



# AHANA

FLOOR PLAN | TOWER A

# MASTER PLAN



This is an illustration for representational purposes only and not to scale. Common amenities shown in this document are common and non-exclusive use of all occupants. Certain amenities shall be available upon completion of the entire development on the Larger Layout. Availability and timelines of DP road may vary based on regulatory consent and project progression. For more details refer to AFS uploaded on MahaRERA website. This document is representative of the approved layout with phasing/user superimposed, pertaining to the overall development of the Larger Layout and is a mere creative imagination and is only indicative. It may be modified and amended as mentioned in the Proforma Agreement for Sale (AFS) uploaded on the MahaRERA website and permissible under applicable law. Tower names specified herein is strictly for the identification purpose and subject to change.

# AHANA

# SEAMLESS CONNECTIVITY



## Retail/Shopping Malls

- Oberoi 1.8 Kms
- Inorbit 4.3 Kms
- Infinity 4.4 Kms



## Hospitals

- Suchak 2.5 Kms
- Cloudnine 4.2 Kms
- CritiCare Asia 4.5 Kms



## Roadways

- WEH 0 Km
- SV Road 1.1 Kms
- Upcoming GMLR Tunnel 5.4 Kms
- Upcoming Borivali Thane Twin Tunnel 6.0 Kms



## Railways

- Malad Rly. Stn. 2.1 Kms
- Goregaon Rly. Stn. 3.1 Kms



## Metro

- Kurar Metro Stn. 0.35 Kms
- Dindoshi Metro Stn. 0.45 Kms



## Prominent Business Hub

- OGC Commerz 2.1 Kms
- Infinity IT park 3.0 Kms
- Nesco Compound 4.9 Kms
- Mindspace 5.0 Kms



## Schools

- Oberoi International 2.4 Kms
- DG Khetan International 3.4 Kms
- Orchids International 4.2 Kms
- Ryan International 5.8 Kms



## Airport

- T2 Terminal 12 Kms



# TYPICAL FLOOR PLAN

UNIT NOS.	TYPOLOGY	RERA AREA		ANCILLARY AREA		TOTAL AREA	
		SQ.M	SQ.FT	SQ.M	SQ.FT	SQ.M	SQ.FT
1	3 BHK Premiere	95.20	1024.73	5.31	57.16	100.51	1081.89
2	2 BHK Grande	73.34	789.43	5.24	56.40	78.58	845.84
3	3 BHK Majesta	103.75	1116.77	6.83	73.52	110.58	1190.28
4	3 BHK Supreme	119.65	1287.91	11.63	125.19	131.28	1413.10
5	3 BHK Supreme	119.33	1284.47	11.57	124.54	130.90	1409.01
6	2 BHK Grande	73.43	790.40	5.45	58.66	78.88	849.06
7	2 BHK Grande	73.10	786.85	5.45	58.66	78.55	845.51



MahaRERA, registered, details available at: <https://maharera.mahaonline.gov.in>. Variation upto (+-3%) in actual carpet area may occur on account of site condition / column / finishes etc. The furniture, decorative items, etc. shown in the plan are only suggested and the same are not intended or obligated to be provided as per specifications and /or service in the apartment / flat / unit and does not form part of the standard specifications. 1 SQ. MT. = 10.764 SQ. FT.

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# REFUGE FLOOR PLAN

Floors 6, 13, 20 & 27

UNIT NOS.	TYPOLOGY	RERA AREA		ANCILLARY AREA		TOTAL AREA	
		SQ.M	SQ.FT	SQ.M	SQ.FT	SQ.M	SQ.FT
1	3 BHK Premiere	95.20	1024.73	5.31	57.16	100.51	1081.89
2	2 BHK Grande	73.34	789.43	5.24	56.40	78.58	845.84
3	3 BHK Majesta	103.75	1116.77	6.83	73.52	110.58	1190.28
4	2 BHK Grande	78.87	848.96	11.00	118.40	89.87	967.36
6	2 BHK Grande	73.43	790.40	5.45	58.66	78.88	849.06
7	2 BHK Grande	73.10	786.85	5.44	58.66	78.55	845.51



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# B.P.T. FLOOR PLAN

## Floor 11

UNIT NOS.	TYPOLOGY	RERA AREA		ANCILLARY AREA		TOTAL AREA	
		SQ.M	SQ.FT	SQ.M	SQ.FT	SQ.M	SQ.FT
1	3 BHK Premiere	95.20	1024.73	5.31	57.16	100.51	1081.89
2	2 BHK Grande	73.34	789.43	5.24	56.40	78.58	845.84
3	3 BHK Majesta	103.75	1116.77	6.83	73.52	110.58	1190.28
4	3 BHK Supreme	119.65	1287.91	11.63	125.19	131.28	1413.10
5	3 BHK Supreme	119.33	1284.47	11.57	124.54	130.90	1409.01



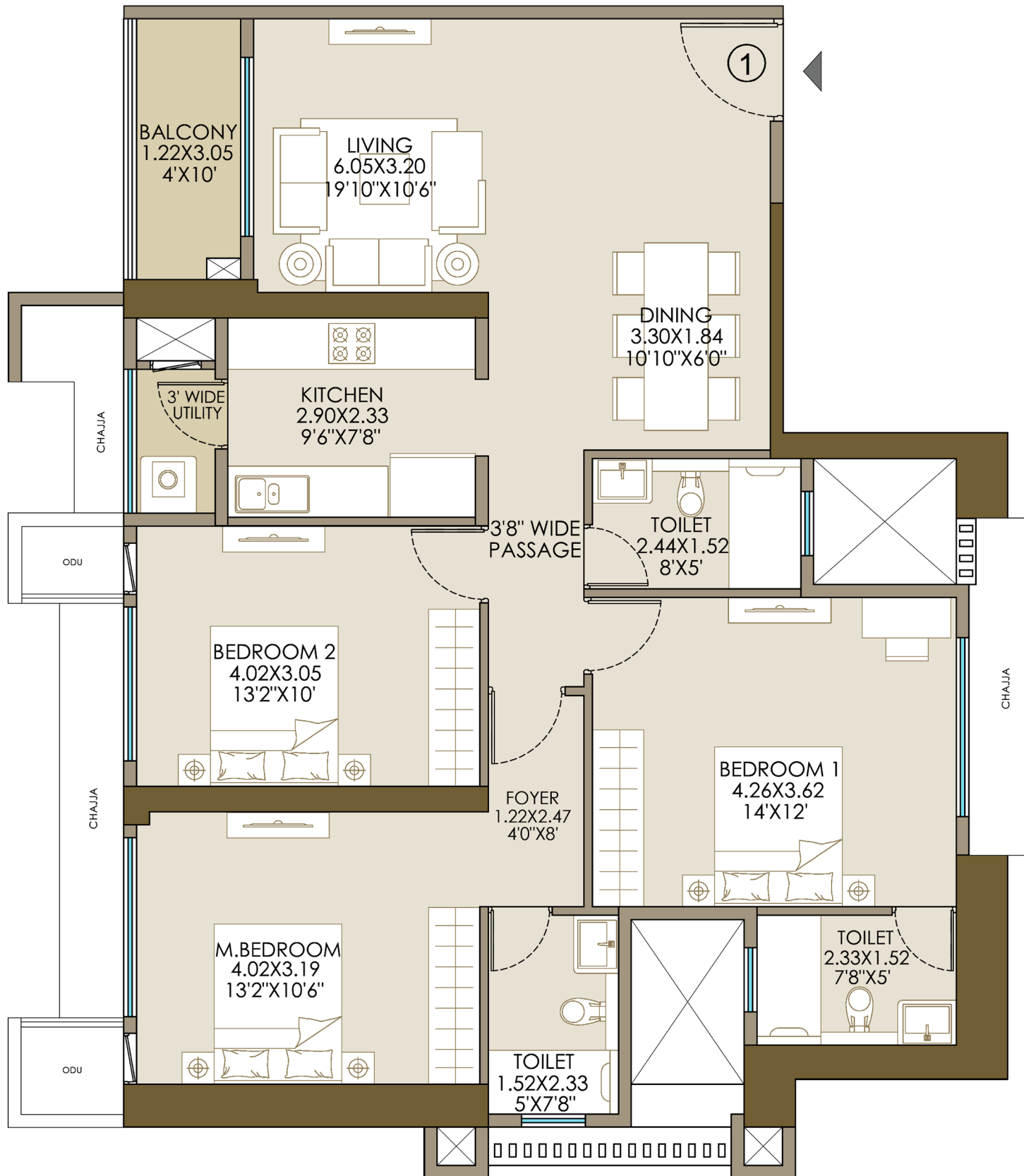
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# 3 BHK PREMIERE

Unit No. 01

RERA AREA		ANCILLARY AREA		TOTAL AREA	
SQ.M	SQ.FT	SQ.M	SQ.FT	SQ.M	SQ.FT
95.20	1024.73	5.31	57.16	100.51	1081.89



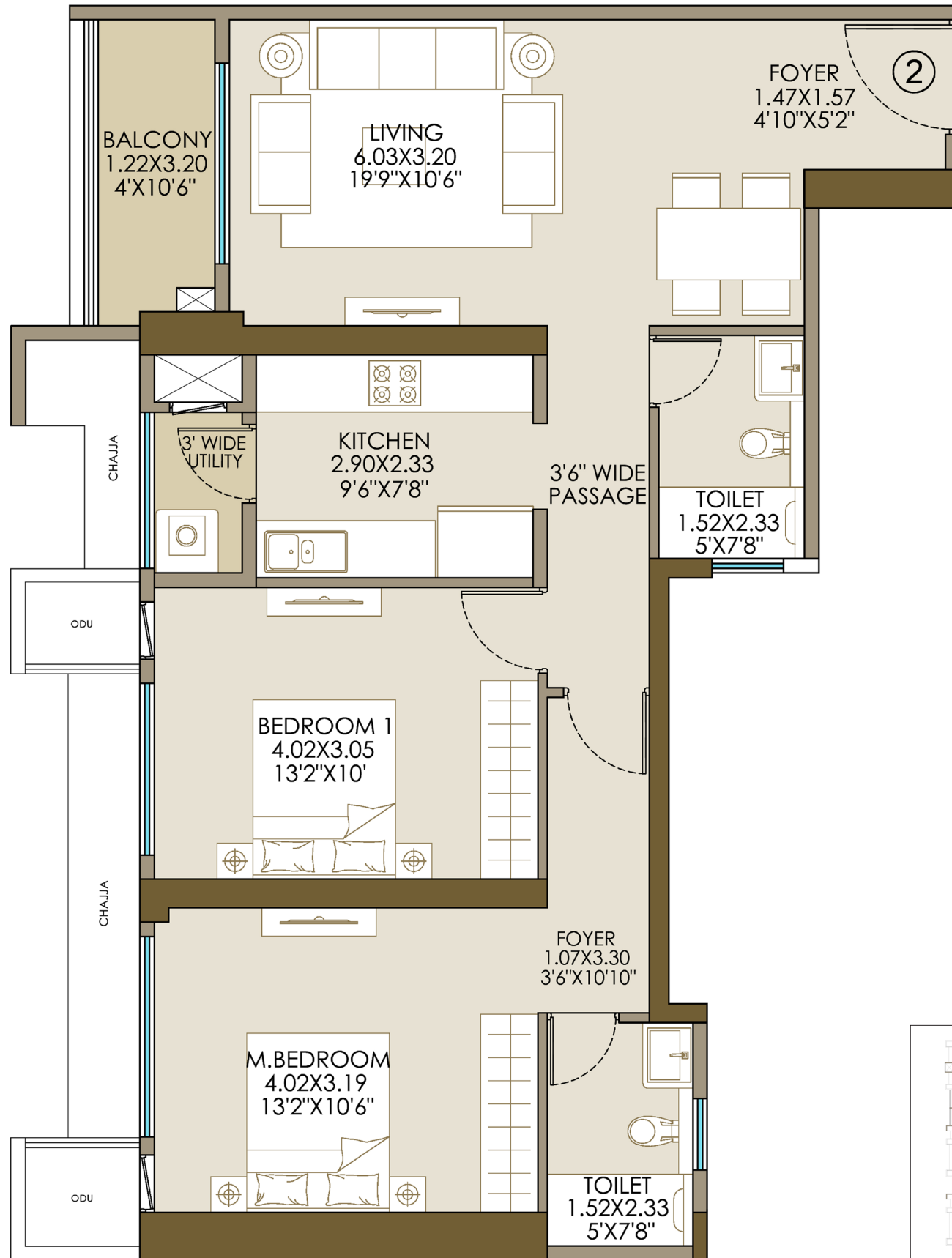
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# 2 BHK GRANDE

Unit No. 02

RERA AREA		ANCILLARY AREA		TOTAL AREA	
SQ.M	SQ.FT	SQ.M	SQ.FT	SQ.M	SQ.FT
73.34	789.43	5.24	56.40	78.58	845.84



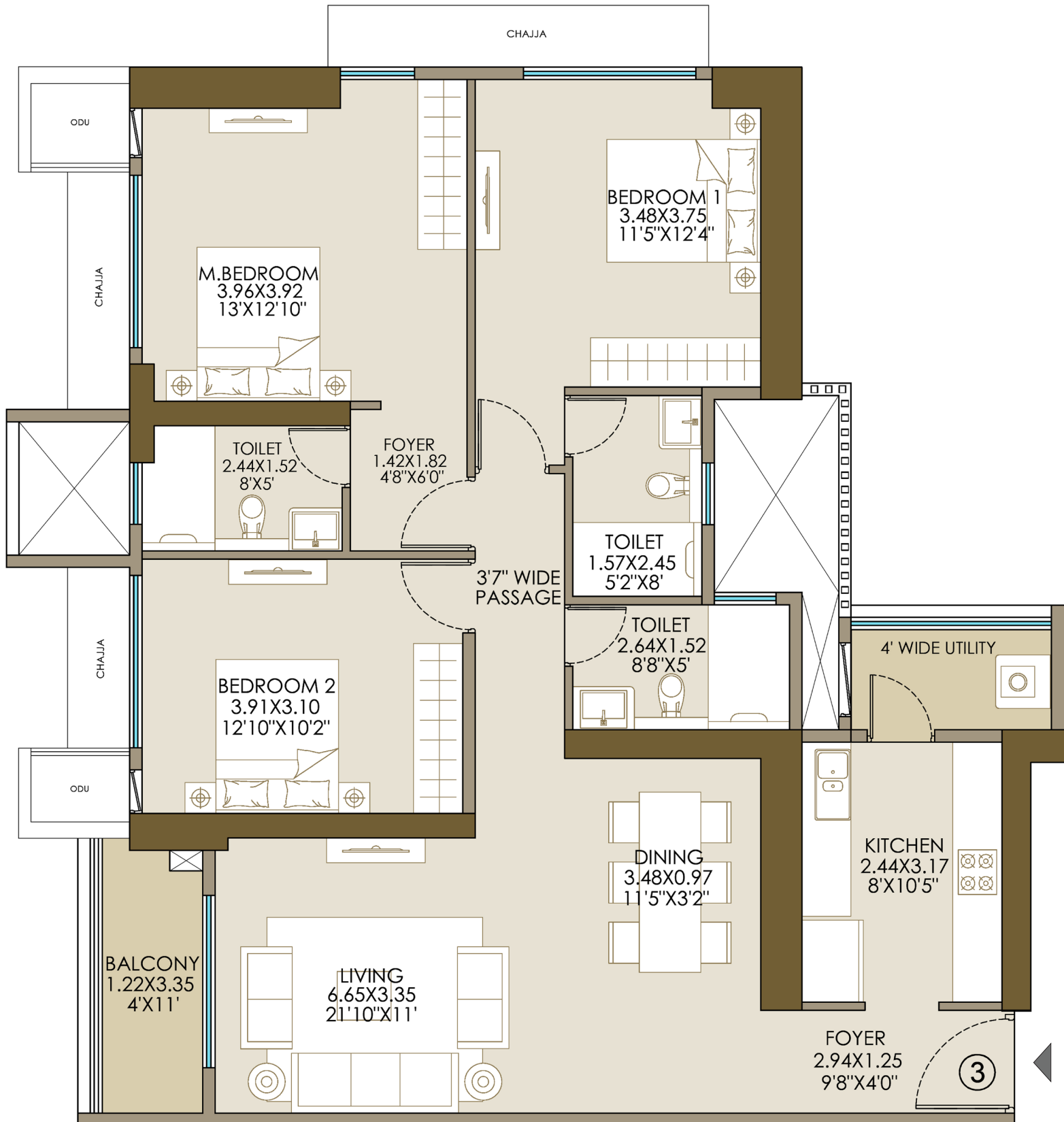
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# 3 BHK MAJESTA

Unit No. 03

RERA AREA		ANCILLARY AREA		TOTAL AREA	
SQ.M	SQ.FT	SQ.M	SQ.FT	SQ.M	SQ.FT
103.75	1116.77	6.83	73.52	110.58	1190.28



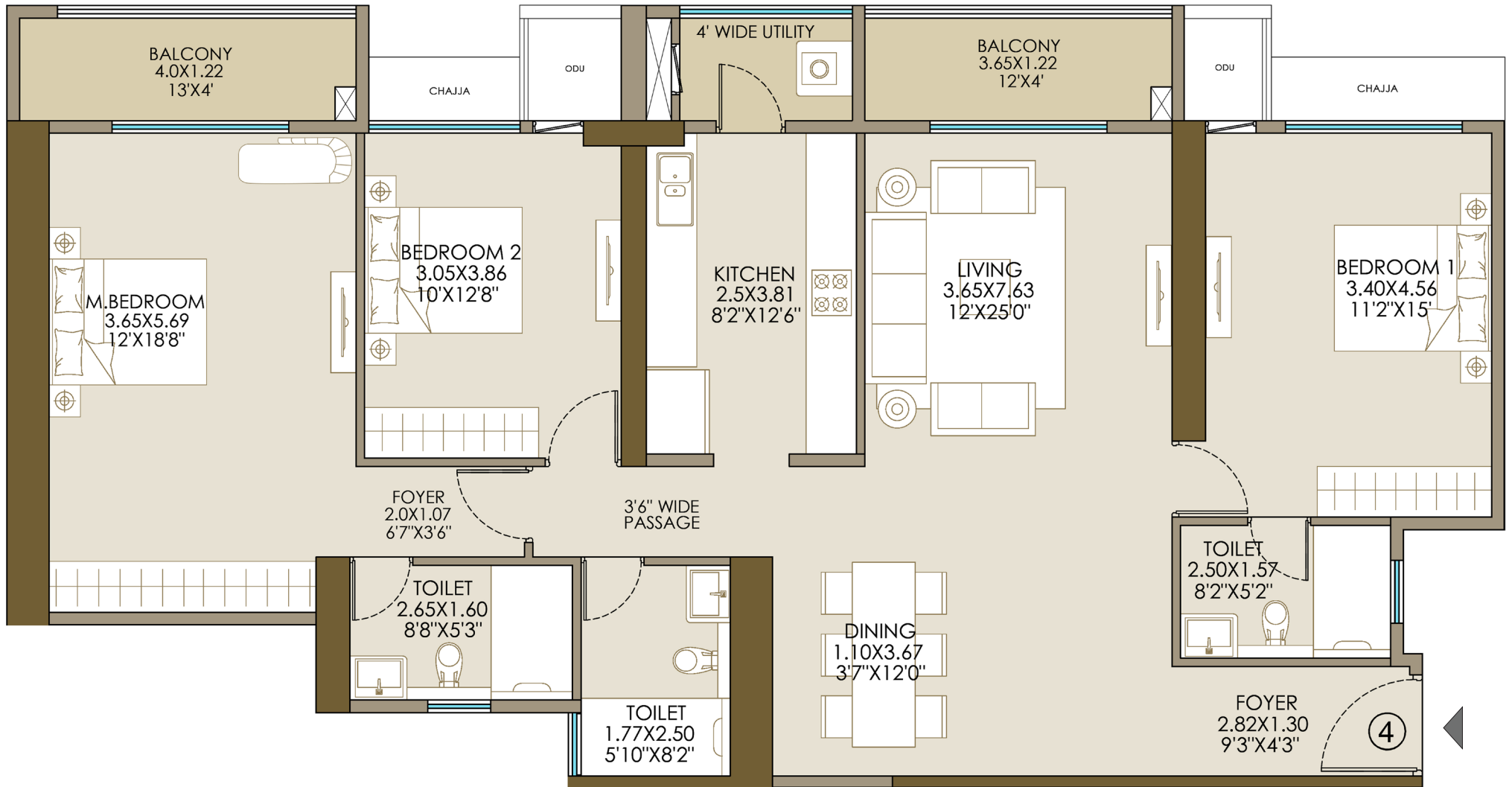
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# 3 BHK SUPREME

Unit No. 04

RERA AREA		ANCILLARY AREA		TOTAL AREA	
SQ.M	SQ.FT	SQ.M	SQ.FT	SQ.M	SQ.FT
119.65	1287.91	11.63	125.19	131.28	1413.10



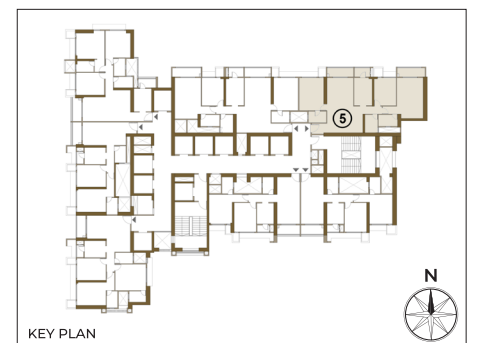
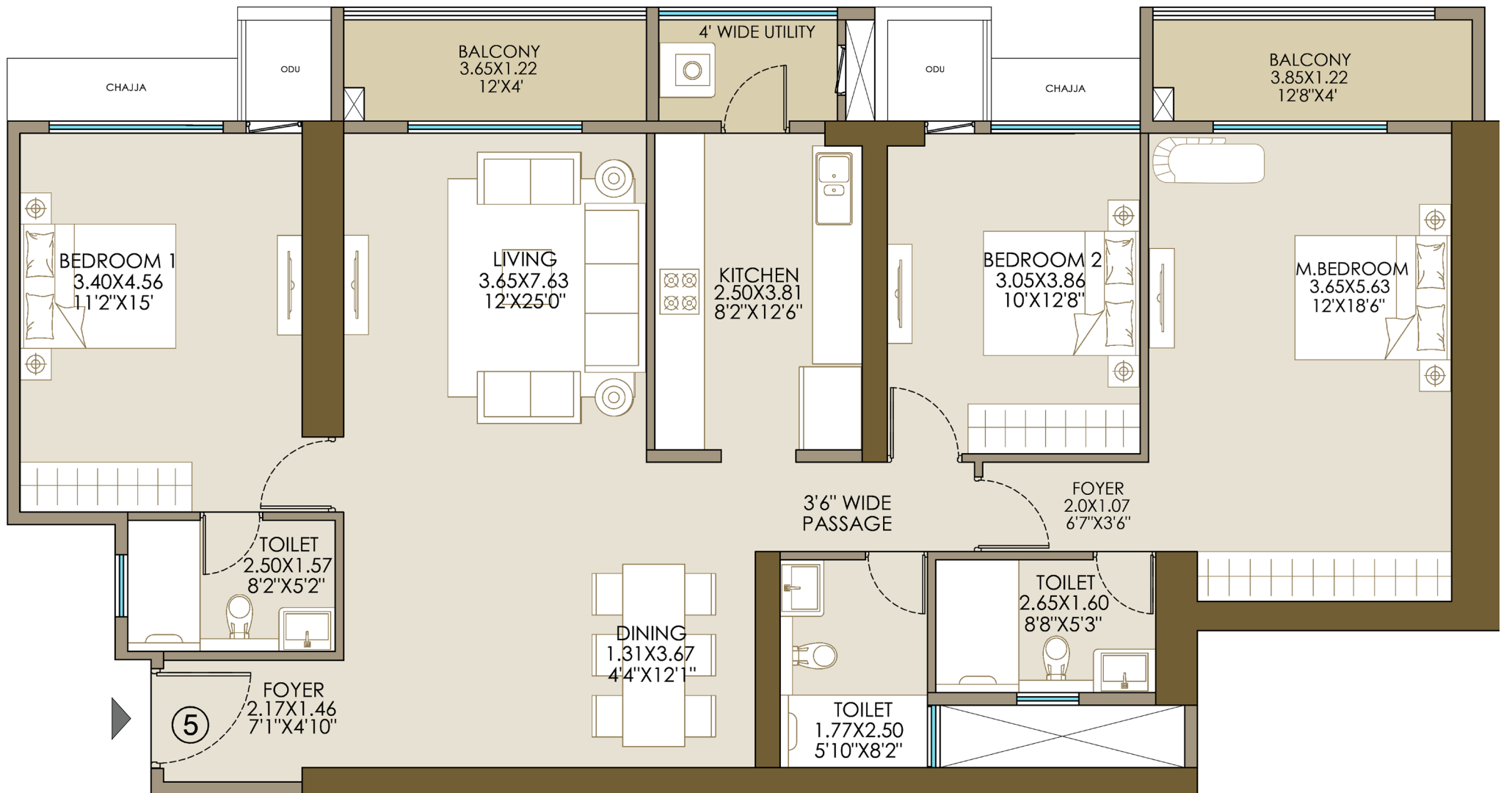
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# 3 BHK SUPREME

Unit No. 05

RERA AREA		ANCILLARY AREA		TOTAL AREA	
SQ.M	SQ.FT	SQ.M	SQ.FT	SQ.M	SQ.FT
119.33	1284.47	11.57	124.54	130.90	1409.01



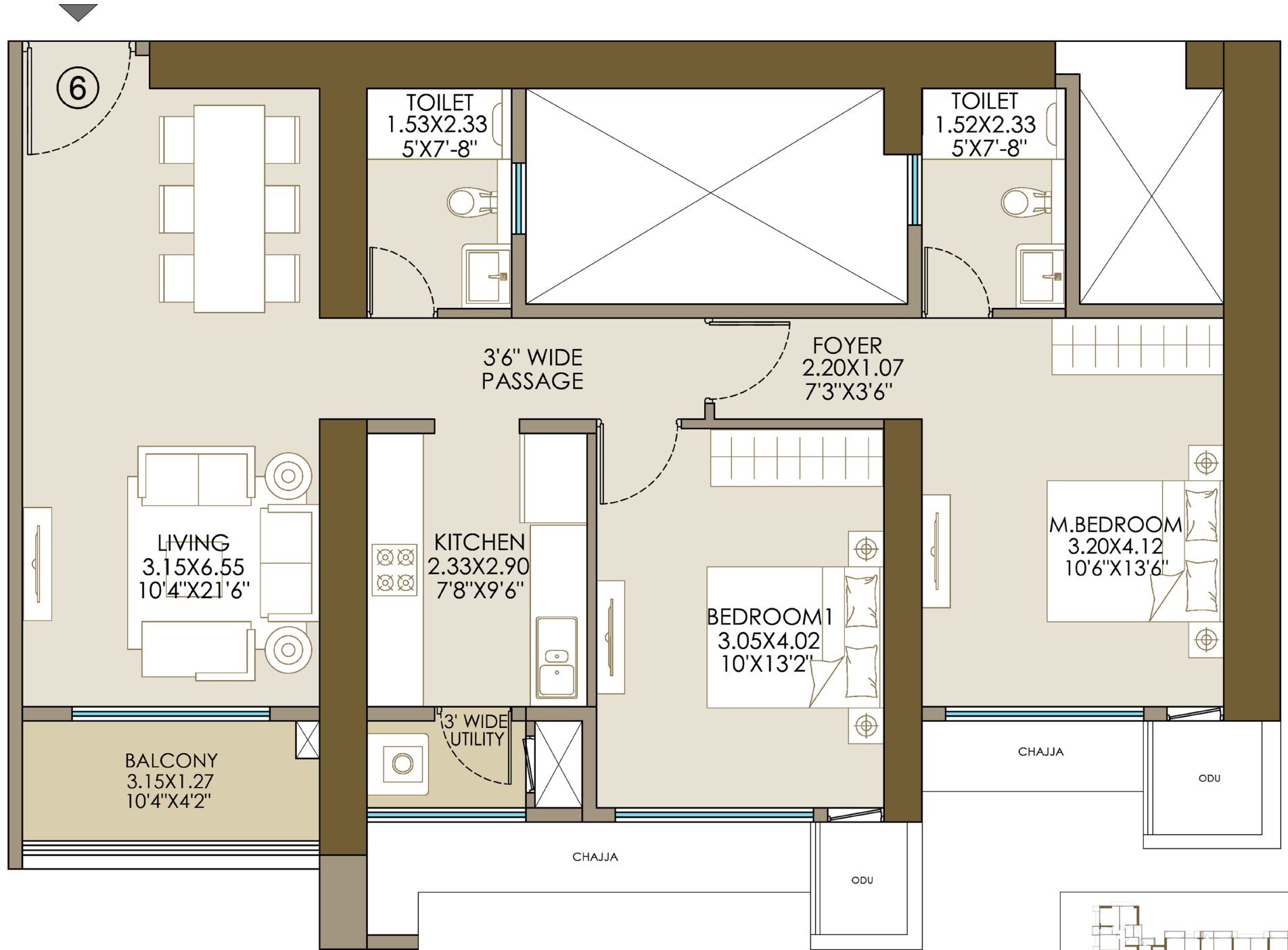
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# 2 BHK GRANDE

Unit No. 06

RERA AREA		ANCILLARY AREA		TOTAL AREA	
SQ.M	SQ.FT	SQ.M	SQ.FT	SQ.M	SQ.FT
73.43	790.40	5.45	58.66	78.88	849.06



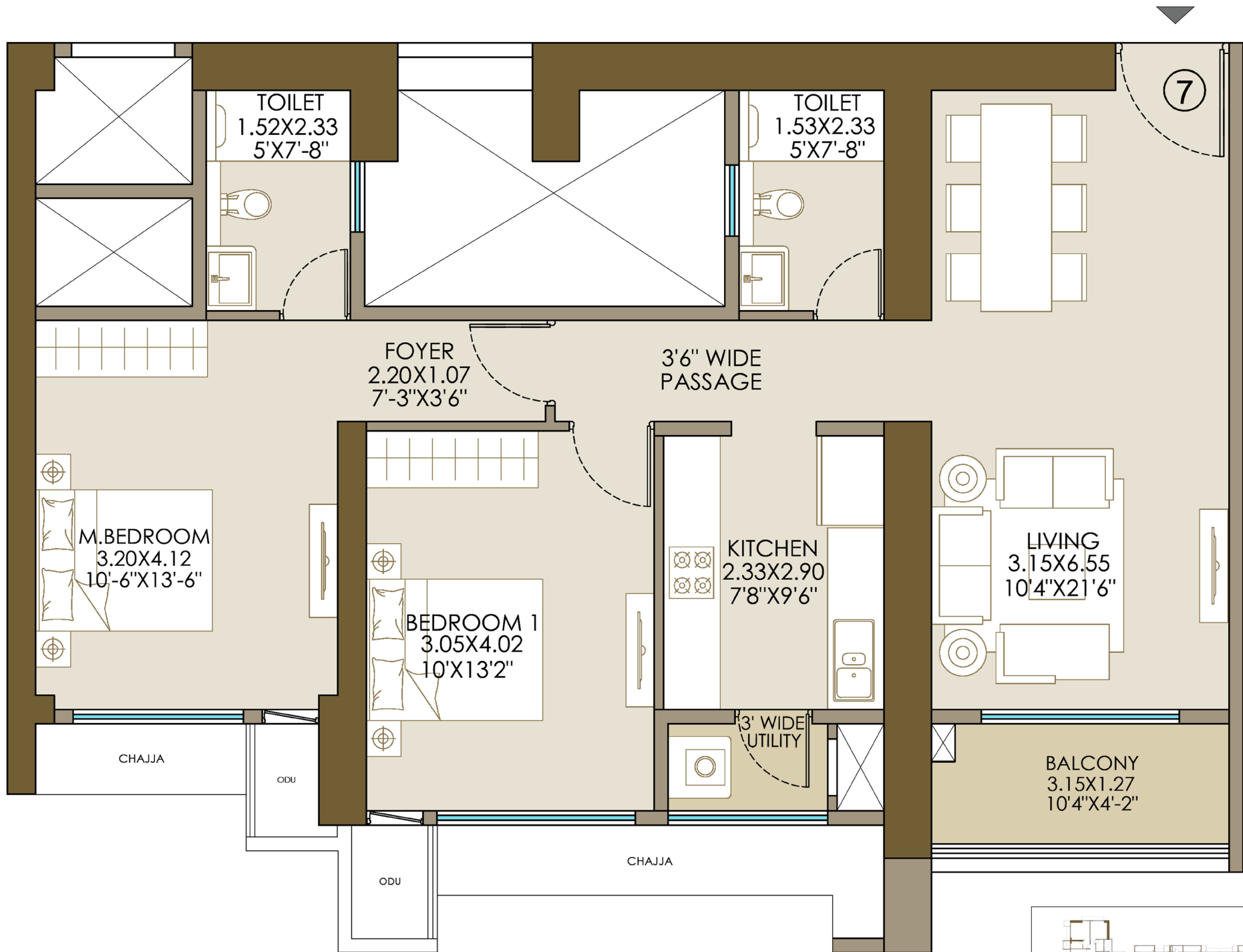
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# 2 BHK GRANDE

Unit No. 07

RERA AREA		ANCILLARY AREA		TOTAL AREA	
SQ.M	SQ.FT	SQ.M	SQ.FT	SQ.M	SQ.FT
73.10	786.85	5.45	58.66	78.55	845.51



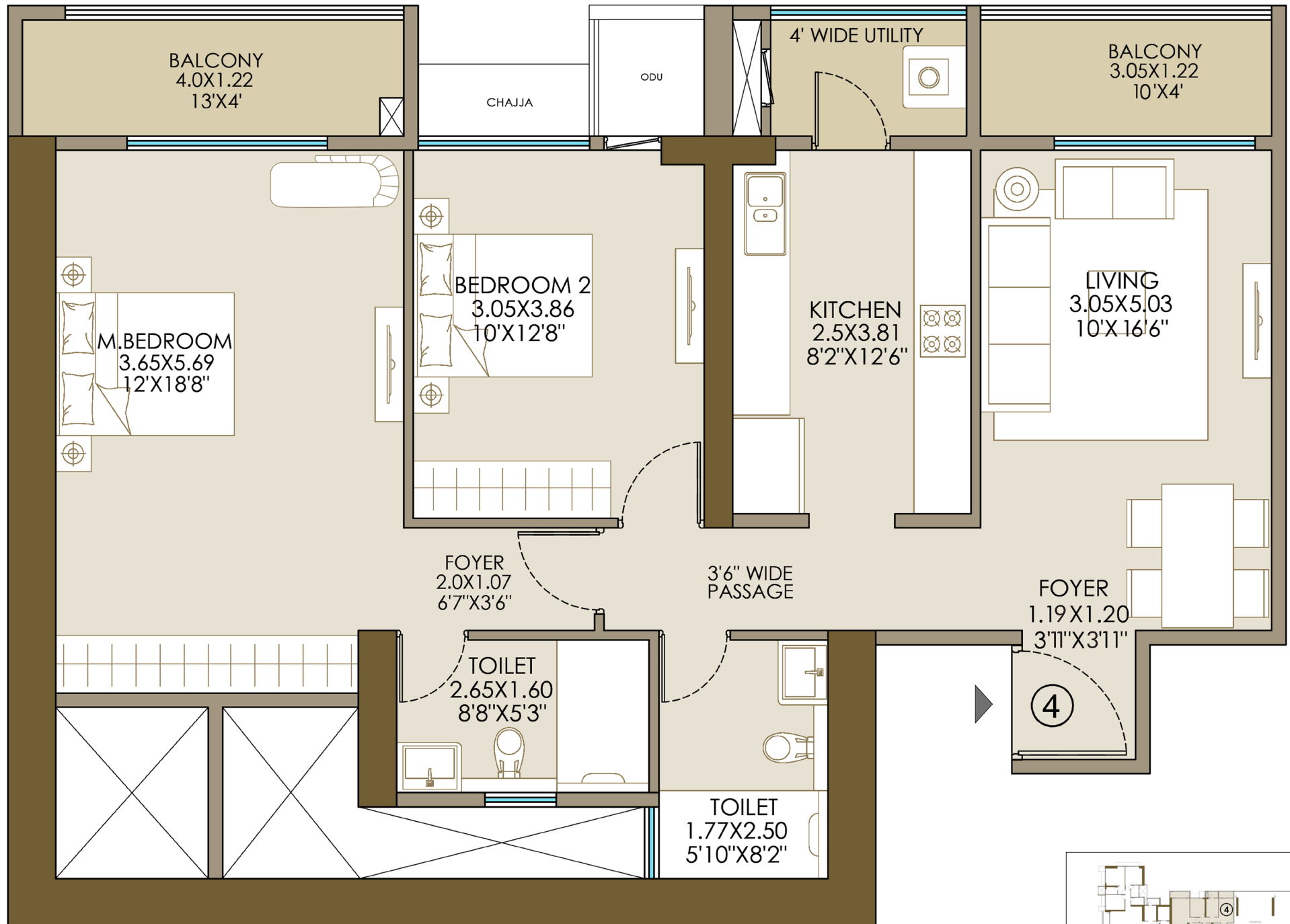
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# 2 BHK GRANDE

Unit No. 04 | Floors 6, 13, 20 & 27

RERA AREA		ANCILLARY AREA		TOTAL AREA	
SQ.M	SQ.FT	SQ.M	SQ.FT	SQ.M	SQ.FT
78.87	848.96	11.00	118.40	89.87	967.36



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# APARTMENT SPECIFICATIONS

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- Imported marble flooring in Living, Dining, Passage and Master Bedroom (Unit number 4&5)
- Vitrified Tiles flooring in all apartments in all the rooms except mentioned above
- Quartz countertop in Kitchen
- Gas leak and heat detectors in Kitchen
- Split Air-conditioners in living, dining and bedrooms
- Powder coated aluminium windows
- Video door phone, intercom facility
- Fibre to home provision
- Premium sanitary ware and CP fittings of reputed brands





L&T Realty  
AHANA Tower A:  
PM1180002600813



Sales Office Address: L&T Realty Sales Gallery, Adjacent to Shantaram Talav (Ambedkar Park), Near Kurar Metro Station, Off Western Express Highway, Malad East, Mumbai – 400097.

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The project has been registered via MahaRERA registration number: PM1180002600813 and is available is on the website <https://maharera.mahaonline.gov.in> under registered project.

L&T Realty Ahana is a project by Elevated Avenue Realty LLP (formerly known as L&T Avenue Realty LLP) being jointly developed with Memphis Realtors Private Limited ("MEMPHIS") and Era Realtors Private Limited ("ERA") as the LOI holder.

The layout development is subject to change and amendments from time to time. All internal dimensions are from unfinished wall surfaces. Variation up to (+/-3%) can occur on account of site conditions/columns/finishes, etc. In toilets, carpet area and dimensions are inclusive of ledge walls. Room dimensions written are rounded off to 2 decimal places. Service slabs are subject to approval and are not for sale. Building height is subject to approval from AAI. This booklet does not constitute or form part of an offer and or a contract. For more details, please visit the RERA website of the project and also read the Agreement for Sale uploaded therein. T&C Apply.