



With its craft of ornamenting living spaces,  
Suncity Projects brings to you...



A lifestyle so perfect,  
it could only be  
measured in carats





# Jewel of India

## 24 carat living



A gem is valued by its cut and a person, by taste. So, for all these years that you have appreciated exclusivity, here's something even more exclusive to ornament your achievements. And as they say, a ring is only as good as the gem it holds. Jewel of India envelops a life that you will not just enjoy but treasure.

Studded with bells and whistles of modern day living, its ultra-modern apartments and palatial penthouses have everything that your dream home should have. With more than 4 hectares of landscaped greens embracing your home, the project spans over 7.4 hectares of land to be marked in various phases along Jaipur's most premium avenue - JLN Marg. All this undoubtedly makes Jewel of India, a perfect example of the craft of fine living.





# In the neighbourhood of some rare stones, it's your time to shine



The princely state of Jaipur has always been a jewel in the crown of India. Here lavish living is not a result of few years of modernisation but is an age old culture that can be seen in its gold, diamond and gemstone jewellery popular worldwide and even in the souvenirs that millions of tourists take home. Also, when Jaipur tops the list of real estate appreciation in India [The Times of India, Aug 5, 2013], where else you could have the Jewel of India?

Just five minutes drive from the Airport, the location for your dream home has also been carefully chosen like a gem. The most desired residential location of Jaipur, JLN Marg welcomes you to the premium neighbourhood of some of the world's most celebrated retail luxury brands. After all, 'where you are' is 'what you are'.

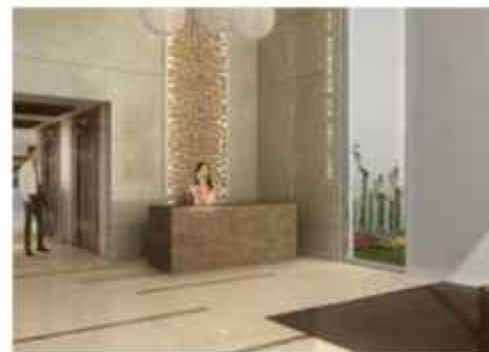






# A necklace of graceful residential options

Apartments studded with the ornaments of contemporary living. Count everything that spells class, comfort and convenience and you will find it right here. Moreover, each of the 16 splendid residential towers host only 2 apartments per floor giving complete privacy to the owner with a reserved view of lush landscapes from every room. Not just this, extra emphasis on cross ventilation and natural light in the design promotes a stress-free living environment. Come and see these spaces filling fine lines of your dreams with a lifestyle that attracts everyone with its luster.



- Ultra-luxury condominiums (4/5 BHK)
- 2 Passenger elevators & 1 service elevator per floor
- VRV Air-conditioning
- 24x7 Power back-up
- Huge sit-out balconies
- Modular kitchen
- Fittings & fixtures inspired from Europe
- Attached servant quarter with each apartment
- CCTV surveillance
- Special security measures taken with advanced technology







# Where each day is like a gem handpicked for you



## *Exquisite Landscapes*

Explore the myriad shades of nature with acres and acres of greenery, golden sunshine, colorful flower beds and your innumerable expressions of happiness. Watch the birds, stroll through the tree-lined tracks, simply sit back and cherish every moment. Nature has its own necklace of surprises for you.

- More than 4 hectares of landscape area (in phases)
- Interconnected vehicle-free central landscape
- 1km long walking trail
- Thematic sit-outs
- Active & passive recreational areas
- Inviting grand tower entrance lobbies
- Welcoming exclusive drop-off areas







# Emerald greens, Sapphire blues, there's a lot to discover at every step



## *Health & Recreation*

A healthy physique compliments the jewels you wear. So, come and treasure good health. Play your favourite sport with loved ones or challenge yourself to get into the best shape, the only time you lose here is when you lose your stress.

## *Kids Play Area*

"Let them learn, play and grow". Give your kids a better playground than just video games. Allow the surroundings to stimulate the young mind and soul and let them explore a new world of fun, frolic and surprises with dedicated play areas, swings and rides.

## *Swimming Pools*

Butterfly, straight or back, take a plunge of relaxation in a state-of-the-art swimming pool and enjoy the dive in your kind of stroke.







# Pick the ones you would like to study your each day with



Refine your timing in the squash court. Burn your calories in a world-class gymnasium. Recharge yourself with some good food. Or simply get together with your friends and loved ones to celebrate every day like an achievement.

Designed as heart of the project, the 3561square metre clubhouse is nothing less than several gems put together on display.

- World-class gym
- Holistic spa
- Two swimming pools with one exclusively for ladies
- Banquet hall
- Business centre with meeting rooms
- Bar lounge with snooker table
- Mini theatre
- Reading area
- Space for deli confectionary
- Day care & kids play area
- Squash court







To appreciate such  
gems is momentary.  
To own them is an  
experience for a lifetime.



When you have a collection of the rarest stones, the best way to wear them all is to put them together in a necklace. And that's Jewel of India for you. Here 'best' has many facets. It's something at this moment and something completely different at the next. The intricacy in the architecture; purity of the landscapes; and pride of owning something one-of-a-kind; all this makes Jewel of India an ornament only a few like you will get to own.

And it gets even rare with:

- Automatic car washing
- Laundromat
- Drivers' Lounge

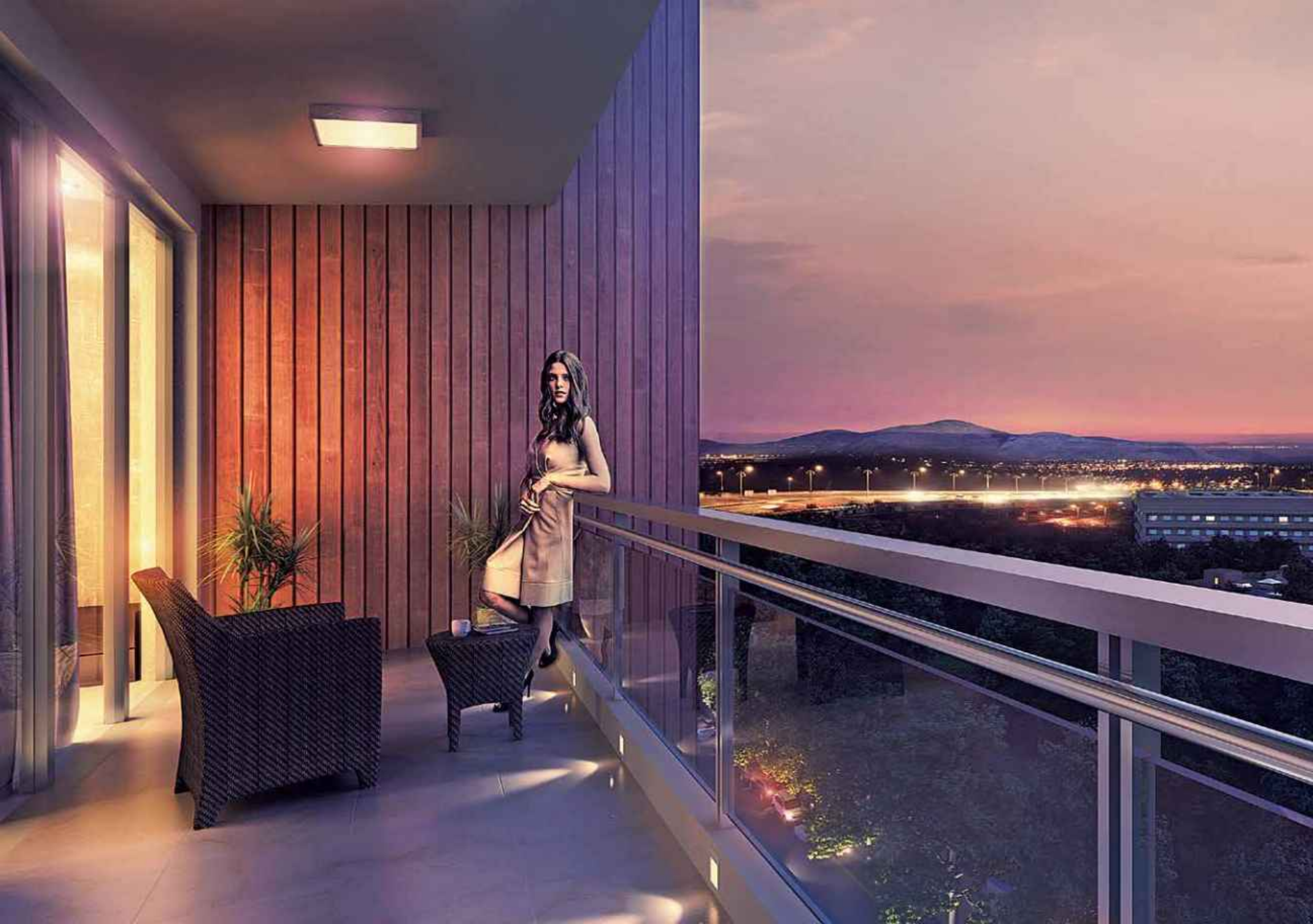


# Specifications

Living / Dining / Lounge / Puja	Flooring	Imported Marble
	Walls	Acrylic Emulsion Paint on Gyproc Punning
	Ceiling	POP false ceiling with Acrylic Emulsion Paint
Master Bedroom / Guest Bedroom	Flooring	Imported Marble
	Walls	Acrylic Emulsion Paint on Gyproc Punning
	Ceiling	POP false ceiling with Acrylic Emulsion Paint
Kids Bedroom / Parents Bedroom	Flooring	Laminated Wood Flooring
	Walls	Acrylic Emulsion Paint on Gyproc Punning
	Ceiling	POP false ceiling with Acrylic Emulsion Paint
Kitchen	Flooring	Vitrified Tiles
	Walls	Vitrified Tiles / Ceramic Tiles Dado
	Ceiling	POP false ceiling with Acrylic Emulsion Paint
	Counter	Granite
	Fittings / Fixtures	Modular Kitchen
	Others	Provision for gas pipe line, treated water supply
Master Bathroom / Powder Room	Flooring	Imported Marble
	Walls	Imported Marble & Acrylic Emulsion Paint on Gyproc Punning
	Ceiling	False ceiling with Acrylic Emulsion Paint
	Counter	Imported Marble / Granite counters with wash basins
	Fittings / Fixtures	Sanitary fittings of Duravit / Toto or equivalent, CP fittings of Grohe / Kohler or equivalent, Bathtub in Master Bathroom
	Others	Geysers, Paper holder, Towel rods and Towel rings

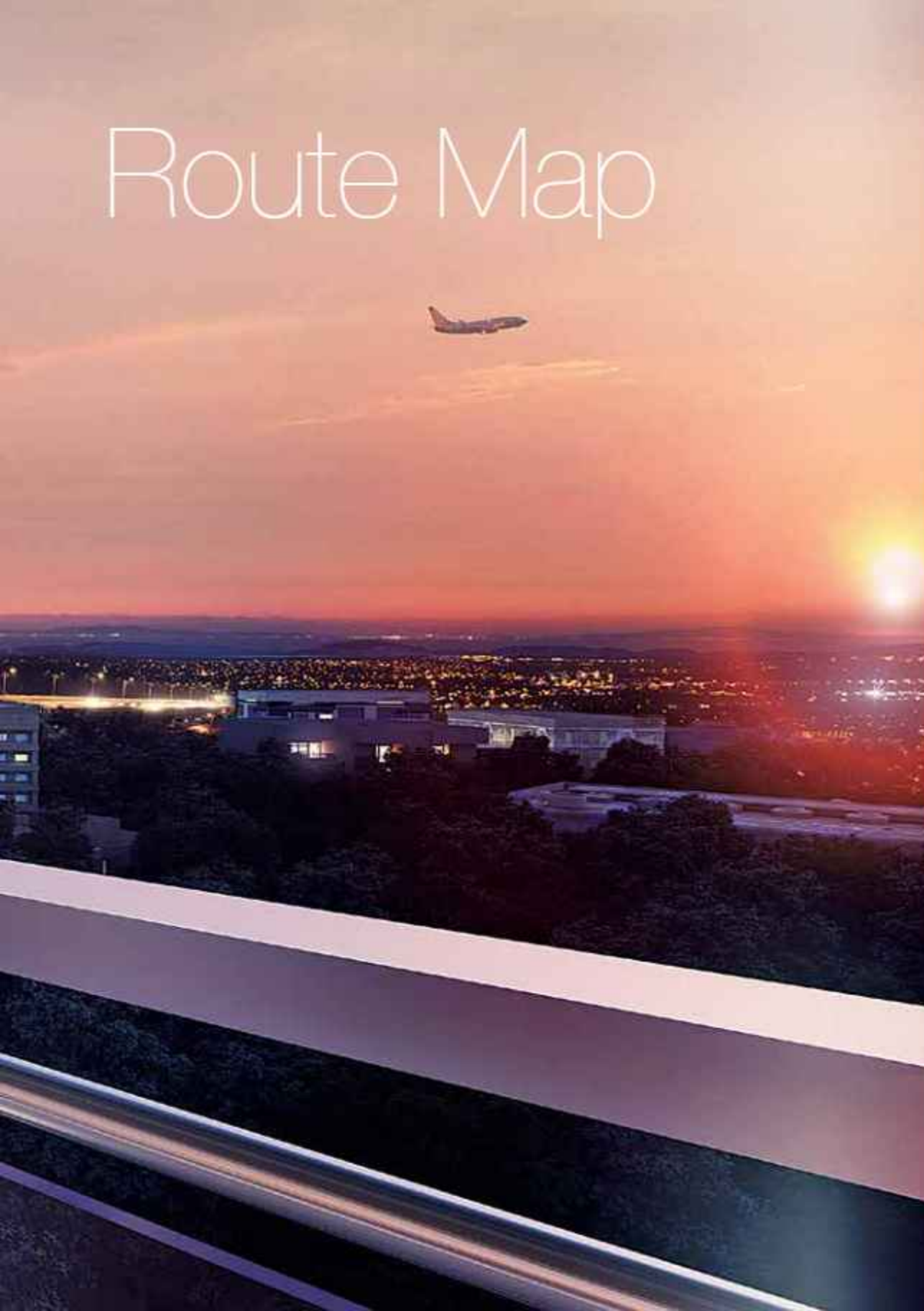
# Specifications

Other Bathrooms	Flooring	Imported Marble
	Walls	Vitrified Tiles & Acrylic Emulsion Paint on Gyproc Punning
	Ceiling	False ceiling with Acrylic Emulsion Paint
	Counter	Imported Marble / Granite counters with wash basins
	Fittings / Fixtures	Sanitary fittings of Duravit / Toto or equivalent, CP fittings of Grohe / Kohler or equivalent, Glass shower enclosures
	Accessories	Geysers, paper holder, towel rods and towel rings
Servant Room	Flooring	Ceramic Tiles
	Walls & Ceiling	Oil-bound Distemper
	Toilet	Ceramic Tile flooring & Dado, Indian make sanitaryware
Balcony	Flooring	Vitrified Tiles
	Walls	Texture Paint
	Ceiling	Oil-bound Distemper
Lift Lobby	Flooring	Imported Marble in ground floor & above, Granite in basements
	Walls	Imported Marble & Acrylic Emulsion in ground floor, Granite with Acrylic Emulsion Paint in basements
	Ceiling	POP false ceiling with Acrylic Emulsion Paint
Doors, Windows & Wardrobes	Entrance Door	Hardwood framed polished solid Wood door
	Internal Doors	Hardwood framed veneer finished flush doors
	External Doors & Windows	UPVC
	Wardrobes	Modular Woodwork
Electrical Fixtures & Fittings		Copper wiring, Modular switches of Havells, Philips or equivalent, energy efficient LED ceiling lights & exhaust fans
Air-Conditioning		VRV Air-Conditioning





# Route Map







Disclaimer:- This is the plan for the complete site of 17 acres, which is to be developed in various phases as registered or will get registered under RERA, Phase 1 RERA : RAJ/P/2017/244. Please see RERA website <http://rera.rajasthan.gov.in/> of Rajasthan or contact office person for complete details.



# About Suncity



La Lagune, Golf Course Road, Gurgaon



Time Tower, M.G. Road, Gurgaon



Essel Tower, M.G. Road, Gurgaon



Parikrama, Sector-20, Panchkula



Triton Mall, Jhotwara Road, Jaipur



Suncity Township, Sikar Road, Jaipur

Suncity Projects Pvt. Ltd. is a pioneer in conceiving and executing a profusion of urbane real estate projects arraying from townships to group housing to luxury apartments to shopping malls to office complexes. Not just this, the company also brings together the unmatched experience and expertise of some of India's most reputed business conglomerates.

Moreover, with break-through technology, innovative designs, superior standards of construction, customer service and community values, Suncity Group has delivered outstanding results every time. The group foresees a wide spectrum of assignments where each project is a showpiece in its category reflecting the highest standards of planning and construction comparable with the best in the business.



**SUNCITY PROJECTS PVT. LTD.**

*Corp. Office:* Suncity Business Tower, Second Floor, Golf Course Road, Sector-54, Gurgaon - 122002, Haryana, India

*Ph.:* 0124-4691000 *Fax:* 0124-4691010

*Regd. Office:* LGF-10, Vasant Square, Plot-A, Sec-B, Pocket-V, Community Centre, Vasant Kunj, New Delhi - 110070

*CIN:* U45201DL1996PTC083915

*Email:* info@suncityprojects.com *Web:* www.suncityprojects.com



**JAI DRINKS PVT. LTD.**

*Regd. Office:* Jawaharlal Nehru Marg, Jaipur - 302017, Rajasthan, India

*Ph.:* 0141-2552352, 2551136 *Fax:* 0141-2551382

*Email:* jaidrink@datainfosys.net.in



**ARCHITECT**

La Archplan Pvt. Ltd., D-2 Soamj Nagar (South), New Delhi - 110017, India

*Ph.:* 011-42593900 *Fax:* 011-42593999

*Email:* studio@laarchplan.com

**Jewel of India Phase-1 RERA: RAJ/P/2017/244**

*Disclaimer:* All floor plans, layout plans, amenities, elevations and specifications are purely conceptual & illustrative and not a legal offering and are subject to necessary approvals from competent authorities; also are subject to change by the company/architect or competent authority from time to time if so warranted by the circumstances.