

There are many who build houses.  
Only a few build homes.

Project by:



ISO 9001 : 2008  
ISO 14001 : 2004  
ISO 18001 : 2007

[www.happyhomegroup.co.in](http://www.happyhomegroup.co.in)  
HAPPY 2 HELP ☎ 7878 808080



Office address:  
**Green Fortune**  
B/h. Vastugram, Nr. Happy Residency,  
Vesu, Surat.



A feather in the Crown



Happy Home's  
**Green Fortune**

Happy home group that has attained crowning glory through its most successful residential projects in Surat - one of the fastest developing cities in India.

Another feather in the crown is being added to it, is company's most ambitious project on the same keyword theme,

### **"Green Fortune"**

The environment - friendly residential units for enviro-conscious people, apart from being located in city's most serene and cream area, layout, landscaping, architectural and interior design fully loaded with the state-of-the art amenities create a perfect match for joyous living. The project has been attributed with an ever increasing appreciation qualities so that your investment never remains idle.

**Go for a Green Fortune**



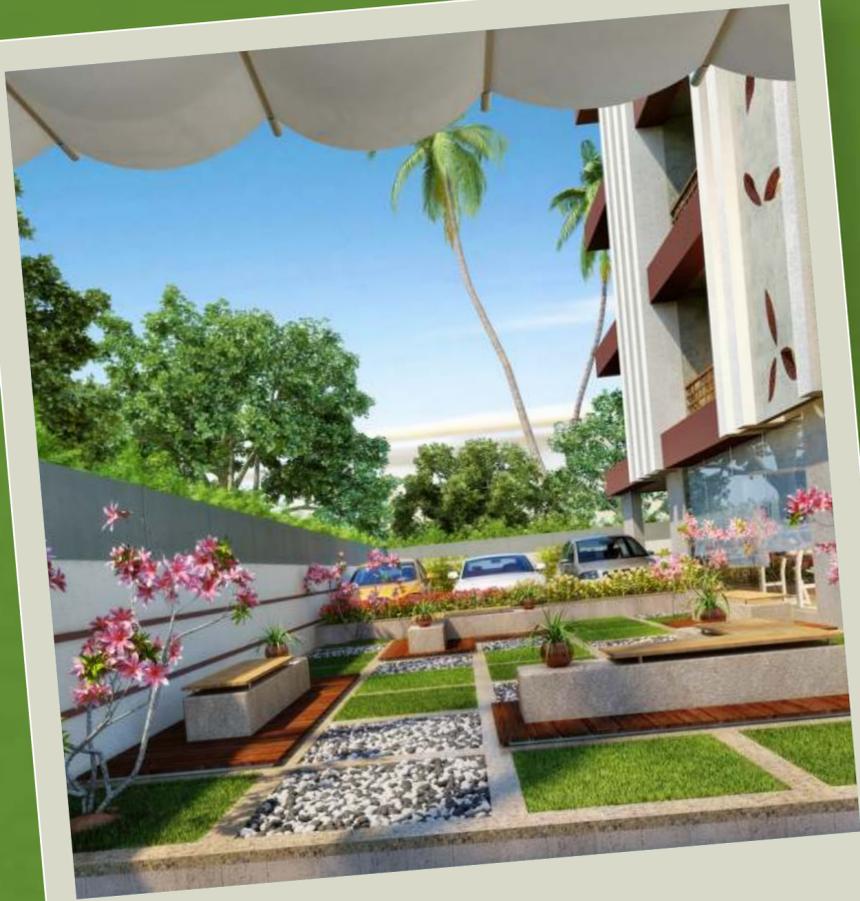


Naturally displayed Green carpet to  
**Welcome you**

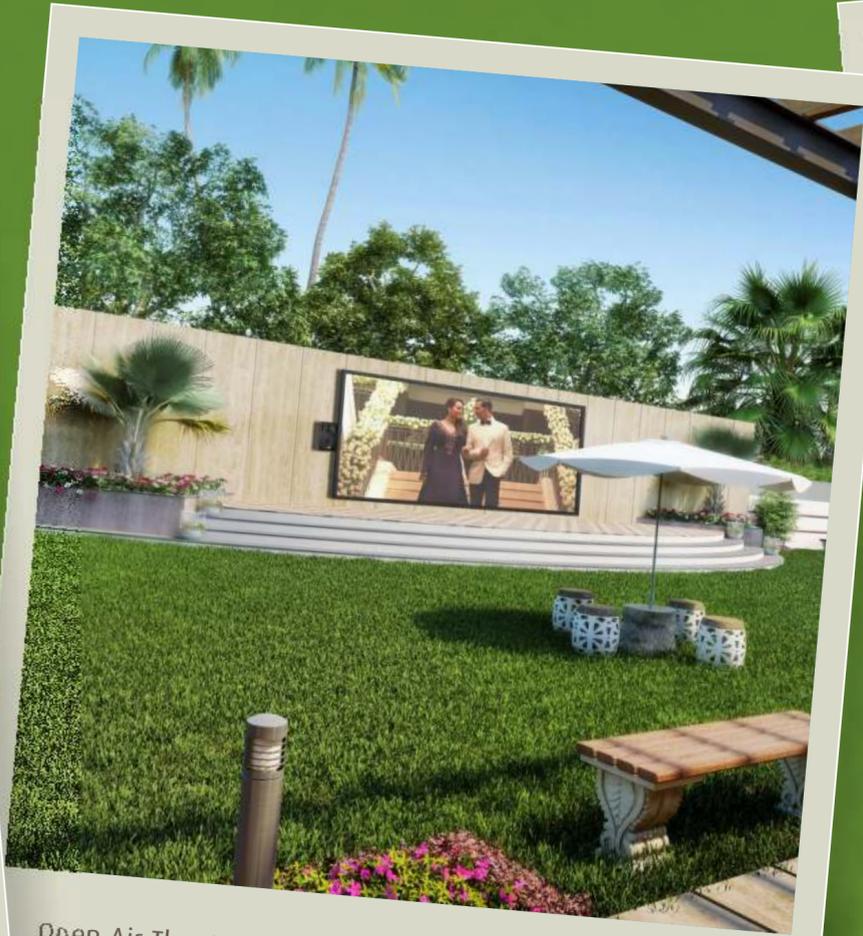


After successful residential projects on "GREEN" theme.  
Another project surrounded with the Green ambience is being introduced for  
the nature loving people.

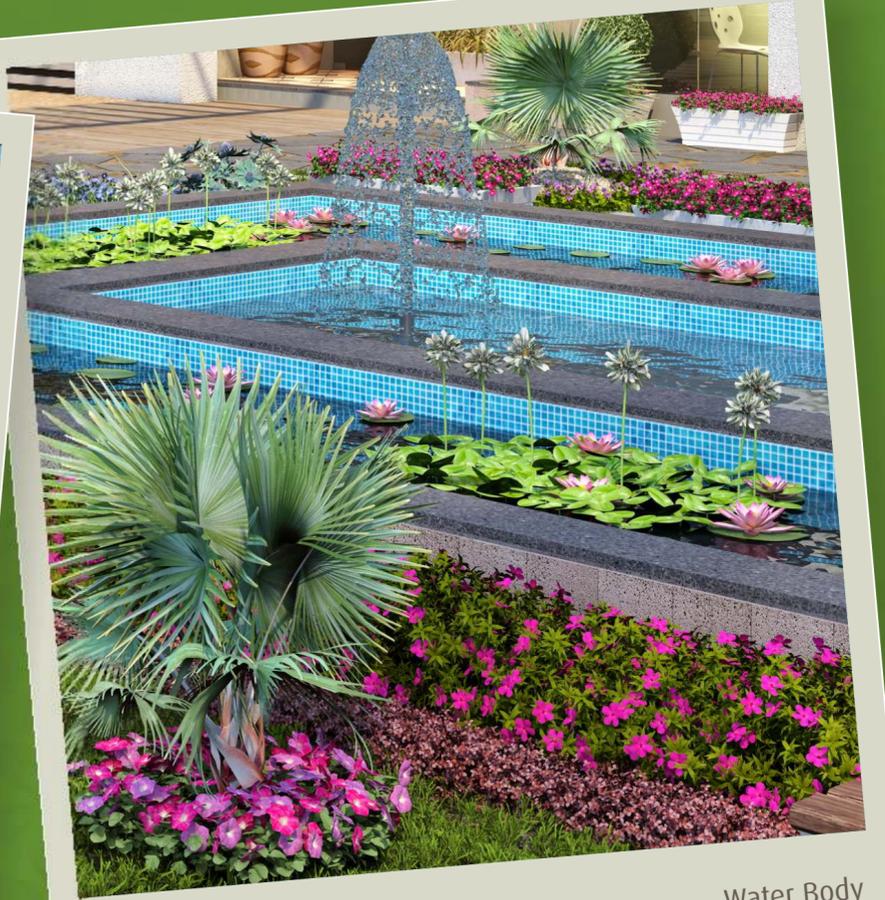
# Green Fortune at Glance



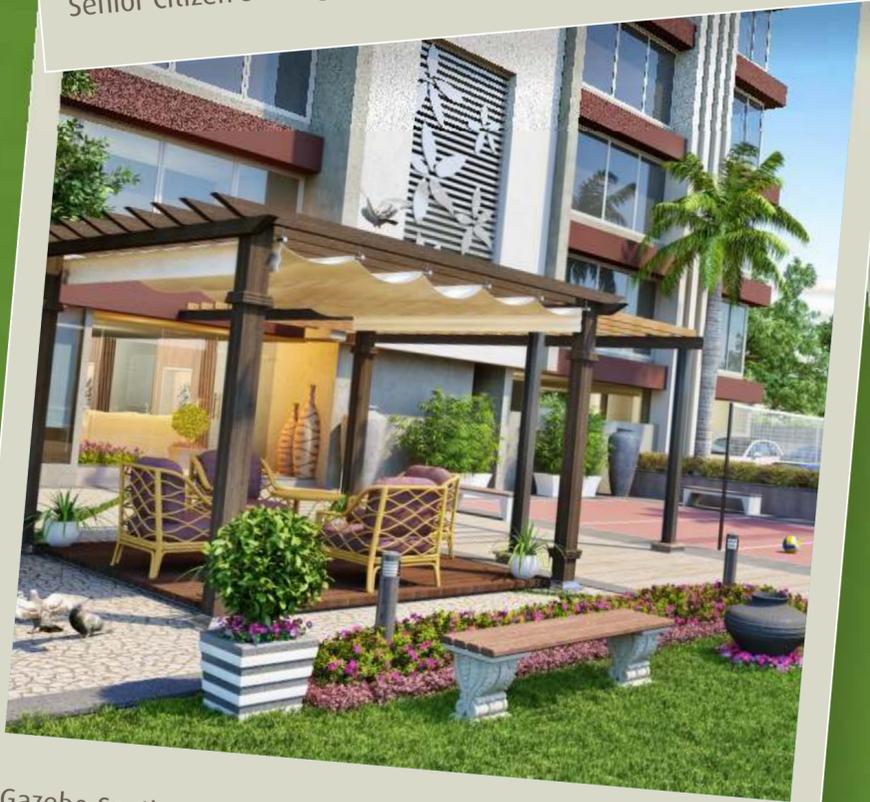
Senior Citizen Seating



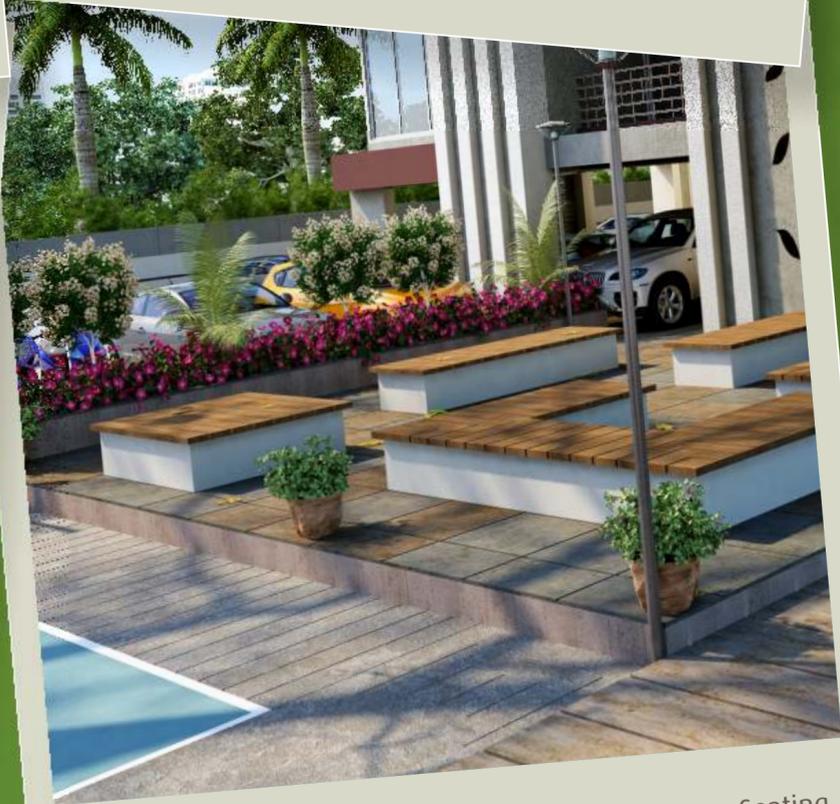
Open Air Theater with Stage



Water Body



Gazebo Seating



Women Seating



Children Play Area

# Gateway to Green empire



Bird view at Night



## Location Map



Happy Home Group takes pride for providing an attractive entrance, fully equipped with safety features.



Main Entrance Gate

Refreshing ambience for  
**Body & Soul**



- 1. Impressive Entrance Gate
- 2. A.C. Reception
- 3. A.C. Indoor Games Area
- 4. A.C. Gym

- 5. Children Play Area
- 6. Skating Ring
- 7. Multi Purpose Court
- 8. Women's Seating

- 9. Gazebo Seating
- 10. Senior Citizen's Seating
- 11. Water Body
- 12. Lush Green Garden

- 13. Stage with Screen
- 14. Driver's Lounge
- 15. Car Wash Area
- 16. Drop of Plaza

- 17. Multi Purpose Kitchen
- 18. Walkway Path
- 19. Ramp of Cellar
- 20. Parking



## Recreation Zone

Green fortune makes you feel with lots of energy at club house to keep your body active and freshen up your soul.



- 1. Swimming Pool
- 2. Baby Pool

- 3. Jacuzzi
- 4. Reception & Waiting

- 5. Ladies Change room
- 6. Gents Change room

- 7. Sauna Bath
- 8. Steam Bath

- 9. Lift & Staircase
- 10. Parking

# Glimpses of Green Fortune



A.C. Reception



Swimming pool with Baby pool



A.C. Gymnasium



A.C. Indoor Game



Jacuzzi

Shining star to brighten up the  
**Future**



Night view of Water body

**LIFE STYLE**

- Open Air Theater with stage
- Senior Citizen Seating
- Walkway Path
- A.C. Gymnasium
- A.C. Reception
- A.C. Indoor Games
- Children Play Area
- Lush Green Garden
- Sand Pit
- Skating Ring
- Multipurpose Court (Volley Ball / Badminton)



**LIFE STYLE**

- Gazebo Seating
- Women Seating
- Water Body
- Terrace Seating on Each Building
- Drop of Plaza For School Bus/Van
- Party lawn
- Driver's lounge
- Swimming Pool
- Jacuzzi
- Steam Bath
- Sauna Bath



# Go get Free from tension

**SAFE & TENSION FREE HOUSE**

- Loanable Title.
- N.A. Land. & Registered Sale Deed.
- Air Port NOC with Aviation Light.
- Fire Fighting System with Fire NOC.
- Occupancy Certificate by SMC.
- SMC Development Permission.
- RCC Structure Design As per IS code.
- Architect Completion Certificate.
- Structural Stability Certificate.



**Fortune**

**CAMPUS AMENITIES**

- Impressive Entrance Gate with Security Cabin
- R.C.C. Road & Street Light Intercom
- C.C.T.V. Camera in all Campus & Reception
- Society Office
- Generator
- Car Wash Area
- Designer Compound Wall
- Security Round The Clock
- Security Room & Toilet in Each Building
- Percolating Bore well for Water Harvesting
- Music System in Campus



Green Fortune provides you an opportunity with the lots of facilities to lead more energetic, more playful as well as leisure Lifestyle

Aesthetically designed  
**Elevation**



### IDEAL SPECIFICATION

TERRACE	2 Coats Of Water Proofing With China Mosaic Floor On Terrace To Prevent Extra Heat At Top Floor.
WATER TANK	Over-Head & Under-ground With Glazed Tiles.
ELEVATOR	2 Lifts In Each Building Auto Door, S.S Cabin & Digital System. Johnson or Equi. Std. Brand.
PARKING	2 Car Parking Allotted to Each Flat.
VASTU CONCEPT	All Flat Entry East-West ( Main Door).
ATRIUM OF BUILDING	A.C. Reception with Latest Concept. Name Plate ( Royal Decorative ). Double Height Canopy of Entrance. Decorative Lift Passage In Building.
PLUMBING PATTERN	Under Ceiling Drainage System For Easy Maintenance.
OUTER SURFACE	2 Coat Mala Plaster & Texture With 2 Coat Text Color.
MODERN HEIGHT	Floor height 10', Door height 8'.

### FLATS INTERIOR

FLOORING	1m. x 1m. Granamite of Premium Quality Wooden Flooring In one Master Bedroom
KITCHEN	Natural Granite.
SINK	Stainless steel with Single Bowl & Drain Board.
COCK	Jaguar or Equi. Standard company cock fitting, Shower Panel In one Toilet
CERAMIC	ISI Standard Designer Sanitary Ware Cera / Simpolo or Equi. Std. Brand.
TOILET	Fully Granamite Wall & Floor.
STORE	Granite Rack with Fully Granamite wall Cladding.
FRAME	All Doors, Windows with Composite Marble Frames.
DOOR	Main Door Decorative & Other Flush Door with Full Height Laminated.
WINDOW	Anodize Coated Aluminum Section.
GLASS	One Vision Reflective.
INNER SURFACE	Smooth Plaster & 2 Coat White Lapi
PLUMBING	ISI Brand UPVC / CPVC Centrally Plumbing For Hot Water In Each Toilet & Kitchen
WIRING	Flexible Copper Wiring
SWITCH	Modular of ISI Brand
HARDWARES	S.S. Hardware Fitting
ADDITIONAL FACILITIES	2 Split A.C. Chimney Exhaust fan in Toilet

### NOTE:

- All GEB charges, SMC Tax, SMC IC (Incremental Contribution), Grill, Gas line, Legal Documents, Legal File Charges, Society Maintenance, Society Formation, GST / Ser. Tax and VAT, All will be Born by Purchaser.
- Continuous default Payments Leads to be Cancellation.
- Internal Changes in Flat & Out look are Strictly Not Permitted during or after Completion of the scheme.
- If any Charges in Rules, Regulation & by laws of SMC, Government Act, during or after Completion of project is bounded to all Members.
- Super Builtup Area 42%.

Green Fortune encircled with enviro-friendly atmosphere,  
it stands as an innovative building with  
**attractive exterior**

# Furniture Layout



**TOWER A-B-C**  
(3 BHK) 2190 sq.ft.



**TOWER A-B-C (3 BHK)**

ITEM	MEASUREMENT	AREA (sq.ft.)
Living Room	14'6" x 20'0"	290.00
M Bedroom 1	14'0" x 10'0"	140.00
A.Toilet 1	14'0" x 5'0"	70.00
M Bedroom 2	14'0" x 10'0"	140.00
A.Toilet 2	10'3" x 4'10"	49.51
Passage	3'9" x 4'10"	18.11
Ch. Room	14'0" x 10'6"	147.00
C.Toilet	4'6" x 7'2"	32.26
Passage	4'6" x 3'4"	14.99
Dining	9'6" x 9'6"	90.25
Deck	9'6" x 4'0"	38.00
Kitchen	9'6" x 11'4"	107.63
Wash	4'0" x 9'6"	38.00
Store	4'0" x 7'2"	28.68
Puja	4'0" x 5'6"	22.00
Passage	6'8" x 4'8"	31.14
Door sill	3'7"8" x 0'4"	12.43
<b>TOTAL CARPET AREA</b>		<b>1270.00 sq.ft.</b>
<b>SUPER BUILT UP AREA</b>		<b>2190.00 sq.ft.</b>

**TOWER A-B-C**  
Unit Plan

