AN ENDLESS VACATION

# GODREJ RESERVE

KANDIVALI EAST

# A LEGACY OF EXCELLENCE

Bringing Godrej Group's 127-year legacy of innovation to real estate, we blend trust, advanced design and technology in every development. Our focus on sustainability, thoughtful design and uncompromising quality, aims to redefine residential landscapes across various micro-markets.

**Planet Godrej**
Mahalaxmi

**Godrej RKS**
Chembur

**Godrej Avenue Eleven**
Mahalaxmi

**Godrej Five Gardens**
Matunga

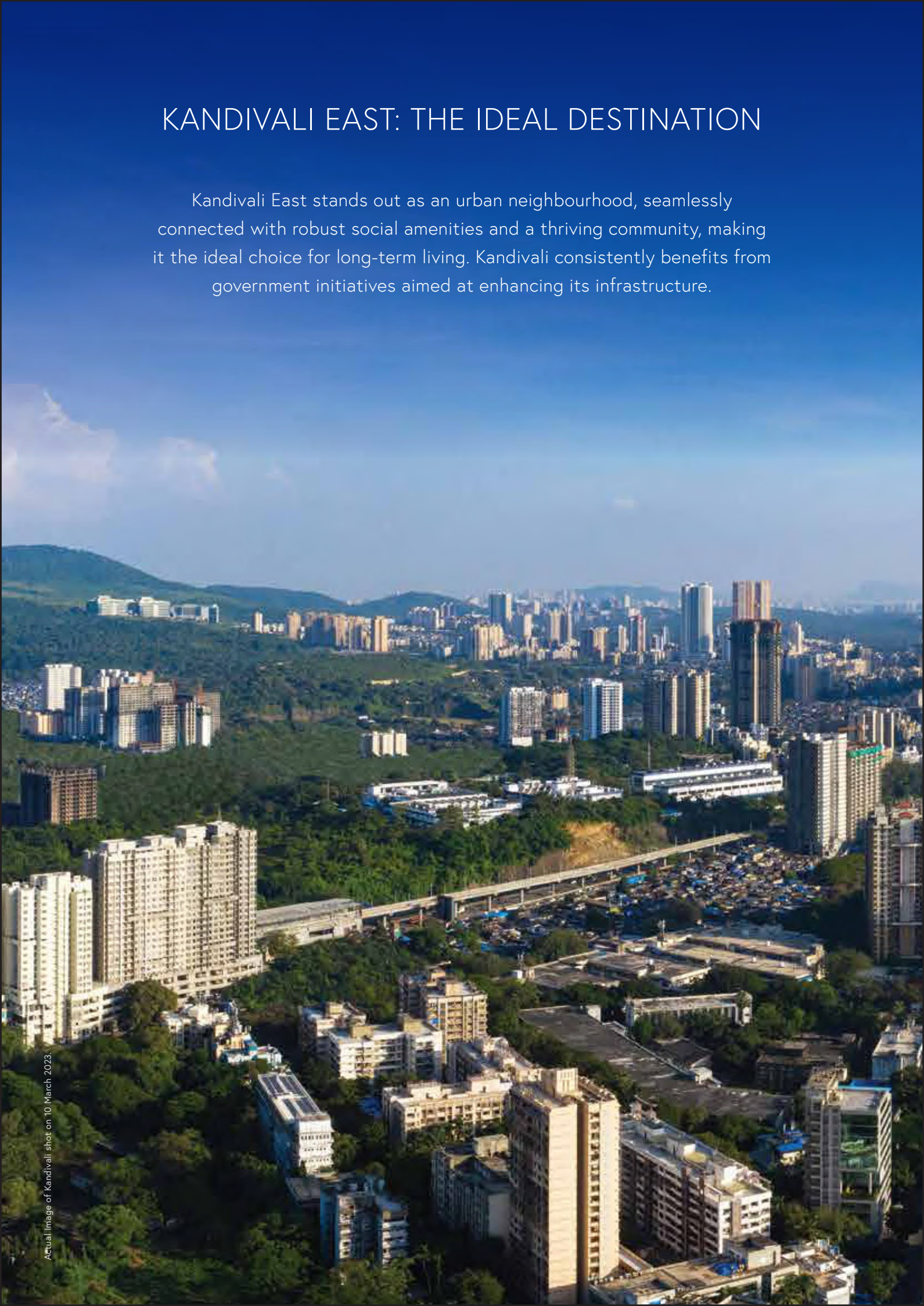
**Godrej Sky Terraces**
Chembur

**Godrej Horizon**
Dadar-Wadala

The projects are registered with Maharashtra RERA as: 'Godrej RKS' bearing MahaRERA No. P51800023915, 'Godrej Five Gardens' bearing MahaRERA No. P51900048424, Godrej Sky Terraces on MAHARERA bearing Registration No. P51800053882 'Godrej Horizon' Phase I and 'Godrej Horizon' Phase II bearing MahaRERA numbers as P51900034851 and P51900049757 respectively, available on MahaRERA website (https://maharera.mahaonline.gov.in). The project is registered as 'Godrej Avenue Eleven' under MahaRERA No. P51900005216 available at http://maharera.mahaonline.gov.in. The name is currently being updated. The project is being developed by Godrej Residency Pvt. Ltd ("Developer") wherein Godrej Group Entities and Neelkamal Realtors Tower Private Limited are its shareholders. Neelkamal Realtors Tower Private Limited is a wholly owned subsidiary of DB Realty Ltd. Godrej Properties Limited is also acting as the Development Manager for the Project. The Developer is constructing 2 buildings being building Tower A and Tower B (MahaRERA No. P51900006299) with Tower A comprising of 66 upper floors.

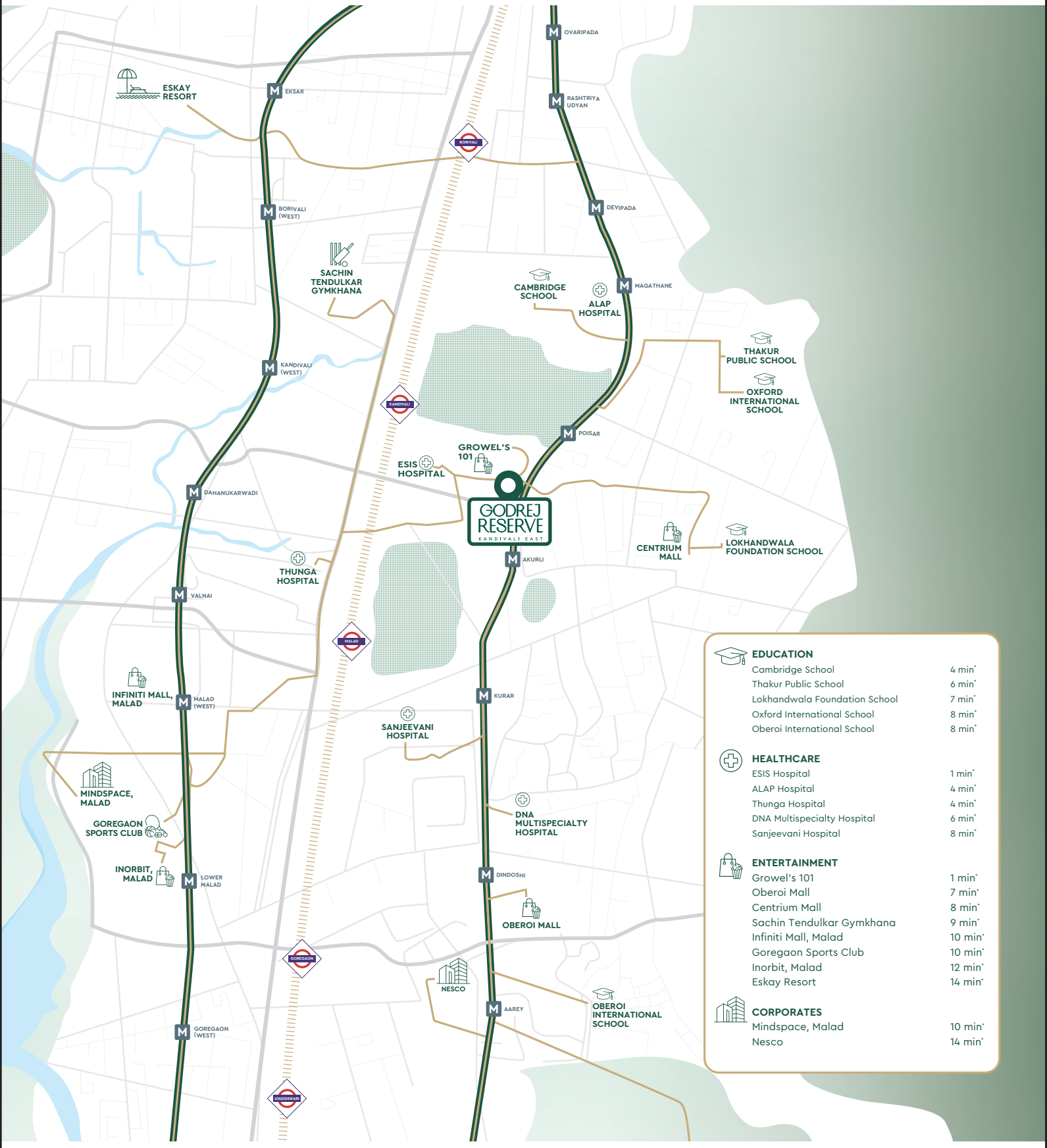
# KANDIVALI EAST: THE IDEAL DESTINATION

Kandivali East stands out as an urban neighbourhood, seamlessly connected with robust social amenities and a thriving community, making it the ideal choice for long-term living. Kandivali consistently benefits from government initiatives aimed at enhancing its infrastructure.



Actual Image of Kandivali shot on 10 March 2023.

# DISCOVER A WORLD OF CONNECTIVITY & CONVENIENCE




| | |
|---|---|
| **EDUCATION** | |
| Cambridge School | 4 min* |
| Thakur Public School | 6 min* |
| Lokhandwala Foundation School | 7 min* |
| Oxford International School | 8 min* |
| Oberoi International School | 8 min* |
| **HEALTHCARE** | |
| ESIS Hospital | 1 min* |
| ALAP Hospital | 4 min* |
| Thunga Hospital | 4 min* |
| DNA Multispecialty Hospital | 6 min* |
| Sanjeevani Hospital | 8 min* |
| **ENTERTAINMENT** | |
| Growel's 101 | 1 min* |
| Oberoi Mall | 7 min* |
| Centrium Mall | 8 min* |
| Sachin Tendulkar Gymkhana | 9 min* |
| Infiniti Mall, Malad | 10 min* |
| Goregaon Sports Club | 10 min* |
| Inorbit, Malad | 12 min* |
| Eskay Resort | 14 min* |
| **CORPORATES** | |
| Mindspace, Malad | 10 min* |
| Nesco | 14 min* |

Illustration for representation purpose only. Map not to scale.
Source: Google Maps.*This refers to drive time. Drive time refers to minute drive time duration as provided above and the same is as per Google Maps recorded on 20th February 2024 at 5:30 am.

# KANDIVALI: A LOCALITY FOR THE PRESENT & BEYOND

Various upcoming projects are aimed at boosting connectivity, which will result in further enhancement of infrastructure. Kandivali is set to see improved connectivity.

## Upcoming Mumbai Coastal Road[1]

Aims to streamline travel between South Mumbai and Kandivali.

## Upcoming Thane - Borivali Twin Tunnel[2]

This will improve connectivity between Borivali and Thane, ensuring reduced travel time.

## Upcoming Goregaon - Mulund Link Road[3]

This will provides seamless connectivity between Goregaon and Mulund, facilitating easy access to the Eastern Suburbs and Navi Mumbai.

The infrastructure facilities mentioned are proposed to be developed by the Government and other authorities and we cannot predict the timing or the actual provisioning of these facilities, as the same is beyond our control. We shall not be responsible or liable for any delay or non-provisioning of the same.

1. "MCGM, 12th March, 2021, https://portal.mcgm.gov.in/irj/go/km/docs/documents/Coastal%20road/Peer%20Review%20Reports%20by%20M_s%20Frischmann%20Prabhu/3.%20Coastal%20Road%20Report_Phase%20II%20%26%20III.pdf "
2. "MMRDA, 25th Jan 2024, https://mmrda.maharashtra.gov.in/projects/infrastructure/milan-rail-over-bridge/overview"
3 "MNGN, Nov 2020, https://www.mcgm.gov.in/irj/go/km/docs/documents/Tenders/ETH/ETH_8800639913_151220.pdf"

INTRODUCING

# GODREJ RESERVE

Enjoy resort-style living with acres of lush open spaces* spread over 2 levels^, complemented by luxurious amenities. Embrace open spaces*, lush landscapes, breathtaking views#, and spacious homes.

*Open Spaces shall mean open spaces on the constructed area. The Open Spaces shall include open to sky amenities like recreational spaces , internal pathways, swimming pool, club roof top etc., which aggregate to approximately 2.42 hectares. #The views may vary basis the actual unit selected. We do not represent or warrant the continuance of any views for any period of time after the date of publication of this document. ^The Developer intends to modify/ amend the sanctioned plans pertaining to the project, particularly the club house (which is identified as a 'fitness centre' on the sanctioned plans) and the amenities/ facilities provided within the said clubhouse. The Developer has already initiated the requisite applications before the office of the Executive Engineer (B.P.) W.S.-II 'R'-I for proposed modifications/ amendments to the said sanctioned plans. The development of the project, and particularly the clubhouse and the amenities/ facilities provided within the said clubhouse is therefore subject to the grant of the requisite approvals from Executive Engineer (B.P.) W.S.-II 'R'-I. The Developer makes no warranties or representations, express or implied, regarding the finality or accuracy of the information provided herewith.

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# YOUR ENDLESS VACATION BEGINS AT GODREJ RESERVE

AN ENDLESS VACATION

FOREST RETREAT

AN ENDLESS VACATION

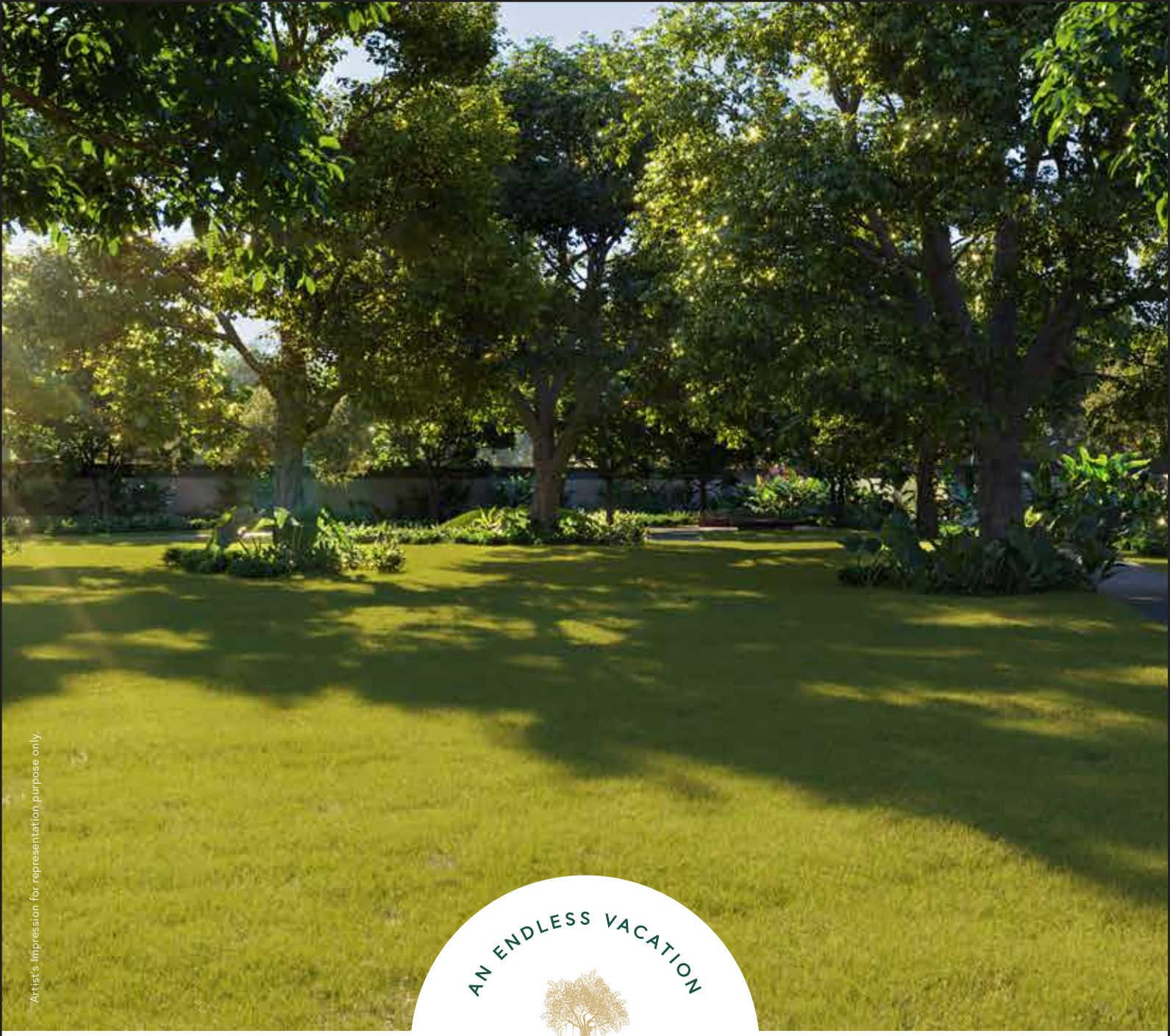
TROPICAL OASIS

AN ENDLESS VACATION

SPRING TERRACES

AN ENDLESS VACATION

GREEN ACRES




AN ENDLESS VACATION

# ENJOY ENDLESS GREENS AT THE FOREST RETREAT

Explore this tranquil ~1.01 hectares (2.5 acres) retreat with lush gardens and winding walkways, flanked by majestic Banyan Trees for a cherished holiday escape.

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# PLUNGE INTO ENDLESS FUN AT THE TROPICAL OASIS

Welcome to our aquatic paradise. Take a dip in the feature-packed pools^, which offer pure luxury & fun for all ages.

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# EXPLORE LEVELS OF FUN AT THE SPRING TERRACES

Our resort-inspired clubhouse^ offers a sprawling landscaped terrace, and state-of-the-art active and lifestyle amenities spread across multiple levels.

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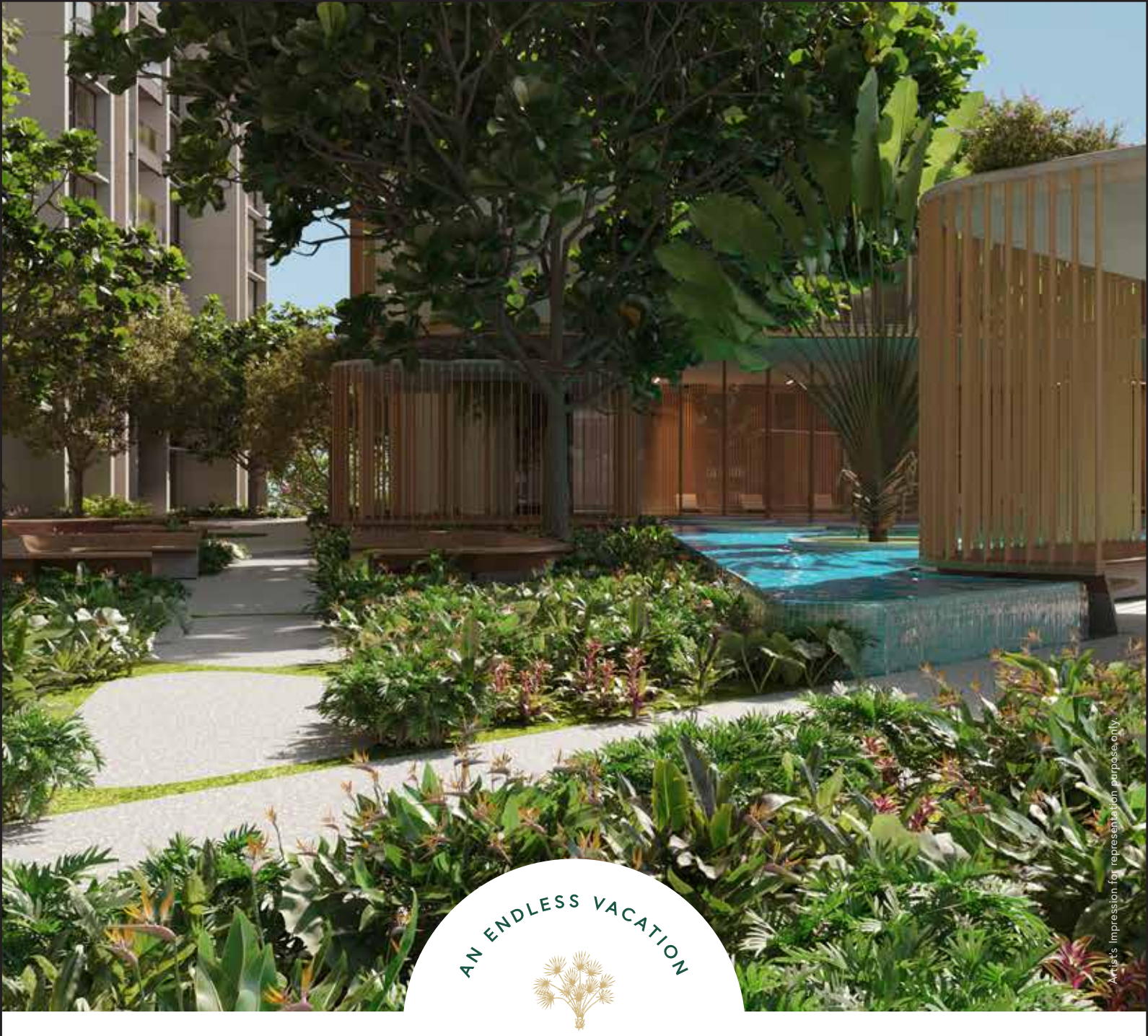


# FOSTER ENDLESS CONNECTIONS AT GREEN ACRES

Stroll through our lush landscapes where holiday vibes and expansive ~1.41 hectares (3.5 acres) of open spaces* invite impromptu gatherings and boundless joy.

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# YOUR HOME, WHERE EVERY DAY FEELS LIKE A VACATION

Discover a retreat that seamlessly blends relaxation and daily living, making every moment a getaway in your own space.

SPACIOUS RESIDENCES | EXPANSIVE DECK | AMPLE CROSS-VENTILATION*

WELL-LIT RESIDENCES | EXCLUSIVE UTILITY AREA

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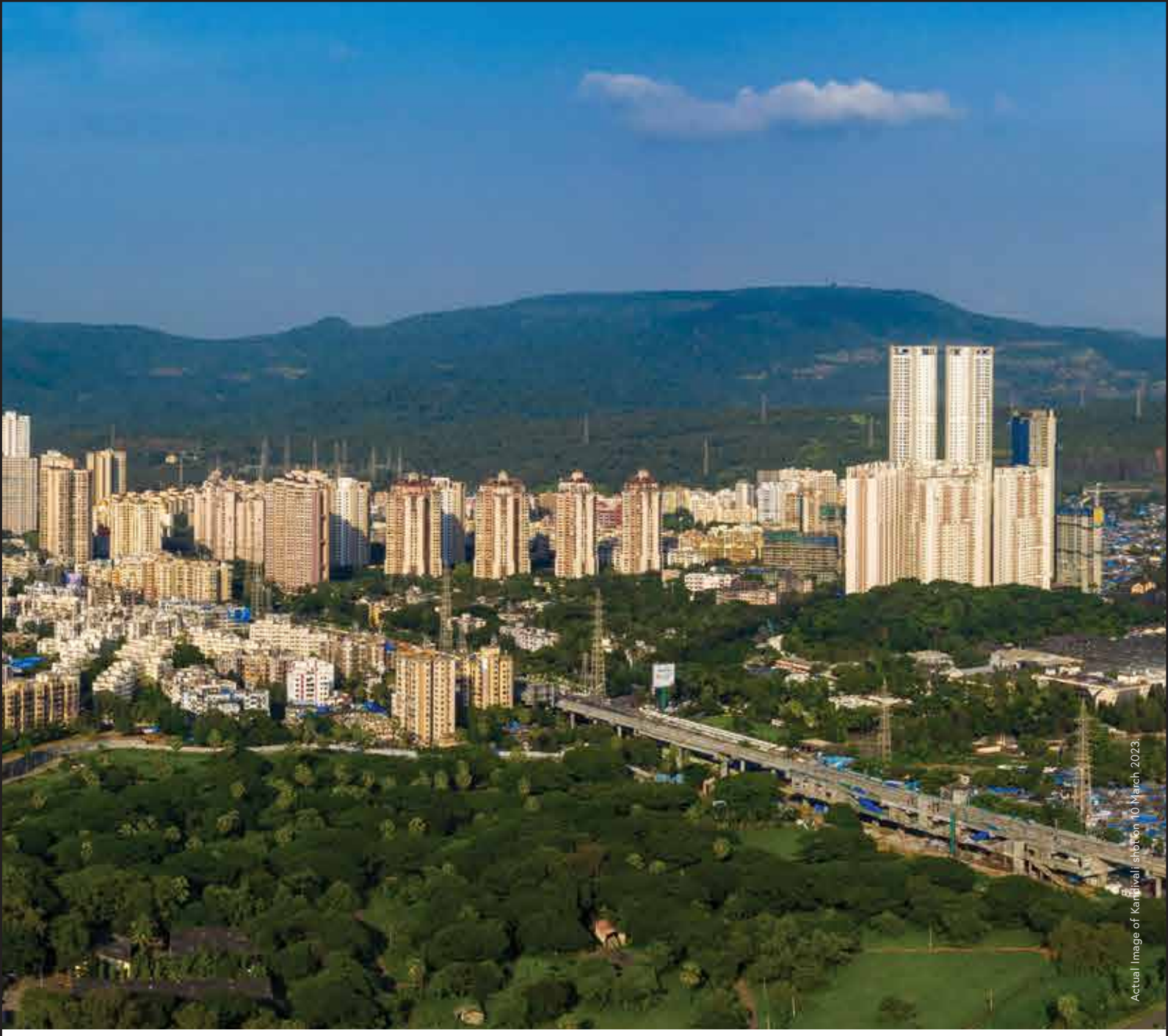


# VIEWS# THAT FEEL AS INVIGORATING AS A HOLIDAY ADVENTURE

Here, the holiday vibe surrounds you in more ways than one. Welcome home to a holiday-inspired space where the views# are as comforting as an endless holiday.

#The views may vary basis the actual unit selected. We do not represent or warrant the continuance of any views for any period of time after the date of publication of this document.

Godrej | PROPERTIES

The projects are registered with MahaRERA bearing registration Numbers P51800054703 (Godrej Reserve Wing 1), P51800054691 (Godrej Reserve Wing 4) and P51800054690 (Godrej Reserve Wing 5) all available on MahaRERA website https://maharera.mahaonline.gov.in. The Developer of Project is Godrej Properties Limited. The sales office is situated at Akurli Road, Kandivali (East), Mumbai 400 101, and registered office of Developer is situated at Godrej One, 5th floor, Pirojshanagar, Eastern Express Highway, Vikhroli (East), Mumbai 400 079. This contains artist's impressions and stock images for representation purposes only. No warranty is expressly or impliedly given that the completed development will comply in any degree with such artist's impression as depicted. The furniture, accessories, paintings, plantations, landscaping, items, electronic goods, additional fittings/fixtures, decorative items, false ceiling including finishing materials, specifications, shades, sizes and colour of the tiles, etc. shown here are only indicative in nature and are only for the purpose of illustrating/indicating a conceived layout and do not form part of the standarspecifications/amenities/services to be provided in the unit and/or the Project. The Developer intends to modify/ amend the sanctioned plans pertaining to the project, particularly the club house (which is identified as a 'fitness centre' on the sanctioned plans) and the amenities/ facilities provided within the said clubhouse. The Developer has already initiated the requisite applications before the office of the Executive Engineer (B.P.) W.S.-II 'R'-I for proposed modifications/ amendments to the said sanctioned plans. The development of the project, and particularly the clubhouse and the amenities/ facilities provided within the said clubhouse is therefore subject to the grant of the requisite approvals from Executive Engineer (B.P.) W.S.-II 'R'-I. The Developer makes no warranties or representations, express or implied, regarding the finality or accuracy of the information provided herewith. Open Spaces shall mean open spaces on the constructed area. The Open Spaces shall include open to sky amenities like recreational spaces, internal pathways, swimming pool, club roof top etc. The view may vary basis the actual unit selected. We do not warranty the continuation of any such view. Map Illustration for representation purpose only. Map not to scale. Source: Google Maps. Drive time refers to minute drive time duration as provided above and the same is as per Google Maps recorded on 20th February 2024 at 5:30 am. The infrastructure facilities mentioned are proposed to be developed by the Government and other authorities and we cannot predict the timing or the actual provisioning of these facilities, as the same is beyond our
control. We shall not be responsible or liable for any delay or non-provisioning of the same. 1. "MCGM, 12th March, 2021, https://portal.mcgm.gov.in/irj/go/km/docs/documents/Coastal%20road/Peer%20Review%20Reports%20by%20M_s%20Frischmann%20Prabhu/3.%20Coastal%20Road%20Report_Phase%20II%20%26%20III.pdf " | 2. "MMRDA, 25th Jan 2024, https://mmrda.maharashtra.gov.in/projects/infrastructure/milan-rail-over-bridge/overview" | 3 "MNGN, Nov 2020, https://www.mcgm.gov.in/irj/go/km/docs/documents/Tenders/ETH/ETH_8800639913_151220.pdf".
The Sale is subject to terms of Application Form and Agreement for Sale. All specifications of the unit shall is www.godrejproperties.com. Please do not rely on the information provided on any other website. T&C Apply