

MaxX

LIFESTYLE
LUXURY
AMENITIES

THE LARGEST TOWNSHIP OF WESTERN SUBURBS

MaxX Sunteck World NAIGAON



ENJOY THE **MaxX** COMFORTS



HIGH STREET



HYPERMARKET



ENTERTAINMENT &
MULTIPLEX ZONE

PROPOSED DEVELOPMENT



HEALTHCARE



CRÈCHE



SCHOOL

LIVE THE **MaxX** LIFE

150 acres
approx. land parcel

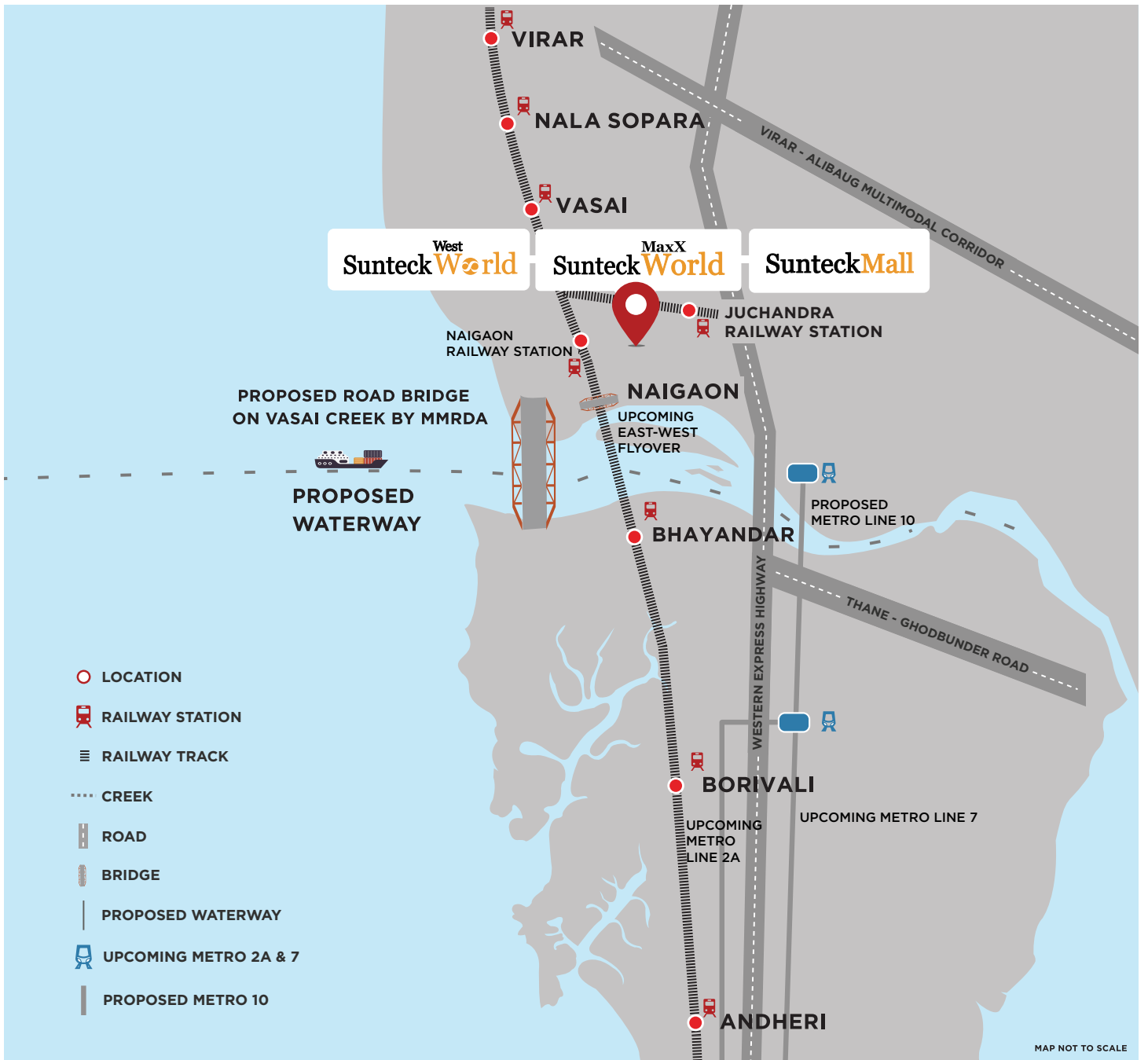
15 acres
approx. development

10.2 acres
approx. green landscape area

23
Storeys

1,2 & 3
Premium Bed Residences





EASY CONNECTIVITY

5 MINS
by road from Naigaon
Railway Station

5 MINS
by walk from Juchandra Railway
Station (Central Line)

20 MINS
from Borivali via
Western Express Highway

THE EAST-WEST BRIDGE
Connecting Naigaon East to Naigaon
West

UPCOMING METRO
Proposed Metro 2A, 7 & 10 will provide excellent
connectivity

BHAYANDAR-NAIGAON SEA LINK
Stretching over 5 kms with six-lanes, it will connect
with the Mumbai-Ahmedabad National Highway No. 48

VIRAR - ALIBAUG MULTIMODAL CORRIDOR
With an aim to provide connectivity between MMR and Alibaug,
the MMRDA has proposed phase-I construction from Navghar
(in north MMR near Vasai-Virar) to Balavali (near NH17).



*ARTIST'S IMPRESSION



Grand Clubhouse

*ARTIST'S IMPRESSION



**Waterside
Yoga Garden**

REFERENCE IMAGE



**Senior Citizen
Seating**

REFERENCE IMAGE



Swimming Pool

REFERENCE IMAGE

**50+
AMENITIES**



Kids Play Area

REFERENCE IMAGE



Fitness Zone

REFERENCE IMAGE



Multipurpose Hall

REFERENCE IMAGE



Amphitheatre & Skating Rink

*ARTIST'S IMPRESSION

REFERENCE IMAGES

- Central Park with Cricket Pitch
- Fitness Zone
- Nest Pavilion
- Maze
- Amphitheatre
- Waterside Yoga Garden
- Bridge Walk
- Viewing Pavilion

- Grand Clubhouse
- Barbeque Pavilion
- Swimming Pool
- Tennis Court
- Party Lawn
- Table Tennis Court
- Mini Forest
- Badminton Court

- Botanical Garden
- Informal Seating
- Birds Pavilion
- Senior Citizens' Shaded Sit-out
- Kids Play Area
- Sand Pit
- Floral Garden
- + Many More**

THE LARGEST TOWNSHIP OF WESTERN SUBURBS



MAP NOT TO SCALE

ABOUT SUNTECK

- Sunteck Realty Limited (SRL) is the **fastest growing** Mumbai-based real estate development company.
- Sunteck is amongst the **top 5 listed real estate** companies on NSE and BSE.
- Sunteck holds one of the **strongest balance sheets** with almost **negligible debt** levels and visible cash flows.
- SRL focuses on a city-centric development portfolio of about **30 million square feet** spread across **25 projects** at various stages of development.
- Sunteck's presence across the spectrum is **differentiated** by Uber Luxury, Ultra Luxury, Premium Luxury & Aspirational Luxury segments.
- SRL's **flagship project Signature Island** in Bandra-Kurla Complex (BKC) is home to some of the most renowned head honchos of leading financial institutions, corporates, global conglomerates and renowned celebrities.



SIGNIA ISLES
OC RECEIVED

SIGNATURE ISLAND
OC RECEIVED

SIGNIA PEARL - BKC
RERA NO: P51800007921

Sunteck

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MAHARERA REGN. NO.: P99000024072 | P99000024080 | P99000024111 | P99000024173. DETAILS AVAILABLE AT <https://maharera.mahaonline.gov.in>
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