



AM REALTY SOLUTIONS  
WePromise...WeDeliver



AM

श्याम  
नगरी



## खाटू श्याम जी के बारे में

खाटू श्याम मंदिर राजस्थान के सीकर शहर के पास खाटू गाँव में स्थित एक हिंदू मंदिर है। हिंदू पौराणिक कथाओं के अनुसार, घटोत्कच के पुत्र और भीम के पोते बर्बरीक एक शक्तिशाली योद्धा थे, जिनके पास तीन बाण थे जो किसी भी दुश्मन को नष्ट कर सकते थे। वह महाभारत युद्ध में भाग लेना चाहता था और जो भी कमजोर पक्ष होता, उसका समर्थन करना चाहता था। हालाँकि, भगवान कृष्ण जानते थे कि उनके बाण दोनों पक्षों के विनाश का कारण बनेंगे और इसलिए उन्होंने उनसे दान (शीश दान) के रूप में उनका सिर मांगा। बर्बरीक सहमत हो गए और उन्होंने अपना सिर भगवान कृष्ण को दे दिया, भगवान कृष्ण उनकी भक्ति और बलिदान से प्रभावित हुए। तब भगवान कृष्ण ने उनका सिर एक पहाड़ी की चोटी पर रख दिया और उन्हें वरदान दिया कि कलयुग में उन्हें उनके ही नाम श्याम जी से जाना जाएगा और उनके ही रूप में उनकी पूजा की जाएगी। कई वर्षों बाद, कलयुग में, बर्बरीक का सिर खाटू गाँव में कुछ ग्रामीणों को दबा हुआ मिला, जिन्होंने देखा कि उस स्थान के पास एक गाय के थनों से अपने आप दूध निकलने लगा था। सिर को एक ब्राह्मण को दे दिया गया जिसने कई दिनों तक इसकी पूजा की। खाटू के राजा रूपसिंह चौहान को एक स्वप्न आया जिसमें उन्हें मंदिर बनवाने और वहाँ सिर स्थापित करने का निर्देश दिया गया। इस प्रकार, पहला मंदिर 1027 ई. में रूपसिंह चौहान और उनकी पत्नी नर्मदा कंवर ने बनवाया। बाद में, 1720 ई. में दीवान अभयसिंह ने मारवाड़ के शासक के अनुरोध पर मंदिर का जीर्णोद्धार करवाया और इसे वर्तमान स्वरूप दिया।

मंदिर के प्रवेश द्वार के सामने एक खुला स्थान है। श्याम बागीचा के पास एक बगीचा है मंदिर जहाँ से चुने हुए फूल देवता को चढ़ाए जाते हैं। एक महान भक्त आलू सिंह की समाधि, उद्यान में स्थित है।

“श्याम कुंड” मंदिर के पास एक पवित्र तालाब है जहाँ से बाबा का ‘शीश’ निकला था। इस में कुंड भक्त स्नान कर खाटू नरेश की पूजा करते हैं।

गोपीनाथ मंदिर मुख्य मंदिर के दक्षिण-पूर्व में स्थित है। गौरीशंकर मंदिर भी पास में स्थित है। गौरीशंकर मंदिर से जुड़ी एक दिलचस्प कहानी है। कहा जाता है कि मुगल बादशाह औरंगजेब के कुछ सैनिक इस मंदिर को तोड़ना चाहते थे। सैनिकों ने मंदिर के अंदर बने मंदिर पर जब हमला किया तो शिवलिंग से रक्त का फव्वारा निकलाने लगा जिससे भयभीत होकर सैनिक भाग खड़े हुए। शिवलिंग पर भाले के निशान आज भी दिखते हैं।

**हारे का सहारा बाबा श्याम हमारा**





## *About Us*

After successful delivery of government approved project like “AM Maple Residency- Phulera”, “ Lake City- Phulera “ , “ Lake View City- Phulera “ , “ Royal Paradise - Phulera “ , “ Lake View Residency- Phulera “ , “Heritage City 3- Phulera “ , “ Hill View Farms- Kumbhawas “ , “ Mussoorie Height- Mussoorie “ , “ Mariners Bay Resort - Mandrem-Goa “ and “ Mariners Bay Suites- Nagoa-Goa “ AM Realty Solutions is launching aesthetically conceptualised township “AM Shyam Nagari”, residential Project located in Khatu Shyam ,Sikar , Rajasthan. The project comprises of residential and commercial plots. Architectural excellence, amidst the most serene natural surroundings, carve the true essence of this project. While conveniently reachable via rail, road and air, AM Shyam Nagari is secretly hidden from the polluted chaos of a big town. Spread across an area of 12,000 sq.yards, plot sizes ranging from 100 to 200 sq. yards are available for purchase. If the idea is to cuddle in nature’s womb and yet maintain as much contact with the hustle bustle of commercial world, this is perhaps the most enticing offer. Coming over to the economic side, this township is one of the most lucrative real estate deals.

## *About Khatu Shyam Ji*

Khatu Shyam ji temple is a hindu temple in khatu village, just 43 km from sikar city in the sikar district of the Indian State of Rajathan. It is a pilgrimage site for worshipping the deity Krishna and Barbarika who is often venerated as a Kuladevata. Devotees believe the temple houses the head of Barbarika of Khatushyam, a legendary warrior who sacrifices his head upon the request of Krishna during the antebellum of the Kurukshetra War.

### *Shyam Kund*

It is the holy pond near the temple from which the Sheesh (Head) was retrieved. It is belived that a dip in this pond cures a person from ailments and brings good health. People come at Falgun Mela from various places here and assume sacred after taking bath. People take water from here which they use to remove several diseases.

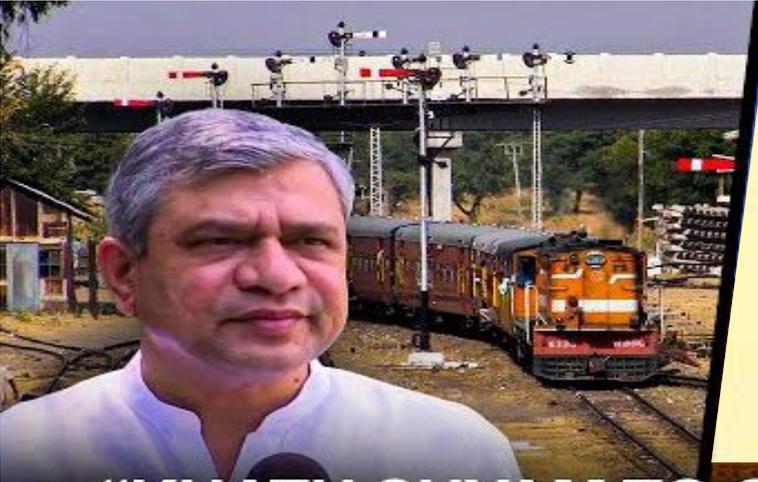
### *Shyam Garden*

A blessed garden near the temple from where the flowers are picked to be offered to the deity. Shyam Bagichi there is an sculpture of Alu Singhji. The great devotee Lt. Alue Singhji’s Samadhi is also in the premises.

### *Jeen Mata Temple*

Jeenmata is a village in Sikar district of Rajasthan, India. It is located at a distance of 29 km from Sikar town in south. There is an ancient Temple dedicted to Shree Jeen Mataji (Goddess of Power). Millions of devotees come here during Navaratri. There are a number of dharamshalas to accommodate large number of visitors. Jeenmata temple is situated near the khatu shyam temple at a distance of 26 km. The temple of Jeen Mataji is around 108 km from Jaipur. It is surrounded by thick forest. Its full name was Jayanti Mata.

# Glimpse of Surrounding on Khatu Shyam Ji



खाटू श्याम जी  
तक  
डायरेक्ट ट्रेन  
होगी शुरू

**“KHATU SHYAM TO GET  
RAIL CONNECTIVITY SOON...”**

Railways Minister of India Ashwini Vaishnaw informed that the survey of the program to provide railway connectivity to Khatu Shyam has been sanctioned recently, and the work will begin soon. “Railways made a program to give connectivity to pilgrimages. We arranged to connect the Railways network with Khatu Shyam. This project’s survey was sanctioned recently. Soon, the survey will be done and work will begin. I want to thank PM Modi for he gives equal importance to both heritage and development. We are making a comprehensive plan keeping all factors in mind. All these projects to connect pilgrim places with railways keep the convenience of travelers in the main focus,” said Ashwini Vaishnaw on April 15.



रींगस - खाटू  
जीणमाता  
रिंग रोड़ बनेगी

रींगस - खाटू - जीणमाता - रानोली रिंग रोड़  
बनेगी, Reengus - Khatu - Jeenmata -  
Ranoli Ring Road Banegi



SARDAR PATEL COLLEGE



RIICO  
SIKAR  
INDUSTRIAL  
AREA  
RAJASTHAN



SADHANA  
Womens Degree College

# Highlights



## **KHATU SHYAM MANDIR**

10 Min. Drive From AM Shyam Nagari to Famous Khatu Shyam Mandir

## **Rajasthan State Industrial Development and Investment Corporation (RIICO)**

RIICO has played a catalytic role in the industrial development of Rajasthan. Services provided by RIICO to investors and entrepreneurs include: Site selection and Acquisition of land, financial assistance to small medium and large scale projects, Equity participation in large projects on merit Technical consultancy.



## **RINGAS RAILWAY STATION**

30 Min. Drive From AM Shyam Nagari to Reengas Railway Station

## **JAIPUR INTERNATIONAL AIRPORT**

90 Min. Drive From AM Shyam Nagari to Jaipur International Airport



**हारे का सहारा बाबा श्याम हमारा**



# Nearby Amenities

RIICO INDUSTRIAL AREA (PALSANA)



5 KM

SCHOOL & COLLEGES



WITHIN 500 MTR.

AIRPORT



80 KM.

SHREE JEEN MATA MANDIR



19 KM

श्याम  
नगरी

NH 58



10 KM.

ISBT TERMINAL



12 KM.

BUS STOP



500 MTR.

RAILWAY  
STATION



15 KM

हरे का सहारा बाबा श्याम हमारा



### *Spiritual Significance*

Khatu Shyam ji is well-known for attracting devotees from all across the nation to its famous Shyam Baba Temple. If you own a plot here, you can live near this center of spirituality and enjoy its serene atmosphere on a regular basis.



### *Strategic Locations*

Khatu Shyam ji is ideally situated between Jaipur and Sikar, and it is also easily accessible by road. It provides the ideal balance of peace and convenience.



### *Modern Amenities*

Our plots are situated in well-kept communities with contemporary utilities, such as power, water, and excellent road access.



### *Spiritual Sanctity*

Khatu Shyam is well known for its spiritual importance and heavenly ambiance. Buy plot in Khatu Shyam Ji allows you to fully immerse yourself in the area's rich cultural legacy and sense of profound peace.



### *Prime Location*

Khatu Shyam is well situated in the centre of Rajasthan and has great access to the state's major towns and tourism destinations. Whether you want to build a successful commercial business or a peaceful vacation.



### *Customizable Farm Sizes*

Khatu Shyam ji is well-known for attracting devotees from all across the nation to its famous Shyam Baba Temple. If you own a plot here, you can live near this center of spirituality and enjoy its serene atmosphere on a regular basis.

**हरे का सहारा बाबा श्याम हमारा**



# *Key Features of Khatu Shyam Residential Plots*

## **Investment Potential and ROI**

The growing popularity of Khatu Shyam Residential Plots can be attributed to several factors, including their strategic location, rising demand, and AM Realty Solutions trusted reputation. For investors, these plots offer an exceptional return on investment (ROI), especially when compared to other regions with similar offerings. The combination of Khatu Shyam's religious significance, scenic beauty, and commercial growth ensures that property prices will continue to climb.

Whether you're a seasoned real estate investor or someone looking to invest in land for the first time, the potential for capital appreciation in Khatu Shyam is immense. Furthermore, the company's after-sales services and market insights provide buyers with the support needed to make informed decisions, ensuring optimal returns.



## **Strategic Location and Accessibility**

Location plays a crucial role when choosing a residential plot. Khatu Shyam is ideally located in Rajasthan's Sikar district, offering seamless connectivity to major cities like Jaipur, Delhi, and Gurgaon through well-maintained highways. This proximity not only makes commuting easier but also adds immense value to the property.

Additionally, the town is a major tourist destination, leading to improved infrastructure development such as roads, transportation facilities, and civic amenities. As the area grows, so will the demand for high-quality residential spaces, making Khatu Shyam an ideal investment for those seeking long-term returns.



# *Key Features of Khatu Shyam Residential Plots*

## **Size and Flexibility**

The Khatu Shyam Residential Plots come in various sizes, catering to different needs and preferences. Whether you are looking for a compact plot for a small home or a larger piece of land for a luxury villa, AM Realty Solutions has an option for everyone. This flexibility allows buyers to choose a plot that aligns with their vision, making the process of building a dream home or securing an investment property easier.



## **Proximity to Key Amenities**

In addition to being well-connected, Khatu Shyam is equipped with essential amenities such as schools, hospitals, shopping complexes, and restaurants. This ensures that residents can enjoy a comfortable and convenient lifestyle without having to travel far for daily needs. The presence of well-established social infrastructure adds to the overall appeal of the Khatu Shyam Residential Plots, making them a prime choice for families and individuals alike.



## **Rising Property Values**

One of the most important factors to consider when purchasing a plot is its future appreciation. The Khatu Shyam area has witnessed consistent growth in property prices over the past few years, driven by increasing demand and ongoing infrastructure development. As more people flock to this region, the value of land is expected to rise steadily, making the Khatu Shyam Residential Plots a Lucrative investment opportunity for both short-term gains and long-term wealth accumulation.



# *Key Features of Khatu Shyam Residential Plots*

## **Scenic Beauty and Peaceful Environment**

In contrast to the hustle and bustle of metropolitan areas, Khatu Shyam Residential Plots offer a peaceful living environment. Surrounded by lush greenery and open spaces, the plots are ideal for those looking to build their dream home in a tranquil setting. Whether you plan to reside or invest, the serene atmosphere and natural beauty of the area enhance the overall appeal of the location.



## *Our Message for Investors*

In conclusion, the Khatu Shyam Residential Plots offered by AM Realty Solutions present a remarkable opportunity for those seeking to invest in real estate in a fast-growing and culturally significant region. The combination of strategic location, growing infrastructure, serene environment, and the expertise of AM Realty Solutions make these plots a valuable investment for individuals and families alike.

With the promise of excellent returns and a peaceful lifestyle, the Khatu Shyam Residential Plots are a golden opportunity you won't want to miss.

## *Project Highlights*

- Government Approved Free Hold Plots
- Shree Khatu Shyam Ji Temple
- Shree Jeen Mata Temple
- Easy Monthly Installments
- Gated Township
- Wide Roads, Street Light
- Water, Electricity, Horticulture Etc.
- Well connected with Local Transport Facility

**हारे का सहारा बाबा श्याम हमारा**



# SITE LOCATION



**KHATU SHYAM  
MANDIR**

**हरे का सहारा बाबा श्याम हमारा**



## Delivered Projects

### Ongoing Project in Uttarakhand

**Mussoorie Heights**

**Dhanaulti Heights**

### **12** Projects Delivered In Jaipur

Hill View Farms	Lake View City
Lake City	Maple Residency
Lake View Residency	AM Heritage City
AM Heritage City-2	AM Heritage City-3
Royal Palm	Royal Paradise
Maple Residency-2	Royal Palm 2

### **2** Projects Delivered In Goa

**Mariners Bay Suites (Nagoa)**

**Mariners Bay Resorts (Mandrem)**

#### Corporate office:-

8th Floor, Magnus Tower Sector 73,  
Gautam Buddha Nagar Noida (U.P) 201307

 +91-9582212245  
-0120-4547484

#### Branch offices :-

- Vaishali Nagar.. Jaipur,Rajasthan,
- Barlowganj,Mussoorie,Uttarakhand
- Mandrem..Goa

For More Info

 [www.amrealtysolutions.com](http://www.amrealtysolutions.com)  
 [www.amrealtysolutions.in](http://www.amrealtysolutions.in)

Follow us



Call Us Now

 +91-9582212245  
 [info@amrealtysolutions.in](mailto:info@amrealtysolutions.in)