



A PROJECT BY



DEVELOPERS

**SITE ADDRESS :**  
Survey No.557, F.P No.41, Kadipur Village, Opp. ABCD Building (TP-2 B1)

**CORPORATE OFFICE :**  
A 1204 , Westgate, Near YMCA Club, S G Highway , Makarba , Ahmedabad 380051

[www.aaijigroup.estate](http://www.aaijigroup.estate)

**BOOKING CONTACT :**  
M: +91 78638 36724

**ARCHITECT**  
 DrapeArc Organisation Pvt. Ltd.  
Architect | Interior | Landscape



THE BEGINNING OF **NATURAL LIVING**



RESIDENTIAL PLOT

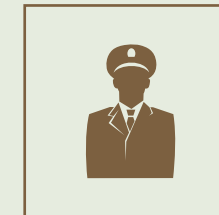




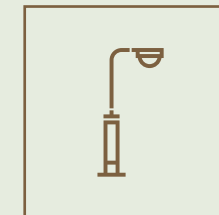
## SOCIETY FACILITY



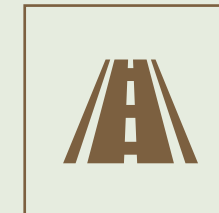
LANDSCAPING  
GARDEN



24 HRS.  
SECURITY



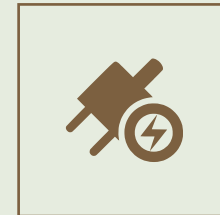
STREET  
LIGHTS



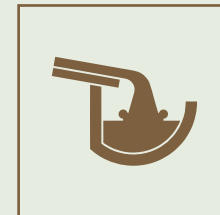
INTERNAL  
CC ROAD



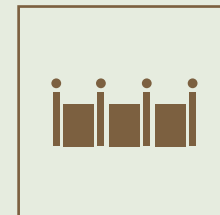
WATER  
SUPPLY



ELECTRICITY



DRAINAGE  
SYSTEM



COMPOUND  
WALL



CHILDREN  
PLAY AREA



ENTRANCE  
GATE

# WHY INVEST AT DHOLERA SIR

Port City of Dholera SIR Will be Developed 6 Times Bigger City than China's Financial Capital Shanghai and Two Times Bigger than Delhi By Honorable Prime Minister of INDIA MR. NARENDRABHAI MODI



# MEGA PROJECTS IN DHOLERA



**CARGO CUM PASSENGER INTERNATIONAL AIRPORT**

987 CR TENDER ISSUED IN PHASE 1



**250 M WIDE 6 LANE AHMEDABAD-DHOLERA EXPRESS WAY**

3157.82 CR TENDER APPROVED



**DHOLERA - SIR**

SMART CITY ENTRY GATE



**MONO RAIL CONNECTIVITY**

AHMEDABAD - DHOLERA



**DHOLERA ABCD BUILDING**

73 CR CONSTRUCTION COST

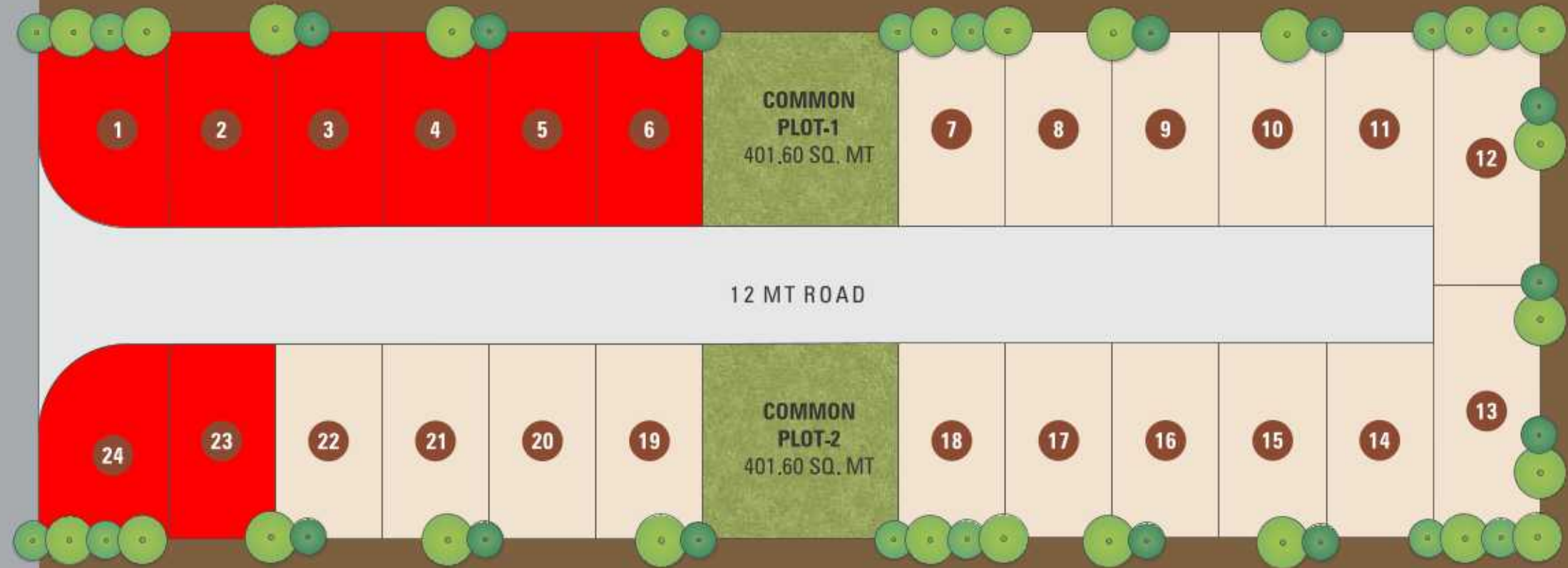


**WORLD'S LARGEST SOLAR PARK 5000 MW**

600 MW READY@ACTIVATION AREA



# LAYOUT PLAN



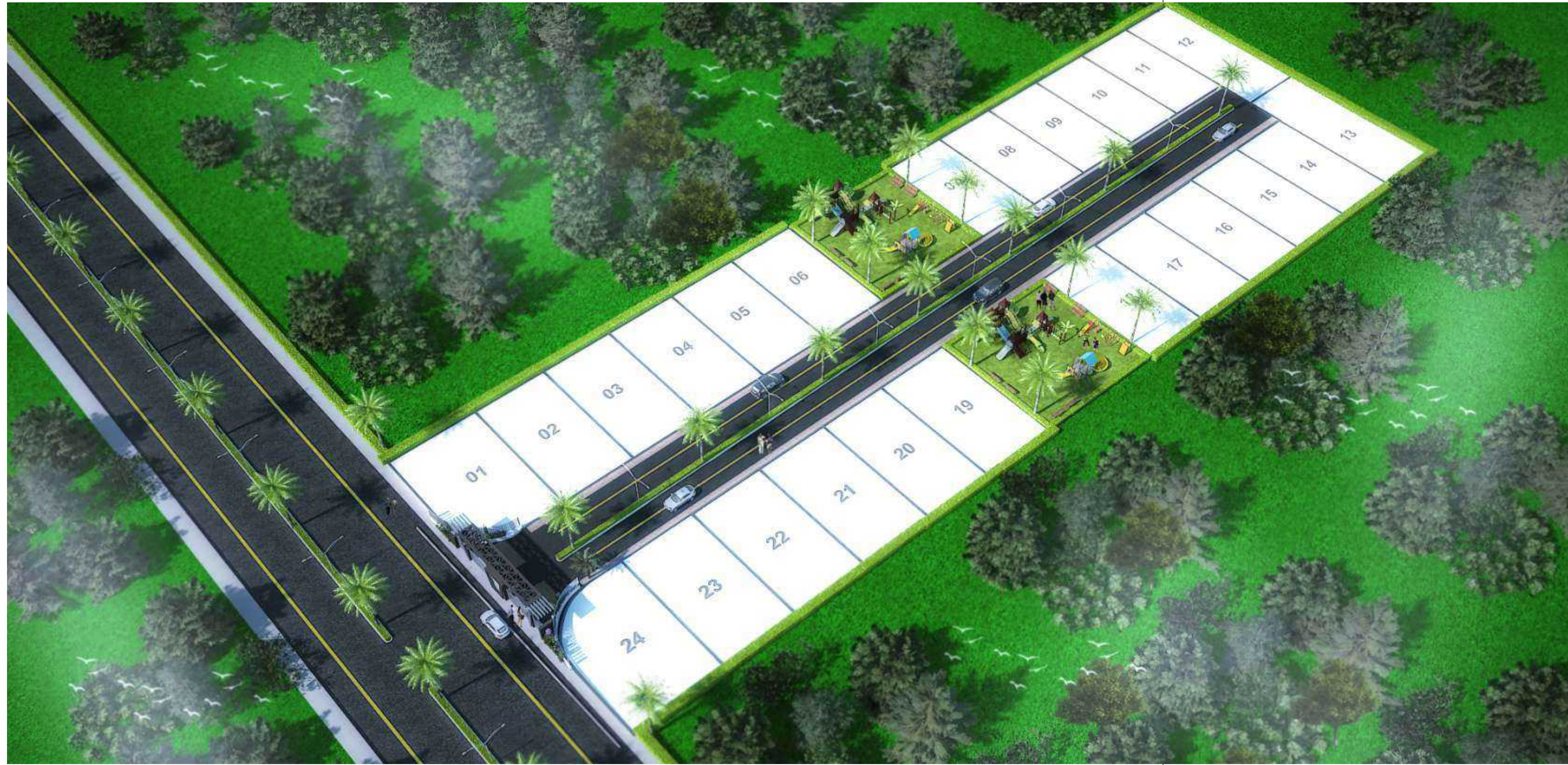
AVAILABLE
  SOLD

# AREA TABLE

| Sub Plot Number | Carpet Area (Sq.Yd.) | Super Builtup Area (Sq.Yd.) | Carpet Area (Sq.Ft.) |
|-----------------|----------------------|-----------------------------|----------------------|
| 1               | 296.99               | 435.93                      | 2672.92              |
| 2               | 263.12               | 386.21                      | 2368.08              |
| 3               | 263.12               | 386.21                      | 2368.08              |
| 4               | 263.12               | 386.21                      | 2368.08              |
| 5               | 263.12               | 386.21                      | 2368.08              |
| 6               | 263.12               | 386.21                      | 2368.08              |
| 7               | 263.12               | 386.21                      | 2368.08              |
| 8               | 263.12               | 386.21                      | 2368.08              |
| 9               | 263.12               | 386.21                      | 2368.08              |
| 10              | 263.12               | 386.21                      | 2368.08              |
| 11              | 263.12               | 386.21                      | 2368.08              |
| 12              | 342.06               | 502.08                      | 3078.50              |
| 13              | 342.06               | 502.08                      | 3078.50              |

| Sub Plot Number | Carpet Area (Sq.Yd.) | Super Builtup Area (Sq.Yd.) | Carpet Area (Sq.Ft.) |
|-----------------|----------------------|-----------------------------|----------------------|
| 14              | 263.12               | 386.21                      | 2368.08              |
| 15              | 263.12               | 386.21                      | 2368.08              |
| 16              | 263.12               | 386.21                      | 2368.08              |
| 17              | 263.12               | 386.21                      | 2368.08              |
| 18              | 263.12               | 386.21                      | 2368.08              |
| 19              | 263.12               | 386.21                      | 2368.08              |
| 20              | 263.12               | 386.21                      | 2368.08              |
| 21              | 263.12               | 386.21                      | 2368.08              |
| 22              | 263.12               | 386.21                      | 2368.08              |
| 23              | 263.12               | 386.21                      | 2368.08              |
| 24              | 296.99               | 435.93                      | 2672.92              |
| <b>TOTAL</b>    | <b>6540.49344</b>    | <b>9600.292</b>             | <b>58864.44</b>      |







**IT & KNOWLEDGE ZONE**

SCHOOLS | COLLEGES  
LIBRARY | MUSEUM  
PROFESSION INSTITUTES

**SPORTS & RECREATION ZONE**

INDOOR STADIUMS | CRICKET STADIUM  
BASKETBALL STADIUM  
FOOTBALL STADIUM  
GOLF COURSE | KIDS TRAINING CENTERS  
TENNIS & BADMINTON COURTS

**PUBLIC FACILITY ZONE**

SWIMMING POOL | MULTIPLEX THEATER  
MALL | RESTAURANTS  
GYMNASIUM | YOGA CENTER  
JOGGING PARK



# LOCATION ADVANTAGES





**Smart Infrastructure to be provided by Govt. at DHOLERA SIR**



Road Cycle tracks  
footpaths  
Trees & Plants



24 x 7 water  
Smart meters  
SCADA



24 x 7 power  
Smart meters  
SCADA



ICT enabled infrastructure  
City WiFi  
Integrated city management



100% domestic waste  
collection 100% industrial  
effluent collection



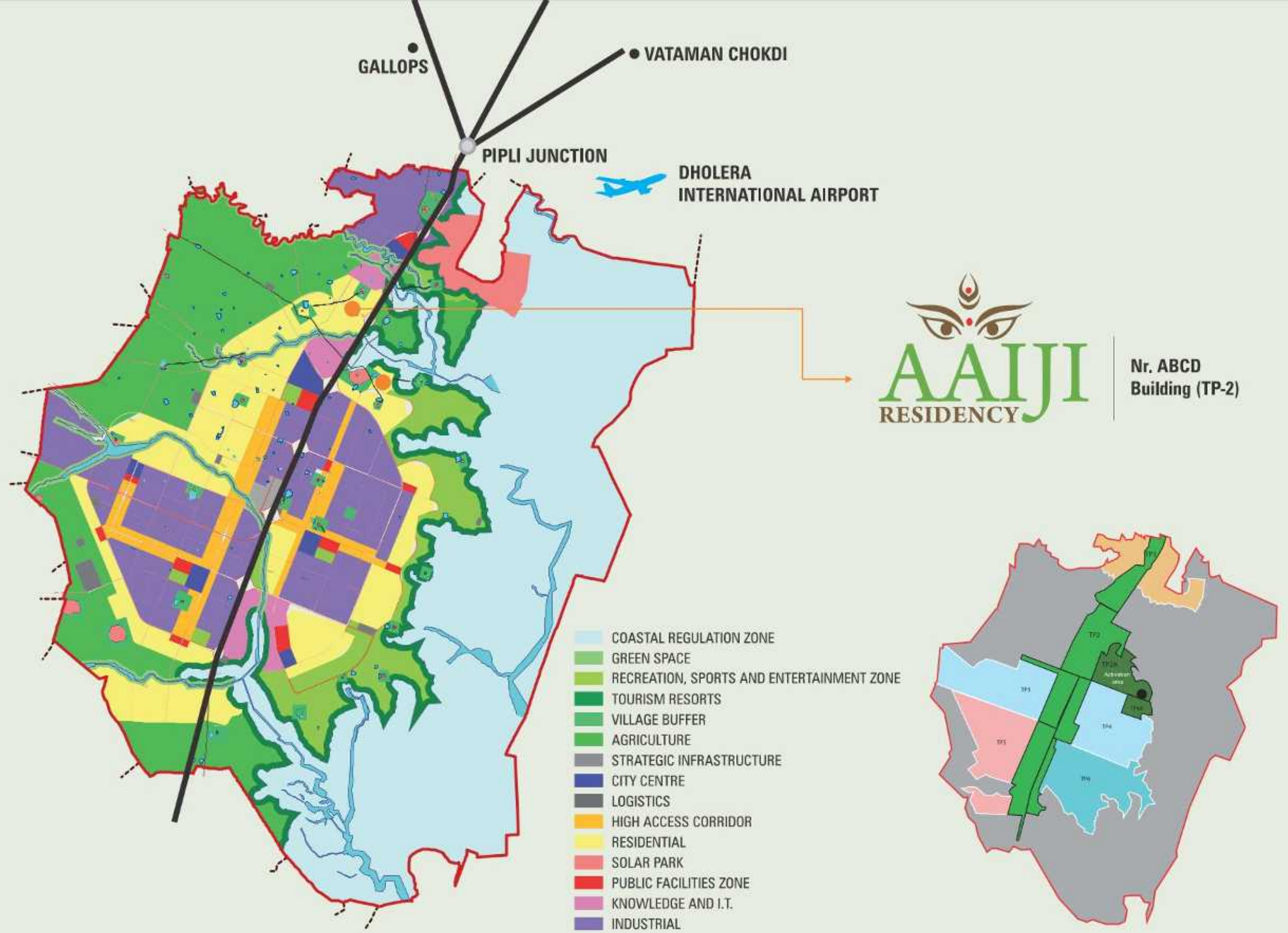
100% recycle  
and reuse of  
waster water



100% rainwater collection  
open storm canal with  
recreational spaces



100% waste collection Maximum  
recycling and reuse Bio-Methaneation,  
Incinerator Waster to energy



# WHAY INVEST IN AAIJI RESIDENCY

- NA, NOC Title Clear Project with Plan-Pass
- Commitment Long Term Relationship
- Immediate Saledeed
- Site Visit assistance 365 Days

