

Where
Opulence
Finds *Expression.*

NB
Since 1946



NB LEGACY TOWER

Behind Science City, Near Anantara
Abode, Hebatpur, Ahmedabad - 380 059

+91 - 97 27 11 44 99
nbdeveloper.co.in

PR/GJ/AHMEDABAD/DASKROI/
Ahmedabad Municipal Corporation/
RAA16634/240326/311232



With a legacy of trust built since 1946, NB Group founded by Sheth Shri Naranbhai Bechardas Prajapati, has consistently shaped spaces defined by clarity, conviction, and enduring eminence.

The NB Legacy Tower emerges as a culmination of this ethos, where scale and continuity find architectural expression.

Here, the philosophy behind every decision becomes perceptible in its purest form.

NB

Legacy Tower

4 BHK SIMPLEX
5 BHK VERTICAL BUNGALOW
5 BHK PENTHOUSE





*Where leisure meets
limitless space.*



*This is where
Legacy resides.*

why Science Park

Defined by effortless connectivity and a tranquil green setting, Science Park home to three dedicated Oxygen Parks is surrounded by expansive greenery, offering a rare sense of openness within the city.

Positioned along wide arterial roads and set within a poised, elite residential neighbourhood, it combines infrastructural advancement with a calm urban fabric, offering both immediate comfort and long-term appreciation within a progressively evolving landscape.



Guided BY VASTU & NUMEROLOGY PRINCIPLES

The entire development is thoughtfully designed in alignment with Vastu principles.



- Main entrance positioned in the most energetic direction. Primary entrance aligned with vastu guidelines.
- Staircases designed in a clockwise orientation.
- Overhead tank & lift placements as Vastu compliant. Electrical grid aligned with the fire element direction.
- Kitchen layout, including stove & sink aligned with Vastu principles.

Sustainable DESIGN PRINCIPLES

- Water efficient plumbing fixtures to reduce consumption & minimise leakage.
- Energy efficient LED lighting across all common & external areas.
- Seamless visual connection to the surrounding natural environment.
- Sewage treatment plant installed to reuse wastewater.





*Legacy begins the
Moment you arrive*



03
Towers

02
Road Corner Project

22
Storeys

03
Basement







RECEPTION
AREA



CAFETERIA



KIOSK
ROOM



KIDS PLAY
AREA



DRIVER'S
ROOM



GUEST
ROOM



VALET



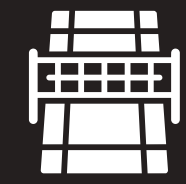
GAZEBO



SPA AREA



PET AREA



PICKLE
BALL



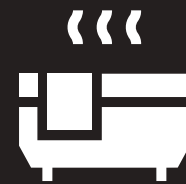
DIGITAL
LIBRARY



BOX
CRICKET



YOGA
MEDITATION



JACUZZI



DIGITAL
GOLF

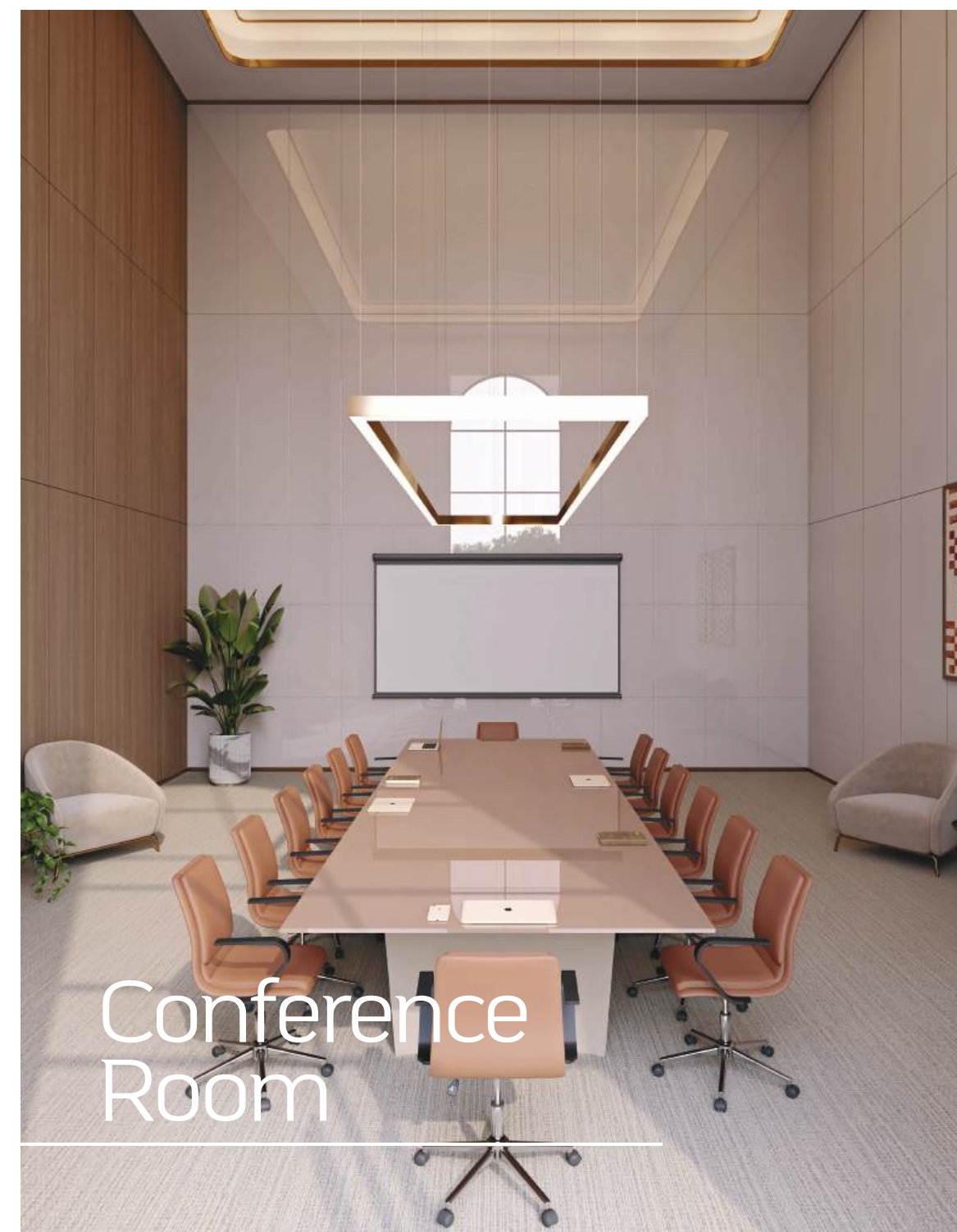
amenities

A thoughtfully curated collection of amenities unfolds across expansive, well-planned spaces. From wellness to leisure, each zone is positioned to enhance comfort, openness, and a refined everyday living experience.





Banquet





Co-working Space



Indoor Game Zone



GYM



Layout
& FLOOR
PLANS

4 BHK *Simplex*

5 BHK *Vertical Bungalow*

5 BHK *Penthouse*

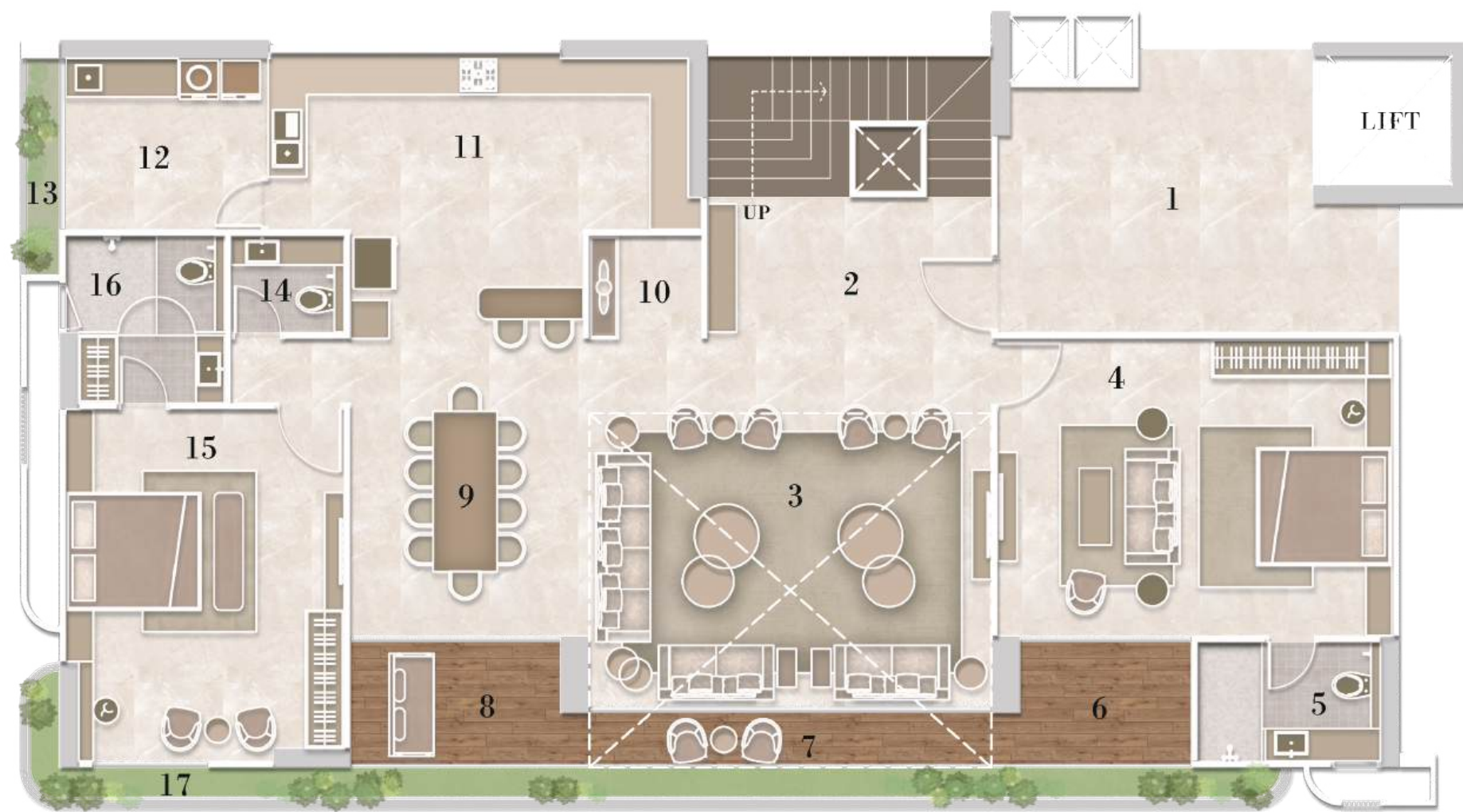


First Floor

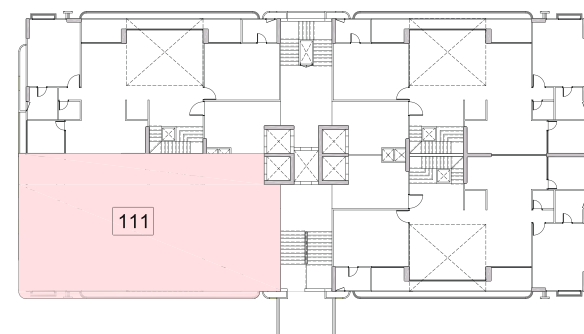
Poolside Plan

5 BHK *Vertical Bungalow*

TOWER - A - LOWER



1. ARRIVAL COURT	20'6" x 14'6"	11. KITCHEN & STORE	22'3" x 14'6"
2. VESTIBULE	14'6" x 7'3"	12. WASH	10'0" x 8'9"
3. DOUBLE HEIGHT DRAWING ROOM	20'6" x 18'9"	13. PLANTER	2' WIDE
4. BEDROOM 1	20'3" x 15'3"	14. POWDER	5'9" x 5'0"
5. TOILET 1	9'3" x 6'0"	15. BEDROOM 2	14'3" x 18'0"
6. BALCONY	10'3" x 6'0"	16. TOILET 2	8'0" x 8'6"
7. DOUBLE HEIGHT BALCONY	20'6" x 2'6"	17. PLANTER	2' WIDE
8. BALCONY	12'3" x 6'0"		
9. DINING	12'3" x 15'3"		
10. PUJA	5'9" x 5'3"		

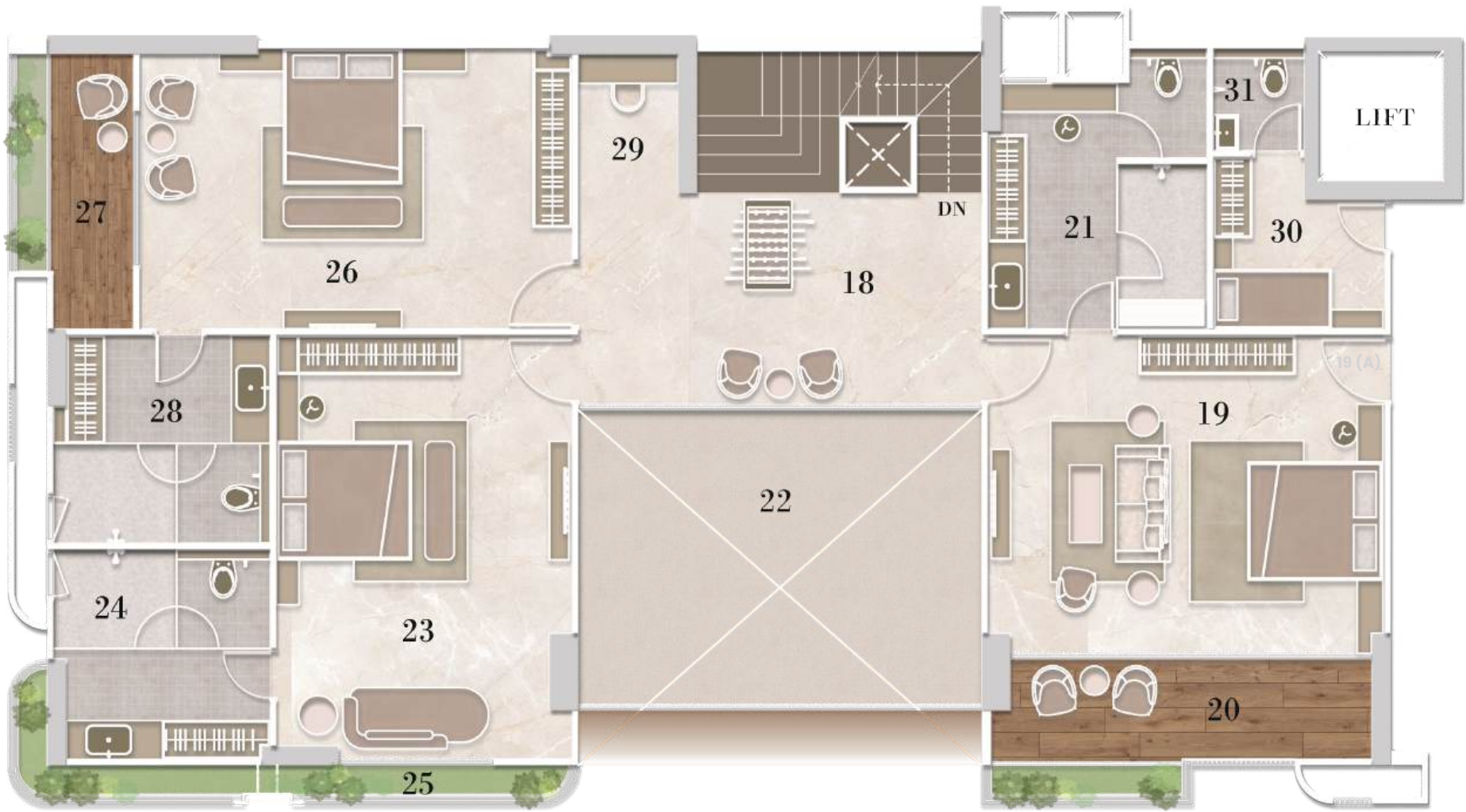


Balcony View

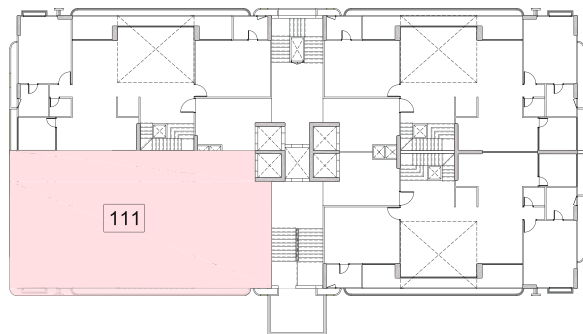


5 BHK *Vertical Bungalow*

TOWER - A - UPPER



18. SPORTS LOUNGE	20'6" x 10'9"	27. BALCONY	4'0" x 14'0"
19. BEDROOM 3	20'3" x 16'3"	28. TOILET 5	11'0" x 10'6"
19. (A) FIRE RESCUE EXIT	3'6" WIDE	29. STUDY	5'0" x 7'0"
20. BALCONY	19'6" x 5'0"	30. SERVANT ROOM	8'9" x 8'9"
21. TOILET 3	11'3" x 14'3"	31. SERVANT TOILET	4'9" x 5'3"
22. DOUBLE HEIGHT DRAWINGROOM BELOW	-		
23. BEDROOM 4	15'0" x 21'6"		
24. TOILET 4	11'0" x 10'9"		
25. PLANTER	2' WIDE		
26. BEDROOM 5	22'0" x 14'3"		

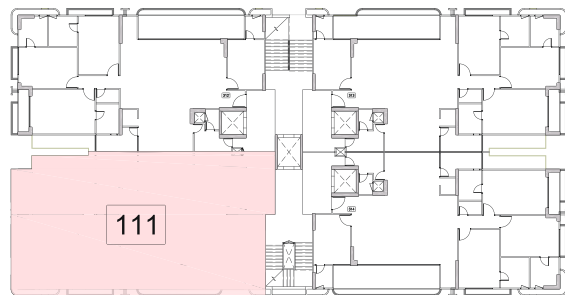


4 BHK *Simplex*

TOWER - B



1. ARRIVAL COURT	12'3" x 18'3"	12. BEDROOM 2	12'0" x 17'0"
2. VESTIBULE	5'6" x 5'0"	13. PLANTER	2' WIDE
3. DRAWING, DINNING, LIVING	31'0" x 20'0"	14. TOILET 2	8'3" x 8'9"
4. BEDROOM 1	10'9" x 14'6"	15. BEDROOM 3	17'0" x 12'0"
5. TOILET 1	5'0" x 6'6"	16. PLANTER	2' WIDE
6. BALCONY	30'9" x 6'6"	17. TOILET 3	8'3" x 8'9"
7. PUJA	4'3" x 7'0"	18. BEDROOM 4	19'0" x 13'0"
8. KITCHEN	16'0" x 12'6"	19. BALCONY	3'0" x 12'3"
9. STORE	4'3" x 4'9"	20. TOILET 4	6'9" x 8'9"
10. WASH	12'0" x 7'0"	21. SERVANT ROOM	11'0" x 8'0"
11. POWDER	6'9" x 4'0"	22. SERVANT TOILET	4'0" x 6'0"

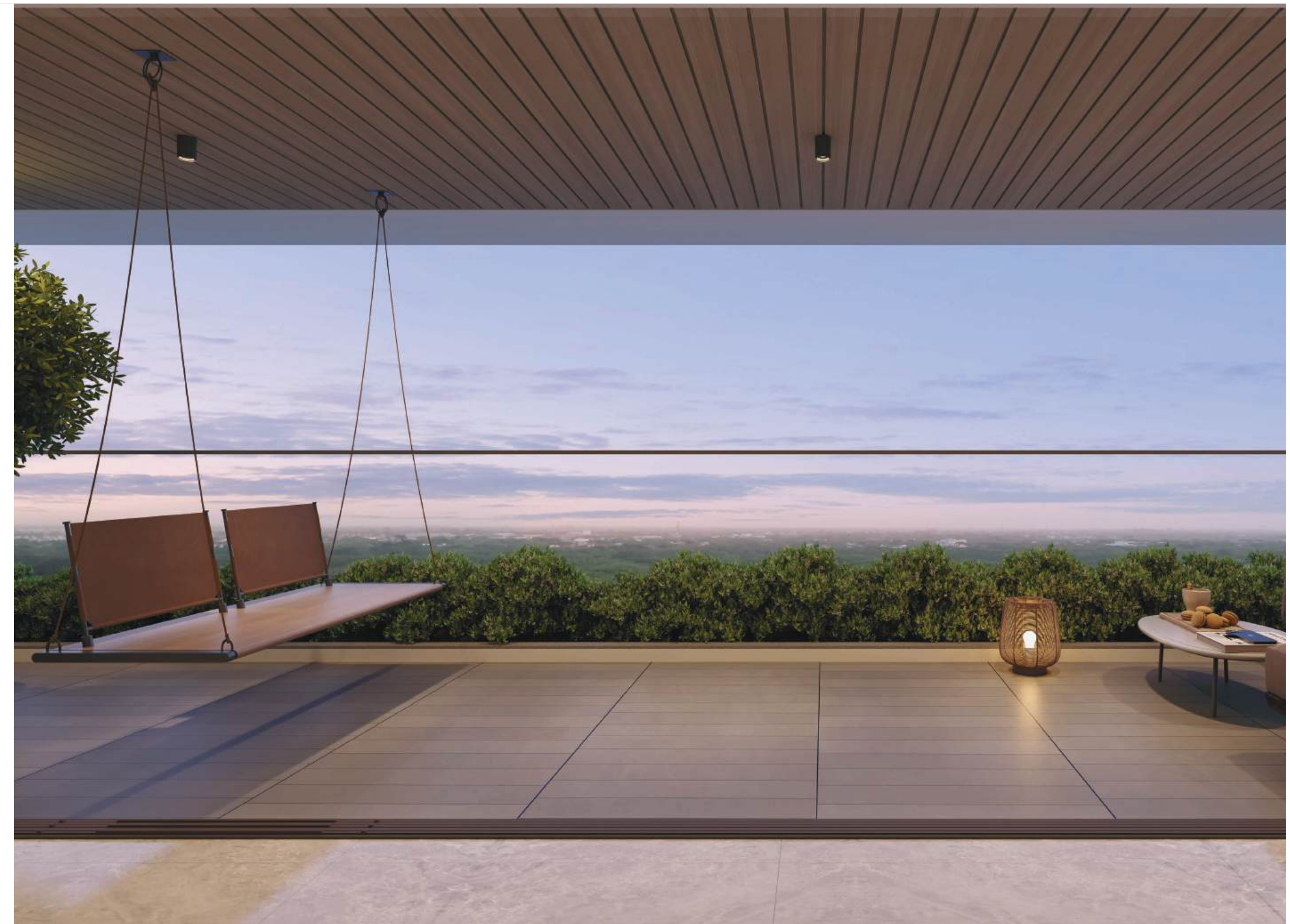
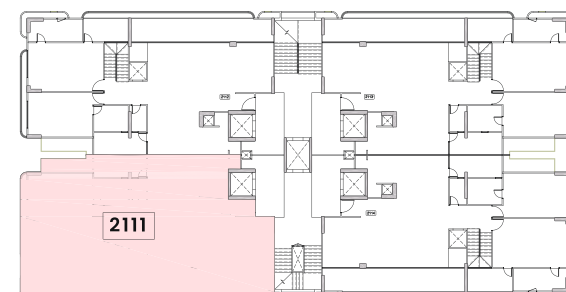


5 BHK *Penthouse*

TOWER - B - LOWER

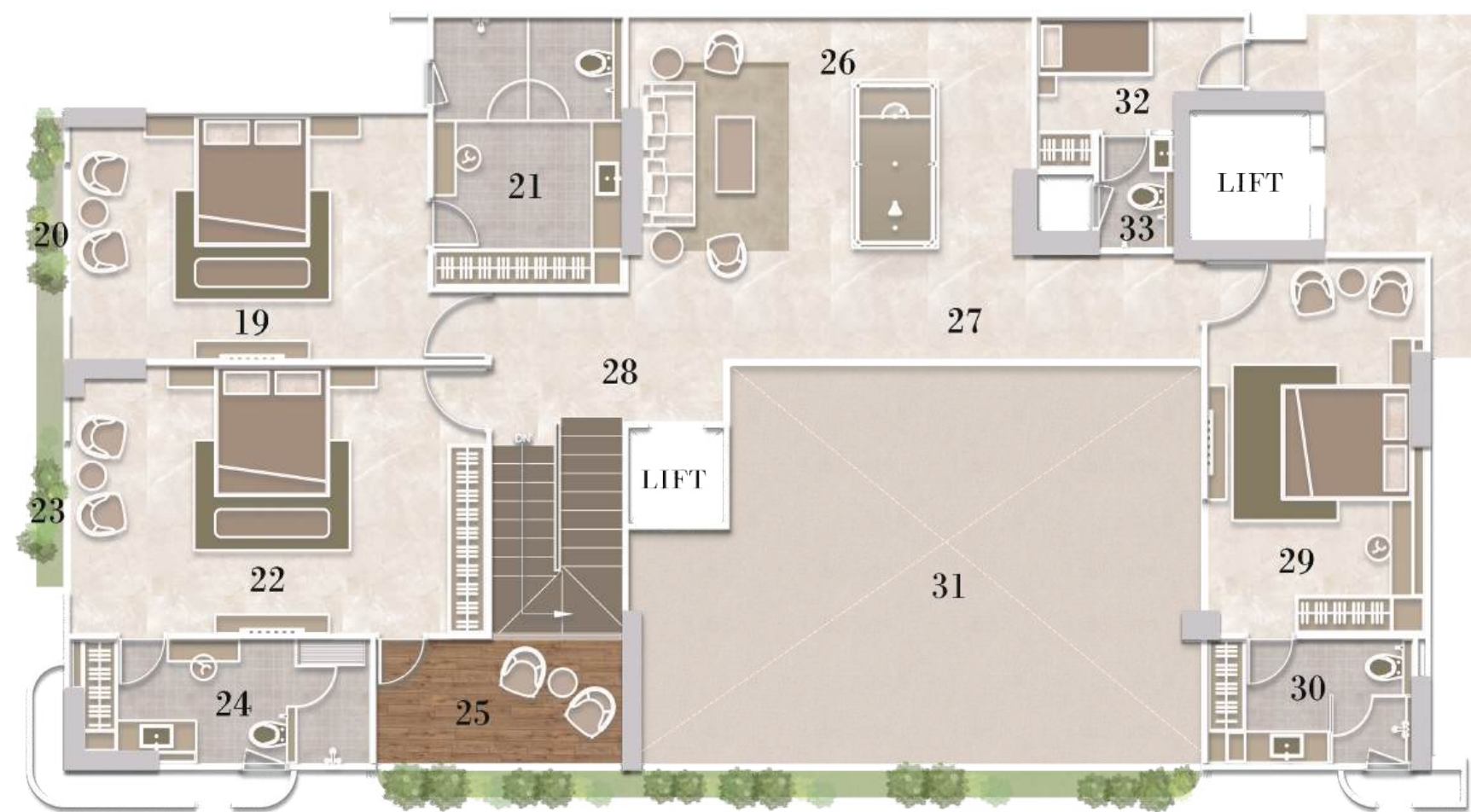


1. ARRIVAL COURT	12'3"X18'3"	11. POWDER	4'3" x 7'6"
2. VESTIBULE	5'6" x 5'0"	12. BEDROOM 1	18'9" x 13'0"
3. DRAWING	11'3" x 14'6"	13. PLANTER	2' WIDE
4. BALCONY	41'3"X6'6"	14. TOILET 1	10'0" x 7'6"
5. PUJA	5'3" x 5'6"	15. BEDROOM 2	22'0" x 14'0"
6. LIVING & DINING	25'6" x 20'0"	16. PLANTER	2' WIDE
7. KITCHEN	23'6" x 12'6"	17. TOILET 2	15'9" x 6'6"
8. STORE 1	4'0" x 3'9"	18. BALCONY 2	13'0" x 6'6"
9. STORE 2	3'3" x 3'9"		
10. WASH	15'3" x 6'3"		

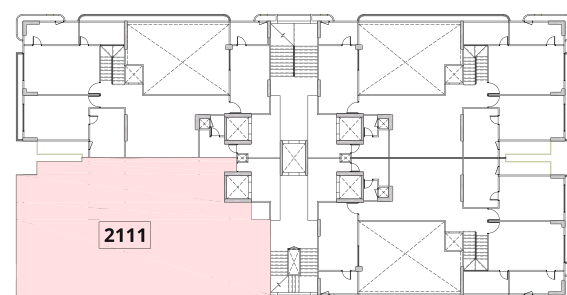


5 BHK *Penthouse*

TOWER - B - UPPER



19. BEDROOM 3	18'9" x 13'0"	30. TOILET 5	10'9" x 6'6"
20. PLANTER	2' WIDE	31. TERRACE	30'3" x 21'0"
21. TOILET 3	10'0" x 14'3"	32. SERVANT ROOM	11'0" x 8'0"
22. BEDROOM 4	22'0" x 14'0"	33. SERVANT TOILET	4'0" x 6'0"
23. PLANTER	2' WIDE		
24. TOILET 4	15'9" x 6'6"		
25. BALCONY	13'0" x 6'6"		
26. MULTIPURPOSE AREA	21'3" x 12'6"		
27. CORRIDOR 01	5'6" WIDE		
28. CORRIDOR 02	6'6" WIDE		
29. BEDROOM 5	11'6" x 19'9"		



Our
Expert Team



PLANNERS
ARCHITECTS
INTERIORS

Architects



Structural Engineer



Green Building



Land Scape



M.E.P.F



3D RENDERING

Specifications

Flooring

- **Living, Dining, Kitchen, Puja & Passage** - Italian Marble Flooring
- **Bedrooms**
Premium Vitrified Tiles
- **Balcony**
Antiskid Vitrified Tiles
- **Wash Area**
Granite, Kota, or Vitrified Tiles
- **Arrival Court & Foyer**
Italian Marble or
Premium Vitrified Tiles

Wall & Ceiling

- **Internal Walls**
Gypsum Plaster/Putty/Primer Finish
- **Internal Ceiling**
Exposed Rendering Finish

Kitchen

- **Platform Granite or Quartz Stone**
Finish with SS Sink
- **Dedo**
Vitrified or Glazed Ceramic Tiles above & below platform
- **Provisions**
RO Point & Wash Area
electrical points
- **Store and Kitchen Backsplashes**
Vitrified / Ceramic Tiles

Bathrooms

- **All Toilets**
Vitrified or Glazed Ceramic Tiles up to Lintel Level
- **Fittings**
Premium Sanitary Ware & CP Fittings (Kohler / TOTO / Equivalent)
- **Plumbing**
CPVC/UPVC water supply pipes; Silent pipes for drainage
- **Water Systems & Water Meter**
Provision for Individual Pressure Pump & Heat Pump for hot water distribution

Stairs & Lifts

- **Stair Case**
Granite Treads and Risers
- **Lifts**
High-speed elevators (KONE / Mitsubishi / Schindler / Equivalent)
- **Lift Lobby**
Granite, Italian Marble, or Premium Vitrified Tile cladding

Electrification

- **Wiring & Safety**
Concealed PVC conduits with FRLS wire and MCB distribution
- **Lighting**
Sufficient points; Modular switches; Sensor lighting in basement

HVAC

- **Air Conditioning**
Provision for VRV Systems

Structure

- **Framework**
Earthquake resistant RCC frame with Mivan Shuttering system on Peripheral Line
- **Internal Walls**
Sand Lime Blocks

Miscellaneous

- **Common Services**
DG Power Backup; 24/7 Security with CCTV; STP Plant
- **Basement**
Attractive & decorative finishes
- **Terrace**
China Mosaic with waterproofing; Solar Panels / Windmill

Doors & Windows

- **Windows**
Aluminium windows with reflective DGU glass
- **Sills & Jambs**
Granite used for all openings

Elevation

- **Outer Surface**
Texture or paint on Mivan surface; Special Facade design
- **Railing**
Attractive Glass Railing