

**M3M**

**CAPITAL**

LUXURY GOLF RESIDENCES

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HARERA Registration No. - RC/REP/HARERA/GGM/531/263/2022/06

Dated. 02.02.2022



## PART OF A LARGER THAN LIFE DEVELOPMENT OVERLOOKING DELHI GREENS

Discover what awaits you when you make M3M Capital your new home. From the open green spaces to the finest closed interiors to a location that connects you to the world, all this gets enclosed in this single destination.



Golf Inspired  
Lifestyle



Right Next to  
International Airport



0 Km to  
Delhi



Enjoy Well-established Social  
Fabric of Delhi & Gurugram



2.5 & 3.5 BHK  
**LUXURY**  
GOLF RESIDENCES

84%  
EFFICIENT  
HOMES



HOME  
OFFICE

GET AN EXTRA  
**0.5 ROOM**  
WITH M3M THAT  
YOU CAN CUSTOMIZE  
YOUR WAY



HOME  
GYM



Artistic Impression

UNMATCHED  
&  
UNPARALLELED  
**LIVING**  
EXPERIENCE



100+ Amenities  
and Services



Ample Parking Space  
with Stilt Level  
Parking



Largest Clubhouse  
on Dwarka Expressway  
(Approx. 6,967 Sq.mtr.)



Acres of Green  
and Open Spaces



Pristine  
Water Bodies



World-class  
Outdoor Pool



Golf Themed  
Landscapes

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**YOUR AREN'T JUST INVESTING IN A HOME,  
YOUR ARE INVESTING IN A LIFESTYLE!**

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High-end Shopping Zones



Premium Dining Spaces



Kids Play Area



Open Spaces for Yoga & Meditation

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## RISING IN THE MOST THRIVING AREA OF GURUGRAM SMART CITY DELHI AIRPORT

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### DIPLOMATIC ENCLAVE II:

Coming up in Sector 24, Dwarka, the 2<sup>nd</sup> Diplomatic Enclave of Delhi will house embassies, chanceries, high commissions and ambassador residences

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### RIGHT NEXT TO DELHI IN SECTOR 113, DWARKA EXPRESSWAY –

India's widest expressway, M3M Capital will soon become the epicenter of luxury in India

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### DELHI'S LARGEST TRANSPORTATION HUB:

Being developed at Bijwasan in South West Delhi, this transportation hub will integrate all modes of transport

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### INDIA INTERNATIONAL CONVENTION & EXPO CENTRE (IICC):

Being developed on 90 hectares of land in Sector 25, Dwarka, this convention centre will be the largest of its kind in India

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## RISING IN THE MOST THRIVING AREA OF GURUGRAM SMART CITY DELHI AIRPORT

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### TUNNEL LINKING TO IGI AIRPORT:

Delhi NCR's longest tunnel road, about 4km long, is proposed for seamless connectivity from Gurugram to Dwarka & IGI Airport

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### INTERNATIONAL SPORTS COMPLEX:

This is coming up in Sector 19 of Dwarka Sub-city on a 62 acre land with an 18,000 seater stadium

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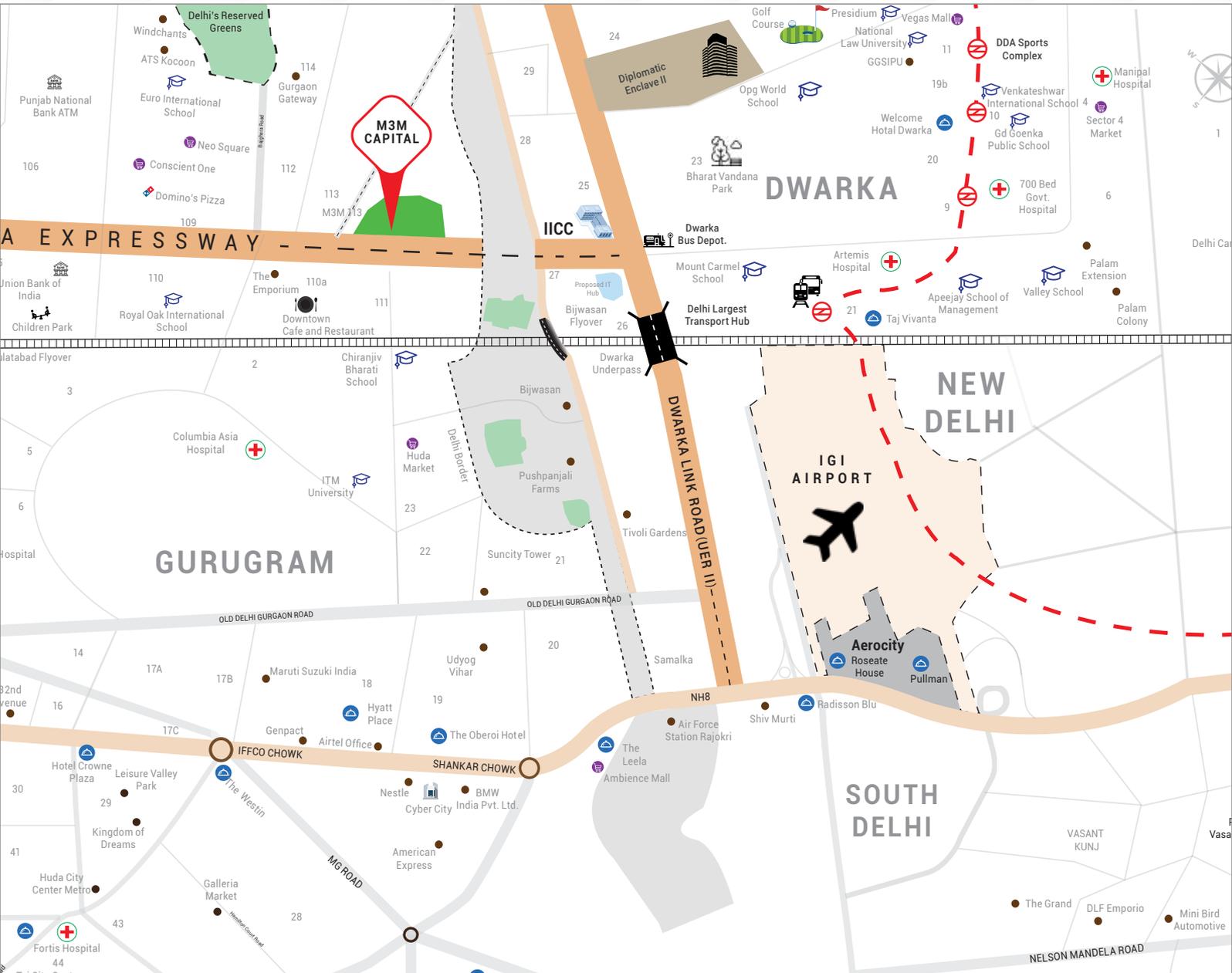


### INDIA'S LARGEST THEME PARK

Dwarka is about to get a 220-acre large park: Bharat Vandana Park. Set to be one-of-its-kind with an eco-forest zone, several lakes, cultural and adventure sports facilities.

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# THE FIRST LUXURY GOLF RESIDENCES IN THE HEART OF DELHI NCR



Located on the cusp of Delhi and Gurugram, the project offers an array of conveniences and comforts. Enjoys proximity to the educational institutions, malls, restaurants, hospitals, and headquarters of multinational companies.



MAIN ENTRY  
THROUGH 200M WIDE  
DWARKA EXPRESSWAY



5 MINS TO  
DIPLOMATIC  
ENCLAVE



7 MINS TO  
INTERNATIONAL  
AIRPORT



20 MINS TO  
SOUTH DELHI



5 MINS TO LARGEST  
TRANSPORTATION HUB



20 MINS TO  
CYBER CITY



3 MINS TO IIGC :  
ASIA'S LARGEST  
CONVENTION CENTRE



## **UNION BUILDMART PRIVATE LIMITED**

(CIN- U70100HR2012PTC089615)

### **Registered Office Address:**

Unit No. SB/C/5L/Office/008, M3M Urbana Sector-67,  
Gurugram, Manesar, Urban Complex, Gurugram, Haryana 122102

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### **Sales Gallery**

M3M Experia, Sector-113, Dwarka Expressway, Gurugram-122017,  
Haryana, India

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### **CRM Cell**

M3M Urbana Business Park, 10th Floor,  
Tower A, Sector - 67, Golf Course Road (Extn.),  
Gurugram-122101, Haryana, India

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### **Project Site**

M3M Capital, Sector-113, Dwarka Expressway,  
Gurugram-122017, Haryana, India

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Disclaimer: "M3M CAPITAL" is registered with Haryana Real Estate Regulatory Authority vide Regn. No. RC/REP/HARERA/GGM/513/245/2021/81, dated 29.11.2021, being developed on the Project land admeasuring 1.425 acres, situated in Sector-57, Gurugram, Haryana and forming part of the land admeasuring 199.063 acres for the larger residential colony. The Project is being developed by M/s. Paryapt Infrastructure Private Limited under License bearing no. 10-16 of 1996 dated 16.02.1996 granted by DTCP Haryana in favour of various land owners in revenue estate of Village Tigra, District Gurugram. | The use of word 'M3M' shall in no manner be construed or interpreted as M3M India Pvt. Ltd. being the Promoter and / or Developer of the Project. The use of the word/ name/ mark 'M3M' is under the brand licensing arrangement with M3M India Private Limited. Contents of this advertisement are only for general information and not a legal offering. All images are purely artistic conceptualization and do not replicate the exact product and should not be relied upon as definitive reference. The specifications, dimensions, landscaping, services, facilities, & infrastructure etc. are illustrative & indicative and are subject to the change as per the approval from the respective authorities. Persons interested in investing in the project should make inquiries at the sales office of the Company. In the opinion of Company, the words / phrases used are generic terms. Nothing contained herein intends to constitute a legal offer and does not form part of any legally binding agreement. | Nothing contained herein shall construe as any scheme or deposit plan or investment advice/offer/proposal under the applicable law or any scheme under SEBI Act, 1992 and/or any other applicable law. | Dispute with regard to the interpretation of information will be subject to the exclusive jurisdiction of District Court at Gurugram and Hon'ble High Court of Punjab & Haryana at Chandigarh, India. | Any person interested to buy/book a property in M3M Atrium 57 may contact the office of company directly or contact on the phone numbers as mentioned in the advertisement for knowing the detailed terms and conditions of the booking/allotment. | \*\*Terms & Conditions apply. | 1 Hect. = 2.471Acres, 1 Acre = 4840 sq. yds. or 4046.86 sq. mtrs., 1 sq. mtr. = 10.764 sq.ft.