



ANANTA HEIGHTS



LAVISH LIFE ON RIVERSIDE

These ultra-luxurious apartments,
which gloriously stand tall and overlook
city's beautiful surroundings, entice you
into a life of indulgence and
extravagance.

Where the limitless expanses that blur
the line between sky, water and
greenery give you the feeling of being
one with nature.



ANANTA HEIGHTS

LAVISH LIFE ON RIVERSIDE





ANANTA HEIGHTS

Those wishing to own a piece of paradise rejoicing nature's tranquilly and modern-day opulence have found the right address.



Sky-Scaling Towers

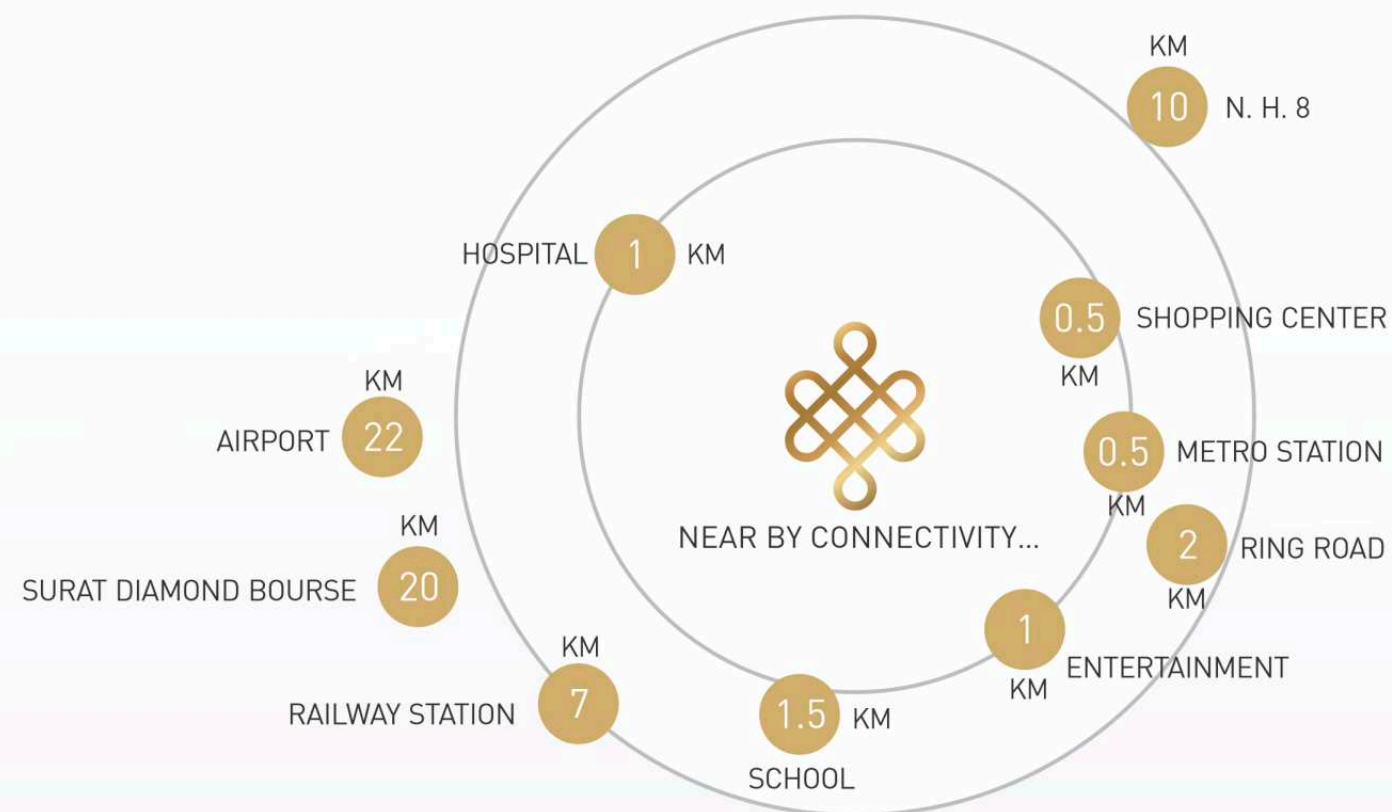
All Apartments Riverside Facing

Around 3.5 mt. Floor Height

2 Level Amenities & Clubhouse

Lush Green Landscape Area

Spacious Car Parking in Basement



ANANTA HEIGHTS

Site : F.P. 56-57, T.P. 18, End of Savji Korat Bridge, Mota Varachha, Surat





WHERE YOU ENJOY THE BEST VIEWS OF SURAT CITY

Every apartment of this splendid development gets to enjoy the breathtakingly beautiful views of the shimmering Tapi river. The cool breeze, ample sunlight and uninterrupted skyline views are the bonus.





LET THE WORLD KNOW YOU HAVE MADE IT

Elegant and opulent, surreal and magnificent; for the man who has worked hard to achieve success and deserves a home to match his status.

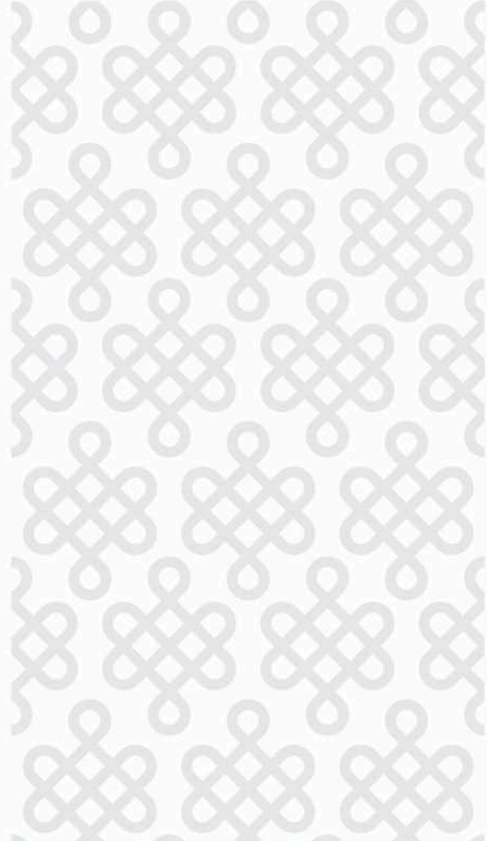




WHAT A FANTASTIC WAY TO CHILL

Swim a few laps or take a rejuvenating dip in the soothing waters. Have some splashing fun or relax on the nearby chairs. It is destined to become the family's favourite spot.





BEAUTIFUL BACKDROP FOR BLISSFUL LIVING

Ravel in the stunning shades of green as you walk down the pathway to your luxurious apartment. Let the elements of greenery charm you.





A BOUQUET OF PRIVILEGED AMENITIES

When every comfort, convenience and lifestyle need is taken care of, life becomes a celebration of joys.



Entrance Gate



Security Cabin



Pick up & Drop stand



Main Entrance Foyer with 20 FT clear Height



Reception



Lounge Area



Soft Scape



Feature wall



Party Lawn/ Garden



Senior Citizen Seating



Children's Play area



Barbeque Area



Hedge Garden



Outdoor Play Area



Cover Patio with Water Body & Gazebo



Swimming Pool



Double Height Banquet Hall



Mini Theatre



Executive Room



Conference Room



Library / Children Study Area



Management Room



Jacuzzi



Steam



Sauna



Massage Room



GYM Area



Yoga Room



FAR ABOVE THE WORLD

Experience the sensation of being at the top, above
everyone else in the most fabulous way possible.





GROUND
LAYOUT PLAN

LEGENDS

- 01) ENTRANCE GATE
- 02) SECURITY CABIN
- 03) PICK UP & DROP STAND
- 04) WATER BODY
- 05) FEATURE WALL
- 06) ENTRANCE CANOPY
- 07) LOUNGE
- 08) EXECUTIVE CABIN
- 09) MANAGEMENT ROOM
- 10) CONFERENCE ROOM
- 11) SERVER TABLE
- 12) ELECTRICAL ROOM
- 13) FEMALE & MALE TOILET / CHANGING
- 14) MASSAGE ROOM
- 15) STEAM
- 16) SAUNA
- 17) JACUZZI
- 18) THEATER
- 19) BANQUET AREA
- 20) PARTY LAWN
- 21) CHILDREN PLAY AREA
- 22) BARBEQUE AREA
- 23) HEDGE GARDEN
- 24) OUTDOOR PLAY AREA
- 25) COVERED PATIO
- 26) SWIMMING POOL
- 27) DECK
- 28) SOFT SCAPE
- 29) RAMP TO BASEMENT
- 30) PARKING

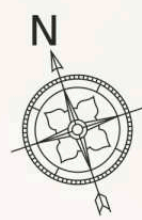




1st FLOOR PLAN

LEGENDS

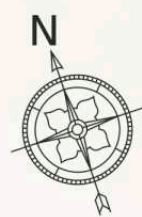
- 01) RECEPTION AND WAITING AREA
- 02) TOILET, SHOWER, CHANGING ROOM, LOCKERS
- 03) GYM AREA
- 04) YOGA ROOM
- 05) SALOON AREA





TYPICAL FLOOR PLAN

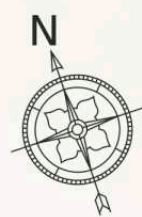
2,3,7,8,9,12,13,17,18,19,22ND



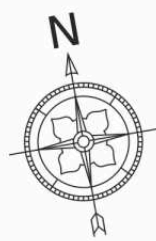


TYPICAL FLOOR PLAN

4,5,6,10,11,14,15,16,20,21ST



5 BHK
UNIT PLAN
TYPE-1



 GARDEN VIEW 

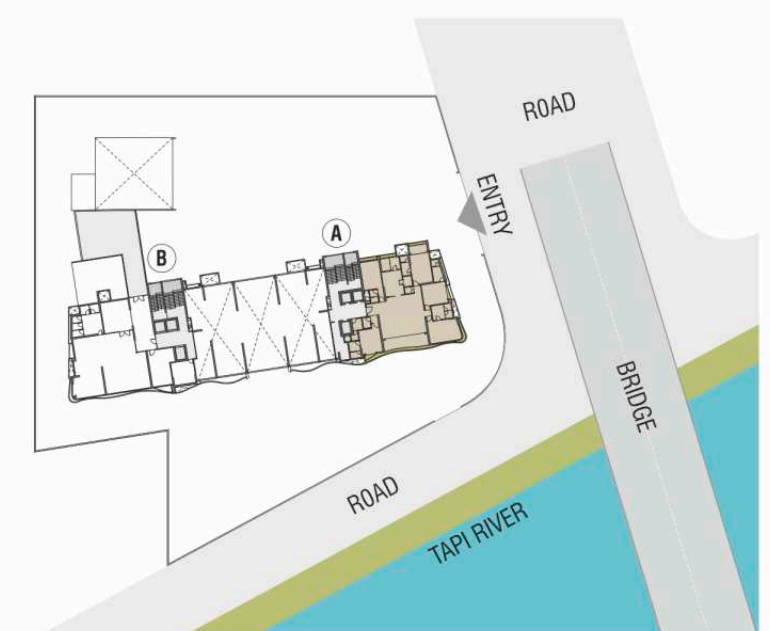


 RIVER VIEW 

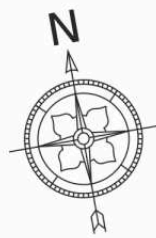
1ST FLOOR

LEGENDS

01	VESTIBULE	8' 2" X 7' 6"
02	LIVING	17' 7" X 15' 6"
03	DECK	28' 0" X 7' 6"
04	KITCHEN	11' 10" X 16' 0"
05	DINING	10' 7" X 15' 5"
06	WASH	11' 10" X 8' 0"
07	STORE	5' 3" X 6' 5"
08	POOJA	5' 9" X 4' 0"
09	BEDROOM-1	13' 4" X 15' 0"
10	A. TOILET	6' 8" X 10' 6"
11	BEDROOM-2	19' 6" X 13' 9"
12	A. TOILET	12' 8" X 9' 2"
13	BEDROOM-3	15' 3" X 13' 5"
14	A. TOILET	5' 6" X 14' 0"
15	BEDROOM-4	12' 2" X 18' 5"
16	A. TOILET	5' 3" X 12' 4"
17	DECK	11' 4" X 5' 6"
18	BEDROOM-5	12' 0" X 17' 6"
19	A. TOILET	4' 9" X 8' 0"
20	C. TOILET	4' 7" X 7' 0"
21	SERVANT ROOM	6' 3" X 7' 0"
22	A. TOILET	4' 6" X 3' 9"



5 BHK
UNIT PLAN
TYPE-1



 GARDEN VIEW 



 RIVER VIEW 

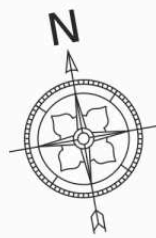
TYPICAL FLOOR
4,5,6,10,11,14,15,16,20,21ST

LEGENDS

01	VESTIBULE	8' 2" X 7' 6"
02	LIVING	17' 7" X 15' 6"
03	DECK	28' 0" X 7' 6"
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06	WASH	11' 10" X 8' 0"
07	STORE	5' 3" X 6' 5"
08	POOJA	5' 9" X 4' 0"
09	BEDROOM-1	13' 4" X 15' 0"
10	A. TOILET	6' 8" X 10' 6"
11	BEDROOM-2	19' 6" X 13' 9"
12	A. TOILET	12' 8" X 9' 2"
13	BEDROOM-3	15' 3" X 13' 5"
14	A. TOILET	5' 6" X 14' 0"
15	BEDROOM-4	12' 2" X 18' 5"
16	A. TOILET	5' 3" X 12' 4"
17	DECK	11' 4" X 5' 6"
18	BEDROOM-5	12' 0" X 17' 6"
19	A. TOILET	4' 9" X 8' 0"
20	C. TOILET	4' 7" X 7' 0"
21	SERVANT ROOM	6' 3" X 7' 0"
22	A. TOILET	4' 6" X 3' 9"



4 BHK
 UNIT PLAN
 TYPE-2



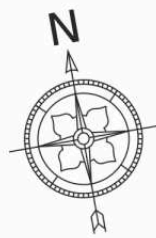
TYPICAL FLOOR
 4,5,6,10,11,14,15,16,20,21ST

LEGENDS

01	ENTRANCE	14' 9" X 7' 14"
02	LIVING	18' 2" X 17' 10"
03	DECK	18' 2" X 8' 4"
04	KITCHEN+DINING	18' 8" X 18' 2"
05	DECK	7' 5" X 8' 2"
06	WASH	5' 1" X 8' 3"
07	STORE	4' 8" X 4' 8"
08	POOJA	-
09	BEDROOM-1	12' 0" X 22' 7"
10	A. TOILET	6' 6" X 10' 6"
11	BEDROOM-2	11' 6" X 17' 6"
12	C. TOILET	5' 0" X 8' 0"
13	BEDROOM-3	12' 5" X 17' 6"
14	A. TOILET	5' 10" X 11' 0"
15	BEDROOM-4	12' 6" X 18' 0"
16	A. TOILET	8' 11" X 8' 11"
17	DECK	9' 0" X 5' 8"
18	SERVANT ROOM	6' 3" X 7' 3"
19	A. TOILET	4' 4" X 3' 8"



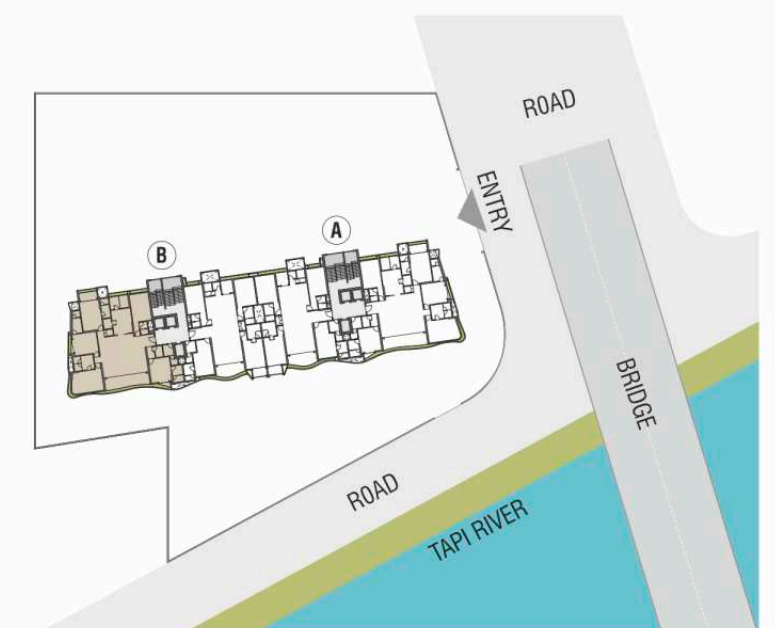
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UNIT PLAN
TYPE-1



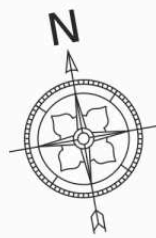
TYPICAL FLOOR
4,5,6,10,11,14,15,16,20,21ST

LEGENDS

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04	KITCHEN	11' 10" X 16' 0"
05	DINING	10' 7" X 15' 5"
06	WASH	11' 10" X 8' 0"
07	STORE	5' 3" X 6' 5"
08	POOJA	5' 9" X 4' 0"
09	BEDROOM-1	13' 4" X 15' 0"
10	A. TOILET	6' 8" X 10' 6"
11	BEDROOM-2	19' 6" X 13' 9"
12	A. TOILET	12' 8" X 9' 2"
13	BEDROOM-3	15' 3" X 13' 5"
14	A. TOILET	5' 6" X 14' 0"
15	BEDROOM-4	12' 2" X 18' 5"
16	A. TOILET	5' 3" X 12' 4"
17	DECK	11' 4" X 5' 6"
18	BEDROOM-5	12' 0" X 17' 6"
19	A. TOILET	4' 9" X 8' 0"
20	C. TOILET	4' 7" X 7' 0"
21	SERVANT ROOM	6' 3" X 7' 0"
22	A. TOILET	4' 6" X 3' 9"



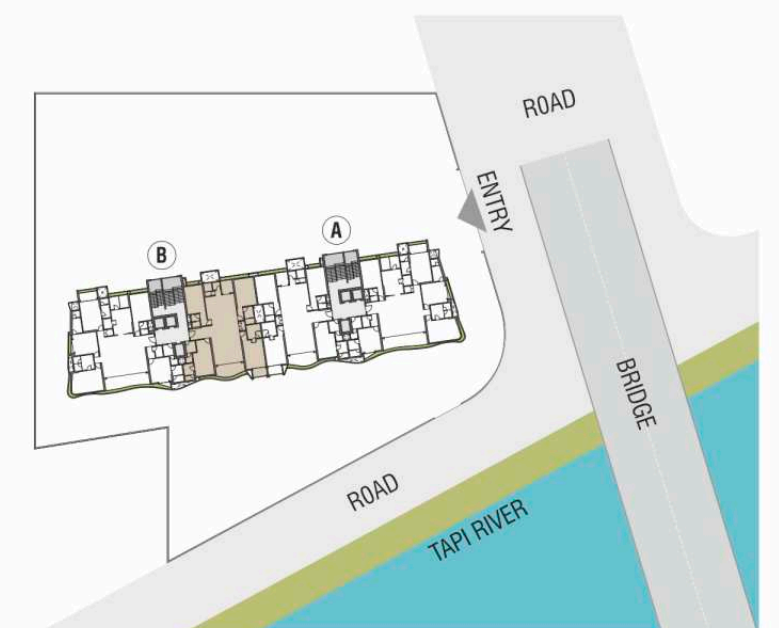
4 BHK
 UNIT PLAN
 TYPE-2



TYPICAL FLOOR
 4,5,6,10,11,14,15,16,20,21ST

LEGENDS

01	ENTRANCE	14' 9" X 7' 14"
02	LIVING	18' 2" X 17' 10"
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05	DECK	7' 5" X 8' 2"
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08	POOJA	-
09	BEDROOM-1	12' 0" X 22' 7"
10	A. TOILET	6' 6" X 10' 6"
11	BEDROOM-2	11' 6" X 17' 6"
12	C. TOILET	5' 0" X 8' 0"
13	BEDROOM-3	12' 5" X 17' 6"
14	A. TOILET	5' 10" X 11' 0"
15	BEDROOM-4	12' 6" X 18' 0"
16	A. TOILET	8' 11" X 8' 11"
17	DECK	9' 0" X 5' 8"
18	SERVANT ROOM	6' 3" X 7' 3"
19	A. TOILET	4' 4" X 3' 8"



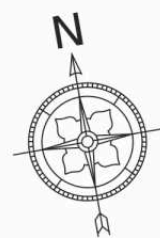
5 BHK
 UNIT PLAN
 TYPE-1

 GARDEN VIEW 

TYPICAL FLOOR
 2,3,7,8,9,12,13,17,18,19,22ND

LEGENDS

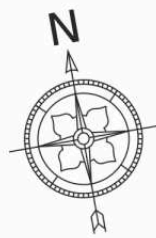
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RIVER VIEW



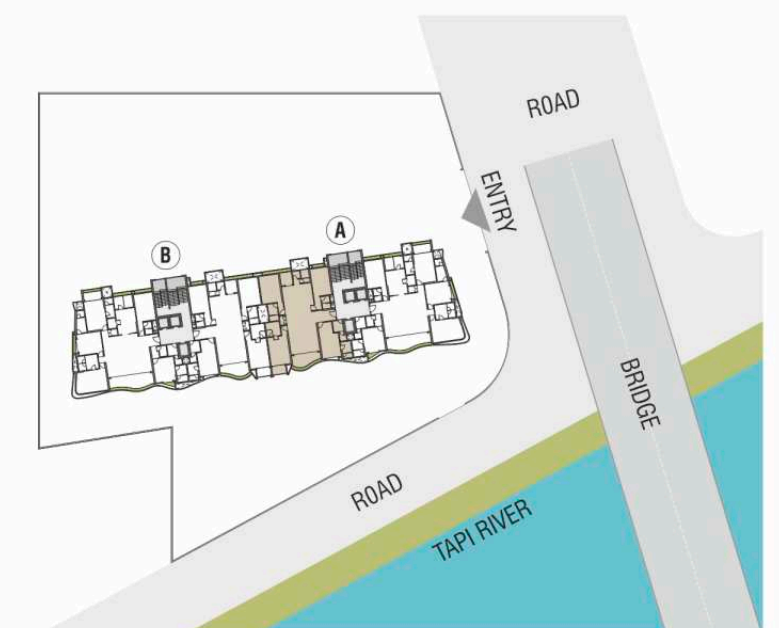
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UNIT PLAN
TYPE-2



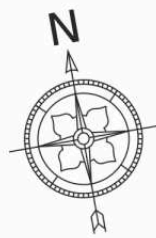
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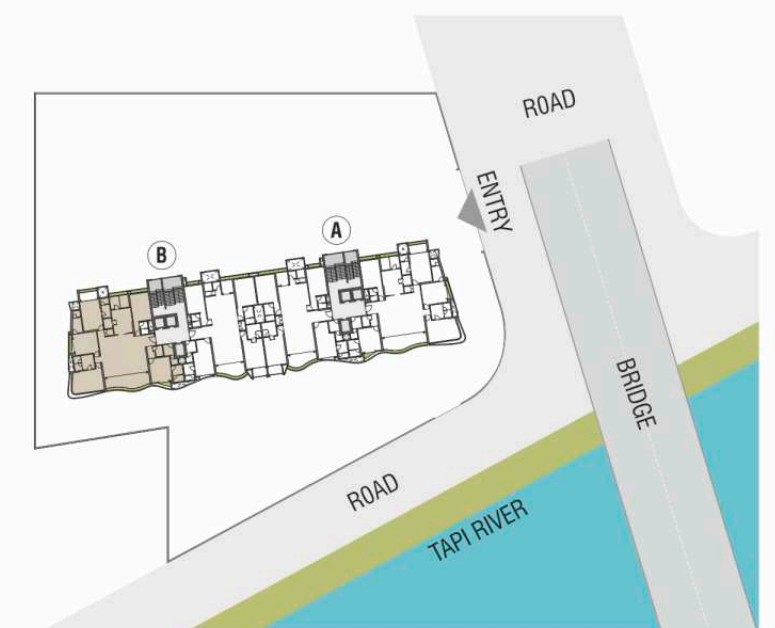
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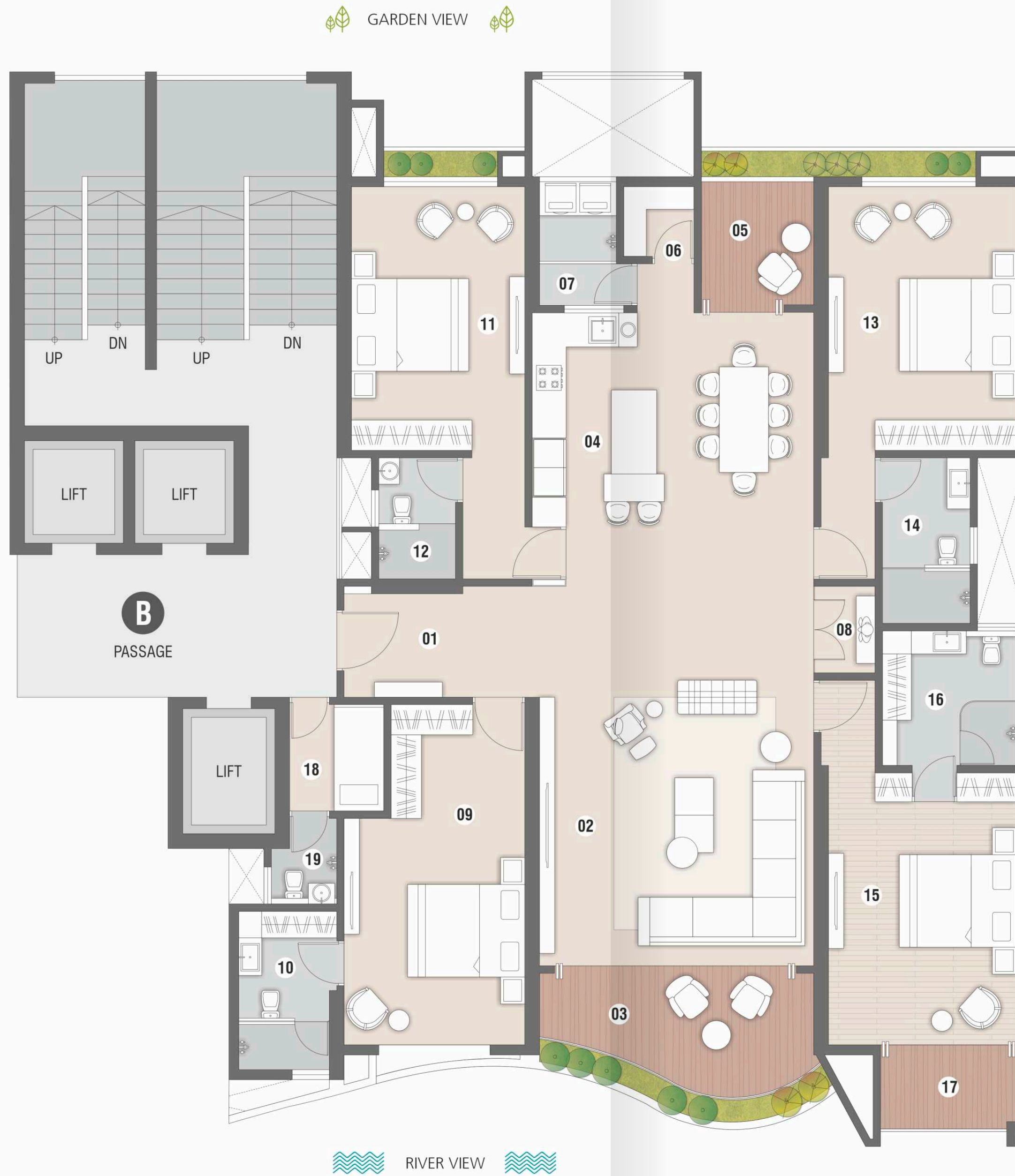
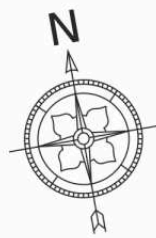
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11	BEDROOM-2	19' 6" X 13' 9"
12	A. TOILET	12' 8" X 9' 2"
13	BEDROOM-3	15' 3" X 13' 5"
14	A. TOILET	5' 6" X 14' 0"
15	BEDROOM-4	12' 2" X 18' 5"
16	A. TOILET	5' 3" X 12' 4"
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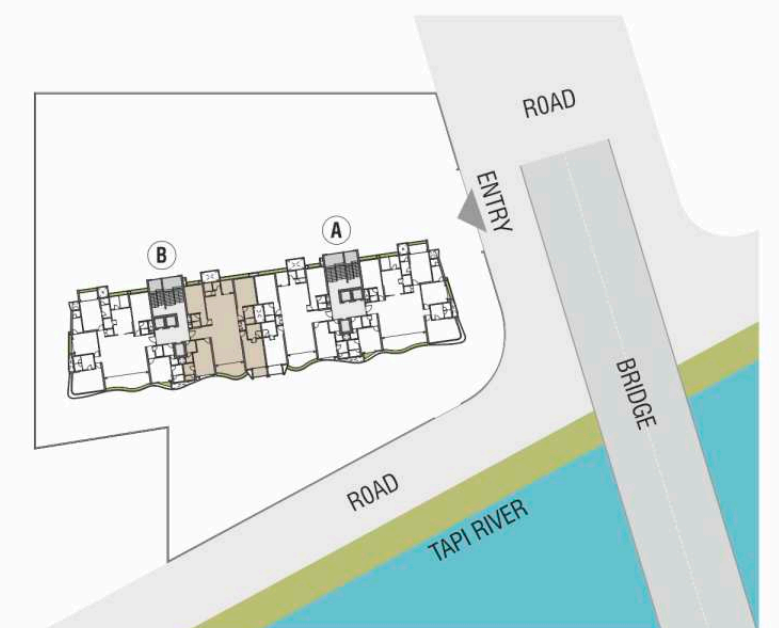
4 BHK
 UNIT PLAN
 TYPE-2



TYPICAL FLOOR
 2,3,7,8,9,12,13,17,18,19,22ND

LEGENDS

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11	BEDROOM-2	11' 6" X 17' 6"
12	C. TOILET	5' 0" X 8' 0"
13	BEDROOM-3	12' 5" X 17' 6"
14	A. TOILET	5' 10" X 11' 0"
15	BEDROOM-4	12' 6" X 18' 0"
16	A. TOILET	8' 11" X 8' 11"
17	DECK	9' 0" X 5' 8"
18	SERVANT ROOM	6' 3" X 7' 3"
19	A. TOILET	4' 4" X 3' 8"





IT'S TRULY A DREAM COME TRUE

The pleasures of the river side living are calling you.
Get ready to live the life of your dreams.





CRAFTED WITH LOVE
ADORNED WITH VIEWS

Balcony is not just a place for the potted plants. It's where you enjoy a cup of tea, read a book, have those delightful conversations and gaze at the stunning views.





THE SKY VILLA YOU'VE WISHED FOR

Opulence laid on carpet, nature welcoming you with open arms,
mesmerizing views and much more; there is no better place than
Ananta Heights to call home.





Advanced Building Specifications

Building Structure:- RCC framed building designed as per IS Codes.	Sewage System • PVC PIPES IN underground as well as in concealed drainage system as per details given by MEP Consultant.
Electrical System, Elevator, Gas & Water Supply • Power load – 3 Phase meter for each flats	Electricity • Electrical Supply by GEB
Elevators configuration • 2 High Speed Elevators in each wing & additional Goods lift for Tower A & B • Each Lift for 10 – 12 Passengers capacity of the lifts	Generator Back - Up • Common Infrastructure Facilities
Water • Municipal Water Supply and Boring	Security System • C.C.T.V in entrance foyer located at ground floor & connected with Video Door Phone + Intercom Facilities. Common Area Parking, Terrace etc. Under CCTV Surveillance
Internet • High Speed WIFI SYSYEM IN Reception and Amenities Area	FIRE Safety • Fire Safety as per GDCR norms and execution as per Details given by Fire Consultant.
Supply og GAS • Gujarat Gas Connection point for Kitchen & Geyser Use	

Internal Common AREA Finishes

FOYOR • Double heighted entrance foyer finished with Italian/ Imported Marble and granite/granamite cladding and flooring	Main Door : Teak Wood
LIFT Cladding • Granamite & Granite Stone Wall Cladding in each floor near lift Entrance.	Main Elevation Facade Railing : SS and Glass
	Staircase • Granite Stone Flooring on Staircase & landing and SS Finished Hand Rails.

External Building Finishes

Terrace • Water proofing in terrace with chemical & china Mosaic or Ceramic tiles flooring
Plaster • Double coated and sand faced / Roller Finished Plaster, finished with texture above and combination of granite/tiles/terracotta dry cladding.
Road Network • RCC, Tri mix (VDS) / Paver of branded quality having finish of sand blast granite chips.

Brands

Ceramic Fittings Kohler/ American Standard / Vitra/ Duravit	Electric Wiring RR Kabel / Finolex / Polycab / Havells	Bath CP Fittings Kohler/ Vitra / Grohe
Plumbing Supreme / Astral / Finolex / Flow guard	Elevators Mitsubishi Electric / OTIS / KONE / Schindler	

LEGAL DISCLAIMER :
*All dimensions are approximate, average and unfinished.
*All furniture/objects shown in the plan are for presentation & understanding purpose only. By no means, it will form a part of final deliverable products.
All the elements, objects, treatments, materials, equipment & colour scheme shown are artisan's impression and purely for presentation purpose. By no means, it will form a part of the amenities, features or specifications of our final products.

NOTE : *All rights for alteration /modification & development in design or specifications by architects and/or developer shall be binding to all the members. * This brochure is for private circulation only. By no means it will form a part of any legal contract.

TERMS & CONDITIONS :
• Stamp duty, registration charges, advocate fees, legal charges, insurance expenses, GEB expenses, SMC expenses, gas line expenses, society formation & registration expenses, society maintenance charges (from the date of BUC) etc. shall be borne by the purchaser. • TDS, GST & other taxes levied in future will be borne by the purchaser. • Any additional charges or duties levied by the government / local authorities during or after the completion of the project like SMC tax, I.C. etc. will be borne by the purchaser. • In the interest of continual developments in design & quality of construction, developer reserves all the rights to make any changes in the project including technical specifications, designs, planning, layout & all purchasers shall abide by such changes. • Changes / alteration of any nature including elevation, exterior colour scheme, balcony grill or any other changes affecting the overall design concept & outlook of the project are strictly NOT PERMITTED during or after the completion of the project. • Any RCC member (beam, column & slab) must not be damaged during the interior work. • Low-voltage cables such as telephone, TV and internet cables shall be laid as per consultant's service drawings with prior consent of the developer. No wire/cables/conduits shall be laid or installed such that they form hanging formation on the building exterior faces. • Common passages / landscaped areas are not allowed to be used for personal purpose. • Amenities provided are for the added benefits of the society. Any change / alteration in the amenities during or after the completion of the project due to change in government / local authorities (corporation, fire department, environment department, other statutory authorities) policies / rules & regulations will have to be accepted by all the members of the society. • Society maintenance charges & society security deposit is to be paid by the purchaser in advance before sale deed documentation / possession. • SMC tax, gas bill, electricity bill, society maintenance charges & society security deposit is to be borne by the purchaser after BUC / possession / document registry whichever is earlier. • Document registry is compulsory before possession. • If any change in rules & regulations of government policies / RERA / GST / stamp duty / registration fees etc. will be charged to the purchaser.

MK GROUP

Project Developed By
M/s Matrushri Capital Management LLP

MK House, 251, Shree Ambika, Next to Yash Plaza,
Varachha Main Road
Surat-395006, Gujarat, India

Customer no. **99098 87000**



Scan for Brochure

Facade, Amenities, Interior & Landscape
Architect and Designers
Design Core
Ar . Manish Choksi

Structural Engineer
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