

STATE ADDRESS

City, State, Zip

FIELD OFFICE

naRERA Registration No. P51900001201

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1. The first part of the document discusses the importance of maintaining accurate records of all transactions.

2. It then goes on to describe the various methods used to collect and analyze data, including surveys and interviews.

3. The next section details the results of the data analysis, showing a clear trend of increasing sales over the period.

4. Finally, the document concludes with a series of recommendations for future research and implementation.

5. These recommendations are based on the findings of the study and are intended to help improve the overall performance of the organization.

6. The document also includes a list of references and a bibliography, providing further information on the topics discussed.

7. In addition, there are several appendices that provide detailed information on the data collection process and the results of the analysis.

8. The document is intended for use by all members of the organization and is a key resource for understanding the current state of affairs.

9. It is hoped that this document will be helpful in identifying areas for improvement and in developing effective strategies for the future.

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Home - an address  
on earth supremely ble.  
A dearer, sweeter pl.  
than all the rest.

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### Welcome to the Jewels Community!

Engaging with opportunity in the heart of downtown

Introducing the world's first apartment building with a private rooftop garden, a 24-hour concierge, and a 24-hour fitness center. The Jewels Community is a new way of living in the heart of downtown.

Designed to be future proof with facilities exclusive to the Jewels family that trump any other apartment building. Residents enjoy the privacy of the Jewels family and the convenience of experiencing everything within the Jewels family.

Engage with opportunity in the heart of downtown

At Jewels







The Shreepati Group is acclaimed for its sustained and reliable presence in the Real Estate arena, backed by a strong core of professionals and a wide range of facilities to serve its clients and tenants over the years. Being the pioneer in introducing a shreepati group of projects in the market, it has a strong following.

They hold their ground solidly, especially during difficult years, with a proven track record and a proven track record through their 34 years and 16 mega projects across Mumbai. They have contributed to the structural performance of their quality work and their commitment to their clients and their projects.







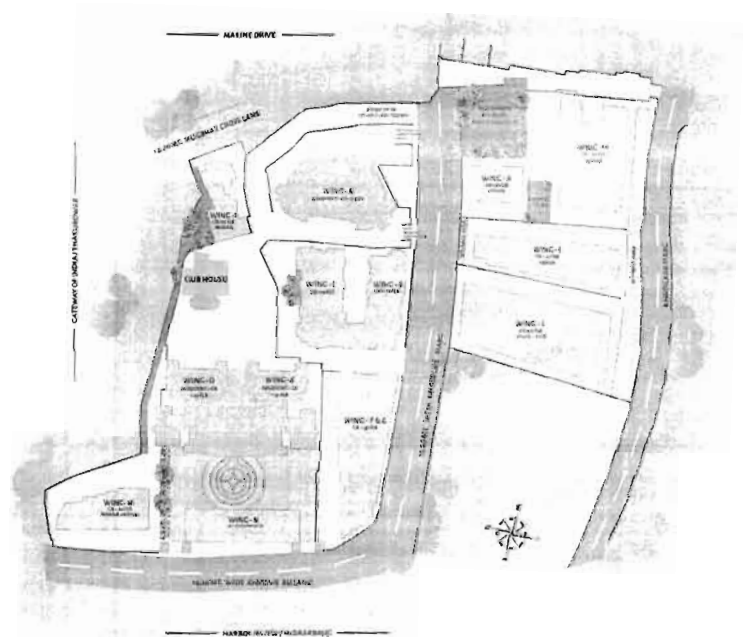
### A Locale of Resources

Surrounded by the serenity of marine drive, cultural heritage of Mumbadevi temple, the vibrancy of worli & racecourse, convenience of Crawford market, Jewels has a wide array of recreation at it's doorstep.

A stroll away from the upcoming metro station, existing railway lines, reputed medical facilities and educational institutions.

Bustling with a legacy of it's enterprising business communities it is a melting pot of most retail & wholesale markets making it a shoppers' haven.

The Jewel facilitates a balance of traditional communal values and modern luxuries in the crux of its development.



SITE CONTEXT LAYOUT

DESIGNED & PLANNED BY  
PADMA BHUSHAN AWARDEE ARCHITECT  
HAFEEZ CONTRACTOR

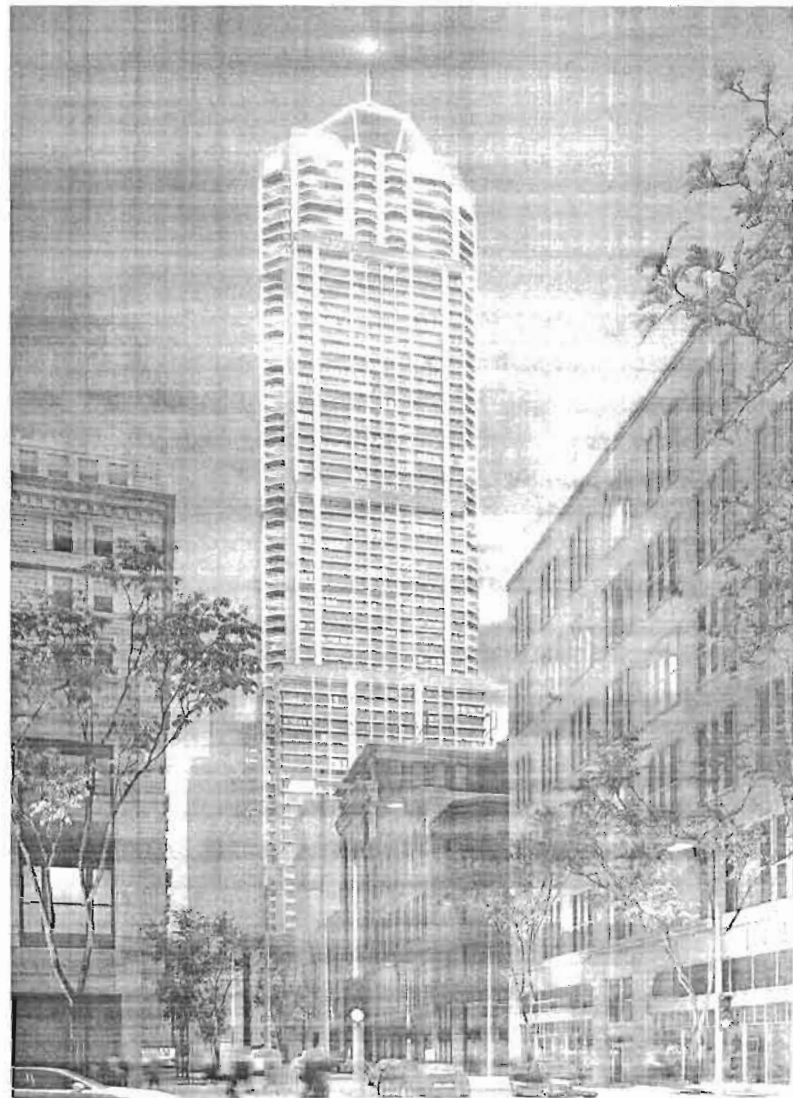
Hafeez Contractor - is one of India's leading architect, having won over 75 National and International Awards for his contributions to architectural excellence. The firm started in 1982 with 3 people and today has over 2500 clients and 550 professionals working under his banner in 5 countries and over a 100 cities.

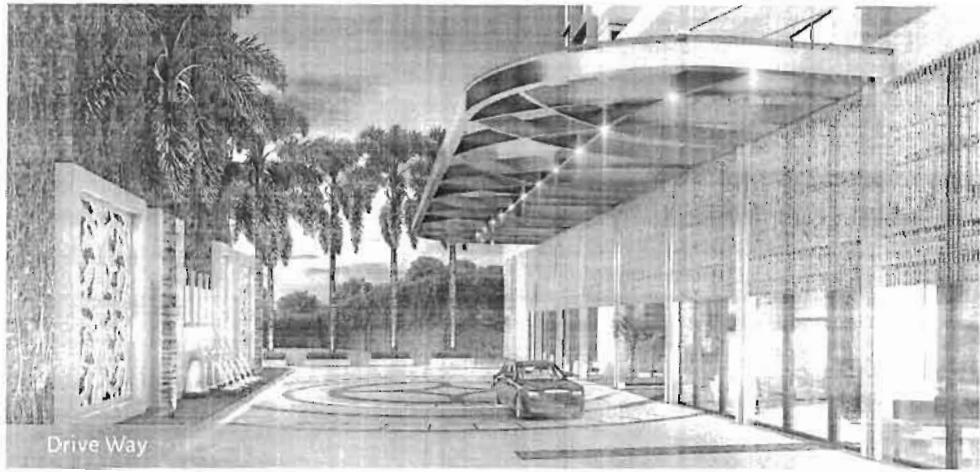
They have successfully designed and executed numerous projects for clients across all sectors of Indian industry. Mr. Contractor himself designs every project, subsequently his able team further develops the designs focusing on the potential of each work, converting them into built reality, within time frames - from the drawing board to the project completion.

72 STORIES CLOSER TO THE CLOUDS

Shreepati Jewels is set in about 4 acres of land in the heart of Mumbai. It's the first time that a development of this quantum will be created in the Old South Mumbai.

Accommodating about 450 luxurious flats, Jewels offers ample options of 2BHK, 3BHK, 4BHK, 5BHK apartments and penthouses, ideal for all family sizes.

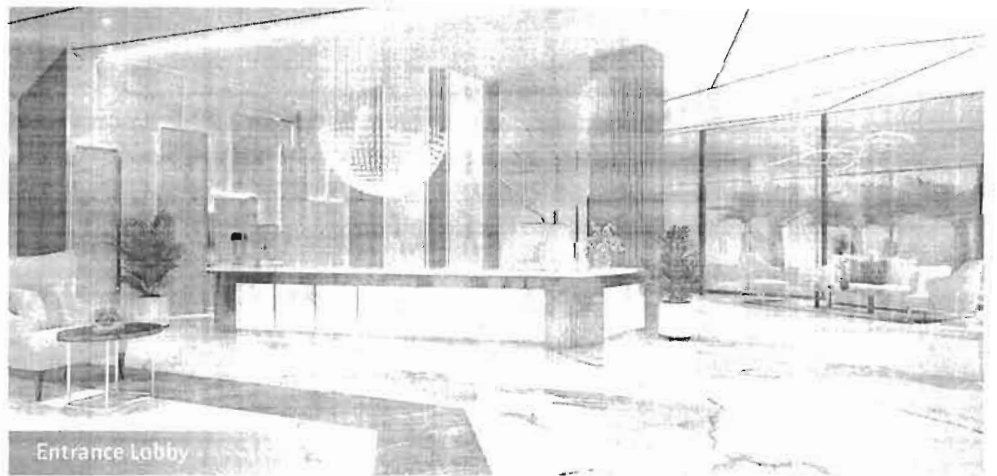




Drive Way

### Grand Foyer

An exciting experience of the wind and sun with tall trees and water installations bringing you to the front and pick up under the architectural canopy, creating a sense of warm insulating tropical building.



Entrance Lobby

### Arrival

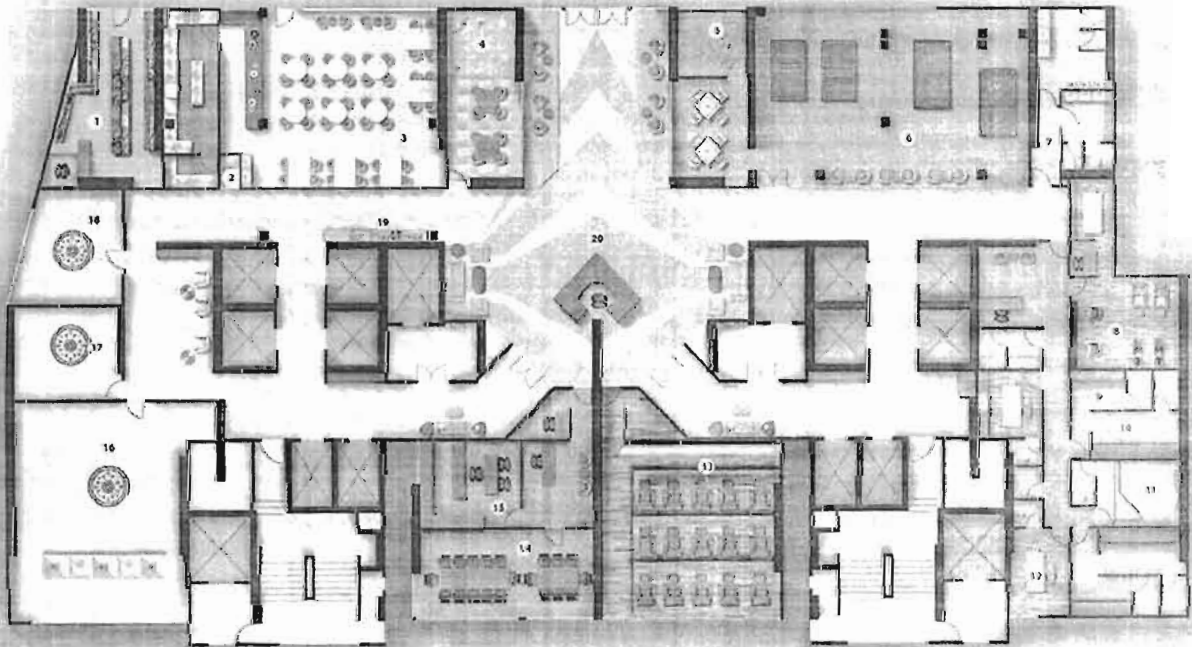
A tastefully dramatic entrance greeting you with formality and magnificence in the form of a light-filled lobby. A staff concierge service staffed with full security and check-in system to conserve the sanctity of the space.

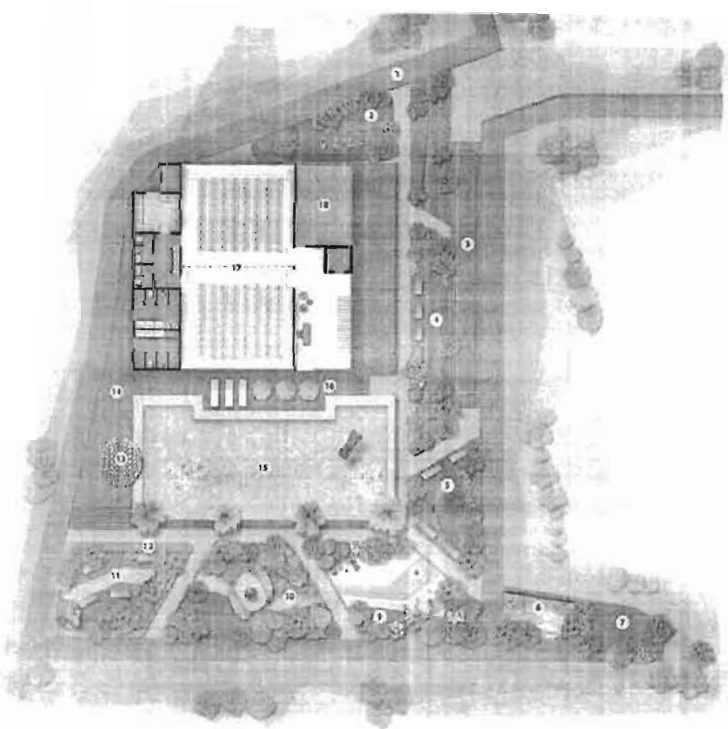




AMENITIES ON 2ND FLOOR LOBBY

- |                   |                 |                     |                     |
|-------------------|-----------------|---------------------|---------------------|
| 1. Supermarket    | 6. Indoor Games | 11. Jacuzzi         | 16. Worship Place 1 |
| 2. Atm            | 7. Washrooms    | 12. Massage Rooms   | 17. Paathshala      |
| 3. Cafeteria      | 8. Salon        | 13. Mini Theatre    | 18. Worship Place 2 |
| 4. Creche Room    | 9. Steam        | 14. Business Center | 19. Vending Machine |
| 5. Golf Simulator | 10. Sauna       | 15. Society Office  | 20. Grand Reception |





THE AMENITIES ARE ENDLESS; REplete WITH THOSE LITTLE-THOUGHTFUL ONES – MUCH MORE, THAN ONE COULD WISH FOR, TRULY! ALLOW US TO TAKE YOU THROUGH AN EXPERIENCE OF GRANDEUR!



**AMENITIES ON 2ND FLOOR PODIUM**

- |                           |                        |                           |
|---------------------------|------------------------|---------------------------|
| 1. Walking /Jogging Track | 7 Pet Garden           | 13 Gazebo                 |
| 2. Open Air Gym           | 8 Kid's Park           | 14 Sound System           |
| 3. Box Cricket            | 9 Treehouse            | 15 Swimming Pool          |
| 4. Landscaped Garden      | 10 Community Garden    | 16 Leisure Deck           |
| 5. Hilllocks              | 11 Nana Nani Park      | 17 Multipurpose Hall      |
| 6. Rock Climbing          | 12 Reflexology Pathway | 18 Yoga & Meditation Room |

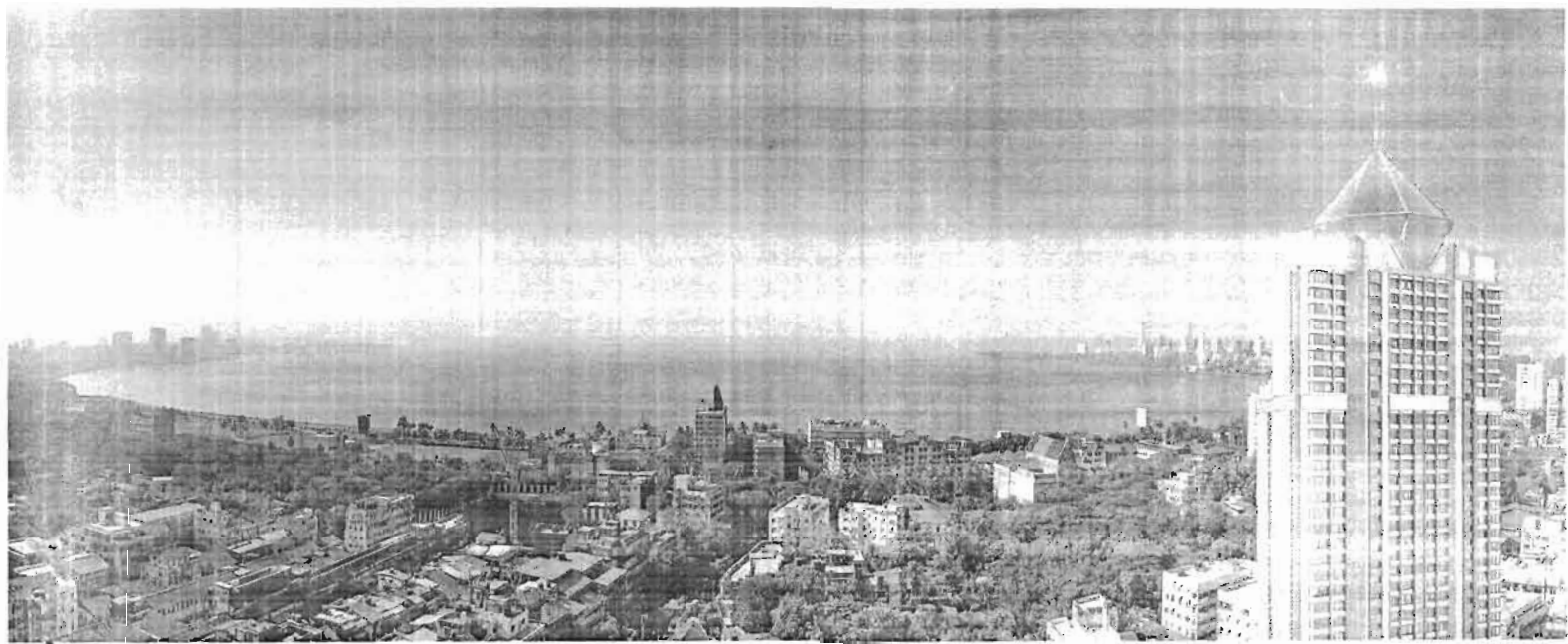
**ADDITIONAL AMENITIES IN CLUBHOUSE**

- Gymnasium
- Kickboxing
- Zumba and Pilates Room
- Volleyball Hall - Retail Shop
- Squash Court
- Lounge

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An Oasis of calm with pockets of adventure is offered across the land parcel creating a holistic like living along with a level of service that surpasses international standards

Residents are looking the majestic ocean view of glowing city lights and harbor

### Wholesome Habitat

Intricately planned apartments, flexible enough to accommodate all the diverse needs with lofty clear height, top line of building materials and futuristic technologies.



### HOMES THAT BENEFIT YOUR CONVENIENCES

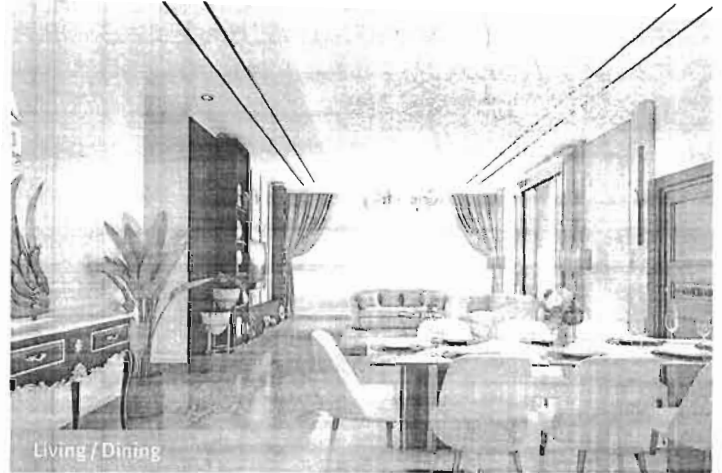
All Flats are Vastu Compliant - certified by Sri Ashish Bhowmik, Kolkata

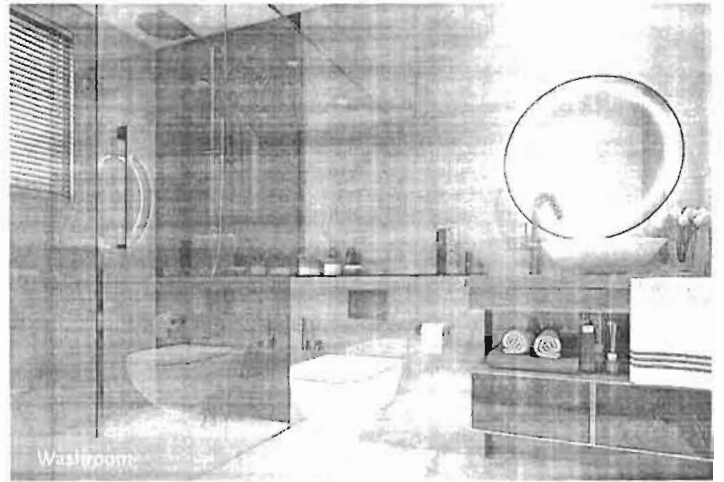
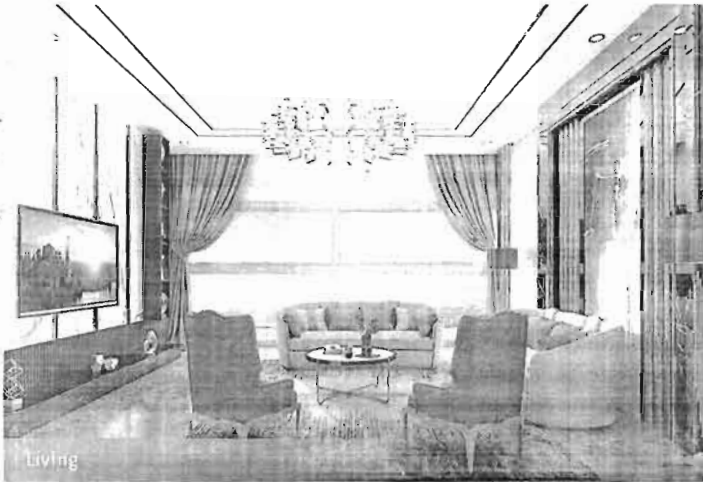
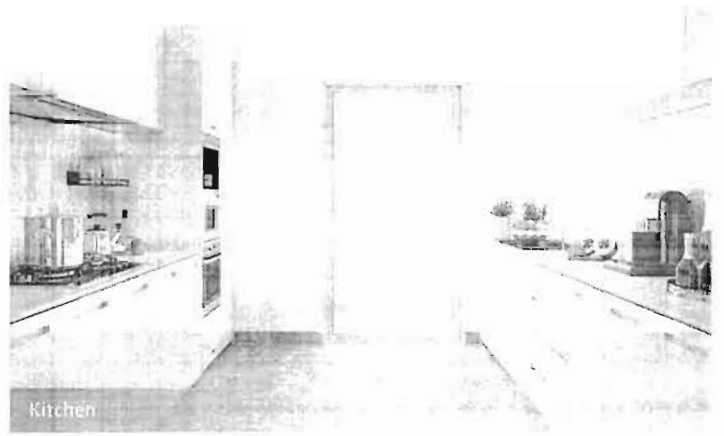
Clear bottom to ceiling height - 10 ft.

Fibre Optic Internet and Video Door Phone connections at each flat entrance

All bedrooms have attached toilets and a separate powder bathroom

Spacious living rooms with large glass windows and heavy duty sliders





## METICULOUSLY PLANNED AMENITIES AT A GLANCE

### SPIRITUAL AROMA

Worship Space 1  
Worship Space 2  
Preaching Hall  
Paathshala

### FITNESS ZONE

Gymnasium curated by Celebrity Fitness Trainer  
Swimming Pool  
Pilates and Zumba Room  
Jogging / Walking / Bicycle track  
Open Air Gym

### SPORTS ARENA

Basketball / Volley Ball Court  
Box Cricket Net  
Squash Court  
Kick Boxing Ring

### LUSH GREEN LANDSCAPE

Garden Landscape with thematic plantation  
Rooftop Sky Garden with panoramic viewing deck  
Lounge amidst Nature  
Gazebo  
Fountains  
Sculptural Art pieces  
Music Enabled Environment  
Community Gardening  
Pet Garden

### INDOOR ACTIVITY HUB

Mini Theatre  
Recreation Area - Billiards, Table Tennis, Chess, Carrom, Board Game  
Indoor Golf Court

### KIDS ZONE

Play & Learning area  
Tech Hub  
Interactive  
Reading Area  
STEM & Robotics (Age 8-15) - 200 sq ft

### RETREAT AREA

Multipurpose Hall Sprawling over 2000 sq ft  
Cafeteria  
Acquaintance with Protection  
Rooftop Sky Lounge with Panoramic View area  
Indoor Pool (Age 12-18) - 200 sq ft

### WELLNESS ZONE

Tranquil Spa treatment with Steam, Sauna, Jacuzzi, Facial, Tails  
Yoga & Meditation Room  
Turkish Hamam  
Reflexology Pathway

### ESSENTIAL SERVICES

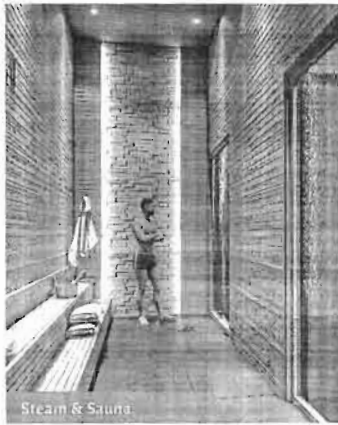
24/7 Market for General Convenience  
Business Centre  
ATM  
Vending Machines  
Cowage Services for Electrical, Plumber and Carpenter

## SIX SENSES

Rediscover the luxury of peace at the spa with steam, sauna, salon, massage rooms and a hot jacuzzi bath to perfectly end a stressful day



**Holy Soak**  
A hot tub with a tiled surround and a large arched opening, perfect for relaxing and unwinding.



**Steam & Sauna**



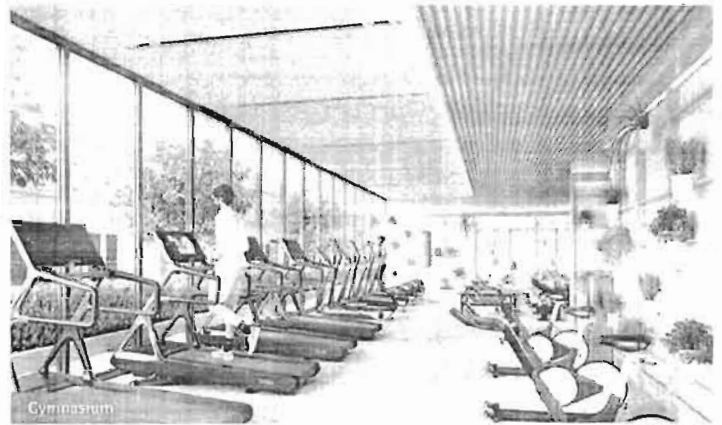
**Jacuzzi**



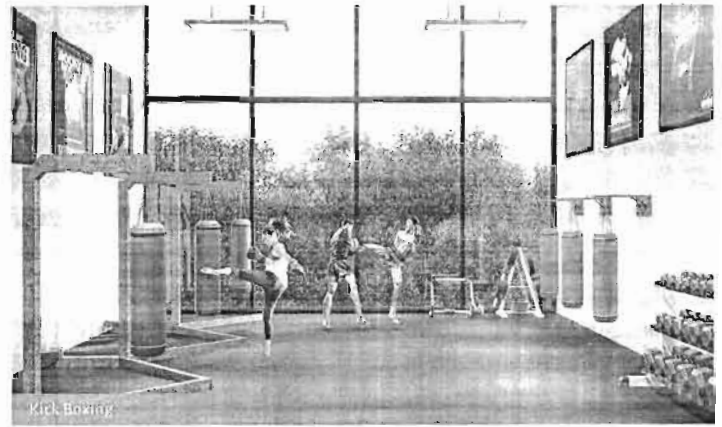
**Massage Room**

## POWER HOUSE

A gymnasium overlooking the azure blues of the pool. Boost your metabolism with cardio, kickboxing ring, yoga / meditation room, zumba / pilates room, volleyball / basketball courts and simple activities to support diverse fitness regimes



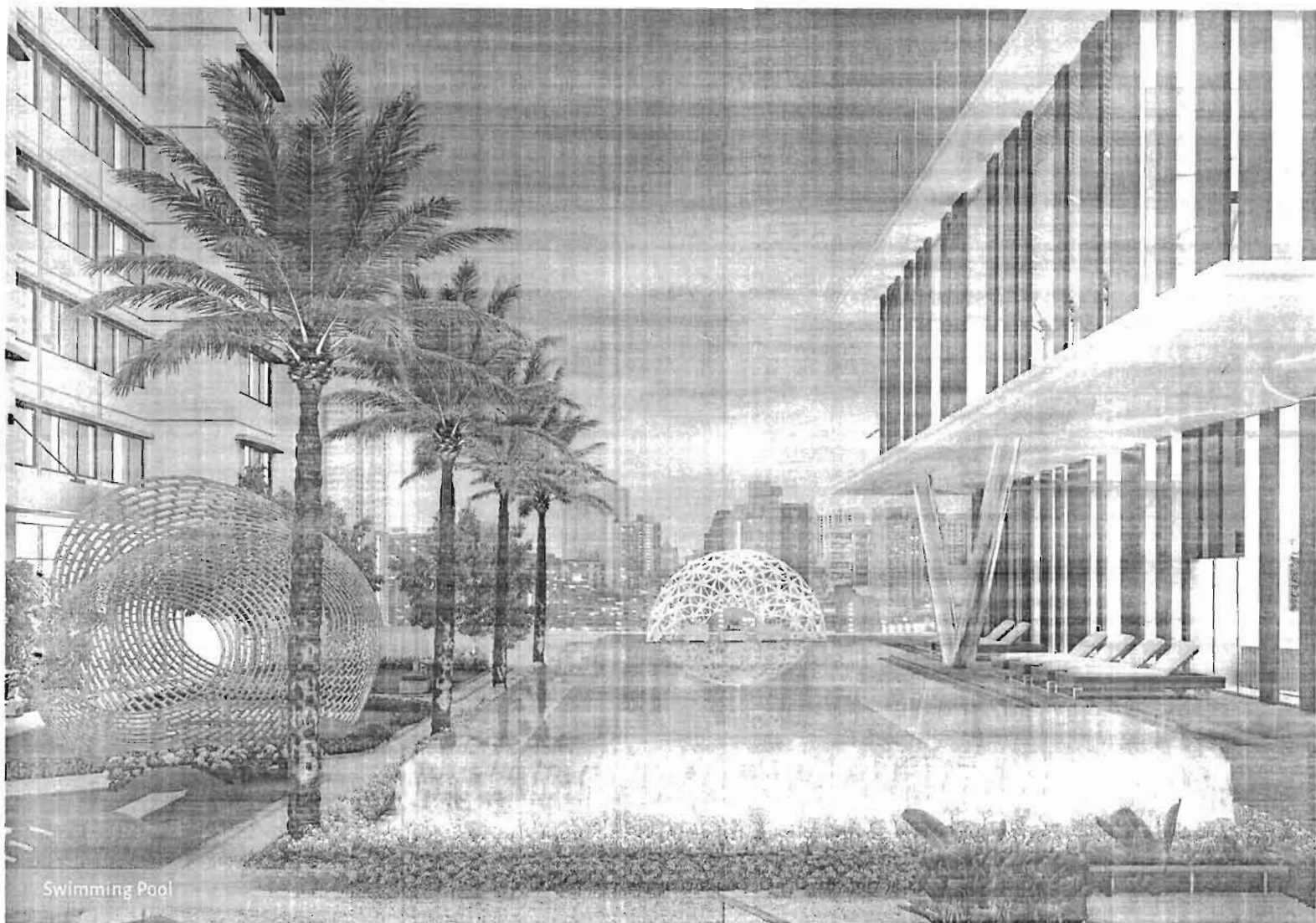
**Gymnasium**



**Kick Boxing**







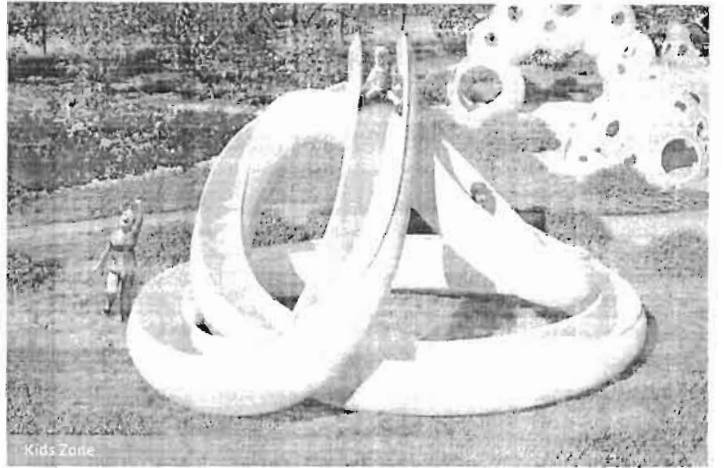
Swimming Pool



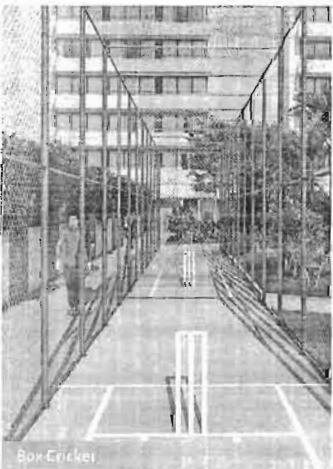
Zumba Room



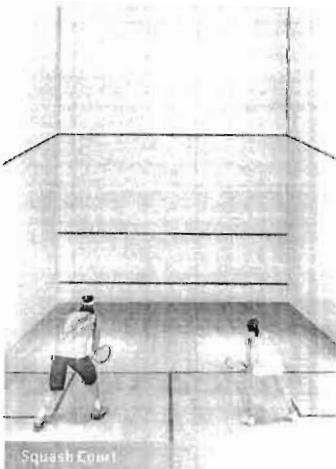
Basket Ball / Volley Ball Court



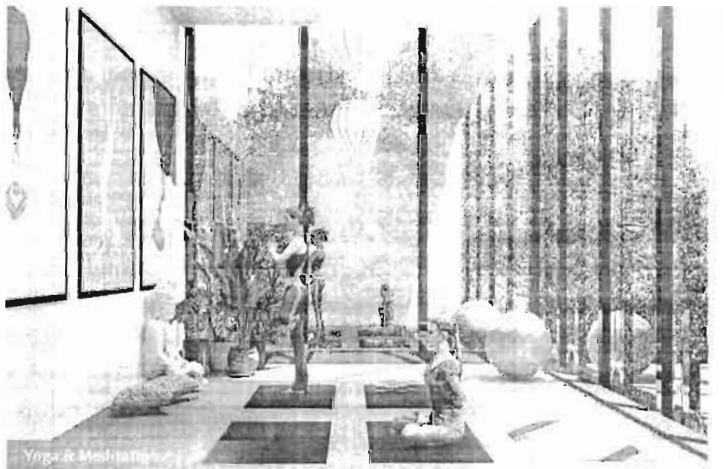
Kids Zone



Box Cricket



Squash Court



Yoga & Meditation



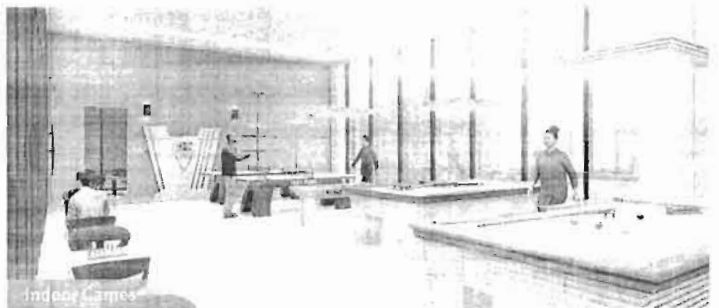
### CONVENIENCE AT DOOR STEP

An exclusive supermarket with vending machines maximising convenience for last minute needs, with access to the concierge.



### NEXUS

A 24/7 converted business centre with flexible meeting rooms and ATM in your drop-off







## HALLMARK FEATURES OF THE PROJECT

Designed and Planned by Padma Bhushan Awardee Architect Hafeez Contractor.

Total number of floors planned : 72 floors

Well planned apartments of 2,3,4,5 BHKs & Penthouses.

External Facade Cladded with Bisazza Mosaic Tiles

Centrally Air conditioned Lobby on ground and 2nd floor, finished in premium Italian Marble.

Podium level of 46,000 plus sqft.

Amenities of 25,000 plus sqft, expertly managed by a professional agency

16 - High-speed, spacious Elevators of Schindler/Similar for D & E wings combined, including 4 Stretcher Lifts, 2 piano lifts (12 Elevators for Residences and 4 Elevators for Helpers/ Services).

4 Service Floors of approx. 40,000 plus sqft collectively planned, other than refuge floors for better servicing of utilities

Beautifully planned Crown on the terrace with high power Laser Lights.



- DC Set as Alternate Electrical support for Common Area
- Spacious society office.
- 2 Staff Toilets on Each Floor (Including 1 for Disabled)
- Environment friendly Project (Rain Water Harvesting, LED Light)
- State of art Fire Protection Systems as per Code
- Earthquake Resistant Structure
- Overhead stainless steel water tank.
- Fire retardant common doors between Staff/Service and Residents of each floor
- Single card facility access
- 24x7 surveillance cameras - mostly outdoor - 24x7
- Concierge room Services for electric plumbing, etc.



## VEHICULAR FACILITIES

- Empowered Bi-Fold Garages (Automated)
- Automated Car Washing system
- Electric Vehicle Charging Points.
- App Based Car Calling System.
- Ample Scooter parking.
- Visitors car park
- Visitors scooter park
- 24x7/24x7 waiting areas
- Designated pick-up / drop-off point for disabled





## PROJECT ASSOCIATES

Client  
**Shreepati Jewels (A.O.P)**

Project Sponsor  
**Faith Financials Pvt. Ltd**

Project Location  
**Architect: Halim Associates**

**M.R. Patil Consulting Engineers Pvt. Ltd**

Project Architect  
**Mr. Kalpesh L. Shah**

Project Engineer

**Ms. Annie Fernandes**

Project Engineer

**Mr. Vinod Menon**

Project Engineer

**Mr. Ashish Bhanu**

Project Engineer

**Markand Gandhi & Co**

Environmental Consultant  
**Mr. Hrushikesh Kolhatkar &  
M/s. Building Environment Pvt. Ltd**

Project Engineer

**Bansal & Co**

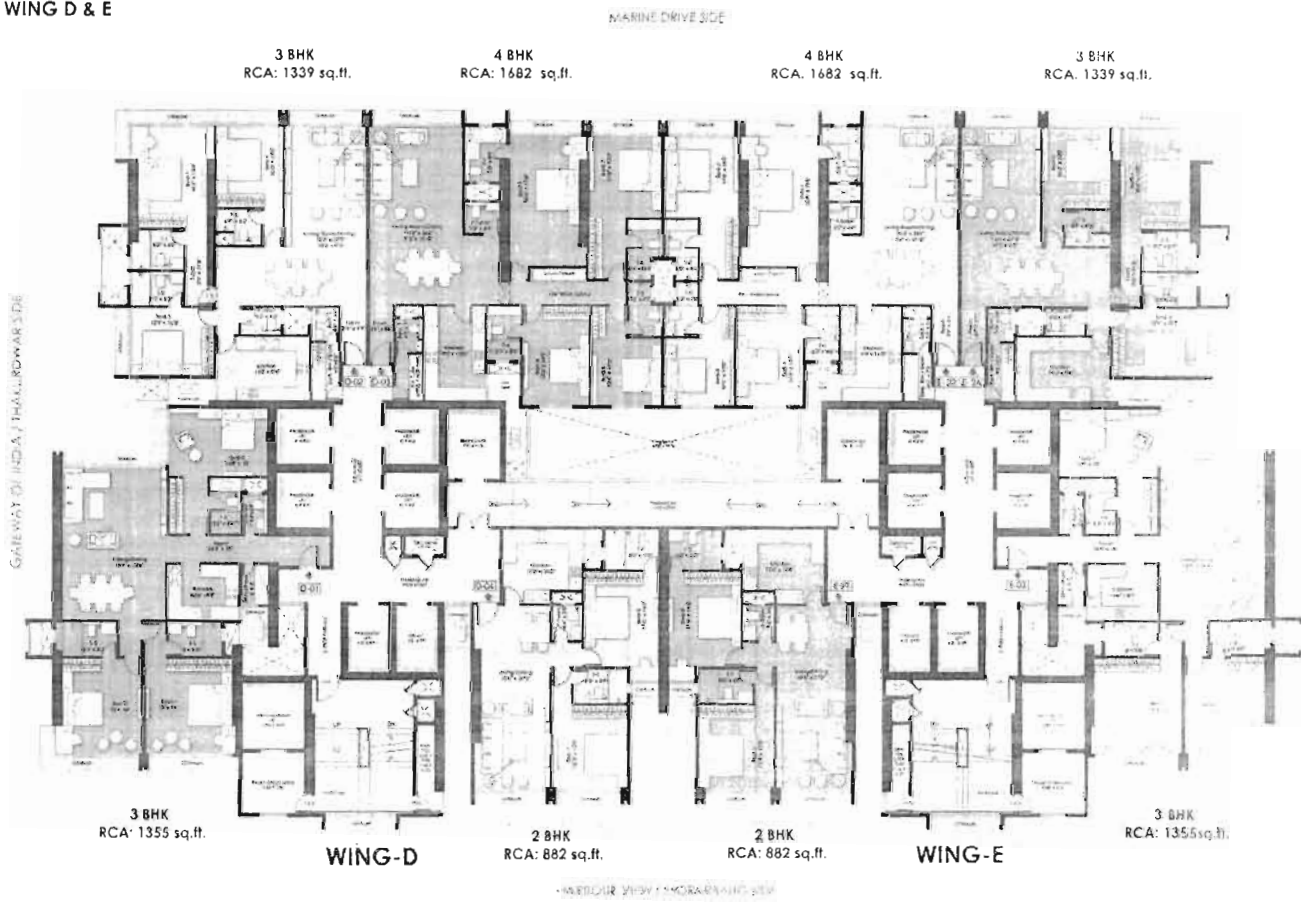


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13 14 15

16 17 18

**TYPICAL FLOOR PLAN  
16TH TO 21ST FLOOR  
WING D & E**

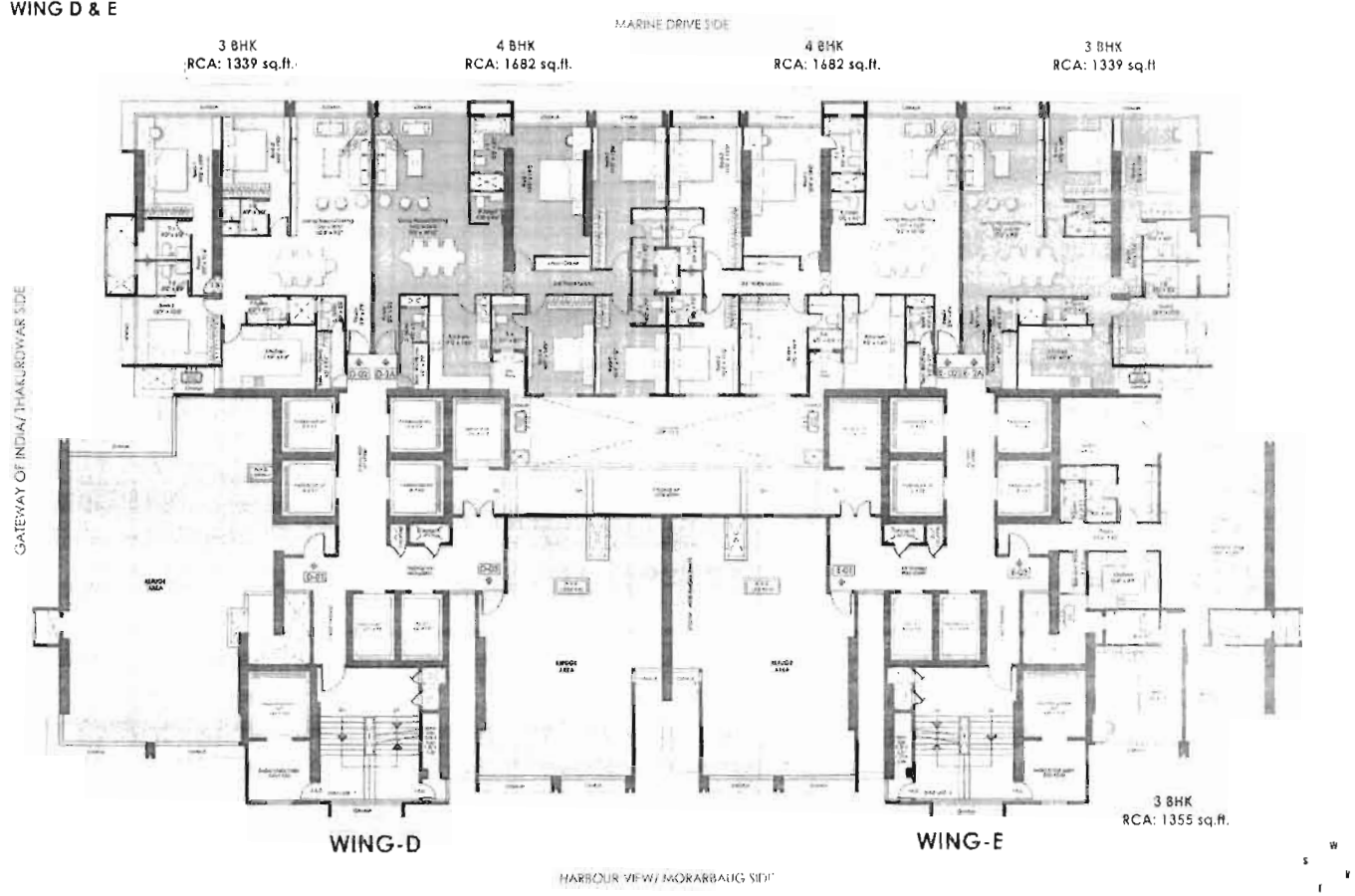


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**TYPICAL FLOOR PLAN  
22ND FLOOR  
WING D & E**

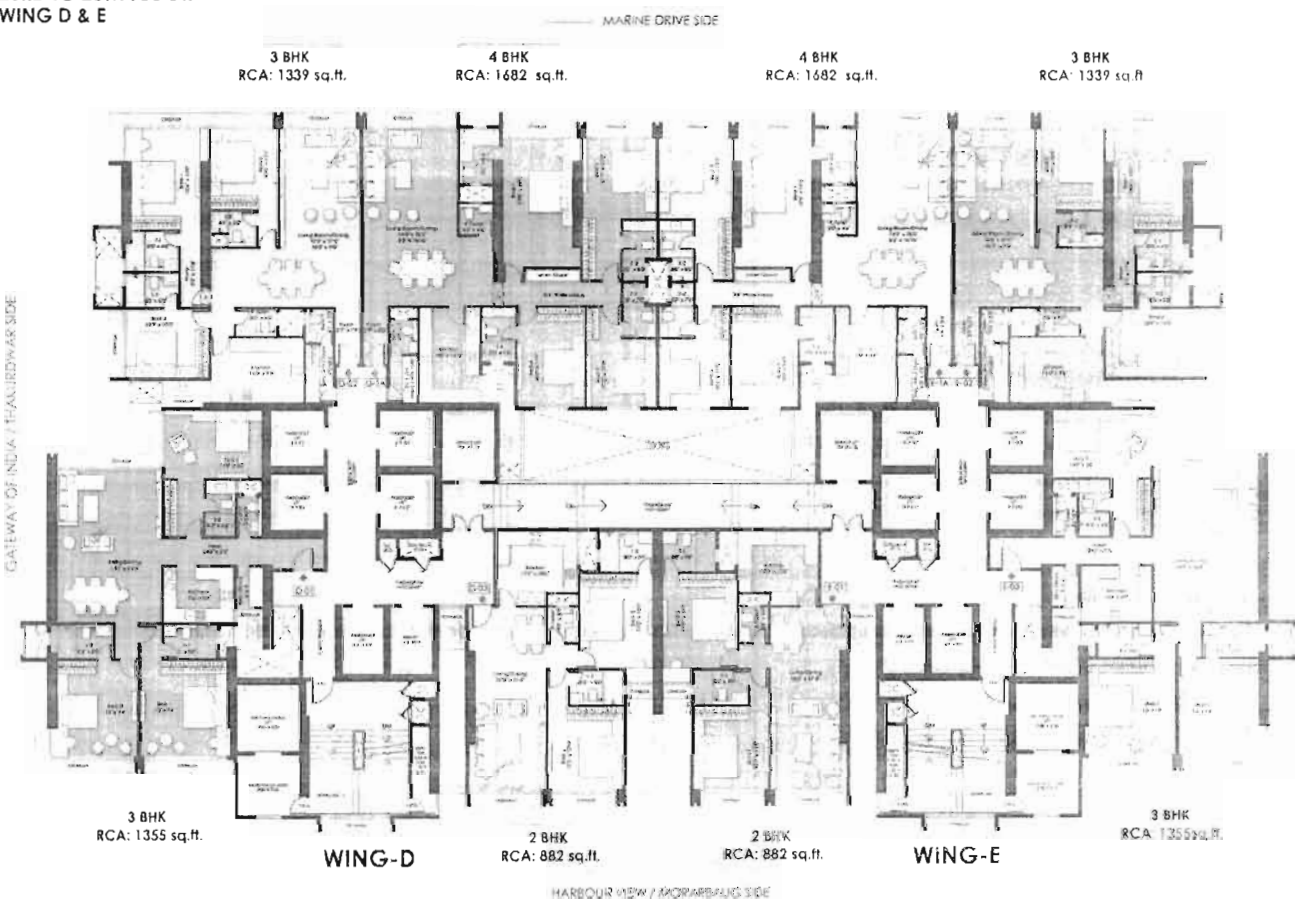


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**TYPICAL FLOOR PLAN  
23RD TO 28TH FLOOR  
WING D & E**



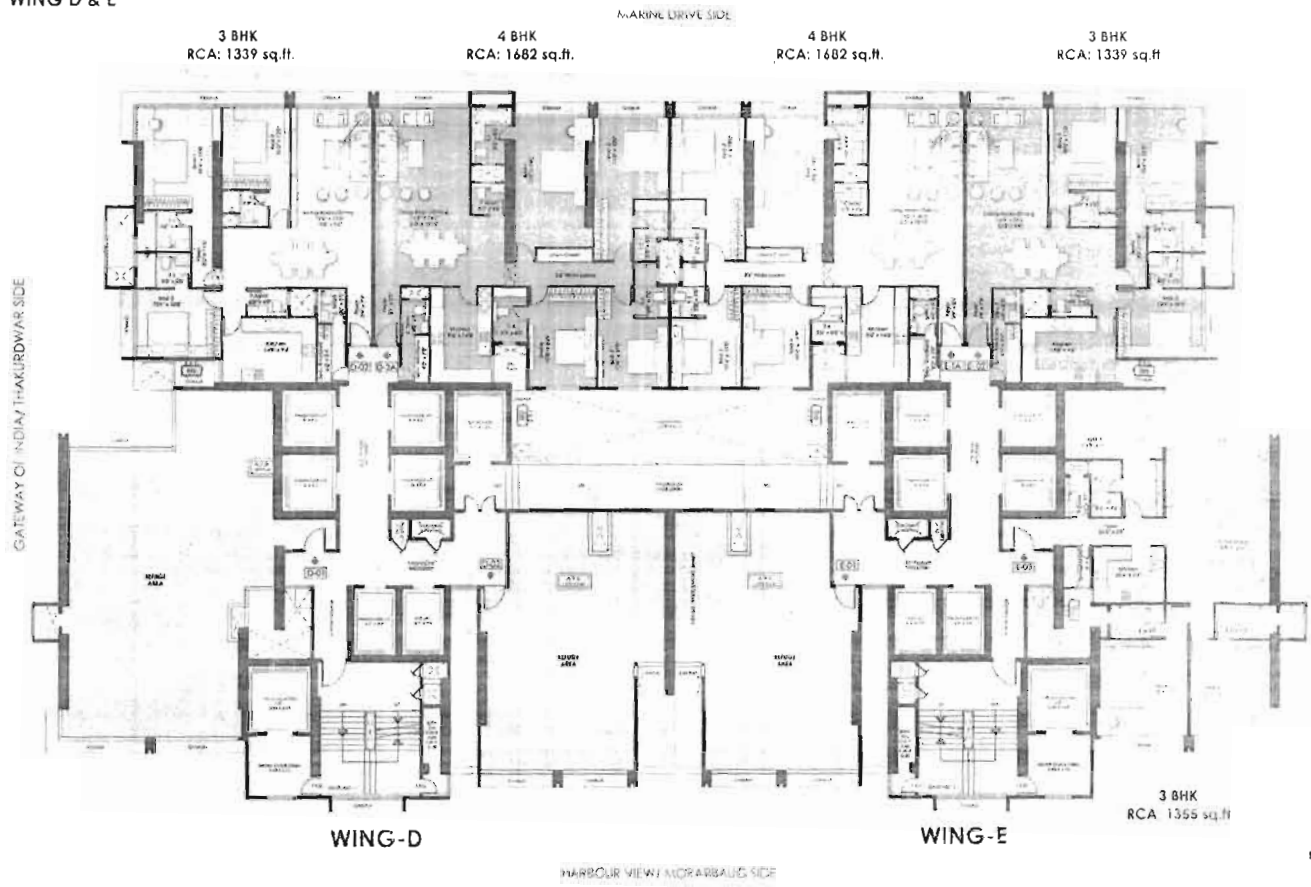
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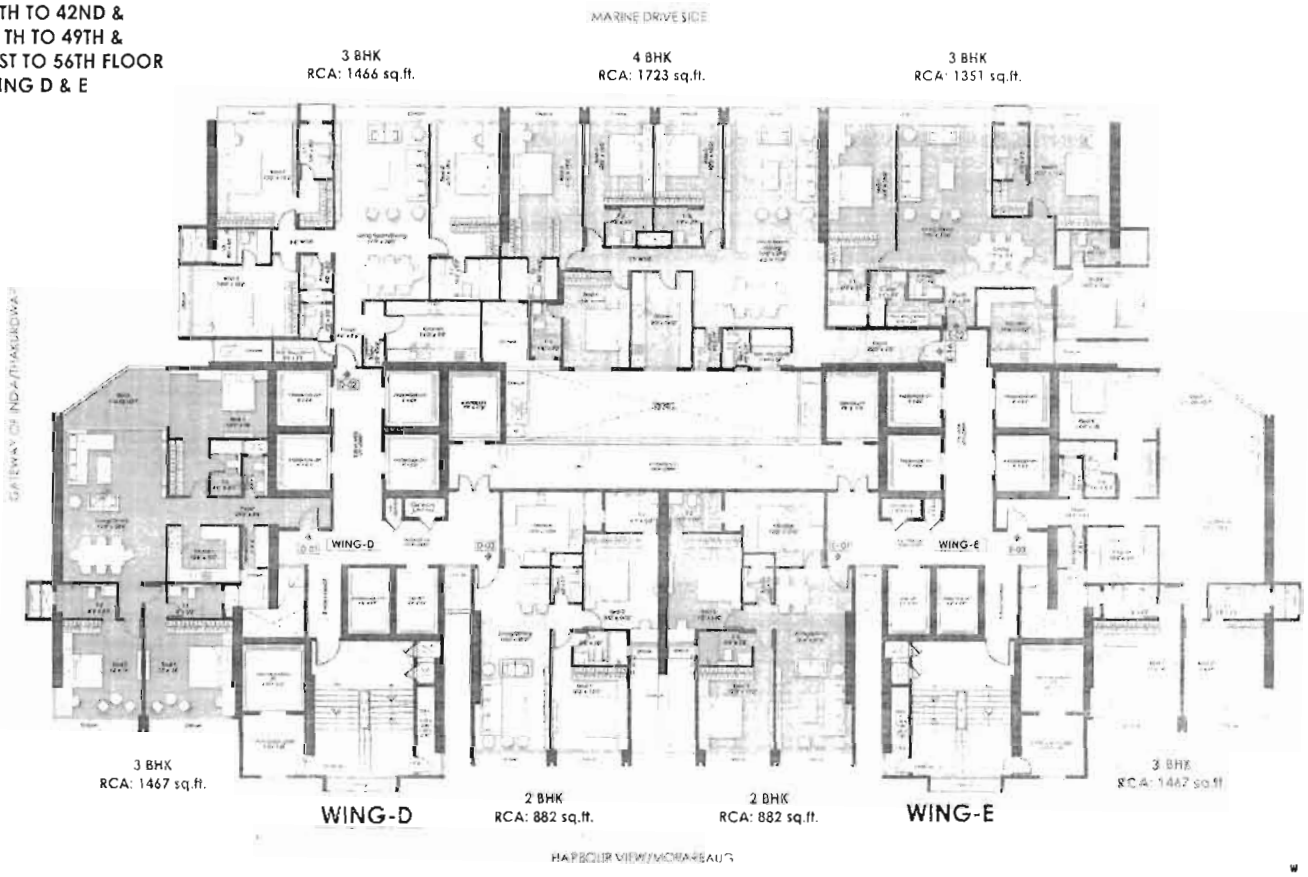


TYPICAL FLOOR PLAN  
29TH FLOOR  
WING D & E





**TYPICAL FLOOR PLAN**  
**30TH TO 35TH &**  
**37TH TO 42ND &**  
**44 TH TO 49TH &**  
**51ST TO 56TH FLOOR**  
**WING D & E**

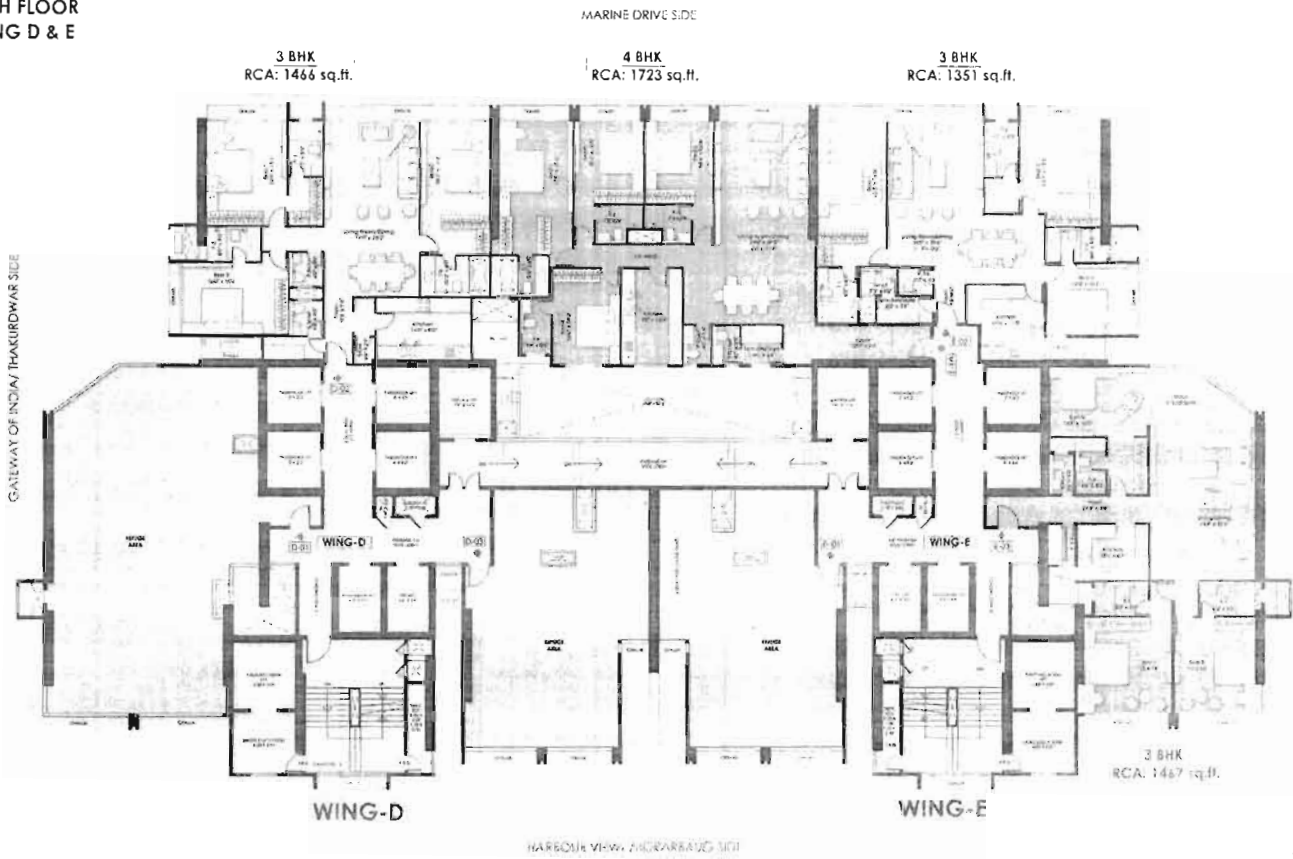


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TYPICAL FLOOR PLAN  
 36TH, 43RD, 50TH &  
 57TH FLOOR  
 WING D & E



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One feels privileged, almost Utopian,  
being right in the midst of South Mumbai,  
yet somehow aloof from all the crowds, traffic, noise  
pollution – in your personal haven in the  
skies – naturally well-lit, open,  
breezy, with enough views  
reminiscent of the glory of her bygone years.

– Swarnendu Kr. Biswas



Itwell ensures a legacy of exuberance with world class facilities and  
uncompromised privacy that the Mumbai elite desire.

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