

# WINDLASS RIVER VALLEY

*Choose Your Paradise in Himalayan Foothills*

DEHRADUN

WELCOME TO THE SMART TOWNSHIP

MEMBER OF  
**CREDAI**

**RERA**  
Registered



An architectural rendering of a smart township courtyard in Dehradun, North India. The scene is viewed from an elevated perspective, showing a large, semi-circular courtyard with a central green lawn. The courtyard is surrounded by a multi-story building with a light-colored facade and large windows. A large, white, umbrella-like structure is positioned in the center of the courtyard. The courtyard is divided into several sections by paved walkways and low walls. People are shown walking, sitting on the grass, and playing in the courtyard. The surrounding area is lush with green trees and flowering plants. The overall atmosphere is bright and sunny, with shadows cast on the ground.

North India's Largest & Fully Integrated  
Smart Township in Dehradun

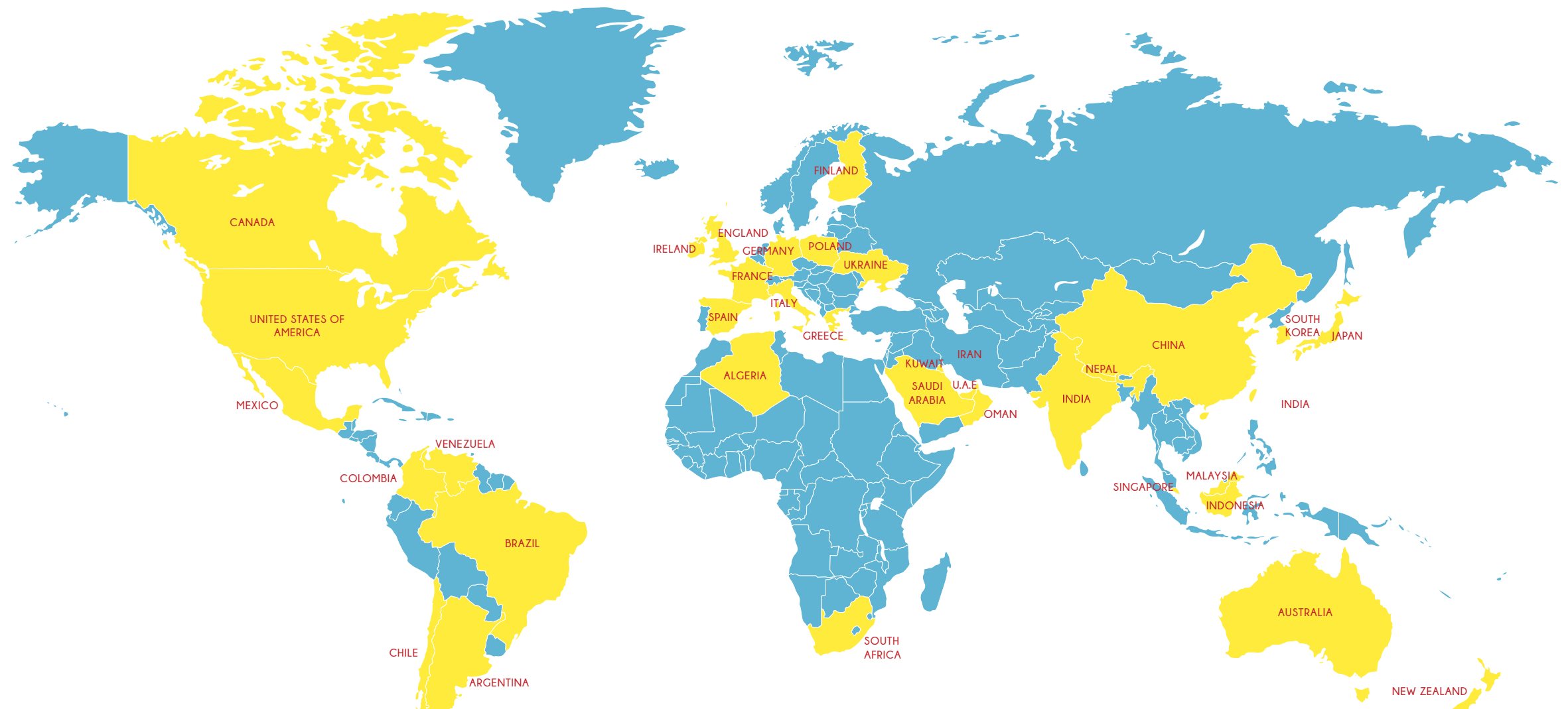


FEELS LIKE THE WORLD IS ALL AROUND YOU

Artistic Impression



# OUR GLOBAL FOOTPRINT





# W I N D L A S S

A Name Trusted Since 1943



Gurkha Warriors with Windlass Khukri



Windlass Sword presented to the best IMA Cadet



Windlass Oilfield Equipments



Windlass Developer Pvt. Ltd.



Windlass Group



Windlass Swords in Hollywood Movies

Windlass Group, incorporated in 1943 at "Ghanta Ghar" Dehradun, is a household name in the State of Uttarakhand, India. Employing over 2000 people globally, headquartered at Haridwar Road, Dehradun, Windlass is one of the few leading business house from Uttarakhand to have made a name globally.

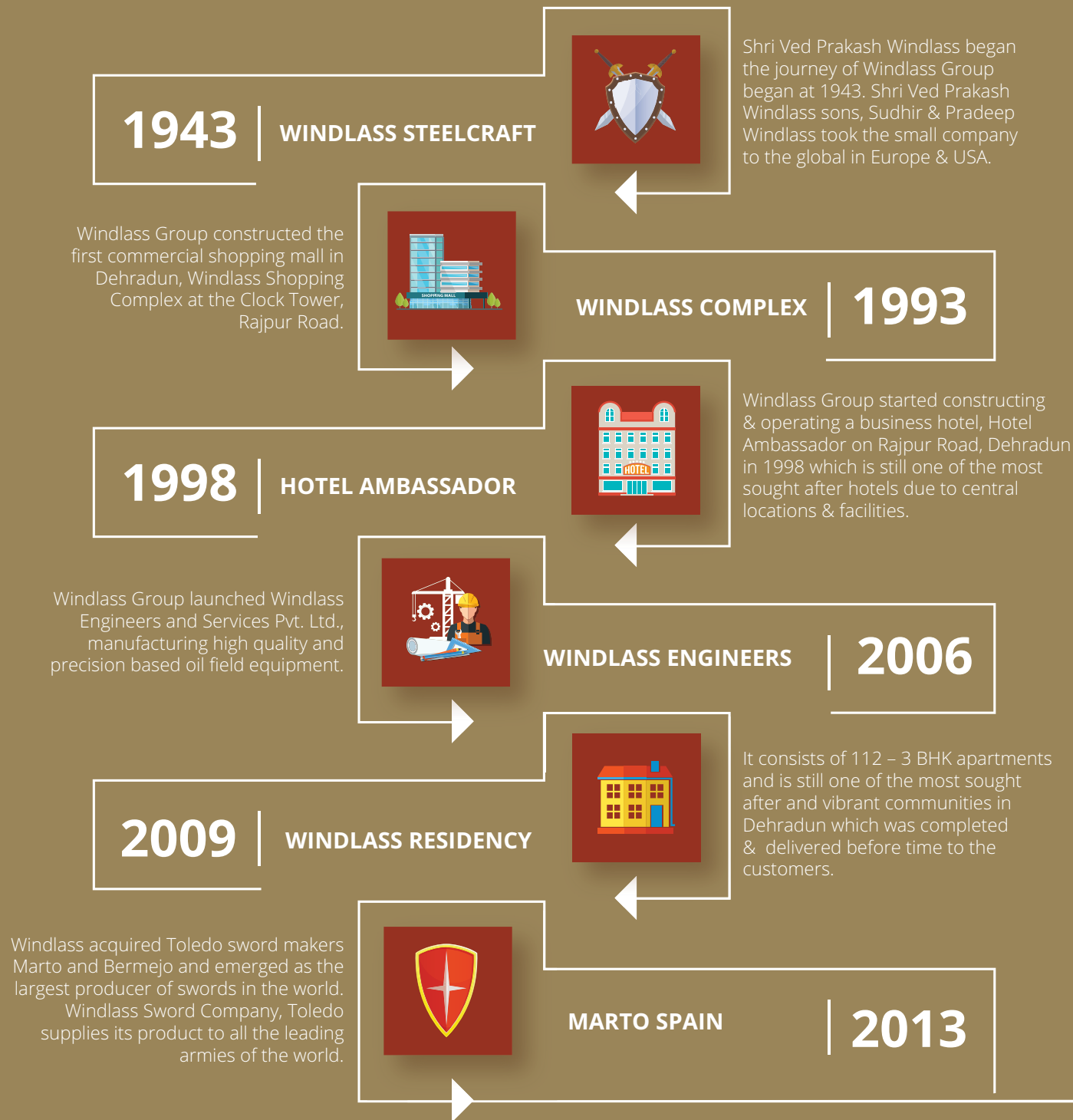
Serving the people across the world for the past 75 years, Windlass is a hallmark of Precision, Quality, Integrity, Trust and their commitment to on-time Delivery.

**N A M A S T E**

W E L C O M E T O O U R W O R L D



# 75 YEARS OF EXCELLENCE



## WINDLASS DEVELOPER



### 2015 - Launched Windlass River Valley

Windlass Developer launched 'Windlass River Valley, the Smart township in 2015. It is the largest integrated housing township of Dehradun with various amenities & smart features.

### Phase 1 Ganga & Phase 2 Bhagirathi - 2017

The township has been launched in a phase wise manner with phase 1 Ganga and phase 2 Bhagirathi which included 320 flats in each phase with various smart features and amenities and both phases successfully delivered in 2021.



### 2020 - Phase 3 Alaknanda

Windlass Developer launched their new luxurious phase of Windlass River Valley phase 3 Alaknanda. This phase consist of 770 apartments with central park and other amenities. Handover started in 2023.



### PHASE 4 KAVERI - 2023

Windlass Developer launched their premium phase of Windlass River Valley phase 4 Kaveri. This phase consist of 510 apartments with most prime finishing and amenities like Infinity Pools, Smart Homes, Sky Villas, Sky-walk with verious other amenities.







Windlass Steelcrafts- India, Spain & USA



Windlass Shopping Complex



Hotel Ambassdor



Windlass Engineers- India, Dubai & USA



Windlass Garments Manufacturing



Windlass Residency, India



Martó, Spain



Windlass Developer



WINDLASS

RIVER VALLEY

THE SMART TOWNSHIP



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# WELCOME TO WINDLASS RIVER VALLEY



Actual Image - Pergolas

Windlass River Valley, Dehradun (WRV), a MDDA approved and RERA registered Housing Project is spread over 38 acres on NH72 on the foothills of Himalayan Range and opposite to Rajaji National Tiger Reserve

WRV is known for its quality Construction with world class technology. We are creating a township where people from different walks of life can live, grow and thrive together.



Actual Day View of the Township



G1 to G4: Phase 1 Ganga Towers  
 B1 to B4: Phase 2 Bhagirathi Towers  
 A3 to A6: Phase 3 Alaknanda Tower  
 A1, A2, A7 to A10: Phase 3B Alaknanda Towers  
 K1 to K6: Kaveri Towers

Windlass Golden Residences

Alaknanda Towers

Central Park (Kaveri)

Central Park

Kaveri Towers

Kids Play Area

Sangam Circle

Yoga Lawn

Hyde Park

Tennis Courts  
Tennis Practice Wall

Adult Swimming Pools

Football Ground  
Cricket Nets

Volleyball Courts

Badminton Courts

Kids Play Area

Amphitheatre

Hospital

Kids Swimming Pool

School

Residential Entry Gate

Basketball Courts

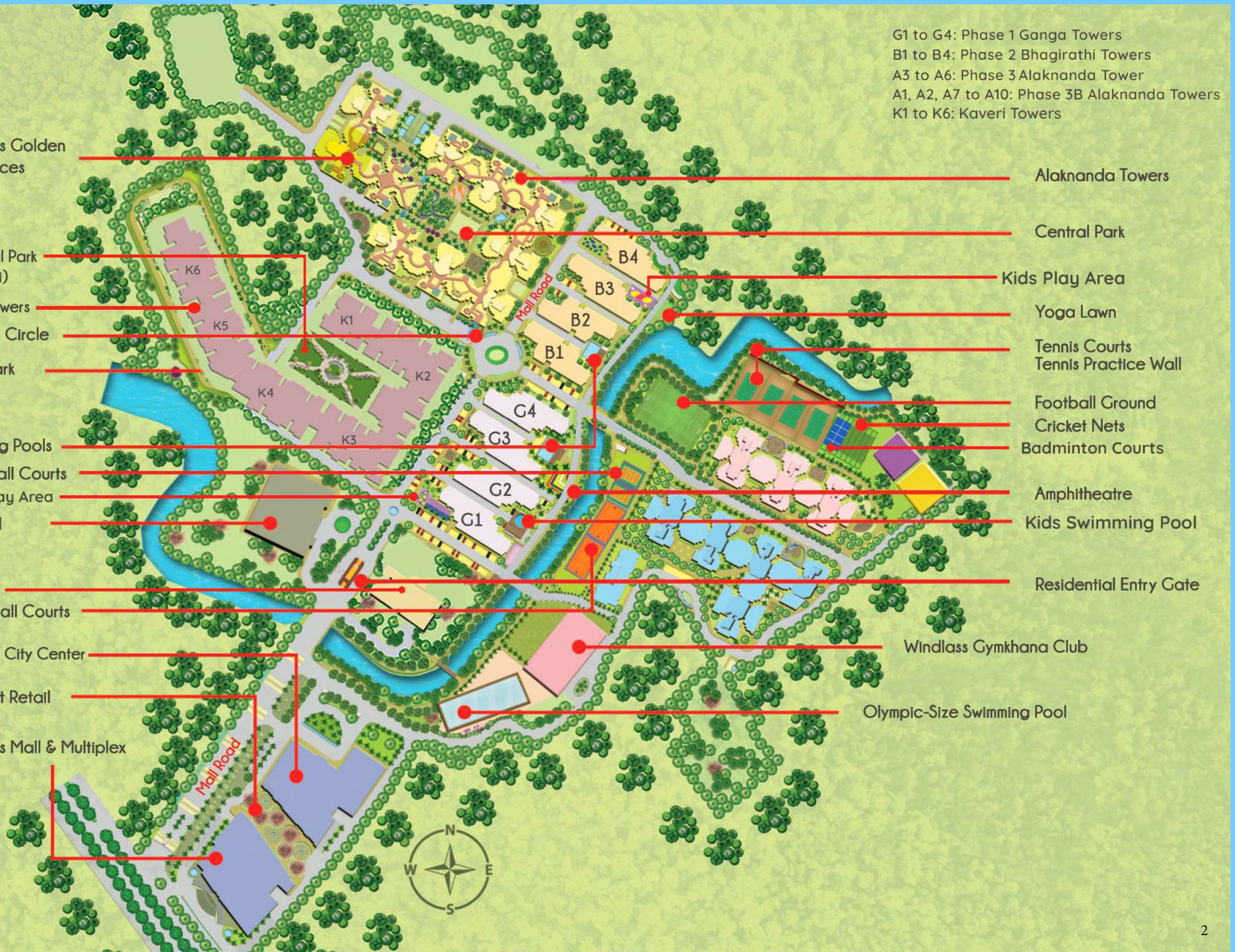
Windlass City Center

Windlass Gymkhana Club

Hi-Street Retail

Olympic-Size Swimming Pool

Windlass Mall & Multiplex









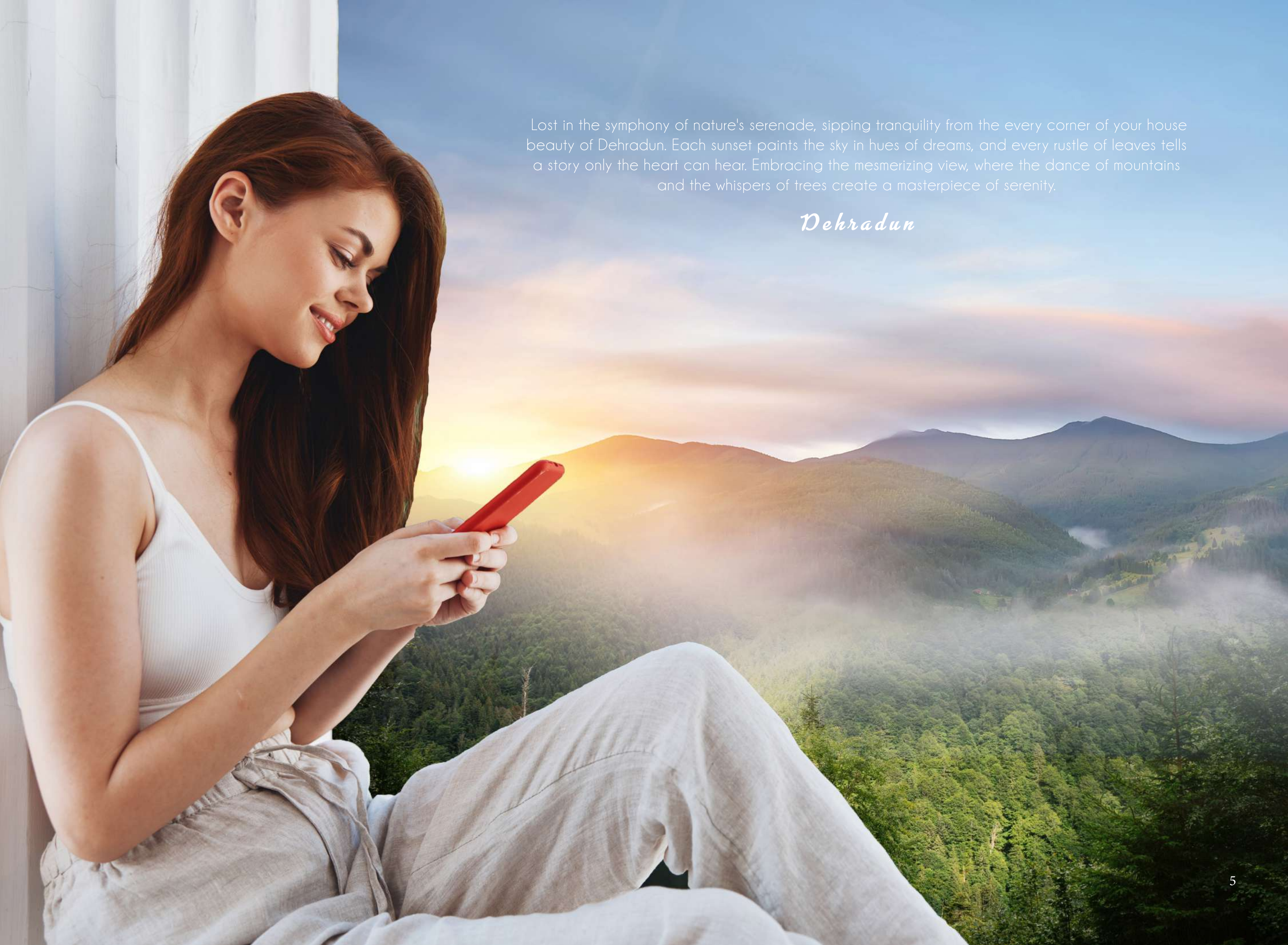
# THE PERFECT LOCATION

## Key Distance from WINDLASS RIVER VALLEY

- Harrawala Railway Station - 05 mins
- Lacchiwala Picnic Spot - 08 mins
- Kailash Multi-Speciality Hospital - 08 mins
- Rispana Bridge - 10 mins
- Doiwala - 15 mins
- Jolly Grant Airport - 10 mins
- Clock Tower - 20 mins
- ISBT Dehradun - 18 mins
- Rishikesh - 30 mins
- Haridwar - 35 mins
- Roorkee - 45 mins
- Mussoorie - 60 mins
- International Cricket Stadium - 10 mins
- Mall of Dehradun - 03 mins
- Medical College - 04 mins
- Himalayan Hospital - 08 mins
- Fun Valley Water Park - 12 mins







Lost in the symphony of nature's serenade, sipping tranquility from the every corner of your house beauty of Dehradun. Each sunset paints the sky in hues of dreams, and every rustle of leaves tells a story only the heart can hear. Embracing the mesmerizing view, where the dance of mountains and the whispers of trees create a masterpiece of serenity.

## *Dehradun*



## AMENITIES IN THE TOWNSHIP



- Football Ground
- Volleyball Courts - 2
- Basketball Courts - 2
- Lawn Tennis Courts - 4
- Badminton Courts - 4
- Cricket Nets - 4
- Swimming Pools - 6
- Jogging Track - 5 KM
- Amphitheatre
- Cycling Track
- Yoga Lawn
- Gym
- Rock Climbing Wall
- Open Gym
- Green Sitting Space
- Daily Needs Store
- Clinic & Pharmacy
- Cafe & Restaurants
- Kids Play Areas
- Central Park
- Multi Tier Security
- Sun Deck
- Private Infinity Pools
- Sky Walk
- Private Party Space

& many more..





## WINDLASS MALL

With all major brands and outlets Windlass Group brings to you the most modern shopping experience at their signature "Windlass Mall" with complete range of Clothing & Fashion, Jewelry, Cosmetic, Retail, Watches, Shoes, Electronics, Super Market, Food Courts, Phone & Laptop, Kids Entertainment Zones and Premier 6 screen Multiplex amongst others.



## MULTI-SPECIALITY HOSPITAL

A state-of-the-art multi-speciality hospital at Windlass River Valley will cater to all medical requirements of the residents as well as nearby areas. Doctors & Consultants such a Cardiologist, Orthopedics, Pediatrician, Gynecologist, Physician & General Surgery will provide best in class treatment. Equipped with latest machines & technology the hospital will lead the way Diagnostics, Pathology and Radiology is done in the region.



## WINDLASS CITY CENTER & 5 STAR HOTEL

Windlass City Center will be a major hub for High Street retail like Fashion Wear, Home Decor, Jewellery, Cafes & Lounges, Coaching Centres and many more. A floor Office Spaces for CA's, Lawyers, and other entrepreneurs who can relish the modern way of working. A 5 star Hotel with all modern amenities & close proximity to airport, ISBT & Railway Station.



## ENGLISH MEDIUM SCHOOL

Giving wings to a child's ambitions is the dream of every parent. There is no better way than providing high quality education to your children. To enable millions of dreams, Windlass River Valley brings to you a world-class school to cater to every education requirement of a growing family and its children.





## WINDLASS GYMKHANA CLUB

Windlass Gymkhana Club is designed to meet the luxury and refined requirements of the residents of Windlass River Valley – Spa treatments, Dance/Aerobics/Zumba/ Karate etc classes, Gymnasium, Billiards and Pool, Library and Reading rooms, Function and party halls, Coffee shop, Bar and Restaurant, Locker and Shower facility, Creche for children and a very extensive indoor and outdoor sporting area comprising of Squash courts, Badminton courts, Table tennis, Swimming pools, Football field, Cricket nets, Lawn Tennis courts, Basketball courts, Mini-Golf, Rock climbing walls, Volleyball court, Party lawns and many other amenities catering to the requirements of the patrons.



Actual Photo



Actual Photo



Actual Photo





2  
VOLLEY BALL COURTS  
(ACTUAL PHOTO)



4  
LAWN TENNIS COURTS  
(ACTUAL PHOTO)

6  
SWIMMING POOLS  
(ACTUAL PHOTO)



GOLF PUTT



FOOTBALL GROUND  
(ACTUAL PHOTO)



4  
CRICKET NETS  
(ACTUAL PHOTO)

2  
BASKETBALL COURTS  
(ACTUAL PHOTO)



4  
INDOOR BADMINTON COURTS







4  
YOGA LAWNS  
(ACTUAL PHOTO)



2  
OUTDOOR SKATING RINKS



ROCK CLIMBING WALL



2  
INDOOR SQUASH COURTS



10  
TABLE TENNIS



6  
KIDS PLAY AREAS  
(ACTUAL PHOTO)



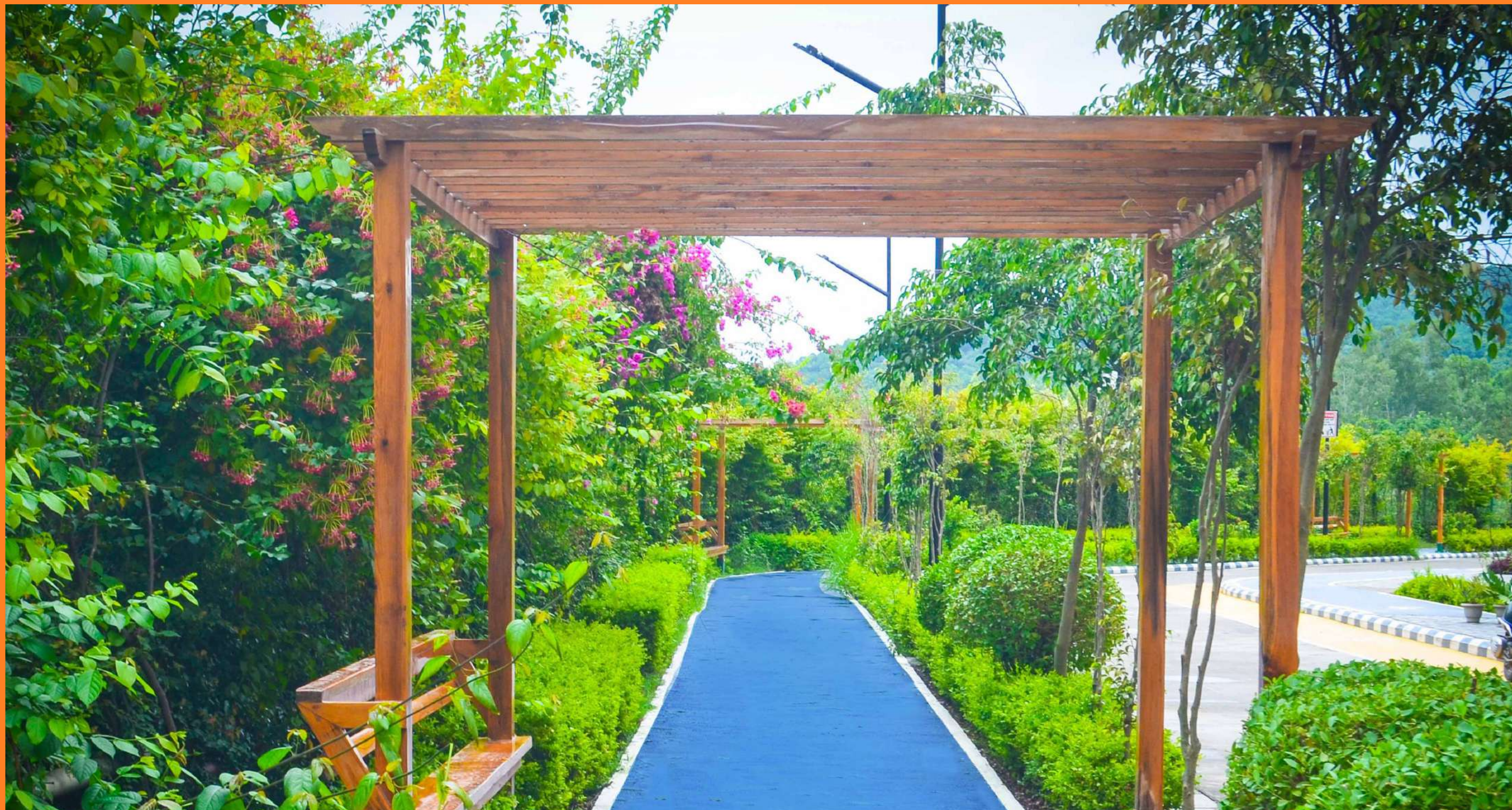
CYCLING TRACK  
(ACTUAL PHOTO)



GYMNASIUM







## JOGGING TRACK - 5 KM

An exclusive Jogging Track around the township with the dense plantation and several amenities gives every resident an opportunity to enjoy the serenity of the place in the mornings, afternoons or evenings while simultaneously working on their fitness. Outdoor Workout Machines, Yoga Lawns, Kids Play Area, Parks for Children and many other activities around the joggers Park will keep every age engaged.





Actual Image



# SKY WALK - ALAKNANDA TOWERS



## SKYWALK ON ROOFTOP

For the first time in North India - a very unique Skywalk with the mesmerizing essence of Dehradun Valley surrounded by picturesque hills & forests. Green walkway with lots of plants, sit out areas, open gymnasium, barbeque pits, infinity swimming pool, kids play areas etc. Enjoy reading your morning newspaper along with tea & catchup with your friends at the kiosk in evening.

Soak in the fresh & cool breeze, beautiful landscape & enjoy the scenic views of Mussoorie hills & Rajaji National Park forest.



# SKY WALK - KAVERI TOWERS



\*The concept is purely for information purpose. The details pictured in the design are subject to modifications and updates.





## MIVAN SHUTTERING TECHNOLOGY

Windlass Developers is one of the foremost companies of North India to introduce world-class construction technology to Uttarakhand. This technology is being used to construct the most iconic structures around the world namely - Burj Khalifa (Dubai), L&T (Hyderabad), Raheja Corporation and Lodha Developers (Mumbai), etc. The Technology promotes Speed in Construction, Strength, and Durability in Structure, Quality in Finishing and Higher Efficiency.





# GUIDING PILLARS

- QUALITY
- INTEGRITY
- TIMELY DELIVERY

## Ready Mix Concrete (RMC) Plant

We have our in-house Ready Mix Concrete plant (RMC). Buying concrete from outside was an easy option for Windlass but we knew to maintain highest quality standards and to ensure we provide the best product for our customers we should setup an in-house RMC plant. We are proud to claim that we have the best RMC plant, Transit Mixture trucks, Stationary and Boom Pump all from Schwing Stetter, worlds largest and most advanced RMC plant and machinery manufacturer from Germany. This in-house strength gives us the flexibility to provide highest quality concrete at any height from all angles round the clock.

## Quality Control Laboratory

Windlass Developers believes in using the best products for the construction work and therefore test every material that is being utilized in the process. An in-house Quality Control Laboratory has been set up within the Township to test the raw material and the products that are used for construction work. Once the product clears our rigorous tests, a detailed report is maintained and it is only then allowed to be utilized on site.



Actual Image



# INTELLIGENT FEATURES OF OUR SMART TOWNSHIP



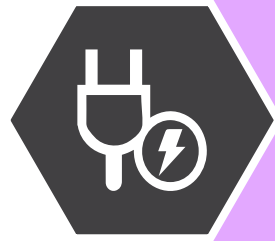
## 24x7 CCTV & Security

The Township will be constantly monitored to ensure the safety and security of the residents. 24x7 CCTV surveillance along with armed security personnel will ensure a safe environment.



## Optical Fiber Cable

Windlass introduces for the first time in North India most advanced a single optical fiber for easy and high-speed TV, Internet/WiFi, and Landline/Intercom phone connectivity.



## Automatic 24x7 Power Backup

Automated and uninterrupted 24x7 power supply will offer the residents a hassle-free and comfortable life within the township.



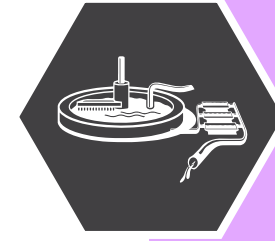
## Water Treatment Plant

The water supplied to each household will be treated with state-of-art purification process to improve its quality for household use.



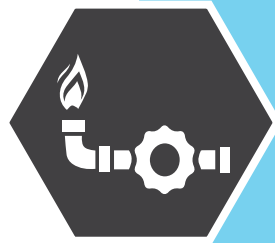
## Smart Metering - Electric & Gas

Automated pre-paid meters for Electricity and Gas. Top up as per your requirement at the click of a button through a phone app or the website. No hassle of monthly bills.



## Sewage Treatment Plant

It is the only project in Uttarakhand to install and operate technically advanced Sewage Treatment Plant to ensure complete treatment of the sewage generated from every household.



## Direct Piped Cooking Gas

Windlass is bringing a large scale solution to cater to cooking gas requirements through Direct Piped Lines supplied to your kitchen with highly automated setup.



## Organic Waste Management

All the waste generated from each household will be treated by mounting several organic waste processing machines, which will in return provide manure for plants and trees of the township.



## Building Management System

Windlass for the first time in India is bringing the Building Management System- this notifies the administrator of timely maintenance of different facilities in the township and runs them automatically.

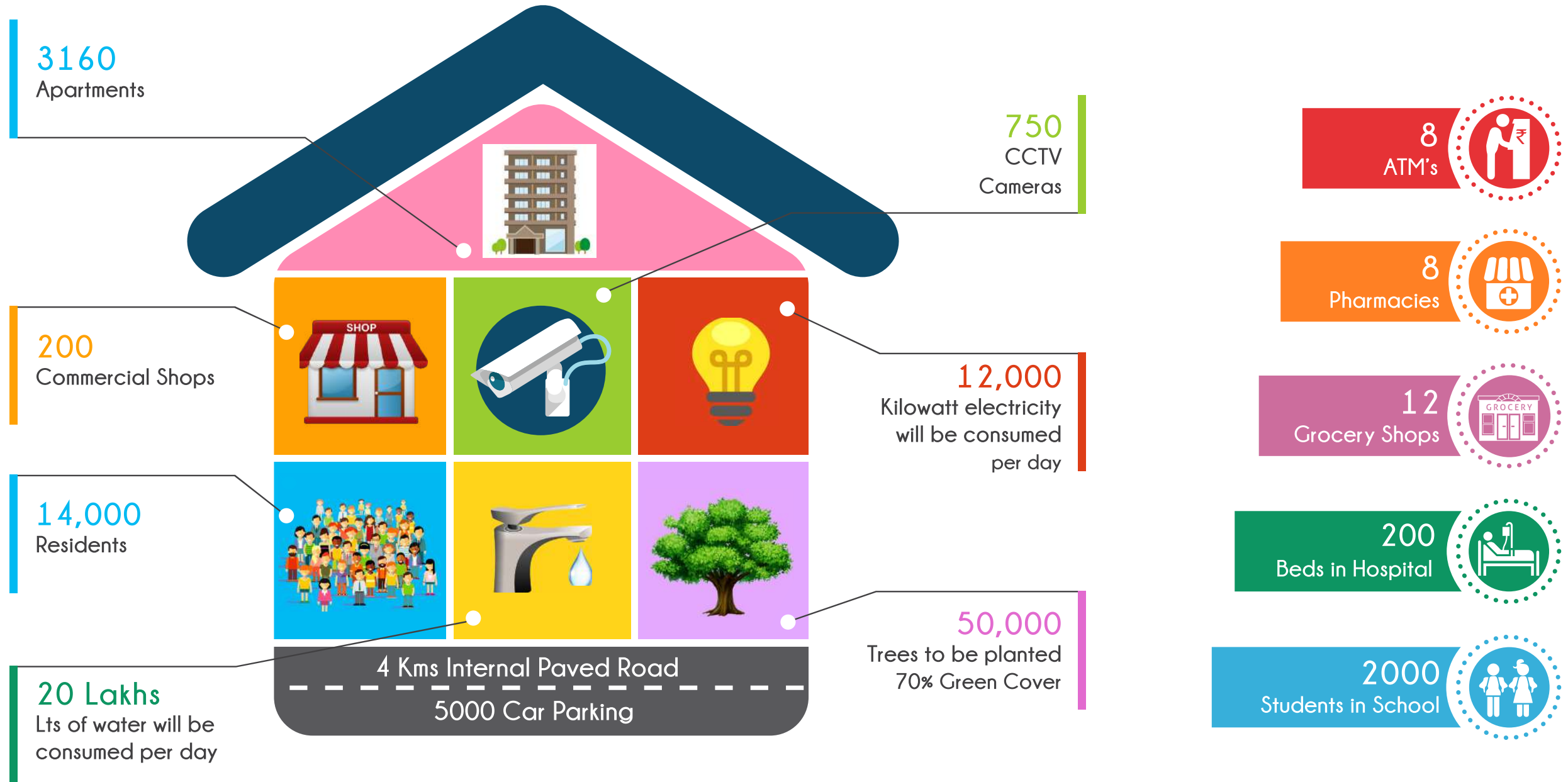


## Rain Water Harvesting System

Windlass River Valley is constructing Rain Water Harvesting chambers within the township. The system is designed to collect rain water to restore and rejuvenate the ground water table.



# TOWNSHIP IN NUMBERS



\*These are approximate data numbers. This may vary as per the project requirements.





**CONTINUED CARE RESIDENTIAL COMMUNITY (CCRC)**  
*A Holistic Approach to Well-Being*





Windlass provides holistic care, ensuring a lifelong home for residents of all ages. The community caters to diverse needs, setting a new standard for excellence in services. For young professionals, it offers a supportive environment with essential services to focus on career goals. Families thrive with recreational, educational, and social opportunities, providing a safe space for children and peace of mind for parents. Retirees and seniors enjoy a nurturing environment with tailored healthcare and assistance, ensuring a worry-free retirement. Windlass, a benchmark in comprehensive care, fosters a sense of belonging for residents, promising an unparalleled quality of life.



# SECURITY & CONCIERGE

## Safety & Security

- Secure Campus
- Security Personnel Round the Clock
- CCTV Monitoring 24x7
- Video Door Bell
- Emergency Response System
- Intercom in Each Apartment
- Visitors Entry After Resident Confirmation
- Visitors Entry by Smart Card in Specific Block
- Liaison with Local Police for Staff Verification
- Staff Dress Code & Identity Card
- Entry Passes for Vendors
- Two High Speed Elevators (Stretcher/ Luggage) in each block equipped with Braille Code Buttons, CCTV, Phone & Backed by Emergency Rescue Device System
- Wake up call & daily visits to single residents



## Concierge Services & Assistance

- Call Cab
- Part or Full Time Drivers
- Vendors & Service Provider's
- Air/Train/Bus Ticket Bookings
- Courier
- Maid, Car Cleaner & Carpenter
- Insurance Policy, Passport, Ration Card, Driving License, Aadhar card, Voter ID
- Account Openings in Bank

# MAINTENANCE, HEALTH CARE & DINING

## Maintenance Services

- Sanitation
- Horticulture
- Help Desk 24x7
- Power Backup 24x7
- Plumber, Electrician, Lift technician, Carpenter, Gardner & Mason
- External Civil & Common Maintenance and Paintings



## Health Care & Emergency Services\*

- Multispecialty Hospital
- Pharmacy 24x7
- Life Support Ambulance 24x7
- Medical Care Center with Nursing Facility 24x7
- Priority Appointment at Hospital for Residents
- Pathology, Radiology, Dialysis & Physiotherapy
- Medical Record Maintenance
- Medical Awareness & Health Checkup Camp
- Care Home

## Food & Dining Services\*

- Multi Cuisine Food
- Central Dining Hall
- Health Conscious Food
- Nutritionist Prescribed
- Home Delivery Services



These services are a part of the township & will be implemented in a phased manner.



# SPIRITUAL & ENTERTAINMENT

## Spiritual & Religious\*

- Temple
- Aarti & Hawan
- Bhajan & Kirtan
- Akhand Path & Amrit Vani
- Satsang Live & Pre Recorded
- Yoga, Meditation & Discourse



## Activities, Events & Entertainment\*

- Multi Religious Festivals Celebrations
- Musical Evenings & Cultural Programs
- Month End Party
- Pot Luck Party
- Pool Side Party
- Kitty Party
- Cookery Show
- Birthday, Anniversaries & Other Family Occasions Celebrations
- Weekly Movie Show
- Picnic, Excursion & Pilgrimage Tour to Temples & Religious Places in Proximity - Haridwar / Rishikesh / Char Dham
- Senior Specific Tours
- Regular Functions & Events
- Army/Air Force/Navy Day Celebrations



# CONVENIENCES & OTHER SERVICES



Actual Image



Actual Image

## Conveniences

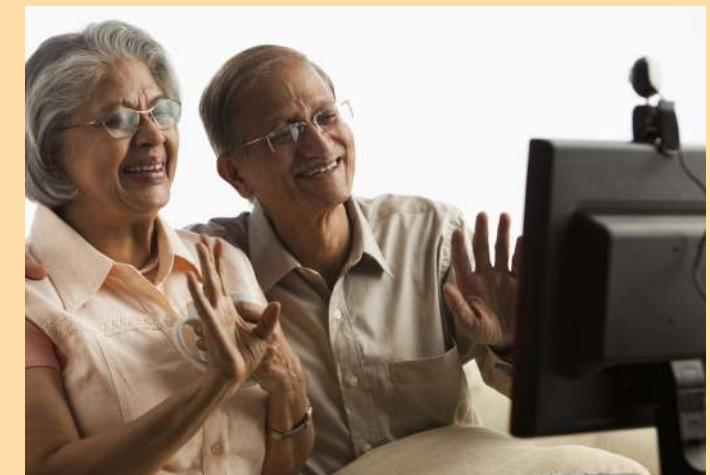
- Convenience Store
- Laundry & Ironing
- Saloon
- Bank & ATM
- Home Delivery of Daily Essential Needs
- EV Charging Stations
- Pharmacies
- Beauty & Spa
- Restaurant & Bar



Actual Image

## Other Services & Facilities

- Resale & Rental
- Property Management
- Investment Advisory
- Legal Advisory
- Skype & Video Call Facility
- Last Ritual Rites
- Wi-Fi Enabled Campus
- Xerox Facility
- Car Wash
- Driver Rest Rooms





# TEAM WINDLASS



**Construction Team:** Best in class professionals from the Real Estate sector ensuring the highest quality standards of work.



**Planning & Billing Department:** We make sure that the plans are made with perfection so that we deliver best results on or before the stipulated time



**Sales & Marketing Department:** Highly informed and well-groomed professionals to take care of the customer concerns and queries.



**Home Loan:** Skilled professionals are deputed in order to provide hassle-free Home Loan process to the customers.



**CRM:** Single window system to ensure all our customers' needs, documentation, financing are taken care of in a timely manner.



**Purchase & Commercial Department:** Best deal makers who have a thorough knowledge of materials and vendors from across the world.



**Finance & Accounts Department:** Industry stalwarts to manage right cash flow and funds to ensure growth and timely completion of a project.



**Legal Department:** Our legal team makes sure we comply with rules and regulations as laid down by government agencies and departments.



**Survey, Architect & Quality Department:** Highly experienced in-house team to ensure product quality is as per the best standards in the world.



**IT & ERP Department:** We have deployed leading ERP software to ensure all teams, processes and approvals are online and seamless.



**Ready-Mix Concrete Plant:** In-house RMC plant and team ensure that we timely provide the best quality concrete required for our project.



# WELCOME TO THE FAMILY



PREMIUM | ROYAL | GRANDEUR



WELCOME TO THE PREMIUM  
KAVERI TOWERS







# QUALITY IS IN OUR DNA

Just like how a human body is made of highest quality bones, organs and other parts such that they can withstand the test of time, similarly a high quality building is designed with highest quality steel, cement, water proofing, conduits for electrical and plumbing. These high quality materials ensure that a building provides comfortable living to its residents.

Keeping the above in mind, we at Windlass have a strict policy of buying only from the best. We strictly buy the best material from Steel Manufacturers, Cement Manufacturers, we are using the best waterproofing technology in the world, using the highest strength conduits for electrical and plumbing work.





# YOUR LIFESTYLE SPECIFICATIONS



## LIVING/DINING ROOM

### Wall Paint

Smooth Finish OBD

### Flooring

2'x4' Glazed  
Vitrified Tiles

### Door Frame

Hard Wood Frame

### Door

Both Side  
Laminated Flush Doors

### Window/Glazing

UPVC With  
Toughned Glass

### Ceiling Paint

OBD

### Electrical Switches

Modular Switches

### False Ceiling



## MASTER BEDROOM

### Wall Paint

Smooth Finish OBD

### Flooring

Laminated  
Wooden Flooring

### Door Frame

Hard Wood Frame

### Door

Both Side  
Laminated Flush Doors

### Window/Glazing

UPVC With  
Toughned Glass

### Ceiling Paint

OBD

### Wardrobe

Modular Wardrobe

### Electrical Switches

Modular Switches

### CP & Sanitary Fittings

Wall Hung W.C +Toughened  
Glass Shower Cubicle



## OTHER BEDROOM

### Wall Paint

Smooth Finish OBD

### Flooring

2'x4' Glazed  
Vitrified Tile

### Door Frame

Hard Wood Frame

### Door

Both Side  
Laminated Flush Doors

### Window/Glazing

UPVC With  
Toughned Glass

### Ceiling Paint

OBD

### Wardrobe

Modular Wardrobe

### Electrical Switches

Modular Switches

### CP & Sanitary Fittings

Floor Mounted W.C with  
inbuilt Flushing Tank



## TOILET

### Wall Paint

Smooth Finish OBD

### Flooring

Anti-Skid Ceramic  
Tiles 12"x12"

### Door Frame

Hard Wood Frame

### Door

Both Side  
Laminated Flush Doors

### Window/Glazing

UPVC With  
Toughned Glass

### Ceiling Paint

OBD

### Electrical Switches

Modular Switches

### CP & Sanitary Fittings

Floor Mounted W.C with  
inbuilt Flushing Tank

### False Ceiling



## KITCHEN

### Wall Paint

Smooth Finish OBD

### Flooring

2'x4' Glazed  
Vitrified Tiles + Granite  
Cooking Counter Top

### Window/Glazing

UPVC With  
Toughned Glass

### Ceiling Paint

OBD

### Wardrobe

Modular Wardrobe

### Electrical Switches

Modular Switches

### CP & Sanitary Fittings

Stainless Sink with  
Water Mixture



## BALCONIES

### Wall Paint

Smooth Finish OBD

### Flooring

Anti-Skid Ceramic  
Tiles 12"x12"

### Door Frame

Hard Wood Frame

### Door

UPVC with Toughned  
Glass Sliding Door Shutter

### Window/Glazing

UPVC With  
Toughned Glass

### Ceiling Paint

OBD

### Wardrobe

Modular Wardrobe

### Electrical Switches

Modular Switches

### False Ceiling

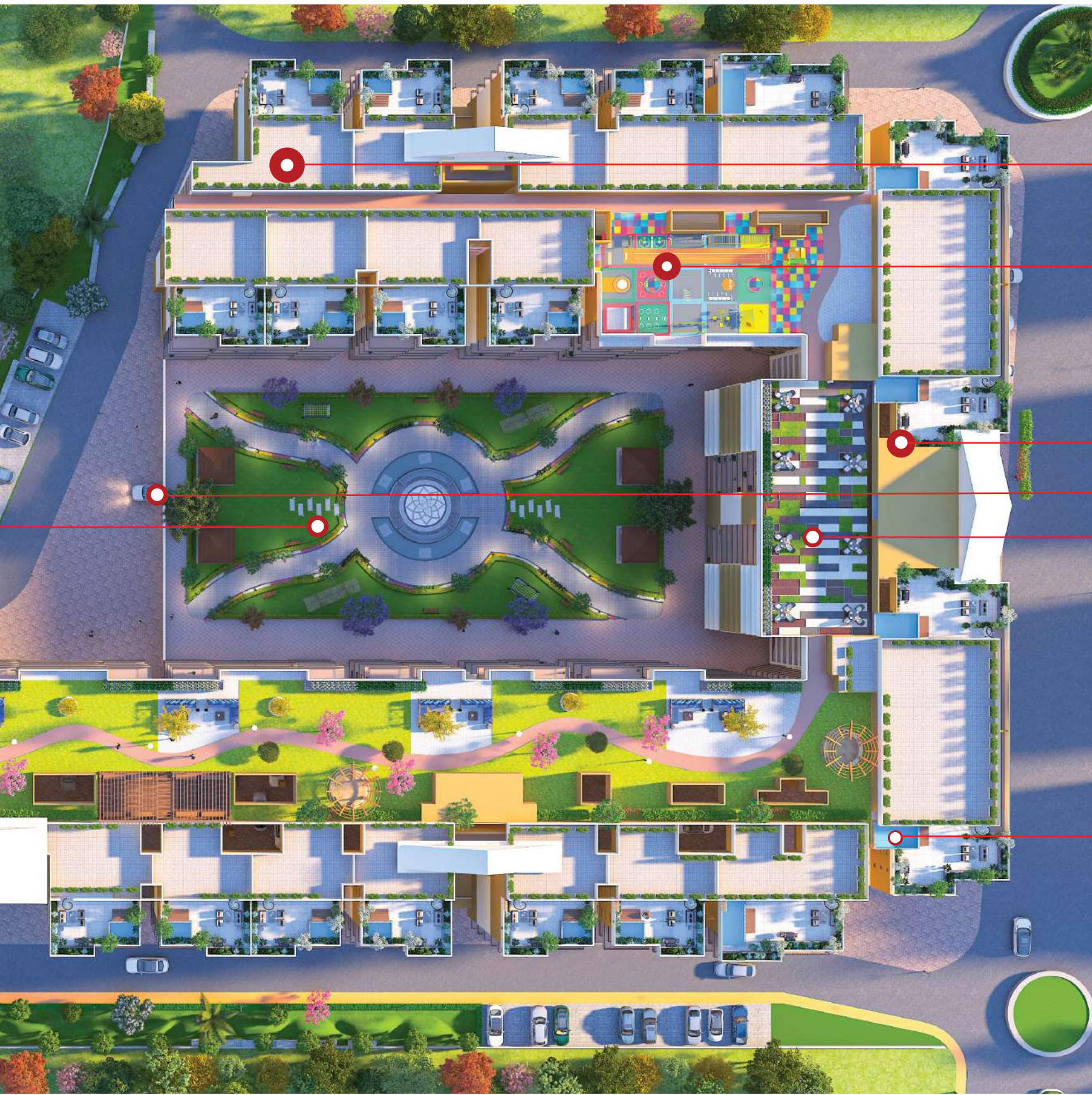


 **LAYOUT**  
**PHASE 4 KAVERI TOWERS**

- KAVERI 6**
- SKY WALK
- OPEN GYM
- CENTRAL PARK
- KAVERI 5**
- 6 MTR WIDE ROAD
- GREEN BELT







**KAVERI 1**

KIDS PLAY AREA

**KAVERI 2**

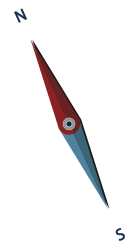
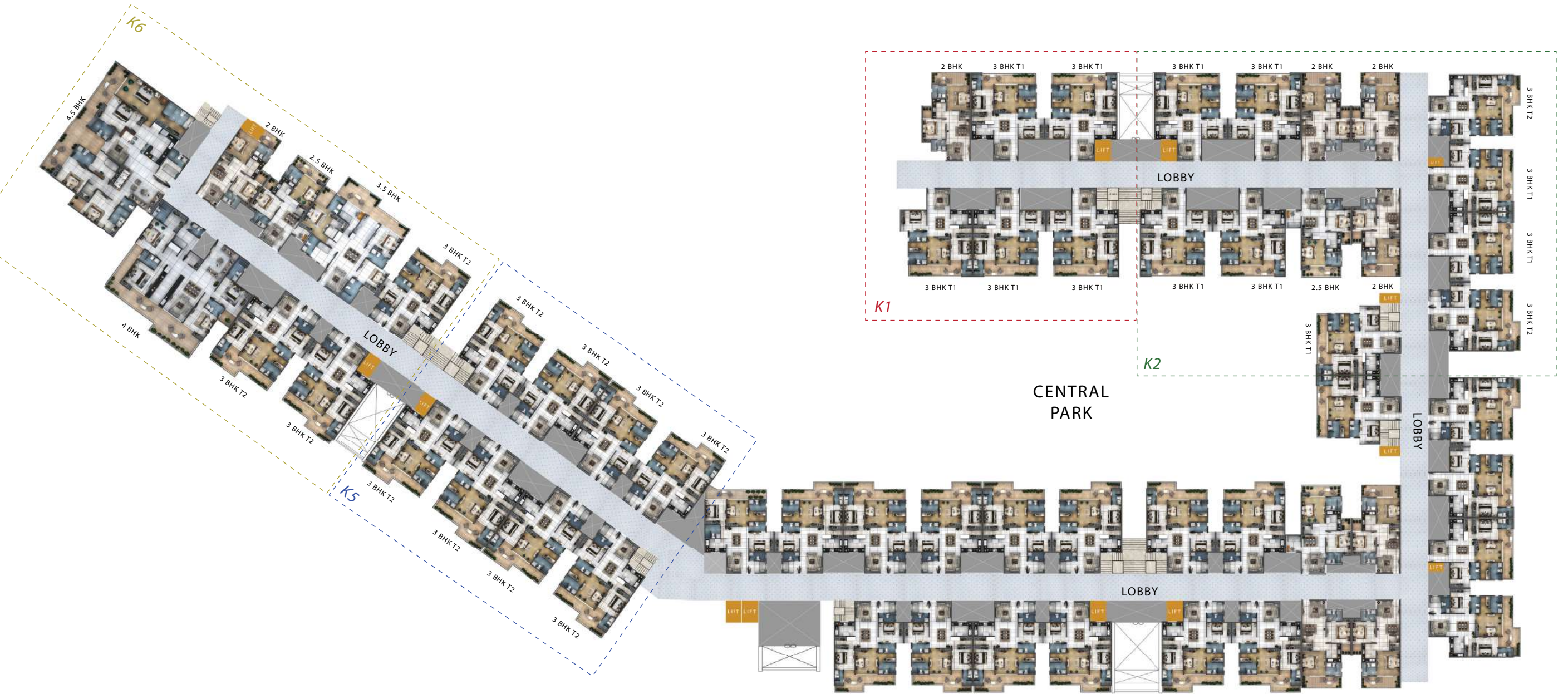
STILT PARKING

OPEN PARTY SPACE

INFINITY POOLS



# TOWER LAYOUT PHASE 4 KAVERI





# KAVERI LAYOUT





# FLOOR LAYOUT TOWER - KAVERI 1



Floor - G to 8  
 - 2 BHK - 1350 Sq. Ft.  
 - 3 BHK TYPE 1 - 1850 Sq.Ft.

Floor - 9  
 - 4 BHK SKY VILLAS TYPE 1 - 4200 Sq. Ft.

1 2 3 5 6

1 Feet = 304.8 mm | 1 Sq. Mt. = 10.76 Sq. Ft.



# FLOOR LAYOUT TOWER - KAVERI 2



Floor - G to 8  
 - 2 BHK - 1350 Sq. Ft.  
 - 2.5 BHK - 1500 Sq. Ft.  
 - 3 BHK TYPE 1 - 1850 Sq. Ft.  
 - 3 BHK TYPE 2 - 2100 Sq. Ft.

Floor - 9  
 - 4 BHK SKY VILLAS TYPE 1 - 4200 Sq. Ft.

1 2 6 7

- 4 BHK SKY VILLAS TYPE 2 - 4600 Sq. Ft.

5

1 Feet = 304.8 mm | 1 Sq. Mt. = 10.76 Sq. Ft.



# FLOOR LAYOUT TOWER - KAVERI 5



Floor - G to 8  
- 3 BHK TYPE 2 - 2100 Sq.Ft.

Floor - 9  
- 4 BHK SKY VILLAS TYPE 2 - 4600 Sq. Ft.

1 2 5 6 7 8

3 BHK TYPE 2

3 BHK TYPE 2

3 BHK TYPE 2

3 BHK TYPE 2

7

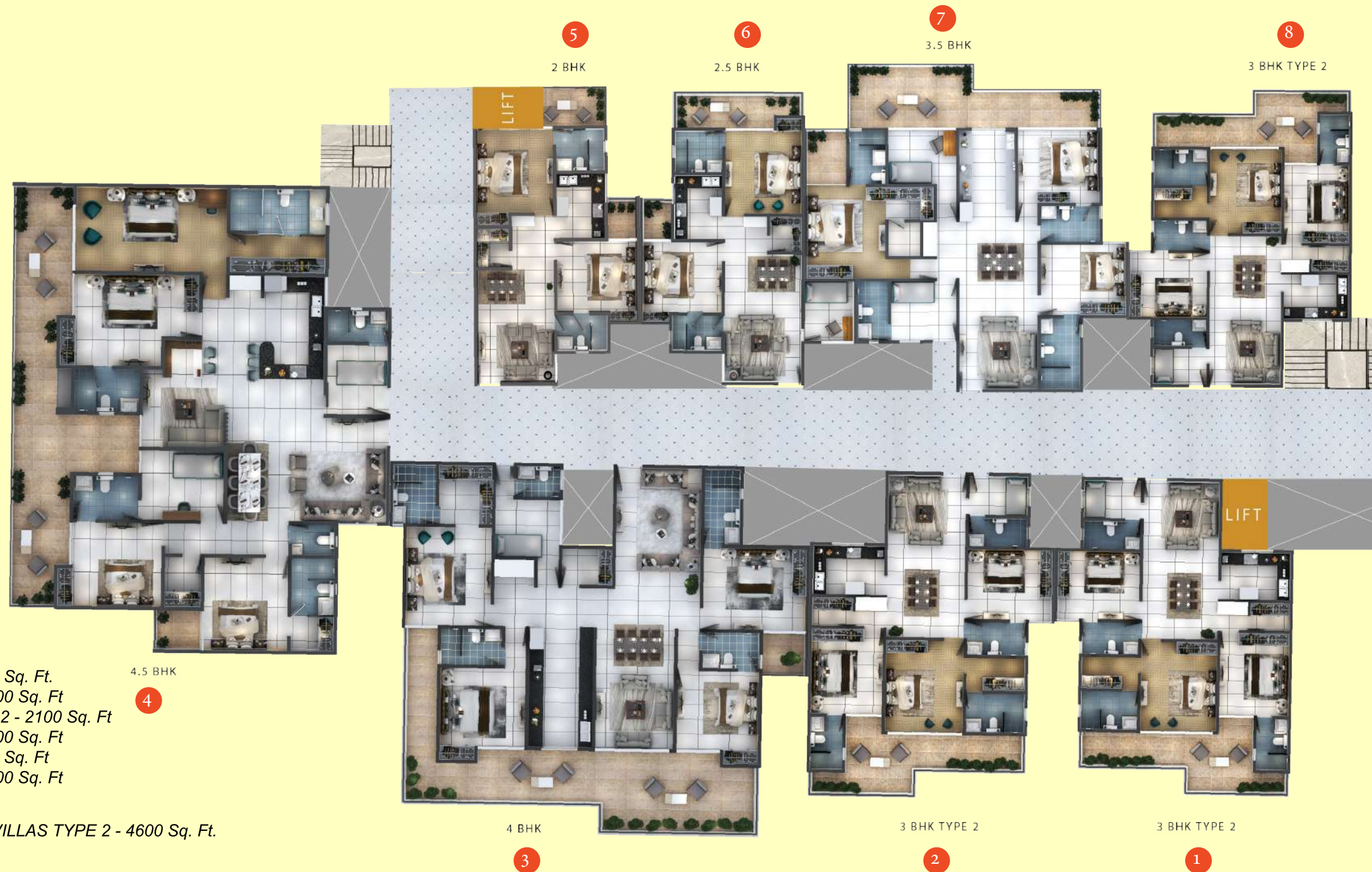
6

5

1 Feet = 304.8 mm | 1 Sq. Mt. = 10.76 Sq. Ft.



# FLOOR LAYOUT TOWER - KAVERI 6



Floor - G to 8

- 2 BHK - 1350 Sq. Ft.
- 2.5 BHK - 1500 Sq. Ft.
- 3 BHK TYPE 2 - 2100 Sq. Ft.
- 3.5 BHK - 2500 Sq. Ft.
- 4 BHK - 3150 Sq. Ft.
- 4.5 BHK - 3600 Sq. Ft.

Floor - 9

- 4 BHK SKY VILLAS TYPE 2 - 4600 Sq. Ft.

1 2 8

- 5 BHK SKY VILLAS - 7000 Sq. Ft. 3

- 6.5 BHK SKY VILLAS - 8100 Sq. Ft. 4



# PHASE 4 - KAVERI UNIT PLANS

Unit Type	Size (Sq.ft.)	Features in Units		
2 BHK+2T+2B	1350	Drawing Cum Dining   Master Bedroom   Kids/Guest Bedroom	Kitchen   Toilets   Puja   Store	Balconies   Lobby
2.5 BHK+2T+2B	1500	Drawing Cum Dining   Master Bedroom   Kids/Guest Bedroom   Home office/Study Room	Kitchen   Toilets   Puja   Store	Balconies   Lobby
3 BHK+3T+1B	1850	Drawing Cum Dining   Master Bedroom   Kids Bedroom   Guest Bedroom	Kitchen   Toilets   Puja   Store	Dress   Balcony
3 BHK+4T+1B	2100	Master Bedroom   Kids/Guest Bedroom   Living Cum Dining Room	Kitchen   Toilets   Puja   Store	Balcony   Servant Room/Home Office   Dress
3.5 BHK+4T+2B	2500	Drawing Cum Dining Room   Master Bedroom   Kids/Guest Bedroom   Home office/Study Room	Kitchen   Toilets   Puja   Store	Balconies   Servant Room   Dress
4 BHK+5T+2B	3150	Master Bedroom   Kids/Guest Bedroom   Drawing Room   Dining Cum Lounge   Bed Room	Kitchen   Toilets   Puja   Store	Balconies   Servant Room/Home Office   Dress
4.5 BHK+6T+4B	3600	Master Bedroom   Kids Room   Guest Bedroom   Drawing Room   Dining Cum Lounge   Bed Room   Study Cum Home Office	Lounge   Bar   Kitchen   Toilets   Puja   Store	Balconies   Servant Room   Dress
SKY VILLA 4 BHK+6T+1B	4200	Drawing Room   Master Bedroom   Guest Room   Dining Room   Kids Room   Bed Room	Kitchen   Toilets   Puja   Store   Family Lounge	Balconies   Servant Room   Lap Pool   Large Terrace   Private Elevator
SKY VILLA 4 BHK+6T+1B	4600	Drawing Room   Master Bedroom   Guest Room   Dining Room   Kids Room   Bed Room	Kitchen   Toilets   Puja   Store   Family Lounge	Balconies   Servant Room   Lap Pool   Large Terrace   Private Elevator
SKY VILLA 5 BHK+7T+2B	7000	Drawing Room   Master Bedroom   Guest Room   Dining Room   Kids Room   Bed Room	Kitchen   Toilets   Puja   Store   Family Lounge	Balconies   Servant Room   Lap Pool   Large Terrace   Private Elevator
SKY VILLA 6.5 BHK+9T+5B	8100	Drawing Room   Master Bedroom   Guest Room   Dining Room   Kids Room   Bed Room	Kitchen   Toilets   Puja   Store   Family Lounge	Balconies   Servant Room   Lap Pool   Large Terrace   Private Elevator



# PHASE 4 - UNITS PLANS



2 BHK+2T+2B  
1350 SQ.FT.

Entrance



2.5 BHK+2T+2B  
1500 SQ.FT.

Entrance



# PHASE 4 - UNITS PLANS



3 BHK+3T+1B  
1850 SQ.FT. || (TYPE 1)



3 BHK+4T+1B  
2100 SQ.FT. || (TYPE 2)

1 Feet = 304.8 mm | 1 Sq. Mt. = 10.76 Sq. Ft.



# PHASE 4 - UNITS PLANS



3.5 BHK+4T+2B  
2500 SQ.FT.



# PHASE 4 - UNITS PLANS



4 BHK+5T+2B  
3150 SQ.FT.

1 Feet = 304.8 mm | 1 Sq. Mt. = 10.76 Sq. Ft.



# PHASE 4 - UNITS PLANS



4.5 BHK+6T+2B  
3600 SQ.FT.



# PHASE 4 - UNITS PLANS



SKY VILLA  
4BHK+5T+1B || 4200 SQ.FT.

1 Feet = 304.8 mm | 1 Sq. Mt. = 10.76 Sq. Ft.



# PHASE 4 - UNITS PLANS



**SKY VILLA**  
**4BHK+5T+1B || 4200 SQ.FT.**



# PHASE 4 - UNITS PLANS



SKY VILLA  
 4BHK+6T+1B || 4600 SQ.FT. || TYPE 2

1 Feet = 304.8 mm | 1 Sq. Mt. = 10.76 Sq. Ft.



# PHASE 4 - UNITS PLANS



SKY VILLA  
 4BHK+6T+1B || 4600 SQ.FT. || TYPE 2



# PHASE 4 - UNITS PLANS



SKY VILLA  
 5BHK+7T+2B || 7000 SQ.FT.

Entrance

1 Feet = 304.8 mm | 1 Sq. Mt. = 10.76 Sq. Ft.



# PHASE 4 - UNITS PLANS



SKY VILLA  
5BHK+7T+2B || 7000 SQ.FT.



# PHASE 4 - UNITS PLANS



SKY VILLA  
6.5 BHK+9T+3B || 8100 SQ.FT.

1 Feet = 304.8 mm | 1 Sq. Mt. = 10.76 Sq. Ft.



# PHASE 4 - UNITS PLANS



**SKY VILLA**  
6.5 BHK+9T+3B || **8100 SQ.FT.**



WELCOME TO THE  
ALAKNANDA TOWER<sup>®</sup>S







# ALAKNANDA LAYOUT





## Floor Layout - Tower Alaknanda 1



## Floor Layout - Tower Alaknanda 2





## Floor Layout - Tower Alaknanda 3

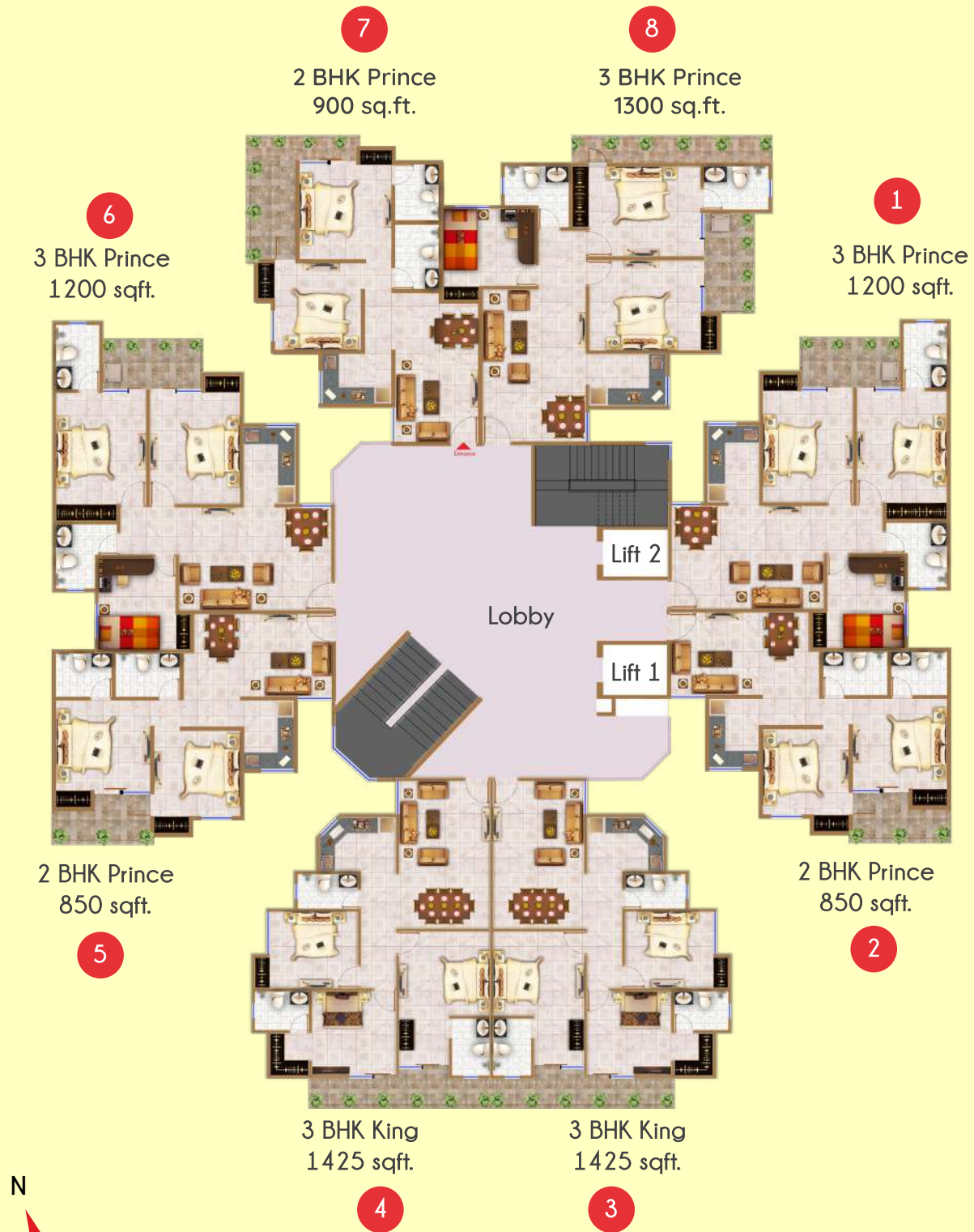


## Floor Layout - Tower Alaknanda 4





## Floor Layout - Tower Alaknanda 5



## Floor Layout - Tower Alaknanda 6





## Floor Layout - Tower Alaknanda 7

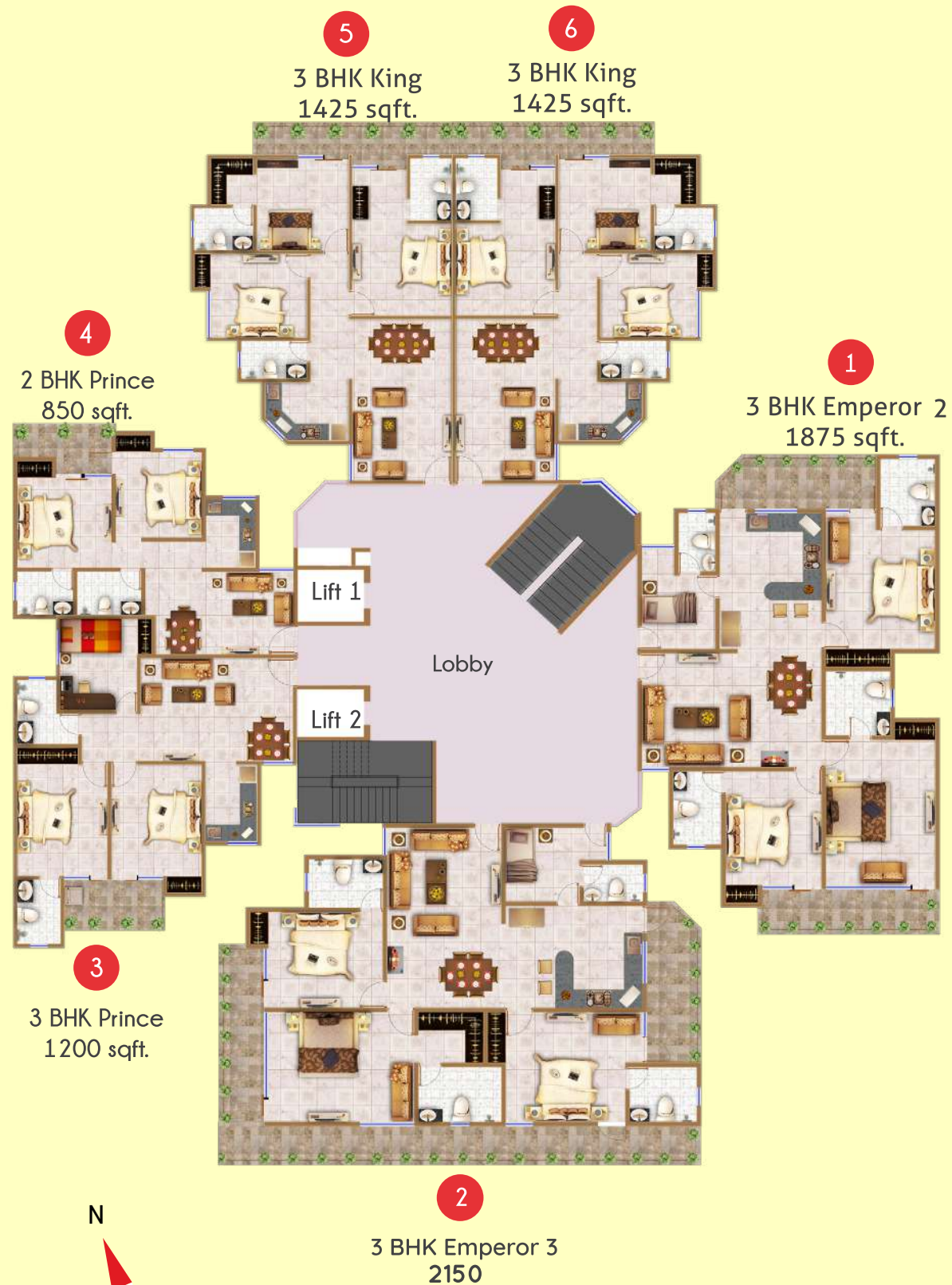


## Floor Layout - Tower Alaknanda 8





## Floor Layout - Tower Alknanda 9



## Floor Layout - Tower Alknanda 10





# PHASE 3 - ALAKNANDA UNIT PLANS

Unit Type	Size (Sq.ft.)	Features in Units		
Studio King	435	Master Bedroom Cum Living	Kitchenette   Toilet	Balcony
1 BHK King	650	Master Bedroom   Living Cum Kitchenette	Toilet	Balcony
1 BHK Emperor C	700	Master Bedroom   Living Cum Dining   Kitchen	Toilet	Balcony
2 BHK Prince	850	Master Bedroom Kids/Guest Bedroom Living Cum Dining Room	Kitchen   Toilet	Balcony
2 BHK Prince	900			
2 BHK King	1000	Master Bedroom   Kids/Guest Bedroom Living Cum Dining Room	Kitchen   Toilet	Dresser   Lobby   Balcony
3 BHK Prince	1200	Master Bedroom   Kids/Guest Bedroom Living Room	Living Cum Dining Room	Dresser   Toilets   Balcony
3 BHK King	1425	Master Bedroom   Guest Bedroom Living Cum Dining Room	Kids Bedroom   Kitchen	Dresser   Toilets   Lobby   Balcony
3 BHK Emperor 3	1875	Master Bedroom   Guest Bedroom Living Cum Dining Room	Kids Bedroom   Servant Room   Kitchen	Dresser   Toilets   Lobby   Balcony
3 BHK Emperor 4	1925	Master Bedroom   Guest Bedroom Living Cum Dining Room	Kids Bedroom   Servant Room   Kitchen	Dresser   Toilets   Balcony
3 BHK Emperor 5	2150			
4 BHK Prince	2100	Master Bedroom   Guest Bedroom   Kids Room   Study Room   Living Cum Dining Room	Family Lounge   Servant Room   Kitchen   Toilets	Toilets   Balcony
4 BHK Penthouse Prince	2660	Master Bedroom   Guest Bedroom Kids Bed Room   Living Cum Dining Room   Lobby	Servant Room   Kitchen   Puja Toilets	Balconies   Dresser   Large Terrace
3 BHK Penthouse King	2900			
4 BHK Penthouse King	3025	Master Bedroom   Guest Bedroom Kids Bed Room   Living Cum Dining Room   Lobby   Family Lounge	Servant Room   Kitchen   Puja Toilets	Balconies   Dresser   Large Terrace



# PHASE 3 - UNIT PLANS

Studio King - 40.41 sq.mt. /435 sq. ft.



1 BHK King - 60.38 sq. mt. /650 sq. ft.





# PHASE 3 - UNIT PLANS

1 BHK Emperor (C) - 65.03 sq. mt. /700 sq. ft.



1 BHK Emperor (A) - 65.03 sq. mt. /700 sq. ft.





# PHASE 3 - UNIT PLANS

1 BHK Emperor (B) - 65.03 sq. mt. /700 sq. ft.



2 BHK Prince - 78.96 sq. mt. /850 sq. ft.





# PHASE 3 - UNIT PLANS

2 BHK Prince - 83.61 sq. mt./900 sq.ft.



1 Feet = 304.8 mm | 1 Sq. Mt. = 10.76 Sq. Ft.



# PHASE 3 - UNIT PLANS

2 BHK King - 92.90 sq. mt. /1000 sq. ft.





# PHASE 3 - UNIT PLANS

3 BHK Prince - 111.48 sq. mt. /1200 sq. ft.

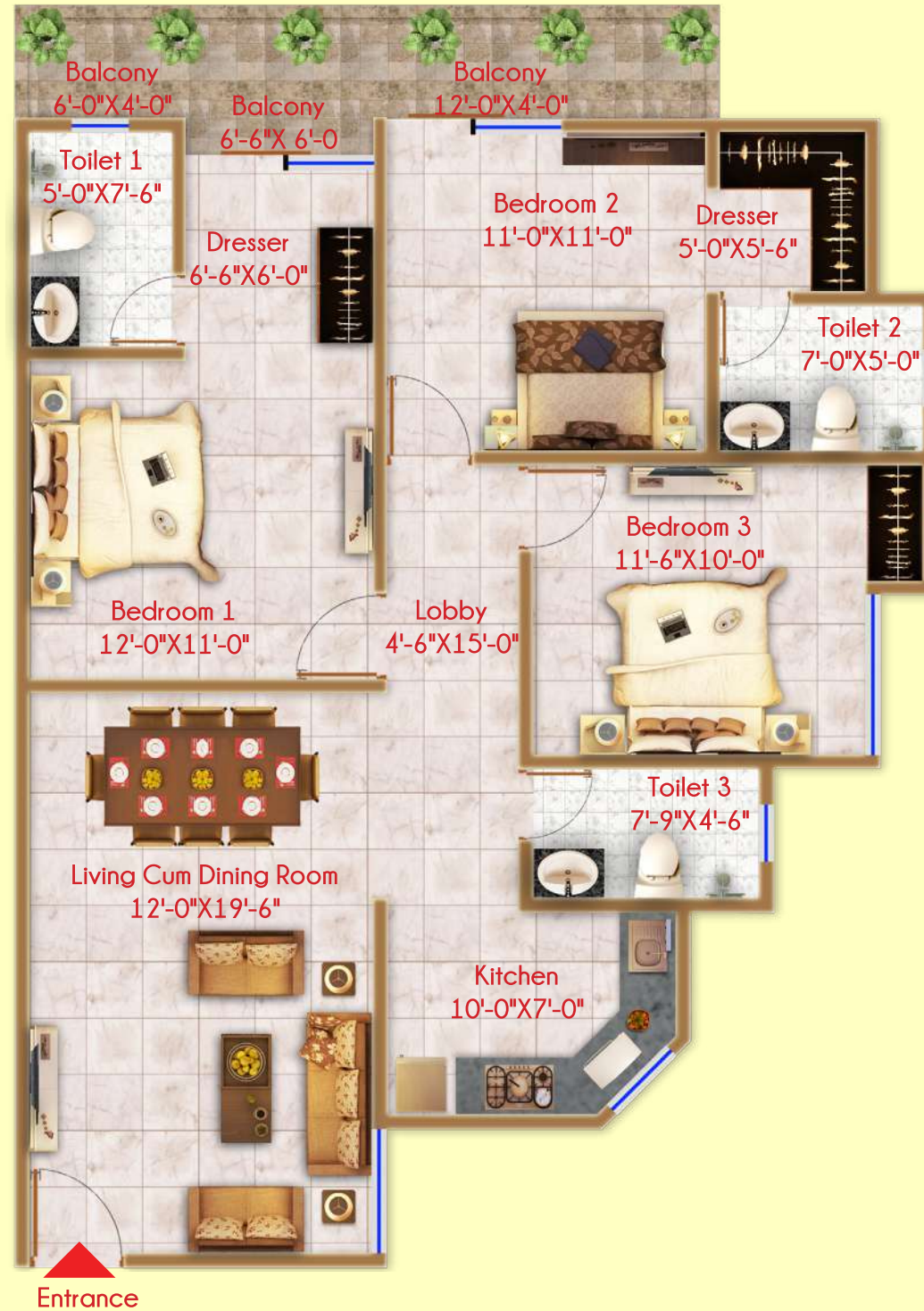


1 Feet = 304.8 mm | 1 Sq. Mt. = 10.76 Sq. Ft.



# PHASE 3 - UNIT PLANS

3 BHK King - 132.38 sq. mt. /1425 sq. ft.





# PHASE 3 - UNIT PLANS

3 BHK Emperor (3) - 174.19 sq. mt. / 1875 sq. ft.





# PHASE 3 - UNIT PLANS

3 BHK Emperor (4) - 178.33 sq. mt. / 1925 sq. ft.





# PHASE 3 - UNIT PLANS

3 BHK Emperor (5) - 199.74 sq.mt. / 2150 sq.ft.



1 Feet = 304.8 mm | 1 Sq. Mt. = 10.76 Sq. Ft.



# PHASE 3 - UNIT PLANS

4 BHK Prince - 195.09 sq. mt. /2100 sq. ft.



1 Feet = 304.8 mm | 1 Sq. Mt. = 10.76 Sq. Ft.



# PHASE 3 - UNIT PLANS

4 BHK Penthouse Prince - 2660 sq. ft.



1 Feet = 304.8 mm | 1 Sq. Mt. = 10.76 Sq. Ft.



# PHASE 3 - UNIT PLANS

4 BHK Penthouse Prince - 247.12 sq. mt. /2660 sq. ft.



1 Feet = 304.8 mm | 1 Sq. Mt. = 10.76 Sq. Ft.



# PHASE 3 - UNIT PLANS

4 BHK Penthouse King - 281.03 sq. mt. /3025 sq. ft.





# PHASE 3 - UNIT PLANS

4 BHK Penthouse King - 281.03 sq. mt. /3025 sq. ft.



1 Feet = 304.8 mm | 1 Sq. Mt. = 10.76 Sq. Ft.



# Alaknanda 2 - Unit Plans

2 BHK Tulip - 78.96 sq. mt. /850 sq. ft.



2 BHK Marigold - 92.90 sq. mt. /1000 sq. ft.





# Alaknanda 2 - Unit Plans

3 BHK Lavender - 111.48 sq. mt / 1200 sq. ft.

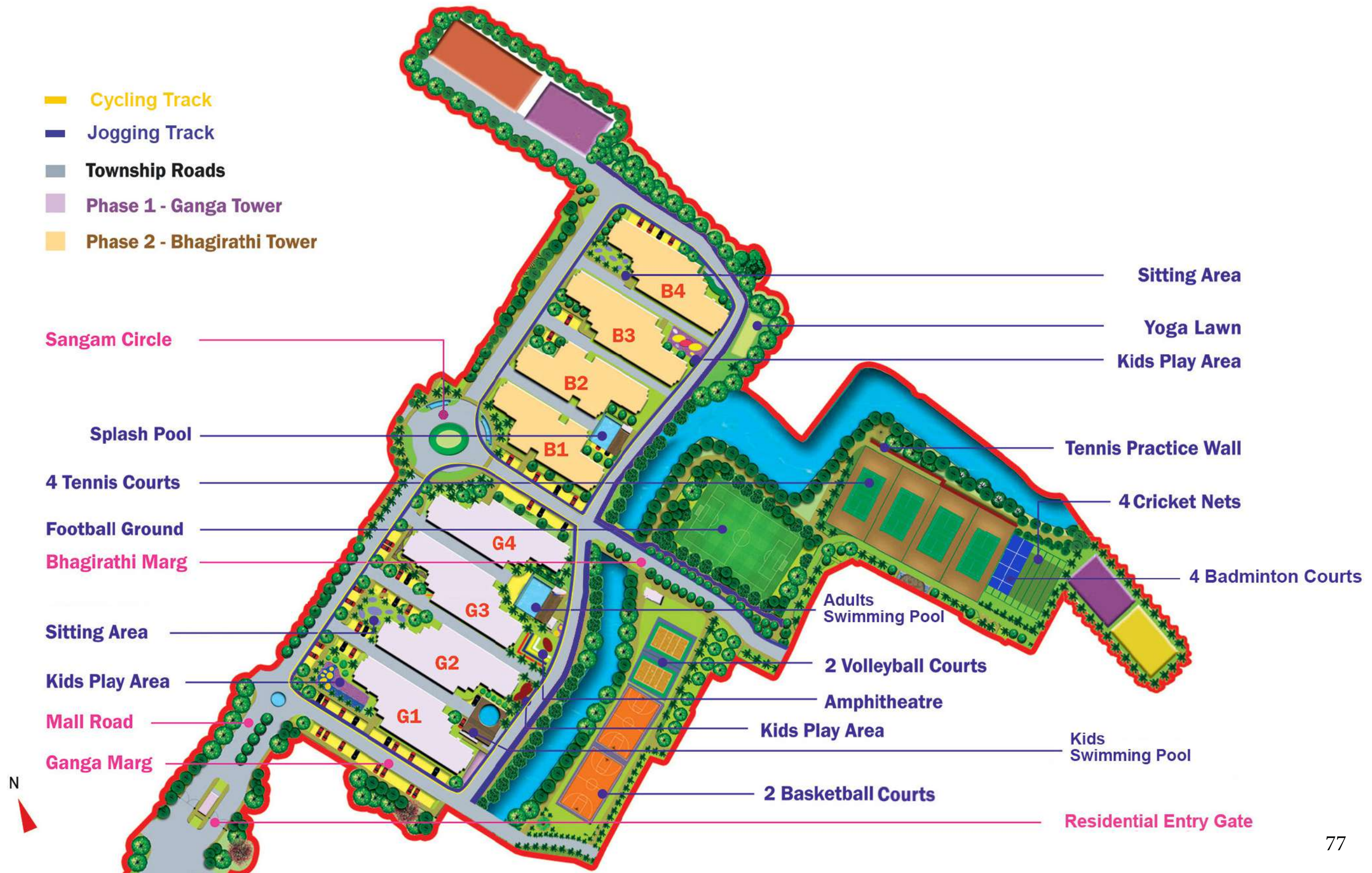


3 BHK Magnolia - 135.63 sq. mt / 1460 sq. ft.





# MASTER PLAN - PHASE 1 GANGA & PHASE 2 BHAGIRATHI





# PHASE 1 & 2 - UNIT PLANS

2 BHK Classic - 76.92 sq. mt. / 828 sq. ft.



2 BHK Premium - 101.26 sq. mt. / 1090 sq. ft.





# Floor Layout - Phase 1 Ganga





# Floor Layout - Phase 2 Bhagirathi





ACTUAL IMAGES OF THE PROJECT



Kids Play Area



Green Environment



Sitting Area



Phase 1 - Ganga

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