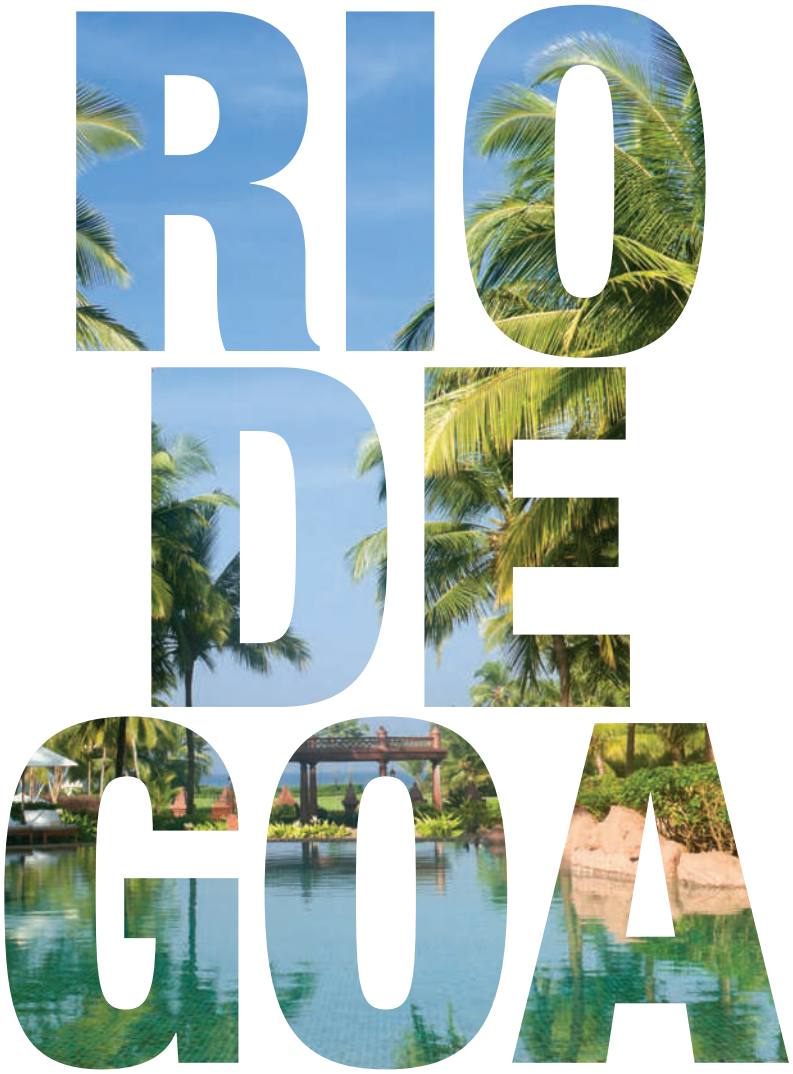
TATA HOUSING®



GOA RERA Registration No. PRGO03180040 available on www.rera.goa.gov.in

GOA

Think Goa and you are immediately transported to a land of eternal sunshine, surf and a never-ending celebration called life. With spectacular beaches, splendid architecture and cuisines that will tantalize your tastebuds, the south-western state of Goa is blessed with cultural bounty that beckons to be experienced.

There are many facets to Goa, each more charming than the next, all waiting to be discovered. So, match pace with the rhythm of this beauty and find your feet in the shifting sands of her celebration.

Discover Goa - conquered but yet to be explored!



Actual Shot on Location on Oct '19



Image for representational purposes only.

A Goan Return

- The Homecoming Couple

Sometimes, life just takes you full circle. Rachel and I have been married fiteen years. We shifted to Mumbai years back, and have been there ever since. But the draw of your hometown is far stronger than any life that the city brings with it. So, after our kids started working abroad, we decided to go back to where we came from - Goa. If our lives were a movie, this would be the part where they cut to some peppy guitar music and cut-shots of beaches, paragliding, beer, people in shorts riding bikes, looking tanned as it gets! Oh and parties, how can we forget the parties!
So, shifting (at least for the time being) to a fantastic plush apartment close to Dabolim didn't seem as bittersweet as we thought it would be. A week later, here we are, in Goa, rediscovering a place that we long since left behind.
First stop - FOOD! Being the insane foodie that I am, I didn't waste a single minute and headed straight down to the beaches for some freshly caught prawns. These guys sure know how to fry some good Goan masala! Couple that with a round of beer and some salted cashews by the beach, and you're probably in the best place you can possibly be!

Each evening, we let the cool breeze run through our hair, take a stroll by the church nearby and of course, the customary evening soiree with the neighbours - the place feels just like home - a place we always belonged to. And even when we have our friends from Mumbai come over during the summer for a visit as they go across town partying, the one thing that sticks with us is what we're always told - "Simon, Rachel, we've travelled everywhere, but the one place that draws us back is your home." And we look at each other thinking, the Goan Return was truly worth it.



Image for representational purposes only.

Go Goa!

Since we know you don't visit Goa just to relax at home and enjoy the scenic views from your window, we've compiled a list of some fun and exciting things you can do in Goa!

Feeling Adventurous?

Jet Skiing in Majorda Beach
Banana Ride at Mobor Beach
White Water Rafting at Mandovi River
Scuba Diving at Grande Island
Dolphin Sightseeing from Fort Aguada
Backwater Kayaking in the Zuari River
Snorkelling at Bogmalo Beach
Parasailing at Arambol Beach
Canyoning at Netravali wildlife sanctuary
Ziplining at Dharbandora
Sailing from Dona Paula to Grande Island
Surfing lessons at Ashwem Beach
Trekking at Udaan Dongor

Adventure Trek to Todo Waterfalls
Quad biking at Anjuna Hill
Camping in Bhagwan Mahavir Wildlife Sanctuary
Rafting at Valpoi River
Cycling Tour at Old Goa

Cruise Control

Mandovi River Sunset Cruise
Island Cruises from Panjim
Candle Light Dinner Cruise from Panjim
Romantic candlelight dinner on board a Shikara
Overnight Houseboat cruise at Chapora River

All activities and locations listed here are indicative. The Company in no manner endorse the experience, quality and safety of these activities

Beach Please!

Baga Beach

One of the most popular beaches in Goa, Baga is the centre of attraction in Goa. Right from scenic beaches, a multitude of shacks and a fun ambience, Baga Beach is one of the finest places to visit in Goa.

Calangute Beach

Calangute is constantly bustling with tourists looking to relax, have a good time and enjoy the beach sceneries. The largest beach in Goa, this is where one can dabble with some water sports such as parasailing and water skiing.

Candolim Beach

Close to Aguada beach, the tranquil atmosphere attracts tourists from all over. With several hotels and shacks, food is a major attraction here.

Palolem Beach

Mostly untampered shorelines make this a perfect getaway for local and foreign tourists alike with its serene vistas.

Dona Paula

One of the most recognizable monuments in Goa, Dona Paula was erected to honour the baroness Paula Amaral Antonio de Souto Maior, who was the daughter of the Portuguese Viceroy. Dona Paula now stands amongst the most affluent places in Goa.

Mobor Beach

A little ahead of Cavelossim, Mobor has a large array of water sports and adventure activities that makes it a destinaton for adventure lovers.

Arambol Beach

Arambol's sandy shores are a haven for swimming and sunbathing. With a more hippie vibe than most, this beach is for the ones looking to find peace and cultural indulgence.

Butterfly Beach

A sandy offshore cove near Palolem, reach here via a long trek through the woods or a short ferry ride from Palolem beach. Offbeat, beautiful and definitely a must-visit.

Party Hubs

SinQ Beach Club, Candolim
LPK Waterfront, Candolim
Club Tito's, Baga-Calangute Beach
Cape Town Cafe, Baga-Calangute Beach
Cafe Mambo, Baga
Hill Top, Vagator Bardez
Club Cabana, Arpora Hills
A.Z.U.R., Panjim Miramar

All activities and locations listed here are indicative. The Company in no manner endorse the experience, quality and safety of these activities



Actual Shot on Location on Oct '19

RIO·DE GOA

When it comes to describing Goa, no picture would be complete without a mention of its lush greens and scenic blues. Rio de Goa pays a lavish tribute to this idyllic beauty of the state.

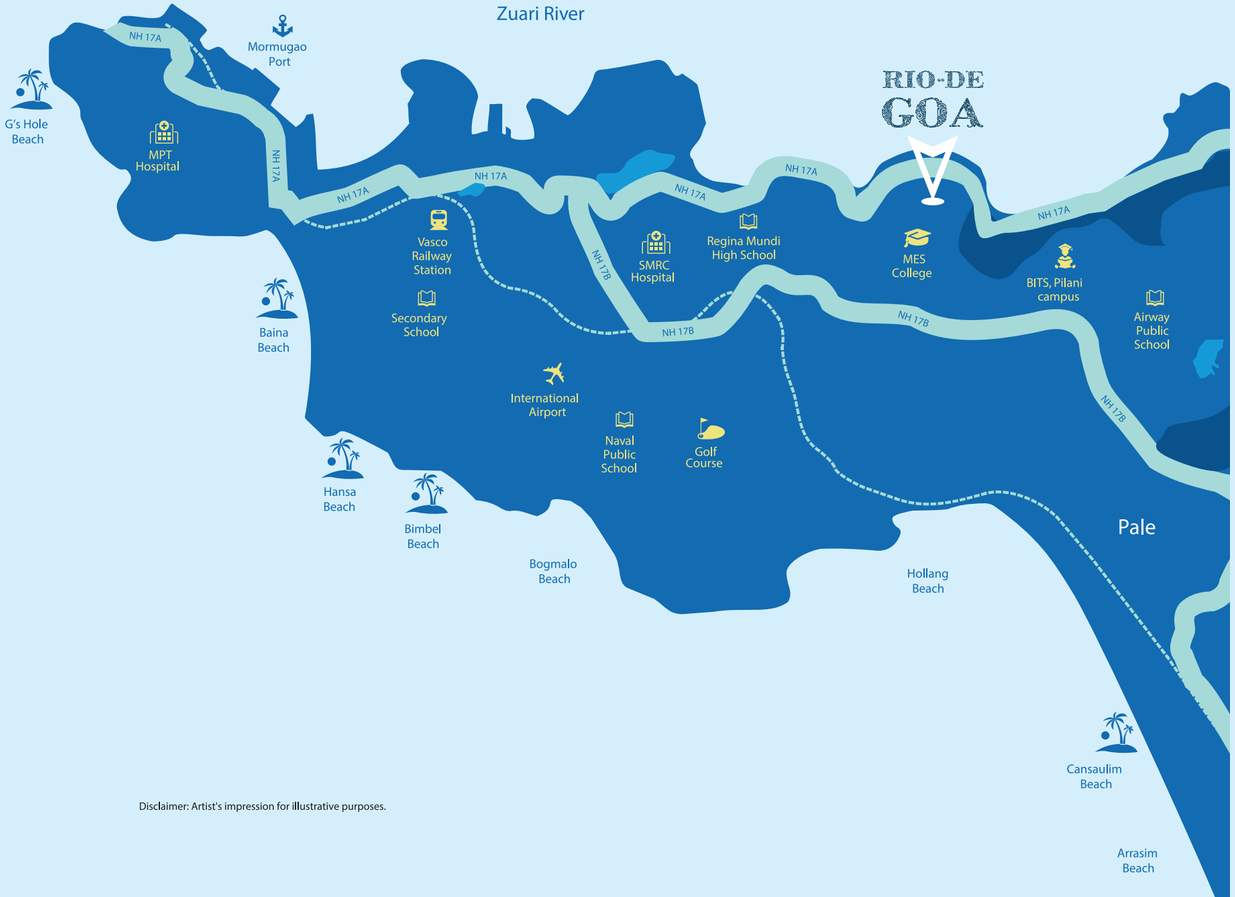
'Rio' in Spanish means river and it is the Zuari River, one of the largest rivers of the state that takes pride of place at Rio de Goa. Located at Dabolim, the residential complex is just 4km from Dabolim airport, situated on the banks of the Zuari that stretches as far as the eye can see.

Rio de Goa has been conceptualized and designed by HB Design which was founded by Hans Brouwer. The firm has a diverse and award winning portfolio that spans high rise residential, commercial and mixed use projects.

Be it the picturesque views, the stately homes, or the easy connectivity, Rio de Goa is your very own island of tranquility that brings the best of Goa to you.

About the Location

In close proximity to most of the popular spots in and around Dabolim, Rio-de-Goa is a perfect place to let your hair down and soak in the sun with a fantastic view of the Zuari River. If partying is your thing, not to worry! There are umpteen things to do around here including water sports, trekking, beach shack parties and even cruises to choose from!



Disclaimer: Artist's impression for illustrative purposes.



PROXIMITIES

- Located at Dabolim, Goa
- Close to Zuari River
- 5.8 kms from Dabolim Airport
- 8.8 kms from Vasco Railway Station
- 3.5 kms from BITS, Pilani Campus
- 1.1 kms from MES College
- 7.2 kms from Bogmalo Beach

Distance and timeline are tentative and approximate, subject to road and infrastructure facilities provided by the appropriate authorities

Map not to scale



Artistic Impression

Zuari River

N
W
E
S

Master Plan*

Amenities

ROOFTOP LEVEL

PROVISION FOR PARTY-DINING

MEDITATION TERRACE

YOGA DECK

ROOFTOP INFINITY POOL

EXERCISE TERRACE

LANDSCAPE LEVEL

CLUBHOUSE GYMNASIUM

CLUBHOUSE SQUASH COURT

CLUBHOUSE SAUNA

COMMUNITY HALL

SWIMMING POOL

STEPPED LANDSCAPE

OPEN-AREA AMPHITHEATRE

AT STILT LEVEL, PROVISIONS FOR

PARTY-DINING

TABLE TENNIS

CARROM

CHESS

BILLIARDS

CARD ROOM

Typologies

- Studio, Loft
- 1 BHK
- 1.5 BHK
- 2 BHK Small A
- 2 BHK Small B
- 2 BHK Large A
- 2 BHK Large B
- 2 BHK Large C, D
- 3 BHK
- 3 BHK (Dual Key)



Actual image shot at Jan 2020

Of Indulgent Evenings and Mornings...

- The Working Professional

Those crazy work hours of building brand structures spares precious little time for your family, doesn't it? And having grown into my company from back when I was a marketing manager, to today, when I'm responsible for marketing strategies across twelve regional branches, work seems to take over. And now that the kids are all grown up, they have plans and super-active social lives of their own.
So this summer, the Mrs. and I decided to take off on our own to a place we can discover the youth in us again. Rio. And this one's right here in India. Our plush seventh-floor 3-bedroom apartment in Rio-de-Goa overlooks the Zuari River. A quick drive from the airport gave us the rest of the day to simply laze around.
She loves evening soirees, and so do I. So, after a lovely stroll down at the beach, we set out to laze about the infinity pool on the terrace with some fine wine from my personal bar (She calls me indulgent, I call myself a connoisseur). It was a perfect blend of relaxation and indulgence. Lounging at the pool deck coupled with a quick evening dive into the infinity pool to just swim to the edge and drink in the view of the Zuari River, we truly felt at the top of the world.
The rooftop had a lovely riverside view and a host of luxuries - and that wasn't just restricted to places to relax, mind you. The next morning, we decided to get back to our daily routine of a solid workout, and the gym didn't disappoint one bit. An intense hour-long workout at the well-equipped rooftop exercise terrace, and we took in the cool morning air looking out into the horizon, not wishing this weekend to end.
Next summer, a family trip is due for sure!

The Rooftop

MEDITATION TERRACE

PROVISION FOR PARTY-DINING*

INFINITY POOL

POOL DECK

EXERCISE TERRACE

*To be operated and managed by Third Party



Actual image shot at Jan 2020

To Infinity and Beyond

What better way to spend weekend siestas or behold a glorious sunset than relaxing on the pool deck, alongside the Rooftop Infinity Pool. Top it off with a candlelit dinner with your loved ones right there at the rooftop, and the setting is made for a fantastic retreat in a home away from home!



Lounge with a View

Don't feel like taking a dip in the pool? Just head on over to the Rooftop Lounge. Comfortable couches and easy-chairs await you. Get some light-bites from the counter and you're ready to revel in the cool sea breeze and some tasteful conversations. Goa has never felt more like home!



Simple Things

- The Tranquility Lover

Never having been quite the party animal, Goa for me stood for something completely different. While most of the people who come to this beautiful beach-state to let their hair down, grab their fair share of drinks with some friends and get away from the mundane routine of the cities they hail from, my kind of escape is something entirely different.

Goa for me is that part of the state that lets you wake up to birdsong, the first rays of the sun inching their way into your room as you wake up, well rested, refreshed and absolutely relaxed. I usually take a walk to the meditation terrace, stopping only to nod a polite hello to Mrs. Sharma who quite often flies down from Mumbai each summer with her husband to get away from the craziness of having to raise two teens! Well, who am I to judge? Mine are quite a handful too! That's probably the reason why I took up Yoga in the first place.

There's a tranquil spot right beside the zen garden here, called the Yoga Deck, where I take my spot at the left corner. A few deep breaths, a clear mind and an hour of rejuvenating myself - perfect!

Back home and curling up with a book for the afternoon seems to be the right thing to do on a day like this. But first, a quick dip in the pool is a must! I got a competition going with the kids out here to beat them at laps, and little do they know I've been training hard! Crazy little monkeys, they are, and I love them. They're just so much fun to be with. Everyday they give a shoutout as they pass my apartment and I'm sitting at the deck at my signature book-and-chai corner as they call it. It's at times like this that you realize how important it is to have a place that provides so much comfort and security that all you need to focus on are the things that make you truly happy. The simple things in life.



Actual image shot at Jan 2020

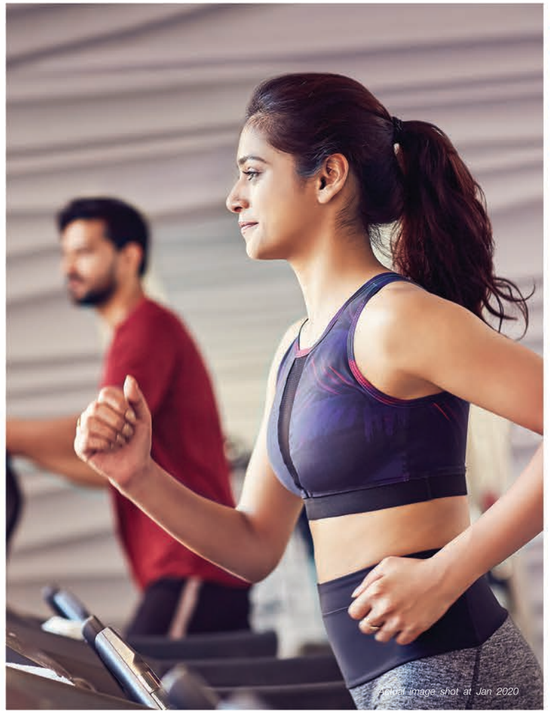
A Healthy Mind...

Healthy living is a harmony of a healthy mind and a fit body. Start your day (or even end it for that matter) with a rejuvenating session of meditation at the meditation terrace.



...and a Healthy Body

The fitter you are, the less you tire and the more you can do. Work out to the beats of your favourite music at the fully-equipped gym. Once you're done sweating it out, sweat out some more at the sauna before you cool off for the day. Sounds tempting, doesn't it?







Double Delights!

Introducing the novel yet incredibly simple concept of **dual-key residences** at Rio de Goa. With a separate key for each of the two parts your home is divided into, it is easier, safer and more convenient to keep your vacation home occupied yet secure, as you want it, the way you want it. With independent entrances to the 2 BHK and Studio sections of your apartment, and included servant's quarter, you can now preserve your home the way you set it up to be. At the same time, we know you may not be around all through the year, but would wish to keep it occupied, especially during the peak of vacation seasons, and we've made it simpler than ever, creating the perfect home that keeps giving, all through the year.



Actual image shot at Jan 2020

Internal Specifications

LIVING/DINING KITCHEN
- Premium vitrified tiles

UTILITY AREA IN THE KITCHEN
- Ceramic flooring tiles, MS railing

MASTER AND OTHER BEDROOMS
- Premium quality vitrified tiles

SECURITY
- Surveillance Cameras at the gate
- 24-hour CCTV Monitoring in the guardroom
- intercom facility from security gate to each apartment

TOILETS
- Designer toilet
- High quality CP and sanitary ware



Image for representation purpose only.

Green Buildings*

IGBC PRE-CERTIFIED - GOLD



Efficient Lighting

Efficient Lighting Fixtures

Efficiently designed Lighting Systems and use of Efficient Fixtures to reduce total artificial lighting demand.



Daylight and Natural Ventilation

All habitable places receive ample sunlight and are also designed for Natural Ventilation to improve Indoor Environmental Quality.



Landscape For Life

Native Species have been used for Landscaping which will reduce Water Demand and maintain Bio-diversity.



Care for All

Parking facilities have been provided. There is a separate parking area for visitors and physically challenged people.

Images are for representational purposes only

*The facilities, amenities, product and other specifications are indicative and may vary at the final stage of construction.



Save Water & Avoid Thirst

Water Efficient Fixtures and Flushing Systems are used in Toilets and Kitchen to reduce water usage along with Rain Water Harvesting.



Breathe Fresh & Stay Fit

Low VOC Materials have been used to reduce Adverse Health Impacts on building occupants.



Reduce, Reuse, Recycle

S.T.P. has been established for reuse of waste water for landscaping and flushing requirement along with Centralized Garbage Disposal System.

Images are for representational purposes only

*The facilities, amenities, product and other specifications are indicative and may vary at the final stage of construction.

Tata Housing

Tata Housing's Advantage

The trust of more than 5000 happy families

Our products are known for the highest quality and safety standards to ensure the durability of your home.
It is our commitment to delight you by improving your quality of life as you move into a Tata Housing Home.
Transparent and participative culture is the bedrock of values at Tata Housing.

Energy Efficiency

The project saves 16.10% in Energy costs over the IGBC Green Homes mandated baseline.
The project is likely to achieve 8 out of 10 points for Energy Efficiency credit.

Tata Housing

Tata Housing has established itself as one of the key players in the Indian real estate industry. Our basic purpose is to provide an enhanced lifestyle coupled with sustainable environment, wherever we work.
As a responsible corporate citizen, sustainability is an integral part of our strategy. We aspire to be the market leader by offering iconic and world class property development in India.

Our Mission

To delight our customer by providing quality life spaces through continuous innovation.

Our Vision

To be the most preferred brand in the premium housing segment.

Our Values

The TATA Group has always sought to be a value-driven organization. These values continue to direct the Group's growth and businesses.

The content and information herein are indicative and based on internal data of the Company and the same is subject to market condition.

TATA HOUSING®

OUR PRESENCE



52 PROJECTS
15 CITIES
₹ 20 LAKH* TO ₹ 15 CRORE*

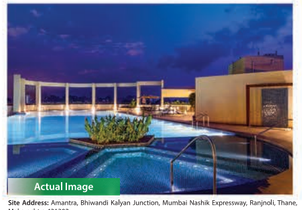
The pictorial representation of the map of India does not purport to be a political one

Map not to scale

Approximate Data as on March'18

TATA HOUSING®

Delivered Projects



AMANTRA
THE CROWN JEWEL OF THE NEW BKC

Site Address: Amantra, Bhiwandi Kalyan Junction, Mumbai Nashik Expressway, Ranjnoli, Thane, Maharashtra 421302.

OC DETAILS: Towers A, B, C, D, E & L have received Occupation Certificate (OC) on 30 March, 2016, Club House on 19 June, 2017, Towers F, G, H & I on 24 November, 2017 and Towers J & K on 12 March, 2018. Strategic Partner- Anarock Property Consultants Private Limited. MahaRERA registration No. A51900000108 available on www.maharera.maharera.gov.in.



PRIVÉ
PRIVATE HILLSIDE RESIDENCES, LONAVALA

Site Address: Village - Lonavala, Old Khandala Road, opposite sadhna Kutir, Lonavala: 410 401.

OC DETAILS: Part 1 OC Received 29-06-13, Part 2 OC Received 01-08-14, Part 3 OC Received 22-04-15, Clubhouse Received 22-04-15.



La Montaña
TALEGAON, PUNE

Site Address: La Montana, Opposite Talegaon MIDC Junction, Old Mumbai – Pune Highway, Wadagaon (CT), Mawal, Pune 412106.

OC DETAILS: MAHARERA Registration no. P52100000145 valid up to 30 September, 2019 available on https://maharera.mahaonline.gov.in Occupation Certificate (OC) for Phase I, i.e. building Nos. A1 to A4 and E1 received on 02 September, 2015, for B1 to B3 and D1 & D2 on 05 December, 2015, for C1 to C3 on 26 May, 2016 and for Phase II, i.e. building Nos. C4 to C7 on 22 August, 2016. OC for Phase II– tower T6 received on 24 June, 2019.



NEW HAVEN
BOISAR II
Boisar, Near Mumbai

Site Address: New Haven Boisar II, Betegaon, Boisar East, District Palghar, Maharashtra 401501.

OC DETAILS: Part Occupation Certificate (OC) for towers 3, 4, 5, 6, 7, 8, 9, 26, 27 and Community Center issued by Collector Palghar on 10 July, 2019 and in respect of towers 11, 12, 13, 14 on 17 July, 2019. MAHARERA Registration No. for phase I, i.e. towers 3 to 16 and 24 to 27 is P99000000811 and for phase II, i.e. towers 28 to 30 is P99000000997 valid up to 30 May, 2020 available on https://maharera.mahaonline.gov.in.

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TATA HOUSING®

RIO-DE GOA

www.tatarealty.in
Toll free: 1800 266 8566

SITE ADDRESS

Rio-De-Goa, Next to MES College, Dabolim, Goa: 403726

CORPORATE OFFICE

E Block, Voltas Compound, Tukaram Bhikaji Kadam Marg, Chinchpokli, Mumbai, Maharashtra-400033

GOA RERA Registration No. PRGO03180040 available on www.rera.goa.gov.in . Occupation Certificate (OC) for building block 1 to building block 14 received on 1/07/ 2019 and OC for club house and swimming pool on 5/07/2019.

Disclaimer: The project is developed by Tata Housing Development Company Limited (Developer). The brochure captures the actual and artistic images at site and near the vicinity of Goa. The distance and timelines mentioned therein are indicative and may vary subject to weather, traffic, infrastructure facilities provided by third parties/ municipal authorities. The proposed developments are subject to approvals. Sale is subject to the terms of application form and agreement for sale. Price is exclusive of all taxes, statutory charges and other charges. TATA and TATA Housing are the registered trademarks of Tata Sons Private Limited. The other delivered projects of Tata Housing are delivered by Tata Housing and its subsidiary companies. For more information, please contact sales team at Rio De Goa, next to MES College, Dabolim, Goa 403 726. Visit https://www.tatarealty.in/project/riode-goa.