

Do you wish to

*Celebrate your life?*



# *Life in the making*

It was a great start when the two of you came together to begin a new life!

You shared, you found success, your child was born to mark your love...

Now, it's time to build a bigger 'nest' for your family.

A place that is spacious and airy, where kids can grow up safely, a home where you can find peace, fulfill your dreams, and grow young!

Sahej Enclave is a place particularly built for couples like you.

It is a 4-storey residential building having 00 luxury apartments. Spread across approximately 00 cottahs, its compact architecture leaves nearly 60% of the space open for flowers and greens, as well as playing and parking areas.

At Sahej Enclave, day-to-day living is a pleasure.

Come ... explore the world of peace and prosperity!

Come and live happily ever after...

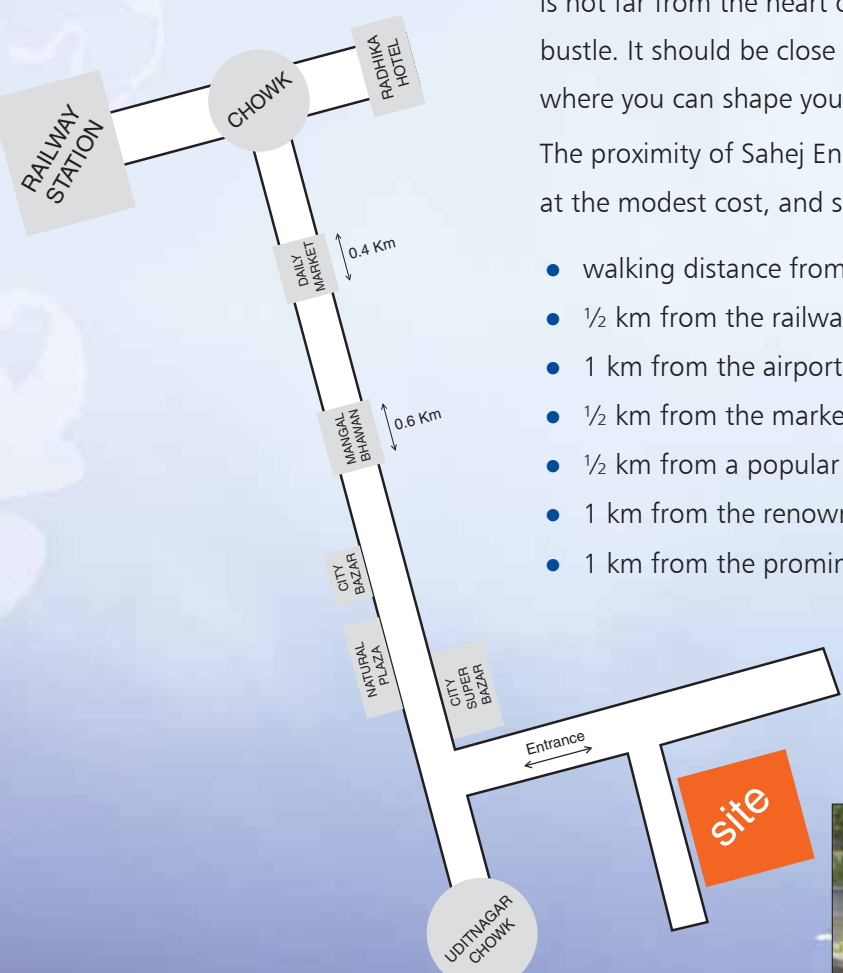


# The way to happiness

What makes a location perfect for a home? The ideal place should be one which is not far from the heart of the city; yet far enough to escape the hustle and bustle. It should be close to the markets, schools and hospitals. It should be, where you can shape your tomorrow at today's price.

The proximity of Sahej Enclave from the following places would allow you to live at the modest cost, and save a lot for your child's future:

- walking distance from the bus terminus
- ½ km from the railway station and xxxx Road
- 1 km from the airport
- ½ km from the market
- ½ km from a popular fast-food court
- 1 km from the renowned schools and academy
- 1 km from the prominent hospitals and hotels



## Facilities

Sahej Enclave has everything to turn every day of your life into golden moments. These include:

- Excellent elevation
- Express elevator
- Standby generator (with charge)
- Well built & well lit areas
- Dedicated car parking for visitors
- Round-the-clock security
- Children's playing area
- Intercom
- Adequate water supply
- Efficient waste management system
- Facilities management system
- Fire fighting arrangement
- Swimming pool with baby pool
- Badminton court

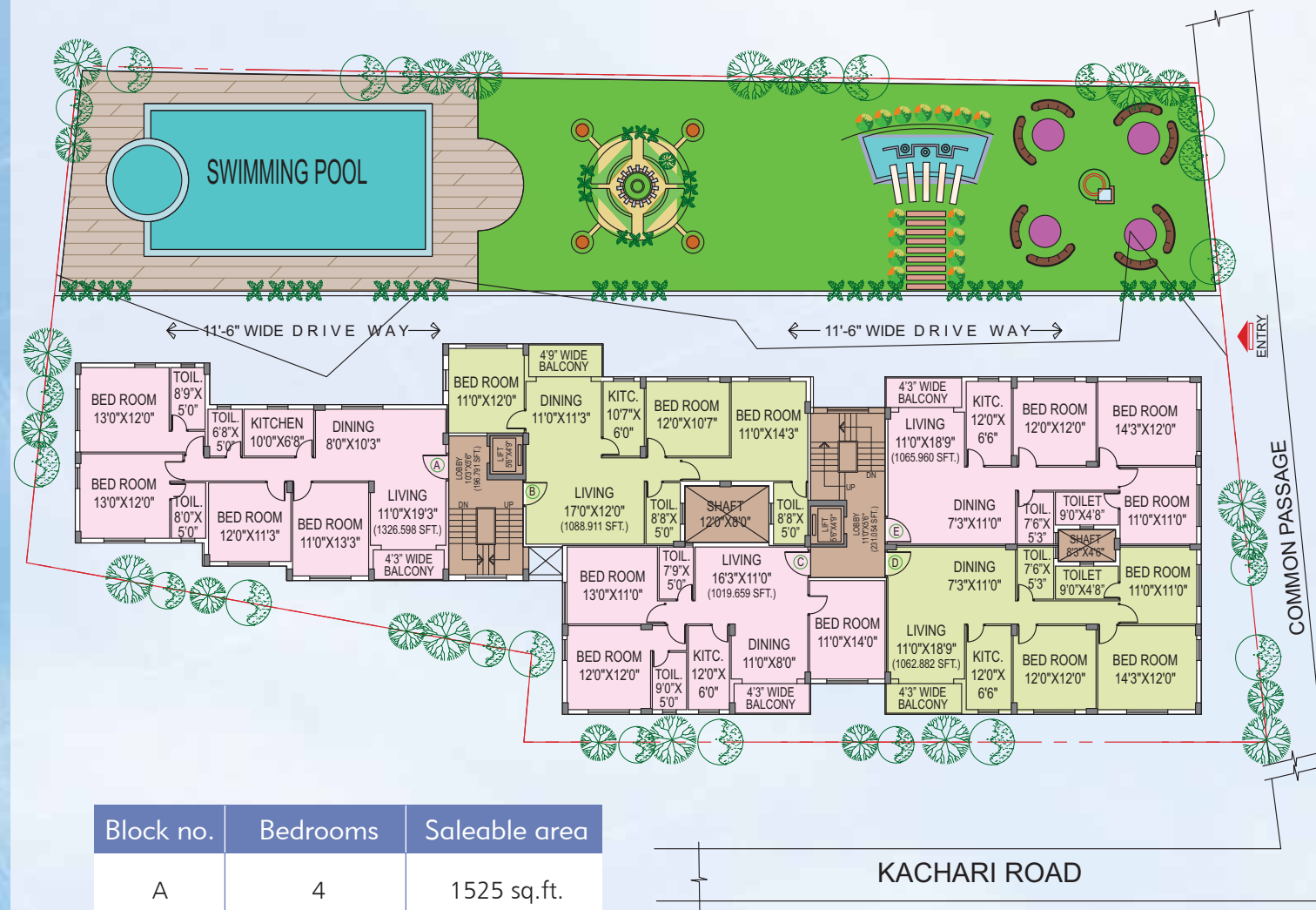
Note: Air-conditioned lobby will not be available

# The exciting lifestyle

- |   |   |
|---|---|
| Structure : RCC frame with superior quality cement-concrete finish walls in conventional brickwork with cement plaster & plaster of Paris | Kitchen : Platform made of granite with stainless steel sink, Tiles upto 2 ft above kitchen counter; anti-skid tiles for floor                    |
| Lobby : Granite finish with kota stone in staircase   | Toilet : Anti-skid tiles for floor upto door height; hot & cold water in shower, CP fittings of high quality; glass basin counter in one bathroom |
| Flooring : Vitrified tiles in bedrooms, living and dining; Laminated wooden floor in master bedroom                                       | Provision : Exhaust fan point in kitchen and toilet   |
| Doors : Decorative main flush door wooden frames and flush doors with veneer finish hardware fittings of reputed brand                    | Electricals : AC & TV points in bedroom, geyser point in all toilets, 15 ampere point for refrigerator in kitchen                                 |
| Windows : Powder-coated aluminium windows with 4mm tinted glass   | Water : 24-hour filtered water supply   |
| Sanitary : Chrome plated fittings of best quality   | Generator : Provision in every flat (at extra cost)   |
|   | Security : Round-the-clock with intercom system   |

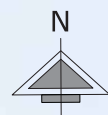


# Typical floor plan



| Block no. | Bedrooms | Saleable area |
|-----------|----------|---------------|
| A         | 4        | 1525 sq. ft.  |
| B         | 3        | 1250 sq. ft.  |
| C         | 3        | 1173 sq. ft.  |
| D         | 3        | 1222 sq. ft.  |
| E         | 3        | 1226 sq. ft.  |

KACHARI ROAD



Site



Main Road, Uditnagar, Rourkela, Orissa

Phone: 0000 0000

Developer



REAL TECH GROUP

SAHEJ INFRAPROJECTS PVT LTD

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Architect

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8B, Royd Street, 2nd Floor, Kolkata - 700 016

Phone: 2246 3339

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# Relationships... Forever

Relationship is like a flower. Some are nipped in the bud, some stay for a while, and some, like the ones we foster, lasts for a lifetime. Creating relationship has always been Real Tech Group's forte. Here, every home is built like an asset of a lifetime, that nurture happiness like a living entity. Today, with plans for new ventures of over 00 million sq.ft. (that includes malls and integrated townships), Real Tech Group is forging ahead with determination, commitment and the promise of a greater tomorrow.



Natural Comfort



Natural Palza

This brochure is not a legal document. It describes the conceptual plan of Sahej Enclave. The developer reserves the right to change the layout plan, elevation, facilities and specifications.

*Make a world of difference!*





# *Change your life*

Welcome to an abode of serenity and tranquility located in a potential area of Rourkela, which brings you the cosmopolitan lifestyle in a secure residential complex. This is a modern residential complex designed to make life simple. Not only does it promise comfort and convenience, but also a heavenly bliss.

Spreading over 000 cottahs (00 bighas), the complex offers a landscape that is truly breathtaking and away from the common din of modern-day urban life. It is a private world for people who seek seclusion and a dreamland for those having a preference for community living. The estate consists of spacious apartments in elegant blocks and offers you a world of comfort, a freshness of nature combined with all the facilities that a modern-day life demands.

Come ... live the life that you had only dreamt of till now!

# Anytime... Anywhere...

What is it that makes a location for a home perfect? The place should be far to escape the hustle and bustle of the city, but not far enough from its centre. Its proximity to the markets, schools and hospitals is also essential. Above all, the place should not stretch your expenses far beyond your expectations, so that you can frame your future the way you want to.

The closeness of Sahej Villa from the following places would allow you to live at the modest cost, and save more for a better and brighter tomorrow:

- walking distance from the bus terminus
- ½ km from the railway station and xxx Road
- 1 km from the airport
- ½ km from the market
- ½ km from a popular fast-food court
- 1 km from the renowned schools and academy
- 1 km from the prominent hospitals and hotels



## Colours of joy

Sahej Villa offers you all the facilities that would make every moment of your life special. These include:

- Excellent elevation
- Air-conditioned decorated lobby
- Express elevator
- Standby generator (with charge)
- Well built & well lit areas
- Dedicated car parking for visitors
- Round-the-clock security
- Children's playing area
- Intercom
- Adequate water supply
- Efficient waste management system
- Facilities management system
- Fire fighting arrangement



## Quality in detail

Structure : RCC frame with superior quality cement-concrete finish walls in conventional brickwork with cement plaster & plaster of Paris

Lobby : Granite finish with kota stone in staircase

Flooring : Vitrified tiles in bedrooms, living and dining; Laminated wooden floor in master bedroom

Doors : Decorative main flush door wooden frames and flush doors with veneer finish hardware fittings of reputed brand

Windows : Powder-coated aluminium windows with 4mm tinted glass

Sanitary : Chrome plated fittings of best quality

Kitchen : Platform made of granite with stainless steel sink, Tiles upto 2 ft above kitchen counter; anti-skid tiles for floor

Toilet : Anti-skid tiles for floor upto door height; hot & cold water in shower, CP fittings of high quality; glass basin counter in one bathroom

Provision : Exhaust fan point in kitchen and toilet

Electricals : AC & TV points in bedroom, geyser point in all toilets, 15 ampere point for refrigerator in kitchen

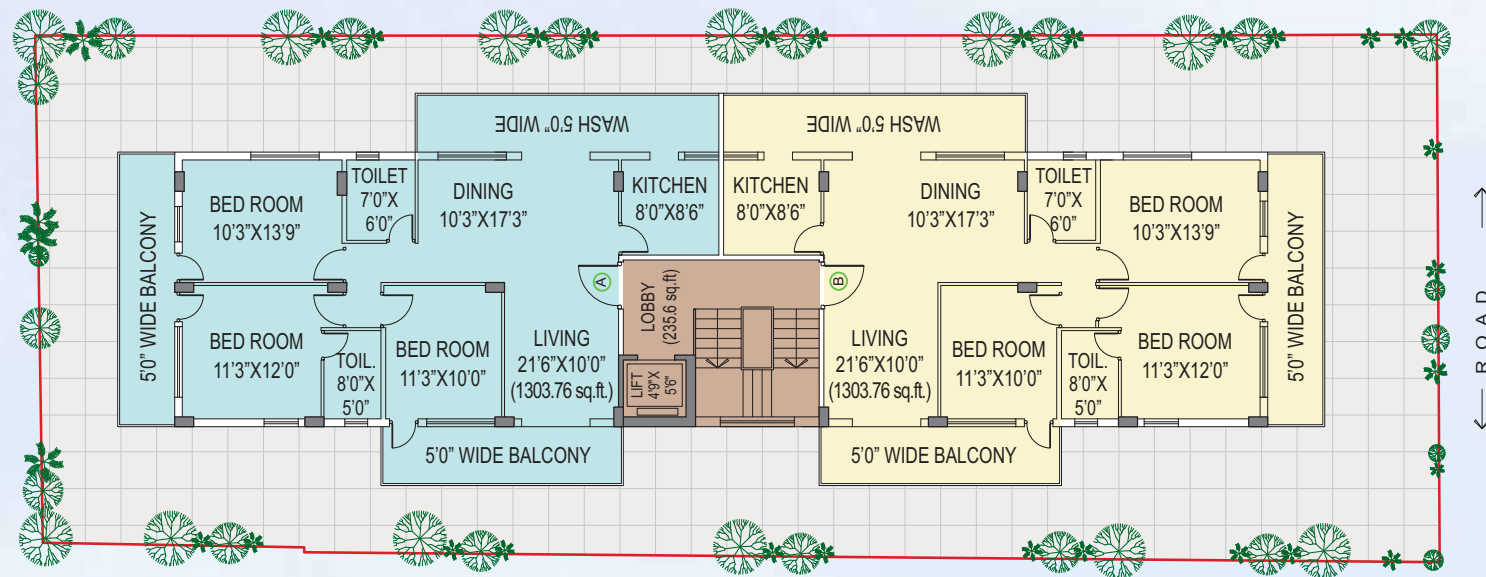
Water : 24-hour filtered water supply

Generator : Provision in every flat (at extra cost)

Security : Round-the-clock with intercom system

# Typical floor plan

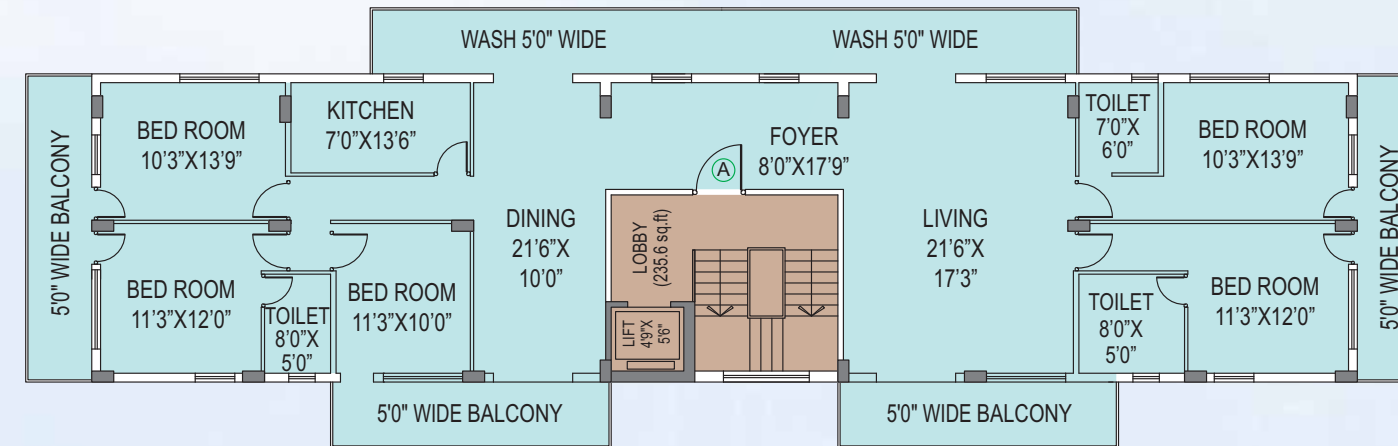
## 1st and 4th



| Block no. | Bedrooms | Saleable area |
|-----------|----------|---------------|
| A         | 3        | 1573 sq.ft.   |
| B         | 3        | 1573 sq.ft.   |

# Typical floor plan

## 2nd and 3rd



| Block no. | Bedrooms | Saleable area |
|-----------|----------|---------------|
| A         | 5        | 3146 sq.ft.   |

Site



H/15, Civil Township, Opp Hotel Mayfair, Rourkela

Phone: 0000 0000

Developer



Building dreams to reality

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