

Fine living

not just luxury

Joyville[®]

by **Shapoorji Pallonji[®]**

Sector 102, Gurugram

Bringing together

Luxury & Convenience

Gurugram has become an epicenter of growth. This city boasts of high-rise commercial and residential buildings, a rapid Metro transport system and the most talked about roadway - the Dwarka Expressway (DEW). Located across the Dwarka Expressway in Sector 102, Joyville Gurugram offers you fine living at its best. A project that boasts of the best amenities also promises you proximity to everything of your need, all within a 30 minute reach.

Gurugram

Hosting major IT companies, Gurugram has earned its name - Cyber City and Millennium City.

Gurugram is the third highest per capita income city, only after Chandigarh and Mumbai given the enormous growth in a short time.

The most preferred place to operate business from, Gurugram has many multinational companies branching out from there.

The cultural landscape of the city has changed due to its heterogenous, cosmopolitan and global population.

The city boasts of high-rise commercial and residential buildings, a rapid Metro transport system and the most talked about roadway - the Dwarka Expressway (DEW).

Extraordinary Neighbourhood

5-10

Minutes away

SCHOOLS

- Delhi Public School
- Imperial Heritage School
- Gurugram Global Height School

UPCOMING

- AIIMS Hospital
- Proposed Metro Line
- Diplomatic Enclave

10-20

Minutes away

HOSPITALS

- Columbia Asia

OTHERS

- Sultanpur National Park

HOTELS

- Trident
- Hyatt Regency

TRANSPORTATION

- Airport
- Gurgaon Railway Station
- Delhi Jaipur Highway

20-30

Minutes away

HOTELS

- JW Marriott Aerocity
- Holiday Inn Aerocity
- Novotel Aerocity
- Leela Ambience
- Oberoi Gurgaon

HOSPITALS

- Fortis Hospital
- Max Healthcare

UPCOMING

- Convention Center Dwarka

ENTERTAINMENT

- PVR Cinemas
- Carnival Cinemas
- Cyber Hub
- Kingdom of Dreams
- Sector 29

SCHOOLS

- G. D. Goenka school
- Bal Bharti Public School
- Indraprastha University

CORPORATE HUB

- Cyber City
- MG Road
- Udyog Vihar
- Unitech Cyber Park
- Eros Corporate Park

TRANSPORTATION

- Huda City Center Metro

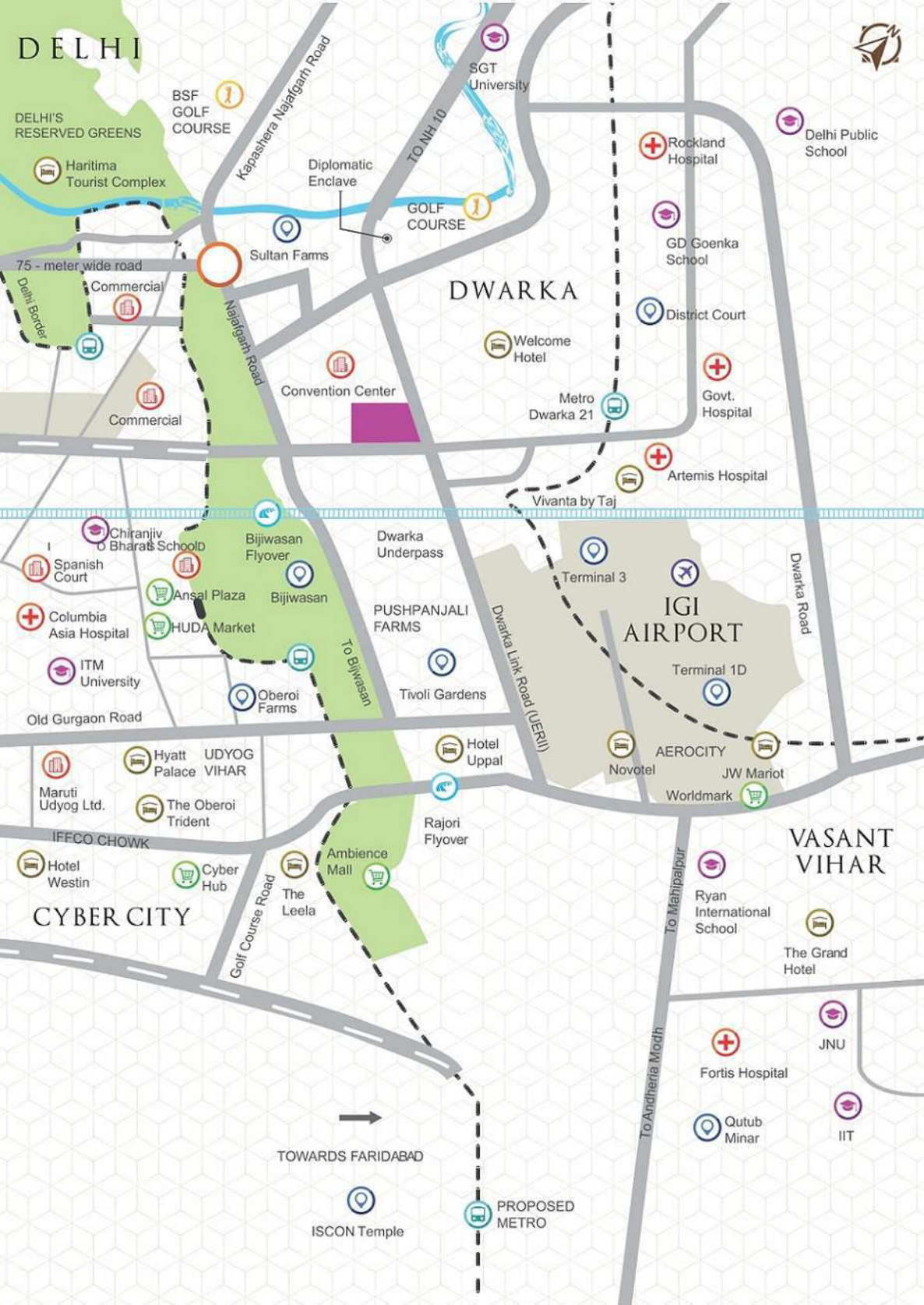
Estimated travel time is tentative and based on normal traffic conditions. Upcoming infrastructure developments are subject to approval and development by the government and other relevant authorities.

Location Map



Map not to scale. The information has been taken from the internet.
The map depicts only select landmarks and does not depict all the surroundings to the project.

DELHI



DELHI'S RESERVED GREENS

Haritima Tourist Complex

75-meter wide road

Delhi Border

Commercial

Commercial

Commercial

Commercial

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BSF GOLF COURSE

Sultan Farms

Diplomatic Enclave

GOLF COURSE

DWARKA

Welcome Hotel

Convention Center

Metro Dwarka 21

Rockland Hospital

GD Goenka School

Delhi Public School

District Court

Govt. Hospital

Artemis Hospital

Vivanta by Taj

Terminal 3

IGI AIRPORT

Terminal 1D

AEROCITY

JW Mariot

Worldmark

PUSHPANJALI FARMS

Tivoli Gardens

Dwarka Underpass

Dwarka Link Road (UERI)

Hotel Uppal

Rajori Flyover

Ambience Mall

The Leela

UDYOG VIHAR

Hyatt Palace

The Oberoi Trident

Cyber Hub

Hotel Westin

Maruti Udyog Ltd.

IFCO CHOWK

Hotel Westin

Maruti Udyog Ltd.

IFCO CHOWK

Hotel Westin

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IFCO CHOWK

Hotel Westin

Maruti Udyog Ltd.

IFCO CHOWK

Hotel Westin

Maruti Udyog Ltd.

IFCO CHOWK

VASANT VIHAR

Ryan International School

The Grand Hotel

Fortis Hospital

Qutub Minar

JNU

IIT

TOWARDS FARIDABAD

ISCON Temple

PROPOSED METRO

The Gurugram Glory

Pocket Amenity Spaces



Active
Recreational Spaces



Passive
Recreational Spaces



Tot Lot Area



Open Air Gymnasium

Features



Air purifiers at project level in common areas



ACs in all the bedrooms, dining and living room



24x7 DG backup for all apartments and common areas



Designs that celebrate

Space & Joy of Living

With a pledge of engineering a better planet for further generations to come, Shapoorji has come up with Joyville Gurugram - an unprecedented residential complex that offers homes with an alluring lifestyle. Its breathtaking floral parks are spread over a 3 acres (~12,140 sq.m) property with scenic views of greenery that inspire you to make the most of its peerless amenities, every single day.

Project Highlights

~18 ACRES
(~72,844 Sq.M)
OF DEVELOPMENT

OVER
75%
OF OPEN
SPACES

~3 ACRES
(~12,140 Sq.M) OF
COLOURFUL PARKS

24000
Sq.Ft. (~2230 Sq.M)
CLUBHOUSE WITH
SWIMMING POOL*

9 POCKET
AMENITY SPACES**

**AIR
PURIFIERS**
IN COMMON AREAS

31+
AMENITIES WITHIN
THE PROJECT#

*The Swimming pool will be delivered post construction of tower Crown. **All 9 pocket amenity spaces will be provided at the project level for the entire 18 acres. Delivery timeline for 9 pocket amenity spaces will be done phase-wise, in each of the 3 phases, as per possession timelines of the respective phase. #Some of these amenities will be delivered in future phases of the development

Tranquil Lifestyle

Clubhouse

An impeccable structure with over **24,000 sq.ft.** (~2230 sq.m) of space and amenities which go beyond the ordinary, the clubhouse allows you to find a place of your own. Choose to spend a leisurely day by the pool or a night at the banquet hall, this is the perfect place for yourself and your family.



Double height
entrance lobby



Banquet hall
with kitchen



Business Center



Squash court



Gymnasium



Cafeteria



Theatre room / AV room



Indoor games room



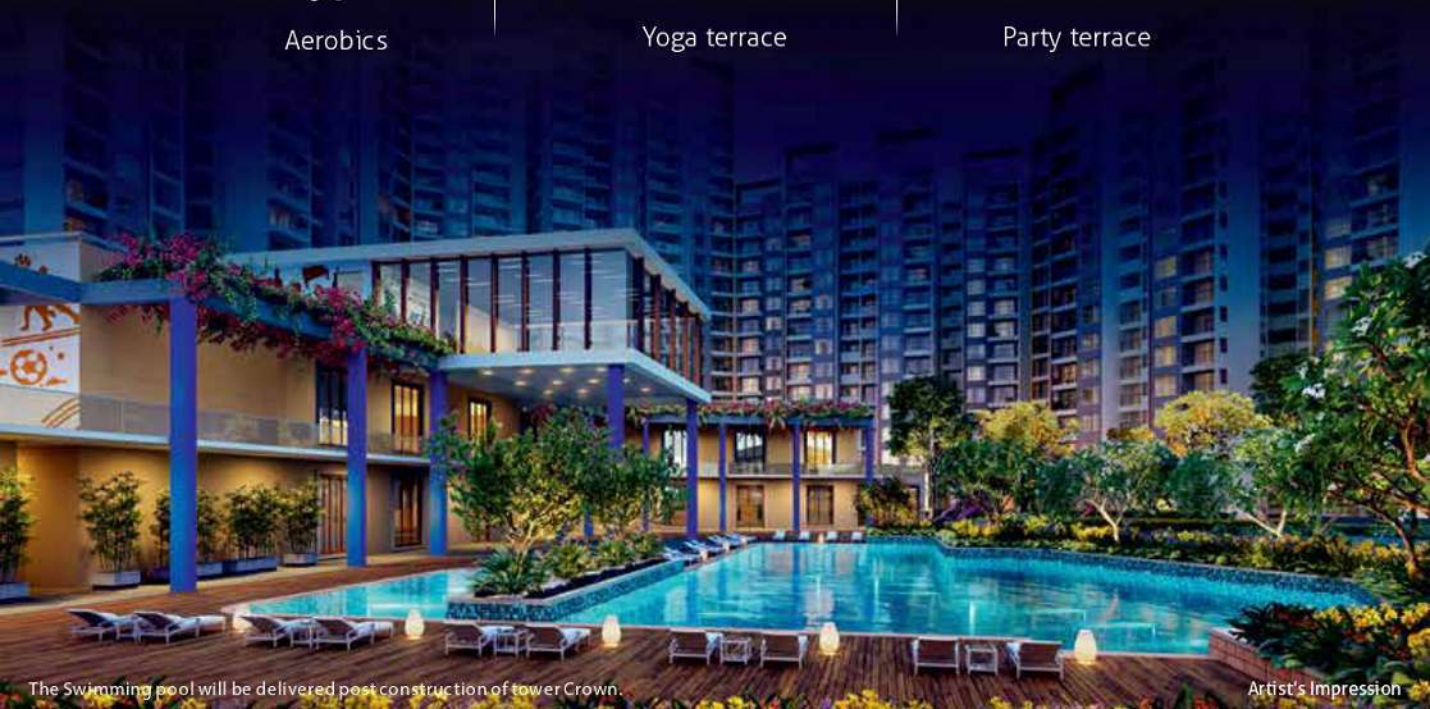
Aerobics



Yoga terrace



Party terrace



The Green Lifestyle

Topaz Park



Artist's impression

Find inner peace on a daily basis. Stretch the limits of your mind and body. Walk yourself to pink of health. And see what Topaz Therapy can do.

Sapphire Park



Artist's impression

Master the butterfly. Rekindle your love for books. Yak away for hours without a worry. And see what Sapphire Therapy can do.

Coral Park³



Artist's impression

Set milestones and re-set them. Take on a new sport. Work out your way to an active lifestyle. And see what Coral Therapy can do.

Make way for exceptional

Green Grandeur

Find yourself in a tranquil state of mind, surrounded by exotic trees at the green lifestyle and welcome mental peace with open arms. Feel at ease, reduce your stress and enjoy the feeling of well being simply by encircling yourself with the nature's finest. The time has come to give your child a childhood surrounded by nature, a childhood you once lived.

Green Lifestyle Amenities



Amphitheatre³



Step Garden



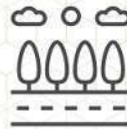
Palm Garden³



Senior Citizen's Park



Meditation Pods



Panchtatva Pathway



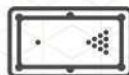
Cricket Pitch³



Maze Garden³



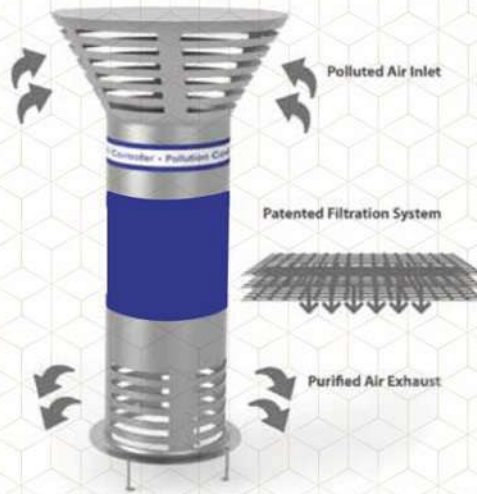
Kids Play Area



Multi Utility Games Area³

Air purifiers

at project level in common areas that filter dust, odour, petrol fumes and smog at regular intervals



15+

Air purifying tree species

Major areas on ground under tree shade⁴

★ *Ficus* Benjamina

✱ *Mimusops* Elengi

✱ *Syzigium* Cumini

★ *Madhuca* Longifolia

★ *Kegeia* Pinnata

✱ *Dalbergia* Sisso

✱ *Mangifera* Indica

★ *Tamarinda* Indica

★ *Azadiracta* Indica

✱ *Ficus* Glomerata

✱ *Manilkara* Hexandra

★ *Neolamarckia* Cadamba

★ *Michelia* Champaca

✱ *Alstonia* Scholaris

✱ *Plumeria* Rubra

★ *Melia* Azederach

⁴Tree shades are subject to natural growth of trees planted over a period of 5 years.

Signature Tower

Crown

4 Bed Residences

With lavish living spaces and mesmerizing expansive balconies, enjoy the awe-inspiring views of the internal landscape and colour inspired parks. Feel spiritually elevated at the sky lounge deck with yoga and an observatory deck enclosed by green hues. Fun and laughter get a new definition at the expansive clubhouse and multiple amenities; all of this, just steps away from your abode.



Artist's impression

Living & Dining



Sky Lounge



Stilt-Level



4 BHK Tower Amenities

Chit-Chat Lounge | Foosball / Hammock | Pool Table | Open Air Gym
Giant Chess Board | Hop Scotch | Large Jenga Tower | Toddlers Zone | Golf Putting Greens

and many more..

*Tower amenities will be delivered with the tower

The Next

Frontier



THE
Jio Fiber

Advantage

JioFiber welcomes you to the future. The only all-fiber network that gives you services never before experienced in India. JioFiber will transform the way you and your loved ones connect, communicate and consume content at home.

Safety Features*



Smart Home Hub



Emergency/ Panic button
& Smart Indoor Siren



Combustible
Gas Leak Sensor



Video Door Bell

*These are a part of the standard offering provided by Joyville Shapoorji to all apartment buyers independent of their decision to subscribe to JioFiber or not. Service charges applicable towards usage of these services will be borne by the customer.



High-Speed Internet

For the first time in India, get upto 1 Gbps internet
Enjoy the best WiFi experience in every room of your home with
Jio WiFi Mesh service



Free HD Voice

Free HD voice calling within India
Use your landline or smartphone for intercom calling



TV Video Calling

Experience India's own TV Calling and Conferencing solution
Make Free video and conference calls to anyone, anywhere in the world!



TV Plus

Every TV will now be SMART!
Access India's first-ever integrated platform that brings together
TV shows, Movies, Video on Demand and your favourite applications.
Use voice commands on JioRemote to control your TV



Home Networking

Free and easy way to access or share all your content (photos, music,
videos and documents) across devices, anytime & anywhere in the world!



Gaming

India's own multi-player gaming platform
Zero Latency gaming experience
Use your smartphone as a gaming controller

Specifications

Flooring

- Vitrified tiles of size 800mm x 800mm for living, dining and kitchen
- Wooden laminated flooring for all bedrooms
- Anti-skid ceramic tiles in bathrooms, balconies and utility area

Door

- Main door and bedroom doors – wooden flush door with laminates on both sides, wooden flush toilet door.

Electricals

- Modular switches and sockets from Legrand or equivalent

Bedroom

- 2-way control switches in all bedrooms (selective points for fan and light)

Window

- Powder-coated Aluminum windows

Railing

- MS Railing with Synthetic Enamel Paint

Bathroom

- Counter top with under counter basin
- Branded CP fittings from Jaquar/Cera or equivalent
- Solar water heater in master bed bathroom
- Concealed dual flush systems in bathrooms
- Provision for exhaust fan
- False ceiling in all bathrooms
- Provision for geysers in bathrooms
- Branded sanitary fittings from Jaquar/Cera or equivalent

Kitchen

- Black Granite platform with stainless steel sink with drain board from Nirali/Futura or equivalent
- Modular Kitchen* by Godrej Interio or equivalent Hob and Chimney by Glenn or equivalent
- Electrical points for kitchen appliances
- Dado tiles up to 600 mm above counter top
- Provision for geyser in kitchen
- Provision for exhaust fans
- Provision for water purifier

*Modular kitchen will be provided only under platform.

Finer Details

Master Layout



Sierra • Alpine • Summit • Pinnacle - 2BHK | Crest • Meridian • Grandis • Crescendo - 3BHK | Crown - 4BHK

- | | | |
|-------------------------------|-------------------------------|---------------------------------|
| 1. Entry Plaza | 8. Leisure Pool ³ | 15. Maze Garden ³ |
| 2. Trellis with Seating | 9. Kids' Play Area | 16. M.U.G.A. Court ³ |
| 3. Entrance Water Feature | 10. Topaz Park | 17. Cricket Pitch ³ |
| 4. Tower Drop Off | 11. Sapphire Park | 18. Panchatatra Pathway |
| 5. Clubhouse | 12. Coral Park ³ | 19. Step Garden |
| 6. Swimming Pool ³ | 13. Amphitheatre ³ | 20. Shopping Plaza ³ |
| 7. Kids' Pool ³ | 14. Palm Garden ³ | 21. Skating Rink ³ |

Clubhouse

- Banquet Hall with Kitchen
- Gymnasium
- Indoor Games Room
- Squash Court
- Aerobics
- Business Center
- Cafeteria
- Yoga Terrace
- Double Height Entrance Lobby
- Theatre Room/AV Room
- Party Terrace

Pocket Amenity Spaces

- Open-Air Gym
- Passive Recreational Spaces
- Tot Lot Area
- Active Recreational Spaces

Disclaimer: Artist's impression of actual space. Amenities indicated herein pertain to the entire layout and will be constructed when all the phases are developed. The location and the provision of the amenities are at the proposal stage and are subject to approval from the authorities. ³These amenities will be delivered in future phases of the development. All 9 pocket amenity spaces will be provided at the project level for the entire 18 acres. Delivery timeline for 9 pocket amenity spaces will be done phase-wise, in each of the 3 phases, as per possession timelines of the respective phase.

Area Statement

Typology	Total Saleable Area	Carpet Area (A)		Balcony Area (B)	Total (A+B)
	Sq. Ft.	Sq. m.	Sq. Ft.	Sq. Ft.	Sq. Ft.
2 BHK Delight	915	54.77	589.49	54.36	643.85
2 BHK - Grande	1,215	68.27	734.80	124.00	858.81
2 BHK - Luxury (Type - 01)	1,368	74.86	805.79	157.91	963.70
2 BHK - Luxury (Type - 02)	1,359	76.57	824.20	137.24	961.44
3 BHK - Grande	1,692	95.47	1,027.68	172.76	1,200.44
3 BHK - Luxury	1,852	104.80	1,128.10	191.71	1,319.81
4 BHK - Suite 1	2,162	125.21	1,348	183	1,531
4 BHK - Suite 2	2,180	122.13	1,315	221	1,536

2 BHK Delight



S.No	Names	Dimensions
1	Passage	4'4"X3'1"
2	Dwg./din	10'2" X18'4"
3	Balcony	9'10" X 3'11"
4	M.Bed Room	10'6" X 11'6"
5	M.Toilet	5'0" X 8'0"
6	Bed Room	10'6" X 9'0"
7	Toilet	8'0"X 5'0"
8	Kitchen	11'6" X 5'11"
9	Balcony	4'7" X 5'11"

Total Saleable Area	Carpet Area (A)		Balcony Area (B)	Total (A+B)
sq.ft.	sq.m.	sq.ft.	sq.ft.	sq.ft.
915	54.77	589.49	54.36	643.85

2 BHK Grande



S.No	Names	Dimensions
1	Passage	3'11" X 3'11"
2	Dwg./din	18'4 X 12'8"
3	Balcony	9'5" X 5'0"
4	Bedroom-2	10'5" X 11'11"
5	M. Bed Room	12'4" X 11'0"
6	M. Toilet	5'0" X 8'0"
7	Balcony	13'0" X 3'11"
8	Toilet - 2	7'9" X 5'0"
9	Kitchen	11'4" X 7'9"
10	Balcony	5'11" X 7'7"
11	Passage	4'9" X 4'9"

Total Saleable Area	Carpet Area (A)		Balcony Area (B)	Total (A+B)
sq.ft.	sq.m.	sq.ft.	sq.ft.	sq.ft.
1215	68.27	734.80	124.00	858.81

Variance (+/-) 3% in actual carpet area may occur on account of site conditions/columns/variations. Dimensions are of unfinished areas.

2 BHK Luxury (Type 1)



S.No	Names	Dimensions
1	Passage	4'7" X 8'2"
2	Dwg/din	14'10" X 17'10"
3	Balcony	8'0" X 5'11"
4	BedRoom-2	10'2" X 13'7"
5	M. Bed Room	11'0" X 13'1"
6	M. Toilet	8'0" X 5'0"
7	Balcony	11'8" X 4'8"
8	Toilet - 2	5'0" X 8'0"
9	Kitchen	12'1" X 7'6"
10	Balcony	5'7" X 13'2"
11	Passage	4'0" X 3'10"

Total Saleable Area	Carpet Area (A)		Balcony Area (B)	Total (A+B)
sqft 1368	sq.m. 74.86	sq.ft. 805.79	sq.ft. 157.91	sq.ft. 963.70

2 BHK Luxury (Type 2)



S.No	Names	Dimensions
1	Passage	4'0" X 3'11"
2	Dwg/din	21'10" X 13'10"
3	Balcony	10'4" X 5'11"
4	Bed Room-2	11'2" X 12'2"
5	M. Bed Room	12'7" X 12'2"
6	M. Toilet	5'0" X 8'0"
7	Balcony	13'3" X 3'11"
8	Toilet - 2	8'0" X 5'0"
9	Kitchen	10'6" X 7'8"
10	Balcony	4'7" X 10'5"
11	Passage	4'2" X 5'8"

Total Saleable Area	Carpet Area (A)		Balcony Area (B)	Total (A+B)
sqft 1359	sq.m. 76.57	sq.ft. 824.20	sq.ft. 137.24	sq.ft. 961.44

Variance (+/-) 3% in actual carpet area may occur on account of site conditions/columns/variations. Dimensions are of unfinished areas.

3 BHK Grande



S.No	Names	Dimensions
1	Passage	4'5" X 3'9"
2	Dwg./din	12'5" X 25'7"
3	Balcony	12'5" X 5'11"
4	Bed Room - 2	11'8" X 11'3"
5	M. Bed Room	12'10" X 12'1"
6	Bed Room - 3	11'8" X 10'0"
7	M. Toilet	8'0" X 5'0"
8	Balcony	14'1" X 4'9"
9	Toilet - 2	5'0" X 8'0"
10	Kitchen	7'9" X 11'11"
11	Balcony	5'1" X 10'4"
12	Toilet - 3	8'0" X 5'0"
13	Passage	3'7" X 4'6"

Total Saleable Area	Carpet Area (A)		Balcony Area (B)	Total (A+B)
sqft 1692	sq.m. 95.47	sq.ft. 1027.68	sq.ft. 172.76	sq.ft. 1200.44

3 BHK Luxury



S.No	Names	Dimensions
1	Passage	4'3" X 4'11"
2	Dwg./din	13'1" X 22'7"
3	Balcony	17'3" X 5'11"
4	Bedroom - 2	10'8" X 11'8"
5	M. Bed Room	11'7" X 12'4"
6	Bed Room - 3	11'0" X 12'10"
7	M. Toilet	5'0" X 8'0"
8	Balcony	11'11" X 4'7"
9	Toilet - 2	8'0" X 5'0"
10	Kitchen	9'1" X 12'2"
11	Balcony	5'11" X 9'5"
12	Toilet - 3	8'0" X 5'0"
13	Passage - 2	4'6" X 9'9"
14	Passage - 3	3'5" X 4'1"
15	Dress	5'1" X 8'4"

Total Saleable Area	Carpet Area (A)		Balcony Area (B)	Total (A+B)
sqft 1852	sq.m. 104.80	sq.ft. 1128.10	sq.ft. 191.71	sq.ft. 1319.81

Variance (+/-) 3% in actual carpet area may occur on account of site conditions/columns/variations. Dimensions are of unfinished areas.

4 BHK (Suite 1)



S.No	Names	Dimensions
1	Passage - 1	4'3" X 5'11"
2	Dwg./din	12'2" X 23'2"
3	Balcony	12'10" X 4'11"
4	M. Bed Room	15'8" X 13'0"
5	M. Toilet	4'8" X 8'0"
6	Dress	5'0" X 4'8"
7	Balcony	3'11" X 14'0"
8	Bedroom - 2	12'0" X 10'7"
9	Toilet - 2	8'0" X 5'0"
10	Balcony	3'11" X 14'3"
11	Bedroom - 3	10'10" X 12'0"
12	Toilet - 3	4'8" X 8'0"
13	Bedroom - 4	10'3" X 10'6"
14	Kitchen	7'10" X 12'0"
15	Balcony	9'2" X 4'7"
16	Toilet - 4	4'8" X 8'0"
17	Passage - 2	25'4" X 3'11"
18	Passage - 3	3'7" X 5'8"

Total Saleable Area	Carpet Area (A)		Balcony Area (B)	Total (A+B)
sqft	sqm	sqft	sqft	sqft
2162	125.21	1348	183	1531

4 BHK (Suite 2)



S.No	Names	Dimensions
1	Passage - 1	12'11" X 5'0"
2	Dwg.	13'6" X 17'1"
3	Din	13'2" X 7'0"
4	M. Bed Room	11'9" X 13'1"
5	M. Toilet	5'3" X 8'1"
6	Dress	5'3" X 4'8"
7	Balcony	27'3" X 4'11"
8	Bedroom - 2	11'0" X 10'8"
9	Toilet - 2	5'1" X 8'5"
10	Bedroom - 3	11'9" X 10'7"
11	Toilet - 3	5'4" X 9'2"
12	Balcony	10'5" X 5'6"
13	Bedroom - 4	10'0" X 10'1"
14	Toilet - 4	4'8" X 8'0"
15	Kitchen	10'11" X 10'7"
16	Balcony	11'7" X 5'6"
17	Passage - 2	12'5" X 3'9"

Total Saleable Area	Carpet Area (A)		Balcony Area (B)	Total (A+B)
sqft	sqm	sqft	sqft	sqft
2180	122.13	1315	221	1536

Variance (+/-) 3% in actual carpet area may occur on account of site conditions/columns/variations. Dimensions are of unfinished areas.



Shapoorji Pallonji
Real Estate

EMBRACE A LIFE FULL OF LUXURIES



Artist's impression

Joyville
by **Shapoorji Pallonji**
Sector 102, Gurugram

RELAX. REJUVENATE. REFRESH.

Breathtaking floral parks and acres of greenery that fill you up with contentment. All you have to do is relax and lay back, in the tranquil bliss of the spread.



Disclaimer: This printed material does not constitute an offer and/or contract of any type. Any prospective sale shall be governed by the terms, and agreement for sale to be entered into between the parties. The purpose of this advertisement is to indicate to the customers the amenities and facilities that may come up in the project as per the present approved layout. The stock images and features shown and/or mentioned and the image renders used herein are purely indicative and promotional and may differ from actuals. Appearance of landscape will depend on seasonal changes and weather conditions. The representation of plants/trees/plantation/flowers in the image are shown as fully grown in healthy conditions. The growing time of the plantation may vary depending upon the type and species. The colours, shades, patterns, and finishing material shown in the landscape, walls, tiles and facade etc., are for the purpose of representation only and may vary upon actual construction. This project is financed by and mortgaged to IndusInd Bank Ltd. An NOC from IndusInd Bank Ltd. for sale of flats shall be provided. T&C apply. **Website:** www.joyvillehomes.com

EVERYDAY WORKOUT MADE FUN

Wake up, gear up and shape up. With a fully equipped fitness centre, there's no room for excuses, just a healthy you.



GYM

Stock image, for illustrative purposes only.

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LOSE YOURSELF IN THE MESMERISING LANDSCAPE

Feel a sense of wonderment, as you scurry through this living puzzle.
With multiple walkways, you will surely unravel excitement at every curve.



MAZE GARDEN

Artist's impression

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TAKE YOUR FITNESS REGIME OUTDOORS

Sweat it out under the open sky. Your daily dose of natural vitamin D is out here.



OPEN AIR GYM

Artist's impression

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ROOFTOP RENDEZVOUS REDEFINED

An ambience that perfectly syncs your mood with elation,
and promises an unforgettable experience each time.



SKY LOUNGE

Artist's impression

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LIVE A LIFE POWERED BY THE SHADES OF NATURE

Enveloped by a vividly landscaped environment and colorful parks spread across 3 acres (~ 12,140 Sq. M), at Joyville, you live on the colourful side of life, literally.



COLOUR-INSPIRED PARKS



Artists Impressions

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YOUR SPACE OF CALM AND SOLACE

Roll out your mats, and transcend to the better you.

Bask in some sunshine and feel the goodness taking over you, with every breath.



YOGA TERRACE

Artist's impression

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PROJECTING SMILES JUST FOR YOU

Enjoy your favourite film whenever you want, without a trip to the crowded multiplexes. Just step in, grab a popcorn, pick your preferred seat and enjoy the experience.



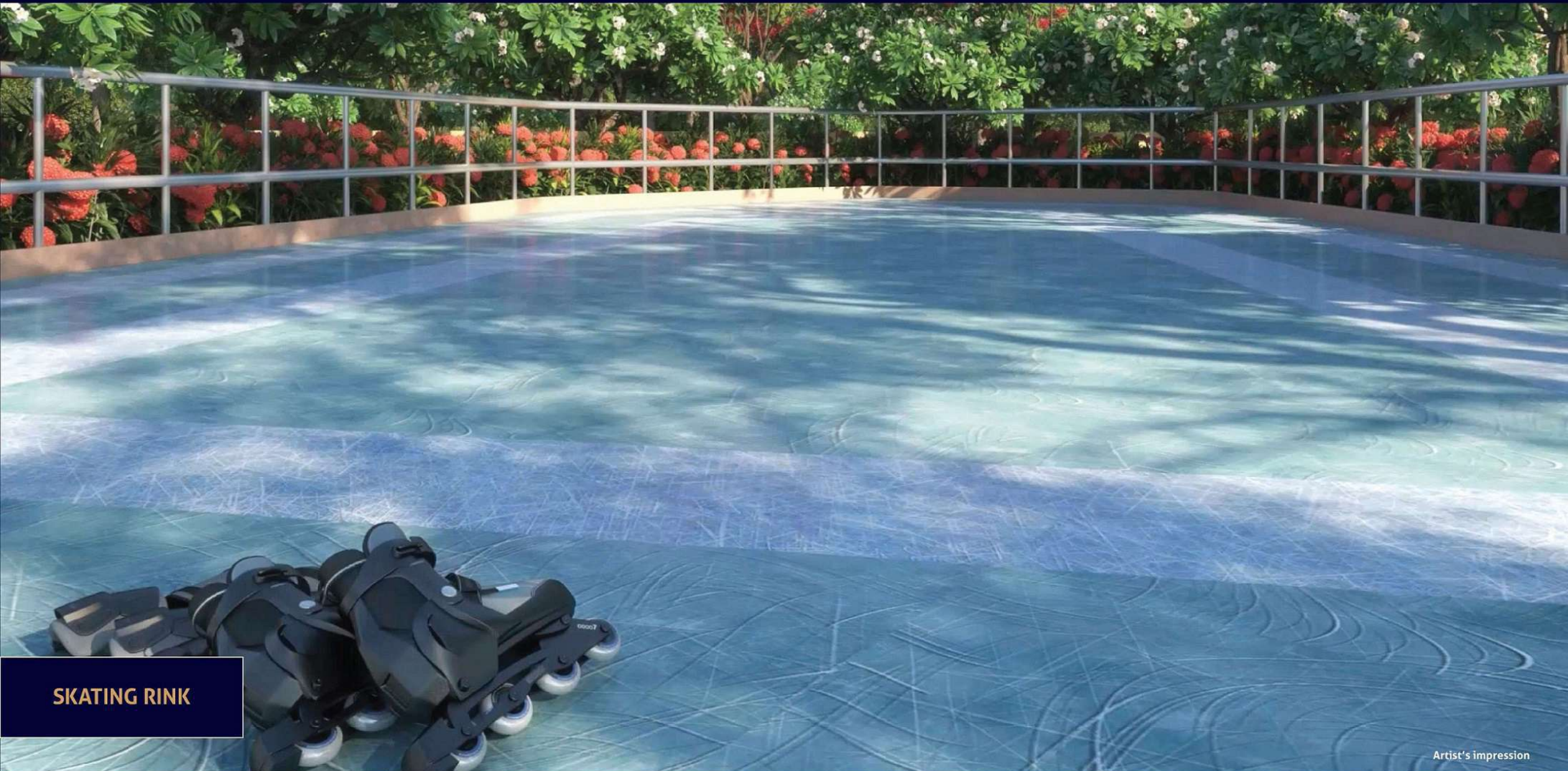
MINI THEATRE

Stock image, for illustrative purposes only.

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FEEL THE WIND IN YOUR HAIR

The perfect combination of fitness and nature, for a quick gliding session that rejuvenates the mind and soul. So strap on your skates and witness the wonder.



SKATING RINK

Artist's impression

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A PERFECT GAME, TO KEEP YOU GOING ALL DAY

A racquet and a ball, and you're all set up for hours of fun and sweat.
Who thought, four walls could bring you so much excitement!



SQUASH COURT

Stock image, for illustrative purposes only.

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DIVE INTO LIFE'S BEST INDULGENCES

Let the cool of the water wash away the dust of a hectic day, so you can unwind and simply splash around, for a fun family evening.



SWIMMING POOL

Artist's impression

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A BREATH OF FRESH AIR, WHEREVER YOU ARE

15+ AIR-PURIFYING TREE SPECIES

AIR PURIFIERS AT PROJECT LEVEL IN COMMON AREAS

MAJOR AREAS ON GROUND UNDER TREE SHADE*



Stock images, for illustrative purposes only.



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A d v a n t a g e

JioFiber welcomes you to the future. The only all-fiber network that gives you services never before experienced in India. JioFiber will transform the way you and your loved ones connect, communicate and consume content at home.



Safety Features*



Smart Home Hub



Emergency/ Panic button
& Smart Indoor Siren



Combustible
Gas Leak Sensor



Video Door Bell

Artist's impression

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CHILDHOOD NEVER FELT SO GOOD

Gift them abundant delight, to run to. With a park right at their little feet, let them roll with the good times, in a happy and carefree environment.



KIDS PLAY AREA

Artist's impression

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CONNECT WITH YOUR INNER SELF

A calm and peaceful mind shall experience true happiness.
This is where you let go of all the worries, and grow into your best self.



MEDITATION POD

Stock image, for illustrative purposes only.

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A SPACE TO PARK THEIR WORRIES

Picturesque outdoors for your family's elders, to revamp their daily routine.



**SENIOR CITIZENS'
PARK**

Stock image, for illustrative purposes only.

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OPEN YOUR WINDOW TO FRESH VIEWS OF LIFE

When you get amazing views from home, why go anywhere else! Feast your eyes on stretches of lush landscapes that uplift your mind and mood.



VEWS



Artist's Impressions

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Joyville®

by Shapoorji Pallonji®

Sector 102, Gurugram

Registered Office	Regional Office	Sales Office
Joyville Shapoorji Housing Private Limited, SP Centre, 41/44, Minoo Desai Marg, Colaba, Mumbai-400 005 Maharashtra, India. Tel: 022-67490000	Shapoorji Pallonji And Company Private Limited (Real Estate Division), Ground Floor, Tower B, Signature Towers, Sector 30, Gurugram, Haryana-122 001 Tel: 0124-4795600	Joyville Gurugram, Shapoorji Pallonji and Company Pvt. Ltd., Off Dwarka Expressway, Sector 102/102A, Gurugram, Haryana-122 003

www.joyvillehomes.com

HARERA Number: Phase I - RC/REP/HARERA/GGM/2018/27 | Phase II - RC/REP/HARERA/GGM/2018/28 | Phase III - RC/REP/HARERA/GGM/335/67/2019/29 Phase IV - RC/REP/HARERA/GGM/336/68/2019/30 | Phase V - RC/REP/HARERA/GGM/345/77/2019/39. For more details, visit: www.haryanarera.gov.in

Disclaimer: The stock images and features shown and / or mentioned and the image renders used herein are purely indicative and promotional and may differ from actuals. Amenities indicated herein pertain to the entire layout and will be constructed when all the phases are developed. The location and the provision of the amenities are at the proposal stage and are subject to approval from the authorities. 3 These amenities will be delivered in future phases of the development. The Swimming pool will be delivered post construction of tower Crown. Products, features, furniture, light fittings, etc., shown are illustrations and for representation only and are not part of the flat to be sold to the customer. The colours, shades, patterns on walls, tiles etc. shown in the images are for the purpose of representation only and may vary upon actual construction. This is only an invitation to offer and does not constitute an offer. The purpose of this advertisement is to indicate to the customers the amenities and facilities that may come up in the project as per the present approved layout. The customers are requested to kindly base their reliance on the Agreement for Sale to be entered into the purchase of the flats / units in the project. We are offering for sale, unfurnished apartments not including add-ons such as furniture and fixtures, unless specifically incorporated in the Agreement for Sale. All 9 pocket amenity spaces will be provided at the project level for the entire 18 acres. Delivery time line for 9 pocket amenity spaces will be done phase-wise, in each of the 3 phases, as per possession time lines of the respective phase. Tree shades are subject to natural growth of trees planted over a period of 5 years. Appearance of landscape will depend on seasonal changes and weather conditions. The representation of plants / trees / plantation/ flowers in the image are shown as fully grown in healthy conditions. The growing time of the plantation may vary depending upon the type and species. The colours, shades, patterns, and finishing material shown in the landscape, walls, tiles & facade etc. are for the purpose of representation only and may vary upon actual construction. Products, features, furniture, light fittings, etc., shown are illustrations and for representation only and are not part of the promoters offering. This project is financed by and mortgaged to IndusInd Bank Ltd. An NOC from IndusInd Bank Ltd. for sale of flats shall be provided. T&C apply.

Disclaimer (JioFiber): Reliance Jio Infocomm Ltd (Jio) and its Affiliates will provide Jio Fiber services and Smart Home Solutions / Applications (Services) to occupants/ owners of apartments, who subscribe to the Services, all of which shall be subject to separate terms and conditions. Provisions will be available for High-Speed Internet and all JioFiber services. Devices provided as a part of service offerings will be subject to warranty terms and conditions as provided by the respective Original Device manufactures (ODM). Provisions for the above services will be available for every apartment and subscription to various Services shall be at the option of the occupant / owner of the Apartments. Some of the products and Services mentioned herein are indicative, optional and still under development and will be subject to changes, modifications at the sole discretion of Jio and or its Affiliates, and terms and conditions of the Services shall be as amended accordingly from time to time based on service availability. Service offerings may change due to viability attributable to change in technology, market conditions, government policies, regulations and applicable laws. In order to enjoy Free HD Voice, Jio Home Gateway should be connected to an uninterrupted power source. Speed may depend upon the tariff plans chosen by the subscribers. Please visit www.jio.com for more details.