

A Project By:



Om-Sai

BUILDCON
SINCE 2008

Life is beautiful...

साइविश्व रेसिडेन्सी

2 & 3 BHK Luxurious Flats
Ultra Luxurious Pent Houses with Terrace Garden
Kathe Lane, Dwarka, Nashik.





About Us

Om Sai Buildcon has been in operation since 2008 known for its Values, Quality product, timely Delivery & has garnered extensive exposure in the construction of Residential, Commercial and Engineering Projects. Under the able leadership of its Directors, the group conceptualizes plans & Executes projects in a sophisticated manner. With a balanced team of professionals & consultants, the company is committed for consistent growth and progress. The group has been successful mainly due to its ability to deliver quality product & services consistently & has built an unshakable reputation in terms of trust, efficiency, meticulous planning and superlative design.

Let's Talk About Project

Sai Vishwa Residency 2 & 3 BHK Luxurious Flats

Om Sai Buildcon launching their New segment of residential homes - "SAI VISHWA RESIDENCY" situated in the heart of the Nashik - Dwarka, where your lifestyle requirements like schools, hospitals, shopping malls, Bus Station, railway Station, is easily available. A visible thoughtful concept to provide comfort homes to the service segment. Sai Vishwa is an ideal project that caters the various requirements of aspiring home owners in Nashik. The Project has been planned to encompass 2 & 3 BHK comfort homes along with ultra luxurious pent house with terrace. An opportunity to own an apartment designed to not only elevate your lifestyle but your life.

Work Area

Our portfolio includes premium living & affordable housing projects. At the same Time, Om Sai Buildcon has been commended for driving semi commercial projects. Om Sai Buildcon has Strong Foundations with significant contributions towards nation building through infrastructural Developments. Our excellent communication & Organization skills, strong work ethics and determination are the unique capabilities to improve customer satisfaction and services after sale. At Om Sai Buildcon every customer is valued and every effort is directed to deliver beyond all expectations and always have an intention to deliver better than the best to our esteem customer

Quality Promise

OM SAI BUILDCON is primary motive has always been to ensure end to end compliance with the rules, regulations and norms that are applicable towards the building and constructions sectors. Renowned as a business that does not compromise even one percent while delivering its projects, works towards realizing innovative thoughts and concepts at all the times.

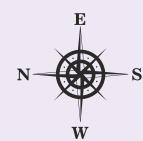


Sai Vishwa Residency

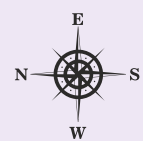
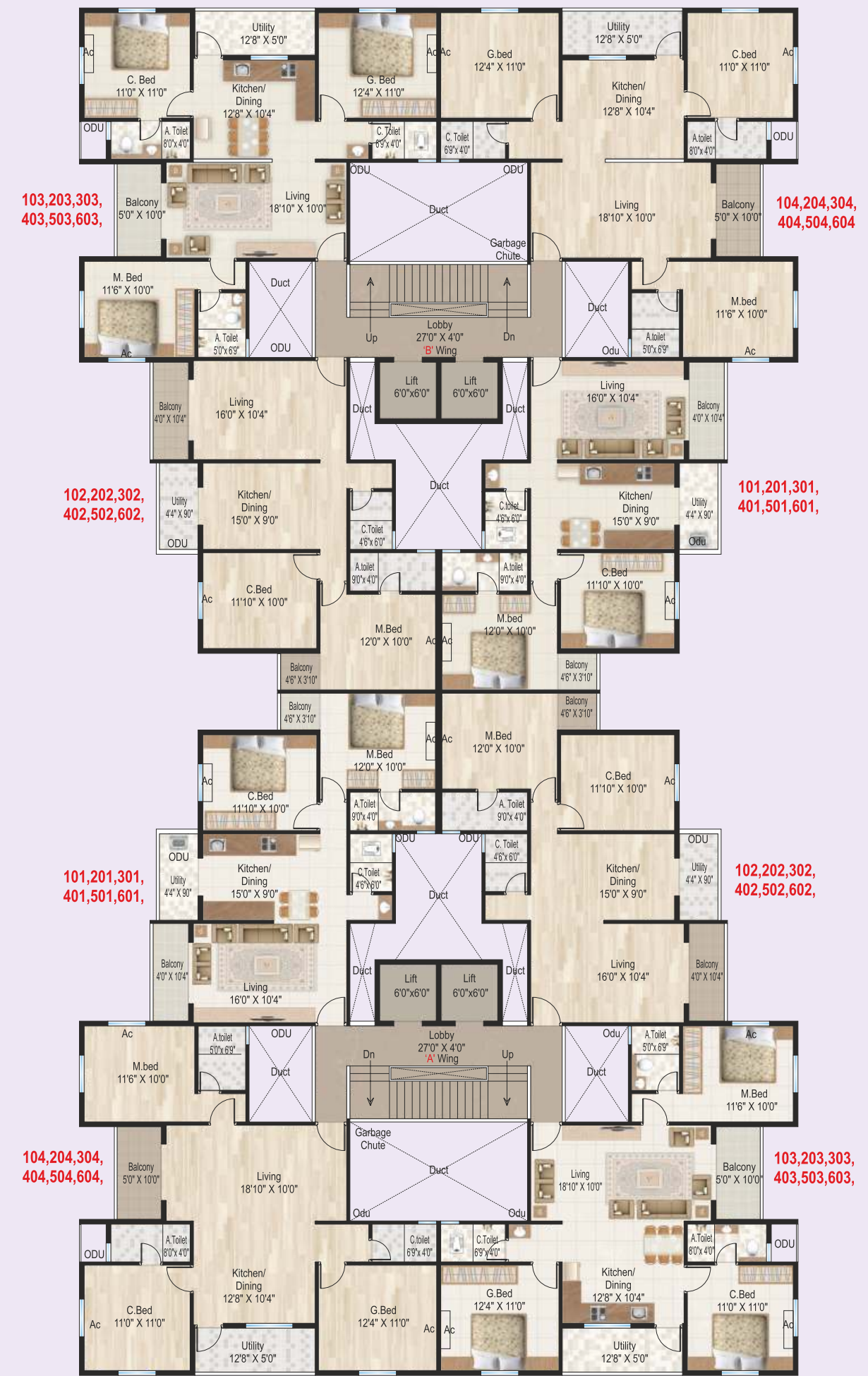
2 & 3 BHK Luxurious Flats
Ultra Luxurious Pent House
with Terrace Garden

Life is beautiful...

Ground Floor Plan



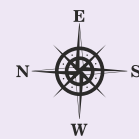
Typical Floor Plan First to Sixth Floor



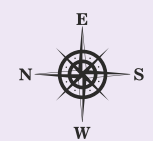
Seventh Floor Plan



----- 9.00 M Wide Road -----



Terrace Floor Plan



For active and refreshing life..

Sai Vishwa Residency

2 & 3 BHK Luxurious Flats
Ultra Luxurious Pent House with Terrace Garden



Gazebo Seating



Green Gym



Children Play Area



Yoga Space



• Terrace Amenity :

- Roof top solar panel for common electricity.
- Provision of gazebo, sitting area, multipurpose stage and dedicated space for yoga & meditation
- Ambient lighting.
- Kids play area.
- Relaxation deck.
- Green Gym on terrace.
- Multipurpose platform & party area.
- Artificial lawns for party area.

Axonometric View
3 BHK Flat



Axonometric View
2 BHK Flat



Unit Plan
B - 103



Unit Plan
A - 101





Life is beautiful...

Sai Vishwa

Residency

2 & 3 BHK Luxurious Flats
Ultra Luxurious Pent House
with Terrace Garden



Specification

- **Structure:**
RCC Structure of superior quality designed for earthquake resistance with high grade steel & cement.
- **Flooring:**
1200 x 600 Ceramic tiles of standard make.
- **Bath/Toilet:**
Concealed plumbing. Jaguar OR equivalent make bathroom fittings & sanitary wares.
Anti-skid ceramic tiles flooring for toilet and bathroom
- **Electrification:**
Concealed electrification with ISI approved modular switches. Adequate points for Light, Fan, Telephone, TV, Exhaust Fan provision point, AC point.
- **Kitchen :**
Granite kitchen platform with ISI grade SS sink.
- **Window :**
Anodised aluminum three track sliding windows with mosquito net and safety grill, with granite frame.
- **Doors & Hardware :**
Decorative laminated main doors and other doors, Europa OR equivalent night latch & hardware fittings.
- **Lift :**
Two Power link lift for each wings. 8 Passenger lift with battery backup.
- **Security:**
Entrance lobby. CCTV camera in entire premises.
- **Internet :**
Free high speed internet broadband for each flat.
- **Rooftop solar panel** for electricity for common area
- **Automatic Garbage Collection system**



Automatic Garbage



Wi-Fi Connection - One Year



Lobby with 2 Lift



Solar Panel



CCTV Surveillance



Our Completed Pent House



Location Plan



Sai Vishwa Residency 2 & 3 BHK Luxurious Flats Ultra Luxurious Pent House with Terrace Garden

Near by Places

Banks

SBI	1.9 km
HDFC	1.0 km
Bank of Baroda	1.5 km
Maharashtra Bank	1.0 km
Axis Bank	2.0 km
PNB	3.0 km

Education Hub

Podar International School	1.5 km
Ryan International School	2.0 km
Rangubai English School	650 mtr
KBH Dental College & Hospital	3.5 km
Ravindra English medium School	750 mtr

Entertainment

Inox Cinema	1.5 km
Bazar	
Smarat Bazaar	5.4 km
Metro wholesale mart	1.0 km
D - Mart	3.0 km
Railway Station	
Nashik Road Railway Station	7.0 km

MIDC

Ambad	7.0 km
Satpur	7.0 km
Dindori	20.0 km
Sinnar	27.0 km

Temple

Iskon Temple	2.0 km
Swami Narayan Mandir	1.5 km
Kala Ram Temple	2.0 km
Tapovan	1.0 km

Hospital

Wockhardt Hospital -	2.0 km
Ashoka Hospital -	3.0 km
Apollo Hospital -	3.0 km
Shyadri Hospital -	2.0 km

Sai Vishwa

Residency

2 & 3 BHK Luxurious Flats

Ultra Luxurious Pent House with Terrace Garden

Near Aaradhya Apartment, Near Sant Savtamali Udyan,
Kathe Lane Nashik - 422011



OUR COMPLETED PROJECT

साईशिल्प रेसिडेन्सी

Tapovan link road, Nashik

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Om-Sai

BUILDCON
SINCE 2008

Sai Shilp Residency, "Prasad" 1st Floor, Tapovan Link Road,
Kathe Galli, Dwarka, Nashik - 422011

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CREDIT

BUILDING DESIGN
Vijaya Consultants
(Er. Ashok Jamdar)

ARCHITECTURE
SA + YO Architects
(Ar. Yogesh Pachorkar)
(Ar. Satish Pawar)

R.C.C. CONSULTANT
Reliable Consultants
(Mr.Sanjeev Patel)

LEGAL ADVISOR
Adv. Subodh Shah
Adv. Rahul Jagtap

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www.omsaibuildcon.com



Website : <http://maharera.mahaonline.gov.in>
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Note : Whilst every care has been taken in the preparation of this brochure the promoters reserve every right to make additions, alterations, amendments that may be necessitated from time to time.

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