

SOLARIS

Bay view

10 HOURS OF THE TIMELESS CORPORATE CULTURE

A place is considered as an ideal corporate culture, where every working hour is pleasing and here, at Bay View, you will cherish every single working hour.

ABOUT
SOLARIS

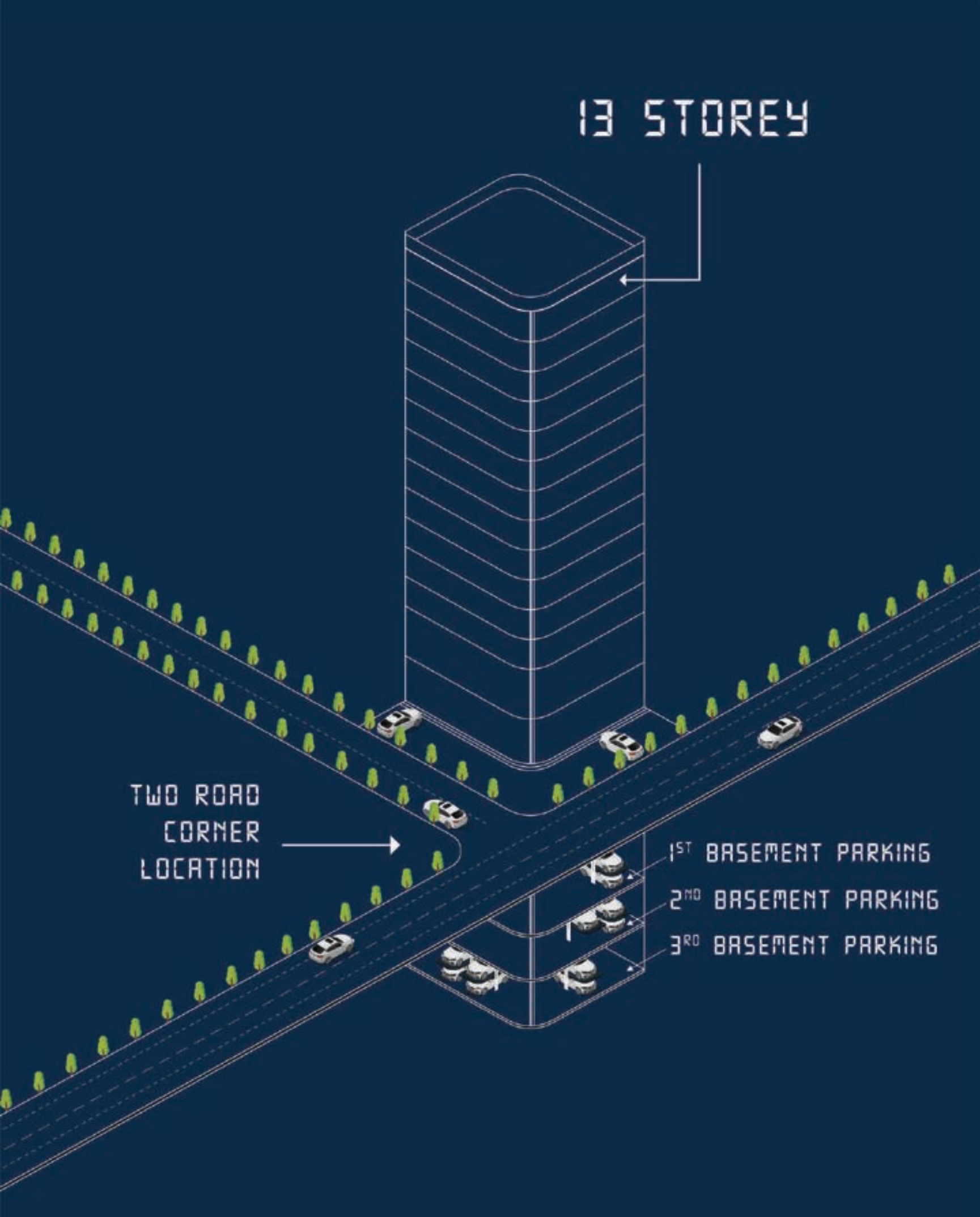
Established in 1982, Solaris is rapidly establishing itself as a leading developer in Surat, Gujarat. Each project is an amalgamation of acumen, vision, experience and the finest craftsmanship from retail destinations, offices, trade centers (markets) etc. Each Real - Estate space has been envisioned to serve you and your needs with the most luxurious offering that will stand the test of time with expertise in construction & management. Our capabilities include design, construction, redevelopment, sales & property management with several projects completed or nearing completion. We have the perfect space for your dreams to take shape.

ABOUT
BAY VIEW

Located in the heart of Surat, Dumas Road, Solaris Bay View is strategically located right next to Iscon Mall with sumptuous views of The Tapi River. It is the pinnacle of luxurious corporate infrastucture with a selection of expertly designed,

"Premium Showrooms & Riverview Corporate Offices".




13 STOREY
TWO ROAD
CORNER
LOCATION
1ST BASEMENT PARKING
2ND BASEMENT PARKING
3RD BASEMENT PARKING

PARK YOUR CORPORATE

PASSION




BAY VIEW


SOLARIS BAY VIEW
BAKERY

ENTERING THE WORKING

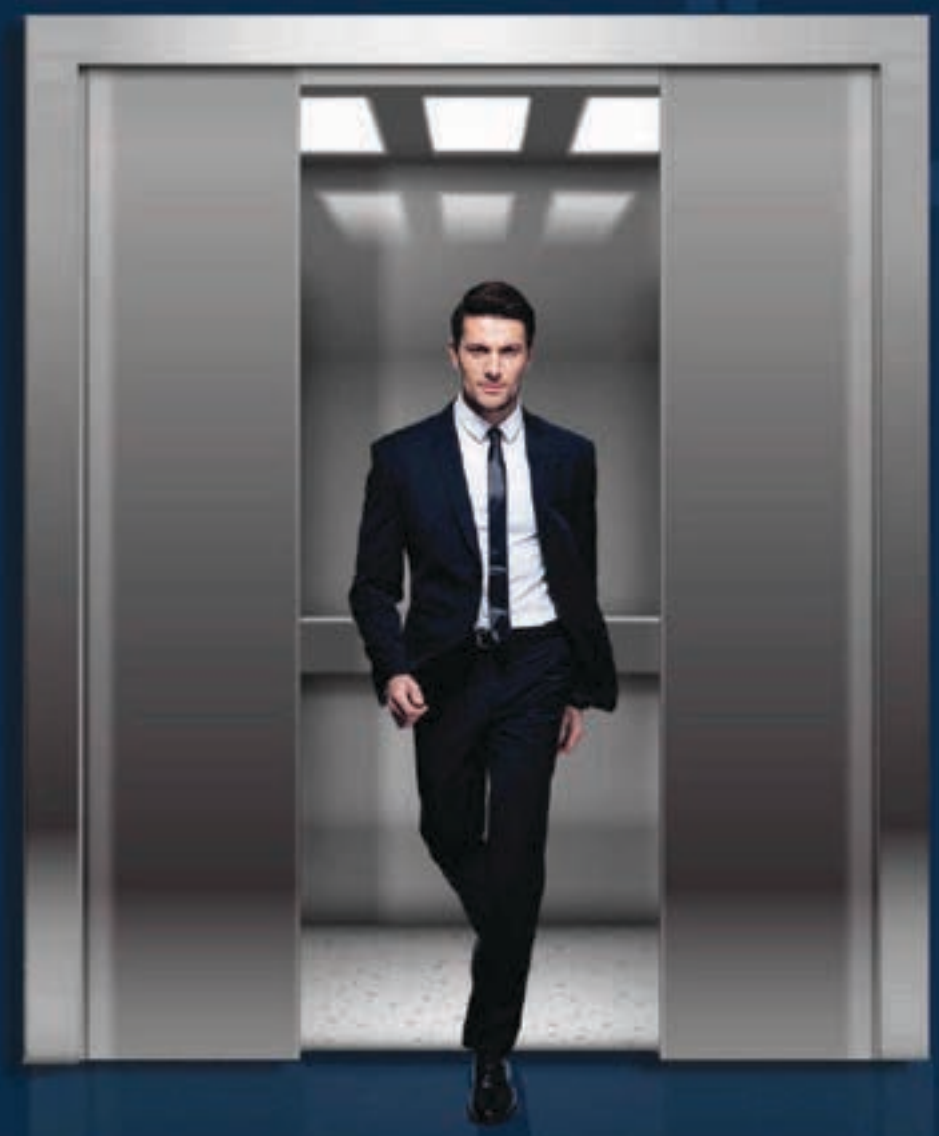
WIZARD





UPLIFT

YOUR DAY




SOLARIS
BAY VIEW


SAINT
BAG HOUSE
SOLARIS
BAY VIEW


BAY VIEW



OFFICIAL START AT THE OFFICE









IT'S STRATEGY TIME






SOLARIS BAY VIEW



IT'S TUMMY TIME. IT'S

YUMMY TIME







CLIENT MEET WITH THE SCENIC VIEW




SOLARIS BAY VIEW

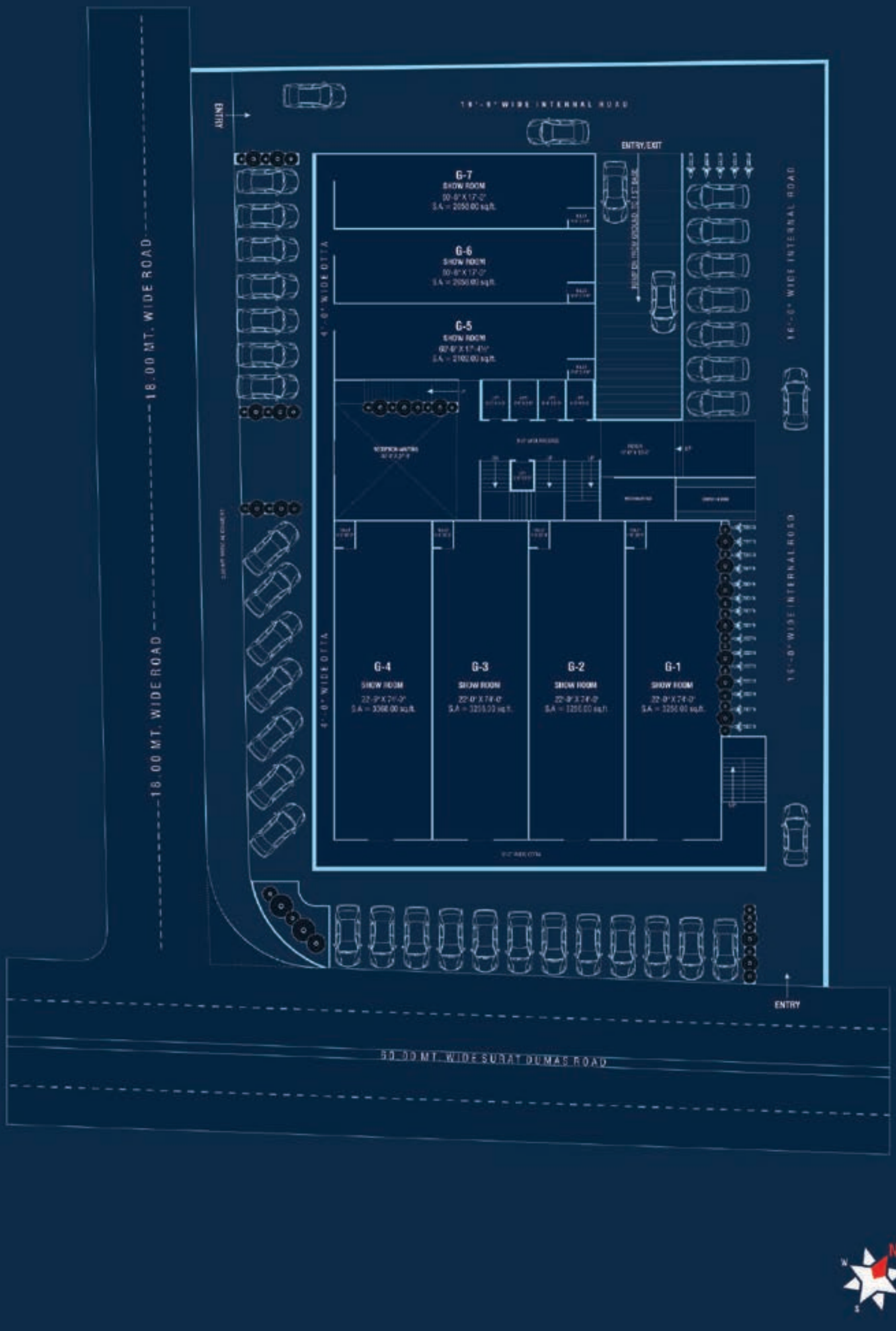


GRATIFYING CONCLUSION

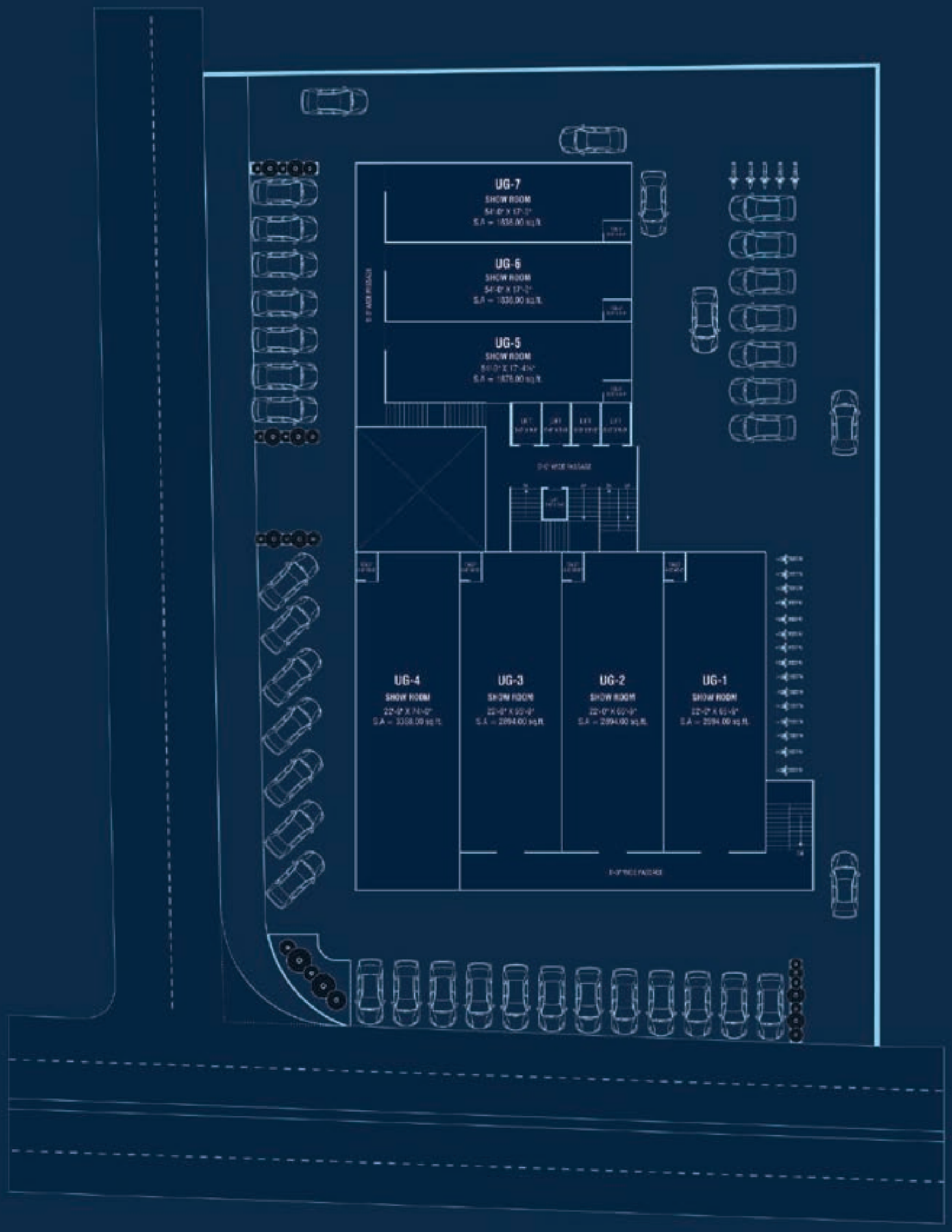
OF THE DAY



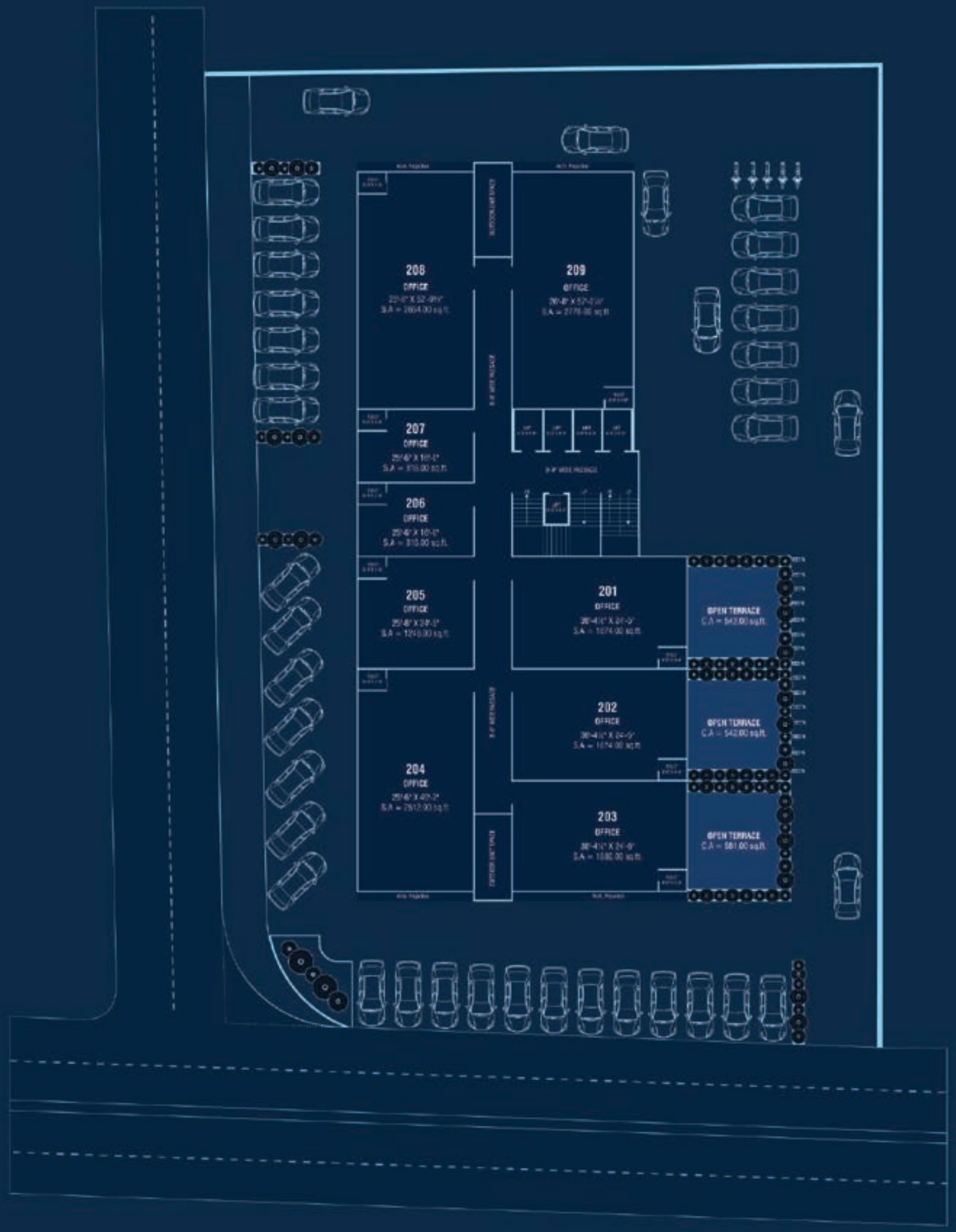
GROUND FLOOR LAYOUT PLAN



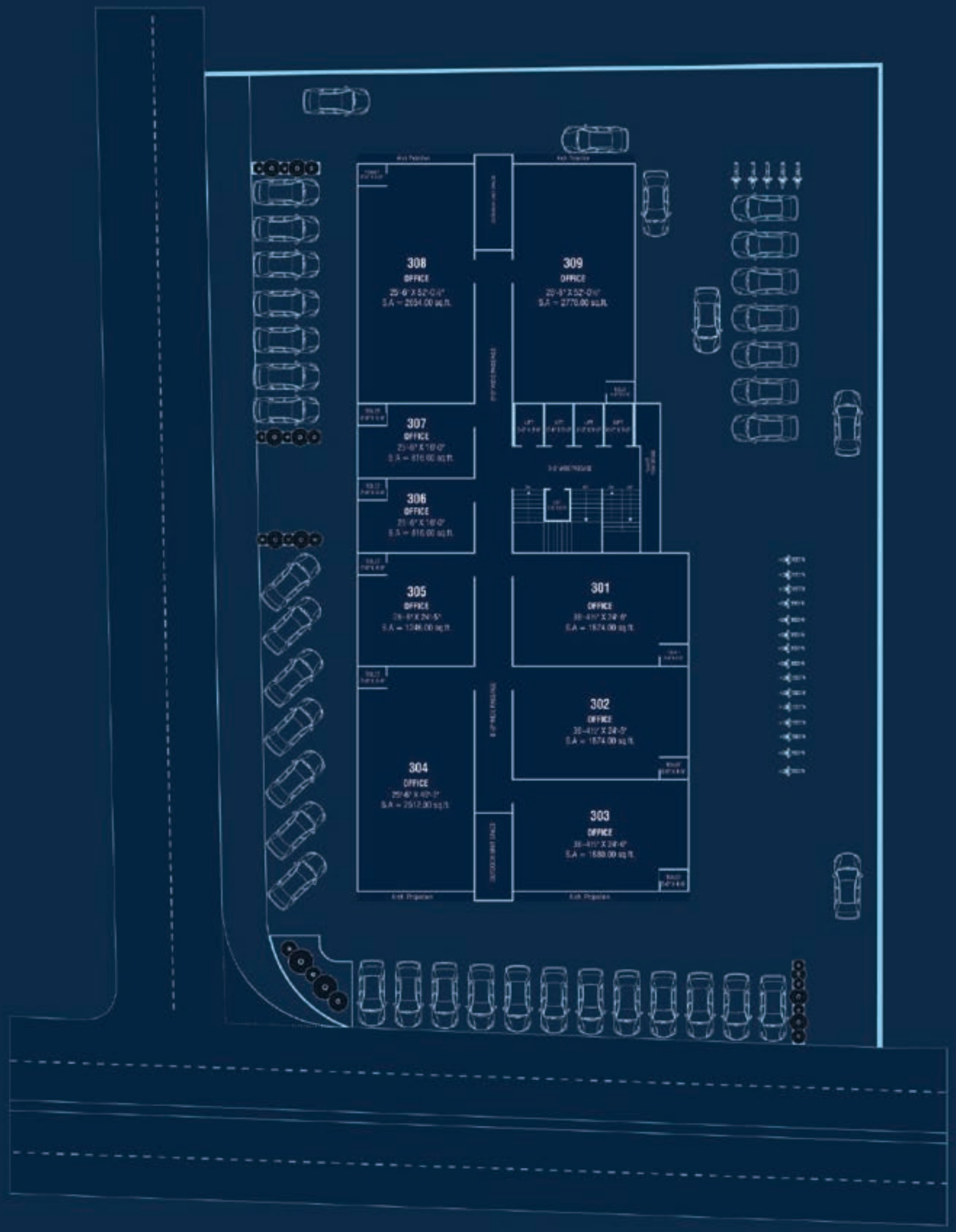
UPPER GROUND FLOOR LAYOUT PLAN



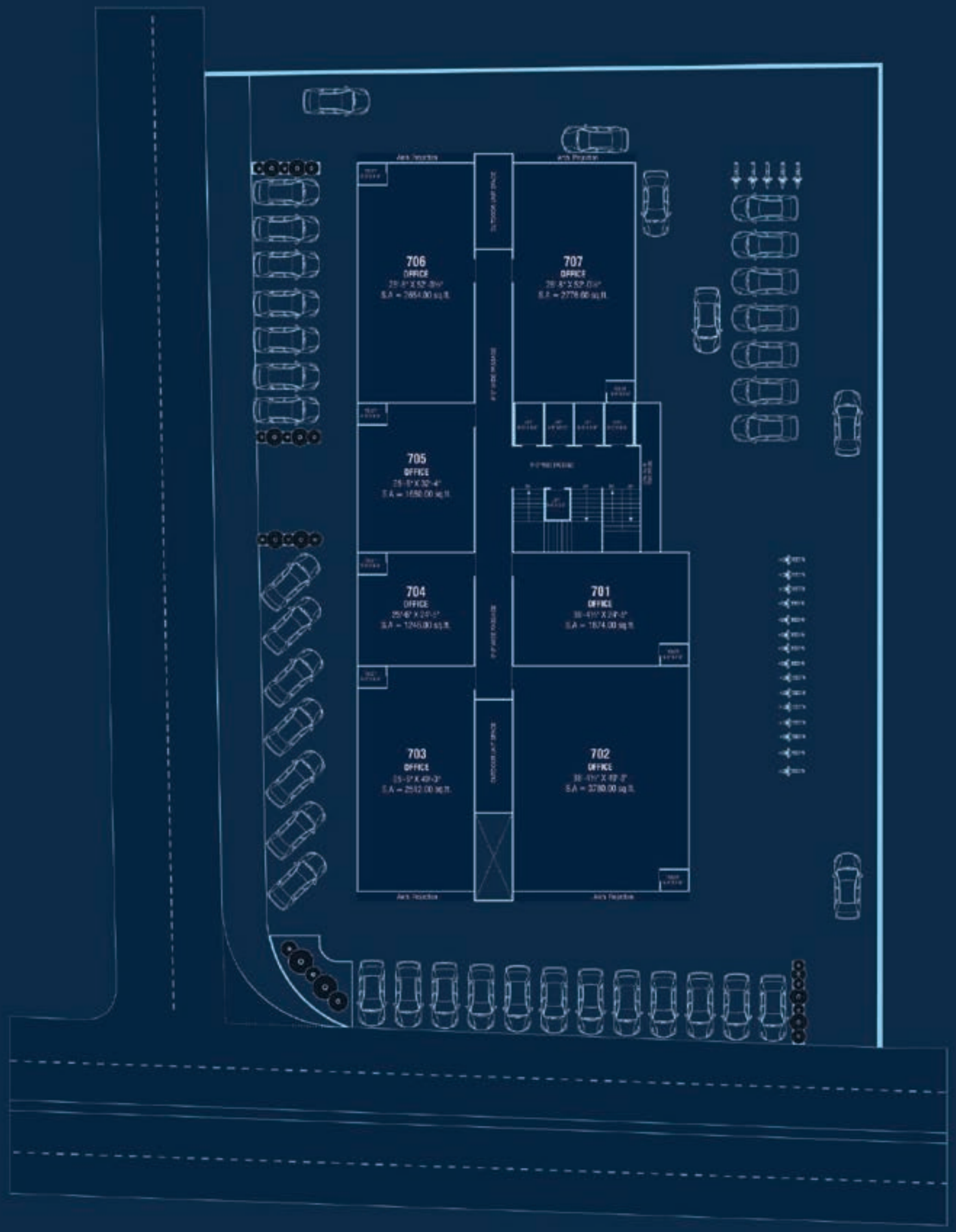
2nd FLOOR LAYOUT PLAN



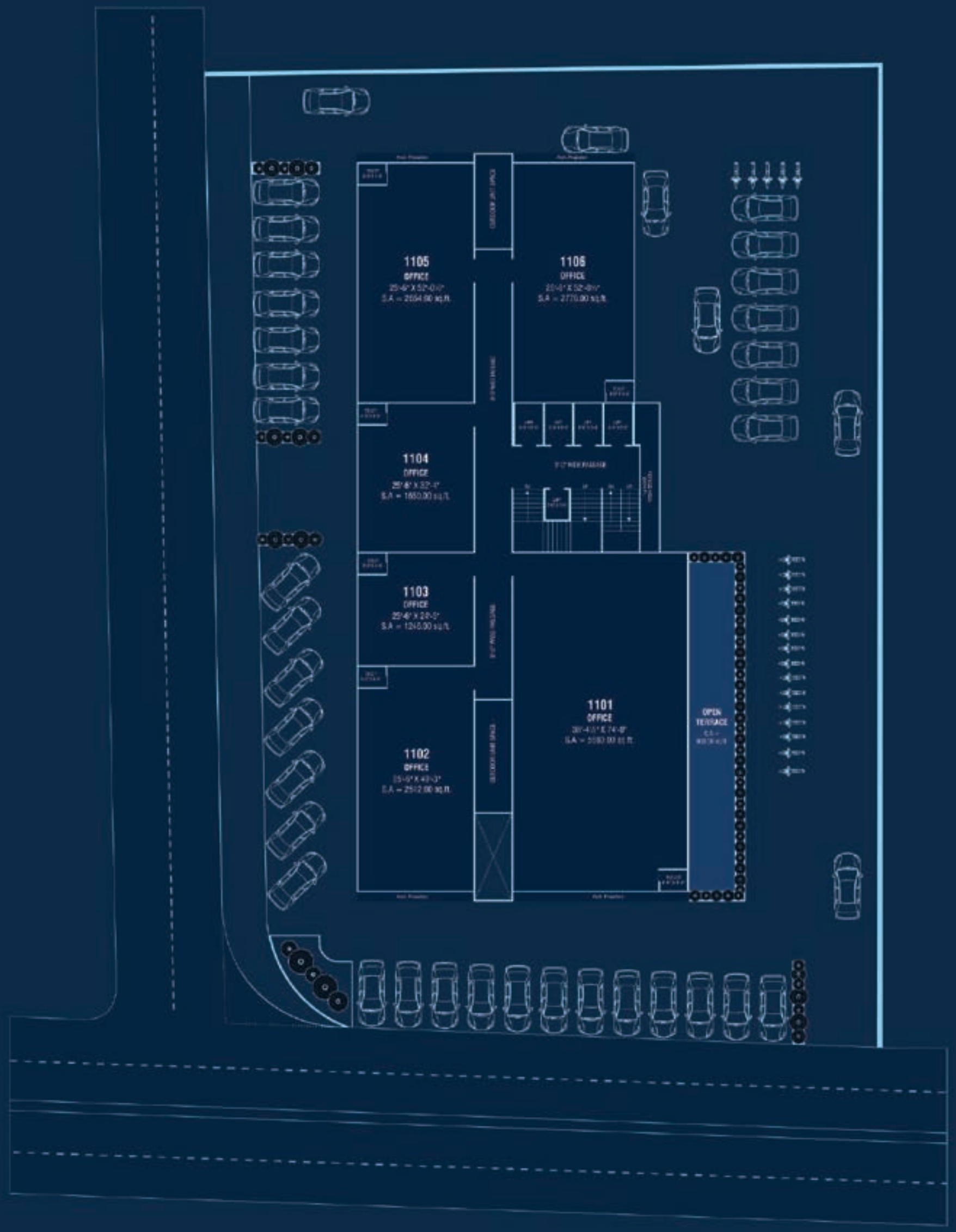
3rd TO 6th FLOOR LAYOUT PLAN



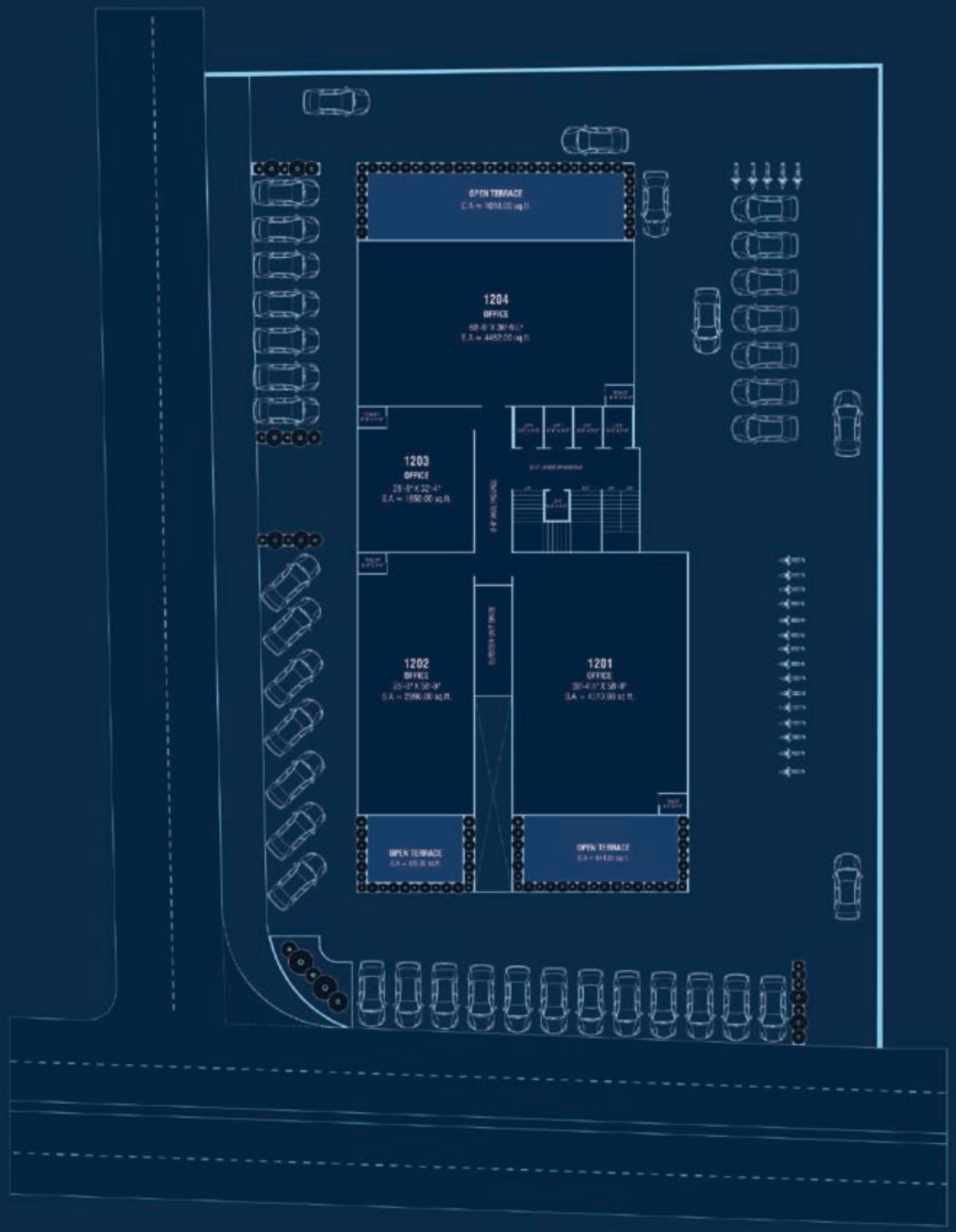
7th TO 10th FLOOR LAYOUT PLAN



11th FLOOR LAYOUT PLAN



12th FLOOR LAYOUT PLAN



ROYAL

AMENITIES



Entrance Foyer



Grand Atrium



Loanable
Title Clear



Fire Hydrant
System



4 High Speed Lifts &
1 Goods Or Common Lift



Driver Lounge



Water Meter



DG Power Backup
For Common Use



24 X 7
Security



CCTV
Surveillance

SPLENDID

SPECIFICATIONS

FLOORING & WALL CLADDING:

- Italian marble / Italian tiles or equivalent make in atrium area, floors & walls, lift wall cladding, common passage floor & wall.
- Export quality granite in staircase from top to bottom.
- Premium full body vitrified tiles in all Showrooms & Offices.
- Combination of export quality granite and high duty paver blocks at ground level parking, ramp.
- Kota / Concrete trimix flooring in all three basements parking.
- All basement parking pardi cladding with kota / tiles.

ELECTRIFICATION:

- Copper armoured cable (ISI make Polycab, RR Kabel, KEI or equivalent make) for all Showrooms & Offices.
- Distribution board (Legrand / Schneider) with all accessories (MCB, ELCB) for all Showrooms & Offices.
- Low voltage main line for Internet, Intercom, TV etc. for all Showrooms & Offices.
- Single phase or three phase meter (Chargeable).
- Electric room & duct.
- Power generator (Diesel) for power back - up to all common services and dedicated points in Showrooms & Offices.

ELEVATORS:

- Fully automatic – high speed 16 passengers lift of schindler / kone / otis or equivalent make.
- Goods lift for heavy load of standard quality with S.S. cabin.

DOORS & WINDOWS:

- Heavy duty sliding aluminium windows with anodizing.
- Granite / Composite marble door frame surrounding the windows.
- Teak wood / Composite marble door frame in offices with elegant main door with premium laminates on both sides & high - quality hardware fittings.
- Clear glass door or GI shutter fully automatic for all Showrooms.

PAINT:

- Internal walls and ceiling of Showrooms & Offices finished with primer putty.
- Premium paint finish in common area.
- Acrylic / Oil paint in all basement parking wall & ceiling.
- Exterior finish with texture and weather shield color.

TOILETS, PLUMBING & SANITARY WARE:

- Attached toilet in Showrooms & Offices.
- ISI brand CPVC & UPVC plumbing & drainage pipe line.
- Full body imported tiles on floors and wall up to ceiling.
- C.P. & sanitary ware – Jaquar / Cera or equivalent make.

SECURITY:

- Dedicated 24 X 7 manned security station at all entry and exit points.
- Dedicated utility rooms for CCTV surveillance and monitoring BMS.
- CCTV installed at all major points throughout the building.
- Public address system in the parking utility and common areas.

FIRE PROTECTION / FIRE FIGHTING SYSTEM:

- Separate under ground water tank for fire hydrant (approx. 1,50,000 ltr capacity).
- Automated sprinklers, extinguisher ball, cylinder, fire alarm system hose pipe with all accessories will be placed throughout the building.
- Special automated diesel pump in case of power failure to assure working of the fire pump and fire related services.
- All guidelines will be followed as per Government norms.

Disclaimer

• Legal expenses, Stamp duty, G.E.B. charges, SMC charges for drainage & water connection, GST, etc. shall be borne by the members. • Any additional charges or duties levied by the Government / Local authorities during or after the completion of the scheme will be borne by the purchaser. • In the interest of continual developments in design & quality of construction, the developer reserve all rights to make any changes in the scheme including technical specification, designs, planning layout & all the allotters / purchaser shall abide by such changes. • Changes / alteration of any including the elevations, exterior colour scheme of the building or any other change affecting the overall design concept and outlook of the scheme are strictly NOT PERMITTED during or after the completion of the scheme. • The brochure is intended only to convey the essential design & technical features of the scheme and does not form a part of legal document.

Developers

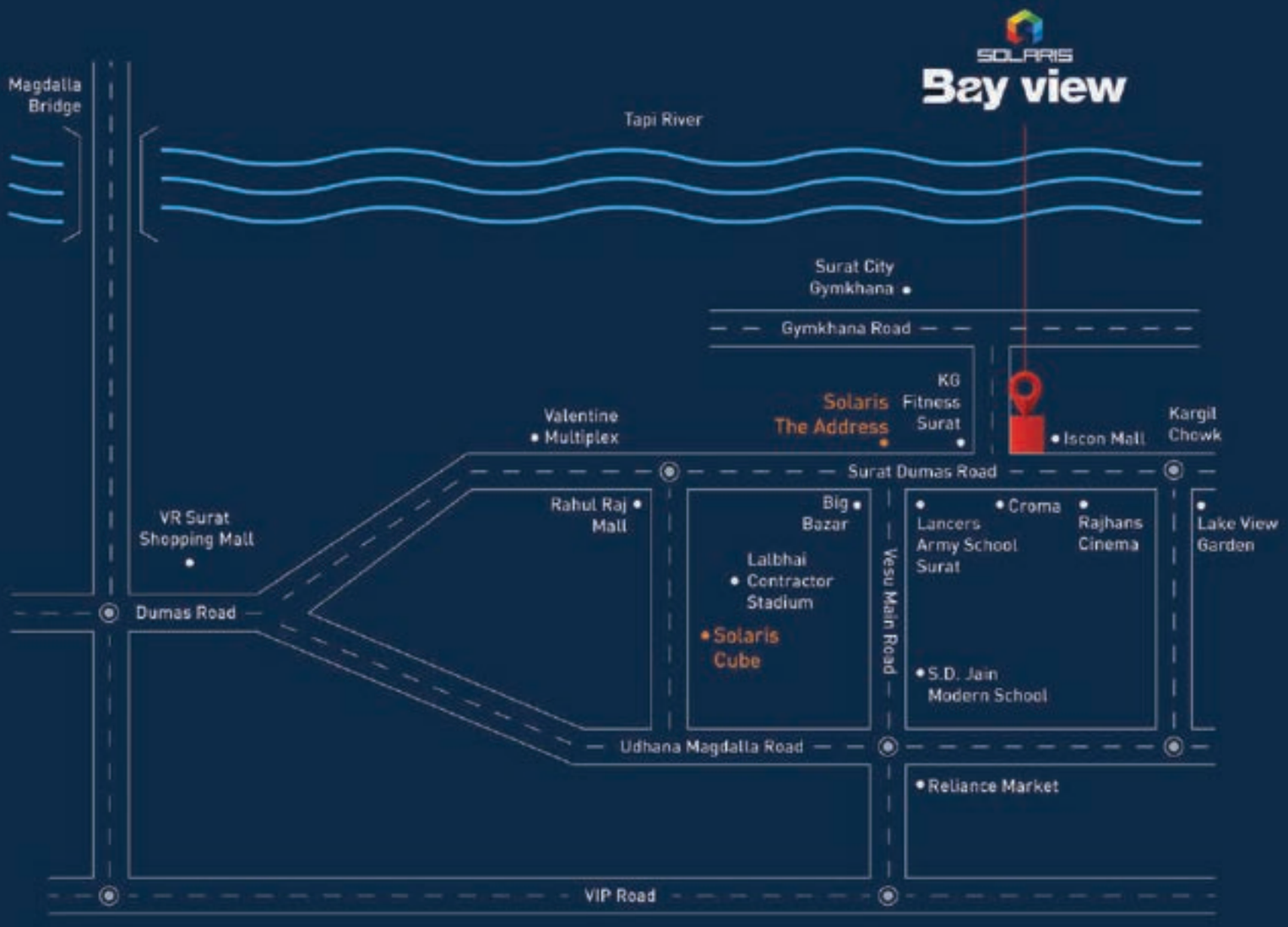
SOLARIS

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Structure Designer
Bhagat & Associates

Legal Advisor
Vishal Rana

Vastu Consultant
Gurudatt Shinoy





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