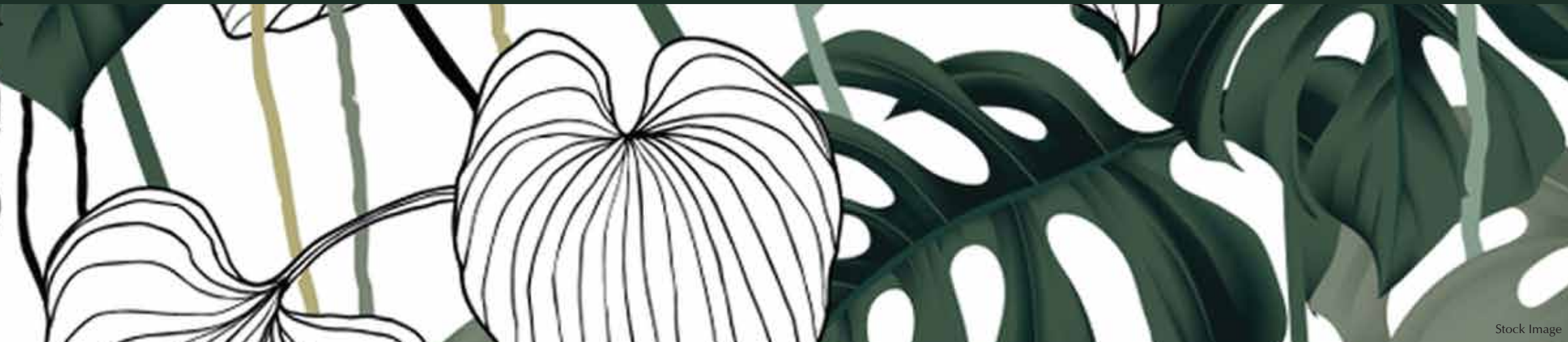




 | KOHINOOR
EDEN





WALK INTO THE PROMISED LAND OF YOUR DREAMS

An aerial photograph of Kalyan city at sunset. The sun is low on the horizon, casting a golden glow over the city and the surrounding mountains. The sky is a mix of blue and orange, with some wispy clouds. The city below is densely packed with buildings, and the mountains in the background are silhouetted against the bright sky.

Kalyan - The Epicentre of Growth

From a small hamlet in the Thane district to one of the most thriving real estate markets in the MMR region, Kalyan has scripted a growth story like no other city. It enjoys a strategic location and dominant position in the matrix of North Mumbai and is growing at a faster pace than any other town. Giving Kalyan the edge, are a series of infrastructure initiatives and growth triggers including its selection as a 'Smart City'. The connectivity of Kalyan is expected to grow manifold with a slew of major projects and government schemes.

HARNESSING THE POWER OF 5



POWERED BY CONNECTIVITY

Kalyan is strategically located and is easily accessible via road and railways. A robust bus service and suburban rail network offers non-stop connectivity to daily commuters.

POWERED BY SMARTNESS

Selected amongst the first 100 Smart Cities in India, Kalyan is ready to power ahead to a bright future. As part of this mega project, Kalyan will witness a slew of measures like railway station re-development, water-front creation, and 2,000+ acres of prioritised land development.

POWERED BY INDUSTRIAL GROWTH

A prominent SME cluster, Kalyan is slated to witness long-term economic growth with a series of government projects and initiatives.

POWERED BY SOCIAL INFRASTRUCTURE

Kalyan is home to a thriving social infrastructure which includes many reputed hospitals, schools, and colleges, along with the Mumbai University sub-campus & the prestigious BITS School of Management. The area also boasts of several recreational options in the form of malls, shopping centres, and public parks.

POWERED BY PRICE APPRECIATION

Kalyan has emerged as a major investment destination due to its steady growth and good future prospects. Due to multiple growth triggers, the city has registered a price appreciation of approx. 7% in the last two years. Keeping in account the price trends and consistent demand, Kalyan is definitely a sound investment destination for the future.



Feel Close To Nirvana

It feels like heaven when you stay well-connected to all the conveniences, when your family can indulge in 40 state-of-the-art amenities every day, when you have access to a spacious home at an unbelievable price!



Artistic Impression

Heaven Is A Place On Earth And We Call It Kohinoor Eden



At Kohinoor Group, we strive to create the finest living spaces for our valued customers. To create a unique identity of our project Kohinoor Eden, we have sought inspiration from the Garden of Eden.



Stock Image

A SYMBOL
OF RENEWED
LIFE.



AN ENCHANTING
GARDEN OF
CREATION.

AN EPITOME
OF FINE
LIVING.





Dwell In A Perfect Paradise Experience An Enchanting Lifestyle Everyday

These five acres of urban paradise comprising of seven high rise towers are replete with abundant landscaping and greenery. A perfect blend of 40 lifestyle amenities, proximity to Kalyan station and all the important conveniences at an unbelievable price will be nothing less than paradise for the residents of Kalyan.



Stock Image



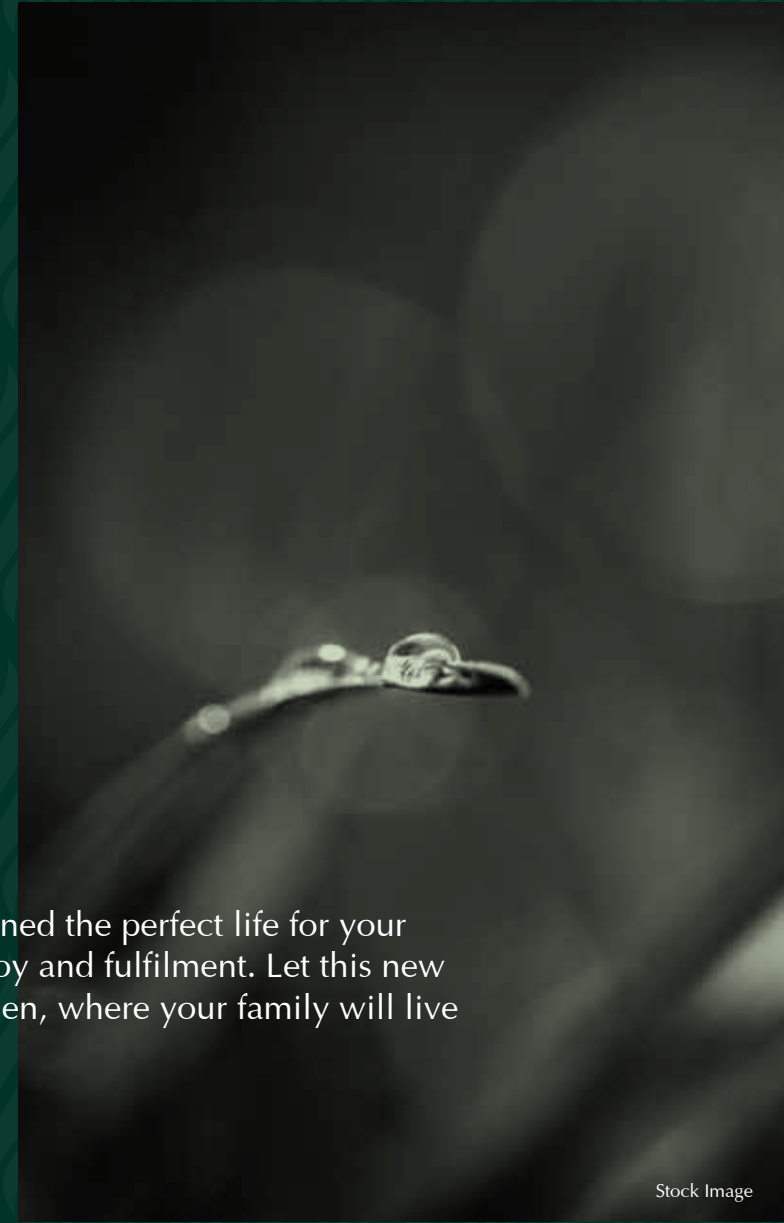
MASTER PLAN

The Stepping Stone To
An Exciting & Enchanting Life

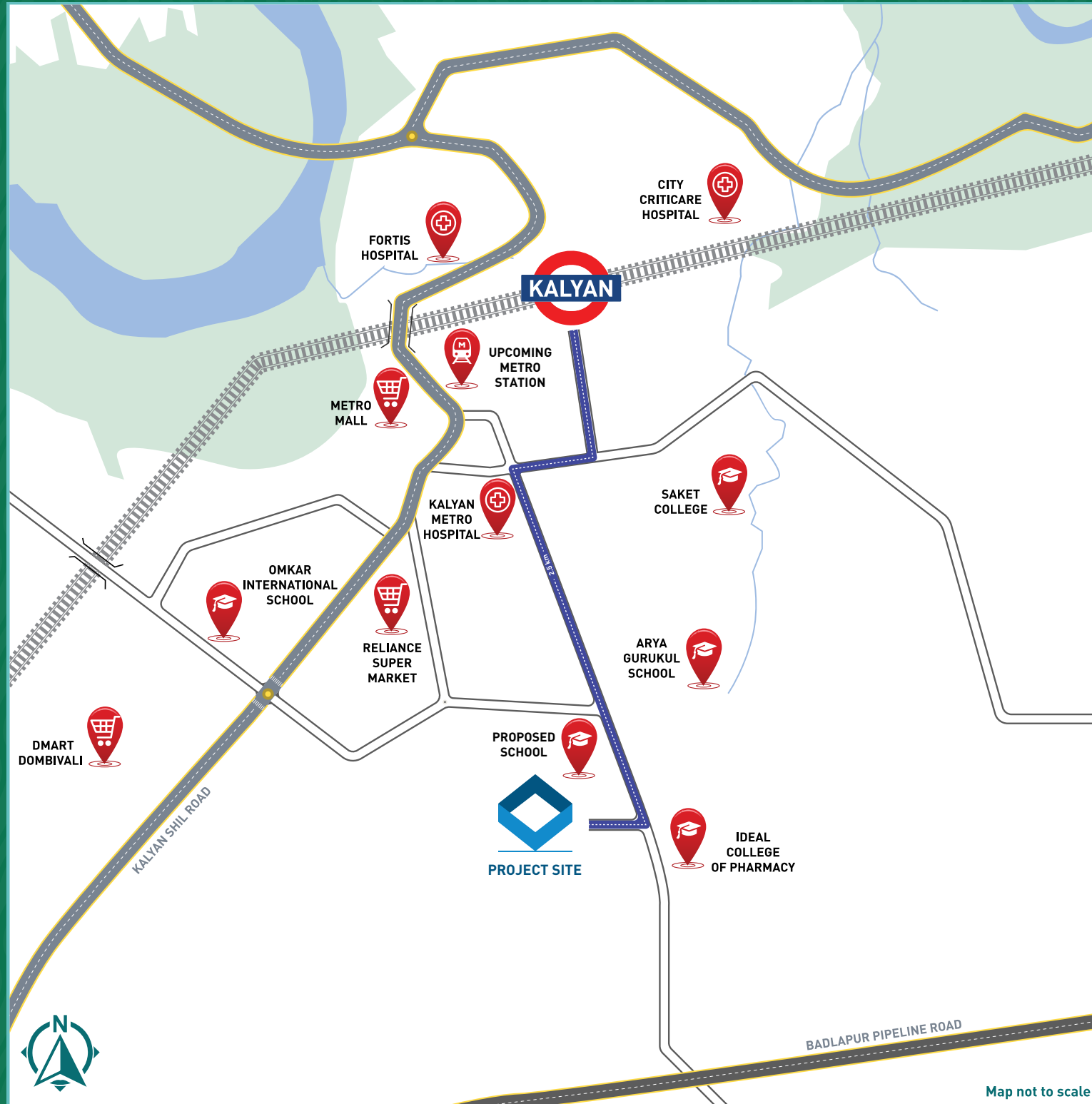


KOHINOOR
EDEN

You have always envisioned the perfect life for your family full of unlimited joy and fulfilment. Let this new life begin at Kohinoor Eden, where your family will live the life of their dreams.







Stock Image



Map not to scale

STAY CONNECTED TO ALL CONVENIENCES

		DISTANCE IN km (approx.)	DISTANCE IN TIME (approx.)
TRAVEL 	Kalyan Station	3.7 km	13 min
	Vithalwadi Station	5.0 km	15 min
	Dombivili Station	7.7 km	22 min
	Kalyan Shil Road Bus Stop	7.5 km	25 min
	Badlapur Pipeline Road	0.5 km	02 min
			3.6 km
SHOPPING 	Metro Mall	3.5 km	11 min
	Dmart - Kalyan	2.8 km	08 min
	Dmart - Ambernath	6.1 km	15 min
	Reliance Super Market	3.0 km	09 min
HOSPITALS 	Kalyan Metro Hospital	3.0 km	09 min
	Suman Multispeciality Hospital	0.5 km	02 min
	Amey Multispeciality Hospital	2.8 km	08 min
	Fortis Hospital	4.7 km	15 min
EDUCATION 	Proposed School	0.0 km	00 min
	Pendarkar College	6.0 km	17 min
	Arya Gurukul School	1.7 km	07 min
	Ideal College of Pharmacy	4.0 km	20 min
	Omkar International School	6.0 km	18 min

The Ideal Location

At Kohinoor Eden, your life will be at the epicentre of growth and connectivity. Everything you need is just a stone's throw away. Like it should be!



Stock Image



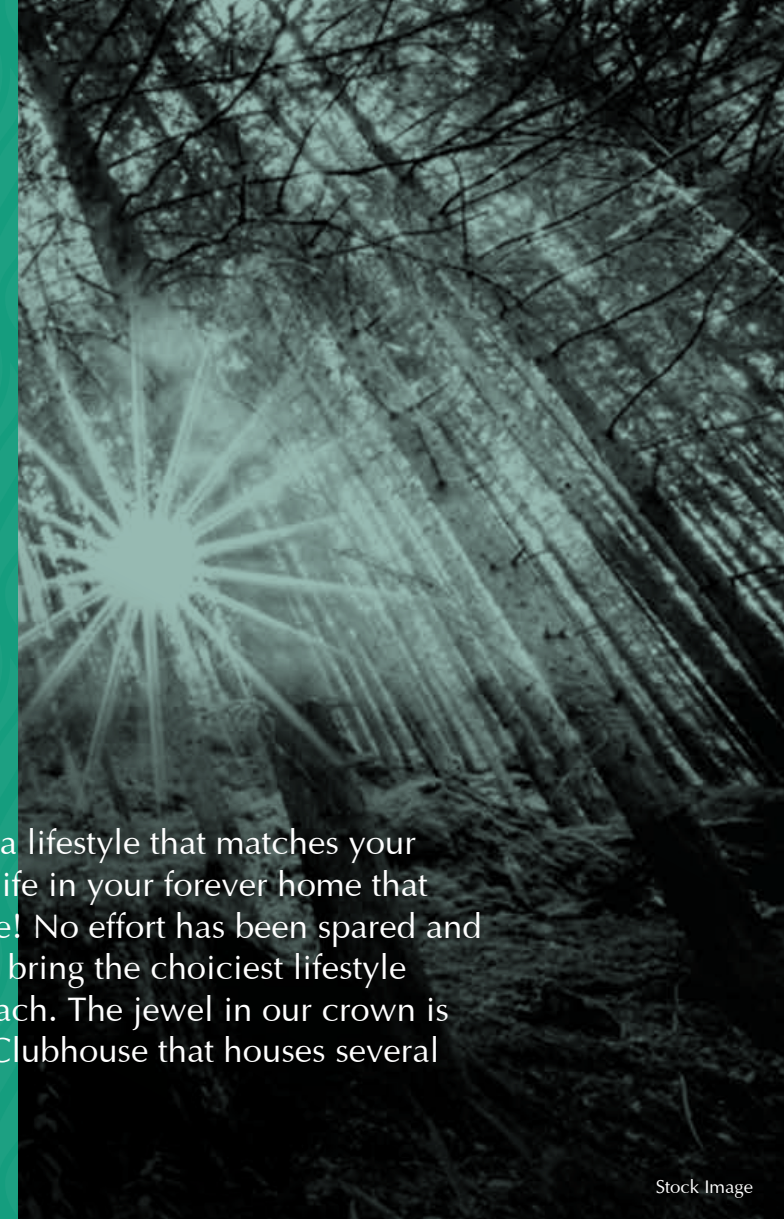
Live The Lifestyle of Your Dreams Everyday

Elevate to a higher stratum of fine living with unique amenities that have been carefully curated for your fitness, happiness & wellbeing. It's a whole new world of comfort & convenience where you & your family can create the happiest memories together.



40 Reasons To Feel Blissful Everyday

We believe you deserve a lifestyle that matches your aspirations, an elevated life in your forever home that brings your dreams to life! No effort has been spared and no stone left unturned to bring the choicest lifestyle amenities within your reach. The jewel in our crown is the 20,000 sq. ft. grand Clubhouse that houses several recreational options.



Stock Image



GYMNASIUM



TABLE TENNIS



LANDSCAPED GARDEN



INFINITY SWIMMING POOL



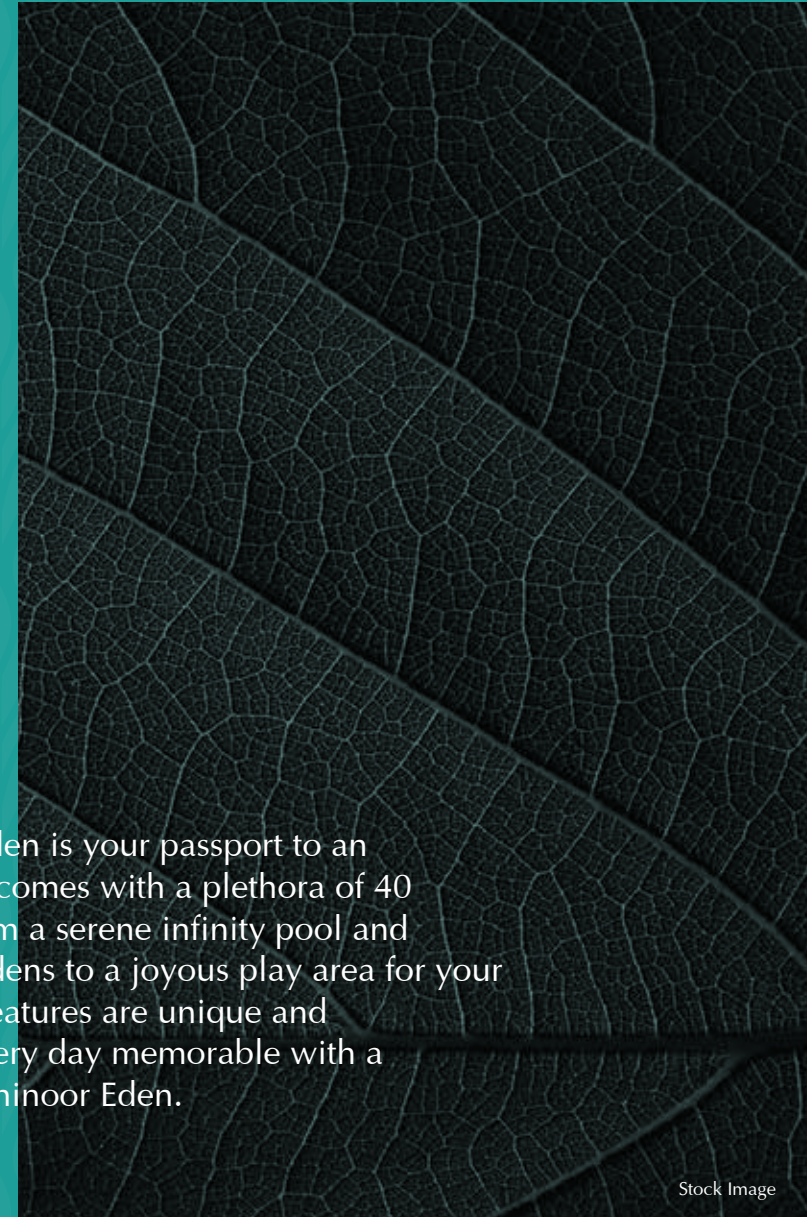
KID'S PLAY AREA



AMPHITHEATRE

Come Home to The Ultimate Lifestyle

A home at Kohinoor Eden is your passport to an upgraded lifestyle that comes with a plethora of 40 modern amenities. From a serene infinity pool and tranquil landscape gardens to a joyous play area for your children, the lifestyle features are unique and mesmerizing. Make every day memorable with a splendid lifestyle at Kohinoor Eden.



Stock Image



SQUASH COURT

Stock Image



BANQUET HALL

Stock Image



JOGGING TRACK

Stock Image



ZUMBA ROOM

Stock Image



STAR GAZING TELESCOPE

Stock Image



YOGA & MEDITATION DECK

Stock Image

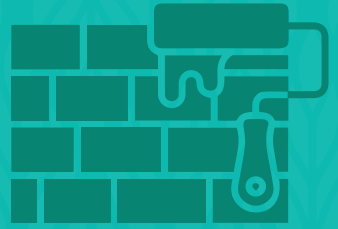
- 20,000 sq.ft. Clubhouse
- Rooftop Infinity Swimming Pool
- Rooftop Garden
- Gymnasium
- Indoor Games (Table Tennis, Carrom, Foosball)
- Zen Garden
- Jogging Track
- Multi-Play Court (Tennis, Basketball, Cricket)
- Kid's Pool
- Children's Play Area
- Squash Court
- Badminton Court
- Skating Area
- Open Yoga & Meditation Deck
- Amphitheatre
- Library
- Multi-purpose Hall (Yoga, Dance)
- Barbeque Deck
- Banquet Hall
- Stars Gazing Telescope
- Gazebo / Pergolas

- Music Room
- Mini Theatre (40-Seater)
- Jacuzzi
- Steam Bath
- Fountain / Water Body
- Temple
- Senior Citizen Garden
- Party Lawn
- Chess Play Lawn
- Acupressure Pathway
- Parking
- Double Height Entrance Lobby
- Fire Fighting System
- Power Back-Up for Common Areas
- CCTV In Entrance Lobby
- Biometric Access in Lobby
- Intercom Connection
- 3 Lifts for Each Building (One Stretcher Lift)
- Capsule Lift for Club House
- Society Office



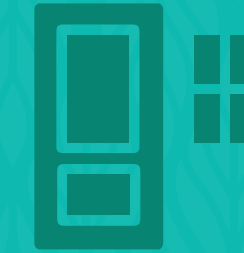
Stock Image

EMBRACE AN ENJOYABLE LIFESTYLE EVERYDAY



FINISHING

- Gypsum finished internal walls
- Premium quality emulsion paint
- Textured external walls with pure acrylic paint



DOORS & WINDOWS

- Designer flush doors with laminate sheet and branded lock
- Aluminum Windows
- Marble windowsill



KITCHEN

- Granite kitchen platform
- Parallel service platform
- Branded stainless steel sink
- Door level tiles



BATHROOM & WC

- Designer bathrooms
- Branded sanitary ware
- Concealed plumbing with Jaguar / equivalent CP fittings
- Door level wall tiles
- Orrisa Pan in common WC



ELECTRICAL FIXTURES

- Branded concealed copper wiring with MCB
- Branded modular switches
- Provision for AC, TV, VDP and internet
- Points for inverter & battery

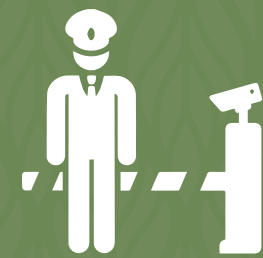


FLOORING

- Vitrified flooring in complete flat
- Anti-skid tiles in Bathrooms and Toilets

APARTMENT SPECIFICATIONS

Experience best-in-class security,
for your safety is our priority



SECURITY

- Three lifts with ARD in each building
- CCTV in Main lobby
- Access control system at building entrance
- Intercom connection
- Power backup for selected common areas
- Earthquake resistant RCC
- Fire Fighting System
- Provision for VDP



GREEN FEATURES

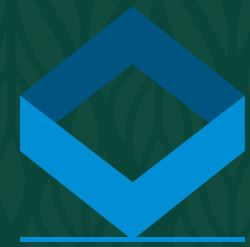
- Recreational areas
- Sewage Treatment Plant
- Rain water harvesting
- Water efficient sanitary ware
- Eco-friendly shower heads
- Energy efficient concealed wires
- Solar water heater

Be one with nature with
ample eco-friendly features

PROJECT SPECIFICATIONS

Stock Image

Stock Image



KOHINOOR
Foundation for a better life

Belief Builds Brilliance We Believe In Delivering Everlasting Excellence

This positive belief to bring transformation has guided us in our endeavors since our inception in 1992. Over two decades, we have remained committed to redefining lifestyles across major cities. We have evolved from project-to-project, offering the latest and finest amenities, while maintaining attention to detail and emphasis on quality.





KOHINOOR
Foundation for a better life



Kohinoor Lifestyle
Kalyan West



Kohinoor Luxuria
Kalyan East



Kohinoor Aashiyana
Kalyan East



Kohinoor Castles
Ambarnath



Kohinoor Maxciti
Ambarnath



Kohinoor Majestic
Kalyan West



Kohinoor Waves
Ulhasnagar



BUILD YOUR PERSONAL PARADISE WITH KOHINOOR EDEN



KOHINOOR
Foundation for a better life

CONTACT US TO KNOW MORE - 022 4890 0453

SITE ADDRESS: KOHINOOR EDEN, ADIVALI - DHOKALI VILLAGE, OFF MALANGAD ROAD, KALYAN EAST.

RERA Registration No. P51700030888, P51700030963 | ANAROCK Property Consultants Pvt. Ltd. MahaRERA Registration No. A51900000108 available at maharera.mahaonline.gov.in

Strategic Partner

ANAROCK
RESIDENTIAL

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