

KEYPLAN



PROJECT DEVELOPER

GOLDEN HOME SHELTERS PVT. LTD.

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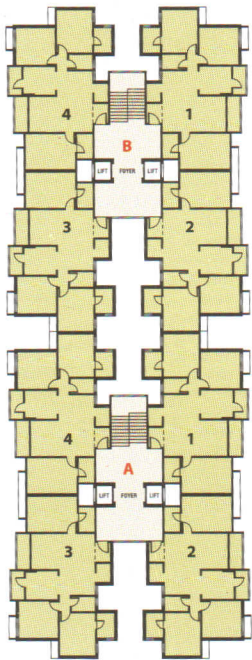
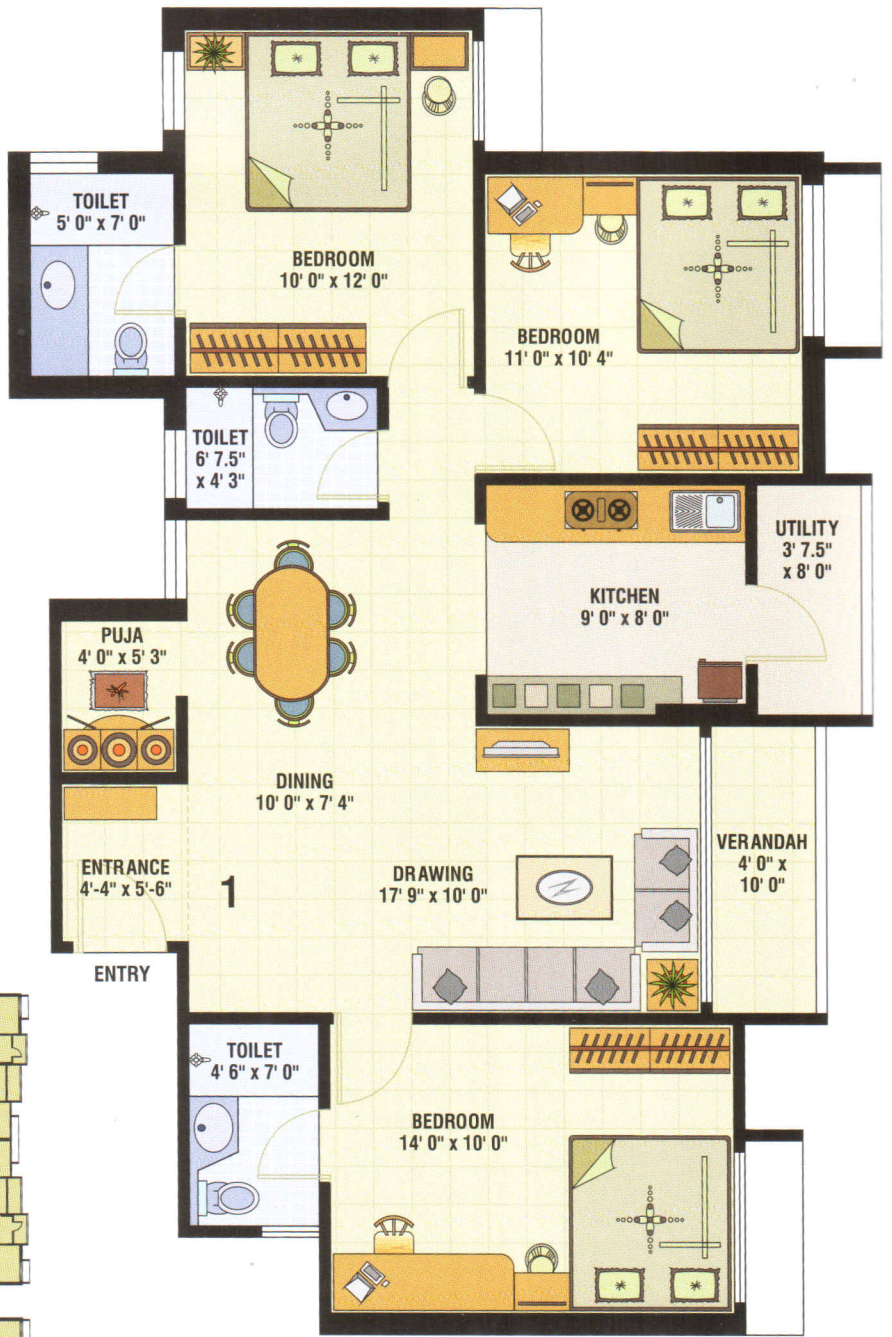
Tel.: 0836 - 4265281 / 82 / 83 / 84 / 85



GOLDEN HEIGHTS

We Build the Best with Concern and Emotions

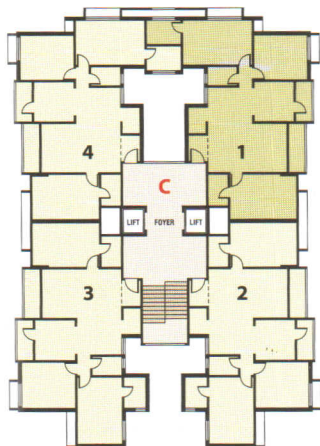




A&B

1300 SQ.FTS.

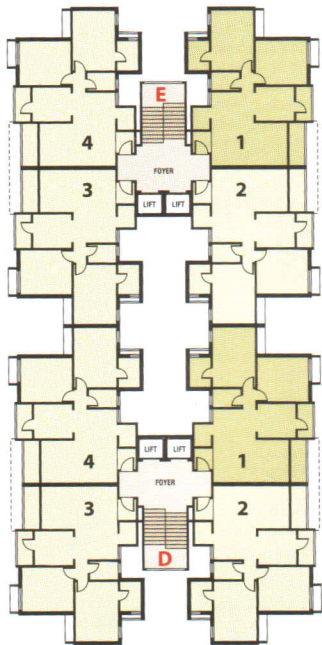
3BHK



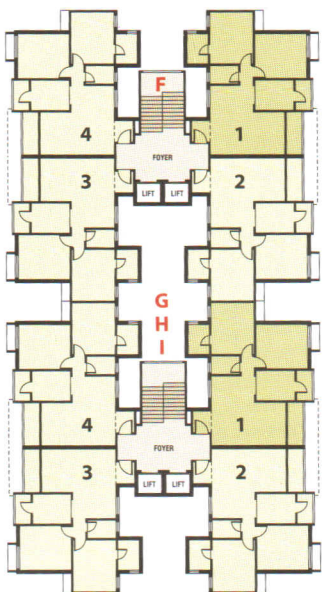
C

1450 SQ.FTS

3BHK



D&E
1100 SQ.FTS
2BHK



FGH&I

1000 SQ.FTS

2BHK



GOLDEN HEIGHTS

H U B L I

We Build the Best with Concern and Emotions.....

As we grow up the idea of our dream home acquire a clear and a distinct shape. The drawings which we draw in our childhood with little hands becomes a significant dream in our life, ultimately. Here we present **GOLDEN HEIGHTS**, a luxurious apartments to bring your dream come true.

GOLDEN HEIGHTS is very strategically located in the heart of Hubli city. Everything is at stone throwing distance, hardly 1km. away from old bus stop, 1.5 km. from Railway Station, 6 km. from Airport. All major educational institutes, hospitals, banks and markets are in close proximity, so **GOLDEN HEIGHTS** has just best of both worlds.

GOLDEN HEIGHTS, a luxurious apartments is planned to be an exclusive residential community consisting of 9 structures with four units on each floor which comprise of 378 dwellings.

Apart from an ultra modern club house with a swimming pool, we provide garden area for children with more enjoyable and safe ambience for children and less reason to worry for parents....

GOLDEN HEIGHTS promises to destine to become synonyms for style and luxury for the elites of Hubli. Your Perfect residential address , for sure you will be proud of a luxurious apartments

GOLDEN HEIGHTS.



SPECIFICATIONS

STRUCTURE

- The foundations and superstructure are designed with earth quake resistant R. C. C. framed structure.

FINISHES

Walls and Ceiling

- EXTERNAL WALLS will be painted with weatherproof paint.
- INTERNAL WALLS and CEILING with distemper or plastic emulsion paints.

Flooring

- Vitrified tiles for Drawing, Dining, Bedrooms & Kitchen.
- Anti skid ceramic tiles for toilets.
- Ceramic tiles for Balconies and utility area.

DOORS

- Teak wood door with brass fittings at the main entrance.
- Flush doors with Wooden frame at entrance of Bedrooms, kitchen & bathrooms.

WINDOWS

- Powder coated aluminum glazed windows.

KITCHEN

- 20mm polished granite slab for platform with stainless steel sink.
- Dado of Glazed / Ceramics tiles up to 2" height above kitchen platform.

TOILETS

- Dado up to lintel level height with Glazed / Ceramics tiles.
- All accessories & Sanitary fittings in light colours.
- Branded C.P.fittings.

ELECTRICAL INSTALLATION

- All electrical wiring are concealed with PVC insulated copper wires with modular switches
- One Plug point, one fan point & two light points in each room.
- One light point, one fan point & one plug point for Refrigerator in Kitchen.
- One Light point, one plug point & one geyser point in toilets.
- One light point in each balcony.
- One T.V., One Telephone and One Cable outlet point in Drawing Room.
- One A.C. point in master bedroom.
- Internet connectivity.
- Power Back-up for common areas.

LIFTS

- 2 lifts with 6 Person capacity for each building.
- Power Back-up for one lift in each block.

WATER SUPPLY

- Underground and overhead storage tanks.
- Bore well for auxiliary supply of water.

LOBBY

- Elegant entrance lobby in each block.
- All other lobby with designed Ceramics flooring.

PARKING

- Allotted parking at reasonable rates.

SECURITY SYSTEM

- A Closed circuit Television System (CCTV) connection at the main gate will be linked to dedicated TV Channels in every apartments

NOTES

- External elevation change will not be allowed in any Circumstances.
- Internal change shall be done only with prior permission & will be charged extra with 100% Advance payment.
- Members shall abide by the change in design & if made to comply with the statutory regulation & advice from technical consultants.
- KEB & BWSSB charges, Stamp & Registration charges, legal charges shall be borne by the members.
- Deposit for electric back up shall be charged extra.
- Maintenance charges per month shall be charged extra.
- Club membership shall be charged extra.
- Allotted parking shall be charged extra
- The detail of plans, specification & other details shown here are for guidance purpose only & they do not form the part of any contract document any legal implication.
- Any extra charges due to change in Government policy will be borne by member.

AMENITIES



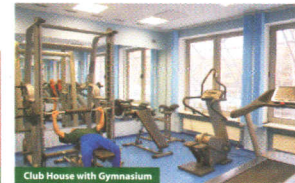
Designed Landscaped Garden



Swimming Pool



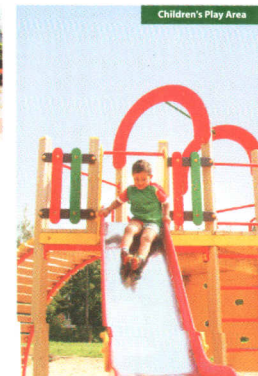
Fire protection systems



Club House with Gymnasium



Decorative fountains



Children's Play Area