



# mahira

HOMES

*my home. mahira home.*

SECTOR 68, GURUGRAM

[mahirahomes.com](http://mahirahomes.com)

# BEST OF BOTH WORLDS

An amalgamation of affordability, location and essential lifestyle components, Mahira Homes brings a never before offering for homebuyers in the current real estate market. Situated in the vicinity of Aravalli Hills, the location is the new residential epicentre of the millennium city.

**mahira**  
**HOMES**



**1500**  
FLATS

AT BEST LOCATION



THE ENTRANCE  
ARTISTIC RENDITION

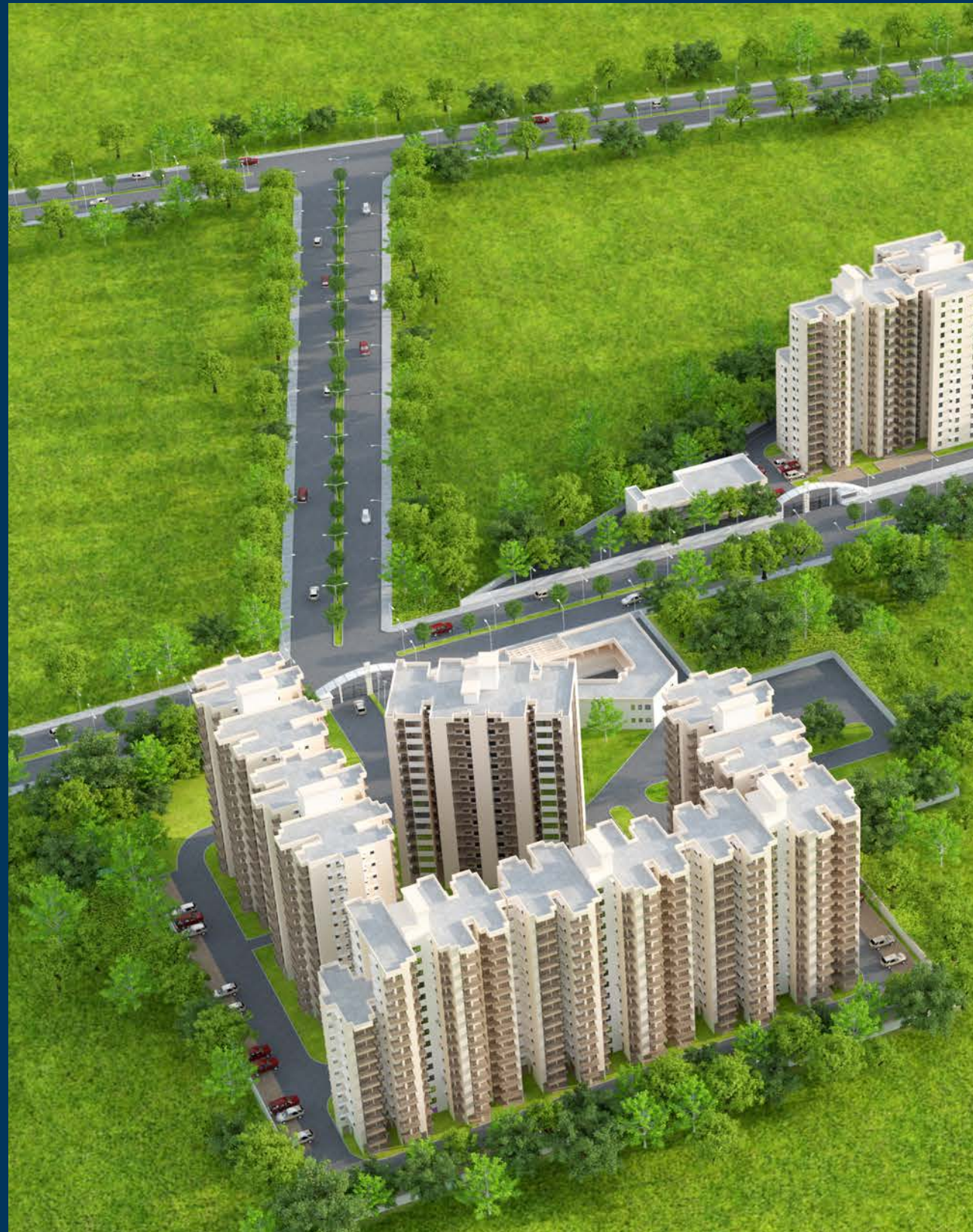




10  
ACRES  
LAND

24  
METER  
WIDE  
ROAD

30  
METER  
WIDE  
ROAD





**mahira**  
HOMES

BIRD'S EYE VIEW

ARTISTIC RENDITION

# SITE LAYOUT

ARAVALI HILLS IN THE VICINITY

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OPEN SITE PLAN

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THREE SIDE OPEN

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NATURAL **SUNLIGHT** ENTRY

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LANDSCAPED **GREEN** ZONES

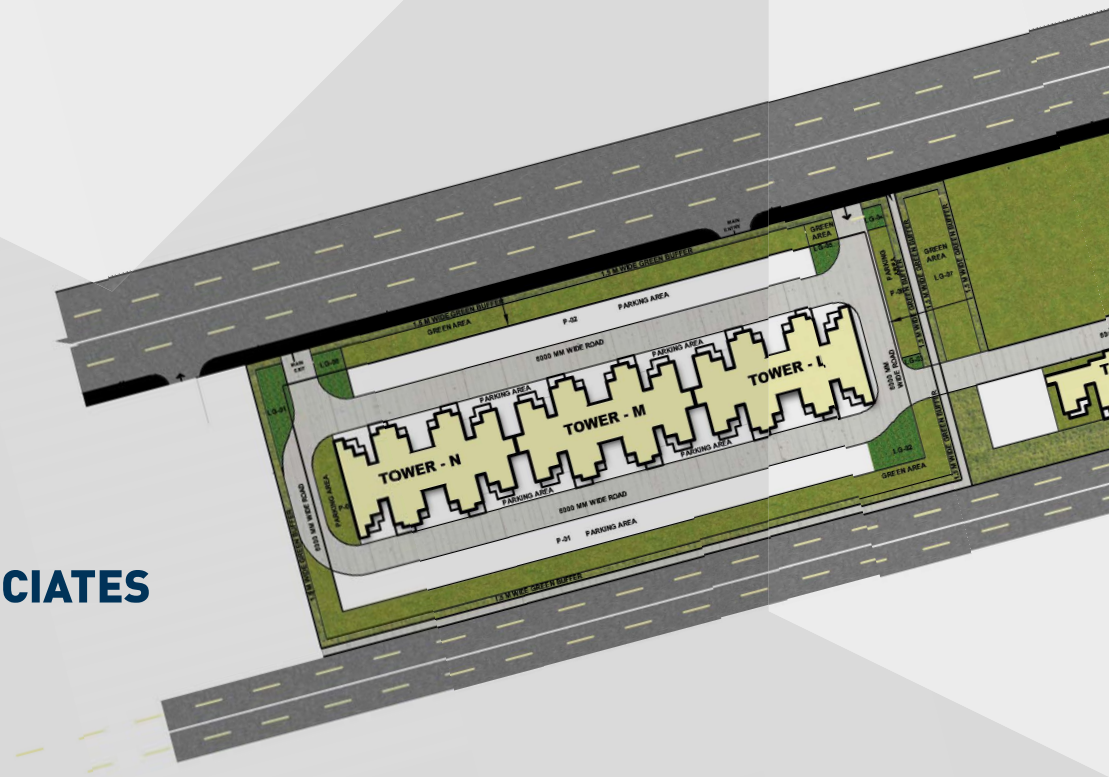
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FULL SIZE KITCHEN WITH UTILITY BALCONY

ARCHITECT



**GAUTAM & GAUTAM ASSOCIATES  
DUBAI**







**mahira**  
HOMES

# 2 BHK UNIT TYPE



CARPET AREA  
**543.722** SQ.FT.

BALCONY AREA  
**99.998** SQ.FT.

TOTAL AREA  
**643.72** SQ.FT.

2 BHK

UNIT TYPE

B



CARPET AREA  
**536.650** SQ.FT.

BALCONY AREA  
**99.944** SQ.FT.

TOTAL AREA  
**636.594** SQ.FT.

ENTRY

mahira  
HOMES

2 BHK  
UNIT TYPE

C



CARPET AREA  
**541.784** SQ.FT.

BALCONY AREA  
**99.955** SQ.FT.

TOTAL AREA  
**641.739** SQ.FT.

2 BHK  
UNIT TYPE

D

CARPET AREA  
**536.650** SQ.FT.

BALCONY AREA  
**88.857** SQ.FT.

TOTAL AREA  
**625.507** SQ.FT.



▲  
ENTRY

**mahira**  
HOMES

2 BHK  
UNIT TYPE

E



CARPET AREA  
**541.601** SQ.FT.

BALCONY AREA  
**99.965** SQ.FT.

TOTAL AREA  
**641.566** SQ.FT.

2 BHK

# UNIT TYPE



CARPET AREA  
**539.013** SQ.FT.

BALCONY AREA  
**85.005** SQ.FT.

TOTAL AREA  
**624.018** SQ.FT.



# FEATURES AND AMENITIES

WIFI (1<sup>ST</sup> IN CLASS)

24 HRS POWER BACKUP

24 HRS WATER SUPPLY

24 HRS SURVEILLANCE

PLUMBER & ELECTRICIAN (ON CALL)

GAZEBO

ENTRY DRIVEWAY

ADEQUATE PARKING

DROP OFF POINT

JOGGING TRACK

TODDLER'S PLAY AREA

SOCIAL GATHERING COURT

LEISURE COURT

YOGA/ MEDITATION CENTRE

CAFE AREA

MULTIPURPOSE LAWN

CHILDREN PLAY AREA

SENIOR CITIZEN SITTING

ACTIVITY COURT

BIRDS CORNER

FIRST AID

DTH FACILITY

CYCLING TRACK

CLUB HOUSE

FOUNTAINS

PODIUM

ANGANWADI

GYMNASIUM





Project Area	9.96875 Acres
Location	Sector 68, Gurugram
No. of Flats	1500
No. of Towers	14
Sale price (On carpet area)	Rs. 4000/- PSF (Additional cost of Rs. 500/- PSF on balcony)
Completion	4 years
Amenities	50% Open Space, Lift, Community Centre, Adequate Parking

## APARTMENT DETAILS

2 BHK UNIT TYPE	TOTAL FLATS	CARPET AREA SQ. FT.	BALCONY AREA SQ. FT.	*SALE PRICE (₹)	BOOKING AMOUNT
TYPE A	530	543.722	99.998	22,24,887	1,12,000
TYPE B	675	536.650	99.944	21,96,572	1,12,000
TYPE C	132	541.784	99.955	22,17,114	1,12,000
TYPE D	28	536.650	88.857	21,91,029	1,12,000
TYPE E	10	541.601	99.965	22,16,387	1,12,000
TYPE F	10	539.013	85.005	21,98,555	1,12,000

\* Applicable GST extra / area and booking amount approx.

## ELIGIBILITY CRITERIA

One who does not have any flat/plot in any HUDA developed colony/sector or licensed colony in any urban areas in Haryana, out of Chandigarh and NCT Delhi shall be given first preference in allotment of flats.

## PAYMENT PLAN

### PARTICULARS

At the time of application  
 Within 15 days of issuance of allotment letter  
 Within 6 months of issuance of allotment letter  
 Within 12 months of issuance of allotment letter  
 Within 18 months of issuance of allotment letter  
 Within 24 months of issuance of allotment letter  
 Within 30 months of issuance of allotment letter  
 Within 36 months of issuance of allotment letter

### INSTALLMENTS

5% of total sale price  
 20% of total sale price  
 12.5% of total sale price  
 12.5% of total sale price  
 12.5% of total sale price  
 12.5% of total sale price  
 12.5% of total sale price

\* In case of re-allotment, amount due from original allotment till the date of re-draw, will be payable by the new allottee. Subsequent installments will be payable as per payment plan applicable to the original allottee.

# TENTATIVE SPECIFICATIONS

DRG. / LOBBY FLOORING	TILES / IPS
DRG. / LOBBY WALL CEILING FINISH	OIL BOND DISTEMPER/ COLOUR WASH
BEDROOMS FLOORING	TILES / IPS
BEDROOM WALL CEILING FINISH	OIL BOND DISTEMPER / COLOUR WASH
TOILETS WALL FINISH	TILES / COLOUR WASH
TOILETS FLOORING	TILES / IPS
KITCHEN FLOORING	TILES / IPS
KITCHEN PLATFORM	STONE / TILES
KITCHEN WALL FINISH	TILES UP TO 2 FEET HIGH ABOVE COUNTER AND OIL BOND DISTEMPER / COLOUR WASH IN BALANCE AREA
FIXTURE AND FITTINGS	SINGLE BOWL STAINLESS STEEL SINK & CP FITTINGS
BALCONY FLOORING	TILES / IPS
WINDOW	HARDWOOD / MS Z-SECTION / FIBER / COMPOSITE
DOOR FRAME / DOORS	HARDWOOD / M.S / FIBER DOOR FRAMES WITH FLUSH DOOR SHUTTER / COMPOSITE DOOR-SHUTTER / FIBER DOOR SHUTTER ETC.
COMMON AREA FLOORING / STAIRCASE FLOORING	STONE / TILES / IPS
LIFT LOBBY	STONE / TILES / IPS
CHINAWARE	STANDARD FITTING
ELECTRICAL	ISI MARK PRODUCTS FOR WIRING, SWITCHES AND CIRCUITS
SECURITY	GATED COMPLEX

## **LICENSE NO. 106 OF 2017**

Disclaimer: \*Specifications and layouts mentioned in the brochure are tentative and subject to change.

- MEDANTA MEDICITY
- IGI AIRPORT
- SECTOR 68, MAHIRA HOMES



## LOCATION

- 7 MINS MEDANTA MEDICITY
- 15 MINS HUDA CITY METRO STATION
- 20 MINS AMBIENCE MALL
- 30 MINS T3, INTERNATIONAL AIRPORT
- 45 MINS INDIA GATE

**MAHIRA HOMES**



DWARKA EXPRESS WAY

DWARKA

PALAM

INDRA  
GANDHI  
INTERNATIONAL  
AIRPORT

IFFCO  
CHOWK

DELHI GURGAON EXPRESSWAY

MAHIPALPUR

NH8 TO DELHI

GURUGRAM

STATE  
BORDER

GOLF COURSE ROAD

TO MEHRAULI



**mahira**  
HOMES



**MAHIRA**  
FUTURE OF URBAN LIFESTYLE

Mahira Group ventured into the construction industry with a modest start but grew to its current stature entirely due to our focus on core values of integrity, commitment, dedication and delivering value to each client. Trust and confidence building take a long time to create and persistent hard work to achieve but in the end our efforts have borne fruit. Starting with small individual housing contracts, we went on to larger projects and today, we handle megamillion projects with fluid mastery.

Mahira Group specializes in general construction projects. We are at ease handling individual bungalows and just as comfortable when we take on huge housing projects involving residential complex. Operating mainly in North India and particularly around Gurugram & Delhi, we have taken on projects involving design, planning, construction of educational institutions and hotels on a turnkey basis. Our service starts with concept and goes on to planning, obtaining permissions, coordinating construction, managing finishing and interior design and finally handing over a project in its finished form to the owner. Quality, excellence and timely completion of projects have gained us an enviable reputation and brought us prestigious projects to date. While credit goes to our founder, credit for our success also goes to our human resources whose perseverance, hard work and commitment have proved invaluable. In our way we cherish these efforts, recognize and reward them. On the other hand, we are just as grateful to our clients.

Success so far is only a catalyst for our future planned expansion and growth. At the same time, we are conscious of our responsibility to the environment and community and, in our way, do our best for social upliftment and a greener, cleaner environment. We believe in basic human values that will never go out of fashion. That is why, in our pursuit of success and profits, we never lose sight of maintaining a human touch and valuing relationships with clients, customers, vendors and community.

# THANK YOU

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Marketed by:



**Madhyam.com**

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Cyprus (Europe) | Noida | Gurugram | Faridabad  
Bhiwadi | Mathura | Chandigarh

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