

86044-06044

RERA REGISTRATION NO.:
RC/REP/HARERA/GGM/868/600/2024/95 DATED 20.09.2024
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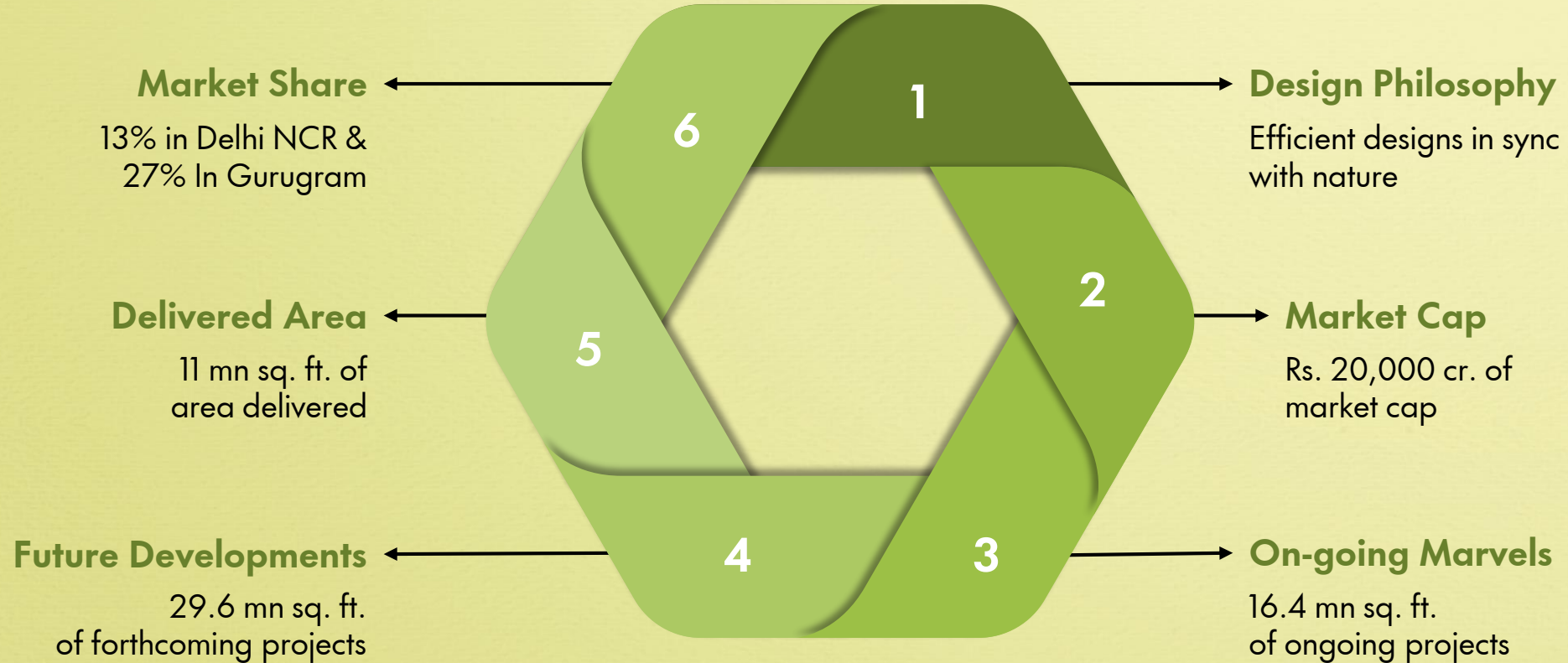
**SIGNATURE™
GLOBAL**

REALTY. RELIABILITY. RESPONSIBILITY.

AN ISO 9001:2015; 14001:2015; 45001:2018; 27001:2022 CERTIFIED COMPANY



OUR LEGACY OVER THE YEARS



WITH OUR FOOTPRINTS ACROSS GURUGRAM

Golf Course
Road Extn.

01

Southern
Peripheral Road

02

New
Gurugram

03

Dwarka
Expressway

04

South of
Gurugram

05





**NOW DEVELOPING ONE OF
THE LARGEST TOWNSHIP**

TOWNSHIP



— At One Of The Most Iconic Location —

GURUGRAM'S  **FACTOR**



GURUGRAM'S BEST KEPT SECRET



One of the Greenest Area as it is located at the foothills of the Aravallis



Connected to Golf Course Road, Delhi and major parts of NCR



Promising business ecosystem



Great social and civic infrastructure



Metro's Yellow Line extn. proposed from HUDA City Centre towards Sohna-Gurgaon Road



Connected via Gurugram – Sohna Elevated Road & located bang on Delhi-Vadodara-Mumbai Expressway



A LOCATION THAT IS HOME TO THE MOST PRESTIGIOUS DEVELOPMENTS

Approx. **2,344** units were launched in the price bracket of **Rs. 5 cr** in H1, 2024

Source: [Medium](#)

WITH PRICES SOARING TO NEW HEIGHTS

Short Term Rise

Over the past year alone, prices have risen by 20.5%

Long Term Rise

An impressive 137.3% increase over the last five years

Independent Floors

39.2% price growth seen in the last 3 years

Opportunity

Rise in investment with hassle free traffic due to Gurugram-Sohna elevated corridor



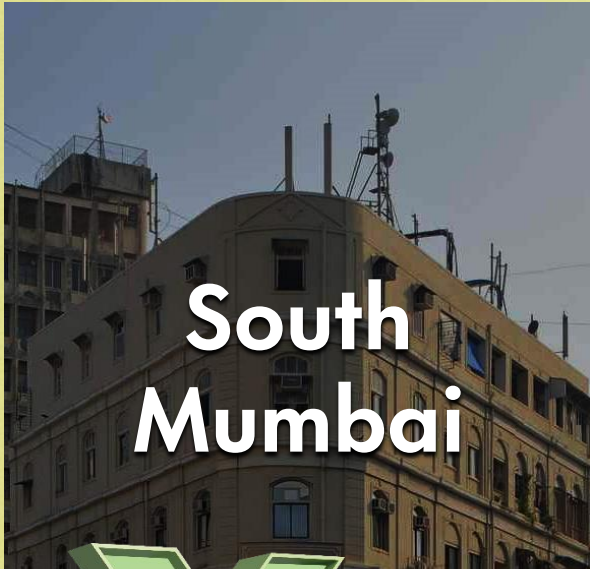


**INTRODUCING THE NEXT BIG THING IN
GURUGRAM'S X FACTOR**

X FACTOR

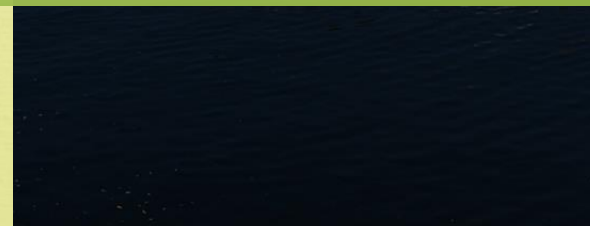
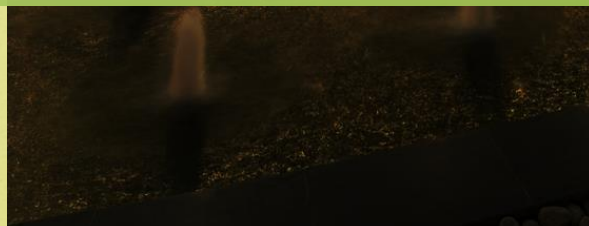
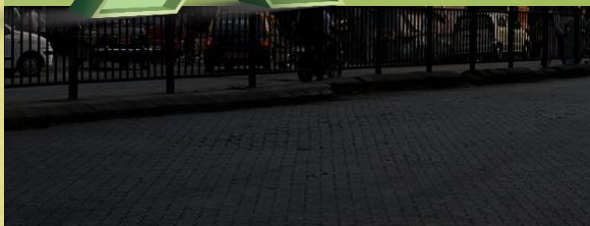


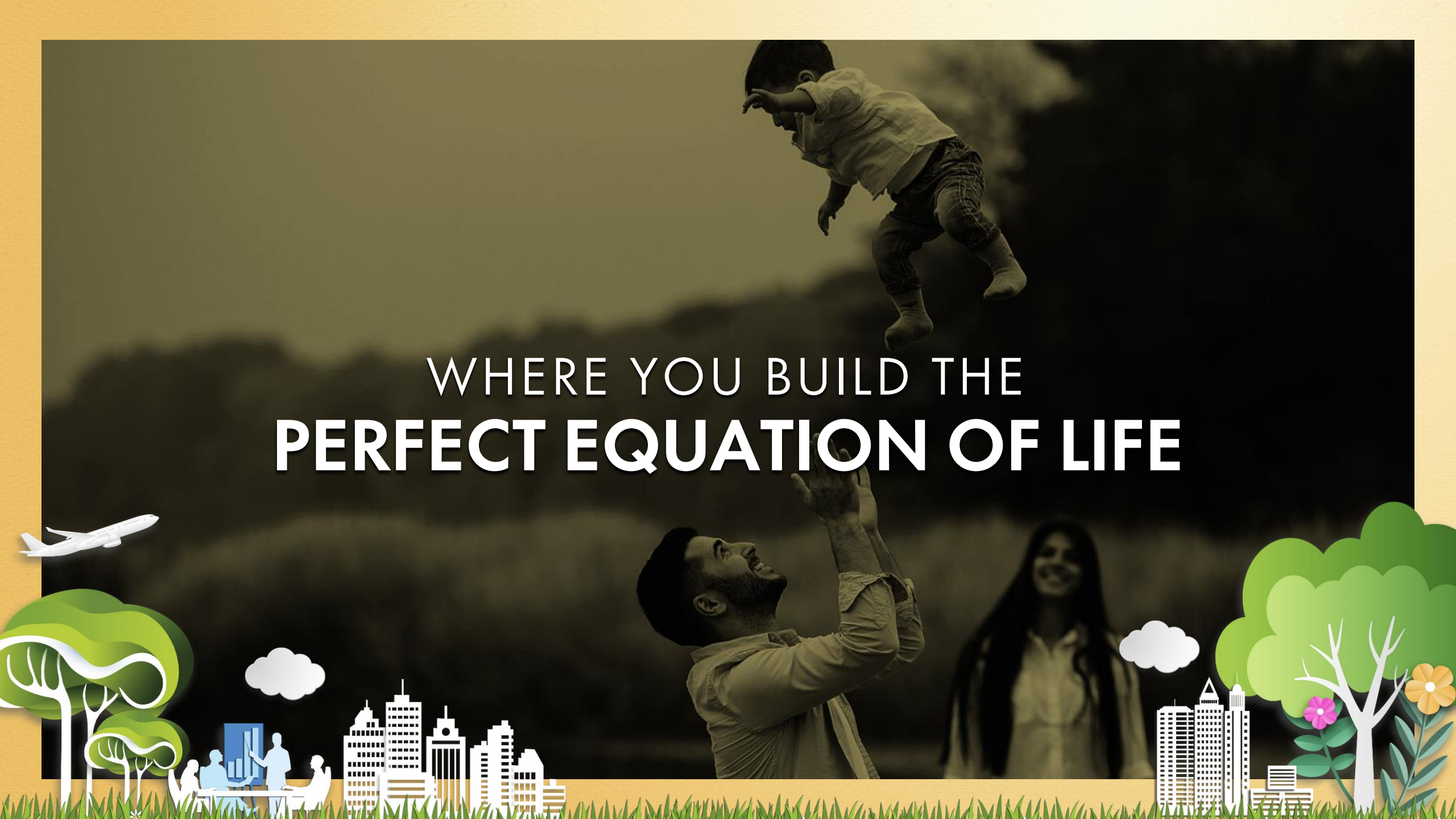
How South of Every City Has Seen the Most Premium Developments



X

HERE'S ANOTHER ONE IN GURUGRAM'S X FACTOR



A man and a woman are playing with a baby in a field. The man is holding the baby up, and the woman is smiling. The background is a blurred landscape with trees and a sky. The text "WHERE YOU BUILD THE PERFECT EQUATION OF LIFE" is overlaid on the image.

WHERE YOU BUILD THE
PERFECT EQUATION OF LIFE





**AN INTEGRATED TOWNSHIP
WHERE YOU..**

TOWNSHIP



ADD

EVERY JOY TO YOUR LIFE



SUBTRACT

STRESS FROM YOUR LIFE



MULTIPLY

YOUR OPPORTUNITIES



DIVIDE

TIME BETWEEN
WORK & LEISURE





AN ICONIC LOCATION

LOCATION





**AN ECOSYSTEM
BUILT TO THRIVE**

ECOSYSTEM



LIFE IN A GIST AT DAXIN



The Lap
of Nature



Generational
Living



Community
Life



Social
Fabric





ADD MORE NATURE TO LIFE

52 Meters of Lush Green Boulevards





Sculpture Gardens



Butterfly Garden



Miyawaki Forest



Reflexology Park



Scented Hedge Garden



Nature Court



ADD MORE OXYGEN, SUBTRACT POLLUTION
AN ADDRESS SURROUNDED BY ARAVALIS



MULTIPLY BENEFITS ACROSS GENERATIONS





**ADD JOY,
SUBTRACT CHAOS**

ADD JOY



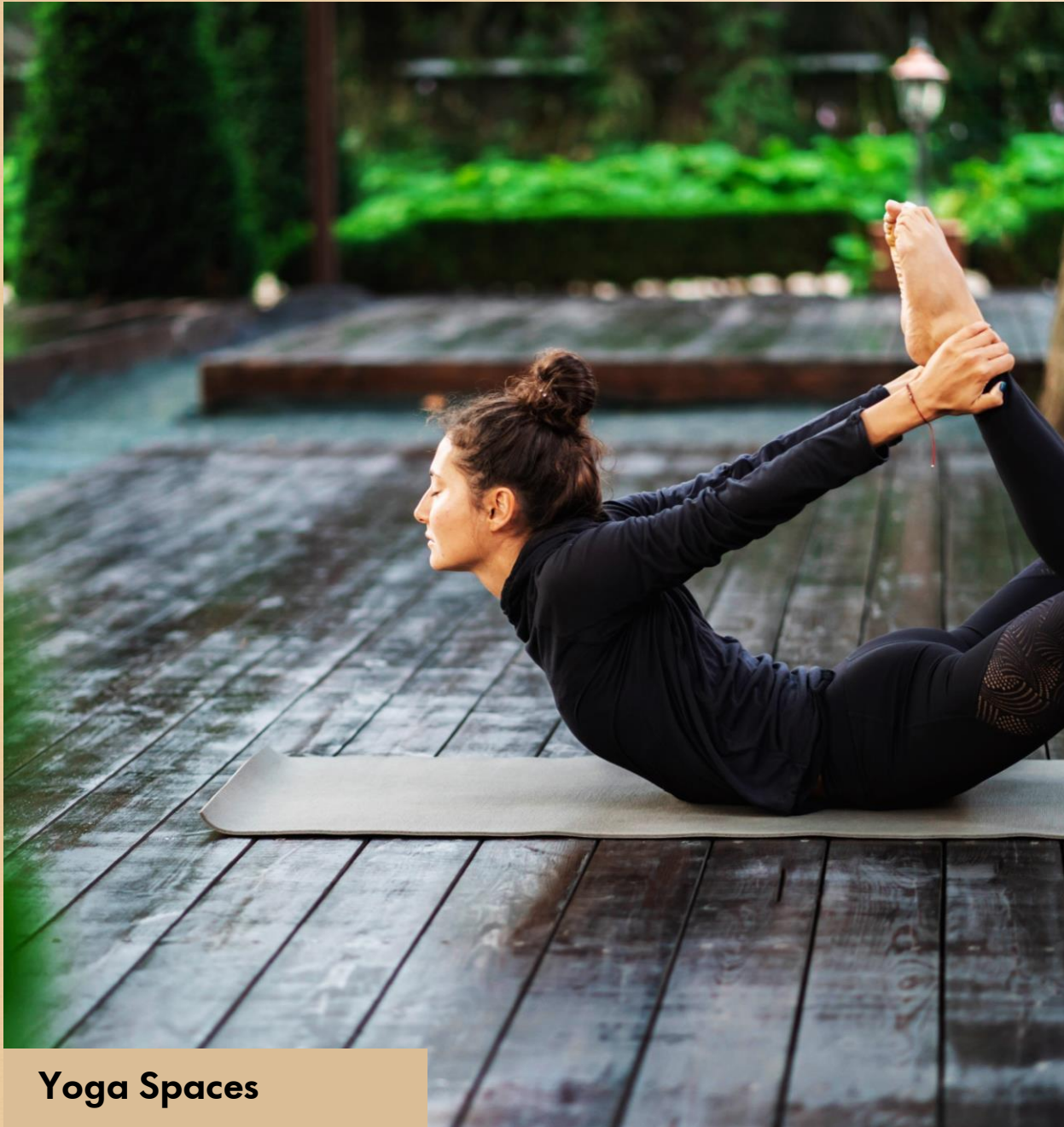


Kids Outdoor Play Area



Sand Pit





Yoga Spaces



Recessed Park



Games Arena



Jogging Track





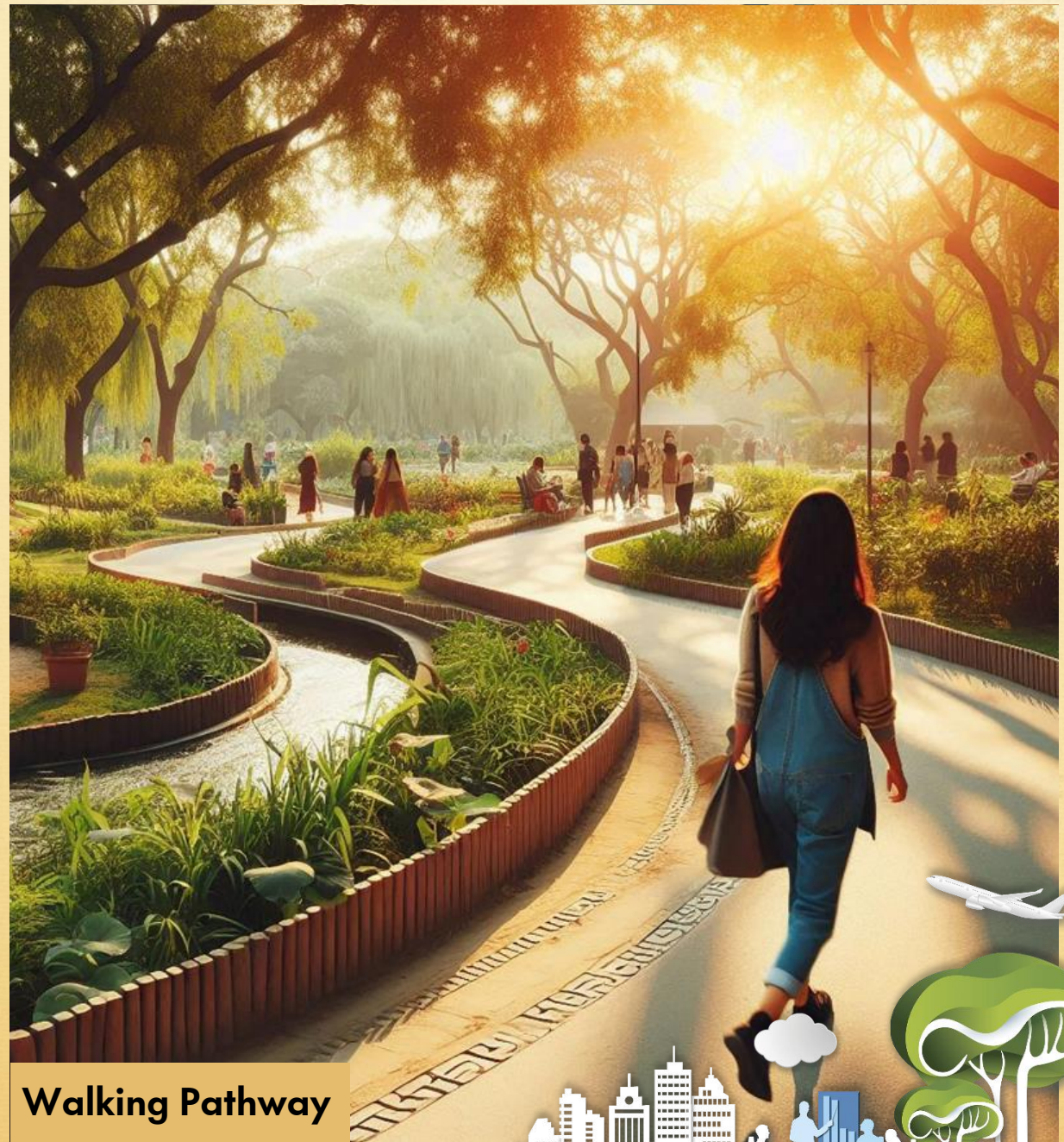
**ADD SOCIAL SPACES,
MULTIPLY YOUR
CONNECTIONS**

CONNECTIONS





Outdoor Seating Area



Walking Pathway



**ADD KNOWLEDGE,
SUBTRACT WORRIES**

KNOWLEDGE



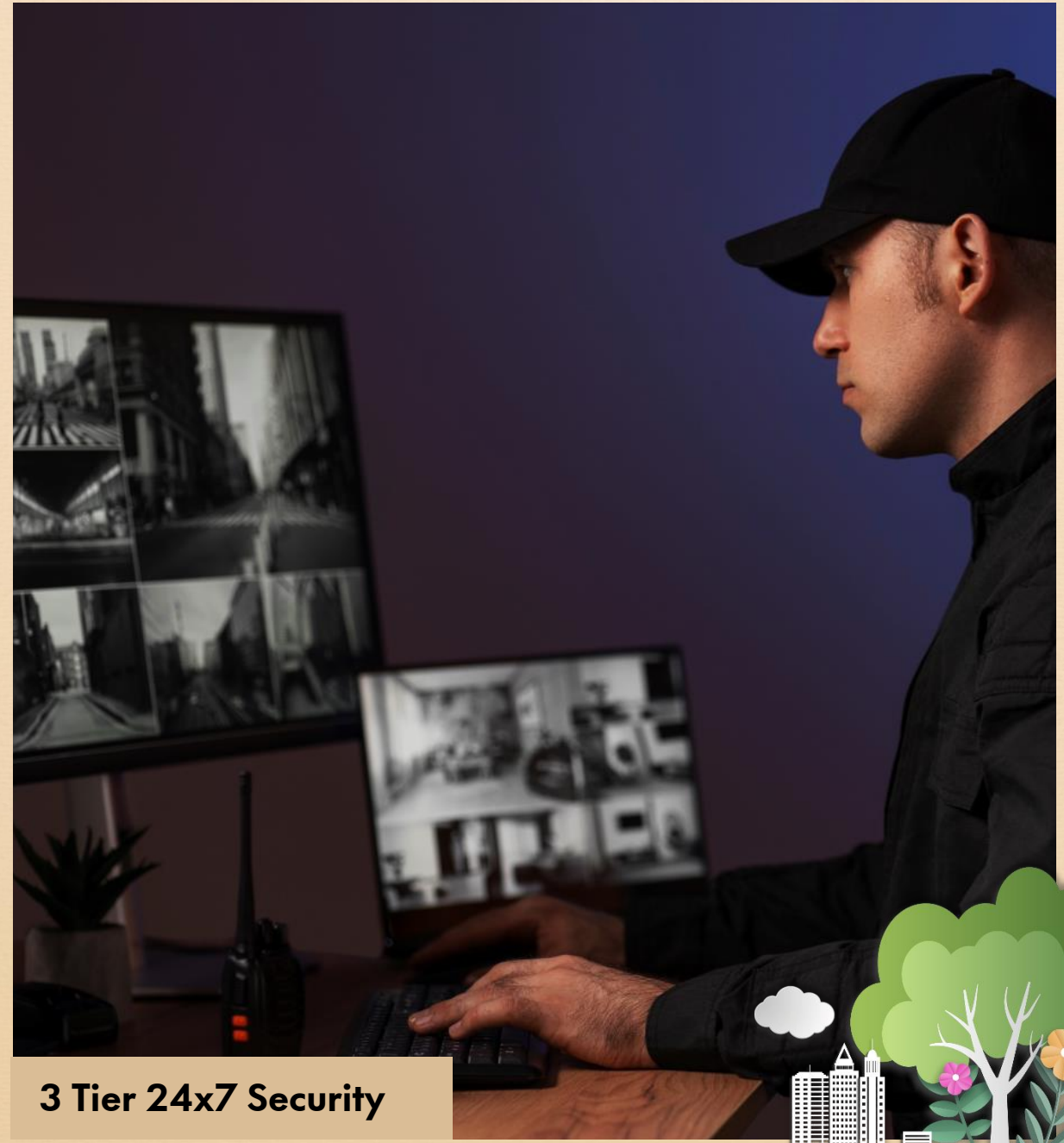


2 Acres of Space Dedicated to A+ Premier School



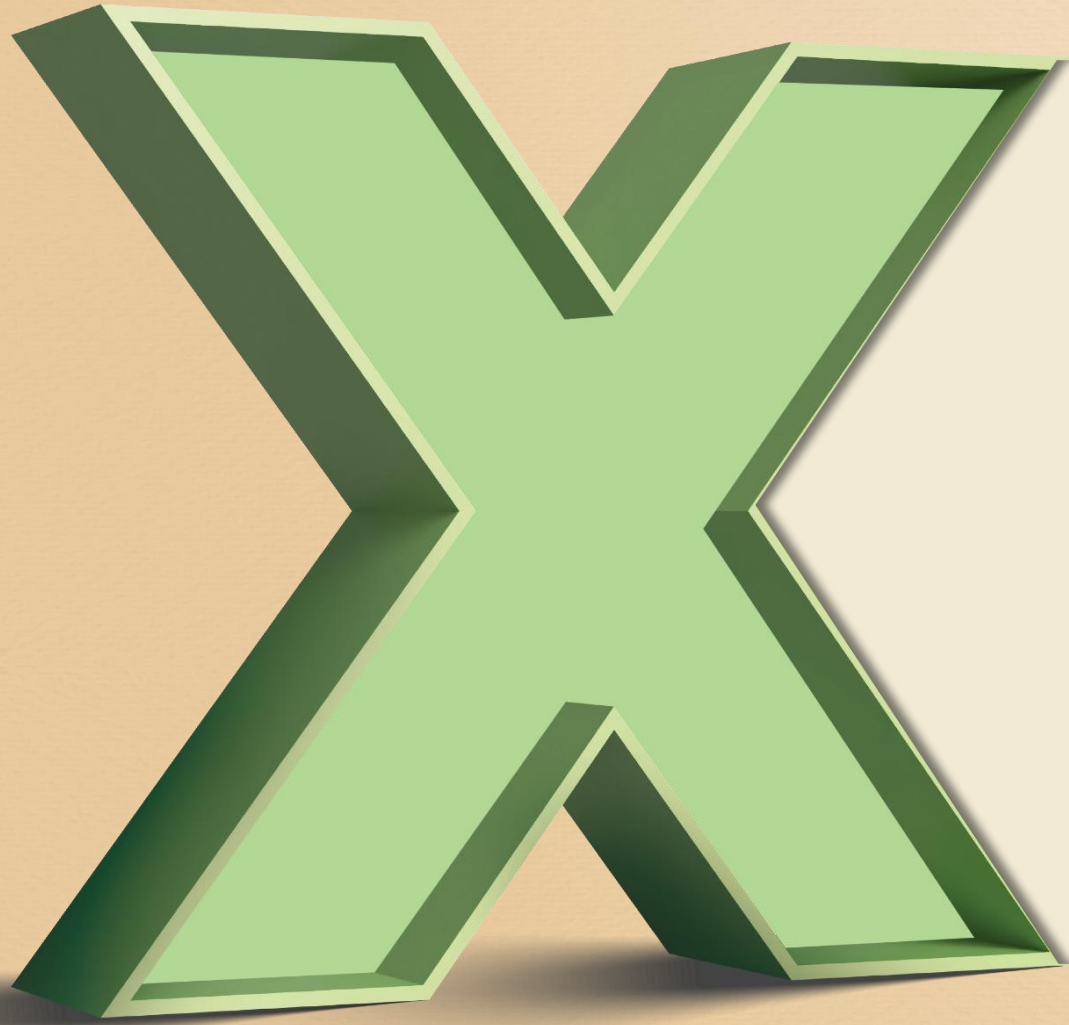


Dedicated Parking Area



3 Tier 24x7 Security





**MULTIPLY YOUR
JOY & LEISURE**

JOY & LEISURE

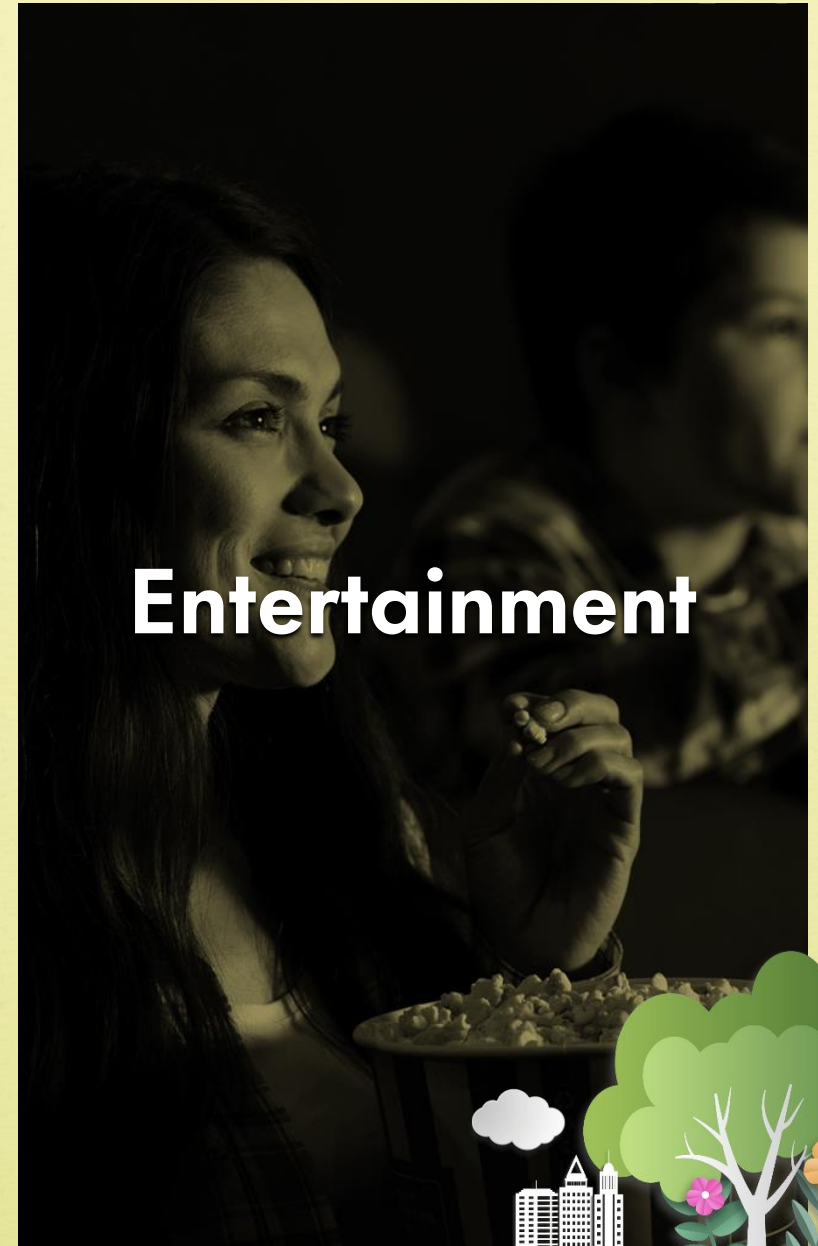




Shopping



Dining



Entertainment





THE OPPORTUNITY TO INVEST IN..

INVESTMENT





PRESENTING
INDEPENDENT PREMIUM FLOORS

VISTAS



S+4 FLOORS



Wide Driveways

Pedestrian Zones of 22 Kms*



ADD GREEN LIVING

52 meter Wide
Green Boulevards





EXPERIENCE A GRAND LIFE
LIKE NEVER BEFORE



DIVIDE TIME BETWEEN WORK & LEISURE

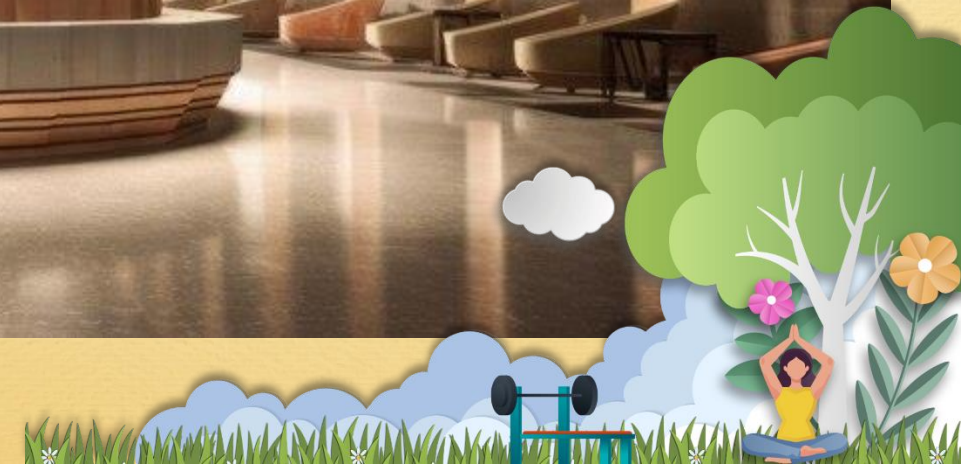
Luxe Club Life

An architectural rendering of a modern building. The building features a mix of materials: light-colored stone panels on the left side with several small, irregularly placed windows, and a dark brown, vertically-slatted facade on the right side. The right side of the building has a cantilevered upper section supported by thick, white, tapered columns. The logo for 'Club Anandam' is prominently displayed on the dark facade, consisting of a circular emblem and the text 'Club Anandam'. The building is surrounded by lush greenery, including trees and flowering plants in the foreground. A few people are visible walking near the base of the building, and a car is parked on the right. The sky is clear and blue.

Club Anandam

Add Grandeur with a Grand Arrival

Double-height Entrance Lobby





EXCLUSIVE
CLUB HOUSE AMENITIES

LIFESTYLE

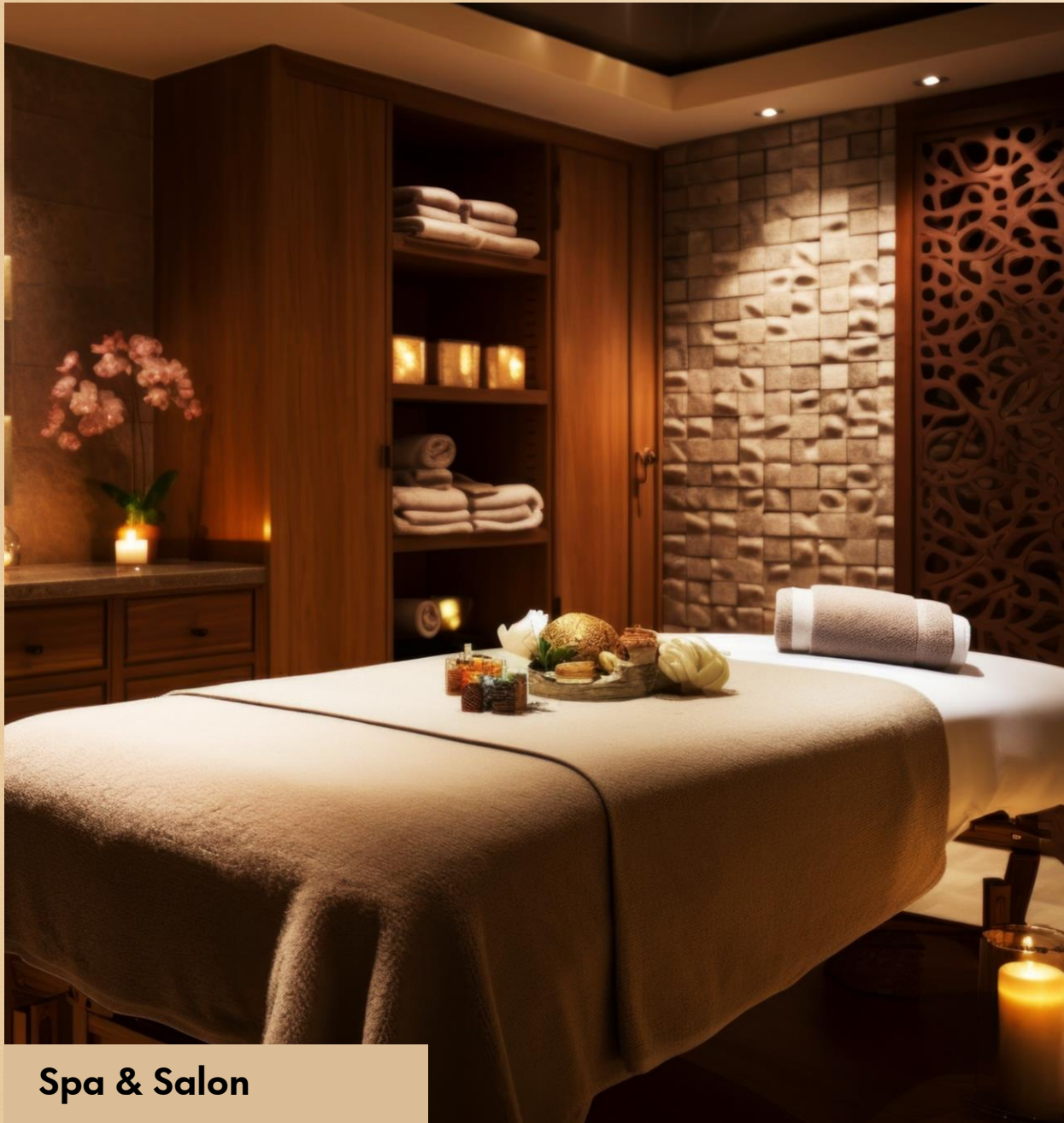




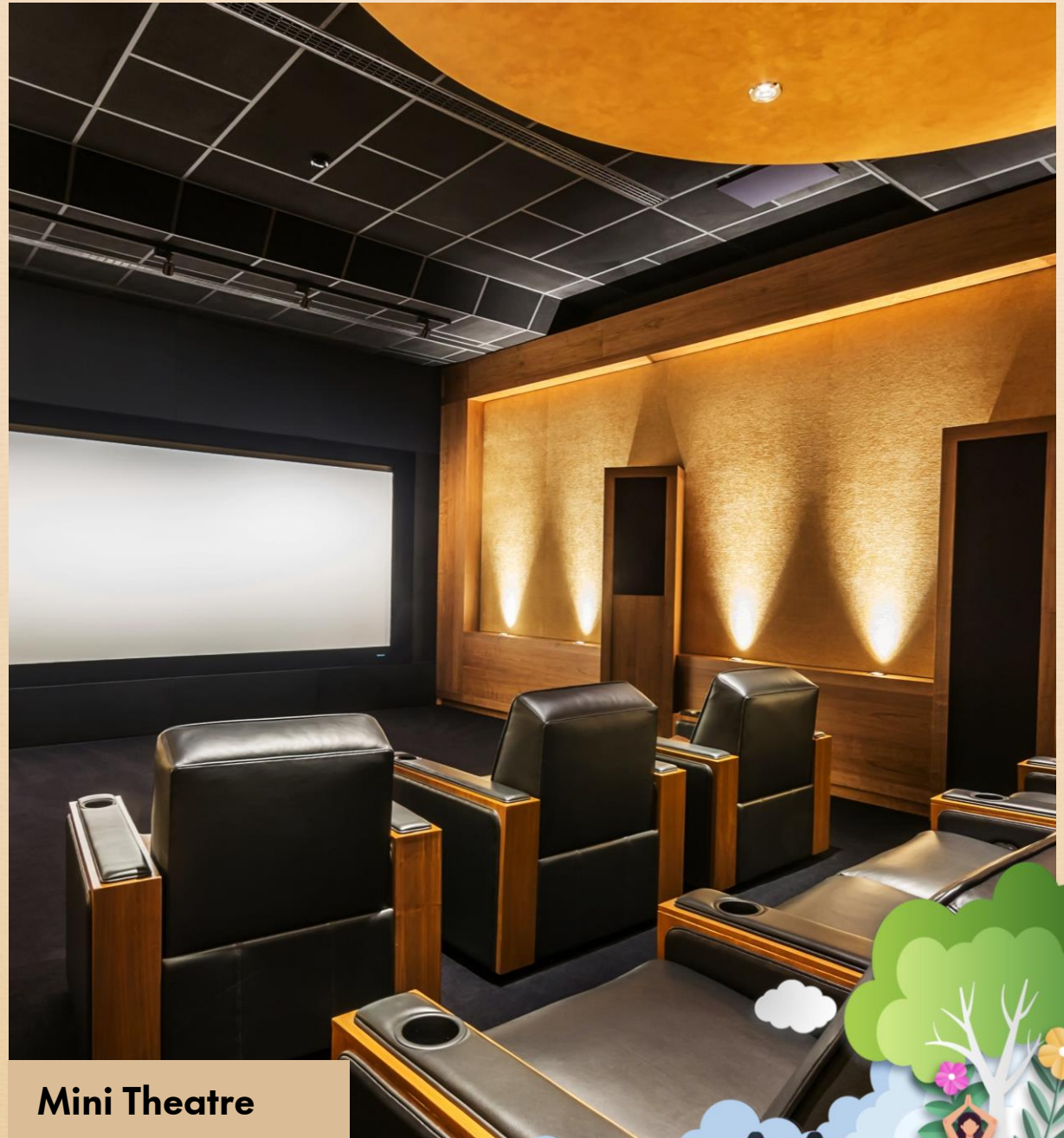
Swimming Pool



Gymnasium



Spa & Salon



Mini Theatre





Co-working Space

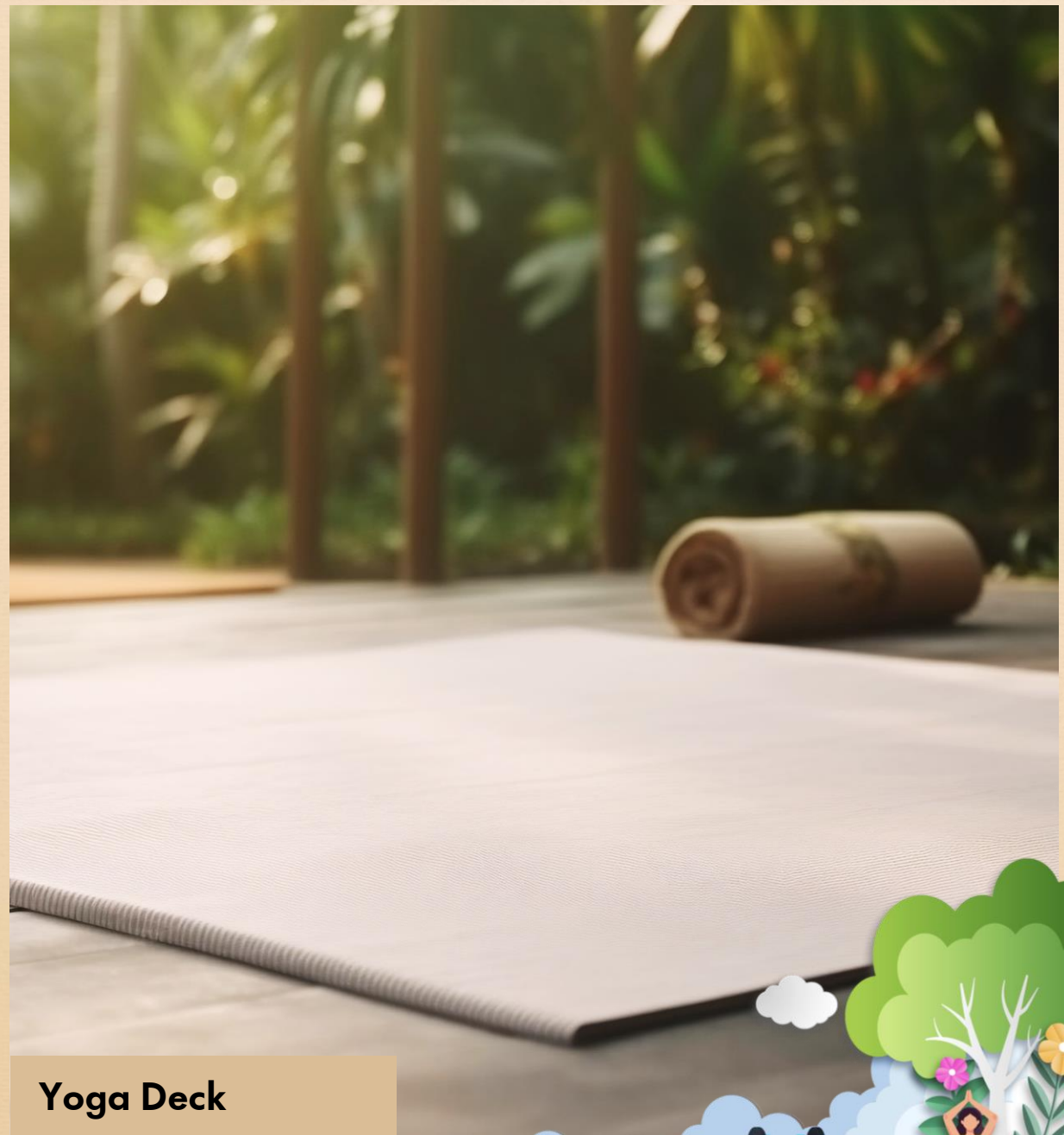


Conference Room





E-library

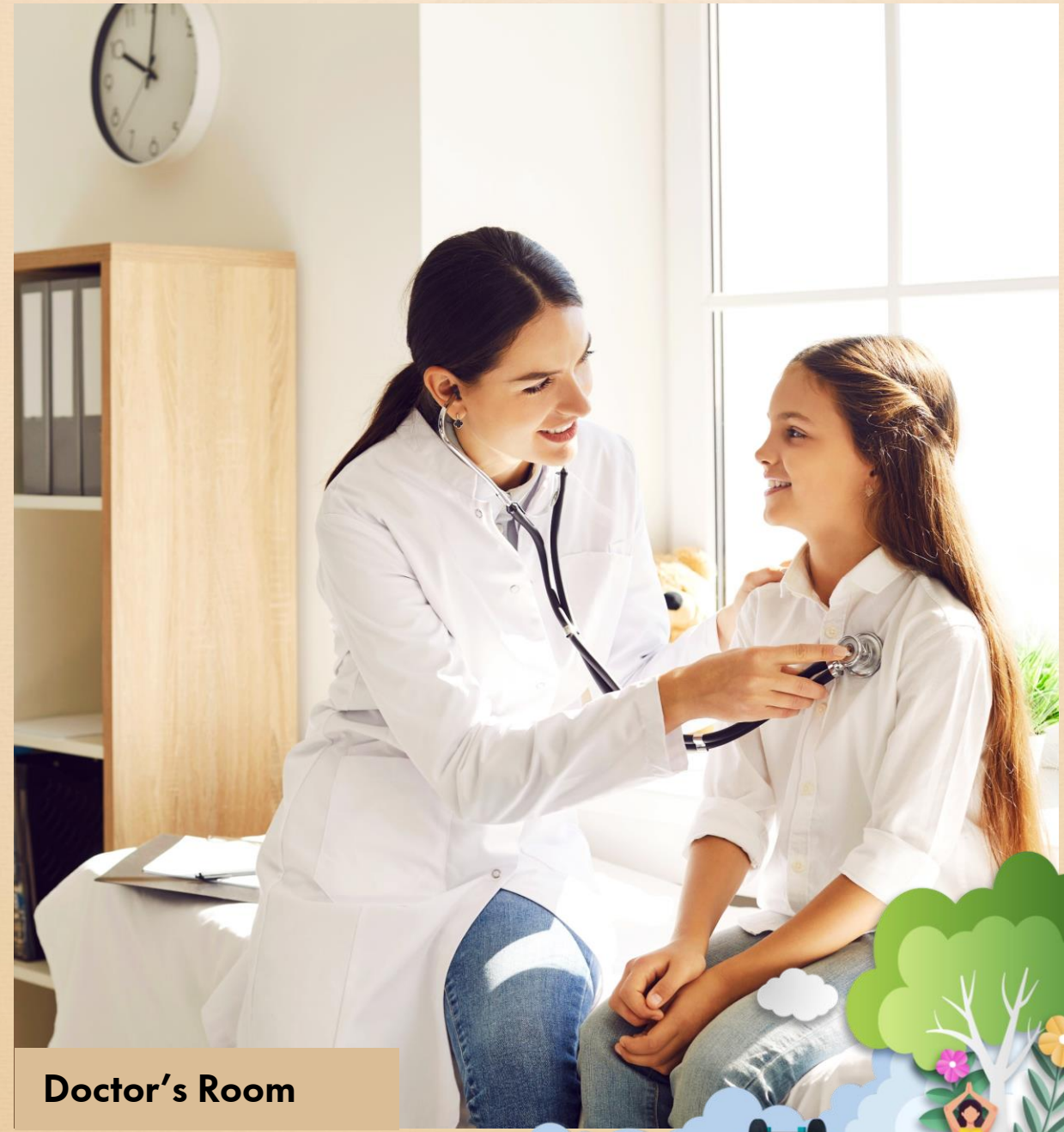


Yoga Deck





Laundromat



Doctor's Room



Kids Indoor Play Area



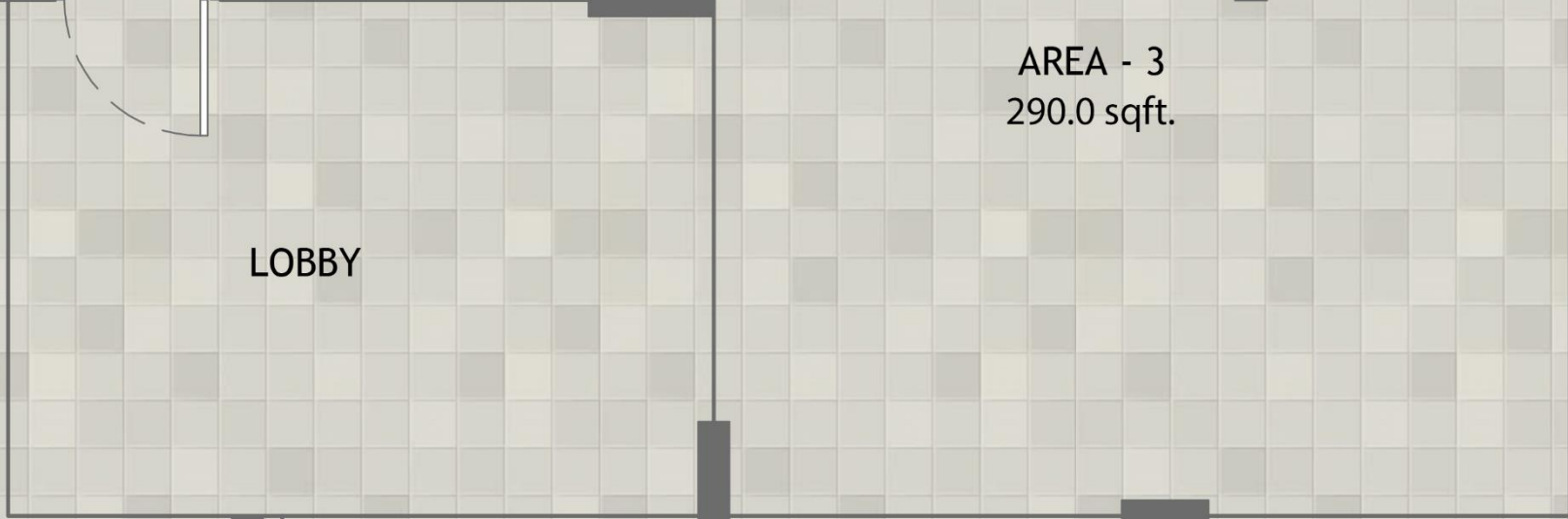
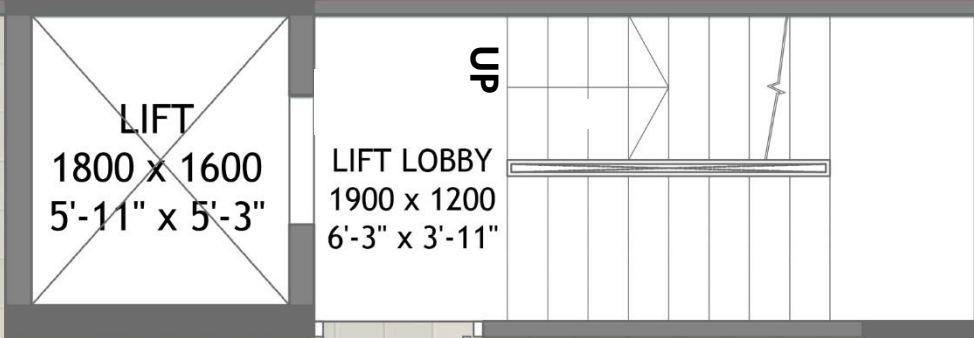


FLOOR PLAN

SITE PLAN



BASEMENT



AREA - 3
290.0 sqft.

AREA - 1
290.0 sqft.

AREA - 2
290.0 sqft.

STILTS

PLOT LINE



STILT PARKING

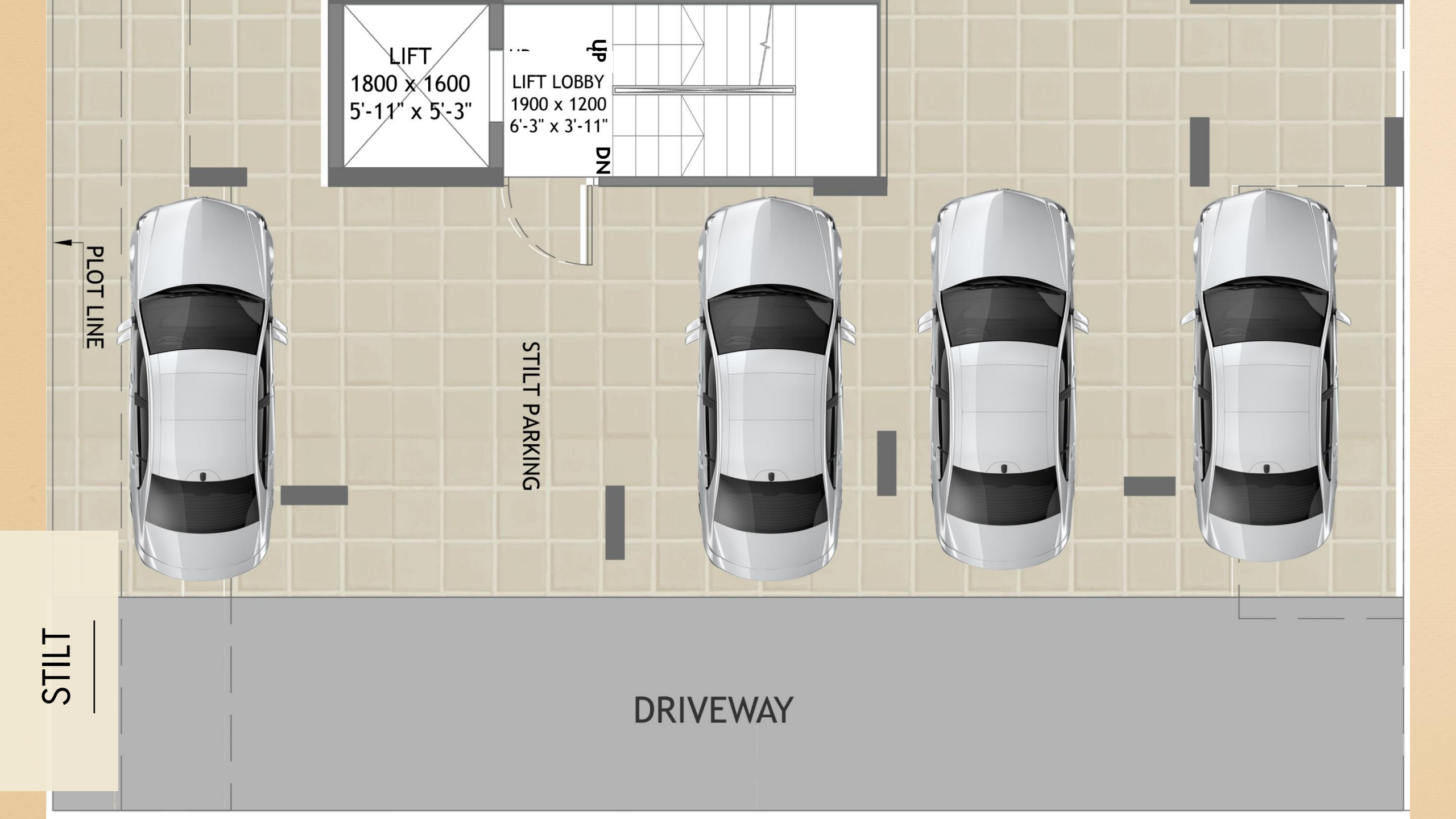


LIFT
1800 x 1600
5'-11" x 5'-3"

LIFT LOBBY
1900 x 1200
6'-3" x 3'-11"

UP
DN

DRIVEWAY



TYPICAL FLOOR PLAN

TYPE - A

PLOT LINE





THE MASTERMINDS OF TOWNSHIP

MASTERMINDS



CONCEPT

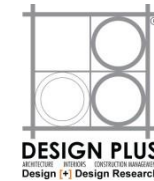
Aedas

One of the world's leading architect based out of Singapore with 12 offices and 54 recognized projects

**Architect
Hafeez
Contractor**

A visionary Indian architect renowned for transforming modern urban landscapes

LEAD DESIGN



A leading design firm celebrated for seamlessly blending contemporary aesthetics with sustainable architecture

LANDSCAPE ARCHITECT



Acclaimed for its holistic approach to design, integrating cutting-edge technology with cultural and contextual sensitivity

MEP CONSULTANT



Excels in blending architecture, engineering, and sustainability for high-performance, future-ready buildings

STRUCTURE CONSULTANT



Renowned for its structural engineering expertise, delivering innovative and robust solutions for complex, large-scale projects





FOR INVESTMENT

REACH OUT TO US





SIGNATURETM GLOBAL

REALTY. RELIABILITY. RESPONSIBILITY.

AN ISO 9001:2015; 14001:2015; 45001:2018; 27001:2022 CERTIFIED COMPANY



SIGNATURE GLOBAL BUSINESS PARK PRIVATE LIMITED | U70109DL2019PTC346164

REGD. OFF: 13TH FLOOR, DR. GOPAL DAS BHAWAN, 28, BARAKHAMBA ROAD, CONNAUGHT PLACE, CENTRAL DELHI, NEW DELHI - 110001

CORP. OFF.: UNIT NO. 101, GROUND FLOOR, TOWER-A, SIGNATURE TOWER SOUTH CITY-1, GURUGRAM, HARYANA, INDIA, 122001 WWW.SIGNATUREGLOBAL.IN

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