



# AHANA

— CONNECT WITH LIFE —

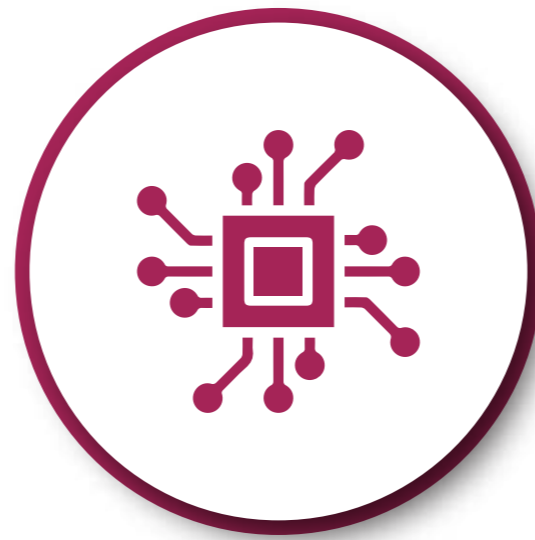
WEH, MALAD



## CONQUERING EVERY DIMENSION



80 Years Of  
Legacy



Megastructure  
To Microchips



Redefining  
Scale

# FROM MEGASTRUCTURE TO MICROCHIPS



## CONSTRUCTION:

- Heavy Civil infrastructure
- Water & Effluent Treatment
- Power Transmission & Distribution
- Buildings & Factories
- Transportation Infrastructure
- Minerals & Metals
- L&T GeoStructure
- L&T Renewables



## SERVICES:

- LTM
- L&T Technology Services
- L&T Finance
- L&T-SuFin
- L&T EduTech
- Data Center & Cloud Services
- L&T Semiconductor Technologies



## ENERGY:

- Hydrocarbon Onshore & Offshore
- Green and Clean Energy
- CarbonLite Solutions
- Asset Management
- Offshore Wind



## MANUFACTURING:

- L&T Precision Engineering & Systems
- L&T Heavy Engineering
- L&T Special Steels & Heavy Forgings



## ALLIED BUSINESS:

- L&T Realty
- L&T Construction & Mining Machinery
- L&T Rubber Processing Machinery
- L&T Valves

# FROM INDIA TO THE WORLD

World's Tallest  
Statue of unity



World's Largest  
High-vacuum pressure vessel



World's Largest  
Narendra Modi cricket stadium



India's Fastest  
Rail Corridor



# FROM INDIA TO THE WORLD

World's Longest  
Heated & Insulated Pipeline



World's Biggest  
EO Reactor



India's Largest  
Offshore Process Platform



India's Longest  
Sea Bridge - Atal Setu

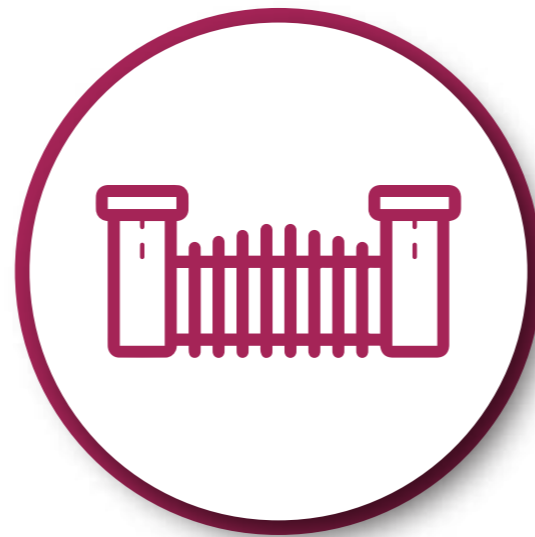




## TRANSFORMING LOCATIONS. CREATING LANDMARKS.



**65.5 MN SQ.FT.**  
of residential development



**20+**  
Mixed-Use & Gated Communities



**16K+**  
Happy Families

# CREATING LANDMARKS OF EXCELLENCE



# CREATING LANDMARKS OF EXCELLENCE

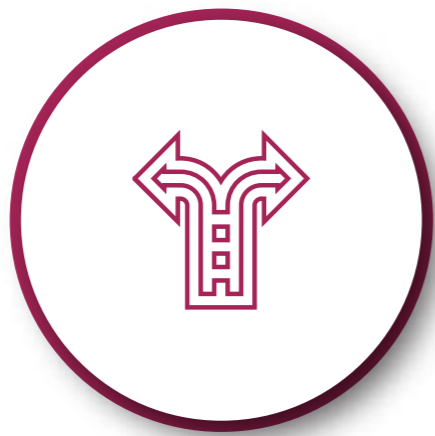


# DISCOVER 26 HOURS IN A DAY



# WESTERN EXPRESS HIGHWAY, MALAD.

## SEAMLESS CONNECTIVITY



Road



Rail



Metro



Everything Right Around You



# AHANA

NOW IN WEH, MALAD



# SEAMLESS CONNECTIVITY



SGI / AI-Generated: Artistic Impression only.



SGI / AI-Generated: Artistic Impression only.



SGI / AI-Generated: Artistic Impression only.



## ROADWAYS:

- Western Express Highway 0 Km
- SV Road GMLR Flyover 1.1 Kms
- Aarey Milk Colony road 2.0 Kms
- Malad Subway 2.3 Kms
- Upcoming Coastal Road via New Link Road 4.6 Kms
- JVLR 4.9 Kms
- Mrinal Tai Gore Fly Over 5.1 Kms
- Upcoming GMLR Tunnel 5.4 Kms
- Upcoming Borivali Thane Twin Tunnel 6.0 Kms



## RAILWAYS:

- Malad Railway Station 2.1 Kms
- Goregaon Railway Station 3.1 Kms
- Kandivali Railway Station 4.3 Kms
- Ram Mandir Railway Station 6.1 Kms



## METRO:

- Kurar Metro Station 0.35 Kms
- Dindoshi Metro Station 0.45 Kms

# WHERE EVERYTHING IS WITHIN REACH



## 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



## Public Utility

- Fire Station 1.3 Kms
- Passport Seva Kendra 1.1 Kms
- Malad Police Station 3.7 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



Map not to scale

**CONNECT WITH LIFE**



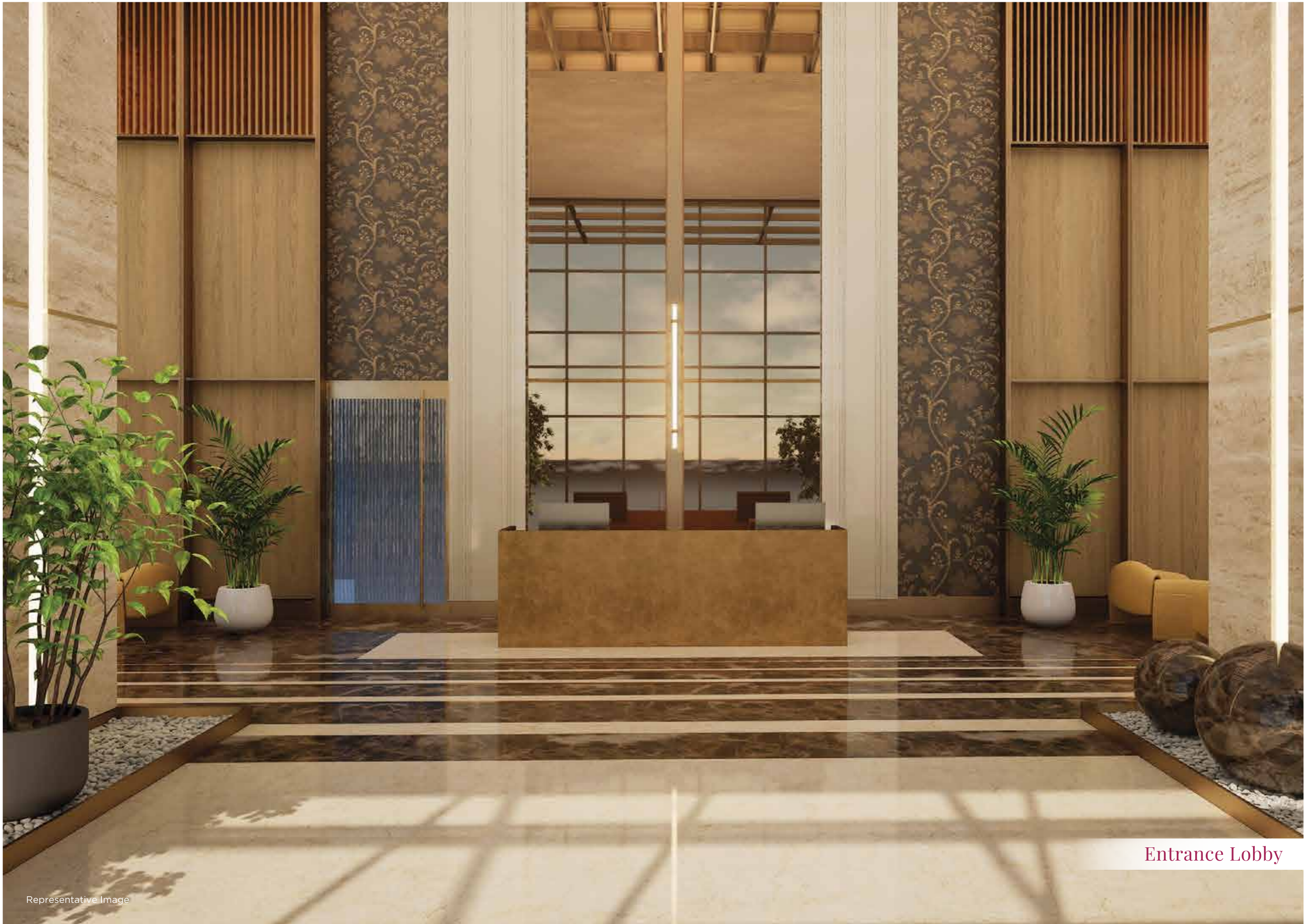
Representative Image

# THE GRAND ARRIVAL



Representative Image

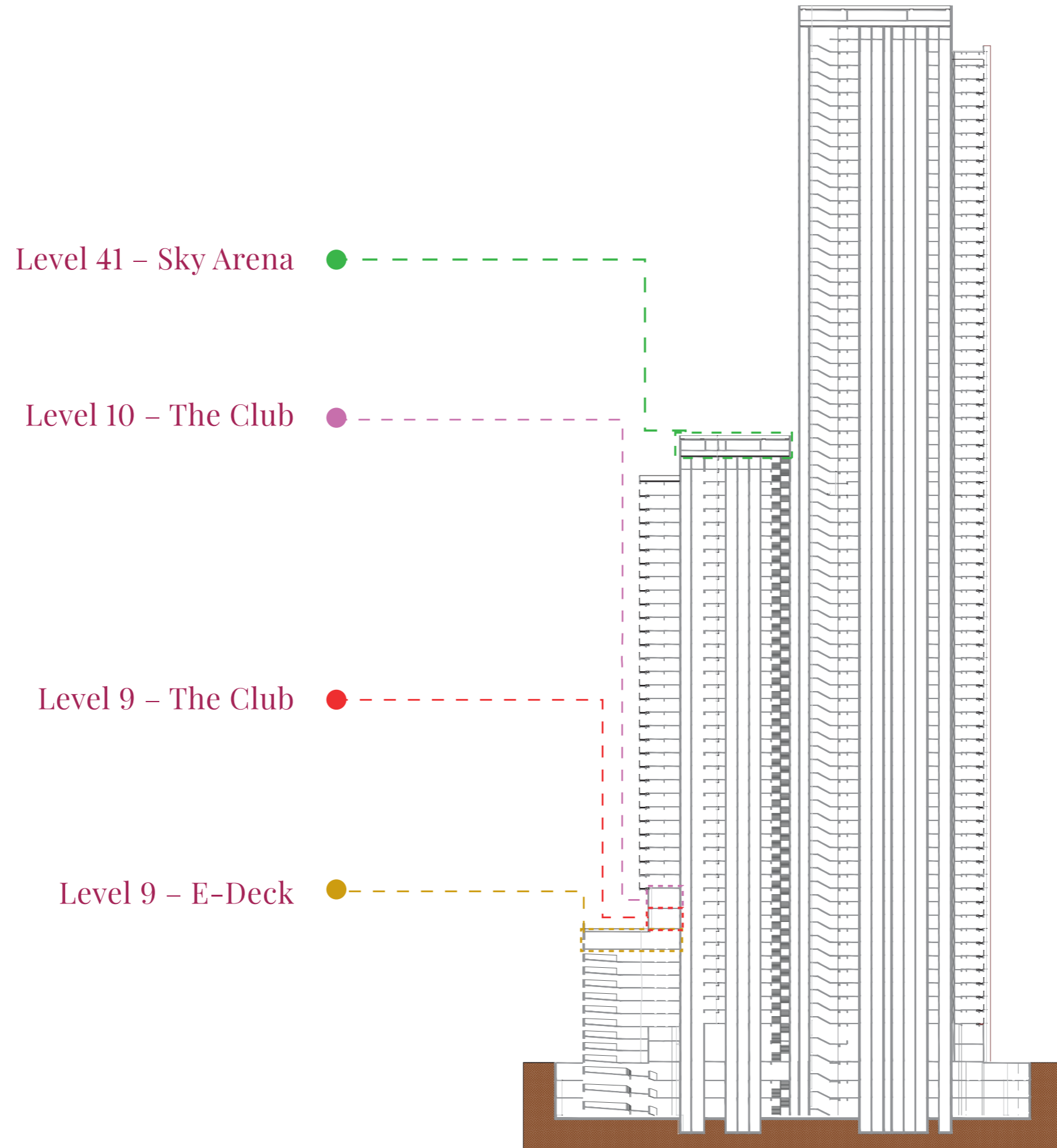
Drop Off



Entrance Lobby

Representative Image

# NEW AGE EXPERIENCES ACROSS 3 LEVELS



# LEVEL 9 – E-DECK



Swimming Pool



Shallow Water Deck



Social Gathering



Community Lawn



Kids Play Area



Pavilion



Multipurpose Court



Representative Image

Swimming Pool



Community Lawn

Representative Image



Representative Image

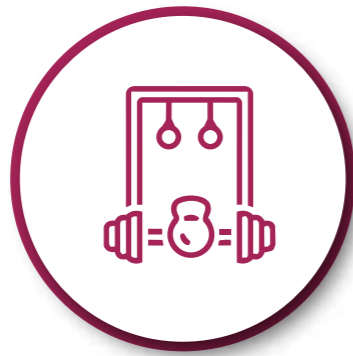
Kids Play Area



Multipurpose Court

Representative Image

# LEVEL 9 – THE CLUB



Gymnasium



Massage Area



Yoga/Pilates



Steam & Sauna



Health Café



Senior Citizen's  
Area

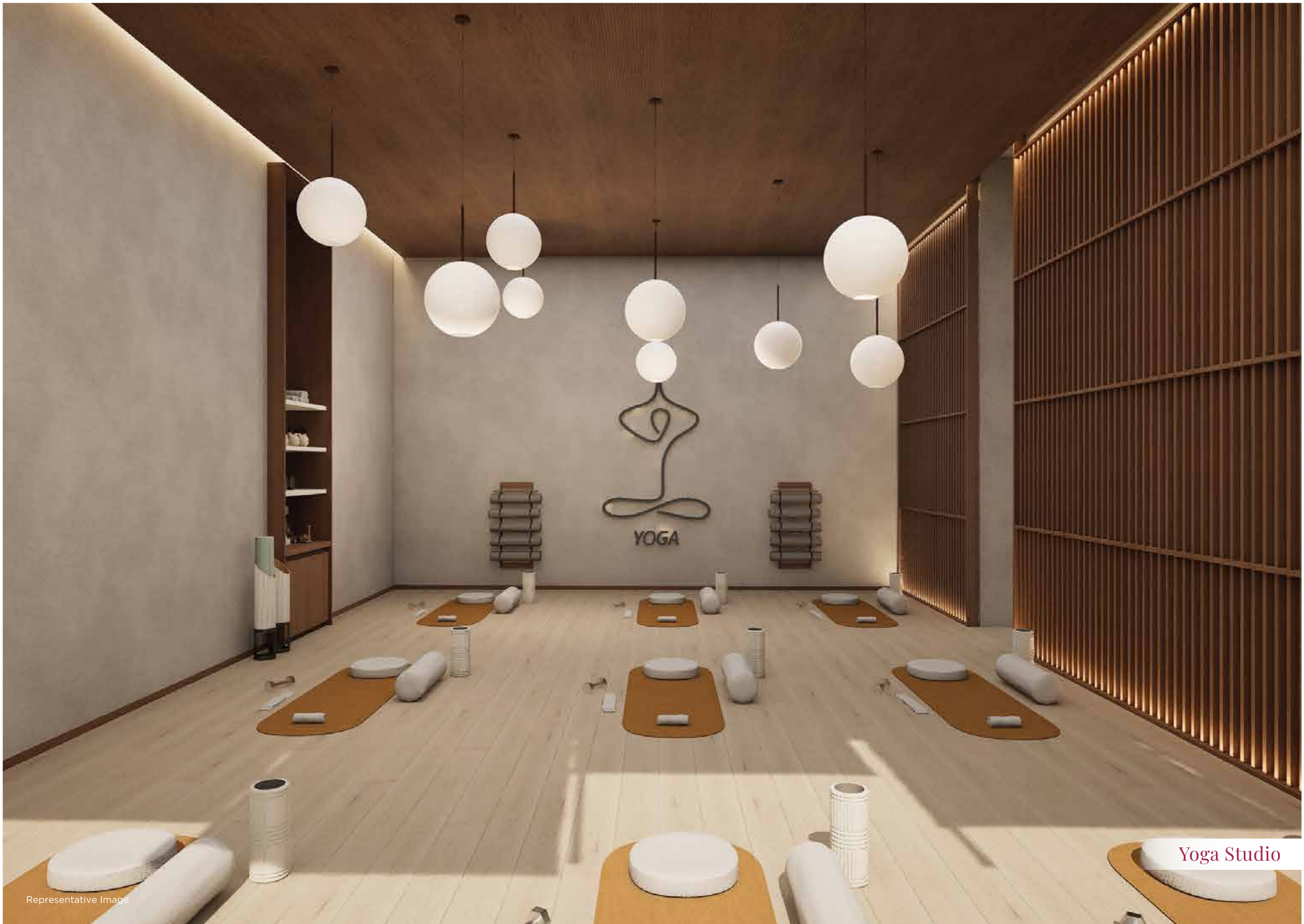


Kids Play Area  
& Creche



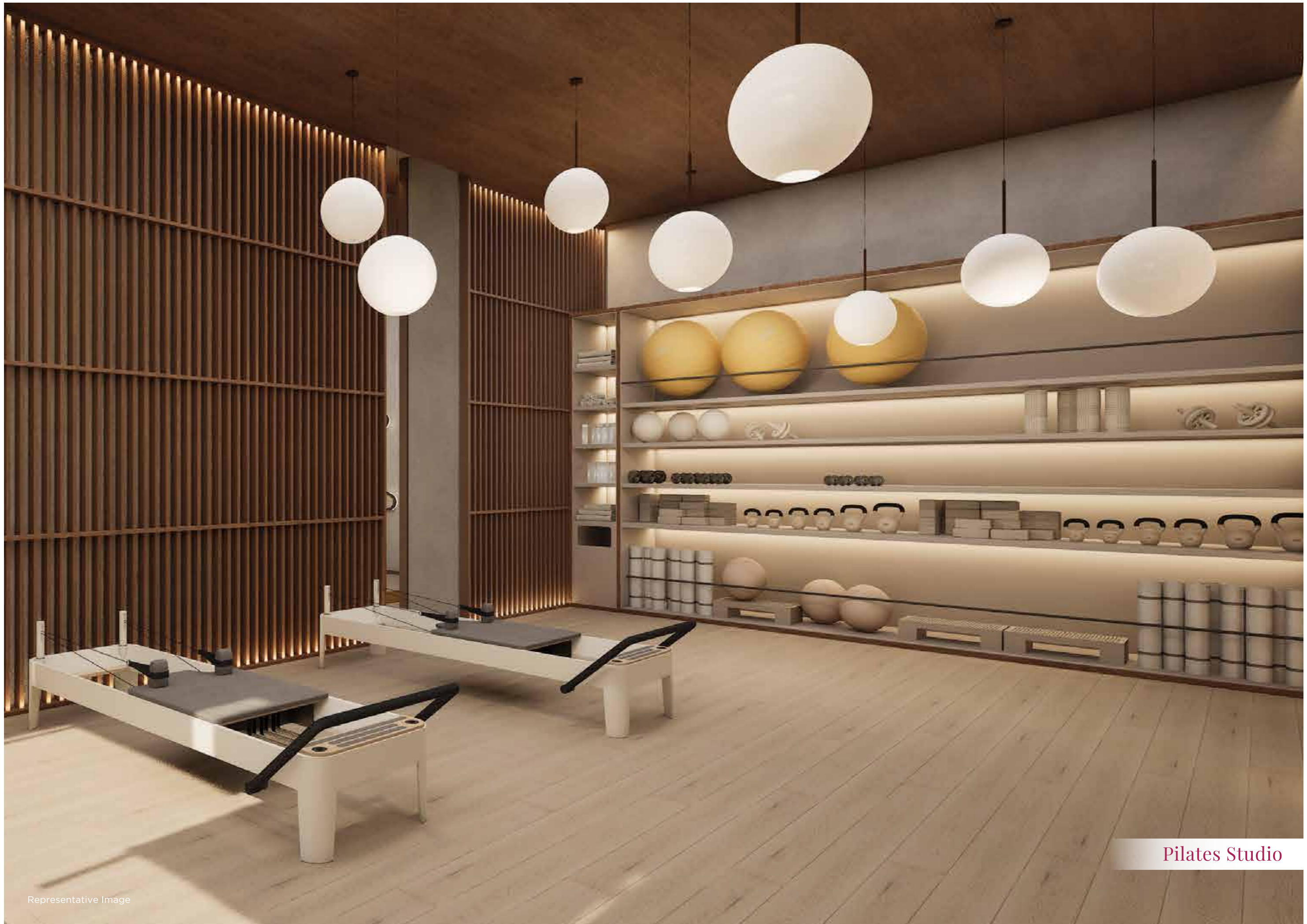
Representative Image

Gymnasium



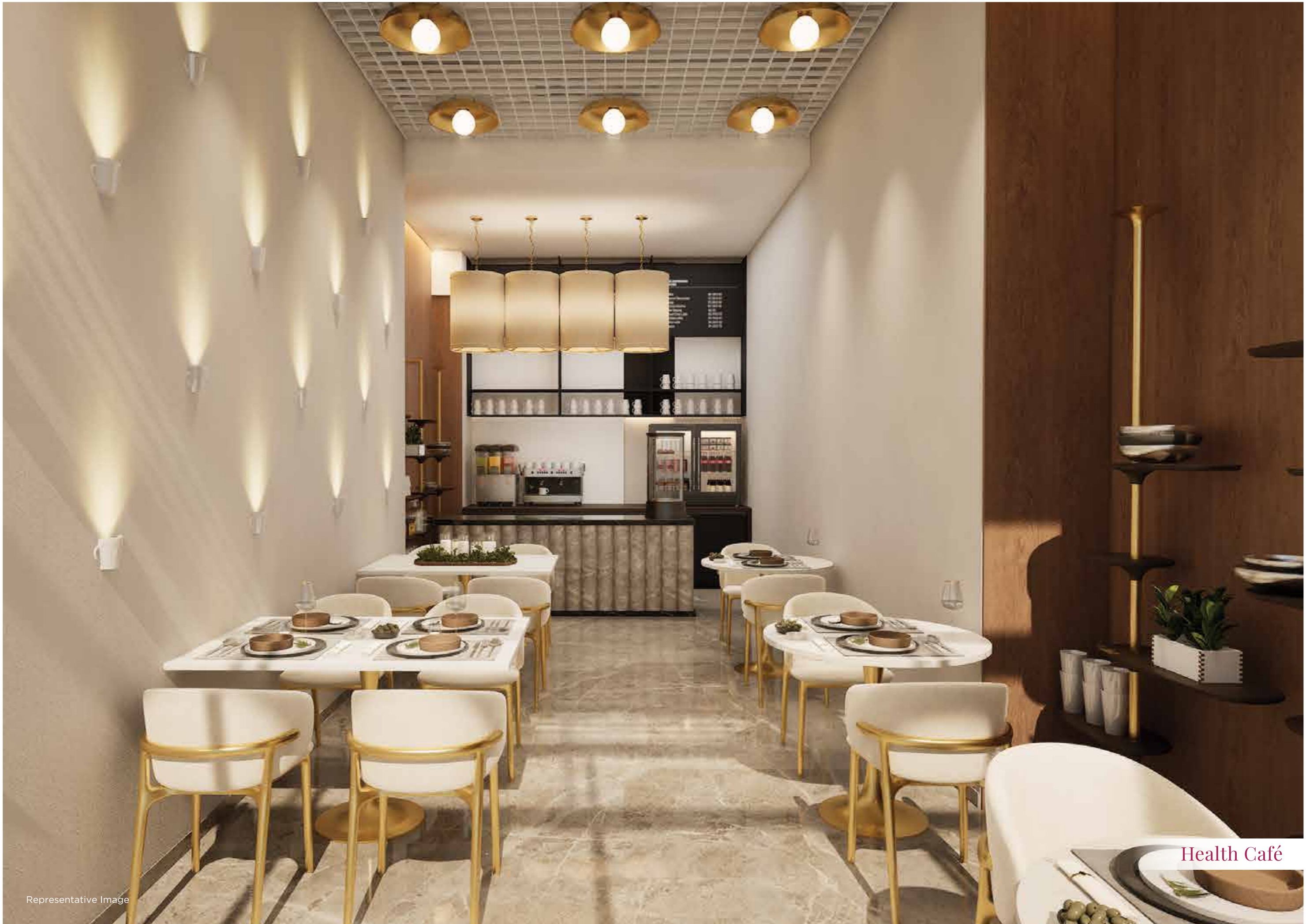
Representative Image

Yoga Studio



Representative Image

Pilates Studio



Representative Image

Health Café

# LEVEL 10 – THE CLUB



Sports Café



Guest Suites



Co-Working Space



Meeting Rooms

## KIDS AREA



Smart &  
Digital Library



Indoor  
Jungle Play



Wall Climbing



Digital  
Boards Games



Study PODs

## GAMING ARCADE



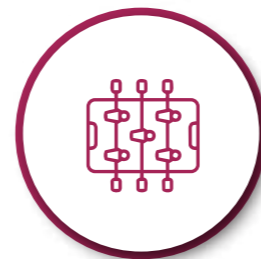
Snookball



Micro Panna Court  
& Sub-soccer



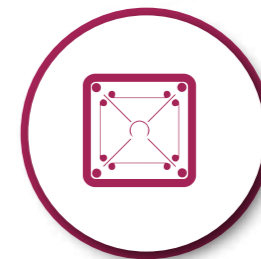
Table Tennis



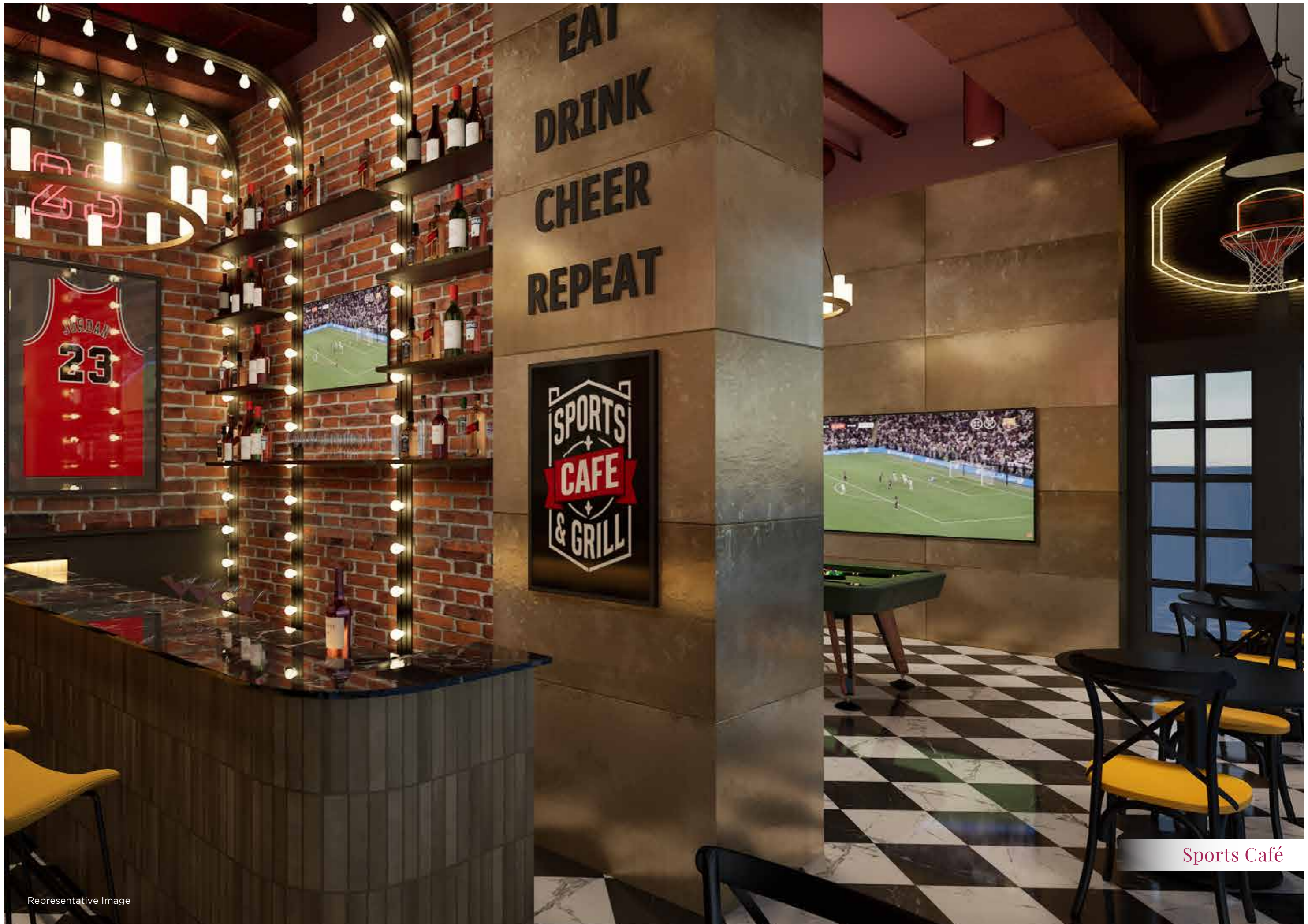
Foosball



Rhythm Boxing



Carron,  
Cards & Chess



Representative Image

Sports Café



Representative Image

Co-Working Space



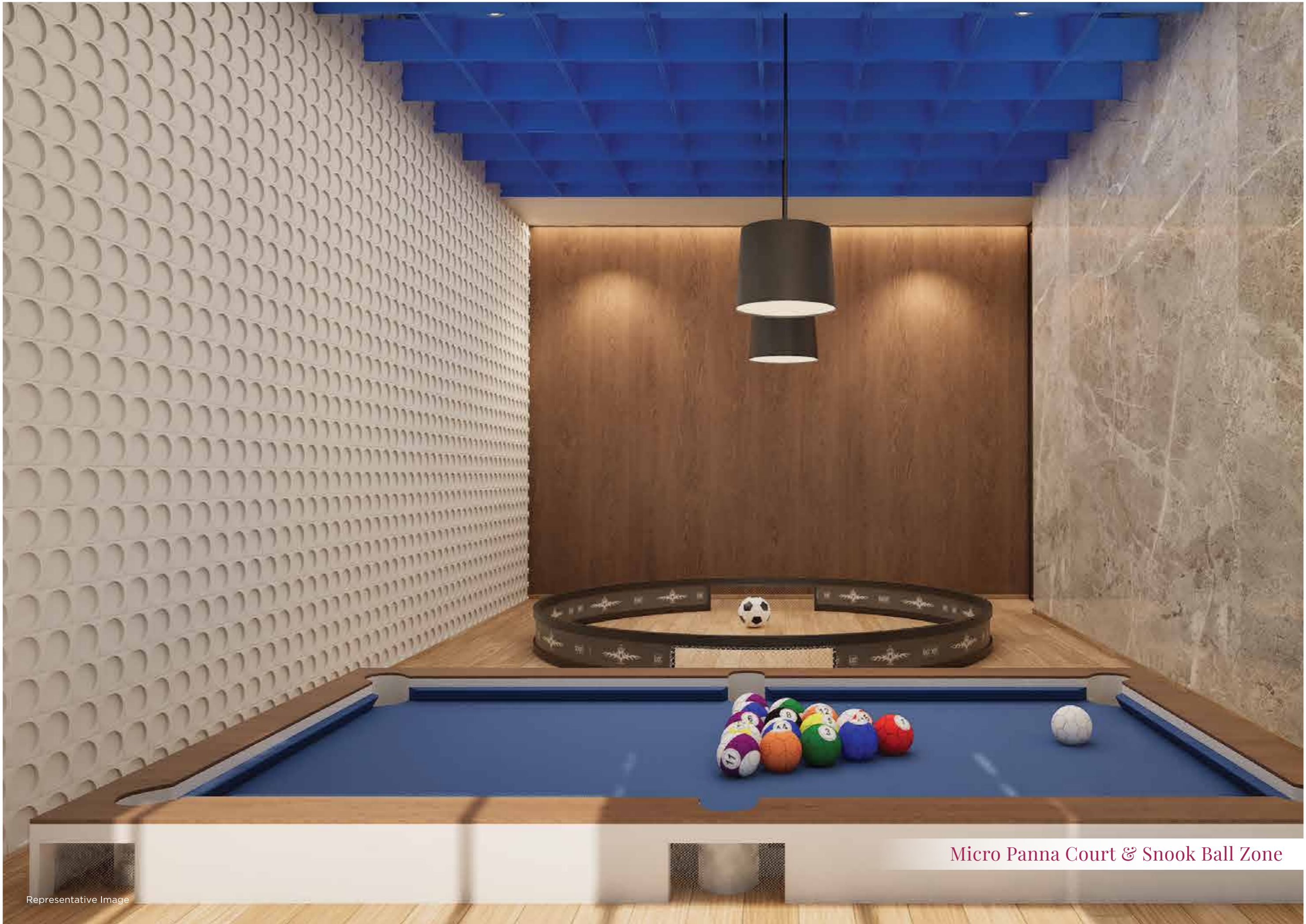
Representative Image

Meeting Rooms



Representative Image

Jungle Play



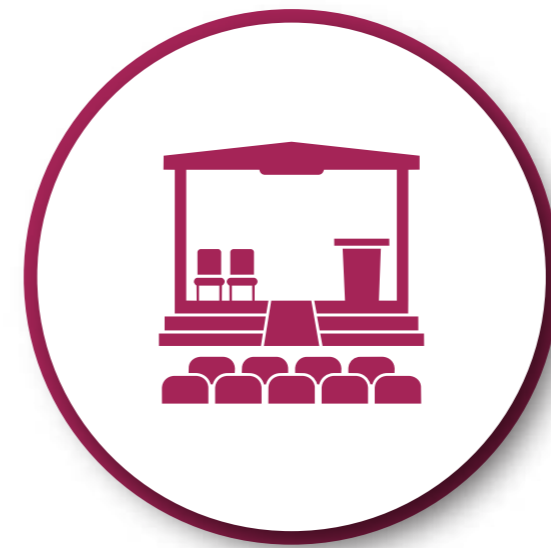
Micro Panna Court & Snook Ball Zone

Representative Image

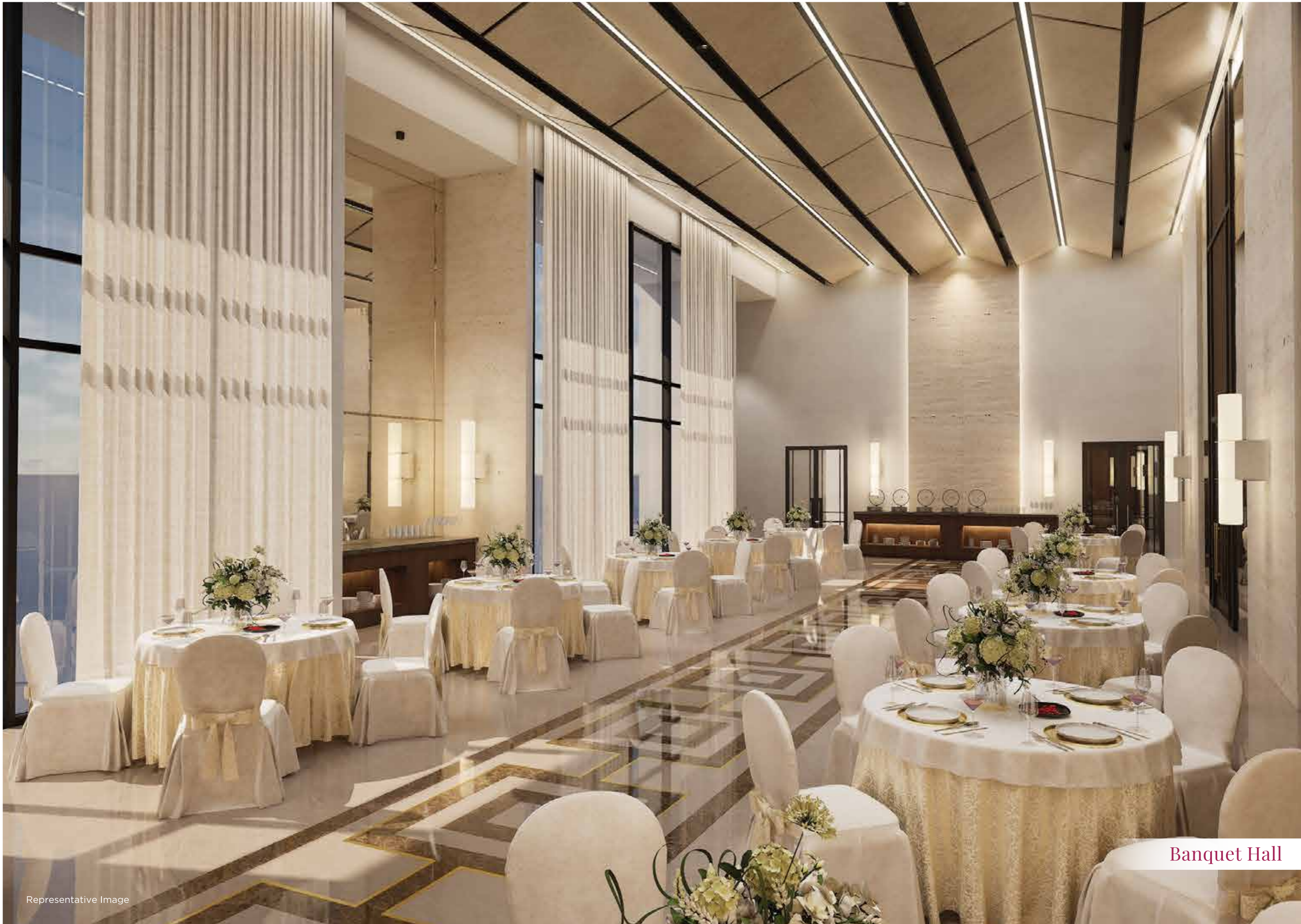
# LEVEL 41 – SKY ARENA



Banquet Hall



Multipurpose Hall



Representative Image

Banquet Hall

# A DESTINATION FOR SHOPPING & LEISURE



~15k Sq.ft.  
Of Retail Spaces



A Mix Of Premium &  
Convenience Shops



A Holistic  
Living Ecosystem



Integrated Retail

# MASTER PLAN



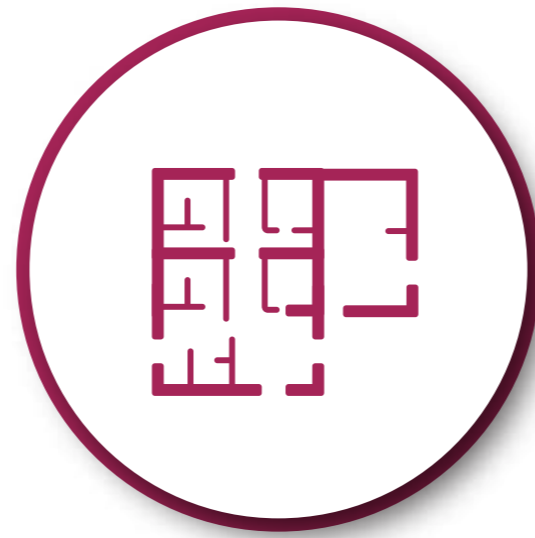
This is an illustration for representational purposes only and not to scale. Common amenities shown in this document are common and non-exclusive use of all occupants. Certain amenities shall be available upon completion of the entire development on the Larger Layout. Availability and timelines of DP 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.



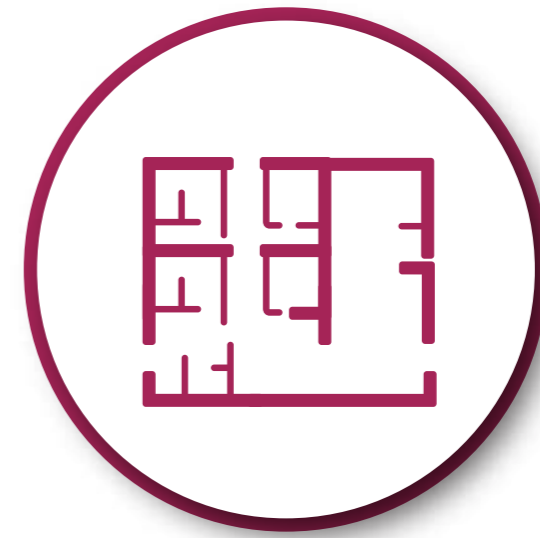
# SPACIOUS RESIDENCES WITH DECKS



2  
BHK



3  
BHK



4  
BHK



Living Room

Representative Image



Dining Area



Master Bedroom

Representative Image



Representative Image

Kitchen



# AHANA

WEH, MALAD



**SEAMLESS CONNECTIVITY**  
WEH, Kurar Metro, GMLR



**SPACIOUS 2, 3 & 4 BHK**  
with decks



**3-LEVELS**  
of New Age Experiences



**INTEGRATED RETAIL**  
For Lifestyle and Convenience

Representative Image





L&T Realty  
AHANA Tower A:  
PM1180002600813



L&T Realty  
AHANA Tower B:  
PM1180002600814



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.

Contact No - 99025 99025 | E-mail - homes@larsentoubro.com | Website - www.Lntrealty.com

The project has been registered via MahaRERA registration number: PM1180002600813, PM1180002600814 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.