

NEW LAUNCH



CASA ROMANA

SECTOR - 22, DHARUHERA

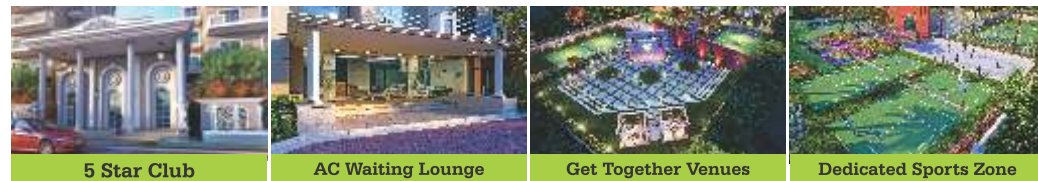
Crafted to Roman Level of Perfection



- Resort Style Living Everyday... Every Moment of Your Life...
- Luxurious 2 & 3 BHK Apts. Inspired by Roman Heritage
- Sizes 980 Sq. Ft. Onwards

Project Highlights

● European Construction Technology combined with Green Building Concept in India contributing lifelong savings up to 50% on AC & Heating Bills ● Luxurious Club with 5-Star facilities like Jacuzzi, Salon & Spa, Concierge Service, Guest Room, 'On Demand' Movie Theatre, Café & Restaurant and much more... ● 40,000 Sq.Ft. Dedicated Sports Zone ● Crèche, Laundromat, Car Wash Point & Local Shopping Complex ● Well connected to Delhi, Gurgaon, Manesar, Bawal, Rewari, Bhiwadi, Alwar & Neemrana ● 25 Mins from Gurgaon & 2 Mins from NH-08 ● Walking distance from Rapid Metro Station, Sector-23, Dharuhera.



Glimpse of Dharuhera

Dharuhera has evolved as a Residential cum Industrial Hub, is located on Delhi - Jaipur National Highway (NH-8). It is surrounded with scenic beauty of Aravali Hills, pollution free environment and has close proximity to Gurgaon & Delhi. Haryana Govt. has ambitious plans to convert Dharuhera into the Next Big Satellite City of the region. Dharuhera Industrial Estate is located on both sides of NH-8 and has many large manufacturing plants like Hero MotoCorp, AMUL Dudhmoti sagar Dairy, Saint Gobain etc., to name a few. It is surrounded by well developed and rising Industrial Hubs like Gurgaon, Manesar, Rewari, Bawal, RICCO Bhiwadi, Khushkhera, Chopanki, Tapukara & Neemrana etc. & many prestigious companies like Maruti, Honda Siel, Omaxe Auto, Sona Koyo Steering, Amtek Auto, Delphi, Delton Cables, Samsung, Ray Ban, Gillette, Kingfisher, Millennium Beers, Ultratek Cement, J K Lakshmi Cement, Harley Davidson India, Kamdhenu Ispat, Metro Steels, Om Steels, Shri Rathi Steels, Denso, Bharti Healthcare, Lumax, ASAHI Glass, YKK Zippers and Milestones Logistic Hub etc. are already present here.

Located on 75 mtr wide Dharuhera - Bhiwadi Expressway



Project Surroundings

- **Easy Connectivity** – The project has direct entry from 75 Mtr. wide Dharuhera – Bhiwadi Expressway connecting NH-8 to Sohna, Bhiwadi & Alwar.
- **Delhi-Mumbai Industrial Corridor (DMIC)** is a mega-structure project between Delhi and Mumbai with overall length of approx. 1483 Km incorporating 9 Mega Industrial zones of about 200-250 Sq Km each; high speed freight lines; 3 ports & 6 Airports; a six-lane intersection-free expressway connecting the Country's political and financial Capitals.
- **Kundli-Manesar-Palwal (KMP) Expressway** will connect all highways in Haryana and Delhi-Mumbai-Industrial Corridor (DMIC). This 135 Km long, 4-lane expressway will provide seamless connectivity across NH-1, NH-2, NH-8 and NH-10 passing through Haryana. This Expressway will act as a Delhi bypass for the traffic coming from north Delhi on NH 1 and going towards south.
- **Manesar-Bawal Investment Region (MBIR)** is being prepared for the projected population of 32 Lac people with urban area of 40,232 hectares. An industrial township with an area of approx. 400 Sq Km will be developed in the first phase & a new industrial hub will be located in Rewari district.
- **Rapid Regional Transit System (RRTS)** Rapid Metro Station, Sector - 23, Dharuhera is at a walking distance. RRTS from Delhi to Alwar is expected to benefit Delhi and NCR region, particularly Gurgaon, Dharuhera (Rewari) & Alwar (Rajasthan). This Delhi-Gurgaon-Alwar corridor is 180 Km long and estimated to carry 6.9 lakh people daily in 2016 which will go up to 15.1 Lac by 2041.
- **Indian National Defence University (INDU)** is a dedicated defence University for training and research in military studies, is going to be set up in Binola, near Dharuhera & in close proximity to the National Capital Delhi. Located adjacent to NH-8, the institute will be one of a kind to display multi-disciplinary centre of brilliance on education and research on national security issues.
- **Good Hospitals** like H-Way & Raman Munjal etc., **Hotels** like Fortune Hotel & Park Inn by Radisson & Reputed Educational Institutes like RPS, DPS, Raman Munjal Vidya Mandir, Modern Public School, St. Xaviers, Euro International School & BML MUNJAL University etc. and **Malls** like V-Square & City Centre etc. are in close proximity.

DWARKADHIS PROJECTS (P) LTD.

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Note : Visual representation shown in this brochure are purely conceptual. All Building Plans, Layout Plans, Floor Plans, Super Area, Specifications and Brand Names etc. are tentative and subject to variation & Modification by the company or the competent authorities sanctioning plans.



Lifestyle within your reach

at DHARUHERA
LIVE CLOSE TO NATURE



ARAVALI HEIGHTS
Group Housing
Sector -24, DHRUHERA

One of the **Biggest**
Delivered Group Housing in Delhi NCR



Actual Site Photograph

'Aravali Heights'

Extended over 22 acres and strategically located in Dharuhera close to NH-8 (Delhi-Jaipur National Highway). The Project is only 25 minutes away from Gurgaon and 45 minutes from IGI Airport, Delhi. The Project is located amidst the most exclusive and magnificent surroundings of Aravali Hills with a blend of state-of-art construction & world-class amenities. 'Aravali Heights' is going to add taste of happiness and infuse an extra dash of pleasure in your lives. The Project offers **2BHK, 3BHK & 3 BHK +SR**, aesthetically designed Apartments. The gated security shall assure high security measures and club with swimming pool & gym will take care of recreational activities of the residents making this Residential Housing a rare combination of prime location, excellent design, optimum space utilization which presents an enriched lifestyle which is affordable yet luxurious.

Project Highlights

- The cover of anti-earthquake mechanism
 - 80% open areas
- 24 hrs power backup and water supply
 - Fire safety & vastu complaint
 - Well-ventilated living rooms
 - Immense balconies
 - Capacious kitchens
 - Sizeable bedrooms
 - Secured & gated complex
 - Wide & clean roads
- Vast lawns, parks dappled with fountains
 - Luxurious club, conference room and cyber cafe with modern amenities
- State-of-the-art fitness centre/ spa/ gym, jogging tracks & swimming pool
- Badminton & basketball court, skating rink and cricket practice net etc.
 - Adjoining shopping mall and local shopping centre within the complex
- School and medical services in the complex & much more...

Additional features of luxury apartment:

- Air conditioned bedrooms with laminated wooden flooring
- Modular kitchen
 - Wardrobes

ARAVALI HEIGHTS
Group Housing
Sector - 24, Dharuhera



AMENITIES LEGEND

- MAIN ENTRY GATE
 - DRIVEWAY
 - SWIMMING POOL
 - RECREATIONAL CLUB
 - LOCAL SHOPPING COMPLEX - D
 - MODERN LANDSCAPE
 - WATER BODY
 - LOCAL SHOPPING COMPLEX - A
 - SITE FOR SCHOOL
 - E.W.S.
- TYPE A (3 bed + 3 toi + sr) ■
- TYPE B (3 bed + 2 toi) ■
- TYPE C (3 bed + 2 toi) ■
- TYPE D (2 bed + 2 toi) ■



Dwarkadhis Projects Pvt. Ltd.

An eminent name in Real Estate for its indisputable focus on thoughtful planning of layouts, quality of construction & proficient management. The Company was incorporated by **Magppie Group** for diversified business in Real Estate. Magppie Group, established in 1974, has evolved as a premium brand and has set a benchmark for style as well as quality in contemporary Stainless Steel Kitchenware, Lifestyle Accessories and Modular Kitchens with a success history and pioneering presence in over 42 countries including USA, Japan, Germany, Australia, Denmark, Italy, Greece amongst others. Magppie Group has won several national and international laurels for design and quality, notable among them being **"The Red Dot award"** & the **"IF award"**. The group is epitomizing the values which have made the brand famous across the Globe.

