SITE ADDRESS
Nirvana Gardens, Survey No. 33/1/F, Near Pawan Atharva Phase-1 Building,
Gandhare Road, Kolivali Village, Kalyan (W) - 421 301. INDIA.

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A PROJECT BY

NIRVANA LIFESPACES
ENRICHING LIVES

THARWANI INFRASTRUCTURES
WE ASPIRE YOUR DREAMS

Phase I Wing A
IVANA
P51700050201

Phase II Wing B
IRIS
P51700049934

Phase III Wing C
IVY
P51700049801

Disclaimer — This brochure and its images are purely conceptual and not legal offering to its recipient by the promoter/developer nor will it be a part of any binding agreement. All units are unfurnished, and furnishing, fixtures, furniture shown are for aesthetic representation purpose only and are not a part of the flat/unit offered for sale.



LIFE IS A

REFLECTION

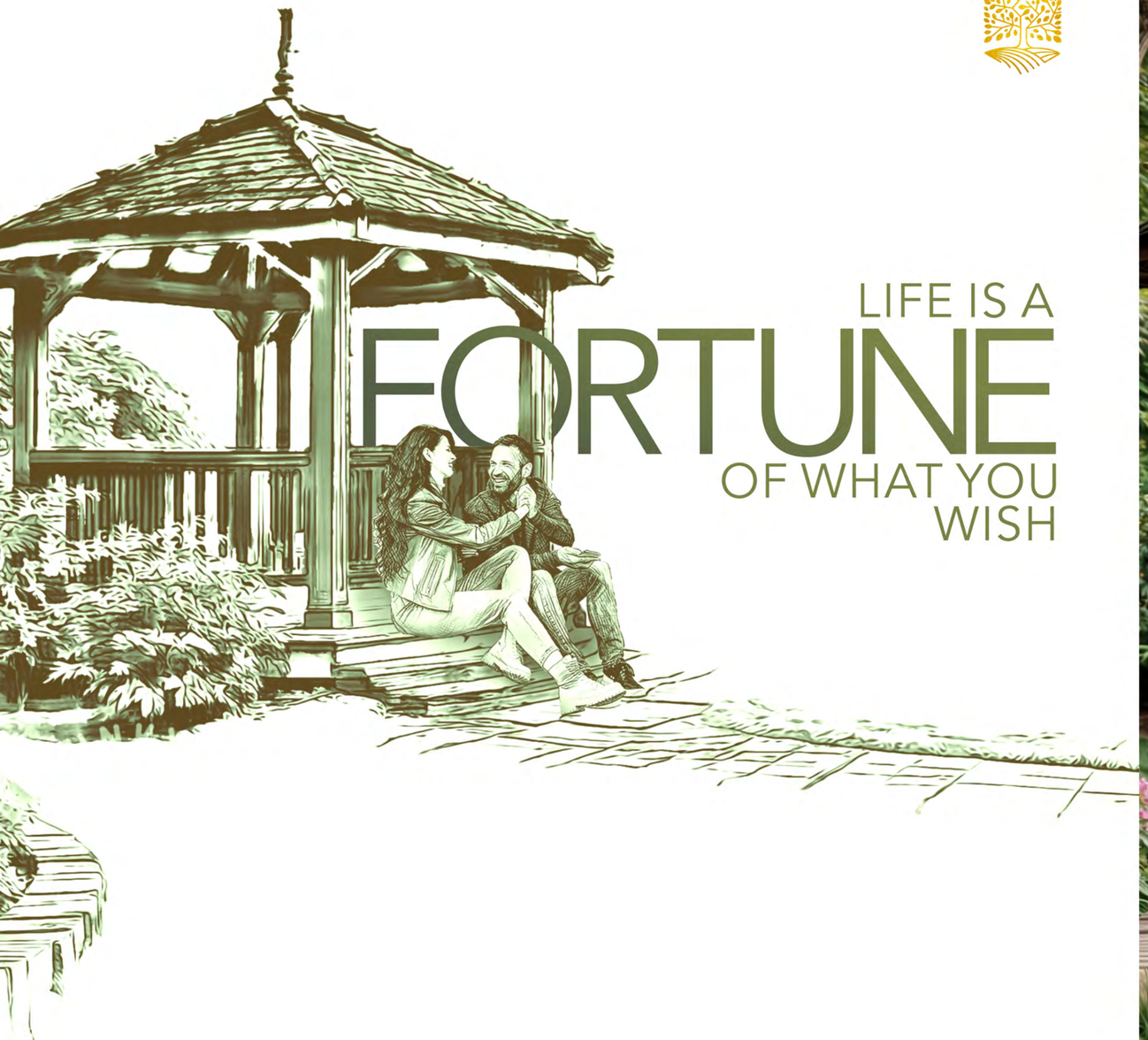
OF WHAT
YOU
DREAM



IT'S TIME TO

REJOICE

NOW



LIFE IS A

FORTUNE

OF WHAT YOU WISH



IT'S TIME TO

OWN

NOW


LIFE IS A
GIFT
OF WHAT
YOU DESERVE


IT'S TIME TO
ENJOY
NOW


OPENING
THE WINDOW OF HAPPINESS



PRESENTING
A DAZZLING NATURESCAPE

NIRVANA GARDENS

Comprising of

GROUND + 30 HABITABLE FLOORS OF 2 WINGS

offering striking vastu compliant
1, 2 & 3 bed residences with balcony.

It is an architectural marvel
that exhibits finesse and covers
all aspects of aesthetics in accordance
with international standards.

Spanning across
a wide area and natural beauty
coupled with splendid views,
enhanced with natural light
and ventilation making your abode
more alive and exclusive.

NIRVANA GARDENS
is truly a classic treasure earmarked
for those who seek luxurious living
amidst an ideal setting of
unmatched lifestyle experiences.
It is a landmark which is artfully crafted
to the highest level of detail.

ARTIST'S IMPRESSION



Nirvana Gardens brings a conscious and sustainable future where modern lifestyle offerings are in harmony with nature.

Through sustainable design, construction and operations, consuming less water, optimally using energy, conserving natural resources and generating less waste, Nirvana Gardens offers healthier living spaces.

It also ensures enhanced ventilation, adequate daylight and the overall well-being of homeowners.

COME AND BE PART OF THE EVOLVING & GREENER LIFESTYLE.



FEATURES

- Earthquake resistance RCC structure
- Video door phone
- Integrated fire protection systems
- Garbage disposal system
- Refugee area
- CCTV monitoring
- High-speed passenger lifts & stretcher lift
- Intercom connection to clubhouse, security, parking & other apartments

ARTIST'S IMPRESSION

A SPLENDID ARRIVAL
WITH A CAPTIVATING AURA

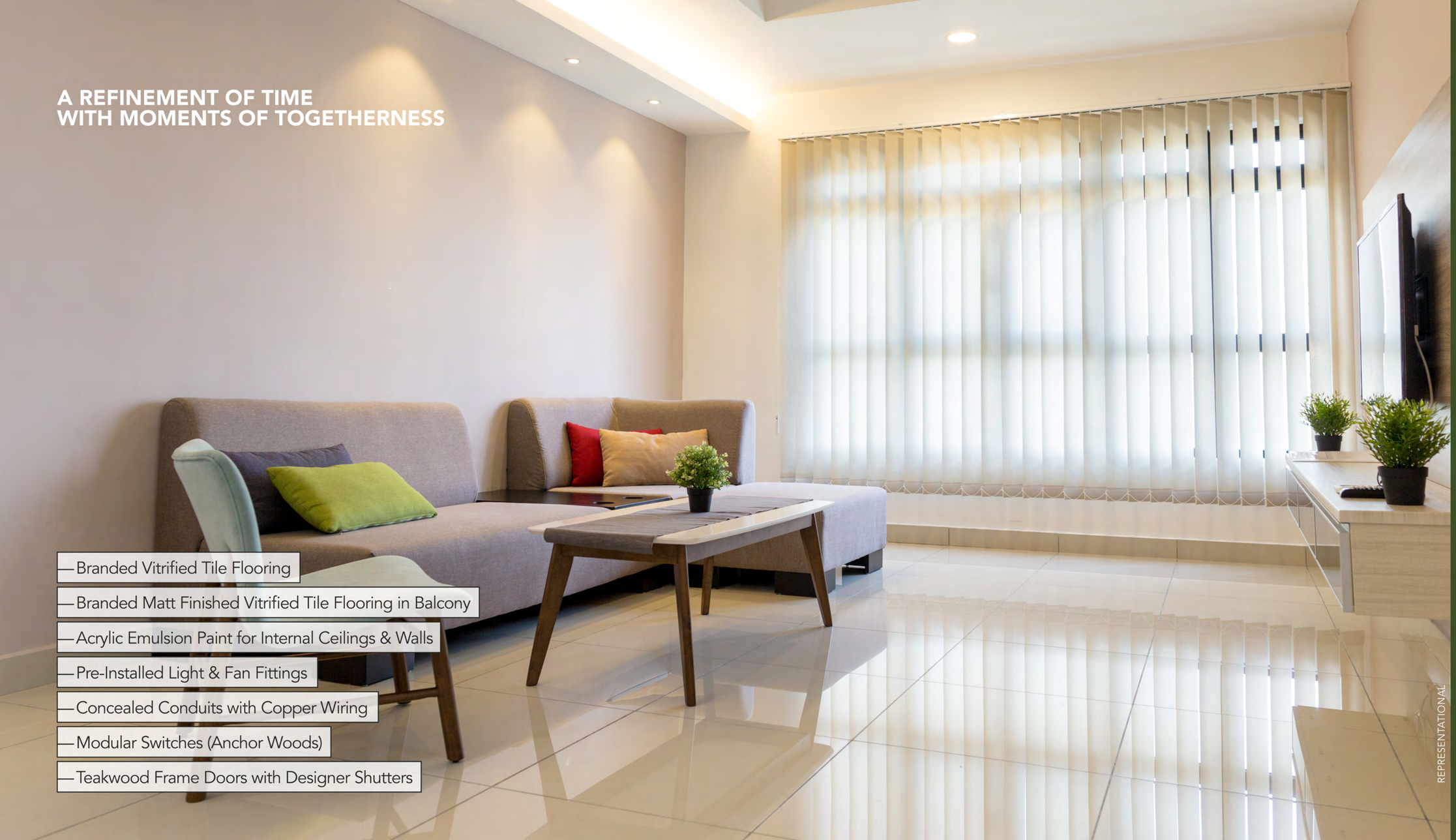


— High-speed Passenger Lifts & Stretcher Lift

ARTIST'S IMPRESSION

ENTRANCE LOBBY

A REFINEMENT OF TIME
WITH MOMENTS OF TOGETHERNESS



- Branded Vitrified Tile Flooring
- Branded Matt Finished Vitrified Tile Flooring in Balcony
- Acrylic Emulsion Paint for Internal Ceilings & Walls
- Pre-Installed Light & Fan Fittings
- Concealed Conduits with Copper Wiring
- Modular Switches (Anchor Woods)
- Teakwood Frame Doors with Designer Shutters

REPRESENTATIONAL

LIVING ROOM

A SUITE OF RELAXATION WITH MUST-HAVE PRIVACY



- Branded Vitrified Tile Flooring
- Pre-Installed Light & Fan Fittings
- Concealed Conduits with Copper Wiring
- Modular Switches (Anchor Woods)

REPRESENTATIONAL

BEDROOM

A PLATTER OF FINEST TASTE WITH A TONE OF FUNCTIONALITY



- Branded Vitrified Tile Flooring
- Stainless Steel Sink
- Concealed Conduits with Copper Wiring
- Modular Switches (Anchor Woods)
- Granite Platform

REPRESENTATIONAL

KITCHEN

A VANITY OF SPLENDOUR
WITH A STATEMENT OF EXCLUSIVITY

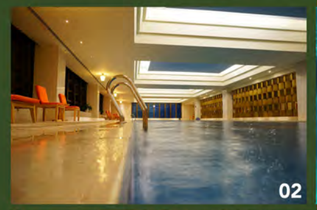
- Branded Matt Tile Flooring
- Washbasin with Counter
- Finest Quality Fittings & Sanitary Ware (Jaguar)
- CP Fittings (Jaguar)
- Hot & Cold Diverters for All Showers
- Teakwood Door with Granite Frame



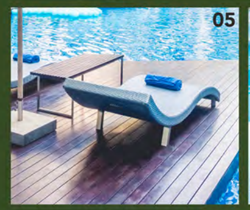
REPRESENTATIONAL

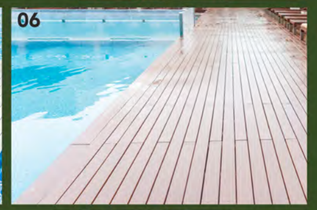
BATHROOM

PODIUM FLOOR PLAN























LEGEND

01 Entry to Podium
02 Lap Pool
03 Kids Pool
04 Feature Wall
05 Loungers
06 Pool Deck
07 Kids Play Area
08 Lawn
09 Jhula Seating
10 Seating
11 Viewing Deck
12 Pathway
13 Poolside Bar
14 Squash Court
15 AV Room

N

REPRESENTATIONAL

INTERNAL AMENITIES



AV ROOM · SQUASH ROOM · STEAM ROOM

REPRESENTATIONAL



PARTY HALL

REPRESENTATIONAL

EXTERNAL AMENITIES



OPEN LAWNS · RECREATIONAL GREENS · LAP POOL · POOL DECK WITH SEATING · TEMPLE
SHOPPING ZONE · SCULPTURE · COLONNADES · PLANTATION · DROP-OFF · PATHWAY · FEATURE WALL
HARDSCAPE · VALET PARKING · SEPARATE COMMON SOCIETY ROOM FOR EACH TOWER
SEPARATE DRIVER ROOM FOR EACH TOWER · GENERATOR BACKUP FOR LIFT, STAIRCASE & COMPOUND WALL

REPRESENTATIONAL

A TOPOGRAPHY OF

INDULGENCES

WITH HOSTS OF RECREATION



HIGHLIGHTED GARDEN IS UNDER K.D.M.C

MASTER LAYOUT PLAN

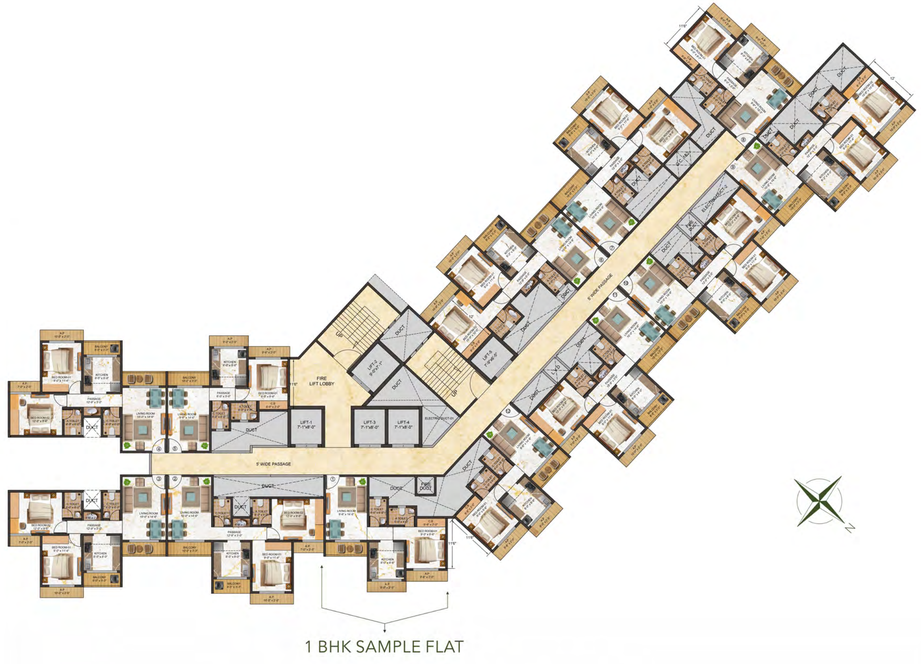
LEGEND

01 Entry
02 Exit
03 Watchman Cabin
04 Multipurpose Lawn
05 Multipurpose Court
06 Seating
07 Temple
08 Pathway
09 Drop-off
10 Driveway
11 Pedestrian Walkway
12 Grand Walk
13 Trampoline Park
14 Iconic Sculpture
15 Skating Rink
16 Outdoor Gym
17 Amphitheater
18 Sculpture
19 Sculpture Park
20 Sculpture Park
21 Carousel
22 Kids Play Area
23 Nursery Shop
24 Nursery
25 Gazebo Seating
26 Big Ben Plaza
27 Green House
28 Seasonal Planting
29 Existing Temple
30 Existing Toilets
31 Sculptural Pots
32 Basketball Court
33 Substation
34 D.G.
35 Stack Parking

TYPICAL FLOOR PLAN



WING A



1 BHK SAMPLE FLAT

WING B



1 BHK 2D PLAN



1 BHK 3D ISOMETRIC



2 BHK 3D ISOMETRIC



3 BHK 3D ISOMETRIC

Kalyan boasts a strategic location with excellent connectivity to major business hubs such as Thane, Bhiwandi, and Navi Mumbai via road and rail networks.

Nirvana Gardens conveniently located on Gandhare Road at Kalyan (W) is an increasingly favoured residential investment. Neighbouring fine-dining restaurants, cafés, retail and entertainment destinations, healthcare facilities and reputed educational institutions.

The upcoming infrastructure projects like the Mumbai Trans-Harbour Link (MTHL), Kalyan Ring Road and Bhiwandi-Kalyan Corridor will enhance the accessibility of Kalyan.

The undergoing transformation with the construction of new flyovers, road expansion and improvements in civic facilities, makes Kalyan an ideal place for families and professionals to settle in.

A COSMOPOLITAN OF CONVENIENCE WITH EASE OF CONNECTIVITY

EDUCATIONAL INSTITUTES
- Mumbai University & Sub Division
- Vibgyor School
- BK Birla Public School
- BK Birla College of Arts, Science & Commerce
- Don Bosco High School
- Naryana Junior College
- Holy Cross Convent School & Junior College
- KM Agarwal College
- Podar International School (CBSE)
- Seth Hirachand Mutha School
- St. Xavier's International School
- The Green Acres Academy
- St. Lawrence International School

CONVENIENCE
- Food Bazaar
- D'Mart
- Reliance Fresh
- Vijay Sales
- Pantaloons Store
- The Raymond Shop
- Paduka
- Chanakya Nagar

ENTERTAINMENT
- Cinemax
- Spring Time Labs

HEALTHCARE
- Fortis Hospital
- Dr. Godbole's Shree Hospital
- Holy Cross Hospital
- Sampada Hospital
- Aayush Hospital
- Wellness Forever
- Vedant Kalyan Hospital

RECREATION
- Palms Water Resort
- Talwalkar's
- Kalyan Sports Club
- Reserved KDMC Gardens

ATM/BANKS
- SBI ATM
- AXIS ATM
- HDFC ATM
- AXIS Bank
- ICICI Bank
- IDBI Bank
- Canara Bank
- ICICI Branch & ATM
- IDFC First Bank
- Union Bank of India
- Hindusthan Bank
- IndusInd Bank

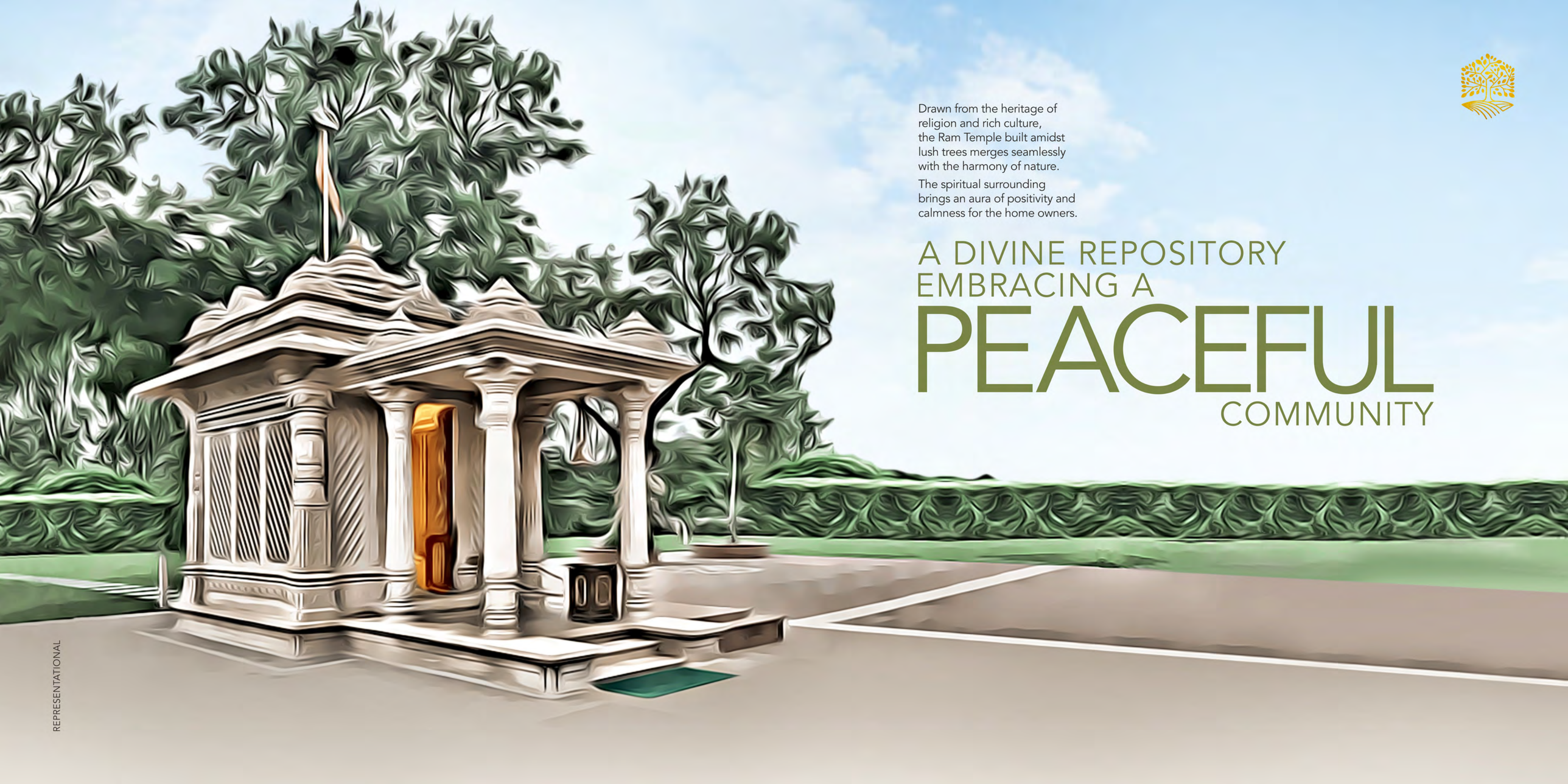
HOSPITALITY
- Golden Wok
- Indigo
- Domino's
- Café Coffee Day
- McDonald's
- Hotel Gurudev NX
- Comida Multi-Cuisine

SALONS/SPA
- Lakmé
- Divya's Health Zone





ARTIST'S IMPRESSION



Drawn from the heritage of religion and rich culture, the Ram Temple built amidst lush trees merges seamlessly with the harmony of nature.

The spiritual surrounding brings an aura of positivity and calmness for the home owners.

A DIVINE REPOSITORY EMBRACING A PEACEFUL COMMUNITY

REPRESENTATIONAL



A GATEWAY OF GREEN LIFESTYLE WITH RESPONSIBLE DEVELOPMENT

NIRVANA LIFESPACES
ENRICHING LIVES

Nirvana Lifespaces is envisioned by Mr. Mokshay Sadhwani, with a commitment to contribute to nature and align the company ethos by adopting sustainable construction practices and the integration of energy-efficient technologies to deliver sustainable homes.

Nirvana Lifespaces emphasizes developing green spaces, state-of-the-art landscaping, meticulously planned urban parks and themed gardens in all their upcoming projects.

Prioritizing the health and happiness of Home Owners of Nirvana Lifespaces, the focus is to ensure environmental preservation and enhance the well-being of all.

With a harmonious integration of nature, fresh air and accommodating more plantations, Nirvana Lifespaces not only enriches lives but also promises a sustainable and equitable world.

THARWANI INFRASTRUCTURES
WE ASPIRE YOUR DREAMS

Tharwani Infrastructures resonates with aspiring dreams of many people, with more than 25 years of experience, we have emerged as one of the most trusted real estate developers.

From the Colosseum to Aqueducts, the impact of Roman Architecture is incalculable today. Tharwani Infrastructures is deeply influenced by its roots and are the pioneers to introduce Roman inspired-architecture in all its masterpieces.

Our projects are our pride and the roman influence leaves a lasting legacy for the onlookers and all our customers who own it.

DEVELOPERS
M/s. Nirvana Lifespaces
M/s. Tharwani Infrastructures

ARCHITECT
Mr. Vijay Pande

STRUCTURAL CONSULTANT
M/s. Epicons Consultants Pvt. Ltd.

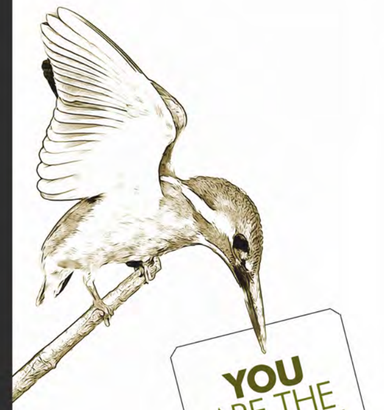
DESIGNING ARCHITECT
Mr. Sunil Kenkarey

LANDSCAPING ARCHITECT
M/s. P S Designs and Ecology
Mr. Manin Prasad

INTERIOR DESIGNER
M/s. Studio 5
Mr. Dinesh Gada

MEP CONSULTANT
Mr. Sourabh Sheth

LEGAL CONSULTANT
Mr. Drupad Patil



YOU
ARE THE
CHOSEN
ONE

Most of us today in
the **21st century**
love to go back to nature.

This desire is built into
our genes & wired
into our brains through
evolution.

No doubt!

**We are tied to our gadgets,
but we love green plants,
leaves, lawns, and flowers.**

**We are thrilled
by the roaring oceans
in the sea-coast.**

**We love to see
the mountains
and are awe-inspired
by its immensity.**

**We fall in love
with the full moon
and are afraid of
total darkness.**

**We rarely get a chance
to see the star-studded sky
and are touched.**

So what are you waiting for?
Come & explore
the **Untouched**
the **Unrivaled** &
the **Unseen** beauty of
nature & living.