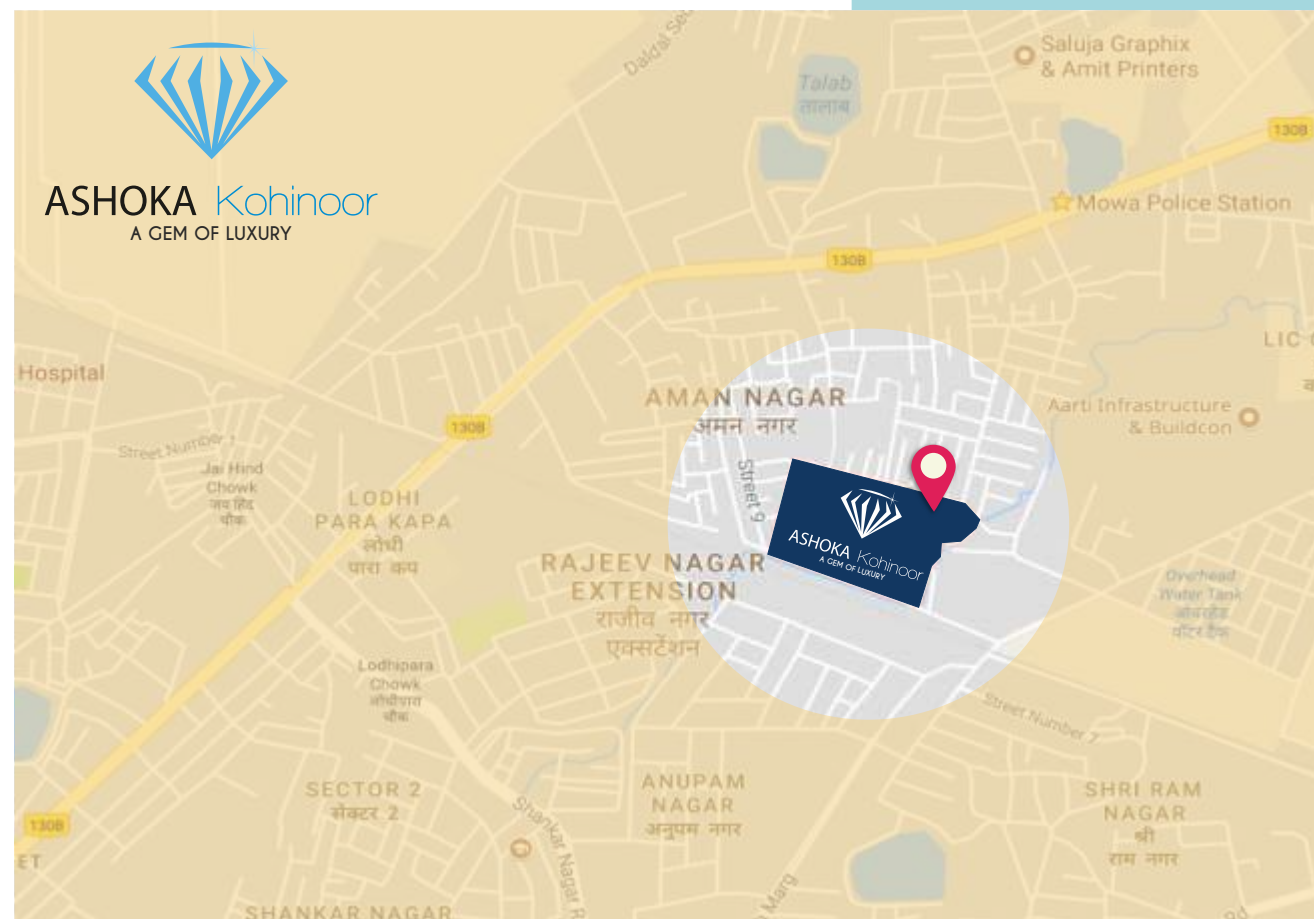




**ASHOKA Kohinoor**  
A GEM OF LUXURY



#### Site Address :

Ashoka Kohinoor, Ashoka Ratna, Vidhan Sabha Road,  
Shanker Nagar, Raipur (C.G.) 0771- 4222701/ 02/ 03

#### Corporate Office :

Aarti Infructure and Buildcon Ltd., Aarti House, Ashoka Ratna,  
Vidhan Sabha Road, Shanker Nagar, Raipur (C.G.) 0771- 4222701/ 02/ 03

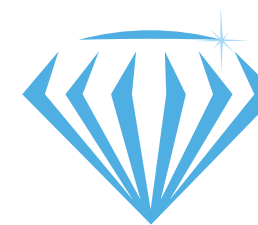
Get in Touch : **+91 9111-550-550, +91 9770-550-550**

Email : [sales@aartiinfrabuild.com](mailto:sales@aartiinfrabuild.com), Web : [www.aartiinfrabuild.com](http://www.aartiinfrabuild.com)

Member :   Easy Loan facility :    

Find us on :-  
  

\* All images in the brochure are for illustration purpose only. Actual finishing of works will be as per the agreement only.



**ASHOKA Kohinoor**  
A GEM OF LUXURY

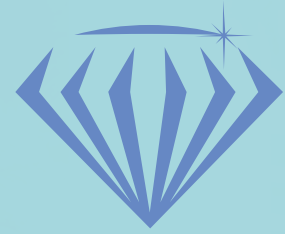
RERA NO.:  
PCGRERA220618000273



T&C Apply\*



WELCOME TO



ASHOKA Kohinoor  
A GEM OF LUXURY







**ASHOKA Kohinoor**  
A GEM OF LUXURY

## MISSION & VISION

**W**e at **AARTI INFRASTRUCTURE & BUILDCON LTD.** are customer focussed and continuously cope with the feelings of customer dream through innovation, quality and understanding customer-oriented products at the most competitive price with timely delivery, update technology, corporate governance and management accountability.

We are committed to strategic business development in infrastructure, as key to nation building in 21st century. We aim to achieve perfection in our commitment to customer.

We are an organization that our client trusts for quality, reliability and integrity because we respect business ethics. We give environment where people want to work, stay and grow in a community feeling.

## A W A R D S



Certificate of excellence by  
Governor of Chhattisgarh



Chhattisgarh Most Promising  
Project - Ashoka Ratna  
by Estate Avenue Magazine, New Delhi



Most Trusted Brand in  
Real Estate  
by 94.3 My FM



Most Reliable Name in Real  
Estate Since 1991  
by Zee MP/ CG





**ASHOKA** Kohinoor  
A GEM OF LUXURY

**MODERN AND SPACIOUS  
2 AND 3 BHK FLATS**

## ABOUT PROJECT

Ashoka Kohinoor is certainly a place that will match your pride. The aesthetically done interiors is sure to bring placidity into your life. The safety and security which this abode offers is sure to be a perfect choice for a lifetime of happy moments with your loved ones. The exclusivity that these apartments offer is not easy to find elsewhere with all rooms strategically planned. Only after a careful observation of the entire structure, it has been built in a way that is sure to bring many happy memories in the life of your loved ones. Ashoka Kohinoor is the final destination for living a life full of wonderful memories.

Ashoka Kohinoor by Aarti Group redefines the standards in luxurious living at Ashoka Ratna Township. From a superior location to a more efficient use of space, to the most luxurious fittings and appointments. The project is everything that you have ever dreamed of. Here you will find that the builders have taken care of the little details that make the big difference between a regular life. After all, there is nothing that you aspire more to, than complete peace of mind. With all the creature comforts to pamper you, the creators have not forgotten a state of the art amenities. Live an ecstatic lifestyle with your loved ones at

**Ashoka Kohinoor**  
A Gem of Luxury





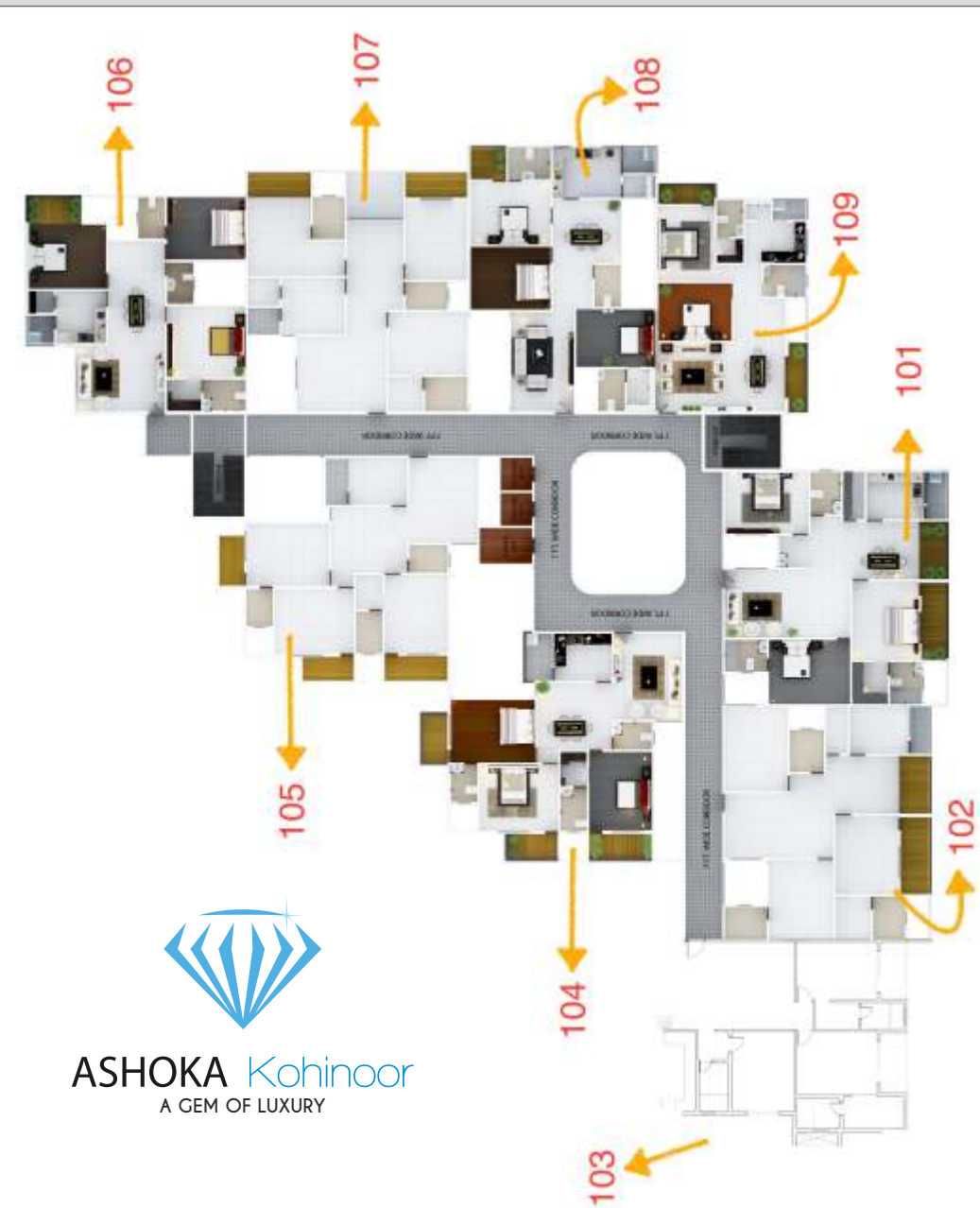
TYPICAL FLOOR : 2 BHK

ARIEL VIEW



TOP VIEW

2BHK Floor Plan, 1700 - 2300 sqft (Approx.)  
CARPET AREA : 92.53 M ( 995.61 SQFT )  
SUPER BUILT UP AREA : 160.86 M ( 1730.82 SQFT )



FLOOR PLAN

TYPICAL FLOOR : 3 BHK

ARIEL VIEW



TOP VIEW

3 BHK Floor Plan, 1900 - 3300 sqft (Approx.)  
CARPET AREA : 115.6 M - 143.34 M (1244 SQFT - 1542.33 SQFT )  
SUPER BUILT UP : 185.69 M - 228.53 M (1998 SQFT - 2459 SQFT )

## SPECIFICATION



### ■ Structural Engineering

Integrated Reinforced Cement Concrete (RCC) Frame.  
Structure Designed as per Earthquake consideration

### ■ Living, Dining & Bedrooms

Floor :  
Sturdy Premium Vitrified Tile Illuminating The Surface With Super Performance - Vitrified Tiles  
Walls & Ceiling :  
Primer two coat wall putty  
Electrical :  
(I) Concealed copper wiring as per ISI mark  
(II) Branded Modular Switches with MCB  
(III) Inverter wiring, Telephone & TV cabling

### ■ Main Door :

- (i) Entrance Door - Designer Flush Door both side finished by veneer sheet on teak wood frame
- (ii) Internal Doors - Water Proof flush door both side veneer on sal wood frame with bedding finish

### ■ Internal Door :

Water proof flush door both side Veneer on Sal wood frame with bedding finish

### ■ Windows :

3 track Aluminium glazed window's with mosquito net.  
Should be Power Coated.

## SPECIFICATION



### ■ Kitchen

Flooring : Anti skid floor tiles  
Working platform : Granite top with SS Sink.  
Dado : Premium quality 24" High glazed tiles  
Modular : Conceptually designed modular shelves  
Wash Area : Separate wash area connected to kitchen

### ■ Safety & Security

24 Hours Security with Video Door Phone Facility.  
3 Tier gated community with 24x7 CCTV Camera.  
Intercom line directly connected to guard room.

### ■ Water Supply

Designed with maximum rain water  
harvesting & recharging  
Underground bores to ensure water supply with  
arrangement for both overhead & underground  
storage tanks.  
STP provisions

### ■ Balcony

Flooring : Rustic Tiles

### ■ Railing

Glass railing with 2" SS finished pipe on balcony wall  
top.

### ■ Toilets

Floor : Premium Anti-Skid Ceramic Tiles  
Wall : Premium Ceramic Tiling Upto 8" height  
Fittings : Sanitary & CP fitting of Jaquar of Equivalent  
including showers  
Electrical : Concealed copper wiring as per ISI mark  
with branded modular switches with  
provision of geyser & exhaust points



**ASHOKA Kohinoor**  
A GEM OF LUXURY





ASHOKA Kohinoor  
A GEM OF LUXURY







**ASHOKA Kohinoor**  
A GEM OF LUXURY

## MODERN AMENITIES

- Lush Green Artistically Designed Garden
- Ultra-modern drainage system
- Recreational Playscape for children
- Video Door Phone Security System For Each Flat
- Pressure Boosting Water System
- Natural Walking & Jogging Path
- Vaastu Compliant
- Modular Kitchen
- Large Open Space
- Power Back-Up for Lift & Common Area
- Socialising Zone
- Garbage Chute
- Concealed DTH & Internet Cabling
- Suitable Lighting Arrangement For The Entire Campus
- Sewage Treatment Plant (STP)
- 2 World Class Passenger Lift System from Reputed Makers and 1 Service Lift.

