

# THE GARDEN OF DREAMS



- |                 |          |                        |          |
|-----------------|----------|------------------------|----------|
| * ITM College   | - 4Min.  | * International School | - 2Min.  |
| * Link Hospital | - 12Min. | * Railway Station      | - 22Min. |
| * City Centre   | - 17Min. | * Naka Bus Stand       | - 12Min. |
| * DD Mall       | - 20Min. | * Airport              | - 40Min. |

**Neoteric**  
PROPERTIES

COMPLETED <b>41</b> PROJECTS	EXPERIENCE <b>40</b> YEARS	CONSTRUCTED MORE THAN <b>6 MILLION</b> SQ.FT	POSSESSION MORE THAN <b>10000+</b> HAPPY FAMILIES
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RERA NO. - P-GWL-21-3014  
P-GWL-22-3109

+91 91790 96306    Site : Jhansi Link Road, Gwalior    Corporate Office : D-2, Silver Estate, Gwalior

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ONE IDEA THAT  
**CHANGED**  
THE GWALIOR

**1990**

**MOTI PALACE**

A Prime, Centrally Located Landmark



**GREEN GARDEN**

Gwalior's First Community Living Campus



**1992**

**SILVER ESTATE**

Gwalior's One Of The First Big Building



**GARDEN HOMES**

Largest Lowrise Campus



**2004**

**GULMOHAR**

First Organised Township Of Gwalior



**NG GRANDE**

Gwalior's Tallest Residential Building



**2009**

**2015**

**GARDEN PALACE**

Gwalior's First Spanish Architecture



**LINK HOSPITAL**

Gwalior's Largest Well Equipped Hospital (24x7)



**2017**

**NATURE PARK**

Ultra Premium Township With Nature Living Lifestyle



**GARDEN CITY**

Gwalior's First Largest Smart Township



**2020**

**2022**

**REGAL GARDEN**

Spacious And Stylish Residences With Exquisite Amenities



**EDEN GARDEN**

First Nature Centric Housing With Amenities



**2023**

**2024**



# THE GARDEN OF JOY

Eden Garden is a haven that transcends the ordinary, offering a living experience that feels like a garden of joy. Here, you can cultivate your own sanctuary, surrounded by the vibrant beauty of nature and the comfort of home



# THE GARDEN OF BEAUTY

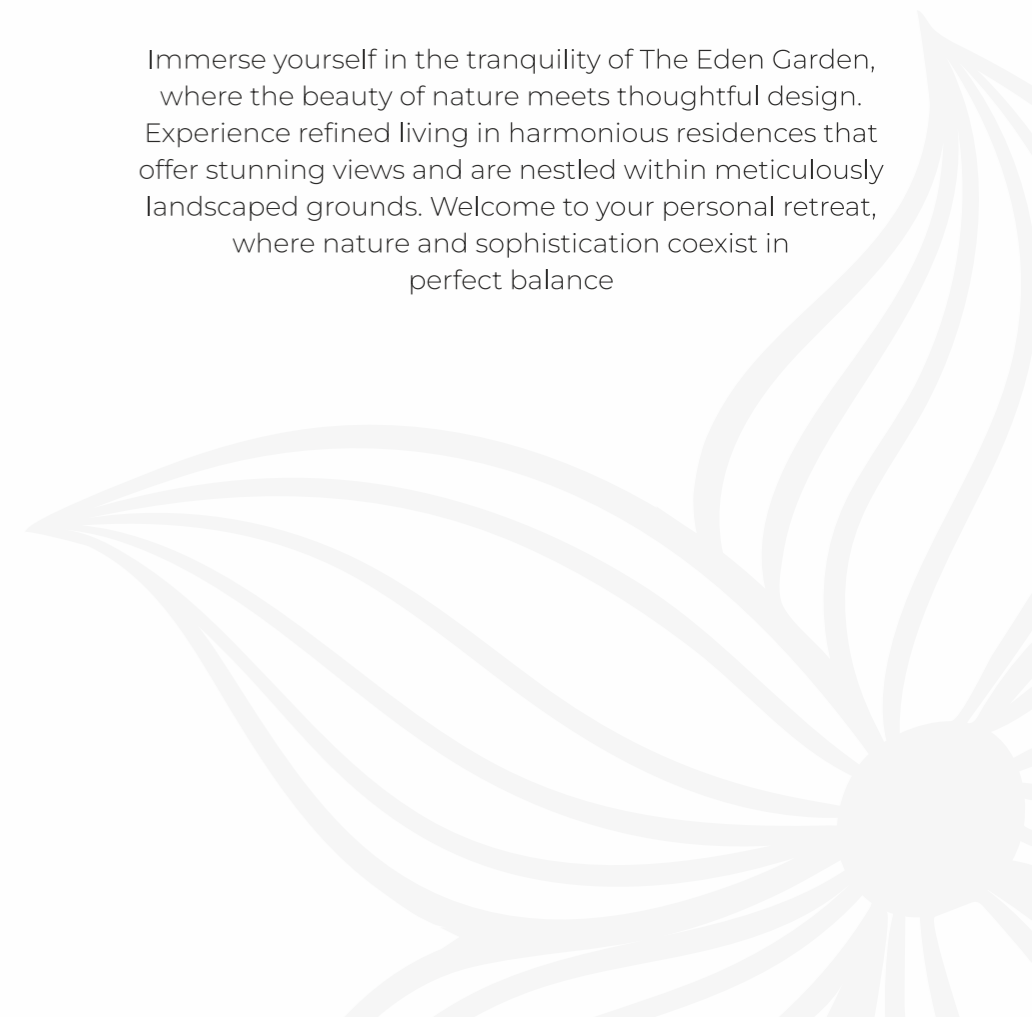
Discover the serenity of Eden Garden, where nature and modern elegance come together in perfect harmony. Nestled amidst expansive green spaces and vibrant gardens, your spacious, elegant residence offers stunning views and unparalleled tranquility. Welcome to your perfect sanctuary





# THE GARDEN OF ELEGANCE

Immerse yourself in the tranquility of The Eden Garden, where the beauty of nature meets thoughtful design. Experience refined living in harmonious residences that offer stunning views and are nestled within meticulously landscaped grounds. Welcome to your personal retreat, where nature and sophistication coexist in perfect balance



# THE GARDEN OF PLEASURE

The perfect place to be at peace with yourself and with those whom you care about the most. Surrounded by features to make every moment a pleasure to live and enjoy life in a green world with state of the art amenities.



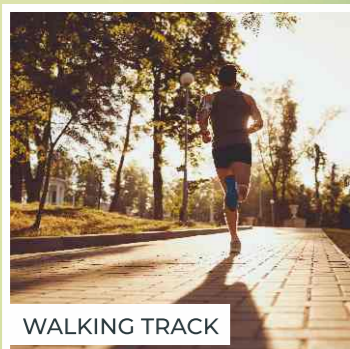
SWIMMING POOL



GYMNASIUM



BADMINTON COURT



WALKING TRACK



PLAY GROUND



SECURED CAMPUS



# APARTMENT SPECIFICATIONS

Living Room / Dinning / Lobby / Passage	
Floor	Matte Finished Vitrified Tile 600mm X 1200mm
Walls	Emulsion Paint Finish
Ceiling	Emulsion Paint without False Ceiling

Bedroom	
Floor	Mat Finished Vitrified Tile 600mm X 1200mm
Walls	Emulsion Paint Finish
Ceiling	Emulsion Paint without False Ceiling

Kitchen	
Floor	Matte Finished Vitrified Tile 600mm X 1200mm
Walls	Tiles up to 600mm above the counter and Emulsion Paint in the Balance Area
Ceiling	Emulsion Paint without False Ceiling
Counter	Marble, Granite, Vitrified Tile
Fittings & Fixtures	CP Fittings, Single Bowl Sink & Exhaust Fan

Toilet	
Floor	Anti-Skid Tiles 600mm by 600mm
Walls	600X1200 Tiles up to 2.1 mt & Emulsion Paint in the Balance Area
Ceiling	Emulsion Paint without False Ceiling

Counter	Marble, Granite, Vitrified Tile
Fittings & Fixtures	Single Lever CP Fittings, Health Faucet, Wash Basin & Wall Hang WC of Cera/Parryware

Balcony	
Floor	400 X 400 mm Ceramic Tiles
Walls	Exterior Paint

Doors	
Main Door	Laminate Finish Flush Door with, Lock Handle Door Closure
Internal Door	Laminate Finish Flush Door with Locks

External Glazing, Electrical Fixtures & Fittings	
Windows & Door	Aluminium Windows / Doors with Single Glass Without Mosquito Net
Switches	Modular Switches of Legrand / GM / Crabtree / Schneider

### Additional Features

1. AC Pipelines in all Bedrooms, and Living/Dining Room
2. 4 Point Remote Control Automation in Living Room

# THE STAR AMENITIES



Temple



Party Hall



Bio Pond



Cricket Net



Club House



Lawn Tennis Court



Badminton court



Mini Football Ground



EV Charging



Water Reservoir



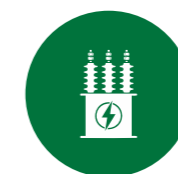
Ambulance on Call



Sewage Treatment Plant



Rain Water Harvesting



Electric Power Station



Power Backup for Common Area



5 Acres of Dedicated Landscape Area



Neoteric  
**EDEN GARDEN**  
live life amidst the greens

# FLOOR PLANS

## 2BHK FLOOR PLAN

INTRODUCING THE NEO DESIGN FRAMEWORK, A CULMINATION OF 41 YEARS OF EXPERTISE IN CREATING HOMES THAT RESONATE WITH NATURE, ENERGY & OPULENCE.



### NEO FRAMEWORK

**N**

Nature

Our homes are designed with nature at their core, featuring large balcony spaces that allow you to connect with the outdoors, revitalize your spirit, and enjoy a harmonious living experience.

**E**

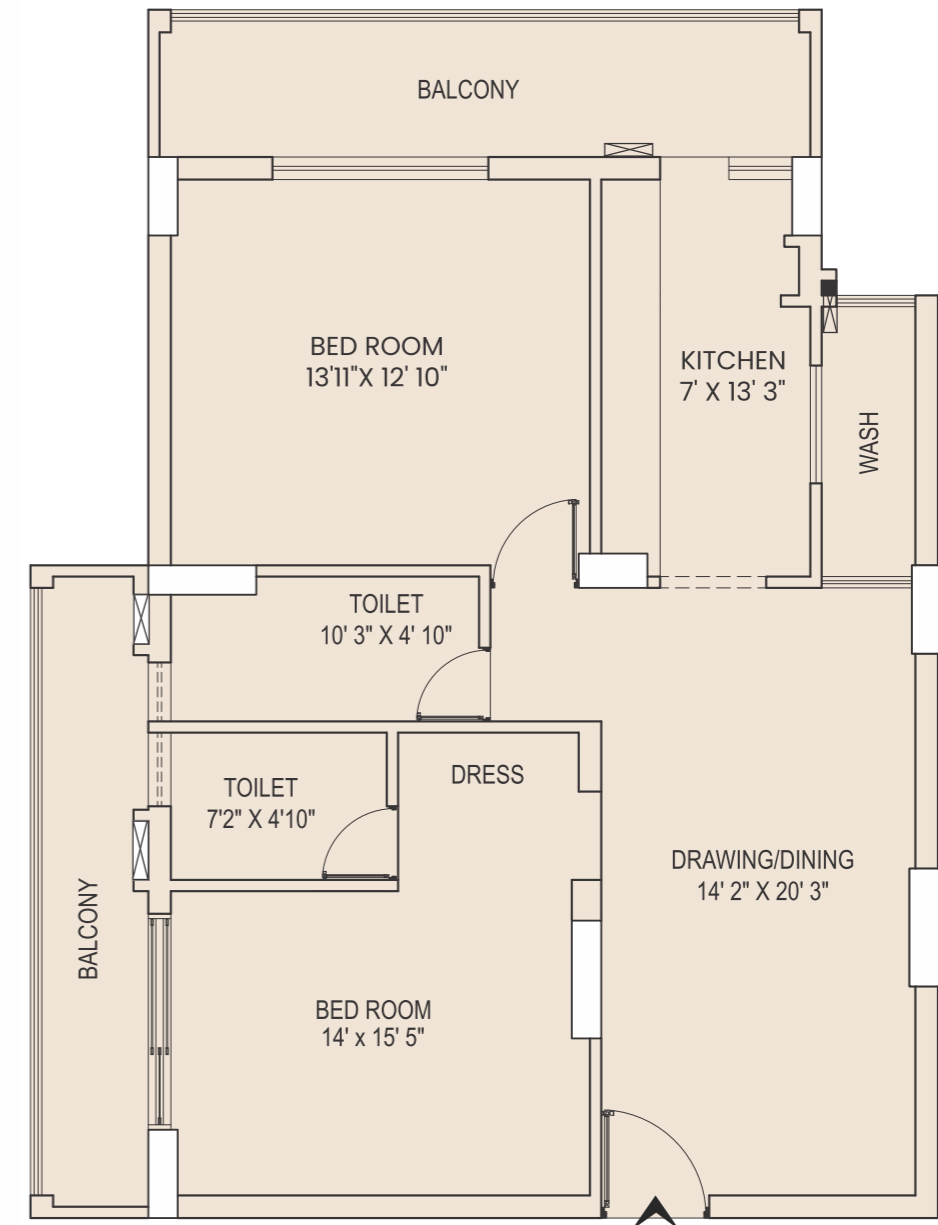
Energy

With optimal ventilation and abundant natural sunlight, our apartments minimize the need for artificial lighting, ensuring your home is bright, lively, and energy-efficient.

**O**

Opulence

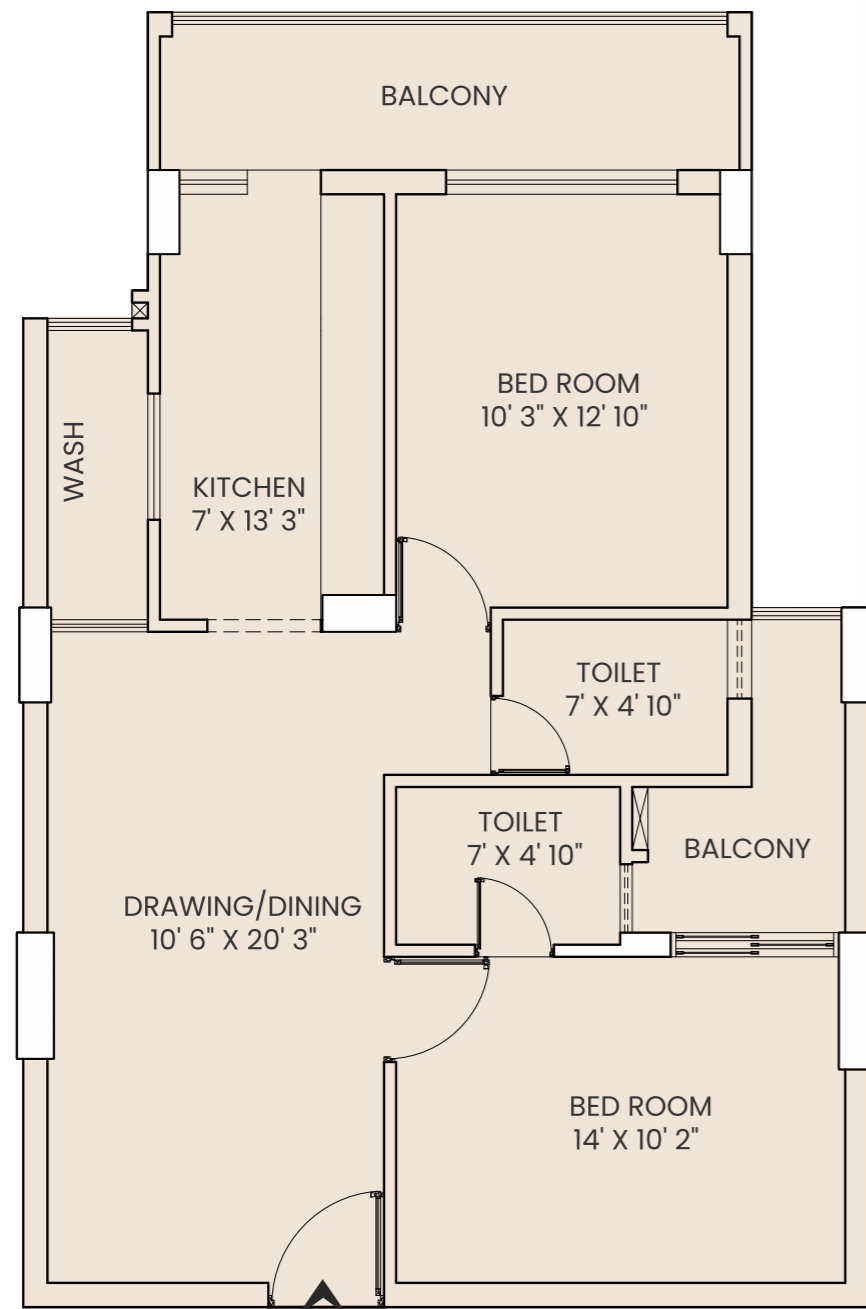
Every exterior and common area is meticulously designed to exude grandeur, offering a sense of opulence the moment you or your guests enter the project.



UNIT: 1  
C/R AREA: 800 SQ.FT.  
B/U AREA: 1110 SQ.FT.

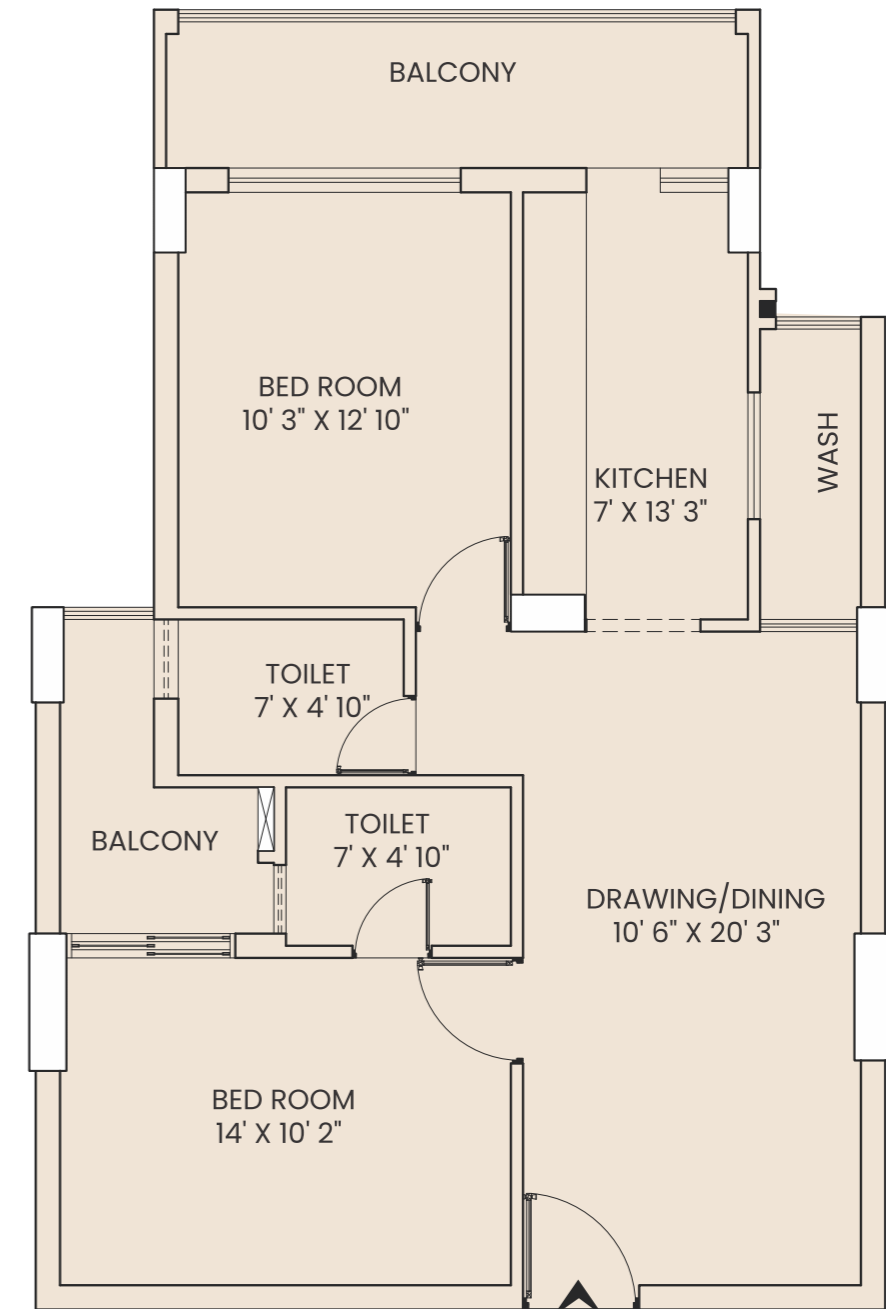


## 2BHK FLOOR PLAN



UNIT : 2,4,6,10  
C/R AREA: 695 SQ.FT.  
B/U AREA: 960 SQ.FT.

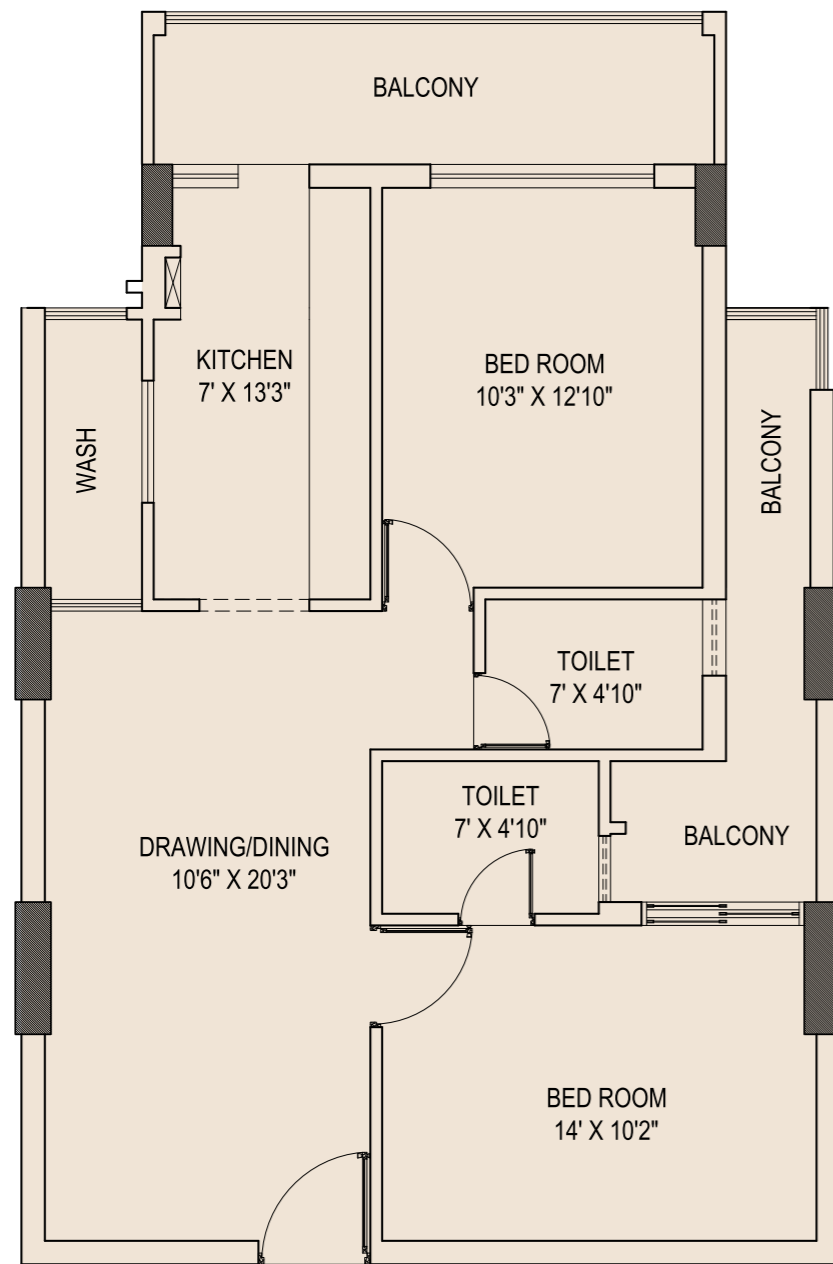
## 2BHK FLOOR PLAN



UNIT : 3,5,7  
C/R AREA: 695 SQ.FT.  
B/U AREA: 960 SQ.FT.

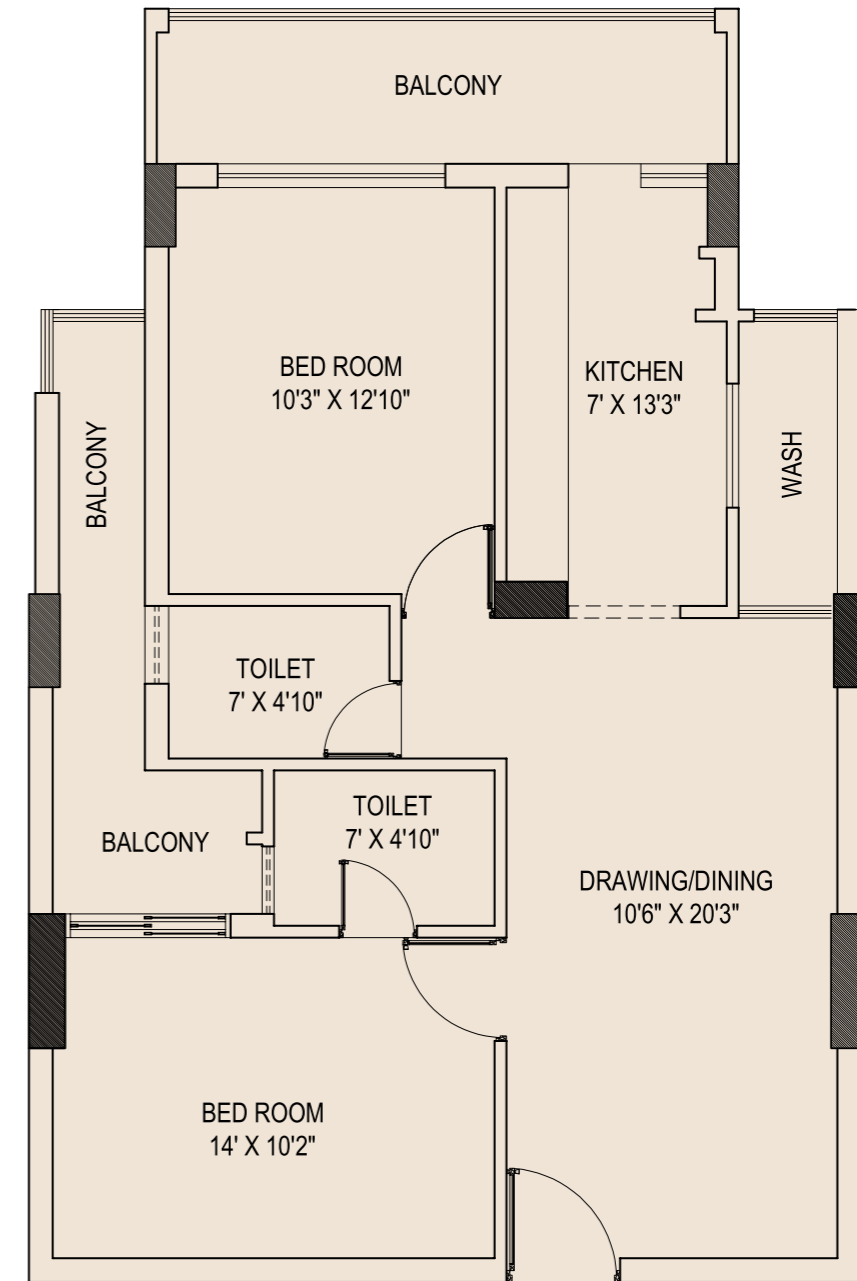


## 2BHK FLOOR PLAN



UNIT-8  
C/R AREA : 694 SQ.FT.  
B/U AREA : 1000 SQ.FT.

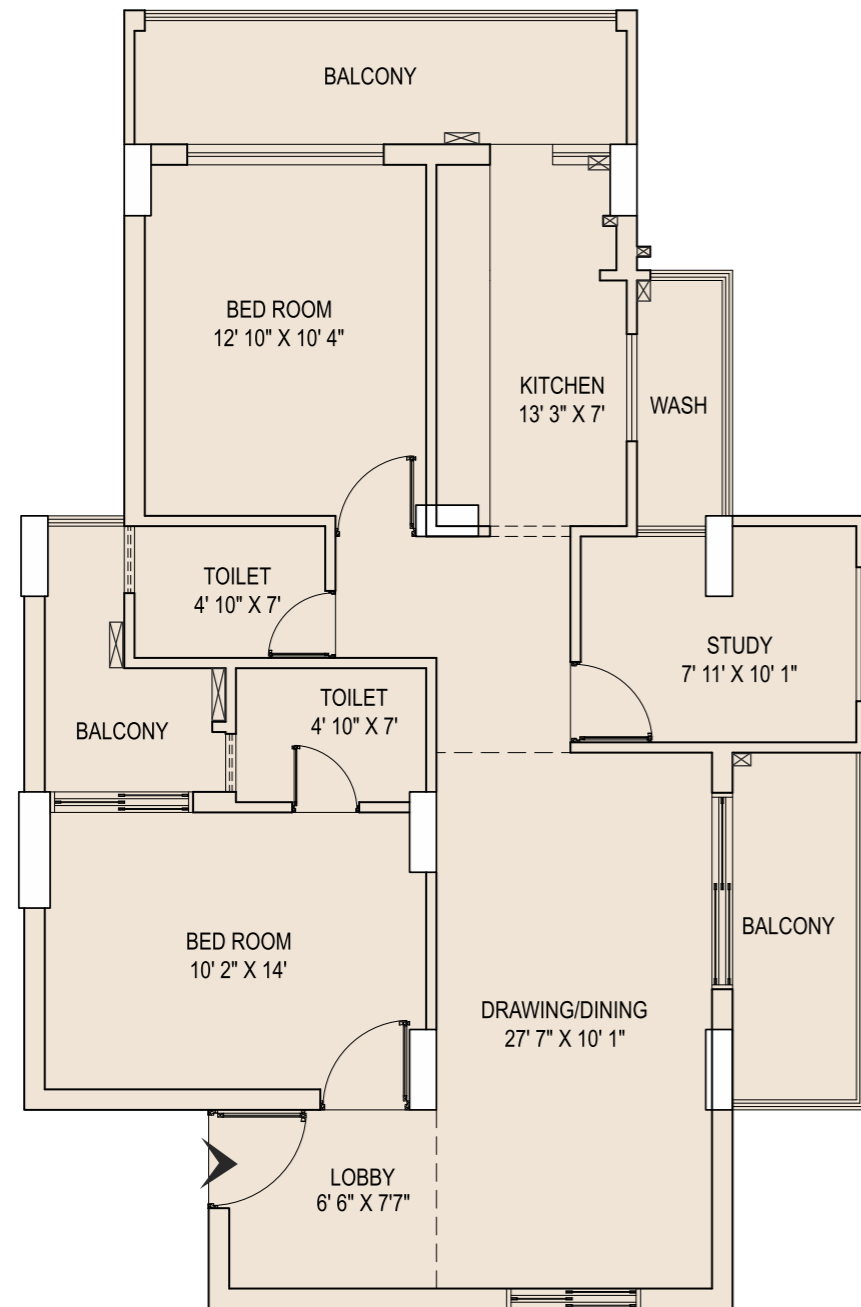
## 2BHK FLOOR PLAN



UNIT-9  
C/R AREA : 694 SQ.FT.  
B/U-AREA:1000 SQ.FT.

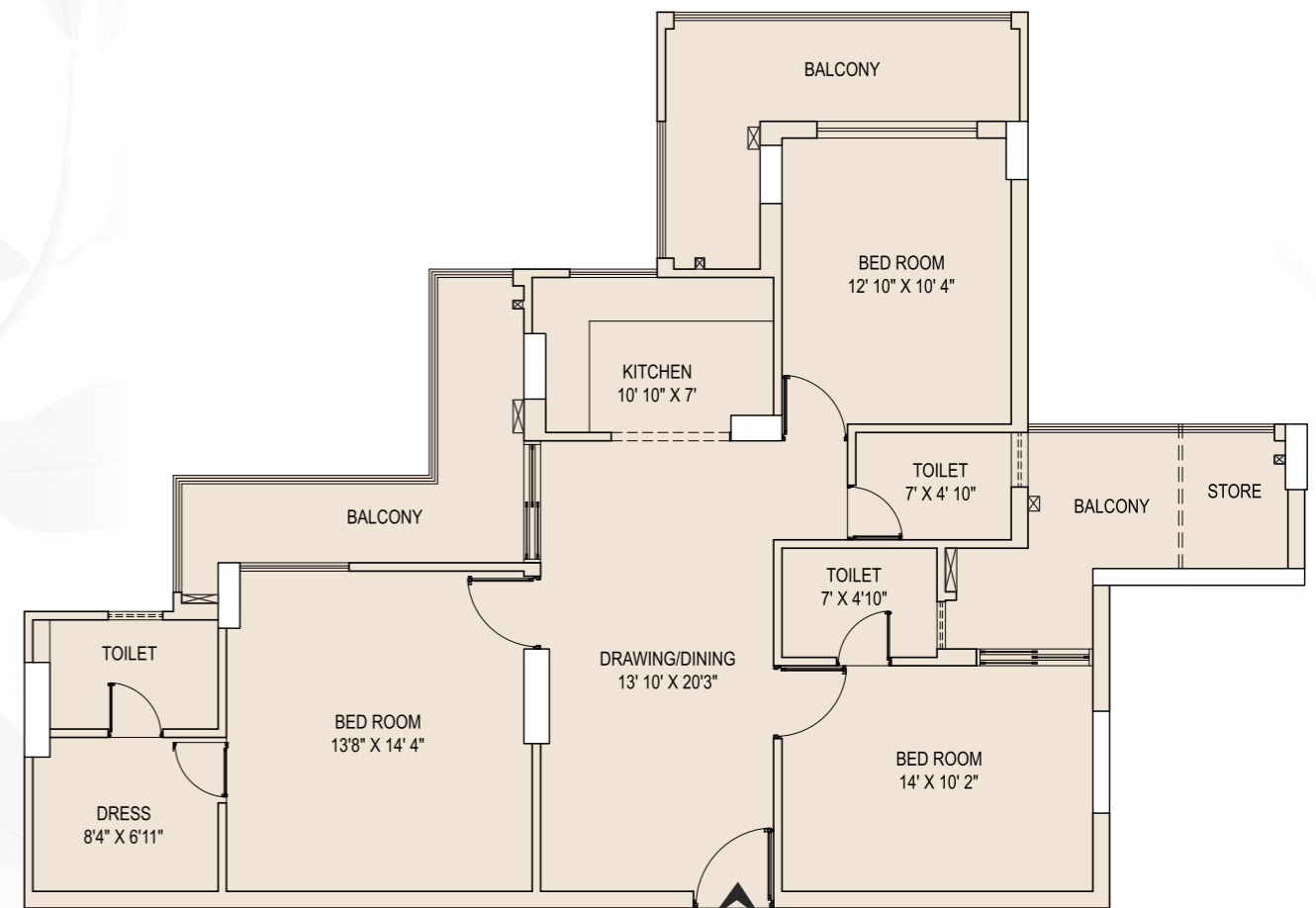


## 2BHK FLOOR PLAN



UNIT : 11  
C/R AREA: 855 SQ.FT.  
B/U AREA: 1200 SQ.FT.

## 3BHK FLOOR PLAN

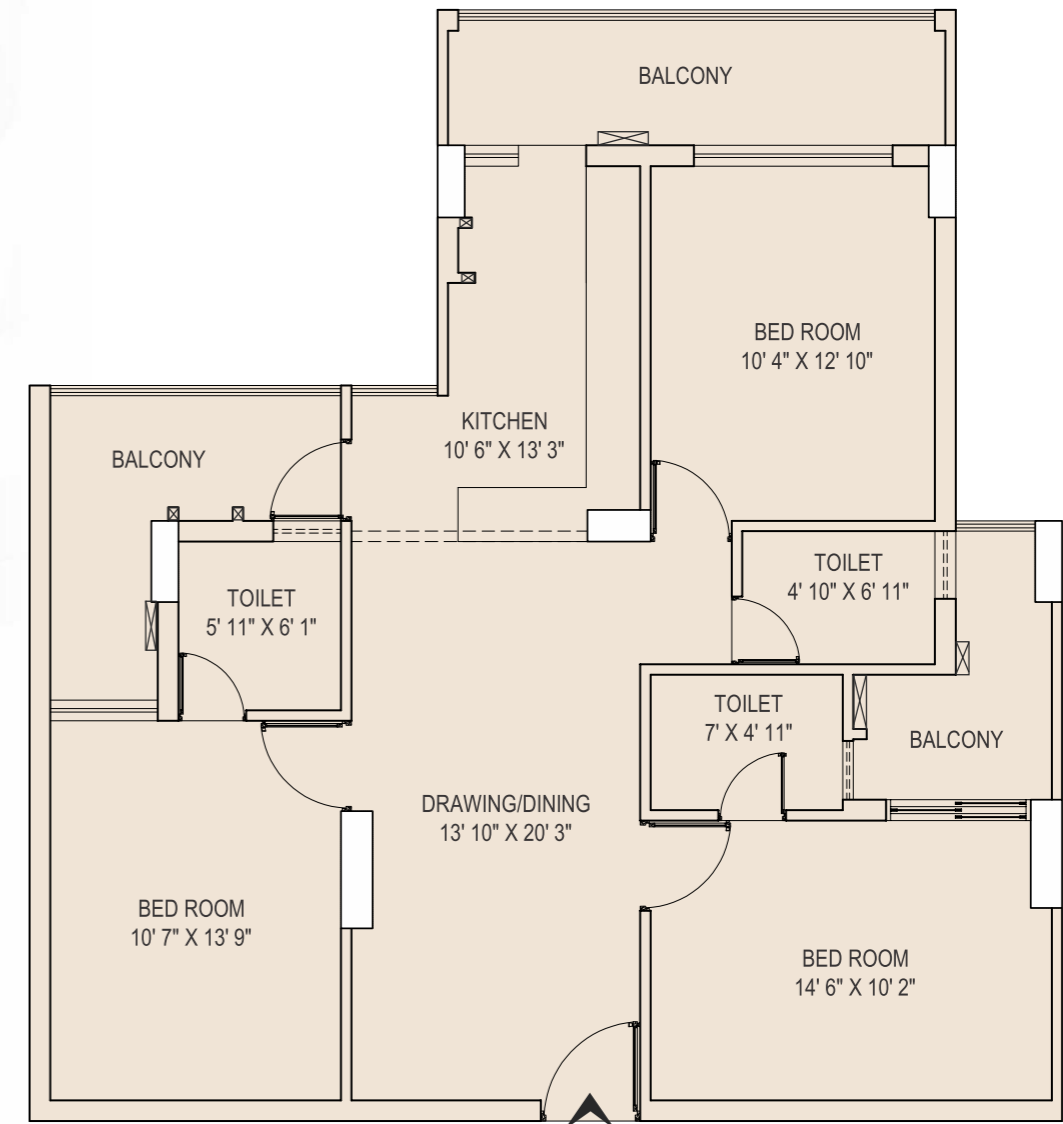
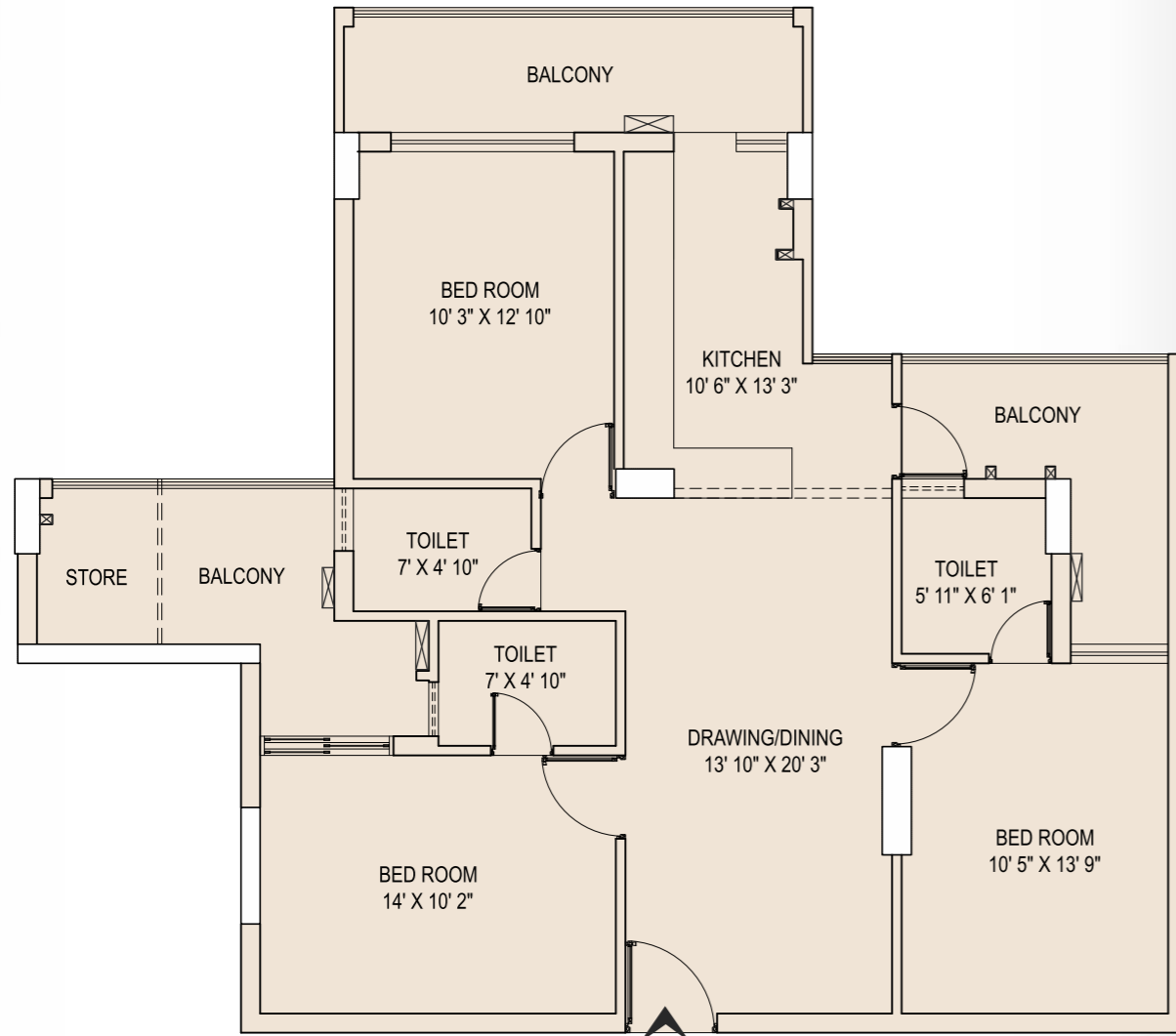


UNIT : 12  
C/R AREA: 985 SQ.FT.  
B/U AREA: 1425 SQ.FT.



### 3BHK FLOOR PLAN

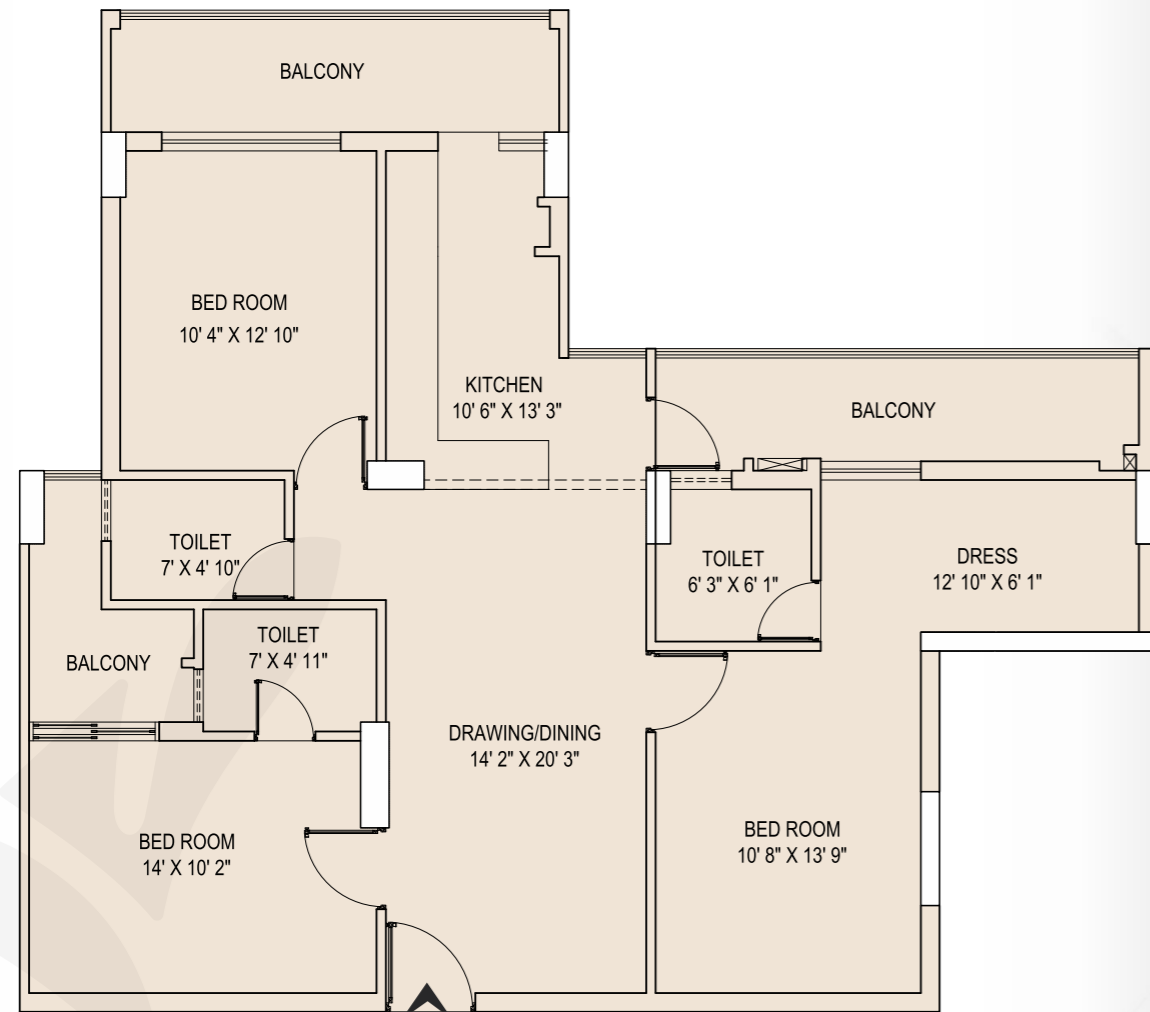
### 3BHK FLOOR PLAN



UNIT : 14  
C/R AREA: 910 SQ.FT.  
B/U AREA: 1280 SQ.FT.

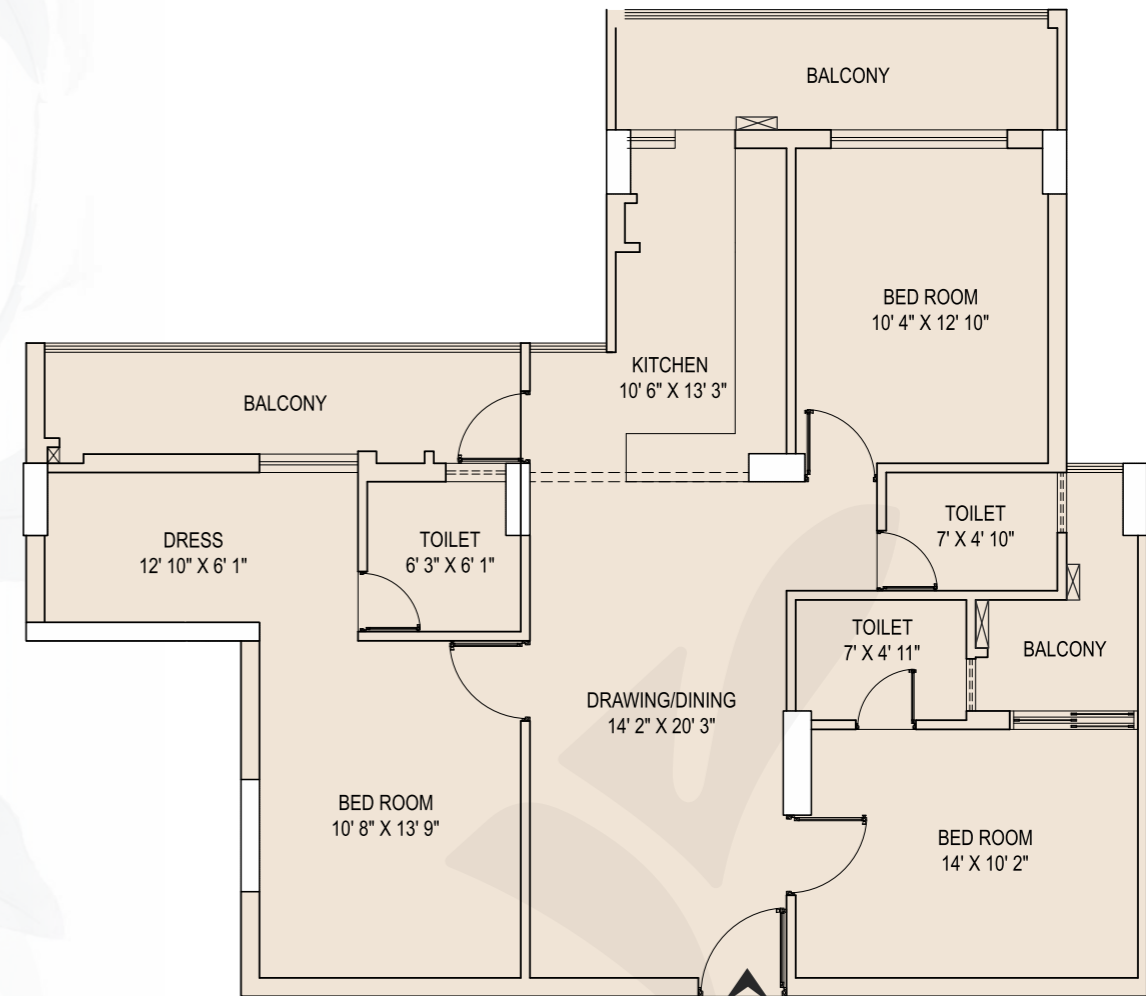
UNIT : 15  
C/R AREA: 910 SQ.FT.  
B/U AREA: 1235 SQ.FT.

# 3BHK FLOOR PLAN



UNIT : 16  
C/R AREA: 990 SQ.FT.  
B/U AREA: 1340 SQ.FT.

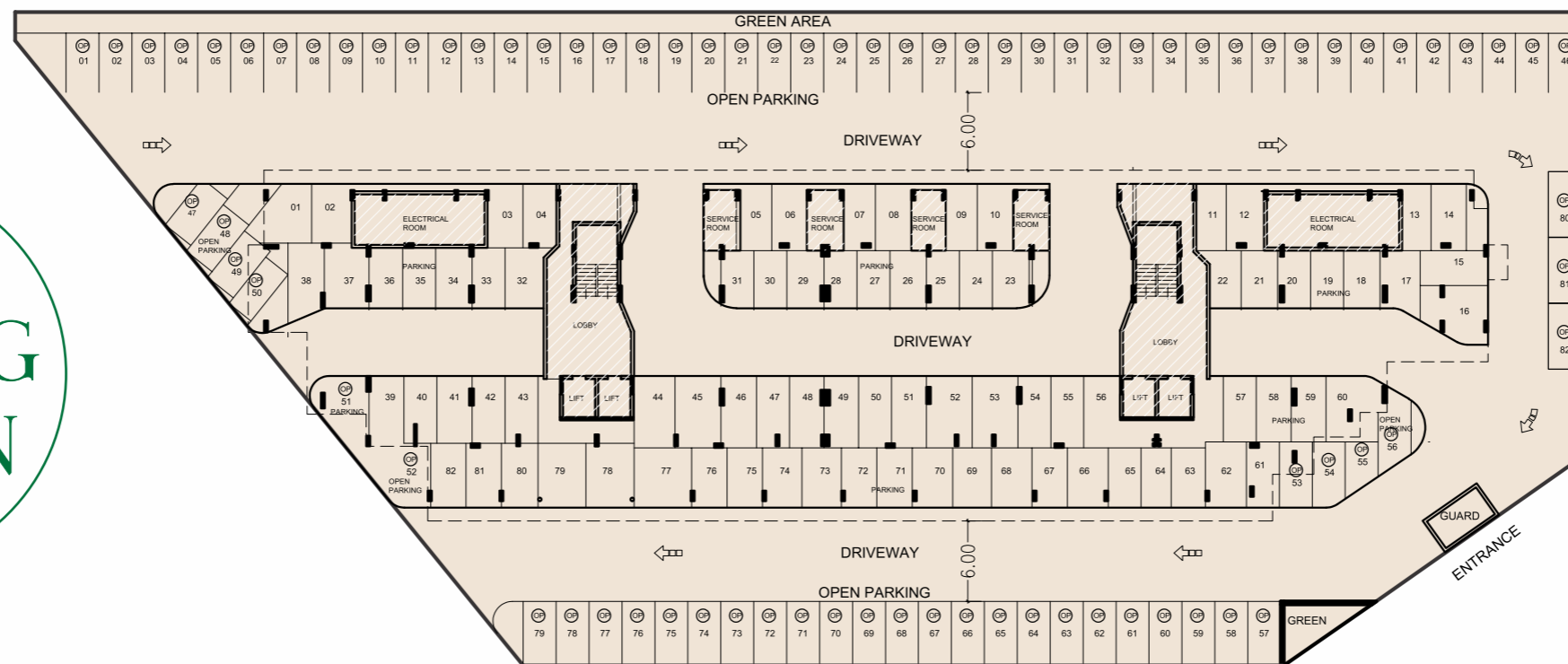
# 3BHK FLOOR PLAN



UNIT : 17  
C/R AREA: 990 SQ.FT.  
B/U AREA: 1340 SQ.FT.



THE  
MASTER  
LAYOUT



PARKING  
PLAN