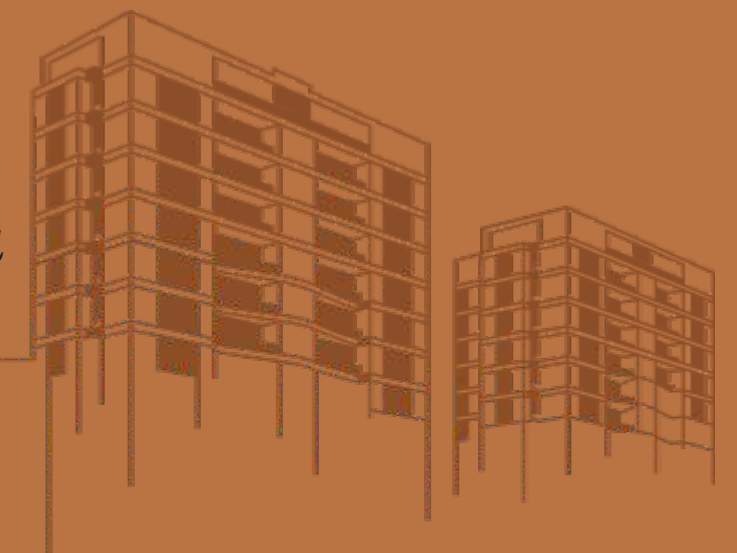




RADIATING THE SPECTACLE
OF ELITE LIFESTYLE ...



THE
SHINE



ABOUT THE COMPANY :

Madhuvan Group is a veteran real estate group in Vadodara, with nearly three decades of experience in the field. Known for its aesthetics and innovation in construction approach, the group includes young and dynamic professionals as part of its team. Madhuvan Group is presently scaling new heights of excellence and brilliance in more ways than one.

The group is keen to initiate projects that will define the architectural horizon of several cities. while becoming a landmark in itself for the urban residents.

3
BHK PLUS

THE
SHINE



THE PERFECT
RESIDENTIAL PROJECT THAT
RADIATES BRILLIANCE...

Ensure an ideal life with the perfect residential project of your dreams, matching luxury and sophistication with simplicity and subtlety in its class. Developed by the veteran Madhwan Group, this is one of the "shining lights" of their legacy





EXPERIENCE AN
IDEAL LIFE WHERE YOUR
ABODES ARE IDEAL...

Let elegance flow through its ambience as
The Shine blends luxury with nature for the ideal life...

TYPICAL
FLOOR PLAN





3 BHK
UNIT PLAN

BLOCK - A & B 101 & 103



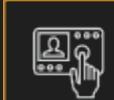




SPECTACULAR
AMENITIES THAT ENRICH
ROUTINE LIVES

The Shine presents a slew of sensational amenities combining aesthetics, utility, security, and essentials to have your life covered!

VALUABLE AMENITIES

- | | | |
|--|--|---|
| 
VIDEO DOOR
SEC. SYSTEM | 
POP CEILING
LED LIGHTS | 
R.O. SYSTEM |
| 
ELECTRIC
GEYSERS | 
CHIMNEY | 
SAFETY GRILL |



LUXURIOUS FACILITIES
THAT DEFINE TOP-NOTCH OFFERINGS @ THE SHINE

- | | | | |
|--|--|--|--|
| 
SWIMMING
POOL | 
HOME
THEATER | 
MULTI PURPOSE
HALL | 
GYM |
| 
INDOOR
GAMES | 
CLUB HOUSE | 
YOGA & ZUMBA | 
STEAM BATH |
| 
DROP
OFF ZONE | 
GARDEN | 
SR. CITIZEN
SEATING | 
BARBEQUE
ZONE |
| 
CCTV CAMERA | 
CHILDREN
PLAY AREA | 
ALLOTTED
PARKING | 
POWER BACKUP
COMMON AREA |

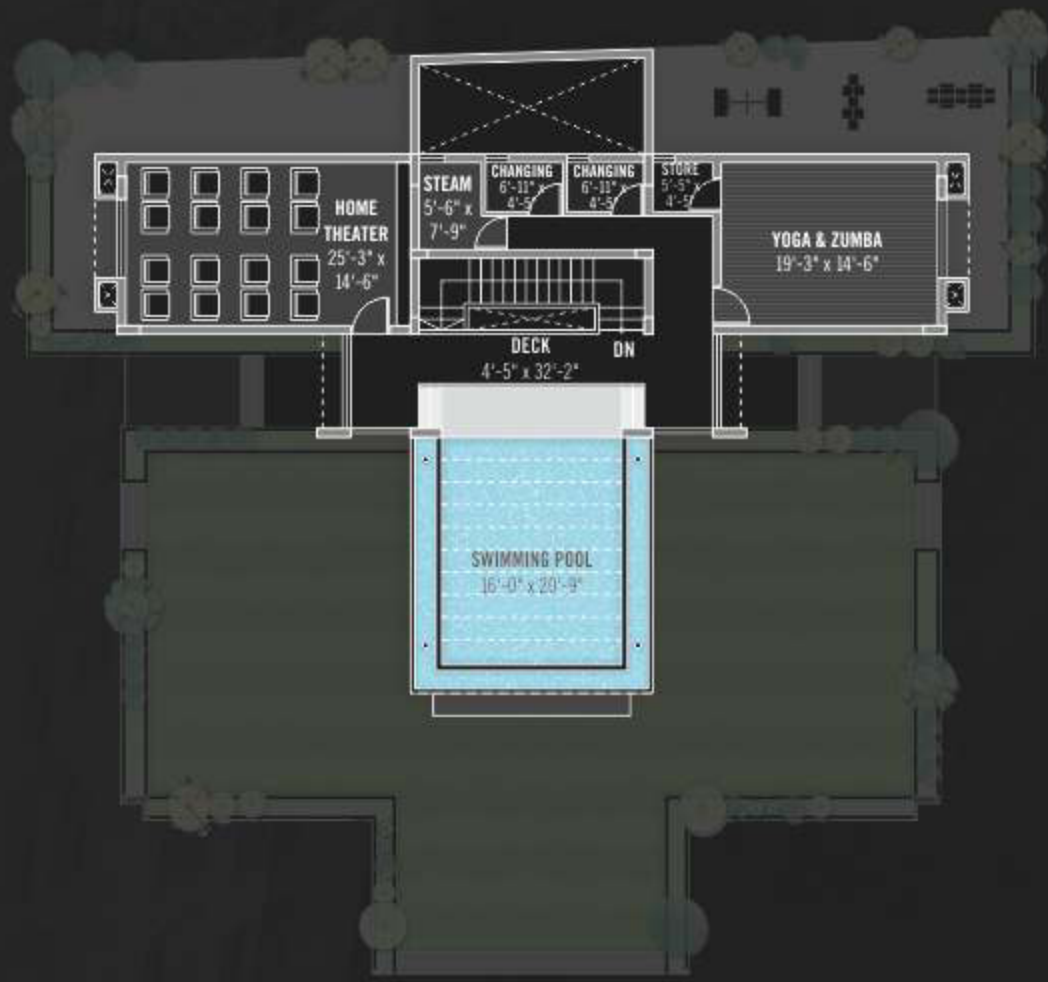
Revel and rejoice at the residential avenue that is bound to pamper your senses, relax your physique, rejuvenate your well-being, secure your family, and calm your minds.



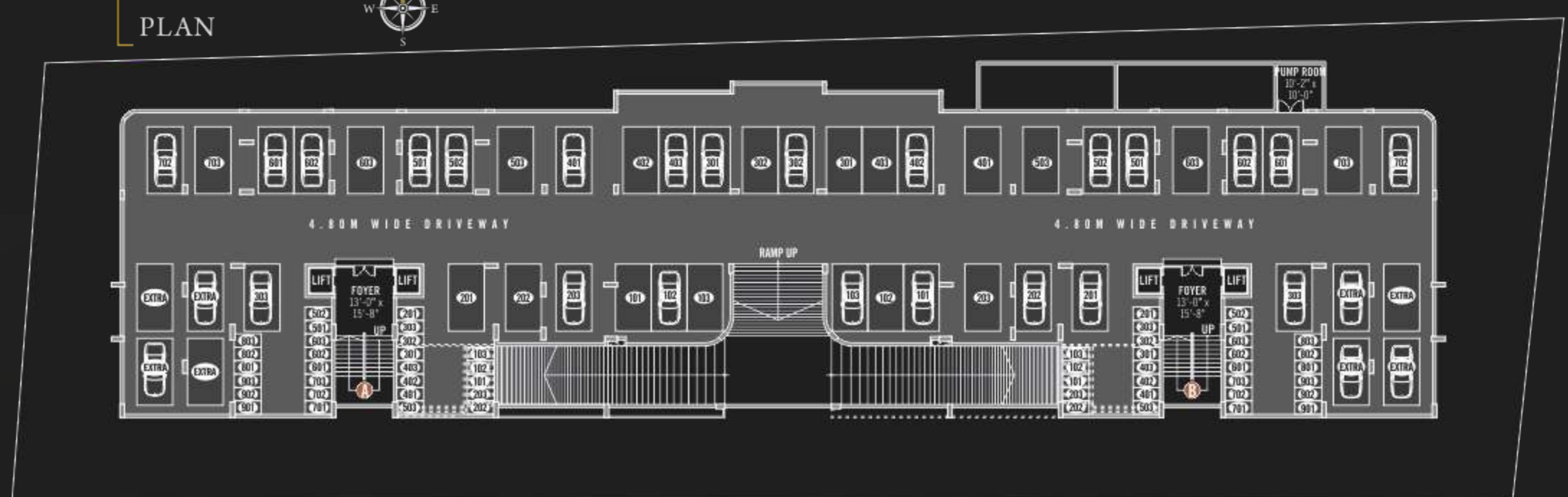
CLUB
HOUSE



GROUND FLOOR PLAN



FIRST FLOOR PLAN





SPECIFICATION

STRUCTURE		Earthquake resistant R.C.C work
WALL FINISH		Internal smooth cement plaster with color finish. External double coat plaster with texture.
FLOORING		Unique premium quality vitrified tiles . China mosaic flooring in terraces.
KITCHEN		Granite top platform with S.S sink. Designer glazed tiles dado upto full level.
DOORS & WINDOWS		Decorative main door. All other doors are flush door with good quality fittings. Aluminum sliding window with heat reflective glass.
ELECTRIFICATION		3 phase concealed copper wiring with premium modular switches.
TOILET/PLUMBING		Designer glazed tiles up to full level. Premium quality bath fitting & sanitary wares.
TREATMENT		Anti termite treatment at parking.
LIFT		Fully automatic 2 elevators in each wing with power backup.

ESCAPE INTO
A FLIGHT OF FANTASY IN REALITY, HERE!



PROMPT INVESTMENT AND PAYMENT
SLABS FOR AN IDEAL ROI!

05% Booking Amount | 25% Within 15 Days Of Agreement To Sell | 10% Plinth Level
10% 2nd slab | 10% 4th slab | 10% 7th slab | 10% 10th slab | 10% 13th slab
05% Plaster Level | 05% At The Time Of Agreement (Dastavej)



THE SHINE

DEVELOPER :



ARCHITECT :



STRUCTURE ENGINEER :



SITE ADDRESS : THE SHINE,
30 MTR HARNI - SAMA LINK ROAD,
OPP. THE SIGNATURE, NEAR MOTNATH MAHADEV TEMPLE, HARNI, VADODARA.

CONTACT : +91 9909 804 804 | +91 8000 804 804

RERA NO. : PR/GJ/VADODARA/VADODARA/Other/RAA07302/100820
www.gujrera.gujarat.gov.in

LOCATION MAP



Developers reserve the rights for alteration of specification and design. All dimensions / area are approximate, average & subject to variations. Irregular payments shall cause cancellation of booking. VMC, electricity, legal expenses, GST & other GOVT charges, stamp duty & registration, maintenance charges & meter charges shall be borne by the members. This brochure is not to be treated as part of the legal document, it is for the easy presentation of the project.

Disclaimer : the details, facts, specifications, figures mentioned in brochure are indicative for information purpose only and are subject to modifications/compliance required as per RERA act.



SHINING AT THE TOP OF
THE PEDESTAL LIKE THE STAR IN THE SKY!

The Shine continues to make a drastic impression in the architectural horizon of the city, ensuring that it radiates the brightest to its contemporary structures

™
madhuvan
GROUP
DEVELOPING LIFESTYLE
www.madhuvan.group