

SPECIFICATIONS:

FLOORING

Marble/ Vitrified Tiles in drawing/dining/bedrooms & kitchen. Anti-skid ceramic tiles in toilets & balcony.

DOOR & WINDOWS

Hardwood doors & Windows

KITCHEN

Modular Kitchen with laminated panels

EXTERNAL FACADE

Exterior in superior paint finish

INSIDE WALL FINISH

Emulsion finish on walls & ceiling

ELECTRICAL

Copper wiring in concealed PVC conduits, sufficient light & power points. Provision for TV, telephone in Living Room & all Bedrooms.

TOILET

Anti-skid Ceramic Floor Tiles, Ceramic Tiles up to door level on the wall.

Location Advantage:

- 20 mins from upcoming International Airport.
- 15 mins from Chandigarh ISBT (Sector 43).
- 10 mins from upcoming Mohali Bus Stand.
- 5 mins from upcoming North Country Mall.

When the lifestyle you bring to the table exceeds every standard you set for yourself...



LOCATION MAP



SUNNY ENCLAVE

SCO 17-18, Sunny Enclave, Desu Majra, Kharar, Sector 125, Greater Mohali (Punjab)
 PBX: +91 160 5009021, 5009525, 5009526, Fax: +91 160 5009524
 E-mail: sales@sunnyenclave.com
 Web : www.sunnyenclave.com

The layout, building plans and specifications of buildings, complex and the apartments are tentative and subject to variations/deletion as deemed appropriate by the Company or as directed by any competent authority.

Concept - Preet Cottage 41/104/11/12



SUNNY HEIGHTS

Creating Lifestyles

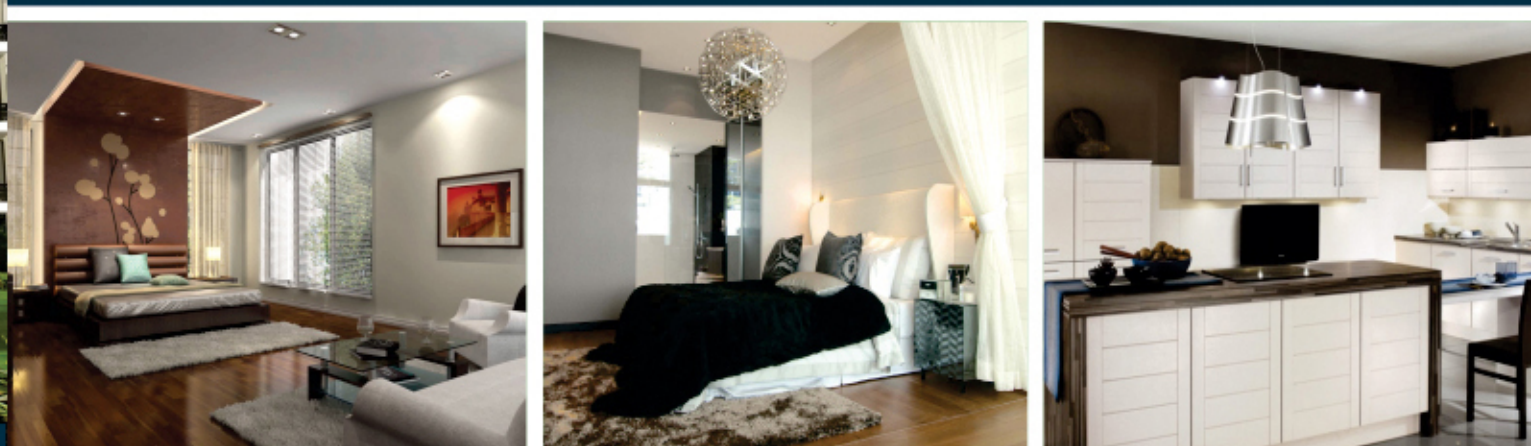


Sunny Heights
 Turn your Dreams
 into Reality!



RECREATION WHERE YOU COULD PERFECTLY BALANCE YOUR MIND, BODY and SOUL

Set in the most prestigious part of Tricity, centrally located and luxurious appointed Sunny Enclave is an oasis of calm which allows you to live the life you deserve - A life of plenty, a life of comfort, a life beyond the mundane.



ABOUT THE GROUP

The Mega Township, Sunny Enclave is now expanded to a sprawling 2000 acres (approx.) of area in Sector 117, 123, 124 & 125 in Mohali. It is the most developed PUDA-approved colony, and perhaps the most preferred address in Mohali & Kharar with professional expertise and commitment to high quality standards. Bajwa Developers Ltd. has become a name to be reckoned with. The company has not only covered many milestones in the real estate business but also proved itself in colonization and building affordable dream homes for people at large.

Presenting 1, 2, 3 and 5 BHK layouts with unique placement of rooms to ensure all the privacy, cross ventilation and well lit spaces. The spacious bedrooms with attached toilets and ultra modern kitchens, makes living in the house a luxurious experience. The entrance is through decorative doors into an elegant, spacious, well-finished living area. This flexible environment will be a wonderful place to receive friends and family. The well equipped kitchen is all set for the wonderful evenings. The bedrooms are tastefully designed to maximize the space for you. The adjoining dressing room and washrooms are advantages for the comfort living. The balconies and terraces are all set for you to rejuvenate and enjoy the fresh air and relax your senses after a hard day.

Quality Construction Quality Lifestyle!

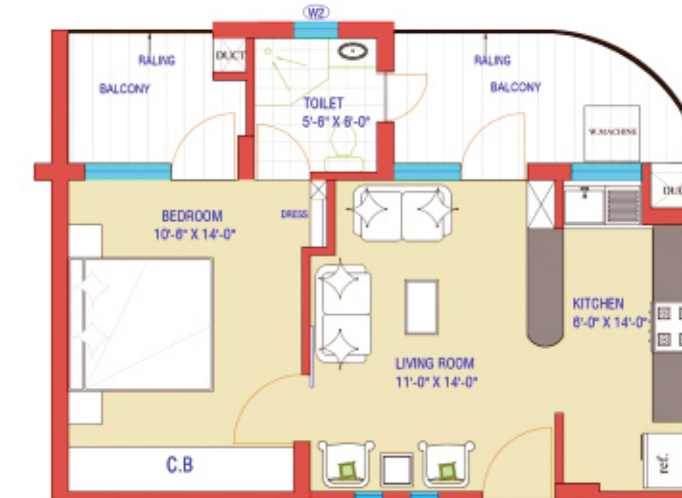
Spacious apartments with ample space has always been desired for a stylish lifestyle and that is what we are discerning to provide you. You will enjoy the warmth of your family while creating memories for years to come. Life is amazing and so is our reach for it. A secure cluster of apartments of varied sizes on their individual floors leave nothing more to be desired. The landscaping, the

space planning, the top-notch features and the amenities are so world-class that everything else seems ordinary. Each apartment is an exclusive and spacious experience, with its private views. Coupled with smooth driveways, ample water and power supply, tree-lined wide internal roads, what you have is truly a masterpiece home.

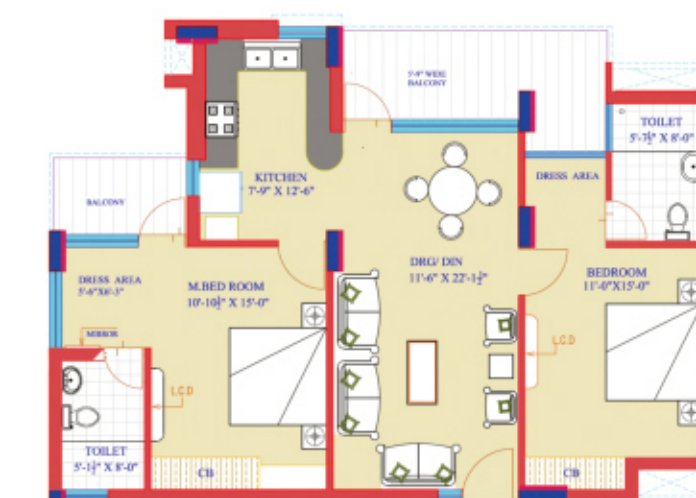
WHERE YOU STEP INTO A LIFESTYLE OF REFINED EASE

Equipped with world class amenities that help you unwind, the Sunny Heights aspires to create an oasis of calm to nourish your soul. Standing majestically in a fully developed township the homes help pave the way to your daily indulgence. Our customers know us for our attention to detail and great level of customization. We believe that your home needs to be built with soul. Your soul. And we spare no effort to pour our soul into it. Let us join and fulfill your dreams.

TYPICAL FLOOR PLAN



1 BHK Floor Plan - 732 sq.ft.



2 BHK Floor Plan 1293 sq.ft.



3 BHK Floor Plan - 1497 sq.ft.

5 BHK Floor Plan - 2994 sq.ft.

Amenities

- Landscaped gardens and non-skid pathways.
- Age-friendly features.
- Power back-up with automatic voltage regulator for all common areas and services.