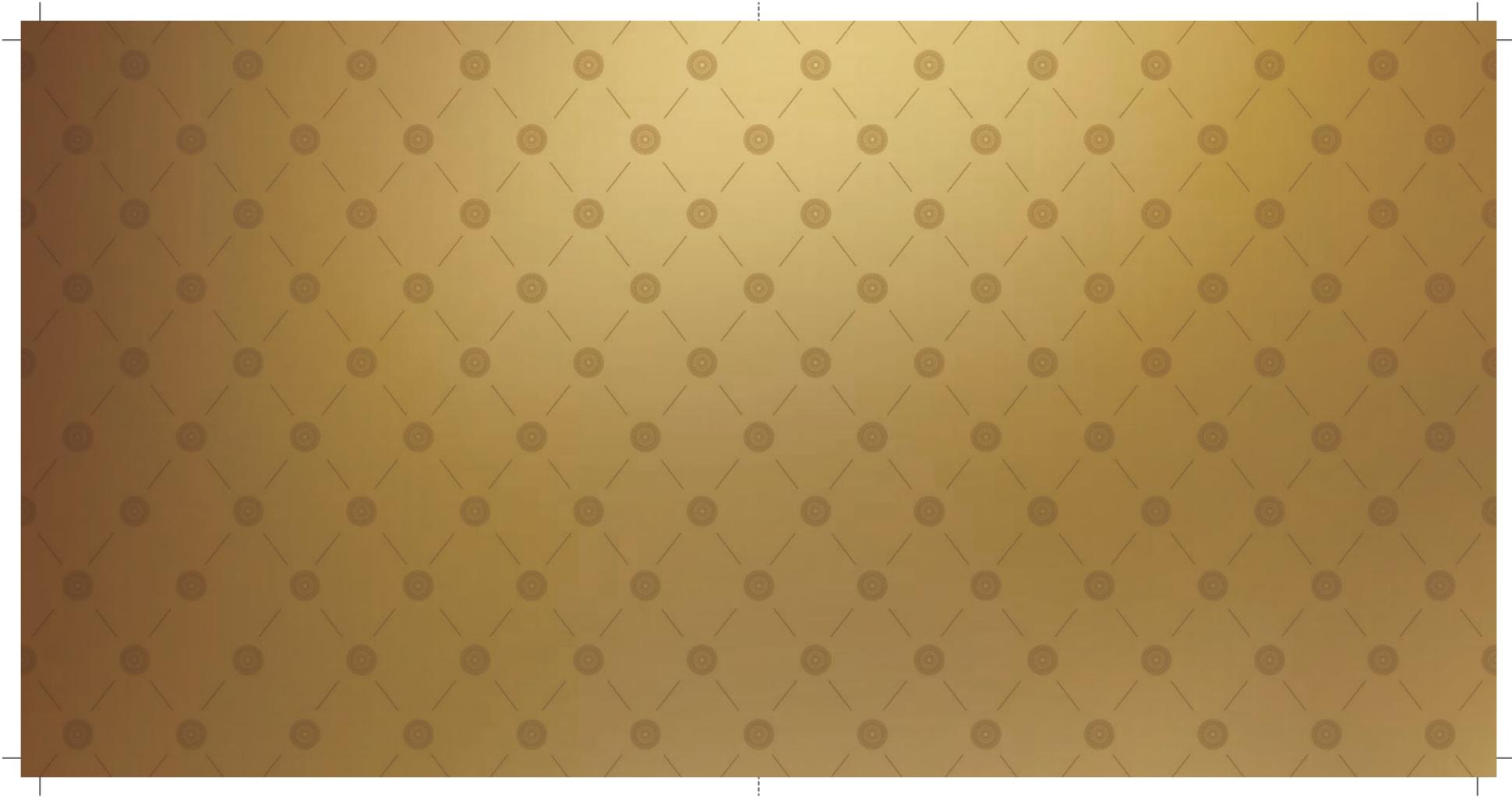




WORLD VILLAS

—
CHOWK - PANVEL





My Epitome
of Luxury

सच में कुछ बदल रहा है

Sunny Leone

at



WORLD VILLAS

ADDRESS FOR GENERATIONS

CHAIRMAN'S FOREWORD



Dear Friends,

World Villas to Mumbai City, people will change the trend in the "Top Class" living category. World Villas was conceived with a one thought "Can we bring a change"? Today with the travel being comfortable and easy it is the same time of about 1 hour we travel from one point to another, making a person not give a second thought not to travel. Drive along the scenic Atal Setu with self driving is hassle free. The personal touch to the design element has been the core of making World Villas. It was a God's gift of all falling in place, I find World Villas a choice with no comparison. I want to thank Mr. Christopher Beninger in the sketching the calligraphy flow of the streets & layouts, Mr. Vinod Pahuja bringing out the perfect proposition of the livable spaces of home so called villas, Mr. Dhiraj Patil detailing all the open spaces & pathways is an orchestra which has fluted the best flow of World Villas

I say LUXURY is to be experienced & I am going to stay with you in my personal villa at World Villas along with you overseeing the river water & mango trees woodland.

Truly, सच में कुछ बदल रहा है!

ARIHANT
SUPERSTRUCTURES LTD.

Ashok Chhajer
Chairman

Changing™
Lifestyle



*Not an entitlement, But your earned privilege.
To belong to an inner circle,
Who match your stature and your taste for only the very best.*

*An investment in the fulfillment of your &
family's need of a rich lifestyle.*

A lineage you will leave behind for generations to come

Welcome to
The Address for Generations



Give Your Name Plate
A Worthy Address.

And Your Family A Home
That Lives Forever.

Close to the City Closer to Nature Living



10 MILLIONAIRE STREET, CHOWK, OPP. ND STUDIOS,
OLD MUMBAI PUNE HIGHWAY, PANVEL.

Just 30 minutes away from Navi Mumbai and 60 mins from South Mumbai, World Villas, finds its pride of place in the womb of nature. Surrounded by hills on 3 sides and home to a private forest, a perennial water fall and a flowing river, it ranks amongst the most picturesque places to live in the world.



Stock Image

Your Private World Connected to the City

60 minutes from South Mumbai
via Atal Setu (MTHL)

40 minutes
from Vashi

50 minutes from
Pune via Expressway

30 minutes from upcoming
Navi Mumbai International Airport

**Thriving essential & social infrastructure within minutes of
driving distance**

Hiranandani Fortune City Mall & School: **8 mins (4 kms)**

Reliance Township & Dhirubhai Ambani Hospital: **6 mins (3 kms)**

Chowk Railway Station: **4 mins (2 kms)**

9 Aces- 9 Hole Golf Course: **2 mins (1 km)**

Saltt Restaurant & Bar: **5 mins (3 km)**

Prominent 5-star hotels, fast-food joints, roadside shacks,
pet care shops: **2 mins (1 km)**





Pure Air - Which defines Age & Health
Impressive Air Quality Index (AQI) 80

Nestled in the heart of nature, surrounded by hills and waterbodies.

All year round healthy climate that helps reduction of respiratory illness and improve longevity.

A community where pure living is a reality.

Stock Image



WORLD VILLAS

ADDRESS FOR GENERATIONS

88 Acres | 10 Curated Experiences

1 Immersive World

- 1 63 Acre Villa Community
- 2 10 Acre Club Gymkhana
- 3 10 Acre 5-Star Hotel & Spa
- 4 6 Acre Mango Tree Woodland
- 5 1 KM Riverside Promenade
- 6 1 Acre Outlet Mall (Commercial)

10 MILLIONAIRE STREET

10 MILLIONAIRE STREET

Artist's Impression





WORLD VILLAS

ADDRESS FOR GENERATIONS





Artist's Impression

Your Arrival to the High Society

World Villas at Chowk Panvel, is a sprawling 63 - acre haven, where bounties of nature and lavishness of luxury are truly engraved. A Gated Luxury Villa Community offering grand Delhi, Kothi style villas, World Villas is an epitome of refined grace, with world-class amenities that marks your arrival in the high society.

**40 feet Grand Colonial Vitruvian
Architecture Entrance Gate.**



Status has no limitation
at World Villas

Sunny Leone
at



WORLD VILLAS

ADDRESS FOR GENERATIONS

63 Acre International Standards Community Living



PROJECT HIGHLIGHTS

63 acre High Society Address Featuring
Delhi Kothi Style Themed Villas

Forest Grove - 6 Acre Mango Tree Woodland

Serene Bay - 1 km Riverside Promenade

White Waters - The all season waterfall

The Walk - Elevated Walking Track

**Resident apartments for 500 servicemen & hospitality
managers with driver's dormitory** inside the complex

**Open air below-the-sky cinema at Celebration Plaza
& amphitheatre**

Artist's Impression



Escape the Concrete.
Live the Private Jungle

FOREST GROVE

6 ACRE MANGO TREE WOODLAND

Nature's Nest - Children's Tree park

The Eden Lawns - Picnic Garden

Into the Woods - Forest Trail

Camping in The Wild - Wilderness Camping

Artist's Impression



Feel On Top Of The World.
In Nature's Warm Embrace.

Nature's Nest

Artist's Impression

The Eden Lawns - Picnic Garden

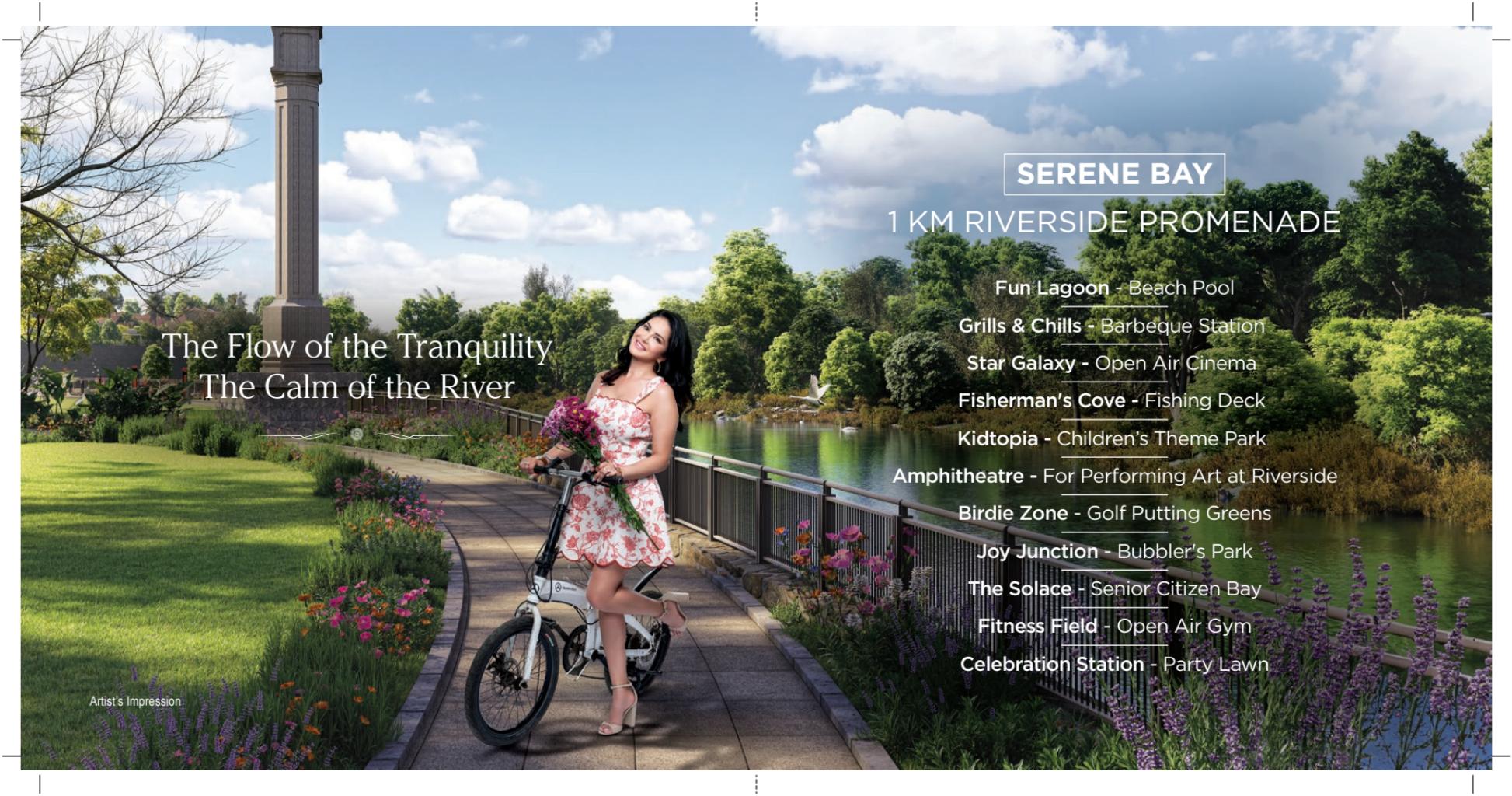


All are Stock Images

Into the Woods - Forest Trail



Camping in The Wild - Wilderness Camping



The Flow of the Tranquility
The Calm of the River

Artist's Impression

SERENE BAY

1 KM RIVERSIDE PROMENADE

Fun Lagoon - Beach Pool

Grills & Chills - Barbeque Station

Star Galaxy - Open Air Cinema

Fisherman's Cove - Fishing Deck

Kidtopia - Children's Theme Park

Amphitheatre - For Performing Art at Riverside

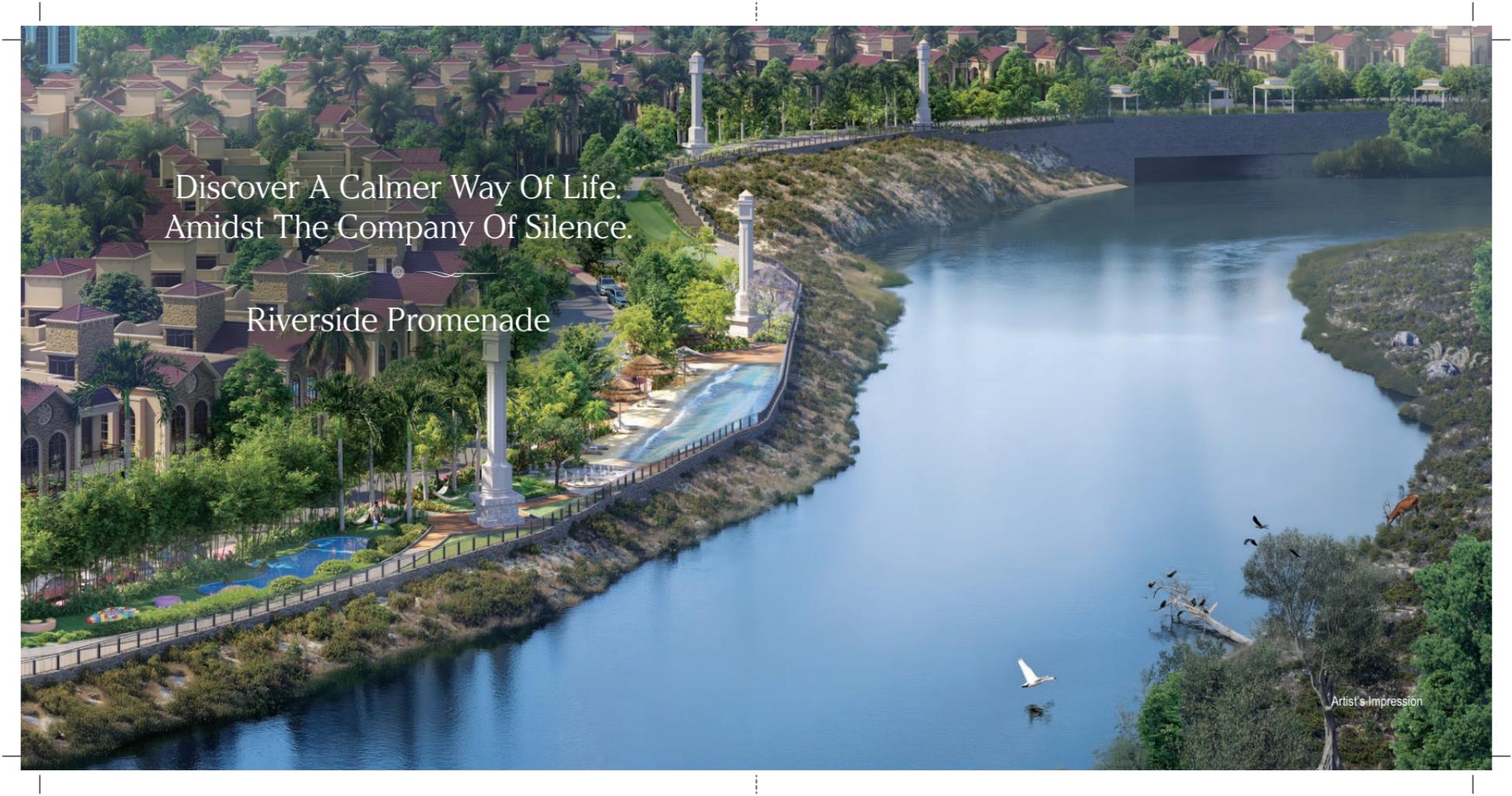
Birdie Zone - Golf Putting Greens

Joy Junction - Bubbler's Park

The Solace - Senior Citizen Bay

Fitness Field - Open Air Gym

Celebration Station - Party Lawn



Discover A Calmer Way Of Life.
Amidst The Company Of Silence.

Riverside Promenade

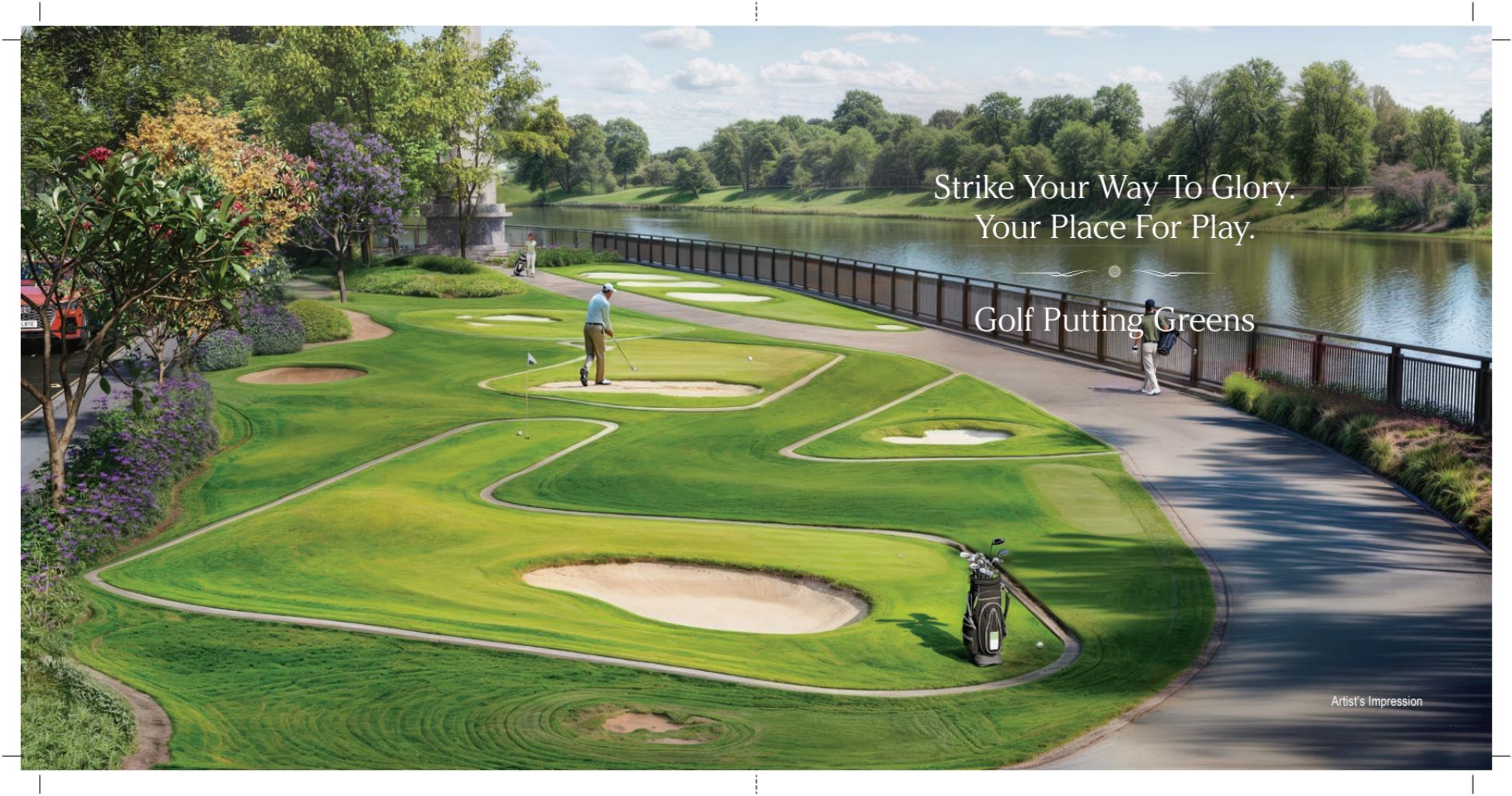
Artist's Impression



A Place To Unwind.
Your Destination For Relaxation.

Beach Pool

Artist's Impression



Strike Your Way To Glory.
Your Place For Play.

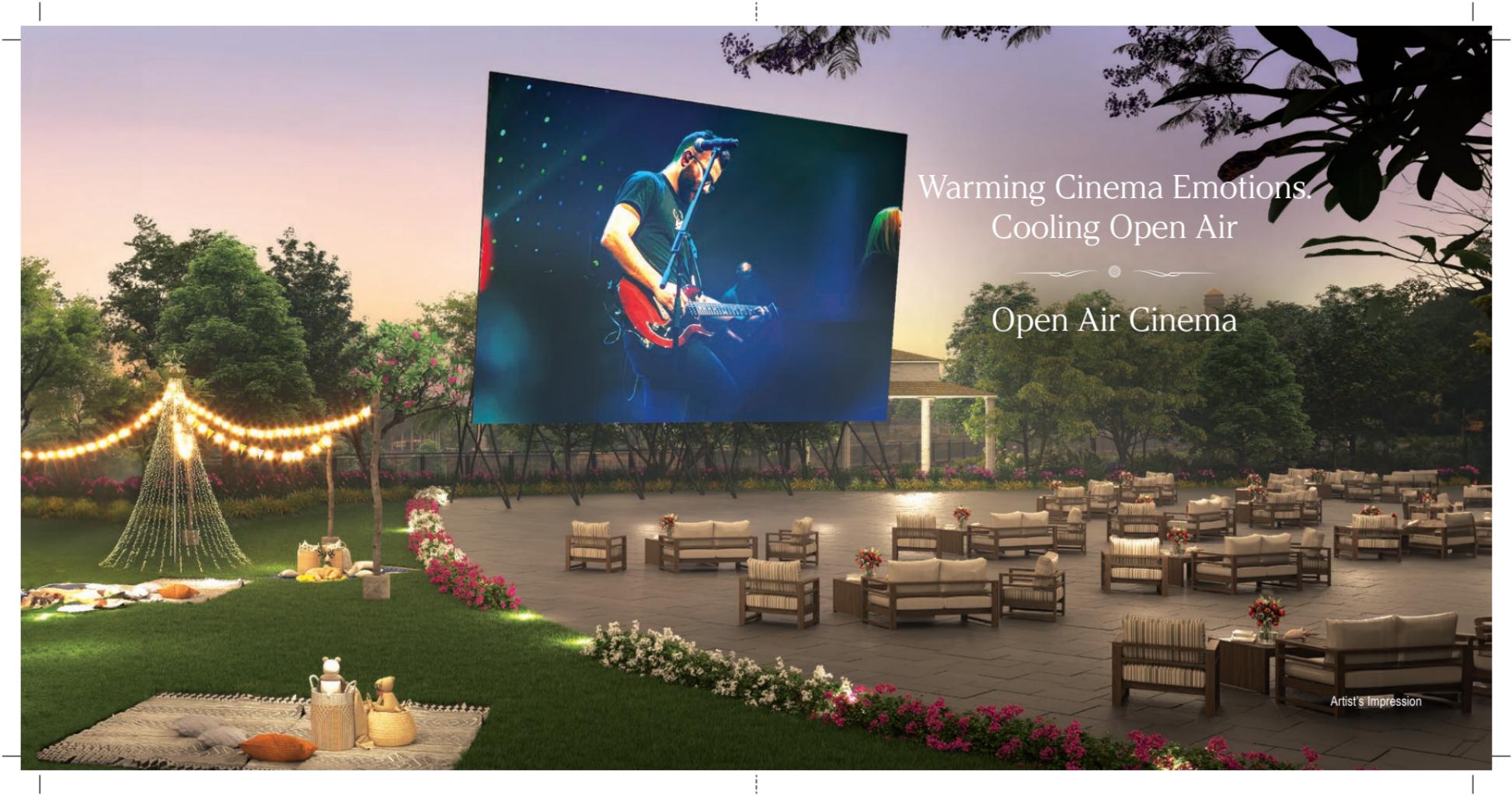
Golf Putting Greens

Artist's Impression

Dance Of The Fountains.
Rise Of Reminisce.

Bubbler's Park

Artist's Impression



Warming Cinema Emotions.
Cooling Open Air

Open Air Cinema

Artist's Impression

Grills & Chills - Barbeque Station



All are Stock Images

Fisherman's Cove - Fishing deck

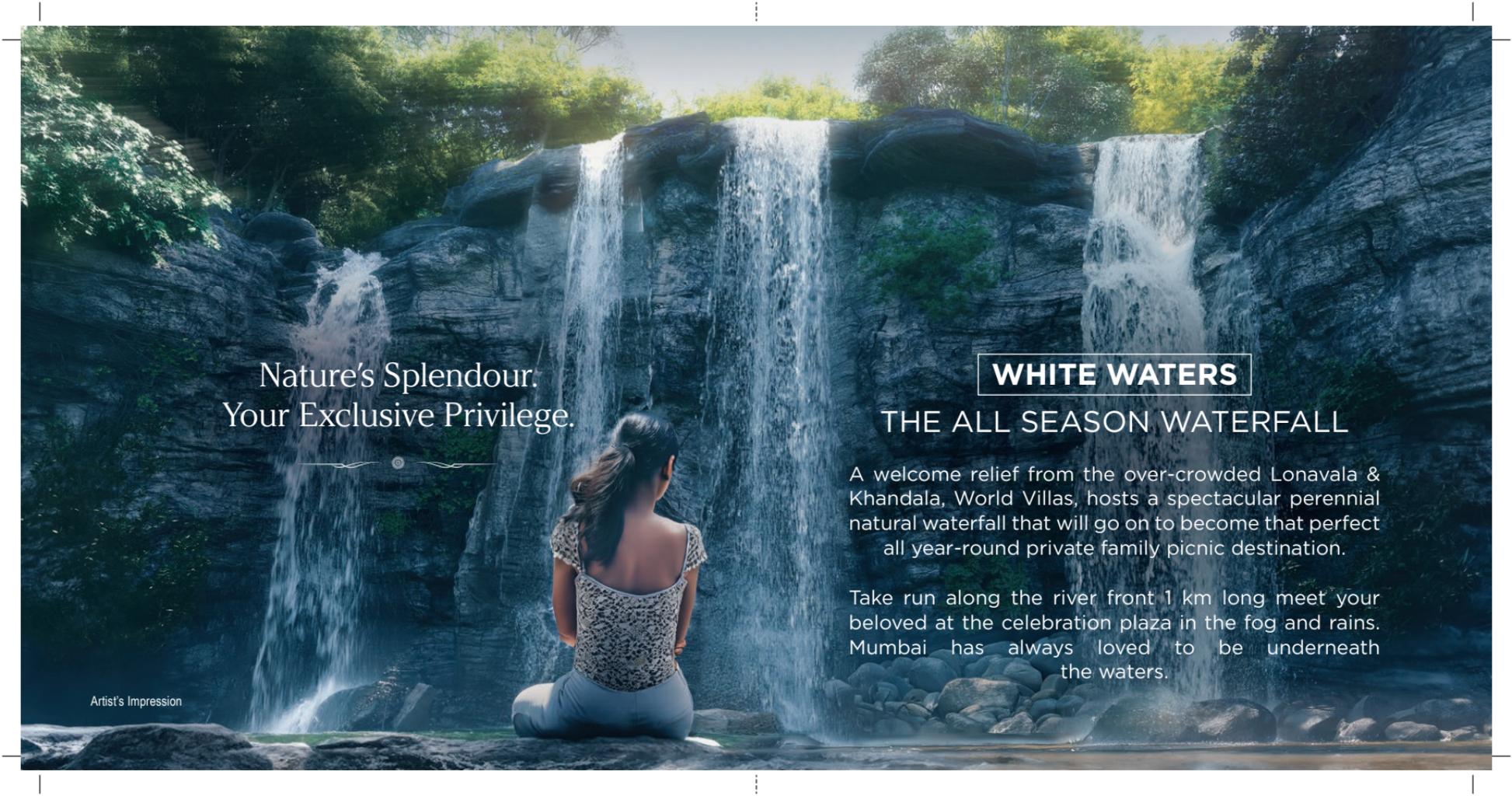


Kidtopia - Children's Theme Park



Riverfront Community Surrounded
by Nature

Artist's Impression



Nature's Splendour.
Your Exclusive Privilege.

Artist's Impression

WHITE WATERS

THE ALL SEASON WATERFALL

A welcome relief from the over-crowded Lonavala & Khandala, World Villas, hosts a spectacular perennial natural waterfall that will go on to become that perfect all year-round private family picnic destination.

Take run along the river front 1 km long meet your beloved at the celebration plaza in the fog and rains. Mumbai has always loved to be underneath the waters.



Love Homes with
Gorgeous Scenes

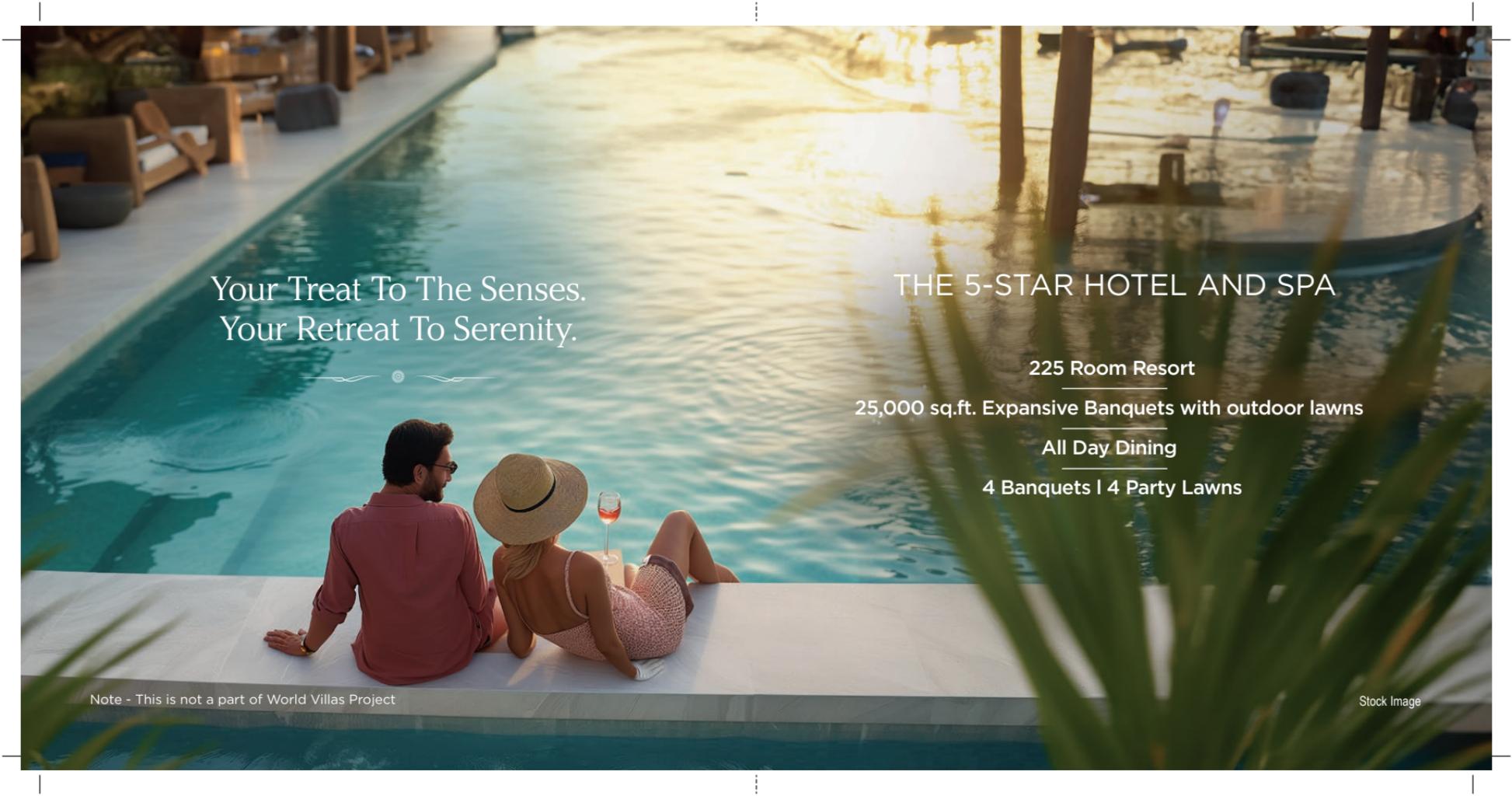
Sunny Leone

at



WORLD VILLAS

ADDRESS FOR GENERATIONS



Your Treat To The Senses.
Your Retreat To Serenity.

THE 5-STAR HOTEL AND SPA

225 Room Resort

25,000 sq.ft. Expansive Banquets with outdoor lawns

All Day Dining

4 Banquets | 4 Party Lawns

Note - This is not a part of World Villas Project

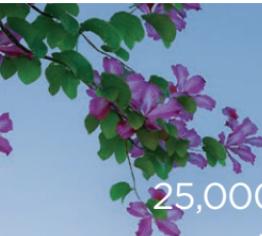
Stock Image

5 STAR
A 10 ACRE HOTEL AND SPA



Separate project, not a part of offer.

Artist's Impression



MAJESTICA

25,000 SQ.FT. EXPANSIVE BANQUET
WITH OUTDOOR LAWNS



Separate project, not a part of offer.

Artist's Impression

Mumbai's Biggest Club
for the rich and elite society.



SOCIAL CIRCLE FOR 'MY TIME - MY LIFE'
SPORTS • CLUBBING • LEISURE

Honouring the legends of sports who wore the '10' Jersey, Club 10 Gymkhana will be the biggest Private Sports Gymkhana, offering a plethora of sporting, fitness, wellness, leisure, recreation and entertainment avenues hosted in its 10-acre expanse.

Ground - 20 Ft. Height | 1st level 30 Ft. Height

Separate project, not a part of offer.

Artist's Impression

The Playground of Ganadors. IPL Size Cricket Ground.



RECREATING THE LORDS & OVALS

Behold a majestic Gymkhana overlooking an IPL size cricket ground, hosting a large open restaurant Veranda - recreating the charm of the iconic Lord's or Oval. Watching your family member play here or enjoying a private match is no less than proud feeling.



Separate project, not a part of offer.

Artist's Impression



Truly Changing
Lifestyle

Sunny Leone
at



WORLD VILLAS

ADDRESS FOR GENERATIONS

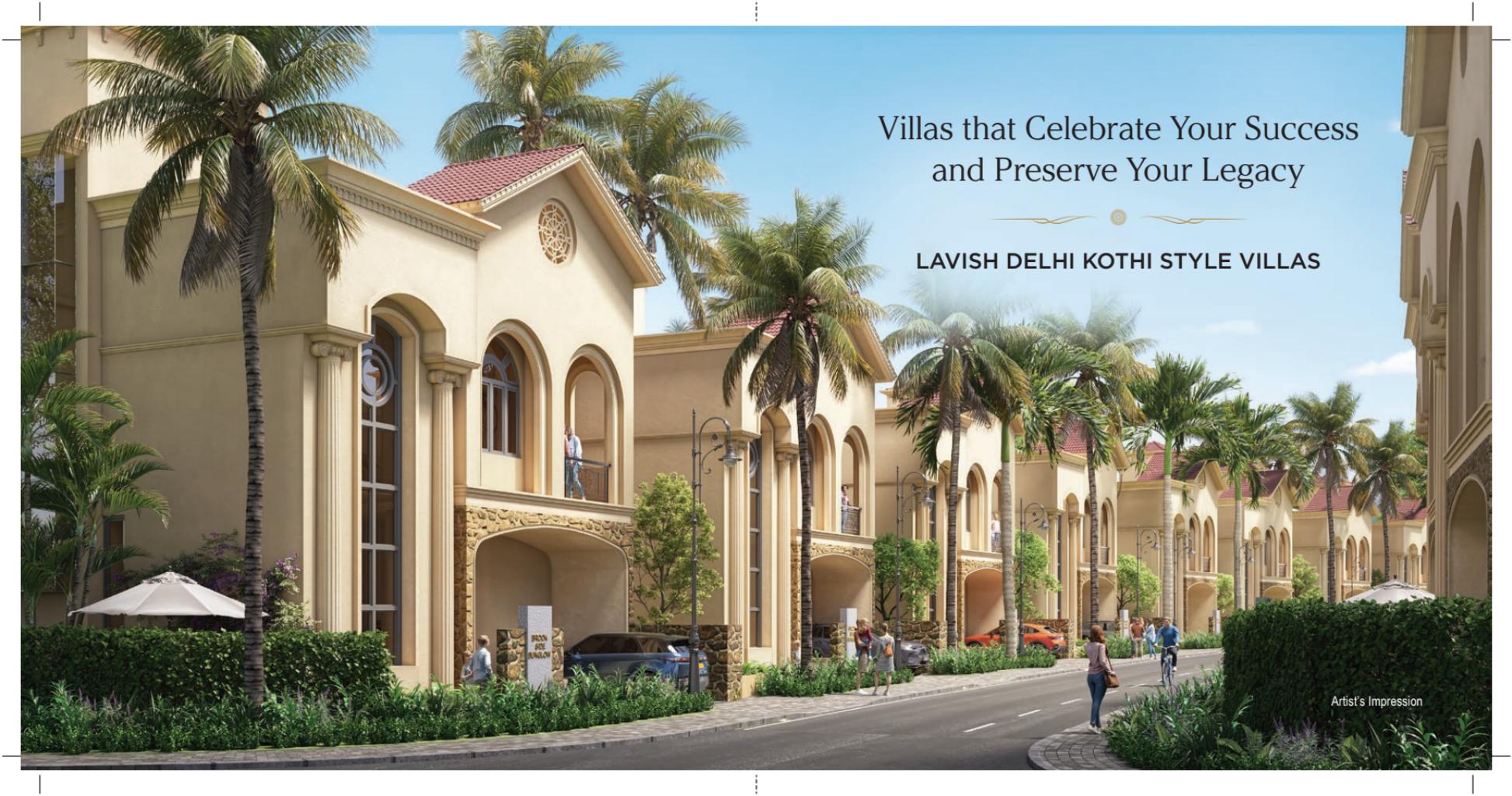


The Best of Nature & Luxury
Privileged Villa Living for Your Family.

VILLA LIVING PRIVILEGES

Arihant Superstructure Limited villa project World Villas is to change the trends and style of living. सच में कुछ बदल रहा है. Travel time same as in a city, in the womb of the nature, double height living spaces, front garden and backyard, balconies and terraces in the exclusive villa gated community of 400 villas. No apartments, No highrises, all like Italian cities with terracotta sloping roofs supported by other projects lifestyle Club 10 Gymkhana and 225 rooms 5 Star Hotel Housing Night Club, 6 Restaurants, Spa, Banquets, Mini Waterpark, Cricket Ground and 30 Sports.

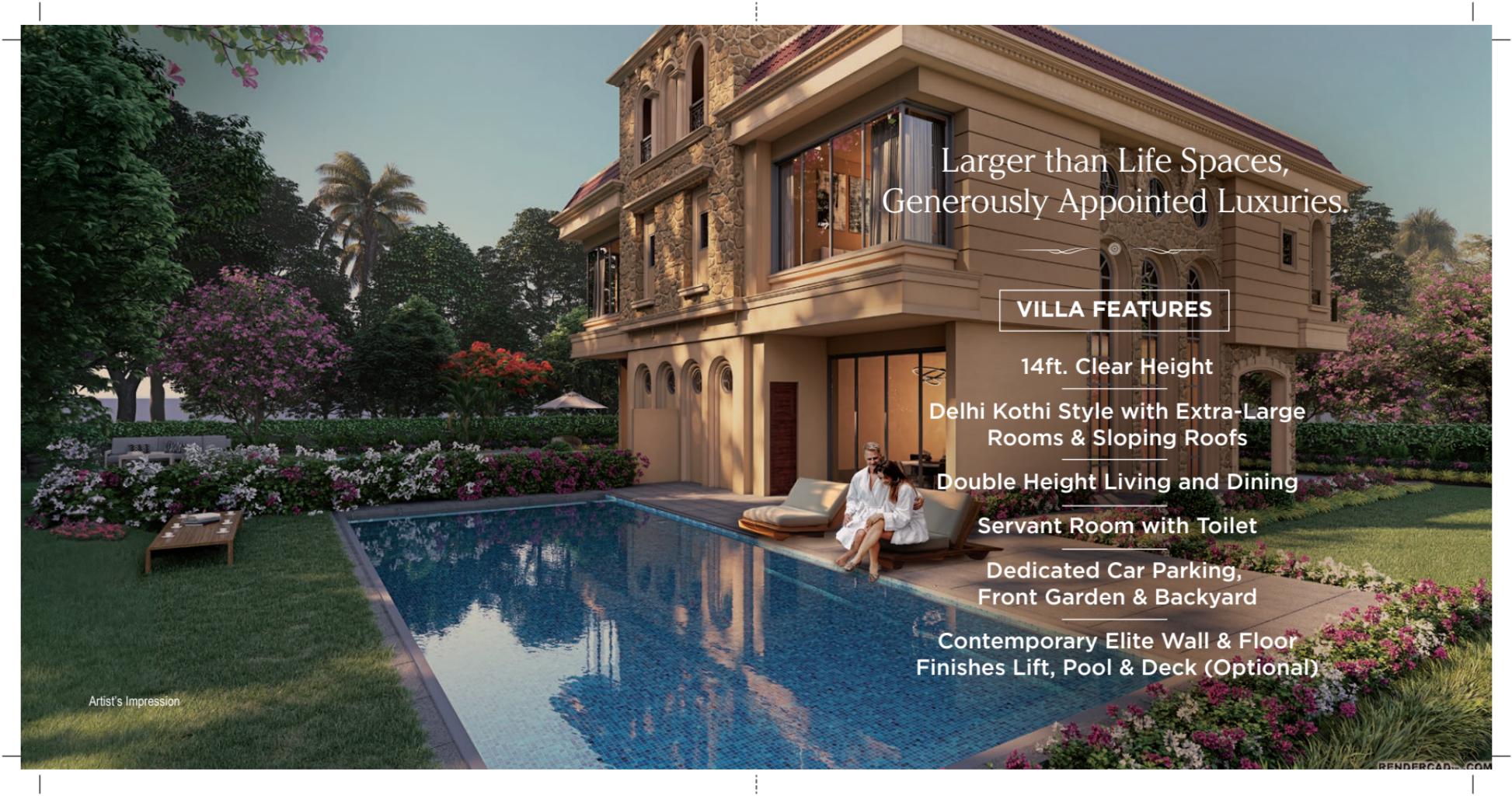
A Cleopatra of sports, clubbing & leisure and bringing the new age world near you just few step walking by taking a membership of **My Time - My Life.**



Villas that Celebrate Your Success
and Preserve Your Legacy

LAVISH DELHI KOTHI STYLE VILLAS

Artist's Impression



Larger than Life Spaces,
Generously Appointed Luxuries.

VILLA FEATURES

14ft. Clear Height

Delhi Kothi Style with Extra-Large
Rooms & Sloping Roofs

Double Height Living and Dining

Servant Room with Toilet

Dedicated Car Parking,
Front Garden & Backyard

Contemporary Elite Wall & Floor
Finishes Lift, Pool & Deck (Optional)

Artist's Impression



Be Yourself and
Live Life

Sunny Leone

at

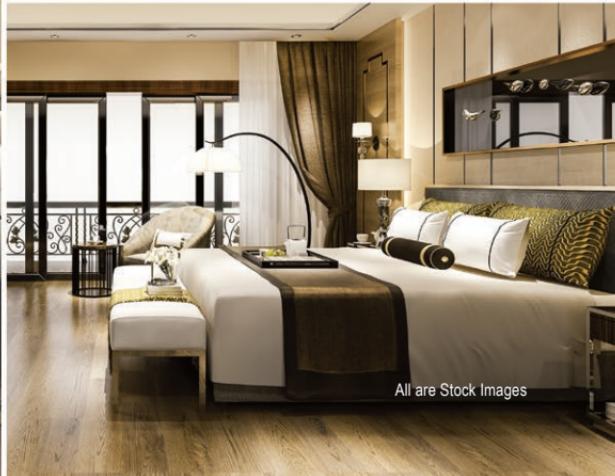


WORLD VILLAS

ADDRESS FOR GENERATIONS

Awe Inspiring Design Detailed to Perfection

Exhibiting an air of elevated opulence, the interiors are crafted exclusively for an affluent lifestyle. From the royal resplendence of the drawing rooms to the lavish extravagance of the bedrooms, every facet is an ode to timeless elegance. The majestic gardens complement the grandeur within while the thoughtfully integrated elevators reflect a commitment to modern living.



All are Stock Images



ELA

Ground + First

4 BHK



ELA

GROUND FLOOR



FIRST FLOOR





ELB

Ground + First

6 BHK

ELB

GROUND FLOOR



FIRST FLOOR





Artist's impression



SLA

Ground + First

4 BHK





Artist's Impression



SLB

Ground + First

4 BHK

SLB

GROUND FLOOR



FIRST FLOOR





WORLD VILLAS

ADDRESS FOR GENERATIONS

CHOWK - PANVEL , BEFORE SALTT RESTAURANT

Your one move can change
your life forever

Come be amongst the First
Citizens of World Villas

Artist's Impression

The Signature Creation of Arihant Group A Realisation of 'Changing Lifestyle'

सच में कुछ बदल रहा है



Changing™
Lifestyle

Our Legacy of Achievements



**MORE THAN
2 DECADES**
OF EXPERIENCE &
EXPERTISE IN DELIVERING
ICONIC REAL ESTATE
PROJECTS



**TOP 50 HOT BRANDS
OF MUMBAI FOR
2 CONSECUTIVE YEAR**
ALONGSIDE TATA HOUSING,
GODREJ PROPERTIES
AND OBEROI REALTY



**DOMINANT
REAL ESTATE PLAYER**
OF NAVI MUMBAI, MMR AND
JODHPUR, RAJASTHAN



**LISTED ON
BSE & NSE**
BEST PRACTICES IN
CORPORATE GOVERNANCE



**TIMELY POSSESSION OF
900+ HOMES
EVERY YEAR**



**14,000 HOMES
ONGOING
ACROSS 18 PROJECTS**



**ALL PROJECTS
RERA
REGISTERED**



**10,000 HOMES
DELIVERED
ACROSS 60 PROJECTS**