



Surbacon Aspen

22 Crafted Homes...



PROJECT FEATURES

Surbacon Aspen offers spacious and comfortable homes designed to give you all the comfort of today's living, keeping in mind tomorrow's needs. Surbacon Aspen brings together urban living and the serenity of nature offering excellent amenities, space and quiet to think, innovate and refresh. Every home is designed with thought and care to fulfill every thing you expect of comfort and luxury.

The pleasure of living in an independent house along with the benefits of excellent amenities has been the focus of this project. Aspen has 22 exquisitely crafted residences of modern architectural expression with the cultural charm and sensibilities of an Indian home. Premium/Italian marble flooring and ultra-modern bathrooms in every home that not only enhances comfort but also adds style and elegance.



Rendering of Aspen

LOCATION



Centrally located in Thane around popular educational institutions like Rastrotthana School, Reva College and many more, Surbacon Aspen has easy accessibility to the airport, ring road, hospitals, banks and shopping malls. Manyata Tech Park and Karle SEZ zones are just 20 mins away.

FLOOR PLANS



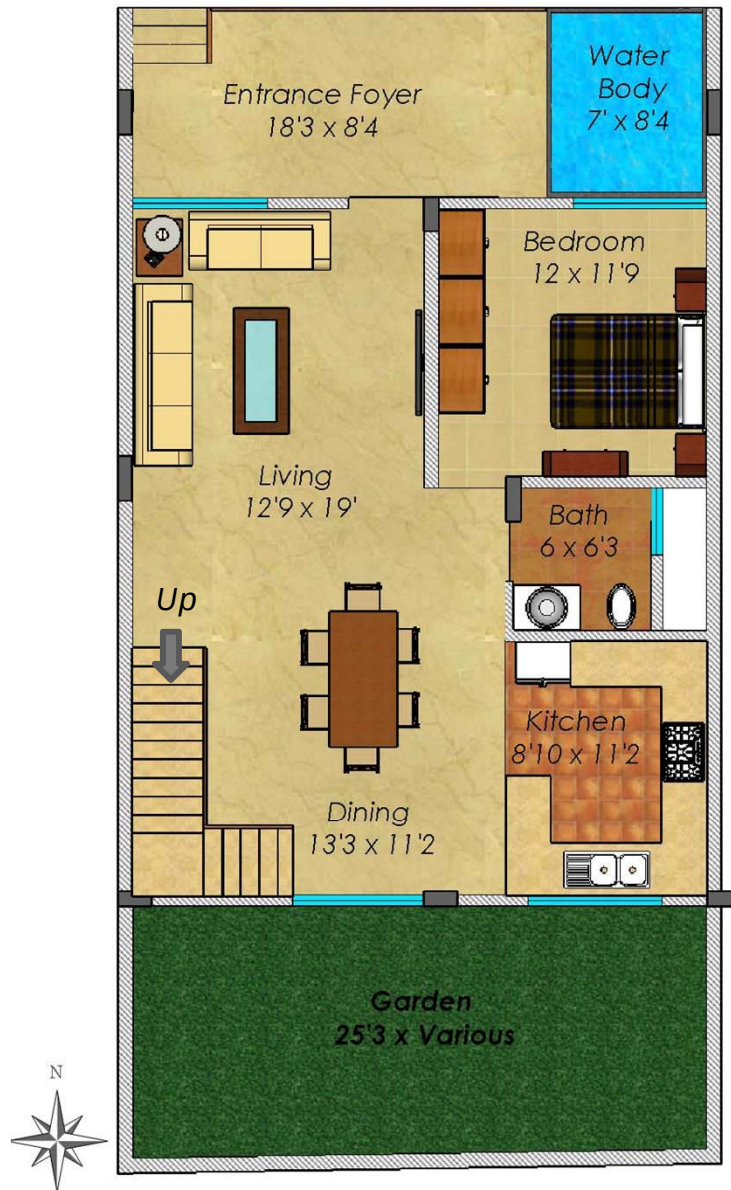
Apartments – SBUA 1,810 sft.

These stunning flats are designed to offer bright and beautifully ventilated homes with large windows or balconies.

RERA Carpet Area – 1,269 sft.

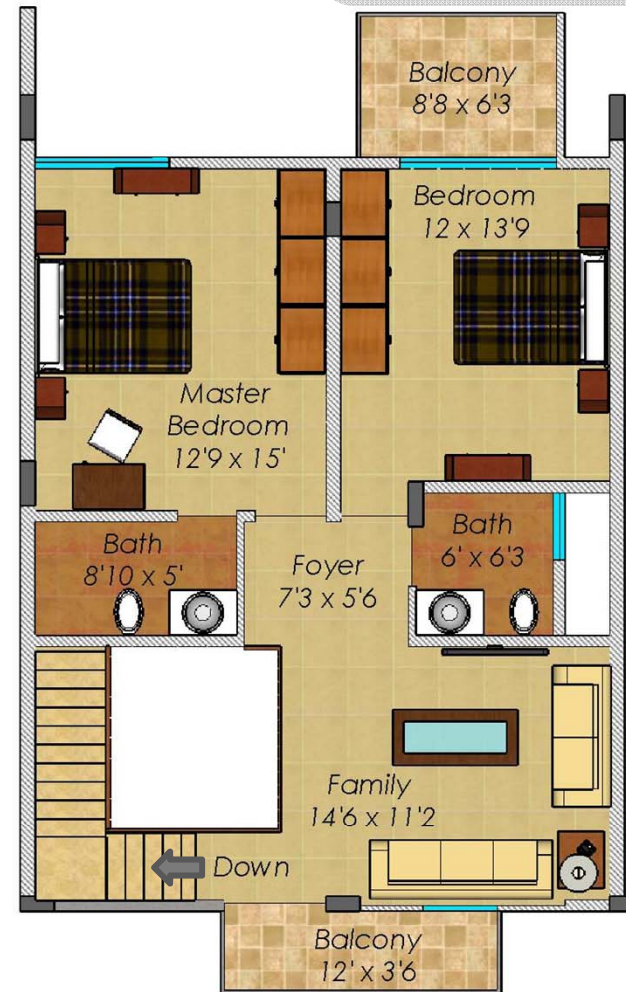
Balcony Area – 153 sft.

FLOOR PLANS



RERA Carpet Area – 1,552 sft.

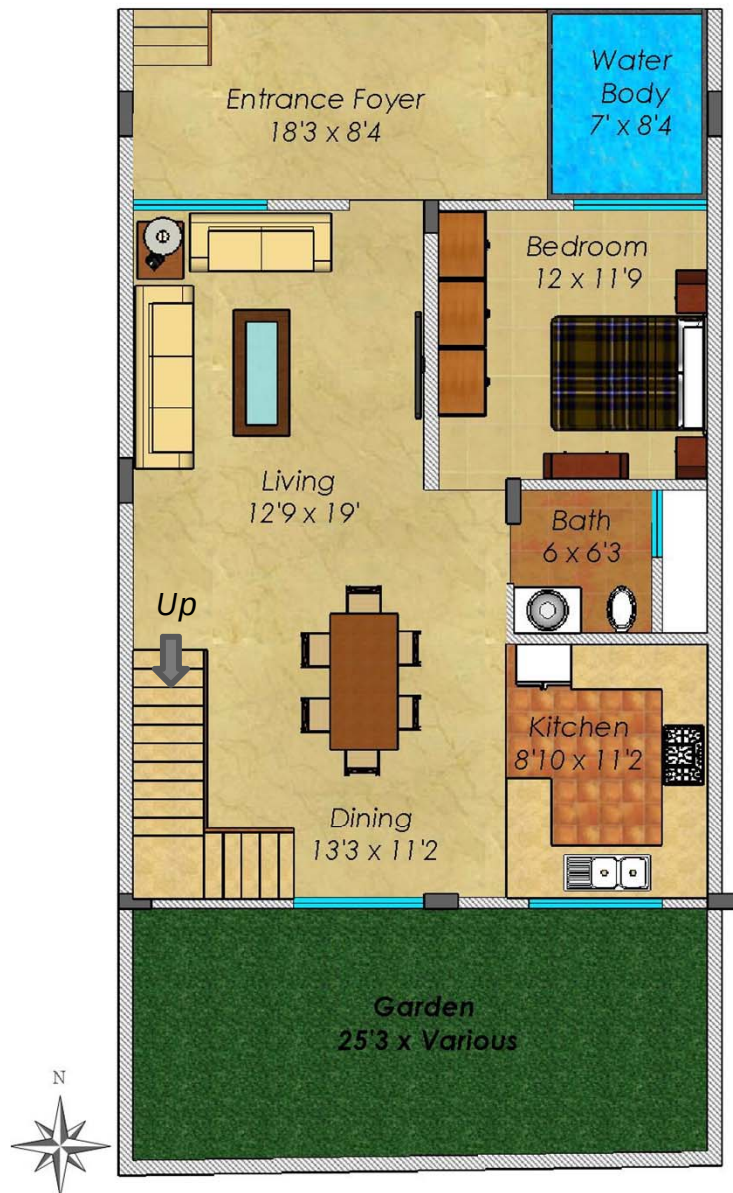
Balcony/Verandah Area – 278 sft.



Earth Villas – SBUA 2,290 sft.

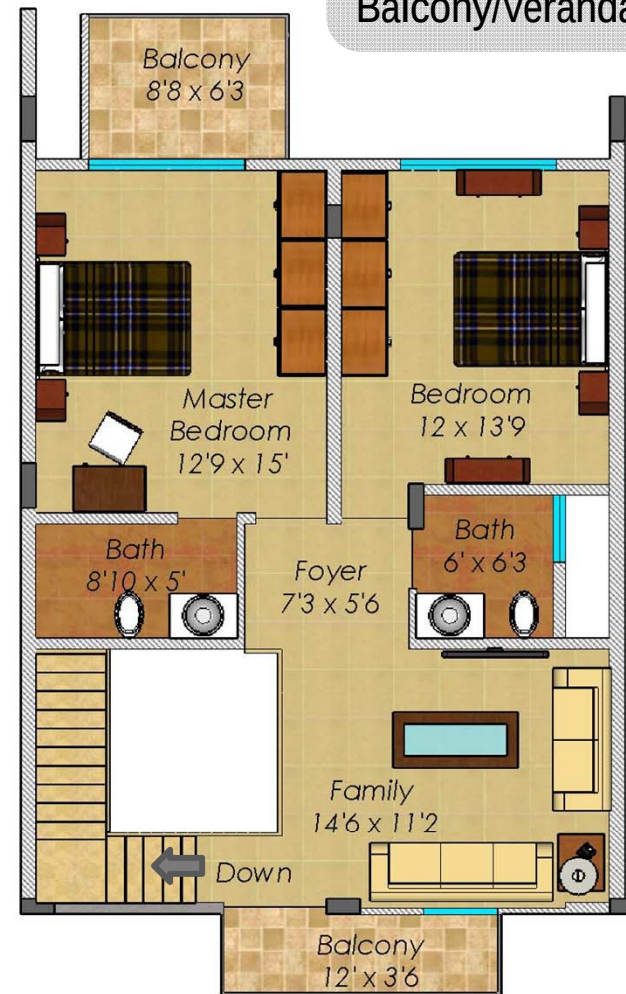
Duplexes that offer extended personal space with a private garden

FLOOR PLANS



RERA Carpet Area – 1,552 sft.

Balcony/Verandah Area – 278 sft.



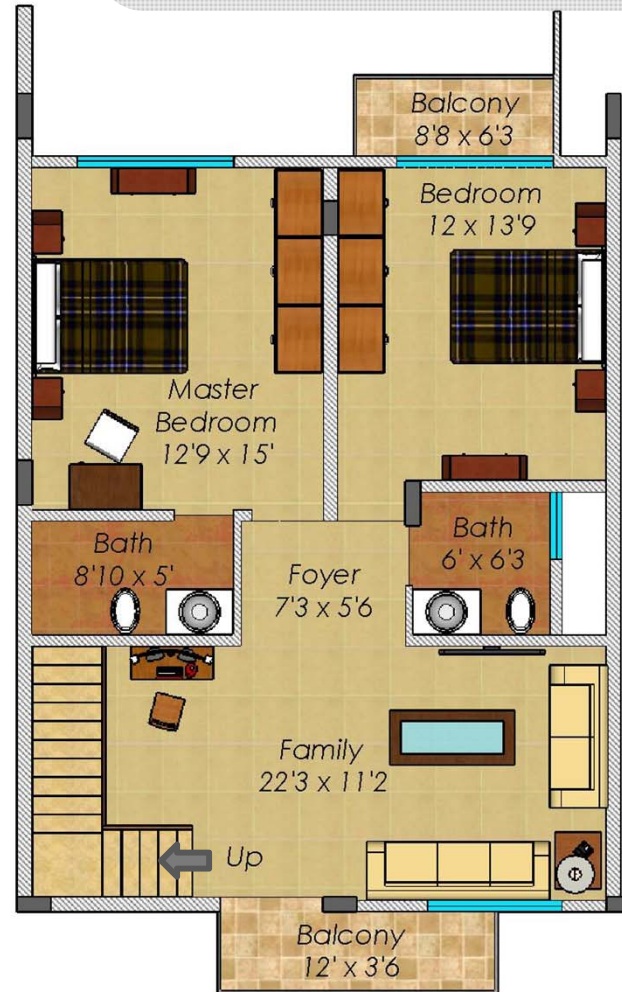
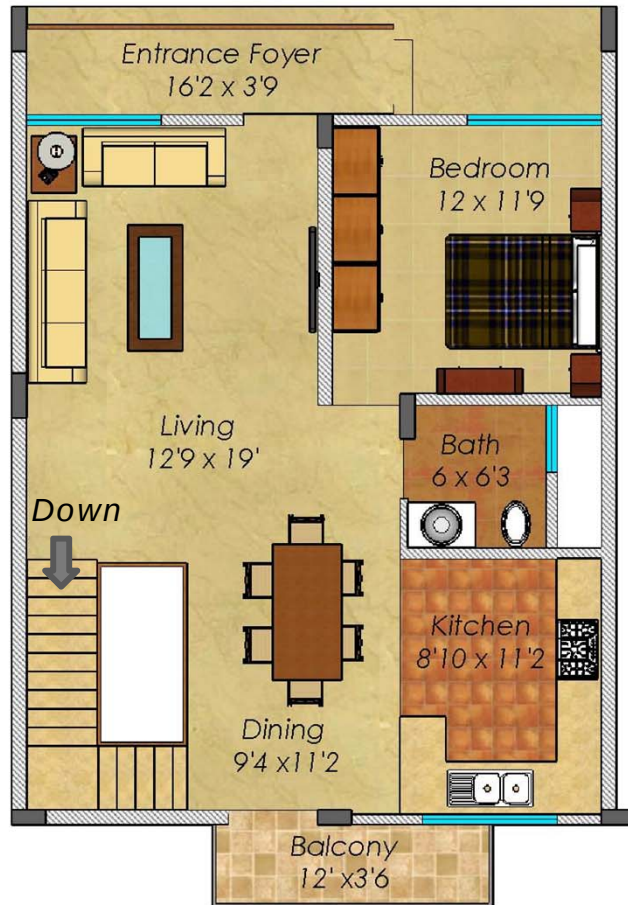
Earth Villas – SBUA 2,290 sft.

Duplexes that offer extended personal space with a private garden

FLOOR PLANS

Sky Villas – 2,335 sft.

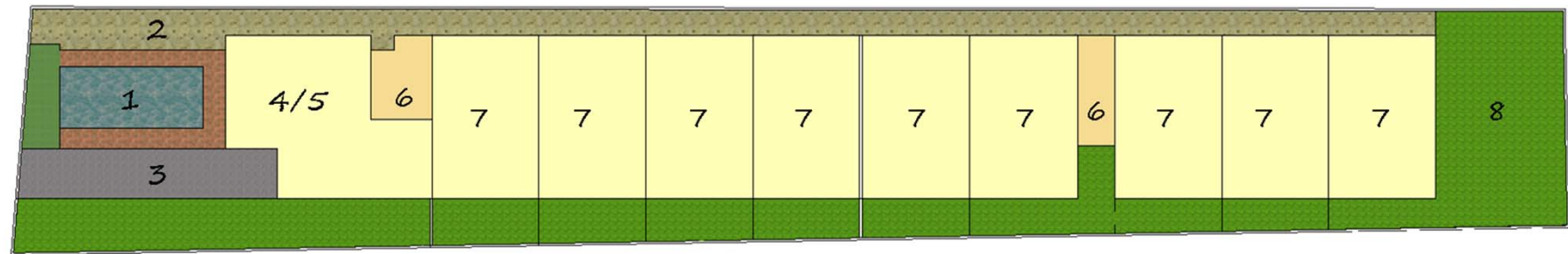
Creatively designed homes that have a private terrace above and the bedrooms and family room below



RERA Carpet Area – 1,668 sft.

Balcony/Verandah Area – 187 sft.

KEY PLAN



Legend

- | | |
|--------------------------------|-----------------------|
| 1. Swimming Pool | 5. Apartments (Above) |
| 2. Walkway | 6. Lobbies/Staircase |
| 3. Driveway | 7. Villaments |
| 4. Gym/Indoor Games
(Below) | 8. Garden Area |



SPECIFICATIONS

DESCRIPTION	DETAILS	
DOORS	Main	Teak Wood Frame with Panel Door
	Bedroom	Teak Wood Frame with Solid Core Shutters
FLOORING	Living/Dining	Vitrified Tile
	M Bedroom	Wooden Laminate/Vitrified Tile/Parquet
	Kitchen/Toilets/Utility/Balcony	Anti-Skid Ceramic Tiles
	Bath Walls	Ceramic Tile
	Common Area/Waiting Lounge/Reception/Lift Lobby	Granite/Marble/Vitrified Flooring
WINDOWS	Windows	UPVC with Mosquito Mesh
KITCHEN & UTILITY	Black Granite platform, SS single bowl drain board sink, provision for Water Heater, Water Purifier, Microwave & Washing Machine	
TOILETS	All Toilets	Jaquar or equivalent make Brass C. P. and Parryware or equivalent Sanitary fittings
LIFTS	Project	6 Passengers Capacity (Automatic)
	Staircase	Granite/Marble/Vitrified Combination
ELECTRICALS	All Flats	Modular Switches and copper wire
GENERATOR	Common Area 100% Each apartment 5 KW	
PAINTING	External Walls	External Emulsion
	Internal Walls	Plastic Emulsion
SECURITY	24 Hour Security/Intercom Facility	

PAYMENT SCHEDULE

Stage	Percentage %
1 BOOKING AMOUNT	5%
2 EXECUTION OF AGREEMENTS	15%
3 COMPLETION OF FOUNDATION	10%
4 COMPLETION OF BASEMENT ROOF SLAB	10%
5 COMPLETION OF GROUND FLOOR SLAB	5%
6 COMPLETION OF FIRST FLOOR SLAB	5%
7 COMPLETION OF SECOND FLOOR SLAB	5%
8 COMPLETION OF THIRD FLOOR SLAB	5%
9 COMPLETION OF STRUCTURE	5%
10 COMMENCEMENT OF BLOCK WORK / PLASTERING	8%
11 COMMENCEMENT OF ELECTRICAL WORK / PLUMBING	7%
12 COMMENCEMENT OF FLOORING WORK / TILING	8%
13 COMPLETION OF EXTERNAL PLASTERING	7%
14 HANDING OVER	5%
	100%



Maple, Bangalore

ABOUT US



Krishna Lilac, Bangalore

GK Ravi Kumar, Director, Surbacon Development Private Limited (SDPL) has designed and constructed many luxury apartments in Bangalore since 1990.

Prior to starting his own company in 1991, he has designed and executed projects in Calcutta, Vishakapatnam, Malaysia, Indonesia, Tunisia and Northern Ireland.

Over 20 years old and based out of Bangalore, Surbacon is committed to delivering aesthetically designed, high quality homes at reasonable prices. At Surbacon, homes are designed with our target customers in mind.

We are willing to make that extra effort to keep our customers happy by offering them a wide array of customizable options for their apartments



The Hibiscus, Bangalore

Our other projects (completed)

- Fernville, Bangalore
- The Bouganville, Bangalore
- The Tulip House, Bangalore
- Krishna Manor, Ernakulam
- The Orchid, Bangalore
- Palm Grove Apartments, Ernakulam
- Hibiscus, Bangalore
- Krishna Lilac Apartments, Bangalore
- Surbacon Maple, Bangalore



All photographs used in this e-brochure have been taken on location at our previous projects

CONTACT US

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