----------------------|--|---------------------------|--|
| <ul style="list-style-type: none"> • Total Nos: 36 • Possession start in Sep – 2016 • Studio : <table border="0" style="width: 100%;"> <tr> <td style="width: 50%;">Land Area 3000 Sq.ft.</td> <td style="width: 50%;">Villa : (Future Plan)</td> </tr> <tr> <td>Built up area 400 Sq.ft.</td> <td>Land Area 3500 Sq.ft.</td> </tr> <tr> <td></td> <td>Built up area 1500 Sq.ft.</td> </tr> </table> • Total Price for studio : INR 30 Lakhs + Govt. Levis (Fully Furnished) • Guaranteed Rental income: Rs 20,000* Per month for next 5 years.
(Rent start once 100% payment will be made) • For under construction villa also, Buyer will get Rs 10,000 per month rent. | Land Area 3000 Sq.ft. | Villa : (Future Plan) | Built up area 400 Sq.ft. | Land Area 3500 Sq.ft. | | Built up area 1500 Sq.ft. | |
| Land Area 3000 Sq.ft. | Villa : (Future Plan) | | | | | | |
| Built up area 400 Sq.ft. | Land Area 3500 Sq.ft. | | | | | | |
| | Built up area 1500 Sq.ft. | | | | | | |



Studio Specification

• EXTERIOR SPECIFICATION

Expose Brick structure with village theme colour
GI Sheet Sloping roof, with design ceiling and greenery
Al sec fully glass windows and wooden doors.

• FLOORING : Village theme Concept IPS

• PANTRY : Platform with wooden / glass top sink and mirror

Terms and Conditions

- Company will do sale deed of the above plot with studio / villa immediately.
- Lease of the studio applicable for five years minimum.
- Company will pay 20,000 + + + return of the unit value monthly for minimum five years.
- After 5 years profit sharing start with terms and condition.
- The unit is salable / transferable as per rules and regulations. (Fully Ownership)
- Unit owner can stay every year free for 21 nights in their own studio as per agreement.
- Company will maintain the studio during the lease period for electricity, water and housekeeping services.
- Unit buyer will get exclusive free membership of River Front resorts.
- A members and their family (2 + 4) can utilize club or resort, throughout with free entry, free games and free resort amenities as per applicable terms.
- Unit owner can get special discount during their visit at resort on Food and other facilities of Spa, ect.
- Assured returns with the above mentioned benefits are in our other projects also.
- For ready possession studio : Payment to be made in 90 days.
- To book under construction studio or villa : 30% down payment and rest of 70% to be paid in 12 months.

