🚨 **Exclusive Investor Opportunity | Limited Period Offer** 🚨

Levante Residencies, Sector 104, Dwarka Expressway
By Satya Group & MAPLE

Invest in a landmark residential development offering **exceptional value at an unexpected price point**.
✨ **Only the first 100 units** are being released at this special pricing — **once gone, the opportunity closes.**

💼 **Investment Highlights:**
🏷️ **Prices starting from just ₹2.99 Cr***
🏡 Premium **3, 4 & 5 BHK Apartments**
🏛️ **World-class club & lifestyle amenities**
🚗 **1400+ car parking spaces**
📍 Prime location on **Dwarka Expressway – Sector 104**

This is a rare chance to secure a high-potential asset in one of Gurugram's fastest-growing corridors.

⏳ **Hurry! Limited inventory available.**
📞 **Call now: 9289950464**
Don't wait until it's too late — **grab the offer before it's gone!**

HARERA/GGM/1000/732/2025/103 DATED 16.10.2025
HTTPS://HARYANARERA.GOV.IN

LEVANTE
RESIDENCES

SECTOR 104, DWARKA EXPRESSWAY

Where Life Rises

Satya Group

MAPLE Group

Crafted with purpose.
Inspired by life.

We create spaces where design meets emotion and every detail reflects thought, balance, and beauty.

Homes that don’t just stand tall - they help life rise.

Where light awakens life,
and the skyline becomes a story.

Where air feels softer, days feel longer,
and the city feels beautifully distant.

Here, life doesn’t just grow,

it rises.

Rise with Nature's Splendour

LEVANTE



Rise with Meticulous Planning

LEVANTE



Rise with Thoughtful Amenities

LEVANTE



Two Visionaries. One Legacy.
And a creation that awakens a new dawn.

PRESENTING

LEVANTE
RESIDENCES

Inspired by the rising sun,
a promise of life that
ascends beyond the ordinary.



LEVANTE

Artistic Rendition

LEVANTE

Guided by the philosophy of Sensible Luxury, every detail is thoughtful, balanced, and quietly beautiful.

Because when design has purpose, life rises naturally.

Take a look



Artistic Rendition

Defined By Details

01 / 4.65 Acres APPROXIMATELY

02 / 3 Exclusive Towers

03 / 488 Apartments

04 / 3/4/5 BHK

05 / **1,400**+ Car Parking Spaces

06 / Podium Lifestyle

07 / World-class Clubhouse

08 / Vehicle-free Zones



Artistic Rendition



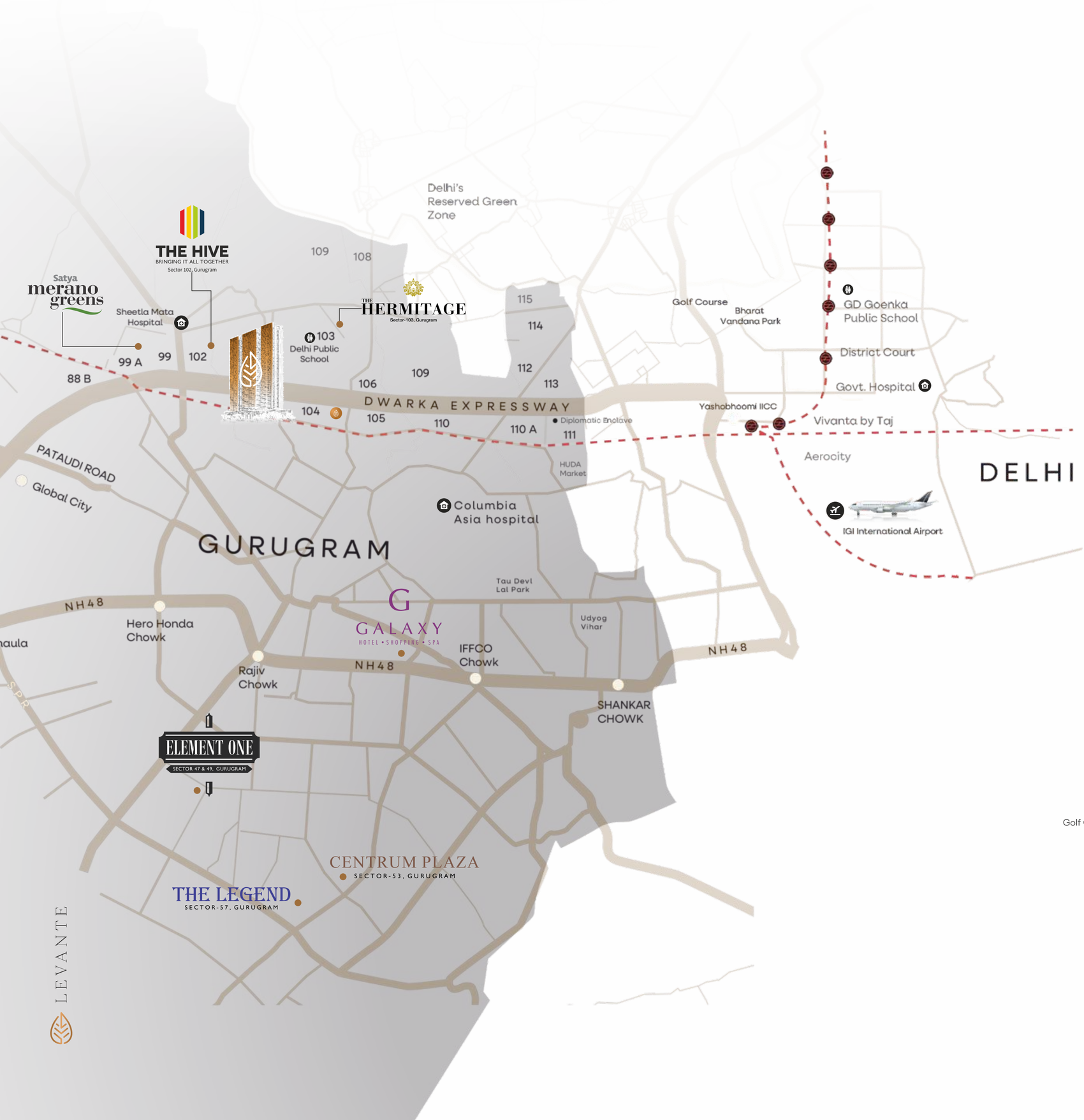
Representative Image

LEVANTE

Connected to more

Perfectly placed in Sector 104, along the Dwarka Expressway, Levante connects you to everything that matters.

Ideally located between IGI Airport and Global City, it offers effortless access to Delhi, Golf Course Road, Golf Course Extension, and New Gurugram via NH-8, bringing convenience, connectivity, and promise together at one address.



At the Heart of Tomorrow

Set along the Dwarka Expressway, a corridor shaping Gurugram's tomorrow, Levante stands at the heart of connection and progress.

Minutes from Delhi, IGI Airport, and major business hubs, this address is truly where life rises.

Connectivity

Sec 21, Dwarka: **Approx. 10 Mins**

Buildwell IT Park: **Approx. 15 Mins**

IGI Airport: **Approx. 20 Mins**

Financial District: **Approx. 25 km**

(Cyber City / Udyog Vihar
Golf Course & Golf Course Extn. Road Corporate Belt)

Education & Healthcare

HSV International School: **Approx. 1 Min**

Delhi Public School: **Approx. 3 Mins**

Max Hospital: **Approx. 10 Mins**

Sheetla Mata Hospital: **Approx. 10 Mins**

Park Hospital: **Approx. 15 Mins**

Manipal Hospital: **Approx. 15 Mins**

Entertainment & Leisure

Satya The Hive: **Approx. 5 Mins**

Vivanta By Taj: **Approx. 20 Mins**

JW Marriott: **Approx. 20 Mins**

Radisson Blu: **Approx. 20 Mins**

Worldmark: **Approx. 20 Mins**

Aerocity: **Approx. 20 Mins**

Other Landmarks

Diplomatic Enclave: **Approx. 15 Mins**

Yashobhoomi: **Approx. 15 Mins**

Dwarka Golf Course: **Approx. 20 Mins**



Representative Image

From an active podium to tranquil rear greens, Levante is designed as a vertical neighbourhood that blends modernity with mindfulness. Its architecture celebrates balance, between connection and calm, openness and elevation.

Elevated by Design,

Grounded in Nature

Where every
detail is planned
with purpose,
and every space
celebrates the rise
of life.



LEGEND

1. Guard Room
2. Entrance Water Feature
3. Feature Wall
4. Drop-Off
5. Pathway
6. Shallow Waterbody
7. Kids Play Area
8. Wet Play Area
9. Festival Plaza
10. Deck
11. Swimming Pool
12. Kids Pool
13. Lawn
14. Multipurpose Court

MASTERPLAN

Where Life Rises in Design

Where Life Rises.
Every Day, In Every Way

RISE

Refined Design

Where architecture finds rhythm, and space breathes serenity.

- Entrance Lobby
- Spacious Residences
- Balconies & Open Greens
- Podium-Level Leisure Zones
- Naturally Lit Interiors

Inner Well-Being

Where the body renews, the mind unwinds, and calm lingers in the air.

- Spa / Reflexology Area
- Salon
- Meditation & Yoga / Aerobics Zone
- Reading Area
- Waterbody & Feature Wall

Social Harmony

Where connections flourish, laughter flows, and every gathering feels at home.

- Clubhouse
- Patisserie
- Multicuisine Restaurant
- Banquet & Pre-function Area
- Senior Citizen Lounge
- Festival Plaza
- Barbeque + Outdoor Seating
- Billiards / Snooker Room
- Cards Room & VR Games Room
- Business Center
- Mini Theatre

Elevated Lifestyle

Where vitality meets aspiration, and every day feels beautifully complete.

- Gym / Health Club
- Outdoor Sports
- Activity Room
- Golf Simulator
- Swimming Pool with Kids Pool
- Kids Club & Daycare
- Library
- Nursery School
- Pets Room / Pets Club

LEVANTE

ENTRY EXPERIENCE

An Arrival Experience that uplifts your spirits

Framed by shaded canopies and serene waters, every return home becomes a moment of quiet grandeur



LEVANTE

Artistic Rendition

Rise to the Podium Life

LEVANTE



A world thoughtfully layered beneath the towers, where laughter echoes across landscaped greens, children's joy fills the air, and neighbours become companions.

Here, sun-dappled decks, shaded lounges, and meandering pathways come together in harmony, creating a tapestry of shared moments and everyday connections.

LEVEL 5
PODIUM ROOF LEVEL

LEVELS 2, 3 & 4
Dedicated
Multi-level Car Parking

LEVEL 1
Multi-level car parking
with EV charging

ARRIVAL LEVEL
Grand clubhouse
Convenient retail



Artistic Rendition

Where Life Rises in Togetherness

LEGEND

1. Kids Play Area
2. Seating Nodes
3. Barbeque + Seatings
4. Shallow Waterbody
5. Outdoor Seatings
6. Reading Area
7. Senior Citizen Area
8. Exercise Stations
9. Yoga

PODIUM LEVEL PLAN



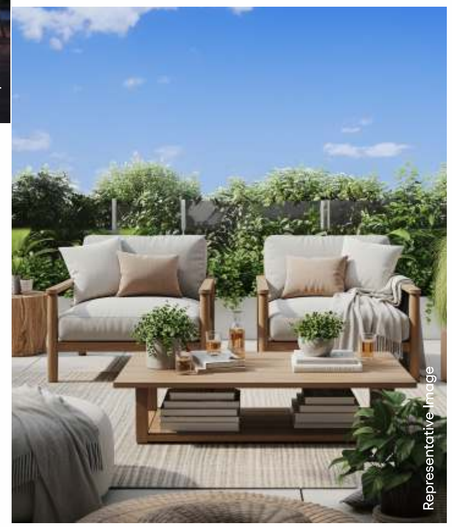


KIDS' PLAY AREA
where joy runs free.



PODIUM CAFÉ
infusing the air with warmth
and quiet companionship.

READING AREA
your escape into stories and stillness.





BARBEQUE AREA
your recipe for togetherness.



SEATING NODES,
designed for easy pauses
and warm exchanges.

Podium
Where Life Moves

YOGA DECK above it all
crafted for mindful living.



Scenic WALKING LOOP across the podium
designed for your daily dose of peace and pace




Artistic Rendition

Rise to a Life of Enriching Experiences

LEVANTE



Here, time doesn’t tick, it flows.
Moments melt into memories,
lingering in the shimmer of every pause.

CLUBHOUSE

Rise to a Life as Exclusive as You

Morning swims kissed by light.
Afternoons of quiet focus. Evenings
that turn into laughter.

From wellness to work, from solitude to
celebration, every experience finds its
rhythm here.

Levante curates a lifestyle that flows
with grace and meaning.



CLUBHOUSE AMENITIES

The Heart of Leisure. The Soul of Levante.

1 SOCIAL BY DESIGN

Entrance Lobby
Coffee / Patisserie
Ballroom / Multipurpose Hall
Multicuisine Restaurant with PDR
Private Meeting Room with Concierge

2 LEISURE BY DESIGN

Mini Theatre
Cards Room
Billiards / Snooker Room
VR Games Room

3 WELL BEING BY DESIGN

Indoor Gym / Health Club
Yoga / Aerobics Studio
Spa
Reflexology Area
Salon
Swimming Pool with Kids' Pool

4 BELONGING BY DESIGN

Kids' Club
Kids' Day Care
Pets' Club
Senior Citizen Lounge

CLUB LOBBY

Where Every Arrival Rises to a Warm Welcome

Your club journey begins with hospitality at its finest.



LEVANTE

Artistic Rendition



Designed to Be Admired, Experienced, and Escaped Into

A serene composition of water, landscape, and luxury.

SOCIAL BY DESIGN

Where Community Finds Its Flow



CONCIERGE DECK at your service, crafted for everyday sophistication



BALLROOM crafted for moments that leave an impression



PATISSERIE & COFFEE LOUNGE crafted for connection



BUSINESS CENTRE at your command, crafted for focus and finesse



LEISURE BY DESIGN

Where Play Meets Perfection



BILLIARDS ROOM for quiet competition



A MULTIPURPOSE COURT,
where every move finds its rhythm

GAMES & MEDIA ROOM at your leisure for play and camaraderie



CARD ROOM where every deal begins a story



PRIVATE THEATRE for cinematic escapes.



WELLNESS BY DESIGN

Where Every Day Brings a Reason to Unwind



SPA, moments of calm, crafted for you



REFLEXOLOGY PATH,
peace, reimagined.



YOGA & EXERCISE STUDIO, to move, stretch, and breathe in balance.

SALON, where style and self-care converge



WELL EQUIPPED GYM where strength meets serenity





FESTIVAL PLAZA where every moment finds its sparkle.



PETS CLUB, a playground for every wag and purr

BELONGING BY DESIGN

Where You Truly Belong

KIDS CLUB

Where little imaginations come alive.



LIBRARY LOUNGE,

a Quiet Corner for Curious Minds



SENIOR CITIZEN LOUNGE, space to relax, connect, and cherish every moment.



OUTDOOR SEATING AREA

Come together at the Festival Plaza



Artistic Rendition

Where Life Rises to the Horizon

THE SKY BRIDGE
A breathtaking sky bridge connects the towers at the top.

A space to pause, breathe, and let the world unfold beneath you.

LEVANTE

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TOWER LOBBY

A Grand Double-height Lobby Made For Your Lifestyle To Rise



LEVANTE

Artistic Rendition



EXPANSIVE LIFT LOBBY

An Elevator Lobby that Uplifts You

APARTMENT FEATURES

Just the Right Rise

At Levante, luxury finds its balance.
With a mix of 3, 4 and 5 bedroom residences, every home is crafted to suit your way of living, whether you're starting out, expanding, or simply seeking a life that fits just right.

Spaces are intelligently planned to deliver more,

More Openness,
More Light,
More Comfort,

without any excess.

Thoughtful layouts and generous terraces create a seamless connection between indoors and out, offering you a life of sensible luxury that feels naturally complete.



3 /4/5 BEDROOM APARTMENTS

LEVANTE

LIVING & DINING ROOM

The room that glows

Artistic Rendition

INTELLIGENTLY PLANNED SPACES

Uninterrupted Panoramas through generously sized balconies



Artistic Rendition

MASTER BEDROOM

Designed for restful nights



Representative image

LEVANTE



IGBC

Confederation of Indian Industry

Indian Green Building Council (IGBC)

hereby precertifies

LEVANTE RESIDENCES

SV INFRA MANAGEMENT SOLUTIONS PVT. LTD. (Formerly known as SV Infra Management Solutions LLP)License No. 140 of 2024 dated 11.11.2024

(IGBC Registration No GH250400)

The project has demonstrated intent to design and build high performance building in accordance with

IGBC Green Homes Rating System

Precertified Gold

July 2025

(Precertification is valid for 3 years, renewed based on six monthly progress updates till certification)

B Thiagarajan
Chairman, IGBC

K S Venkatagiri
Executive Director, CII-Godrej GBC

SUSTAINABILITY & RESILIENCE

Where Life Rises Responsibly

A design philosophy that cools, conserves, and endures, shaping a future where comfort and nature stay in harmony.

- Green terraces and podium planting provide natural insulation and aid stormwater management.
- Rainwater harvesting, solar panels, and energy-efficient lighting reduce overall energy loads.
- Cross-ventilated homes and shading devices enhance comfort and minimise heat gain.
- Native, low-water landscaping supports long-term ecological sustainability.

LEVANTE



A MESSAGE FROM OUR DIRECTORS



Mr. Manish Agarwal
Managing Director
Satya Group



Mr. Deepak Agarwal
Chairman
Maple Group

Together, Satya and Maple embody decades of trust, innovation, and transformative real estate development.

This partnership ushers in a new era of excellence in urban living.

Crafted for today, envisioned for tomorrow.

LEVANTE

Satya Group

MAPLE Group

TWO LEGACY ONE VISION

With a shared legacy of excellence and a vision for the future, we create residential communities defined by quality, thoughtful design, and a lifestyle that inspires.

Whether it's your first home, your forever home, or a smart investment, with us, you're choosing more than a home, you're choosing a better life.

OUR PRESENCE ACROSS INDIA

Delhi • Gurugram • Noida • Bathinda • Patiala • Bengaluru • Goa • Indore

A LEGACY OF EXCELLENCE

12+	***20+***	***50+***	***5000+***
MILLION SQ.FT. DELIVERED (1.11 Million Sq. Mtrs.)	PROJECTS DELIVERED	YEARS OF EXPERIENCE	HAPPY CUSTOMERS

Satya Group

MAPLE Group

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RESIDENCES

FLOOR PLANS

TYPICAL FLOOR PLAN
TOWER 1 & 3
3 BHK + UTILITY





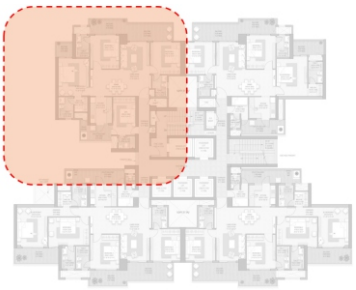
KEY PLAN

TYPICAL FLOOR PLAN

TOWER 1 & 3

3 BHK +SPR

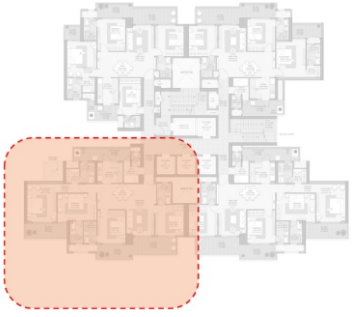




KEY PLAN

TYPICAL FLOOR PLAN
TOWER 1 & 3
4 BHK + UTILITY

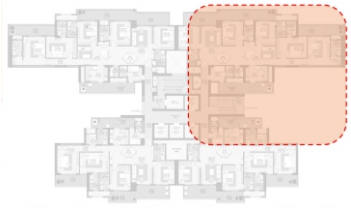




KEY PLAN

TYPICAL FLOOR PLAN
TOWER 2
5 BHK + UTILITY





KEY PLAN



Satya Group

MAPLE Group

Corporate Office: Floor No.: 3rd Floor, Building No./Flat No.: Plot No.8,
Sector 44, Gurugram, Haryana, 122002

T: 9015 358 358 | **E:** sales@satyadevelopers.com | **W:** www.satyagroups.in

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Satya Group

MAPLE Group

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LEVANTE
RESIDENCES

We're pleased to offer you an effortless way to experience LEVANTE

Browse through our information and discover an address where design whispers, detail shines, and distinction arrives with quiet grace.

STEP INTO THE WORLD
WHERE LIFE RISES.

CLICK AND DOWNLOAD

3D WALKTHROUGH | **LOCATION AV** | **BROCHURE**

LAYOUT & SPECS | **AMENITIES** | **VIEWS**

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Satya Group

MAPLE Group

WHERE LIFE RISES WITH

VIEWS

Experience balconies that unfold panoramic calm and elevated lifestyle.



3, 4 & 5 BHK RESIDENCES

SECTOR 104, DWARKA EXPRESSWAY

EOI WINDOW OPEN


MAPLE
AFTER TPR BENEFIT
RS 13,500/SQFT*
+ CAR PARKING + CLUB MEMBERSHIP + PLC + GST