

Seeing the apple fall inspired Newton

Explore a project crafted to inspire you!

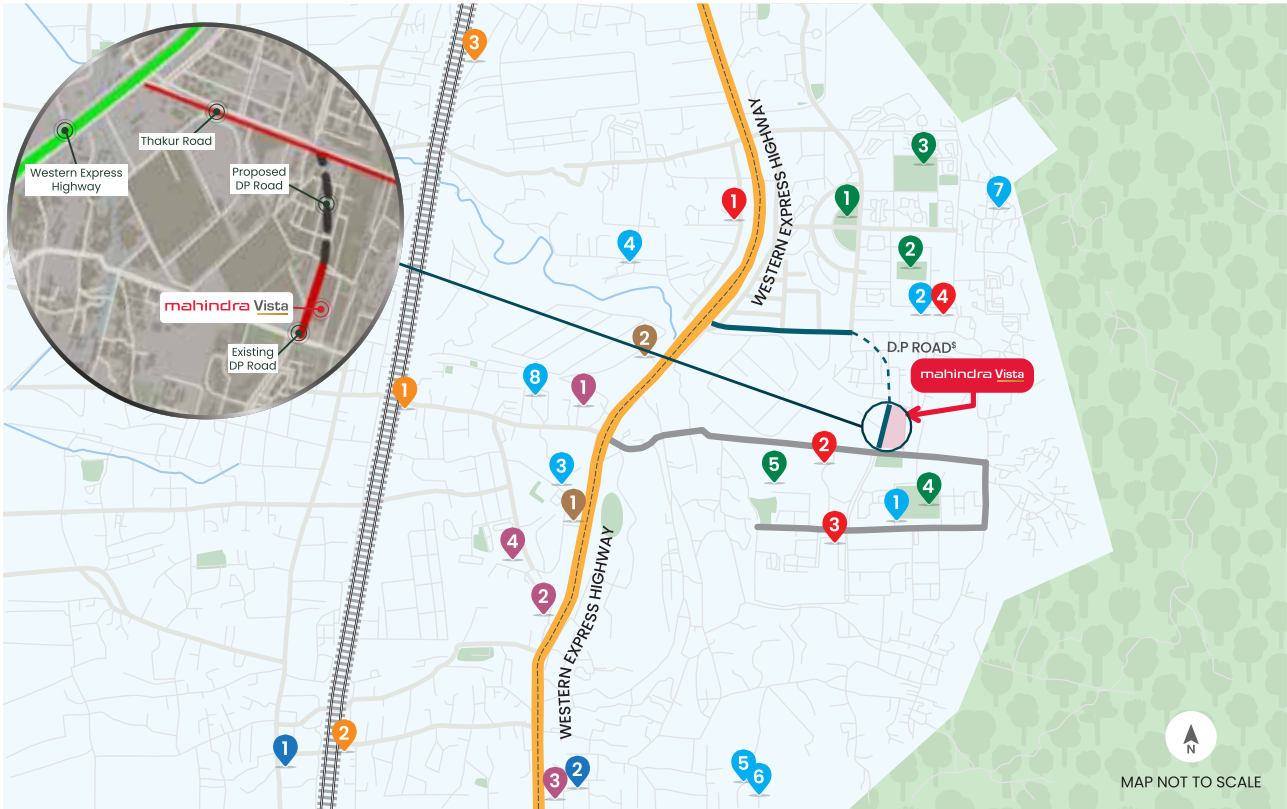


mahindra Vista



Cocooned and connected

A thriving destination beyond compare, Kandivali East is a vision of the future. The well-established social infrastructure with schools, hospitals, and retail-entertainment-dining options, have made it a destination of choice for homebuyers. With views of Sanjay Gandhi National Park and easy highway connectivity, Mahindra Vista offers the perfect blend of tranquillity and accessibility. Located at the junction of Akurli road and the upcoming DP road, the property enjoys superior connectivity to the highway, rail, and metro which further enhances its appeal as a coveted address in the city of Mumbai.



SCHOOL

1. Lokhandwala Foundation School
2. Oxford International School
3. Children's Academy
4. Cambridge School ICSE
5. Oberoi International School, JVLR
6. Oberoi International School, OGC
7. Chatrabhuj Narsee School
8. KES International School



MALL

1. Growel's 101 Mall
2. Eastern Plaza
3. Oberoi Mall
4. Infiniti Mall



HOSPITAL

1. Seven Star Multispeciality Hospital
2. DNA Multispeciality Hospital
3. Shreeji Hospital And Ozone Therapy Centre
4. Akurli Maternity Home



PARK+ENTERTAINMENT

1. Shaheed Bhagat Singh Park
2. Thakur Stadium MCGM Ground
3. Hindu Hrudhyasamrat Shri. Balasaheb Thackeray Dream Park
4. Foundation Ground
5. Lokhandwala Joggers Park



METRO

1. Akurli Metro Station
2. Poisar Metro Station



A-GRADE HOTEL

1. Radisson
2. The Westin



RAILWAY STATION

1. Kandivali Station
2. Malad Station
3. Borivali Station



ROADS

- Western Express Highway
- Akurli Road
- D.P Road
- Proposed D.P Road^s

Future project

The project's connectivity is further enhanced by the planned future infrastructure in its vicinity. The Thane Borivali Tunnel* and the Goregaon Mulund Link Road# will enhance your connectivity to the Eastern Express Highway; while the coastal road^ project will drastically reduce your travel time to South Mumbai.

*Thane Borivali Tunnel: bit.ly/3MNUxf | #Goregaon Mulund Link road – work progress: bit.ly/3oUAIIS | ^Coastal road: bit.ly/3CiyoiI | ^sDP road: bit.ly/43khtHS

A limitless vision

Senses serve as a gateway to experience life; however, in today's fast-paced world, technology has resulted in sensory disconnection. Mahindra Vista delivers a contemporary lifestyle that provides a rich sensory experience, allowing you to reconnect with your senses. Here amenities are curated around the vision sense, which receives almost 80% of all our impressions from our surroundings and is essential to unlock your potential.

Crafted to deliver a fulfilling life, that celebrates the vision sense and reconnects you to nature while minimising our environmental impact.

Marquee project for an aspirational lifestyle

At Mahindra Vista, the 3.53 acre landscaped greens help you reconnect with nature and experience a life above the ordinary. The project is thoughtfully designed to deliver optimal levels of natural light and air circulation, while seamlessly integrating your home with the surrounding natural environment through climate responsive and contemporary design styles. This project aims to be a beacon of sustainability while delivering a stimulating sensory environment that celebrates life & preserves nature.

Project highlights



7.74 acres with a tower footprint of less than 12%



1.92 acres of landscaped greens on Mother Earth



Signature-designed Colonnade with an infinity-edge pool on a 1.6-acre landscaped podium



State-of-the-art 28,000 sq. ft. biophilic-roof clubhouse



Efficient 2, 3, 4 BHK premium residences with balconies



High street and convenience retail at your doorstep



A vision to inspire

Inspired by Sanjay Gandhi National Park, every green space within the project is designed to thrive, just like the larger ecosystem surrounding the project, creating a harmonious and sustainable environment.

Kids Zone



Play and Health



Central Vista

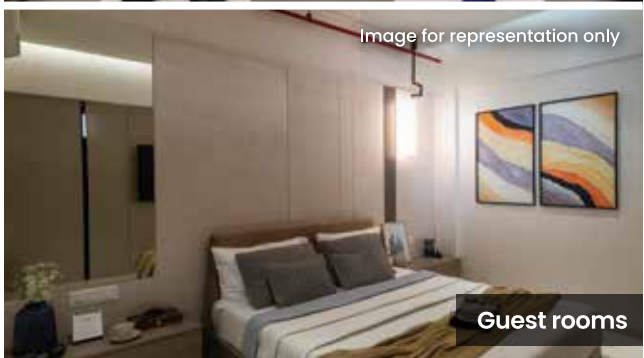
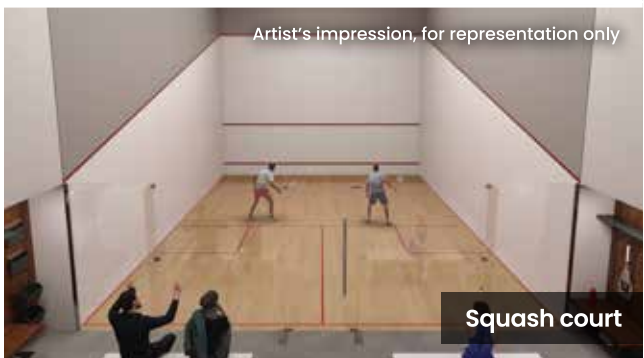
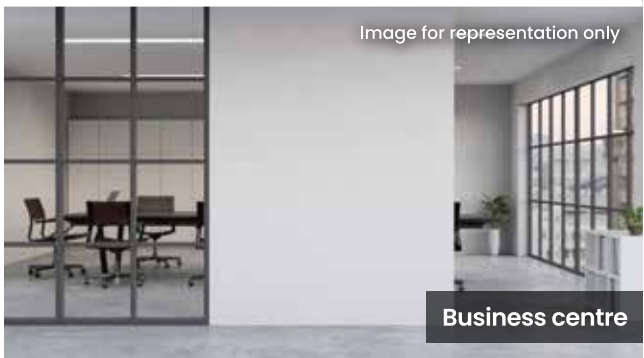
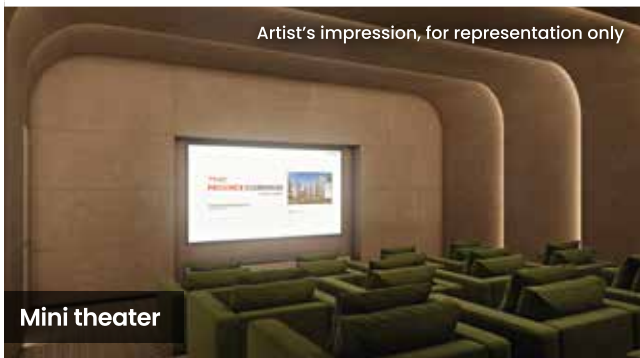
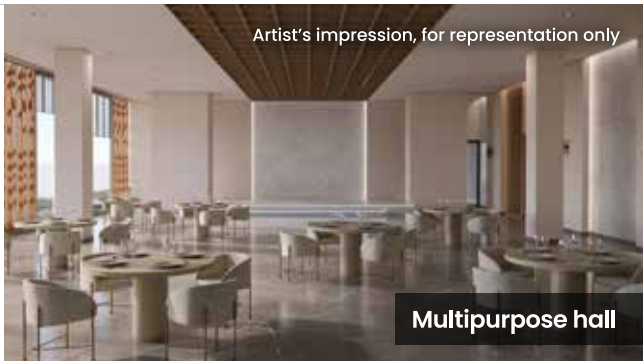
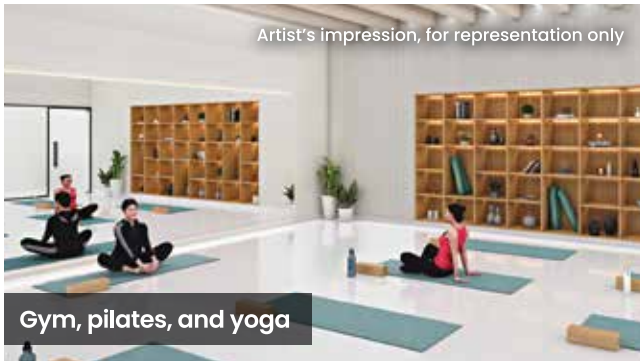


And what better way to reconnect with your senses than to immerse yourself in the 3.53 acre sensory landscape? Adorned with meandering pathways, the landscape unlocks segments of the lush greens dedicated to different realms of your life.



Our vision for your leisure – Club Inspire

Nestled in the heart of Mahindra Vista, discover Club Inspire: a lavish ~28,000 sq. ft. biophilic-roof clubhouse equipped with modern amenities, designed to empower, and inspire.



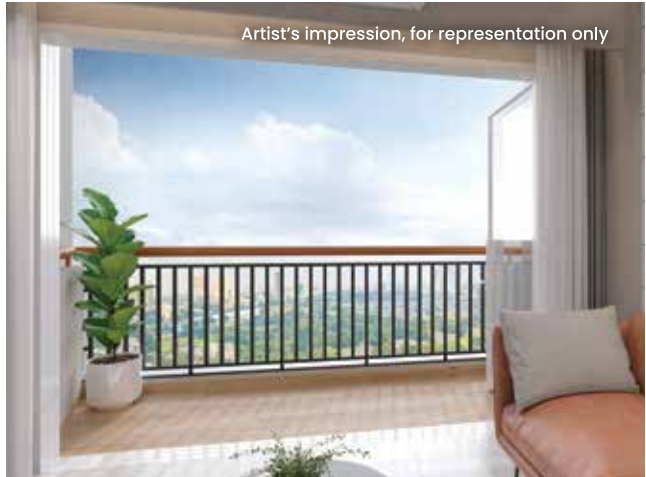
Premium homes with extra spaces

Each home is thoughtfully designed using the principles of climate responsive design to ensure optimum natural light and air circulation, leading to lower indoor temperature and reduced energy usage. The building orientation and strategic window and balcony placement provide better thermal comfort and keeps you in touch with nature all day.



Artist's impression, for representation only

Efficient layout with maximum personal space for usage



Artist's impression, for representation only

Folding and sliding French windows in the living room balcony allowing uninterrupted open views



Image for representation only

Re-imagined internal spaces with a walk-in wardrobe*



Artist's impression, for representation only

Parallel platforms* in the kitchen with dedicated space for appliances



Image for representation only

Planned niche for cupboard and shoe rack in all residences



Artist's impression, for representation only

Cross ventilation* for enhanced air circulation

*Not applicable for all units

Sustainable homes

This project is a milestone for Net Zero living in India. As India's first Net Zero Waste + Energy homes, Mahindra Vista embraces sustainability and environment-friendly practices as foundational pillars for all our decisions.



Net Zero Waste homes designed to reduce waste to landfill (during construction)

Through every step of the process, Mahindra Vista is and will remain conscious of reducing waste while preserving the environment. Here's how we've reduced waste sent to landfills during the construction phase.

- Sustainable demolition
- Procuring green products & materials
- Reducing, reusing, and recycling waste during construction

Net Zero Energy homes powered by 100% renewable energy

Here 100% of the energy used will come from renewable sources in addition to the demand reduction done through sustainable architecture.

- Optimal building orientation to maximize natural sunlight and increase air circulation
- Ideal window-to-wall ratio for better indoor temperature
- High-performance glass maximises sunlight with reduced heat gain
- Specialised paint reduces heat gain from roofs
- Energy efficient equipment reduce power consumption



Energy

12.8%* energy saved annually through passive methods such as climate responsive design offering natural light and ventilation

5% energy supplied through on-site renewable solar energy generation

16%* of common area energy demand met through on-site renewable sources

100% power supply from renewable energy



Water

53%* of water saved annually reducing dependency on external water sources

Low-flow water fixtures



Ecosystem

~1,400+ trees at site

Dense urban forest

Local species of trees used to maintain the biodiversity

Premium homes

2 BHK F



RERA CARPET AREA
70.90 sqm | 763 sq. ft.

EBVT AREA
4.61 sqm | 49 sq. ft.

AGGREGATE AREA
75.51 sqm | 812 sq. ft.

3 BHK B



RERA CARPET AREA
93.25 sqm | 1,004 sq. ft.

EBVT AREA
5.35 sqm | 57 sq. ft.

AGGREGATE AREA
98.6 sqm | 1,061 sq. ft.

Premium homes

4 BHK



RERA CARPET AREA
134.71 sqm | 1,450 sq. ft.

EBVT AREA
13.19 sqm | 142 sq. ft.

UTILITY AREA
2.93 sqm | 32 sq. ft.

AGGREGATE AREA
150.83 sqm | 1,624 sq. ft.

Breathtaking panorama - Day view



Breathtaking panorama – Night view



Shot at location



Shot at location

About Mahindra Lifespace Developers Ltd

Established in 1994, Mahindra Lifespace Developers Ltd. ('Mahindra Lifespaces') brings the Mahindra Group's philosophy of 'Rise' to India's real estate and infrastructure industry through thriving residential communities and enabling business ecosystems. The Company's development footprint spans 35.06 million sq. ft. of completed, ongoing and forthcoming residential projects across seven Indian cities; and over 5000 acres of ongoing and forthcoming projects under development / management at its integrated developments / industrial clusters across four locations.

Mahindra Lifespaces' development portfolio comprises premium residential projects; value homes under the 'Mahindra Happinest®' brand; and integrated cities and industrial clusters under the 'Mahindra World City' and 'Origins by Mahindra' brands respectively. The Company leverages innovation, thoughtful design, and a deep commitment to sustainability to craft quality life and business growth.

The first real estate company in India to have committed to the global Science Based Targets initiative (SBTi), all Mahindra Lifespaces' projects are certified environment friendly. With a 100% Green portfolio since 2014, the Company is working towards carbon neutrality by 2040 and actively supports research on green buildings tailored to climatic conditions in India. Mahindra Lifespaces® is the recipient of over 90 awards for its projects and ESG initiatives.

Learn more about Mahindra Lifespaces® at www.mahindralifespaces.com

About Mahindra

Founded in 1945, the Mahindra Group is one of the largest and most admired multinational federation of companies with 260,000 employees in over 100 countries. It enjoys a leadership position in farm equipment, utility vehicles, information technology and financial services in India and is the world's largest tractor company by volume. It has a strong presence in renewable energy, agriculture, logistics, hospitality and real estate. The Mahindra Group has a clear focus on leading ESG globally, enabling rural prosperity and enhancing urban living, with a goal to drive positive change in the lives of communities and stakeholders to enable them to Rise.

Learn more about Mahindra on www.mahindra.com / Twitter and Facebook: @MahindraRise/ For updates subscribe to <https://www.mahindra.com/news-room>

mahindra Vista



SITE OFFICE

Mahindra Vista Phase 1, Off. Western Express Highway, Akurli Road,
Kandivali East, Mumbai – 400101

 mahindralifespaces.com

Mahindra Vista Phase 1 is registered under MahaRERA registration no. P51800054671
Available on <http://maharera.mahaonline.gov.in>. T&C apply.

Scan this code
to know more



*T&Cs apply. The project "Mahindra Vista Phase 1" is registered with MahaRERA bearing MAHARERA No. P51800054671 and valid upto: 31/12/29. The details are available on <http://maharera.mahaonline.gov.in>. The project is being developed by Mahindra Lifespace Developers Limited in a phase-wise manner. The images shown here are Artist's impressions and stock images for representative purposes only. For more information, please contact our sales office at Mahindra Vista, Akurli Road (Off. Western Express Highway), Kandivali East, Mumbai – 400 101