



An Epitome of Elegance

NARAYAN 
HIGHLIFE
4 BHK VILLAS



*The first golden ray of dawn
Sing nature's pleasing song
Tune into Mother Nature's speech
Enjoy recreation within reach.*

Narayan High Life

is brought to you by **Narayan Realty Ltd.**
a Real estate developer with more than
three decades of an experience in residential and
commercial project in Vadodara, Bharuch, Surat.

The Group has met real estate demands
of the age by continuously delivering
concrete pinnacles of spatial splendor.
Crafting **over 7000 residential units**
that is laden with best amenities and
built with the best materials, laying the
foundation of a strengthened future.



*Unlike what you've felt or seen
More comforts than before
Calm and contentment come over you
Under the open skies to blue*

Narayan High Life

nestled in the midst of nature -
is located at fast developing node of
Waghodia Road, exemplifies
a booming culture housing
a plethora of shopping centers,
hospitals education hubs
and other life's recreations.
An embodiment of
affordable luxury, style and
blissful comfort -
it boast of easy accessibility.



*It's your space to gaze and dream,
Where thoughts flow like endless streams,
Enjoying nature's alchemy,
Solitude couldn't ask for better company.*

The blazing orange sun that sets the
panorama on fire.
God's very own little
diamonds shining in the sky.
The first virgin rays of dawn.
Share these spectacles
from the living room.
Green grass and morning dew,
a perfect harmony for refreshment.
Experience the integrity of life.



*Wrapped in comfort and elegance,
Fall asleep to nature's silent tune,
Wake with morning's splendour,
As to peace and calm your senses surrender.*

It is dawn. At **Narayan Highlife**, it is heralded by the twittering of little birds for some. Whilst for others, the alarm clock has been replaced by the golden rays of the sun. Stretching after a refreshing night's sleep, you cast a glance at the panoramic expanse of blue open skies, clubhouse & garden, a perfect blend of nature and aesthetics from the bay windows. A feeling of idyllic calm comes over you, as you begin to live another day in paradise.

A1 TYPE



A2 TYPE



A3 / A4 TYPE



A5 TYPE



ROAD



A6 TYPE



R O A D

Specification

Construction: Well designed load bearing structure as per Structural consultant's design

Wall Finish: Internal Wall with Mala Plaster and External Wall with sand face plaster.

Upper Terrace: Brick bats Waterproofing with I.P.S.

Lower Terrace: Ceramic tiles flooring.

Parking: Paved car parking with decorative compound wall.

Flooring: Vitrified tiles flooring in all rooms and over stair with M.S. Railing.

Toilets: Designer Bathrooms with premium Quality fittings and vessels.

Doors: Decorative main entrance door with premium hardware fittings and all Internal door flush shutters and cylindrical lock.

Windows: Fully Glazed aluminum windows with safety Grills.

Kitchen: Granite Kitchen platform with S.S. Kitchen sink. Designer wall tiles dado over kitchen platform

Electrification: Electrical works with copper concealed wiring with premium quality switches. Provision of Split A.C. plug point in Master Bed room and adequate light points and plug points in all rooms.

Paint: Distemper paint over internal wall and Semi Acrylic paint over external wall.



Amenities

- RCC Road with foot paths and street light
- All service lines like TV, Telephone, power cables are underground.
- Well designed landscape garden.
- Multipurpose club house for community celebration.
- Multi play system for children





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'Narayan Highlife'

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Architect:

Uneven

Keyplan



Notes : • Developers reserve all rights to make any changes in the project including technical specifications, design, planning and layout • Any information contained in this brochure is subject to change without prior notice at the sole discretion of the developers and cannot form part of any legal agreement • Stamp duty, registration charges, legal documentation, corporation charges, GEB connection charges and any other such charges shall be borne by the purchaser. All the Municipal taxes applicable on the unit from the date of sale/leased shall be done by the customer. • Any additional charges or duties levied by the Government/ local authorities during/ after the completion of the scheme will be borne by the purchaser. • Changes / alteration of any nature including the elevations, exterior color scheme of the bungalows or any other change affecting the overall design concept & outlook of the scheme are strictly not permitted during/ after the completion of the scheme. • The brochure is intended only to convey the essential design and technical features of the scheme and does not form part of legal document. • A unit is said to be booked or the booking is said to be confirmed only after the booking payment of 30% or as specified in agreement is realized in our bank account at Vadodara, Gujarat, India and the booking confirmation document is signed. Only the signing of booking acceptance form would not mean the final booking. • 2 weeks of total grace period shall be considered for any payment delays. Interest at 24% per annum shall be applicable on delayed payment after that. • Possession will be given after 30 days from the date of receipt of complete payment (including maintenance & documentation charges) or the scheduled possession date, whichever is later. • All dimensions are indicative and actual dimensions in each room might vary slightly. • Refund shall be given in case of cancellation of the booking within 30 days. The payment shall be refunded only after same premise is re-booked and payment for the same is received from the other customer. We shall deduct actual expenses incurred, if any and a minimum administrative charge of Rs. 50000/- shall be applicable. Any cancellation after 30 days from date of booking shall result to additional cancellation administrative charges Rs. 10000/- per month or part thereof from the date of booking. Interest @ 24% per annum shall be charged on the payment overdue till the date on which the cancellation intimation (duly signed by the applicant) is handed over to us, and shall be calculated from the payment instalment due date. Any additional charges, for example any optional work asked by customer. Stamp paper charges if already purchased etc. will be recovered in addition to minimum amount. In such case, stamp papers shall be handed over to you. The payment shall be refunded only after same premise is re-booked and payment for the same is received from the new customer. • Payment for optional items shall not be refunded. • The facilities and amenities mentioned here will be completed and handed over only after the entire project is constructed. • The sample house shown is meant only to help you visualize the look of the unit once it is furnished. Actual home delivered will not have all the accessories/ finishing items as shown in the sample house. • Please note that the delivery schedule etc. will be maintained only if the work is to be done as per the standard home. Delivery date shall not be maintained for units where any optional work is requested. • Developer, after due payment is received, is responsible only for transferring the property through executing sale deed. If desired, the purchaser/s shall carry out all processes of transferring their names in all other relevant government records on their own and at their cost and risk. • Possession of the unit shall have to be accepted by the purchaser after all the formalities are completed, within a specified time after the intimation is given by the builder to that effect. If the purchaser fails to take the possession of the completed unit within 7 calendar days of the intimation date, the builder shall not be responsible to maintain the unit viz. keep it in good, clean and intact conditions etc beyond specified period of 7 days.