

MADHAVI INVESTMENTS & TRADING PVT. LTD.

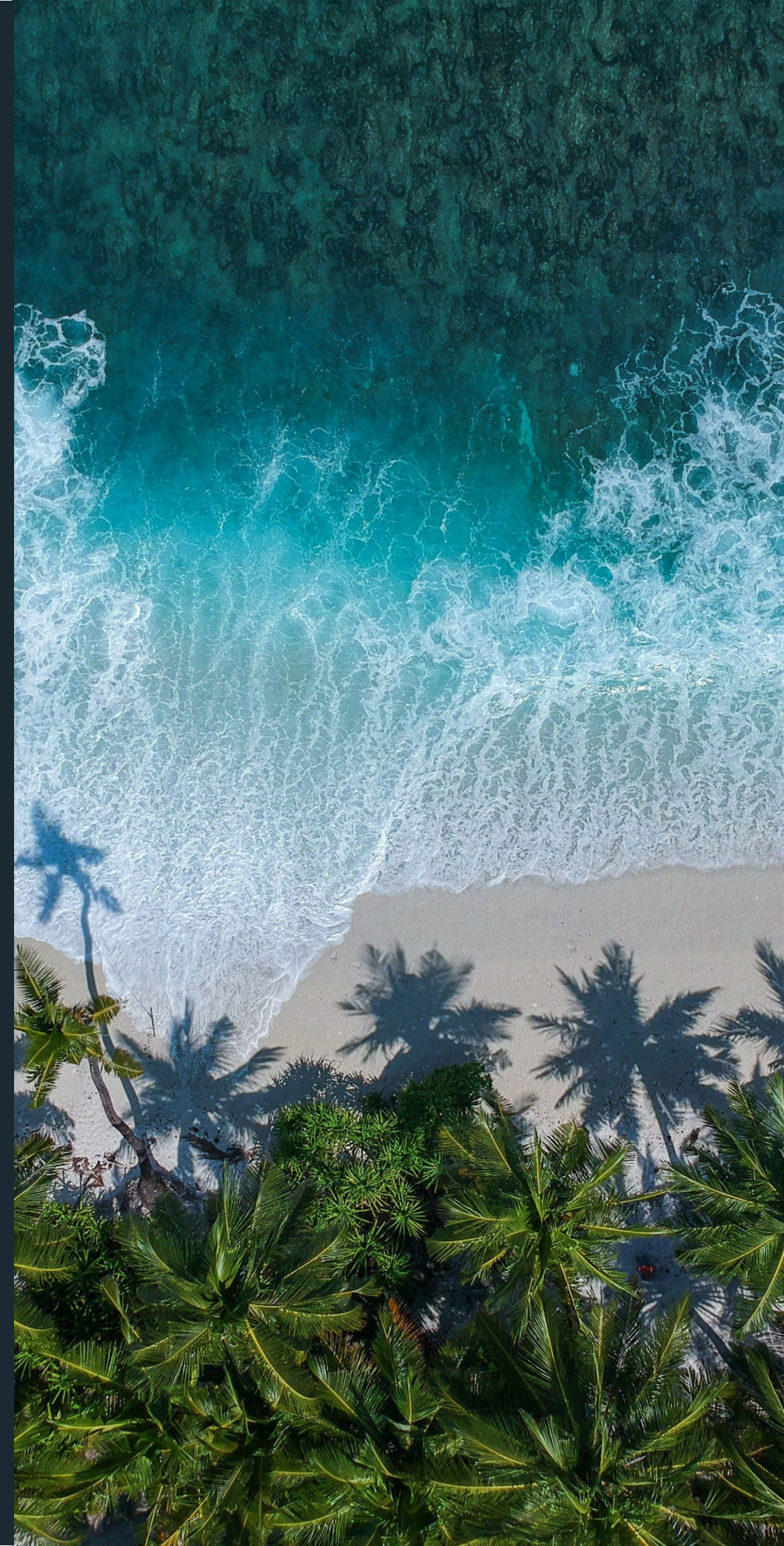
MITPL,
2nd Floor, Roshan Mahal,
Swantantra Path, Vasco-Da-Gama,
Momrugao-Goa. 403802

Contact
Mr. Abhijeet Shetye
98221 65951
Mrs. Madhavi Shetye
98504 66716

RERA registration
(has been applied for)

**ADITYA
SERENITY**

BAINA



COMFORTABLE LIVING
IN THE HEART
OF THE CITY

Welcome to

ADITYA SERENITY at Baina

Once housing the ancestral homes of Vasco's elite, Baina is a small hamlet located in close proximity to the port town of Vasco da Gama. The juxtaposition of the coastline and the airport, the railways and the fields, the market and the harbour make Baina unique in its location.

Set at the heart of Patrong, Baina; 'ADITYA SERENITY' stands tall where nature, the shore and future meet. These shops, 1 BHK and 2 BHK apartments are ingeniously designed to create your own oasis as a welcome distraction from the hustle and bustle of city life. ADITYA SERENITY is a perfect blend of visual connectivity, urban accessibility and modern design.



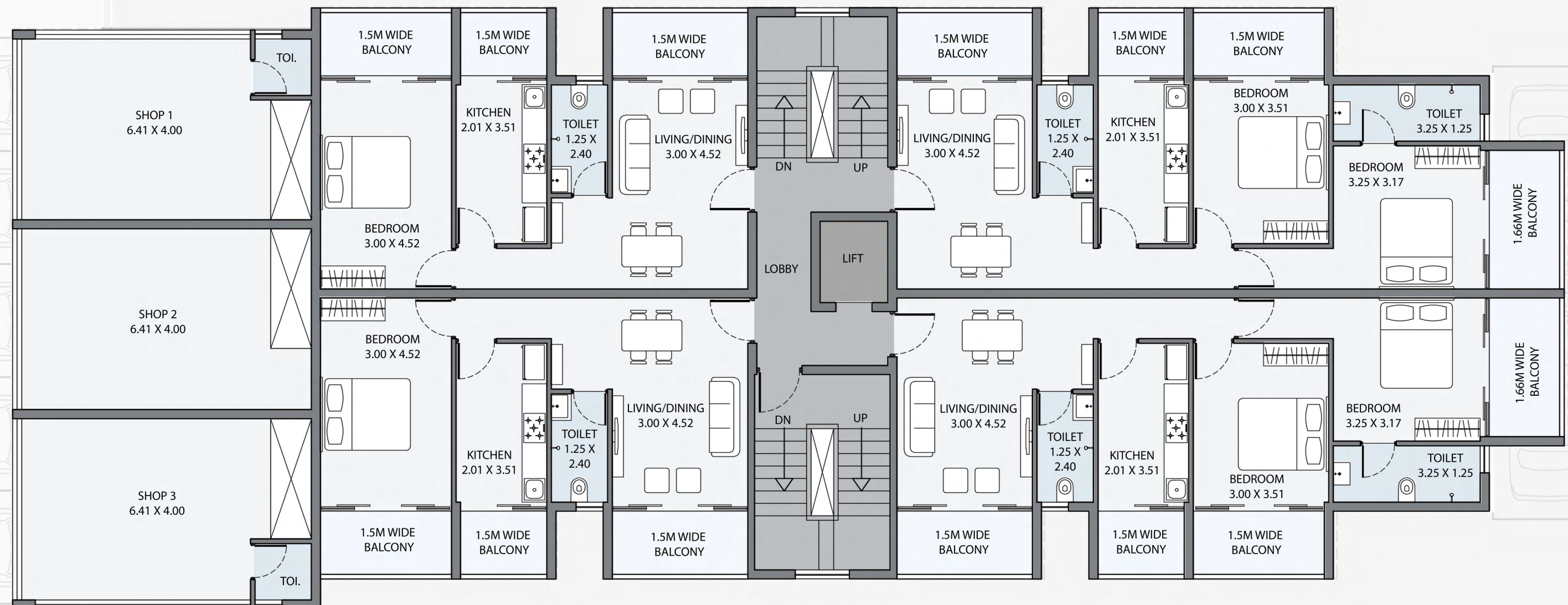


EXPERIENCE GOOD LIVING

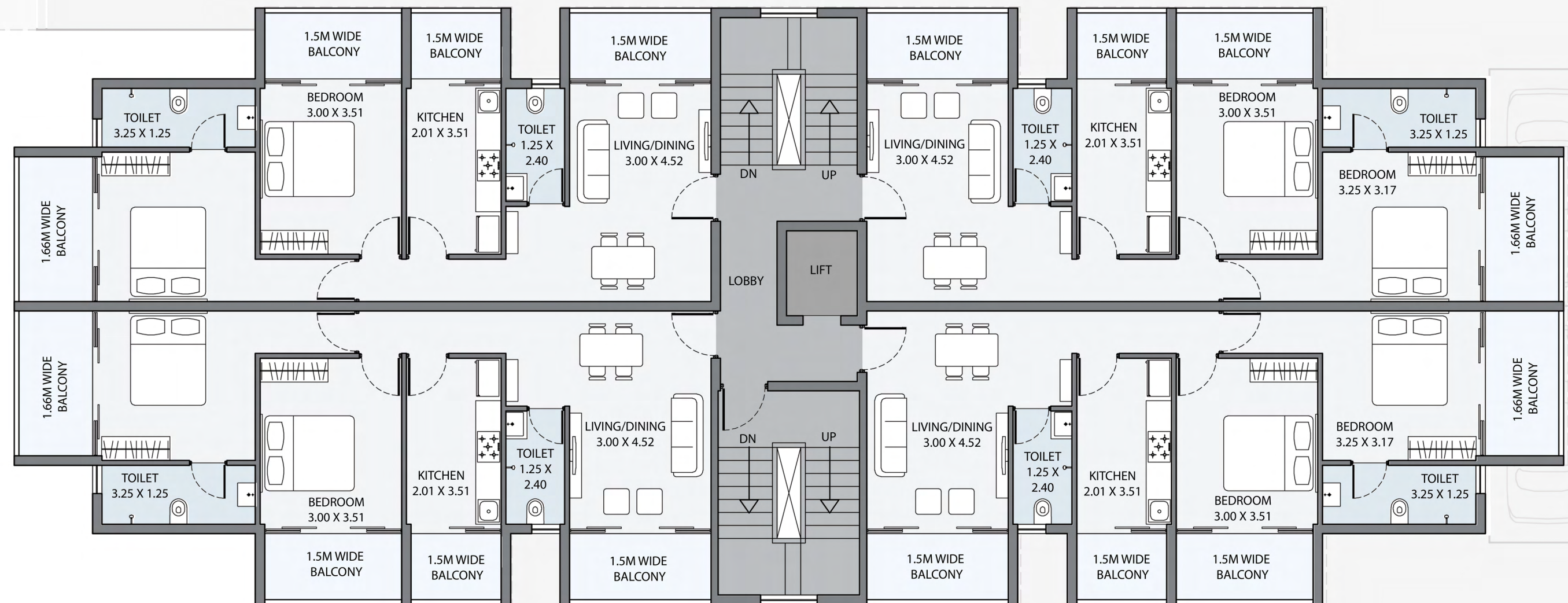
ADITYA SERENITY offers a perfect blend of connectivity to all parts of the city, views of oceanic vista on one side, the sights of the city on the other and green fields.

Each apartment and shop is meticulously designed with utmost attention to the layout and finishes so as to meet functionality with minimum space wastage and maximum efficiency while keeping the architecture sophisticated, clean and modern.

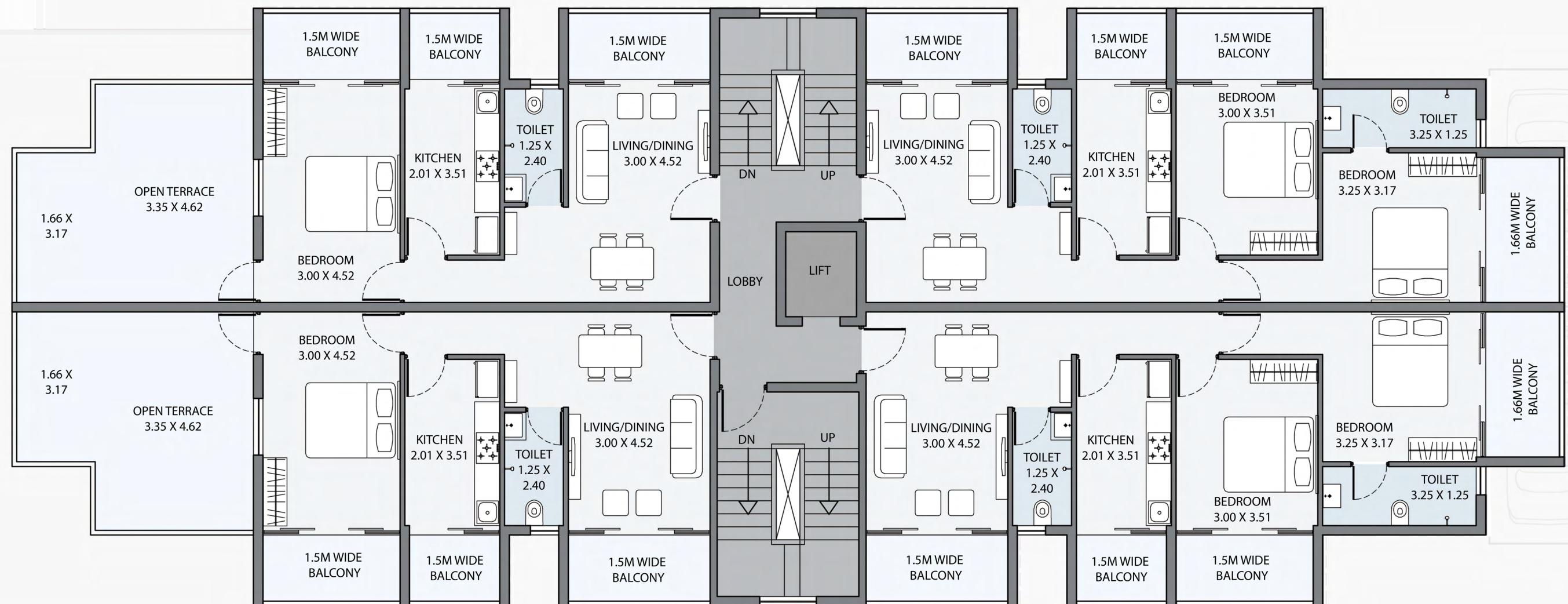
FIRST FLOOR PLAN



TYPICAL FLOOR PLAN



8TH FLOOR PLAN

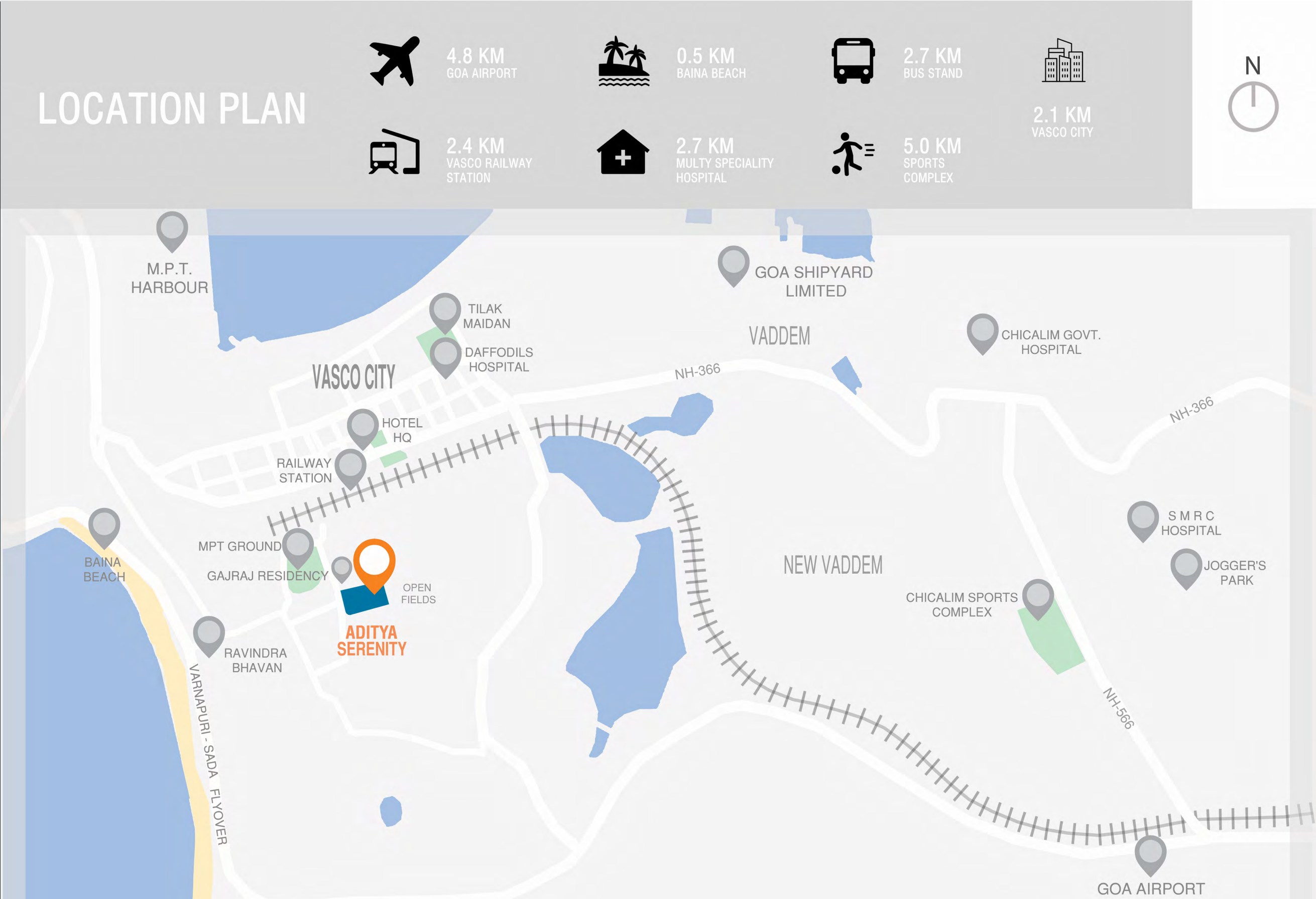




AXONOMETRIC VIEW
2 BHK apartment

IN THE HEART OF THE CITY

Located close to the epicentre of Vasco da Gama, ADITYA SERENITY is well connected to all the major modes of transport making commute easy. But there is much more to its location than just convenience. With radical transformation underway around, it is a location with immense potential for growth.



Life at

ADITYA SERENITY

BUILDING SPECIFICATIONS

STRUCTURE

- RCC framed structure
- External walls shall be constructed in 20 cms thick blocks/ red bricks/ laterite stone/ fly ash bricks/ CC bricks
- Internal walls shall be constructed in 10 cms thick blocks/ fly ash bricks

FLOORING

- Vitrified tiles in all rooms

DOORS

- Main door: Teak wood frame, moulded flush door with teak veneer on both sides
- Frames: All other frames will be of Matti wood/ WPC/ Fibre
- Bedrooms and balconies: Flush door/ FRP door
- Bathrooms: FRP door

WINDOWS

- Aluminium with powder coating/ UPVC

KITCHEN

- Granite platform
- Single bowl SS sink
- 2 feet dado above counter

BATHROOMS

- Sanitary fittings: Jaquar, Cera, Hindware or equivalent
- Sanitary ware: White
- Walls: Ceramic tiles
- Floor: Ceramic floor tiles

PAINTING

- External walls: Weather proof paint
- Internal walls: Wall putty with oil bound distemper paint

ELECTRICAL

- ISI marked modular switches
- A/C points in all bedrooms

WATER SUPPLY

- Government/ Treated borewell water

AMENITIES

- Ample car park
- Dual Entry Gates
- Lift
- Fire Fighting Systems
- Back- up Genset power for common areas





APARTMENTS THAT ENCOMPASS
NATURE AND
THE ENTIRE CITY AROUND

Welcome Home!

**ADITYA
SERENITY**

BAINA