

ANANTA GROUP

Developed By



In Association With



Site:

MLDC - Yashwant Orchid

Plot Bearing / CTS / Survey / Final Piet No. 1 to 4, S. No. 7 to 11, 15 to 17, 19 to 25, Vasai-Virar City, Vasar, Nallasopara (E), Palghar - 401209.

Sales:

+91 8766 932 151

MAHARERA NO.

PHASE I - P99000019465 - PHASE II - P39000019475

maharera.mahaonline.gov.in

Manek Land Development Corporation

SII, Embassy Centre, Nariman Point, Mumbai - 400021. • Tel.: +91-22-2204 0453/ 0459

Sai Rydam Realtors Pvt. Ltd.

D1D2, Aakansha commercial complex, opp. HDFC Bank, Achoie Road, Nallasopara (E), Paighar - 401209.

Architect : Sanat Mehta & Associates Borivali (W)	Consulting Architect : Adhistaan Architects Kandivall (E)	Legal Advisor : G. P. Pai & Associates Nallasopara (E)	RCC Consultant Jay Shree Krishna Borivall (W)
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MLDC - YASHWANT
ORCHID
— NALLASOPARA (E) —

LIVE THE
LIFE OF LUXURY
YOU DESERVE !



MLDC - YASHWANT ORCHID

ARTFULLY CRAFTED
EXPERTLY LAIDOUT AND
BEAUTIFULLY LANDSCAPED,

1, 2 AND 3 - BEDROOM
RESIDENCES
SHOPS - OFFICES



WELCOME HOME TO

MLDC - YASHWANT
ORCHID
— NALLASOPARA (E) —



MLDC - YASHWANT
ORCHID
— NALLASOPARA (E) —

EXPERIENCE THE
INCREDIBLE CHARM
AND BEAUTY.

MLDC - YASHWANT
ORCHID
NALLASOPARA (E)

GET ENTHRALLED BY
A STUNNING AMBIENCE

- LARGE CENTRAL LAWN
- BEAUTIFUL WATER FEATURES
- STUNNING SCULPTURES
- PRETTY WALKWAYS
- VARIETY OF PLANTATION
- DECORATIVE LIGHTING
- AMPLE SEATING

PARADISE FOUND

As a resident of MLDC Yashwant Orchid, you'll always feel as if you are on vacation - because you'll enjoy year-round resort-style living right here! You'll feel relaxed and rejuvenated all the time as your home is nestled in a beautifully landscaped setting that radiates with elegance and serenity.



SAVOUR LIFE
WITH THE BEST
LIFESTYLE AMENITIES.

TECHNOGYM

You can work out in the gleaming state-of-the-art Gym fully equipped with latest high-tech fitness equipment.



BANQUET HALL

Perfectly suited to host parties, celebrate birthdays, festival gatherings and new year bashes, a Banquet hall at your door-step would always be an ideal venue.



BILLIARDS & POOL TABLE

Surprise friends and family with your amazing skills. You can enjoy pool and billiards with the quality equipment, right at home at the club house.



TABLE TENNIS & KIDS ZONE

Fun play for kids and grown-ups, enjoy the game of table tennis. There's also a kids zone, fully equipped with toys and books for the little ones.



LOUNGE / FOOD COURT

Take a break from activities or chat with your friends and neighbours. Comfortably sit, relax and enjoy at the club house seating lounge.



**OUTDOOR
KIDS ZONE.
WATCH YOUR
KIDS FROLIC.**

A SPLENDID HEAVEN!

Family life and children get top priority at MLDC - Yashwant Orchid. It'll have a dedicated Outdoor play zone for Kids. The play zone is equipped with latest outdoor play equipment.

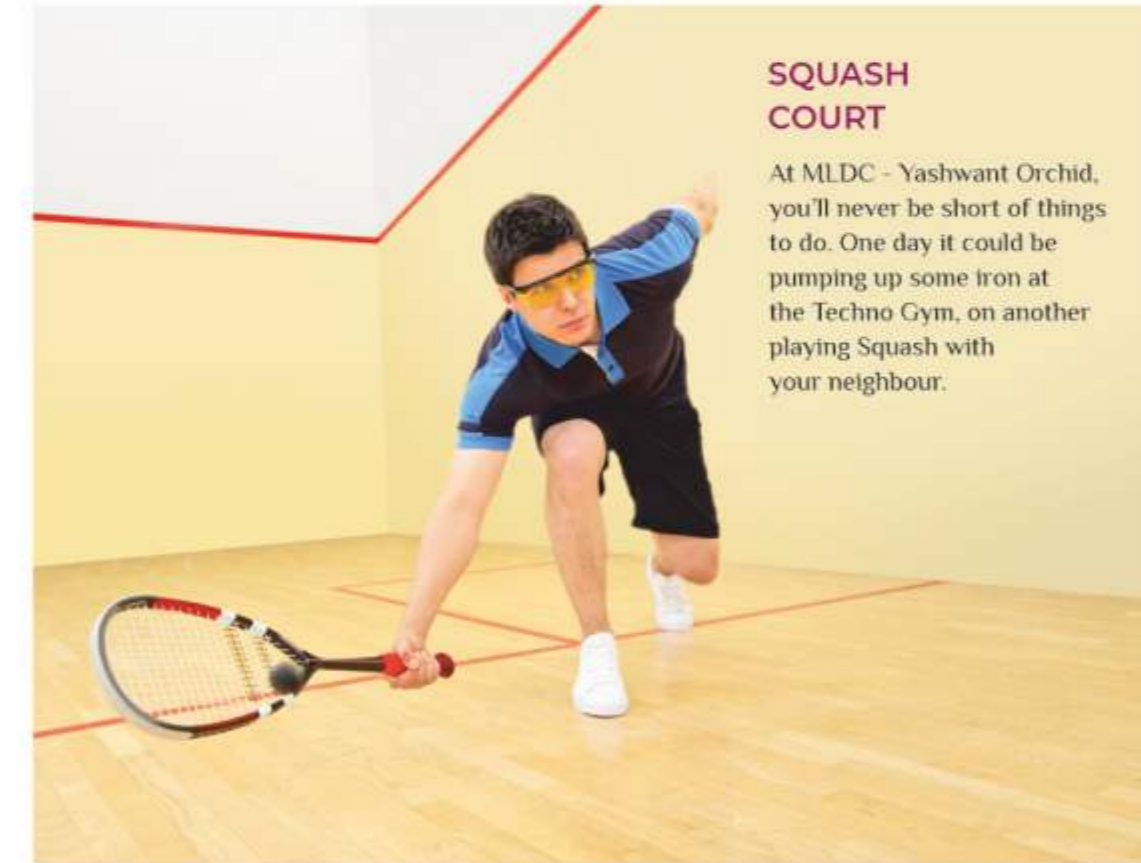
All the kids will simply love this little place of theirs with Swings, Seesaws, Ladders, Slides and Climbers.

Not only that this zone will add to excitement and fun for the kids, it will also help in their overall physical development and social skills.



SQUASH COURT

At MLDC - Yashwant Orchid, you'll never be short of things to do. One day it could be pumping up some iron at the Techno Gym, on another playing Squash with your neighbour.





1 BHK



2 BHK



3 BHK

INTERIOR

- Branded vitrified flooring.
- POP false ceiling in living room, bed room & kitchen.
- Concealed electrical & modular switches.
- Decorative main doors, with fancy door fixtures.
- Water proof doors for bath & WC.
- TV & Cable points.
- French window frame in granite / marble & railings for balcony.
- Powder coated sliding windows.
- Granite kitchen platform with SS sink and designer cabinets with full height wall tiles.
- Loft tank of reputed make in each flat.
- POP wall in all rooms with royal quality paint on internal walls.
- Water purifier for health.
- Ceiling fan for fresh air.
- Tube-light for sufficient light.
- Invertor for sufficient power backup.

EXTERIOR

- Parking + Stilt + 13 storeyed tower (proposed).
- 1, 2 & 3 BHK flats for your own space.
- Jogging track.
- Gymnasium.
- Recreation area.
- Children's play area.
- Impressive double height entrance lobby.
- Parking area is big enough to accommodate resident's car.
- Close to nature, pure environment with ample sunlight, aeration, nature view.
- Total privacy arrangement in all flats.
- Earthquake resistant RCC construction works.
- Excellence planning to avoid wastage of space in any room.
- Good lighting & ventilation for all flats.
- RCC structure and magnificent architectural elevation.
- Functionally and tastefully designed flats with ultra modern amenities.
- Power backup for common lighting & lifts.
- Reputed brand of automatic and high-speed lifts.



**AN OPPORTUNITY
 YOU DESERVE!**



Nallasopara is a booming locality in the Western suburbs of Mumbai and lies in Palghar district of Maharashtra. The area is served by Nallasopara Railway Station which is on the Western Railway Zone governed by Vasai-Virar City Municipal Corporation. The Eastern part of Nallasopara is better developed and enjoys finer avenues for connectivity as compared to the Western part.

Tulinj-Pelhar Road links the area with NH-8 or Western Express Highway that is a part of Golden Quadrilateral project. This highway passes through almost all the suburbs on the western line of Mumbai Suburban Railway. Presence of reputed educational institutions, hospitals, banks and other basic establishments nearby add to the value of the location. Easy access, free from pollution and favorable climate are some of the reasons that make this locality attractive for home seekers. Nale Lake, Pelhar Dam and Pelhar Lake adorn and provide the location with calm surroundings.

The area is well connected through a strong network of roads including Achole Road, Nallasopara-Virar Link Road and Vasai-Nallasopara Link Road and Nallasopara East Station Road that are frequented by various buses of Vasai-Virar Municipal Transport Bus Services helping the commuters in a hassle free commuting experience.

**EXCELLENT
 CONNECTIVITY**

Perhaps the biggest advantage of MLDC - Yashwant Orchid is its location. It is just 2mins. walk from Nallasopara Railway Station.

**LANDMARK
 LOCATION**

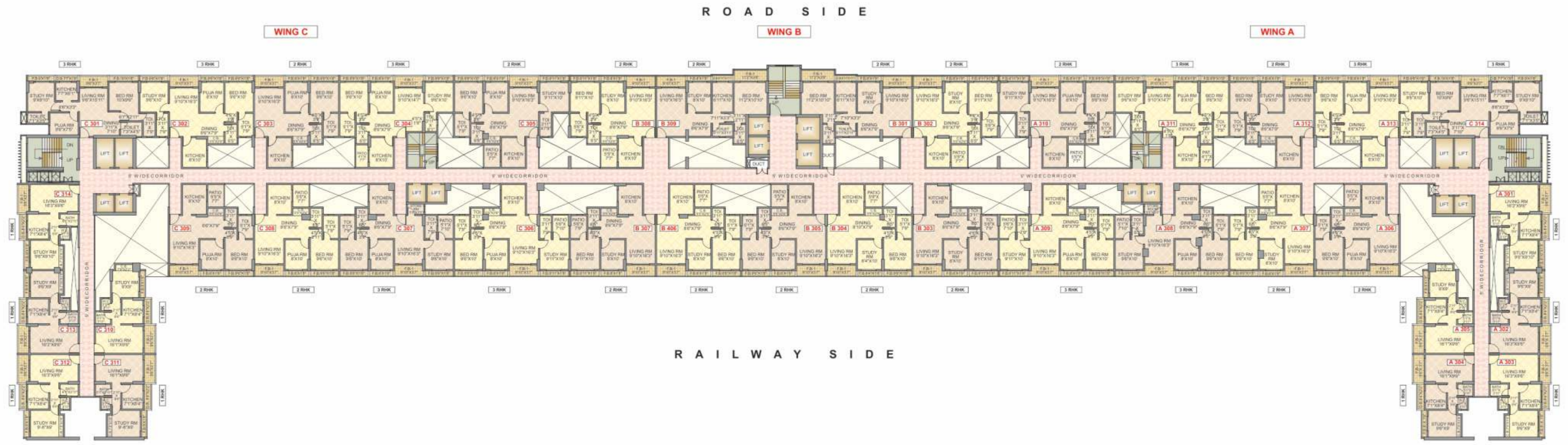
All parents want their kids to go to good school. It's rare that you can get your home adjacent to Gyan Sagar School & St. Willibrord Innovative School one of the best schools of Nallasopara.

**CONVENIENT FOR
 FAMILY AND GUESTS**

It would make everyday life very convenient for you, your family and your guests because of a hassle-free location.

**UNPARALLELED
 RETURN ON INVESTMENT**

Being the best located Residential cum Commercial complex among all the upcoming developments. MLDC - Yashwant Orchid will always fetch you premium and give you better value of your investment.



3RD TO 11TH - TYPICAL FLOOR PLAN