

# Madhuban *Kadamb*



A project by R J Parikh Developers LLP



Madhuban invites you to experience peaceful, green living with thoughtfully designed 2 and 3 BHK homes. Surrounded by nature, these homes are more than just a place to stay—they are a promise of a better life. Built by trusted developers, Madhuban offers a safe, comfortable, and clean environment for you and your loved ones.

With amenities for all ages, it's a warm and welcoming community where everyone feels at home. Each home is crafted to bring joy, comfort, and togetherness, all while staying within your budget. Discover the perfect balance of nature, peace, and community at Madhuban—a place where life feels just right.







## Madhuban *Kadamb*

Redefining Affordable Living  
with Ultimate Comfort



Designed to build a community that is

# Accessible, Facilitated and Convenient







Nestled in a thriving neighborhood, Madhuban offers seamless connectivity and everyday conveniences. Surrounded by vibrant hubs, schools, and essential services, it's the perfect place to call home.



# A Neighborhood That Brings Everything Within Reach

S.G. Highway	3 mins
Ujala Circle	3 mins
Sanand Chokdi	5 mins
SP Ring Road	7 mins
YMCA	7 mins
LJ University	8 mins
Prahladnagar	10 mins
Major Hospitals	10 mins
DAV School	10 mins
Cosmos Castle School	10 mins
Changodar S.E.Z.	10 mins
Vishala circle	10 mins
Iscon Temple	15 mins





14 Floors | 188 Residences | 13 Retail Spaces | 30+ Amenities

2,25,000 Sq. ft.  
built up area

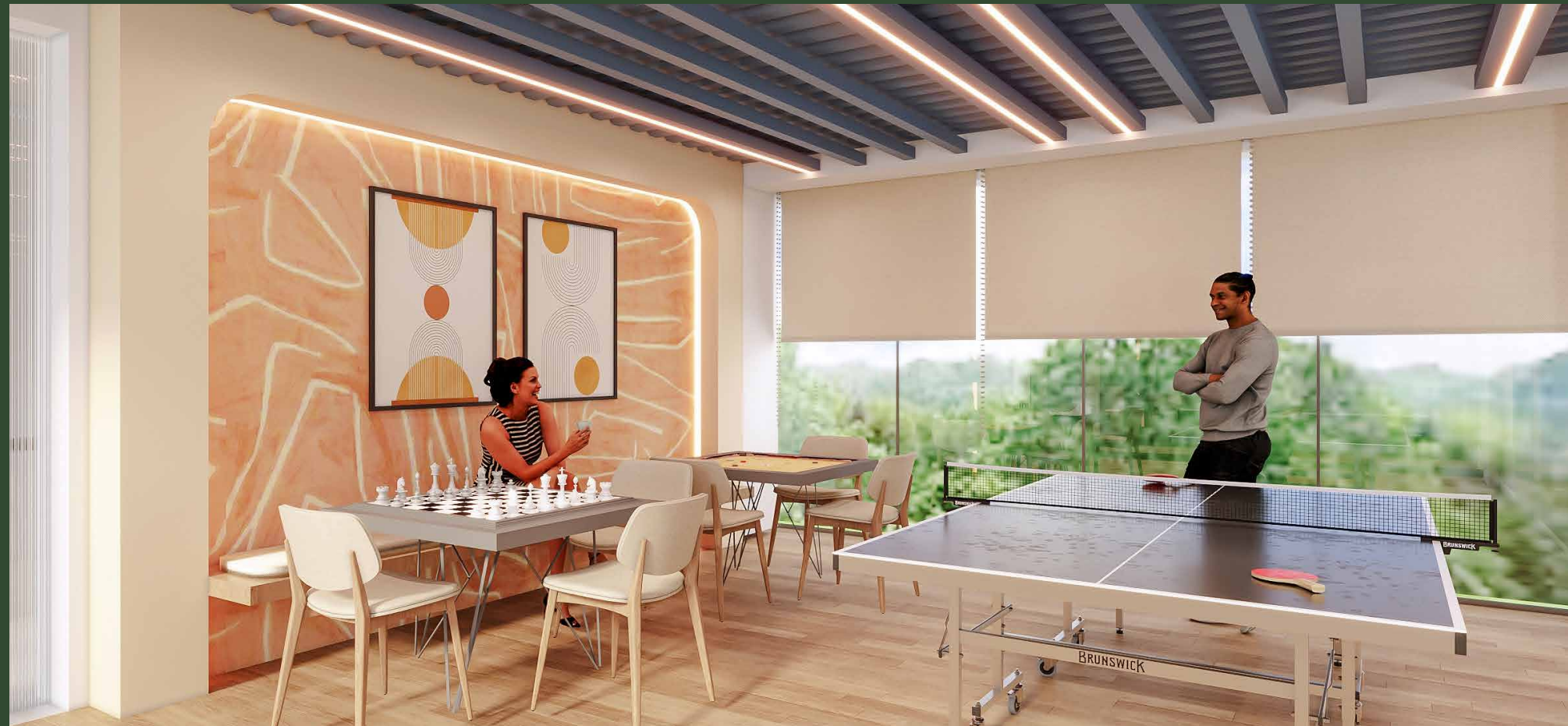








# 30+ Amenities that help make good homes



## Recreational Amenities



- Temple
- Common Sit-Out
- Garden
- Jogging Track
- Common Toilets Near Garden Area
- Children's Play Area
- Senior Citizens Lounge
- Yoga Deck
- Amphitheater
- Gym
- Indoor Game Area
- Badminton Court
- Box Cricket
- Library
- Reading Room

## Community Amenities



- Common Hall with Kitchen, Washroom and Store room
- Management Office





Equipped  
with social and  
recreational spaces



to build a diverse community and  
thriving neighbourhood







From Fitness to  
Festivities –  
Convenience at  
Every Turn



to build a community that set healthy routines





A good living space  
provides good facilities

and spaces that help  
set healthy routines

## Unit Level



- Name Plate
- Dedicated Letter Box in Common Plinth Area
- Adani Gas Pipeline

## Block Level



- Furnished Foyer for All Blocks
- Two Lifts per Block
- Notice Board
- Rooftop Lounge

## Security & Safety



- Gated Premises
- Security Cabin
- CCTV Surveillance System
- Fire Safety Systems

## Parking & Mobility



- Allotted Parking
- Dedicated Car Wash Area
- EV-Charging Station
- Pick-Up/Drop-Off Point
- Wheelchair Accessibility
- Provision for Stacked Parking







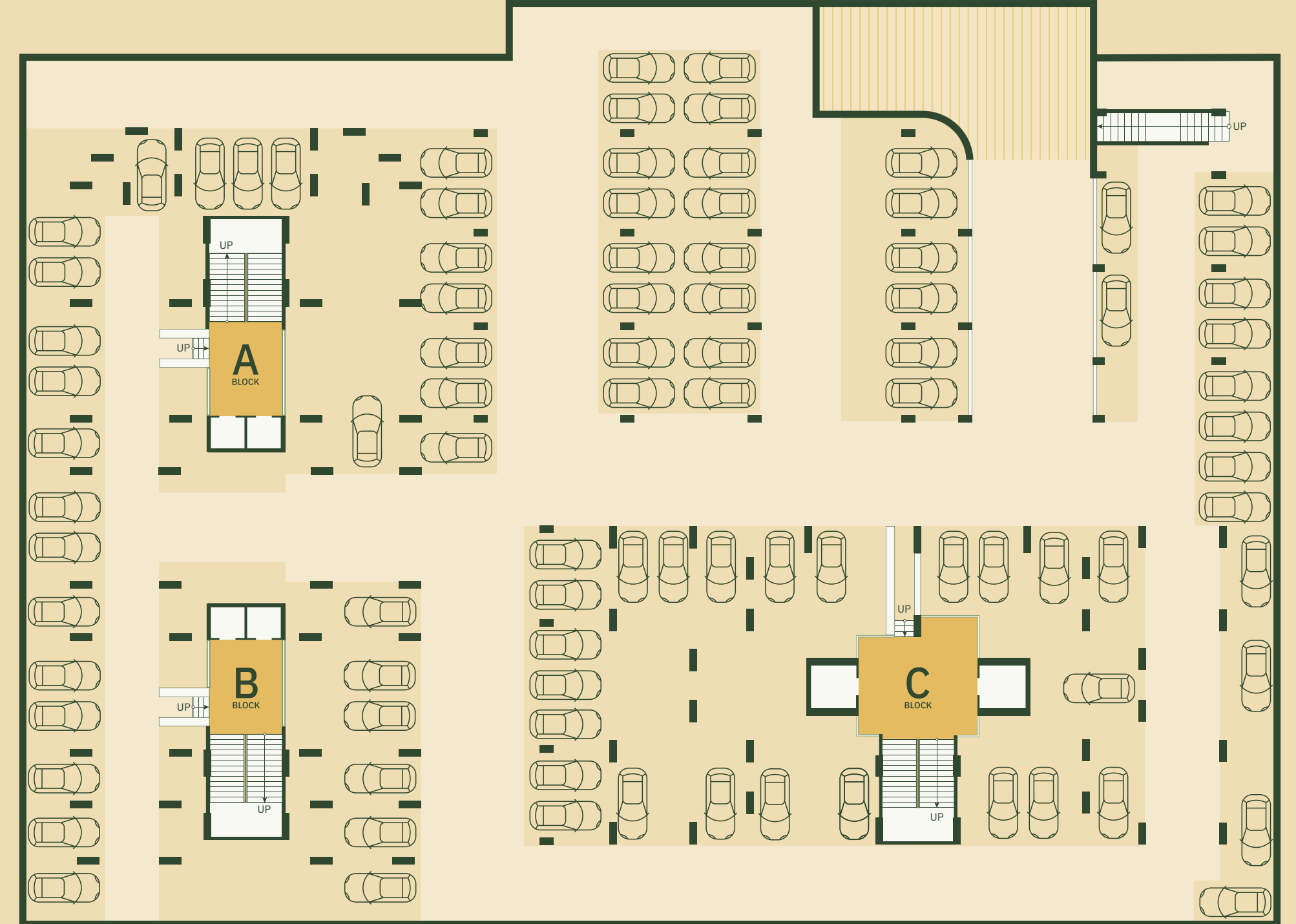
The amphitheater-  
a perfect spot for  
relaxation,  
performances, &  
community spirit.





# Drawings, Areas and Amenity Details

## Basement Plan

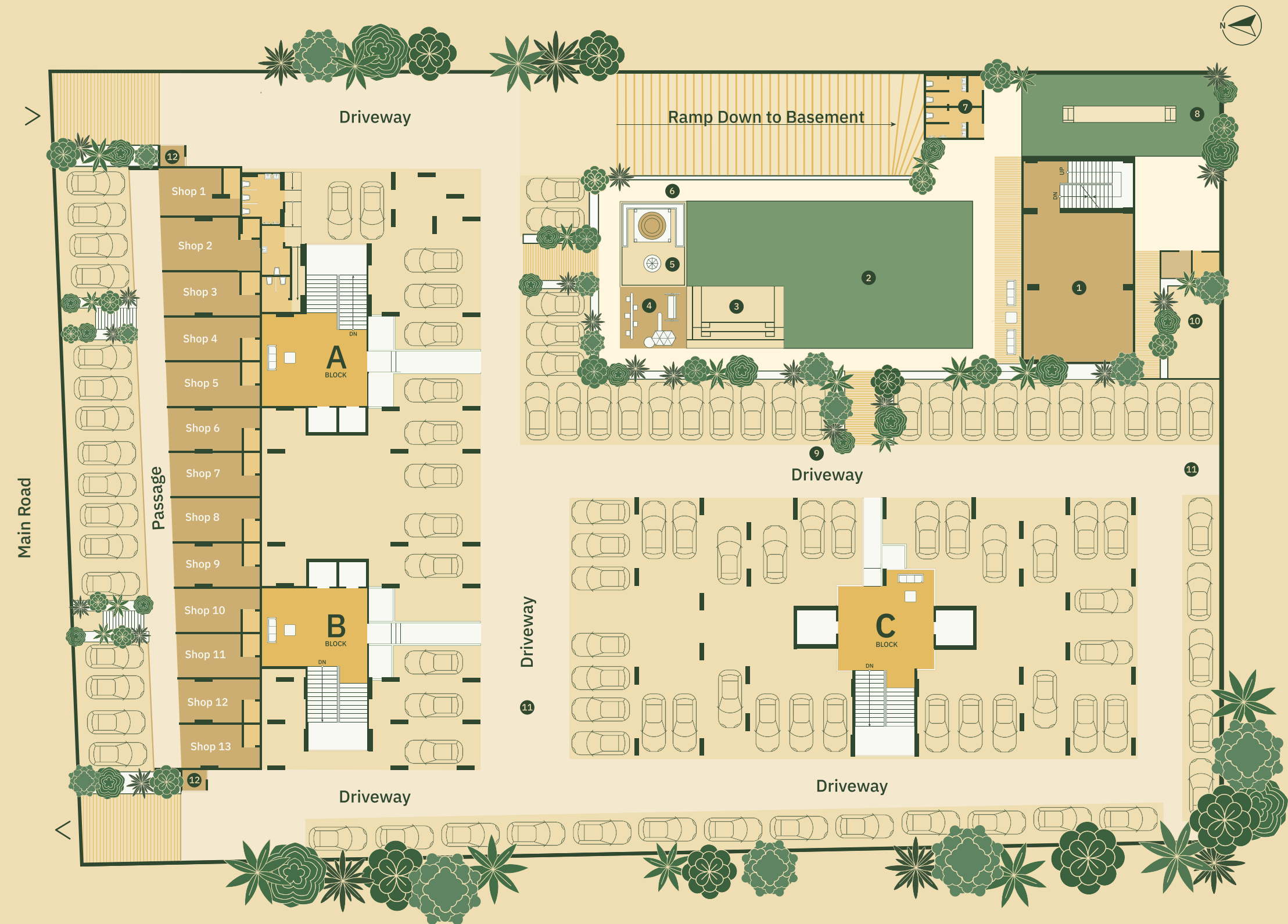




# Ground Floor Plan

1. Club House
  - 1.1 Multi-purpose Banquet Hall
  - 1.2 Indoor Games Room
  - 1.3 Gym
  - 1.4 Outdoor Seating Space
2. Lawn Area
3. Amphitheater
4. Kids Play Area
5. Temple
6. Jogging Path
7. Gender Specific Washrooms
8. Outdoor Sports Arena
9. EV Charging Stations
10. Sub Station Area
11. Paved Passages
12. Security Cabins

- |                          |                           |
|--------------------------|---------------------------|
| Shop 1<br>11'6" X 18'9"  | Shop 8<br>9'10" X 20'6"   |
| Shop 2<br>11'7" X 22'8"  | Shop 9<br>10'0" X 20'0"   |
| Shop 3<br>9'8" X 22'4"   | Shop 10<br>10'3" X 19'8"  |
| Shop 4<br>10'3" X 22'    | Shop 11<br>9'11" X 19'3"  |
| Shop 5<br>10'3" X 21'6"  | Shop 12<br>10'1" X 18'11" |
| Shop 6<br>10'0' X 21'2"  | Shop 13<br>10'1" X 18'5"  |
| Shop 7<br>9'10" X 20'11" |                           |





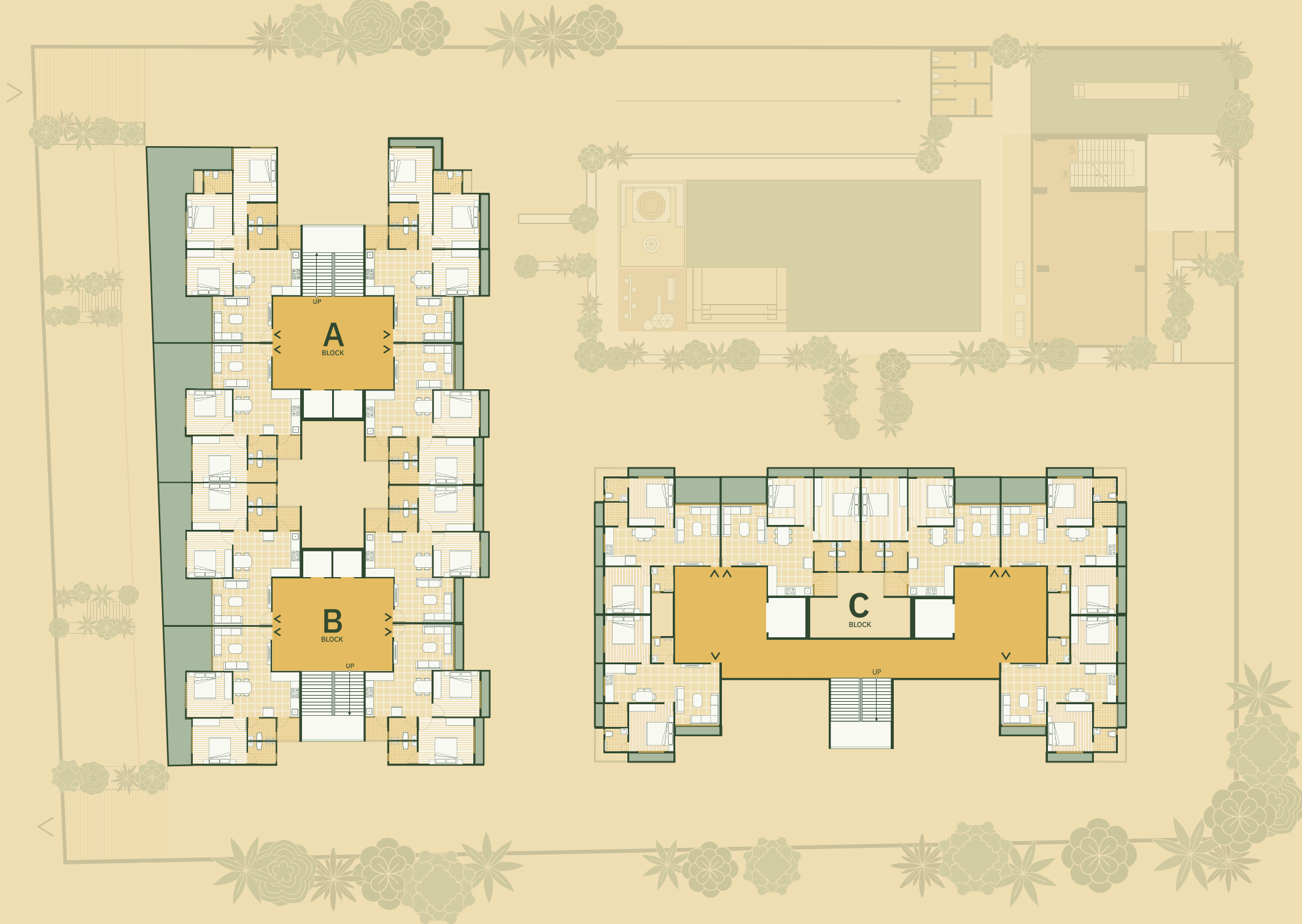


Madhuban  
Kadamb

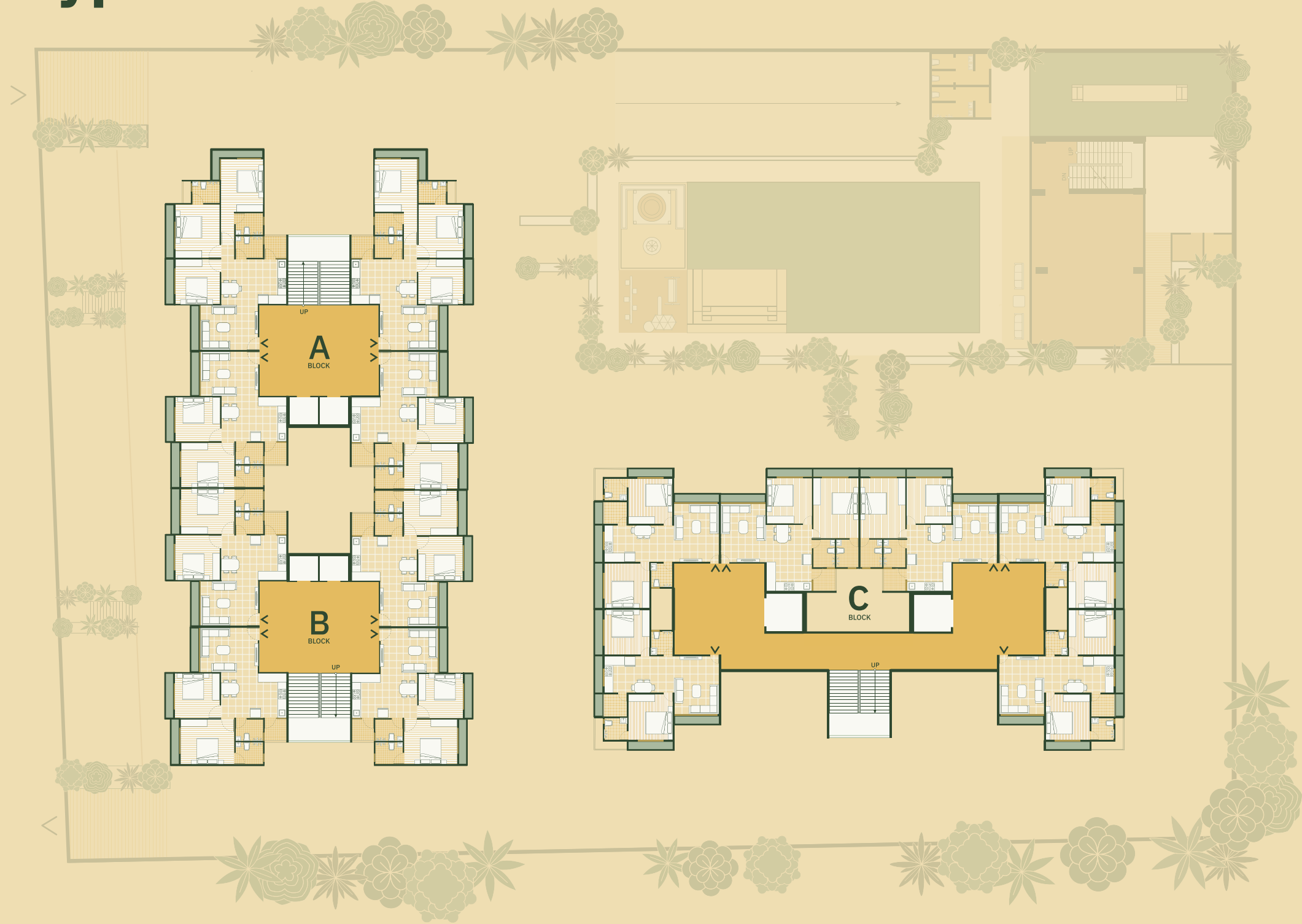




# 1st Floor Plan

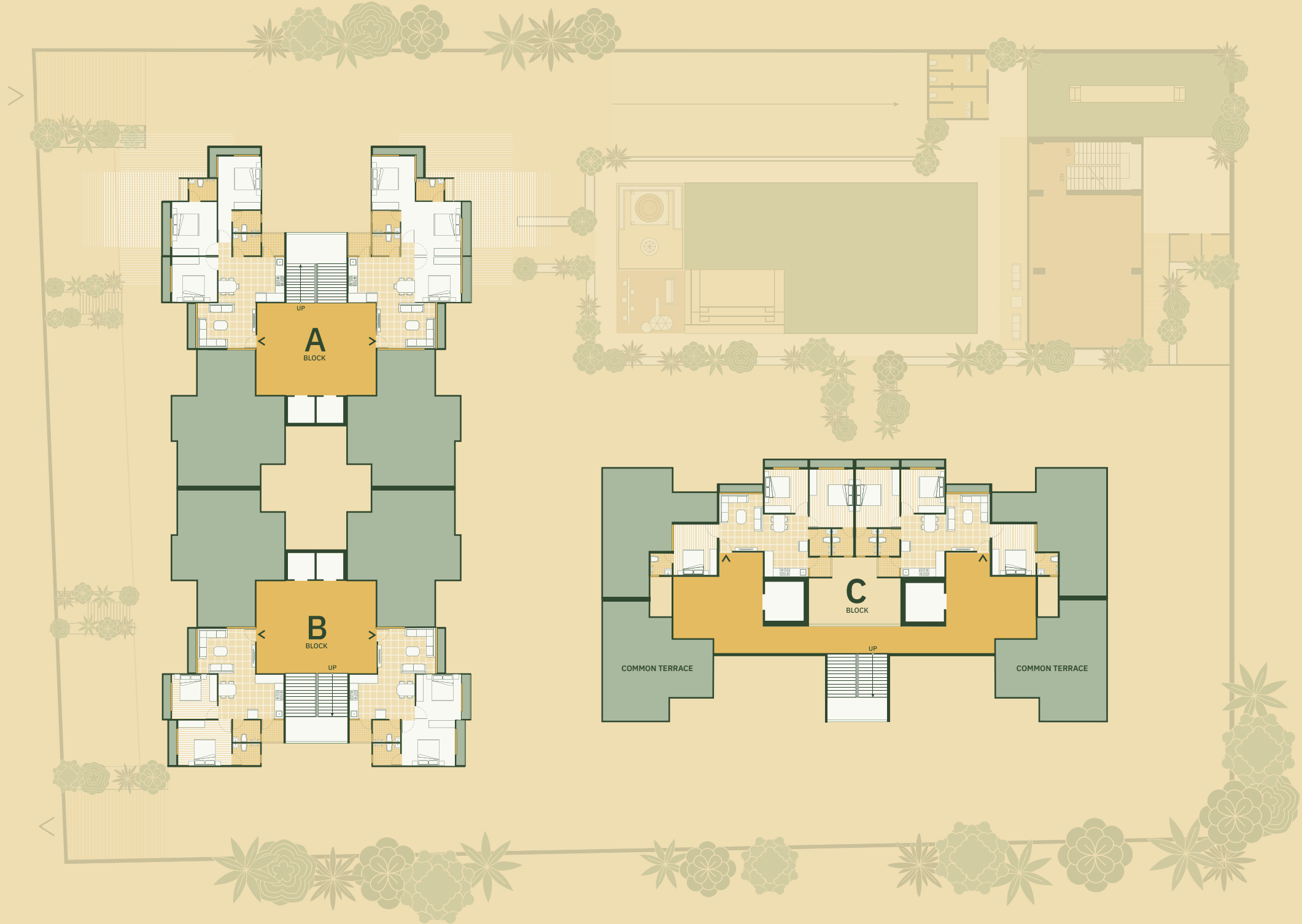


# Typical Floor Plan





# 14th Floor Plan



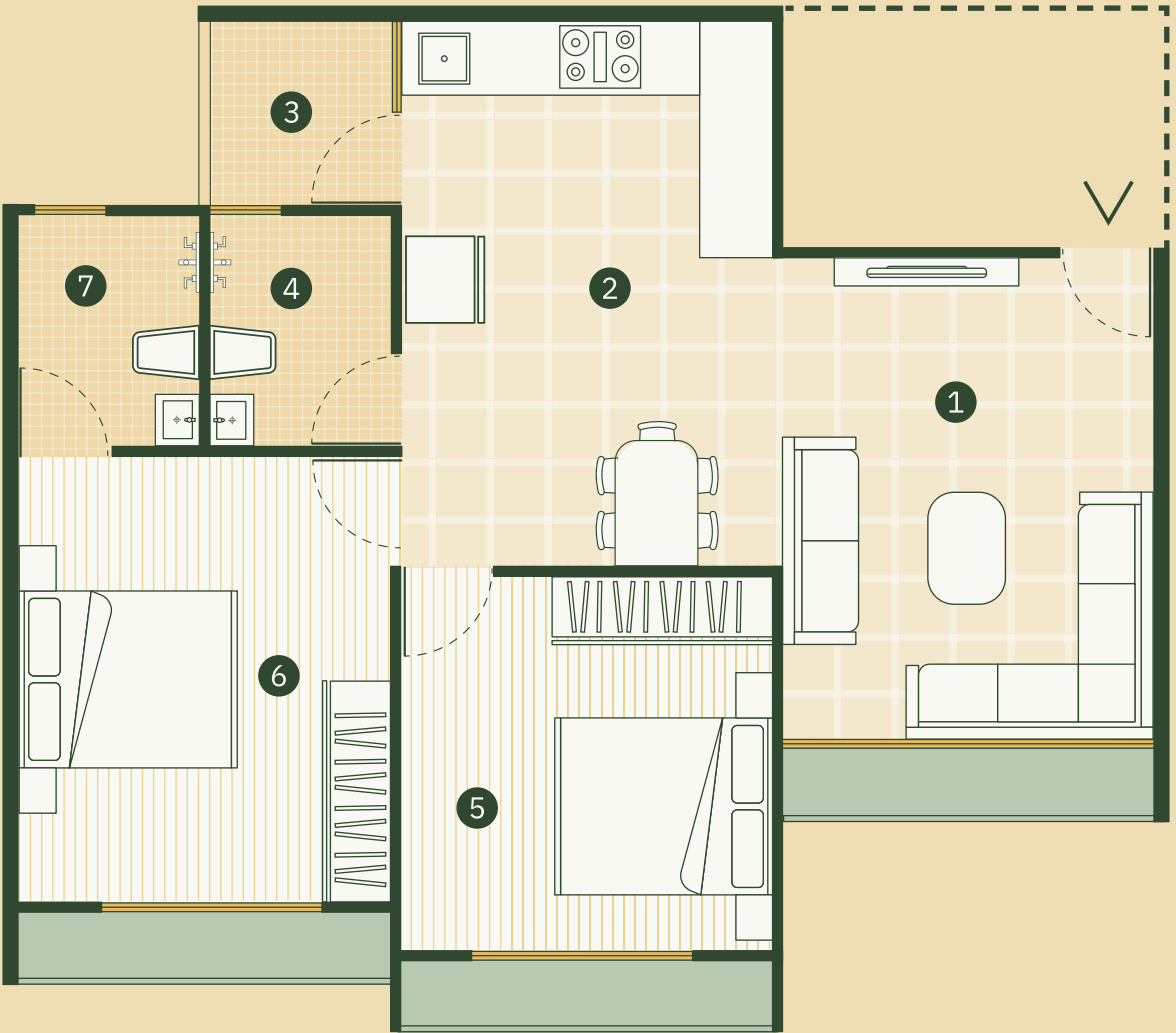
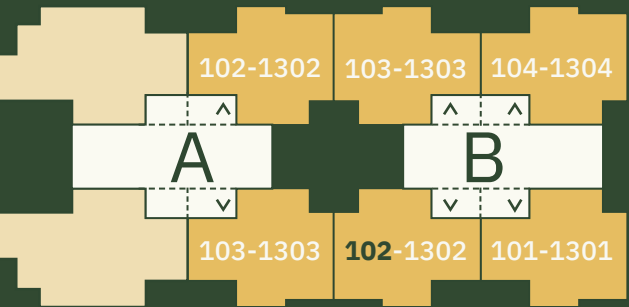
## A & B Block

### 2 BHK TYPE 1

Super Builtup Area: 1156 sq.ft.  
RERA Carpet Area: 580 sq.ft.



- 1 Living Room 10' x 13'
- 2 Kitchen Dining Area 10' x 14'9"
- 3 Washyard 4'10" x 4'11"
- 4 Toilet 1 4'10" x 6'2"
- 5 Bedroom 1 10' x 10'
- 6 Bedroom 2 12' x 10'
- 7 Toilet 2 4'10" x 6'2"





# A Block

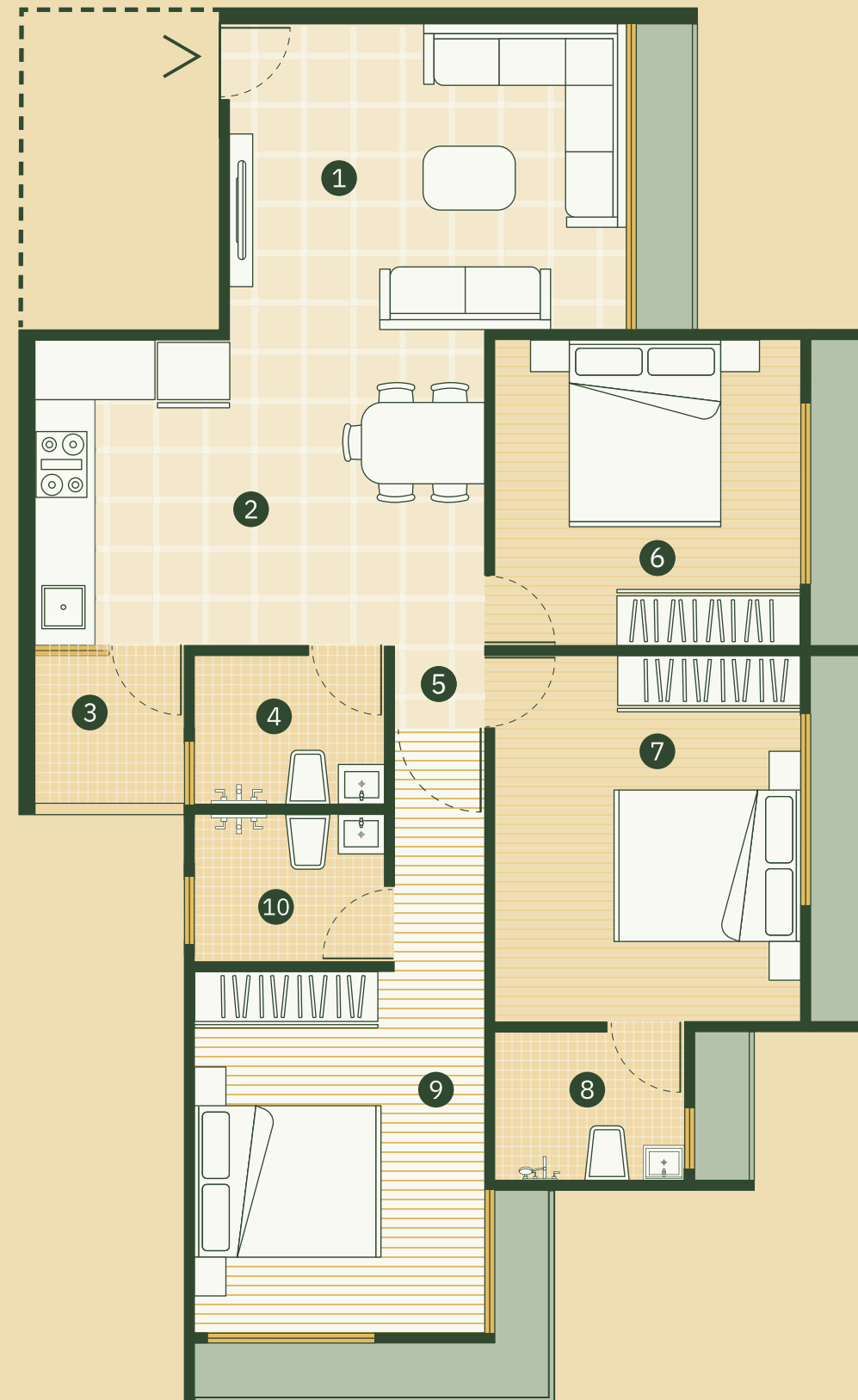
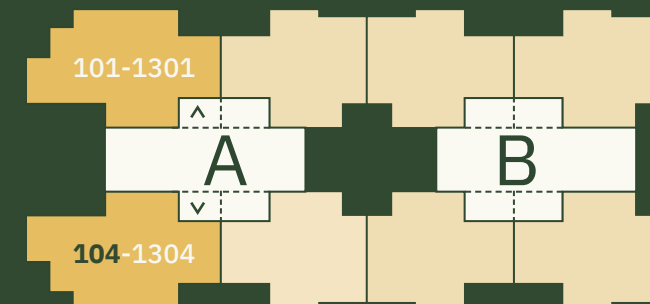
## 3 BHK TYPE 2

Super Builtup Area: 1500 sq.ft.

RERA Carpet Area: 763 sq.ft.



- |   |                              |
|---|------------------------------|
| 1 Living Room<br>10' x 13'              | 6 Bedroom 1<br>10' x 10'     |
| 2 Kitchen<br>Dining Area<br>10' x 14'9" | 7 Bedroom 2<br>12' x 10'     |
| 3 Washyard<br>4'10" x 4'11"             | 8 Toilet 2<br>4'10" x 6'2"   |
| 4 Toilet 1<br>4'10" x 6'2"              | 9 Bedroom 3<br>11'10" x 9'6" |
| 5 Passage<br>5' x 3'                    | 10 Toilet 3<br>4'10" x 6'2"  |



# A Block

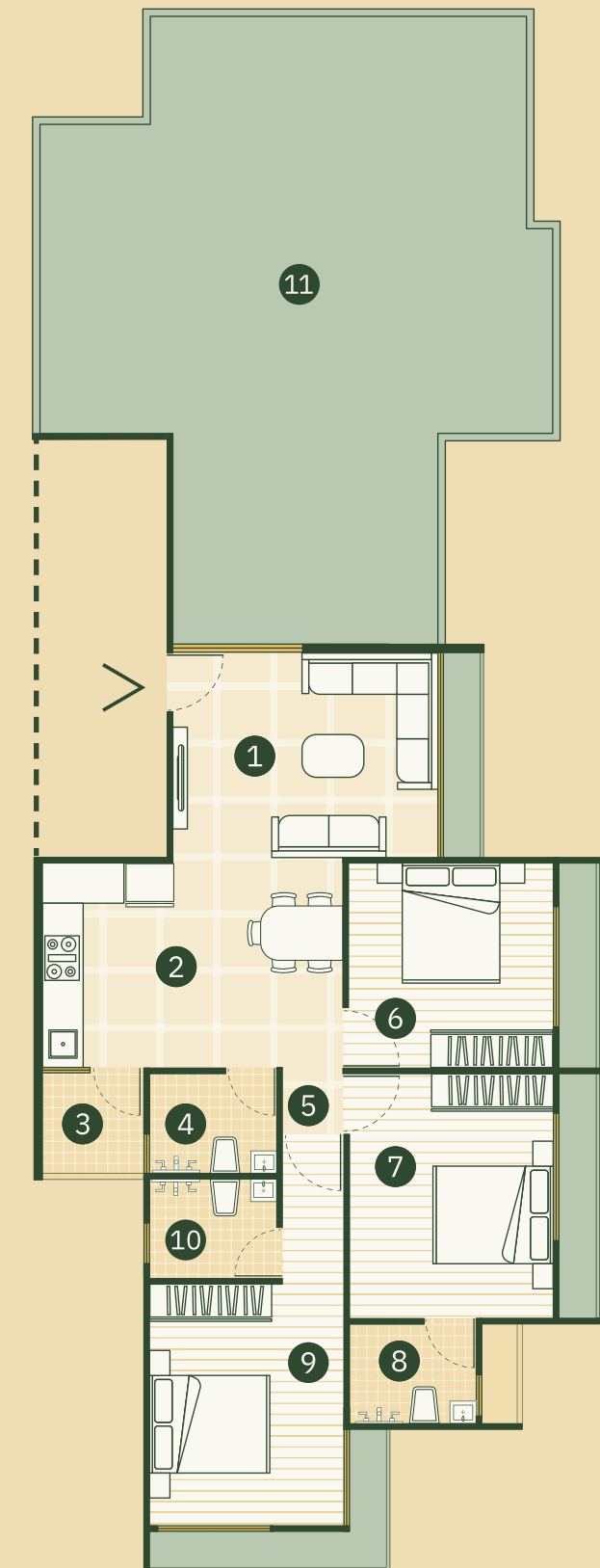
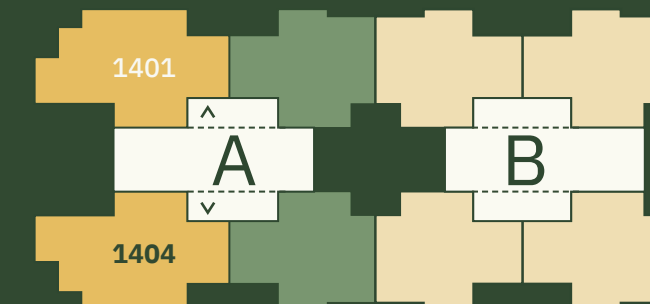
## 3 BHK TYPE 3

Super Builtup Area: 1500 sq.ft.

RERA Carpet Area: 763 sq.ft.



- |   |                                       |
|---|---------------------------------------|
| 1 Living Room<br>10' x 13'              | 7 Bedroom 2<br>12' x 10'              |
| 2 Kitchen<br>Dining Area<br>10' x 14'9" | 8 Toilet 2<br>4'10" x 6'2"            |
| 3 Washyard<br>4'10" x 4'11"             | 9 Bedroom 3<br>11'10" x 9'6"          |
| 4 Toilet 1<br>4'10" x 6'2"              | 10 Toilet 3<br>4'10" x 6'2"           |
| 5 Passage<br>5' x 3'                    | 11 Open<br>Terrace Area<br>636 sq.ft. |
| 6 Bedroom 1<br>10' x 10'                |                                       |









# B Block

## 2 BHK TYPE 2

Super Builtup Area: 1156 sq.ft  
RERA Carpet Area: 580 sq.ft.



- 1

Living Room

10' x 13'
- 2

Kitchen Dining Area

10' x 14'9"
- 3

Washyard

4'10" x 4'11"
- 4

Toilet 1

4'10" x 6'2"
- 5

Bedroom 1

10' x 10'
- 6

Bedroom 2

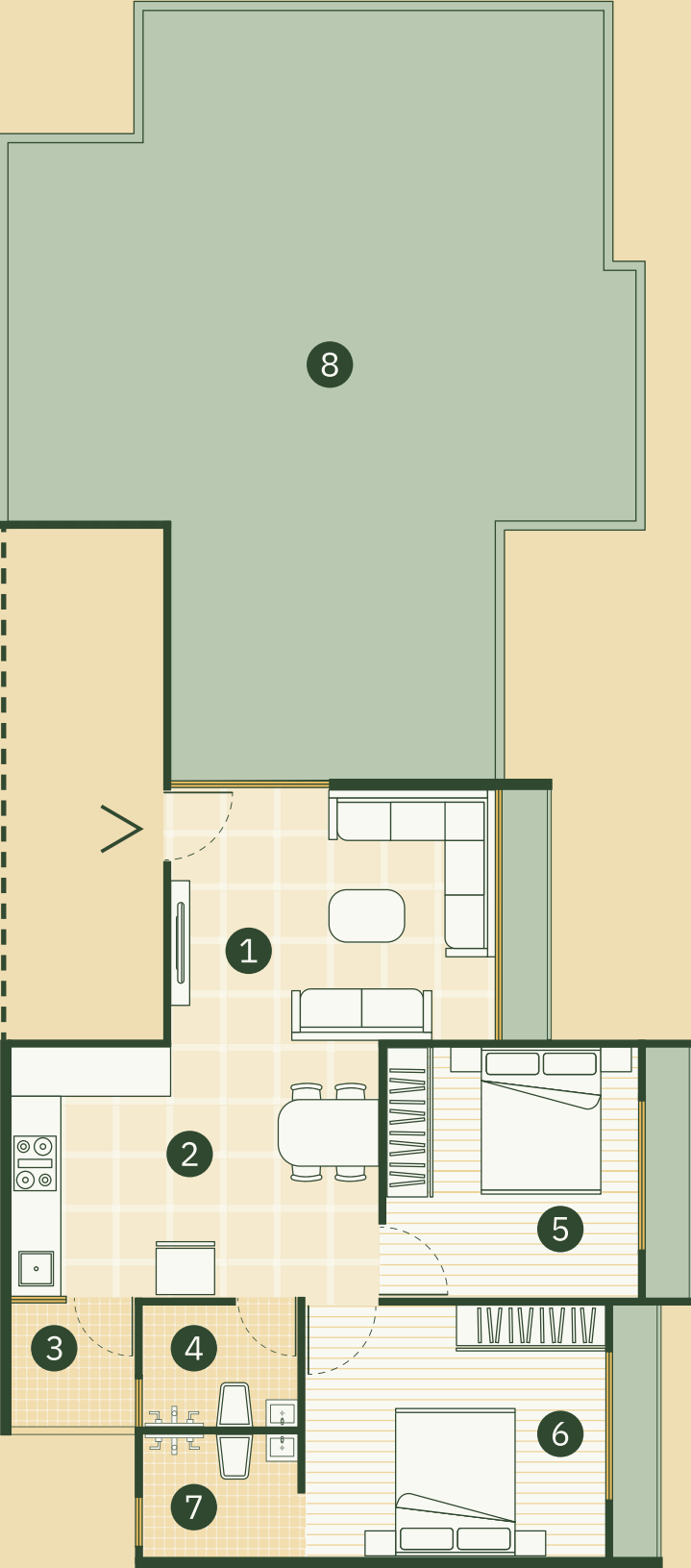
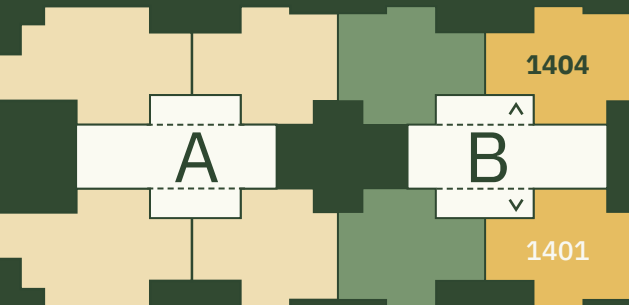
12' x 10'
- 7

Toilet 2

4'10" x 6'2"
- 8

Open Terrace Area

636 sq.ft.



# C Block

## 2 BHK TYPE 1

Super Builtup Area: 1169 sq.ft.  
RERA Carpet Area: 590 sq.ft.



- 1

Living Room

10' x 13'
- 2

Kitchen Dining Area

10' x 14'3"
- 3

Washyard

4'10" x 4'5"
- 4

Toilet 1

4'10" x 6'2"
- 5

Bedroom 1

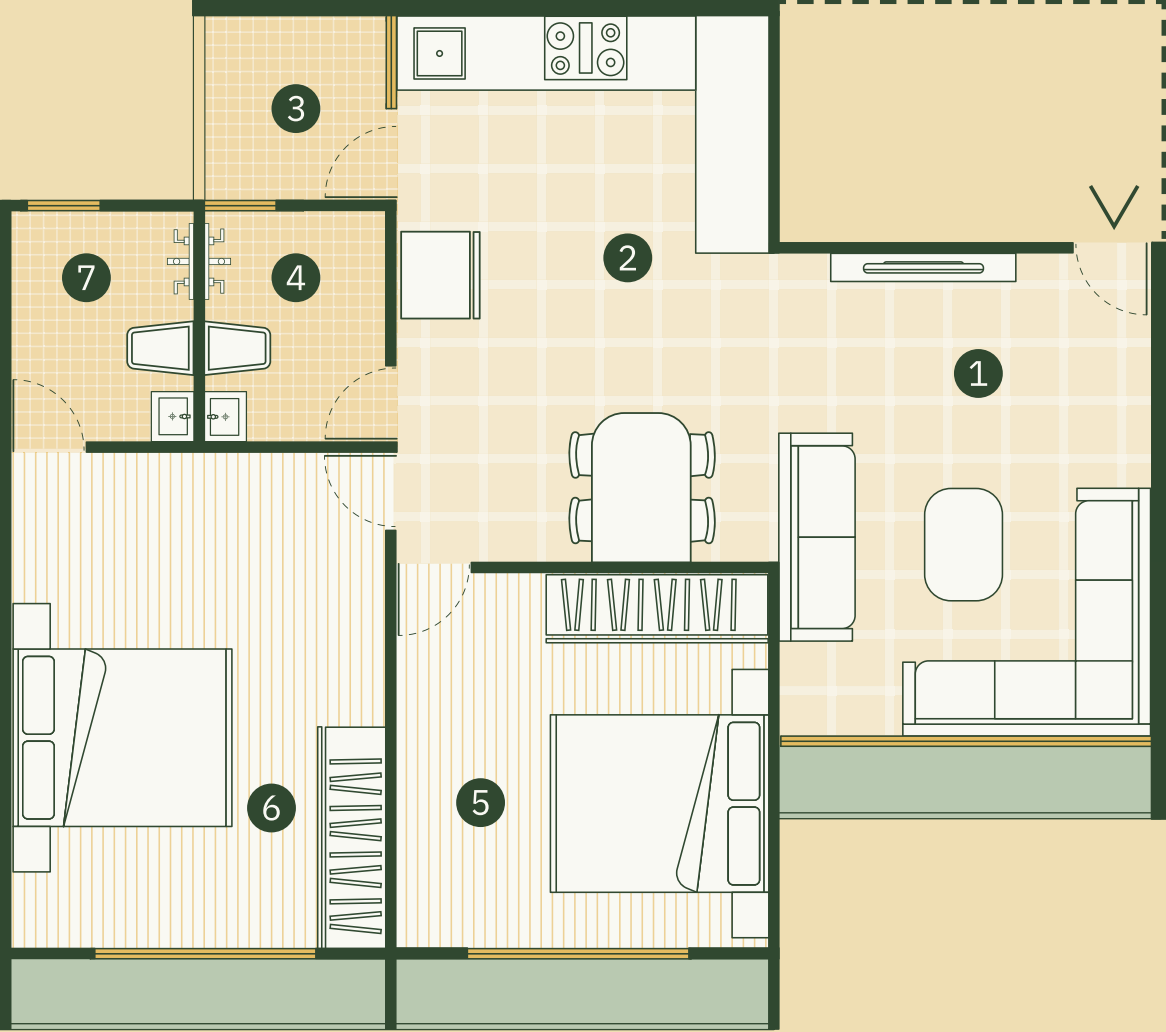
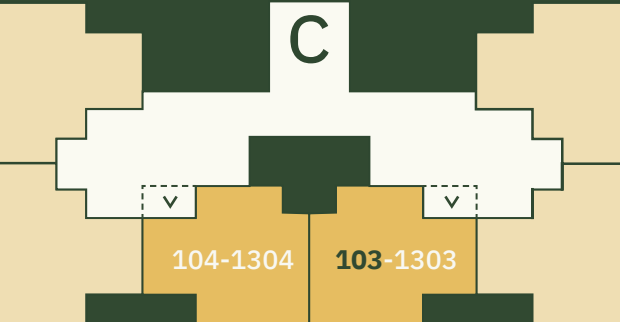
10' x 10'
- 6

Bedroom 2

13' 3" x 10'
- 7

Toilet 2

4'10" x 6'2"









# C Block

## 2 BHK TYPE 2

Super Builtup Area: 1080 sq.ft.  
RERA Carpet Area: 531 sq.ft.



- 1

Living Room

10' x 13'
- 2

Kitchen Dining Area

15'5" x 8'2"
- 3

Toilet 1

4'11" x 5'3"
- 4

Bedroom 1

10'2" x 10'
- 5

Washyard

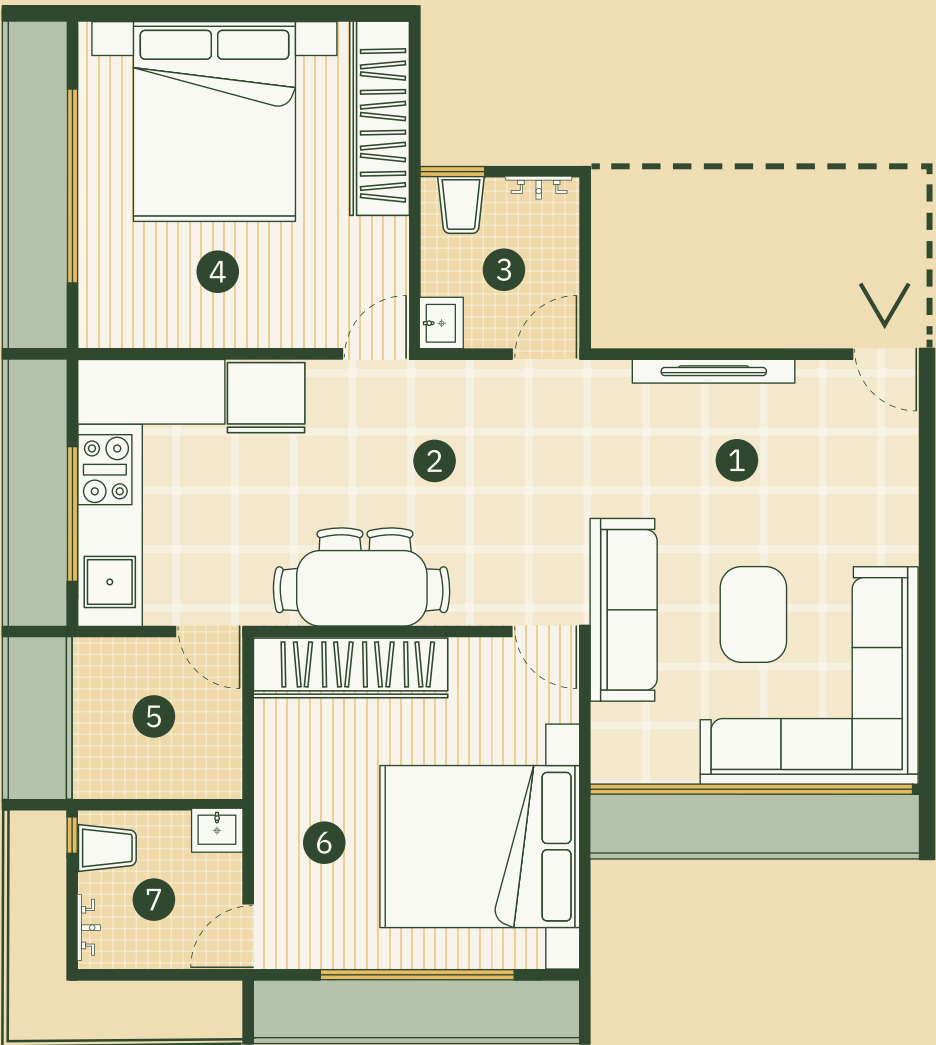
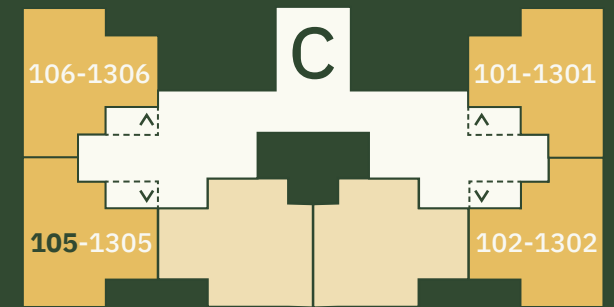
5'1" x 4'11"
- 6

Bedroom 2

10' x 10'2"
- 7

Toilet 2

5'1" x 4'11"



# C Block

## 3 BHK TYPE 3

Super Builtup Area: 1467 sq.ft.  
RERA Carpet Area: 740 sq.ft.



- 1

Living Room

10' x 13'
- 2

Kitchen Dining Area

10' x 14'3"
- 3

Washyard

4'10" x 4'5"
- 4

Toilet 1

4'10" x 6'2"
- 5

Bedroom 1

10' x 10'
- 6

Bedroom 2

13'3" x 10'
- 7

Toilet 2

4'10" x 6'2"
- 8

Bedroom 3

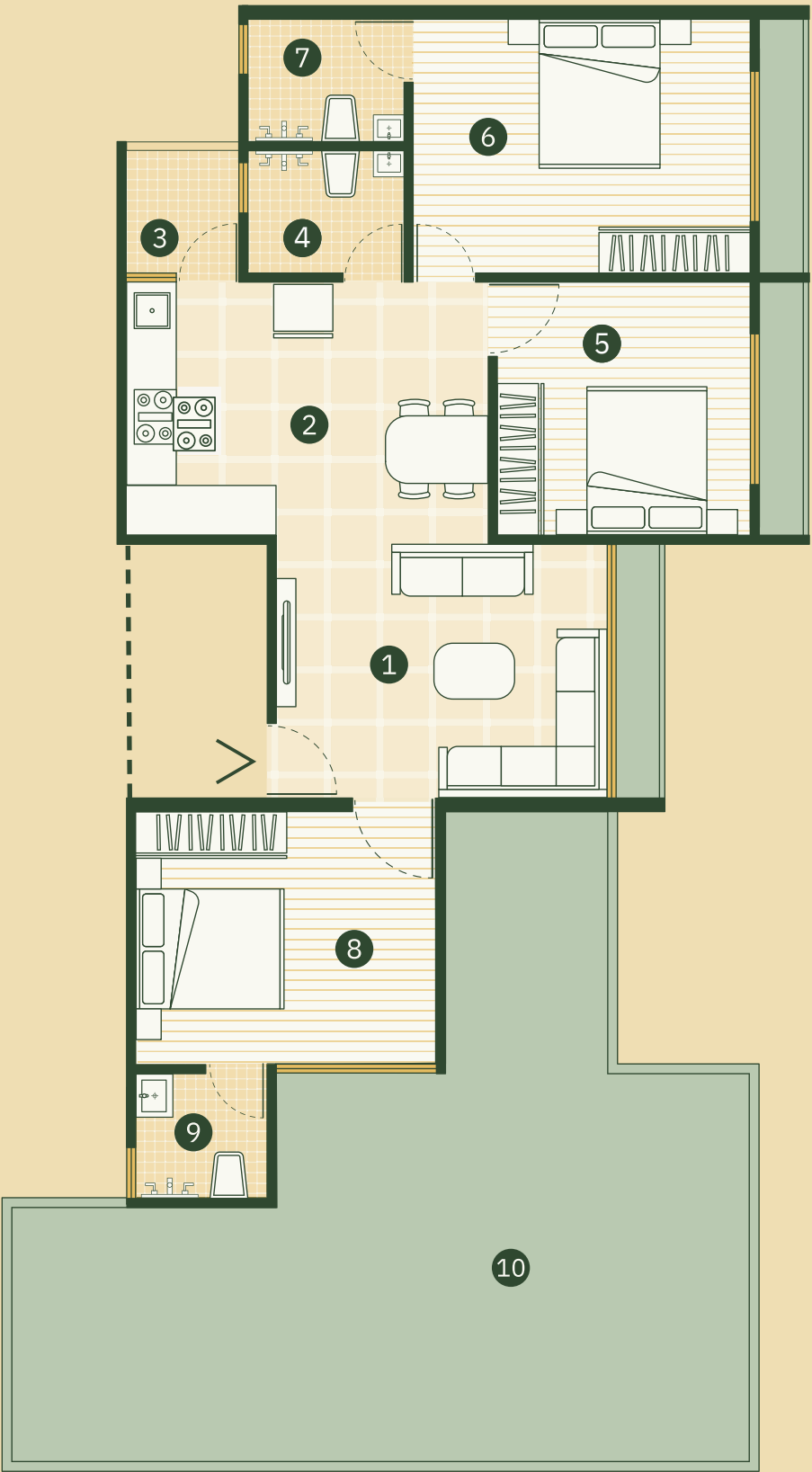
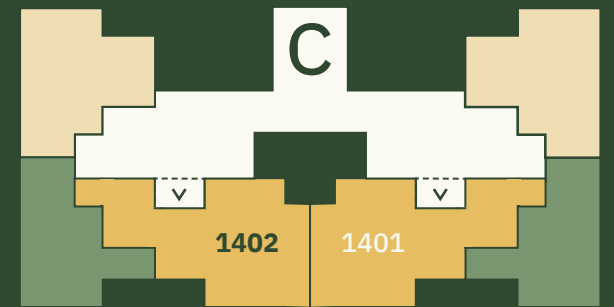
11'11" x 10'
- 9

Toilet 3

4'11" x 5'3"
- 10

Open Terrace Area


459 sq.ft.





# Specifications






## Structure

- RCC frame structure with I.S. approved materials
- Earthquake-resistant design for seismic safety




## Flooring & Wall Tiling

- Premium vitrified tiles in living, dining, bedrooms, kitchen, and wash area
- Granite kitchen platform with stainless steel sink
- Designer tiles above the kitchen platform and in the toilets
- China mosaic on terraces
- Brands: H&R Johnson, Cera, Simpolo or equivalent



## Electrical

- Single phase power supply for each unit
- ISI copper concealed wiring
- Distribution board with separate MCB and ELCB
- ISI standard modular switches
- Sufficient electrical points throughout
- TV and broadband conduits provided




## Finishing

- Internal walls with mala plaster and putty
- External walls with double-coat sand-faced or texture paint and durable acrylic finish



## Doors & Windows


- Wooden Flush Doors with Safety Locks
- Superior quality hardware for doors and windows
- Aluminum sliding windows with granite jambs on all sides



## Plumbing & Sanitation


- Premium sanitary ware and plumbing fixtures
- CPVC/UPVC fittings for pipes
- Brands: H&R Johnson, Cera, Astral, Finolex, Supreme, or equivalent





## AC

- Air conditioning point provided in the Master Bedroom



## Lift & Foyer

- Two fully automatic lifts per block







## Terms and conditions

All architectural and interior images in this brochure are computer-generated simulations for representation purposes only and do not reflect the actual property. Colors, materials, finishes, furniture, fixtures, and appliances depicted are for illustration purposes only and are not included in the sale. Dimensions, areas, and specifications mentioned are approximate and subject to change.

The developer reserves the right to modify technical specifications, designs, layouts, and amenities at any stage without prior notice, and such changes shall be binding on all purchasers. Variations in unit areas due to design or construction changes are permissible. No rebate shall be given if the purchaser declines standard electrical, plumbing, or flooring as per project design.

Structural changes by the purchaser are strictly prohibited and will result in legal action. Non-structural changes are allowed only with prior written permission from the developer. Alterations to the elevation, color scheme, or overall design are not permitted.

In the event of cancellation for any reason, 10% of the basic unit price shall be deducted. The balance amount will be refunded only after the same unit is rebooked.

Stamp Duty, Registration Charges, Legal Documentation, Maintenance, AMC, and power-related charges shall be borne by the purchaser. Taxes, GST, Cess, duties or any new statutory regulations introduced at any stage.

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Developer:



R J Parikh Developers LLP

Architect:

Tattvam by Kinnari Design Studio

General Contractor:

RJP Infrastructure Pvt. Ltd.

Structure:

Shreeji Structurals

MEP:

Gallop MEPF Consultant



# Madhuban *Kadamb*

A place where life feels just right






# Madhuban

## *Kadamb*



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 RJP Infrastructure Pvt. Ltd.

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