

A PROJECT BY



011 262504793  
AATMIYA

A NEW  
HORIZON OF  
LIFESTYLE



RESICOM I

3 & 4 BHK  
Graceful Villas & Shops





The Aatmiya Real Estate co. excels in real estate and construction through its foresight and expertise. Their focused vision and dedication drive their continued growth and success, resulting in the presentation of modern and luxurious residential and commercial projects.

After multiple successful projects, a new "benchmark" is being developed in South Vadodara, blending nature and architecture in perfect harmony.

Welcome to Aatmiya Galaxy Resicom 1.

## PROJECT ACROSS VADODARA

Gotri | Bhayli | Jambuva | Kalali | Por, N.H. 48 | Makarpura | Maneja



Welcome to Aatmiya Galaxy Resicom 1, a prestigious development on Makarpura Road in Vadodara. Offering elegant 3 & 4 BHK villas alongside vibrant commercial spaces, this project seamlessly blends luxury and convenience to create a perfect living environment. Discover a lifestyle of grace and sophistication at Aatmiya Galaxy Resicom 1.

**MR. SANJAY PATEL**  
Founder Of "Aatmiya Real Estate Co."

Our customer it's our Brand Ambassador...  
Make a real estate gets real...  
Make a product like No.1 or no...one...  
I simply say Home for every citizen...  
Our number one policy is to give a home that's loved by our customers.





## WELCOME TO YOUR FAMILY'S DREAM HOME

At Aatmiya Galaxy Resi Com 1, we believe that a happy family starts with a beautiful home. Our elegant villas are designed to provide a sanctuary where your family can thrive, creating countless cherished memories. From the secure entrance gate to the thoughtfully crafted living spaces, every detail ensures a lifestyle of joy, comfort, and togetherness. Welcome home to happiness.





## SERENITY AND JOY IN EVERY MOMENT

Imagine coming home to a place where peace and happiness greet you at the door. At Aatmiya Galaxy Resi Com 1, our villas offer a tranquil retreat from the hustle and bustle of city life. Nestled along the serene Makarpura Road, these homes provide the perfect setting for couples to relax and unwind. Enjoy quality time in beautifully designed spaces that celebrate your togetherness and well-being.

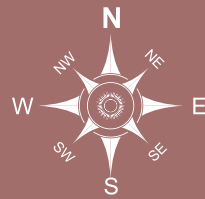




## A SANCTUARY OF GROWTH

Aatmiya Galaxy Resi Com 1 is more than just a residential project; it's a harmonious community designed for all ages. From a bird's eye view, you can see the thoughtfully planned layout, lush greenery, and serene spaces that define our project. Imagine your loved ones finding peace and inspiration here. Experience a perfect blend of nature and modern living, where every corner invites peace and personal growth.





# LAYOUT PLAN

PLOT AREA TABLE

PLOT NO.	PLOT AREA (SQ. FT.)	B.A. (SQ. FT.)
1	1175.43	1791.25
2	1175.43	1742.17
3	1175.43	1742.17
4	1175.43	1742.17
5	1175.43	1742.17
6	1175.43	1742.17
7	1175.43	1742.17
8	1207.83	1742.17
9	961.66	1525.42
10	962.09	1527.00

SHOP AREA TABLE

SHOP NO.	CARPET AREA (SQ. FT.)	SHOP SIZES
1	232.72	25'3" X 9'3"
2	238.52	25'3" X 9'8"
3	238.42	25'3" X 9'8"
4	238.42	25'3" X 9'8"
5	238.75	25'3" X 9'8"
6	173.19	18'6" X 9'8"
7	137.78	14'10½" X 9'8"
8	332.72	23'0" X 16'3"

PLOT AREA TABLE

PLOT NO.	PLOT AREA (SQ. FT.)	B.A. (SQ. FT.)
11	962.09	1527.00
12	962.09	1527.00
12A	962.09	1527.00
14	1128.39	1525.51
15	941.96	1528.49
16	938.51	1528.49
17	935.07	1513.26
18	931.62	1513.26
19	1419.2	1585.31

PLOT AREA TABLE

SHOP NO.	CARPET AREA (SQ. FT.)	SHOP SIZES
9	171.58	18'6" X 9'8"
10	209.04	23'3" X 9'8"
11	176.10	18'9" X 9'8"
12	195.26	20'9 X 9'8"
13	214.74	22'10½" X 9'8"
14	234.44	24'10½" X 9'8"
15	247.14	26'9 X 9'3"

# THOUGHTFULLY DESIGNED FOR YOUR COMFORT & CONVENIENCE

Discover the well-planned layout of Aatmiya Galaxy Resi Com 1, featuring world-class amenities for your comfort. Enjoy lush gardens, a fitness center, children's play areas, and ample parking. Our seamless design integrates residential and commercial spaces, creating a harmonious and luxurious living environment







## YOUR PRIVATE OASIS WITH A VIEW

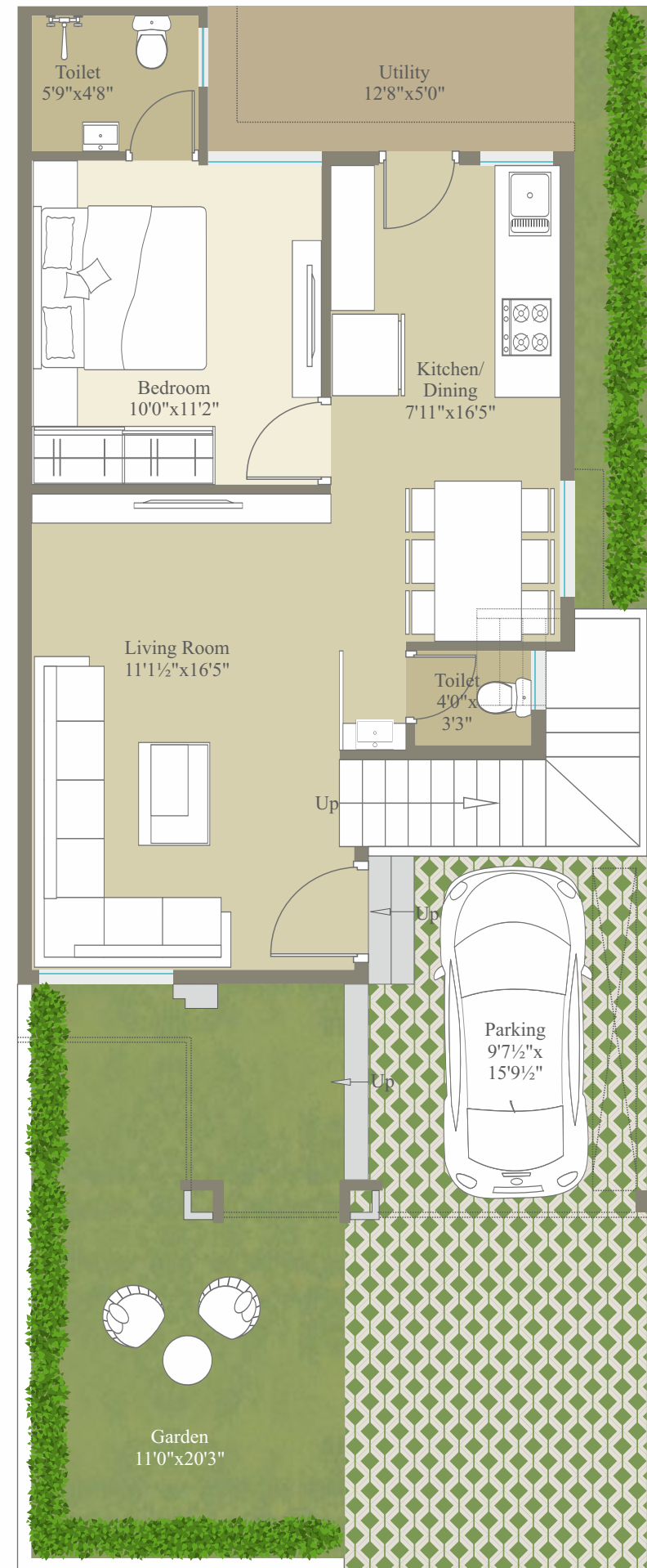
Step out onto your private balcony at Aatmiya Galaxy Resi Com 1 and experience a world of tranquility. Enjoy breathtaking views of lush landscapes and vibrant community spaces. Whether you're sipping your morning coffee or unwinding after a long day, this serene space offers the perfect retreat to relax and soak in the beauty of your surroundings.



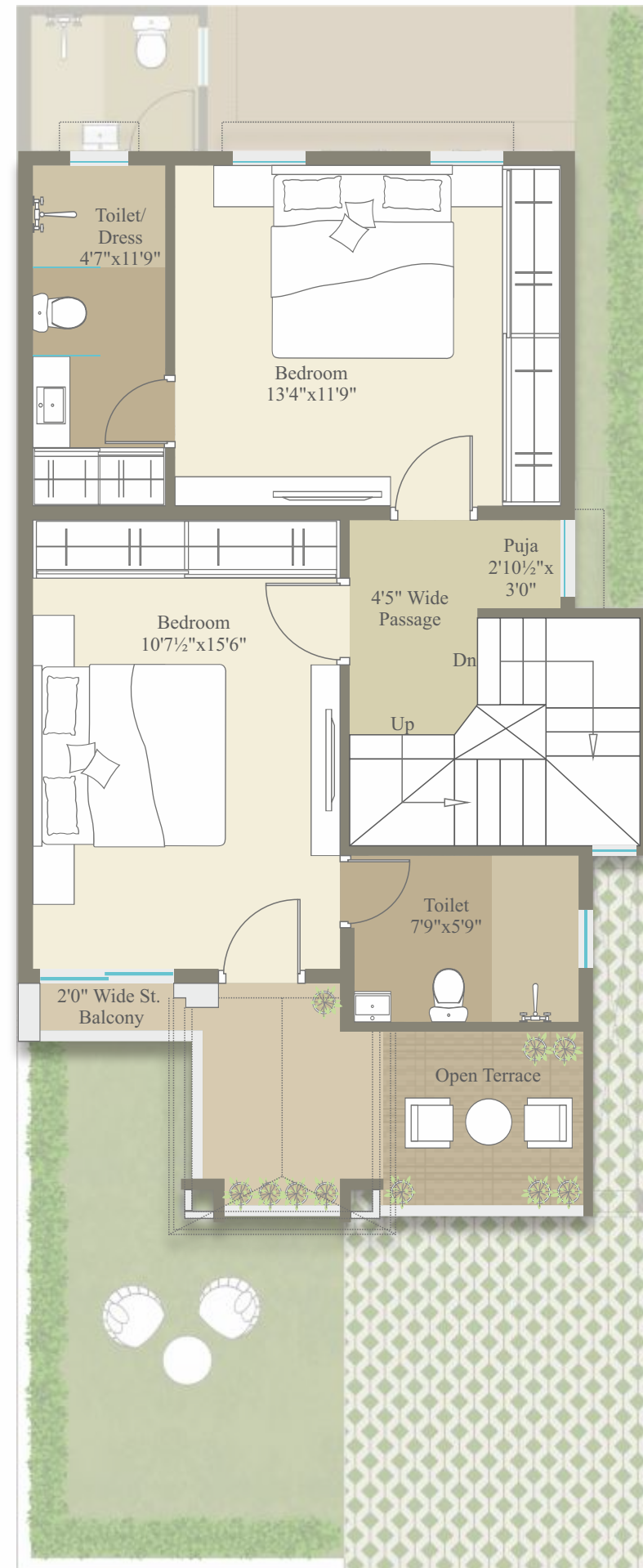


PLOT  
 01 & 08  
 FLOOR PLAN

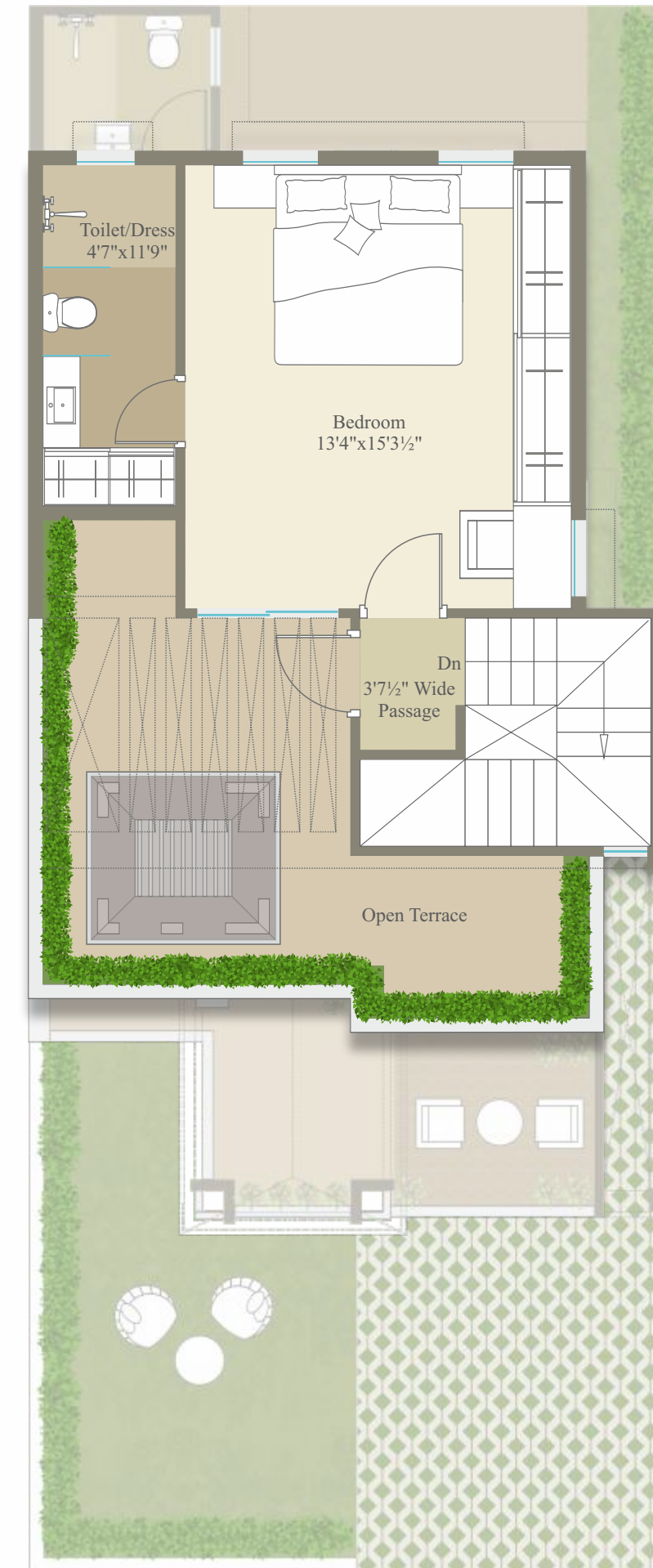
RERA C.A. 1312.67  
 SQ. FT.



Ground Floor Plan



First Floor Plan



Second Floor Plan

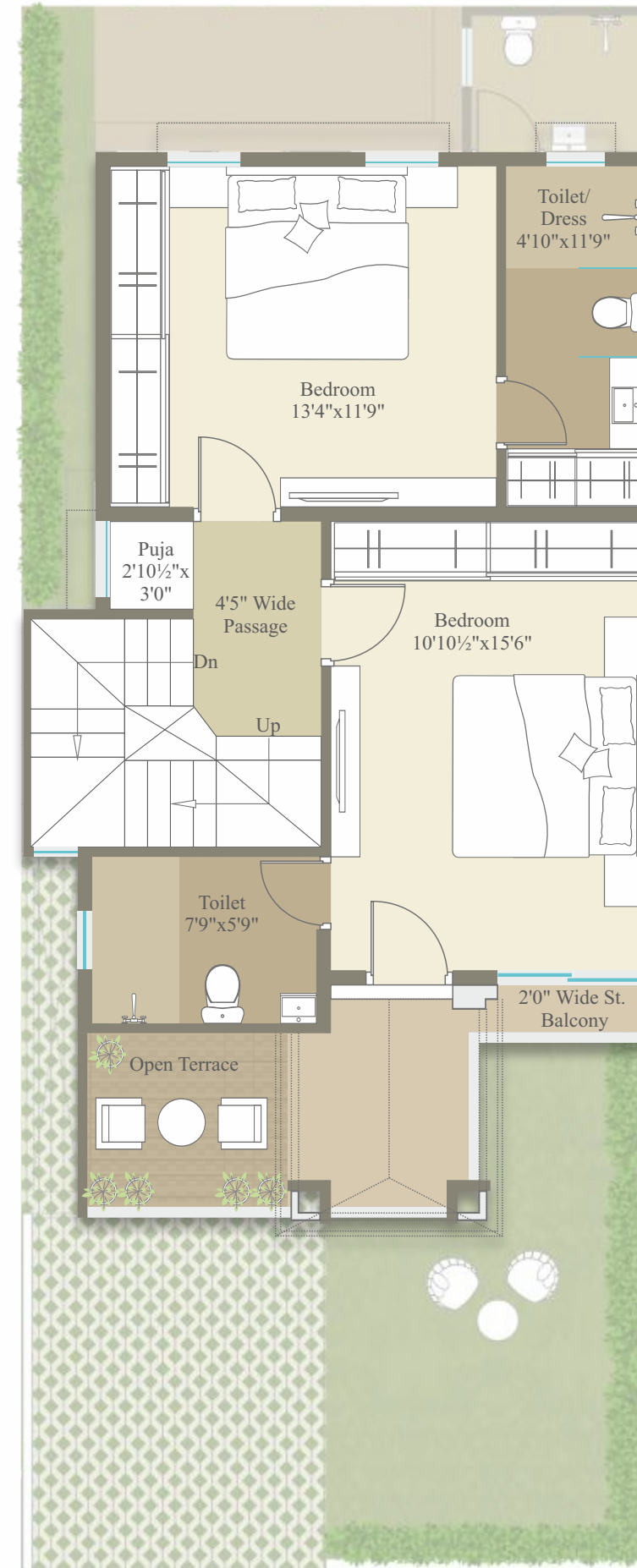


Plot  
02 TO 07  
Floor Plan

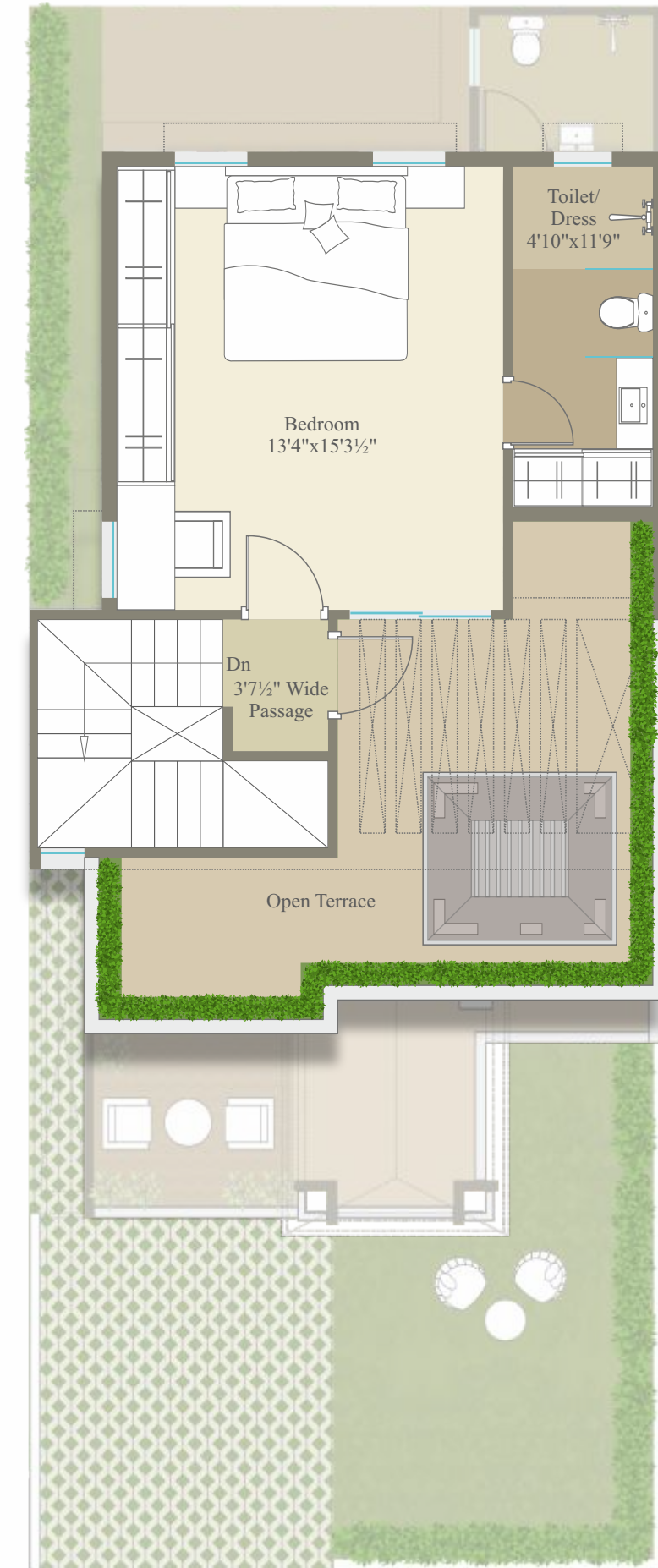
RERA C.A. 1312.67  
SQ. FT.



Ground Floor Plan



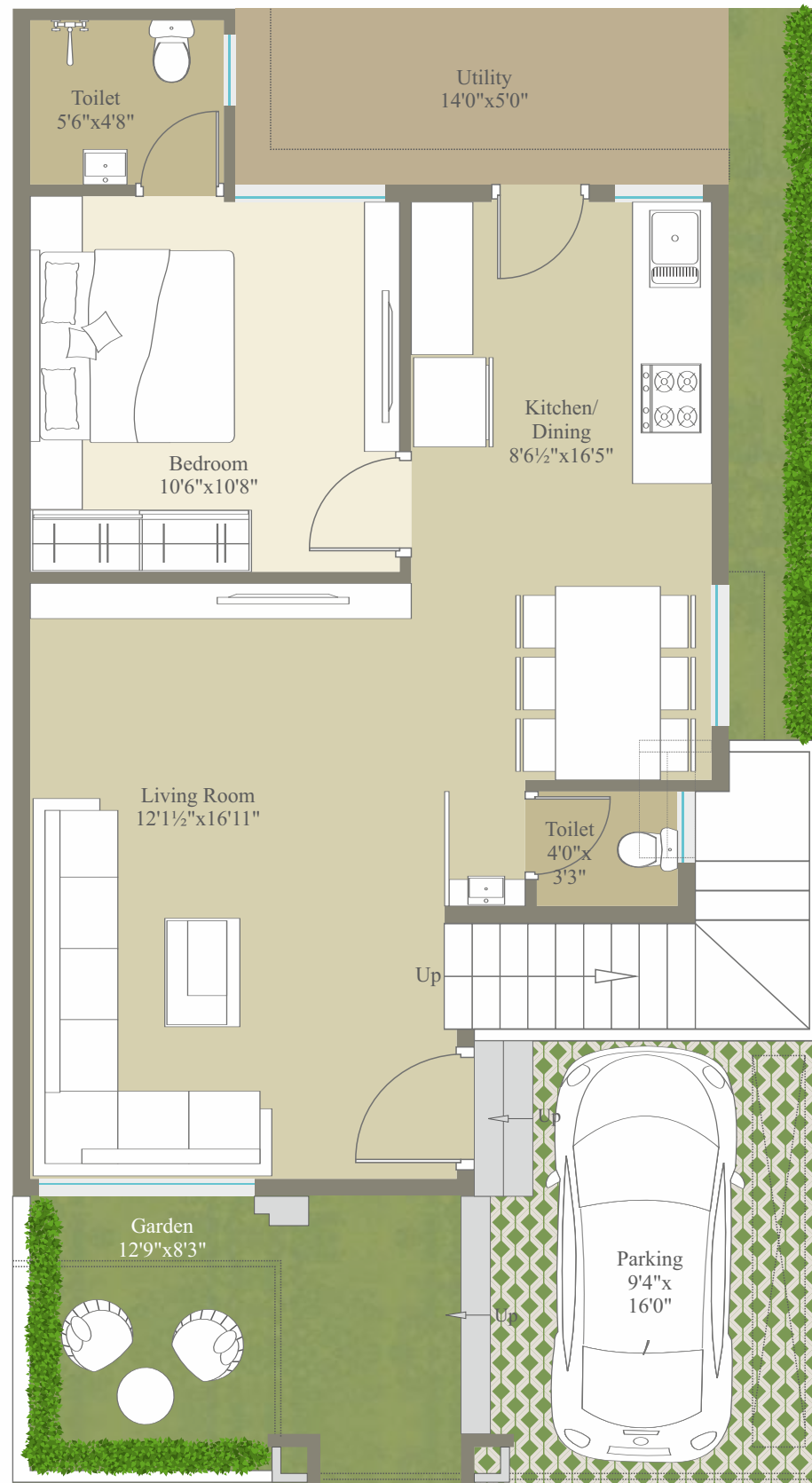
First Floor Plan



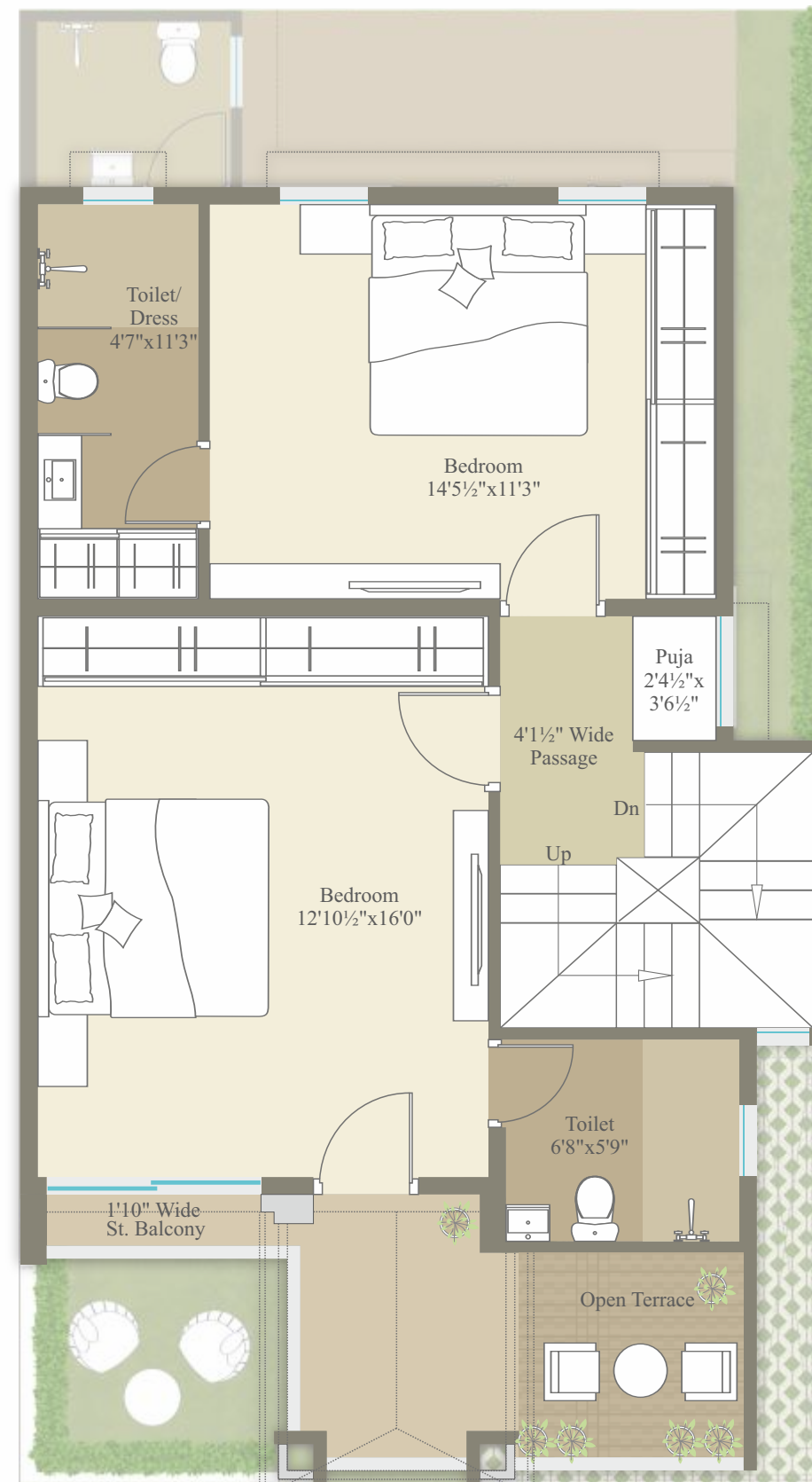
Second Floor Plan



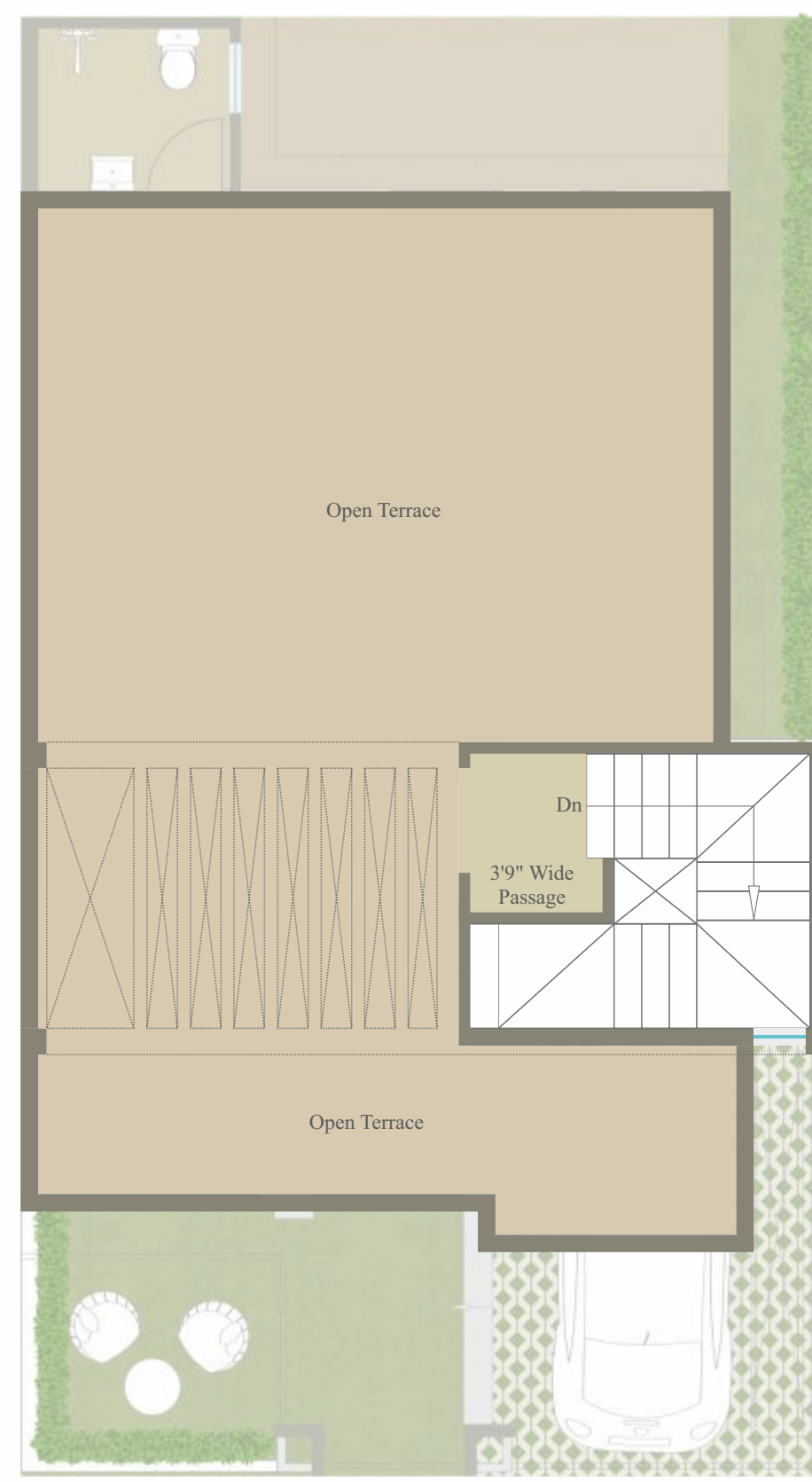
PLOT  
09  
FLOOR PLAN  
RERA C.A. 1044.75  
SQ. FT.



Ground Floor Plan



First Floor Plan

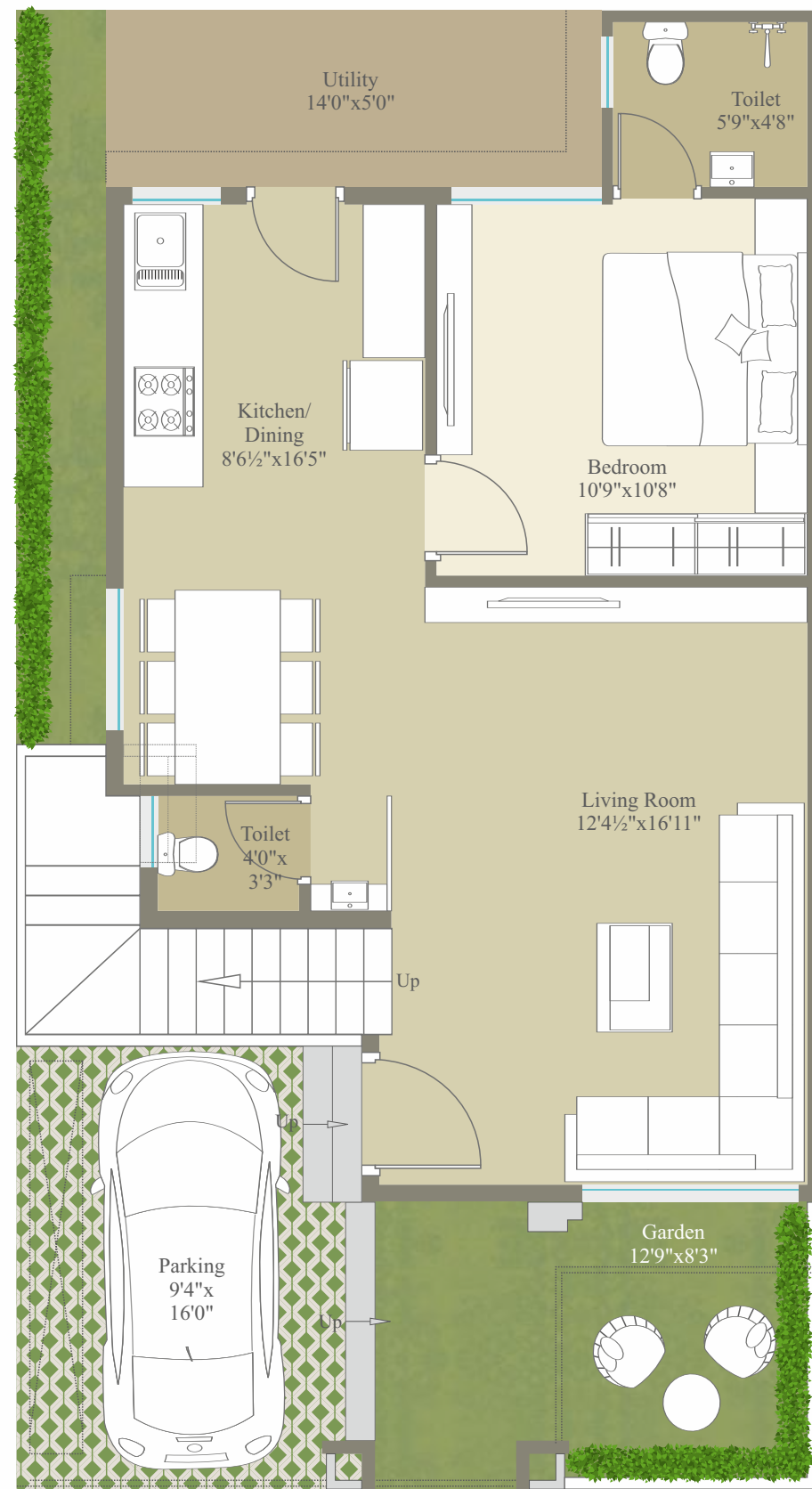


Second Floor Plan

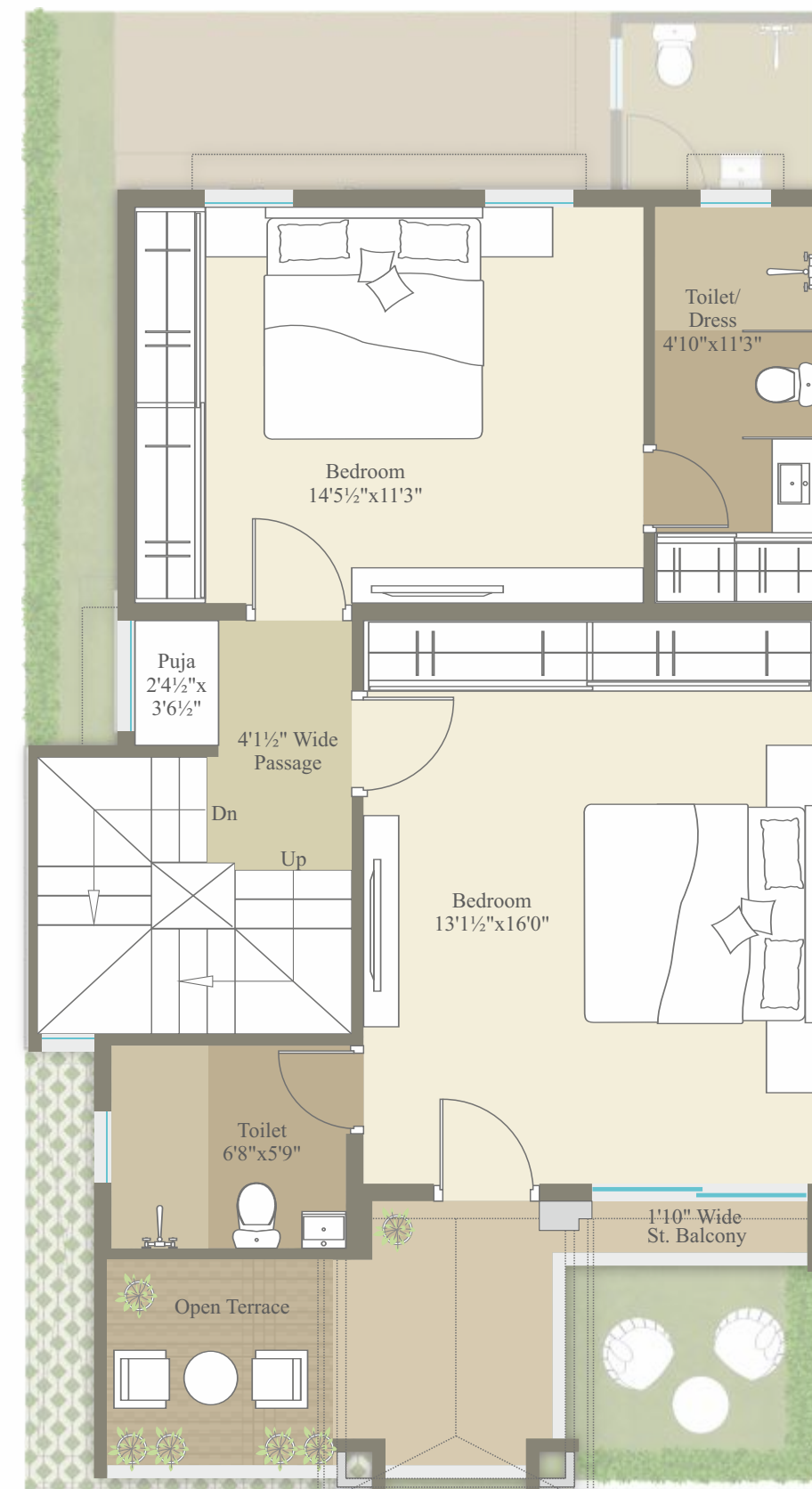


PLOT  
 10 TO 12A  
 FLOOR PLAN

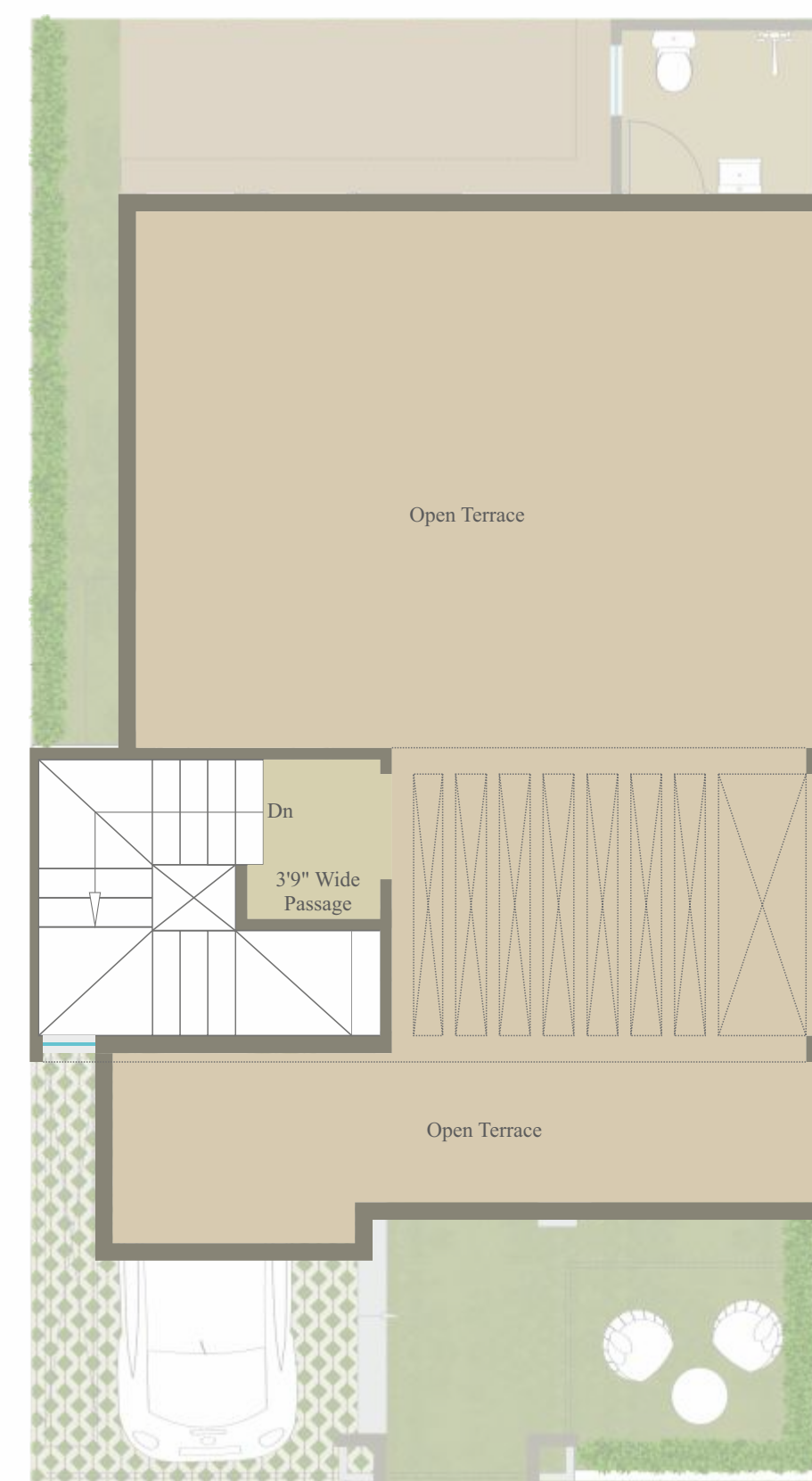
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 SQ. FT.



Ground Floor Plan



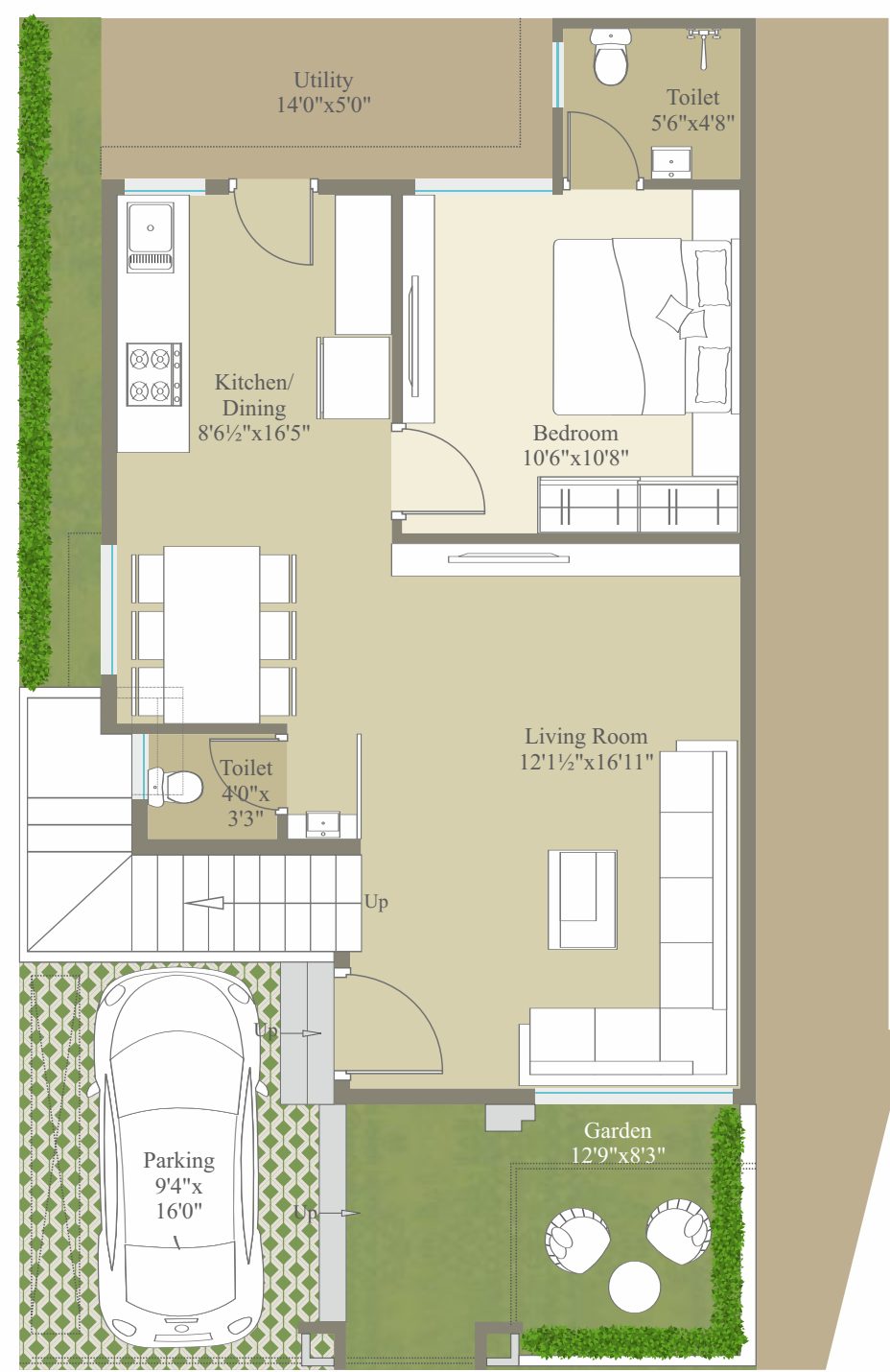
First Floor Plan



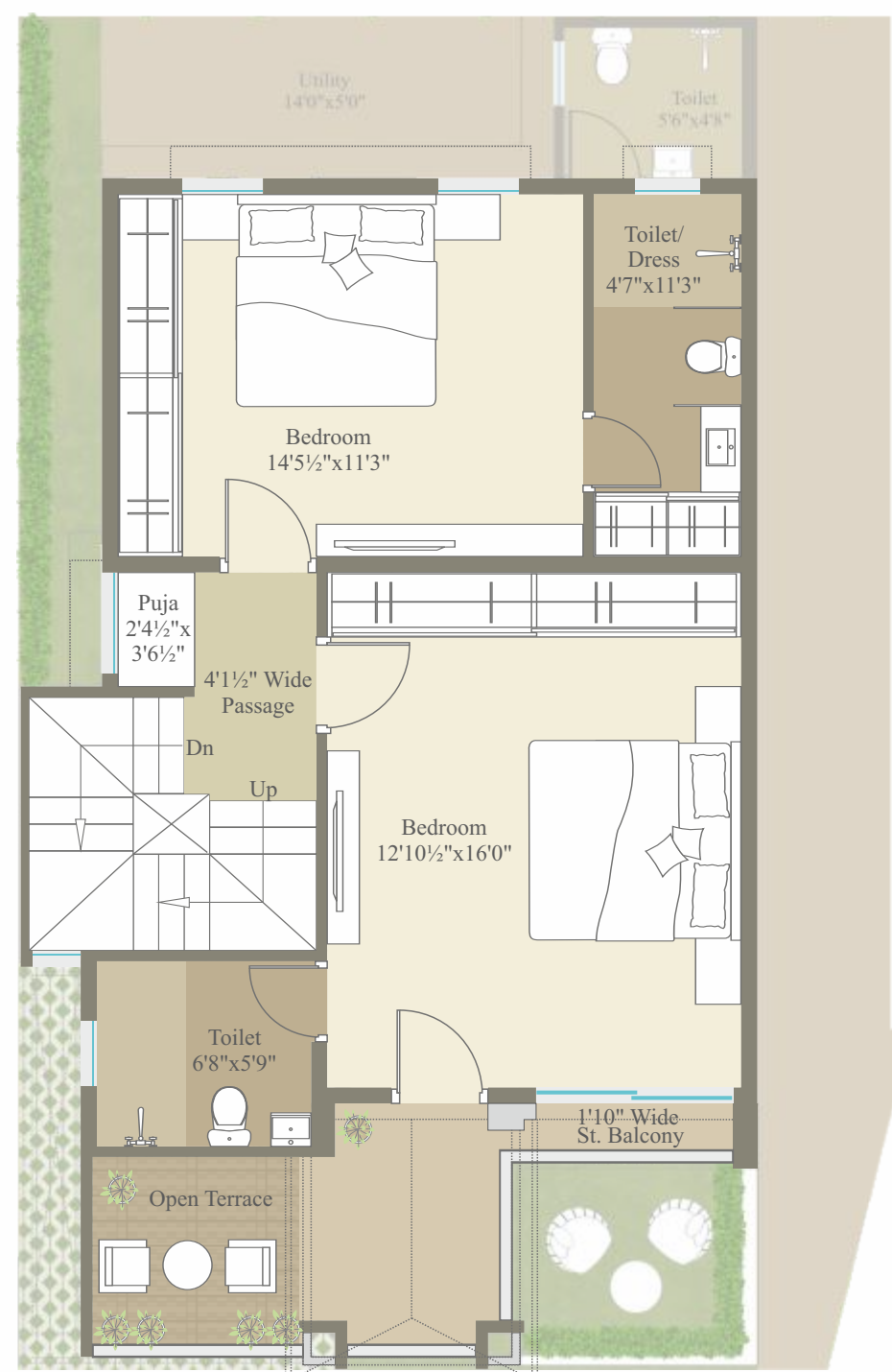
Second Floor Plan



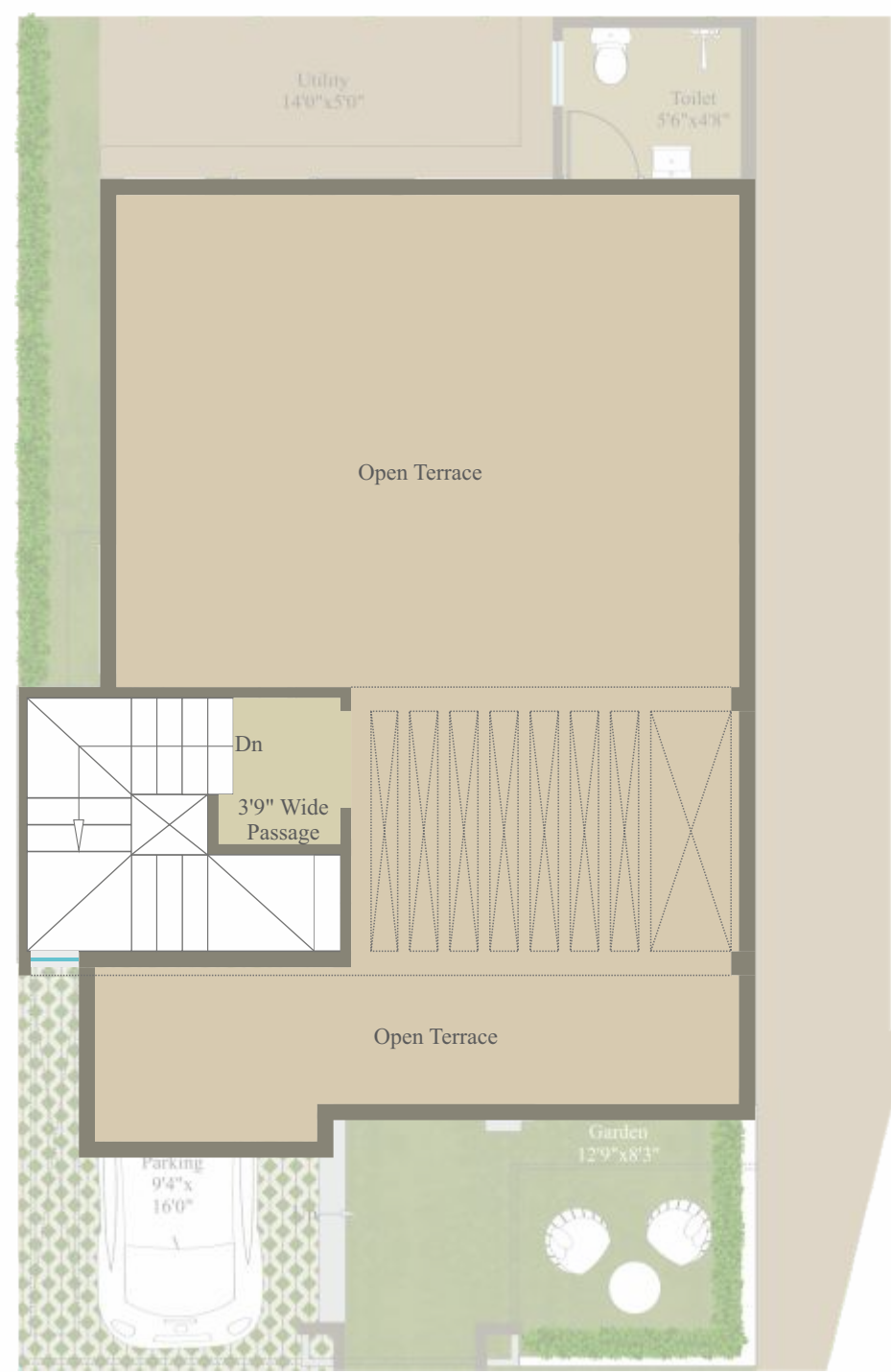
PLOT  
14  
FLOOR PLAN  
RERA C.A. 964.99  
SQ. FT.



Ground Floor Plan



First Floor Plan

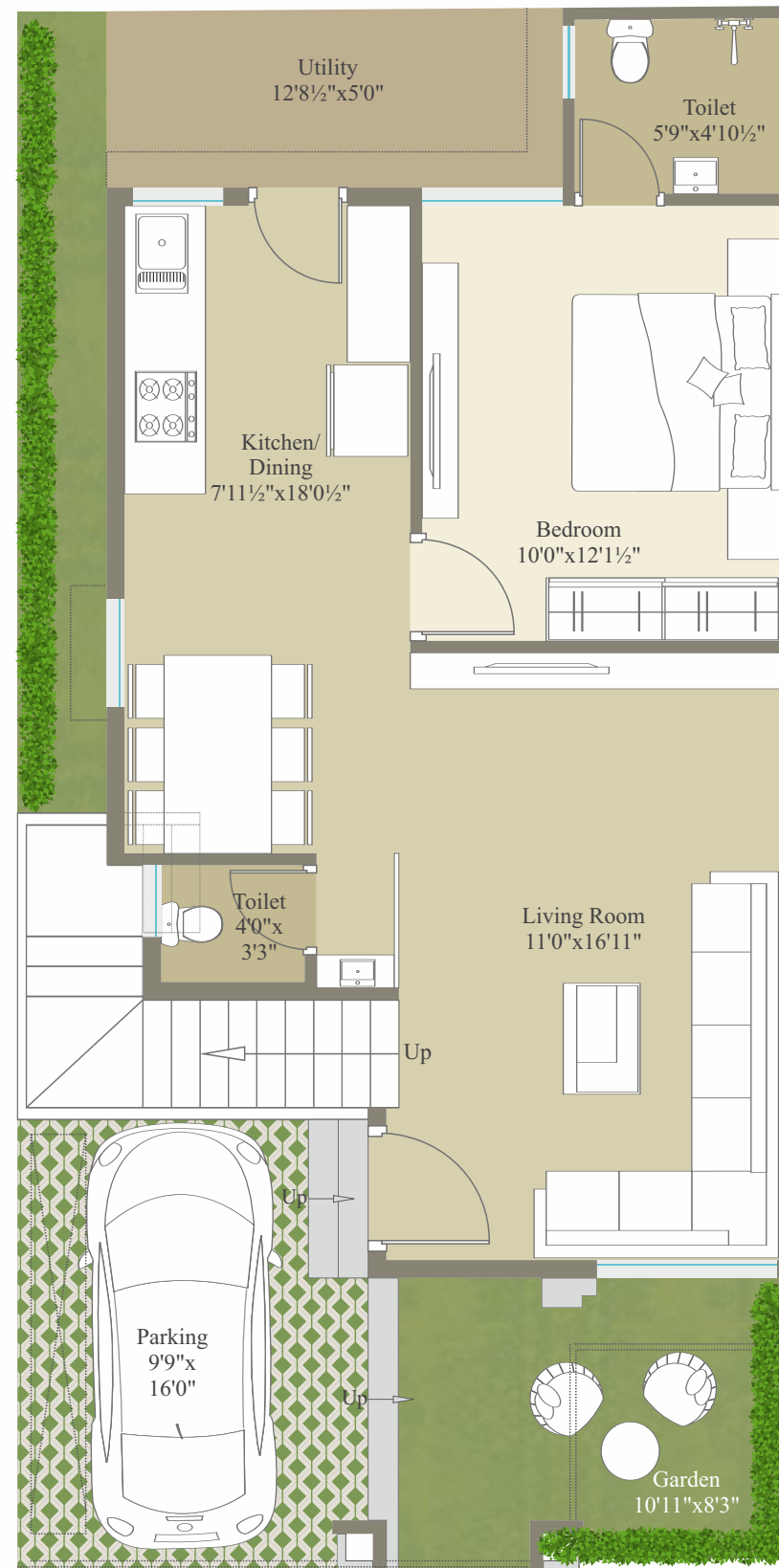


Second Floor Plan

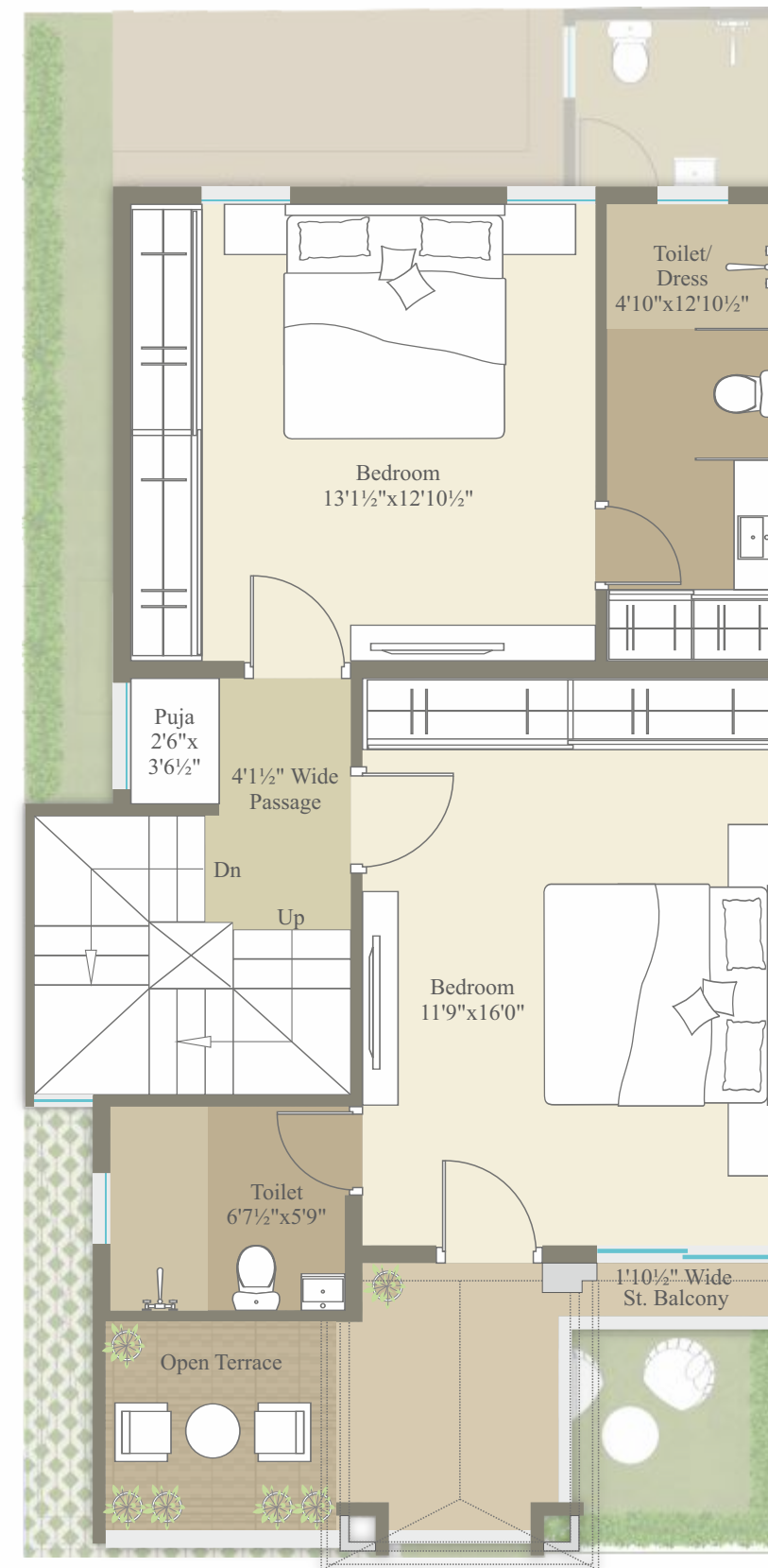


PLOT  
 15 & 16  
 FLOOR PLAN

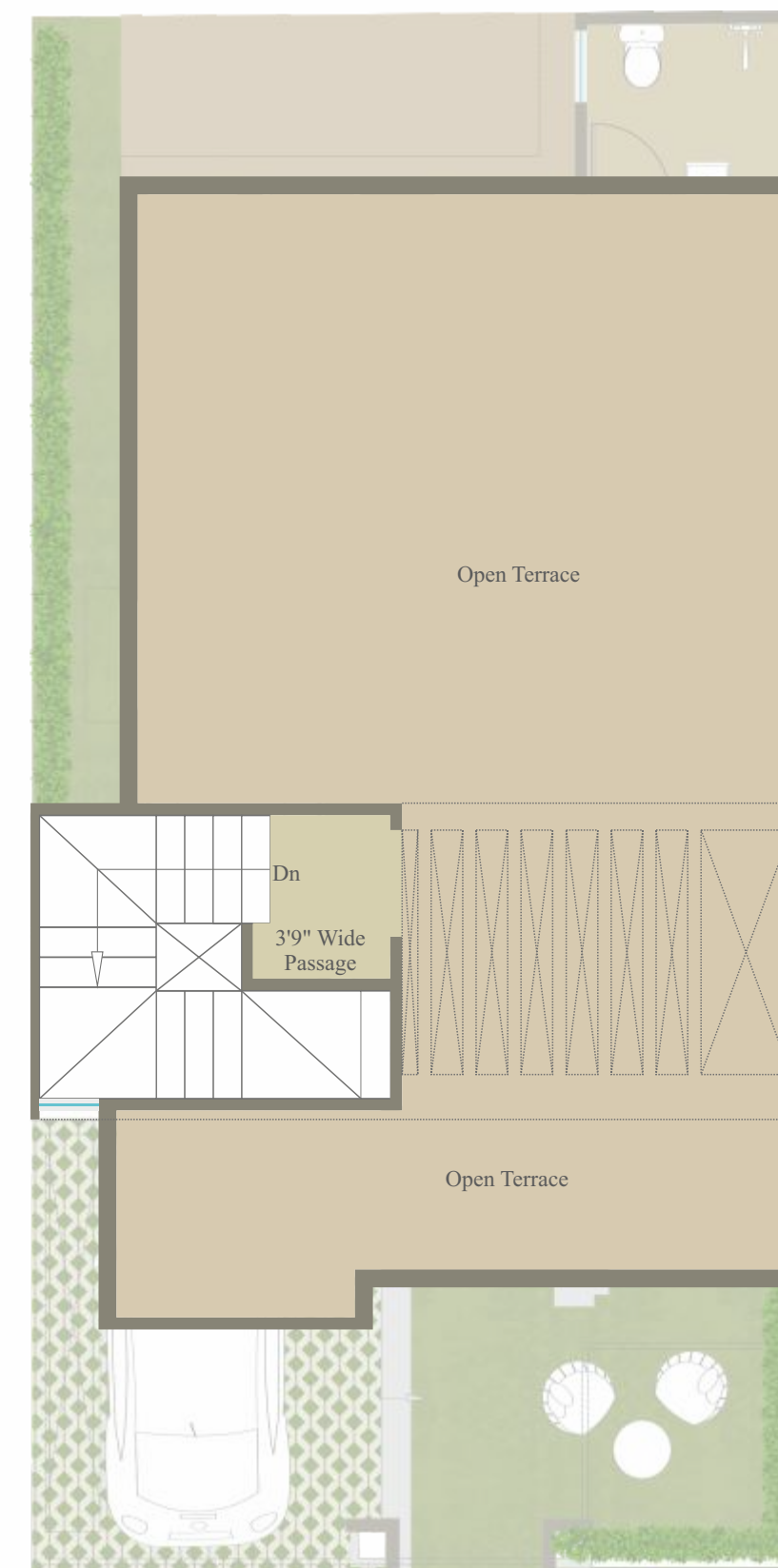
RERA C.A. 1029.04  
 SQ. FT.



Ground Floor Plan



First Floor Plan

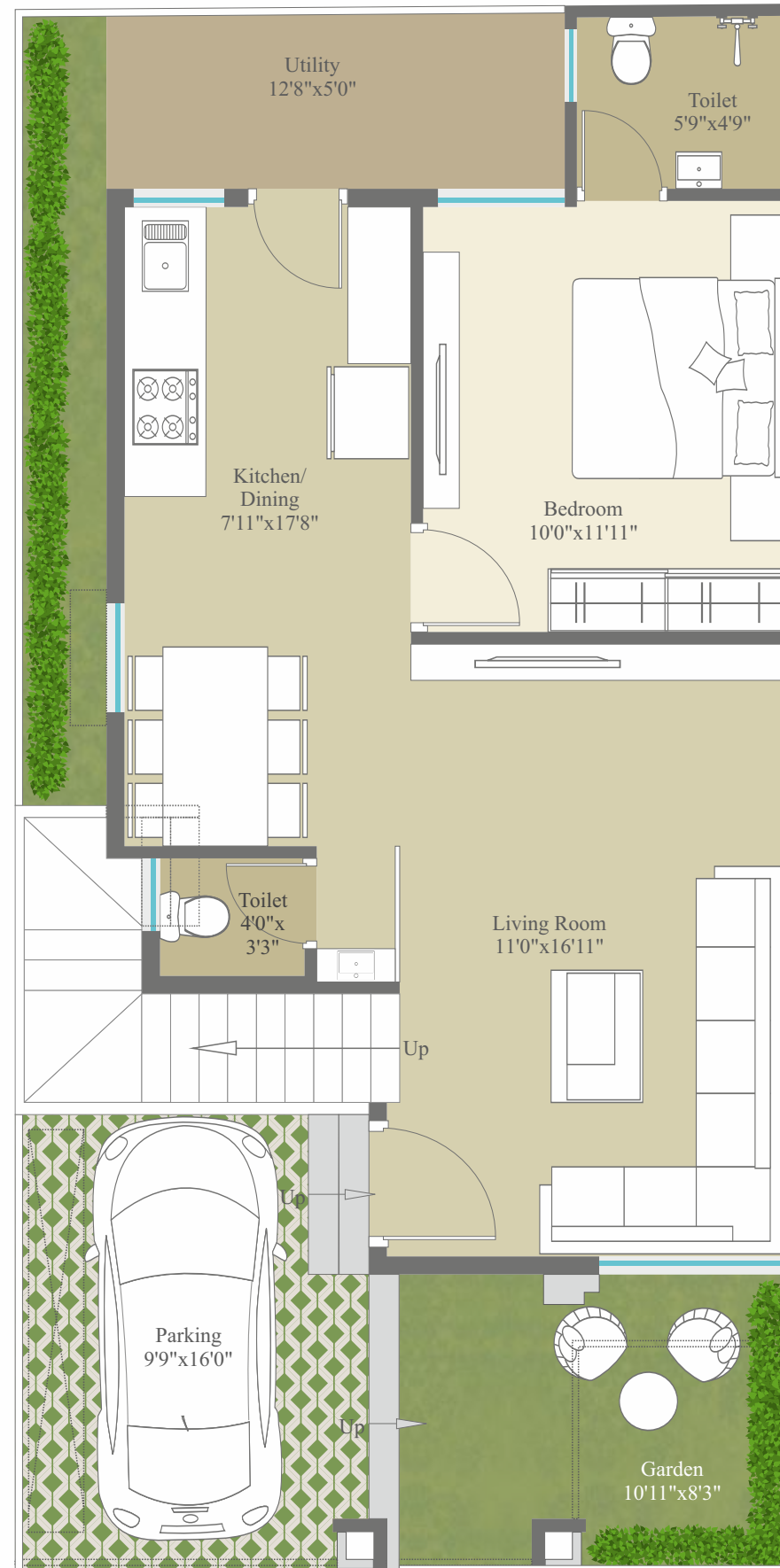


Second Floor Plan

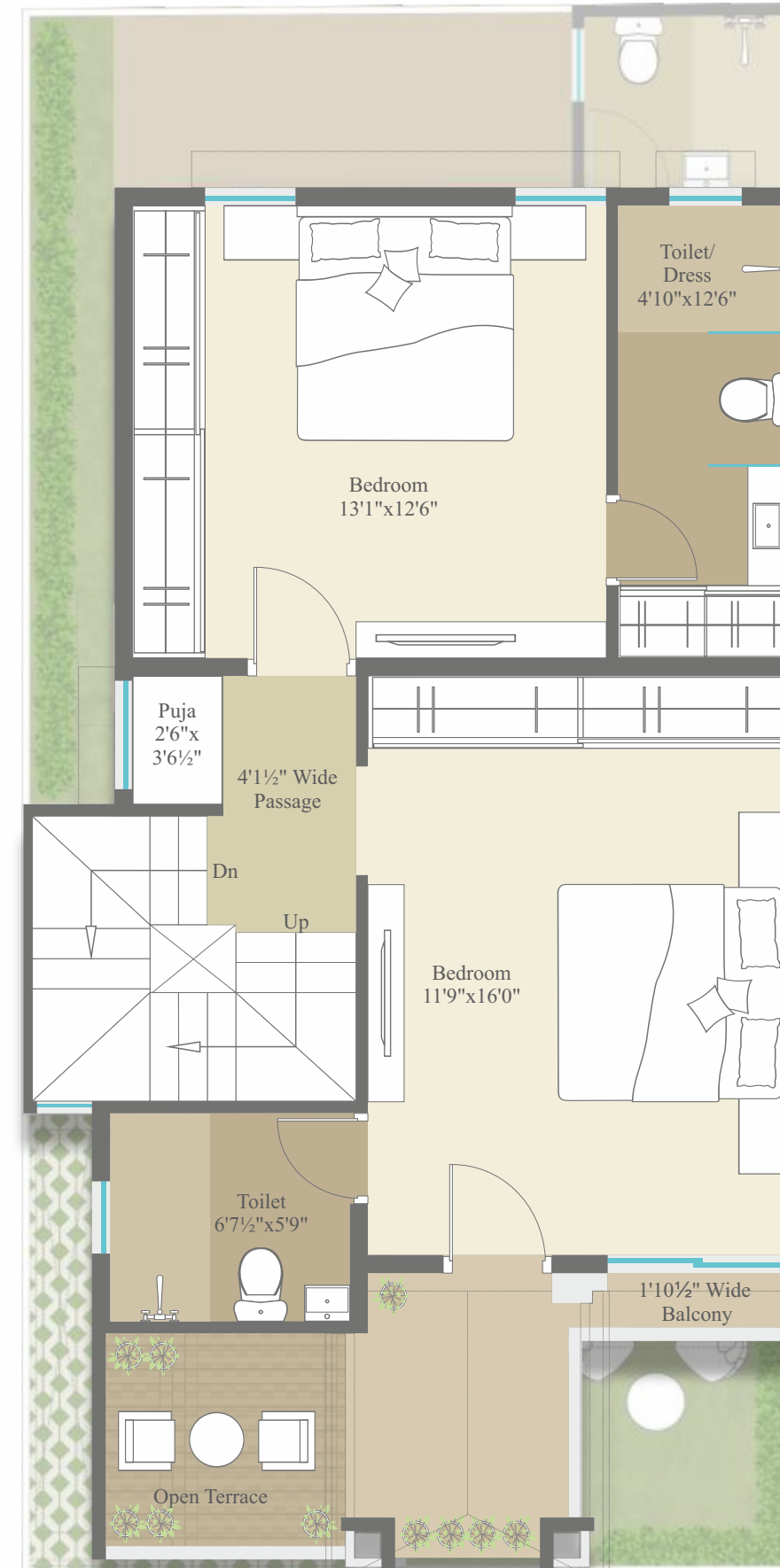


Plot  
17 & 18  
Floor Plan

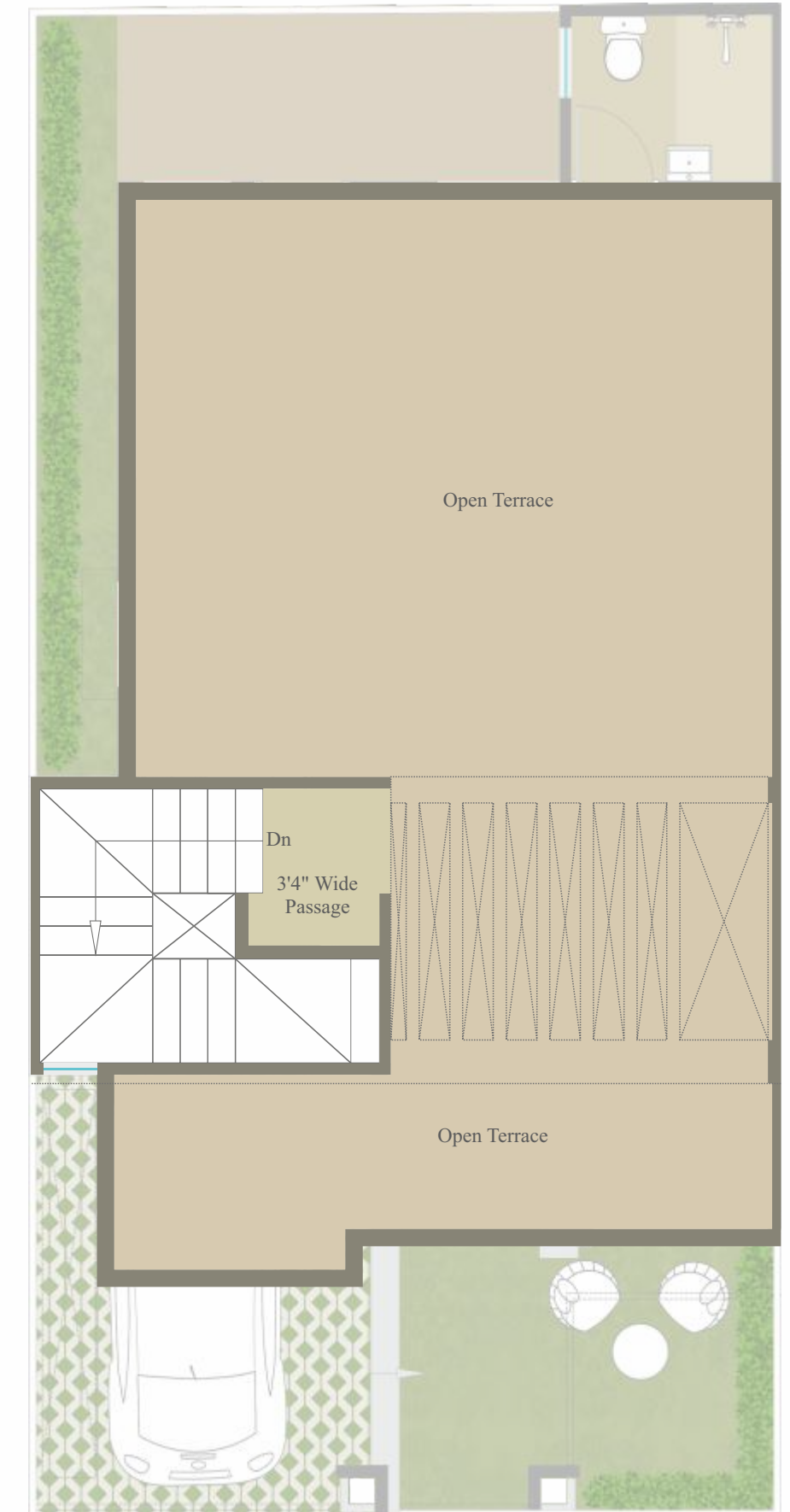
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SQ. FT.



Ground Floor Plan



First Floor Plan

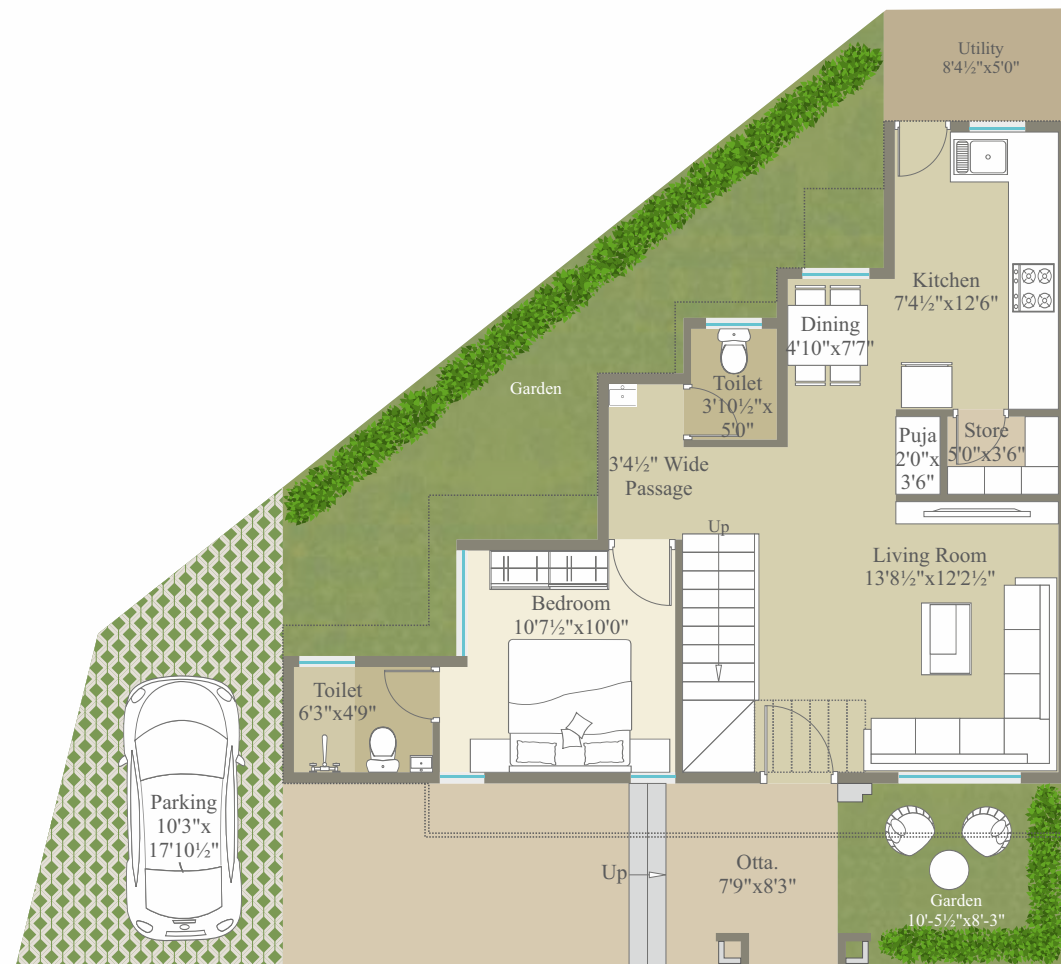


Second Floor Plan

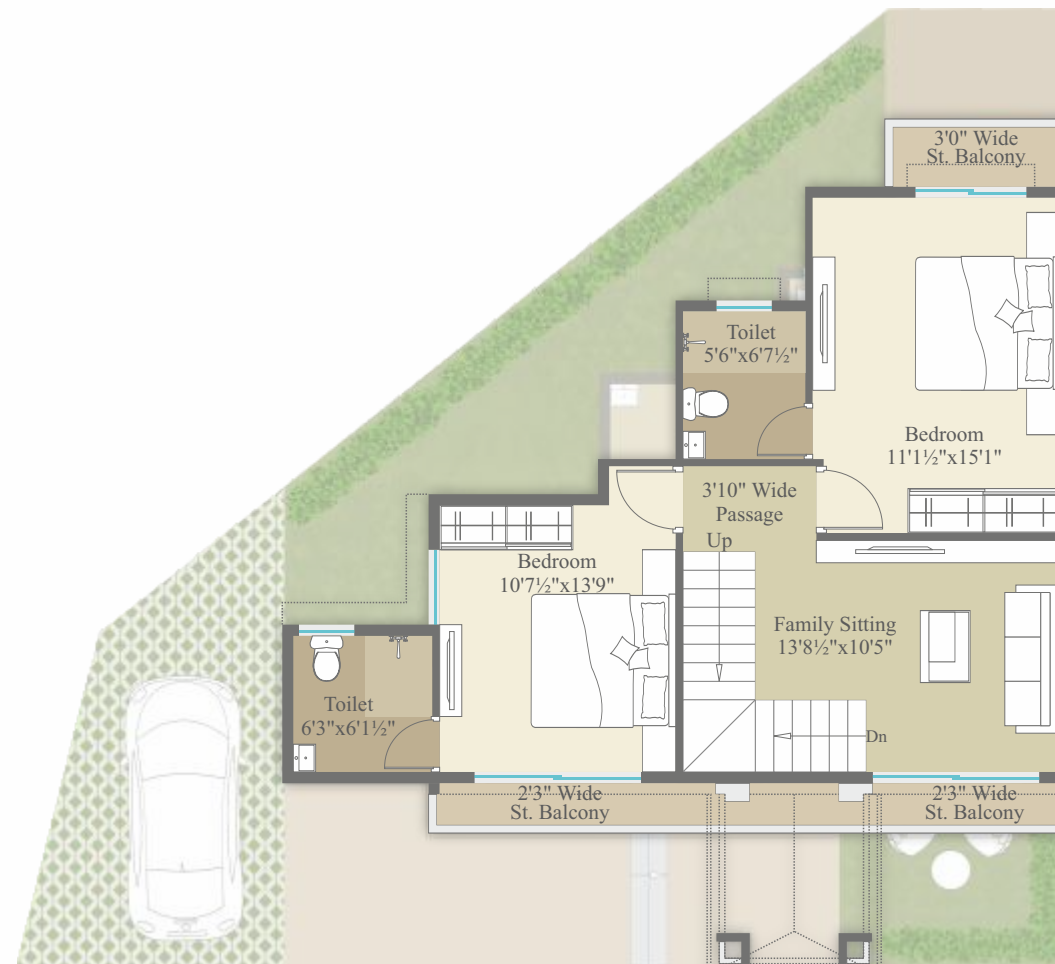


PLOT  
 19  
 FLOOR PLAN

RERA C.A. 1042.17  
 SQ. FT.



Ground Floor Plan



First Floor Plan



Second Floor Plan

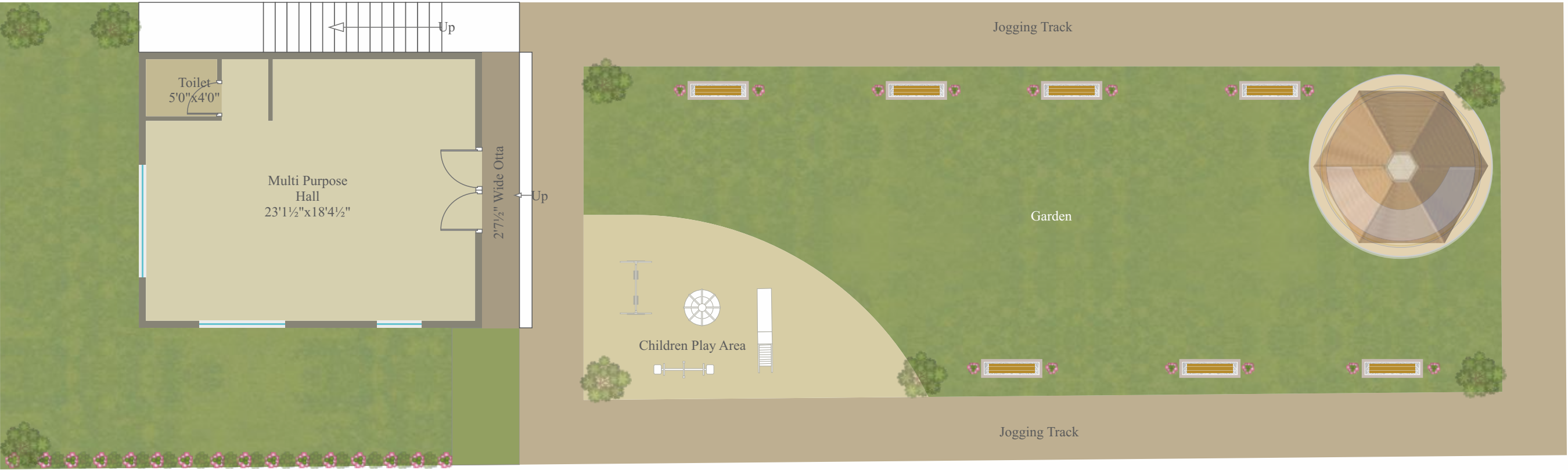




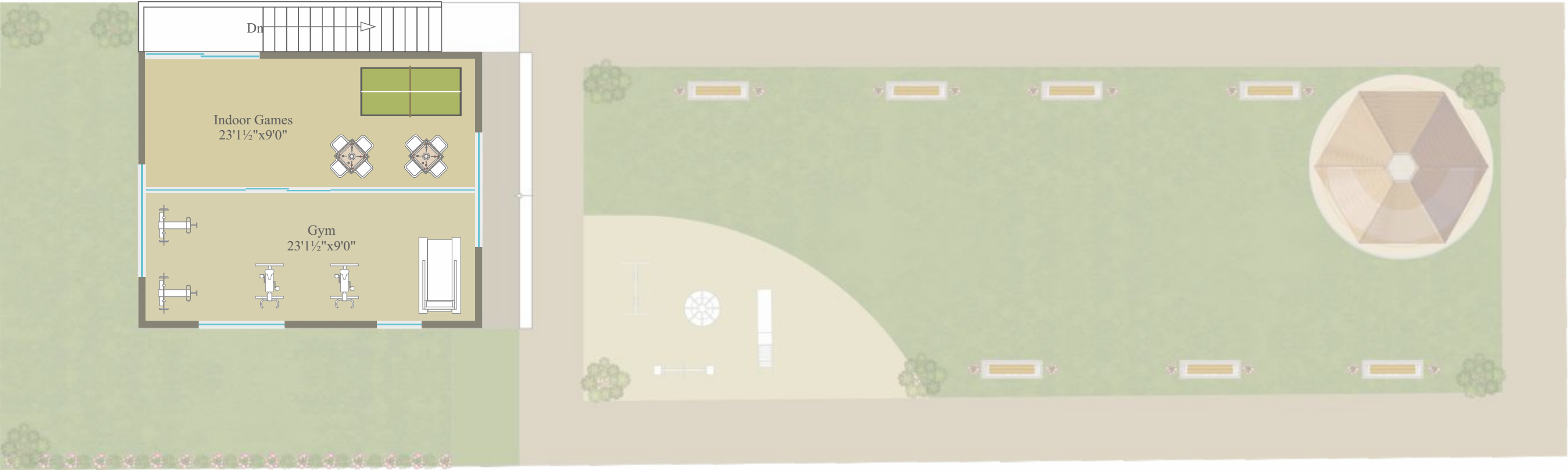
# UNWIND AND CONNECT IN STYLE

Explore the vibrant heart of Aatmiya Galaxy Resi Com 1 - our exclusive clubhouse. Designed for leisure and socializing, the clubhouse offers a variety of amenities including a modern gym, a luxurious lounge area, indoor games, and a multipurpose hall. It's the perfect place to relax, stay active, and connect with neighbors. Discover a community hub where style and comfort meet, enhancing your everyday living experience.

## CLUB HOUSE FLOOR PLAN



Ground Floor Plan



First Floor Plan

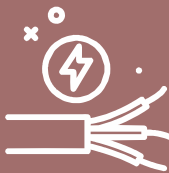




AMENITIES



Rain water Harvesting



Underground cabling  
for wire-free look



Termite Resistance  
Treatment with piping



Number plates on each unit to  
maintain uniformity



Main Society  
Entrance Gate



Major RCC internal road & siding with  
Paver block with street light



Compound wall  
Surrounding the Society



Security cabin



# SPECIFICATION



## STRUCTURE

All RCC & AAC Block work as per Structural Engineer's design.



## DOORS

Attractive Entrance Door with standard safety lock.  
Internal Good quality flush doors.



## FLOORING

High Grade Vitrified Tiles in all rooms.  
Tiles in compound (Basic Area).



## ELECTRIFICATION

Concealed copper ISI wiring and branded premium quality modular switches with sufficient points.



## KITCHEN

Exclusive Granite Platform with S.S Sink with designer tiles up to lintel level over the platform.



## PAINT & FINISH

Internal smooth finish plaster with Putty with Primer.  
External weather resistant paint.



## TOILET / BATHROOMS

Branded bath fitting, good quality plumbing fixtures and sanitary ware.  
Concealed with good quality fittings.



## TERRACE

Open terrace finished with China Mosaic.



## WATER

Underground and Overhead PVC water Tank.



# EXCELLENCE IN EVERY DETAIL

At Aatmiya Galaxy Resi Com 1, we prioritize quality and craftsmanship. Our villas are designed with premium materials and meticulous attention to detail, ensuring durability and elegance. Experience the finest finishes, modern fittings, and thoughtful design in every corner of your new home







DEVELOPER  
SHREEMAAN DEVELOPERS

SITE  
Besides Ratnam Palmleaf,  
18mtr Makarpura Road,  
Makarpura Vadodara 390014

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E: aatmiyagalaxy@gmail.com  
W: www.aatmiya.in

ARCHITECT  
**ASQUARE**  
ARCHITECTURE & INTERIORS  
KETAN PATEL  
  
STRUCTURE  
**Harendra Bhatt**

**PAYMENT MODE - 3BHK**  
10% Before Agreement to sale | 15% Plinth level | 25% On Completion of Ground Floor Slab | 25% On Completion of First Floor Slab | 7.5% On Completion of Outside Plaster | 7.5% On Completion of Inside Plaster | 05% On Completion of Flooring | 05% On Completion of Finishing & Possession.

**PAYMENT MODE - 4BHK**  
10% Before Agreement to sale | 15% Plinth level | 20% On Completion of Ground Floor Slab | 20% On Completion of First Floor Slab | 10% On Completion of Second Floor Slab | 7.5% On Completion of Outside Plaster 7.5% On Completion of Inside Plaster | 05% On Completion of Flooring | 05% On Completion of Finishing & Possession.

**PAYMENT MODE - SHOPS**  
10% Before Agreement to sale | 30% Upon Plinth level | 10% On Completion of Lintel | 30% On Completion of Slab | 15% On Completion of Plaster | 05% On Completion of Finishing & Possession.

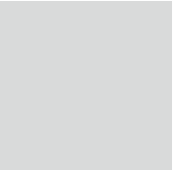
LOCATION



SCAN FOR  
WEBSITE



E BROCHURE



A FUTURE  
FILED  
WITH  
JOY AND  
COMFORT

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