

PROJECT BY
Gyanesh
Builders

Site Address:
3, New Navratna Complex, Near The Gyan Garh, Udaipur

Corporate Office:
Q-Hotel, 2-A, New Flora Complex, Near New Pulla Bridge Fatehpura, Udaipur - 313001, Rajasthan, INDIA
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ROYAL IMPERIAL



Smart people always choose comfort with luxury...



Gyanesh Group



Builders

Developers

Real Estate

Hotels

Banquet Gardens



Mr. Lokesh Choudhary
Chairman

Being a builder is not just about putting up concrete structures, collecting money and making the balance sheets grow in figures and numbers. Rather, It is about shouldering a much larger social responsibility where in a person's life earnings are at stake for a shelter of his dreams or a commercial base to flourish. We aim to make the buildings on the stronger foundation of faith and commitments. We should think about the needs of the end users of the apartments, shops and offices. We should not aim at constructing buildings with just brick and mortar, but with feeling of delivering the best.

"With the blessings of Acharya Shri Gyan Muni Ji Maharaj Sa"

We are known for our premium property developments, we have expertise in a vast range of real estate projects - from commercial building to residential apartments and bungalows, With 32 years of experience in delivering quality and excellence. Established in 1982, The Gyanesh Builders is one of premier real estate developers in Udaipur - with innovative and more challenging projects coming up every year. Today, the Group provides stylish and comfortable living to more than 1500 families across the city.

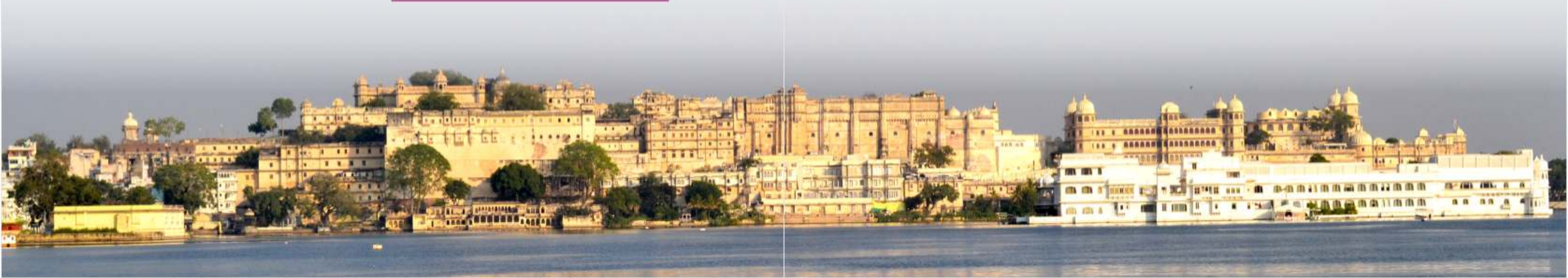
The Gyanesh Group has developed Residential, Commercial Malls, Hotels & Banquet Gardens across prime locations in city such as Nav Ratna Complex, Residency Road, Madhuvan, Amba-Mata, Bedla Road, Samata Nagar, New Bhopalpura, Sector's area, Badi Road and many more.

Our Basic Ingredients

All our projects have 4 basic ingredients customer focus, thoughtful planning, quality construction and premium facilities and amenities, thus making us a preferred choice and destination of every real estate customer.

Our Core Values

Customer focus, Innovation, Quality in all work process and Trustworthiness have made us one of the most respected and emulated companies in the industry. Today, we have a string of future projects lined up in various segments - commercial, retail and residential, with a project completion time of 12 to 24 months.



ROYAL IMPERIAL



It feels like living in the lap of luxury !



Typical floor Plan

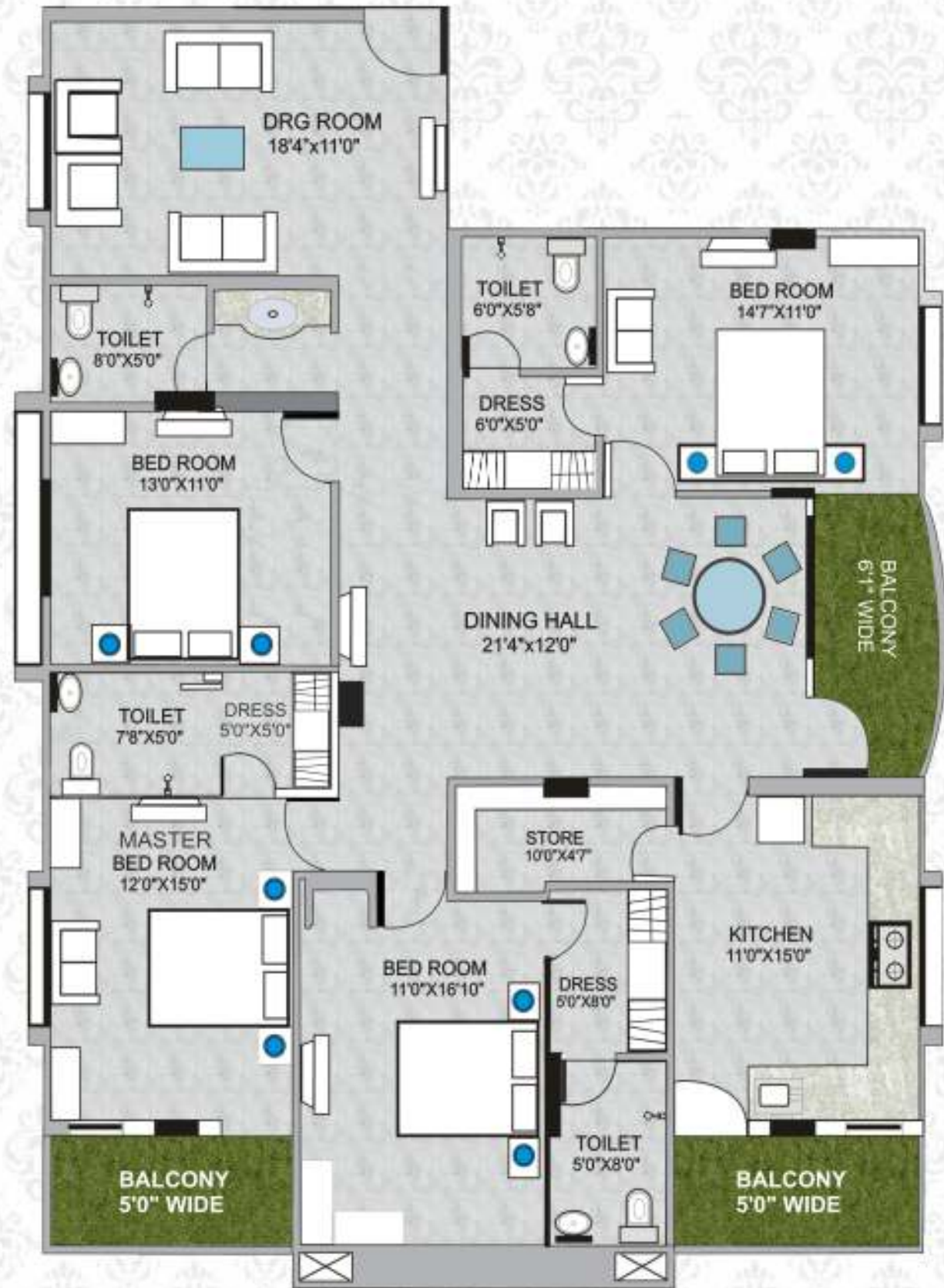


60 Ft. ROAD

Flat No. 1

Unit Floor Plan - 4 BHK

Size 3000 Sq. Ft.



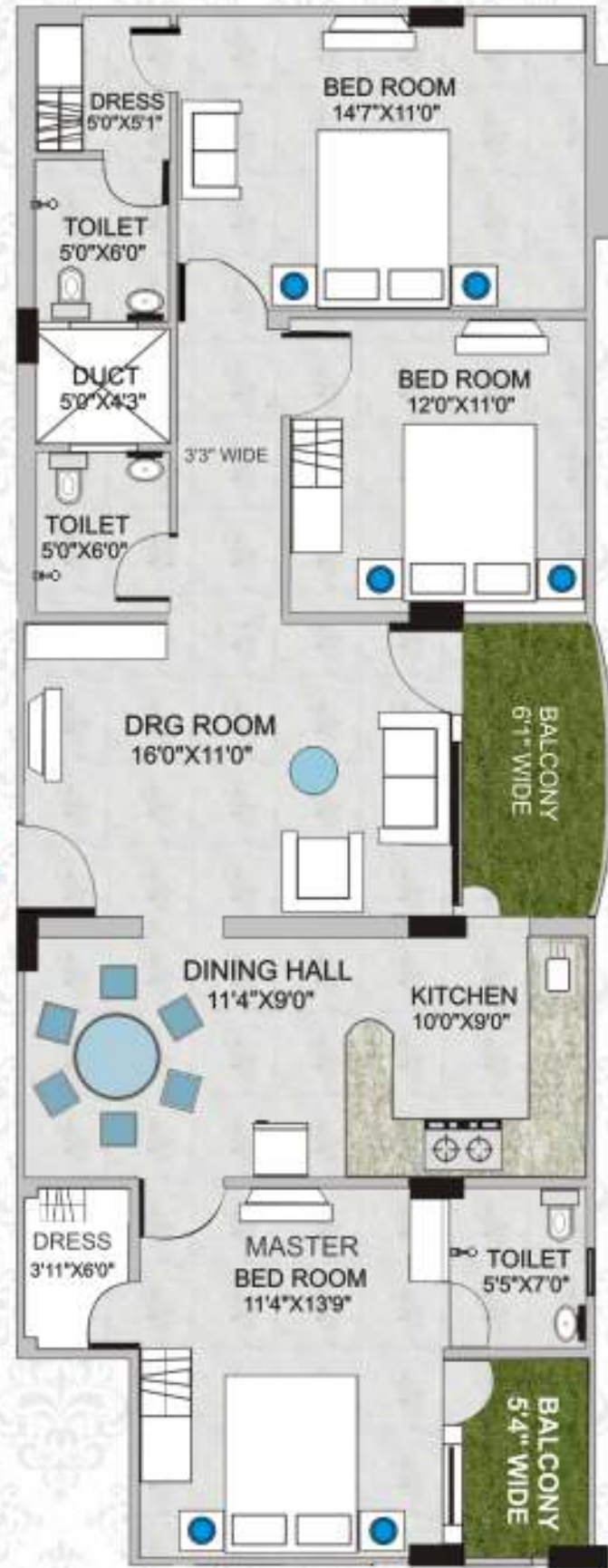
Flat No. 2

Unit Floor Plan - 3 BHK

Size 1800 Sq. Ft.



3 BHK Section Plan



Flat No. 3

Unit Floor Plan - 3 BHK

Size 2600 Sq. Ft.



3 BHK Section Plan



*Pamper your family with
Luxury & Comfort!*



Amenities

Luxurious Amenities at your door step....



Outdoor Amenities

- Water bodies and fountains
- Designer Lobby
- Landscaped garden
- Temple
- Children play area
- Car Wash area
- Grand Entrance Gate
- Guard Room

Indoor Amenities

- Fully equipped Hi-Tech Gym
- Indoor Games
- Banquet Hall with Kitchen
- Library
- Meditation hall and yoga
- Guest driver dormitory
- Administration office
- Society store

Special Amenities

- One marked car parking for each flat.
- Two auto-door elevators.
- All common area in C.C.TV. coverage.
- Intercom Facility
- Servant Room
- Three side open flats
- Vastu Friendly Design
- Modular Kitchen



Specification

Common Amenities

- One marked car parking for each flat.
- Gorgeous entrance foyer with fluffy interior.
- Two auto-door elevators.
- Borewell with submersible pump.
- Rain water harvesting system for Eco-friendly environment.
- Safety and security features
- Earthquake resistant structure designed as per zone-3.
- Security cabin on main entry and exit gate.
- Each tower have intercom system between flats.
- All common area in C.C.T.V. coverage.
- Round the clock security services on common area.
- Fire Fitting system as per standard specification.

Salient Features

- Earthquake resist structure designed as per zone-3.
- Green environment base planned with eco-friendly materials to be use.
- Centrally located / surrounded with nature.
- Vastu and aura conformed home.
- Well designed foyer (Lobby)



Structure

Earthquake resistant RCC framed structure - designed as per zone-3.

Flooring

Marble and vitrified tiles Flooring.

Toilet

- Anti-skid ceramic tiles for flooring.
- Superior quality Designer wall tiles upto lintel level (Kajaria/Euro or equivalent)
- Plumbing and CP fittings of universal brands and will be executed by the known consultants.
- Designer sanitary ware will be provided.
- Granite counter with ceramic wash basin in the master toilet.
- Bath room window designed with exhaust fan space.
- Brands:** Kohler, Jaquar, Cera, Hindware, American Standard or Equivalent brands.

Kitchen

- Granite Counter with Steel sink (carysil or equivalent).
- Granite Platform (Cat's Eye / Jet Black or equivalent)
- Modular kitchen.
- Seperate utility & wash area.

Electrical

- All electrical wiring is concealed with pvc insulation wires and modular switches.
- Sufficient power outlets and light points provided.
- TV and Telephone points provided in living rooms and bedrooms.
- Adequate power backup system for common area.
- Intercom connection to all units.
- Brands:** Legrand, Leon, MK, RR Kabel, Finolex or Equivalent brands.

Doors and Windows

- Both side laminated designer flush doors.
- Window with aluminum section (anodized).
- Attractive Glass railing in balcony.

Lobby and staircase

Exclusively designed foyer (lobby) with waiting area and help desk. Designed granite staircase with attractive railing.

Wall Finishing

- Internal Walls: Gutai (Sandla)
- External Wall: Weather shield or textured wall coatings.
- Brands:** Heritage / Castle Paints or Equivalent.

Lift

- Two auto-door elevators in each tower.
- Brands:** Omega, OTIS or Equivalent.

Water Supply

- Under ground and over head storage tanks of suitable capacity.
- Bore well as an auxiliary for water supply.

THE BOLD LOOK
OF **KOHLER**.

Jaquar
experience bathing

Finolex
gets people together

RR KÄBEL

**American
Standard**

legrand

CERA
Reflects your style

Leon
INTERNATIONAL
MODULAR SWITCHES

MK
by Honeywell

OMEGA
ELEVATOR

Some of the completed & on going projects



Royal Palms, Nav Ratna Complex



Royal Rose, Nav Ratna Complex



Royal Tulip, Nav Ratna Complex



The Gyan Garh, Nav Ratna Complex



Royal Orchid, Titardi



Royal Lotus, Sector 9



Royal Pine, Titardi



Samta Nagar, Bedla



Riddhi Siddhi, Madhuban



Q Hotel, Fatehpura



Mahaveer Heights, Bedla



Mahaveer Tower, Bedla

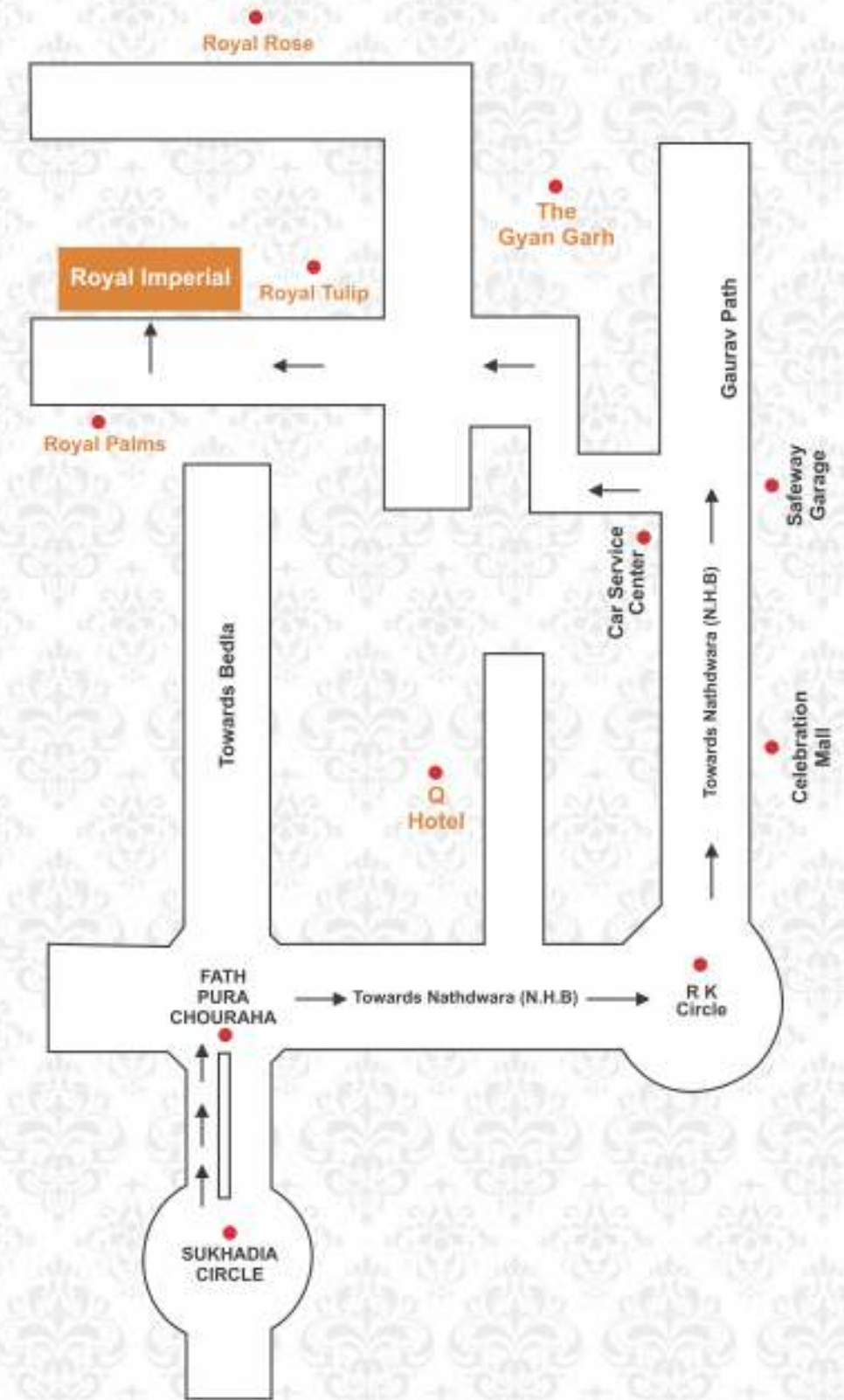


Royal Residency, Airport



Tanishq, Sardarpura

Location Map



Note:
 This brochure is purely conceptual and not a legal offering.
 The promoters / Architects reserve the right to add / delete / alter any detail / specifications / elevation mentioned herein.
 The brochure is indicative of how the furniture can be arranged in the flat.
 No furniture of any nature is to be supplied to the flat purchaser by the developer.