

DLF 



DLF
GARDENCITY
GURUGRAM

DLF Gardencity is a complete world in itself. The city is spread over a vast expanse and is home to many families, living in peace and harmony.

Besides having an abundance of nature's delights including as many lush green gardens, the self-contained city is home to a rich social and business infrastructure.

DEVELOPMENTS IN NEW GURGAON



THE
PRIMUS
LUXURY HOMES FROM DLF
DLF GARDENCY
SECTOR 82A, GURGAON

NEW TOWN HEIGHTS

- Sector 86
- Sector 90
- Sector 91



THE ULTIMA
BY DLF



Independent Floors at DLF Gardencity



ATTRACTIVE LOCATION

Independent Floors at DLF Gardencity are strategically placed in Sector 91/92, Gurugram with direct connectivity to:

- Delhi-Jaipur Expressway
- KMP Expressway
- Dwarka Expressway

Besides, the **Kherki Daula toll**, which as per government plans shall move further ahead on the expressway, now accepts FASTags for electronic toll collection, thus further easing out traffic congestion.

Retail	Sapphire 90	3.3 Km
	Iris Broadway	4.8 Km
	Sapphire 83	8.5 Km
	Vatika Town Square	10.0 Km
	Cyber Hub	28.9 Km
Hotels	Heritage Village Resort and Spa	6.6 Km
	Hyatt Regency Gurgaon, Sector 83	10.2 Km
	ITC Grand Bharat	17.6 Km
Connectivity	Western Peripheral Expressway (KMP Expressway)	6.0 Km
	Northern Peripheral Expressway (Dwarka Expressway)	7.2 Km
	Delhi – Jaipur Expressway (NH8)	7.8 Km
	HUDA City Centre Metro Station	23 Km
	IGI Airport	36 Km

Schools	Ipsaa Day Care and Pre School	0.3 Km
	DPS Sector 84	6.2 Km
	Matrikiran School	8.0 Km
	Bal Bharti School	9.3 Km
Hospitals	Genesis Hospital, Sector 84	6.0 Km
	Medeor Hospital, Manesar	7.1 Km
	ESIC Hospital, Manesar	7.4 Km
	Medanta Medicity	21 Km
Offices	IMT Manesar	5.0 Km
	Udyog Vihar Industrial Area Phase VI	12.9 Km
	DLF Corporate Greens	13.6 Km
	DLF Cybercity	26 Km



Presenting
Independent Floors
at
DLF Gardencity, Sector 91-92

Artistic Image

EVERYTHING YOU EXPECT FROM A DLF INDEPENDENT FLOOR AMIDST OODLES OF GREENERY

Presenting **Independent Floors** at DLF Gardencity, Gurugram.

Besides offering an abundance of nature's delights, DLF Gardencity is located in close proximity to well-planned social and physical infrastructure including business districts, hotels, schools, hospitals, multiplexes, clubs, golf courses and a variety of other leisure and retail options.

Seamlessly connected to every business and entertainment center of Gurugram through a rapidly developing network of public transport, highways and roads, **Independent Floors** at DLF Gardencity are ideal for corporate honchos and their families to make it their abode.



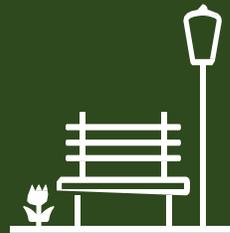
DESIGN

LOW RISE
INDEPENDENT
FLOORS



CONNECTIVITY

WELL-DEVELOPED INTERNAL ROADS
IN DLF GARDENCITY CONNECTING
TO NEARBY EXPRESSWAYS



GREENERY

LUSH GREENERY AROUND
WITH PARKS AND
TREELINED AVENUES



SECURITY

CCTV IN PARKING AREA
AND ENTRANCE LOBBY



NURTURED BY NATURE

Think of mesmerizing morning walks in the gleaming sunshine where the rays of the sun illuminate not only your surroundings, but also your inner self.

With parks nearby and tree-lined avenues, these independent floors will give you a pristine world, where your home radiates modernity, surrounded by natural beauty.

Representative Image



CRAFTED FOR YOUR CONVENIENCE

The units are efficiently planned to carve out most usable areas. Each room is well lit and ventilated.

Covered car parking at the stilt level, entrance with lift and staircase lobby and CCTV cameras provide a secure and comfortable experience.

Artistic Image

SPECIFICATIONS**

1. INSIDE THE INDEPENDENT FLOOR

❖ Living / Dining / Lobby / Passage

- Floor Imported Marble
- Walls Acrylic Emulsion / OBD
- Ceiling Acrylic Emulsion / OBD

❖ Bedrooms

- Floor Laminated Wooden Flooring
- Walls Acrylic Emulsion / OBD
- Ceiling Acrylic Emulsion / OBD

❖ Kitchen

- Walls Tiles up-to 2' above counter & Acrylic Emulsion paint in balance area
- Floor Anti-skid Tiles
- Ceiling OBD
- Counter Granite / Synthetic Stone
- Fittings / Fixtures CP fittings, SS Sink, Exhaust fan

❖ Balcony

- Floor Tiles
- Ceiling OBD

❖ Doors

- Internal Doors Painted frame with Painted flush doors.
- Entrance Doors Painted / Polished frame with laminated flush door.

❖ Plumbing

- CPVC & UPVC piping for water supply inside the toilet & kitchen and vertical down takes.

❖ Toilets

- Walls Combination of Tiles / Acrylic Emulsion Paint / Mirror
- Floors Anti-skid tiles
- Ceiling OBD
- Counter Granite / Synthetic Stone
- Fixtures/Accessories Exhaust Fan, Towel rail / ring of standard make, Geyser
- Sanitary ware/ CP fittings CP fittings, Wash Basin, Floor mounted / Wall-hung WC

❖ External Glazings

- Windows/ External Glazing Single glass unit with clear glass UPVC / Aluminium / MS Frames & shutters in habitable rooms.
Frosted/ Clear Glass in toilets.

❖ Electrical Fixtures / Fittings

- Modular switches and ceiling light fixtures in balconies.

❖ S. Room

- Floor Tiles / Mosaic cast-in situ flooring / IPS
- Walls / Ceiling Whitewash
- Toilet Ceramic Tile flooring, Conventional CP Fittings, White Chinaware

2. COMMON AREAS IN THE BUILDING

❖ Power Back-up

- Back-up by DG set up to 7 KVA

❖ Security System

- CCTV in driveway of Parking, Ground floor entrance lobby

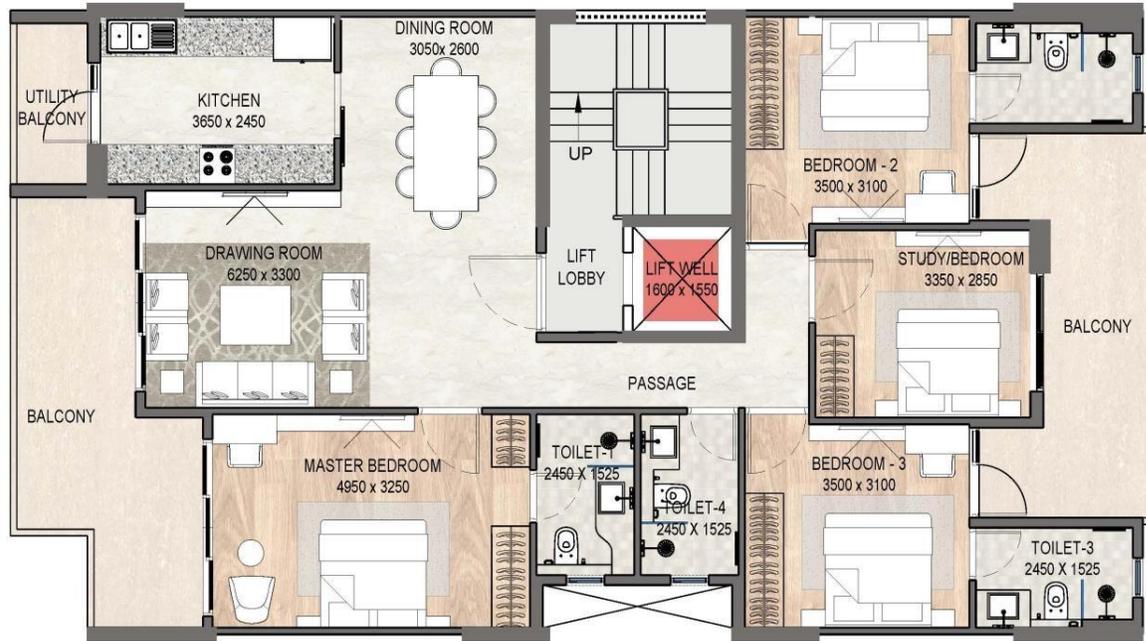
❖ Lift Lobby

- Lift capacity of 6 persons

❖ Staircases

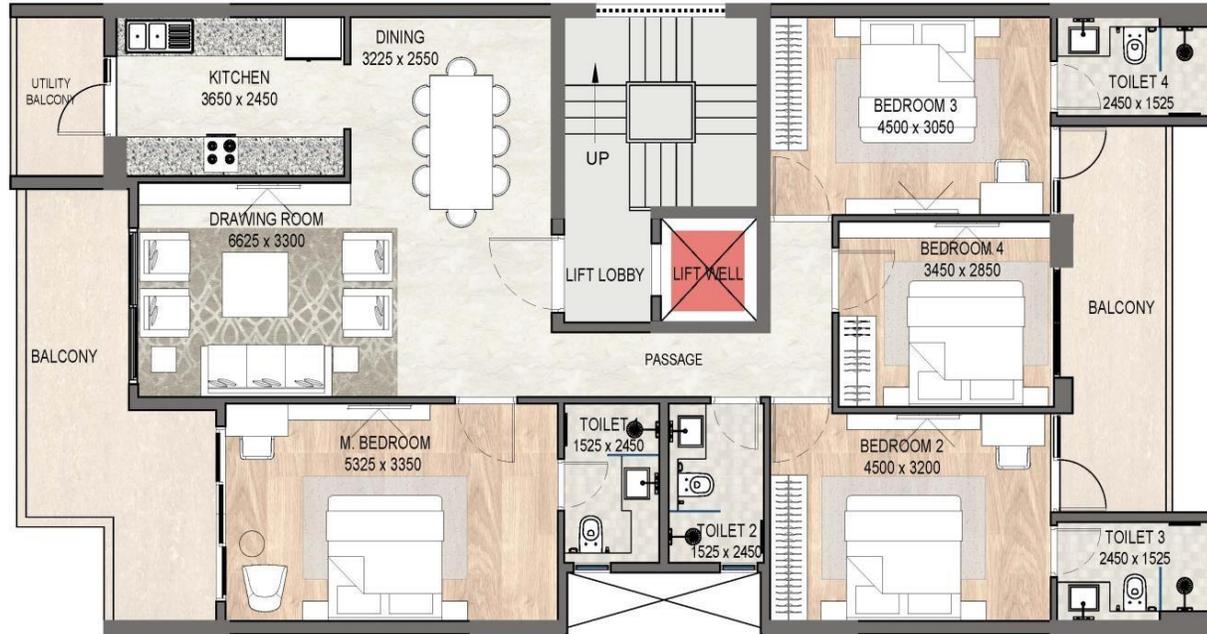
- Floor Kota Stone / Indian Stone / Granite.
- Walls Acrylic Emulsion / OBD

- ❖ Zone IV seismic considerations for structural design.
- ❖ Airconditioning in living, dining and bedrooms.



FLOOR PLAN

209 sq. mt. (250 sq. yards)
(Typical floor plan)

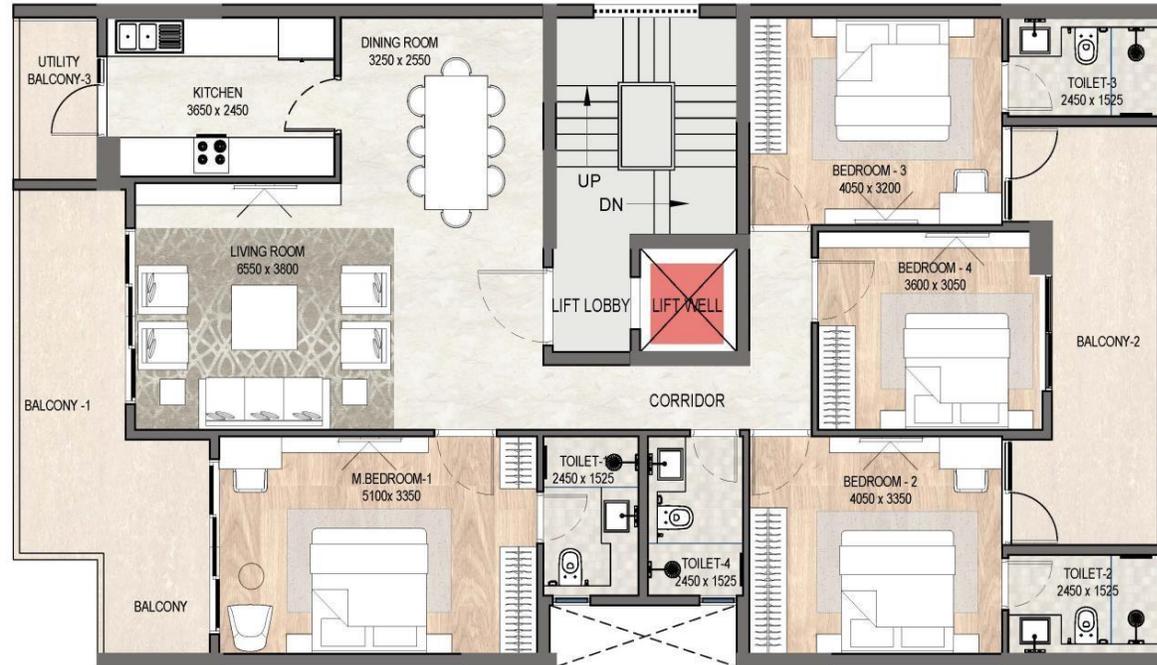


FLOOR PLAN

224.9 sq. mt. (269 sq. yards)
(Typical floor plan)

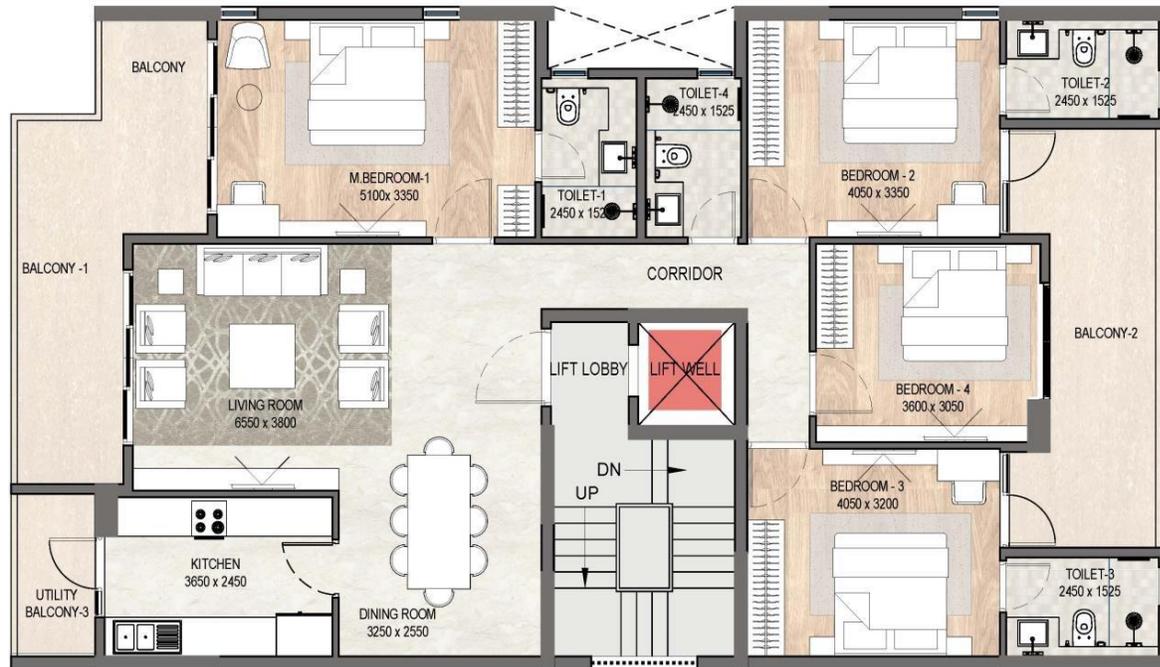
250.80 SQMT (TYPICAL FLOOR PLAN)

SCHEDULE B



FLOOR PLAN

250.80 sq. mt. (300 sq. yards)
(Typical floor plan)



FLOOR PLAN

250.80 sq. mt.(300 sq. yards)
Corner plot
(Typical floor plan)

HRERA registration No – RC/REP/HRERA/GGM/443/175/2021/11 dated 15.03.2021 | <https://haryanarera.gov.in>

Promoter - DLF Utilities Limited

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3. **As per specifications filed with RERA.

THANK YOU