



# CALLISTA

ANDHERI (E)

LUXURY WELL-DEFINED, LIFESTYLE REDEFINED

Design Architect



Mechanical Consultant



Structure Consultant



Advocates & Solicitors

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Project Approved By



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LET THE PLUSH AMBIENCE  
EXPRESS YOUR STYLE

LET THE EXCELLENT LOCATION  
HIGHLIGHT YOUR CHOICE

LUXURY  
THAT  
VERY WELL  
DEFINES YOU

## WE REDEFINED HOMES SO THAT YOU REIMAGINE GRANDEUR

- Luxurious 3 BHK Residences
- Single Tower with 16 Storeys
- 2 Basements for Car park
- 4 High-speed Car Lifts
- Approx 15,000 sq. ft. of Sky Recreation
- Hi-Tech Gymnasium on Terrace Level
- Well Decorated Air-conditioned Double-height Lobby
- 10ft. Wide Decorative Floor Lobby on each Floor
- 5 High-speed Elevators
- 3 nos. of Staircases
- Earthquake Resistant Structure
- Waterproofing Treatment done by Reputed Brand
- Located off W.E.Highway, Andheri East & Connected to Old Nagardas Road

Artist's Impression

# ANDHERI EAST STAY WHERE THE ENTIRE WORLD REACHES EVERYDAY

ALL THE BEST ASPECTS ANDHERI HAS TO OFFER:

- Western Express Highway, Metro Station & Andheri Railway Stn Nearby
- At 15 Mins International and Domestic Airport
- At 15 Mins Major Hospitals & Specialty Clinics
- At 5 to 7 Mins walking Schools, Colleges, Banks & Market
- At 15 to 20 Mins drive from BKC, SEEPZ & SEZ
- Religious Places and Jain Derasar Nearby
- Leading Five Star Hotels like Sahara Star, Hyatt Regency, Orchid, Inter Continental, and ITC Maratha in Proximity



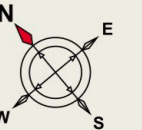


**CALLISTA**  
ANDHERI (E)

**MAKE IMPRESSIONS  
YOUR GUESTS  
CARRY BACK  
TO THEIR HOMES**

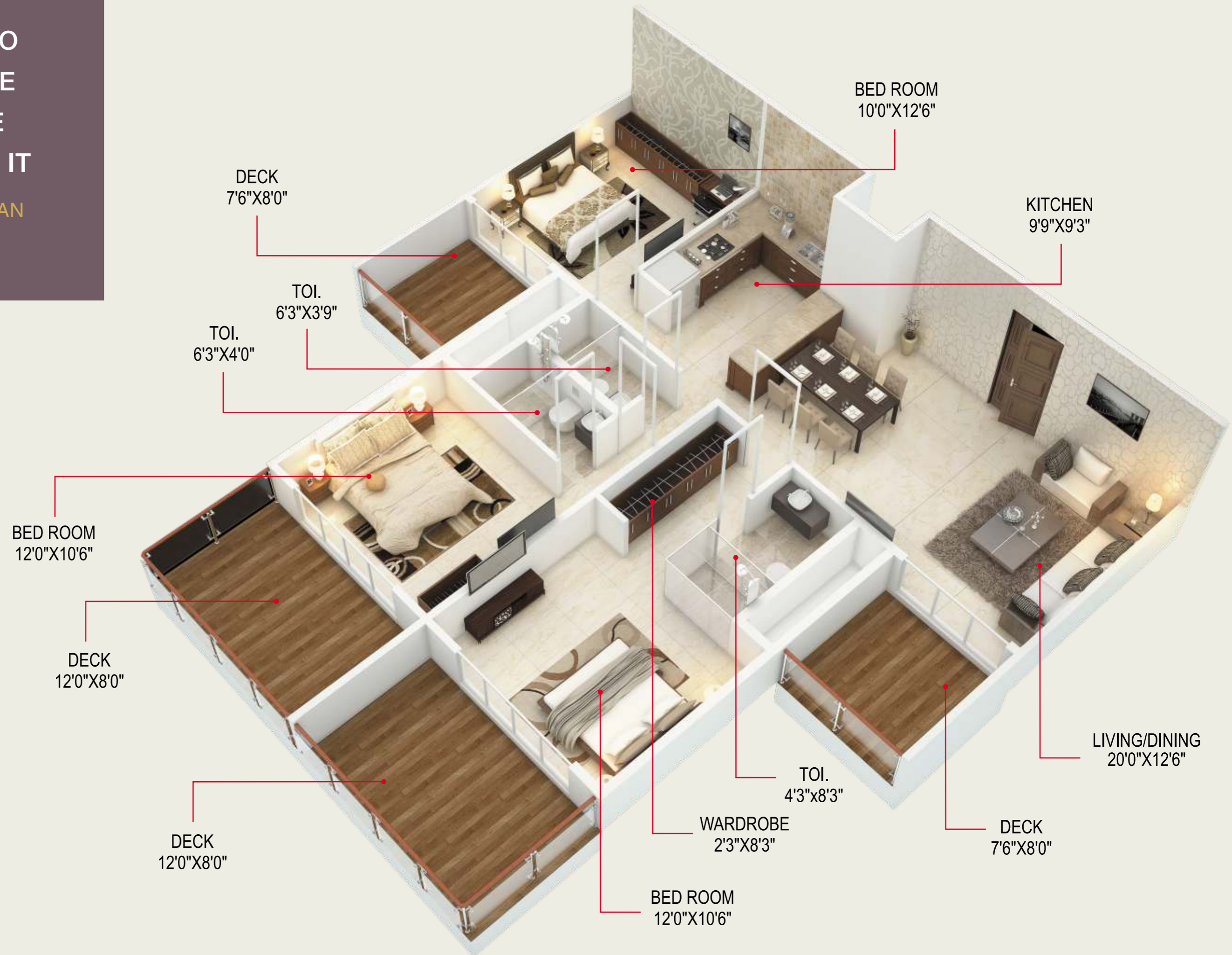
WELL-DECORATED AIR-CONDITIONED  
ENTRANCE LOBBY WITH  
WAITING LOUNGE & WORLD CLOCKS

PLANNED WITH PERFECTION  
 BUILT IN EACH CORNER  
 3 BHK TYPICAL ENTIRE FLOOR PLAN



WE LOVE TO  
GIVE SPACE  
TO THOSE  
WHO VALUE IT

3 BHK UNIT PLAN



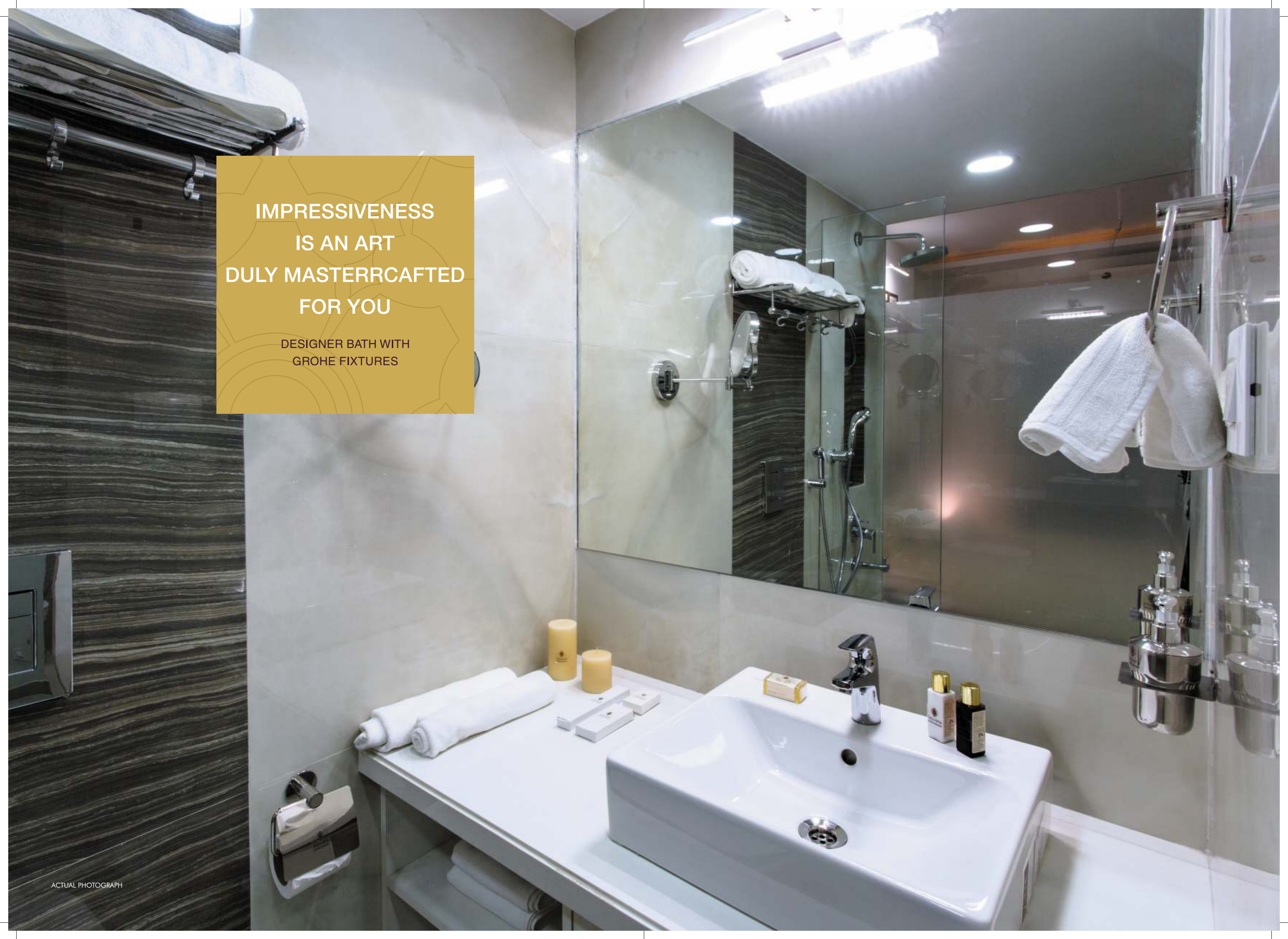
STATUS GETS  
REFLECTED IN  
MANY WAYS  
THAN JUST WORDS

SPACIOUS LIVING ROOM  
WITH VITRIFIED TILE FLOORING



IMPRESSIVENESS  
IS AN ART  
DULY MASTERRCRAFTED  
FOR YOU

DESIGNER BATH WITH  
GROHE FIXTURES



An aerial architectural rendering of a modern high-rise building. The building features a prominent rooftop pool with a wooden pergola structure over it. The pool area is surrounded by lounge furniture and palm trees. The building has a white facade with a grid-like pattern of balconies. The surrounding area includes other buildings, greenery, and a road with cars.

LUXURY EVOLVES  
TO A NEW LEVEL,  
THIS TIME  
IT IS THE SKY

APPROX. 15,000 SQ. FT.  
SKY RECREATION

INDULGENCES THAT REFRESH  
YOU UNDER THE SKY



SWIMMING POOL

Artist's Impression



JOGGING TRACK

Artist's Impression

MODERN GYMNASIUM

WHAT IS LUXURY  
WITHOUT THE IDEA  
OF EVERYTHING  
AT YOUR SERVICE

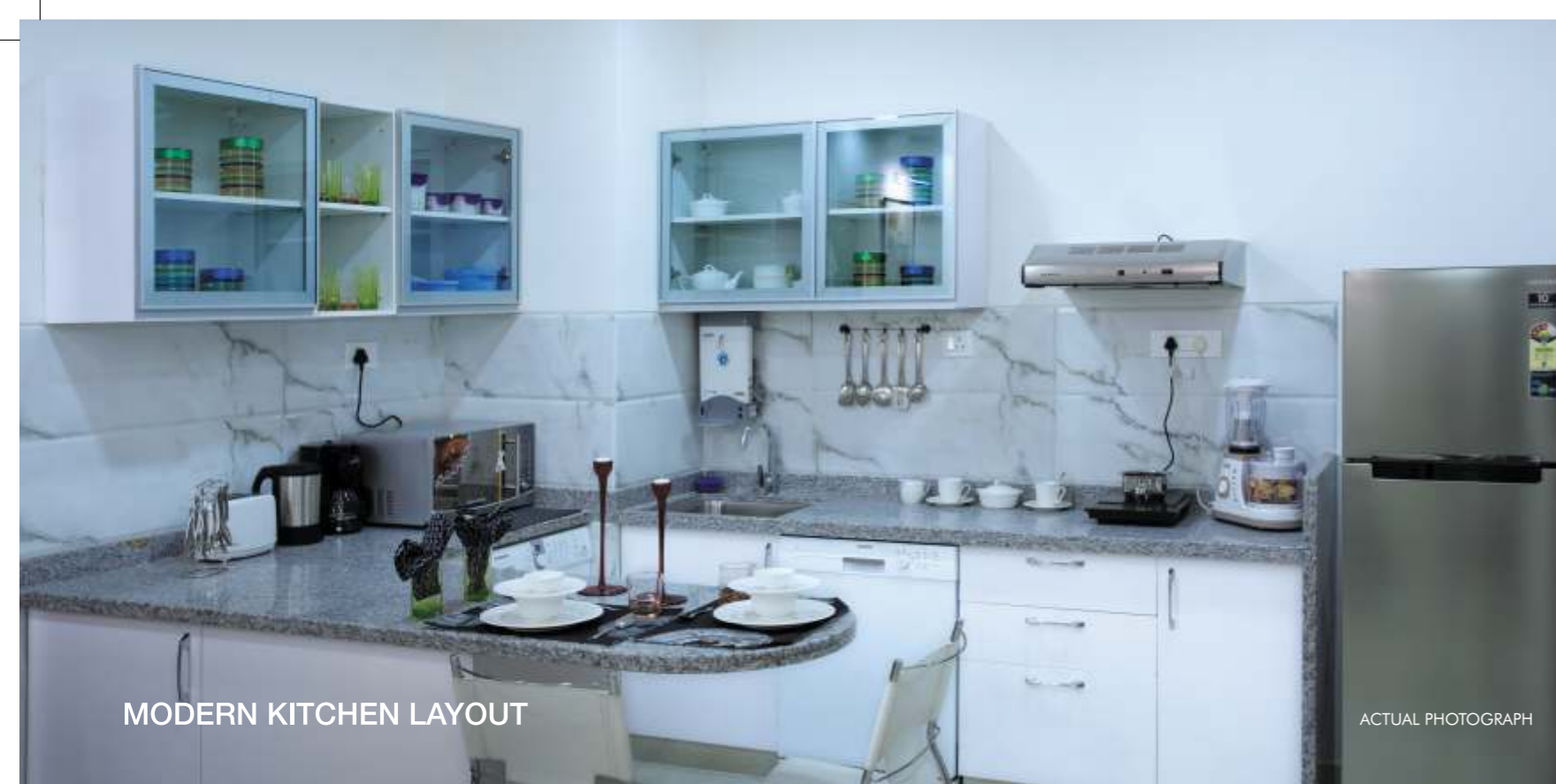
VALUE ADDED CONVENIENCES



HOUSEKEEPING SERVICE & HELP DESK



AMPLE MECHANIZED CAR PARK



MODERN KITCHEN LAYOUT

ACTUAL PHOTOGRAPH



SPACIOUS MASTER BEDROOM

ACTUAL PHOTOGRAPH



WALK-IN WARDROBE

ACTUAL PHOTOGRAPH



DESIGNER BATHROOM

ACTUAL PHOTOGRAPH

## DETAILS THAT CRAFT A FINEST LIVING EXPERIENCE

### AT A GLANCE

#### PROJECT HALLMARKS

- Luxurious 3 BHK Residences
- 16 Storeys Tower
- Approx. 15,000 Sq. Ft. Sky Recreation
- Ample Mechanized Car Park

#### LOBBY AREAS

##### Entrance Lobby:

- Well-decorated (Partly Double-height Entrance)
- Elegant Reception Desk
- Lift of Schindler / Otis / Mitsubishi make (5 Nos.)

##### Floor Lobbies:

- Well-decorated Floor Lobbies
- Wall Paint of Asian / ICI / Nerolac make
- Vitrified Tile Flooring of AGL / Kajaria / Malwa

#### INTERNAL AMENITIES

##### Windows:

- Anodised Aluminium of Jindal / Geeta make
- Sections of 25mm series for windows with 5mm thick of Saint Gobain or Asahi or HNG make

##### Flooring:

- Vitrified Flooring of Kajaria Eternity / AGL / Malwa in Hall, Bedroom & Passage
- Ceramic Tiles of Malwa / Kajaria / AGL in flooring of toilet with colored glazed tiles dado upto beam bottom

##### Kitchen:

- Kitchen platform of "R White" 16mm granite
- S.S. Sink of Nirali & Designer colored glazed tiles on walls up to 2' ht.

##### Intercom & Video Door Phone:

- Video Door Phone of Commax or Zicom in Hall
- Provision of Telephone / Intercom in living room and bedroom

##### Doors:

- 45 mm door & 35 mm thick both side laminated door

##### Paints:

- Acrylic Emulsion / Plastic Paint on ceiling & walls of Asian / ICI / Nerolac make
- False Ceiling partly in the Hall & Gypsum Wall Plaster of reliable or equivalent make

##### Plumbing:

- Good Quality CP fittings in toilets of Grohe or Jaquar make
- Concealed CPVC Pipes of Astral / Precision & "C" class GI pipes of Jindal or Zenith make for delivery line
- Good Quality Sanitarywares of Vitra or Simpulo make
- Vertical Drainage Pipes of Prince Co. SWR pipes
- Provision for washing machine & dish washer with inlet & outlet points
- Provision for geyser point with inlet & outlet
- Provision for water filter

##### Electricals:

- ISI Concealed Copper Wiring of Finolex / Polycab / PR
- Three-phase Connection
- Adequate 5A and 15A points
- Modular Switches, Plug Points etc. of Norysis / Legrand / Vinay
- Provision of exhaust fans in bathroom & kitchen duct

##### Water Tanks:

- U.G. Tanks & O.H. Tanks of required capacity
- Water supply with good quality pumps of P W / Agasti / Asian
- Automatic Control Systems