



ONE LIFE...
AND *I* WANT MY SPAZE !!



+918586866824



MY SPAZE

My ADDRESS



+918586866824



SECTOR-93, GURGAON

THE ADDRESS FOR LIVING

Spaze takes pride once again by delivering exceptional comfort to you with Privvy-The Address. Lead a good life on your own terms and cater to each and every need of the hour. A home for us is not just a shelter, it is a palace. It is definitely not just a cement & brick structure but goes beyond the clichés of real estates. It is more than a dream home. It goes beyond one's expectations to live life in the arms of peace and nature, away from the hustle of life. It's the perfect place to treasure the numerous moments of your life, as you craft destiny on your own terms.

With Privvy-The Address, we make every sunrise an event that you will admire with revitalized enthusiasm.

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FREEDOM LIVING

Privvy-The Address is a superlative destination for you to lead life that is full of moments to cherish, for this life and even for the generations to come. The project is offering you the best lifestyle in town where Spaze takes the complete onus of providing everything luxurious and modern, in close vicinity. The ultimate comfort of majestic zones can be benefited to the core. Every comfort of modern life is at your disposal, where you can nurture your family in the safest of environs. Privvy-TheAddress is exquisitely designed to emerge as a masterpiece with world class amenities.





SECTOR-93, GURGAON

EVOLVED LIVING

World class amenities fused with simple ideas for a great life and enriching every experience, with not just the Spaze but a community of progressive people who live in sync with the surroundings.

LUXURIES AT A GLANCE

- 80% Green
- Basketball Court
- Badminton Court
- Children's Play Area
- Water Fountain
- Sand Pit
- Maze
- Main Pool
- Kids Pool
- Club
- Skating Ring
- Amphitheatre
- Meditation Court
- Yoga Hall
- 3 Side Open Apartments
- Flower Bed
- Jogging Track
- Primary School
- Landscaped Terraces
- 10 High & Mid Rise Towers
- 3 Tier Security
- Vaastu Compliant
- Cross Ventilation In All Apartments
- Convenient Shopping
- 2BHK, 3BHK, 3BHK+ Study + Servant
- 4BHK+Study + Servant.
- Simplex & Duplex Penthouses



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SECTOR-93, GURGAON

SECURE LIVING

Spaze values your hard earned money and strives to provide the best of living that you desire. The quality construction has been our forte and Privvy-The Address will take your breath away. We believe that the quality of your lifestyle is determined by your social environment we create through the physical assets we build for you. That is why we are providing the unparalleled framework for an era of happiness throughout.

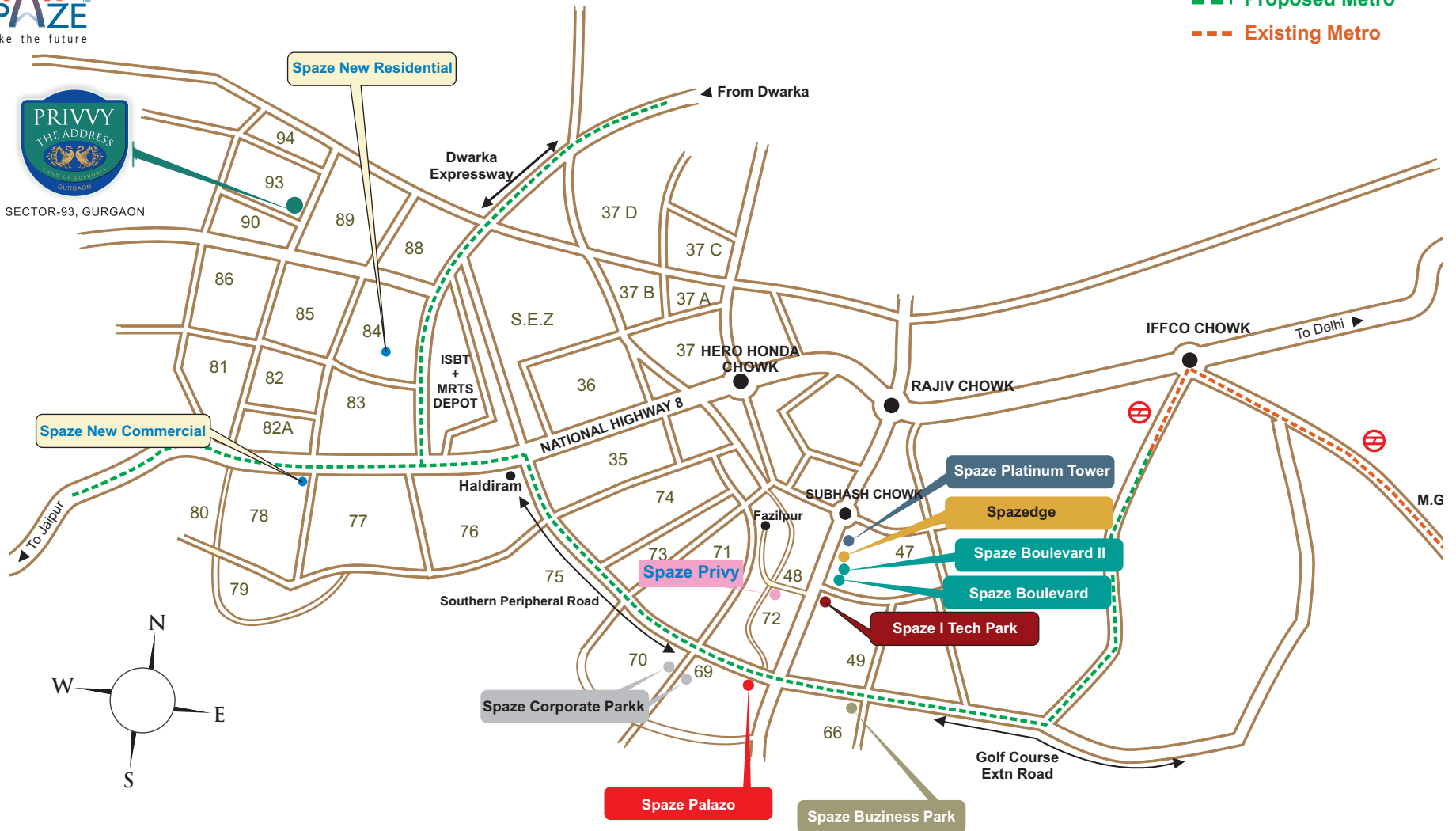
Privvy-The Address brings an indomitable selection of features and amenities. These are constructed with passion and perfection. You will feel closer to nature, having gardens along the richly landscaped entrance boulevard. Needless to mention security, peace of mind and a healthy environment are the assumed parameters on which Privvy-The Address has been developed!!





LOCATION MAP

- Proposed Metro
- Existing Metro



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Proposed MRTS Corridor vide final development plan 2021 for the controlled area of Gurgaon Manesar Urban Complex

PRICE LIST FOR SPAZE PRIVVY THE ADDRESS	
BSP (Basic Sales Price)	As Applicable
Ground Floor	INR 100/-per sq ft
First Floor	INR 75/-per sq ft
Second to Fifth Floor	INR 50/-per sq ft
Corner Flats	INR 100/-per sq ft
Park/Green Facing	INR 100/-per sq ft
Terrace Facing	INR 100/-per sq ft
2 BHK Apartments	INR 100/-per sq.ft
Right to use Car Park	
Covered Parking	INR 3,00,000/-
Open Parking	INR 1,75,000/-
(One Covered Car Parking is mandatory with every flat)	
(Two Covered Car Parking are mandatory with Penthouses & Four Bedroom apartments)	
Club Membership	
Club Membership Fee	INR 50,000/-
EDC (External Development Charges)	INR 198.82/-
IDC (Infrastructure Development Charges)	INR 25.79/-
IFMS (Interest Free Maintenance Security)	INR 100 per sq ft

PAYMENT SCHEDULE			
Booking Amount			
Type - A	Rs.3,00,000/-	Type-B	Rs.4,00,000/-
Type-C	Rs.5,00,000/-	Type-D	Rs.6,00,000/-

PLAN A : DP (Down Payment Plan)	
At the time of Registration	As mentioned above
Within 60 days from the date of Registration	20% of BSP including amount paid at the time of registration
Within 120 Days from the date of Registration or issuance of builder buyer agreement whichever is later	75% of BSP+EDC+IDC+ Right to Use of Car Park+ Club Membership + PLC (if applicable)
Possession	5% of BSP + IFMSD + Registration and other applicable charges

PLAN B : CLIP (Construction Linked Installment Plan)	
At the time of Registration	As mentioned above
Within 60 days from the date of Registration	20% of BSP including amount paid at the time of registration
Within 120 Days from the date of Registration or issuance of builder buyer agreement whichever is later	10% of BSP
On Casting of Basement Floor Slab	5% of BSP + 50% of EDC + IDC + 25% PLC (if applicable)
On Casting of Ground Floor Slab	7.5 % of BSP
On Casting of 2nd Floor Slab	5% of BSP + 50% of EDC + IDC + 25% PLC (if applicable)
On Casting of 4th Floor Slab	7.5 % of BSP
On Casting of 8th Floor Slab	7.5% of BSP + 50% of Right to use of Car Park + 25% PLC (if applicable)
On Casting of 12th Floor Slab	7.5% of BSP
On Completion of Brickwork within the Apartment*	5% of BSP + 50% of Right to use of Car Park + 25% PLC (if applicable)
On Completion of Electrical & Plumbing Work	7.5% of BSP
On Completion of Internal Plastering within the Apartment	5% of BSP
On Completion of Flooring within the Apartment	7.5% of BSP + 100 % Club Membership Charges
On Possession	5% of BSP + IFMSD + Registration and other applicable charges

*Service Tax extra as applicable.

** Stamp Duty/ Registration Charges/ PLC and other charges/ levies would be charged extra, as applicable.

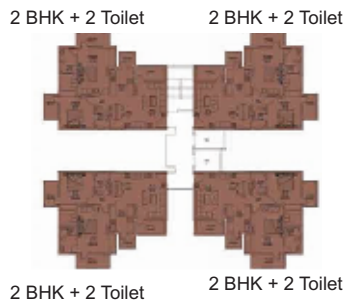
***The Validity of all above mentioned charges is at sole discretion of the company & could change any prior notice.

****Any extra EDC/IDC or other charges levied after date of booking will be payable by customer only.

SPECIFICATIONS						
STRUCTURE	FLOORING	WALLS	CEILING	DOORS	WINDOWS	FIXTURES/ FITTINGS/ OTHERS
LIVING/ DINING/ PASSAGE	Vitrified Tiles	Acrylic Emulsion Paint	Oil Bound Distemper	Hardwood door frame with European style Flush Panel	UPVC/Powder Coated aluminum Glazing & Shutters	
MASTER BEDROOM	Laminated Wooden Flooring	Acrylic Emulsion Paint	Oil Bound Distemper	Hardwood door frame with European style Flush Panel	UPVC/Powder Coated aluminum Glazing & Shutters	
BEDROOMS	Laminated Wooden Flooring/ Vitrified Tiles	Acrylic Emulsion Paint	Oil Bound Distemper	Hardwood door frame with European style Flush Panel	UPVC/Powder Coated aluminum Glazing & Shutters	
KITCHEN	Vitrified Tiles	Ceramic Tiles upto 2ft above counter with Acrylic Emulsion Paint	Oil Bound Distemper	Hardwood door frame with European style Flush Panel	UPVC/Powder Coated aluminum Glazing & Shutters	Granite/ Marble counter top with SS double bowl sink, CP fittings
TOILETS	Ceramic Tiles	Ceramic Tiles upto 7 ft with Acrylic Emulsion	Oil Bound Distemper	Hardwood door frame with European style Flush Panel	UPVC/Powder Coated aluminum Glazing & Shutters	Granite/ Marble counters, White Chinaware , CP Fittings, Provision for hot and cold water supply
BALCONY/ TERRACE	Anti Skid Ceramic	Exterior Paint				
S ROOM	Ceramic Tiles	Oil Bound Distemper	Oil Bound Distemper	Hardwood door frame with European style Flush Panel	UPVC/Powder Coated aluminum Glazing & Shutters	
S ROOM TOILET	Ceramic Tiles	Ceramic Tiles upto 6 ft with Oil Bound Distemper	Oil Bound Distemper	Hardwood door frame with European style Flush Panel	UPVC/Powder Coated aluminum Glazing & Shutters	Conventional Fittings & WC
LIFT LOBBIES	Granite/ Imported/ Indian Marble	Granite/ Indian Marble cladding around Lift entrance, Acrylic Emulsion Paint in the remaining areas	Oil Bound Distemper			
STAIRCASES	Exposed Concrete Steps/ Risers/ Floor	Oil Bound Distemper	Oil Bound Distemper	Hardwood door frame with Fire Resistant Flush Shutter	UPVC/Powder Coated aluminum Glazing & Shutters	Concrete steps, enameled painted MS railing & handrail
EXTERNAL FACADE	Combination of one or more of Texture Paints/ Stone/ Paint					
AIR CONDITIONING	Complete Hi Wall split air-conditioning in all bedrooms living/dining area					
ELECTRICAL WORKS	Copper wiring with concealed PVC conduits. Sufficient lighting & Power points, Modular Switches, Telephone & TV points in each room					
POWER BACK UP	Adequate Power Back Up					
SECURITY SYSTEM	CCTV for basement and entrance lobby at Ground Floor, Three Tier 24 X 7 Security					
SPECIAL FEATURES	Club, Gymnasium, Health Club, Jogging Track, Children's Play Area, Bar-Be-Que Pits, Tennis Court, Amphitheater & Landscaped Gardens					
BUILDING	Structure designed for highest seismic considerations for Zone-V, against Zone- IV as stipulated by the code for better safety, equipped with Fire Fighting Equipments					

2 BHK Unit Plan

2 BHK + 2 Toilet
Super Area = 1297 sqft.



Key Plan

2 BHK Cluster Plan



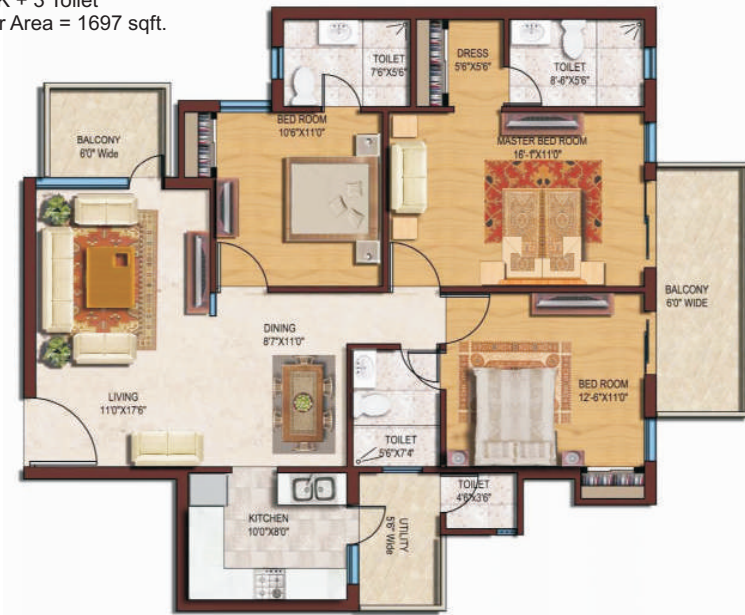
(1 sq. mtr. = 10.764 Sq. ft. and 1 meter = 3.2808 feet)

All the plans, Floor Plans, Layout Plans, Dimensions, Areas are subject to change till the final completion of the project.

3 BHK Unit Plan

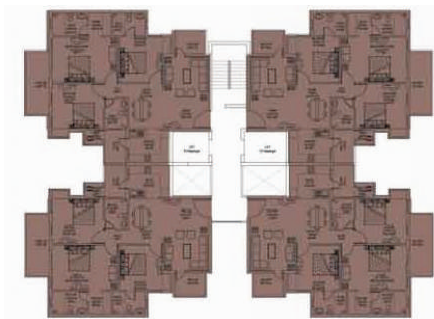
3 BHK Cluster Plan

3 BHK + 3 Toilet
Super Area = 1697 sqft.



3 Bed + 3 Toilet

3 Bed + 3 Toilet



3 Bed + 3 Toilet

3 Bed + 3 Toilet

3 BHK + 3 Toilet

3 BHK + 3 Toilet



Key Plan

(1 sq. mtr. = 10.764 Sq. ft. and 1 meter = 3.2808 feet)

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3 BHK + Study + Servant

3 BHK + Study + Servant
Super Area = 1998 sqft



4 BHK + Study + Ser 4 BHK + Study + Ser



3 BHK + Study + Ser 3 BHK + Study + Ser

Key Plan

3 BHK + Study + Servant & 4 BR + Study + Servant Cluster Plan

4 BHK + Study + Servant

4 BHK + Study + Servant



3 BHK + Study + Servant

3 BHK + Study + Servant



Key Plan

(1 sq. mtr. = 10.764 Sq. ft. and 1 meter = 3.2808 feet)

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4 BHK Unit Plan

4 BHK + 4 Toilet + Study + Servant
Super Area = 2532 sqft

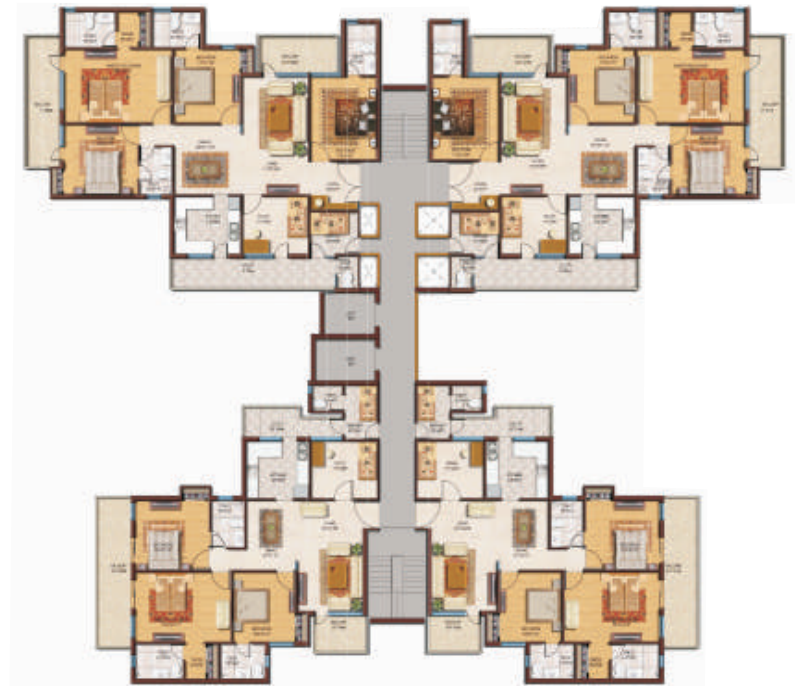


4 BHK + Study + Ser 4 BHK + Study + Ser

3 BHK + Study + Servant & 4 BR + Study + Servant Cluster Plan

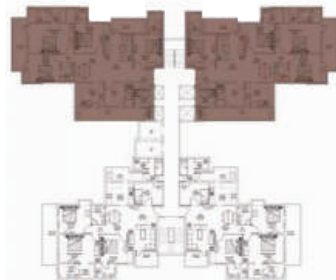
4 BHK + Study + Servant

4 BHK + Study + Servant



3 BHK + Study + Servant

3 BHK + Study + Servant



3 BHK + Study + Ser 3 BHK + Study + Ser

Key Plan



Key Plan

(1 sq. mtr. = 10.764 Sq. ft. and 1 meter = 3.2808 feet)

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