



THE WELKIN HEIGHTS

Beyond The Limit





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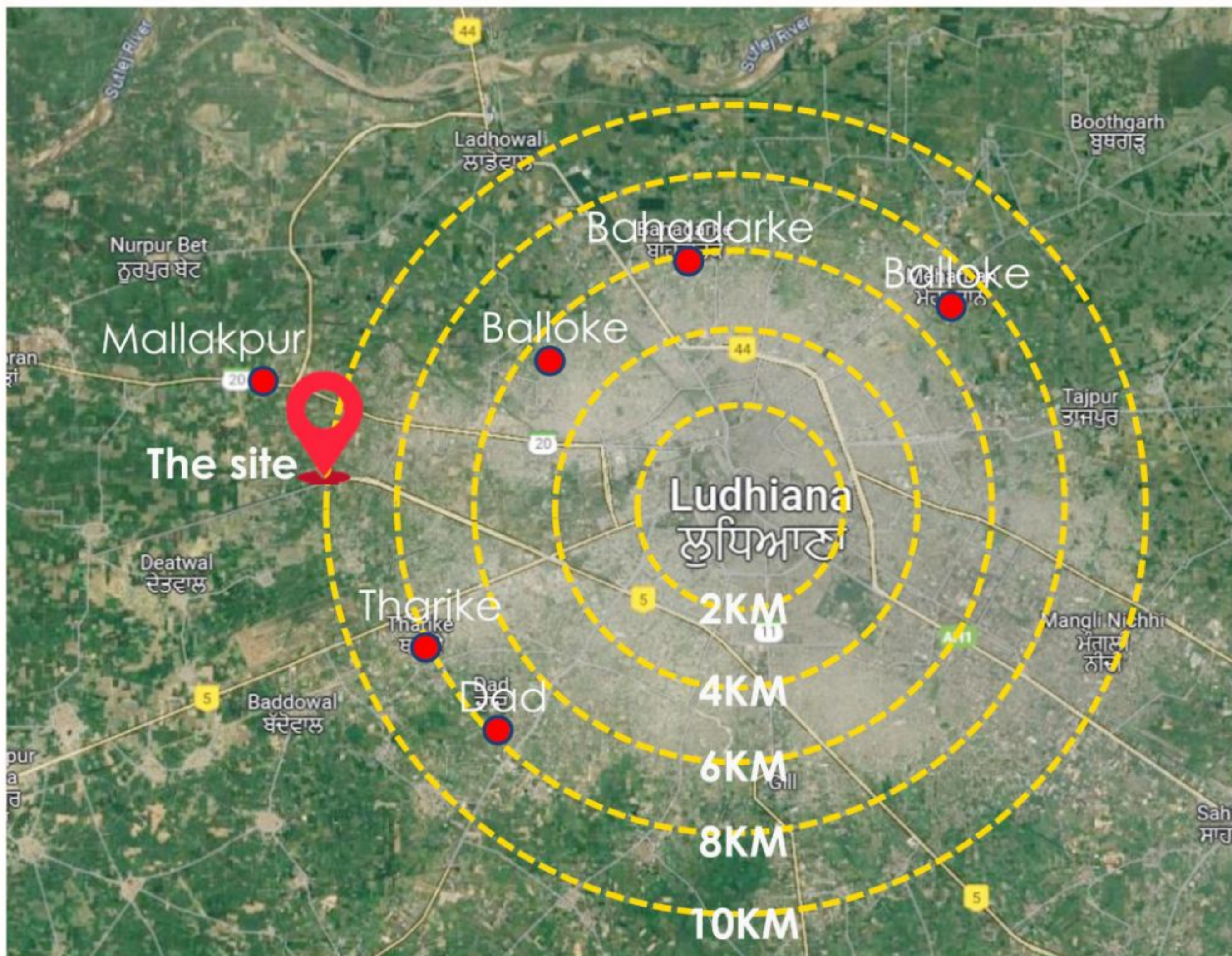
MAKING EACH MINUTE COUNT

The age we live in demands much more than our capabilities. It asks for time, passion and boundless energy. The aspiring millennials are out there, to stop at nothing and to make each minute worth it. Time is a luxury and must be saved to savour the experiences that make up who we are. Moreover, metro living has become a chaotic melange of tedious commuting, parking woes and traffic jams where fun needs some serious planning.



Which is why Welkin is ready to give the modern lifestyle a makeover, with Welkin , the most upbeat version of an urban experience. We present the acme of availability and access, so that everything you need and love is just a minute's walk from your home. Live spontaneously and cherish moments of togetherness with friends and family, without ever having to plan for it.

We bring to you the 1 minute World, where desires will never have to wait again.



THE DOWNTOWN IS READY, FOR THE 1 MINUTE REVOLUTION

Welcome to the welkin heights , our exciting new residential project designed to elevate your living experience to new heights!

Located in a prime location ladhowal byepass south city with stunning views,
The Welkin offers a blend of modern architecture, luxurious amenities, and a vibrant community atmosphere

A MARVEL CURATED BY THE BEST

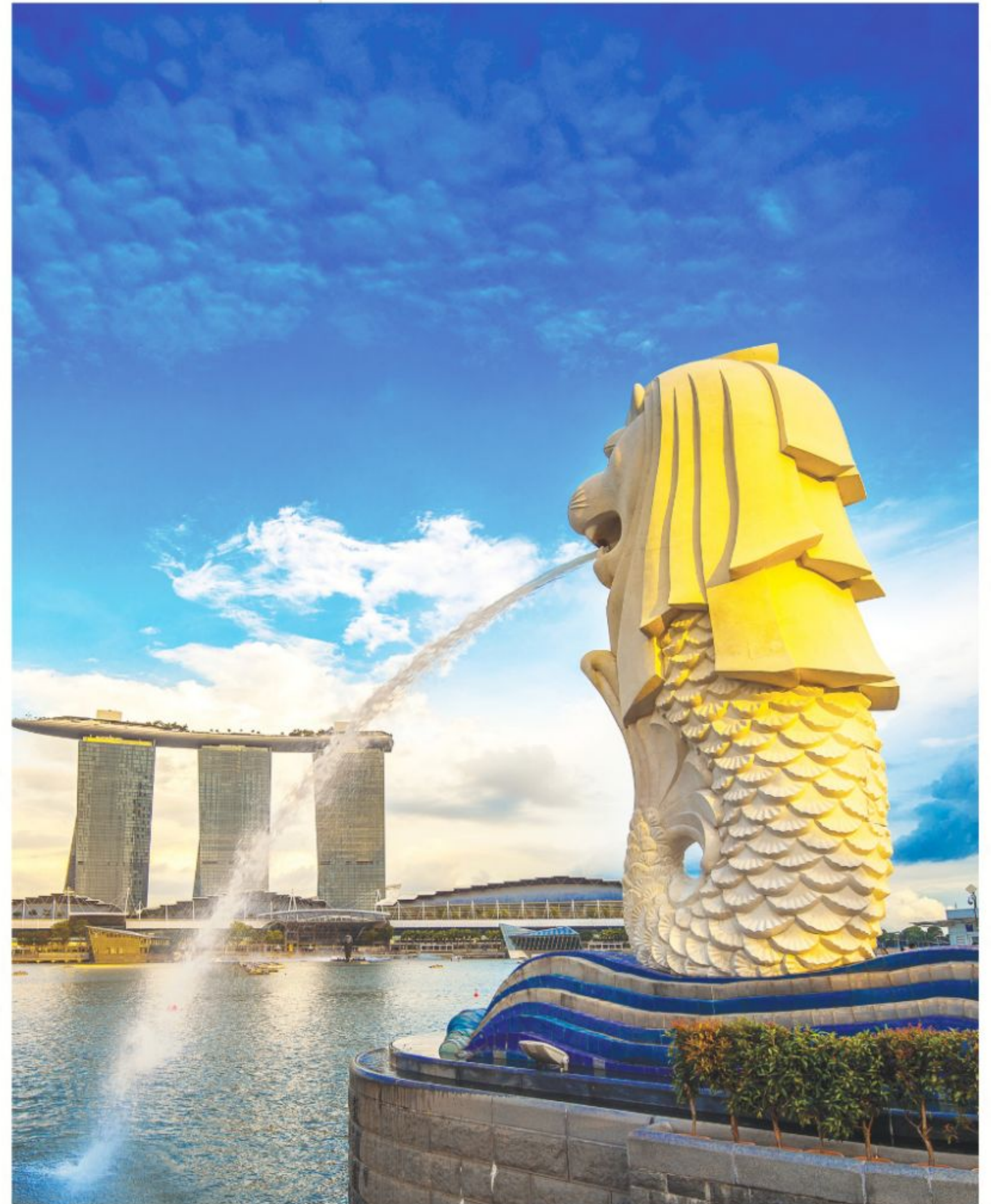
'When Welkin envisioned a pathbreaking modern way of living, we got on board the masters and thus brought to life.

A New Standard in Urban Living

Designed by the visionary behind *Singapore's* renowned *Changi Airport, Surbana Jurong*, Welkin Heights is set to redefine luxury living. This innovative residential development blends modern architecture with lush green spaces, creating a serene oasis in the heart of the city.

Experience a lifestyle where cutting-edge design meets sustainability. With smart home features and community-focused amenities, Welkin Heights offers an unparalleled living experience, ensuring comfort and connectivity for all residents.

Join us in shaping the future of urban living at Welkin Heights, where every detail is crafted for a vibrant, harmonious lifestyle.



LIVE YOUR DESIRES IN 1 MINUTE

Do you live life weekend to weekend? Are your weekends always too full, leaving you less time to enjoy with your loved ones? The young achievers look forward to unwinding during the weekend, they however end up being more drained with hectic traveling, all the planning and pollution.

Never wait again because we make possible a lifestyle of über convenience with everything as close as a minute from you. Welkin presents a unique mix of residential and retail offerings, so that the best of the world, is just a walk from your doorstep.



THE WELKIN HEIGHTS *Beyond The Limit*



HIGH STREET RETAIL
FOR AN INTERNATIONAL
SHOPPING EXPERIENCE



RELISH WHAT
YOU CRAVE,
RIGHT AWAY



ENJOY A PREMIUM CINEMATIC
EXPERIENCE,
RIGHT AROUND THE CORNER

CONJURING THE 1 MINUTE CHARM AT THE WELKIN

Welkin is one of the elements of an ultra-urban ecosystem. Here, we offer a well-integrated mix of residential and retail developments, as a complete lifestyle package. The world of your desires comes alive letting you experience life to the fullest, with unparalleled convenience planned around your abode, so that you would never have to think twice to do what you love most.

Nestled in Ladhawal Bypass, South City. Welkin Heights offers stunning views and modern architecture, complemented by luxurious amenities and a vibrant community.

Key Nearby Locations:

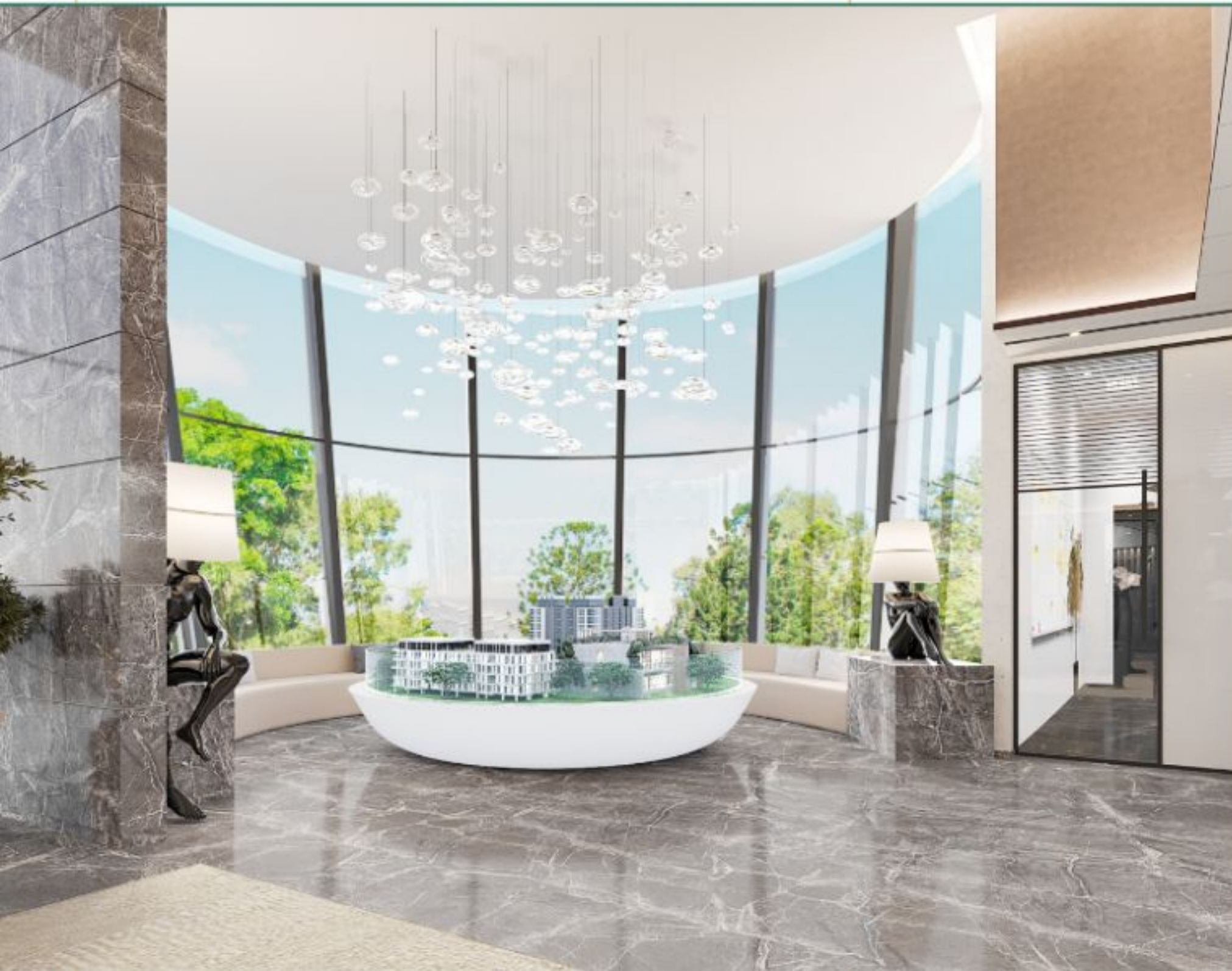
- Sunview Market: 3 min
- Golf Link: 5 min
- DMC Hospital: 10 min
- CM Valley: 1 min
- ISKCON Temple: 8 min
- Shree Ram Global School: 2 min



THE WELKIN HEIGHTS *Beyond The Limit*



THE PERFECT PRELUDE TO THE 1 MINUTE LIFESTYLE



Walk through air-conditioned, grand double height lobbies at the ground level to 3-4-5 BHK iconic apartments that represent an urbane sophistication. The interiors existing an aura of elegance and comfort, have been designed to make each day of your life delightful.

PERSONALIZE YOUR SPACE IN YOUR STYLE



Deck up your special space, which has been planned to suit your needs and turn it into your personal haven.

The living area of a home speaks volumes about the residents and provides an opportunity to showcase your personality.



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ELEVATE TO THE REALM OF RETREAT IN 1 MINUTE

Welkin offers a holistic way of being, with a host of international standard amenities right where you are, so you never have to look far to embrace a healthier you. The demands of modern living eventually takes a toll on your well-being, which is why, we bring for you a console of a complete lifestyle that you can access within a minute, in order to keep up your spirits and give it your best shot.



THE WELKIN HEIGHTS *Beyond The Limit*



1 MINUTE TO A SPIRITED WAY OF BEING

The leisure you desire is yours to experience at the podium level clubhouse, replete with avenues for fun and recreation.



THE CLUBHOUSE A LIFE OF VITALITY, LAUGHTER AND JOY



Relax over a drink or let the adrenaline kick in, now the way you desire to spend those precious hours, be there in a minute.

THE LOUNGE MAKE A TOAST TO THE 1 MINUTE LIFE



Let the good times roll, when you want them to. Adjacent to the pool is a plush lounge with the perfect ambience to receive company or to catch up with friends.

EXPERIENCE IT TO BELIEVE IT, 1 MINUTE IS ALL IT TAKES

Welkin Skycity rises as an acme of Ludhiana's insatiable spirit, with every modern comfort, so seamlessly woven into your lifestyle that it will never take more than a minute, to do what you love.



RUN AMIDST THE CLOUDS

A delight for fitness aficionado, where the vast open skies and an enthralling view inspire you to give a little more everyday, to a healthier way of life. Enjoy running in the fresh air or go for an evening stroll, within the comfort of your privacy. Now, you only need to rise in order to revitalise.

POOL DECK AN OASIS OF SERENITY AND INDULGENCE

Unwinding gets simpler than ever, with the leisure of taking your own sweet time. Step on to the deck by the poolside, hidden by a canopy of greens and enjoy fine-dining.

AWAKENING A HEALTHIER LIFE IN 1 MINUTE

A glorious view with unperturbed tranquility as a backdrop, Welkin has been designed to enable a life of health and vigour. Catering to a range of interests, so that you could pep up your day with a perfect start.



A spacious hall designed to play host to a different genre of fitness. Aerobics, pilates or zumba, you could dive right away into a space with a lively and vibrant ambience.



A SERENE MIND AND A HEALTHY BODY

A space set apart, to help you attain a balanced state of well-being, in a minute.

FACILITATING THE FLAWLESS, FOR 1 MINUTE WONDER

The development has been thoughtfully laid out, to enable swift movements with minimal hassles, so that you can be where you want to be, within a minute. An impeccable plan to ensure a smooth and secure life at Welkin .



THE WELKIN HEIGHTS

Beyond The Limit



Welkin has strategically designated drop-off points to let you arrive and leave in style. A beautifully landscaped area awaits you as you enter the premises.

A HAVEN FOR A PEACEFUL MIND



A place where your children can roam around freely, and you can maintain your peace of mind. Thanks to the intelligent design of the project, seamless connectivity and 24X7 security, your children will not get lost and will always find their way back home.



SEAMLESS CONNECTIVITY

From here to there in a moment, an opulent lobby with high speed elevators to transport you before you know it.

Iconic sky bridges to walk through, from one part of the 1 minute world to another.

ROUND THE CLOCK SECURITY

Top-notch vigilance and security services for the assurance of round the clock security. With CCTV surveillance watching out for you, you would be able to let your mind be at ease.



FOUNDERS

WHO MADE POSSIBLE
THE 1 MINUTE LIFESTYLE



Meadows Buildsys LLP is a seasoned player in the real estate industry, dedicated to delivering high-quality, ultra-luxurious projects. With extensive experience, the firm focuses on excellence and innovation in every aspect of its developments, ensuring that each project meets the highest standards of luxury and comfort.

PROJECT SPECIFICATIONS



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LIVING ROOM & COMMON AREAS

- Walls: Premium Plastic Paint
- Floor: Italian Marble

BED ROOMS

- Walls: Premium Plastic Paint
- Floor: Laminated wood Flooring/Marble
- Size Large Tiles

TOILETS

- Floor: Anti-Skid Premium Vitrified tiles
- Walls: 2'x4' Premium Vitrified
- Tiles up to Ceiling Height

CP FITTING & CHINAWARE

- Grohe/ American Standard/ Equivalent)
- Fixture: Vanity with Mirror & Shower Cabin

DOORS & WINDOWS

- Entrance Door: 8x4' Veneered Flush Door (B.W.P)
- Internal Doors: 7.5'x4' Veneered Flush Door (B.W.P)
- Windows: Aluminium/ PVC with Steel mesh Door

ELECTRICALS

- Air Conditioning: (O General /Daikin)
- Fans in all Bedrooms & Common Area
- Telephone/ Data:
- Telephone Cable/ Internet Wire Switches

SECURITY

- Keyless Entry for Entrance Door,
- Video Door Phone
- Fire Alarm: Fire Alarm in all rooms, Living room & Common Area in each flat.

CEILING

- False CEILING with LED lights

COMPREHENSIVE 7-LEVEL SECURITY SYSTEM

Ensuring the safety and security of our residents is our top priority at Welkin. We are committed to providing you with complete peace of mind and securing your lifestyle through our stringent 7-level security system. Your well-being is our foremost concern, and we leave no room for compromise when it comes to your security.

1

SITE LEVEL

RFID for vehicular access, 24x7 security guards with electronic and digital surveillance



2

LANDSCAPE, CLUB AND COMMON AREAS

CCTV, guards for security and assistance.



3

BASEMENT LEVEL

CCTV, security guards, 24x7 guards for security patrolling and lift lobby security



4

TOWER BASEMENT LOBBY

CCTV, guards and biometric monitoring control



5

TOWER GROUND LOBBY

CCTV, guards for security and assistance, face recognitions and biometric card machines



6

LIFTS & PRIVATE LOBBY

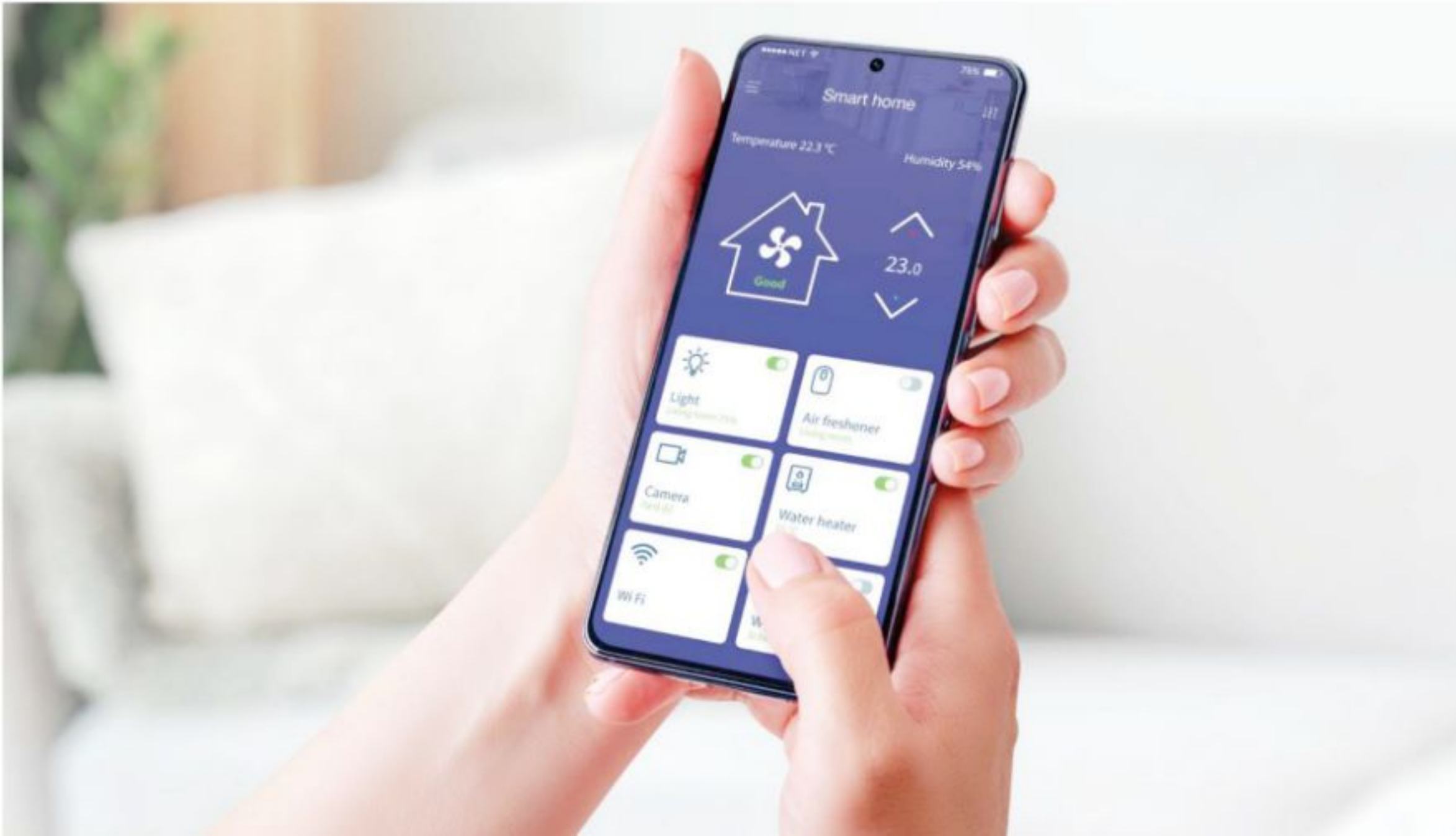
Controlled access to all private lobby, CCTV surveillance controlled access for lifts



7

INDIVIDUAL LEVEL SECURITY AT APARTMENT

Dedicated society mobile application for emergency and SOS scenarios.



Society App

A Seamless Extension of Community Services
Our dedicated Society App is meticulously designed to enhance the safety and convenience within the community. Offering a seamless experience, this application allows residents to manage day-to-day activities with just a few clicks. Explore the detailed features below:

Complaint Register

Say goodbye to the hassle of visiting the society community center for every complaint. Log in to the application and register complaints with timely follow-ups.

Visitor Management

Receive instant updates about your visitors and generate passes with their time-in and out details.

Notice & Circular

Stay informed about all society events and important notices through the app.

Panic Alert

In times of insecurity, use the panic alert button, and dedicated security will promptly respond to your doorstep.

Resident Directory

Access all necessary information about the property owner and subsequent tenants effortlessly.

Experience a connected and secure community with the Society App at Welkin Heights.

Personalized Concierge Services

At Welkin, we go the extra mile to provide unparalleled assistance through our full-fledged concierge services. Our dedicated personnel are here to handle your errands, allowing you to sit back and relax. In a fast-paced world where time is precious, our concierge services are designed to make your life easier, catering to even the smallest details. From securing last-minute reservations at popular restaurants to booking flights, accessing events, and facilitating business trips or dream holidays, our concierge service covers a wide array of services to enhance your lifestyle.



Salient Features of High-End Residential Development "The Welkin Heights":

Prime Location:

Situated at the heart of Ludhiana's new modern developments, along the Ladowal Bypass Road. Ludhiana.

World-Class Design:

Conceptualized by the globally renowned Subarna Jurong (Singapore, ranked as the 11th best architectural firm in the world) and DNA Studio (New Delhi)

Apartment Mix at The Welkin Heights:

The development offers a luxurious blend of 3, 4, and 5-bedroom apartments, each thoughtfully designed to include additional spaces such as an office/study and a servant room, providing a well-rounded and functional living experience for modern families.

Expansive Landscape:

Spread over 13 acres with a mix of active, passive, and tranquil landscaped areas.

Spacious Community Areas:

Approximately 80,000 sq. ft. of intelligently planned club and community spaces.

Exclusive Recreational Spaces:

Private lounges, indoor games zones, and toddler areas available under each tower—a first in Ludhiana.

categories of Swimming Pool:

Terrace garden with open to the sky pool, Heated Indoor Swimming pool and Kids Splash pool.

State-of-the-Art Clubhouse:

Featuring a fine dining restaurant, bar, Social room, Roof Top Pool and numerous other amenities.

Unique Children's Zone:

The first of its kind in the country, featuring a soft-floor play area and a special see-through kids' pool.

Comprehensive Sports Facilities:

Includes cricket pitches, badminton courts, lawn tennis, basketball courts a skating rink, and more.

Senior Citizen Zones:

Dedicated areas for elderly residents with golf cart connectivity throughout the site.

Luxurious Drop-Off Areas:

High-ceiling drop-off zones for each tower, complemented by serene water features.

ABOUT WELKIN



"Welkin" is a term that refers to the sky or the heavens. It's an archaic or poetic expression used to describe the upper atmosphere or the celestial sphere where the clouds, stars, sun, and moon exist. The word has its roots in Old English, where "wolcen" meant cloud or sky. In modern usage, it's primarily found in literary contexts or in phrases that have a somewhat older or more formal tone. For example, "the stars of the welkin" would be a poetic way of referring to the stars in the sky.

"Discover Elegance Redefined. Luxurious 3, 4 & 5 BHK Condominiums in Ludhiana. Crafted by World-Renowned Architects. Be a part of the most prestigious address in town. Your new home awaits." complemented by serene water features.

OUR RENDERS

The Welkin Heights boasts an impressive 50,000 square foot club that offers a wide range of exceptional amenities designed to enhance leisure and recreation.



VISUALIZATION



Opulence

Within this expansive space, you'll find a state-of-the-art gaming area featuring bowling lanes, perfect for both casual play and friendly competitions. The banquet hall provides an elegant setting for celebrations and events, accommodating a variety of gatherings with ease.



OUR CLUBS

Affluence

Fitness enthusiasts will appreciate the gym, which is equipped with top-tier facilities and modern equipment, catering to all levels of fitness. Additionally, the club provides options for indoor sports, ensuring that members have plenty of opportunities to stay active and engaged.



OUR CLUBS



For those looking to relax, the club includes a refreshing swimming pool and a well-appointed card room for games and socializing. The kitty hall offers a cozy atmosphere for group activities and meetings.

OUR PRIVATE CLUBS



Each tower has no residential flats on the ground floor. Instead, the ground floor features a private club that includes a sitting lounge, indoor games area, a senior citizens' adda room, and a toddlers' play area.





3BHK TYPICAL UNIT PLAN

CARPET AREA= 1965 SQ. FT.
BUILT UP AREA= 2640 SQ. FT.
SUPER AREA= 3050 SQ.FT



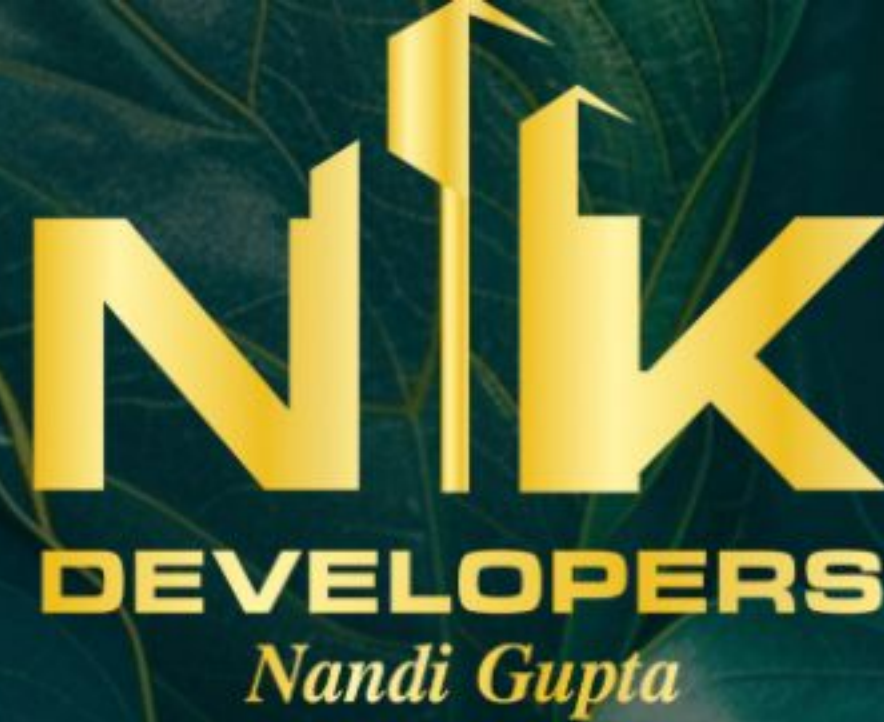


CARPET AREA= 2865 SQ. FT.
BUILT UP AREA= 3960 SQ. FT.
SUPER AREA= 4765 SQ.FT

4BHK UNIT PLAN







OF SINGAPOREAN PRECISION AND INDIAN
CREATIVITY CRAFTING SPACES
THAT INSPIRE.



*Designing a complete tomorrow,
For You*



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