



As versatile as nature



VERSATILE
VALLEY



Built on a solid foundation

Versatile Valley is yet another prestigious landmark project by the renowned Versatile Group, which today has to its credit numerous projects in the central suburbs; standing tall and strong as a testimony to its success spanning more than two decades. Under the able leadership of its Managing Director, Mr. Anand M. Thakkar – a Visionary in his own right – the Group has been incessantly marching ahead on the paths of glory by creating newer benchmarks of quality in the Real Estate domain.

Prestigious project....Our pride

Having completed two successful decades with numerous milestone under our belt, we have always endeavoured to ensure fine living spaces and fantastic lifestyles. A glimpse at our various prestigious projects underscores this commitment.

Past Projects

- Kasturi Park, Ghatkopar (W)
- Ashapura Apartmentt, Ghatkopar (W)
- Krishna Baug, Ghatkopar (W)
- Purshottam Apartment, Ghatkopar (W)
- Om Gunvanti, Ghatkopar (W)
- Mani Bhuvan, Ghatkopar (W)
- Neelkanth Ashish, Ghatkopar (E)
- Amar Smruti, Ghatkopar (E)
- Aditya Heights, Dombivali (E)
- Arunoday Darshan, Ghatkopar (E)
- Om Amey, Ghatkopar (E)
- Omkar Heights, Dombivali (E)

Current Projects

- Versatile Valley, Dombivali (E)
- Versatile Horizon, Dombivali (E)

Upcoming Project

- Versatile Viva (Panchgini) - Luxury Villas for identity called "YOU"

Now, lets have a look at the grand and impressive epitome of a Versatile lifestyle, Versatile Valley.





A Refreshing lifestyle. By the Lakeside.

Nature is beautiful. Nature is refreshing. Most importantly, nature is versatile and this versatility has been an inspiration for Versatile Valley, a residential masterpiece. It is the latest offering from the renowned Versatile Housing & Infrastructure Pvt. Ltd. (VHIPL) under able leadership of its Managing Director, Mr. Anand M Thakkar – a visionary in his own right. VHIPL has to its credit numerous successful projects in the Central Suburbs for more than 2 decades.

Strategically located in Dombivali, Versatile Valley is an epitome of versatility in every respect – location, luxury, comfort, spaces, convenience, amenities and price!

A home you always dreamt of. A home you have always desired for your family. A home where your life and lifestyle shall be revolutionised forever. A home at Versatile Valley is all this and more!



Fine living by the lakeside That's versatility

Away from the maddening city life, in the gentle embrace of nature's arms; equipped with ultramodern amenities, brimming with the joy of the life! At Versatile Valley, you can experience the best of both worlds, In other words, it is versatile living at its best!

Versatile Valley comprises unique lake-view apartments overseeing a 14-acre natural lake.

A home at Versatile Valley means the opportunity for you to welcome the first rays of the rising sun; to dance to the tune of melodious chorus of birds and enjoy idyllic evening by the lakeside

Growth is the only way forward That's versatility!



The first of the several growth centres planned by Maharashtra government will be around the Nilje railway station, which is barely 05 minutes from Versatile Valley. The area will be converted into a Corporate Hub like Bandra Kurla Complex (BKC). The growth centre is proposed to come up on 1089 hectares and will be connected by a state highway and planned Virar Alibaug Multi Modal Corridor. The Mumbai Metropolitan Region Development Authority (MMRDA) is the special planning authority for the area. It will have a well-developed transport system, smart city facilities and necessary infrastructure for housing infrastructure. This will give a big fillip to employment opportunities in and around this region.

Be a part of smart city That's versatility!



Versatile Valley is situated in the region which is a part of Proposed Smart City by Maharashtra Government. With an aim to drive the economic growth and improvement in the quality of life of people. Authorities have already signed a MOU with Korea Land and Housing Corporation (LH) to build a smart city in this region. With economic growth the city has to grow and offer a good lifestyle coupled with ease of travel, housing etc.

90's saw emergence of Navi Mumbai, soon we are envisaging a "Third Mumbai" in and around this region

In simple words a Smart City ensure the following :-

- Better Roads
- Better Public Transport
- Pedestrian Improvements
- Better Employment Opportunities
- Clean & Green Environment
- Better Water Supply & Sanitation
- De-centralised Waste Management
- Smart Security Systems

Desire, decide and demand the one that suits you
That's versatility!



We fully understand your needs and assure versatility when it comes to space and comfort in your home.

Our Innovative and novel Smart Home plan helps you take your pick from a wide array of options comprising elegant 1, 1.5, 2, 2.5, or 3 BHK apartments, you will be spoiled for a choice. What's more, with this plan you not only have the freedom to choose the size and area and your budget. All this without the slightest compromise on luxury or quality. Now you can own a home that has everything in it the way you want it!

If you thought the best thing in life always come at a premium, a single look at Versatile Valley will prove you wrong. Now, you not only have the freedom to choose your own home the way you want it, but also decide the payment process which include attractive and flexible payment mode options. A home feels more comfortable when it's affordable, doesn't it?

Life's little joys in customised packages That's versatility!



While it's not hard these days to find kids playing in cramped and congested spaces, elderly couples out for a peaceful walk face a tough task finding a suitable place in their vicinity. At Versatile Valley, however, it won't be the same, thanks to our versatile options of exclusive playgrounds and parks for patrons from different age group.

Multiple needs, diverse amenities

That's versatility!

Look no further for a unique living experience. Versatile valley offers you versatility in amenities that promise to make your life blissful and lifestyle perfect.



HEALTH | LIFESTYLE AMENITIES

- Club house
- Swimming Pool
- AC Designer lobby
- Modern Sky Lounge With Sun Desks
- Well equipped Gym on Terrace
- Jogging track with musical lawn on terrace

GREEN AMENITIES

- Landscape Garden
- Children activity centre
- Senior citizen herbal garden
- Spiritual Library with prayer room
- Rain water harvesting system
- Sewage treatment Plant (STP)

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That's versatility!

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ADVANCED VERSATILE AMENITIES

- Ample two storey podium parking space
- 24/7 Advanced security system
- Separate drainage line for AC pipes and garden balcony
- Ready Broadband Connectivity

NATURAL VERSATILE AMENITIES

- Natural higher ground level
- Situated between natural Lake & Hill

OTHER VERSATILE AMENITIES

- Spacious guest lobby on every floor
- Private bus service to-n-fro to station
- Situated between natural Lake & Hill

Interiors as special as you are
That's versatility!



We admire and respect your individuality and offer versatility in interiors and décor. At Versatile Valley, we not only give you a wide array of ready-to-move-in interiors to choose from but also the, most premium fittings and accessories. Every time you set foot in your home, you walk into a whole new world of luxury and comfort.

- **Ceiling:** Only at Versatile Valley, apartments come with 10-ft & 3-inch floor height, instead of the conventional height of 9 ft. This makes your home look grand and luxurious.
- **Structural Design:** Earthquake resistant structure conforming to IS code.
- **Flooring:** Vitrified tiles in all rooms & passages. Branded anti-skid tiles in toilets & attached terrace, Antiskid tiles in flower beds.
- **Walls:** High quality bricks.
- **Plaster:** External – Sand faced finish, Internal – Gypsum/POP finish.
- **Kitchen:** Granite Platform with stainless steel sink. Glazed tiles dado above the platform.
- **Doors:** All doors and frames with good quality fittings. Cylindrical locks to bedroom doors.
- **Windows:** Anodized aluminum windows. Marble windows. Marble window sills. Louvre window for toilets.



- **Lift:** Lift from a reputed company. Power backup for common areas and lifts.
- **Water Supply:** 24-hr water supply through overhead and ground water tank.
- **Bathroom:** Good Quality Chromium Plated fittings. High performance geyser. Separate wet and dry areas.
- **Plumbing:** Concealed plumbing and full height designer tiles in Bathroom/W.C./Toilet.
- **Painting:** Internal plastic paint & outside with water proof acrylic paint.
- **Electrification:** Concealed Copper wiring with main Circuit breakers. ISI approved quality switches. Fan & tube light in all rooms. TV/Cable and telephone points in living room and all bedrooms. Invertor for power backup to each flat. A/C Point in all bedrooms. Washing machine, Mixture grinder and Water purifier point in kitchen.



Shoppers paradise within the project That's versatility!

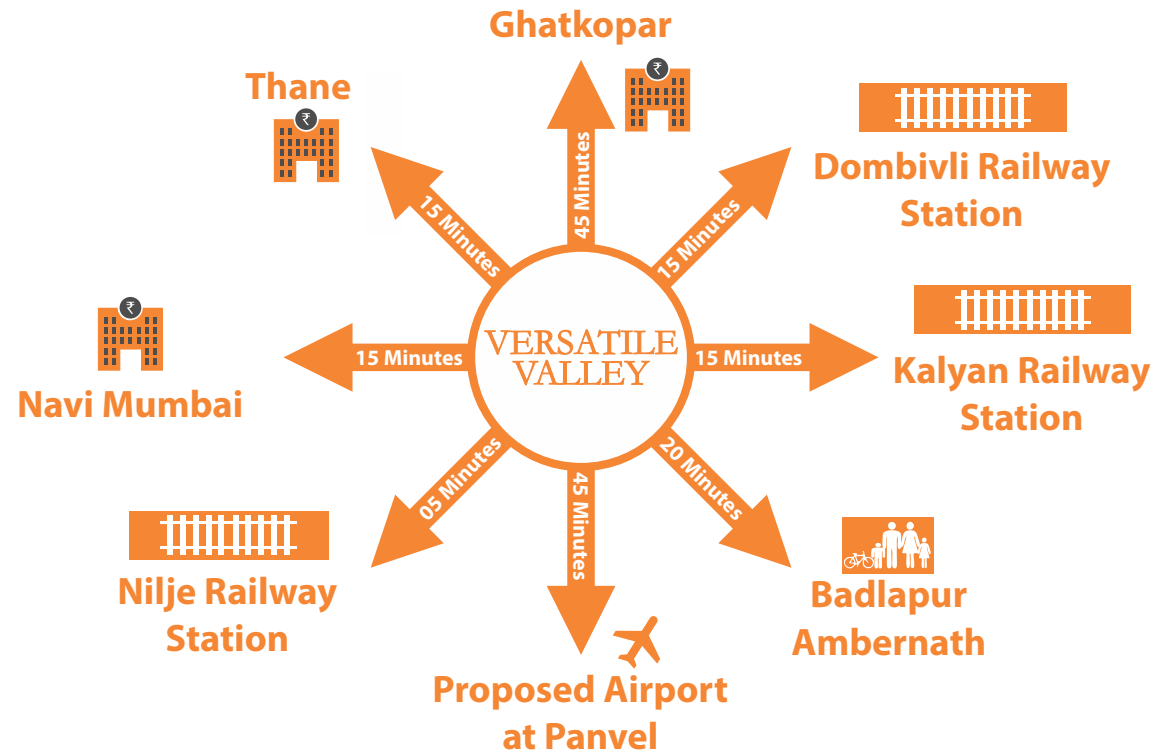
With sprawling commercial and shopping zones boasting expansive and unique 14-ft high ceiling coming up the vicinity, shopping will always be a grand and delightful experience. Be it premium brands or your daily necessities, our location promises you versatility when it comes to shopping.

Right from exclusive shopping malls and supermarkets to wide-ranging commercial establishments, you will find them all at hand here, at Versatile Valley.



Location Advantages

That's Versatility!



Versatile Valley is situated at epicentre which is easily connected with Thane, Navi Mumbai, Kalyan and Corporate hubs like Mahape & Airoli. It is also easily accessible from proposed new Airport. Nilje railway station is merely at a distance of 5 minutes walk. In a further bid to improve the connectivity of this region, Government is planning a road connecting Vikhroli to Mahape and a elevated road from Airoli to Katai Toll Naka. This will make s region easily accessible from Central Suburbs.

With quality medical institutes, fire station, renowned educational institutes and best in class shopping malls all at a stone throwing distance make Versatile Valley, your obvious choice.



Education

- Lodha World School - 02 Mins
- Ira Global School - 10 Mins
- Guardian School - 10 Mins



Entertainment

- Xperia Shopping Mall - 02 Mins
- International Standard Football Ground - 02 Mins
- Cricket Stadium - 10 Mins



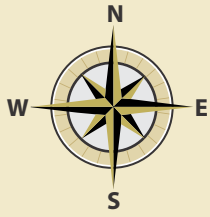
Convenience

- D-Mart - 10 mins
- Metro Mall Kalyan - 15 mins



Emergency

- Fire Brigade - 02 Mins
- Icon Hospital - 10 Mins
- AIMS Hospital - 15 Mins



Location Map



Map not to scale



LODHA'S
CASA BELLA

KATAJ TOLL
NAKA

DOMBIVALI-KALYAN

TO THANE









EXISTING
LAKE

NILJE GRAMPANCHAYAT
OFFICE

A
B
C
D
E
F
G

" VERSATILE
VALLEY "



-  1 BHK
-  1BHK
-  1.5BHK
-  2BHK
-  2.5BHK
-  3BHK

Awards & Achievement



Navbharat Times
Udan Award 2013



Corporate Excellence
Award 2014



Affordable Housing
Project of the Year 2015

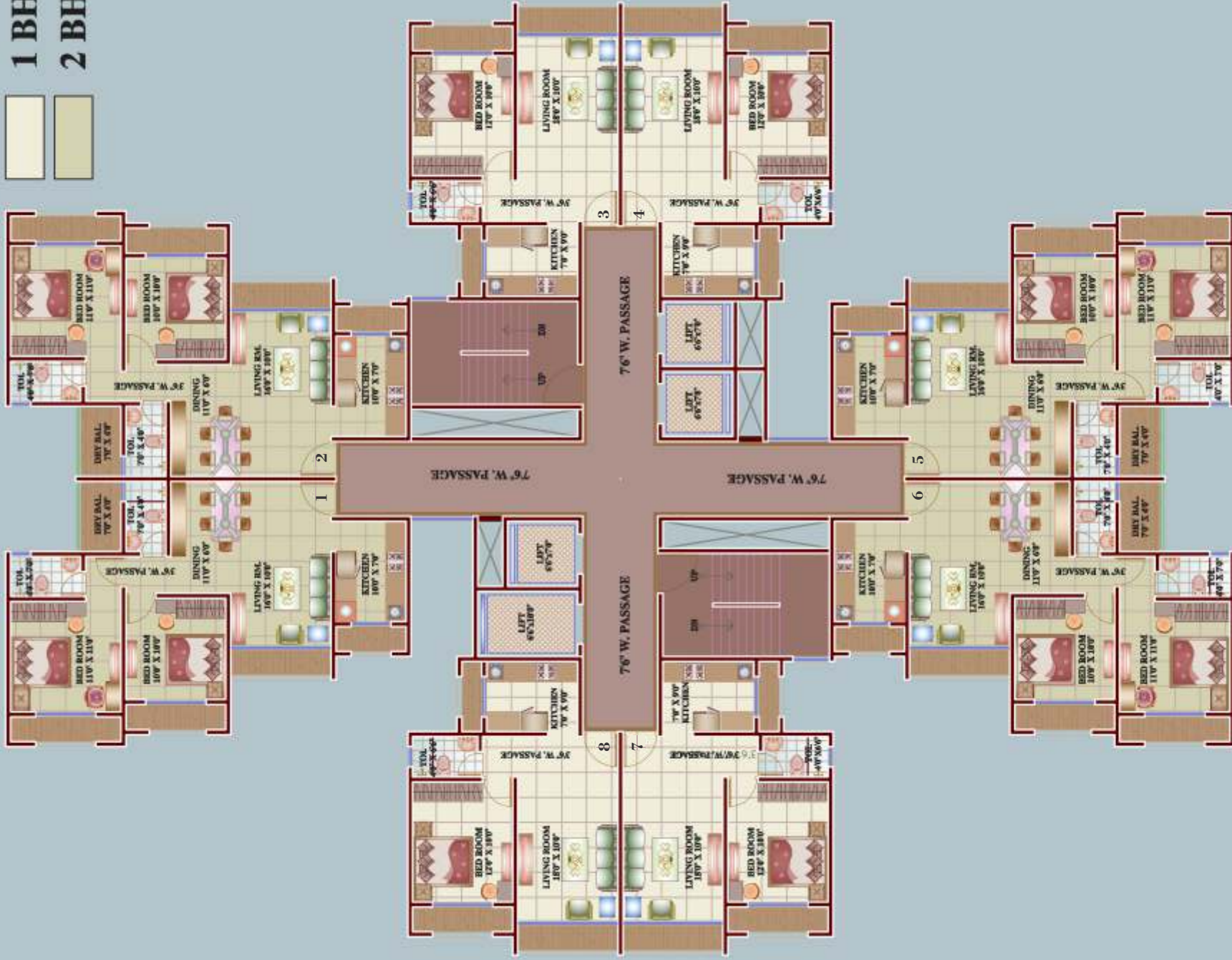


Best Affordable
Budget Housing Developer 2013

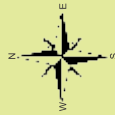


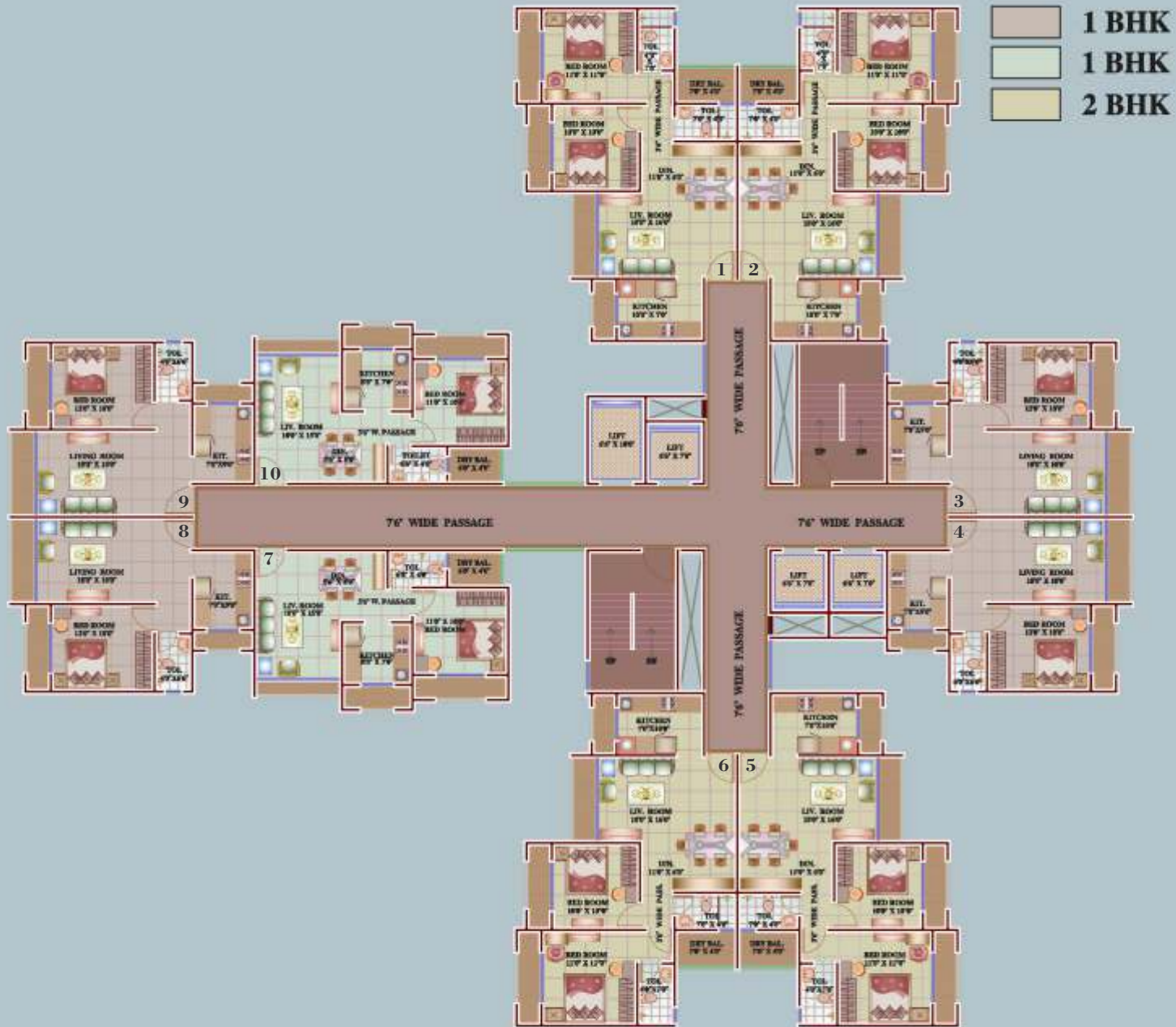
Emerging Real Estate
Developer of the Year 2015

1 BHK
2 BHK



**TYPICAL FLOOR PLAN
(WING - B)**





**TYPICAL FLOOR PLAN
(WING - C & D)**

