



Artistic Image

### LOCATION ADVANTAGES

- Near Pataudi Road. • Near National Highway 8 (width: 150m/60m) • Near Sector 21, Dwarka Metro Station, connecting to the blue line. • Near Mehrauli-Gurugram road • In close proximity to movie theatres, schools and hospitals. • Near Delhi through NPR • Near Delhi International Airport through NPR • Near NH8, Hero Honda Chowk • 1 Km from existing Sector 9 and 10 of Gurugram.

Size	Unit Type	No. of Units	Carpet Area (sq.ft.)	Balcony Area (sq. ft.)*	Total Cost	Application Money (5%)	Allotment (20%)
2 BHK	T1	346	552.360	79.653	Rs. 2249267.600	Rs. 112463.380	Rs. 449853.519
2 BHK	T2	346	585.944	79.545	Rs. 2383547.252	Rs. 119177.362	Rs. 476709.450
2 BHK	T3	346	519.229	79.653	Rs. 2116742.463	Rs. 105837.123	Rs. 423348.492
2 BHK	T4	336	596.126	79.653	Rs. 2424331.669	Rs. 121216.583	Rs. 484866.333
1 BHK	T5	2	496.905	59.094	Rs. 2617866.591	Rs. 130893.329	Rs. 523573.318

\*

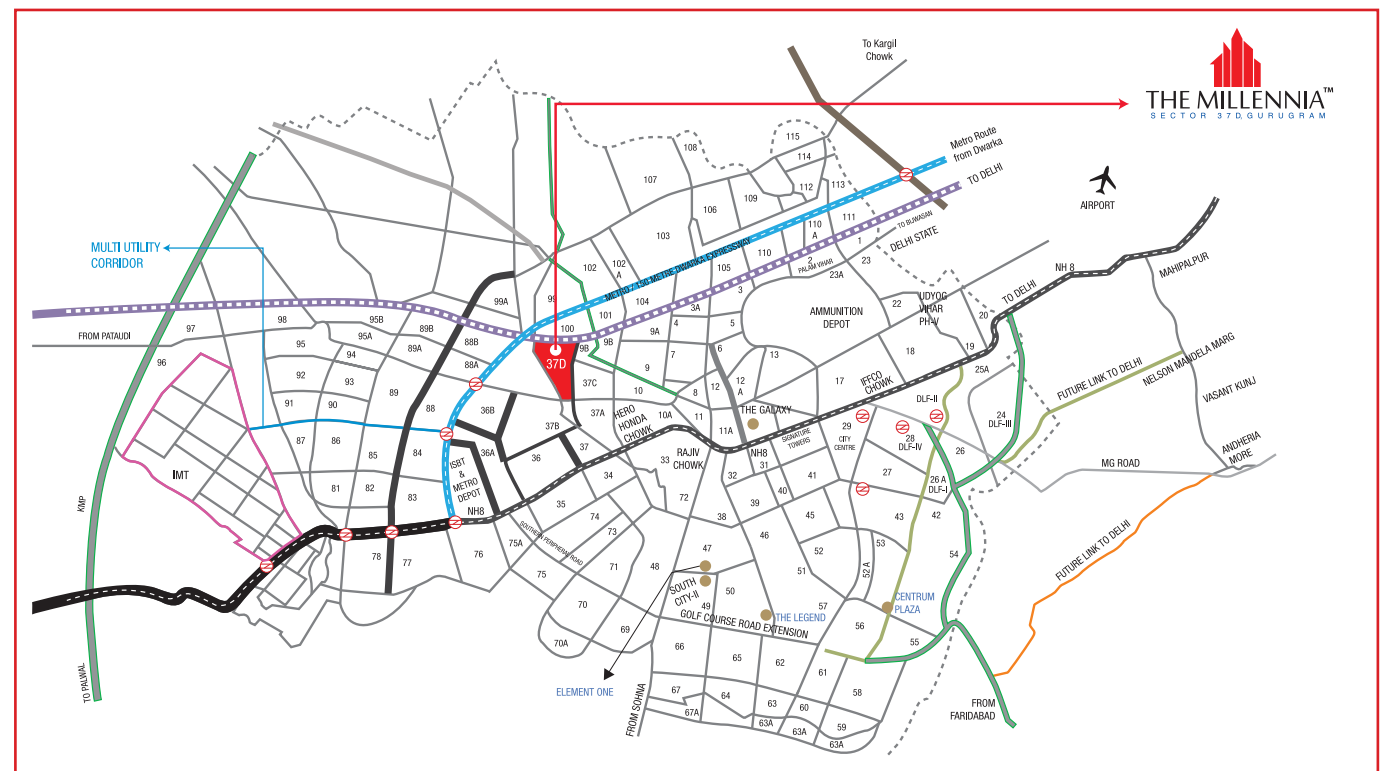
**CLOSE TO EVERYTHING.  
FAR FROM THE ORDINARY.**



DESIGNED BY  
PADMABHUSHAN  
HAFEEZ  
CONTRACTOR



**2 BHK  
₹21.16 LACS\*  
ONWARDS**



**SIGNATUREGLOBAL (INDIA) PVT. LTD. CIN: U70101DL2011PTC220275**  
Corporate office, 13<sup>th</sup> floor, Tower A, Signature Towers, Gurugram - 122001

EMD FINANCE AVAILABLE



BUSINESS ASSOCIATES:



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T & C apply. 1 sq.mt. = 10.7639 sq.ft.

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- 
1. DROP OFF FOR TOWER
  2. JOGGING TRACK / BICYCLE PATH
  3. TODDLERS PLAY AREA
  4. SOCIAL GATHERING SPACE & EVENT LAWN
  5. LEISURE COURT
  6. YOGA AND MEDITATION LAWN
  7. OUTDOOR GYM
  8. COMMERCIAL PLAZA
  9. THEMATIC GARDEN
  10. PALM COURT
  11. MULTI PURPOSE COURT
  12. AMPHITHEATRE
  13. FRAGRANT COURT
  14. CHILDREN'S PLAY AREA
  15. SENIOR CITIZENS SIT OUT
  16. WALL CLIMBING FOR CHILDREN
  17. SKATING RINK
  18. KIDS MINI SOCCER AREA
  19. WATER BODY

Artistic Image



## 2 BHK - T1



CARPET AREA: 552.360 SQFT  
BALCONY AREA: 79.653 SQFT



Architectural Image



## 2 BHK - T2



CARPET AREA: 585.944 SQFT  
BALCONY AREA: 79.545 SQFT



Architectural Image

## 2 BHK - T3



CARPET AREA: 519.229 SQFT  
BALCONY AREA: 79.653 SQFT



Architectural Image



## 2 BHK - T4



CARPET AREA: 596.126 SQFT  
BALCONY AREA: 79.653 SQFT



Architectural Image



## 1 BHK - T5



CARPET AREA: 496.905 SQFT  
BALCONY AREA: 59.094 SQFT



Architectural Image



अफॉर्डबल होम्स -  
हमारा एक कदम देश को  
बेहतर बनाने की ओर।

The site plan illustrates the layout of the proposed development. It features 11 towers, labeled TOWER 1 through TOWER 11, arranged in a cluster. A central green area is designated for a 'COMMUNITY HALL AND AGANWADI'. The plan also shows various roads, including a '10M WIDE SERVICE ROAD' and a 'ROAD WIDE RETAIL'. The site is surrounded by greenery and trees, and a north arrow is present in the bottom right corner.

**Disclaimer:**

All the fixtures and interiors shown inside in apartment are not the part of standard apartment.





ARTISTIC IMAGE

## UNDER HARYANA AFFORDABLE HOUSING POLICY

### COST SHEET

Category (Type)	No. of Units	Carpet Area sq. ft. (approx)	Balcony Area sq. ft. (approx)	Allotment Rate of Apartment (all inclusive)*	With Application Booking Amount 5%	On Allotment 20%
2BHK TYPE -1	314	580.836	80.342	23,63,515	1,18,176	4,72,703
2BHK TYPE -2	628	589.243	80.45	23,97,197	1,19,860	4,79,440
2BHK TYPE -3	314	598.069	89.298	24,36,925	1,21,847	4,87,385

**PAYMENT TERMS:** (I) WITH APPLICATION: BOOKING AMOUNT, I.E., 5% OF COST OF FLAT (II) 20% OF COST OF FLAT ON ALLOTMENT (III) BALANCE 75% OF THE AMOUNT IN SIX EQUATED 6 MONTHLY INSTALMENTS SPANNING OVER A PERIOD OF THREE YEARS.



AN ISO 9001:2015;  
14001:2015 ; 45001:2018  
CERTIFIED COMPANY

STERNAL BUILDCON PRIVATE LIMITED | CIN: U70109DL2009PTC195052

Reg. Office: 13th Floor, Dr. Gopal Das Bhawan, 28 Barakhamba Road New, Connaught Place, New Delhi 110001

Corp. Office: Ground Floor, Tower A, Signature Tower, South City -1, Gurugram, Haryana-122001 | [www.signatureglobal.in](http://www.signatureglobal.in)

HOME LOAN  
PARTNERS:

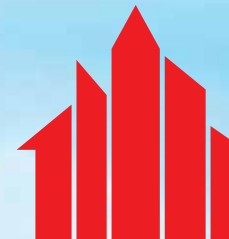


**AVAIL INTEREST SUBSIDY BENEFITS OF RS. 2.67 LACS (APPROX)  
UNDER PMAY (PRADHAN MANTRI AWAS YOJANA)\*\***



Disclaimer: Promoter urges every applicant to inspect the project site and shall not merely rely upon or to be influenced by any architectural impression, plan or sales brochure and, therefore, requested to make personal judgment prior to submitting an application for allotment. The Project is being developed in phases, hence, certain facilities/amenities etc., may be used by allottee of other phases. Unless otherwise stated, all the images, visuals, materials and information contained herein are purely creative/artistic and may not be actual representations of the product and/or any amenities. Further, the actual design may vary in the fit and finished form, from the one displayed above. Project details / specifications can also be accessed at the office of Haryana Real Estate Regulatory Authority website <https://haryanareg.gov.in/>. Journey time shown, if any, is based upon Google Maps which may vary as per the traffic at a relevant point of time.. \*Rate mentioned above does not include GST and other statutory charges, if applicable. T & C Apply. 1 sq. mt. = 10.7639 sq. ft. \*\*The subsidy differs as per the eligibility of the client's profile and the loan amount. This is the maximum amount of subsidy that a client can receive and the same goes with the loan amount too, for availing the subsidy. Please note that the loan can be sanctioned for more than 12 lakhs but the subsidy can be availed only till 12 lakhs of the loan amount.

# PREMIUM HOMES, PRIME LOCATION!



## THE MILLENNIA III

SECTOR 37 D, GURUGRAM

**BETTER THAN THE BEST**

# 2BHK ₹23.64<sup>#</sup> LAKHS

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## ABOUT US

Signature Global is India's No. 1 Affordable Housing company\*. Our mission is to provide "Har Parivar Ek Ghar," because we believe in the philosophy "Kyunki Apna Ghar Toh Apna Hi Hota Hai." With an endeavour to redefine the current conventions of Indian real estate development, we are championing excellence in craftsmanship, planning and service. So, we are certified in ISO 9001:2015; 14001:2015; and 45001:2018, delivering the best quality before the promised time. What's more, we have introduced the highly advanced global green building certification IGBC, which provides a solution to capitalize on the value of green buildings by promoting benefits to customers while protecting the environment.

The company has successfully launched 23 Affordable Housing projects, all in prime locations, which include Gurugram, Sohna and Karnal in Haryana. We have successfully delivered Solera, Synera and Andour Heights in Gurugram and offered the possession of Sunrise in Karnal, months before the expected time of delivery. Our success story also includes a commercial mall, focusing on the interests of customers in Vaishali, Ghaziabad, Uttar Pradesh.

\*Signature Global is developing the highest number of projects amongst private developers under any government approved policies for affordable houses. Here the term 'company' includes the group companies, subsidiary companies, associate companies etc.





GO GREEN SAVE EARTH

## IGBC GREEN GOLD RATING



### SOLID WASTE MANAGEMENT

#### BENEFITS

Segregate the solid waste into dry and wet waste to produce manure for plantation.



### SOLAR PANELS

#### BENEFITS

Generating electricity for lighting the common areas, saving energy



### ENVIRONMENTAL SUSTAINABILITY

#### BENEFITS

- More economical and stronger than conventional bricks
- Less seepage and breakage
- Eco-friendly



### CP FITTINGS

#### BENEFITS

Low-flow fixtures for water saving



### EXTERNAL & INTERNAL PAINTS

#### BENEFIT

Resist extreme weather conditions



### LED LIGHTING

#### BENEFITS

- LED in common areas
- Energy efficient



### DOOR & WINDOW : STEEL/ALUMINIUM POWDER COATED/UPVC

#### BENEFITS

- High performance glass with light transmission
- Better cooling & energy saving than plain glass



### SUSTAINABLE WATER MANAGEMENT FEATURES

#### BENEFITS

- Provide alternative water supply
- Prevent flooding and soil erosion



### TREATMENT AND USE OF GREYWATER

#### BENEFITS

- Lesser demands on the conventional water supply
- Decrease in household water bills
- Reduction in the amount of waste water entering into sewers

Bang on Dwarka Expressway and well connected from Hero Honda Chowk and NH-8, the affordable premium apartments are spread across 9.103 acres and built with the latest technology to last for generations. Here, you can rejoice and revitalize in peace and tranquility, while enjoying the benefits of a well-developed location surrounded by well-established societies. IGBC Gold Rated Project where you get everything you need for a modern lifestyle and more at The Millennia III.

## LOCATION ADVANTAGES\*

1. Sector 37D is strategically located between Gurugram, Manesar and Delhi (Dwarka).
2. Bang on Dwarka Expressway.
3. 15 minutes' drive from IGI Airport.
4. 5 minutes away from the proposed metro station and 7 minutes from Gurugram Railway Station.
5. Faster access to Hero Honda Chowk, IMT Manesar, NH8 and Multi-utility Corridor.
6. Transportation and medical facilities, like Signature Hospital, Park Hospital, Vedic Hospital, Balaji Hospital and SGT Medical College and Hospital, are in close proximity.
7. Surrounded by 450 acres of township and several world-class premium residential projects.
8. Around 1800 MNCs are nearby.
9. 10 minutes from IMT Manesar.
10. 13 km from AIIMS, Jhajjar.
11. Several 5-star hotels and fine-dining restaurants right around the corner.
12. Over a dozen malls with multiplexes, food-courts, a bird sanctuary, bio-diversity parks and several green areas are in close proximity.
13. Adjoining Sector 88, which is one of the largest commercial sectors of Gurugram.

\* Subject to traffic condition at relevant point of time.



**THE MILLENNIA III**  
SECTOR 37D, GURUGRAM  
BETTER THAN THE BEST



## LOCATION MAP

MAP SHOWN HERE IS BASED UPON  
GOOGLE MAPS





**BANG ON DWARKA EXPRESSWAY**





## SITE PLAN

### LEGEND

1. COMMERCIAL ENTRY
2. RESIDENTIAL ENTRY/EXIT
3. ENTRANCE AND SECURITY CABIN
4. COMMERCIAL PLAZA
5. PALM COURT
6. PLAZA SEATING
7. PARKING
8. PROJECT BRANDING
9. BUILDING DROP OFF
10. PERGOLA SEATING
11. PEDESTRIAN PATHWAY
12. PATHWAY SIDE SEATING

### ZONE 1

13. JOGGING PATH
14. MULTIPURPOSE LAWN
15. STEPPING STONE PATHWAY
16. AMPHITHEATER
17. TODDLERS' PLAY AREA
18. KIDS' PLAY AREA
- PLAY EQUIPMENT
- FLOOR BOARD GAMES
19. FREE PLAY LAWN
20. SOCIALLY INTERACTIVE SPACES
21. REFLEXOLOGY ZONE
22. SENIOR CITIZEN AREA
23. OUTDOOR GYM AREA
24. SAND PIT AREA

### ZONE 2

13. JOGGING PATH
14. MULTIPURPOSE LAWN
15. STEPPING STONE PATHWAY
16. AMPHITHEATER
17. TODDLERS' PLAY AREA
18. KIDS' PLAY AREA
- PLAY EQUIPMENT
- FLOOR BOARD GAMES
19. FREE PLAY LAWN
20. SOCIALLY INTERACTIVE SPACES
21. REFLEXOLOGY ZONE
22. SENIOR CITIZEN AREA
23. OUTDOOR GYM AREA
24. SAND PIT AREA
25. TODDLERS' PLAY LAWN
26. MEDITATION LAWN



## TYPE 01 (2BHK) | COST @ ₹23,63,515

C.A - 580.836 SQ.FT. | B.A - 80.342 SQ.FT.



## TYPE 02 (2BHK) | COST @ ₹23,97,197

C.A - 589.243 SQ.FT. | B.A - 80.45 SQ.FT.



C.A - CARPET AREA  
B.A - BALCONY AREA



## TYPE 03 (2BHK) | COST @ ₹24,36,925

C. A - 598.069 SQ.FT. | B. A - 89.298 SQ.FT.





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LUSH GREEN AREA

ARTISTIC IMAGE

JOGGING PATH



ARTISTIC IMAGE

TODDLER'S PLAY AREA

FACADE

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COMMUNITY HALL