



your own piece of
paradise



ayunam®
सरिता
3 BHK SERENITY LIVING

Ayunam Sarita is the epitome of tranquillity and convenience. Strategically located a few minutes from the upcoming Riverfront and Metro, this 3 BHK apartments give unrestricted views and excellent connectivity amidst the rapidly developing area of Randesan, Gandhinagar.

The upfront retail spaces on the two-road corner have a strong presence. The project provides a holistic living experience with state-of-the-art amenities on the ground floor and terrace integrated with intelligently designed apartments and impressive exteriors.

01

Garden/Road Facing

• ALL APARTMENTS

02

Landscaped Terrace Garden

• 7500 SQ.FT. AREA

03

Bright Homes

• OPEN VIEW FROM DINING & LIVING AREAS

04

Prime Connectivity

• METRO STATION - 50 MTR.
• UPCOMING RIVER FRONT - 500 MTR.

05

10'4" FT.

• FLOOR TO FLOOR HEIGHT

06

All 3 BHK

• APARTMENTS

07

More Than 50%

• OPEN SPACE

08

No Vehicle Zone

• ON GROUND FLOOR



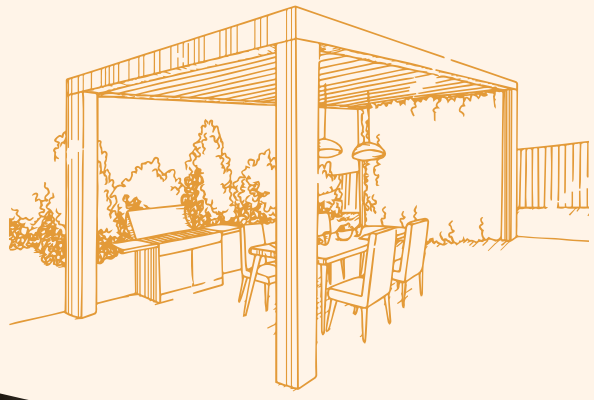
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F.P. No.-74+75, Tp.-5, Near Radesan Metro Station,
Metro Road, Radesan, Gandhinagar-382421

NEAR BY CONNECTIVITY

Metro Station	50 MTR.	Ahmedabad Airport	15 KM	BAPS School	1.5 KM	IIT (Palaj)	7.5 KM
Up-coming Sabarmati River Front	500 MTR.	Sachivalay	7.5 KM	SMVS Hospital	1.5 KM	Jamnabai Narsee School	7.5 KM
Dholeswar Mandir	1 KM	Gandhinagar Railway Station	9.5 KM	Swaminarayan Dham	1 KM	S.G. Highway	6 KM
Gift City	7 KM	Mahatma Mandir	9 KM	Aashka Hospital	5 KM	NIFT College	3.5 KM
GNLU College	3.5 KM	Koba Circle	6 KM	TCS	4 KM	DAIICT College	4 KM
PDEU College	3.5 KM	City Pulse Theatre	1.5 KM	Infocity	5 KM	Raysan Petrol Pump	2.5 KM





Gazebo/Multipurpose Deck

Ideal space for enjoying the sun's rays whilst staying protected in the shade. The stylish outdoor seating is perfect for parties, family gatherings and informal get-togethers.



Indoor Play Zone

Engage in an exciting set of Carrom, Chess, Table Tennis or Foosball in lit, comfortable and air-conditioned indoors. Get a touch of nature indoors with plantations installed on interior walls.



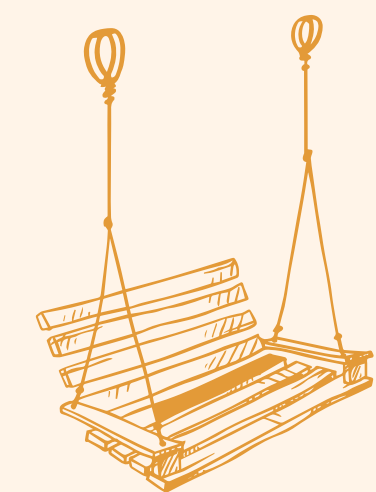
Toddler Play Area

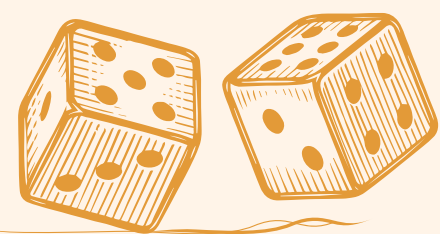
Let children spend time in a stimulating and safe area for their development and entertainment. Find an adorable space furnished with attractive models for children.



Jula & Sitting Space

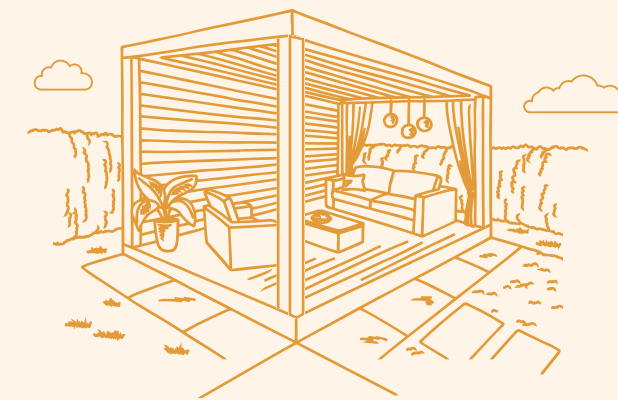
This space is designed to provide a peaceful atmosphere. Whether you're seeking solitude or socializing with friends, you'll find the perfect spot amidst the soothing sounds of nature.





Terrace Game Area

Vibrant terrace area featuring life-size classical board games which becomes a delightful space for residents to unwind and socialize in the elevated outdoors.



Terrace Gazebo

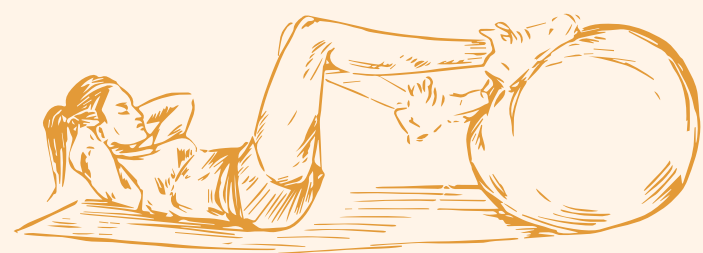
The gazebo on the terrace is a space under the vast open sky with seating space for intimate gatherings of friends and family. The building is open on four sides, providing excellent ventilation.





Avenue Walkway

Serene Avenue walkway with lush plantations on the sides with refreshing shade inviting playful moments and leisurely strolls in a tranquil residential setting.



Indoor Gym & Yoga Center

Transform into a healthier lifestyle with an in-house gym. The gym is the perfect motivator for an active routine, equipped with excellent apparatuses and devices.



Indoor Library & Work Station

Enjoy a distraction-free environment for work or study, allowing you to maximize your efficiency and accomplish your goals.



Children Play Area

Discover an enchanting Children's Play Area amidst lush greenery, fostering youthful joy and community connections in a serene residential sanctuary.



Ground Floor

LEGEND

1. KID'S PICK UP & DROP OFF ZONE.
2. AVENUE WALKWAY WITH PLANTATION ON BOTH SIDES.
3. JULIA & SITTING SPACE.
4. INDOOR GYM & YOGA CENTER.
5. TODDLER PLAY AREA.
6. INDOOR PLAY ZONE.
7. INDOOR LIBRARY, WORK STATION & LOUNGE AREA.
8. MULTIPURPOSE HALL.
9. ADMIN OFFICE.
10. MULTIPURPOSE COURT.
11. MOTHER'S HANGOUT SPACE.
12. CHILDREN'S PLAY AREA.
13. SENIOR CITIZEN SIT-OUTS.
14. WATER FEATURE WITH PLANTER.
15. LAWN AREA.
16. PERIPHERAL SITTING WITH PLANTATION.
17. GAZEBO/ MULTIPURPOSE DECK.



First Floor



18 MT RIVERFRONT APPROACH ROAD

40 MT METRO ROAD



Second Floor



40 MT METRO ROAD

18 MT RIVERFRONT APPROACH ROAD



Typical Floor

(3rd to 13th Floor)



18 MT RIVERFRONT APPROACH ROAD

40 MT METRO ROAD



Terrace Floor

LEGEND

1. GAZEBO/ MULTIPURPOSE DECK
2. SWING PLAZA
3. HANGOUT SPACE
4. PARTY PLAZA
5. SERVING STATION
6. SNAKE & LADDER GAME ZONE
7. PAC-MAN GAME ZONE
8. YOGA DECK WITH RAISED STAGE
9. HOPSCOTCH GAME ZONE

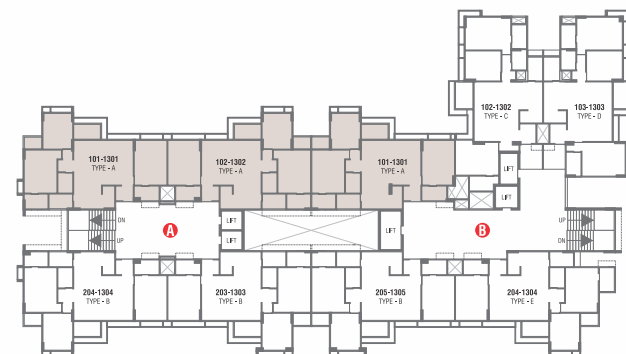


18 MT RIVERFRONT APPROACH ROAD

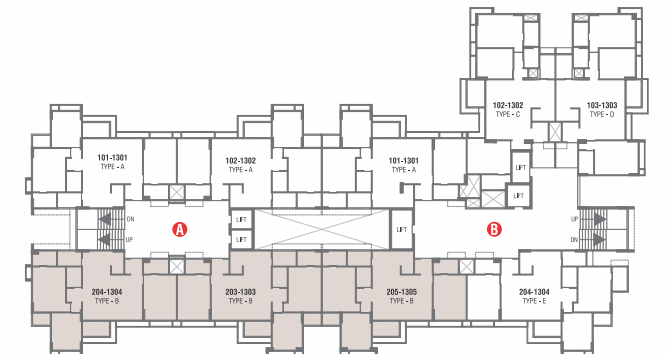
40 MT METRO ROAD



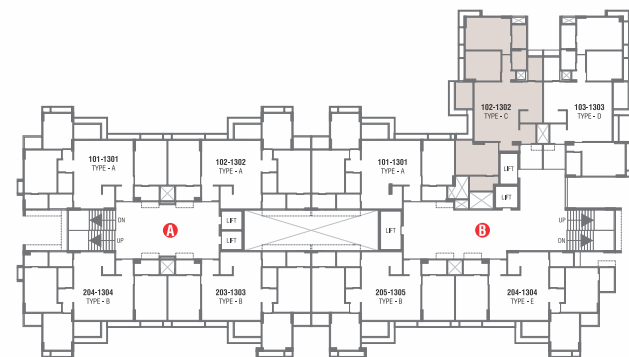
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(Block - A & B)



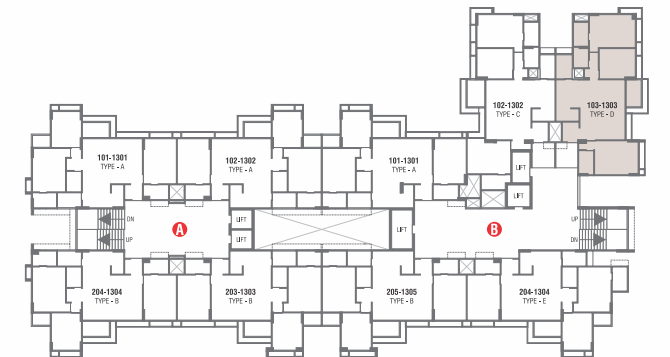
Type - B
(Block - A & B)



Type - C
(Block - B)

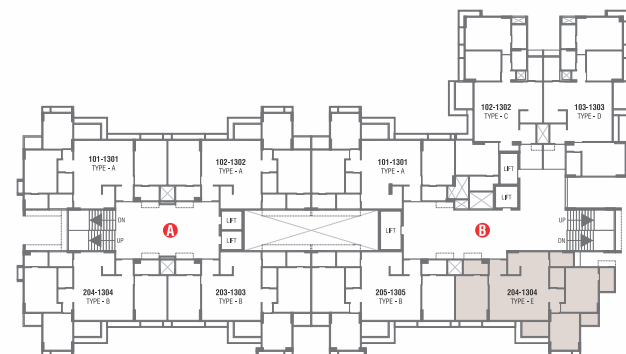
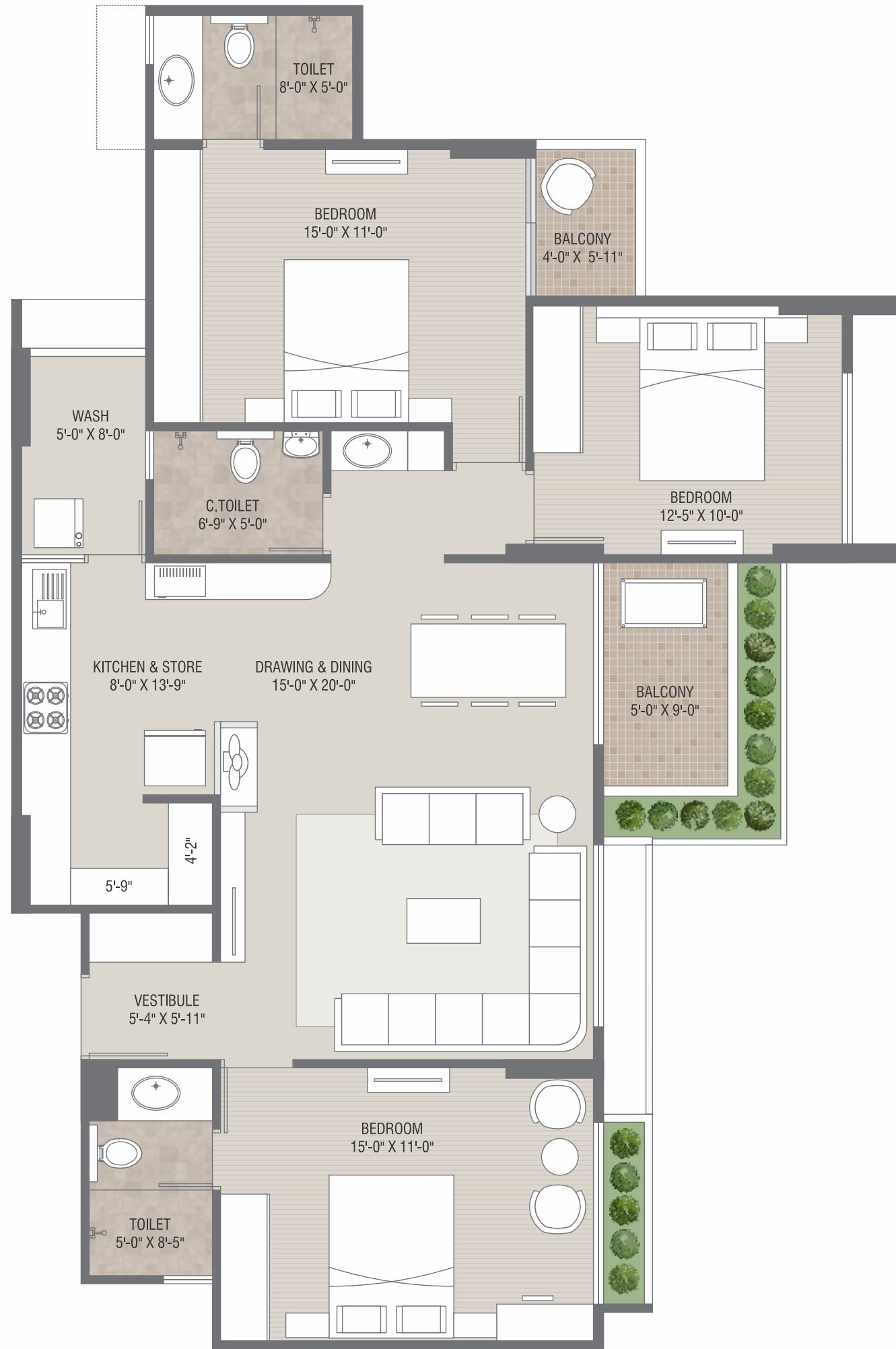


Type - D
(Block - B)



Type - E

(Block - B)



Bedroom

The architecturally intelligent bedrooms are endowed with ample space and height. Every bedroom in the apartment has optimum lighting and airflow.



Ground Floor Amenities

KID'S PICK-UP &
DROP-OFF ZONE

AVENUE WALKWAY
WITH PLANTATION
ON BOTH SIDES

JULA & SITTING
SPACE

INDOOR GYM &
YOGA CENTER

TODDLER PLAY
AREA

INDOOR
PLAY ZONE

INDOOR LIBRARY
WORK STATION &
LOUNGE AREA

MULTIPURPOSE
HALL

MULTIPURPOSE
COURT

MOTHER'S HANGOUT
SPACE

CHILDREN'S
PLAY AREA

SENIOR CITIZEN
SIT-OUTS

WATER FEATURE
WITH PLANTER

LAWN
AREA

PERIPHERAL
SITTING WITH
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Terrace Amenities

GAZEBO/
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SWING
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PARTY PLAZA
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SNAKE & LADDER
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PAC-MAN
GAME ZONE

YOGA-DECK WITH
RAISED STAGE

HOPSCOTCH
GAME ZONE

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Specifications



STRUCTURE

- Earthquake Resistant R.C.C. Framed Structure.



FLOORING

- Premium quality vitrified tiles in flooring.



BATHROOM & PLUMBING

- Premium quality CP fittings. (Jaquar/ Kohler/ Equivalent)
- Premium quality sanitaryware. (Jaquar / Kohler/ Equivalent)
- Electric geyser and exhaust fan point provision.
- Vitrified tiles upto lintel level.
- Premium quality CPVC-UPVC pipes. (Astral/ Supreme/ Equivalent)



DOORS & WINDOWS

- Decorative Main Door with veneer/ laminate finish with wooden framing.
- Flush door in internal area with wooden/ granite framing.
- Premium quality aluminium windows.



WALL FINISHES

- Inside wall plaster with putty finish.
- External wall double coat plaster with texture paint.



KITCHEN

- Mirror polished granite platform with SS sink.
- Tile dado upto lintel level.



WASH AREA

- Glazed tiles in Dado.
- Electric and plumbing points for washing machine.



ELECTRICAL

- Single or 3 phase concealed ISI wiring with premium switches.
- ELCB/ MCB with internal distribution board.
- Provision for AC point and TV lines.



ELEVATORS

- Premium Quality High Speed Elevator. (Kone/ Schindler/ Equivalent).

NOTES

This brochure is just for an easy presentation of the project. It should not be considered as a part of the legal documents. The furniture and fixtures, electrical appliances and any other loose items shown in the brochure are only for the illustrative purposes and do not form a part of the standard product on sale. The furniture layout shown in the brochure is only suggestive and subject to change as per site conditions and as per the instructions of the Project architect. The Promoter/ Developer reserves the right to make changes in the project, its amenities and specifications as may be suggested by the project architect or the structure consultant or any other consultant and any such changes made shall be binding on the customers/ members of the project. The Promoter/ Developer reserves the right to make minor on-site changes during the course of construction and such changes shall be binding on all the members/ customers of the Project. The images (interior and exterior views) in the brochure are computer stimulated graphics for representational purpose and are subject to errors and omissions. The images used may be stock images or images based on the architectural plans of the project. They shall not be constructed as actual depictions of the project. The north direction shown in the brochure is approximate and can be erroneous. The customers/ members are expected to verify the same personally before booking the unit. The entire dimensions shown are approximate and unfinished.

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Site Address

F.P. No.-74+75, Tp.-5, Near Randesan Metro Station,
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