



GODREJ AIR

SECTOR 85, GURUGRAM

ENHANCED AIR QUALITY*

EXPERIENCE FRESH AIR IN ABUNDANCE



Stock image for representative purpose only

Welcome to Godrej Air where one can breathe in pure air while living the holistic life at the same time. The air quality within Godrej Air is well elevated than the rest of Delhi and the Air Quality Index (AQI) is a testament to that. So go ahead, take a deep breath without having to think twice.

Air Quality Index (AQI) Value	0 - 50	51-100	101-150	151-200	201-300	301-500
Levels of Health Concern	Good	Moderate	Unhealthy for Sensitive Groups	Unhealthy	Very Unhealthy	Hazardous

*Enhanced air quality benefit is as per Air Quality Index (AQI) survey done on site under controlled conditions by the developer — The AQI measured reflects the pm 2.5 concentration.



Strategically
located



#BreatheEasy



Sustainable
living



Contemporary
lifestyle



Thoughtfully
designed



*Strategically
Located*



GODREJ AIR
SECTOR 85, GURUGRAM

- School/College/Institute
- Landmark
- Hospital
- Commercial
- Highway
- Airport
- Railway Station
- Metro Station

GOOGLE MAP. NOT TO SCALE



Stock image for representative purpose only

ESTABLISHED SOCIAL INFRASTRUCTURE

New Gurugram is considered as the destination next - as many upcoming developments, commercial establishments, SMEs and start-ups are taking shape here. At Godrej Air, you are connected to a world of opportunities and superior infrastructural developments at all times.

EDUCATION



- Delhi Public School - Sec 84
- St. Xavier's School - Sec 81
- Bharat Ram Global School - Sec 83
- Matrikiran High School - Sec 84
- RPS International School - Sec 89
- Amity University - Manesar

HOSPITAL



- VPS Hospital Rockland - Sec 5
- Park Hospital - Sec 47
- Medanta - Sec 39
- IMT Hospital & Trauma Center- Sec 7
- SGT Med. College & Institute - Budhera

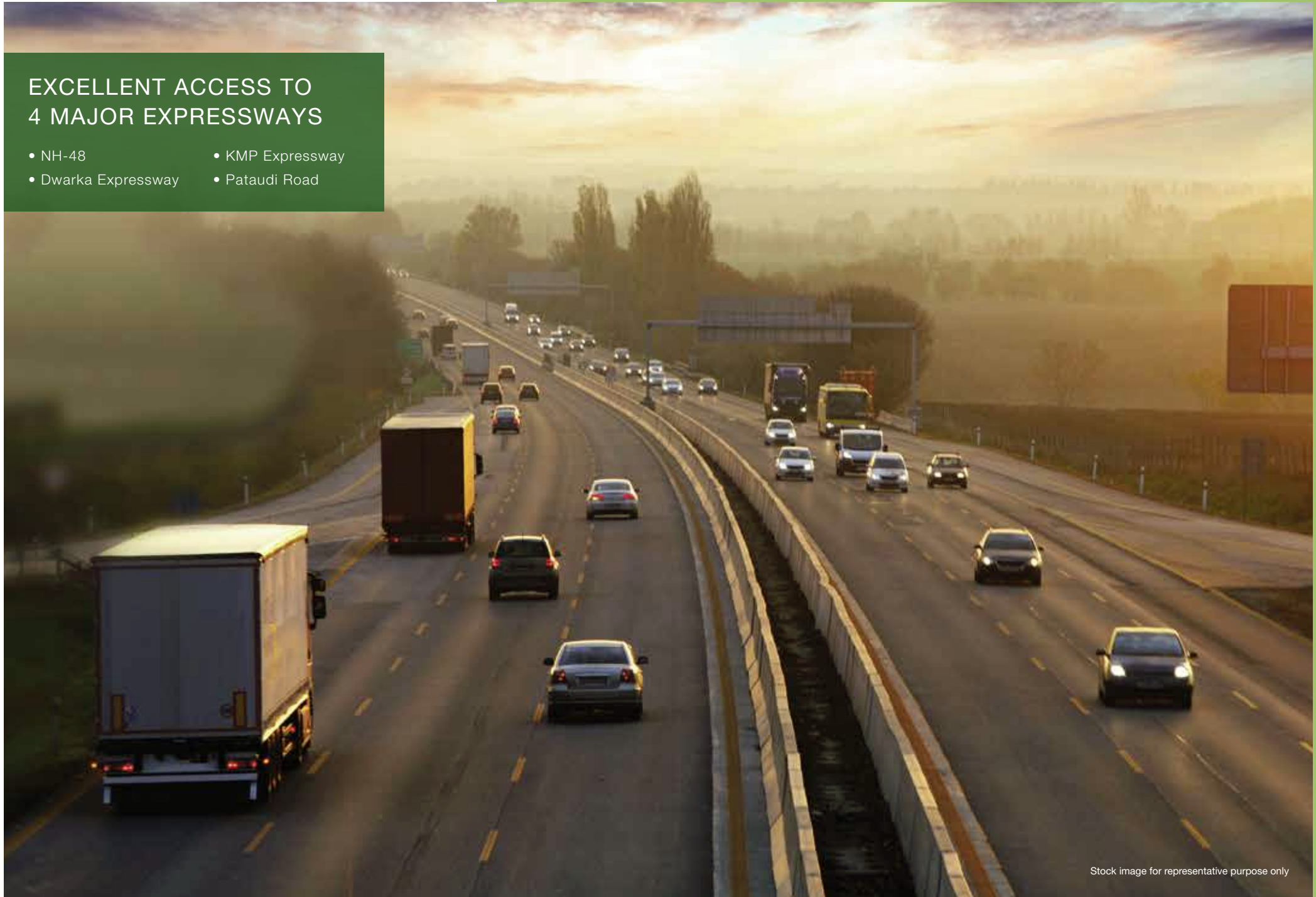
RETAIL, HOTEL & BUSINESS PARK



- Sapphire Mall - Sec 83
- Inox - Sec 83
- Reliance Trends - Sec 83
- Reliance Digital - Sec 83
- Subway - Sec 83
- Hyatt Residency - Sec 83
- Savoy Suites - Sec 1, IMT Manesar
- McDonald's - Sec 1, IMT Manesar
- Eros Corporate Park - Sec 2, Manesar
- Karma Lakelands Golf Club - Sec 80

EXCELLENT ACCESS TO 4 MAJOR EXPRESSWAYS

- NH-48
- Dwarka Expressway
- KMP Expressway
- Pataudi Road



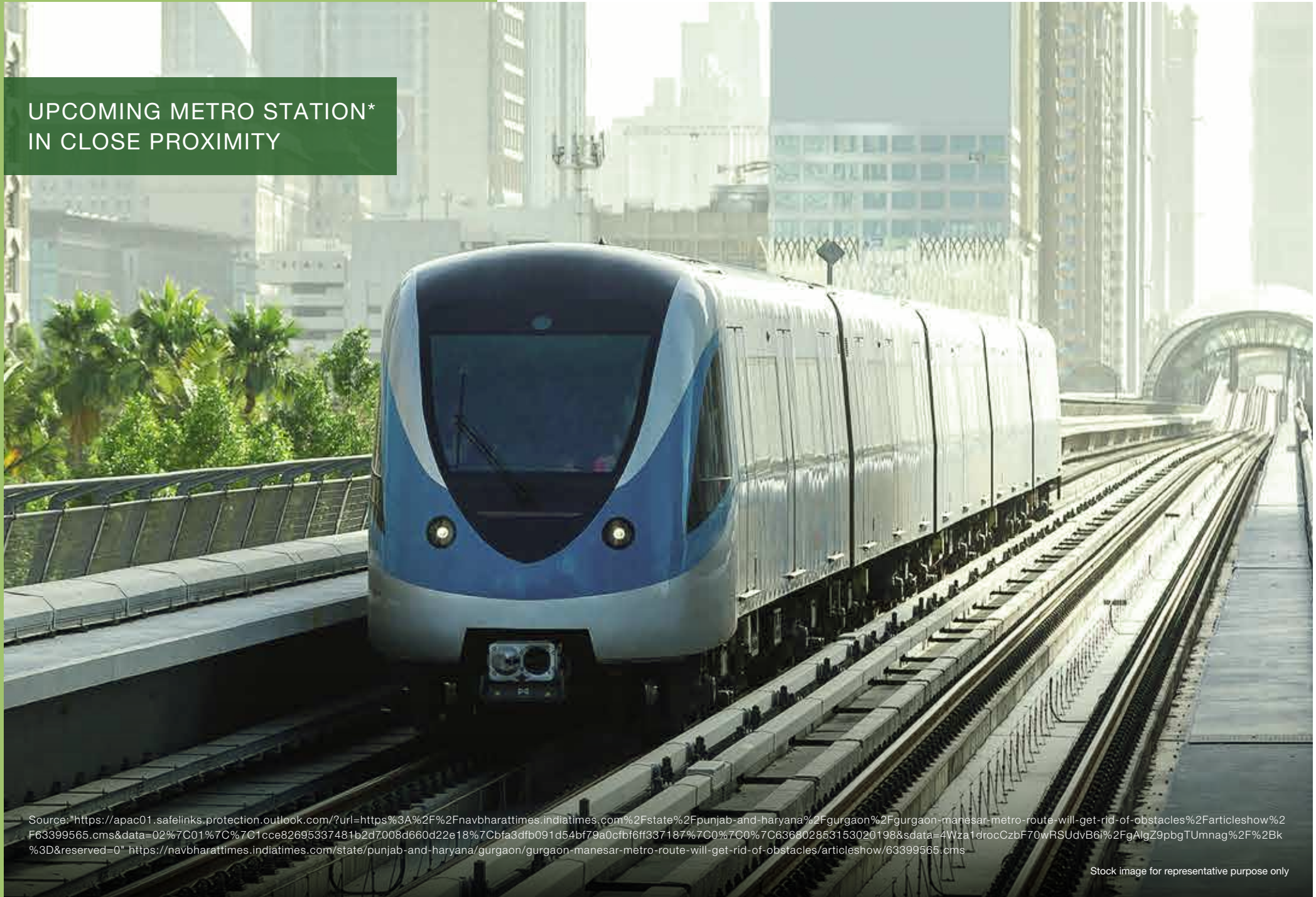
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SEAMLESS CONNECTIVITY FROM THE
INDIRA GANDHI INTERNATIONAL AIRPORT



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UPCOMING METRO STATION*
IN CLOSE PROXIMITY



Source: <https://apac01.safelinks.protection.outlook.com/?url=https%3A%2F%2Fnavbharattimes.indiatimes.com%2Fstate%2Fpunjab-and-haryana%2Fgurgaon%2Fgurgaon-manesar-metro-route-will-get-rid-of-obstacles%2Farticleshow%2F63399565.cms&data=02%7C01%7C%7C1cce82695337481b2d7008d660d22e18%7Cbfa3dfb091d54bf79a0cfbf6ff337187%7C0%7C0%7C636802853153020198&sdata=4Wza1drocCzbF70wRSUdvB6i%2FgAlgZ9pbgTUmag%2F%2Bk%3D&reserved=0> <https://navbharattimes.indiatimes.com/state/punjab-and-haryana/gurgaon/gurgaon-manesar-metro-route-will-get-rid-of-obstacles/articleshow/63399565.cms>

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THE UPCOMING COMMERCIAL HUB
IN SECTOR 88 IS IN CLOSE PROXIMITY

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Disclaimer: Commercial Hub is not part of Godrej Air and is to be developed by third party.



— PRESENTING —
GODREJ AIR
SECTOR 85, GURUGRAM

Discover an unhindered life at Godrej Air, Gurugram - an address of 2, 3 and 4 BHK residences where you experience luxuries of nature like enhanced air quality*, a cleaner environment, and healthy food.

*Enhanced air quality benefit is as per the Air Quality Index (AQI) survey done on site under controlled conditions by the Developer

Stock image for representative purpose only



Master Layout Plan

SITE PLAN OVERVIEW

1. ENTRY / EXIT
2. ARRIVAL PLAZA
3. TOWER DROP OFF
4. VEHICULAR ROAD
5. KINETIC SCULPTURE
6. CLUBHOUSE
7. SWIMMING POOL
8. KIDS' POOL
9. CLUB SPILL OUT
10. CRÉCHE GREEN
11. BANQUET LAWN
12. SCULPTURAL HEDGES
13. CHILDREN'S PLAY AREA
14. MOUND OVER CAR PARK
15. CENTRAL GREEN
16. JOGGING TRACK
17. AMPHITHEATRE SEATING
18. PERGOLA WITH CREEPERS
19. FOCAL TREE
20. FRAGRANCE GARDEN
21. TENNIS COURT
22. PLOT GREEN BELT
23. OPEN GYM
24. HALF BASKETBALL COURT
25. BADMINTON COURT
26. SKATING RINK
27. GRASS LAWN
28. CONVENIENT SHOPPING
29. NURSERY SCHOOL
30. EWS BLOCK





Breathe Easy

BREATHE IN ENHANCED AIR QUALITY*

Experience excellent levels of AQI every single day

*Enhanced air quality benefit is as per the Air Quality Index (AQI) survey done on site under controlled conditions by the Developer

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BREATHE IN THE PURITY OF FRESH AIR WITH THE CENTRALLY TREATED FRESH AIR SYSTEM (CTFA TECHNOLOGY) AT GODREJ AIR

*The furniture and fixtures shown in the image are for illustrative purposes only and are indicative in nature

Stock image for representative purpose only

A REVOLUTIONARY AIR PURIFICATION SYSTEM IS HERE - **CTFA**

Presenting a cutting-edge air purifying system – Centrally Treated Fresh Air or (CTFA) at Godrej Air. A simple and highly effective technology, it purifies air with complete ease and gives you a home that is fresh, clean and pollutant free.

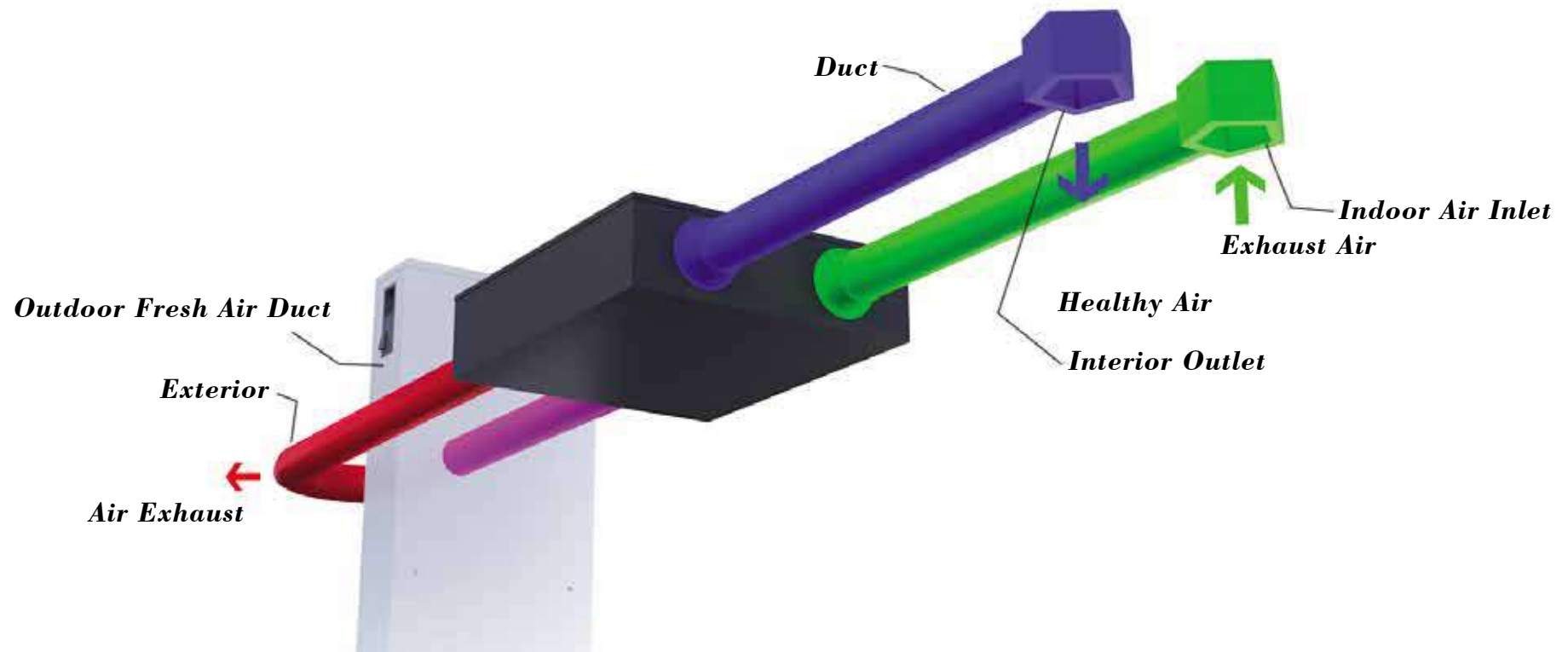
In simple terms, CTFA is a centralized air purification system which runs through the entire home and is well hidden from view. It does its job silently while producing exceptional results. It helps remove stale air, controls carbon dioxide and eliminates harmful germs up to PM 2.5. A unique thing is that it traps harmful bacteria and doesn't allow them to breed again.

This makes the room's natural freshness last longer which in turn helps keep you and your loved ones lead a healthier life.



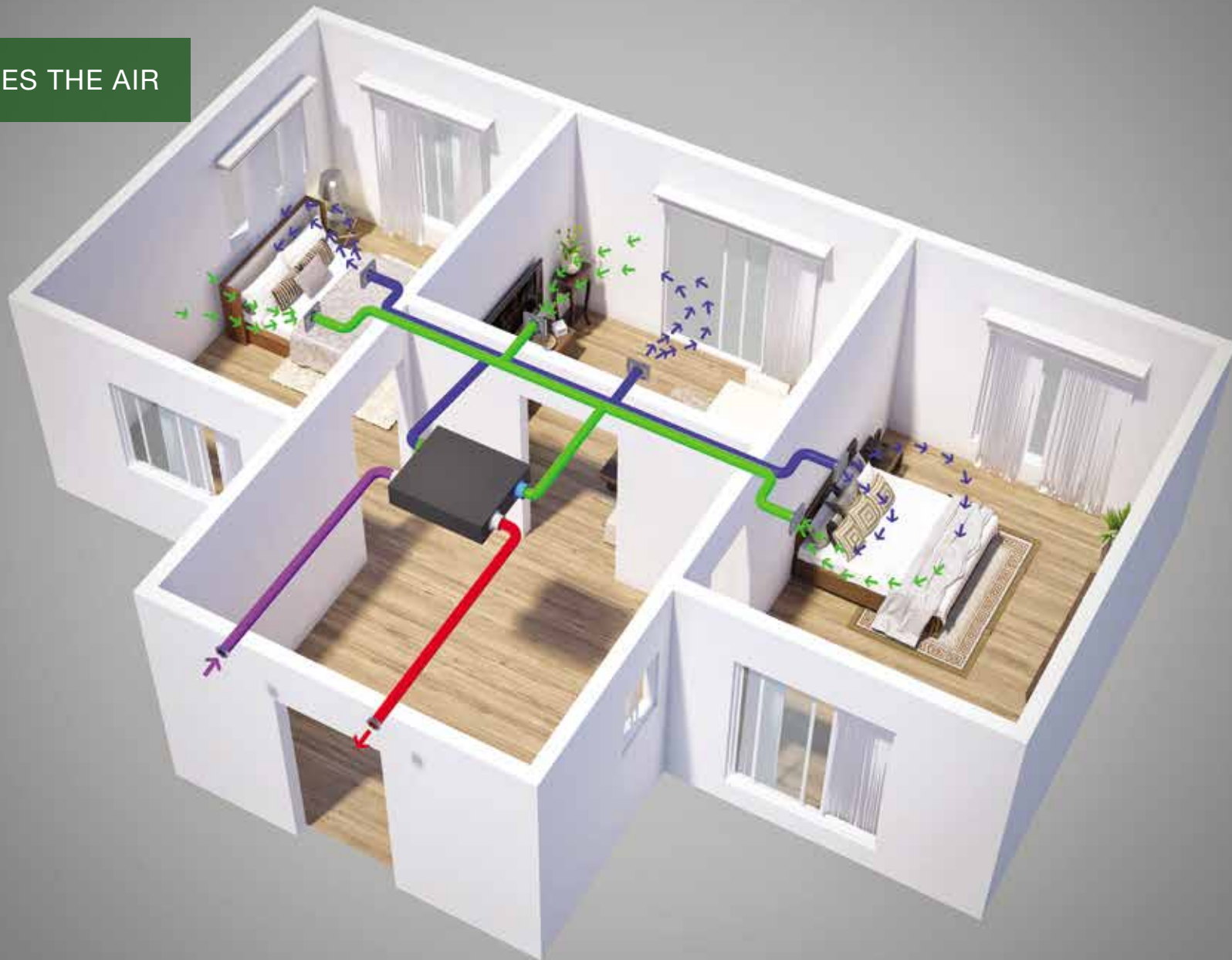
Stock image for representative purpose only

CENTRALLY TREATED FRESH AIR
(CTFA TECHNOLOGY)*



*The maintenance of the CTFA shall be customer's responsibility

HOW IT PURIFIES THE AIR





BREATHE FRESHER

Experience freshness as you walk past lobbies and common areas that are adorned with planters specially selected to purify the air. Feel rejuvenated as you step into a home and breathe fresher air.

Artist's Impression. Not an actual site photograph.



VERTICAL GREEN FEATURE WALL
AT TOWER LOBBY

Stock image for representative purpose only

DOUBLE HEIGHT SPACIOUS LOBBIES
WITH OXY-RICH ZONES



Artist's Impression. Not an actual site photograph.



NATURAL AIR CLEANERS LIKE
SALT LAMPS AND **BEE WAX CANDLES**
IN THE COMMON TOWER AREAS

Stock image for representative purpose only



CLUB LIVING MADE NATURAL

The club at Godrej Air, Gurugram has been designed to offer you amenities with a healthy dose of well-being. With vertical greens on the club's façade, an oxy pavilion, terrace greens on the upper level etc. life here will be the perfect balance of mind, body and soul.

Stock image for representative purpose only



VERTICAL GREENS ON
THE CLUB FAÇADE

Artist's Impression. Not an actual site photograph.

LANDSCAPED TERRACE GREENS*



*Terrace garden only at Clubhouse

Stock image for representative purpose only

PURIFYING GREEN SCREENS
AT KIDS' PLAY AREA



Artist's Impression. Not an actual site photograph.



Cassia Fistula



Chonsia Speciosa



Plumeria Alba



Bauhinia Alba

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TREE BOULEVARDS HAVE 6 VARIETIES OF TREES CHOSEN FOR POLLUTION CONTROLLING PROPERTIES

- Bauhinia Alba
- Chonsia Speciosa
- Cassia Fistula
- Terminalia Mantly
- Plumeria Alba
- Ficus Benjanina

OXYGEN RICH ZONE ALONG
THE JOGGING TRACK*



*Plants and trees along the jogging track

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CREEPER SHADES OVER OPEN CAR PARKS*

*Select slots

Artist's Impression. Not an actual site photograph.

SCULPTURED HEDGES AND
GREEN MOUNDS



Artist's Impression. Not an actual site photograph.

AESTHETICALLY DESIGNED SCULPTURES
THAT DANCE TO THE TUNES OF THE WIND



Artist's Impression. Not an actual site photograph.



Gardenia



Rose



Cestrum Diurnum



Jasminum Sambae



Jasminum Pubescens

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THE FRAGRANCE GARDEN HAS 11 VARIETIES OF FLOWERS CHOSEN FOR THEIR FRAGRANCE AND HEALING ABILITIES

- Jasminum Sambae
- Jasminum Pubescens
- Gardenia
- Cestrum Nocturnum
- Cestrum Diurnum
- Rose
- Plumeria



Calendula



Mint



Stevia



Aloe vera

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CAREFULLY SELECTED MEDICINAL PLANTS ARE A GREAT SOURCE OF HEALTH AND WELL-BEING

- Aloe vera
- Stevia
- Ginger
- Mint
- Calendula
- Kadi Patta



Allamanda



Nerium Oleander



Calliandra Breviceps



Ficus Panda



Tecoma Capensis



Tacoma Gaudichudi

Stock images for representative purpose only

13 VARIETIES OF PLANTERS HAVE BEEN USED FOR ORNAMENTAL PURPOSE AND OVERALL IMPROVEMENT OF HEALTH

- Allamanda
- Hamedia Patens
- Ficus Panda
- Areca Palm
- Tabernamontana Caronaria
- Tacoma Gaudichudi
- Tecoma Capensis
- Calliandra Breviceps
- Raphis Palm
- Fan Palm
- Nerium Oleander
- Bamboo
- Cucas Spps



*Sustainable
Living*



LOW-CHLORINE SWIMMING POOL

Stock image for representative purpose only



CENTRAL WATER SOFTENING PLANT

There is a central water softening plant at Godrej Air which provides you with soft water that is mild on the skin and hair. It also helps preserve the life of water appliances such as water heaters and laundry equipment while saving you money on monthly energy costs.

Stock image for representative purpose only

WATER EFFICIENT FIXTURES

Godrej Air is adorned with low-flow water efficient fixtures in Restrooms, Kitchens which are designed to help conserve water.



Stock image for representative purpose only



RAINWATER HARVESTING

Special care has been taken to harvest rain water with a system designed to capture the run-off water from the roof and other areas.

Stock image for representative purpose only



*Contemporary
Lifestyle*

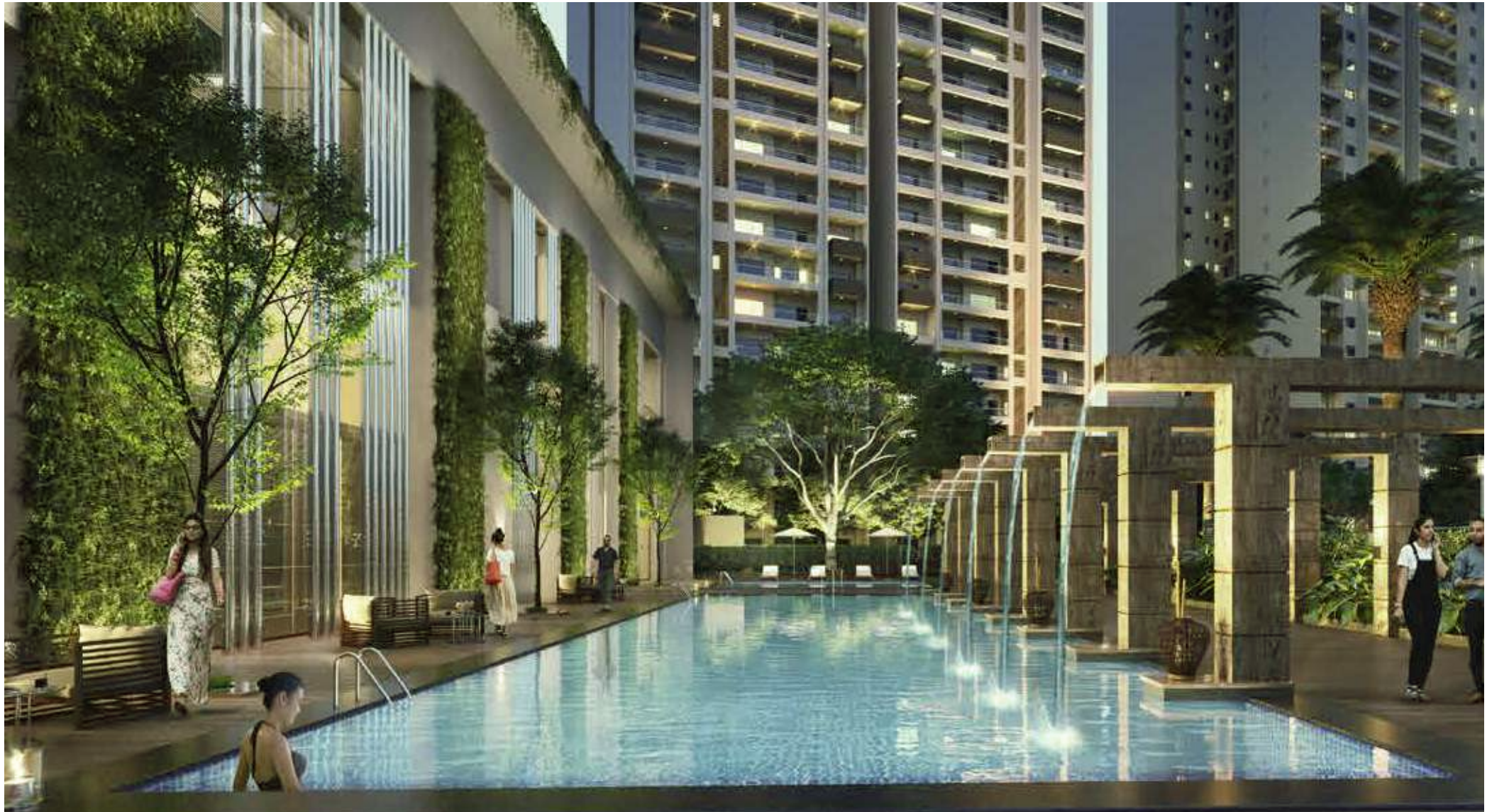


HOME AUTOMATION*

At Godrej Air, every home is a smart home. That's because every home is automated with a Smart Home app. This means that almost everything inside your home can be controlled simply with your voice or your smart phone. Be it your electronic devices like the TV or the AC.

*Home Automation only with respect to Light, fan, AC and TV. Temperature and channel change not included.

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UNWIND AT THE SWIMMING POOL

Artist's Impression. Not an actual site photograph.



STATE-OF-THE-ART FITNESS ARENA

Stock image for representative purpose only

WELLNESS CLUB MANAGED
BY BRANDED PARTNERS*



*Branded partners to be decided by the Developer alone

Stock image for representative purpose only



DANCE ACADEMY MANAGED
BY DELHI DANCE ACADEMY*

*Or equivalent

Stock image for representative purpose only



STAY ENTERTAINED AT
THE MINI-THEATRE

Stock image for representative purpose only



SQUASH COURT

Stock image for representative purpose only

INDOOR BADMINTON COURT



Stock image for representative purpose only

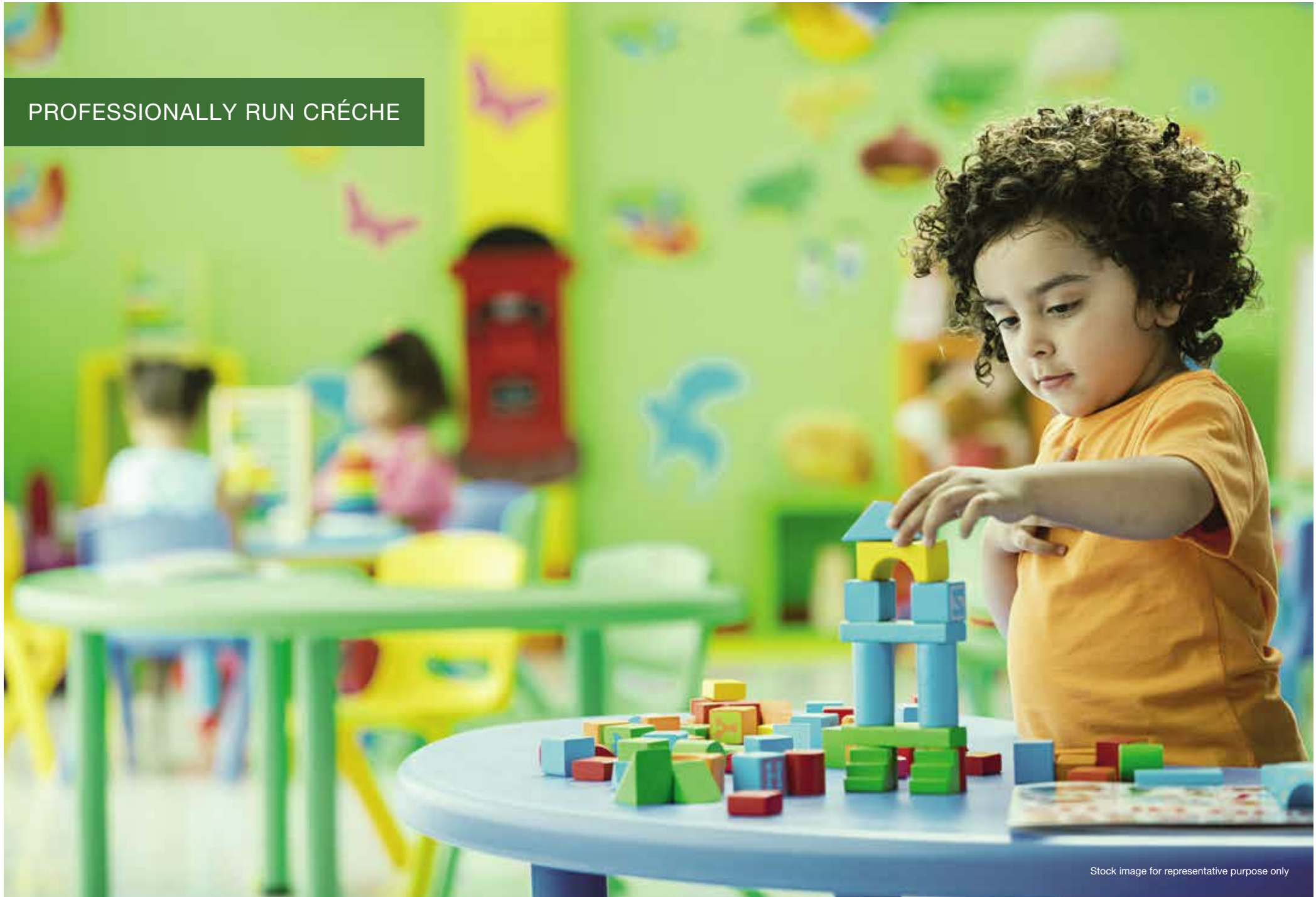
HALF BASKETBALL COURT



Stock image for representative purpose only

PROFESSIONALLY RUN CRÉCHE

Stock image for representative purpose only





LIBRARY

Stock image for representative purpose only



BRANDED RETAIL SPACES*
AT YOUR DOORSTEP

*Branded partners to be decided by the Developer alone

Stock image for representative purpose only



HEALTH CAFÉ AT CLUB

Stock image for representative purpose only



ORGANIC FOOD DELIVERY AT YOUR DOORSTEP

Get fresh and organic food delivered to your doorstep which helps in maintaining a better physical, mental and emotional health.

Stock image for representative purpose only



*Thoughtfully
Designed*

LOW-DENSITY LIVING



Artist's Impression. Not an actual site photograph.



EXCLUSIVE 4 TO A CORE RESIDENCES

Artist's Impression. Not an actual site photograph.

SPACIOUS RESIDENCES



Artist's Impression. Not an actual site photograph.



*A secured address with
3-tier security*



Project Level Security



Video Door Phone for Iconic Towers*



Visitor Management System



CCTV Surveillance*

CCTV at Ground Floor Lobbies, Basement Lobbies, Club Lobby, Main Gate, Peripheries and Terraces. *Iconic Towers - A2, A4

Stock images for representative purpose only



Floor Plans



2 BHK

GODREJ AIR

SECTOR 85, GURUGRAM

TOWER A3

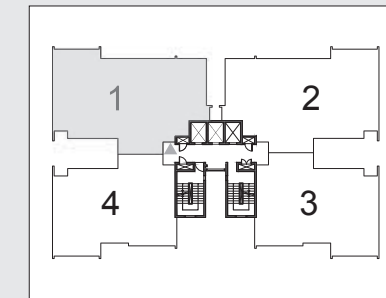
UNIT: 2 BHK (TYPE 1)

Areas As Per RERA

UNIT CARPET AREA - 83.11 SQ.MTS.

UNIT BALCONY AREA - 13.91 SQ.MTS.

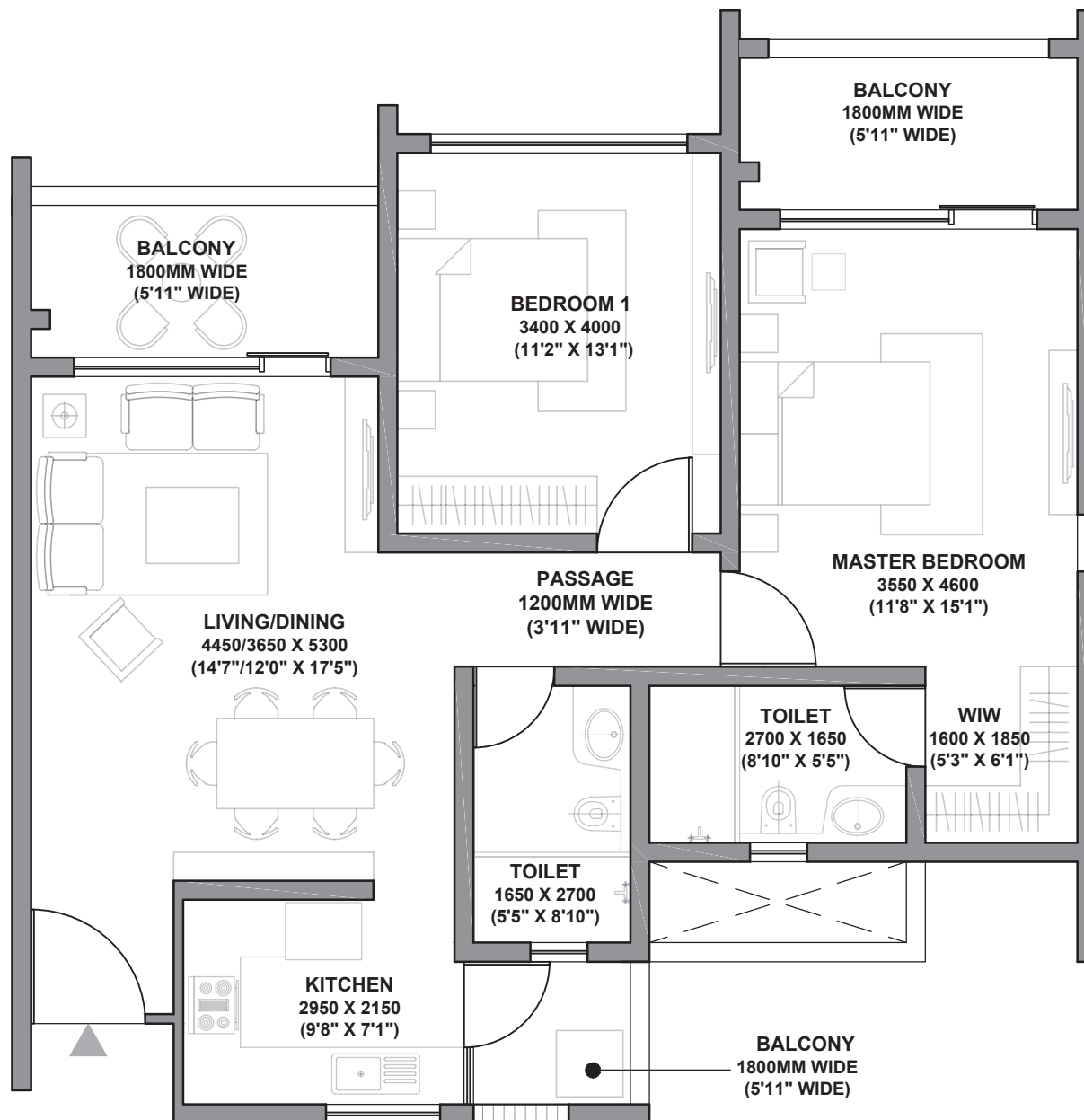
TOTAL AREA - 97.02 SQ.MTS.

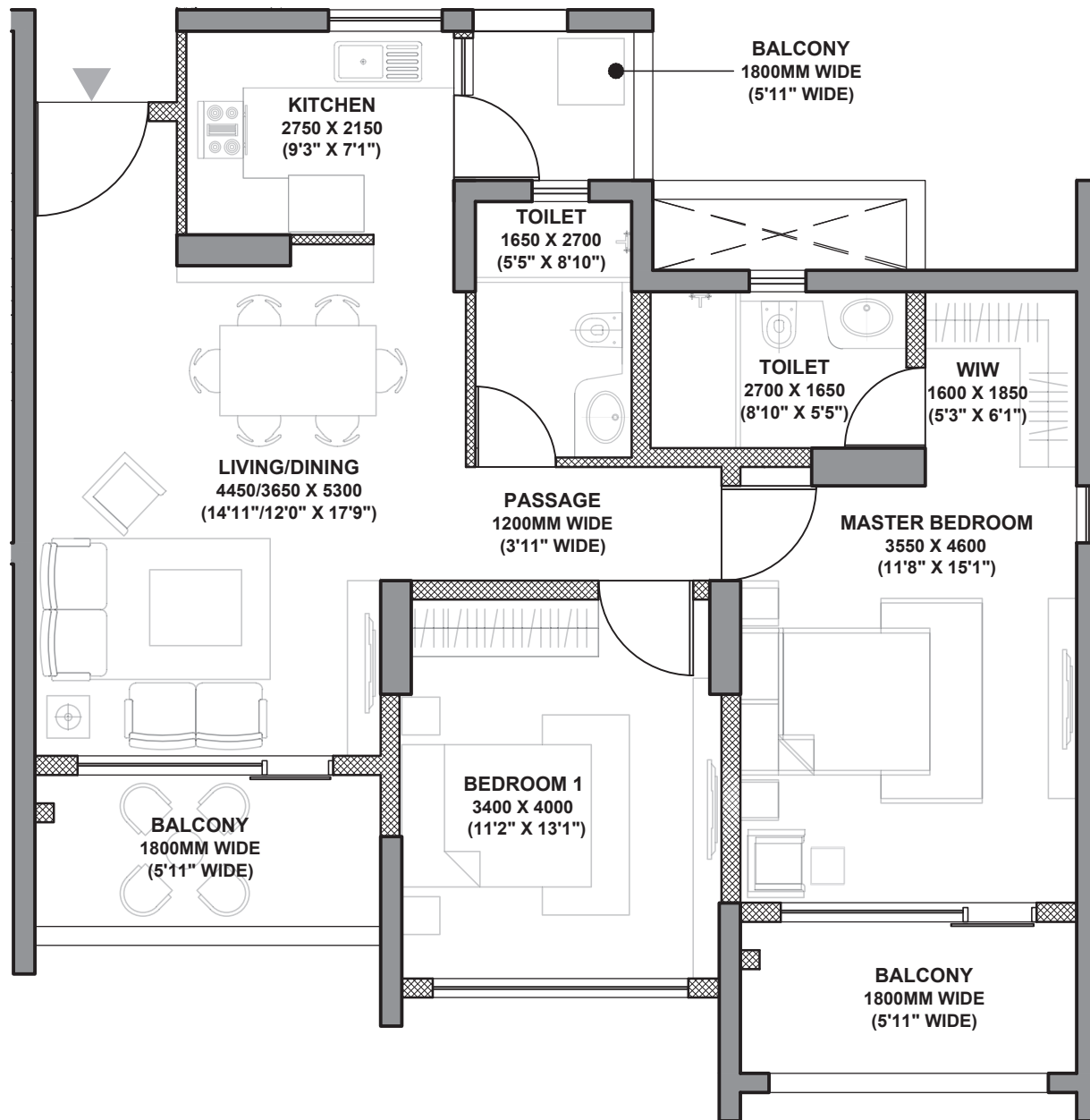


RERA registration for Godrej Air (in four phases). Bearing No. RC/REP/HARERA/GGM/2018/32; RC/REP/HARERA/GGM/2018/33; RC/REP/HARERA/GGM/2018/34 & No. RC/REP/HARERA/GGM/2018/35 all dated 07.12.2018. License No. 115 of 2012. Building Plan Approval - Memo No. ZP-853/AD(RA)/2018/30817 dated 31.10.2018. available at www.haryanarera.gov.in

This is not an offer, an invitation to offer and/or commitment of any nature. This contains artistic impressions and no warranty is expressly or impliedly given that the completed development will comply in any degree with such artist's impression as depicted. Fixtures, furniture shown in the layout plan are for representational purposes only and do not form a part of the standard specifications/amenities/services to be provided in the unit. "WIW" - depicts only the area where a walk in wardrobe can be installed. However, the same is not being installed by the Developer. All specifications of the unit and fixtures and fitting shown in the plan are not final or binding upon the Developer to provide unless explicitly agreed in the final agreement between the Parties

1 sq.mt. = 10.7639 sq.ft.





GODREJ AIR

SECTOR 85, GURUGRAM

TOWER A5

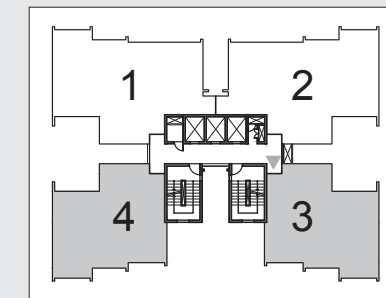
UNIT: 2 BHK (TYPE 2)

AREAS AS PER RERA

UNIT CARPET AREA - 83.05 SQ.MTS.

UNIT BALCONY AREA - 14.12 SQ.MTS.

TOTAL AREA - 97.17 SQ.MTS.



RERA registration for Godrej Air (in four phases). Bearing No. RC/REP/HARERA/GGM/2018/32; RC/REP/HARERA/GGM/2018/33; RC/REP/HARERA/GGM/2018/34 & No. RC/REP/HARERA/GGM/2018/35 all dated 07.12.2018. License No. 115 of 2012. Building Plan Approval - Memo No. ZP-853/AD(RA)/2018/30817 dated 31.10.2018. available at www.haryanarera.gov.in

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3 BHK

GODREJ AIR

SECTOR 85, GURUGRAM

TOWER A1

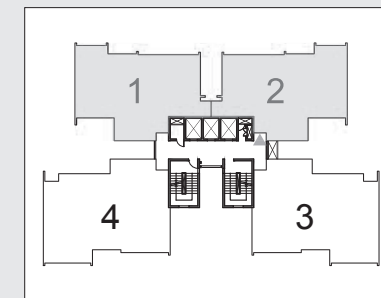
UNIT: 3 BHK - TYPE 1

AREAS AS PER RERA

UNIT CARPET AREA - 107.87 SQ.MTS.

UNIT BALCONY AREA - 20.00 SQ.MTS.

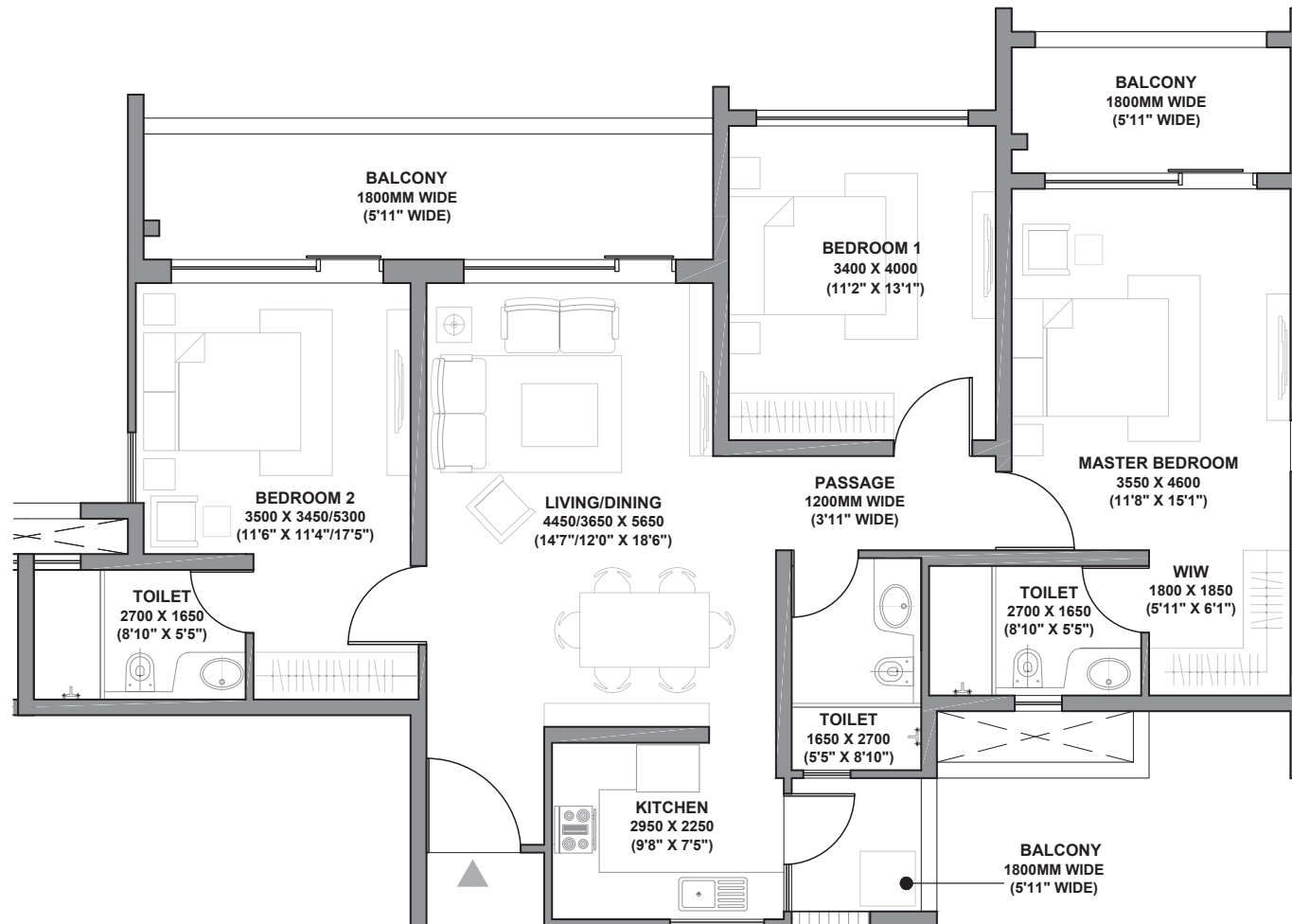
TOTAL AREA - 127.87 SQ.MTS.



RERA registration for Godrej Air (in four phases). Bearing No. RC/REP/HARERA/GGM/2018/32; RC/REP/HARERA/GGM/2018/33; RC/REP/HARERA/GGM/2018/34 & No. RC/REP/HARERA/GGM/2018/35 all dated 07.12.2018. License No. 115 of 2012. Building Plan Approval - Memo No. ZP-853/AD(RA)/2018/30817 dated 31.10.2018. available at www.haryanarera.gov.in

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GODREJ AIR

SECTOR 85, GURUGRAM

TOWER: A2

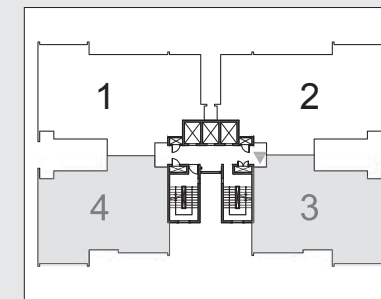
UNIT: 3 BHK + UTILITY (TYPE 1)

AREAS AS PER RERA

UNIT CARPET AREA - 127.41 SQ.MTS.

UNIT BALCONY AREA - 19.53 SQ.MTS.

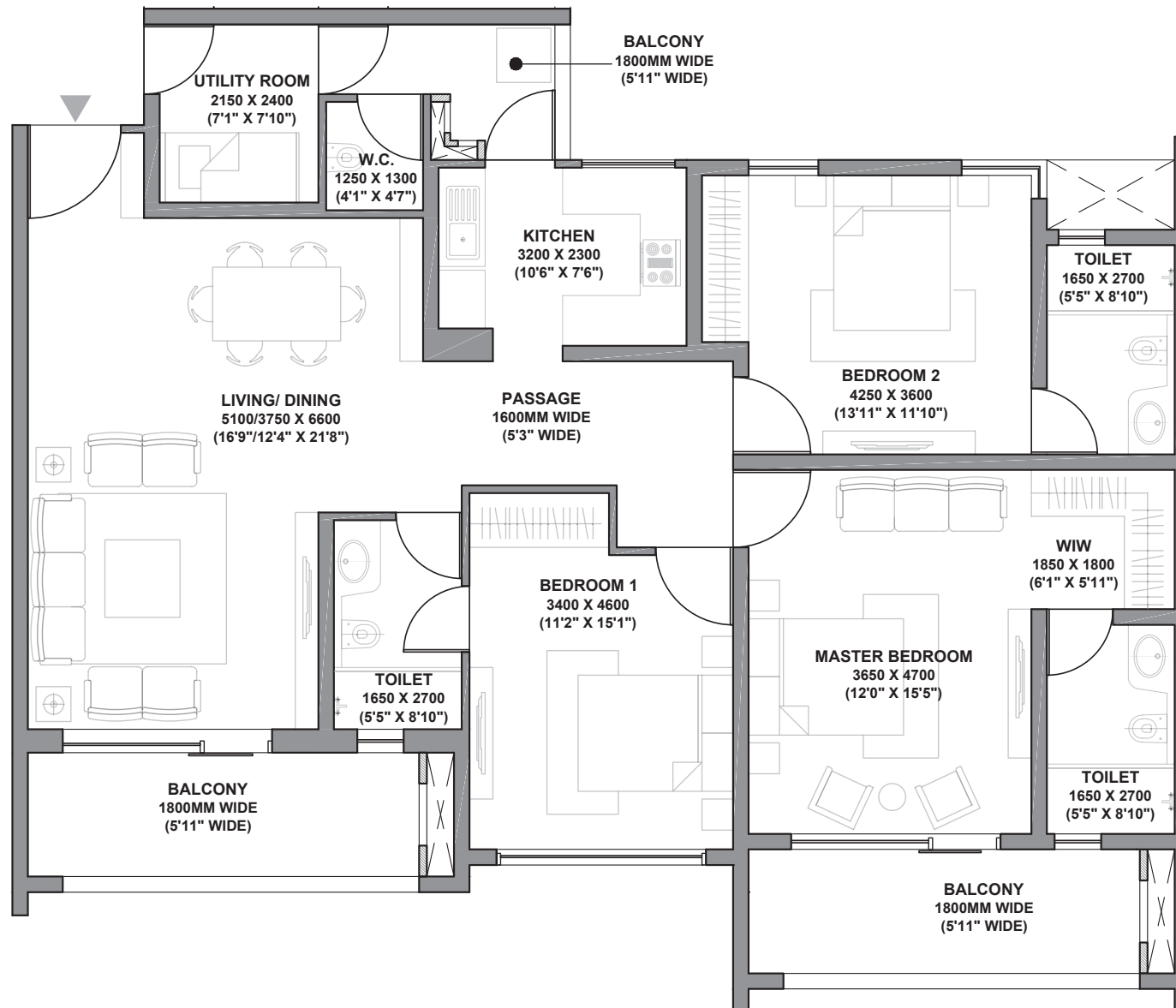
TOTAL AREA - 146.94 SQ.MTS.



RERA registration for Godrej Air (in four phases). Bearing No. RC/REP/HARERA/GGM/2018/32; RC/REP/HARERA/GGM/2018/33; RC/REP/HARERA/GGM/2018/34 & No. RC/REP/HARERA/GGM/2018/35 all dated 07.12.2018. License No. 115 of 2012. Building Plan Approval – Memo No. ZP-853/AD(RA)/2018/30817 dated 31.10.2018. available at www.haryanarera.gov.in

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GODREJ AIR

SECTOR 85, GURUGRAM

TOWER: A5

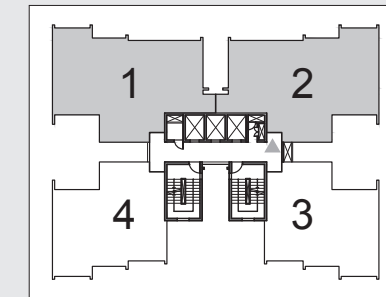
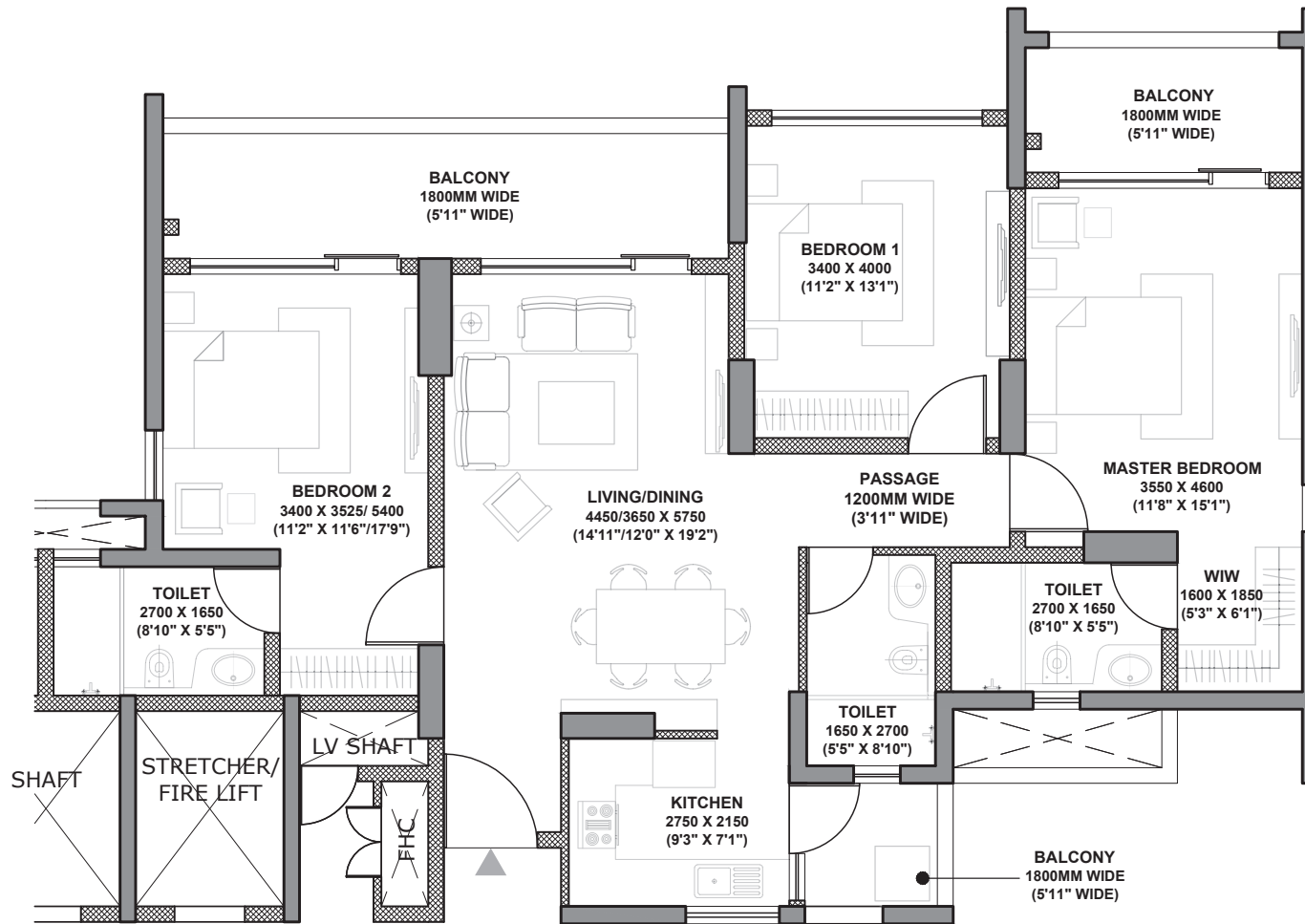
UNIT: 3 BHK (TYPE 2)

AREAS AS PER RERA

UNIT CARPET AREA - 107.42 SQ.MTS.

UNIT BALCONY AREA - 19.88 SQ.MTS.

TOTAL AREA - 127.30 SQ.MTS.



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4 BHK + Utility

GODREJ AIR

SECTOR 85, GURUGRAM

TOWER: A2

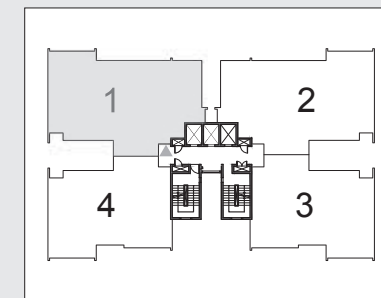
UNIT: 4 BHK + UTILITY (TYPE 1)

AREAS AS PER RERA

UNIT CARPET AREA - 153.68 SQ.MTS.

UNIT BALCONY AREA - 27.54 SQ.MTS.

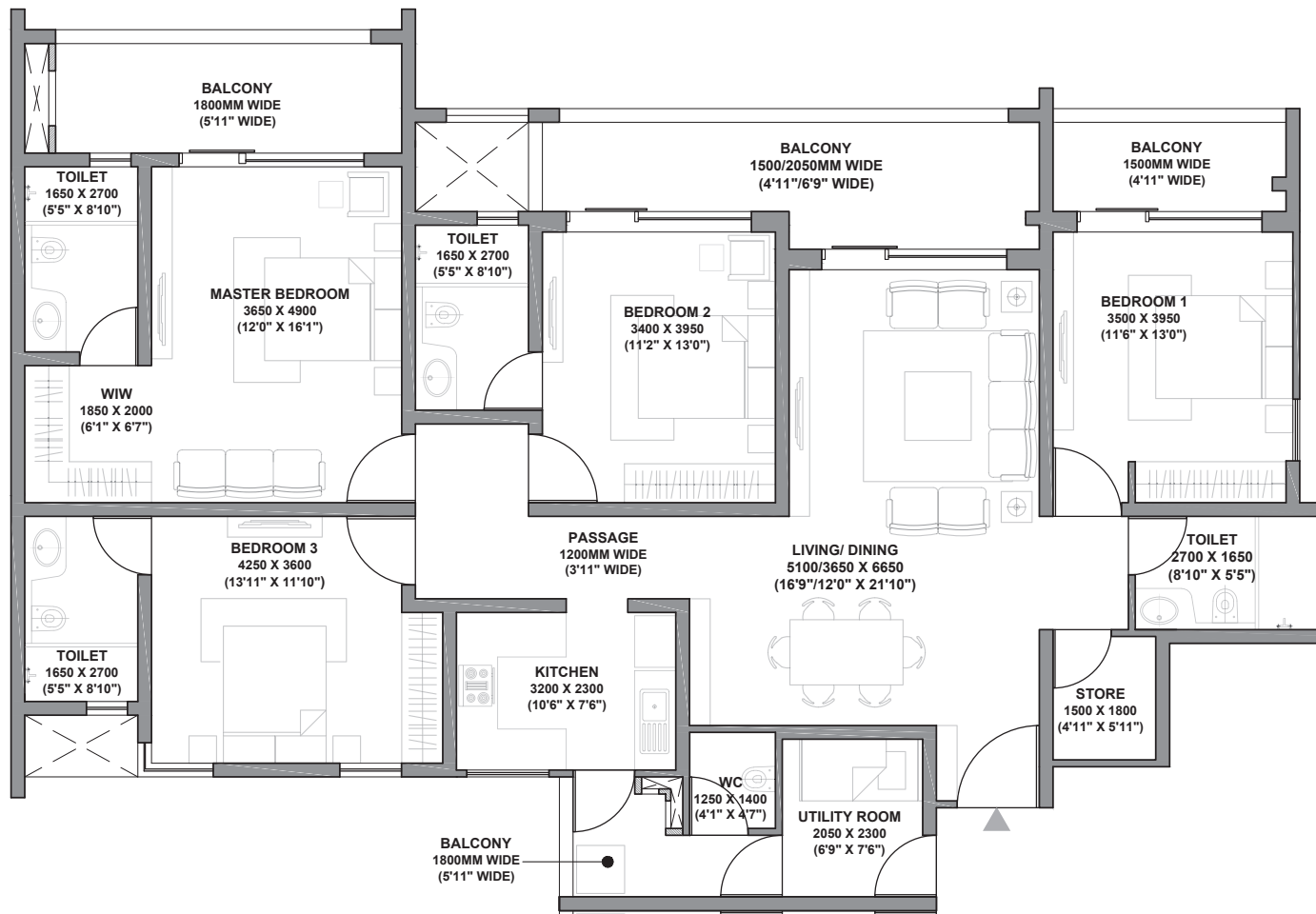
TOTAL AREA - 181.22 SQ.MTS.



RERA registration for Godrej Air (in four phases). Bearing No. RC/REP/HARERA/GGM/2018/32; RC/REP/HARERA/GGM/2018/33; RC/REP/HARERA/GGM/2018/34 & No. RC/REP/HARERA/GGM/2018/35 all dated 07.12.2018. License No. 115 of 2012. Building Plan Approval - Memo No. ZP-853/AD(RA)/2018/30817 dated 31.10.2018. available at www.haryanarera.gov.in

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GODREJ AIR

SECTOR 85, GURUGRAM

TOWER: A2

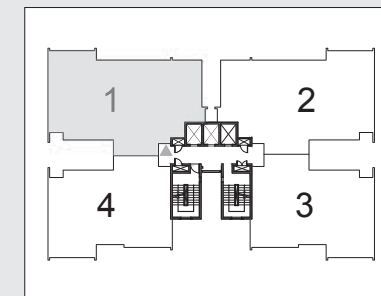
UNIT: 4 RHK + UTILITY

AREAS AS PER RERA

UNIT CARPET AREA - 153.68 SQ.MTS.

UNIT BALCONY AREA - 27.54 SQ.MTS.

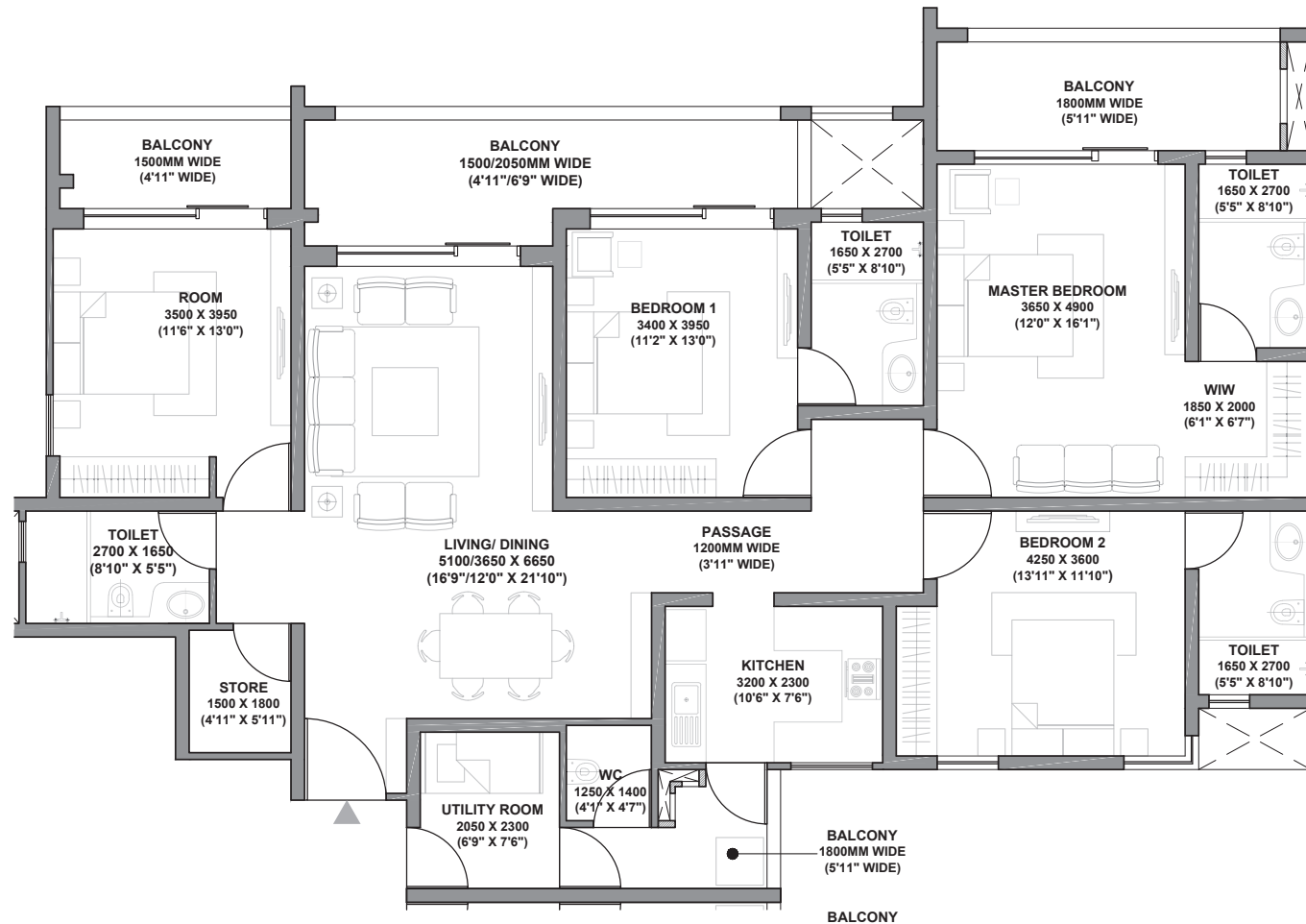
TOTAL AREA - 181.22 SQ.MTS.



RERA registration for Godrej Air (in four phases). Bearing No. RC/REP/HARERA/GGM/2018/32; RC/REP/HARERA/GGM/2018/33; RC/REP/HARERA/GGM/2018/34 & No. RC/REP/HARERA/GGM/2018/35 all dated 07.12.2018. License No. 115 of 2012. Building Plan Approval - Memo No. ZP-853/AD(RA)/2018/30817 dated 31.10.2018. available at www.haryanarera.gov.in

This is not an offer, an invitation to offer and/or commitment of any nature. This contains artistic impressions and no warranty is expressly or impliedly given that the completed development will comply in any degree with such artist's impression as depicted. Fixtures, furniture shown in the layout plan are for representational purposes only and do not form a part of the standard specifications/amenities/services to be provided in the unit. "WIW" - depicts only the area where a walk in wardrobe can be installed. However, the same is not being installed by the Developer. All specifications of the unit and fixtures and fitting shown in the plan are not final or binding upon the Developer to provide unless explicitly agreed in the final agreement between the Parties

1 sq.mt. = 10.7639 sq.ft.



Payment Plan

30%

Token Amount (T.A.) ₹5 Lakh
Within 30 days 10%* - T.A.
Within 75 Days 10%*
Within 180 Days 10%*

40%

Completion of Superstructure 40%

30%

Application of OC 20%*
On intimation of possession 10%*

*T&C apply | OC: Occupancy Certificate

Payment Details

Typology	Tower	Account Details
2 BHK	A3	A/C Name: GODREJ AIR I A/C No: 50200033607470 Bank Name & Branch: HDFC BANK Ltd, Sec-65, Gurgaon, Haryana IFSC Code: HDFC0003676
	A5	A/C Name: GODREJ AIR II A/C No: 50200033607483 Bank Name & Branch: HDFC BANK Ltd, Sec-65, Gurgaon, Haryana IFSC Code: HDFC0003676

Payment Details

Typology	Tower	Account Details
3 BHK	A1	A/C Name: GODREJ AIR III A/C No: 50200033607496 Bank Name & Branch: HDFC BANK Ltd, Sec-65, Gurgaon, Haryana IFSC Code: HDFC0003676
	A5	A/C Name: GODREJ AIR II A/C No: 50200033607483 Bank Name & Branch: HDFC BANK Ltd, Sec-65, Gurgaon, Haryana IFSC Code: HDFC0003676

Payment Details

Typology	Tower	Account Details
3 BHK + Utility	A2	A/C Name: GODREJ AIR III A/C No: 50200033607496 Bank Name & Branch: HDFC BANK Ltd, Sec-65, Gurgaon, Haryana IFSC Code: HDFC0003676
	A4	A/C Name: GODREJ AIR I A/C No: 50200033607470 Bank Name & Branch: HDFC BANK Ltd, Sec-65, Gurgaon, Haryana IFSC Code: HDFC0003676

Payment Details

Typology	Tower	Account Details
4 BHK + Utility	A2	A/C Name: GODREJ AIR III A/C No: 50200033607496 Bank Name & Branch: HDFC BANK Ltd, Sec-65, Gurgaon, Haryana IFSC Code: HDFC0003676
	A4	A/C Name: GODREJ AIR I A/C No: 50200033607470 Bank Name & Branch: HDFC BANK Ltd, Sec-65, Gurgaon, Haryana IFSC Code: HDFC0003676

JOINT VENTURE PARTNER



expect the best

Godrej | PROPERTIES

RERA Registration for Godrej Air (in four phases). Bearing No. RC/REP/HARERA/GGM/2018/32; RC/REP/HARERA/GGM/2018/33; RC/REP/HARERA/GGM/2018/34 & No. RC/REP/HARERA/GGM/2018/35 all dated 07.12.2018. License No. 115 of 2012. Building Plan Approval – Memo No. ZP-853/AD(RA)/2018/30817 dated 31.10.2018. Available at- www.haryanarera.gov.in.

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The official website of the company is www.godrejproperties.com. Please do not rely on the information provided on any other website.

Stock image for representative purpose only