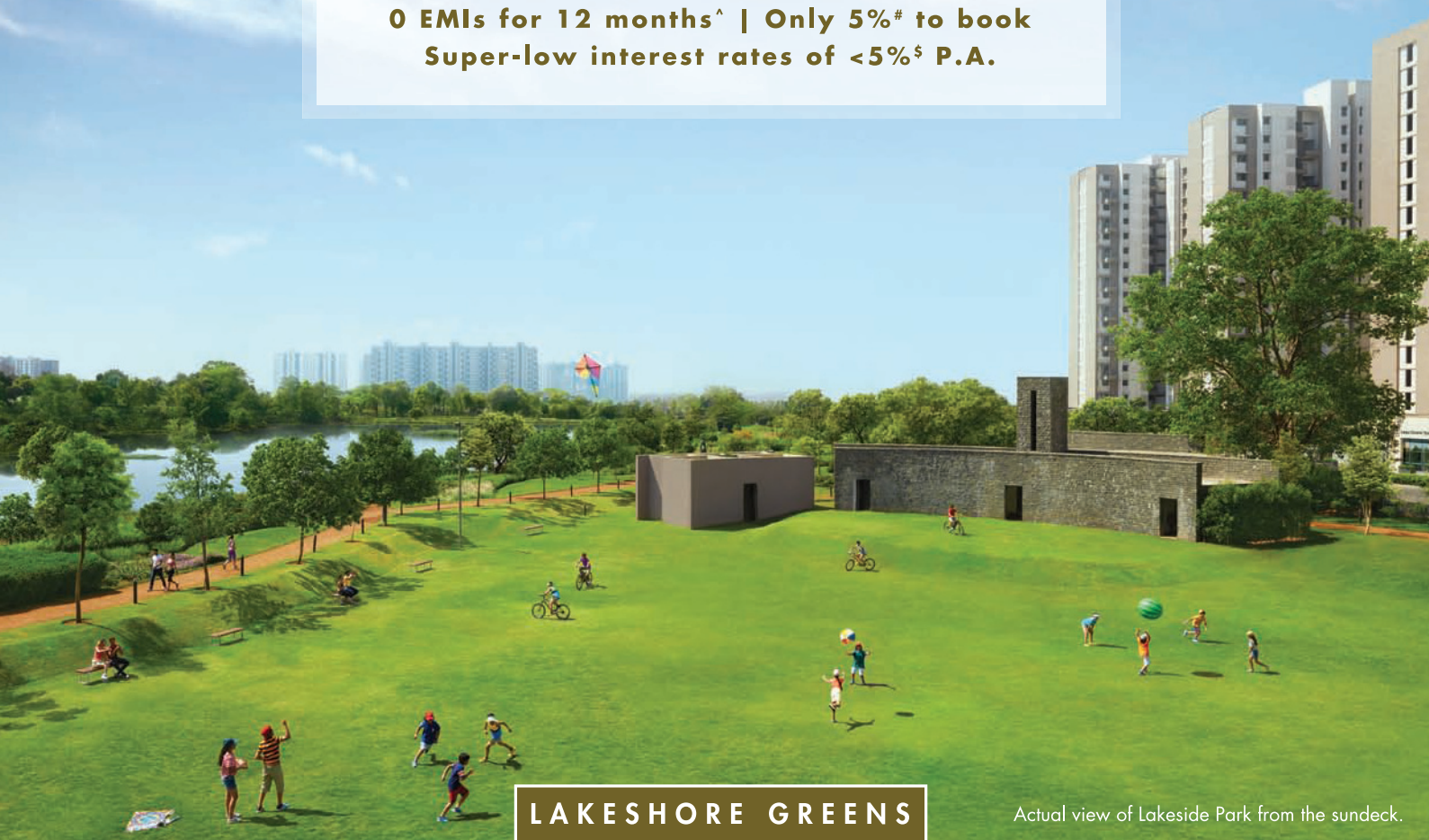


TIRED OF PAYING BOTH RENT AND EMI?

*Now, say goodbye to both.*

Save<sup>3</sup> over 20 % vs. under-construction by buying a ready home in India's no. 1 Smart City<sup>†</sup>

**0 EMIs for 12 months<sup>^</sup> | Only 5%<sup>#</sup> to book  
Super-low interest rates of <5%<sup>§</sup> P.A.**



**LAKESHORE GREENS**

Actual view of Lakeside Park from the sundeck.

If living the rent-free life isn't reason enough,  
here are 4 more reasons why a ready home is just what you need.

SAVE  
**20%**  
Vs  
UNDER-CONSTRUCTION<sup>3</sup>

No Rent. No EMIs  
for first 12 months<sup>^</sup>



Ready amenities like clubhouse,  
school and retail high-street

5<sup>MIN</sup>

Homes at a 5 minute<sup>~</sup>  
drive from Kalyan-Shil Road



Large-sized homes with lavish  
decks and premium finishes

1, 2 and 3 BHKs at ₹ 43.96 L+

SAVE<sup>3</sup> OVER 20% VS. UNDER-CONSTRUCTION BY BUYING A READY HOME



LIVE THE RENT-FREE LIFE.  
Move into a ready home and  
save on rent.



FREEDOM FROM EMIs  
Live stress-free, while we take care of your  
EMIs for the first 12 months<sup>^</sup>.

## WHY BUY A READY HOME?

- See what you buy
- Risk-free possession without any delay
- Live the life you want, today
- Save more, Live more – 0 GST

THAT'S NOT ALL, ENJOY SEVERAL OTHER BENEFITS TOO.

- 0 Stamp Duty
- Income Tax benefit of up to ₹3.5 Lacs
- Pay just 5% to book<sup>#</sup>
- PMAY<sup>^^</sup> benefits of up to ₹2.3 Lacs

## WHY CONSIDER ANYTHING ELSE WHEN PALAVA IS LIFE-READY?

Embrace the Live-Work-Learn-Play life at Palava, where you are surrounded by a host of world-class amenities, that are ready today and within walking distance from your home.



Lakeside Park



Two world-class schools (CBSE & ICSE)



Retail high-street



Shiva temple



Olympic sports complex



Walk-to-work offices with top corporates



Jain temple



Grand clubhouse



Restaurants and Cafes

### LAKESIDE PARK

- Landscaped and ready
- Planned Palava nature centre
- Planned tree walk and café

### SCHOOLS

- The Shri Ram Universal School (ICSE), one of India's leading schools
- Lodha World School (CBSE), also operational
- IT-enabled classrooms

### RETAIL HIGH-STREET

- Open for shopping
- Multiple dining options
- High-end retail outlets

### OLYMPIC SPORTS COMPLEX

- Open now with tennis and squash courts
- Olympic-sized swimming pool
- Professional training academies

### GRAND CLUBHOUSE

- Separate swimming pools for adults and kids
- Lounge with library and a business centre
- 100-seat theatre

## DISCOVER CONNECTIVITY AT ITS BEST.

Situated in the economic triangle of Navi Mumbai-Thane-Kalyan, Palava is set to become India's next major metropolis.



Walking distance from metro station on the upcoming Kalyan-Taloja Metro line

Just 5 minutes~ from Kalyan-Shil Road (Premier Colony Ground) through the upcoming 6-Lane Central Avenue

**5** MIN



Just 10 minutes~ to Dombivli station from Kalyan-Shil Road entry

Just 15 minutes~ to Nilje station that connects to Diva (Central Line), Panvel (Harbour Line), and Vasai (Western Line)

**15** MIN



20 minutes~ from Airoli via upcoming Airoli-Katai Naka Freeway through Parsik hill

30 minutes~ from upcoming Navi Mumbai International Airport

**30** MIN

## COME HOME TO THE BEST.



Lodha Altamount  
India's finest residences on Mumbai's Billionaires' Row.



The World Towers  
One of India's most iconic addresses.



Trump Towers in Mumbai  
Mumbai's glittering jewel with a striking gold facade.

Whether it's giving India some of its most iconic addresses, or crafting some of the world's most coveted residences in London; adding a glittering icon to Mumbai's skyline or creating designer residences for Mumbai's glitterati; delivering meticulously designed offices for a distinguished clientele or conceiving India's No.1 Smart City with the highest liveability quotient<sup>†</sup> - one name is transforming the way we live with landmarks on par with the world's best: Lodha. Delivering 4 out of 5 homes before time<sup>®</sup>.

# LIVE COMFORTABLY IN A HOME THAT'S CENTRED AROUND YOU.

LARGE 1,2 AND 3 BED RESIDENCES WITH PRIVATE SUNDECKS.

- Air-conditioning in all bedrooms<sup>2</sup>
- Marbital® flooring in living/ dining and passage area
- Wooden flooring in bedrooms
- Isenberg/Jaquar<sup>1</sup> bath fittings and Kohler<sup>1</sup> sanitaryware
- Lobby in living room<sup>2</sup> for privacy
- Optimally planned homes with separate puja, utility and store rooms<sup>2</sup>
- Homes with garden, tree-lined street or lake views
- Multi-tier security system
- Grand double-height sundeck with French windows



ALL-IN PRICE\* (INCLUDING GST AND STAMP DUTY)

**LARGE 1 BHK WITH DECK – ₹ 43.96 L | 2 BHK OPTIMA WITH DECK – ₹ 55.65 L**  
**2 BHK ULTIMA WITH DECK – ₹ 64.27 L | 3 BHK WITH DECK – ₹ 75.43 L**

Contact your relationship manager for more information.

**City office:** Palava Experience Centre, Near Lodha World School, Kalyan-Shil Road, Palava.

**Corporate office:** Lodha Excelus, N.M. Joshi Marg, Mahalaxmi, Mumbai – 400011.

INDIA'S NO.1 REAL ESTATE DEVELOPER\*\* – DELIVERING 4 OUT OF 5 HOMES BEFORE TIME®.

^EMIs due in first 12 months starting from date of execution of application form shall be paid by developer; Assumed loan tenure of 20 years (any difference to be paid by the purchaser). | <sup>5</sup>5:95 scheme is available at the discretion of lender. | <sup>2</sup>All distances stated in minutes are estimated travel time on 2-wheeler during normal traffic. | <sup>\*</sup>Maintenance & related charges payable separately. | <sup>3</sup>Valid for first-time home buyers taking into account PMAY and tax benefits. | <sup>4</sup>In last 2 years, for 80% of units delivered - possession offered prior agreement due date including grace period | <sup>1</sup>Ranked India's No.1 city to live in by JLL in its 'Liveability Quotient-a paradigm shift in India's Emerging Cities' report 2017. | <sup>2</sup>Not available in all apartments. Exceptions apply. | <sup>3</sup>Comparison of savings before possession available at sales office | The plans, layout, specifications, images and other details herein are indicative, and the developer/owner reserves the right to change any or all of these in the interest of the development. Select fittings/options may be available in limited units only or available at additional price and are not part of the standard unit. All brands mentioned herein may be replaced by equivalent or better brand(s) as decided by the project architect. The printed material does not constitute an offer and/or contract of any type between the developer/owner and the recipient; Conditions apply; any sales/lease of any unit in this development shall be solely governed by the terms of the agreement for sale/lease entered into between the parties and no details mentioned in this printed material shall in any way govern such transaction. | Exceptions apply. The project has been registered via the MahaRERA registration number P51700000410; P51700000384 and is available on the website <https://maharera.mahaonline.gov.in> under registered projects.