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# MANHATTAN, THE BIG APPLE.

It's more than a city. It's the world's cultural melting pot with its iconic culture and lifestyle. Studded with its gleaming skyscrapers and a bustling energy, Manhattan is where the world wants to live.

Which is why, we're bringing it home to Wadala, Mumbai.





# TWO CITIES. ONE SOUL.

No two cities are more similar than Mumbai and Manhattan.

From the electric pace and bustling energy to the happening nightlife and the love for art and cinema.

Manhattan could be called Mumbai's global counterpart.



# GLOBAL BY DESIGN, INDIA AT HEART. THE AJMERA GROUP.

With a global mindset and a heart rooted in India,  
we have come a long way since 1968.





# AJMERA GROUP AN EXPANSE OF EXCELLENCE.



Built on Trust







Reference image



EDUCATION



RENEWABLE ENERGY



LOGISTICS



SPORTS



CEMENT



SAFE DEPOSIT LOCKERS

Reference image

# OUR JOURNEY OF LEGACIES.

**1980**

We built Shanti Nagar in Mira Road, Asia's Biggest Township

**1994**

We collaborated with Mehta Group to build Kalyan's one-of-a-kind luxury real estate - Yogi Dham

**2001**

We built Citi Mall, Mumbai's first ever Mall-Multiplex

**2006**

We built the biggest residential project in Electronic City, Bangalore-Ajmera Infinity

**2006**

We gave Wadala 25 acres of lush private garden, the biggest in the city - Bhakti Park

**2008**

We envisaged the tallest residential towers with Bahrain Bay- Golden Gate Towers

**2008**

We helped facilitate IMAX Dome Theatre in Wadala - the world's biggest dome theatre of its time

**2010**

We changed Mumbai's residential living forever with Ajmera i-Land in Wadala

**2014**

We brought global standards of education to Mumbai with Ajmera Global School in Borivali

**2022**

We unveiled Ajmera Manhattan at Ajmera i-Land, Wadala





# ALL RIVERS OF INSPIRATION FLOW TO **WADALA**

Which is why Wadala is a land of many firsts.

First to have a 25-acre private garden

First monorail in Mumbai

First IMAX Dome theatre in India

First & only freeway of Mumbai

Wadala offers excellent connectivity to every part of  
Mumbai and its sister cities.

With an ever-expanding network of roads, metros, railways and  
water transport, every part of Mumbai is easily accessible from here.



# IF IT'S WADALA IT HAS TO BE AJMERA.

Just say 'Ajmera' in Wadala and you will be taken to  
the landmarks we have constructed like:

**AJMERA  
BHAKTI PARK**

**AJMERA  
AEON**

**AJMERA  
ZEON**

**AJMERA  
TREON**

**AJMERA  
GREENFINITY**







# THE FUTURE OF GLOBAL LIVING IN MUMBAI



Sprawled across a mammoth 100 acres, Ajmera i-Land has established itself as a space for futuristic living. With iconic landmarks like Aeon, Zeon, and Treon. Born of a vision of how future living should be, our landmark offering is a beacon of Mumbai's new luxury lifestyle and contemporary living.

# REDEFINING MUMBAI'S CONNECTIVITY OF TOMORROW.



Close Proximity to  
Chembur &  
Navi Mumbai via  
Eastern Freeway



2 mins from  
Bhakti Park  
Monorail Station



4 mins from  
Proposed Metro  
Rail Line 4



10 mins from  
Proposed Nhava Sheva  
Sea Link



10 mins  
from BKC



20 mins from  
Fort via  
Eastern Freeway

 Metro Line 2A - Dahisar - DN Nagar  
Metro Line 2B - DN Nagar - Mandale

 Metro Line 4 - Wadala - Kasarvadavli

 Chembur - Sant Gadge Maharaj Chowk (Monorail)

 Sewri - Worli Elevated Corridor

 Trans Harbour Link (Sewri to Chirle in Navi Mumbai)



# BECAUSE REAL LUXURY IS TIME SAVED TRAVELLING.



**DIRECT ACCESS TO EASTERN FREEWAY**



**SION PANVEL HIGHWAY**



**BHAKTI PARK MONORAIL STATION**



**PROPOSED METRO RAIL - LINE 4**



**7 MINUTES TO BKC VIA  
BKC CHUNABHATTI CONNECTOR**

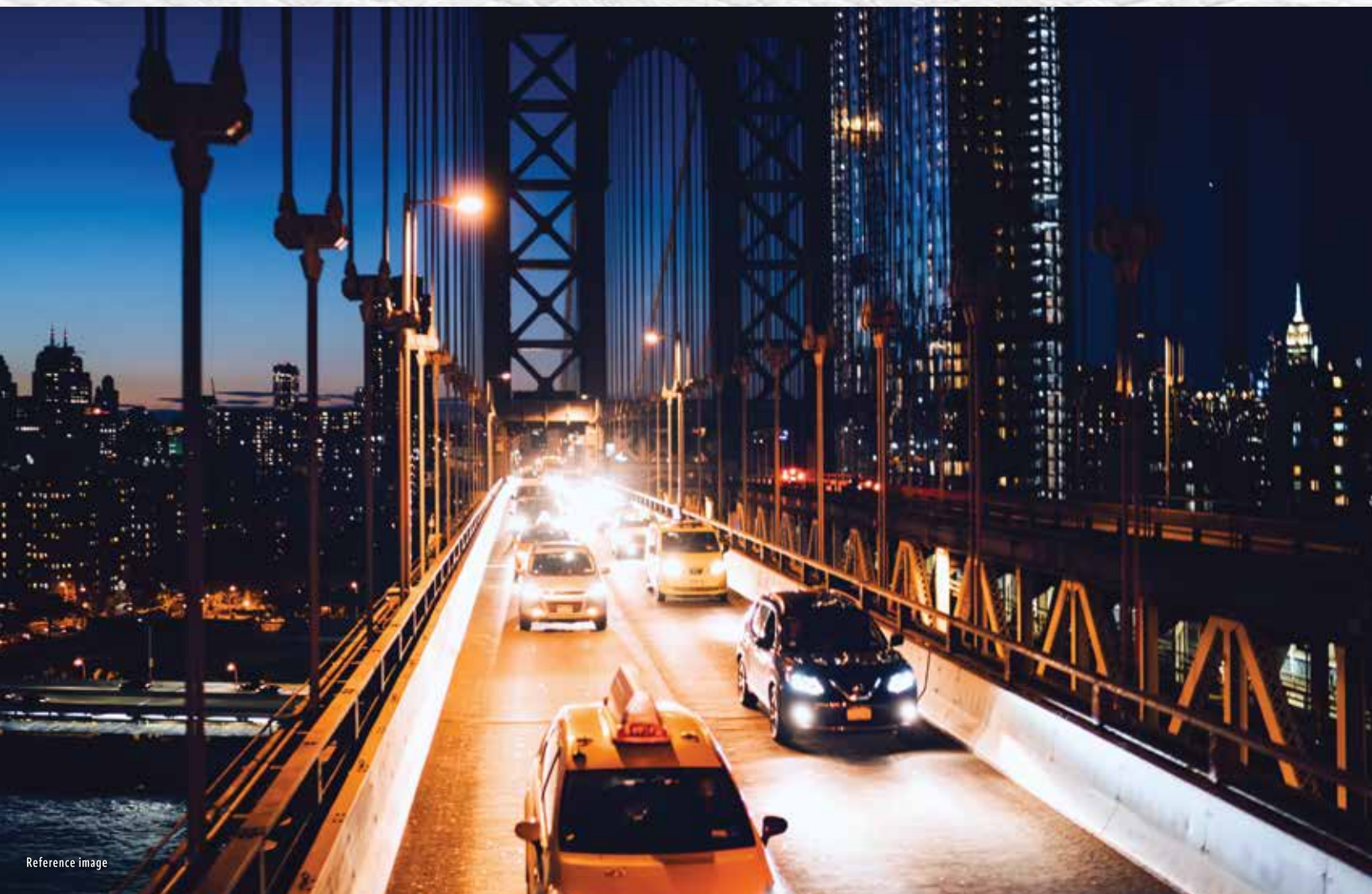


**10 MINUTES TO PROPOSED  
NHAVA SHEVA SEA LINK**

AFTER THE  
FIRST TASTE OF INTERNATIONAL  
LIVING IN WADALA,  
AJMERA IS PROUD TO UNVEIL  
ITS FINEST OFFERING YET.



WE'RE  
BRINGING  
*Manhattan*  
TO MUMBAI.

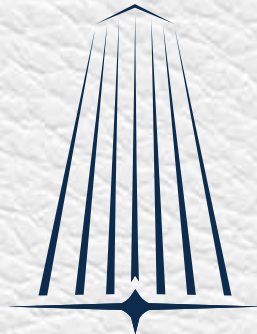


WELCOME TO AJMERA

*Manhattan,*

WADALA (E)

A-first-of-a-kind urbanscape in the heart of Mumbai.



AJMERA  
**MANHATTAN**

— i - Land, Wadala (E) —







# LIFE CAN BE SO MUCH MORE THAN AN APARTMENT IN A BUILDING.

Multiply Mumbai with Manhattan to imagine the full experience of Ajmera Manhattan. Your city within a city, right in Wadala. It will be the hub of commercial, residential, sporting, and entertainment offerings, filled to the brim with the best of global lifestyle experiences.





[ HOLYFIELD GYMS ]<sup>®</sup>

# PUNCH ABOVE YOUR WEIGHT WITH HOLYFIELD FITNESS.

AJMERA MANHATTAN will be home to HOLYFIELD GYMS designed by one of the greatest boxing legends of all time, EVANDER HOLYFIELD. Set in fresh, fun, and fantastic environments, these next-gen gyms use result-driven proprietary fitness methodologies to deliver a revolutionary fitness experience.

[ HOLYFIELD GYMS ]



BREATHE,  
SIGH, AND RELAX AT OUR  
**HEALTH SPA.**



**FUN PLAY  
AREAS  
FOR YOUR TINY TOTS.**



WOOF!  
YES, YOUR PETS HAVE A  
**PET PARK.**



ZEN  
COMES EASY ON YOUR  
YOGA DECK.



BREAK  
FITNESS RECORDS ON YOUR  
**JOGGING TRACK.**





SECURITY FIRST WITH  
**I-SAFE LOCKER  
FACILITIES.**



**GAME ON AT THE  
MULTIPLE  
GAMES COURT.**



**SWIMMING POOL.**  
SPLASH. CHILL.  
REPEAT.

\*Select amenities will be delivered with the completion of project as per the larger layout





2 & 3  
BEDROOMS  
INSPIRED LIVING.





# HOMES AS SMART AS YOU.

- Armed with Home Automation Systems
- Panic Buttons
- CCTV Security System
- Common Area Access Control by Smart Card
- Public Address System in Parking Areas
- Video Door Phone with connectivity to reception
- Best-in-class flooring in Living/Dining & Bedrooms
- Top Class vitrified tiles in the Kitchen and branded designer tiles in Bathrooms
- Premium quality anodized aluminium windows for all the rooms and glass railings for decks and balconies
- Provision for internet connectivity
- Bathroom and sanitary ware fittings from global brands, glass partitions in bathrooms between wet and dry areas



THOUGHTFULLY  
DESIGNED  
2 & 3 BHK  
INSPIRED HOMES.





TYPICAL FLOOR PLAN



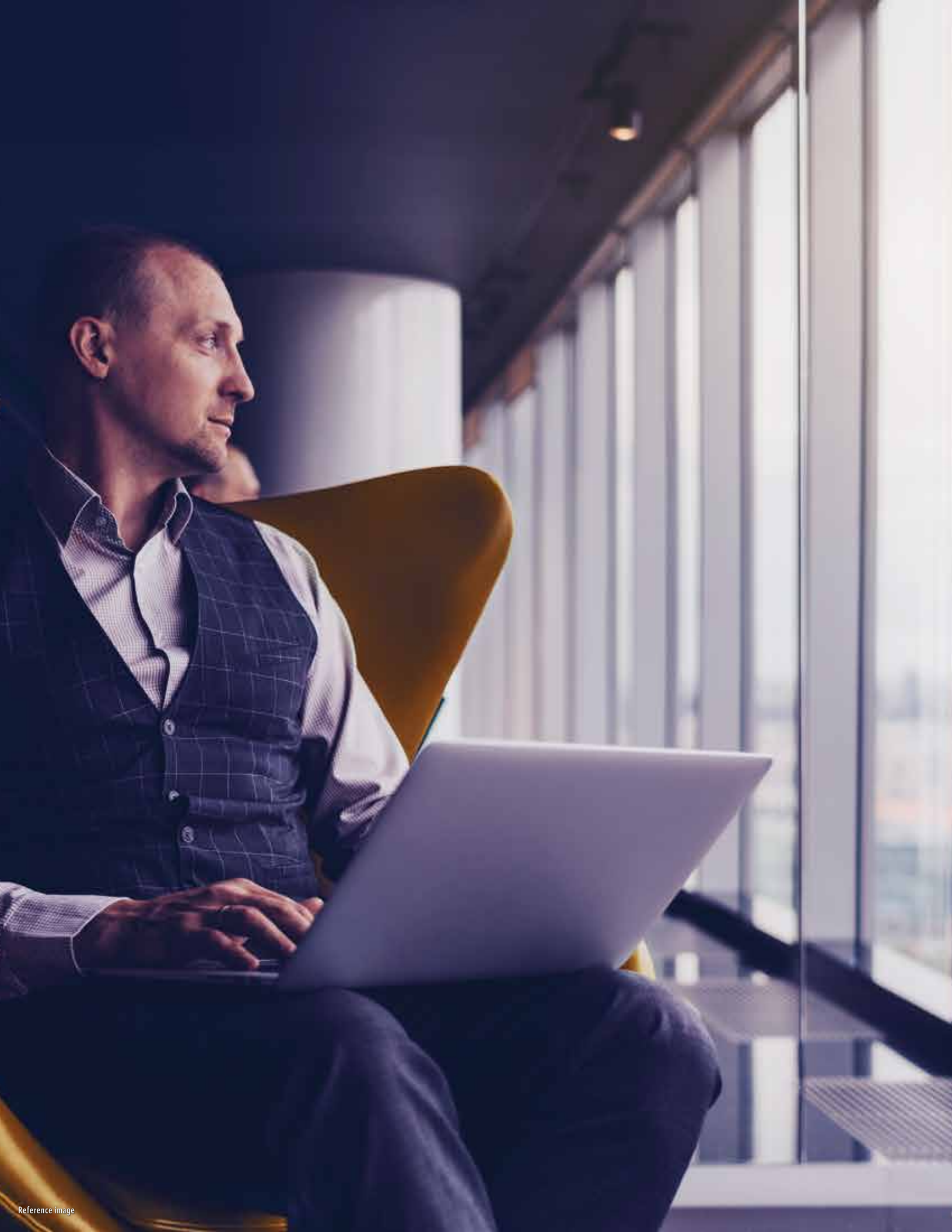
**3 BHK LUXURY | RERA CARPET: 1122 SQ.FT**



**3 BHK ELEGANT | RERA CARPET: 977 SQ.FT**



**2 BHK** | RERA CARPET: 750 SQ.FT



# FOR BEST RETURNS, INVEST IN THE BEST.

Wadala offers something that's a rare find in our city. Space. Far away from the space constraints of Mumbai, Wadala flaunts its open spaces and tremendous possibility for development.

And what makes it even more alluring is its proximity to both BKC and Fort. Undeniable connectivity. It holds Mumbai's only Freeway and is one of the locations where the Metro and Monorail intersect.

This will enable multiple returns on the investment for its stakeholders. It is this potential that makes the upcoming urbanscape of Ajmera Manhattan a manifold investment.

With new developments underway, Wadala has become the nerve centre of Mumbai's economy. So the time to lay your roots down, is now.

# A LEGACY BUILT ON TRUST.

**Ajmera i-Land - Wadala, Mumbai**

OC Received

**One Kalyan - Shahad, Mumbai**

A JV of Ajmera & Mehta Group

MAHARERA REG NO. P51700030210

**Ajmera Heritage City, Khardi - Mumbai**

MAHARERA REG NO. P51700011840

**Ajmera Sikova - Ghatkopar, Mumbai**

MAHARERA REG NO. P51800024066

**Ajmera Arham - Malad, Mumbai**

RERA REG NO. P51800030227

**Ajmera Aria - Pune**

OC Received

**Ajmera Exotica - Wagholi, Pune**

MAHARERA REG NO. P52100015618

**Casa Vyoma, Ahmedabad**

A JV of Ajmera & Sheetal Infra -

PHASE 1 - PR/GJ/ AHMEDABAD/AHMADABAD CITY/ AUDA / RAA00022/ 290817

PHASE 2 - PR/GJ/ AHMEDABAD/AHMADABAD CITY/ AUDA / RAA00015/ 280817

**Ajmera Annex - Bangalore**

Ajmera Annex Residential - PRM/KA/RERA/1251/310/PR/171014/000288

Ajmera Annex Commercial - PRM/KA/RERA/1251/310/PR/171014/000302

**Ajmera Infinity - Bangalore**

OC Received

**Ajmera Lugaano - Bangalore**

PRM/KA/RERA/1251/309/PR/180728/001945

**Ajmera Nucleus - Bangalore**

PRM/KA/RERA/1251/310/PR/181210/002207

**Calico - London**

**Southhall Mens Working Club - London**

**The Mill House - London**

**King's Borough - London**



Ajmera Lugaano

Rendered Image



Ajmera Infinity

Actual Image



Ajmera i-Land

Rendered Image



Casa Vyoma

Rendered Image



Ajmera Nucleus

Rendered Image



Ajmera Heritage City

Rendered Image



One Kalyan

Rendered Image



Ajmera Arham

Rendered Image



Ajmera Sikova

Rendered Image



Southhall Mens Working Club

Rendered Image



Ajmera Aria

Actual Image



Ajmera Annex

Rendered Image



Ajmera Exotica

Rendered Image



Calico

Rendered Image



King's Borough

Rendered Image



**#KEEP  
EVOLVING**  
Philosophy that drives AJMERA GROUP

We entered the realm of real estate in the year 1968, and we can now proudly say that we have delivered 3 Crore sq. ft. all over the world. We started off in Mumbai and then moved on to Gujarat, Bengaluru, and Pune.

We then envisaged the tallest residential towers of Bahrain. Our international endeavor had just begun. We then forayed into UK and built commercial and residential development across 6 towns. We are proud of have our legacy known as India's leading multinational real estate organization. In 2022, we made our way back to the land that has always been closest to our heart - Wadala.



45,000+  
Happy Families



Presence in 6 Cities  
and 2 Countries



30+ Million Sq. Ft.  
Delivered

The project is registered under MahaRERA No. **P51800032948** and is available on website <https://maharera.mahaonline.gov.in> under registered projects.

Disclaimer: All specifications, designs, facilities, dimensions etc. are subject to approval of the respective authorities. The developer reserve the right to change the specification features without any notice or any obligation. Select amenities shall be delivered with completion of project as per the larger layout.