



**Riviera Springs**

SKY CITY, Club 07 Road, Off SP Ring Road, Ahmedabad - 380058  
RERA NO.: PR/GJ/AHMEDABAD/SANAND/AUDA/RAA07154/170620  
[www.gujrera.gujarat.gov.in](http://www.gujrera.gujarat.gov.in)



**Goyal & Co.**

10th Floor Commerce House 4, Beside Shell Petrol Pump,  
100ft Road, Prahalad Nagar, Satellite Ahmedabad - 380015  
075 7500 0000 | [goyalco.com](http://goyalco.com)



**HN Safal**

10 & 11 Floor, Safal Profitaire, Corporate Road  
Opp Auda Garden, Prahalad Nagar, Ahmedabad - 380015  
079 4080 0800 | [hnsafal.com](http://hnsafal.com)



*Like the commencement of a new season, Riviera Springs ushers in a life-style that's abound with freshness and vitality. Each waking day spent in these residences is a powerful reminder that life is full of opportunities.*





*It's easy to fall in love with the apartments at Riviera Springs that are all designed to maximise the joy of living.*

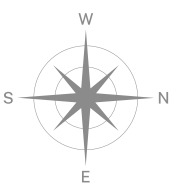
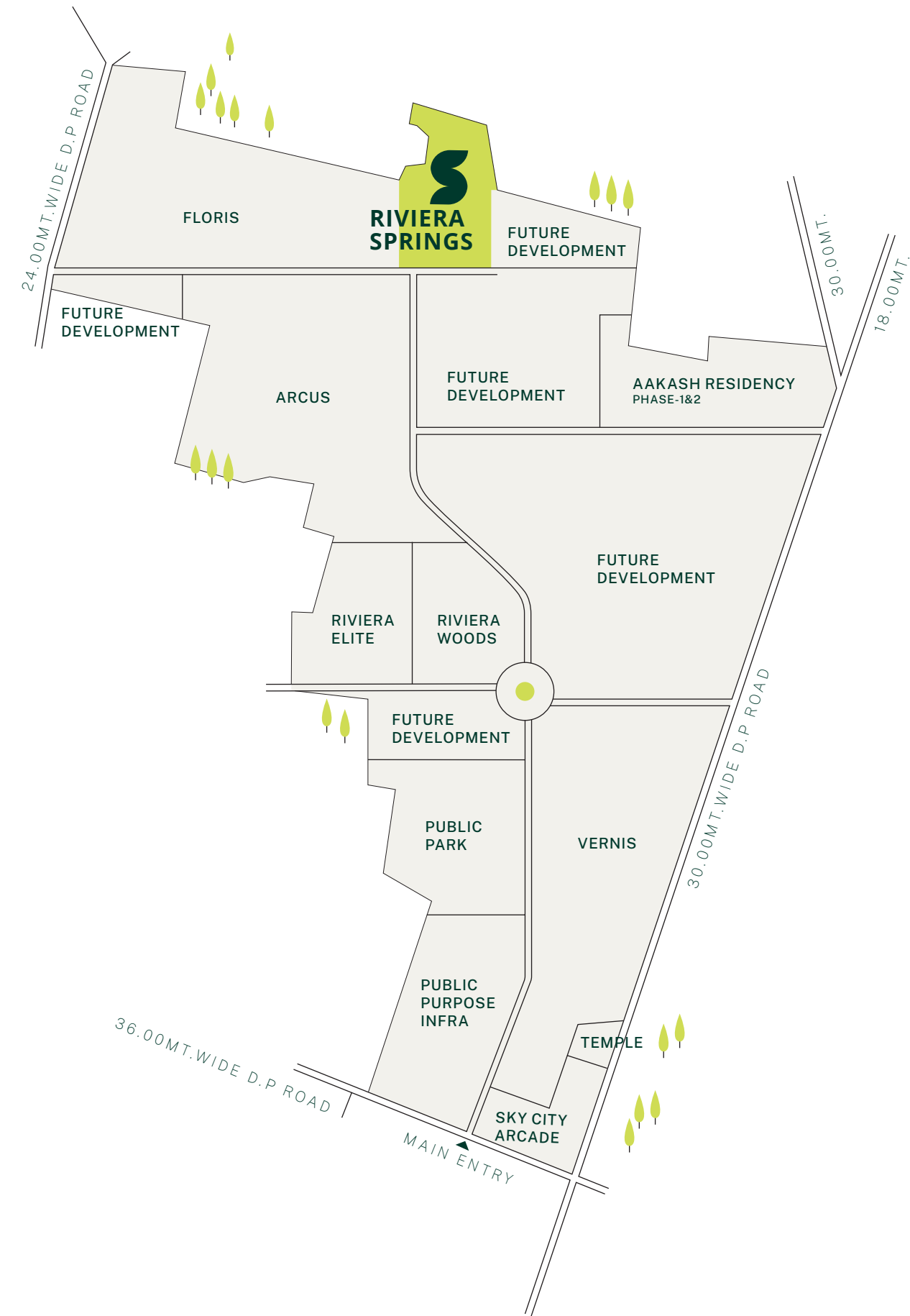
These meticulously planned homes are complete with premium finishings and high-end fittings. The large windows ensure continuous ventilation in all homes and the thoughtful positioning of the towers allow ample daylight to flow indoors. After all, a well-lit, adequately ventilated home nurtures a pleasant lifestyle. With 4 building complexes towering at over 21 floors, the 3 and 4 BHK homes epitomise contemporary living by utilising the best practices in construction and architectural design.





*An integrated township in Ahmedabad where 'lighter living' is the way of life.*

All residents of Riviera Springs are part of a greater whole - Sky City. This integrated township is spread across 104 acres and is well regarded in the city for its planning and infrastructure. The attention given to the landscape and the generous use of open, green spaces is immediately evident. There's rarely a good reason to venture out, beyond the gates of Sky City.





*Sky-City*

*A picturesque township with thoughtful details, contemporary architecture and the comforts for a wholesome lifestyle.*

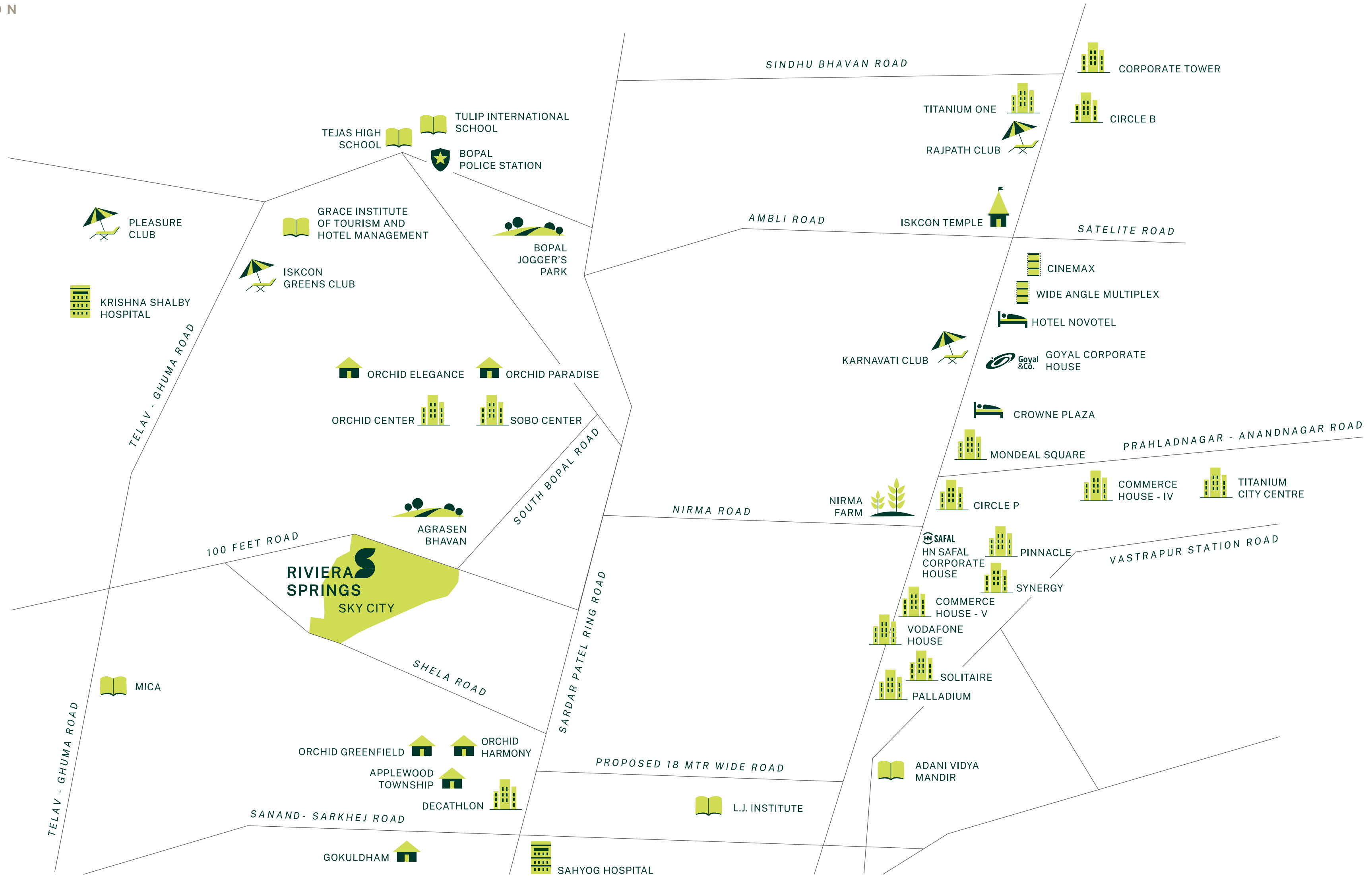


*Actual Image*



*Actual Image*

LOCATION

















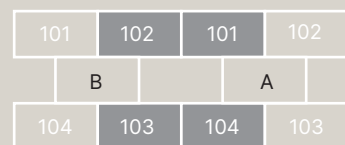
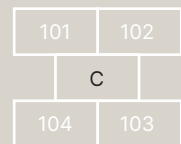
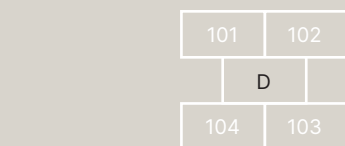


- 1 DROF OFF
- 2 WATER BODY
- 3 MULTI PURPOSE COURT
- 4 CHILDREN PLAY AREA
- 5 SIT OUT
- 6 CLUB HOUSE
- 7 CRICKET PITCH
- 8 SWIMMING POOL





3 BHK



TYPICAL FLOOR PLAN

3 BHK

FLOOR 1 TO 19

BLOCK A + B

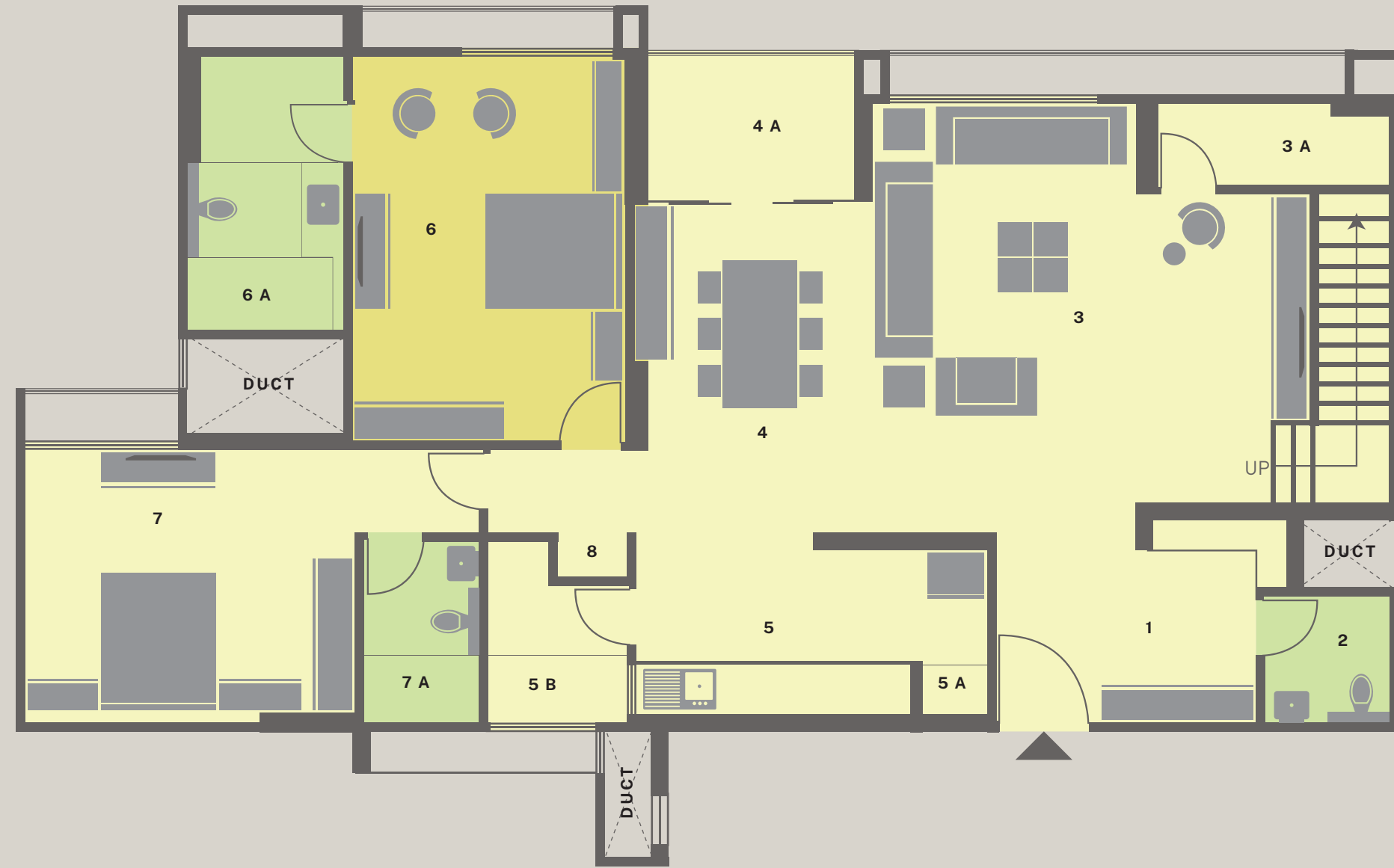
AREA AS PER RERA

CARPET AREA	132.95 SQ MTR
BALCONY	5.07 SQ MTR
WASH AREA	3.96 SQ MTR

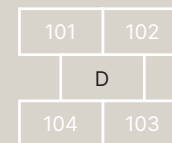
1	VESTIBULE	6'0" X 8'0"
2	G. BEDROOM - 1	11'1" X 12'0"
3	G. TOILET	7'5" X 5'5"
4	DRAWING ROOM	12'0" X 19'0"
5	DINING	10'0" X 14'6"
5A	VERANDAH	9'0" X 6'1"
6	KITCHEN	12'3" X 8'0"
6A	STORE	3'1" X 7'3"

6B	KITCHEN YARD	6'2" X 6'0"
7	M. BEDROOM - 02	12'1" X 17'0"
7A	TOILET	7'0" X 12'0"
8	BEDROOM - 03	14'7" X 12'0"
8A	TOILET	5'2" X 8'1"
9	PUJA	3'0" X 2'0"
10	SERVANT ROOM	6'8" X 7'1"
10A	S. TOILET	4'0" X 5'2"

## 4 BHK LOWER PENTHOUSE



## 4 BHK UPPER PENTHOUSE



### TYPICAL FLOOR PLAN

#### 4 BHK LOWER PENTHOUSE

FLOOR 20

#### 4 BHK UPPER PENTHOUSE

FLOOR 21

BLOCK A + B

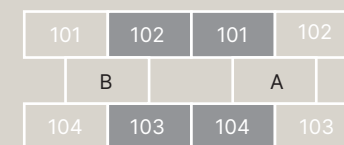
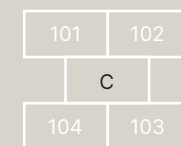
### AREA AS PER RERA

CARPET AREA 215.90 SQ MTR

BALCONY 5.07 SQ MTR

WASH AREA 3.96 SQ MTR

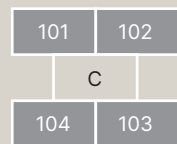
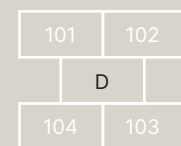
OPEN TERRACE 49.55 SQ MTR



1	VESTIBULE	11'4" X 8'0"
2	G.TOILET	5'9" X 5'2"
3	DRAWING ROOM	19'3" X 19'0"
3A	STORE ROOM	6'8" X 3'9"
4	DINING	10'5" X 14'6"
4A	VERANDAH	9'0" X 6'1"
5	KITCHEN	12'3" X 8'0"
5A	STORE	3'1" X 7'3"

5B	KITCHEN YARD	6'2" X 6'0"
6	M.BEDROOM - 01	12'1" X 17'0"
6A	TOILET	7'0" X 12'0"
7	BEDROOM - 02	14'7" X 12'0"
7A	TOILET	5'2" X 8'1"
8	PUJA	3'0" X 2'0"
9	STORE	7'2" X 4'3"
10	FOYER	7'4" X 12'10"

11	BEDROOM - 03	15'6" X 13'2"
11A	TOILET	5'7" X 9'0"
12	BEDROOM - 04	15'6" X 13'7"
12A	TOILET	5'7" X 9'0"
13	SERVANT ROOM	6'8" X 8'7"
13A	S.TOILET	4'0" X 5'2"



**TYPICAL FLOOR PLAN**

**3 BHK**

**FLOOR 1 TO 19**

**BLOCK A + B + C**

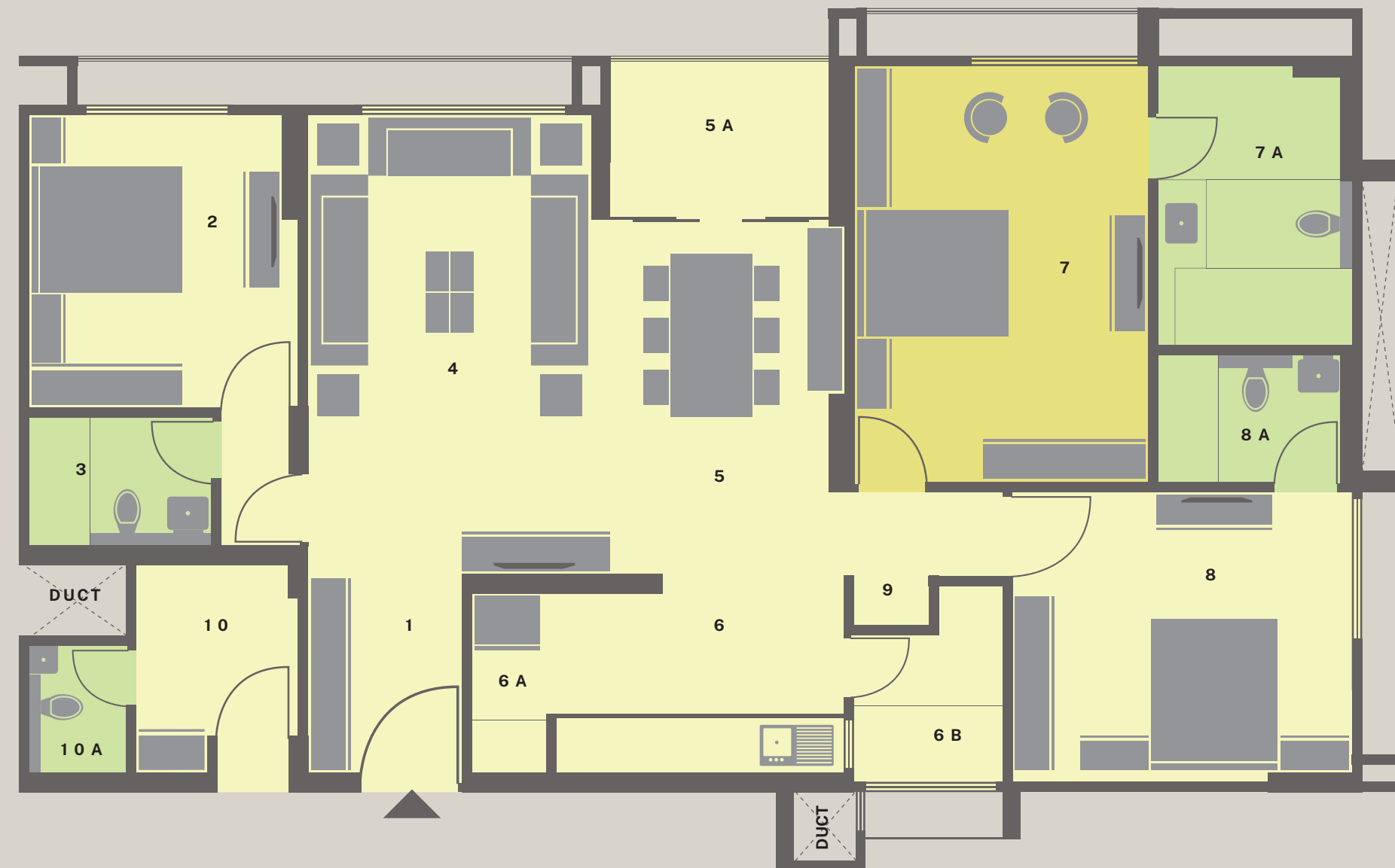
**AREA AS PER RERA**

**CARPET AREA** 131.01 SQ MTR

**BALCONY** 5.07 SQ MTR

**WASH AREA** 3.96 SQ MTR

**3 BHK**

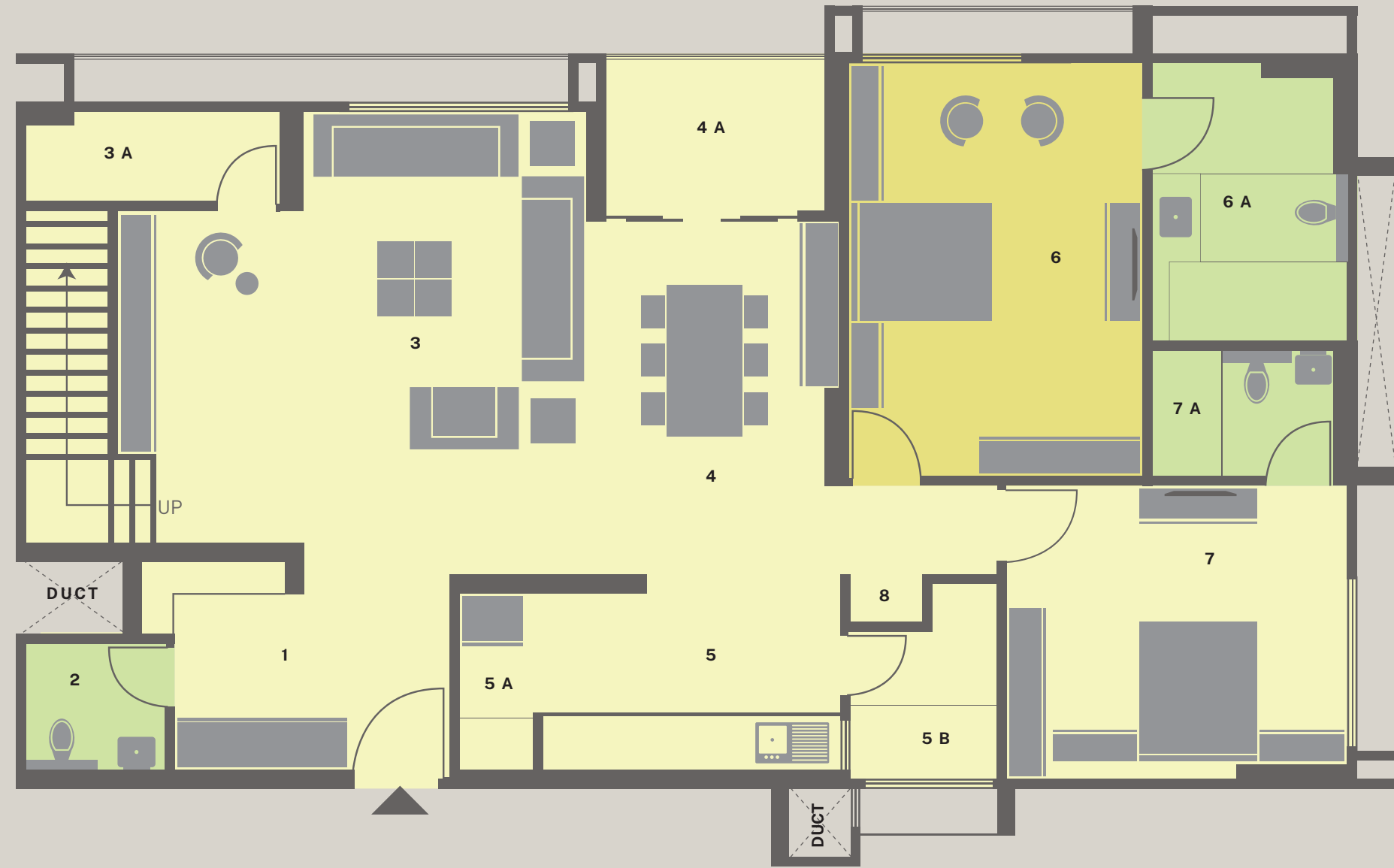


1	VESTIBULE	6'0" X 8'0"
2	G. BEDROOM - 1	11'1" X 12'0"
3	G. TOILET	7'5" X 5'5"
4	DRAWING ROOM	12'0" X 19'0"
5	DINING	10'0" X 14'6"
5A	VERANDAH	9'0" X 6'1"
6	KITCHEN	12'3" X 8'0"
6A	STORE	3'1" X 7'3"

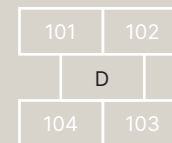
6B	KITCHEN YARD	6'2" X 6'0"
7	M. BEDROOM - 02	12'1" X 17'0"
7A	TOILET	8'0" X 11'6"
8	BEDROOM - 03	14'0" X 12'0"
8A	TOILET	7'5" X 5'3"
9	PUJA	3'0" X 2'0"
10	SERVANT ROOM	6'9" X 7'1"
10A	S. TOILET	4'0" X 5'2"



## 4 BHK LOWER PENTHOUSE



## 4 BHK UPPER PENTHOUSE



### TYPICAL FLOOR PLAN

#### 4 BHK LOWER PENTHOUSE

FLOOR 20

#### 4 BHK UPPER PENTHOUSE

FLOOR 21

BLOCK A + B + C

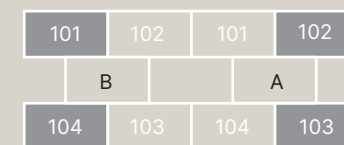
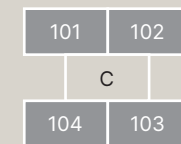
### AREA AS PER RERA

CARPET AREA 213.92 SQ MTR

BALCONY 5.07 SQ MTR

WASH AREA 3.96 SQ MTR

OPEN TERRACE 50.57 SQ MTR



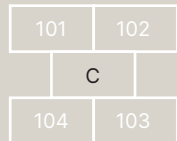
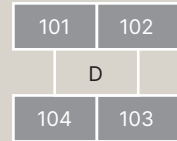
1	VESTIBULE	11'4" X 8'0"
2	G. TOILET	5'9" X 5'2"
3	DRAWING ROOM	19'3" X 19'0"
3A	STORE ROOM	6'8" X 3'9"
4	DINING	10'5" X 14'6"
4A	VERANDAH	9'0" X 6'1"
5	KITCHEN	12'3" X 8'0"
5A	STORE	3'1" X 7'3"

5B	KITCHEN YARD	6'2" X 6'0"
6	M. BEDROOM - 01	12'1" X 17'0"
6A	TOILET	8'0" X 11'6"
7	BEDROOM - 02	14'0" X 12'0"
7A	TOILET	7'5" X 5'3"
8	PUJA	3'0" X 2'0"
9	STORE	7'2" X 4'3"
10	FOYER	7'4" X 12'10"

11	BEDROOM - 03	15'6" X 13'2"
11A	TOILET	5'7" X 9'0"
12	BEDROOM - 04	15'6" X 13'7"
12A	TOILET	5'7" X 9'0"
13	SERVANT ROOM	6'8" X 8'7"
13A	S. TOILET	4'0" X 5'2"



## 4 BHK



### TYPICAL FLOOR PLAN

4 BHK

FLOOR 1 TO 19

BLOCK D

### AREA AS PER RERA

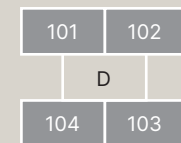
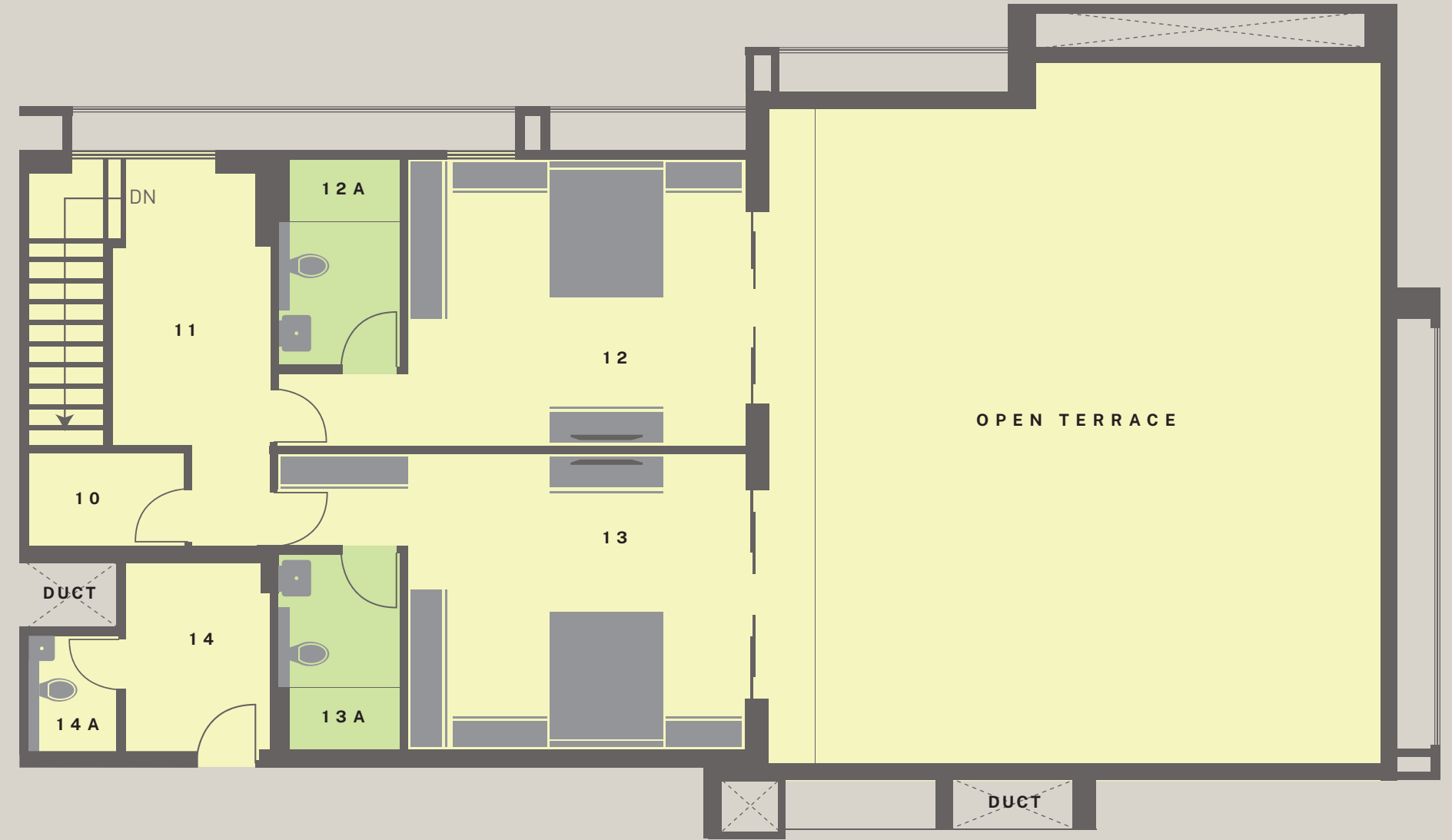
CARPET AREA	157.41 SQ MTR
BALCONY	5.07 SQ MTR
WASH AREA	5.70 SQ MTR

1	VESTIBULE	6'0" X 8'0"	7	PUJA	4'0" X 3'0"
2	G. BEDROOM - 1	11'1" X 12'0"	8	BEDROOM - 02	11'0" X 14'7"
3	G. TOILET	7'5" X 5'5"	8A	TOILET	5'3" X 8'1"
4	DRAWING ROOM	12'0" X 19'0"	9	M. BEDROOM - 03	17'0" X 12'0"
5	DINING	10'0" X 14'6"	9A	TOILET	10'10" X 8'1"
5A	VERANDAH	9'0" X 6'1"	10	BEDROOM - 04	14'1" X 12'0"
6	KITCHEN	12'3" X 8'0"	10A	TOILET	5'6" X 8'8"
6A	STORE	3'1" X 7'3"	11	SERVANT ROOM	6'9" X 7'1"
6B	KITCHEN YARD	8'1" X 6'8"	11A	S. TOILET	4'0" X 5'2"

## 5 BHK LOWER PENTHOUSE



## 5 BHK UPPER PENTHOUSE



### TYPICAL FLOOR PLAN

#### 4 BHK LOWER PENTHOUSE

FLOOR 20

#### 3 BHK UPPER PENTHOUSE

FLOOR 21

BLOCK D

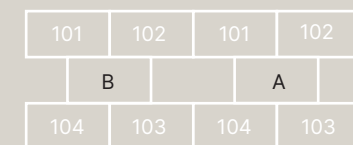
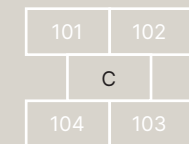
### AREA AS PER RERA

CARPET AREA 240.33 SQ MTR

BALCONY 5.07 SQ MTR

WASH AREA 5.70 SQ MTR

OPEN TERRACE 76.14 SQ MTR



1	VESTIBULE	11'4" X 8'0"
2	G. TOILET	5'9" X 5'2"
3	DRAWING ROOM	19'3" X 19'0"
3A	STORE ROOM	6'8" X 3'9"
4	DINING	10'5" X 14'6"
4A	VERANDAH	9'0" X 6'1"
5	KITCHEN	12'3" X 8'0"
5A	STORE	3'1" X 7'3"

5B	KITCHEN YARD	8'1" X 6'8"
6	PUJA	4'0" X 3'0"
7	BEDROOM - 01	11'0" X 14'7"
7A	TOILET	5'3" X 8'1"
8	M. BEDROOM - 02	17'0" X 12'0"
8A	TOILET	10'10" X 8'1"
9	BEDROOM - 03	14'1" X 12'0"
9A	TOILET	5'6" X 8'8"

10	STORE	7'2" X 4'3"
11	FOYER	7'4" X 12'10"
12	BEDROOM - 04	15'6" X 13'2"
12A	TOILET	5'7" X 9'0"
13	BEDROOM - 05	15'6" X 13'7"
13A	TOILET	5'7" X 9'0"
14	SERVANT ROOM	6'8" X 8'7"
14A	S. TOILET	4'0" X 5'2"

# SPECIFICATIONS



## FLOORING

Vitrified Tiles in Bedrooms  
Wooden Laminated Flooring in  
One Master Bedroom  
Vitrified Tiles in Drawing and Dining Room  
Vitrified / Rustic Tiles in Balcony

## DOOR

Main Door – Wooden Flush Door with  
One Side Polished Veneer  
Internal Doors – Flush Doors/ Panelled Door  
with Oil Paints

## KITCHEN & UTILITY

Granite Platform with Dado of  
Ceramic Tiles  
Stainless Steel Sink  
Vitrified Tiles in Floor  
Vitrified Tiles in Wash Yard

## PAINTING & POLISHING

Exterior Double Coat Sandface/Texture Finish  
Single Coat Mala Finish Inside  
Putty Finish Inside  
Acrylic Paint Outside

## SANITARY WARE

Wall Hung Water Closet  
Wall Hung Basin

## TOILET FITTINGS

Chrome Plated Fittings

## TOILET - FLOORING / DEDO

Ceramic Tiles Upto Lintel Level  
Ceramic Tiles in Flooring

## ELECTRIC SWITCHES

ISI Modular Switches

## ELECTRIC WIRES

ISI Wires

## MCB / ELCB

ISI Make

## BUILDING FEATURES

4 Automatic Elevators for Every Block  
Well designed Air Conditioned Ground Floor  
Entrance Foyers  
Exquisite Landscaped Garden and  
Pleasant Sit Outs  
DTH Satellite TV Provision  
Security System  
Fire Hydrant System

## AMENITIES

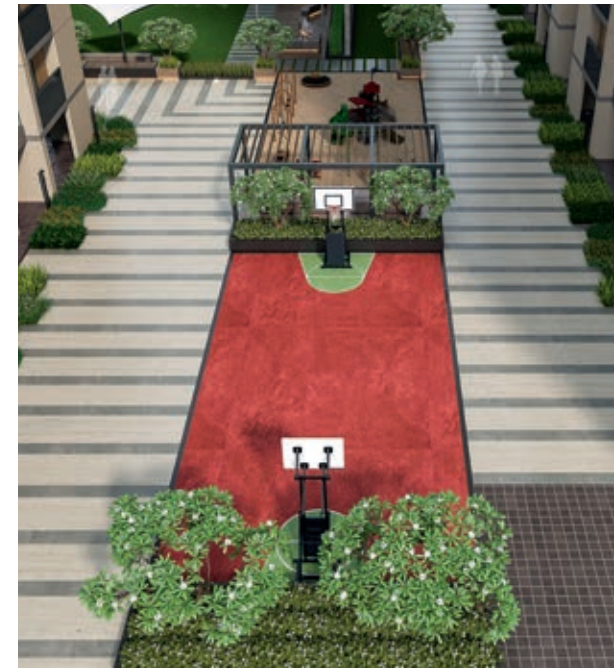
Cricket Pitch  
Gymnasium  
Mini Home Theatre  
Swimming Pool  
Childrens Play Area  
Multipurpose Court  
Indoor Games



SWIMMING POOL



CHILDRENS PLAY AREA



MULTIPURPOSE COURT



MINI HOME THEATRE



INDOOR GYM



INDOOR GAME



Goyal & co. was founded by the late Mr. Rampurshottam Goyal in 1970 in the city of Ahmedabad. The company has developed over 200 projects that include apartment developments, villas, plotted developments, corporate offices, townships etc. and possess over 70 properties as part of their corporate leasing portfolio.

After changing the skyline of Ahmedabad, the firm is now rapidly growing its presence in the cities of Bangalore & Mumbai. With the goal of achieving a similar market sentiment to that back home; Goyal & Co is committed to leaving its stamp of excellence on every project that it undertakes.



HN Safal entered the property development business a decade ago. Over the years, the company has demonstrated its ability to constantly innovate, apply cutting edge technologies, employ contemporary materials and most importantly, emphasize with their customers, which has helped them garner a reputation of trust and being a significant force in Gujarat's real-estate landscape.

The company's projects now cover over 20 million square feet of land, in and around Ahmedabad. They serve the highest global standards in terms of engineering excellence, design aesthetics and functionality and this demonstrates their commitment to "creating spaces that house happiness".



Apurva  
Amin *Architect*

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Ducon *Structure Consultants*  
Consultants

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Design  
Cell *Landscape Architect*

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ASDS *Brand & Communication*

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DISCLAIMER

• The brochure is for the easy presentation of the Project. It should not be considered as a part of the legal documents. For further information regarding the Project the Member / customer is requested to check the details on RERA website or at the Developer's office before going ahead with the booking. • The furniture and fixtures, electrical appliances and other loose items shown in the brochure are only for illustrative purposes and do not form a part of the standard product on sale. The furniture layout shown in the brochure is only suggestive and subject to change as per site conditions and as per the instructions of the Project Architect. • The Promoter / Developer reserves the right to make changes in the Project, its amenities and specifications as may be suggested by the Project Architect or the Structure consultant and any such changes made shall be binding on the customers / members of the Project. • The Promoter / Developer reserves the right to make minor on-site changes during the course of construction and such changes shall be binding on all the members / customers of the Project. • The dimensions shown in the brochure are approximate and calculated from unfinished surfaces and are rounded off to nearest whole number. The carpet area mentioned is calculated as per the provisions of the RERA Act with the help of Autocad software. • The images (interior and exterior views) in the brochure are computer stimulated graphics for representational purpose and are subject to errors and omissions. The images used may be stock images or images based on the architectural plans of the Project. They shall not be construed as actual depictions of the Project. • The north direction shown in the brochure is approximate and can be erroneous. The Member / Customer is expected to verify the same personally before going ahead with the booking. • The Key Plan in the Brochure is not to scale and does not depict the exact location of the Project or the connecting road network or other abutting structures or landmarks. It is only for representation purpose and gives an idea about the approximate location of the Project. The Member / Customer is requested to visit the Project site and check the physical location of the Project and its surroundings before going ahead with the booking.