



#### NEARBY :

RAILWAY STATION	16 KMS.
NATIONAL HIGHWAY 48	17 KMS.
EXPRESS HIGHWAY ENTRY/EXIT	25 KMS.
VALIA GIDC	02 KMS.
KONDH GIDC	06 KMS.
JAGADIYA GIDC	15 KMS.
ANKLESHWAR GIDC	17 KMS.
PANOLI GIDC	23 KMS.
ANKLESHWAR AIRPORT	24 KMS.
ANKLESHWAR DRY DOCK	19 KMS.
APPLE PLAZA	15 KMS.



**SITE ADDRESS :**  
VALIA INDUSTRIAL PARK, Intas Pharma Road,  
Next to Petrofills (RIL), Before Apcotex, Valia, Ankleshwar.

**BOOKING CONTACT :**  
99 74 76 00 00 | 93 33 63 33 33

**ARCHITECT :**



GATEWAY TO INDUSTRIAL  
**EXCELLENCE**



## GROUP'S LEGACY AT A GLANCE

INDUSTRIAL **6 PROJECTS** SPANNING 500 ACRES

COMMERCIAL **5 PROJECTS** WITH 500+ UNITS

RESIDENTIAL **50 PROJECTS** WITH 1000+ UNITS

HOSPITALITY **05 HOTELS** AND RESORTS WITH 250 ROOMS

HEALTHCARE **02 HOSPITALS** WITH 80 BEDS







## THE MASTERMIND

And start-ups are growing everywhere and are looking for perfect and ideal working location.



ENTRY GATE



## EXCLUSIVE GOVERNMENT INCENTIVES

**7**<sup>%</sup> Upto  
Subsidy On Term Loan.

**50**<sup>%</sup> Stamp Duty Reimbursement

**₹35** Upto  
Lakh Capital Subsidy

Electric Duty Waiver For 5 years  
SGST Reimbursement For 10 years

**100**<sup>%</sup> Financial Support Available

## PLOT SIZES

Options Ranging From 440 Sq.m. To 2800 Sq.m.



Discover an unparalleled investment opportunity at Valia Industrial Park,  
strategically registered under the Government of Gujarat's Industrial Park  
Vanbandhu Scheme.





Project, is designed to create a work environment to achieve higher levels of skillfulness and productivity in manufacturing as well as in back office







Project is designed to Empower Business with Elevating Standards







Experience an industrial park where every detail is designed to support your success – from advanced infrastructure to unmatched amenities, ensuring smooth and efficient operations every step of the way.







## LUXURY REAL ESTATE **REDEFINED**

Discover an industrial park where cutting-edge facilities streamline your business operations, while other amenities provide unmatched convenience and comfort for your team.







## SMARTLY DESIGNED LABOUR COLONY

Ensuring comfort, convenience, and community for the workforce at our industrial park







## MODERN DORMITORY FACILITIES

Providing a comfortable and secure living space for a productive workforce at our industrial park



DORMITORY QUARTER





## YOUR BUSINESS, OUR INFRASTRUCTURE

We provide the foundation your business needs to thrive, with state-of-the-art facilities, comprehensive amenities, and seamless support. Focus on growing your enterprise while we take care of the infrastructure that powers your success.



RCC ROAD



SOLAR STREET LIGHTS



100% UNDERGROUND  
STORM WATER DRAINAGE



COMMON SEWAGE  
TREATMENT PLANT



HOSPITAL (PHC)



CENTRALIZED  
DRAINAGE SYSTEM



24 HRS SECURITY ON GATE



CCTV SURVEILLANCE  
SYSTEM



24 HOURS FIRE STATION WITH  
FIRE BRIGADE



RESTAURANT / CAFÉ



BANKING FACILITY



HOTEL



ADMIN BUILDING



CENTRALIZED WATER SUPPLY  
SYSTEM



DORMITORY



WEIGH BRIDGE



OFFICE STAFF ACCOMMODATION



LABOUR QUARTERS



PROVISIONAL STORE





## HOSPITAL, FIRE STATION, BANK HOTEL

This place integrates productivity with well-being, featuring advanced infrastructure like fully equipped hospital, & recreational facilities. We ensure a safe and healthy environment.







## INDUSTRIAL PARKS, PERFECTED

Experience a seamlessly designed space with top-notch infrastructure, featuring facilities like a bank, hotel, and everything your business needs to succeed.



HOTEL, RETAIL SPACE, BANKING ATM









An industrial hub with world-class amenities, including a play area, making it a space where business and community thrive together.







Our industrial park combines operational excellence with the comfort of amenities, including a hotel, ensuring your business runs smoothly while providing a relaxing space for your team and visitors.

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RESTAURANT





An industrial hub with world-class amenities, including a play area, making it a space where business and community thrive together.





LAYOUT PLAN



PLOT NO.	SQ.MT.	PLOT NO.	SQ.MT.	PLOT NO.	SQ.MT.	PLOT NO.	SQ.MT.
1	1,872	41	528	81	2,026	121	450
2	1,765	42	524	82	2,127	122	450
3	1,832	43	687	83	1,440	123	450
4	1,917	44	1,069	84	1,440	124	450
5	2,351	45	900	85	1,758	125	450
6	862	46	900	86	1,710	126	450
7	461	47	900	87	1,440	127	450
8	441	48	882	88	1,440	128	450
9	421	49	1,152	89	1,440	129	450
10	402	50	900	90	1,440	130	450
11	382	51	900	91	1,440	131	450
12	362	52	900	92	1,440	132	450
13	362	53	900	93	1,440	133	450
14	403	54	900	94	1,440	134	450
15	442	55	900	95	1,422	135	450
16	450	56	900	96	870	136	450
17	450	57	900	97	900	137	450
18	450	58	900	98	900	138	450
19	450	59	900	99	900	139	450
20	450	60	900	100	900	140	450
21	882	61	900	101	900	141	450
22	588	62	900	102	900	142	450
23	466	63	882	103	900	143	450
24	466	64	1,422	104	900	144	472
25	466	65	1,440	105	900	145	2,837
26	466	66	1,440	106	900	146	2,300
27	466	67	1,440	107	900	147	2,236
28	466	68	1,440	108	900		
29	466	69	1,440	109	900		
30	466	70	1,440	110	1,152		
31	466	71	1,440	111	401		
32	598	72	1,440	112	419		
33	477	73	1,710	113	420		
34	503	74	1,758	114	420		
35	511	75	1,440	115	420		
36	520	76	1,440	116	420		
37	529	77	1,440	117	420		
38	536	78	1,440	118	420		
39	535	79	2,012	119	657		
40	531	80	2,444	120	457		