

WHITELAND

Global Outlook | Indian Values



PRESENTING

THE  SPEN
IC  NIC

Day View

42 floors of glistening façade amplifies
your success saga.

With lavish clubhouse, articulated with
sheer grandeur to pamper you
with unapologetic luxury.

LOCATION

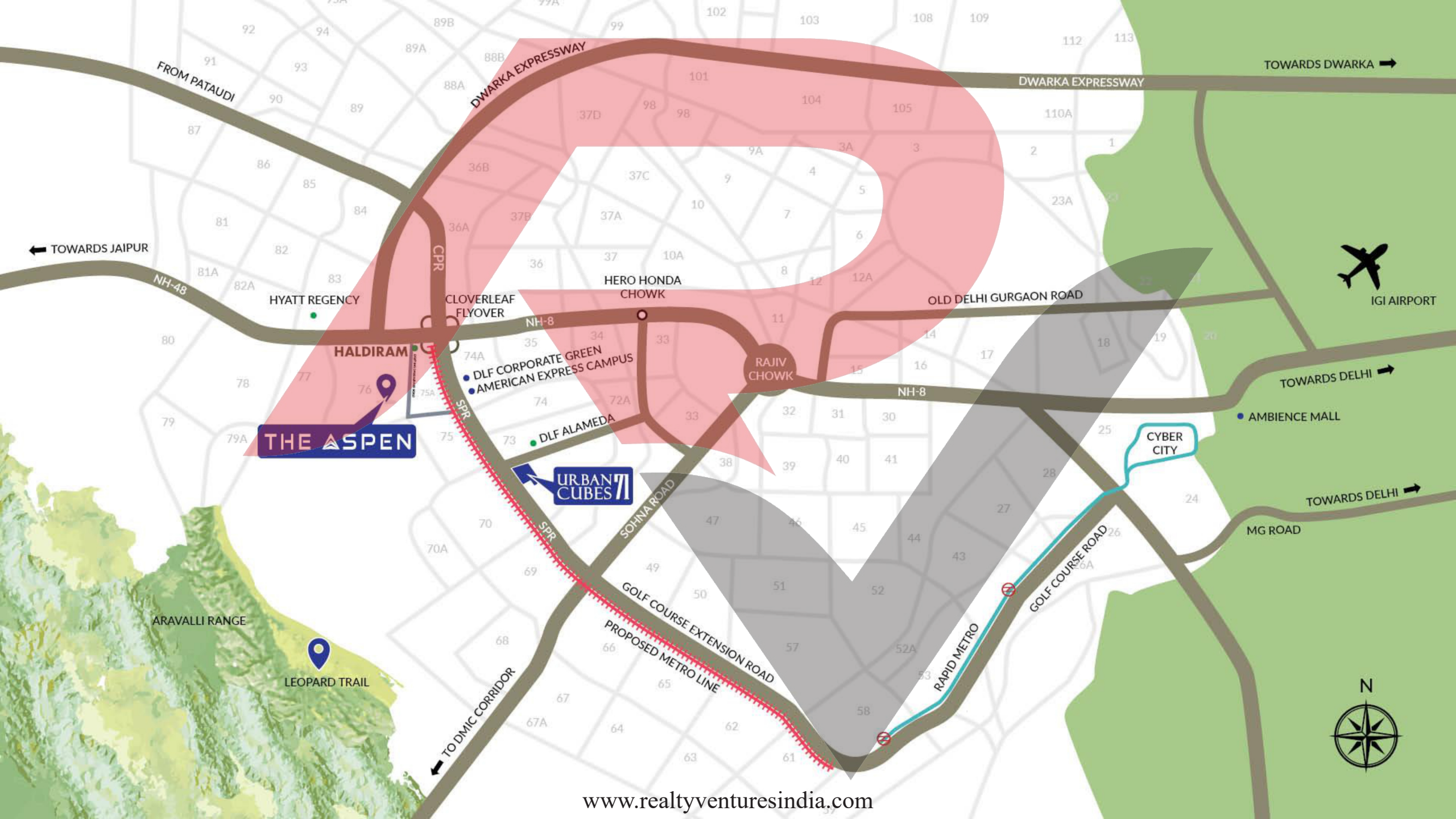
Experience the stunning fusion of the Aravalli Range & City's skyline

Live near Growth Corridor of Gurugram, SPR & NPR



Coveted by holistic amenities like Education, Shopping, Healthcare etc.





FROM PATAUDI

TOWARDS DWARKA →

← TOWARDS JAIPUR

NH-48

HYATT REGENCY

DWARKA EXPRESSWAY

DWARKA EXPRESSWAY



IGI AIRPORT

CPR

HERO HONDA CHOWK

OLD DELHI GURGAON ROAD

TOWARDS DELHI →

THE ASPEN

CLOVERLEAF FLYOVER

NH-8

RAJIV CHOWK

- DLF CORPORATE GREEN
- AMERICAN EXPRESS CAMPUS

NH-8

• AMBIENCE MALL

URBAN CUBES 7

NH-8

DLF ALAMEDA

NH-8

CYBER CITY

TOWARDS DELHI →

ARAVALLI RANGE

LEOPARD TRAIL

TO DMIC CORRIDOR

SOHNA ROAD

GOLF COURSE EXTENSION ROAD

RAPID METRO

GOLF COURSE ROAD

MG ROAD



CLOSER

TO IT ALL

GOLF COURSE
EXTENSION ROAD

CLOVERLEAF
FLYOVER

NH
48

PROPOSED
METRO STATION

CYBER
CITY

IGI
AIRPORT

1 Km

1 Km

1 Km

1 Km

16 Km

25 Km

*All distances are captured approximately basis Google Maps.

CONSULTANTS & RESOURCES

Architect Principle Design Consultant

**Architect
Hafeez
Contractor**

Landscape Architect



Associate Partner:
**Christopher
Jones**

Structural Engineer


MEP

Construction Partner



***A Grade
Contractors***

PROFESSIONAL & SKILLED RESOURCES ON BOARD

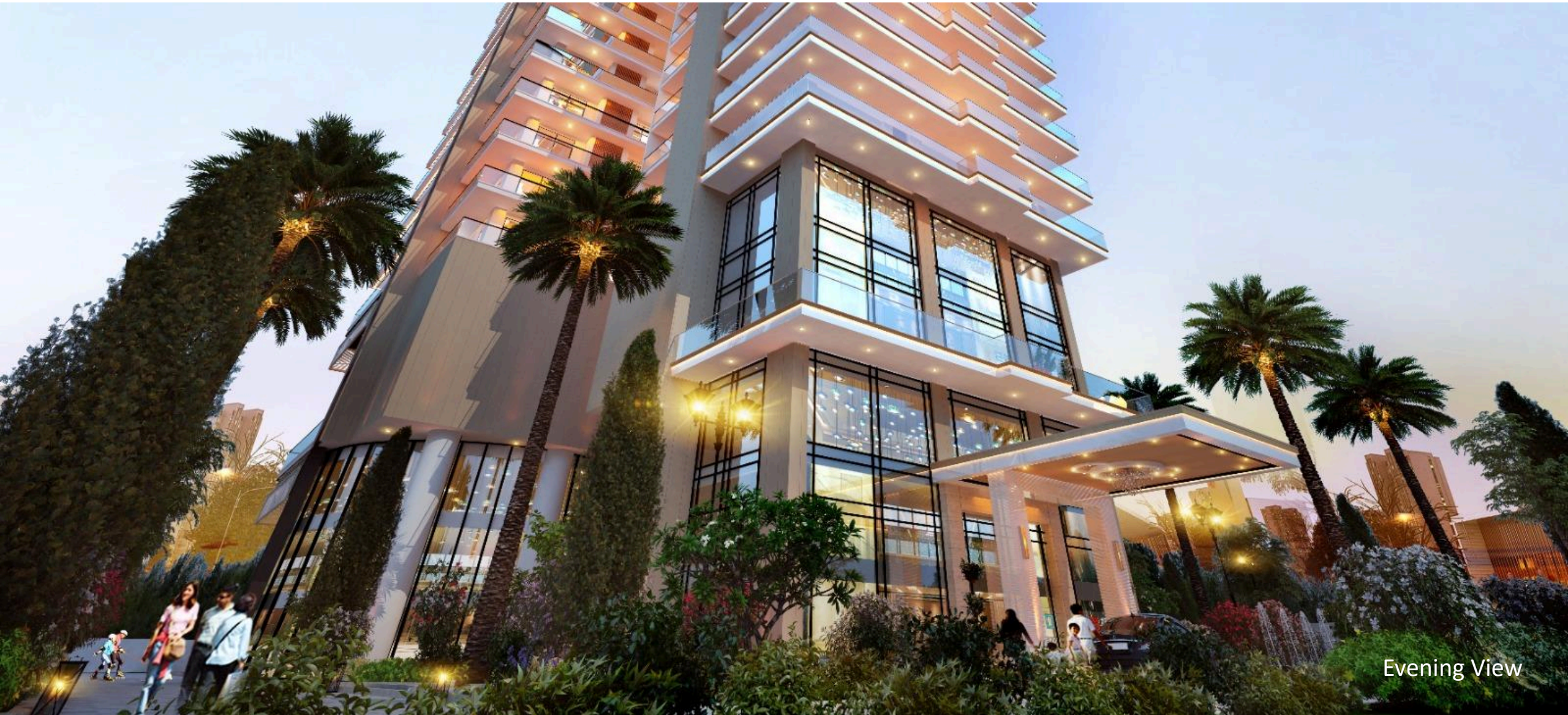


Breathtaking
Views of the
Aravalli Range
&
City's Skyline



The Aspen Iconic rises from the heart of the city's upcoming landscape to a new world of super luxury residences

Day View



Evening View







The Aspen Iconic rises from the heart
of the city's
upcoming landscape to a new world
of super luxury residences

Evening View

www.realtyventuresindia.com



The world-class architecture has infused the drama & energy of a super luxury high-rise, from the glass facades to the tastefully designed interiors

Night View

MARKET DIFFERENTIATOR- ICONIC EDGE



Exclusive Entrance



Scenic Aravalli View with
NH-8



Tailor Made
Specifications



Opulent Landscapes



Zen well-being garden
at Terrace



State-of-the-art Clubhouse
with world class amenities



Lavish and spacious
Wrap Around Patios

MARKET DIFFERENTIATOR- ICONIC EDGE



CTMA3 Air Purification
Technology



Ultra Hi-Speed Elevators
with 3-3.5 meter/second



Parking-more than the
double of the units



Ceiling Height
More than 11 ft.



More than 75%
Open Space



Stargazing Deck



Private Jacuzzi

A photograph of a garden path. The path is made of light-colored, rectangular stone tiles and curves through a green lawn. To the left of the path is a bed of light-colored gravel containing several clumps of purple flowers and a large green plant with many upright, yellow, spike-like inflorescences. Several black and white cylindrical garden lights are placed along the path and in the lawn.

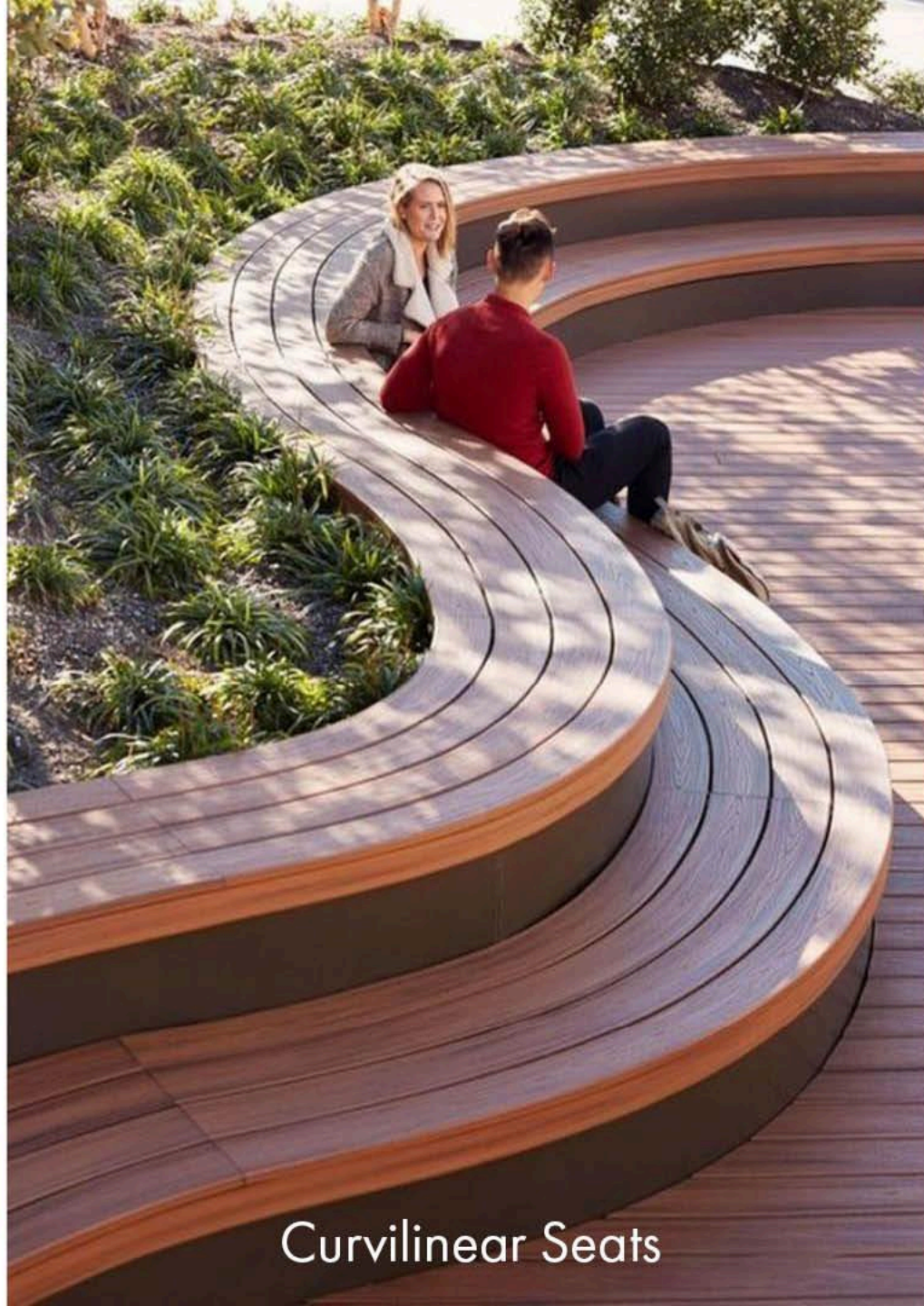
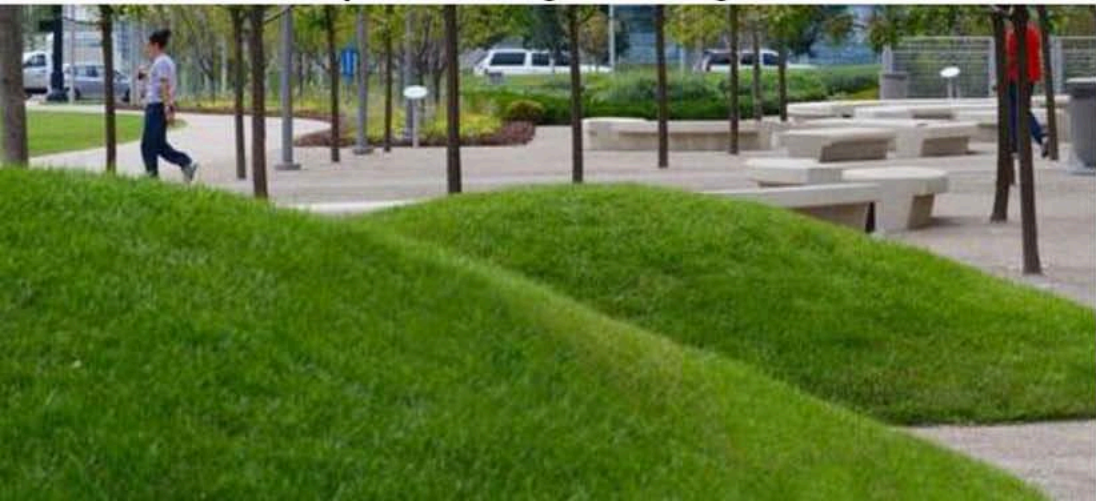
Serenaded by Greens

Look around, let your senses be overwhelmed by majestic greens.

From one of its sanctuary to immaculate gardens, exotic flowers in bloom to resplendent hues and water bodies.



Pathway moving through mounds



Curvilinear Seats



Steps to Summit



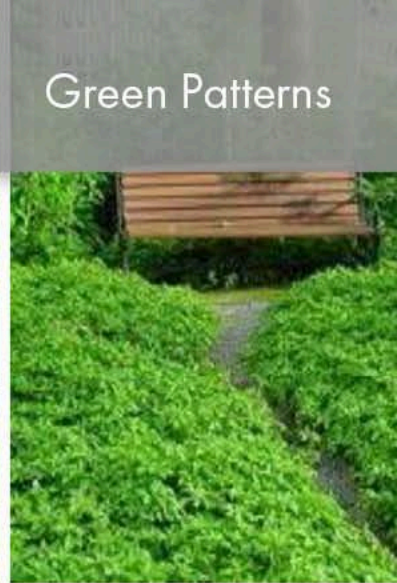
Primary Walkway
and it's edges



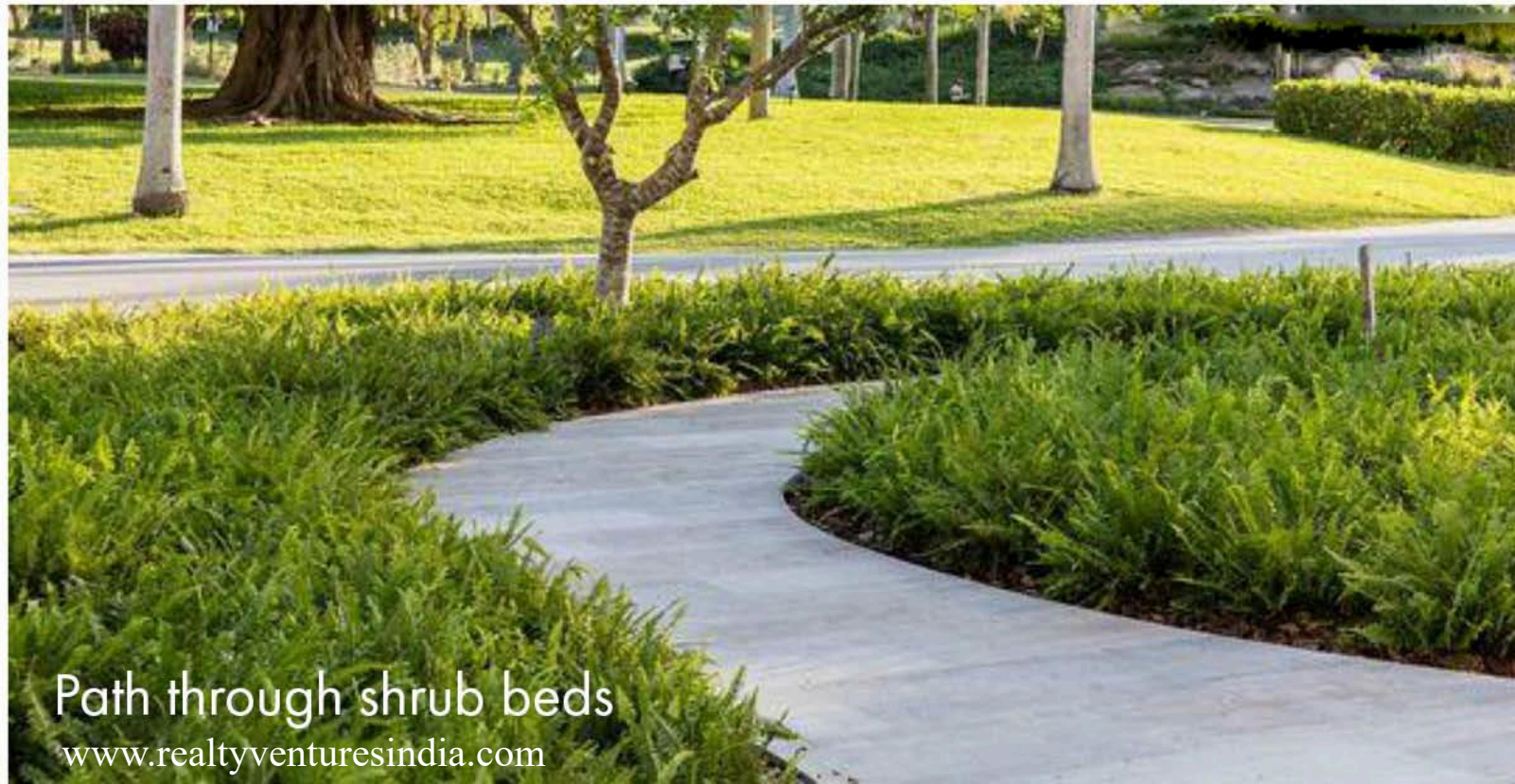
Reflexology Court



Yoga Lawn



Green Patterns

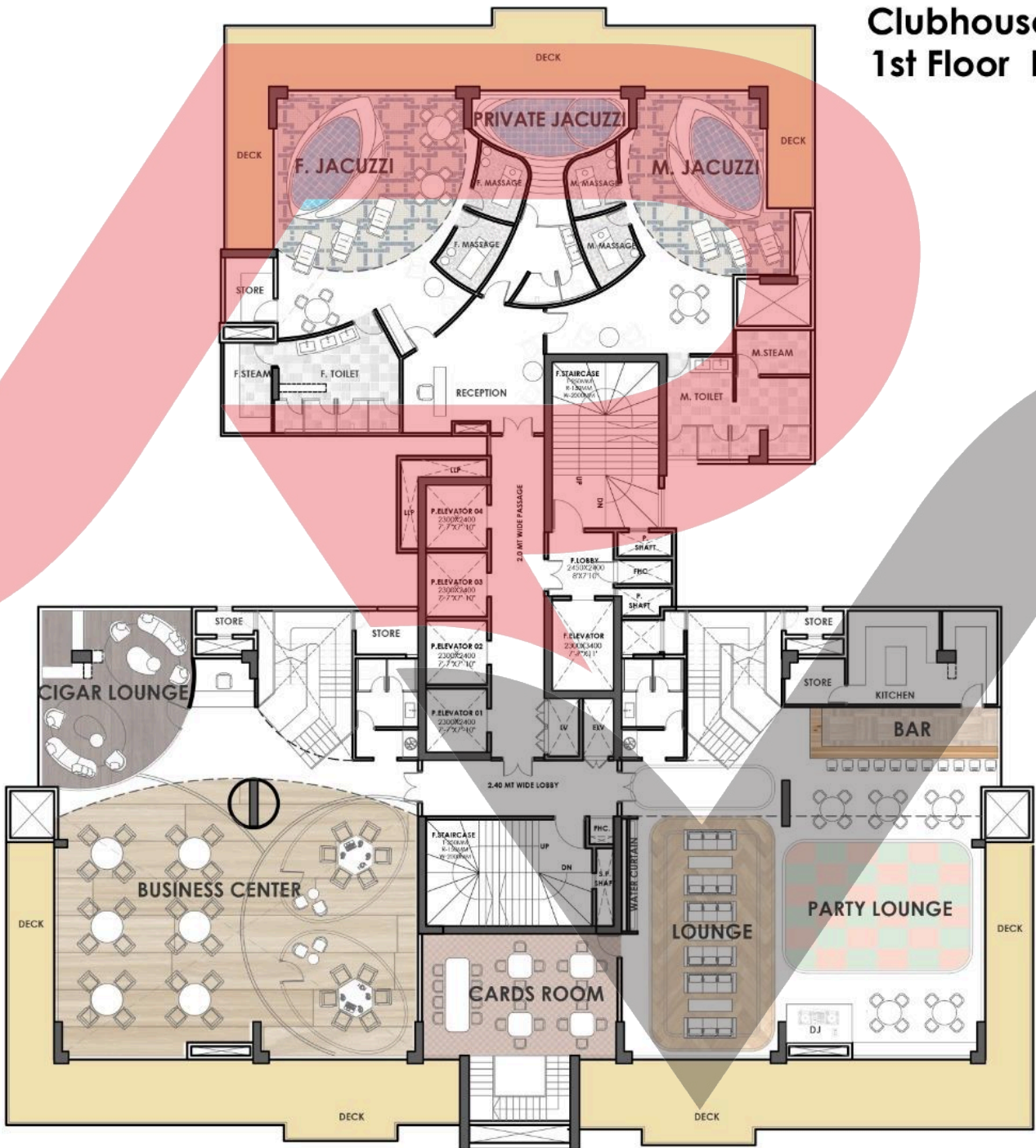


Path through shrub beds

www.realtyventuresindia.com

Club Astrum

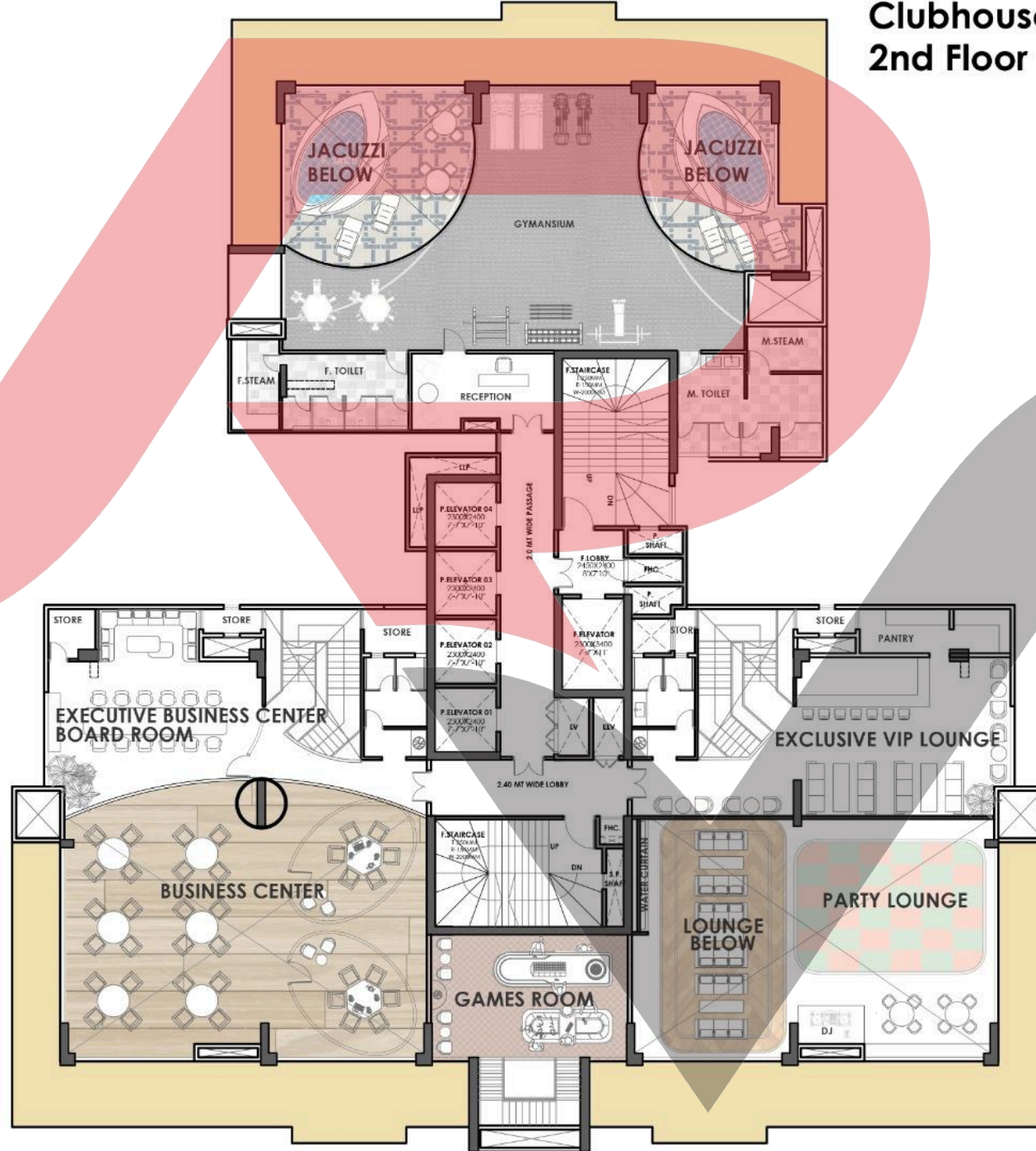
Live Above it All



T9

SECTOR-3

**Clubhouse Upper Level Plan
2nd Floor Plan**

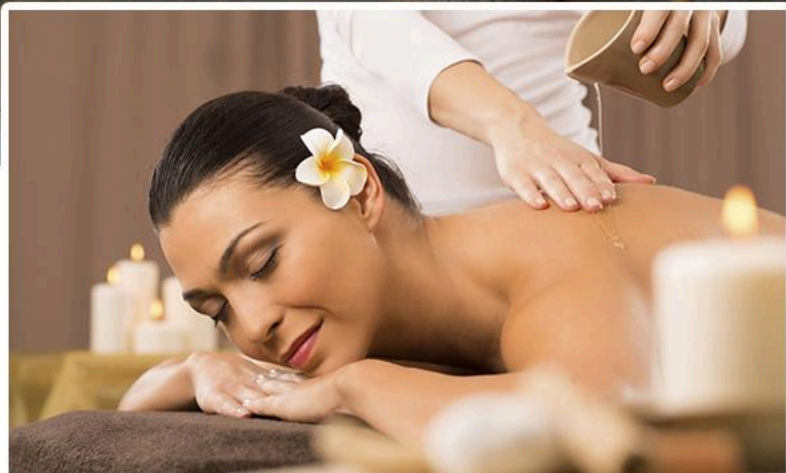




STARGAZING DECK



PRIVATE JACUZZI



Spa & Sauna



Work Zone →
Relax Zone →
← Restaurant

Information →
Transfer Centre →

VIP LOUNGE



THE
MOB

THE
ZONE



CARD ROOM





WFH SPACES





BUSINESS CENTER





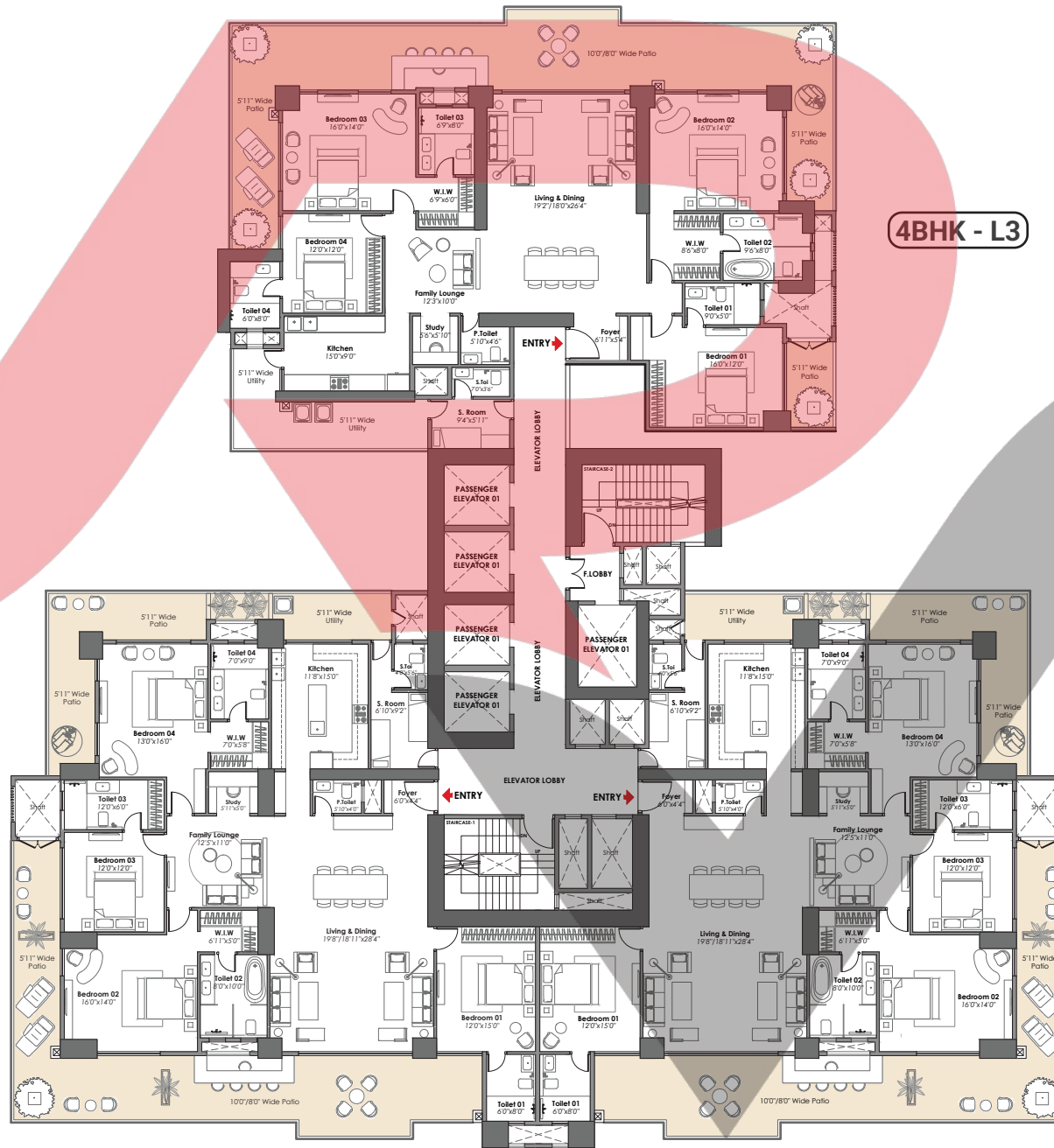
PARTY LOUNGE

Floor Plans

T9

(SECTOR-3)

TYPICAL FLOOR PLAN



4BHK - L3

4BHK - L4

4BHK - L4

T9 (SECTOR-3)

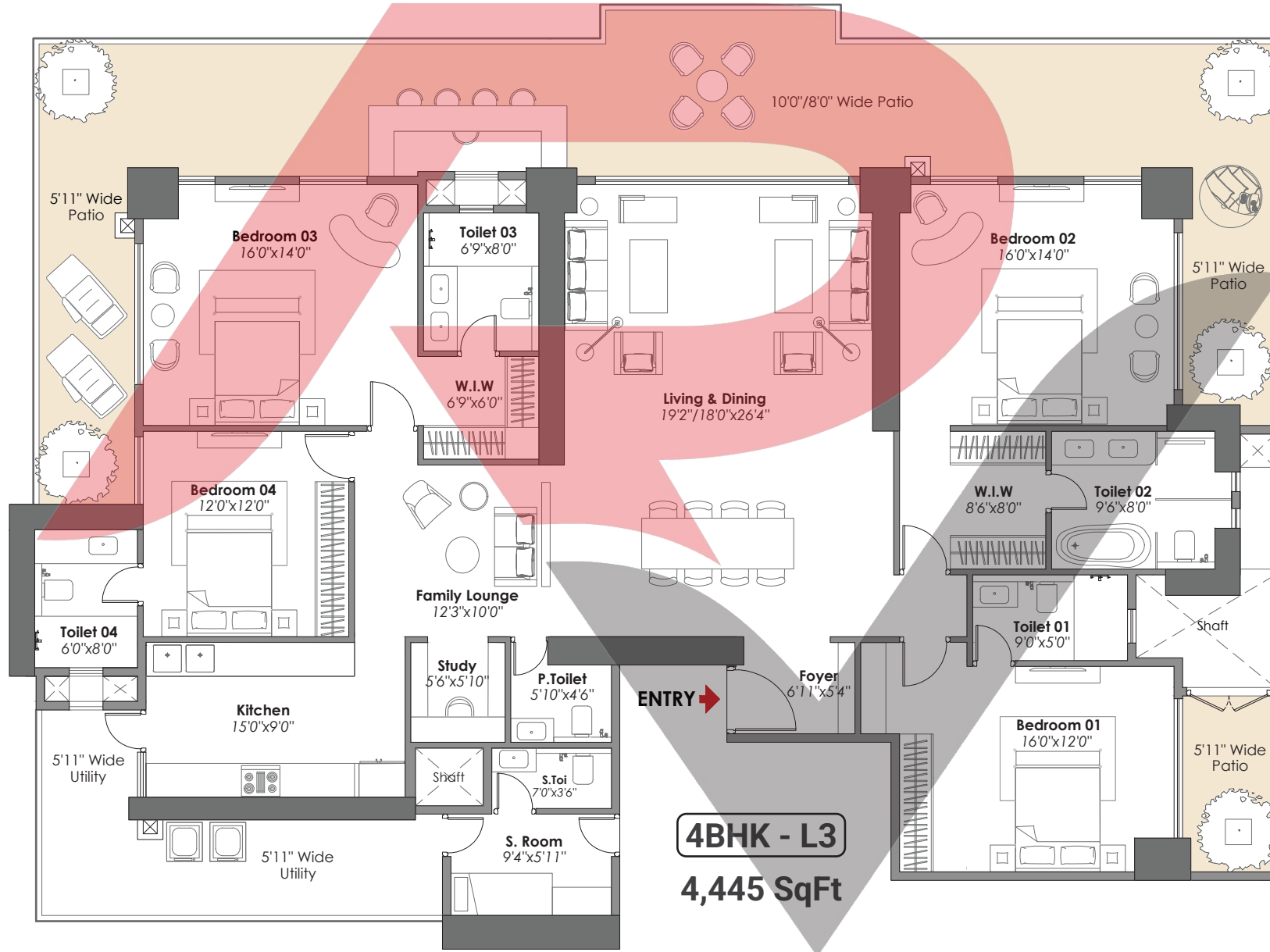
TYPICAL FLOOR PLAN



T9

(SECTOR-3)

TYPICAL FLOOR PLAN



HIGH-RISE PROJECT SPECIFICATIONS - ASPEN ICONIC

	Area	Flooring	Walls	Ceiling	Dado	Counter Top	Door	Windows/Glazing	Fitting & Fixtures	Electricals/HVAC/Security & Surveillance	Other Miscellaneous	
1	Living/Dining	Imported marble	Acrylic emulsion paint on POP punning/putty	Acrylic emulsion paint on POP punning with corner gypsum boxing false ceiling	-	-	-	-	-	Modular switches of noth west/crabtree/mk or equivalent make, copper wiring, ceiling fans in all rooms except toilets nd ceiling light fixtures in balconies. 100% DG power back up. Secured gated community with access control systems, CCTV in all areas. One intercom point in each apartment. Fire fighting system with sprinklers , smoke dector system etc as per nbc norms. VRV air conditioning system inside apartment excluding kitchen, toilet & S. room.	-	
2	Master Bedroom/Dress Room	Italian marble in 2 Master Bedroom with option to choose the colour scheme.	Acrylic emulsion paint finish	Acrylic emulsion paint on POP punning with corner gypsum boxing false ceiling	-	-	-	-	-		-	
3	Bedrooms	Laminted wooden flooring/Tiles	Acrylic emulsion paint finish	Acrylic emulsion paint on POP punning with corner gypsum boxing false ceiling	-	-	Main door: Polished solid core moulded skin door / flush doors. Internal doors: polish moulded skin doors/flush doors	Energy efficient double/Single glass, tinted /reflective/clear glass with upvc frames in all habitable areas. Single pinhead / tinted/clear glass in all toilets & utility rooms	-		-	
4	Utility Room/balcony/toilet	Standard make anti skid tiles	Oil bound paint finish and anti skid floor & tiles on the walls	Oil bound paint finish/Exterior grade paint	-	-			-		PREMIUM CP fittings & sanitaryware, Electric Water Closet	-
5	Kitchen	Marble/premium quality tiles	acrylic emulsion paint	Acrylic emulsion paint on ceiling/ Gypsum boxing false ceiling	Premium quality tiles 2ft above counters	Marble/ granite/ synthetic stone			-		Premium quality cp fittings and sink with drain board	Modular kitchen with hob, chimney, oven, microwave, dishwasher, refrigerator, washing machine of reputed manufacturer & make
6	Master Toilets/other toilets	Marble/premium quality tiles	Marble/ premium quality tiles/mirror	Acrylic emulsion paint on ceiling/grid ceiling	Premium quality tiles upto door height	Marble/ granite/ synthetic stone	-	Tower rail, toilet paper holder, robe hooks, single lever CP fittings, health faucet, wash basin & ewc	VRV air conditioning system inside apartment excluding kitchen, toilet & S. room.		Bath tub in master bed. Single lever fittings, CP fittings, wash basin, floor mounted/wall-hung WC of kohler/roca/duravit/parryware or equivalent make	
7	Front Balcony	Anti skid tiled floor	Exterior Grade Paint	Oilbound Paint Finish	-	-	-	-	-		-	
8	Rear Balcony	Anti skid tiled floor	Exterior Grade Paint	Oilbound Paint Finish	-	-	-	-	-		Air Purifier Technology	
9	Staircase & Lift Lobby	Stairs: Terrazo/mosaic tiles/marble/kota stone. Lift lobby floors: Combination of granite/marble/tiles	Enamel Paint & OBD	-	-	-	-	-	-		CPVC and UPVC piping for water supply inside the toilet & kitchen and in the vertical downtakes	

** Note: All the specification are subject to change and modification during the course of construction.



COME HOME TO THE ASPEN

Disclaimer: All information, images and visuals or sketches including landscaping shown in this advertisement are only an architect's impression, representative images, or artistic renderings and not to scale. Nothing contained herein intends to constitute a legal offer and does not form part of any legally binding agreement and/or commitment of any nature. The company endeavours to keep the information up to date and correct. Recipients/ viewers are advised to exercise their discretion in relying on the information shown/ provided and are requested to verify all the details, including area, amenities, services, terms of sales, payments, price, and other relevant terms independently with the sales team/ company, have a thorough understanding of the same and take appropriate advice prior to concluding any decision for buying any unit(s) in the project. www.wlcorp.com | HARERA No.: 7 of 2023 Dated: 12.01.2023 | License no. 91 & 92 of 2022. *1 Hect. = 2.471 Acres, 1 Acre = 4840 sq. yds. or 4046.86 sq. mtrs., 1 sq. mtr. = 10.764 sq.ft.