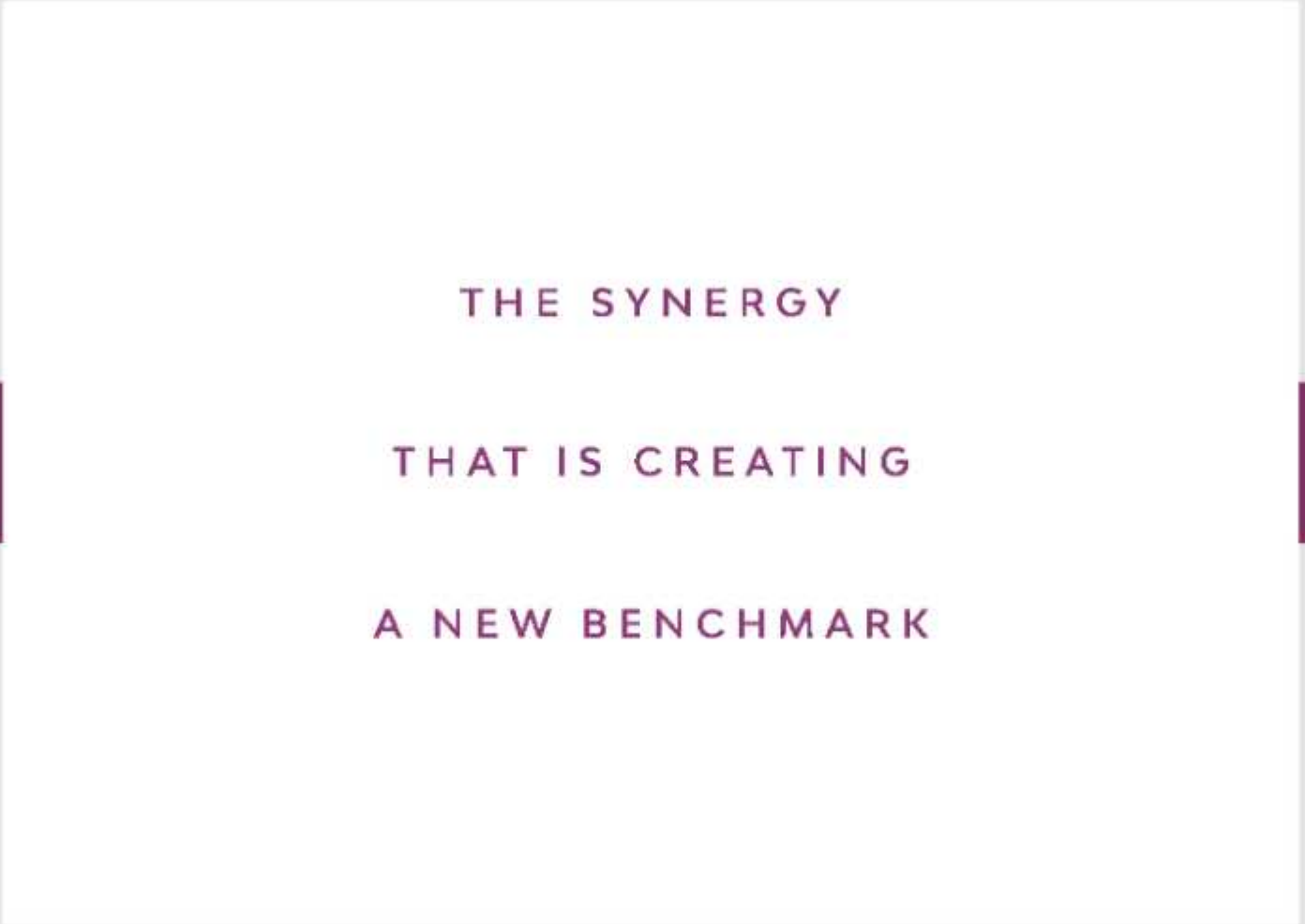




SAMBARA
- VILASA -

MAKE ROOM FOR MORE





THE SYNERGY
THAT IS CREATING
A NEW BENCHMARK

URBAN AESTHETICS. REVOLUTIONARY METHODS.

Adani Realty is the real estate arm of India's one of the leading infrastructure and development entities - Adani Group. With our commitment to 'Nation Building' and 'Growth with Goodness', Adani Realty is developing real estate projects in India's most promising destinations, integrating the most refined design aesthetics with cutting-edge construction technology.

The company till now has developed close to 15 Mn. Sq. Ft. and has close to 18.8 Mn. Sq. Ft. of real estate space under development, including residential, commercial, and social club projects across Ahmedabad, Mumbai, Pune & Gurugram.



ACTUAL IMAGE



*ARTISTIC IMPRESSION

 **BRAHMA**

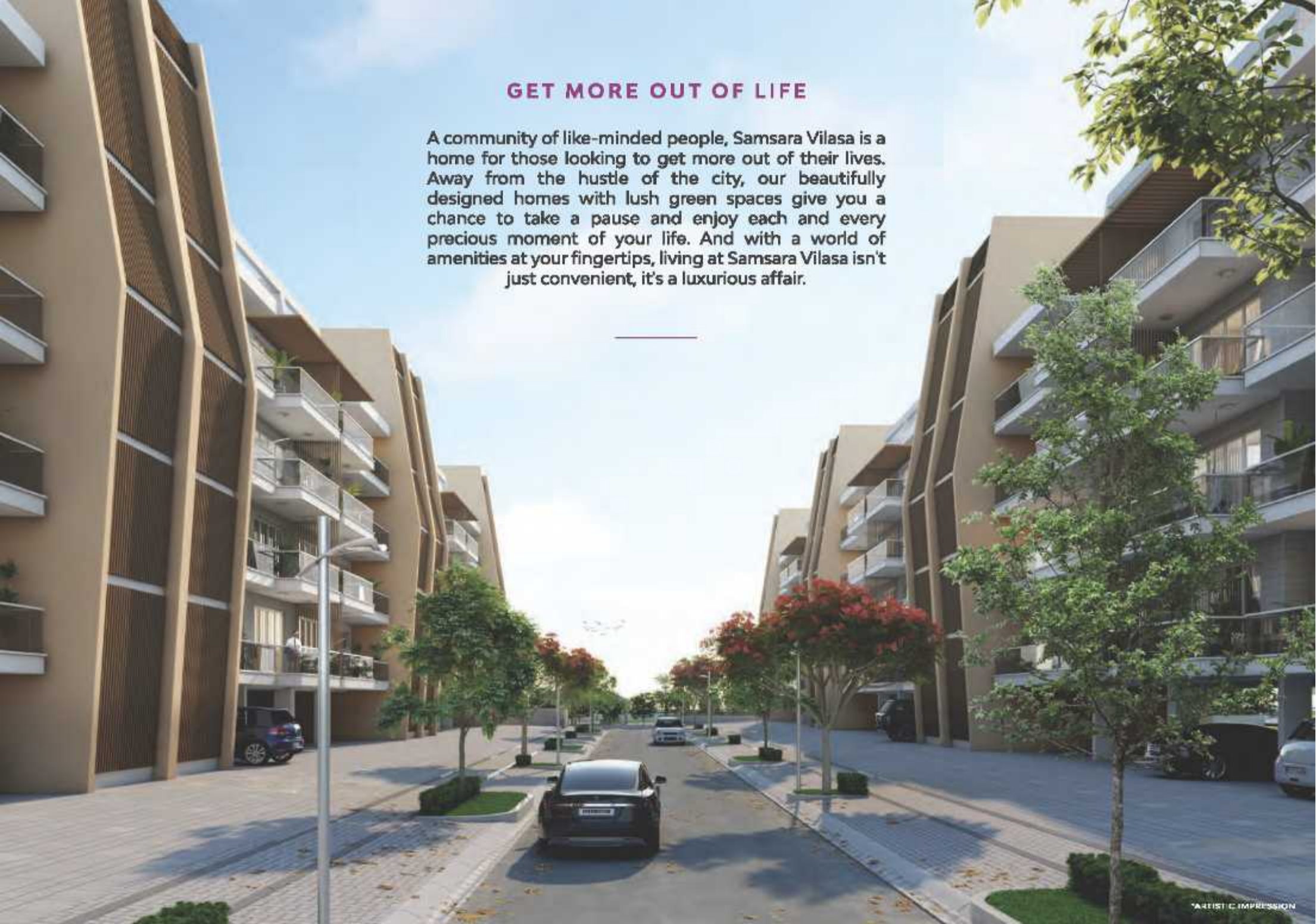
THE STORY OF SUCCESS. THE VALUE OF TRUST.

Dedicated to changing the urban landscape of the nation, Brahma is synonymous with sustainable growth and consistent development.

Headquartered in New York, USA with an affiliate office in Gurugram, Brahma brings you one step closer to futuristic living experience.

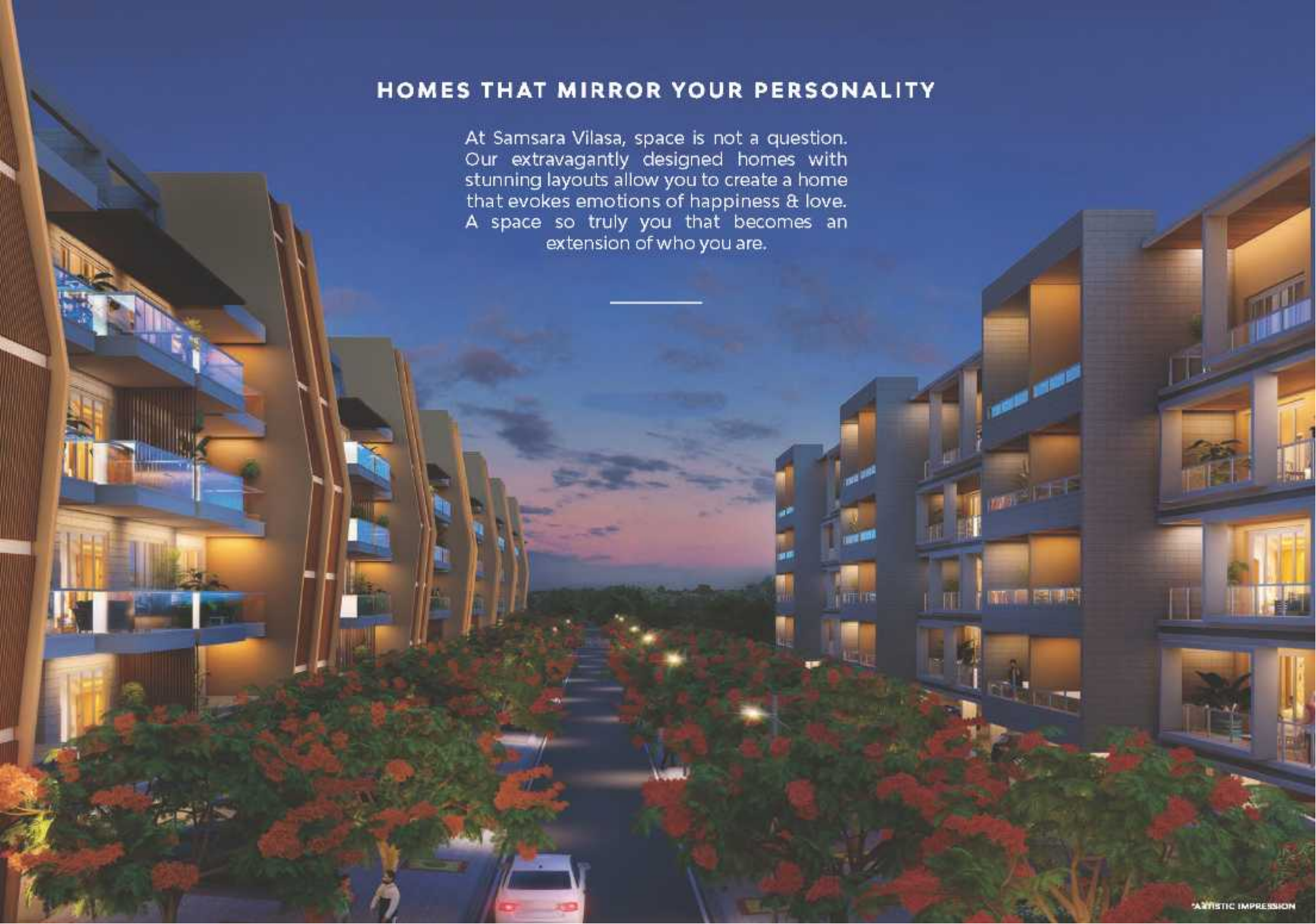
GET MORE OUT OF LIFE

A community of like-minded people, Samsara Vilasa is a home for those looking to get more out of their lives. Away from the hustle of the city, our beautifully designed homes with lush green spaces give you a chance to take a pause and enjoy each and every precious moment of your life. And with a world of amenities at your fingertips, living at Samsara Vilasa isn't just convenient, it's a luxurious affair.



HOMES THAT MIRROR YOUR PERSONALITY

At Samsara Vilasa, space is not a question. Our extravagantly designed homes with stunning layouts allow you to create a home that evokes emotions of happiness & love. A space so truly you that becomes an extension of who you are.





OPTION TO CHOOSE PRIVATE
TERRACE OR BASEMENT



LIFT AND
DEDICATED PARKING



PROVISION FOR
HOME AUTOMATION



HIGH END LUXURY
SPECIFICATIONS



VRV AIR
CONDITIONING

MORE ROOM

for child-like wonder!

In a world where children spend more time in front of a screen than under the sun, we have designed an immersive and dedicated Central Green with Kid's Play Area to make your little one's childhood fresh and active.

SITE MAP



DISCLAIMER: In the interest of maintaining high standards, all floor plans, areas, dimensions, specifications, amenities, images, etc are indicative and are subject to change as decided by the developer or by any competent authority. Soft furnishing, furniture and gadgets are not part of the offering.

RESILIENT AND WELL-PLANNED ON THE OUTSIDE



*ARTISTIC IMPRESSION

BEAUTIFUL AND SPACIOUS ON THE INSIDE



LOCATION MAP



Map not to scale. The map is not necessarily accurate to the surveying or engineering standards. The map shown here is for illustration purposes only. It does not represent the ground survey and represents only the approximate relative location and boundaries. The location map depicts an indicative and selective representation of certain key developments around the Project. However, the Developer makes no representation regarding continuity/existence of these developments/landmarks going forward. Further, the driving time indicated is tentative and actual time may vary.

BE CLOSE TO ALL THE ESSENTIALS

Connected | Beautiful | Luxurious

With proximity to healthcare, education and commute; Samsara Vilasa is the ultimate space that offers modern living. From basic amenities to luxurious indulgences, everything in one glorious compound awaits you.



EDUCATIONAL INSTITUTES

1. HERITAGE EXPERIENTIAL LEARNING SCHOOL
2. LOTUS VALLEY SCHOOL
3. ST. XAVIER'S HIGH SCHOOL
4. DPS INTERNATIONAL
5. PRESIDUM SCHOOL



HEALTHCARE

6. W PRATIKSHA HOSPITAL
7. ARTEMIS HOSPITAL
8. PARK HOSPITAL
9. MEDANTA HOSPITAL
10. FORTIS HOSPITAL



HOTELS

11. LEMON TREE
12. DOUBLE TREE BY HILTON
13. HILTON GARDEN INN
14. RADISSON HOTEL
15. IBIS HOTEL



RETAIL ZONES

16. WORLD MARK
17. HONGKONG BAAZAR
18. SHOPPER'S STOP
19. ARDEE MALL
20. AMBIENCE MALL

DISCLAIMER: The driving time indicated is tentative and actual time may vary, depending upon traffic and other conditions.

SPECIFICATIONS

LIVING/DINING ROOM

FLOOR	Imported Marble
WALLS	Finished in Acrylic Emulsion Paint

MASTER BEDROOM

FLOOR	Laminated Flooring
WALLS	Finished in Acrylic Emulsion Paint

OTHER BEDROOMS

FLOOR	Laminated Flooring
WALLS	Finished in Acrylic Emulsion Paint

KITCHEN

FLOOR	Ceramic/Vitrified Tiles
WALLS	Ceramic Tiles 2ft above Counter
OTHERS	Modular Kitchen with Granite Counter Top, Hob & Chimney, SS Sink, 3L Electric Geyser, Provision of Piped Gas Supply, Jaquar or Equivalent CP Fittings

UTILITY AREA

FLOOR	Ceramic/Vitrified Tiles
WALLS	Finished with OBD
CEILING	Finished with OBD

BALCONY/TERRACES

FLOOR	Balcony: Ceramic/Vitrified Tile Flooring Terrace : Ceramic/Vitrified Tile Flooring
WALLS	Finished in Weatherproof Paint
OTHERS	Toughened Glass Hand Railing/Parapet with Stone Coping

MASTER BEDROOM

FLOOR	Ceramic Tiles
WALLS	Ceramic Tiles upto door height
OTHERS	Granite Counter Top, Jaquar or Equivalent CP Fittings & Chinaware, Rain Shower, Exhaust Fan, Towel Rail, Toilet Paper Holder, Health Faucet, Hot Water Supply through 15L Localized Geyser

OTHER BATHROOMS

FLOOR	Ceramic Tiles
WALLS	Ceramic Tiles upto door height
CEILING	Granite Counter Top, Jaquar or Equivalent CP Fittings & Chinaware, Rain Shower, Exhaust Fan, Towel Rail, Toilet Paper Holder, Health Faucet, Hot Water Supply through 15L Localized Geyser

FOR ALL

CEILING	Finished in Acrylic Emulsion Paint
DOORS*	Main Entrance Door: Flush Door with Veneer on both sides Inner Entrance Door: Flush Doors with Laminate on both sides
WINDOWS/GLAZING	Single Glass UPVC/Aluminium Doors & Windows

ELECTRICAL	Modular Switches and Sockets, Copper Wiring for Light and Power, TV and Phone Sockets with Protective MCBs, Lift Service at each floor
SECURITY	Video Door Phone, CCTV at Stilt Entrance/Parking Entry
OTHERS	24hrs Power Backup (Chargeable), Provision of Wifi Hotspot in Vicinity (as per service provider), Pressurized Water Supply System, Provision for Piped Gas Supply
HVAC	VRV Air Conditioning in living/dining room and all bedrooms

SPECIFICATIONS

ENTRANCE LOBBY

FLOOR	Indian Marble/Granite
WALLS	Finished in Acrylic Emulsion Paint
CEILING	Finished in Acrylic Emulsion Paint
DOORS*	Powder Coated Aluminium Extruded Frames/UPVC Doors
WINDOW/GLAZING	Single Glass UPVC/Aluminium Doors & Windows

LIFT LOBBY AT EACH FLOOR

FLOOR	Indian Marble/Granite
WALLS	Finished in Acrylic Emulsion Paint
CEILING	Finished in Acrylic Emulsion Paint

STILT AREA

FLOOR	Natural/Engineered Stone Treads and Risers
WALLS	Finished in Acrylic Emulsion Paint
CEILING	Finished in Acrylic Emulsion Paint
OTHERS	Flush Doors with Laminate on both sides

AMENITIES Landscape Garden with kid's play area

LIFTS One lift per plot

SECURITY Access Controlled Door at Lift Lobby on the Stilt Level

GENERAL/OTHERS Conducting provision will be made for Home Automation Installation in apartments - actual cost of Home Automation as per Third Party Vendor to be borne by the end user.

BASEMENT

FLOOR	Cement Tiles
WALLS	Finished in Weatherproof Paint
CEILING	Finished in Weatherproof Paint
TERRACE	Hardscaped Terrace with M.S. Pergola Sit Out Area and Potted Plants as per design

STILT AREA

FLOOR	Kota Stone
WALLS	Finished OBD
CEILING	Finished OBD



TYPICAL FLOOR PLAN

3BHK UNIT

Plot Area
303.92 Sq. Yds. (254.12 Sq. Mt.)

Saleable Area
1812.25 Sq. Ft. (168.36 Sq. Mt.)

Carpet Area
1046.99 Sq. Ft. (97.27 Sq. Mt.)

TYPICAL FLOOR PLAN

3BHK UNIT

Plot Area
319.43 Sq. Yds. (267.08 Sq. Mt.)

Saleable Area
1872 Sq. Ft. (173.91 Sq. Mt.)

Carpet Area
1096.42 Sq. Ft. (101.86 Sq. Mt.)





TYPICAL FLOOR PLAN

3BHK UNIT

Plot Area

349.42 Sq. Yds. (292.16 Sq. Mt.)

Saleable Area

2034.25 Sq. Ft. (188.99 Sq. Mt.)

Carpet Area

1225.21 Sq. Ft. (113.83 Sq. Mt.)

TYPICAL FLOOR PLAN

3BHK UNIT

Plot Area
358.92 Sq. Yds. (300.11 Sq. Mt.)

Saleable Area
2080.75 Sq. Ft. (193.31 Sq. Mt.)

Carpet Area
1251.34 Sq. Ft. (116.25 Sq. Mt.)





TYPICAL FLOOR PLAN

4BHK+UTILITY UNIT

Plot Area
517.46 Sq. Yds. (432.66 Sq. Mt.)

Saleable Area
2745 Sq. Ft. (255.02 Sq. Mt.)

Carpet Area
1810.35 Sq. Ft. (168.19 Sq. Mt.)

YOUR PERFECT HOME, AWAITS

We now invite you to unwind from the hustle, unleash your potential
and uncover a new way of life at Samsara Vilasa.



*ARTISTIC IMPRESSION