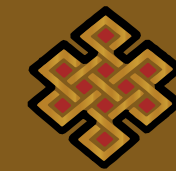


LOCATION MAP



LOCATION ADVANTAGE

- ARYA HOSPITAL 1 Minutes
- 200ft.BUS STAND 5 Minutes
- METRO STATION 15 Minutes
- VAISHALI NAGAR 10 Minutes
- MAHINDRA SEZ 5 Minutes
- DPS SCHOOL 5 Minutes
- JAIPUR AJMER NH-8 HIGHWAY - 500 MTR
- MANIPAL UNIVERSITY - 5 KM
- MEDICAL COLLEGE & HOSPITAL -1.5 KM



PARSHVANATH
Limitless Luxury

Regd. Office : F-32, Azad Marg, C-Scheme, Jaipur -302001
E-mail : info@parshvanathrealty.com | Web : www.parshvanathrealty.com

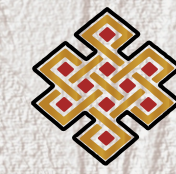


SCAN FOR LOCATION

STRATEGIC PARTNER 

For more enquiry call :
+91 7240 088 088

Disclaimer: *The information contained in this brochure is subject to change as may be approved by the competent authorities and cannot form part of any form or contract. * All plans are subject to any amendments approved by the competent authorities. *This Brochure shall not be treated as a legal document; It is only for information. * The isarea indicative only. The measurements indicated in the plan may vary at the time of construction. *The developer reserves all the right to make any change as may be necessitated from time to time in the layout, building plan, and specifications without any prior notice. Such changes would be binding to all members



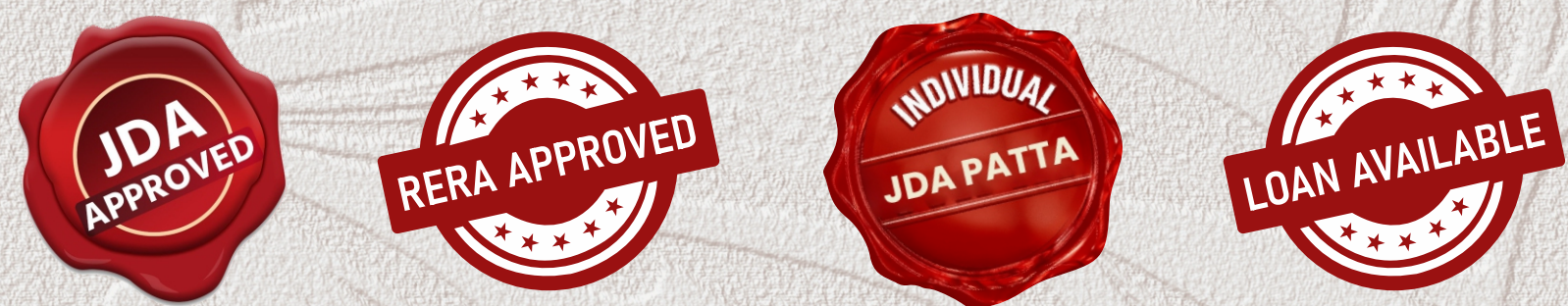
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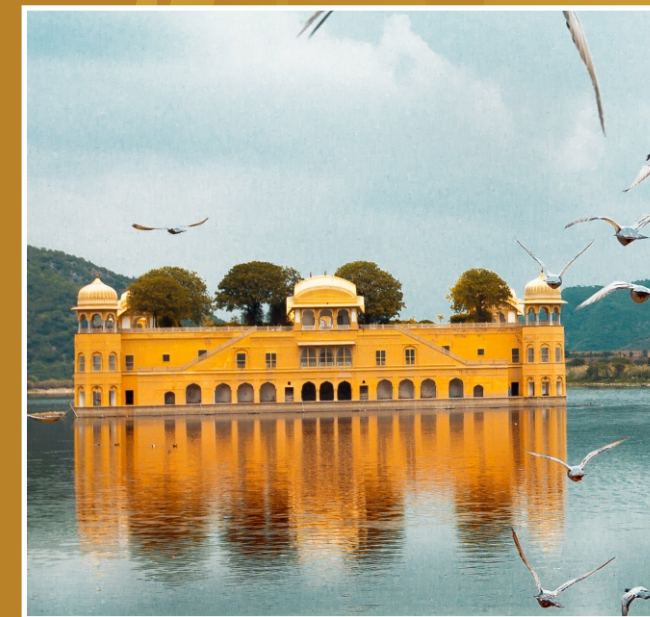
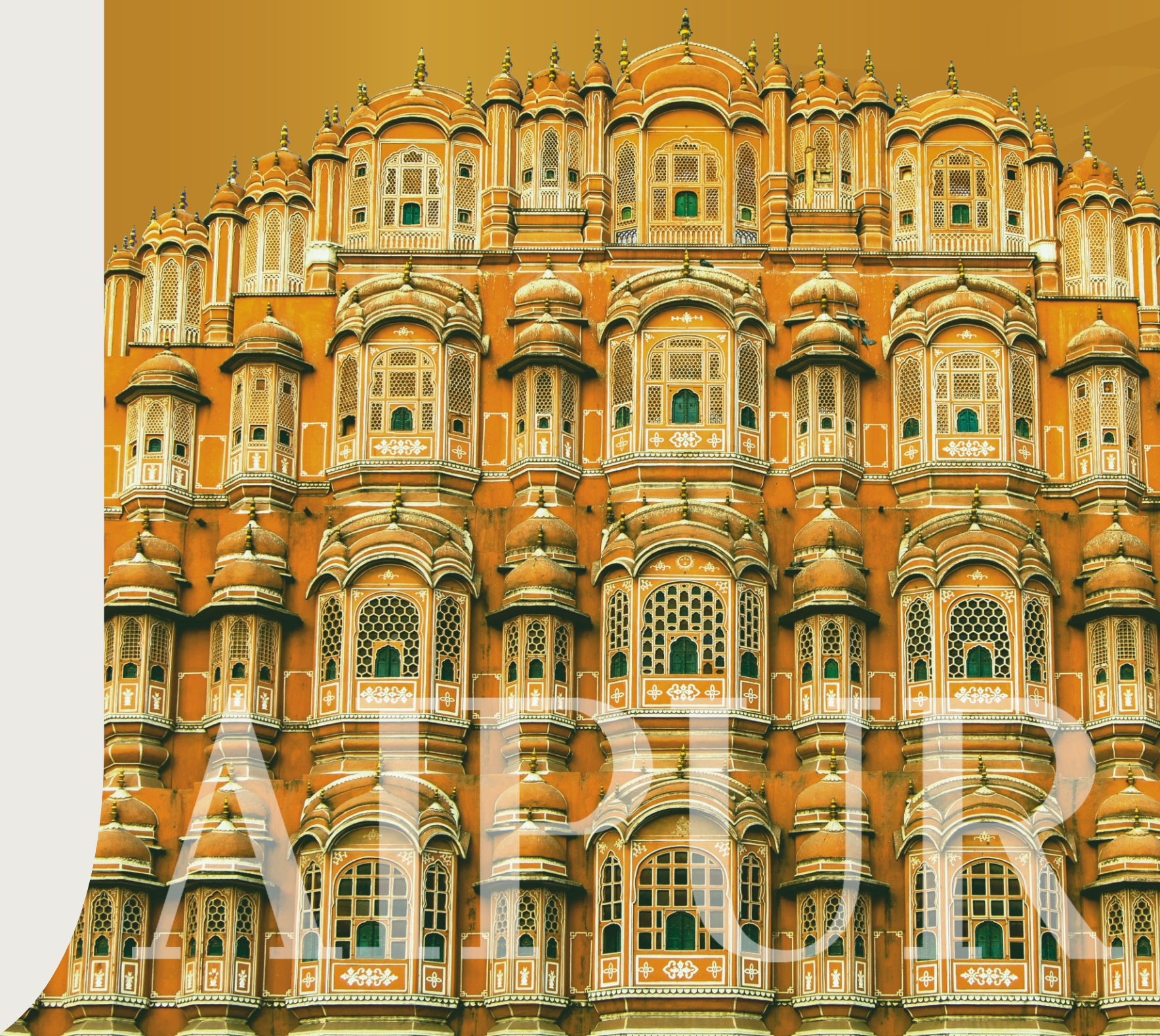


UNPARALLELED, EXTRAORDINARY



AND EVERY THING IN BETWEEN

THE WARMEST WELCOME TO THE PINK CITY,



Jaipur, the capital city of Rajasthan, is renowned for its rich heritage and is strongly connected to history. Every time, the city has mesmerized everyone with its exceptional beauty, profound legacy, and immense growth.

Popularly known as the 'Pink City', you'll be amazed by the kind of luxurious living and royal lifestyle that people enjoy in Jaipur. You can witness an ever-growing and extensive luxury home segment at Jaipur.



EMBARK ON JOURNEY OF LUXURY



PERFECT PLACE FOR ENDLESS HAPPINESS

We crave to deliver what we promise, and that's what we did. Whether it be royalty, luxurious living, comfort or security, there's no compromise. We have created the best of facilities and opulent comforts that enhance your experience. The excellent location, superior connectivity, and elite infrastructure makes Shivala one of the best and most promising structures of Jaipur.





RESIDENTIAL

Shivala Villas presents the Signature Style Life. It brings forth a lifestyle for those who have a fine taste for life and exclusivity. Step into a home that blends innovation with style creating contemporary spaces that are a class apart.

Discover a landscaped garden that encompasses a galore of recreation amenities. Elevate to the terrace level and experience a host of features that's beyond the earth. At **Shivala Villas**, live the signature life at the new peak of luxury.



COMMERCIAL

Envisioned as a utopia for every type of business, this place hosts all the right features and a matchless location to deliver prosperous business environs.

The business spaces have been created to suit the needs of each and every type of business. Whether you are a wholesaler, retailer or from the service sector, these commercial spaces offer you a plethora of benefits. With the clearly visible unlimited opportunities for growth, a step towards **Shivala Villas** is not a leap of faith, it's a leap towards a brighter future.

- SPEEDY POSSESSION
- SPEEDY OCCUPANCY
- LOW MAINTENANCE COST
- MORE SAFETY
- HIGHER RENTAL VALUE
- EASY RESALE
- HASSLE FREE PARKING
- EASY REACHABILITY
- FREEHOLD JDA PATT



WORLD CLASS AMENITIES

DISCOVER LIMITLESS ENTERTAINMENT

- SWIMMING POOL
- KIDS PLAY AREA
- INDOOR GAMES
- AC GYMNASIUM
- EV CHARGING STATION
- TEMPLE
- COMMERCIAL SHOWROOM
- RESTAURANT
- BANQUET HALL
- 12,000 Sq. Ft. CLUB BUILTUP
- 25000 Sq. Ft. COMMERCIAL AREA

FLOOR PLAN (NORTH FACING)



FLOOR PLAN (WEST FACING)



FLOOR PLAN (EAST FACING)



LAYOUT PLAN



MATERIAL USED IN SHIVALA PROJECT

- | | | | |
|--------------------------------------|---|--|--|
| Cement :
Wonder, Ultratech | Sanitary Fitting :
Jaquar, CP & Chinaware | Electrical :
Polycab, Anchor, RR or Havells. | Vitrified Tile :
2x4 Size |
| Sand :
Banaas | Plumbing :
Astral | Electric Switch :
Havells or Anchor | Paint :
OBD, Asian , Burger,
Tractor or Birla |
| Steel :
Premier | Structure :
Earthquake Resistance
RCC Framed Structure | Windows :
UPVC - 3 Track With Wiremesh Glass | Wallpaper |
| Concrete :
Ready-mix (RMC) | | Doors :
Premium Designer Flush Doors Duel Side
Lamination | AC Copper Wiring Fittings |
| | | | RO / Geyser Provision |
| | | | Tullu Pump |



KEY HIGHLIGHTS:

- Customisation available for elders
- Next to Army AWHO Phase
- Dedicated Doctors' Block
- Assured rental income
- JDA approved with individual Patta
- Expandable villas
- 200 ft. × 100 ft. corner plot
- Pre-leased commercial spaces
- Possession – Jan 2026
Handover – Sept 2026
- Peaceful location, near the highway

PROJECT FEATURES



24X7 SECURITY (3 TIER) | GATED SOCIETY | WIDE ROADS | LANDSCAPE PARK | TEMPLE | RAIN WATER HARVESTING SYSTEM | SWIMMING POOL
CLUB HOUSE | UNDERGROUND ELECTRIC SYSTEM | EASY APPROACH | VASTU FRIENDLY PROJECT | 2 SIDE CORNER PLOT | COMMERCIAL SPACE | STP
24X7 WATER SUPPLY | FULLY EXPENDABLE VILLA | STREET LIGHTS | OWN ROOF & LAND RIGHTS | LOW MAINTENANCE COST | ALL BEDROOM ATTACH TOILET