

MaxX

LUXURY
LIFESTYLE
AMENITIES

THE LARGEST TOWNSHIP OF WESTERN SUBURBS

MaxX Sunteck World NAIGAON



ENJOY THE MaxX COMFORTS



SUNTECK MALL & PROMENADE

*ARTIST'S IMPRESSION



*ARTIST'S IMPRESSION

HIGH STREET



REFERENCE IMAGE

HYPERMARKET



REFERENCE IMAGE

ENTERTAINMENT & MULTIPLEX ZONE

PROPOSED DEVELOPMENT



REFERENCE IMAGE

HEALTHCARE



REFERENCE IMAGE

CRÈCHE



REFERENCE IMAGE

SCHOOL

LIVE THE **MaxX** LIFE

150 acres
approx. land parcel

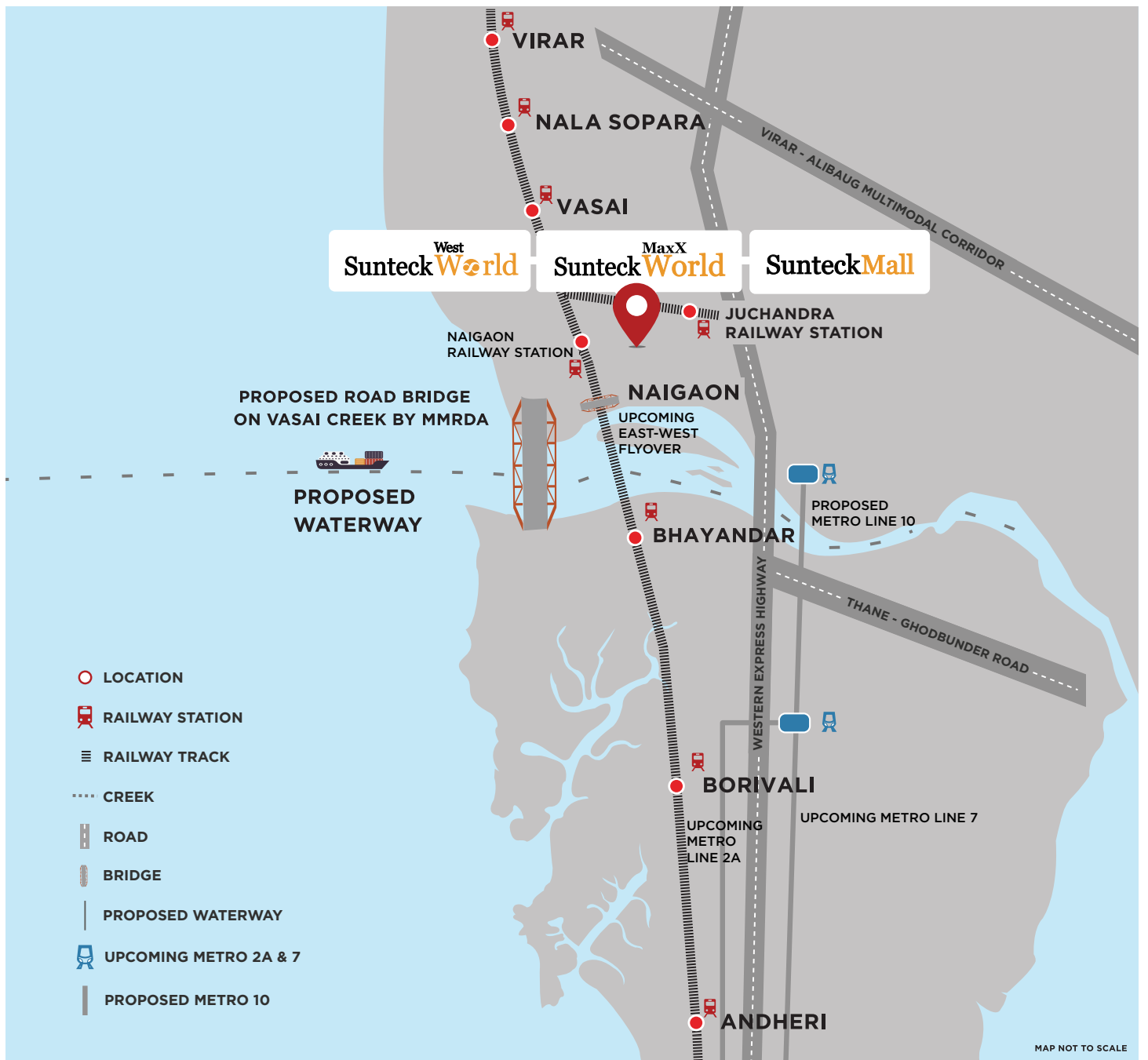
15 acres
approx. development

10.2 acres
approx. green landscape area

23
Storeys

1,2 & 3
Premium Bed Residences





EASY CONNECTIVITY



5 MINS

by road from Naigaon Railway Station



5 MINS

by walk from Juchandra Railway Station (Central Line)



20 MINS

from Borivali via Western Express Highway



THE EAST-WEST BRIDGE

Connecting Naigaon East to Naigaon West



UPCOMING METRO

Proposed Metro 2A, 7 & 10 will provide excellent connectivity



BHAYANDAR-NAIGAON SEA LINK

Stretching over 5 kms with six-lanes, it will connect with the Mumbai-Ahmedabad National Highway No. 48



VIRAR - ALIBAUG MULTIMODAL CORRIDOR

With an aim to provide connectivity between MMR and Alibaug, the MMRDA has proposed phase-I construction from Navghar (in north MMR near Vasai-Virar) to Balavali (near NH17).



*ARTIST'S IMPRESSION



Grand Clubhouse

*ARTIST'S IMPRESSION



**Waterside
Yoga Garden**

REFERENCE IMAGE



**Senior Citizen
Seating**

REFERENCE IMAGE



Swimming Pool

REFERENCE IMAGE

**50+
AMENITIES**



Kids Play Area

REFERENCE IMAGE



Fitness Zone

REFERENCE IMAGE



Multipurpose Hall

REFERENCE IMAGE



Amphitheatre & Skating Rink

*ARTIST'S IMPRESSION

REFERENCE IMAGES

- Central Park with Cricket Pitch
- Fitness Zone
- Nest Pavilion
- Maze
- Amphitheatre
- Waterside Yoga Garden
- Bridge Walk
- Viewing Pavilion

- Grand Clubhouse
- Barbeque Pavilion
- Swimming Pool
- Tennis Court
- Party Lawn
- Table Tennis Court
- Mini Forest
- Badminton Court

- Botanical Garden
- Informal Seating
- Birds Pavilion
- Senior Citizens' Shaded Sit-out
- Kids Play Area
- Sand Pit
- Floral Garden
- + Many More**

THE LARGEST TOWNSHIP OF WESTERN SUBURBS



MAP NOT TO SCALE

ABOUT SUNTECK

- Sunteck Realty Limited (SRL) is the **fastest growing** Mumbai-based real estate development company.
- Sunteck is amongst the **top 5 listed real estate** companies on NSE and BSE.
- Sunteck holds one of the **strongest balance sheets** with almost **negligible debt** levels and visible cash flows.
- SRL focuses on a city-centric development portfolio of about **30 million square feet** spread across **25 projects** at various stages of development.
- Sunteck's presence across the spectrum is **differentiated** by Uber Luxury, Ultra Luxury, Premium Luxury & Aspirational Luxury segments.
- SRL's **flagship project Signature Island** in Bandra-Kurla Complex (BKC) is home to some of the most renowned head honchos of leading financial institutions, corporates, global conglomerates and renowned celebrities.



SIGNIA ISLES
OC RECEIVED

SIGNATURE ISLAND
OC RECEIVED

SIGNIA PEARL - BKC
RERA NO: P51800007921

Sunteck



Site Address: Sunteck MaxXWorld, Naigaon East, Tivri, Maharashtra - 401208, India.
Corporate Office: Sunteck Centre, 5th Floor, 37 - 40 Subhash Road, Vile Parle (E), Mumbai - 400 057, India.

MAHARERA REGN. NO.: P99000024072 | P99000024080 | P99000024111 | P99000024173. DETAILS AVAILABLE AT <https://maharera.mahaonline.gov.in>
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