



SHAMANTA

R E S I D E N C Y

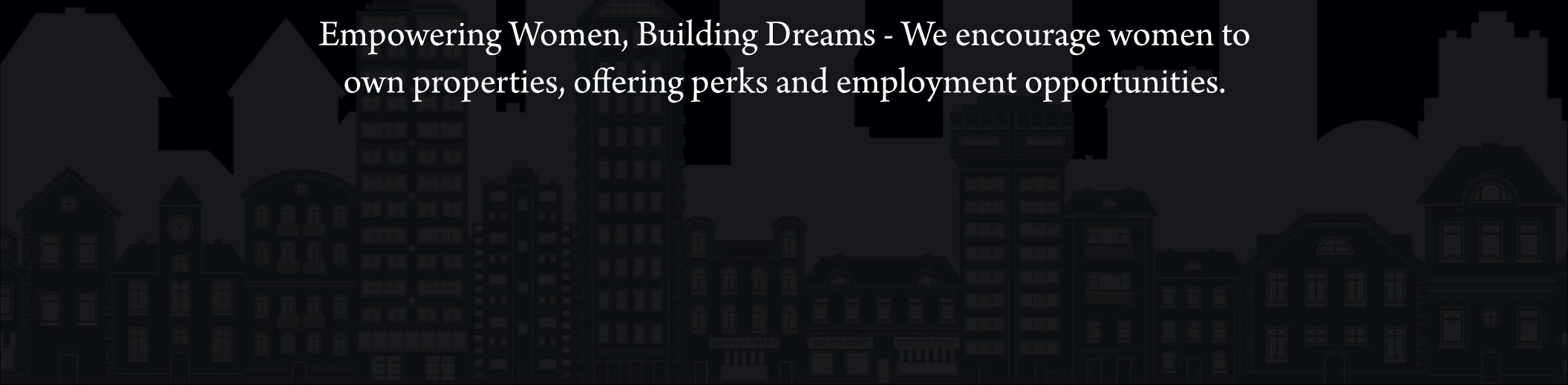
PHASE - 3

About Shamanta Builders

We are a leading real estate brand in Dholera SIR, Gujarat, specializing in land development and property building.

We offer residential, commercial, industrial, weekend villa, hotel and resort, agriculture lands, NA, NOC title clearance services, and provide tailored investment solutions to meet your needs.

Empowering Women, Building Dreams - We encourage women to own properties, offering perks and employment opportunities.



We Are Dealing In

Residential

.....

Commercial

.....

Industrial

.....

Hotel & Resorts

.....

Agricultural Lands

.....

NA NOC Title Clearance



Vision

Our vision is to provide optimal investment solutions that meet the emotional and financial needs of our investors. We aim to achieve this by offering advanced infrastructure plans designed to perfection, at affordable rates, without compromising on quality. Our ultimate goal is to establish our brand as a symbol of diversity in properties, known for paramount quality and timely services.

Mission

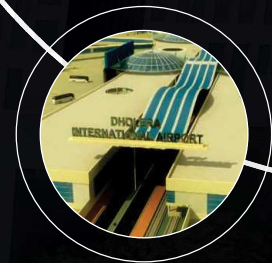
Our mission is to develop numerous townships, villas, and commercial buildings in Dholera SIR by 2030. We aspire to become the most reliable company in the industry, known for our expertise as developers and builders. Alongside this, we are committed to creating employment opportunities and empowering women in the field of real estate. We actively encourage women to pursue their dreams and provide them with their dream houses, fostering a sense of empowerment and ownership.

Invest Smart, Invest in Dholera: The Smart City of Tomorrow

The Dholera Project - Envisioning India's Largest Development, a visionary endeavor by the Indian government, is set to be one of the most monumental initiatives ever undertaken. Spanning an area twice the size of Mumbai and six times that of Shanghai, it is an ambitious undertaking aimed at transforming the landscape on an unprecedented scale.

Located in the state of Gujarat, the Dholera Special Investment Region (SIR) project covers a vast expanse of 920 square kilometers. Remarkably, this visionary project was conceptualized long before Mr. Modi assumed the role of Prime Minister of India. With an unwavering commitment to uncompromised infrastructure and cutting-edge technology, Dholera SIR is poised to become a thriving city.

Dholera SIR will offer affordable housing to millions of people in search of a place to call home, while also attracting thousands of companies seeking an ideal location to establish and expand their businesses. This transformative project holds the promise of shaping the future of India's development and setting new benchmarks for urban planning and sustainable growth.



Amenities



Attractive Main Entrance Gate



24 Hours Water Facility



Electricity



Parking



Security



CCTV Camera



Rain Water Harvesting



RCC Road



Children Play Area



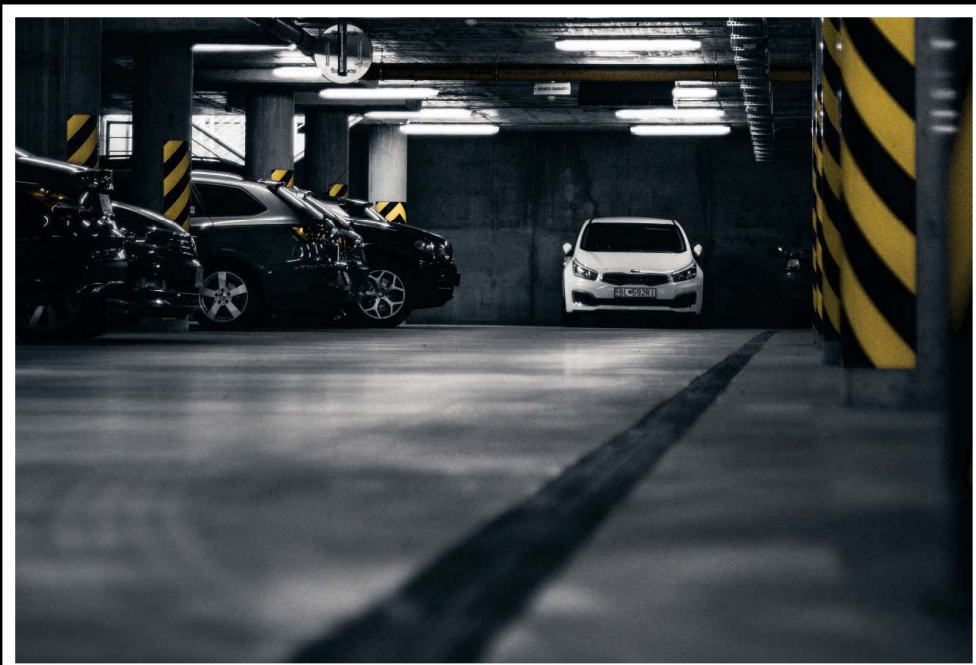
Senior Citizen Garden With Gazebo



Every Plots Boundaries



Electricity and Fire Fighting





The Layout

min plot area -
95 sq. yds
and above
12 mtr and
wide
project roads

Dholera: A Thoughtfully Designed City for All Needs

Dholera's master plan encompasses a comprehensive range of amenities strategically located to meet the diverse needs of its inhabitants. From health and safety to education, entertainment, culture, and spirituality, every aspect has been carefully considered to provide convenient and secure access.

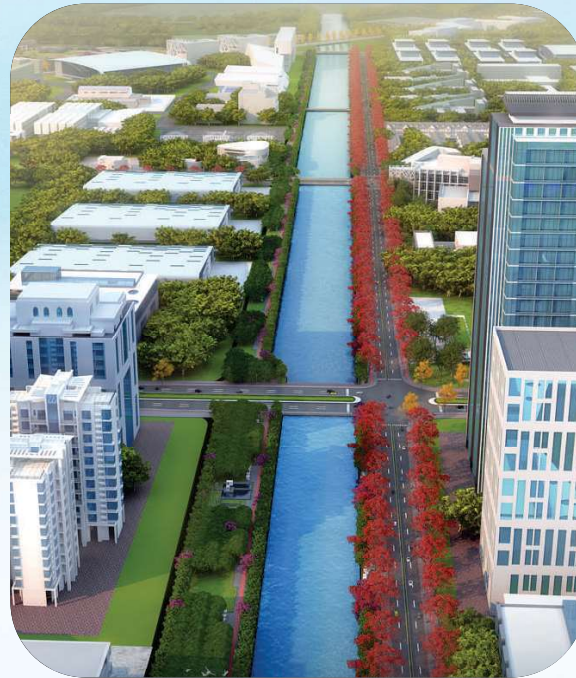
The city features neighborhood and farmers' markets, dedicated areas for vendors, dispensaries, and emergency services with swift response times. It also offers a wide range of facilities, including petrol pumps and electric vehicle charging stations, taxi and auto-rickshaw stands, bicycle parking, public toilets, spaces for public art, and cinema halls. Additionally, Dholera accommodates various religious facilities to cater to spiritual needs.

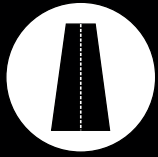
Dholera's commitment to education is evident with a comprehensive infrastructure that encompasses early childhood education, Anganwadis (childcare centers), integrated schools, colleges, and skill development centers.

The city strives to provide a holistic environment for learning and growth.

Dholera truly encompasses a diverse array of amenities and services, ensuring that residents have access to everything they need for a fulfilling and enriching lifestyle.

Dholera Smart City





Road
Cycle tracks
Footpaths
Trees & Plants



Road
Cycle tracks
Footpaths
Trees & Plants



100% domestic
waste collection
100% industrial



100% recycle and
reuse of waste
water



24X7 power
Smart Meters
SCADA



ICT enabled infrastructure
city WiFi
Integrated city Management



100% rainwater
collection
open storm canal
with recreational
spaces



100% waste Collection
Maximum recycling and reuse
Bio - Methaneation, Incinerator
Waste to energy



Project Highlights

Walking distance from DMIC



Near to Metro Station



5 kms from
Dholera International Airport



Near to Hanumanji Temple (Kamiyala)



6 kms from Dholera SIR



Few minutes away from Lothal Heritage City



Only 900 meters from
Mumbai, Bhavnagar Highway



10.7 kms from ABCD Building



Close connectivity to Ahmedabad -
Dholera Express Way





Smart City Dholera SIR - Gujarat

Dholera Special Investment Region (SIR) is a vast city covering approximately 920 sq km.

It includes 19 villages from Dhandhuka Taluka and 3 villages from Barwala Taluka, totaling 22 villages in Ahmedabad District.

Positioned strategically between major industrial hubs like Ahmedabad, Vadodara, Surat, Rajkot, and Bhavnagar, it is the largest investment node in the DMIC influence region.

Overview

- 6 & 10 Lane Highway
- Sea Port
- Metro Station
- Dholera International Airport
- Thermal Powerplant
- Delhi Mumbai International Corridor
- ABCD Building
- Solar Power Plant