

# LOTUS *Aura*

AURA WITH IMPRINTS OF SUCCESS !!!

Developers:

**AAKAR** Enterprise

"LOTUS AURA"

Sama Savli Main Road, Opp. Lilleria Party Plot, Vadodara.

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**We request....**

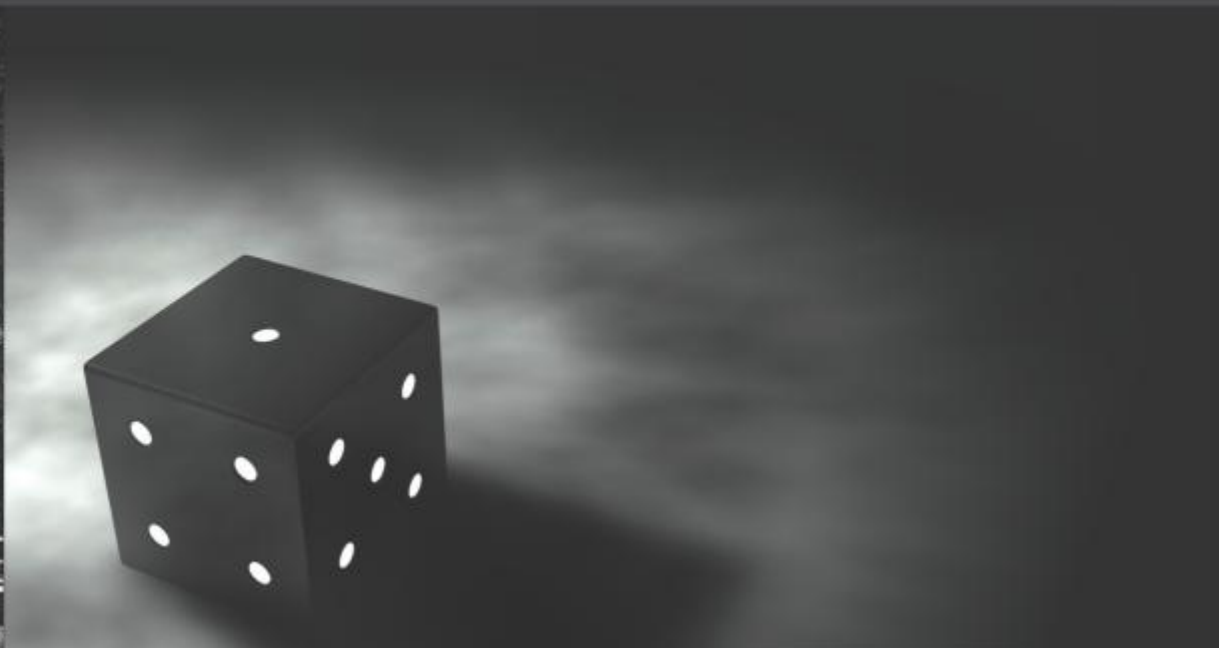
Possession will be given after 30 days from settlement of all accounts. • Maintenance Charge, Stamp duty, registration charges, service tax, municipal taxes, electricity connection charges & legal cost will be extra. • Central or State Government Taxes, if applicable shall have to be borne by the clients. • Continuous default payments lead to cancellation. • Refund in case of cancellation will be made within 30 days from the date of booking of new client only. Administrative expense of Rs. 25,000/- will be charged on cancellation of Booking • Architect / Developers shall have the right to change or raise the scheme or any details herein and any change or revision will be binding to all. • Developer reserve the right to amend the layout, plans, no of units, elevation, colour scheme, specifications & other amenities. • Project completion expected time may vary as it is highly dependent on external factors like labour, material availability and approvals from various authorities. • The Contents of this brochure are purely conceptual and have no legal binding on us.

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### AURA WITH IMPRINTS OF SUCCESS !!!

A symbol of dynamism and growth, Lotus Aura is a upper class commercial Project at Sama Savli road, Vadodara. From an incredible architectural style to the breathtaking views outside, working here is intended for people who seek to be associated with a vibrant community of like-minded individuals. Its brand retail hub and hi-tech offices exude sophistication and elegance, and provide a fitting ambience for those who enjoy being in the midst of all the action.

Stay ahead of competition. Work better. Meet deadlines earlier. Make smooth transactions a daily routine. And to its end, Global I offers varied infrastructure which makes all this easily possible.



Creating a World of unlimited *Success...*



Lotus Aura offers a beautiful layout of a food court and entertainment avenues. An aesthetically designed promenade with a convenient access to all the retail outlet creates a fascinating high street shopping experience. It leaves no stone unturned in visualizing the needs of corporate and executives to delve into a leisure equipped way of life in their spare time. A venture that changes the scope and face of a busy work filled life.





*Ground* Floor Plan

Shop No.	Size	S.B.A.
01 & 02	24'8"x44'4"	1815
03	25'0"x11'0"	460
04	25'0"x11'0"	460
05	25'0"x11'0"	460
06	25'0"x11'0"	460
07	25'0"x11'0"	460
08	25'0"x11'0"	460
09	19'5"x28'0"	900
10	11'0"x28'0"	510
11	11'0"x28'0"	510
12	11'0"x28'0"	510
13	11'0"x28'0"	510
14 A	9'6"x28'0"	445
14 B	9'6"x28'0"	445
15	25'0"x11'0"	460
16	25'0"x11'0"	460
17 & 18 & 19	25'0"x45'6"	1865
20 & 21 & 22	25'0"x45'6"	1865
23	25'0"x11'0"	460
24	25'0"x11'0"	460
25 A	9'6"x28'0"	445
25 B	9'6"x28'0"	445
26	11'0"x28'0"	510
27	11'0"x28'0"	510
28	11'0"x28'0"	510
29	11'0"x28'0"	510
30	19'5"x28'0"	900
31	25'0"x11'0"	460
32	25'0"x11'0"	460
33	25'0"x11'0"	460
34	25'0"x11'0"	460
35	25'0"x11'0"	460
36	25'0"x11'0"	460
37 & 38	24'8"x44'4"	1815





*First* Floor Plan

Shop No.	Size	S.B.A.
01 & 02	28'8"x48'0"	2230
03	27'0"x11'0"	500
04 A	27'0"x11'0"	500
04 B	27'0"x11'0"	500
04 C	27'0"x11'0"	500
04 D	27'0"x11'0"	500
04 E	27'0"x11'0"	500
05	23'5"x36'0"	1400
06	11'0"x30'0"	550
07	11'0"x30'0"	550
08	11'0"x30'0"	550
09	11'0"x30'0"	550
10 A	9'6"x30'0"	475
10 B	9'6"x30'0"	475
11	23'0"x11'0"	425
12 A	23'0"x11'0"	425
12 B	24'8"x49'0"	1940
13 A	24'8"x49'0"	1940
13 B	23'0"x11'0"	425
14	23'0"x11'0"	425
15 A	9'6"x30'0"	475
15 B	9'6"x30'0"	475
16	11'0"x30'0"	550
17	11'0"x30'0"	550
18	11'0"x30'0"	550
19	11'0"x30'0"	550
20	23'5"x36'0"	1400
21 A	27'0"x11'0"	500
21 B	27'0"x11'0"	500
21 C	27'0"x11'0"	500
21 D	27'0"x11'0"	500
21 E	27'0"x11'0"	500
22	27'0"x11'0"	500
23 & 24	28'8"x48'0"	2230



30.00 M. Wide Road



*Typical* Floor Plan  
(2nd, 3rd & 4th)

Office No.	Size	S.B.A.
01 A & 01 B	28'8"x48'0"	2230
01 C	27'0"x11'0"	500
01 D	27'0"x11'0"	500
01 E	27'0"x11'0"	500
01 F	27'0"x11'0"	500
01 G	27'0"x11'0"	500
01 H	27'0"x11'0"	500
02	23'5"x36'0"	1400
03	11'0"x30'0"	550
04	11'0"x30'0"	550
05	11'0"x30'0"	550
06	11'0"x30'0"	550
07 A	9'6"x30'0"	475
07 B	9'6"x30'0"	475
08	23'0"x11'0"	425
09 A	23'0"x11'0"	425
09 B	23'0"x11'0"	425
09 C	24'8"x37'8"	1510
10 A	24'8"x37'8"	1510
10 B	23'0"x11'0"	425
10 C	23'0"x11'0"	425
11	23'0"x11'0"	425
12 A	9'6"x30'0"	475
12 B	9'6"x30'0"	475
13	11'0"x30'0"	550
14	11'0"x30'0"	550
15	11'0"x30'0"	550
16	11'0"x30'0"	550
17	23'5"x36'0"	1400
18 A	27'0"x11'0"	500
18 B	27'0"x11'0"	500
18 C	27'0"x11'0"	500
18 D	27'0"x11'0"	500
18 E	27'0"x11'0"	500
18 F	27'0"x11'0"	500
18 G & 18 H	28'8"x48'0"	2230



30.00 M. Wide Road





#### PROJECT HIGHLIGHT

- Aesthetically designed building.
- Located @ 30mt wide ring road.
- Well Designed common washrooms on each floor.
- Excellent frontage with magnificent visibility.
- Ample basement & ground level parking.
- Earthquake resistant structure design.
- D.G. back up for common utilities.
- Standard two visible elevators.
- Easy accessible and visible higher ground shopping floor from main road

#### SPECIFICATIONS

- Adequate and standard concealed electrification with adequate points.
- Provision for water supply & waste water discharge in each unit
- Fix outdoor AC unit location\* Vitrified flooring.
- CCTV security in common entrance.



*Location* For your dreams...

