

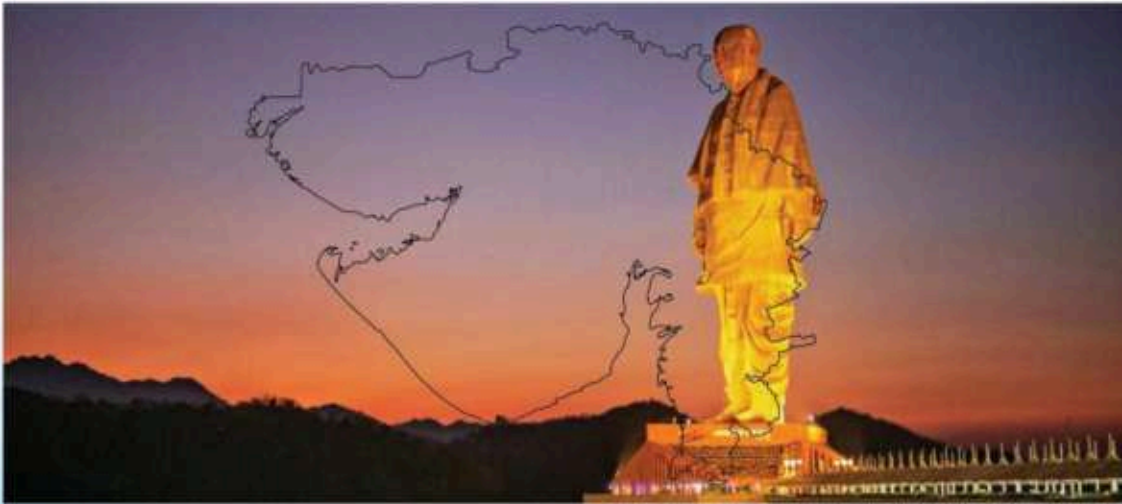
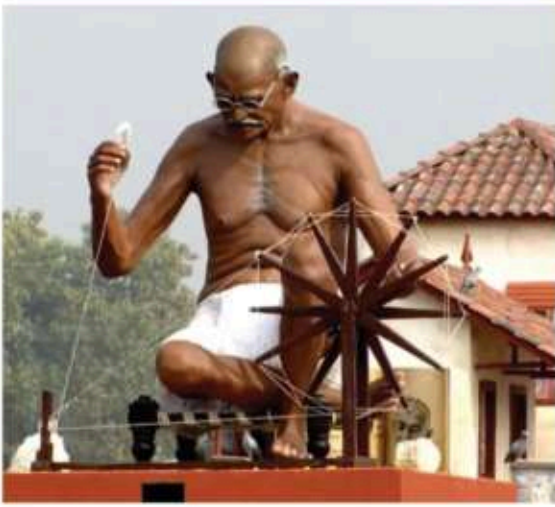
*Aneri
Green City & Resort*

*Is now only
The happiness terminus*



Plots ~ Farm Houses ~ Villas ~ Weekend Homes

Live Beyond Imagination



JOIN THE GROWTH STORY OF GUJARAT

In just the last decade, India has surged ahead in the development of infrastructure and all other sectors, along with the industrial arena and so has Gujarat.

Gujarat has witnessed a paradigm shift in its development in all the above sectors and has contributed in a major way by matching the footsteps of the pan India development. The credit of this growth story goes to the enterprising spirit of the people of Gujarat.

You too can join this impressive growth story of Gujarat. Aneri Green City & Resort offers you such a magnificent opportunity. It is situated on the route of Ahmedabad - Rajkot six lane highway (NH8A) just close to Kensville (The International Golf Club) & Education Park. Create & near highly developed area, this is the project that opens the doors to prosperity.

Making your decision easier, we've chosen the best for you

A good location is a key decision at the time of buying a property. We identified location advantages in order to help you in taking decisions. Development in this part is eye-catching in the last few years.

This has been one of the fastest developing stretches around Ahmedabad. It has been marked as a priority development area by the Government of Gujarat.

Owing a plot here you would ensure your participation in infrastructure, in a developing hub of investments, finance, banking service, hospitality & the industrial sector. This also indirectly means that the returns on your investment are assured.

More importantly, with Aneri Reality Pvt. Ltd., you also get assurance of transparency and reliability. With over 10 years of experience in infrastructure and real estate development and more than 3 lakh Sq. Yards successful land development to our credit, we have earned the unflinching trust of our customers.

We are dealing in



**Residential
Plots**



**Industrial Plots
& Godown**



**Weekend
Home**



**Industrial &
Agriculture Land**



**NA & Plan
Passing Work**



**Construction &
Infrastructure**



**Filling
& Leveling**



**Corporate land
Acquisition**



Take advantage of a prime location with bright

FUTURE

INDUSTRIAL DEVELOPMENT

Metro City Ahmedabad (Just 30-35 Minutes away.)

Industrial & Well Developed Town **Bavla**, Where all daily use necessity items (Hospital, School, Govt Office, Market, As well as Malls & Multiplexes are available It is also major Rice & Agro product Centre in India (Just 10-15 Minutes away)

Osia Super Market, Honest Restaurant & Petrol pumps (Just-10-Minutes away)

Kerala GIDC -SKF, Corona Remedies, Atul Auto, Ozone Spingtez, Inox Wind (Just 10 Minutes away)

Raj laxmi logistic Park where Japanese & Chinese companies are available (Just 5-10 Minutes away)

Crystal Logistic Park where Amazon - Flipkart - Car 24 & so many companies are available (Just 5-10 Minutes away)

Arham Industrial Park - Aneri Industrial park ,ADG logistic Park, Supercity Indus & Logistic Park & So many logistic parks & factories.(Just 5-10 Minutes away)

Zydus Pharma Sez & Gallopas Sez, Dismian sez (Just 15 Minutes)

Tata Nano-Colgate, Bausch & Lomb, and So many industries are available (Just 20-30 Minutes away)

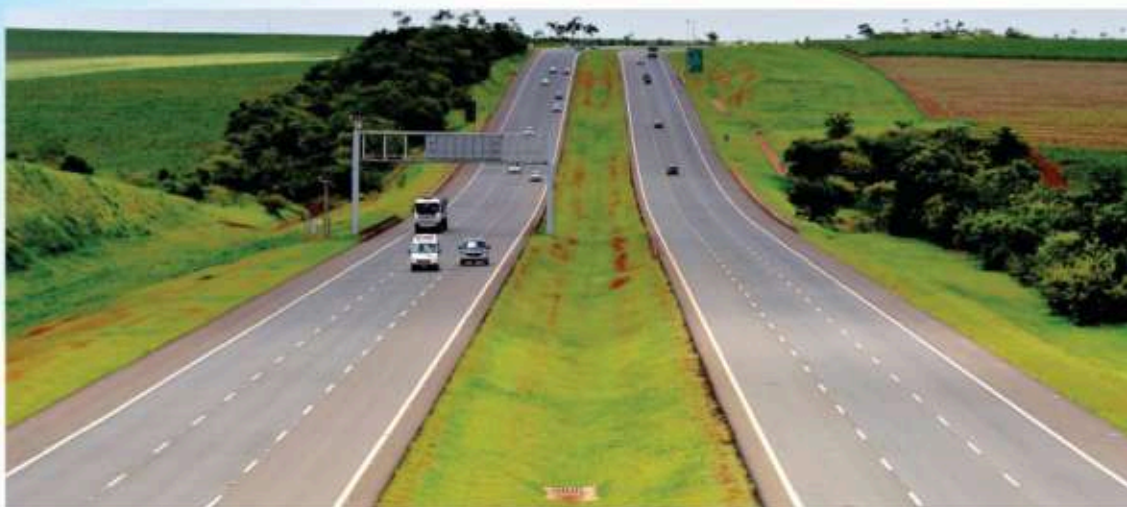
Quite near to Changodar an industrial corridor spared over an area of 401 sq. km Along the Ahmedabad Rajkot highway with reputed companies like Zydus, Intas, Nirma, Modern Denim, Clarise, Nova Petrochem & many more. (Just 15-20 Minutes)

Now a day Bavla Bagodara highway area has emerged as an investment magnet for real estate. As the most attractive destination in Gujarat when I come to industrial and economic growth, Gujarat has spear headed its way to growth amongst other states in the country Ahmedabad.

The former capital of the state with best infrastructure, ambitious population, stable & able government, sustained peace makes it one of the most prosperous location and goldmine to Invest in Ahmedabad (one of the top 10 fastest developing city of world.

KEY PLAN





PROSPERE

Get the most out of the huge all-around development.

INFRASTRUCTURE DEVELOPMENT

HIGHWAY & ROADS

- Just 4.5 km away from the six lane Ahmedabad-Rajkot- Kandala National Six Lane Highway 8-A
 - Continuous 750 meters wide road frontage on state highway
 - Also near to Baroda Bagodara/ Tarapur six lane highway offering connectivity between Saurashtra & South Gujarat
 - Just 30-40 minutes away from Ahmedabad to Baroda express highway
- A 90-mt. wide by pass has been proposed in the development plan which touches Nal Sarovar Road & passes near to our site.

PORTS

All North & West India's port's like Kandala ,Mudra ,Pipawa & proposed Dholera port are passes on the root of six lane highway 8A & also on root of Along.

AIRPORT

- Just 50-60-minutes away from Ahmedabad domestic & international air port
- Just 20-minutes away from upcoming Dholera-Fedra international cargo airport.

Railway/ Metro Rail

- Just 8-10-minutes away from Bavla- Bhavnagar -Ahmedabad broad gage railway station.
- A special metro rail line is going to be established by state govt.To provide fast & easy connectivity to business capital of the Gujarat- Ahmedabad.

Industrial Corridor

- Just 4.5-km away from Ahmedabad to Rajkot freight corridor.
- Delhi Mumbai freight corridor the proposed high speed connectivity between Delhi & Mumbai offers Immense opportunities for the development of an industrial corridor along the alignment of the connecting infrastructure.

Employment

- Approximately 4.5-lacks employment is expected to be generated in the next 3-5 years.In this area which will boost up the economic activity & demand for real estate.
- Due to all the above reason it is the best time & best place for investment for any wise person.



NAL SAROVAR CATCHMENT

The state government has given its nod to a proposal of creating India's first-ever Rs. 2,000 crore Education Park-based city on a 2000 acre land near Nal Sarovar & this project will be a part of the Tourism Corporation of Gujarat Limited.

This is a famous bird sanctuary & well-known tourist destination. Mainly inhabited by migratory birds in winter & spring, it is the largest wetland bird sanctuary in Gujarat & one of the largest in India.

SITUATED NEAR FAMOUS RELIGIOUS TEMPLES :

Mogal Mata Temple Ranesar	Just 6-KM
Mahakali Mata Temple, Metal	Just 6-KM
Ganpat pura (Ganesh pura)	Just 25-KM
Boot Bhavani Temple, Arnej	Just 25-KM
Raj Grahi Jain Temple ,Kalyangadhh	Just 5-KM
Swasthi Nagar Jain Tirth, Ramnagar	Just 15-KM
Navkar Dham Trith, Bagodara	Just 16-KM



MAJOR DEVELOPMENT PLANS

This area is home to major proposed projects like

As per Information Just Beside to our scheme 900 vigha land of Swaminarayan Sampraday & Chance of big activities will be done in future.

So many residential project in surrounding area like – KINGS VILLA, Forest Habitate, Swyam, Forest Trail, Davda Belli View etc.

Kensville International Golf Club

I Creat : International Centre of Entrepreneurship & Development

Proposed Kamdhenu University Around 750-Cr budget

Proposed Medical Collage & Hospital.

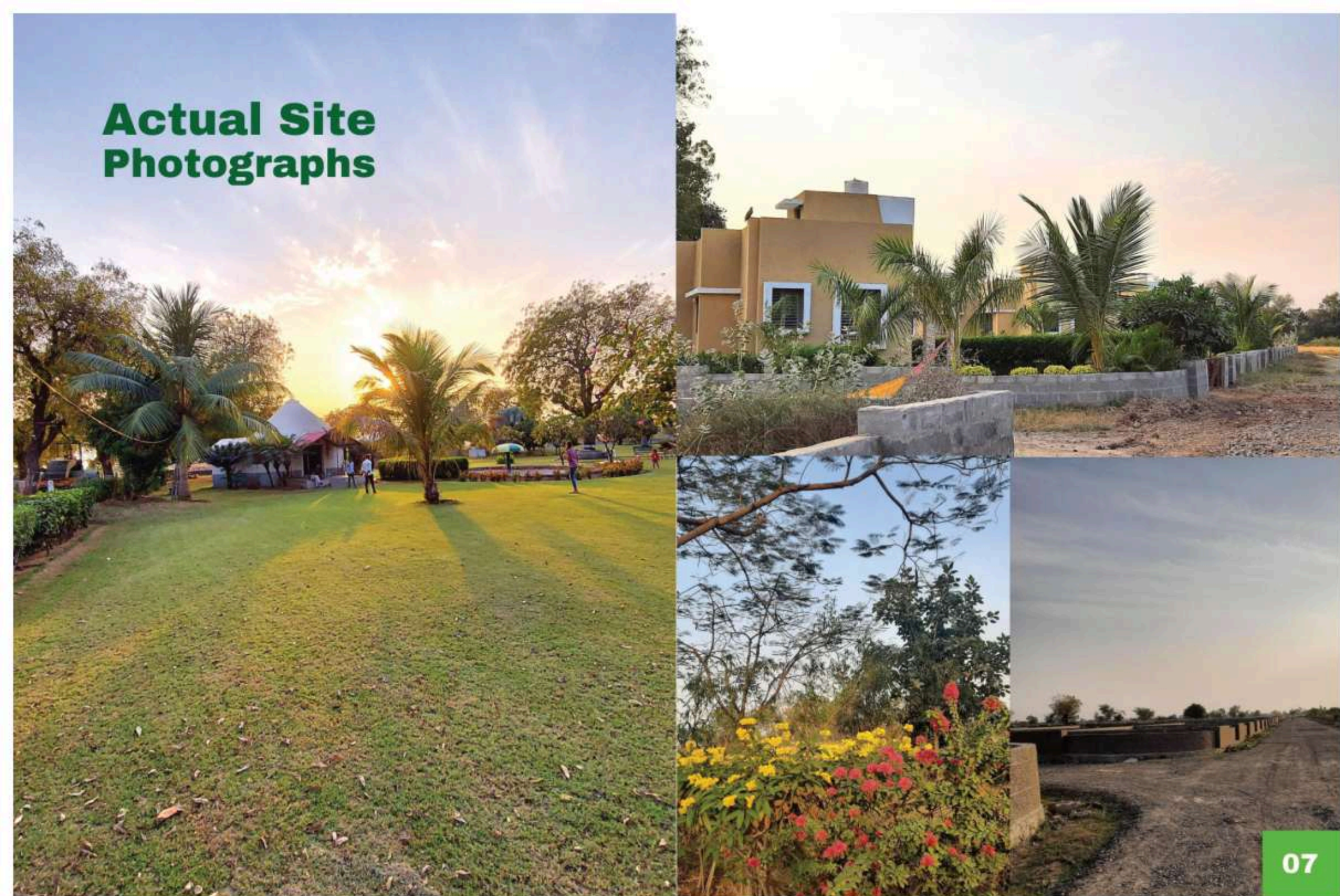
Proposed Asias largest Aviation Park

Govt will Planed to Developed Lothal as Archaeological City for tourism.

Dholera SIR-India's first ongoing smart city the dream project of PM Narendra Modi which offers a gate way of opportunities To various big & small national & international industries to open up their units. (Just 20-30 Minutes)

It is also in root of so many famous and pavitra yatra dham like Sarangpur Hanumanji, Chotila, Palitana Jain Tirth, Girnarji, Jalaram Bapa-Virpur, Bapa Sitaram - Bagdana.

Actual Site Photographs





World-class features await you here to pamper you.

REJOICE

WEL EQUIPPED CLUB HOUSE

- MULTI PURPOSE /PARTY HALL*
- TENT HOUSE
- RESIDENTIAL ROOMS*
- BIRD VIEW PAVILION
- JUNGLE SWING
- WATCH TOWER*
- LANDSCAPED MULTI-PURPOSE PARTY LAWN
- RESTURANT
- CAFÉ
- POOL WITH DINING*
- SELFİ POINT
- RECEPTION AREA*
- LIBRARY*
- DIFFERENT TYPE OF GARDEN

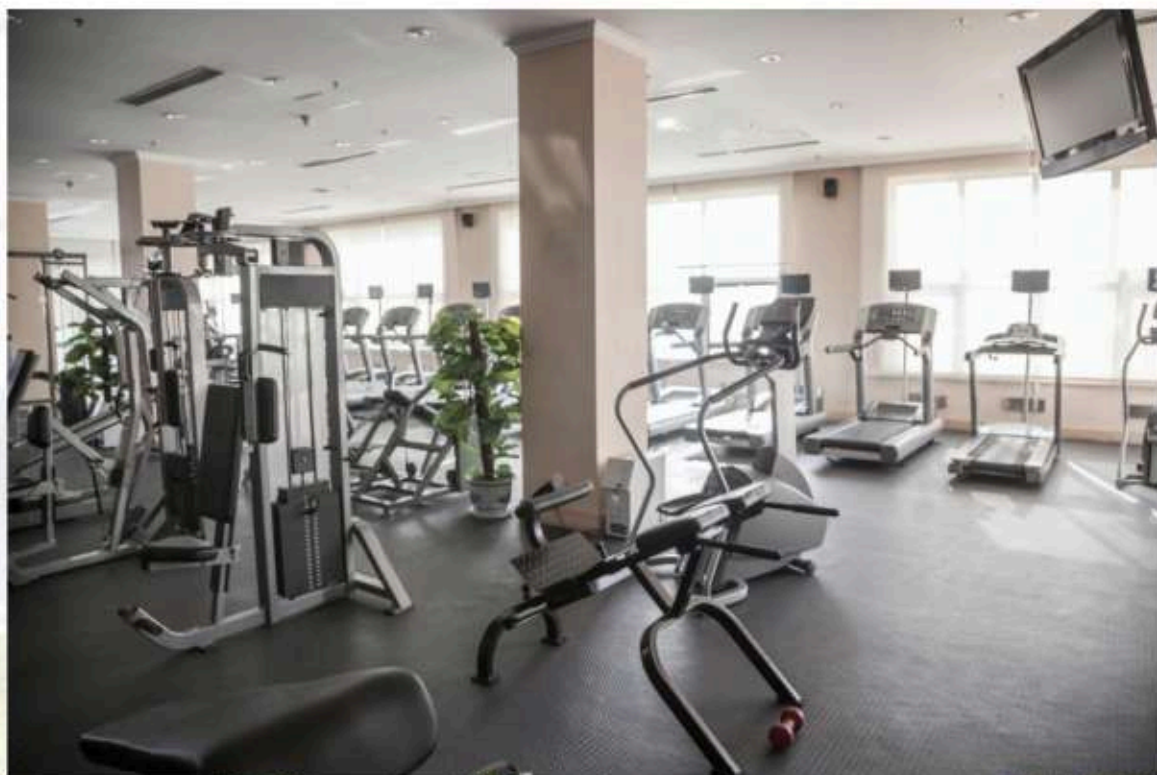
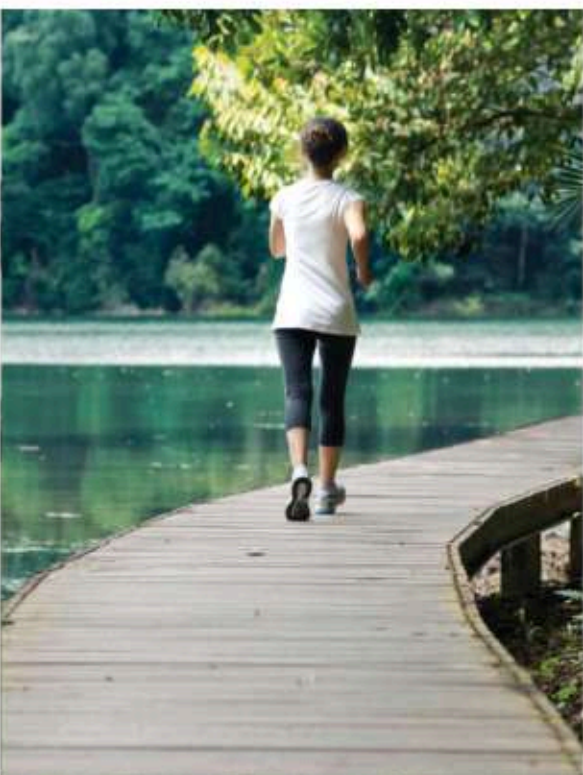
RELEXATION ZONE

- GARDEN SEATING
- WELL DESIGNED GAZEBO
- TRADITIONAL GAZEBO
- TREE HOUSE
- SEAT-OUT / GATED COMMUNITY

HEALTH AND FITNESS

- GYMNASIUM
- PAVED WALK WAY / WALKING ZONE
- YOGA & MEDITATION SPACE







CELEBRATE

An exciting world of entertainment opens up for you.

ENTERTAINMENT ACTIVITIES

- DANCE FLOOR
- OPEN AIR THEATER
- STAR GAZING
- GAME ZONE
- CYCLING
- MUSICAL AREAS
- CAMP FIRE
- CLUTURAL ACTIVITIES
- GAME & ACTIVITIES*
- ADVENTURE ACTIVITIES*

WATER GAMES & ACTIVITIES

- WATER BODIES WITH FOUNTAIN
- MINI POND
- SWIMMING POOL
- RAIN DANCE AREA
- WATER BALLOON GAME SITE

SENIOR CITIZEN CLUB & ACTIVITIES

- SENIOR CITIZEN SITTING SPACE FOR DADA BHAGWAN TRIMANDIR WHICH INCLUDE GOD SHIVA, SHRIKRISHNA, SIMANDHARSWAMI, JAIN TIRTHANKAR, SAI BABA, HANUMANJI, GANESHJI, AMBEY MATA, PADMAVATI MATA & OTHER GODS
- MODERN TEMPLE
- SENIOR CITIZEN GAMES & ACTIVITIES



RELEX

the wide gamut of fun-filled games is set here for you.

SPORTS CLUB

INDOOR GAMES

CARDS
BILLIARDS*
TABLE TENNIS
CARROM
CHESS
AIR-HOKEY
LUDO
HOUSIE

CHILDREN PARK

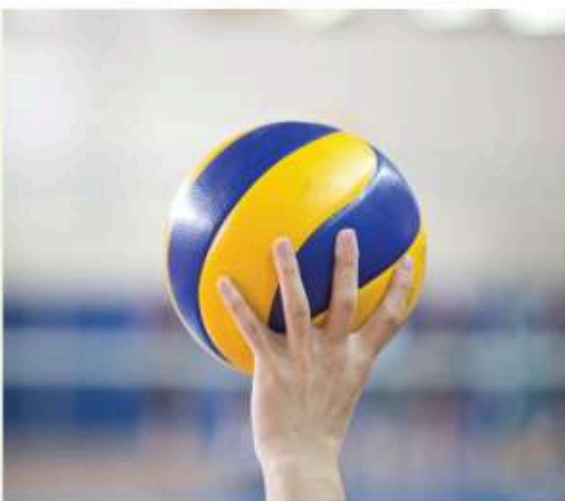
RIDE
SLIDES
SAND PIT
SWING
MUSICAL CHAIR AREA

OUTDOOR GAMES

BOX CRICKET
BADMINTON
MINI GOLF
VOLLY BALL
TENNIS*
BASKET BALL*
HOKEY
FOOT BALL
DISC GOLF
BALANCE AND WIN GAME
ARCHERY
SENSORY TUNNEL*
AIR GUN
DARTS
KHO KHO

*Amenities will be developed after expansion of other new phase.





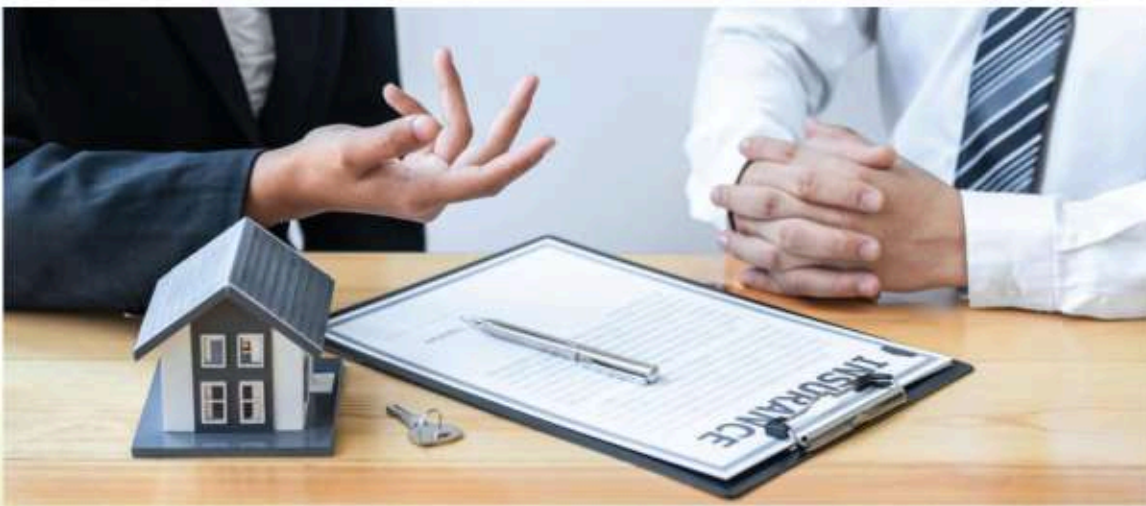


All your daily needs and more are well taken care of here.

STAY ASSURED

INFRASTRUCTURE & FACILITIES

- 25 to 40 Ft. wide road with the tree line.
- Streetlights at strategic junctions with internal signage system.
- Electric power Supply.
- 24 hours water supply.
- Compound wall with gate & nameplates to each plot.
- Space for ATM service.
- 24 hours security.
- High-end clubhouse membership.
- Residential NA plots.
- Decorative main entrance.
- Medicine & first-aid facility.
- Wide parking space. Car wash area.
- Toilet & dress change room



SAFE - SECURE INVETSMENT

- Residential NA clear plots.
- Got approval of plan & construction permission from concern Authority
- Spot registration & possession.
- All plots are demarked with individual compound wall, Gate & no.
- Housing loan approved by SBI
- More than 450 members have taken right decision.

SITE ADVANTAGE

- 750m Road frontage
- Natural lake
- Dark greenery
- Just 4.5 km away from the main 6 lane highway industrials area
- Near to Kensville International Golf Club & I Creat (Education Park)
- Pollution-free silent zone
- So many birds like Peacock, Parrot, Swan etc...

Note: This document is not a sales offer. Specification / plans mentioned are subject to change without notice. This document is for information and strictly for private circulation only.

This can not be the basis of any legal binding/ resource / use.



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live beyond imagination

Bavla - Bagodra Highway,
Just 4.5 km away from
Ahmedabad - Rajkot six lane highways,
Baldana - Lagdana Road, Taluka Bavla,
Ahmedabad - 382 220



Book Today & Get Amazing Return Tomorrow



APPROACHMEDIA.IN +91 9898644327

Gift Your Family

Modern & Luxurious
Life Style

Long - Healthy, Safe &
Secured Life

Pure & Oxygenated Air &
Green Environment

Real Peace &
Happiness