



expect the best



PROJECT DELIVERED

POSSESSION STARTED

REGISTRY OPEN



— Own your —  
dream home, Now!

Your dream home in the middle of serene 29 acres is ready for possession. Designed by internationally famed architect Nelson, Carnation Residency is the abode of choice for those who believe that only money doesn't essentially buy class. And vice versa. Simply put, this is a project that's not just open on four sides; it's a project that'll open up your mind to new possibilities!

# CARNATION RESIDENCY

Luxurious Lifestyle. Affordable Price.

sector 85 • new gurgaon

## Project highlights

**Ample Greens** - The greenery at Carnation is all about positive, bright, colourful, healthy and happy way of life. Here the whole landscape concept presents an infinite picture of perfection that will overwhelm your senses.



**24x7 Power Backup** - Forget power outage, with 24x7 power backup, that will be a thing of the past.



**Ultra Modern Facilities** - Give your evenings a fun twist poolside or at the club. Be it to socialise or just to have a quite time, the club will make your time magical.



**Convenient Shopping** - Enjoy a comfortable, convenient and uncluttered lifestyle at Carnation, with convenient shopping arcade that caters to all of your daily needs.



**Play School** - Give your kids practical and sound learning methodology and an environment which is designed to stimulate learning and development.



**24x7 Security** - Sleep peacefully knowing that your family and home are in safe hands.



**Dedicated Car Parking** - For the ultimate in time saving, security and convenience, an exclusive parking area is available inside the project.

## When convenience meets cool quotient - Club Harbor

- Badminton court ● Function hall ● Amphitheater ● Swimming pool ● Gym ● Nursery school ● Primary school
- Library ● Facility management system ● Open parking spaces



Spread over sprawling plush green landscape, Club Harbor offers you state-of-the-art recreations under one roof. The picturesque location and interiors of the club will take your breath away. Take a refreshing dip in the world class swimming pool, play tennis or just enjoy delicious cuisines. An ultra modern gymnasium and squash court will be all that you need to beat the stress and relax your nerves. And after an exhaustive game enjoy a relaxing spa and sauna treatment at the bath facility. Club Harbor will be a place to charge yourself for the challenges of tomorrow.

## Locational delight

- CLOSE TO PROPOSED METRO ● 300 HAPPY FAMILIES ALREADY LIVING ● CLOSE PROXIMITY TO NH-8
- CLOSE PROXIMITY TO AIRPORT ● WELL CONNECTED TO DWARKA EXPRESSWAY ● NEAR TO THE HYATT REGENCY



## We Are Privileged To Have Valuable Partners For Invaluable Progress.

- Passenger lifts from Hyundai 
- Power back up by Sudhir gensets 
- State-of-the-art Club Harbor 
- Children's play area by OK Play 
- LT panel by Sudhir 
- School from Vedanga 
- Hot water in each apartment through solar panels by Tata 

# Master Plan

Design & landscape by international architect - NELSON.



## LEGEND









- CHILDREN'S PLAY AREA
- TENNIS COURT
- SCHOOL
- E.W.S
- CONV. SHOPPING SERVICES
- Aster Court premier
- Camation
- Aster Court
- VILLA
- CLUB HOUSE

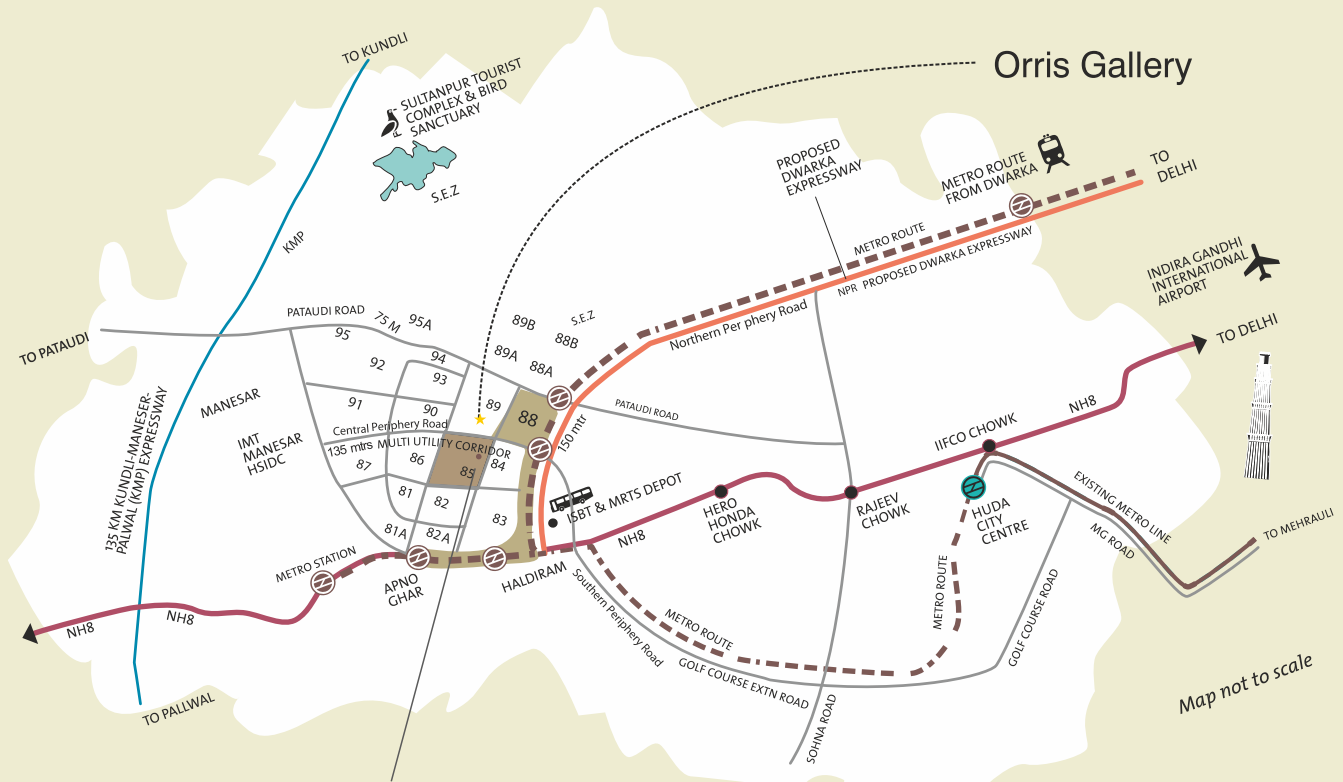
# Perfect Home at the perfect location



Imagine 29 acres of vast greens. And your dream home in the middle of it. Four side open, airy, towering and with a view that's simply breathtaking! From design to construction and operation, the buildings in this fabulous project are as magnificent as the landscape. To top it all off, a price that will make you jump with glee! That's the magic of the Carnation Residency, an offering from Orris.

The Carnation Residency, located at Sector 85, New Gurgaon is just a stone's throw away from NH-8. 2 km to be exact. Not just that, it's also rather close to the Dwarka Expressway, Pataudi Road and Manesar.

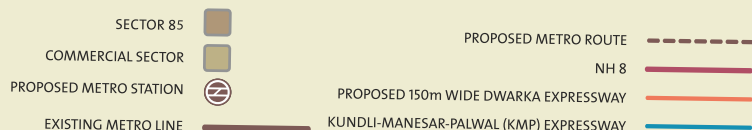
-  Adjacent to the proposed metro station & ISBT
-  3 minutes drive and direct connectivity from NH-8
-  30 minutes drive from Dhaula Kuan
-  3 Km from operational Hyatt Regency
-  75mtr wide road connecting the condominiums directly from NH-8
-  Close proximity to Dwarka ExpressWay/KMP expressway/Manesar/IGI & Domestic airport
-  More than 300 families already living in the location
-  Close proximity to SEZ



## CARNATION RESIDENCY

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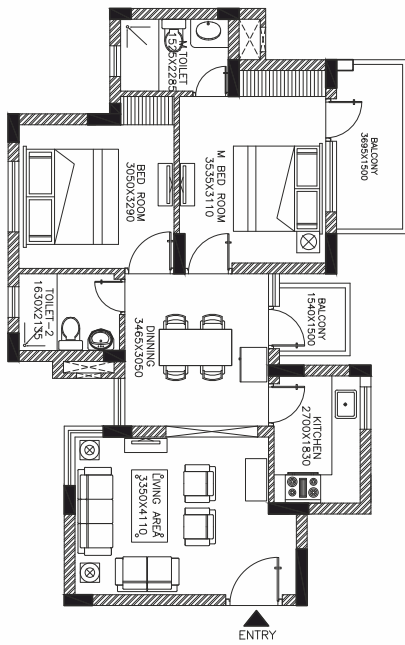
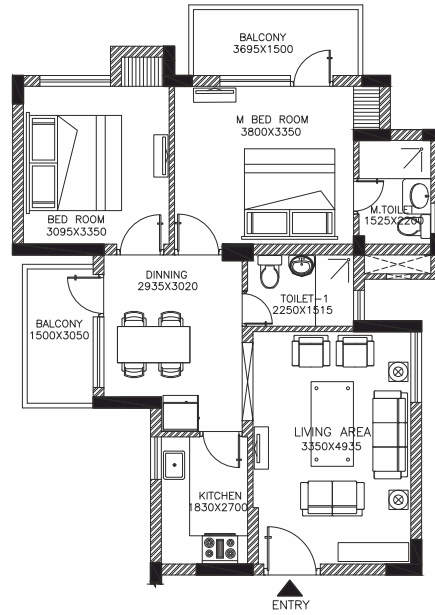
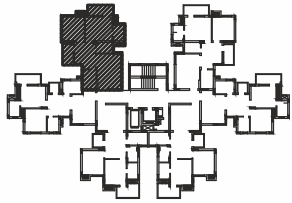
sector 85 • new gurgaon



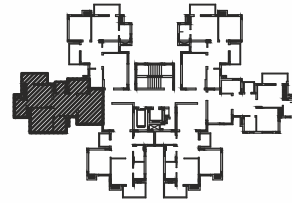
# Specifications For Carnation Residency

LOCATION	FLOOR	WALLS	CEILING	DOORS	WINDOWS	IRONMONGERY	OTHERS
Living Dining	Vitrified Tiles	Acrylic Washable Distemper	Acrylic Washable Distemper	Flush Door With Hardwood Frame	Aluminium Frame And Glazing	Stainless Steel/ Handles & Latches	Modular Type Switches & Sockets, Copper Wiring
Bedrooms	Vitrified Tiles	Acrylic Washable Distemper	Acrylic Washable Distemper	Flush Door With Hardwood Frame	Aluminium Frame And Glazing	Stainless Steel/ Handles & Latches	Modular Type Switches & Sockets, Copper Wiring
Toilets	Antiskid Ceramic Floor Tiles	Combination Of Ceramic Tiles & Acrylic Washable Distemper	Acrylic Washable Distemper	Flush Door With Hardwood Frame	Aluminium Frame And Glazing	Stainless Steel/ Handles & Latches	White Sanitary Fixtures & C.p. Fittings
Kitchen	Vitrified Tiles	Combination Of Ceramic Tiles & Acrylic Washable Distemper	Acrylic Washable Distemper	Flush Door With Hardwood Frame	Aluminium Frame And Glazing	Stainless Steel/ Handles & Latches	Indian Marble Counter With Stainless Steel Sink
Balconies	Vitrified Tiles	Exterior Emulsion Paint And Ms Railing Finished With Synthetic Enamel Paint	Acrylic Washable Distemper	Flush Door With Hardwood Frame		Stainless Steel/ Handles & Latches	
Common Passage	Indian Marble	Acrylic Emulsion Paint	Acrylic Emulsion Paint				
Main Staircase	Indian Stone (Risers & Treads)	Acrylic Emulsion Paint With Ms Balusters Finished With Synthetic Enamel Paint & Handrail	Acrylic Washable Distemper				
Amenities	24x7 Power Back-up, Fire Alarm, Intercom At Security Gate And At Tower Entry. DTH Services With Telephone Point In Each Flat. Community Hall, Jogging Track & Kids Play Area.						
Structure	Earthquake Resistant RCC Framed Structure						
External Development/ Landscape	Swimming Pool, Deck With Metal Trellis, Children's park & Main Entrance Plaza						
Lift	One Passenger & One Service Lift In Each Tower.						

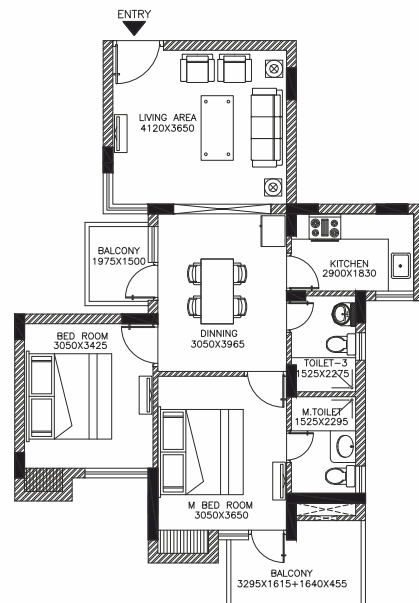
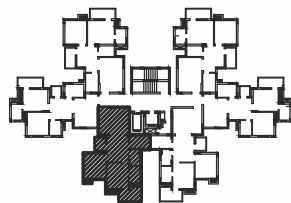
CARNATION  
2BHK Type A: 1115 Sq.ft.  
Tower 2C & 2D



CARNATION  
2BHK Type B: 1075 Sq.ft.  
Tower 2C & 2D



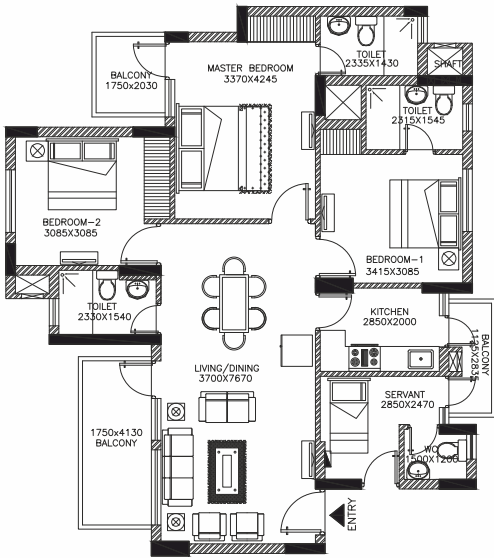
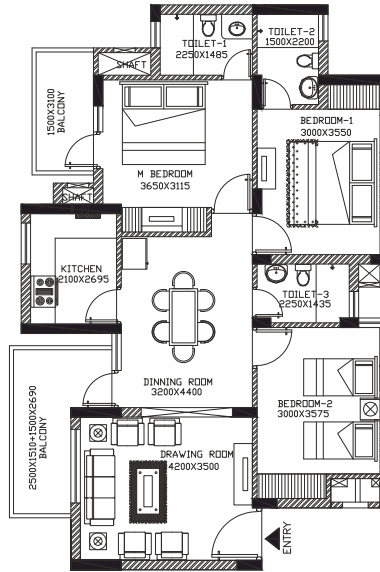
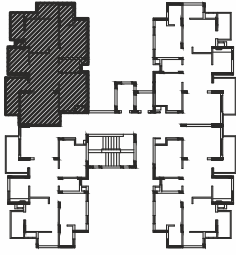
CARNATION  
2BHK Type C: 1115 Sq.ft.  
Tower 2C & 2D



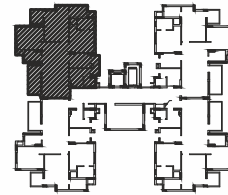
1 sq.ft. = 304.8 mm

## Typical Floor Plans

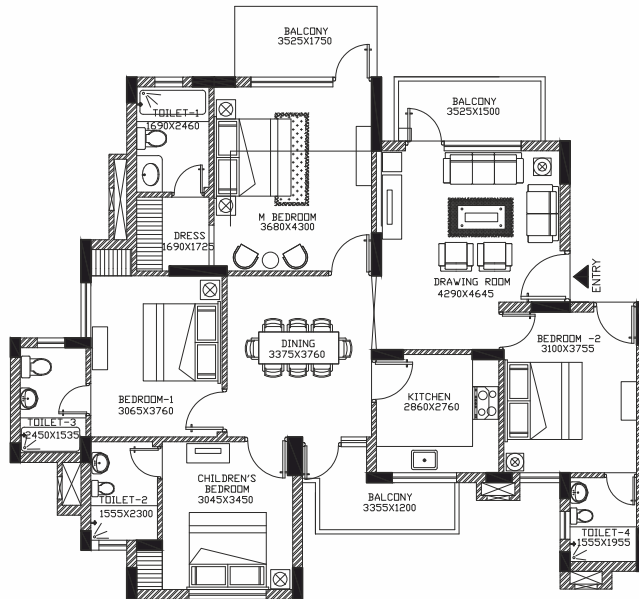
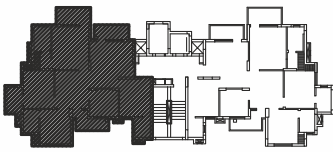
**CARNATION**  
**3BHK**  
 1485 Sq.ft. Tower 3A, 3B, 3C & 3D  
 1475 Sq.ft. Tower 3G & 3H



**CARNATION**  
**3BHK + S** 1645 Sq.ft.  
 Tower 3E & 3F



**CARNATION**  
**4BHK** 1975 Sq.ft.  
 Tower 4A, 4B, 4C, 4D, 4E & 4F



1 sq.ft. = 304.8 mm

## Typical Floor Plans

## About Us

Orris is an extraordinary plant that radiates an enchanting fragrance, not only in flower but root as well. Taking a cue from this amazing plant, Orris permeates excellence in a wide spectrum of services; led by the single aim of service beyond expectations. While Orris' core expertise lies in real estate, the company has forayed into different verticals like Energy, Hospitality, Golf and Education. The company is poised to bring about a paradigm shift in the way quality is perceived, setting high benchmarks in every sphere.

### DELIVERED PROJECTS

#### CARNATION RESIDENCY

Luxurious Lifestyle. Affordable Price.

sector 85 • new gurgaon

#### *Floreal Towers*

sector 83 • new gurgaon

### ON GOING PROJECTS

**THE BLUE  
LAGOON**  
Enchanting Life

*Orris*  
**greenbay**  
GOLF VILLAGE  
Plot No.TS-06, Sector -22D, Yamuna Expressway

*Orris*  
**ASTER COURT**  
*premier*  
discerning lifestyle for a select few  
sector-85 • new gurgaon

**CURI CITY**  
Plot No. TS 2, Sector 22 D, Yamuna Expressway

  
**CORINTHIA**

  
**WOODVIEW**  
RESIDENCES  
A PROJECT BY ORRIS INFRASTRUCTURE PVT. LTD.  
SECTOR 85, NEW GURGAON

  
**greenopolis** Sector 89,  
New Gurgaon

  
**ASTER COURT**  
the essence of elite living  
sector 85 • new gurgaon

### UPCOMING PROJECTS

*Orris* **THE  
VILLAS33**  
SECTOR 85, NEW GURGAON

  
**THE  
SQUARE**  
A Lifestyle hub by Orris  
NH-8, Sector - 90, New Gurgaon

**Panache**  
OFFICE CUM RETAIL SPACE  
Sector 82-A, Gurgaon

## ORRIS INFRASTRUCTURE PVT. LTD.

REAL ESTATE | ENERGY | HOSPITALITY | GOLF | EDUCATION

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