



MARIGOLD
— an **ATS** home —

SECTOR 89A | GURUGRAM



Nature's Community



Marigold - a symbol of passion and creativity. A "sacred golden gift" from nature. Inspired by this beautiful flower that blooms all year, ATS brings you Marigold — a life of perennial celebration.



Inspired *Living*



11 Acres, 428 Homes.

The image shown is for demonstrative purpose only and is subject to change.



The Language *of Nature*



Healthy living begins in the lap of nature. We all yearn to come back to a home where, in the hum of nature, our worries disappear.

ATS Marigold, designed with wide open outdoors landscaped with trees, welcomes you back to the soothing sounds of nature only a short distance from the metropolitan conveniences of Delhi.





*Classic and modern
come together in perfect
harmony at
ATS Marigold.*



*
Club House
*



Squash
*
Tennis
*
Basketball



Jogging Track
*
Reflexology Track



Shanti Van
*
Butterfly Garden



Gym
*
Swimming Pool



*
Shopping Facility
*



Delhi Border

ATS Tourmaline
Sector 109, Gurugram

ATS Kocoon
Sector 109, Gurugram

ATS Tangerine
Sector 99A, Gurugram

ATS Triumph
Sector 104, Gurugram

Towards IGI Airport

Kapashera - Dwarka Expressway

Kapashera Crossing

Palam Vihar Road

Ansal Plaza

Columbia Asia Hospital

The Oberoi

Shankar Chowk

Maruti Udyog Limited

Dwarka Expressway

Old Delhi Gurugram Road

NH 8

IFFCO Chowk

The Westin

Huda City Center Metro Station

Rajiv Chowk

Hero Honda Chowk

Sohna-Gurgaon Road



MARIGOLD

an **ATS** home

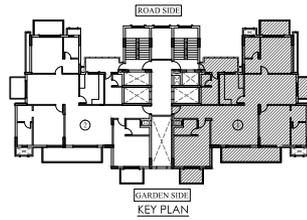
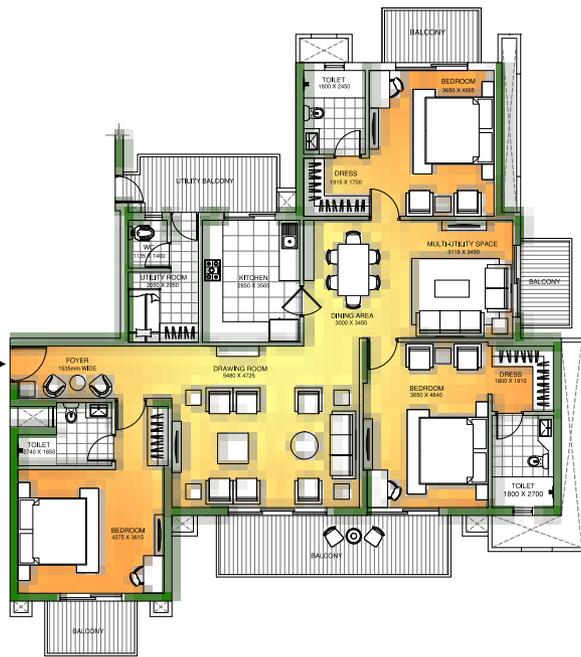
Sector 89A, Gurugram

Central Location.
Unparalleled Access



Located amid the most exciting new enclave of Delhi/NCR- the Dwarka Expressway, ATS Marigold is close to the major arteries of commuting routes providing easy connectivity to Delhi, proximity to Gurugram's renowned shopping facilities and educational institutions and to the industrial hub of Manesar through direct linkages to NH8.

Type A 3 BHK + Lounge + Utility



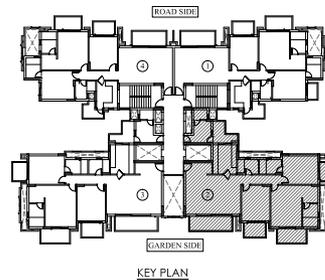
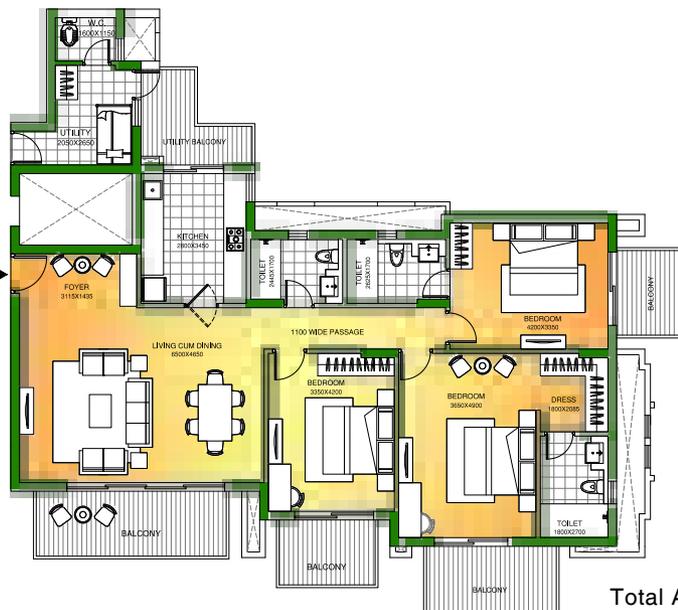
Total Area = 2650 Sq. Ft.
 # 2150 Sq. Ft. (Built-up Area) + 500 Sq. Ft.
 (Common Circulation+ Services)
 Carpet Area = 1602

Note:

1. The window size/its location in rooms may change because of elevational features.
2. The overall layout may vary because of statutory reasons in case required.
3. The super area may vary by $\pm 10\%$.
4. Currently no columns are shown in the plan which will be incorporated as per structure.

*1 Sq. Mt. = 10.764 Sq. Ft.

Type B 3 BHK + Utility



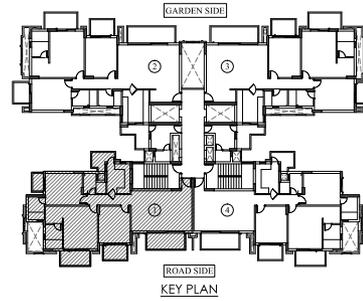
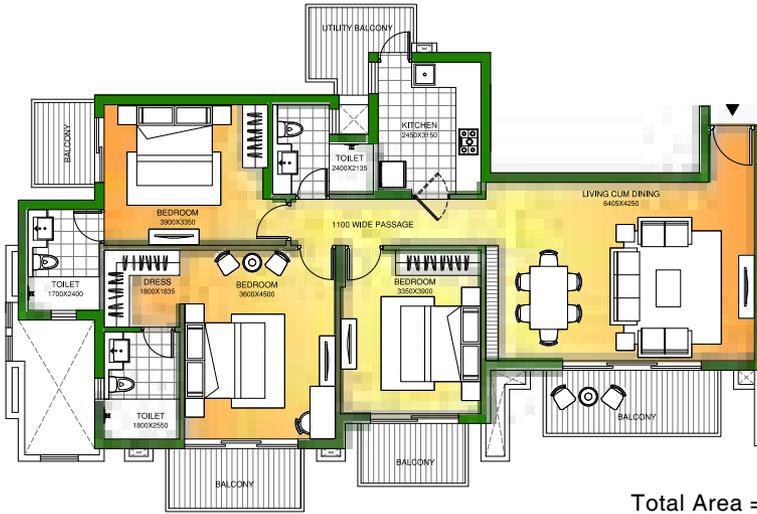
Total Area = 2150 Sq. Ft.
 #1820 Sq. Ft.(Built-up Area) + 330 Sq. Ft.
 (Common Circulation+ Services)
 Carpet Area = 1340

Note:

1. The window size/its location in rooms may change because of elevational features.
2. The overall layout may vary because of statutory reasons in case required.
3. The super area may vary by $\pm 10\%$.
4. Currently no columns are shown in the plan which will be incorporated as per structure.

*1 Sq. Mt. = 10.764 Sq. Ft.

Type C



Total Area = 1750 Sq. Ft.
1480 Sq. Ft. (Built-up Area) + 270 Sq. Ft.
(Common Circulation+ Services)
Carpet Area = 1117

Note:

1. The window size/its location in rooms may change because of elevational features.
 2. The overall layout may vary because of statutory reasons in case required.
 3. The super area may vary by $\pm 10\%$.
 4. Currently no columns are shown in the plan which will be incorporated as per structure.
- *1 Sq. Mt. = 10.764 Sq. Ft.

Site Plan





The image shown is for demonstrative purpose only and is subject to change.

Specifications

FLOORING	Marble/Vitrified Tiles flooring in Living, Dining & lobby; Wooden/ Vitrified Tiles Flooring in Bedrooms; Vitrified Tiles in Kitchen, Utility & Servant Room and Ceramic Tiles in Toilets. Staircase & Landings to be in Kota/Marble Flooring. Balconies will be in Anti-skid Ceramic Tile Flooring.
DADO	Glazed tiles of required height in Toilets & 600 mm height above Kitchen Counter Slab in appropriate Colour & Paint.
EXTERIOR	Appropriate finish of Texture Paint of exterior grade waterproof paint.
PAINTING	Oil Bound Distemper of appropriate colour on interior walls & Ceilings.
KITCHEN	All Kitchen Counters in pre-polished Granite/Marble Stone, electrical points for Kitchen Chimney & Hob, washing machine & fridge to be provided. Kitchen will be provided with Modular Cabinets of appropriate finish.
DOORS & WINDOWS	Main entrance door as engineered door with Polished Wood Veneer and Solid Wood/Timber Frame. All internal doors are flush/skin doors-polished/enamel painted; stainless steel/brass finished hardware fittings for main door & aluminium powder coated hardware fitting and locks of branded make. Door frames and window panels of seasoned hardwood/aluminium/UPVC sections. All hardware in powder coated aluminium. Size and section as per design of the architect.
PLUMBING	As per standard practice, all internal plumbing in GI/CPVC/Composite. All external in CI/UPVC. Automated irrigation system.
TOILET	Premium sanitary fixtures, premium Chrome Plated fittings.
ELECTRICAL	All electrical wiring in concealed conduits; provision for adequate light & power points. Telephone & T.V. outlets in Drawing, Dining and all Bedrooms; moulded modular plastic switches & protective MCBs.
HVAC	Split Units in Living room, Dining & all Bedrooms.
LIFT	Lifts to be provided for access to all floors.
GENERATORS	Generator to be provided for backup of Emergency facilities i.e. Lifts & Common areas.
CLUBHOUSE & SPORTS FACILITIES	Clubhouse with swimming pool to be provided with his/her change rooms, well equipped Gym, Multi-purpose Hall.
SECURITY & FTTH	Video surveillance system, Perimeter Security and Entrance lobby Security with CCTV cameras, Fire prevention, suppression, Detection & alarm system as per fire norms.



ATS Real Estate Builders Pvt. Ltd.

Site Address: ATS Marigold, Sector 89A, Gurugram, Haryana 122505

RERA Registration No. 55/2017

Corporate Office: ATS Tower, Plot No. 16, Sector 135, Noida