



TurningPoint

vatika[®]
creating lasting value



Why is it that
**the home you like is never within budget,
the one within budget you never like?**

+918586866824

It's perhaps the biggest **irony of life**.

The things that we want to own seem to be always beyond our reach. This is especially true when you go out to search for a home you wish to own. At Vatika, we understand your helpless feeling. This is why we have designed Vatika Turning Point in Gurgaon. A residential community where homes have been created to fit your budget, without compromising on facilities and amenities

PROJECT HIGHLIGHTS

- Part of the 300 acre township Vatika Express City, Gurgaon
- Group housing complex consisting of mid-rise and high-rise towers
- More than 80% space is dedicated to open and green spaces
- Safe, secure and gated environment
- Clear segregation of vehicular and pedestrian zones for safety
- Two separate clubs for sports and social engagements
- Sufficient car parking available in the basement with connectivity to each core
- Adequate visitor's car parking available on the surface
- Surrounded by low-rise development all around for uninterrupted views

AMENITIES

- Sports and Health club
 - Swimming pool (separate for adults and kids)
 - Tennis and Badminton courts
 - Outdoor and Indoor Gymnasium
 - Indoor games like snooker, table tennis
 - Activity Hall
- Social club: Lounges, cafe/restaurant, card play area, 3 party halls
- Separate kids' play areas
- Retail shop inside the complex to meet the daily needs of the residents

LOCATION & CONNECTIVITY

Located in Sector 88B, right off NH 8A – Dwarka Expressway

Close proximity to serene environs of Sultanpur Bird Sanctuary

A 14 km signal free ride to Delhi Airport, Dwarka

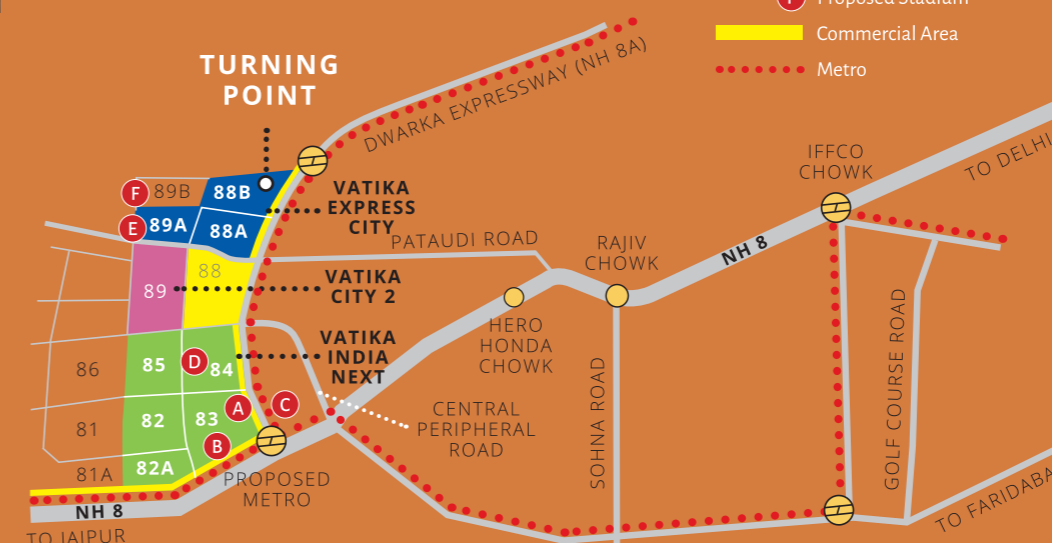
Surrounded by commercial and institutional sector

Close to 80 acre HUDA park and stadium

Appreciation of Vatika Homes

Year of Launch	Project Name	Appreciation by August 2016
2004	Vatika City	691%
2008	Plots: Vatika India Next	363%
2008	Gurgaon 21	163%
2008	Lifestyle Homes	163%
2009	Independent Floors	280%

- A** MatriKiran High School (Fully functional)
- B** 12-Screen PVR
- C** Site for ISBT & MBTS Depot
- D** DPS
- E** 80 acre HUDA Park
- F** Proposed Stadium
- Commercial Area**
- Metro**



DISTANCES in kms

Delhi/Dwarka	12
IGI Airport (Terminal 3)	14
NH 8	4
PVR (12 Screens)	10
Proposed Metro Station	0.2
Proposed Stadium & HUDA Park	3
Sultanpur Bird Sanctuary	15
Vatika India Next	3

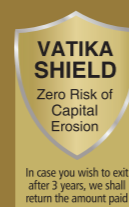


10% NOW*

Just pay 10% and book your home at Turning Point

90% WOW*

You pay nothing till possession + Vatika Shield + Appreciation



Category	Size (In sq ft)	Rate (Rs/sq ft)	BSP (In Rs)
2 BHK	1150	5250	60,37,500
3 BHK	1450	5250	76,12,500
3 BHK+	1650	5250	86,62,500
4 BHK	1850	5250	97,12,500
4 BHK+	2150	5250	112,87,500

Price starting at Rs 60.37 lakhs for 2 BHK
Banking Partners: Indiabulls & ICICI Bank

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* Subvention Scheme



Why Vatika?

Vatika Delivers

Vatika has delivered 42.3 million sq ft, which includes 35.7 million sq ft residential and 6.6 million sq ft of commercial development

Our Customers

32,000 customers trust us, live with us and re-invest with us. We value their trust

Vatika's Strengths

Our strengths are good location, product design & delivery, after-sales service and post hand-over maintenance

Your Options

There are homes for all budgets and needs. For instance, we offer more than 200 varieties of 3 bedroom apartments in the same location

Vatika Homes Appreciate

We understand the concept of home as family wealth, hence we deliver homes that always appreciate

Buying a home is so easy

Simple paperwork, personal account management, online access, predictable milestones, scheduled deliveries, available to customers all 7 days without appointments

Disclaimer – The pictures are artistic/graphical depictions only and do not represent the actual architectural view of the building/apartment etc. This is not a legal offer. Mentioned features and amenities are indicative and are subject to change without any prior notice as may be decided by the company or competent authority. The facilities mentioned are provided by the respective service provider(s)/Company/Institution and extension of the same to the individuals lies within their sole discretion/internal guidelines. Vatika/Developer owns no liability for the same. The Promoters/Architects reserve the right to add/delete/modify any plans/details/specifications/elevations mentioned.

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