



L U X U R I O U S L I V I N G S P A C E S



ONE
FIFTY
ONE

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ONE

SUMPTUOUS DISTINCTIVE DIGNIFIED

Sumptuous, distinctive, and dignified, One Fifty One redefines luxury living by elevating comfort to new heights. This extraordinary collection of residences is nestled in the prestigious and fast-growing western part of Ahmedabad, offering a lifestyle that is both exclusive and refined. Each home is designed with meticulous attention to detail, blending elegance with modern functionality to create a space that truly feels like a sanctuary.

ONE FIFTY ONE







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AN OASIS OF LUXURY

The true experience of One Fifty One extends far beyond the confines of your home. The community itself is an oasis of luxury, where residents enjoy a wealth of world-class amenities and serene outdoor spaces designed for relaxation and recreation.

Whether it's unwinding in lush landscaped gardens, socializing in chic communal areas, or taking advantage of the state-of-the-art facilities, the luxurious experience is woven seamlessly into every aspect of daily life. At One Fifty One, luxury isn't just a feature—it's a way of life, inside and out.





A HOME BEYOND
THE FOUR WALLS

ONE
FIFT



AMENITIES



WAITING
AREA



TODDLER'S
DEN



FOYER



SOCIETY
OFFICE



INDOOR
GAME



HOME
THEATER



GYM



CHILDREN
PLAY AREA



SENIOR
CITIZEN'S
SEATING



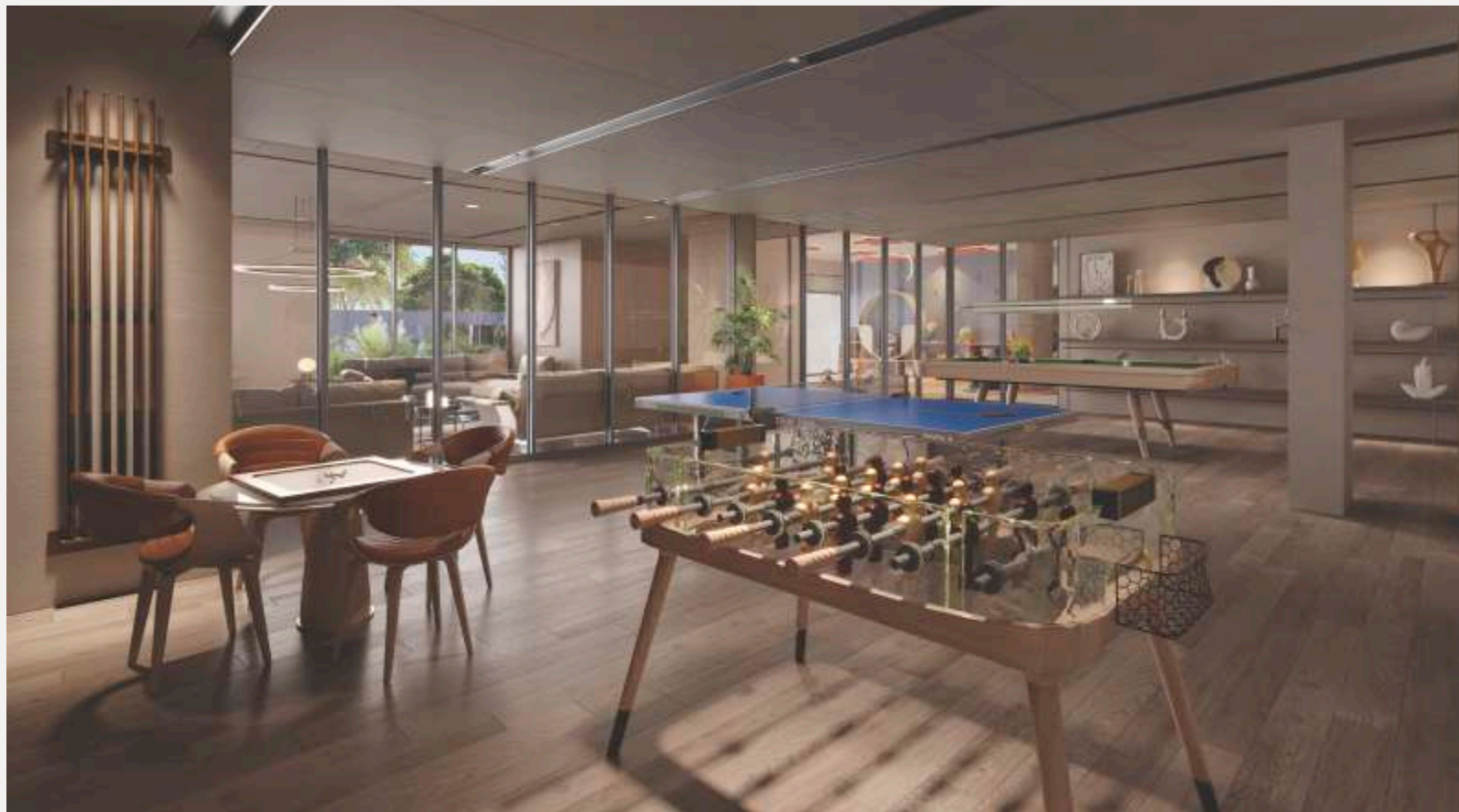
WALKWAY



COMMON
GATHERING
AREA



24 X 7
SECURITY



GROUND FLOOR PLAN



A M E N I T I E S

01	FOYER	42'0" x 18'4"
02	TODDLER'S DEN	28'9" x 27'0"
03	SOCIETY OFFICE	18'0" x 9'4"
04	INDOOR GAME	43'0" x 20'10"
05	HOME THEATER	33'10" x 20'8"
06	GYM	35'0" x 27'0"
07	CHILDRENS PLAY AREA	-
08	SENIOR CITIZEN'S SITOUT	-
09	WALKWAY LENGTH	120 M.
10	COMMON GATHERING AREA	2150 SQ. FT.

NO.	SHOPS SIZE	SBUA AREA IN SQ. FT.	SBUA AREA IN SQ. YD.
01	17'7" x 40'0"	1410.00	156.64
02	9'1" x 40'0"	728.00	80.87
03	9'1" x 40'0"	728.00	80.87
04	9'11" x 40'0"	793.00	88.09
05	9'11" x 40'0"	793.00	88.09
06	9'1" x 40'0"	728.00	80.87
07	9'1" x 40'0"	728.00	80.87
08	17'0" x 40'0"	1362.00	151.38
09	10'7" x 40'0"	846.00	94.04
10	10'7" x 40'0"	846.00	94.04
11	10'7" x 40'0"	846.00	94.04
12	11'5" x 40'0"	917.00	101.86
13	17'0" x 40'0"	1362.00	151.38
14	9'1" x 40'0"	728.00	80.87
15	9'1" x 40'0"	728.00	80.87
16	9'11" x 40'0"	793.00	88.09
17	9'11" x 40'0"	793.00	88.09
18	9'1" x 40'0"	728.00	80.87
19	9'1" x 40'0"	728.00	80.87
20	17'7" x 40'0"	1410.00	156.64



FIRST FLOOR PLAN



TERRACE SIZES

A 101
TERRACE : 01 - 77 SQ. FT. | 02 - 1403 SQ. FT.

A 102
TERRACE : 01 - 77 SQ. FT. | 02 - 100 SQ. FT.

A 103
TERRACE : 01 - 766 SQ. FT. | 02 - 100 SQ. FT.

A 104
TERRACE : 01 - 1681 SQ. FT.

B 101
TERRACE : 01 - 77 SQ. FT. | 02 - 100 SQ. FT.

B 102
TERRACE : 01 - 77 SQ. FT. | 02 - 1403 SQ. FT.

B 103
TERRACE : 01 - 1681 SQ. FT.

B 104
TERRACE : 01 - 766 SQ. FT. | 02 - 100 SQ. FT.

C 101
TERRACE : 01 - 77 SQ. FT. | 02 - 100 SQ. FT.

C 102
TERRACE : 01 - 77 SQ. FT. | 02 - 100 SQ. FT.

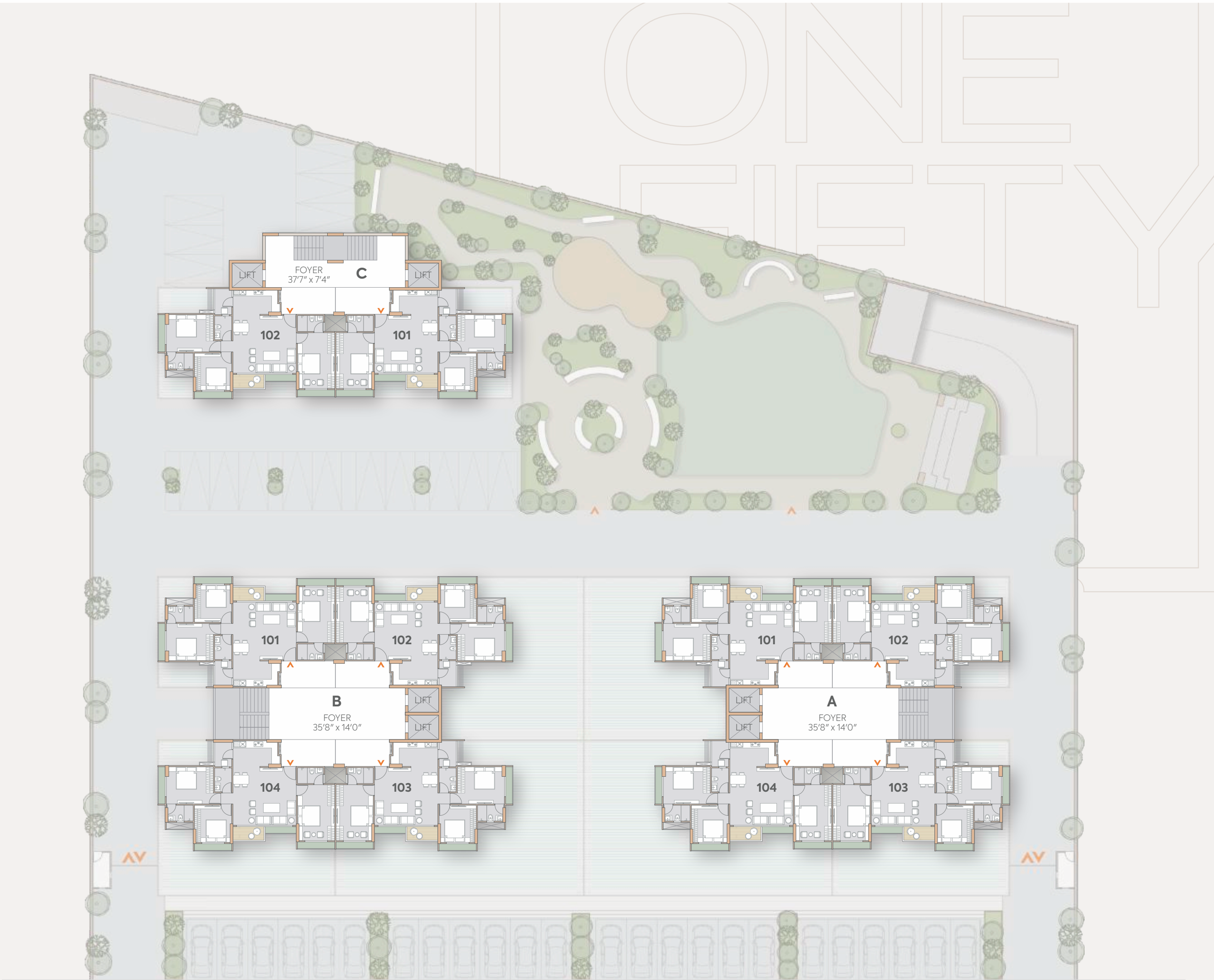


WIDE ROAD

TYPICAL FLOOR PLAN



ONE
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ONE

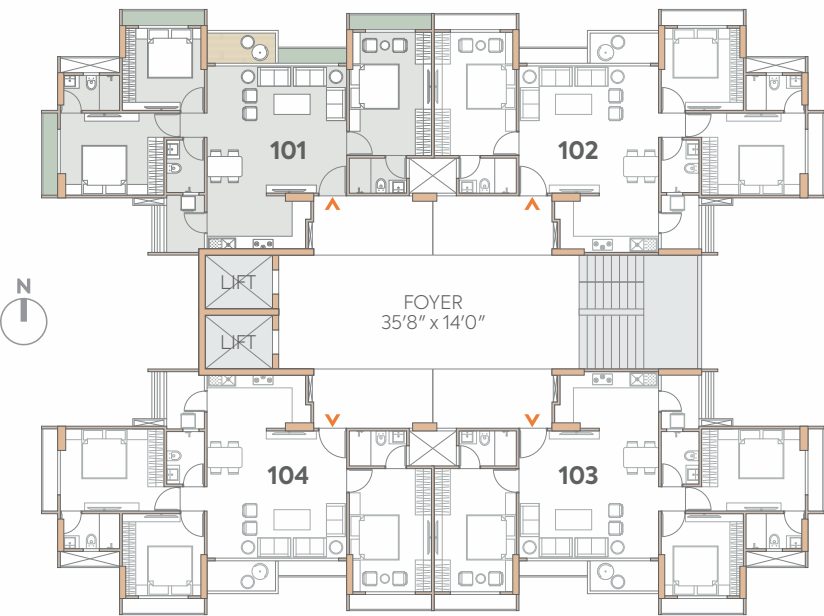
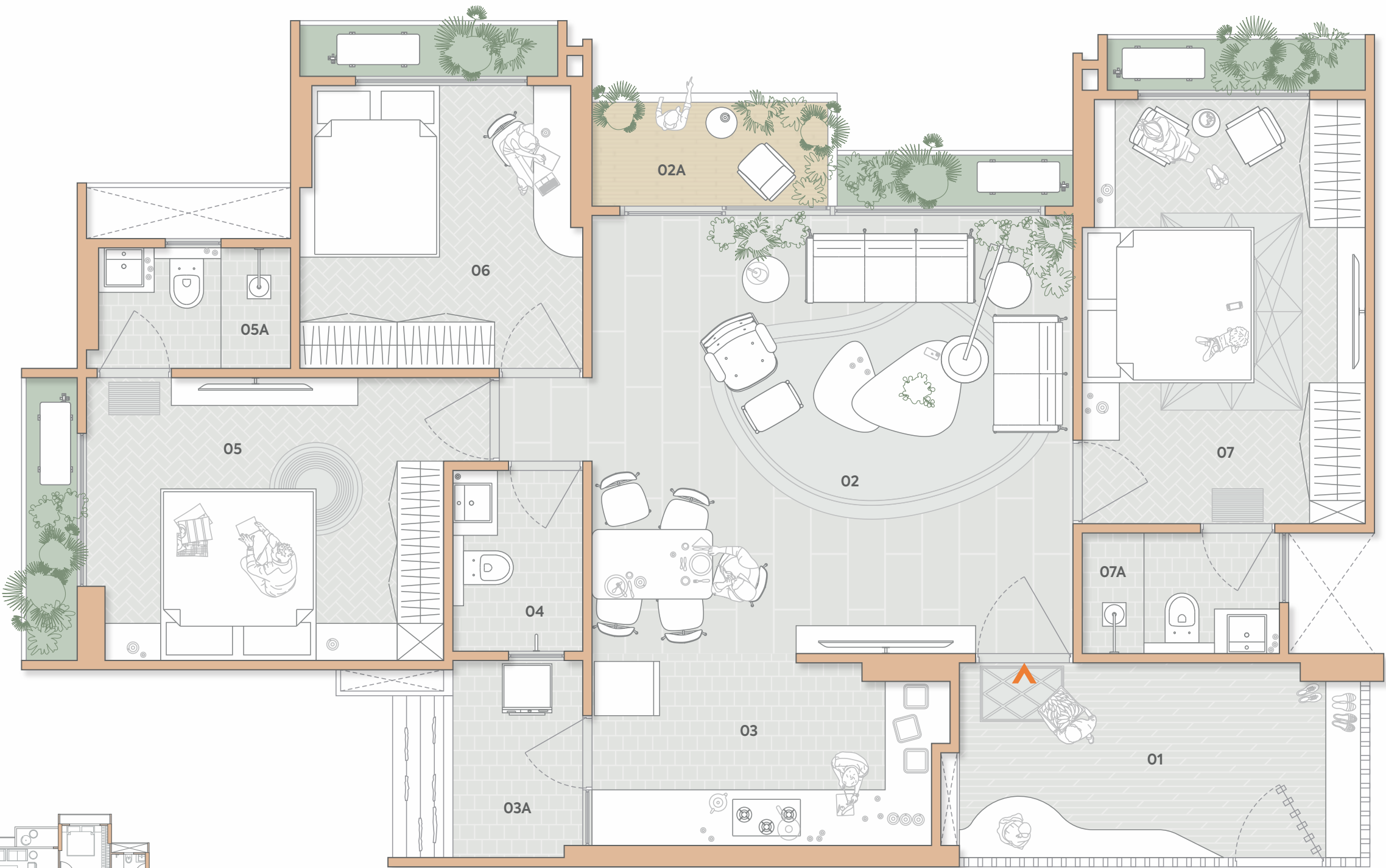


WIDE ROAD



UNIT
PLAN

101



01	PERSONAL FOYER	14'6" x 7'3"	05	BEDROOM - 02	12'8" x 10'0"
02	LIVING ROOM & DINING	17'0" x 15'6"	05A	TOILET	7'3" x 4'3"
02A	BALCONY	8'8" x 4'0"	06	BEDROOM - 03	10'0" x 10'0"
03	KITCHEN	12'8" x 7'0"	07	BEDROOM - 01	10'0" x 15'0"
03A	WASH AREA	4'7" x 7'0"	07A	TOILET	7'0" x 4'3"
04	C. TOILET	4'7" x 6'6"			



SPECIFICATIONS

STRUCTURE

Earthquake resistant R.C.C. Frame
Structure with Block Masonry wall

WALL FINISH

Internal Single Coat Plaster with
White Putty
External Double coat Sand Faced
Plaster with Acrylic Paint

KITCHEN

Granite Top Platform with S.S. Sink
Designer tiles
Dado Up to Lintel level

FLOORING

Good Quality Vitrified Tiles in the Entire Flat
China Mosaic in Terrace for Heat Reflection

DOORS AND WINDOWS

Decorative Main Door
Anodized Aluminum section sliding Windows

TOILET PLUMBING

Glazed Tiles on Flooring
Dado Up to Lintel level
Concealed Plumbing
Quality Sanitary ware & C.P. Fittings

ELECTRIFICATION

ISI Concealed Copper With Modular switches
MCB With Sufficient Electric Points

ELEVATORS

Two High Speed Elevators in each block

ASSOCIATE CONSULTANTS

Architects
Saransh

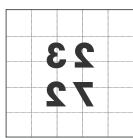
Structure

PCUBE
CONSULTANTS LLP

MEPF Consultant

Aqua
Aqua Utility Designs and
Management Pvt. Ltd.

Project Management Consultants
सक्षम् | **SAKSHAM**
CONSULTANTS
Project Management Consultants

Landscape


Liasoning Consultant

NIRM
SYNERGY

KEY PLAN



DEVELOPERS NOTE

- Developers reserves the rights to make necessary changes in the above specifications without any prior notice and such changes would be binding to all members.
- Registration, AMC - GEB charges, GST, Govt. taxes & Maintenance charges will be borne by the members.
- The information contained in this brochure is subject to change as may be approved by the authorities and cannot form part of any offer or contract. All plans are subject to any amendments approved by the relevant authorities.
- Floor areas are approximate and subject to final survey illustrations in this brochure are artistic impressions and serve only to give an approximate idea of the project. While every reasonable care has been taken in providing this information, its owners cannot be held responsible for any inaccuracy.
- Subject to Ahmedabad jurisdiction.

A Project by :



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RERA Registration No.: