



ASHIANA HOUSING LTD.

Site Office : Tree House Residences, Vasundhara Nagar, Opposite Tree House Hotel, Bhiwadi - 301019

Branch Office : Bhiwadi : 4th Floor, Village Centre, Vasundhara Nagar, Bhiwadi (Raj.)
T: [01493] 515 615, M : 86962 55835

Regd. Office: 11G, Everest, 46/C, Chowringhee Road, Kolkata - 700 071
CIN: L70109WB1986PLC040864
E-mail: investorrelations@ashianahousing.com
ashianahousing.com

EXCLUSIVITY

R E D E F I N E D



Exclusive

Have you ever wondered if your home is as exclusive as your tastes? You have an amazing life that inspires you and others around you. Your home should always express the beauty, creativity and power of your life with the way you live.

Yes, Ashiana Treehouse Residences is built to capture the lifestyle that matches your need for an exclusive home. Designed for a suitable contemporary and luxurious lifestyle, Ashiana Treehouse Residences will define your arrival to the top echelons of Bhiwadi.

Step into a well deserved exclusive lifestyle!

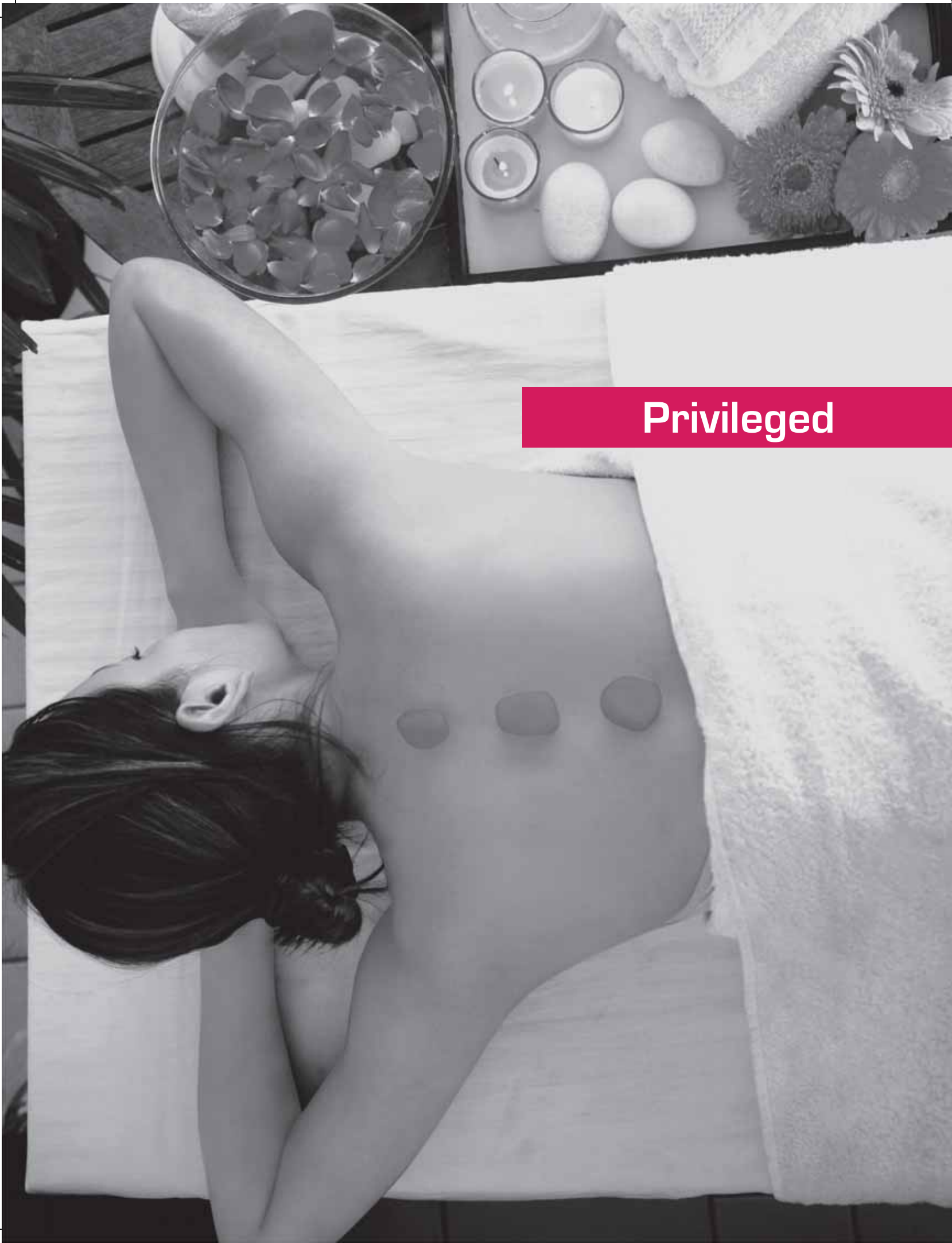
 **ashiana**
treehouse residences
COMFORT HOMES

Selective



It is said that there is no point being exclusive if you are not selective. Going by the same principle, Ashiana Treehouse Residences at Bhiwadi, is meant only for a selective few. With only 36 homes, Ashiana Treehouse Residences will define your status in the elite circles of Bhiwadi. Convenient, comfortable, luxurious, rich and yet subtle, Ashiana Treehouse Residences represent the pinnacle of your life. Yes, this is a position that cannot be shared with everyone.

Welcome to Ashiana Treehouse Residences – only for the selective few. Make your master move and show the World that you have arrived.



Privileged



Ashiana Treehouse Residences come with a lot of privileges. One of them being the use of the fully loaded Treehouse Club & Spa, which has facilities like restaurants, bar, billiards, card-rooms, conference room, library, gym, squash. You can shed a few calories at the lawn tennis or the indoor badminton courts, or cool down at the swimming pool over your favorite drink. You can even pamper yourself at the exclusive Spa with steam and sauna which will give your busy schedule a much-needed break.

You have the liberty to come down and shop at the ground floor shopping arcade which offers large retail outlets for your needs. A part of the terrace will have a secure kids play area and ultra modern gym.

These are only some of the privileges; discover many more when you step into the world of Ashiana Treehouse Residences.

Exceptional



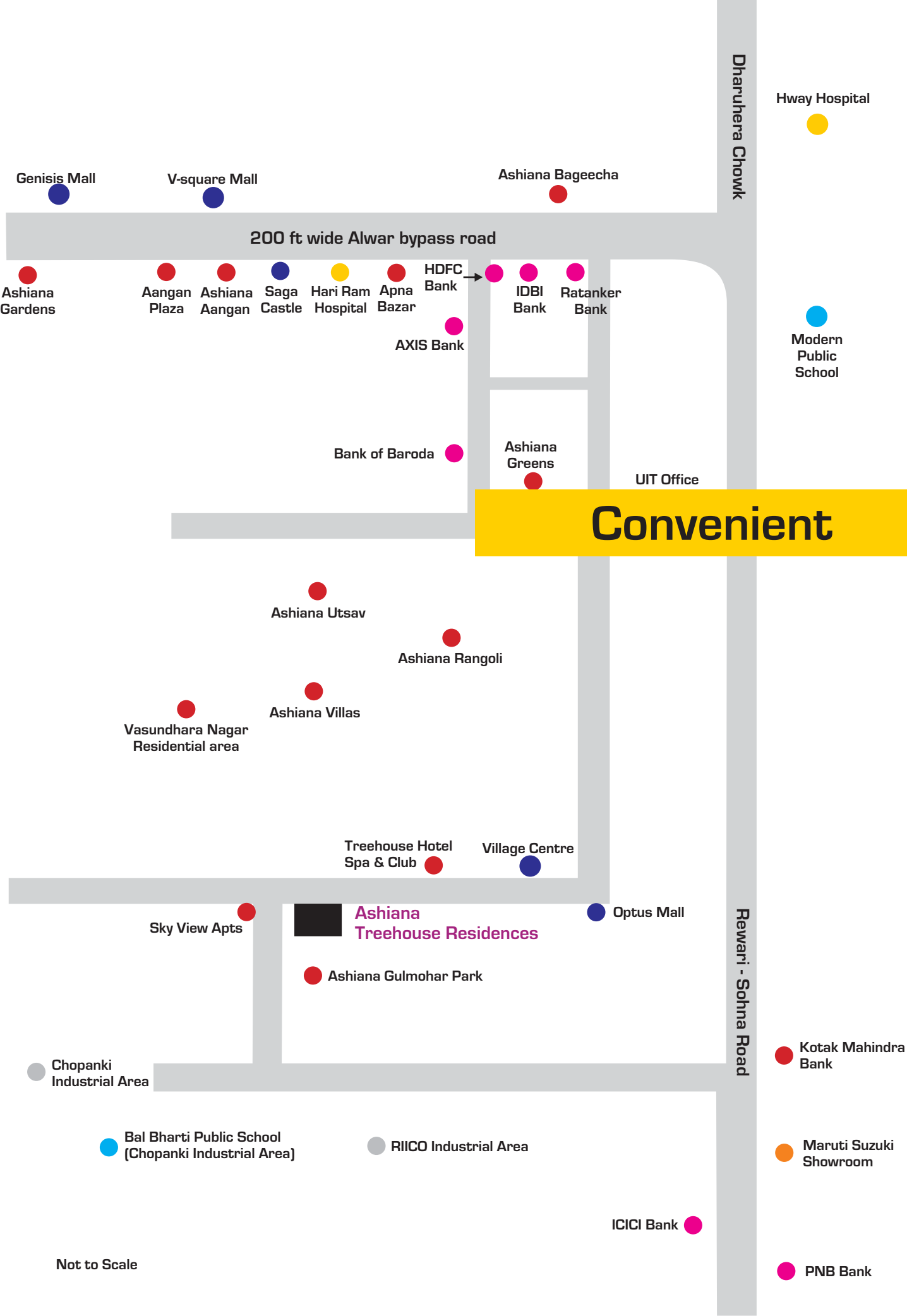
The lifestyle at Ashiana Treehouse Residences is exceptional. Once you are there, you will know what you've been missing all your life.

- Only 36 highend exclusive apartments
- 4 BHK of 3307 sq.ft. & 5 BHK of 3775 sq.ft. spacious apartments
- Modular kitchen
- Double charged digital vitrified tiles in drawing/dining and all bedrooms
- Split ACs in drawing/dining, living room & all bedrooms
- Gym and kids play area on part of terrace
- Shopping on ground floor
- Secure basement parking
- Membership of Treehouse Club & Spa
- Power back - up of 10 KVA
- Stainless steel finish automatic lifts
- Maintenance by Ashiana Maintenance Services



Ashiana Treehouse Residences is an epitome of how comforts are combined with convenience. Located in Bhiwadi, just off NH8 (Delhi – Jaipur Highway), it offers true suburban lifestyle away from the dust and din of the polluted metropolis. It is just 45 minutes drive from the IGI International Airport and only a 30 minutes luxurious drive from the millennium city – Gurgaon.

Situated opposite Bhiwadi's landmark - The Treehouse Hotel, Ashiana Treehouse Residences is one of the most convenient spots in the city. There are enough malls, shopping centres, entertainment areas and educational institutes within easy reach. The mere fact that some of the most sought after industrial areas are in and around Bhiwadi, it will be convenient to live and work within short distances, leaving you enough time to enjoy much larger qualitative free time!



4 BHK floor plan

ashiana
treehouse residences
COMFORT HOMES



Super Built-up Area - 3307 sq. ft. (307.23 sq. mts.)
(Built-up Area = Super Built-up Area - 18%)

Important to know: These plans are for representation purpose only and do not form a part of any agreement or legal binding on part of the company. Internal dimensions mentioned are from brick to brick and balcony dimensions are up to the outer edge of the balcony slab. Tiles/Granite can have inherent color and grain variations or may also differ from sample unit due to non-availability of material. Marginal difference may also occur during construction. Furnishing/furniture, gadgets, products and appliances displayed are not part of the sales offering and these are for representation intentions only. The floor plan is tentative and subject to variation and modification as decided by the Company/Architect. For updated floor plan, visit our website ashianahousing.com

[1 Sq. mt. = 10.764 sq. ft.]





Specifications

STRUCTURE		Earthquake resistant RCC frame structure as per the design of structural consultant
WALLS FINISH	Internal	POP in plumb & high quality washable plastic emulsion paint of specific shade from reputed brand as per consultant's designs
	External	Exquisitely designed classical exteriors finished in acrylic/textured paint of reputed brand
	Cornices	POP cornice as per architect's design in drawing/dining & all Bedrooms.
FLOORING	Drawing/Dining	Double charged vitrified digital tiles
	Bedrooms	Double charged vitrified digital tiles
	Balconies	Ceramic Tiles
TOILETS	Walls	Ceramic tiles up to a height of 7.5 feet
	Flooring	Ceramic tiles
	Fittings	Wash basin with granite counter top or counter type wash basin, geyser, exhaust fan, single lever fitting, wall hung WC's with concealed cistern,towel rail, viterous white sanitary ware of reputed company & health faucet in all toilets. Glass partition & rain shower in master toilet only.
KITCHEN	Flooring	Digital tiles
	Platform & cabinet	Modular kitchen, working platform in granite with stainless steel kitchen sink with double bowl and drain board as per architect's design
	Wall	2 ft. ceramic tiles dado above working platform with electric chimney, geyser & provision for RO

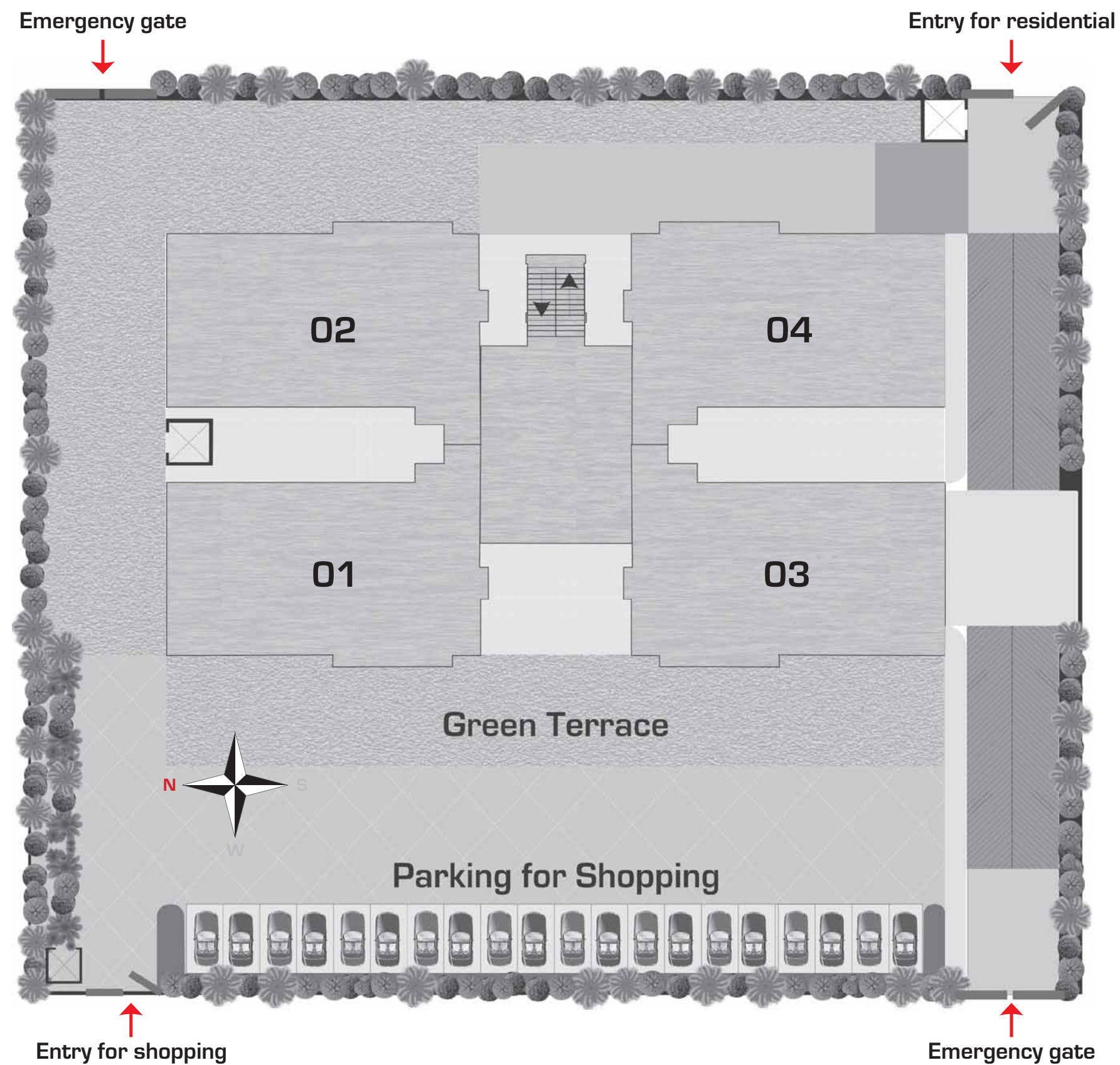
Note : All specifications are subject to variation and modification as decided by Company/Architect.



Specifications

WINDOWS		Powder coated / anodized aluminum or UPVC sliding windows with 4mm thick float glass
DOOR FRAMES		7'6" galvanized steel frame enamel painted in pleasing shade
DOORS	Main Door	35 mm moulded skin door with mortice lock & 2 coats of synthetic enamel paint in all doors. Magic eye in main door only
	Handles	Lever type brass/casted zinc handles with mortice lock
ELECTRICAL	Fittings	Modular electrical switches with sockets and fan regulators
	Wiring	All electrical wiring in concealed conduits with copper wires, convenient provision and distribution of light and power plugs
WATER SUPPLY		Water distribution in the complex will be through overhead tanks
GENERATOR		10 KVA power back-up in each unit with power back-up to common areas
TELEPHONE / TV		Socket points in all rooms
LIFTS		Two stainless Steel finish automatic lifts with generator back-up
STAIRCASE		Flooring combination of tiles and stone
AIR-CONDITIONING		2 split A/C in drawing/dining, 1 split A/C in living room and 1 split A/C in each bedroom
OTHER FACILITIES		Provision for DTH and washing machine point with water inlet and outlet at a convenient location
STAFF ROOM & TOILET		Flooring of ceramic tiles, geyser & IWC with PVC cistern

Note : All specifications are subject to variation and modification as decided by Company/ Architect.



Not to scale

Important to know: The site layout is not a legal document. It is tentative and describes the conceptual plan to convey the intent and purpose of Ashiana THR. The services shown in the layout include gas, bank, electrical, water works, solid waste management, STP etc. are located in various parts of the project including basement and open area. Intent is to briefly indicate service locations. The services/facilities may be modified/relocated based on requirements of various consultants. For updated floor plan, visit our website ashianahousing.com

Site Map



SQ.FT.	TYPE	Nos.
3775	5 BHK	02
3307	4 BHK	34



Ashiana maintenance services is a professionally managed company which has a team of responsible, experienced and trained staff to maintain the common areas. As residents of Ashiana facilities, you are not required to take tensions of the mundane chores, like the services of a plumber, electrician and garbage disposal.

The facade and exterior are well maintained along with streets & common areas and proper yard lighting is ensured. The greens in and around the facilities are well manicured and maintained.

Not only that, regular events within the complex like festival celebrations, sports competitions among residents are organized to encourage a harmonious living.

Advantage - continuous care

- Well maintained common areas & lighting, exterior of buildings, parks, streets and surroundings
- Comparatively easy liquidity and property appreciation due to quality maintenance
- Regular maintenance increase the life of DG sets, water pump and hence reduces the capital expenditure
- Moving in services
- Activities for social get - together



Facility management



"North India's No. 1 Caring Brand" for Best in Care, Customer Connect & Most Desirable Practices by Track2Realty in the year 2019

ashianahousing.com awarded as **"Real-Estate Website of the Year"** by **10th Realty+ Excellence Awards (North)** in the year 2018



Rated by **Forbes** among **Asia's 200 Best Under a Billion Dollar Companies** twice in a row in the year 2010 & 2011

NDTV Property Awards 2016 felicitated **"Ashiana Dwarka"** as **"Budget Apartment Project of the Year"** as **"Budget Apartment Project of the Year"** in **Tier 2** cities



CNBC Awaaz felicitated **Ashiana Housing Limited** with **One of the Most Promising Company of the Next Decade** in the year 2015

Awarded as **Best Investor Communication Practice in the Emerging Corporate Category** by **Research Bites** in the year 2014



Awards & Recognitions

These awards are a great acknowledgment of our work, however our excitement comes from delivering value and differentiated product to you. The differentiators are:

- Quarterly work progress report with pictures.
- Pricelists on website
- Maintenance services
- Direct Sales
- Trained sales executives
- Timely possession
- Property services
- Dedicated customer grievance addressal department.
- All payments through cheque/DD only