

A PROJECT BY



DEVELOPER:  
ASHWAMEGH INFRASTRUCTURE

SITE ADDRESS :  
DNG Noble Sky, Sr no.127,  
Next to Yogiraj Residency,  
30mtr Gotri - Laxmipura Road,  
Gotri, Vadodara 390021

CONTACT DETAILS :  
M : +91 90239 70039  
E : ashwameghinfra44@gmail.com

ARCHITECTS



STRUCTURE



ELECTRICAL  
CONSULTANT



PLUMBING  
CONSULTANT

VRAJ SANITATION

LANDSCAPE  
CONSULTANT

RAMESH LAKHANI

PAYMENT SCHEDULE :

20% Booking Amount	05% 5th floor slab
15% Foundation	05% 6th floor slab
10% Plinth	05% 7th floor slab
05% GF slab	00% 8th floor slab to 13th floor slab
05% 1st floor slab	05% Masonry Work
05% 2nd floor slab	05% Outside Plaster Work
05% 3rd floor slab	05% Finishing
05% 4th floor slab	

DNG  
NOBLE SKY  
3BHK PREMIUM RESIDENCY



Aura of  
**PEACE**



**Building Today for a Brighter Tomorrow**

Founded in 1995 by Mr. Dhirajlal Nathalal Gajera, DNG Group is driven by a steadfast commitment to innovation, sustainability, and excellence in the real estate industry. With over 25 years of experience and trust, we are dedicated to pioneering developments that seamlessly integrate cutting-edge design and technology. Our journey began in public sector projects and has expanded into both commercial and residential real estate, always with the vision of elevating standards of service and craftsmanship within the construction industry. At DNG Group, our mission is to create value and foster growth by delivering exceptional products, services, and solutions to the communities we serve. We are dedicated to strengthening our foundations and expanding into new areas that leverage our expertise and align with the evolving needs of our customers. Our work is more than just construction; it is the creation of spaces that inspire and enhance lives, built on a legacy of quality, integrity, and trust.

12,60,000 sqft + Total sqft area developed	1000+ Residential Units
200+ Commercial Units	1200+ Happy Families



**Noble Builders: A Legacy of Excellence**

34 years of experience in the construction industry, based in the historic land of Girnar Mountains, Junagadh.

Expertise in constructing a wide range of public buildings, including:

- Educational institutions
- Theatres
- Amusement parks
- Commercial spaces
- Commodity market
- Residential buildings with specialization in high-rise towers.

Core beliefs of transparency and quality-conscious practices. Successfully served over 5,000+ families across various sectors. Committed to excellence, safety, and innovation in every project.

30,00,000 sqft + Total sqft area developed	50+ Completed Projects
04 Running Projects	5000+ Happy Families

# Aura of SKYLIVING

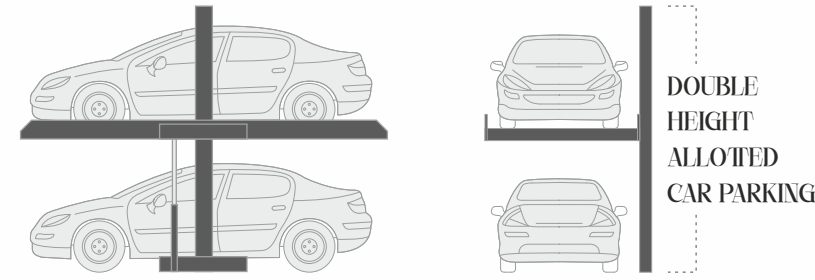
Experience a renewed aura of living, one that is precious and unique. Here, high living meets the lavish elements of design, and every detail has been shaped with an uncompromising vision for a life above all. This is a space where your every need is anticipated, luxury is woven into the fabric of daily life, and your home becomes your chosen retreat.







PROVISION\* OF HYDRIDIC CAR PARKING



Ceiling Height 17.8ft.

The Hydriodic system is built for efficiency, ensuring that each parking spot maximizes space without compromising safety or convenience. With a towering ceiling height of 17.8 feet, the parking area feels open and spacious, providing ample room for smooth navigation and parking ease. Residents can enjoy peace of mind knowing their vehicles are housed in a cutting-edge facility that prioritizes functionality and sophistication.

\*Hydriodic Parking with Extra Pay



1 8 . 0 0 M T R W I D E R O A D



- |     |                   |     |                |
|-----|-------------------|-----|----------------|
| No. | Amenities         | No. | Amenities      |
| 01  | Garden Area       | 10  | Mini Theater   |
| 02  | Swimming Pool     | 11  | Disco Theque   |
| 03  | His /Her Toilet   | 12  | Banquet Hall   |
| 04  | Yoga Deck         | 13  | Pantry         |
| 05  | Play Court        | 14  | Toilet         |
| 06  | Sitting Area      | 15  | Toddler's Room |
| 07  | Temple            | 16  | Game Room      |
| 08  | Box Cricket Pitch | 17  | Gym Room       |
| 09  | Kids Play Area    | 18  | Library        |



**GROUND SHOPS 12FT. FLOOR HEIGHT**

Shop No.	Size	Area (in Sq.ft.)	Shop No.	Size	Area (in Sq.ft.)
01	48'9"X18'5"	898.00	21	15'0"X24'11"	374.00
02	48'9"X14'9.6"	722.00	22	10'0"X24'11"	249.00
03	48'9"X10'5.5"	510.00	23	9'6"X24'11"	236.00
04	32'3.5"X9'10"	318.00	24	9'6"X24'11"	236.00
05	48'9"X10'5.5"	510.00	25	9'6"X24'11"	236.00
06	48'9"X15'2"	740.00	26	9'6"X24'11"	236.00
07	10'2.5"X24'11"	254.00	27	10'0"X24'11"	249.00
08	11'0"X24'11"	274.00	28	15'0"X24'11"	374.00
09	15'11"X24'11"	397.00	29	9'9.5"X24'11"	244.00
10	9'9.5"X24'11"	244.00	30	9'9.5"X24'11"	244.00
11	9'9.5"X24'11"	244.00	31	9'9.5"X24'11"	244.00
12	9'9.5"X24'11"	244.00	32	15'11"X24'11"	397.00
13	15'0"X24'11"	374.00	33	11'0"X24'11"	274.00
14	10'0"X24'11"	249.00	34	10'2.5"X24'11"	254.00
15	9'6"X24'11"	236.00	35	10'2.5"X24'11"	254.00
16	9'6"X24'11"	236.00	36	10'2.5"X24'11"	254.00
17	9'6"X24'11"	236.00	37	10'2.5"X24'11"	254.00
18	9'6"X24'11"	236.00	38	11'0"X24'11"	274.00
19	10'0"X24'11"	249.00	39	15'11"X24'11"	397.00
20	15'0"X24'11"	374.00			

**1ST & 2ND SHOPS 11 FT. FLOOR HEIGHT**

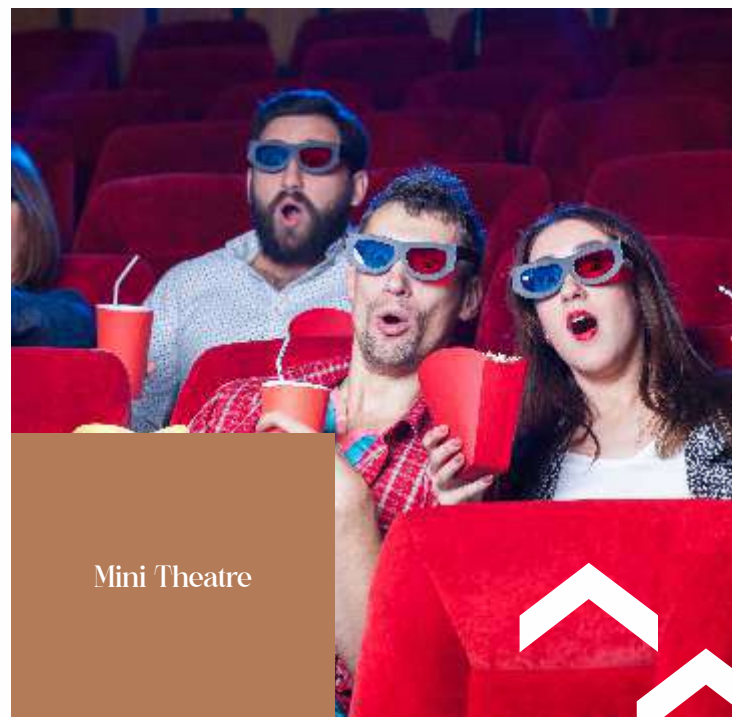
LARGE PASSAGE AREA

30.00 MTR WIDE ROAD

18.00 MTR WIDE ROAD

# Aura of BLISSFUL AMENITIES

A carefully curated selection of facilities awaits you to enhance your daily living and bring more joy to it. The state-of-the-art gym provides an invigorating space to stay active while solar-powered common areas ensure a future-ready lifestyle. With every detail crafted to anticipate your needs, you'll find yourself surrounded by luxury, comfort, and peace of mind.





Designer Entrance Gate



Infinity Swimming Pool



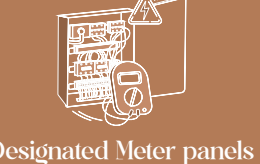
Library room



Children's Play Area



Security cabin



Designated Meter panels for all towers



Zen Garden & Gazebo



Yoga / Meditation Zone



Outdoor sitting area



Indoor Games room



Recreational sports area



Temple



Multipurpose Hall

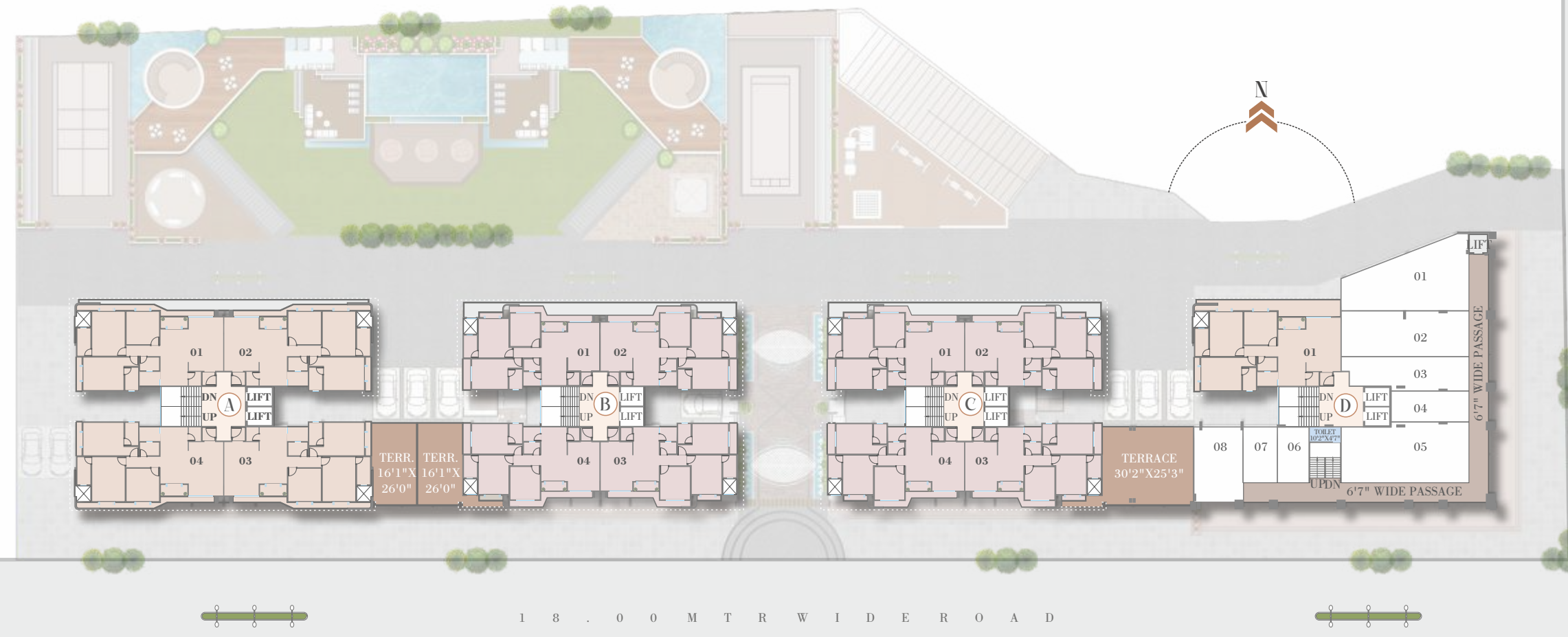
AMENITIES



Shop No.	Size	Area (in Sq.ft.)	Shop No.	Size	Area (in Sq.ft.)
01	42'2"X18'5"	776.00	05	42'0"X20'0"	815.00
02	42'2"X14'9.6"	624.00	06	10'2"X18'4"	187.00
03	42'2"X11'0"	424.00	07	11'0"X18'4"	202.00
04	25'0"X9'10"	255.00	08	16'0"X24'6"	391.00

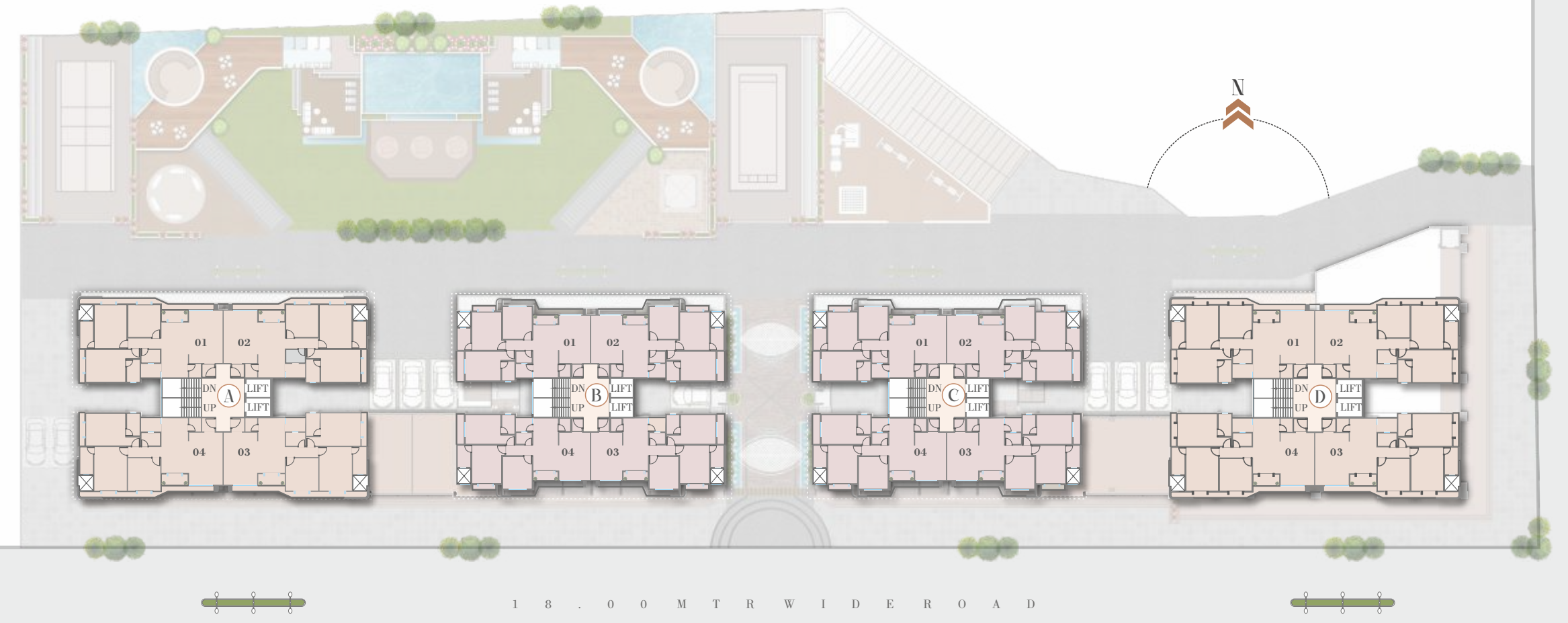
11 Ft Clear Height Top To Top

## 1ST & 2ND Typical Floor Layout



## 3RD TO 11TH Typical Floor Layout

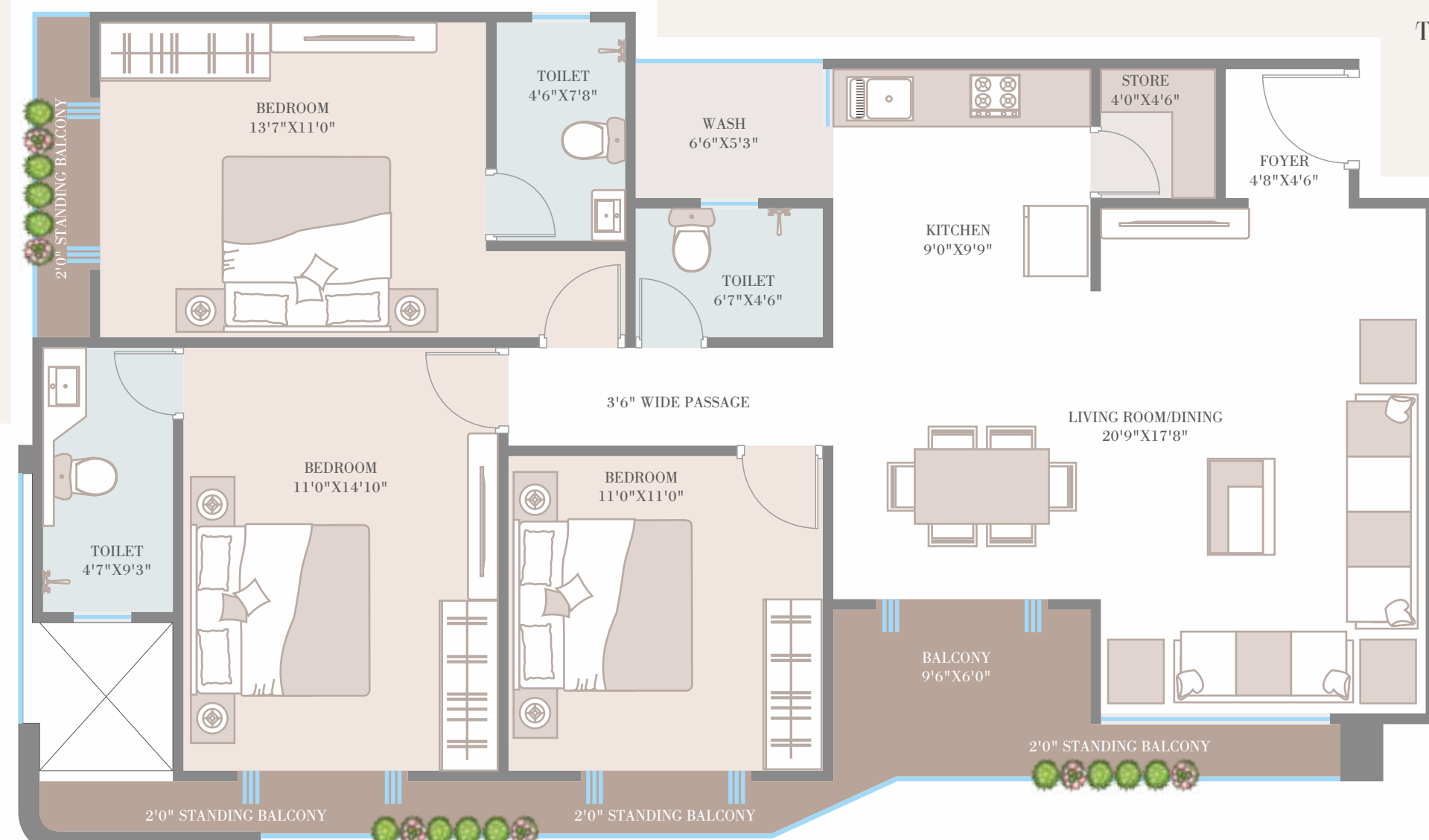
TOWER A & D-12TH FLOOR  
TOWER B & C-11TH FLOOR



3 0 0 0 M T R W I D E R O A D

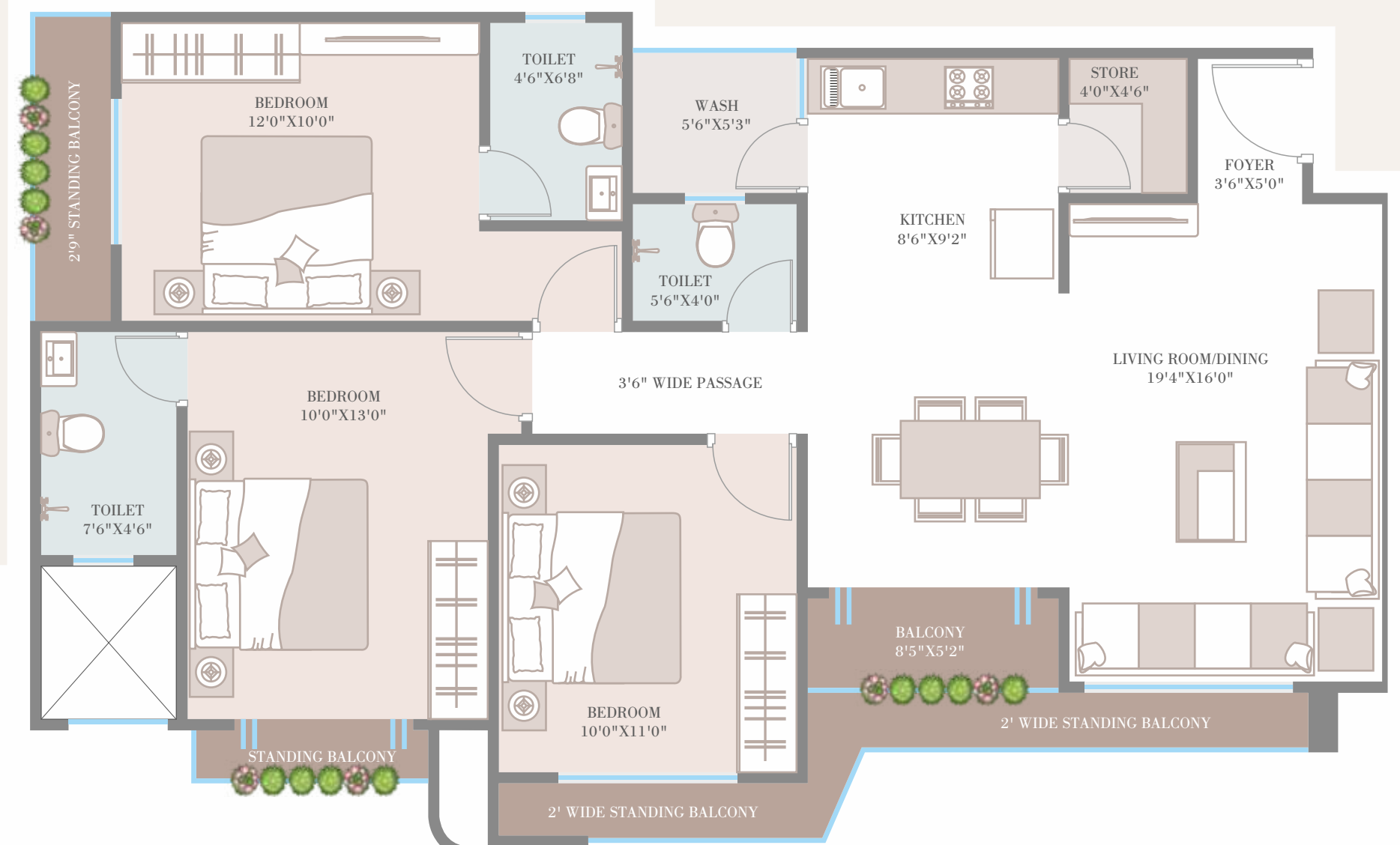
3 0 0 0 M T R W I D E R O A D

Tower  
**A&D**  
Typical Floor Plan  
(1st To 11th Floor)

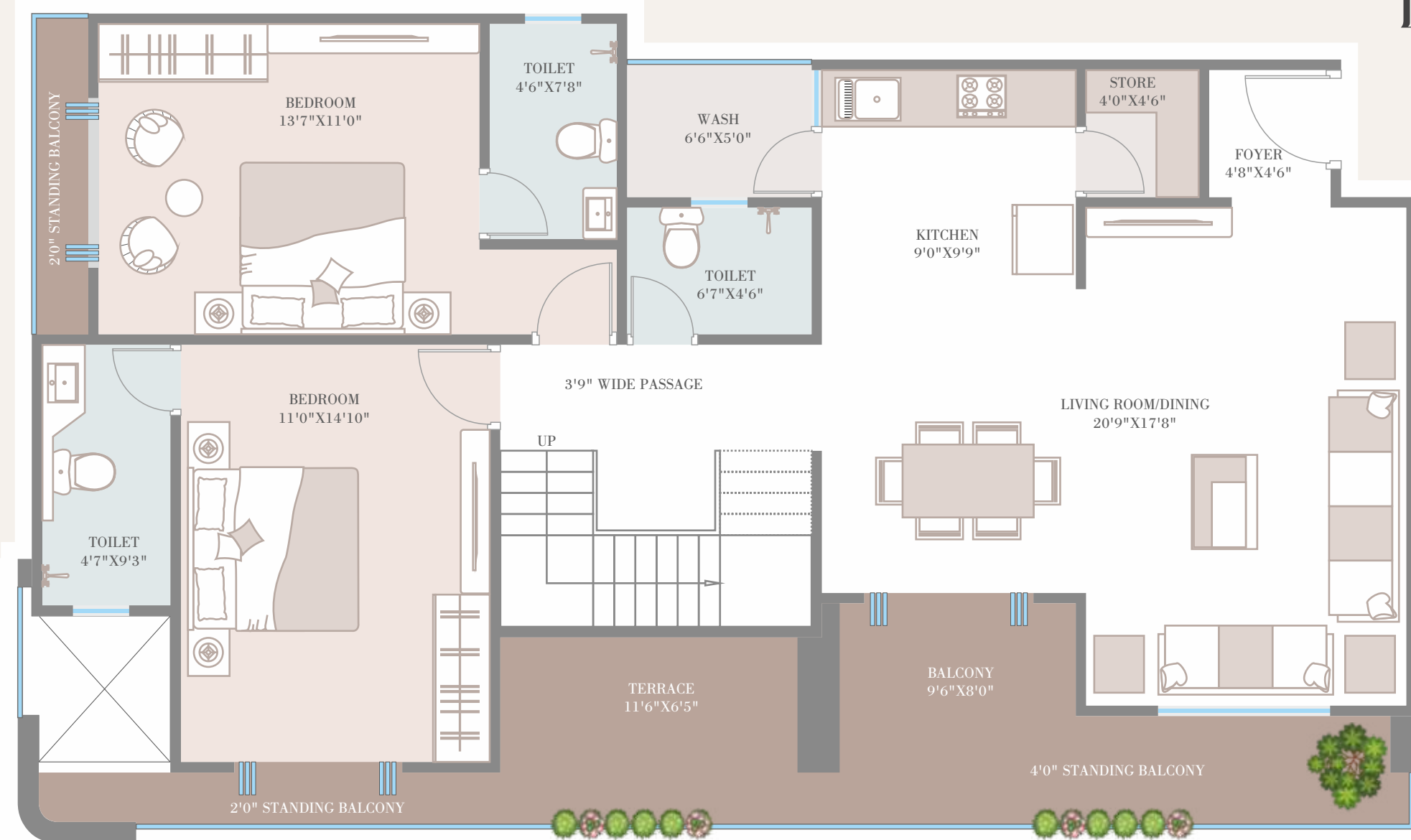


CARPET AREA WITH ST. BALC. 1191.00 sq.ft.  
B.UP AREA WITH ST. BALC. 1257.00 sq.ft.

Tower  
**B&C**  
Typical Floor Plan  
(1st To 11th Floor)



CARPET AREA WITH ST. BALC. 1015.00 sq.ft.  
B.UP AREA WITH ST. BALC. 1078.00 sq.ft.



Penthouse  
**LOWER**  
Floor Plan  
(12th Floor)  
Tower A & D

CARPET AREA  
WITH ST. BALC.  
2164.00 sq.ft.  
B.UP AREA  
WITH ST. BALC.  
2344.00 sq.ft.



Penthouse  
**UPPER**  
Floor Plan  
(13th Floor)  
Tower A & D



# Aura of INDULGENCE

Each residence is thoughtfully designed to embrace open layouts and refreshing balcony spaces, allowing you to breathe in the freshness of the outdoors from the comfort of your home. Here, peace and privacy blend with convenience, creating an environment worthy of cherishing. Nestled within a serene and well-planned neighbourhood, this community offers a lifestyle filled with comfort and delights of blissful living.



# Aura of SPECIFICATION



**STRUCTURE**  
All RCC & Brickwork structure as per Structural Engineer's design.



**ELECTRIFICATION**  
Concealed copper ISI wiring.  
Branded quality modular switches with sufficient points.



**FLOORING**  
Premium Vitrified Tiles in all rooms.



**WATER**  
Underground and Overhead Water Tank.



**KITCHEN**  
Exclusive Granite top Platform with S.S Sink and Designer tiles up to Lintel level over the platform.



**TERRACE**  
Open terrace finished with water proofing and China Mosaic Flooring.



**BATHROOMS**  
Designer Tiles upto Lintel level.  
C.P fittings and sanitary ware.  
Anti-skid floor tiles.



**PAINT & FINISH**  
Internal smooth finish plaster with double coat putty.  
External plaster with weather-resistant paint.



**WINDOWS**  
Fully Glazed aluminum windows.



**PLUMBING**  
Branded UPVC pipes.



**DOORS**  
Elegant Entrance Door with standard safety lock.  
Internal stone frame and flush door with back side laminate.



**LIFT**  
Two fully automatic lift for each tower.





**VRUNDAVAN COMPLEX**  
NR. GAAY CIRCLE, BPC ROAD,  
AKOTA, VADODARA

**SANDLEWOOD RESIDENCY**  
NR. URMI CROSS ROAD, BPC ROAD,  
AKOTA, VADODARA

**RUDRAXSH COMPLEX**  
NR. JAKATNAKA, NR. GOTRI LAKE,  
GOTRI, VADODARA

**DNG AURA**  
BH. PRATHAM PARADISE,  
HIGH-TENSION ROAD,  
TARSALI, VADODARA

**JAMES STONE**  
JETALPUR CROSS ROAD, BPC ROAD,  
AKOTA, VADODARA


**ASHVAMEGH TOWNSHIP**  
LOTUS CROSS ROAD,  
OPP. YASH COMPLEX,  
GOTRI ROAD, VADODARA

**RATNAM GREENFIELD**  
BESIDE KAMDHENU ROAD,  
PARVATI NAGAR,  
TARSALI, VADODARA

**RATNAM GREENFIELDS 2**  
BESIDE KAMDHENU ROAD,  
NEAR MALABAR VALLEY,  
PARVATI NAGAR, TARSALI, VADODARA




**RESIDENTIAL PROJECTS**




**NOBLE CROWN**

Noble Crown (Complete)  
4 & 5 BHK - 72 Flats  
Year it was built - 2023



**NOBLE PARADISE**  
Elevated Life Style

Noble Paradise  
3 & 4 BHK



**Forestry**  
BY NOBLE  
Your roots in our wilderness

Forestry By Noble  
3 & 4 BHK Bungalows

**COMMERCIAL PROJECTS**



**NOBLE AURA**

Noble Aura



**NEW GRAIN MARKET**  
नवी दानापीठ, नवी विचारधारा

Noble  
Grain Market

**DISCLAIMER :**

Possession will be given after one month of settlements of all accounts.2. External changes to the elevation are strictly prohibited.3. Extra work will be executed after receipt of full advance payment.4. No extra work is to be done after the handover of the society.5. GST, MGVC Meter deposit, Documentation charges, Stamp duty, Service Tax, Maintenance charges, Development charges will be extra and to be paid as per stage.6. Any new central or state government taxes, if applicable shall have to be borne by the client.7. Continuous default of payments leads to cancellation. Delay in payment shall incur an 18% per annual interest penalty. 8. Actual dimensions may vary as per the site conditions. 9. In case of cancellation, Government taxes, GST, Administrative expenses of Rs.50,000 and the amount of extra work if any will be deducted from the refund amount.10. If cancellation after agreement to sale has been executed then applicable stamp duty charges are to be borne by client. 11. Refund in case of cancellation will be made within 30 days from the date of payment of the full booking amount of the new client only.12. In case of delay of water supply, light connection, drainage work by VMSS/MGVC, developers will not be responsible.13. Architect/Developer shall have the right to change any detail herein and change of revision will be binding to all.14. Any plans, specifications, or information in this brochure cannot form part of an offer, contract, or agreement.15. Outdoor AC unit should be fitted at the designed place as per provision made by the architect.16. All landscaping shown in images is conceptual and actual landscaping may vary.17. Images are for illustration purposes only and actual look may vary as per specifications. 18. Payments must be made according to the construction schedule, regardless of loan disbursement or any other external circumstances. 19. The discount provided at the time of booking for the express payment option will be forfeited if the payment schedule is not maintained.