





THE ADDRESS



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RERA RGST.NO
PCGRERA 010122001308

BUNGALOWS ON HEIGHTS & BUSINESS CLASS CLUB

SHIVAY
INFRA

Welcome to



THE ADDRESS

Presenting the most prestigious Project of Raipur

OFFERING

OWNER'S FLOOR CONCEPT - BUNGALOWS ON HEIGHTS

WITH EXCLUSIVE 60 BUNGALOWS

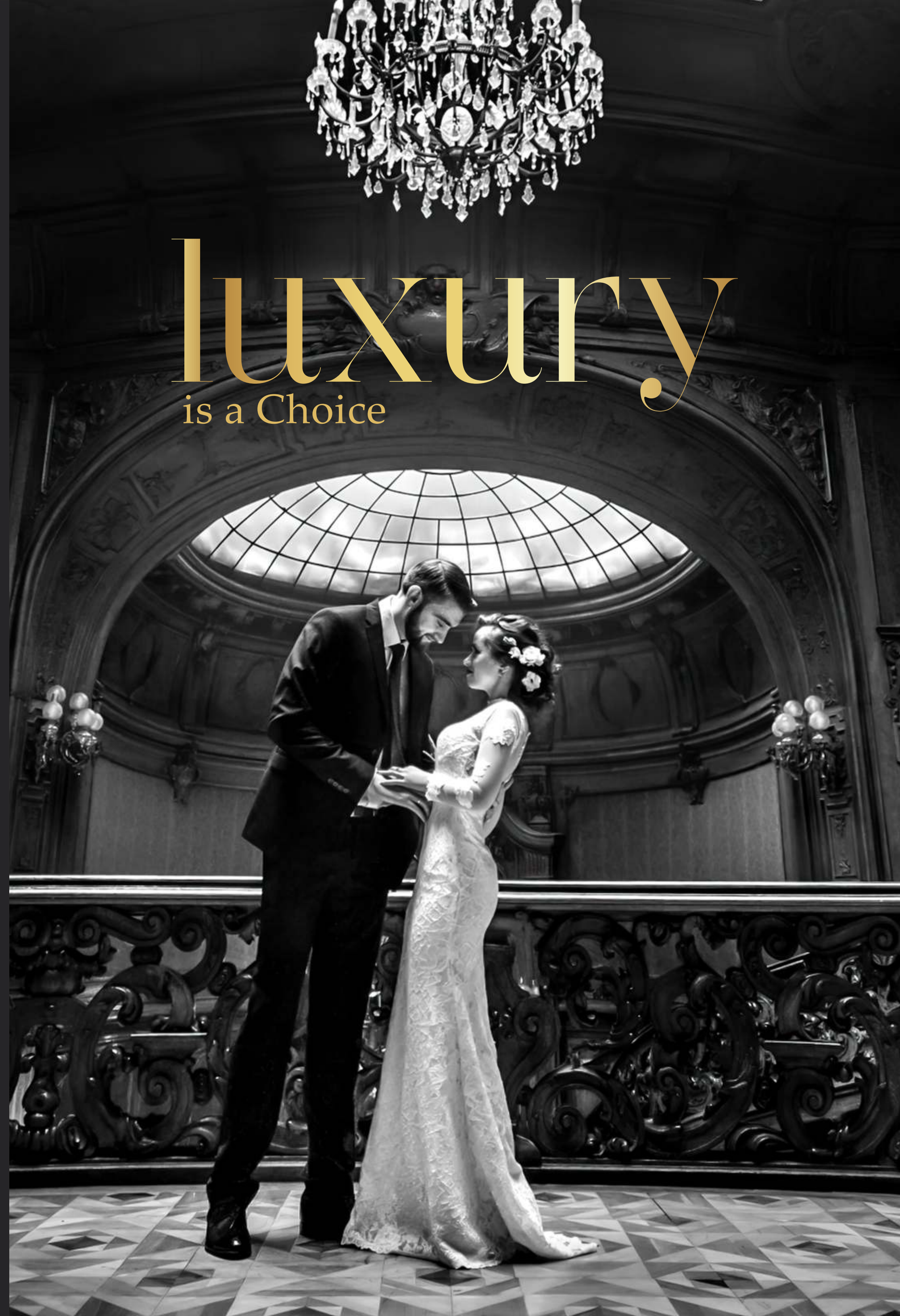


PREMIUM BUSINESS CLASS CLUB

HAVING ALL THE MODERN AMENITIES FOR

500+ PREMIUM FAMILIES

luxury
is a Choice



**PRESTIGIOUS
ADDRESS
FOR A LUXURIOUS LIFESTYLE**



Avanti Vihar, Labhandi, Raipur

**INTRODUCING 1ST TIME
CLUB RESIDENCY LIFESTYLE &
OWNER'S FLOOR CONCEPT.**



VISION BEHIND THE ADDRESS

THE CONCEPT
BUNGALOWS ON HEIGHTS



Personalities with unique thoughts who wish to bring change in life perspective and lifestyle are different from crowd. They don't take safe path to fulfil their passion, they are proud of combining inspiration and foresights in a hope to give something different to the society.

As these master minds are ambitious, competitive, rootless, who are never afraid of failures and their purpose is always try to give the best and to lead by taking the initiative "to make our world a better place to live".

Keeping in mind the modern lifestyle of today, this Project is designed in a very comprehensive way. *The Address* is Introducing Club Residency Lifestyle and Owner's Floor Concept with Limited Edition 60 Bungalows with Luxurious Facilities, Business Class Club & Boutique Commercial Complex. *The Address*, where Luxury is built into your personal space with time tested principles of Light and Air.

A Touch of luxurious 8 UHK living in the lap of nature with Owners floor concept to enhance your lifestyle as an identity of your Signature Luxury. In addition to Premium Business Class club spread in 50000 sqft area with ultra-luxury amenities & facilities makes Your Address your beautiful Identity.

Rajesh Kukreja
Managing Director

A handwritten signature in blue ink, appearing to read 'Rajesh Kukreja'.



THE ADDRESS



THE MAKER'S THOUGHT

Bungalow on Heights @ *The Address* are beautifully conceptualized by Designer Rajesh Kukreja, giving Raipur, the capital of Chhattisgarh yet another beautiful high-rise Benchmark with special attention to luxury and quality.

Change is the law of nature, in this age of social media the importance of lifestyle and brand value is not just a name but an experience. *The Address* offers G+P+ 12 floors ultra luxury 60 Limited Edition Bungalows on Heights, where all the bungalows are open from all sides and fully Vastu compliant. The Address purvey One Floor, One Bungalow with dedicated 2 lifts. Homes spread in 1,36,000 sq.ft. with 76% Open Area, where you breathe in the fresh air and enjoy life to the fullest in "your Bungalow on Heights".

The Address, a project by R&G GROUP in collaboration with SHIVAY INFRA, which has a tradition and track record of developing ultra luxury towers in the city like Metro Heights and Metro Hexa, which are synonymous of Best luxury lifestyle.

ONE-OF-ITS-KIND URBAN LIFESTYLE
EXPERIENCE, **A BENCHMARK**





Entrance Corridor



THE ADDRESS



At *The Address*, a stunning entrance welcomes you to a massive and elegant inviting lobby that spells grandeur and luxury. The Address with its diamond-like facets, is a rare and glittering example of what happens when luxury meets grand architecture and grand vision. Its jewelled doors open into an expansive world of privilege. *The Address* is planned meticulously and executed with finesse.



CHECK-IN
TO THE
HEIGHTS
OF LUXURY



Welcome Lobby





Library



Billiards & Table Tennis



Yoga Pavilion



Kids Play Area



Gaming Zone

Hotspots of The Address

Library / Reading Room - Grab your favourite book and settle in a cozy nook.

Yoga Pavilion – Find inner peace amidst the chaos of the city.

Play Time – Have a ball with your family over a game of Billiards, Table Tennis and etc.

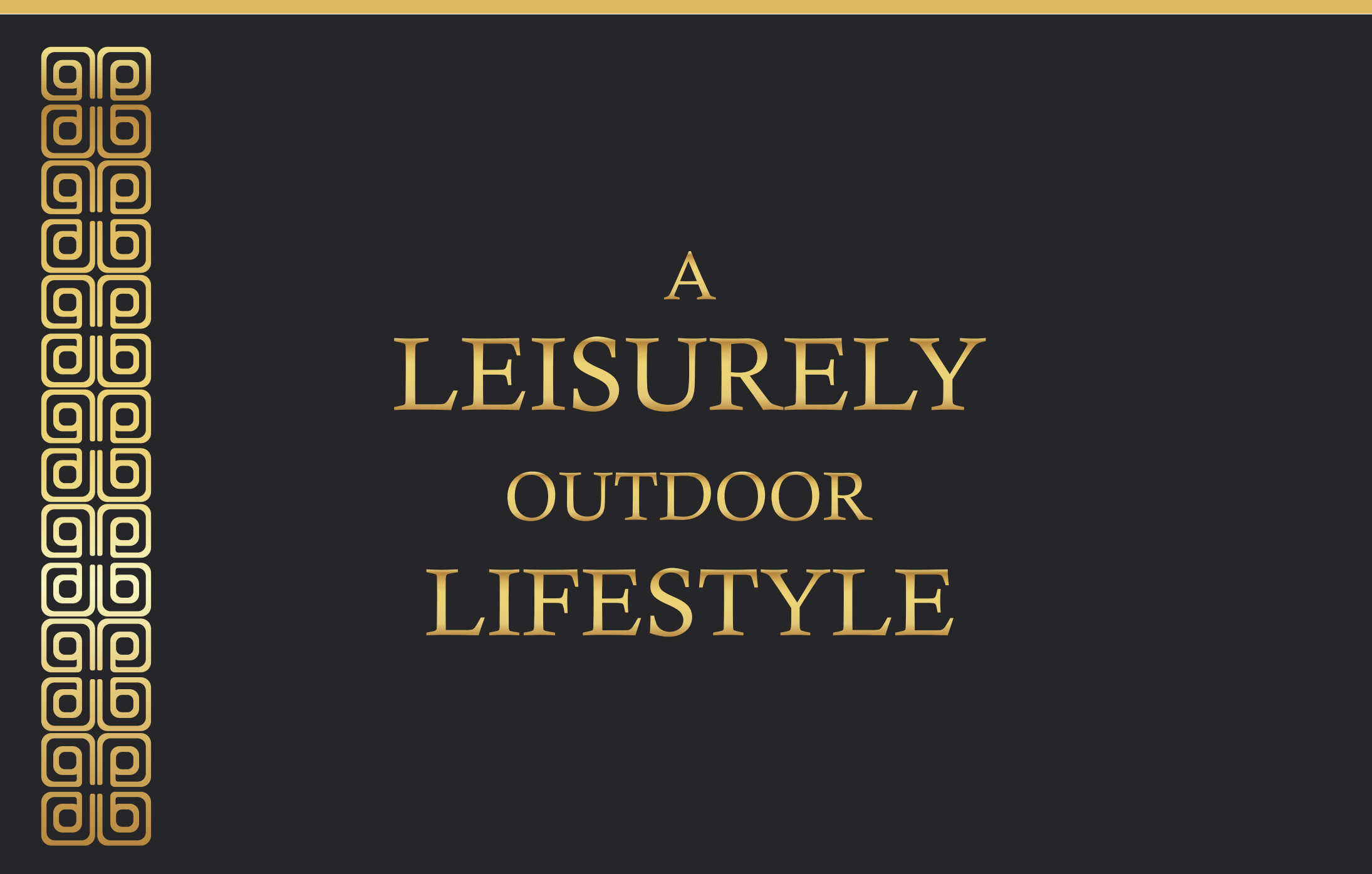
Kids play area & Gaming zone - A play room and a gaming zone for kids to have fun and also to encourage their creativity and learning.



THE ADDRESS



As you enter *The Address*, you enter a world of excess. Its a vibrant, indulgent haven brimming with places to hang out, relax, eat, drink and play. The elevation commands majestic views over the leafy shrubs all the way to the beyond. The sparkling pool welcome us to dive into the rejuvenating experience of freshness. A raised promenade featuring water features and gorgeous views bring residents in close contact with the natural world around them.



A
LEISURELY
OUTDOOR
LIFESTYLE



Swimming Pool



THE ADDRESS



Serene. Lush. Expansive enveloped in the lap of nature. *The Address* is truly a piece of paradise on earth. As soon as you enter the property, you are welcomed by chirping birds and a sense of calm all around. The lush landscape and beautiful gardens help you to rejuvenate yourself. A brisk walk or an easy jog are made memorable in a clean and pleasing ambience enhanced by water bodies.



Garden



Water Body

THE
BEAUTY
OF NATURE,
AT ITS
VERY BEST





**BUSSINESS CLASS
CLUB**



**BEST RETREAT
TO LIVE IN & HANG OUT**

PREMIUM BUSINESS CLASS CLUB
HAVING ALL THE MODERN AMENITIES FOR
500+ PREMIUM FAMILIES



SALON



BILLIARD & TABLE TENNIS



SPA



SQUASH COURT



LOUNGE & EMPORIUM



THE ADDRESS



The Address creates the perfect ecosystem for its elite residents to meet, socialize, and bond with each other in garden pavilions, open air restaurants, cafés & disc deck. *The Address* is designed to create a community of like-minded people where they can exchange views in a easy way as sharing a cup of coffee, or having the food at restaurant. It's more fun on the disc deck, DJs in town are playing for the crowd that's ready to dress up and party hard.



Garden Restro Café



Disc Deck

CHECK-IN
TO A
LIFETIME
OF PLEASURE





ARTIST'S IMPRESSION

Wellness Zone



THE ADDRESS



Your Heart knows the ideal lifestyle is possible when your desires are never far, *The Address* gives you breezy, spacious and multi equipped Wellness zone with its inviting ambience and a selection of entertainment options like gourmet restos, a theatre, Pop some corn and kick back as you catch your favourite movie at Cinema.



Cinema



Restaurant



THE
**AERIAL
VIEW**

ARTIST'S IMPRESSION

PODIUM LEVEL OUTDOOR ACTIVITIES

- A PARTY LAWN
- B WATER BODY
- C TENNIS COURT
- D JOGGING TRACK
- E SWIMMING POOL
- F BAR COUNTER
- G KIDS PLAY AREA
- H SITTING AREA
- I BASKETBALL COURT
- J BADMINTON COURT

PODIUM LEVEL INDOOR ACTIVITIES

- K TODDLER PLAY AREA
- L KIDS PLAY AREA
- M LIBRARY
- N BILLIARDS & TABLE TENNIS
- O YOGA AND AEROBICS



ARTIST'S IMPRESSION





THE ADDRESS

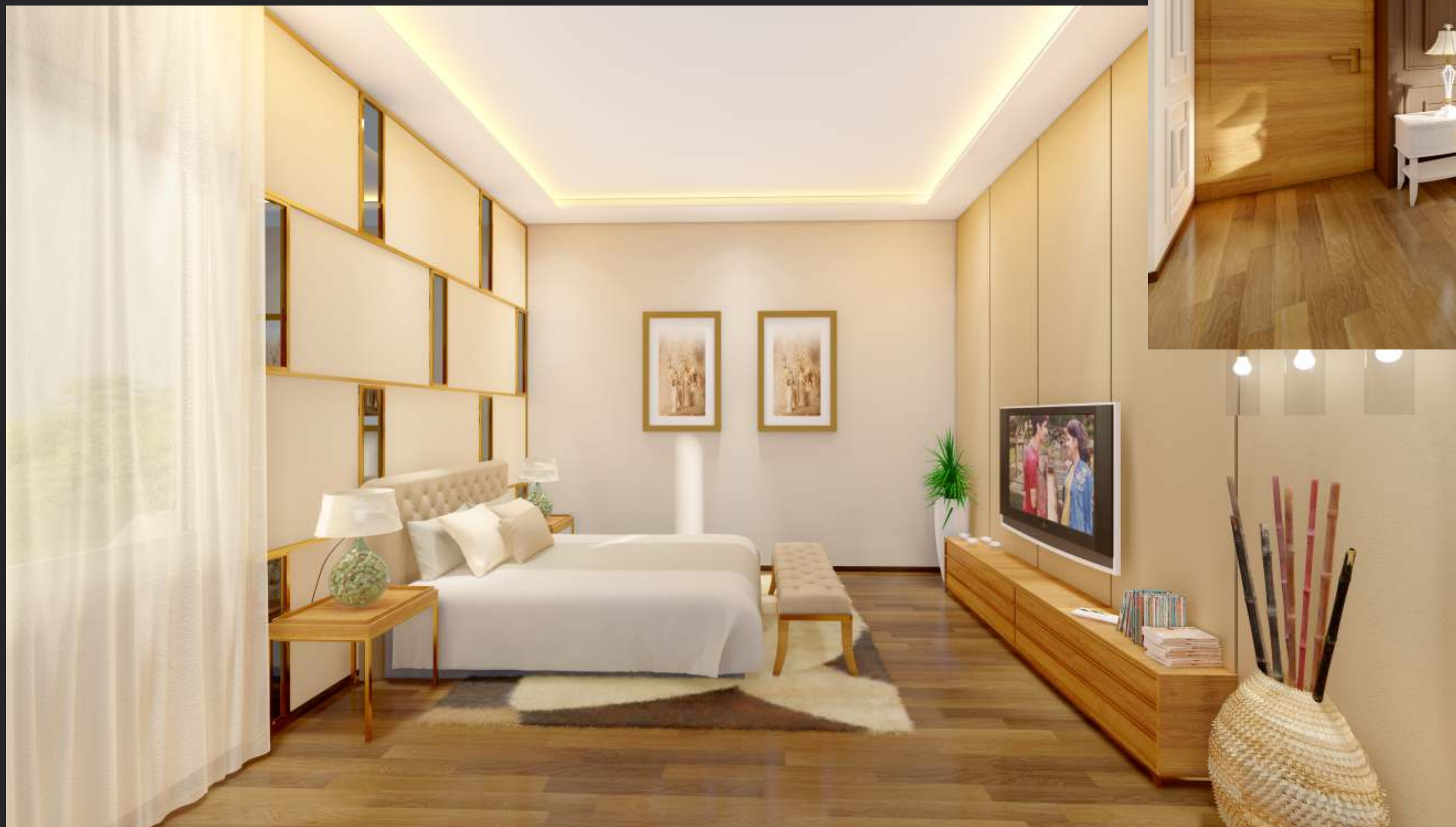
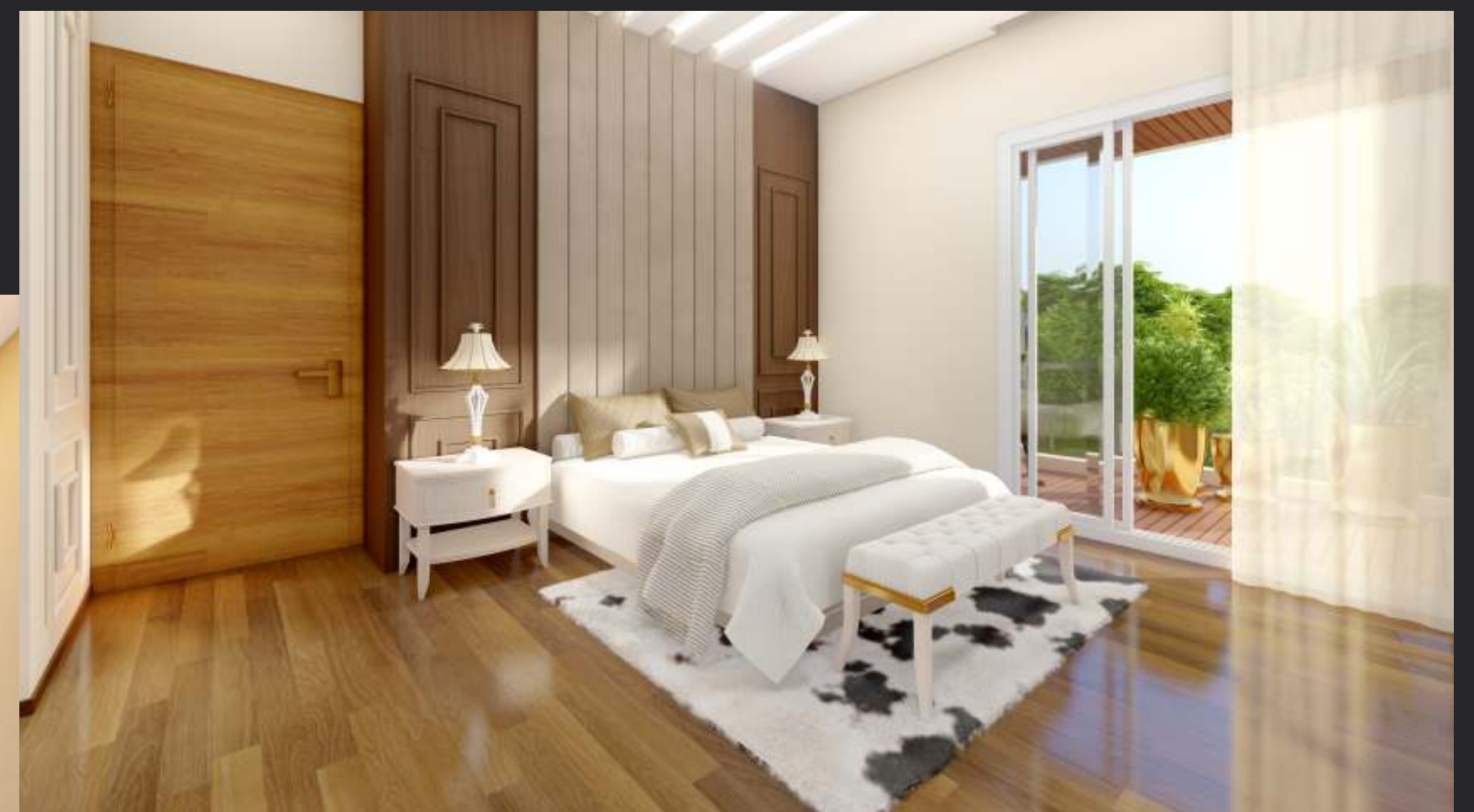


The Address, Presenting Owners Floor Concept a complete world of your own. A pleasure of living in 8 UHK having 4 Spacious Bedrooms, A spacious Drawing lounge & dining space, a designer kitchen which inspires you to hone your culinary skills to perfection. Your very own Courtyard where you can create a terrace garden, overlooking through french windows into manicured green area. A room for Maids and servants have become a cornerstone for every family emerging into the urban milieu.

8 UHK

LUXURIOUS EIGHT UNIT





ESCAPE TO YOUR OWN PRIVATE
SANCTUARY ANY TIME YOU CHOOSE.

The Address, with stunning four bedroom
suites are the ultimate in space and luxury.
Enjoy the privacy of your lavish bedroom
where you can feel the perfect balance of
comfort and togetherness.



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8 UHK
LUXURIOUS EIGHT UNIT

AREA STATEMENT

UNIT	CARPET AREA	BUILT UP AREA	SUPER BUILT UP AREA
SQ.FT.	3874	4264	5500
SQ.M.	360	396	511





THE ADDRESS



2 BHK

SPACIOUS STUDIO UNIT

AREA STATEMENT

UNIT	CARPET AREA	BUILT UP AREA	SUPER BUILT UP AREA
SQ.FT.	860	1022	1184
SQ.M.	80	95	110





AMENITIES FOR EVERY MOOD

PRODUCT SUPERIORITY

PREMIUM STATE-OF-THE-ART BUSINESS CLASS CLUB SPREAD IN 50000 SQ.FT.

INDOOR AMENITIES

SQUASH COURT	BILLIARDS & POOL TABLE	TABLE TENNIS
CARD ROOM	CARROM & CHESS ZONE	MINI THEATRE - 35 SEATER
AEROBICS & ZUMBA ZONE	MODERN GYMNASIUM	YOGA MEDITATION ZONE
JACUZZI & SPA	SAUNA & STEAM ROOMS	UNI SEX SALON
LIBRARY	AC GUESTROOMS – 24 NOS	EMPORIUM
MULTI CUISINE RESTAURANT	GARDEN RESTAURANT CAFÉ	STYLISH BAR
DISK DECK	POOL SIDE RESTRO	MAGNIFICENT AC LOBBIES
BANQUET HALL (CAPACITY 200 PEOPLE)		
MULTIPURPOSE PARTY HALL (CAPACITY 50 PEOPLE)		

OUTDOOR AMENITIES

SWIMMING POOL	SPLASH POOL FOR KIDS	LAWN TENNIS COURT
OPEN BADMINTON COURT	OPEN BASKET BALL	VOLLEY BALL COURT
JOGGERS TRACK	CENTRAL LAWN AREA	LANDSCAPE GARDENS
SENIOR CITIZEN ZONE	KIDS PLAY ZONE	OTHER AMENITIES

OPTION 1 :- SPECIFICATIONS OF BUNGALOW APARTMENTS IN STRUCTURE

STRUCTURE

- Vaastu Compliant Bungalow Apartments
- Structure RCC framed structure designed to withstand wind pressure and earthquake resistance with High quality chimney burnt Red Bricks.

WINDOWS

- Outside elevational windows fitting with fixtures with Glass Three Track Aluminium sliding windows (Domal Section or equivalent) with mosquito net.

PLUMBING

- Provision of Inlet & Outlet as pe service plan Water softener facility

KITCHEN

- Inlet & Outlet as pe service plan, separate provision of water for RO also

WALL FINISHES

- Premium brand Weather Proof emulsion point in exterior walls as per elevation.

ELECTRICAL

- Provision of main cable supply from meter to Main circuit board nearby the lift lobby as per electrical service plan

POWER BACKUP

- 100% Power backup-up in Common areas & in all the Bungalow apartments except AC.

OTHERS

- LPG gas pipe line provision as per govt norms
- 6 Meter wide peripheral access for smooth & comfortable Car drive area finished with Decorative Road Furniture & Lights with Landscaped
- Underground drainage system
- Wireless Zone
- CCTV Surveillance in open area and lobbies
- Secured Campus

OPTION 2 :- SPECIFICATIONS OF SEMI FURNISHED BUNGALOW APARTMENTS

SEMI AUTOMATED SMART HOMES

- Ultra-luxury State-of-the-art Smart-Homes Automation system installation @ Bungalow Apartment.

MODULAR KITCHEN

- Acrylic finished Cabinets & Composite Granite on top as shown in drawing

STRUCTURE

- Vaastu Compliant Bungalow Apartments
- Structure RCC framed structure designed to withstand wind pressure and earthquake resistance with High quality chimney burnt Red Bricks.

CEILING

- Floor To Ceiling Height 11 Feet for luxury & spacious feel.
- False Ceiling with premium Banded LED Lights

FLOORING

- ITALIAN STONE / NATURAL WOOD Flooring in living, Dining, Drawing, Bed Rooms & Kitchen.
- Anti-Skid Designer Tiles / Artificial Grass Carpet in balconies.

DOORS

- Special Premium Doors with height of 9 feet for Magnificent
- FeelTeak Wood Frames and Water Proof Doors in Veneer Finish with Mortise Locks.

WINDOWS

- Three Track Aluminium sliding windows (Domal Section or equivalent) with mosquito net.

TOILETS

- Italian Stone floors & up to 8ft ht. on walls.

PLUMBING

- Premium brand sanitary fittings & faucets. Single Lever Diverter in Shower Area & Wash basin, Metro Flush Dual Flow.
- Wall hangs EWC and counter top wash basin.
- Electrical points for geyser exhaust fan and mirror light.
- Water softener facility & provision for Hot & cold water.

KITCHEN

- Quartz top kitchen platform compatible For modular kitchen.
- Provision for electrical points like Refrigerator, chimney, water purifier, Microwave,
- Plumbing like kitchen Sink mixture, water purifier, dish washer, washing machine.

WALL FINISHES

- Premium brand Weather Proof emulsion point in exterior walls.
- Cement base wall putty finished with Primer in all interior walls.

ELECTICAL

- Providing electrical points as per Standard furniture layout.
- TV. And A.C Points in all bedroom and living room. Premium Switches of reputed brands

POWER BACKUP

- 100% Power backup-up in Common areas & all the Bungalow apartments except AC.

OTHERS

- LPG gas pipe line provision as per govt norms
- 6 Meter wide peripheral access for smooth & comfortable Car drive area finished with Decorative Road Furniture & Lights with Landscape
- Underground drainage system
- Wireless Zone

A GEM OF A LOCATION: SET WITHIN THE CITY'S GOLDEN MILE

LOCATIONAL ADVANTAGE

It is located at the heart of Raipur city's Prime residential location Avanti Vihar, Labhandi, where all the educational institutions, Malls, Airport, Marketplaces & fun zones, everything is within close proximity. From *The Address* buzzing areas like Shankar Nagar, kachna, civil lines, Marine Drive, Pandri, Naya Raipur, vidhan-sabha and other parts of city are very well connected and driving home is very Convenient.

The Property is located on proposed 100 feet wide road within municipal limits of city. Coming back home is a pleasant experience while you drive back to home through a Grand entrance corridor of The Address, to welcoming air-conditioned Magnificent lobby of your grandeur Home.



LOCATION ADVANTAGES

City Mall 36	2.7 Km.
VIP Chowk	2 Km.
Magneto Mall	2.2 Km.
Marine Drive	2.5 Km.
Avanti Vihar	1.9 Km.
Shankar Nagar	2.1 Km.
St. Xaviers School	1.1 Km.
Ram Mandir	2.1 Km.
Metro Hexa	350 M.
Airport	10 Km.

THE ADDRESS

ABOUT TEAM

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Structure Consultant

Anshul Bajaj

MEP Consultant

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Harnam Sundrani

Chartered Accountant

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Project Promoted By

R & G Group, Raipur

Project By

Shivay Infra, Raipur, CG

Our Special Thanks To

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Ask For More

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