



A PROJECT BY TEJAS DEVELOPERS



## SEAMLESS HARMONY IN CONTEMPORARY LIVING

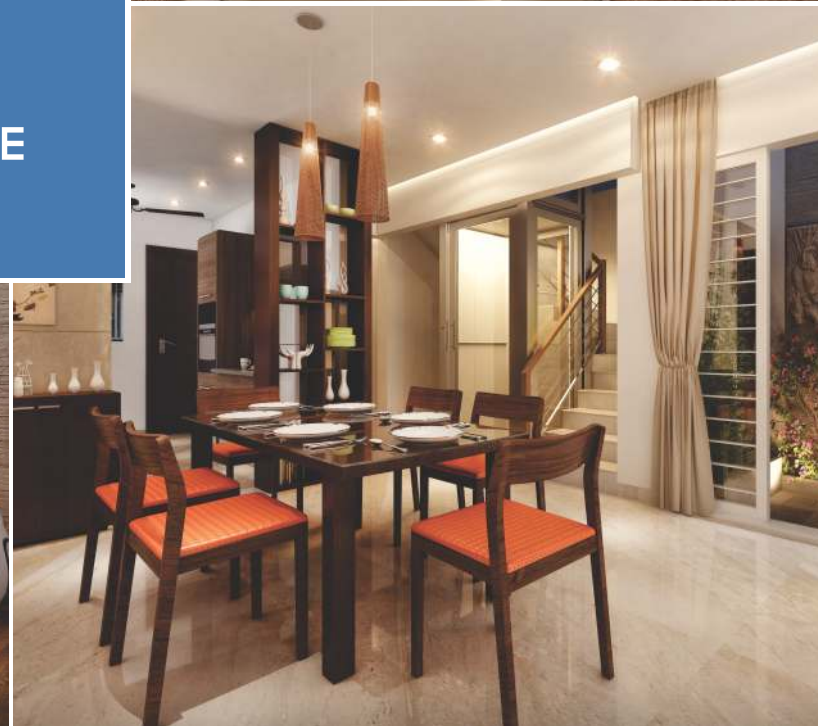
Ela, the premium range of 3.5 & 4.5 BHK row houses brings to you a life embodied with exquisiteness and character. A cozy project in Baner, marks its presence with 6 row houses offering complete privacy. Secure, safe and strategically connected to everything from work to entertainment, the Ela row houses are packaged with state of the art architecture and amenities. Ela is indeed the destination to take forward your journey of life.







EPITOME OF  
STYLE  
AND  
SUBSTANCE



### **Sturdy RCC & Masonry**

- Earthquake resistant structure as per IS
- Internal plaster - gypsum finish
- External plaster - double coat sand face plaster

### **Painting**

- Internal - Lustre paint to add to the royalty
- External - Acrylic paint for lasting impact

### **Convenience**

- G+1 home elevator for all row houses
- Battery backup for essential points
- Provision for telephone lines
- Provision for DTH TV connection in all rooms
- EPABX / intercom system inside row house
- Solar water heater
- Pressure pump for bathing luxury
- Outside sink for washing
- Water tap for front and back garden
- Arrangement for washing machine
- Pantry provision on terrace

### **Safety and Security**

- External CCTV cameras in front and back of each row house
- Safety grill for ground and first floor sliding doors
- Designer heavy duty individual entrance gate



### **Flooring**

- Elegant imported marble flooring in living and dining
- Vitrified tiles for Kitchen
- Laminated wooden flooring in master bedrooms
- Marble in master bathrooms
- Vitrified tiles in other rooms
- Designer tiles in other bathrooms
- Vitrified tiles in servant room
- Ceramic tiles in servant bathroom
- Anti skid rustic tile flooring for terraces
- Attractive flooring for external hard finish area

### **Doors**

- UPVC French folding door for living room
- UPVC sliding doors with mosquito screen for terraces
- Doors with both side veneer finish
- Bathroom doors with one side veneer finish & one side laminate
- Digital lock Yale or equivalent for main door
- Mortise lock for internal doors
- Magnetic door stoppers

### **Windows**

- UPVC windows with mosquito screen
- Designer window grill

### **Kitchen**

- Kitchen ota - agglomerated marble/granite
- Stainless steel sink with drain board
- Outside gas storage place with gas line to kitchen
- Water purifier in kitchen
- Provision for chimney
- Provision for geyser

### **Bathrooms**

- Concealed plumbing work
- Bath fittings of Grohe or equivalent\*
- Sanitary fittings of Toto or equivalent\*
- Glass partition in master bathrooms
- Wall hung commode for clean and neat toilets\*
- Health faucet in all bathrooms\*
- Orissa pan in servant bathroom
- Concealed flush tank in all bathrooms\*
- Single lever hot and cold mixture in all bathrooms\*
- Provision for exhaust fans
- Provision for geysers (\*except servant bathroom)



### **Electrifications**

- Concealed copper wiring with circuit breakers for protection from hazards
- High class modular switches like Roma/Legrand
- AC points in all bedrooms and living room\*
- Individual electric meter for all row houses (\*except servant room)

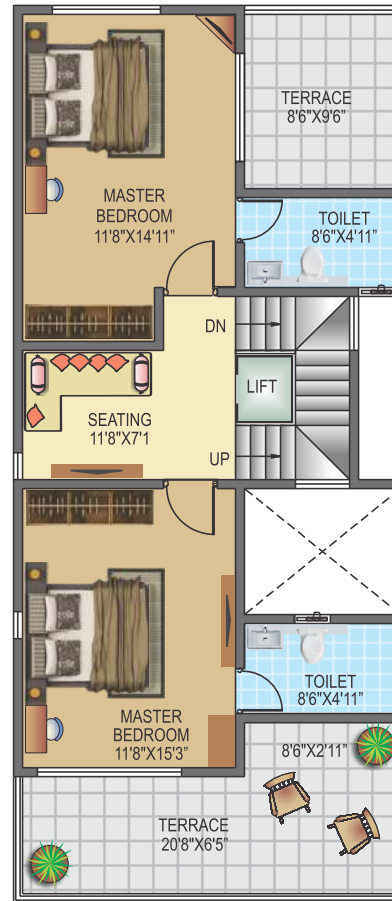
### **Others**

- Front and back developed garden
- Impressive exterior elevation and front compound
- Glass railing for first floor terraces
- Attractive name plates

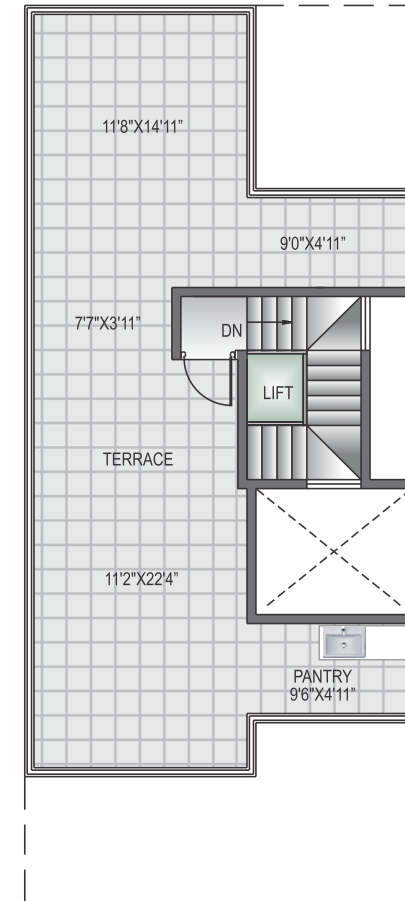


GROUND FLOOR PLAN

# ROW HOUSE 01



FIRST FLOOR PLAN



SECOND FLOOR PLAN

| Area Statement           |                         |                          |                              |                         |                       |
|--------------------------|-------------------------|--------------------------|------------------------------|-------------------------|-----------------------|
| Ground Floor Carpet SQFT | First Floor Carpet SQFT | Second Floor Carpet SQFT | Attached Terrace Carpet SQFT | Top Terrace Carpet SQFT | Garden & Parking SQFT |
| 738.2                    | 636.8                   | -----                    | 238.64                       | 548.75                  | 1364.44               |

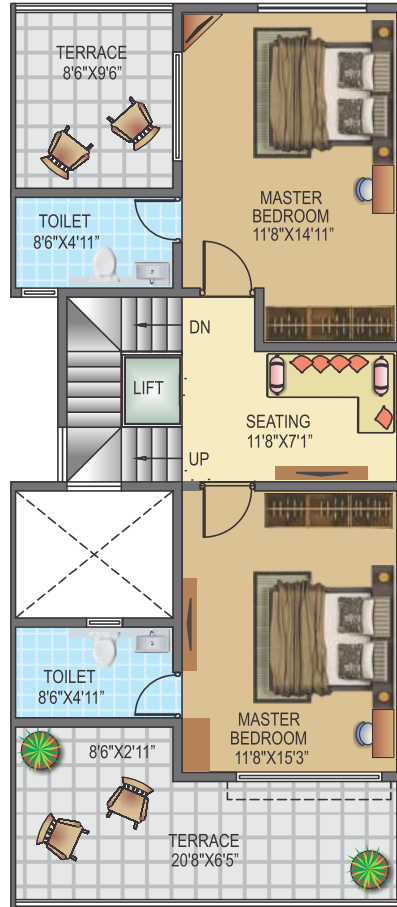




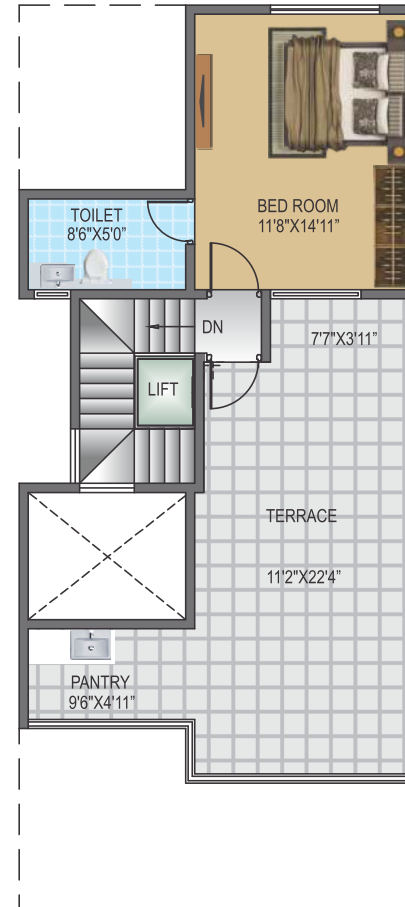
# ROW HOUSE 02



GROUND FLOOR PLAN



FIRST FLOOR PLAN

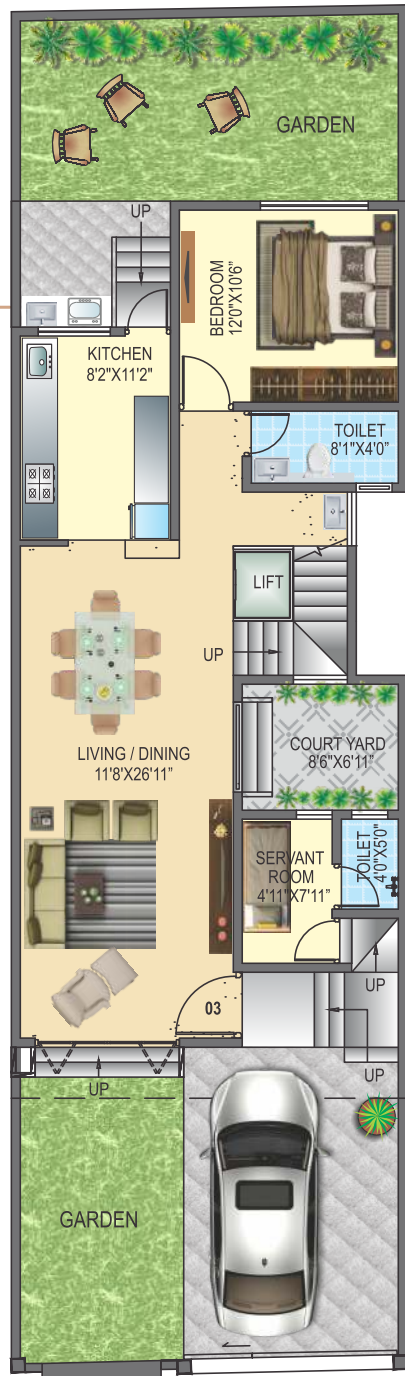


SECOND FLOOR PLAN

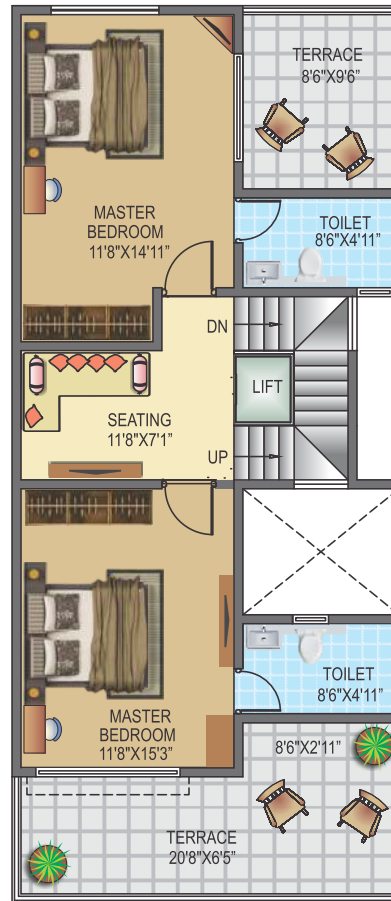
| Area Statement           |                         |                          |                              |                         |                       |
|--------------------------|-------------------------|--------------------------|------------------------------|-------------------------|-----------------------|
| Ground Floor Carpet SQFT | First Floor Carpet SQFT | Second Floor Carpet SQFT | Attached Terrace Carpet SQFT | Top Terrace Carpet SQFT | Garden & Parking SQFT |
| 738.2                    | 636.8                   | 236.7                    | 238.64                       | 328.19                  | 585.88                |



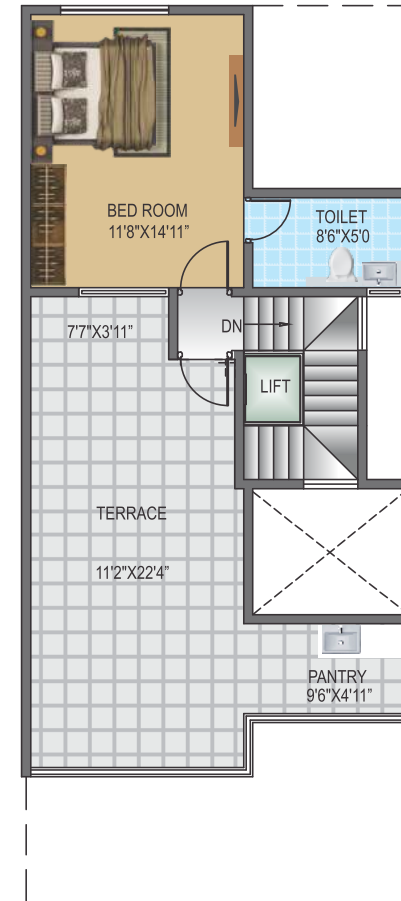
# ROW HOUSE 03



GROUND FLOOR PLAN



FIRST FLOOR PLAN



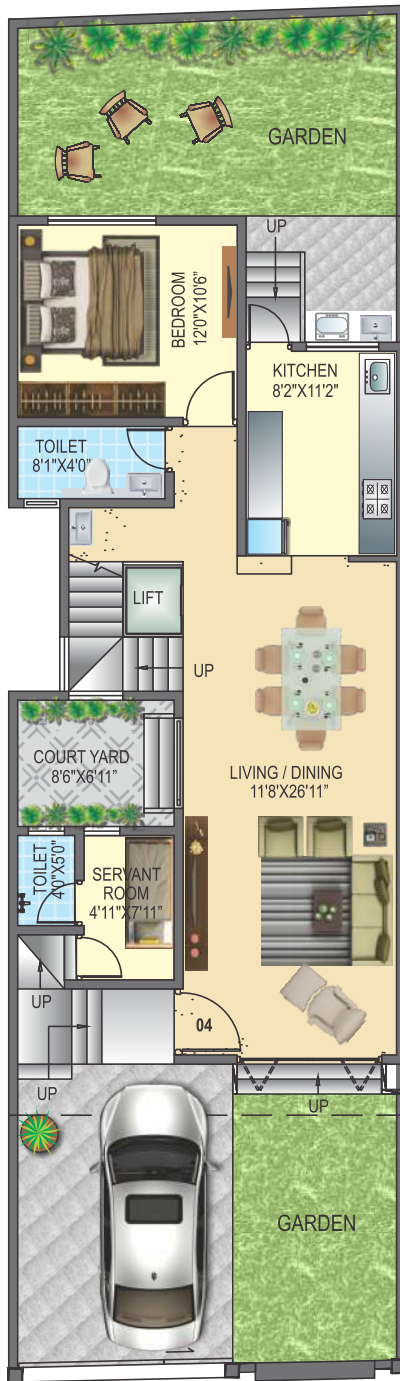
SECOND FLOOR PLAN

## Area Statement

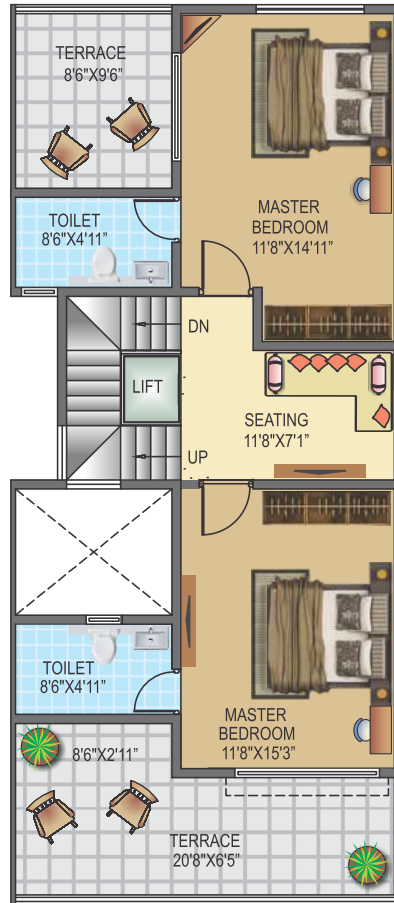
| Ground Floor Carpet SQFT | First Floor Carpet SQFT | Second Floor Carpet SQFT | Attached Terrace Carpet SQFT | Top Terrace Carpet SQFT | Garden & Parking SQFT |
|--------------------------|-------------------------|--------------------------|------------------------------|-------------------------|-----------------------|
| 738.2                    | 636.8                   | 236.7                    | 238.64                       | 328.19                  | 582.87                |



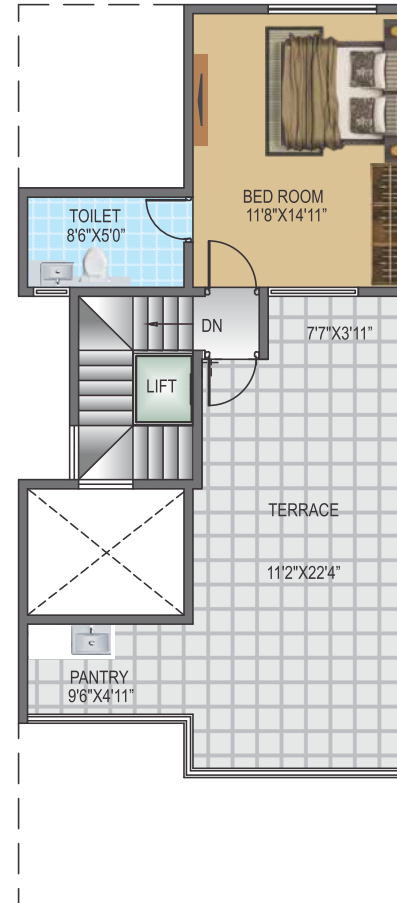
# ROW HOUSE 04



GROUND FLOOR PLAN



FIRST FLOOR PLAN

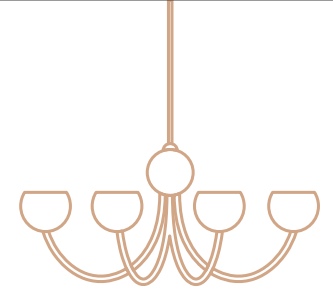


SECOND FLOOR PLAN

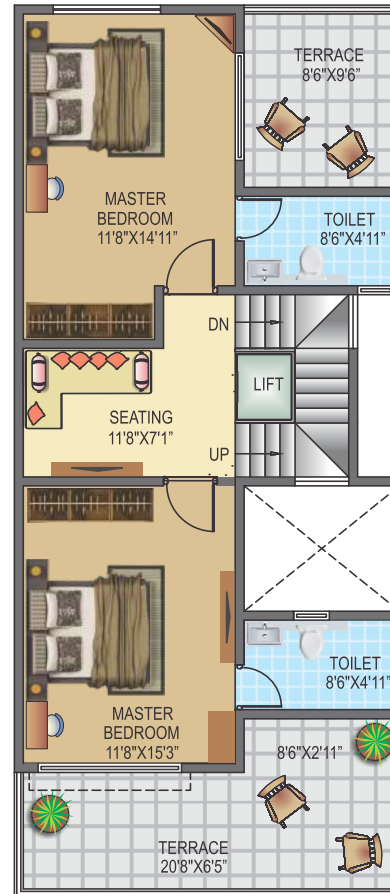
| Area Statement           |                         |                          |                              |                         |                       |
|--------------------------|-------------------------|--------------------------|------------------------------|-------------------------|-----------------------|
| Ground Floor Carpet SQFT | First Floor Carpet SQFT | Second Floor Carpet SQFT | Attached Terrace Carpet SQFT | Top Terrace Carpet SQFT | Garden & Parking SQFT |
| 738.2                    | 636.8                   | 236.7                    | 238.64                       | 328.19                  | 585.02                |



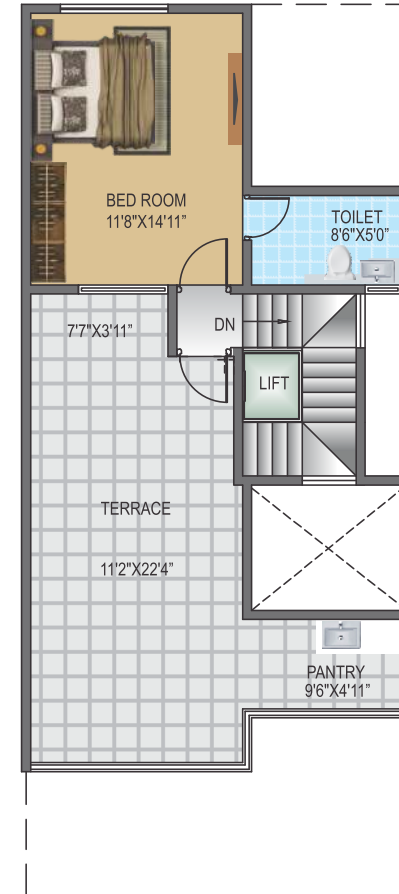
# ROW HOUSE 05



GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN

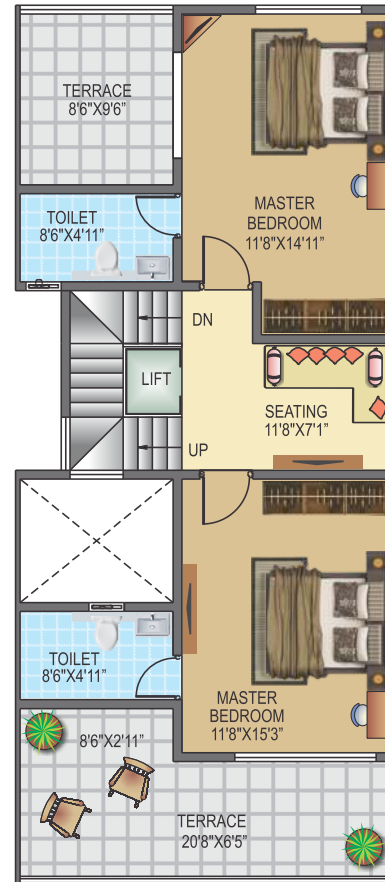
## Area Statement

| Ground Floor Carpet SQFT | First Floor Carpet SQFT | Second Floor Carpet SQFT | Attached Terrace Carpet SQFT | Top Terrace Carpet SQFT | Garden & Parking SQFT |
|--------------------------|-------------------------|--------------------------|------------------------------|-------------------------|-----------------------|
| 738.2                    | 636.8                   | 236.7                    | 238.64                       | 328.19                  | 593.63                |

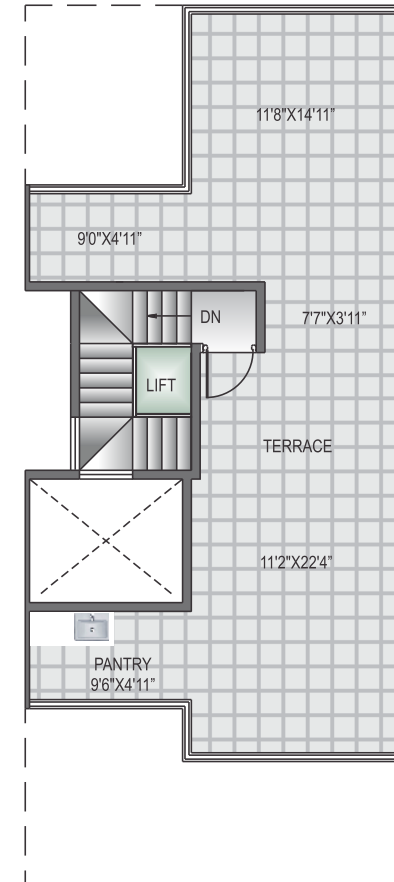
# ROW HOUSE 06



GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN

## Area Statement

| Ground Floor Carpet SQFT | First Floor Carpet SQFT | Second Floor Carpet SQFT | Attached Terrace Carpet SQFT | Top Terrace Carpet SQFT | Garden & Parking SQFT |
|--------------------------|-------------------------|--------------------------|------------------------------|-------------------------|-----------------------|
| 738.2                    | 636.8                   | -----                    | 238.64                       | 548.75                  | 1381.67               |

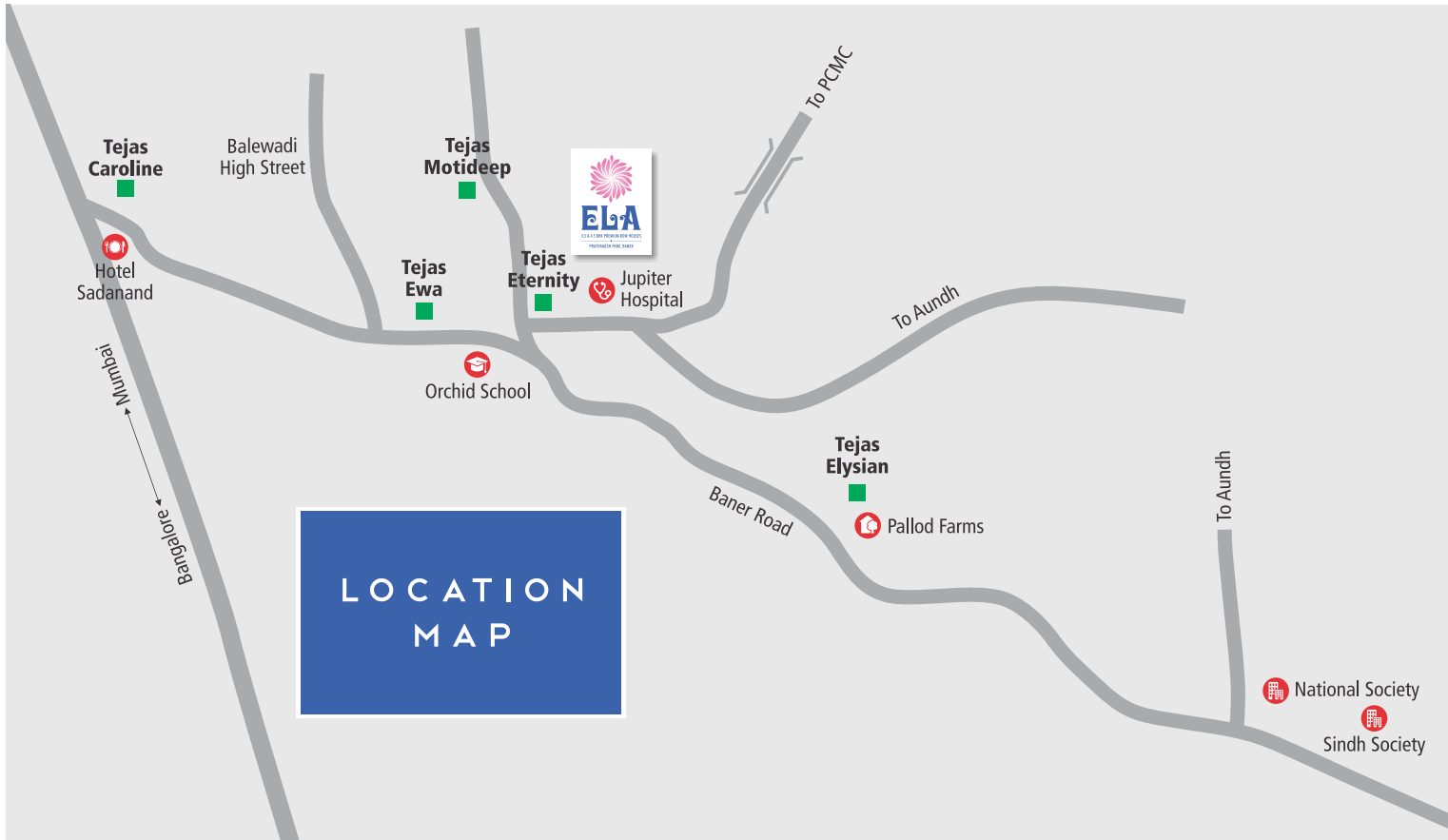






YOUR SPACE,  
YOUR TIME  
ONLY @ ELA





**LOCATION  
MAP**

**EVERY  
CONVENIENCE  
IS AT A 5-10 MINS  
DRIVE**

- Stadium
- 5 - Star Hotel
- IT Park
- Auto Hub
- Malls
- Schools
- Colleges
- Institutes
- Multiplex
- Hospitals
- High Street

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**Ashok S. Abbad**

Brand Consultant  
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