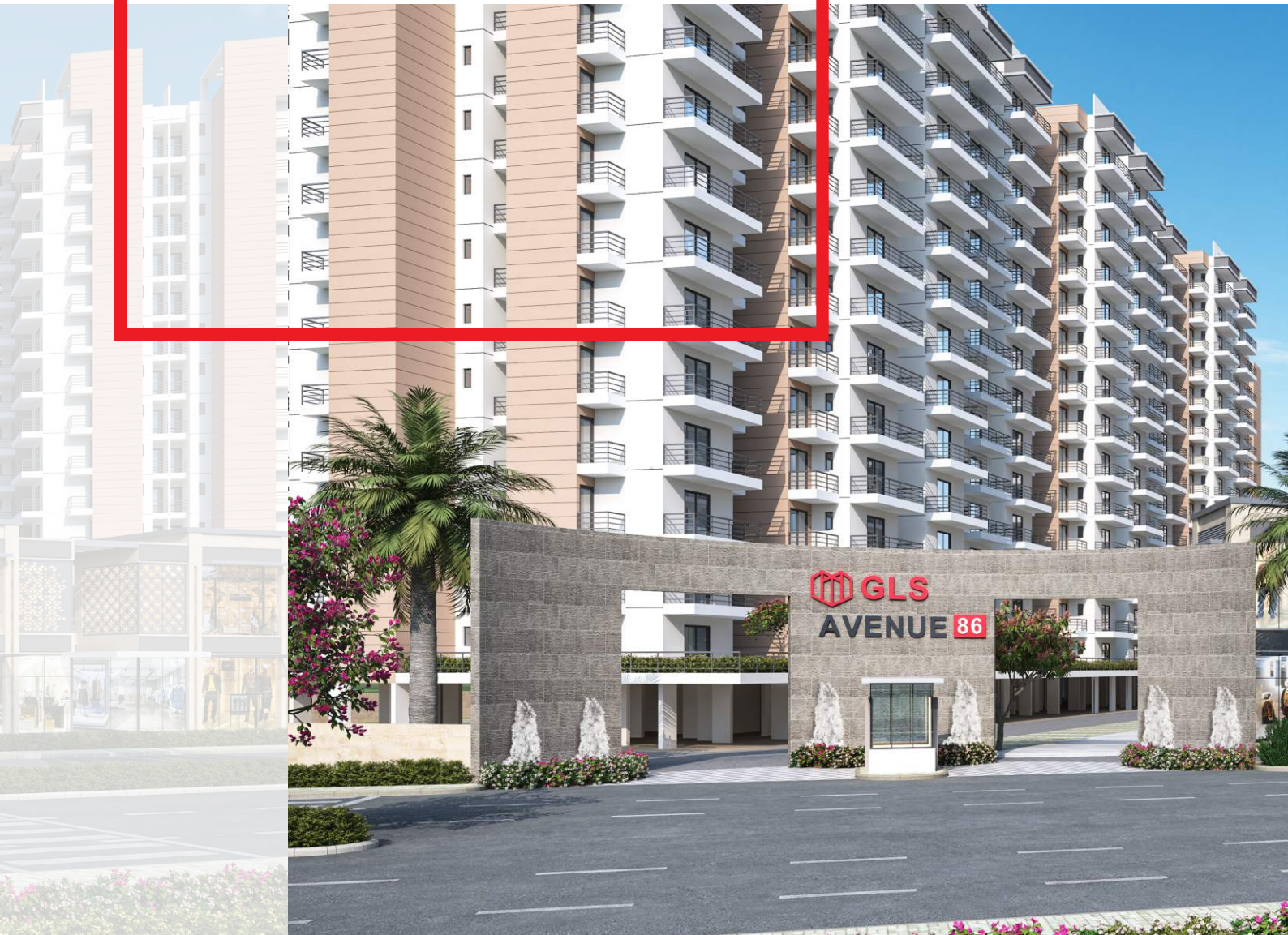


MORE SMILES.
MORE EASY.



 **GLS**
AVENUE 86

 www.glsinfra.in

A woman in a grey tank top and leggings stands with her arms outstretched, looking up at the sky. In the background is a large, modern apartment complex with many balconies. The scene is bright and sunny, with a warm glow. A red curved arrow points from the headline towards the descriptive text.

**MORE SMILES.
MORE OPENNESS.**

Set against the beautiful backdrop of sector 86, Gurugram, this project is the perfect amalgamation of comfort, convenience, cost effectiveness and ample open area. Introducing your lifestyle to More Space, and More Smiles.

MORE SMILES.
MORE PERFECTION.



Welcome to your Indian Green Building
Council certified, stress-free abode!



Indian Green Building Council
CERTIFIED PROJECT

MORE SMILES.
MORE MODISH.



MORE SMILES.
MORE COMFORT.



LOCAL
MARKET



24X7
SECURITY



COMMUNITY
CENTER



LIFT



CRECHE



GATED
ENTRY & EXIT



RAIN WATER
HARVESTING



PARKING

MORE SMILES.
MORE HAPPINESS.



3 BHK - TYPE 1P

TOWER - 1,2,3,6,7,8

FLOOR - 1ST FLOOR



CARPET AREA = 635.716 SQ. FT
BALCONY AREA = 796.636 SQ. FT
UNITS = 24
TOTAL PRICE** = ₹27,70,007

**Government Taxes Extra

 **GLS**
AVENUE 86

3 BHK - TYPE 1

TOWER - 1,2,3,6,7,8

FLOOR - 2ND—14TH FLOOR



CARPET AREA = 635.716 SQ.FT
BALCONY AREA = 147.143 SQ.FT
UNIT = 312
TOTAL PRICE** = ₹27,70,007

**Government Taxes Extra

 **GLS**
AVENUE 86

3 BHK - TYPE 2P

TOWER - 1,2,3,6,7,8

FLOOR - 1ST FLOOR



CARPET AREA = 642.174 SQ. FT
BALCONY AREA = 242.834 SQ. FT
UNITS = 24
TOTAL PRICE** = ₹27,97,131

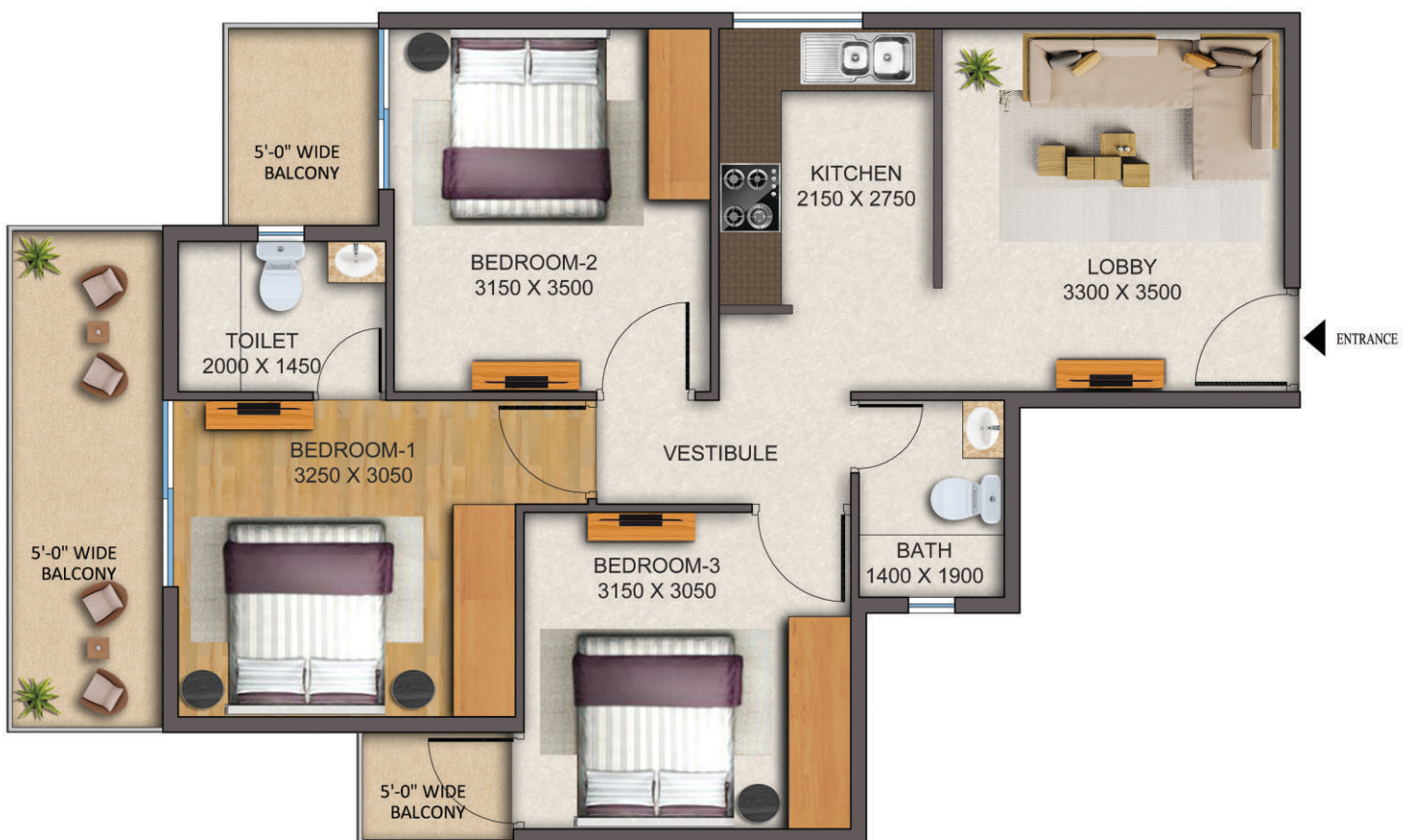
**Government Taxes Extra

 **GLS**
AVENUE 86

3 BHK - TYPE 2

TOWER - 1,2,3,6,7,8

FLOOR - 2ND—14TH FLOOR



CARPET AREA = 642.174 SQ. FT
BALCONY AREA = 127.767 SQ. FT
UNITS = 312
TOTAL PRICE** = ₹27,97,131

**Government Taxes Extra

 **GLS**
AVENUE 86

2 BHK - TYPE 3P

TOWER - 4,5

FLOOR - 1ST FLOOR



CARPET AREA = 463.494 SQ. FT
BALCONY AREA = 386.316 SQ. FT
UNITS = 6
TOTAL PRICE** = ₹20,46,675

**Government Taxes Extra

 **GLS**
AVENUE 86

2 BHK - TYPE 3

TOWER - 4,5

FLOOR - 2ND—14TH FLOOR



CARPET AREA = 463.494 SQ. FT
BALCONY AREA = 86.757 SQ. FT
UNITS = 78
TOTAL PRICE** = ₹20,33,432

**Government Taxes Extra

GLS
AVENUE 86

2 BHK - TYPE 3A

TOWER - 5

FLOOR - 2ND—14TH FLOOR



CARPET AREA = 463.494 SQ. FT
BALCONY AREA = 86.757 SQ. FT
UNITS = 26
TOTAL PRICE** = ₹20,33,432

**Government Taxes Extra

 **GLS**
AVENUE 86

2 BHK - TYPE 4P

TOWER - 4

FLOOR - 1ST FLOOR



CARPET AREA = 450.900 SQ. FT
BALCONY AREA = 261.886 SQ. FT
UNITS = 4
TOTAL PRICE** = ₹19,93,780

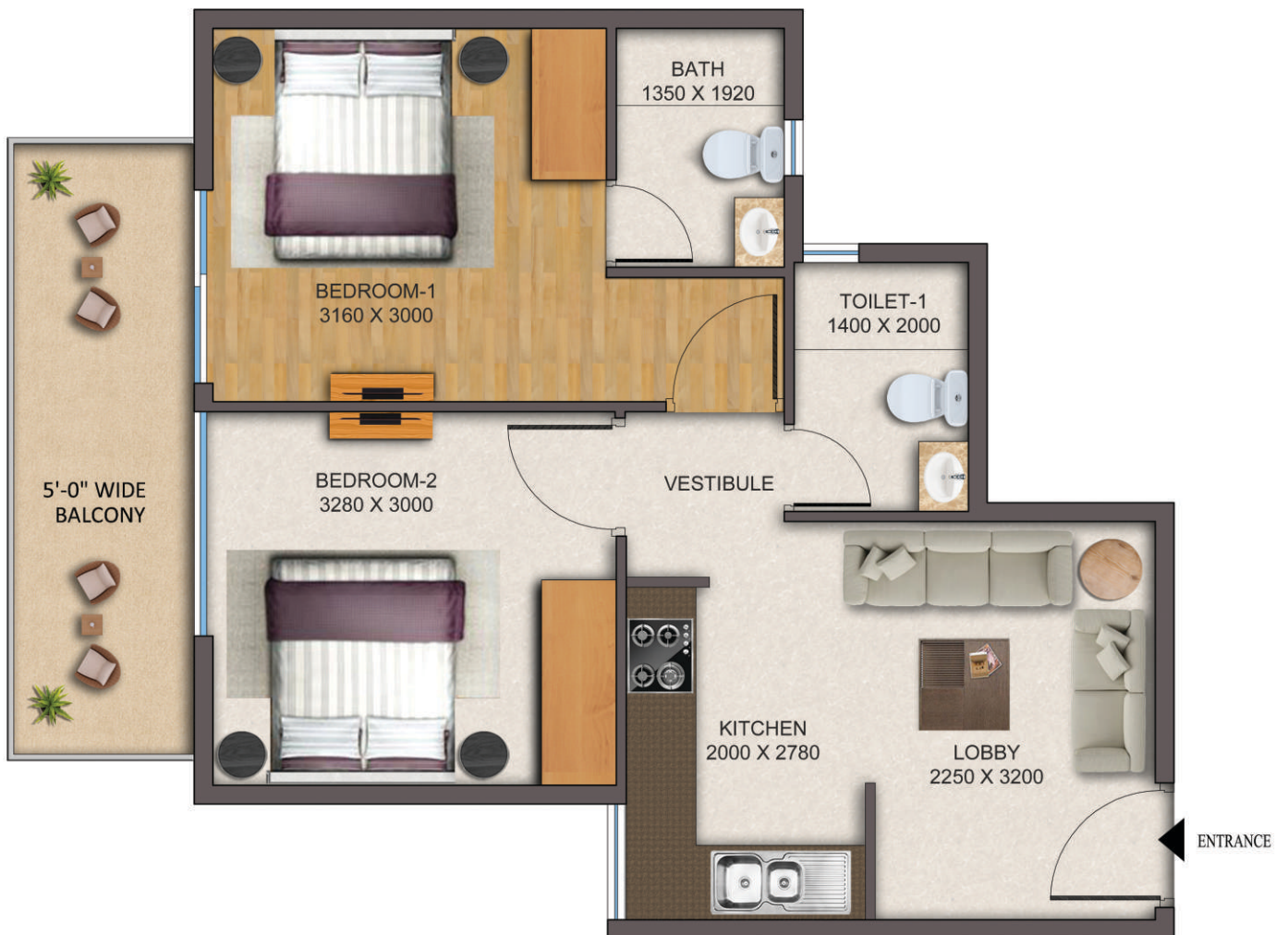
**Government Taxes Extra

GLS
AVENUE 86

2 BHK - TYPE 4

TOWER - 4

FLOOR - 2ND—14TH FLOOR



CARPET AREA = 450.900 SQ. FT
BALCONY AREA = 80.729 SQ. FT
UNITS = 52
TOTAL PRICE** = ₹19,74,509

**Government Taxes Extra

GLS
AVENUE 86

2 BHK - TYPE 5P

TOWER - 5

FLOOR - 1ST FLOOR



CARPET AREA = 448.316 SQ. FT
BALCONY AREA = 159.090 SQ. FT
UNITS = 6
TOTAL PRICE** = ₹19,82,927

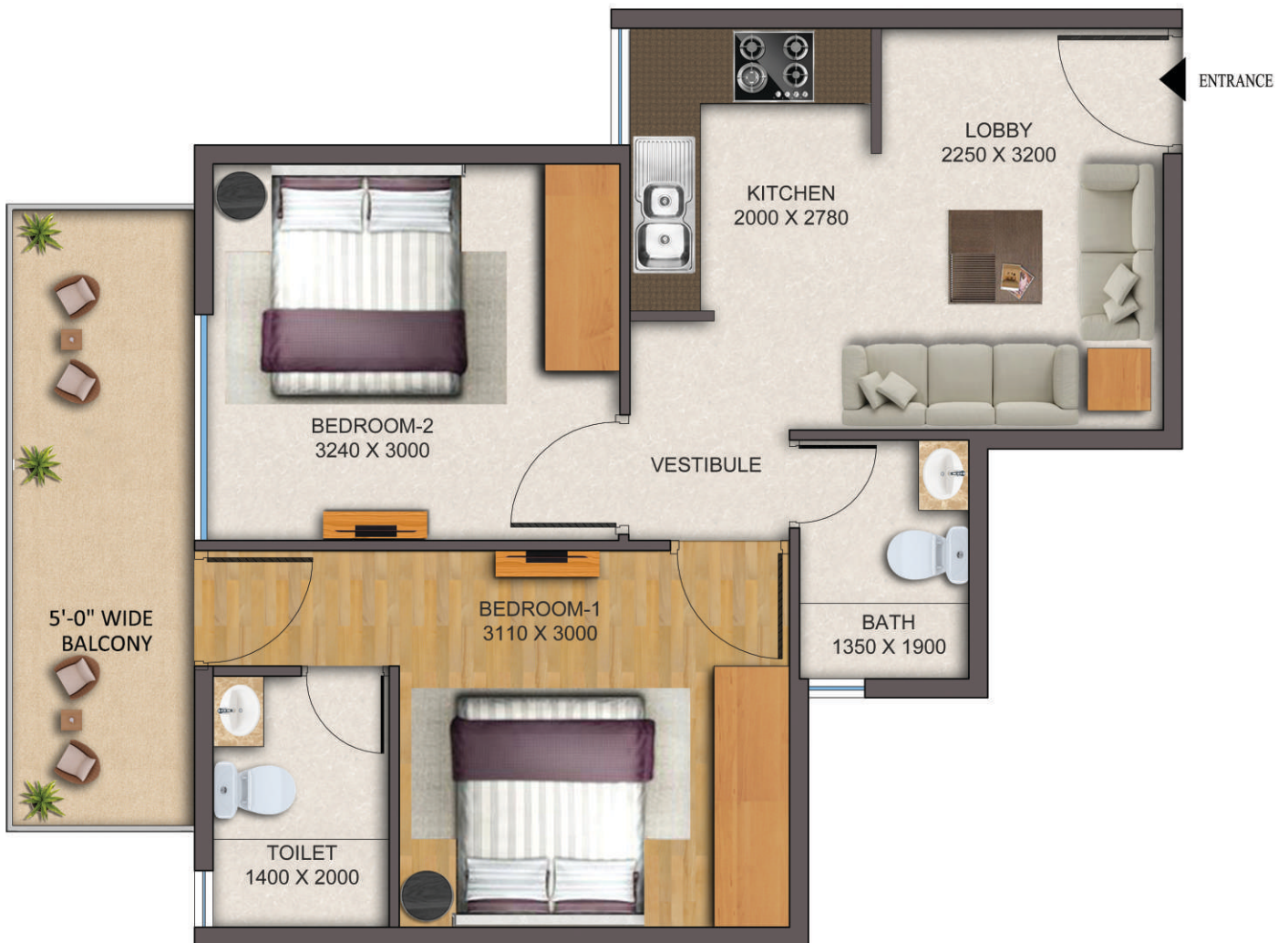
**Government Taxes Extra

 **GLS**
AVENUE 86

2 BHK - TYPE 5

TOWER - 5

FLOOR - 2ND—14TH FLOOR



CARPET AREA = 448.316 SQ. FT
BALCONY AREA = 80.729 SQ. FT
UNITS = 78
TOTAL PRICE** = ₹19,63,656

**Government Taxes Extra

 **GLS**
AVENUE 86

2 BHK - TYPE 6P

TOWER - 5

FLOOR - 1ST FLOOR



CARPET AREA = 463.494 SQ. FT
BALCONY AREA = 386.316 SQ. FT
UNITS = 2
TOTAL PRICE** = ₹20,46,675

**Government Taxes Extra

 **GLS**
AVENUE 86



TENTATIVE SPECIFICATIONS

Living / Dining Flooring	:	Tiles
Bedrooms Flooring	:	Tiles
Wall Finish	:	Oil bound distemper
Toilets Wall Finish	:	Upto 5 feet tiles and Oil bound distemper in other area
Flooring	:	Tiles
Kitchen Flooring & Dado	:	Tiles
Platform	:	Marble/Granite
Wall Finish	:	Tiles upto 2 feet high above the counter & Oil bound distemper in balance area
Others	:	Single bowl stainless sink with drain board
Balcony Flooring	:	Anti Skid Tiles
Railing	:	M.S Steel
Ceiling	:	Oil bound distemper
Window/External Door	:	UPVC/Aluminum or equivalent
Main Door	:	Painted hardwood frame with flush door
Internal Door	:	Painted hardwood frame with flush door
Chinaware	:	Parryware or Equivalent
C. P. Fittings	:	Modern and elegant
Electrical	:	Use of ISI marked products for wirings, switches and circuits
Security	:	Gated Complex

MORE SMILES.
MORE AFFORDABILITY.



PAYMENT PLAN

Time of Payment	Percentage
At the time of Application	5%
At the time of Allotment	20%
On Completion of Substructure	12.5%
On Completion of 20% of Superstructure	12.5%
On Completion of 40% of Superstructure	12.5%
On Completion of 60% of Superstructure	12.5%
On Completion of 100% of Superstructure	12.5%
On Completion of MEP	7.5%
On Offer of Possession	5%

ELIGIBILITY CRITERIA

Any person can apply, however, the PMAY beneficiaries, which include their spouse or depended children, identified by the Urban Local Bodies Department, Haryana under “Pradhan Mantri Aawas Yojna-Housing for All” programme shall be granted preference in allotment. First priority shall be given to the identified beneficiaries of the said town followed by other PMAY beneficiaries of the State of Haryana. Thereafter, for the remaining flats, persons which include their spouse or dependent children who do not own any flat/plot in any HUDA developed colony/sector or any licenced colony in any of the Urban areas in Haryana, UT of Chandigarh and NCT Delhi shall be given next preference in allotment of flats. An applicant in a specific colony shall make only one application. Any successful applicant under this policy shall not be eligible for allotment of any other flat under this policy in any other colony. In case he/she is successful in more than one colony, he/she will have choice to retain only one flat. All such applicants shall submit an affidavit to this effect”.

**MORE SMILES.
MORE CONNECTIVITY.**



MAP NOT TO SCALE

KEY DISTANCES

- | | | |
|------------------------------------|----------------------------------|---------------------|
| 35 minutes drive to IGI Airport | 9 minutes from IMT Manesar | Hospital |
| 4 minutes from upcoming metro line | 10 minutes from Rajiv Chowk | School/ Play School |
| 2 minutes drive from NH 8 | 3 minutes from Dwarka Expressway | Hotels |
| 15 minutes from DLF Cyber City | | |

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MORE THAN 2500 FAMILIES



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AHEAD OF TIME



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(Avenue 51)



DELIVERED 6 MONTHS
AHEAD OF SCHEDULE



GLS
arawali homes 2



AHEAD OF
SCHEDULE



GLS
south avenue



AHEAD OF
SCHEDULE



GLS
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AHEAD OF
SCHEDULE



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JMD Pacific Square, Sector 15, Part II,
Gurugram, Haryana - 122001

CIN : U70102HR2013PTC051335

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