

# Aashiyara

Sector 37C, Gurugram

HARERA Registration No.: 53 of 2021 dated 16/09/2021

RENUKA TRADERS PRIVATE LIMITED

Site Office : Sector - 37C, Gurugram-Dwarka Expressway

REG. Office: A-25, Mohan Co-operative Industrial Estate, New Delhi - 110044

www.aashiyara .com | info@aashiyara.com

\* Terms & Conditions apply. All images are conceptual only and subject to change without prior notice. 1sq.mtr. = 10.764 sq.ft. | Valid from 15th Feb, 2024.



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## HIGH STREET RETAIL OF THE FUTURE

**A**ashiyara Retail has been conceptualized as a new age shopping Hub, an amalgamation of Retail and F&B powered with a hyper mart and is truly a tribute to the spirit and liveliness of a vibrant city like Gurugram. The city that is an epicenter of growth priding itself as the center of high-rise commercial and residential buildings, a rapid Metro transport system and the most talked about roadway – Dwarka Expressway (DEW).



## MOST SOUGHT AFTER HIGH STREET ADDRESS

Sector 37C is the most sought after location for any major retailer who wants representation in one of Gurugram's top retail destinations. Strategically located along the Dwarka Expressway – **Aashiyara Retail** is surrounded by the city's most **Affluent Upcoming Residential Developments**. Close by are some of NCR's finest housing societies, rapidly developing Office Complexes, Educational Centers, Healthcare and a host of Recreational options.







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Aashiyara Retail's prime location, captive markets, affluent neighborhoods and a fabulous mix of office and commercial projects in the vicinity is sure to give handsome returns to smart investors.

Located next to **10,000** residences with Mega Township

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**G+1** of efficiently designed Retail Units

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6000 sq ft exclusively marked for **HyperMart**

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Around **1000** Apartments within the same complex

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**114** Retail outlets for premium brands



# FEATURES

- Low Maintenance retail space
- High Street Retail with distinctive front façade
- Dedicated signage areas for all units
- Glass facade for sprawling views
- Dedicated retail drop off & entrance areas
- Richly landscaped promenade with water bodies & sit-outs
- Located right in front of the 5 feet wide landscaped Green Belt
- Single point supply for every unit
- Multiple access with elevators & staircases
- Ample visitor parking
- 24x7 video surveillance
- Facing 6 mtr road directly
- Wide pedestrian walkways
- Direct access from 60 mtr road enhancing visibility







## REFINED RETAIL SPACES

The combination of the stunning architecture, efficiently designed retail options that cater to every segment and the ease of being located within walking distance from more than 10,000 residences with Mega Township makes Aashiyara Retail a smart choice for Retailers as well as Investors. This project is also the only proposed retail for almost 1000 residential apartments situated just a stone throw's away, in the same complex.



# LOCATED AT THE EPICENTER OF GROWTH

Located right next to the Dwarka Expressway in Sector 37C and replete with all modern amenities Aashiyara offers you the best of lifestyle without having to choose between quality and worth.

**5 mins** from proposed metro station

**15 kms** from International Airport

Abetting a **60 mtr** and a **24 mtr** wide road

**2.5 kms** from Dwarka Expressway

**3 kms** from NH-8

**3.5 kms** from Hero Honda Chowk

More than **5** world-class hospitals in the vicinity

**1800 MNCs** close by

Over **20** schools and **8** universities in the neighbourhood





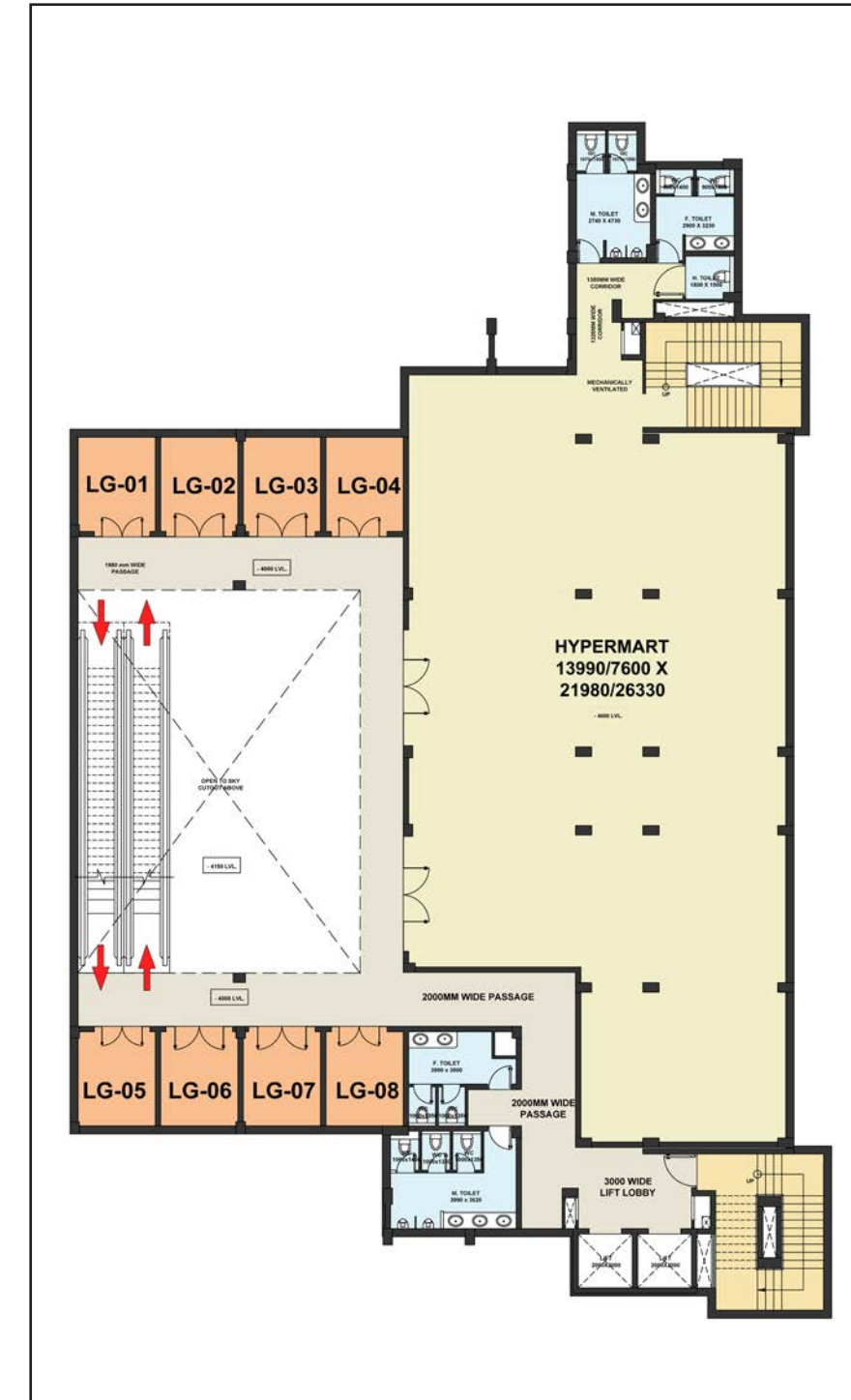
# SITE PLAN



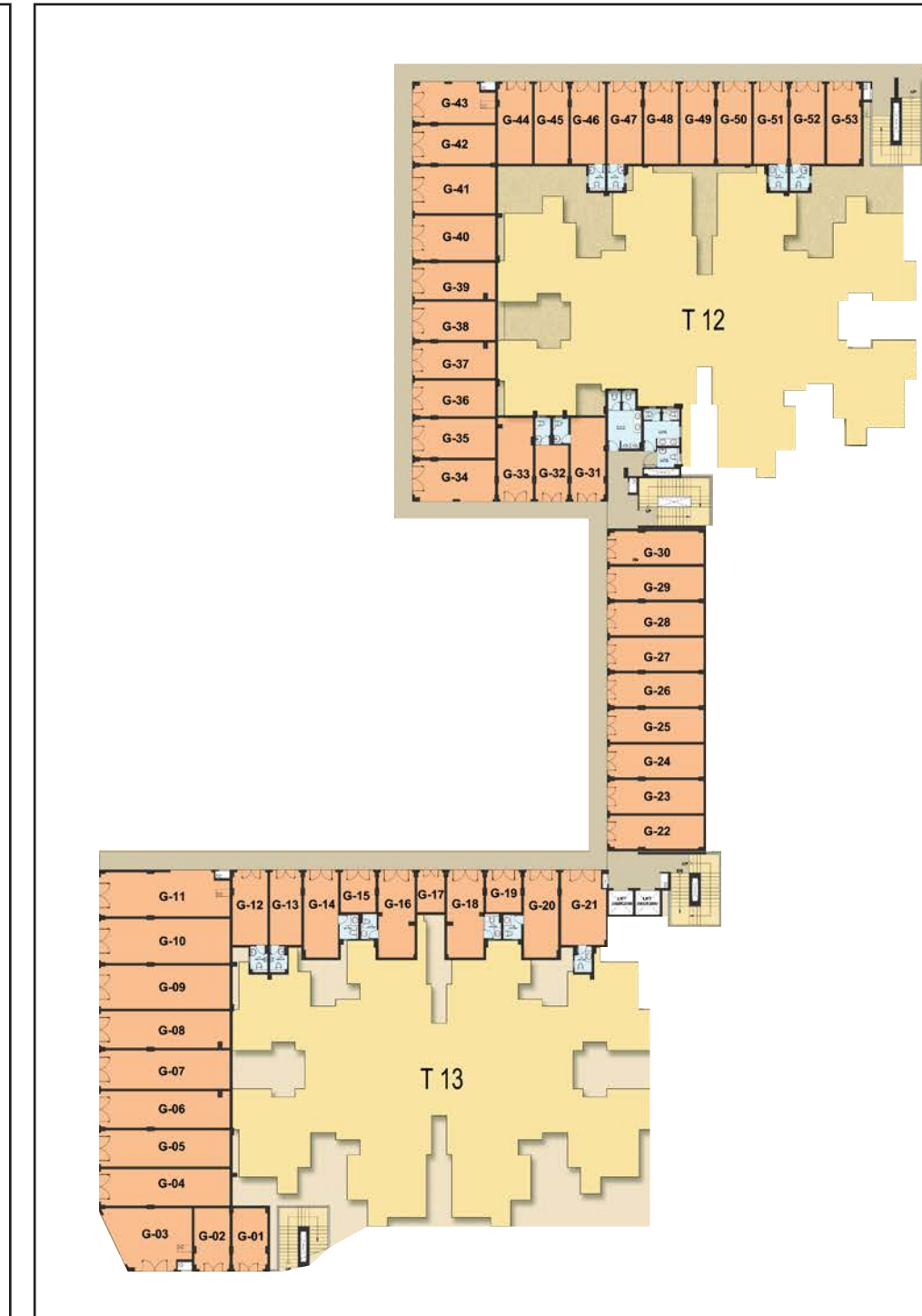
## LEGEND

- 1. ENTRY / EXIT
- 2. PARKING
- 3. DROP-OFF
- 4. SERVICES
- 5. COMMERCIAL

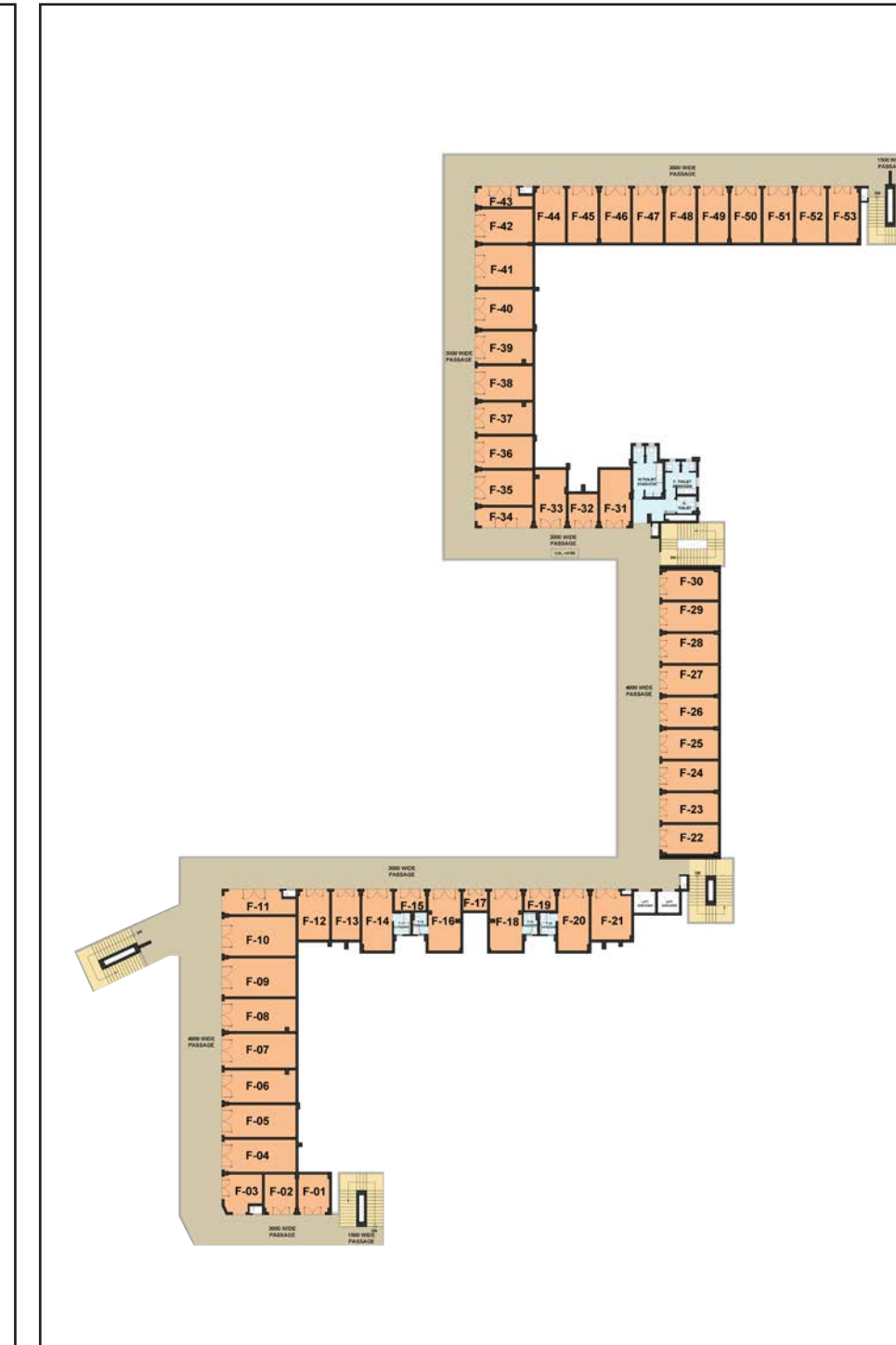
# INDICATIVE FLOOR PLAN



Basement Plan



Ground Floor Plan



First Floor Plan



