



Our Expertise. Your Joy.

Building Lifestyles

A N o t c h A b o v e





THE MISSED OPPORTUNITIES

In Life

———— An Opportunity to Own a Life ————
In the Most Prestigious Developments of Gurugram

M&M
FAIRWAY WEST

20,000 PSF

M&M
FAIRWAY EAST

25,000 PSF

M&M
latitude
LIVING WITH ATTITUDE

25,000 PSF

M&M
ST. ANDREWS
GOLF RESIDENCES

26,000 PSF


M3M POLO SUITES
WHERE THE GENTRY RESIDE

27,000 PSF

TRUMP
TOWERS
DELHI NCR

31,000 PSF



HOLD YOUR BREATH

INTRODUCING

The LAST MASTERPIECE

AT **M3M GOLFESTATE**

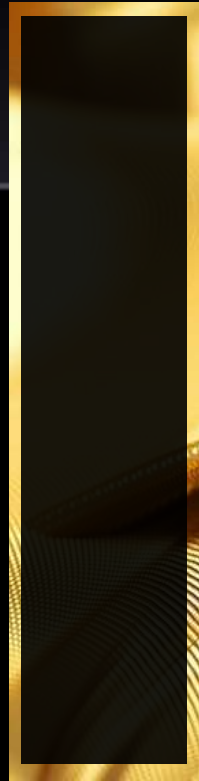
PRESENTING



ALTITUDE

— AT **golfestate** —

LUXURY SUITES (4.5 BHK+S) & SKYLINE PENTSUITES



**LET'S TAKE YOU
ON A TOUR,
Of This Work Of Art**

ICONIC LOCATION: OF THIS SUPER LUXURY ICON

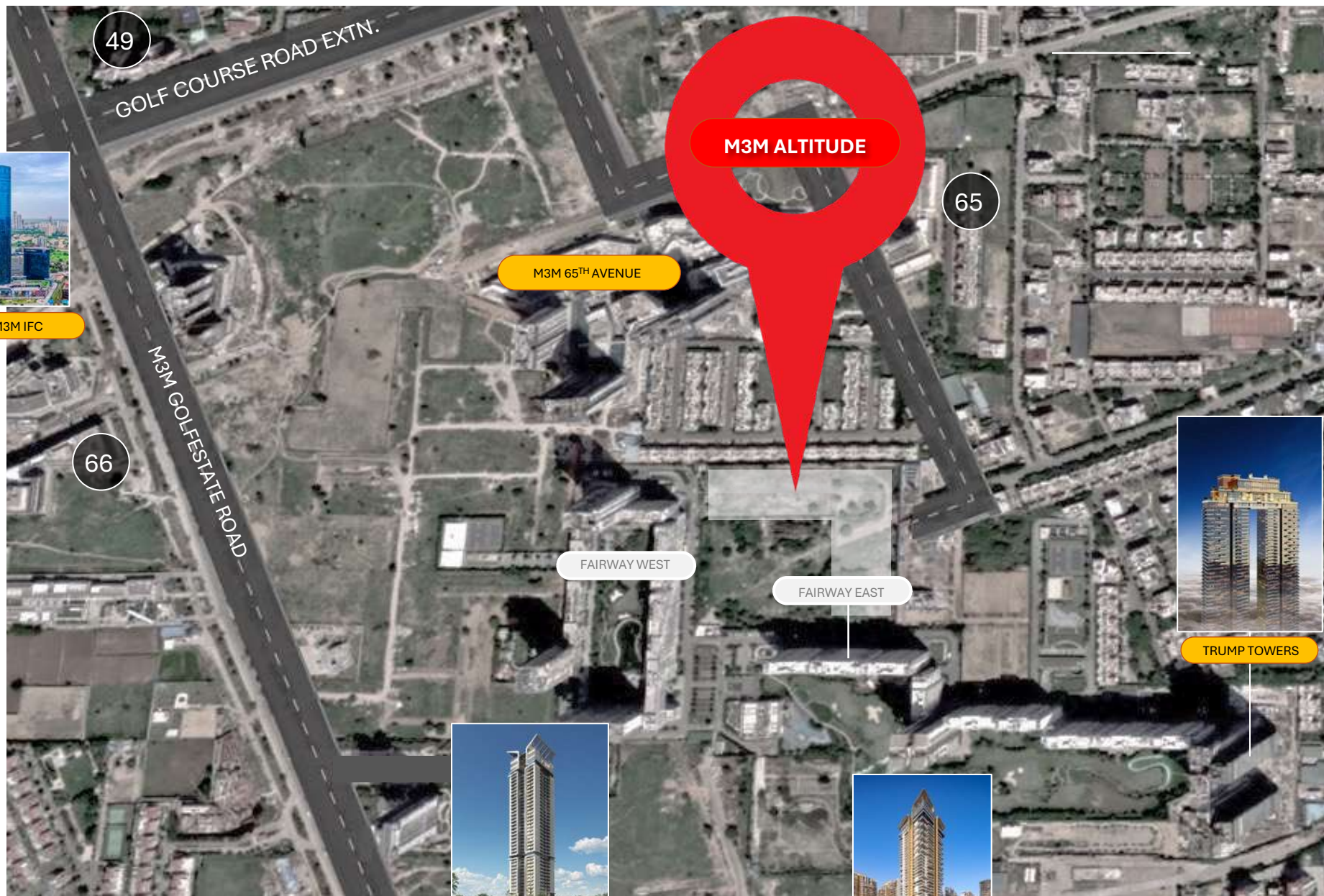


M3M IFC

Right next to the Golf Course Road Extn.,

Proximity of iconic luxury projects:
Trump Towers, M3M Golfestate and the likes.

International Schools
Uber Retail
Gastronomic delights



M3M LATITUDE



M3M ST. ANDREWS



TRUMP TOWERS



M&M
ALTITUDE

SPORTS ARENA

FAIRWAY
WEST

VIP CLUB
GOLF CART
ACCESS

TEMPLE

GOLF COURSE
ROAD EXTN
ACCESS

SPORTS ARENA

ELEVATE CLUB
ACCESS

SPORTS ARENA

FAIRWAY EAST

TRUMP
TOWERS

POLO SUITES

ST. ANDREWS

GOLFSTATE
ROAD ACCESS

LATITUDE

TRUMP TOWERS
ACCESS



A FEAT of MODERN ENGINEERING!

- A state-of-the-art, **world-class living**
- **Exceptional architecture**
- **Hotel-style services** - An ultimate urban resort.

A black and white photograph of two men in an architectural studio. The man on the left, older with glasses and a dark sweater, is gesturing towards a model. The man on the right, younger with glasses and a light-colored shirt, is focused on adjusting the model. They are standing over a table covered with architectural blueprints, a rolled-up set of plans, a white mug, and a complex architectural model made of small blocks. The background shows a dimly lit studio with shelves and other equipment.

Envisioned By A Globally Renowned
ARCHITECTS

MASTERCRAFTSMEN



Jonas Upton-Hansen
Founding Director



Ricardo Mateu
Director



UHA is one of the
most awarded
architecture design
firm, based out of
London



UHA on the Big Screen

Oscar-nominated
Netflix Original
film ***The White
Tiger*** starred four of
UHA's Delhi-based
projects..

All M3M projects!!



Sadro Residencias
Puebla, Mexico



Qingdao Waterfront
Qingdao, China



Al Fujairah
Dubai, UAE



Infinity Towers
Limassol, Cyprus

MASTERPLAN ARCHITECT

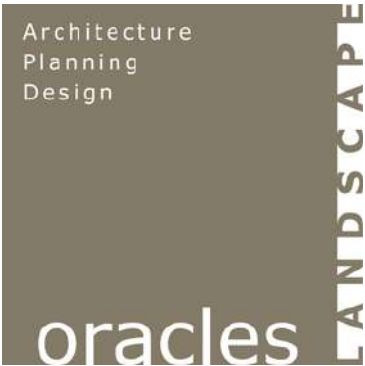


PRINCIPAL ARCHITECT
GYAN PRAKASH MATHUR



A leading architecture and design firm with four decades of experience **revitalising urban India through its work.**

LANDSCAPE ARCHITECT



ORACLES LANDSCAPE is India’s leading landscape design studio

Extensive experience in conceptualizing and delivering projects.

M3M LATITUDE	CYBERCITY	MAHENDRA LUMINAIRE	BAY ISLAND RESORT PORT BLAIR
AEROCITY, NEW DELHI	EMAAR DIGI HOMES	HYATT JAISALMER	MUMBAI INTL. CRUISE TERMINAL
DLF CREST	DLF MAGNOLIAS	M3M GOLFESTATE	DLF GOLF CLUB

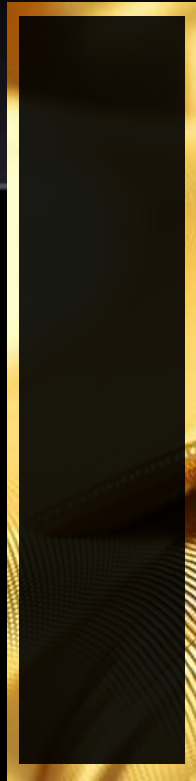


DESIGN THOUGHT & INSPIRATION

The facade design inspiration from the **graceful cascading movement of waterfalls**.

This design element accentuates the **fluidity & movement**

A **visually captivating representation of nature's beauty**.



A **UNIQUE** CONCEPT

That Covers Every
Aspect Of Living

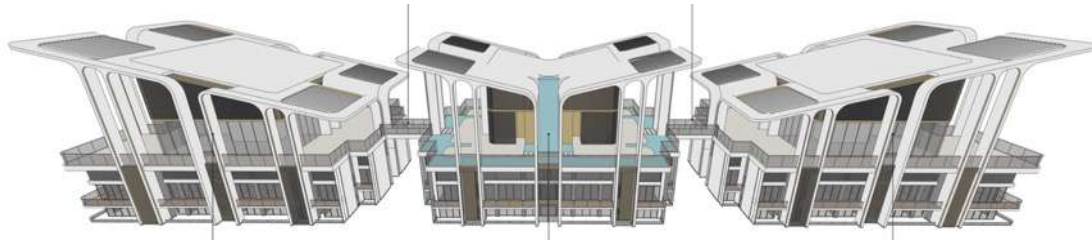
BEYOND IMAGINATION A SPECTACULAR VIEW

- An unparalleled façade design, where every line, exudes **luxury** and refinement
- All units get **outdoor visual experience**
- 4-to-a-core cluster gives corner units providing **two-sided outdoor experience**



THE CROWN

A BEACON OF ELEGANCE AND AUTHORITY



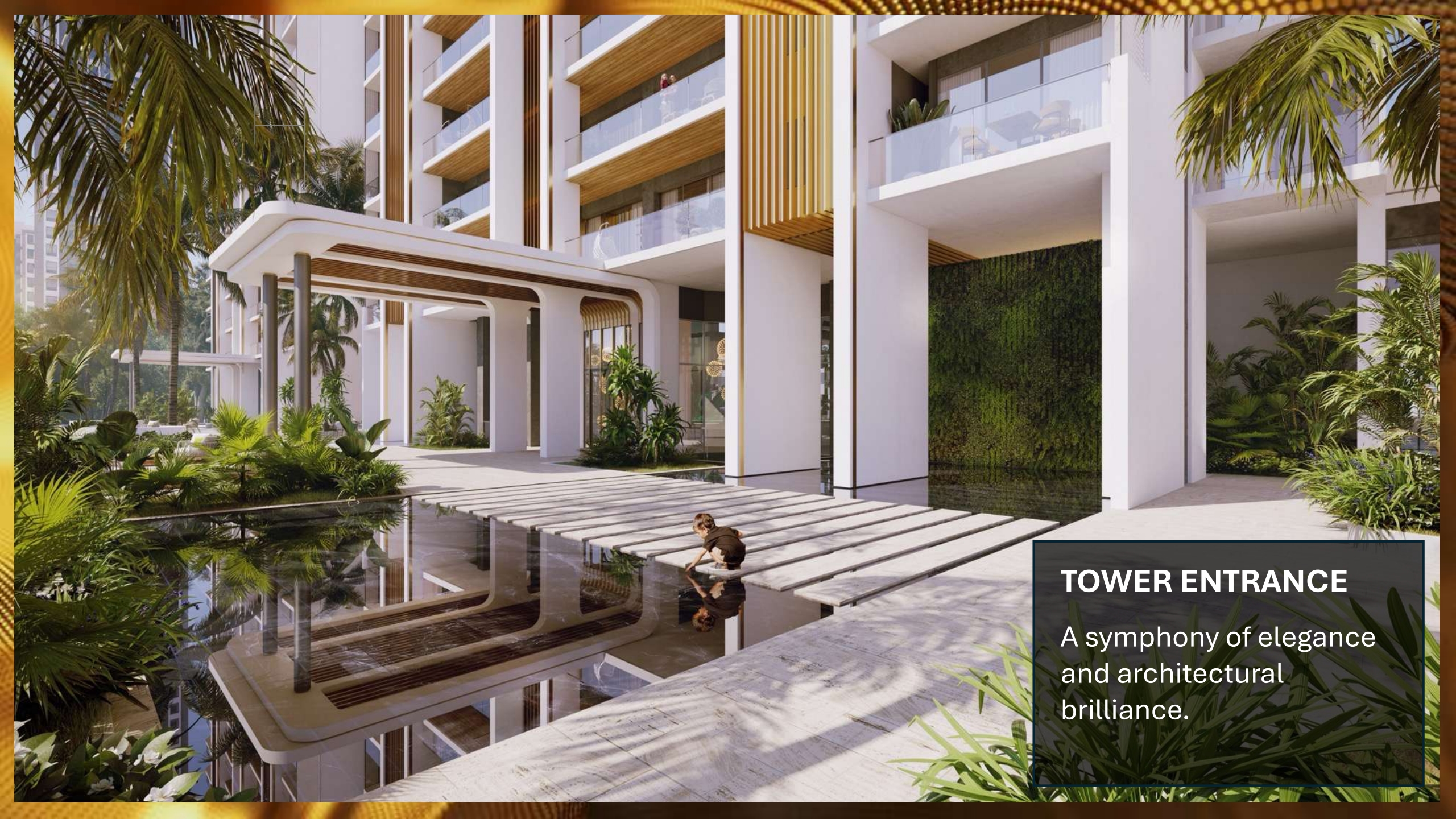
Standing tall atop the tower, the crown
**gleams with an aura of sophistication and
power and a sense of regal authority.**



ARRIVAL

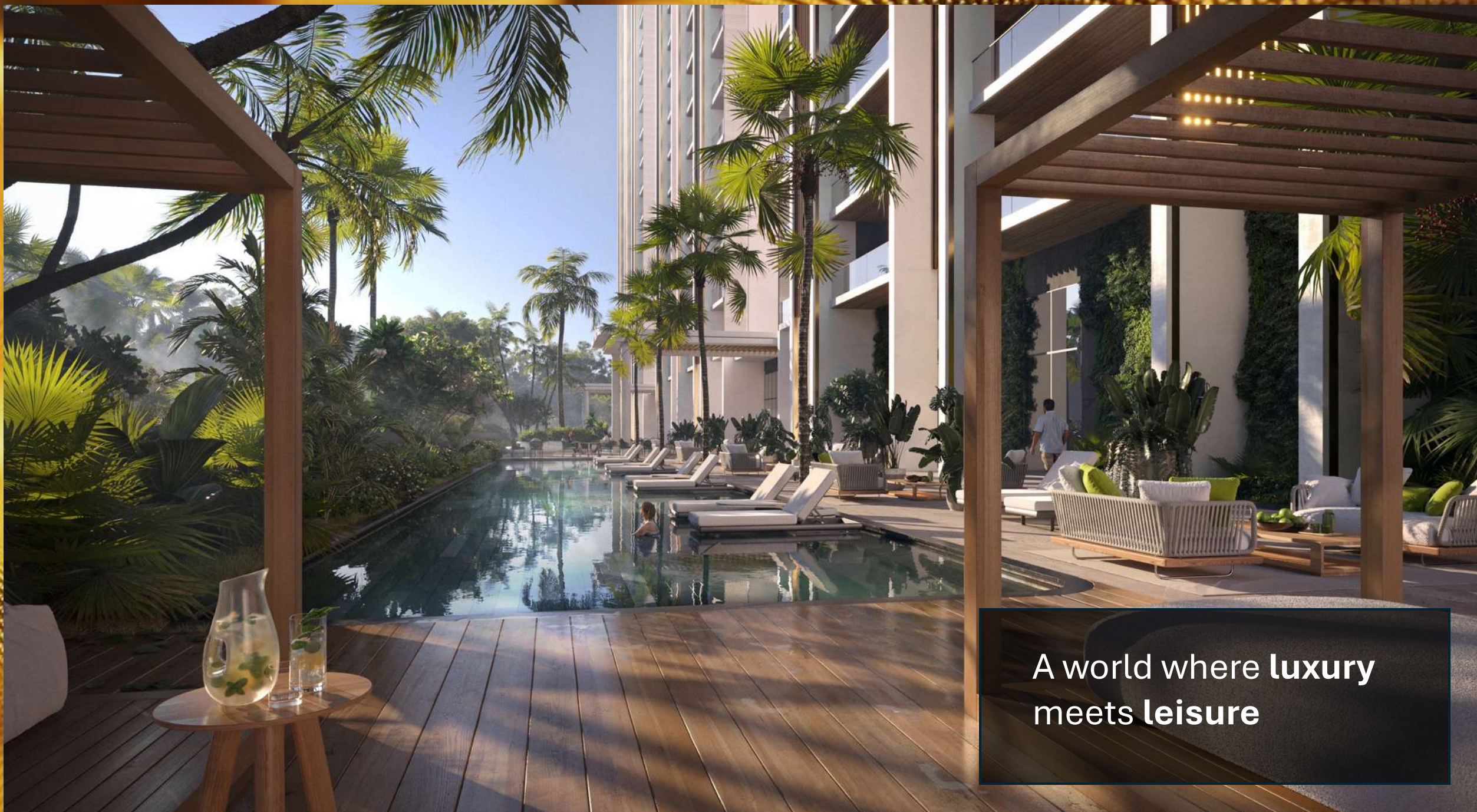
DROP-OFF AT LOWER GROUND LEVEL





TOWER ENTRANCE

A symphony of elegance
and architectural
brilliance.



A world where **luxury**
meets **leisure**



IT ISN'T JUST ABOUT LIVING

It's An Experience That
Takes Your Breath Away

**Only A Few Names
Across The Globe Offers
A SCINTILLATING EXPERIENCE
IN THE SKY**





Now Experience The Same In

GURUGRAM



LIVE THE LARGEST **AIR CLUB** EXPERIENCE

In Gurugram

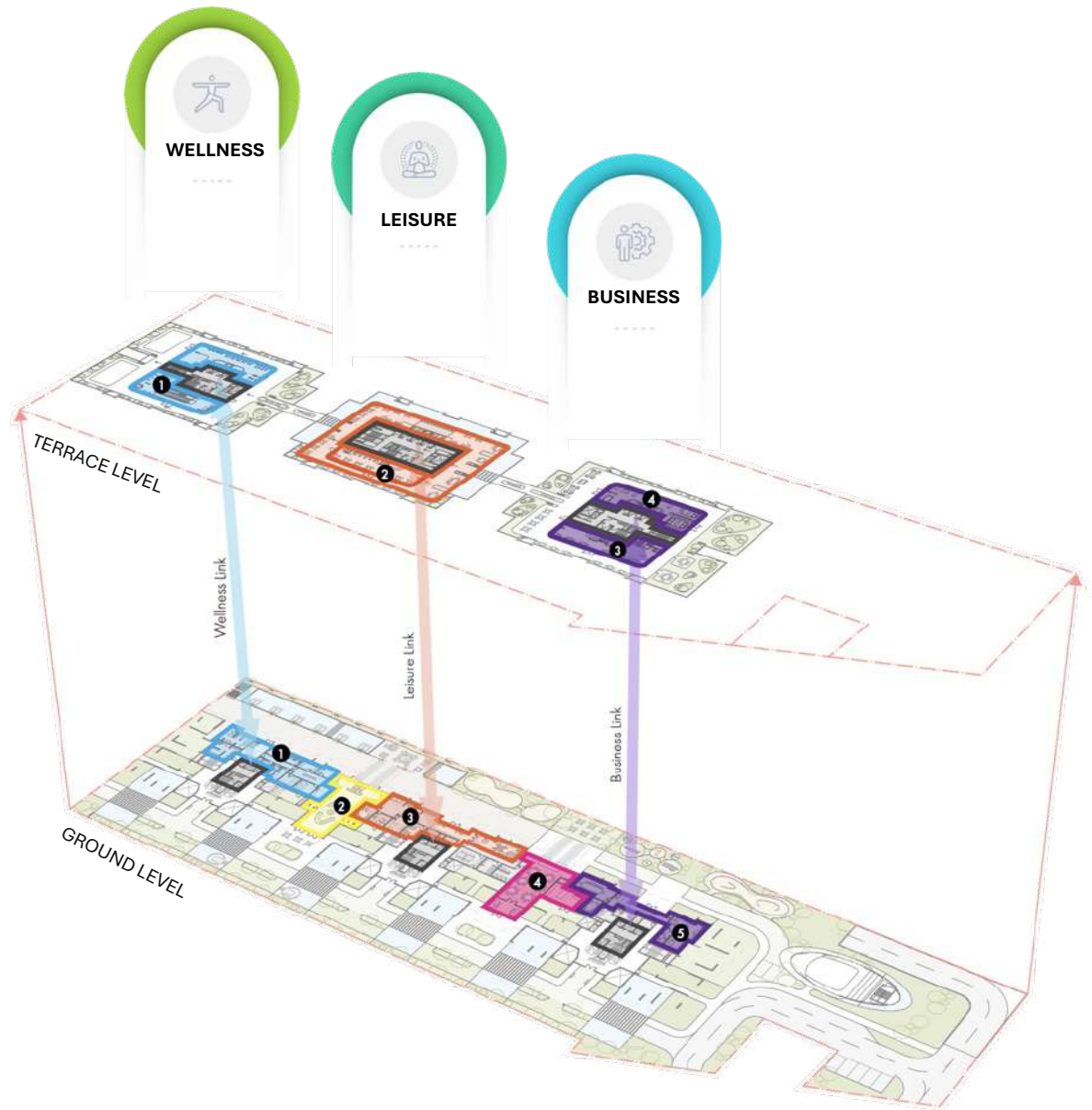
THE CROWNING GLORY

That Is Set To Become The Beacon Of Luxury,
Adorned By A Waterfall Design



A UNIQUE CONCEPT OF ZONING AND CONNECTIVITY

- The club's program is distributed across the **ground floor** and the **rooftop**
- These are **linked by elevators**.
- Amenities within each tower are **paired based on their nature**:
 - the Spa is linked with the Gym,
 - the Family Zone with the Lagoon Restaurant
 - the Business Club with both the bar and Executive Lounge.





~**1,25,000 SFT**
Of Club Amenities

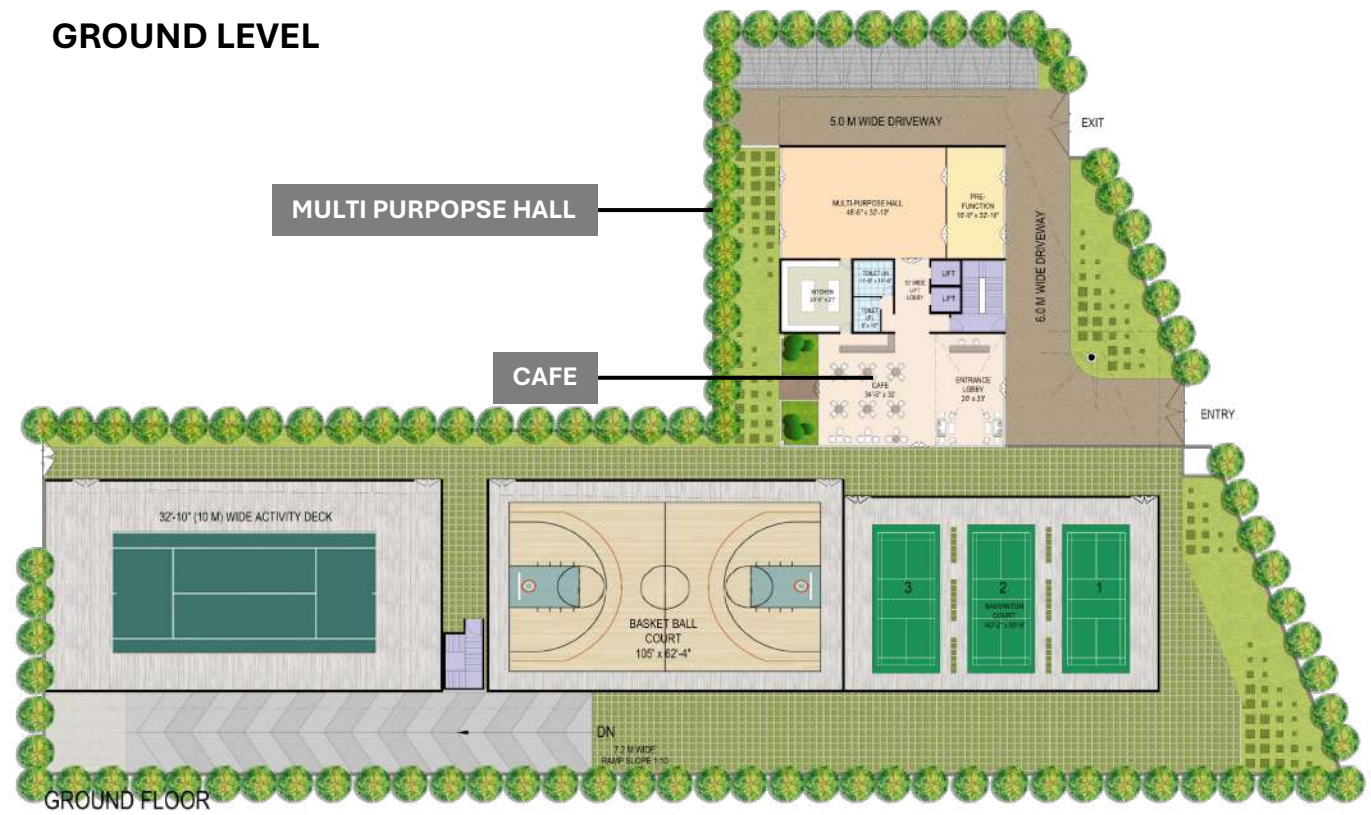
Connected Through
A Glass **AirBridge**

Making It **The Largest**
Interconnected Sky Experience
In Gurugram

AirBridges connecting AirClub atop majestic towers

STATE-OF-THE-ART SPORTS CLUB

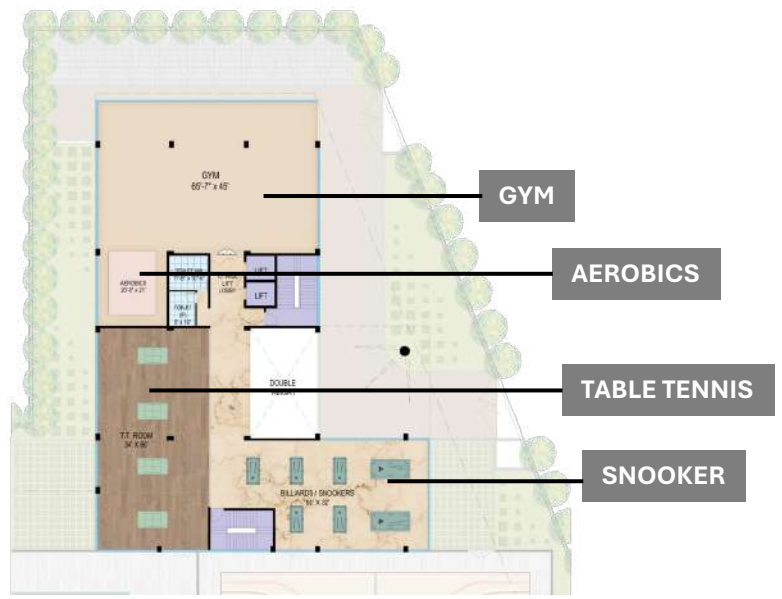
GROUND LEVEL



LOWER GROUND



LEVEL - 1





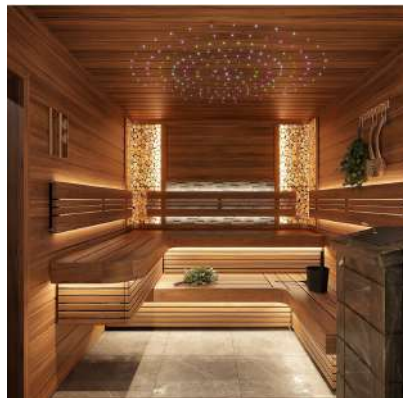
CREATING A PERFECT ECOSYSTEM

For Every Desire Of **Live**,
Work, **Leisure** And More..



WELLNESS

The Healing Zone



- Skating Area
- Yoga
- Amphitheatre
- Garden
- Meditation Zone
- Games Area
- Sunken Ponds
- Swimming Pool
- Sauna
- Hamam
- Ice Room
- Steam Room
- Outdoor Fitness
- Water Feature
- Cloud Meditation
- Outdoor Classes
- Cardio
- Climbing Wall
- Banquet Hall
- Spa
- Playground
- Banquet Lawn



LEISURE

The Aquatic Luxury



- Cafe
- Island Dining
- Art Room
- Lounge
- Music Room
- Sky Dining
- Water Restaurants
- Banquet Lawn
- Shallow Water Feature
- Green Pods
- Arcade Room
- Waterfall
- Restaurant
- Games Room
- Outdoor Sculpture Plan
- Virtual Gaming Room
- Karaoke Room

Mesmerizing **Water**
lagoon in front of club





BUSINESS

The Aquatic Luxury



- Conference Room
- Meeting Room
- Agile Working
- Co-working Area
- Relaxation Garden
- Sky Bar
- Outdoor Lounge Area
- Informal Meeting
- Pre-function Area
- Board Room
- Offices
- Business Centre Lounge
- Executive Lounge
- Banquet
- Outdoor Bar
- Executive Bar
- Library
- Sky Lounge



WHAT SETS APART M3M ALTITUDE?

A WORLD **Above Everything Else**

200+

Amenities

2 Lakh+

Sq. Ft. Of Club Area

50000+

Sq. Ft. Of Sports Amenities

6+

Clubhouses

6+

Restaurants

5+

Pools

5+

Fitness Centres

And Just **15** Apartments Per Acre

WHY BOOK NOW!

TILL 16TH MAY

POST 16TH MAY

ADVANTAGE-1

PRE-LAUNCH BENEFIT

MEGA LAUNCH

ADVANTAGE-2

SPECIAL PRICING

LAUNCH PRICING

ADVANTAGE-3

SPECIAL PAYMENT PLAN

STANDARD PAYMENT PLAN

ADVANTAGE-4

CHOICE OF INVENTORY

INVENTORY AS PER
AVAILABILITY



An Exclusive Opportunity, If You

BOOK NOW

Basic Price^{*}

Rs. 25,900



Rs. 23,900



Valid for 1st 75 bookings or 16th May, whichever is earlier

^{*}Other charges extra

Payment Plan^{*}

CONSTRUCTION
LINKED PLAN



SPECIAL PAYMENT
PLAN - 20:80



Valid for 1st 75 bookings or 16th May, whichever is earlier

^{*}Other charges extra

**What
Else?**

Get Premium Straight Away
On Day of Launch

Handover the Cheque and Block Your Unit
Get 1st Transfer Free

Flexibility of Completing 1st Instalment
Within 45 Days



Our Expertise. Your Joy.

Building Lifestyles

A N o t c h A b o v e

