

a new dimension of luxury

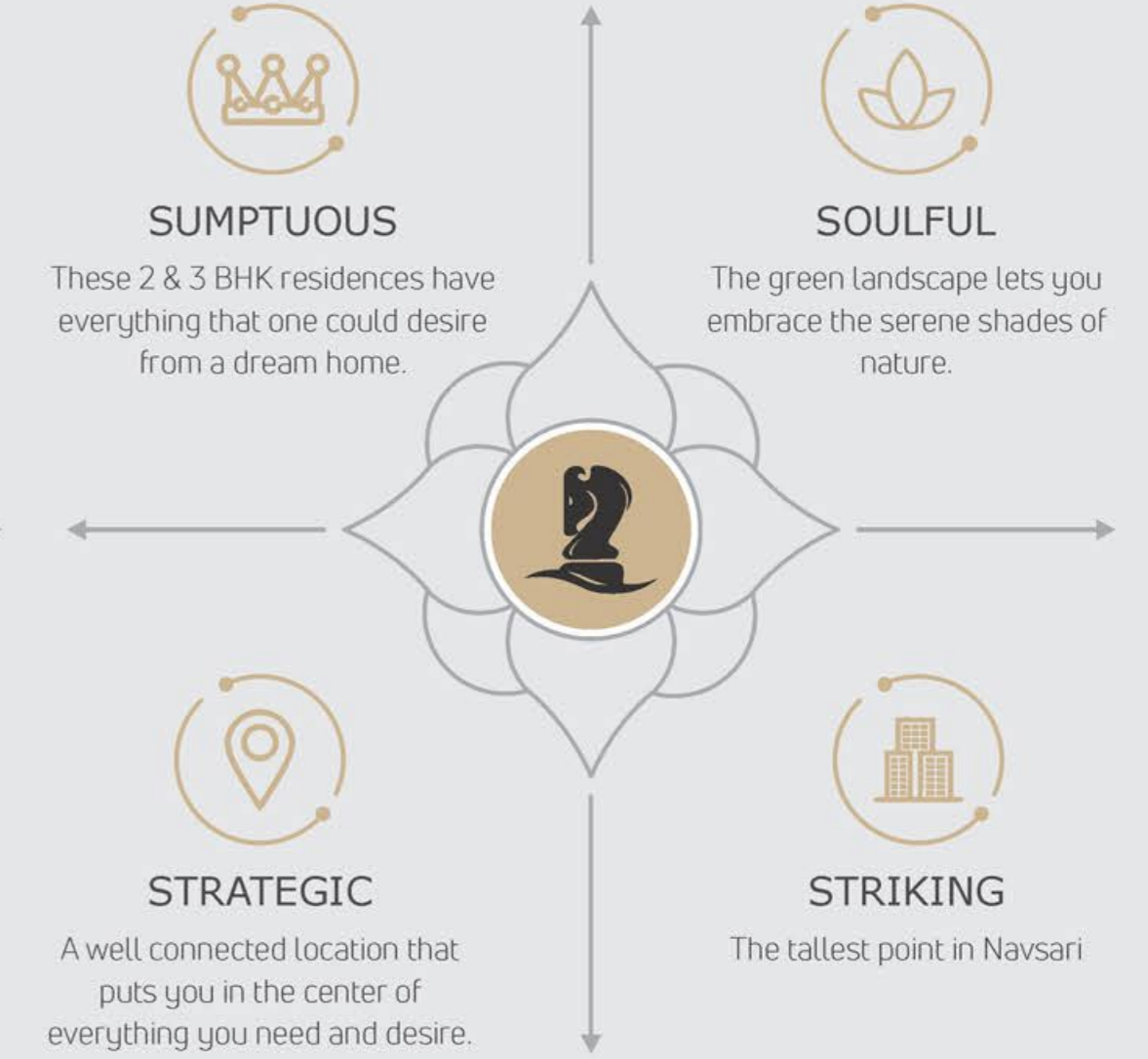
A residence with style, luxury which exudes prestige



2 & 3 BHK EXCELLENCE IN LIVING



unparalleled views, exceptional style, non-stop luxury
Built on tradition, driven by innovation





Swiss Cottage (2014)



Nisarg Villa (2017)



Transwal Bhavan (2018)



Swiss Terminus (2019)



Pragati mahila mandal (2020)



TRANSIT DEVELOPERS PVT. LTD. :

Transit Developers have established themselves as one of the most distinguished and highly trusted real estate developers across the Navsari Region. One of our priority objectives at Transit Developers Pvt. Ltd. is the building and creation of sustainable communities, which take into consideration the needs and requirements of our clients. We have also previously provided the local authorities guidance on their plans and developments. We take our ethical and social responsibilities seriously, which is why at Transit Developers Pvt. Ltd. we value transparency, and ensure that our developments are always contributing to the promotion of Navsari and the creation of a respectable, loving, and trustworthy society.

Malav Dhruv : My strategy is to deliver client led growth. Client led growth is always the highest quality growth. This is because it is rooted in understanding client outcomes, driven by needs, wants and aspirations-which in turn allows the delivery of intuitive, satisfying client experiences. We are also futurists. This means we harness the compounding power of time, we leverage technology to connect with our clients and to invest intelligently, and we channel the restless curiosity of our team so that we keep learning and improving every day.

Babu Rama : Mr. Babu Rama was a promoter of Transit Developers Pvt. Ltd. , under his guidance this entire project is conceptualized, and he is a visionary leader and philanthropist, with over 40 years of business and real estate experience. Mr. Babu Rama brings a long-term strategic focus to Transit Developers Pvt. Ltd. His unwavering commitment to excellence has led to the transformation of the urban landscape in Navsari. While running his business in the UK, Mr. Babu Rama also supported several UK-based charity organizations. More recently, he has focused on providing support to numerous charity organizations, which are located in Navsari District. One of Mr. Babu Rama's biggest passions is equality of education-the right for every child, regardless of background, to receive a high-quality education. He has dedicated much of his time to the Bharat Vidyalaya English Medium School, which was inaugurated by our Honorable Prime Minister, Shri Narendra Modi, in 2006. Mr. Babu Rama has transformed this school into an educational establishment offering the best facilities, and a school which has consistently ranked first place in Navsari District for several years.



where traditional architecture meets the future

Contemporary towers with spacious residential living, an alluring lifestyle, only available at Swiss Point.





your home with elegance

At Swiss Point escape from the city bustle and enjoy the lush green and natural beauty of the garden.





a luxurious home with spectacular views

Swiss Point is surrounded with sheltered level & high - rise elevations.



Sanjay Joshi

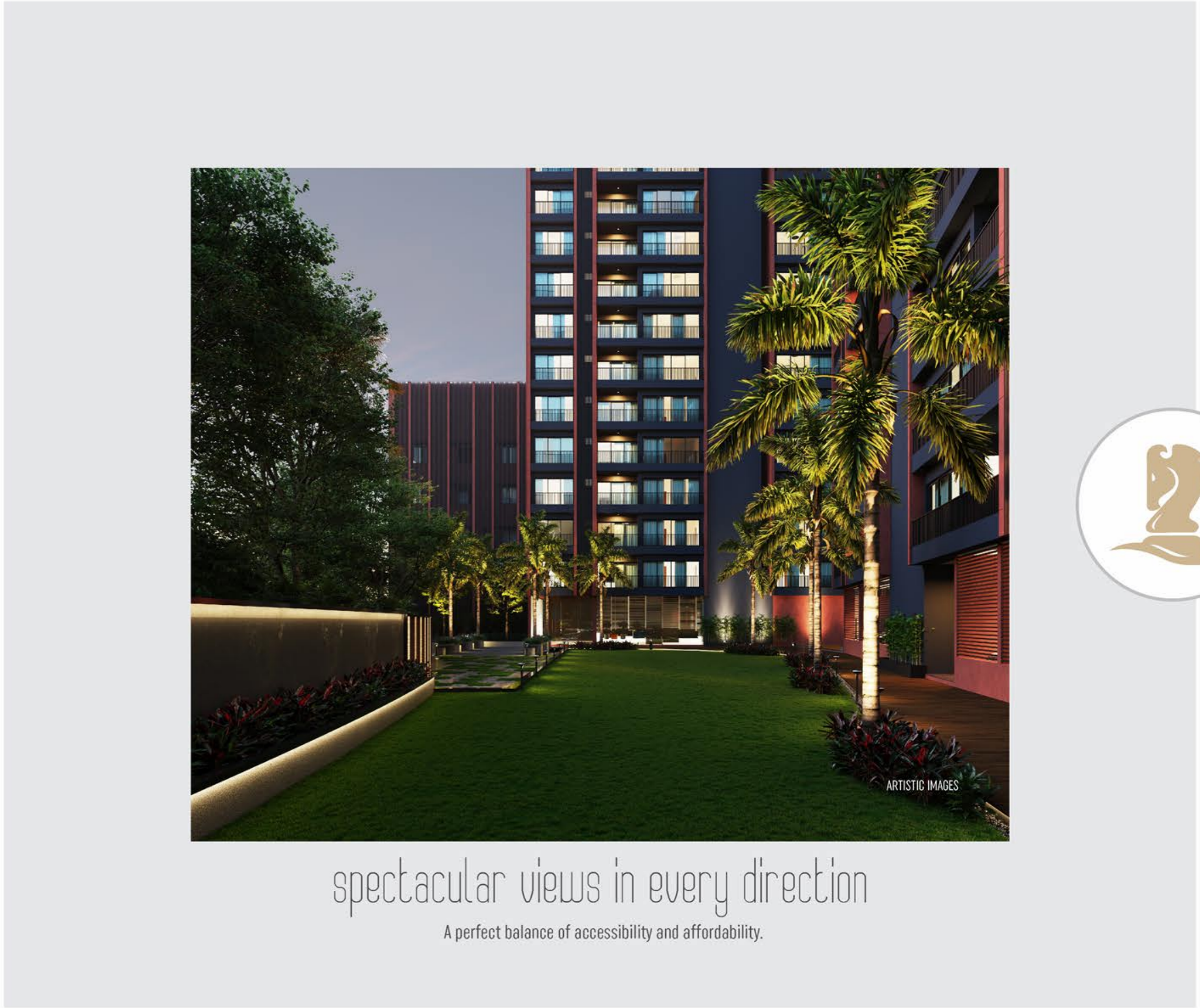


Black ink has designed the Swiss Point project for the who's who in town, ensuring a perfect lifestyle for the elite. This project scales excellence, amenities, quality, and innovation for the benefit of countless families who want to live life king-size.



discover a nature connected to your lifestyle





spectacular views in every direction

A perfect balance of accessibility and affordability.



country style living in the city
If you truly love nature, you will find beauty everywhere. – laura ingalls wilder





high quality living starts here

Swiss Point provides the perfect living space for you and your loved ones.





all your lifestyle needs in one location

Your home should be a story of who you are, and be a collection of what you love. – Nate Berkus



Children's Play Area



Huge central & lush Green Landscaped Garden



Indoor Games Room



Library



Gym



Yoga Center



Drinking Water Facility



Water Supply



Storm Water Drains



Letter Box



Street Lighting



Internal Roads & Footpaths



Security using CCTV Surveillance



Fire Protection & Fire Safety Requirements



Fire Fighting Facility



Water Conservation, Rain Water Harvesting, Percolating Well/Pit



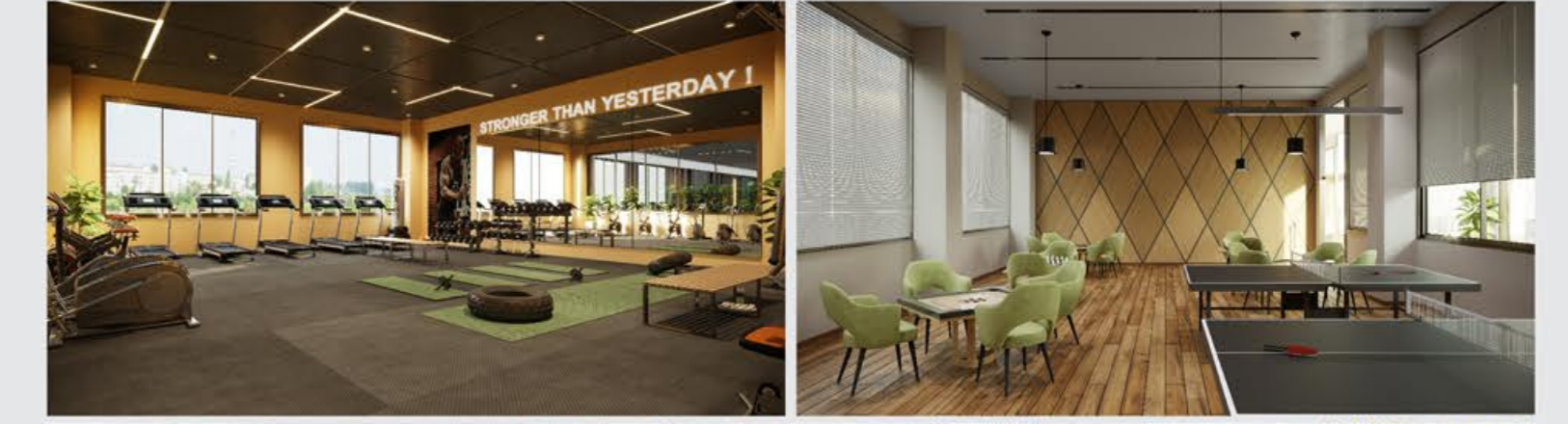
Sewage (Chamber, Lines, Septic Tank, STP)



Electrical Meter Room, Sub – Station, Receiving Station



amenities



ARTISTIC IMAGES

where your dreams meet reality
The perfect combination of luxury and efficiency with intelligently planned layouts





the true meaning of leisure and functionality

Luxury must be comfortable, or else it is not luxury, Swiss Point provides the finest.



specifications

▶ ELECTRICAL SYSTEMS, ELEVATORS AND WATER SUPPLY

Power load :	Three phase meter for 2 & 3-BHK flats.
Generator back-up (Power back-up):	24 Hours sufficient power back-up system available. (2 points for each flats & for common amenities).
Power supply calculated per flat :	Load in KW is given by electrical consultant.
Elevators configuration :	2 no.-auto door & high-speed elevators in each building.
Speed of lifts :	1.0 meter / second.
Capacity of the lifts :	Each lift-08 passengers of schindler / kone or equivalent company.
Supply of water source : U.G.W.T. O.H.W.T.	Borewell water supply 40,000 per bldg. 20,000 per bldg.
Sewage system :	P.V.C pipe of astral or equivalent make in underground as well as in concealed drainage system as per details given by plumbing consultant.
Road network :	R.C.C Tri-mix (V.D.S) / paver good quality make having finish of sandblast granite chips.
Security system :	C.C.T.V. in entrance foyer located at ground floor with video door phone + Intercom facilities

▶ INTERNAL UNIT FINISHES

Living / dining :	4'-0" x 4'-0" vitrified (granamite)
Bedrooms :	32" x 32" vitrified (granamite) tile flooring.
Kitchen :	4'-0" x 4'-0" flooring with granite kitchen platform with S.S. sink & granamite tile up to lintel level & R.O. water purifying system near drinking water tap.
Store room :	Kota stone rack in store with glazed tiles on wall up to lintel level.
Plumbing :	Concealed plumbing in toilets with designer C.P. fittings of jaquar / plumber or equivalent make & sanitary ware of paryware / cera or equivalent make in all bathrooms.
Electrification :	Sufficient point in concealed circuit wiring of finolex / havells or equivalent. make copper wiring with ISI modular switches of panasonic / siemens / havells or equivalent brand, AC point, DTH point & Internet point.

Water Supply :	Pneumatic pressure pump in underground water tank. Central gas geyser point near wash area for supply of hot water.
Doors :	Main door frame teak wood & door frame of rooms of granite stone. Decorative main door shutter (laminated finish) & other doors (laminated finish), necessary S.S hardware, screw, fixtures & lock.
Windows :	Anodized aluminum section window make of heavy section of Jindal or equivalent make & reflective glass.
Wall finish :	Wall finishes with Birla putty in flat.
Railing :	M. S. railing in balcony.

▶ EXTERNAL BUILDING FINISHES

Plaster :	Double coat sand face / roller finished plaster finished with texture above.
Paint :	Treatment finished outside with ICI / asian paint weather shield laminate colour.
Terrace :	Water proofing in terrace with chemical by special agencies & china mosaic or ceramic tiles flooring.











▶ INTERNAL COMMON AREA FINISHES

Foyer :	Entrance foyer finished with granite / granamite cladding & flooring.
Lift cladding :	Granamite & granite stone wall cladding in each floor near lift entrance.
Staircase :	Granite stone flooring on staircase & landing and handrails of S.S finished.

▶ EXTERNAL OPEN GROUND AREA FINISHES

Children play area :	Green space built with sand pit for children play equipments, floor fountain & sitting area for parents.
Indoor game :	Pool table, carom board, chess board, table tennis & soccer table.
Gym :	Gym with high quality modern equipment.
Yoga center :	Music, meditation, fitness classes.
Library :	With selection of books.
Huge central lush green landscaped garden :	The central garden with huge space provided with gazebos for senior citizens, glorious water cascade.

brands we use

STEEL		500 Grade				(or equivalent)
CEMENT				(or equivalent)		
FLOORING				(or equivalent)		
ALUMINUM WINDOWS			(or equivalent)			
BATHROOM FIXTURES					(or equivalent)	
ELECTRIC WIRE					(or equivalent)	
MODULAR SWITCHES					(or equivalent)	
SANITARY WARE					(or equivalent)	
ELEVATOR					(or equivalent)	
PLUMBING						(or equivalent)
PAINT				(or equivalent)		
DOORS			(or equivalent)			





showrooms | shops | offices

Making your vision a reality, Swiss Point provides a strategic location for your business.

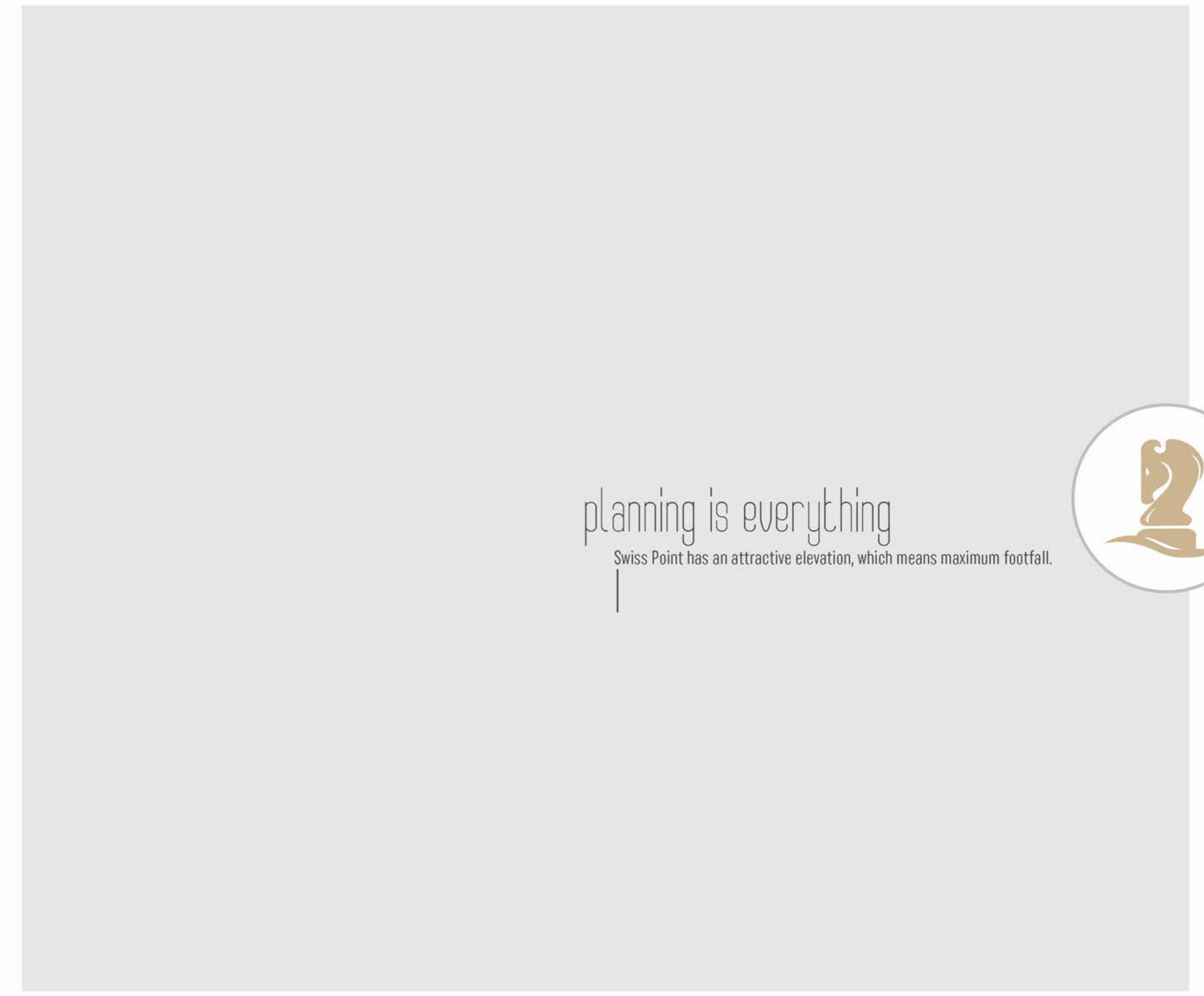


THE COMMERCIAL HUB



good fortune is what happens when opportunity meets planning
 Ambience, class, strategic location and strong business sense are required to grow your business. Swiss Point has it all.

ARTISTIC IMAGES



planning is everything

Swiss Point has an attractive elevation, which means maximum footfall.





PUMA BVLGARI ESCADA TIFFANY & CO. umbro DIESEL GABBANA GIVENCHI THE NORTH FACE

Moschino Dotti AVANKARA PRIMARK Polo Ralph Lauren MOSCHINO BRITLING PRADA PULL & BEAR pierre cardin

ESPRIT TOPMAN Timberland VERSACE CHANEL GUESS DKNY Kate Spade BURBERRY TOM TAILOR

invite your good fortune. come prosper

A new business experience with simplicity which means ultimate sophistication.



specifications

DETAILS & BUILDING FEATURES

Name of client & project :	Part of a Swiss Point.
Address :	Gandevi Road, Lunsikui, Navsari.
Designated use :	Low rise commercial building.
No of floors :	Basement parking + ground / first / second (retail shop) / third & fourth floor office / fifth floor club house.
Ratio of car parking :	Ample car parking space at basement & ground floor.
Space specification :	Bear shell.
Building structure :	Frame RCC building designed as per IS codes. Building has been designed as per IS codes 456 (concrete), IS 875 (design) and IS 1893 (seismic).
Type of foundation :	Isolated / strip foundation.
Slab to slab (heights) :	14'-0" ground / first / second & fifth / 12'-0" third & fourth.

ELECTRICALS SYSTEMS, ELEVATORS AND WATER SUPPLY

Power load :	As per requirement of shop / office.
Generator backup (power backup) :	Available diesel generator for building's common utility + sufficient generator back up per house.
Power supply :	Individual 3 phase meter from It.
Capacity of the passenger lifts :	3 no.-auto door & high speed elevator.
Supply of water source :	Municipal water supply + one boring.
UGWT	1,00,000 lts.
OHWT	25,000 lts.
Sewage system :	External RCC hume pipe drainage connected with municipal drainage line.
Road network :	Internal RCC road with V.D.S. (tri-mix rough finish) & external margin finishes with good quality pavers.
Drainage & water supply :	Waterline and drainage connection for each office on every floor.
Fire :	Automated fire sprinkler in basement, fire hydrant with fire extinguisher .

INTERNAL UNIT FINISHES

Flooring :	Granamite tile of 32"x32' in shop at ground, upper ground, to third floor and equivalent.
Electrification :	Sufficient in concealed wiring with standard accessories, T.V. & telephone point.
Shutter :	Good quality G.I. manual handle operated rolling shutter and equivalent.
Wall finish :	Internal white putti on wall and equivalent.
Windows :	Good qualities aluminum section windows of Jindal or equivalent and made with 6mm reflective glass in / top hung opening in elevation, glass facade and equivalent.

EXTERNAL UNIT FINISHES

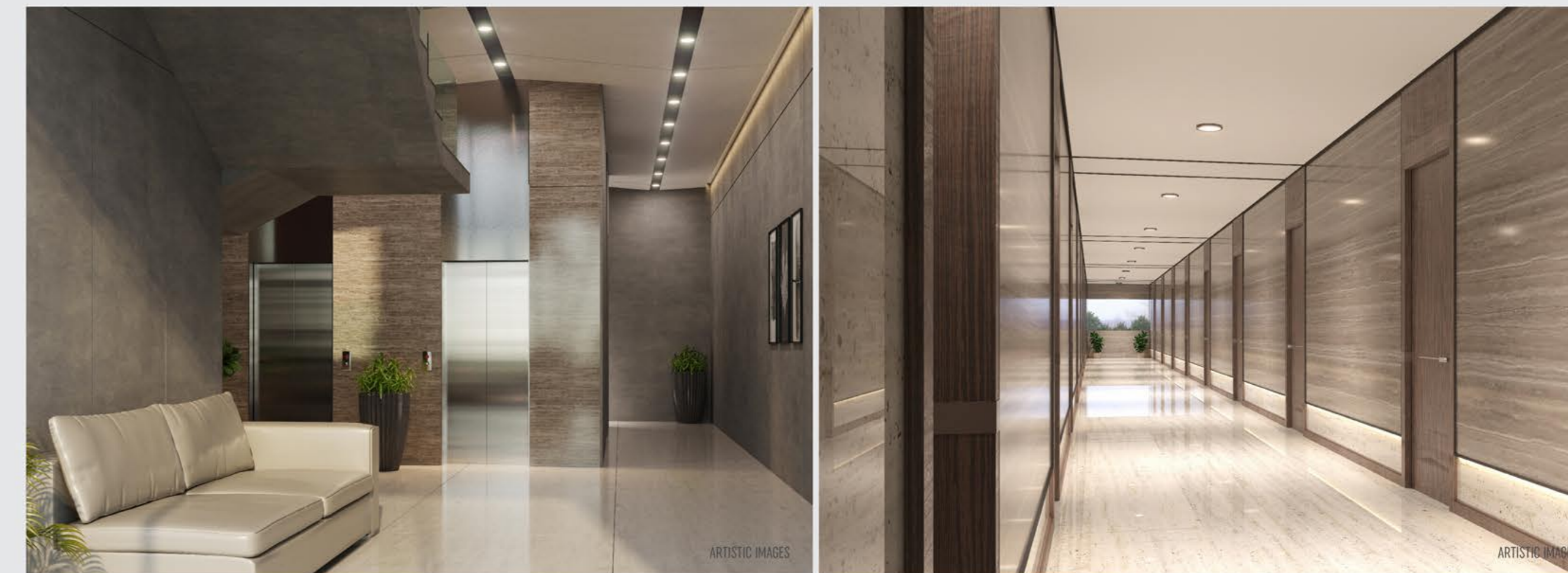
Plaster :	External plaster double coat and equivalent.
Colour :	ICI - weather shield max colour and equivalent.
Elevation :	External facade in a combination of glass / texture / acp / combination in front part. Openable glass in office for ventilation.

INTERNAL COMMON AREA FINISHES

Lift cladding :	Granamite & granite wall cladding in each floor near passenger's lift entrance and equivalent.
Staircase :	Granite stone flooring on staircase & landing and granite tile flooring in ground floor passage.
Passages :	Granamite flooring in passage area.
C. toilets :	Granamite flooring & dedo of 2'-0' size. all sanitary fitting of cera hindware & plumbing fitting Jaquar make or equivalent.

EXTERNAL OPEN GROUND AREA FINISHES

Front Plaza flooring :	Good quality paver block / river wash granite in front margin area.
Parking at basement :	Parking finishes with V.D.S. (tri-mix rough finish) & ramp kota strip.



unlimited facilities, endless adventures

Swiss Point, redefining the city landscape





designed and supported by world leading experts
 An ideal and breath taking location, spacious and luxurious design, quality construction, and much more.....



TRANSIT
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CHARTERED STRUCTURE ENG.



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 Vijay D Naik - B.sc LL.B

MEP CONSULTANT



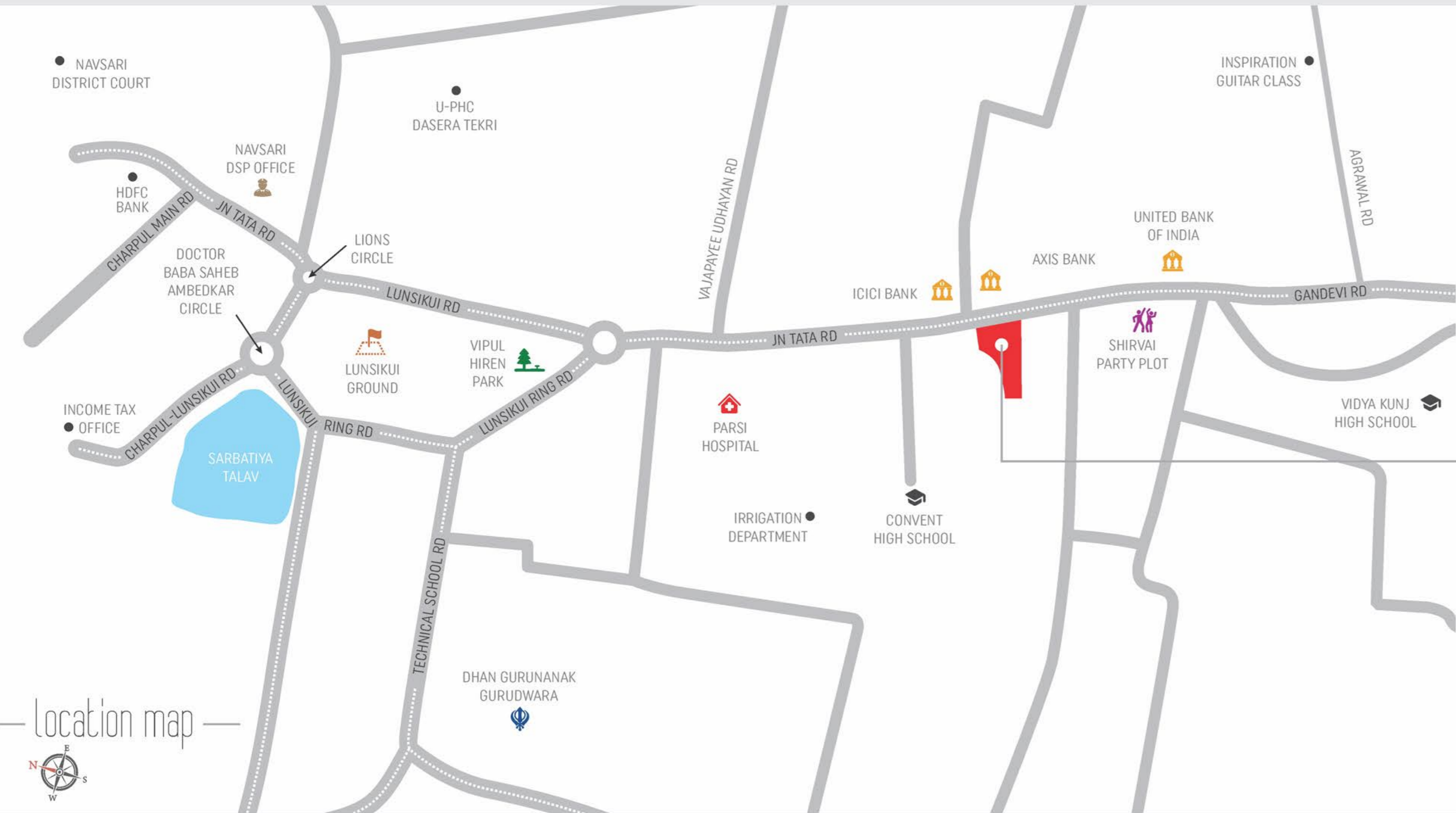
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FOR BOOKING : +91 98794 20328

Website : www.swisspoint.in | Email : malavdhruv@transitdevelopers.com

CONNECTIVITY	DISTANCE (KMS)
NEAR BY PETROL PUMP	1 KM
GSRTC BUS STAND	1 KM
COLLECTOR OFFICE NAVSARI	1.7 KM
RAILWAY STATION	3 KM
N.H. 48	4 KM
DANDI MEMORIAL	16 KM
DIAMOND CITY SURAT	33 KM
MUMBAI	247 KM



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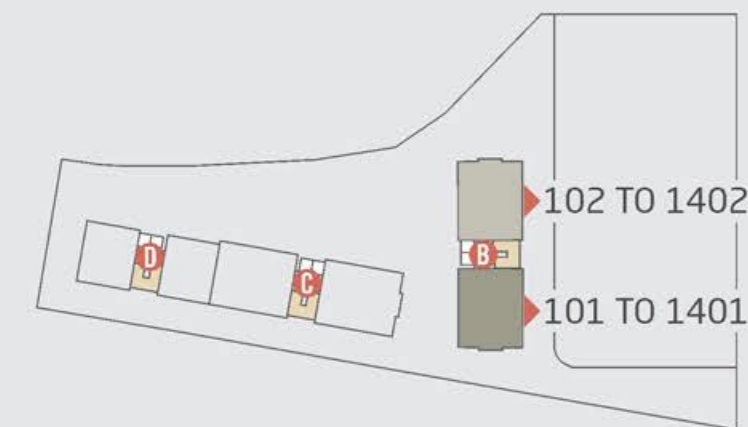
— BLUEPRINTS —



3 BHK UNIT PLAN-(101 TO 1401)

CARPET AREA SFT. 1387.50 SMT. 128.95

01}	Living / Dining	18'-0" x 27'-2"
02}	Deck	4'-0" x 10'-6"
03}	Kitchen	12'-0" x 10'-6"
04}	Store	5'-0" x 5'-0"
05}	Wash	4'-0" x 10'-6"
06}	Bedroom-1	14'-0" x 11'-0"
07}	A. Toilet-1	8'-8" x 5'-0"
08}	C. Toilet	11'-8" x 5'-0"
09}	Bedroom-2	16'-0" x 11'-0"
10}	Bedroom-3	16'-0" x 11'-0"
11}	A. Toilet-2	12'-5" x 5'-0"



SWISS PEARL (TOWER-B)



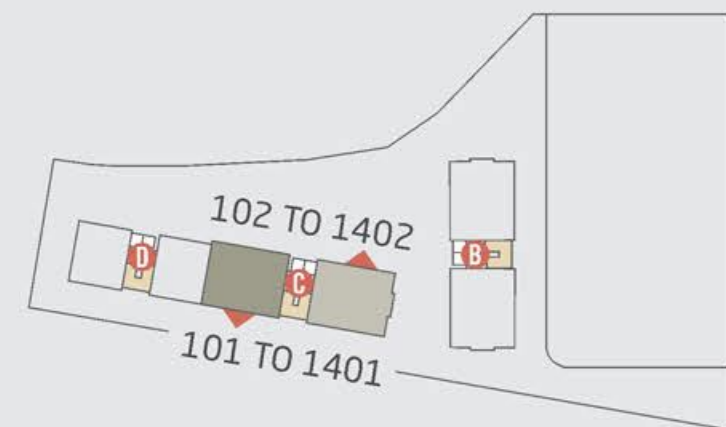
SECTION PLAN 102 TO 1402



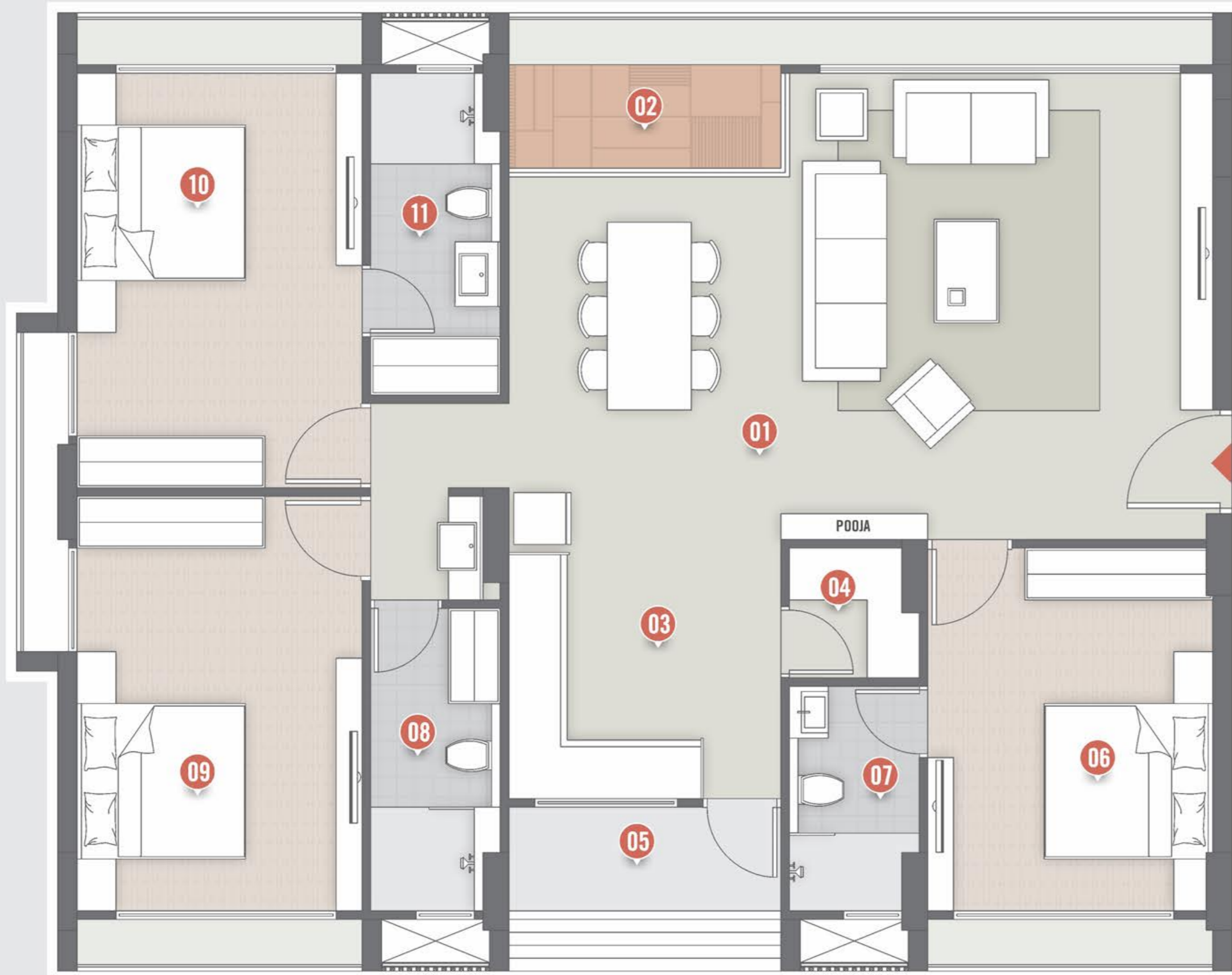
3 BHK UNIT PLAN-(101 TO 1401)

CARPET AREA SFT. 1388.04 SMT. 129.00

- 01} Living / Dining 27'-2" x 18'-0"
- 02} Deck 10'-6" x 4'-0"
- 03} Kitchen 10'-6" x 12'-0"
- 04} Store 5'-0" x 5'-0"
- 05} Wash 10'-6" x 4'-0"
- 06} Bedroom-1 11'-0" x 14'-0"
- 07} A. Toilet-1 5'-0" x 8'-8"
- 08} C. Toilet 5'-0" x 11'-8"
- 09} Bedroom-2 11'-0" x 16'-0"
- 10} Bedroom-3 11'-0" x 16'-0"
- 11} A. Toilet-2 5'-0" x 12'-5"



SWISS PALM (TOWER-C)



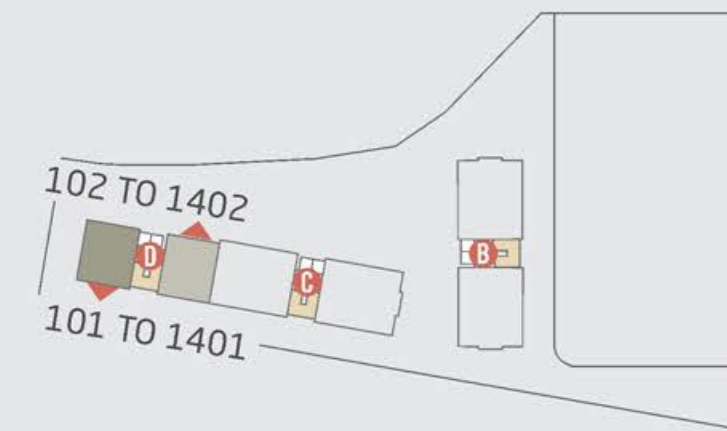
SECTION PLAN 102 TO 1402



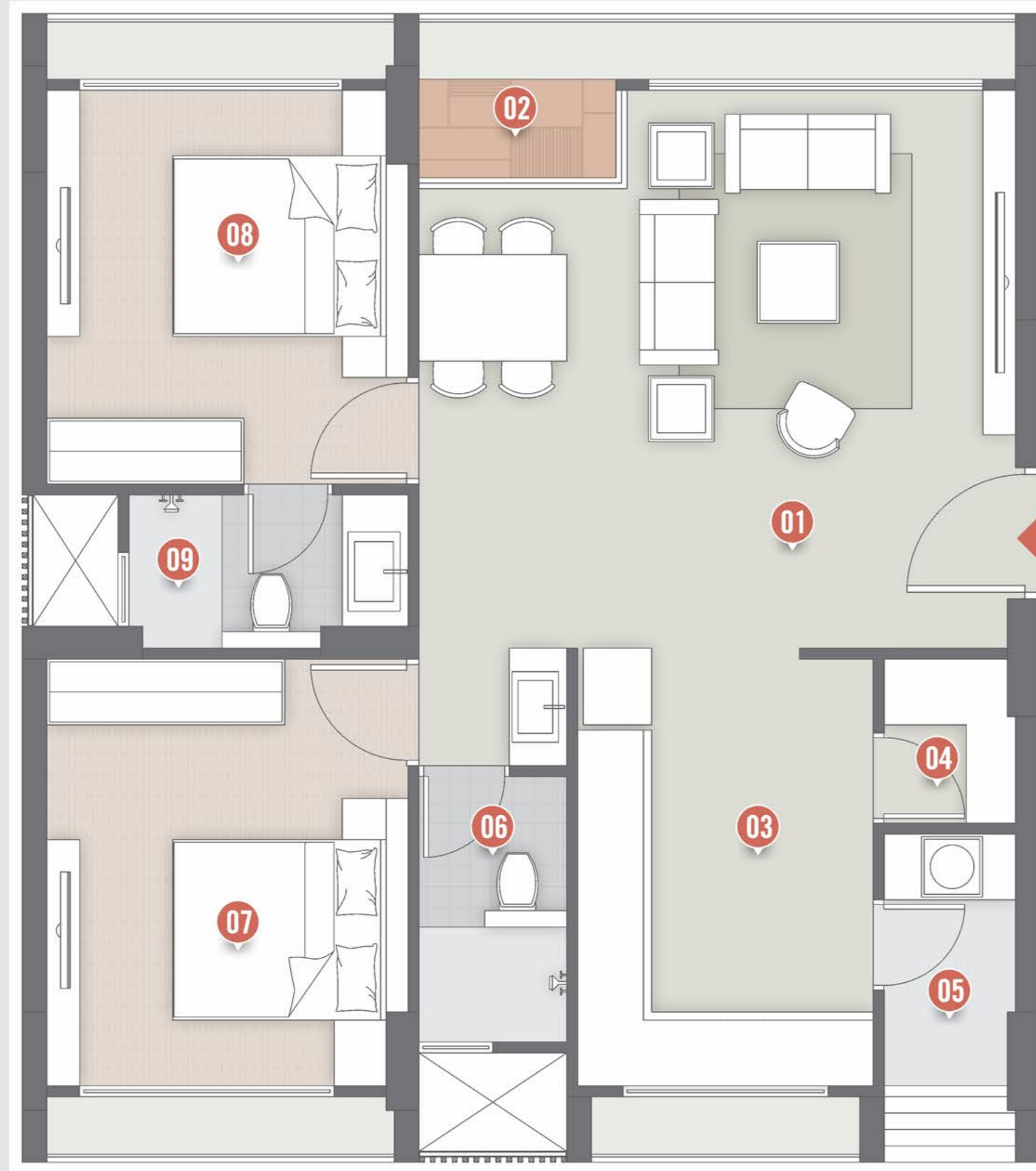
2 BHK UNIT PLAN-(101 TO 1401)

CARPET AREA SFT. 857.46 SMT. 79.69

01}	Living / Dining	18'-2" x 17'-0"
02}	Deck	6'-0" x 3'-0"
03}	Kitchen	9'-0" x 13'-0"
04}	Store	4'-0" x 5'-0"
05}	Wash	4'-0" x 7'-8"
06}	C. Toilet	4'-6" x 8'-1"
07}	Bedroom	11'-0" x 13'-0"
08}	Bedroom	11'-0" x 12'-0"
09}	A. Toilet	8'-6" x 4'-8"



SWISS PRIDE (TOWER-D)



SECTION PLAN 102 TO 1402



TYPICAL
— FLOOR PLAN —



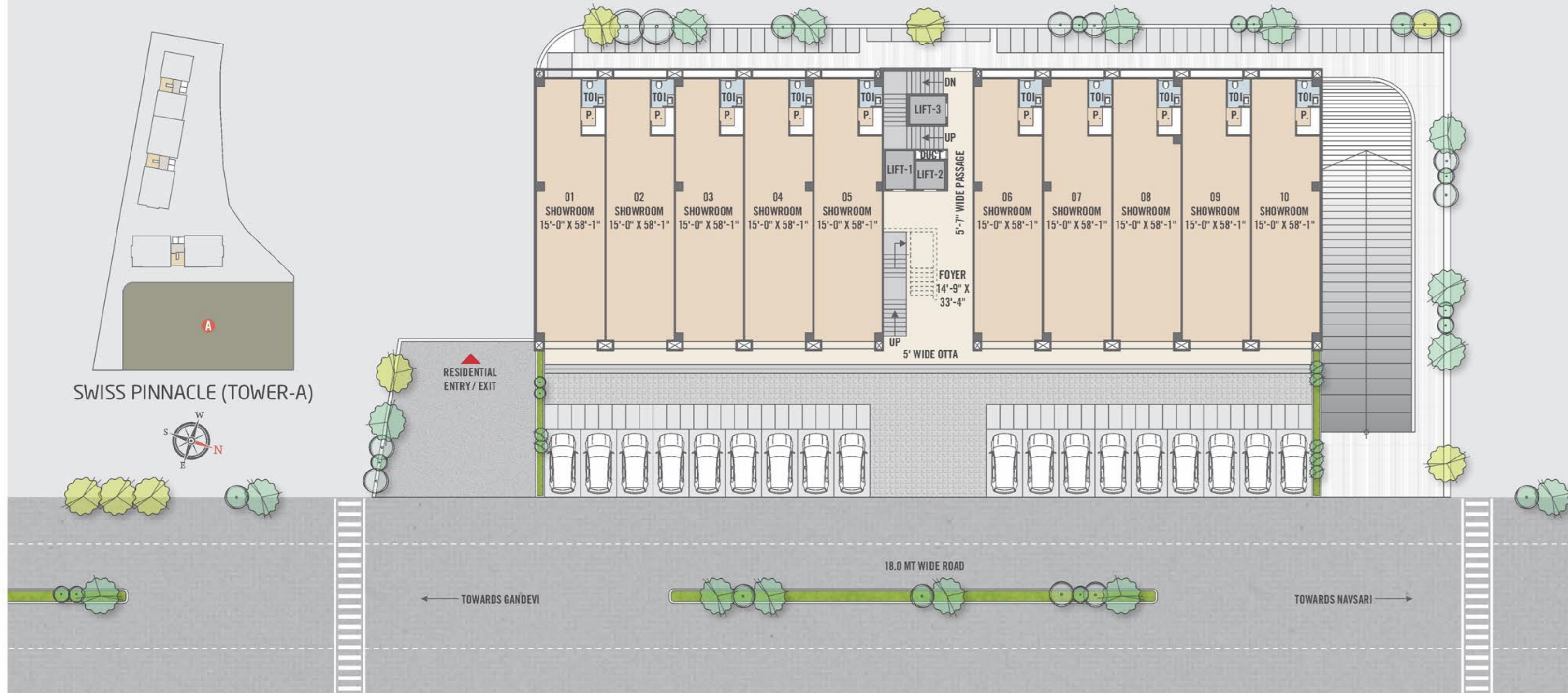
LAYOUT PASTING



GROUND FLOOR PLAN

COMMERCIAL TOWER

SHOP	CARPET AREA	
	SQ. FT.	SQ. MTR.
01 TO 10	871.25	80.97



1ST & 2ND FLOOR PLAN

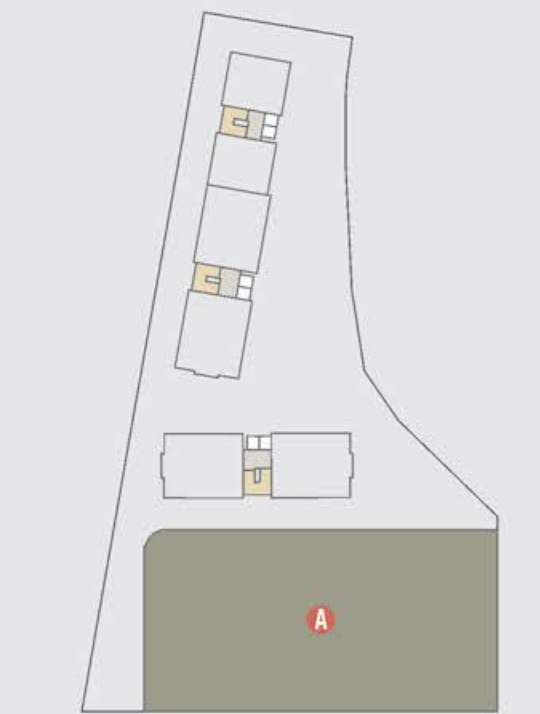
COMMERCIAL TOWER

SHOP	CARPET AREA	
	SQ. FT.	SQ. MTR.
101 & 201	869	80.76
102 TO 109 & 202 TO 209	748	69.51
110 & 210	869	80.76

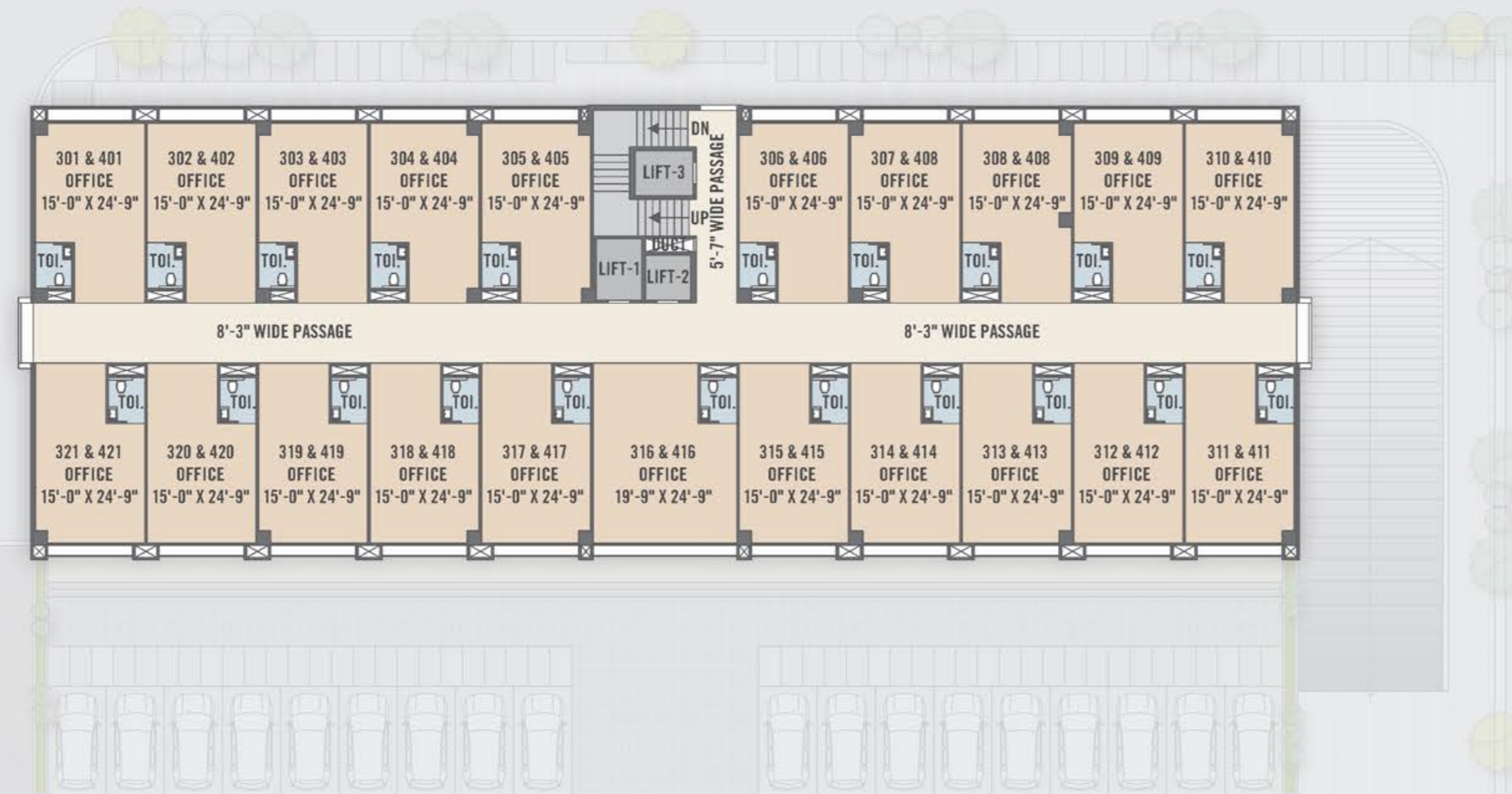


3RD & 4TH FLOOR PLAN — COMMERCIAL TOWER

SHOP	CARPET AREA	
	SQ. FT.	SQ. MTR.
301 TO 315 & 401 TO 415	371	34.48
316 & 416	489	45.44
317 TO 321 & 417 TO 421	371	34.48



SWISS PINNACLE (TOWER-A)



a place that inspires your prestigious business
 Making your vision come true, that is what Swiss Point has.







supreme residences for a modern lifestyle

Swiss Point Presents scoies of spacious abodes that blend multiple amenities with lustrous ambiance.



LAYOUT PASTING

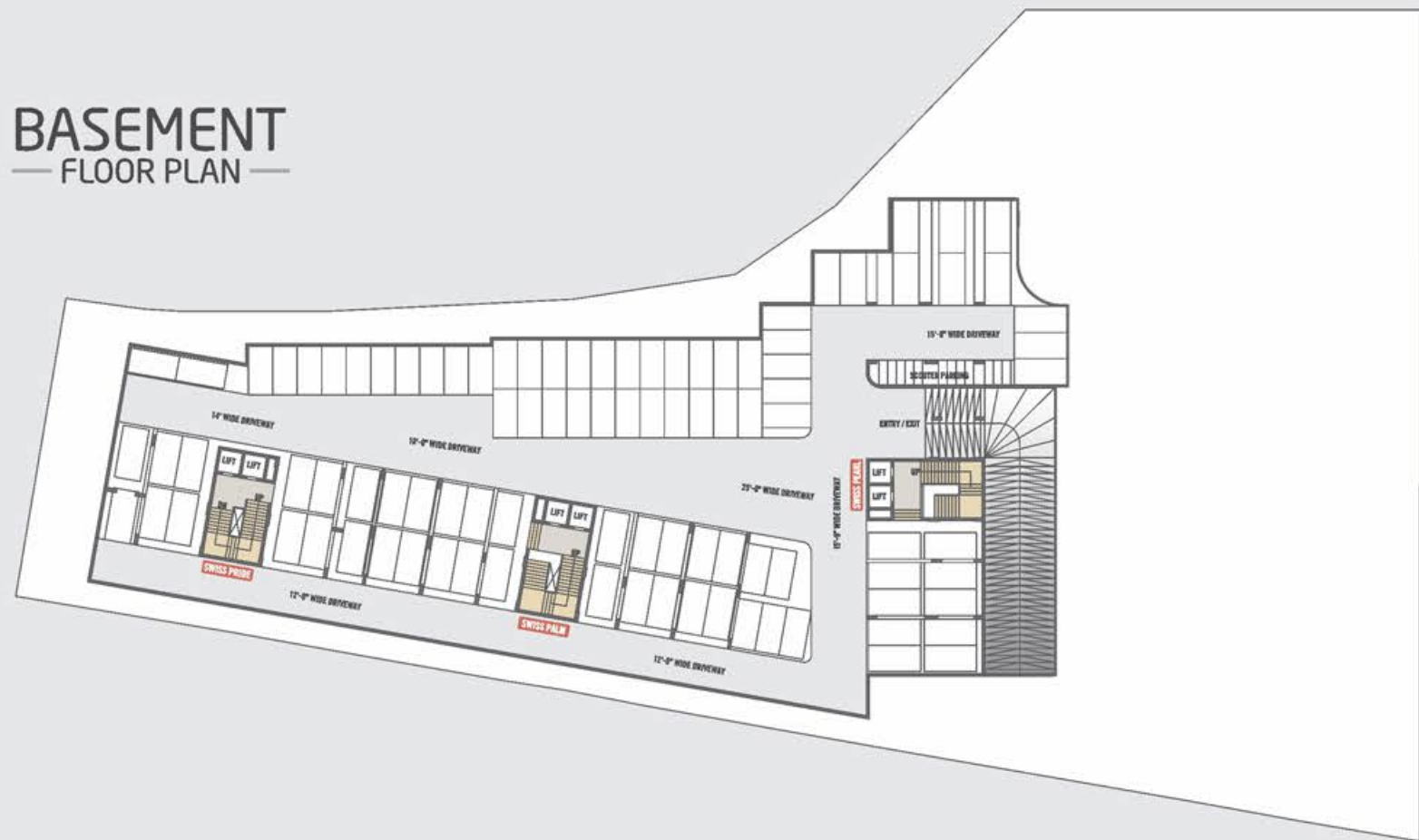


— layout plan —

GROUND FLOOR PLAN



BASEMENT FLOOR PLAN



- | | |
|-------------------------------|------------------|
| 01) Entrance Gate | 08) Garden |
| 02) Security Cabin | 09) Water Body |
| 03) Residential Basement Ramp | 10) Sitting Area |
| 04) Two Wheeler Parking | 11) Party Lawn |
| 05) Children's Play Area | 12) Indoor Games |
| 06) Sculpture | 13) Foyer |
| 07) Jogging Track | |

LEGEND



18.0 MT WIDE ROAD

TOWARDS NAVSARI

TOWARDS GANDEVI