

# GODREJ EXQUISITE

## THANE

*For you, and only you*

The project is registered as Godrej Exquisite under MahaRERA No. P51700024496, available at <http://maharera.mahaonline.gov.in>.  
The project is being developed by Ashank Macbricks Private Limited, which is a part of Godrej Properties Limited group.



BRAND GODREJ



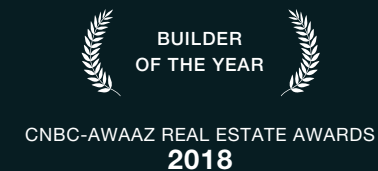
GODREJ ONE



# A LEGACY OF TRUST SPANNING 123 YEARS

Godrej Properties brings the Godrej Group philosophy of innovation, sustainability, and excellence to the real estate industry. Each Godrej Properties development combines a 123-year legacy of excellence and trust with a commitment to cutting-edge design and technology.

IN RECENT YEARS, GODREJ PROPERTIES HAS RECEIVED OVER 250 AWARDS & RECOGNITIONS





# THANE – CONVENIENTLY CONNECTED

Thane is a bustling location that's grown into one of the most vibrant cities of India. Picturesque and well-connected, Thane is today ranked among the world's top 20 real estate investment destinations.\*



## CONNECTED BY ROAD

- Ghodbunder Road
- JVLR
- SCLR
- Eastern Freeway
- NH 8
- Mumbai-Nashik Highway
- Thane-Belapur Road



## CONNECTED BY RAIL

- Central Harbour Line
- Thane-Panvel Line
- Central Railway



## UPCOMING INFRASTRUCTURE

- Thane-Kalyan – Metro Line 5<sup>1</sup>
- Thane-Dombivli Bridge<sup>2</sup>
- TMC planning a 29 km metro within Thane<sup>3</sup>
- Proposed tunnel connecting Borivali and Thane<sup>4</sup>

\*According to Knight Frank – international property consultant

### Sources:

1. <https://mmrda.maharashtra.gov.in/metro-line-5>
  2. <https://www.hindustantimes.com/mumbai-news/state-gives-nod-to-grant-1-44-acre-of-mangrove-land-for-thane-dombivli-bridge/story-LPYxxsMOF3eup1qCf4OrsN.html>  
<https://maharashtratimes.indiatimes.com/maharashtra/thane-kokan-news/thane/new-contractor-for-mankoli-bridge/articleshow/66940395.cms>
  3. <https://timesofindia.indiatimes.com/city/thane/22-stations-planned-for-thanes-intracity-metro-highly-populated-locations-linked/articleshow/66854856.cms>  
The metro rail and other infrastructure facility(ies) mentioned herein are proposed to be developed by the Government and other authorities and we cannot predict the timing or the actual provisioning of these facility(ies), as the same is beyond our control. We shall not be responsible or liable for any delay or non-provisioning of the above.
  4. <https://www.asianage.com/metros/mumbai/210919/underground-road-to-link-borivali-and-thane.html>
- \* <https://www.hindustantimes.com/mumbai-news/thane-real-estate-among-top-20-in-the-world-where-rich-want-to-invest-survey/story-efXxd1kGc0gJgV0hclL6iPI.html>

Stock image for representation purpose only.



# GHODBUNDER ROAD – VITAL LINK



20 km stretch linking the Western Express and Eastern Express Highways and has several large residential and commercial projects



Great amount of infrastructure development making it conducive for residential developments



Scenic views of Yeoor Hills



Mesmerising views of the Sanjay Gandhi National Park



An abundance of flora and fauna, in close proximity to natural waterfalls and trekking points.



300% growth\* in capital values over the last few years



Presenting  
**GODREJ EXQUISITE**  
THANE

There's a world that belongs to everybody. And then, there's  
a world that's designed for you.

*For you, and only you.*

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Artist's impression. Not an actual site photograph.





# CONNECTIVITY

A home that lets you stay connected to the world outside



- St . Xaviers English High School - **3 MINS**
- Hiranandani Hospital - **4 MINS**
- Titan Hospital - **4 MINS**
- Big Shopping Centre/Hypercity - **5 MINS**
- Orchids The International School - **5 MINS**
- Rainbow International School - **5 MINS**
- Hiranandani Foundation School - **5 MINS**
- R-Mall - **5 MINS**
- Rainbow International School - **5 MINS**



- Podar International School - **6 MINS**
- Thane Bhiwandi Road - **7 MINS**
- D.A.V. Public School - **7 MINS**
- Cinemax - **7 MINS**
- Eastern Express Highway - **8 MINS**
- Mumbai - Nashik Expressway - **8 MINS**
- Majiwada Junction - **8 MINS**
- The Walk, Hiranandani Estate - **8 MINS**



- Cinepolis - **11 MIN**
- High Street Mall - **11 MINS**
- Viviana Mall - **11 MINS**
- Cinema Star - **12 MINS**
- Gaimukh Chowpatty - **12 MINS**
- Jupiter Hospital - **12 MINS**
- Bethany Hospital - **13 MINS**
- Korum Mall - **13 MINS**
- Inox - **13 MINS**



- Upvan Lake - **16 MINS**
- Thane Railway Station - **20 MINS**
- Mulund - **22 MINS**
- Western Express Highway - **28 MINS**
- Fortis, Mulund - **28 MINS**
- Airport - **50 MINS**



# MASTER LAYOUT PLAN



## LEGEND

- |                                |                                     |                             |   |                                     |
|--------------------------------|-------------------------------------|-----------------------------|---|-------------------------------------|
| 1. Hammock zone                | 8. Crèche                           | 14. Multipurpose play court | 21. Jogging track                       | 27. Jacuzzi                         |
| 2. Pool area                   | 9. Badminton court cum banquet hall | 15. Kids' play area         | 22. Senior citizens' corner             | 28. Rooftop pool                    |
| 3. Kids' pool                  | 10. Games room                      | 16. Toddlers' play area     | 23. Skyscape gym – cardio area          | 29. Rooftop pool deck with loungers |
| 4. Poolside deck with loungers | 11. Reflexology path                | 17. Sand pit                | 24. Skyscape gym – weight training area | 30. Rooftop Barbeque zone           |
| 5. Poolside lawn               | 12. Cricket pitch                   | 18. Slate wall              | 25. Spa                                 |                                     |
| 6. Nature trail                | 13. Board games zone                | 19. Meditation Pavilion     | 26. Steam room                          |                                     |
| 7. Library/Lounge with café    |                                     | 20. Amphitheatre with lawn  |   |                                     |

This is an artist's impression indicating the anticipated appearance of the ongoing development. The information is presented as general information and no warranty is expressly or impliedly given that the completed development will comply in any degree with such artist's impression or anticipated appearance.



# THREE MAGNIFICENT TOWERS. AN EXCLUSIVE LIFESTYLE.

Spaces to unwind.

Spaces to meditate.

Spaces to lose yourself.

Spaces to find yourself.

Godrej Exquisite is a home that comes with  
luxuries that only a few can claim to be theirs.

Each of our 3 towers\* comes with its own world  
of luxuries, making your world even more exclusive.

\*The project comprises of towers with 33 floors which may be increased up to 39 floors subject to receipt of necessary approvals.

Artist's impression. Not an actual site photograph.



# ROOFTOP HORIZON POOL

Enjoy a refreshing swim in the s



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# SKYSCAPE GYM

Sweat it out with picturesque views of the Thane skyl

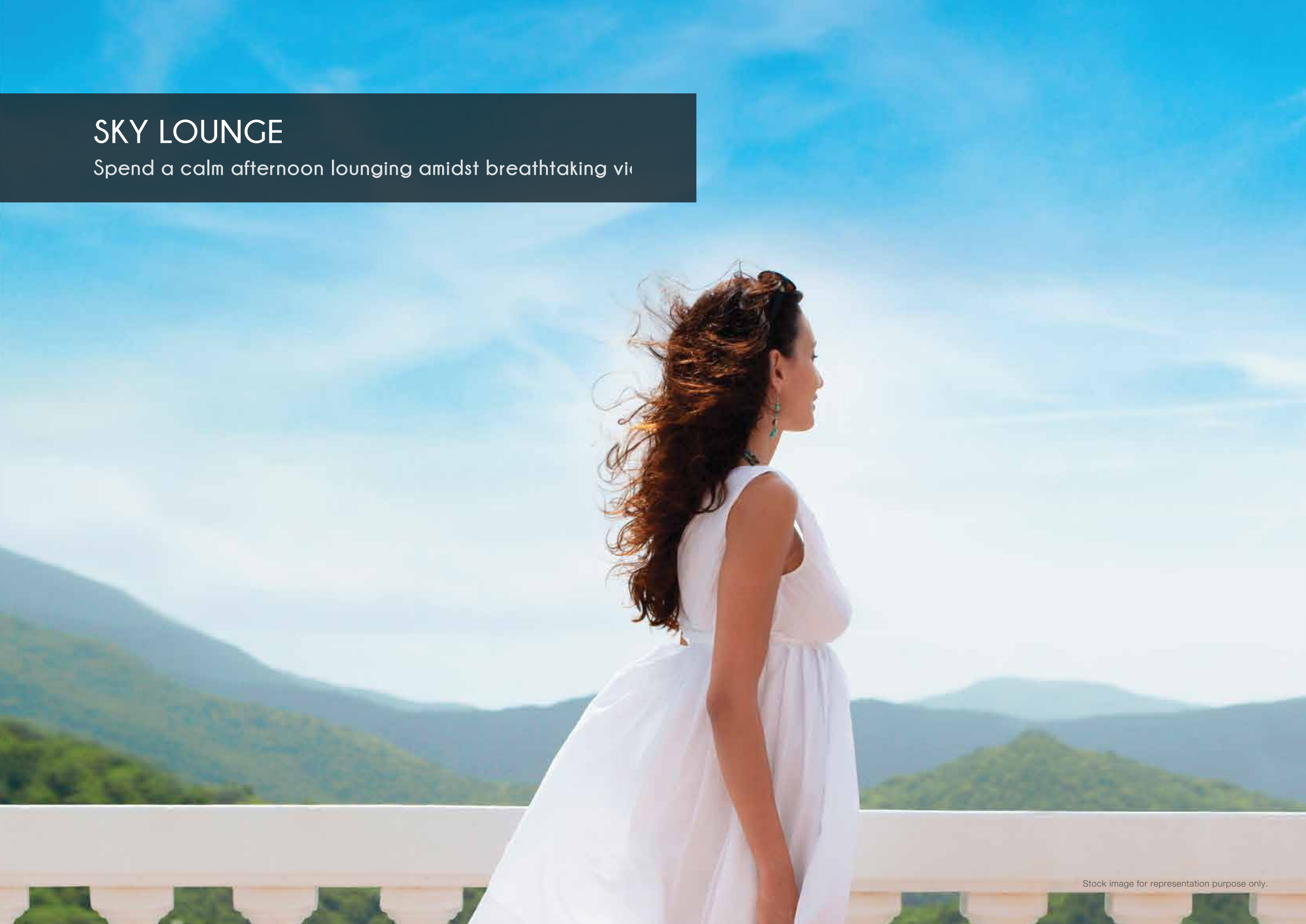


Artist's impression. Not an actual site photograph.



# SKY LOUNGE

Spend a calm afternoon lounging amidst breathtaking views





# ROOFTOP JACUZZI

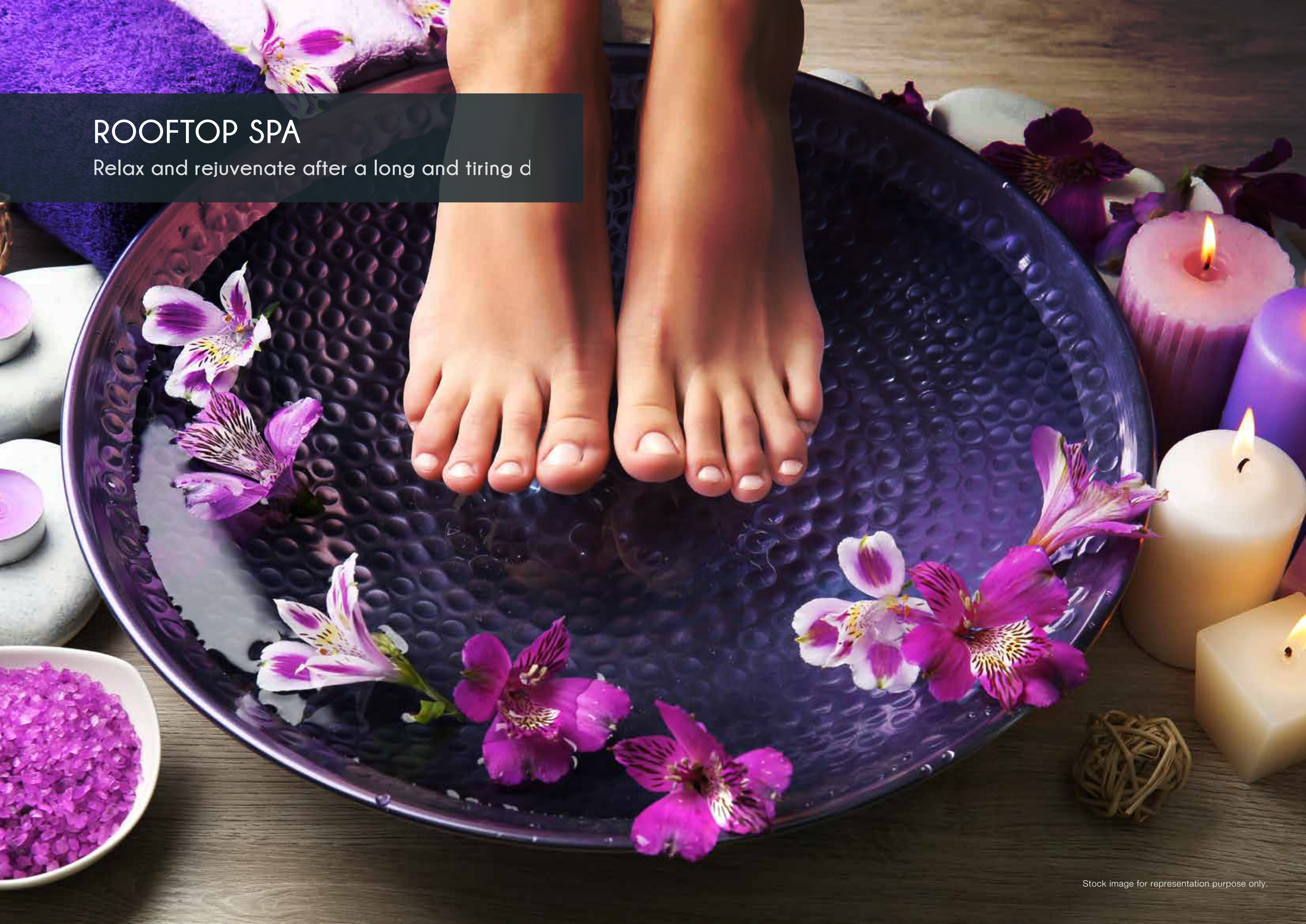
Unwind in peace after a busy day at wc





# ROOFTOP SPA

Relax and rejuvenate after a long and tiring d





# ROOFTOP BARBEQUE ZONE

Perfect your culinary skills under the st





# NO SHARED WALLS BETWEEN APARTMENTS FOR MORE PRIVACY



Artist's impression. Not an actual site photograph.

The furniture, accessories, paintings, items, electronic goods, additional fittings/fixtures, -decorative items, false ceiling including finishing materials, specifications, shades, sizes and colour of the tiles etc. shown in the image are only indicative in nature and are only for the purpose of illustrating/indicating a possible layout and do not form part of the standard specifications/amenities/services to be provided in the flat.



# FULL-HEIGHT CORNER WINDOWS COVERING 270° PANORAMIC VIEWS\*



Artist's impression. Not an actual site photograph.

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# DUAL-LOBBY SYSTEM WITH 3 RESIDENCES TO A CORE



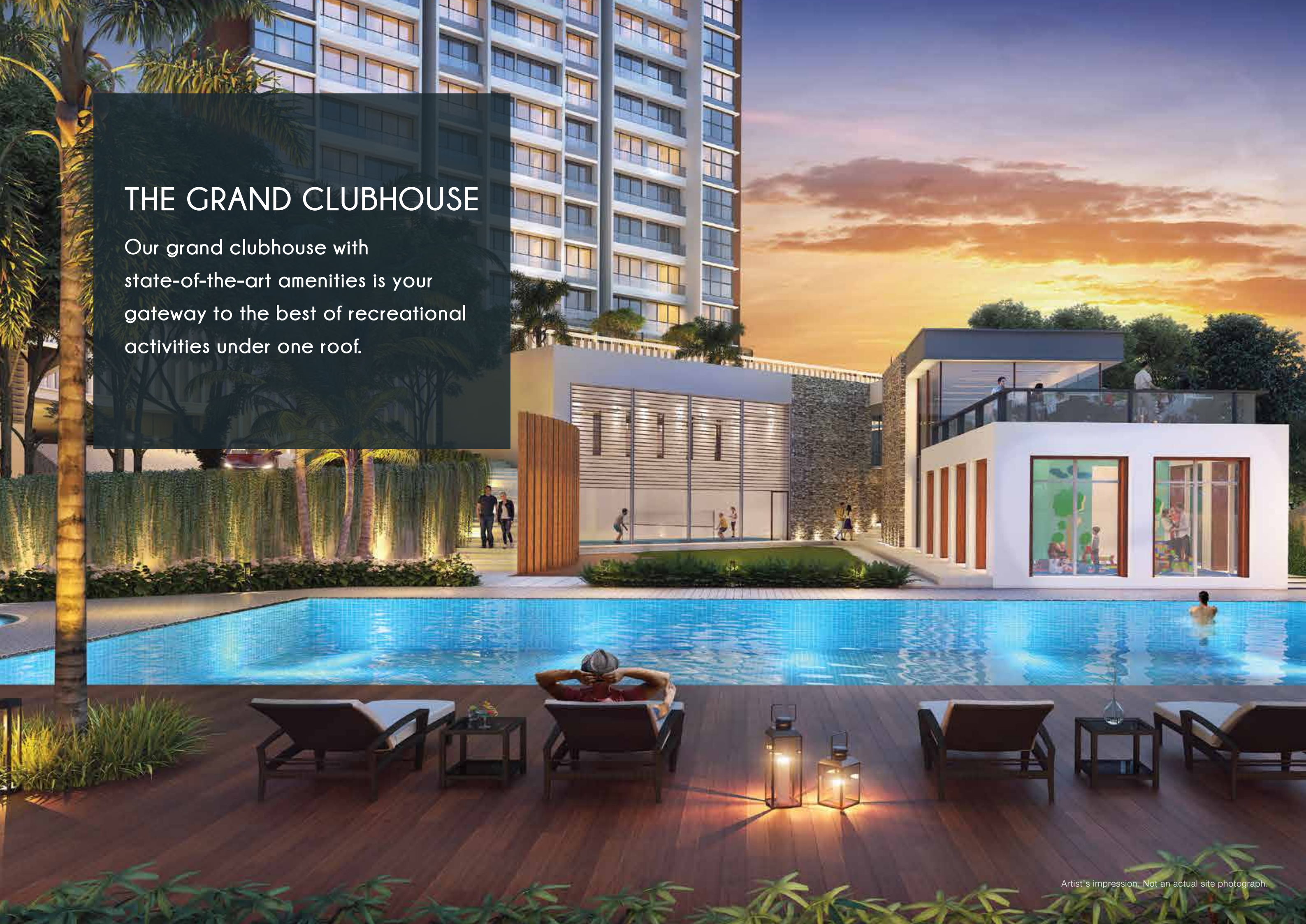
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# THE GRAND CLUBHOUSE

Our grand clubhouse with state-of-the-art amenities is your gateway to the best of recreational activities under one roof.







SWIMMING POOL





BADMINTON COURT





GAMES ROOM

Stock image for representation purpose only.





LIBRARY-CUM-LOUNGE





## PODIUM AMENITIES

With a wide array of podium amenities, you will never fall short of things to do.





## BASKETBALL / MULTI-PURPOSE COURT

Artist's impression. Not an actual site photograph.





## CRICKET PITCH

Artist's impression. Not an actual site photograph.





## KIDS' PLAY AREA

Artist's impression. Not an actual site photograph.





## SENIOR CITIZENS' CORNER

Artist's impression. Not an actual site photograph.





BANQUET HALL



CRÈCHE



JOGGING TRACK



REFLEXOLOGY PATH





KIDS' POOL



TODDLERS' PLAY AREA



SAND PIT



SLATE WALL





NATURE TRAIL



MEDITATION PAVILION



HAMMOCK ZONE



AMPHITHEATRE WITH LAWN



# SMARTLY DESIGNED HOMES WITH EXCLUSIVE BENEFITS



Uninterrupted views of Yoor hills and Sanjay Gandhi National Park\*



Cross-ventilated common lobby for daily comfort



Vehicle-free podium



Private deck in every apartment



Minimum passage area in the apartment design



Double height lobby

\*For select apartments only. The uninterrupted views indicated here are presented as on date of publication of this document. We do not represent or warrant the continuance of such uninterrupted view for any period of time after the date of publication.

Artist's impression. Not an actual site photograph.



# ARCHITECT HAFEEZ CONTRACTOR

AIAGD Arch, MS Arch & UD (USA), Doctor of Architecture & Doctor of Architecture in Housing (Honoris Causa)

Hafeez Contractors' footprints are indelibly stamped across India. His practice had modest beginnings in 1982 with dedication to design excellence, efficient delivery and sophistication in building technology. Hafeez Contractor heads one of the largest architectural practices in India with over 500 employees, with over 2500 satisfied clients, millions of square feet of projects, in over 100 cities and 5 countries.

Hafeez Contractor has shaped and changed the urban landscape of the country through his revolutionary ideas in executing a wide range of architectural projects.

Hafeez is the winner of several Awards for Excellence in contributions to Architecture including CWAB Architect of the Year (2006 to 2013), A+D Hall of Fame for the Decade Award and India Today's Most Powerful Indians List in last decade. He is also among the few Indian Architects to have featured in the New York Times in their cover story titled "The Man Who Draws India". His greatest recognition by far is The Padma Bhushan which was bestowed upon him in 2016.

For the last 4 decades, Hafeez has advocated the vertical growth of cities, higher FSI, judicious land use and the need for sustainable compact cities to maintain a perfect harmony between increasing population and limited land resources. His dream of "House for Every Indian" and to design "The Rupees One Lakh Home" is something that is very close to his heart and something that he has pursued relentlessly.

One of the designed projects of Hafeez Contractor. Does not in any form represent Godrej Exquisite.

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# UNIT PLANS

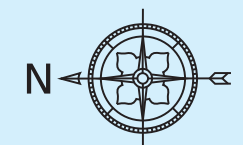
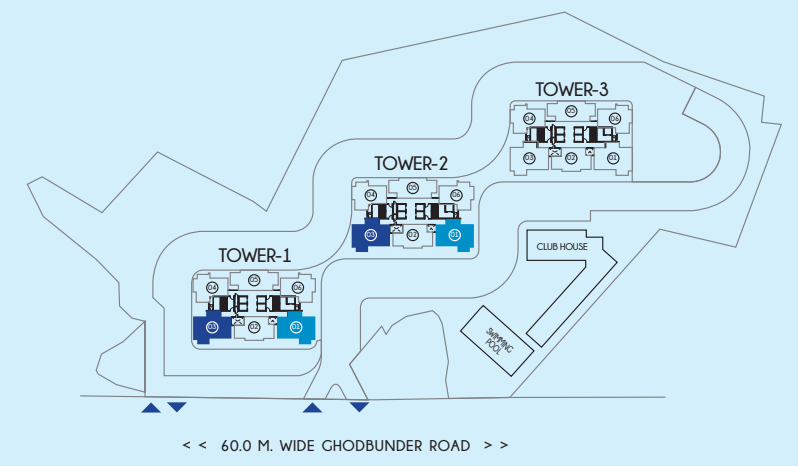
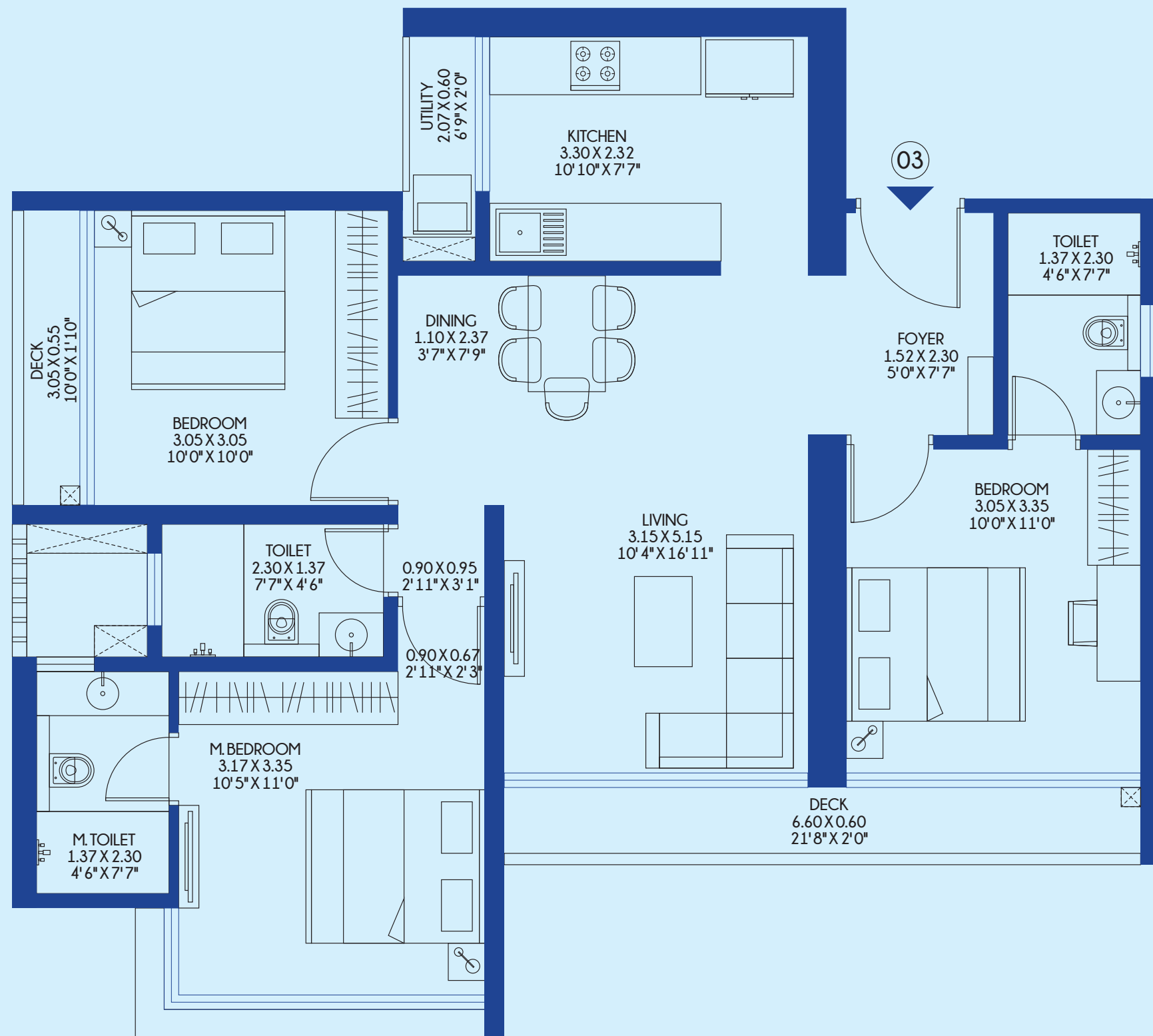


# GODREJ EXQUISITE

## THANE

### 3 BED LUXE UNIT PLAN

TOWER-1, 2



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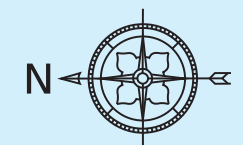
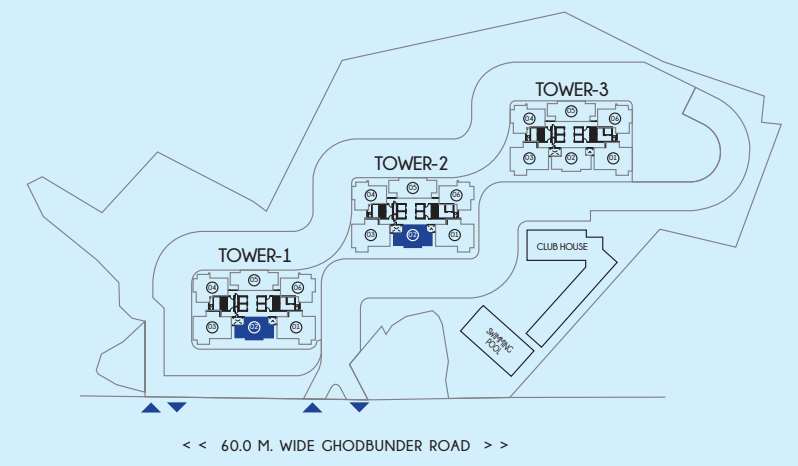
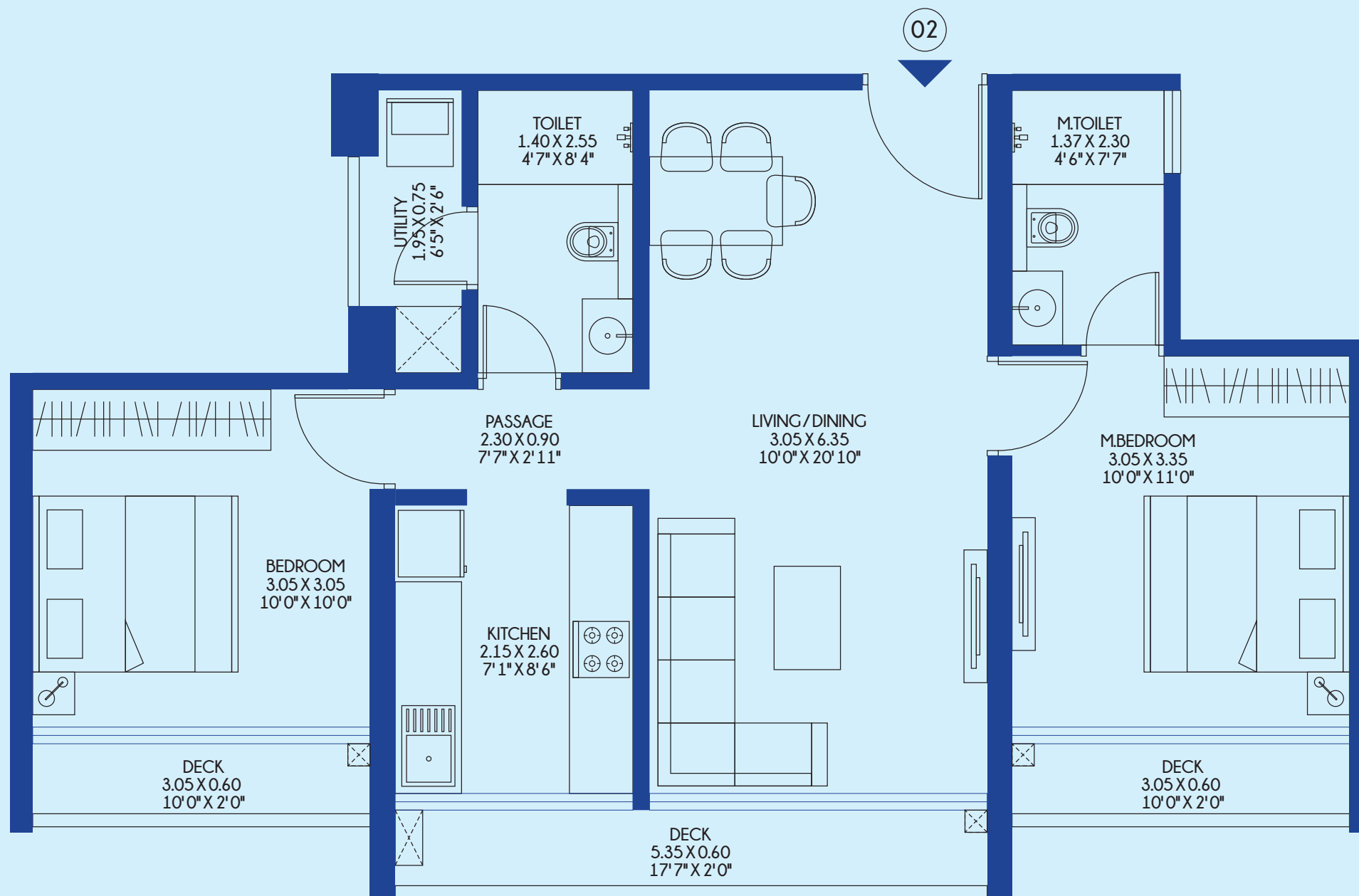


# GODREJ EXQUISITE

## THANE

### 2 BED LUXE UNIT PLAN

TOWER-1, 2



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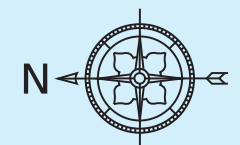
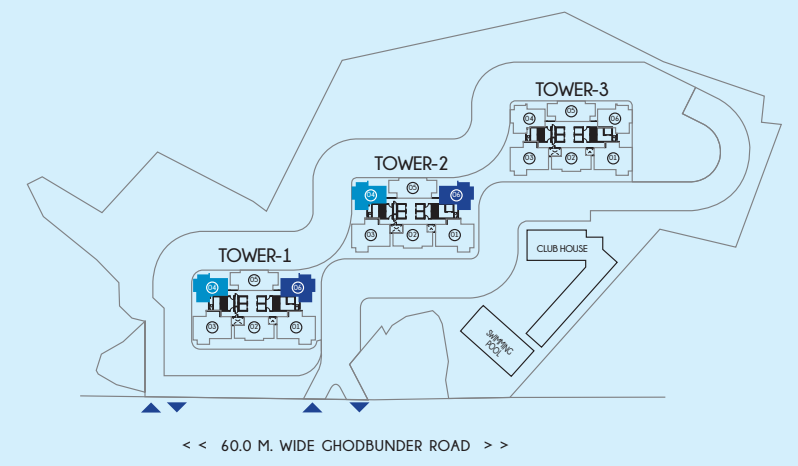
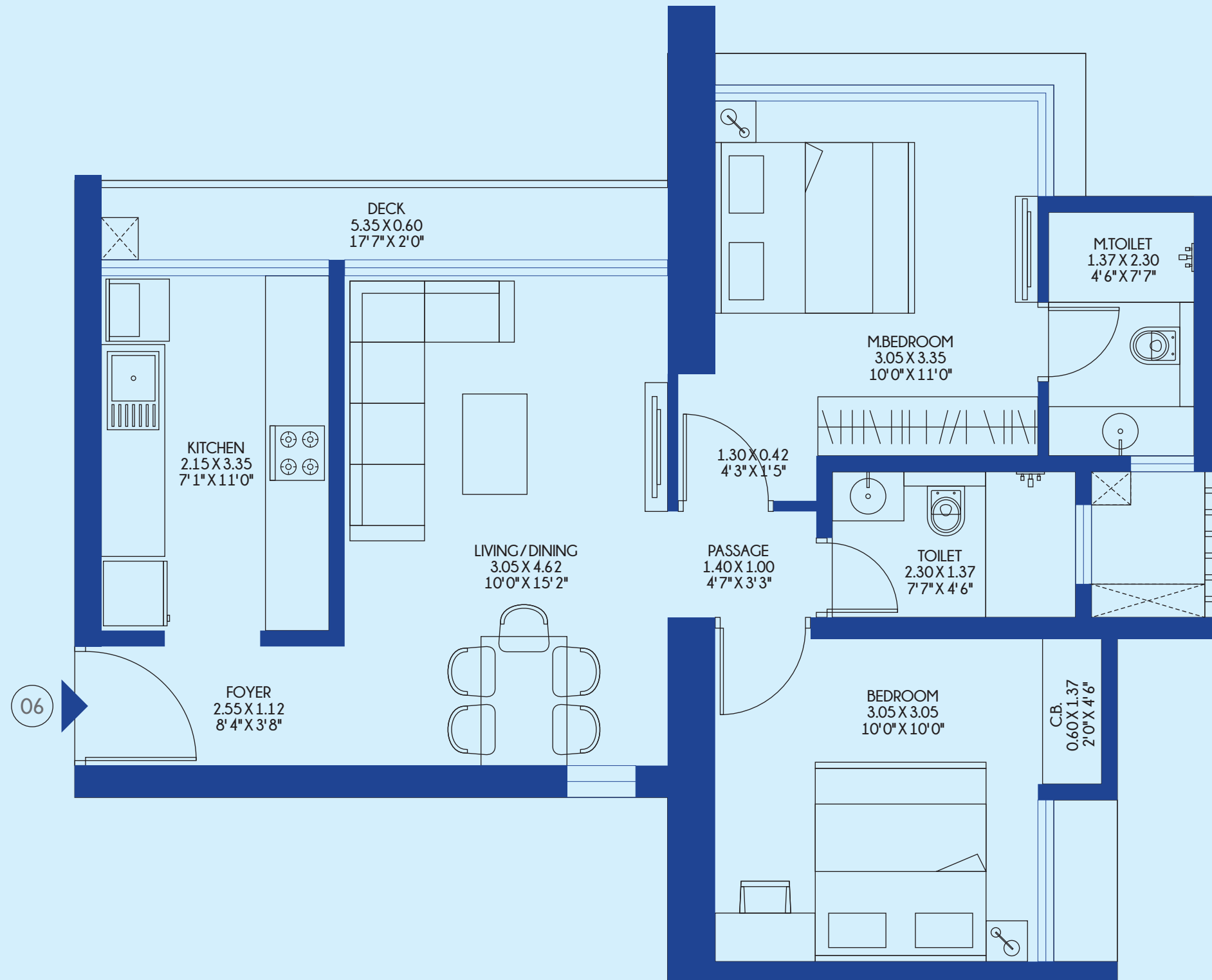


# GODREJ EXQUISITE

## THANE

### 2 BED PREMIUM UNIT PLAN

TOWER-1, 2



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# FLOOR PLANS



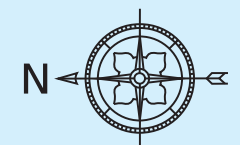
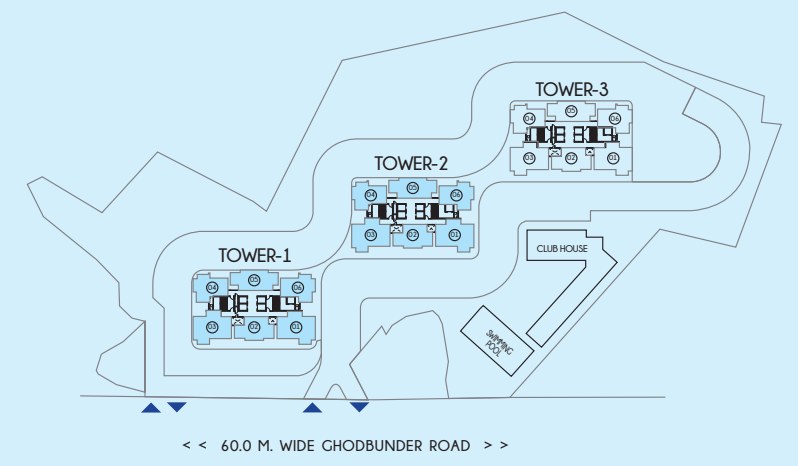
# GODREJ EXQUISITE

## THANE

### TOWER-1, 2

#### TYPICAL FLOOR PLAN

2nd, 4th to 6th, 8th to 11th  
13th to 16th, 18th to 21st  
23rd to 26th, 28th to 31st



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1 Sq.m. = 10.764 Sq.ft. The project comprises of towers with 33 floors which may be increased up to 39 floors subject to receipt of necessary approvals.

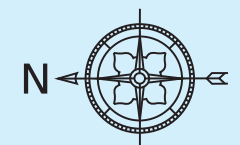
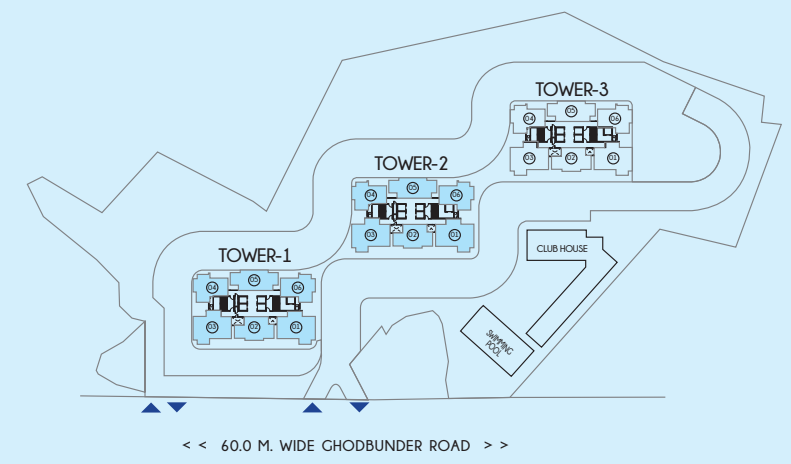


# GODREJ EXQUISITE

## THANE

### TOWER-1, 2 REFUGE FLOOR PLAN

3rd, 7th, 12th, 17th  
22nd, 27th & 32nd



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