



WELCOME TO
GULMOHAR AVENUE
(LOWEST PRICE ON DWARKA EXPRESSWAY)



**A PROJECT BY
INDIABULLS REAL ESTATES**

GULMOHAR AVENUE

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ABOUT COMPANY

INDIABULLS REAL ESTATE LIMITED (IBREL) IS A PART OF INDIABULLS GROUP, ONE OF THE TOP 25 BUSINESS HOUSES IN INDIA. IBREL IS A PUBLIC COMPANY AND LISTED ON THE NATIONAL STOCK EXCHANGE, BOMBAY STOCK EXCHANGE & LUXEMBOURG STOCK EXCHANGE. THE MARKET CAPITALIZATION OF IBREL IS RS 7,000 CRORES TODAY; IBREL IS INDIA'S 3RD LARGEST REAL ESTATE DEVELOPMENT COMPANY WITH LAND BANK OF 10000 ACRES. IBREL IS DEVELOPING

HIGH-END COMMERCIAL COMPLEXES, PREMIUM RESIDENTIAL DEVELOPMENTS, LARGE INTEGRATED TOWNSHIPS, SPECIAL ECONOMIC ZONES (SEZ) AND MALLS.

JUVENTUS ESTATE LIMITED THE LICENSE HOLDER OF THIS PROJECT IS 100 % SUBSIDIARY OF INDIABULLS REAL ESTATE LIMITED.

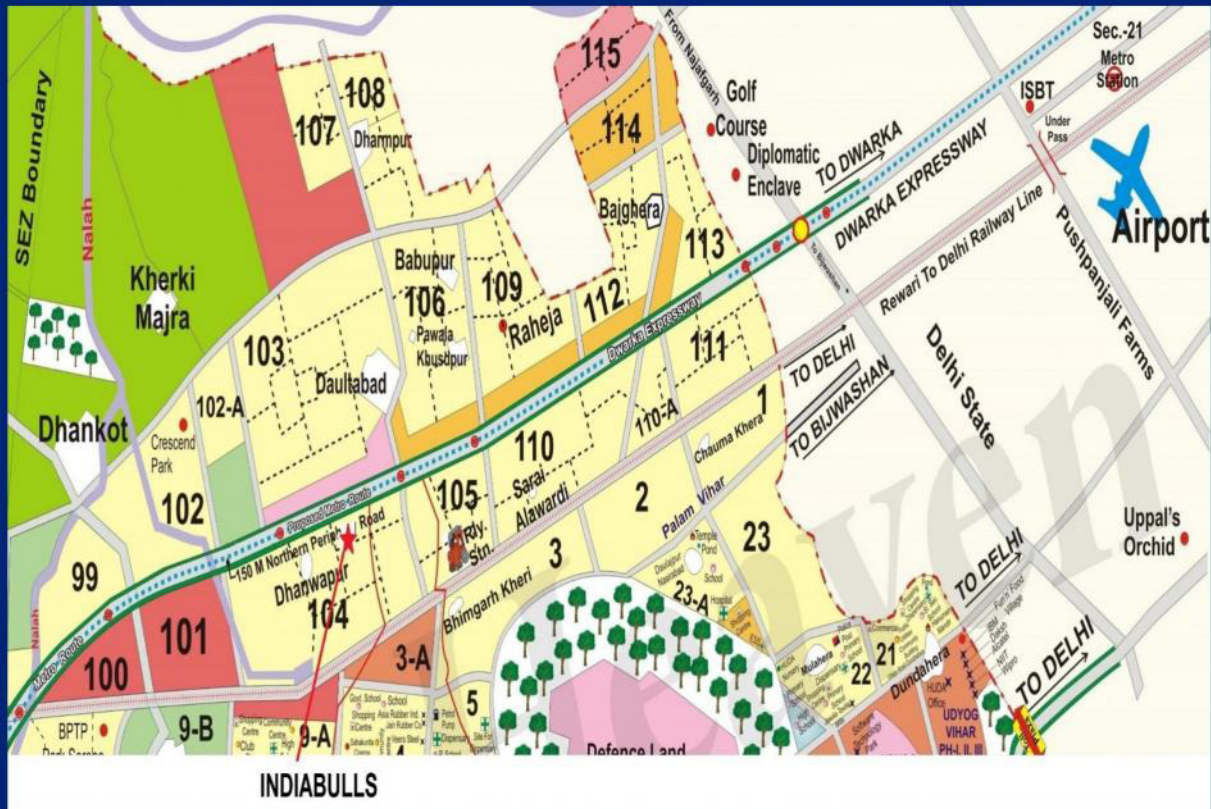
THE VISION

- **ONE OF THE BEST LOCATIONS OF THE COUNTRY**
- **LOW LOADING GOOD SIZES OF ROOMS AND FLATS**
- **MOST AFFORDABLE PRICE**
- **THREE TIER SECURITY**
- **UTMOST SAFETY OF INVESTMENT**
- **GUARANTEED COMPLETION IN 42 MONTHS**
- **ADEQUATE BASEMENT PARKING**

LOCATION

- **SECTOR 104, DWARKA EXPRESSWAY, GURGAON.**
- **6 KMS FROM SEC 21, METRO STATION OF DWARKA**
- **8 KMS FROM INDIRA GANDHI INTERNATIONAL AIRPORT ON DWARKA EXPRESSWAY**
- **DWARKA EXPRESSWAY LIKELY TO BE COMPLETED WITHIN NEXT ONE YEAR**
- **500 METRES FROM UPCOMING METRO**
- **PART OF 34 ACRES OF PREMIUM COMPLEX BEING DEVELOPED BY INDIABULLS.**

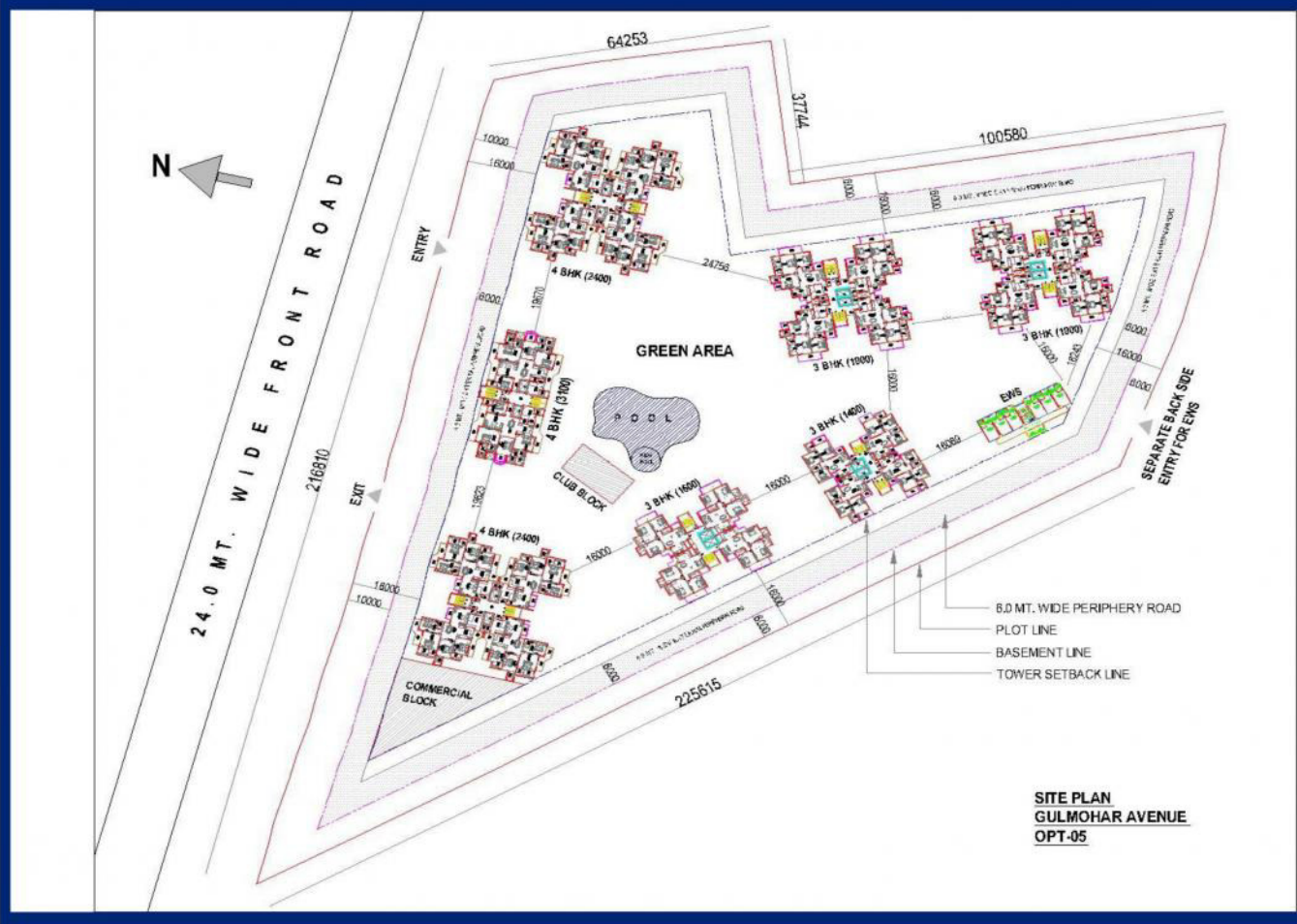
THE LOCATION MAP



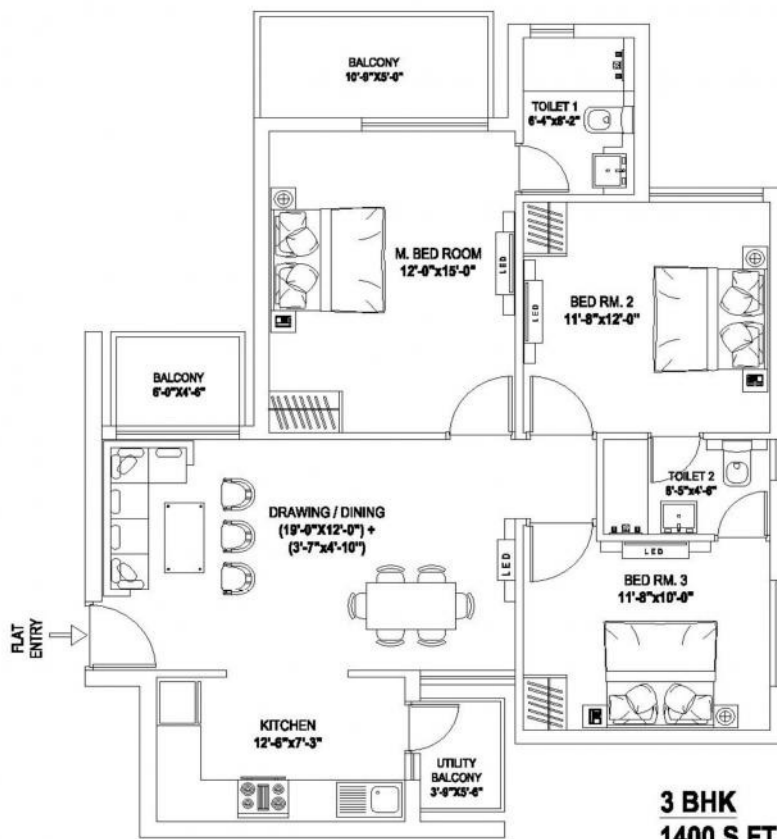
MASTER PLAN



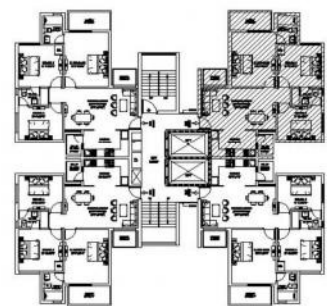
TOWER LAYOUT



FLOOR PLAN 3 BHK (1400 SQ.FT)

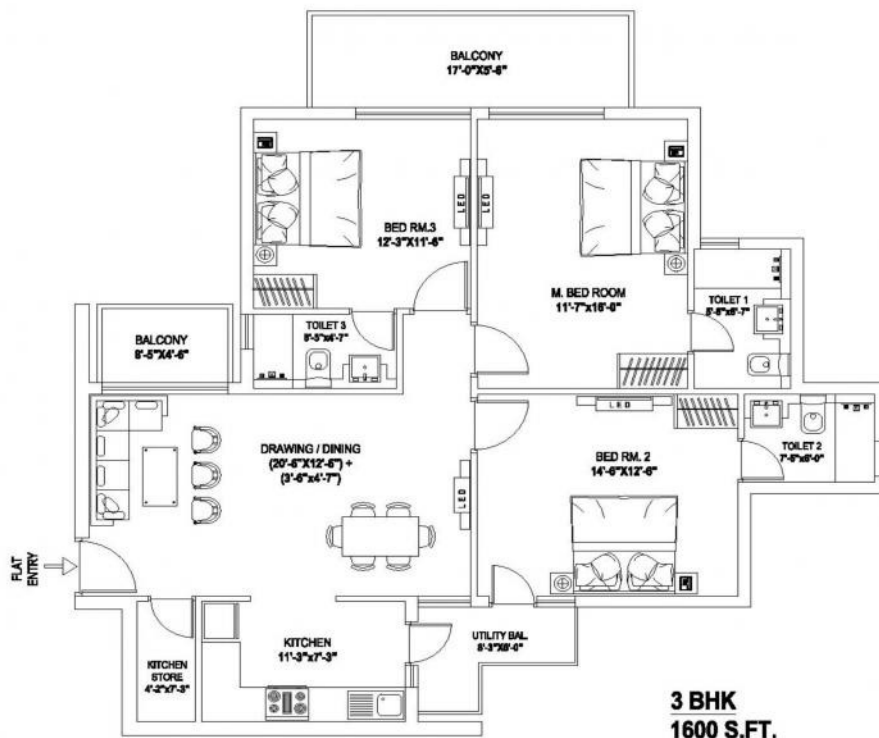


3 BHK
1400 S.FT.

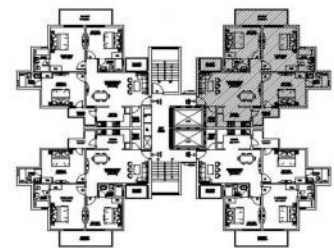


KEY PLAN

FLOOR PLAN 3 BHK (1600 SQ.FT)

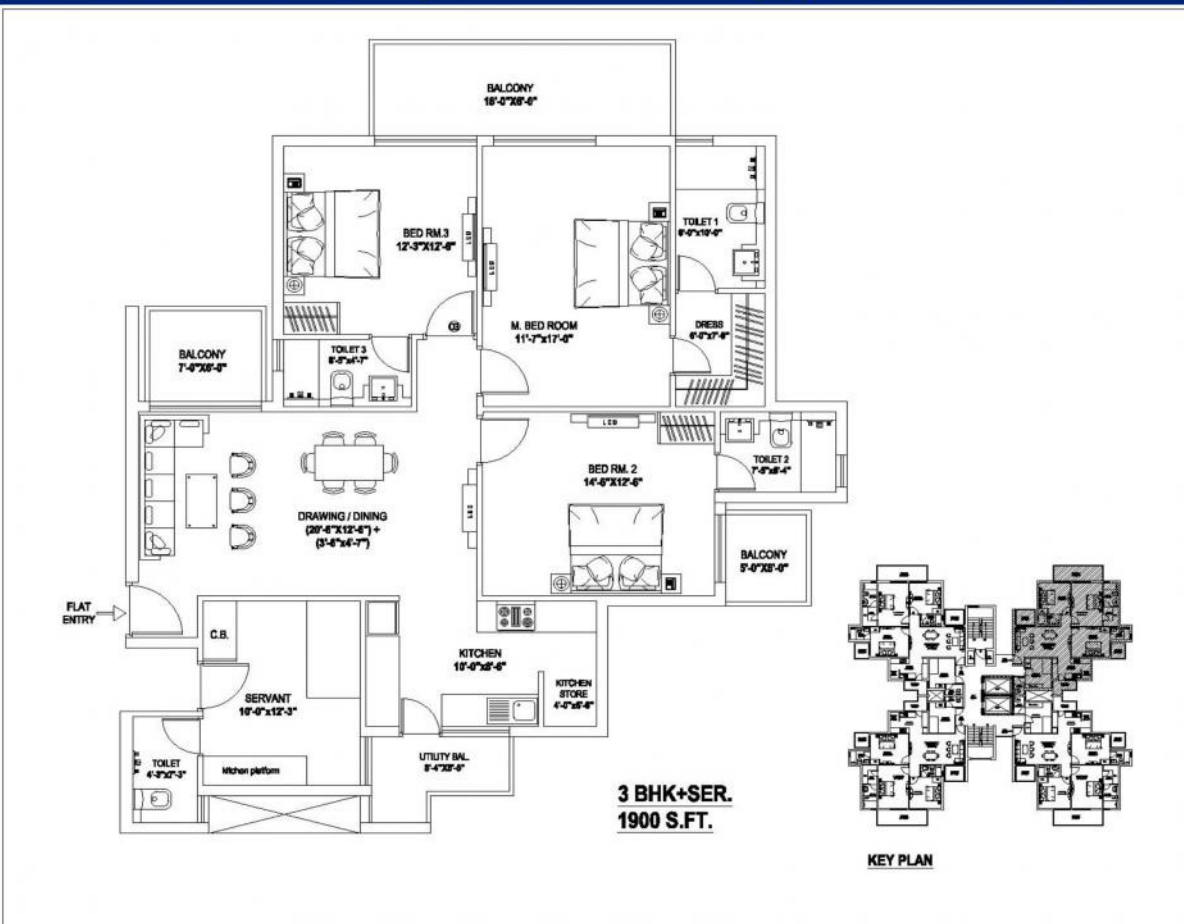


3 BHK
1600 S.FT.

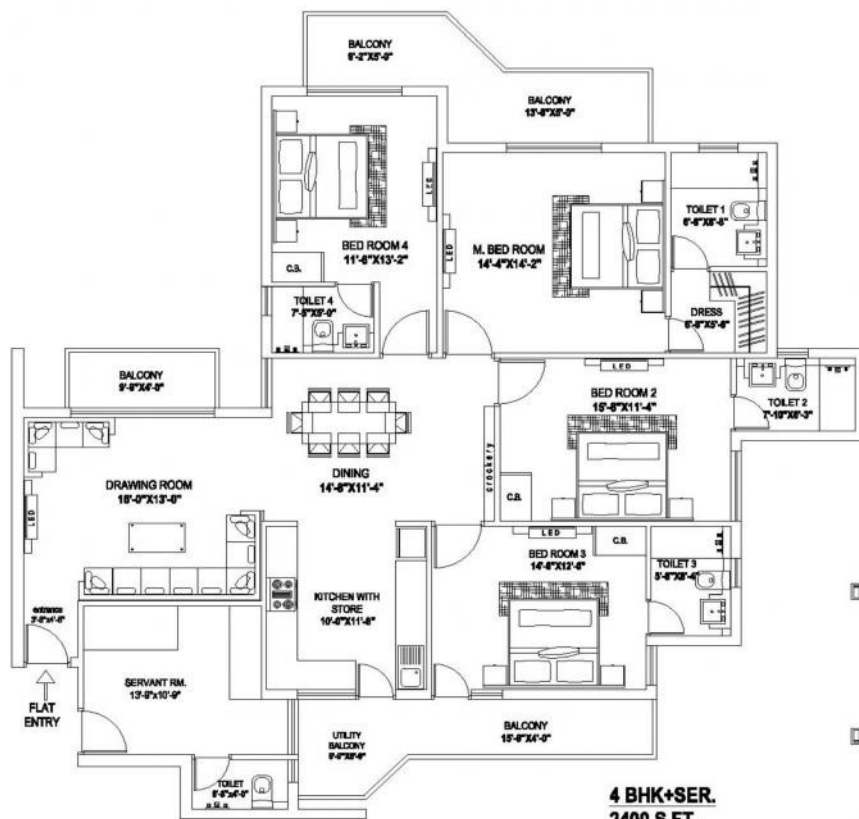


KEY PLAN

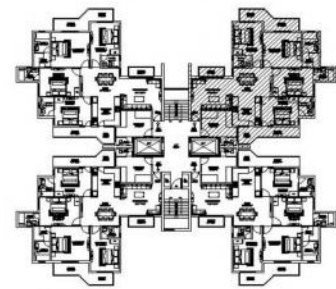
FLOOR PLAN 3 BHK+SQ (1900 SQ.FT)



FLOOR PLAN 4BHK+SQ (2400 SQ.FT)

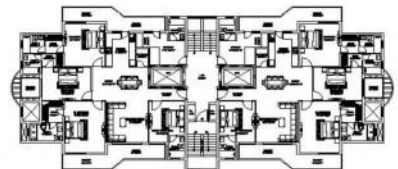
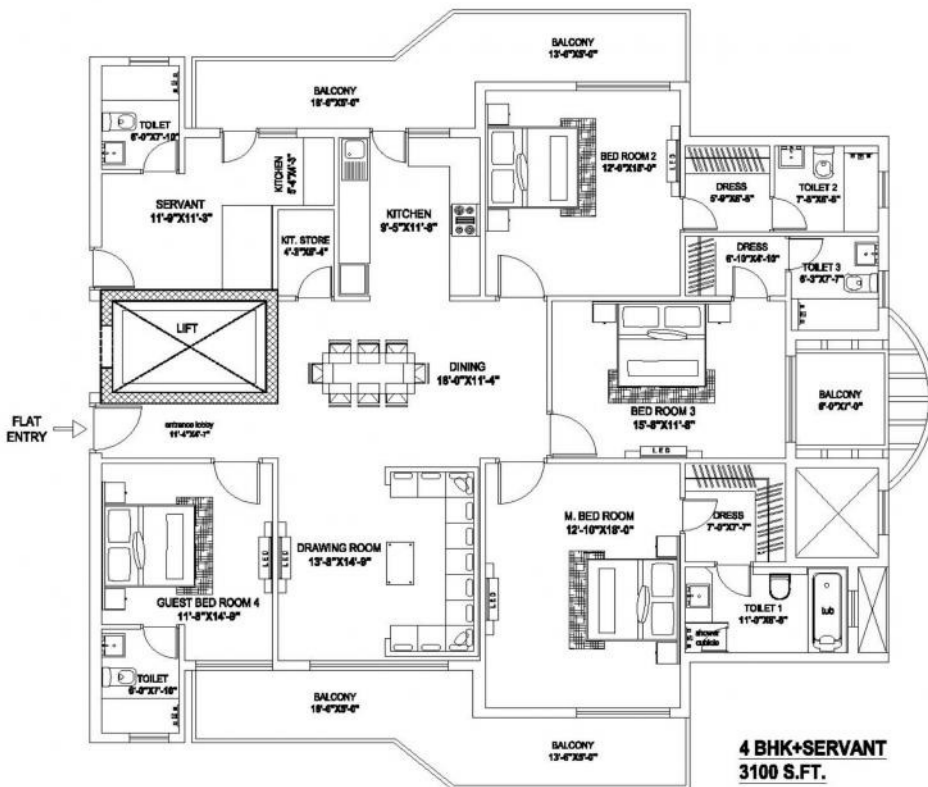


**4 BHK+SER.
2400 S.FT.**



KEY PLAN

FLOOR PLAN 4BHK+SQ (3100 SQ.FT)



UNIQUE FEATURES

- **BIG CARPET AREA VS SUPER AREA (MAPS ARE BIGGER THAN MOST OF THE OTHER BUILDERS IN THE AREA) .**
- **DECENT SERVANT QTRS TO ENSURE SERVANTS STAY**
- **LOWEST PRICE IN THE AREA (BY 40% FOR SIMILAR SPECS).**
- **SPLIT AIR CONDITIONERS**
- **1 COVERED PARKING WORTH RS 3LACS INCLUDED IN PRICE**
- **CUSTOMER FIENDLY FLEXIBLE PAYMENT PLAN OF CLP, POSSESSION LINK PLAN 30:40:30 & SUBVENTION OF 15%+85%.**