



THE CORALWOOD

HOMES BY **SS GROUP**

Inspired. Comfortable. Affordable.







A defining standard of contemporary living

Spread across over 15 acres



Homes at The Coralwood

At 1425 sq ft, the two bedroom apartments make for intimate and well-designed homes, while the three bedroom homes in options ranging from 1750 sq ft to 1890 sq ft offer spacious and comfortable living spaces. Three bedroom homes along with a domestic help room, spread over an expansive 2250 sq ft, are housed in exclusive towers, providing a unique combination of space and luxury.

A private retreat

Built as a compounded complex with a secure boundary wall, the planned security features at The Coralwood include round-the-clock trained security personnel and an intercom system. The serene stretches of aesthetically-planned water bodies provide a relaxing environment.

A defining lifestyle

Spread across a sprawling expanse of more than 15 acres, The Coralwood offers a verdant, tranquil environment of comfortable living in the heart of New Gurgaon.

The planned 639 apartments at The Coralwood will offer an inspiring choice of contemporary and affordable homes set amidst a soothing stretch of sheer gardenscapes and indigenous flora.

Round the clock

The Coralwood brings you round-the-clock assurance of the most essential amenities – water and power.

An efficient 24/7 water supply system will ensure that you have access to this precious commodity at all times and the 100% power backup system will ensure that you always return to a home that is welcoming.

Recreation, for your family and you

A private clubhouse allows residents to unwind and tone up with a well-equipped gym, swimming pool, party lawn, children's park, basketball court and multi-facility sports centre.

The Coralwood Amenities

- Children's park
- Half basketball court
- Tennis court
- Badminton court
- Spanish court
- Aesthetic landscaping with water bodies, trellises, walkways, stone seats and jogging tracks
- Compounded complex with round-the -clock security with an intercom system
- Nursery school
- Commercial shopping center
- Solar power system
- Rainwater harvesting
- 24x 7 treated water supply
- 100% power backup

Clubhouse Amenities

- Reception
- Gym
- Swimming pool
- Party lawn
- Audio, Video room
- Cards room
- Billiards room
- Kid's play room
- T.T room
- Yoga room
- Aerobics room
- Music room
- Library
- Multi purpose Hall

Setting standards of excellence

Conceived to meet the growing demand for contemporary and affordable accommodation in the newly developed area of Gurgaon, The Coralwood has been created by SS Group and designed by the award winning Sikka Associates Architects.

SS Group is a well-known, trusted and one of the oldest business conglomerate with strong presence in Real Estate development. Established in the year 1992, the group has experience of over two decades in development & delivery of unique, innovative, high quality and user friendly real estate products in NCR Region. Since its inception the group has delivered over 20 landmark residential & commercial projects spread over 15 million Sq. Ft in NCR and another 17 million Sq. Ft. is under different stages of planning and development. Some of the notable delivered projects include The Hibiscus, SS Plaza, Southend, Aaron Ville, The Lilac and many more.

Armed with one of the largest land banks in NCR Region, the group is committed towards developing state of the art real estate masterpieces. As a step up the ladder of success, the Group is diversifying into Brewery, Healthcare, Hospitality and Education.

The residential project is part of group housing colony consisting of 804 residential units (excluding EWS units) and two Nursery schools, community building, Local shopping complex in 15.275 acres. Licence No 59 of 2008 granted by DTCP Haryana. Building Plan approved vide Memo No 19089 dt 19/12/2011. Project is registered with Haryana Real Estate Regulatory Authority (HRERA) vide registration No. 381 of 2017. Other information and status of approvals may be obtained from Registered office of the Developer.



TYPE **A**
3 BHK -1890 SQ.FT



Type A apartments consist of a lobby, an expansive combined living room and dining area, 3 bedrooms (including a master bedroom), a commodious kitchen and 4 balconies.

TYPE **B**
3 BHK -1890



Type B apartments consist of a lobby, an expansive combined living room and dining area, 3 bedrooms (including a master bedroom), a commodious kitchen and 2 balconies.

TYPE **C**
3 BHK -1750 SQ.FT



Type C apartments consist of a lobby, an expansive combined living room and dining area, 3 bedrooms (including a master bedroom), a commodious kitchen and 4 balconies.

TYPE **D**
3 BHK -1750 SQ.FT



Type D apartments consist of a lobby, an expansive combined living room and dining area, 3 bedrooms (including a master bedroom), a commodious kitchen and 2 balconies.

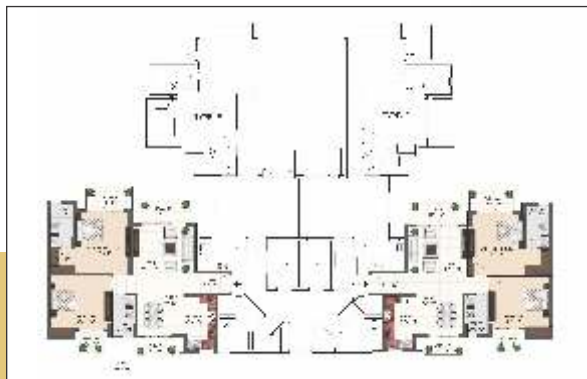
TYPE **E**
2 BHK -1425 SQ.FT



Type E apartments consist of a lobby, an expansive combined living room and dining area, 2 bedrooms (including a master bedroom), a commodious kitchen and 3 balconies.

TYPE **F**

2 BHK -1425 SQ.FT

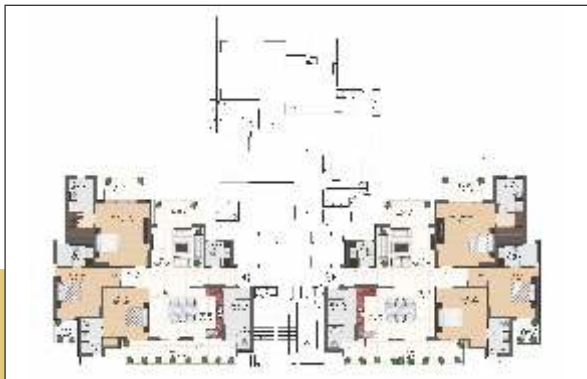


Type F apartments consist of a lobby, an expansive combined living room and dining area, 2 bedrooms (including a master bedroom), a commodious kitchen and 4 balconies.



TYPE

3 BHK -2250 SQ.FT



Type G apartments feature 3 bedrooms (including a master bedroom), a spaciouly sprawling combined living and dining room area, a commodious kitchen, 4 balconies, a powder room and a domestic help room.



3 BHK -2250 SQ.FT



Type H apartments feature 3 bedrooms (including a master bedroom), a spaciouly sprawling combined living and dining room area, a commodious kitchen, 4 balconies, a powder room and a domestic help room.

SPECIFICATIONS

WALL

Living Room/ Dinning/ lobby: Oil Bound Distemper
Master bedroom: Oil Bound Distemper
Other bedroom (s): Oil Bound Distemper
Kitchen: Combination of Tiles & Oil Bound Distemper
Balconies/terraces: Weather Proof Paint
Master Toilet /Other Toilet: Combination of Ceramic Tiles & Oil Bound Distemper
Servant/Utility Room: Oil Bound Distemper

FLOORS

Living Room/ Dinning/ lobby: Vitrified Tiles
Master bedroom/kids room: Laminated Wooden Flooring
Other bedroom (s): Vitrified Tiles
Kitchen: Vitrified Tiles
Balconies/terraces: AntiSkid
Master Toilet /Other Toilet: Ceramic Tiles
Servant/Utility Room: Ceramic Tiles

DOORS

Internal

Entrance: Seasoned Hardwood Frames with Teak Veneered Shutter
Master Bedroom: Seasoned Hardwood Frames with Flush Shutter
Other Bedroom (s): Seasoned Hardwood Frames with Flush Shutter
Master toilet/other toilet: Seasoned Hardwood Frames with Flush Shutter
Servant/Utility Room: Seasoned Hardwood Frames with Flush Shutter

External Window & Glazing

Living Room/ Dinning/ lobby: Aluminium Glazing
Master bedroom: Aluminium Glazing
Other bedroom (s): Aluminium Glazing
Kitchen: Aluminium Glazing
Balconies/terraces: Aluminium Glazing
Master Toilet /Other Toilet: Aluminium Glazing
Servant/Utility Room: Aluminium Glazing

CEILING

Living Room/ Dinning/ lobby: Oil Bound Distemper
Master bedroom: Oil Bound Distemper
Other bedroom (s): Oil Bound Distemper
Kitchen: Oil Bound Distemper
Balconies/terraces: Weather Proof Paint
Master Toilet /Other Toilet: Oil Bound Distemper
Servant/Utility Room: Oil Bound Distemper

OTHERS

Kitchen: Modular Kitchen With Granite Counter Top, Stainless Steel Single Drain Board Sink With C.P Fittings
Master/Other Toilets: C.P Fittings With China Ware Fixtures

Location Map

Gurgaon's most exciting address

Set in the most advantageous location and the newest extension of North India's business Centre, Gurgaon, The Coralwood is geared to be the most covered address in Gurgaon.

Located in Sector 84 of New Gurgaon, just 2km away from National Highway 8. The Coralwood affords direct access to Via Sector Road to Dwarka Expressway and is situated just 25 minutes away from Indira Gandhi International Airport and 10 minutes from the railway station and Gurgaon's most recognizable landmark – the IFFCO Chowk.

What's more, Gurgaon proposed ISBT depot and a metro hub are being planned in the vicinity, making the Coralwood a truly well-connected place to call home





BUILT ON VALUES

SS Group Pvt Ltd. (CIN:U70109HR2010PTC048739)

Corporate Office: 77, SS House, Sector-44, Gurugram - 122 003, Haryana
T +91-124-4335100 **E** sales@ssgroup-india.com **W** ssgroup-india.com