



Office Address: Vinayak Triveni Tower Shop No. 22, 1st Floor, Kanpur - Allahabad Hwy, Civil Lines, Prayagraj, Uttar Pradesh 211001  
Contact Us: (+91) 7753911707, (+91) 7753911708, (+91) 7753911709, (+91) 7753911711



# A Home Blessed by the Universe!

“Experience the ‘Panchtatva’ of the universe come together to create your home at Allahabad’s very own Solitaire Valley!”



# The wonder that is Allahabad!

The largest city in India's most culturally diverse state of Uttar Pradesh, Allahabad is a colorful visage of spiritual awakening and historical reminiscence. The city known for the divine confluence of the holy rivers of Ganga, Yamuna and the mythical Saraswati, is a window into India's rich history.

There is just so much to Allahabad...never a dull moment. The city is full of endearing reminders of India's culture, history, religious diversity and political activity. If Sangam defines the spirit of the city, then Khusru Bagh, Kumbh Mela, Allahabad Fort, reclining Hanuman, All Saints Cathedral and various other landmarks make up the soul of Allahabad.

It is in this soulful potpourri of Allahabad that we present to you another gem of a landmark in the form of Solitaire Valley...a 200 acres integrated township that is truly blessed by the Panchtatva- much like the city itself!





## Introducing ‘Solitaire Valley’! A city within a city!

Definition of Solitaire: ‘A gem that is set alone in a piece of jewellery’

A solitaire is forever - just as it is unique and one of a kind.

Solitaire Valley-just like the gem- is a unique township in Allahabad- one of a kind! And it promises everything that a Solitaire should promise- quality, service and expertise.

---



# Solitaire Valley! blessed by the ‘Panchtatva’

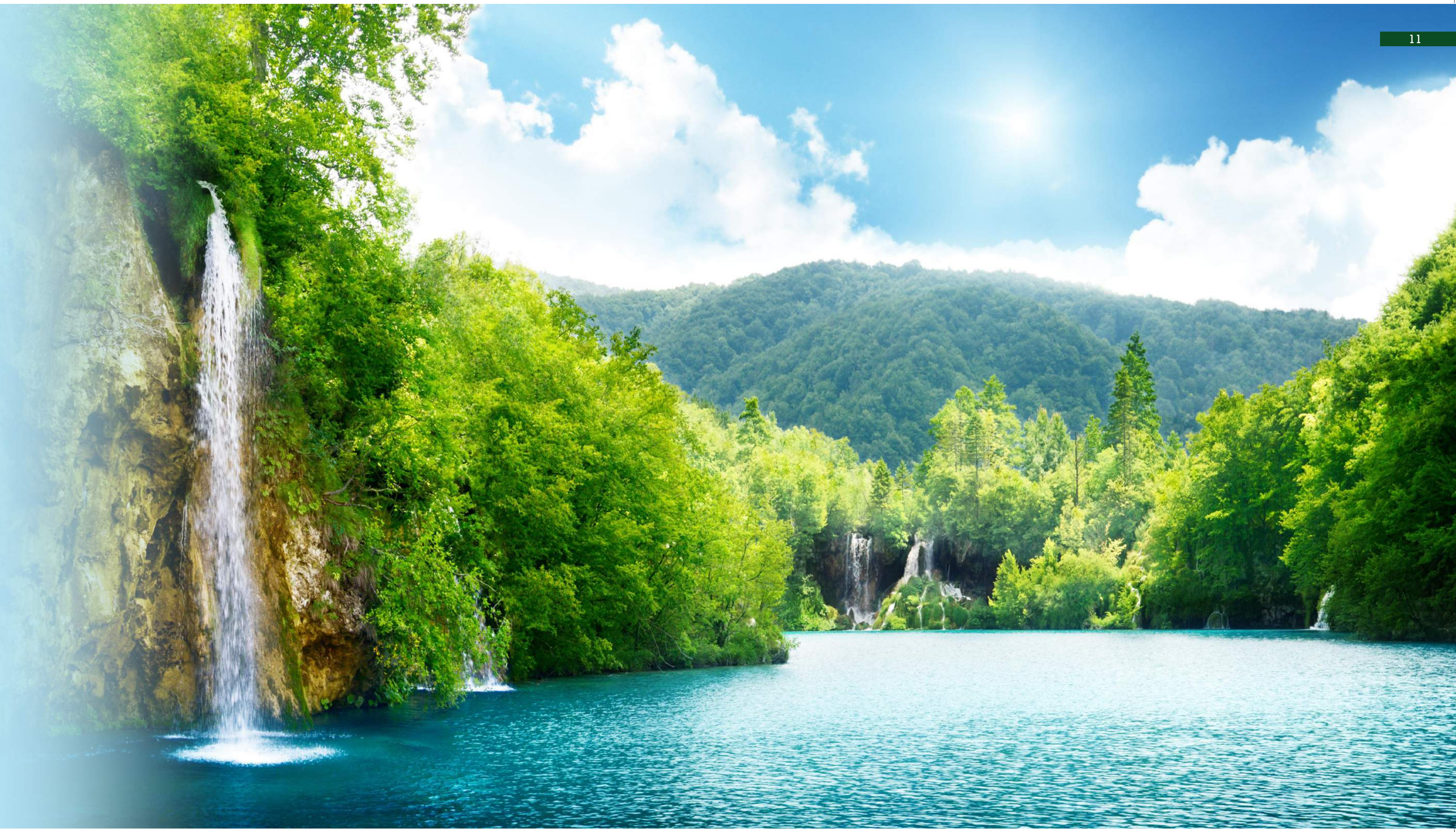
A good look into Solitaire Valley will tell you that this township boasts of multiple firsts in the Allahabad real estate landscape.

A flavor of the city’s divine and wholesome heart can be seen here as well. We believe that the harmony of the 5 tatvas namely Earth, Water, Air, Fire and Sky together translate into perfect balance and tranquility for any living space...At Solitaire Valley, we strive to bring you this consonance of energies that is ‘Panchtatva’ and present you with stability, rejuvenation and above all peace of mind.

Truly a city within a city, Solitaire Valley will also give you a feeling of being one with nature. Being declared prospective smart city, we raise a toast to the mega township planning, our project is well managed by experts making your home buying smooth and seamless.

Come experience the balance of nature...at Solitaire Valley- a superb location that allows you to traverse the length and breadth of Allahabad in a matter of minutes and some kilometers. Situated very close to Khelgaon, Solitaire Valley is your dream home at a dream location- a city within a city itself!

---





## Good Earth...the fragrance says it all!

Solitaire Valley is truly your rock-solid investment!

Many swear by Allahabad's allure. It is what keeps them coming to the city again and again!! Come, experience this charm extended to Solitaire Valley as well. Coupled with Allahabad's appeal and a Solitaire's promise of quality, service and expertise, our township can easily be a smart city within a city. Luxurious living and first-of-its-kind structured residences in Allahabad will make your home in Solitaire Valley push your lifestyle many a notches. What's more, all Solitaire Valley homes are Vastu friendly thus translating into a perfect home that is a symbol of the balance of nature.

Taking the Allahabad real estate landscape to its pinnacle, an investment in Solitaire Valley will directly map you in the big league. The stabilization of interest rates and Allahabad's growing modern outlook indeed make Solitaire Valley your answer to a safe and mature long-term investment.

Take a look first at our master plan..then the ground plans..and then the individual condo plans to see for yourself.



\*Naturally vastu friendly site



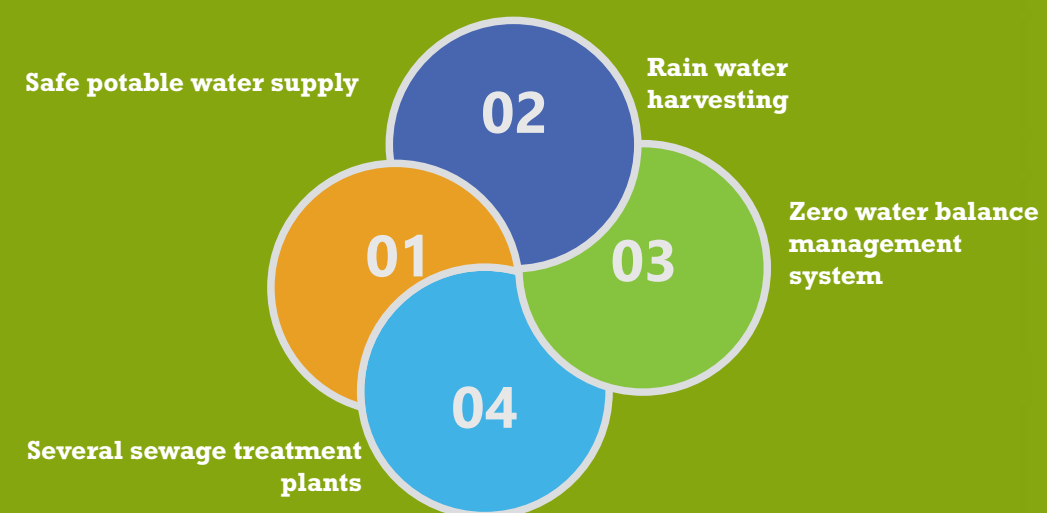
# Where thoughts flow like water...

Enjoy carefree, bountiful living at Solitaire Valley...

Water...Water...everywhere! Being in Allahabad, water inspired us to plan a carefree and seamless lifestyle at Solitaire Valley. The holy confluence signifies the coming together of varied thought processes.

Water is truly the essence of life and at Solitaire Valley we want you to live a life that is rich in thought and high in action. Add to this numerous water bodies across the township along with rain water harvesting, several sewage treatment plants and a superb zero water balance management system.

Water as a resource is soon getting limited...we realize this and have hence opted for environmentally friendly practices that optimize the use of water-the elixir of life.





# Breathe the air of world-class infrastructure!

Experience cutting-edge architecture and interior concepts at Solitaire Valley...

Picture this...Allahabad Fort...All Saints Cathedral... Allahabad University..Solitaire Valley! Of course the common link is excellent architecture...while we hope not to promise architectural marvels like these historical landmarks, we can surely promise stable infrastructure and world-class architectural abilities at work in our township.

Major highpoints of our architecture:

- all structures are earthquake resistant as per seismic zone IV with more than 54% open spaces
- plenty of ventilation throughout the township as well as in individual units
- security is guaranteed with boundry-wall fencing and CCTV managed entry/exit points along with mobile security units and intercom facilities

Solitaire Valley's infrastructure also plans for peaceful, tranquil atmosphere- we plan to plant over 7500 trees in the township- that lets you hear the humming of the bees, the rustling of the leaves and the lapping of the waters... Enjoy your very important 'me' time with our world-class, state-of-the-art amenities...go ahead take your pick..

'Ventilation' is the soul  
of our design

Stable infrastructure -  
Earthquake resistant design

02

01

03

04

54% open spaces and 7500  
trees plants bringing it  
truly close to nature

Top class security  
- Boundary-wall  
fencing and CCTV  
camera, mobile  
security units and  
intercom facilities



# Fire it up... Enlighten your soul!

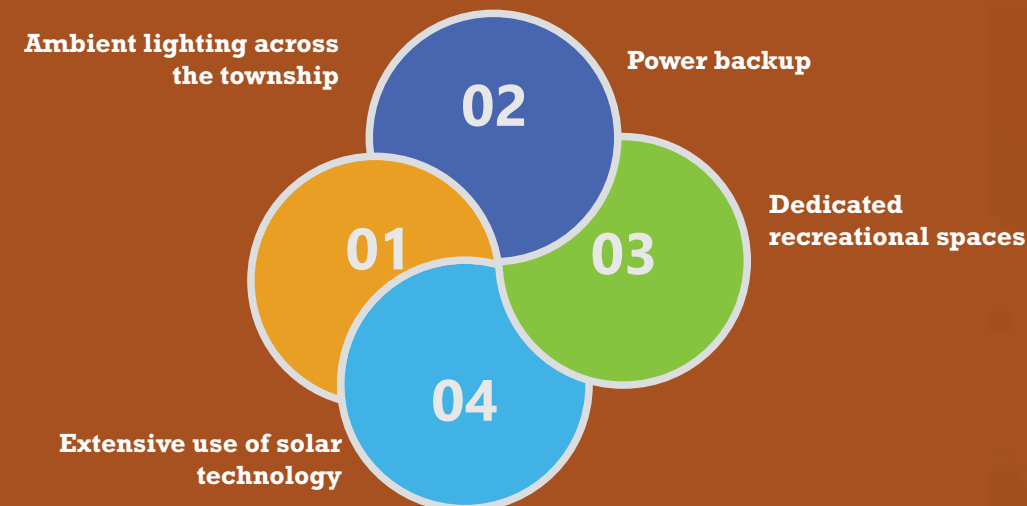
Energize your lifestyle with our condominiums!

For the not-so-courageous, Allahabad's eateries, fine dining places, restaurants and road-side delights can transform the hard-shelled too into complete food-lovers. Our living spaces will do just that to you!

Aren't you feeling the enlightenment already?

Add to this the fire of our ambient lighting across the township, 24 hours power backups and extensive use of solar technology to raise your home into a centre of budding energy.

Also extend your energies to our dedicated recreational spaces...go ahead indulge in a game of football, cricket or just go running. Our architecture will ensure that your energies keep flowing...



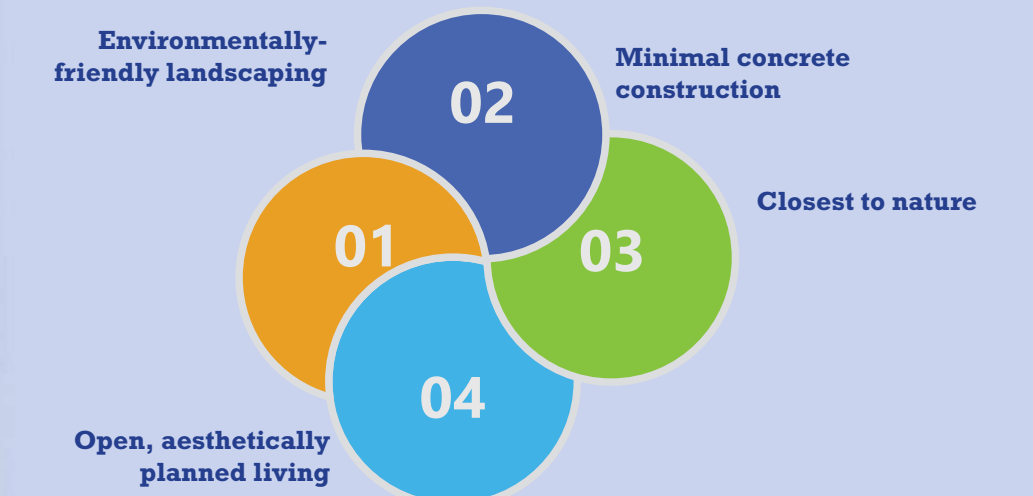


# Reaching for the Sky is the only the beginning

Experience open, boundless living at Solitaire Valley...

And why not...? One look at our world-class environment friendly landscaping and your hard day at work is quickly forgotten. Allahabad's banyan trees galore inspired us to plan our township while always keeping the aesthetics intact ahead of the commercial benefits. Solitaire Valley is designed with a perfect balance of the primary Tatvas, thus discouraging concrete abundance through extra construction.

At Solitaire Valley, it is as close to nature as you can get.





A picture says a thousand words...  
here are a million words!



## Floor Plan 100 Yard



100-FF



100-GF-01



100-GF-02

## 3D View 100 Yard



Villa -A Single



Villa-A Couple



A picture says a thousand words...  
here are a million words!



Floor Plan 150 Yard



150-GF



150-FF-01



150-FF-02

3D View 150 Yard



Villa-B Single



Villa B Couple



A picture says a thousand words...  
here are a million words!



## Floor Plan 200 Yard



200-FF-01



200-FF-02



200-GF

## 3D View 200 Yard



Villa c single



Villa-C Couple



## Proposed view



## Floor Plan – 3BHK - Crescent Heights



**Crescent Heights – Saleable Area 1106.4 sq feet**

## Crescent Heights Specification

### Floor Plan Details

- Drawing & Dining Room 15'-0" X 11'-0"
- Master Bed Room 13'-6" X 11'-0"
- Bed Room 11'-0" X 10'-0"
- Kids Bed Room 9'-0" X 11'-0"
- Kitchen 7'-6" X 7'-3"
- English Toilet 5'-0" X 7'-0"
- Indian Toilet 5'-0" X 6'-6"
- Four Balconies 5'-0" X 6'-0", 5'-0" X 7'-0", 5'-0" X 11'-0" & 6'-3" X 5'-0"

### Internal Specifications

- Rooms Flooring – Vitrified Tiles
- Toilet Floorings – Anti Skid Ceramic Tiles
- Doors – Laminated Flush Doors
- Windows – Glazed Window
- Electrical – Modular Switches
- Painting – Acrylic Emulsion
- Kitchen Top – Indian Marble with Stainless Steel Sink
- Fittings – Chrome Plated
- Fixtures – China ware glazed



Floor Plan 2BHK (Harmony Heights & Hazel Heights)



Harmony Heights – Saleable Area 888 sq feet



Hazel Heights – Saleable Area 762.60 sq feet

Harmony Heights Specification

Floor Plan Details

- Drawing & Dining Room 15'-0''X 10'-6''
- Master Bed Room 13'-6'' X 11'-0''
- Kids Bed Room 11'-0'' X 10'-0''
- Kitchen 7'-6'' X 7'-2''
- English Toilet 5'-0'' X 7'-0''
- Indian Toilet 5'-0'' X 6'-6''
- Three Balconies 2Nos 4'-0'' X 6'-0'' & 4'-0''X10'-6''

Internal Specifications

- Rooms Flooring – Vitrified Tiles
- Toilet Floorings – Anti Skid Ceramic Tiles
- Doors – Laminated Flush Doors
- Windows – Glazed Window
- Electrical – Modular Switches
- Painting – Acrylic Emulsion
- Kitchen Top – Indian Marble with Stainless Steel Sink
- Fittings – Chrome Plated
- Fixtures – China ware glazed

Hazel Heights Specification

Floor Plan Details

- Drawing & Dining Room 14'-0'' X 10'-0''
- Master Bed Room 11'-0'' X 10'-0''
- Kids Bed Room 10'-0'' X 10'-0''
- Kitchen 7'-0'' X 7'-2''
- English Toilet 5'-0'' X 6'-6''
- Indian Toilet 5'-0'' X 6'-0''
- Balconies 4'-0'' X 6'-0'' & 4'-0'' X 10'-6''

Internal Specifications

- Rooms Flooring – Vitrified Tiles
- Toilet Floorings – Anti Skid Ceramic Tiles
- Doors – Laminated Flush Doors
- Windows – Glazed Window
- Electrical – Modular Switches
- Painting – Acrylic Emulsion
- Kitchen Top – Indian Marble with Stainless Steel Sink
- Fittings – Chrome Plated
- Fixtures – China ware glazed



LOCATION	FLOOR	WALL / CEILING	DOORS	WINDOWS	ELECTRICAL	OTHERS
LIVING ROOM / DINING		POP PUNNING WITH ACRYLIC EMULSION PAINT	BOTH SIDES POLISHED VENEERED DECORATIVE FLUSH DOORS WITH ARCHITRAVES	SOLID WOOD WINDOW FRAMES AND SHUTTERS WITH 4MM THICK CLEAR GLASS	MODULAR SWITCH SOCKETS WITH COPPER WIRING	PROVISION FOR INSTALATION OF A.C SPILT UNIT (PIPING ONLY)
MASTER BED ROOM	LAMINATED WOODEN FLOORING	POP PUNNING WITH ACRYLIC EMULSION PAINT	LAMINATED FLUSH DOOR	SOLID WOOD WINDOW FRAMES AND SHUTTERS WITH 4MM THICK CLEAR GLASS	MODULAR SWITCH SOCKETS WITH COPPER WIRING	PROVISION FOR INSTALATION OF A.C SPILT UNIT (PIPING ONLY)
OTHER BED ROOM	VITRIFIED TILES	POP PUNNING WITH ACRYLIC EMULSION PAINT	LAMINATED FLUSH DOOR	SOLID WOOD WINDOW FRAMES AND SHUTTERS WITH 4MM THICK CLEAR GLASS	MODULAR SWITCH SOCKETS WITH COPPER WIRING	PROVISION FOR WINDOW A.C
TOILET	ANTI SKID CERAMIC TILES	POP PUNNING WITH ACRYLIC EMULSION PAINT	LAMINATED FLUSH DOOR	SOLID WOOD WINDOW FRAMES AND SHUTTERS WITH 4MM THICK CLEAR GLASS	MODULAR SWITCH SOCKETS WITH COPPER WIRING	IMPORTED OR EQUIVALENT INDIAN SANITARY FIXTURES & CP FITTINGS. IMPORTED MARBLE/ GRANITE/CORIAN COUNTERS
KITCHEN	ANTI SKID CERAMIC TILES	POP PUNNING WITH ACRYLIC EMULSION PAINT	LAMINATED FLUSH DOOR	SOLID WOOD WINDOW FRAMES AND SHUTTERS WITH 4MM THICK CLEAR GLASS	MODULAR SWITCH SOCKETS WITH COPPER WIRING	GRANITE COUNTER TOP. STAINLESS STEEL DOUBLE BOWL SINK WITH CP FITTINGS
BALCONIES	VITRIFIED ANTI SKID TILES	WEATHER RESISTANT TEXTURE PAINT	LAMINATED FLUSH DOOR	SOLID WOOD WINDOW FRAMES AND SHUTTERS WITH 4MM THICK CLEAR GLASS	MODULAR SWITCH SOCKETS WITH COPPER WIRING	FITTED LIGHT FIXYURES IN BALCONY





## Layout Plans



Masterplan



First Phase Layout