

NORTHERN  
**INFINITY**  
THE NEXT LEVEL LIVING





NORTHERN  
GROUP

As the most trusted and adored real estate developer in Surat, we strive for perfection in everything we do. We are known for creating wonderful landmarks adorned with brilliant planning, spectacular elevation, high-end luxuries and dreamlike lifestyle embellishing the skyline. We uphold the highest ethical standards by maintaining superior quality, transparency and integrity. We wish to inspire the sense of joy and pride in our customers for being a valuable member of Northern Group.

## ARCHITECT

AVKASH DESIGN (SMIT THAKKAR)

Truly believing in the saying, "Architecture is a visual art and the buildings should speak for themselves." Smit Thakkar has yet again created an architectural masterpiece - Northern Infinity. Going beyond the obvious and ordinary, he and his team has created a modern-day nirvana that destined to become a landmark of higher living.

# NORTHERN INFINITY

THE NEXT LEVEL LIVING

A truly one-of-its-kind residential landmark of Surat decked with marvelous features and amenities on its path to redefine the definition of high-end luxury. It's a home that celebrated your accomplishments and promises happiness forever.



The Northern Infinity project gives you **north direction entrance** which is believed to attract wealth & prosperity & also gives you career growth.

According to **Vastu Shastra**,

The north direction is governed by **Lord kubera bhandari** who is also the true representation and guardian of wealth.



**31,400 SQ.FT.**

65% ENORMOUS OPEN AREA



**THREE**  
TOWER  
CAMPUS



**10.5 FEET**  
FLOOR  
HEIGHTS



**ONLY 130**  
ELITE  
FAMILIES



**13 STOREY**  
HIGH-END  
RESIDENCES



## BRINGING THE STUNNING VIEW NEAR YOU

No need to live on top floors to enjoy the amazing views all around you. Your home on first floor will enjoy the similar view to the fourth floor on any other residential development.

### A NEW LANDMARK AWAITS

- LOCATED AT 100' FT. WIDE GAURAV PATH ROAD.
- ONLY 800 METER FORM PAL-UMARA BRIDGE, PAL RTO & HAZIRA MAIN ROAD.
- A CELEBRATED LIFESTYLE IN GLORY OF NATURE.

CABLE BRIDGE

TAPI RIVER

ADAJAN -HAZIRA  
ROAD

PAL - UMRA  
BRIDGE

KRATOS  
CLUB

GAURAV PATH  
ROAD

BAGHBAN  
CIRCLE

NORTHERN  
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Northern  
*Skyline*





MODERN  
ARCHITECTURE

PROMOTES  
COMMUNITY LIVING

SUPER  
PRIME LOCATION



IT'S TIME TO MAKE AN  
**IMPRESSION**

Imagine a space that gives you a feeling of tranquillity and a sense of achievement. For all the challenges that life throws at you, discover a place that feels like your very own fortress of peace and high-end living.



IT'S TIME TO MAKE LIFE  
**EXCLUSIVE**

The grand entrance exuding a welcoming elegance greets you as you make your way into the realm of sheer affluence and bliss.

**SMART PLANNING**  
FOR OPTIMIZED INDOOR SUNLIGHT

**REFRESHINGLY**  
VENTILATED BUILDINGS







IT'S TIME TO MAKE LIFE  
**LUXURIOUS**

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Every corner of this fabulous project is adorned with high-end luxuries and beautiful elements of nature.  
Living here is an enchanting experience

**13TH FLOOR**  
EXTRA LARGE SUPER DECK BALCONY

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**HUGE PARTY LAWN**  
FOR YOUR CELEBRATIONS





## PREMIUM AMENITIES *Complementary*



Open Amphitheater



Multipurpose Court



Net Cricket



Lush Green Garden



Kids Play Area



Gazebo Sitting



Walking Track



Power Backup



CCTV Camera



24X7 Security



Drop Off Zone



Ample Car Parking

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## GROUND LAYOUT PLAN



### COMPLEMENTARY LEGENDS

- 01 Designer Entrance
- 02 Security Cabin
- 03 School Bus Pick Up Zone
- 04 Sitting Area
- 05 Water Body
- 06 Landscape Garden
- 07 Gazebo Sitting
- 08 Open Amphitheater
- 09 Multipurpose Court
- 10 Net Cricket
- 11 Children Play Area
- 12 7'-0" Wide Jogging Track
- 13 Entrance Foyer
- 14 Parking
- 15 Separate Ramp Entry To Basement Floor
- 16 Separate Ramp Exit To Ground Floor
- 17 Space For TC



## TYPICAL LAYOUT PLAN







# A-WING

1ST TO 12TH TYPICAL FLOOR

3 BHK  
FLOOR PLAN





# 3 BHK

ISOMETRIC VIEW

## IT'S TIME TO MAKE LIFE SUPREME

Your home is a masterpiece with premium quality flooring, French windows, panoramic views and inimitable, iconoclastic style. Enjoy all the comforts that life has to offer; everything is created to help you live grand.





# 3 BHK

ISOMETRIC VIEW

UNIT - 101 | A-WING







# B-WING

1ST TO 12TH TYPICAL FLOOR

## 3 BHK FLOOR PLAN





# 3 BHK

ISOMETRIC VIEW

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**B-WING**  
UNIT - 102







# C-WING

1ST TO 12TH TYPICAL FLOOR

2 BHK  
FLOOR PLAN





# 2 BHK

ISOMETRIC VIEW

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**C-WING**  
UNIT - 101





IT'S TIME TO MAKE LIFE  
**BEAUTIFUL**

The colour green is wonderfully soothing, working its way from your eyes to your mind and body, taking you towards a sense of calmness and peace. Live your life surrounded by impeccably designed green spaces that take you towards serenity and away from the toll of stress.

12,200 SQ.FT.  
25% OPEN SPACE FOR GARDEN AREA

**GROUND LEVEL**  
AT PREMIUM AMENITIES







IT'S TIME TO MAKE LIFE  
**GREENER**

A beautiful world of your own where there is something special for loved ones and where they always have things to do and places to go.





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Parks





## IT'S TIME TO MAKE LIFE HAPPIER

There is no greater joy in the world but to  
see your children laugh, play and enjoy in abundance.  
There is more than enough space for them  
here to form innocent friendships  
and make sweet childhood memories

NATURAL  
LIVING SPACES

25 + AMENITIES  
FOR THE PLEASURE OF  
YOUR LIVING







LIFE LONG  
OPEN VIEW FLATS

BIGGEST  
DECK BALCONY

VIBRANTLY  
DESIGNED FACILITY

IT'S TIME TO MAKE LIFE  
**PERFECT**

The colour green is wonderfully soothing, working its way from your eyes to your mind and body, taking you towards a sense of calmness and peace. Live your life surrounded by impeccably designed green spaces that take you towards serenity and away from the toll of stress.



# INTERNAL SPECIFICATIONS

|                                                                                    |                                |                                                                                                                                                                                                                                                                                                                                                                                                    |
|------------------------------------------------------------------------------------|--------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|   | <b>FLOOR FINISH</b>            | <ul style="list-style-type: none"><li>Premium quality vitrified tiles in all area living, dining, kitchen and bed rooms.</li></ul>                                                                                                                                                                                                                                                                 |
|   | <b>DECK</b>                    | <ul style="list-style-type: none"><li>Vitrified tiles flooring.</li><li>Flower bed with water proofing.</li></ul>                                                                                                                                                                                                                                                                                  |
|   | <b>KITCHEN</b>                 | <ul style="list-style-type: none"><li>Vitrified / granite / quartz kitchen platform with S.S./Quartz sink.</li><li>Standard quality vitrified tiles up to lintel level.</li><li>Gas connection on kitchen platform.</li></ul>                                                                                                                                                                      |
|   | <b>STORE</b>                   | <ul style="list-style-type: none"><li>Kota stone / granite shelves with glazed tiles dado.</li></ul>                                                                                                                                                                                                                                                                                               |
|   | <b>WASH &amp; UTILITY</b>      | <ul style="list-style-type: none"><li>Kota in flooring and vitrified tiles on dado.</li><li>Centralized plumbing for hot water with gas connection in individual flat.</li></ul>                                                                                                                                                                                                                   |
|   | <b>TOILETS</b>                 | <ul style="list-style-type: none"><li>Decorative standard quality vitrified tiles up to lintel level.</li><li>Standard quality sanitary wares.</li></ul>                                                                                                                                                                                                                                           |
|   | <b>DOORS &amp; WINDOWS</b>     | <ul style="list-style-type: none"><li>Well-designed wood framed, laminated main door with standard make hardware fittings.</li><li>Internal door opening provided with granite stone/wood frame without shutter.</li><li>All window opening provided with stone frame on all side with sliding anodized or powder coated aluminium window section with premium quality reflective glass.</li></ul> |
|   | <b>ELECTRICALS</b>             | <ul style="list-style-type: none"><li>Electrical wiring and fitting of concealed conduit.</li><li>All modular switches and sockets of standard company with concealed wiring.</li><li>Electric meter connection to each flat.</li><li>Power backup in each flat.</li></ul>                                                                                                                         |
|   | <b>PLUMBING &amp; DRAINAGE</b> | <ul style="list-style-type: none"><li>Standard quality CPVC / PVC pipe provide.</li></ul>                                                                                                                                                                                                                                                                                                          |
|  | <b>WALL FINISH</b>             | <ul style="list-style-type: none"><li>Single coat mala plaster with smooth putty finish wall.</li></ul>                                                                                                                                                                                                                                                                                            |

# EXTERNAL SPECIFICATIONS

|                                                                                     |                                 |                                                                                                                                                           |
|-------------------------------------------------------------------------------------|---------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------|
|  | <b>FAÇADE TREATMENT</b>         | <ul style="list-style-type: none"><li>Double coat plaster on external wall with texture finish and colour.</li></ul>                                      |
|  | <b>ENTRANCE FOYER</b>           | <ul style="list-style-type: none"><li>Well designed entrance foyer and elegantly designed lobby at all the floors.</li></ul>                              |
|  | <b>PARKING</b>                  | <ul style="list-style-type: none"><li>Ample parking provide Basement or Ground level.</li></ul>                                                           |
|  | <b>ELEVATORS</b>                | <ul style="list-style-type: none"><li>Two automatic door elevators for each wing.</li></ul>                                                               |
|  | <b>FIRE FIGHTING</b>            | <ul style="list-style-type: none"><li>Fire fighting systems provided as par the fire norms.</li></ul>                                                     |
|  | <b>WATER SUPPLY</b>             | <ul style="list-style-type: none"><li>Adequate capacity of underground and overhead water tanks.</li></ul>                                                |
|  | <b>TECHNICAL SPECIFICATIONS</b> | <ul style="list-style-type: none"><li>Earthquake resistance structure design as par IS code.</li><li>Construction with RCC and brick structure.</li></ul> |

# LOCATION MAP



SCAN FOR MORE DETAILS



Promoter Name



**NORTHERN**  
GROUP

Architect & Structural



Project Consultant | Architect | Interior | Structure  
Smit Thakkar | www.avakashdesigns.com

Site Address

Northern Infinity, T.P.15, F.P.10/1-10/2, Near Baghban Circle,  
Gaurav Path Road, Pal, Surat.

**966 266 0966**

Best Connectivity



**PAL UMARA BRIDGE**  
1.3 KM.



**RAILWAY STATION**  
11.0 KM.



**SURAT AIRPORT**  
10.0 KM.



**DIAMOND BOURSE**  
11.5 KM.

Terms And Conditions

• In the interest of continual developments in design and quality of construction, the developer reserves all rights to make any changes in the scheme including technical specification, designs, planning, layout & all purchasers shall abide by such changes. Variation in colour, design, size of material used in this project may occur and can be changed without prior notice. • TDS, GST, Stamp duty, Registration charges, Legal consultation service charges, Gujarat Electricity Board charges /deposits or any other kind of levies, Gujarat Gas connection charges/deposits or any other kind of levies, Surat Municipal Corporation charges, Society maintenance deposit or any other charges there of and when levied or altered by government or any of its body during or after completion of the scheme shall be borne by purchaser as applicable. • Gujarat Gas connection is dependent upon Gujarat Gas Company's working policy. If the property is ready for possession and connection is not available at that time due to their policy, then in that case, the customer will have to take the compulsory possession by paying the total sale consideration. • Irregular payments may cause to cancellation of booking. In case of cancellation of unit, 10% of payment will be deducted as management service charges and the balance will be returned only after further sale of the unit. • This brochure is just for easy presentation of project and by no means it will form part of any legal contract.

Note

• All Specifications above are subject to change. • Decisions taken from time to time by the developers shall be final & binding and will be for the good sake of project.

Legal Disclaimer

• All furniture and objects shown in the plan or illustrative image are for presentation & understanding purpose only. By no means, it form a part of final deliverable product. • All the elements, objects, treatment, material, equipment & colour scheme shown are artisan's impression and purely for presentation purpose only. By no means, it will form a part of the amenities, features or specification of our final products. Dimensions mention in building plan, are wall-to-wall dimensions & it does not include finishing details like plaster, putty & dado tiles. • All amenities are shown in this document are for artist's impression which does not in the scope of developer.





A PROJECT BY :

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