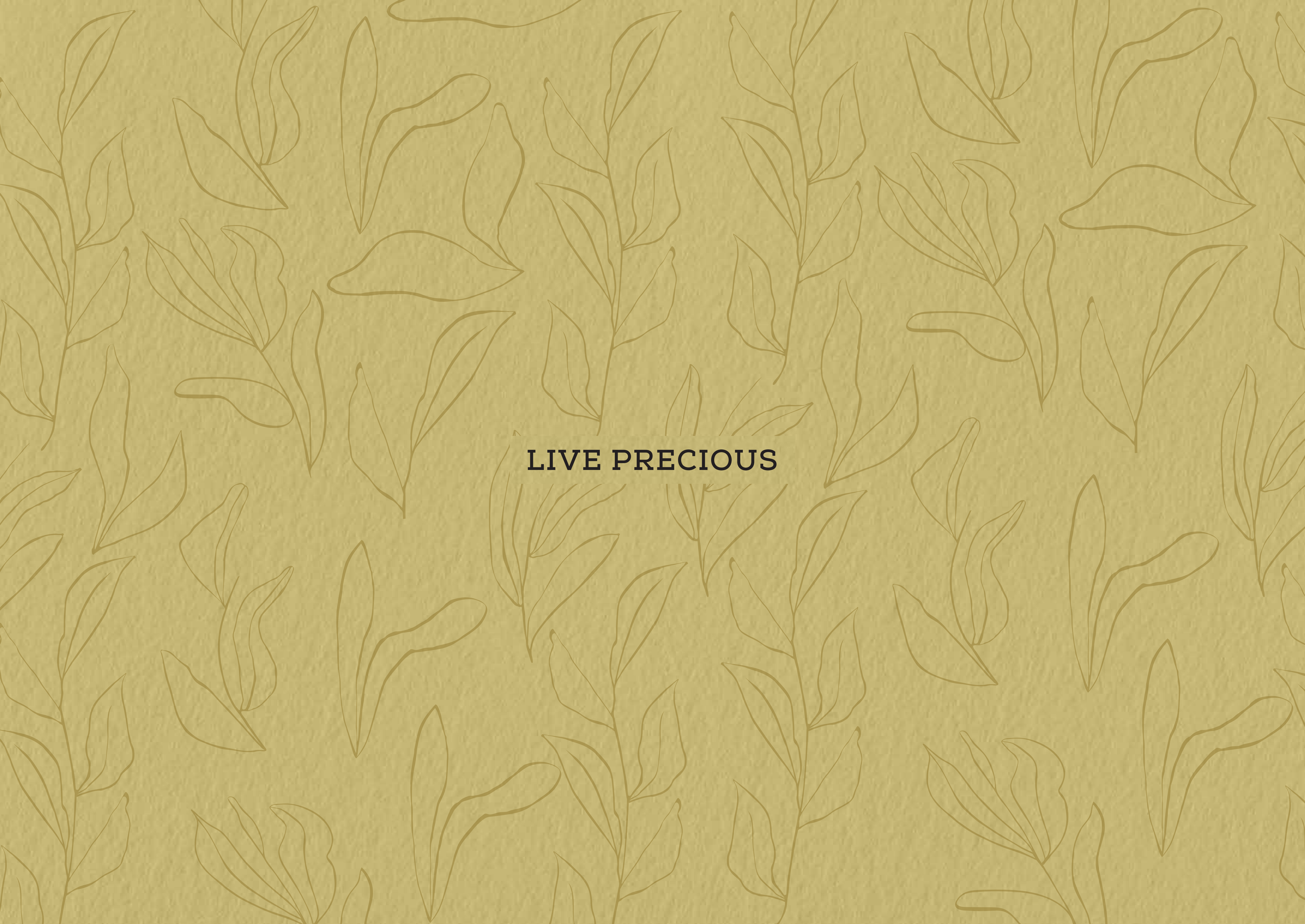




24 Karat

S.V. ROAD, JOGESHWARI (W)

PRECIOUS 1 & 2 BHK RESIDENCES



LIVE PRECIOUS



Owning A Home With A Heart Of Gold.

In the fleeting 24 hours of the day, how can we make each moment count?

Do we create or cherish, experience or expect, dream or demand?

Or wait, what if we say 'everything'?

Anyone can own a home. But owning a home where every moment of 24 hours
is a treasure, beyond measure - is truly precious. Let's call it '24 Karat Living!'



Freehold
Property



Located At
Jogeshwari (W)



Ultra-Modern
Amenities



Centrally
Located



24 KARAT

KILLER

BOSS

24 KARAT

AVENUE

CHOICE

BOSS

VOGUE

FASHION

NEWSTYLE

STYLE

TREND



Realty



Wake Up In A Realm
Of Health & Prosperity?
Simply Priceless!

7am

Have you ever experienced the dreamlike atmosphere in the early hours of dawn? As the first rays of sunlight illuminate the green grass and the dew drops sparkle on the top... do you feel the urge to take in all these beautiful sights? Witness the mornings at 24 Karat. Begin your day in the lap of a soothing environment that brings you the utmost health and happiness.



Prayer
Room



Jogging
Track



AC Men's
Gym



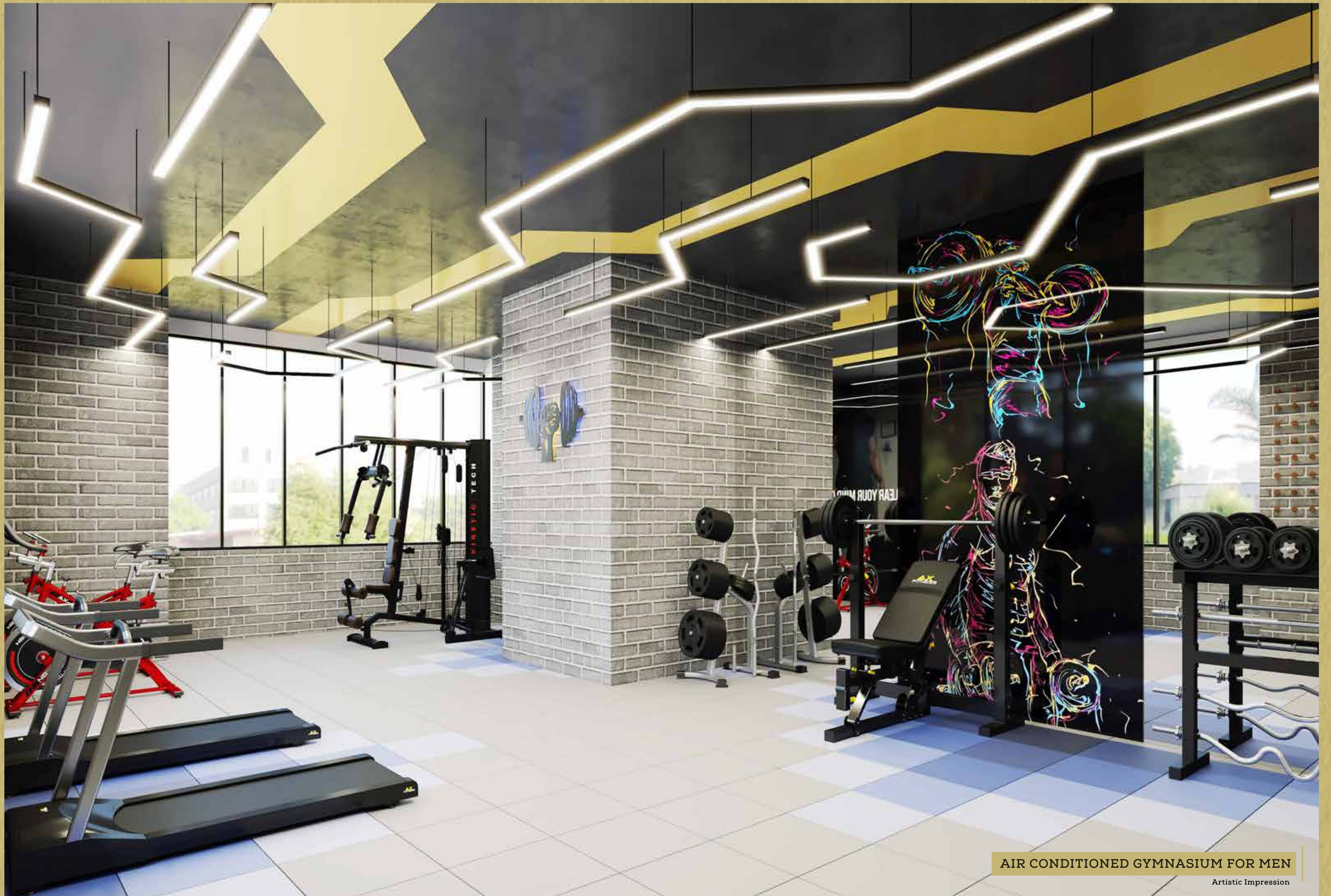
AC Women's
Gym



Landscape
Gardens



Zumba &
Dancing Deck



AIR CONDITIONED GYMNASIUM FOR MEN

Artistic Impression



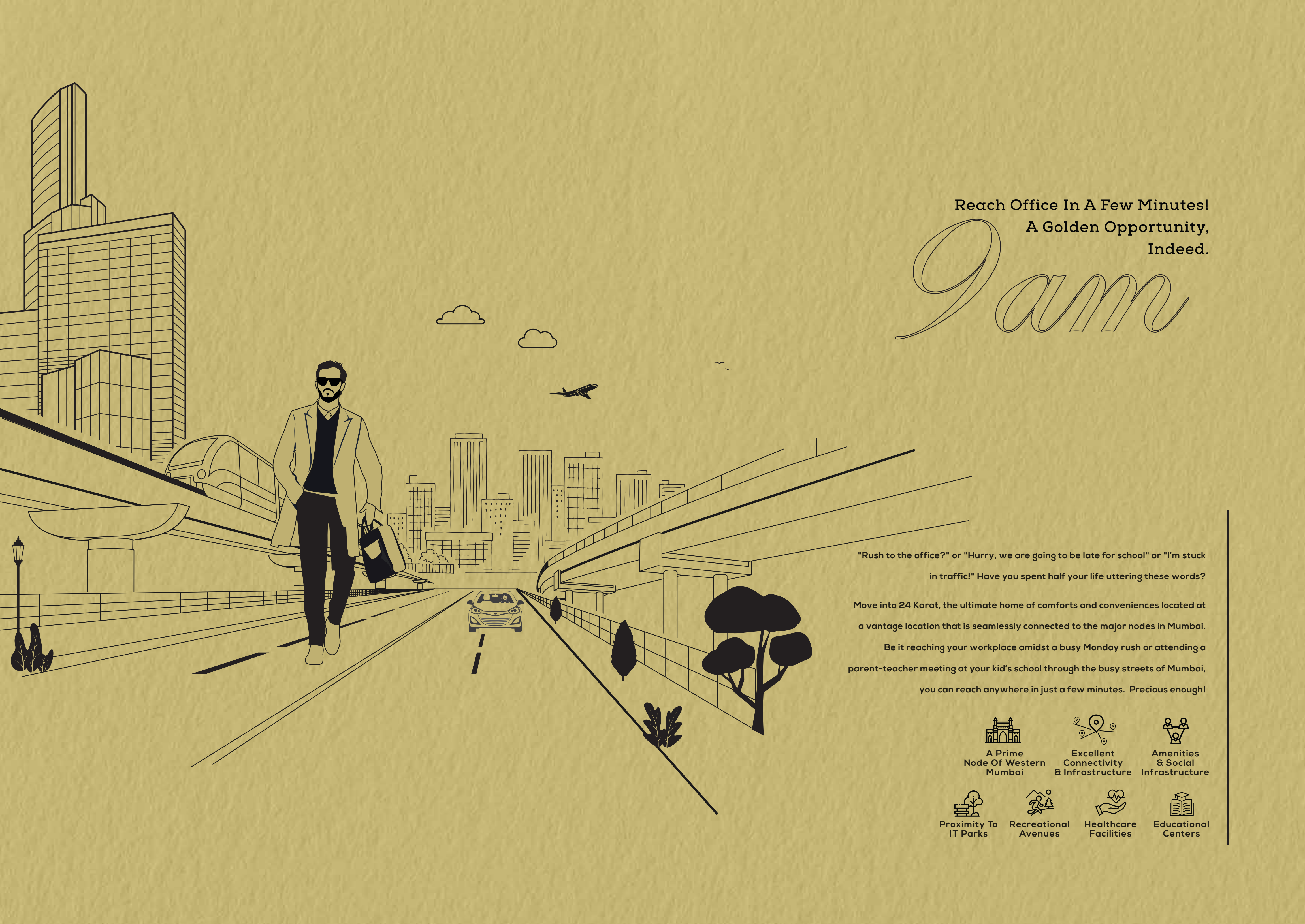
AIR CONDITIONED GYMNASIUM FOR WOMEN

Image For Representation Purpose Only



ZUMBA DECK

Image For Representation Purpose Only



Reach Office In A Few Minutes!
A Golden Opportunity,
Indeed.

9am

"Rush to the office?" or "Hurry, we are going to be late for school" or "I'm stuck in traffic!" Have you spent half your life uttering these words?

Move into 24 Karat, the ultimate home of comforts and conveniences located at a vantage location that is seamlessly connected to the major nodes in Mumbai.

Be it reaching your workplace amidst a busy Monday rush or attending a parent-teacher meeting at your kid's school through the busy streets of Mumbai, you can reach anywhere in just a few minutes. Precious enough!



A Prime
Node Of Western
Mumbai



Excellent
Connectivity
& Infrastructure



Amenities
& Social
Infrastructure



Proximity To
IT Parks



Recreational
Avenues



Healthcare
Facilities



Educational
Centers



CENTRAL TO ALL

CLOSE PROXIMITY

Oshiwara | Millat Nagar | S. V. Road & Link Road
JVLR | Western Express Highway

KEY LOCALITIES

Jogeshwari Station - 1 Km | Jogeshwari East Metro Station - 1.6 Km
Chhatrapati Shivaji Maharaj International Airport - 7.1 Km

BUSINESS PARK

NESCO - 2.8 Km | Nirlon Knowledge Park - 3.2 Km
SEEPZ - 5.2 Km | Mindspace - 6.8 Km

MALLS

Infiniti Mall - 2.1 Km | Citi Mall - 2.4 Km
Hub Mall - 2.8 Km

RESTAURANT / RETAIL STORE

Jaffer Bhai's Delhi Darbar Restaurant - 0.5 Km
D-Mart - 3.6 Km | The Westin - 6 Km

SCHOOLS

Shining Stars Pre-School - 0.1 Km
Millat High School - 0.2 Km | Billabong High School - 2.4 Km
Vibgyor School - 3 Km
Ryan International School - 6.5 Km

COLLEGES

Ismail Yusuf College - 1.8 Km
Patkar College Of Arts & Commerce - 3.2 Km
Bhavan's College - 4.4 Km | NMIMS University - 5 Km

HOSPITALS

Jogeshwari Hospital - 0.35 Km
Suvidha Hospital & Polyclinic - 2 Km
Balasaheb Thackrey Trauma Care Hospital - 2.1 Km
Kokilaben Dhirubai Ambani Hospital - 2.9 Km



Scan Qr Code
For Google Map
Source: Google Map



Back From Work?
Timeless Treasures
Of Luxury Await You.

7pm

What is the one thing you look forward to the most during the day?
The feeling of getting home after a long, stressful day and rewinding
under the stars. Isn't it?

At KGK Unimont, everything is designed to make you feel relaxed and
happy. Every day, we strive to create not only luxury but golden
moments to cherish for life. Come. experience. And enjoy.



Lounge



Gazebo



Multipurpose
Court



Indoor
Games



Children's
Play Area



AC Multipurpose
Banquet Hall



Toddler's
Play Area/Crèche



Barbeque
Deck



Senior Citizen
Seating Area



MULTIPURPOSE COURT

Artistic Impression



AC MULTIPURPOSE
BANQUET HALL



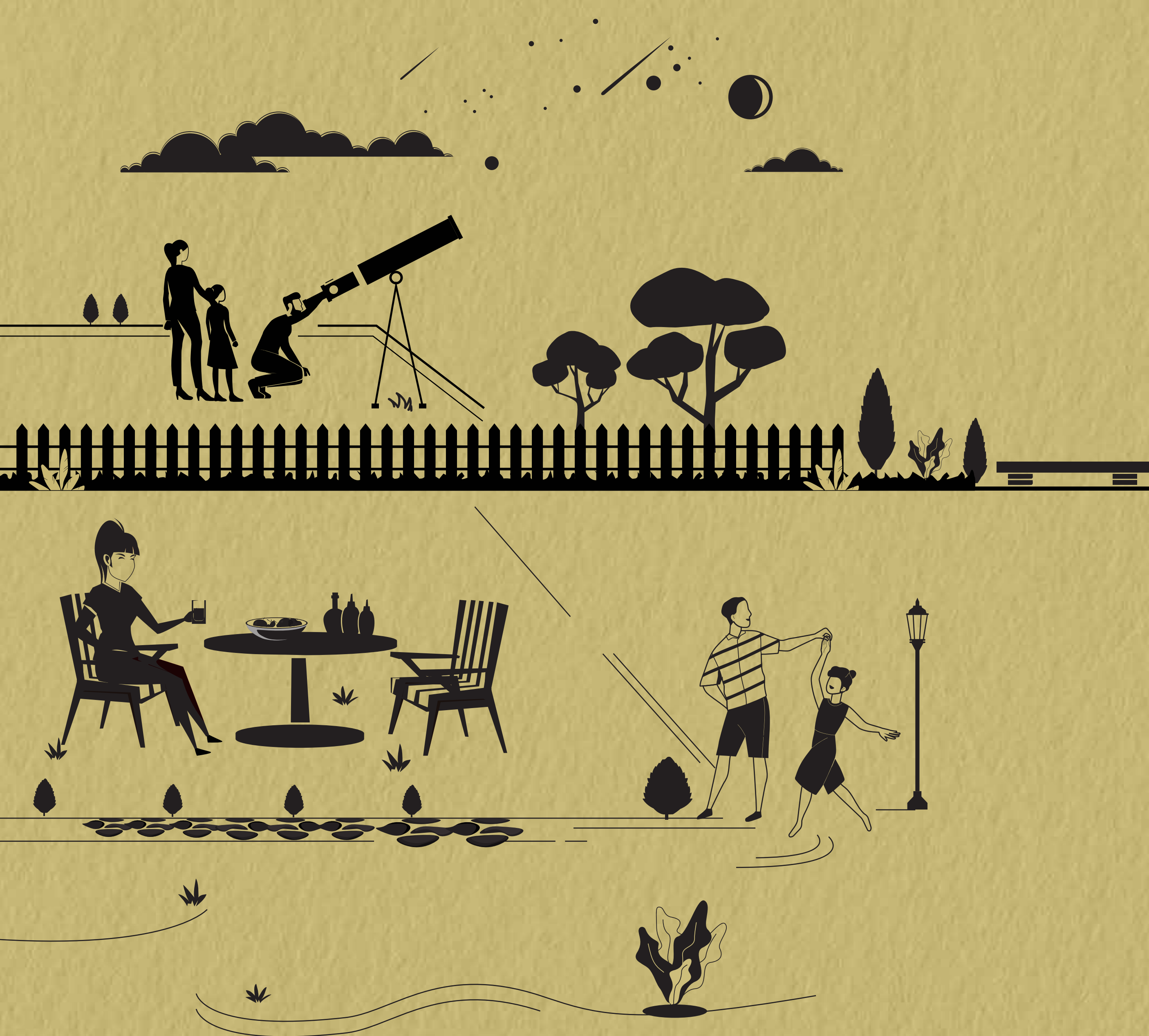
INDOOR GAMES



CHILDREN'S
PLAY AREA



BARBEQUE DECK



Put All Your Treasures
In Your Memory Box.
End Your Day On
A Joyous Note..

10pm

From hearing the stars' lullaby to waking up to the greens...Every moment is special here. And thus, they say, at KGK Unimont, no day is ordinary, no moment is typical. It is one such home, where every single second is crafted to make you feel 24 Karat joy.



Open Air
Party Area



Open Air
Lobby



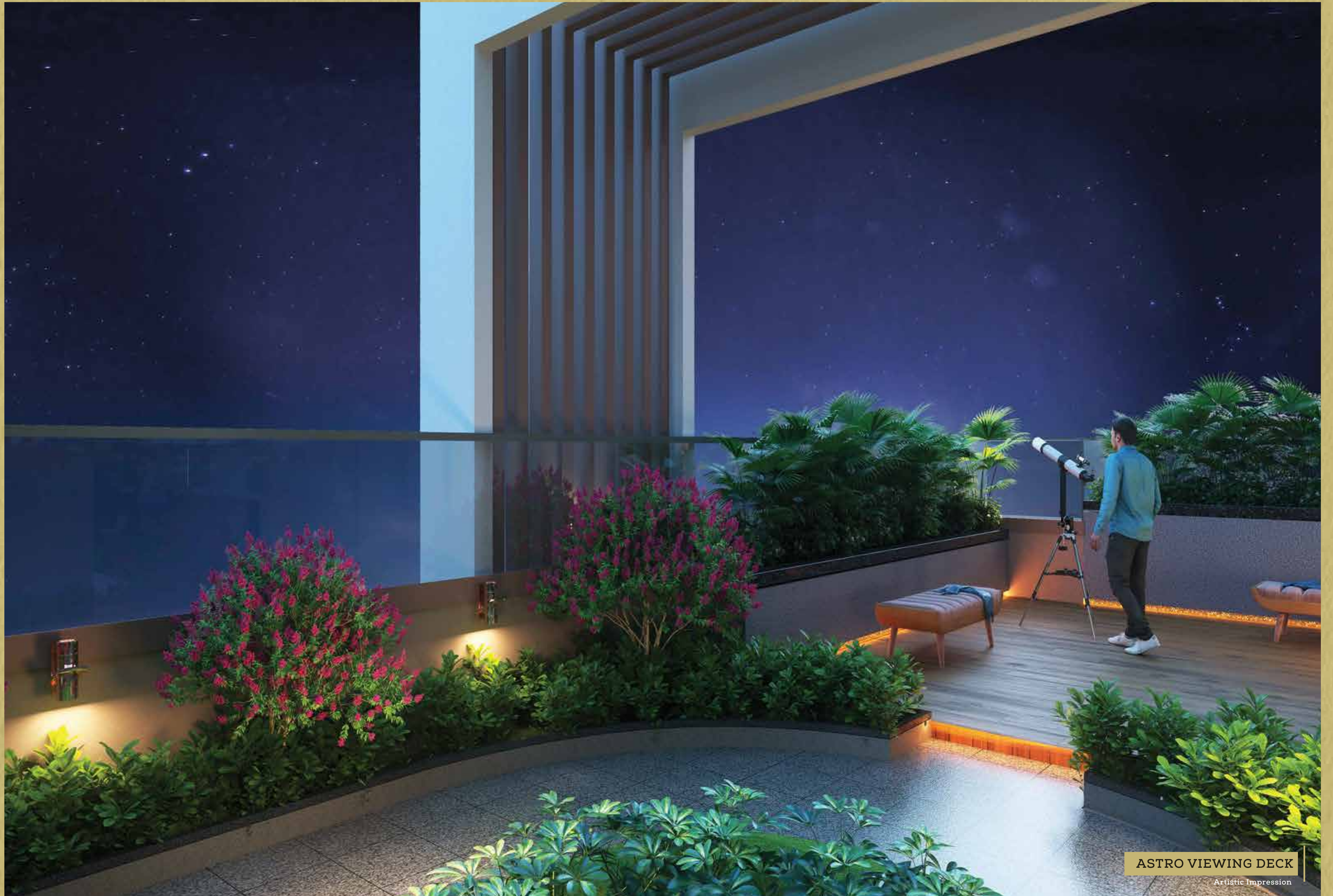
Astro
Viewing Deck



Golf
Simulator



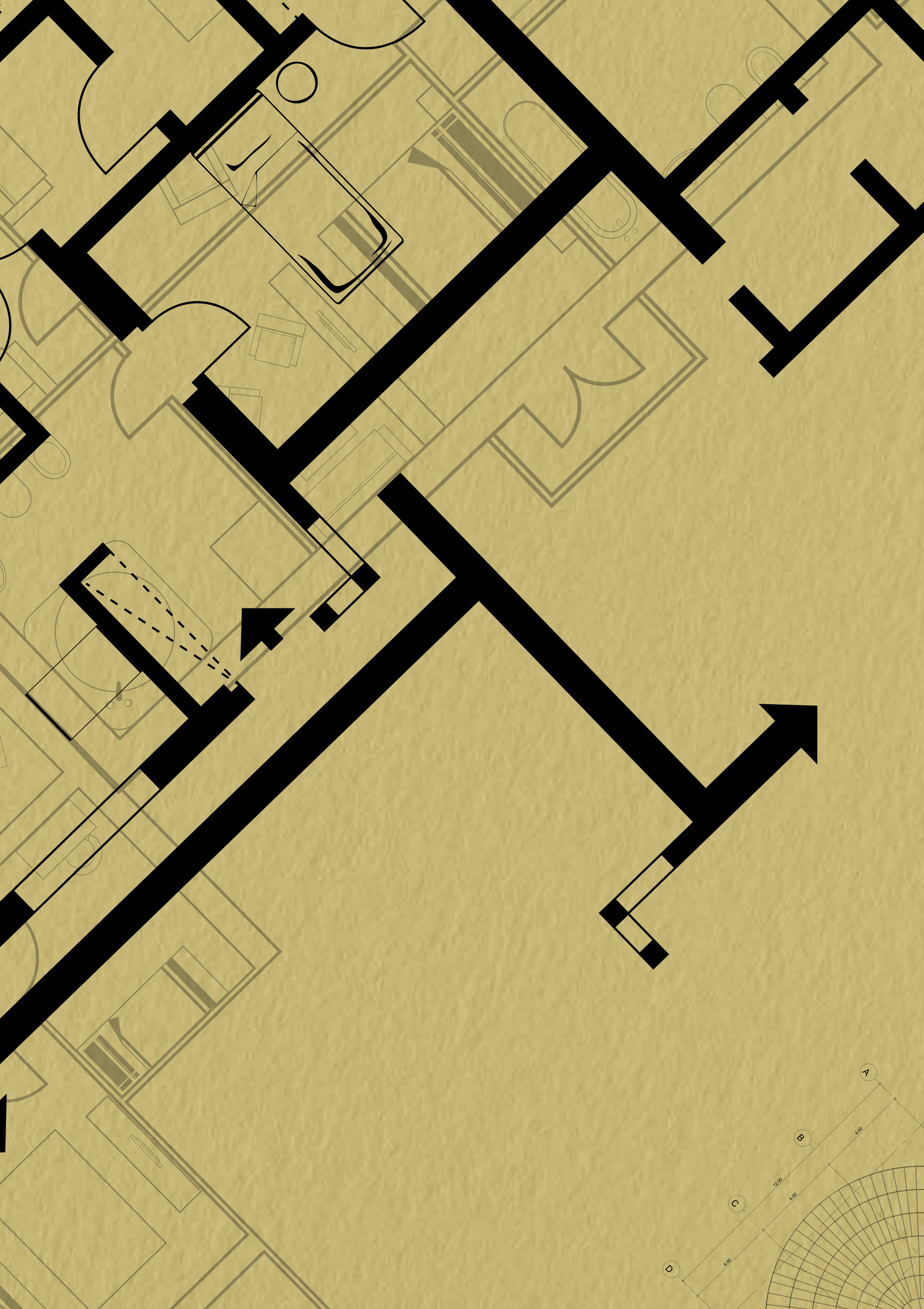
AC
Miniplex



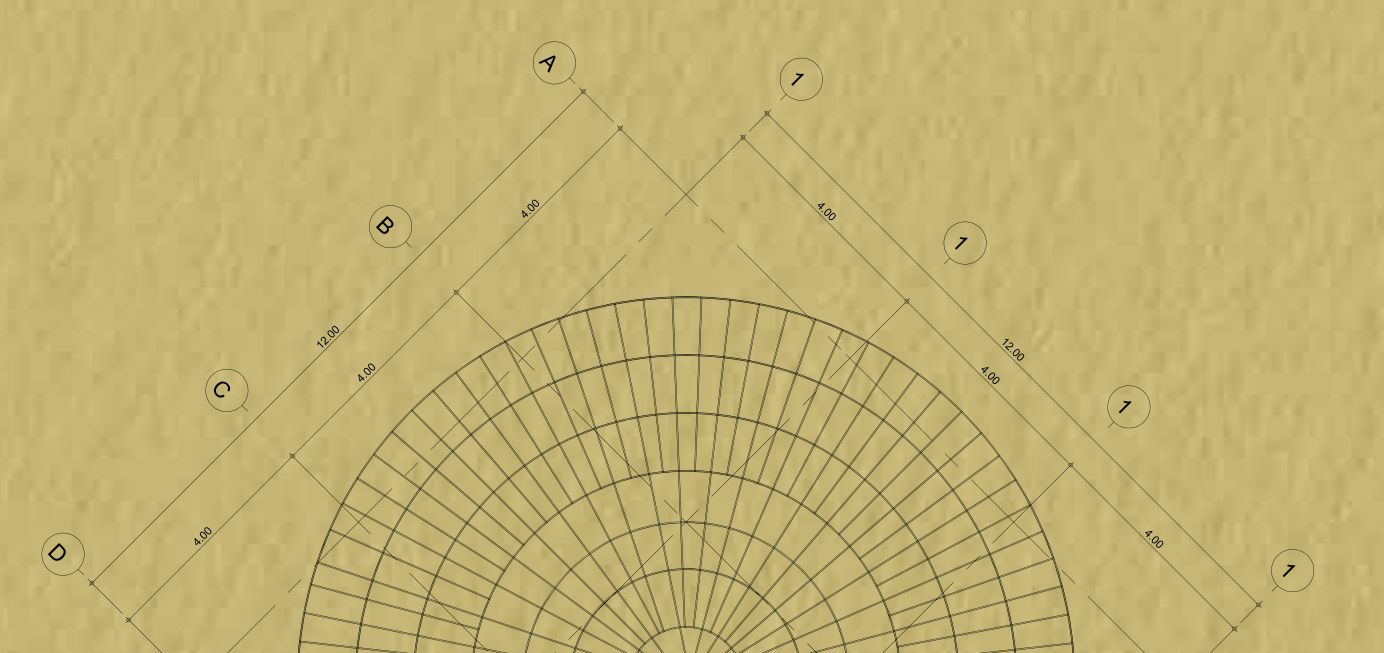
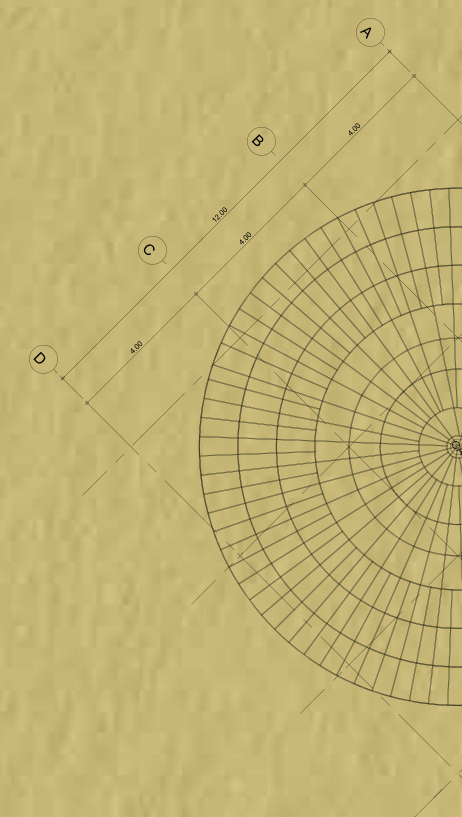


A Home You Can
Treasure For Life.

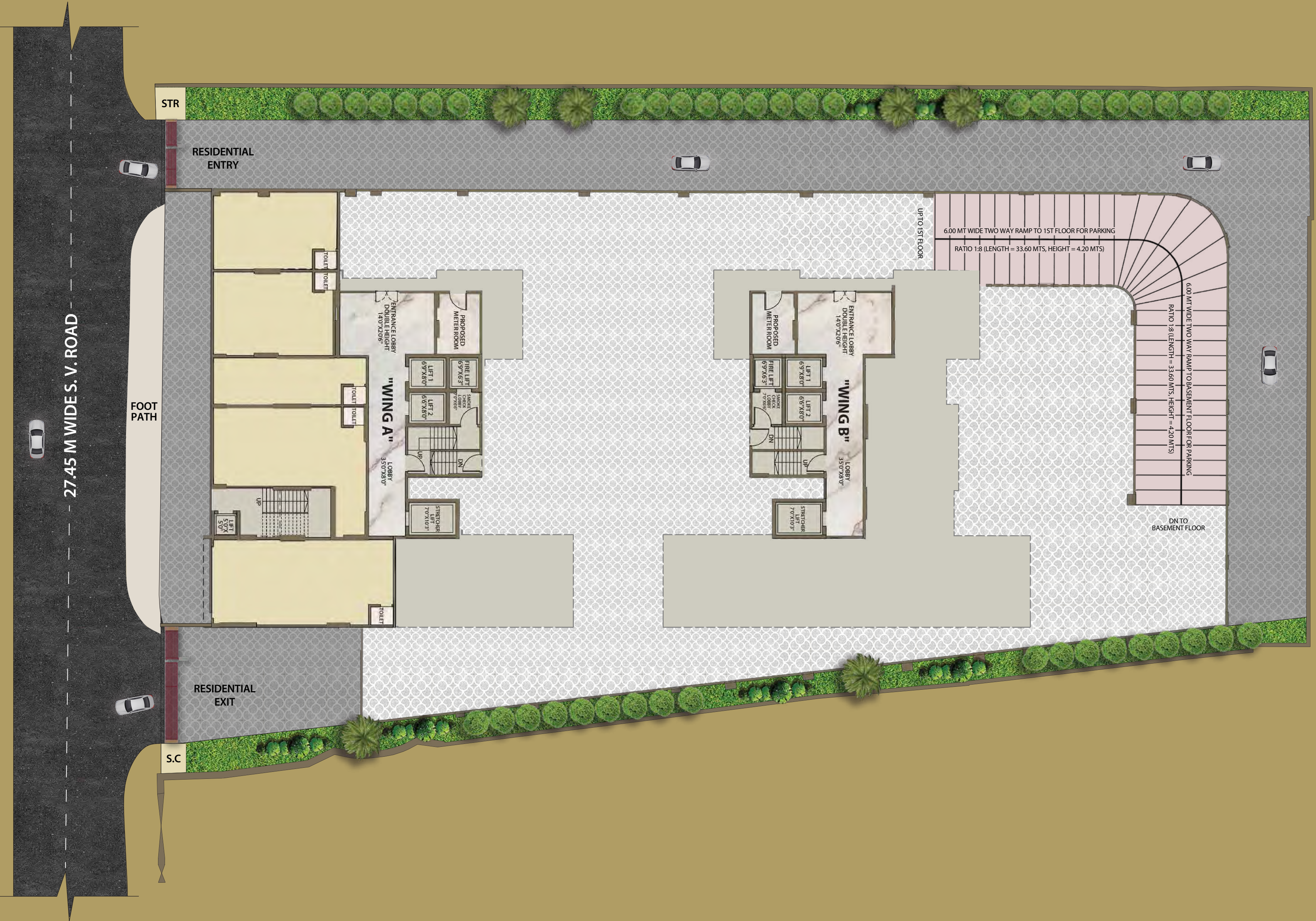




Preciousness Is
In The Details.
Plans



Site Plan



Ground Floor Plan



Shop No.	Rera Carpet Area (In Sq. Mt.)	Rera Carpet Area (In Sq. Ft.)
01	42.57	458
02	45.89	494
03	31.57	340
04	60.81	655
05	67.51	727



First Floor Plan



Office No.	Rera Carpet Area (In Sq. Mt.)	Rera Carpet Area (In Sq. Ft.)
01	52.33	563
02	45.30	488
03	31.25	338
04	60.31	649
05	78.37	844



Podium Amenities Plan



- 1. Men's Gymnasium
- 2. Art And Music Room
- 3. Multiplex Room
- 4. Women's Gymnasium

- 5. Toddlers Play Area
- 6. Indoor Games
- 7. Multipurpose Court
- 8. Green Lawn And Shrubs

- 9. Jogging Track
- 10. Society Office
- 11. Prayer Room
- 12. AC Multipurpose Hall

- 13. Golf Simulator Room
- 14. Stilt Area
- 15. Utility Space
- 16. Zumba Deck



Wing-A | Typical Floor Plan:
3rd-6th, 8th-13th, 15th-20th & 22nd



Apartment No.	Configuration	Rera Carpet Area (In Sq. Mt.)	Rera Carpet Area (In Sq. Ft.)
01	2 BHK	63.66	685
02	2 BHK	63.73	686
03	2 BHK	63.24	681
04	1 BHK	39.67	427
05	1 BHK	39.67	427

Wing-B | Typical Floor Plan:
3rd-6th, 8th-13th, 15th-20th & 22nd



Apartment No.	Configuration	Rera Carpet Area (In Sq. Mt.)	Rera Carpet Area (In Sq. Ft.)
01	2 BHK	63.66	685
02	2 BHK	63.48	683
03	2 BHK	63.24	681
04	1 BHK	39.67	427
05	1 BHK	39.67	427



Wing-A | Refuge Floor Plan:
7th & 14th



Apartment No.	Configuration	Rera Carpet Area (In Sq. Mt.)	Rera Carpet Area (In Sq. Ft.)
01	2 BHK	63.66	685
02	2 BHK	63.73	686
03	2 BHK	63.24	681



Wing-B | Refuge Floor Plan:
7th & 14th



Apartment No.	Configuration	Rera Carpet Area (In Sq. Mt.)	Rera Carpet Area (In Sq. Ft.)
01	2 BHK	63.66	685
02	2 BHK	63.48	683
03	2 BHK	63.24	681



Wing-A | Refuge Floor Plan:
21st



Apartment No.	Configuration	Rera Carpet Area (In Sq. Mt.)	Rera Carpet Area (In Sq. Ft.)
01	2 BHK	63.66	685
02	2 BHK	63.73	686
03	2 BHK	63.24	681
04	1 BHK	51.51	555



Wing-B | Refuge Floor Plan:
21st



Apartment No.	Configuration	Rera Carpet Area (In Sq. Mt.)	Rera Carpet Area (In Sq. Ft.)
01	2 BHK	63.66	685
02	2 BHK	63.48	683
03	2 BHK	63.24	681
04	1 BHK	51.51	555



Terrace Floor Plan



1. Astro Viewing Deck
2. Lawn
3. Pathway
4. Seating Area

5. Sculpture
6. Barbecue & Party Deck
7. Flower Shrubs





TERRACE VIEW

Artistic Impression

Unit Plan
1 BHK



Unit Plan
2 BHK

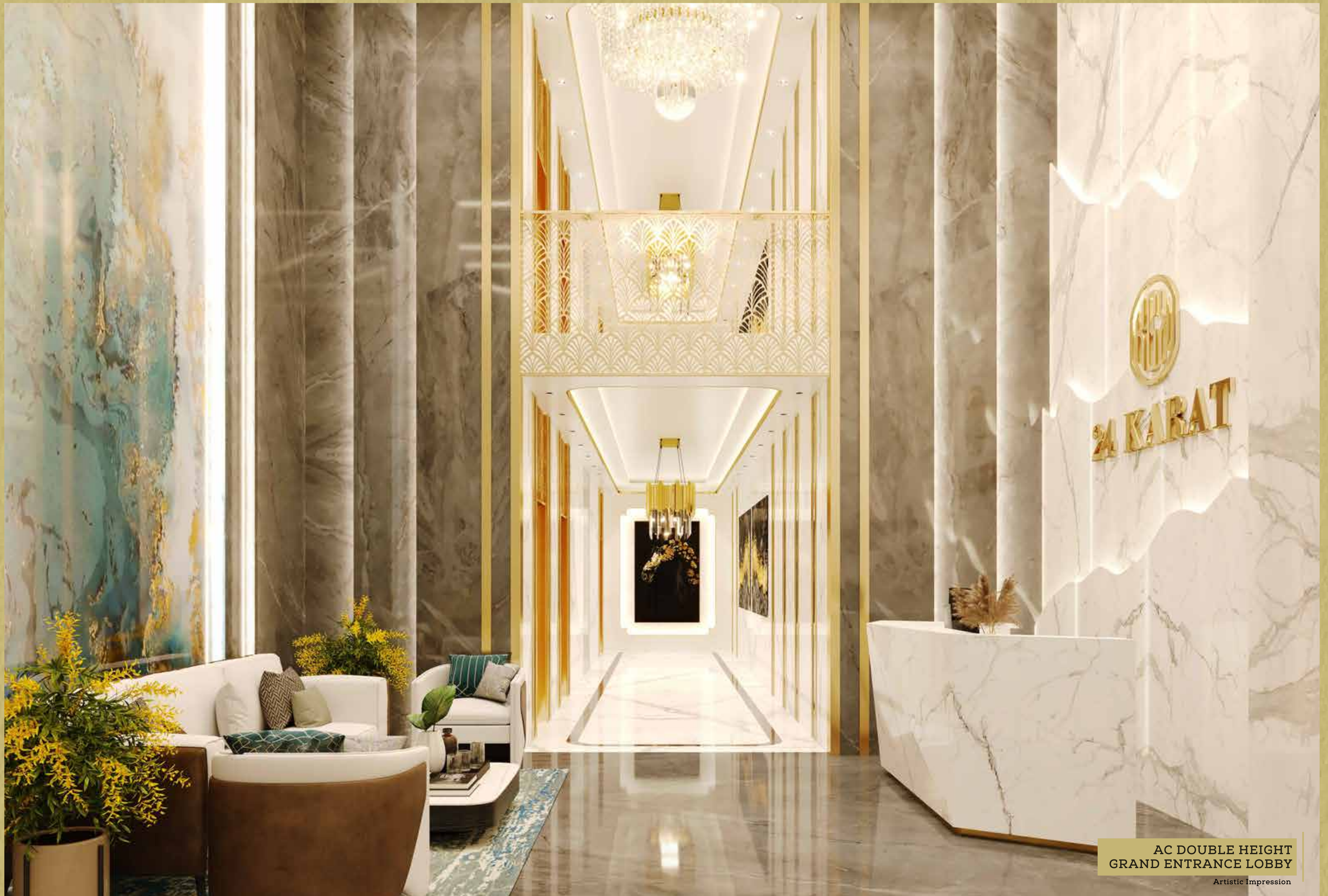




Isometric
1 BHK



Isometric
2 BHK



AC DOUBLE HEIGHT
GRAND ENTRANCE LOBBY

Artistic Impression



LIVING/DINING ROOM

Artistic Impression



MASTER BEDROOM

Artistic Impression



KITCHEN



MASTER
WASHROOM

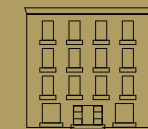


COMMON
WASHROOM



BEDROOM

Specifications



BUILDING

- Multistoreyed Towers
- Grand Double Height AC Entrance Lobby
- 4 High Speed Elevators For Each Tower (3 Passenger Lifts + 1 Fire Lift)
- Only Five Apartments On Each Floor
- Advanced Fire Fighting System
- Dedicated Car Park For Each Unit
- Separate Entry & Exit Gates
- Ramp Access To Basement Level To P2 Level
- Electrical Vehicle Charging Station
- Hi-tech Security System



APARTMENT

- Vitrified Large Format Tiles
- High Quality Aluminium Window Systems With High Performance Glass
- Provision For AC Units
- Concealed Wiring & Cabling Of Fire Retardant ISI Make
- Branded Electrical Switches & Sockets
- Premium Quality Walls & Ceiling Paints
- Super Luxurious Doors
- Ample Natural Light & Ventilation



KITCHEN & BATHROOM

- Granite Kitchen Counter With Stainless Steel Sink
- Designer Dado Tiles Above Kitchen Counter
- Fully Finished Bathrooms With Best-in-class CP & Sanitary Fittings
- Provision For Geyser, Exhaust Fan, Accessories, Etc
- Branded Electrical Switches & Sockets
- All Laminated Waterproof Doors In Bathrooms



DEVELOPER &
CONSTRUCTION



Our Associations

From Blueprints To Landmarks. A Name That Makes A Million Dreams Come True!

Year 2010. A group of leading visionaries, professionals, entrepreneurs, and a global conglomerate shared a "promise" to build quality of life with quality of construction, unlock value by adding innovation to cement and bricks, commit to reasonable timelines and consistently adhere to the same. This promise was the cornerstone of the alliance and with it came a commitment to creating sustainable construction for future generations. This commitment to sustainability resulted in a set of values that would act as the driving force for the alliance. And thus, KGK Unimont skyline was born. Today, as a symbol of trust, quality, and sustainability, the group improves the lives of millions of people across Mumbai and Navi Mumbai. It was formed with a mission to become one of India's leading real estate developers, focused on creating affordable luxury.

Vision & Mission:

To be the horizon of contemporary lifestyle and traditional values, innovation and punctuality, luxury and affordability.



DESIGN
ARCHITECT



As one of the most trusted groups in western India, KGK Unimont always offers the highest quality lifestyle to its esteemed clients. And thus, they always partner with the best people in the industry. KGK Unimont is proud to be associated with ARK Reza Kabul Architects, one of India's most comprehensive global design studios. Founded in 1988 by Reza Kabul, ARK has three decades of proven expertise in project design and delivery ranging from master plans and townships to industrial, hospitality, commercial, institutional, educational, and residential segments. ARK Reza Kabul Architects is headquartered in Mumbai, with offices at ARK Studio Pune (Pune, India) and ARK Studio Inc. (California, USA). It is a full-service architectural, interior, landscape, and planning company.

LIASONING
ARCHITECT



KGK Unimont is pleased to be partnered with the well-renowned project architect, Aakar. Aakar's extensive portfolio includes a variety of award-winning projects, making it the perfect partner for KGK Unimont. With an overall experience of over a decade, Aakar serves as a Liasoning Consultant in simplifying the approval process for real estate projects within the Mumbai Metropolitan Region. Constant learning, knowledge sharing, and persuasion have allowed this company to successfully manage the real estate arena by working collectively with the relevant stakeholders in the real estate business, i.e., clients, government authorities, IPC's architects, master planners, urban planners, etc.

STRUCTURAL
CONSULTANT



As a pioneering real estate group, KGK Unimont is proud and excited to be partnered with JW Consultants, a structural consultant. This collaboration will help ensure the project is completed on time and to the highest standards of quality. JW Consultants LLP is among India's top structural consulting firms, providing services to architects, owners, contractors, and developers. Since its establishment in 1975 as a proprietary practice by Prof. Y. S. Sane, the group has designed countless landmarks with projects spread across myriad geographies and built environments, thereby establishing its reputation for excellence in consulting and design and our ability to respond quickly to the demands of every project.

MEP
CONSULTANT



A trusted group in Mumbai, KGK Unimont never settles for less and strives to provide the highest standards of living. KGK Unimont is proud to join hands with Anil Verma & Associates (AVA) for MEP consulting. This partnership promises to revolutionise the way MEP services are provided in Mumbai. Anil Verma & Associates (AVA) came into being at the turn of the new millennium to usher in a new era in MEP (mechanical, electrical, and plumbing) design services. Over the last 15 years, their proprietor, Mr. Anil Verma and the team of highly professional personnel have contributed to making their organisation a recognised consulting firm in the industry. Since its inception, AVA has enjoyed the patronage of leading architects, interior designers, builders, developers, and reputed clients. They focus on efficient design and timely deliverables and provide value-engineered budgets for their customers.

CONSULTING
ARCHITECT



When young minds join hands with visionaries, history is made! For KGK Unimont, joining hands with the vibrant team of The Graphite Architects was such an opportunity. KGK Unimont had the drive to create something unique and extraordinary, and The Graphite Architects had the expertise to bring this dream to life. The Graphite Architects are three young and innovative architects who share the vision of creating spaces with responsive spaces and climate-adaptive smart solutions. Their core team has gained knowledge and experience in various architectural services and styles. In the past 7 years, the team has worked on and completed various kinds of architectural projects, specialised projects, interior projects, industrial projects, building bungalow projects, hospitality projects, etc.

ONE NAME. BEHIND TRANSFORMED SKYLINES!

It was year 2010. A set of top professionals, entrepreneurs and a global conglomerate shared a 'promise' - To build quality of life with quality of construction. To unlock value by adding innovation to cement and bricks. To commit reasonable timelines and consistently adhere to the same. To enable trust in builders with truth in buildings.

Enabled with a robust team of real - estate professionals and a smart architecture - KGK Unimont is committed to changing lifestyles with affordable yet luxurious homes. 24 Karat shall stand testimony.

 **Admired Landmarks**  **Consistently, On Time Delivery**  **Quality Construction**



Our Journey So Far



Unimont Sapphire,
Ulwe



Unimont Imperia,
Khopoli, Phase2



Unimont Empire,
Khopoli, Phase1



Unimont Coral,
Dronagiri



Unimont Aurum,
Karjat



Unimont Opal,
Dronagiri



RSM Athena,
Ulwe



RSM Crystal,
Ulwe



RSM Pearl,
Dronagiri



RSM Niyati,
Dronagiri



RSM Diamond,
Ulwe

And Many More...





UNIMONT[™]
Creating Your Dream World

Cheque in favour of "Paper Mill Plant and
Machinery Manufacturers Limited"

DEVELOPER

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POWERED BY
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For Project Website

Brochure Concept & Design : A B See Brand Advisory W : www.absee.co.in M : 99874 42624