

SOVEREIGN
LUXURIOUS HOMES

SUPREME
LIVING
FOR THE
FINEST!



Shree Khodiyar Group's founder, Mr. R. K. Chandresha has more than 25 years of experience in the construction field to his credit, building immaculate futuristic structures since 1998. With immense expertise of building commercial complexes along with residential buildings, Mr. Chandresha is known to introduce innovation in use of construction materials and has also stressed in implementing quality projects, satisfying thousands of people with his vision and foresight.



SUPREME LIVING
FOR THE FINEST!

SOVEREIGN
LUXURIOUS HOMES

Sovereign Luxurious Homes redefine living spaces for the elite, encompassing every element to express sophistication and class. Featuring 146 royal bungalows with spacious surroundings, stunning aqua pools, sensational landscaping and various luxurious amenities, Sovereign is fit for a kingly lifestyle by all means!

સોવરિન બંગ્લોઝ





THE STRUCTURES
COMPLEMENT
THE SURROUNDINGS
IN A REGAL MANNER



SWANKY LIFESTYLE ENDOWED WITH LUXURY
FEATURES ENTERTAINMENT IN ALL FORMS!

Featuring interesting indoor sports and impeccable clubbing amenities including a banquet hall, discotheque, swimming pool, cyber café and grand guest rooms, the club presents an entertaining lifestyle for the royals.





THE AMBIENT FEEL
OF THE CLUB STANDS
OUT ESPECIALLY IN
THE MAGICAL AURA
OF THE NIGHT!



- | | | |
|---------------------------------|--------------------------------|----------------------------|
| SWIMMING POOL
WITH DECK AREA | GYMNASIUM | CONFERENCE ROOM |
| INDOOR GAMES | WATER BODY WITH
LANDSCAPING | SEATING DECK |
| THEATRE | BANQUET HALL | GARDEN WITH
LANDSCAPING |
| DISCO THEQUE | PARTY LAWN | SECURITY |
| LIBRARY / CYBER CAFE | GUEST ROOMS | |





AN ATMOSPHERE OF BLISS AND SERENITY,
COUPLED WITH GREENERY!

The environs underline the peaceful atmosphere with green floral surroundings, serene sitting decks, grand gazebos, leisure-rich lawns and smart sit-outs.



SITE LAYOUT PLAN



Ground Floor



First Floor



Second Floor



Legend

- | | |
|----------------------|---------------------------|
| 01 Reception Waiting | 12 Snacks Counter |
| 02 Discotheque | 13 Theatre |
| 03 Banquet Hall | 14 Lounge |
| 04 Stage | 15 Conference Room |
| 05 Kitchen | 16 Indoor Play Area |
| 06 Kids Pool | 17 Balcony |
| 07 Swimming Pool | 18 Bed Room |
| 08 Deck | 19 Library |
| 09 Gym | 20 Hobby Centre For Kids |
| 10 Water Body | 21 Aerobics / Dance Floor |
| 11 Lawn | |



BE DIFFERENT

OPENMIND



THE SUMPTUOUS VIEW OF ABODES IS EYE
FILLING AND WORTHY OF THE BEST!

Living in royalty, these residences are meant for the elite,
with class and sophistication. An abode, where you and
your close ones revel in harmony!





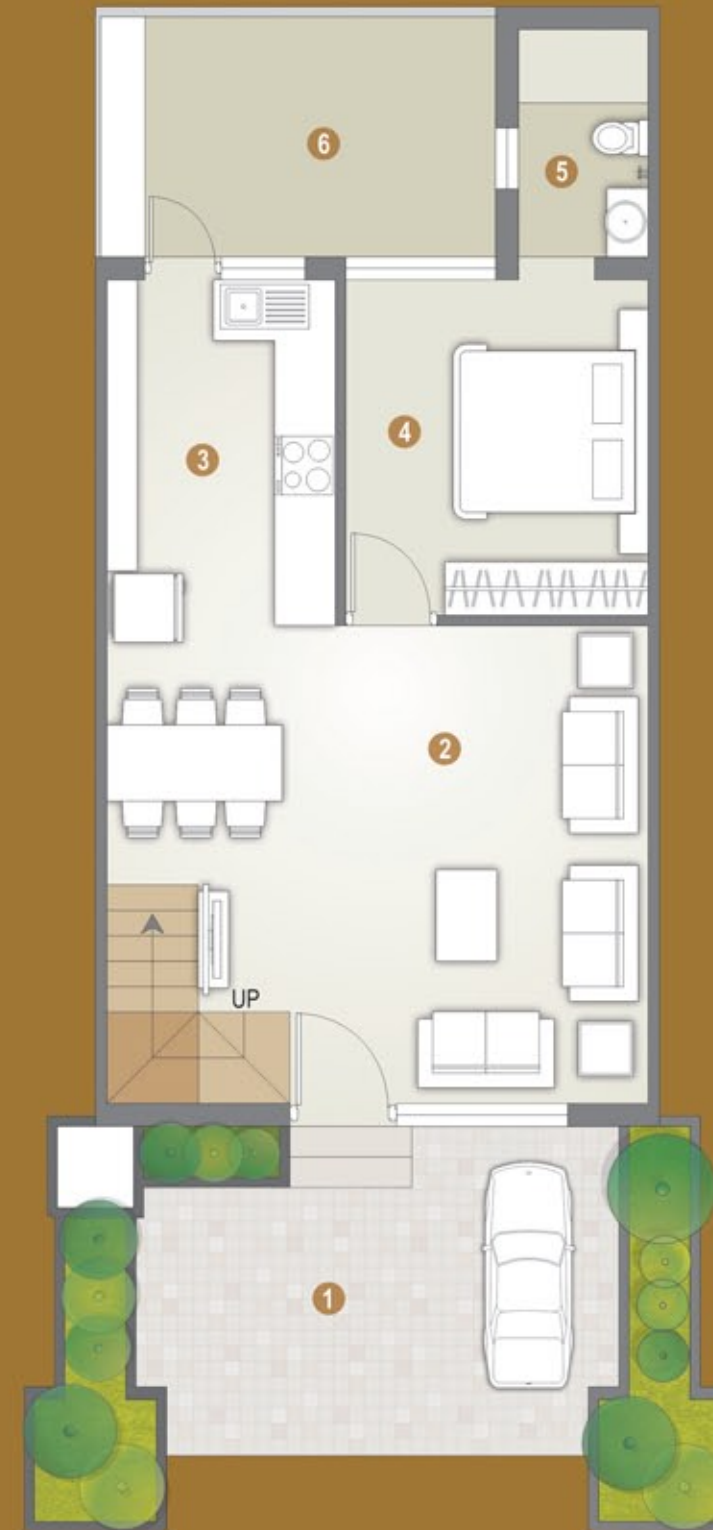
STRUCTURE MARRIES
SYMMETRY IN THESE
ABODES, BLENDING
PRACTICALITY WITH
FINESSE!



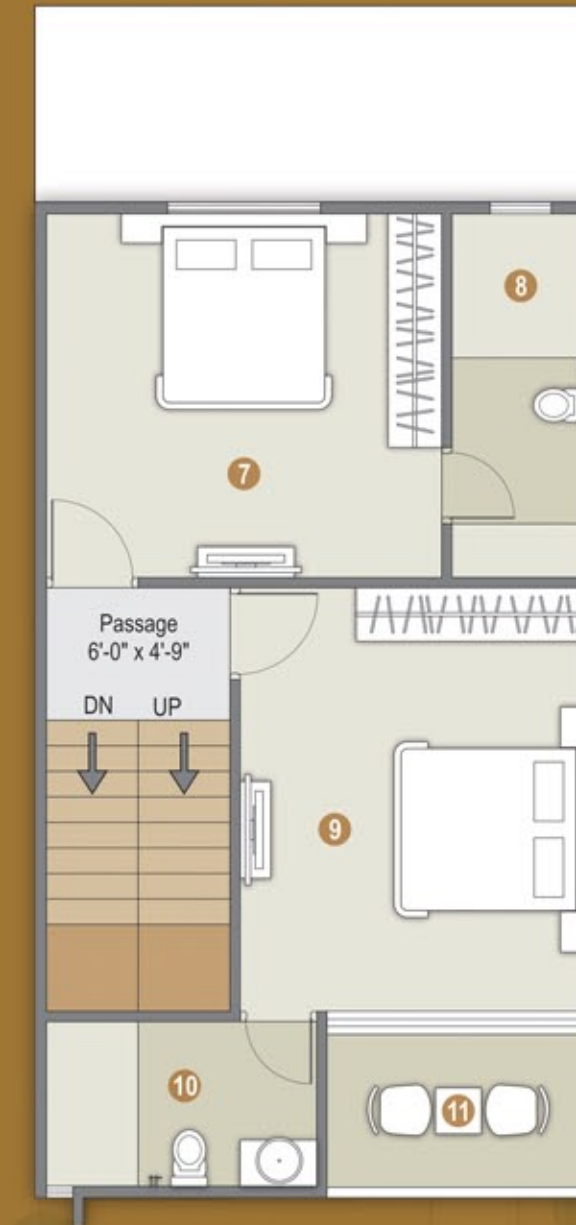
UNIT PLAN

Legend

01	Parking	15'-9" x 10'-9"
02	Living / Dining	17'-9" x 15'-9"
03	Kitchen	7'-6" x 11'-6"
04	Bed Room	10'-0" x 11'-0"
05	Toilet	4'-3" x 7'-6"
06	Wash	13'-0" x 8'-0"
07	Bed Room	13'-0" x 12'-0"
08	Toilet	4'-6" x 12'-0"
09	Bed Room	11'-6" x 13'-10"
10	Toilet	8'-10" x 5'-0"
11	Porch	10'-0" x 5'-0"
12	Bed Room	11'-6" x 15'-9"
13	Toilet	6'-0" x 8'-6"
14	Terrace	10'-6" x 11'-9"
14	Stair	



Ground Floor



First Floor



Second Floor



LOCATION



Site Address

Opp. Shrushti Complex
Beside Hotel Pacific Inn
Kamrej Char Rasta, Kamrej, Surat.

Call: 0261 651 5481

Email: ramesh_chandresha@yahoo.co.in



(Not to Scale)

SPECIFICATIONS



Flooring
Branded Granamite tiles



Kitchen
Granite top with branded tiles dedo



Interior Colour
Birla putty or equivalent



Bathroom Tiles
Granamite or ceramic upto lintel level



Bathroom Fittings
Jaquar or equivalent



Sanitary ware
Good quality Branded



Electric Fittings
Good quality Branded



Exterior Colour
Weather shield paint



Electricity Meter
Single phase



Parking Flooring
Kota stone or tiles



Terrace Flooring
Water proofing with Ceramic tiles or china mosaic



Gas Line
Provision upto kitchen and terrace



Water Tank
Under ground - RCC water tank (common) and Over head - branded PVC water tank (for each unit)



Internal Roads
Tremix, RCC or block

Project By



Architect

ISHWAR GEHI
Rajkot

Liaisoning Architect

MINARC CONSULTANCY
Surat

Structural Engineer

HIREN G. DESAI
Surat

Brochure Designed by:
Openmind 097270 33377

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BE DIFFERENT!

OPENMIND



Shree Khodiyar
R.K. Chandresha Group
AN ISO 9001 : 2008 CERTIFIED COMPANY

Developed By

**Shree Khodiyar
Buildcon**

Project By

**Shaivee Realities
Surat**



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OPENMIND