

A LIFE OF SURREAL EXPERIENCES & INFINITE OPPORTUNITIES



PREMIUM 1 & 2 BHK RESIDENCES



9 REASONS

TO EMBRACE PASSCODE WESTERN DREAM



INSPIRING COMMUNITY

A bustling neighbourhood where comfort, affordability & luxury meet in the most serene way, enriching life and nurturing growth prospects.



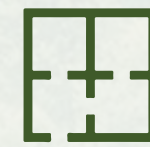
MESMERIZING VIEWS & THE DECK LIFE

Immerse yourself in luxury amidst pristine landscapes, enhanced by a collection of amenities for relaxation and entertainment under the open sky.



RECREATIONAL PODIUM & LIFESTYLE AMENITIES

Cherish an array of top-tier amenities as you stroll peaceful pathways, dive into azure waves, and enjoy the zen of luxury in your dream apartment.



THOUGHTFUL LAYOUT WITH JODI-ENABLED DESIGN

Our meticulously-planned layouts provides flexibility and elegance in space utilization, enhancing your living experience.



INTEGRATED TOWNSHIP

An integrated township outshines standalone towers, offering a wide range of amenities for lifestyle enhancement & a potential to promise maximum return on investment.



CONVENIENT CONNECTIVITY

Bhayandar (W), a transit hub, ensures effortless connectivity to all parts of Mumbai, which promises easy commute and accessibility.



FUTURE-READY LOCATION

Bhayandar (W), a future-ready hub, offers access to Mumbai's key spots, amplified connectivity and alluring development prospects.



WELL-ESTABLISHED SOCIAL INFRASTRUCTURE

Bhayandar (W), with established infrastructure & projects like Coastal Road, and Metro Line 9 Extension, promises great potential for an urban habitat.



TRUSTED LEGACY

Ashish Group, a trusted legacy with 40 years of excellence, delivers stylish, luxurious living and enduring quality, fostering lasting relationships.



A LIFESTYLE THAT'S MESMERIZING,
SURPRISING & DELIGHTFUL!



PREMIUM 1 & 2 BHK RESIDENCES



A Dream Turned Real, Above & Beyond.



Nestled in Bhayandar (W),
Passcode Western Dream brings to life the
'American Dream' in India. It's a serene
abode harmonizing heart, soul, and spirit
with nature. Prioritizing community
spaces, education, healthcare, and safety,
it fosters growth and quality
of life, promising an extraordinary,
captivating lifestyle.

The Ultimate Outdoor Life, With Picture Perfect Views.



Passcode Western Dream brings together mesmerizing views and spacious deck-life to create an oasis in the midst of the urban bustle. The stunning landscape views provide a tranquil escape, while the deck serves as a space for relaxation and entertainment, making it an ideal spot to spend quality time with loved ones.

ACTUAL VIEW

The Brilliance Of Luxury, With World-Class Leisure Amenities.



PODIUM AMENITIES

- | | |
|---|------------------------------|
| Gymnasium | Shopping Centre |
| Steam Sauna | 2 Lush Green Gardens |
| Massage Room | 24x7 Surveillance |
| 2 Banquet Halls | Intercom Facility |
| Restaurant & Lounge | High-Speed Elevators |
| Library | Games Room |
| Kids' Play Area | Kids' Play Room |
| Miyawaki Garden | Entrance Lobby |
| Blissful Temple | Business Center |
| Multi-Purpose Court | Guest Room |
| 2 Swimming Pools
for Adults & Children | Senior Citizens' Garden Area |
| | EV Charging Point |

ROOFTOP AMENITIES

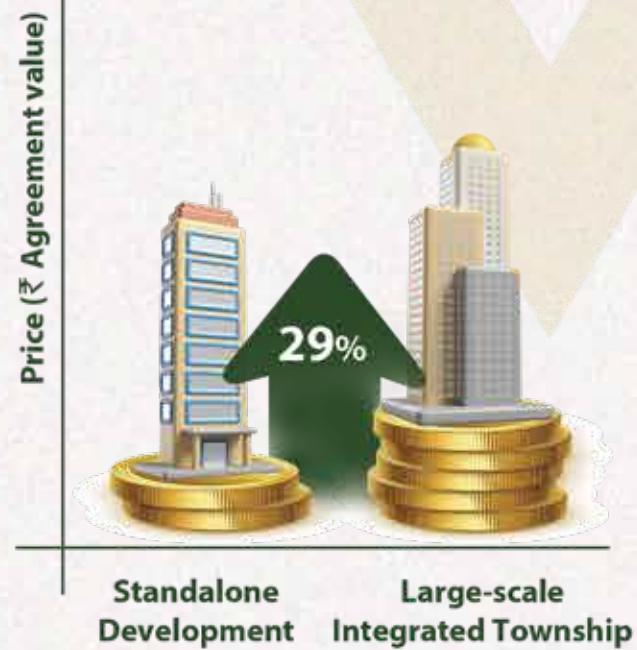
- | | |
|---------------|-----------------|
| Lawn | Meditation Deck |
| Pergola | Yoga Zone |
| Walking Track | |



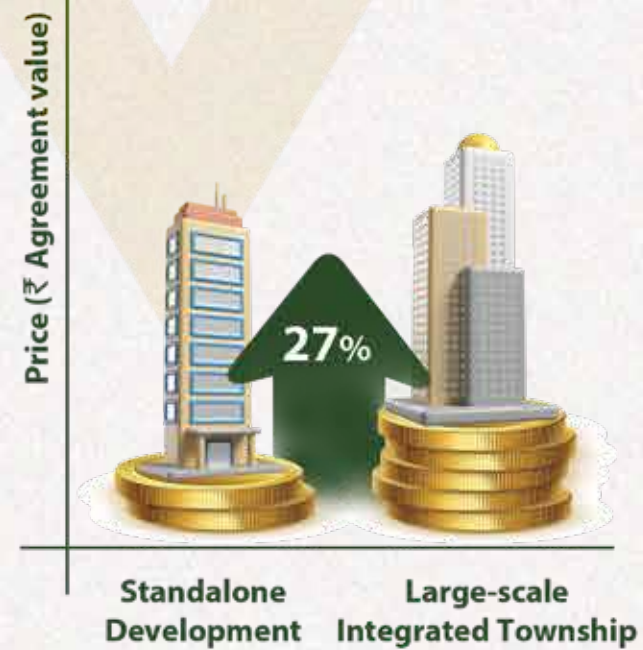
Western Suburbs



Central Suburbs



Navi Mumbai



Invest In A Prosperous Future
With An Integrated Township.



Experience the best of community living with Passcode Western Dream's integrated township. Enjoy modern amenities, convenient access to schools, healthcare, retail & entertainment, in a secure, self-sustaining environment, with investment opportunities & a high quality of life.

Bhayandar (W) : A Serene World At Your Fingertips.



Located in the affordable and culturally diverse Bhayandar (W), Passcode Western Dream is an ideal location for investment, safe living and serenity.

CONNECTIVITY

HIGHLIGHTS

- DMART - 250 mts
- Maxus Mall - 550 mts
- Bhayandar Railway Station - 2 km
- WEH - 5.1 km
- Chhatrapati Shivaji Maharaj International Airport - 27.5 km

ROAD CONNECTIVITY

- Upcoming Coastal Road - 1.4 km / 4 mins
- Mira-Bhayandar Road - 1.7 km / 5 mins
- Ghodbunder Road - 8.5 km / 21 mins

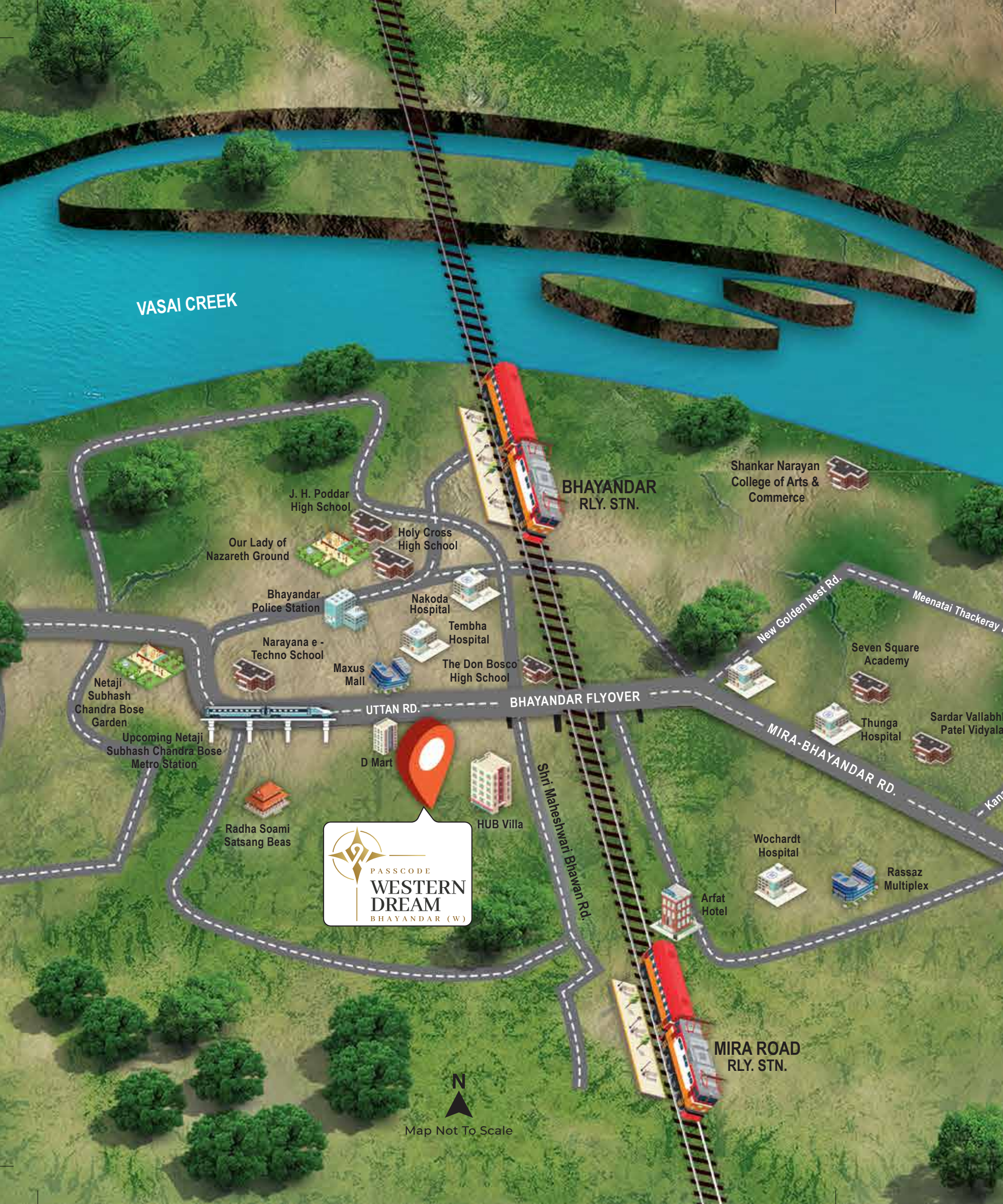
EDUCATION

- Mount Marry English High School - 700 mts / 3 mins
- Narayana e - Techno School - 1 km / 4 mins
- The Don Bosco High School - 1 km / 4 mins
- Our Lady of Nazareth High School - 1.5 km / 5 mins
- J. H. Poddar High School - 2 km / 9 mins
- Seven Square Academy - 2.1 km / 7 mins
- RBK School - 3.4 km / 9 mins

ENTERTAINMENT

- Maxus Fun World - 250 mts / 2 mins
- MovieMax Cinema - 3.6 km / 10 mins
- Priyadarshini Joggers Park - 4.5 km / 15 mins
- Uttan Beach - 9.6 km / 25 mins

Travel time & distance as per Google Maps



Western Express Highway

Bridging The Distance With Seamless Connectivity.



ACCESSIBILITY

RAILWAY STATION

- Upcoming Subhas Chandra Metro Station - 650 mts / 3 mins
- Bhayandar Station - 2.7 km / 9 mins
- Mira Road Station - 3.2 km / 12 mins
- Dahisar Station - 8.6 km / 27 mins
- Borivali Station - 10.5 km / 29 mins

CORPORATE HUBS

- Nesco - 20 km / 35 mins
- Mindspace (Malad) - 20 km / 45 mins
- Andheri - 24.1 km / 50 mins
- SEEPZ - 25.3 km / 1 hr

RELIGIOUS

- Radha Soami Satsang Beas - 1.4 km / 5 mins
- Upcoming Jain Bhavan - 500 mts / 2 mins

HOSPITAL

- Mira Multispeciality Hospital - 170 mts / 1 mins
- Tembha Hospital - 550 mts / 2 mins
- RL ENT Hospital - 1 km / 4 mins
- Nakoda Hospital - 1.7 km / 5 mins
- Thunga Hospital - 2.9 km / 8 mins
- Wockhardt Hospitals - 3.1 km / 9 mins

Travel time & distance as per Google Maps



Vasai Creek

Bhayandar

9

MBSC
(Mira Bhayandar
Sports Complex)

Indiralok

Shahid Bhagat
Singh Garden
(Maxus Mall)

Medetiya Nagar

[Golden Nest, Deepak Hospital]

Subhash Chandra

Bose Stadium

Bhayandar

9



W

9

Sai Baba Nagar

[Shivar Garden]

Mira Road

10

Kashigaon
[Silver Park,
Zankar Company]

Varsova
Char Phata

Kashmira

Miragaon

Pandurang Wadi

Anand
Nagar

Rushi Sankul

Dahisar East

2 7 9

IC Colony
(Immaculate Conception Colony)

Dahisar

Ovaripada

Sanjay Gandhi
National Park

Eksar

W

7

National Park

Don Bosco

Borivali

A Feasible Access To Limitless Comfort & Convenience.



Indulge in a lifestyle of convenience and luxury with Passcode Western Dream's prime accessibility to Mumbai, reputable schools, healthcare facilities, shopping centres, and entertainment hubs, offering a serene and peaceful living environment away from the city's hustle and bustle.

Under construction Metro Line 9 Extension to provide fast & efficient transportation.

Arabian Sea



Map Not To Scale



Future-Ready Infrastructure Projects Set To Transform The Area.



With several upcoming projects that promise to improve connectivity and livability, Bhayandar West is poised to become an attractive location for investment and a great place to live.

- NH48 Highway to improve connectivity & increase economic activity
- Proposed bullet train to provide faster transportation
- Mumbai Coastal Road to improve connectivity & ease traffic congestion

A Legacy Of Building Dreams & Shaping Lifestyles.



Ashish Group was founded in 1978 by Mr. Girdharilal Vaid, with his son Mr. Ashish Vaid joining in 1986. With over three decades of experience, Mr. Ashish Vaid has successfully executed all group projects, while also being involved in various social and business associations. The group has a trusted legacy of fine living and timeless quality, built on innovation, meticulous planning, and sound decision-making.

COMMITMENT OF EXCELLENCE

- Business transparency: A clear view
- Timely delivery, enjoy hassle-free move-ins
- Luxury living with exceptional amenities
 - Luxury construction at its finest
- Space optimisation & efficient planning

HIGHLIGHTS

40 Years of Legacy **4+** Million Sq. Ft. Delivered **3** Generations **5,000+** Happy Families

PILLARS OF PHILOSOPHY



Customer
First



Collaborative
Approach



Quality
Consciousness




Innovation in
Construction
Technology



Environmentally
Conscious
Development



ASHISH GROUP
Great Homes

 This project has been registered under MaharERA Registration No.: P51700050737, P51700049440 & also available on the website <https://maharera.mahaonline.gov.in> under registered projects.

Site Address: Passcode Western Dream Sales Lounge, Shree Maheshwari Bhavan Road,
Off Mira-Bhayandar Mahanagar Palika Fire Brigade, Bhayandar (W) - 401101.

Disclaimer: The information contained in this brochure is indicative of the kind of development that is proposed. It is prepared and issued in good faith and is for guidance only. It does not constitute part of an offer or contract. Subject to the approval of the authorities or in the interest of the continuing improvement, the developers reserve the right to alter the layout, plans specifications or features without prior notice or obligation. This project is registered under the name Windermere Tower B, Windermere Building No. 1 to 6 & is marketed as Passcode Western Dream. T&C Apply.



PROJECT FUNDED BY
 **ICICI Bank**