



Falcon View

WHERE LUXURY RESIDES

A new standard in high-rise living



THE REALM OF EXCEPTIONAL LIFESTYLE

Falcon View is a modern multistory residential project designed for a luxurious lifestyle.

Its simple yet stylish design, with vertical louvers, reflects quality and elegance. Perfect for those looking for comfort and peace.

It sets a new standard for urban living. With thoughtfully designed spaces, premium amenities, and a focus on convenience, Falcon View creates an environment where luxury meets tranquility, making it an ideal choice for urban residents seeking a perfect blend of sophistication and relaxation.

“DESIGNED BY WORLD
REOWNED ARCHITECT,
HAFEEZ CONTRACTOR”

**3+1 BHK AND 4+1 BHK
APARTMENTS**

**4+1 BHK AND 5+1 BHK
DUPLEX PENTHOUSES**



Original Site Image

THE MAJESTIC GRAND ENTRANCE,

SHAPED LIKE A FALCON
IS A SYMBOL OF
STRENGTH AND FREEDOM

As you enter inside beneath the
majestic wings, you feel the power
and grace of the falcon.

A place where you are truly special,
a project encompassing an impressive
34.02 Acres (Approx).



Original Site Images



KEY HIGHLIGHTS

34.02 ACRES
OF GRAND DEVELOPMENT

18 ACRES OF
LUSH GREEN LANDSCAPE

25 TOWERS OF
EXCLUSIVE RESIDENTIAL BUILDINGS

1390 UNITS OF
PREMIUM LUXURY RESIDENCIES

1.5 LAKH SQ. FT. OF
REGION'S BIGGEST CLUBHOUSE





THE
LUSH GREENERY
DISCOVER HUES OF
FRESH GREENS
EVERY DAY

Lose yourself in lush green landscapes where nature's vibrant palette fills your senses. Wander green trails, unwind by blooming gardens, and enjoy expansive lawns and fountains. Over 18 acres of greenery await at every turn.

Original Site Images





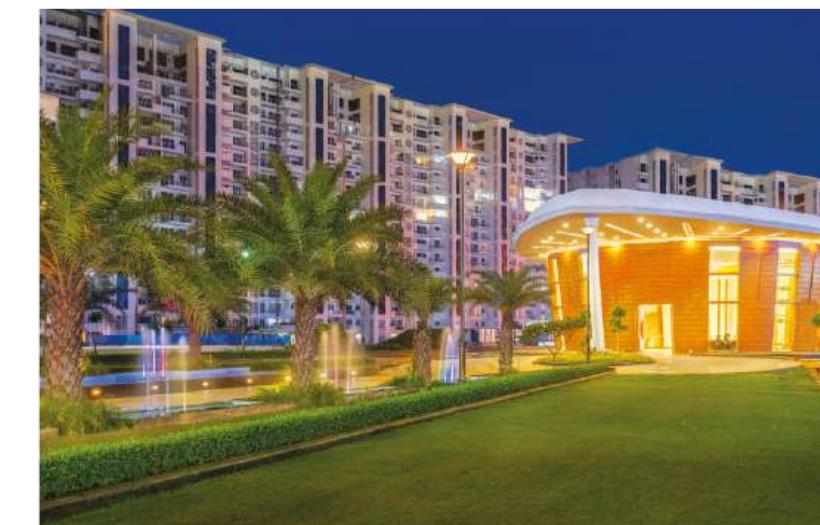
STEP INTO
A WORLD WHERE
EVERY DETAIL
FOSTERS COMFORT
AND PRIDE.

FROM SECURE,
GRAND ENTRANCES
TO ECO-CONSCIOUS
AMENITIES & SPACIOUS
PRIVATE LAYOUTS,
FALCON VIEW PROMISES
A FULFILLING LIFESTYLE
BEYOND EXPECTATIONS.

Original Site Images



SALIENT FEATURES



- Designed by internationally renowned architect Hafeez Contractor.
- Luxury of over 18 acres of lush green lawn and landscaped greens.
- Green areas with walkways-free from vehicular movement.
- Double height 5 Star grand tower entrance lobbies.
- Wheel chair ramps cater to the needs of aged and differently abled.
- Rain water harvesting system to recharge aquifer and use of treated water for flushing and horticulture.
- Privacy with four distant apartment entrance doors per floor.
- Gated complex secured with a multi-tiered security system.
- 24 hours CCTV surveillance system.
- The building is designed with NBC mandated fire control norms.
- 9 Holes mini golf arena with putting green & practice driving range.
- Majority of car park in the basement.
- 3 Car parks per flat including 1 parking on hydraulic stack platform.
- 3 Lifts in each tower.
- 24 hours water supply and power backup.
- Servant accommodation and servant toilet in each unit.
- Separate entry for servant accommodation.
- Powder room in each unit.
- Well ventilated full height windows in each unit for optimum utilization of sunlight.
- Dry and wet kitchen concept with dedicated store for kitchen.
- Clean elevation with earmarked "out of view" hot & cold A/C outdoor units and clothes drying line location.
- Geyser locations outside the washrooms.



REGION'S BIGGEST OPERATIONAL
CLUBHOUSE

Original Site Image



THE CLUBHOUSE EMBRACE THE HIGH LIFE

SPREAD OVER 1,50,000 SQ.FT.
A MASTERPIECE OF LUXURY
AND LEISURE

At JLPL Falcon View, luxury living is redefined with the largest operational clubhouse in the region, sprawling across 1,50,000 sq. ft. This magnificent space blends style and functionality, offering world-class sports facilities, gourmet dining & exclusive relaxation zones. Every detail is crafted to provide an unparalleled experience for residents, elevating social interactions and leisure activities.

The expansive clubhouse caters to all ages, making it the perfect venue for both active pursuits and serene retreats. Whether you're hosting a celebration or unwinding with friends, this opulent space creates lasting memories and fosters a sense of community like no other.

**“DISCOVER THE PINNACLE
OF CLUBHOUSE LUXURY”**

Original Site Image



OLYMPIC SIZE SWIMMING POOL

Discover tranquility with every stroke—dive into the region's only Olympic-sized pool, a haven for serious swimmers and serene seekers alike. From a safe splash zone for kids to a dedicated lap pool for focused swimmers, there's a perfect spot for everyone.

Original Site Images





Master the Greens: A Mini Golf Escape Like No Other

Unleash your inner champion on our exquisitely designed 9-holes mini golf arena, where every putt blends precision with playfulness. Immaculately sculpted greens invite seasoned players to perfect their craft while inspiring newcomers to embrace the thrill of the game.

Surrounded by serene landscapes and artful obstacles, this isn't just mini golf—it's a masterclass in elegance and excitement for all. An artistic masterpiece that seamlessly blends with the game, enhancing the elegance and allure of our golf arena.

“9 Holes Mini Golf Arena
with Putting Green
& Practice Driving Range”

Original Site Images



INFINITE POSSIBILITIES CLUBHOUSE AND MORE

Just when you thought you had discovered it all, our clubhouse offers even more. Beyond the serene pool and exciting 9- holes mini golf arena, there's a world.

From serene spaces to energizing zones, discover a wealth of options that promise something for everyone, from heart-pumping activities to peaceful retreats the possibilities are endless.

OUTDOOR AMENITIES

9 Holes Mini Golf Arena with Putting Green & Practice Driving Range

Skating Rink

Tennis Court

Amphitheatre

Sheltered Sit Outs

Meditation Lawn

Basketball Court

Tot Lot Area

Open Air Gym

Multi Activity Lawn

Box Cricket

Olympic Size Swimming Pool with Separate Kids Pool & Lap Pool

Walkways Amidst Green Trees

Children's Playground



Skating Rink



Lawn Tennis Court



Multi Activity Lawn



Yoga Room



Kids Play Area



Huge Departmental Store



Carrom & Cards Room



Fine Dine Restaurant



State-of-the-Art Gymnasium



THE CLUBHOUSE JOURNEY: CONTINUING THE EXPERIENCE TO THRILL

The Clubhouse redefines luxury with every step, offering an unmatched blend of leisure, fitness, and entertainment. From state-of-the-art fitness centers to serene lounges, it's designed to inspire and energize.

Each corner of the Clubhouse is crafted to thrill, providing vibrant social spaces, exciting activities, and moments of relaxation for a truly fulfilling experience.

INDOOR AMENITIES

2 Competition Size Badminton Courts

Squash Courts with Viewing Deck

Fully Equipped Gymnasium

Table Tennis

Billiards & Pool Table

Kids Play Area

Fine Dine Restaurant

Huge Departmental Store

Banquet Hall

Carrom & Cards Room

Dance & Aerobics Room

Yoga Studio

Spa-Sauna/Steam/Jacuzzi

Salon (Coming Soon)



Billiards & Pool Table



Squash Courts with Viewing Deck



2 Competition Size Badminton Courts



Table Tennis



Spa-Sauna/Steam



Jacuzzi



When Architectural
Brilliance Meets
Passion, the Results
Are Awe-Inspiring

Falcon View embodies the perfect fusion of vision and craftsmanship. Its striking elevation, grand entrance, and luxurious lobby set the tone for a life of sophistication. Every detail reflects the class and stature of those who choose to call it home.

With a wide range of premium amenities and expansive open spaces, Falcon View offers more than just a residence—it's an extraordinary living experience that will be cherished for a lifetime.

Original Site Images





Thoughtfully Designed for Modern Living

The floor plans at Falcon View Residences are meticulously crafted to optimize space and functionality. Whether it's a 3+1 BHK or 4+1 BHK, each layout ensures seamless living with smart design, offering a perfect balance of comfort, convenience, and elegance for your modern lifestyle.

These homes are not just spaces but a canvas for cherished memories and a haven of warmth and togetherness. At Falcon View, every detail is designed to create an environment where life unfolds beautifully, and every moment feels like home.

Original Site Image

3+1 BHK

Tower Ø Corner Unit plan with Extended Balcony

Super Area - 2565 Sq.Ft. (238.38) Sq.m.

Built-Up Area - 2165 Sq.Ft. (201.21) Sq.m.

Carpet Area - 1676 Sq.Ft. (155.76) Sq.m.

2nd ,3rd ,4th ,5th ,10th ,11th ,12th and 13th



3+1 BHK

2nd, 3rd, 4th, 5th, 10th, 11th, 12th and 13th

Typical Floor Plan with Extended Balcony



3BHK 2nd, 3rd, 4th, 5th, 10th, 11th, 12th, 13th Typical Floor Plan (End Tower)

3+1 BHK

Super Area - 2480 Sq.Ft. (230.48) Sq.m.
Built-Up Area - 2080 Sq.Ft. (193.40) Sq.m.
Carpet Area - 1676 Sq. Ft. (155.76) Sq.m.

Typical Unit Plan

2nd, 3rd, 4th, 5th, 10th, 11th, 12th, 13th



3 +1 BHK

2nd, 3rd, 4th, 5th, 10th, 11th, 12th, 13th
Typical Floor Plan



3BHK 2nd, 3rd, 4th, 5th, 10th, 11th, 12th, 13th Typical Floor Plan Without Corner Balcony

3+1 BHK

Super Area - 2491 Sq.Ft. (231.50) Sq.m.

Built-Up Area - 2082 Sq.Ft. (193.50) Sq.m.

Carpet Area - 1676 Sq.Ft. (155.76) Sq.m.

Typical Unit Plan

6th, 7th, 8th, 9th, 14th



3 +1 BHK

6th, 7th, 8th, 9th, 14th

Typical Floor Plan



3 BHK 6th, 7th, 8th, 9th, 14 th Typical Floor Plan



4 +1 BHI

Super Area - 3008 Sq.Ft. (279.56) Sq.

Built-Up Area - 2572 Sq.Ft. (239.0) Sq.m

Carpet Area - 2080 Sq.Ft. (193.32) Sq.

Unit F

2nd, 3rd, 4th, 5th, 10th, 11th, 12th, 13th

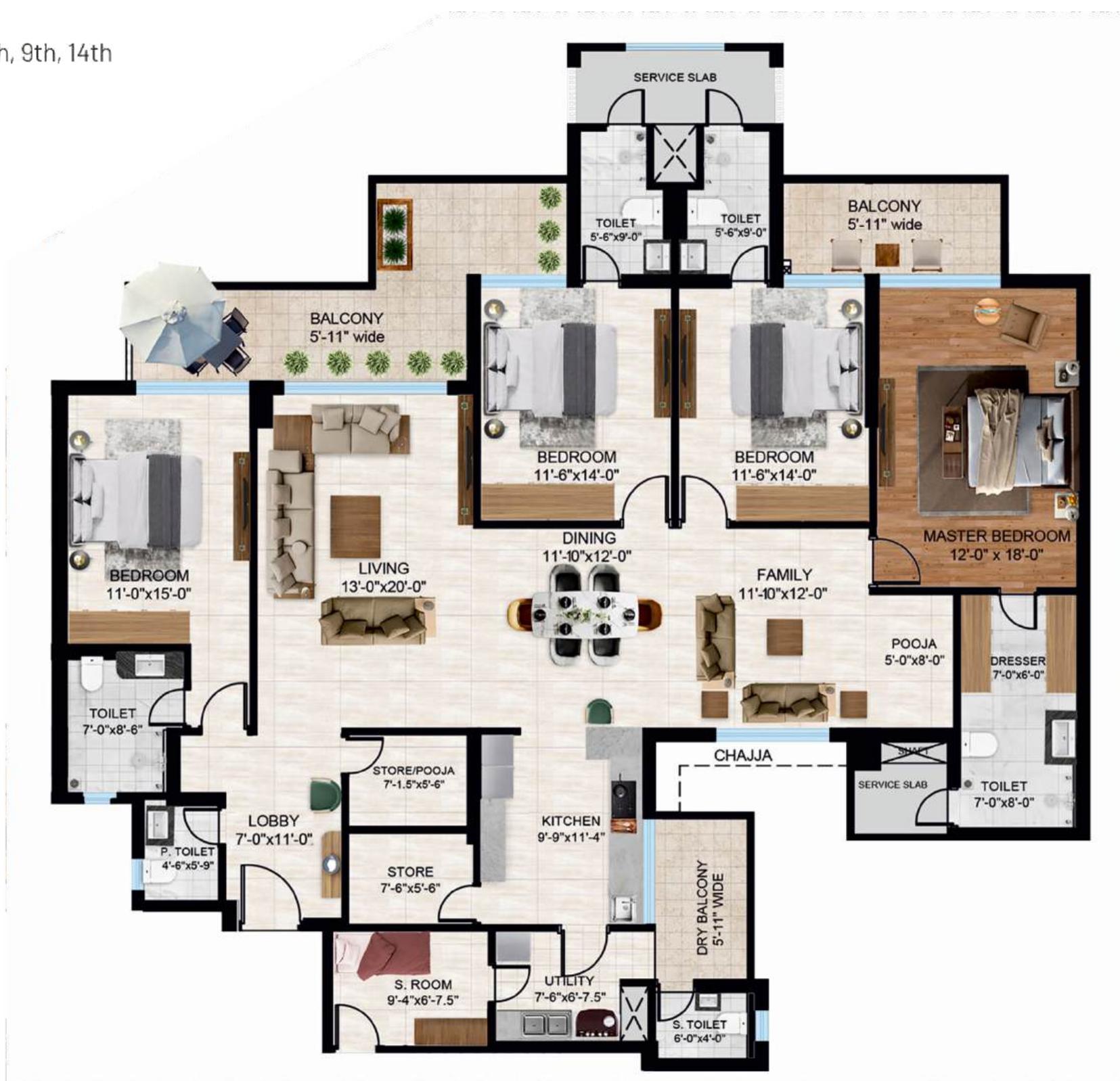


4+1 BHK

Super Area - 3013 Sq.Ft. (280.0) Sq.m.
Built-Up Area - 2571 Sq.Ft. (239.0) Sq.m.
Carpet Area - 2080 Sq.Ft. (193.32) Sq. m.

Unit Plan

6th, 7th, 8th, 9th, 14th



4+1 BHK

Cluster Floor Plan

Floor Plan for
6th, 7th, 8th, 9th, 14th



4+1 BHK

Cluster Floor Plan

Floor Plan for
2nd, 3rd, 4th, 5th, 10th, 11th, 12th, 13th





Original Site Image

TECHNICAL SPECIFICATIONS

STRUCTURE

Earthquake resistant R.C.C. framed structure as per IS codes.

External Finish

Premium Textured Paint

Tower Entrance

Floor Marble / Granite / Vitrified Tiles or in combination.
Walls Designer elevation with marble, tiles, louvers, Plastic Emulsion paint.
Ceiling Designer Ceiling with wooden elements and Plastic Emulsion paint.

Lift Lobby

Lifts Premium 2 Passenger and 1 Passenger cum Service elevator per Tower.
CCTV camera & intercom in lifts
Lifts Lobby Floor Marble / Granite / Vitrified Tiles or in combination.
Lifts Lobby Wall Granite Cladding on lift fascia wall, plastic emulsion paint on POP Punning /
& Other Walls Textured Paint or in Combination.

Two nos. Staircases per Tower

Floor Baroda Green Marble.
Railing MS Railing.
Walls Plastic Emulsion paint.

APARTMENT

Entrance/Living/Dining

Floor Vitrified Tile.
Door & Windows 7-6'High Polished Solid Wood main entrance door with Smart Digital Lock & Aluminum System Windows with toughened glass.
Electrical Fixtures & Fittings Modular Switches with concealed Copper Wiring.

Walls & Ceiling Plastic Emulsion paint on POP Punning.
Air Conditioners All Weather Air Conditioners (Hot & Cold)

Master Bedroom

Floor Laminated Wooden Floor.
Doors & Windows 7-6' High Both Side Laminated Flush Door, Aluminum System Windows with Toughened Glass.
Electrical Fixtures & Fittings Modular Switches with concealed Copper Wiring.

Wardrobe BWP/HDHMR with aesthetic finish.
Walls & Ceiling Plastic Emulsion paint on POP Punning.
Air Conditioner All Weather Air Conditioner (Hot & Cold)

Other Bedrooms

Floor Vitrified Tile
Doors & Windows 7-6' high Both Side Laminated Flush Door, Aluminum System Windows with Toughened Glass.
Electrical Fixtures & Fittings Modular Switches with concealed Copper Wiring.
Wardrobe BWP/HDHMR with aesthetic finish.
Walls & Ceiling Plastic Emulsion paint on POP Punning.
Air Conditioners All Weather Air Conditioners (Hot & Cold)

Kitchen

Floor Vitrified Tile
Walls Tiles up to 2 feet above counter and plastic Emulsion paint in the balance area.
Ceiling Plastic Emulsion paint on POP Punning.
Doors & Windows Aluminum System Windows with Toughened Glass.
Modular kitchen cabinets BWP/HDHMR with aesthetic finish.
Fixtures & Fittings Single Bowl SS Sink with CP fitting.
Cooking Marble / Granite.
Counter Top
Electrical Fixture & Fittings Modular Switches with concealed Copper Wiring.
Provision of RO water.

Kitchen Utility Area

Floor Anti Skid Tiles.
Walls Tiles up to 2 feet above counter and plastic Emulsion paint in balance area.
Ceiling Plastic Emulsion paint on POP Punning.
Modular Cabinets BWP/HDHMR with aesthetic finish, Double Bowl SS Sink with CP fitting, Washing Machine Provision.
Electrical Fixtures & Fittings Modular Switches with concealed Copper Wiring.

Washrooms

Floor Ceramic Tiles.
Walls Combination of Tiles, Plastic Emulsion paint.
Ceiling Plastic Emulsion paint on POP Punning.
Fixtures & Fittings Single lever CP fittings, Wash Basin, Wall Hung WC.
Vanities BWP/HDHMR with aesthetic finish.
Glass Shower In 3 washrooms .
Curtain
Vanity Counter Top Marble / Granite.
Electrical Fixture & Fittings Modular Switches with concealed Copper Wiring.
Exhaust Fans provision

Balcony

Floor Anti Skid Tiles.
Ceiling Exterior Paint.
Railing RCC/M.S. railing with Toughened Glass or in combination.

Servant Room

Floor Vitrified Tiles.
Walls & Ceiling Plastic Emulsion paint.

Automation

Lights & Fans.

Low Voltage Works

Video door phone.
One intercom & One internet point.
Centralized DTH system.

ADDITIONAL FACILITIES

DG Power Backup
4 KW for 3BHK Flat & 4 BHK Flat, Backup for Lifts and Common Areas.

Multi-Tiered Security System

Secured gated community with High Definition CCTV Surveillance system in common areas,
Society Management APP.

Fire Fighting System

Fire Fighting system with sprinklers, Fire Extinguishers as per NBC norms.



APPROVALS

All requisite NOCs and permissions have been duly obtained for the project.

International Airport - 200 Feet Wide Road

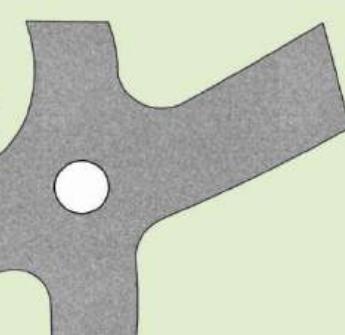


SCAN FOR
360 VIRTUAL TOUR

*Map not to scale.

SITE PLAN & OUTDOOR AMENITIES*

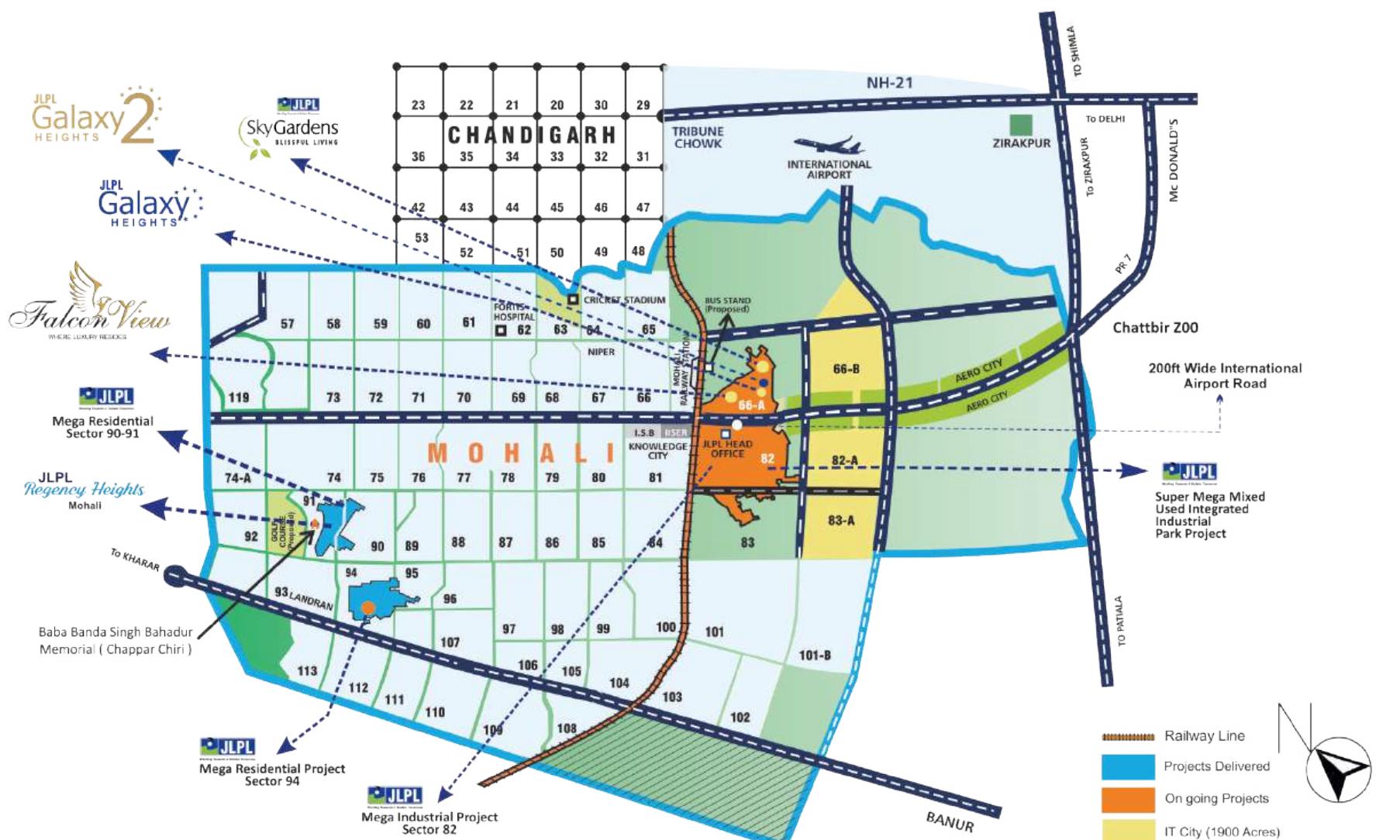
- 01. Entry W/Feature Canopy
- 02. Club Passage W/Water Feature
- 03. Clubhouse Drop Off
- 04. Reflective Pool W/Planters
- 05. Tower Drop Off
- 06. Sunken Green Area
- 07. Main Pool W/Deck
- 08. Kids Pool
- 09. Lap Pool
- 10. Pool Deck
- 11. 9 Holes Mini Golf Arena with Putting Green & Practice Driving Range
- 12. Flower Bed
- 13. Elderly Therapeutic Garden
- 14. Meditation Lawn
- 15. Children's Playground
- 16. Tot Lot Area
- 17. Skating Rink
- 18. Children's Adventure Play
- 19. Parent's Sit Out
- 20. Trellis With Creepers
- 21. Multi-Activity Lawn
- 22. Amphitheatre
- 23. Children's Adventure Park
- 24. Rock Climbing
- 25. Family Sitting Pavilion
- 26. Outdoor Gym
- 27. Yoga Lawn
- 28. Family Niche with Bougainvillea Arbor Sitting
- 29. Sensory Garden
- 30. Elderly Seating Alcove
- 31. Reflexology Path
- 32. Aromatic Bed
- 33. Pet Zone/Natural Play
- 34. Basketball Court
- 35. Multipurpose Court
- 36. Box Cricket
- 37. Tennis Court & Multipurpose Court



LOCATION

EXPERIENCE

THE CONVENIENCE
OF BEING CLOSE
TO EVERYTHING



SAS Nagar



KEY DISTANCES

At a stone's throw from Knowledge City Sector 81-Mohali spread across 350 acres, where ISB (Indian School of Business) & IISER (Indian Institute of Science Education & Research) are operational.

Other major institutes that will be a part of the Knowledge City are : NABI (National Agri-Food Biotechnology Institute) in 35 acres, Bio-Technology Park in 80 acres, Management Institute in 70 acres

The Site has direct approach from 200 ft. wide International Airport Road on one side & to a bypass on the other side, connecting to major cities like Delhi, Ambala, Patiala, Ludhiana, Kullu Manali & to J&K. It lies in the heart of the city bordering Sectors 67 & 68, both Residential Sectors.

Plaksha University, Amity University, and the HDFC corporate office are also located nearby, adding to the area's prominence.





A CREATOR THAT SETS NO LIMITS IN BUILDING LEGACIES THAT INSPIRE

The shape of our cities reflects our lives and our future. With this belief, Janta Estates and Housing Development Limited, founded in 1995, transformed into Janta Land Promoters Limited (JLPL) in 2003, becoming a leading integrated real estate developer. JLPL has expanded across multiple verticals and recently became Janta Land Promoters Pvt. Ltd.

Since its inception, JLPL has been dedicated to developing residential and commercial sectors with advanced technology, infrastructure, and services in Mohali and other cities in Punjab. As pioneers in infrastructure, the group has developed a 393.35 acres mega township covering Sectors 90, 91, and part of Sector 82 in Mohali.

Building on its success, JLPL recently launched one of the largest integrated green destinations, industrial units, malls, multiplexes, business centers, hotels, healthcare facilities, and residential spaces. JLPL is also the first private entity approved to establish a Super Mega Mixed Use Integrated Industrial Park at Mohali, spanning 511.27 acres across Sector 66-A, 82, and 83.

Notable projects include Falcon View, a world class residential complex with luxury 3BHK+1 and 4BHK+1 apartments & Luxurious Penthouses, and Galaxy Heights, offering 2BHK apartments across 4.12 acres with a clubhouse, swimming pool, and landscaped spaces. Expanding beyond Punjab, JLPL has launched Sanawar Hills in Himachal Pradesh, featuring luxury, independent villas near the renowned Lawrence School, complete with a premium clubhouse.

JLPL also presents Sky Gardens in Sector 66A, Mohali, a 5.98 acres, 2BHK+1 residential project with a dedicated clubhouse and swimming pool, as well as Canal View Enclave, a gated 100-acre community in Ludhiana's sought after Southern Bypass Road area.

Following the success of Galaxy Heights, JLPL Group has launched Galaxy Heights 2, which has already proved to be even more successful. With lavish amenities and top of the art line finishes, these best 2 & 3 BHK luxury flats will make one feel perfectly at home. These 4 spectacular towers will offer a total of 284 units.



Sanawar Hills - Luxury Villas, Kasauli

ACTUAL IMAGE



Sky Gardens, Sector 66-A, Mohali

ACTUAL IMAGE



Galaxy Heights, Sector 66-A, Mohali

ACTUAL IMAGE



Galaxy Heights 2, Sector 66-A, Mohali

RENDERING IMAGE



Working Towards A Golden Tomorrow

JANTA LAND PROMOTERS PVT. LTD.

Infrastructure Development | Integrated Township | Industrial Parks

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Scan to Visit
Our Social Media Channels



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Disclaimer : This is purely conceptual in nature and is by no means a legal offering. The promoters reserve the right to change, delete or add any specifications or plans mentioned herein. Furniture layout is indicative only.