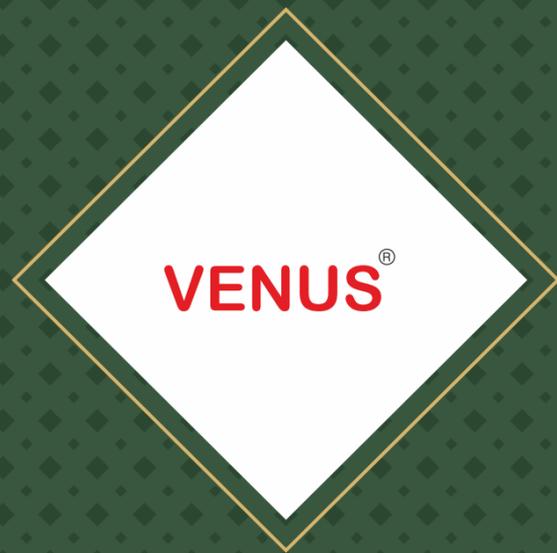


4 & 5 bhk regal apartments



The
new
♦ **royals**

DEMAND LUXURY
COMMAND TECHNOLOGY

♦ luxury ♦ lifestyle ♦ landmark



everything you've ever imagined



the advent of
new royals...



welcoming you to experience
an unmatched lifestyle of
elegance and exclusivity

venus brings up the unique, elevated and spectacular living space named "pashmina" in the heart of modern-day ahmedabad. this contemporary architectural marvel will truly infuse urbanity and sophistication in the form of art. the punctilious attention to these expansive residencies will truly redefine the luxury living standards of the city. exuberant, light-filled living space, spectacular scenic city views from the verandah, adorable king-sized suites and master suites, discrete servant space, two utility kitchens, the enormously sized entire podium-leveled floor of amazing amenities, beautiful landscaping and many other exceptional features will rightly offer an exquisite living experience of pashmina. pashmina will prove to be a timeless benchmark of its kind.



royal stories



exclusive & sophisticated living

21 - 35



landscape sanctuary at podium level

36 - 41



active and playful life

42 - 57



joyful social moments

58 - 65



personalized & premium concierge services

66 - 73



iconic landmark in ahmedabad

74 - 101



visionary

102 - 112

grand layout
planning

spacious
verandah

floor to
floor height
11'-4"

distinct
space for
house help

high speed
elevators

high-tech integrated
monitoring system

unmatched
panaromic view

uniquely
designed
kitchen &
open dining

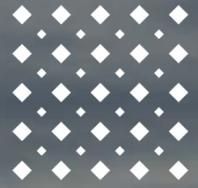
proximus
location

smart
automated
home security
system



exclusive & sophisticated living

pashmina uplifts the aesthetic vision of modern urbanity by abutting the grand layouts that ends weaving up the luxury by making no wastage of the space.



feel surreal at your bungalow in the air

relish the dreamy intersection of opulent abode and the beautiful backdrop of the city skyline from your cosy chesterfields.



the finely crafted living space of pashmina beautifully replaces the dreams of magnificence with a spellbound reality.



large, open space with spectacular views
allows you to escape to the fantasy and savour the moment.



sophisticatedly designed
core and display kitchen space
will rightly prove to be heaven
for all the culinary artists

the unhindered entrance of the workers from the washing yard attached to the core kitchen promises utmost privacy and let the residents enjoy their personal time without any cunctation.

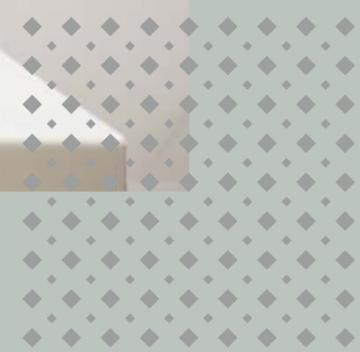


light, stylish and elegant suite rooms
embedded with warmth and comfort
just sets the proper ambience for loosening up.





get the ultimate experience of pure relaxation in these sweeping resort-like bathrooms. after a peaceful cleansing ceremony, the secluded dressing room space allows one to be paparazzi ready.



22 storeys

unparalleled amenities

green building concept

first of its kind podium garden

5

levels of parking

provision for premium concierge services

approx
50,000
sq. ft.
of amenity floor

provision for in house estate management

all age inclusive space

exquisite & distinctive club pashmina



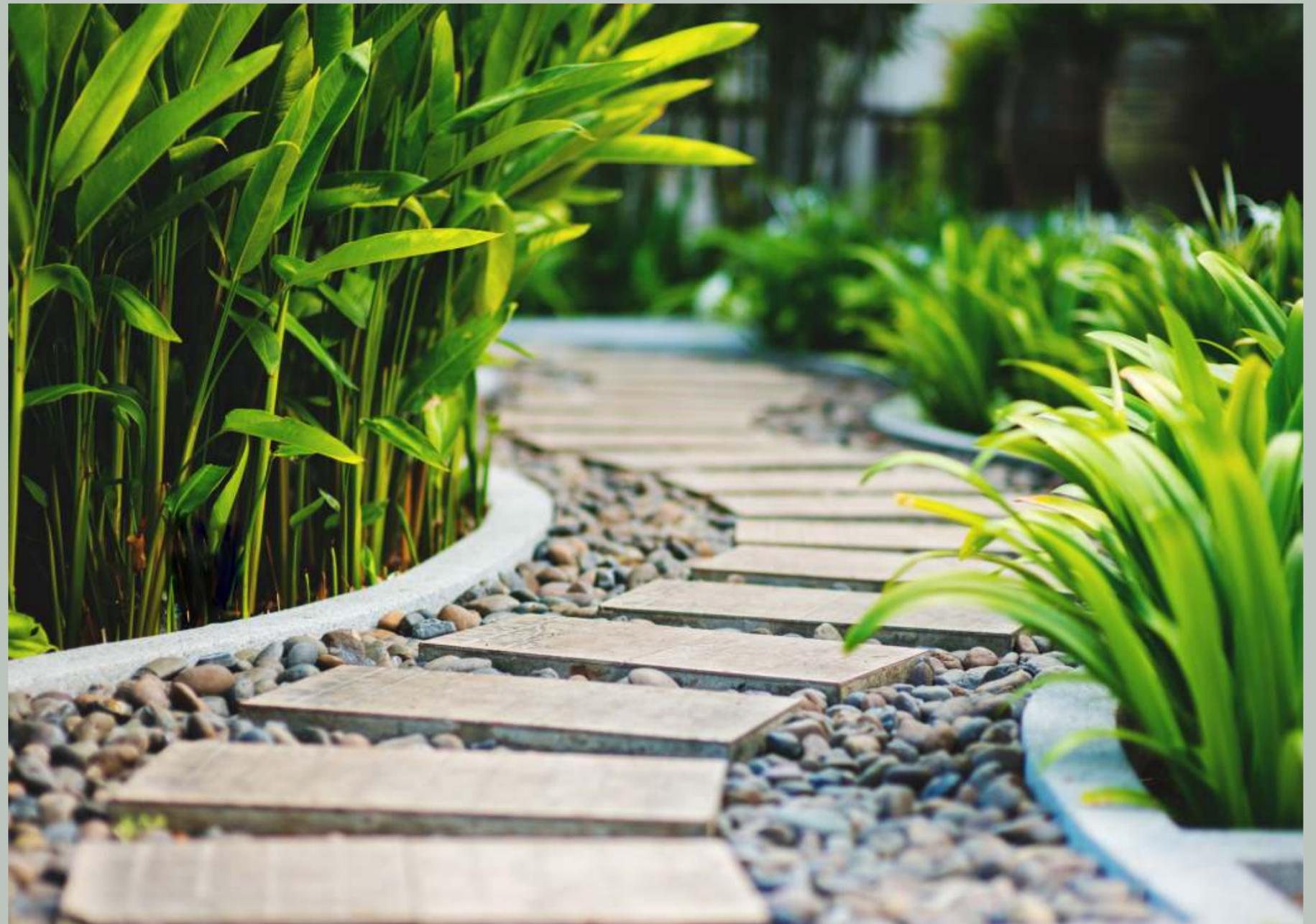
landscape sanctuary at podium level

escape from the bustles of the city and revive
yourself in a pure and peaceful setting of nature.



embrace your tranquility
in the world of nature

delightful walking trail
in the lush foliage



perfectly paved for all your jogs and long leisure walks.

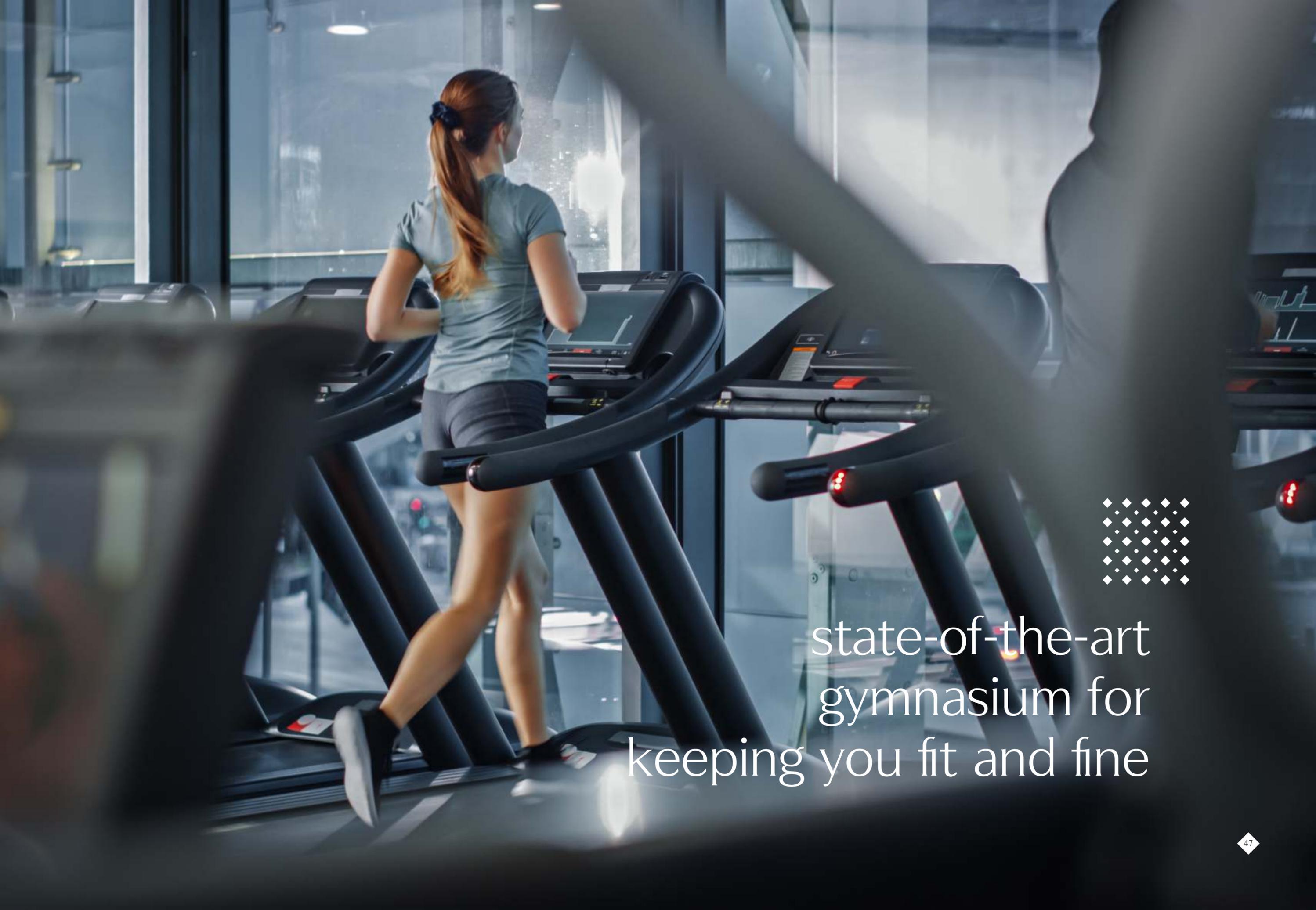


active and playful life
a perfect place for enlivening your vigour and vitality.



rejuvenate your body,
mind and soul

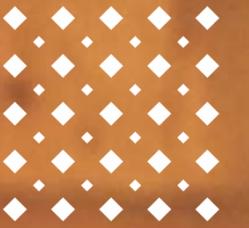




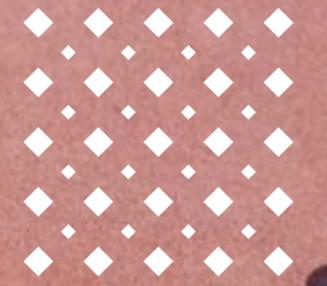
state-of-the-art
gymnasium for
keeping you fit and fine



immerse yourself
into a soothing freshness



a relaxing way to
sweat it out after the
hassles of all day

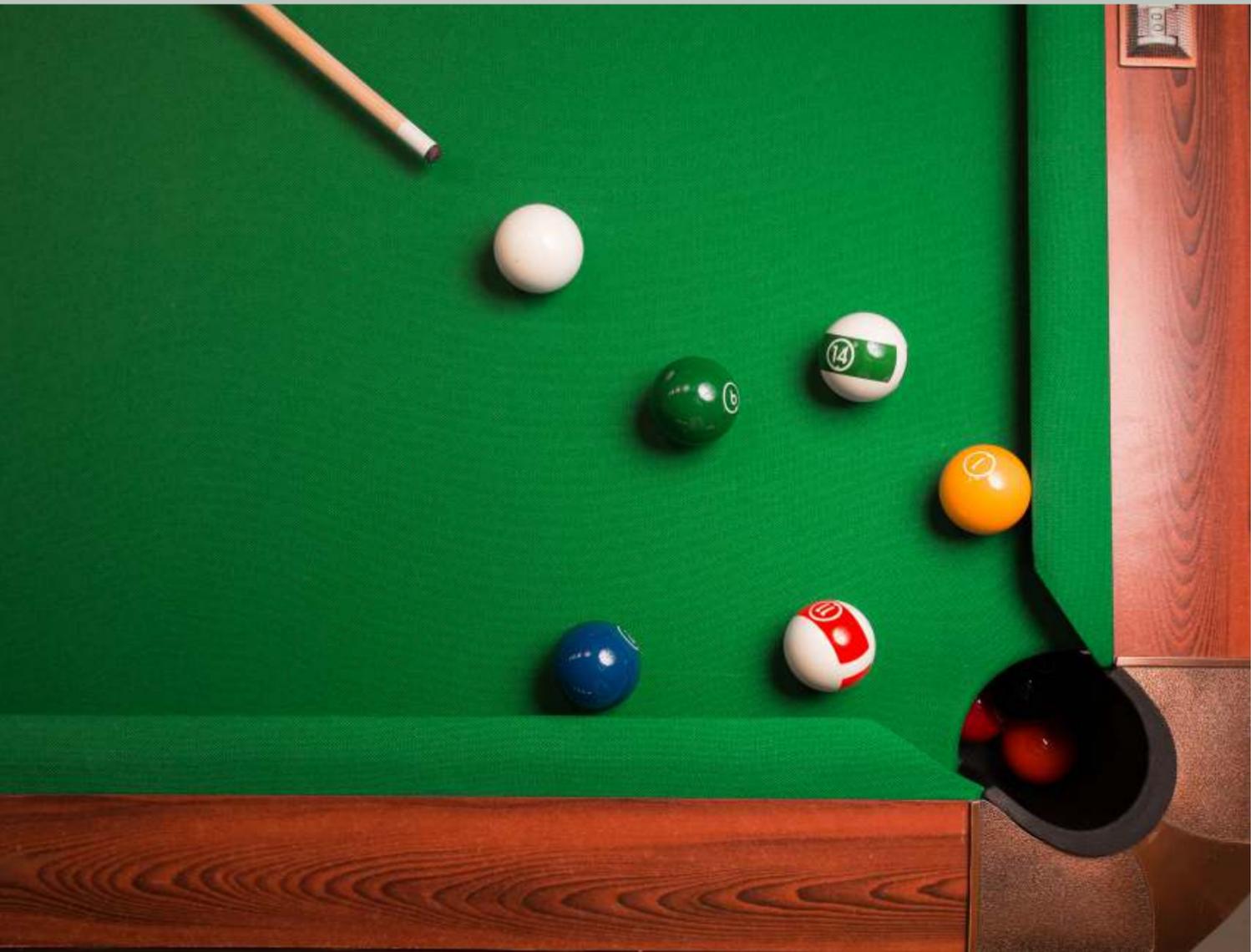


uplift your inner athlete

multipurpose sports court



indoor and outdoor recreation





nurture your kids
with their endless hobbies





joyful social moments

from small cheerful get-togethers to large functions,
every celebrations can be cherished out here.



party space



karaoke

sporting
facilities



luxurious
private
theater





sports cafe'

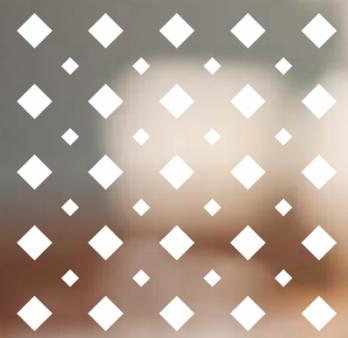


banquet



personalized & premium concierge services

every service is delivered with care and the utmost discretion. from the hair artist and masseuse to household repairs and services, every professional assistance provider will be the best in the business. at pashmina, every resident will be assured a hassle-free life.

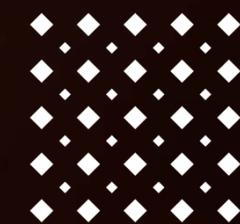


style like a celebrity
premium salon services on request





feel the
divine bliss





expert technicians at your doorstep



iconic landmark in ahmedabad

VENUS
pashmina
4 & 5 bhk regal apartments



@ mango

courtyard by marriott

sindhu bhavan

bajrang super market

screen & spice

armieda headmasters salon & spa

indian oil petrol pump

tgb

apollo heart institute

mirch masala

neha's fitness studio

aura health studio

varietea lounge & terrace

shantakaram jewellers

bharat petroleum

trophy fighters

new I.J. institute

huber & holly

east ebony

sun evoq

pakwan

judges bungalows road

pride plaza

zodiac marquis

pashmina

turf sports

rajpath club

sankalp

gordhan thal

parsana health centre

rajpath rangoli road

rajpath club

s.g. highway

sandwichworks

auda garden

auda garden

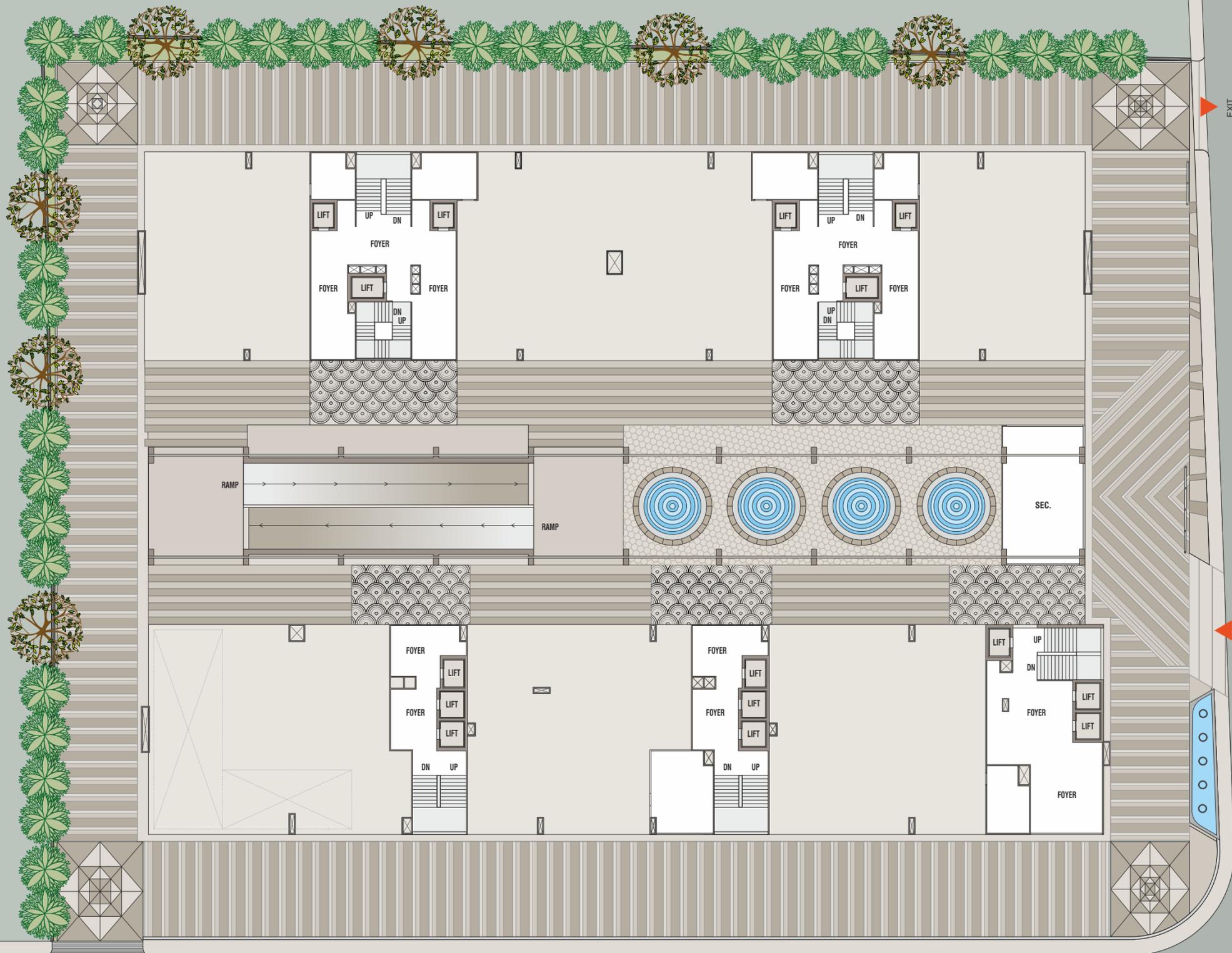
reliance mall

starbucks coffee

heydrabad biryani house

mocha

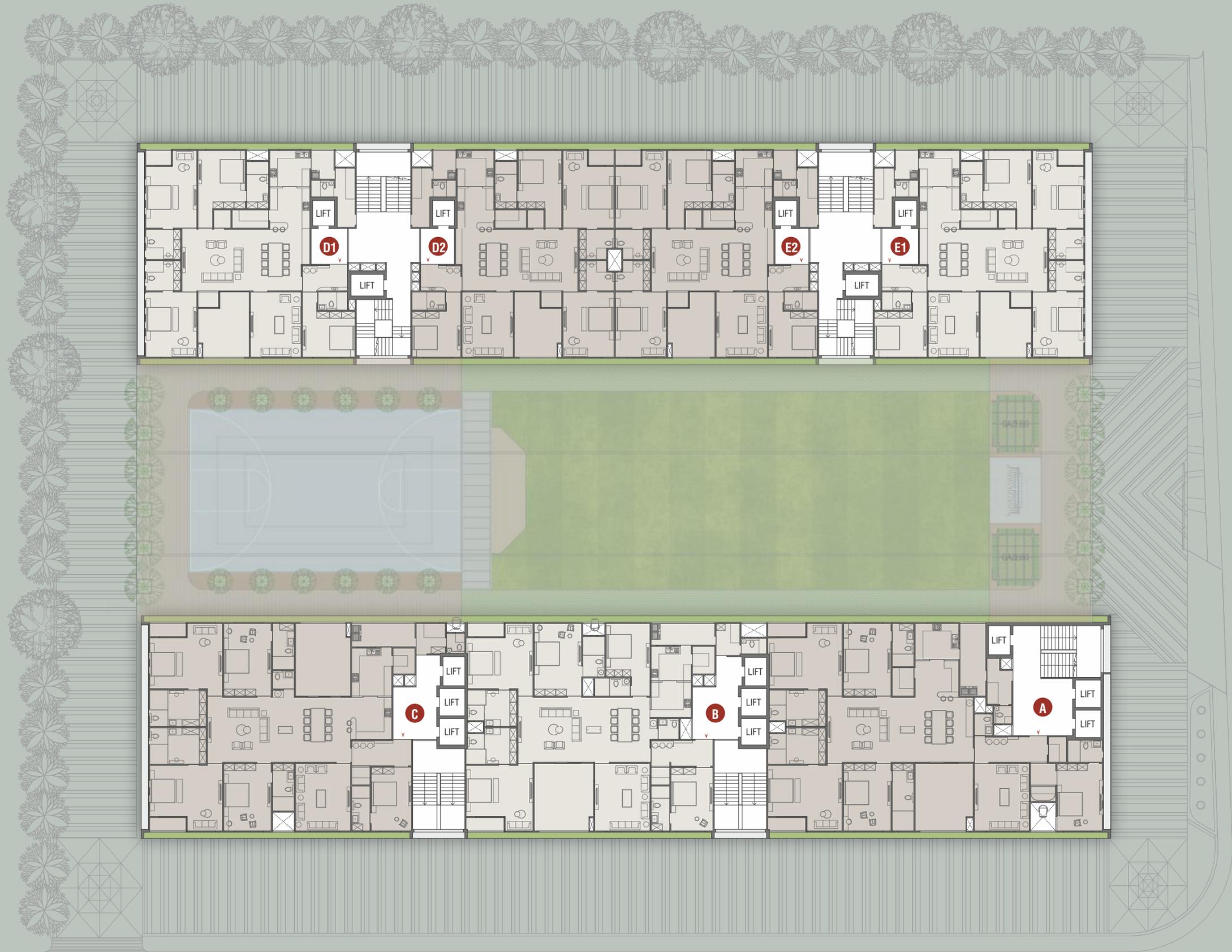




ground floor

18.00 MT. WIDE ROAD

18.00 MT. WIDE ROAD



typical floor

no.	space	no.	space	no.	space
1	decorative fountain	14	banquet kitchen	27	event green room
2	gazebo	15	banquet wash room	28	luxury spa
3	work from home cubicles	16	karaoke	29	fitness center
4	senior citizen lounge / library	17	indoor games	30	pilates / crossfit
5	hobby room	18	kids play area	31	steam bath zone
6	management office	19	multi game court	32	sauna bath zone
7	reception	20	play station maze	33	yoga / zumba studio
8	private theater	21	performance area	34	f. rest room
9	rest rooms	22	landscape / garaden	35	m. rest room
10	walking / jogging track	23	barbeque zone	36	deck
11	common store	24	sports screening	37	proposed waterbody
12	pre function zone	25	sports café		
13	ballroom / banquet	26	salon		



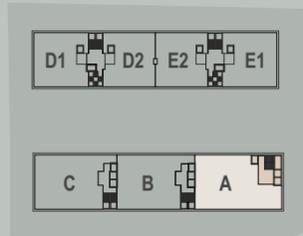


 club level

A

Carpet Area
4256 Sq. Ft.

Indicative S. A.
7740 Sq.Ft.

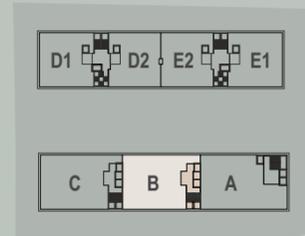


5 BHK

B

Carpet Area
3782 Sq. Ft.

Indicative S. A.
6876 Sq.Ft.

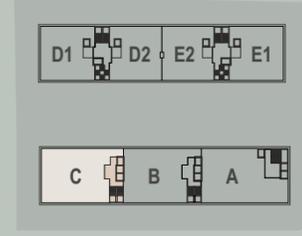


5 BHK

C

Carpet Area
4096 Sq. Ft.

Indicative S. A.
7452 Sq.Ft.



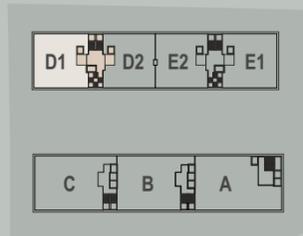
5 BHK

unit layouts

D1

Carpet Area
3010 Sq. Ft.

Indicative S. A.
5472 Sq.Ft.

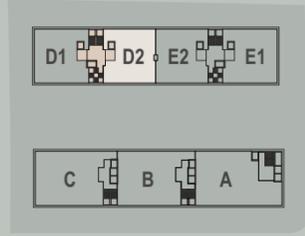


4 BHK

D2

Carpet Area
2896 Sq. Ft.

Indicative S. A.
5265 Sq.Ft.

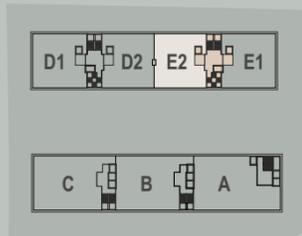


4 BHK

E2

Carpet Area
2896 Sq. Ft.

Indicative S. A.
5265 Sq.Ft.

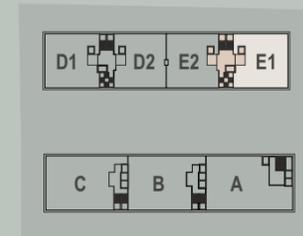


4 BHK

E1

Carpet Area
3010 Sq. Ft.

Indicative S. A.
5472 Sq.Ft.



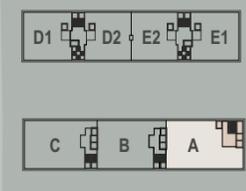
4 BHK

A

UNIT PLAN

Carpet Area
4256 Sq. Ft.

Indicative S. A.
7740 Sq.Ft.



5 BHK

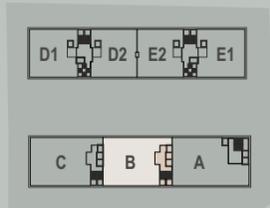


B

UNIT PLAN

Carpet Area
3782 Sq. Ft.

Indicative S. A.
6876 Sq. Ft.



5 BHK

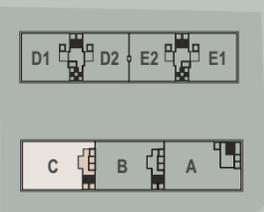


C

UNIT PLAN

Carpet Area
4096 Sq. Ft.

Indicative S. A.
7452 Sq.Ft.



5 BHK

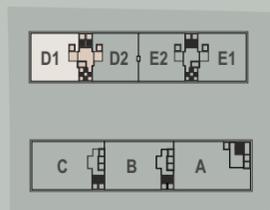


D1

UNIT PLAN

Carpet Area
3010 Sq. Ft.

Indicative S. A.
5472 Sq.Ft.



4 BHK

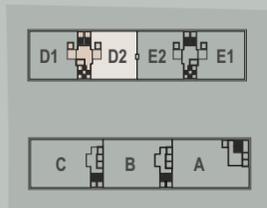


D2

UNIT PLAN

Carpet Area
2896 Sq. Ft.

Indicative S. A.
5265 Sq.Ft.



4 BHK

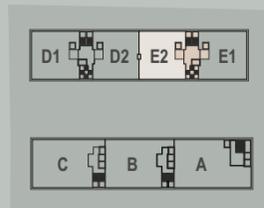


E2

UNIT PLAN

Carpet Area
2896 Sq. Ft.

Indicative S. A.
5265 Sq.Ft.



4 BHK

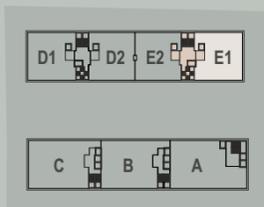


E1

UNIT PLAN

Carpet Area
3010 Sq. Ft.

Indicative S. A.
5472 Sq.Ft.



4 BHK





visionary

venus is called the planet of beauty.
as the namesakes, we feel the responsibility of
carrying this legacy forward on the earth!

3
decades

- of the relentless drive towards seeking awe-inspiring innovations.
- of building a brand that makes one define a space by design and not square feet.
- of developing locations into landmarks.
- of serving customers with unbelievable luxuries and unsurpassed amenities.

the journey of brand venus is scenic & magnanimous...

Venus Group has been a fore-runner in many spaces while believing that innovation and tradition both are equally important. The ability to balance the two has enabled Venus to become the formidable brand that it has evolved into today.

With core values in place and higher standards of creating enhanced contentment for all its users, creating better value for investment partners by the sheer ability to identify and capitalize on location, by articulate planning and design while remaining committed to the environment, Venus Group today has embarked upon a renewed and fresh journey.

The 'brand' that already commands respect and awe has embodied seamlessly its two Brand Statements that are inspired from Venus, the Greek goddess of love as in western cosmology while alluding to the planet too.

The idea of Venus, a brand personified here through two relevant qualities and association- namely, beauty and passion, takes it ahead in an apt relevance to creation and excellence.



Ongoing Projects

Pashmina

4 & 5 BHK Apartment @ Behind Rajpath Club Ahmedabad.

Stratum @ Venus Grounds

Commercial Spaces @ Opp. Brts Bus Stand Nehrunagar, Ahmedabad.

Pahel

3 & 4 BHK @ Near Reliance Mall, Old Padra Rd, Hira Nagar, Tandalja, Vadodara.

Completed Projects

V One

Office And Retail Spaces @ Raipur.

Avan

Plotted Development @ Bhat.

Avan Business Centre

Commercial Project @ Bhat Ahmedabad - Gandhinagar Highway

Venus Orbit

Retail & Office Environs @ Bodakdev, Ahmedabad

Venus Park Heights

2 BHK Apartments @ Vejalpur, Ahmedabad.

Venus Ultima

Plotted Development @ Thaltej, Hebatpur.

Venus Ivy

3 BHK @ Jodhpur Cross Road Ahmedabad.

Venus Amadeus

Signature Business Centre @ Satellite Road, Ahmedabad.

Venus Benecia

Blessed Business Sphere @ Bodakdev, Ahmedabad.

CG Square

Shopping Mall @ Cg Road, Ahmedabad.

Venus Parkland

2 & 3 BHK Apartment @ Vejalpur, Ahmedabad.

Venus Atlantis

Commercial Project @prahlad Nagar, Ahmedabad.

Paramount Residency

4 BHK Apartments @gurukul, Ahmedabad.

National Plaza

Retail & Workspaces @ Law Garden Ahmedabad.

National Plaza 2

Retail & Office Spaces @ Ambawadi Ahmedabad.

Venus Broadway Business Center

Retail & Workspaces @ Law Garden Ahmedabad.

Setu

Retail & Workspaces @ Cg Road Ahmedabad.

Crystal Arcade

Retail & Office Segments @ Cg Road Ahmedabad.

Gold Souq

Work Spaces @ Cg Road Ahmedabad.

Sapphire

Retail & Office Segments @ Cg Road Ahmedabad.

Surbhi

Retail & Workspace @ Cg Road Ahmedabad.

Sundar Gopal

Retail & Work Spaces @ Ambawadi Circle Ahmedabad.

VENUS[®]



kruti
graphic.com

Sarathi Prospace LLP.

1101, venus amadeus, jodhpur cross road, satellite, ahmedabad- 380015.

74520 74520

venusinfrastructure.com
venuspashmina.com

Project Team

Architect
HM Architects

Structure Consultant
Setu Infrastructure

MEPF Consultant
Transenergy

Green Building Consultant
Savvy Infrastructure Pvt. Ltd.

Core & Shell Work
Hitech Projects Pvt. Ltd.

Legal Advisor
Singhi & Co.

RERA NO. : PR/GJ/AHMEDABAD/AHMEDABAD CITY/AUDA/RAA08400/030521
www.gujrera.gujarat.gov.in

DISCLAIMER

1. 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.
2. 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 furniture Layout shown in the brochure is only suggestive and subject to change as per site conditions and as per the instructions of the Project Architect.
3. The Promoter/ Developer reserves the right to make changes in the Project, its amenities and specifications 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.
4. The Promoter/ Developer reserves the right to make minor on-site changes during the course of construction and such changes shall be binding on all the members/ customers of the Project.
5. 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.
6. The images (interior and exterior views) in the brochure are computer simulated 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.
7. 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.
8. 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 site and check the physical location of the Project and its surroundings before going ahead with the booking.
9. All the details, specifications, facts and figures mentioned are used for information purposes only and are subject to modifications.
10. Subject to Ahmedabad Jurisdiction.

venuspashmina.com