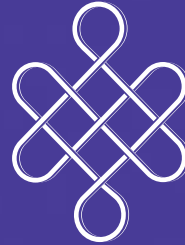


INTRODUCING



S A M S A R A



IVANA

A G I F T E D L I F E

4 BHK Luxury Floors with Terrace/Basement
+ Utility

**EXCELLENT
CONNECTIVITY**

Access from 60m wide and 24m wide sector roads with multiple entry and exit points

**SAFETY &
SECURITY**

Gated Community with access control & CCTV Surveillance

**LOW DENSITY
LIVING**

Well organized and separated with wide 12m internal driveways

**OFFICE & SHOPPING
CONVENIENCE**

Walk to work or shop at Miracle Mile commercial complex



SAMSARA

SECTOR - 60, 61, 62, 63 & 65
GURUGRAM



TOWARDS
CRPF CAMP



AN ESTABLISHED ECOSYSTEM INTEGRATED WITH A UNIQUE OFFERING



Part of Expansive
Integrated Development
spread across 70 Acres



260 Luxury Floors
with low density
living



AC lobbies with 2
common elevators



Dedicated 2 Car Parks
with every floor with EV
Charging feature



Secured & Gated
Complex with CCTV
surveillance



Belvedere Club
Membership



Private Basement
with 1st and 2nd
floor



Private Terrace
with 3rd and 4th
floor

UNIQUE FEATURES



**Access your
Basement / Terrace
through your
personal Elevator
within your home.**



**Large
Common
Terraces**



**Unique
concept of
Green Valley**



**Adjacent to
1.18 Acres of
Lush Green
Park**



**Club Amenities
spread across the
community in Stilt
area**





AMENITIES WITHIN THE PROJECT

SPORTS AMENITIES

HALF BASKETBALL COURT



SKATING RINK



BADMINTON COURT



TABLE TENNIS



CRICKET NET



OUTDOOR/INDOOR GYM



SNOOKER TABLE



CARD ROOM

KIDS ACTIVITIES

TODDLERS PLAY AREA



SAND PIT



DRY DECK FOUNTAIN



CARROM & DART



WALL CLIMBING



READING ZONE



VIDEO GAME



CHESS

WELLNESS

FLOWER GARDEN



OUTDOOR READING ZONE



DANCE/ZUMBA SPACE



HERBAL GARDEN



YOGA ROOM



ACCUPRESSURE PATHWAYS



YOGA/MEDITATION AREA



REFLEXOLOGY GARDEN

MULTI-FUNCTIONAL AREA

PERGOLA



PARTY LAWN



BANQUET SPACE



PET PARKS



GAZEBO



OPEN AIR THEATER



OUTDOOR BAR



PET GYMS

10 YEAR BELVEDERE CLUB MEMBERSHIP

- Lounge Bar & Terrace
- Large Function Halls & Banquets
- Well Appointed Luxury Rooms
- World Class Salon & Spa
- Multi cuisine Restaurants
- Swimming Pool
- Squash Court & Indoor Badminton Court
- Basketball Court & Cricket Pitch
- Gymnasium



SPECIFICATION

- VRV/ VRF Air Conditioning with Heating and Cooling
- Luxury Vitrified Tiles in Living, Dining and Bedrooms
- Digital Main Door Lock
- Video Door Phone
- Modular Kitchen with Instant Geyser, Chimney, Hob, Microwave, Dishwasher and Refrigerator
- Aluminum Sliding Doors with Mosquito Mesh
- Provision for piped gas supply

PRICE LIST

| Plot Size (Sq. Yds.) | Type | Configuration | Carpet Area (Sq. Ft.) | Balcony Area (Sq. Ft.) | Usable Area (Sq. Ft.) | Private Basement Area (Sq.Ft.) | Private Terrace Area (Sq. Ft.) | Price (INR Cr.)* |
|----------------------|-----------------|------------------------------------|-----------------------|------------------------|-----------------------|--------------------------------|--------------------------------|------------------|
| 351 | 4 BHK + Utility | First Floor with Private Basement | 1702 | 306 | 2008 | 1190 | - | 5.70 |
| | | Second Floor with Private Basement | | | | 970 | - | 5.56 |
| | | Third Floor with Private Terrace | | | | - | 551 | 5.20 |
| | | Fourth Floor with Private Terrace | | | | - | 674 | 5.25 |

***Additional Charges :**

- (a) GST, Stamp Duty and Registration Charges
- (b) IFMS @ Rs. 160 per Sq. Ft. on Carpet Area
- (c) Power Backup Charges @ Rs. 125 per Sq. Ft on carpet area
- (d) 10-year Club Membership Security Deposit @1.5 lakhs refundable

Pre-Launch Offer
INR. 25 Lakhs Discount**

***Note: Above mentioned price is inclusive of fully loaded kitchen including Refrigerator, Microwave and Dishwasher.**

Price revising w.e.f. December 24, 2024

**Terms & Conditions apply

PAYMENT PLAN FOR LIMITED UNITS

POSSESSION LINKED PAYMENT PLAN – 35:65

| S No. | Installment Description | % Due of Sales Value |
|-------|---|---|
| 1 | On Application | INR. 25 lakhs (Booking Amount) |
| 2 | On or Within 30 days of Application | 10% of Total Sales Value (less booking amount) |
| 3 | On or Within 90 days of Application | 10% of Total Sales Value |
| 4 | On or Within 150 days of Application | 15% of Total Sales Value |
| 5 | On Application of Occupation Certificate (OC) | 60% of Total Sales Value |
| 6 | On Offer of Possession | 5% of Total Sales Value + IFMS + Possession Charges |

Cheque in favour of ABSPL Samsara Ivana Collection Account



Adani Brahma Synergy Pvt. Ltd.

Sales Gallery – Sector 63, Golf Course Extension Road, Gurugram

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