

SWASTEELK
HEIGHTS

The Land of Luxury

At SwasteeK Heights, as the soul cultivates the comfort of home life amidst in its surroundings. Designed to ooze the aroma of luxury, SwasteeK Heights is a project of two residential towers surrounded by touch of Nature with outstanding view of mighty river Brahmaputra.

The escape of Extravagance comprises of residential space. Explore a whole new world in the warmth of peaceful abode and lively surroundings.



SPECIFICATIONS

- Structure : RCC Frame with earthquake resistant structure with Pilling.
- Main Gate : Stainless Steel Beautifully designed gate.
- Security : Security guard room with CCTV.
- Lift : Individual mail boxes at Ground Floor.
- Lobby & Staircase : Granite/ Marble flooring with Stainless steel railing.
- Flooring : 600mm * 600 mm Digital Ceramic tiles in all bed rooms, drawing, hall, kitchen.
- Toilet : Designer ceramic tiles on wall upto door height.
- Kitchen : Sleek CP Fitting of Jaquar / Parryware / Kohler equivalent.
- Electricals : Concealed electrical wiring.
- Doors : Designer doors for main gate with locks.



SPECIFICATIONS

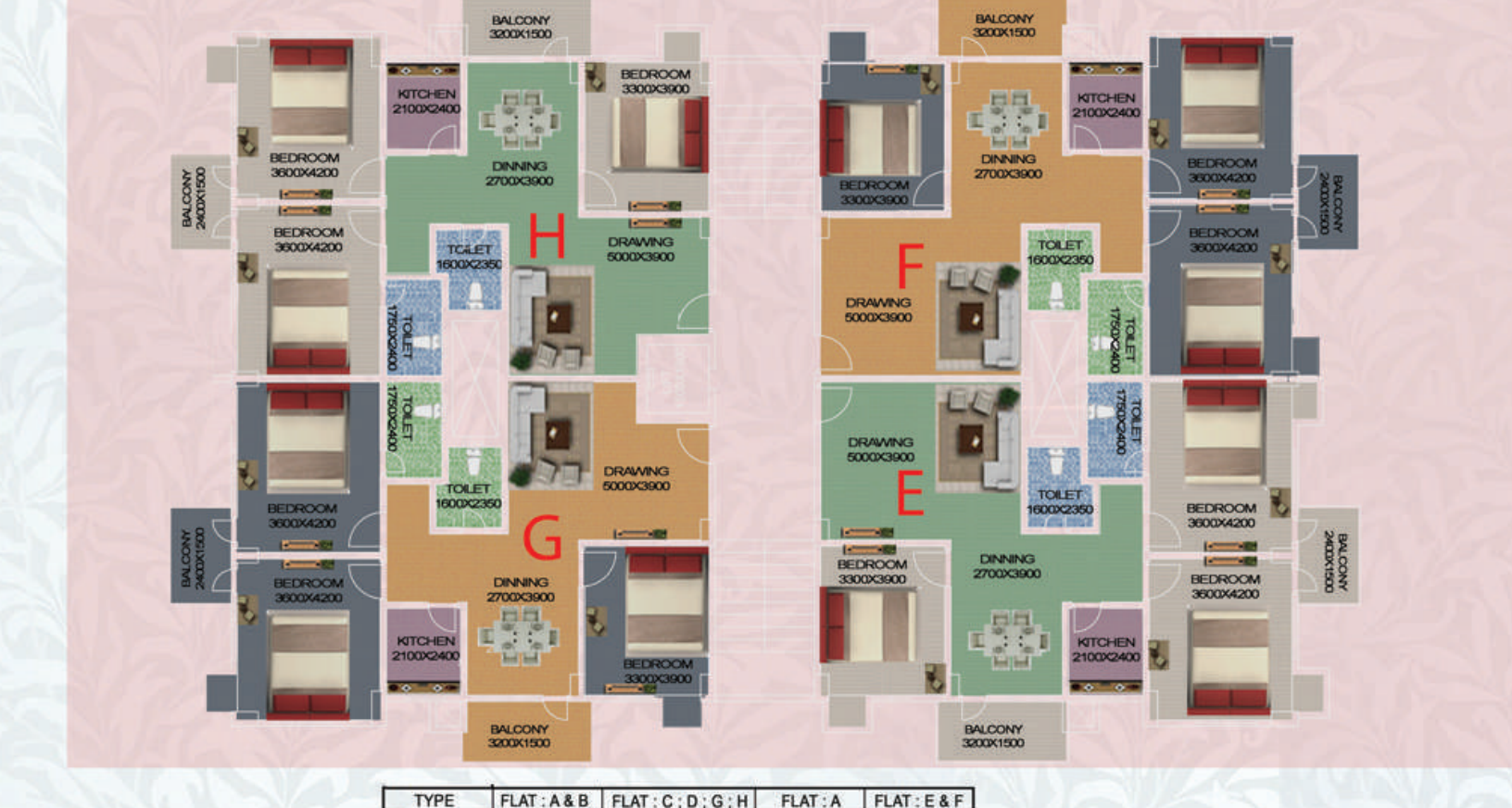
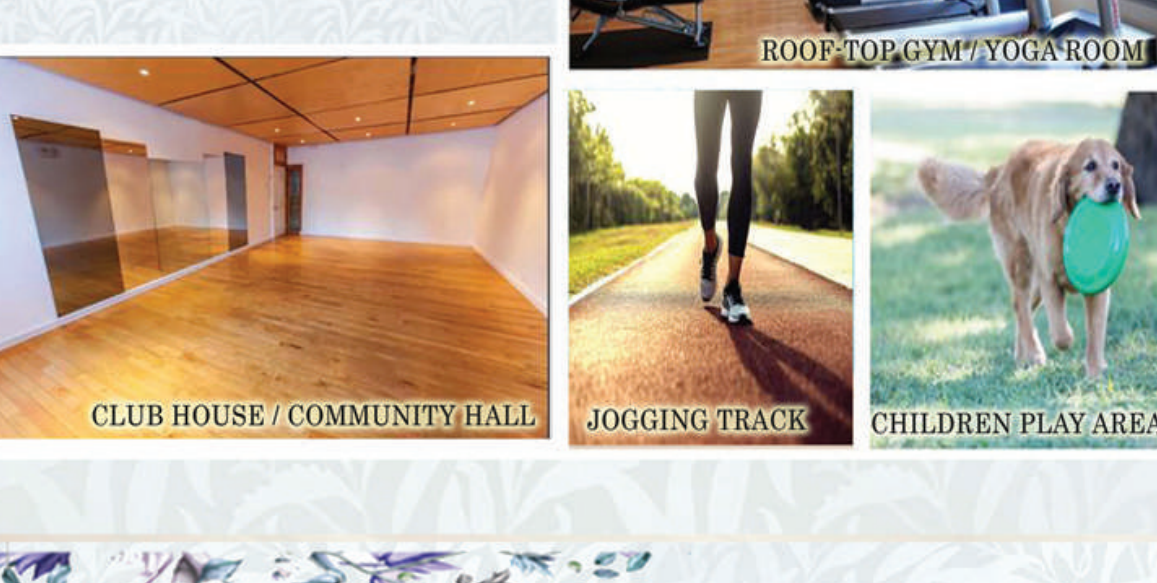
- Water : Deep boring with iron removal plant.
- Fire fighting : Provision for Fire fighting in building as per fire dept laws.
- Elevation : Front elevation uniquely finished with exterior emulsion paint.
- Interior Walls : With Putty Finish.
- Windows : High Quality Tan Brown Aluminum windows in all rooms.
- Car parking : Parking at ground/ basement floor.

NOTE:
More facilities can be provided within the limit of the developer on owners request at extra cost.
Interior design & decoration such as Modular Kitchen, bathrooms, wardrobe, false ceiling for individual rooms etc on owners request at extra cost.
EXTRA CHARGES:
Power load estimate, security and meter cost.
Stamp duty, Registration, GST, Legal professional charges.
Holding Tax and any other taxes/charges levied by the government.

Nestle in the care of Extravagance

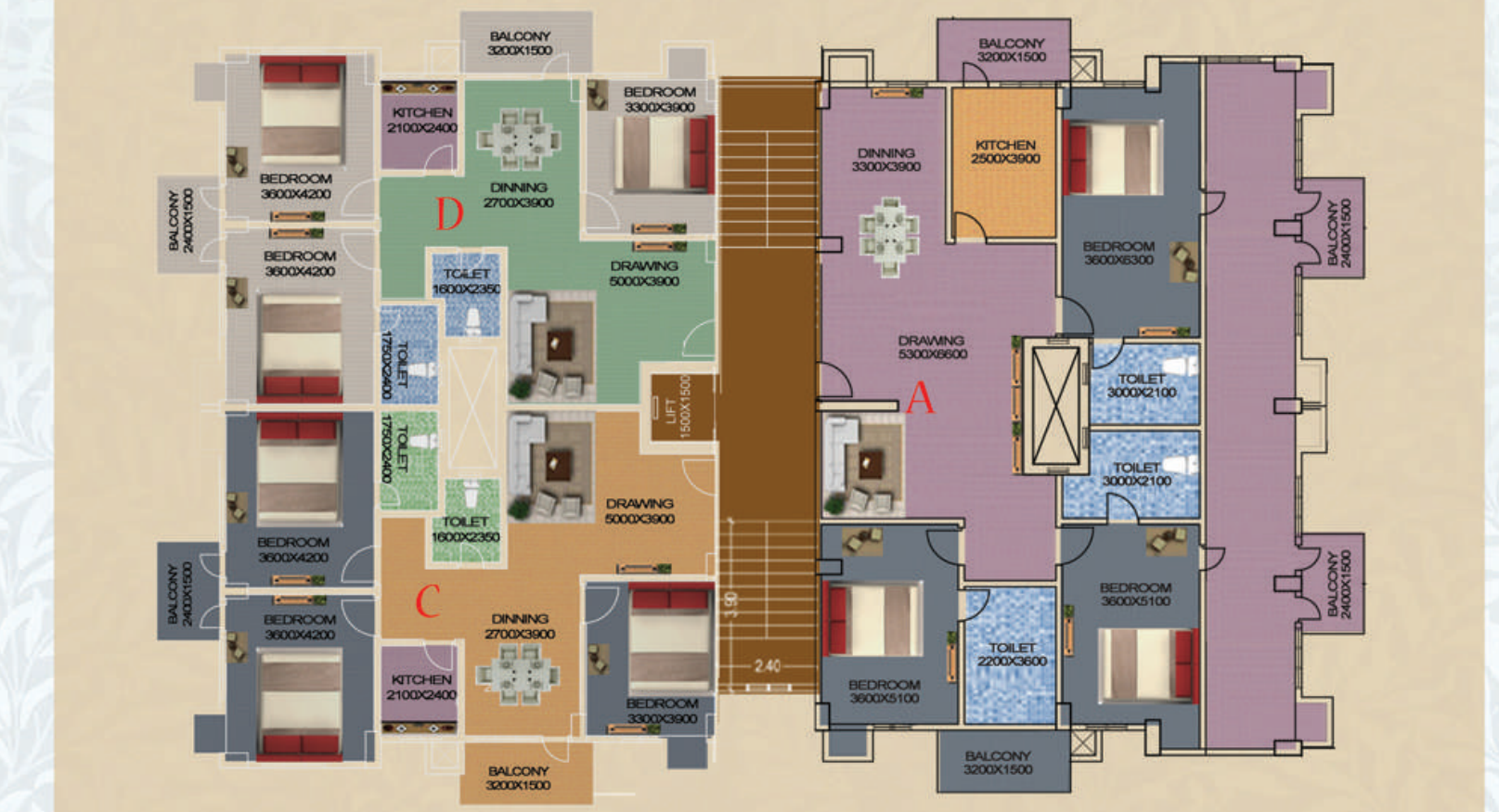
Enter your space of solitude that can relieve your day's tiredness. Absorb the rays of happiness when you wake up to a bright wall of Sunshine. Dine with your family in luxury and bliss. Lounge in the lap of soothing hues of your new Home.

Community Amenities

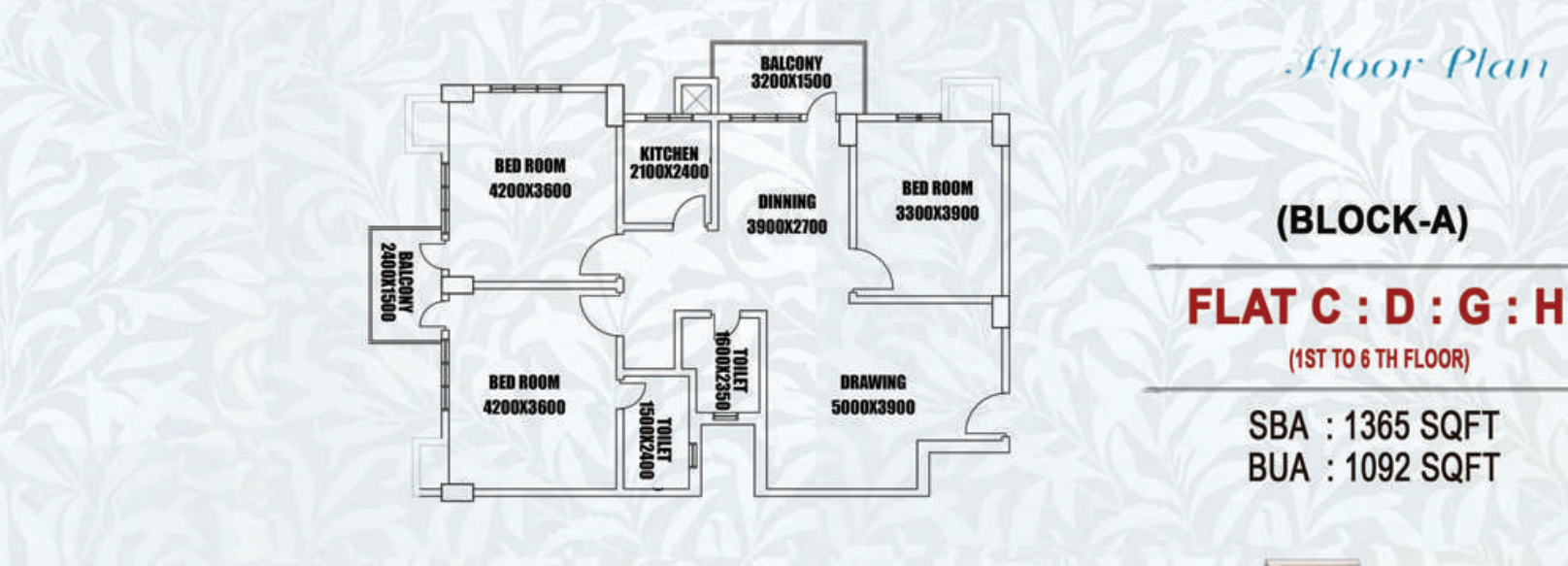


TYPE	FLAT A & B	FLAT C, D, G, H	FLAT A	FLAT E & F
BHK	3 (Three)	3 (Three)	3 (Three)	3 (Three)
BUA (SqFt)	1384	1365	1384	1107
SBA (SqFt)	1384	1365	1384	1107
Floor	1st to 5th	1st to 5th	1st to 5th	1st to 5th

BLOCK-A 1ST FLOOR TO 5TH FLOOR PLAN



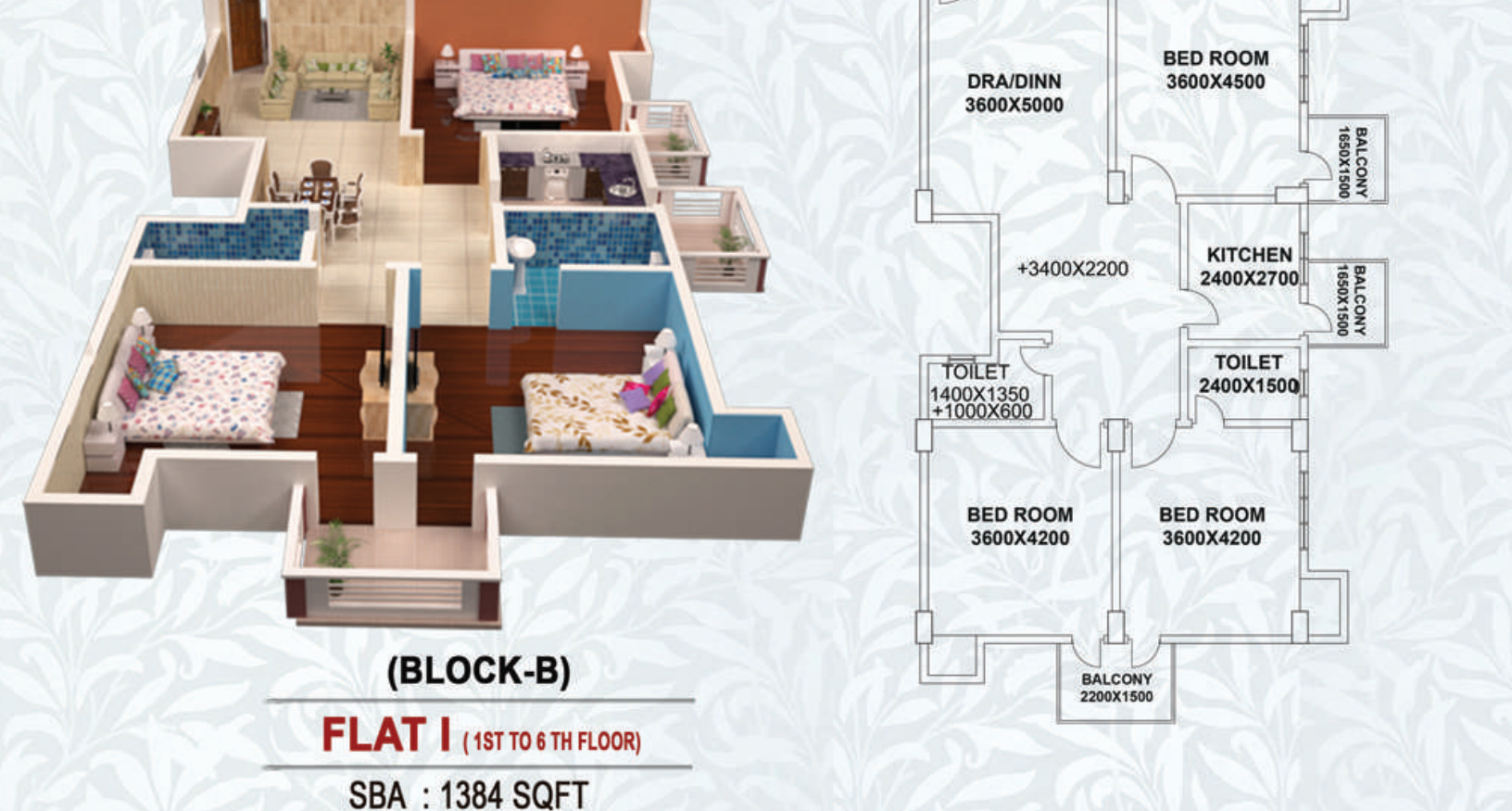
BLOCK-A 6TH FLOOR PLAN



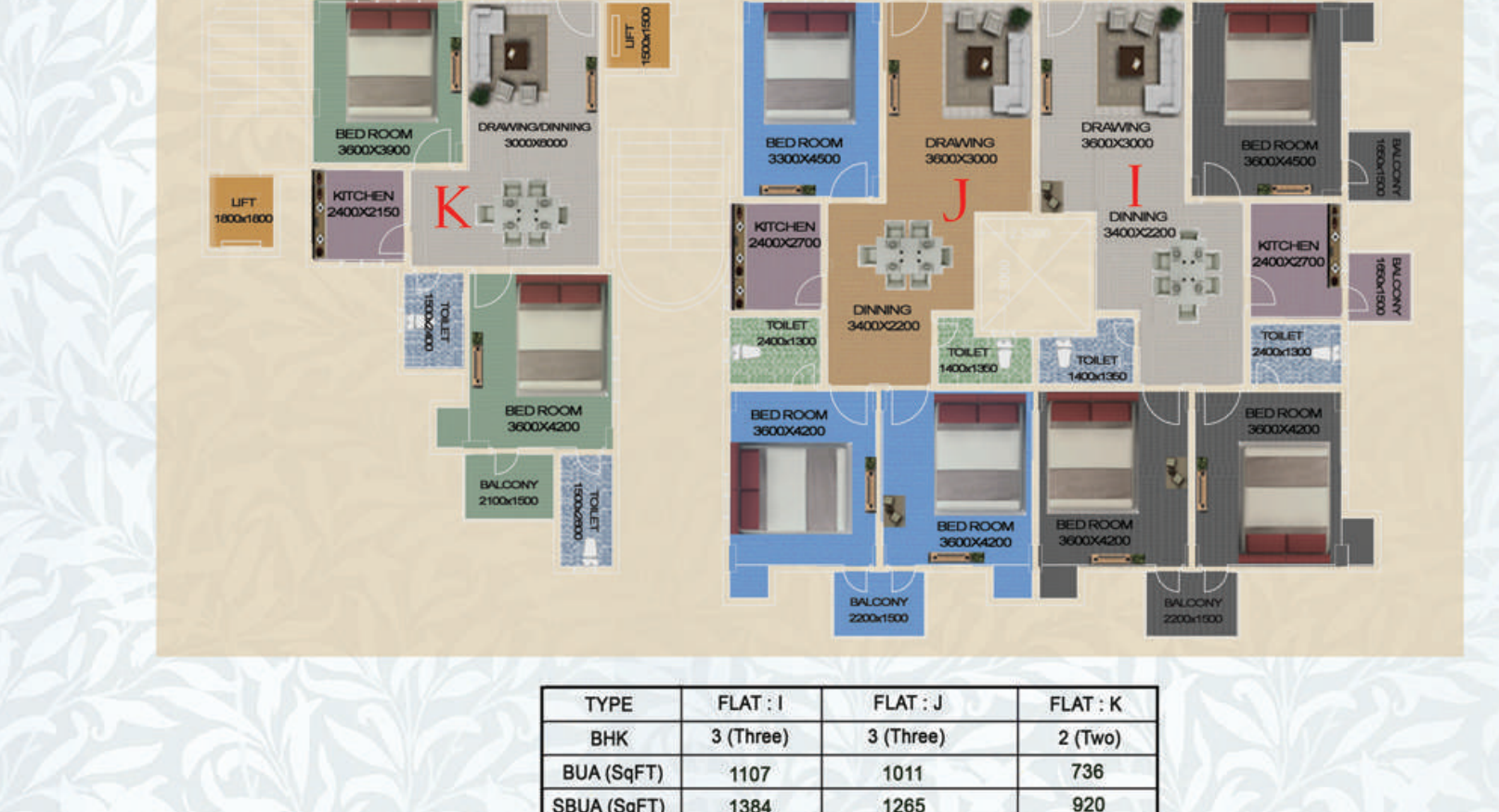
(BLOCK-A)
FLAT A (6TH FLOOR)
SBA : 2246 SQFT
BUA : 1797 SQFT
TERRACE AREA : 560 SQFT



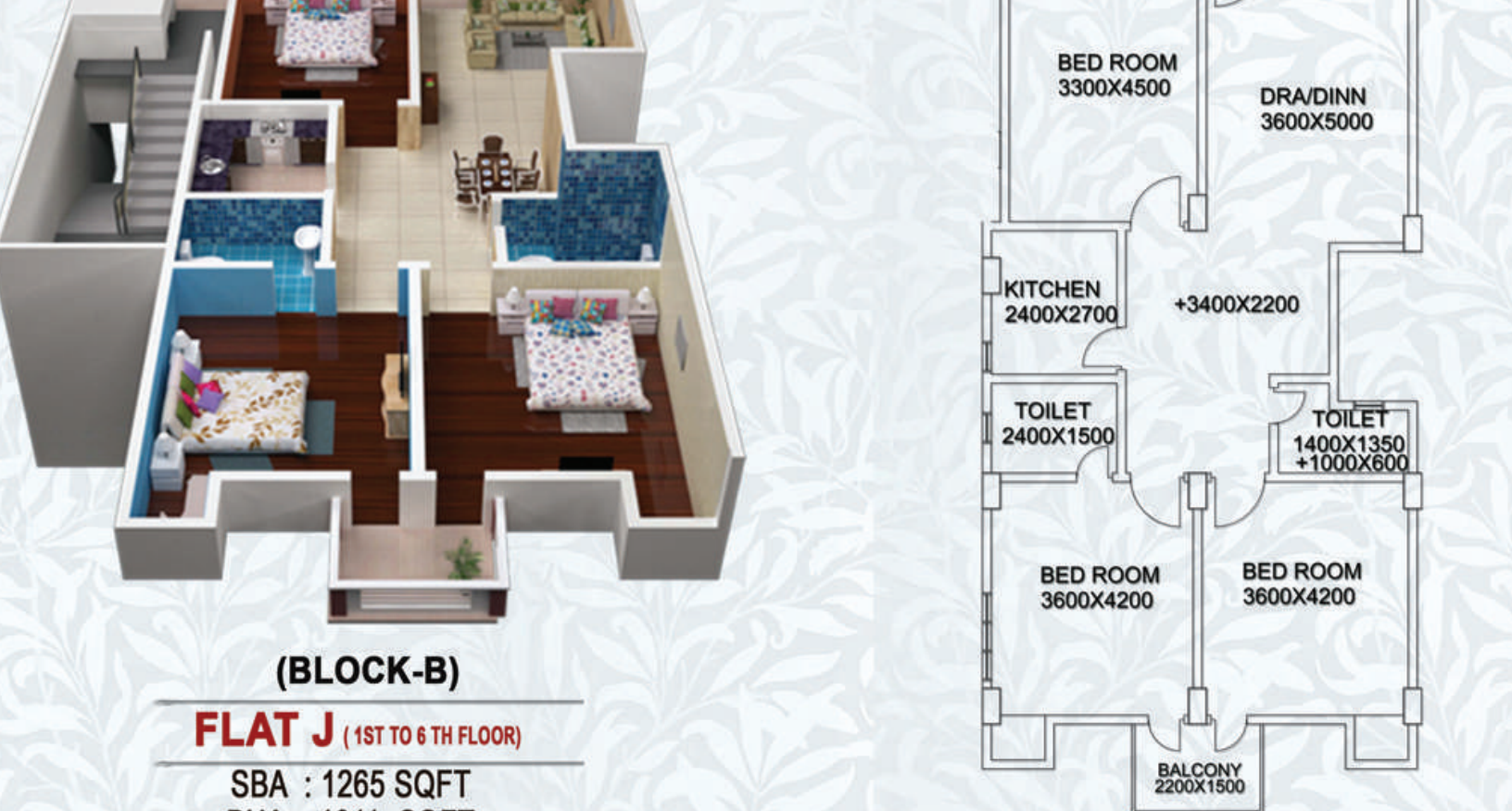
BLOCK-B 1ST FLOOR TO 6TH FLOOR PLAN



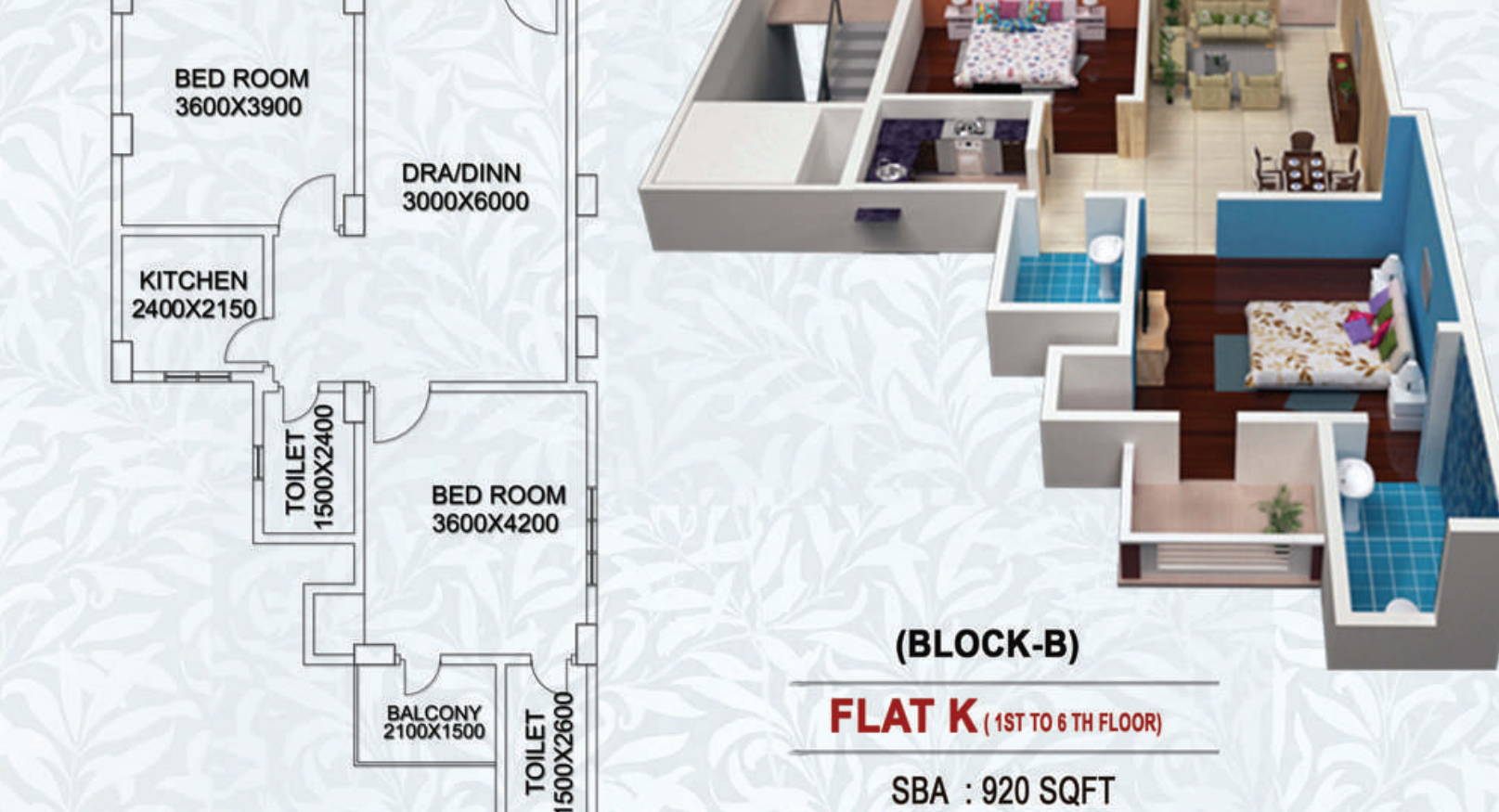
(BLOCK-B)
FLAT I (1ST TO 6TH FLOOR)
SBA : 1384 SQFT
BUA : 1107 SQFT



TYPE	FLAT J	FLAT K
BHK	3 (Three)	2 (Two)
BUA (SqFt)	1107	736
SBA (SqFt)	1384	920
Floor	1st to 6th	1st to 6th



(BLOCK-B)
FLAT J (1ST TO 6TH FLOOR)
SBA : 1265 SQFT
BUA : 1011 SQFT



(BLOCK-B)
FLAT K (1ST TO 6TH FLOOR)
SBA : 920 SQFT
BUA : 736 SQFT



Site Plan
Block A : B+G+6
Block B : G+6



Location Map

Payment schedule

- A. Installment plan**
- Booking amount : 15% of the total flat value
 - On execution of legal documents : 10% of the total flat value
 - 1st installment on completion of foundation : 10% of the total flat value
 - 2nd installment on casting of 1st slab : 10% of the total flat value
 - 3rd installment on casting of 2nd slab : 10% of the total flat value
 - 4th installment on casting of 3rd slab : 10% of the total flat value
 - 5th installment on casting of 4th slab : 10% of the total flat value
 - 6th installment on casting of 5th slab : 10% of the total flat value
 - 7th installment on casting of 6th slab : 5% of the total flat value
 - On Completion of Brick work : 5% of the total flat value
 - Final installment (Before possession) : 5% of the total flat value
- B. Cash down plan (A discount of 5% on total cost of Flat)**
- Booking Amount : 10% of total value of flat
 - Execution of legal documents : 20% of total value of flat
 - 1st Installment : 55% of total value of flat (within 45 days of booking)
 - Final Installment (Before Possession) : 5% of total value of flat
- Extra Charges** : ASES power load estimation, security and meter cost etc.
Stamp duty, Registration, GST, Legal professional charges etc.
GMC Holding Tax and any other taxes/charges levied by the government etc.
- Note:** More facilities can be provided within the limit of the developer on owner's request at extra cost.
Interior design & decoration such as wardrobe, false ceiling, individual room etc. on owner's request.

A Prominent Landmark of Extravagance

Aakash Developers walks the red carpet again with its upcoming project at Happy Villa, Guwahati only to RAISE the bar of luxury living. SwasteeK Heights rooted in the heart of Guwahati, will be a sight of wonderment. Looped to all the major places of Guwahati, the project sets a perfect harbor of destination.

