

अतुल्यम् - The Bliss

TECHNICAL HANDBOOK

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A SPLENDOUR THAT SPEAKS THE LANGUAGE OF TRUE LUXURY

Immerse yourself in the grandeur of our 3/4/5 BHK Towers, featuring triple-height lobbies and an exhaustive array of amenities that define extravagance. Positioned in Sector 88, Mohali, this enclave is destined to be country's premier residential address, surrounded all around by a high-class neighbourhood. The futuristic appeal of the architecture adds a touch of avant-garde sophistication, promising an unparalleled residential experience. Welcome to the epitome of luxury living, where opulence meets architectural brilliance in every detail.

Experience a flawless blend of luxury, comfort, and convenience expertly woven together in every detail. This distinguished address reflects rich values and a robust foundation, evident in every corner of its lavish expanse.

SECTOR 88, MOHALI

PRIME LOCATION
PRIME LIFESTYLE

Situated in a prime location, these residences offer more than just homes; they provide an address that echoes sophistication and convenience.

SHOPPING DESTINATIONS

- Elante Mall - 16 Kms
- VR Punjab Mall - 9 Kms
- Sector 17 Plaza - 13 Kms
- Centra Mall - 14 Kms
- Waves Mall - 15 Kms
- Bestech Mall, Mohali - 8 Kms
- 3B2 Commercial Hub, Mohali - 6 Kms
- Sector 70, Commercial Hub, Mohali - 4 Kms

HEALTH FACILITIES

- Fortis Hospital - 6 Kms
- PGIMER - 14 Kms
- IVY Hospital - 4 Kms
- Sohana Hospital - 2 Kms
- Silver Oak Hospital - 6.5 Kms
- Max Hospital - 11 Kms
- Park Hospital - 5 Kms

LEISURE SPOTS

- Thunder Zone - 6 Kms
- Proposed Golf Course, Sector 74 - 9 Kms
- Punjab Cricket Stadium (PCA) Phase 9 - 6.5 Kms
- Hockey Stadium Sector 42 - 9 Kms
- Rock Garden - 17 Kms
- Rose Garden - 13 Kms
- Sukhna Lake - 18.5 Kms
- Chandigarh Golf Club - 16.5 Kms

EDUCATION INSTITUTIONS

- ISB - Indian School of Business - 6 Kms
- IISER - 6.5 Kms
- NIPER - 5.5 Kms
- Punjab University - 13.5 Kms
- Smart Wonder School - 3.5 Kms
- Yadavindra Public School - 6 Kms
- Shemrock School - 4.5 Kms
- Gurukul - 4.5 Kms
- Manav Mangal Smart School - 8 Kms
- Ryan International School - 6 Kms
- Amity International - 3.5 Kms
- Manav Rachna International School - 10 Kms

PUBLIC UTILITY

- Mini Secretariate - 15.5 Kms
- International Airport - 15 Kms
- ISBT, Sector 43 Chandigarh - 8.5 Kms
- Proposed Metro Station - 4 Kms
- Chandigarh High Court - 16.5 Kms

HOTELS

- JW Marriot - 11 Kms
- Taj Hotel - 13 Kms
- Park Plaza - 18 Kms
- Hyatt - 16 Kms
- Radisson - 8 Kms



* Map not to scale



DESIGN PRINCIPLES

Atulyam-The Bliss embodies design principles that seamlessly blend luxury, functionality, and aesthetic appeal. The project integrates various state-of-the-art technologies along with cutting edge features to provide an unmatched living experience that is elevated to unforeseen heights in residential real estate.

The elegant application of advanced materials, opulent finishings, energy efficient technologies, convenient amenities, and comfortable features comes together to provide residents a harmonious blend of ergonomics and beauty. Each aspect at Atulyam-The Bliss is conceived and designed to ensure a holistic living experience to the residing families. Every detail is meticulously crafted to create an unparalleled living experience that reflects both opulence and thoughtfulness in design and functionality.

DUPLEX HOUSE - BLOCK 01

LOWER FLOOR PLAN (21st FLOOR)

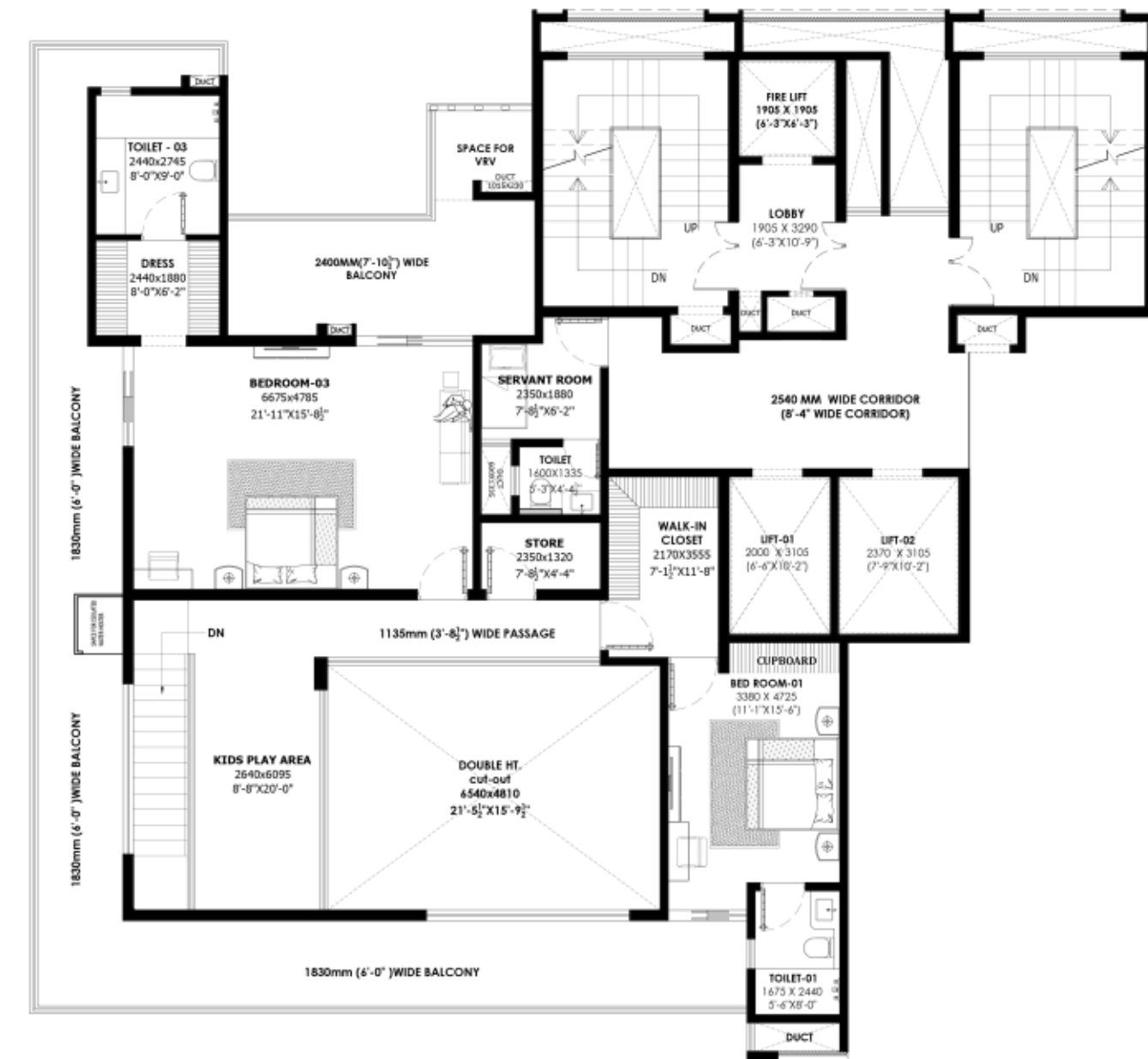
Saleable Area: 2991.383 Sq.Ft.



DUPLEX HOUSE - BLOCK 01

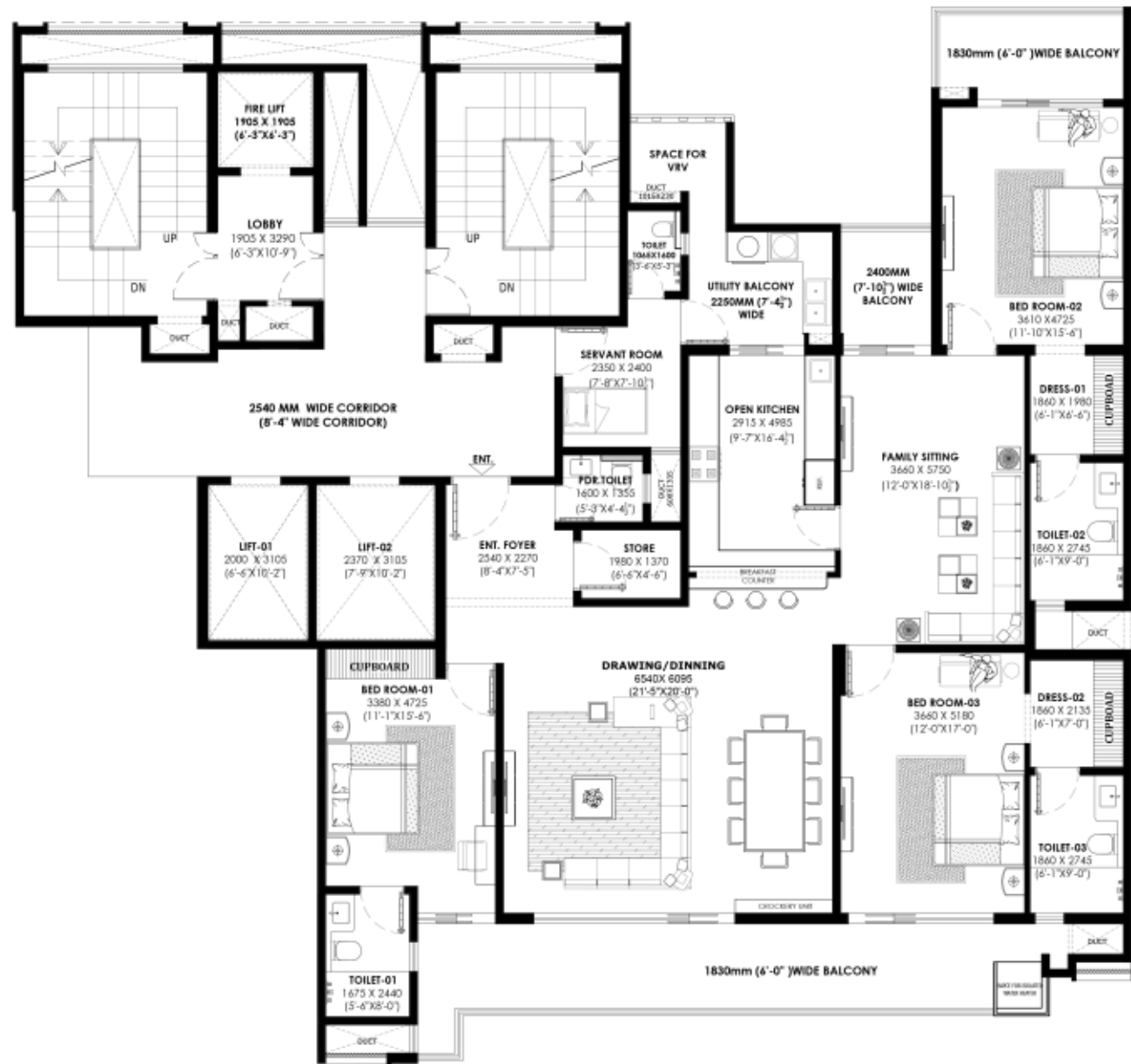
UPPER FLOOR PLAN (22nd FLOOR)

Saleable Area: 2991.383 Sq.Ft.



TYPICAL FLOOR - BLOCK 01

3 BHK+STORE (3rd TO 18th FLOOR)
Saleable Area: 3377.053 Sq.Ft.



TYPICAL FLOOR - BLOCK 02

4 BHK+STORE
Saleable Area: 4655.978 Sq.Ft.



TYPICAL FLOOR - BLOCK 03

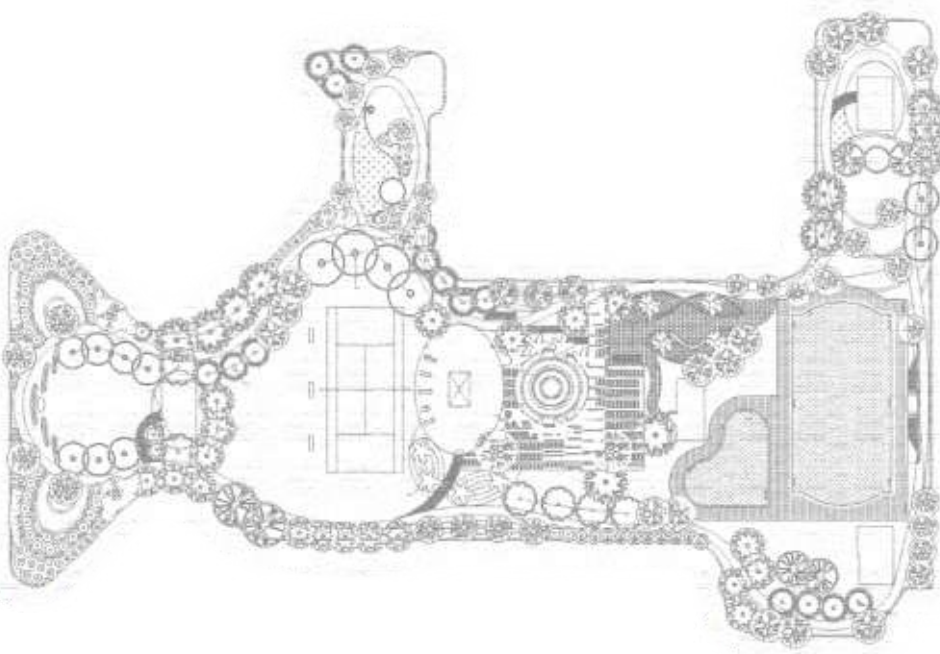
5 BHK+STORE (3rd TO 22nd FLOOR)

Saleable Area: 6395.818 Sq.Ft.



LANDSCAPE DESIGN

Embracing an organic ethos, our design philosophy flows seamlessly through every facet of the project. A meticulous interconnection binds all elements, resembling the intricate veins of a living organism. This connectivity isn't just structural but is artfully interlaced with lush landscapes, forming a symbiotic relationship between nature and architecture.

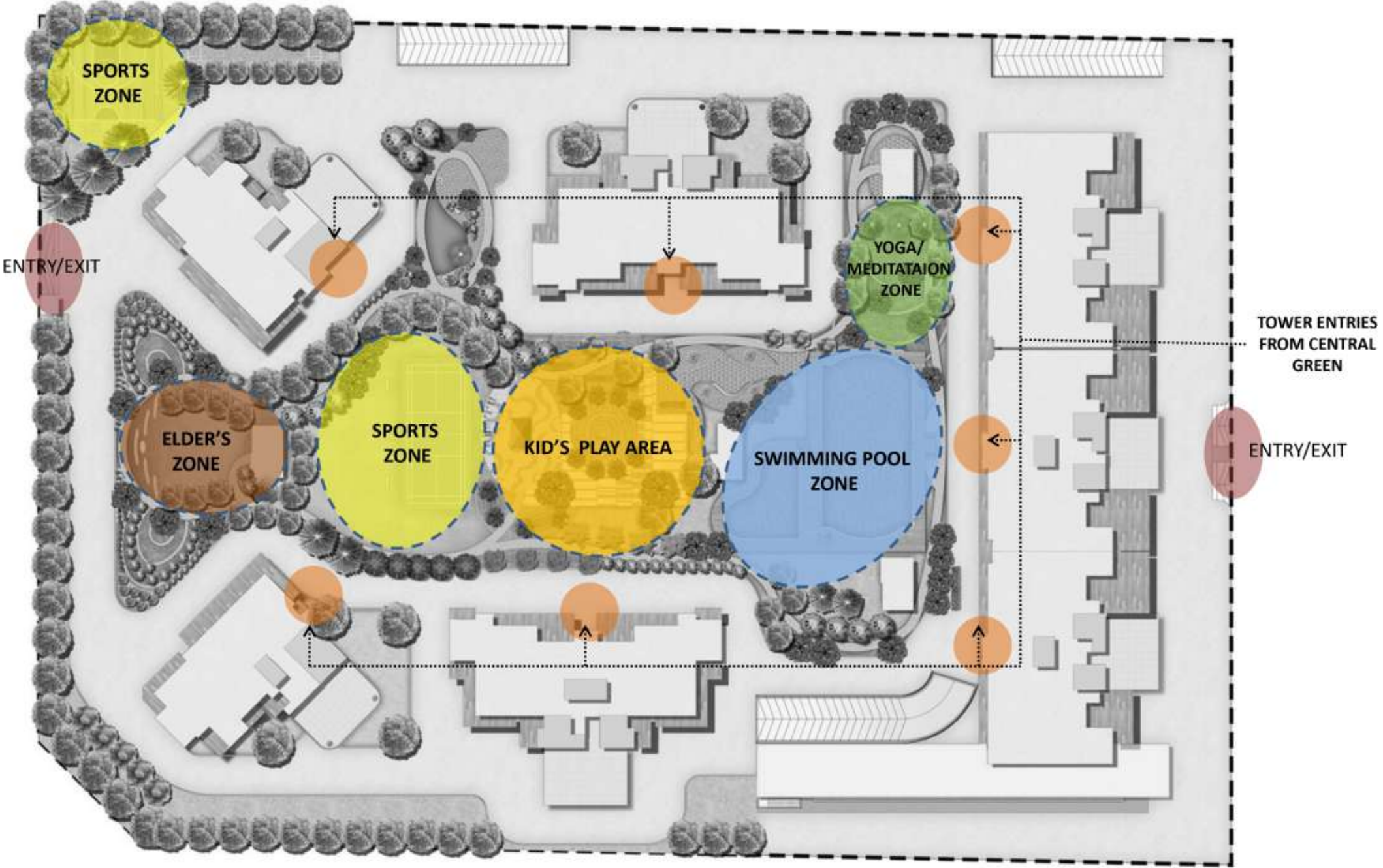


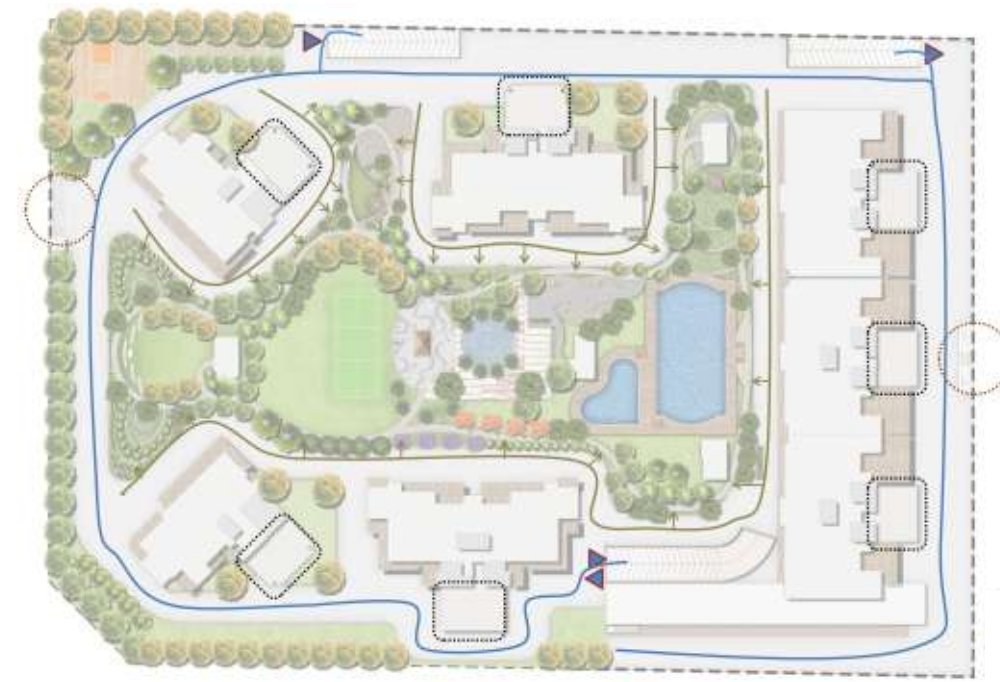
CONNECTION SYSTEM OF VEINS



INTERLACED LANDSCAPE

ZONING TO ENHANCE THE BEAUTY AND UTILITY





CIRCULATION STRATEGY

At Atulyam - The Bliss, our circulation strategy is meticulously crafted to minimize vehicular presence on the roads, fostering a serene environment. The primary circulation meanders through lush greenery, creating a scenic route for residents. Secondary and tertiary paths gracefully weave through walkways and entrances, promoting pedestrian-friendly connectivity.



JOGGING CIRCUIT

Within the circulation of the green cover, the flora, and water bodies. Atulyam - The Bliss has incorporated a 450 m jogging track.

FIRE TENDER CIRCULATION

The fire tender setup is strategically designed to preserve the integrity of the central green landscape, avoiding any disruption with hardscapes. Adherence to all fire safety regulations and norms is diligently ensured in the planning process.



WATER FEATURES

The thoughtful planning of water bodies integrates seamlessly with the central greens, creating a balanced and harmonious landscape. Green plantations are strategically positioned alongside swimming pools and water features to enhance the overall aesthetic.



- 1. FOUNTAIN
- 2. KIDS' SWIMMING POOL
- 3. MAIN SWIMMING POOL

ENERGY EFFICIENCY LIES AT THE CORE

Rich Plantation

A large number of trees have been planted, encompassing an impressive array of indigenous varieties. These include ornamental flowering trees, ornamental foliage trees, and fruit-bearing trees. Additionally, the landscape features aromatic trees, mosquito repellent trees, sacred plants, medicinal plants, and palm trees. This diverse flora not only enriches the surroundings but also provides residents with a soul-soothing retreat in the lap of nature. Immerse yourself in breathtaking scenery that truly captivates the senses.

Energy Conservation Insights

According to the Environmental Protection Agency (EPA), trees play a crucial role in temperature regulation and air quality enhancement. The shade provided by trees, along with the water vapor they release, significantly lowers the temperature of an area. Large, shaded trees have the capacity to decrease temperatures by 11-25 degrees Celsius compared to unshaded regions.

Source: US EPA -Heat Islands-Trees and Vegetation.

Reducing Carbon Footprint

Typically, a young tree has the ability to absorb approximately 13 pounds of carbon dioxide annually. As they mature, trees reach their peak carbon storage potential after about 10 years, during which they can absorb an average of 48 pounds of CO2 per year.

Holistic Environmental Contributions

Trees exhibit remarkable prowess not only in carbon absorption but also in water retention. In urban settings, a mature tree, on average, has the capacity to absorb up to 1000 gallons of rainfall annually. The abundance of trees within a locale contributes to water absorption, alleviating the need for additional energy consumption in pumping and filtration processes.

COMPREHENSIVE PLANTATION APPROACH

Comprehensive Plantation Approach

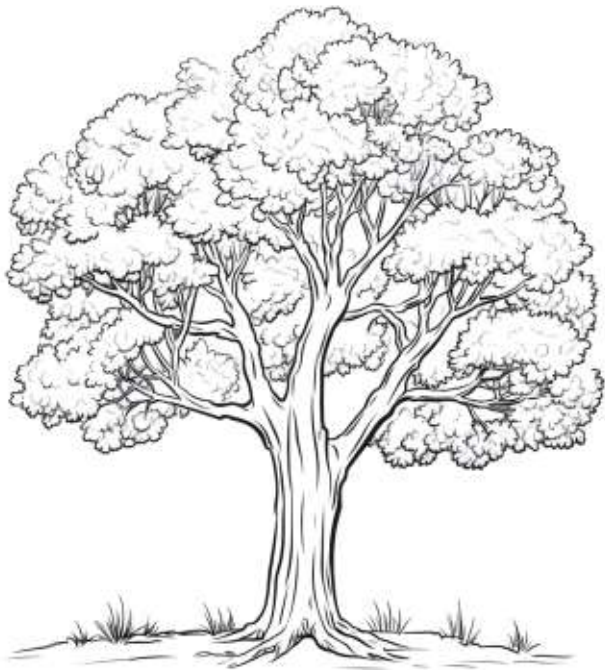
1. Strategic Shade Provision: Utilizing native or climate-tolerant trees and expansive shrubs to create ample shading throughout the area.
2. Diverse Tree Massing: Incorporating large, medium, and small trees in gracefully curved linear arrangements that complement the lines of movement seen in circulation and land form.
3. Green Open Spaces: Maximizing greenery by covering most open outdoor areas with either lush lawns or ground covers.
4. Canopy-Centric Design: Designing the plantation layout to ensure that individuals can move beneath canopies consistently, enhancing the overall experience.
5. Mosquito-Repellent Flora: Introducing mosquito-repellent plants, particularly along boundaries and water bodies, to create a protective barrier.
6. Bio diverse Habitat Creation: Selecting plant species that not only contribute to the aesthetic appeal but also provide a habitat for birds, butterflies, and other wildlife, fostering bio diversity.

Advantages of Thoughtful Plantation

Strategically placed sculptural and architectural plant forms create captivating artistic impressions while offering diverse levels of shade and minimizing glare. The presence of trees attracts birds and butterflies, enhancing the outdoor experience with delightful natural visits. Vibrant flowers introduce freshness and a spectrum of colours to the garden, while lawns and ground covers contribute to dustproof outdoor spaces.

PLANTATION

Research indicates that intentional plant selection contributes to air purification. Certain plants have the capacity to absorb particulate matter in the air, effectively filtering and cleansing it. These plants play a crucial role in the ecosystem by removing pollutants, contributing to the overall improvement of air quality.

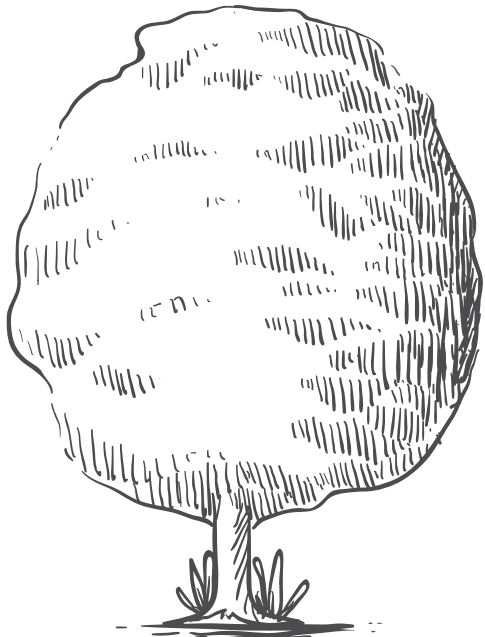
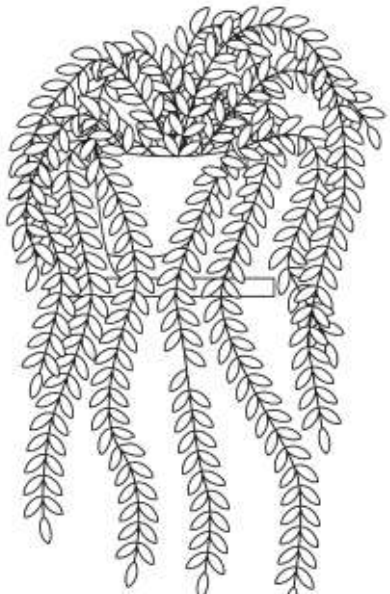


TREES

- Acer Laevigatum
- Aegle Marmelos
- Acacia Farnesiana
- Anthocephalus Cadamba
- Bauhinia Variegated
- Borassus Flabellifer
- Bauhinia Purpurea
- Bombax Malabaricum
- Callistemon Lanceolatus
- Cassia Javanica
- Cochlospermum Gossypium
- Caesalpinioideae Nodosa
- Cassia Fistula
- Chorisia Speciosa
- Cupressus Torulosa
- Cocculus Laurifolius
- Citrus Aurantium
- Cedrela Toona
- Delonix Regia
- Dillenia Aurea
- Emblica Officinalis
- Erythrina Indic
- Gardenia Latifolia
- Jacaranda Mimosaeolia
- Lagerstroemia Thorell
- Lawsonia Alba Lam
- Lagerstroemia Flosreginae
- Magnolia Grandiflora
- Mangifera Indica
- Madhuca Indica
- Moringa Oleifera
- Morinda Tinctoria
- Mimusops Elengi
- Polyalthia Longifolia
- Peltophorum Inerme
- Pongamia Pinnata
- Poinciana Elata
- Polyalthia Korinti
- Putranjiva Roxburghii
- Schleicheria Oleosa
- Sapindus Emarginatus
- Tamarindus Indica
- Terminalia Arjuna
- Ziziphus Jujuba

SHRUBS

- Alpinia Green
- Alpinia Variegated
- Barleria Cristata
- Caesal Pinia Pulcherrima
- Datura Alba
- Ficus Retusa Topiary Min. 8 Balls
- Ficus Retusa Hedge
- Fircaria Gigantea Min. 8 Leaves & 780
- Hibiscus Rosa Sinensis
- Hibiscus Rosa Sinensis Hawaii White
- Gardenia Florida
- Indian Pennywort
- Ixora Singaporensis
- [xora Chinensis [xora Parviflora
- Jaminum Sambac
- Multiplex Bamboo Yellow
- Murraya Exotica
- Neruim Oleander
- Ocimun Sanctum
- Solanum Indicum
- Tabernaemontana



CREEPERS

- Bougainvillea Butianna
- Lady Mary Baring
- Bougainvillea Thimma Bougainvillea Glabra
- Bougainvillea Shubra
- Bougainvillea Dr Rao



AMENITIES OVERVIEW

Nestled within a lush landscape, Atulyam-The Bliss offers an exceptional living experience with exclusive amenities.

- | | | | | | | | |
|---|-----------------|----|---------------------|----|-------------------|----|--------------------|
| 1 | MAIN ENTRY/EXIT | 7 | TOWER - 1C | 13 | SWIMMING POOL | 19 | CRICKET PITCH |
| 2 | CHECK POST | 8 | TOWER - 2A | 14 | KIDS POOL | 20 | GAZEBO |
| 3 | SECONDARY ENTRY | 9 | TOWER - 2B | 15 | WATER FEATURE | 21 | BASEMENT RAMP |
| 4 | SECONDARY EXIT | 10 | TOWER - 3A | 16 | KIDS PLAY AREA | 22 | SHOPS (COMMERCIAL) |
| 5 | TOWER - 1A | 11 | TOWER - 3B | 17 | LAWN TENNIS COURT | 23 | OUTDOOR SEATING |
| 6 | TOWER - 1B | 12 | FIRE EXIT STAIRCASE | 18 | BASKET BALL COURT | | |

A wide-angle photograph of a modern residential courtyard. In the foreground, a paved walkway leads into a lush green lawn. To the left, there are colorful plants with red and purple foliage. In the center, a blue-surfaced sports court is visible, with several people playing tennis. A large, arched, golden-brown structure, possibly a playground or art installation, stands in the background. The courtyard is surrounded by tall palm trees and other tropical vegetation. In the background, modern multi-story apartment buildings with balconies and glass railings are visible. On the right side, a woman in a white top and pants is helping a young girl in a pink helmet and roller skates. The overall atmosphere is bright and sunny, suggesting a pleasant outdoor environment.

DISCOVER A GREEN PARADIGM:
EMBRACING A NOVEL LIFESTYLE

AIR CONDITIONING SYSTEMS

“Atulyam-The Bliss is the only residential real estate project in the country till date, which is using the latest 5th generation VRF air conditioning system with VET from Mitsubishi Electric Ltd. in the complete project including common areas like lift lobby, and servant quarters.”

At Atulyam – The Bliss, we are pioneering the use of the latest 5th generation VRF air conditioning system with VET from Mitsubishi Electric Co., making us the first residential real estate project in the country to implement this cutting-edge technology.

This comprehensive air conditioning solution extends beyond the main house to include the servant quarters, lift lobbies, and ambience lobbies - ensuring an evenly temperature-controlled environment throughout the property.

Invertor Technology

The 5th generation VRF system with VET operates on Inverter Technology, which maintains stepless capacity control to match the indoor cooling or heating demand. The compressor only consumes the lowest level of required energy.

The advantages over other brands include

- Improved rated efficiency.
- Enhanced part-load efficiency, due to the Multi-port Scroll Compressor Technology.
- Energy saving assist function.
- Rapid Mode for quick startup.
- Accumulator to prevent liquid backflow.

Compressor

Mitsubishi Electric oversees the entire production process for the compressor - from development and design to manufacturing and quality control. This ensures high-performance compressors that raise the overall cooling system performance.

Key advantages of the Mitsubishi Electric compressor include

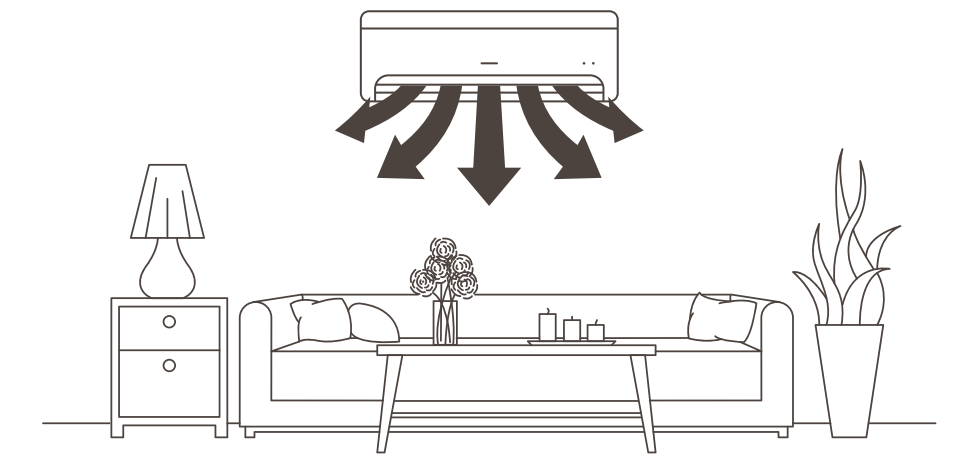
- Compatibility: Uninterrupted cooling operations in high ambient temperatures of up to 52°C.
- Ease of Maintenance: Indoor units can continue to operate even if one outdoor unit is under maintenance.
- Fire Protection: Features metal box protection for indoor unit PCBs.
- Corrosion Resistance: Outdoor unit panels are made of corrosion resistant polyester-coated steel sheets.
- Efficient Air Discharge: The fan section of the system operates to improve stability during high outside air temperatures.
- Intelligent Cooling Operations: When the outside air temperatures exceed 38°C, the fan speed automatically increases to prevent a drop in cooling capacity.

Energy Savings

The VET Control Technology, a first in India with the 5th Generation VRF System adjusts the operating load of the outdoor unit based on various parameters, enhancing energy savings significantly. The system’s energy-saving performance is a testament to the technical innovations by Mitsubishi Electric Co. that have set a high industry standard.

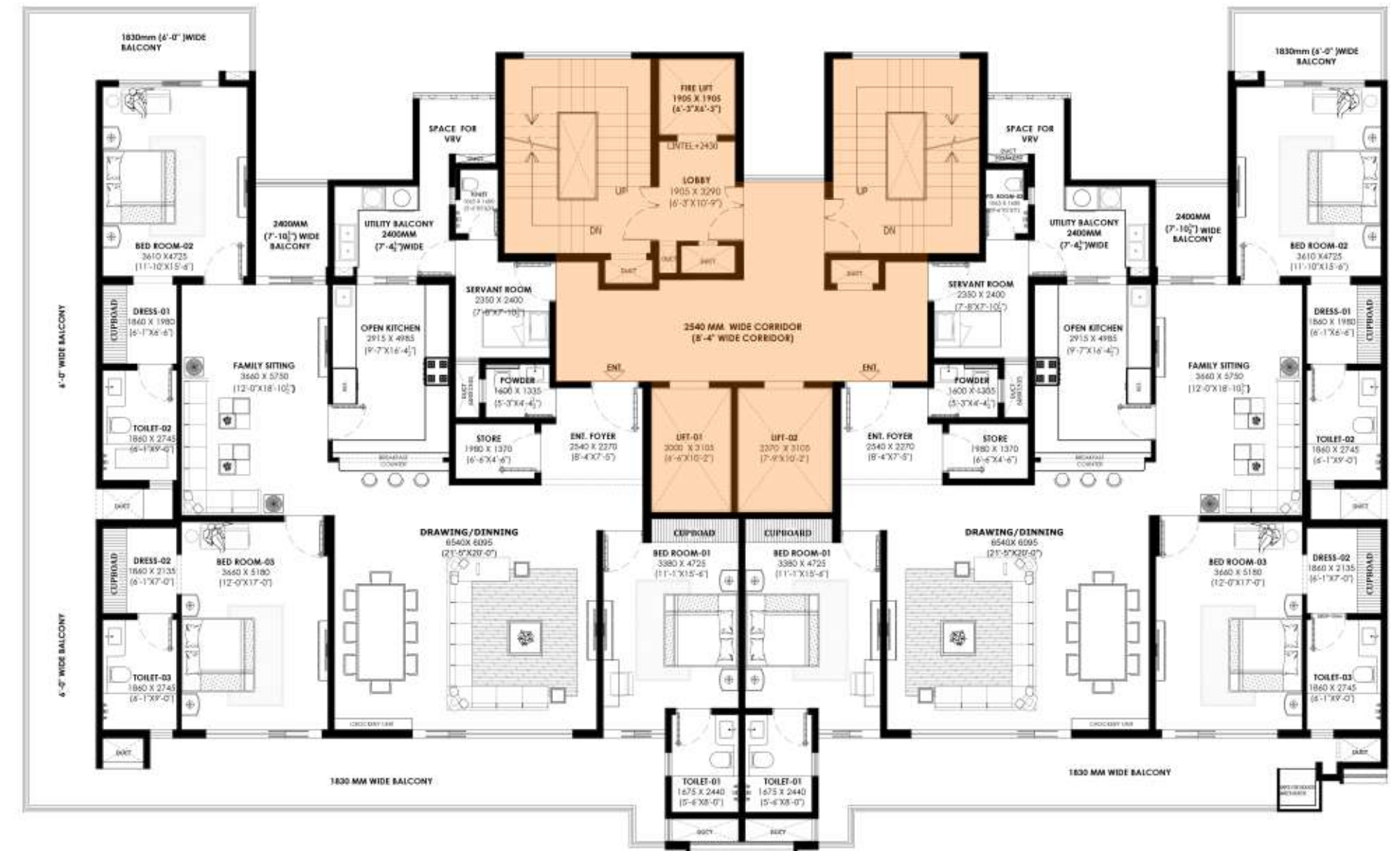
Efficient System Design

The system design features a combination model where outdoor units operate alternately, reducing the operating load and extending service life. This mode also reduces noise by limiting compressor frequency and the number of rotations made by the outdoor fan, making it ideal for buildings where low noise is essential.

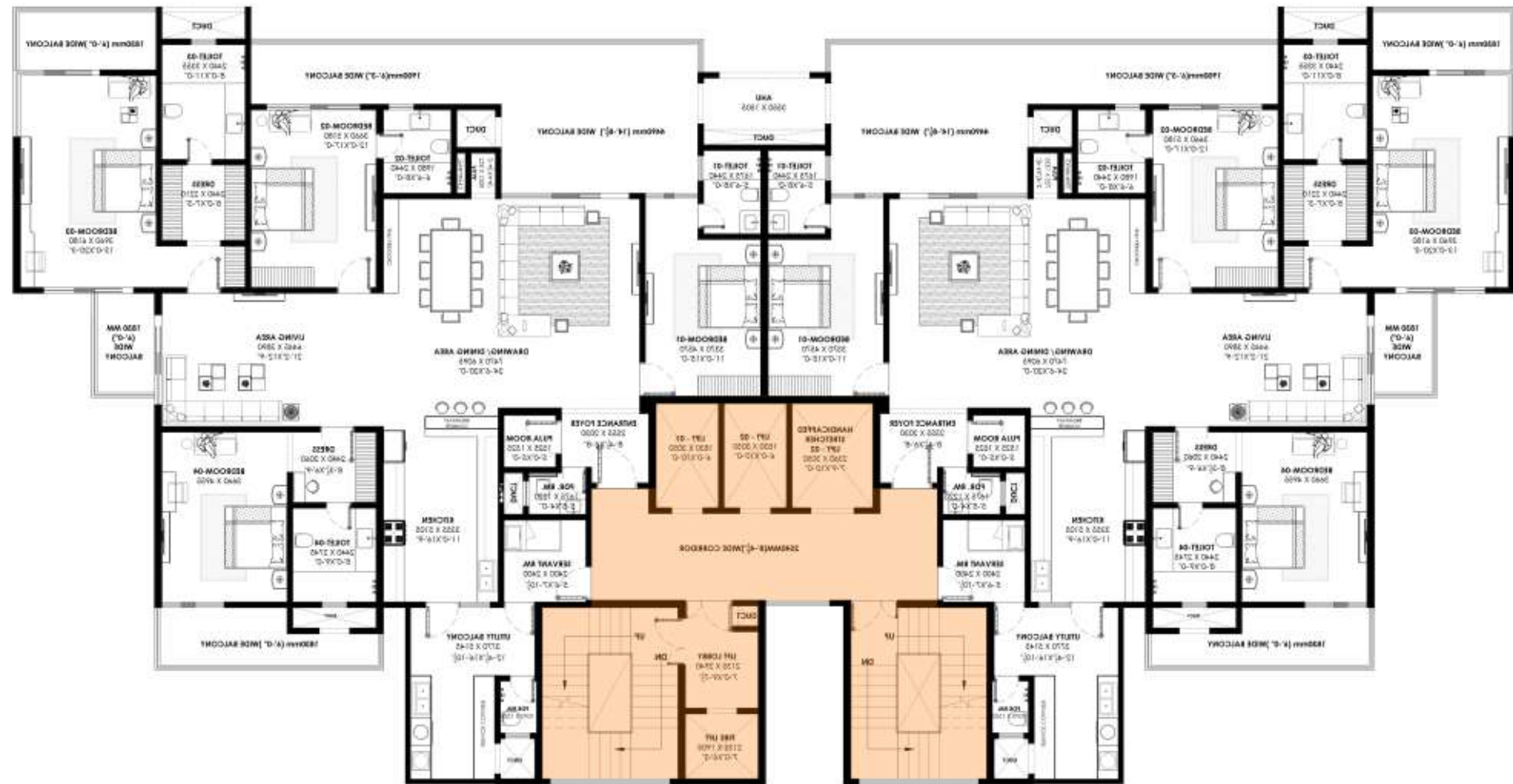


CORE OF TYPICAL TOWERS

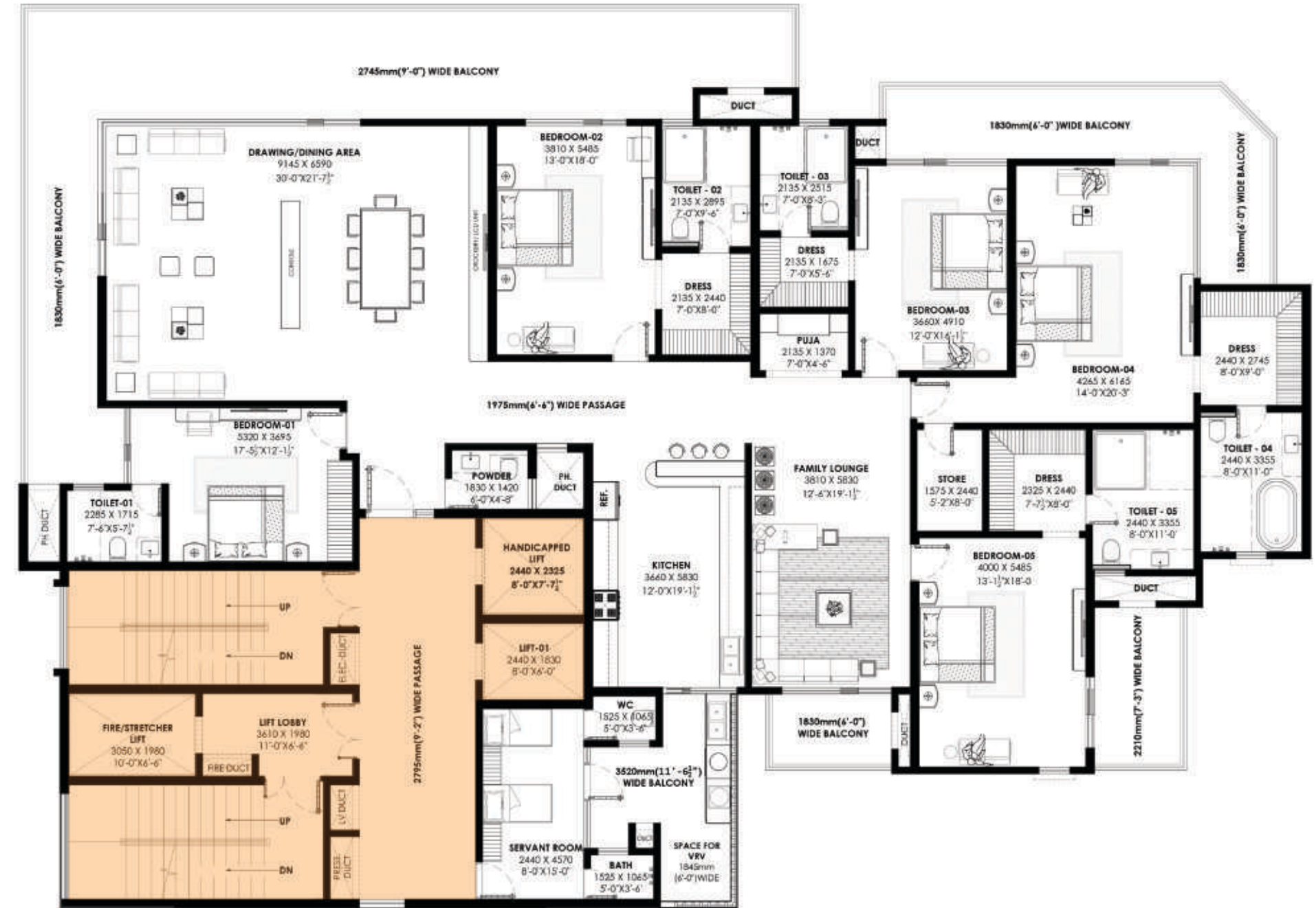
The typical core has been designed in a way that it lies separate from the service core. Fire norms have been followed. There is a typical fire tower which comprises of a fire escape staircase, a fireman's lift, and the FHC (Fire Hose Cabinet) - all designed as per the 2016 NBC.



CORE OF TYPICAL FLOOR - 3 BHK



CORE OF TYPICAL FLOOR - 4 BHK



CORE OF TYPICAL FLOOR - 5 BHK

TECHNICAL SPECIFICATIONS

LIVING | FAMILY LOUNGE | CORRIDOR | DINING ROOM

FLOOR- Imported marble flooring castle grey, alpine grey, Versace brown, crema elysee / William grey and alike.
WALLS- Finished with premium plastic emulsion over POP/gypsum plaster.
CEILING- POP ceiling finished with premium plastic emulsion paint & laminate finish ceiling, with LED concealed LED lights.

MASTER BEDROOM & BEDROOM-I

FLOOR- Premium engineered wooden flooring
WALLS- Finished with premium plastic emulsion paint of appropriate colour.
CEILING- POP ceiling finished with premium plastic emulsion paint along with ceiling coves & LED concealed lights.

GUEST BEDROOM

FLOOR- Imported engineered wood flooring/burberry beige/William grey or alike.
WALLS- Finished with premium plastic emulsion paint of appropriate colour.
CEILING- POP ceiling finished with premium plastic emulsion paint along with ceiling coves & LED concealed lights.

SERVANT ROOM

FLOOR- Premium imported marble/imported vitrified tiles.
WALLS- finished with premium plastic emulsion paint of appropriate colour.
CEILING- POP ceiling finishes with premium plastic emulsion paint along with LED concealed lights.

WOODWORK

Stylish customized modular wardrobes with the highest standard hardware of blum, Hettich, in different finishes eg. Glass shutter, PU Paint Shutter, Leatherite Cladded Shutters with small cloth/ jewelry organizers etc.

APARTMENT SERVICES

CENTRALIZED HEAT PUMPS

Heat pump of jaquar makes provided in each unit for hot water supply to toilets and kitchen.

HVAC

VRV/VRF AC system in living room, dining, family room, bedrooms, Kitchen, Lobbies, Servants quarters. Treated fresh air unit in all homes.

ELECTRICAL

Wired Automation-Complete home in wired automation including lights, fans, air conditioning, curtain etc. All electrical wiring in concealed conduits. Provision for adequate lights and power points. Telephone and TV outlets in living, dining and bedrooms, moulded modular plastics switches and protective MCBs.

PLUMBING

Complete internal plumbing in COMPOSITE Pipe. All external in Astral UPVC. There shall be four lines of composite pipes. An insulated line for hot water, a cold water line, a STP treated water line for Flushing Purpose and a specific line of composite pipe to take hot water back to the heat pump.

BALCONIES/DECK

FLOOR- Anti-skid ceramic tiles of Kazaria.
WALLS- Appropriate finish of exterior grade texture paint.
CEILING- Finished with high pressured laminate from Century/Greenlam.
RAILING- Toughened Glass railing as per design in SS/Aluminium.

KITCHEN

FLOOR- Imported marble flooring castle grey/crema elysee.
WALLS & DADO- Stain Resistant Engineered stone of appropriate height, finished along with premium plastic emulsion paint of appropriate colour.
CEILING- POP ceiling finished with premium plastic emulsion paint along with ceiling coves & LED concealed lights.
HARDWARE- Blum/Hettich or equivalent.
SINK- SS/Slent and anti rust.
FLICK MIXER- Chrome/Powder Coated.
DRAWERS & CABINETS- Soft closing Drawers/soft closing shutters.
COUNTER TOP- Exclusive stain resistant engineered stone or equivalent.
MISCELLANEOUS- Chimney, Hob, Microwave, OTG, Dish Washer, Washing Machine of Bosch/Simens make or equivalent.

TOILETS

FLOOR- Designer imported marble.
WALLS- Designer imported marble/Designer vitrified tiles.
CEILING- Premium quality acrylic emulsion paint on false ceiling
COUNTERS- Exclusive imported marble.
SANITARY WARE & CP FITTINGS- Premium designer chinaware and CP filling of Artize. Glass partitions in all washrooms.

ALUMINIUM FORMWORK

At Atulyam – The Bliss, traditional scaffoldings and shuttering materials are replaced by the use of Aluminium formwork by S-Form, from South Korea.

S-Form is a world leader in aluminium formwork technology.

Whilst much more capital-intensive, aluminium formwork offers significant advantages over conventional materials and scaffolding.

- Safety: Aluminium formwork ensures safe installation and reduces the occurrence of industrial accidents.
- Superior Quality: Aluminium formwork provides smooth surfaces and precise locations for electrical fittings, openings, walls, and slabs.
- Enhanced Speed: Aluminium formwork facilitates easier manpower planning and shortens the overall construction period due to a more streamlined work process.

These attributes make aluminium formwork a superior choice in contemporary construction by combining safety, quality, and efficiency.



COMPOSITE PIPING & PLUMBING SYSTEM

At Atulyam – The Bliss, a state-of-the-art plumbing system utilizes composite pipes instead of traditional GI/UPVC pipes. These composite pipes, made from a combination of aluminium and polyethylene, offer the advantages of both materials - resulting in a lightweight, strong, and corrosion-resistant piping system. The unique combination of aluminium and plastic, enhanced with adhesive layers, mitigates the thermal expansion and deformation commonly associated with plastic pipes whilst maintaining flexibility, frost resistance, and ease of use associated with plastic.

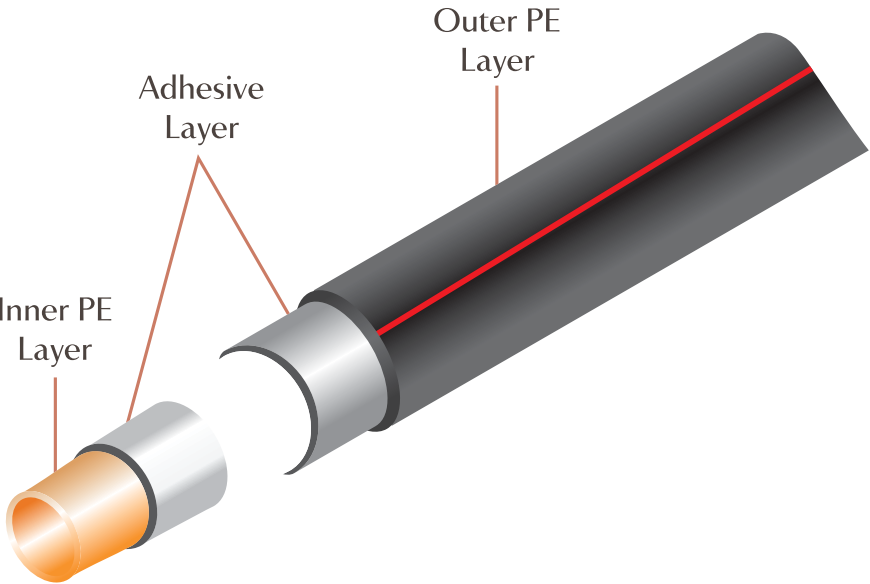
Unlike the conventional systems in residential real estate projects that incorporate only two separate plumbing lines, Atulyam – The Bliss employs four separate plumbing lines:

- An insulated hot water line.
- A return hot water line to the heat pump.
- A cold water line.
- An STP treated water line for waste.

Notable features of the composite piping system:

- Scaling resistance.
- Corrosion resistance.
- Strong mechanical properties.
- A UV-resistant external layer.
- Flexibility reducing the need for numerous fittings.
- A continuous length without joints, eliminating the risk of leaks

These attributes contribute to what is regarded as one of the most advanced piping system globally, constructed from food-grade materials ensuring both safety and durability.





SEAMLESS FUSION OF ELEGANCE AND SAFETY IN YOUR LIFESTYLE

Entrance

- Experience the grandeur of a triple-height entrance lobby at ground level, meticulously designed by international architects to allow for a seamless flow of natural light. Adorned with imported marble and accentuated by an exquisite gold metal finish, the high ceilings and opulent chandeliers transform the space into a realm of luxurious indulgence.
- Biometric access systems are in place for distinctive designer lobbies. Atulyam-The Bliss presents uniquely crafted designer lobbies, ensuring guests enjoy a premium experience within a grand ambience equipped with world-class amenities and cutting-edge technology.
- Access System for each designer lobby. Striking a perfect balance between contemporary and classic designs, our lobbies not only leave a lasting first impression but also unfold the unique story of the destination to our esteemed guests.



COMMON AREA SPECIFICATIONS

TRIPLE-HEIGHT ENTRANCE LOBBIES

- Welcome Desk-** 24 Hours monitored desk.
- Floor-** Imported marble flooring.
- Walls-** Combination of imported marble cladding or wooden cladding finished in an elegant and polished complementary paint colour.
- Ceiling-** Ceiling as per design with concealed LED Lights in ceiling and coves.

APARTMENT FLOOR LOBBIES

- Floor-** Imported marble flooring.
- Walls-** Combination of imported marble cladding or wooden cladding finished in an elegant and complementary paint colour.
- Ceiling-** Ceiling as per design with concealed LED Lights in ceiling and coves.
- Elevators-** High-speed elevators to be provided for access to all floors with separate service elevator and lobby.

- Generators**
Generator to be provided for 100% backup of emergency and safety facilities, elevator and common areas with suitable diversity.

- Structure**
Earthquake resistant RCC structure. The active structure is made using aluminium composite framework which is from a global market leader - M/s S Form from South Korea.

- Security and FTTH**
Provision for optical fibre network; video surveillance system, perimeter security and entrance lobby security with CCTV cameras; fire prevention, suppression, detection and alarm system as per fire norms.

- Exterior**
Appropriate finish of exterior grade texture paint.

- Fire Fighting System**
A synchronized firefighting system with fire sprinklers, hydrant, hose reel, smoke detector, heat detection and fire curtain system as per norms.

- Staircase & Landing**

- Floor-** Imported Marble/Granite
- Railing-** MS (Mild Steel) as per design



EXCEPTIONALLY DESIGNED PRIVATE ELEVATOR LOBBY FOR OPTIMAL COMFORT

Step into luxury with our spacious, naturally lit entrance lobby, adorned with exquisite imported marble. This personalized gateway sets the tone for a majestic entry into your own haven of opulence.

Elevator lobbies are your exclusive retreats, uniquely tailored for each apartment. Two high-speed elevators seamlessly open directly into your lobby, ensuring swift and private access.

For added convenience, a separate elevator with a dedicated entrance area facilitates the entry and exit of service personnel. The service lift is discreetly separated from your lobby, offering residents a sophisticated, hotel-like experience. This distinctive feature, providing a separate entry for service personnel, enhances the residents' living experience by ensuring uninterrupted luxury.



Section for Reference

REVEL IN THE PINNACLE OF ELEGANCE

Celebrating Uncommon Heights of Luxury

The exceptional floor-to-floor height of 3.60m (approximately 12 feet) sets Atulyam-The Bliss apart in the realm of 4 and 5 BHK residences, a rarity even among premium projects. This distinctive feature bestows your apartment with an unparalleled sense of grandeur, evoking a larger-than-life ambience and a feeling of abundance. Wall panelling, intricate woodworks, luxurious curtains, and more further amplify the opulence, making your living space truly exceptional.



FAMILY RETREAT: ENJOY SPACIOUS DECK VIEWS

Apartments - Family Sit-Out Area On Deck

At Atulyam – The Bliss, envision a complete family sit-out area like no other. Revel in views of upper-class residential complexes, well-planned roadways, and a 3-corner open site with excellent connectivity. The wide ornamental street lights add to the charm, creating an atmosphere of accessibility.

We understand the pleasure of gazing into infinity, and that's why we've incorporated glass railings for an unobstructed view. Toughened laminated glass ensures both safety and visual clarity.



UNPARALLELED ELEGANCE: WALK-IN CLOSETS AND EN-SUITE LUXURY

Elevate your lifestyle with walk-in closets in every bedroom at Atulyam-The Bliss. Strategically positioned near each bedroom's restroom, these expansive wall-covering walk-in closets boast an impressive area with a towering height of 9 feet. Impeccably finished with glass shutters, top quality PU finish shutters, suede cladded drawers for small clothes and jewellery organisers, these closets are designed to complement your taste for high-end fashion.

IMPORTED MARBLE FLOORING

At Atulyam – The Bliss, only marble flooring imported is utilized to create flawlessly continuous surfaces with almost invisible joints to transform living spaces in each apartment.

The architects have masterfully utilised the advantages of Italian marble to achieve flawless flooring with an everlasting lustre.

Residents can choose from a variety of imported marbles, including Castle Grey, Alpine Grey, Versace Brown, Crema Elysee, and William Grey, among others.

The features of imported Italian marble include:

- A global appeal, reflecting international preferences in luxury construction and design.
- Distinctive veining and patterns that enhance architectural and design aesthetics.
- Superior consistency in terms of density, strength, and durability.

Additionally, these marbles offer a vibrant and broader range of colours, patterns, and textures.

At Atulyam – The Bliss, only imported Italian marble is used for flooring, ensuring unmatched quality and aesthetic appeal throughout your home.



ENGINEERED WOOD APPLICATION

At Atulyam – The Bliss, application of wood in home interiors is done using engineered wood, which is made out of real wood.

Engineered wood may have 3-4 millimetres of hardwood veneer on top, with a core made out of high quality pinewood.

Engineered wood is made using cutting edge fabrication techniques, which make it resistant to the common issues that come with the usage of wood in your homes.

The wood is also applied to different surfaces (like to the floor or the walls) using plank lock technology, which is a superior method than the traditionally used tongue and groove technology.



Residential real estate projects typically use laminated wood, but engineered wood used at Atulyam – The Bliss offers significant advantages:

Engineered Wood	Laminated Wood
Made using only real wood.	Made using chemically hardened paper with an imitation of wood patterns and structures on the surface.
Stable and robust structure.	Liable to face cupping issues at the edges.
Eco-friendly as all lacquers and stains are water based, resulting in an almost VOC free product.	Made using resin comprising of formaldehyde and melamine - compounds that are toxic and detrimental to the environment.
Ability to withstand a wide range of temperature changes.	Incapable of withstanding temperature changes.
Soft and smooth surface texture – elevating indoor spaces and appropriate for young and old members of the family.	Coarse surface texture that can be a safety liability due to incidents like splintering, if not properly maintained.
Minimal maintenance with a 30-year warranty.	Shorter lifespan, and easily prone to scratches and other damages.

EFFORTLESS UTILITY: A THOUGHTFULLY DESIGNED SPACE

Utility Balcony

The utility or service balcony stands as a paramount space for homeowners, strategically positioned at the rear of the apartment to ensure discretion and privacy. This planning ensures that service functions remain discreet, allowing personnel to carry out their tasks without interference from the residents' daily activities.

Service personnel access this area from the demarcated services section of the lobby, completely cordoned off from the living space. This exclusive entry point can be secured from the inside of the apartment, providing an extra layer of security when residents are away.

Servant Room

At Atulyam-The Bliss, the servant rooms are thoughtfully positioned adjacent to the utility balcony, optimizing convenience and efficiency. With a large and comfortable area, these rooms are seamlessly connected to the service balcony, housing outdoor units of VRVs and more.

Proudly equipped with a dish washer, washing machine, and a separate wash and serve area for utensils, the utility balcony offers ample space for various cleaning services, including laundry and ironing. Connected to the wet kitchen, it serves as an extension of the kitchen, facilitating back-end tasks seamlessly.

Featuring engineered stone counters and tiled walls, the designed space is not only fully ventilated but also naturally lit. Embrace convenience and efficacy in a utility space designed with your needs in mind.



VIEW DECK AREA - TYPICAL FLOOR PLAN - 3 BHK



VIEW DECK AREA - TYPICAL FLOOR PLAN - 4 BHK



VIEW DECK AREA - TYPICAL FLOOR PLAN - 5 BHK

“Atulyam-The Bliss is the only residential real estate project in the country, till date, to have used the most premium range of wooden finish products throughout the project.”

Chetan Singh
Designation - Head Sales (North)



STRUCTURED ALUMINIUM DOORS & WINDOWS

At Atulyam – The Bliss, external doors and windows are crafted from structured aluminium by Fenesta, a division of DCM Shriram Ltd., established in 1889. Fenesta is the only brand in India with world-class infrastructure and complete control over the entire supply chain of windows and doors manufacturing and installation.

Their expertise in extrusion, design, planning, fabrication, delivery, and post-sales services ensures high-performance, world-class windows and doors.

Fenesta’s structured aluminium doors and windows are renowned for their superior strength, resistance to corrosion, and ability to withstand harsh weather conditions without warping or bloating.

Fenesta systems are designed for energy efficiency, reducing internal heat flow and lowering energy bills.

Key features of Fenesta’s structured aluminium doors and windows include:

- Supreme Durability: Providing excellent weather resistance and preventing corrosion while maintaining their shape.
- Energy-Efficient & Low-Maintenance: Effectively insulating against heat and requiring minimal upkeep.
- Noise Insulation: Blocks outside disturbances, ensuring a more comfortable indoor environment.
- Double Glazing Units (DGU) Glass: The incorporation of DGU glass improves insulation and helps maintain ideal room temperatures, reducing external noise, increasing security, and offering UV protection.
- Comprehensive Service Solutions: Fenesta provides a 360-degree experience that includes design, testing, fabrication, installation, and after-sales service, all under one roof
- Powder Coating: The powder coating of the aluminium adheres to Qualicoat standards and ensures a finish that matches the interior decor.

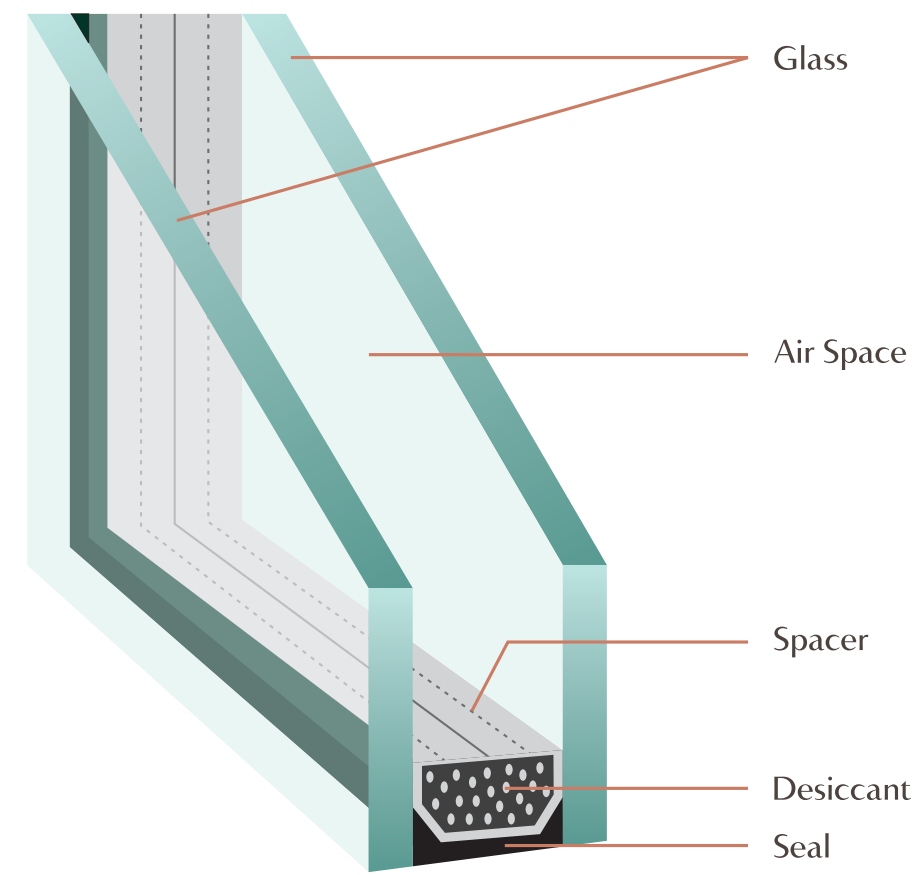
The Fenesta Aluminium series is a contemporary range of minimalistic windows and doors designed to elevate the luxury inside living spaces.

DOUBLE GLAZING UNITS (DGU) GLASS

In contemporary architecture and construction, energy efficiency and thermal insulation are crucial considerations, with Double Glazing Units (DGU) glass emerging as a prominent solution addressing these concerns.

DGU glass consists of two or more glass panes separated by a spacer and sealed to form an airtight unit, and the space between each glass pane is typically filled with air or an insulating gas such as argon or krypton.

This construction creates a barrier that reduces heat transfer, sound transmission, and condensation.



In comparison to single pane glass windows, the application of DGU glass in residential real estate comes with numerous benefits:

Superior Thermal Insulation

The trapped air or gas acts as an insulator, reducing heat transfer between the inside and outside of a building, maintaining a comfortable indoor temperature, reducing reliance on heating or cooling systems, and ultimately lowering energy costs.

Improved Noise Reduction

The multiple glass layers along with the air or gas layer(s) act like an insulator and hence dampen sound vibrations to create a quieter and more peaceful indoor environment.

At Atulyam – The Bliss, 25mm DGU glass is used in all exterior doors and windows, promoting sustainability by reducing energy consumption, lowering greenhouse gas emissions, and minimizing reliance on non-renewable resources. Its energy-saving properties align with green building practices and contribute to achieving sustainability goals.

Minimized Condensation

By keeping the outer pane at a slightly higher temperature, reducing the likelihood of moisture forming on the inner surface.

Protection Against Ultraviolet (UV) Radiation:

The multiple glass layers filter out a significant portion of UV rays, which can fade furniture, fabrics, and artwork over time, preserving the aesthetic appeal of interiors and safeguarding occupants from UV-related health risks.

ENTRY DOOR LOCK SYSTEM

- At Atulyam – The Bliss, each home is armed with the Yale Kyra Pro entry door lock system.
- The Yale Kyra Pro entry door lock system is the gold standard of smart locks and offers enhanced security and convenience for homeowners and their loved ones.
- The Yale Kyra Pro is a beautifully designed in a slim package with all the cutting-edge features to complement your home aesthetics.
- Featuring high-quality materials, the Yale Kyra Pro ensures durability and a seamless unlocking and locking experience.
- The fully automated lock case operates quickly and smoothly, ensuring effortless entry and exit.



- For residents, the lock system can be accessed via a PIN code, an RFID key tag, a fingerprint, and a mechanical override key.
- The Yale Kyra Pro also supports up to 100 user access profiles for each of the three forms of accessibility (PIN code, RFID key tag, and fingerprint), making it a versatile choice for households with multiple residents.
- The integration of the Yale Home app allows for convenient remote access and management of the lock, further enhancing convenience and control.
- With its modern design and robust functionality, the Yale Kyra Pro serves as a reliable and comprehensive solution for homeowners seeking security and ease of use.



AUTOMATIC CURTAIN SYSTEMS

Motorised curtain systems, primarily used for horizontal applications are a hallmark of indulgence in hotel rooms and ultra-luxury homes.

At Atulyam – The Bliss, these curtain systems not only enhance the decor but also add vibrancy to your home.

With automatic curtain systems, homeowners can create the desired ambience effortlessly by gliding your finger on a control pad.

These features make motorised curtains a sophisticated and practical addition to any luxury home - offering elegance, convenience, and durability in a serene environment

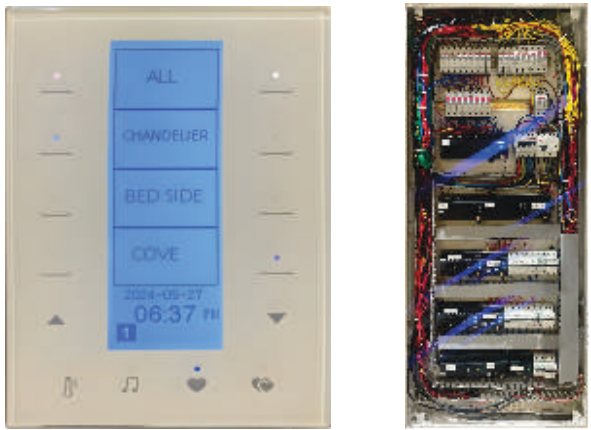
Advantages of an automatic curtain system:

- **Sophisticated & Comfortable Living Environment**
Easy control via multiple options - touchpad, remote control, or smartphone. Protects your exquisite tapestry from wear and tear, whilst maintaining perfect alignment.
- **Effortless Installation**
The installation process for the motorised system is straightforward and requires negligible maintenance. The motor operates with a built-in, long-lasting battery and requires no additional electrical wiring.
- **Silent Operations**
The motorised mechanism on the automatic curtain system is silent and discreet, ensuring an undisturbed and peaceful environment in your home.
- **Reliability & Efficiency:**
The automatic curtain system is powered by highly precise and reliable motors, ensuring stress free operations, and preserving the life of your curtains for longer.



WIRED AUTOMATION- A COMPLETE & INTEGRATED SMART HOME EXPERIENCE

At Atulyam - The Bliss, home automation is carried out via a sophisticated and precise system of wired automation. A wired home automation system offers centralised control and automation capabilities by connecting all devices, including sensors, switches, and other components, to a central unit using cables. Based on the communication technology utilised, these cables vary in type-bus line, power line, or ethernet line. In contrast to wireless alternatives, wired automation ensures a more reliable, secure, and stable connection. Meticulous design and a comprehensive installation plan are crucial for a wired home automation system.



Advantages of Wired Automation Systems Over Wireless Automation:

- Reliability: Wired systems perform consistently without any wireless interferences or signal disruptions.
- Security: Wired systems are inherently more secure, as they are less vulnerable to hacking and external interference, providing robust data protection.
- Stability: Due to consistent communications pathways, stability in wired systems is enhanced and reduces the likelihood of signal drops.
- Scalability: Wired systems can accommodate a larger number of devices without network congestion or performance degradation.
- Speed: Wired connections provide faster data transmission rates, ensuring prompt control responses without delay.
- Immunity To Interference: Wired systems are immune to interference from other wireless devices and environmental factors, ensuring consistent operations even in congested environments or areas with high electromagnetic interference.
- Longevity: Components in wired systems have longer lifespans compared to wireless counterparts, minimising replacement and maintenance needs.
- Safety: Circuits in wired systems can withstand high voltage fluctuations, decreasing the risk of electrical fires or component failures.

LIGHTING

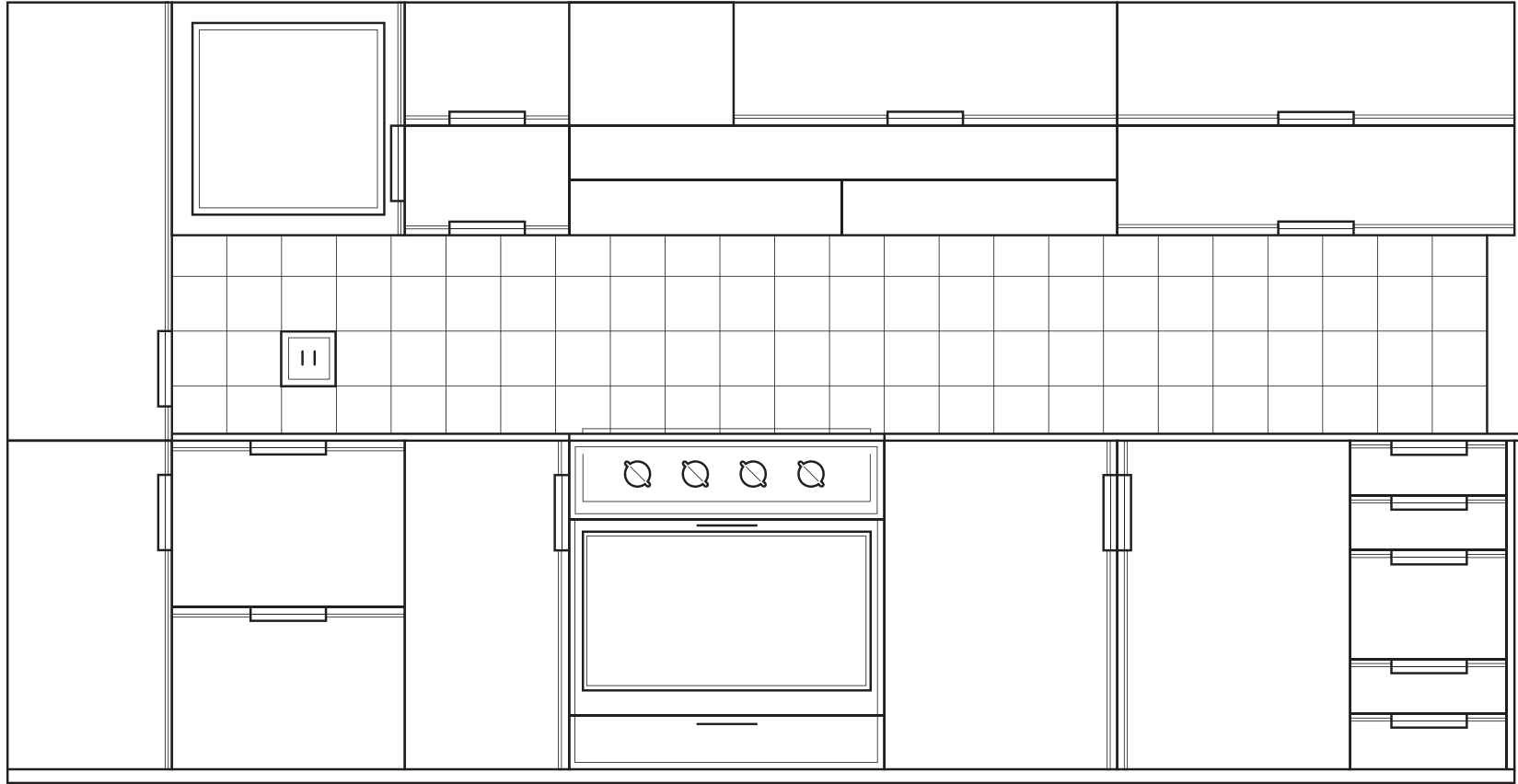
At Atulyam Jaquar lighting gives LED lighting solutions complete solution of LED lights is designed to complement and co-ordinate the most exclusive interior and exterior lifestyles and decors, from classic to contemporary. Atulyam shall have 100% Jaquar lighting products which are built keeping in mind the tough, ever-changing Indian weather conditions. These products pass through a wide range of tests to ensure their endurance, reliability and durability. Jaquar lighting products follow the philosophy of sustained development. Precisely why, all these products are eco-friendly and energy-efficient.

Jaquar lighting LED products

- Save up to 90% of the energy required for similar levels of illumination by conventional, non-LED products
- Designed to be glare-free and provide uniform illumination
- Built to be high efficiency products that provide approximately 100 Lm/W-higher than most competing products.
- The products are made at their Futuristic manufacturing facility, a wide range of world class lighting products under one roof.
- A fully automated state-of-the-art manufacturing facility sprawling over 68,000 sq. m. of covered area with in-house ROHS compliant LED driver manufacturing capability.

“Atulyam-The Bliss is the only residential real estate project in North India, till date, to use the complete range of kitchen appliances by Bosch and Siemens Home Appliances.”

Mithun Tarafder
Designation - Regional Manager-Projects (North/East)



HOME & KITCHEN APPLIANCES

At Atulyam—The Bliss, only the very best and reliable appliances will grace your home.

Homes at Atulyam—The Bliss will be entirely equipped with appliances from Bosch or Siemens - largest European manufacturer of home appliances, and one of the leading companies in the sector worldwide.

Renowned for their reliability, superior quality, elegant finish, and user-friendly ergonomics, Bosch or Siemens appliances require no introduction.

Every home at Atulyam—The Bliss will be equipped with Bosch or Siemens appliances, including the chimney, the hob, a microwave, an oven, a dishwasher, and a washer-dryer.



Built-In Oven



Built-In Microwave & Grill



Glass Gas Hob



Chimney



Built-In Oven



Built-In Microwave & Grill

“Atulyam-The Bliss is the only residential real estate project in the country, till date, to have furnished all the kitchen and bathroom faucets using the Artize range of products throughout the complete project.”

Rajesh Mehra
Designation - Promoter Director



WET AREAS - DESIGN & OUTLETS

At Atulyam – The Bliss, we have partnered with Artize - a distinguished name in art and design, to create wet areas that epitomise luxury, quality, and perfection, inspired by various art forms across time and cultures. The wet areas in our kitchens and washrooms merge beauty and functionality, offering a harmonious experience of art and technology.

The thoughtfully curated range of wet area outlets for your luxurious home at Atulyam - The Bliss include:



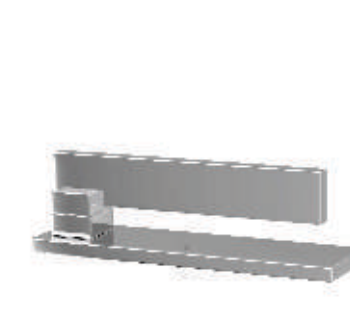
Tail Water

Inspired by nature and contemporary architecture, Tail Water features elegant, fluid lines, presenting a minimalist design reminiscent of a bird perched by a pool. This striking bathroom fitting exemplifies precision engineering and industrial design.



Tiaara

Akin to bathroom jewellery, Tiaara combines effortless functionality with stunning form. Echoing the silhouette of haute jewellery, Tiaara is a distinctly crafted faucet that transforms a common function into a memorable experience.



Linea

Drawing inspiration from the works of 20th century suprematist painter Kazimir Malevich, Linea seeks to recreate the bold solid blocks, squares, rectangles, and angled lines in his works. Linea's straight, clean lines and contemporary rectangular styling create a dramatic visual with graceful, swift movement.



Confluence

By embodying biomorphic design, Confluence is inspired by the serene flow of natural water channels. Confluence faucets resemble a reed of bamboo and deliver a Zen-like waterfall flow to create a private stream of tranquillity that calms and relaxes.

Kitchen Ware

In the kitchen, the design is inspired by the still life paintings of Impressionist maestro Paul Cézanne. The kitchen faucets aim to achieve similar aesthetic precision, with a calibrated form that delivers joy and functionality, embodying the three-dimensionality and careful placement observed in Cézanne's work. These meticulously designed fixtures elevate the experience of using everyday spaces, blending art and utility seamlessly to create an environment of unparalleled elegance and sophistication at Atulyam – The Bliss.



EMBRACING INNOVATION: ADVANCED HOT WATER TECHNOLOGY

At Atulyam-The Bliss, we employ heat pumps for water heating, setting a new standard in group housing projects.

What is a Heat Pump?

Heat pump water heaters use electricity to transfer heat from one place to another, offering a more energy-efficient alternative to conventional water heaters. In this pioneering approach, a stand-alone air-source heat pump extracts heat from the surrounding air and transfers it to a higher temperature tank to heat water.

Key Features and Advantages:

1. Efficiency: Heat pumps are two to three times more energy-efficient than traditional electric water heaters, reducing electrical load.
2. Continuous Supply: Enjoy an all-time ready and nonstop hot water supply.
2. Water Conservation: Minimize water wastage with efficient heat pump technology.
3. Space Efficiency: Eliminate the need for multiple geyser installations in each apartment.
4. Energy Conservation: Reducing electrical load, these heat pumps can be conveniently installed in service balconies.

We go an extra mile by ensuring unused hot water in pipelines is redirected to the heat pump, maximizing energy efficiency. Choose Atulyam-The Bliss for a sustainable and uninterrupted hot water experience.



PROUDLY, WE ARE IGBC PLATINUM PRE-CERTIFIED



Atulyam-The Bliss is planned by master architects and is pre-certified by the IGBC Green Council with a Platinum Rating. As a matter of fact, Atulyam-The Bliss is one of the rarest residential projects in Northern India to receive a Platinum pre-certification by the IGBC Green Council. It has been planned to achieve 80 plus points in IGBC Green. Solar Panels will be installed at the top. The generated power will be used in common lighting areas. Sewage Treatment Plant (STP) - Dedicated STP will be installed in the basement. The soil waste from toilet is directed in STP. The treated water recovered from waste is then used for irrigation purpose etc.



CRAFT YOUR DREAM HOME: PERSONALIZE YOUR SPACE WITH DISTINCTIVE DECOR

Customize as per your convenience and likes, Atulyam-The Bliss would deliver your home to your liking.



TAILORED LUXURY, ONLY FOR YOU

When your home is a reflection of your desires, the joy of living indoors is unparalleled. Elevate your living experience by transforming your home into a personal haven, incorporating elements that align with your aspirations and day-to-day lifestyle. At Atulyam-The Bliss, your apartment is a canvas waiting to be customized in various layouts and finishes.

Homeowners at Atulyam-The Bliss are not just residents; they are creators, invited to co-design their homes to match their unique tastes and lifestyles. From keeping the bare shell intact, you can customize the interior in the following ways:

- Customization in Plan:** Choose from four different layout options, including the original, to meet diverse requirements.
- Customization in Interiors:** Tailor the interiors by selecting from our palette of available interior styles

Features Available for Customization:

- Flooring Marble/Engineered Wood
- Ceiling Design
- Cupboard and Kitchen Facia
- Colour choice of internal walls and ceiling

Experience the luxury of having a home uniquely tailored to your preferences at Atulyam – The Bliss.



ATULYAM-THE BLISS CRAFTSMANSHIP AWAITS YOUR PERSONAL TOUCH

Indulge in the Art of Complete Customization for Furniture & Furnishings:

Embark on a new urban lifestyle tailored to your preferences. Our co-creation approach to apartment living ensures meticulous attention to every detail, offering additional customization options. Here's what you gain:

- Interior Style Selection: Choose an interior style from our palette to establish a theme, and we'll customize it to align with your preferences.
- Furniture Selection & Installation: Explore our extensive range of furniture options and have your selections installed in your home.
- Comprehensive Furnishings: Elevate your living space with a complete range of furnishings, including lighting, curtains, accessories, artifacts, linens, crockeries & cutleries, toiletries, mirrors, mats and carpets, planters, wallpaper, and wall panelling.
- Move-In Ready: Simply shift in with your suitcase; everything will be perfectly arranged.
- Interior Drawings & Renderings: Receive a detailed set of interior drawings and renderings, providing a comprehensive overview of your apartment's interior.
- Home Automation: Tailored for you with application control, featuring:
 - a. Light, curtains, TV, and air conditioning automation.
 - b. Remote control of your apartment, even when you're away.
- Experience the true essence of customization at Atulyam-The Bliss, where craftsmanship meets your unique style.



THE ELITE CLUBHOUSE EXPERIENCE

At Atulyam – The Bliss, the clubhouse is not just a recreational space; it's an extension of the opulence you savour in your apartment. Immerse yourself in a realm of entertainment and luxury, offering a myriad of options to socialize with like-minded individuals. The state-of-the-art clubhouse is meticulously designed to be an integral part of your living experience.

As an extension of your apartment's living room and casual space, the clubhouse mirrors your status and name. Spending quality time here with friends and family will be rejuvenating, providing a social hub where you can take pride in being a valued member. Elevate your lifestyle by becoming a part of the finest clubhouse at Atulyam – The Bliss.

Clubhouse Amenities

- Restaurant
- Pool Room
- Lounge
- Cards Room
- Kids Play Area
- Business Center
- Doctor Room
- Office Space
- Salon and Spa (Male/Female)
- Banquet Hall
- Gym & Yoga/Aerobics Area
- Library
- Bar
- Guset Room

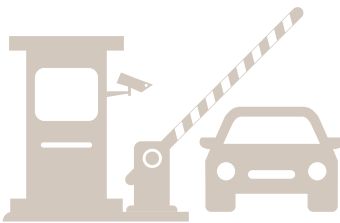
COMPREHENSIVE 7-LEVEL SECURITY SYSTEM

Ensuring the safety and security of our residents is our top priority at Atulyam – The Bliss. We are committed to providing you with complete peace of mind and securing your lifestyle through our stringent 7-level security system. Your well-being is our foremost concern, and we leave no room for compromise when it comes to your security.

1

SITE LEVEL

RFID for vehicular access,
24x7 security guards with electronic
and digital surveillance



2

LANDSCAPE, CLUB AND COMMON AREAS

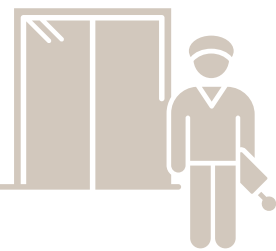
CCTV, guards for security and assistance.



3

BASEMENT LEVEL

CCTV, security guards, 24x7 guards
for security patrolling and
lift lobby security



4

TOWER BASEMENT LOBBY

CCTV, guards and biometric
monitoring control



5

TOWER GROUND LOBBY

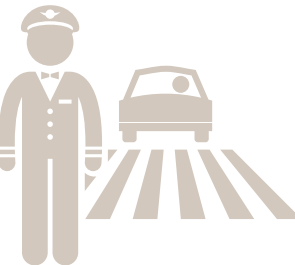
CCTV, guards for security and
assistance, face recognitions and
biometric card machines



6

LIFTS & PRIVATE LOBBY

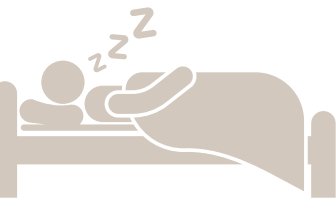
Controlled access to all private lobby,
CCTV surveillance controlled
access for lifts



7

INDIVIDUAL LEVEL SECURITY AT APARTMENT

Dedicated society mobile
application for emergency
and SOS scenarios.





Society App

A Seamless Extension of Community Services
Our dedicated Society App is meticulously designed to enhance the safety and convenience within the community. Offering a seamless experience, this application allows residents to manage day-to-day activities with just a few clicks. Explore the detailed features below:

Complaint Register

Say goodbye to the hassle of visiting the society community center for every complaint. Log in to the application and register complaints with timely follow-ups.

Visitor Management

Receive instant updates about your visitors and generate passes with their time-in and out details.

Notice & Circular

Stay informed about all society events and important notices through the app.

Panic Alert

In times of insecurity, use the panic alert button, and dedicated security will promptly respond to your doorstep.

Resident Directory

Access all necessary information about the property owner and subsequent tenants effortlessly.

Experience a connected and secure community with the Society App at Atulyam-The Bliss.

SOFT SERVICES

Personalized Concierge Services

At Atulyam-The Bliss, we go the extra mile to provide unparalleled assistance through our full-fledged concierge services. Our dedicated personnel are here to handle your errands, allowing you to sit back and relax. In a fast-paced world where time is precious, our concierge services are designed to make your life easier, catering to even the smallest details. From securing last-minute reservations at popular restaurants to booking flights, accessing events, and facilitating business trips or dream holidays, our concierge service covers a wide array of services to enhance your lifestyle.

- | | | | | |
|---|--|---|--|--|
| 
Passport Services | 
Legal | 
PAN Card & IT Returns | 
Government Services | 
Municipality Services |
| 
Property-related Services | 
Club Memberships | 
Telecom Services | 
Ticketing | 
Health Care Services |
| 
Day-to-day Routine Tasks | 
Bill Payment Services | 
Couriers & Transcripts | 
Insurance Services | 
Housekeeping Specialist On Call |
| 
Maid & Drivers On Call | 
Valet Parking | 
Chef On Call | 
Massage Therapist On Call | 
House Spring Cleaning |

EXEMPLARY CONSTRUCTION BY OUR IN-HOUSE TEAM

At Atulyam – The Bliss, excellence isn't just about sourcing the best materials; it's a commitment to perfection in every aspect of our work, from design to workmanship, that sets us apart. We take pride in having an in-house construction team, providing us with complete control over quality and ensuring that every minute detail is crafted with the utmost precision.

This commitment to quality ensures that your home is not just built for the present but for a lifetime, aging gracefully over the years.

KEY COLLABORATORS IN OUR CONSTRUCTION JOURNEY

- Architecture - Arete Design Studio
- Interior Architects - Confluence
- Club & Triple Height Lobby Design - Confluence
- Landscape Consultants - Mr. Sumit Midha
- M.E.P. Services - Ess Kay Consultants
- Structure Consultants - Mr. Rajesh S
- Walkthrough and Animation - Dawn Digital
- Together, we bring you a home that reflects the epitome of craftsmanship and enduring quality

AVANCER INFRASOLUTION LLP

Corporate Office: C-1/9, Sector-31, Noida, Gautam Budh Nagar, U.P. - 201301

Project Site: Site No. GH-3A, Sector-88, Mohali, Punjab - 160055

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