

Aanira is a modern
construction company with traditional
values. We prioritise family & their comfort.
We believe in excellence & innovation and our
projects are built on some belief. Aanira One is
our debut project, which demonstrates our
level of expertise and originality.

4 BHK
A LEGACY FOR GENERATIONS



ARCHITECTURE IS THE

LANDSCAPE WE FEEL



Landscaping and flora are becoming increasingly important in metropolitan homes. We carefully design and create our green areas to make our families to stay close to nature.

- Lawn area 80 Sq. Mt.
- 1.5 Mt. Wide long Walkway
- Stunning Sculptures



ARCHITECTURE IS THE

LUXURY WE DESIRE



We offer opulent interiors. Thoughtfully designed bedrooms and living spaces that radiate luxury. Making the 'Aanira One' way of life grander.

- Huge Drawing Room 17'0" x 12'0" • Spacious Living Room 16'4" x 16'0"





ARCHITECTURE IS THE

NIRVANA WE BREATHE IN



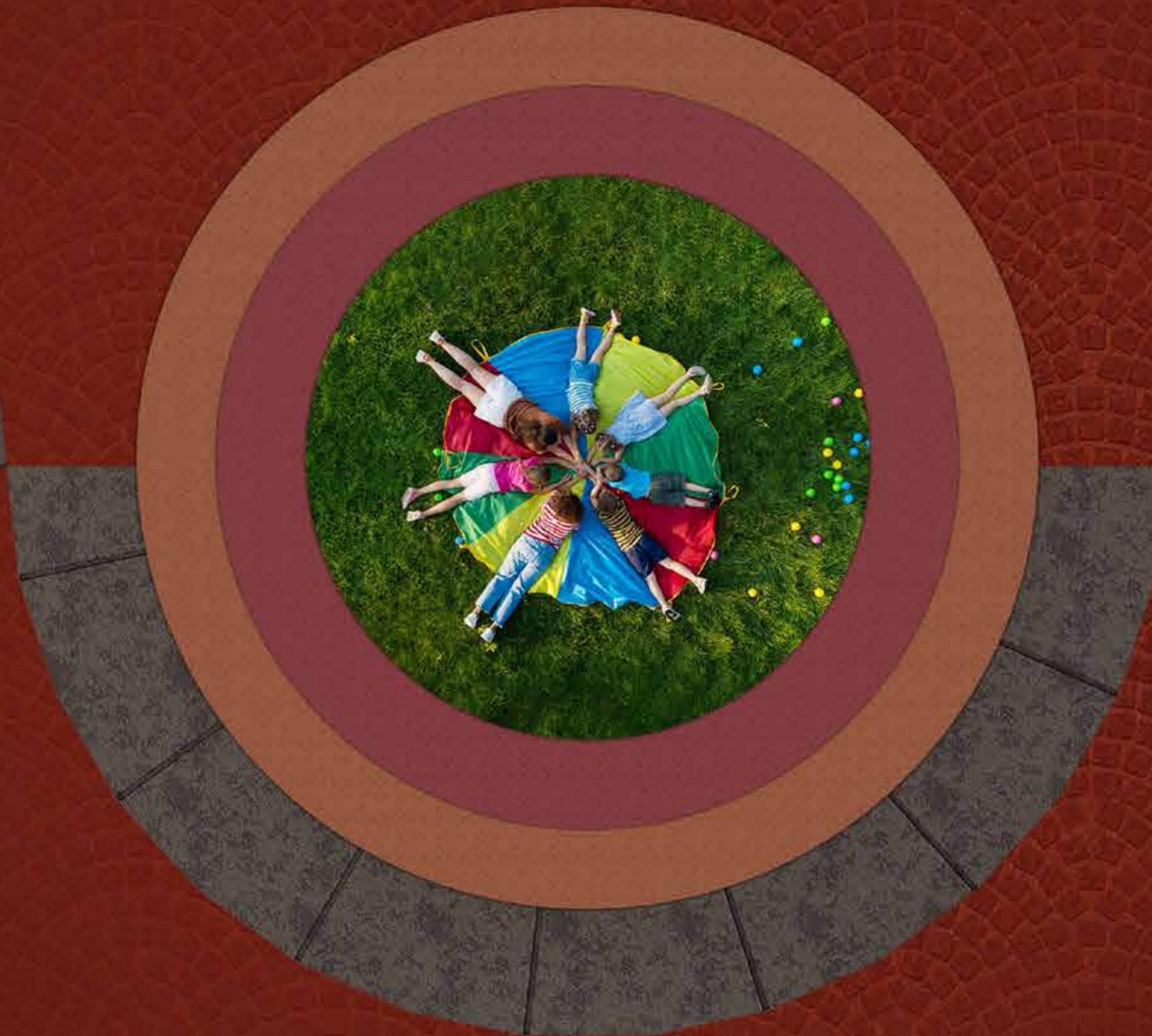
Delightful balcony views that will intrigue and refresh you every day.
A source of fresh air, as well as proper airflow and ventilation to keep
your family happy and healthy on the inside.

- Expansive Balcony 6'0" x 16'0" • Great View



ARCHITECTURE IS THE

COMFORT WE CRAVE



The first thing that sets Aanira One apart from the others is its amenities. It has a bunch of great features which make an excellent lifestyle possible.

- Greener Surroundings
- Aminites for all ages
- Lavish Features





LOOK
DEEP INTO
NATURE



RELAXING SIT-OUTS WITH A
SLOPING ROOF GAZEBO



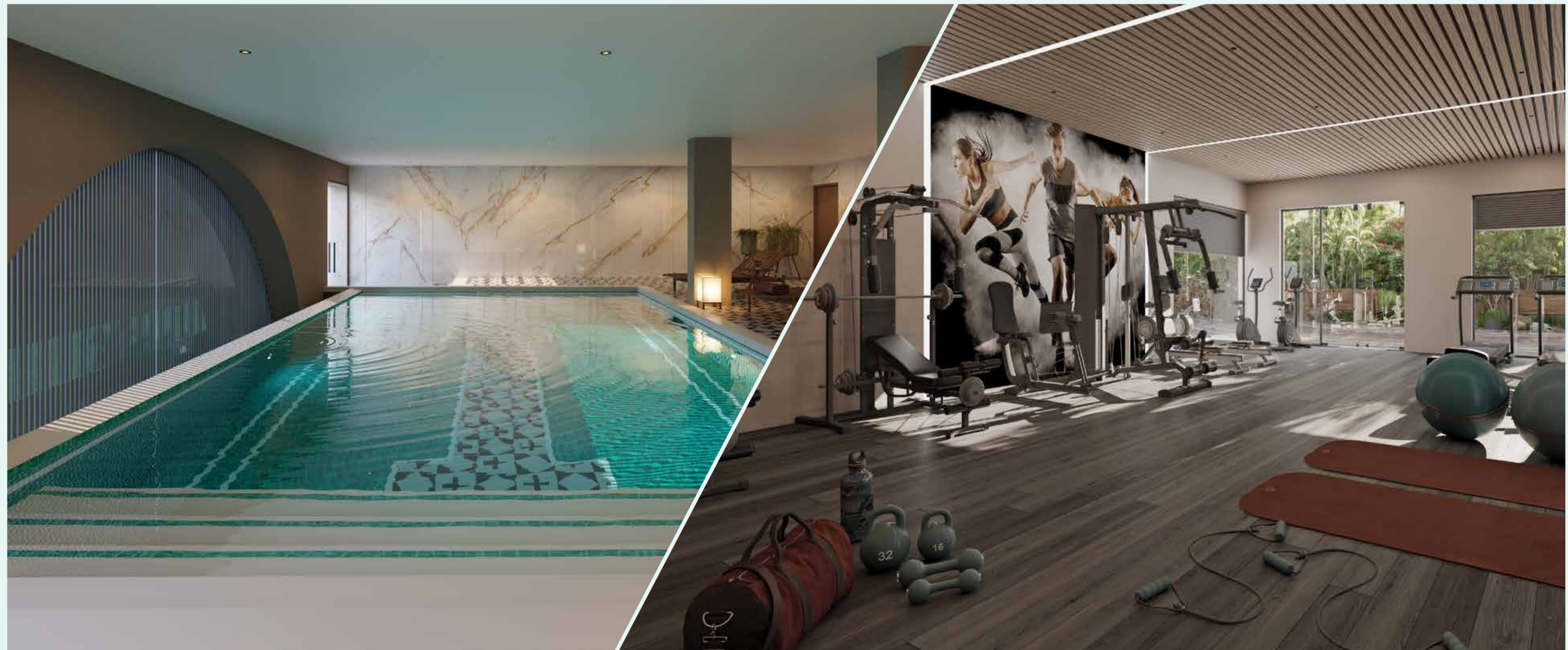
TAKE A LITTE STEP
FOR HEALTH EVERYDAY

REJUVENATE YOUR EVENINGS WITH FUN
INDOOR GAMES



CHILDREN'S PLAY AREA
FOR WHOLESOME AND SAFE NURTURING

ADDED SIT-OUTS AT THE
SWIMMING POOL

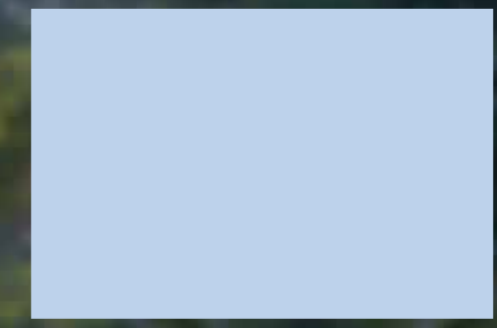


GYM
FULLY EQUIPPED WITH OTHER FACILITIES

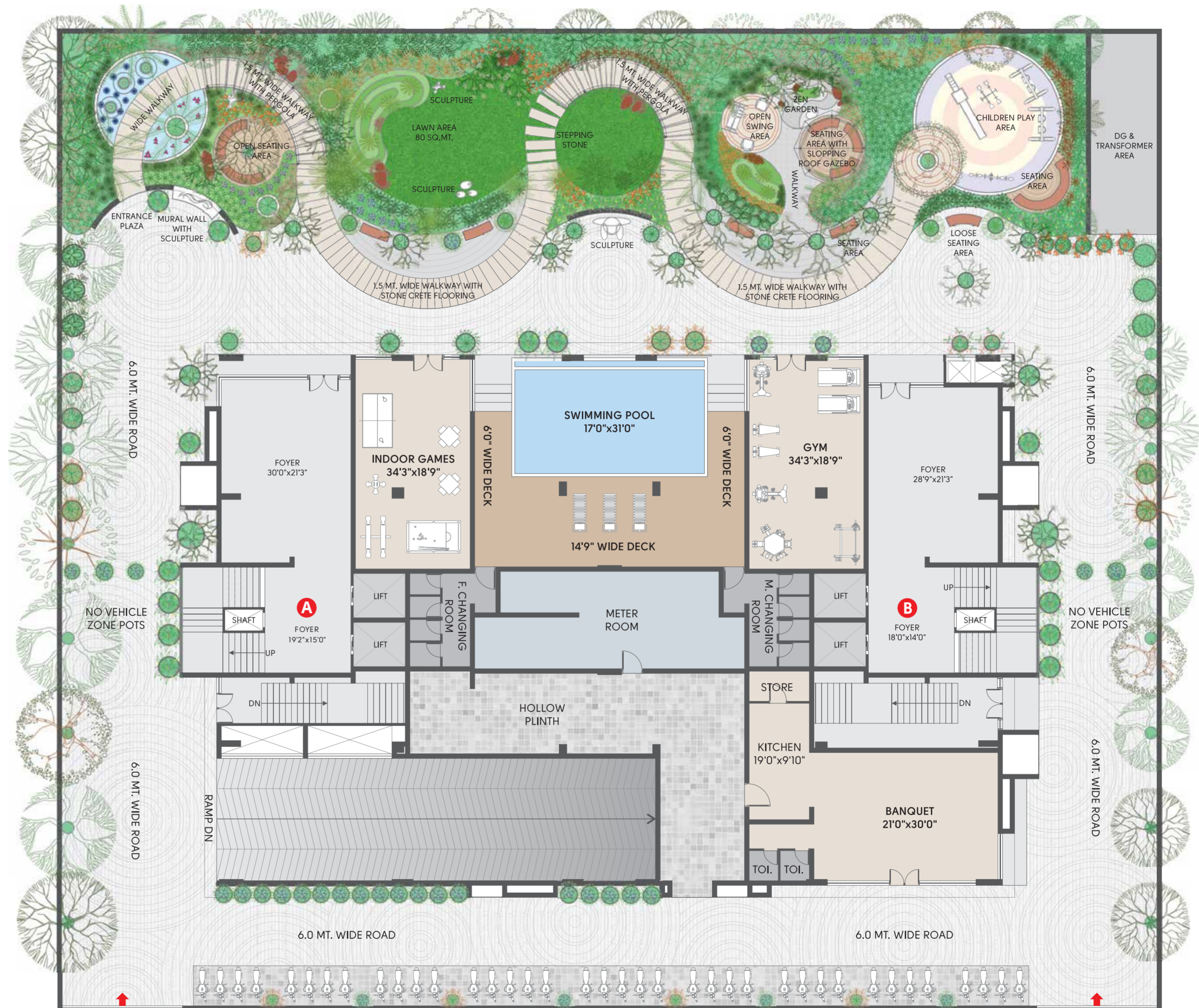


ENJOY
THE
NIGHT
VIEW
AT

ANIRA
One



GROUND FLOOR



MAIN ENTRY/EXIT

SECONDARY ENTRY/EXIT

18.00 MT. WIDE T.P.S ROAD

FIRST FLOOR



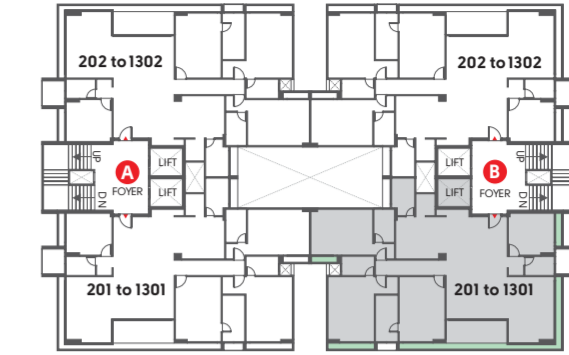
TYPICAL FLOOR (2nd to 13th Floor)



TERRACE PLAN



UNIT PLAN



BASEMENT 1



BASEMENT 2



SPECIFICATIONS

WINDOWS

Aluminum sliding windows with DGU glasses

FLOORING

High-quality premium flooring in living, dining & bedrooms

WALL FINISH

Inside single coat mala plaster with wall putty
& outside double coat mala plaster

KITCHEN

Granite top platform with S. S. Sink designer glazed tiles

DOORS

Flush door with plywood frame

ELECTRIFICATION

Premium branded switches with FR wires

BATHROOM

Premium CP fittings and sanitary ware
(Kohler or equivalent brand)

BALCONY

Anti-skid performance tile

WASH AREA

Anti-skid performance tile or stone



LANDSCAPE
ZENITH DESIGNER – Viral Modi

DEVELOPER
V.R. Buildcone

ARCHITECT
9th Street – Sourabh Verma

STRUCTURE
SHREEJI – Ketav Joshi

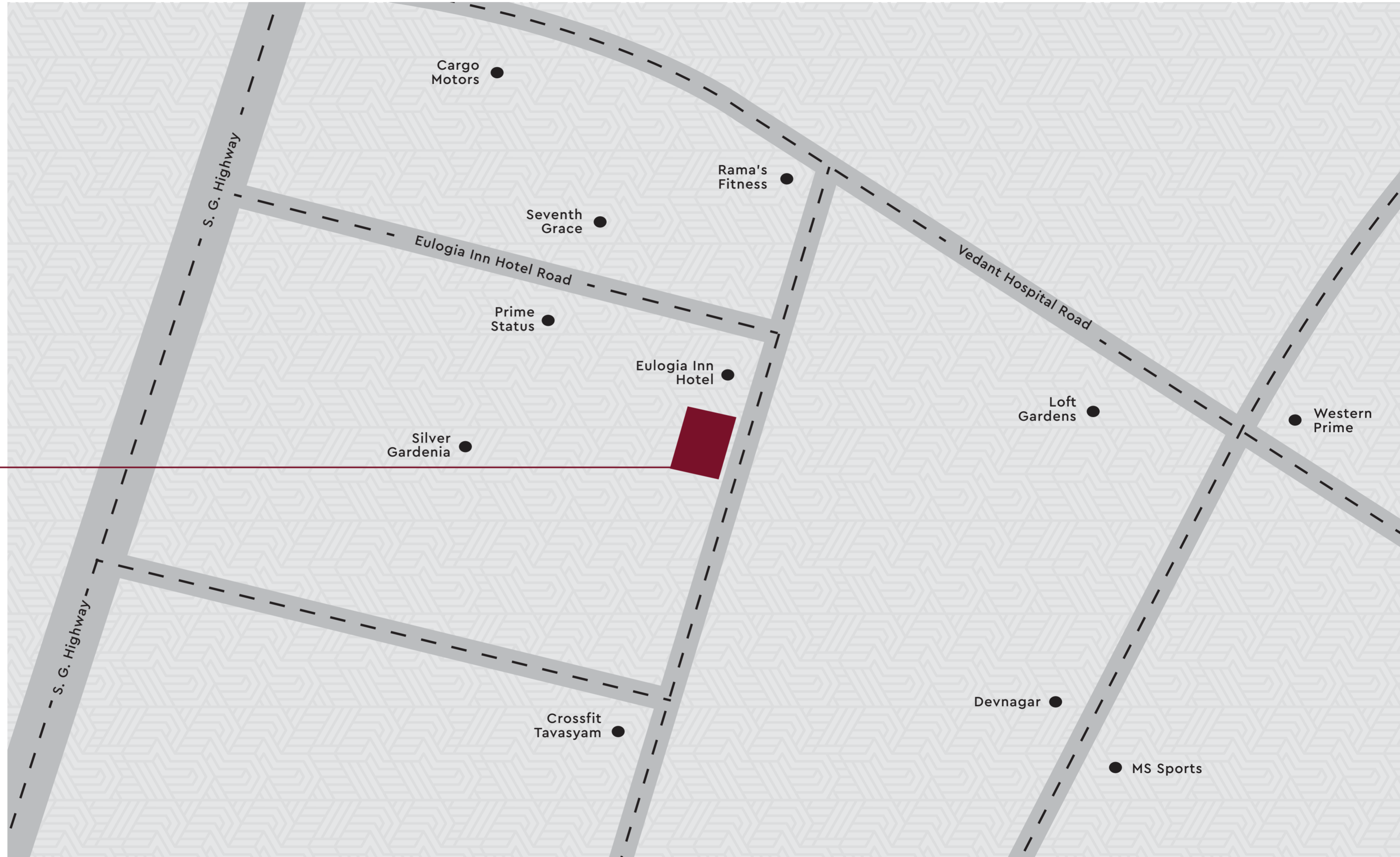
MEP CONSULTANT
TRANSENERGY – Shashinshah



4 BHK
A LEGACY FOR GENERATIONS

Nr. Elogia Inn Hotel,
Vedant Hospital Road, Gota.

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Disclaimer

Changes in elevation shall not be allowed to be done by members of society. All the government & semi-government charges like stamp duty, GST, and any other tax by state or central government shall be borne by members. Legal documentation charges and Advance maintenance shall be borne by the members separately.

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