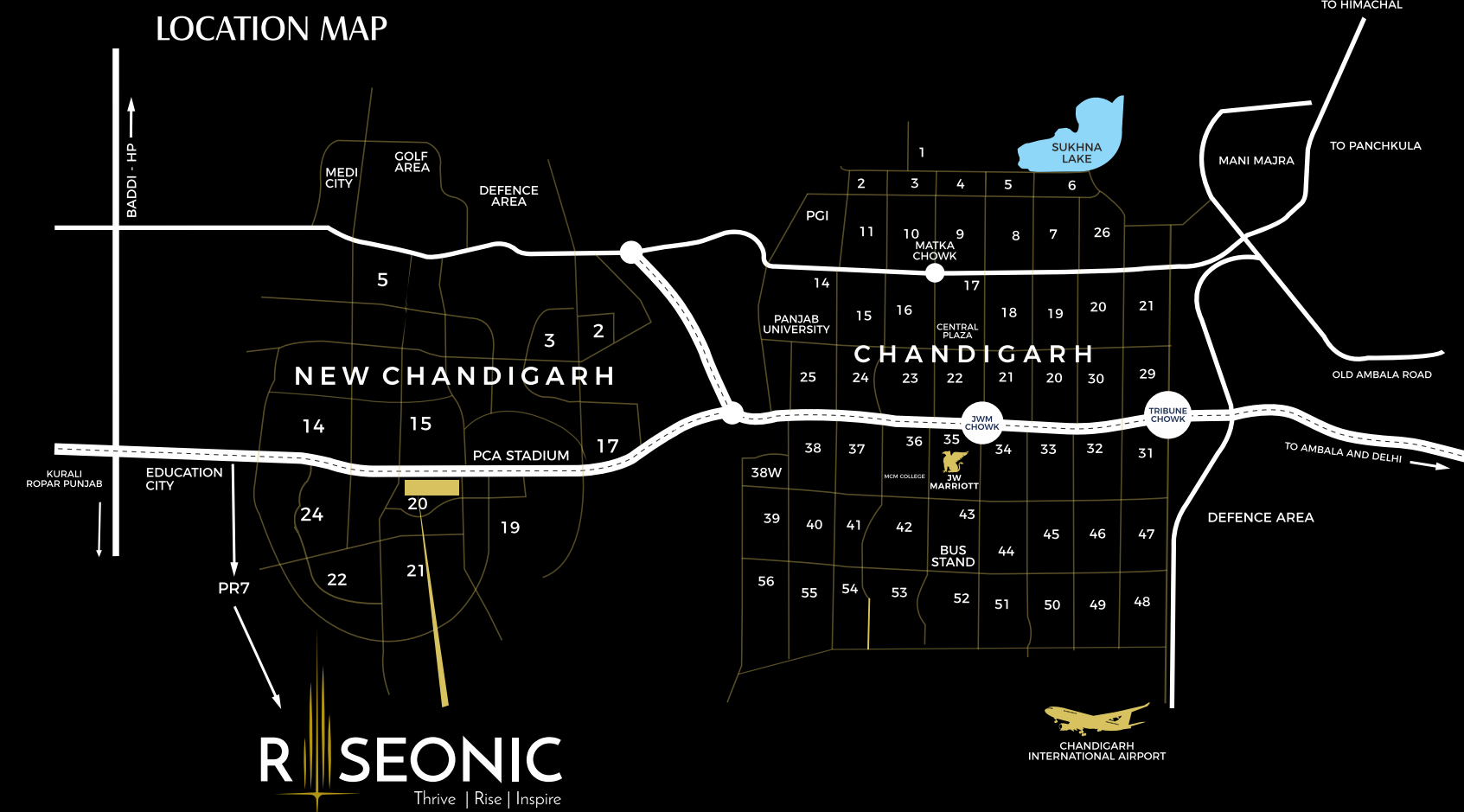




LOCATION MAP



Medicity/hospitals (Upcoming)	5 mins.
Chandigarh International Airport	25 mins.
Chandigarh IT City	25 mins.
Chandigarh Railway Station	20 mins
PCA Stadium	2 mins
Aerocity Mohali	20 mins
JW Marriott	10 mins
Tribune Chowk	20 mins
Sukhna Lake	20 mins
Sector 17 Plaza	15 mins

SITE OFFICE
PR-4 Road, Near PCA International
Cricket Stadium, New Chandigarh, 140901



PBRERA-SAS80-PR1350

RISE TO A HIGHER LIFE



R I S E O N I C

TERRACE HOMES THAT RISE CLOSER TO THE SKY TRICITY'S FIRST TERRACE HOMES.

Step into a home where boundaries dissolve and living flows effortlessly into the open. Expansive terraces invite sunlight, fresh air, and sweeping views to become a part of your everyday life. Mornings begin under soft golden skies, afternoons unfold in calm openness and evenings turn magical beneath a canopy of stars.

A CLUBHOUSE THAT ORCHESTRATES CELEBRATION



Thoughtfully curated spaces, refined interiors, and a warm, welcoming ambience create the perfect setting for life's most cherished occasions. Here, every day feels like a celebration, every gathering becomes memorable, and every moment is beautifully composed to elevate the art of living.

A GRAND ENTRANCE TO A GREATER LIFESTYLE



WHERE ELEVATED
LIVING MEETS
TIMELESS INDULGENCE

GROUND FLOOR

- All-Weather Swimming Pool with Leisure Deck
- Banquet & Celebration Hall
- Signature Lounge Bar
- Gourmet Service Kitchen
- Wellness & First-Aid Room
- Back-of-House Utility & Storage Spaces

FIRST FLOOR

- Indoor Games Lounge
- Chess & Carrom Corners
- Double-Height Badminton Court
- Double-Height Squash Court
- Virtual Library
- Creche & Kids' Activity Space

SECOND FLOOR

- Fitness Centre & Gymnasium
- Zumba Studio
- Yoga & Meditation Hall
- Multipurpose Event Hall
- Celebration / Party Lounge

THIRD FLOOR

- 5 Luxury Guest Room
- Fine-Dining Restaurant
- Private Cards Lounge
- Service Kitchen
- Luxury Salon & Spa

TERRACE LEVEL

- Open-Air Restaurant & Sky Bar
- Kids' Play Zone
- Rooftop Sit-out Lounge
- Virtual Golf Experience
- Rooftop Recreation Activities
- Sky Deck & Viewing Lounge



SITE PLAN

SITE PLAN LEGENDS

- | | |
|--|---|
| 1 ENTRY /EXIT | 21 NET CRICKET |
| 2 OUTDOOR CAFE | 22 OUTDOOR GYM |
| 3 KIOSK | 23 FRUIT TREE PLANTATION |
| 4 STEEPED SEATING | 24 PET PARK |
| 5 WALKING PLAZA | 25 FLOOR GAMES-
CHESS, LUDO, HOP SCOTCH
ETC |
| 6 2m WIDE WALKWAY WITH
SEATING POCKETS | 26 GRASS PAVERS |
| 7 SMALL GATHERING SPACE
/SEATING POCKET | 27 KIDS PLAY AREA |
| 8 LEISURE
SEATING POCKETS | 28 WET PLAY AREA FOR KIDS |
| 9 TOWER ENTRY/EXIT FROM
DRIVEWAY AREA | 29 FEATURE WATER BODY |
| 10 TOWER ENTRY/EXIT FROM
PEDESTAL AREA | 30 BBQ IN WATER |
| 11 4 WHEELER PARKING | 31 PARTY LAWN |
| 12 REFLEXOLOGY PATH
WITH PEBBLE SEATS | 32 COVERED JET POOL WITH
AQUA GYM |
| 13 SENIOR CITIZEN AREA | 33 SCREENING WALL |
| 14 BUFFER PLANTATION | 34 INDOOR SWIMMING POOL |
| 15 TREE HOUSE | 35 CLUB HOUSE ENTRY |
| 16 SKATING RING | 36 PRIVATE EVENT LAWN |
| 17 BOOT CAMP | 37 SWING |
| 18 SEATING AREA FOR
PLAY COURTS | 38 ENTRY /EXIT RAMP FOR
BASEMENT |
| 19 MULTIPLAY AREA
22.6m X 44m | |
| 20 VOLLEY BALL COURT | |



SITE PLAN

RISE - A TYPICAL FLOOR PLAN UNIT 01 - 3 BHK+1

SUPER AREA 3735 SQ. FT.
CARPET AREA 1726 SQ. FT.
COVERED AREA 2181.86 SQ. FT.
TERRACE AREA (CORNER) 910.774 SQ. FT.

RISE - A TYPICAL FLOOR PLAN UNIT 02 - 3 BHK+1

SUPER AREA 3350 SQ. FT.
CARPET AREA 1726 SQ. FT.
COVERED AREA 2176.37 SQ. FT.
TERRACE AREA (NON-CORNER) 519.137 SQ. FT.



RISE - E TYPICAL FLOOR PLAN

UNIT 01 - 3 BHK+1

SUPER AREA 3350 SQ. FT.

CARPET AREA 1726 SQ. FT.

COVERED AREA 2181.86 SQ. FT.

TERRACE AREA (NON-CORNER) 519.137 SQ. FT.



RISE - E TYPICAL FLOOR PLAN

UNIT 02 - 3 BHK+1

SUPER AREA 3420 SQ. FT.

CARPET AREA 1570 SQ. FT.

COVERED AREA 1786.501 SQ. FT.

TERRACE AREA (CORNER) 985.799 SQ. FT.

RISE - F TYPICAL FLOOR PLAN

UNIT 01 - 5 BHK

SUPER AREA 4220 SQ. FT.
CARPET AREA 2448 SQ. FT.
COVERED AREA 2918.960 SQ. FT.
TERRACE AREA 589.437 SQ. FT.

RISE - F TYPICAL FLOOR PLAN

UNIT 02 - 5 BHK

SUPER AREA 4760 SQ. FT.
CARPET AREA 2450 SQ. FT.
COVERED AREA 2964.406 SQ. FT.
TERRACE AREA (CORNER) 1082.396 SQ. FT.



The Luxury of having it All.

NATURE, SERENITY & GREEN LIVING

Serenity Corners
Landscaped Gardens & Green Lawns
Themed Parks & Sit-out Zones
Tranquil Sit-out Spaces
Walking / Jogging Trails
Reflexology Pathways
Water Features & Serenity Elements
Resort-Style Green Ambience

WATER & LEISURE EXPERIENCES

All-Weather Indoor Swimming Pool
Dedicated Kids' Pool
Poolside Deck & Leisure Zones
Barbecue-in-Water Experience
Water Body Feature Area
Resort-Style Pool Ambience

HEALTH & WELLNESS

Fully Equipped Gymnasium
Fitness Centre
Yoga & Meditation Zones
Spa & Wellness Lounge
Salon
Relaxation Spaces
Zumba Studio

SPORTS & ACTIVE LIVING

Badminton Court
Double-Height Squash Court
Outdoor Sports Courts
Volleyball Court
Tennis Court
Cricket Practice Net
Open-Air Gym
Outdoor Chess & Ludo Area

KIDS' DISCOVERY & ACTIVITY ZONE

Dedicated Kids' Play Area
Interactive Outdoor Play Spaces
Treehouse Adventure Zone
Kids' Boot Camp Activities
Skating Rink
Indoor Creative Activity Corner
Safe & Child-Friendly Recreational Environment
Learning & Fun Engagement Areas
Open Play Lawns for Children

RECREATION & COMMUNITY LIVING

Indoor Games Room
Social Gathering Spaces
Outdoor Seating Areas
Senior Citizen Sit-out Areas
Amphitheatre
Open Community Spaces
Barbeque Deck

INFRASTRUCTURE & PLANNING

Wide Internal Roads
Grand Tower Entrance Lobby
Concierge Services
High-Speed Elevators
Thoughtfully Designed Two-Side Open Residences
Enhanced Natural Light & Ventilation
Ample Space & Double Basement Parking
Dedicated Drivers' Dormitory

SAFETY, SECURITY & SMART LIVING

Gated Community with Controlled Access
24x7 CCTV Surveillance
Intercom & Smart Entry Systems
Fire Safety Systems as per Norms
24x7 Power Backup for Common Areas
Smart Waste Management Systems
EV Charging Provision in Parking Areas

SUSTAINABLE & ECO-CONSCIOUS DESIGN

Eco-Friendly Design Philosophy
Rainwater Harvesting System
Energy-Efficient Common Area Lighting
Natural Light & Ventilation Focus
Eco-Conscious Infrastructure

Technical Specifications

LIVING / DINING ROOM

Premium Quality Vitrified tiles with size 8'x 4'

Walls - Premium Emulsion paint.

Ceiling - Premium Emulsion paint & False ceiling with ambient lighting.

MODULAR KITCHEN

Cabinetry - Premium modular kitchen with laminate /acrylic or glass-shutter cabinetry, elegant channel & hinge finishes, and high-end fittings by Häfele, Hettich, or Godrej. Equipped with a microwave, 600 ltr. refrigerator, hob, chimney, and oven by Häfele, Bosch or equivalent brands.

Counter & Dado - Premium quartz/granite counter top with matching dado finish extending up to 2 ft. above the counter

Wall Finish - Finished with premium emulsion paint.

Ceiling - Sophisticated false ceiling with premium emulsion finish and ambient lighting.

BEDROOM(s) FINISHES

Wardrobes - Full-height wall-to-wall modular wardrobes with premium laminate/acrylic finishes in all bedrooms, along with vanity unit in selected washrooms.

Wall Finish - Finished with premium emulsion paint.

Ceiling - Elegant false ceiling with ambient lighting and premium emulsion paint finish.

Flooring - Premium-quality vitrified tiles.

GRAND DOOR(s) & WINDOWS

Doors - Grand 4 ft. wide and 9 ft. high main entrance door with teakwood finish and smart/keyless lock system.

Internal doors - 8 ft. height flush door with premium laminated finish and polished door frames.

Windows - Premium-grade aluminum framework with toughened glass and provision for shutters.

WASHROOMS

Wall tiles up to 8 ft. height, elegant grid ceiling with ambient lighting, and fully equipped washrooms featuring premium CP & sanitary fittings by TOTO, Grohe or equivalent, along with geyser and glass shower partition in selected washrooms.

ELECTRICAL FITTINGS

Electrical Switches & Wiring - Premium modular electrical fittings by Norisys, Schneider Electric, Crabtree, L&T or equivalent, complemented with FRLS (Fire Retardant Low Smoke) wiring by KEI, Havells or equivalent. Provision for ample light points, sockets, power outlets, and TV points across all bedrooms, drawing/living, dining, and terrace spaces.

AIR CONDITIONING SYSTEM

All-weather air conditioning with advanced VRV/VRF system by Daikin, Hitachi or equivalent, provided throughout the apartment, with one bedroom equipped with a premium split AC unit.

GRAND TERRACES

Flooring - All balconies feature anti-skid vitrified tiles for durability and refined appeal.

Terrace Railing - Premium toughened glass railings crafted for a sleek and elegant finish.

Service Terrace - Dedicated utility space with solid wall finish and durable MS railing.

Wet Kitchen/Utility Area - Provision for a wet kitchen and dedicated washing area & utility area, finished with premium weather-resistant exterior paint.

EXTERNAL FINISH

Premium weather-shield exterior paint finish enhanced with refined façade detailing in GRC mesh, ACP cladding, CNC-cut patterns, and MS sheet accents.

GRAND ENTRANCE LOBBY

Grand air-conditioned lobby with star-category finishes, featuring a reception and concierge area, meeting hall, waiting lounges, restrooms, and more. Elegant blend of granite flooring and premium roof finishing with ambient lighting.

GRAND STAIRCASE

Staircases - Two separate grand staircases with an expansive 5 ft. width.

Risers & Treads - Finished in premium-grade granite stone for a refined and lasting appeal.

Handrail - Durable MS railing crafted for safety with a sleek contemporary finish.

STRUCTURE WORK

G+35 storied earthquake-resistant tower, engineered with advanced MIVAN (Aluminium Formwork System) technology for superior structural strength, precision and durability.

GRAND ELEVATORS

Passenger Elevators - Each tower is equipped with two high-speed elevators by KONE, Schindler, Johnson or equivalent Lifts, designed for smooth vertical mobility and emergency stretcher accessibility.

Service / Cargo / Fire Lift - One additional dedicated service, cargo, and fire-compliant lift is provided in each tower for operational convenience and emergency access.

OTHERS

Fire Safety System - Comprehensive firefighting system designed in accordance with NBC norms.

Advanced Safety Features - Provision of automatic sprinklers, smoke detectors, and fire hydrant system as per NBC standards.

Emergency Access - Dedicated fire staircase and fire lift provided in each tower for enhanced safety and accessibility.

EV Charging - Provision of EV charging points in the parking area for electric vehicles.