



ELDECO

TERRA & SOL

PALATIAL 3 BR WORLD RESIDENCES
SECTOR 80, GURUGRAM





ELDECO
TERRA & SOL

Palatial 3 BR World Residences

A Landmark of International Luxury Living,
with Iconic Design, Expansive Views and
Palatial Sense of Space



SITE PLAN

LEGEND

1. Entry & Exit
2. Trellis / Ramp To Basement
3. Landscape Feature / Club Drop Off
4. Woodland Garden
5. Pet Garden
6. Cabana
7. Children Playground
8. Toddler Playground
9. Kids' Lawn & Pollinator Garden
10. Assembly area
11. Lawn
12. Multipurpose Court
13. Cricket Practice Pitch
14. Yoga Deck
15. Outdoor Fitness Station
16. Amphitheater
17. Kids' Pool
18. Half Olympic Size Pool
19. Meter Room
20. EV Parking
21. School Bus Waiting Area

30 M Wide Road

24 M Wide Access Road

18 M Wide Road



DISCLAIMER

- Please go through the detailed terms of allotment before making a booking.
- The plan shown here is subject to change as per norms.



Statement Arrival
Experience that sets
the tone for
World-Class Living



ELDECO
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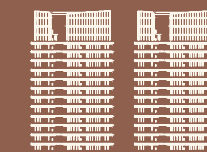
PLANNING HIGHLIGHTS



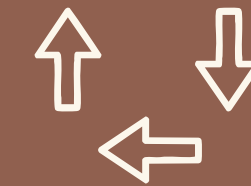
Grand entrance court with hotel-like arrival experience



All homes are corner homes with infinite views



Only 2 tower in 2.7 acres with 4-to-a-crore units' placement



Situated on 3 side open plot with 24-meter wide access road



Largest room sizes & balcony decks in the category



Air-conditioned lift lobbies on all floors



Each tower is lavishly planned with G+30 configuration



Dedicated 2 car parking for every residence



Lavish clubhouse with state-of-the-art amenities



Utility balconies are thoughtfully oriented to avoid direct facing



Angled wraparound balconies for maximum views and sunlight



Minimal vehicular movement on surface to create least disturbance

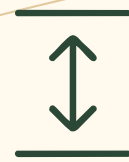




◆ ◆
A Distinguished
Hospitality Style
drop-off framed by
Signature Landscape



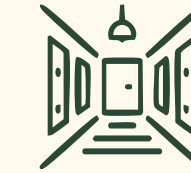
APARTMENT LAYOUT ADVANTAGES



11 ft. clear floor-to-ceiling height,
elevating the sense of openness



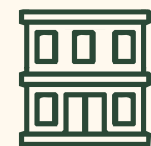
Angled wraparound balconies
offering expansive views



Double height tower lobby
of approx. 23 ft. high



Largest room sizes and balcony
decks in the category



Residences begin from 2nd floor,
elevated above 2 levels of clubhouse



Each room is crafted to maximise
sunlight and seamless airflow



Well-designed kitchen connected
to largest utility in the category



Exclusive top-floor duplex
penthouses with infinite views



Balcony decks up to 100+ ft. long,
offering larger living spaces



Smartly aligned bedrooms
in a straight line ensuring privacy



Vaastu-conscious
layouts



Expansive
Layouts designed for
Grand Living



KEY APARTMENT SPECIFICATIONS

- ☀️ 11 ft. clear height from floor to ceiling
- ☀️ VRV air-conditioning
- ☀️ Modular kitchen with chimney & hob
- ☀️ Imported marble flooring in living / dining / kitchen
- ☀️ Laminated wooden flooring in all bedrooms
- ☀️ Premium CP fittings and sanitary fixtures in toilets
- ☀️ 8 ft. high doors with digital lock on residence entrance door



◆ ◆
Largest Room
sizes in the
Category



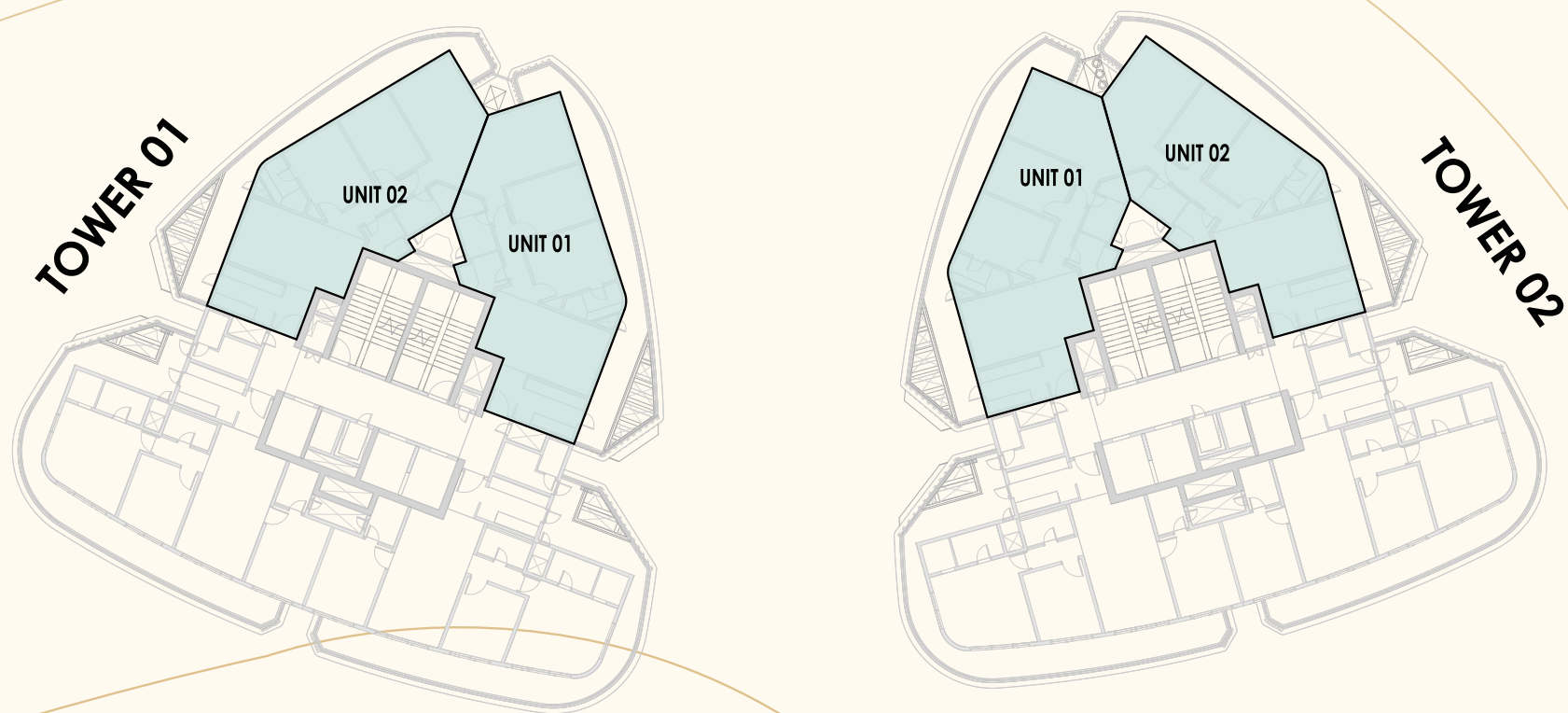
FLOOR PLANS



Type 3 BHK + 3T

BUILT UP AREA	1674.54 sq. ft. (155.57 sq. mt.)
CARPET AREA	1167.78 sq. ft. (108.49 sq. mt.)
BALCONY AREA	428.8 sq. ft. (39.84 sq. mt.)

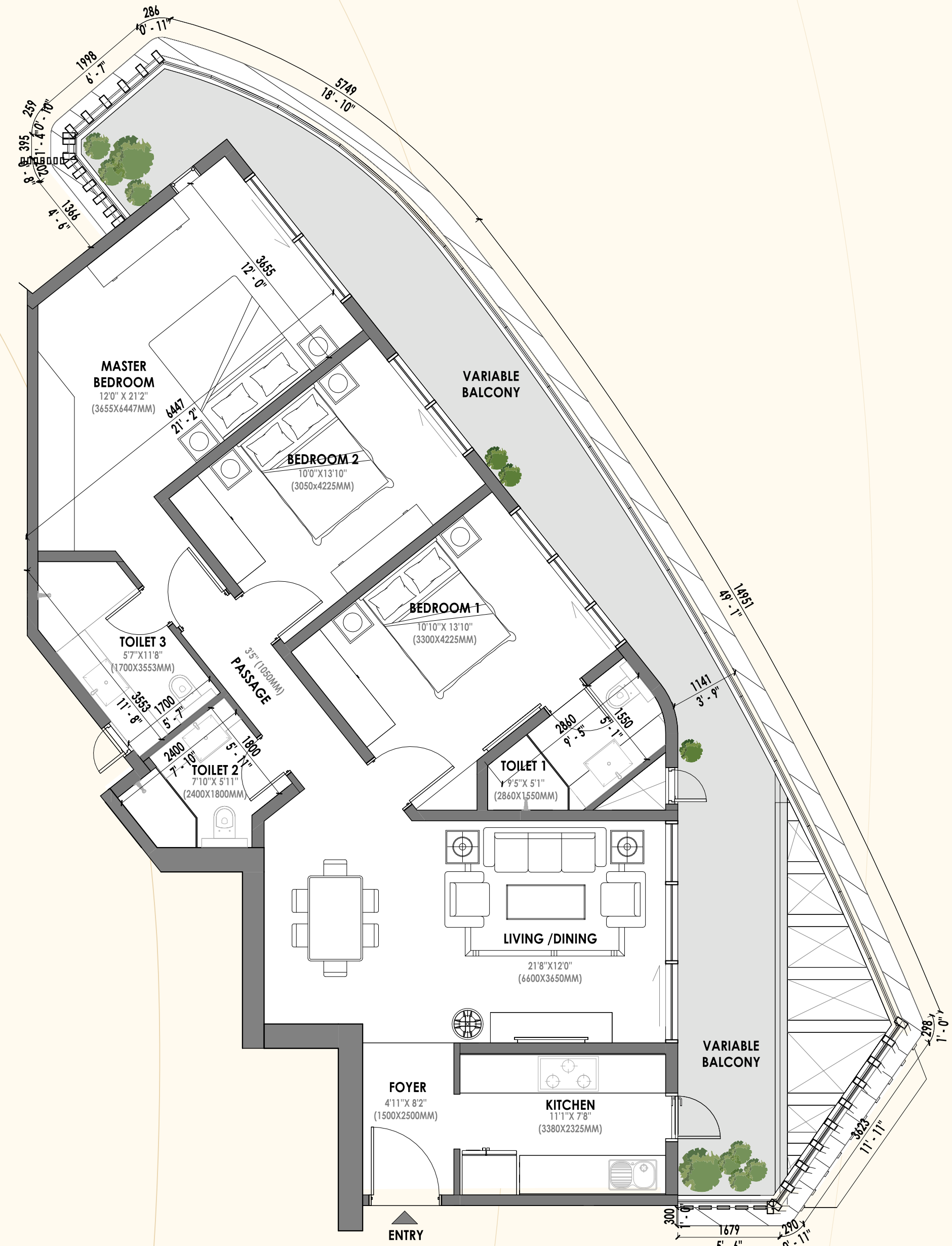
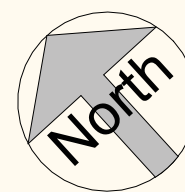
Key Plan



Unit 1 & 2

Disclaimer:

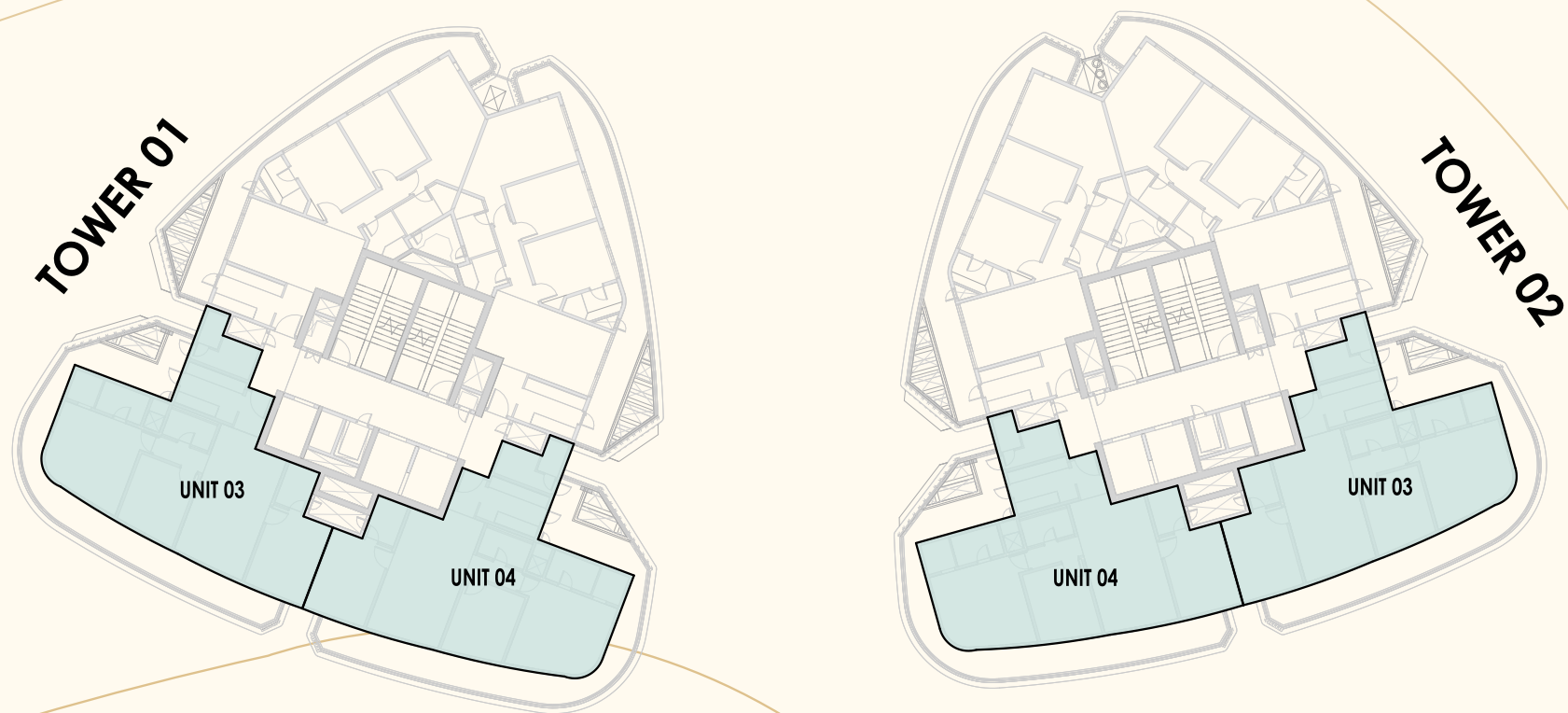
- 1 sq. ft. = 0.093 sq. mt. 10.764 sq.ft. 1.196 sq.yd. and 3.28 ft. = 1 mt
- All dimensions shown in feet/inches are close approximation to metric dimensions
- Internal dimensions may vary after finishing plasters / tiles etc.
- Some units may have different area including additional lawn / terrace area. Please check the area with the sales / marketing team at the time of purchase.



Type 3 BHK + 3T + Utility

BUILT UP AREA	1941.70 sq. ft. (180.39 sq. mt.)
CARPET AREA	1299.85 sq. ft. (120.76 sq. mt.)
BALCONY AREA	537.44 sq. ft. (49.93 sq. mt.)

Key Plan

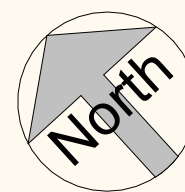


Unit 3 & 4



Disclaimer:

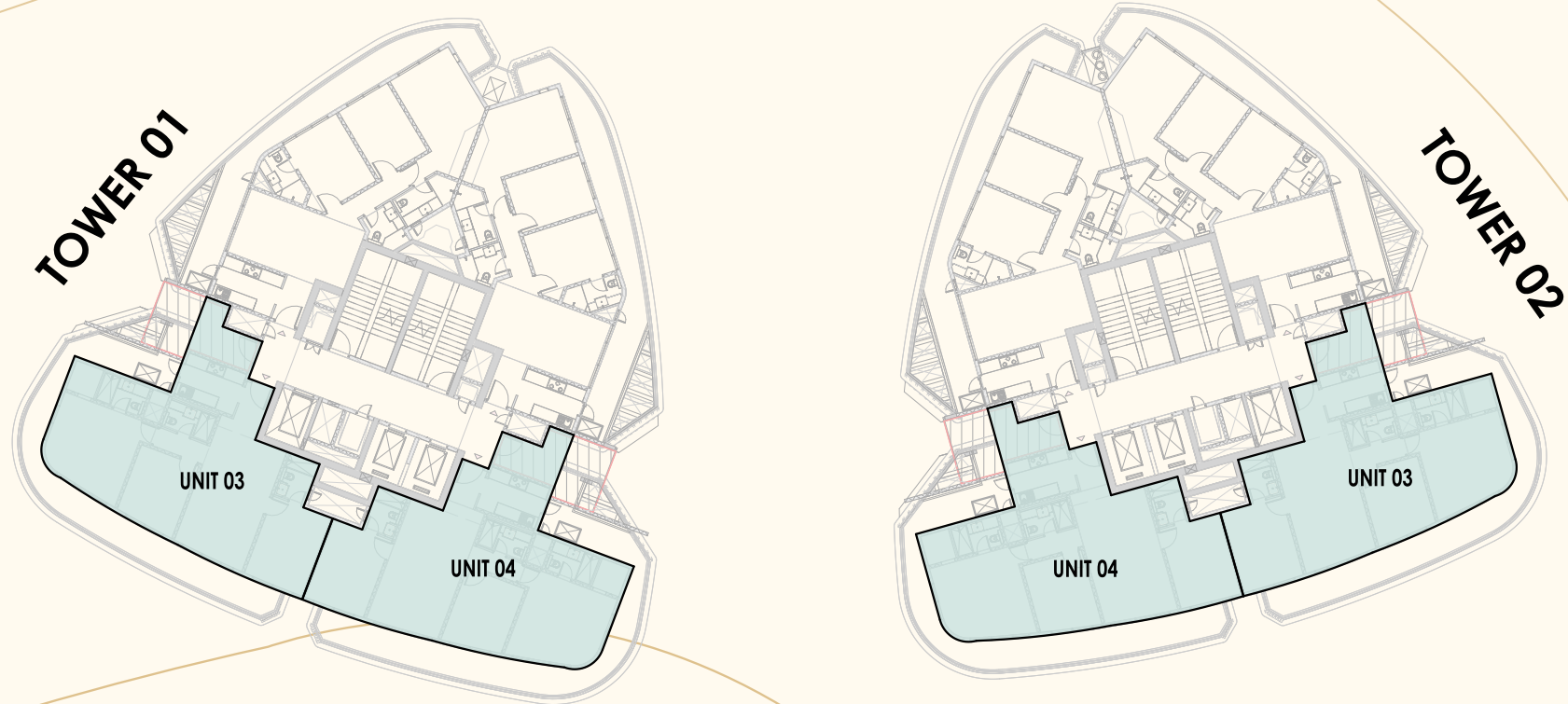
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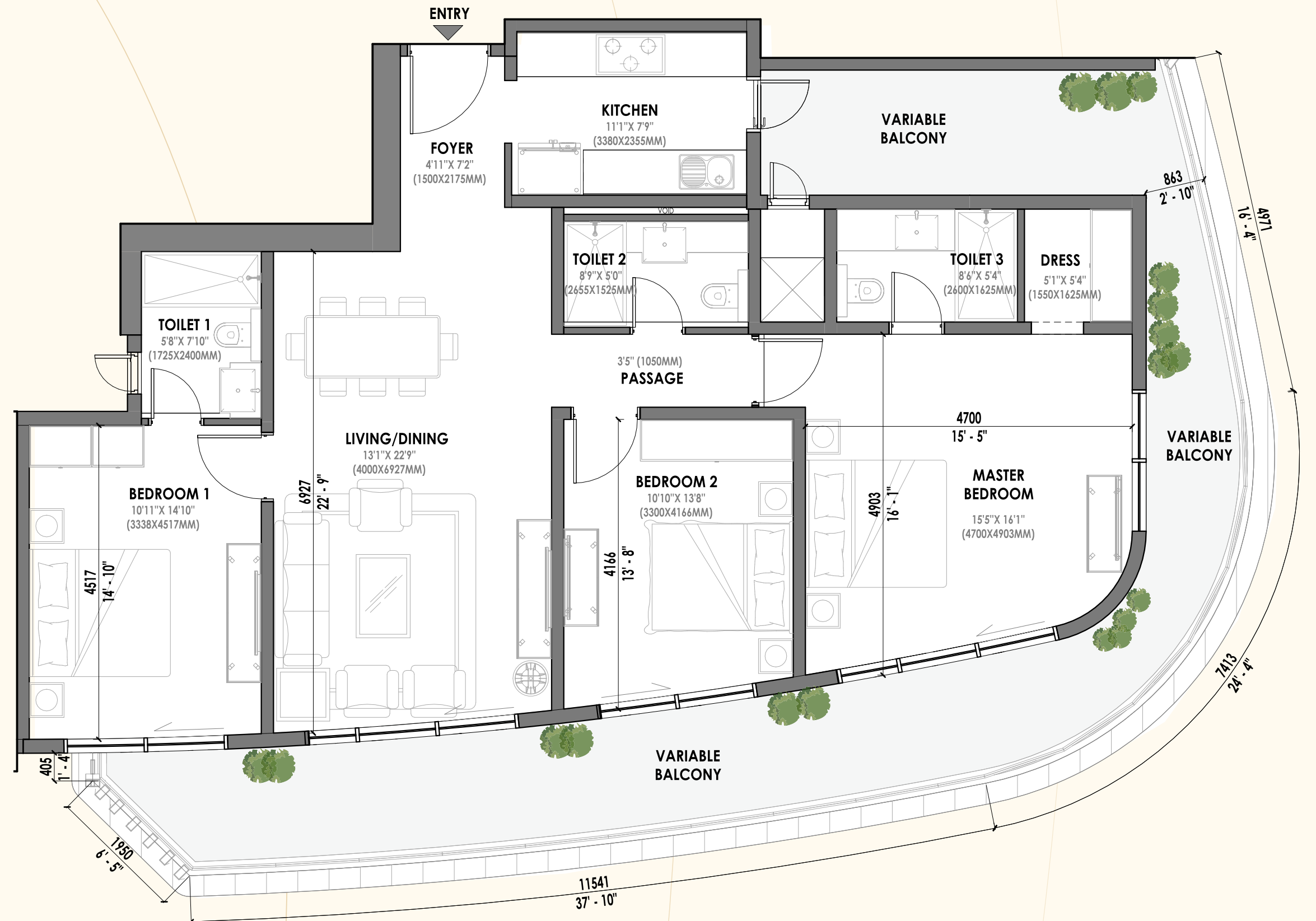
Type 3 BHK + 3T (16th & 24th Floor Refuge)

BUILT UP AREA 1807.58 sq. ft. (167.93 sq. mt.)
CARPET AREA 1217.83 sq. ft. (113.14 sq. mt.)
BALCONY AREA 496.43 sq. ft. (46.12 sq. mt.)

Key Plan



Unit 3 & 4



Disclaimer:

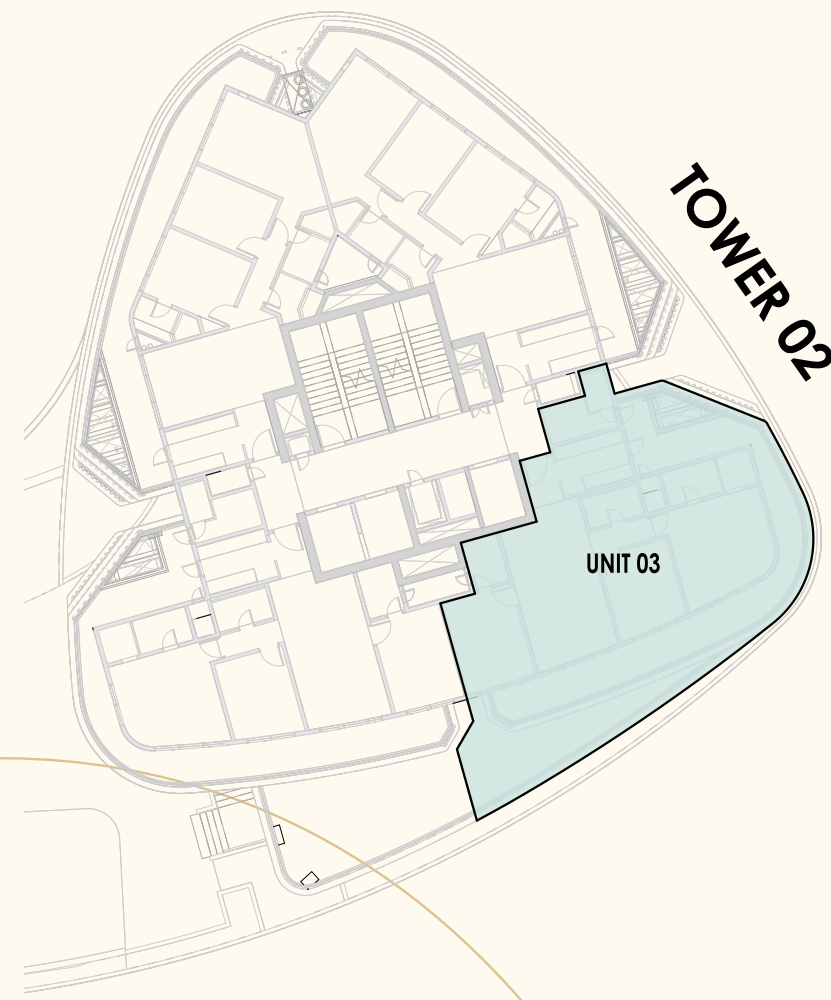
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Type 3 BHK + 3T + Utility + Side Terrace (2nd Floor)

BUILT UP AREA	1942.24 sq. ft. (180.44 sq. mt.)
CARPET AREA	1299.85 sq. ft. (120.76 sq. mt.)
BALCONY AREA	537.98 sq. ft. (49.98 sq. mt.)
SIDE TERRACE	314.63 sq. ft. (29.23 sq. mt.)

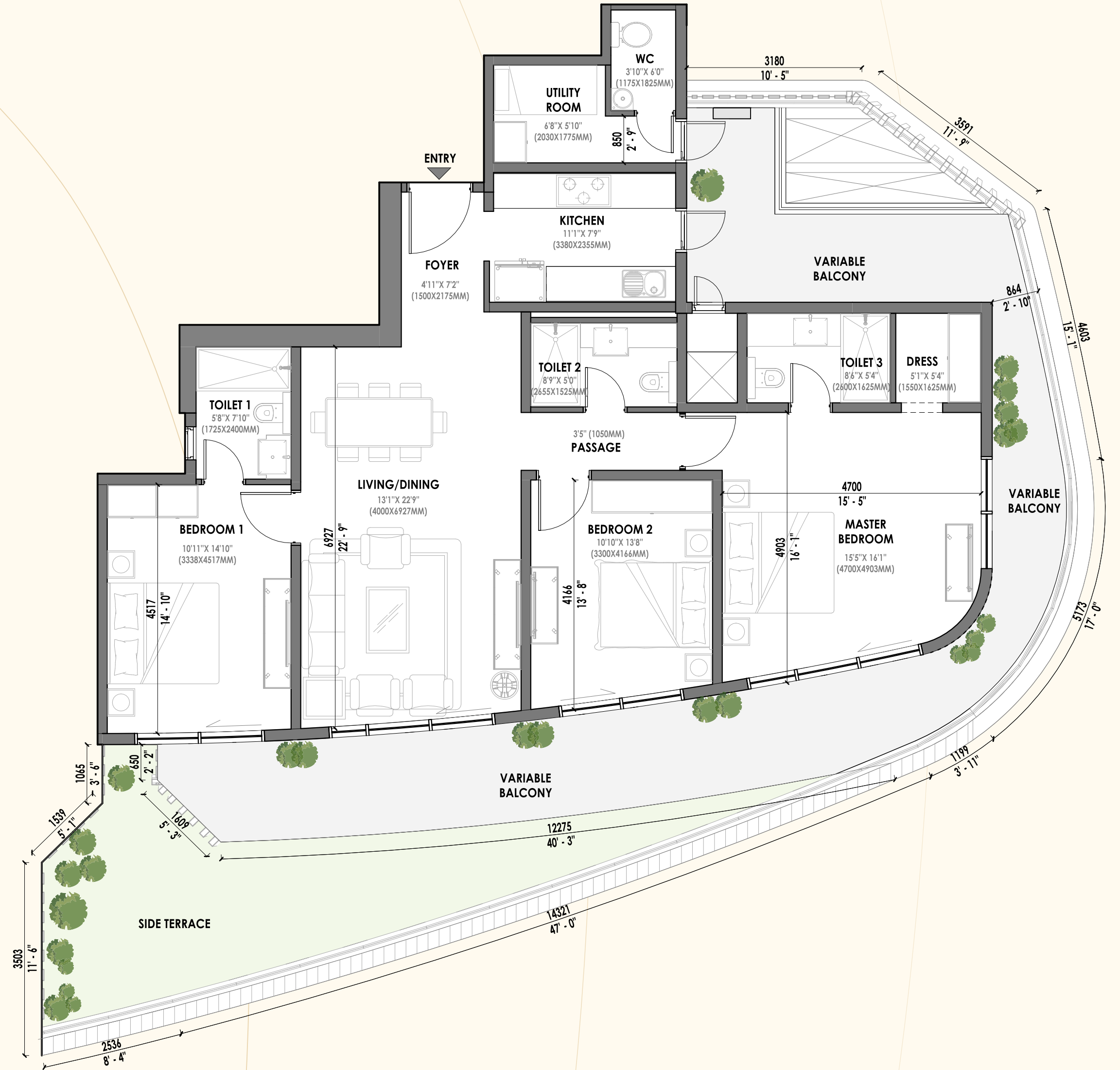
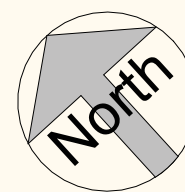
Key Plan



Unit 3

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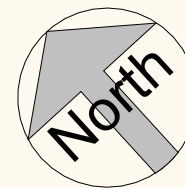
Type 3 BHK + 3T + Utility + Side Terrace (2nd Floor)

BUILT UP AREA	1942.24 sq. ft. (180.44 sq. mt.)
CARPET AREA	1299.85 sq. ft. (120.76 sq. mt.)
BALCONY AREA	537.98 sq. ft. (49.98 sq. mt.)
SIDE TERRACE	497.72 sq. ft. (46.24 sq. mt.)

Key Plan



Unit 4



Disclaimer:

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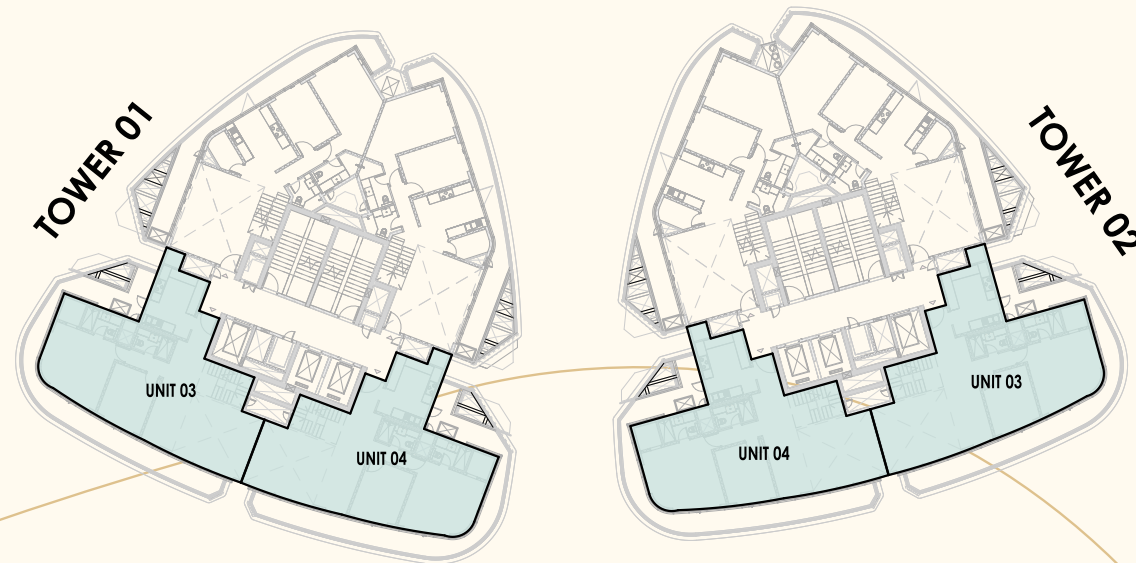


Type 4 BHK + 4T + Utility (Penthouse: Lower + Upper)

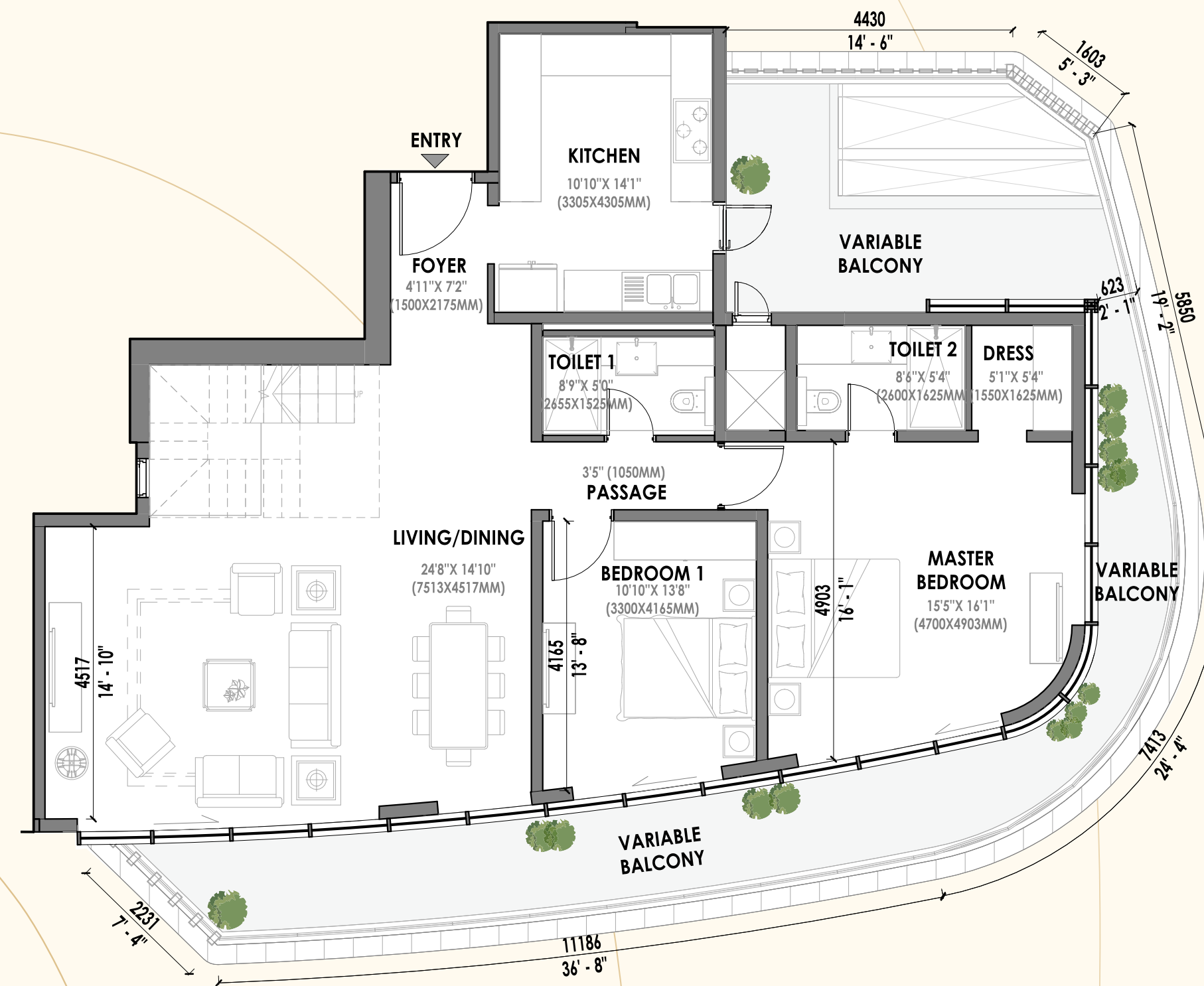
BUILT UP AREA LOWER 1925.77 sq. ft. (178.91 sq. mt.)
CARPET AREA LOWER 1316.64 sq. ft. (122.32 sq. mt.)
BALCONY AREA 487.61 sq. ft. (45.3 sq. mt.)

BUILT UP AREA UPPER 1020.42 sq. ft. (94.80 sq. mt.)
CARPET AREA UPPER 910.63 sq. ft. (84.60 sq. mt.)
TERRACE AREA 487.61 sq. ft. (45.3 sq. mt.)

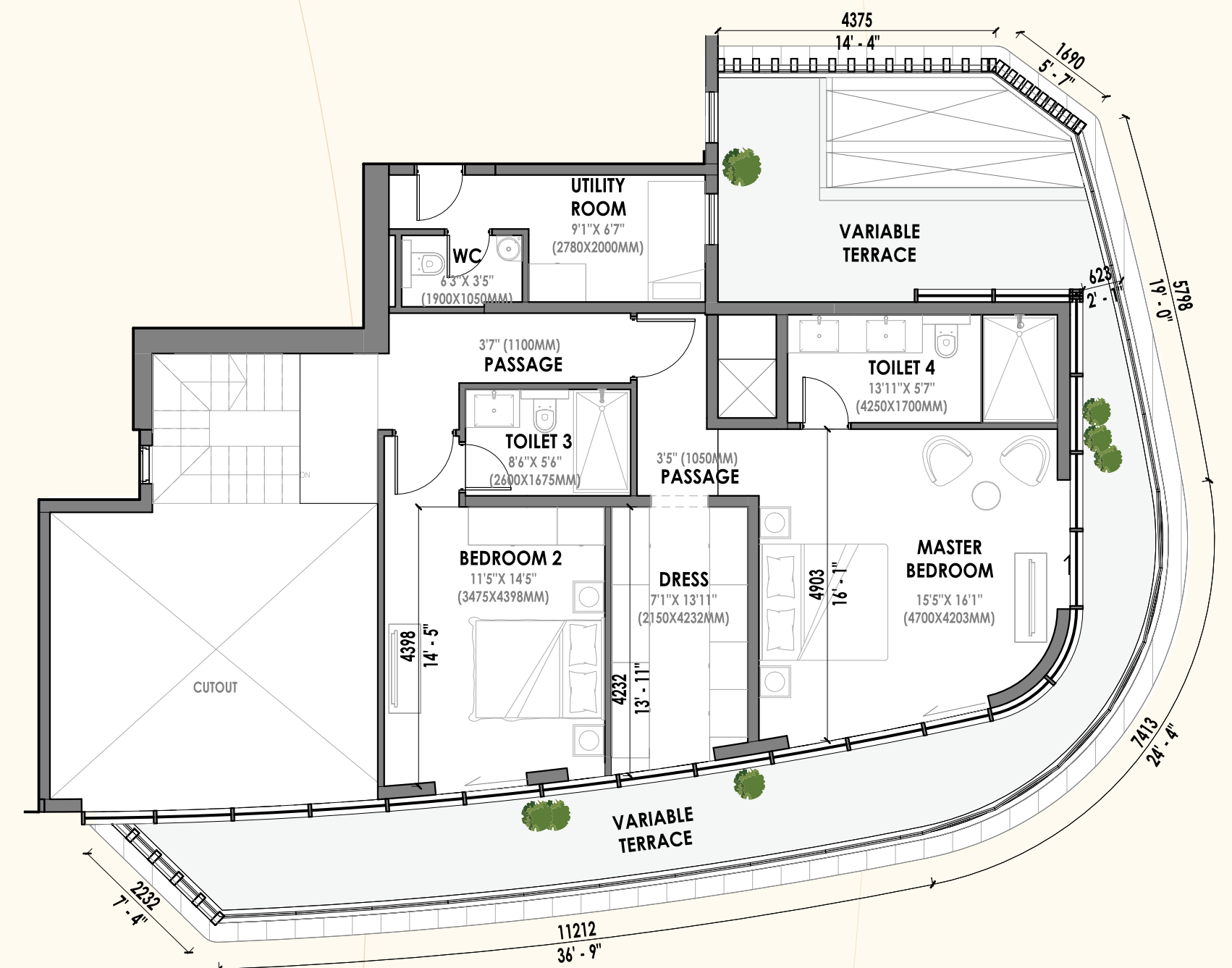
Key Plan



Unit 3 & 4



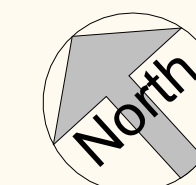
Penthouse Lower



Penthouse Upper

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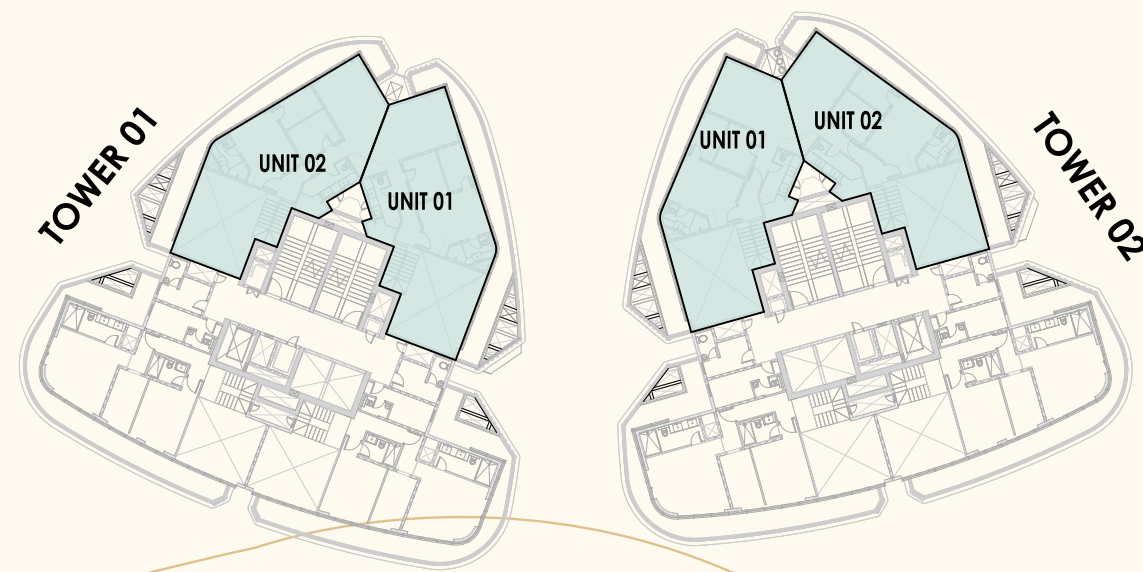


Type 4 BHK + 4T + Utility (Penthouse: Lower + Upper)

BUILT UP AREA LOWER 1674.65 sq. ft. (155.58 sq. mt.)
CARPET AREA LOWER 1195.66 sq. ft. (111.08 sq. mt.)
BALCONY AREA 382.33 sq. ft. (35.52 sq. mt.)

BUILT UP AREA UPPER 1003.30 sq. ft. (93.21 sq. mt.)
CARPET AREA UPPER 885.65 sq. ft. (82.28 sq. mt.)
TERRACE AREA 382.33 sq. ft. (35.52 sq. mt.)

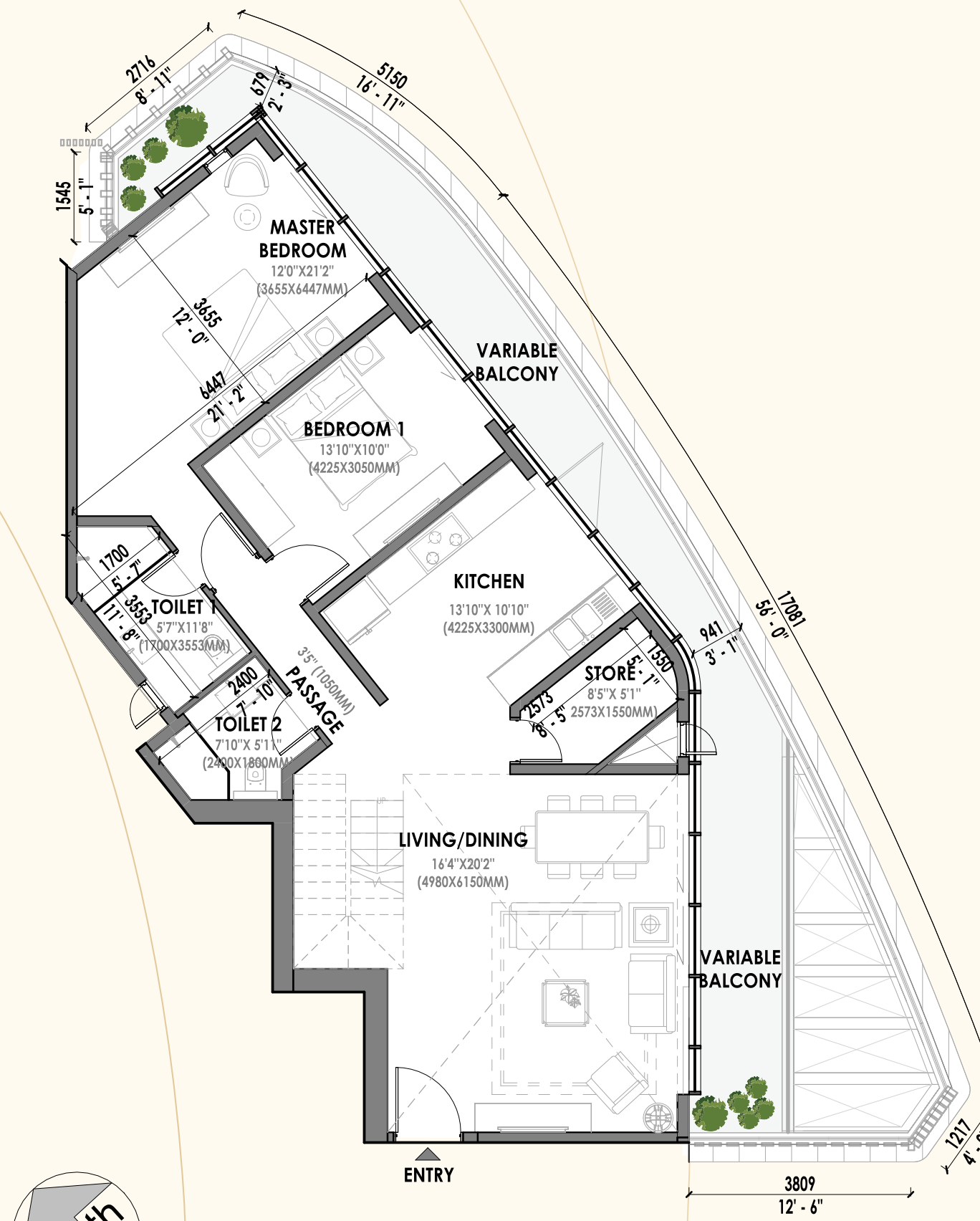
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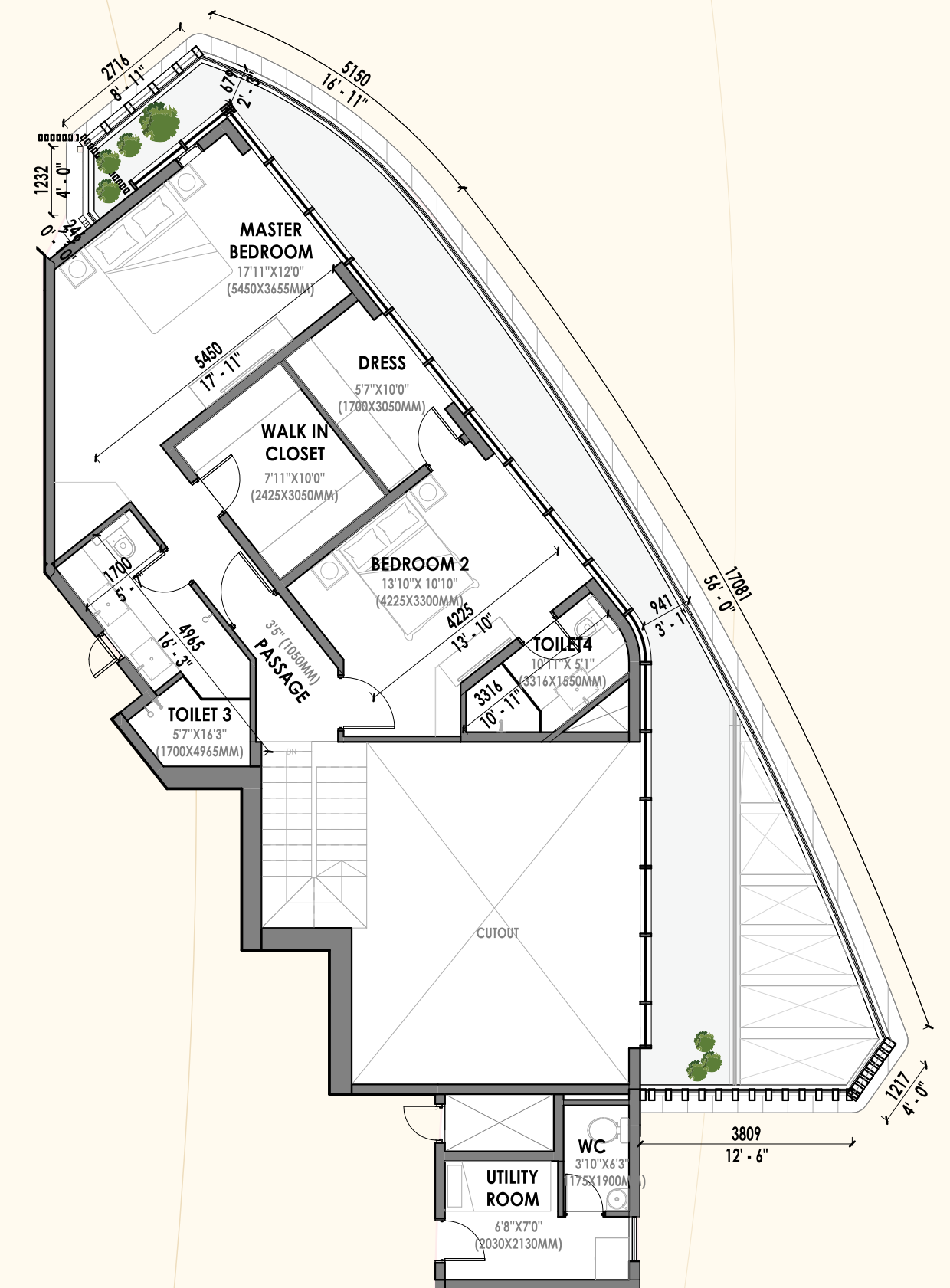
Unit 1 & 2

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Penthouse Lower



Penthouse Upper



◆ ◆
Exclusive Duplex
Penthouses with
Infinite Views for
Privileged Few



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Site Address: Sector 80, Gurugram
Website: www.eldecogroup.com

To Know More: 97 7070 8080

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