

SURROUNDED BY NATURE, CONNECTED TO COMFORT





**R&B** Infra

### **ABOUT R&B INFRA**

R&B Infra is a top real estate agency. We always help our clients personally, so they trust us and come back to us. We don't just help them buy or sell properties. We also help them manage their properties and make good investment decisions.

#### **Committed to build a Better World**

At R&B Infra, our mission is to meet the evolving needs of a growing population by setting high standards and enhancing our environment. We offer a diverse range of international-quality products that cater to various markets and segments, ensuring value for money and strong investment returns. We prioritize building lasting customer relationships and exceeding their expectations. Our focus is on strategic growth, innovation, and elevating industry benchmarks in construction and marketing practices to deliver exceptional results.



### DHOLERA SPECIAL INVESTMENT REGION



Renew Power - 2000MW Solar Cell 1200 CR Construction Cost



| India's First Semiconductor Fab Plant Semicon City - Dholera





| Green Field Industrial Park



250 Mtr. wide 6 lane Ahmedabad-Dholera **Express Way** 



Dholera International Cargo cum Passenger Airport



| Mono Rail Connectivity Ahmedabad to Dholera



| World's Largest Solar Park 500 MW



| Lithium Battery Plant 4000 Cr Invested by Tata



| Dholera ABCD Building



| Plug N Play Infrastructure



by

# **R&B** Infra

# AMENITIES IN ORCHID GARDEN



**Underground Cables** 



Jogging Track



24 Hrs. Security



Garden



Children Play Area



Street Light

# **LEGAL**

**♦ NA** 

**♦** Ready for Possession

**♦ NOC** 

- ♦ Registery Ready
- ◆ Title Clear
- ♦ Project as per GDCR of Dholera SIR

## **LOCATIONS ADVANTAGE**



Orchid Garden to Dholera Airport

10 mins



Orchid Garden to ABCD building

12 mins



Orchid Garden to Gallops **2 mins** 



Orchid Garden to Monorail station **5 mins** 



Orchid Garden to SIR border **5 mins** 



Orchid garden to 6 lane expressway **5-7 mins** 

### **CONNECTIVITY**

Dholera SIR is strategically located just 100km from Ahmedabad having excellent connectivity by air, road, railand sea. Well connected to others major cities of Gujrat including Vadodara. Bhavnagar and Rajkot.

Dholera Special Investment Region (DSIR) is a Greenfield industrial city planned & located approximately 100 k.m. south-west of Ahmedabad. Dholera spans an area of 920 Sq. km. & the total SIR will be completed in the next two decades. The 920 sq km of the Dholera Industrial City area has a total developable area of about 580 sqkm since one third of the area falls within the Coastal Regulation Zone(CRZ). Out of the 580 Sq km the prime agriculture land has been preserved and total area of about 422 Sq km has been set for urban development, which has been translated into 6 town-planning schemes and 27 Sub-tp will be developed.

You don't have to wait as long as 2042 for settled inside Dholera SIR as 10 TP will be ready. Linear development plan area of about 137 Sq km will be ready in one decade which is called Ahmedabad Dholera Expressway.

Dholera SiR will be a role model for future cities in India. DMIC-The Vision And Plan Delhi-Mumbai Industrial Corridor (DMIC) is India's most ambitious infrastructure program, Aiming to develop new industrial cities as "Smart Cities. DMIC will emerge as a "Global Manufacturing and Trading Hub over the next few years



### **LOCATION MAP**



#### **NOTE:**

- ▶ Plot Area shown is in sq. yards
- → Plot Area includes prorata share of Common Plots, Roads, Gardens etc.
- This document is only for presentation & easy understanding. It does not form part of any agreement or legal binding on us
- The Developer reserves the rights to change or revise or make any modifications, Additions, Omissions or alterations in the scheme as whole or any details therein at their sole discretion

#### ADJ S. NO. 86 ADJ S. NO. 85 ADJ S. NO. 93



#### **ORCHID PLOT SIZES**

PLOT NO	Plot Size Sq. Yards						
A1	423	A27	172	A53	165	A79	159
A2	425	A28	181	A54	166	A80	159
A3	230	A29	181	A55	167	A81	159
A4	221	A30	181	A56	168	A82	280
A5	164	A31	255	A57	170	A83	227
A6	172	A32	269	A58	171	A84	159
A7	227	A33	279	A59	172	A85	159
A8	227	A34	279	A60	174	A86	159
A9	318	A35	270	A61	175	A87	159
A10	297	A36	270	A62	209	A88	164
A11	224	A37	279	A63	168	A89	172
A12	227	A38	279	A64	168	A90	172
A13	172	A39	299	A65	168	A91	164
A14	164	A40	340	A66	168	A92	159
A15	164	A41	181	A67	164	A93	159
A16	172	A42	181	A68	172	A94	159
A17	222	A43	181	A69	336	A95	159
A18	222	A44	172	A70	318	A96	194
A19	331	A45	164	A71	356	A97	335
A20	259	A46	360	A72	314	A98	460
A21	181	A47	157	A73	318	A99	164
A22	181	A48	159	A74	318	A100	172
A23	181	A49	160	A75	336	A101	212
A24	172	A50	161	A76	172	A102	283
A25	164	A51	162	A77	164		
A26	164	A52	164	A78	159		





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412 - Shivalik Satyamev, Sardar Patel Ring Rd, Junction, Ambli - Bopal Rd, Ahmedabad, Gujarat 380058



