



**SANGANI**  
infrastructure india pvt. ltd.  
Building Happiness since 1987

 **SANGANI**  
**Dev Atelier**  
Showrooms, Offices & Residences

From Concept to Creation

A Project by:

**SANGANI INFRASTRUCTURE INDIA PVT. LTD.**

**SANGANI**  
**Dev Atelier**  
Showrooms, Offices & Residences



# Showrooms & Offices



Sangani Dev Atelier is a next generation business hub where each & every facility is designed to lead you towards successful business of yours. After all...a business needs passion; dedication and ideal location like...Sangani Dev Atelier.



  
Showrooms, Offices & Residences

#### SPECIFICATIONS FOR COMMERCIAL SPACES

##### EXTERIOR

- A contemporary, modern building
- Exquisitely landscaped exteriors with plantation and water bodies, designer light poles, well paved & well lit walkways
- Well paved slot parking

##### INTERIOR

- Wide air conditioned & texture finished foyers with beautiful false ceiling, glass railing & planters
- Corporate entrance lobby
- 10 fully automatic lifts
- 7 easy access to move up & down stair

##### SHOWROOMS

- Fully vitrified flooring
- Concealed modular switches & copper wiring ISI brand
- Television, telephone, internet & intercom point
- 3 phase electrical meter in each unit
- Double coat mala plaster with texture finish
- Glass door & galvanized rolling shutter

##### OFFICES

- Fully vitrified flooring
- Concealed modular switches & copper wiring ISI brand
- Television, telephone, internet & intercom point
- 3 phase electrical meter in each unit
- Double coat mala plaster with texture finish also with double coat color
- Quality doors with locks
- Digital glazed tiles in bathroom



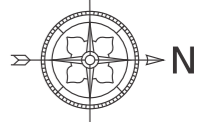
SANGANI  
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Ground floor retail units including:  
HDFC BANK  
Bicycle  
vivo  
McDonald's  
McDonald's

# Basement

First Level

| NO | DIMENSION          | SQ.FT. |
|----|--------------------|--------|
| 01 | 16' 0" X 62' 3"    | 1696   |
| 02 | 15' 10.5" X 62' 3" | 1676   |
| 03 | 15' 10.5" X 62' 3" | 1676   |
| 04 | 15' 10.5" X 62' 3" | 1676   |
| 05 | 19' 10.5" X 62' 3" | 2093   |
| 06 | 19' 10.5" X 62' 3" | 2093   |
| 07 | 15' 10.5" X 62' 3" | 1676   |
| 08 | 15' 10.5" X 62' 3" | 1676   |
| 09 | 31' 0" X 62' 3"    | 3447   |

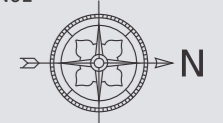


# Ground Floor Plan



| NO | DIMENSION            | SQ.FT. |
|----|----------------------|--------|
| 01 | 16' 0" X 84' 4.5"    | 2301   |
| 02 | 15' 10.5" X 69' 0"   | 1915   |
| 03 | 15' 10.5" X 69' 0"   | 1831   |
| 04 | 15' 10.5" X 75' 7.5" | 2016   |
| 05 | 14' 7.5" X 26' 6"    | 2280   |
| 06 | 14' 7.5" X 26' 6"    | 2277   |
| 07 | 15' 10.5" X 75' 6"   | 2006   |
| 08 | 15' 10.5" X 75' 6"   | 2005   |
| 09 | 31' 0" X 75' 6"      | 3788   |
| 10 | 63' 7.5" X 22' 7.5"  | 2379   |
| 11 | 49' 6" X 19' 10.5"   | 2089   |
| 12 | 58' 3" X 19' 10.5"   | 2552   |
| 13 | 74' 4.5" X 15' 10.5" | 1976   |
| 14 | 74' 4.5" X 16' 0"    | 2000   |
| 15 | 83' 1.5" X 16' 0"    | 2245   |

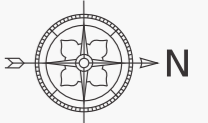
| NO | DIMENSION            | SQ.FT. |
|----|----------------------|--------|
| 16 | 38' 9" X 19' 10.5"   | 1889   |
| 17 | 34' 3" X 19' 10.5"   | 1821   |
| 18 | 83' 1.5" X 13' 10.5" | 1910   |
| 19 | 83' 1.5" X 14' 7.5"  | 1940   |
| 20 | 83' 1.5" X 15' 4.5"  | 1800   |
| 21 | 83' 1.5" X 15' 4.5"  | 1950   |
| 22 | 83' 1.5" X 15' 7.5"  | 2111   |
| 23 | 58' 3" X 20' 3"      | 2639   |
| 24 | 58' 3" X 20' 1.5"    | 2610   |
| 25 | 83' 1.5" X 15' 10.5" | 2257   |
| 26 | 62' 3" X 15' 10.5"   | 1675   |
| 27 | 37' 4.5" X 21' 4.5"  | 2034   |
| 28 | 37' 4.5" X 21' 4.5"  | 2039   |
| 29 | 57' 6" X 15' 10.5"   | 1547   |
| 30 | 62' 3" X 16' 0"      | 1700   |



# First Floor Plan

| NO  | DIMENSION             | SQ.FT. |
|-----|-----------------------|--------|
| 101 | 16' 0" X 84' 4.5"     | 2304   |
| 102 | 15' 10.5" X 67' 1.5"  | 1805   |
| 103 | 15' 10.5" X 67' 1.5"  | 1781   |
| 104 | 15' 10.5" X 67' 1.5"  | 2671   |
| 105 | 14' 6" X 18' 0"       | 2068   |
| 106 | 14' 6" X 18' 0"       | 2064   |
| 107 | 15' 10.5" X 67' 0"    | 1776   |
| 108 | 15' 10.5" X 67' 0"    | 1776   |
| 109 | 31' 0" X 75' 6"       | 3792   |
| 110 | 75' 9" X 22' 7.5"     | 2658   |
| 111 | 57' 10.5" X 19' 10.5" | 2226   |
| 112 | 78' 3" X 19' 10.5"    | 3051   |
| 113 | 74' 4.5" X 15' 10.5"  | 1978   |
| 114 | 74' 4.5" X 16' 0"     | 2006   |
| 115 | 76' 1.5" X 16" 0"     | 2051   |

| NO  | DIMENSION            | SQ.FT. |
|-----|----------------------|--------|
| 116 | 58' 3" X 19' 10.5"   | 2224   |
| 117 | 34' 3" X 19' 10.5"   | 1648   |
| 118 | 76' 1.5" X 13' 10.5" | 1745   |
| 119 | 83' 1.5" X 14' 7.5"  | 1942   |
| 120 | 83' 1.5" X 15' 4.5"  | 2023   |
| 121 | 76' 1.5" X 15' 4.5"  | 1893   |
| 122 | 76' 1.5" X 15' 7.5"  | 1981   |
| 123 | 58' 3" X 20' 3"      | 2461   |
| 124 | 51' 6" X 20' 1.5"    | 2284   |
| 125 | 76' 3" X 15' 10.5"   | 2072   |
| 126 | 62' 3" X 15' 10.5"   | 1678   |
| 127 | 37' 4.5" X 21' 4.5"  | 1843   |
| 128 | 37' 4.5" X 21' 4.5"  | 1847   |
| 129 | 50' 6" X 15' 10.5"   | 1359   |
| 130 | 62' 3" X 16' 0"      | 1702   |





# Second To Thirteen

Floor Plan

| NO  | DIMENSION            | SQ.FT. | BUILT UP AREA TERRACE |
|-----|----------------------|--------|-----------------------|
| 201 | 16' 3" X 19' 9"      | 535    | -                     |
| 202 | 16' 0" X 27' 1.5"    | 726    | -                     |
| 203 | 15' 10.5" X 27' 4.5" | 808    | 780                   |
| 204 | 15' 10.5" X 34' 3"   | 888    | 336                   |
| 205 | 15' 10.5" X 27' 3"   | 698    | 402                   |
| 206 | 19' 10.5" X 27' 3"   | 877    | 557                   |
| 207 | 19' 10.5" X 28' 7.5" | 911    | 515                   |
| 208 | 16' 0" X 35' 7.5"    | 920    | 336                   |
| 209 | 16' 0" X 35' 7.5"    | 918    | 780                   |
| 210 | 16' 0" X 33' 0"      | 895    | 886                   |
| 211 | 15' 9" X 33' 0"      | 878    | 194+185               |
| 212 | 15' 10.5" X 25' 0"   | 640    | 289                   |
| 213 | 29' 6" X 20' 0"      | 895    | 91                    |
| 214 | 21' 0" X 20' 0"      | 746    | 91                    |
| 215 | 31' 7.5" X 15' 7.5"  | 870    | 531                   |

| NO  | DIMENSION            | SQ.FT. | BUILT UP AREA TERRACE |
|-----|----------------------|--------|-----------------------|
| 216 | 31' 7.5" X 15' 10.5" | 812    | 495                   |
| 217 | 33' 6" X 16' 4.5"    | 759    | -                     |
| 218 | 33' 6" X 16' 4.5"    | 758    | -                     |
| 219 | 31' 7.5" X 16' 0"    | 822    | 490                   |
| 220 | 31' 7.5" X 16' 3"    | 903    | 381                   |
| 221 | 31' 7.5" X 15' 7.5"  | 870    | 518                   |
| 222 | 31' 7.5" X 15' 7.5"  | 807    | 518                   |
| 223 | 31' 7.5" X 14' 0"    | 787    | 332                   |
| 224 | 21' 9" X 14' 7.5"    | 571    | 450                   |
| 225 | 21' 9" X 14' 9"      | 511    | 463                   |
| 226 | 21' 9" X 15' 7.5"    | 540    | 374                   |
| 227 | 21' 9" X 16' 6"      | 577    | 378                   |
| 228 | 24' 3" X 22' 0"      | 770    | 553                   |
| 229 | 24' 3" X 25' 6"      | 904    | -                     |



# Typical Floor Plan

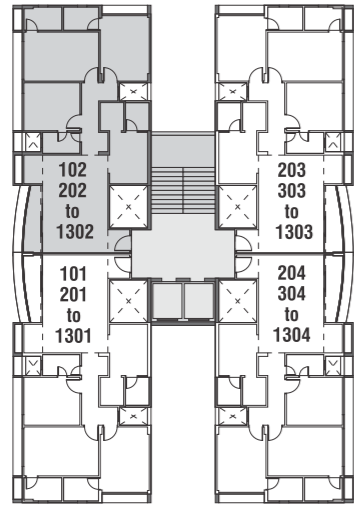
| NO       | DIMENSION            | SQ.FT. |
|----------|----------------------|--------|
| 301-1301 | 16' 3" X 19' 9"      | 535    |
| 302-1302 | 16' 0" X 27' 1.5"    | 726    |
| 303-1303 | 15' 10.5" X 27' 4.5" | 808    |
| 304-1304 | 15' 10.5" X 34' 3"   | 888    |
| 305-1305 | 15' 10.5" X 27' 3"   | 698    |
| 306-1306 | 19' 10.5" X 27' 3"   | 877    |
| 307-1307 | 19' 10.5" X 28' 7.5" | 911    |
| 308-1308 | 16' 0" X 35' 7.5"    | 920    |
| 309-1309 | 16' 0" X 35' 7.5"    | 918    |
| 310-1310 | 16' 0" X 33' 0"      | 895    |
| 311-1311 | 15' 9" X 33' 0"      | 878    |
| 312-1312 | 15' 10.5" X 25' 0"   | 640    |
| 313-1313 | 29' 6" X 20' 0"      | 895    |
| 314-1314 | 21' 0" X 20' 0"      | 746    |
| 315-1315 | 31' 7.5" X 15' 7.5"  | 870    |

| NO       | DIMENSION            | SQ.FT. |
|----------|----------------------|--------|
| 316-1316 | 31' 7.5" X 15' 10.5" | 812    |
| 317-1317 | 33' 6" X 16' 4.5"    | 759    |
| 318-1318 | 33' 6" X 16' 4.5"    | 758    |
| 319-1319 | 31' 7.5" X 16' 0"    | 822    |
| 320-1320 | 31' 7.5" X 16' 3"    | 903    |
| 321-1321 | 31' 7.5" X 15' 7.5"  | 870    |
| 322-1322 | 31' 7.5" X 15' 7.5"  | 807    |
| 323-1323 | 31' 7.5" X 14' 0"    | 787    |
| 324-1324 | 21' 9" X 14' 7.5"    | 571    |
| 325-1325 | 21' 9" X 14' 9"      | 511    |
| 326-1326 | 21' 9" X 15' 7.5"    | 540    |
| 327-1327 | 21' 9" X 16' 0"      | 577    |
| 328-1328 | 24' 3" X 22' 0"      | 770    |
| 329-1329 | 24' 3" X 25' 6"      | 904    |

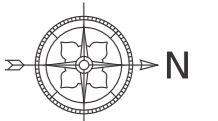


# 3 BHK

Unit Floor Plan



Typical Floor Plan



## SALIENT FEATURES

- Well designed entrance foyer
- CCTV in all common areas
- Video door phones for all individual units
- Gated community guarded by professional security agency
- Well lit campus with street lights
- Well landscaped garden
- Parking facilities in the plinth area, shaded ground level parking and parking in the basement
- School bus pickup and drop off zone
- Bore well for 24 x 7 water supply
- Automatic & high quality elevators
- Generator back-up for common amenities



# 3BHK Lifestyle Apartments



Allow Sangani Dev Atelier to introduce to you the whole new world which will now be known as your new home and which will be an ideal combination of modern Infrastructure, Luxurious Amenities, Superb Connectivity and Location i.e. in the heart of Prahladnagar and Satellite.



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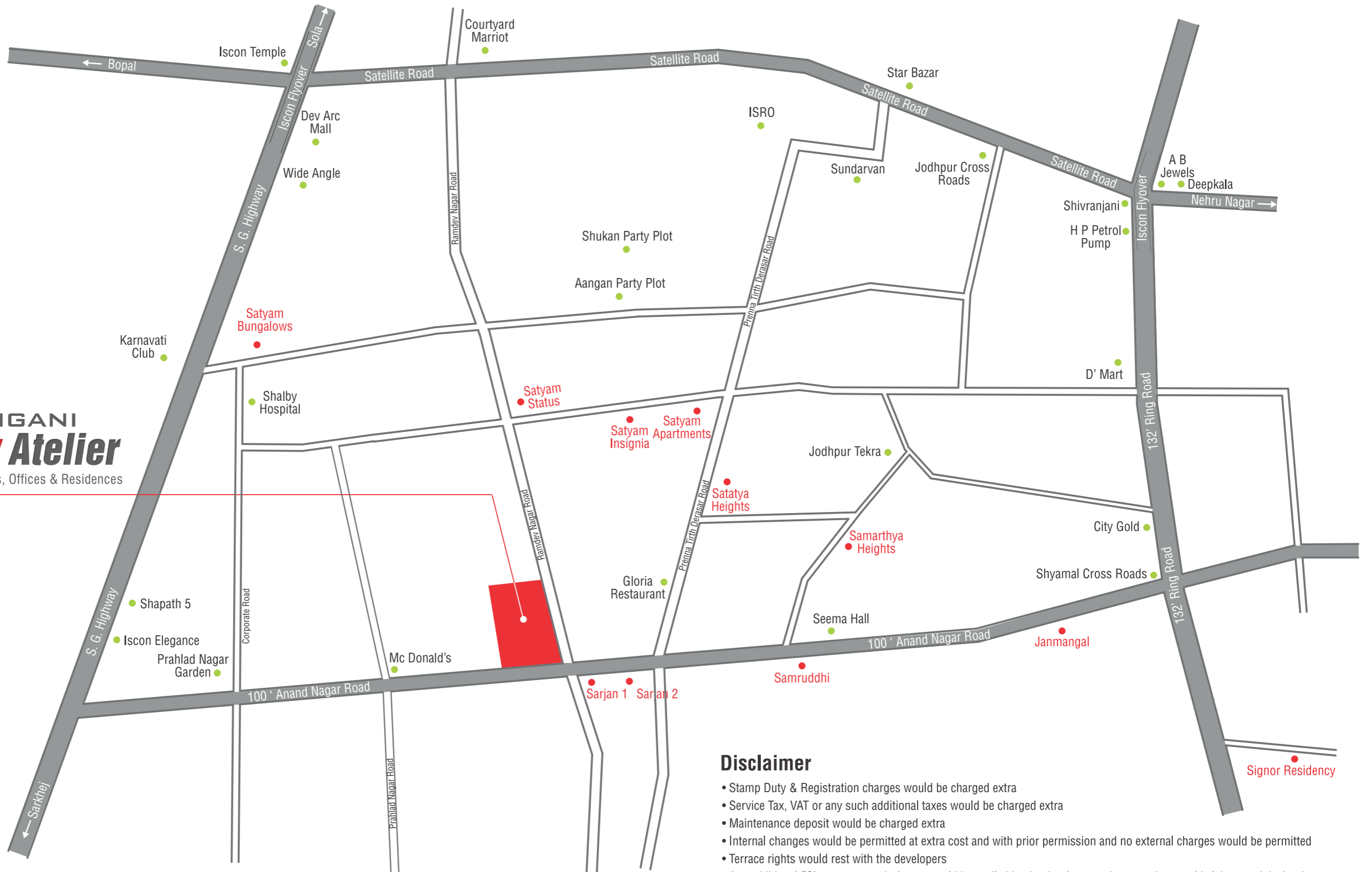
#### SPECIFICATIONS - RESIDENTIAL UNITS

- All interior walls plastered and putty finished
- Exterior walls painted with acrylic & texture based paint
- Spacious and decorated foyer with air conditioning
- Drawing, dining, living and bedrooms with vitrified flooring
- Wooden flooring in master bedrooms
- Anti skid tiles in balcony & wash area
- Ceramic tiles in washrooms
- Glazed tiles dado up to ceiling
- Branded sanitary ware & C.P. fittings with international standards
- Polished granite kitchen platform
- S.S. sink in kitchen
- Ceramic tiles only to wall above platform up to lintel level
- Concealed conduit with PVC insulated copper wires, branded modular switches
- Anodized aluminum sliding windows

# Our Other Landmarks



# Location map



## Disclaimer

- Stamp Duty & Registration charges would be charged extra
- Service Tax, VAT or any such additional taxes would be charged extra
- Maintenance deposit would be charged extra
- Internal changes would be permitted at extra cost and with prior permission and no external charges would be permitted
- Terrace rights would rest with the developers
- Any additional FSI at present or in future would be availed by the developer and no member would claim any right for the same
- This brochure is for information purpose only. It does not form a part of the agreement or any legal document



### Site Address

#### SANGANI DEV ATELIER

Opp. Dev Aurum,  
Anandnagar Cross Roads,  
100 ft. Ring Road, Prahladnagar,  
Ahmedabad.

### Architect

placekinesis associates **pka**

### For Inquiry

+91 99099 14186, +91 99099 50974

info@sanganiinfra.com

www.sanganiinfra.com



### Developer

Relic Property Development Pvt. Ltd.



### Project By

Sangani Infrastructure India Pvt. Ltd.

215, Signature Complex, Opp. Suvarna Bungalows,  
Near Zydus Hospital, 100 ft. Hebatpur Road,  
Before Sola Bridge, Thaltej,  
Ahmedabad - 380 059, Gujarat, India.

