

LANDMARK
SKYVUE

THE ADDRESS IN THE CLOUDS



Leading the Landmark Legacy!

At Landmark, a home is more than bricks and mortar, it's a sanctuary, a dream, and a legacy. Every project reflects our commitment to integrity, transparency, and excellence.

With cutting-edge design and meticulous craftsmanship, we uphold the highest standards. We don't just build homes; we create vibrant communities where families flourish.

Beyond structures, we've built trust, confidence, and a legacy of reliability. A Landmark home isn't just a place to live, it's a place to belong.

Our *integrated model* Seamless Delivery from Vision to Reality

MASTERING EVERY STEP

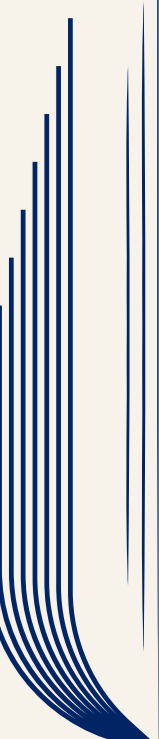
Our centrally integrated model ensures quality, security, and timeline controls at all stages of development.

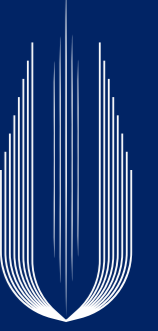
BUILDING THE FUTURE WITH INNOVATION

We integrate smart technology and innovative design to create homes that offer unmatched comfort, security, and sustainability.

SHAPING TOMORROW'S REAL ESTATE

With a focus on quality, trust, and innovation, we're redefining the future of homeownership.





We meticulously
perfect every detail,

ensuring you don't have to.

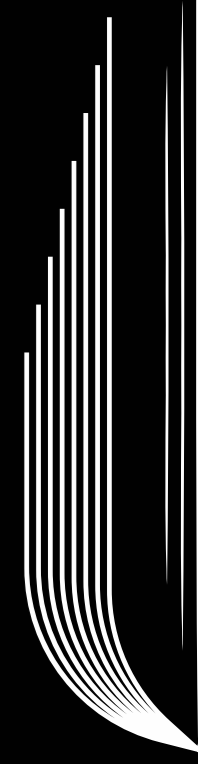
LANDMARK

THINK • CREATE • LEAD



A Serene Sky Sanctuary, Crafted Just for You

Landmark Skyvue, a premium 4-acre community in Gurugram,
elevates living with seamless urban convenience and the endless sky above.



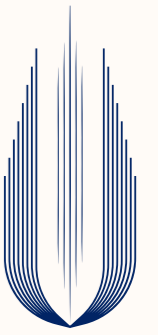


INTRODUCING



LANDMARK
SKYVUE

Where the Sky Unfolds a Life
Without Limits.



In the Sky's Embrace, Dreams Soar Beyond Limits.

The sky is not just above, it's a world of possibilities, where dreams take flight and aspirations grow. In the sky's embrace, life rises beyond the ordinary.

At Landmark Skyvue, we invite you to begin a journey where your desires reach the horizon.

Welcome to a lifestyle as open and limitless as the sky itself.

2 High-rise luxury towers

24 Floors

500 Ft. tall towers with cantilevered crown design

Only 60 apartments per acre

Spacious 3 BHK + Utility / 4.5 BHK + Utility Apartments



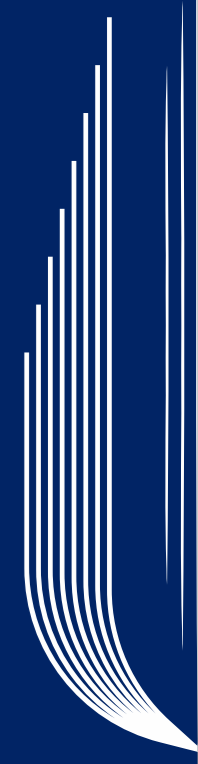
In the Sky's Embrace, Architecture Reaches New Heights

Landmark Skyvue's twin towers rise gracefully into the sky, sculpted with precision to embody the elegance and ambition that reach beyond the ordinary. In the sky's embrace, these architectural marvels stand tall, their sleek modern design a testament to refined luxury.

The two sleek towers are united by a luxurious club with a lush rooftop oasis, offering residents a serene retreat with panoramic views.

Every tower is a reflection of elevated living, where expansive windows offer unobstructed views of the horizon and the world beyond.

- *A well-planned residential community.*
- *Balconies with 180 panoramic views*
- *Three-side open residences for abundant sunlight and natural ventilation*
- *Grand 35 ft triple-height entrance lobby for a majestic arrival experience*



In the Sky's Embrace, Luxury Finds Its Horizon

Designed to capture 180 degrees of light and landscape, the towers offer stunning panoramic exposures on multiple sides.





WELL PLANNED ENCLAVE

APPROX. 4 ACRES OF
MODERN LIVING

2 HIGH-RISE
LUXURY TOWERS

EXCLUSIVE
24 FLOORS

GATED COMPLEX WITH
MULTI-TIER SECURITY

TWO LEVELS OF
BASEMENT CAR PARKING

LANDSCAPED
SURROUNDINGS



240 LUXURY APARTMENTS

LUXURY 3/4.5 BHK
APARTMENTS

PREMIUM
SPECIFICATIONS

THREE SIDE OPEN
BALCONIES

SKY LOUNGE

OBSERVATION
DECK

3 LEVEL
PODIUM LIVING

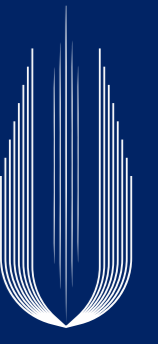


CLUBHOUSE

SKYDOME
WELLNESS CLUB

INFINITY POOL
TEMPERATURE
CONTROLLED INDOOR
POOL

INDOOR & OUTDOOR
SPORTS FACILITIES



In the Sky's Embrace, Life Reaches Its Pinnacle.

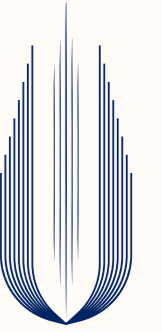
Landmark Skyvue is not simply a home; it is a destination where life rises to its fullest potential. In the sky's embrace, every residence, every amenity, and every experience is crafted to offer a life that is luxurious, spacious, and serene.

With its impeccable design, expansive living spaces, and a location that offers sweeping views of the horizon, Landmark Skyvue invites you to live in the lap of elevated luxury, where your every expectation is exceeded.



Live amidst lush landscapes

Poolside Paradise | Garden Screen | Amphitheater steps | Amphitheater lawn | Shaded wooden patio
Gravel bed | Water garden lawn | Waterbody | Floating deck with seating | Planter seating pocket
Garden lounge with turf



In the Sky's Embrace Where the City Unfolds Below

The crown of the building hosts exclusive amenities, including a Sky Lounge and Observation Deck, with panoramic city views.



In the Sky's Embrace,
Luxury Finds Its Home



Relax. Recline.
Repeat by the Poolside.



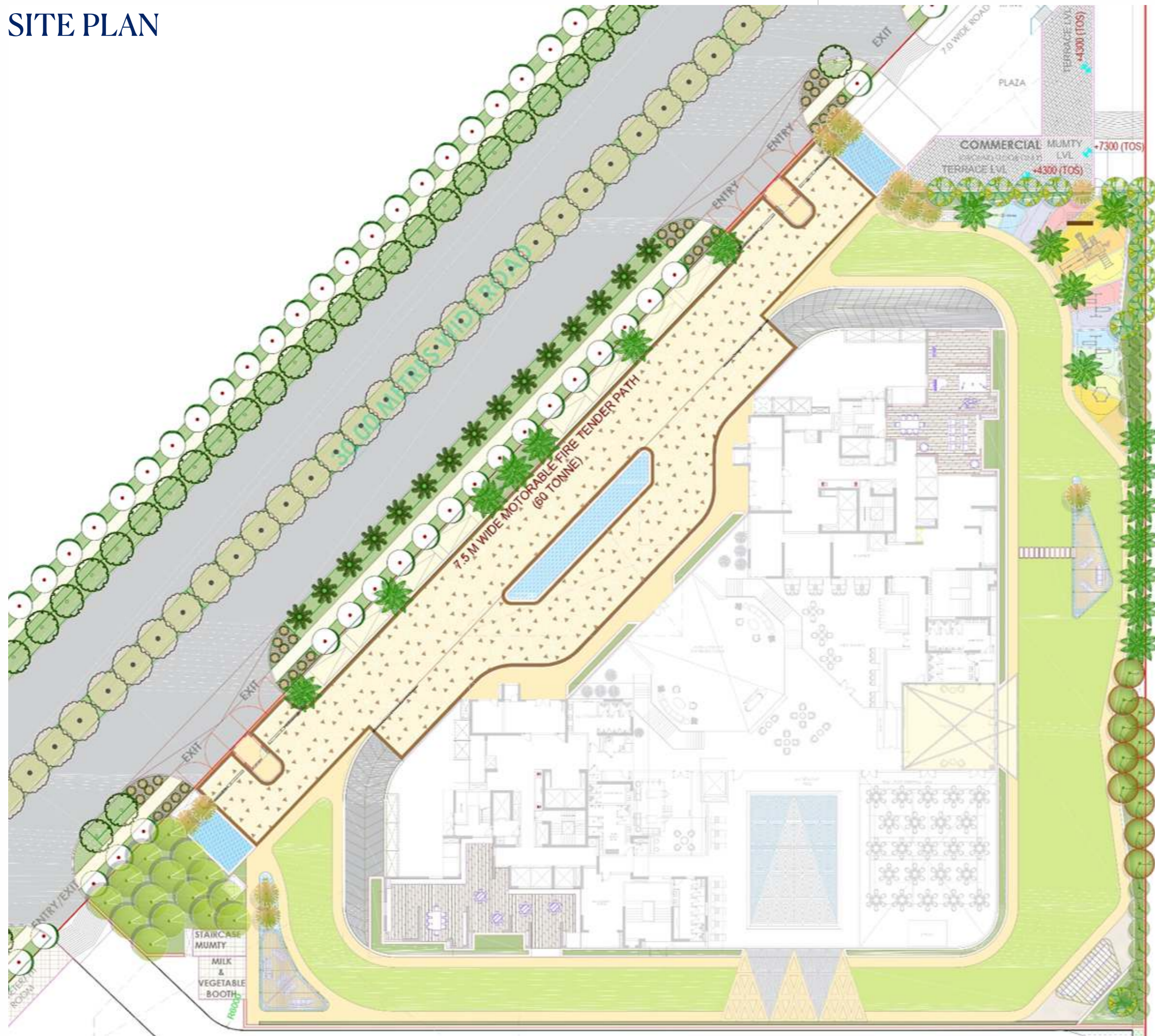


Step Into Grandeur, Touch the Sky.

Indulge in the first touch of luxury as an exquisite gateway welcomes residents into the soul of the property. The porch, with veiled trapezoidal columns, is elegantly enhanced by a serene water feature and cascading waterfall.

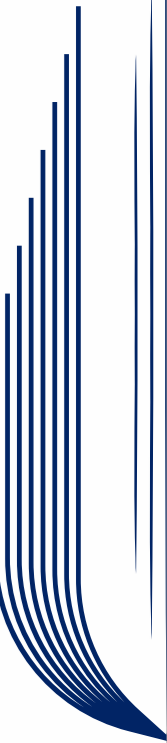


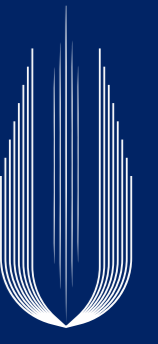
SITE PLAN



LEGEND

1. Guard Room
2. Boom Barrier
3. Entrance/Exit Water Feature
4. Drop-Off
5. Drop-off Water Feature
6. Visitors Parking
7. Formal Planting
8. Walking Trail
9. Lawn
10. Outdoor Pool Deck
11. Bar Counter
12. Shaded Floating Islands
13. Kid's Play Area
14. Sand Pit
15. Creative Cove (Dance and Jamming Room)
16. Art and Pottery Room
17. Artist's Pavilion
18. Amaltas Grove
19. Terminalia Mentally Grove
20. Royal Palms
21. Gulmohar Grove
22. Green Wall





The Clubhouse
at SkyVue Where
life's best moments
flourish



Escape without ever having to leave home.

Amidst the soaring towers of your modern residence lies a sanctuary of leisure, wellness, and togetherness - The Clubhouse at SkyVue.

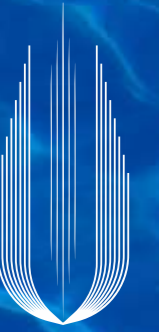


- G** Grand Entrance Lobby
Boutique Bakery with Seating
Signature Restaurant - SORA
Banquet Pre-Function Area
Banquet Hall
All-Season Temperature
Controlled Swimming Pool
Senior Citizens' Lounge
Music & Dance Studio
Art & Pottery Workshop
Elegant Bar Counter
Indoor Kids' Play Zone
Artist's Pavilion



- 01** INDOOR
Gym & Yoga
Kids Play Area
Table Tennis Room
Billiards Room
Mini Theatre
SPA
Games Room

- 02** COVERED & OPEN TO SKY
Landscaped Areas
Recreation / Gaming Zone
Lounge
Play House
Cricket Den
Garden Lounge With Turf
Zen Garden
Amphitheatre
Infinity Edge Swimming Pool
With Water Deck
Pool Deck
Jacuzzi
Kids Pool
Pool Paradise
Pool Lounge



THE CLUBHOUSE AMENITIES

Welcome to a world where recreation,
relaxation, and rejuvenation blend seamlessly.

Designed as an extension of your home, this state-of-the-art space is where life slows down,
connections deepen, and indulgence meets serenity. Whether you seek an invigorating
workout, a refreshing swim, or a quiet escape with a book, every corner of the clubhouse is
thoughtfully curated to elevate your lifestyle.





In the Sky's Embrace, Wellness Finds Its Altitude.

SKYDOME WELLNESS CLUB

WELLNESS & REJUVENATION

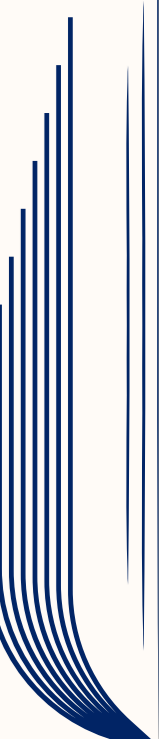
- Sound Healing Room
- Chanting & Meditation Room
- Yoga Studio
- Plunge Pool with Therapeutic Showers
- Spa & Sauna Suites
- Dedicated Massage Rooms
- Beauty & Grooming Treatment Room
- Temperature-controlled Swimming Pool

CULINARY EXPERIENCE

- Sora - Japanese Fine Dining Restaurant

LEISURE & LIFESTYLE

- Skypad - Elevated Padel Court with curated F&B service
- Relaxation Zone with refined ambiance
- Private Lounge with Panoramic Views, a Curated Selection of Rare Liquors, and Personal Butler Service

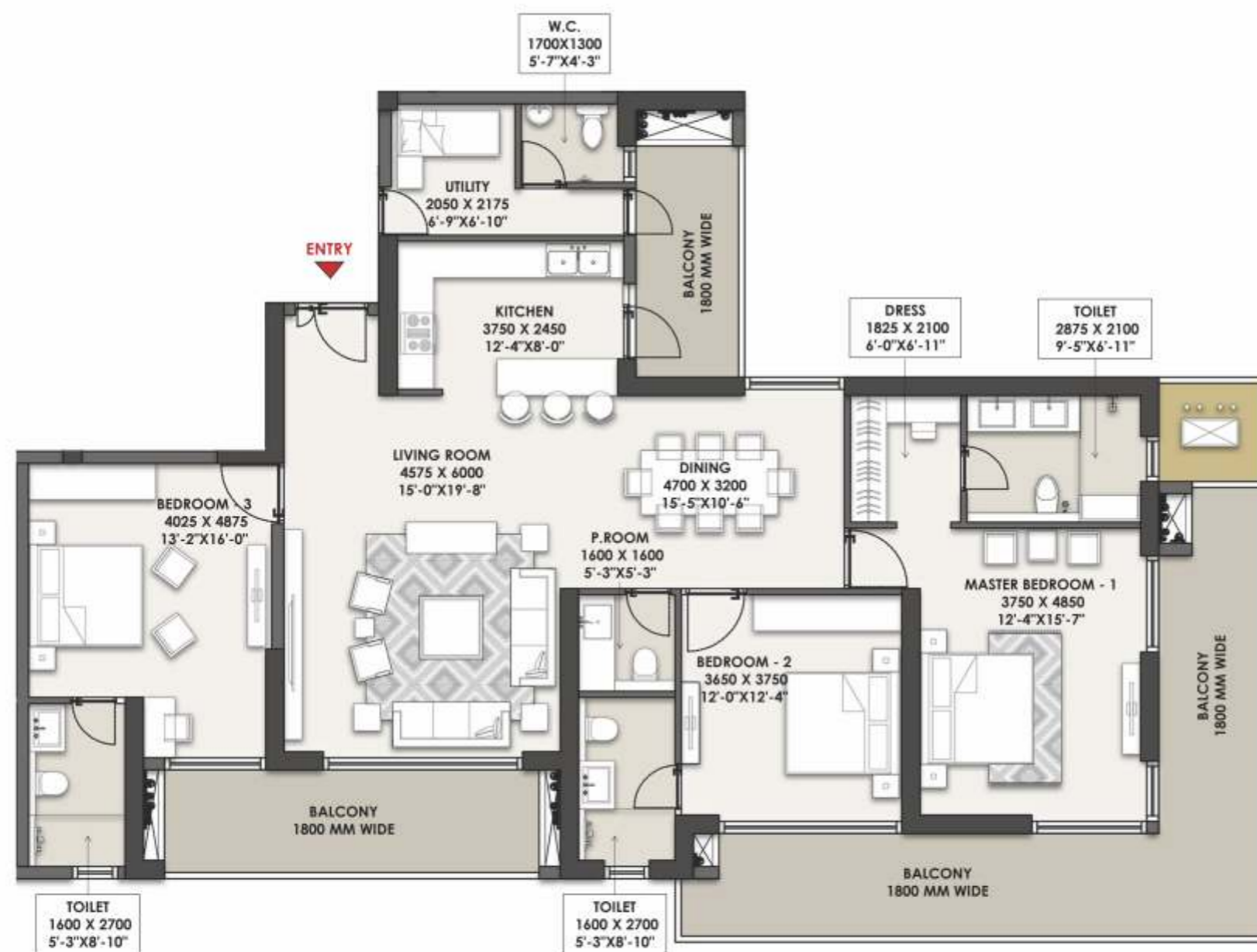


Crafted for Comfort. Designed for Grandeur.

Experience real space for real luxury with expansive residences.

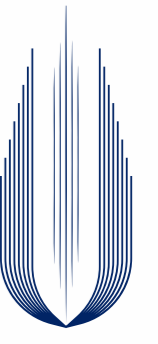
3BHK + UTILITY UNIT PLAN

(2,920 sq. ft.)



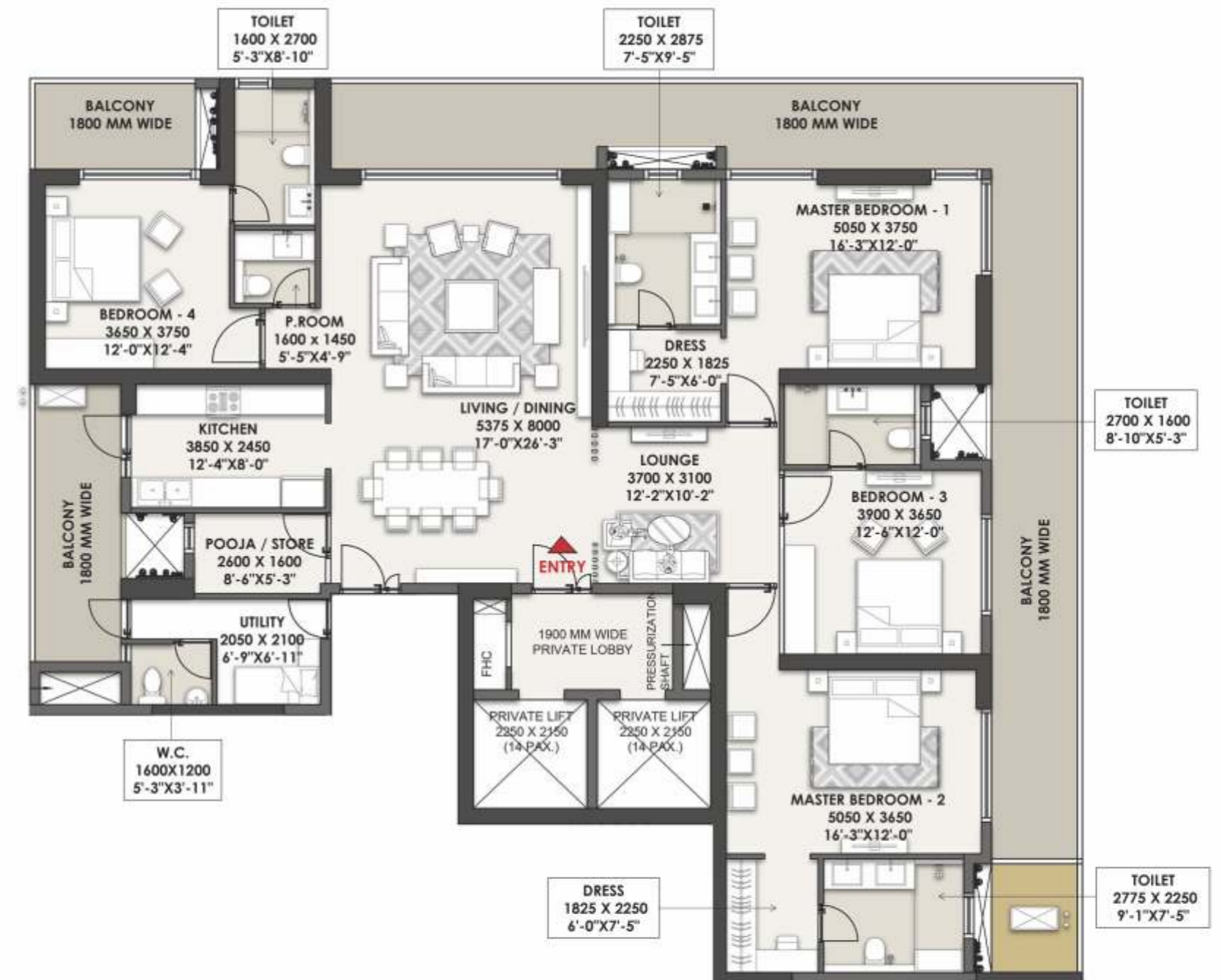
Disclaimer: 1. All dimensions are in metric, measured to wall finishes. 2. All materials, dimensions & drawings are approximate. 3. Information is subject to change without notice, at developer's absolute discretion. 4. Actual area may vary from the stated area. 5. Drawing are not to scale. 6. All images used are for illustrative purpose only and do not represent the actual size, features, specifications, fittings and furnishings. 7. The developer reserves the right to make revisions/ alterations, at its absolute discretion, without any liability whatsoever.





4.5 BHK + UTILITY UNIT PLAN

(3930 sq. ft.)



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LANDMARK
SKYVUE

Delhi's
Reserved Green
Zone

Sector
103

GURUGRAM

A Landmark Living, Perfectly Placed.

With sweeping views of the greens, Landmark Skyvue is the new address of luxury living. The locale has experienced a remarkable surge in social infrastructure and upscale hospitality projects.

EDUCATIONAL INSTITUTIONS

Gurugram Global Heights School *0 minute*
Delhi Public School *1 minute*

CONNECTIVITY

Dwarka Expressway *0 minute*
Yashobhoomi, IICC *10 minutes*
New Diplomatic Enclave *12 minutes*
IGI Airport *15 minutes*
Global City *16 minutes*

LEISURE

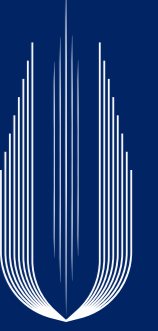
Dwarka Golf Course *14 minutes*
Bharat Vandana Park *18 minutes*
Bharat Vandana Park *18 minutes*
Aerocity *20 minutes*

HEALTHCARE

Medanta Hospital *20 minutes*
Fortis Hospital *25 minutes*

DELHI





Award-Winning Landmarks

Setting benchmarks in real estate with every achievement. Each accolade reflects our unwavering pursuit of quality and trust.



Excellent Trustworthy Brand
Real Estate

TIMES OF INDIA



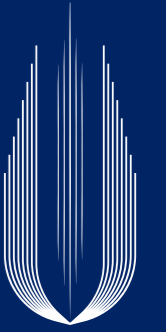
Excellent Residential Project
Under Development Award

ET BUSINESS AWARDS 2024



Presented to
Landmark Avana for
Excellent Residential Project

ET BUSINESS LEADERS 2024



We are the Landmarks of tomorrow

Landmark Group formed in 1992 as an IT company has today diversified and successfully established in the fields of Real Estate and IT Services. We are an established real estate entity in the NCR with more than

14 PROJECTS

Construct Grade 'A' best in class Commercial Office Space, Residential Group Housing, Low Rise Floors.

TOWNSHIPS

Land bank for Developing projects under various asset classes



PRICE LIST

TSC - Total Sale Consideration
(BSP + EDC/IDC + Club Membership)
Rs. 17,000/- psqft

PLC (Preferential Location Charges)
As applicable

Car Parking (Right to use)
2 slots included in Total Sale Consideration

EDC/IDC
Included in Total Sale Consideration

Club Membership
Included in Total Sale Consideration

GST
As applicable

IFMS & Possession Charges
As applicable

POSSESSION LINKED PAYMENT PLAN (30:40:30)

On Application (Booking Amount)	25 lakhs/ 30 lakhs
On or Within 30 days of Application	10% of (TSC + PLC) less Booking Amount
On or Within 60 Days of Application	10% of (TSC + PLC)
On or Within 90 Days of Application	10% of (TSC + PLC)
On Completion of Super Structure	40% of (TSC + PLC)
On Application of OC	20% of (TSC + PLC)
On Offer of Possession	10% of (TSC + PLC) + IFMS + Possession Charges

CONSTRUCTION LINKED PAYMENT PLAN

On Application (Booking Amount)	25 lakhs/ 30 lakhs
On or Within 30 days of Application	10% of (TSC + PLC) less Booking Amount
On or Within 90 Days of Application	10% of (TSC + PLC)
On start of Excavation	10% of (TSC + PLC)
On Completion of 10th Floor Slab	10% of (TSC + PLC)
On Completion of 20th Floor Slab	10% of (TSC + PLC)
On Completion of 30th Floor Slab	10% of (TSC + PLC)
On Completion of Super Structure	10% of (TSC + PLC)
On Completion of Internal Flooring Work	10% of (TSC + PLC)
On Application of OC	10% of (TSC + PLC)
On Offer of Possession	10% of (TSC + PLC) + IFMS + Possession Charges

LANDMARK

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