

“Apna ghar.
Isse accha
kya?”

GIVE YOUR FAMILY
THE FINEST.

- A home *large enough* to fit all your family's needs.
- A home with the *finest finishes* and design.
- A home with *big green spaces*.
- A home replete with high-quality *maintenance and services*.
- A home where everything — school, shopping, temple, sports, even work — is a *short walk away*.
- A home which your family can proudly call *its own*.

A Lodha home at Amara.

Special Offers:

Pay just ₹1.98 lacs~ | Special Stamp Duty Savings | Only 5% GST



AMARA

Do more. Live more.

OWN YOUR OWN HOME

As the old adage goes - there's no place like home! It's a sanctuary for your loved ones and you to live life to the fullest, nurturing your dreams and hopes. A family home is where love resides, memories are created. It provides a sense of belonging, makes you feel safe and helps you forge lifelong relationships. A home is much more than just the place you live in. It lends you and your family an identity.

BEST TIME TO SECURE YOUR DREAM HOME!

Why wait, when you can give your family the perfect home by availing:

- Lowest rate of interest on home loan in 15 years^{\$}
- Reduced rate of stamp duty till 31st March, 2021[^]



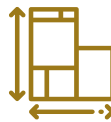
LODHA – BUILDING THE WORLD'S FINEST DEVELOPMENTS

We at Lodha, are guided by our vision of “**Building a Better Life**”. And with our meticulous planning, attention to minutest detail, focus on quality and great craftsmanship we have delivered some of the “**World's Finest Developments**” which you can proudly call “**home**”. A home designed to deliver upgraded lifestyle with uninterrupted experiences throughout.

- Large enough for all your family's needs
- With the finest finishes and design
- With big green spaces
- Complete with high-quality maintenance and service
- Where everything – school, shopping, temple, sports, strongly knit communities, even work – is a short walk away



Largest developer in
India for the past
7 years with ~50,000
crores of sales



57.0 Mn.Sq.Ft of real
estate development
(35,000+ homes and
offices) in last 7 years



7,000+ homes and
offices handed over
last year

We believe home is more than just the four walls, it should entail a well-planned ecosystem that nurtures your mind, body and soul. It should cater to all the desires that you may have as a home owner. And so, at any Lodha development you will experience a holistic lifestyle with well-designed spacious homes, carefully crafted open green spaces, avenues to lead a wholesome life, access to world-class service, availability of basic conveniences and the comfort of community living. Truly, homes that are built for generations.



LODHA ALTAMOUNT

India's finest residences on
Mumbai's Billionaires' Row.



THE WORLD TOWERS

One of India's most
iconic addresses.



TRUMP TOWERS IN MUMBAI

Mumbai's glittering jewel with
a striking gold facade.

A NEIGHBOURHOOD THAT LETS YOU DO MORE, LIVE MORE.



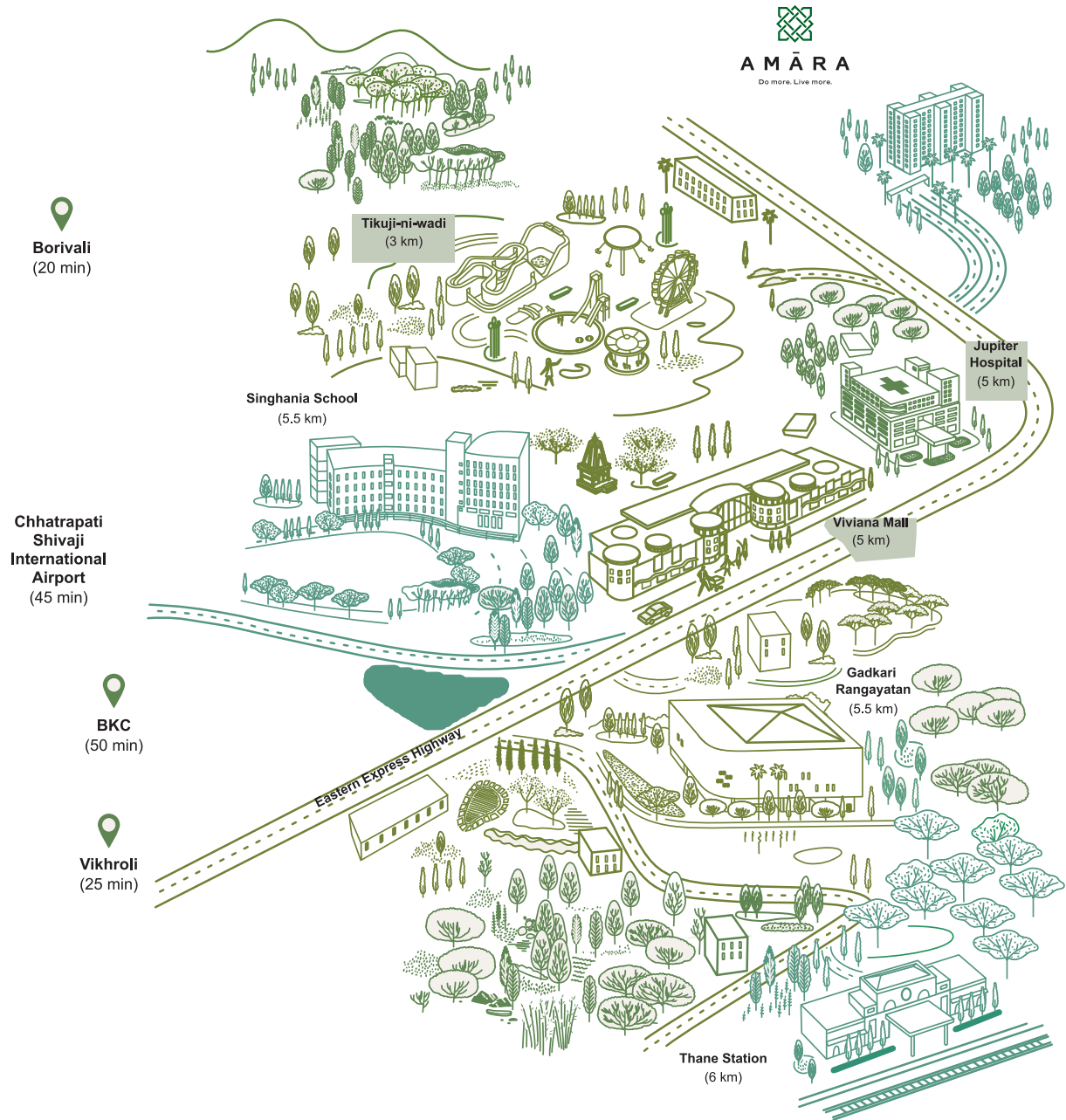
Shot at Amāra

Its name, drawn from the Sanskrit 'Amar', meaning eternal, signifies everything that Amāra stands for – the eternal dream of a perfectly balanced life, that's now a vivid, wonderful reality.

A 40-acre estate with world-class amenities and acres of greens, where you'll find spaces and facilities to pursue every possible interest and hobby and enjoy life with friends and family.

No wonder, this is Thane's finest lifestyle.

KOLSHET ROAD: THE HEART OF THANE



Approximate time and distances.

KOLSHET ROAD: THE HEART OF THANE



Amāra is located on the 6 lane Kolshet road, very close to the best of the education & healthcare centers, retail and entertainment hubs with easy access (5 mins) to Eastern Express Highway and Ghodbunder Road.

EDUCATION ~5-10 MINS

- Singhania School
- CP Goenka International School
- Kendriya Vidyalaya
- Blossom High School
- Universal High School
- Orchid International School
- Lodha World School

HEALTHCARE ~5-10 MINS

- Jupiter Hospital
- Hiranandani Hospital
- Highland Super Speciality Hospital
- Bethany Hospital
- Atlantis Hospital
- Civil Hospital
- Navjeevan Hospital

ENTERTAINMENT HUBS ~5-10 MINS

- Viviana Mall
- Korum Mall
- R Mall
- Lake City Mall
- Suraj Water Park
- LBD (upcoming)

RETAIL ~5-10 MINS

- Dmart
- Big Bazar
- Hyper city
- Decathlon

Upcoming infra

- Mumbai Metro Line 4: Wadala - Kasarvadavali.
- Metro Line 5: Thane-Bhiwandi-Kalyan
- Thane-Borivali Tunnel Road for connectivity to Western Suburbs
- Thane Municipal Corporation Internal Metro
- New Thane Station
- Thane-Vasai & Thane-Mumbai Waterways
- Proposed Kapurbawdi Metro Station ~5 mins

INFINITE EXPERIENCES IN THE LAP OF NATURE

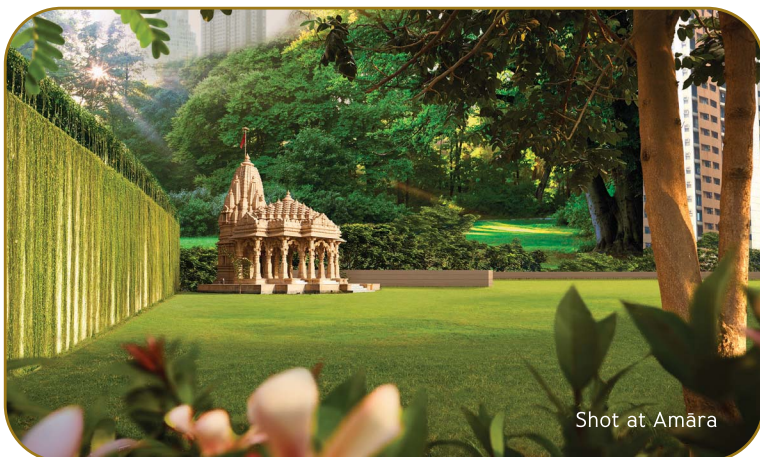
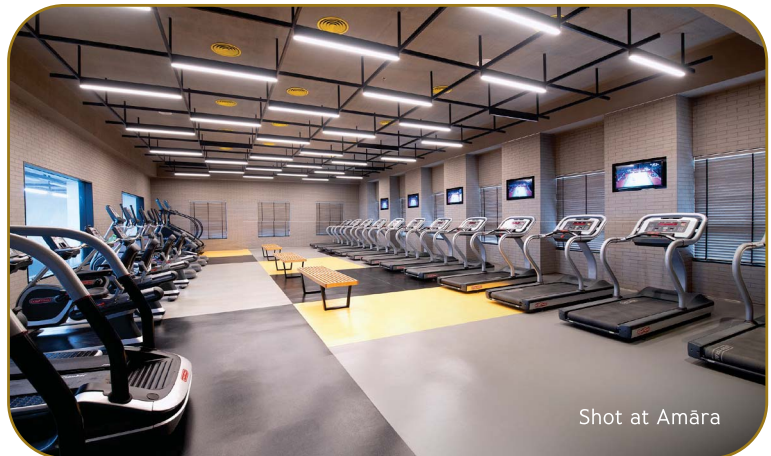


LIVE NATURAL

2-acre private forest | Woodland machan
Delightful walking trails: boardwalk, canopy walk
and forest walk | Shaded pavilions Seasonal
waterbodies and a lawn to play in Wetland
gardens

LIVE ACTIVE

Grand sports arena | Car-free central green
with a cricket pitch and sports ground
5000 sq.ft. Gym | lap pool | Covered badminton
courts | Rock climbing wall International
standard football ground



LIVE SPIRITUAL

Meditation deck | Tai chi pavilion
Yoga and Pilates deck | Ganesha temple
Jain temple | Sacred garden

INFINITE EXPERIENCES IN THE LAP OF NATURE

LIVE SPONTANEOUS

Outdoor dining enclaves | Barbeque areas
Picnic niches with hammocks and
outdoor seating | Theatre-cum-auditorium



LIVE PLAYFUL

Play village | Splash pad | Tree house | Jungle
gym and tire swings | Mini-amphitheatre |
Library lounge and quiet outdoor reading
spaces

LIVE SOCIAL

6 clubhouses, including the sprawling
25,000 sq. ft. main clubhouse | Poolside
party decks | Multiple party halls, and
outdoor party lawn | Pools, including
family pool | Jacuzzi



THE FINEST RETAIL: A SHORT TROLLEY RIDE AWAY



OPERATIONAL



PHARMACY



SALON

EDEN SUPER MARKET

SUPERMARKET



CAFE



ATM

COMING SOON



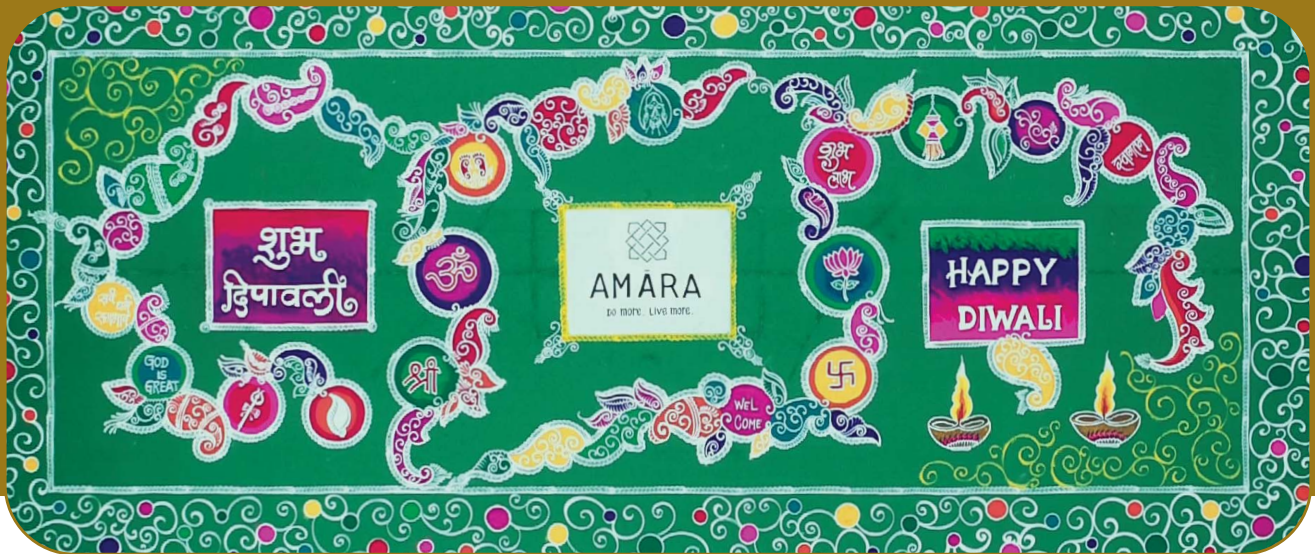
RESTAURANT

WALK TO EVERYTHING: THE BEST OF BUSINESS & DINING IS AT YOUR DOORSTEP



Amāra is designed to bring every comfort and convenience to you, within the lush boundaries of your own neighbourhood. The upcoming Lodha Business District - home to top corporates like Deloitte and DST Global and an international style F&B hub - is just a 2-minute walk away. So walk to work, or a well-stocked store, or even a chic café, the world is at your doorstep.

**PURSUE YOUR PASSIONS, ENJOY TIME
WITH FRIENDS, BOND WITH COMMUNITY.**



Grand 2300 sq.ft. Rangoli made during Diwali at Amāra



Amāra utsav



Sanskriti-garba night



Master Chef



Amāra utsav - rock band performance



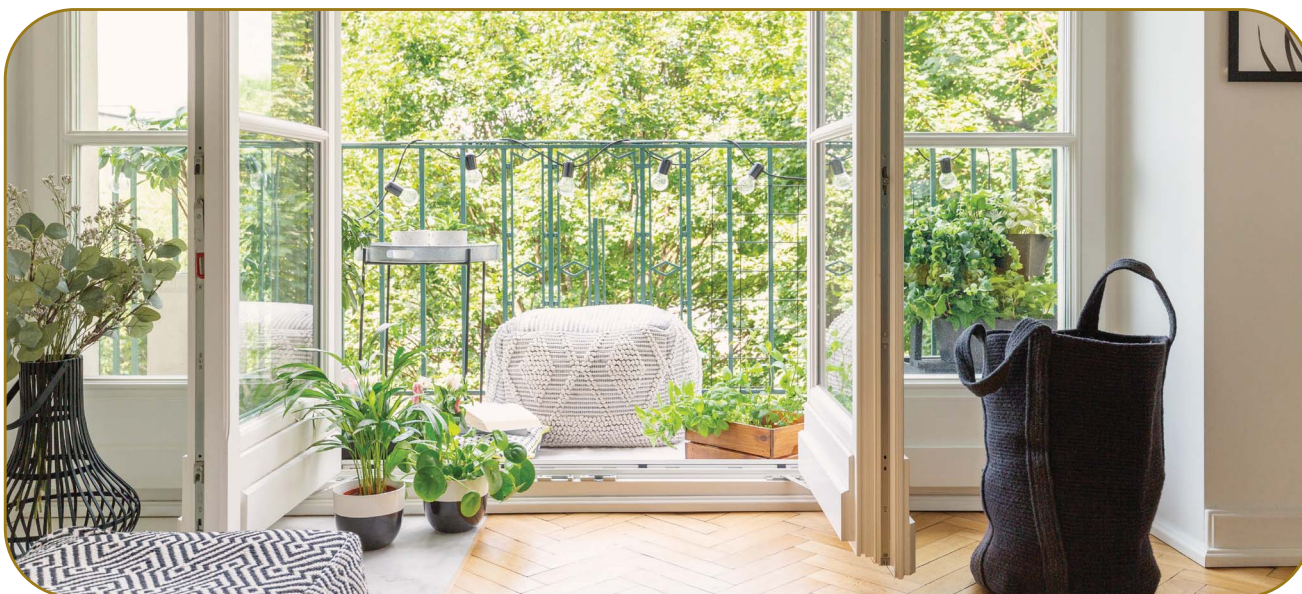
BBQ night at Amāra



Amāra Football Challenge

Home to a vibrant community of 2,500+ resident families, living in Amāra provides opportunities to celebrate every festival with grandeur and fervour. The budding community, already beaming with joy of owning their dream home, enriches every event with their wholehearted participation.

AS RIVETING THE OUTDOORS ARE,
THE INDOORS WILL HOLD YOU BACK.



Choose between a **GRAND DECK*** or 2 separate decks* in living room and master bedroom



Dedicated wardrobe niches, **SEPARATE STORE ROOM***, puja room*, and utility area.



Superior apartment design that ensures **MORE PRIVACY.**



HIGH-QUALITY bath fittings by Roca, Kohler and Jaquar.#



MARBITAL® flooring# in the living room, dining room, passage areas and bedrooms.



Modern, fully **AIR-CONDITIONED RESIDENCE.****



SPACE-EFFICIENT kitchen.



FULL LENGTH WINDOWS for natural light and ventilation.

MASTER PLAN

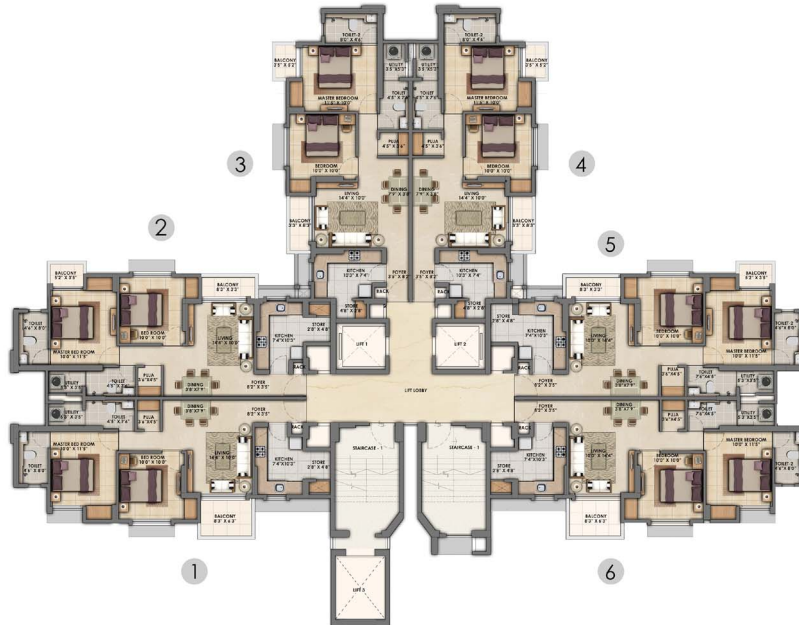
Legends

1. 6-Lane Kolshet Road
2. Grand Entrance
3. Multilevel Car Park
4. Pavilion
5. Central Green
6. Project Clubhouse & Outdoor Children's Play Area
7. Cricket Pitch
8. Play Village
9. Grand Club
10. Sports Courts
11. Football Field
12. Forest Zone
13. Temples (Jain & Ganesh)
14. Future Development
15. Retail



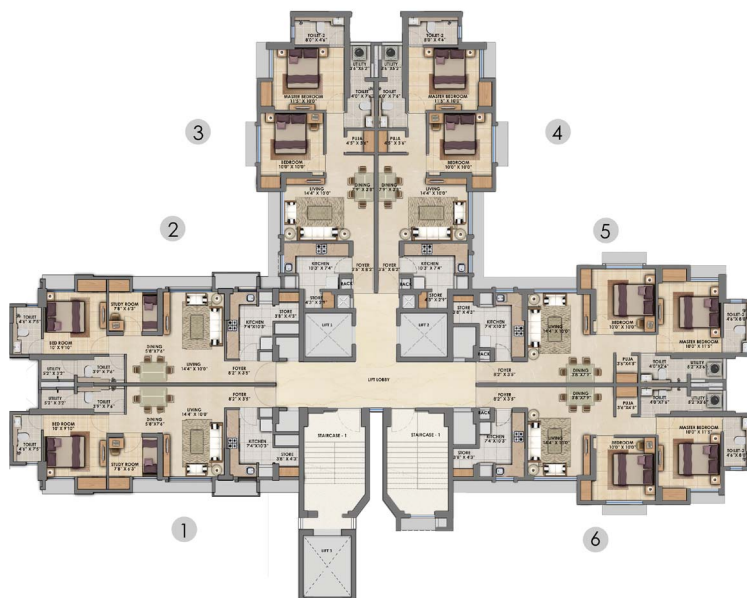
FLOOR PLANS



TYPICAL FLOOR PLAN - 2BHK ULTIMA WITH DECKS



Please refer for wings: W6  W22  & W23 

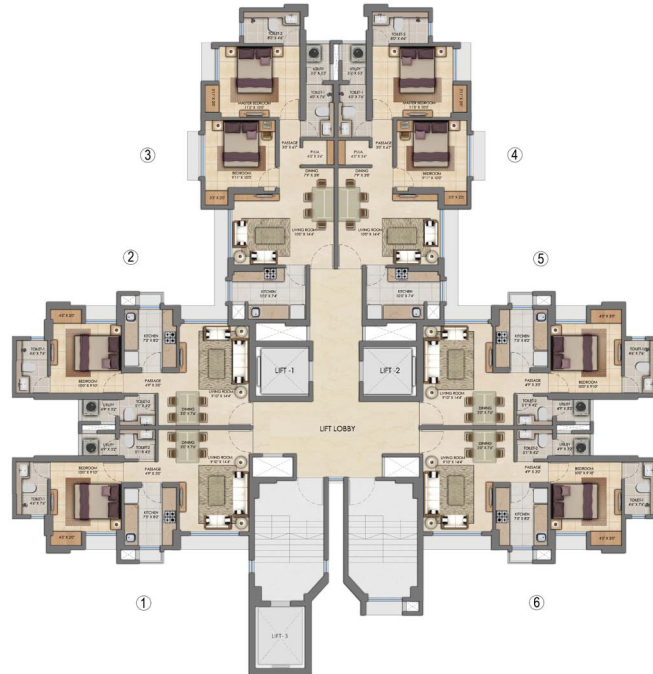
TYPICAL FLOOR PLAN - 2BHK ULTIMA



Please refer for wings: W20  W21 

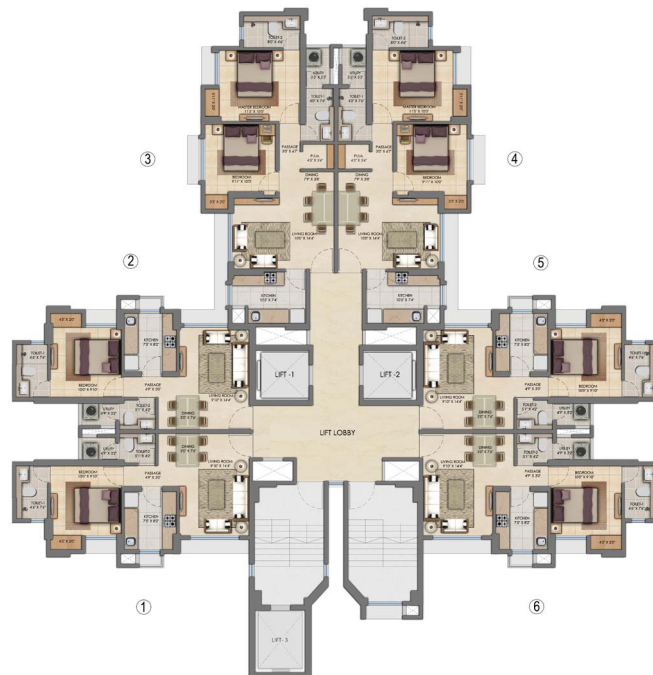
FLOOR PLANS

FLOOR PLAN - W38 & W40



Please refer for wings: W38  & W40 

FLOOR PLAN - W39



Please refer for wings: W39 

UNIT PLANS

2BHK ULTIMA



Please refer for wings: W20, W21

2BHK ULTIMA WITH DECKS (TYPE A)



Please refer for wings: W6, W22 & W23

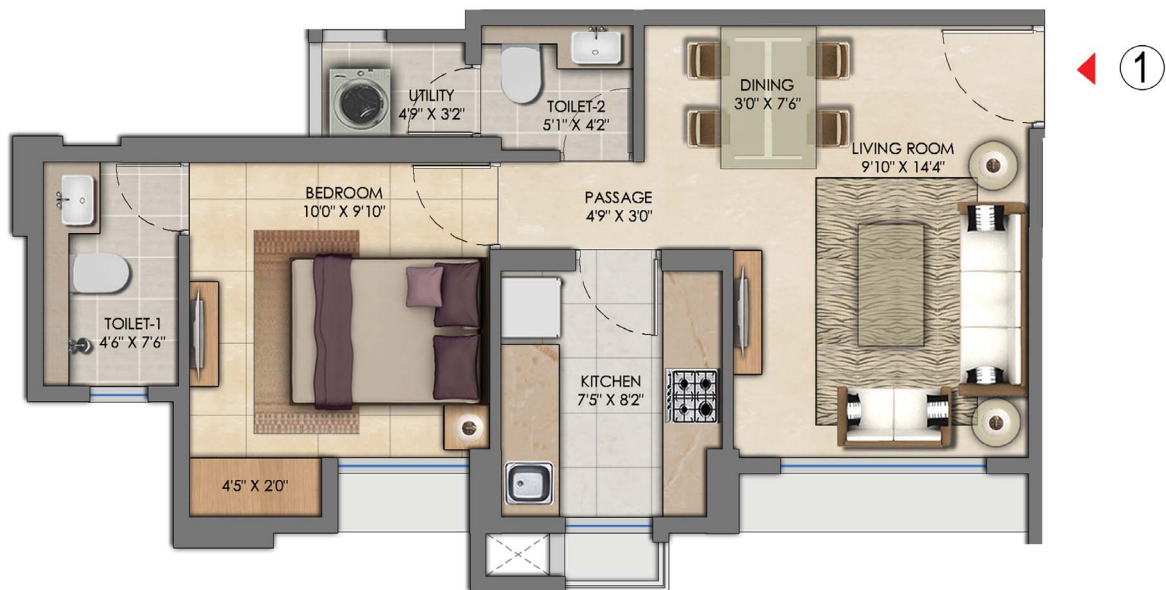
UNIT PLAN

2BHK ULTIMA WITH DECK (TYPE B)



Please refer for wings: W6, W22 & W23

1BHK



Please refer for wings: W38, W39 & W40

UNIT PLAN

2BHK



Please refer for wings: W38, W39 & W40

SPECIAL OFFERS

Pay just ₹1.98 lacs~ | Special Stamp Duty Savings | Only 5% GST

TYOLOGY	CV (IN ₹ LACS)	MONTHLY EMI*** (₹)
1 Bed	69	38,900
2 Bed	95	53,200
2 Bed Ultima	102	57,100
2 Bed Ultima with Deck	112	62,700
3 Bed	158	88,500



AMARA

Do more. Live more.

Sales Gallery: Amāra, Clariant Compound, Kolshet Road, Thane (W) - 400 607

Corporate Office: Lodha Excelus, N.M. Joshi Marg, Mahalaxmi, Mumbai - 400 011

INDIA'S NO.1 REAL ESTATE DEVELOPER: DELIVERING 4 OUT OF 5 HOMES BEFORE TIME®

*Conditions apply. [§]Interest rate is subject to eligibility & market by bank. | [^]The reduced stamp duty till 31st March 2021 as directed by Maharashtra government. | [†]Ranked India's No.1 smart city to live in JLL in its 'Livability Quotient - A Paradigm Shift in India's Emerging Report 2017 | [®]In last 2 years, for 80% of units delivered - possession offered prior to agreement due date including grace period. | ^{**}Except kitchen, passage and bathrooms. [#]Or equivalent, ^{††}In select residences only. | [‡]Valid for loans up to ₹75L, pay only 5% unit cost for loans above ₹75L | The plans, specifications, images and other details herein are only indicative and the Developer / Owner reserves the right to change any or all of these in the interest of the development. This printed material does not constitute an offer and /or contract of any type between the Developer / Owner and the recipient. Any purchaser / lessee of this development shall be governed by the terms and conditions of the Agreement for Sale / Lease entered into between the parties, and no details mentioned in this printed material shall in any way govern such transactions. | ^{***}Loan tenure 30 years, loan value 85% of CV, interest rate of 6.9%. MahaRERA registration number: P51700014760, P51700016961, P51700020093, P51700018393 available on the website <https://maharera.mahaonline.gov.in>. Date of Printing - January 2021.