



Developers: M H Infra projects

Site: Citadel Commercial hub, B/H. Bharat Petrol Pump.
Vishwas colony, Alkapuri, Vadodara 390007.

M.: +91 99251 11337
E-mail: xioxioxi@gmail.com



PREMIUM
SHOWROOMS





BUSINESS REDEFINED

Step into the world of business success

where every corner whispers luxury and sophistication. Discover an opulent enclave meticulously crafted for dynamic growth, boasting large retail spaces and plush offices. With its timeless elegance and unparalleled service, Citadel sets the standard for elevated shopping and workspace experiences.





A BLEND OF AESTHETICS AND FUNCTIONALITY

At Citadel a grand elevation ensures urban sophistication meets natural allure. Exposed bricks and panoramic glass display seamlessly blend with lush green landscaping, creating a captivating fusion of modernity and nature. Step into a space where innovation thrives amidst the harmony of industrial charm and verdant beauty.



A HARMONY OF DESIGN AND DETAILS

Embark on a journey through a visionary space, where form meets function in perfect harmony. Retail spaces beckon with captivating allure, drawing footfall effortlessly, while offices, nestled atop, offer privacy and serenity. Luxurious interiors grace every inch, ensuring an experience of opulence and refinement at every turn.





UNBEATABLE VALUE

- Modern Architecture
- Road-Facing Retail Units
- Multiple Size Range
- Premium Interiors

SPECIAL FEATURES & FACILITIES

- S.S. Finished Automatic Elevators
- 100% power backup for lift & essential common utilities like common lighting
- Provision for one water/Drainage point for each unit at particular location as per design only
- Large Concrete/Paved instant parking on GF area and double basement parking
- CCTV camera at strategic locations for enhanced security
- Solar System for lift and common areas
- Attached Washrooms in Every Unit
- Roof Top Cafeteria & Restaurant For Business Explore With Gazebo & Meeting Lounges

BASEMENT FLOOR PLAN



GROUND FLOOR PLAN

SHOWROOM NO.	AREA	C.AREA	S.B.AREA
01	80'-7½" X 21'-1½"	1710.70	2993.73
02	80'-7½" X 20'-9"	1680.47	2940.82
03	64'-3" X 20'-9"	1327.19	2322.58
04	64'-3" X 21'-1½"	1364.78	2388.37

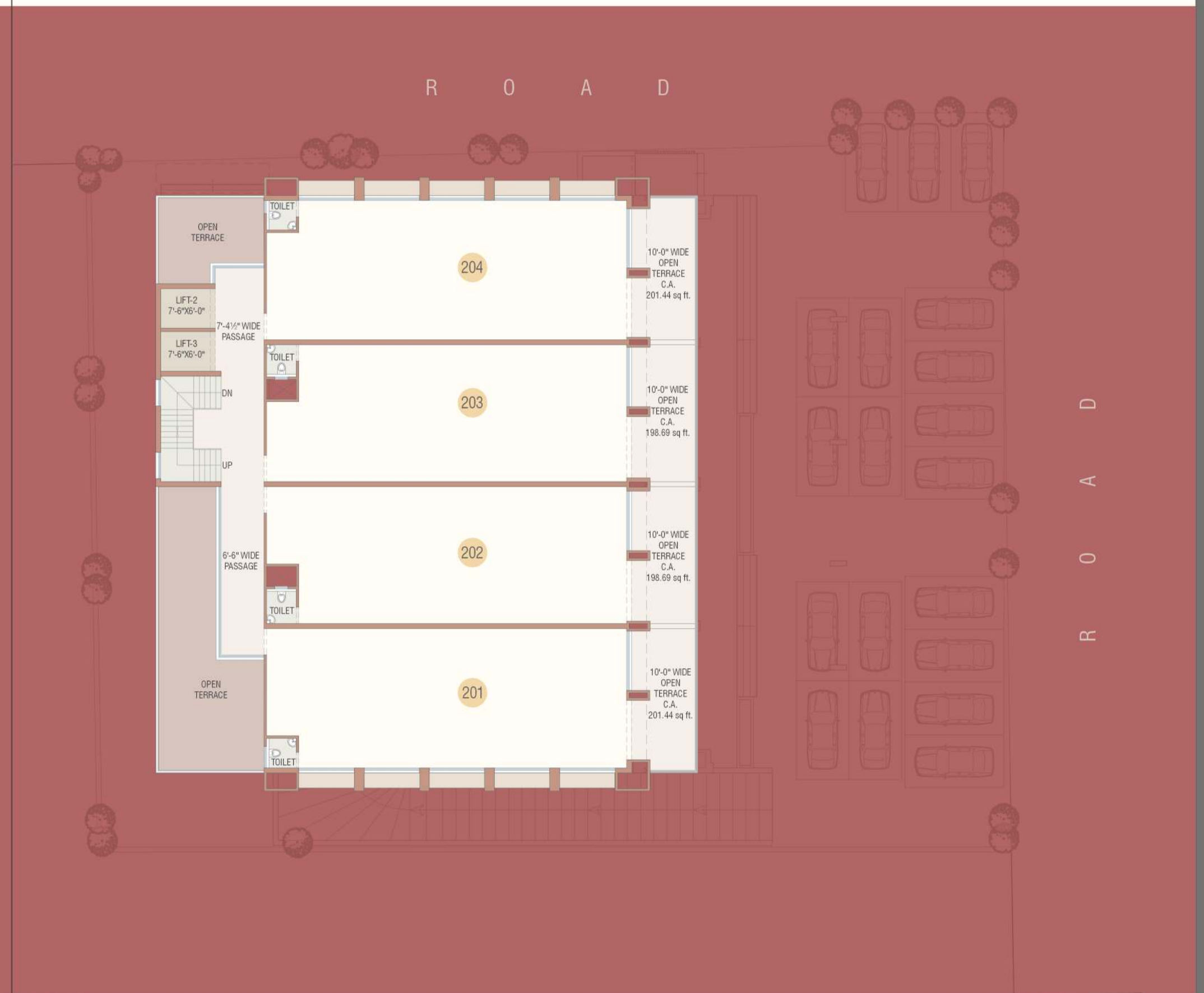
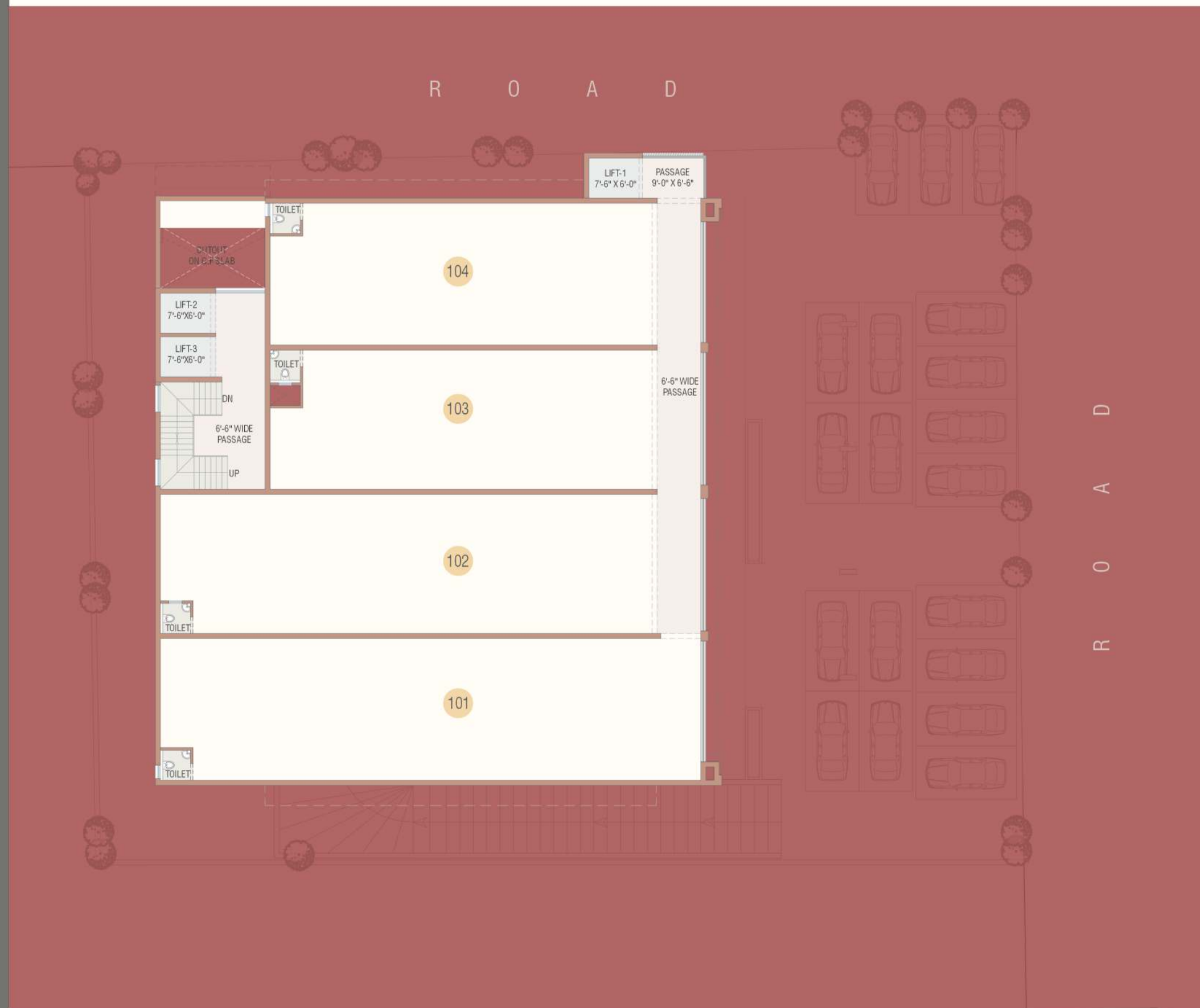


FIRST FLOOR PLAN

SHOWROOM NO.	AREA	C.AREA	S.B.AREA
101	80'-7½" X 21'-1½"	1703.20	2980.60
102	74'-1½" X 20'-9"	1538.09	2691.66
103	57'-9" X 20'-9"	1184.81	2073.42
104	57'-9" X 21'-1½"	1219.97	2134.95

SECOND FLOOR PLAN

SHOWROOM NO.	AREA	C.AREA	S.B.AREA
201	54'-7½" X 21'-1½"	1155.45	2022.04
202	54'-7½" X 20'-9"	1121.47	1962.57
203	54'-7½" X 20'-9"	1121.47	1962.57
204	54'-7½" X 21'-1½"	1155.45	2022.04

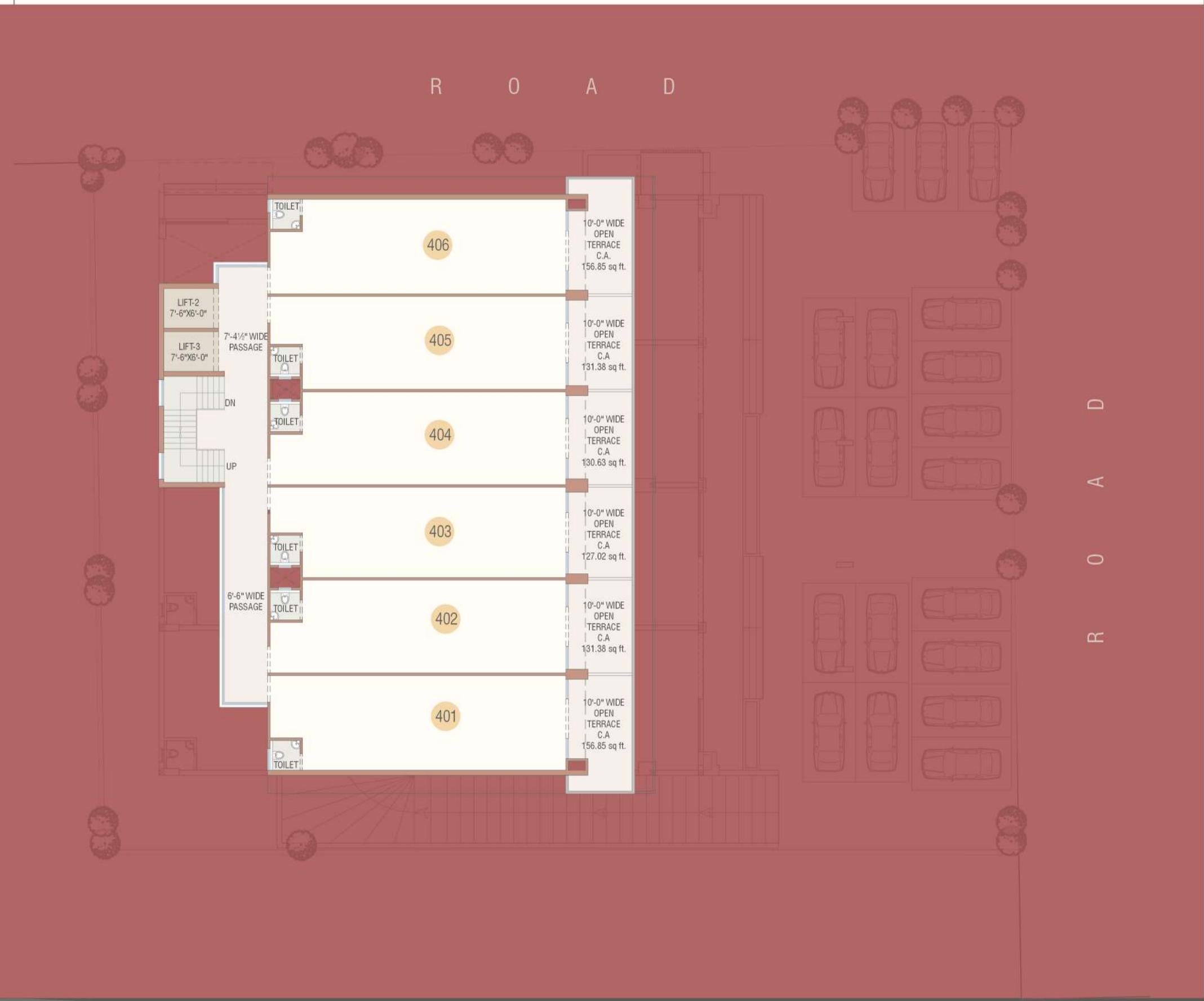
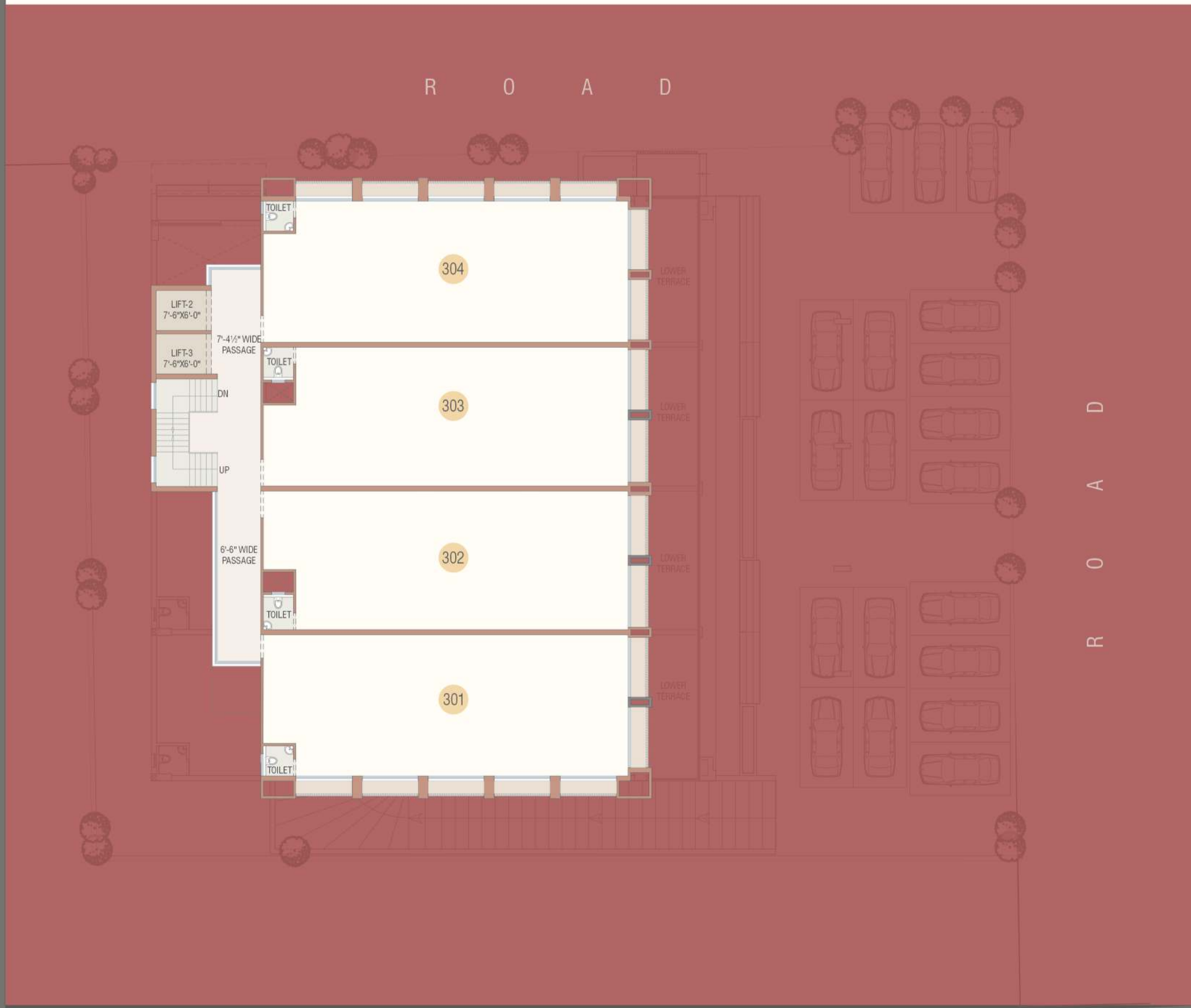


THIRD FLOOR PLAN

SHOWROOM NO.	AREA	C.AREA	S.B.AREA
301	54'-7½" X 21'-1½"	1155.45	2022.04
302	54'-7½" X 20'-9"	1121.47	1962.57
303	54'-7½" X 20'-9"	1121.47	1962.57
304	54'-7½" X 21'-1½"	1155.45	2022.04

FOURTH FLOOR PLAN

OFFICE NO.	AREA	C.AREA	S.B.AREA
401	44'-7½" X 14'-3"	637.41	1115.47
402	44'-7½" X 14'-0"	621.19	1087.08
403	44'-7½" X 13'-7½"	621.19	1054.85
404	44'-7½" X 14'-0"	621.19	1087.08
405	44'-7½" X 14'-0"	619.50	1084.13
406	44'-7½" X 14'-3"	637.41	1115.47

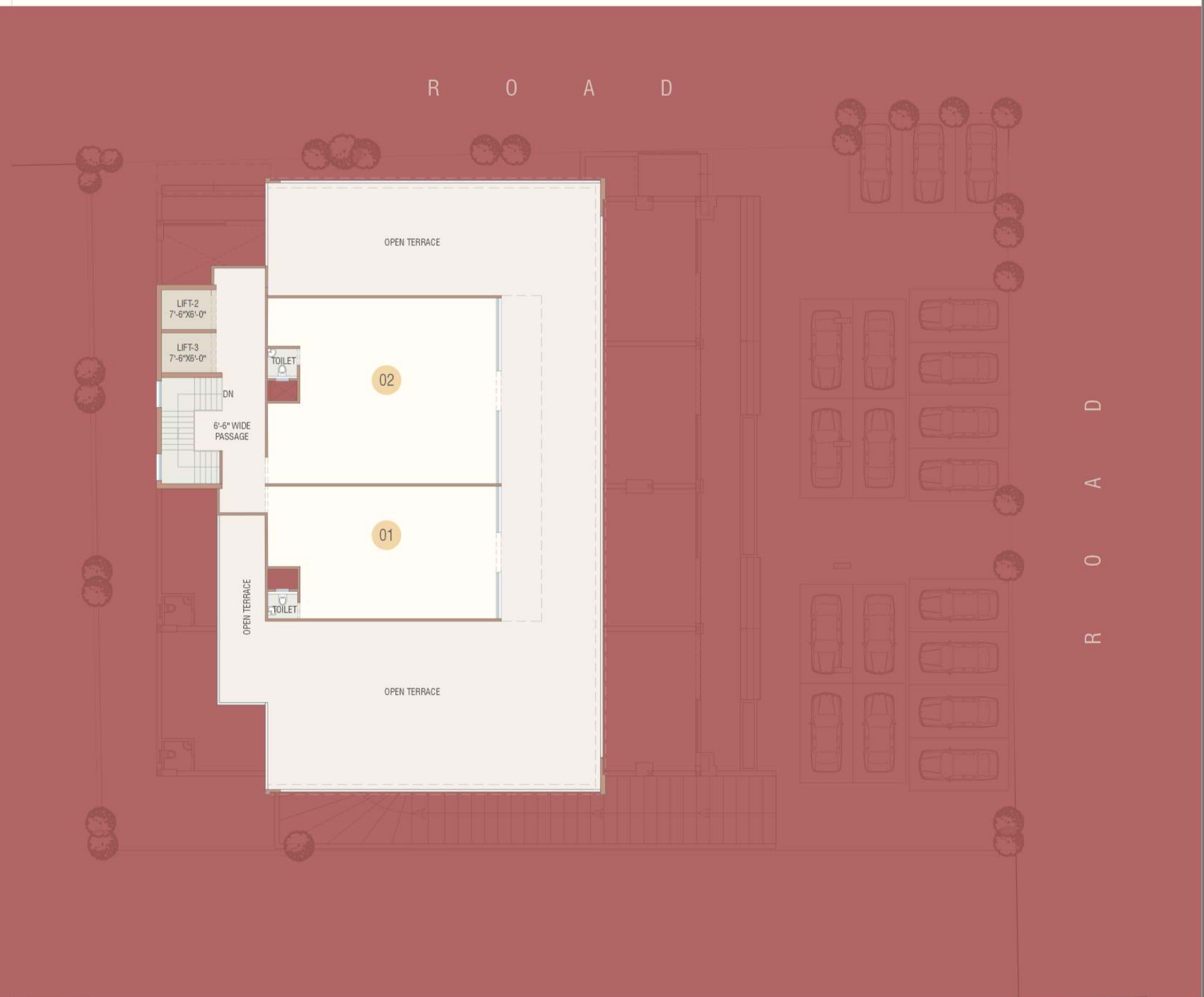
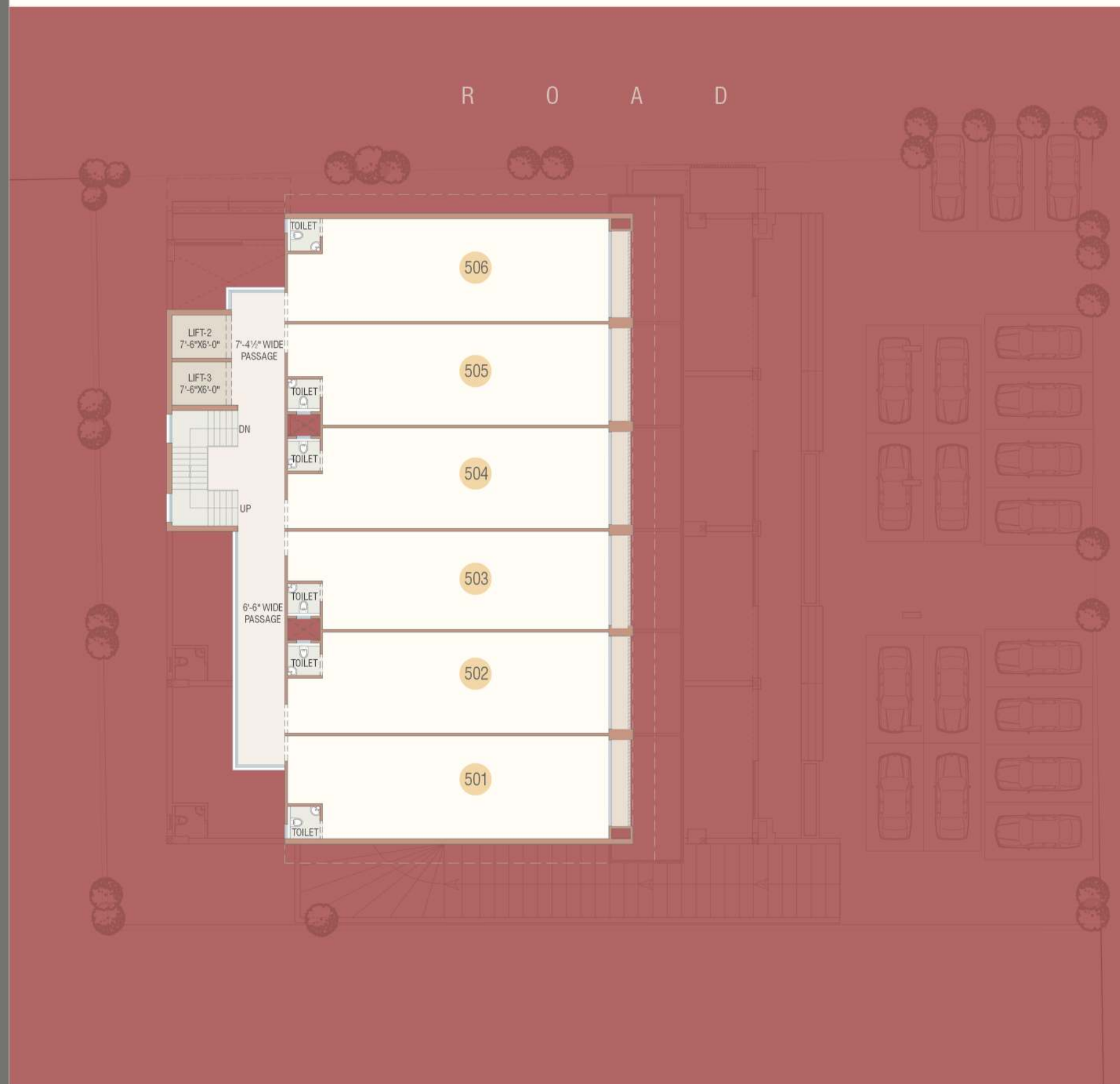


FIFTH FLOOR PLAN

OFFICE NO.	AREA	C.AREA	S.B.AREA
501	44'-7½" X 14'-3"	637.41	1115.47
502	44'-7½" X 14'-0"	621.19	1087.08
503	44'-7½" X 13'-7½"	602.77	1054.85
504	44'-7½" X 14'-0"	621.19	1087.08
505	44'-7½" X 14'-0"	619.50	1084.13
506	44'-7½" X 14'-3"	637.41	1115.47

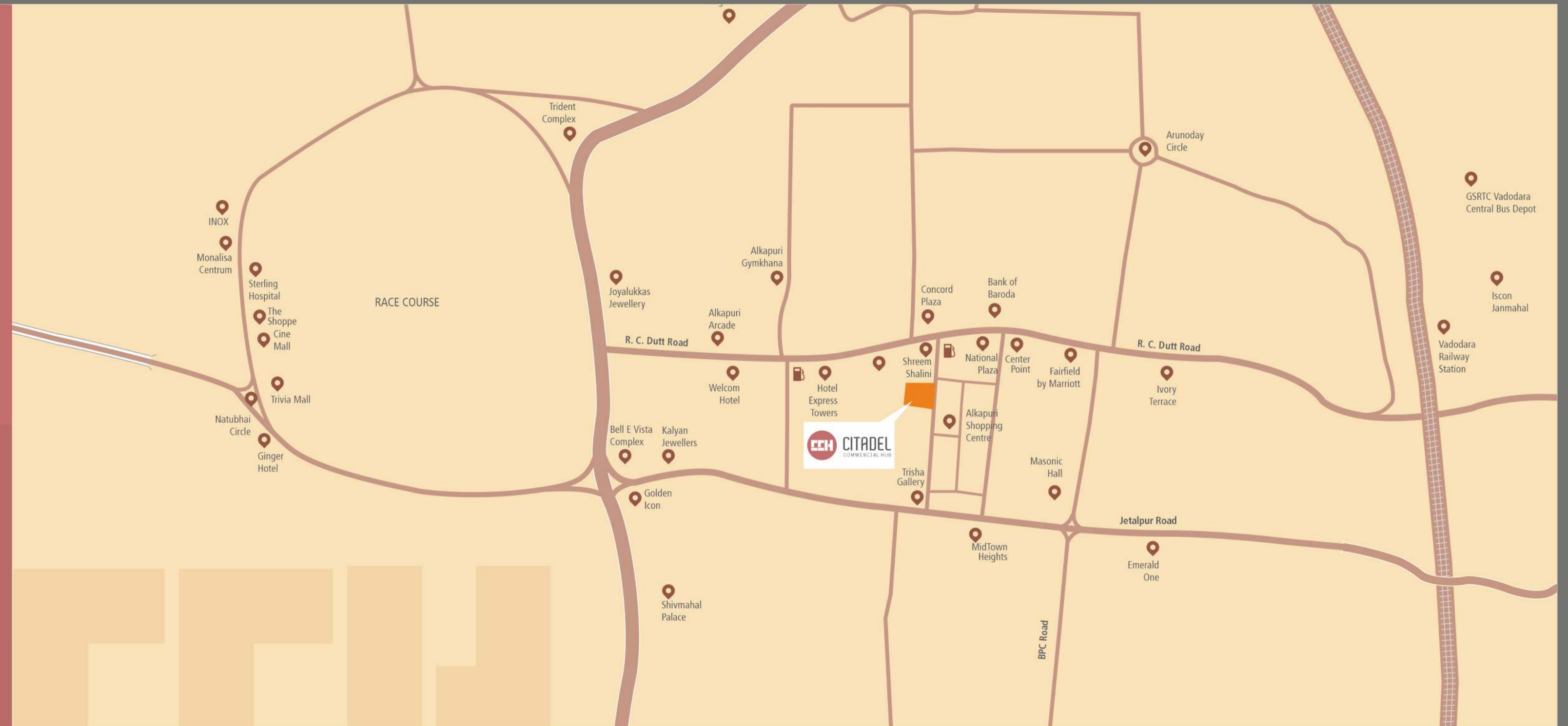
SIXTH FLOOR PLAN

HALL NO.	AREA	C.AREA	S.B.AREA
01	34'-6"X19'-10½"	673.69	1178.96
02	34'-6"X28'-1½"	958.31	1677.04



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SPECIFICATIONS

Structure & Wall Construction

- Earthquake resistant RCC framed structure design, Internal & External masonry work with brick/block.
- Internal wall with lapi & primer and external wall with weather proof paint over double coat plaster.

Doors & Windows

- Flush door with both side laminate & safety locks / M.S. Rolling shutter with colour.
- Powder coated aluminum sliding / glazing openable window.

Flooring & Wall Cladding

- Vitrified tile flooring with skirting in all units.
- Natural Stone / Vitrified Tile / Tremix Concrete flooring in common area.

Electrification

- Sufficient electric points with concealed wiring along with modular switches of Anchor or equivalent with one AC/TV/Internet Point in each unit.
- Provision for three phase meter on demand at extra cost.
- Exterior glazing & ACP Work as per architect's design only.

SCAN FOR LOCATION



Disclaimer: All plans are subject to amendments and approval by the relevant authorities. All photography and computer imagery are artist's impression and are provided for illustrative and indicative purposes only. While every reasonable care has been taken in providing this information, the developers cannot be held responsible for any inaccuracy. Subject to Vadodara Jurisdiction.

Payment Schedule: 20% Booking | 10% on Basement | 10% on Ground Floor | 10% on 1st Floor | 10% on 2nd Floor | 05% on 3rd Floor | 05% on 4th Floor | 10% on 5th Floor | 05% on 6th Floor | 05% on Installation of Door / Shutter | 05% on Finishing | 05% Before Possession

RERA No.: PR/GJ/VADODARA/VADODARA/Others/XIIXII0000/000000

RERA Website: www.gujrera.gujarat.gov.in