



**ORCHID
FINSBURY**

3 BHK FLAMBOYANT LIVING



ORCHID FINSBURY

*Your Flair
of living*

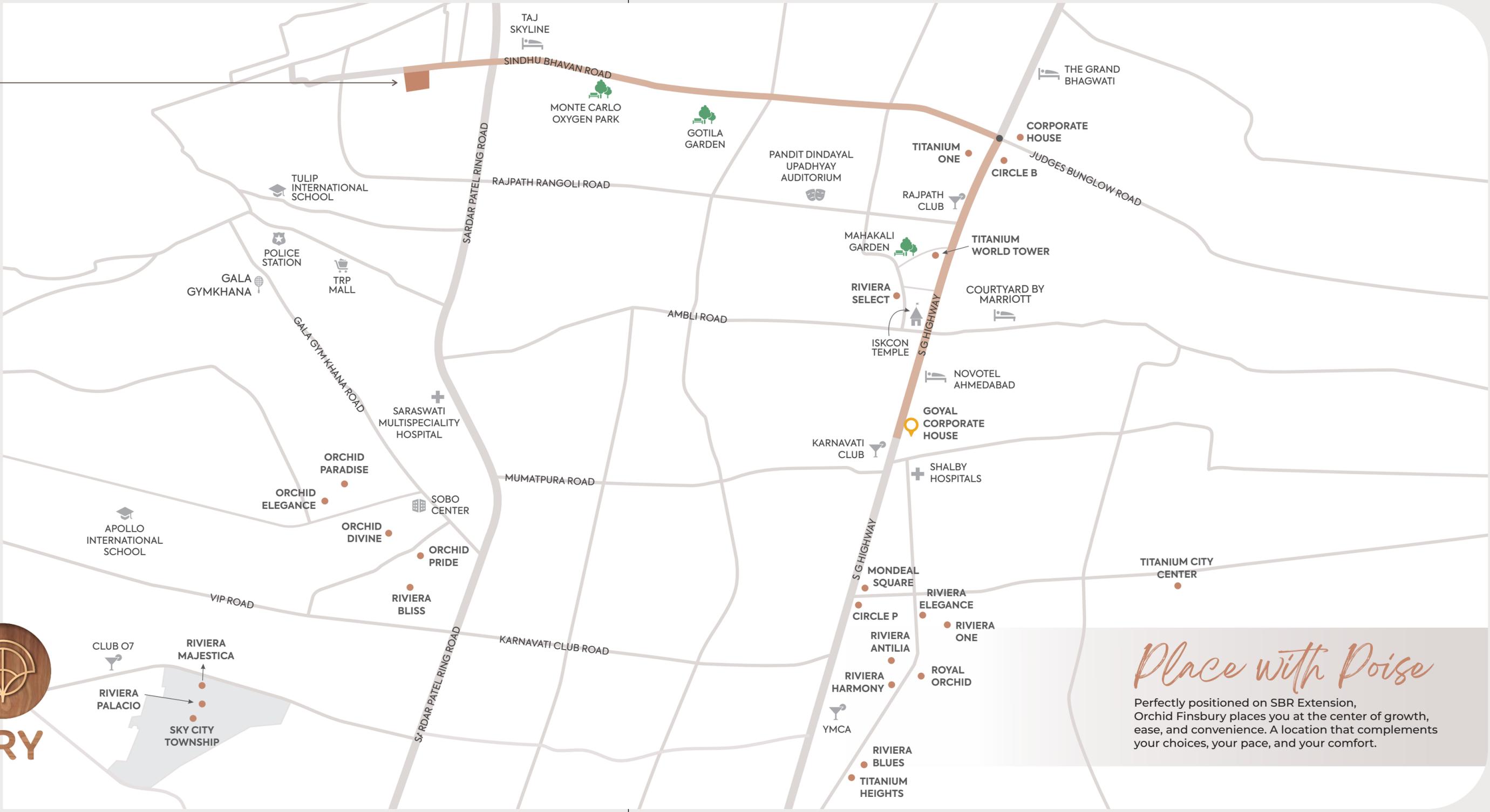
At Orchid Finsbury, home is more than a place; it's a feeling found in every thoughtful corner. It lingers in the morning light, in spaces that flow with your rhythm, and in moments of quiet comfort. Set in the thriving locale of SBR Extension, where opportunity meets serenity, Orchid Finsbury offers a life that feels like a celebration, where your flair for living finds its truest expression.



N
THE LOCATION



SCAN FOR DIRECTION



ORCHID
FINSBURY

Place with Poise

Perfectly positioned on SBR Extension, Orchid Finsbury places you at the center of growth, ease, and convenience. A location that complements your choices, your pace, and your comfort.



Crafted to Elevate Everyday Living



GROUND FLOOR PLAN



-  **A**
SECURITY CABIN
-  **B**
SWIMMING POOL
-  **C**
CHILDREN PLAY AREA
-  **D**
PICKLE BALL COURT
-  **E**
BOX CRICKET
-  **F**
LANDSCAPED GARDEN
-  **G**
CLUB HOUSE
-  **H**
MULTI PURPOSE HALL
-  **I**
MINI HOME THEATRE
-  **J**
WELL-EQUIPPED GYMNASIUM
-  **K**
INDOOR GAMES
-  **L**
SOCIAL SIT OUT



| SHOP NO. | CARPET AREA | SHOP NO. | CARPET AREA | SHOP NO. | CARPET AREA |
|----------|-------------|----------|-------------|----------|-------------|
| 1 | 27.28 | 12 | 44.39 | 23 | 44.38 |
| 2 | 40.81 | 12A | 42.07 | 24 | 44.39 |
| 3 | 42.07 | 14 | 40.21 | 25 | 44.63 |
| 4 | 44.37 | 15 | 39.45 | 26 | 63.77 |
| 5 | 44.37 | 16 | 44.79 | 27 | 34.20 |
| 6 | 44.57 | 17 | 44.79 | 28 | 66.47 |
| 7 | 63.77 | 18 | 44.87 | 29 | 44.58 |
| 8 | 34.21 | 19 | 44.87 | 30 | 44.31 |
| 9 | 66.48 | 20 | 39.46 | 31 | 44.30 |
| 10 | 44.57 | 21 | 40.28 | 32 | 70.24 |
| 11 | 44.39 | 22 | 42.14 | | |

AREAS IN SQ.MTR. - AREAS AS PER RERA



FIRST FLOOR PLAN



*O.T. - OPEN TERRACE

| BLOCK | UNIT NO. | CARPET AREA | BALCONY/VERANDAH | WASH | TERRACE |
|-------|----------|-------------|------------------|------|---------|
| A | 101 | 79.01 | 2.77 | 2.57 | 79.08 |
| A | 102 | 77.23 | 2.77 | 2.73 | 5.87 |
| A | 103 | 77.37 | 2.77 | 2.62 | - |
| A | 104 | 78.92 | 2.77 | 2.62 | 83.73 |
| B | 101 | 79.01 | 2.77 | 2.57 | 169.66 |
| B | 102 | 77.23 | 2.77 | 2.73 | 5.87 |
| B | 103 | 77.37 | 2.77 | 2.62 | - |
| B | 104 | 78.92 | 2.77 | 2.62 | 83.73 |
| C | 101 | 79.01 | 2.77 | 2.57 | 169.65 |
| C | 102 | 77.23 | 2.77 | 2.73 | 5.87 |
| C | 103 | 77.37 | 2.77 | 2.62 | - |
| C | 104 | 78.92 | 2.77 | 2.62 | 83.73 |
| D | 101 | 79.01 | 2.77 | 2.57 | 77.31 |
| D | 102 | 77.23 | 2.77 | 2.73 | 5.87 |
| D | 103 | 77.37 | 2.77 | 2.62 | - |
| D | 104 | 78.92 | 2.77 | 2.62 | 83.88 |
| E | 101 | 78.89 | 2.77 | 2.57 | 6.09 |
| E | 102 | 78.50 | 2.77 | 2.57 | 6.09 |
| E | 103 | 79.07 | 2.77 | 2.55 | 1.59 |
| E | 104 | 79.48 | 2.77 | 2.55 | 1.59 |
| F | 101 | 78.89 | 2.77 | 2.57 | 6.09 |
| F | 102 | 78.50 | 2.77 | 2.57 | 6.09 |
| F | 103 | 79.07 | 2.77 | 2.55 | 1.59 |
| F | 104 | 79.48 | 2.77 | 2.55 | 1.59 |

AREAS IN SQ.MTR. - AREAS AS PER RERA

● PLC UNIT



TYPICAL FLOOR PLAN

2nd TO 22nd FLOOR

| BLOCK | UNIT NO. | CARPET AREA | BALCONY/VERANDAH | WASH |
|-------|----------|-------------|------------------|------|
| A | 201 | 79.01 | 2.77 | 2.57 |
| A | 202 | 77.23 | 2.77 | 2.73 |
| A | 203 | 77.37 | 2.77 | 2.62 |
| A | 204 | 78.92 | 2.77 | 2.62 |
| B | 201 | 79.01 | 2.77 | 2.57 |
| B | 202 | 77.23 | 2.77 | 2.73 |
| B | 203 | 77.37 | 2.77 | 2.62 |
| B | 204 | 78.92 | 2.77 | 2.62 |
| C | 201 | 79.01 | 2.77 | 2.57 |
| C | 202 | 77.23 | 2.77 | 2.73 |
| C | 203 | 77.37 | 2.77 | 2.62 |
| C | 204 | 78.92 | 2.77 | 2.62 |
| D | 201 | 79.01 | 2.77 | 2.57 |
| D | 202 | 77.23 | 2.77 | 2.73 |
| D | 203 | 77.37 | 2.77 | 2.62 |
| D | 204 | 78.92 | 2.77 | 2.62 |
| E | 201 | 78.89 | 2.77 | 2.57 |
| E | 202 | 78.50 | 2.77 | 2.57 |
| E | 203 | 79.07 | 2.77 | 2.55 |
| E | 204 | 79.48 | 2.77 | 2.55 |
| F | 201 | 78.89 | 2.77 | 2.57 |
| F | 202 | 78.50 | 2.77 | 2.57 |
| F | 203 | 79.07 | 2.77 | 2.55 |
| F | 204 | 79.48 | 2.77 | 2.55 |

AREAS IN SQ.MTR. - AREAS AS PER RERA

● PLC UNIT



Step into a space where every detail is designed for comfort and charm.



Unwind in Style

A refreshing escape designed not just for a swim but for moments of calm and quiet indulgence.



SWIMMING POOL



PICKLE BALL COURT



CHILDREN PLAY AREA



BOX CRICKET



Hop in Happiness

From giggles to games,
these joyful spaces are crafted
to spark happiness.

GYMNASIUM



Train - Thrive - Repeat



Reel in the Moments



MINI HOME THEATRE

A lively corner crafted for connection,
friendly rivalry and lighthearted escapes.

Host with heart in a space designed to elevate
your social and personal moments.

INDOOR GAMES



The *Spirit* of Play

Your *Story* Your Setting



MULTI PURPOSE HALL



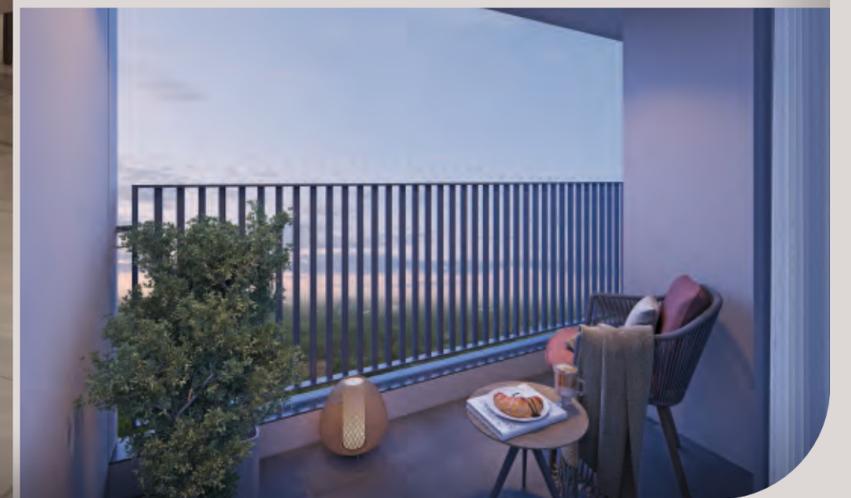
a *Grand* First Impression

An entrance that makes you feel the quiet luxury of a space that understands your taste for the refined.



Spaces that comfort,
embrace, and evolve
with the life you lead.

Crafted for Comfort



TYPICAL UNIT PLAN

BLOCK - A, B, C & D

| | | |
|----|---------------|---------------|
| 1 | VESTIBULE | 3'11" X 4'1" |
| 2 | LIVING ROOM | 10'0" X 16'0" |
| 3 | VERANDAH | 7'0" X 4'3" |
| 4 | DINING ROOM | 8'7" X 8'8" |
| 5 | KITCHEN | 11'11" X 7'0" |
| 6 | WASH YARD | 5'3" X 5'3" |
| 7 | POWDER TOILET | 6'4" X 4'9" |
| 8 | BEDROOM-1 | 10'0" X 10'0" |
| 9 | M. BEDROOM-02 | 10'0" X 14'0" |
| 10 | TOILET | 6'8" X 4'6" |
| 11 | BEDROOM-03 | 12'8" X 10'0" |
| 12 | TOILET | 7'3" X 4'7" |

| AREA AS PER RERA | SQ. MTR. |
|------------------|----------|
| CARPET AREA | 79.01 |
| VERANDAH/BALCONY | 2.77 |
| WASH AREA | 2.57 |



TYPICAL UNIT PLAN

BLOCK - A, B, C & D

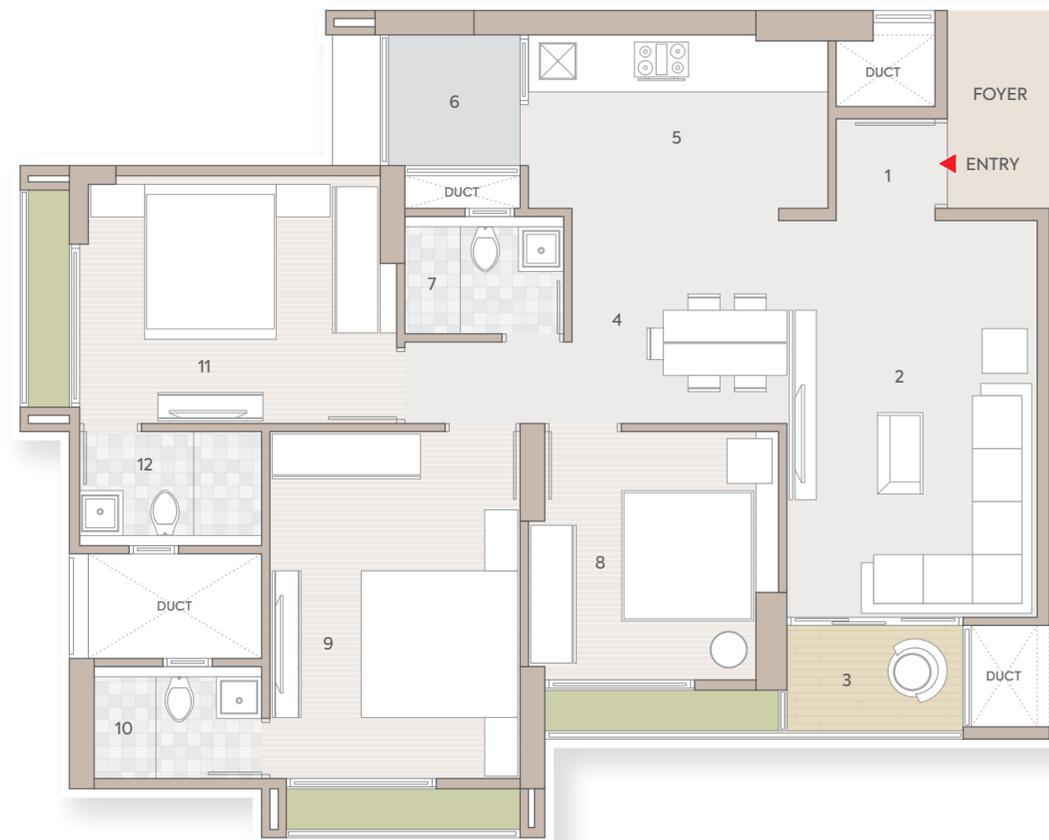
| | | |
|----|---------------|---------------|
| 1 | LIVING ROOM | 10'0" X 16'0" |
| 2 | VERANDAH | 7'0" X 4'3" |
| 3 | DINING ROOM | 8'7" X 8'8" |
| 4 | KITCHEN | 11'11" X 7'0" |
| 5 | WASH YARD | 5'3" X 5'3" |
| 6 | POWDER TOILET | 6'4" X 4'9" |
| 7 | BEDROOM-1 | 10'0" X 10'0" |
| 8 | M. BEDROOM-02 | 10'0" X 14'0" |
| 9 | TOILET | 6'8" X 4'6" |
| 10 | BEDROOM-03 | 12'8" X 10'0" |
| 11 | TOILET | 7'3" X 4'7" |

| AREA AS PER RERA | SQ. MTR. |
|------------------|----------|
| CARPET AREA | 77.23 |
| VERANDAH/BALCONY | 2.77 |
| WASH AREA | 2.73 |



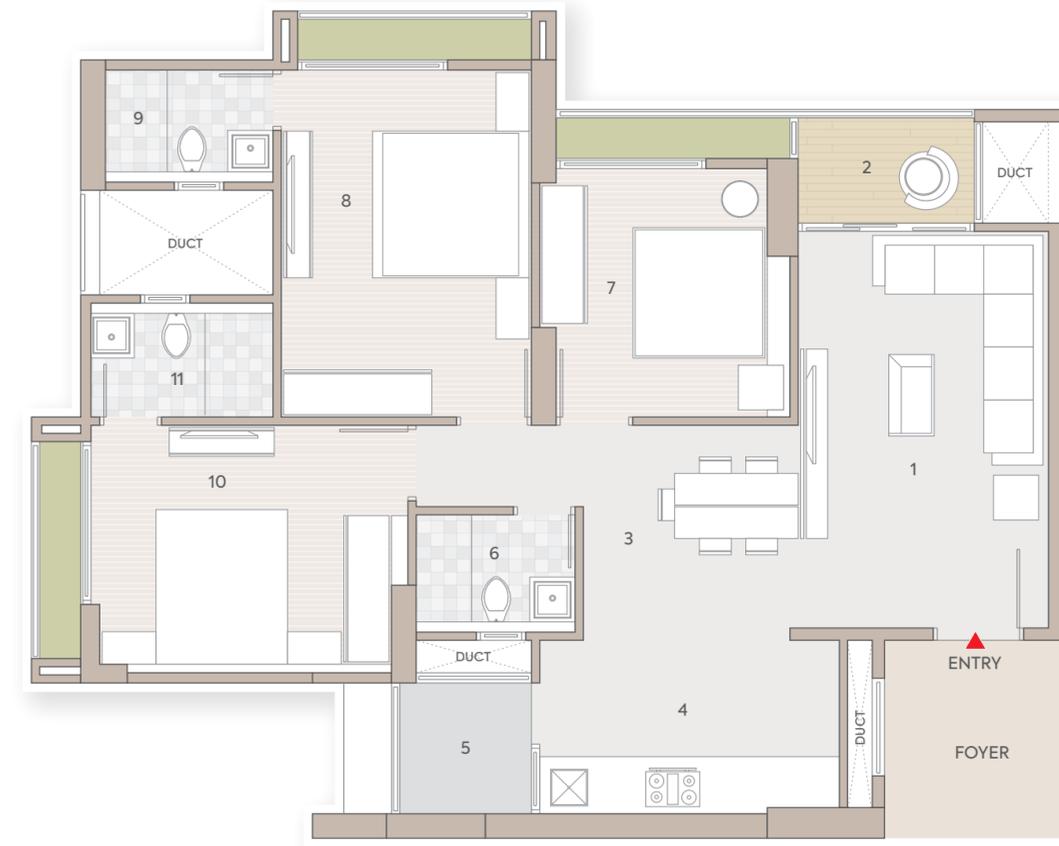
2ND TO 22ND FLOOR

UNIT NO: 201



2ND TO 22ND FLOOR

UNIT NO: 202



TYPICAL UNIT PLAN

BLOCK - A, B, C & D

| AREA AS PER RERA | SQ. MTR. |
|------------------|----------|
| CARPET AREA | 77.37 |
| VERANDAH/BALCONY | 2.77 |
| WASH AREA | 2.62 |

| | | |
|----|---------------|---------------|
| 1 | LIVING ROOM | 10'0" X 16'0" |
| 2 | VERANDAH | 7'0" X 4'3" |
| 3 | DINING ROOM | 8'7" X 8'8" |
| 4 | KITCHEN | 11'11" X 7'0" |
| 5 | WASH YARD | 4'9" X 5'11" |
| 6 | POWDER TOILET | 6'6" X 4'9" |
| 7 | BEDROOM-1 | 10'0" X 10'0" |
| 8 | BEDROOM-02 | 10'0" X 13'0" |
| 9 | TOILET | 4'7" X 6'5" |
| 10 | M. BEDROOM-03 | 14'0" X 10'0" |
| 11 | TOILET | 6'6" X 4'7" |



TYPICAL UNIT PLAN

BLOCK - A, B, C & D

| AREA AS PER RERA | SQ. MTR. |
|------------------|----------|
| CARPET AREA | 78.92 |
| VERANDAH/BALCONY | 2.77 |
| WASH AREA | 2.62 |

| | | |
|----|---------------|---------------|
| 1 | VESTIBULE | 3'11" X 4'1" |
| 2 | LIVING ROOM | 10'0" X 16'0" |
| 3 | VERANDAH | 7'0" X 4'3" |
| 4 | DINING ROOM | 8'7" X 8'8" |
| 5 | KITCHEN | 11'11" X 7'0" |
| 6 | WASH YARD | 4'9" X 5'11" |
| 7 | POWDER TOILET | 6'6" X 4'9" |
| 8 | BEDROOM-1 | 10'0" X 10'0" |
| 9 | BEDROOM-02 | 10'0" X 13'0" |
| 10 | TOILET | 4'7" X 6'5" |
| 11 | M. BEDROOM-03 | 14'0" X 10'0" |
| 12 | TOILET | 6'6" X 4'7" |



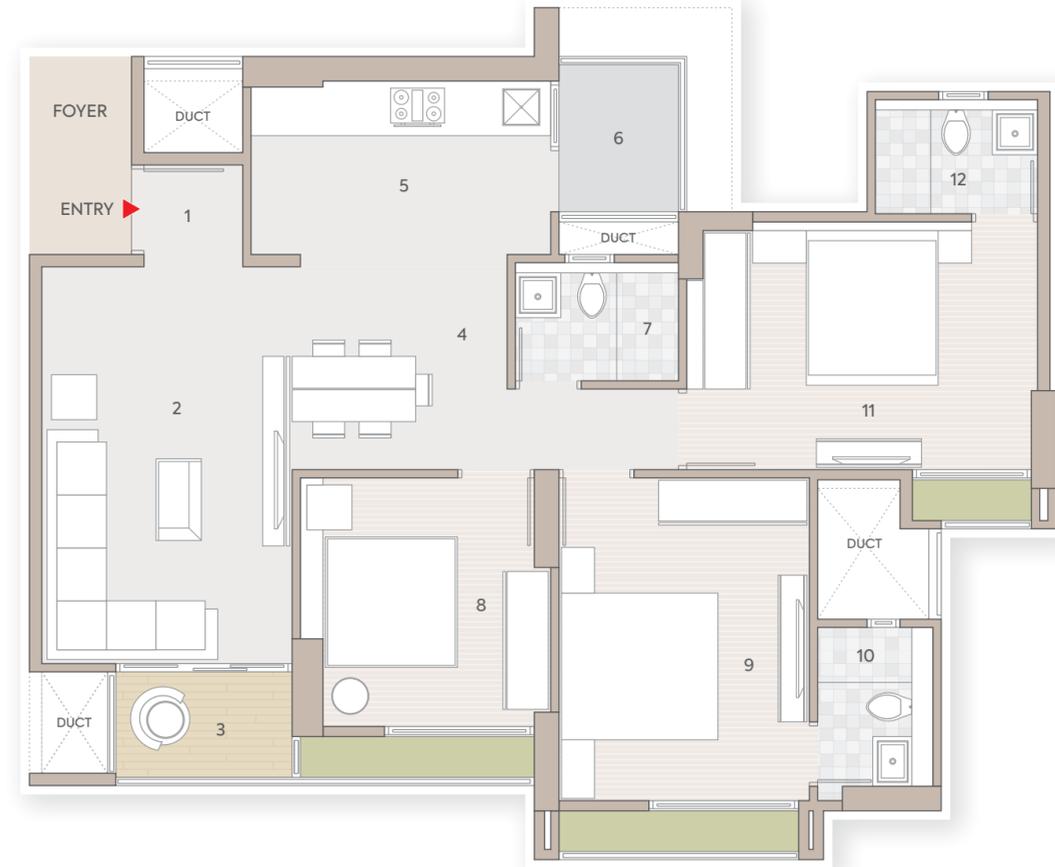
2ND TO 22ND FLOOR

UNIT NO: 203



2ND TO 22ND FLOOR

UNIT NO: 204



TYPICAL UNIT PLAN

BLOCK - E & F

| AREA AS PER RERA | SQ. MTR. |
|------------------|----------|
| CARPET AREA | 78.89 |
| VERANDAH/BALCONY | 2.77 |
| WASH AREA | 2.57 |

| | | |
|----|---------------|---------------|
| 1 | LIVING ROOM | 10'0" X 16'2" |
| 2 | VERANDAH | 7'0" X 4'3" |
| 3 | DINING ROOM | 8'7" X 8'8" |
| 4 | KITCHEN | 11'11" X 7'1" |
| 5 | WASH YARD | 5'2" X 5'4" |
| 6 | POWDER TOILET | 6'6" X 4'9" |
| 7 | BEDROOM-1 | 10'6" X 10'0" |
| 8 | M. BEDROOM-02 | 10'0" X 14'0" |
| 9 | TOILET | 6'8" X 4'6" |
| 10 | BEDROOM-03 | 13'0" X 10'0" |
| 11 | TOILET | 7'3" X 4'7" |



TYPICAL UNIT PLAN

BLOCK - E & F

| AREA AS PER RERA | SQ. MTR. |
|------------------|----------|
| CARPET AREA | 78.50 |
| VERANDAH/BALCONY | 2.77 |
| WASH AREA | 2.57 |

| | | |
|----|---------------|---------------|
| 1 | LIVING ROOM | 10'0" X 16'2" |
| 2 | VERANDAH | 7'0" X 4'3" |
| 3 | DINING ROOM | 8'7" X 8'8" |
| 4 | KITCHEN | 11'11" X 7'1" |
| 5 | WASH YARD | 5'2" X 5'4" |
| 6 | POWDER TOILET | 6'6" X 4'9" |
| 7 | BEDROOM-1 | 10'6" X 10'0" |
| 8 | M. BEDROOM-02 | 10'0" X 14'0" |
| 9 | TOILET | 6'8" X 4'6" |
| 10 | BEDROOM-03 | 13'0" X 10'0" |
| 11 | TOILET | 7'3" X 4'7" |



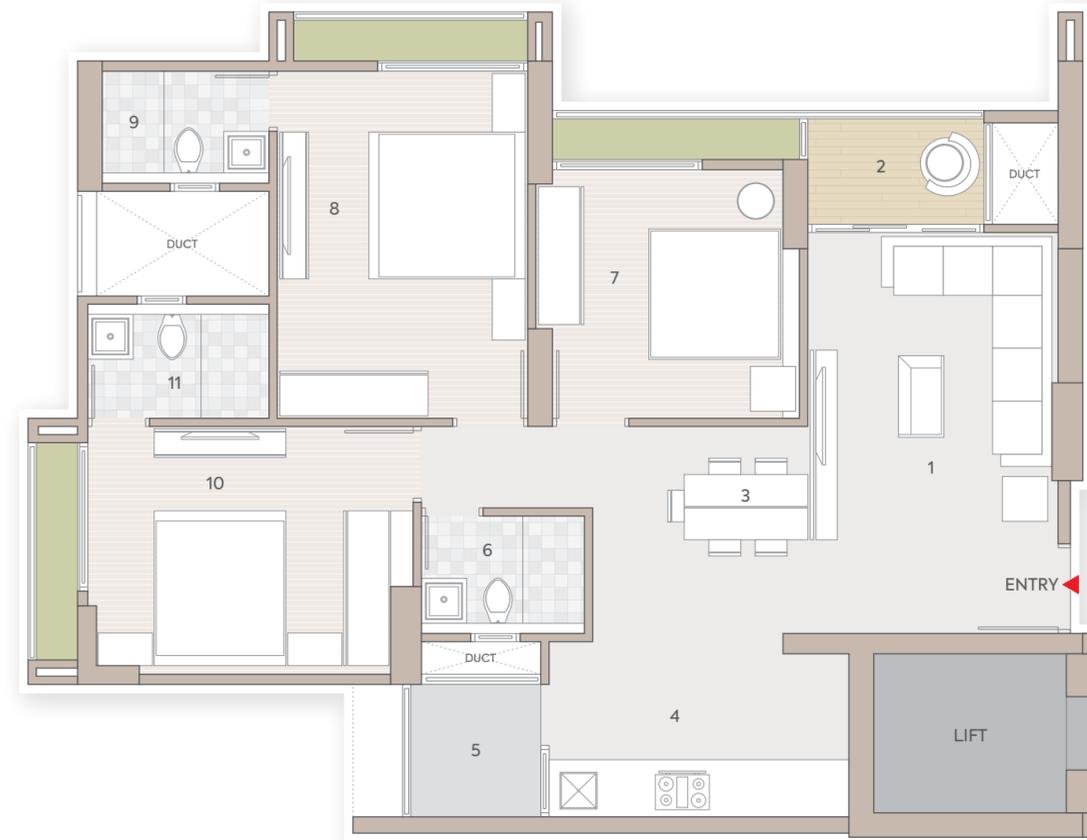
2ND TO 22ND FLOOR

UNIT NO: 201



2ND TO 22ND FLOOR

UNIT NO: 202



TYPICAL UNIT PLAN

BLOCK - E & F

| AREA AS PER RERA | SQ. MTR. |
|------------------|----------|
| CARPET AREA | 79.07 |
| VERANDAH/BALCONY | 2.77 |
| WASH AREA | 2.55 |

| | | |
|----|---------------|---------------|
| 1 | LIVING ROOM | 10'0" X 16'2" |
| 2 | VERANDAH | 7'0" X 4'3" |
| 3 | DINING ROOM | 9'3" X 8'8" |
| 4 | KITCHEN | 11'11" X 7'1" |
| 5 | WASH YARD | 5'2" X 5'4" |
| 6 | POWDER TOILET | 6'9" X 4'9" |
| 7 | BEDROOM-1 | 10'0" X 10'0" |
| 8 | M. BEDROOM-02 | 10'0" X 14'0" |
| 9 | TOILET | 4'7" X 7'2" |
| 10 | BEDROOM-03 | 13'0" X 10'0" |
| 11 | TOILET | 4'7" X 6'6" |



TYPICAL UNIT PLAN

BLOCK - E & F

| AREA AS PER RERA | SQ. MTR. |
|------------------|----------|
| CARPET AREA | 79.48 |
| VERANDAH/BALCONY | 2.77 |
| WASH AREA | 2.55 |

| | | |
|----|---------------|---------------|
| 1 | LIVING ROOM | 10'0" X 16'2" |
| 2 | VERANDAH | 7'0" X 4'3" |
| 3 | DINING ROOM | 9'3" X 8'8" |
| 4 | KITCHEN | 11'11" X 7'1" |
| 5 | WASH YARD | 5'2" X 5'4" |
| 6 | POWDER TOILET | 6'9" X 4'9" |
| 7 | BEDROOM-1 | 10'0" X 10'0" |
| 8 | M. BEDROOM-02 | 10'0" X 14'0" |
| 9 | TOILET | 4'7" X 7'2" |
| 10 | BEDROOM-03 | 13'0" X 10'0" |
| 11 | TOILET | 4'7" X 6'6" |



2ND TO 22ND FLOOR

UNIT NO: 203



2ND TO 22ND FLOOR

UNIT NO: 204



SPECIFICATIONS

| | |
|-------------------|---|
| FLOORING | <ul style="list-style-type: none"> • Wooden laminated flooring in one master bedroom • Vitrified tiles in drawing and dining room • Vitrified tiles in bedrooms • Vitrified/rustic tiles in balcony |
| WINDOW | <ul style="list-style-type: none"> • Sliding aluminum section window |
| DOOR | <ul style="list-style-type: none"> • Main door - wooden flush door with one side polished veneer • Internal doors - flush doors with oil paint |
| KITCHEN | <ul style="list-style-type: none"> • Stainless steel sink • Vitrified tiles in wash yard • Granite platform with dado of ceramic tiles • Vitrified tiles in floor |
| INTERIOR PLASTER | <ul style="list-style-type: none"> • Single coat mala only on walls • No plaster in ceiling |
| FINISH INSIDE | <ul style="list-style-type: none"> • Putty finish only on walls |
| FINISH OUTSIDE | <ul style="list-style-type: none"> • Acrylic paint |
| SANITARY WARE | <ul style="list-style-type: none"> • Wall hung water closet • Wall hung basin |
| TOILET FITTINGS | <ul style="list-style-type: none"> • Chrome plated fittings |
| TOILET-FLOORING | <ul style="list-style-type: none"> • Ceramic tiles upto lintel level • Ceramic tiles in flooring |
| ELEVATORS | <ul style="list-style-type: none"> • Automatic elevators |
| ELECTRIC SWITCHES | <ul style="list-style-type: none"> • ISI Modular switches |
| ELECTRIC WIRES | <ul style="list-style-type: none"> • ISI wires |
| MCB / ELCB | <ul style="list-style-type: none"> • ISI make |

SPECIFICATIONS FOR COMMERCIAL SHOP UNITS

| |
|--|
| FLOORING – Vitrified Tiles |
| TOILET FITTING – Chrome Plated Fittings |
| TOILET FLOORING AND DEDO – Ceramic Tiles |
| SANITARY WARE – Water Closet and Washbasin |
| Front Glass Panel With Door |



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 a rough 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.

ARCHITECTURE & LANDSCAPE DESIGN
APURVA AMIN ARCHITECTS

STRUCTURAL DESIGN
SARJAN CONSULTANTS

ABOUT DEVELOPER



AHMEDABAD . BANGALORE . MUMBAI

Goyal & Co. was founded by the late Mr. Rampurshottam Goyal in 1971 in the city of Ahmedabad. The company has developed over 250+ projects that include apartment developments, villas, plotted developments, corporate offices, townships etc. and possess over 120+ properties as part of their corporate leasing portfolio.

After changing the skyline of Ahmedabad, the company 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.

1971-80 VISION

Building The Foundation
The inception of a vision led by passion and determination, set in stone by the Late Mr Rampurshottam Goyal

1981-90 INNOVATION

Standing The Test Of Time
Forging the spirit of unwithered passion led us to unearth the strength for exponential growth. Launched Goyal & Co. In Bangalore and Mumbai

2001-10 STRENGTH

Leaping Beyond Conventions

A courageous leap to explore beyond norms and create pillars which transform skylines

1991-2000 CONSISTENCY

Cementing A Legacy
With consistency and determination, we created long-lasting bonds on the foundation of trust, quality and commitment

2011-20 EVOLUTION

Embracing Evolution
With changing times, we are blending the essence of luxury and comfort with modern day community living and leaping beyond the known realm of real estate

Testament of Legacy

250+
Projects Delivered

29 Million+
Sq. Ft. Under Development

3 Million+
Sq. Ft. Commercial Spaces On Lease

120+
Properties On Lease



**Goyal
& Co.** creating
landmarks
since 1971

AHMEDABAD . BANGALORE . MUMBAI

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