



VIVATI
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ICONIC RESIDENCES

MULUND EAST, MUMBAI

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ABOUT MULUND

Mulund is the queen of central suburbs of Mumbai. It is a bustling residential area and is easily accessible by road & central railway. Mulund has wide roads and significantly better infrastructure as compared to the suburbs along the eastern side. Mulund is well connected to Mumbai city and other regions through an extensive network of trains, buses and railways. It lies in close proximity to major micro-markets like Thane, Airoli and Bhandup.

Lal Bahadur Shastri Road and Eastern Express Highway provide easy access to Mulund and therefore enhance the connectivity factor.

Vivati is a premium tower situated in an approx. 8.5 acre gated project located in Mulund (East) close to Mulund toll naka on the Eastern Express Highway. It overlooks Thane Creek to the east; part of the Ulhas River Estuary, a recognized Important Bird Area by the Bombay Natural History Society.



The Phase-1 Metro Project approx. 10 minutes away.

The Mulund-Airoli Bridge, that connects to Navi Mumbai in about 30 minutes.

Eastern Express Highway: Close proximity to the Eastern Express Highway and Eastern Freeway.

Domestic Airport at approx. 35 minutes. International Airport at approx. 40 minutes.

The Four Link roads connecting the Western and Eastern suburbs.

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VIVATI

ICONIC RESIDENCES

Welcome to an address that brings sophistication and an elevated lifestyle to Mulund. Vivati is one of the more premium towers in Mulund boasting of endless distant views of South Mumbai, verdant hills towards the east and snow white salt pans located beside the project.



Artist's Impression



PROSPEROUS HOMES

Homes at Vivati are created to celebrate the everyday grandeur of life and boast of a well designed layout which will set new benchmarks in style, quality and lifestyle. Class and exclusivity represent the essence of the lifestyle enjoyed by the residents of Vivati.

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LIFESTYLE AMENITIES

PODIUM TOP

- Lap pool with shallow reclining ledges and infinity edge
- Leisure pool with stepped planters and seating ledge
- Children's pool with water spouts
- Sunrise yoga deck
- Trellis-covered pool deck lounge area
- Pool juice bar
- Tennis court
- Basketball half court
- Children's playground with stepped berm
- Event lawn with bermed plantings
- BBQ pits with seating
- Skating rink
- Amphitheatre
- Trellises with seating
- Topiary garden with seating
- Aroma garden with seating
- Senior's garden seating area
- Overlook garden with trellis

- Lush tropical planting
- Dry stone gardens
- Approx. 1.5 m wide jogging track looping around the project for approx. 0.5 km.
- Central water feature with spouts
- Water feature with palm tree planters in front of each tower

PODIUM TOP (WITHIN TOWER FOOT PRINT)

- Tot lots with parent's seating
- Senior's exercise area
- Meditation area
- Seating and reading areas
- Games area

GROUND FLOOR

- Entry guardhouse with signage wall and water feature
- Dry rock garden seating areas
- Tower entry signage and speciality paving at drop-offs
- Vertical creeper planting features



INTERNAL SPECIFICATIONS

FOYER

- Premium quality Vitrified tiles

LIVING-DINING

- Premium quality Vitrified tiles

PASSAGE

- Premium quality Vitrified tiles

MASTER BEDROOM/OTHER BEDROOMS

- Premium quality Vitrified tiles

KITCHEN

- Floor - Premium quality Vitrified tiles
- Fittings - Stainless steel sink with drain board

BATHROOM

- Antiskid Ceramic tile flooring in all bathrooms
- Wall mounted bath shower with concealed mixer

IN HOME SPECIFICATIONS

- Branded Modular Switches
- Video door phone
- Walls - Plastic Emulsion Paint
- Ceiling - Plastic Emulsion Paint
- Concealed wiring
- AC point in Living & bedrooms
- Provision of fan in all rooms including kitchen




CLUBHOUSE

The exquisite clubhouse spread across 60,000 sq.ft. approx. is an intoxicating combination of recreation and comfort, resulting in a perfect lifestyle option for those who want the opportunity to experience and enjoy the good life.

AMENITIES

- Artificial golf Putting on Clubhouse terrace
- Mini theatre
- Badminton court
- Multipurpose hall with extension to sky lawns
- Squash courts (2 nos.)
- Indoor games room - Carom, Chess, Cards, etc.
- Table tennis room
- Pool / billiards room
- Health spa
- Gymnasium
- Yoga / Aerobics room
- Lounge
- Kids play room
- Reading zone
- Cafe
- Locker rooms - changing, shower, rest rooms
- Party decks

CLEAR UNINTERRUPTED VIEW

 In a city of cement and brick, it's a pleasure to find a sanctuary in a place plush with nature and comfort. Designed to break free from conventional living spaces, Vivati stands towering above the cityscape, just so you can too. Atop your perch on Vivati, find a bird's eye view of the world and let the concrete jungle that entwines the city become a part of the view itself. Feel the clouds at your feet and let the mist flow in, caressing your walls.



Actual view from Project Site

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IGBC PRE-CERTIFIED

**GOLD
RATED**

- Efficient designing of Lighting system and use of efficient fixtures to reduce total energy demand.
- Efficient designing of building roofs and walls with insulation to improve the efficiency of HVAC system.
- All habitable places are well day lit and also designed for natural Ventilation to maintain indoor air quality.
- Implementation of Rain water harvesting system to reduce the municipal water demand and to maintain the Ground water table.
- Water efficient fixtures and flushing system are used in toilets and kitchen to reduce water demand.
- Waste water treatment plant is also installed for reuse of water for landscaping and flushing system.
- Use of native species for landscaping which will reduce water demand and maintain Bio-diversity.
- Parking facilities provided for each tenant along with separate parking area for visitors and physically disabled people.

WHY TO INVEST



THE TATA HOUSING ADVANTAGE.

THE TRUST OF MORE THAN 5,000 HAPPY FAMILIES

- Our products are known for the highest quality and safety standards to ensure the durability of your home
- It is our commitment to delight you by improving your quality of life as you move into a TATA Housing home
- Transparent and participative culture - the bedrock of values at TATA Housing



THE LOCATION

Major residential projects, malls and multiplexes, healthcare centres, good connectivity to Mumbai and Western Suburbs have added to Mulund's USP, making it a preferable destination for living.



THE PRICE - A value proposition that is impossible to ignore

These iconic residences start at a never before price.



THE TIME IS NOW.



12,000 DELIGHTED CUSTOMERS

OVER 70 MILLION SQ. FT. UNDER DEVELOPMENT

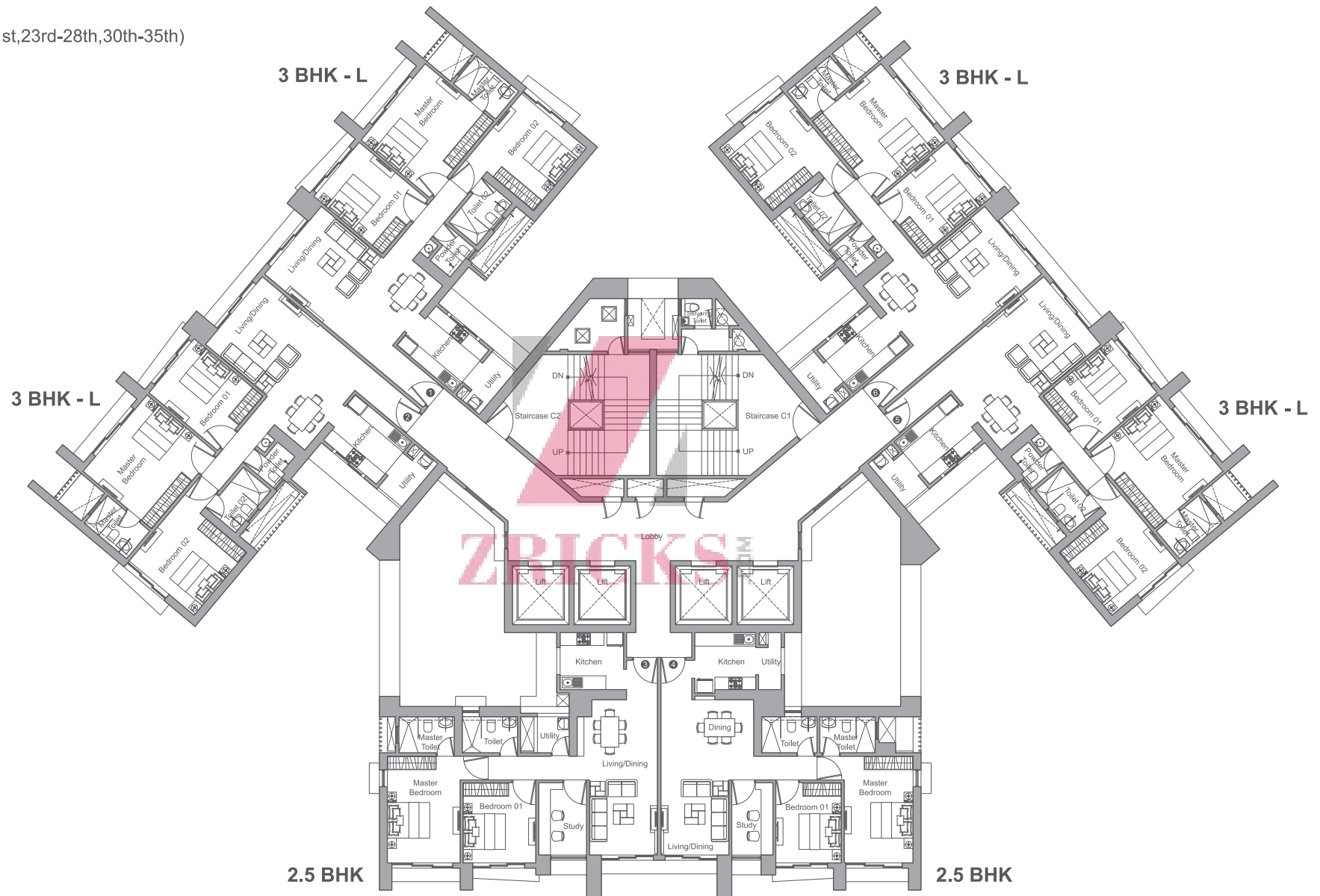
OVER 5,000 HOMES DELIVERED

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TYPICAL FLOOR PLAN

TOWER C

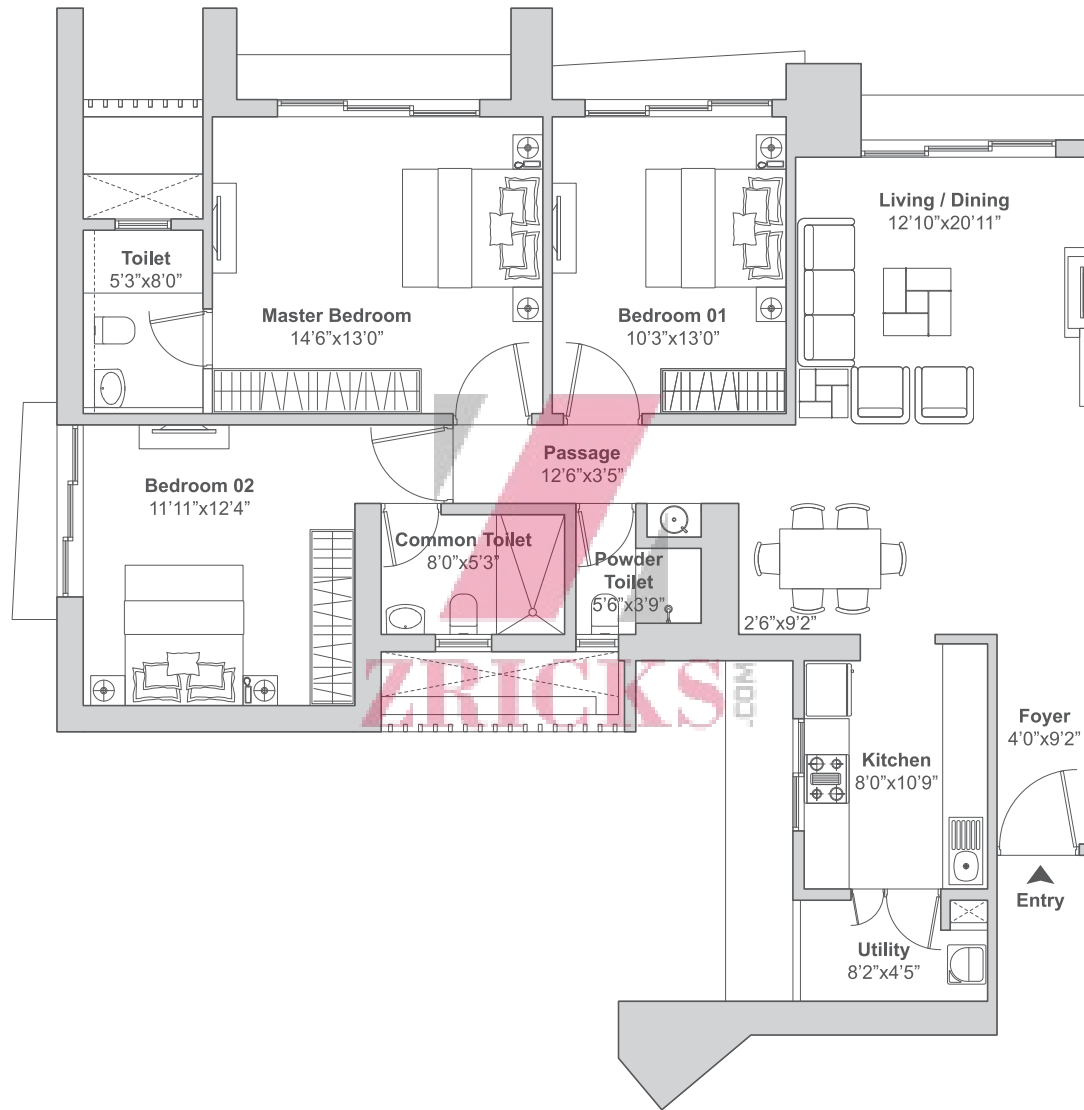
(2nd-7th,9th-14th,16th-21st,23rd-28th,30th-35th)



UNIT PLANS

3 BHK

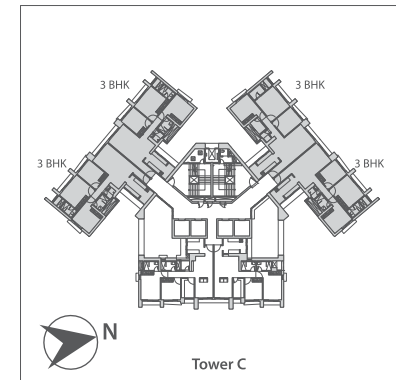
(2nd-7th,9th-14th,16th-21st,23rd-28th,30th-35th)
(Typical Floor Plan)



Carpet Area : 102.02 Sq.Mt / 1100 Sq.Ft.

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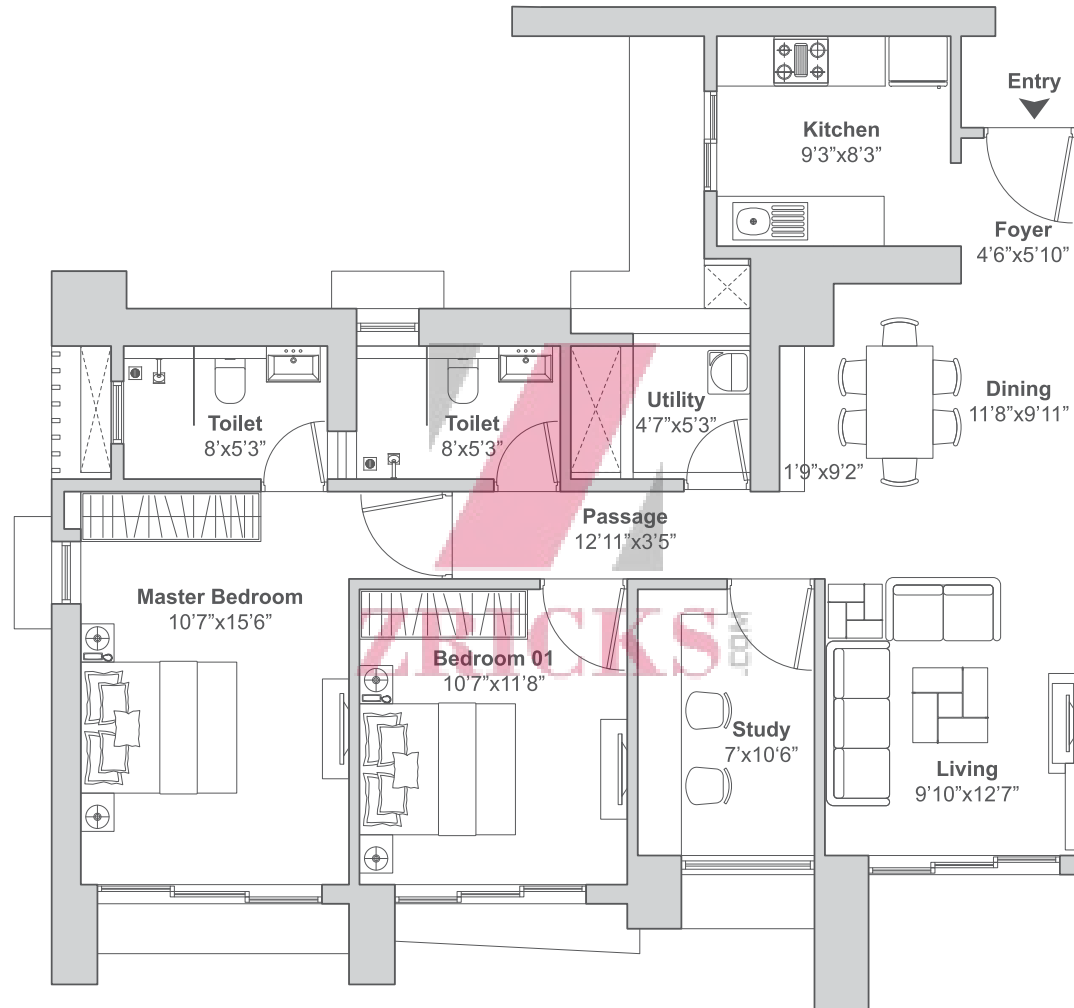
Disclaimer: The Plan is only indicative and subject to variations and the modifications by the Company without any notice.



UNIT PLANS

2.5 BHK

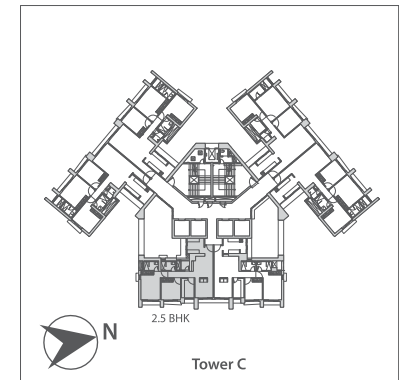
(2nd-7th,9th-14th,16th-21st,23rd-28th,30th-35th)
(Typical Floor Plan)



Carpet Area : 81.37 Sq.Mt. / 876 Sq.Ft.

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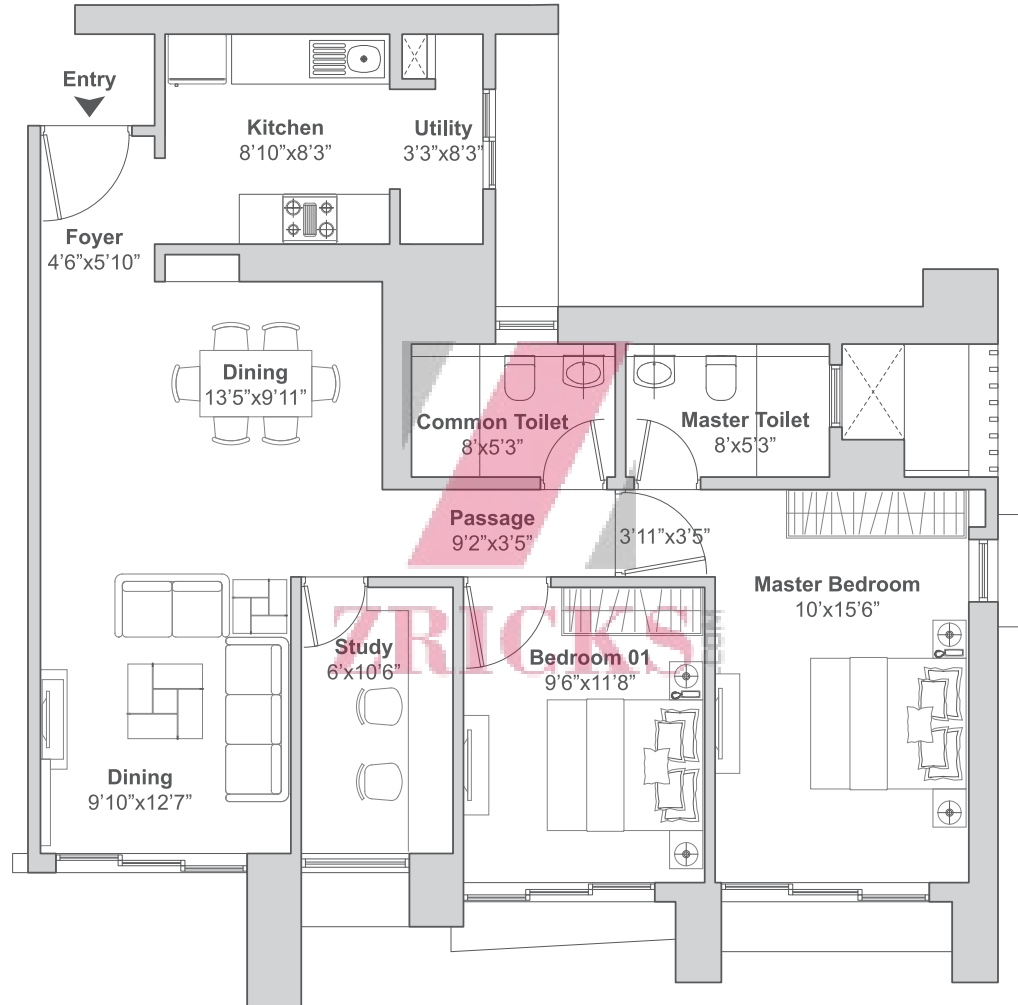
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UNIT PLANS

2.5 BHK

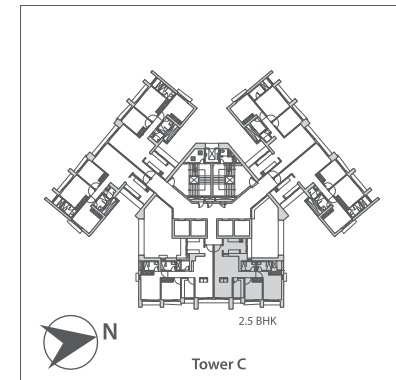
(2nd-7th,9th-14th,16th-21st,23rd-28th,30th-35th)
(Typical Floor Plan)



Carpet Area : 79.66 Sq.Mt. / 858 Sq.Ft.

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SITE ADDRESS

Mhada, New PMGP Co-Operative Housing Society Ltd., Navghar, Mulund (East), Mumbai - 400 081.



DUBAI ADDRESS

1820, Burjuman Business Tower, Burjuman, Po Box: 121828, Dubai, UAE.



REGISTERED ADDRESS

12th Floor, Times Tower, Kamala Mills Compound, Senapati Bapat Marg, Lower Parel, Mumbai - 400 013.