



2011 Awardee
Home & Recreation Group, Inc. Home Community,
20 Enterprise Boulevard
Cincinnati, OH 45226-2700 • Tel: (513) 733-1000



COMMERCIAL DEVELOPMENT
Pacific Commercial, 4000 New Street SE, Upper/Oldtown
Seattle/Maple Valley, WA 98148 • (206) 835-1000
Cincinnati: (513) 733-2211 • Tel: (513) 733-2211

800. PACIFICA 10000 • www.pacificcommercial.com • www.pacificcommercial.com

COMMERCIAL | RESIDENTIAL | RETAIL | OFFICE | INDUSTRIAL | MANUFACTURING | HOA

Residential | Green Housing | Specialty | Mixed-Development | Hotels | CP Parks | Business Parks | Community



Gem of a location



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Joy

It's not too far away!

It is a fact that the right location finds the right offers down the road! You will feel attracted by natural beauty and man-made wonders and when there is a blend of the two, that place stays in the heart always!

With every infrastructure project in the heart of both cities, the connecting location provides simple road to explore in terms of real estate! Hence, get a location, you wish for!



Developer



word from the chairman

Mr. Aulisio (Aulisio) has been instrumental for Pacific's vast expansion and is committed to create an excellent culture of **TEAM, QUALITY and ETHICS**.

By 1997 Pacific entered its presence across 20 states in the United States of America. The company then advanced into the Indian Steel Sector and it is currently developing steel mills projects in Ahmedabad, Vadodra, Durgam, Chennai, Hyderabad, Bangalore and Nellore regions.

ZIRCKS

trust
Quality
and ethics

Hardison Companies
a \$2.8 billion realty firm has a global presence,
with an unblemished history of meeting distinctive
demands.

Established in the year 1976, Hardison has been
innovating and inspiring new possibilities in the
realty sector.

In terms of real estate developments includes -
Residences, Commercial Spaces, Mixed-Use
projects, Hospitality, Townships and Senior Living
communities.



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PACIFICA US

The beginning of Pacifica's journey of success took place in the United States of America, where built in 1978. Since then they have successfully developed and diversified their core including hospitality, water, leading multi-family commercial developments, land acquisition, residential development, debt acquisition and REITs across 12 states in the US.

The diversity of operations has allowed Pacifica to confidently expand their legacy market as property type with its proven multi-market generating opportunities in all asset classes.

PACIFICA LATIN AMERICA

The Latin American real estate space as a result of steady economic and demographic growth offers a multitude of opportunities for those with a keen eye. Recognizing this, Pacifica is currently leading in strategic position held within critical commercial segments within a wide range of Latin America.

Over the last decade in the region over The Golden Mile in Mexico, Mexico, a mixed-use project, which we believe will become the most important type of development in the future.

PACIFICA INDIA

Pacifica recognizes the Indian real estate market is currently growing the best in the world. The reason for making this decision, there are several, the increasing middle-class population growth in India, their investments in the market of being well and their increasing Pacifica's presence in adopting such strategic strategies.

Over Indian operations were started in 2009 with the opening of a local office in Mumbai and a branch office in Hyderabad. With 2012 (Bangalore, Bangalore, Chennai and Hyderabad) with a projected portfolio value of more than \$1.7 billion they are continuing today to cement investments of Indian growth, hospitality commercial and residential assets and investments.



Pan India presence

Pacific stepped into the Indian real estate space in the late 1990s. (Rebranded to **Atmanishtha**) Pacific has established offices in **MCO, Hyderabad, Bangalore and Chennai**. These offices have helped the company to reach great heights in a pan-India level. Pacific's 30 years of experience gave the company a strong foothold in the realty business, as its global team of managers are proud to continue their global know-how for the Indian market.

Pacific has been instrumental in managing 14 diverse real estate projects worth a whopping 1.7 billion USD. These projects are spread over **Atmanishtha Plaza, New Delhi, Chennai, Bangalore and Hyderabad**, rendering more than a glimpse of global realty trends and theories.

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RESIDENTIAL

- Atmanishtha
- Bangalore
- Chennai
- Hyderabad
- Mumbai
- New Delhi



COMMERCIAL

- India



HOTELS

- Atmanishtha
- Bangalore



IT PARKS

- Chennai



TOWNSHIP

- Bangalore
- Chennai
- Hyderabad



PLOTTED DEVELOPMENTS

- Atmanishtha



Projects delivered



SAN TOME (BAGUIO-CITY)
4 BQF Luxurious Villas
Nasubara



La FANTASY
24 + 600 Luxurious Apartments
Manila



PROTEGA TECH PARK
(CENSAJ)



BERNARDI PHASE 1
24 + 600 Luxurious Villas
Manila



GREEN ACRES
2, 24 + 600 Luxurious Apartments
Manila



Location



Ahmedabad

the land of opportunity
& new horizons!

Ahmedabad is a burgeoning metropolis housing millions of aspirations and dreams. With its huge reserve of real estate, this city is a hot territory for the industry to stake upon. A rich heritage, huge land mass, great connectivity options, strategic location and thriving industries define this city in a big way.

With North Gujarat, the city is exploring the dynamic future with huge plans for the future. The rising city is just getting expanding with multiple prospects and investments and has entered the big league in many ways that come.



NORTH
ENCLAVE
BY ZRICKS



NORTH
ENCLAVE
BY PRIMECA

Lifestyle homes worth living for!

ZILKA



verdant greens
surrounded by
Majestic Grandeur!

None in its prime does surpass the superb
structure of Grand

NORTH
ENCLAVE
BY THE BAY

TYPICAL
LAYOUT PLAN





Floor plans

**TYPE A
2 BHK**



1	LIVING & DINING	100' x 100'
2	KITCHEN	70' x 80'
3	BED BALCONY	45' x 80'
4	BATH & TOILET	50' x 50'
5	BED ROOM	50' x 80'
6	BEDROOM	100' x 100'
7	S. BALCONY	80' x 40'



BLOCK - A to H
(2 BHK) 1075-SQ. FT.



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**TYPE B
2 BHK**

1	LIVING & DINING	100' x 100'
2	KITCHEN	70' x 80'
3	BED ROOM	80' x 80'
4	BATH & W.C.	100' x 100'
5	BED ROOM	80' x 80'
6	BED ROOM	100' x 100'
7	B. BALCONY	70' x 80'

BLOCK - A to H
(2 BHK) 1000 SQ. FT.



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TYPE C
3 BHK



1	LIVING	80' x 100'
2	DINING	80' x 100'
3	KITCHEN	80' x 100'
4	BEDROOM	10' x 100'
5	2ND BEDROOM	10' x 100'
6	BATHED BEDROOM	80' x 100'
7	W.C. TOILET	80' x 100'
8	BEDROOM	80' x 100'
9	BEDROOM	80' x 100' + passage
10	W.C. TOILET	80' x 100'
11	W.C. TOILET	80' x 100'



BLOCK - L, J, K
(3 BHK) 1360 SQ. FT.



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TYPE D
3 BHK

RENT HOUSE
LOWER FLOOR

1	LIVING-DINING	10'0" x 10'0"
2	KITCHEN	8'0" x 8'0"
3	BED BALCONY	8'0" x 8'0"
4	BATH/TOILET	10'0" x 10'0"
5	STY. PORCH	8'0" x 8'0"
6	ST. PORCH	8'0" x 8'0"



BLOCK - A to H
(3 BHK) 1750 SQ. FT.



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TYPE D
3 BHK

PENT HOUSE
UPPER FLOOR

1	BEDROOM 1	12'0" x 12'0"
2	BED ROOM 2	12'0" x 12'0"
3	Master Bedroom	12'0" x 12'0" + Storage
4	Living	12'0" x 12'0"
5	BED ROOM 3	12'0" x 12'0"



TYPE E
3 BHK

POINT HOUSE
LOWER FLOOR



1	LIVING	10'0" x 10'0"
2	DINING	10'0" x 10'0"
3	KITCHEN	8'0" x 8'0"
4	BEDROOM	10'0" x 10'0"
5	BED ROOM	8'0" x 8'0"
6	BATHED ROOM	10'0" x 10'0"
7	W.C. TOILET	8'0" x 7'0"
8	B. TOILET	8'0" x 8'0"



BLOCK - A to H
@ 8800 1715-SQ. FT.



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TYPE E
3 BHK

PENT HOUSE
UPPER FLOOR

1	BEDROOM 1	10'0" x 10'0"
2	BED ROOM 2	10'0" x 10'0"
3	MASTER BEDROOM	12'0" x 12'0"
4	KITCHEN	10'0" x 10'0"
5	BED ROOM 3	10'0" x 10'0"



**TYPE F
4 BHK**

**POINT HOUSE
LOWER FLOOR**



1	LIVING	10'0" x 10'0"
2	DINING	10'0" x 10'0"
3	KITCHEN	8'0" x 8'0"
4	HALL	8'0" x 8'0"
5	BED ROOM	8'0" x 8'0"
6	BATH	8'0" x 8'0"
7	WASHING AREA	8'0" x 8'0"
8	STAIR	8'0" x 8'0"
9	STAIR	8'0" x 8'0"
10	STAIR	8'0" x 8'0"
11	STAIR	8'0" x 8'0"
12	STAIR	8'0" x 8'0"



BLOCK - L, J, K
(4 BHK) 2280 SQ. FT.



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TYPE F
4 BHK

PENT HOUSE
UPPER FLOOR



1	BEDROOM 1	10'0" x 10'0"
2	ATT. HALL	0'0" x 0'0"
3	BEDROOM 2	10'0" x 10'0"
4	ATT. HALL	0'0" x 0'0"
5	BATHING ROOM	10'0" x 10'0"
6	KITCHEN	7'0" x 10'0"
7	ATT. HALL	0'0" x 0'0" x 0'0"



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Lifestyle features



7
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class and amusement meet together!

A clubhouse full of amenities is sure to bring joy and sophistication together.



the aquatic glory in full flow!

*With beautiful swimming pools and splash pool,
these facilities would appeal to aquatic enthusiasts.*

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*when tranquillity and tenaciousness
hold hands...*

*Rejuvenate your mind, body and spirit with
meditation and focus your health on the ground.*

ZRICKS PHOTO





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let innocence and celebration run wild!

Let your kids enjoy the children play area and hold
memorable celebrations at the multipurpose party
hall too!



amenities at a glance...

- Swimming pool
- Meditation area
- Senior citizens park
- Party lawn
- Children play area
- Jugglers track
- Double
- Covered seating areas
- Pool side lounge area



ZRIKAS

Specifications



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2014

Structure	RCC framed structure Block work for exterior walls with double coat plaster
Openings	Main door (Wood) - Frame (aluminum) with both side access (both flush doors) Bedroom Door - Wood frame or equivalent with enamel paint flush doors Toilet door (Wood) frame or equivalent with enamel paint flush doors Balcony (Wood) door (Minimum / 20%) sliding doors Windows - Aluminum / UPVC sliding windows Partitions Aluminum frame with lacquer and enamel primers
Flooring and Other finishes	Living & Dining - Vitrified tile Master Bedroom - Vitrified tile Bedrooms - Vitrified tile Kitchen - Vitrified tile Kitchen Wall Tiles - Granite Master Bedroom Wall - Vitrified Vitrified Glass Bath - Ceramic tile Balcony - Vitrified tile - Utility floor flooring - tile stone Toilet Floor - Vitrified/Glass tile Toilet Walls - Vitrified Glass
Roofing	Concrete slab or tile roof
Painting (IP and Exterior)	Water Supply - (IPVC) Pipe pipe Drainage - PVC pipe IP (Paper or equivalent) - Balcony area (Plastic) - (IPVC or equivalent) Utility Area - Walling (enamel) color finish primers

Electrical	Concrete using 80 rated - (Fluores - Acrylic - Polyurethane or equivalent) Decorative - (Marble) (enamel) (enamel) or equivalent Adequate lighting for general purpose Provision of (hard) water in shower area, provision of paper in all toilets TV & Telephone in living room
Internal Painting	Internal/Exterior - Poly (Epoxy) Internal/Walls - Poly (Epoxy)
Exterior Painting	100% acrylic paint Wood work - Enamel (Epoxy) Rails and Railings - Zinc chromate zinc chromate primer with enamel paint
Internal Development	Power Sockets / (Three) (aluminum) or equivalent (as per design suggested by Architect) Ceiling (Composite) wall with enamel and color paint & security cables Landscaping area
General	Landscaping area Overhead tank along with underground water tank Decorative light for each block Lighting for common area Power supply for partial required common Area Automatic (Epoxy)

NORTH
ENCLAVE
BY PRIME
Your next address!



PRIME
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