



**Nilambar<sup>®</sup>**

**Nilambar Renaissance**

**EXCLUSIVE  
LUXURY**

[www.nilambar.co.in](http://www.nilambar.co.in)



**Prime Location**

Anant Raj Estates,  
Sector-63A,  
Gurugram, Kadarpur,  
Haryana 122102





# ABOUT US



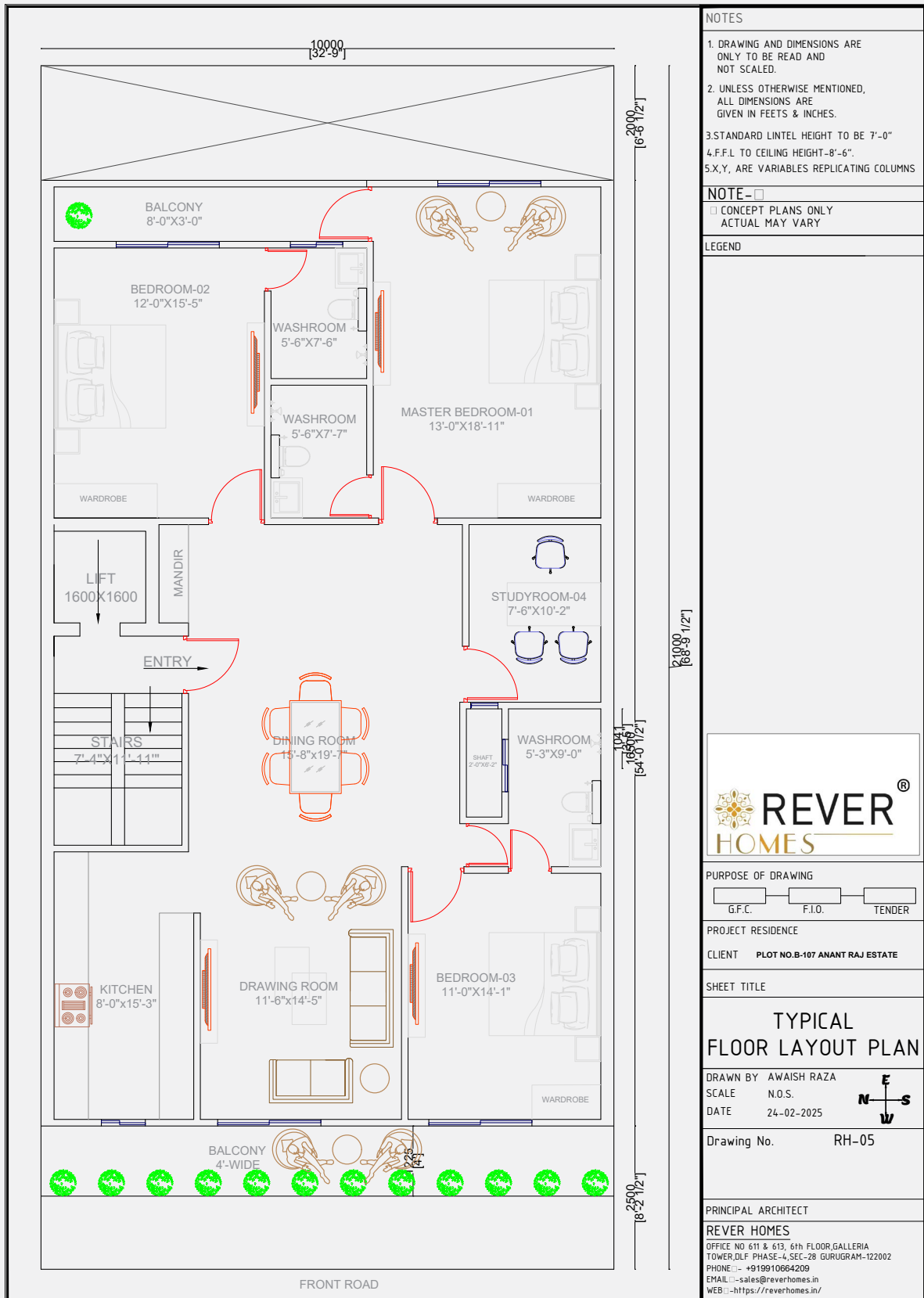
Welcome to Nilambar Renaissance, where sophistication meets timeless elegance. Designed for the connoisseurs of fine living, our meticulously crafted residences offer an unparalleled blend of luxury, comfort, and modern convenience.

## UNIT DETAILS

- › **Configuration:** 3 BHK Luxury Apartments
- › **Built-up Area:** 1904 sqft (Carpet Area + Balconies)
- › **Unique Selling Points:** Premium construction, high-end finishes, and world-class amenities

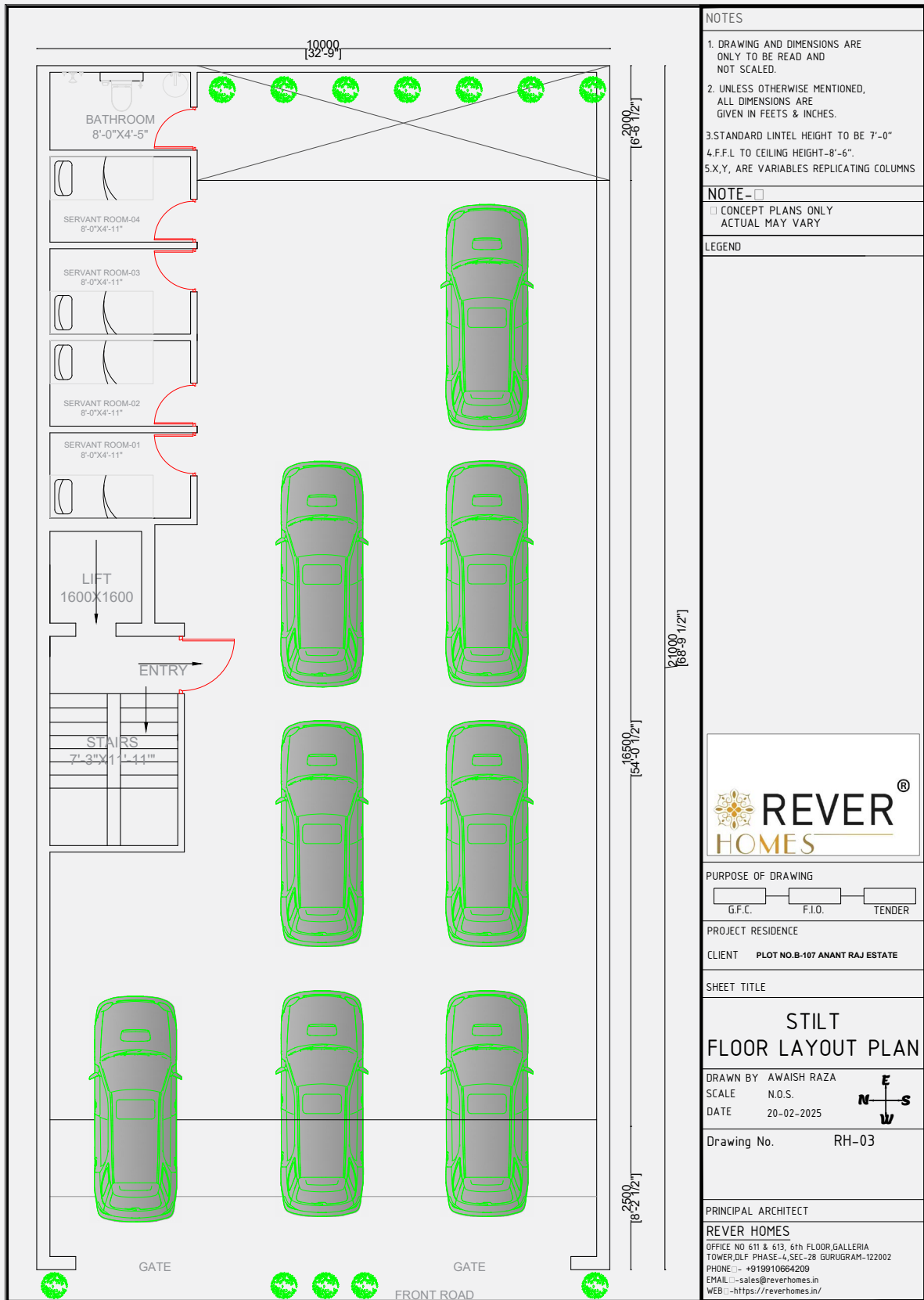


# FLOOR PLAN





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# AMENITIES & SPECIFICATIONS



## LUXURY & CONVENIENCE

- › Vaastu Compliant Design
- › Private Terrace/Garden
- › 24x7 Power Backup & Water Supply
- › Reserved & Visitor Parking
- › Advanced Security System
- › CCTV Surveillance & Video Door Phone
- › Dedicated Maintenance Staff



## PREMIUM CONSTRUCTION MATERIALS

- › **Cement:** Grid Cement



## SANITARY & PLUMBING

- › **Pipes:** CPVC & UPVC (Astral / Supreme)
- › **Sanitaryware & CP Fittings:** Kohler / Jaquar
- › **Geysers:** Racold / AO Smith



## SAFETY & ELECTRICAL SPECIFICATIONS

- › **Wires:**  
Fire-resistant, low-smoke copper core wires (KEI/ANCHOR/POLYCAB).  
High-quality internal wiring for TV, Telephone, and Internet.
- › **MCBs/ELCBs:** Polycab or equivalent.
- › **Lights:** Wipro/Orient concealed LED lights.
- › **Fans:** Branded, energy-efficient fans in all rooms.
- › **Power Backup:** 100% backup for seamless living.



# AMENITIES & SPECIFICATIONS

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## DOORS & WINDOWS

- › **Main Door:** Designer factory-made with premium hardware and handle lock.
- › **Flush Doors:** Elegant veneer/laminate finish with premium hardware.
- › **Frames:** High-quality Sapayan wood.
- › **Windows:** Toughened glass with fiber movable mesh for safety and aesthetics.



## KITCHEN & WARDROBES

- › **Modular Kitchen:** Factory-made with high-quality laminate, plyboard, and branded hardware.
- › **Kitchen Sink:** Imported double-bowl stainless steel.
- › **Wardrobes:** Built-in, designed with premium materials and elegant finishes.



## BATHROOMS

- › **Fittings:** Luxurious Jaquar fittings for a refined experience.
- › **Mirrors:** LED frameless float glass mirror with designer elements.
- › **Exhaust Fans & Geysers:** Installed for convenience and comfort.



# AMENITIES & SPECIFICATIONS



## FLOORING & UPGRADES

- › **Living/Dining/Kitchen:** Italian Marble for a grand look.
- › **Bedrooms:** Premium wooden flooring/Italian marble.
- › **Bathrooms:** Designer tiles with modern aesthetics.
- › **Stairs/Stilt Area:** High-quality granite.



## WALLS & CEILINGS

- › **Rooms/Dining/Kitchen:** Premium Acrylic Paint for a sophisticated finish.
- › **Bathrooms:** Designer tiles for an elegant look.
- › **Ceiling:** False ceiling with LED cove lighting for ambient elegance.



## ADDITIONAL FEATURES

- › **Greeniam HDHMR:** Used for kitchen and wardrobes for durability.
- › **Branded Laminate Sheets:** Ensuring superior quality finishes.



## SECURITY & SMART FEATURES

- › Video Door Phone with Smart Access
- › Fire Alarm System
- › Motion Sensor Lights in Common Areas
- › Smart Home Automation (Optional)





LET'S TALK ABOUT  
**YOUR PROJECTS!**

—  
NILAMBAR RENAISSANCE



## Contact Us



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