



**AVENCIA**  
NATURE, PEACE AND LUXURY

**SITE ADDRESS**

Survey no. 141, Near Jain Derasar, before Podar School,  
Tukwada - 396185

**CONTACT**

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[brm.co.in](http://brm.co.in)

*RD* ek nature



An aerial photograph of a lush green valley. In the center, a calm lake reflects the surrounding greenery. To the right, a small village with several buildings is nestled on a hillside. The background shows rolling hills and a soft, hazy atmosphere, suggesting a peaceful and natural setting.

LIVING  
GETS  
GREENER

Where the air gets better, population density gets lesser and flora and fauna get denser, water bodies get wider and pollution gets farther. Located among the lush green landscapes and water reservoirs make living the living experience pure, clear, and clean with a bunch of luxurious amenities at the heart.

  
**AVENCIA**  
NATURE, PEACE AND LUXURY

**4&5 BHK LUXE VILLAS**



## LUXURY OF VILLA LIVING

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A total of 77 exclusive range of grand bungalows in one of its kind residential scheme aimed to elevate your living experience in Tukwada. A magnificent clubhouse with top-of-the-line amenities that will ignite the right interests and makes you set off the right foot forward.





**AN AVANT-GARDE OPENING  
ON THE MAIN ROAD.**

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An entry no less than a status symbol surely a haven for the ones seeking comfort and elegance.





**CLUBHOUSE TO RECHARGE,  
RELAX AND RESTART.**

Grand entrances extend beyond just the main entrance till the clubhouse entrances creating a lasting impression with numerous luxurious amenities.





**DOUBLE HEIGHT EXQUISITE RECEPTION WITH  
ATTRACTIVE WAITING SPACES.**

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A summary of a happy lifestyle with a well-designed reception and waiting area gives the residents the privacy and comfort.





## EMBRACE AN IMPROVED LIFESTYLE.

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Elevated unwinding, toning down at the recreational center. A grandiose clubhouse with amenities that cares for everyone's well-being and interests; highlights include swimming pool with outdoor seating decks and a spacious gymnasium.





## ADDING TO THE CELEBRATORY HAPPINESS.

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Extravagant banquet halls for get-togethers, small and big occasions throughout the day. Indoor gaming area with games available like Chess, Jenga, Billiards, and Carrom.





**EVENT-FULL BACK GARDENS AND  
SMASHING SPORTS ARENA.**

Magnificent event lawns for hosting range events and parties without the hassle and a multipurpose court for smashing the stress away.



## AMENITIES



RECEPTION & WAITING LOUNGE



PRE FUNCTION SIT OUT



GREEN ROOMS



KITCHEN



BANQUET HALL



BANQUET LAWN



STAGE FOR EVENT LAWN



OPEN CAFETERIA



TEMPLE



SENIOR CITIZEN SIT OUT



JOGGING TRACK



WATER PLAZA



MULTIPURPOSE COURT



CHILDREN PLAY AREA



SWIMMING POOL



SPLASH POOL



STEAM & SPA



CHANGING ROOM



TODDLER ZONE



ADMIN OFFICE



DISCO THEQUE



MINI THEATRE



VIRTUAL GAME ROOM



INDOOR GAMES



GYMNASIUM



MEDITATION HALL



MULTIPURPOSE HALL



CCTV SURVEILLANCE



POWER BACKUP



24X7 SECURITY

## PLOT SIZE LAYOUT PLAN





## FULLY EQUIPPED LIVING

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The center presents amenities for every mood and generation; like a toddler and children's zone, steam and spa rooms, a jogging track, an indoor game zone, a senior citizen sitout, and a temple.

# LAYOUT PLAN



CLUB HOUSE  
GROUND FLOOR

LEGENDS

- |   |                           |
|---|---------------------------|
| 01 WELCOME COURT                        | 16 DECK                   |
| 02 WATER COURT                          | 17 SPLASH POOL            |
| 03 DOUBLE HEIGHT<br>WAITING & RECEPTION | 18 SPA                    |
| 04 SERVER ROOM                          | 19 OPEN CAFÉ              |
| 05 ADMIN OFFICE                         | 20 PLANTING COURT         |
| 06 TOILET                               | 21 ENTRANCE PAVILION      |
| 07 TODDLER ZONE                         | 22 CHILDREN'S PLAY AREA   |
| 08 PRE FUNCTION AREA                    | 23 INFORMAL SIT OUT SPACE |
| 09 ROOM - 1                             | 24 MULTIPURPOSE COURT     |
| 10 ROOM - 2                             | 25 SCULPTURE COURT        |
| 11 KITCHEN                              | 26 STAGE FOR LAWN         |
| 12 BANQUET HALL                         | 27 BANQUET ENTRY          |
| 13 KID'S POOL                           | 28 BANQUET LAWN           |
| 14 SWIMMING POOL                        | 29 WATER PLAZA            |
| 15 WATER BODY                           | 30 SENIOR CITIZEN PERGOLA |
|   | 31 TEMPLE                 |



**CLUB HOUSE  
FIRST FLOOR**

**LEGENDS**

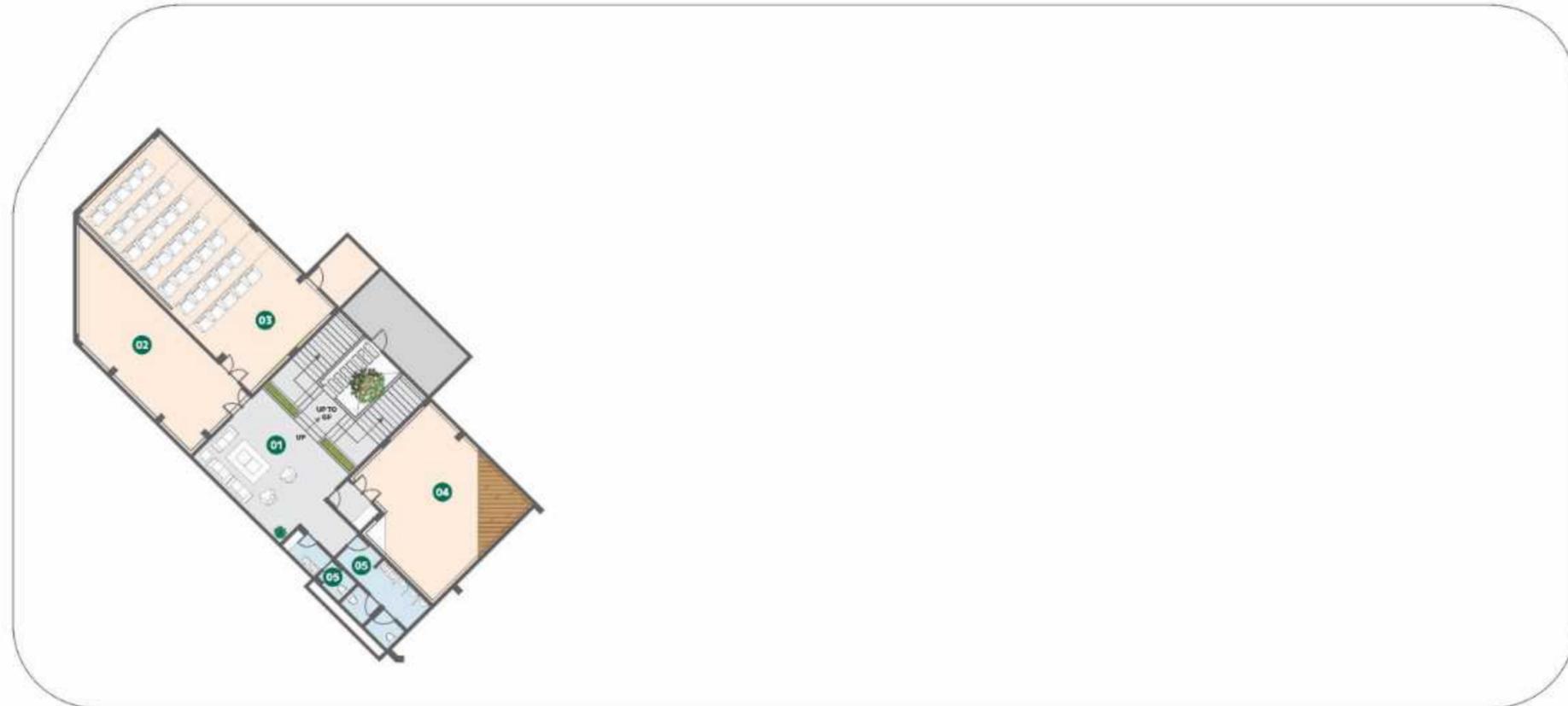
- |                       |                      |
|-----------------------|----------------------|
| 01 DOUBLE HEIGHT DECK | 06 INDOOR GAME ROOM  |
| 02 WAITING LOUNGE     | 07 GYM               |
| 03 TOILET             | 08 RECEPTION         |
| 04 MAINTENANCE STORE  | 09 YOGA/MEDITATION   |
| 05 VIRTUAL GAME ROOM  | 10 MULTIPURPOSE ROOM |



**CLUB HOUSE  
BASEMENT**

**LEGENDS**

- |                   |
|-------------------|
| 01 WAITING LOUNGE |
| 02 LOBBY          |
| 03 THEATRE        |
| 04 DISCOTHEQUE    |
| 05 TOILET         |





5 BHK | TYPE - A

5 BHK | TYPE - A UNIT PLAN



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR



TERRACE FLOOR





5 BHK | TYPE - B

5 BHK | TYPE - B UNIT PLAN



GROUND FLOOR



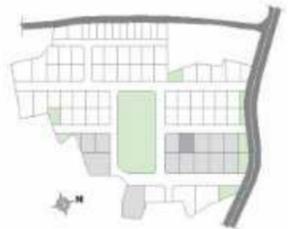
FIRST FLOOR



SECOND FLOOR



TERRACE FLOOR





5 BHK MINI | TYPE - C

5 BHK MINI | TYPE - C UNIT PLAN



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR



TERRACE FLOOR





JOYS OF  
VILLA LIVING

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5 BHK MINI | TYPE - D

5 BHK MINI | TYPE - D UNIT PLAN



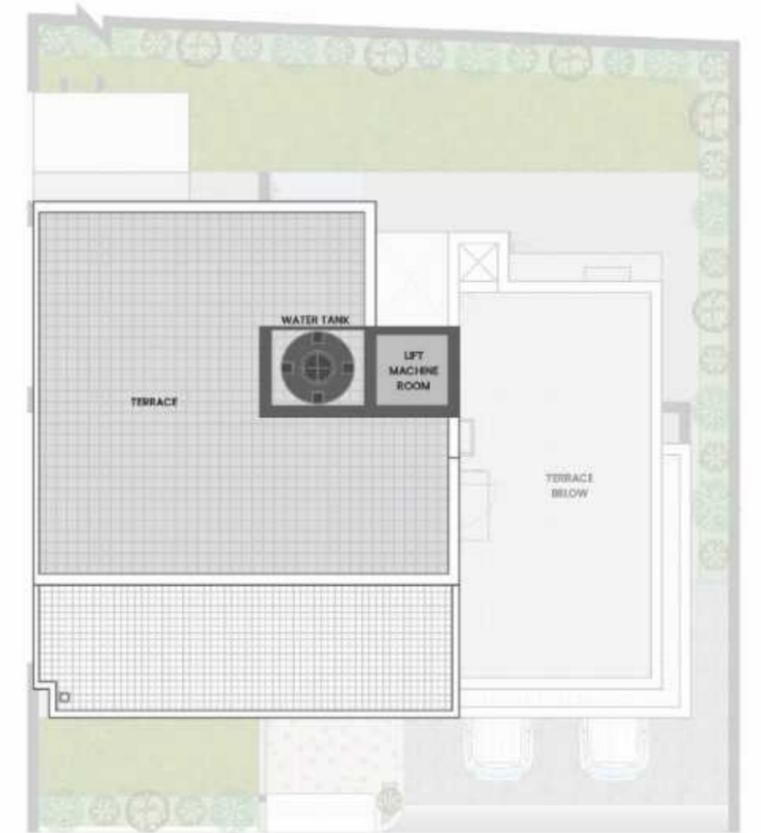
GROUND FLOOR



FIRST FLOOR



SECOND FLOOR



TERRACE FLOOR





VILLAS OF COMFORT  
AND FOLIAGE

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4 BHK | TYPE - E

4 BHK | TYPE - E UNIT PLAN



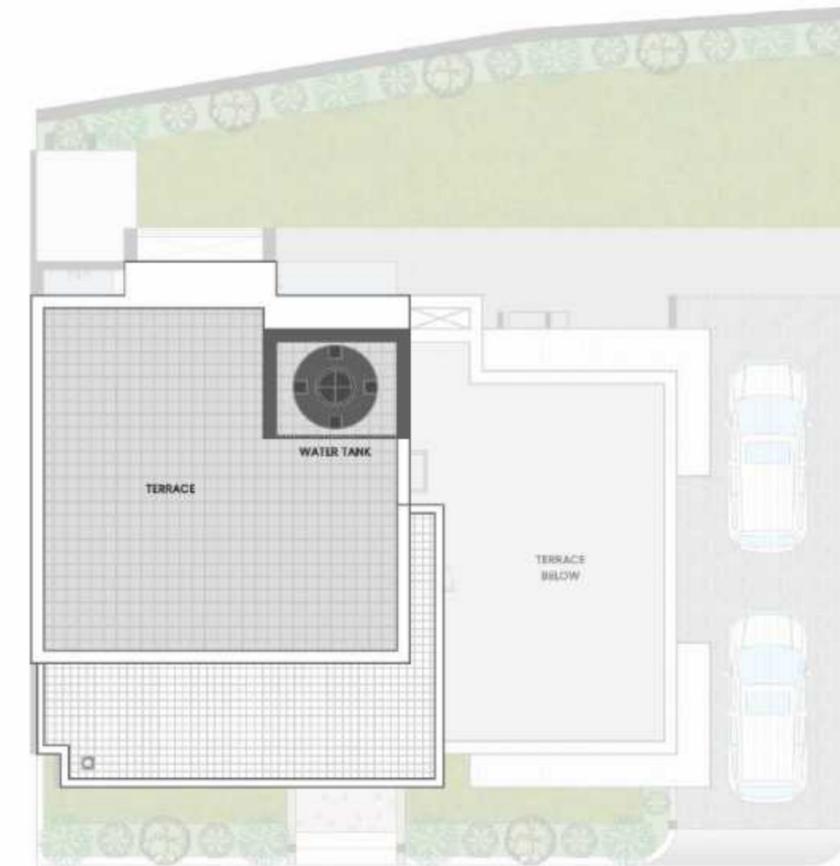
GROUND FLOOR



FIRST FLOOR



SECOND FLOOR



TERRACE FLOOR





4 BHK | TYPE - F

4 BHK | TYPE - F UNIT PLAN



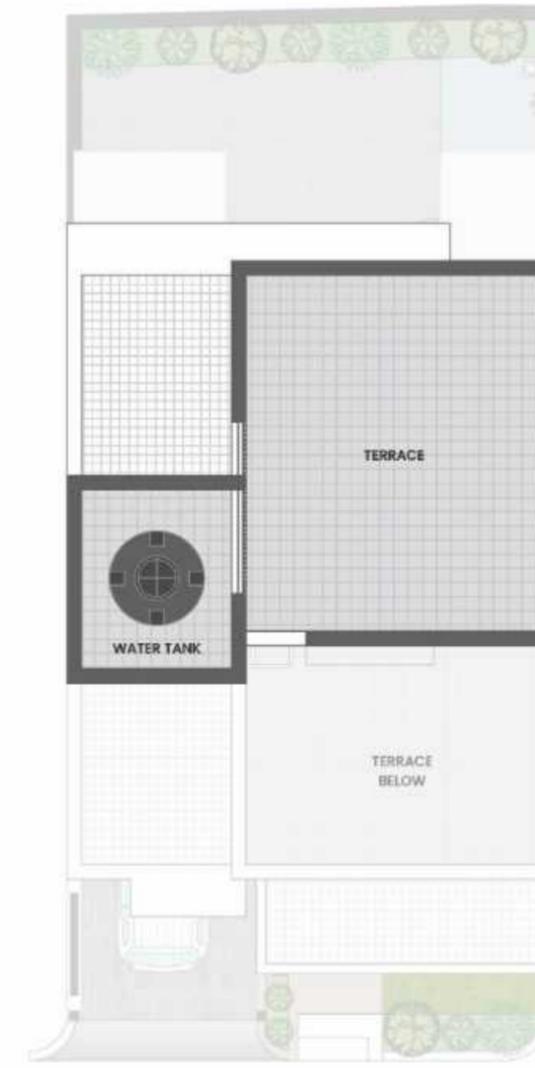
GROUND FLOOR



FIRST FLOOR



SECOND FLOOR



TERRACE FLOOR



## SPECIFICATIONS

<b>STRUCTURE</b>	Earthquake resistant.
<b>WALL FINISH</b>	Inside wall plaster with putti finish. Double coat plaster with texture paint on external wall.
<b>DOORS &amp; WINDOWS</b>	Main Door : Designer flush door with wooden frame. Other Doors : Flush door. Windows : Premium quality windows.
<b>FLOORING</b>	Vitrified flooring in living, dining, kitchen, all bedrooms & granite staircase.
<b>KITCHEN</b>	Granite platform with premium quality ss sink. Tile dado up to lintel level.
<b>BATHROOM &amp; PLUMBING</b>	Vitrified tiles till lintel level. CPVC - UPVC pipes & branded plumbing accessories. Branded sanitary fittings. Individual overhead water tank.
<b>ELECTRIFICATION</b>	Three phase concealed copper wiring with ISI wires & branded modular switches. ELCB / MCB with internal distribution board. Provision for TV & telephone point in all rooms.
<b>TERRACE</b>	China Mosaic in terrace area, with water proofing.
<b>TERMITE TREATMENT</b>	Anti-termite treatment in all bungalows.



## LANDMARKS AROUND AVENCIA

### SCHOOLS & COLLEGES

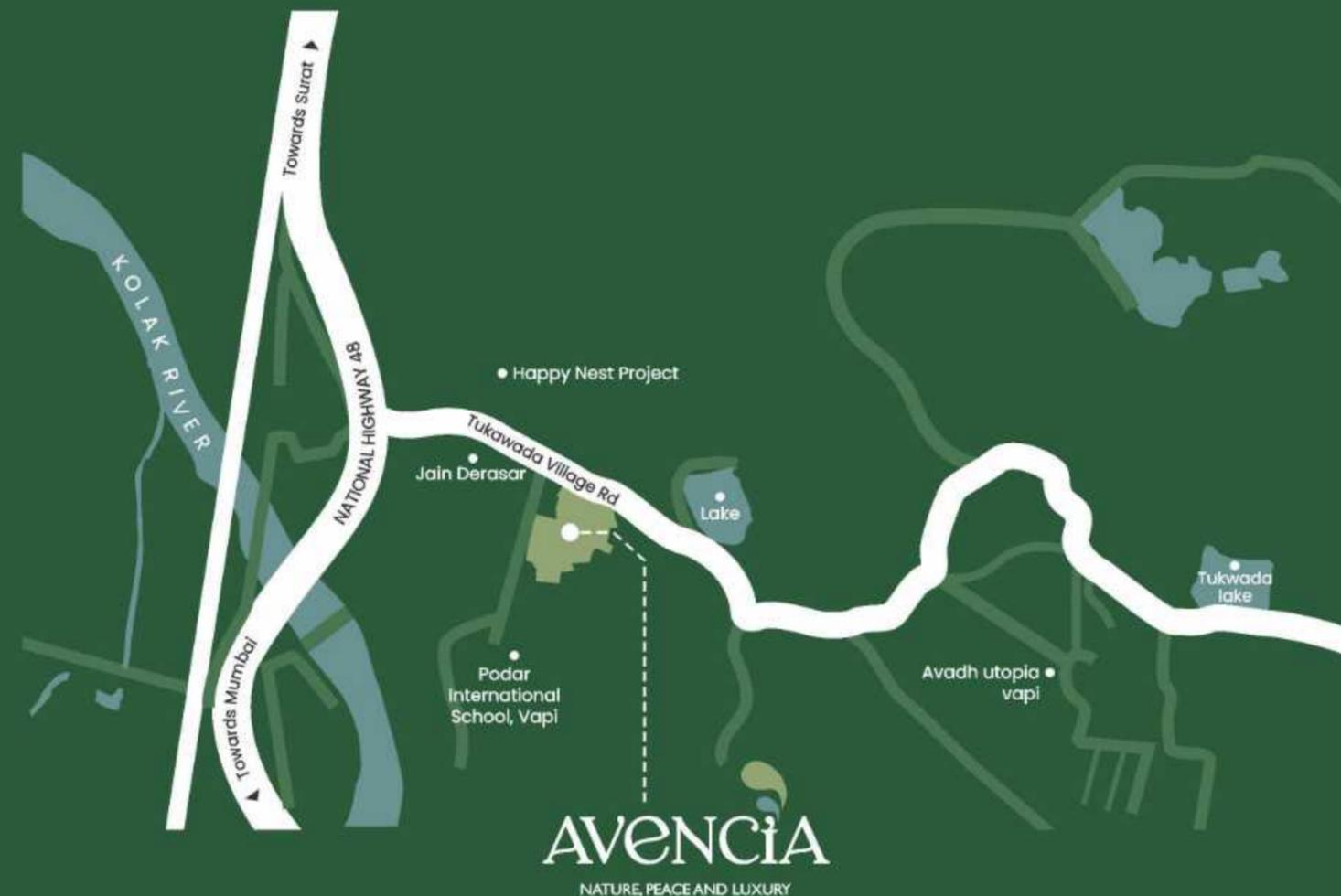
	TIME
01 PODAR SCHOOL	- 1 MIN
02 LUMENS PRE-SCHOOL	- 2 MIN
03 SWAMINARAYAN SCHOOL	- 6 MIN
04 GYANDHAM SCHOOL	- 13 MIN
05 DR. VIJAYPAT SCHOOL	- 15 MIN
06 ATUL VIDHYALAYA	- 20 MIN
07 DELHI PUBLIC SCHOOL	- 20 MIN

### HOSPITALS

	TIME
01 VIBRANT HOSPITAL	- 7 MIN
02 CHIRAYU KIDS HOSPITAL	- 9 MIN
03 RAINBOW HOSPITAL	- 10 MIN
04 JEEVANDEEP HOSPITAL	- 11 MIN
05 HARIA HOSPITAL	- 13 MIN
06 21 <sup>ST</sup> CENTURY HOSPITAL	- 14 MIN

### SHOPPING & OTHERS

	TIME
01 NATIONAL HIGHWAY 48 (A)	- 1 MIN
02 JAIN DERASAR	- 1 MIN
03 SHIV TEMPLE	- 2 MIN
04 GALAXY HIGH STREET	- 13 MIN
05 GUNJAN MARKET	- 14 MIN
06 VIBRANT BUSINESS PARK	- 18 MIN
07 RAILWAY STATION	- 20 MIN



### Notes

- Changes in elevation shall not be allowed to be done by members of society. All the government & semi-government charges like stamp duty, GST and any other tax by state or central government shall be borne by members. Legal documentation charges and Advance maintenance shall be borne by the members separately.
- All the rights reserved by a developer to make any changes in the layout plan, exterior elevation, dimension and other details there is to comply with statutory regulation shall be binding to all the members. Any additional liabilities due to changes in the by laws shall be borne by members. This brochure is just for an easy presentation of the project and should not be treated as a legal document. Subject to Vapi, Pardi, Gujarat jurisdiction.

A PROJECT BY



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