

# TWO DECADES OF EXCELLENCE

Godrej Properties brings the Godrej Group philosophy of innovation, sustainability, and excellence to the real estate industry. Each Godrej Properties development combines a 122-year legacy of excellence and trust with a commitment to cutting-edge design and technology.

In recent years, Godrej Properties has received over 250 awards and recognitions, including 'The Most Trusted Real Estate Brand' in 2019 from the Brand Trust Report, 'Real Estate Company of the Year' at the 9th Construction Week Awards 2019, 'Equality and Diversity Champion' 2019 at the APREA Property Leaders Awards, 'The Economic Times Best Real Estate Brand 2018' and the 'Builder of the Year' at the CNBC-Awaaz Real Estate Awards 2018.



**Sales office:** C wing - 601, Godrej Coliseum, Nr. Somaiya Hospital, Everard Nagar, Sion, Mumbai – 400022.



"Sky Gardens At Godrej Vihaa" with MahaRERA Registration No. P51700013329 | "Godrej Emerald Thane" with MahaRERA Registration NO. P51700000120 | "Godrej Nest, Kandivali" with MahaRERA No: P51800022159 available at website:<http://maharera.mahaonline.gov.in>

The Sale is subject to terms of Application Form and Agreement for Sale. All specifications of the unit shall be as per the final agreement between the Parties. Recipients are advised to apprise themselves of the necessary and relevant information of the project prior to making any purchase decisions. T&C Apply. The official website of Godrej Properties Ltd. is [www.godrejproperties.com](http://www.godrejproperties.com). Please do not rely on the information provided on any other website.



## ONCE IN A LIFETIME IN CHEMBUR

Sales Office: C wing - 601, Godrej Coliseum, Nr. Somaiya Hospital, Everard Nagar, Sion, Mumbai – 400022.

"Godrej Prime" MahaRERA No. P51800000519. The project is developed by Godrej Redevelopers (Mumbai) Pvt. Ltd. (Subsidiary of Godrej Projects Development Limited). "Godrej Central" MahaRERA No. P51800001107. The project is developed by Godrej Landmark Redevelopers (Mumbai) Pvt. Ltd. (Subsidiary of Godrej Projects Development Limited). RERA No. available at website:<http://maharera.mahaonline.gov.in>

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# IT'S TIME TO MAKE THE BIG MOVE

Presenting Landmark Homes at  
Godrej Prime and Godrej Central

# ONCE IN A LIFETIME OPPORTUNITY

Own A Unparalleled Lifestyle With  
Never Before Never Again Benefits



ULTRA-SPACIOUS  
HOMES



EASY TO MOVE IN  
NEARING POSSESSION



1000+ HAPPY  
FAMILIES



ATTRACTIVE PRICE



EASY PAYMENT PLAN



SAVINGS ON GST\*

# ADVANTAGE CHEMBUR

A JLL study evaluated 3 indicators – demand, price point and growth prospects and rated Chembur among the top 3 hottest destinations for real estate investment#. Owing to rapid infrastructure development and its proximity to key corporate hubs, Chembur offers superior rental yield, as high as 3.37% against the city average of 2-2.5%##. With easy connectivity across the Mumbai Metropolitan Region, and a thriving social infrastructure, Chembur makes for an ideal destination.

## WORK

- ▶ Bandra Kurla Complex: 20 mins\*
- ▶ Lower Parel: 30 mins\*
- ▶ Seepz: 35 mins\*
- ▶ Nariman Point: 45 mins\*

## MOVE

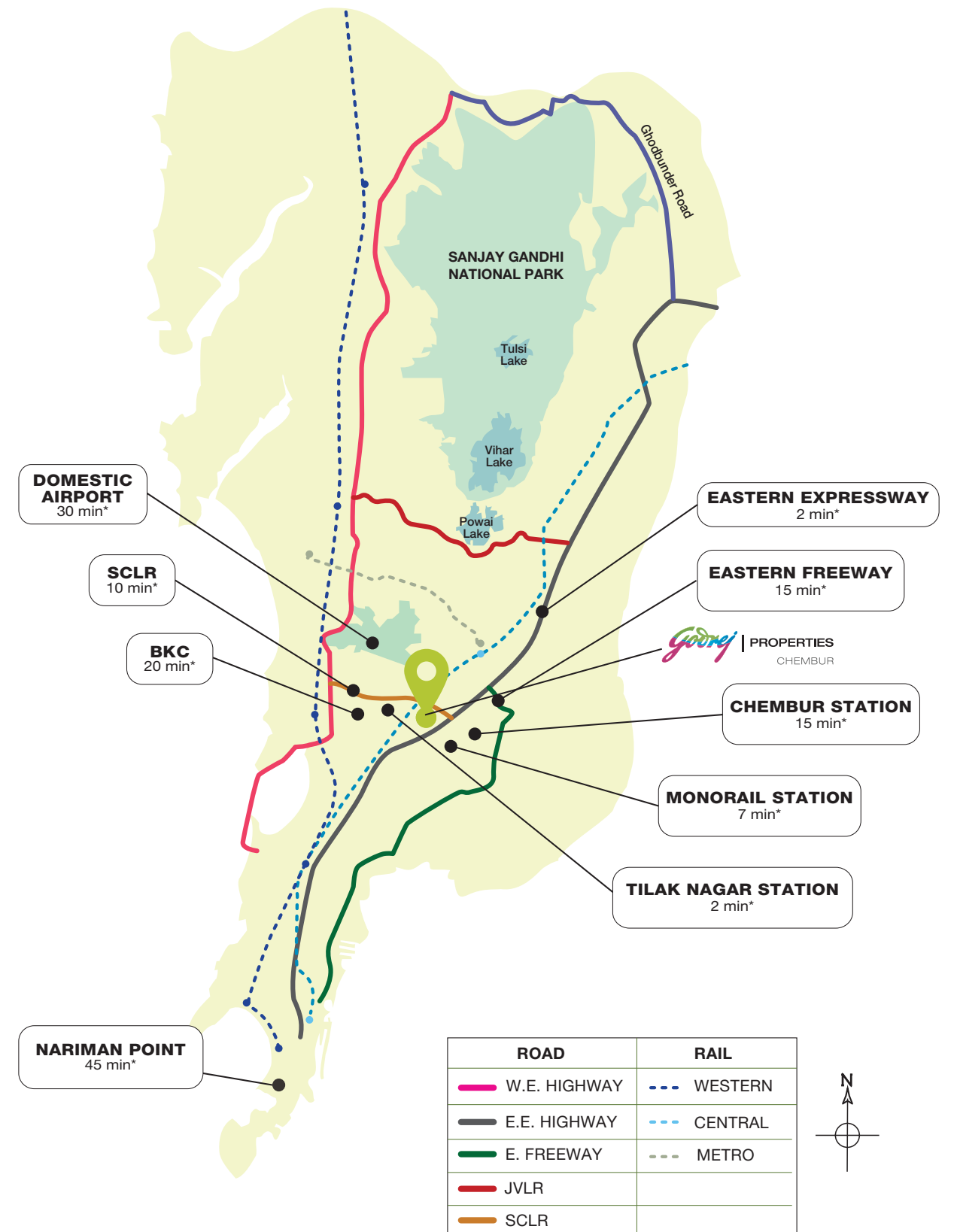
- ▶ Tilak Nagar Station: 2 mins\*
- ▶ Kurla Station: 15 mins\*
- ▶ Chembur Station: 15 mins\*
- ▶ Ghatkopar Metro Station: 20 mins\*
- ▶ Monorail: 7 mins\*
- ▶ Domestic Airport: 30 mins\*

## CONNECT

- ▶ Santacruz Chembur Link Road: 10 mins\*
- ▶ Upcoming BKC-Chunabhatti Flyover\*\*: 7 mins\*
- ▶ Eastern Freeway: 15 mins\*
- ▶ Eastern Expressway: 2 mins\*
- ▶ Sion Panvel Highway: 15 mins\*

## PLAY

Short drive to all the happening locations in town like Powai, Bandra & Colaba.



\*Source: JLL India, 2017 \*\*Source: Liases Foras, extracted on January, 2018.

\*Source: Google Maps. Travel time basis normal traffic conditions.

\*\*Source: <https://timesofindia.indiatimes.com/city/mumbai/bkc-chunabhatti-flyover-will-be-ready-by-dec-2018-devendra-fadnavis/articleshow/60978345.cms>

# THE WORLD AT YOUR DOORSTEP



## HOSPITALS

- ▶ Das Hospital - 1.1 km\*
- ▶ Joy Hospital - 1.3 km\*
- ▶ Sushrut Hospital and Research Centre - 1.7 km\*
- ▶ K.J. Somaiya Hospital - 3.4 km\*



## COLLEGES

- ▶ Swami Vivekanand College - 1.0 km\*
- ▶ K. J. Somaiya College of Engineering - 3 km\*
- ▶ K.J. Somaiya College of Arts and Commerce - 3.1 km\*
- ▶ Tata Institute of Social Sciences - 3.4 km\*



## SCHOOLS

- ▶ Lokmanya Tilak High School - 1.6 km\*
- ▶ SGKM International School - 2.9 km\*
- ▶ St. Gregorios School - 4.2 km\*
- ▶ Loretto Convent School - 4.6 km\*



## MALLS

- ▶ Shoppers' Stop - 2 km\*
- ▶ K Star Mall - 2 km\*
- ▶ Phoenix Market City - 4 km\*
- ▶ R City Mall - 6.8 km\*



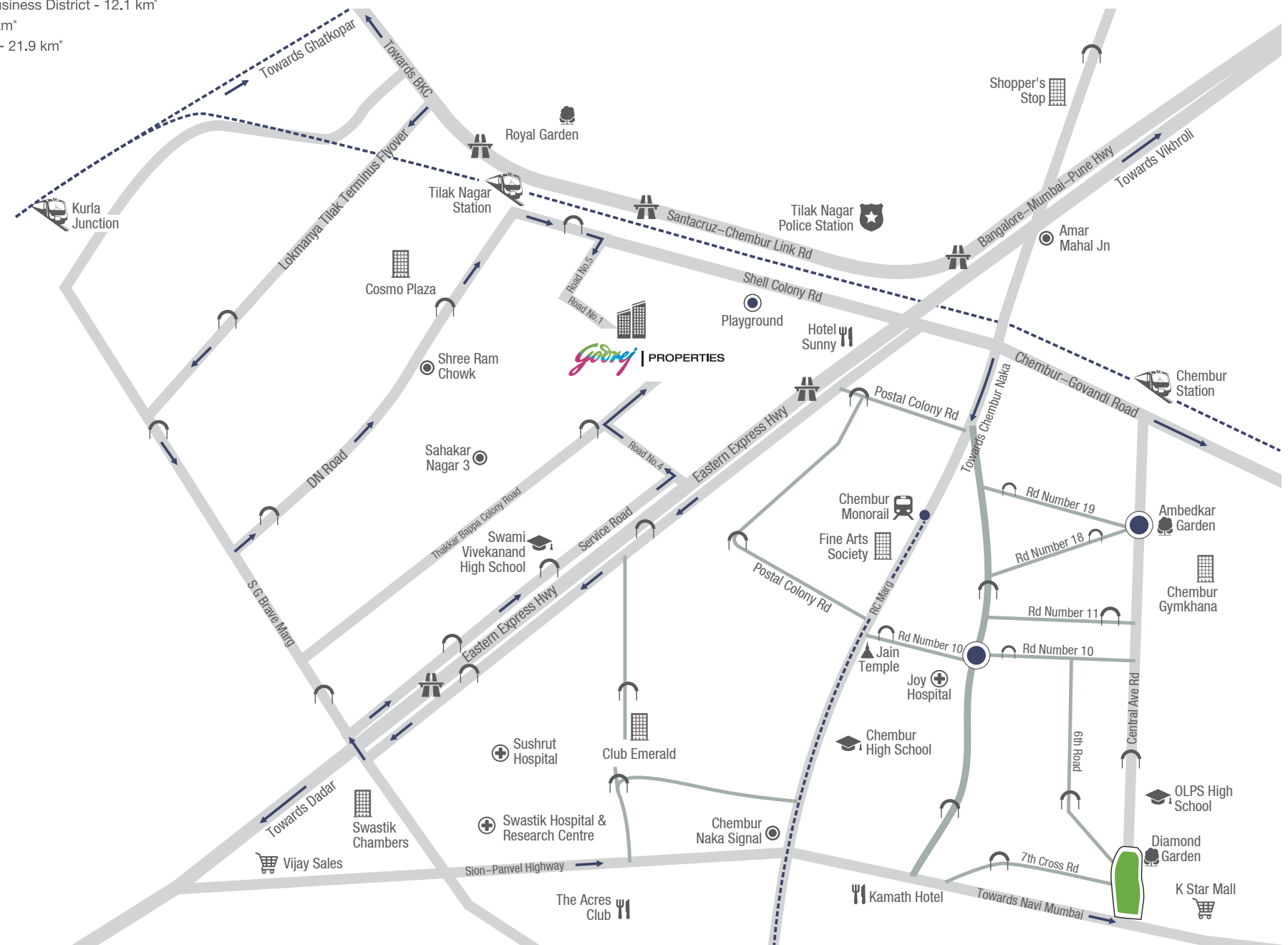
## MULTIPLEXES

- ▶ Big Cinemas - 1 km\*
- ▶ Fun Cinemas - 1.9 km\*
- ▶ Cinemax - 3.8 km\*



## CENTRAL BUSINESS DISTRICTS

- ▶ Bandra-Kurla Complex - 9.3 km\*
- ▶ Lower Parel Business District - 12.1 km\*
- ▶ SEEPZ - 17.6 km\*
- ▶ Nariman Point - 21.9 km\*



\*Approximate distance as per Google Maps.

# **GODREJ PRIME**

CHEMBUR





Artist's impression. Not an actual site photograph.

Spread across 1.58 hectares, Godrej Prime is one of Mumbai's well-connected and vibrant residential addresses that stimulates a thriving and energetic lifestyle in a highly sought-after location to live, relax and play.

Indulge in the high life with its spacious well-designed interiors, that are replete with a wide range of modern amenities spread across the project including 3065 sq.m. of rooftop amenities, where you can enjoy a lifestyle you truly deserve.

## GODREJ PRIME MASTER LAYOUT PLAN

- |                             |                             |
|-----------------------------|-----------------------------|
| 1a. Outdoor gym             | 15. Kids' play area         |
| 1b. Indoor gym              | 16. Senior citizens' area   |
| 2. Open air theatre         | 17. Lawn area               |
| 3. Party area               | 18. Dance floor             |
| 4. Seating alcove           | 19. Golf putting area       |
| 5. Green wall & seating     | 20. Yoga zone               |
| 6. Deck with seating        | 21. Jogging / Walking track |
| 7. Chess board area         | 22. Artificial lawn         |
| 8. Bar area                 | 23. Basketball area         |
| 9. Juice bar                | 24. Jacuzzi & Steam room    |
| 10. Skating area            | 25. Multipurpose hall       |
| 11. Viewing deck            | 26. Crèche area             |
| 12. Entrance area           | 27. Indoor games area       |
| 13. Open deck with planters | 28. Reading lounge          |
| 14. Lawn seating area       |                             |

TOWARDS  
SION

← EASTERN EXPRESS HIGHWAY →

TOWARDS  
THANE



Artist's impression. Not an actual site photograph.

The images included are artist's impressions indicating the anticipated appearance of ongoing development. The information is presented as general information and no warranty is expressly or impliedly given that the completed development will comply in any degree with such artist's impression or anticipated appearance.

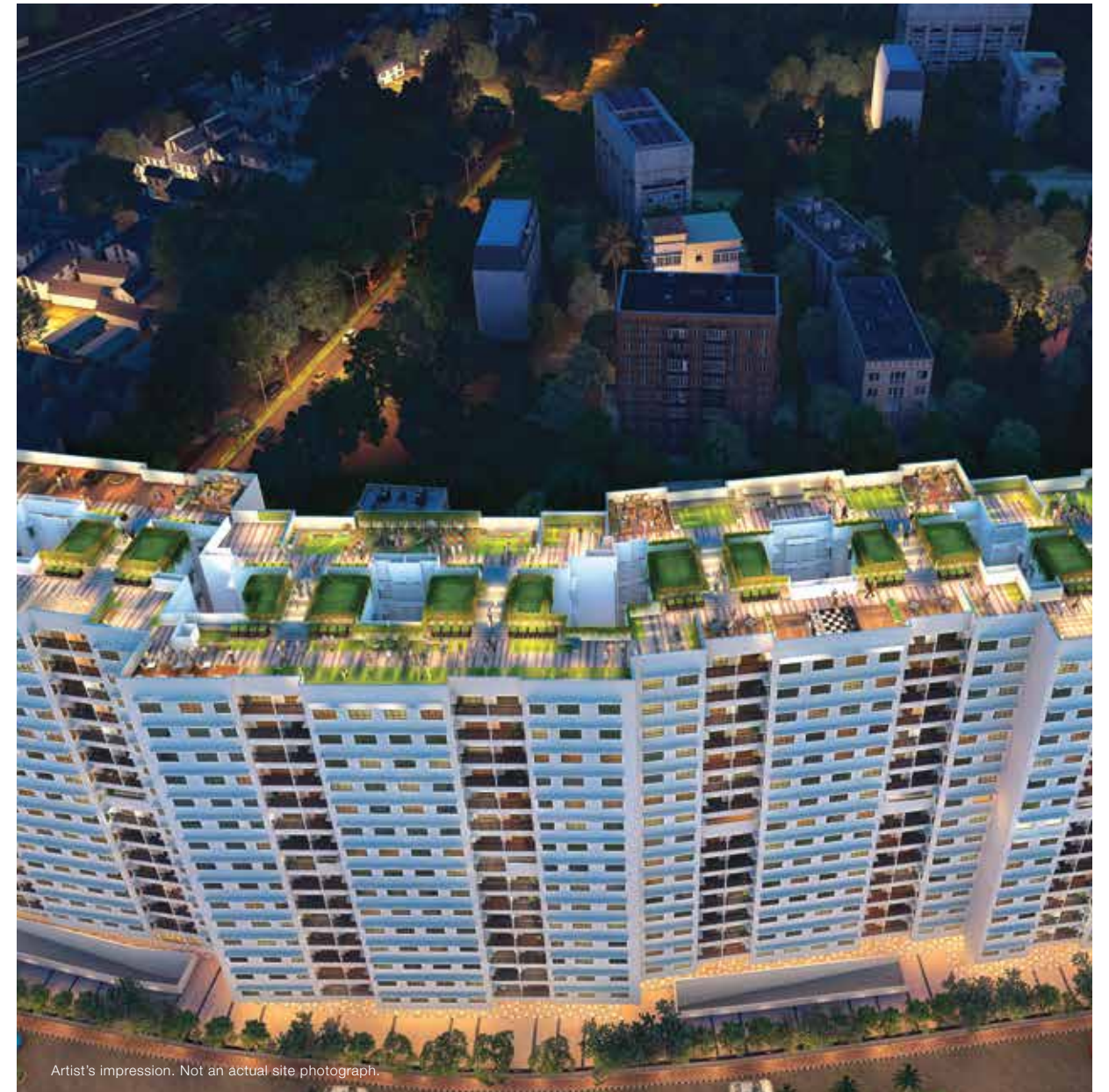


## A CLUBHOUSE TO REJUVENATE, REVITALIZE AND RELAX

At the heart of Godrej Prime is the 711 sq. m. clubhouse where you and your friends can socialise with ease. Here, you have well-appointed amenities that cater to your health and well-being hence, putting your comfort and happiness as the first priority.



Stock image for representation purpose only.



Artist's impression. Not an actual site photograph.

## ROOFTOP AMENITIES, A NOTCH ABOVE

We all enjoy being uplifted in our lives, and rooftops are one of the places that make us feel that. The rooftop at Godrej Prime is an excellent space spanning an area of 3065 sq.m. where you can socialise with your neighbours, see your children frolic about, and more, every day. You can also indulge in light activities that will lift your mind and calm your heart.



# EXPLORE HOBBIES THAT DEFINE YOU

At Godrej Prime, time is on your side and this luxury is complemented by exclusive avenues that take shape through our many amenities at the clubhouse and the rooftop.



## IN THE CLUBHOUSE



INDOOR GAMES AREA

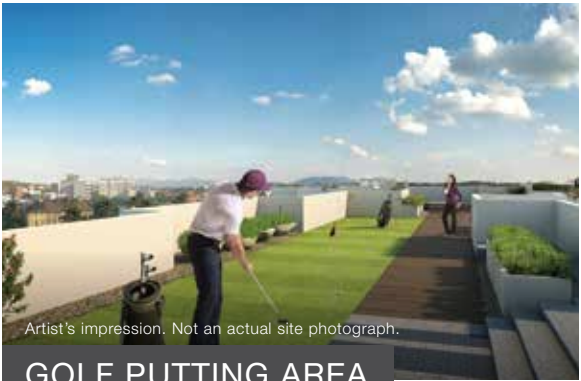


TABLE TENNIS



BASKETBALL AREA

## AT THE ROOFTOP



GOLF PUTTING AREA



SENIOR CITIZENS' AREA



VIEWING DECK



## RECONNECT WITH YOURSELF

Discover more time for yourself - to invest in all that will take you ahead in your health and spiritual journey. By the virtue of being located in one of the most well-connected suburbs in Mumbai, Godrej Prime is an address where you can find time to tend to your personal growth.



## IN THE CLUBHOUSE



INDOOR GYM



JACUZZI



READING LOUNGE

## AT THE ROOFTOP



YOGA ZONE



REFLEXOLOGY COURT  
WITH SEATING



OUTDOOR GYM

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# EXPLORE A CAREFREE LIFE

With avenues for you to indulge in conversations, wellness, and entertainment at Godrej Prime, you get secure and dedicated spaces for children as well.



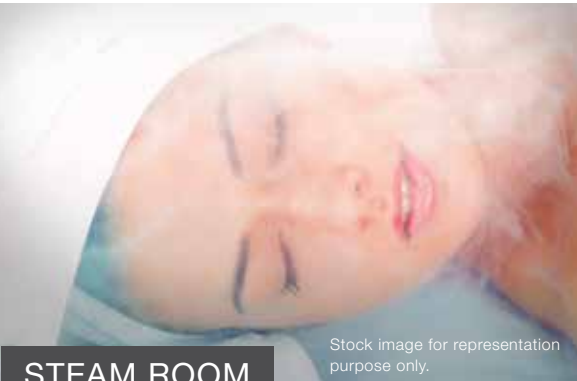
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## IN THE CLUBHOUSE



Stock image for representation purpose only.

MULTIPURPOSE HALL



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STEAM ROOM



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CRÈCHE AREA

## AT THE ROOFTOP



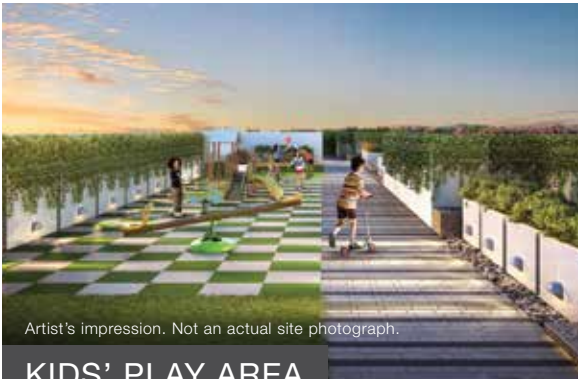
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OPEN AIR THEATRE



Artist's impression.  
Not an actual site photograph.

SEATING ALCOVE  
WITH PLANTERS

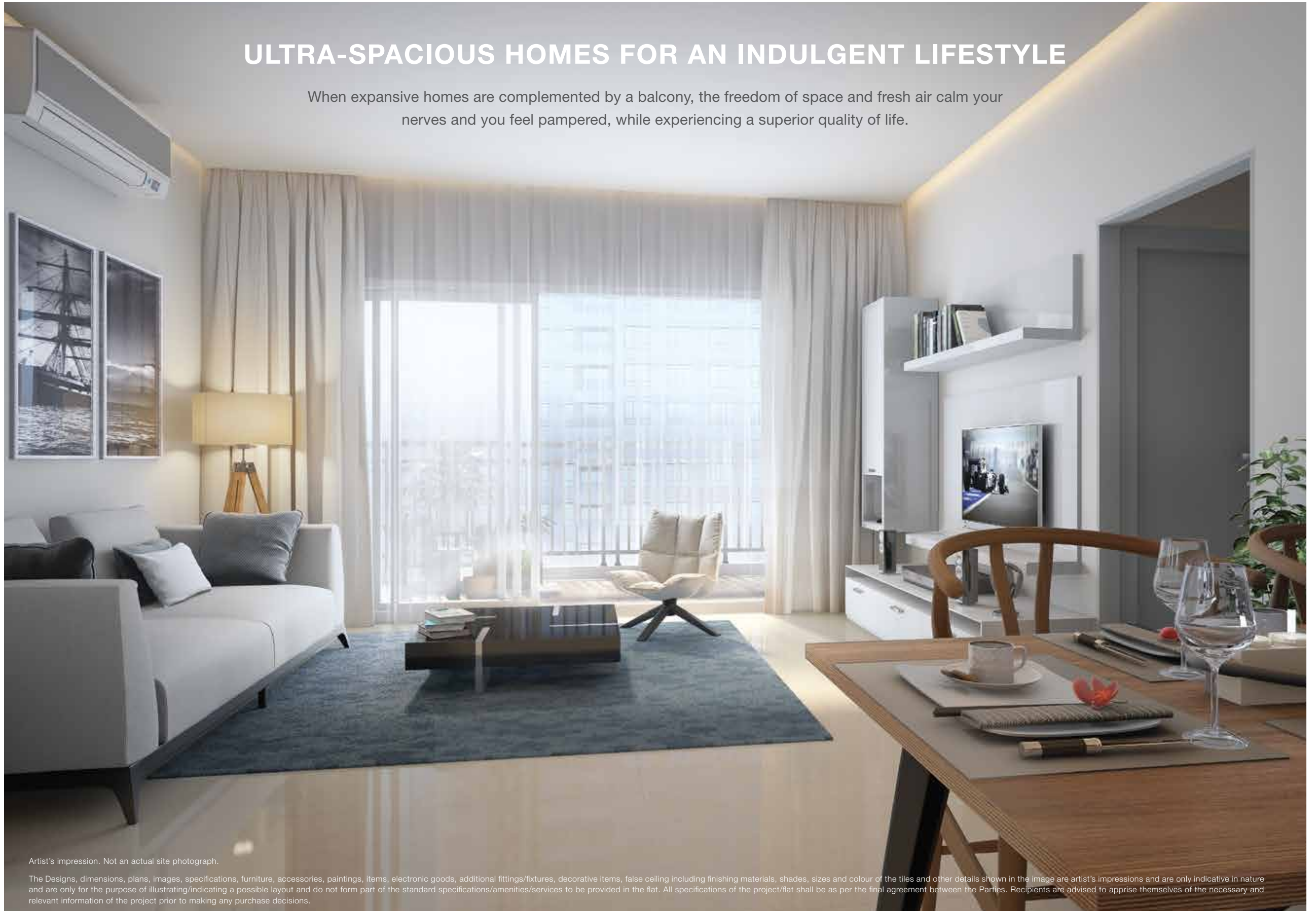


Artist's impression. Not an actual site photograph.

KIDS' PLAY AREA

# ULTRA-SPACIOUS HOMES FOR AN INDULGENT LIFESTYLE

When expansive homes are complemented by a balcony, the freedom of space and fresh air calm your nerves and you feel pampered, while experiencing a superior quality of life.



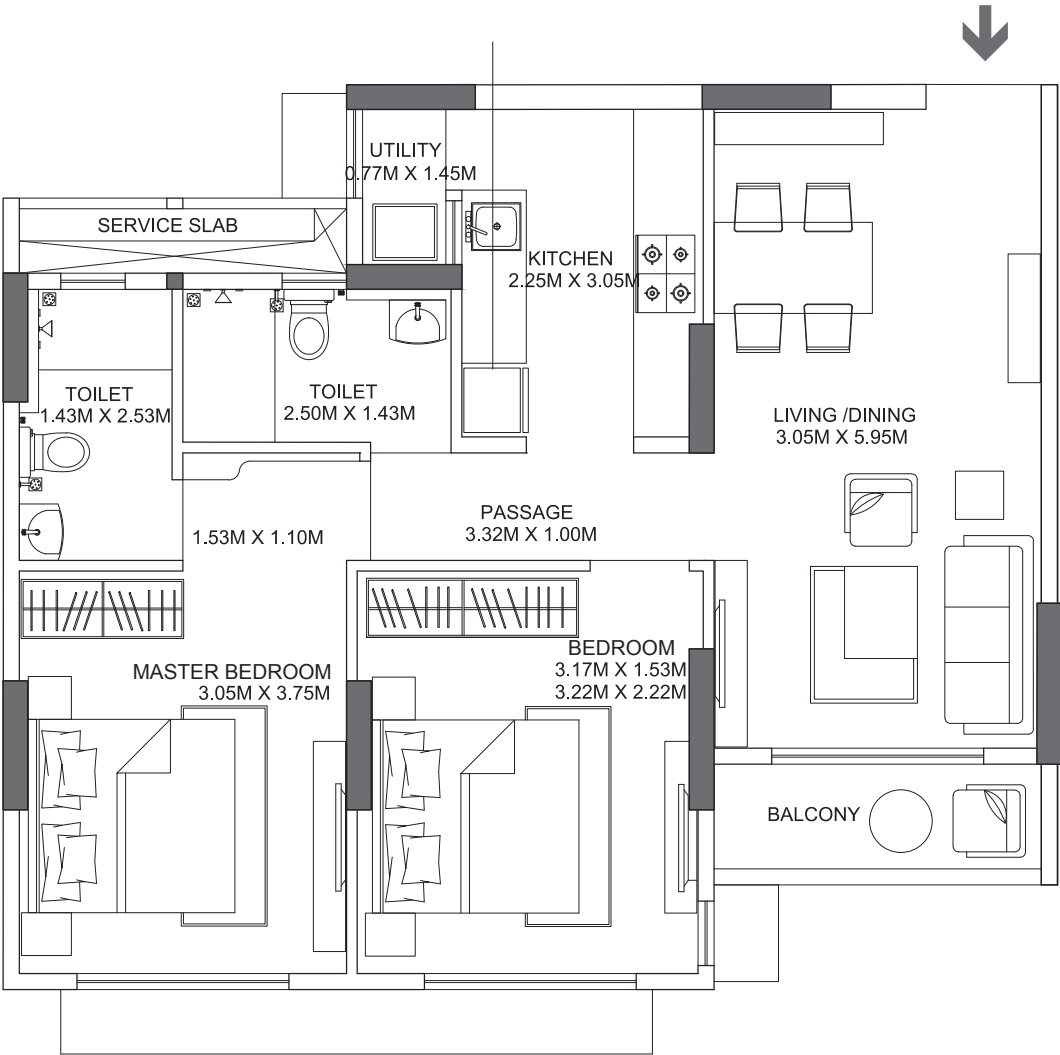
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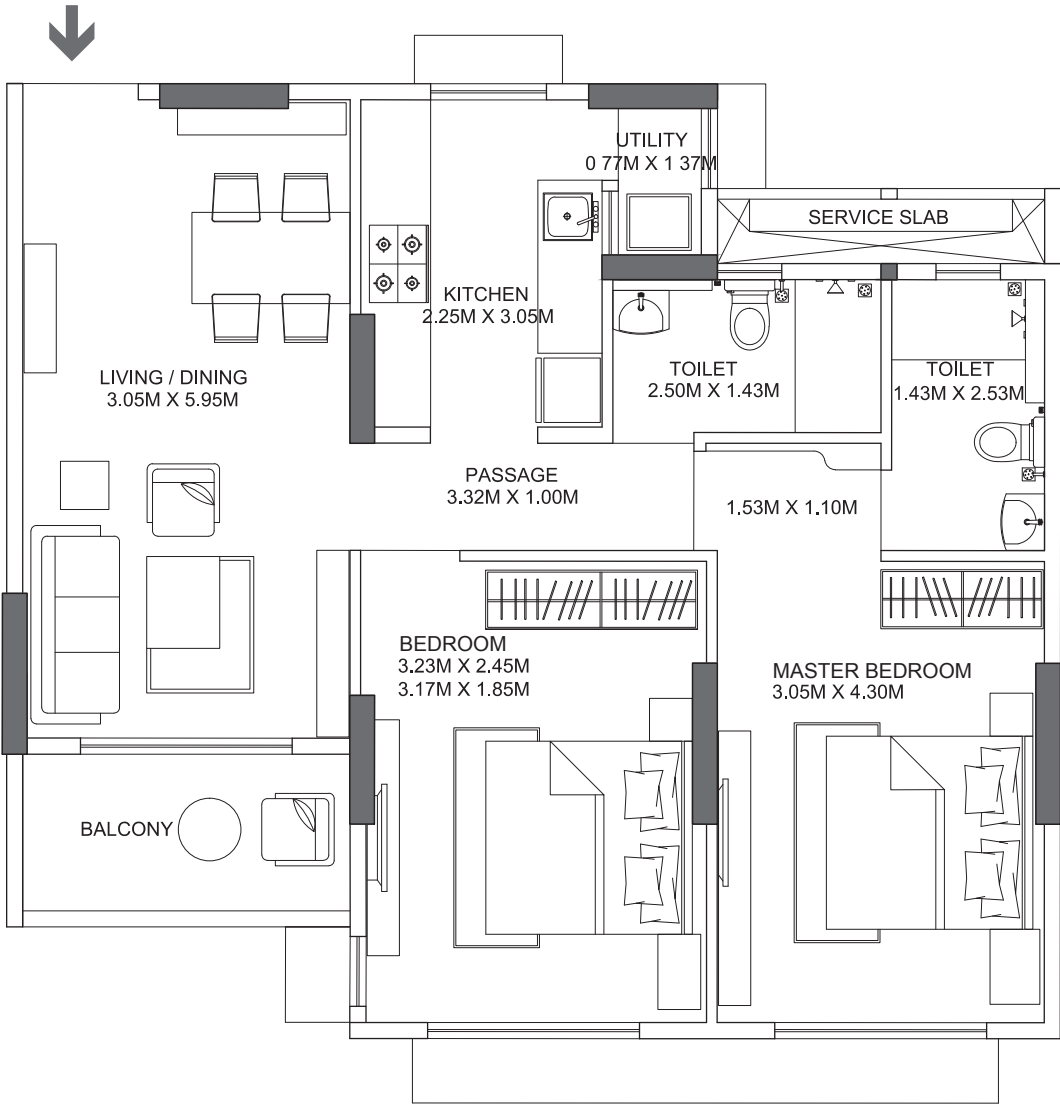


# SPACIOUS HOMES DESIGNED TO DELIGHT

2 BED RESIDENCE  
RERA CA: 68.4 SQ.M.



2 BED RESIDENCE  
RERA CA: 73.39 SQ.M.



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