

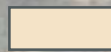
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MIXED USE
DEVELOPMENT

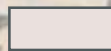
SITE INFORMATION
24092024



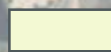
INDEX:



PHASE 01 (1+A = 38.31+7.79) = 46.10 ACRES



PHASE 02 (2+B = 38.12+6.13) = 44.25 ACRES



PHASE 03 = 42.04 ACRES



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MASTER PLAN – PHASE 01
24092024



KEY PLAN

LANDSCAPE FACILITY LEGEND

- | | |
|---|-----------------------------------|
| 01. RESIDENTIAL GATEWAYS | 15. BASKETBALL COURT |
| 02. RETAIL ENTRY / EXIT | 16. OUTDOOR GYM |
| 03. CLUBHOUSE GUEST ENTRY | 17. LEISURE POOL |
| 04. RETAIL ENTRY / DROP-OFF | 18. KID'S POOL |
| 05. RETAIL PLAZAS | 19. AMPHITHEATER |
| 06. ROUND-ABOUT / BUS / TAXI DROP-OFF / PICK-UP | 20. PLAY PARK |
| 07. COMMUNITY CLUBHOUSE ENTRY / DROP-OFF | 21. PARTY LAWN |
| 08. CLUBHOUSE PLAZA | 22. MEANDERING STREAM |
| 09. BIO POND | 23. PET PARK |
| 10. POND DECK | 24. PICNIC GROVE |
| 11. INDOOR SPORTS BLOCK | 25. ADVENTURE PARK |
| 12. ACTIVITY FIELD | 26. SKATE PARK |
| 13. MULTI-SPORTS COURTS | 27. ENTRY / EXIT RAMP TO BASEMENT |
| 14. TENNIS COURT | 28. CLUBHOUSE |



UNIT PLANS

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| DESIGN BREIF | | |
|---------------------------|------------|------------|
| Unit Type | Percentage | SBA (sqft) |
| | | |
| 4bhk large (4bathroom) | 5% | 2400 |
| 4bhk regular (3bathrooms) | 6% | 2100 |
| 3bhk (large) | 40% | 1800 |
| 3bhk (small) | 22% | 1500 |
| 2bhk (large) | 8% | 1200 |
| 2bhk (small) | 10% | 1000 |
| 1bhk | 9% | 680 |

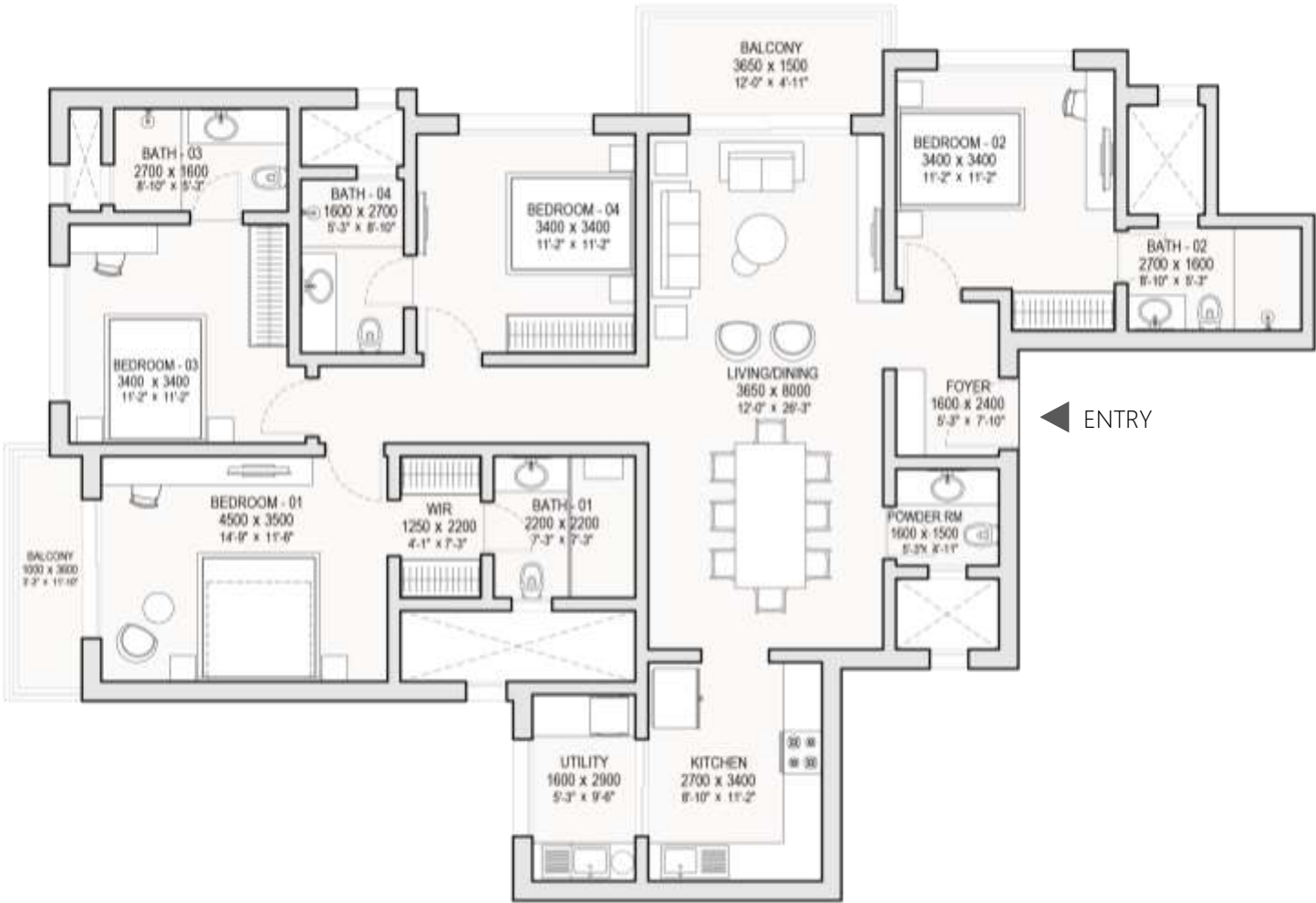
| DESIGN PROPOSAL - PHASE-1 | | | | |
|---------------------------|------------|------------|---------------------|-------|
| 45 FLOORS | | | | |
| Unit Type | Percentage | SBA (sqft) | Previous SBA (sqft) | Units |
| 4bhk large (4bathroom) | 4.0% | 2407 | 2480 | 168 |
| 4bhk regular (3bathrooms) | 6.3% | 2102 | 2150 | 264 |
| 3bhk (large) | 38.5% | 1811 | 1900 | 1608 |
| 3bhk (small) | 20.8% | 1511 | 1575 | 870 |
| 2bhk (large) | 9.3% | 1213 | 1290 | 387 |
| 2bhk (small) | 10.6% | 1015 | 1080 | 444 |
| 1bhk | 10.5% | 703 | 710 | 441 |
| Total UNITS | | | | 4182 |

RESIDENTIAL AREA : 64,16,076 SFT
RETAIL AREA : 65,768.04 SFT
CLUB HOUSE : 40,000 SFT
TOTAL : 6521844 SFT
COMMUNITY CLUB : 1,50,000 SFT

4BHK – LARGE
SBA : 2407 SFT

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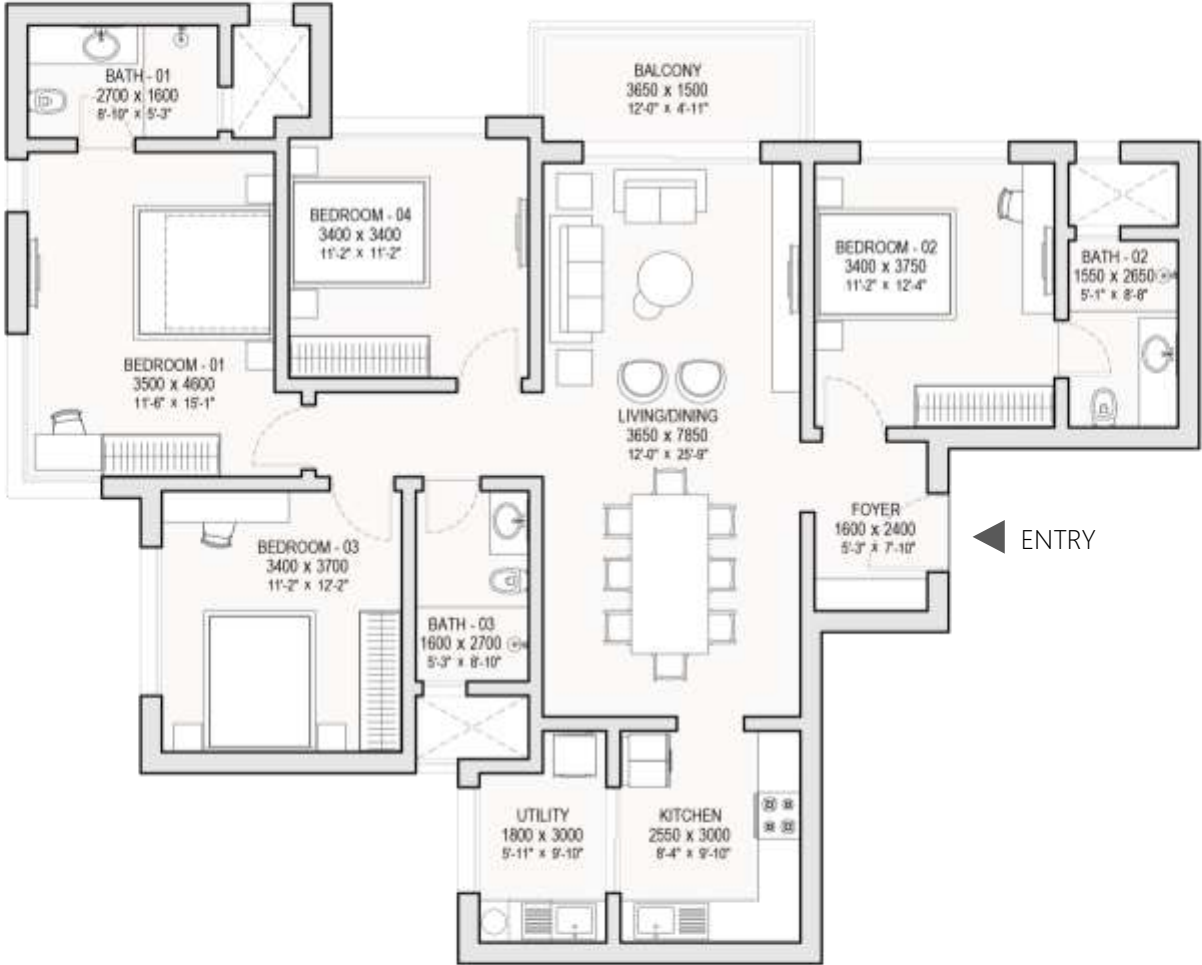
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4BHK – SMALL
SBA : 2102 SFT

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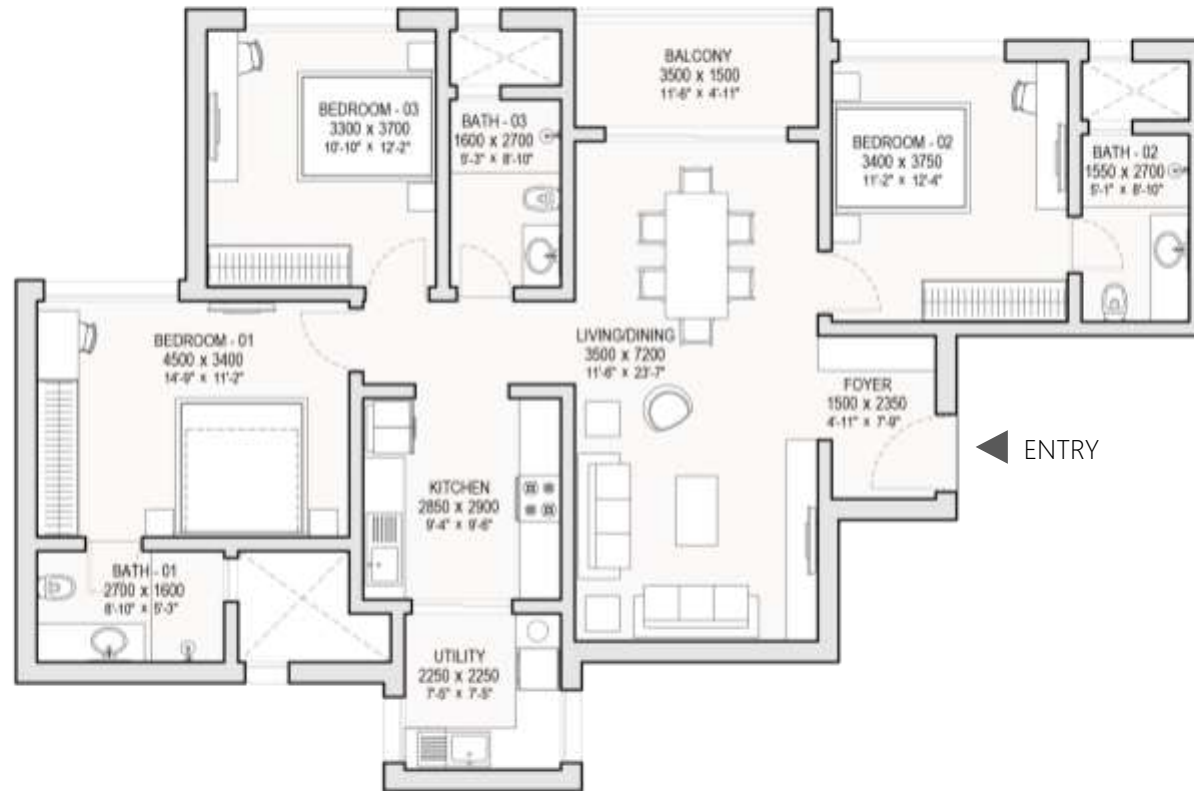
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3BHK – LARGE
SBA : 1811 SFT

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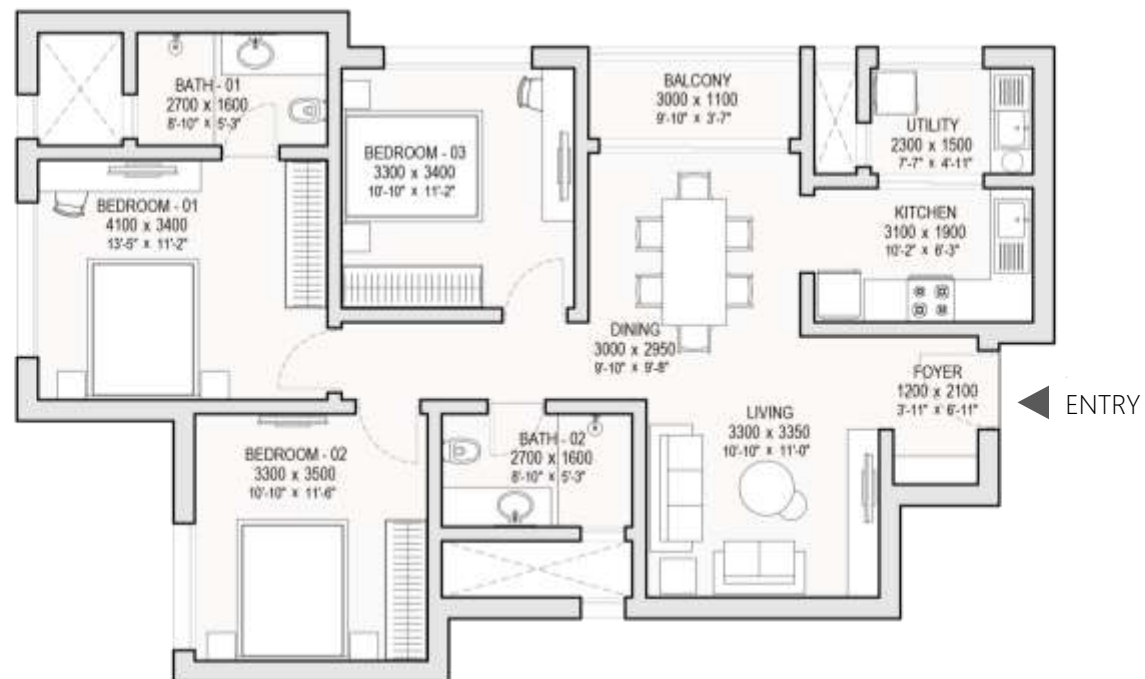
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3BHK – SMALL
SBA : 1511 SFT

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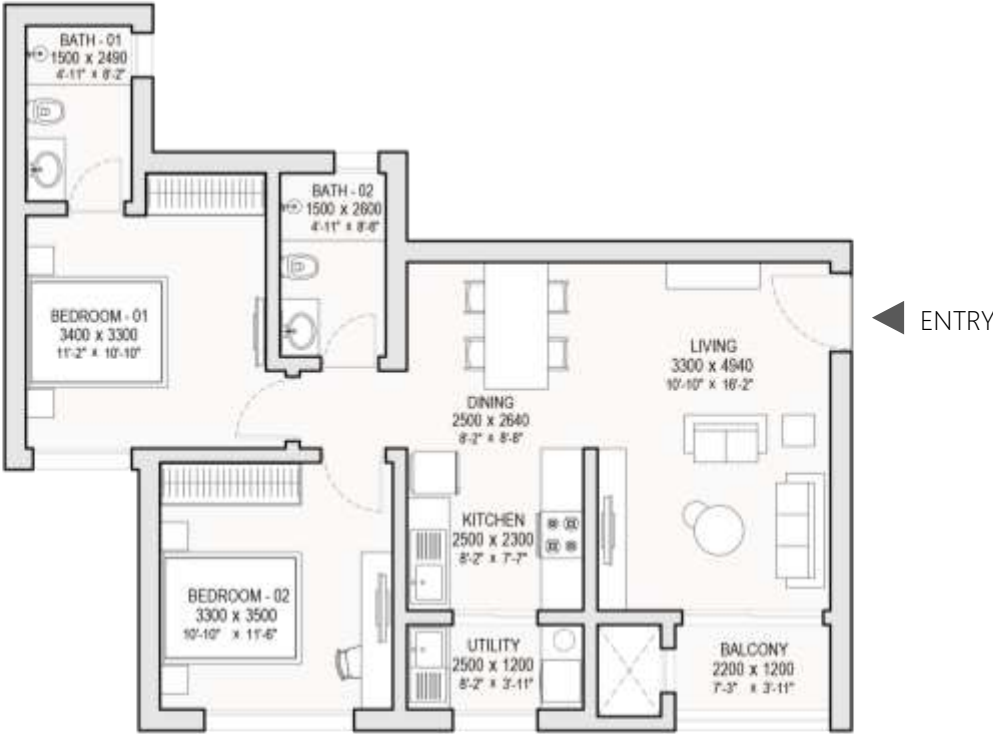
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2BHK – LARGE
SBA : 1213 SFT

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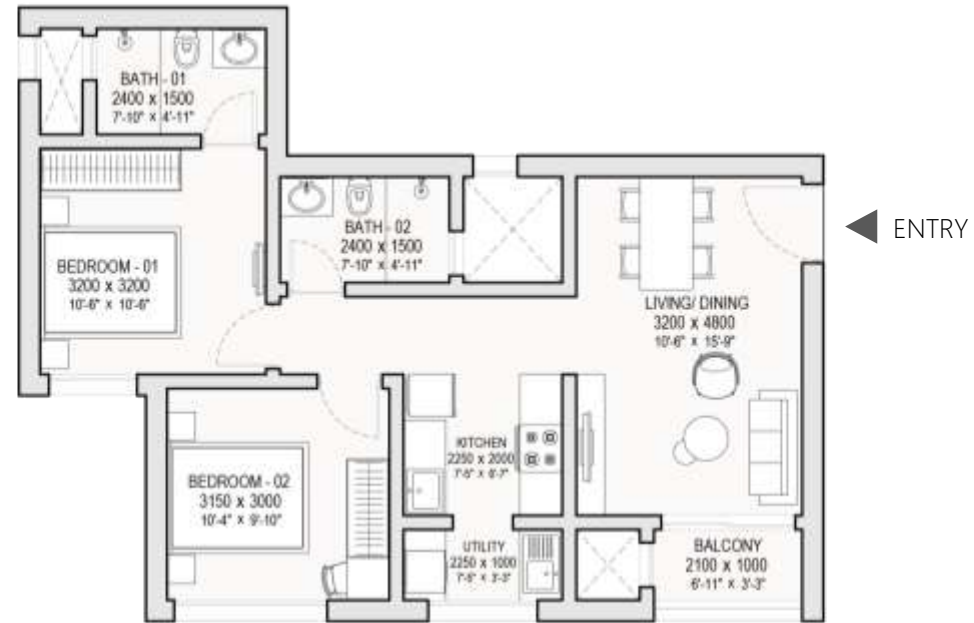
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2BHK – SMALL
SBA : 1015 SFT

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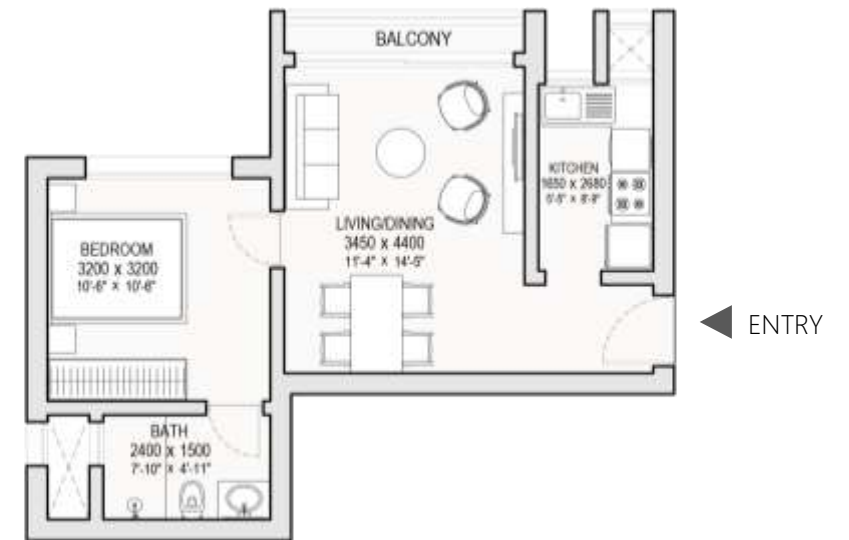
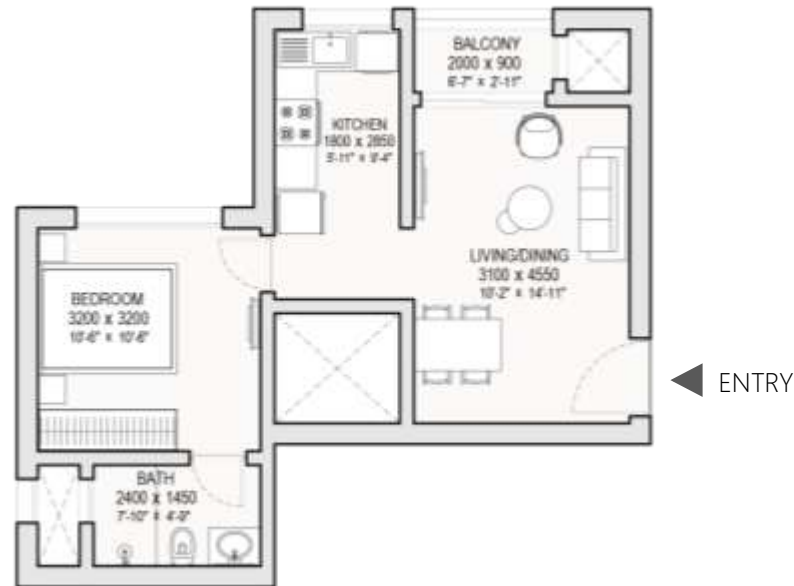
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1BHK
SBA : 703 SFT

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THANK YOU