



Surya Shyam



**Best place at
Raibareilly Road, Lucknow**

A project of
RAJ GANGA BUILDERS

www.rajganga.com





Surya Shyam

The Group

The legendary name renowned for its world class real estate development, Raj Ganga Builders had begun its journey way back in 1992. Guided by the philosophy of collective growth, Raj Ganga has been shaping landscapes and lives in Lucknow region by not just building homes, but by developing value-added, master-planned communities.

Timely possessions, escalation-free prices, convenient payment plans have ensured that the demands of customers are met with complete satisfaction. As a result, the group has reaped rich rewards with overwhelming response and unshakable faith of its clients and customers.

Working dexterously towards progression and intensification, Raj Ganga has brought forward many examples of great structural and architectural quality to the fore front of real estate scenario. Standing tall and elevated on the pillars of distinction, dedication, dynamism and expertise, every planned venture of the group becomes a celebrated success. Group's successful and ongoing projects include:

- *Surya Apartments 1, Lucknow
- *Surya Apartments 2, Lucknow
- *Surya Palace, Lucknow
- *Surya Enclave, Lucknow
- *Surya Lake View, Lucknow
- *Surya Square, Lucknow
- *Surya Greens, Lucknow

Our Philosophy

We understand people's growing need to change their lifestyles. Their need to bridge the gap between the 'promised land' and the realized dream of owning a home far from the chaos of the city centre even then well connected.

Only the highest quality materials are used in all projects. All this because of one single-minded goal that we believe in being the best at whatever we set out to do. After all, we have a name to live up to.





Surya Shyam

Projects

Past Projects



Surya Enclave
Sector - 12
Munshi Pulia, Lucknow

Present Projects



Surya Green
GH -7, Sector - 10 A
Vrindavan Yojna
Raibareilly Road, Lucknow



Surya Square
605/I, Vikalp Khand-4,
Gomti Nagar, Lucknow



Surya Elegance
Sector-1
Gomti Nagar Extn.
Lucknow



Surya Lake View
G-1, Vikalp Khand-1,
Gomti Nagar, Lucknow



Why Surya Shyam

Surya Shyam is full of beauty, elegance and nature at its best. Large windows let you enjoy spectacular view of gardens.

To add to the wonderful sight, Surya Shyam is a complete comfort zone spread over 5 acres with masterly designed built, movement and eco systems, your home here ensures a life that is supremely comfortable.

A few highlights of Surya Shyam



- * Designed by famous Architect Rajat Kant Mittal.
- * Uniquely designed cluster of towers provide spectacular views of surrounding beauty, facing Raibareilly Road & Amar Shaheed Path.
- * Most of the apartments open on all sides to capture maximum ventilation and fresh air.
- * Extra spacious room sizes, balconies & windows to ensure most comfortable living.
- * Much lesser density population ensuring more area per family.
- * Vast green areas with long central greens so that you thoroughly enjoy the greenery.
- * Modern facilities for your recreation: Clubhouse, swimming pool, indoor and outdoor games, yoga centre etc.
- * Jogging track to keep you fit.
- * 3 entrances to the complex for your convenient access.
- * Premium plot with 3-side roads.
- * Ample car parking space.
- * 24x7 water supply & power backup.
- * A stylized designer, grand lobby entrance for each tower.
- * Two high speed elevators per block.
- * Each and every tower will be equipped with fire suppression system.
- * 24x7 security system.





Specifications

STRUCTURE

Earthquake resistant R.C.C. Framework with brick/block walls.

WALLS

External- 1:6 cement mortar; will be painted with damp resistant paint.

Internal- Plastered with 1.6 cement & mortar will be finished with pleasing shades of paint.

FLOORING

Designer vitrified tiles floor in all the rooms anti skid tiles in bathrooms, kitchen & balconies.

WINDOWS

Seasoned hard wood frames, plain glass panels on window of teakwood single shutter opening outside & also provision for mosquito mesh shutters in future.

DOORS

Designer weatherproof factory made masonite doors or equivalent.

ELECTRICAL

Main panel & distribution boards with circuit breakers & safety devices, concealed conduits, multi strand copper wires, convenient provision of lights & power plugs as well as T.V. & telephone outlets. Provision for A.C. wiring in all bedrooms.

TOILETS

Flooring: Ceramic Tiles Anti Skid

Walls: Designer glazed tiles upto door lintel level.

Fitting: W.C & wash basin, shower rose. Hot & cold water arrangement with C.P. fittings & plumbing.

All water supply & sanitary work in concealed pipes.

KITCHEN

Granite counter top with glazed tiles upto 2ft height above the kitchen top with stainless steel sink & provision for modular kitchen fittings below counter with marble partitions.

WATER SUPPLY

24 hrs water supply with over head water storage tanks and submersible pumps & also limited hours fresh water supply in kitchen.

POWER

Backup by generator for emergency power supply to essential common services i.e. common area lights, lift, water pump, fire pump & limited power backup for residences.

ELEVATORS

Modern Elevators backed with generator backup for 24 hours uninterrupted working.





Surya Shyam

Internal Views





Surya Shyam

2 BHK 1375 sq ft





Surya Shyam



Bedrooms : 2
Toilets : 2
Balconies : 2





Surya Shyam

2 BHK + Study 1600 sq ft





Surya Shyam

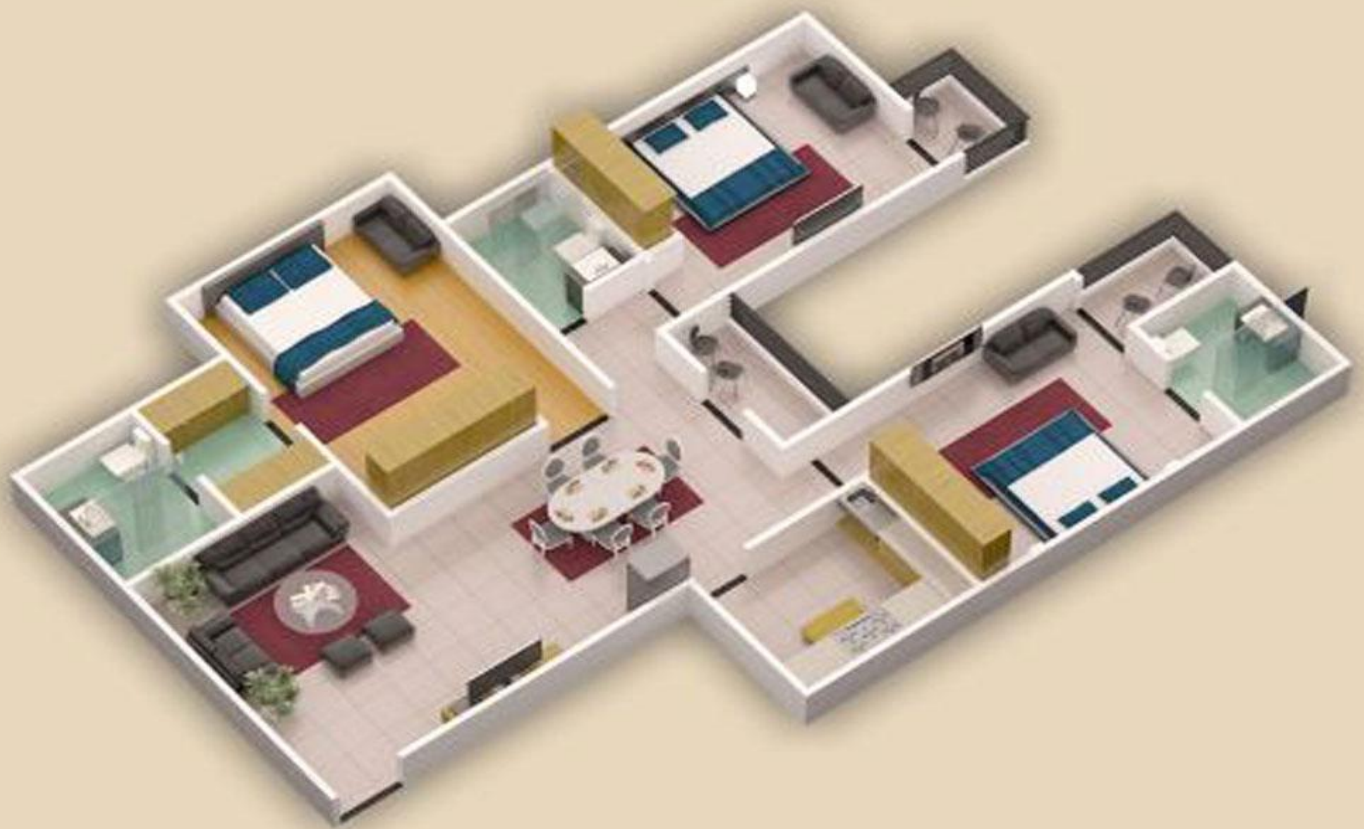


Bedrooms : 2 ,Study Room : 1
Toilets : 2
Balconies : 2



3 BHK 1750 sq ft





Bedrooms : 3
Toilets : 3
Balconies : 3





LOCATION ADVANTAGES

- Adjacent to upcoming Mall/Multiplex
- Just beside Amar Shaheed Path
- Very near to S.G.P.G.I
- Walking distance to Petrol Pump
- Bank in front of site
- Railway Station - 15 mins drive
- Airport - 12 mins drive

RAJ GANGA BUILDERS

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