

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



ISO 9001 : 2015
ISO 14001 : 2015
ISO 45001 : 2018

www.happyhomegroup.co.in

HAPPY 2 HELP (24 x 7) ☎ 7878 808080

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ॐ



Fine Tuned with The Future...



Welcome to the Corporate World

Luxuria Trade Hub is ideally designed to create comfort -space for the wide variety to business activities like banks, finance companies, corporate houses, super markets and professional services. Needless to mention that it also consists confining cafeteria and canteen to pamper your taste buds and your clientele too.



We, at Luxuria Trade Hub welcome you to have your own space that has awesome amenities and environmental advantages to put your business mood on marching mode Being raised at most evolved prime location of Surat city , the structure of Luxuria Trade Hub will be proved an architectural amazement amongst designs of commercial buildings in the city. Beautifully crafted elevation with sculptural mix expresses the decency of design. Luxuria offers you fully loaded spaces that defines the business place of the 3rd world. It is easily accessible from travelling points such as Airport, Railway station , Bus station and also approachable from Main Markets, Industrial Zone and Special Economy Zone.



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

Splendid state of the art elevation



Be the proud owner of your space in most enviable architectural wonder of the city and empower yourself with the entire business ambience...

Elegant Elevation



Luxuria Trade Hub is an ambitious project from Happy Home Group that has given a series of many housing and commercial projects to the city of Surat. As the Group has always practiced certain business ethics into every project it implements, Luxuria Trade Hub is beautifully blended with the Group's creative excellence and worldly vision. It is designed to provide every entrepreneur a comfort environment that helps sharpen his business acumen. It is also well equipped with amenities compatible to every apparatus pertaining to communication and electronic devices.



----- 60 mt. WIDE ROAD -----

Ground Floor



SHOWROOMS

- ▶ Ground Floor : 1813 Sq. Ft.
- ▶ 1st Floor (Upper) : 1526 Sq. Ft.

OFFICES / COMMERCIALS

- ▶ 2nd Floor to 10th Floor : 770 Sq. Ft. to 2535 Sq. Ft.

EXCLUSIVE CRITERIA

- ▶ Wi-Fi Zone at Reception.
- ▶ Fully Glazed Elevation.
- ▶ Round the Clock Sound Security
- ▶ Proximity to BRTS Road - Gaurav Path Road Junction.
- ▶ Well Ventilated Commercial Complex.
- ▶ All Showroom / Office with Attached Toilet.
- ▶ Voice Communication System. (EPABX)
- ▶ Cable Connection Point in all Offices.
- ▶ Landscape with Fountain.
- ▶ Night Vision Board at Terrace Level
- ▶ Water Supply in each Unit
- ▶ CCTV Camera in Common Area

FLOOR GUIDELINES

No. of Floor	Floor Height
▶ Ground Showroom	14 feet
▶ First Floor Showroom	14 feet
▶ 2nd Floor to 10th Floor (Commercial / Office Floor)	10' 8" feet
▶ Lower - Basement - Parking	10 feet
▶ Upper - Basement - Parking	12 feet

3 - LEVEL PARKING

- ▶ Ground, Upper Basement & Lower Basement
- ▶ Kota Stone Flooring in Parking
- ▶ Tiles Dedo in Column & Wall.
- ▶ Stopper in Column Corner with Radium Sign.
- ▶ Reflecting Mirror in Turning Area
- ▶ Speed Breaker in Parking

IDEAL FOR

- ▶ Offices, Restaurants, Hospitals, Institutions, Professionals & any other Commercial Use

MAIN RECEPTION ENTRANCE (ATRIUM)

- ▶ Huge Atrium with Italian Floor.
- ▶ Auto Close & Open Glass Door.
- ▶ Intercom.
- ▶ A.C. Atrium at Ground Level.
- ▶ Boom Barrier at All Entry.
- ▶ Excellent Entrance with Name Plate.

LIFT

- ▶ 1- Owner Lift (Kone / Johnson / Equ.Co.)
- ▶ 1- Goods / Staff Lift
- ▶ 1- Fire Lift
- ▶ All Auto Door Lift
- ▶ Speed 1 M/Sec.
- ▶ S.S. Cabin
- ▶ Electronic Digital System
- ▶ Auto Collective System

LIFT CLADDING

- ▶ Granamite with Ultra Modern Architectural Concept
- ▶ Granamite / Texture

A.C.

- ▶ 1 Split A.C. up to 770 sq.ft.
- ▶ 3 Split A.C. in 770 2046 sq.ft.
- ▶ 4 Split A.C. in 2046 2535 sq.ft.
- ▶ 2 Split A.C. in 1st Floor Showroom
- ▶ 3 Split A.C. in Ground Floor Showroom

GENERATOR

- ▶ Diesel Generator for Building Common Utility
- ▶ 5 Points : 770 sq. ft. Office
- ▶ 10 Points : Offices Above 770 sq. ft. & Show Rooms

WATER SOURCE

- ▶ SMC Water Supply.
- ▶ Bore well Supply Provision.

RAILING

- ▶ R.C.C. Pardi with Granite Top.

CAMPUS FINISHES

- ▶ R.C.C. Road With Trimix Rough finish Plus Granite Flooring at Ground Level.

SAFE COMMERCIAL BUILDING

- ▶ Fire N.O.C.
- ▶ Fire Safety.
- ▶ SMC Development Permission.
- ▶ Structural Design Considering Last Earthquake.
- ▶ B.U.C.
- ▶ N.A. Land with Commercial Use
- ▶ Airport N.O.C.
- ▶ RCC Framed Structure Designed as per IS Code.
- ▶ Aviation Light.
- ▶ Registered Saledeed.
- ▶ Lift Licence & Use Certificate

COMPOUND WALL

- ▶ Designer Compound wall Around Campus

FLOORING

- ▶ 1M x 1M Fully Granamite Flooring.

PASSAGE

- ▶ 1M x 1M Fully Granamite Flooring.
- ▶ False Ceiling
- ▶ 8' 4" Wide Passage

PANTRY

- ▶ Separate Granite Top Pantry with Carysil Sink in Each Office

TOILET

- ▶ Jaguar / Roca Cock Fitting.
- ▶ Granamite In Wall & Floor.
- ▶ Wall Hung Closet
- ▶ Cera / Roca Ceramics

STAIR CASE

- ▶ Granite Tappa & Granamite Riser.

ELECTRIFICATION & POWER LOAD

- ▶ Concealed Wiring
- ▶ Anchor/Havells/Equ. Std. Modular Switches.
- ▶ Copper Wiring ISI Brand.
- ▶ T.V./Phone/Fax/Xerox Machine/Computer & Printer Point.
- ▶ 3ph. Ele. Meter In Each Unit (Chargeable)

OUT SIDE FINISHING

- ▶ Double Coat Mala Plaster With Texture Finish Also With Double Coat Colour.

INSIDE FINISHING

- ▶ 2 Coat White Lapi.

SHOWROOM SHUTTER

- ▶ Galvanized Rolling Shutter With Auto Switch Operated.
- ▶ Each Showroom will be Road Facing.

WINDOW

- ▶ Full-Size Aluminium Section Window, Anodized Coated with Granite Frame
- ▶ DGU - Unit in Elevation.

HARDWARE

- ▶ S.S. Hardware Fitting of Standard Company.

STANDARD QUALITY FACTOR

- ▶ Use of Sweet Water for Construction.
- ▶ Cube / Concrete Testing Lab
- ▶ Tata Steel & Steel Testing
- ▶ Qualified Staff
- ▶ Soil Testing
- ▶ Ply Centering & Steel Support
- ▶ ISO 9001 : 2008 Quality Management System
- ▶ ISO 14001 : 2004 Environmental Management System
- ▶ ISO 18001 : 2007 Occupational Health and Safety Management System

EXTRA COST :

- ▶ All GEB Expenses (Quotation, Cable, Transformer, Contractor & Other), Grill, Service Tax/GST, Vat, Society Maintenance, SMC Taxes.

LEGAL CHARGES :

- ▶ Stamp Duty, Registration Fees, Advocate Fees, Society Formation, I.C. (Incremental Contribution) of SMC, Legal File Charges.

NOTE :

- ▶ Internal & External Changes shall not be Allowed. Changes in Exterior Elevation of the Building are not Permitted during & After Completion of Project.
- ▶ All Detail in these Brochure are for Easy Information Purpose only.
- ▶ This Brochure is not part of Legal Document.
- ▶ Super built-up Area is 50%
- ▶ Irregular Payment Leads to Cancellation of Booking.

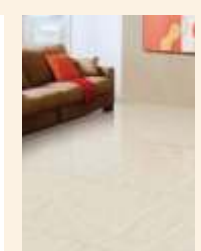


AWESOME LOCATION

- ▶ Two Side Road Corner (200 feet & 60 feet)
- ▶ Address :

LUXURIA TRADE HUB

TP. 3, FP. 48, Beside Audi Showroom,
Landmark Vastu Luxuria, Gaurav Path, Airport Road,
Surat-Dumas Road, Surat.




FLOORING



www.asianflooringindia.com

www.nitcotiles.in

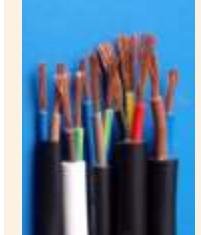


PAINTS



www.asianpaints.com

www.dulux.com

ELECTRIFICATION



www.havells.com

www.rrkabel.com




HARDWARE



www.kichindia.com

www.archiware.com




GLASS



www.saint-gobain.co.in

www.aisglass.com

SWITCHES



www.anchor-world.com

www.havells.com

LIFT



www.kone.in

www.johnsonliftsltd.com




A.C



www.mitsubishielectric.in

www.daikinindia.com

COCK



www.roca.in

www.jaquar.com




GENERATOR



www.kirloskar-electric.com

www.sudhirgensets.com




CERAMIC



www.cera-india.com

www.roca.in

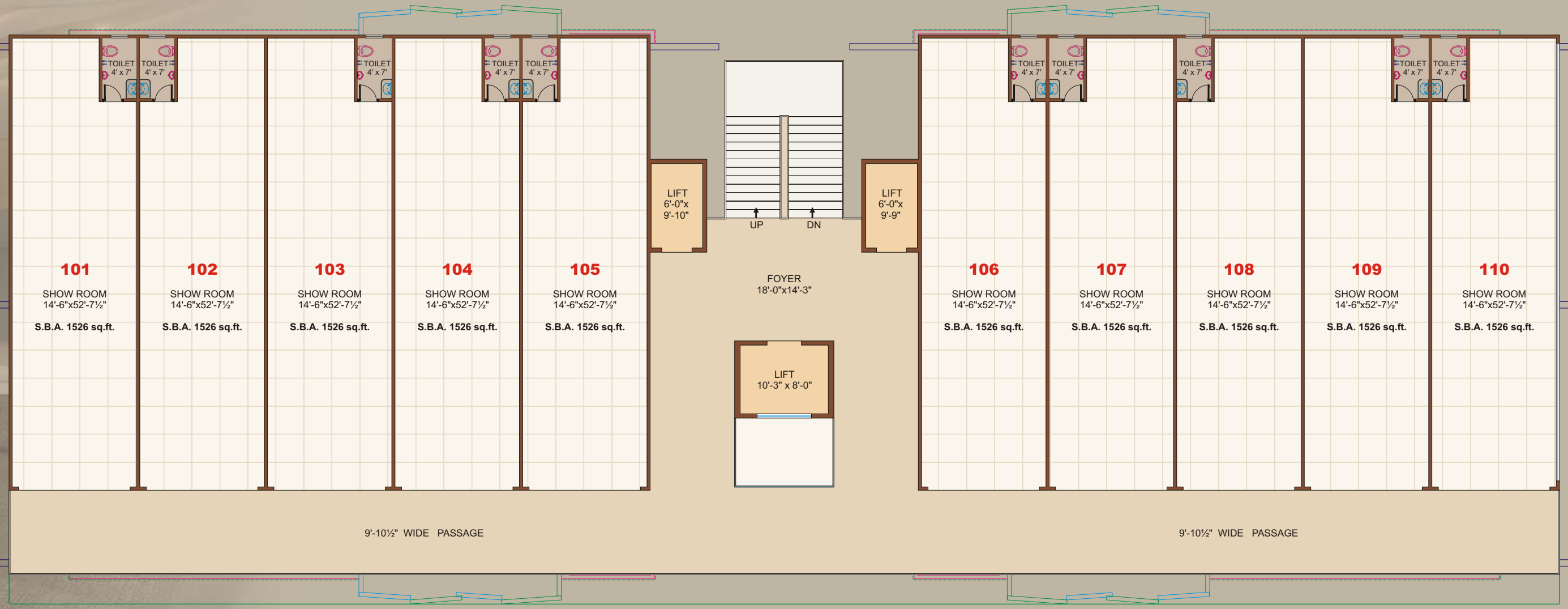
WINDOWS



www.geetaaluminium.com

www.jsw.in

To See the Construction Status Download Now **Happy Home** Apps



Wonderful welcome zone



Reception Showrooms

Calm and cool environment that keeps you stress free

The entire building is scientifically designed to treat your everyday business stress with environmental advantage. It's right mix of artistic colours and designs creates a serene solitaire in confined corners of your business place. Feel the truly relaxing retreat through unmatched ambience.

Environment

Second Floor



Third Floor



OFFICES

Fourth Floor



Sixth Floor



Fifth Floor



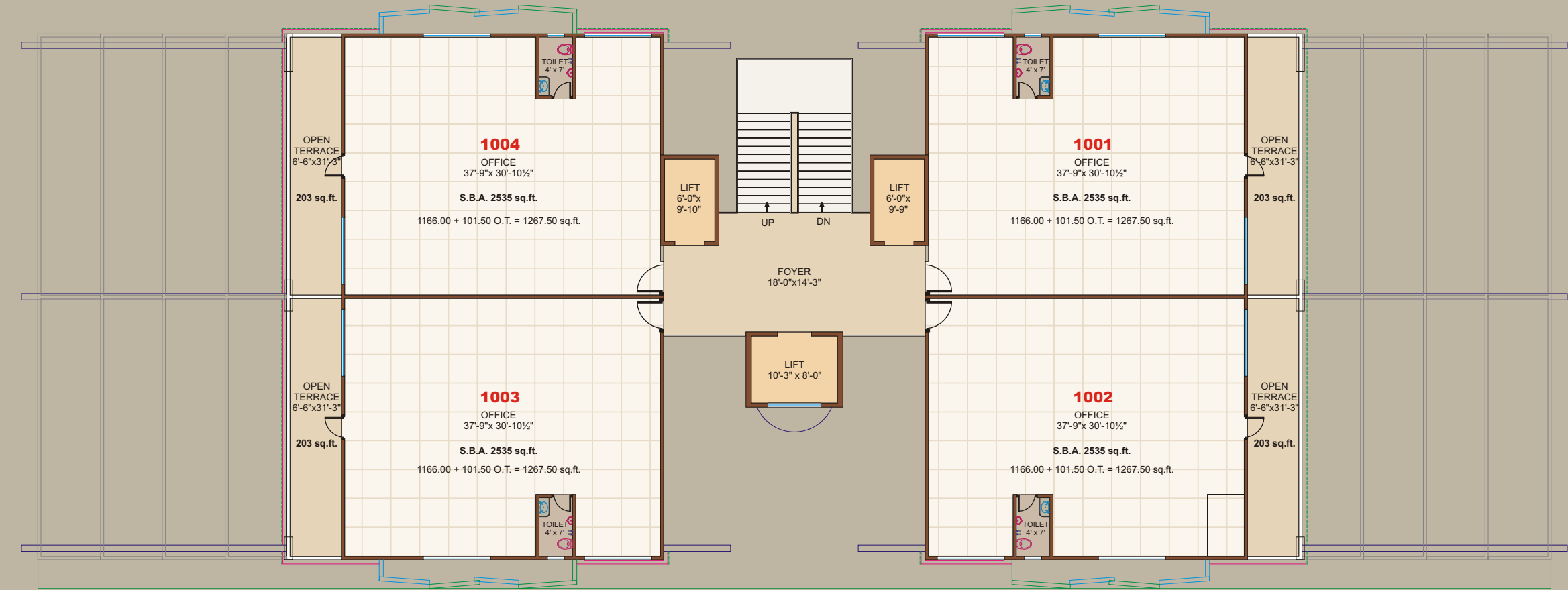
Seventh Floor



Eighth Floor



Tenth Floor



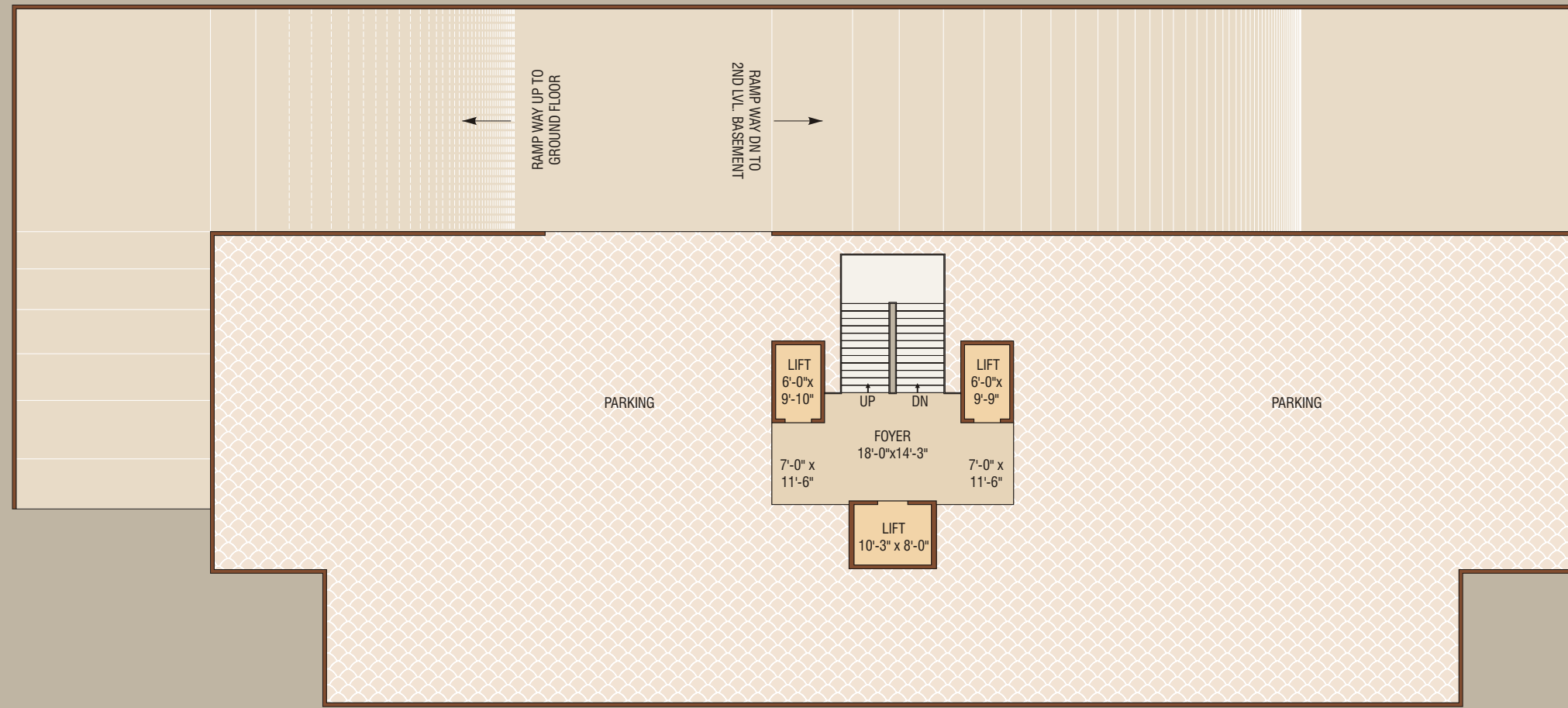
Ninth Floor



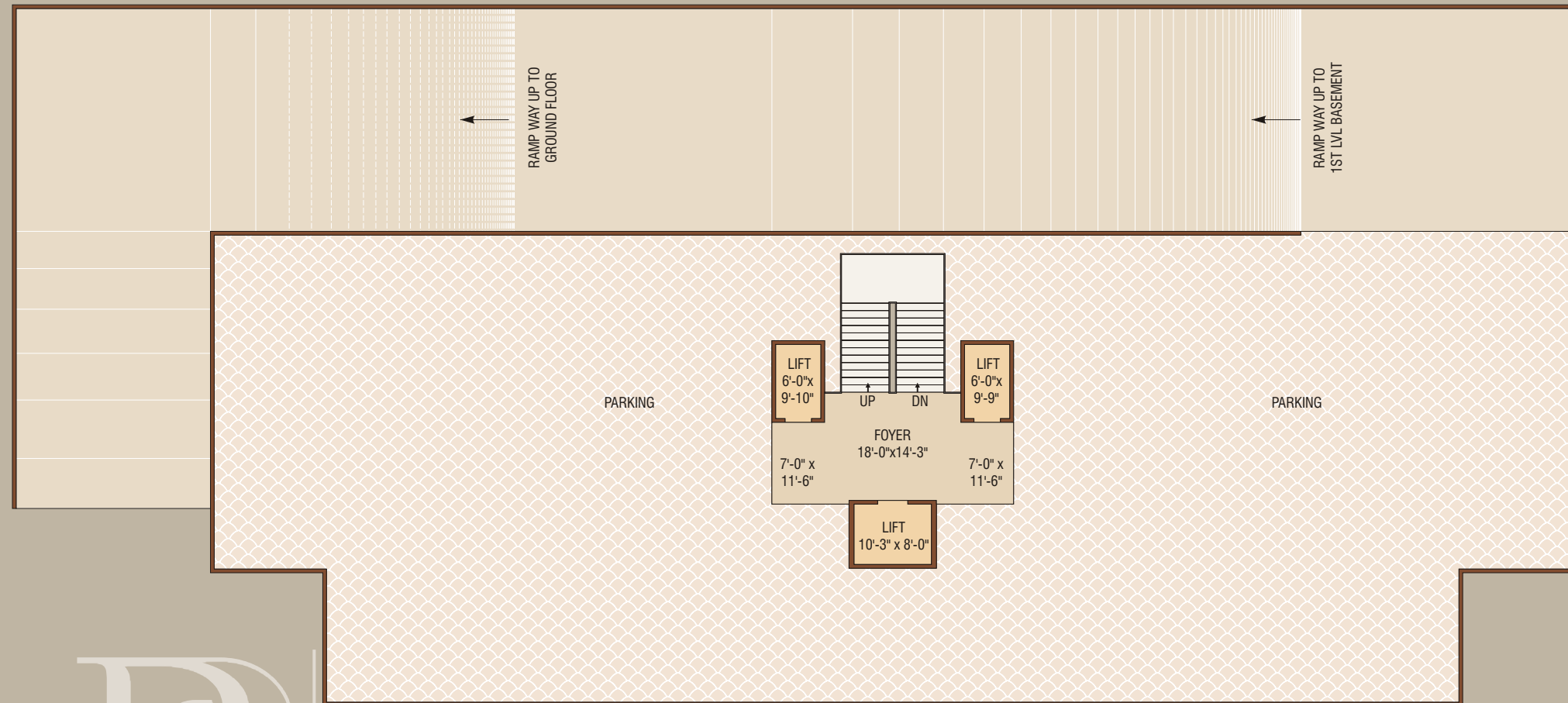
Offices



Basement Floor



1st level Basement plan



2nd level Basement plan

Splendorous shape night view



Basement



Elegant Elevation

