



MahaRERA # Piramal Aranya – Wing A : P51900003324
MahaRERA # Piramal Aranya – Wing B : P51900018039
Website: <https://maharera.mahaonline.gov.in/>

Where verdant botanical garden views
meet panoramic sea views.



PIRAMAL ARANYA

A luxurious residential enclave nestled in the lush green hamlet of Rani Baug, Byculla.

From its lofty perches, you can enjoy breathtaking views of the lush botanical gardens and the majestic Arabian Sea. And with plush interiors and designs to match, it is truly a residence that has it all.

Introducing Arav, a stunningly designed 69-storey* tower, offering panoramic scenic views to every residence.



PIRAMAL ARANYA - AT A GLANCE



69 habitable floor tower (Arav)*



Pristine 60-acres Botanical Garden on one side



Panoramic view of Eastern Mumbai harbour



Well-connected and easily accessible

* This represents the proposed number of habitable floors as per the proposed plan subject to approvals and excludes the basements, podiums and other non-habitable floors

ARAV AT PIRAMAL ARANYA - THE APARTMENTS

2 & 3 Bedroom Exclusive Residences
crafted with perfection down to the last detail

3BHK - WEST WING

- All 3 bedrooms with en-suite bathrooms
- Servant's room with direct connection to the kitchen
- Balcony facing botanical gardens
- Master bedroom with corner windows offering panoramic views
- Ease of combining apartments with expansive living and dining spaces

2BHK - EAST WING

- All bedrooms with en-suite bathrooms
- Second bathroom with separate access from living space to create powder room
- Servant's room with direct connection to the kitchen**
- Master bedroom with corner windows offering panoramic city and harbour views

3BHK - NORTH AND SOUTH WINGS

- 2 bedrooms with en-suite bathrooms, third bedroom adjacent powder room
- Balcony facing botanical gardens
- Ease of combining apartments to create exclusive wing apartment with dual aspect living / dining spaces

2BHK - NORTH AND SOUTH WINGS

- Master bedrooms with en-suite bathroom, second bedroom adjacent powder room

** Select apartments



Artistic Impression

A WORLD OF INDULGENT AMENITIES

ARAV

- Fitness centre
- Library & reading lounge
- Swimming pool
- Observation deck

INDOOR COMMON AMENITIES:

- Reception and lounge space
- Spa
- Activity room
- Multipurpose games hall
(Indoor games room/ Badminton court)
- Café
- Ancillary retail

OUTDOOR COMMON AMENITIES:

- Open party area
- Jogging track
- Kid's play area
- Cricket pitch



PROJECT PARTNERS:

Make Architects

Design Consultant

Sandeep Shikre & Associates (SSA)

Associate Design Architects

EDSA

Lead landscape architects

Hirsch Bedner Associates (HBA)

Lead interior designers

Larsen & Toubro (L&T)

Construction Partners

BuroHappold

Lead Structural & MEP Consultants

Lerch Bates Pvt. Ltd.

Vertical Transport Strategy partners

HDFC Ltd.

Project Lender

IMPORTANT PLACES

	Lower Parel Business District	3.2 KM
	Bandra Kurla Complex	12.6 KM
	St. Mary's School	2.0 KM
	Christ Church School	2.1 KM
	St. Xavier's College	5.8 KM
	H.R. College of Commerce & Economics	7.1 KM
	ITC Grand Central	2.7 KM
	The St. Regis Mumbai	4.7 KM
	The Willingdon Sports Club	4.7 KM
	Royal Western India Turf Club	6.2 KM
	Magazine Street Kitchen	1.5 KM
	Goyaa	0.6 KM
	Wockhardt Hospital	3.4 KM
	Breach Candy Hospital	6.3 KM
	Mumbai Domestic Airport	15.8 KM
	Mumbai International Airport	16.1 KM

Sales Office Address:

Gate A, 25, ES Patanwala Marg, Near Rani Baug, Opp. MGM School,
Byculla East, Mumbai - 400010, Maharashtra, India

Corporate Office:

8th Floor, Piramal Tower, Peninsula Corporate Park, Ganpatrao
Kadam Marg, Lower Parel, Mumbai - 400013, Maharashtra, India

www.piramalaranya.com

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Kasturba Hospital

JACOB CIRCLE

CHINCHPOKLI

Shri Gopal
Mahadev
Naik Chowk



Piramal
Realty

LOCATION

BYCULLA EAST

First Ave

Mumbai Port Trust
Godowns

Dr. Babasaheb Ambedkar Road
S Bridge

Veermata Jijabai
Bhosale Udyan

Balaji Hospital

Patanwala Marg



**Piramal
Aranya**

Rambhau Bhogle Marg

Reay Road

Cotton Ave
Eastern Fwy
Shree Balaji Timbers

Sant Savata

Mustafa
Bazar

Gloria Church

Sheth Motisha
Adeshwarji Jain Temple

TARA BAGH

GST Bhavan

Grant
Government
Medical
College

JJ Junction

Joseph
Baptista Garden

Dockyard

MAZGAON

Dongri Police Station

Dharukhana

Eastern Road



**Piramal
aranya**
RANI BAUG