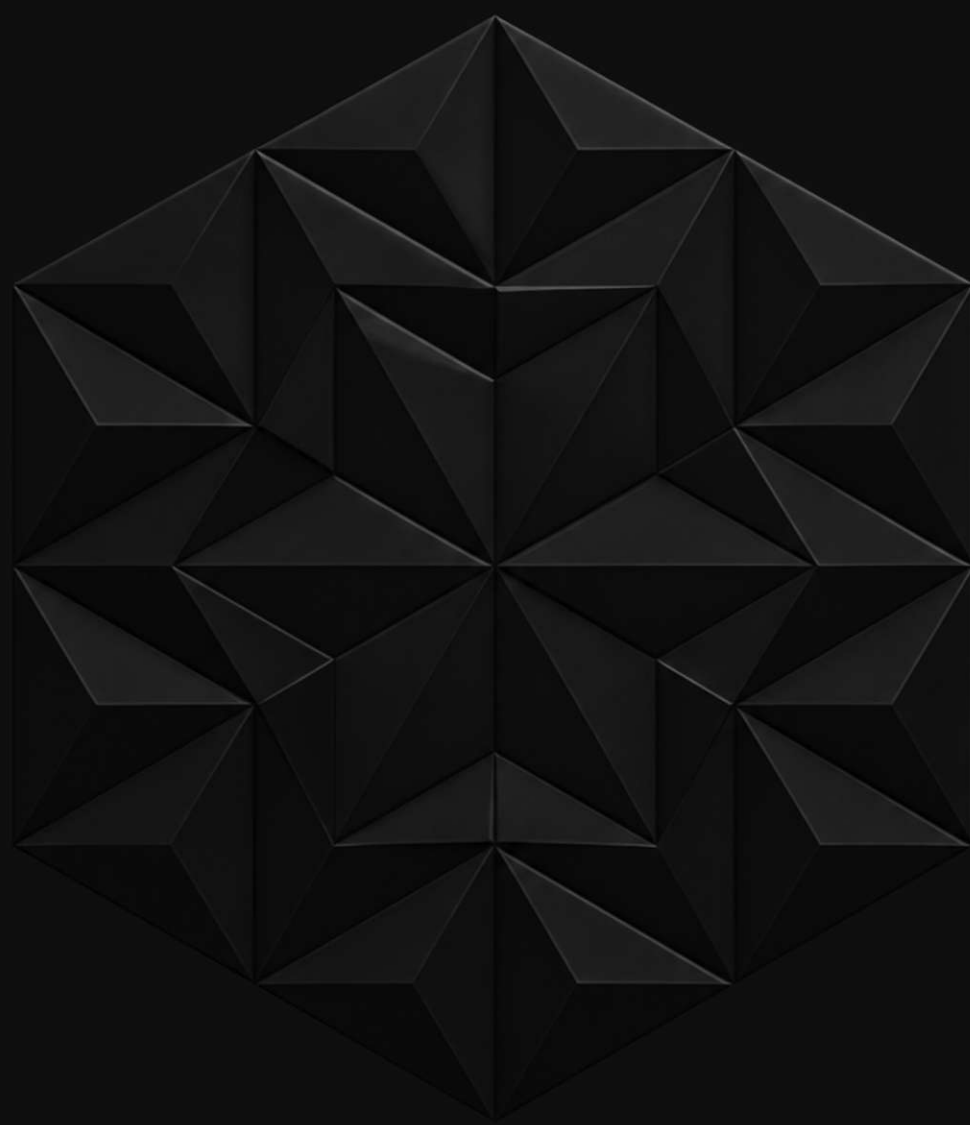




FORGED BY
CONVERGENCE

4 BHK MONOLITH VILLAS

A FORTUNE HARDENED BY PRECISION

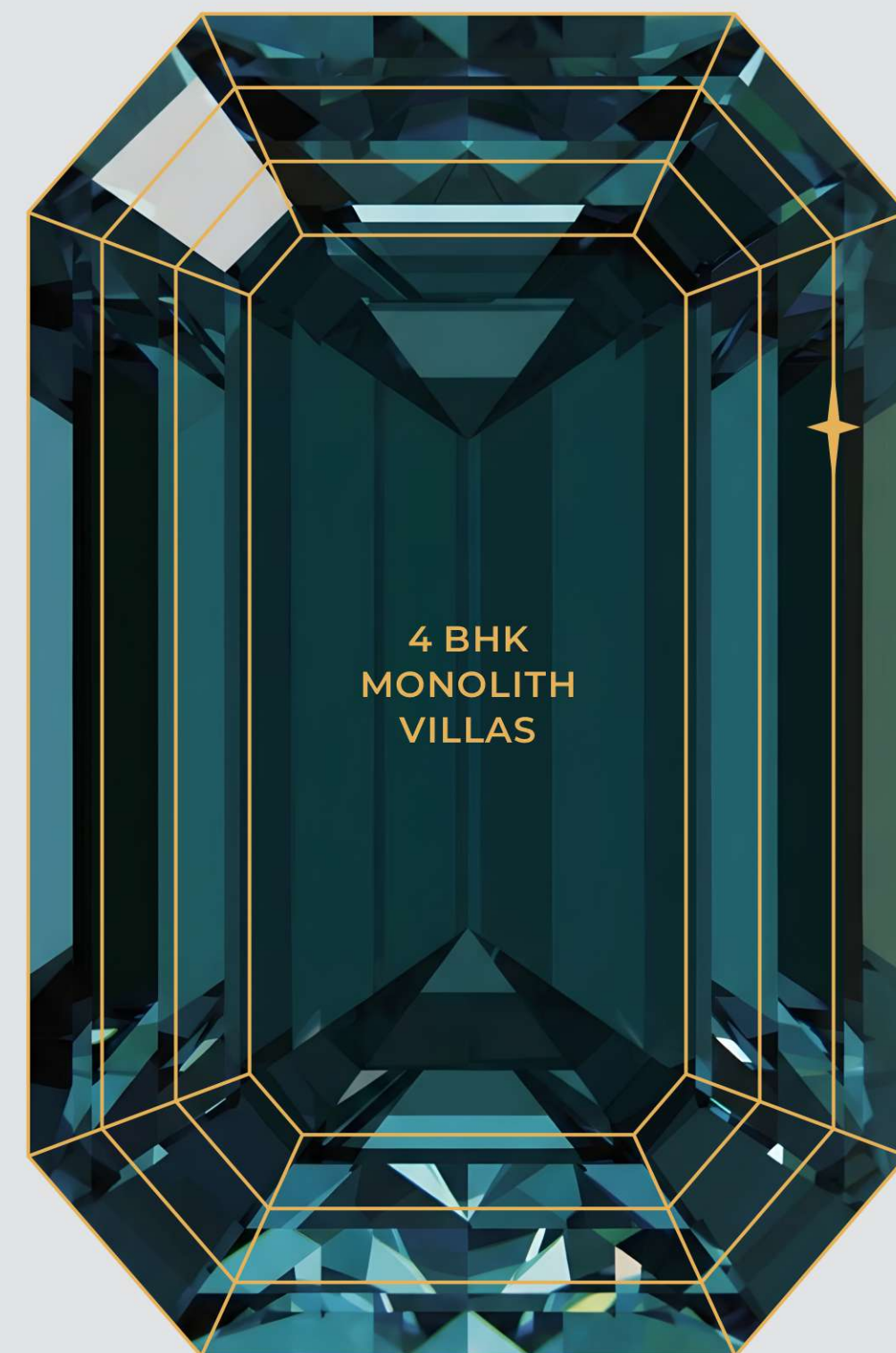
A diamond is not an accident of nature. It is the result of extreme Pressure, the patient passage of Time, and the uncompromising Precision of the earth's core.

At the precise vertex where three cities converge; Ahmedabad's energy, Gandhinagar's order, and GIFT City's future; a rare living experience has reached its critical mass.

We did not simply build 23 villas. We waited for the location, the architecture, and the intent to align into a single, indestructible form.

Fortune Kimberly III is the finished form of your success.

One of twenty-three. Second to none.



YOUR FORTUNE HOME @ PDEU

fortune
kimberly III

PURE MONOLITH FORM

4 BHK MONOLITH VILLAS



A LEGACY OF CLARITY

Since 2016, Fortune Group has forged a legacy of excellence across Gujarat's residential and commercial landscapes.

This journey of refinement evolved through the sold-out milestones of Kimberly and Kimberly II, leading to the absolute peak: Fortune Kimberly III.

A finite collection of 23 monolith villas at the Koba vertex of Ahmedabad, Gandhinagar, and GIFT City. The masterpiece is finished.

fortune
kimberly

4 BHK PREMIUM VILLA
@ RAYSAN, GANDHINAGAR

fortune
kimberly II

4 BHK PREMIUM VILLA
WITH BASEMENT PARKING
@ RAYSAN, GANDHINAGAR

CONTINUING
OUR JOURNEY TOGETHER



fortune
GROUP

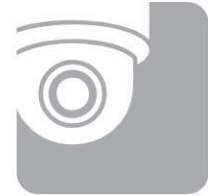
fortune
kimberly III



ENTRY TO THE FINITE



ELEGANT
ENTRANCE GATE



24 X 7 CCTV
SURVEILLANCE



INTERNAL
WIDE ROAD



SCULPTURE
& FOUNTAINS

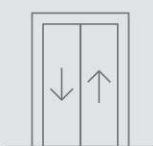
THE RADIANCE OF PRECISION

A sanctuary of precision, reflecting absolute clarity. The final facet for the twenty-three.



THE RADIANCE OF AN UNENDING HORIZON

A MASTERPIECE OF LIGHT AND SPACE



PRIVATE LIFT PROVISION

Thoughtfully planned lift provision for seamless future accessibility.



EXPANSIVE VEHICULAR PROVISION

Dedicated allocated car parking space for every villa.



LUMINOUS DOUBLE-HEIGHT

Grand dining spaces designed to amplify the sense of light and scale.



4 BHK SUITE-STYLE BRILLIANCE

Residences featuring masterfully designed suite-style bedrooms.



A rare collection of just **23 exclusive villas**.

A 20 feet expanse of absolute clarity where light meets lifestyle.

Within the final milestone of the series, every view is a reflection of architectural brilliance. A sanctuary of precision designed to capture the dawn, reserved exclusively for the twenty-three.



THE RADIANCE
OF RARITY



THE ILLUMINATED
FACET

THE
CONFLUENCE
OF BRILLIANCE



LANDSCAPED
GARDEN



WELL EQUIPPED
GYMNASIUM



CHILDREN
PLAY AREA



INDOOR
GAME ZONE



A social sanctuary defined by a legacy of clarity.
The luminous heart of the twenty-three.



SENIOR
CITIZEN SIT-OUT



BEAUTIFUL
WALK WAY



SUFFICIENT
PARKING SPACE



PLANTATION
& LIGHTING



THE PRISM OF TRANQUILITY

THE RADIANT
VERTEX





LAYOUT
PLAN



60.00 FEET WIDE ROAD

INTERNAL WIDE ROAD

INTERNAL WIDE ROAD

40 FEET WIDE ROAD

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kimberly III

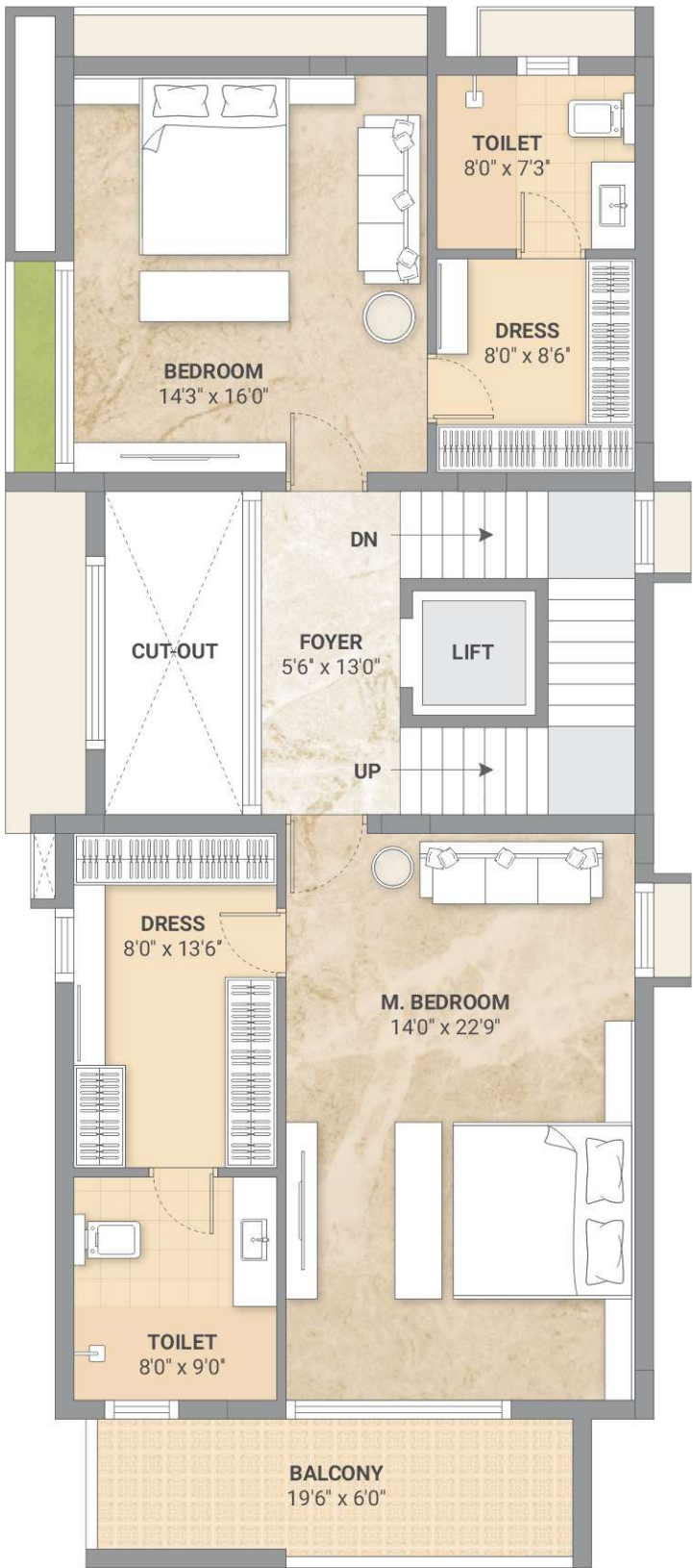
4 BHK
UNIT PLAN

TYPE **A**
UNIT NO. **01**

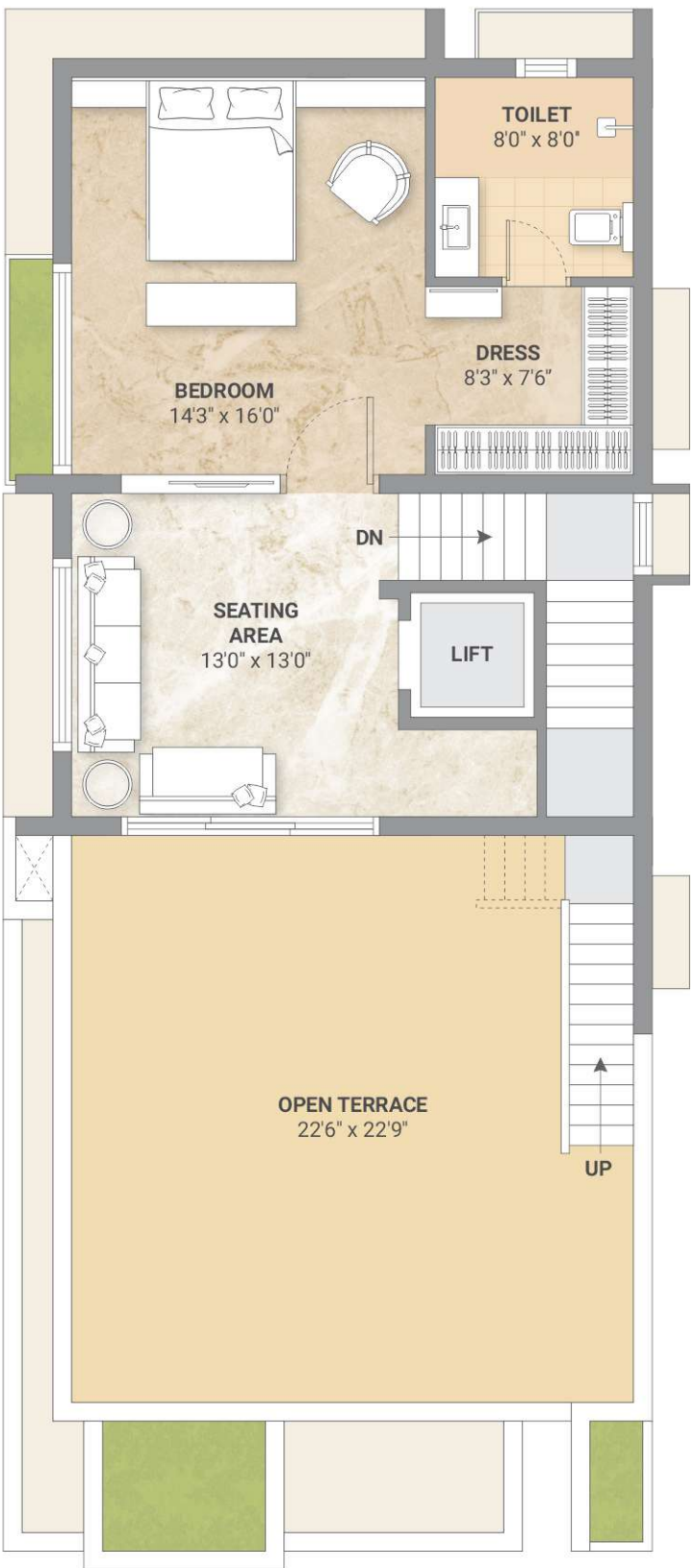
fortune
kimberly III



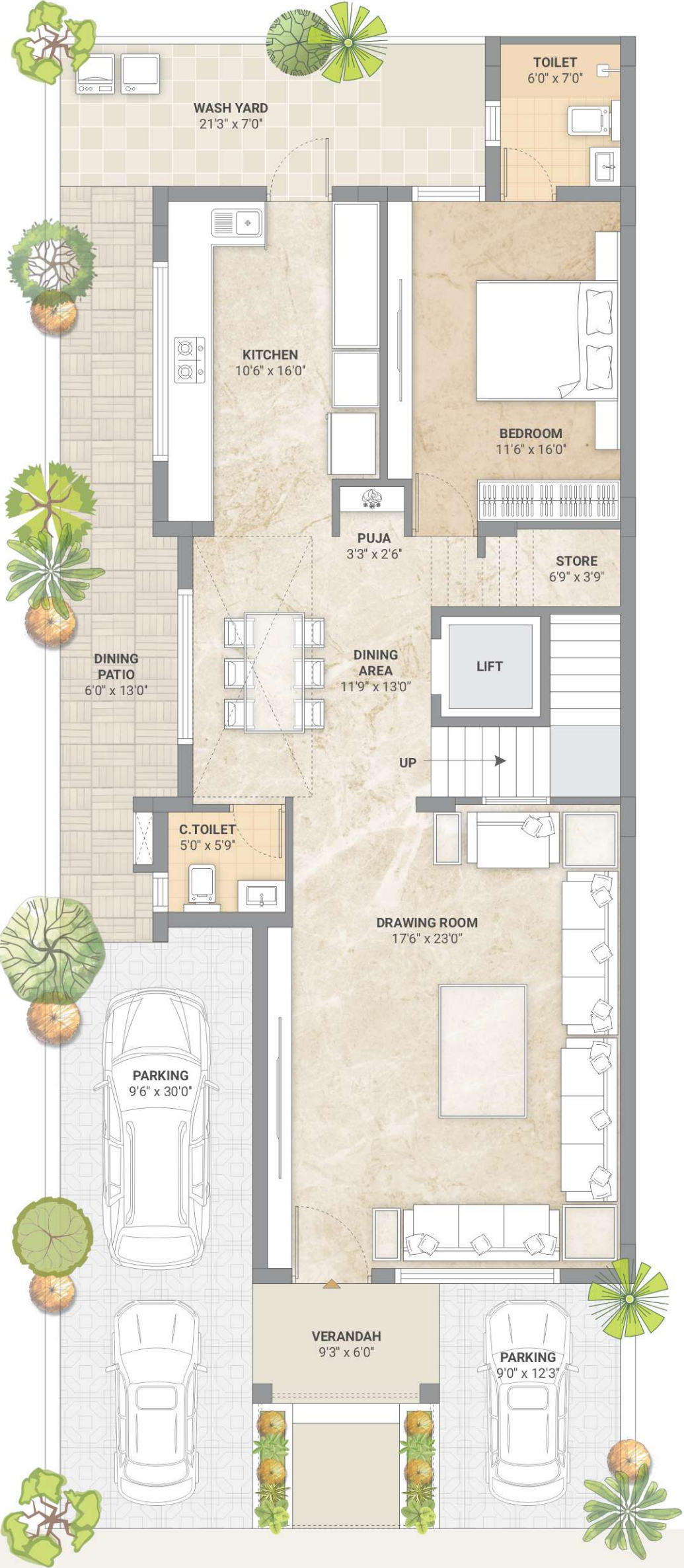
GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN



GROUND FLOOR PLAN



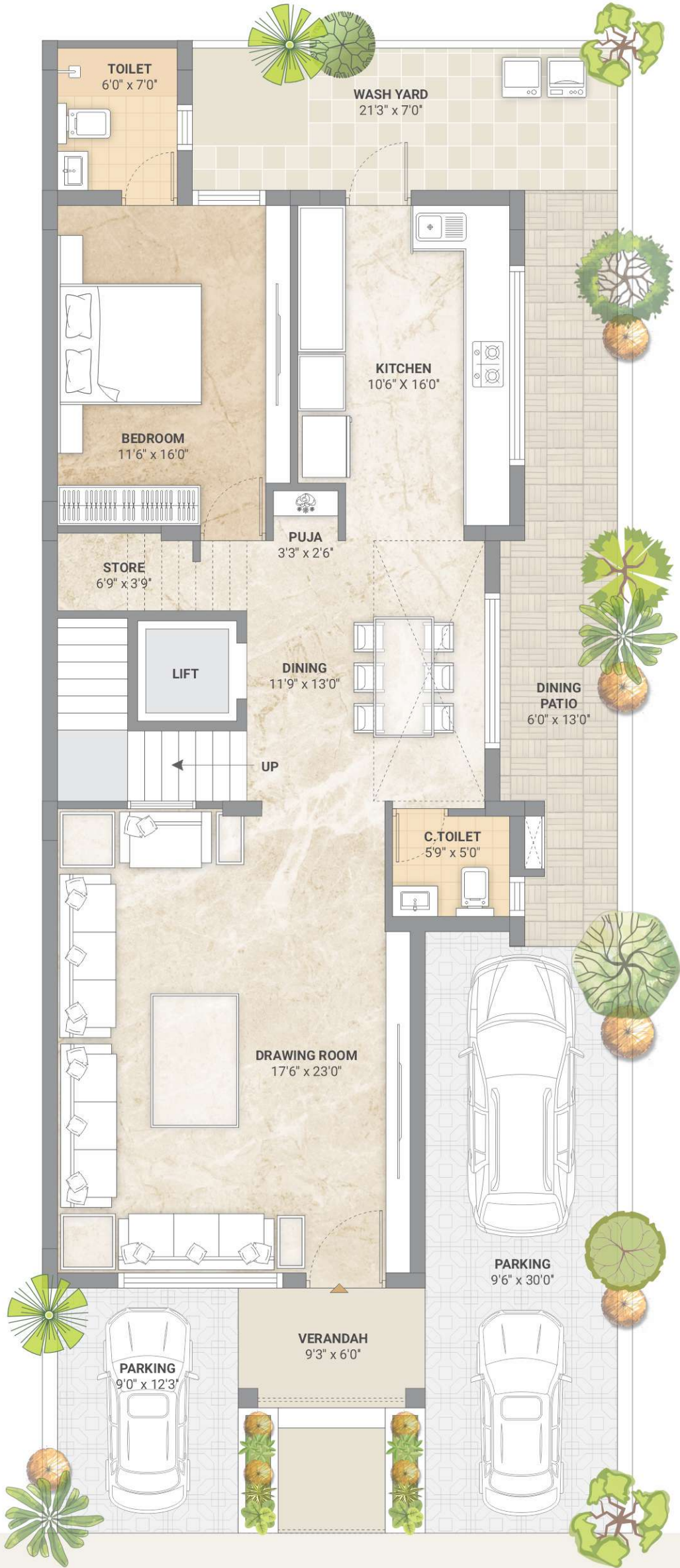
FIRST FLOOR PLAN



SECOND FLOOR PLAN

4 BHK
UNIT PLAN

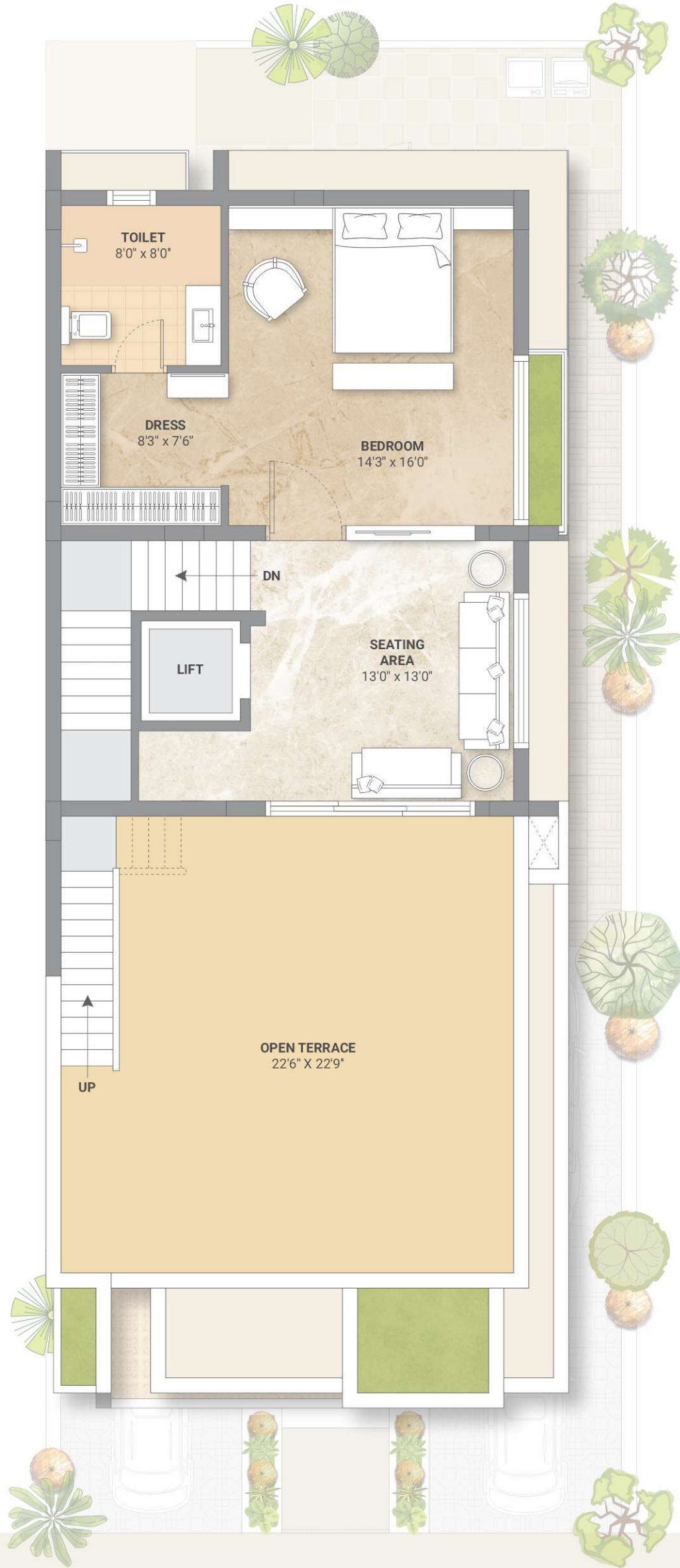
TYPE **B**
UNIT NO.
02, 04, 06 & 08



GROUND FLOOR PLAN



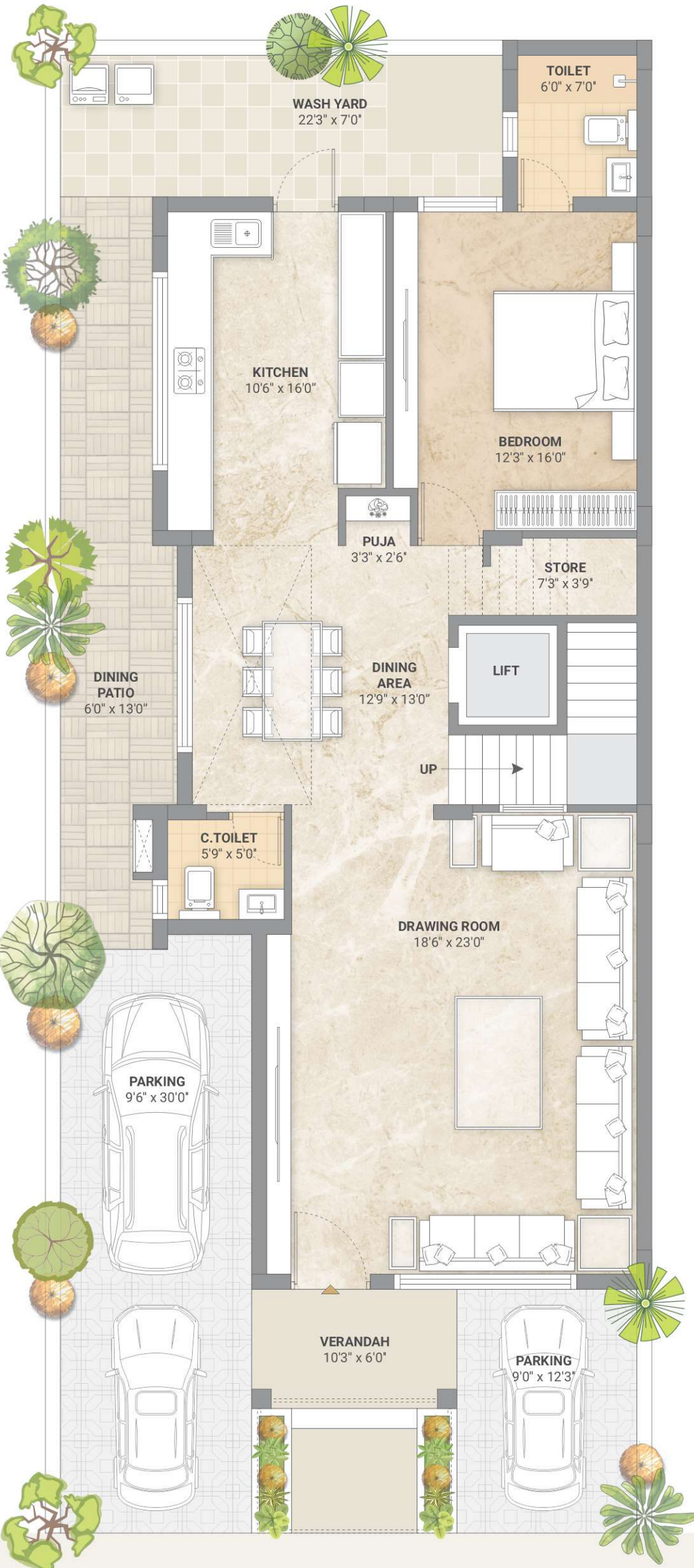
FIRST FLOOR PLAN



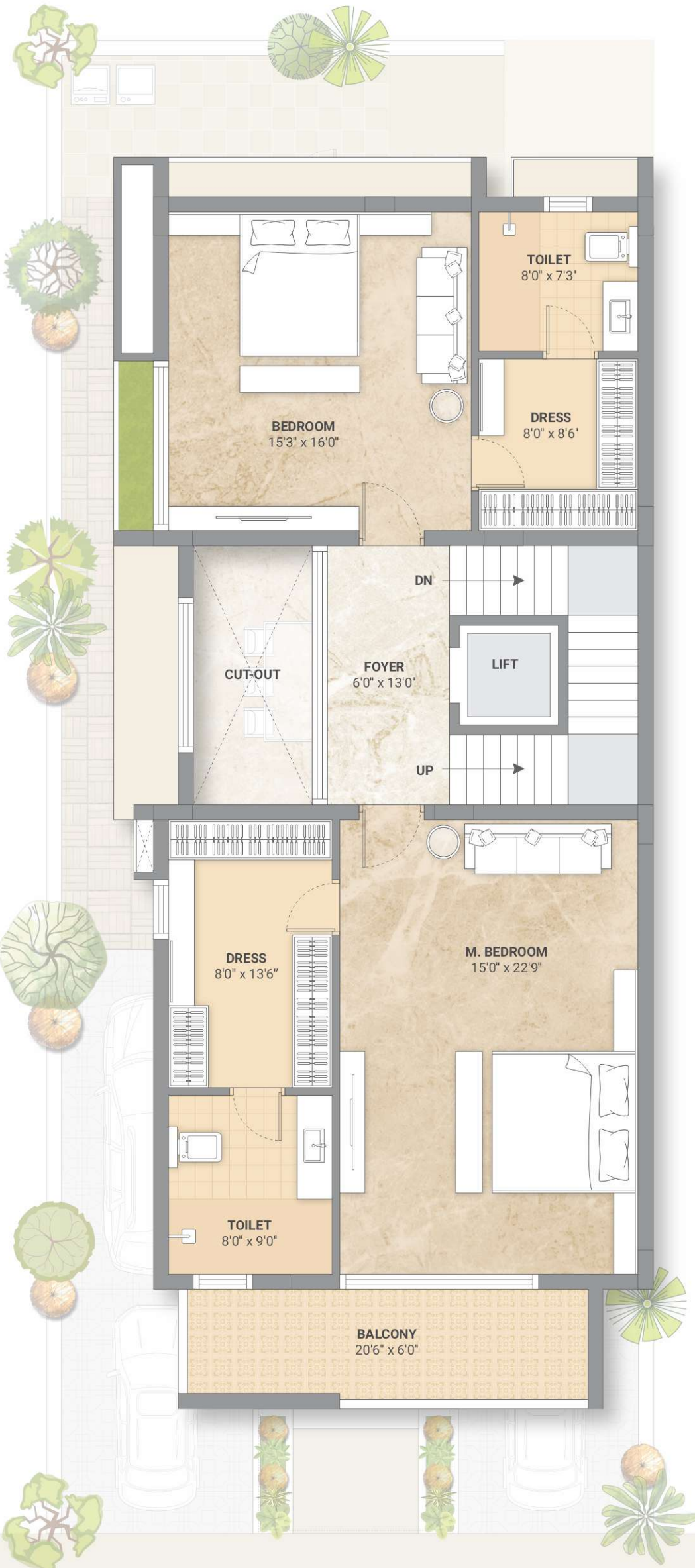
SECOND FLOOR PLAN

4 BHK
UNIT PLAN

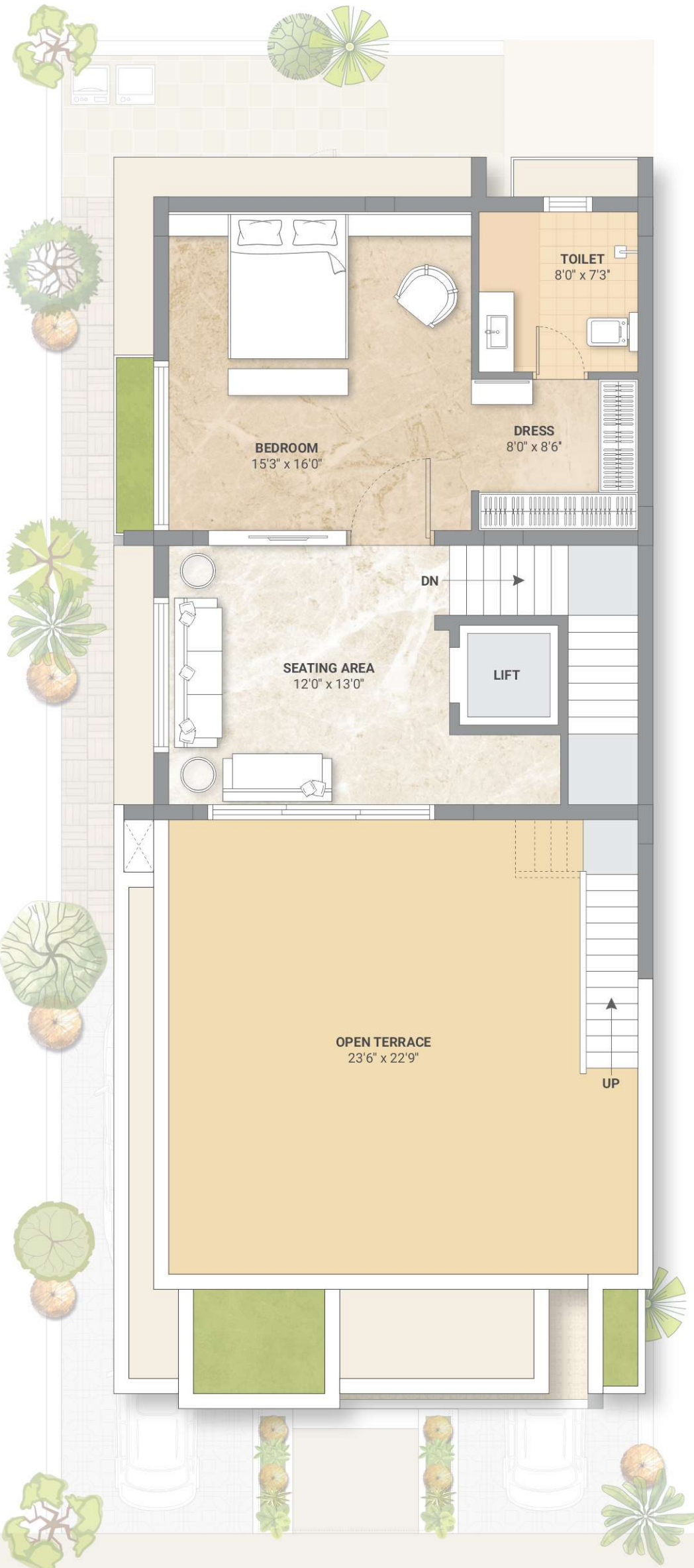
TYPE **B**
UNIT NO.
03, 05, 07 & 09



GROUND FLOOR PLAN



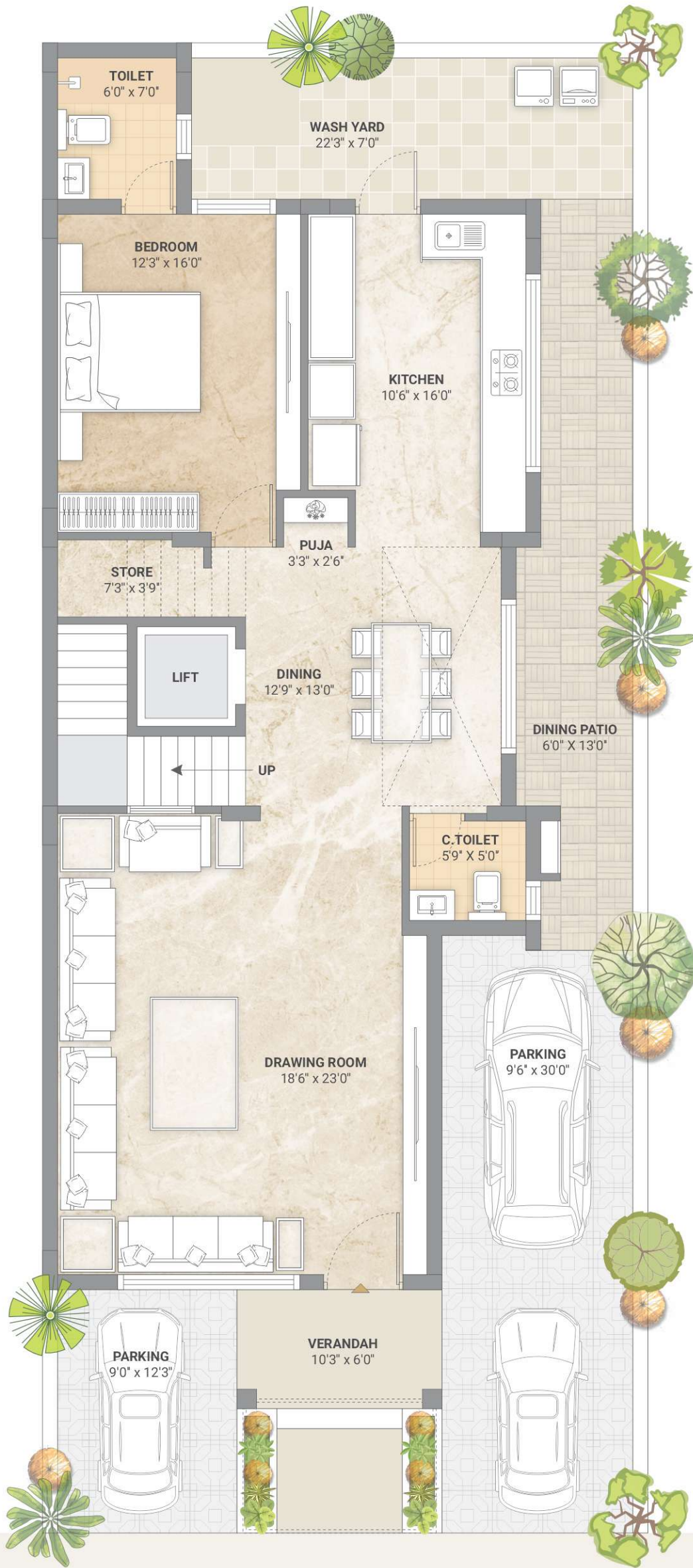
FIRST FLOOR PLAN



SECOND FLOOR PLAN

4 BHK
UNIT PLAN

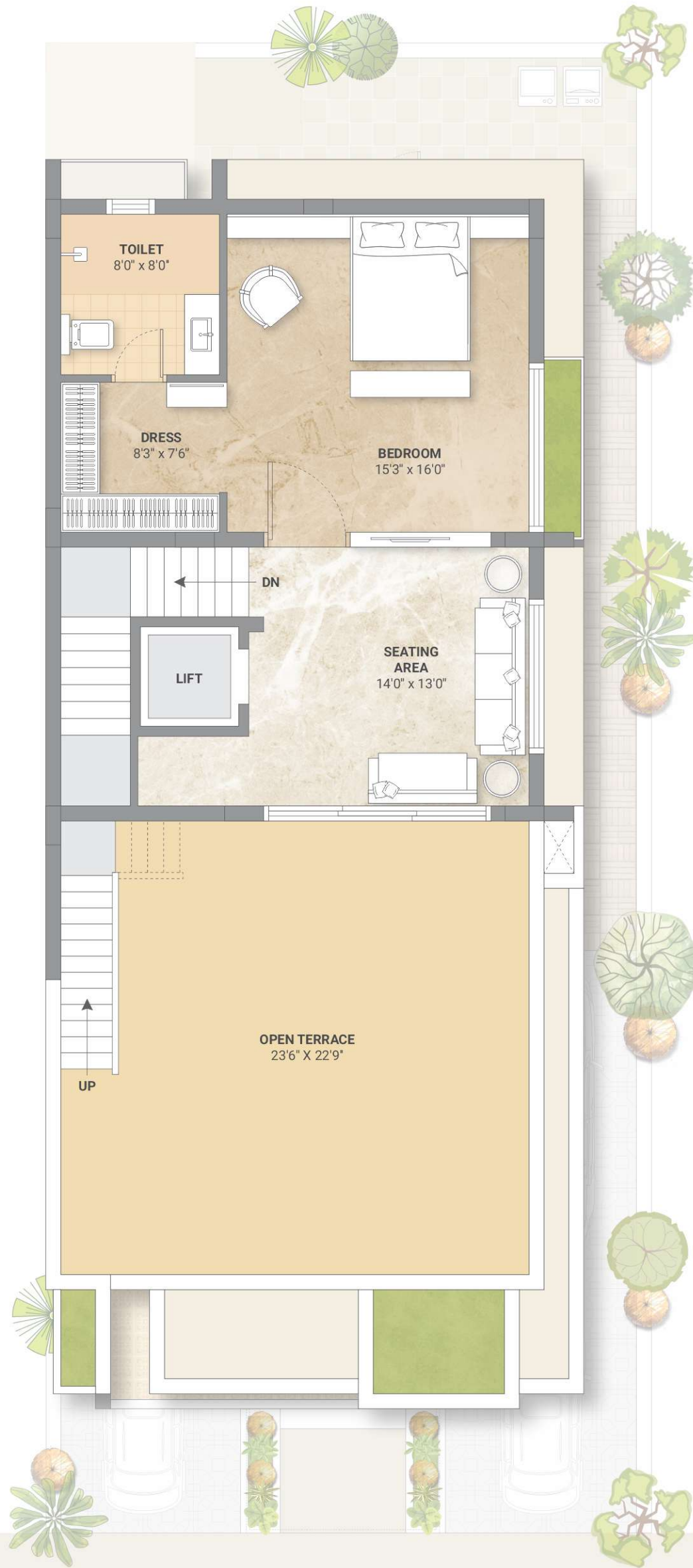
TYPE **C**
UNIT NO.
10, 12A, 14, 18,
20 & 22



GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN

4 BHK
UNIT PLAN

TYPE C

UNIT NO.
11, 12B, 15, 19,
21 & 23

4 BHK
UNIT PLAN

TYPE **D**
UNIT NO. **16**

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GROUND FLOOR PLAN



FIRST FLOOR PLAN

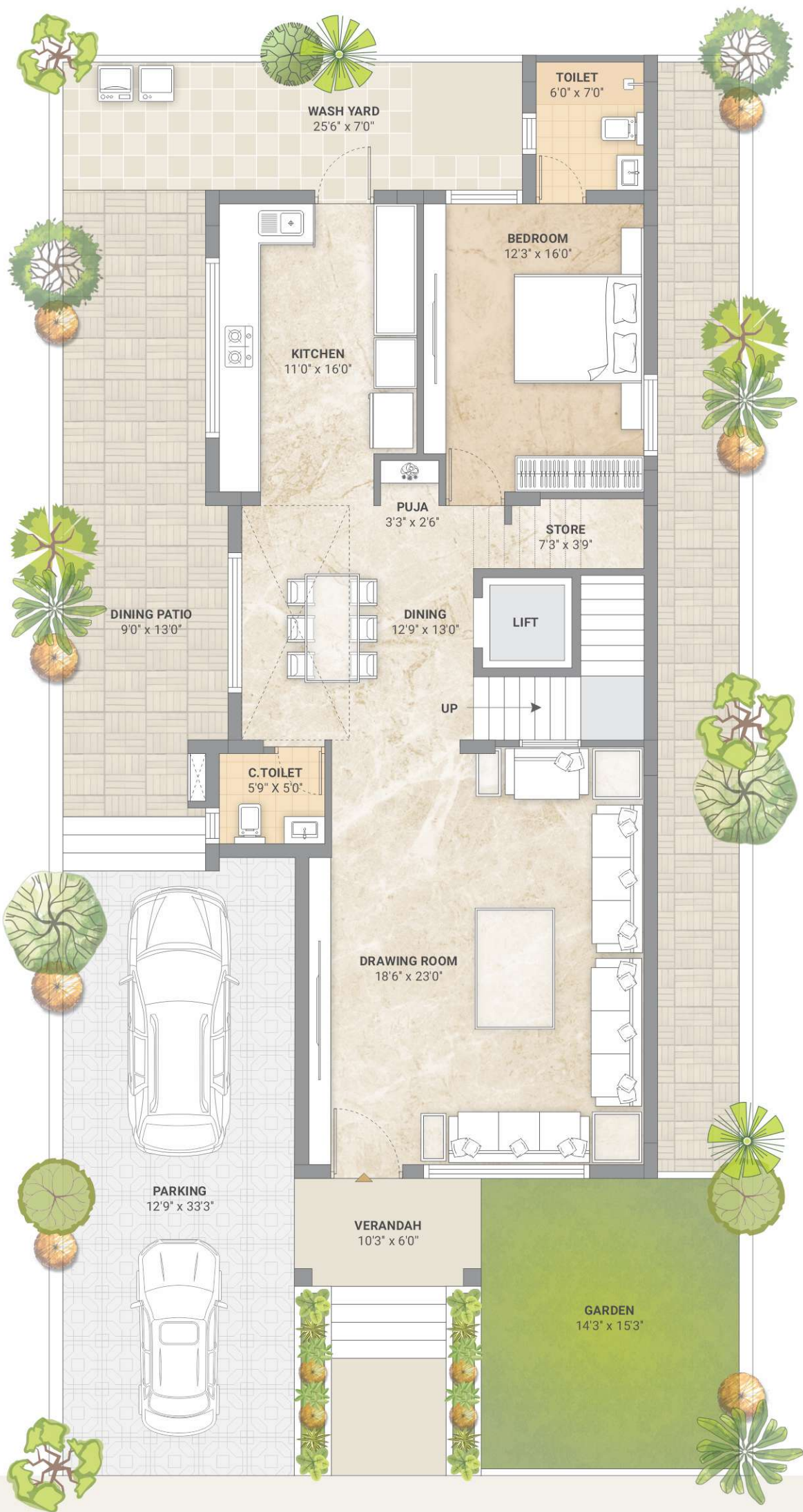


SECOND FLOOR PLAN

4 BHK
UNIT PLAN

TYPE **D**
UNIT NO. **17**

fortune
kimberly III



GROUND FLOOR PLAN



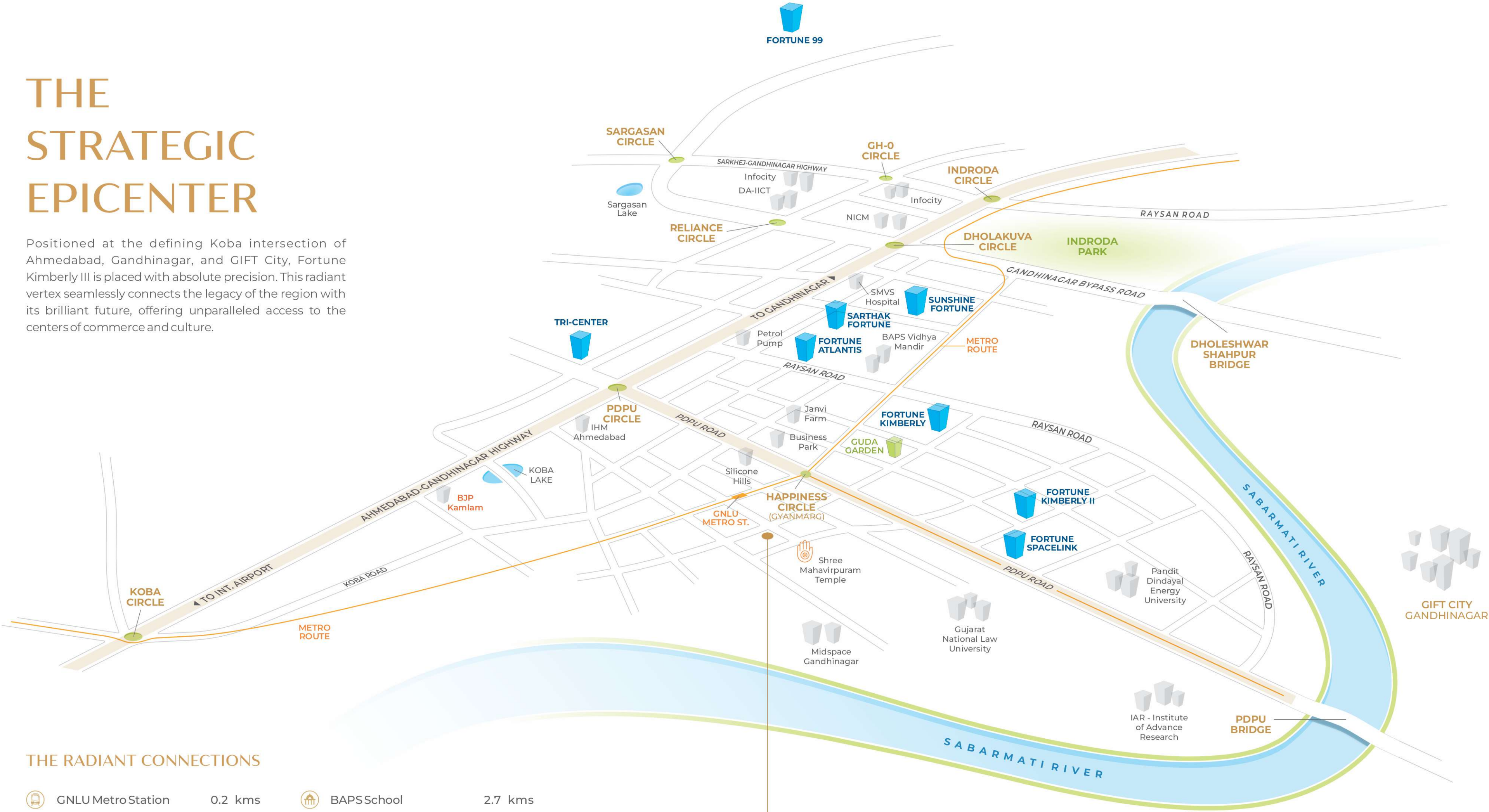
FIRST FLOOR PLAN



SECOND FLOOR PLAN

THE STRATEGIC EPICENTER

Positioned at the defining Koba intersection of Ahmedabad, Gandhinagar, and GIFT City, Fortune Kimberly III is placed with absolute precision. This radiant vertex seamlessly connects the legacy of the region with its brilliant future, offering unparalleled access to the centers of commerce and culture.



THE RADIANT CONNECTIONS

 GNLU Metro Station	0.2 kms	 BAPSSchool	2.7 kms
 Swaminarayan Dham	4.0 kms	 PDEU University	3.6 kms
 SMVS Hospital	3.4 kms	 Indroda Park	5.8 kms
 Infocity-IT Park	5.7 kms	 GIFT City	7.4 kms
 Lilavati Hospital	7.5 kms	 Apollo Hospital	6.3 kms
 NID/NIFT/DA-IICT	5.7 kms	 Mahatma Mandir	10.5 kms
 TCS Garima Park	5.9 kms	 Railway Station	10.5 kms
 Dholashwar Temple	5.0 kms	 International Airport	10.6 kms

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kimberly III

Site: Fortune Kimberly III, TPS No. 01,
Opp. Mahavirpuram, Nr. GNLU Metro Station,
PDEU, Koba, Gandhinagar 382007



SITE LOCATION

SPECIFICATIONS



STRUCTURE

R.C.C. frame Structure as per IS code
Considering earthquake resistance



WALL FINISH

Internal wall mala plaster with putty
External wall double coat mala plaster with texture finish



FLOORING

Premium quality designer tiles in drawing, kitchen and bedroom area



DOORS

Decorative wooden polished main door
All other doors are flush doors



KITCHEN

Granite platform with SS sink
Glazed tiles with dado up to lintel level
Plumbing & electric provision for water purifier & washing machine
Stone shelf in store room



ELECTRIFICATION

Branded modular switches
Concealed wiring with premium brands
Sufficient electric points in all rooms
Air-conditioning point in all bedrooms



WINDOWS

Fully/Glazed aluminum windows with stone revile
Reflective glass in window



TERRACE

Suitable water proofing with china-mosaic or ceramic tiles



BATHROOM/TOILET

Premium quality bath fittings
Designer tiles on walls



PLUMBING

Concealed plumbing with premium quality fittings
Common borewell

DEVELOPER

F K INFRA

Site: Fortune Kimberly III, TP No. 01,
Opp. Mahavirpuram, Nr. GNLU Metro Station,
Koba, Gandhinagar 382007

CONTACT : **90 544 00 346**

PR/GJ/GANDHINAGAR/GANDHINAGAR/
Gandhinagar Municipal Corporation/
RAA16570/100326/311230
web: gujra.gujarat.gov.in



ARCHITECT



NOTES: Stamp Duty, Registration Charges, Legal Documentation Charges, Advance Maintenance, Fix Maintenance Charges, GMC Charges and Electrical Co. Charges including cable and sub-station cost shall be borne by the purchaser. ● GST or any additional charges, tunes, cess or duties levied by the government / local authorities prior, during or after the completion of the scheme will be borne by the purchaser. ● Changes / Alteration of any nature, including the elevations, exterior colour scheme of the apartments or any other change affecting the overall design concept and outlook of the scheme are strictly not permitted during or after the completion of the scheme. ● All elements, objects, treatments, materials, equipments and colour schemes shown are artist's impressions. Actual may be different as per architect's designs. ● All dimensions shown here are unfinished to un finished wall. ● The brochure is intended only to convey the essential design and technical features of the scheme.



