



DISCOVER
URBAN LUXURY
AT ITS FINEST



— MADHURAM —
PRIME

3 BHK APARTMENT & SHOPS



— WELCOME TO —



— MADHURAM —
PRIME

WHERE TIMELESS ELEGANCE MEETS MODERN LIVING.
NESTLED IN THE HEART OF CITY.

Our exclusive development redefines luxury and convenience.
Explore the epitome of comfort with our meticulously designed
3-bedroom apartments that seamlessly blend sophistication and functionality.
The ground floor presents a unique opportunity
with versatile commercial spaces, ideal for shops and businesses.

RADIANT DAYLIGHT
**A Symphony of
Modern
Architecture**

Revel in the brilliance of daylight as Madhuram Prime's contemporary design captivates under the sun's gentle glow.



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PRIME





A GRAND WELCOME
Gateway to Luxury Living



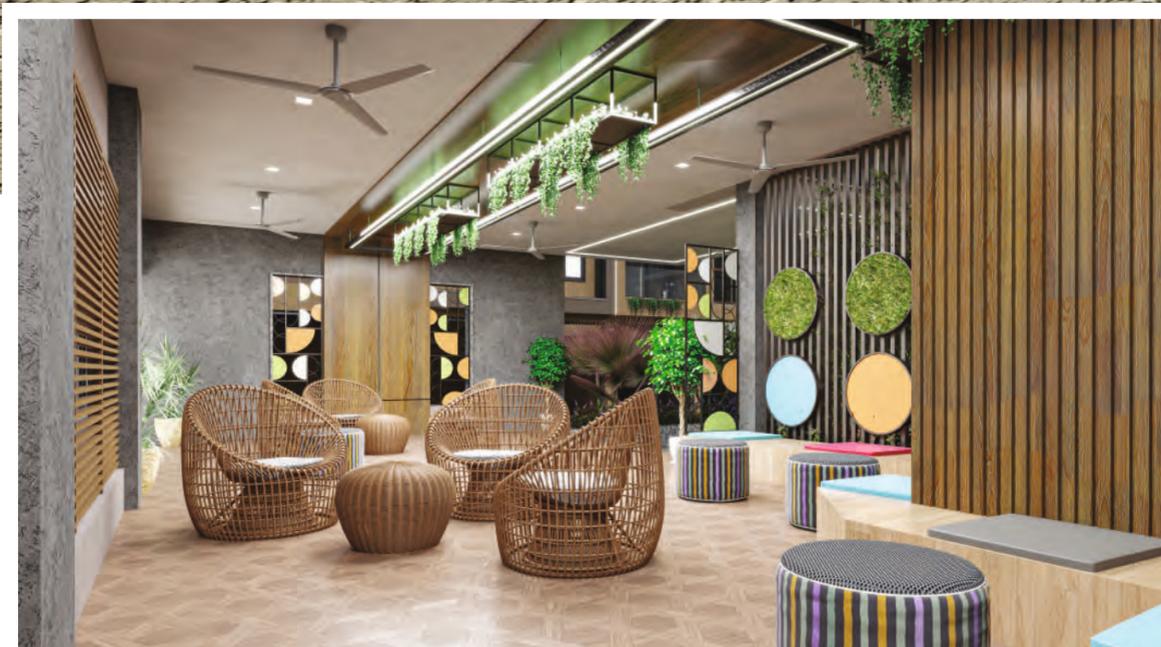
— MADHURAM —
PRIME

CLUBHOUSE RETREAT
Unwind in
Opulent
Surroundings

Immerse yourself in luxury at
Madhuram Prime's lavish clubhouse,
offering a haven of relaxation and leisure.



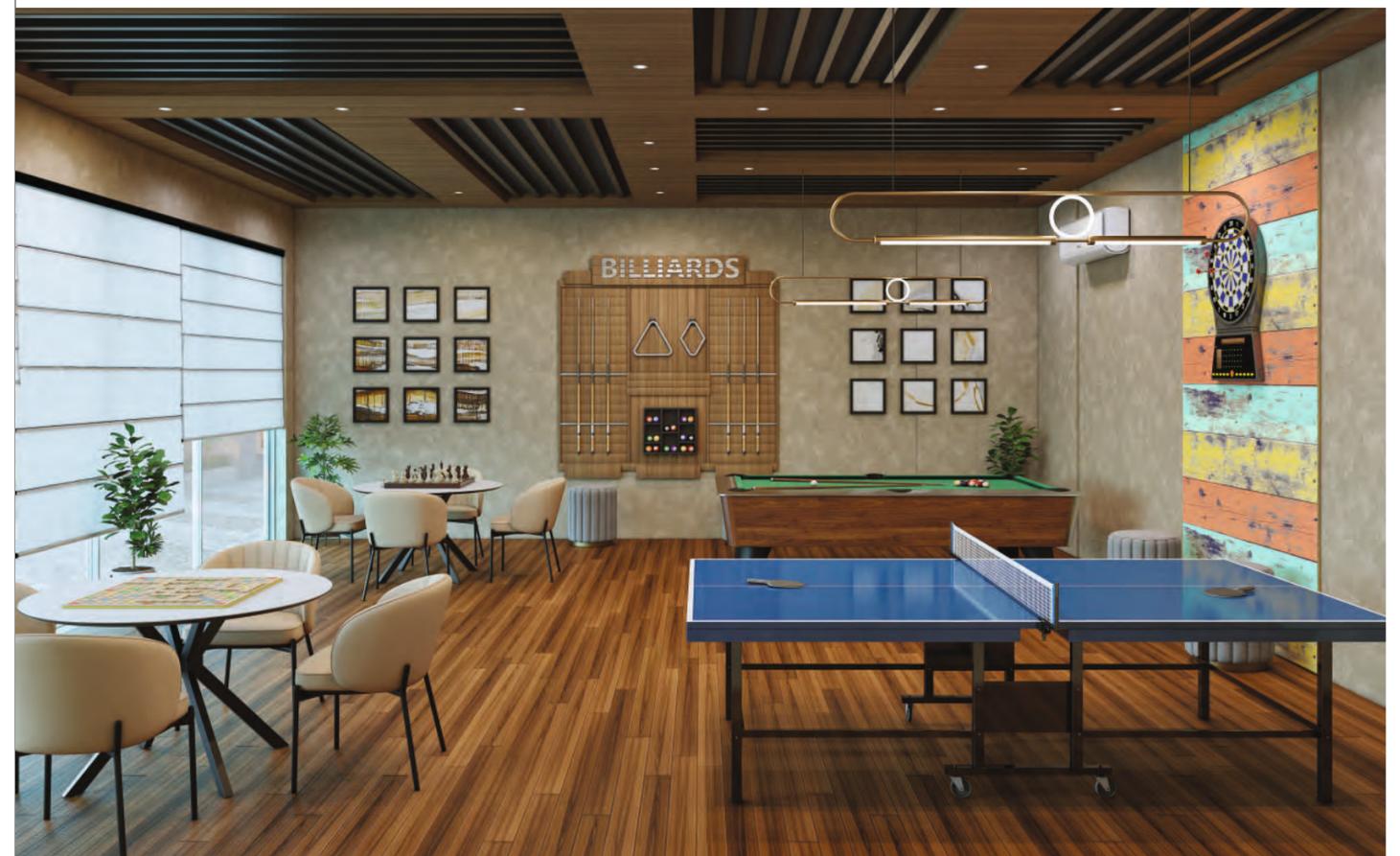
Energize and Unwind
**Embrace
Fitness and Comfort**
at the Gymnasium and Cozy Seating Area





Tranquility and Playfulness
**Explore the
Library Haven and
Indoor Games**

Delight in an array of luxurious amenities at Madhuram Prime's indoor facilities, designed for the ultimate indulgence.



ELEGANT FOYER

A Prelude to Luxury Living

Set foot into elegance as Madhuram Prime's foyer welcomes you with its tasteful ambiance and refined decor.



First Floor Plan



— MADHURAM —
PRIME
 30.00 MT. WIDE ROAD



Typical Floor Plan

2ND TO 14TH



— MADHURAM —
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30.00 MT. WIDE ROAD



30.00 MT. WIDE ROAD

Typical Unit Plan



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 30.00 MT. WIDE ROAD

Basement 1



Basement 2



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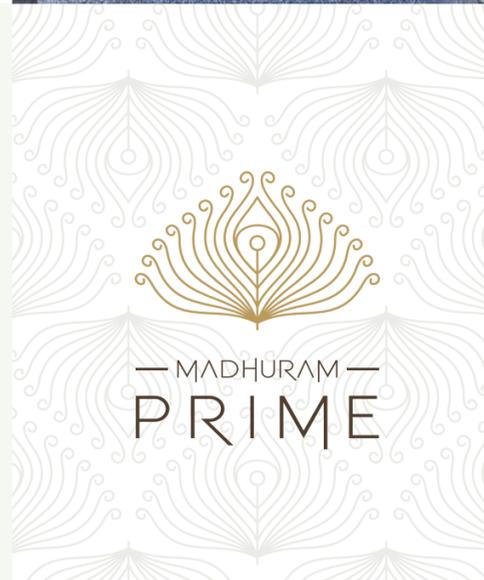


52 CAR

30.00 MT. WIDE ROAD



30.00 MT. WIDE ROAD



Developers Note:

The brochure is for the easy presentation of the Project. It should not be considered as a part of the legal documents. For further information regarding the Project

The member / customer is requested to check the details on RERA website or at the Developer's office before going ahead with the booking. The furniture and fixtures, electrical appliances and other loose items shown in the brochure are only for illustrative purposes and do not form a part of the standard product on sale.

The Promoter / Developer reserves the right to make changes in the Project, its amenities and specification as may be suggested by the Project Architect or the Structure consultant and any such changes made shall be binding on the customers/ members of the project.

The Promoter / Developer reserves the right to make minor onsite changes during the course of construction and such changes shall be binding on all the members / customers of the Project

The dimensions shown in the brochure are approximate and calculated from unfinished surfaces and are rounded off to nearest whole number.

The carpet area mentioned is calculated as per the provisions of the RERA Act with the help of AutoCAD software.

The images (interior and exterior views) in the brochure are computer stimulated graphics for representational purpose and are subject to errors and omissions.

The images used may be stock images or images based on the architectural plans of the Project. They shall not be construed as actual depictions of the Project.

The north direction shown in the brochure is approximate and can be erroneous.

The Member / Customer is expected to verify the same personally before going ahead with the booking.

The Key Plan in the Brochure is not to scale and does not depict the exact location of the Project or the connecting road network or other abutting structures or landmarks. It is only for representation purpose and gives a rough idea about the approximate location of the Project.

The Member / Customer is requested to visit the Project site and check the physical location of the Project and its surroundings before going ahead with the booking.

Amenities & Features

 WELL EQUIPPED GYMNASIUM	 AMPLE PARKING	 LANDSCAPED GARDEN	 24 X 7 SECURITY WITH CCTV SURVEILLANCE
 CHILDREN PLAY AREA	 SIT-OUT WITH WOODEN DECK	 DECORATIVE STREET LIGHT	 POWER BACKUP
 LIBRARY AREA	 DESIGNED FOYER	 24 HRS WATER SUPPLY	 SOCIETY OFFICE
 FIRE SAFETY	 DOUBLE BASEMENT	 INDOOR GAMES	 AUTOMATIC ELEVATOR
 BANQUET HALL	 SENIOR CITIZEN SEATING	 WATER CASCADE WITH WATER FOUNTAIN	 SOLAR ROOFTOP

Specifications

STRUCTURE
Earthquake resistant R.C.C. frame structure as per new by laws.

FLOORING
Vitrified tiles for entire flooring in all apartments.

WALL FINISH / ELEVATION
External double coat mala plaster with texture & acrylic paint.
Internal mala plaster with wall putty.

DOORS & WINDOWS
Decorative main door and other flush doors with both side colour.
All windows in aluminum section with granite frame.

KITCHEN
Mirror polished vitronite slab with SS sink,
designer glazed tiles up to lintel level.

ELECTRIFICATION
Branded ISI modular switches with
concealed copper wiring and adequate number of points.
MCB distribution panel.

PLUMBING
ISI CPVC and UPVC pipes for water supply,
PCV & SWR pipes for solid waste and drainage systems.

TOILET
Designer tiles on floor and walls up to lintel level.
Branded sanitary & bath fittings.

TERRACE
Brick-bat concrete with china mosaic for heat reflection and thermal insulation.

FIRE SAFETY
Fire Safety System Facilities

DISCOVER YOUR URBAN HAVEN

Ideal Living in Prime Locale

Uncover your urban oasis amidst the convenience of a prime locale at Madhuram Prime.



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DEVELOPER
MADHURAM GROUP

ARCHITECT
ALPESH JADAV - DESIGN CIRCLE

STRUCTURAL CONSULTANT
BIPINBHAI AGRAWAL

www.gujrera.gujarat.gov.in
RERA NO.: