



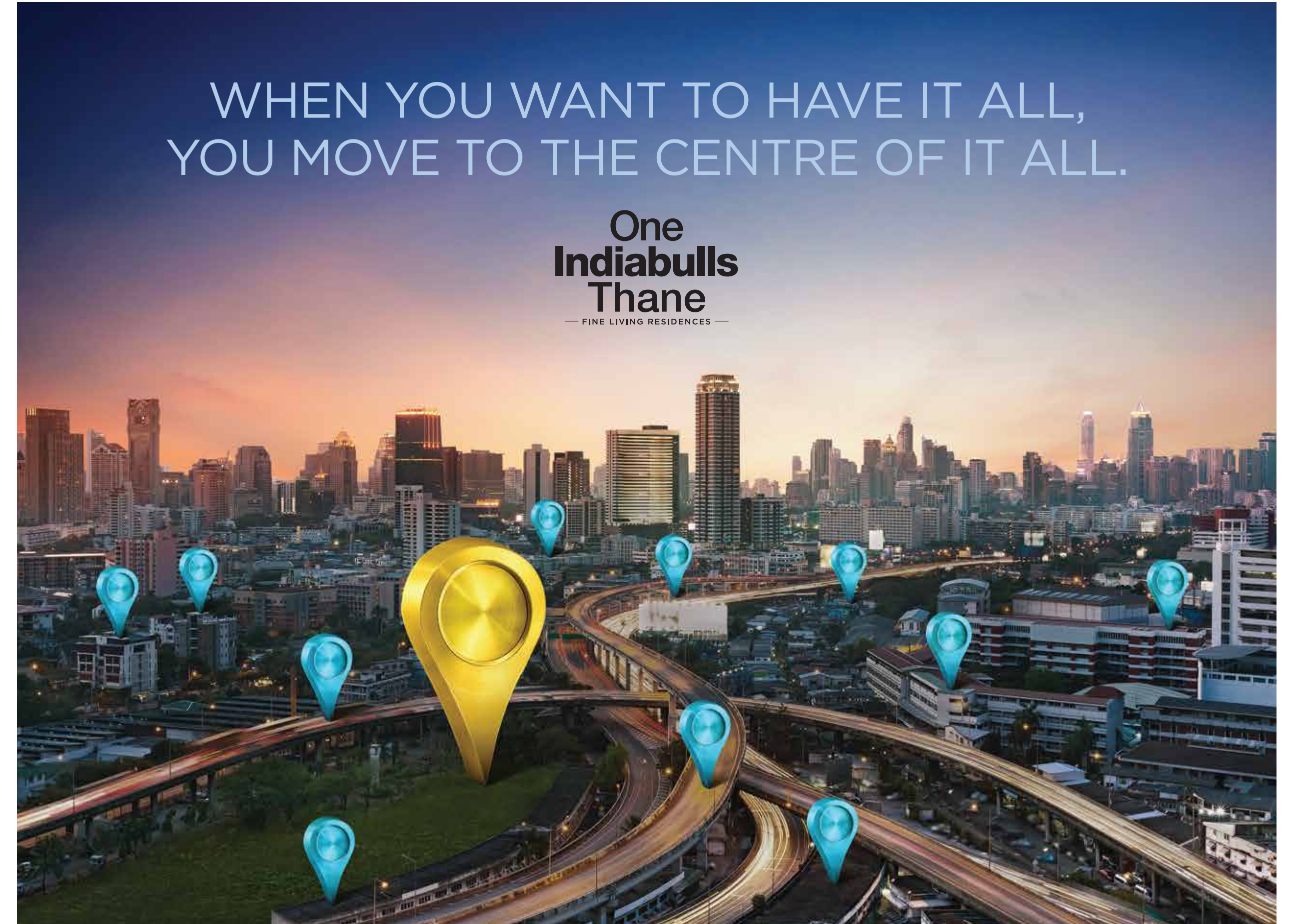
SITE OFFICE:  
One Indiabulls Thane,  
Pokhran Road No. 2,  
Thane West, Mumbai - 400 601.

THE MARKETING SUITE:  
Indiabulls Finance Centre,  
Tower 1, 15<sup>th</sup> Floor,  
Mumbai - 400 013.

[www.indiabullsrealestate.com](http://www.indiabullsrealestate.com)

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ONE INDIABULLS THANE.  
COME HOME TO A LIFE  
THAT'S RIGHT HERE, RIGHT NOW.

Setting the finest example of urban lifestyle, One Indiabulls Thane gorgeously combines thoughtful craft along with a strategic location, making it an ideal home and a great investment. Right in the heart of Thane, this modern marvel is desirably located at the crossroads of Eastern Express Highway, Ghodbunder Road and Pokhran Road No. 2.

Besides possessing brilliant connectivity, these exclusive spaces have been elaborately designed to include a plethora of world-class lifestyle amenities and an advantageous access to commercial zones. All attractive features that make this property truly worth it. For those seeking a dream home, we can confidently say that at One Indiabulls Thane, your search will finally be over.



Perspectives shown in the brochure are an artist's impressions. All the images used are for representation purpose only.

## A VIEW FROM THE CENTRE OF IT ALL.

Situated right in the heart of Thane, One Indiabulls Thane is placed in the midst of the hustle and bustle of the city. It sits firmly on the Eastern Express Highway, offering excellent connectivity with Mumbai's business and leisure districts.

Residential complexes and upcoming social infrastructure are in the immediate vicinity of this prestigious property. What's more, even the most sought-after places like Viviana Mall, Jupiter Hospital, known schools and the approved Majiwada Metro Station are in immediate access. No wonder One Indiabulls Thane puts you in the centre of it all.

### OVERVIEW OF THE LOCATION

**Motorway:** Pokhran Road No. 2 :- 15 secs.\* • Ghodbunder Road :- 3 mins\* • Eastern Express Highway :- 1 min\* **Railway:** Thane Station :- 15 mins\* • Approved Majiwada Metro Station :- 4 mins\*

**Airport:** Mumbai Domestic Airport :- 55 mins\* **Entertainment:** Viviana Mall :- Within 2 mins\* **Health & Wellness:** Jupiter Hospital :- Within 5 mins\* **Education:** Singhania School :- Within 10 mins\*.

\*Distance and timelines (shortest) are indicative and approximate subject to road and infrastructure facilities provided by the appropriate authorities.



LOCATION MAP  
**One Indiabulls Thane**  
— FINE LIVING RESIDENCES —

NOT TO SCALE

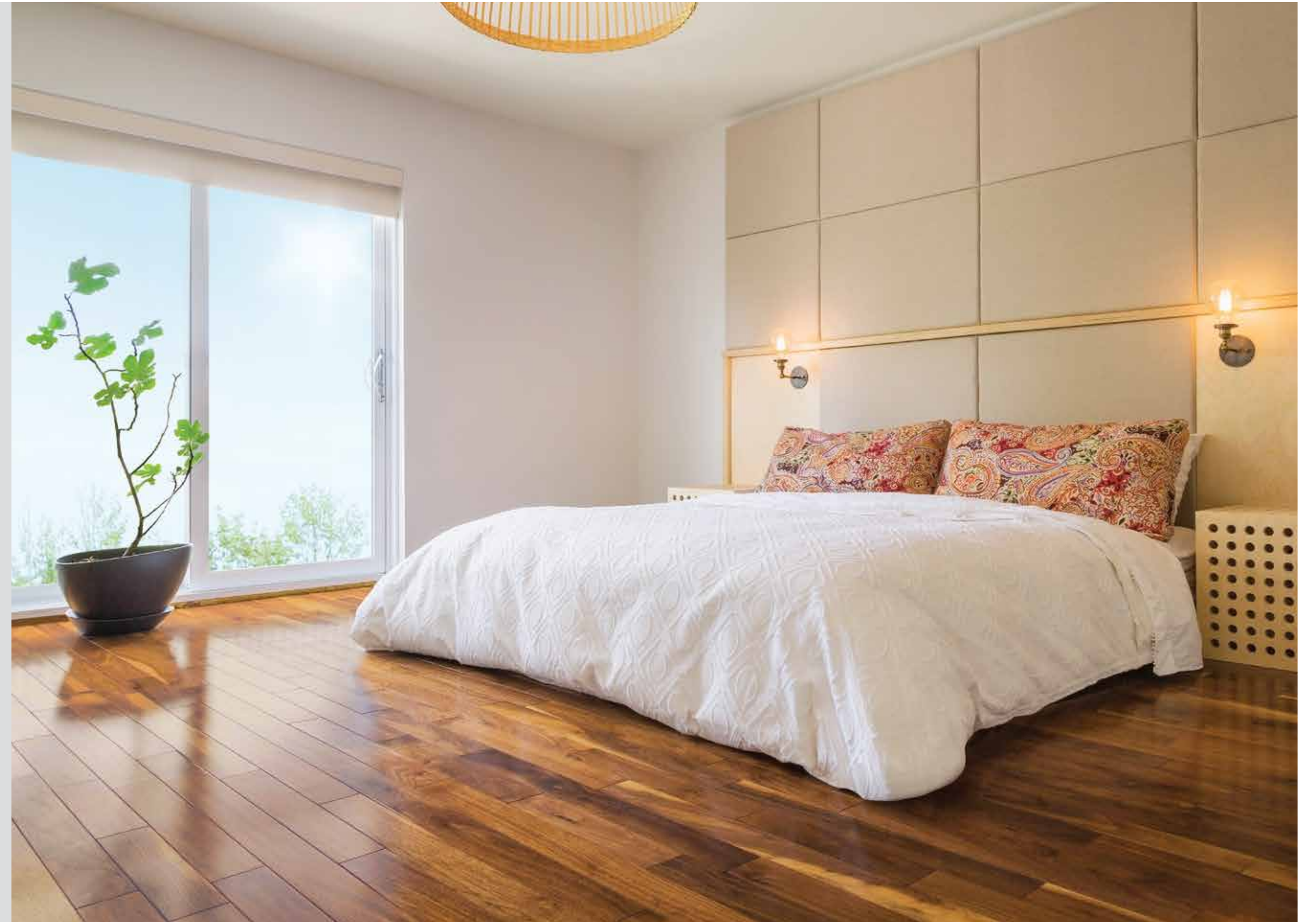


## AN OUT-AND-OUT DELIGHTFUL EXPERIENCE.

The spaces at One Indiabulls Thane reflect absolute modern thinking in design and are crafted to pamper your living experience. For one, apartment balconies out here offer unhindered views of the landscapes around, the pulsating urban skyline and the lush green Yeoor Hills. And once you step outside your home, you'll meet pleasant gardens and other green oases. All in all, views that delight at every turn of your walk to nearby amenities like the swimming pools, the children's play area, the library or the tennis court.

## THE INSIDE STORY OF THE LIVING SPACES.

The delicately designed internal spaces at One Indiabulls Thane is in step with the lifestyle of the upwardly mobile. It is complete with exquisite spatial planning and craft to ensure that you live in style and in comfort. A short stroll through the marble floors or the delightful balconies or the well-equipped kitchen will tell you why. These spaces offer a distinguished interior experience that begins with your first step into the gorgeous sprawling lobby of the building and grows further within your beautiful home. One experience of these spaces and rest assured, you will be pleased.





NOT JUST ALL THAT YOU NEED,  
IT'S GOT ALL THAT YOU WANT.

The amenities at One Indiabulls Thane are not just thoughtful, they also cater to your lifestyle wishlists like few others can. Here's a glimpse of all the amenities in store for you.

## EXTERNAL AMENITIES

- Multi-Purpose Lawn
- Gymnasium
- Indoor Games Room
- Library
- Tennis Court
- Swimming Pool
- Yoga & Pilates
- Café
- Senior Citizen Area
- Jogging Track
- Children's Play Area

## INTERNAL AMENITIES

- Intercom Systems
- Video Door Phone
- Fire-fighting Systems
- Vitrified Tile Flooring (Bedrooms & Kitchen)
- Air-conditioning (Living Room & Bedroom)
- Imported Marble Flooring in Living & Dining Area
- Wooden Flooring in Master Bedroom
- CCTV Camera (Entrance Lobby)
- Power Backup (Common Area)





## ABOUT INDIABULLS

The Indiabulls group is a conglomerate with its headquarters in Mumbai. Its companies span major sectors and are all independently listed on Indian stock exchanges as well.

Indiabulls Housing Finance is India's 2<sup>nd</sup> largest Housing Finance Company by market capitalization, profits and net worth and has a balance sheet size of over rupees one lakh crore. It provides quick, convenient and competitively priced home loans to ensure superior home buying experiences for its customers. Indiabulls Home Loans enjoys a long-term 'AAA' credit rating.

Indiabulls Real Estate stands for excellence and luxury in residential and commercial properties. It was incorporated in 2006 with its focus on construction and development of residential, commercial and SEZ projects across major Indian metros. It has delivered iconic commercial developments of over 30 lakh sq. ft. in Mumbai namely, One Indiabulls Centre and Indiabulls Finance Centre. To grow its footprint internationally, and to give wings to its global ambitions, Indiabulls branched out to London with some of the most marquee projects in the heart of upscale central London.

Indiabulls Ventures facilitates retail non-discretionary wealth management services. Indiabulls Distribution Services Ltd., offers a host of management services related to property and facility, plant and machinery, along with rental services and wholesale trading.



## AWARDS AND ACCOLADES

- Asia's Most Promising Brand – World Consulting and Research Corporation (WCRC), 2017 (Indiabulls Real Estate)
- Developer of the Year (Residential) – National Awards for Marketing Excellence (Excellence in Real Estate & Infrastructure.) 2017 (Indiabulls Real Estate)
- Developer of the Year (Luxury) – National Awards for Marketing Excellence (Excellence in Real Estate & Infrastructure.) 2017 (Indiabulls Real Estate)
- Luxury Project of the Year – National Awards for Marketing Excellence (Excellence in Real Estate & Infrastructure.) 2017 (BLU Estate & Club)
- Luxury Project of the Year – West- 9<sup>th</sup> Annual Estate Awards, 2017 (BLU Estate & Club)
- Residential Property of the Year – The Golden Globe Tigers, 2016 (BLU Estate & Club)
- Most Admired Upcoming Project of the Year – The Golden Globe Tigers, 2016 (Golf City)
- India's Most Trusted Real Estate Company – India's Most Trusted Brand, 2016 (Indiabulls Real Estate)
- Best Commercial Property – CNBC Awards (Indiabulls Real Estate)
- Developer of the Year – Excellence in Real Estate & Infrastructure (Indiabulls Real Estate)
- Nominated – NDTV Property Awards (Indiabulls Finance Centre)
- Residential Property of the Year – ABP News Real Estate Awards (BLU Estate & Club)
- Gold Rating – Leadership in Energy and Environmental Design (One Indiabulls Centre & Indiabulls Finance Centre)
- Developer of the Year (Luxury) – ABP News Real Estate Awards
- Best Golf Development – Asia Pacific Property Award (Golf City, Savroli)
- Best Ultra Luxury Residential Development, Mumbai – ALREN Luxury Real Estate Awards, 2016 (BLU Estate & Club)
- Luxury Residential Developer, Western Region, Mumbai – ALREN Luxury Real Estate Awards, 2016
- Best Ultra Luxury Residential Development, Mumbai – ALREN Luxury Real Estate Awards, 2016 (Sky Forest)
- Most Admired Upcoming Project of the Year – Excellence in Real Estate & Infrastructure (Indiabulls Park)
- DNA Real Estate & Infrastructure Awards, 2016 at Mumbai – Residential Property of the Year (Sky)
- DNA Real Estate & Infrastructure Awards, 2016 at Mumbai – Luxury Property of the Year (BLU Estate & Club)
- DNA Real Estate & Infrastructure Awards, 2016 at Mumbai – Residential Project of the Year (Golf City)

