

**\*SignatureGlobal Sarvam at DXP ESTATE  
37D\***

**\*NCR's FIRST EVER WELLNESS  
SANCTUARY\***

**Area- 13.56 Acres  
Towers - 11 (G+40)  
Total Units- 1700~~ approx  
Basements- 3  
Club- 1.5 Lacs sq ft  
Sizes- 1828 sq ft(3BHK+2T), 2041 sq  
ft(3BHK+3T), 2283 sq ft(3BHK+3T+U),  
2495 sq ft(4BHK+4T+U).**

**Launch Price BSP- 16950 psf  
EOI Offer- 1000 psf  
Pre- Launch Offer BSP- 15950 psf  
Other Charges- Plc, Gst, Car Parking, Club**

**Payment Plan - 9% Booking Amount  
16% in 90 days  
5% in 300 days  
5% in 450 days  
10% on 10th floor  
10% on 20th floor  
10% on 30th floor  
10% on 40th floor  
10% Internal Plastering  
10% OC Application  
5% Possession**

**EOI Amount-9.90 Lacs**

**CITY ESTATE  
9289950464**



SIGNATURE  
GLOBAL

SARVAM

AT DXP ESTATE

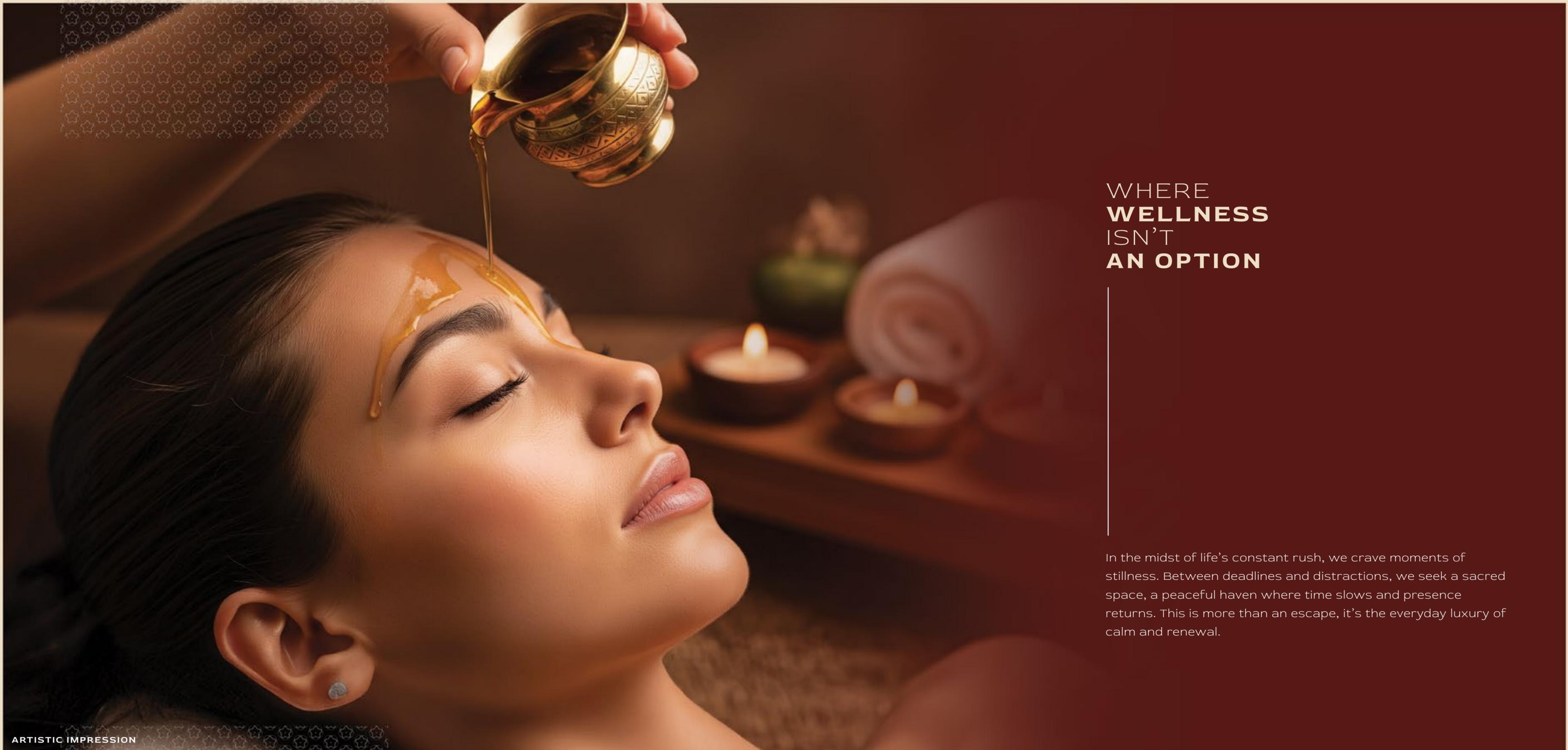
**YOUR PRIVATE  
WELLNESS RETREAT**

WHERE  
**EVERY DAY**  
FEELS  
**EFFORTLESS**

Amidst the swirl of modern life, where every moment races ahead and quiet seems out of reach, true luxury reveals itself in rare forms. The hush that settles your thoughts, the sunlight that warms your spirit and the gentle sense of balance returning to every breath.



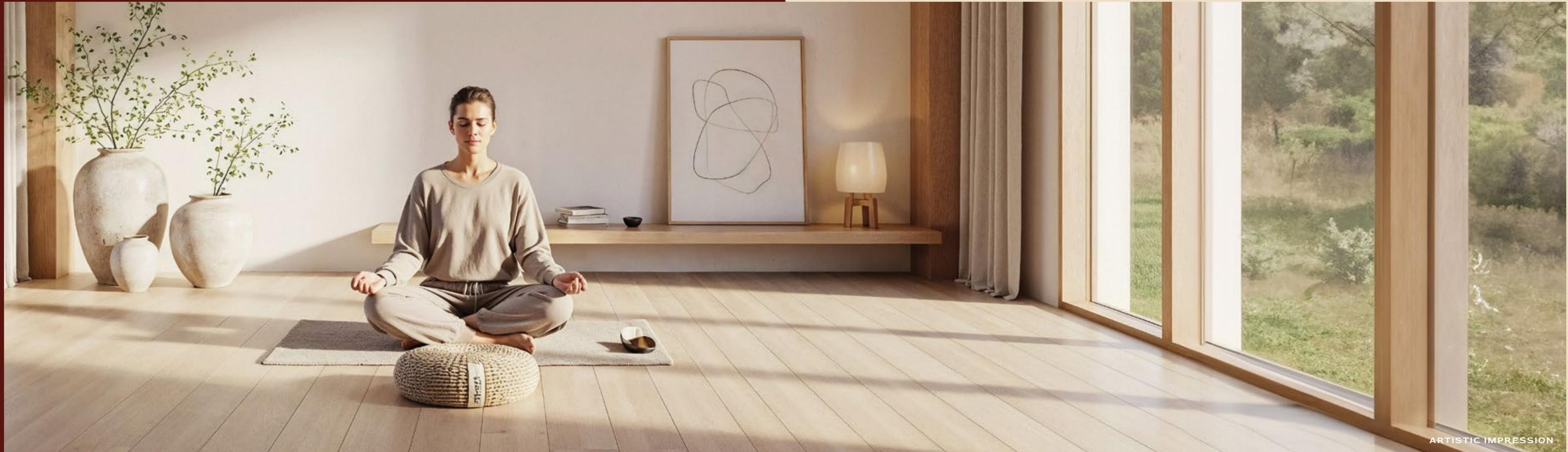
ARTISTIC IMPRESSION



WHERE  
**WELLNESS**  
ISN'T  
**AN OPTION**

In the midst of life's constant rush, we crave moments of stillness. Between deadlines and distractions, we seek a sacred space, a peaceful haven where time slows and presence returns. This is more than an escape, it's the everyday luxury of calm and renewal.

DISCOVER **THE QUIET SIDE OF LUXURY**



ARTISTIC IMPRESSION

Luxury has a new language. It speaks in silence, serenity and soul. In spaces that heal, restore and elevate every part of you.

P R E S E N T I N G



SARVAM

AT DXP ESTATE

A **SANCTUARY** OF WELLNESS

SHAPED BY  
**WELLNESS,**  
SURROUNDED BY  
**SERENITY.**

Rooted in ancient Vaastu and wrapped in nature's quiet rhythm, Signature Global Sarvam is more than a home, it's a space shaped by intention and calm. Here, stillness lingers in the air and wellness unfolds in every detail, like morning light across a silent garden.

All this, while staying effortlessly connected to the pulse of the city, just beyond the peace.



WHERE LIFE PAUSES  
**GRACEFULLY & TRANQUILITY**  
BECOMES  
**YOUR COMPANION**



PART OF A  
**LARGER ECOSYSTEM**



**A WORLD WITHIN**

Step into the heart of the Signature Global universe, a self-sustained ecosystem where your home is more than an address, it's an entry point to an integrated tapestry of living leisure and lifestyle. Here, every moment flows seamlessly from vibrant community spaces to tranquil retreats, unique cafes to lush green havens, ensuring each day brings new possibilities.



ARTISTIC IMPRESSION

SEAMLESSLY CONNECTED.  
EFFORTLESSLY BALANCED.



STOCK IMAGE



ARTISTIC IMPRESSION



ARTISTIC IMPRESSION



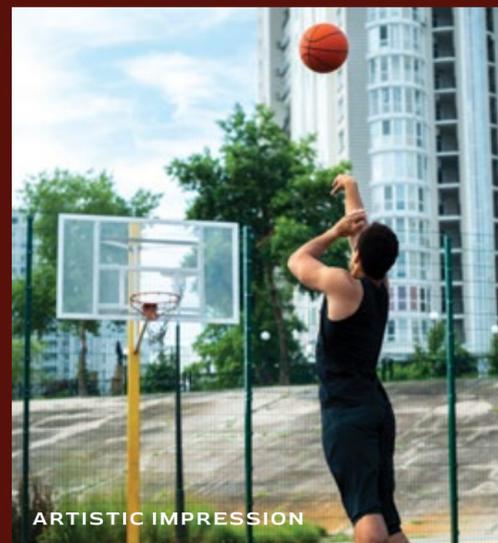
ARTISTIC IMPRESSION



ARTISTIC IMPRESSION



ARTISTIC IMPRESSION



ARTISTIC IMPRESSION



STOCK IMAGE



ARTISTIC IMPRESSION



ARTISTIC IMPRESSION



ARTISTIC IMPRESSION

At DXP Estate, life is more than a routine, it's an experience. From serene mornings to lively evenings, everything you seek is within reach. Luxury residences, wellness, dining, retail, workspaces, healthcare, connectivity, infrastructure and open greens crafted as one ecosystem. Here, convenience embraces calm and every moment finds its place.

# DWARKA EXPRESSWAY. **LIFE CONNECTED** TO EVERY **CORNER.**

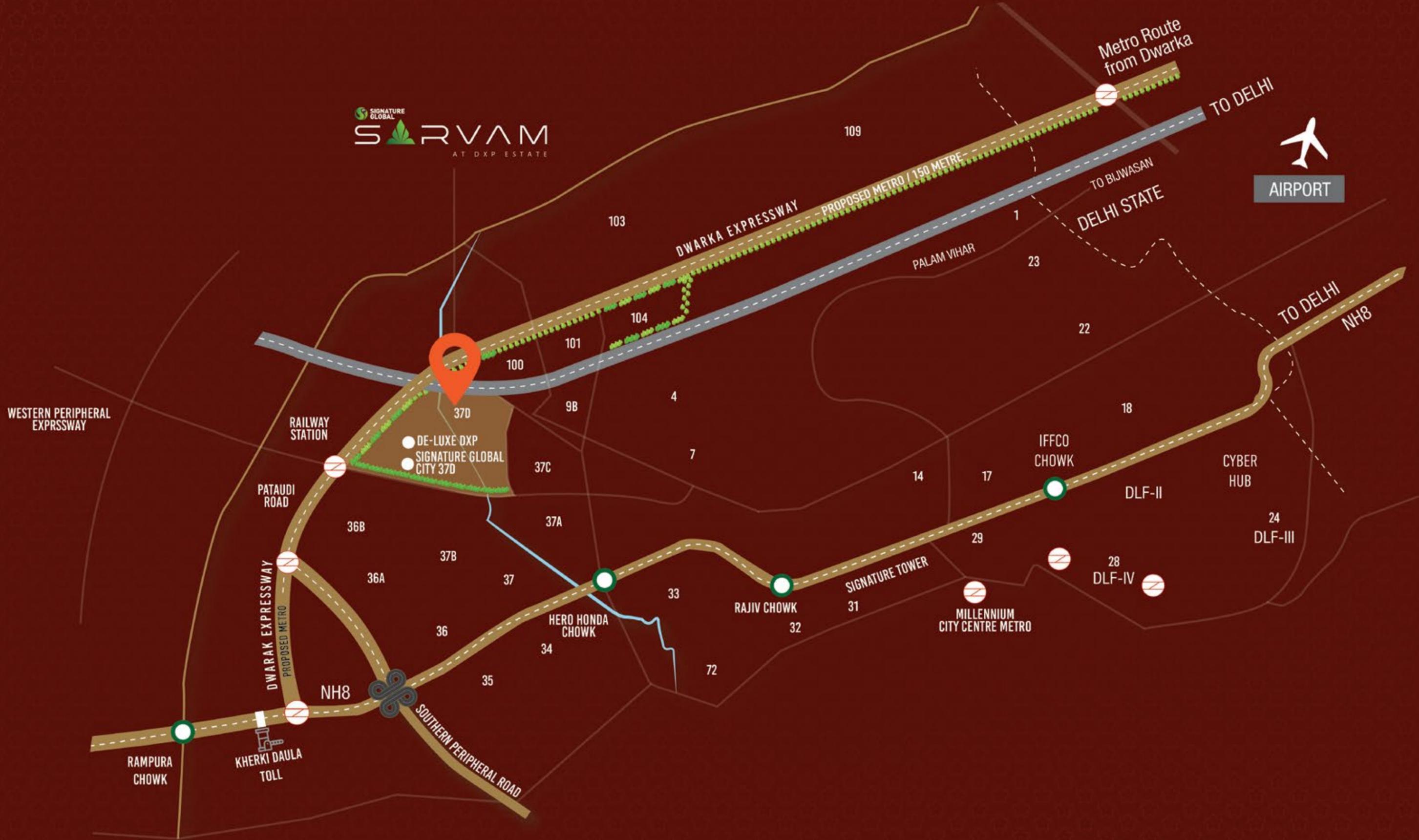
Cradled on the legendary Dwarka Expressway, India's grandest urban artery. This address finds itself perfectly poised between the pulse of the city and the hush of nature. Here, convenience and calm flow together, making every arrival feel like a gentle homecoming.



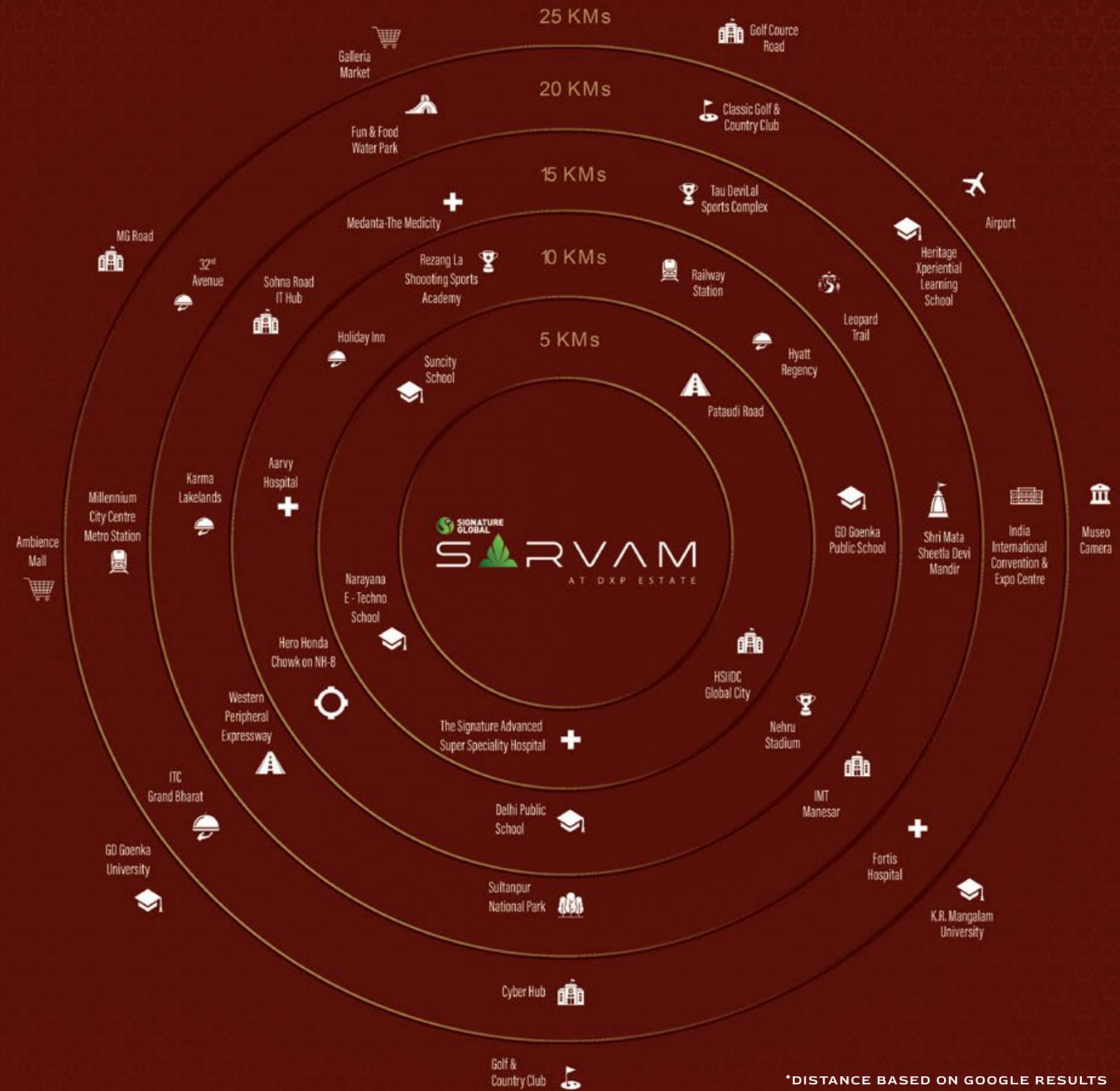
STOCK IMAGE

- 10 mins to Delhi
- 15 mins to IGI Airport
- 15 mins to Aerocity
- 15 mins to Cyber City
- 10 mins to Yashobhoomi Asia's Largest Convention Center
- 25 mins to Diplomatic Enclave II

APPROX TRAVEL TIME BASED ON GOOGLE MAPS



CLOSE TO EVERYTHING,  
**CLOSER TO BALANCE  
 OF LIFE.**



\*DISTANCE BASED ON GOOGLE RESULTS



A HAVEN OF  
**PROMISE,**  
DESIGNED FOR  
**TODAY'S PACE OF LIFE.**

DESIGNED  
PERFECTLY FOR  
**YOUR MIND.**  
**BODY. SOUL.**



ARTISTIC IMPRESSION



ARTISTIC IMPRESSION

**WELLNESS RETREAT  
EVERY CORNER**



STOCK IMAGE

पृथ्वी

## VASTU COMPLIANT PROJECT

More than Vastu-compliant, it is Vastu-conscious. Rooted in nature's five elements, the design cultivates a seamless flow of energy, inviting wellness, prosperity and serenity into every corner.



STOCK IMAGE

जल



STOCK IMAGE

अग्नि



STOCK IMAGE

वायु



STOCK IMAGE

आकाश



CONSULTED BY SAYASH  
**The Visionaries of  
Balance**

With over three decades of expertise in Vastu Shastra, Sayash brings timeless principles into the fabric of modern living. Every aspect of the project - from tower orientation to spatial flow is consciously designed to harmonise energy, light and life, fostering well-being and prosperity for every resident.

DESIGNED TO ENHANCE  
WELL-BEING, PROSPERITY & PEACE.



ARTISTIC IMPRESSION

## THE SCIENCE OF BALANCED LIVING

Vastu is more than an ancient principle, it is a timeless path to peace and prosperity. At Signature Global's wellness-centric residences, Vastu is the foundation of every square foot.

## THE HARMONIOUS FLOW

Spaces align with natural energies and the five elements, Earth, Water, Fire, Air and Space to bring emotional balance, mental clarity and vitality.



ARTISTIC IMPRESSION



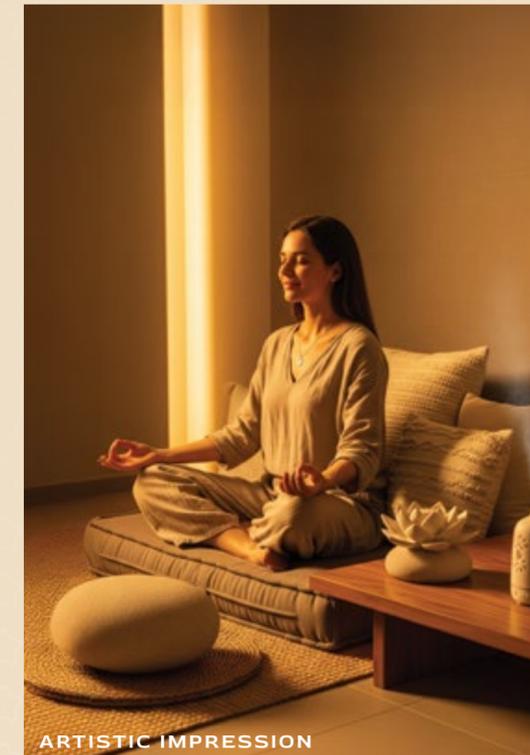
ARTISTIC IMPRESSION

## THE SACRED DIRECTIONS

Key areas follow cardinal directions to channel positivity, health and prosperity into daily life.

## THE INNER WELLNESS

Recreational zones, peaceful nooks and Vastu-based geometry nurture calm, spiritual growth and overall well-being.



ARTISTIC IMPRESSION



ARTISTIC IMPRESSION

## THE SUSTAINABLE LIVING

Eco-conscious materials and energy-efficient design create a home that supports both your lifestyle and the planet.

An artistic rendering of a modern high-rise apartment complex. The building features multiple towers with balconies and large windows. The ground floor is a lush garden with various plants, trees, and a playground. A road is visible in the foreground. The sky is a mix of blue and orange, suggesting a sunrise or sunset. The overall scene is bright and vibrant.

WHERE  
**EVERY HOME**  
GREET'S THE  
**SUN**

In this thoughtfully envisioned sanctuary, most homes awaken to the gentle embrace of the morning sun, ensuring golden light dances through your spaces all year long. The towers are gracefully aligned along the periphery, inviting nature's brilliance and the caress of fresh air into every corner.

## INSPIRED BY ANCIENT WISDOM DESIGNED FOR HARMONY

Each mudra holds a meaning of healing, clarity, balance and calm. We've brought that meaning into every corner of your home. Thoughtfully designed spaces that channel the energy of each gesture, creating a sanctuary where wellness flows inside and out. A home where architecture aligns with ancient wisdom, offering a complete experience for the mind, body and soul.

ज्ञान



Brings in the essence of wisdom, knowledge, peace of mind, clarity, focus.

वरुणा



Brings in the essence of flow, hydration, emotional healing, purification.

अंजलि



Brings in the essence of balance, gratitude, inner harmony, mindfulness, connection.

आकाश



Brings in the essence of space, expansion, openness, limitless possibilities.

प्राणा



Brings in the essence of vitality, energy, rejuvenation, awakening.

अभय



Brings in the essence of fearlessness, protection, courage, reassurance.



**A HEARTFELT WELCOME** TO YOUR SERENE HAVEN

स्वागत  
मंडपम



Entrance

ARTISTIC IMPRESSION



WHERE  
**ARRIVAL**  
MAKES A  
**STATEMENT**

Step through a tranquil threshold where elegance greets you and serenity settles gently on your spirit.



A  
**WELCOME  
WOVEN IN  
CALM**

The lobby is not just a passage, but a pause, where serenity flows in, stress melts away and the philosophy of wellness greets you with every glance and gesture. A mindful welcome sets the tone every time.





ARTISTIC IMPRESSION

RESIDENCES  
**DESIGNED  
FOR INNER  
BALANCE**

At SIGNATURE GLOBAL SARVAM, every tower is placed to make nature your greatest luxury. With skyline views, abundant sunlight and cross-ventilation, each home is filled with light, air and energy. Thoughtful design ensures no home stands in another's shadow—offering you wellness, beauty and nature every single day.

## EXPERIENCE ILLUMINATED CONVERSATIONS

An intimate yet grand setting where architecture enhances every dining experience.



ARTISTIC IMPRESSION



ARTISTIC IMPRESSION

## MINIMALISM WITH MEANING

A sleek, contemporary kitchen that balances elegance with everyday comfort.

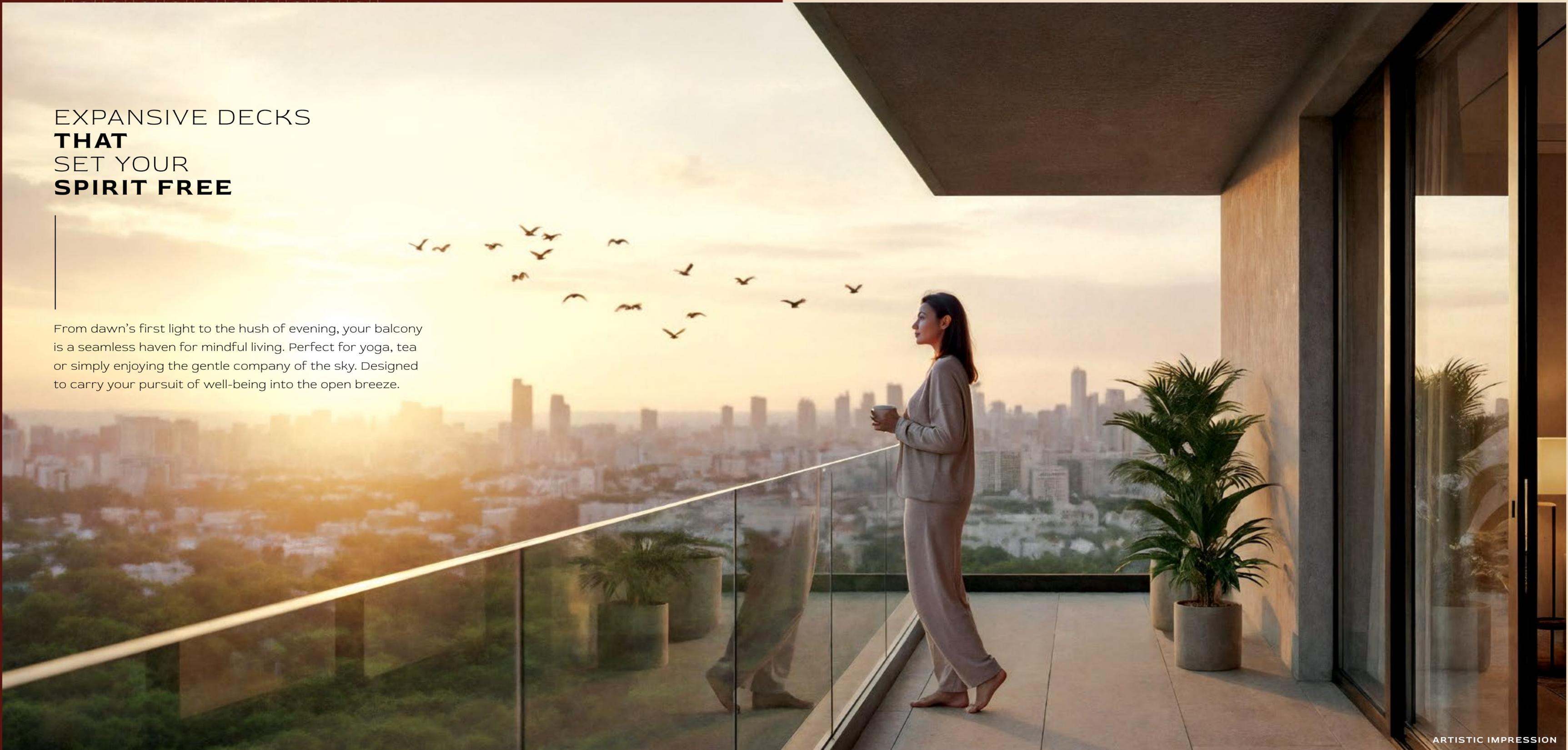
AWAKEN TO **THE LUXURY**  
**OF LIGHT**



A grand bedroom designed to embrace sunlight and sophistication.

EXPANSIVE DECKS  
**THAT**  
SET YOUR  
**SPIRIT FREE**

From dawn's first light to the hush of evening, your balcony is a seamless haven for mindful living. Perfect for yoga, tea or simply enjoying the gentle company of the sky. Designed to carry your pursuit of well-being into the open breeze.





**AN EXTRAVAGANT  
CLUB LIFE  
DESIGNED FOR YOUR  
HOLISTIC WELL-BEING**

ARRIVE INTO AN  
**EXTRAVAGANT  
CLUBHOUSE**  
FOR HOLISTIC  
WELL-BEING

 Club  
**Anandam**  
WELL-BEING

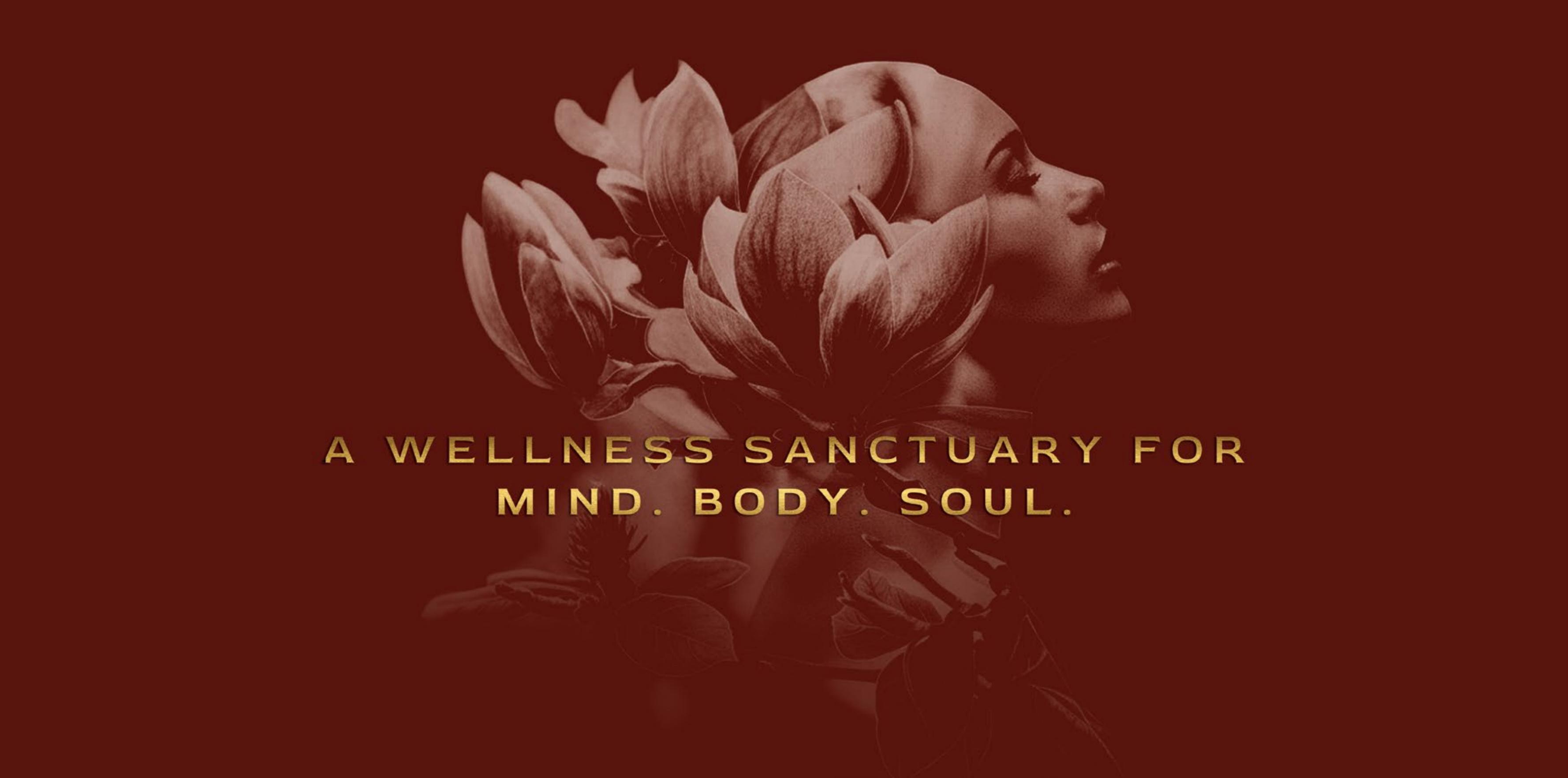
ARTISTIC IMPRESSION

MEET.  
**MOVE.**  
MEDITATE.  
**ALL AT CLUBHOUSE.**

In the clubhouse, luxury exists with intention. Thoughtfully designed to engage all the senses, it fosters holistic wellness that inspires connection, cultivates tranquility and enriches daily life. Whether you seek the buzz of camaraderie or the hush of retreat, every corner is crafted to uplift your spirit.



ARTISTIC IMPRESSION

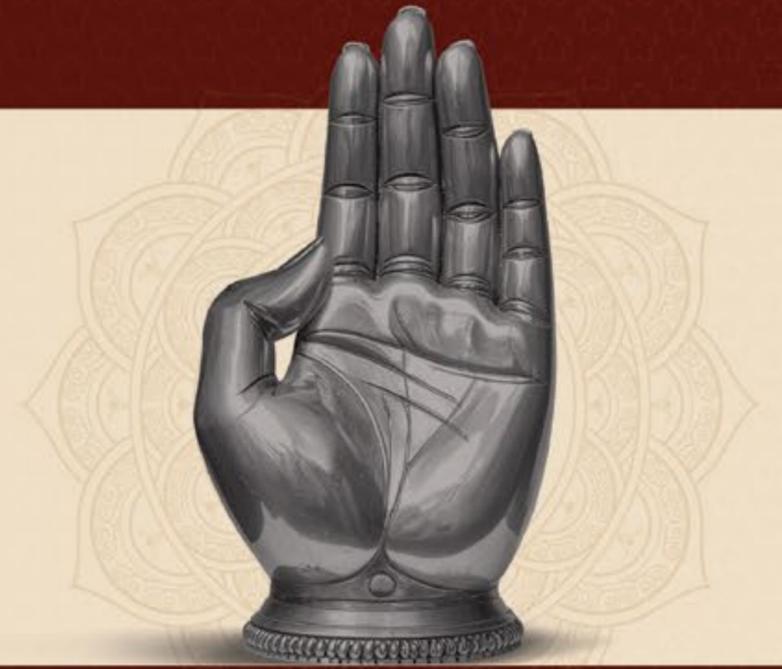


A WELLNESS SANCTUARY FOR  
MIND. BODY. SOUL.



## **INSPIRED BY GYAN & ABHAY MUDRAS**

We have created zones that cultivate peace of mind and align knowledge with inner harmony.





**YOGA**



**SHRIYOG**

*the journey inwards..*

[www.shriyog.life](http://www.shriyog.life)

TRAIN UNDER  
**GLOBALLY**  
ACCLAIMED  
**YOGA MASTERS**  
BY **SMT. RAJESHREE TUPE**

At Signature Global Sarvam, wellness begins within. In partnership with Shriyog, founded by yoga expert Abhay Javakhedkar, residents can experience authentic Iyengar Yoga, a practice rooted in precision, posture and peace. Each session strengthens the body, calms the mind and nurtures mindfulness, helping you reconnect with yourself amid the energy of community life.

# AWAKEN YOUR INNER GENIUS

Unlock the power of knowledge, focus  
and limitless possibilities.

**| SELF DEFENSE TRAINING  
FOR WOMEN**



ARTISTIC IMPRESSION

**| FITNESS AREA**



ARTISTIC IMPRESSION

**| READING LOUNGE**



ARTISTIC IMPRESSION



ARTISTIC IMPRESSION

**| MINI THEATER**



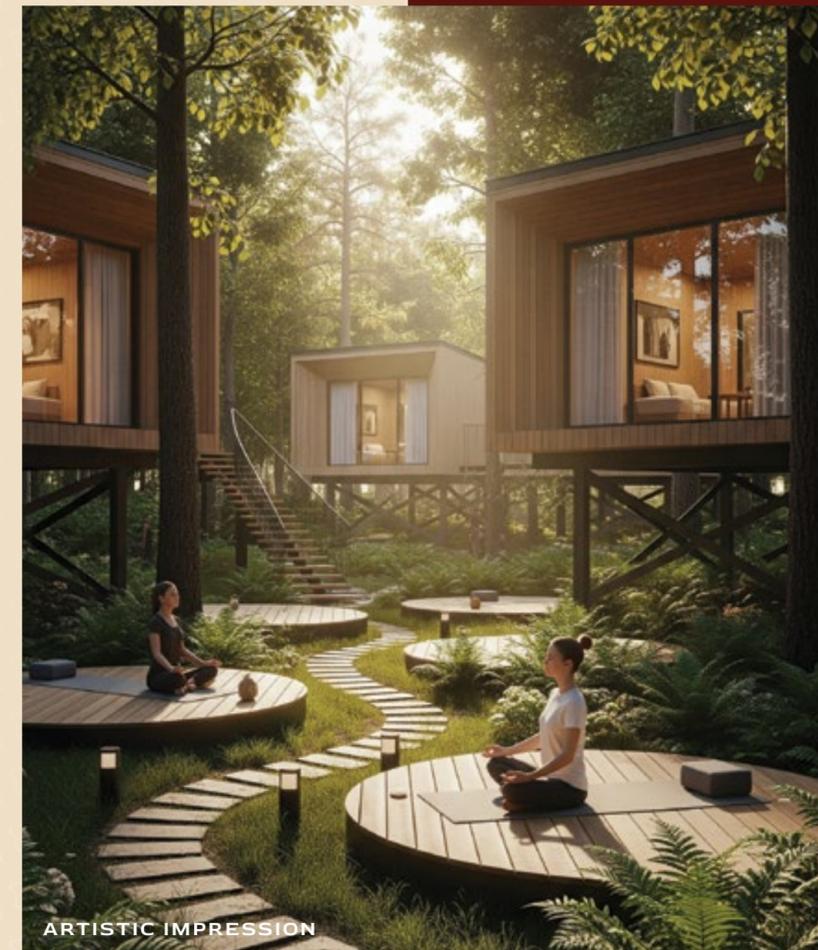
ARTISTIC IMPRESSION

**| WAITING LOUNGE**



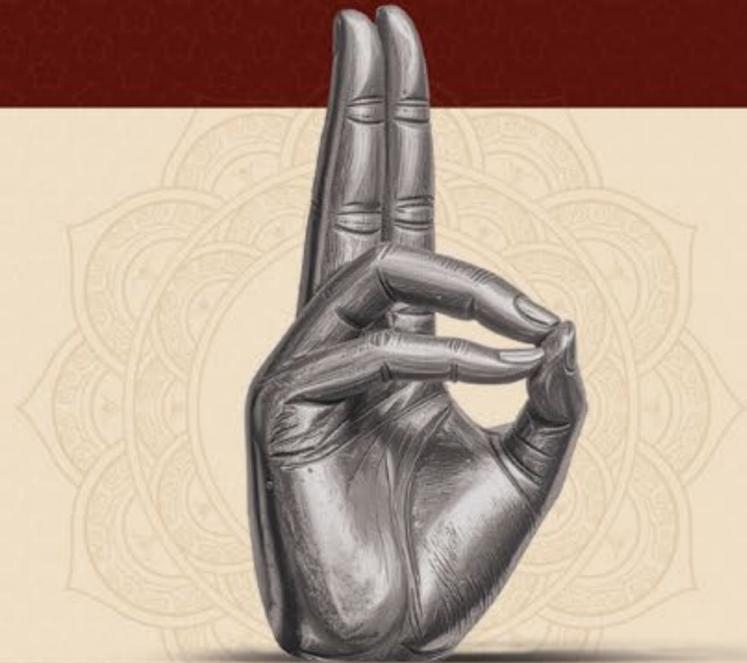
ARTISTIC IMPRESSION

**| CO-WORKING SPACES**



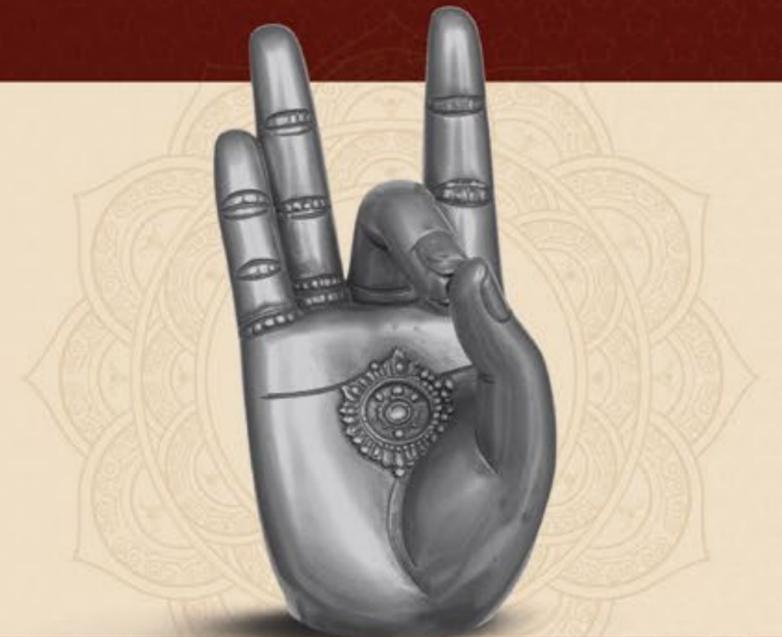
ARTISTIC IMPRESSION

**| MEDITATION ZONE**



## **INSPIRED BY PRANA & AKASHA MUDRAS**

We have created zones to inspire vitality, channel energy and deepen your connection with nature, while offering true rejuvenation.



# ***FITTR***

YOUR PERSONAL  
**FITNESS PARTNER.**  
ANYTIME,  
**ANYWHERE.**  
BY **JITENDRA CHOUKSEY**

With FITTR, India's leading fitness and nutrition platform, Signature Global Sarvam residents gain access to personalised workouts, expert coaching and tailored nutrition plans. Whether it's one-on-one sessions or digital guidance through the FITTR app, wellness becomes part of your everyday life empowering you to live healthier, stronger and smarter.





**FUNCTIONAL  
TRAINING**

# ***TAGDA RAHO*** **तगड़ा रहो**

TRAIN THE  
**INDIAN**  
WAY.  
**STRONG. ROOTED. RESILIENT.**  
BY **RISHABH MALHOTRA**

At Signature Global Sarvam, fitness finds its cultural soul with Tagda Raho, founded by Mustafa Ahmed. Reviving traditional Indian training with a modern twist, using tools like gadas, clubs and ropes, residents experience a powerful workout that builds strength, agility and pride in India's fitness heritage.

**RECHARGE.  
REJUVENATE.  
RISE.**

Revitalise your being with energy,  
rejuvenation and healing balance.

**| HERBAL TEA LOUNGE**



**| KIDS' THEME PARK**



**| JOGGING TRACK**



**| CRECHE**

**| GAMING ZONE**

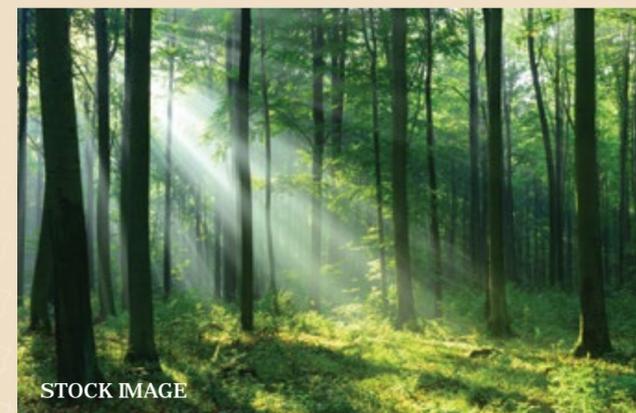


**| BILLIARDS ROOM**

**| CARROM ROOM**



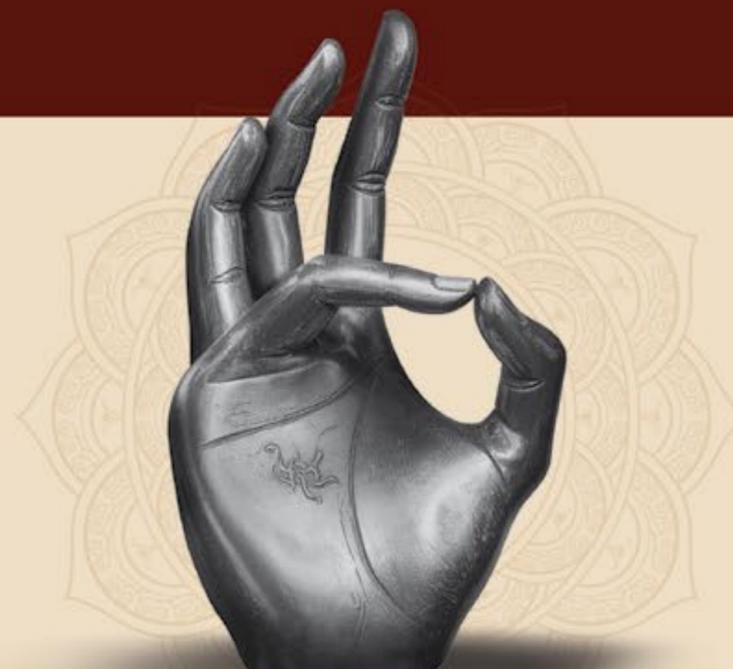
**| BASKETBALL COURT**



**| MIYAWAKI FOREST**

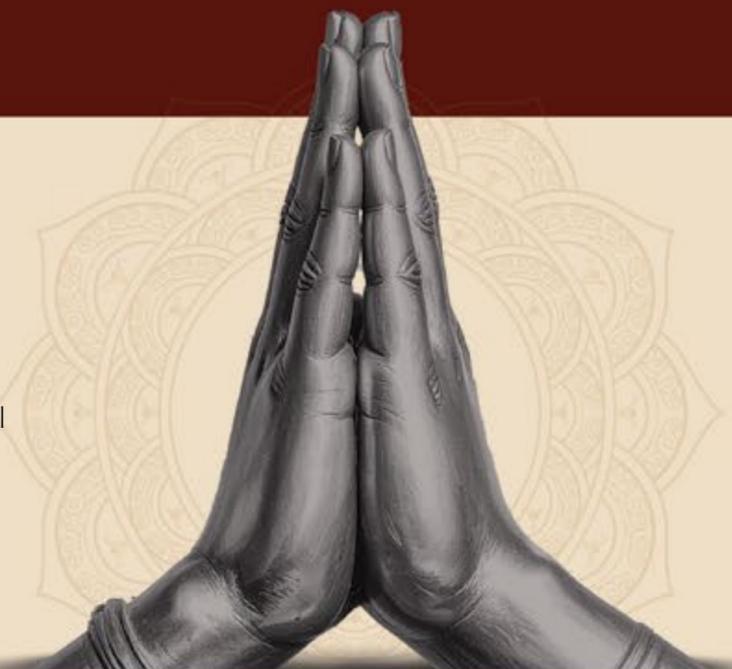


**| OPEN YOGA DECK**



## **INSPIRED BY VARUNA & ANJALI MUDRAS**

We have created zones that bring a natural flow to life, nurture emotional healing, help you connect and restore inner harmony.





**MUSIC**



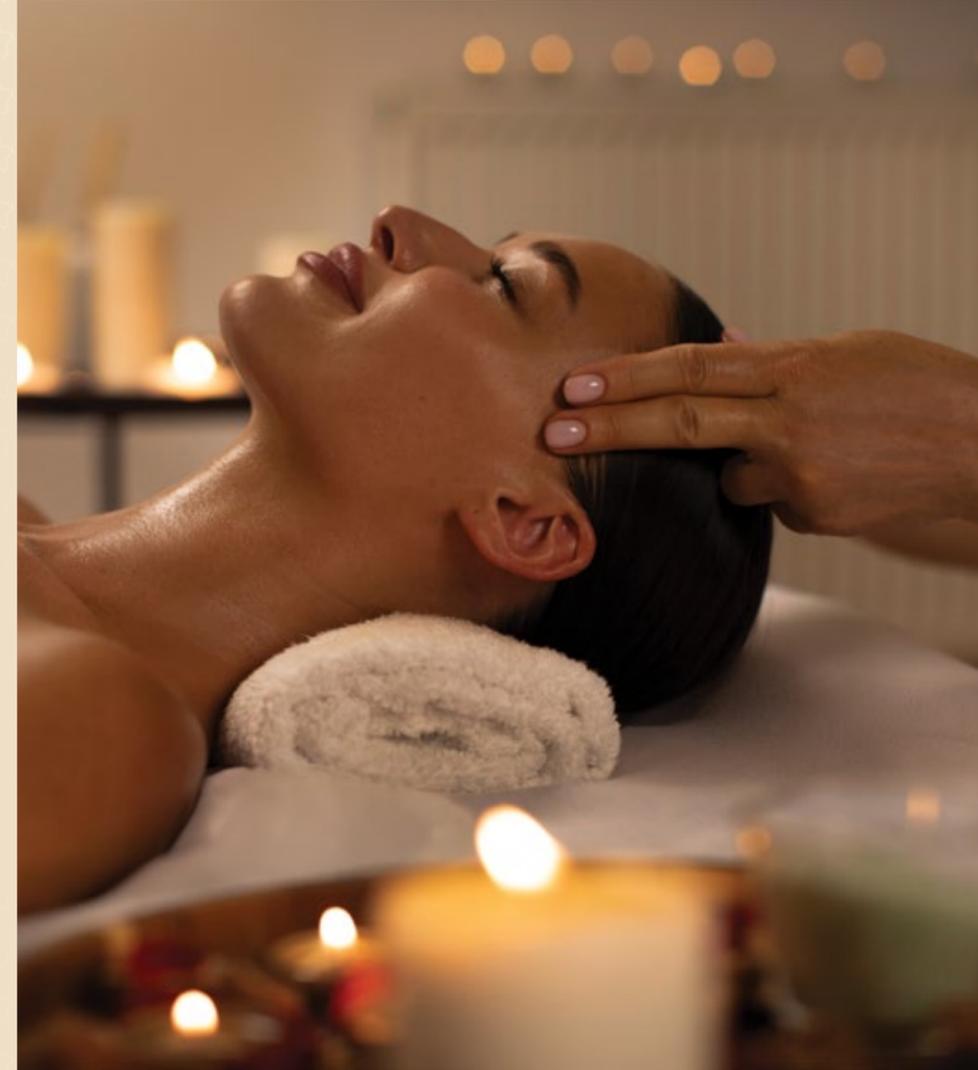
**MASTER MUSIC**  
UNDER  
**LEGENDARY**  
GUIDANCE

At Signature Global Sarvam, every note tells a story. Ajivasan Music Academy, founded by legendary singer Suresh Wadkar, nurtures creativity and passion through structured training in classical and contemporary music. Residents can explore, perform and express themselves, making music an integral part of community life and soulful living.



EXPERIENCE  
**FIVE-STAR**  
REJUVENATION,  
**EVERY DAY.**

At Signature Global Sarvam, relaxation becomes a ritual with Tattva Wellness, one of India's leading spa and wellness brands, operating in more than 115 Five-star hotels. This marks Tattva's first-ever collaboration in Delhi-NCR with a developer, adding to its presence across 115 hotels nationwide. Combining ancient therapies with modern techniques, Tattva offers Ayurvedic massages, aromatherapy and healing treatments that restore balance and bliss. Experience the joy of a luxury spa, right where you live.



**WELLNESS**



**DANCE**



EXPERIENCE  
**TIGER SHROFF'S**  
SIGNATURE  
**DANCE TRAINING**

The Matrix Dance Academy, led by Bollywood star Tiger Shroff, brings energy, rhythm and style to Sarvam. Having trained over 30,000 students to date, the academy offers residents exclusive workshops and performances, spanning Bollywood, Hip-Hop and Contemporary styles - celebrating fitness, art and freedom through the language of dance.



POWERED BY  
**THE YOUNGEST INDIAN**  
TO SCALE  
**MT. EVEREST IN 2010**

Led by Arjun Vajpai, India's youngest Everest summiteer and first Indian to conquer 8 peaks above 8,000 m, CLIMB UP brings world-class adventure training to Sarvam. Residents enjoy structured climbing and rope-course experiences that foster confidence, resilience, teamwork and practical life skills - all in a safe, exhilarating environment.



**CLIMBING**



**SWIMMING**

**Swimming** MICHAEL PHELPS

MASTER  
**THE WATER**  
WITH  
**OLYMPIAN GUIDANCE**

The Michael Phelps Swimming Academy brings Olympian excellence to Sarvam's world-class pool. For the first time ever in Delhi-NCR, the academy has partnered with a developer to offer residents exclusive access. Designed for all ages, its globally recognised training focuses on skill, safety and endurance, helping residents build strength, confidence and rejuvenate the soul with every lap.

A high-angle, wide shot of a modern residential complex. The building is a tall, light-colored structure with a grid-like facade and numerous balconies. In the foreground and middle ground, there is a large, landscaped garden with a winding swimming pool. The pool is surrounded by many palm trees and other tropical plants. There are also some tables and chairs set up around the pool. In the background, there are more buildings and a clear sky.

EVERY STROKE,  
**A BREATH OF SERENITY.**  
EVERY RIPPLE,  
**A TOUCH OF CALM.**

# EMBRACE YOUR INNER LIGHT

Connect with your inner self through  
gratitude, protection and fearlessness.

**SALON**

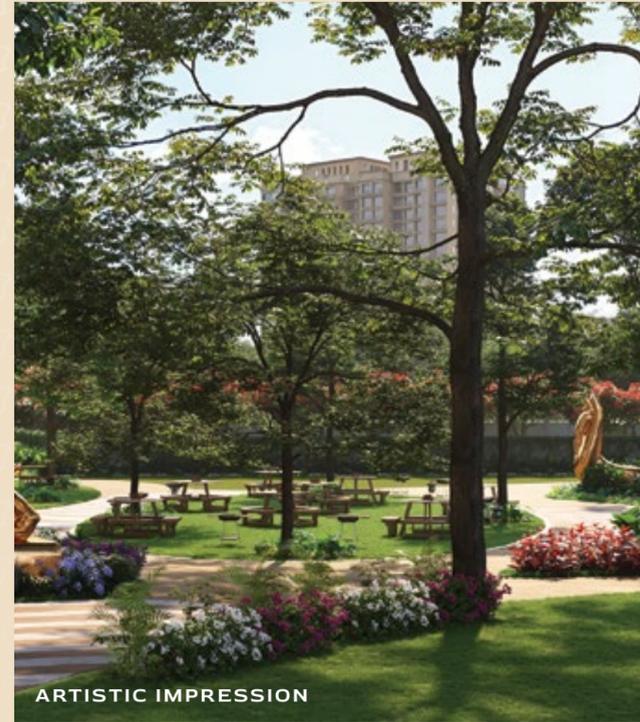


**LAP POOL**



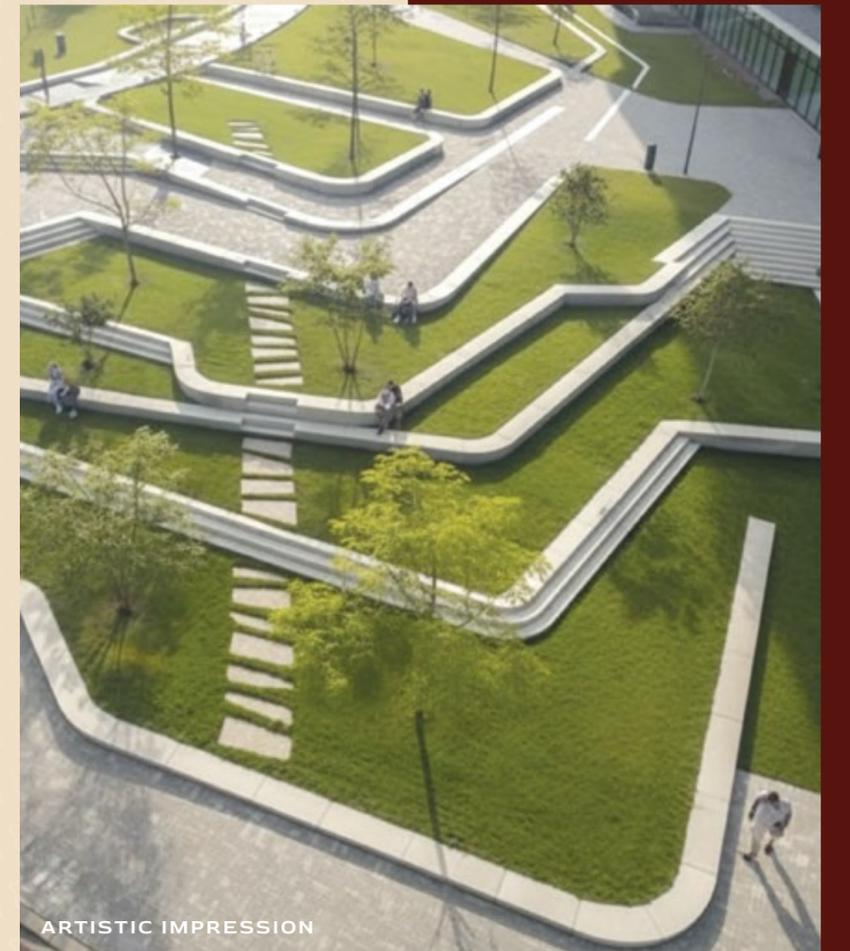
**MUSIC & ART STUDIO**

**EVENT LAWN**



**SPA & SAUNA**

**KIDS' POOL**



**AMPHITHEATRE**

A VISION OF WELLNESS.  
A CREATION OF CONSCIENCE.

**| CCTV SURVEILLANCE**



STOCK IMAGE

**LIFESTYLE**

From daily essentials to delightful indulgences, SARVAM surrounds you with thoughtful amenities that make life smoother, richer and more fulfilling.

**| PETGARDEN**



ARTISTIC IMPRESSION

**| OPENGYM**



ARTISTIC IMPRESSION



STOCK IMAGE

**| INDOOR POOL**



ARTISTIC IMPRESSION

**| CONGREGATION LAWN**



ARTISTIC IMPRESSION

**| MULTI-PURPOSE COURT**



ARTISTIC IMPRESSION

**| GATED COMMUNITIES**



ARTISTIC IMPRESSION

**| ADVANCED SECURITY**



BENEATH  
**THE SKY,**  
LIFE UNFOLDS IN  
**CELEBRATION.**

SPACIOUS  
**GREENS,**  
A HAVEN FOR  
**MIND AND BODY.**

A row of tall, modern apartment towers with a landscaped courtyard below. The towers are light-colored with a grid-like facade. The courtyard features a swimming pool, palm trees, and other greenery. The sky is clear and blue.

TOWERS ALIGNED FOR  
**OPTIMAL SUNLIGHT**  
YEAR-ROUND.

ARTISTIC IMPRESSION

A row of tall, modern apartment towers with a landscaped courtyard below. The towers are light-colored with a grid-like facade. The courtyard features a swimming pool, palm trees, and other greenery. The sky is a mix of blue and orange, suggesting sunset or sunrise.

HERE **LUXURY**  
**SPEAKS** FOR  
YOURSELF.

ARTISTIC IMPRESSION



NOT JUST THE CITY  
VIEW, BUT ALSO  
EXPLORE **THE VISTAS  
OF CENTRAL GREENS.**

THE IDEAL SITE  
A VISION FOR EVERY SOUL

# SITE PLAN

## LEGEND

- |   |                             |
|---|-----------------------------|
| 1. ENTRY/EXIT PORTAL                    | 27. SIT-OUT                 |
| 2. ENTRANCE WATER BODY                  | 28. SCULPTURE GARDEN        |
| 3. FEATURE WALL                         | 29. JUICE BAR & KIOSKS      |
| 4. ENTRANCE DROP OFF                    | 30. GREEN NODES             |
| 5. TOWER DROP OFF                       | 31. WATER STREAM            |
| 6. CLUB                                 | 32. BARBEQUE GARDEN         |
| 7. CLUB ENTRANCE WATER FEATURE          | 33. PET GARDEN              |
| 8. COMMERCIAL BLOCK WITH EWS AND SCHOOL | 34. MOUND                   |
| 9. SIGNAGE                              | 35. PRE-TEEN AREA & TOT-LOT |
| 10. WATER BODY                          | 36. SERVICES                |
| 11. AMPHITHEATER                        | 37. SPORTS AREA             |
| 12. KIDS' THEME PARK                    | A. MULTI PURPOSE COURT      |
| 13. MIYAWAKI FOREST                     | B. HALF BASKET BALL COURT   |
| 14. YOGA AREA                           | C. PICKLE BALL COURT        |
| 15. EVENT LAWN                          | D. PADDLE COURT             |
| 16. REFLEXOLOGY PARK                    | E. FITNESS AREA             |
| 17. LAP POOL                            | F. CROQUET COURT            |
| 18. KIDS' POOL                          | G. LAWN WITH BOWLING ALLEY  |
| 19. LEISURE POOL                        |                             |
| 20. JACUZZI                             |                             |
| 21. DECK                                |                             |
| 22. SENIOR CITIZEN AREA                 |                             |
| 23. LAWN                                |                             |
| 24. READING ZONE                        |                             |
| 25. JOGGING TRAIL                       |                             |
| 26. ZEN GARDEN                          |                             |

## STILT COVERED AREAS

- TOT-LOT AREA
- PRE TEEN PLAY AREA
- READING ZONE
- FITNESS AREA
- INDOOR SEATING
- GAME ZONES
- YOGA AND MEDITATION AREA

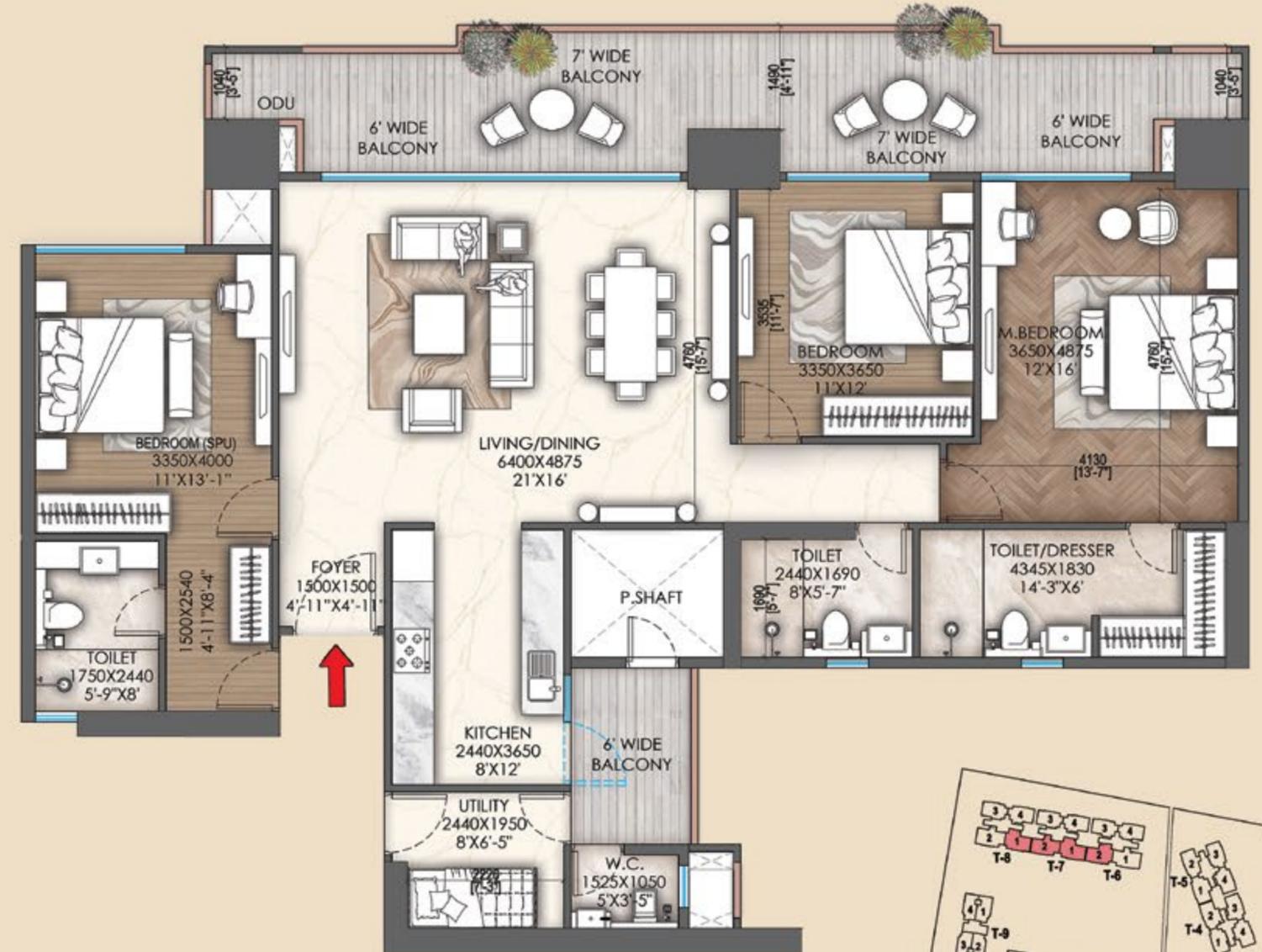
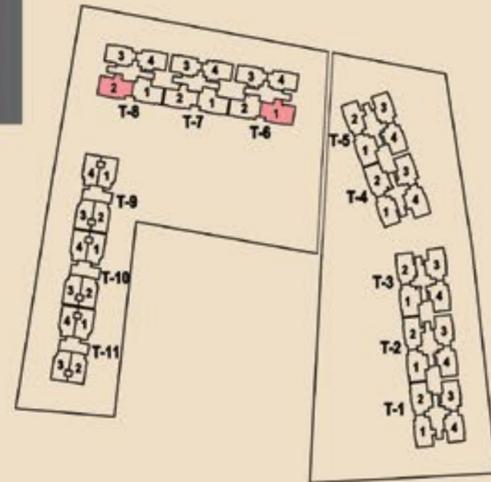
- |   |                               |
|---|-------------------------------|
|  | 4 BHK + 4T + UTILITY          |
|  | 3 BHK + 3T + UTILITY (TYPE 1) |
|  | 3 BHK + 3T + UTILITY (TYPE 2) |
|  | 3 BHK + 3T                    |
|  | 3 BHK + 2T (TYPE 1)           |
|  | 3 BHK + 2T (TYPE 2)           |



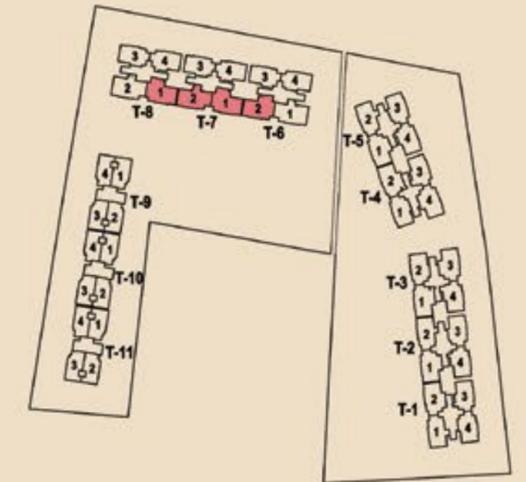
FLOOR PLANS  
PRECISION IN EVERY INCH



**UNIT PLAN  
4BHK+4T+U**



**UNIT PLAN  
3BHK+3T+U (TYPE 2)**



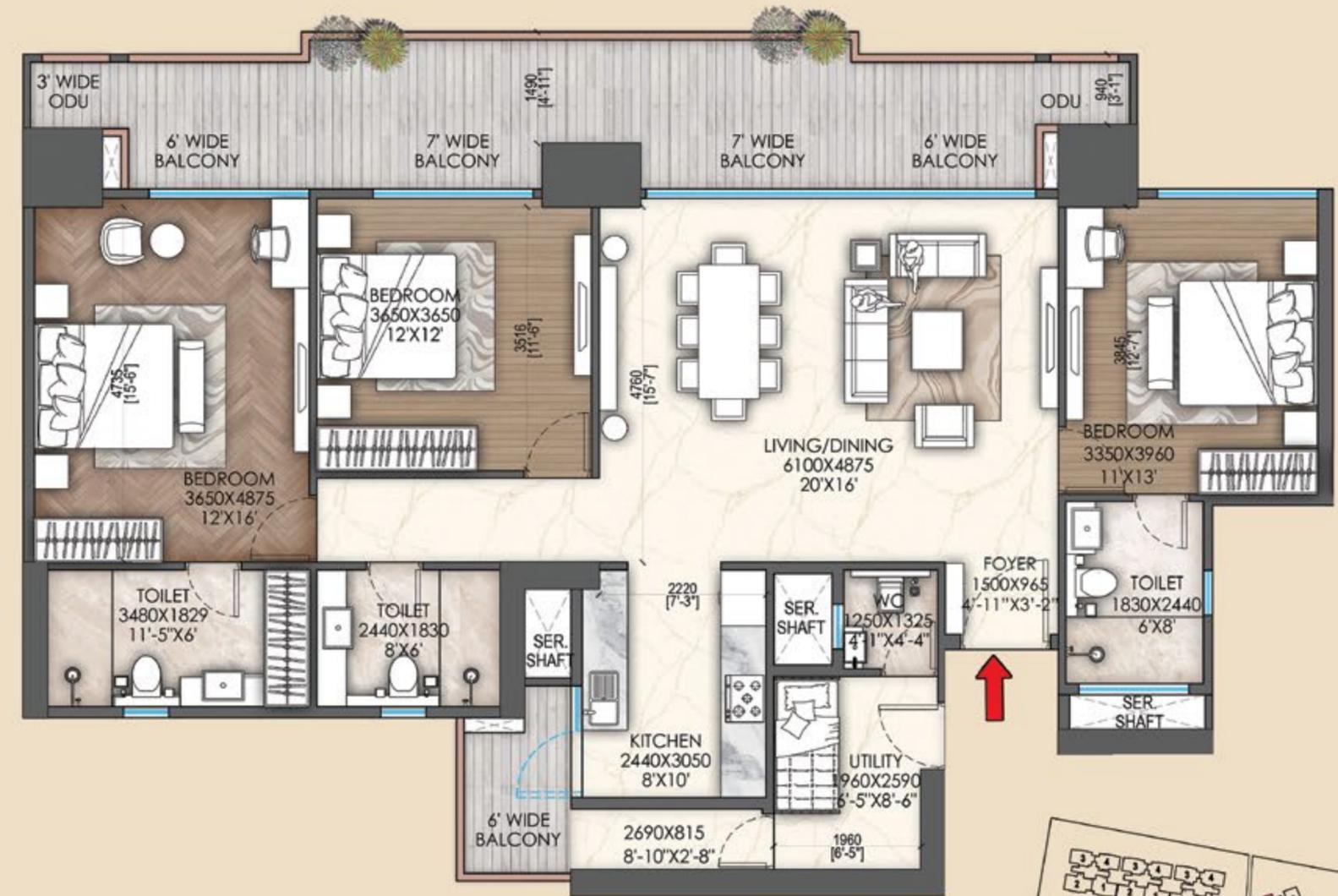
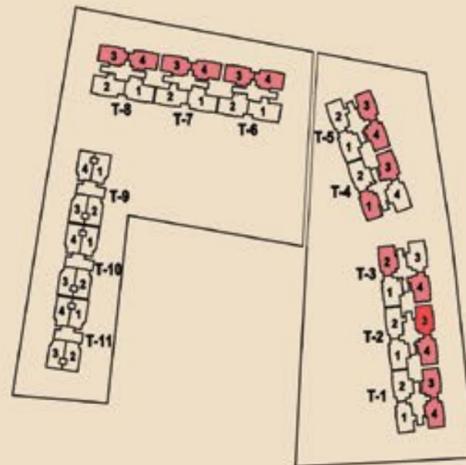
\*Note : Bedroom (SPU) units with door from outside are applicable upto 30<sup>th</sup> floor only

Disclaimer: It should be noted that the information contained herein may have certain technical inaccuracies or typographical errors, and while the Promoter Company does not doubt the Site Plan/Unit Plan's accuracy, no guarantee or warranty or representation as to its accuracy and completeness is being made by the Promoter Company. Unit Plan(s)/ Site Plan/ Layout Plan is/ are intended to give a specific view of the layout only. Minor inaccuracies in square footage and inaccuracies in layout and room dimensions as shown on any Plan will not excuse the Allottee from completing the purchase of the Unit without abatement in price and/ or recourse against the Promoter Company. Further, Site plans, layout plans, landscaping, dimensions and Specification(s) are not deemed or intended to form part of any contract or warranty unless specifically incorporated in writing into the contract and signed by the parties to it. For the purpose of this Project, 1 Hect. = 2.471 Acres, 1 Acre = 4840 sq.yds. or 4046.864 sq. mtrs., 1 sq.mtr. = 10.764 sq.ft

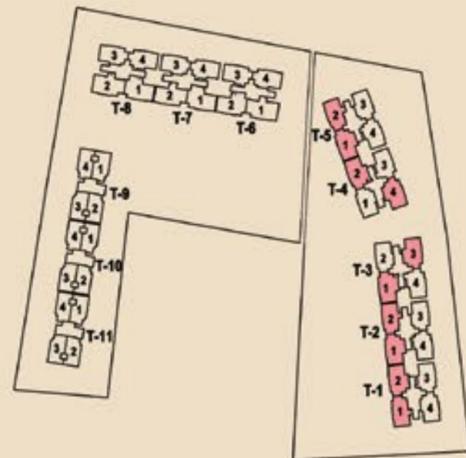
\*Note : Bedroom (SPU) Units With Door From Outside Are Applicable Upto 30th Floor Only



**UNIT PLAN  
3BHK+3T**

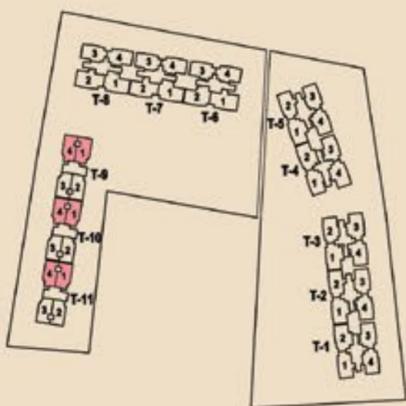


**UNIT PLAN  
3BHK+3T+U (TYPE 1)**

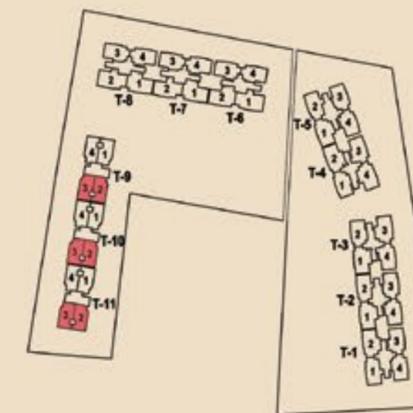




**UNIT PLAN**  
3BHK+2T (TYPE 2)



**UNIT PLAN**  
3BHK+2T (TYPE 1)



# SPECIFICATION

S.NO.	LOCATION	MATERIALS SPECIFICATION
1	<b>Lounge / Foyer / Living / Dining</b>	
	Flooring & Skirting	Imported Marble
	Walls	Acrylic Emulsion Paint
	Ceiling	Acrylic Emulsion Paint
	Indoor AC Unit	Split AC Unit
2	<b>Master Bedroom</b>	
	Flooring & Skirting	Laminated Wooden Flooring
	Walls	Acrylic Emulsion Paint
	Ceiling	Acrylic Emulsion Paint
	Indoor AC Unit	Split AC Unit
3	<b>Master Toilet</b>	
	Flooring & Skirting	Vitrified Matte Tiles
	Walls	Vitrified Glossy Tiles
	Ceiling	Acrylic Emulsion Paint On Ceiling/Moisture-Proof Board False Ceiling
	Counter	Imported Marble/Engineered Stone/Granite/Tile
	Fixtures	Branded
	Accessories	Toilet Paper Holder, Towel Ring, Towel Rack, Robe Hook
	Shower Glass Partition	Glass Partition Without Door
4	<b>Other Bedrooms</b>	
	Flooring & Skirting	Laminated Wooden Flooring
	Walls	Acrylic Emulsion Paint
	Ceiling	Acrylic Emulsion Paint
	Indoor AC Unit	AC Unit
5	<b>Other Toilets</b>	
	Flooring & Skirting	Vitrified Matte Tiles
	Walls	Vitrified Glossy Tiles Up To False Ceiling
	Ceiling	Acrylic Emulsion Paint On Ceiling/Moisture-Proof Board False Ceiling
	Counter	Imported Marble/Granite/Engineered Stone/Tile
	Fixtures	Branded
	Accessories	Toilet Paper Holder, Towel Ring, Towel Rod, Robe Hook
6	<b>Kitchen</b>	
	Flooring & Skirting	Matte Tiles
	Walls	Vitrified Glossy Tiles & Acrylic Emulsion Paint
	Counter	Granite/Stone Top/Kitchen
	Ceiling	Acrylic Emulsion Paint/ False Ceiling
	Fitting & Accessories	Modular Cabinetry With Soft Close Trays, Hob (Counter Top ) & Chimney, Sink, Instant Geyser, RO

S.NO.	LOCATION	MATERIALS SPECIFICATION
7	<b>Servant Room / Utility</b>	
	Flooring & Skirting	Anti-Skid Vitrified Tiles/Ceramic Tiles
	Walls	Acrylic Emulsion Paint
	Ceiling	Acrylic Emulsion Paint
8	<b>Servant Room Toilets</b>	
	Flooring & Skirting	Anti-Skid Vitrified Tiles/Ceramic Tiles
	Walls	Vitrified Tiles Till 7'-0, Acrylic Emulsion Paint Above
	Ceiling	Oil Bound Distemper
	Fitting & Fixture	Wash Basin With Faucet and Tap
9	<b>Balconies</b>	
	Flooring	Matte Tiles
	Walls	Exterior Grade Acrylic Emulsion Paint With Gypsum Plaster
	Ceiling	
	Railing - Living/Dining & Bedrooms	MS / SS + Laminated Glass
	Utility Parapet	RCC / Blockwork
10	<b>External Door Window</b>	Glass/Tinted/Reflective/Clear Glass With Aluminium Frames
11	<b>Apartment Doors</b>	
		Main Door: 8 Feet High, 50mm Thick Veneer/Laminated Flush Door Shutter, Architrave & Frame - Wooden Frame Having Veneer/Laminated Finish Other Doors: 8 Feet High, 38mm Thick Laminated Flush Door Shutter, Architrave & Frame - Wooden Frame Having Laminated Finish
12	<b>Electrical Switches</b>	
	Apartment Switches	Smart Switches
	Servant/Utility Room & Toilet	Normal Switches
13	<b>Typical Floor Lift &amp; Staircase Lobby</b>	
	Flooring & Skirting	Anti-Skid Vitrified Tiles
	Walls	Enamel + Semi-Acrylic Paint
	Ceiling	Acrylic Emulsion Paint
14	<b>Air-Conditioning</b>	Split AC Unit
15	<b>Lift</b>	Passenger Lift
16	<b>Security</b>	CCTV Surveillance At Gate, Perimeter, Parking, Lobbies, Including Lifts, VDP/Digital Smart Lock On Main Door, Fire Detection & Sprinkler System And Gas Leakage Detectors In Apartments.
17	<b>Automation</b>	Provision For Lighting Provision For Curtains & VDP Through Customised App.

# THE MASTERMINDS

## Architect Hafeez Contractor

### ARCHITECTURE CONSULTANT

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One of India's most renowned architects, Hafeez Contractor has decades of experience shaping contemporary architecture. His innovative designs combine functionality with elegance, earning him national and international acclaim.



### MEP CONSULTANT

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A leading multidisciplinary engineering firm, SNC specialises in Electrical, HVAC, Plumbing, Fire Protection and Low Voltage Systems. With over 30 years of expertise, they provide reliable, efficient and innovative MEP solutions.



### ILESEUM CLUBS

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As our clubhouse partner, Ileseum Clubs brings expert design and management to every space, seamlessly blending fitness, leisure, sports and culture. Their thoughtfully crafted environments inspire connection, personal growth and community energy, ensuring every visit is engaging, revitalising and memorable.



### STRUCTURAL CONSULTANT

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Optimum Design offers comprehensive structural engineering services, delivering cost-effective, safe and innovative design solutions for residential, commercial and institutional projects.



### LANDSCAPE CONSULTANT

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Led by Sanju Bose, S. Bose Landscape Architects focuses on creating sustainable and aesthetically harmonious landscapes. With extensive experience, the firm integrates design, innovation and environmental sensitivity in every project.



### VASTU CONSULTANT

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Every space is thoughtfully aligned with the timeless principles of Vastu, ensuring balance, clarity and well-being in everyday living with over 30 years of experience and legacy.