



THE TREASURED BELONGING OF THE LUXE LIFE, AWAITS YOU.

A home designed for those who feel sense of belongingness. State-of-the-art architecture designed by Ideas, Jaipur. Awe-inspiring interiors by Studio HBA, Singapore and landscaping by One Landscape, Hong Kong. These global experts have come together to create a valuable property that is uptown, while upholding the principles of exquisite living along with maintaining respect for the environment at all times.

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WHERE ALL THE PRIVILEGES BELONG TO YOU.

Club Utopia is an elite family club which is positioned at the three properties of FS Realty namely The Crown, Pinnacle & The Crest. Surpassing the facilities of your imagined ideal, it lets the residents be in communion with nature. The multidimensional architecture designed by Studio HBA unfolds itself slowly & gradually when you arrive to explore, exercise, swim, pamper, lounge, unwind, socialize, entertain and play. Club Utopia covers more than 1.2 lacs sq.ft. with 70 plus amenities, bringing you every conceivable comfort at your service to rejuvenate your body, mind & soul.



INDOOR GAMES ROOM
TUITION ROOMS
WELL STOCKED LIBRARY
VIRTUAL CLASS ROOMS
VIRTUAL GAMES ROOMS
MUSIC & DANCE ROOM
ROCK CLIMBING WALL
SQUASH COURT
BADMINTON COURT
LAUNDERETTE FACILITY

BUSINESS CENTRE
HOUSE KEEPING
BMS SYSTEM
CONCIERGE SERVICES
HEALTH CENTRE
LETTER BOX ZONE
NANNY SERVICE
WI-FI ENABLED
CAR WASH AREA





MASTER PLAN THAT SPEAKS OF HIGH END DESIGN & PLANNING



LUXURY
CLUB
EXPERIENCE
FOR
THE CROWN
WEARERS.

- | | |
|----------------------|----------------------------|
| ① GUARD HOUSE | ① SENIOR CITIZEN AREA |
| ② DROP OFF | ② CRICKET PRACTICE |
| ③ FEATURE PATH | ③ BASKETBALL COURT |
| ④ PARTY LAWN | ④ GOLF PUTTING AREA |
| ⑤ POOL SUNKEN SEAT | ⑤ GREEN AMPHITHEATER |
| ⑥ SWIMMING POOL | ⑥ GARDEN WALKWAY |
| ⑦ POOL SIDE DECK | ⑦ MULTI-PURPOSE LAWN |
| ⑧ KID'S POOL | ⑧ SCULPTURE COURTS/GARDEN |
| ⑨ MUSICAL FOUNTAIN | ⑨ PATH WITH SUNKEN SEAT |
| ⑩ KID'S PLAYGROUND | ⑩ GALLERY WALK |
| ⑪ TEA CORNER | ⑪ ARBOR LOUNGE CAFE |
| ⑫ ORGANIC FARM | ⑫ SHADED AREA WITH SEATING |
| ⑬ REFLEXOLOGY GARDEN | ⑬ OPEN LAWN |
| ⑭ MEDITATION LAWN | ⑭ RAMP TO BASEMENT PARKING |
| ⑮ READING GARDEN | ⑮ VISITORS' PARKING |
| ⑯ OUTDOOR DANCING | |



UNIT PLAN | 3BHK -TYPE A



UNIT PLAN | 3BHK -TYPE B




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BUA - 1297 SQ. FT. | SBUA - 1751 SQ. FT.



BUA - 1286 SQ. FT. | SBUA - 1736 SQ. FT.



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UNIT PLAN | 3BHK -TYPE C



UNIT PLAN | 3BHK -TYPE D



BUA - 1263 SQ. FT. | SBUA - 1795 SQ. FT.



BUA - 1238 SQ. FT. | SBUA - 1671 SQ. FT.



UNIT PLAN | 3BHK -TYPE E



UNIT PLAN | 3BHK -TYPE F



BUA - 1131 SQ. FT. | SBUA - 1527 SQ. FT.



BUA - 1095 SQ. FT. | SBUA - 1478 SQ. FT.



UNIT PLAN | 3BHK -TYPE G



UNIT PLAN | 3BHK +SERVANT - TYPE A




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BUA - 1051 SQ. FT. | SBUA - 1420 SQ. FT.



BUA - 1396 SQ. FT. | SBUA - 1882 SQ. FT.



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UNIT PLAN | 3BHK +SERVANT - TYPE B



UNIT PLAN | 4BHK +SERVANT



BUA - 1396 SQ. FT. | SBUA - 1883 SQ. FT.



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BUA - 2029 SQ. FT. | SBUA - 2741 SQ. FT.



SPECIFICATION

DRAWING DINING

- P.O.P work in line, plumb & water level
- Designer Large size tile flooring
- High quality Acrylic emulsion paint
- 7'-0" height Main Entrance designer door with teak wood door frame, 50 mm thick.
- High Quality Euro Profile aluminum windows with Three Track System (With Wire-mesh Provision)
- High-end Electrical switches.

BEDROOMS

- P.O.P work on wall in line, plumb & water level
- Designer Large Size Tile Flooring
- High quality Acrylic emulsion paint
- 7'-3" height designer door with teak wood frame, 35 mm thick.
- High Quality Euro Profile aluminum Windows with three track system (With Wire-mesh Provision)
- High-end Electrical switches.

WASH ROOM

- Premium anti-skid tiles
- Hardwood Frame with Laminated Flush Doors
- Over the counter basin with Marble/Granite Top
- Separate wet area with glass partition
- Hand shower & head shower
- Gypsum, exhaust fan
- Single Lever Sanitary Fittings of International Quality
- Sanitary ware of International Brand
- High-end Electrical switches.

FULLY MODULAR DESIGNER KITCHEN

- Fully modular kitchen (under counter & over head storage)
- High quality tiles for flooring & wall Dado
- P.O.P work on ceiling in line, plumb & water level
- High Quality Acrylic emulsion paint in left over areas
- Hardwood frame with flush doors both side laminated
- Euro Profile aluminum Windows with three track system
- Granite Designer Counter top or equivalent
- High End Electrical switches
- Gypsum, exhaust fan, R.O. gas pipe line & gas detector
- Gas hob & chimney of international brands
- Washing machine point in utility area/balcony

BALCONY & TERRACES

- Anti-skid Designer tile flooring
- Frameless glass railing with S.S. Handrail

HOME AUTOMATION

- All major functional control in one tab
- Automated main door lock
- Panic button in all flat
- Lighting control in living room
- Provision of expanding this system to complete home automation



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THE
FEELING
OF OWNING
A CROWN IS
SECOND TO
NONE.

The multidimensional architecture with interiors designed by Studio HBA shares common wall with Marriott and has uber class neighborhood. The feeling of being in surroundings like this is unparalleled, as everything here belongs to you.