



# 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 west-facing property, carefully crafted to adhere to 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.

This west-facing property is 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

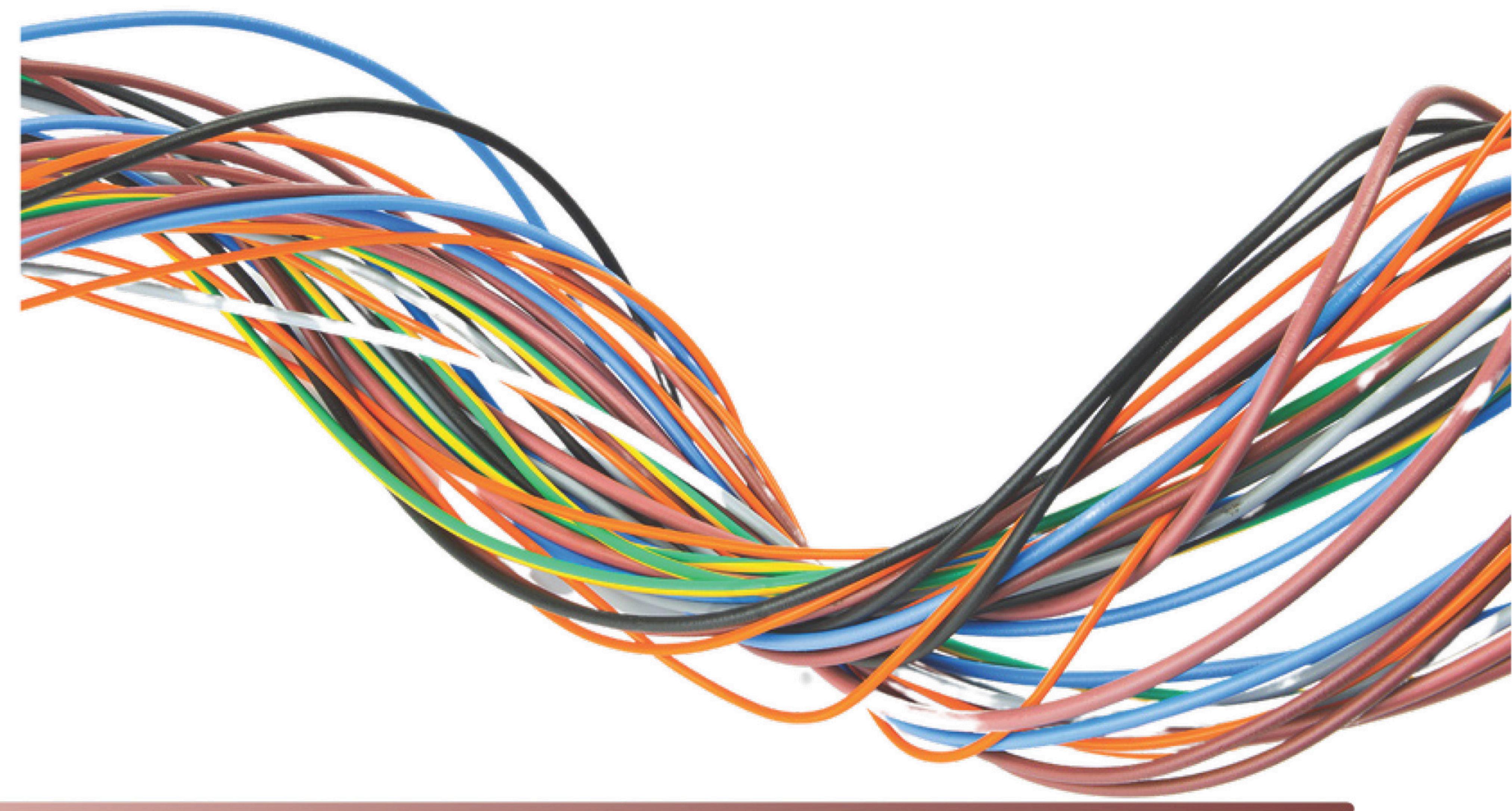
A versatile entertainment room is a great space to have fun and create lasting memories. Whether you're hosting a game night, watching a movie, or just hanging out with friends, this room has everything you need to enjoy your time together.

- 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 requirement.
- 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**

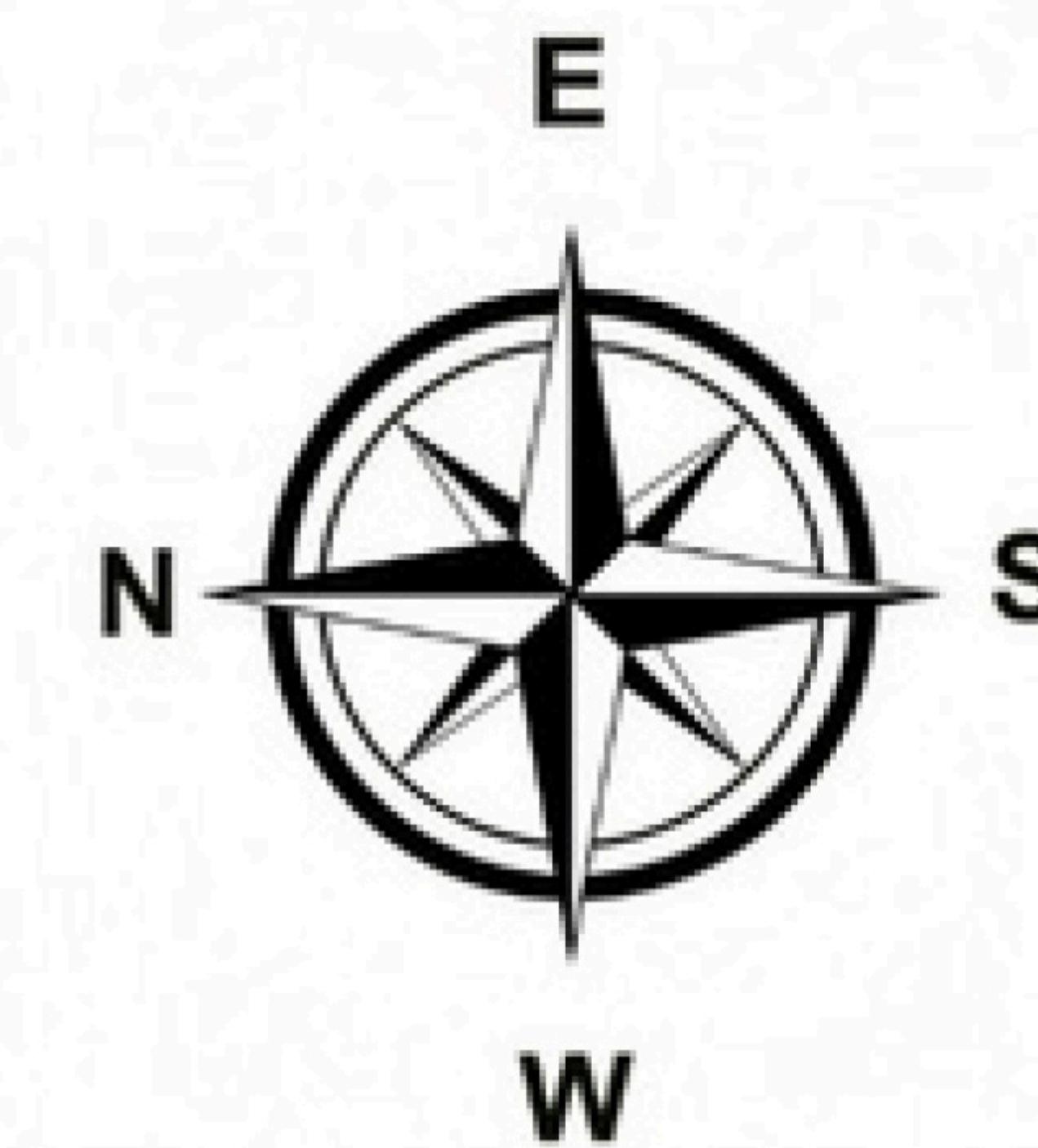


# LAYOUTS



## GROUND FLOOR PLAN

1. PORCH (16'-0" X 17'-6")
2. POWDER (5'-6" X 5'-0")
3. BEDROOM (14'-9" X 12'-0")
4. TOILET (11'-0" X 7'-6")
5. DRAWING ROOM (11'-0" X 13'-0")
6. GREEN AREA (3'-9" X 7'-0")
7. LOBBY/DINING (14'-9" X 25'-9")
8. GREEN AREA (3'-0" X 16'-9")
9. PUJA ROOM (6'-0" X 9'-0")
10. REAR OPEN (13'-0" X 5'-6")
- 11 KITCHEN (13'-0" X 12'-0")
12. BEDROOM (13'-0" X 13'-0")
13. TOILET (9'-3" X 6'-9")



# LAYOUTS



## FIRST FLOOR PLAN

1. BALCONY (11'-0" X 16'-3")
2. MASTER BEDROOM (19'-9" X 15'-0")
3. O.T.S (3'-6" X 4'-9")
4. STORE (11'-9" X 4'-6")
5. DRESS (11'-0" X 9'-6")
6. TOILET (11'-0" X 8'-9")
7. PANTRY (8'-0" X 5'-6")
8. O.T.S (3'-9" X 7'-0")
9. LOBBY (14'-9" X 10'-9")
10. O.T.S (3'-0" X 16'-9")
11. OPEN TERRACE (9'-3" X 11'-0")
12. ENTERTAINMENT ROOM (15'-0" X 13'-0")
13. DRESS (6'-6" X 11'-9")
14. BEDROOM (13'-0" X 13'-0")
15. TOILET (9'-3" X 6'-9")

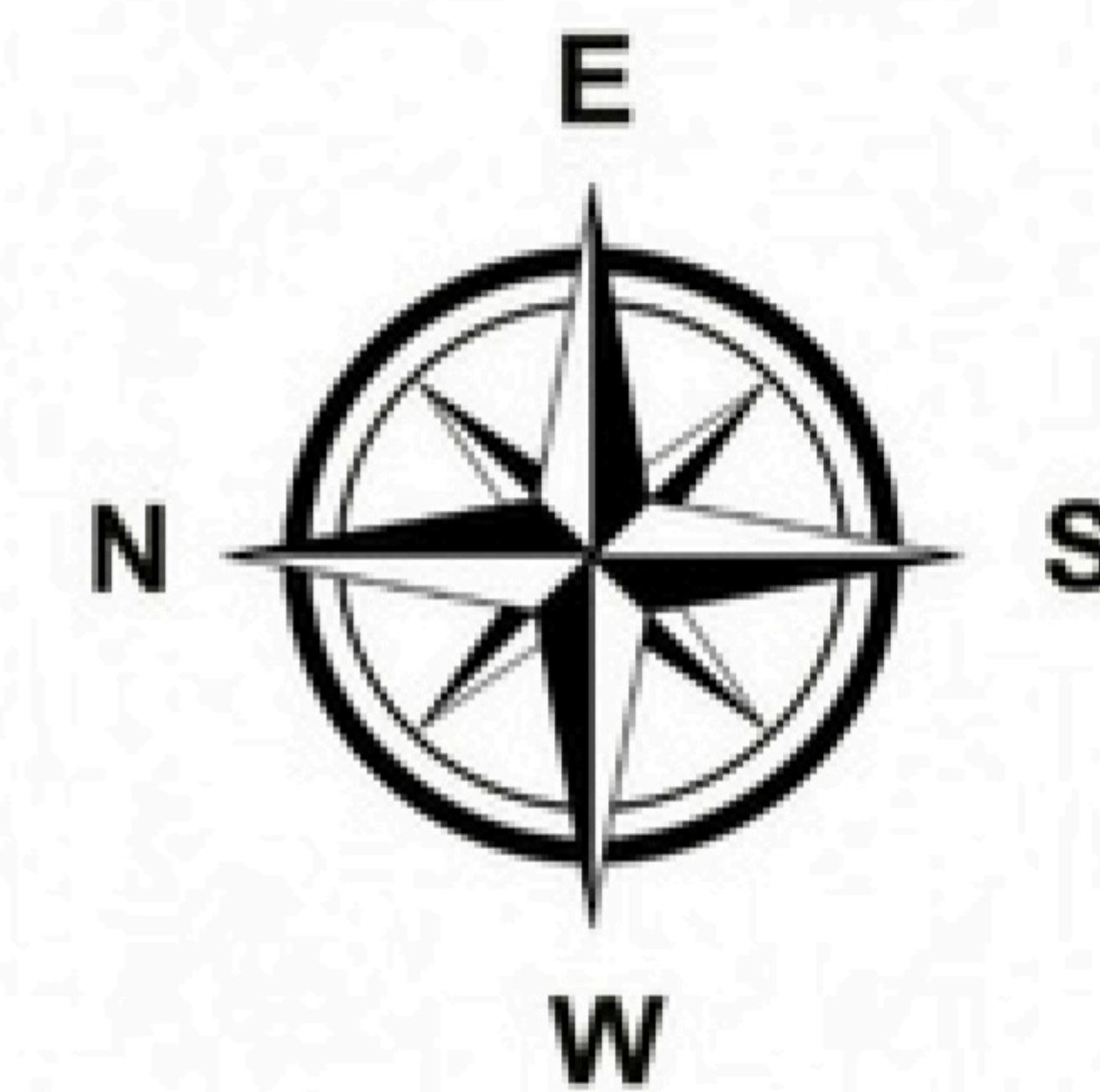


# LAYOUTS



## SECOND FLOOR PLAN

1. TERRACE
2. STORE (9'-0" X 6'-0")
3. O.T.S (3'-6" X 4'-9")
4. MUMTY (16'-3" X 7'-6")
5. O.T.S (4'-0" X 6'-9")
6. TOILET (9'-3" X 6'-9")
7. SERVANT ROOM (13'-0" X 9'-0")
8. ELECTRICAL ROOM (13'-0" X 6'-0")
9. O.T.S (3'-0" X 16'-9")
10. O.T.S (9'-3" X 4'-0")



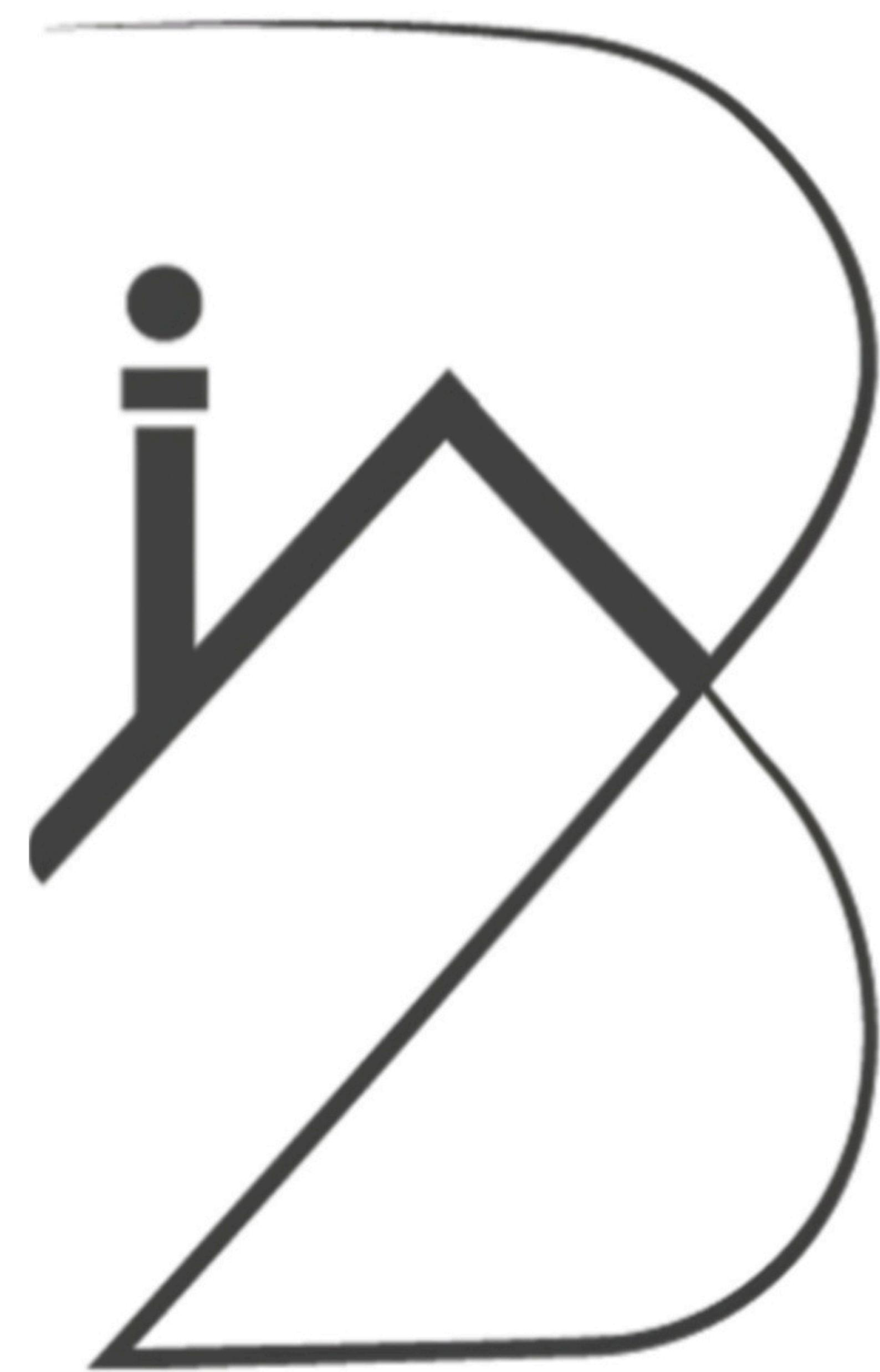
# AFTER-SALES SERVICES

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, SUKMANI ENCLAVE, CANAL ROAD**

