Concept & Design: august communications

A PROJECT BY

conscient | MMX INFRASTRUCTURE

Now, live more everyday.
Pick a new game. Hit a new high.
Push your limits. Explore life a little more everyday.
Play more. Live more.
*All images are artistic conceptualisation and do not purport to replicate the exact products.

Ask more of yourself.
Pedal your sleep away.
Race the rising sun.
Get breathless. Get zen.
Push your body and soul a little more everyday.
Cycling Track
90% Open Area
Jogging Track
Gymnasium
Floodlit Football Field

More power to your backhand.
Love all. Let it loose.
Give a set. Win the game.
Raise your bets a little more everyday.
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Tennis Courts
Meditation Court
Garden Court
Kids Play Area

Life is more than your job.
A league of your own.
Fancy footwork.
Slam dunk. You're a star.
Beat your own score a little more everyday.
Basketball Courts
Large Swimming Pool
Squash Courts
Table Tennis

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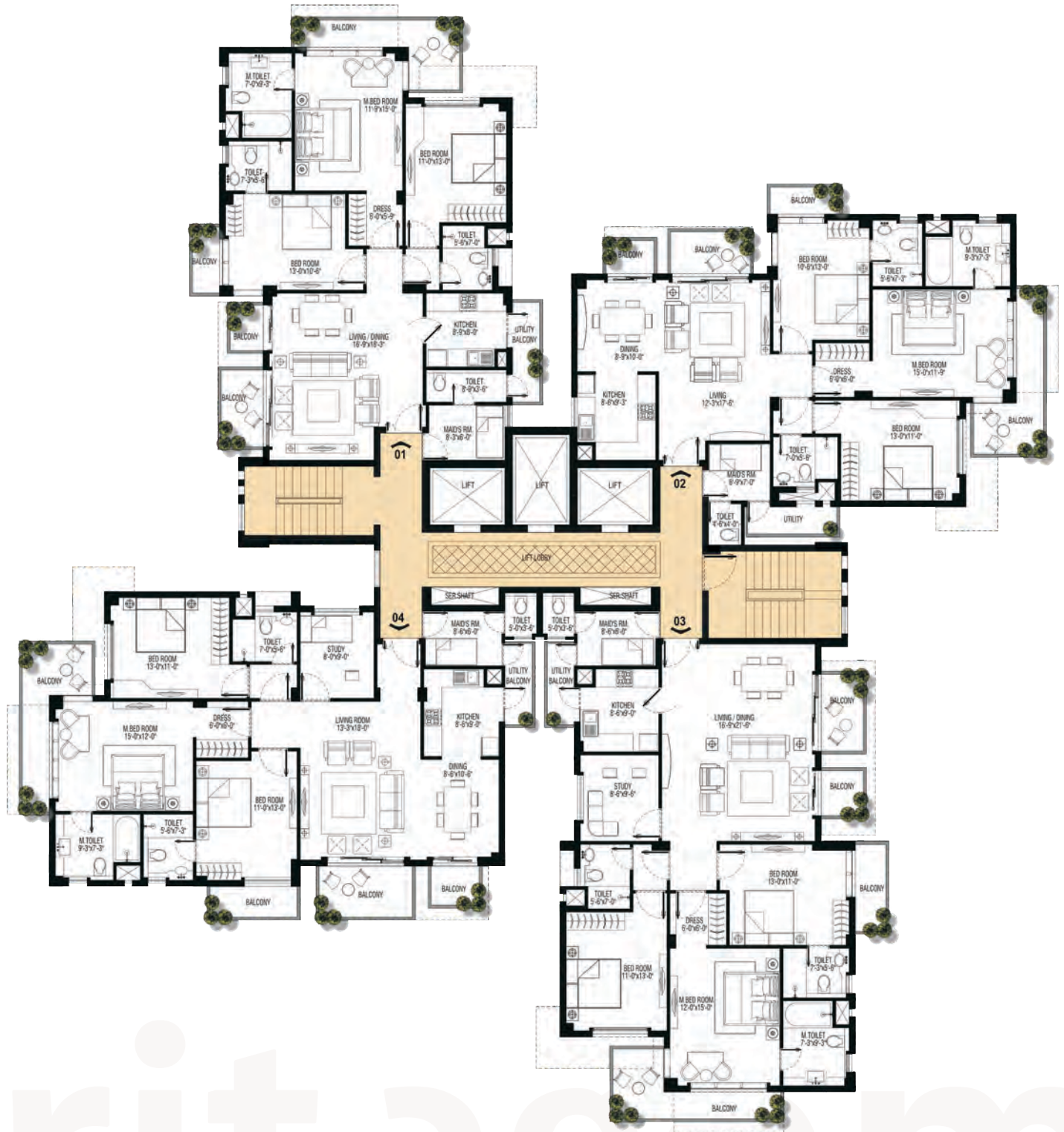
SPORTS LIFESTYLE RESIDENCES

TOWER LAYOUT
A, B, C & D



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SPORTS LIFESTYLE RESIDENCES

UNIT LAYOUT
3BHK APARTMENTS

3 BEDROOMS | LARGE LIVING & DINING SPACE
KITCHEN | SERVANTS ROOM

TOWER - A, B, C & D
UNIT - 01 PLAN (EVEN FLOORS)
SIZE - 1931 SQ. FT.

TOWER - A, B, C & D
UNIT - 02 PLAN (EVEN FLOORS)
SIZE - 1942 SQ. FT.

TOWER - A, B, C & D
UNIT - 01 PLAN (ODD FLOORS)
SIZE - 1931 SQ. FT.

TOWER - A, B, C & D
UNIT - 02 PLAN (ODD FLOORS)
SIZE - 1942 SQ. FT.

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SPORTS LIFESTYLE RESIDENCES

UNIT LAYOUT

3BHK APARTMENTS + STUDY

3 BEDROOMS | STUDY | LARGE LIVING & DINING SPACE | KITCHEN | SERVANTS ROOM

TOWER - A, B, C & D
UNIT - 03 PLAN (EVEN FLOORS)
SIZE - 2149 SQ. FT.

TOWER - A, B, C & D
UNIT - 04 PLAN (EVEN FLOORS)
SIZE - 2149 SQ. FT.

TOWER - A, B, C & D
UNIT - 03 PLAN (ODD FLOORS)
SIZE - 2149 SQ. FT.

TOWER - A, B, C & D
UNIT - 04 PLAN (ODD FLOORS)
SIZE - 2149 SQ. FT.

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- AC in Living Room
- Large Balcony
- Imported Marble Floor

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SPORTS LIFESTYLE RESIDENCES

TOWER LAYOUT - E

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SPORTS LIFESTYLE RESIDENCES

UNIT LAYOUT
4BHK APARTMENTS

4 BEDROOMS | LARGE LIVING & DINING SPACE
KITCHEN | SERVANTS ROOM | LARGE BALCONIES

TOWER - E
UNIT - 01 PLAN (EVEN FLOORS)
SIZE - 2554 SQ. FT.

TOWER - E
UNIT - 02 PLAN (EVEN FLOORS)
SIZE - 2554 SQ. FT.

TOWER - E
UNIT - 01 PLAN (ODD FLOORS)
SIZE - 2554 SQ. FT.

TOWER - E
UNIT - 02 PLAN (ODD FLOORS)
SIZE - 2554 SQ. FT.

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SPORTS LIFESTYLE RESIDENCES

TOWER LAYOUT - F

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SPORTS LIFESTYLE RESIDENCES

UNIT LAYOUT
4BHK APARTMENTS

4 BEDROOMS | LARGE LIVING & DINING SPACE
KITCHEN | SERVANTS ROOM

TOWER - F
UNIT - 01 PLAN (EVEN FLOORS)
SIZE - 2860 SQ. FT.

TOWER - F
UNIT - 02 PLAN (EVEN FLOORS)
SIZE - 2860 SQ. FT.

TOWER - F
UNIT - 01 PLAN (ODD FLOORS)
SIZE - 2860 SQ. FT.

TOWER - F
UNIT - 02 PLAN (ODD FLOORS)
SIZE - 2860 SQ. FT.

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90% OPEN AREA.

A COMPLETE LIFESTYLE WITHIN.

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Air-conditioned Club with multiple facilities- Banquet Hall with Café, Indoor Multi Game Court , Gymnasium, Pool Table, Sports Arena, Roof Garden, Garden Court Convenience Shops

Floodlit Football Field

Multiple sports facilities with separate Cycling and Jogging Track, Basketball Courts, Tennis Courts and Table Tennis

Large Swimming Pool and Kids Pool

Children's fun packed play area with multiple slides

Beautifully Landscaped Gardens with Fountains, Meditation Courts, Ampitheatre, Cabanas and Pavillions

MASTER PLAN

N

LEGEND

TOWERS A, B, C & D

- UNIT 1 - 3BHK + SERVANT ROOM
- UNIT 2 - 3BHK + SERVANT ROOM
- UNIT 3 - 3BHK + STUDY + SERVANT ROOM
- UNIT 4 - 3BHK + STUDY + SERVANT ROOM

TOWER E

- 4BHK + SERVANT ROOM

TOWER F

- 4BHK + SERVANT ROOM

01 AIR-CONDITIONED CLUB WITH MULTI PURPOSE FACILITIES

- BANQUET HALL WITH CAFÉ
- INDOOR MULTI GAME COURT
- SQUASH COURTS
- GYMNASIUM
- POOL TABLE

02. SWIMMING POOL
03. GRAND ENTRANCE COURT
04. FLOODLIT FOOTBALL FIELD
05. SPORTS ARENA
06. ROOF GARDEN
07. CYCLING TRACK
08. JOGGING TRACK
09. KIDS PLAY AREA
10. GARDEN COURT
11. MEDITATION COURT
12. AMPHITHEATRE
13. CENTRAL COURTYARD/ FOUNTAIN PAVILLION
14. CONVENIENCE SHOPS
15. EWS (G + 5)

Stay more
connected.
Heritage Max is strategically located in Sector 102, Gurgaon, on the 150m wide proposed Dwarka Expressway and also has easy access from National Highway 8. It's just a 15 min drive from Indira Gandhi International Airport. Delhi Metro is also expected to run parallel to the Expressway very soon.
◎ Located on the proposed Dwarka Expressway ◎ Proximity to NH-8 ◎ Proximity to IGIA

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A PROJECT BY conscient & MMX
Not to scale
N
DELHI BORDER
DELHI 'S RESERVED GREEN ZONE
conscient ONE
Sec - 109, Gurgaon
99M ROAD
Sec. 102
Sec. 107
Sec. 108
Sec. 115
Sec. 114
Sec. 103
Sec. 106
Sec. 109
Sec. 112
Sec. 113
Sec. 99
Sec. 104
Sec. 105
Sec. 110
Sec. 110A
Sec. 111
Sec. 101
Sec. 100
Sec. 14
GOLF COURSE*
HOTEL PARK PLAZA
SEC. 13
SEC. 12
SEC. 10
SEC. 10
DWARKA
SEC. 19
SEC. 8
SEC. 2
SEC. 1
SEC. 21
IGI AIRPORT
RESIDENTIAL AREA
PALAM VIHAR
PALAM VIHAR ROAD
ANSAL PLAZA
COLUMBIA ASIA HOSPITAL
OLD DELHI GURGAON ROAD
OLD DELHI GURGAON ROAD
KAPASHERA CROSSING
CENTAUR HOTEL
DELHI CANTT.
Proposed ISBT
GURGAON CITY
NH 8
MARUTI UDYOG
IFFCO CHOWK
NH 8
SHANKAR CHOWK
NH 8
NH 8
TOLL PLAZA
HERO HONDA CHOWK
RAJIV CHOWK
IFFCO CHOWK METRO STATION
CYBER CITY
HUDA CITY CENTRE
CYBER PARK
SOUTH DELHI
SIKANDARPUR METRO STATION
MEGA MALL
SUSHANT LOK
SEC. 23
SEC. 27
heritage ONE
The Palm Springs Plaza
DLF CITY PHASE - V
LOCATION MAP

SPECIFICATIONS

Living/ Dining Room

Living and Dining room fitted with split AC, Plaster of Paris walls and ceiling painted with Acrylic Emulsion Paint. Imported marble flooring, doors made of moulded/ flush door shutters with paint/polish, external doors of UPVC/ Aluminum. Windows of UPVC/ Aluminum frames and shutters.

Master Bedroom/ Other Bedrooms

Bedrooms fitted with split AC, Plaster of Paris walls and ceiling painted with Acrylic Emulsion Paint. Complete wooden laminated flooring, doors made of moulded/ flush door shutters with paint/polish, external doors of UPVC/ Aluminum. Windows of UPVC/ Aluminum frames and shutters.

Kitchen

Modular kitchen with hob and chimney, floor/counters/walls featuring combinations of Granite, Marble and Vitrified/ Ceramic Tiles. Single Bowl Stainless steel sinks with Drain-board. Doors made of moulded/ flush door shutters with paint/polish, external doors of UPVC/ Aluminum. Windows of UPVC/ Aluminum frames and shutters.

Balconies/ Terraces

Walls/Ceiling painted in Weather-proof paint and floors fitted with Anti-Skid tiles. Doors made of moulded/ flush door shutters with paint/polish, external doors of UPVC/ Aluminum. Windows of UPVC/ Aluminum frames and shutters.

Toilets

Walls and floors with a blend of Ceramic and Vitrified tiles, ceiling in Acrylic Emulsion Paint. Chinaware and Single lever C.P. Fittings. Wash basin in matching shades and colours.

Common Facilities

Air-conditioned Club with multiple facilities- Banquet Hall with Café, Multi Game Court Indoor Basketball Court/ Indoor Volleyball Court), Squash Courts, Gymnasium, Pool Table, Outdoor Basketball Courts, Tennis Courts, Swimming Pool, Grand Entrance Court, Floodlit Football Field, Sports Arena, Roof Garden, Cycling Track, Jogging Track and Kids Play Area

Beautifully landscaped gardens with Fountains, Meditation Courts, Amphitheatre, Cabanas and Pavillions, Central Courtyard, Fountain Pavillions and Convenience Shops

Perimeter security with CCTV, Smart-Card Access and Intercom Link from the main gate to each apartment

24 hours Full Power-backup with concealed copper wiring and modular plate-switches

High-Speed passenger lift in each block and lift lobby fitted with imported vitrified tiles and marbles

Well appointed Air Conditioned Entrance Lobby

Disclaimer: This does not constitute a legal offer. All site plans, floor plans, layout plans, areas, dimensions, prices and specifications etc. are subject to change till final completion of the project. Soft furnishing, cupboards, furniture and gadgets are not part of the offering. All images are an artistic conceptualisation and do not purport to replicate the exact products.

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PAYMENT PLAN

DOWN PAYMENT PLAN [12% Rebate on 80% of BSP]

S. NO.	LINKED STAGES	PAYMENT TOWER A (4 BHK+SR), TOWER B (3 BHK+SR) & TOWER C (3 BHK+SR)
1.	On Booking	15% of BSP
2.	Within 60 Days of Booking	80% of BSP + 100% PLC + Car parking Less Down Payment Rebate +100% EDC & IDC
3.	On Receipt of Occupation Certificate	5% of BSP + IFMS + CMRC + SD + RC

INSTALLMENT - PAYMENT PLAN

S. No.	LINKED STAGES	PAYMENT
1.	On Booking	6Lakhs (3BHK+SR) / 7Lakhs (3BHK+Study+SR) / 8Lakhs (4BHK+SR) / 10Lakhs (4BHK+SR)
2.	Within 45 Days of Booking	15% of BSP Less Booking Amount
3.	Within 90 Days of Booking	10% of BSP
4.	On Start of Excavation	5% of BSP
5.	On Completion of Final Basement Roof Slab	7.5% of BSP + 25% EDC & IDC
6.	On Completion of 1st Floor Roof Slab	7.5% of BSP + 25% EDC & IDC
7.	On Completion of 3rd Floor Roof Slab	7.5% of BSP + 25% EDC & IDC
8.	On Completion of 6th Floor Roof Slab	7.5% of BSP + 25% EDC & IDC
9.	On Completion of 9th Floor Roof Slab	5% of BSP + 50% PLC
10.	On Completion of 12th Floor Roof Slab	5% of BSP + 50% PLC
11.	On Completion of 15th Floor Roof Slab	5% of BSP + 50% CPC
12.	On Completion of 18th Floor Roof Slab	5% of BSP + 50% CPC
13.	On Completion of 21st Floor Roof Slab	5% of BSP
14.	On Completion of 24th Floor Roof Slab	5% of BSP
15.	On Completion of Top Floor Roof Slab	5% of BSP
16.	On Intimation of Possession	5% of BSP+IFMS +CMRC+SD+RC

NOTE:

1. Club Membership Registration Charges (CMRC) as applicable for an apartment payable additionally with last installment.
2. External Development Charges (EDC) and Infrastructure Development Charges (IDC) include interest and other incidental charges thereon as presently applicable, but does not include any future upward revision by the Haryana Government, which shall be payable at that time by the Applicant/Flat Allottee
3. Interest Free Maintenance Security (IFMS) applicable is Rs. 100/- per sq. ft. payable additionally with last installment.
4. Stamp Duty (SD) and Registration Charges (RC) shall be payable with the last installment based on prevailing rates at that time .
5. Cheque(s)/ Demand Draft(s) should be made in favour of 'Dreamhome Infrastructure Pvt. Ltd.'.
6. The above Prices/ Payment Plans are subject to revision/withdraw at any time without prior notice at the sole discretion of the Company.
7. Third party charges including Govt. charges and taxes, shall be extra and will be demanded as and when applicable.
8. Administrative charges (if applicable), shall be extra and will be payable at the time of possession.
9. Stage for each installment shall pertain to stage for the respective Tower.
10. Service Tax (ST) shall be applicable on BSP, CPC, PLC and CMRC (on applicable rates).
11. Service Tax (ST) is calculated at prevalent rate; incase of any future revision in the ST rate or/ and addition in variable(s), the same would be levied, accordingly.
12. The above mentioned payment plan supercedes all /any other communication/understanding, by the company.

* 10.76 Square Feet = 1 Square Meter.
* 1 Foot = 0.3048 Meter

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PRICE LIST

BASIC SALE PRICE (BSP)	As applicable
EXTERNAL DEVELOPMENT CHARGES (EDC)	As applicable
INFRASTRUCTURE DEVELOPMENT CHARGES (IDC)	As applicable
PREFERENTIAL LOCATION CHARGES (PLC)	As applicable
CAR PARKING CHARGES (CPC) 1) 3BHK: 1 (One) Covered Parking Mandatory 2) 4BHK: 2 (Two) Covered Parking Mandatory	As applicable
CLUB MEMBERSHIP REGISTRATION CHARGES (CMRC)	As applicable
INTEREST FREE MAINTENANCE SECURITY (IFMS)	₹100/- per Sq. Ft
BOOKING AMOUNT	As applicable

S. No.	PLC Attributes	PERCENTAGE (%)
1.	Central Courtyard/ Fountain Pavilion	4.50
2.	Club/ Pool	4.00
3.	Grand Entrance court	2.00
4.	Corner	2.00
5.	Football Field/ Garden Court	1.50
6.	Sports Arena	1.50
7.	Roof Top Garden	1.50
8.	Meditation Court	1.50
9.	Amphitheatre	1.50
10.	Ground Floor	4.00
11.	First Floor	3.00
12.	Second Floor	2.00
13.	Third Floor	1.00
14.	Floor Below Top Floor	1.00
15.	Top Floor/ Pent House	3.00

NOTE:

1. Prices prevailing at the time of application for booking shall be applicable.
2. External Development Charges (EDC) and Infrastructure Development Charges (IDC) shall include interest and other incidental charges thereon as presently applicable, but does not include any future upward revision by the Haryana Government, which shall be payable at that time by the Applicant flat Allottee.

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**BE AWARE, BE CONSCIOUS,
BE COMPOSED, BE SINCERE,
BE VERSED, BE ENLIGHTENED,
BE CONSCIENT.**

conscient
wherevaluemeetsvalues

The Conscient Group is founded on the four cornerstones of Corporate Conscience, Quality & Delivery, Design Benchmarking and Value to Consumers. Today, Conscient is a name that epitomizes soulful living where intellect, actions, and fortitude align to deliver world-class real estate projects across India. Backed by over 30 years of exceptional real estate experience with more than 10,000 homes delivered in NCR, Conscient is a leading name in the real estate industry. Several recent projects like Heritage One (Gurgaon), Infiniti Bay (Goa) and Arborea (Dehradun) clearly demonstrate the difference we are making to the Indian real estate industry. A progressive and all-embracing organization is what we aspire to nurture while fulfilling responsibilities and accomplishing milestones.

MMX
INFRASTRUCTURE

MMX is a real estate venture from the promoters of Micromax Mobile. The objective is to make the experience of owning real estate a unique value proposition with our prime focus on thinking and delivering differentiation, inclination towards value for money offering and customer oriented business strategies.

This residential project is a way to realize the vision to become a lovable and respected company on the Indian real estate horizon and become a brand worthy of the trust of our customers.