



ADDOWN REALTY
— Connecting You To Your Perfect Property —

3bhk signature apartments

What began as a mystery now stands
revealed a name whispered between
design boards and city lights.

isn't built to impress.
It's built to belong.





A tower that doesn't rise. It evolves.
Quietly, confidently, precisely.

Every line has purpose, every edge softens into calm.
It's where architecture becomes atmosphere, crafted
for those who live between ambition and ease.

this is not a residence. It's rhythm,
translated into structure.





exclusive residential
scheme

100% | 22
Residential Floor

- ✦ Peaceful & Low-Noise Living
- ✦ Safer for Families & Children
- ✦ Better Parking & Internal Roads
- ✦ Cleaner, Greener Surroundings
- ✦ Higher Privacy & Exclusivity



VAISHNODEVI CIRCLE

why vaishnodevi

Some places hum with energy.
Others hold stillness.
Vaishnodevi manages both.

The temple bells still echo here,
but now they mingle with the
pulse of progress.

Some places hum with energy.
Others hold stillness. From SG
Highway to SP Ring Road, the
city flows effortlessly around it
connected, composed.

By dusk, as lights flicker on
across the horizon, you see
the temple glow on one side
and the skyline shimmer on
the other.

- ✦ Gateway Between Ahmedabad & Gandhinagar
- ✦ Direct Access with SP Ring Road & SG Highway
- ✦ Proximity to Schools, Hospitals & Daily Needs
- ✦ Growing Commercial Hub
- ✦ Rapid Real Estate Growth & Development Potential





project overview

22 Floors

Single tower

80 Residences

68 Spacious
3BHK Apartments

12 Exclusive
4BHK Duplex Penthouses
with Private Pool

✦ 5 Lifts
(4Private+ 1 Service)

✦ 3 Levels
Of Basement Parking

✦ 4 Residences
On eachFloorWithPrivate
Lift Access

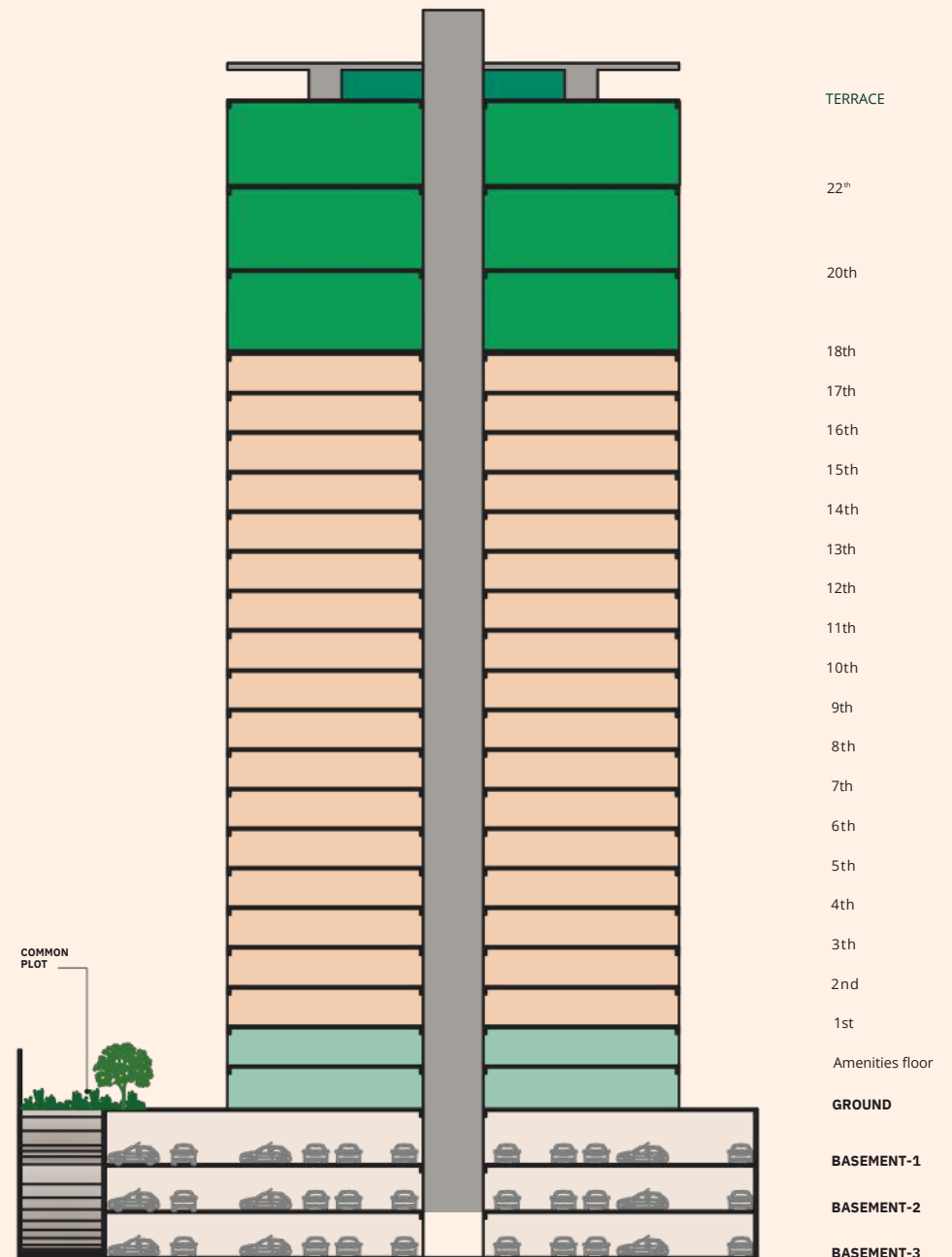
illustration

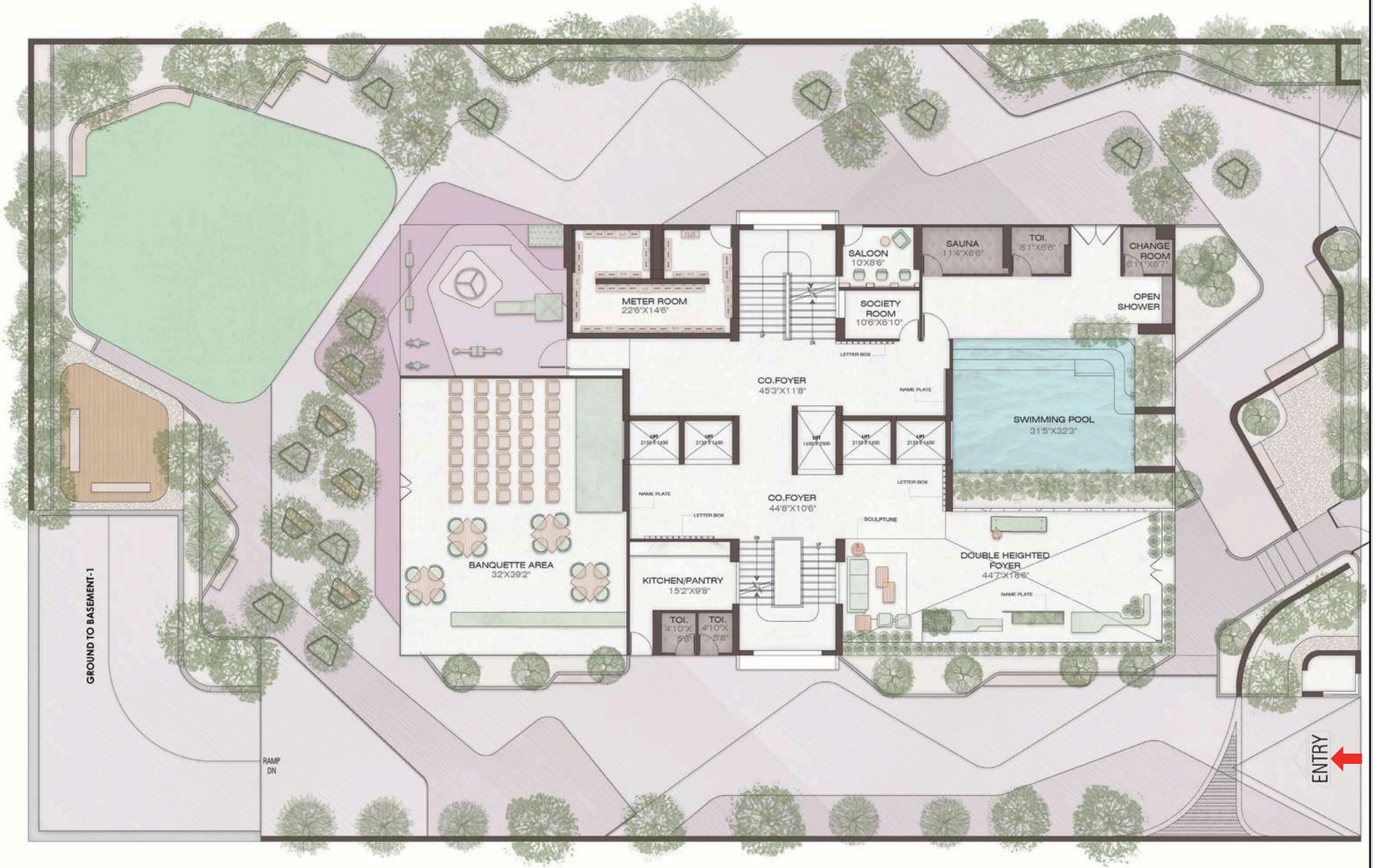
Inside Page 22, design turns daily life into design language.

Three balconies catch the light at different hours.

The island kitchen stands at the centre functional yet sculptural, alive with warmth.

- 18th, 20th & 22nd Floor Duplex Penthouse
- 3BHK Homes from 1st to 17th Floor
- Amenities floor(G+1)





60 ft Road



ground floor plan

ground floor amenities



Salon



Swimming Pool



Double Heightened
Foyer



Waiting Lounge



Banquet
with Kitchen



Sauna



Entrance Portal



Seating Space



Gazebo Seating



Kids Play Area



Landscape Garden



Security Cabin



60 ft Road



first floor amenities

first floor amenities



Yoga Space



Co-working Space
& Library



Indoor Gym



AV Room



Mini Theatre



Lounge



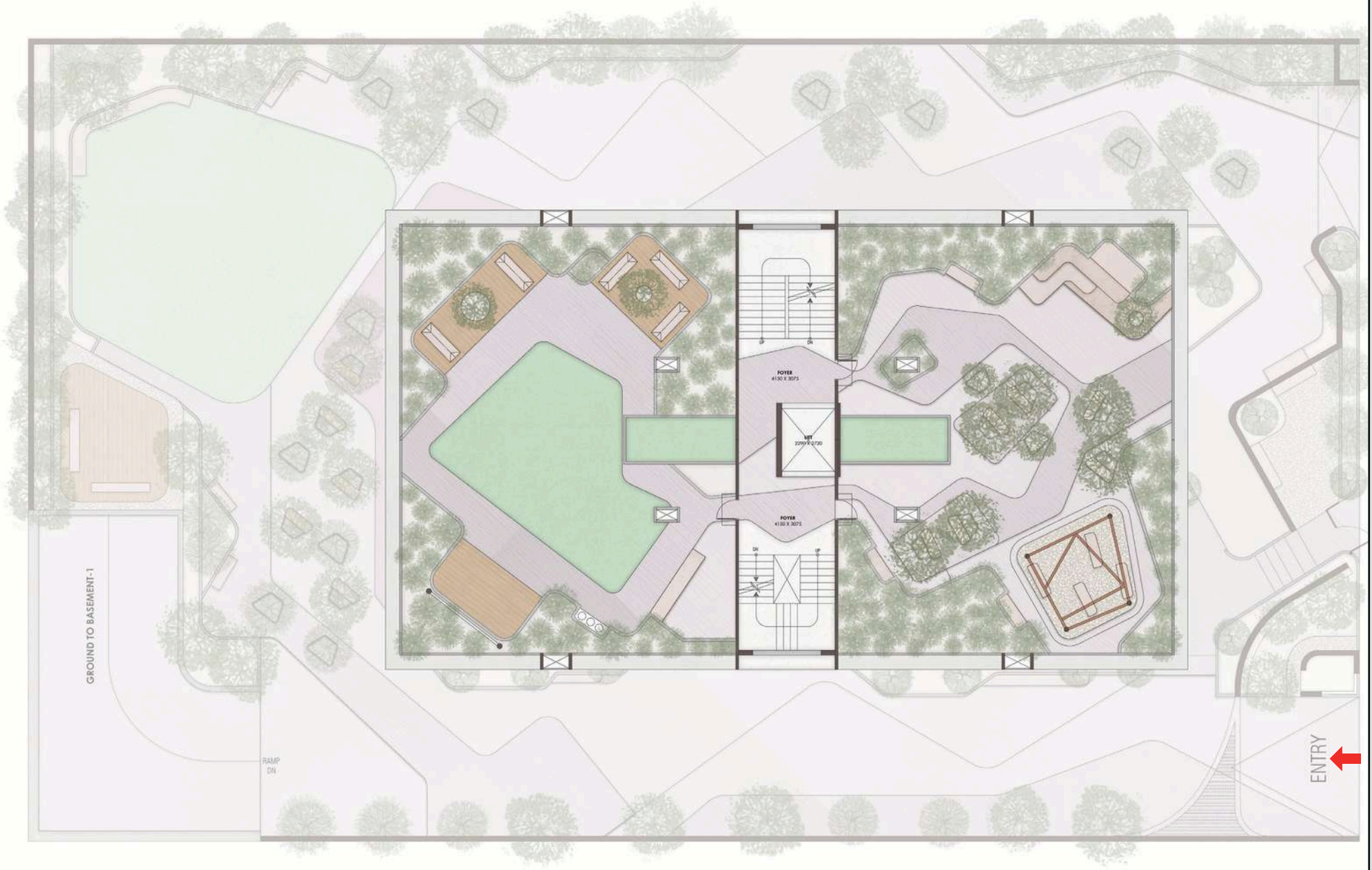
Indoor Games
Zone



Guest Rooms



terrace layout



60 ft Road

terrace amenities



Swing Portal



Niche Seating



Yoga & Event Deck



Amphitheatre



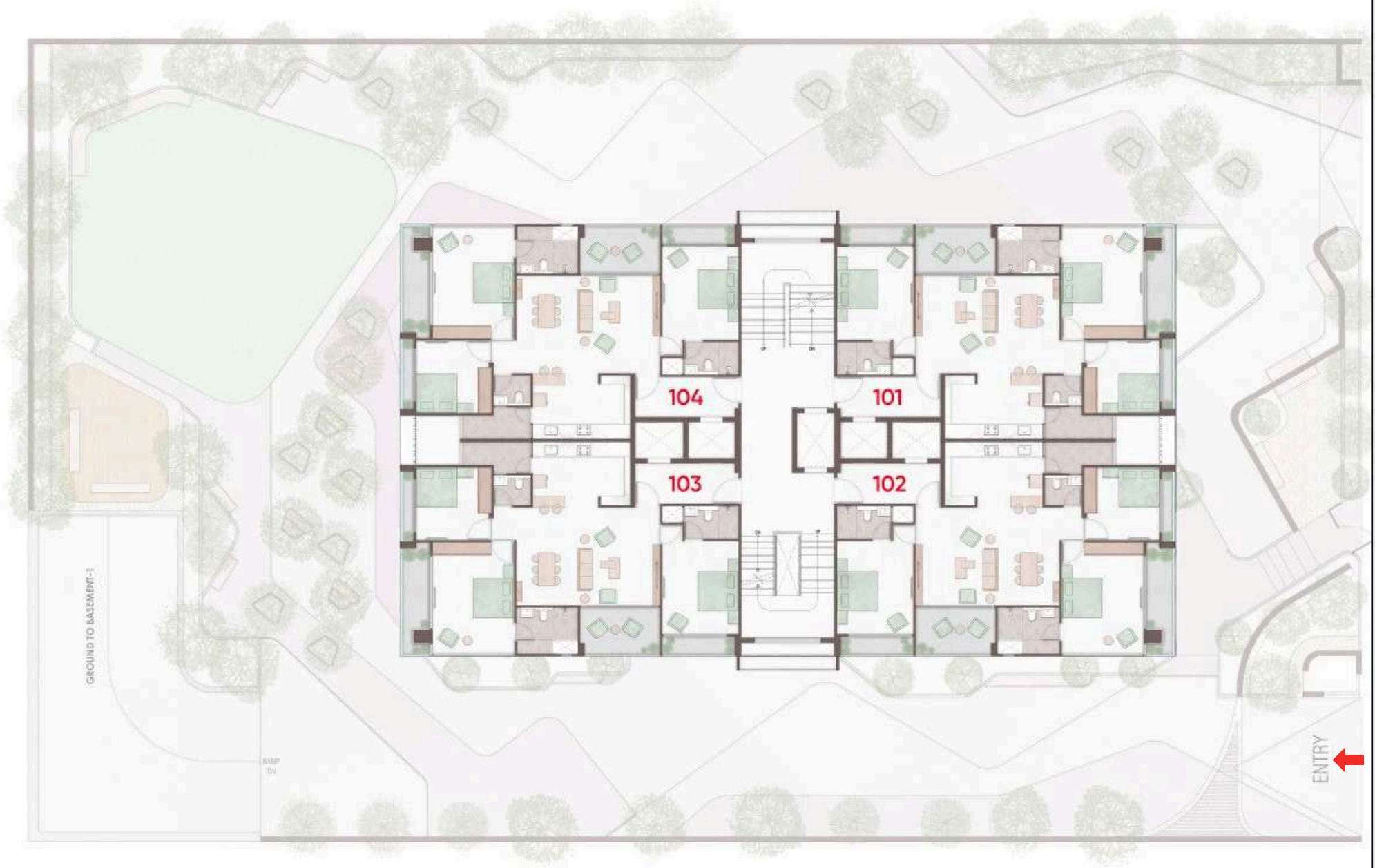
Gazebo Seating



Outdoor Kitchen



Lawn



typical floor plan

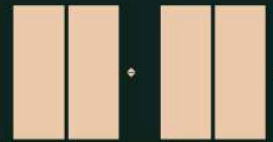
60 ft Road

block level offerings



4 Units
Each Floor

5 lifts (4 Owners Lift & 1 Common
Stretcher Lift)



Cross-ventilated
common foyer





3bhk apartments

unit level usps



3BHK with
3 Balconies



Private lift with
card access



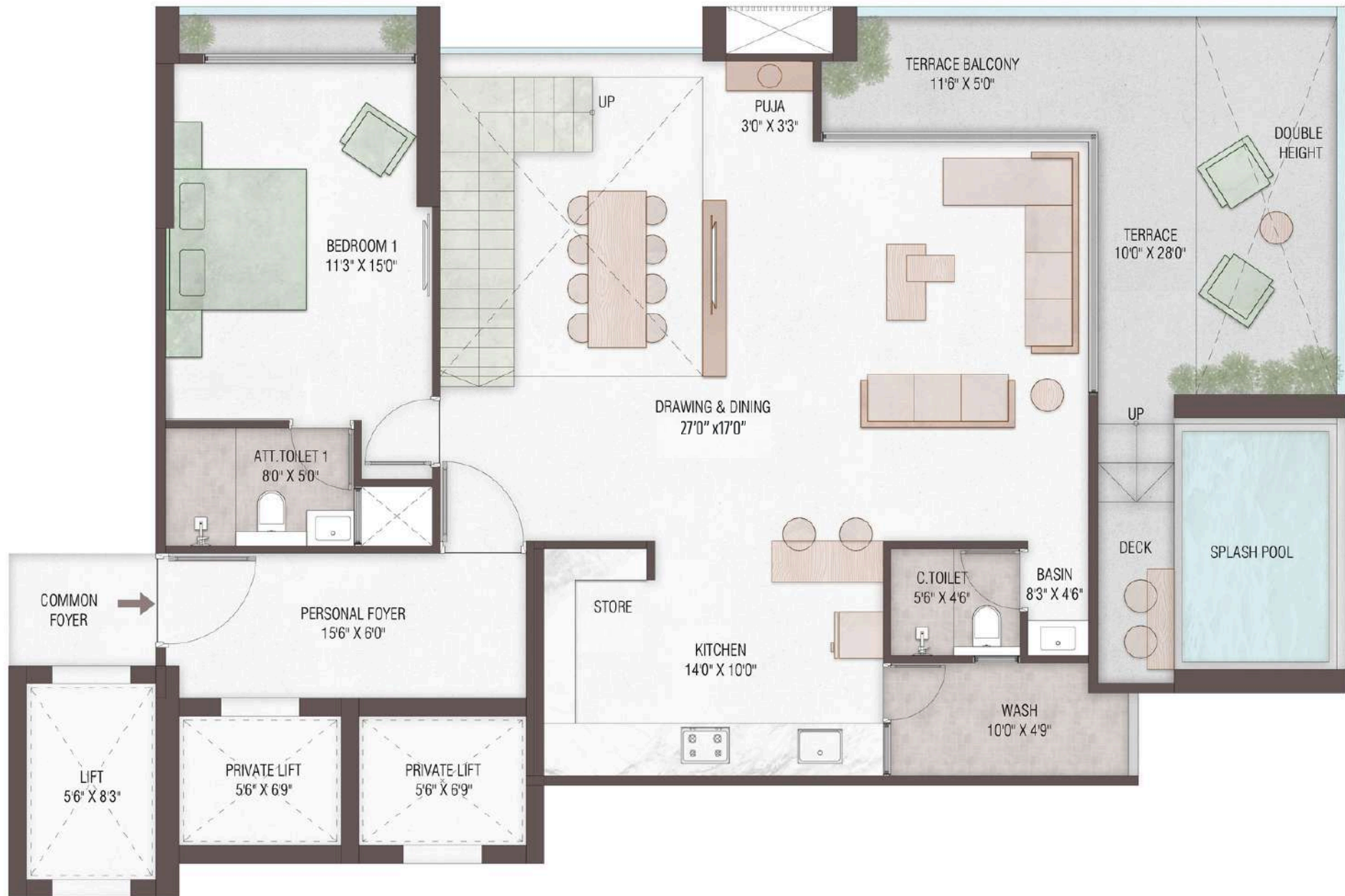
Dedicated
Pooja Space



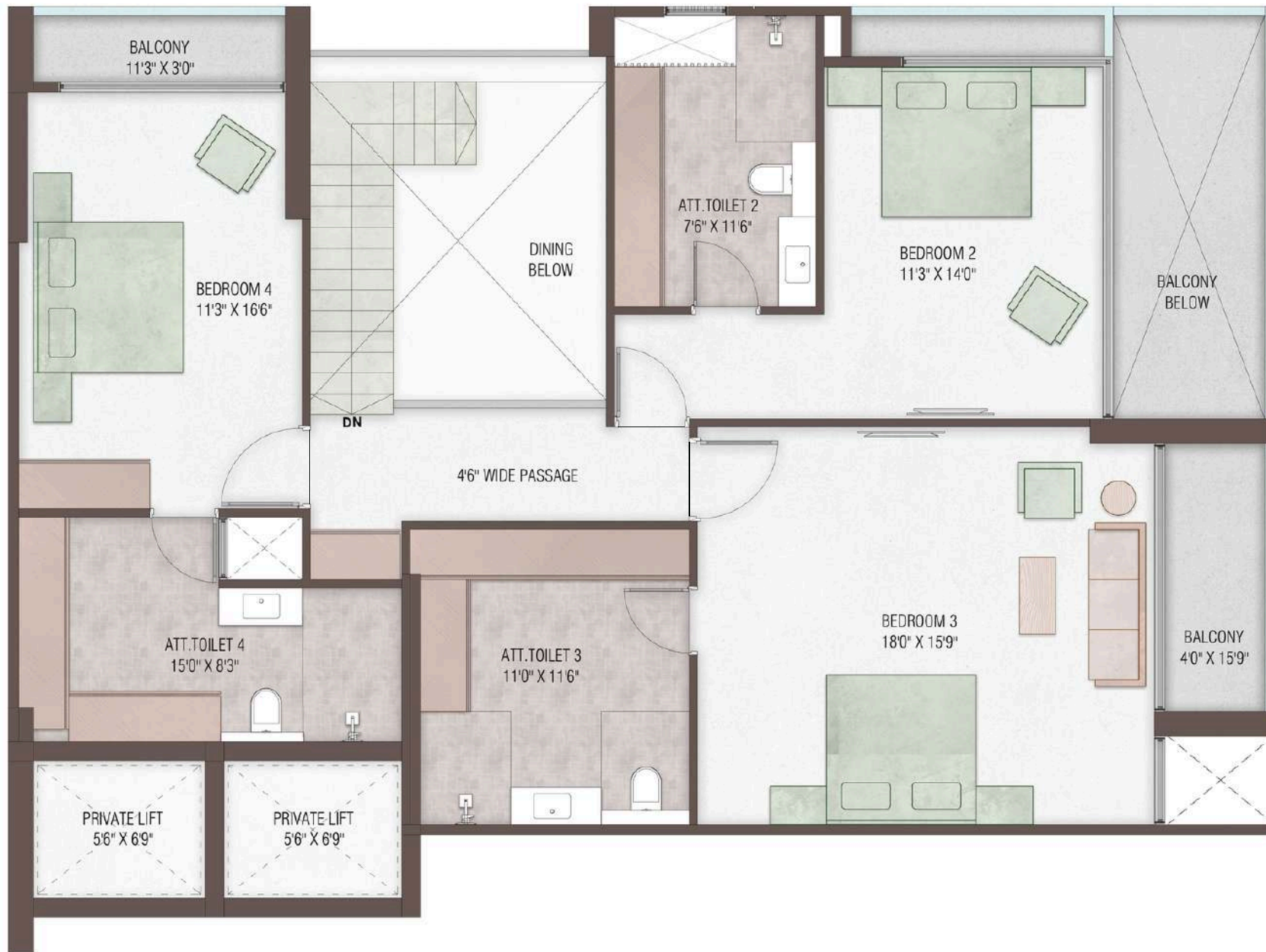
135 Sq Ft Kitchen



10 Ft Long Washyard



4bhk penthouse lower level



4bhk penthouse upper level



rise above the noise.
live where the horizon
feels close.





salon

Because looking good should never feel like an appointment.



swimming pool

Because a quiet swim can solve what noise never will.



mini theatre

Because some stories deserve more than a living room screen.

first floor amenities



Indoor games zone

Because every home needs a place where adults remember how to play.



co-working space

Because good ideas appear faster when the space works harder than you do.

HARD
WORK

Indoor gym

Because health is the one investment that always pays back.



the visual
language



Light, proportion, and stillness that's
the grammar of Page 22.

The façade flows in balance clean lines,
muted palettes, timeless geometry.

From the podium garden to the terrace edge,
the tower frames Ahmedabad like a piece of
art, changing tone with every hour of the day.

No drama. No noise. Only design that feels
inevitable.



facilities | the unseen luxury



24x7 CCTV surveillance
and security cabin



Boom barriers with
controlled entry



2 allotted car parks per
home + visitor parking



Drop-off zone and
vehicle-free internal areas



Power backup for common areas
and 24x7 water supply



Handicap-friendly infrastructure,
society office & store



green building features



IGBC-certified design principles

Solar Panel Backup for common use

Rainwater harvesting and separate drainage system



Use of low VOC materials for healthier living

Energy-efficient lighting fixtures and water-efficient plumbing

EV charging points and universal design for differently abled

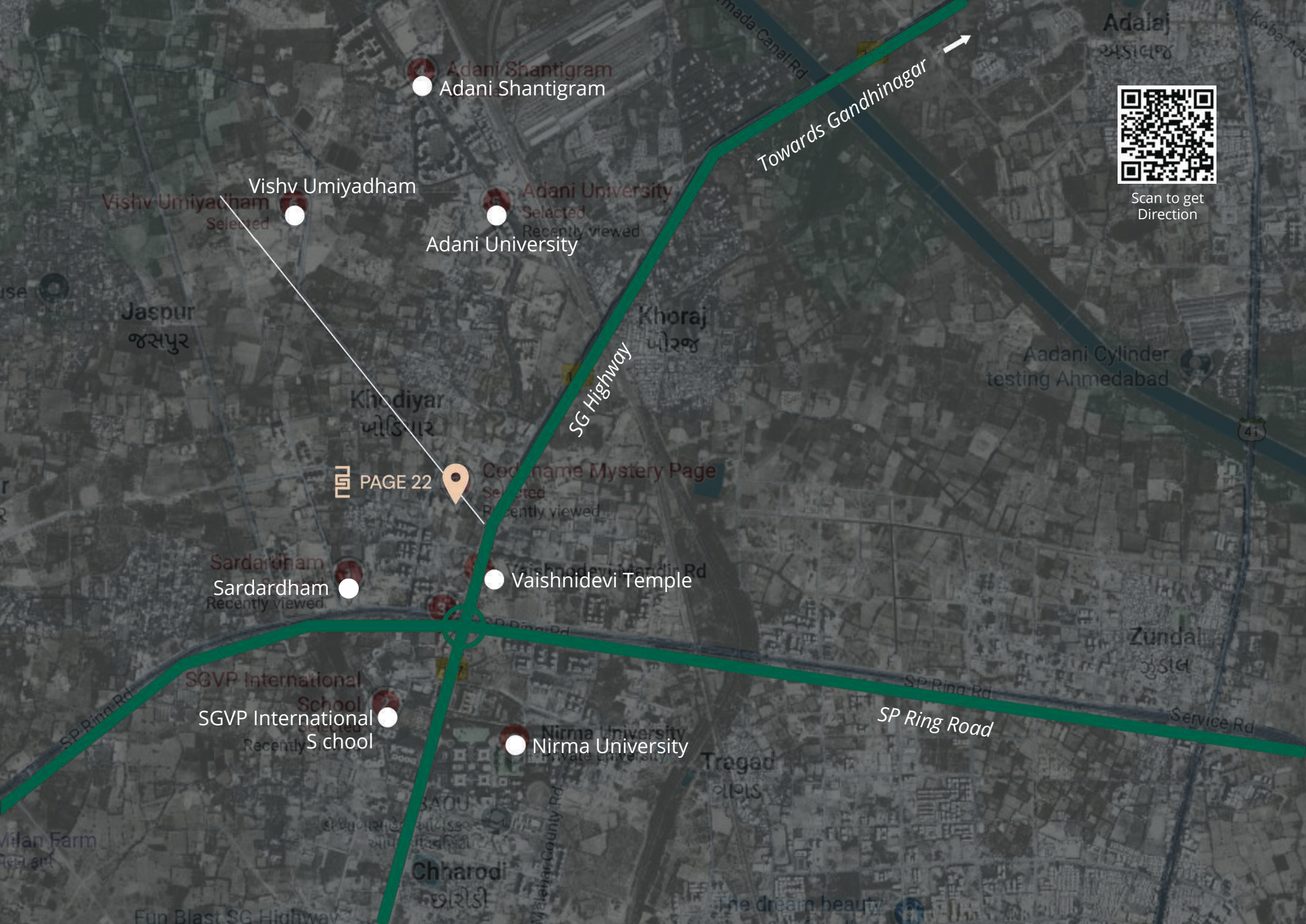


map

the perspective

Draw a line across Ahmedabad's northern sky and Page 22 stands at its balance point. A landmark between temple and transit close enough to connect, calm enough to belong.

Not just coordinates on a map, but an address that orientates how the city now grows.



Scan to get Direction

Towards Gandhinagar

SG Highway

SP Ring Road

Adani Shantigram
Adani Shantigram

Vishv Umiyadham
Vishv Umiyadham
Selected

Adani University
Adani University
Selected
Recently viewed

PAGE 22

Codename Mystery Page
Selected
Recently viewed

Sardardham
Sardardham
Recently viewed

Vaishnidevi Temple

SGVP International School
SGVP International School
Recently viewed

Nirma University
Nirma University
Private University

Chharodi

Adalaj
અડાલજ

41

Aadani Cylinder testing Ahmedabad

Zundal
ઝુન્ડાલ

Tragad
ત્રાગડ

Fun Blast SG Highway

The dream beauty

social Infra & connectivity

Everyday life here flows with ease. The city's best schools, hospitals, and stores orbit this address. Commutes shorten, evenings lengthen.

From work to worship, from wellness to weekend, everything fits within minutes. It's an ecosystem built for the people who move fast but choose to live slow.

Recreation	Distance	Time
Connplex Luxuriance	750m	3mins
Chharodi Lake	2.2 Kms	6 mins
The Belvedere Golf and Country Club	3.9 Kms	10 mins
The CBD Shopping Centre	4.5 Kms	15 mins

Hospitals	Distance	Time
KD Hospital	1Kms	5 mins
Estella IVF & Women's Hospital	1Kms	5 mins
Ashirvad Hospital	1.5 Kms	7 mins
SGVP Holistic Hospital	2 Kms	8 mins

Educational Institutes	Distance	Time
Gems Genesis International School	1.3 Kms	4 mins
Nirma University	1.6 Kms	5 mins
SGVP International School	2.2 Kms	7 mins
Lakulish Yoga University	3.3 Kms	11 mins

Temples	Distance	Time
Shri Maa Vaishnodevi Temple	1.5 Kms	5 mins
Maruti Dham - Hanuman Temple	900m	3mins
Aadiratnakar Jain Derasar	2 Kms	7 mins
Shree Balaji Temple	3 Kms	10 mins



specification

structure

Earthquake resistance R.C.C. Frame
Structure with Block Masonry Wall

wall finish

Internal Single Coat Plaster With White Putty &
External Textured Plaster With Acrylic Paint

kitchen

Granite Top Platform with Multi Function Sink &
Designer tiles dado upto beam bottom.

electrification

Three Phase ISI Concealed copper wiring with latest
electrical safety features, modular switches & MCB
with sufficient electric points.

doors

Decorative main door with wooden frame, all internal
doors are flush doors with accessories

windows

Aluminium section sliding windows with
plain glass & all 4 sides stone revile

flooring

Good Quality Vitrified tiles in entire apartment.
China Mosaic in terrace for heat reflection.

toilet & plumbing

Glazed tiles on flooring & Dado upto beam bottom.
Concealed plumbing with branded range of sanitary
ware & C. P. fittings.



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