

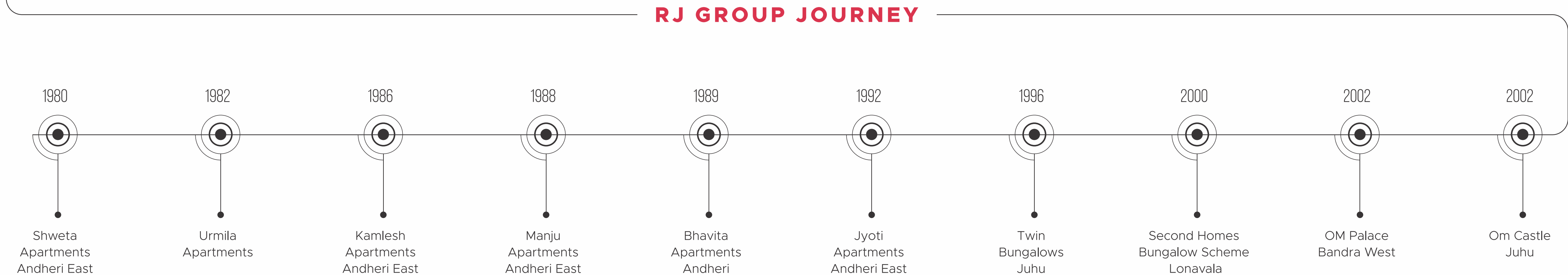
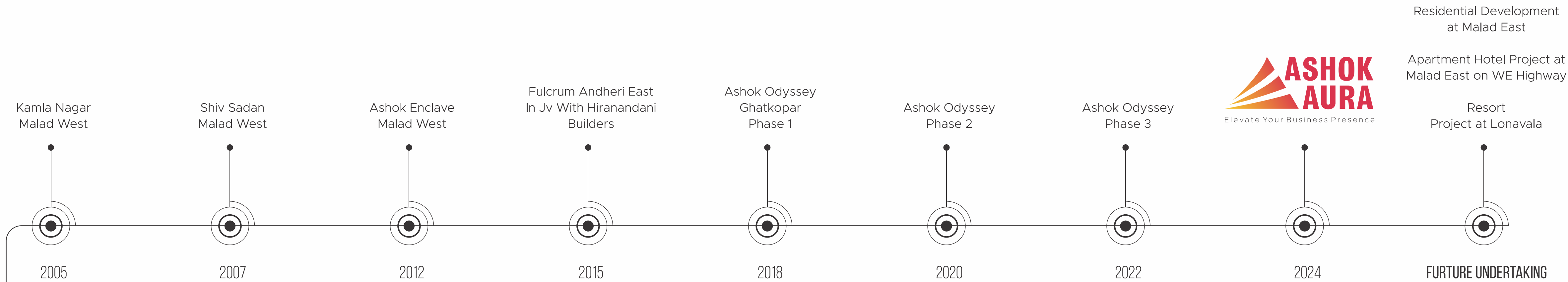


Elevate Your Business Presence



*ARTIST'S IMPRESSION

PROJECTS
TIMELINE



UNMATCHED
LOCATION



DOMESTIC **Airport**
T1 Santacruz EAST



INTERNATIONAL **Airport**
T2 ADHERI EAST



METRO STATION
CSIA - T1



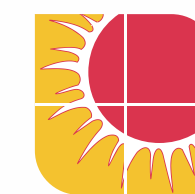
WESTERN EXPRESS HIGHWAY
(WEH)

LOCATION MINUTES

Strategically located at Ville Parle East, Ashok Aura offers unparalleled connectivity. Its proximity to the airport and metro station ensures seamless travel for both domestic and international clients. Closely attached western express highway facilitates an easy commute to the western and central suburbs as well as North Mumbai and South Mumbai. Additionally, the presence of renowned hotels nearby serves a variety of dining options that cater to your diverse tastes and preferences.

Sahara Star Hotel	01 min	International Airport T2	05 min
Western Express Highway	01 min	Vile Parle Railway Station	05 min
Domestic Airport T1	01 min	S. V. Road	06 min
CSIA - T1 Metro Station	01 min	Andheri Kurla Road	10 min
The Orchid Hotel	01 min	BKC	12 min
Hotel Ibis	01 min	Nanavati Max Super Speciality Hospital	15 min
Taj Santacruz	02 min	Bandra Worli Sea Link	15 min
CSIA - T2 Metro Station	05 min	Linking Road	20 min





RJ GROUP
BROADENING HORIZONS

Growing India urges to redefine the standard business environment to a modern and dynamic culture. Ashok Aura is one such landmark of a modern business infrastructure. Developed by the esteemed RJ Group, it is designed to cater to the dynamic needs of contemporary enterprises, providing an ideal blend of luxury, convenience and connectivity.

Ashok Aura stands tall with nine floors of opulent office spaces and a well-crafted entrance lobby. Ample parking facilities ensure that convenience is paramount for all tenants and visitors. Advanced safety features are integrated throughout the building, providing a safe and secure environment for businesses to thrive.

More than just a commercial building, Ashok Aura offers a prestigious address that fosters productivity and success, making it the perfect choice for forward-thinking enterprises.

ENTRANCE
LOBBY



**ASHOK
AURA**
Elevate Your Business Presence



 Barriers Subway Entrance

CONVENIENCE AT YOUR FINGERTIPS

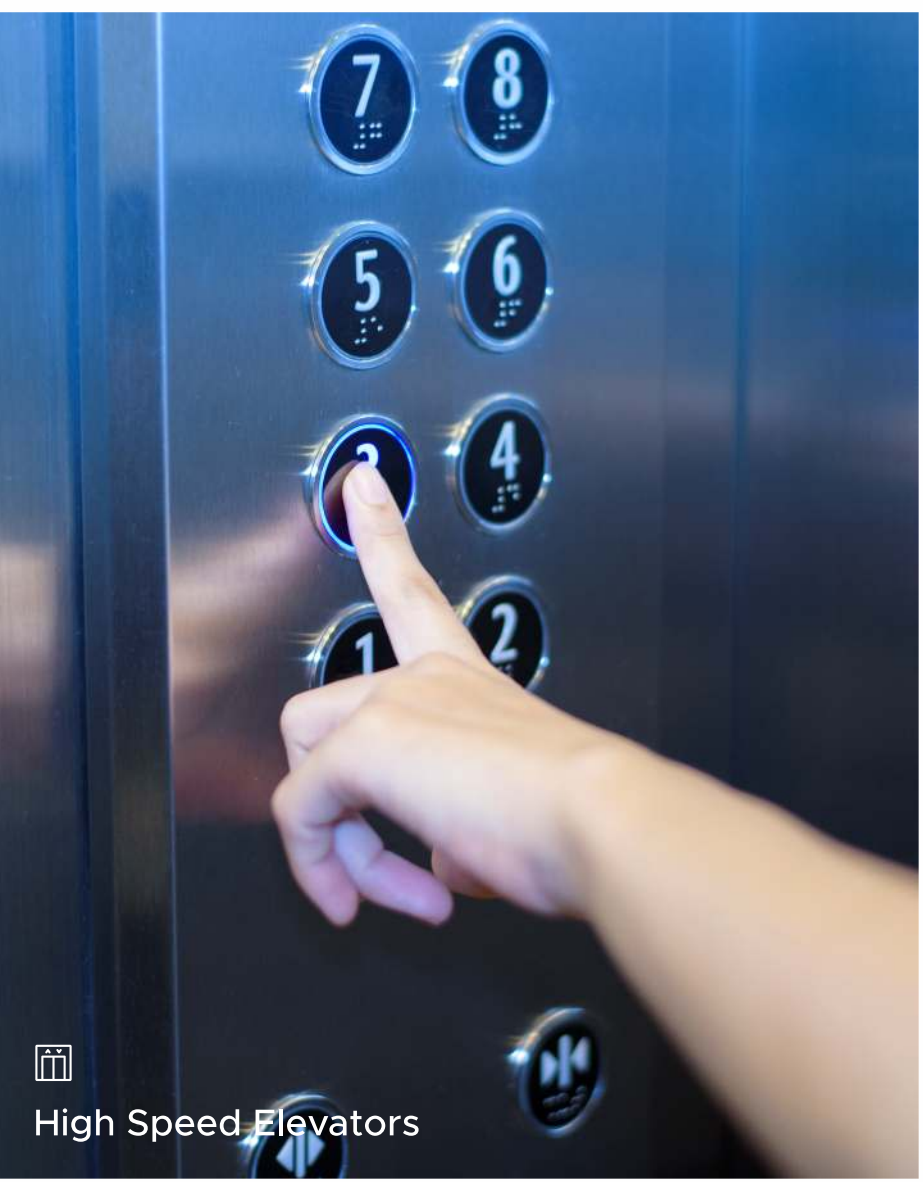
To facilitate your day to day life Ashok Aura offers all convenience like biometric system, 24 X 7 security surveillance, 2 high speed elevators, firefighting system and so on....



 Fire Detection



 CCTV



 High Speed Elevators

GROUND FLOOR
PLAN

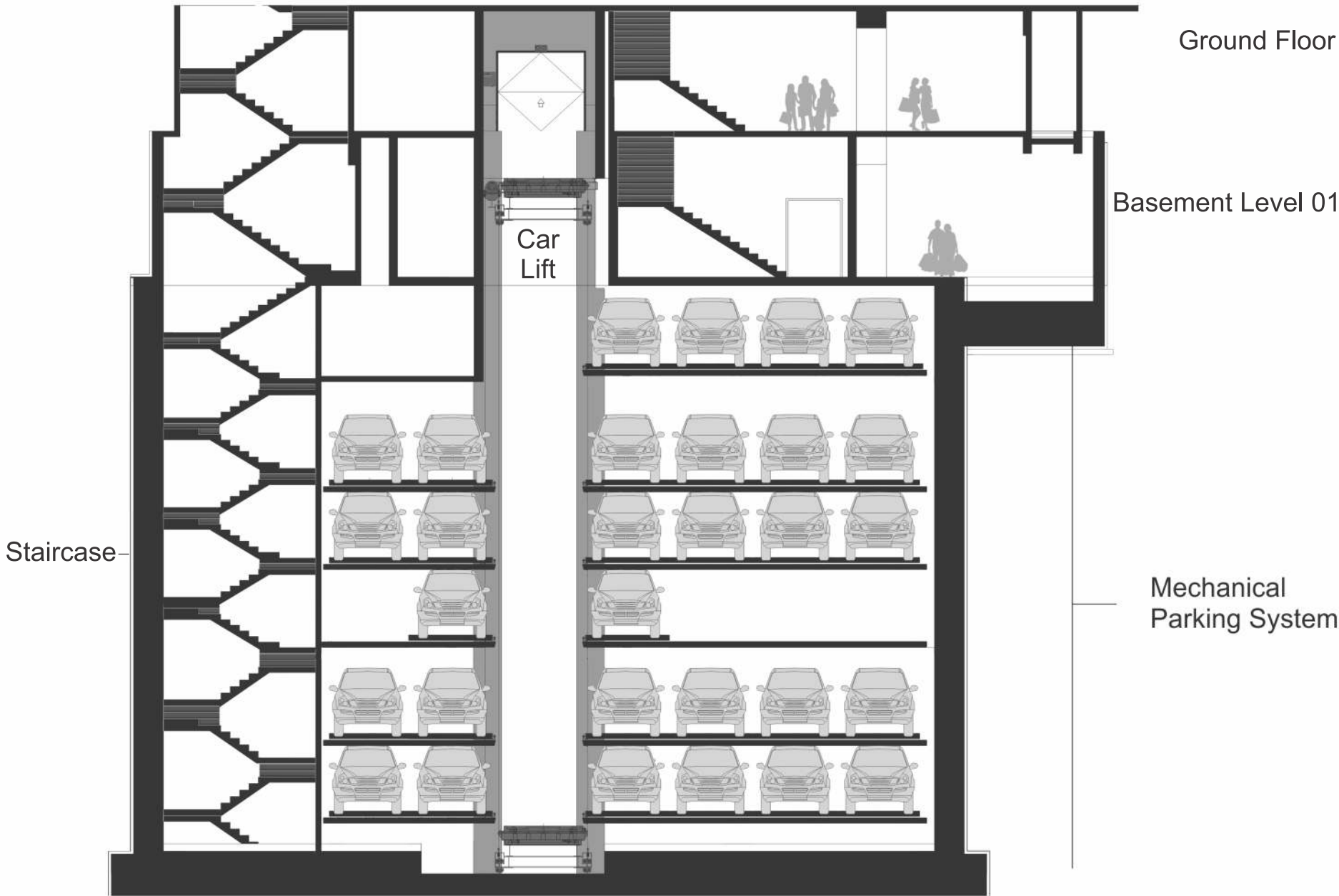


*Disclaimer: The Company shall provide bear shell units. The furniture and the partition shown above are for a representation purpose only.



PARKING
PLEASURE

Our cutting-edge underground automated puzzle parking system ensures seamless convenience for all your parking needs. Designed to accommodate up to 30 vehicles, including SUVs and luxury sedans, this facility optimizes space while providing secure and efficient parking solutions. Enjoy the added advantage of 'Tandem Vehicle Car Lift' that can hold multiple vehicle, ensuring that your vehicle is always within reach and ready for your next move. Experience the ultimate in modern parking technology, tailored to meet the demands of today's discerning professionals.



Basement Car Parking

**SPACE OF
INSPIRING SUCCESS**



 Reception With Waiting Lounge

The office spaces spanning the 1st to 9th floors provide an unparalleled environment where elegance blends seamlessly with practicality. Featuring premium finishes, cutting-edge technology, and expansive layouts, each space is thoughtfully designed to maximize natural light, ensuring both comfort and productivity.



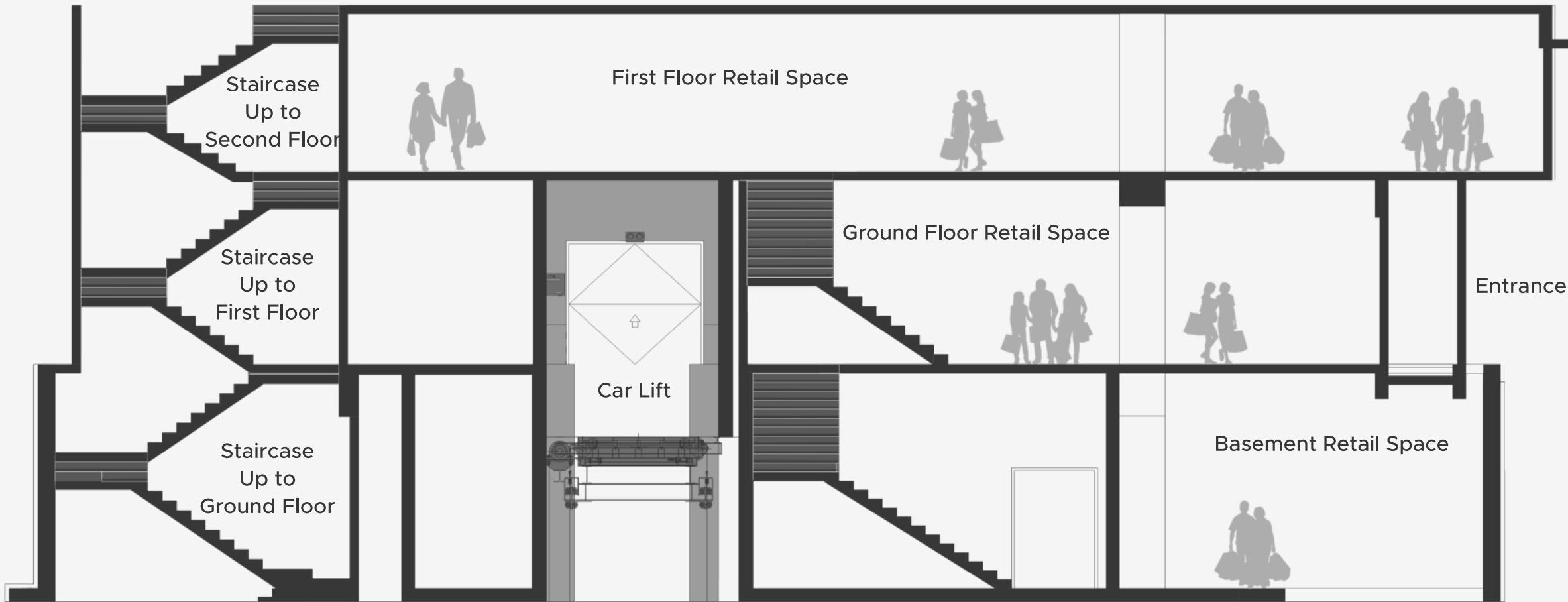
 Conference Hall

 Office units

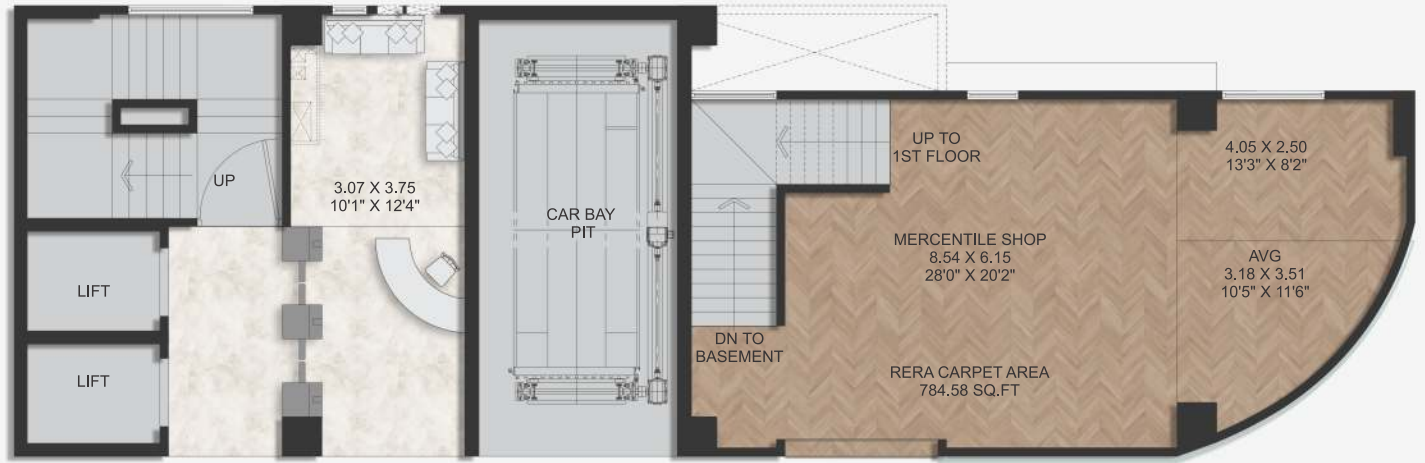
FLOOR PLANS



Section Floor Plan



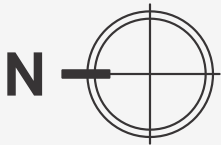
First Floor Plan Retail Space
Rera Carpet Area 1568.10 Sq.ft.



Ground Floor Plan Retail Space
Rera Carpet Area 578.58 Sq.ft.



Basement Floor Plan Retail Space
Rera Carpet Area 911.48 Sq.ft.



2nd To 9th
TYPICAL FLOOR PLAN

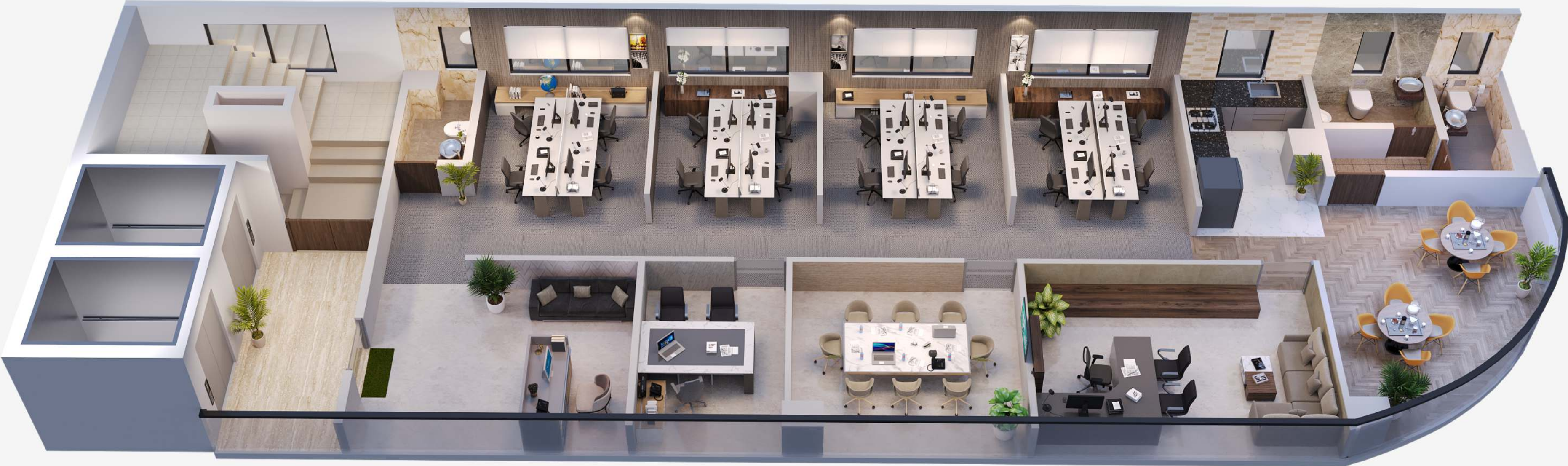


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2nd To 9th

TYPICAL FLOOR UNIT PLAN



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PROJECT BY M/S. SANYAM REALTORS PVT. LTD.

Design Architect & Consultant

M/s. Umesh Bhatt & Co.

Structural Consultants

M/s. Frames

OFFICE

Ground Floor B/5, Parekh Apartment,
Sarojini Road, Vile Parle (W),
Mumbai - 400 056

SITE ADDRESS

CTS No. 2089, Corner of Nehru Rd,
Behind Sahara Star Hotel, Vile Parle (E),
Mumbai-400 099

Contact : +91 22 2613 1845, +91 22 2613 2766 | Website : www.rjgroup.in | Email : info@rjgroup.in

Maha RERA No.: P51800046477 | Available on MahaRERA Website: <https://maharera.mahaonline.gov.in>

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Maha RERA

