

www.mohan-group.com

Making homes today,
for tomorrow.
We're,



Site

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THIS IS NOT
KALYAN

THIS IS
KALYAN EXTRAORDINAIRE

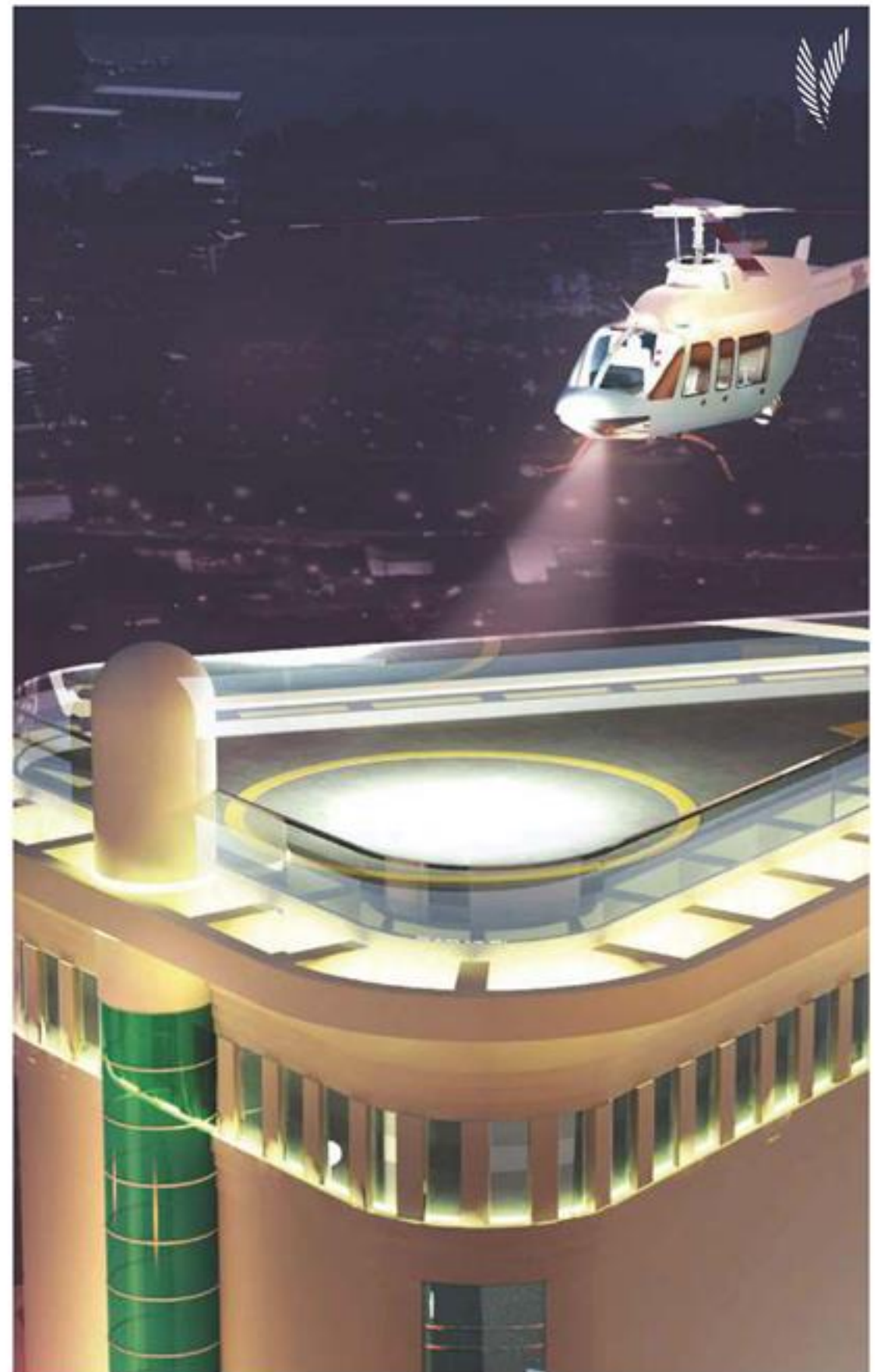
Welcome to



The league of extraordinary homes

Ergonomic design, convenience, comfort, and excellent quality—the elements that make for all things exceptional also go into the construction of the phenomenal Mohan Altezza. Enter world class homes you'll never want to leave!

And while location defines everyone else's homes, make your address a landmark to remember. Make it your haven. Your sanctuary. Your own pride. Mohan Altezza. Move to Kalyan Ver. 2.0 today.





North-East Mumbai's own New York effect

Mohan Altezza soars majestically 30 stories into the skyline, one of the tallest residential edifices in this Mumbai suburb.

The elevation towers over Kalyan to yield a skyline as dynamic as New York City's.

If by day Mohan Altezza is a picture of 11 acres of serenity, after sundown it radiates a crystalline brilliance nothing short of Hong Kong's glitz.

Enjoy the soft, romantic glow from your own 2, 3 or 4 BHK residences.

Glittering
Hong Kong
skyline or
Kalyan Extraordinaire?





Zoom in Tokyo Style

A cigar lounge to celebrate new ventures. A mini theatre for corporate presentations. Your own helipad to cut commuting times to a fraction.

Don't be surprised if Mohan Altezza's rooftop is mistaken for a mini boardroom!



With its high finesse fully equipped Business Centre, head honchos and business magnates can confer in utmost privacy.

Mohan Altezza gives you the ultimate business luxury meant only for jet setting business tycoons.

Sweet business news from a Bangkok suite



- Helipad
- Business Center
- Cigar Lounge
- Game Room
- Conference Room





A buzzing Sydney Party

Entertain your guest in style in more than one ways. Delight them with a barbeque around poolside or throw a big party to celebrate your success at the Party Lawn. Have a quite conversation at chit-chat corner or grab a bite at the tea - lounge .



Entertain like Madrid's Royalty

At Mohan Altezza you will never be out of ideas to make your family and friends feel special.

- Manicured Recreational Greens
- Social Gazebo
- Seating Alcoves
- Chit-chat Corner
- Multi-purpose hall
- Party Lawn
- Tea-Lounge
- Poolside Barbeque Counter



Swim in Milan Style



Mohan Altezza is just as luxurious, relaxing and time saving when you enter as the scenario within. A stately 50 feet above the ground relax by the pool and bask in the glory of pristine waters.

Aquamarine is not just a shade of blue in a rectangular box. Take a lap of ergonomic in the luxuriant lengths of the pool designed in true blue style and divided into seven sections to meet everyone's desires.



- Kid's Pool
- Reflective Pool
- Interactive Watercourt
- Main Pool
- Bubbler Pool
- Relaxing Pool
- Island With Deck Chairs





Carnival of Cannes at your doorstep



Enjoy a Hollywood or a Bollywood movie at the mini theatre or give a business presentation. Indulge in a good drama at the amphitheatre.

- Mini Theatre
- Amphitheatre
- Open Air Entertainment Area





Peace of Geneva brought to you

Have some soulful time at one of the many quiet places for some rumination to rejuvenate the mind & the soul.

- Contemplative Court
- Meditation Zone
- Soul Zone
- Ruminative Court
- Yoga Field





Istanbul's richness
at your own health
& leisure club



Modern equipment, ergonomic planning and excellent management are markers of the signature health & leisure club at Mohan Altezza.

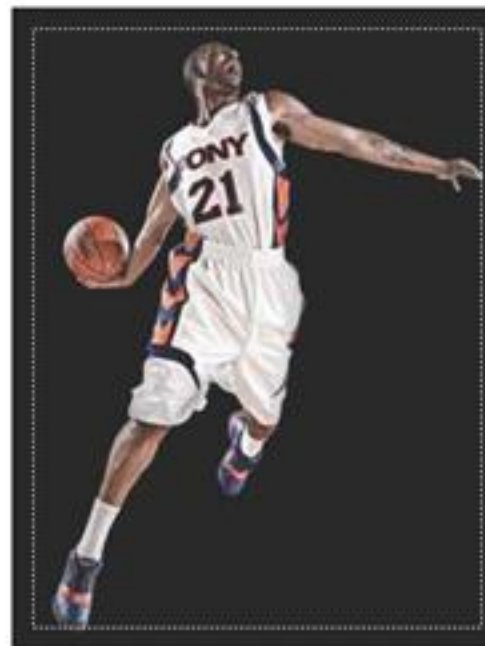
Hobnob with the city's who's who at your doorstep! Jog a little or take a massage at the massage room.

- Jogging Path
- Steam
- Sauna
- Massage Room
- Jacuzzi
- Gymnasium





Putt it
like
in Barbados



You never have to go too far to unwind the stress. Toss the ball into the air as high as you possibly can, it could not possibly be any simpler than just indulging in a game. Just choose your favourite sport among Basketball, Cricket, Badminton or Squash.

Challenge friends at a game of golf at the mini golf court at your service, at your doorstep, at your convenience!

- Basketball
- Mini Golf Court
- Net Cricket Pitch
- Badminton Court
- Squash Court

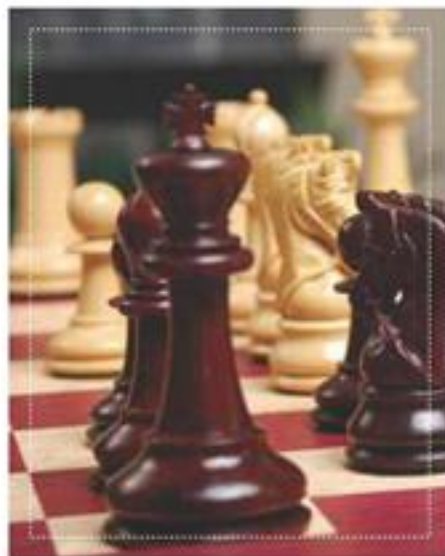




Gaming stations of Vancouver

Indulge in a board game at indoor games or
spend some time reading at the library.

- Hobby Room
- Pool Table
- Table Tennis
- Carrom
- Chess
- Internet Zone
- Library
- Reading Lounge





Shanghai way of convenience shopping

Double height, three levels and then some more. The additional stack parking facility at Mohan Altezza ensures whatever the number of cars you have, you'd never have to go space hunting again!

Let the concierge run the daily errands for or invite as many as guest as you want and make them stay at the luxurious service apartments without crowding your residence.

No more driving across the city for a spot of shopping; retail therapy, in all its glory, is now a few footsteps away. Step into Mohan Square One for all the shopping you need.



Singaporean style space for your wheels

- Service Apartment
- Three Level Parking
- Shopping
- Concierge Desk





Auckland chic paradise for toddlers

Drop the kids safely at the day-care while you finish your chores. Let your tots and kids have fun all day – every day at play areas.

- Day care crèche
- Toddler Corner
- Kiddie Play area
- Playcourt





Washington Dc's planning now in Kalyan

Why go anywhere when your world belongs here? Our vow to give you homes extraordinaire isn't limited to swanky finishes.

SOCIALIZE

- Manicured Recreational Greens
- Social Gazebo
- Seating Alcoves
- Chit-chat Corner
- Multi-purpose hall
- Party Lawn
- Tea-Lounge
- Poolside Barbeque Counter

BUSINESS

- Helipad
- Business Center
- Cigar Lounge
- Game Room
- Conference Room

SWIMMING POOL

- Kid's Pool
- Reflective Pool
- Interactive Watersport
- Main Pool
- Bubble Pool
- Relaxing Pool
- Island With Deck Chairs

DRAMATICS

- Mini Theatre
- Amphitheatre
- Open Air Entertainment Area

HEALTH

- Jogging Path
- Steam
- Sauna
- Massage Room
- Jacuzzi
- Gymnasium

SOULFUL

- Contemplative Court
- Meditation Zone
- Soul Zone
- Ruminative Court
- Yoga Field

INDOOR

- Hobby Room
- Pool Table
- Table Tennis
- Carrom
- Chess
- Internet Zone
- Library
- Reading Lounge

SPORTS

- Basketball
- Mini Golf Court
- Net Cricket Pitch
- Badminton Court
- Squash Court

KIDS

- Day care crèche
- Toddler Corner
- Kiddie Play area
- Playcourt

UTILITIES

- Service Apartment
- Stacked Parking
- Shopping
- Concierge Desk

50 feet
above the earth



Mohan Altezza - The Kalyan of dreams.

The things that make for exceptional homes are just a tad short of the things that qualify for excellent construction. We present Mohan Altezza. World class homes that raise the bar of your desires.

A picturesque panorama of 11 acres of serenity. Bask in the romantic and dynamic glow of your own 2, 3 or 4 BHK of 1330-1530 sqft., 1850-2460sqft and 2750-3210 sqft respectively at Mohan Altezza.

Get a home that makes you the envy of the town – not only for where you live, but for what your address adds to your location. Make a Mohan Altezza home your own today. It's redefined the way people look at Kalyan.

STRUCTURE

- Earthquake resistant structure

WATER SUPPLY

- Pressurized water supply system

SECURITY SYSTEMS

- Video door phone
- Integrated fire protection systems
- Gates with swipe card access
- 3 tier security
- Emergency Security Systems

UTILITIES

- Garbage Disposal System
- Tube elevators from terrace to helipads
- Schindler / OTIS / KONE or equivalent 2 elevators in each tower
- Schindler / OTIS / KONE or equivalent 1 stretcher lift, of 15 to 20 person capacity, in each tower
- Concierge Desk
- Refuge Area

Dining & Kitchen



A wholesome dinner with the family gathered round the table, or the distinguished company of industry peers, your dining space is chic elegance that rises to the occasion with grace.

With the sideboards displaying your china and silverware to the best advantage, let the hostess take pride in her notable collection. She will be showered by compliments about the culinary delights she conjures in her designer kitchen - spacious enough to hold all the appliances and gadgets any modern kitchen must have, and still permits her to add those special touches to her gourmet creations while assistance is at hand.

ELEMENTS OF TASTE

- Complete modular kitchen
- Italian marble flooring

Lounge Like Royalty



At Mohan Altezza, whether it's for you, your kids or the special people you love to host, the spaces accommodate them and all you deem important with ease. Spacious and designed to perfection, they mirror you.

The master bedroom with an attached terrace, the children's or guest room, they are all roomy enough for free movement and modern living. Add to that, restrooms that complement the bedrooms.

FLOORING

- Master Bedroom: Wooden flooring
- Other rooms: Italian marble flooring
- Balcony / Deck: Outdoor patio and planters in matt finished vitrified tile flooring
- Utility: Vitrified tile flooring

PAINT

- Acrylic emulsion paint for internal ceilings and walls

ELECTRICALS

- Pre-installed light and fan fittings
- Concealed conduits with copper wiring
- Modular switches (Anchor Woods/L&T/Honeywell or equivalent)

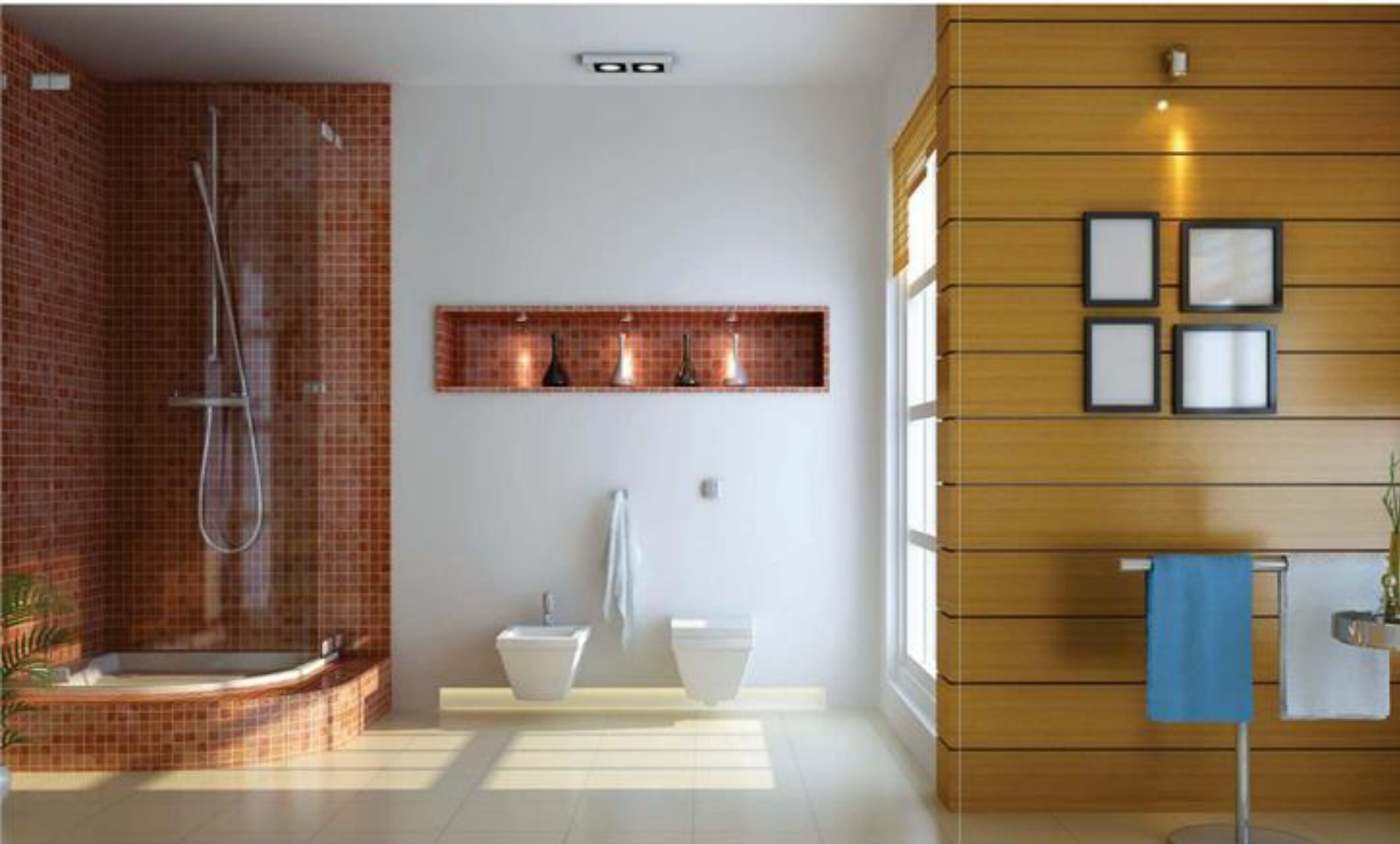
OTHERS

- FTTH (Fibre To The Home) for data services on subscription basis
- DTH connection on subscription basis
- Intercom connections to concierge desk, health club, security, parking & other apartments
- Teakwood frame doors with designer shutters

AIR CONDITIONING

- Air conditioning with split units

Bathing Luxury Everyday



Who needs a Turkish hammam when your own bath is a relaxing sanctuary? The first step to purifying the mind is also purifying the body.

Whether it's a quick shower after an invigorating work out or a long bath at the end of a tiring day at work, you're in for some real pampering attached to your room.

WASHROOMS

- Vitrified flooring
- Wash basin with counter
- Finest quality fittings and sanitary ware (RAK/American Standard/ROCO or equivalent)
- CP Fittings(Grohe/Kludi/Jaguar or equivalent)
- Separate wet/dry area with glass shower cubicles
- Hot & Cold diverters for all showers
- Exhaust fan

Lobbylicious



At the entrance level of the complex, the scenario in Mohan Altezza is just as luxurious, relaxing and time saving.

A distinctive feature is the vast expanse of green on the podium, which is a majestic 50 feet above the ground level and contains a plethora of R&R activities laid out virtually at your doorstep.

The electronic surveillance lets you watch over your children in the playground, from the comfort of home.

AND THERE'S MORE IN STORE

- Entrance lobby and Staircases: Granite / Vitrified tile flooring
- CCTV monitoring in entrance lobby and public areas
- Waiting lounge: Imported marble flooring
- Acrylic emulsion paint for common areas
- 100% DG back-up to provide emergency power for elevators & common utilities
- Air-conditional lobbies

Home Automation



Enjoy the ease of new age gadgets right at home!

For just a little extra, you get a world where the controls of every convenience are at your fingertips. Where appliances can be switched on even before you reach home. Where the lights turn on for you, the moment you step in, and switch themselves off when you leave.

WISH FOR MORE

- Mood lighting
- Automated control of appliances
- Automated control of curtains
- Music system control
- Fire/theft alarms
- Remote access of automation features

The list is endless...

Floor Plan ▶ 2 BHK



▶ Saleable Area: 1330 Sq. Ft.



Floor Plan ▶ 2 BHK



▶ Saleable Area: 1385 Sq. Ft.



Floor Plan ▶ 3 BHK



▶ Saleable Area: 1850 Sq. Ft.



Floor Plan ▶ 3 BHK



▶ Saleable Area: 2190 Sq. Ft.



Floor Plan ▶ 4 BHK



▶ Saleable Area: 2750 Sq. Ft.



Floor Plan ▶ 2BHK+ 2BHK=4 BHK

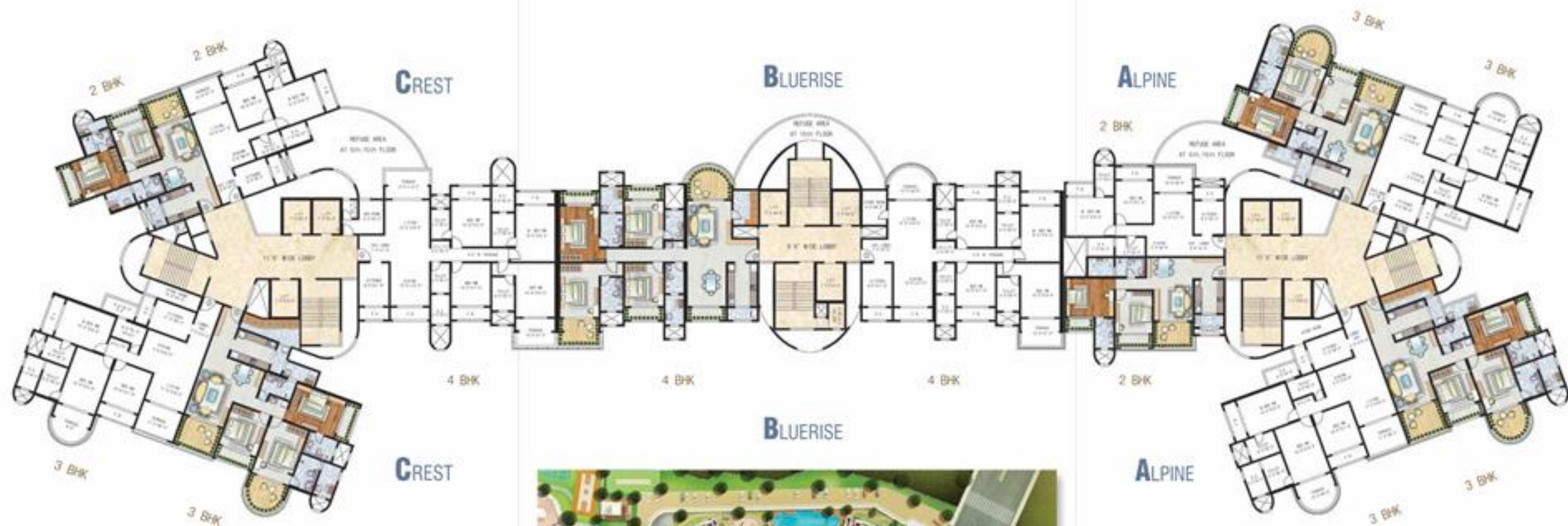


Floor Plan ▶ 3BHK+ 3BHK=5 BHK



Open air entertainment area **Kid's pool** Mini theatre
 Main pool Bubbler Pool Relaxing pool **Contemplative court**
Amphitheatre **Playcourt** Kiddies play area
 Party lawn Manicured recreational greens Internet Zone
 central lawn **Yoga plaza** Reflective pool Lower garden
 Basket Ball hoop Mini golf course Cafeteria
 Pathway/jogging path Island with deck chairs **Chess**
 Chitchat corner Todlot corner Table Tennis
 Seating alcove **Commercial plaza** **Table Pool**
Floating deck Poolside barbeque counter Social gazebo
 Meditation plaza Hobby Room
Badminton Court Soul Zone Massage Room
 Multi-Purpose Hall Net Cricket Pitch **Service Apartments**
Day care creche **Business Center** Seating Plaza
 Jacuzzi **Squash Court** Ruminative Court
Steam **Sauna** Interactive Watercourt
 Carrom Reading Lounge **Library** Game Room
Proposed Helipads Cigar Room & Lounge

ODD LEVEL FLOOR PLAN



Crest

FLAT NOS.	TYPE	SALEABLE AREA
1, 2	2 BHK	2190.00 SQ.FT
3, 4	3 BHK	1390.00 SQ.FT
5	4 BHK	3500.00 SQ.FT



Bluerise

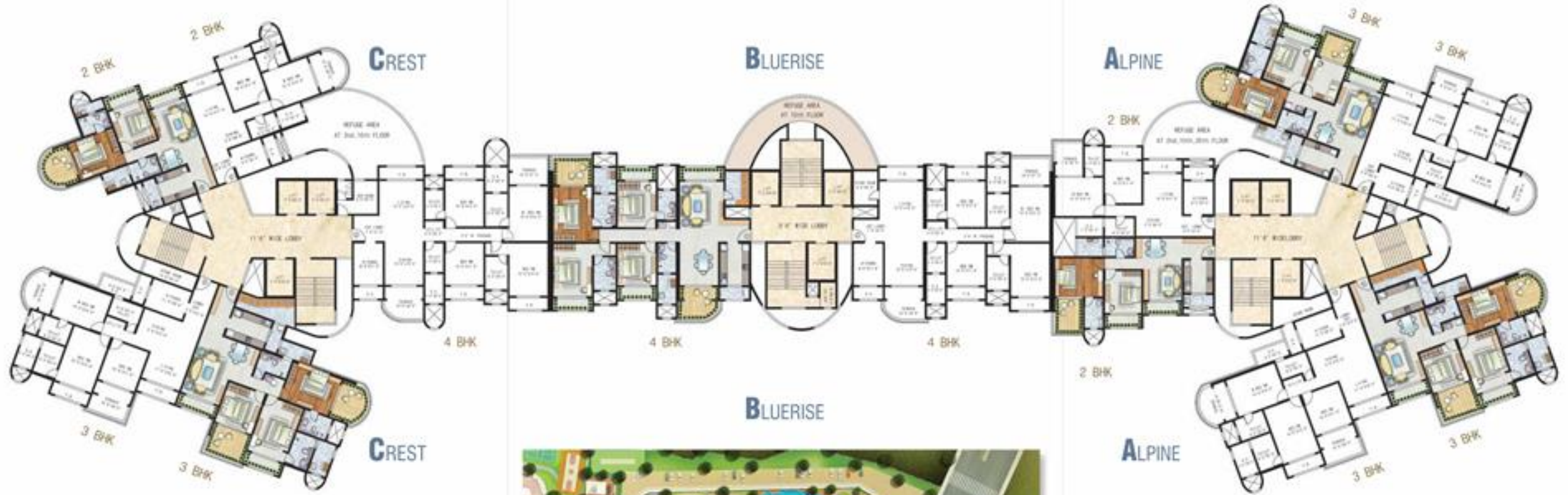
FLAT NOS.	TYPE	SALEABLE AREA
1, 2	4 BHK	2750.00 SQ.FT

Alpine

FLAT NOS.	TYPE	SALEABLE AREA
1, 2	2 BHK	2190.00 SQ.FT
3, 4	3 BHK	1390.00 SQ.FT
5, 6	3 BHK	1800.00 SQ.FT



EVEN LEVEL FLOOR PLAN



CREST

FLAT NOS.	TYPE	SALEABLE AREA
1, 2	2 BHK	2190.00 SQ.FT
3, 4	3 BHK	1380.00 SQ.FT
5	4 BHK	3500.00 SQ.FT

BLUERISE

FLAT NOS.	TYPE	SALEABLE AREA
1, 2	4 BHK	2750.00 SQ.FT

ALPINE

FLAT NOS.	TYPE	SALEABLE AREA
1, 2	2 BHK	2190.00 SQ.FT
3, 4	3 BHK	1380.00 SQ.FT
5, 6	3 BHK	1800.00 SQ.FT





16TH, 18TH, 20TH
& 22ND LEVEL FLOOR PLAN

16TH, 18TH, 20TH & 22ND LEVEL FLOOR PLAN



CREST

FLAT NOS.	TYPE	SALEABLE AREA
1, 2	2 BHK	2190.00 SQ.FT
3, 4	3 BHK	1380.00 SQ.FT
5	4 BHK	3030.00 SQ.FT



BLUERISE

FLAT NOS.	TYPE	SALEABLE AREA
1, 2	4 BHK	3030.00 SQ.FT

ALPINE

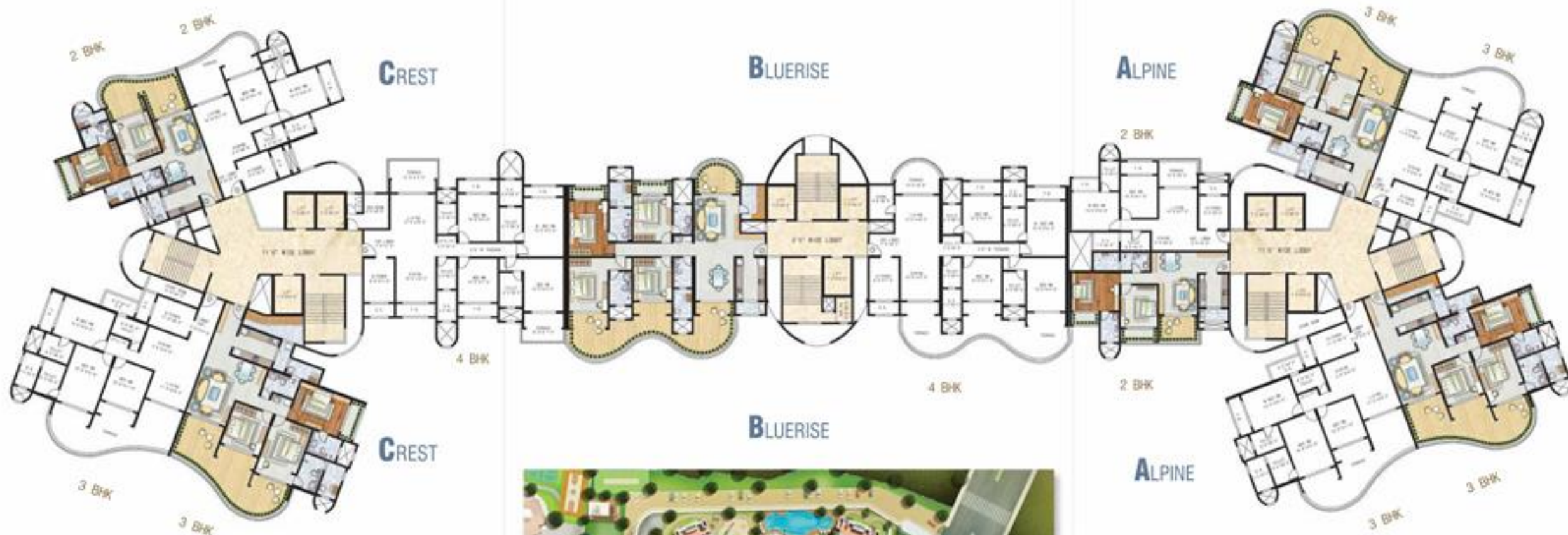
FLAT NOS.	TYPE	SALEABLE AREA
1, 2	2 BHK	2190.00 SQ.FT
3, 4	3 BHK	1380.00 SQ.FT
5, 6	3 BHK	1800.00 SQ.FT





17TH, 19TH, 21ST
& 23RD LEVEL FLOOR PLAN

17TH, 19TH, 21ST & 23RD LEVEL FLOOR PLAN



CREST

FLAT NOS.	TYPE	SALEABLE AREA
1, 2	2 BHK	2400.00 SQ.FT
3, 4	3 BHK	3000.00 SQ.FT
5	4 BHK	3600.00 SQ.FT



BLUERISE

FLAT NOS.	TYPE	SALEABLE AREA
1, 2	4 BHK	3000.00 SQ.FT

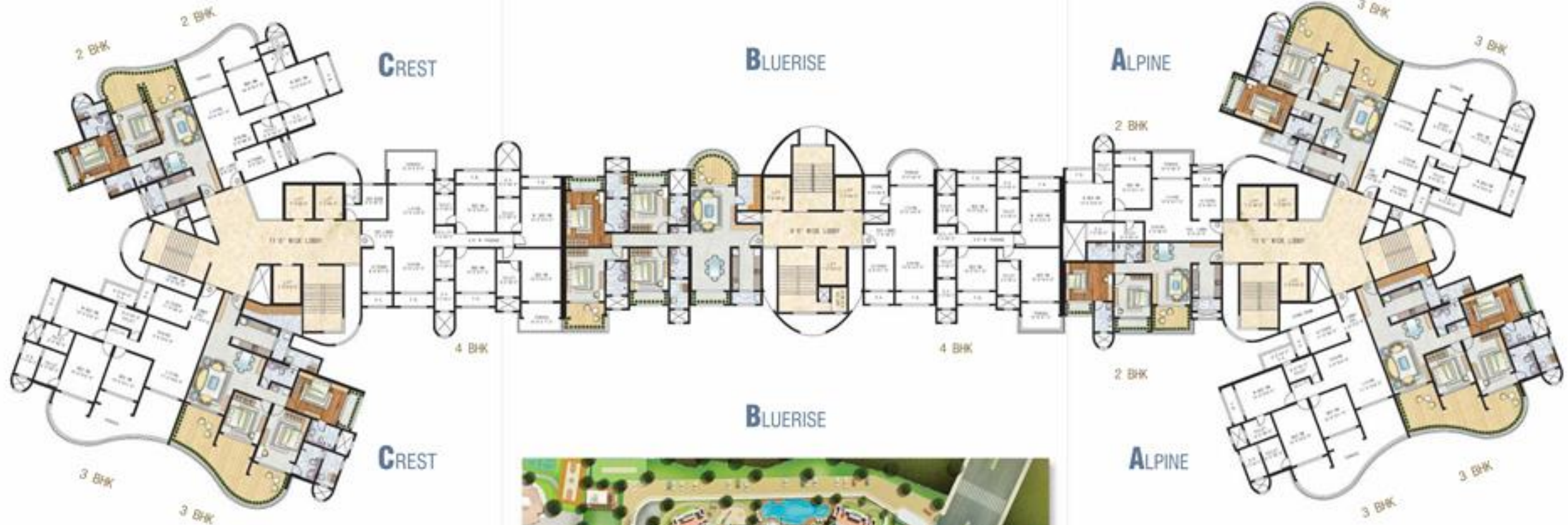
ALPINE

FLAT NOS.	TYPE	SALEABLE AREA
1, 2	2 BHK	2400.00 SQ.FT
3, 4	3 BHK	3000.00 SQ.FT
5, 6	3 BHK	3600.00 SQ.FT



25TH LEVEL FLOOR PLAN

25TH LEVEL FLOOR PLAN



CREST

FLAT NOS.	TYPE	SALEABLE AREA
1, 2	2 BHK	2400.00 SQ.FT
3, 4	3 BHK	3000.00 SQ.FT
5	4 BHK	3600.00 SQ.FT



BLUERISE

FLAT NOS.	TYPE	SALEABLE AREA
1, 2	4 BHK	2750.00 SQ.FT

ALPINE

FLAT NOS.	TYPE	SALEABLE AREA
1, 2	2 BHK	2400.00 SQ.FT
3, 4	3 BHK	3000.00 SQ.FT
5, 6	3 BHK	3000.00 SQ.FT





Ultimate World Class Project

Ur's
MOHAN altezza



An ISO 9001:2008 & ISO 14001:2004 Company

RESIDENTIAL | COMMERCIAL | EDUCATION | HOSPITALITY | HEALTHCARE
Kalyan • Ambemath • Badlapur • Thane • Mumbai • Pune • Goa

The name alone spells World Class



Established in 1987, with a firm view of providing value for money solutions in real estate, Mohan Group is today a multi-faceted entity with projects that span the spectrum of industry verticals - from construction of residential and commercial spaces to professional consultancy services in project execution and marketing.

Mohan Group has a strong presence in the Central Suburbs of Mumbai, Pune and Goa with more than **5.5 million square feet of developed area** to our credit and a satisfied customer base of more than **10,000 happy families**. We have a further **7 million square feet of ongoing and planned development** in commercial and residential spaces scheduled for completion.

In tune with evolving urban lifestyles, Mohan Group has continuously sought to provide the best solutions that cater to end-to-end customer needs within affordable budgets without compromising on design, quality and timely delivery.

Building on the pride of this **25-year legacy**, Mohan Group is now poised for an even more dramatic phase of growth, both horizontally and vertically. Our commitment to customer satisfaction is similarly expanding to encompass customer delight.

ICONIC LANDMARKS

MOHAN PURAM
MOHAN PARADISE - I
MOHAN REGENCY
MANAV PARK
MOHAN JYOT
MOHAN PLAZA
MOHAN PARK
MANAV GARDENS
MOHAN PARADISE - II
MOHAN SRISHTI - I
PODAR INTERNATIONAL SCHOOL

RECENT ACHIEVEMENTS

MOHAN HEIGHTS
MOHAN SRISHTI - II
MOHAN PRIDE
MOHAN VALLEY
MOHAN TULSI VIHAR
MOHAN PLAZA-I
MOHAN SUBURBIA OXFORD
MOHAN PALMS VIVA
MOHAN GREENWOODS CLOVER
MOHAN PALMS AQUA
MOHAN GREENWOODS JADE
MOHAN SUBURBIA SALISBURY
MOHAN PLAZA-II

ONGOING PROJECTS

MOHAN OCEAN PARK
MOHAN ALTEZZA
MOHAN VILLAS
MOHAN SUBURBIA CAMBRIDGE
MOHAN IVORY COAST
MOHAN ALCOVES
MOHAN SUBURBIA KINGSTON
MOHAN KIDZENIA
MOHAN HIGHLANDS
MOHAN TRIBECA
MOHAN SUBURBIA SCHOOL
MOHAN PALMS VISTA
MOHAN GREENWOODS OLIVE
MOHAN BOULEVARD
MOHAN SUBURBIA RICHMOND

UP-COMING PROJECTS

MOHAN PALAZZO
MOHAN HILLS
MOHAN WILLOWS
MOHAN LEXUZ
MOHAN ARCADE
MOHAN ARECA
MOHAN OAKWOODS
MOHAN VERDE
MOHAN NANO CITI
MOHAN PURNA
MOHAN AJRUM
MOHAN ERIA
MOHAN ESPACIA
MOHAN EXCELLENCE
MOHAN FOUNDATION SCHOOL



Mapped out for Distinction

Indulge in signature luxury, convenience and recreation with Mohan Altezza's fantastic location set in the heart of Kalyan's most prestigious pocket. Home to the best of international brands spanning every segment, we make your stay uber lavish and efficiently easy!

A—Convenience

- A1- Food Bazaar
- A2- D' Mart
- A3- Reliance Fresh
- A4- More
- A5- Nike
- A6- Adidas
- A7- Reebok
- A8- Archies
- A9- Vijay Sales
- A10- Panasonic
- A11- Wellness Store
- A12- Metro Mall
- A13- Sarvodaya Mall

B—Education institutes

- B1- Birla College
- B2- Birla School
- B3- Don Bosco
- B4- Agarwal College
- B5- Pratibha Pater English School
- B6- Podar International School
- B7- Rite Memorial School

C—Healthcare

- C1- Fortis
- C2- Shree Hospital
- C3- Wankhede
- C4- Khadkpada Hospital
- C5- Kibbi Hospital
- C6- Shree Eye Hospital

D—Entertainment

- D1- Biggles Game Zone
- D2- Cinemax
- D3- Fame Adlabs
- D4- Spring Time Club

E—ATM/Banks

- E1- SBI
- E2- Axis
- E3- HDFC
- E4- ICICI
- E5- Bank of Baroda
- E6- Punjab National Bank
- E7- State Bank of Hyderabad
- E8- Bank of Maharashtra
- E9- Jalgaon Janta Co-op Bank
- E10- Canara Bank
- E11- Indian Overseas Bank

F—Recreation

- F1- Palms Water Club and Leisure
- F2- Gold Gym
- F3- Talwar's
- F4- Kalyan Sports Complex
- F5- Boat Club
- F6- Kalyan Cricket Club

G—Hospitality

- G1- GoldenWok
- G2- Indigo
- G3- Domino's
- G4- Cafe Coffee Day
- G5- McDonald's
- G6- Gurudev NX

H—Salons/Spa

- H1- Lakme
- H2- Snip & Scissors
- H3- Ayush
- H4- Divya's Health Zone



Concept by:



“ The key to creating a masterpiece is nurturing the thought behind the creation with all the wit, passion and desire you got to create it. ”

Jeetu Mohandas (Managing Director)
MOHAN GROUP



“ Mohan Altezza is the cornerstone in our endeavor of changing lifescapes and providing never dreamt before lifestyles. ”

Barkha Inder (President - Corporate Communication)
MOHAN GROUP



Our Partners In Success



“ Building the art piece is a double edge sword; you have to take care of the beauty from your and admirers angle. ”

Shabbirbhai Lilamwala - Principal Architect
HOMEWORK

“ Mohan Altezza is beyond mere engineering it's a masterpiece of Architecture co-created by a group of passionate people. ”

Deven Mehta - Principal Architect
HOMEWORK



“ We live in four walls but we breathe the air sweetened by the landscape which surrounds it. ”

Saidah Taib - Landscape Architect
TAIB STUDIO, SINGAPORE

MEP Consultancy



Devang Dalal
MEP Consultant

RCC Consultancy



Vinayak Chopdekar
RCC Consultant

PMC Consultancy



Kitan Kapadia
Panora Infrastructure

Architects : De-con Consultants

Principal Co-architect : Fiona Silvapinto

Legal Adviser : Shailender Jallawar (Lawmen Concepts Pvt. Ltd)

Solar Consultant : Angel Techno Power

Fire Safety Consultant : Mahaveer Marketing

Advertising Consultancy : Mohan Communispace, Mumbai.

Media Partner : Hindustan Times | Aries Media | Radiomirchi | Red FM | ZEE 24 Taas

Online Media Partner : www.99acres.com | www.indiaproperty.com | www.magicbricks.com | www.iproperty.com



We are in the business of creating lifespaces. And how can a lifespan be complete without an enriched environment?

We strive to go green in a 360 degree approach. Right from simple things like using stationery upto going in lengths trying to generate solar energy, we are committed to environ friendly behavior.

- 🌿 Energy efficient lighting fixtures
- 🌿 Water saving plumbing fixtures
- 🌿 energy efficient ventilation system
- 🌿 Low-flow shower heads
- 🌿 Dual flush toilets
- 🌿 Rainwater harvesting
- 🌿 Solar power
- 🌿 Eco-friendly garbage disposal system
- 🌿 Hybrid eco-systems to recycle water and effluence
- 🌿 Large water-bodies
- 🌿 Green patches
- 🌿 Nature trail and outdoor recreational area

