



Dream, Create, Live.

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Formerly Rajasthan Builders & Promoters Association

Disclaimer: This brochure is not a legal document and just describes the developer's intended conceptual plan. Specifications and details provided are tentative and may change at sole discretion of developer and/ or the architects.

concept & design: [www.nmmcdesigns.com](http://www.nmmcdesigns.com)

# THE ELEGANCE

2&3 BHK ELEGANT APARTMENTS

*An.*  
experience  
to  
*savour*



Choose  
a place that is  
a benchmark.  
Create *difference.*



It won't be an exaggeration to say that Pratap Nagar & Jagatpura is the epicenter of the Pink City's real estate revolution.

The Elegance is strategically placed in the most desirable location of Pratap Nagar, Kumbha Marg that makes it both a perfect place to live and even a better place to invest. Every place of importance in the city is conveniently connected to The Elegance. It is an address that is a distinction in itself.

**Location Advantages:**

- : Located on 200' wide road
- : Just 5 minute drive to Jaipur International Airport
- : 2 minute drive to Tonk Road
- : JDA garden on the front and sector garden in the rear
- : 40' wide rear side road
- : Next to up-coming 2000 bedded government hospital
- : Bank/ATM, Market, Schools & Hospital in close vicinity



**THE ELEGANCE**  
2&3 BHK ELEGANT APARTMENTS

SECTOR -11, KUMBHA MARG, PRATAP NAGAR | JAIPUR

Location Map

*Choose*  
an ambiance  
with beauty.  
Feel *artfulness.*





Elevation View

The Elegance is an open world that gives a sense of fulfillment and helps you, embrace the freedom of living special. There are views that amaze you and there are opportunities that offer you a promise to live a life that is beautiful and inspiring.

Outer world of The Elegance is liberating and here you tend to lose track of time. We believe that the best moments of life are the moments beyond the periphery of time.



Entrance Gate & Driveway

Choose  
to capture  
the horizon.  
Enjoy the beauty.



Swimming pool at clubhouse  
is the place that takes your  
existence towards new horizons.  
It is the way to get lost in the  
beauty that life carries.

Raise a toast and bask in the  
glory of those wonderful feelings  
that define your being in a whole  
new way. The atmosphere here is  
awe-inspiring and moments here  
are timeless. Follow your instinct  
and let your senses travel the  
farthest  
destination in time.

Come, it's your world waiting  
to belong to you.

- Clubhouse Features :**  
Fully-equipped gymnasium :  
Indoor games room :  
Creche :  
Rooftop swimming pool :  
Hot & cold pantry :  
Yoga corner :  
Multi-purpose hall :  
Society office :  
Kid's play area :



Swimming Pool with Kids Pool





Terrace View



Seating Area (Roof Top)



Gazebo



Kid's Play Area

Whether it's leisure time to spend or a plan for a get together, the rooftop seating area and gazebo at The Elegance has a lot to offer. Take some time out and soak in the beauty of your surroundings from awe-inspiring deck view. Break the routine and create reasons to make life wonderful and happening.

Definitely all this includes kids' play area so that they can also have their own space to have fun. Come, serving you would be a privilege for us.



Multi-purpose Hall



Fully-equipped Gymnasium



*Choose*  
to create  
a new aura.  
Discover *originality*



At The Elegance we have strived to match your aspirations in every fine detail of the interior. It adds grace to your personal space and makes it comfortable and inspiring. It's a place that has a place for everything and where everything has its own special place.

The Elegance is about enjoying a privileged space that just belongs to you and that has everything that defines the way you are. Now life will have enough room to explore and be.



Air-conditioned Lift Lobby

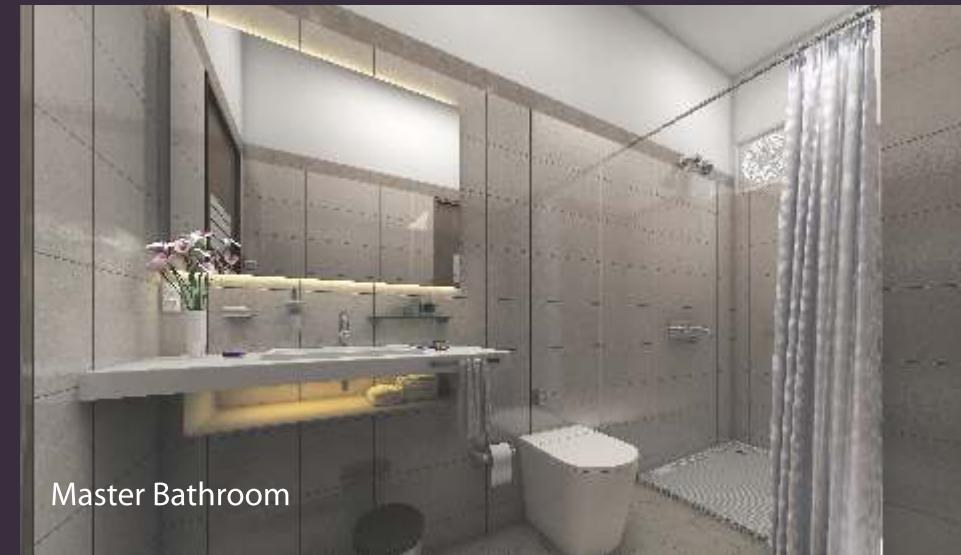


Drawing & Dining Area



Master Bedroom





The Elegance has space to cater to various needs and conveniences. The guest room at The Elegance is there to make hospitality comfortable and enjoyable while the kids' bedroom is designed to keep them engaged and inspired.

Master bedroom and master bathroom at The Elegance creates an ambience that is nothing but an expression of your pure self.

To satisfy the connoisseur in you The Elegance has a tastefully designed kitchen that would become a perfect partner in your celebrations.

*Stilt floor plan*

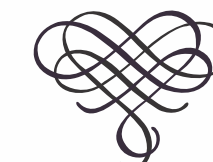


Legend

- \_\_\_\_\_ A- ENTRY/EXIT
- \_\_\_\_\_ B- PARKING
- \_\_\_\_\_ C- RAMP DOWN TO BASEMENT
- \_\_\_\_\_ D- FEATURE WALL
- \_\_\_\_\_ E- INTERACTIVE SEATING
- \_\_\_\_\_ F- SCULPTURE ARCADE
- \_\_\_\_\_ G- ORNAMENTAL PLANTATION
- \_\_\_\_\_ H- RAMP OUT FROM BASEMENT
- \_\_\_\_\_ I- AROMATIC PLANTATION
- \_\_\_\_\_ J- TEMPLE
- \_\_\_\_\_ K- WATER FEATURE
- \_\_\_\_\_ L- ENTRY TO STILT



Terrace floor plan



Legend

- \_\_\_\_\_ A- ARCADE
- \_\_\_\_\_ B- BAR-BE-QUE COUNTER
- \_\_\_\_\_ C- SEATING
- \_\_\_\_\_ D- GAZEBO
- \_\_\_\_\_ E- WALKING TRACK
- \_\_\_\_\_ F- VIEWING DECK
- \_\_\_\_\_ G- LAWN
- \_\_\_\_\_ H- TOT-LOT
- \_\_\_\_\_ I- INTERACTIVE KID'S ZONE
- \_\_\_\_\_ J- SWIMMING POOL
- \_\_\_\_\_ K- KIDS' POOL
- \_\_\_\_\_ L- WATER FEATURE
- \_\_\_\_\_ M- SPILL OUT SPACE FOR PARTY HALL



Typical floor plan

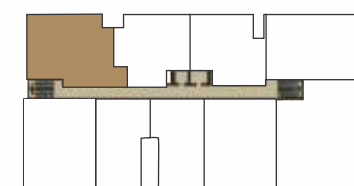


Area Table

FLAT NO.	TYPE	BUA (SQ.FT.)	SALEABLE AREA (SQ.FT.)
101	3BHK	1134.00	1453.00
102	2BHK	970.00	1242.00
103	2BHK	993.00	1271.00
104	3BHK	1283.00	1642.00
105	3BHK + SERVANT ROOM	1341.00	1716.00
106	2BHK	933.00	1195.00
107	2BHK	933.00	1195.00
108	3BHK + SERVANT ROOM	1341.00	1716.00

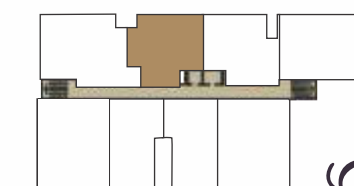
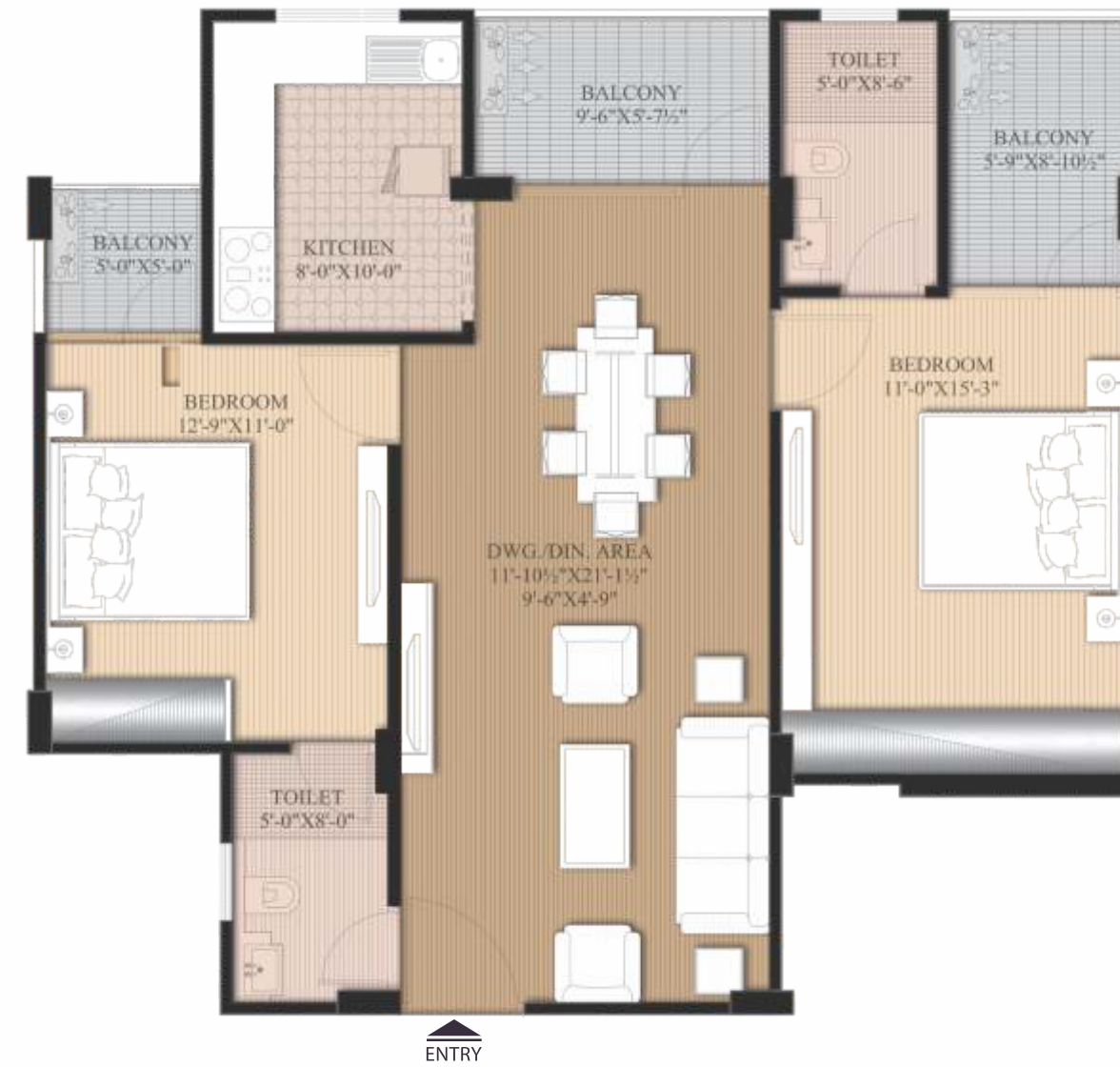


*Unit plans*



Flat No. 101-1201 (3BHK)  
 SALEABLE AREA: 1453 SQ.FT.

KEY PLAN



Flat No. 102-1202 (2BHK)  
 SALEABLE AREA 1242 SQ.FT.

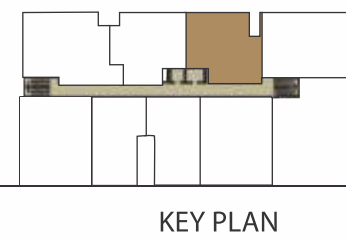
KEY PLAN



*Unit plans*



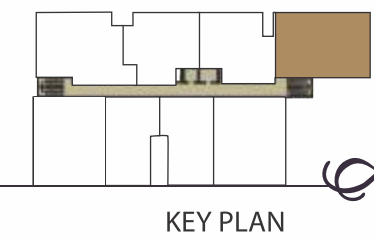
Flat No. 103-1203 (2BHK)  
SALEABLE AREA: 1271 SQ.FT.



KEY PLAN



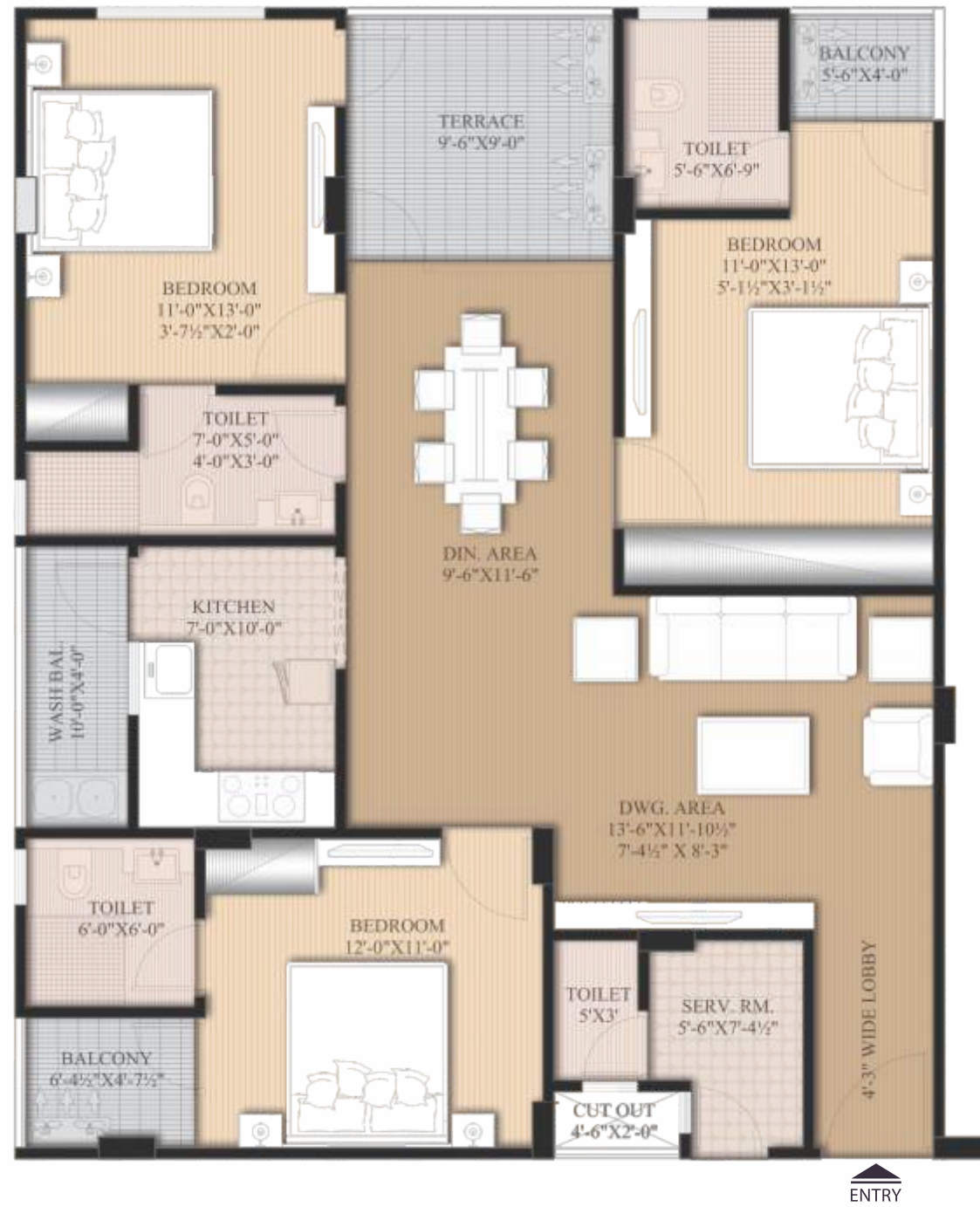
Flat No. 104-1204 (3BHK)  
SALEABLE AREA: 1642 SQ.FT.



KEY PLAN

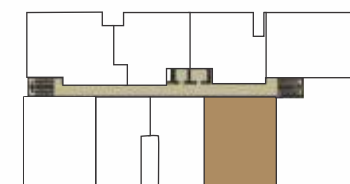


*Unit plans*



Flat No. 105-1205 (3BHK + Servant Room)

SALEABLE AREA: 1716 SQ.FT.

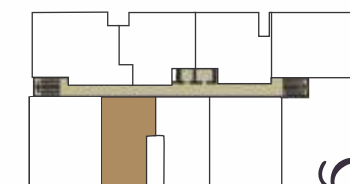


KEY PLAN



Flat No. 106-1206 (2BHK)

SALEABLE AREA: 1195 SQ.FT.



KEY PLAN



## Specifications

	WALLS	FLOOR	CEILING	DOORS	WINDOWS/ GLAZING	OTHERS	SWITCHES
LIVING/ DINING/ DRAWING	POP Punning+ Putty Acrylic Emulsion Paint	Marble Premium Vitrified Tiles	POP Ceiling & Emulsion Paint	Designer Entrance Doors	UPVC/ Aluminum Frames with Clean Glass Along with Provision of Mosquito Mash		Premium Modular Switches
MASTER BEDROOM	POP Punning+ Putty Acrylic Emulsion Paint	Marble Premium Vitrified Tiles	POP Ceiling & Emulsion Paint	Flush Door Laminated on Both Sides	UPVC/ Aluminum Frames with Clean Glass Along with Provision of Mosquito Mash	Wardrobes with Wooden Doors	Premium Modular Switches
OTHER BEDROOMS	POP Punning+ Putty Acrylic Emulsion Paint	Marble Premium Vitrified Tiles	Plaster with POP & Emulsion Paint	Flush Door Laminated on Both Sides	UPVC/ Aluminum Frames with Clean Glass Along with Provision of Mosquito Mash	Wardrobes with Wooden Doors	Premium Modular Switches
KITCHEN	Putty+Acrylic Exterior Emulsion Paint	Premium Verified Tiles or Equivalent	Plaster with POP & Emulsion Paint	Flush Door Laminated on Both Sides	UPVC/ Aluminum Frames with Clean Glass Along with Provision of Mosquito Mash	Wardrobes with Wooden Doors	Premium Modular Switches
BALCONIES	Emulsion/ OBD Paint	Rustic Finished Tiles/ Randomly Laid Marble	Plaster with POP & Emulsion Paint	Flush Door Laminated on Both Sides	MS Railing with Enamel Paint		Premium Modular Switches
TOILETS	Ceramic Tiles Up to 7' Height & Rest Plaster with Putty, Water Based Enamel Paint	Premium Anti-Skid Ceramic Tiles	Plaster with POP & Emulsion Paint	Flush Door Laminated on Both Sides		Wall Hung WC, Under/ Over Counter Basin in Master Bedroom & Basin with Pedestal in all other Bathrooms, Water Mixer Unit with Shower of Premium Brands, Exhaust Fan & Geysers in all Toilets. Separate Dry & Wet Area with Shower Curtain.	Premium Modular Switches
UTILITY	POP Punning+ Putty Acrylic Emulsion Paint	Vitrified Tiles/ Ceramic Tiles	Plaster & Emulsion Paint	Flush Door Laminated on Both Sides			Modular Switches
LIFT LOBBY/ CORRIDORS/ STAIRCASE	POP Punning+ Putty Acrylic Emulsion Paint	Natural Stone with Skirting of Tiles/ Marble	POP Ceiling on G.F. & AC Entrance Lobby			Staircase & Tread in Natural Stone/ Tiles, Hand Rail-M.S. Rail with Enamel Paint/ Satin Finish	Modular Switches
OTHERS	Air-conditioned designer lift lobby   3 Tier security system, CCTV cameras and security cabin   Latest fire fighting systems in common areas   Adequate provision for garbage disposal   2 Basement & stilt parking space   Gas pipeline & gas bank Rain water harvesting system   Eco friendly building   Video door phone at main door of flat and power back upto 1KV in each flat and 100% in common areas.						

## The team behind



SSBC Group is inspired by its chairman Mr. Madan Yadav, who has emerged as an astounding construction partner with many renowned city landmarks to his credit. His vision, experience, innovative approach and meticulous execution will surely leave a lasting real estate legacy in Rajasthan and not to mention that SSBC, under his able guidance, will soar to ever greater heights.

Our other director Mr. M.S. Chadha, who is also the chairman of Jaipur Construction, has more than 30 years of experience in the real estate sector. He has delivered several successful projects not only in Jaipur but also in Delhi.

Mr. PL Soni, rounds up the trio of SSBC directors. Professionally Mr. Soni is a chartered accountant but is also involved in the real estate and jewellery sectors. GPM infrastructure is another company headed by Mr. Soni. He has over 25 years of experience in the real estate industry and is a renowned financial and investment consultant. He is also the Vice President of Rotary International – Delhi chapter.

In last fifteen years SSBC Group has given a new meaning to the real estate scenario in Rajasthan. Endowed with ISO 9001-2008 certification, SSBC firmly believes in their motto – “Dream. Create. Live”

SSBC Group is poised to mesmerize you with a new range of projects like “The Elegance”, located on the 200ft wide Kumbh Marg, Pratap Nagar.

