



Zindagi Ki Shuruat...

SWAGAT INFRASTRUCTURE PVT LTD

ISO 9001: 2008 OHSAS 18001:2007 | ISO 14001:2004 CERTIFIED COMPANY

SITE ADDRESS

Swagat Queens Land, Nr. Swagat Afford & TCS IT Park, Sargasan Circle, S. G. Highway, Ahmedabad – Gandhinagar Twin City

CORPORATE OFFICE

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RERA NO. : PHASE 1 : PR/GJ/GANDHINAGAR/GANDHINAGAR/Others/MAA03405/A1M/190421

PHASE 2 : PR/GJ/GANDHINAGAR/GANDHINAGAR/Others/MAA07212/A1M/060421

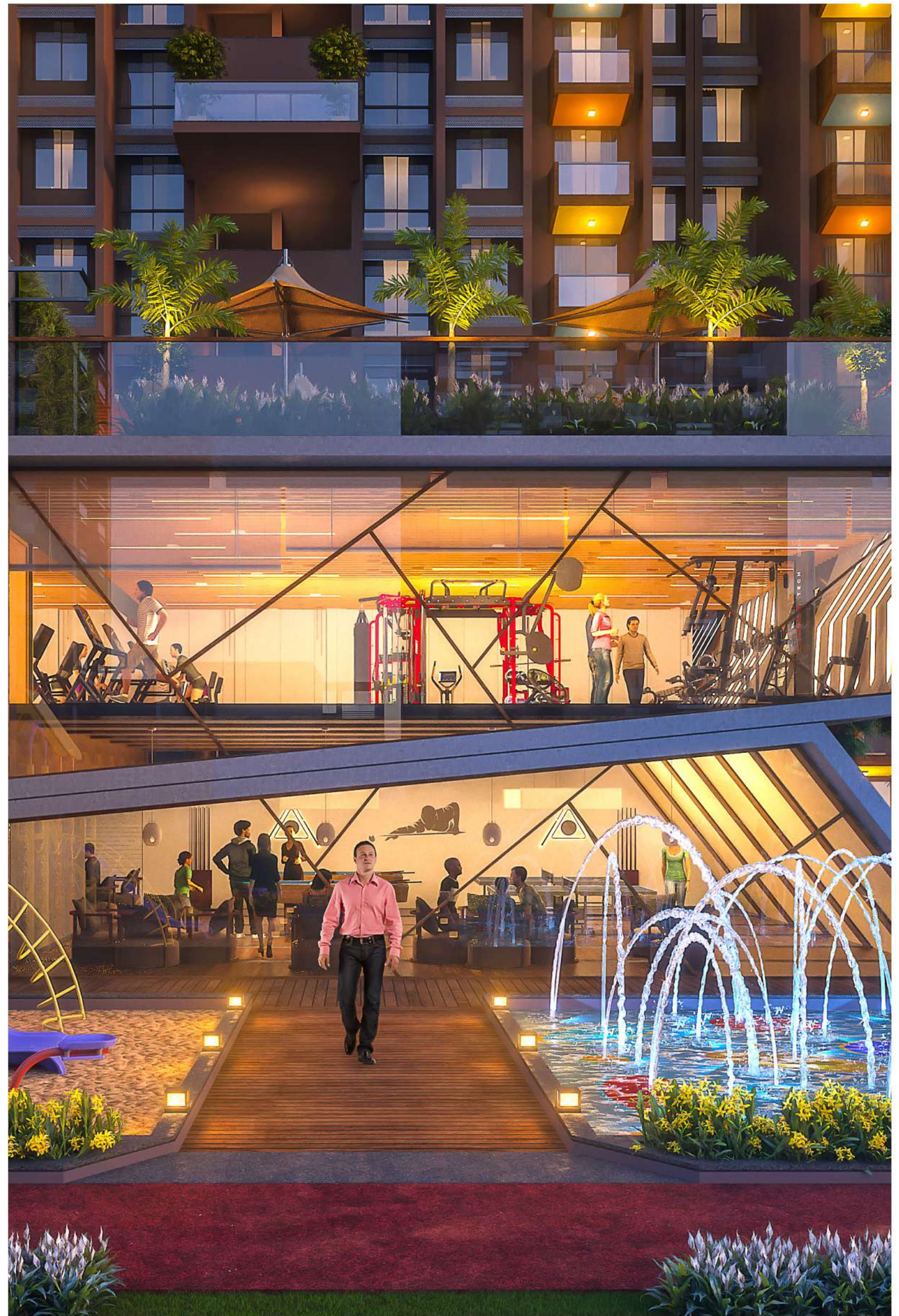
www.gujrera.gujarat.gov.in



Cafeteria



'What is new?' is a common question in the minds of customers and Swagat has always brought answers to that. This time, we have come up with first-ever, one-of-its-kind 'Open Cafeteria' in a residential scheme! leisure, hangouts and cuisines - all of it close to your home! **What better could it be!**





amenities



Cafeteria



Splash Pad Fountain



Club House



Modern
Gymnasium



Indoor Games



Children Play Area



Jogging Track



Lush Green Garden



Sitting Gazebo



Drop Off Zone



CCTV surveillance
with security



Allotted Parking



Provision of
Gas Pipe line



Centralized D2H



Common Area
Power Backup

& many more...





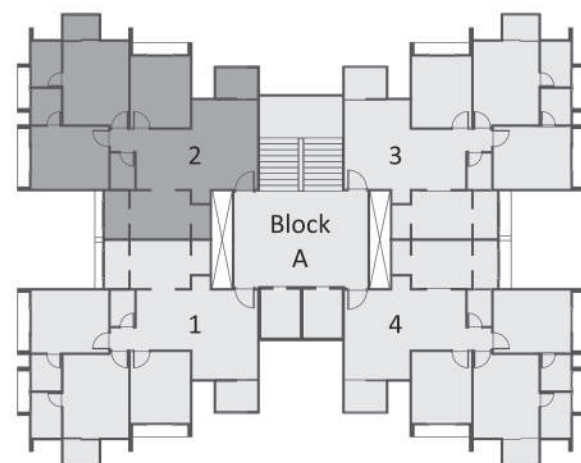
swagat
Queen's Land

It's A Place Where Luxury Meets Economy

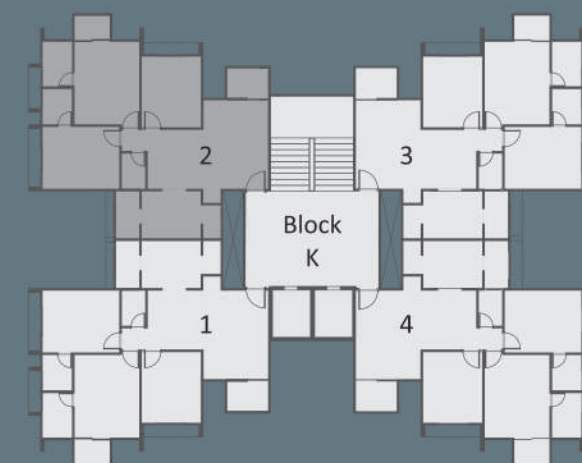
Swagat Group Is Committed To Bring Different Facets Of Quality Living And Lifestyle Amenities Through Its Unique Projects. **Swagat Queen's Land** Reflects A Commitment Towards The Society And Brings You Closer To Your Desires And Matches With Your Dreams.



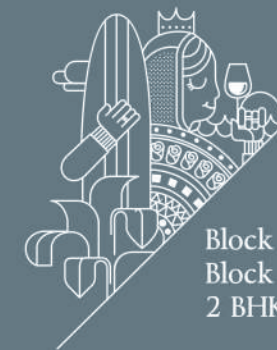




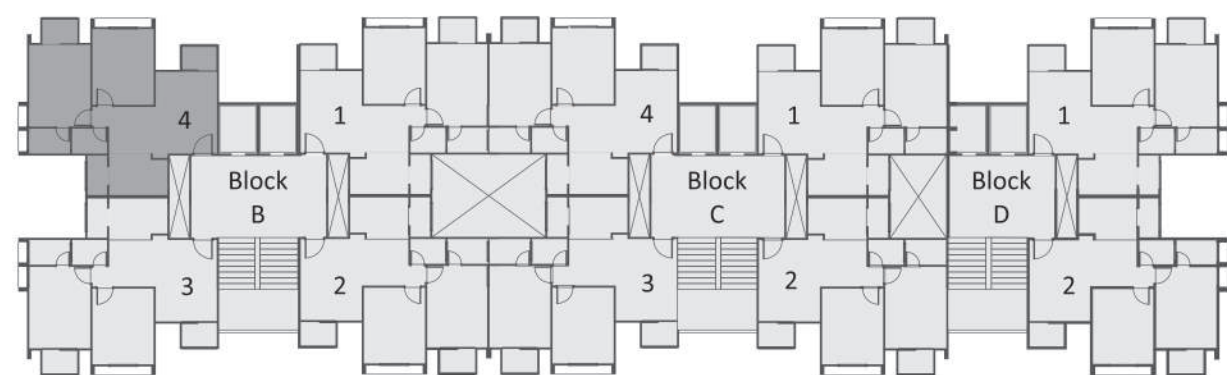
PHASE - 1



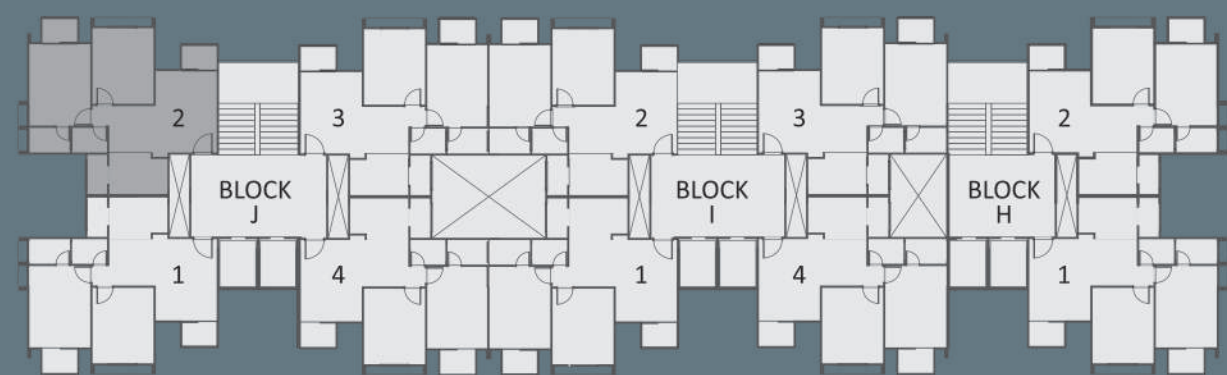
PHASE - 2



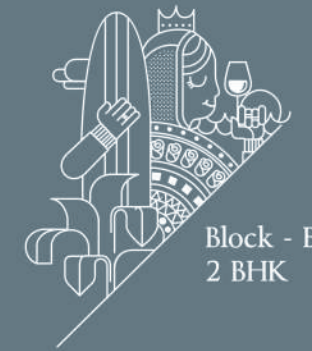
Block - B,C&D
Block - H,I&J
2 BHK



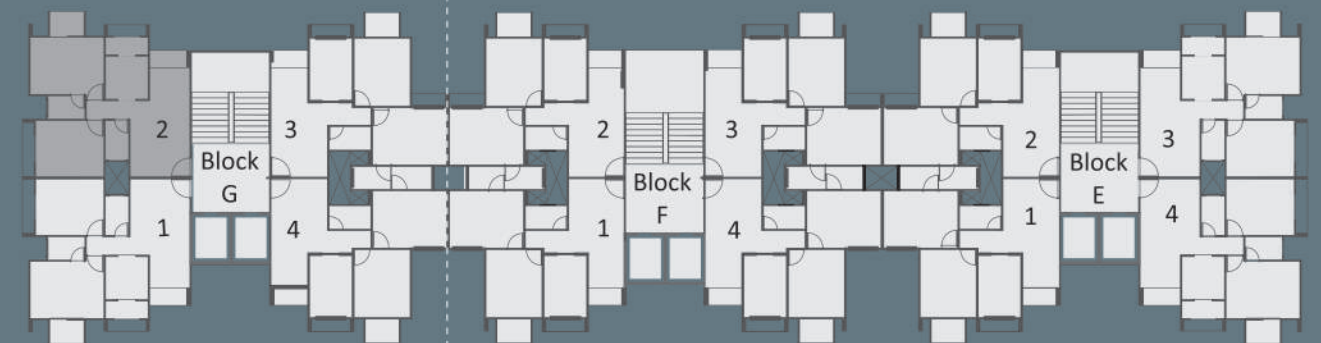
PHASE - 1



PHASE - 2



Block - E,F&G
2 BHK

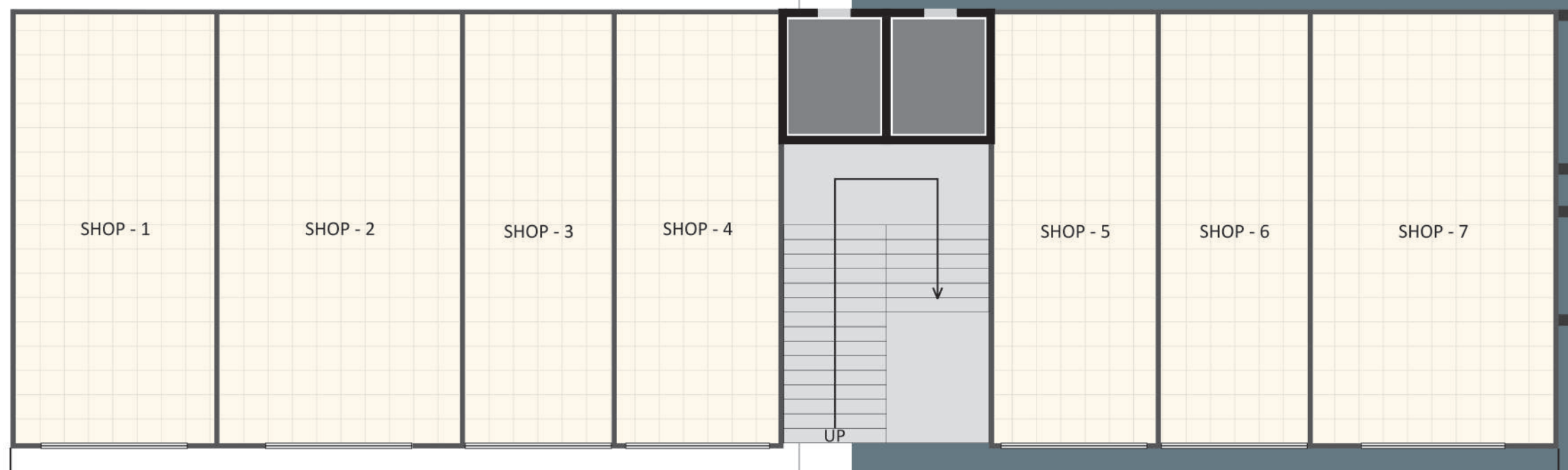


PHASE - 2

PHASE - 1

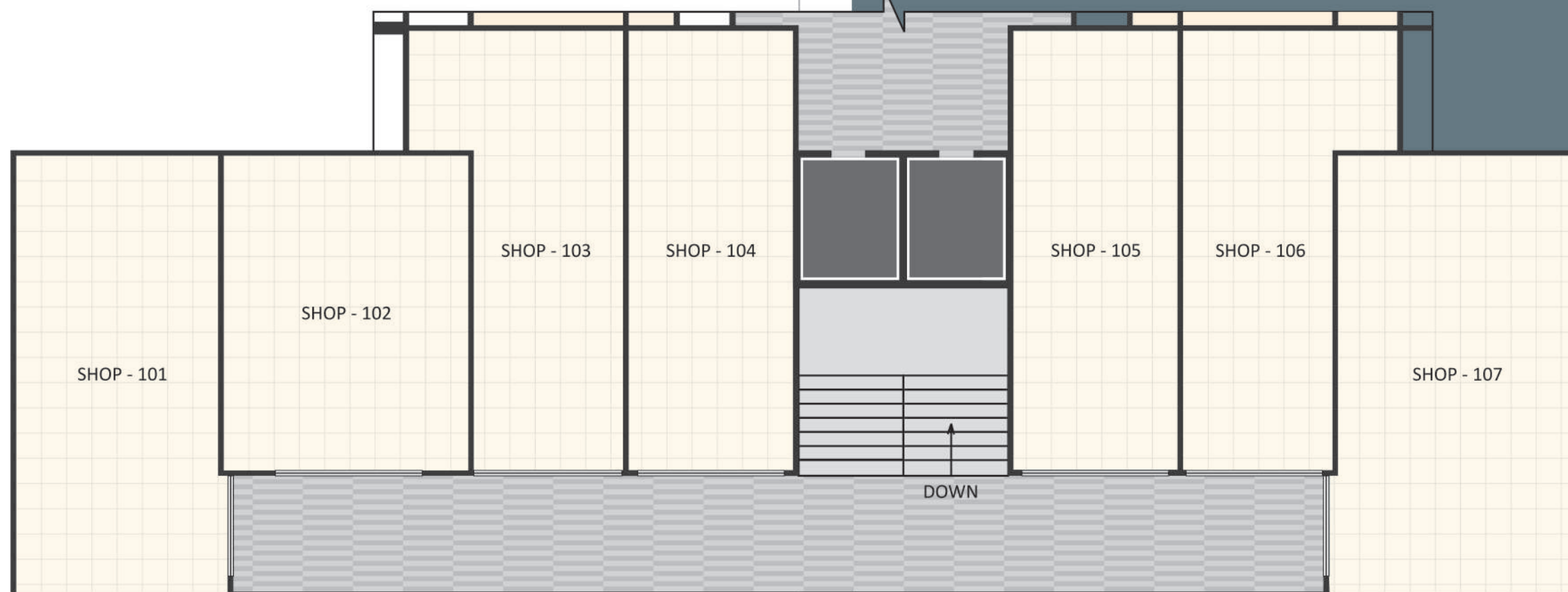


Shop Plan
Block - A
Ground Floor



PHASE - 1

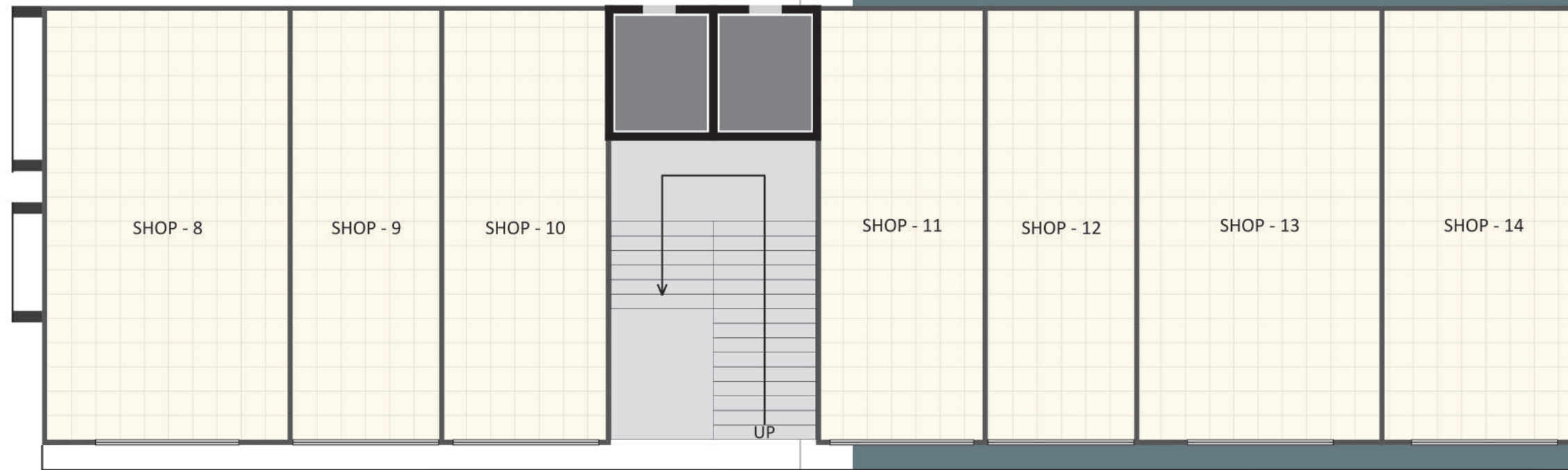
Shop Plan
Block - A
First Floor



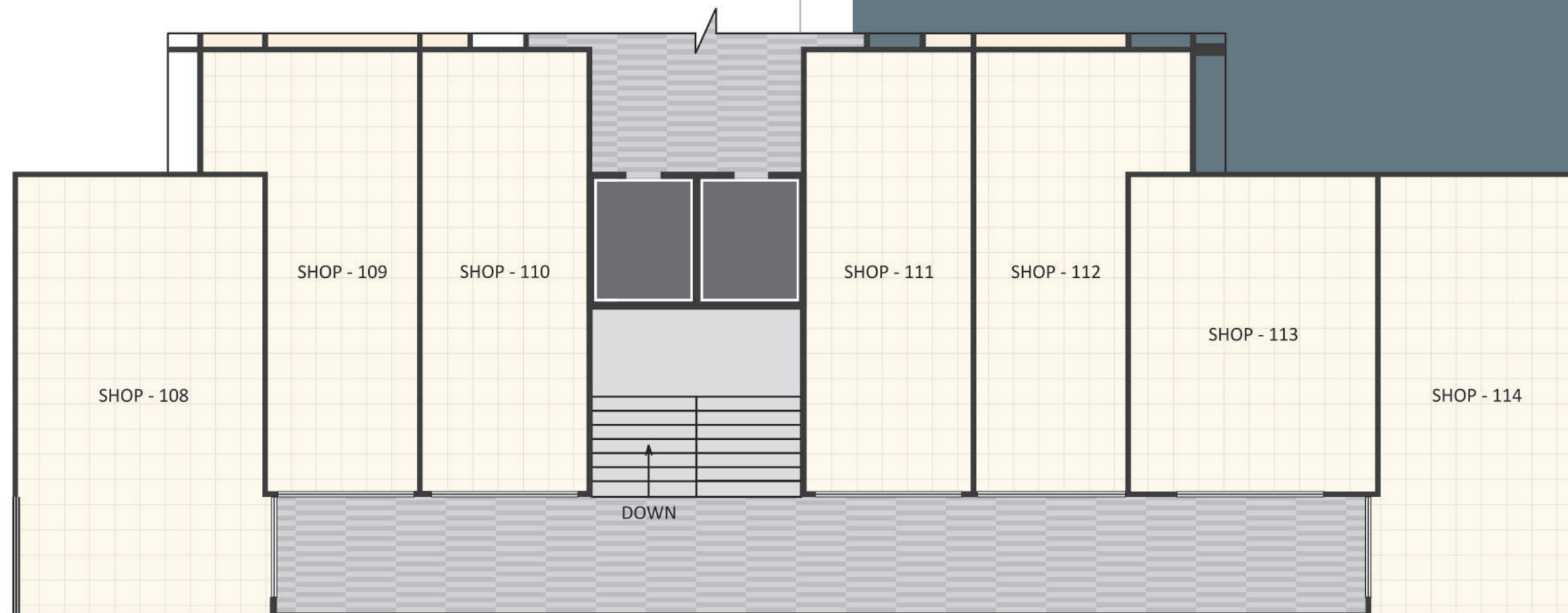
PHASE - 1



Shop Plan
Block - K
Ground Floor

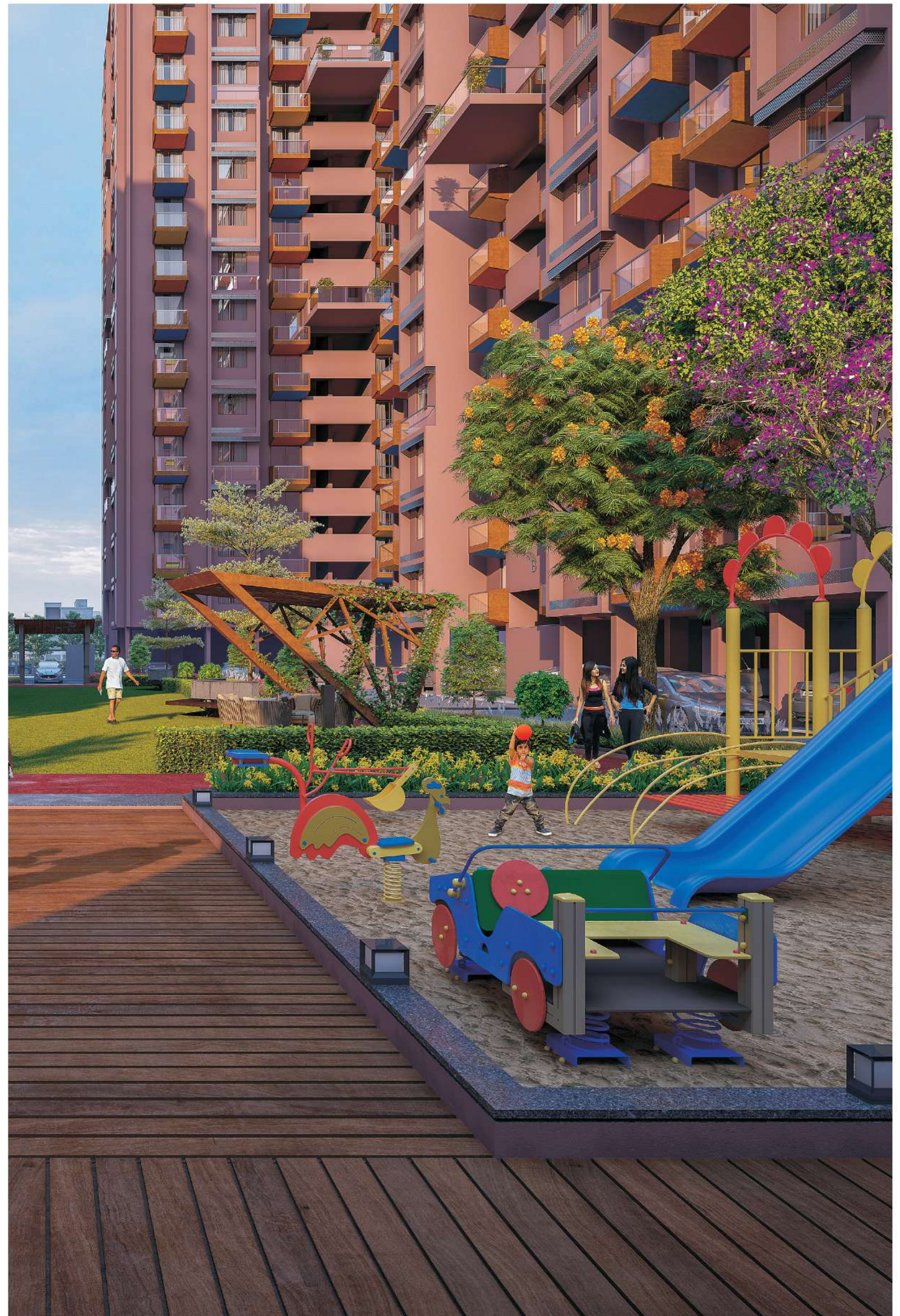


PHASE - 2



Shop Plan
Block - K
First Floor

PHASE - 2





- Swagat Bagan Ville received prestigious Award for Best Villa Project of the year presented by Shri Bhupendrabhai Patel (Hon'ble Chief Minister of Gujarat) and Shri Rajendrabhai Trivedi (Ex-Revenue Minister of Gujarat) in Realty Plus Excellence Awards 2022.
- Swagat Pelican honored prestigious Award for Best Residential Project of the year presented by Shri Rajendrabhai Trivedi (Ex-Revenue Minister of Gujarat) in Realty Plus Excellence Awards 2022.
- Swagat Bagan Ville Project won Super Luxury Villa Project in Times Realty Icons 2021
- Swagat Agacia honoured Ultra-Premium Apartment Project in Times Realty Icons 2021
- Swagat Pelican Awarded Mid Segment Homes Category in Times Realty Icons 2021
- "Swagat Agacia" won Luxury Project of the Year in Gujarat at Realty Plus Excellence Awards 2020
- "Swagat Pelican" won Best Residential Complex of the Year in Gujarat in Realty Plus Excellence Awards 2019
- "Swagat Bagan Ville" won Best Bungalow Project in Luxury Category in Times Realty & Retail Icons 2018 by Times Group.
- "Swagat Group" Honored for "Building the Present, Designing the Future" in Building Gujarat 2018 by MY FM 94.3
- Realty Plus Excellence Awards 2018 to "Swagat Group" for Developer of the Year – Residential.
- Prop Realty Real Estate Awards 2017 to "Swagat Bagan Ville" for Ultra Luxury Villa Project of the year.



- Realty Plus Excellence Awards 2017 Residential Property of The Year – Swagat Blossom 2 BHK
- "Developer of the Year – Residential" for our Project "Swagat Afford" at ABP News Real Estate Awards – 2016
- International Quality Awards 2016 for Excellence in Real Estate Development (Residential Projects – Gujarat)
- National Business & Service Leaders Awards 2015 for Most Promising Mid-Range Housing Developers in Ahmedabad by Brand Achievers.
- Realty Plus Excellence Awards 2015 Residential Property of The Year – Swagat Flamingo
- Developer of the Year – Residential for our Project "Swagat Flamingo" at ABP News Real Estate Awards – 2014
- Swagat Group Honored by Former Governor of Gujarat Dr. Kamla Beniwal - 2014
- Glamme Award by Star Realty - Lord of the Land 2013
- "Swagat City" Awarded Best Residential Twin Bungalows & Row Houses category in GIHED Awards 2013
- Swagat Group Honored Certificate of Appreciation Towards Excellence in Building the Future of Ahmedabad, by Nirman - 2013
- "Swagat Flamingo" Awarded best residential project in CNBC AWAAZ Real Estate Awards 2012
- "Swagat City" Awarded best residential project in CNBC AWAAZ Real Estate Awards 2012
- "Swagat City" Selected Amongst the Best 3 Properties of India @ CREDAI Real Estate Awards 2012.

The Journey of Outstanding Achievements

BRAND LOGO:

Flooring Tiles



Bathroom Fittings



Electrical Accessories



Cables



Pipe Fittings



Elevators



Bathroom Accessories



Paints



Glass & Aluminum



Common Lighting	LED Light Fittings
Structure	RCC Frame Structure As Per IS For Earthquake Resistance
Flooring	Designer Flooring As Per Architect Details
Kitchen	Designer Kitchen With Granite Platform
Bathroom Finishes	Designer Glazed Tiles Up To Lintel Level
Bathroom Fittings	Superior SS Finish Quality Branded Material
Doors	Decorative Main Door And Others Are Of Good Quality Flush Doors
Windows	Aluminum Sliding Window
Electrical	Concealed And Fire Resistant Wiring. Modular Electrical Accessories With MCB & ELCB
Plumbing	Corrosion Free And Leak Proof CPVC / UPVC Pipes And Fittings



NOTE :

- Maintenance Charge, Electricity Connection, GUDA, Stamp And Registration, Legal Charges And Other Govt. Levies If Any Shall Be Borne By Member.
- If Any Member Fails To Pay According To Terms Interest Will Be Charged As Per Booking Terms.
- In The Event Of Cancellation For Any Reason, 10% Of The Basic Amount Will Be Deducted And Balance Amount Will Be Refunded After The Booking Of Same Unit(s).
- No Alteration In Exterior Elevation & Outside Color Scheme Shall Be Allowed. Purchaser Shall Not Disturb, Construct Or Claim Or Do Any Kind Of Activity In Common Area, Passage, Amenities, Terrace, Or Do Any Kind Of Construction Work.

The Project Swagat Queen's Land has been funded and Approved from State Bank of India. It is mandatory to obtain No Objection Certificate from State Bank of India for sale of any unit of Swagat Queen's Land.

Images and details shown in this brochure are for representative purpose only. The promoter / developer reserves the right to make changes on site during construction, and such changes shall be binding to all the members / customers of the project.