



# NEWSLETTER

OCTOBER EDITION - 2024





# Project Visits

Knowledge is key and for us it means remaining abreast of all the new projects that are coming up in the Real Estate landscape of Ahmedabad. The month of October saw the team visiting multiple projects to get first-hand information in order to serve our clients better.

## Visit to Zade Luxuria



The Zade group has come up with 4, 6 & 7 bhk high end residences on the Thaltej Hebatpur Road. With a clear ceiling height of 12.25 ft and windows running from one end of the house to the other. The apartments exude a feeling of spaciousness with an abundance of natural light owing to the column less and pillar less central area. Good location, well planned layouts and limited number of residences is what the project has on offer.



## Visit to Kavisha group's office



The team got briefed by the Kavisha group about their latest upcoming project in South Bopal with 4 & 5 bhk apartments ranging from 4350 sq ft to 5160 sq ft. A project that will boast of Gujarat's biggest podium amenities and has Aniket Bhagwat as their landscape architect. This will definitely be a project to look out for in this geography.



## Briefing in office by Mr. Malav Patel about the latest update on their upcoming project “One note of Zen”



A one of its kind project in the making, One note of Zen will be unique not only in terms of the lucrative opportunity it offers to its owners to be able to own their own villas as well as earn an income out of it but also in its Balinese & Spanish influence in architecture and design. With the acclaimed Hiren Patel at the helm of designing and landscaping, this is one project which is on our “look out for” list.



## Visit to the sample apartment of Shridhar’s new project in Science Park



The team visited the sample apartment of one of Shridhar group’s project called Anantara Alora in one of the most upcoming geographies around S P ring Road. A 22 storeys project with 240 abodes and 12 houses. The 3 bhk apartments are 2591 sq ft onwards and the 4 bhk duplex are 5050 sq ft onwards. The project is a fine blend of contemporary comfort and classic elegance.



# Agent In The Spotlight



## Rishipal Bhatia

With a penchant for excellent rapport building coupled with his pleasing personality, Rishi has successfully managed to make a place for himself in the land, plotted developments and bungalows segment in the last 3 years. We are extremely proud of his growth trajectory in the last three years. He adds a zing wherever he goes and is one of the most affable members of the team and not to forget he is our go to person for the best food recommendations in the city.

**Lets get to know him a little better with a quiz that we did with him.**

**What is the one thing you are looking forward to achieving in Real Estate in the coming year?** – I am looking forward to exceeding my sales target and building long term client relationships through customer satisfaction.

**Your favourite place for a holiday in India?** – Amritsar

**What is a fun fact about yourself that most people wouldn't know** – That I enjoy watching South Indian movies & Pakistani dramas

**If you had to recommend two places to eat in Ahmedabad, which ones would they be?** - Nandu egg and Dewaan ki chat

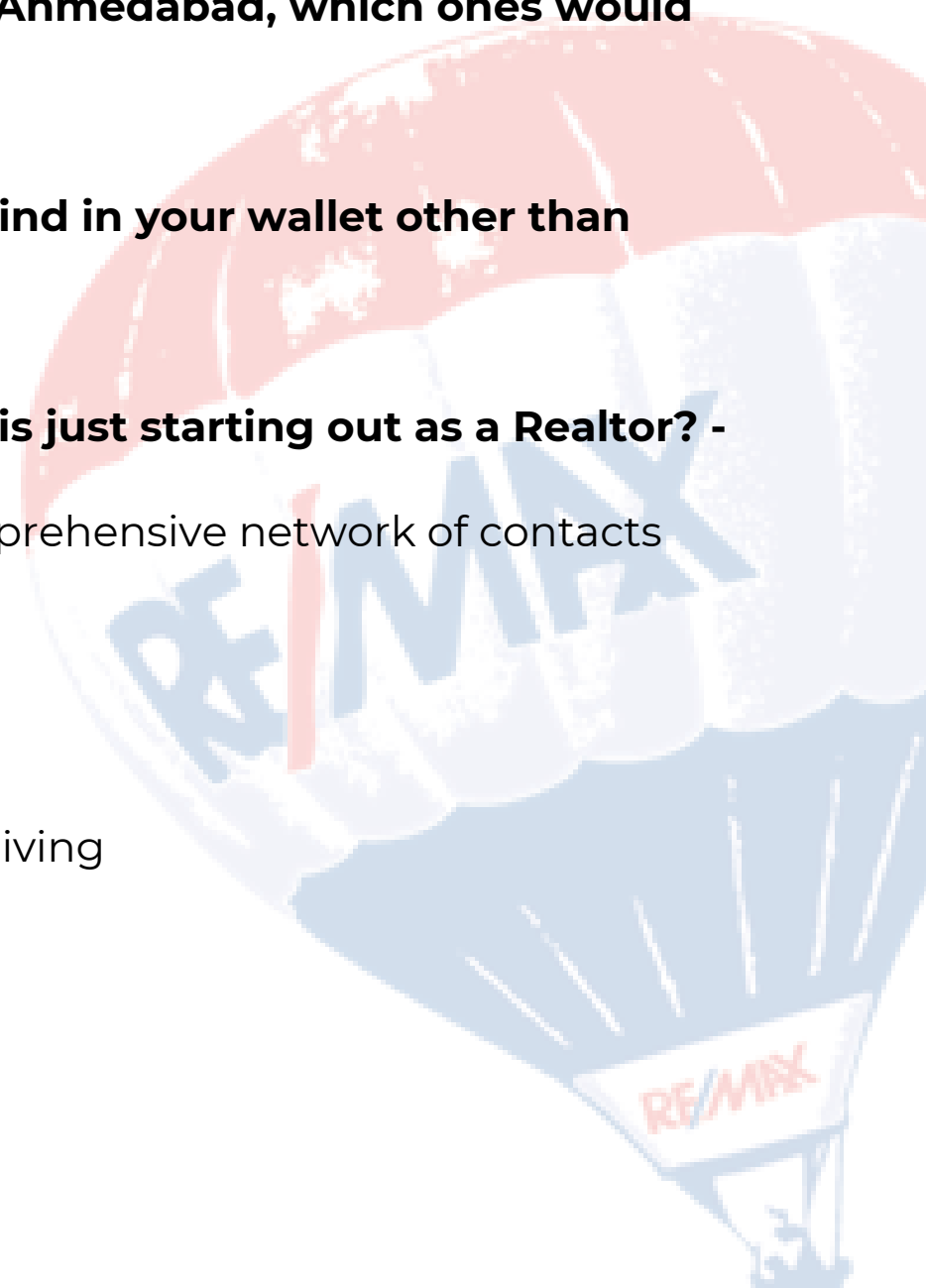
**What is that one thing that we would always find in your wallet other than money** 😊 - My daughters photo

**What advice would you give to someone who is just starting out as a Realtor?** - Focus on client relationships and develop a comprehensive network of contacts

**Who is your Role Model** - Myself

**List 3 things on your bucket list** –

- Visit spain with my wife and experience sky diving
- Take my daughter for a Disney cruise
- Go hiking in the mountains





# Some snippets from the office for all that went down in the month of October



## Time to PAUSE for an applause

There is no better motivation than being recognized for your work and this time around it was Samvit being recognised by the UB Heritage group for his super sales in their weekend homes project – The Paragraph, Own your Pause. We are so proud of you!



## Let the client speak for you! Way to go Shikha!

### CLIENT FEEDBACK



I have recently purchased a plot of Land in Apple Valley, Modasar with the help of **Shikha Agrawal from RE/MAX Realty Solutions**. My Experience was awesome. Shikha is someone who truly loves what she does and meets all the expectations.

In the beginning, I had a budget but was totally confused about where to invest. She listened to me patiently and tried to understand my requirements, plans, time frame etc. She then spent one full day to make me visit various available options. Shikha is never in a rush and very reliable in taking advice from.

When you're making a big financial, personal and sometimes emotional decision, you want someone who will be a good listener, a strong negotiator and who understands your financial and emotions.

I have found that she keeps her client's best interests in mind and you can always trust that she is on top of every detail, big and small, which brings great peace of mind in any Real Estate transaction.

**I would highly recommend Shikha Agrawal.**



CA DIMPLE PANDYA







Time to celebrate the co-founder Harit's birthday. Here's wishing him good health and abundant happiness.



Happy Birthday Oorvaksh  
May the coming year be the best one yet!



Congratulations Rishi for completing 3 splendid years at RRS!

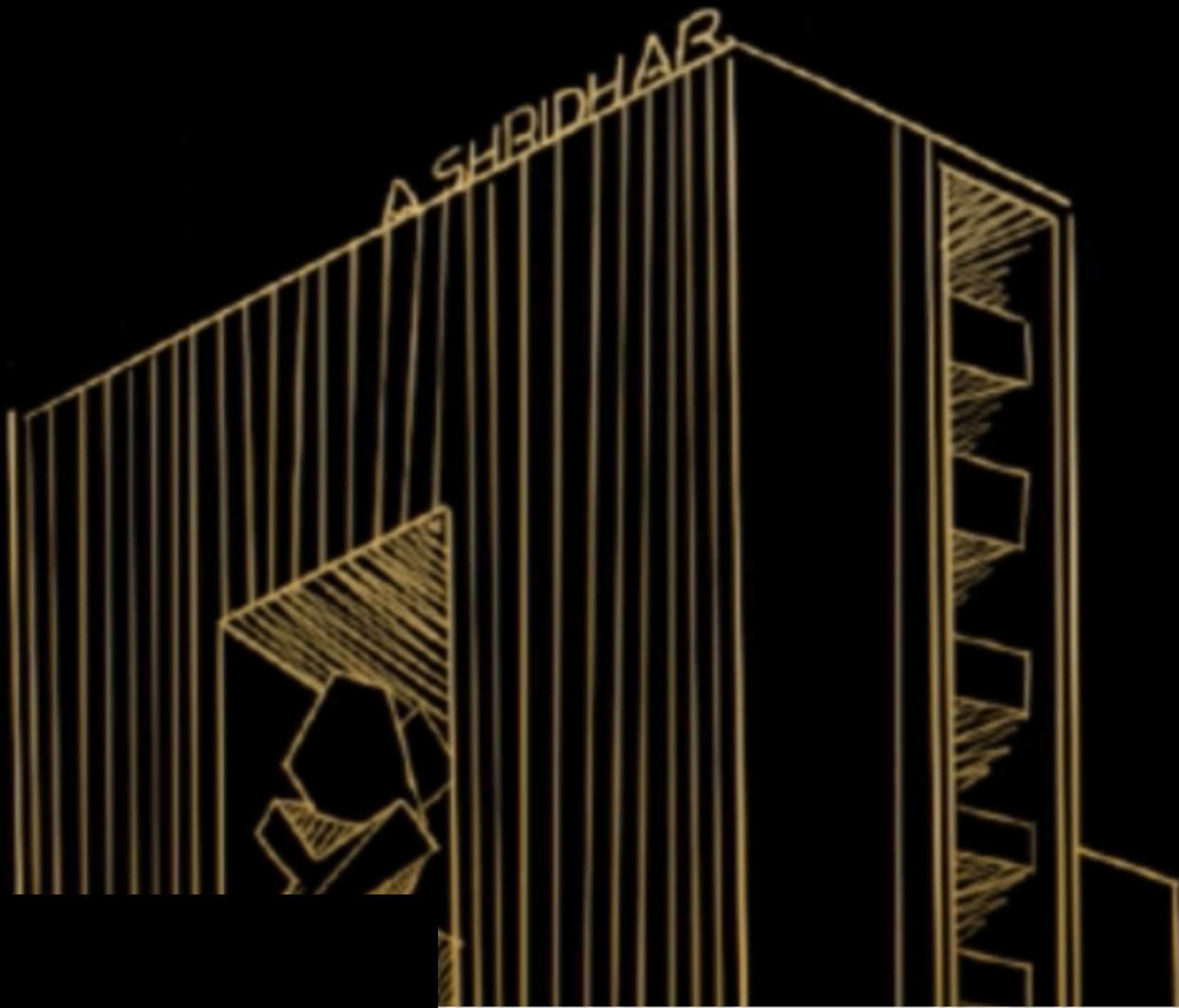


**Please join us in welcoming two new Realtors to the team.**  
Here's wishing Inderjit & Deepak all the very best for a super productive journey with us.





# Project In The Spotlight



## WYNN

A 31-Storey Iconic  
Commercial  
Landmark by Shridhar  
Group

A **31 storeys iconic commercial** building in the making by none other than the Shridhar group. When it comes to a Real Estate development by the Shridhar group, one can be rest assured that it will be a thoughtfully designed and a meticulously planned project and **Wynn** will be no different.

With a total **plot size of 15000 sq. yards**, this commercial project has showrooms from Ground to 3rd floor with a frontage of 22 feet and a height of 4.5 MT. and offices from the 4th to the 31st floor with a 4 MT height. With only 12 offices per floor, the building will have 16 highspeed lifts. With a common plot of 19300 sq.ft., the building has an observatory cum a café on the 32nd floor. The **office sizes start from 1410 sq ft** and the **showrooms sizes are from 3100 sq ft onwards**.

There are some excellent payment plans in this iconic project. Do get in touch with us for more details!





*Just* **SOLD**

**Congratulations Akshay Kamlani for selling a 3 BHK apartment in  
426, Bodakdev**



**AKSHAY KAMLANI**  
+91-97374 95533  
[www.remaxrealtysolutions.co.in](http://www.remaxrealtysolutions.co.in)



**Congratulations Chirag Parikh for selling a 5550 sq ft 4 BHK  
apartment in Altius Vittor, Off Ambli Road**



**CHIRAG PARIKH**  
+919879503748  
[www.remaxrealtysolutions.co.in](http://www.remaxrealtysolutions.co.in)

**RE/MAX**



# Realty News Update

## SBR ALL SET FOR A CITY SQUARE

Sindhu Bhavan Road in Ahmedabad is set to become home to the country's tallest structure, modelled after New York's iconic Times Square. Standing at 175 meters, the structure will feature a two-floor restaurant situated 40 meters above ground, accommodating around 900 guests.

At the 175-meter mark, the tower will offer a sky deck and skywalk experience. The area will also include landscaped gardens, food courts, seating spaces, water features, and other modern urban plaza amenities



## NEW GST RULES WILL REQUIRE TENANTS TO PAY 18% TAX FOR LEASED COMMERCIAL PROPERTIES

The GST department has introduced new rules, effective from Oct 10, that will affect tenants of leased commercial properties. Under this rule, if the property owner is not registered under GST but the tenant is, the tenant will be required to pay 18 % GST under the reverse charge mechanism (RCM). These new rules will not apply if both the tenant and the owner are not registered under GST. However, if both parties are registered or only the Owner is registered, the GST applies through Forward charge mechanism where the owner collect and pay tax and if only the tenant is registered then the Reverse charge comes into play.





# Traditional Vibes, Festive Euphoria!

The team celebrated the auspicious occasion of Diwali with an office Puja which was attended by everybody's families as well.

Just the right way to usher in the new year!





# FIND YOUR DREAM HOME


Looking to Buy/Rent or Invest then visit us on

[www.remaxrealtysolutions.co.in](http://www.remaxrealtysolutions.co.in)

Looking to Sell then get in touch with us on

+91-9824396622

Thinking about starting your Real Estate journey and don't know where to start, click on the link below and get in touch with us to see how we can help you help yourself.



Why is Real Estate Broking a Great Career Choice?

Bani Grewal

[Learn More](#)

[CONNECT NOW](#)



A 710, SAFAL PEGASUS, 100 FT. ROAD, PRAHLADNAGAR AHMEDABAD-380015, INDIA

+91 98243 96622 | [INFO@REMAXREALTYSOLUTIONS.IN](mailto:INFO@REMAXREALTYSOLUTIONS.IN)