

Panache by Pinto Rosario
Proposed Residential Villas on Survey
No. 13/16 of Verla Village.

SUMMARY

Project Name: Panache by Pinto Rosario

Panchayat: Verla Canca Panchayat

Total Plot Area: 3,450.00 Sq. mt. (37,136 Sq. ft.)

Number of Villas: 8

Total Covered Area: 1,095.21 Sq. mt. (11,788.7 Sq. ft.)

Total Built Up Area: 3,416.41 Sq. mt. (36,773.9 Sq. ft.)

Built Up Area of Each Villa: 422.75 Sq. mt. (4,550.4 Sq. ft.)

Built Up Area of Reception & Security Cabin: 34.41 Sq. mt. (370.3 Sq. ft.)

Floors: Ground Floor, First Floor and Second Floor.

ABOUT US

Pinto Rosario Holdings Pvt Ltd, began operations in the year 2006 and is run by two brothers, Antonio and Vivek Pinto Rosario. We are based in the resort town of Goa in India and are active in the fields of construction and hospitality.

More than a decade later we have developed a reputation for quality and luxury above all else. Customers who buy a home or stay with us, join the extended "Pinto Rosario" family and will vouch for our excellent quality and emphasis on service.

We strongly believe in the ethos that "you should develop projects that you yourself would stay in" and hence the brothers retain a unit in every project they develop and ensure that the maintenance of their projects is top notch long after they have handed over the same.

A testament to this is that our homes have been featured in numerous bollywood films, TV advertisements as well as magazine covers. Our gated luxury villa project "Pinto Rosario Square" was awarded North Goa's best villa project by NDTV Profit.

We have lately diversified into the fields of organic farming and import/export.

BUILDING DESIGN

The proposed villas have been designed by our long term architectural partners, ULYSIS, who are Goa's leading architectural firm with a number of flagship projects to their credit including the W Goa, Resort Rio, Hotel Fahrenheit and numerous other residential, commercial and hotel projects.

The project consists of 8 high end luxury villas. Each villa has a private pool on the first floor which cascades down one story. Every villa also has an individual private elevator. The area around the villa is full landscaped and includes a koi pond and a sit out area.

BUILDING LOCATION

The proposed residential villas are located in Survey No.13/16 of Verla Village. The plot is conveniently located on the Mapusa - Anjuna Road and is 10 minutes away from the Vagator - Anjuna belt. The site is surrounded on 3 sides by green fields and every villa has a panoramic field view.

The Google Location of the proposed villas is shown below. Its coordinates are 15.581518, 73.792138

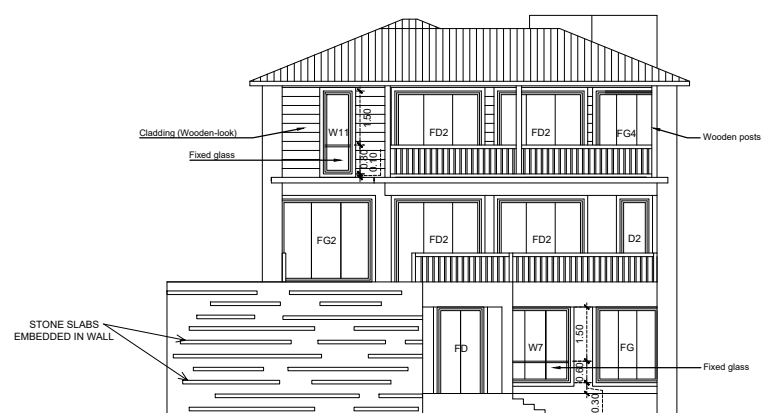


Anjuna Beach - 7.3km
Mapusa City - 2.2km
Vagator Beach - 5.1km
Baga Beach - 7km

PROJECT LAYOUT



FRONT ELEVATION



TYPE B - REAR ELEVATION

SCHEDULES OF DOOR & WINDOW					PRELIMINARY WORKING DRAWING					PROJECT: PROPOSED RESIDENTIAL PROJECT SWIRNING ROAD & COMPOUND WALL AT VERA VILLAGE, SINGAPORE	
TYPE	SIZE	SEL	INTEL	TYPE	SEL	INTEL	REVISION	DATE	BY	DATE	BY
D1	1.20 X 2.40	—	2.40	W1	1.60 X 2.40	0.90	2.40				
D1	0.90 X 2.10	—	2.10	W1	0.90 X 1.50	0.90	2.40				
D2	0.80 X 2.10	—	2.10	W2	0.80 X 2.40	REPAIR EXISTING					
FD	1.50 X 2.40	—	2.40	WS	1.00 X 2.30	0.10	2.40				
FD1	3.30 X 2.40	—	2.40	WS	1.50 X 1.50	0.90	2.40				
FD2	2.40 X 2.40	—	2.40	WS	1.50 X 1.20	0.90	2.10				
FG	1.69 X 2.10	0.30	2.40	WS	0.80 X 2.30	0.10	2.40				
FG1	1.28 X 2.10	0.30	2.40	WS	1.80 X 2.10	0.30	2.40				
FG2	2.63 X 2.30	0.10	2.40	WS	1.95 X 2.10	0.30	2.40				
FG3	1.28 X 2.30	0.10	2.40	WS	2.30 X 2.30	0.10	2.40				
FG4	1.69 X 2.30	0.10	2.40	WS	3.30 X 2.30	0.10	2.40				
FG5	1.28 X 2.30	0.10	2.40	WS1	1.90 X 2.30	0.10	2.40				
FG6	2.50 X 2.40	—	2.40	W	0.60 X 0.90	1.20	2.10				
FG7	2.32 X 2.40	—	2.40								

REVISION

DATE

BY

DATE

BY

PROJECT: PROPOSED RESIDENTIAL PROJECT SWIRNING ROAD & COMPOUND WALL AT VERA VILLAGE, SINGAPORE

1316 AT VERA VILLAGE, SINGAPORE

OWNER: ANTON & VIKTOR PROJECT

DESIGN NO.: 01-01

TYPE: PRELIMINARY DRAWING

DATE: 27/01/2018

DRAWN: TAYAN

CHECKED: SIDDHARTH

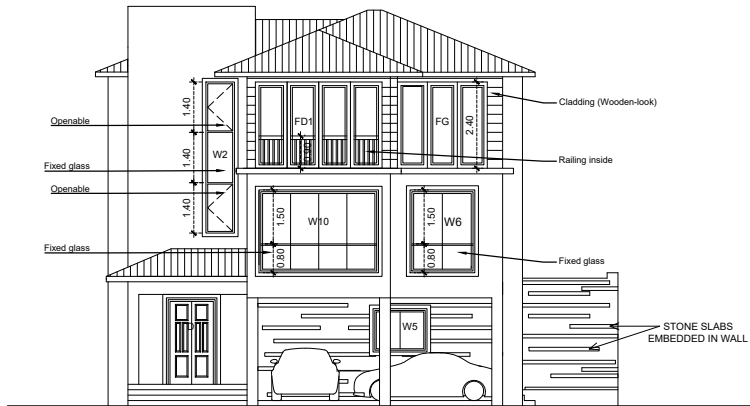
M/S ULYSIS

ARCHITECTS & ENGINEERS

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REAR ELEVATION

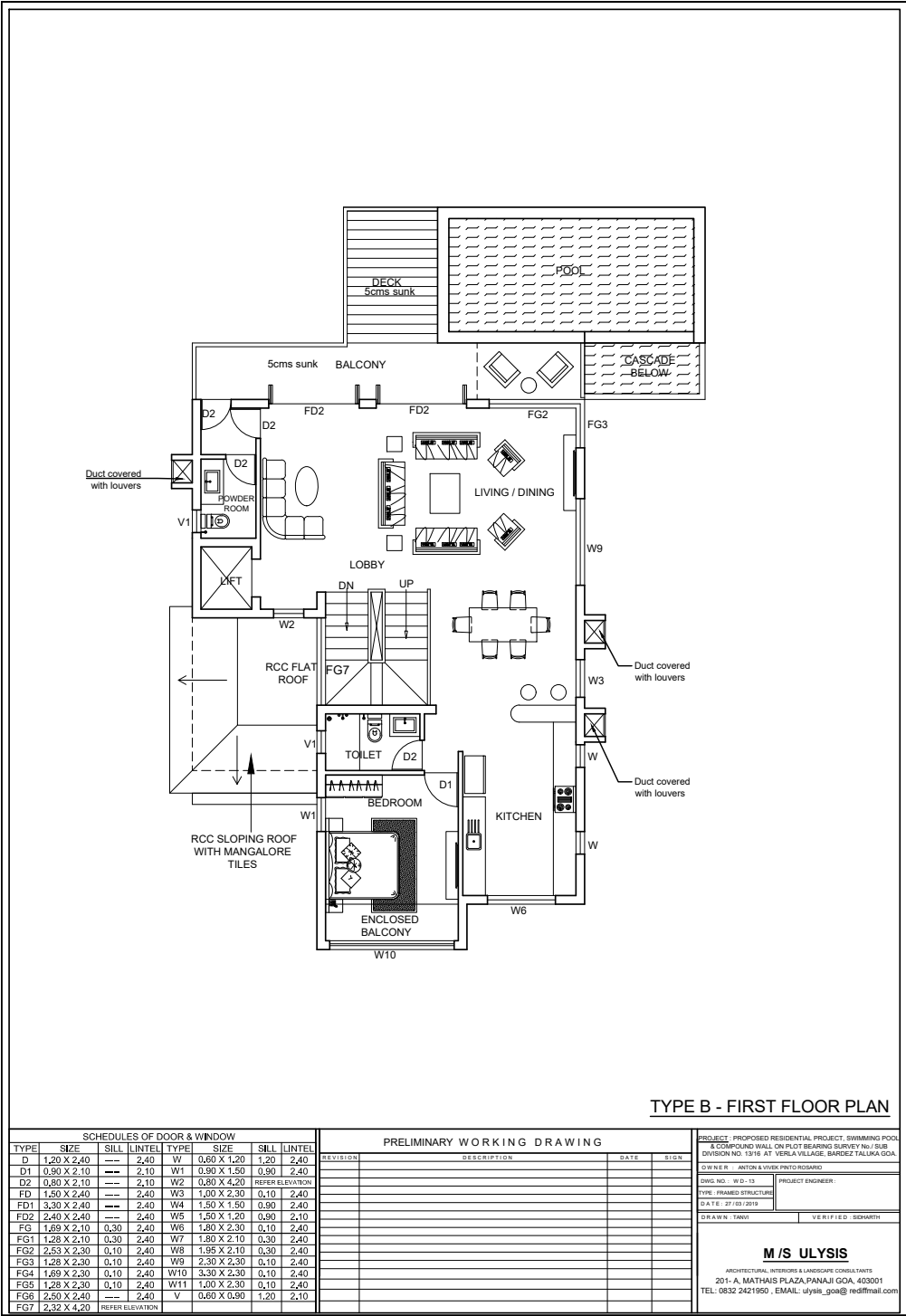


TYPE B - FRONT ELEVATION

SCHEDULES OF DOOR & WINDOW								PRELIMINARY WORKING DRAWING				PROJECT: PROPOSED RESIDENTIAL PROJECT: SWAMPING POOL & COMFORT WALL ON PLT BUILDING: SWAMPING POOL SUB BUILDING NO. 13/18 AT YERA VALLA, BARDEZ TALUKA GOA.			
TYPE	SIZE	SILL	INTEL	TYPE	SIZE	SILL	INTEL	REVISION	DESCRIPTION	DATE	BY	DATE	BY		
D1	1.00 X 2.40	—	2.40	W1	0.60 X 1.50	1.00	2.40								
D1	0.90 X 2.10	—	2.10	W1	0.90 X 1.50	0.90	2.40								
D2	0.90 X 2.10	—	2.10	W2	0.90 X 1.50	0.90	2.40								
FD1	1.50 X 2.40	—	2.40	W3	1.00 X 2.30	0.10	2.40								
FD1	3.30 X 2.40	—	2.40	W4	1.50 X 1.50	0.90	2.40								
FD2	2.40 X 2.40	—	2.40	W5	1.50 X 1.20	0.90	2.10								
FD1	1.69 X 2.10	0.30	2.40	W5	1.80 X 2.30	0.10	2.40								
F01	1.28 X 2.10	0.30	2.40	W7	1.80 X 2.10	0.30	2.40								
F02	2.53 X 2.30	0.10	2.40	W8	1.95 X 2.10	0.30	2.40								
F03	1.28 X 2.30	0.10	2.40	W8	2.30 X 2.30	0.10	2.40								
F04	1.69 X 2.30	0.10	2.40	W10	3.30 X 2.30	0.10	2.40								
F05	1.28 X 2.30	0.10	2.40	W11	1.00 X 2.30	0.10	2.40								
F06	2.50 X 2.40	—	2.40	V	0.60 X 0.90	1.20	2.10								
F07	2.38 X 2.40	—	2.40												

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FIRST FLOOR





TIMELINE

All approvals have been obtained and construction is scheduled to be completed in a 3-4 year timeframe.

PROJECT FACILITIES

- Swimming Pool in every villa.
- Elevator in every villa.
- Option to convert the 4th bedroom into a gym/entertainment area.
- Koi ponds in every villa.
- Fully landscaped gardens.
- Optional 24 Hours Power Backup for every Villa.
- Home Automation on request.
- 24 Hours Security
- CCTV Coverage

CONTACT US

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