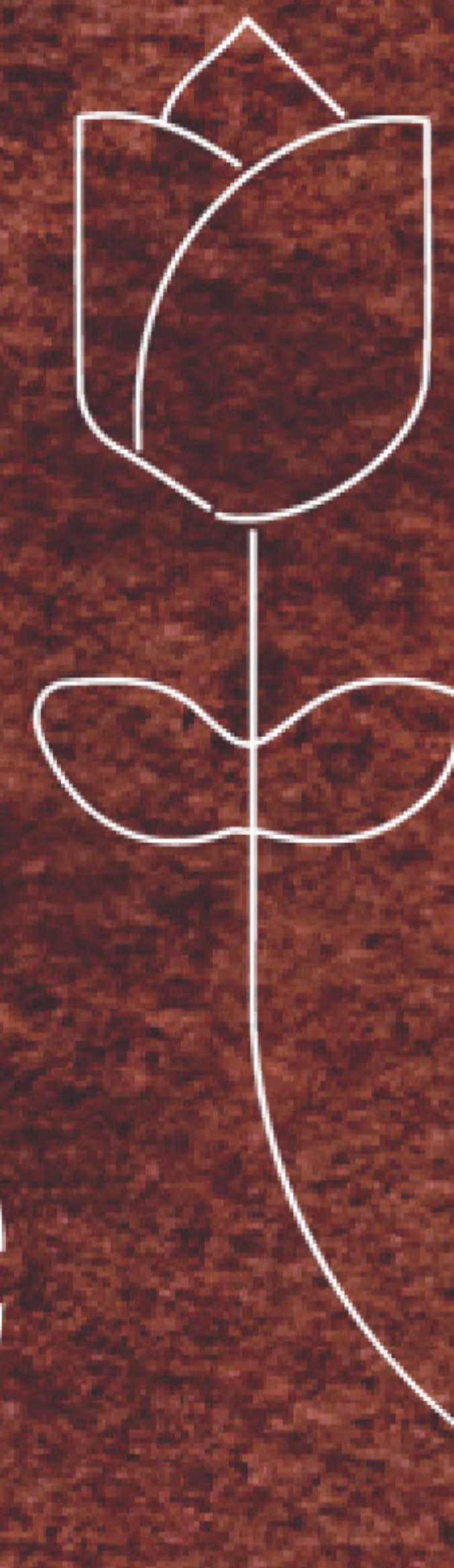


Villa Rosè



Building trust, crafting dreams

ABOUT VILLA ROSÉ



Villa Rosé is a meticulously designed two-story villa ideally situated on Canal Road in South City.

This east-facing property, carefully crafted to adhere to 100% Vastu principles, offers a spacious living environment with approximately 278 square yards (33 x 70 feet) of built-up area.



EXQUISITE ELEVATIONS



The villa features a thoughtful design with
two floors of luxurious living space.

East Facing, Designed to ensure abundant
natural light and positive energy.

EXPANSIVE LIVING SPACE

- All bedrooms with Italian marble 18mm on the floor
- Designer wardrobes in veneer/pu as per design in all dressing rooms along with dressing tables.
- Fixed furniture in bedrooms as per space & architect's plan.
- TV console in all bedrooms as per design.



MODERN BATHROOMS

Exquisite vitrified tiles, top-of-the-line Jaquar or equivalent fittings, Kohler or equivalent sanitaryware, and Supreme pipes & fittings.

- Diverters (JAQUAR) with rain and wall showers. Seat tank half frame (GROHE).
- Taps & showers will be JAQUAR.
- Shower cabins with glass in all the bathrooms except the powder room
- Branded tiles (Till Ceiling) in all the bathrooms.
- Vanities with looking mirrors in all the bathrooms.
- Ceiling exhaust in all washrooms.



GOURMET KITCHENS

A modern, fully-equipped modular kitchen with top-of-the-line appliances (Hafele or equivalent) for enhanced functionality.

Ceiling with lights. ■

Flooring in 18mm Italian marble. ■

Quartz on slab. ■

Modular kitchen. ■

Material used in cabinet cladding will be acrylic. ■

Shutter with profile lights. ■

ELEGANT LIVING AREAS

The residence boasts a formal living space ideal for grand entertaining, perfect for hosting elegant meals and fostering lasting memories.

- High-quality 18mm Italian marble floor.
- Fixed furniture as per design.
- Luxurious false ceiling with an exquisite design.



INVITING COMMON AREAS

A welcoming lobby area with a unique greenhouse feature, a conveniently located powder room, and ample storage solutions with two utility/storage rooms (1st & 2nd floor). A dedicated pooja room on the ground floor for spiritual rejuvenation, and a spacious dining area. Living area with MS Staircase with Italian marble or Engineered wood on top. LED console as per design.



ENTERTAINMENT ROOM

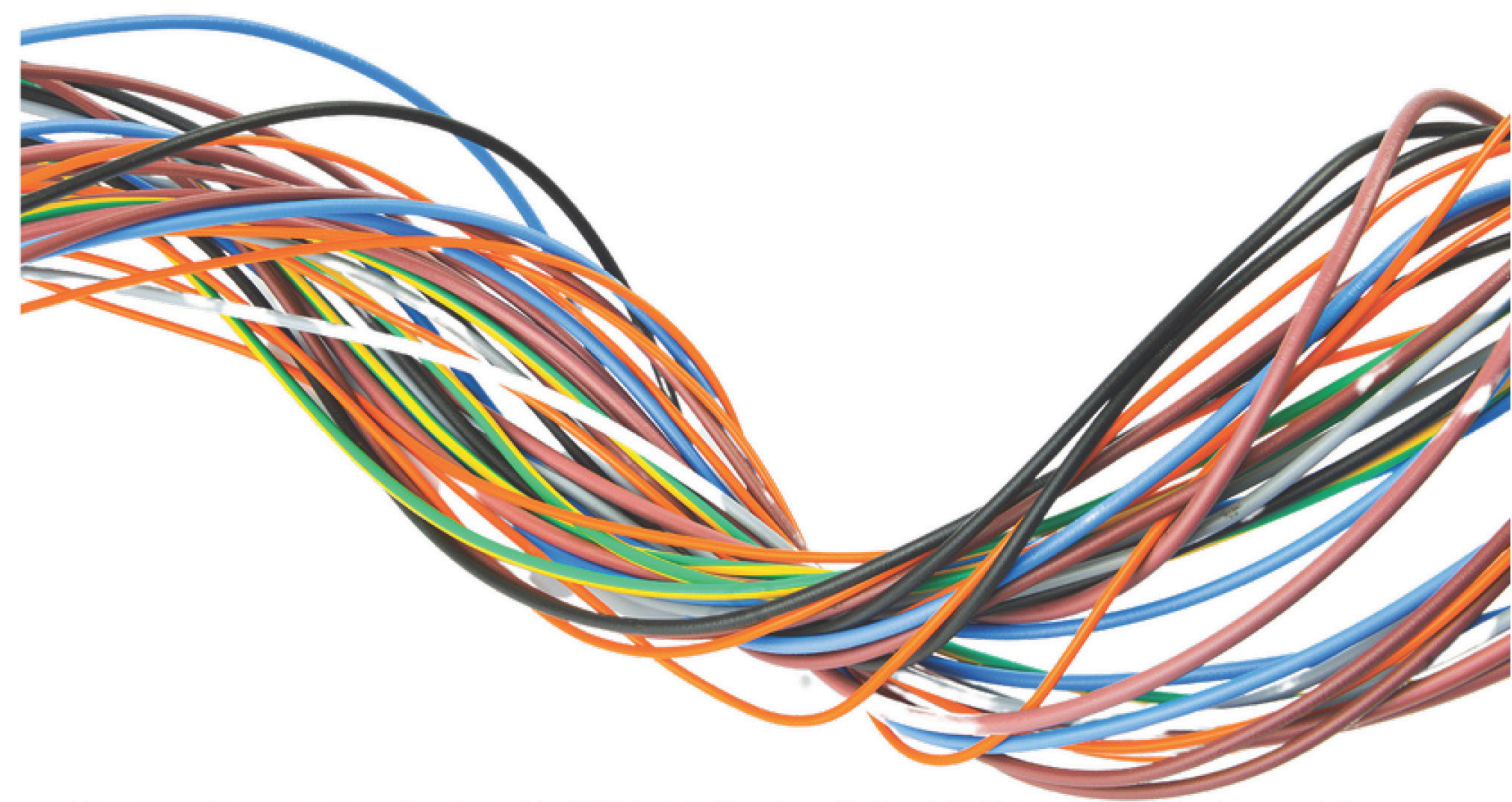
A versatile entertainment room is a great space to have fun and create lasting memories. Whether you're hosting a game night, watching a movie, or just hanging out with friends, this room has everything you need to enjoy your time together.

- Wooden plank tiles 8"x48".
- Ceiling with lights will be done.
- Equipment such as speakers, projector, screen etc. are not included.
- A Lavishly appointed bar provision is provided for your indulgence.



ELECTRICAL EQUIPMENTS

- Electrical wiring (RR).
- Switches LEGRAND/NORTH-WEST.
- Exhaust fans (CROMPTON/SVICH).
- Ceiling lights (branded with 2 years warranty all 3K/4K as per theme.
- Elevation lighting as per design.
- Ceiling fans (HAVELLS/STANDARD).
- Individual geysers will be provided for EACH BATHROOM & KITCHEN.
- All split ac in (DAIKIN/ MITSUBISHI).
- Pressurepump–SHARP.
- Submersible pump.



OTHERS

- Designer wooden (flush) doors with matching frames and high quality aluminum outer windows extending to the roof for an airy feel
- Brick used – Awal
- Cement – ACC/ ULTRATECH
- Electrical pipes – Heavy pipes Diplast.
- Steel bars used – Prabal TMT.
- Anti-termite piping & treatment done.
- AC pipe – Total line.
- ASIAN / DULUX PAINTS / OPUS PAINTS
- Rainwater harvesting given at porch area .
- Boundary wall as per the elevation.
- Elevation as per design (STONE/ TILE AND TEXTURE PAINT)
- False ceiling in TATA channel with wall punning with branded POP (Sakarni)
- Sanitary pipes (Supreme)
- Composite water pipes (Supreme/Vectus)
- Stainless steel water tank (capacity 2000 ltr)
- Waterproofing in all washrooms, kitchen, and rooftop (Dr. Fixit or equivalent)
- Plantation will be done as per requirment.
- No pots or plants will be included anywhere.
- Porch area will be Granite.
- Wiring provision for solar panel & genset (solar panel& genset both not included)
- CCTV internal wiring (CCTV system not included)
- Wiring provision for light music in lobby area (speakers and system not included)

SCAN HERE



OR CLICK HERE FOR **360° VIEW**

<https://ingeniousarch.com/rose-villa-east-facing-360-view/>

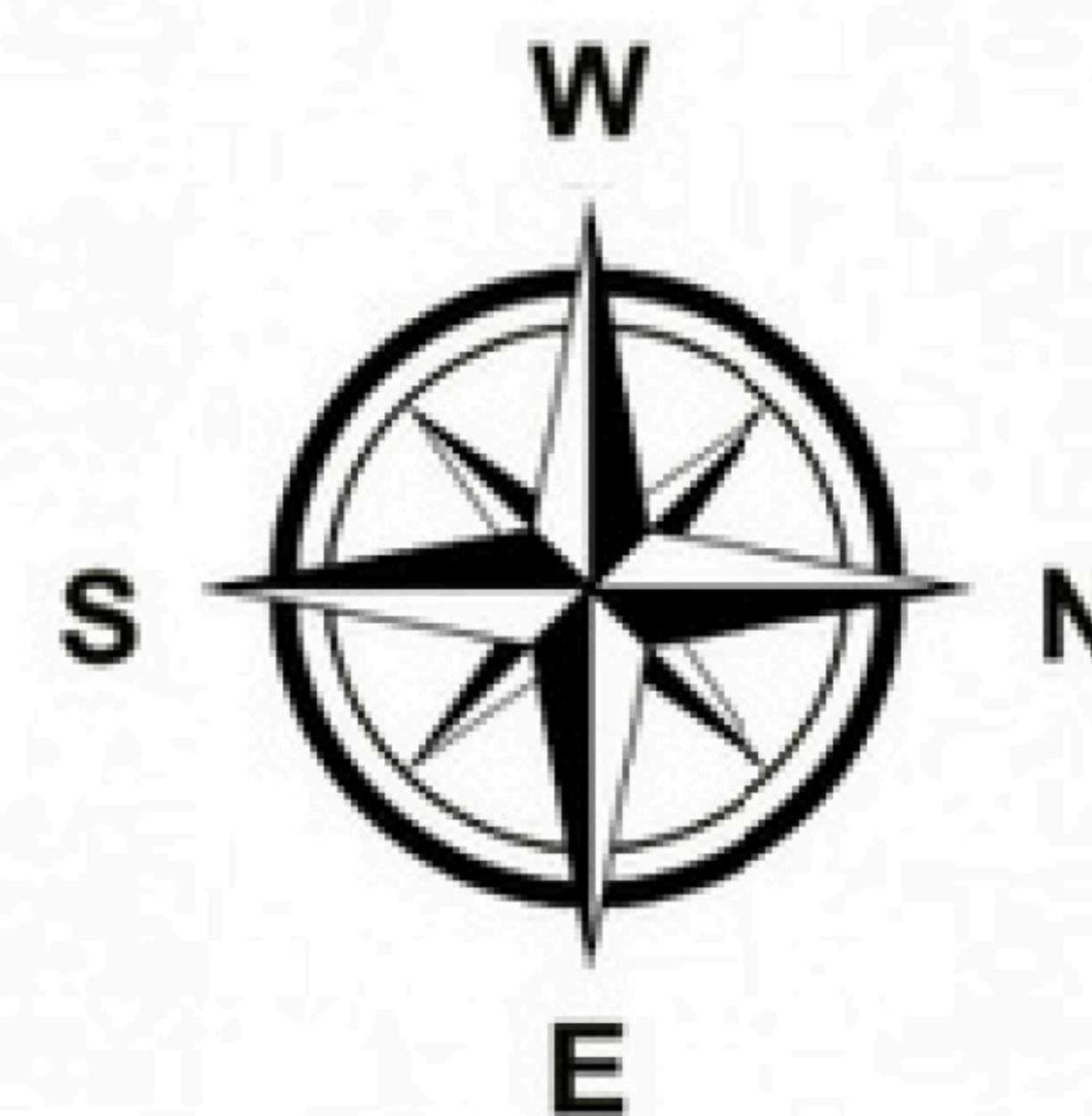


LAYOUTS



GROUND FLOOR PLAN

1. PORCH (16'-0" X 18'-6")
2. KITCHEN (14'-9" X 12'-0")
3. LOBBY / DINING (20'-0" X 27'-9")
4. DRAWING ROOM (12'-0" X 13'-0")
5. PUJA ROOM (7'-0" X 7'-3")
6. GREEN AREA (5'-6" X 5'-3")
7. POWDER (6'-9" X 5'-0")
8. MASTER BEDROOM (12'-0" X 14'-9")
9. DRESS (6'-9" X 15'-9")
10. TOILET (11'-3" X 6'-0")
11. BEDROOM (12'-0" X 14'-3")
12. TOILET (6'-6" X 11'-0")
13. REAR OPEN (5'-0" X 11'-0")

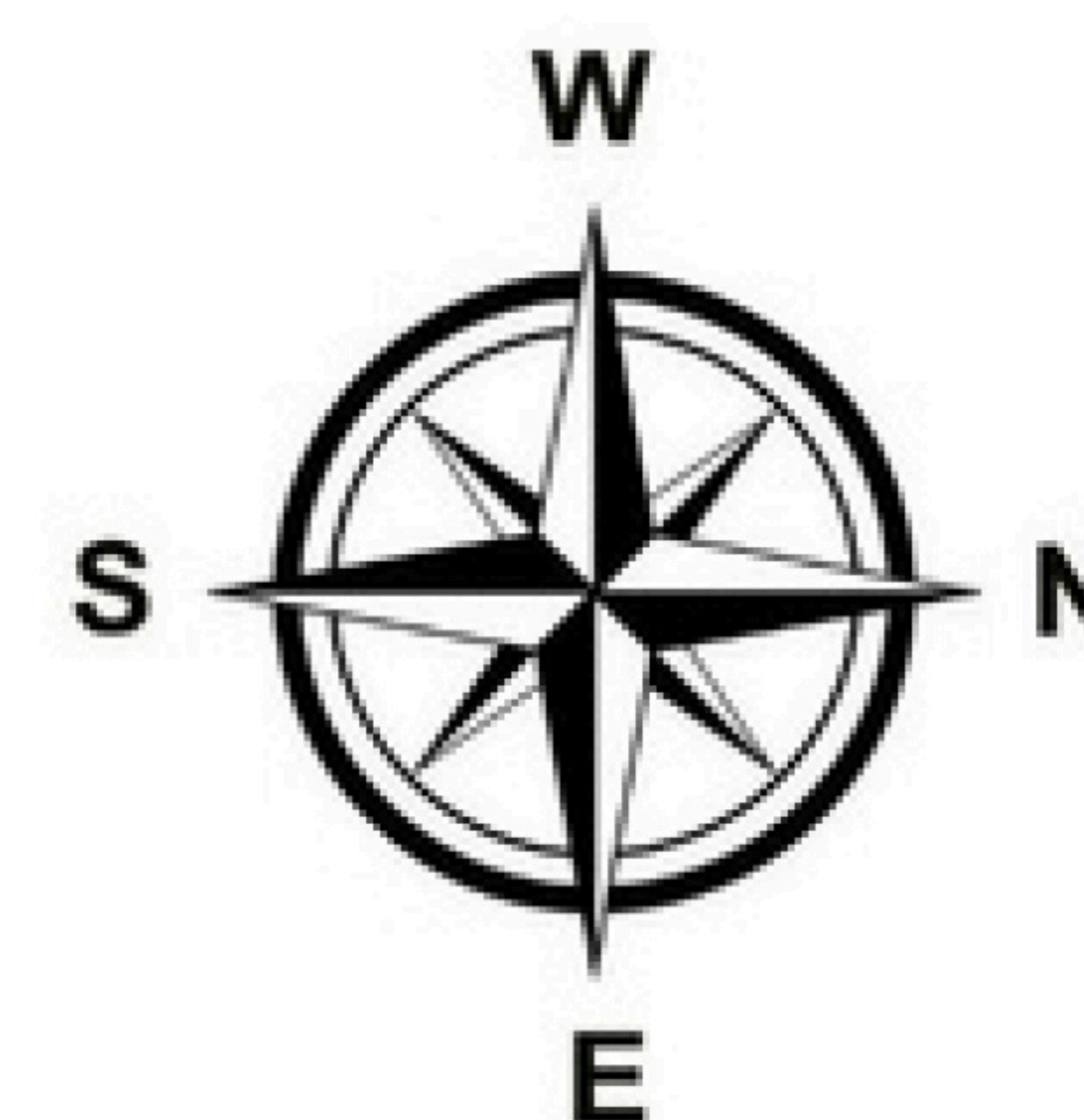


LAYOUTS



FIRST FLOOR PLAN

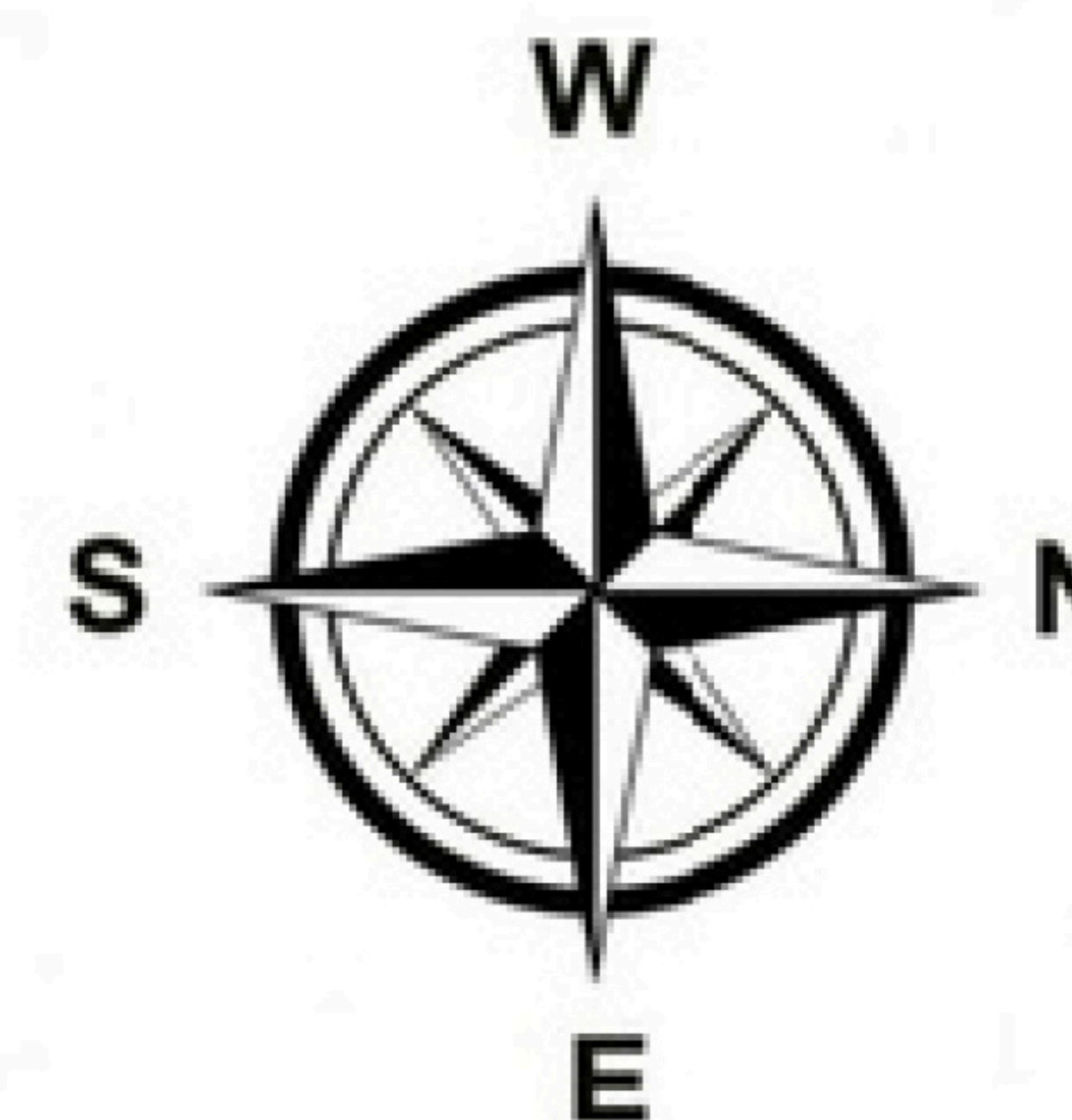
1. BALCONY (12'-0" X 15'-9")
2. ENTERTAINMENT ROOM (18'-9" X 12'-0")
3. UTILITY (7'-0" X 9'-0")
4. LOBBY (11'-6" X 9'-6")
5. BEDROOM (12'-6" X 17'-3")
6. DRESS (7'-0" X 13'-6")
7. TOILET (7'-0" X 11'-6")
8. GREEN AREA (5'-6" X 5'-3")
9. PANTRY (5'-0" X 7'-3")
10. O.T.S (5'-2" X 8'-2")
11. BEDROOM (18'-9" X 14'-0")
12. DRESS (18'-9" X 6'-9")
13. TOILET (12'-6" X 7'-0")





SECOND FLOOR PLAN

1. TERRACE
2. ELECTRICAL PANEL ROOM (9'-0" X 9'-0")
3. O.T.S (4'-9" X 5'-9")
4. MUMTY (19'-0" X 7'-6")
5. VERANDAH (7'-0" X 13'-9")
6. STORE ROOM (11'-0" X 8'-6")
7. SERVANT ROOM (11'-0" X 12'-0")
8. TOILET (7'-0" X 6'-6")
9. O.T.S (5'-6" X 7'-9")



AFTER-SALES SERVICES

We at Villa Rosè provide you with all repairing services for **CARPENTERS/ ELECTRICIANS/ PLUMBERS ETC** for **6 MONTHS FREE OF ANY CHARGE** and post that our team is always available at minimal labour charges **AS PER THE WORK**.

DISCLAIMER

Disclaimer: Plans, details and unit orientation included are indicative only and are subject to change by the developer/seller at its sole discretion without notice and/or liability. All images, including features, finishes, furnishings, view and scale are illustrative only. Final areas, orientation, dimensions, layout and materials may differ from those stated





BEQUEATHAL
INVESTMENTS

OFFICE ADDRESS
SCF-24, SUKHMANI ENCLAVE, CANAL ROAD