

The Oakwood

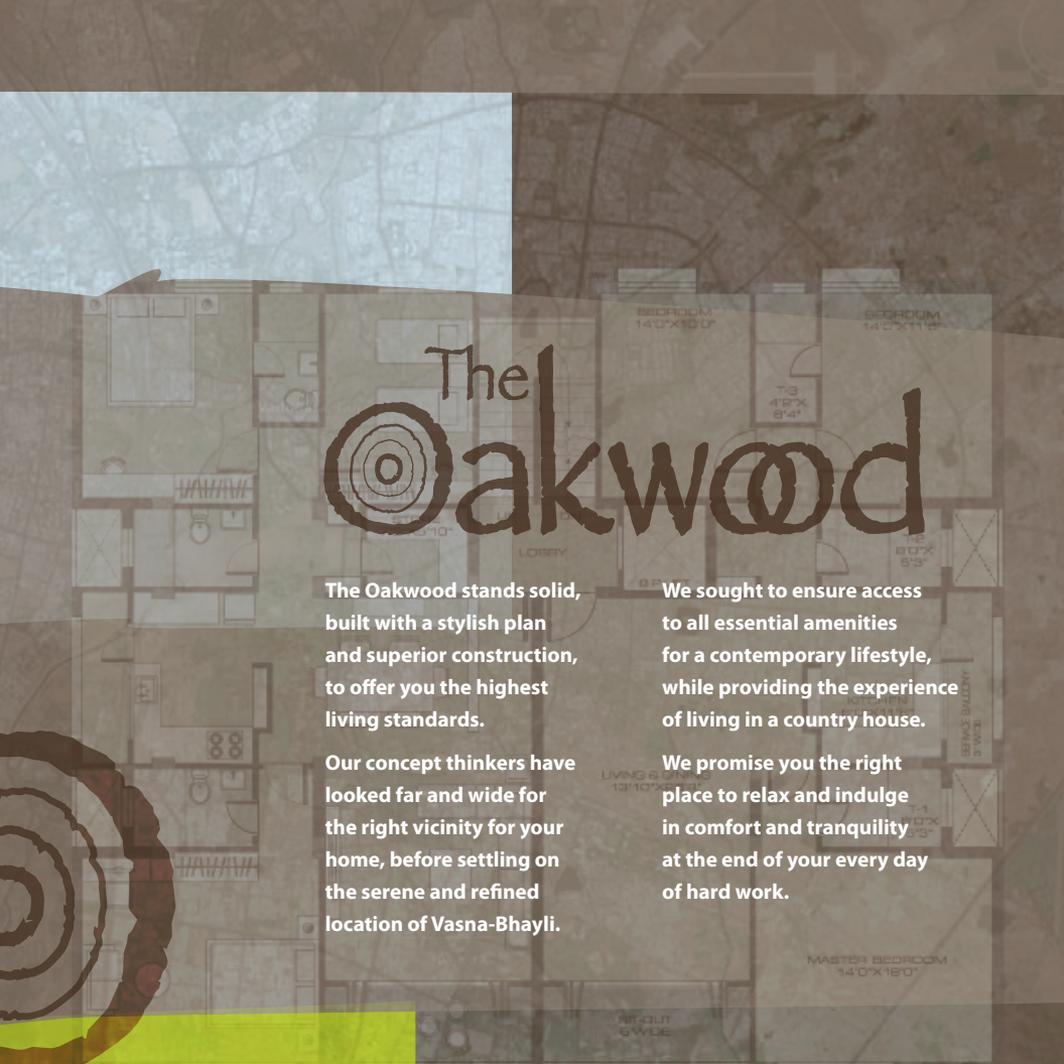
Elevated living...Redefined!

The Oak is a symbol of strength and endurance. It is a strong tree distinguished for being long-lived and evergreen. It holds a high position in classical mythology as a metaphor for reliability. Oak wood blends into the natural habitat, and serves the ecosystem for ages. Since the earliest records of man, Oak wood has served our every conceivable purpose, from forming humble huts to stately mansions, from shrines and churches to battleships. Futurescapes has successfully imitated the long-lived, evergreen, reliable, strong, and versatile Oak for your living, through our "The Oakwood".

Another work of art by FutureScapes



The
Oakwood



The Oakwood

The Oakwood stands solid, built with a stylish plan and superior construction, to offer you the highest living standards.

Our concept thinkers have looked far and wide for the right vicinity for your home, before settling on the serene and refined location of Vasna-Bhayli.

We sought to ensure access to all essential amenities for a contemporary lifestyle, while providing the experience of living in a country house.

We promise you the right place to relax and indulge in comfort and tranquility at the end of your every day of hard work.



Green House

At the Oakwood, life is easier and safer! Life must exist alongside nature, not at the cost of it. With minimal alteration to the natural terrain and making optimum use of available energy, we make it possible to live a content life alongside the natural world. Each flat is fundamentally ventilated yet thermally insulated at all times, making it eco-friendly and energy efficient.



The Autoclaved Aerated Concrete (AAC) block is a precast, eco-friendly, energy-efficient, and recyclable building material. It is a sustainable solid light-weight block that provides thermal and acoustic insulation. It is naturally resistant to fire, fungal decay and termites, and protects from earthquakes. AAC also significantly helps prevent leakage and seepage compared to conventional brick masonry.





Amenities

To maintain perfect balance of life and leisure, the Oakwood includes a 10,500 sqft spacious landscaped garden, kids play area, various classy gazebos, decorative water bodies, a gym for the health conscious, indoor game area and ample parking space for guests.



The Oakwood: Fusion of Innovation and Technology

Offers uncompromising quality of construction, innovative design and A-list amenities that help create lifestyle you always deserved.

**Using only the latest technology and energy saving construction material coupled with the architect's imagination confirms The Oakwood, a Work of art!
A benchmark for future creations.**



The walls have been built using a high thermally insulating construction material, internally finished with gypsum and externally with double coat plaster on AAC blocks. This is an innovative climate insulation technique which helps in keeping the interiors warm during the winters and cool during the summers by 5-7 degrees. It incurs a high capital cost for the developer but low recurring cost for the owner.

Ground Floor Parking Plan



Planning

After numerous discussions and painstaking efforts taken to administer every little detail of your comfort, the Oakwood is constructed keeping in mind the needs of each family member. A high style green-building design has been offered for a healthy living. A beautiful space to call your very own.





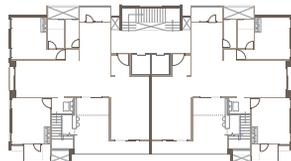
Typical Floor Plan - Tower B & C



Tower B



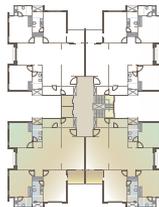
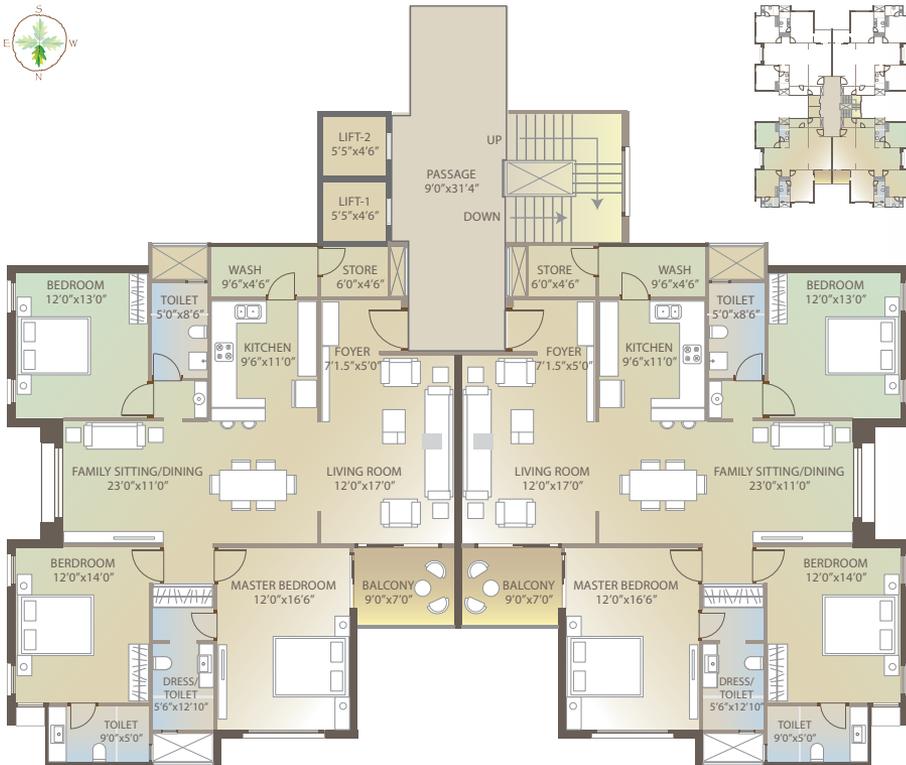
Tower C



Typical Floor Plan - Tower B & C



Typical Floor Plan - Tower A



Typical Floor Plan - Tower A



Specifications/Amenities

Home coming becomes a warm experience with the high end specifications and range of amenities to pamper you and your family.

Rain Water Harvesting

Two separate elegant entrance gates

Large landscaped Garden in the center

Children play area, apart from gym, indoor game area

Allocated/adequate parking

Long and wide walkways with sufficient lighting

Structure

R.C.C. earthquake resistant frame structure.

Masonry

with Autoclaved Aerated Concrete AAC block with advantage of higher strength, high thermal insulation, leakage/seepage proof, earthquake resistant, pest resistant, fire resistant, energy saving etc.

Flooring

Meter x meter Vitrified tiles flooring.

Kitchen

High quality granite platform, glazed tiles up to slab level with SS sink.

Plumbing

Concealed CPVC/UPVC(Chlorinated Polyvinyl Chloride pipe) hot/cold water plumbing with branded C.P.(Chrome plated) fittings.

Windows/Doors

Elegant entrance door and flushed internal doors with teakwood or aluminum frames and brass fittings.

Toilets

Designer toilet with branded ceramic tiles flooring,with premium C.P fittings, branded sanitary fittings and counter basins with full height dado with false ceiling.

Water Supply

Underground and overhead R.C.C. tanks for 24 hours water supply with auto control mechanism and bore well.

Electrification

Branded ISI concealed copper wiring with appropriate ELCBs/MCBs in each apartment and elegant branded modular switches.

Built-in inverter circuit.

Intercom facility.

Paint

Asian/Birla cement putty in interior walls and weather coat paint on exterior walls.

Elevator

Fully automatic 8 passenger elevators with gearless mechanism for 40% power saving and smooth operation with total power back up.

Water softener

Common water softening plant.

Power Generator

For elevator and common lighting/utilities.

Security

24 hours security.





A penthouse is the most sought-after position in any residential building, especially at The Oakwood. Being on the top floor, The Oakwood penthouse residents are exposed to the gorgeous aerial view of their surroundings. It also provides a cool panoramic view of the skyline which offers the residents feeling of elevated living.

Penthouse

Penthouse at The Oakwood



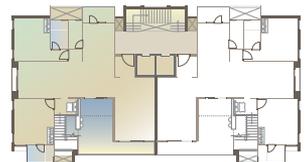
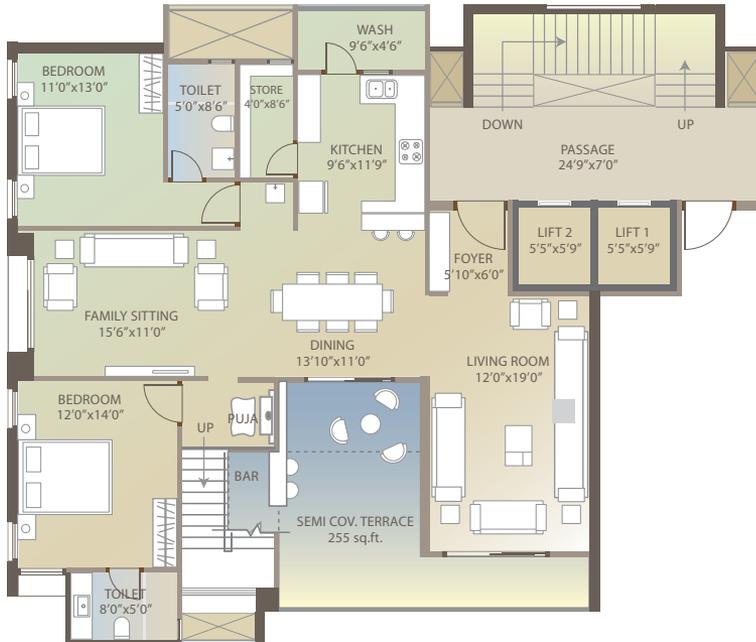
Words simply cannot describe the opulence, sophistication and absolute uniqueness of this architectural beauty.

Penthouse

The comfortable penthouses at Oakwood promise to indulge you in abundance of space. Having two or more levels, they have a dimension that is equal to multiple floors of a building. These penthouses have both indoor and outdoor specialized functions which include the basic living space areas as well as an outdoor spot such as a garden-terrace or patio.



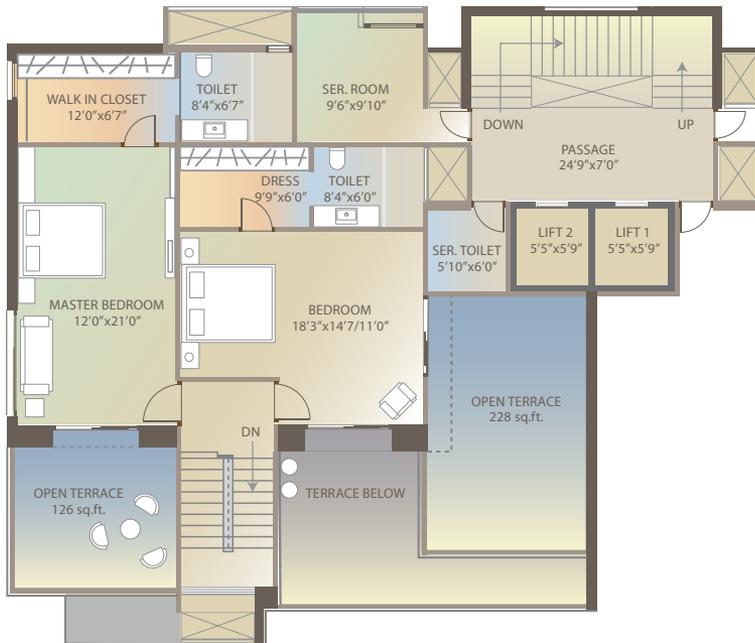
Penthouse Lower Level Plan - Tower B & C



Penthouse Lower Level Plan - Tower B & C



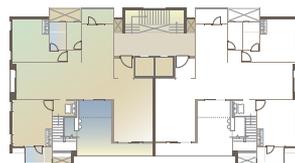
Penthouse Upper Level Plan - Tower B & C



Tower B



Tower C



Penthouse Upper Level Plan - Tower B & C



Penthouse Upper/Lower Level Plan - Tower A



Live where everything is within easy reach



FutureScapes
Developing Intelligent Spaces

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Site Address

The Oakwood

Near Navrachana University
Off Vasna Road
Vadodara

Architect

Sarjak Associates

Structural Engineer

A. A. Desai

Legal Advisor

Satyavidhi & Associates

Notes:

MGVCL charges, Maintenance charges, Development charges/documentation charges (stamp duty), Registration charges, Municipal/Gram Panchayat house tax and service tax (if applicable) would be extra.

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