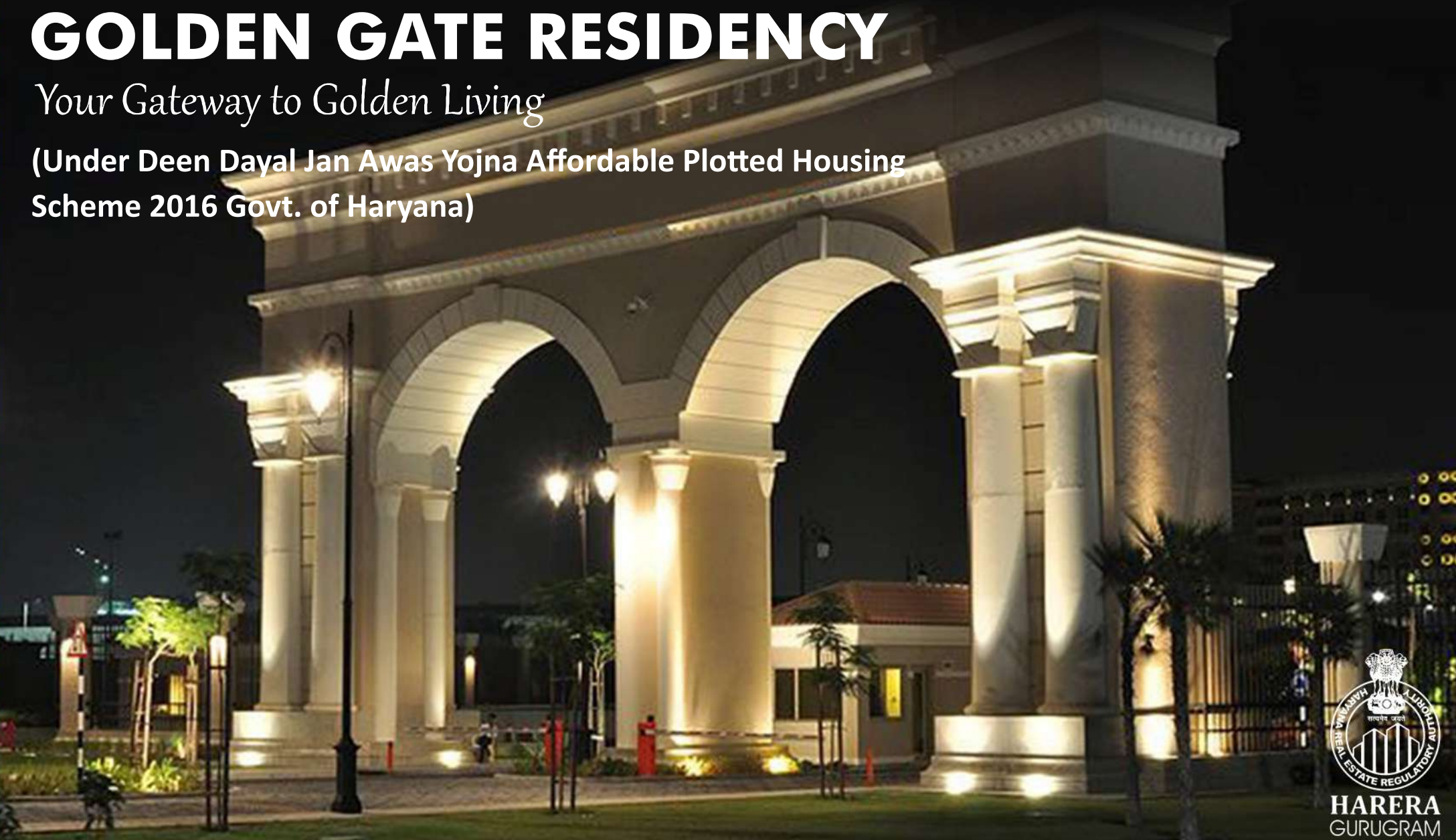




GOLDEN GATE RESIDENCY

Your Gateway to Golden Living

(Under Deen Dayal Jan Awas Yojna Affordable Plotted Housing Scheme 2016 Govt. of Haryana)



**HARERA
GURUGRAM**

HARERA No. RC/REP/HARERA/GGM/748/480/2023/92

GURGAON WEST

The best of both worlds



Sultanpur Bird Sanctuary

Farrukhnagar, renowned for the captivating Sultanpur Bird Sanctuary, boasting a mesmerizing collection of 1,800 migratory bird species, is a place of serenity.

This enchanting sanctuary, set around a tranquil lake, not only offers a sanctuary to avian visitors but also provides a soothing and refreshing influence on the local climate.



Gol Bawdi

Farrukhnagar, with a rich salt trade history, is home to heritage gems like Sheesh Mahal, Gol Bawdi, and Dilli Darwaza, making it a heritage enthusiast's haven.

The area also hosts a 374-acre forest reserve sanctuary, ensuring a constant supply of pure, oxygen-rich air for all to enjoy.



Sarbasipur Reserve forest

This idyllic retreat offers a refreshing escape from the hustle and pollution of city life, cradled within the lap of nature.

Shielded from the urban heat island effect, it is enveloped by lush forests, serene lakes, and tranquility, all while maintaining excellent connectivity to the vibrant energy of the city.

BREATHE BETTER

Embrace the Fresh Air of Life.

2x

Cleaner Air
Greener Life
Health Benefits



1 Tree Per Plot



50000 Plants



1000 Trees



2,00,000 sq.ft Green Cover Area



374 Acres Forest

Perfect for Post Covid Independent Lifestyle

CONNECTIVITY

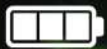


AMENITIES

Amenities That Define Luxury.



**GATED
COMMUNITY**



**24 HR POWER BACK UP
FOR PUBLIC AMENITIES**



**APP BASED
INTERCOM FACILITY**



**CONCERTINA RAZER WIRE
FENCING ON BOUNDARY**



**SHUTTLE SERVICE
PUBLIC TRANSPORT**



**BADMINTON COURT +
HALF BASKETBALL COURT**



**CCTV
SURVEILLANCE**



**CLUB
HOUSE**



**SWINGS & JUNGLE GYM +
OUTDOOR GYMNASIUM**



**SOLAR PARK LIGHTS +
RAIN WATER RECHARGE**



**FRESH
WATER SUPPLY**



**APP BASED
ENTRY & EXIT**

NEAR BY SURROUNDING

Accessible From All Major Hubs

Education

XLRI
University - 5 Min

Drona Charya Collage
of engineering - 10 Min

Delhi Public
School - 20 Min

SGT University,
Chandu - 20 Min

Business & Jobs

Uno MINDA
Industries - 4 Min

Reliance
MET - 5 Min

IMT
Manesar - 20 Min

Hero Honda
Chowk - 20 Min

Connectivity

KMP
Expressway - 1 Min

Dwarka
Expressway - 10 Min

IGI Airport,
New Delhi - 45 Min

Farukhnagar Railway
Station - 5 Min

Main
Market - 3 Min

Main Bus
Stop - 5 Min

AIIMS
Badsha - 20 Min

Sultanpur Bird
Century - 5 Min

WHY INVEST IN GOLDEN GATE

For Premium Living - Designed for Well Being

Enjoy the luxury of independent plots with the lifestyle and security of a gated community. The DDJAY township spread across 50+ Acres has been planned keeping in mind ideal urban design with tree lined avenues, and contiguous pedestrian paths and lush green parks with fragrant colorful plantation. Limited Plots ranging from 118 Sq. Yards - 178 Sq. Yard provide coveted privacy and an independent lifestyle at affordable rates with state of art facilities.

- Three Tier Security System
- CCTV Surveillance
- Gated Community
- Razer fencing
- Controlled Entry/Exit
- Club house in the society

- Smart Investment Opportunity
- App Based Monitoring
- Rain Water Recharge Pits
- Underground Electricity Lines
- 5 Min accessibility of 10K acres of industrial park

- Multiple Green Pockets
- Landscaped Tree Avenues
- Oxygen Rich Plantation
- Wide Internal Roads
- School near the gate



**HIGH RENTAL YIELDS &
INDEPENDENT FLOOR REGISTRY**



**UNDER PMAY
Rs. 2,67,000 BENEFIT**



**BANK LOAN
AVAILABLE**



**ON PROPOSED
SECTOR ROAD**

RECREATION

A World of Paradise Where Living, Working, and Playing Unite.

EXERCISE / MEDITATE

Enhances health, and promotes a positive, balanced life.

MEET

Meeting minds, sharing ideas, and forging connections for a brighter tomorrow.

COMMUNE

A space of shared experiences, where hearts and ideas unite.

PLAY

Play is the essence of childhood, where imagination dances freely.



WHY GURGAON WEST?

Why Farrukhnagar?



1. New & Upcoming Location next to Gurugram city.
2. Centrally located & well connected to Gurgaon, Manesar, Pataudi, Jhajjar, Dwarka Expressway & Delhi
3. Industrial zone & MET- Job availability.
4. Demand for housing.
5. Higher Rental Yields.
6. Clean air.
7. Lake and forest environment surroundings.
8. Higher Prices, More density, More saturation and Same rentals.
9. Reliance Industrial park in 10,000 Acres.



YASHVI HOMES

Only new licensed project in Farrukhnagar

**Limited Plots
BUY NOW!**

TRUST

Yashvi Assured



**GOING BEYOND
THE TOWNSHIP**

**1000 TREES LINED
DRIVEWAY TO TOWNSHIP**



Yashvi Homes promises a holistic, enriched and opulent lifestyle. The company emphasis on Creating trust and value for its customers through transparency, regular updates, efficient post-sales service, and delivery of quality developments.

All of these combine to enchant our motto- Customer Delight, which plays a pivotal role in Company's growth and reflects the work ethos. Come and explore a new lifestyle with Square - Innovate • Build • Deliver

**Welcome To Wellness Inspired
Plotted Development**

Developed By



Yashvi Homes Pvt. Ltd.

HARERA No. RC/REP/HARERA/GGM/748/480/2023/92

Site Address

Sector 3, Farukh Nagar, Near Maruti Kunj Society, Gurugram Haryana - 122506.

Office Address

1008, 10th Floor, BPTP Park Centra Building, Sector-30, Gurugram, Haryana - 122001

Disclaimer: Promoter urges every applicant to inspect the project site and shall not merely rely upon or to be influenced by any architectural impression, plan or sales brochure and, therefore, requested to make personal judgment prior to submitting an application for allotment. Unless otherwise stated, all the images, visuals, materials and information contained herein are purely creative/artistic and may not be exact but indicative representations of the products and/or any amenities. Further, the actual design may vary in the fit and finish from the one displayed above. Project details / specifications can also be accessed at the office of Haryana real estate regulatory authority website <https://haryanarera.gov.in/>. Journey time shown, if any, is based upon google maps, which may vary as per the traffic at arelevant point of time. T&C apply.

1 Sq. Mtr. = 10.7639 Sq. Ft.