



VARMA HEIGHTS



Incredible Luxury

3 BHK | 5 BHK PENTHOUSE | SHOPS



P50300079310

AVAILABLE ON MAHARERA.MAHARASHTRA.GOV.IN





VARMA HEIGHTS



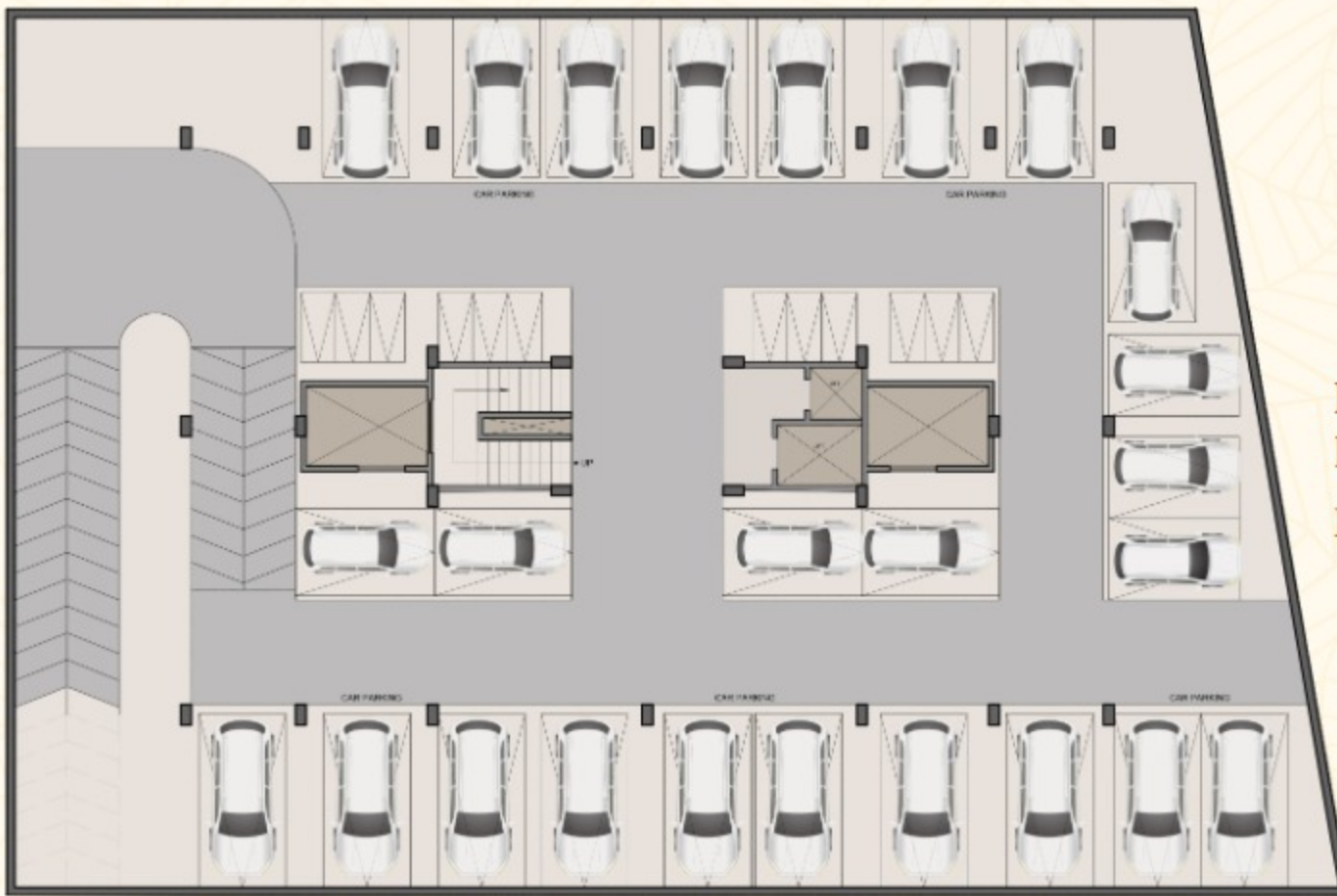
**INVITING YOU TO
THE DREAMLAND
OF LUXURIES**



A Luxurious Heaven of
Comfort and Style



offers a charming blend of "VARMA HEIGHTS" with the best of contemporary amenities that ensure a warm and luxurious lifestyle in the finest address. The unique combination of vibrant surroundings, extremely high quality construction standards and a professional approach sets apart "VARMA HEIGHTS" homes for high end living.



**INDIVIDUAL PARKING /
BASEMENT FLOOR**
PLAN & CUT SECTION



SHOPS & PARKING
GROUND FLOOR
PLAN & CUT SECTION



3 BHK & SHOPS
1ST FLOOR PLAN
PLAN & CUT SECTION



3 BHK
2ND-6TH FLOOR PLAN
PLAN & CUT SECTION



5 BHK WITH TERRACE
7ST FLOOR PLAN
PLAN & CUT SECTION



TERRACE WITH
STAR AMENITIES
PLAN & CUT SECTION



INNOVATIVE
SPACE DESIGN



ULTRA-MODERN LIVING SPACES

Experience the poise of light and space for a more open and enhanced living experience. Built for a multitasking lifestyle, the homes are truly functional where every square foot serves a meaningful purpose.



Experience state of the art infrastructure
in a B+G+7 storied edifice that offer a
Luxurious and Future ready Lifestyle

A CLASS PREMIUM AMENITIES



Swimming Pool with Deck



Kids Play Area In Garden



Mini Home Theater



Sporting Facilities like cricket net.

Safety & Security



CCTV In Parking & Common Area



Guarded Community With Security Guard Surveillance 24x7



Fire Fighting & Fire Alarm System



Earthquake Resistant RCC



Elevator With Auto Rescue Device

Entertainment & Leisure



Amphitheatre



Chit Chat Corner



Kids Play Area

Health & Fitness



Well-Equipped Gymnasium



Yoga / Zumba / Wellness Centre



Jogging Track



Swimming Pool



Meditation Center

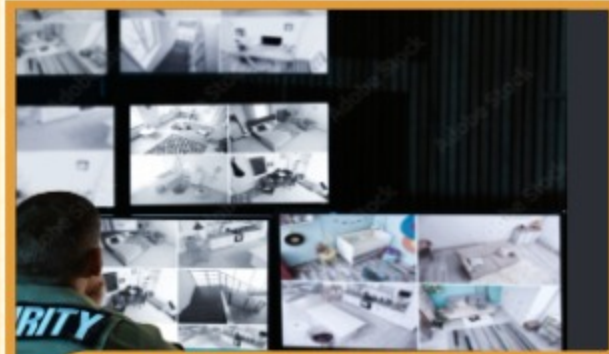


Multi-Purpose Sport Area (Basket Ball, Tennis, Badminton, Volleyball, Skating)

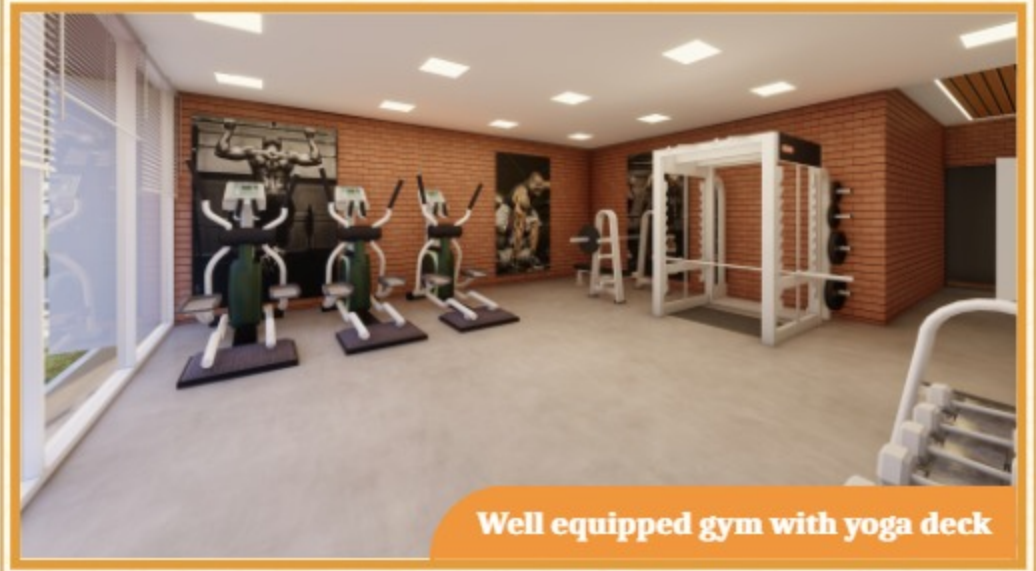
Experience the next era of luxury living



2 Lifts-6 Passanger



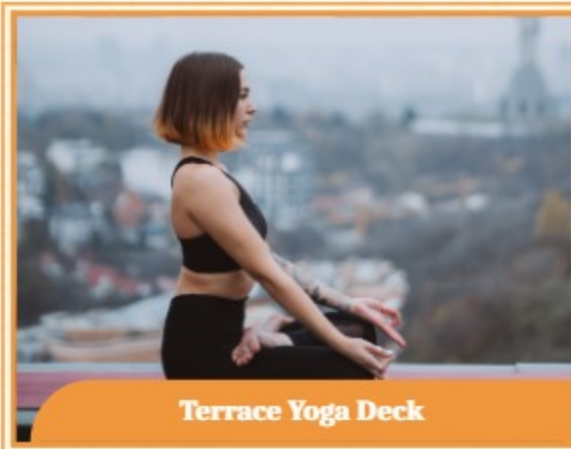
Security Guard with CCTV Servilance



Well equipped gym with yoga deck



Video Calling Doorbell



Terrace Yoga Deck



Gas Pipeline System in each flats

Ease of Living / Upgrading Lifestyle

-  24x7 Power Backup In Common Area
-  High Speed Elevators
-  Centralized Provision For Internet (Fiber Optic)
-  Video Door Phone
-  Modular Kitchen*
-  Kitchen Chimney & Hob*

Nature

-  Rain Water Harvesting
-  EV Charging Point
-  Solar Power System For Common Area

BUILDING STRUCTURE

Earthquake Resistant Design & Premium Quality Construction

FLOORING

Living & Dining	Premium Branded Vitrified Tiles.
Master Bedroom	Premium Branded Vitrified Tiles.
kitchen	Anti Skid Vitrified Tiles
Balconies	Anti Skid Vitrified Tiles
Toilets	Wall Tiles Floor in Anti-Skid Tiles
Staircase	Granite Fitting
Common Lobby Area	Anti Skid Tiles

WALLS

External Walls	6/9"inch
Internal Walls	4"inch

PLASTER

External Walls	External 2 coat Sand Face Plaster
Internal Walls	Internal smooth finish plaster

PAINTING FINISH

Internal Walls	Putty Finish with Plastic Emulsion
External Walls	Apex or Equivalent Premium Quality

DOORS

Main Entrance Door	Multiple Steel Locks Door
Other Doors	Flush Doors
Balconies	7" Sliding Door
Toilets	PVC Finish Branded Doors

WINDOWS

Upvc with M.S grills / aluminium

ELECTRICAL

Provision for adequate Light & Fan points as per requirement.
 Electrical provision for installation of Drinking water purification unit in Kitchen.
 Electrical wiring as per the provision for installation of inverter.
 Cable connection in drawing & master bedroom.
 A/C point in Drawing Room and all Bed Rooms.

RAILINGS

S.S. & Glass Railings as per design.

TOILETS

Indian & European WC, Diverter, Health Faucet of premium premium quality Bath fittings.

PLUMBING

CPVC pipe fitting, premium brandedr Bath Fitting
 Automatic water level sensor for over head connection.

KITCHEN

Granite cooking platform with stainless steel sink and dado up to Ceiling with Modular Kitchen. Utility Balcony with appropriate space and provision for installation of washing machine.

TERRACE

Water Proofing/Heat resistant Flooring for terrace.

POP

POP false ceiling in the whole flat

LIFT

2 Lifts for Vertical connectivity with Rescue Backup

PARKING

Separate Parking for Each Flats

OTHERS

24 hours water supply from over head tank & underground sump.
 Standby Borewell connection with pump.
 Application of Pest Control in Foundation & Plinth



Modular Kitchen



POP in Entire Flat



Car Parking



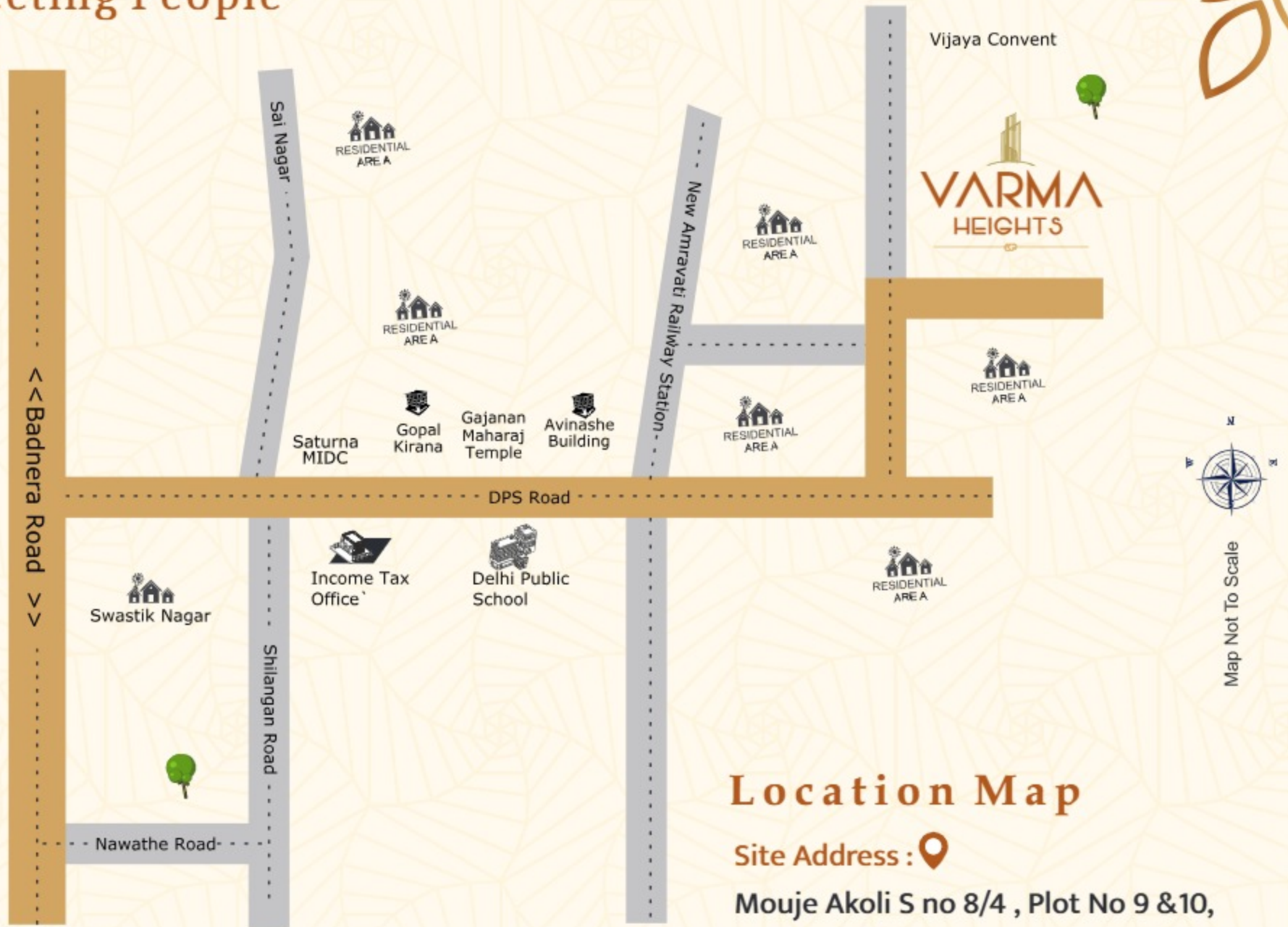
Power Backup for common Area



Fire Safety System

Additional Charges : Registration, Stamp Duty Charges & Documents Preparation Charges, MSEDCL Meter & Water Charges. Extra work to be done with extra payment in advance. All Legal Dues to Govt, & All Taxes including GST will be borne by the Purchaser. Note: No external changes are allowed in the Elevation,

Location Where Connecting People



Location Map

Site Address :

Mouje Akoli S no 8/4 , Plot No 9 &10,
Sawarkar Nagar, Near Vijaya Convent,
Amravati-444 605

KEY DISTANCES

Connectivity:

- Sai Nagar Square - 1 km (2minute)
- Rajapeth Bus Stand - 2km (5minute)
- Badnera Railway Station - 4km (8minute)
- Sai Baba Temple - 1.5km (3 minute)
- New Amravati Railway Staion 200meter walking distance

Banks & ATMs:

- SBI
- Maharashtra Bank
- HDFC
- IDBI

Educational:

- Vijaya Convent
- DPS International
- Sipna Engineering
- Homeopathic Nursing Collage

Mall:

- Tapdiya Mall
- D-Mart
- Gopal Kirana

Hospitals:

- Rims Hospital



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A Project By



VARMA'S
Builder & Developers

Office : Varma's Builders, 06 Durga Vihar,
Infront Of Biyani Collage, Ravi Nagar Square, Amrvati.

BOOKING CONTACT : 92093 53313 | 88306 23064

- CREDITS -

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Disclaimer *All furniture/objects shown in the plan are for presentation & understanding purpose only. By no means, it will form a part of final deliverable products. All the elements, objects, treatments, materials, equipments & color scheme shown are artistic impression and purely for presentation purpose. By no means, it will form a part of the amenities, features or specifications of our final products.

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