



LiveWell
at
E S T A T E
360



The main entrance to Estate 360,
Sector 36A, Gurugram.

ARTISTIC RENDITION

INTRODUCTION TO ESTATE 360 | HARERA no.: RC/REP/HARERA/GGM/860/592/2024/87 | HARERA website: <https://haryanarera.gov.in>

Our guiding philosophy of well-being
now comes to Gurugram with Estate 360 –
the first intergenerational residential
community of its kind in Delhi NCR.

11.8
acres

...of intentional design.

1 lac sq. ft.
(9291 m²)

...of amenities.

60+
amenities

...catering to your well-being.

6
residences

...including 2 residences
for senior living.

700
trees

comprising 33 different
species, throughout
the estate.



INTRODUCTION TO ESTATE 360 | HARERA no.: RC/REP/HARERA/GGM/860/592/2024/87 | HARERA website: <https://haryanarera.gov.in>

A view of Estate 360.

ARTISTIC RENDITION

Imagined and developed by



Bringing *real* well-being to real estate.

Established in 2016, Max Estates Limited is the real estate arm of Max Group. As a well-being company enabled by real estate, we endeavour to consciously create a unique confluence of spaces that enhance your quality of life.

As of today, Max Estates has curated a diversified portfolio of grade-A sustainable residential and commercial offerings across Delhi NCR. Backed by this successful track record, we aspire to grow our portfolio by adding at least 2 million sq. ft. every year, and spread the essence of *LiveWell* across Delhi NCR.



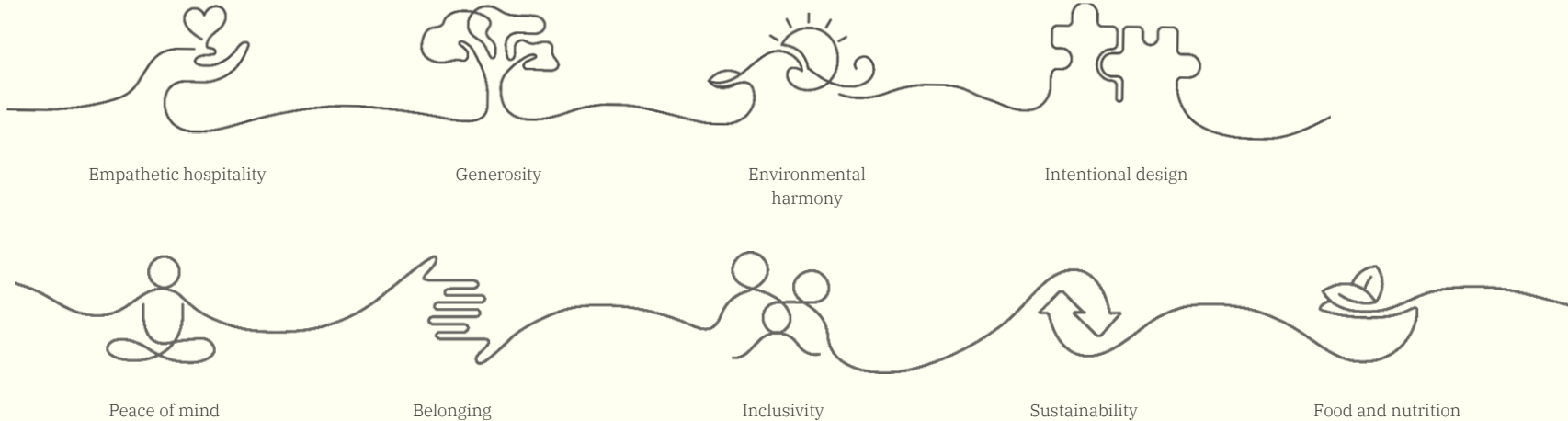
Pictured: Estate 128 – our maiden *LiveWell* experience in Delhi NCR.

ARTISTIC RENDERING



Helping you Live*Well* and Work*Well*.

Our philosophies of Live*Well* and Work*Well*, in our residential and commercial experiences respectively, are designed to improve our residents' well-being through our nine key pillars.



Senior living managed by



Expert Senior Care, *Apno Jaisi*

Estate 360's purposeful approach to intergenerational community living lends special attention to the well-being of all age groups.

Antara, a pioneer in the field and the only integrated senior care ecosystem in India, will manage dedicated senior living residences and spaces at Estate 360. With a commitment to nurture thriving communities where each member feels valued, healthy, and enriched, Antara offers residential living experiences, assisted care solutions and products to manage chronic health conditions through its various verticals:



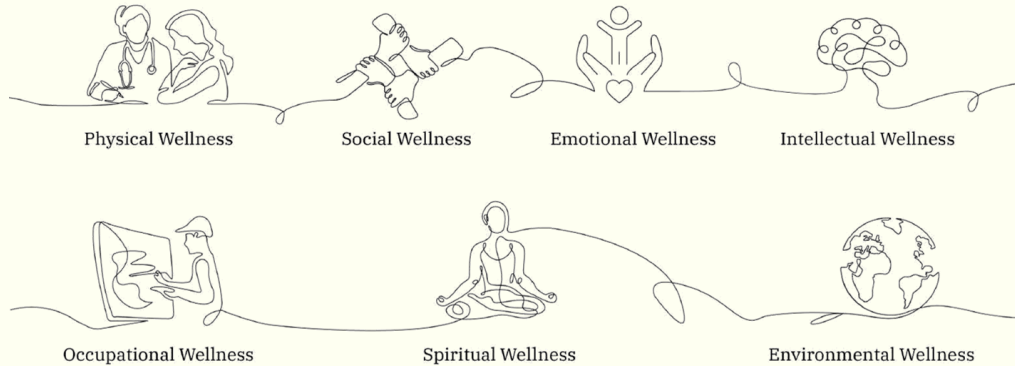
Antara Dehradun



Antara Noida

At Antara, we aspire to be the most loved and trusted brand for seniors and their families, by helping seniors improve and enrich their quality of life.

The Antara Way of Life, manifests through our seven wellness pillars, promotes active aging and holistic care to enhance senior well-being.



Pictured: Antara Dehradoon

ANTARA RESIDENTS

Intentional
intergenerational
living

Indian culture has always been rooted in certain values — *togetherness, belonging* and learning from our *elders*.

With time has come the need to balance these values with the evolving needs of families — *privacy, individuality* and the importance of *personal space*.

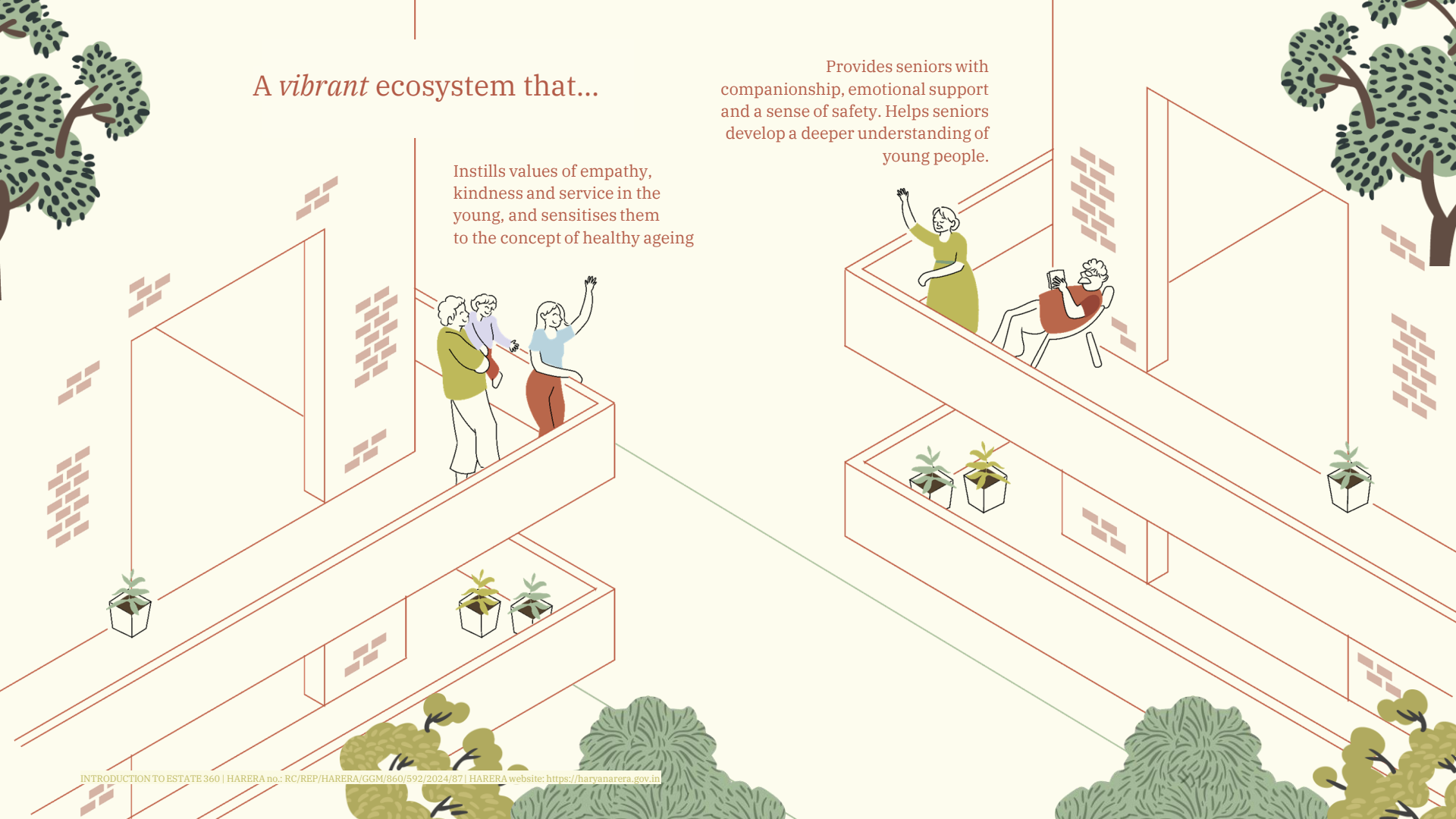
Embracing *tradition* to offer a unique approach to intergenerational community living, Estate 360 honours the needs of *adults, families with children, and seniors*.



A vibrant ecosystem that...

Instills values of empathy, kindness and service in the young, and sensitises them to the concept of healthy ageing

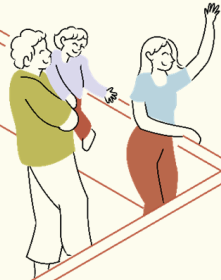
Provides seniors with companionship, emotional support and a sense of safety. Helps seniors develop a deeper understanding of young people.



A vibrant ecosystem that...

Improves children's language development, reading and social skills through interaction with older people

(James Tapper, 2019)*



Facilitates better physical health and a higher degree of satisfaction in life through increased social contact

(irt.org.au, 2022)**



*Tapper, J. (2019, January 5). 'How the elderly can help the young - and help themselves'. *The Guardian*. <https://www.theguardian.com/society/2019/jan/05/children-elderly-intergenerational-care-advantages#:~:text=By%20playing%20and%20reading%20with,US%2C%20Canada%20and%20the%20Netherlands>.

** (2022, August 16). 'The benefits of intergenerational relationships'. *IRT Academy*. <https://www.irt.org.au/the-good-life/the-benefits-of-intergenerational-relationships/>

What makes the Estate 360 community *intergenerational*?



Diverse age groups

Bringing together people from various age brackets, including children, adults, middle-aged individuals and seniors.



Intentional design

Design, safety features and amenities catering to the specific needs of people belonging to different age groups and backgrounds.



Shared spaces and activities

Spaces and activities nurturing interaction, shared learning and a sense of community and togetherness.

A closer look
at Estate 360

Our estate comprises of six luxury residences, with two dedicated senior living residences situated on one side of the estate, allowing them access to the larger ecosystem.





Connected at every step.

WELL-CONNECTED LOCATION

A thriving community located in Sector 36A-Dwarka Expressway, in the heart of Gurugram's emerging urban hub.



Designed for real well-being.

INTENTIONAL DESIGN

Intentional architectural, interior and landscape design practices that enable physical, emotional, social and environmental well-being.



For the young and young-at-heart.

AMENITIES FOR ALL GENERATIONS

A thoughtful curation of offerings for all generations, including adults, families with children, and seniors.



The Lagoon Pool, with poolside seating, situated next to the residences.





WELL-CONNECTED LOCATION

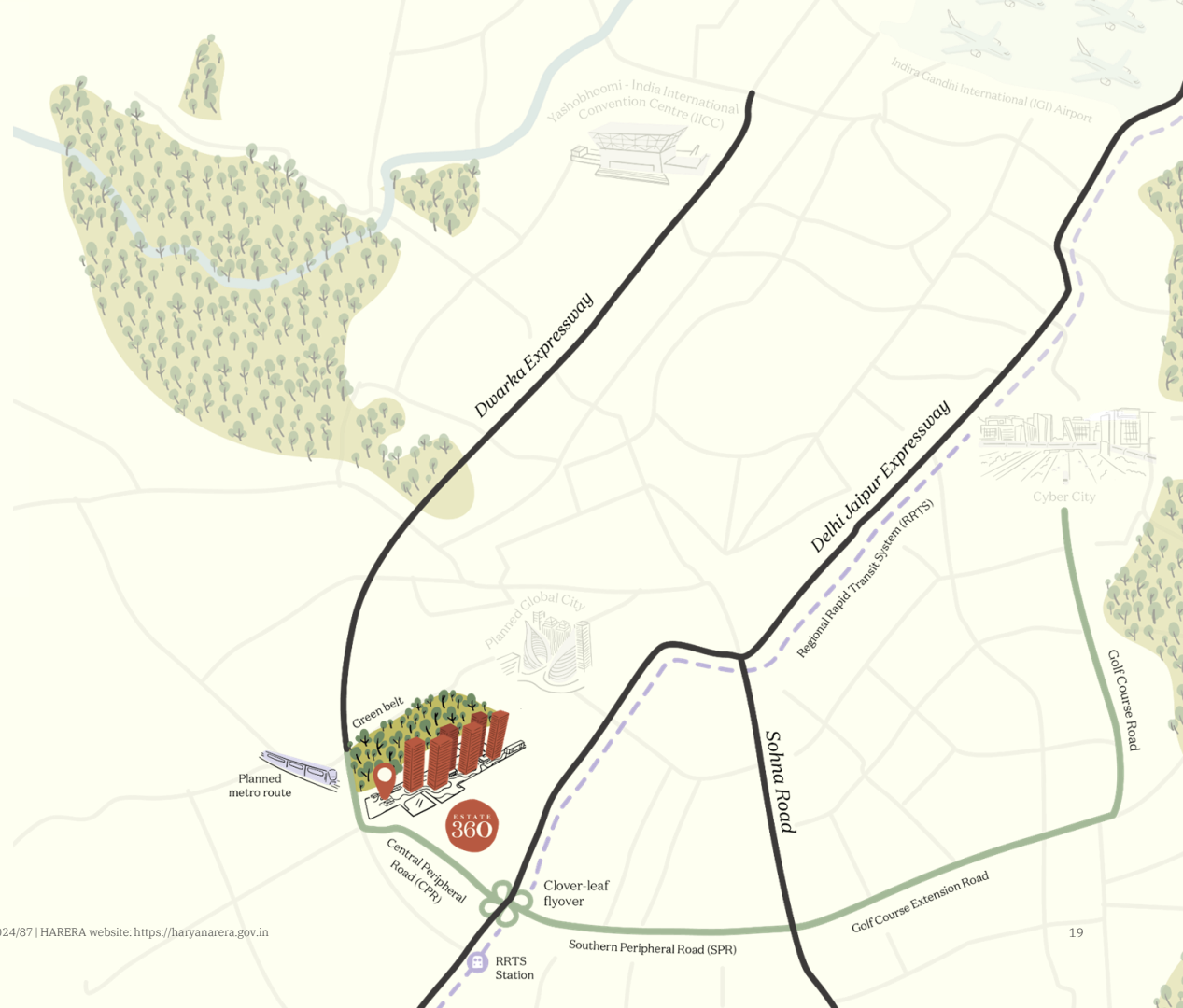
A home that
keeps you *connected*
at every step.

WELL-CONNECTED LOCATION

Estate 360 offers you seamless access to a variety of amenities and environments.

Located in Sector 36A-Dwarka Expressway, our estate is built close to the confluence of the Dwarka Expressway, the proposed **Delhi Metro corridor** and the **Central Peripheral Road (CPR)**. This allows it to be well-connected to Gurugram's residential and commercial corridors, such as Cyber City.

Proximity to **NH-8** allows access to the Jaipur highway and seamless connectivity to Delhi NCR. Also in proximity is the **Clover Leaf flyover**, connecting **Southern Peripheral Road (SPR)**, Central Peripheral Road (CPR) and **NH-48**, as well as a **trumpet junction** being built by the National Highway Authority between Dwarka Expressway and CPR.



- Map not to scale.
- NH-8 is now NH-48



INTRODUCTION TO ESTATE 360 | HARERA no.: RC/REP/HARERA/GGM/860/592/2024/87 | HARERA website: <https://haryanarera.gov.in>

WELL-CONNECTED LOCATION

All you *need*, all the time.

Estate 360 is strategically placed at the heart of Gurugram's emerging urban hub.

- 2 min** to the proposed Global City
- 5 min** to the proposed Delhi Metro station
- 10 min** to the Regional Rapid Transit System (RRTS)
- 15 min** to Medanta Hospital
- 15 min** to Delhi Public School
- 25 min** to Sector 55-56 Metro Station
- 29 min** to Classic Golf & Country Club, Tauru
- 30 min** to Cyber City
- 30 min** to Ambience Mall
- 30 min** to IICC, Dwarka
- 35 min** to the Indira Gandhi International Airport (IGI)

- Map not to scale.
- NH-8 is now NH-48



INTRODUCTION TO ESTATE 360 | HARERA no.: RC/REP/HARERA/GGM/860/592/2024/87 | HARERA website: <https://haryanarera.gov.in>



Unobstructed views to the Green Belt

A 50-metre-wide **green belt** to the north of our estate provides natural light, ventilation and verdant views to residents.



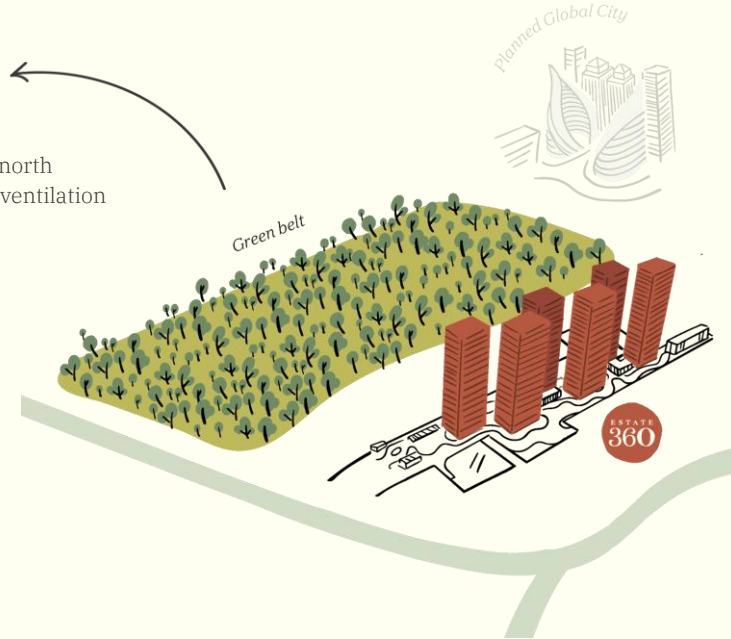
Access to Gurugram's Global City

Close to our estate is an upcoming 1000-acre **Global City**, expected to house a mix of commercial, hospitality and retail developments, making our estate a lucrative and successful investment avenue for the future.

- Map not to scale.
- NH-8 is now NH-48

Unobstructed views to the Green Belt

A 50-metre-wide **green belt** to the north of our estate provides natural light, ventilation and verdant views to residents.



Access to Gurugram's Global City

Close to our estate is an upcoming 1000-acre **Global City**, expected to house a mix of commercial, hospitality and retail developments, making our estate a lucrative and successful investment avenue for the future.

- Map not to scale.
- NH-8 is now NH-48

An architectural rendering of a modern high-rise building with a landscaped courtyard. The building features a prominent section with vertical wooden slats. The courtyard includes a curved path, a lawn area where people are sitting on a blanket, and an amphitheatre structure. The scene is set during sunset or sunrise, with warm lighting and silhouettes of trees and people.

INTENTIONAL DESIGN

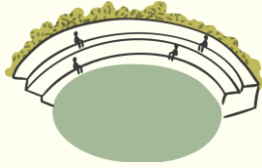
A home that
is designed for
real well-being.

INTENTIONAL DESIGN

Designed for *real* well-being.



India-inspired
architecture



Intentional
landscape design



Car-free
ground living



Biophilic
approach to
design



Environmentally
conscious design

INTENTIONAL DESIGN

Discover a contemporary take on Indian *heritage*.

Estate 360 is designed to honour the traditional while embracing the modern.

The facade incorporates patterns and textures inspired by the Indian craft of jaali work, lending character and enabling ventilation as well as controlled daylighting.

The careful integration of key *vastu* principles at our estate supports our well-being orientation.



INTRODUCTION TO ESTATE 360 | HARERA no.: RC/REP/HARERA/GGM/860/592/2024/87 | HARERA website: <https://haryanarera.gov.in>



India-inspired
brickwork on our facade.

ARTISTIC RENDERING

INTENTIONAL DESIGN

Enjoy the countryside, *uninterrupted.*

Evoking the feeling of an idyllic countryside, Estate 360 is designed to bring you closer to nature at every step. Lush meadows and hillocks, scenic follies, and a winding lake with a bridge meet you as you travel across the estate.

Landscaping amenities for all ages and lifestyles, such as a children's playing area, a pet park and a number of outdoor seating spaces, allow our estate to be a thriving and lively neighbourhood.

Wide pathways give pedestrians a choice in when and how they interact with one another.



INTRODUCTION TO ESTATE 360 | HARERA no.: RC/REP/HARERA/GGM/860/592/2024/87 | HARERA website: <https://haryanarera.gov.in>



The Serpentine Lake,
with a crossing bridge.

ARTISTIC RENDITION



INTRODUCTION TO ESTATE 360 | HARERA no.: RC/REP/HARERA/GGM/860/592/2024/87 | HARERA website: <https://haryanarera.gov.in>

A view of the Serpentine Lake.

ARTISTIC RENDITION

INTENTIONAL DESIGN

Experience vehicle-free *ground living.*

A designated underground vehicular system, enabled by a ramp and a separate arrival lobby, makes Estate 360 one of the few car-free residential communities in Gurugram.

Minimal vehicular circulation on our plaza facilitates ease of living, and lets both seniors and young children enjoy the estate grounds freely and safely.



INTRODUCTION TO ESTATE 360 | HARERA no.: RC/REP/HARERA/GGM/860/592/2024/87 | HARERA website: <https://haryanarera.gov.in>

Pedestrian walkways at Estate 360.

ARTISTIC RENDITION



Entrance to the underground ramp,
enabling minimal vehicular circulation.

ARTISTIC RENDITION



INTRODUCTION TO ESTATE 360 | HARERA no.: RC/REP/HARERA/GGM/860/592/2024/87 | HARERA website: <https://haryanarera.gov.in>



Sunken courtyards allowing
natural light into the underground parking.

ARTISTIC RENDITION

INTENTIONAL DESIGN

Our nature is to *nurture*.

As an IGBC Platinum Pre-certified project – the highest possible certification awarded to a development – we proudly achieve the exceptional standards of energy efficiency, water efficiency, material selection and waste management set by the Indian Green Building Council.



PRE-CERTIFICATION



Water reuse
and recycling
practices



Air quality
enhancement
systems



Energy efficiency through
smart home integration



Community
sustainability programs



Eco-conscious
construction practices



Effective waste
management system

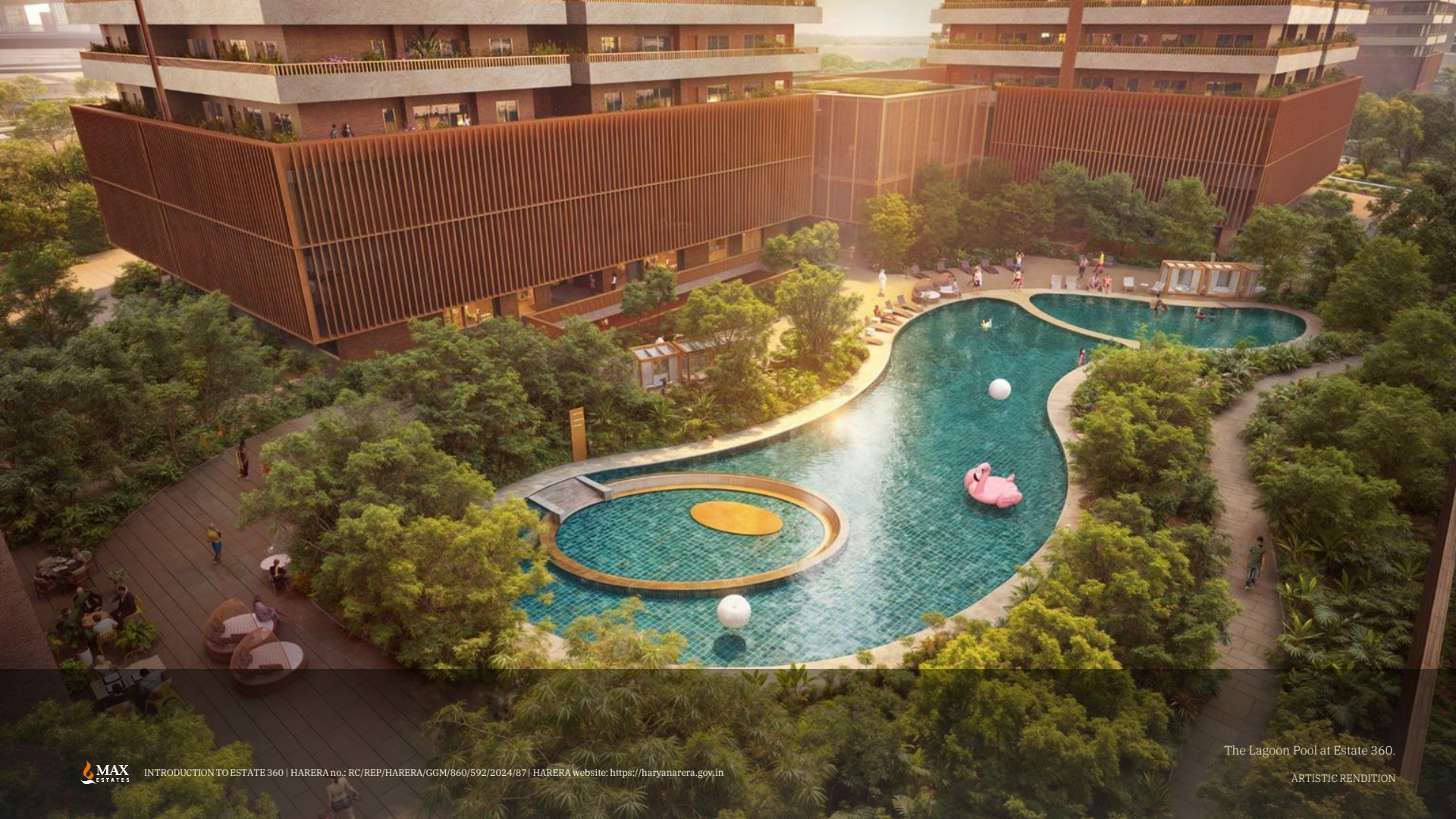
AMENITIES FOR ALL GENERATIONS

A home with
something for
the *young* and
the *young-at-heart*.



Amenities for all generations





AMENITIES FOR ALL GENERATIONS

Experience true *well-being* at The Hub.

Our community clubhouse, The Hub, offers an eclectic mix of well-being amenities available to all residents.

Balancing outdoor and indoor space, The Hub has something for everyone to look forward to.



INTRODUCTION TO ESTATE 360 | HARERA no.: RC/REP/HARERA/GGM/860/592/2024/87 | HARERA website: <https://haryanarera.gov.in>

The Hub at Estate 360 —
our community clubhouse.

ARTISTIC RENDITION

Amenities at The Hub



Productivity

- *WorkWell* coworking suite
- Meeting rooms



Health & Fitness

- Gymnasium
- Outdoor swimming pool
- Toddlers' pool
- Multipurpose fitness room, for yoga and pilates
- Spa
- Steam/Sauna room



Recreation

- Games room (snooker/billiards)
- Club room with provisions for cards/chess/carrom
- Library/Reading room



Food & Beverage

- All day dining with alfresco seating
- Juice bar
- Sports bar



Childcare

- Creche with play equipment



The all day dining at The Hub



INTRODUCTION TO ESTATE 360 | HARERA no.: RC/REP/HARERA/GGM/860/592/2024/87 | HARERA website: <https://haryanarera.gov.in>

ARTISTIC RENDITION



A view of the triple-height lobby at The Hub.

AMENITIES FOR ALL GENERATIONS

Companionship and care, at The Antara Club.

The Antara Club offers an array of amenities dedicated to the well-being of our senior residents.

The club embodies a vision of togetherness and engagement that adds to the seniors' holistic well-being.



Lobby at Antara Club,
Dehradun.

ACTUAL IMAGE
ASL DEHRADUN



Amenities at The Antara Club



Productivity

- The Reading corner
- The Creativity workshop
- Gardening terrace
- Business center
- Concierge desk



Fitness

- Indoor all-weather pool
- Steam/Sauna room
- The Gym
- The Pavillion for yoga



Recreation

- The Cards room
- The Bridge room
- The Den
- The Theatre (R/R)
- Events space (R/R)
- Guest rooms



Food & Beverage

- Indoor dining
- Juice bar
- Veranda dining space (R/R)

 Available to all residents of Estate 360

Healthcare Amenities

At Estate 360, everyone enjoys the luxury of being looked after.

Our intentional approach to intergenerational living allows us to offer residents primary healthcare amenities, managed by Antara and accessible to all residents at Estate 360.



Access to a consulting doctor



Access to nursing and health caregivers



Physiotherapy room



Phlebotomy room



Lifecare suites



Clinical consultation room



Tie-ups with nearby hospitals



Ambulance and emergency services

AMENITIES FOR ALL GENERATIONS

Room to *grow*, space to *play*, at the Sports Block.

A dedicated Sports Block houses various sports facilities, both indoor and outdoor, for your physical well-being.

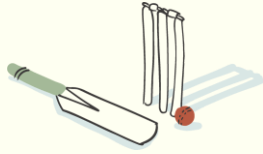


INTRODUCTION TO ESTATE 360 | HARERA no.: RC/REP/HARERA/GGM/860/592/2024/87 | HARERA website: <https://haryanarera.gov.in>

Outdoor sports amenities
at the Estate 360 Sports Block.

ARTISTIC RENDITION

Amenities at The Sports Block



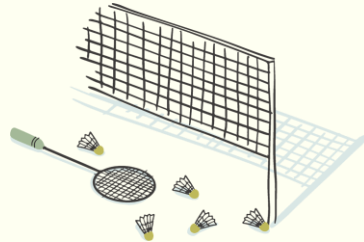
Outdoor
cricket pitch



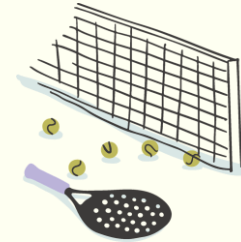
Outdoor
tennis court



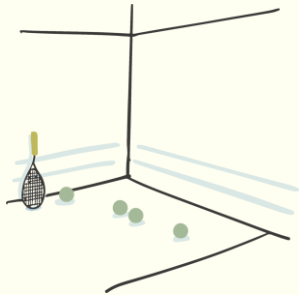
Indoor
juice bar



Indoor
badminton
courts



Rooftop
padel tennis
courts



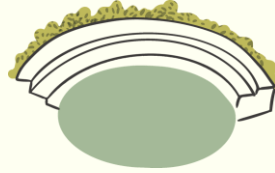
Indoor
squash
court



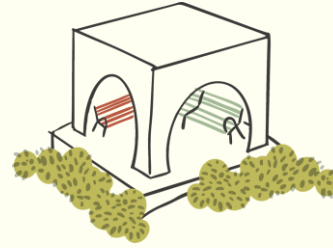
Outdoor amenities at the Estate



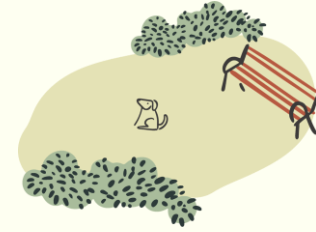
Golf Putting Area



Amphitheatre



Folly on the Mound



Pet Park



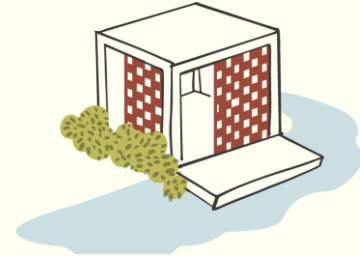
Children's Den



Serpentine Lake



The Lagoon Pool and Toddlers' Pool



Boathouse

*Non-exhaustive list of amenities



INTRODUCTION TO ESTATE 360 | HARERA no.: RC/REP/HARERA/GGM/860/592/2024/87 | HARERA website: <https://haryanarera.gov.in>

The golf putting area at Estate 360.

ARTISTIC RENDITION



INTRODUCTION TO ESTATE 360 | HARERA no.: RC/REP/HARERA/GGM/860/592/2024/87 | HARERA website: <https://haryanarera.gov.in>

A view of The Lagoon Pool.

ARTISTIC RENDITION

AMENITIES FOR ALL GENERATIONS

Find *common ground* at the Community Plaza.

Our Community Plaza offers an array of convenience retail amenities, and is designed to bring people together for entertainment, leisure and community interaction. Storefronts at The Hub open directly onto the plaza, activating the neighbourhood.

- Convenience store
- Pharmacy
- Laundry and dry cleaning services
- Electric and hardware store
- Stationery
- Salon
- Bakery
- Florist
- ATM

*Indicative list, subject to change



INTRODUCTION TO ESTATE 360 | HARERA no.: RC/REP/HARERA/GGM/860/592/2024/87 | HARERA website: <https://haryanarera.gov.in>



Outside the Community Plaza at Estate 360,
with storefronts opening to the street.

ARTISTIC RENDITION



INTRODUCTION TO ESTATE 360 | HARERA no.: RC/REP/HARERA/GGM/860/592/2024/87 | HARERA website: <https://haryanarera.gov.in>

A view of The Community Plaza.

ARTISTIC RENDITION

Senior Living Residences

at

ESTATE 360



INTRODUCTION TO ESTATE 360 | HARERA no.: RC/REP/HARERA/GGM/860/592/2024/87 | HARERA website: <https://haryanarera.gov.in>

SENIOR LIVING MANAGED BY
 **ANTARA**
Max Group



ARTISTIC RENDITION

*Independent,
hassle-free living
for seniors.*

Active lifestyle

...with **specially curated resident engagement programs** and a monthly activity calendar.

Nutritious meals

...from multi-cuisine dining spaces, along with in-residence dining. Option to have exclusive '**Ghar ka khana**' especially prepared for seniors.

Social life

...in the company of **like-minded progressive individuals**.

Ease of living

...with three-layer security, moving-in services and a 24X7 resident service desk for seniors.

Primary Healthcare

...available within the community, including an emergency response system, ensuring a worry-free environment for the **well-being of our seniors**.

Senior friendly design

...tailored specifically to meet the **various needs of seniors at all stages of their lives**.

While security and healthcare services are available to all residents of Estate 360, they provide unparalleled peace of mind and enhanced safety for seniors and their NOKs.

SENIOR LIVING RESIDENCES

A home that fosters
harmony between
individuality and community.



A view of the Senior Living residences, featuring the Antara Club entrance.

ARTISTIC RENDITION



INTRODUCTION TO ESTATE 360 | HARERA no.: RC/REP/HARERA/GGM/860/592/2024/87 | HARERA website: <https://haryanarera.gov.in>





A view of the padel tennis court overlooking the senior living residences.

ARTISTIC RENDITION



Offerings

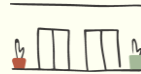
Our Senior Living residences are thoughtfully designed with an emphasis on enhancing the quality of life for seniors, providing them with a comfortable and enriching living experience.



Sunken courtyards at drop-off



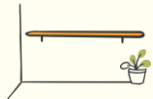
AC entrance lobby with RIC (Resident-in-Charge)



Four large elevators for personal use (two stretcher compliant)



Dedicated service access



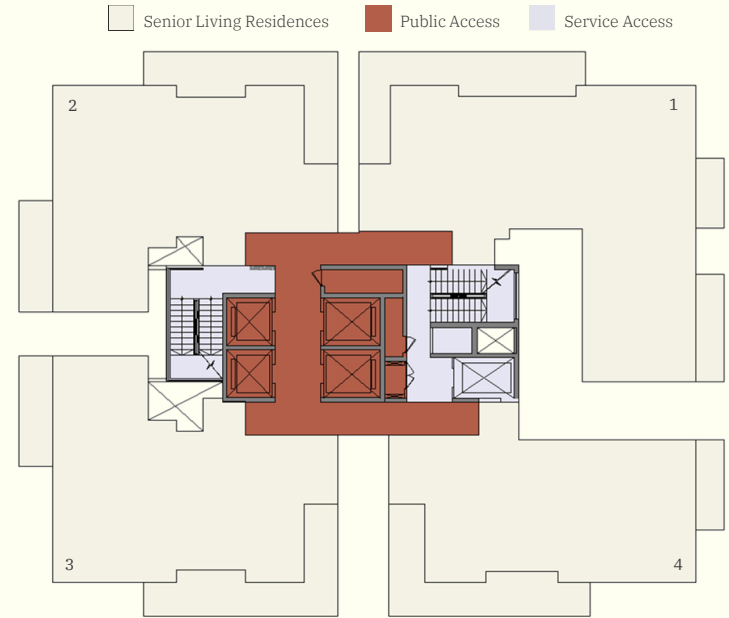
Wider corridors with support handrails



Seating space at elevator lobbies



Exclusive corner apartments with no shared walls



SENIOR LIVING RESIDENCES

*A home where you
live life on your
own terms.*



INTRODUCTION TO ESTATE 360 | HARERA no.: RC/REP/HARERA/GGM/860/592/2024/87 | HARERA website: <https://haryanarera.gov.in>

View of The Antara Club.

ARTISTIC RENDITION



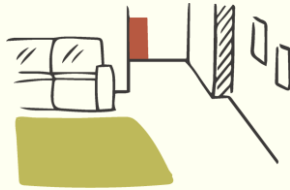
Offerings for your home

Our homes are meticulously designed to provide abundant natural light, lush views, and a seamless flow of movement.

Choose from a variety of senior living residences, including apartments with 3+ bedrooms, 3 bedrooms, 2+ bedrooms and Sky Villas.



Large balcony
with living room



Separation of guest areas
and living spaces



Separate
staff entry for private,
uninterrupted living



Flexible area that can
be used as a home
office or staff and
storage room



Fully finished
apartments

Senior-friendly features

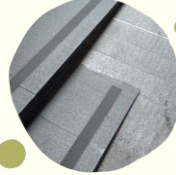
Designed with meticulous planning to create comfortable spaces for our residents across all stages of their lives, every apartment exudes an atmosphere of natural warmth, comfort, and refinement, exemplifying our continuous care proposition.



Panic alarm for emergencies



Rounded wall edges for safety



Anti-skid flooring to minimize trips and falls



Glare-free, LED ceiling-mounted light fixtures



Senior-friendly door lock system



Additional handrails in balconies for support



Motion sensor-based footlights for ease of movement



Comfortable, step-free ramps with wheelchair access



Grab bars in toilets for support



Raised seat heights for comfort

SENIOR LIVING RESIDENCES

Spacious balcony

Each apartment features a spacious balcony with green views. The deck extends in front of the living room, enhancing the sense of space and fostering synergy between the indoor and outdoor environments.

For safety, additional handrails are installed, and the living room balconies are conveniently connected to the kitchen.

The use of anti-skid tiles and wheelchair accessibility further ensure safety and ease of movement.





A view of the senior-friendly home.

ARTISTIC RENDITION

SENIOR LIVING MANAGED BY



SENIOR LIVING RESIDENCES

3 Bedrooms+ Type A

RESIDENCES 5 & 6

Total Area: 3273 ft² | 304 m²

RERA Carpet Area: 1760 ft² | 164 m²

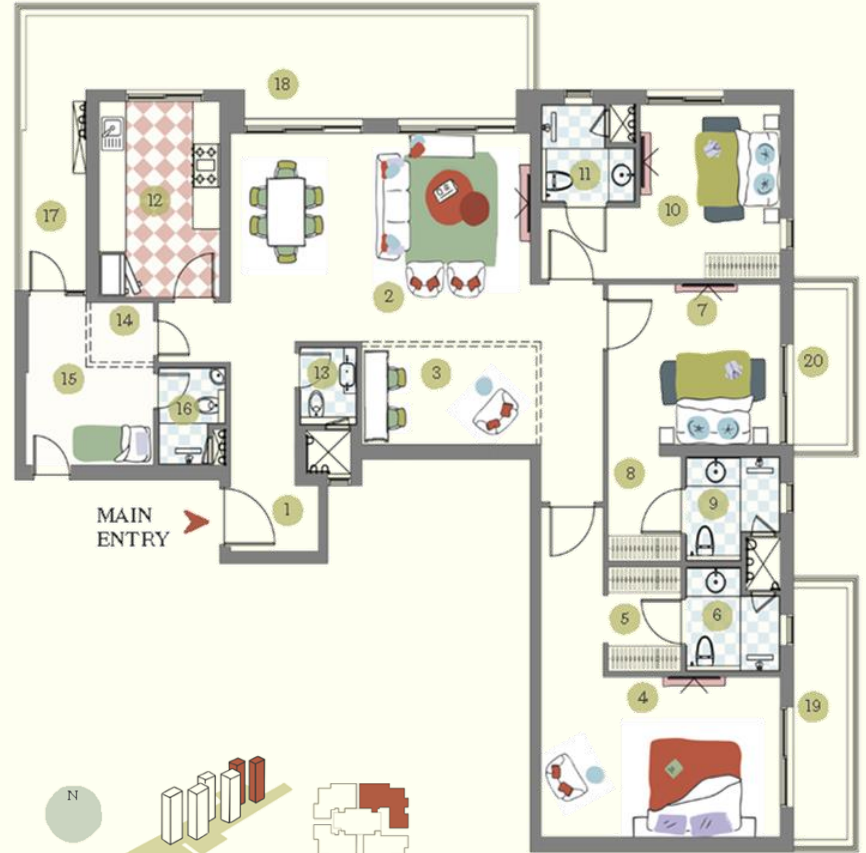
Exclusive Area: 2257 ft² | 210 m²

3 Bedrooms | 4 Bathrooms | 1 Multi purpose room | 1 Study | 1 Powder room

- | | |
|-------------------|-----------------------|
| 1 Foyer | 11 Bathroom 3 |
| 2 Living & dining | 12 Kitchen |
| 3 Study | 13 Powder room |
| 4 Master bedroom | 14 Storage |
| 5 Master dress | 15 Multi purpose room |
| 6 Master bathroom | 16 Bathroom 4 |
| 7 Bedroom 2 | 17 Utility area |
| 8 Dress 2 | 18 Balcony 1 |
| 9 Bathroom 2 | 19 Balcony 2 |
| 10 Bedroom 3 | 20 Balcony 3 |

1 m² = 10.7639 ft²

Total area shall mean the area after loading of other constructed areas including the exclusive balcony areas and constructed common areas over the carpet area of a unit/apartment which is duly mentioned in the layout plan of the unit/apartment. Exclusive area consists of carpet area and balcony areas for exclusive use of the allottee.



SENIOR LIVING RESIDENCES

3 Bedrooms Type B

RESIDENCES 5 & 6

Total Area: 2461 ft² | 229 m²

RERA Carpet Area: 1324 ft² | 123 m²

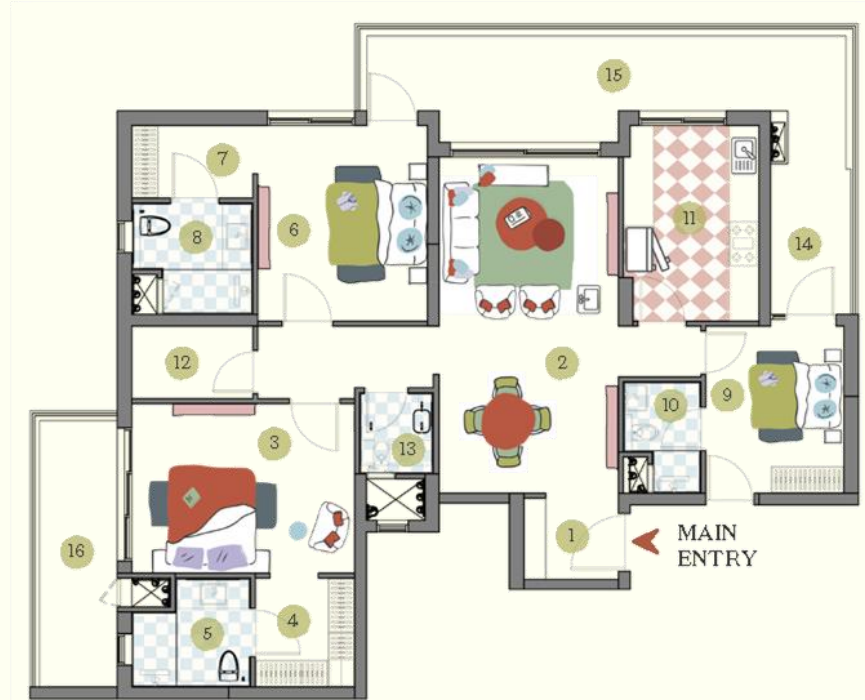
Exclusive Area: 1743 ft² | 162 m²

3 Bedrooms | 3 Bathrooms | 1 Powder room

- | | |
|-------------------|-----------------|
| 1 Foyer | 11 Kitchen |
| 2 Living & dining | 12 Storage |
| 3 Master bedroom | 13 Powder room |
| 4 Master dress | 14 Utility area |
| 5 Master bathroom | 15 Balcony 1 |
| 6 Bedroom 2 | 16 Balcony 2 |
| 7 Dress 2 | |
| 8 Bathroom 2 | |
| 9 Bedroom 3 | |
| 10 Bathroom 3 | |

1 m² = 10.7639 ft²

Total area shall mean the area after loading of other constructed areas including the exclusive balcony areas and constructed common areas over the carpet area of a unit/apartment which is duly mentioned in the layout plan of the unit/apartment. Exclusive area consists of carpet area and balcony areas for exclusive use of the allottee.



2 Bedrooms+ Type C

RESIDENCES 5 & 6

Total Area: 2159 ft² | 200.58 m²

RERA Carpet Area: 1,162 ft² | 108 m²

Exclusive Area: 1,547 ft² | 144 m²

2 Bedrooms | 3 Bathrooms | 1 Multi purpose room

- | | |
|----------------------|-----------------|
| 1 Foyer | 11 Bathroom 3 |
| 2 Living & dining | 12 Utility area |
| 3 Master bedroom | 13 Balcony 1 |
| 4 Master dress | 14 Balcony 2 |
| 5 Master bathroom | |
| 6 Bedroom 2 | |
| 7 Bathroom 2 | |
| 8 Kitchen | |
| 9 Multi purpose room | |
| 10 Storage | |



1 m² = 10.7639 ft²

Total area shall mean the area after loading of other constructed areas including the exclusive balcony areas and constructed common areas over the carpet area of a unit/apartment which is duly mentioned in the layout plan of the unit/apartment. Exclusive area consists of carpet area and balcony areas for exclusive use of the allottee.



A ARTISTIC RENDITION

A view of the master bedroom in an Estate 360 home.

ARTISTIC RENDITION



INTRODUCTION TO ESTATE 360 | HARERA no.: RC/REP/HARERA/GGM/860/592/2024/87 | HARERA website: <https://haryanarera.gov.in>



Experience the *future* of modern living, and the convenience of a truly *connected* home.

We believe in seamlessly integrating technology into your daily living to make it easier and more secure – and our homes do just that. Our residences are designed to integrate state-of-the-art home automation, for your peace of mind.



One Tap Lighting Control

Our home automation system ensures everything you need is a tap away. Effortlessly switch on or switch off the lighting, fan & AC in every room, with a mobile application.



Sensing Your Needs, at All Times

Our homes come equipped with motion sensor lights in all bathrooms, for your convenience, while our kitchens are equipped with gas leakage sensors to detect any potential hazards.



Door Monitor, For Your Safety

Our video door phones enable you to see and communicate with anyone at your door, whether you're at home or away. This added layer of security allows you to control access to your home and monitor visitors, enhancing your overall safety and peace of mind. Smart door locks in our homes offer advanced security features, allowing you to lock and unlock your door remotely using your smartphone, and even grant access to visitors from wherever you are.



Control Your Smart Home, with Your Smartphone

All of the above mentioned features are seamlessly integrated and easily controlled through intuitive applications on your phone. Manage and monitor your home from anywhere, and enjoy the flexibility of staying connected to your living space, even on the go.

*Antara
Comprehensive
Benefit.*

A proactive plan for a
hassle-free life.

For hassle-free living, our Antara Comprehensive Benefit offers an industry-leading, proactive service package. This monthly maintenance, in addition to the common area maintenance, ensures we meet every need for the lifestyle seniors are accustomed to.

Wellness

- Unlimited nursing consultations
 - 24 specialised health consultations yearly (2/month)
 - Paramedics and emergency response teams
 - On-site ambulance

The Antara Club

- Day-long access to senior-friendly gym, indoor all-weather pool, activities, yoga, theatre, and salon
 - Day-to-day curated engagement activities planned by experienced coordinators

Conveniences

- Concierge desk
- Wi-Fi zone at The Antara Club

Welcome to a home that takes care of you, and *itself*.



Maintenance and Operations

- Annual maintenance contracts for lifts, fire safety, air conditioners, etc
- Maintenance of landscaped areas, compound walls, electrification, sewerage, roads, paths and other services within the facility boundary
- Maintenance, housekeeping, cleaning, painting and necessary replacements in common areas, including basements
- Operation staff, administrative staff and maintenance staff related to the facility
- All consumables and tools for services in common areas
- Pest control



Utilities and Services

- Water for all purposes
- Electricity for central air-conditioning (excluding AHUs serving demised premises) and all services in parking, common and external areas
- Power backup maintenance (diesel, lubricants, gas, etc.) for generators and air conditioning systems



Waste Management and Sustainability

- Waste management and sustainable practices



Infrastructure and Upgrades

- Maintenance and upkeep of infrastructure including lifts, building façade, air conditioners, garden area, corridors and building lobby
- Augmentation, upgrades and replacements of security, fire and electromechanical systems
- Replacement/refurbishing of parts for maintenance services in common areas



Financial and Administrative

- Annual fees for various authorities
- Consultancy for renewal of statutory licenses
- Insurance for the facility
- Depreciation/sinking fund/lease rent for electromechanical equipment (e.g. chillers, AHUs, generators, lifts)



Horticulture and Beautification

- Horticulture and beautification of common areas, including facility surfaces



Overall Security Management of the Common Areas

- Gate management
- Basements management
- Visitor management
- Tower security
- Patrolling



Fire and Infra Safety-Related Protocols of the Estate

- Peripheral safety (fencing and CCTV)
- Smoke detectors
- Fire equipment and drill
- Elevator safety



Plant and Machinery, Civil and IT, MEP Maintenance

- All plant and machinery
- STP
- Fire pumps
- Water treatment
- Electrical panels
- DG and chillers

Indicative; to be further reviewed and refined closer to start of operations.

EXCLUSIVE RESIDENT SERVICES

Enjoy true *ease of living* with our exclusive resident services and a dedicated on-site concierge.

Culinary Services

Enjoy a diverse range of cuisines with our vetted list of home cooks and chefs.

Food Delivery

Have fresh meals delivered right to your home from The Antara Club's dedicated kitchen.

Catering Assistance

For special occasions, our concierge can connect you with reputable F&B vendors for in-home catering.

Housekeeping Services

Benefit from our in-house housekeeping services for mopping, dusting, and ironing, or choose from hourly, daily, weekly, or monthly packages available through our trusted vendors.

Laundry Services

Our concierge can connect you with our in-house laundry services for your everyday needs.

Gardening Services

Access our in-house gardening and horticulture services for assistance with regular maintenance of your home garden.

Pet Care Services

We offer a range of pet care services in collaboration with our empanelled vendor, including a kennel, veterinary clinic, pet spa and accessories.

Chauffeur Services

Our concierge can arrange trustworthy chauffeurs for luxury and non-luxury cars.

Car Cleaning Services

We have an on-site vendor to assist with daily car wash services.

Car Repair Services

The estate has an on-site car clinic for assistance with minor repairs, modifications, and accessories. The concierge can offer support with car insurance, if required.

Wellness Centre managed by **Antara Senior Living**

The on-site wellness centre is staffed with a trained nurse, on-site paramedics, and an ambulance for your peace of mind.

Care at Home managed by **Antara Senior Living**

Receive personalised medical care from trained professionals in the comfort and safety of your home.

Early Learning Centre managed by **Learning Matters**

Nurture your child's development with an enriching curriculum designed to foster creativity and learning through play and hands-on engagement. Programs include First Steps (for ages 2+ to 4 years), Right Start (for ages 4 to 5 years) and the Parent-Toddler Program (for ages 18 months to 2+ years).

Embodying our spirit of community,
Estate 360 is a culmination of
meaningful collaborations between
thought leaders in architecture
and design.

Our Partners

Gensler

London, UK
Principal Architect

Studio Lotus

New Delhi, India
Interior Designer

RSP Design Consultants

Gurugram, India
Project Architect

Oracles

New Delhi, India
Landscape Designer

Vijay Sankar Sharma

New Delhi, India
Vastu Consultant

Matrix Management Consultants Pvt. Ltd

New Delhi, India
VT Consultant

VINTECH

New Delhi, India
Structure Consultant

UNITRANS


New Delhi, India
Traffic Consultant

Sanelac Consultants Pvt. Ltd.

New Delhi, India
MEP Consultant

We welcome you to a *home*
where well-being begins with

w e



ESTATE 360



Experience our
LiveWell philosophy at
maxstates.in



INTRODUCTION TO ESTATE 360 | HARERA no.: RC/REP/HARERA/GGM/860/592/2024/87 | HARERA website: <https://haryanarera.gov.in>

The Project 'Estate 360' is registered with the HARERA with registration no. RC/REP/HARERA/GGM/860/592/2024/87. Please refer to project details on the website of HARERA <https://haryanarera.gov.in> prior to making any decision. The promoter of Estate 360 is Max Estates Gurgaon Ltd. (CIN no. U70109UP2022PLC170197) having its Registered office at Max Towers, C-001/A/1, Sector-16B, Noida, Gautam Buddha Nagar, Noida UP 201301. This is not an offer, an invitation to offer and/or commitment of any nature. The images include artistic impressions and stock images. The details of Project, Apartment/ Unit including but not limited to designs, dimensions, cost, facilities, plans, images, specifications, furniture, accessories, paintings, items, electronic goods, additional fittings/fixtures, decorative items, are only indicative in nature and are only for the purpose of illustrating/indicating possible layout and may not form part of the standard specifications/ amenities/services to be provided in the Project, Apartment/ Unit. Intending buyers are advised to use their discretion in relying on the information/amenities described/shown therein. All specifications of the Project, Apartment/ Unit shall be as per the documents/information uploaded by the company on the website of HARERA and the agreement between the parties. 1 Sq. Mtrs. is equal to 10.76 Sq.ft. | 1 acre is equal to 4046.86 sq. mtr.*

Max Estates Gurgaon limited has appointed Antara Senior Living Limited to manage the senior living residences and dedicated spaces for senior living, along with primary healthcare services at Estate 360.