



RAHEJA  
**SOLARIS**

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JUINAGAR, NAVI MUMBAI

DISCOVER THE MEANING OF MORE

WE CREATE LANDMARKS  
THAT MEET  
GLOBAL STANDARDS,  
EPITOMISE OUR VALUES,  
AND ARE BUILT ON A  
LEGACY OF TRUST.



Established over 40 years ago with the aim of transforming the Mumbai skyline with Iconic projects, Raheja Universal, is one of the leading and trusted real estate brand. Embodying the essence of true luxury living, Raheja Universal is now coming to Navi Mumbai to define luxury living in its truest sense.

40<sup>+</sup> Years of  
Excellence

50<sup>+</sup> Projects

8<sup>+</sup> Million Sq.Ft.  
Developed

10,000<sup>+</sup>  
Happy Customers

# THE RISE OF AN ICONIC LIFESTYLE, IN THE HEART OF NAVI MUMBAI.

Setting the stage for your arrival, experience boundless treats, fascinating views, and a holistic lifestyle in everyday living. Be a part of the premium, yet thoughtfully planned residences that elevate the live-work-play balance.

- Tower A - 24 Floors
- Tower B - 25 Floors
- 4 Levels of Car Park
- E-Deck on Level 5
- Vista - Sky Deck & Horizon - Lounge on Rooftop
- 5 High-Speed elevators (3 Passenger elevators, 1 Service elevator, 1 fireman elevator)



# UNPARALLELED CONNECTIVITY.

## 0 - 10km

Sion-Panvel Highway	900m
Thane-Belapur Road	900m
Juinagar Railway Station	2km

## 10 - 20km

Ghatkopar-Mankhurd Link Road	10.3km
Eastern Freeway	14.3km
Upcoming International Airport	20.0km
Eastern Express Highway	15.2km
Santacruz-Chembur Link Road	15.3km
Proposed Trans-Harbour Sea Link	16.0km

## 20 - 30km

Chhatrapati Shivaji International Airport	26km
JNPT Port	29km

## Key Locations

CBD Belapur	15 mins
Vashi	15 mins
BKC	45 mins
South Mumbai	55 mins
Western Suburbs	50 mins
Eastern Suburbs	35 mins

## Schools

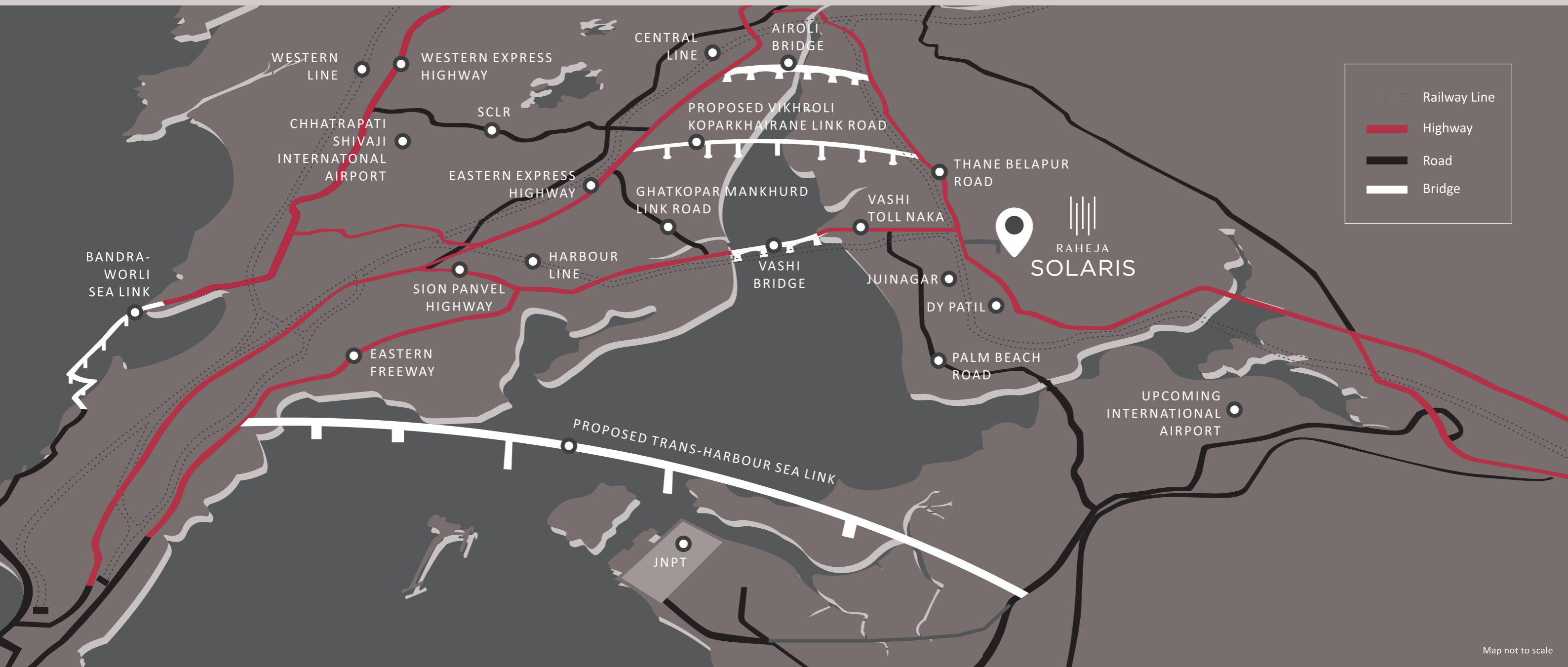
Ryan International School	7mins
Apeejay School	8mins
NIFT College	10mins

## Hospitals

Apollo Hospital	9mins
MGM New Bombay Hospital	10mins
MITR Hospital	13mins

















## Entertainment & Experiences

Navi Mumbai Marina	7mins
DY Patil Stadium	7mins
Inorbit Mall	8mins



# THE WORLD OF EXPERIENCES.

Creatively crafted for fullness, be a part of the vibrant community where each experience is tailored beyond ease. Amenities for the entire family.

-  Café
-  Gymnasium
-  Games Room
-  Multipurpose Court
-  Adventure Playground
-  Jogging Track
-  Toddler's Play Area
-  Swimming Pool
-  Pool Deck
-  Multipurpose Hall with Pantry
-  Sit Out Space Designed for Senior Citizens
-  Pergola
-  Reflexology Path
-  Lawn
-  Yoga Corner
-  High Street Broadway



# THOUGHTFULNESS IN EVERY INCH.

Crafted for enhanced living experiences, the homes at Solaris are not only about aesthetics, but spaciouly aligned for expansiveness. Where each detail is intricately refined and each provision is looked after, the homes ensure optimum space utilization, and well-ventilated rooms.

- Studio, 1 & 2 Bed Thoughtfully Planned Flexi-Residences
- Private Deck in all apartments
- Rectangular Design For Maximum Space Utilisation



Stock Image

Stock Image

# FLOOR PLAN

## 1A



TYPICAL LEVEL PLAN FOR 1<sup>st</sup>, 3<sup>rd</sup> to 6<sup>th</sup>, 8<sup>th</sup> to 11<sup>th</sup>, 13<sup>th</sup> to 16<sup>th</sup>, 18<sup>th</sup> to 21<sup>st</sup> & 23<sup>rd</sup> to 24<sup>th</sup> FLOOR



DISCLAIMER : ALL PLANS ARE SUBJECT TO APPROVAL FROM MIDC.

# FLOOR PLAN

## 1B



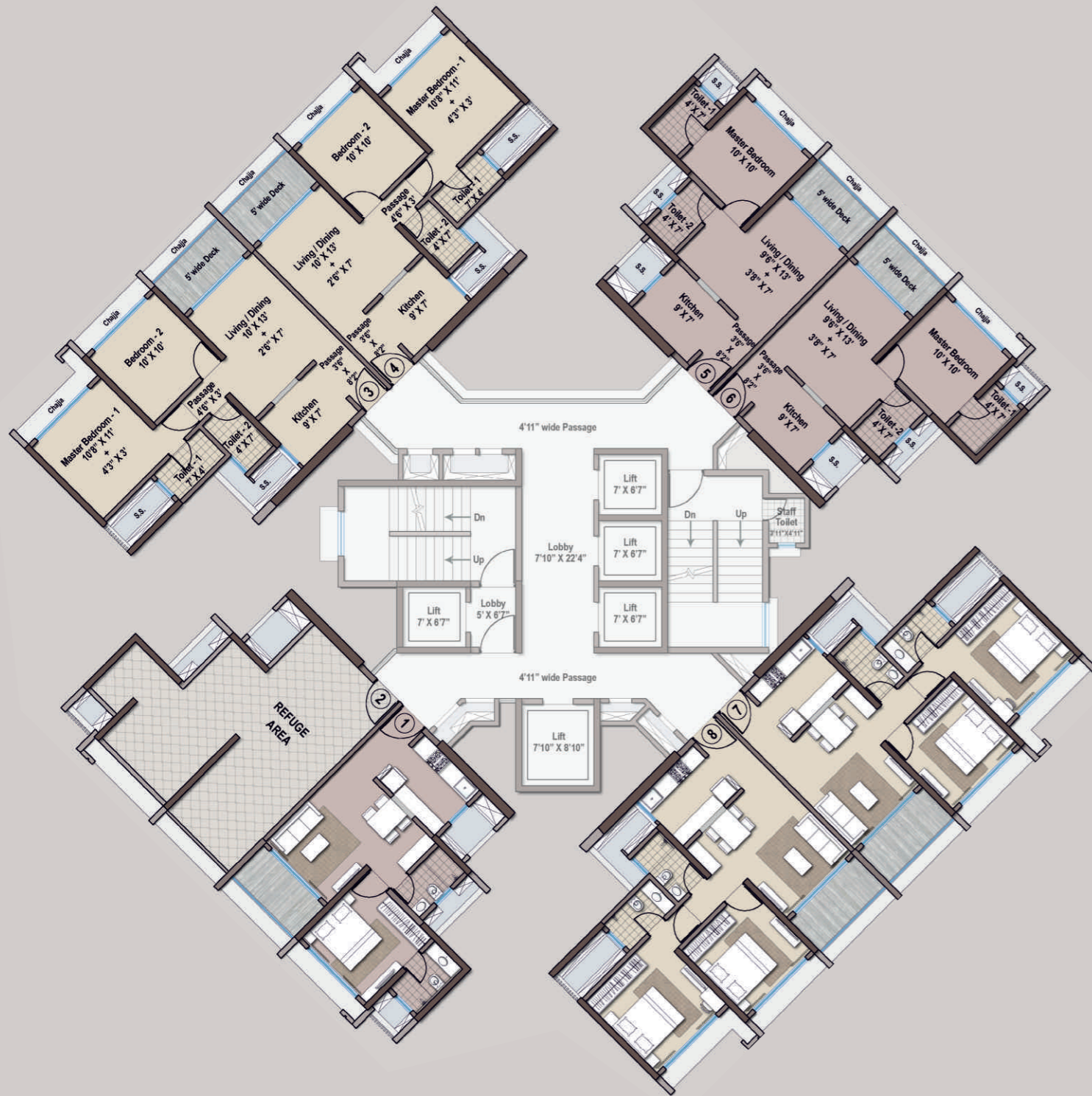
TYPICAL LEVEL PLAN - 1<sup>st</sup>, 3<sup>rd</sup> to 6<sup>th</sup>, 8<sup>th</sup> to 11<sup>th</sup>, 13<sup>th</sup> to 16<sup>th</sup>, 18<sup>th</sup> to 21<sup>st</sup> & 23<sup>rd</sup> to 25<sup>th</sup> FLOOR



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# REFUGE PLAN

## 1A



REFUGE LEVEL PLAN - 2<sup>nd</sup>, 7<sup>th</sup>, 12<sup>th</sup>, 17<sup>th</sup> & 22<sup>nd</sup> FLOOR

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# REFUGE PLAN

## 1B

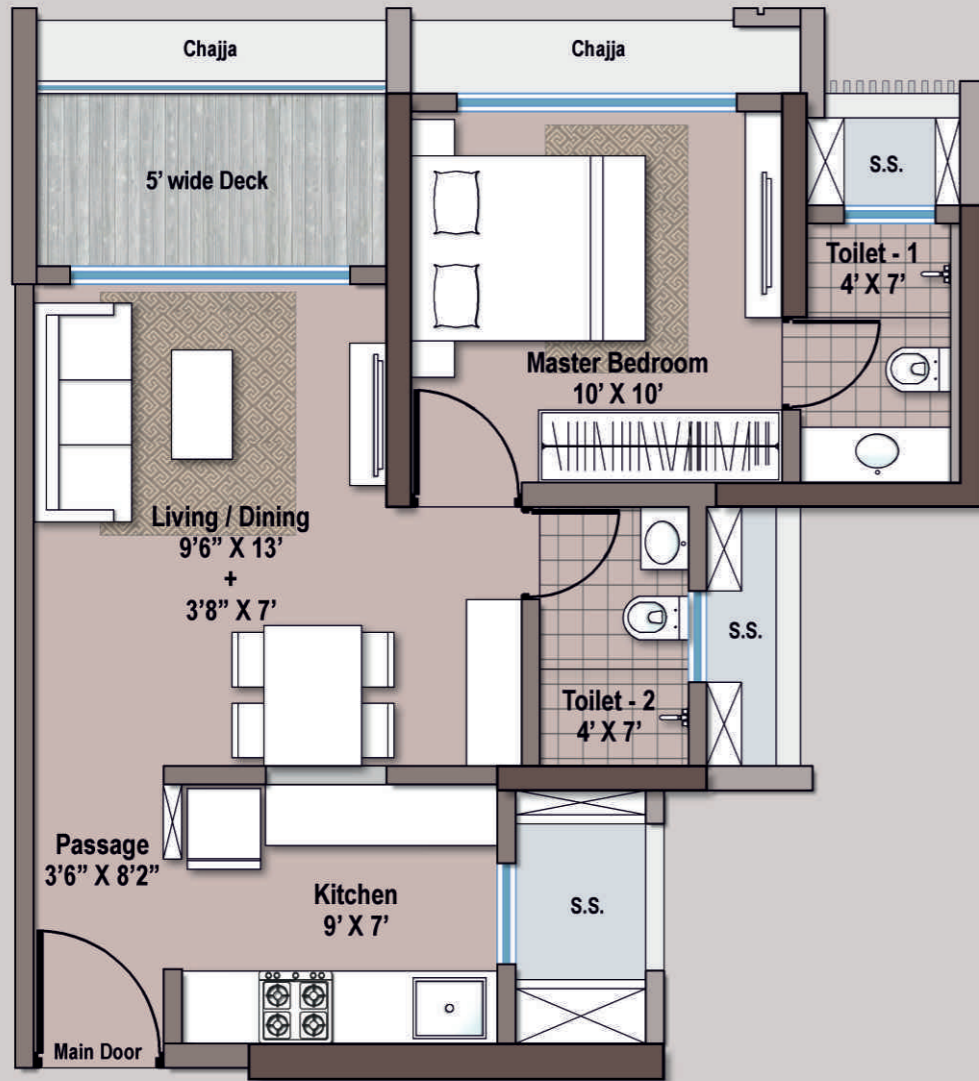


REFUGE LEVEL PLAN - 2<sup>nd</sup>, 7<sup>th</sup>, 12<sup>th</sup>, 17<sup>th</sup> & 22<sup>nd</sup> FLOOR

DISCLAIMER : ALL PLANS ARE SUBJECT TO APPROVAL FROM MIDC.

# UNIT PLAN

## 1 BHK

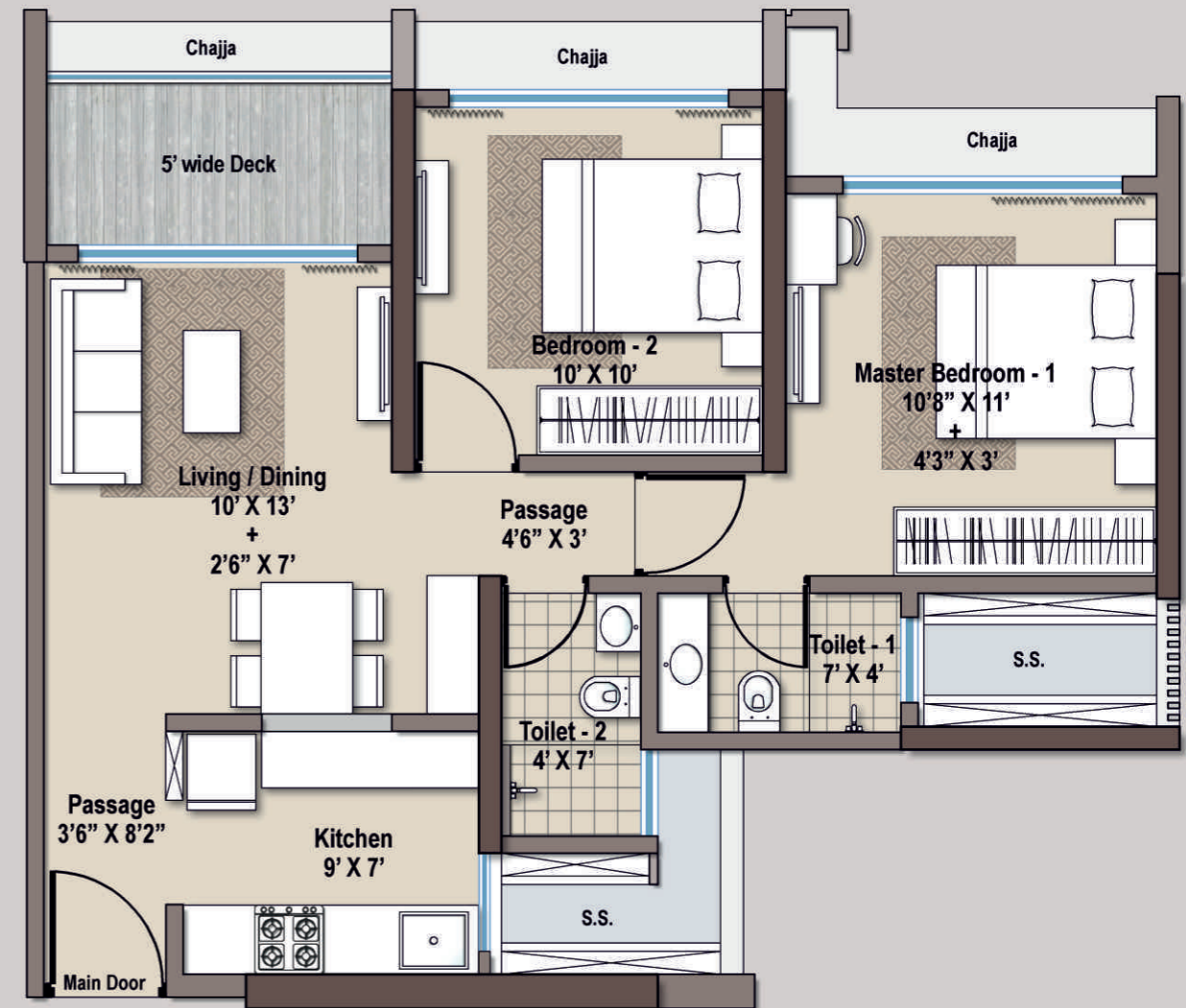


- A) RCA = 426 SQ.FT.
- B) DECK = 43 SQ.FT.
- (A+B) = 469 SQ.FT.

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# UNIT PLAN

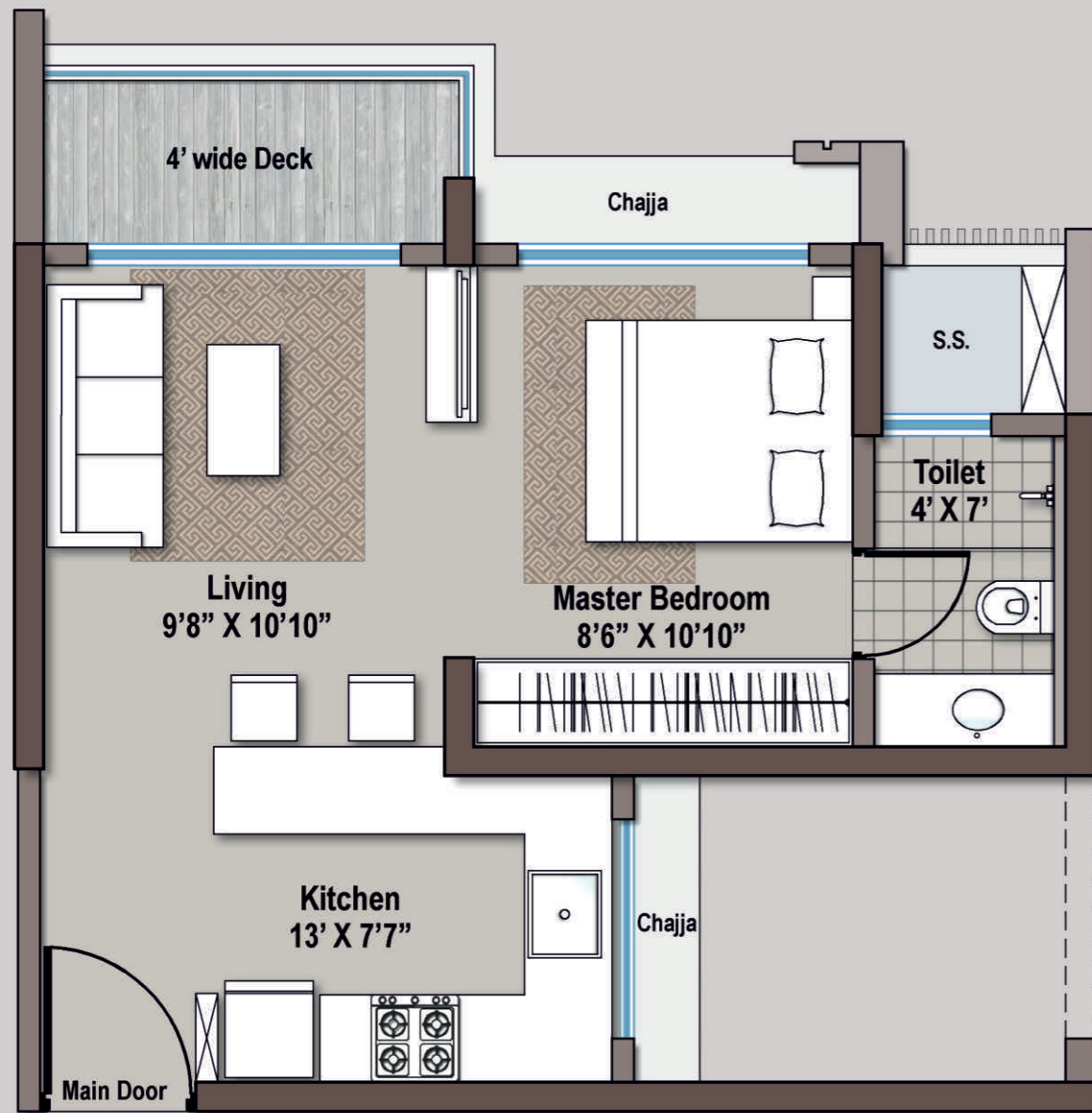
## 2 BHK



- A) RCA = 578 SQ.FT.
- B) DECK = 46 SQ.FT.
- (A+B) = 624 SQ.FT.

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# UNIT PLAN STUDIO 1



- A) RCA = 335 SQ.FT.
- B) DECK = 33 SQ.FT.
- (A+B) = 368 SQ.FT.

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# UNIT PLAN STUDIO 2



- A) RCA = 332 SQ.FT.
- B) DECK = 34 SQ.FT.
- (A+B) = 366 SQ.FT.

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# SPECIFICATIONS



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## CONSTRUCTION

- A - Class, Earthquake Resistant Construction with Anti-Termite Treatment

## FLOORING

- Vitrified tile in Living Room, Bedroom and Kitchen
- Wooden finish vitrified tiles in Outdoor Deck

## WALL AND CEILING

- Gypsum plaster on walls
- Luster/ Zinc Paint for walls and plastic paint for ceilings

## WATER PROOFING

- Patented Water proofing by Branded Company

## WINDOWS

- Aluminum/ UPVC sliding Windows

## DOORS

- Flush doors with SS fittings

## KITCHEN

- Granite Kitchen Counter with Sink
- Vitrified/ Ceramic tile dado
- Water Purifier

## ENTRANCE LOBBY

- Designer finish entrance lobby

## LIFTS

- 5 High-Speed elevators (3 Passenger elevators, 1 Service elevator, 1 fireman elevator)

## BATHROOM AND TOILETS

- Concealed plumbing with CP/Sanitary fittings of premium brand
- Vitrified tile flooring and Vitrified tile dado
- Water Heater in all bathrooms

## EXTERNAL FINISH

- Entire building painted with weatherproof external grade texture paint

## SAFETY

- Intercom Facility
- Video Door Phone
- Certified 24 X 7 Guards
- Gas Leak Detectors

## ELECTRICAL

- Concealed copper wiring in the entire flat with ELCB and MCB switches in the main board
- Adequate points for lights, fans and TV
- Telephone points in the Living Room and Bedrooms
- Provision for Cable TV and Broadband Connectivity

## AIR-CONDITIONING

- AC Provisions in all bedrooms and Living/ Dining areas

# A LEGACY OF EXCELLENCE IN CRAFTING MUMBAI'S FINEST LANDMARKS.



RAHEJA  
IMPERIA  
Worli



RAHEJA  
EXOTICA  
Madh Island



RAHEJA ACROPOLIS  
Chembur



RAHEJA LEGEND  
Worli



RAHEJA BUCKLEY COURT  
Colaba



RAHEJA ARBOUR  
Worli



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Raheja Solaris-1 Project Maharera registration no. P51700030509

Disclaimer: The specifications and other details herein are only indicative and the Raheja Universal (Pvt) Limited ("RUPL") reserves the right to change any or all of these at its sole discretion. The layout plan, the orientation of building, the common areas, facilities, amenities, images and views are indicative of architect's impressions and are for illustrative purposes only. These should not be construed in any manner as disclosures under the provisions of the Real Estate (Regulation and Development) Act, 2016 and the Rules there under and or any statute of any nature whatsoever. Proposed infrastructure is presently proposed by the government of Maharashtra and the RUPL shall not be liable for any change in the policy, rule or notification of the Government of Maharashtra as regards the same. This document is purely conceptual and does not constitute an offer and/or a contract of any type between the RUPL & the recipients and acquisition in this project shall strictly be governed by the terms and conditions of the Sub-Lease Agreement to be executed between the parties. The entire Leasehold property is mortgaged with HDFC Limited. RUPL would obtain/provide No Objection Certificate from HDFC Limited for transfer of Flats prior to the Sub-Lease Agreement. \*Terms & Conditions Applicable\*.