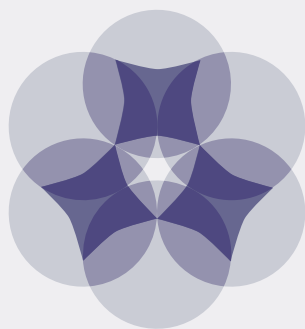




GEECEE

CLOUD36

NEW PALM BEACH



The divine address.

.....

A new height of luxury

A life of pure bliss

A home in the clouds

Welcome to Cloud 36



Life in the clouds

Cloud 36 is more than a residence. It is an inspiring lifestyle. Thoughtfully designed to cater to the most heightened tastes in luxury living, Cloud 36 reflects sophistication and class in every aspect. When no detail is amiss and no stone left unturned, you know from your very first step within, that it is like no place you've seen before.

Welcome to Cloud 36, and see the world as you were always meant to see it.
From high above.

The Location

Navi Mumbai -

The largest planned township in the world.

Although Navi Mumbai was planned to be a satellite city to help decongest Mumbai, it is today one of the country's most futuristically planned townships, and the world's largest. Its recent development has ensured that world-class technology and professionals are behind the planning of this blossoming location.

Navi Mumbai boasts of excellent infrastructure, from its reliable electricity supply to clean water and transport. In more ways than one, it has proven to have surpassed even Mumbai. *The famous 6-lane Palm Beach Road* running through Navi Mumbai, is among the best roads in India. *The Jawahar Nehru Port* in Navi Mumbai is the most advanced port in the country, handling over 65% of India's container traffic. *Mumbai's next International Airport* is coming up in Navi Mumbai, and is being designed with world-class planning and state-of-the-art technology.

And that's not all; the little city hosts most of Maharashtra's software companies, MNC offices, national & international banks, renowned educational institutes, a plethora of malls, hotels and much more. All this in a cleaner and lesser-polluted environment surrounded by trees and greenery. Thereby making Navi Mumbai a highly preferred destination.



New Palm Beach, Ghansoli

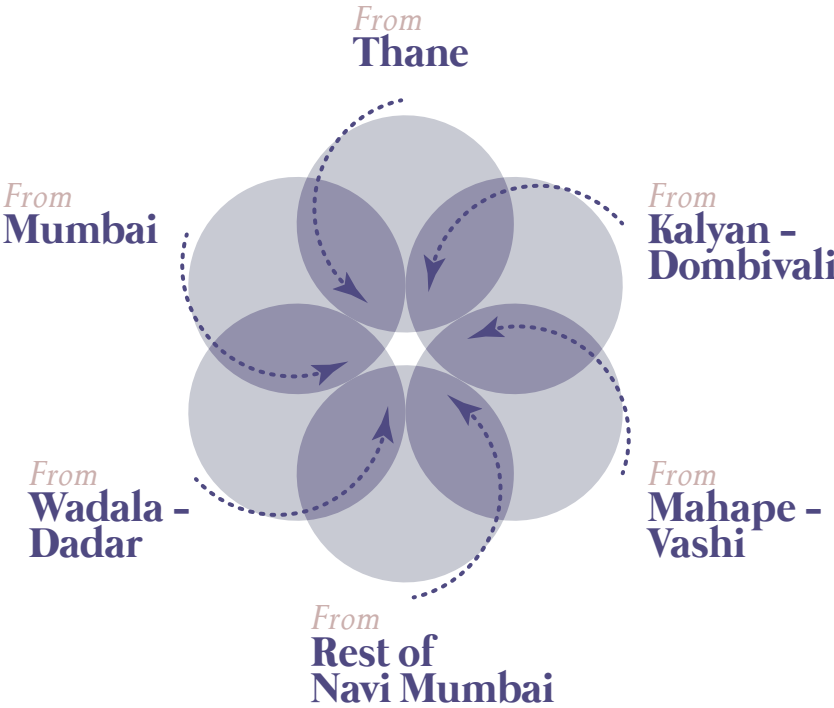
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The most preferred location
in Navi Mumbai -
New Palm Beach Road, Ghansoli.
A premium address,
for the crème de la crème.

Ghansoli offers you the best of both worlds. It is characterized by excellent advanced development, and is filled with generous greenery. Though it is flecked with streams and mountains, it boasts of excellent roadways and state-of-the-art facilities. In spite of the ultra-modern buildings and homes here, Ghansoli retains its small-town charm.

With its friendly residents, peaceful environs and safe neighbourhoods, Ghansoli is a great place to call home.

And what better place to stay in Ghansoli, than the jewel in its crown – New Palm Beach Road; soon to be your address, at Cloud 36.



The Connectivity

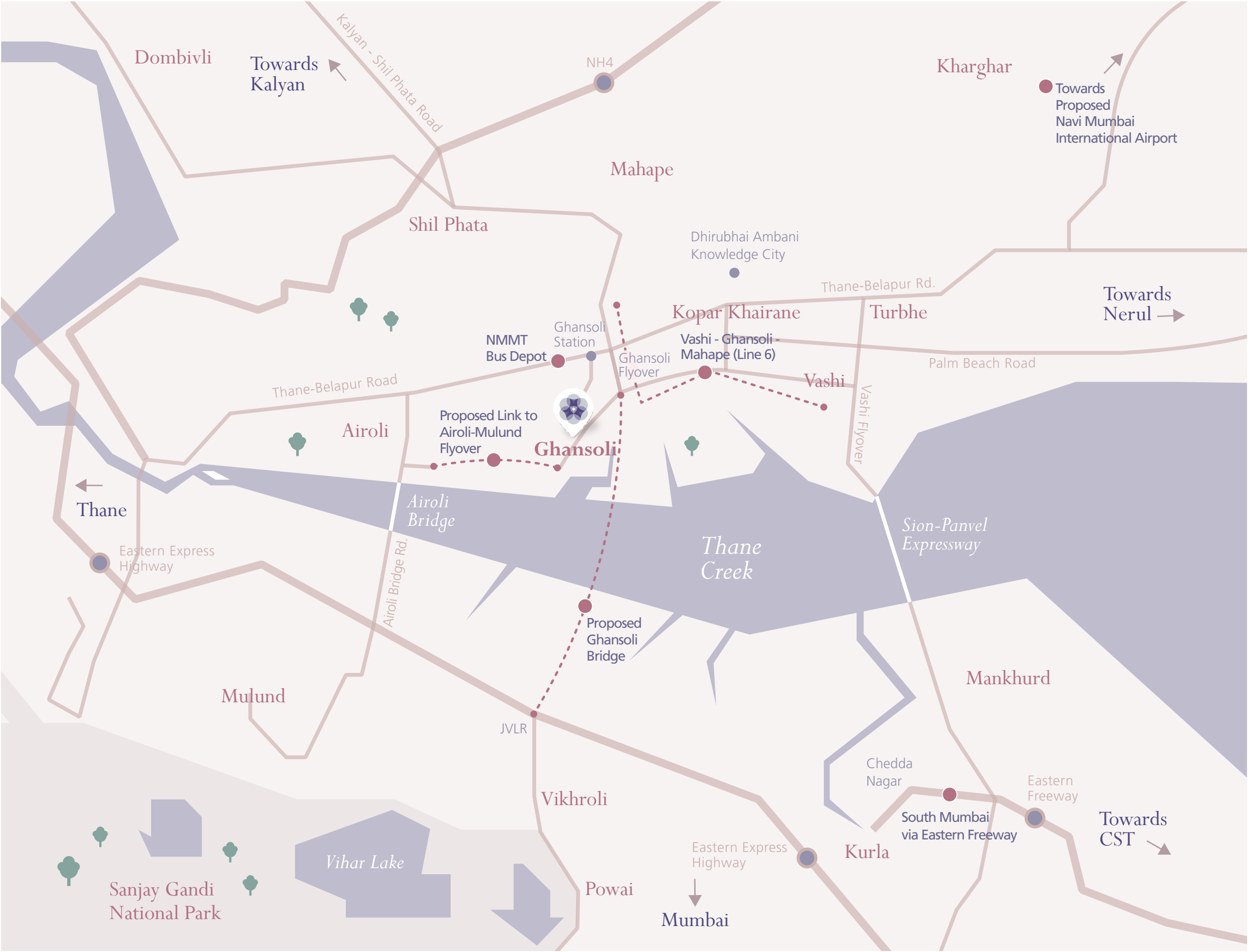
Get ready for speed, like never before. Cloud 36 is impeccably connected to all prominent locations by means of excellent transport infrastructure.

- 10mins walk from Ghansoli station
- 15mins drive to Vashi station
- Eastern Freeway has brought down commute time towards South-Mumbai by 30mins
- Close proximity to Mumbai-Pune highway
- 5mins distance from Dhirubhai Ambani Knowledge City
- 40mins drive to Chhatrapati Shivaji International Airport, Andheri

Future infrastructure highlights:

- Proposed Ghansoli Vikhroli Flyover to connect Eastern Express highway & Powai and reduce commute time
- NMMT Metro network to further improve connectivity between Ghansoli-Vashi-Mhape
- Close proximity to proposed Navi Mumbai International Airport
- Extension of New Palm Beach Road connecting Airoli-Mulund Flyover
- 8 lanes of Sion-Panvel highway to reduce commute time to Lonavla and Pune

**Distance not to scale.*



Everything is in the neighbourhood

Cloud 36 is strategically situated in the middle of, well everything. Your home here is in close proximity to excellent social and cultural infrastructure. Several renowned schools and colleges, convenience stores, supermarkets and malls, world-class hospitals and medical centers, national & international banks and ATMs, restaurants and more are just minutes away.

**Distance not to scale.*



Three of the tallest towers in Navi Mumbai

Three iconic towers shall forever transform the skyline of Navi Mumbai. And with 36 sky-piercing storeys, they'll also transform the way you live. Go on and touch the clouds. It's time to move up in life.

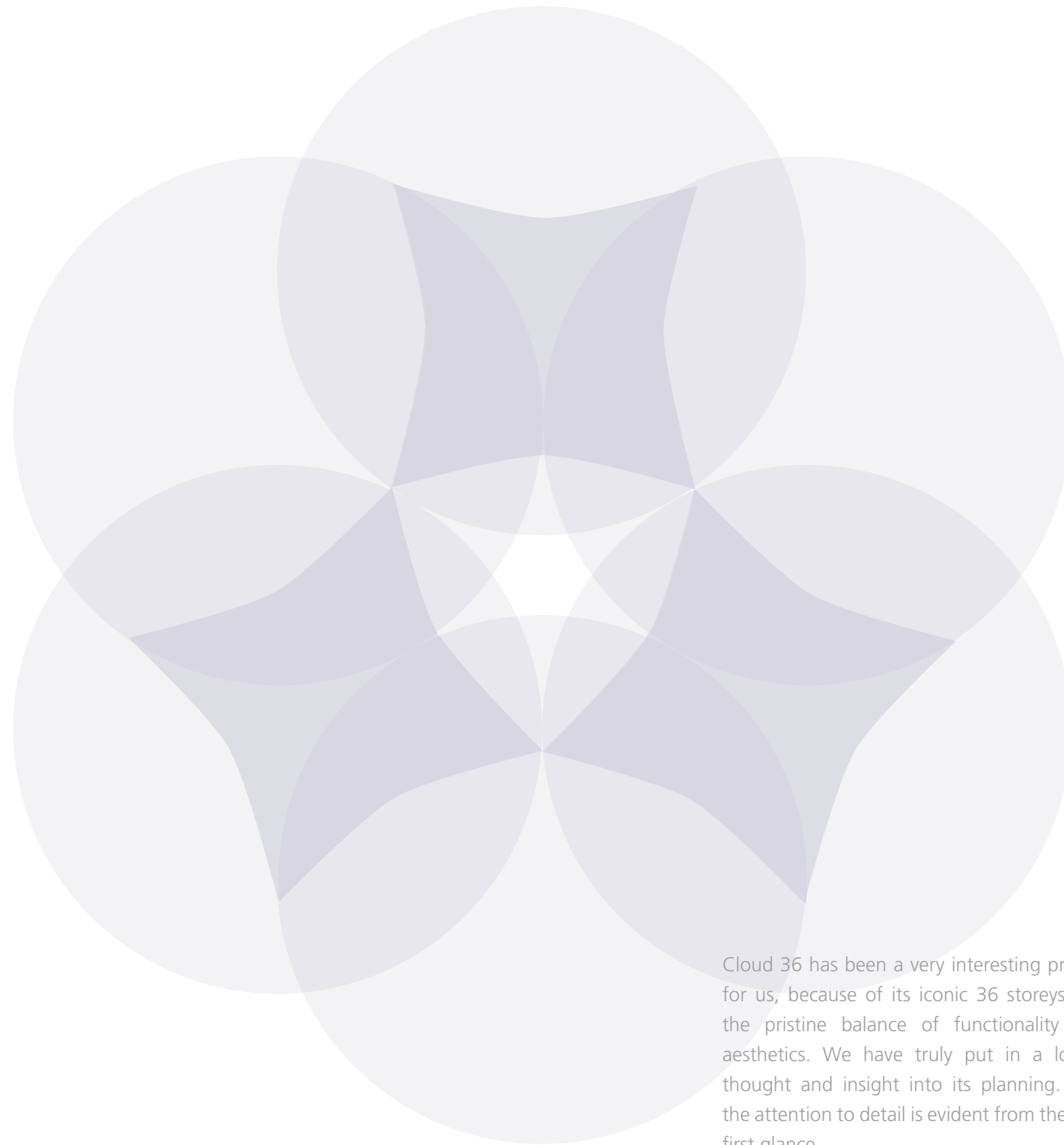
Life at Cloud 36 is truly going to be one among the clouds. Contemporarily designed towers with architecture that shall appeal to the design connoisseurs and the common man alike. Embrace the serenity of the peaceful environs of Navi Mumbai at the height of luxury. In the comfortable cozy cocoon of your amazing home. At Cloud 36.



Hafeez Contractor

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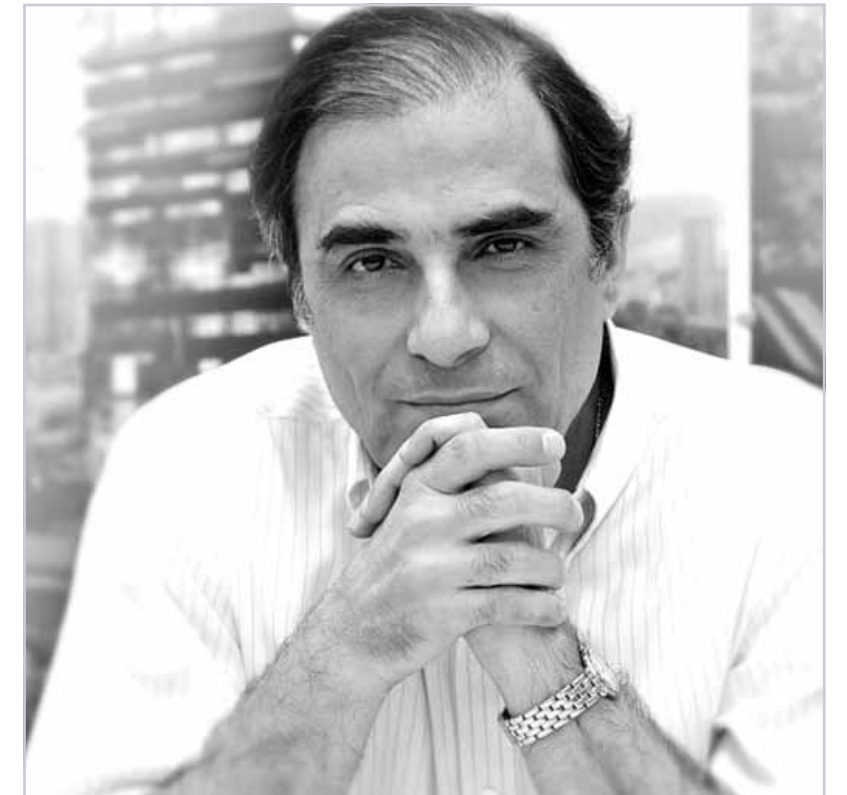
*Cloud 36 is poised to be
an iconic project in every aspect.
From the sheer height of the towers,
to the quality of lifestyle in every home,
we have ensured that Navi Mumbai
will be witnessing a residence like this,
for the first time.*



Cloud 36 has been a very interesting project for us, because of its iconic 36 storeys and the pristine balance of functionality and aesthetics. We have truly put in a lot of thought and insight into its planning. And the attention to detail is evident from the very first glance.

Each aspect of the property complements the other, thereby allowing everything in sight to shine through. The three towers show stylish modern architecture, with ample glass that makes them look like bars of crystals from afar. This is set off beautifully upon a landscape of lush green tropical flora, palm trees, blue water bodies and dark wooden decks.

Thoughtfully designed homes boast of sprawling space coupled with generous natural light and ventilation. And all of this, along with a line of amenities the likes of which Navi Mumbai is yet to see, makes Cloud 36 a project that is for the fortunate few.



Cloud 36 gives you the most spectacular living experience inside your home, and outside it. When you're living in one of Navi Mumbai's tallest towers, you don't need to look up to see the clouds. And when you look outside your sky-high window, you're bound to feel on top of the world.

Every morning, say hello to the sun rising in the East, set against the beautiful pristine Navi Mumbai's skyline, with gentle green hills around it. And in the evenings, watch the sunset beyond the glorious New Palm Beach Road, as it casts its sheen over the Thane creek. What more could you ask for?

Enter the clouds





- A. Main Entry
- B. Jogging Track
- C. Yoga & Meditation Centre
- D. Mound Lawns
- E. Party Lawn
- F. Poolside Barbeque Garden
- G. Amphitheatre
- H. Swimming Pool
- I. Kid's Pool
- J. Floating Sun Bath Beds
- K. Box Cricket
- L. Club House
 - a. Gymnasium
 - b. Men & Women Spa, Sauna Bath, Massage Room
 - c. Pool Table
 - d. Table Tennis
 - e. Carrom Room
 - f. Mini Theater
- M. Children Play area
- N. Parking

The Masterplan

Passionately designed by Maestro architect, Hafeez Contractor, Cloud 36 features a unique masterplan that is a magnum opus in itself. The 3 acre project lies upon a square plot, which is auspicious and Vastu energy-compliant. The three towers form a right angle at the far corner, thus giving ample space in the complex for amenities and common spaces. This also enables each tower to give its residents stunning, unobstructed views in every direction.

The walking track runs around the entire project, thus offering an unobstructed exercise & reflexology path. A resort-like swimming pool sits in the centre, flecked by floating palms and surrounded by a wooden poolside area with sun-deck chairs. The tropical surroundings are characterized by a landscaped garden spread over more than 25,000 Sq. Ft. The podium is equipped with a state of the art spa, health club, multipurpose hall etc. These amazing amenities are perfectly set to compliment a host of activities like pool parties, barbeque parties, meditation & yoga zones and much more.

The parking space is restricted to the ground, first & second podium levels to ensure children's safety around the play area. This parking space accommodates over 450 cars along with drivers' waiting rooms and has a double-heightened drop area.

The project's perfect planning and spatial usage makes Cloud 36 a marvelous complex that has a lot of amenities, along with a lot of open space.

Designed for a lofty lifestyle

A Cloud 36 home is bejeweled with the finest of fittings and fixtures of premium international brands, and is fully equipped to support the most futuristic technologies like home automation and digital connectivity. But these alone do not make up the lofty lifestyle you deserve. Your home here will be frequently visited by the freshest winds, the brightest natural sunlight and the purest air. Experience luxury in the truest sense of the word, at Cloud 36.



Apartment Configurations



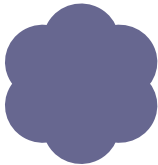
Classic 2 BHK / Supreme 2 BHK / Ultima 2 BHK

- Living
- Dining
- Kitchen
- Bedroom 2 nos.
- Bathroom 2 nos.
- Sundeck
- Utility



Supreme 3 BHK / Ultima 3 BHK

- Living
- Dining
- Kitchen
- Bedroom 3 nos.
- Bathroom 3 nos.
- Sundeck
- Utility



Penthouse

- Living
- Dining
- Kitchen
- Bedroom 4/5 nos.
- Bathroom 4/5 nos.
- Sundeck
- Utility

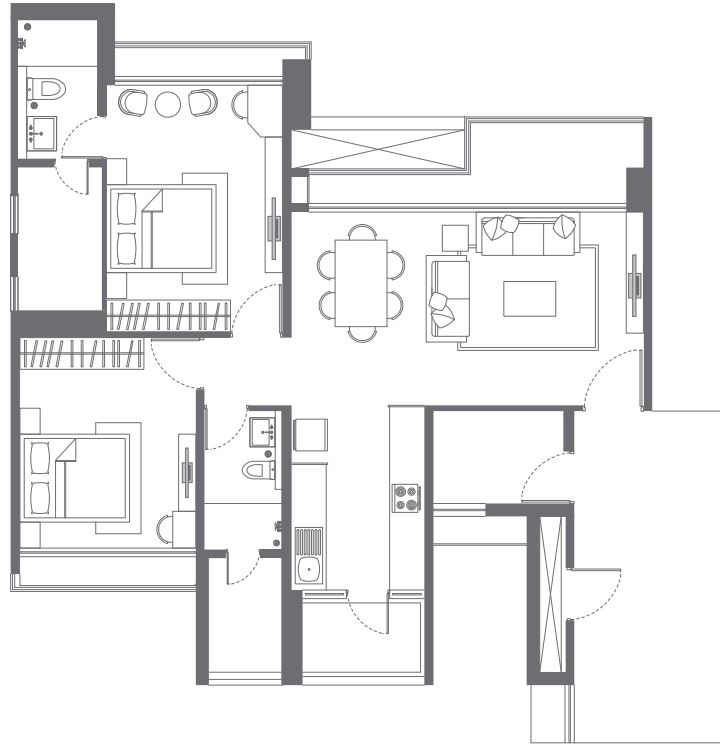
The Homes

Every home at Cloud 36 is oriented in the East-West direction. This has been planned to allow maximum natural sunlight and ventilation every day, all year round. Besides the fresh winds and pure air through the home, special care has been taken to maximize window sizes in areas like the kitchen, where ventilation is paramount.

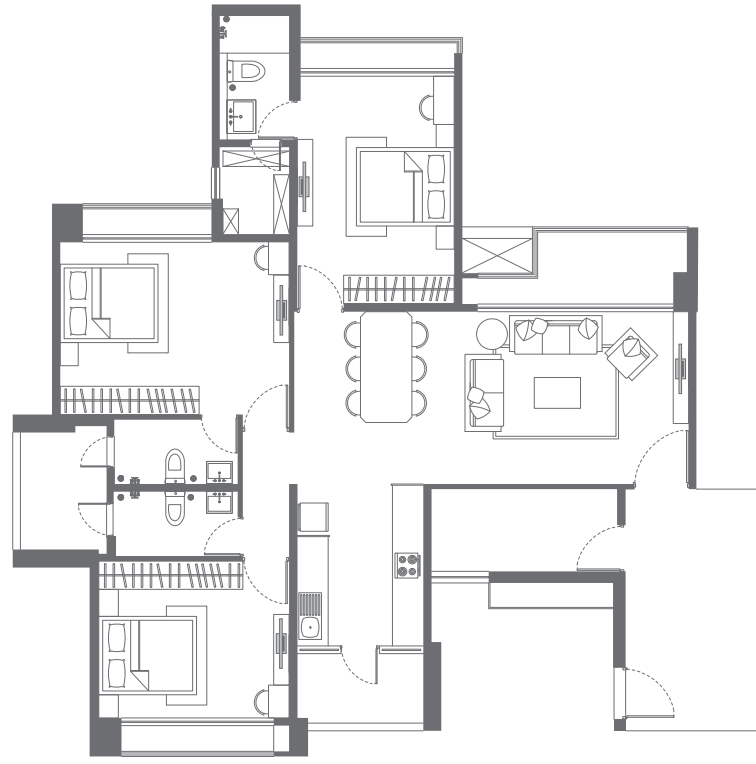
Each home has been designed keeping in mind the maximization of space. Homes at Cloud 36 are free of corridors and passage ways that eat up living spaces. No matter which home you choose, every room is the largest as can be.

Cloud 36 features four types of apartment configurations – Classic 2 BHK, Supreme 2 BHK, Ultima 2 BHK, Supreme 3 BHK, Ultima 3 BHK and the Penthouse. All the configurations have been designed so as to offer maximum space utilization to the residents. Large living rooms, open terraces, well-laid kitchens and comfortable bedrooms make a perfect home at Cloud 36.

2 BHK



3 BHK



Heaven is where
the heart is





Living & Dining

Be it a busy Saturday night, or a lazy Sunday afternoon, your living room will attend to all your needs. Perfect for a family lunch or dinner, and equally great for busy social parties, this spacious area accommodates everything you need.

- Branded vitrified flooring in living & dining
- Gypsum finished internal walls
- Plastic paint of premium quality on internal walls
- Heavy duty anodized sliding window with tinted glass & mosquito net
- Granite window sill
- Decorative main door
- Concealed copper wiring with provision for TV, internet & telephone cables
- Branded electrical modular switches

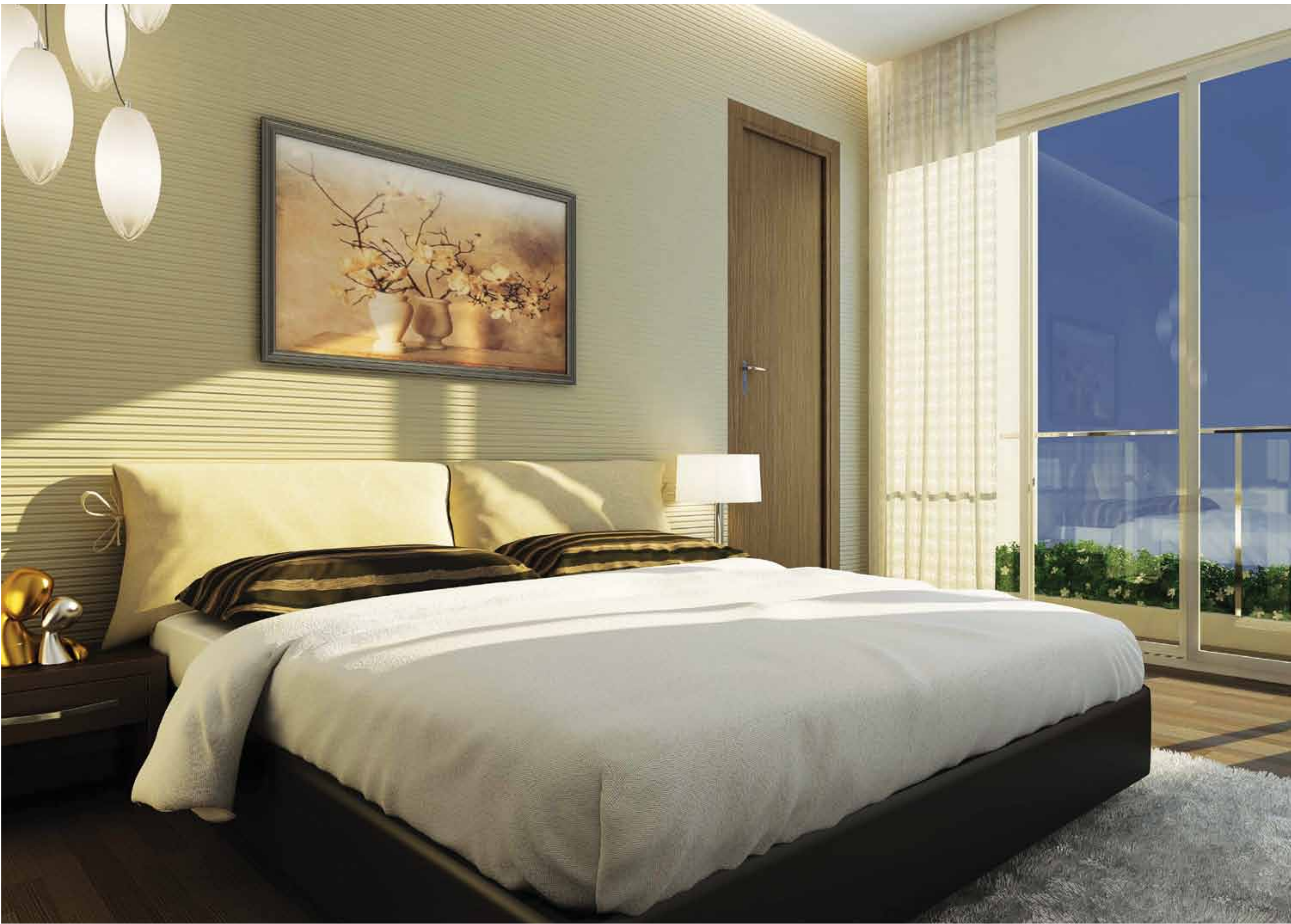
Kitchen & Utility

Your kitchen space at Cloud 36 is an inviting area, that is designed perfectly to ensure a comfortable and enjoyable cooking experience. Strategically planned, it accommodates all your kitchen appliances and utilities and provides ample natural ventilation as well. So bring out the chef in you and cook away.

Modular kitchen:

- Granite platform and separate service platform
- SS sink
- Dado tiles upto beam level
- Provision for exhaust fan
- Vitirified tiles
- Gypsum finished internal walls
- Plastic paint of premium quality on internal wall
- Branded electrical modular switches





Bedroom & Bath

Offering peace and privacy, your bedrooms at Cloud 36 are spacious and well appointed. Complemented by stylish bath spaces, the bedrooms also have large windows that give you unobstructed views of gardens, palm trees, hills and a stream. So look out and gaze at the world, without it looking back.

Bedrooms:

- Wooden flooring in master bedroom
- Vitrified tiles in other bedroom
- Gypsum finished internal walls
- Plastic paint of premium quality on internal wall
- External texture finish
- Heavy duty anodized sliding window with tinted glass and mosquito net
- Granite window sill
- Concealed copper wiring with provision for TV, internet & telephone cables
- Branded electrical modular switches

Bathrooms:

- Antiskid desinger tiles in bathroom
- Designer bathroom with branded sanitaryware
- Premium quality cp fitting
- Ceramic tiles till door height
- Exhaust fan

Lifestyle of the Gods

A plethora of lifestyle amenities awaits you at your home in the clouds. From luxurious indulgences, to entertainment at your command, these amenities will spoil you till you feel almost... God-like.





Cloud Club

Home to Fitness & Wellness

At Cloud 36, you enjoy not just a more luxurious, comfortable and coveted life, but also a longer one. Because here you have the best amenities for fitness and wellness at your fingertips. Enter Cloud Club – your very own fitness retreat at Cloud 36. With a range of sports, equipments and activities, you will feel younger and fitter, everyday.

- State of the art gymnasium
- Swimming pool
- Kids pool
- Children's play area
- Jogging track
- Box cricket
- Pool table
- Table Tennis
- Carrom room



Cloud Fiesta

Your Recreation, Business & Social Spaces

Wouldn't it be great, if your home could host your business meets, and also your parties and celebrations? At Cloud 36, it can. From meeting & conference rooms, a business center, and banquets to open lawns, the complex offers you ample space to celebrate. And that's not all. A range of exciting entertainment options like a special games room, an amphitheatre, gardens, library, play areas and a mini-theatre with latest films on demand; means you'll never need your TV again.

- Barbeque garden
- Amphitheater
- Mini theater with on demand movies
- Air conditioned multi purpose hall for 150 persons



Soul Cloud

Your land of heavenly peace

At Cloud 36, you will always be free from the worries of the world. From rejuvenating spa treatments, to invigorating Yoga and meditation, your mind, body and soul will be at peace like never before.

- Separate men & women spa with steam, sauna bath & massage room
- Floating sun bath bed next to the pool
- Reflexology path
- Yoga & meditation area





Cloudscape

A haven of rolling greens & blues

Cloud 36 is a visual extravaganza, showing the balance between the most beautiful nature and man-made spaces. With swaying palms, rolling greens and well-appointed water bodies, you'll fall in love with the outdoors.

- Landscape garden (25,000 Sq. Ft.)
- Mound lawns
- Palm trees
- Floral walkways
- Water bodies



God is in the details



- Senior citizen area
- Children's creche
- Waiting lounge
- Library
- Adequate parking space for residents and visitors
- Servent toilets access from each floor
- Biometric access control in private common areas
- CCTV surveillance in common areas
- Earthquake resistance RCC structure
- Video door phone in each flat
- Intercom facility
- Gas leak detector
- Panic button in master bedroom and living room

The Specifics

KITCHEN

- Granite platform and separate service platform
- SS sink
- Dado tiles upto beam bottom

TOILET

- Granite door frame
- Designer bathroom with branded sanitaryware
- Premium quality cp fitting
- Ceramic tiles till door height

WALLS & PAINTS

- Gypsum finished internal walls
- Plastic paint of premium quality on internal wall
- External texture finish

DOORS & WINDOWS

- Heavy duty anodized sliding window with mosquito net
- Granite window sill
- Both side laminated doors
- Decorative main door

FLOORING

- Branded vitrified flooring in living and dining area
- Laminated wooden flooring in master bedroom
- Vitrified tiles in other rooms
- Antiskid desinger tiles in bathroom, terrace & flower bed

ELECTRICAL FITTING

- Concealed wiring with provision for TV, internet & telephone cables
- Branded electrical modular switches
- 3 - Phase electricity connection
- Branded electrical switches

SAFETY & SECURITY

- Earthquake resistant RCC structure
- Video door phone with intercom facility
- Biometric access control in private common area
- CCTV surveillance in common areas
- Panic button in living room and master bedroom
- Gas leak detector

Project Experts

Design Architect Hafeez Contractor

Local Architect Satish V. Ahuja

Landscape Designers Arunkumar Landscape Architects Pvt. Ltd.

Structural Consultants Mahimtura Consultants Pvt. Ltd.

Legal Advisors Dhaval Vussonji & Associates



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*Your life at the divine address
begins now.*

Disclaimer

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