



DELUXE



Redefining Luxury

RERA ID: P51800000819



OWN A DELUXE LIFESTYLE

Situated in the urban locale of Santacruz East in the heart of Mumbai, Deluxe offers a range of luxury 2 BHK to 3 BHK apartments.

In close proximity to the western express highway, railway stations and recreational hubs, this redevelopment project hosts the finest amenities like a cutting-edge gymnasium, hydraulic car lift facility, earthquake resistant model and a number of other provisions. At the exclusive Deluxe apartments, we create homes designed with beauty and built for persistent endurance for a lavish lifestyle!

WEST AVENUE REALTORS CONSTRUCTING A RICHER LIFESTYLE

West Avenue Realtors, the leading Real Estate Company, promoted by Mr. Ramakant Jadhav & Mr. Prakash Ajgaonkar is a trusted frontrunner in redevelopment of cessed Buildings and SRA Projects in Mumbai and extended suburbs.

With meticulous planning, detailed architectural nuances and using cutting edge technology, we provide top quality residential and commercial properties with state of the art amenities to achieve highest levels of customer satisfaction and to deliver outstanding and iconic properties to our esteemed clients.



SPECIALIZED CONTEMPORARY **LIVING**

The top-notch, elegantly designed entrance lobby at Deluxe is planned to appease your mind and body. It is beautifully embellished in intricate fashion using granite, marble and Led lights to create a calming, sumptuous ambiance and a relaxing atmosphere where you can enjoy a moment of repose.

GROUND FLOOR PLAN



COMMON AMENITIES

- Earthquake resistant RCC design.
- Well design entrance Lobby.
- Fully equipped gymnasium
- 2 nos. of automatic door passenger elevators.
- 2 nos. of car lifts.
- Stack car parking system.
- CCTV cameras for common areas.
- Generator backup for common area.
- LED fixtures for common area.
- Rainwater harvesting for entire project.
- Peripheral landscaping.
- Efficient fire fighting system.



YOUR SECURITY IS OUR **PRIORITY**

At Deluxe, parking is now a very efficient process. We bring to you, hydraulic car lifts with safety features & CCTV cameras with the best-in-class advanced technology in common areas of the society premises, making surveillance and safety an effortless pursuit.

CELEBRATE HEALTH AND FITNESS

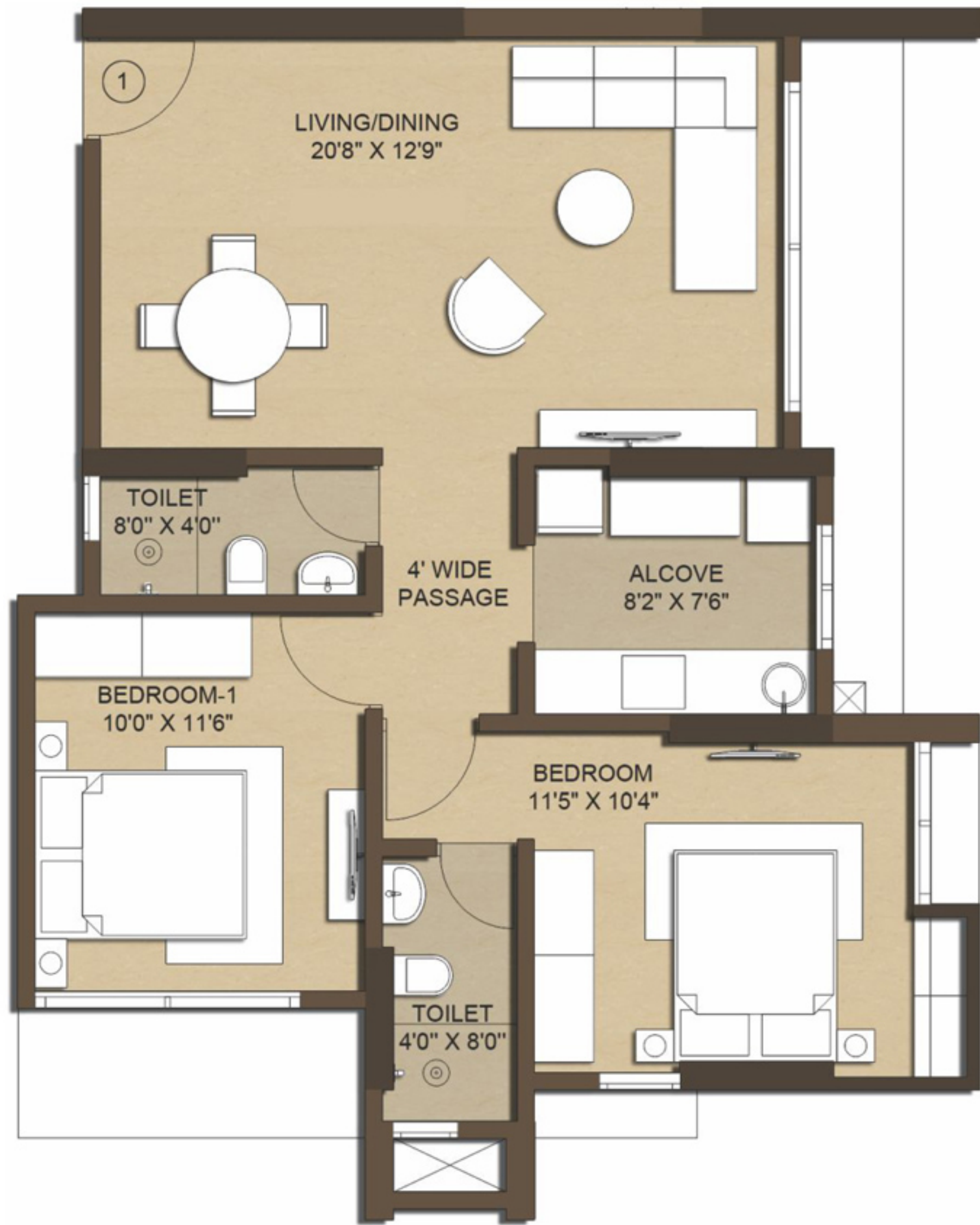
Keeping your health and fitness in mind, Deluxe brings to you a fully equipped top grade gymnasium. Bring out your sporty side and raise the bar of your workout regime with the best of fitness and training facilities now available at your service.



AMENITY AREA
Carpet Area : 737.49 SQ.FT

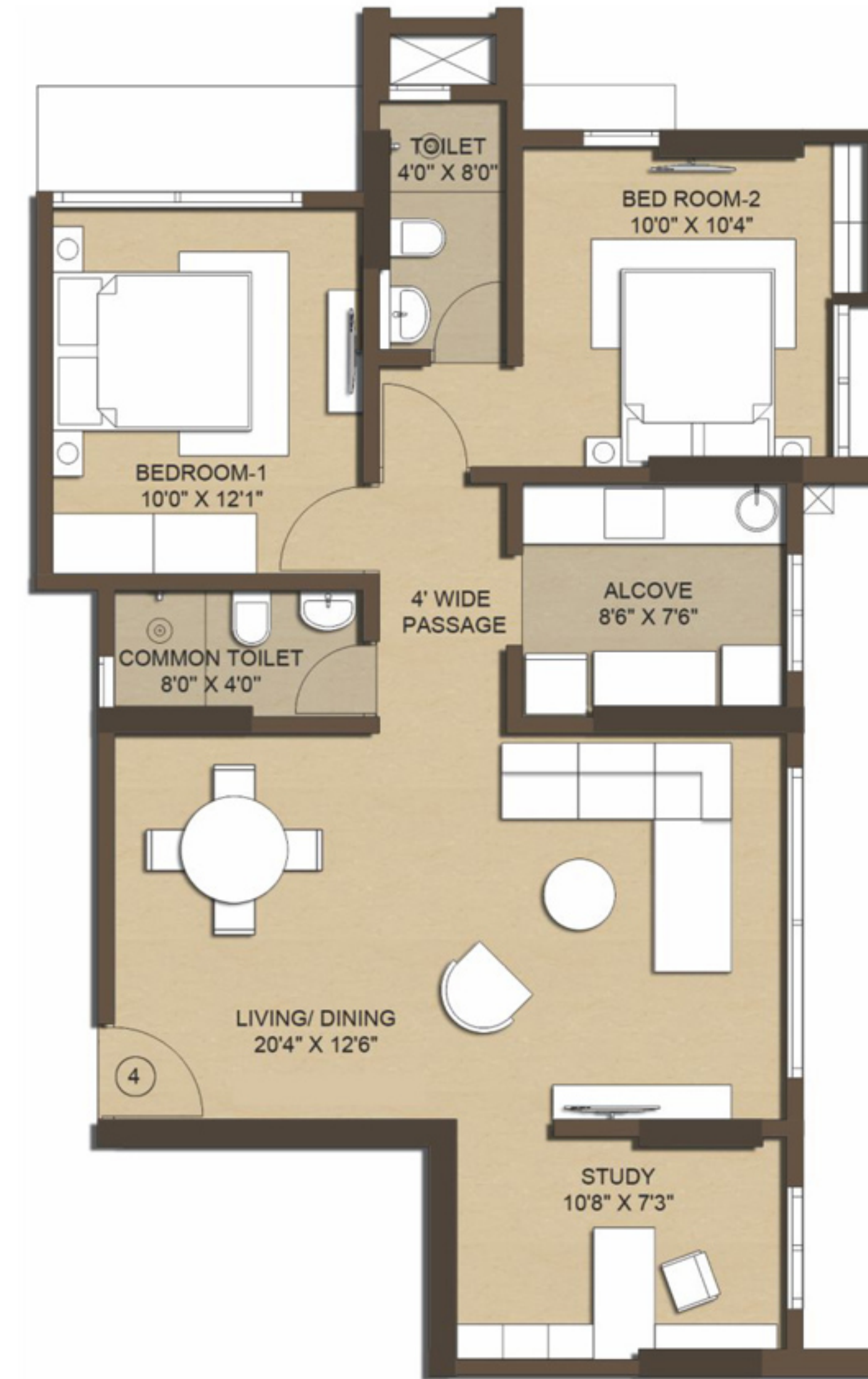
THIRD FLOOR PLAN
(AMENITY AREA)





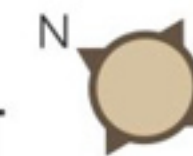
**2 BHK
APARTMENT**

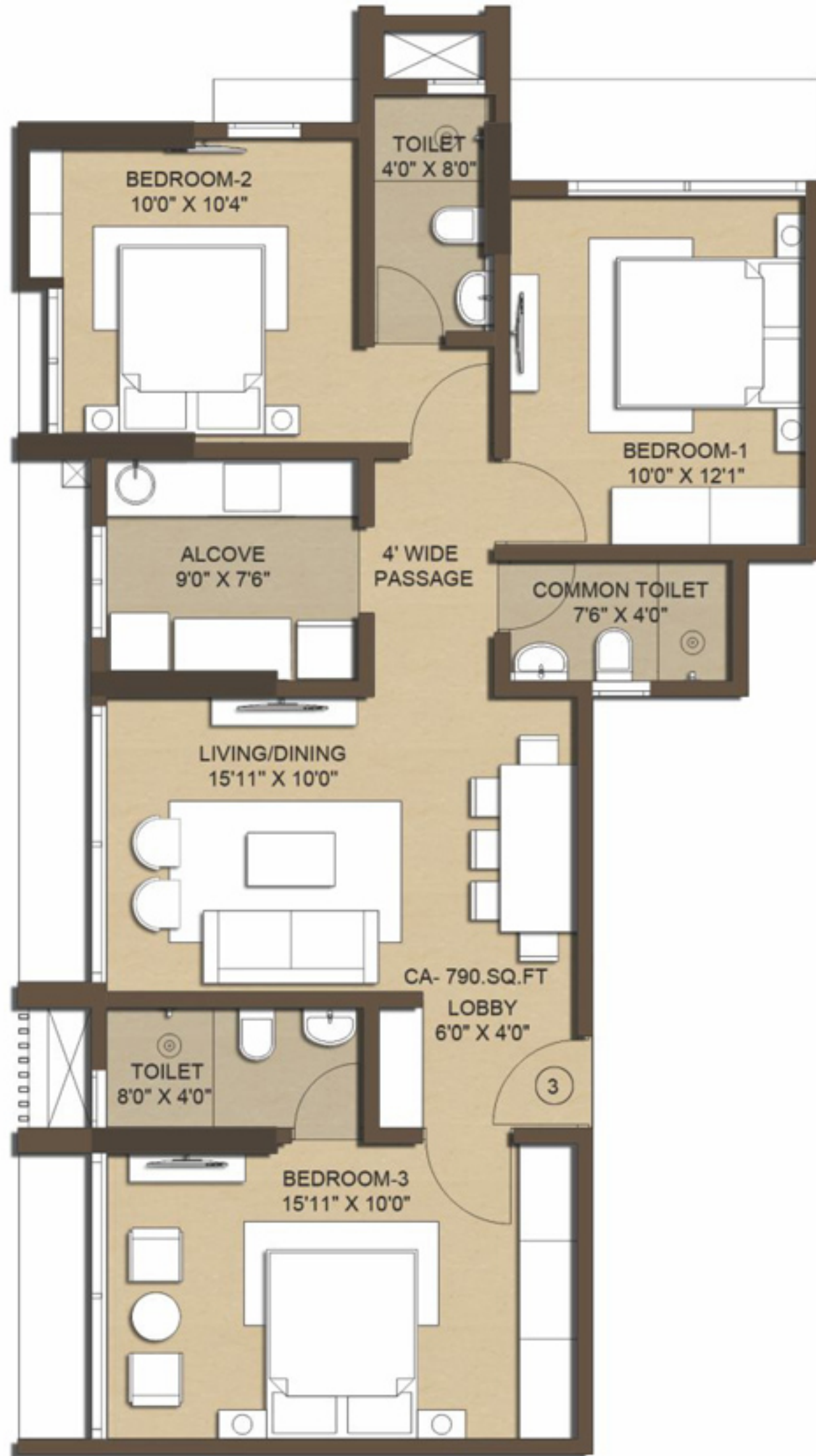
Carpets Area : 717. SQ.FT



**2.5 BHK
APARTMENT**

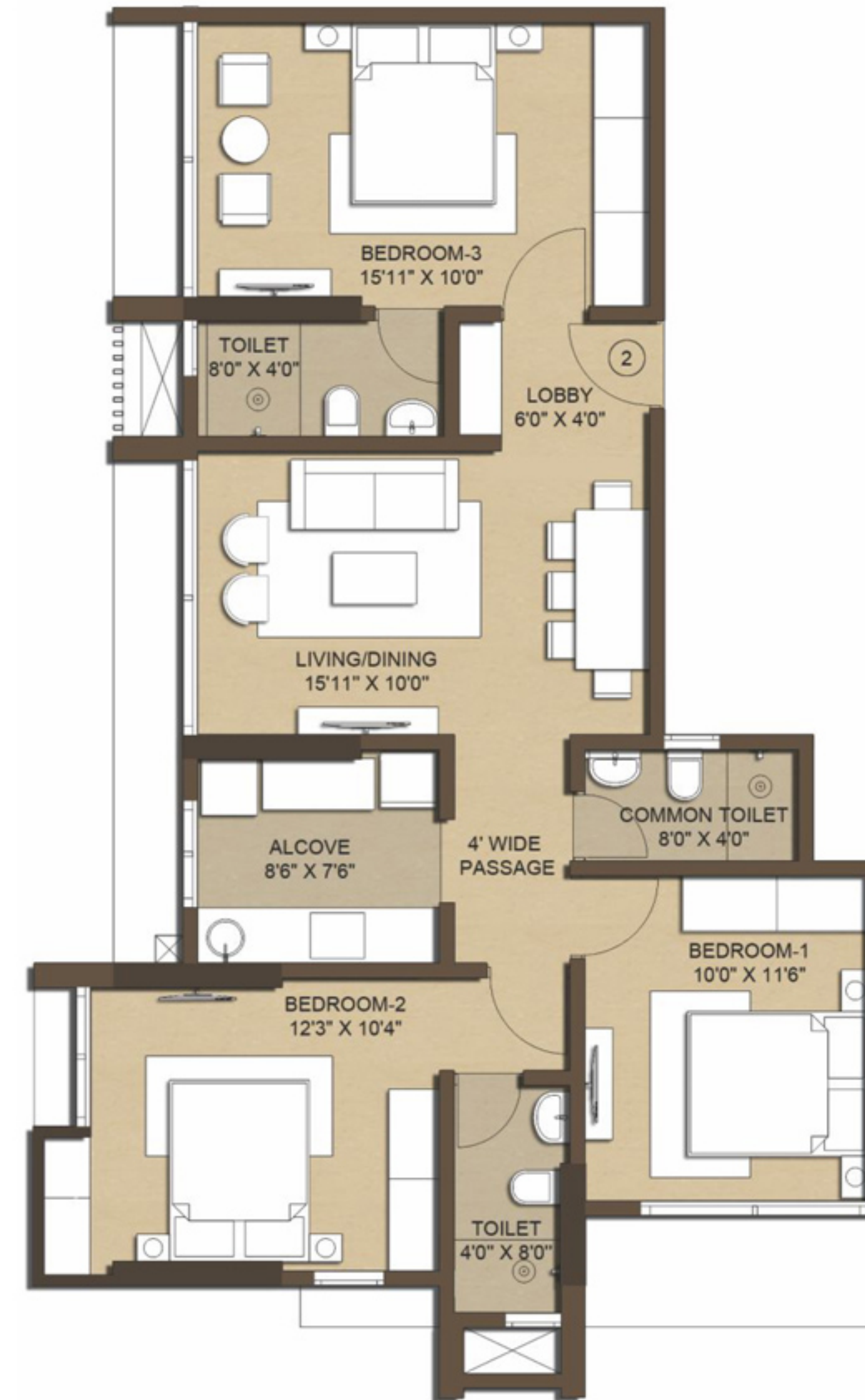
Carpets Area : 779. SQ.FT





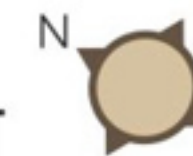
3 BHK
APARTMENT

Carpet Area : 833.SQ.FT



3 BHK
APARTMENT

Carpet Area : 859. SQ.FT





INTERNAL FLAT AMENITIES

FLOORING

- Vitrified tiles in all room.
- Anti-skid flooring in toilets.

INTERNAL FINISH & PAINT

- Walls and ceilings with POP finish with Acrylic emulsion paint in all room

DOORS & WINDOWS

- Pre laminated flush door with teak wood door frame.
- Aluminum anodized sliding windows
- Louvered windows for all toilets.

KITCHEN

- Granite top kitchen platform with premium quality double bowled S.S. sink with C.P. fitting.
- Provision for exhaust Fan and water purifier in kitchen.
- Ceramic tile dado up to beam bottom above platform.

TOILET

- Ceramic Tile Dado Up To 7ft Height.
- Premium quality sanitary ware and C.P. fitting.
- Hot and cold mixture with head shower.

ELECTRICALS

- Concealed fire resistant copper wiring with modular switches.
- Plug point provision for split AC, telephone, TV in living room and bedroom.
- Earth-leakage circuit breaker.
- Video intercom door phone facility.



LOCATION MAP

- 13 Mins drive from the International Airport
- 10 Mins walking distance from Santacruz Station
- 8 Mins walking distance from Khar Station
- 10 Mins drive to University of Mumbai
- 10 Mins drive from Grand Hyatt Mumbai
- 18 Mins drive from BKC
- 25 Mins drive from Asain Hospital
- 10 Mins walking distance from VN Desai Hospital

Developer

West Avenue Realtors Pvt. Ltd.

Corporate Address:

1201,"B" Tower, Peninsula Business Park, Ganaptrao Kadam Marg,
Lower Parel, Mumbai 400 013.

T: +91 22 4083 6600

Site Address:

Plot No. 66/5, 3rd Road, Santacruz East, Mumbai - 400 055.

Website

www.jadeindia.com
sales@jadeindia.com

Design Architects

PDA Architects Pvt. Ltd.

RCC consultant

Gokani Consultants Pvt. Ltd.

MEP Consultant

M/s.Chettiar Consulting Engineers

Liasion Architect

Satish Palav

Design & Concept

Xpressions Pixel Works Pvt. Ltd.

MahaRERA Registration No. P51800000819 available at website: <http://maharera.mahaonline.gov.in>

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