

THE ART OF LUXURY LIVING



AURIS
SERENITY

Link Road, Malad (W), Mumbai





.....
CONCEPT AND

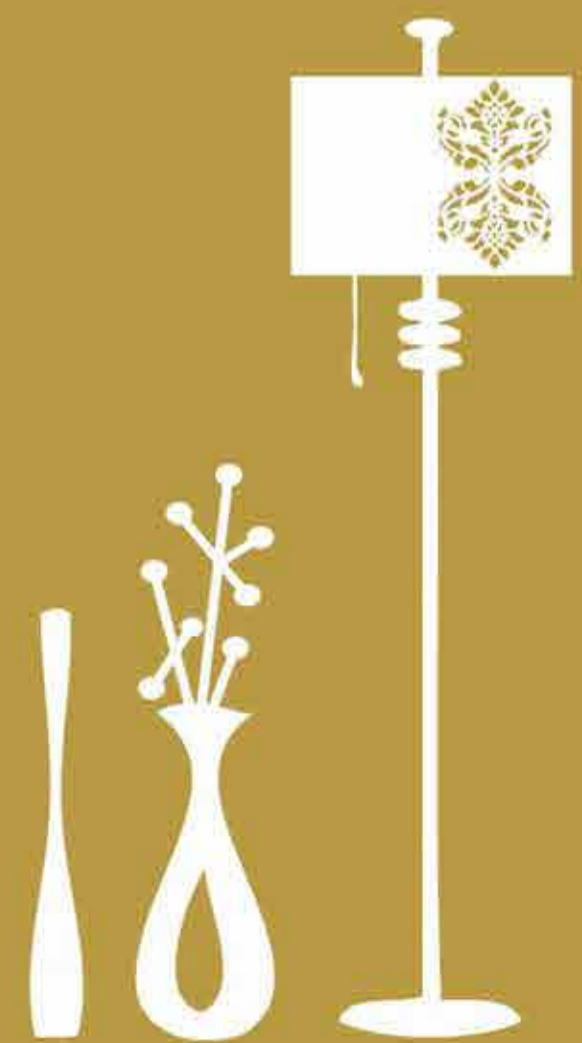
Design

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Auris Serenity has been conceptualized on the principles of an urban luxury retreat close to nature.

Today, more than ever before, the New Age individual recognizes the need to find serene experiences within a rejuvenating ambience, and add back to his energies.

This tranquil life is exemplified in every aspect at Auris Serenity. The project embraces spectacular luxury, an internationally styled contemporary lifestyle and path breaking innovations to enable high quality living which enables complete well being.





Clubhouse and Moonlight Deck - Perspective View



Clubhouse - Perspective View

B R E A T H T A K I N G L Y

innovative



Auris Serenity brings many unique and international offerings for the first time to the city. Now, add pride to the blissful joy of living here.

4 towers of 54 storeys each, spread on 8 acres

Luxurious 2,3 & 4 BHK apartments

40 lifestyle luxuries

Sea-view facing apartments off Link Road

1st habitable floor at 98 feet from ground level

2 level eco-deck spread across 4 acres

7 level car parking of 4 acres each for 3,225 cars

2 Clubhouses of 2 levels each

2 large swimming pools

Olympic size tennis court

2-level retail space forming an open deck area for recreation on the roof top

Open layout with no negative spaces

Secure gated community

International Architects & Landscape Consultants from Singapore

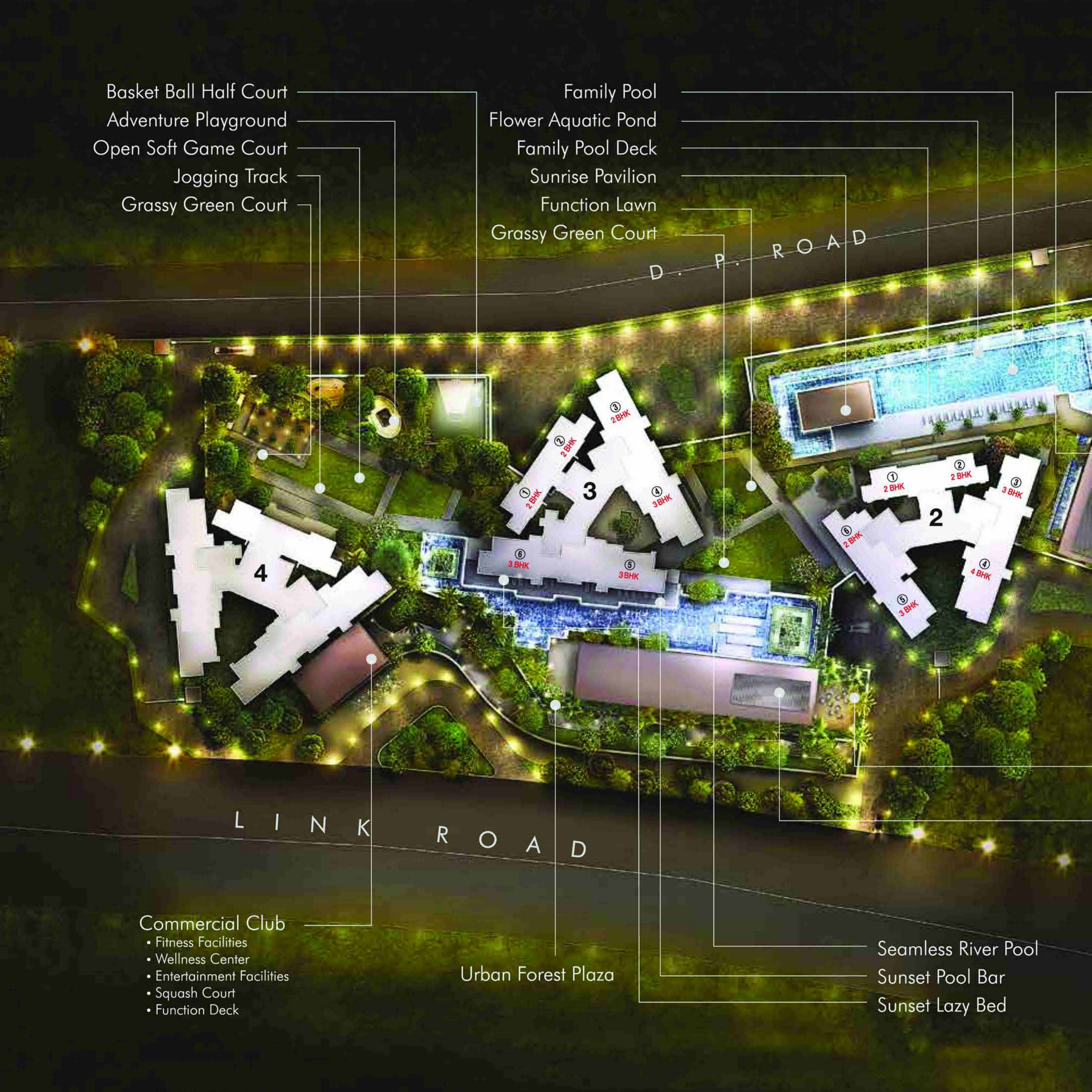
Basket Ball Half Court
Adventure Playground
Open Soft Game Court
Jogging Track
Grassy Green Court

Family Pool
Flower Aquatic Pond
Family Pool Deck
Sunrise Pavilion
Function Lawn
Grassy Green Court

Commercial Club
• Fitness Facilities
• Wellness Center
• Entertainment Facilities
• Squash Court
• Function Deck

Urban Forest Plaza

Seamless River Pool
Sunset Pool Bar
Sunset Lazy Bed



Clubhouse

- Multi-purpose Hall
- Changing Rooms
- Meeting Room
- Auditorium
- Steam / Sauna

Childrens' Play Area

- Jogging Track
- Tennis Court



Grill Bar

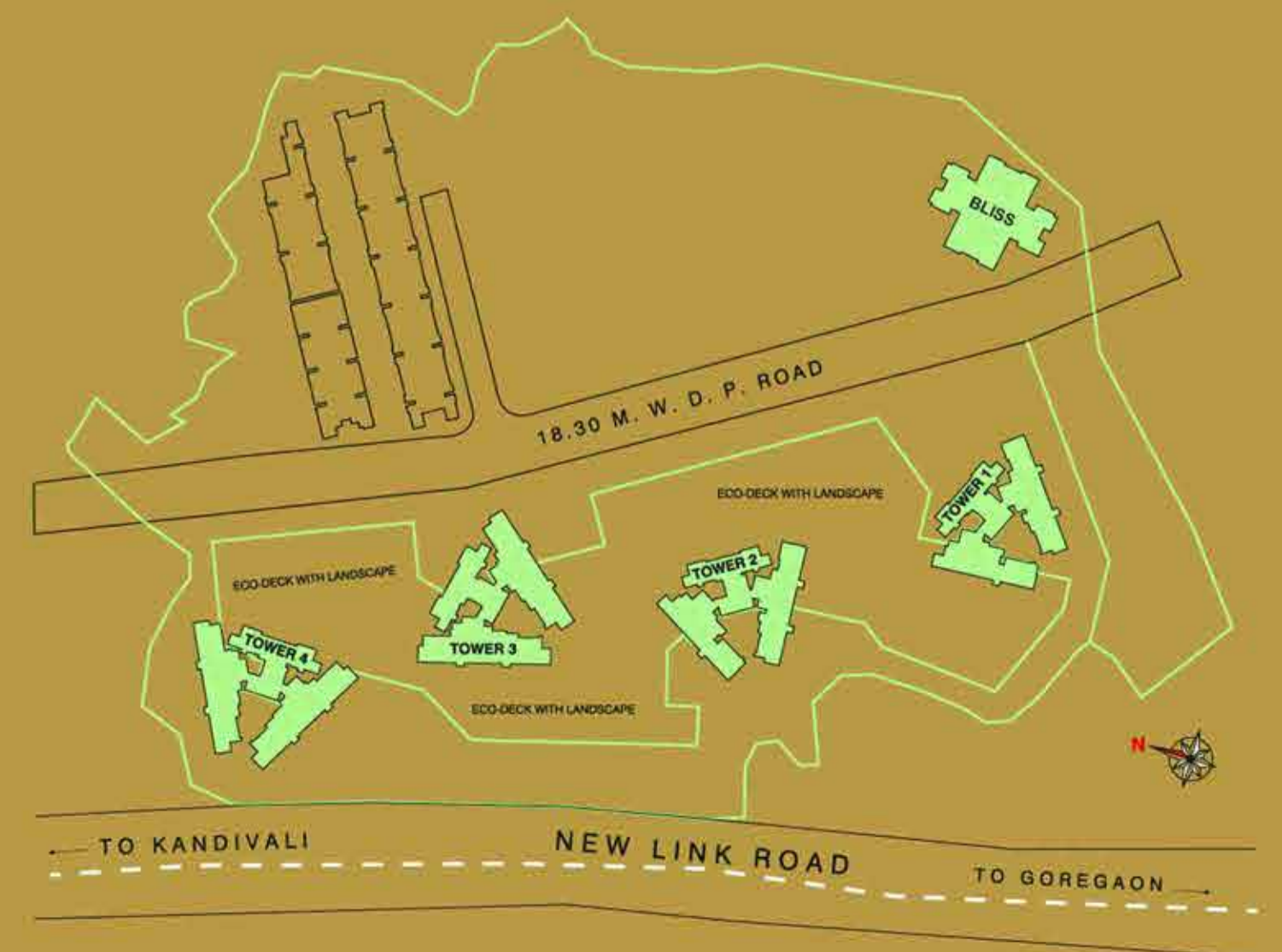
Function Deck

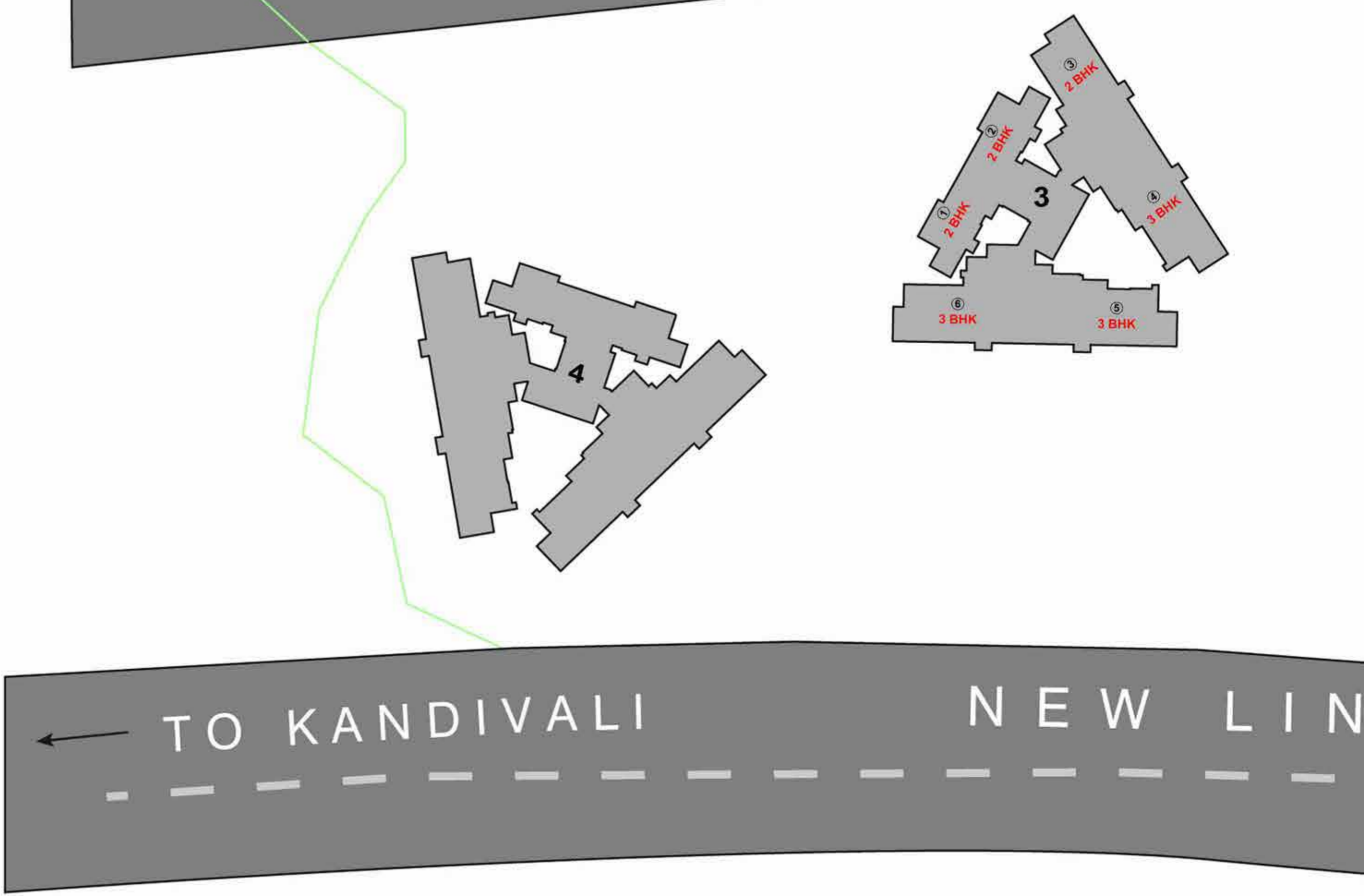
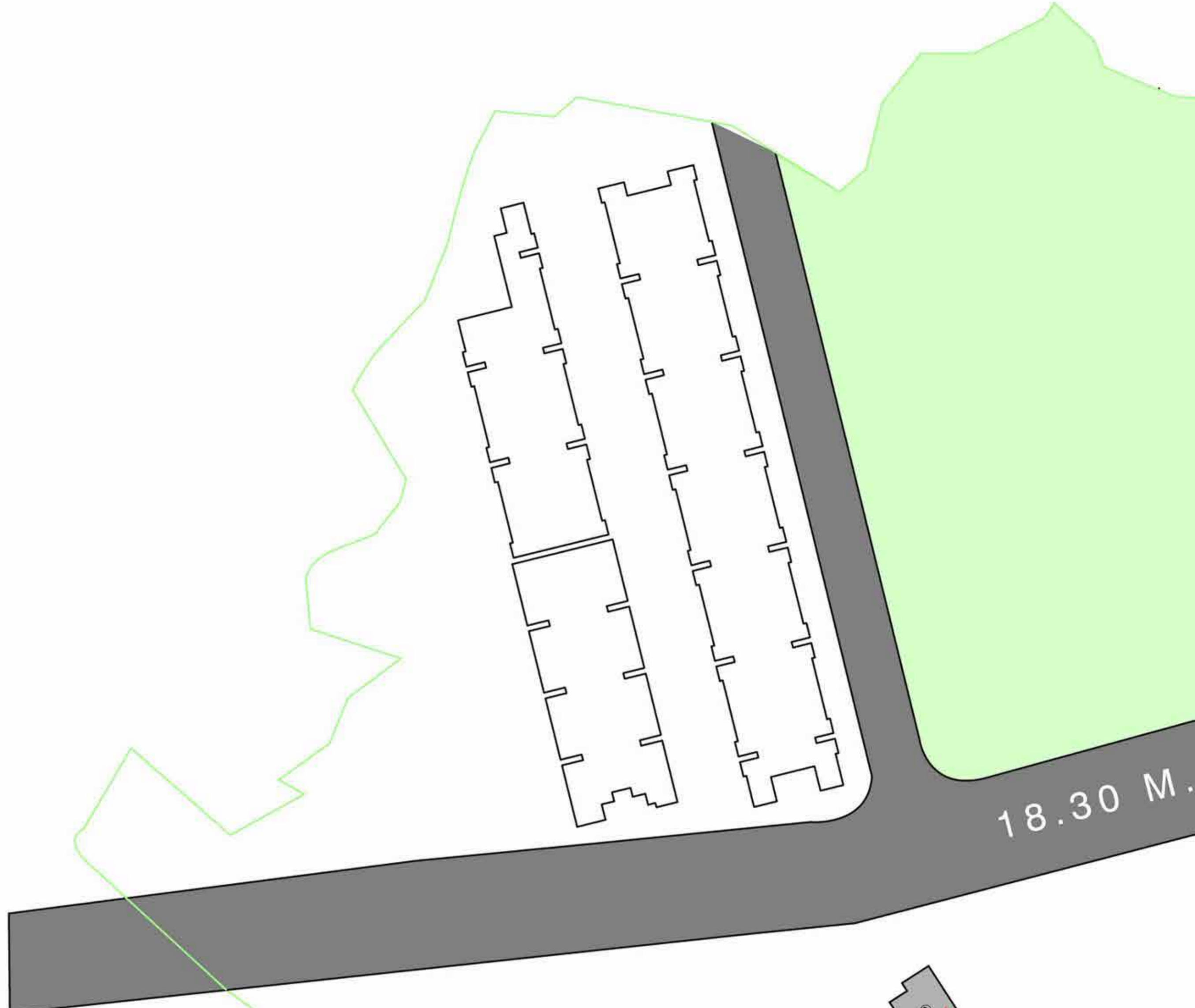
Clubhouse

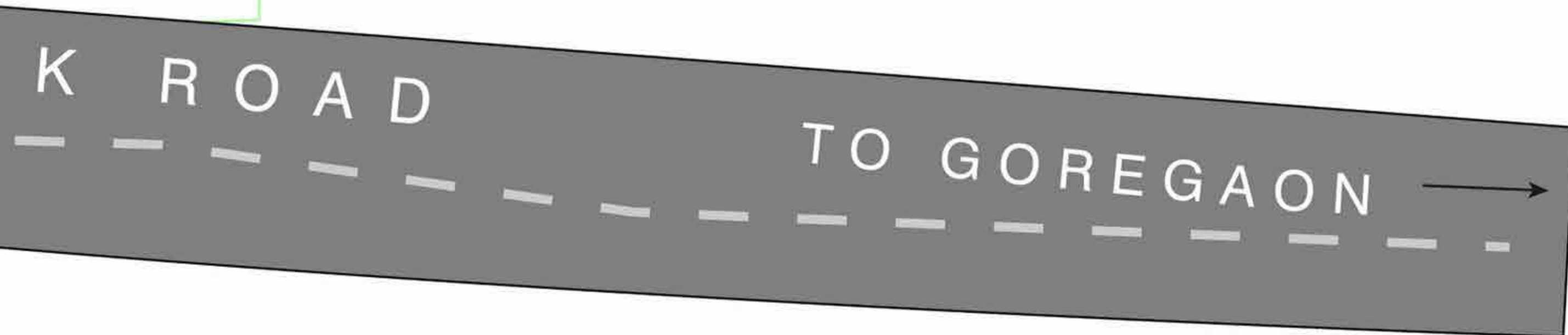
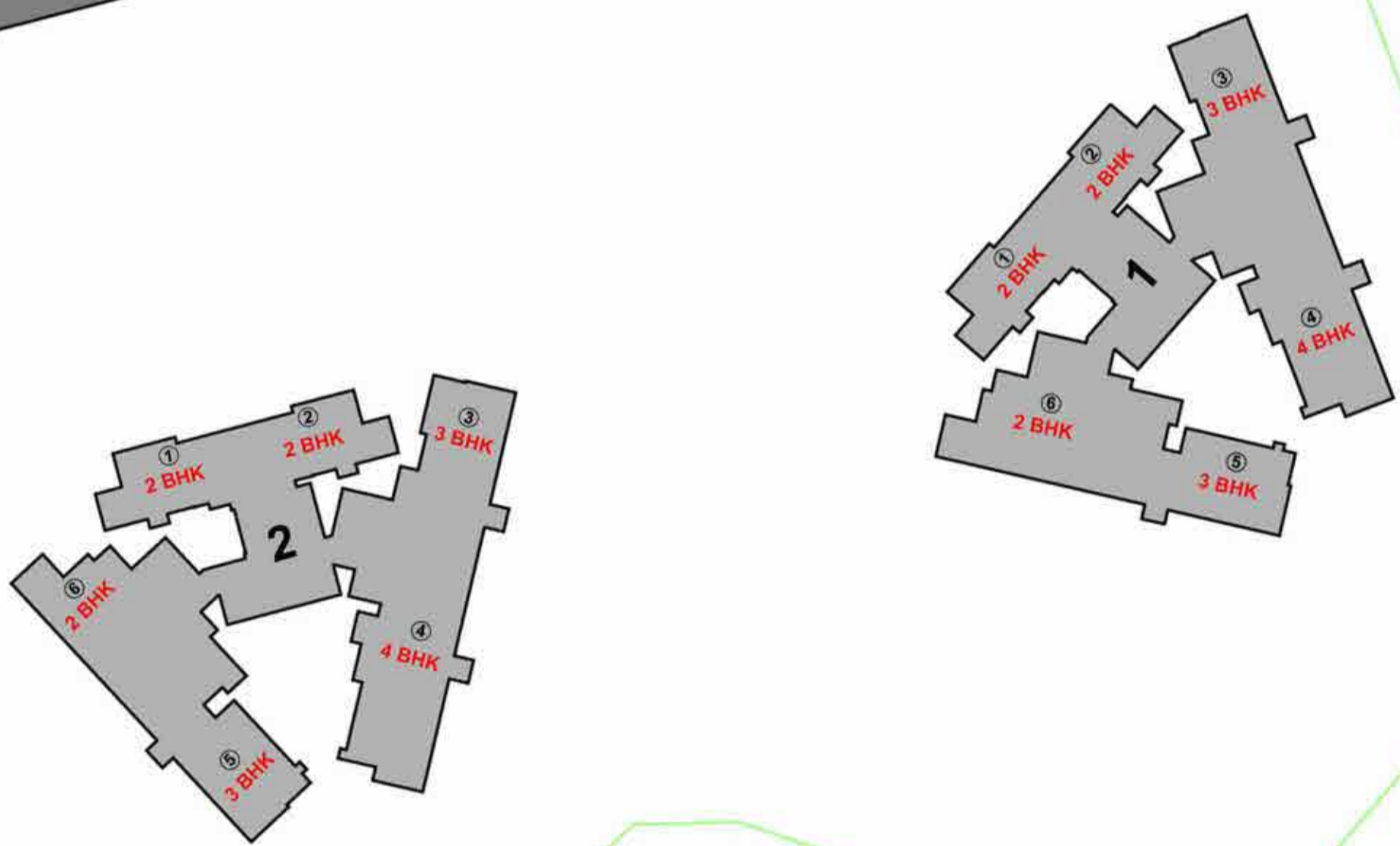
- Library
- Billiards Room
- TV Lounge
- Auditorium
- Refreshment Bar
- Outdoor Bar & Dining
- Steam / Sauna
- Gymnasium
- Yoga Room
- Function Room



Layout Plan







.....

A destination

URBAN RETREAT

.....

Auris Serenity is an urban retreat that will leave you breathless with the enchantment of its landscaped surroundings, and assist in redefining your lifestyle to include a wellness agenda combined with the best of luxury.

Every experience here is a complete therapy unto itself; working holistically for the mind, body and soul.



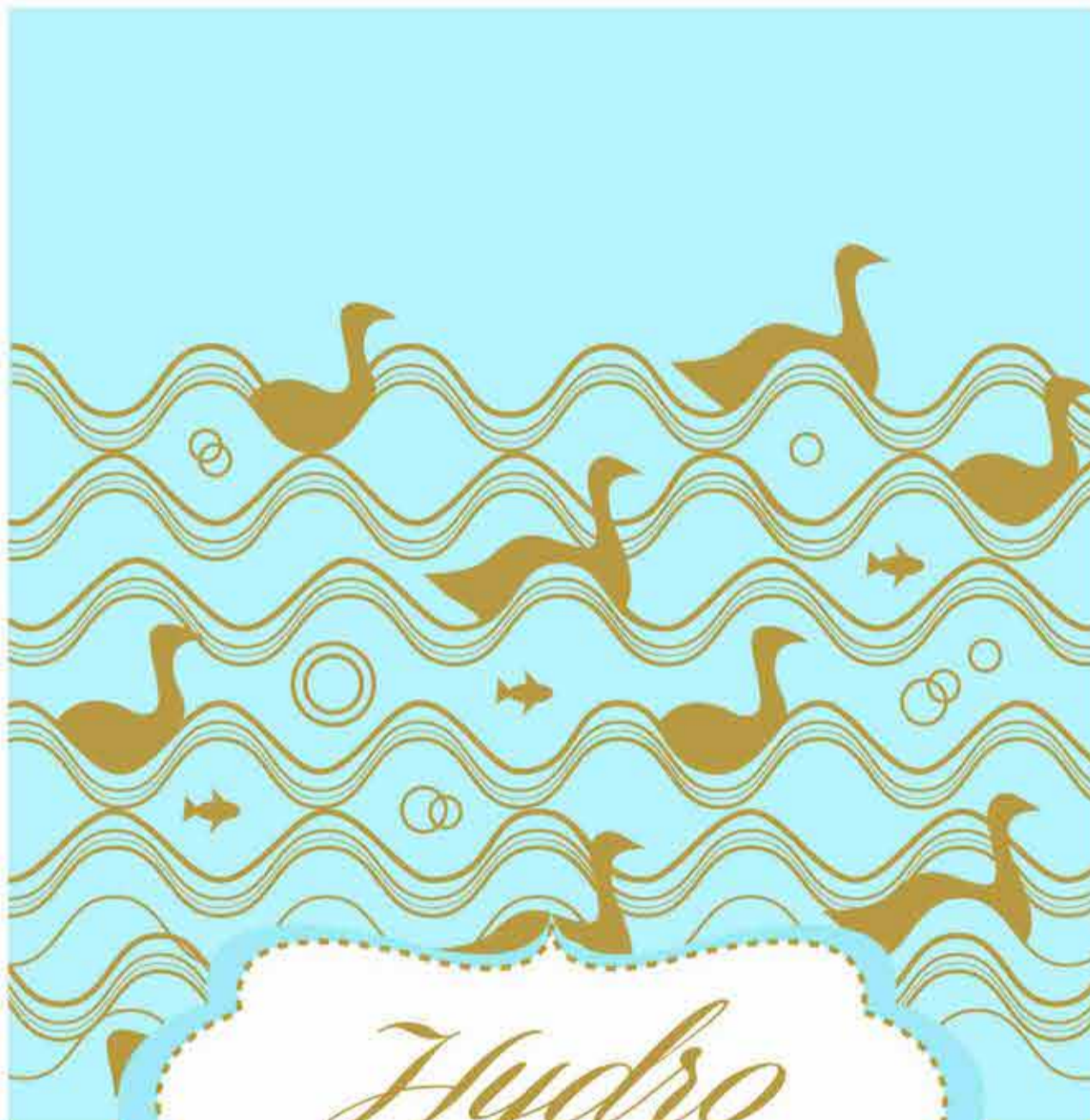
Space
THERAPY

Luxuriously Large Apartments

Panoramic Views





Actual view from site- West side





Hydro
THERAPY

Family Pool
Seamless River Pool
Sunset Lazy Bed
Moonlight Floating Bed



Naturero
THERAPY


Urban Forest Plaza
Flower Aquatic Pond
Trees
Bamboo Stalks

Oxygen
THERAPY


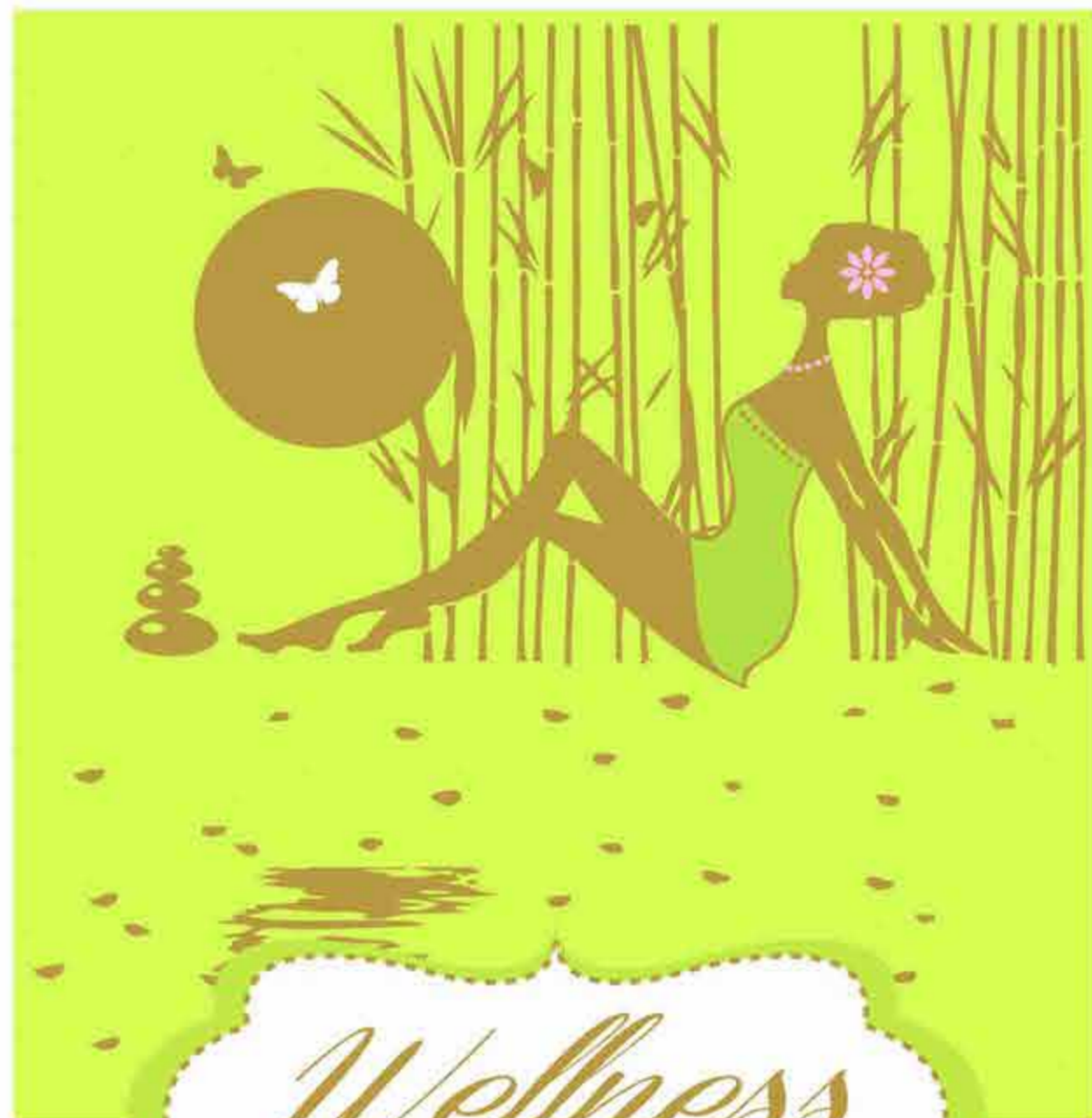
Sunrise Pavilion "outdoor tea terrace"
Grassy Green Court




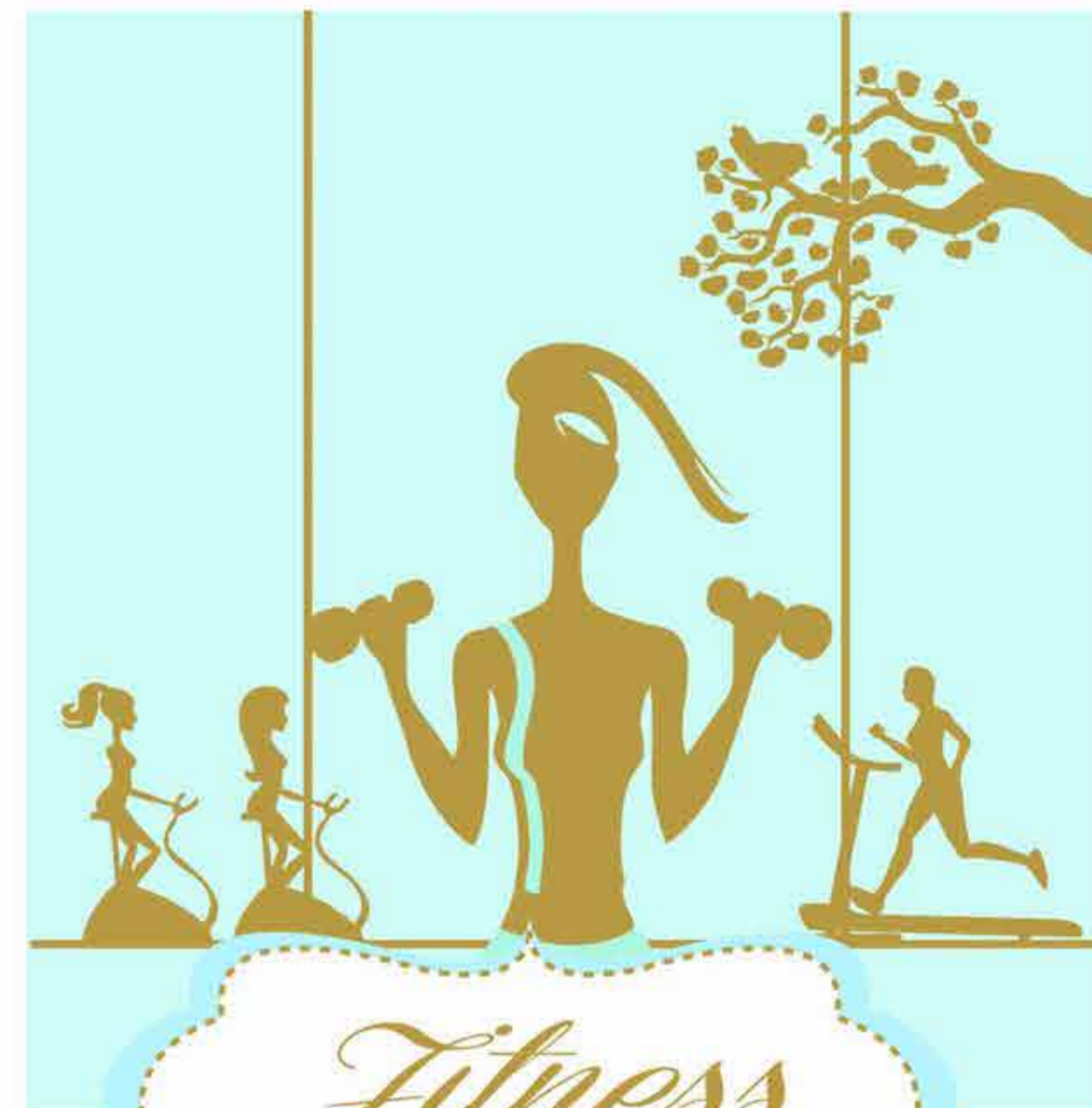
Sound
THERAPY

Water Sound Pavilion
Starry Water Stream


Wellness
THERAPY


Spa
Yoga Room
Steam- Sauna
Facial/ Massage
Treatment Room

Fitness
THERAPY


Gymnasium
Tennis Court
Squash Court
Jogging Track
Basketball Half Court
Adventure Playground
Aerobics Room






Leisure
THERAPY

Intellectual hub - Library
 TV Lounge
 Auditorium
 Refreshment Bar
 Trail of Candle Light
 Open Soft Games Court
 Childrens' Play Area
 Indoor Games




Social
THERAPY

Multipurpose Hall (events/dining)
 Barbeque Area
 Outdoor Bar & Dining Area
 Sunset Pool Bar, Family Pool Deck
 Function Lawn, Function Deck
 Grill Bar
 Meeting Room
 Entertainment Facilities

Retail
THERAPY

Grand Retail Arena
 with a 425 ft. frontage



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Amenities

THAT BEFIT LUXURY

.....

Living & Dining Room

- Vitrified flooring up to passage
- Extensive electrical layout
- Cable point, telephone point
- Decorative main door
- Windows, granite sills
- Intercom system, AC points

Bedroom

- Vitrified flooring
- A.C. points
- Extensive electrical layout
- Telephone points

Master Bedroom

- Laminated wooden flooring
- Extensive electrical layout
- Telephone and A.C. points

Kitchen

- Vitrified flooring
- Granite kitchen platform (dry & wet) with stainless steel sink
- Designer tiles on dado
- Electric points for water purifier, refrigerator, exhaust and mixer-grinder
- Provision for piped gas connection

Bathroom

- Vitrified flooring
- Designer tiles dado up to door height
- Geyser, electrical point for exhaust
- Sanitary: Mid end Sanitary ware fixtures and CP fittings

Master Bathroom

- Designer bathroom
- International standard well designed bathroom with imported marble Flooring and Dado upto door height
- Imported marble counters
- Hot & cold mixer
- Geyser, electrical point for exhaust
- Sanitary: High end Sanitary ware fixtures and CP fittings

Powder Room

- Vitrified flooring
- Designer tiles dado upto door height
- Electrical point for exhaust
- Sanitary: Mid end Sanitary ware fixtures and CP fittings

Internal Wall Finish

- Gypsum plaster
- Luster paint in living room and passage

Utility Space

- Designer tiles dado up to 8' with wash basin fitted

Doors

- 8ft high decorative
- Fire rated main door and 8' ft high flush
- Laminated doors in bedrooms & toilets

Windows

- Heavy section aluminum powder coated
- Windows with granite sills and guard bars

Electrification

- Concealed copper wiring with extensive layout
- Modular switches in flats and generator power facilities for designated areas
- Provision for telephone, lights, fans & TV points with adequate extra points, D2H

Entrance

- Grand and Designer entrance lobby

Security System

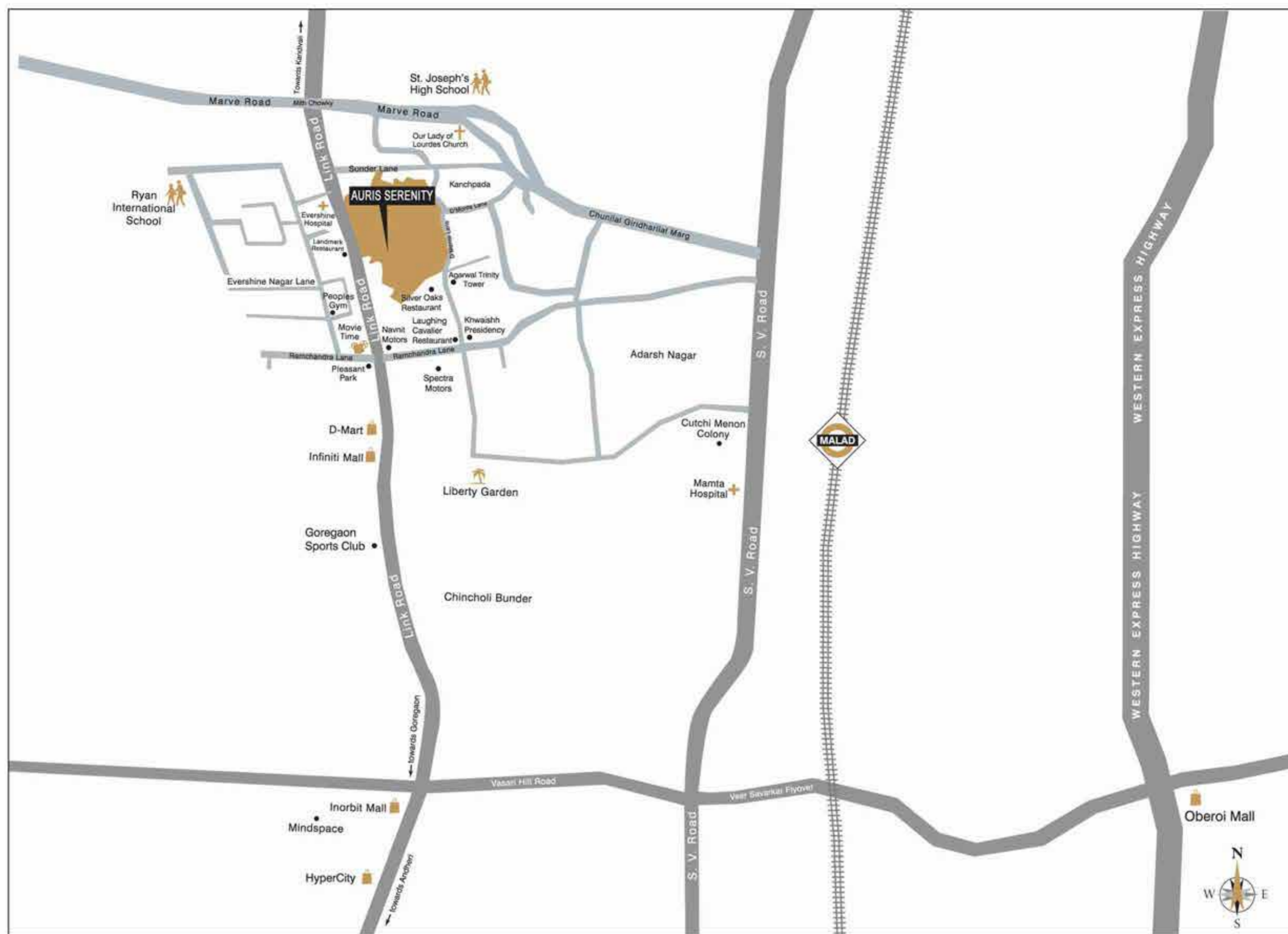
- CCTV in Entrance Lobby and common areas
- Gas leak detector/ Fire alarm

SAFETY FEATURES

- DG Power back up for designated areas of apartments and elevators
- Intercom facility
- Panic button in the living room
- Gas leak detector in the kitchen
- CCTV in the common area

COMMON AMENITIES

- High speed passenger elevators
- Grand entrance lobbies
- Separate service & servant's elevators
- Internet connection, cable network & intercom connectivity with security
- Garbage chute (wet/dry) for easy disposal of waste



Project Financed By



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A decorative frame with a light purple outer border and a dashed gold inner border, containing the text 'TOWER-1' and '— FLOOR PLANS —'.

TOWER-1
— FLOOR PLANS —



Link Road, Malad (W), Mumbai



Typical Floor Plan
Tower 1

Flat No.	Type	Carpet Area
1	2 BHK	759 Sq. Ft.
2	2 BHK	759 Sq. Ft.
3	3 BHK	1184 Sq. Ft.
4	4 BHK	1579 Sq. Ft.
5	3 BHK	1304 Sq. Ft.
6	2 BHK	763 Sq. Ft.



29th Floor Plan Tower 1



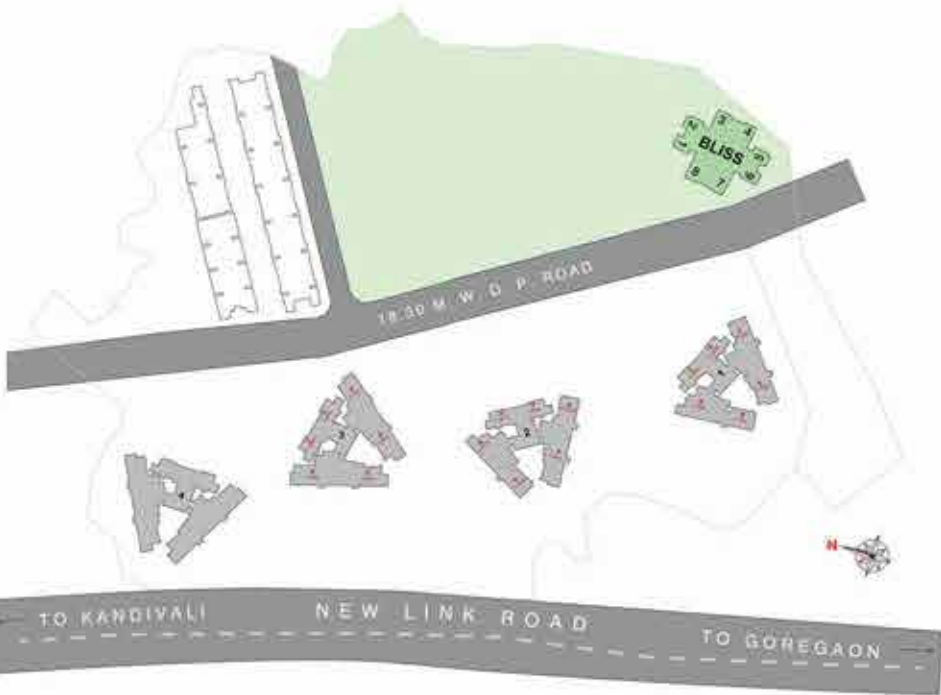
Flat No.	Type	Carpet Area
1	2 BHK	759 Sq. Ft.
2	2 BHK	759 Sq. Ft.
3	3 BHK	1184 Sq. Ft.
4	4 BHK	2126 Sq. Ft.
5	3 BHK	1304 Sq. Ft.
6	2 BHK	763 Sq. Ft.



31st Floor Plan
Tower 1

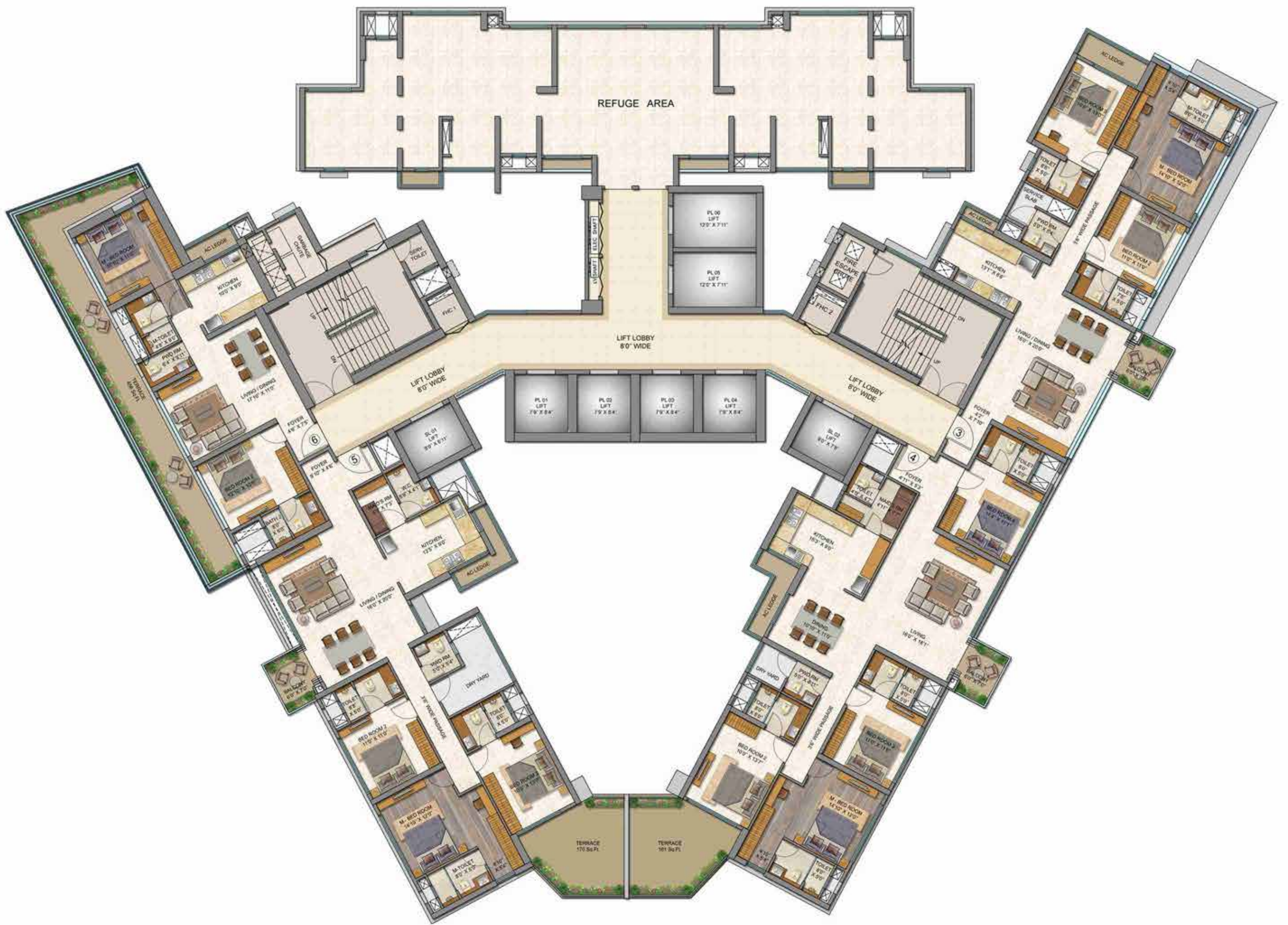
Flat No.	Type	Carpet Area
1	2 BHK	759 Sq. Ft.
2	2 BHK	759 Sq. Ft.
3	3 BHK	1184 Sq. Ft.
4	4 BHK	2126 Sq. Ft.
5	3 BHK	1778 Sq. Ft.
6	2 BHK	763 Sq. Ft.





38th & 40th Floor Plan
Tower 1

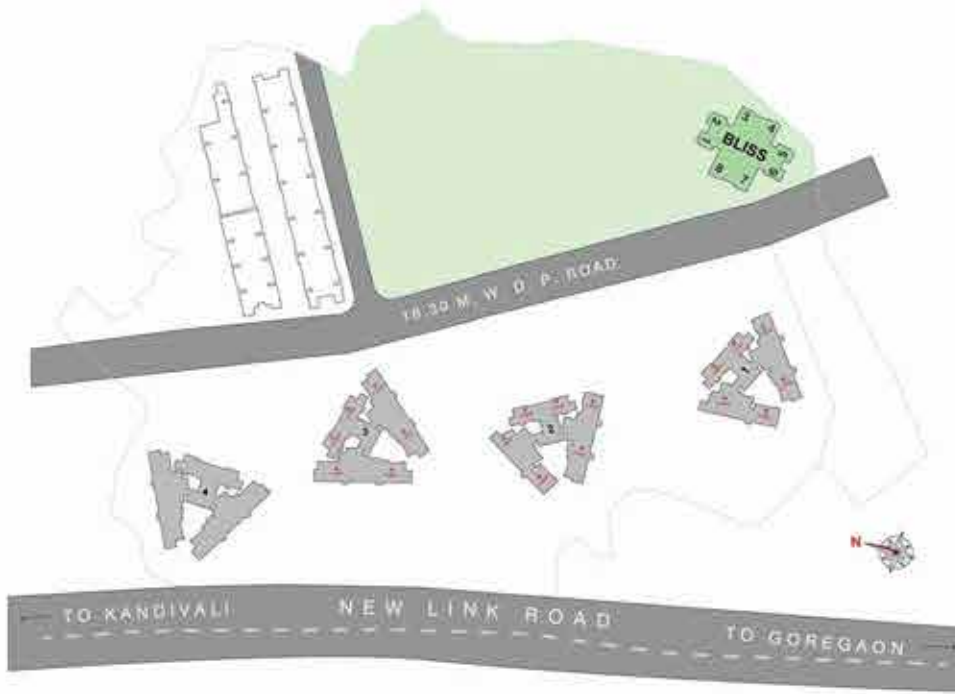
Flat No.	Type	Carpet Area
1	2 BHK	759 Sq. Ft.
2	2 BHK	759 Sq. Ft.
3	3 BHK	1623 Sq. Ft.
4	4 BHK	1579 Sq. Ft.
5	3 BHK	1304 Sq. Ft.
6	2 BHK	763 Sq. Ft.



42nd Floor Plan
Tower 1

Flat No.	Type	Carpet Area
1	REFUGE AREA	
2		
3	3 BHK	1184 Sq. Ft.
4	4 BHK	1760 Sq. Ft.
5	3 BHK	1474 Sq. Ft.
6	2 BHK	1219 Sq. Ft.

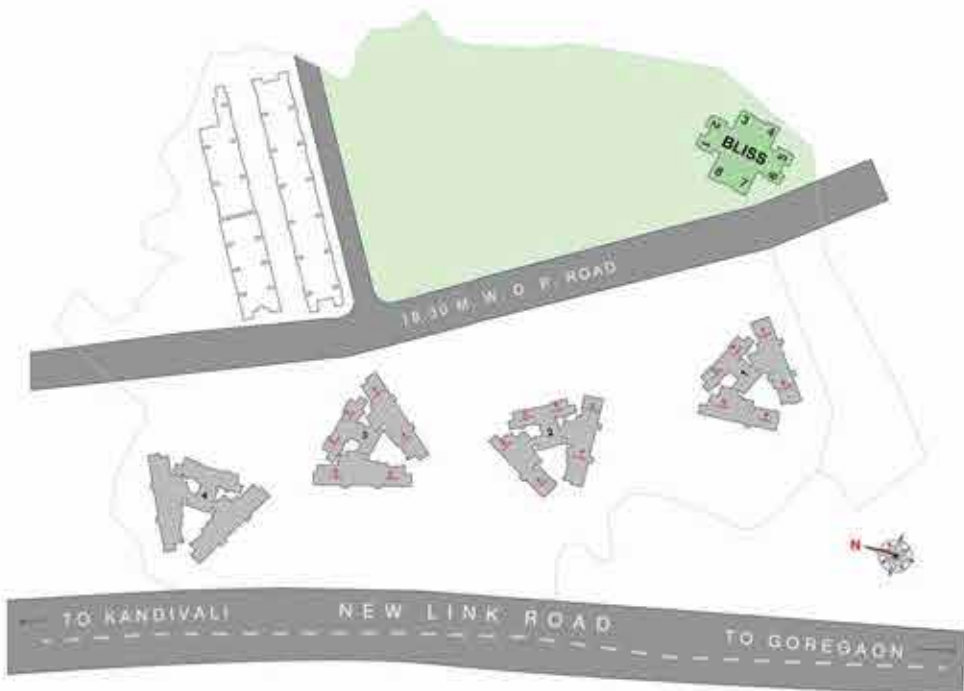




44th Floor plan
Tower 1



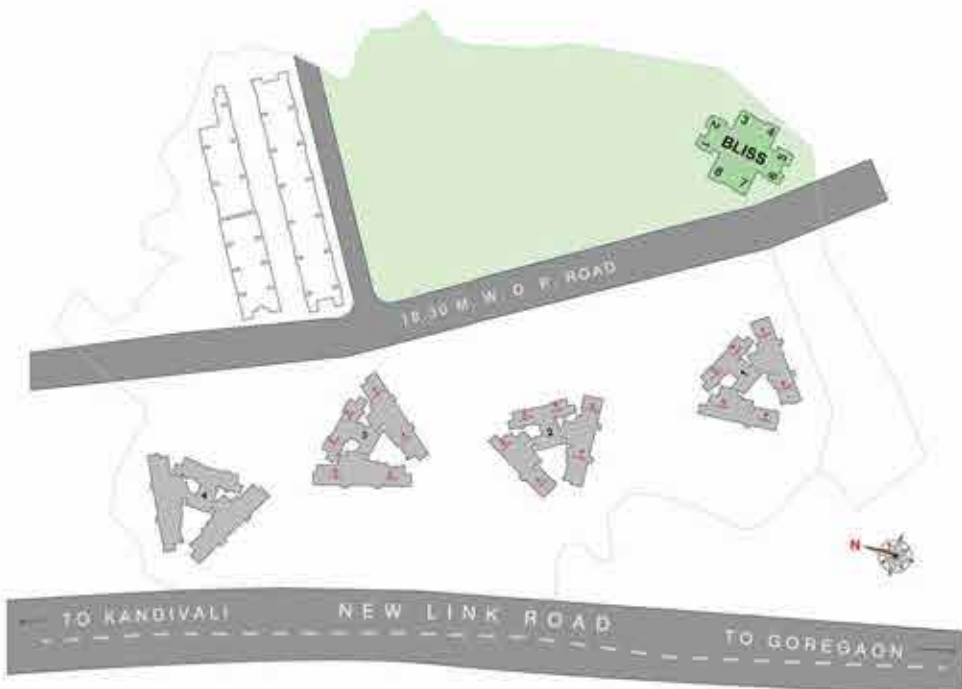
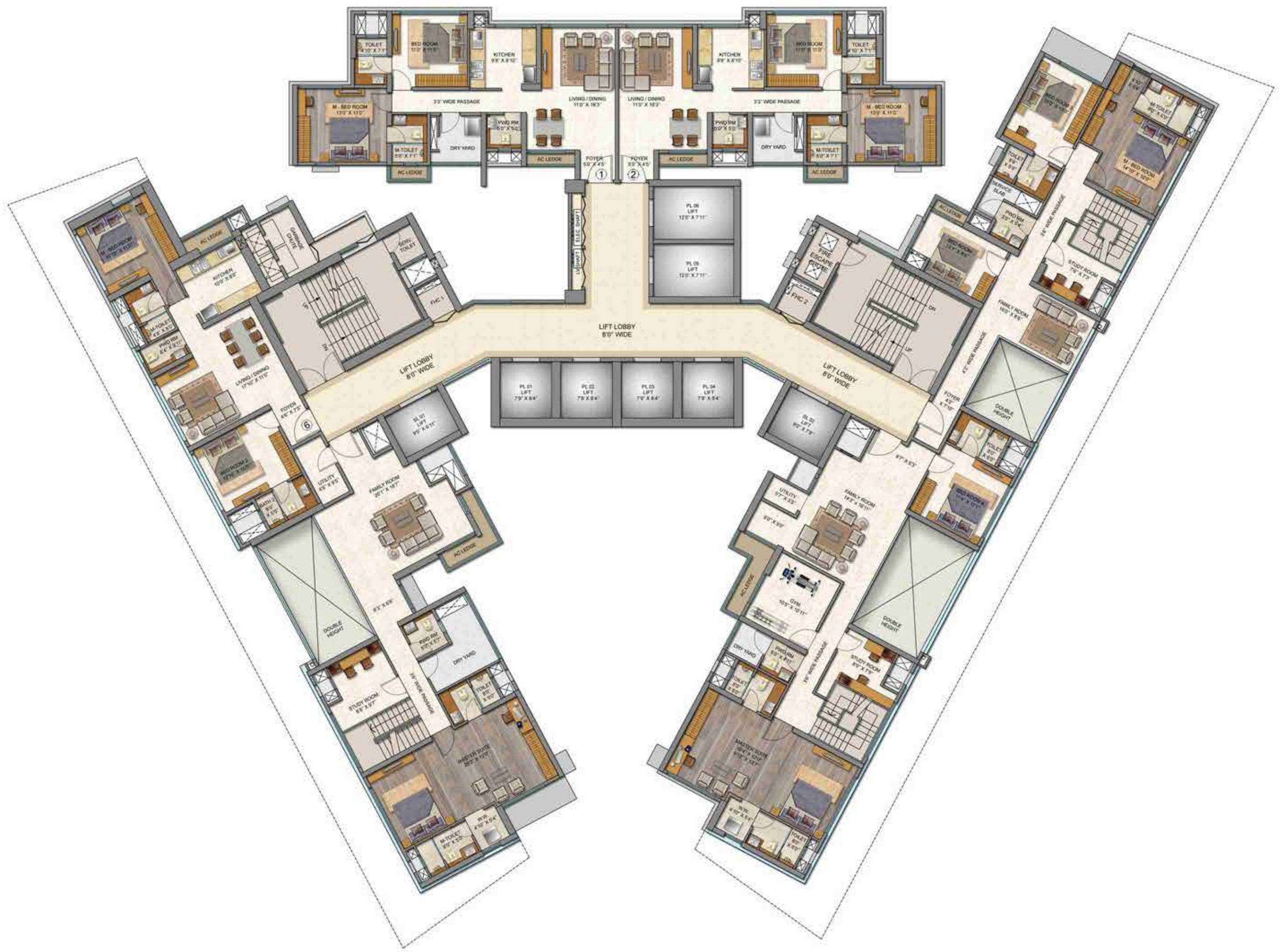
Flat No.	Type	Carpet Area
1	2 BHK	759 Sq. Ft.
2	2 BHK	759 Sq. Ft.
3	3 BHK	1184 Sq. Ft.
4	4 BHK	1579 Sq. Ft.
5	3 BHK	1304 Sq. Ft.
6	2 BHK	1219 Sq. Ft.



53rd Floor Plan
Tower 1



Flat No.	Type	Carpet Area
1	2 BHK	759 Sq. Ft.
2	2 BHK	759 Sq. Ft.
3	53 rd & 54 th Duplex	1623 + 940 = 2563 Sq. Ft.
4	53 rd & 54 th Duplex	2126 + 1264 = 3390 Sq. Ft.
5	53 rd & 54 th Duplex	1778 + 1009 = 2787 Sq. Ft.
6	2 BHK	1219 Sq. Ft.



54th Floor Plan
Tower 1

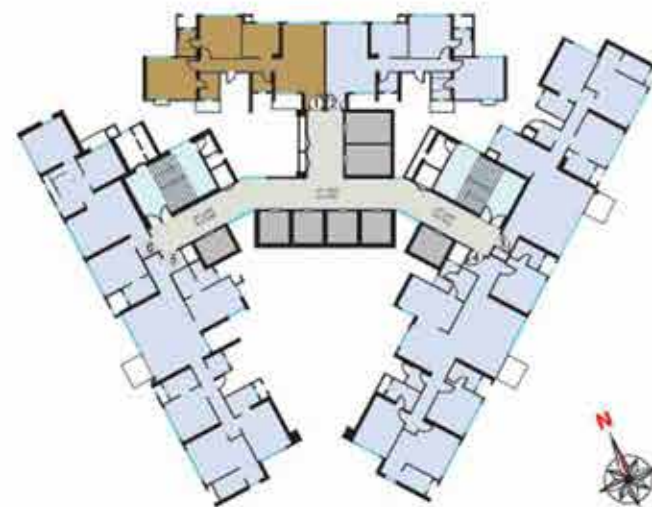
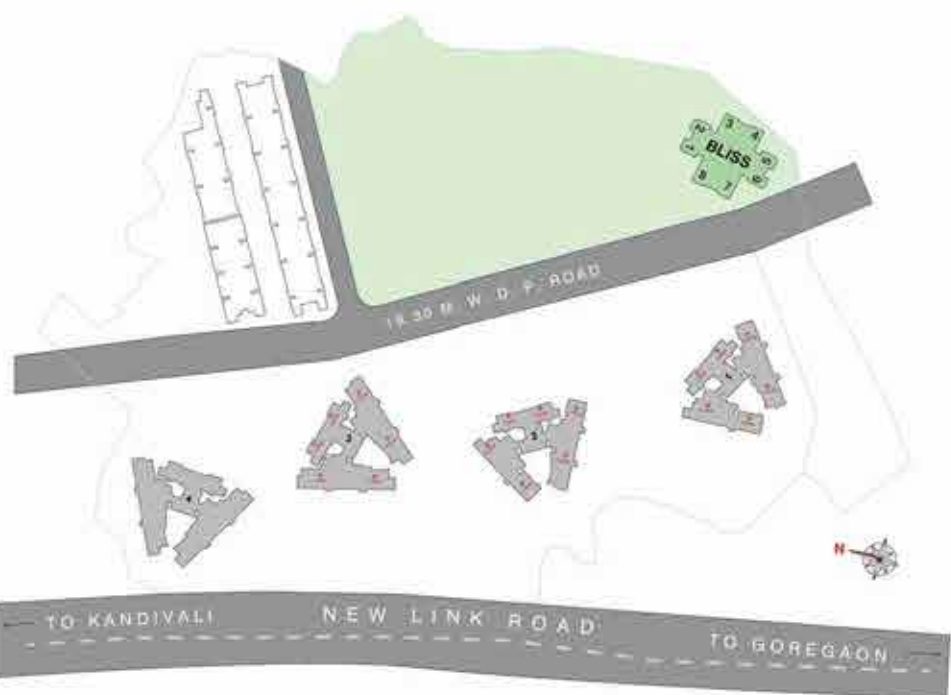


Flat No.	Type	Carpet Area
1	2 BHK	759 Sq. Ft.
2	2 BHK	759 Sq. Ft.
3	53 rd & 54 th Duplex	1623 + 940 = 2563 Sq. Ft.
4	53 rd & 54 th Duplex	2126 + 1264 = 3390 Sq. Ft.
5	53 rd & 54 th Duplex	1778 + 1009 = 2787 Sq. Ft.
6	2 BHK	763 Sq. Ft.



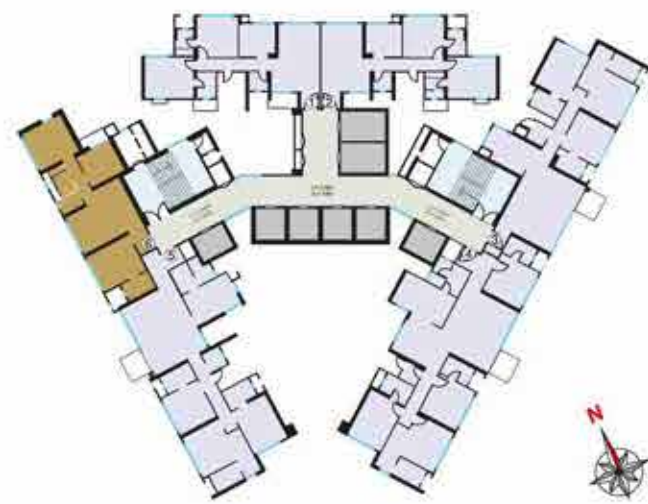
UNIT PLANS

TOWER-1



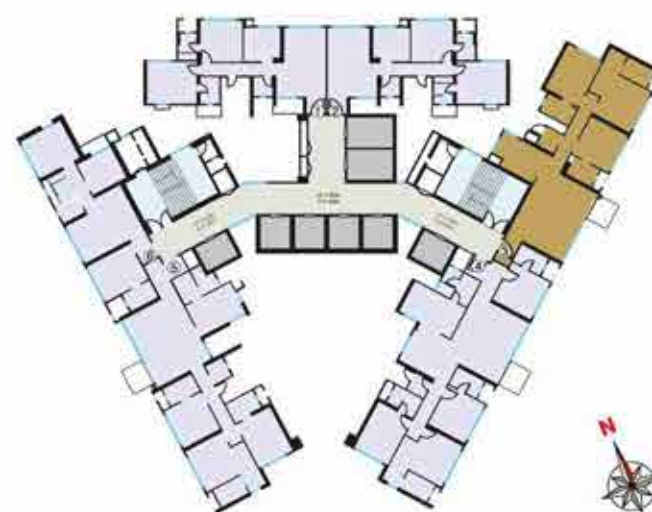
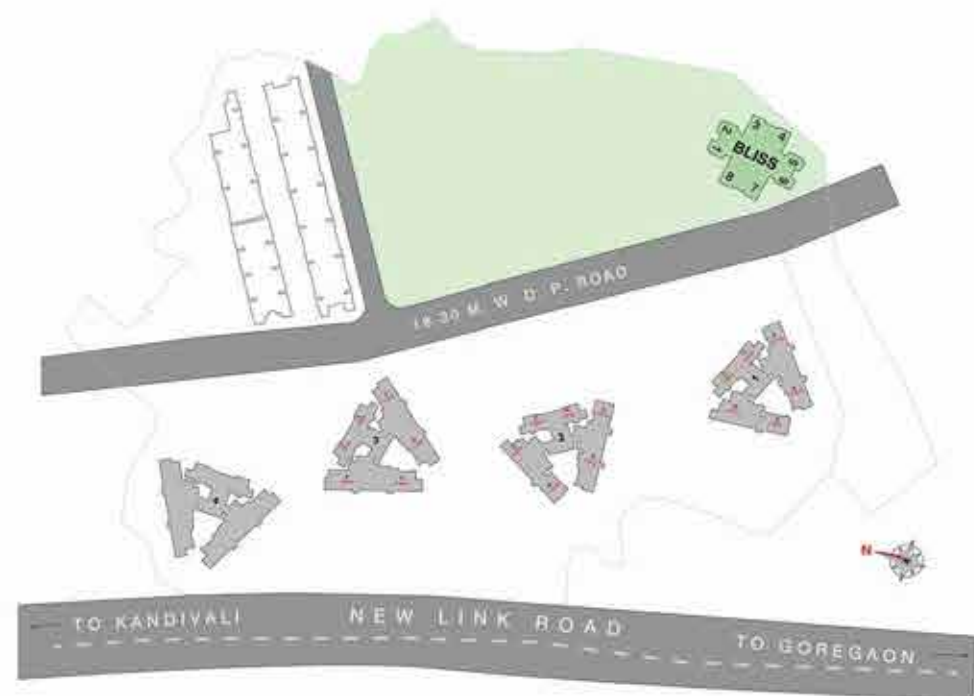
2 BHK

759 Sq. Ft.



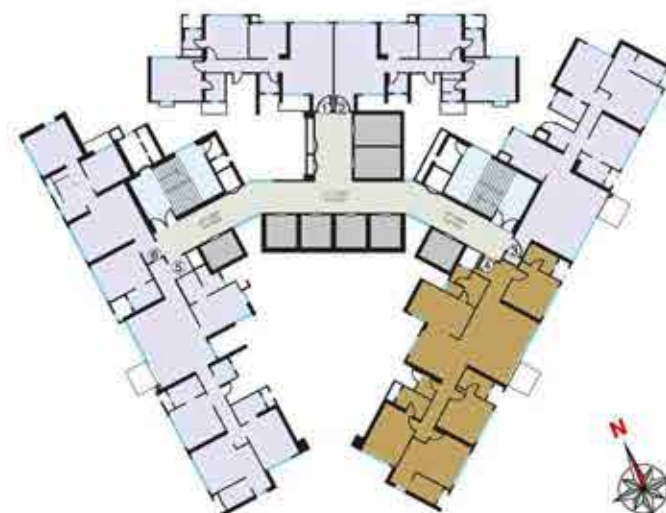
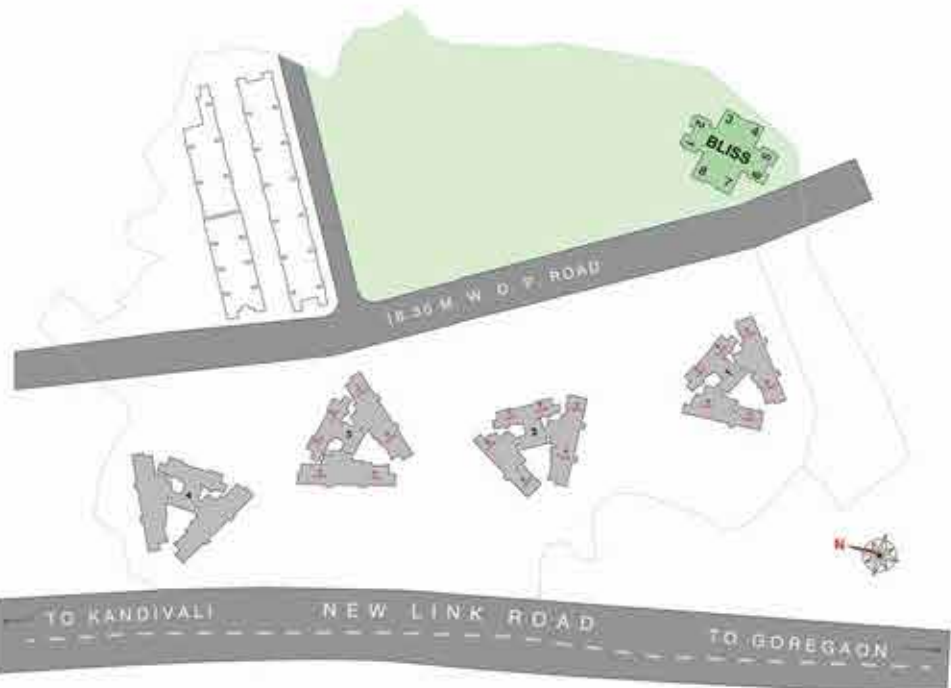
2 BHK

763 sq.ft



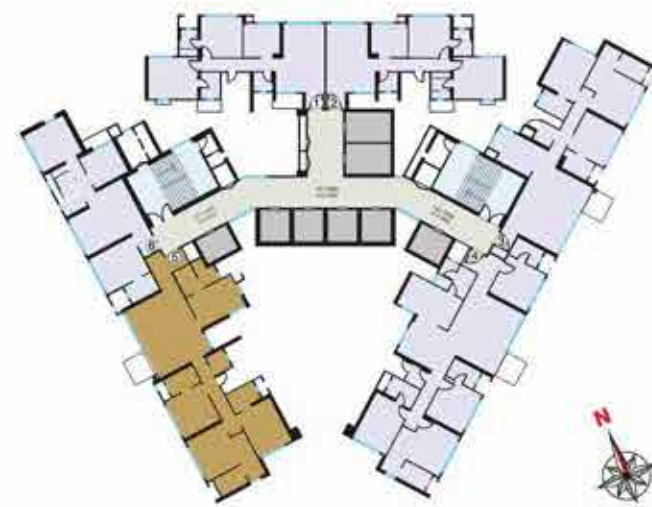
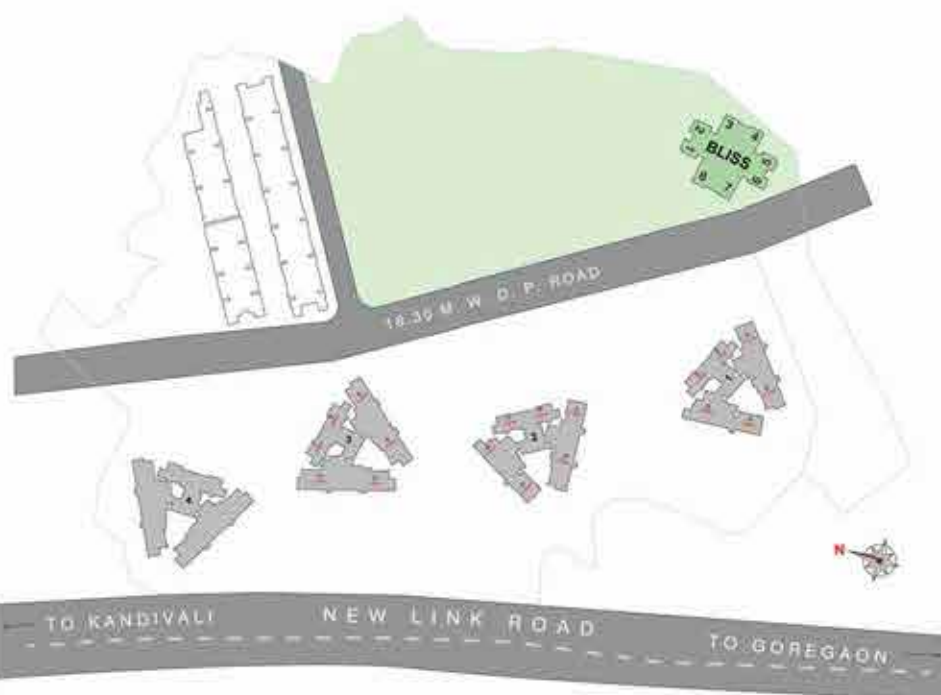
3 BHK

1184 Sq. Ft.

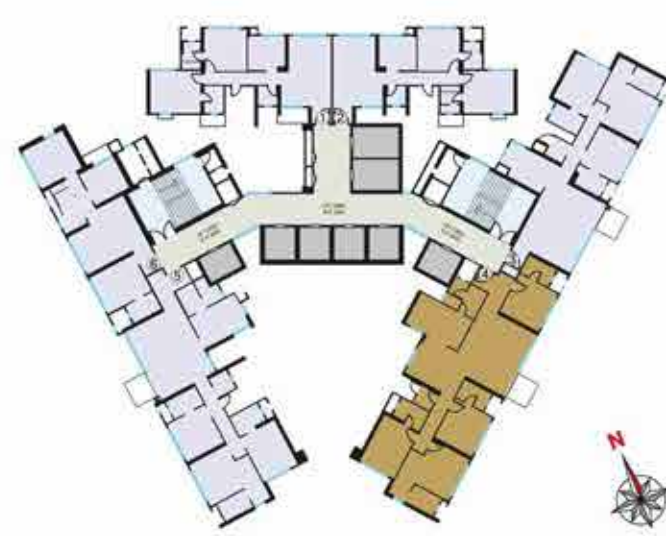
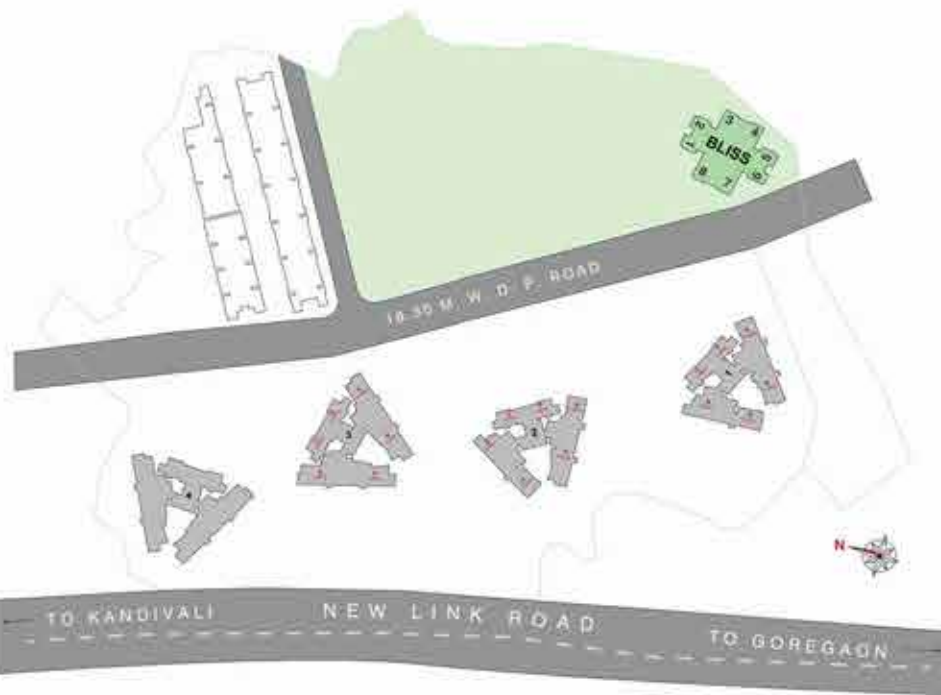


4 BHK

1579 Sq. Ft.



3 BHK
.....
1304 Sq. Ft.





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TOWER-2
— FLOOR PLAN —

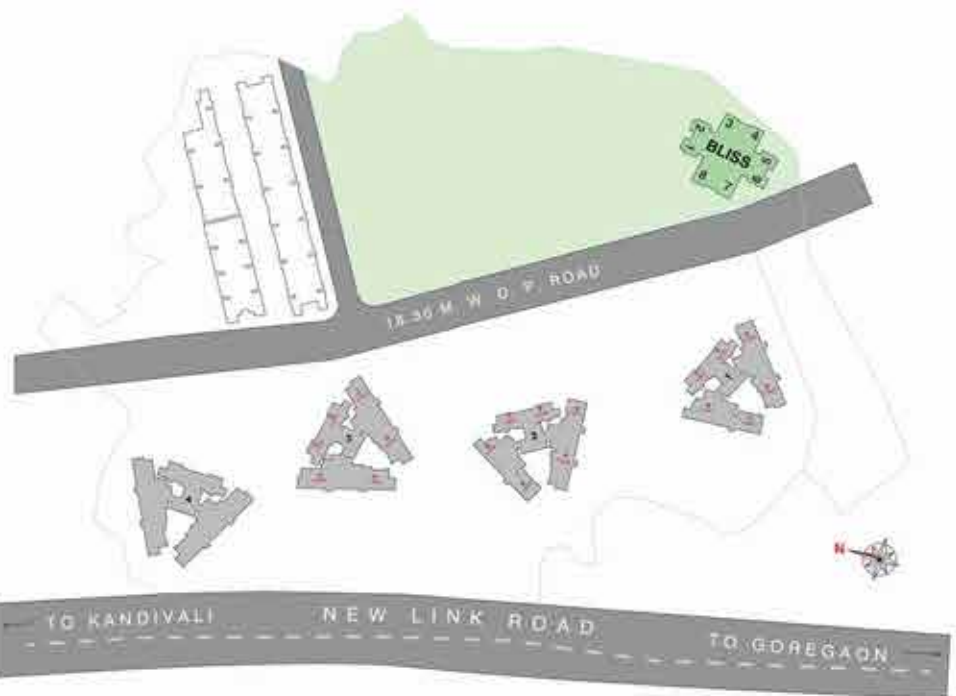


Link Road, Malad (W), Mumbai



Typical Floor plan
Tower 2

Flat No.	Type	Carpet Area
1	2 BHK	759 Sq. Ft.
2	2 BHK	759 Sq. Ft.
3	3 BHK	1184 Sq. Ft.
4	4 BHK	1579 Sq. Ft.
5	3 BHK	1304 Sq. Ft.
6	2 BHK	763 Sq. Ft.





24th & 26th Floor plan
Tower 2

Flat No.	Type	Carpet Area
1	2 BHK	759 Sq. Ft.
2	2 BHK	759 Sq. Ft.
3	3 BHK	1184 Sq. Ft.
4	4 BHK	2126 Sq. Ft.
5	3 BHK	1304 Sq. Ft.
6	2 BHK	763 Sq. Ft.

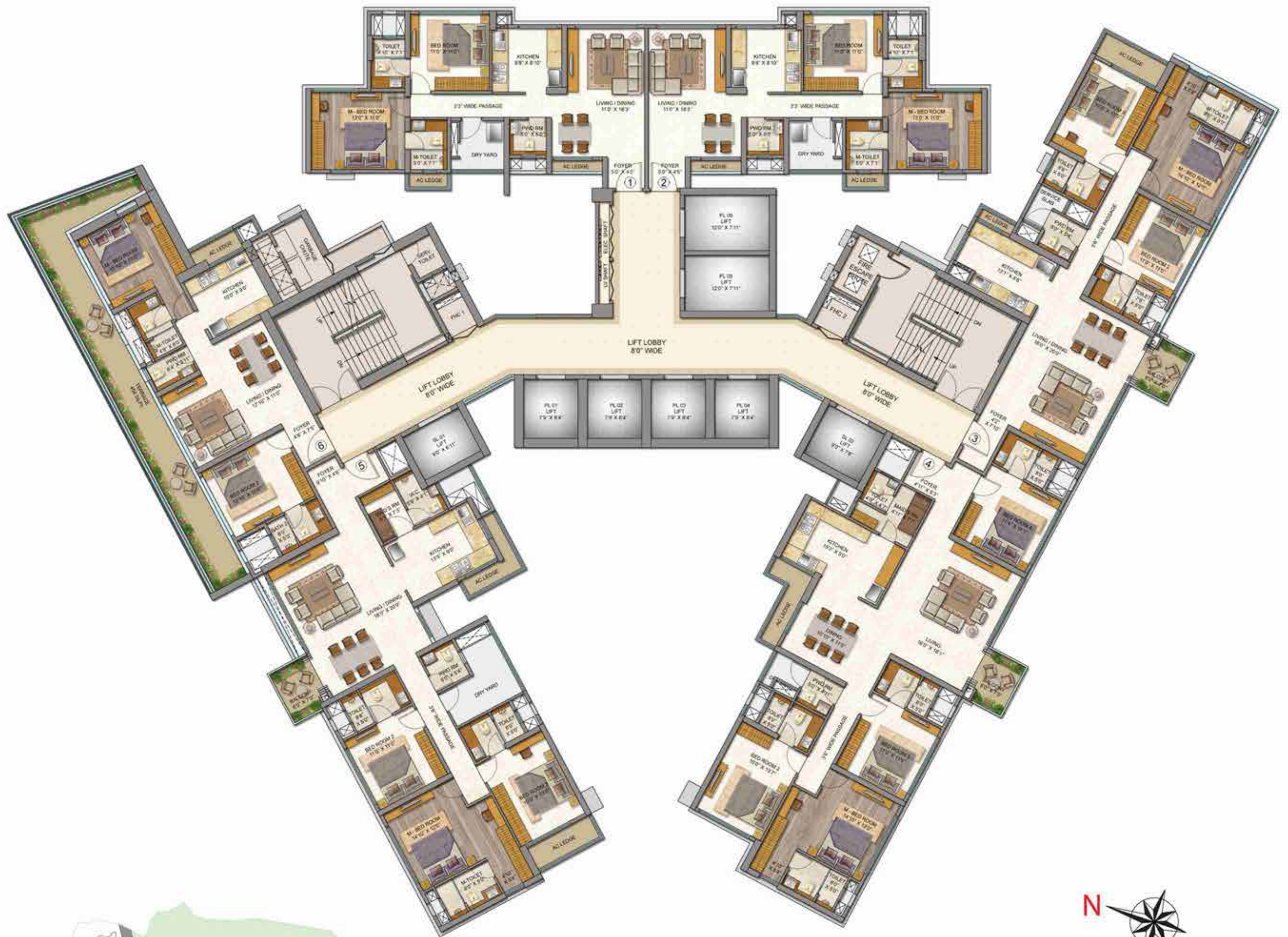


Flat No.	Type	Carpet Area
1	2 BHK	759 Sq. Ft.
2	2 BHK	759 Sq. Ft.
3	3 BHK	1184 Sq. Ft.
4	4 BHK	1579 Sq. Ft.
5	3 BHK	1778 Sq. Ft.
6	2 BHK	763 Sq. Ft.



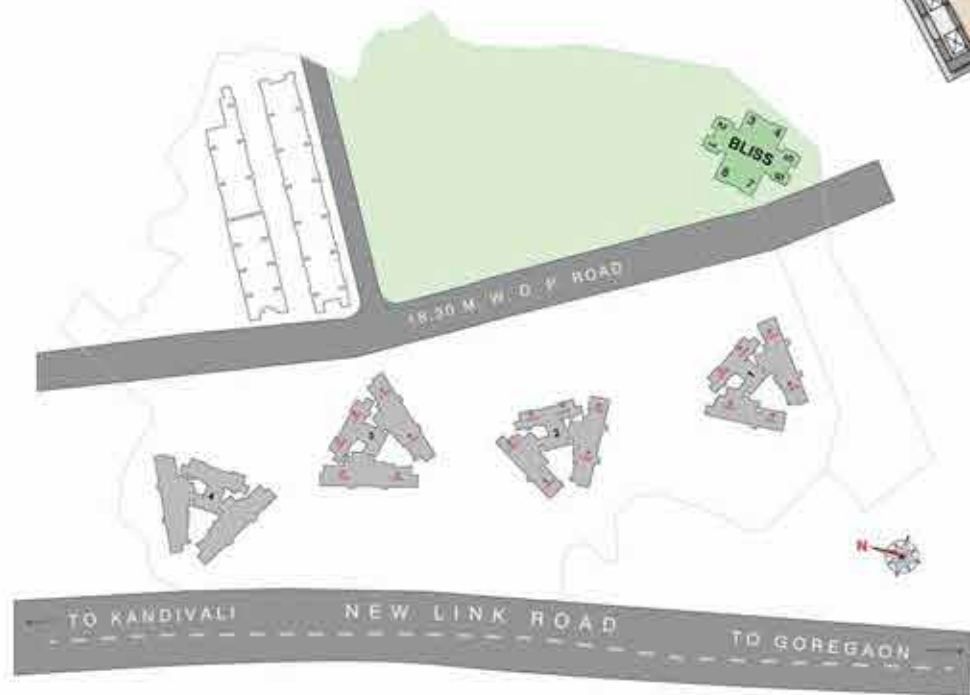
33rd & 35th Floor plan
Tower 2

Flat No.	Type	Carpet Area
1	2 BHK	759 Sq. Ft.
2	2 BHK	759 Sq. Ft.
3	3 BHK	1623 Sq. Ft.
4	4 BHK	1579 Sq. Ft.
5	3 BHK	1304 Sq. Ft.
6	2 BHK	763 Sq. Ft.



37th & 39th Floor plan
Tower 2

Flat No.	Type	Carpet Area
1	2 BHK	759 Sq. Ft.
2	2 BHK	759 Sq. Ft.
3	3 BHK	1184 Sq. Ft.
4	4 BHK	1579 Sq. Ft.
5	3 BHK	1304 Sq. Ft.
6	2 BHK	1219 Sq. Ft.





53rd Floor plan
Tower 2

Flat No.	Type	Carpet Area
1	2 BHK	759 Sq. Ft.
2	2 BHK	759 Sq. Ft.
3	3 BHK	1184 Sq. Ft.
4	4 BHK	2126 Sq. Ft.
5	3 BHK	1814 Sq. Ft.
6	2 BHK	909 Sq. Ft.





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