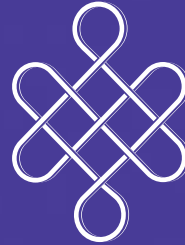


I N T R O D U C I N G



S A M S A R A



I V A N A

A G I F T E D L I F E

4 BHK Luxury Floors with Terrace/Basement  
+ Utility



**EXCELLENT CONNECTIVITY**

Access from 60m wide and 24m wide sector roads with multiple entry and exit points

**SAFETY & SECURITY**

Gated Community with access control & CCTV Surveillance

**LOW DENSITY LIVING**

Well organized and separated with wide 12m internal driveways

**OFFICE & SHOPPING CONVENIENCE**

Walk to work or shop at Miracle Mile commercial complex



**SAMSARA**

SECTOR - 60, 61, 62, 63 & 65  
GURUGRAM



# AN ESTABLISHED ECOSYSTEM INTEGRATED WITH A UNIQUE OFFERING



Part of Expansive  
Integrated Development  
spread across 70 Acres



260 Luxury Floors  
with low density  
living



AC lobbies with 2  
common elevators



Dedicated 2 Car Parks  
with every floor with EV  
Charging feature



Secured & Gated  
Complex with CCTV  
surveillance



Belvedere Club  
Membership



Private Basement  
with 1st and 2nd  
floor



Private Terrace  
with 3rd and 4th  
floor

## UNIQUE FEATURES



**Access your  
Basement / Terrace  
through your  
personal Elevator  
within your home.**



**Large  
Common  
Terraces**



**Unique  
concept of  
Green Valley**



**Adjacent to  
1.18 Acres of  
Lush Green  
Park**



**Club Amenities  
spread across the  
community in Stilt  
area**





# AMENITIES WITHIN THE PROJECT

# SPORTS AMENITIES

HALF BASKETBALL COURT



SKATING RINK



BADMINTON COURT



TABLE TENNIS



CRICKET NET



OUTDOOR/INDOOR GYM



SNOOKER TABLE



CARD ROOM

# KIDS ACTIVITIES

TODDLERS PLAY AREA



SAND PIT



DRY DECK FOUNTAIN



CARROM & DART



WALL CLIMBING



READING ZONE



VIDEO GAME



CHESS



# WELLNESS

FLOWER GARDEN



OUTDOOR READING ZONE



DANCE/ZUMBA SPACE



HERBAL GARDEN



YOGA ROOM



ACCUPRESSURE PATHWAYS



YOGA/MEDITATION AREA



REFLEXOLOGY GARDEN

# MULTI-FUNCTIONAL AREA

PERGOLA



PARTY LAWN



BANQUET SPACE



PET PARKS



GAZEBO



OPEN AIR THEATER



OUTDOOR BAR



PET GYMS

# 10 YEAR BELVEDERE CLUB MEMBERSHIP

- Lounge Bar & Terrace
- Large Function Halls & Banquets
- Well Appointed Luxury Rooms
- World Class Salon & Spa
- Multi cuisine Restaurants
- Swimming Pool
- Squash Court & Indoor Badminton Court
- Basketball Court & Cricket Pitch
- Gymnasium



## SPECIFICATION

- VRV/ VRF Air Conditioning with Heating and Cooling
- Luxury Vitrified Tiles in Living, Dining and Bedrooms
- Digital Main Door Lock
- Video Door Phone
- Modular Kitchen with Instant Geyser, Chimney, Hob, Microwave, Dishwasher and Refrigerator
- Aluminum Sliding Doors with Mosquito Mesh
- Provision for piped gas supply

# PRICE LIST

Plot Size (Sq. Yds.)	Type	Configuration	Carpet Area (Sq. Ft.)	Balcony Area (Sq. Ft.)	Usable Area (Sq. Ft.)	Private Basement Area (Sq.Ft.)	Private Terrace Area (Sq. Ft.)	Price (INR Cr.)*
351	4 BHK + Utility	First Floor with Private Basement	1702	306	2008	1190	-	5.70
		Second Floor with Private Basement				970	-	5.56
		Third Floor with Private Terrace				-	551	5.20
		Fourth Floor with Private Terrace				-	674	5.25

**\*Additional Charges :**

- (a) GST, Stamp Duty and Registration Charges
- (b) IFMS @ Rs. 160 per Sq. Ft. on Carpet Area
- (c) Power Backup Charges @ Rs. 125 per Sq. Ft on carpet area
- (d) 10-year Club Membership Security Deposit @1.5 lakhs refundable

**Pre-Launch Offer**  
**INR. 25 Lakhs Discount\*\***

**\*Note: Above mentioned price is inclusive of fully loaded kitchen including Refrigerator, Microwave and Dishwasher.**

**Price revising w.e.f. December 24, 2024**

**\*\*Terms & Conditions apply**

## PAYMENT PLAN FOR LIMITED UNITS

### POSSESSION LINKED PAYMENT PLAN – 35:65

S No.	Installment Description	% Due of Sales Value
1	On Application	INR. 25 lakhs (Booking Amount)
2	On or Within 30 days of Application	10% of Total Sales Value (less booking amount)
3	On or Within 90 days of Application	10% of Total Sales Value
4	On or Within 150 days of Application	15% of Total Sales Value
5	On Application of Occupation Certificate (OC)	60% of Total Sales Value
6	On Offer of Possession	5% of Total Sales Value + IFMS + Possession Charges

Cheque in favour of ABSPL Samsara Ivana Collection Account



Adani Brahma Synergy Pvt. Ltd.

Sales Gallery – Sector 63, Golf Course Extension Road, Gurugram

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