Welcome to
a world of difference...



Introducing

Silver Springs

a world of difference.

Feel the difference of a totally integrated township that's sprawled over a luxurious 139 acres of prime space.

Feel the difference of living in a world-class, aesthetically designed township.

Feel the difference of living in the lap of nature.

Feel the difference ..... of Silver Springs.

Silver Springs has the assurance of FDI, backed by First Indian Real Estate Capital Fund

FIRE Capital is the first real estate private equity fund that is bringing in foreign direct investment from the United States of America. Reputed investors in the FIRE Capital bring on board their extensive real estate experience both in Indian and International markets. FIRE Capital's active participation in the funding and development of Silver Springs is your assurance of right pricing, timely deliveries, high-quality construction and the highest standards of maintenance.

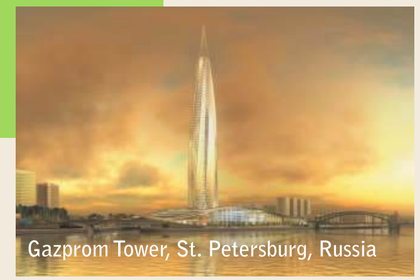


Silver Springs has been designed by those who have designed The Gazprom Tower, Russia and the Beijing Olympics Convention Centre

RMJM is UK based and one of the world's largest architectural firms. With ongoing projects in more than 15 countries, they cover many sectors including education, commercial, master planning, hotel and leisure, retail, residential, scientific research and civic buildings. RMJM's portfolio, which includes some world-renowned projects such as the Beijing Olympic Convention Centre in China and Gazprom Tower in Russia, speaks for itself. Their international experience will be instrumental in bringing contemporary design and world-class planning to Indore.



Scottish Parliament



Gazprom Tower, St. Petersburg, Russia



Beijing Olympic Green Convention Centre

Silver Springs : The truly self-contained township - the first of its kind in Indore

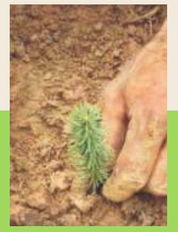
Silver Springs is an integrated, end-to-end designed, fully built-up, self-contained township. Villas, Row Houses, Terrace Cottages, Duplexes, Multi-storied Apartments, Primary & Secondary Schools, Hospital, Office Complex, Shopping Malls, Club Houses, Restaurant... you name it, Silver Springs has it all.
But with a difference. The designs are very contemporary and elegant as also pleasantly new and refreshing. 'A dream come true' is a phrase that immediately comes to mind.

Unprecedented planning and detailing

- More than 50 acres of open space
- A very elaborate rain water harvesting and management system
- Separate vehicle parking space for visitors
- Maintenance and security by professional agencies
- 2.5 km long beautifully landscaped central woodland spine
- Ultra modern Sports Complex
- Cycling tracks, jogging tracks, play areas, Zen gardens, fragrance walls, lookout tower and picnic pavilions are some of the other specially designed features












Silver Springs is where the five elements of nature form one unique theme

The landscaping of Silver Springs Township is based on the 5 elements of nature. These are Aakash (or Sky), Jal (or Water), Prithvi (or Earth), Agni (or Fire) and Vayu (or Air). They form the theme of the five enclaves of the township.

Matching colours have been chosen for each element of nature mentioned above viz., Sky Blue for Vayu , White for Water , Yellow for Earth, Red for Fire and Indigo for Sky. These generate a beautiful kaleidoscopic effect when one moves from one enclave to the other.

Zen gardens, wind chimes and tea pavilions let you enjoy a relaxing cup of tea. 'Fragrance walls' and wind gardens are some of the unique features used in different enclaves. The planning and the creativity have to be seen to be believed!

If these are sights worth seeing, then imagine the joy of actually living amidst these wonders!

Silver Springs is more than a location, a locus of the natural kind.

Silver Springs is strategically located on the Agra-Mumbai Bypass, in close proximity to Khandwa Road.

The AB Bypass road is on the axis of development of Indore and is just 10 minutes drive from Bhanwar Kuan intersection of the city. The bus stand and railway stations are 8-10 kms away and the airport is at a distance of approximately 16 kms.

Silver Springs has been planned and designed in such a way that it uses the natural surroundings to great effect, without disturbing the ecological balance of the region.

To add to the scenic beauty, the township has been built around an approximately 2 kilometers long, beautifully landscaped 'central woodland spine'. The 'spine area' itself will be utilized for a cycle track, a jogging track, picnic pavilions and a lookout tower.

Actual Photograph of Site



Location Map and Master Layout Plan





Silver Springs - an integrated township spread over 139 acres.

Silver Springs is a self-contained township which has various types of residential units, offering options of two, three, four and five Bedrooms set, catering to specific requirements of individual customers.

Over 2000 Residential Units, Shopping Malls, Office Complex, School, Hospital, Hotel and a Club are all planned within the township giving you the advantage of living in a world of your own!


Hospital


Shopping Mall


Office Complex


School

Club House

Silver Springs has an internationally styled, full-fledged club complete with Tennis, Squash and Badminton Courts, Swimming Pool, Library, Indoor Games, Gymnasium with Sauna & Steam, Ayurvedic / Herbal Massage Centre and of course, fine dining facilities. Recreation, rewinding and rejuvenation will just be a stone's throw from your house.



Peaceful & healthy living

Noise Pollution is rampant in cities, and forever on the rise! The location of Silver Springs gives its residents a perfect quietude.
No din and clutter of city life. Residents enjoy a fine 'countryside environment' unique only to Silver Springs!

Villa Ruby

- Plot Area 4500 sq.ft.(418 sq. mtrs.) with a saleable area of 4456 sq.ft. (414 sq. mtrs.)
- 5 Splendidly designed Bedrooms with attached Bathing / Drawing / Dinning / Study / Powder Room / Prayer / Utility Room / Family & Servant Rooms.
- Open-to-Sky Central Courtyard
- Sprawling Terrace Space
- 2 Personalized Car Parks
- 4 Private Landscaped Gardens





Villa Emerald

- Plot area 3600 sq. ft. (334.44 sq. mtrs.)with saleable area of 3530 sq. ft. (327.94 sq. mtrs.).
- 4 bedrooms with attached bathrooms Drawing/ Dinning /Study/Prayer/Family & Servant Rooms.
- Exclusively designed large bedroom sets.
- Modern Architecture.
- Beautiful Garden.
- Spacious Parking Space.

More room, more space!

50 acres of the township area is devoted to open spaces that have been developed into sylvan green gardens and landscaped play zones. A reason why a home at Silver Springs is more than just home; it's a peaceful retreat where you can experience a comfortable, laidback life!



Villa Pearl

- Plot area : 2700 sq. ft.
  (250.83 sq. mtrs.)
- Saleable area : 2893 sq. ft.
  (268.76 sq. mtrs.)
- 4 bedroom with attached bathrooms
- Drawing / dining / study / prayer / family & servant rooms.
- Car parking provided in the unit



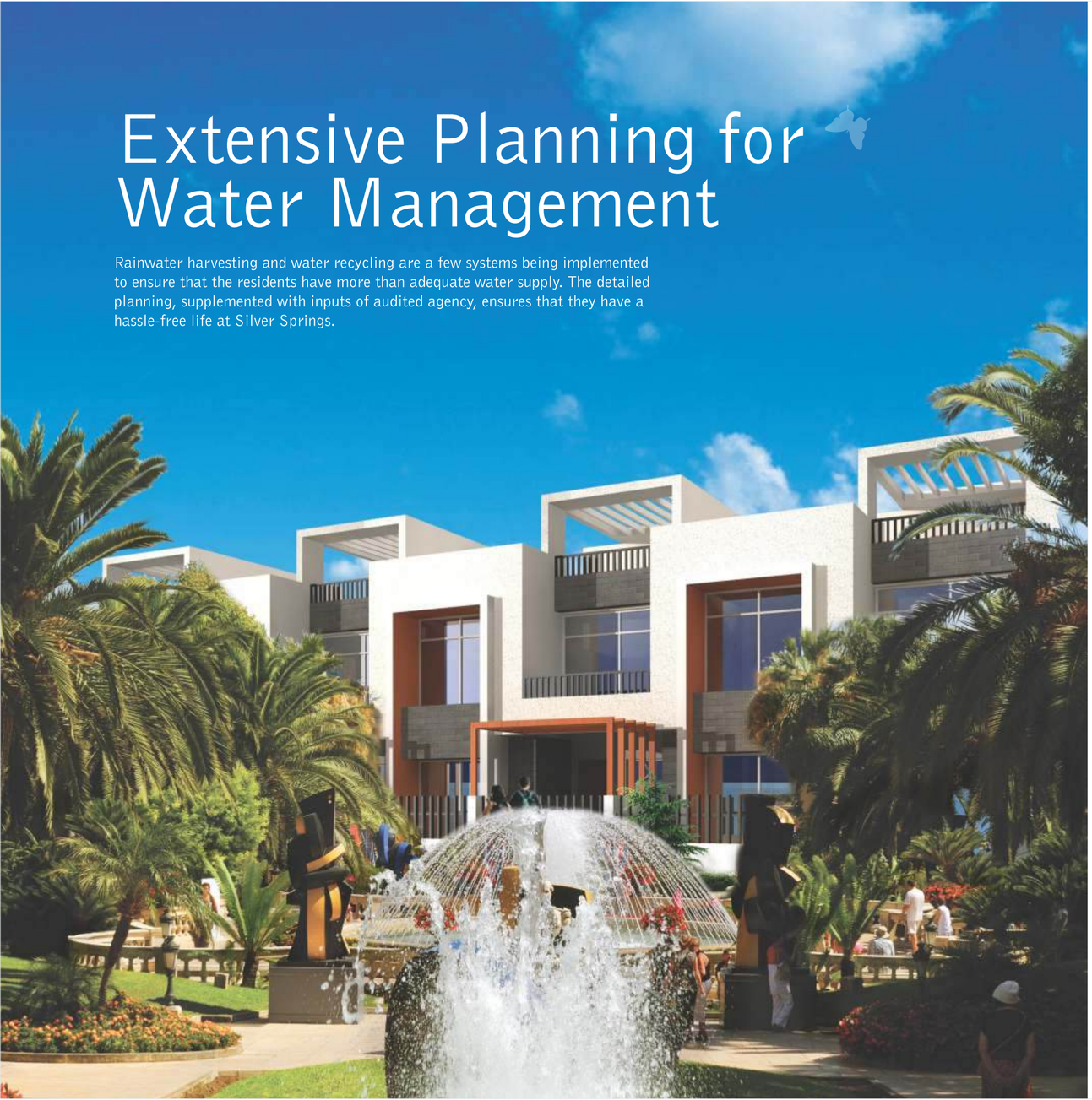


Terrace Cottages

- Plot Area 3386 sq.ft. (314.56 sq. mtrs.)
- 4BHK Duplex Apartments (I st+II nd floor) with attached bathrooms Drawing/Dining/ Study/ Prayer/ Family & Servant Rooms
- 2 Separate entrances to the house
- Personal landscaped garden
- 3 huge terraces
- Jacuzzi, LCD TV and Bar Counter on Terrace II

Extensive Planning for Water Management

Rainwater harvesting and water recycling are a few systems being implemented to ensure that the residents have more than adequate water supply. The detailed planning, supplemented with inputs of audited agency, ensures that they have a hassle-free life at Silver Springs.



Town House

- Plot area - 1635 sq. ft. (151.89 sq. mtrs.)
- Saleable area - 2539 sq. ft. (235.87 sq. mtrs.)
- 4 Bedrooms with attached Bathrooms Drawing / Dining / Family / Utility Rooms and Terrace.



Town House Topaz

- Plot area 1262 sq.ft. (117.24 sq. mtrs.) with saleable area of 1970 sq. ft. (183.01 sq. mtrs.)
- An independent 4 BHK Town House.
- A large living room connected to the front garden through the French windows.
- Large bedroom set.
- Two gardens, a balcony and a terrace on first floor.
- A large terrace on second floor.
- Car parking provided in the unit.



Town House Onyx

- Plot area 1135 sq.ft. (105.44 sq. mtrs.) with saleable area of 1645 sq. ft. (152.82 sq. mtrs.)
- An independent 3 BHK set with a separate dining area.
- A large living room connected to the front garden through the French windows.
- Large bedroom set.
- Two gardens, a balcony and a terrace on first floor.
- A large terrace on second floor.
- Car parking provided in the unit.



Multi Level security

Security is an important issue for home buyers. Today, only a safe home is a happy home. Silver Springs is provisioned for a number of safety features. 'Round the clock vigil' system and 'Entry and Exit Monitoring' are a few features that will give Silver Springs residents a safe and a stress-free ambience.

Silver Lifespaces Apartments (P+6)

- 2 BHK premium condominiums.
  Area : 1000 sq. ft. (92.90 sq. mtrs.)
- 3 BHK premium condominiums.
  Area : 1200/1350 sq. ft. (111.48/125.41 sq. mtrs.)
- 4 BHK premium condominiums.
  Area : 1550 sq. ft. (143.99 sq. mtrs.)



Silver Urbane Apartment (P + 6)

- 2BHK premium condominiums. Area : 1323 to 1521 sq. ft. (122.90 to 141.30 sq. mtrs.)
- 3BHK premium condominiums. Area : 1768 to 2071 sq. ft. (164.25 to 192.40 sq. mtrs.)
- Club and Swimming Pool for Group Housing, International Building Management System, Ample Covered Parking, Landscaped Podium



Premium Lifespaces (P + 6)

- 2 BHK apartment area 124.95 sq. to 130.06 sq.mt. (1345 to 1400 sq. ft.)
- 3 BHK apartment area 167.22 sq. mt. (1800 sq. ft.)
- 4 BHK apartment area 204.85 sq. mt. (2205 sq. ft.)
- Beautiful landscaped gardens
- Adequate parking space
- Common room for indoor games at ground floor



So many friends to bank on!

भारतीय स्टेट बैंक — निडर बैंकिंग और कुछ नहीं

ICICI Bank Home Loans — Khayaal aapka

HDFC HOME LOANS — WITH YOU, RIGHT THROUGH

AXIS BANK

IDBI BANK

Deutsche Postbank HOME FINANCE LIMITED

DHFL — Changing Rules Changing Lives — Dewan Housing Finance Corporation Ltd

Bank of Baroda

Canara Bank

Punjab & Sind Bank (A Govt. of India Undertaking)

LIC Housing Finance Ltd.

RELIANCE — Anil Dhirubhai Ambani Group

Our Team. Our Project Partners.

RMJM - UK — Principal Architect

RMJM Hong Kong — Landscape Architect

ROYAL HASKONING — NETHERLANDS

Jaguar — Too good to resist

Reliance Industries Limited — Sewage System

KIMPLAS PIPES FOR WATER & GAS

Pidilite — Building Bonds — Water Proofing

American Standard — Sanitary Fitting

WIPRO — Lighting & Fixtures

NITCO — Tiles

Johnson LIFTS & ESCALATORS

Della Tecnica

Clancy Global — Consulting Engineers

KANSAI NEROLAC PAINTS LIMITED

asian — Tiles

UltraTech CONCRETE — Ready Mix concrete

THE BOLD LOOK OF KOHLER

Cement

Member of CREDAI — Confederation of Real Estate Developers' Associations of India

Actual Photographs of Demo Unit















SILVER REALTIES
Building Value

Promoters

M. JHAVERI GROUP

FIRE CAPITAL

Silver Realties & Infrastructure Pvt. Ltd. (SRIPL), a joint venture company between FIRE Capital Fund Mauritius Pvt. Ltd. and its Indian partner, M Jhaveri Group of Indore, has been formed for the development of real estate projects like integrated townships, IT parks and retail malls in the state of Madhya Pradesh.

The M. Jhaveri Group has interests in real estate, finance and trading. It has been involved in real estate development in Indore for the last 20 years, having developed approximately 1 million square feet of built-up area and over 200 acres of land as residential colonies. Prominent constructions include Silver Arc Plaza, Silver Castle, Silver Stud, Silver Arcade 56, Silver Mall, Silver Oaks, Silver Palace, Silver Enclave and Silver Hills.

FIRE (First Indian Real Estate) Capital Fund is a real estate centric private equity fund with US based investors and takes equity positions in greenfield projects. FIRE Capital fund has so far invested in fully integrated township projects of international standards in several cities of India like Bangalore, Nagpur , Jaipur and Chennai. FIRE Capital Fund, through its various investments, is involved in the development of residential and commercial built up space estimated to be over 50 million sq.ft.

FIRE Capital Fund takes strategic equity position in real estate development projects with active, “value added” participation across the development spectrum from planning to execution and development management. Each of FIRE Capital's township projects can be characterized as mixed-use build-ups that focus on residential development, but also lay significant emphasis on building for offices, retail, hospitality, healthcare and education. These projects are primarily targeted towards the middle and upper-middle income segments through products of superior quality at affordable prices. Through these projects the FIRE Capital Fund has pioneered the concept of "Satellite Urban Villages" where self-contained gated developments provide a range of lifestyle options, thereby creating vibrant and harmonious communities.

Silver Springs

a world of difference.

For bookings contact:

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