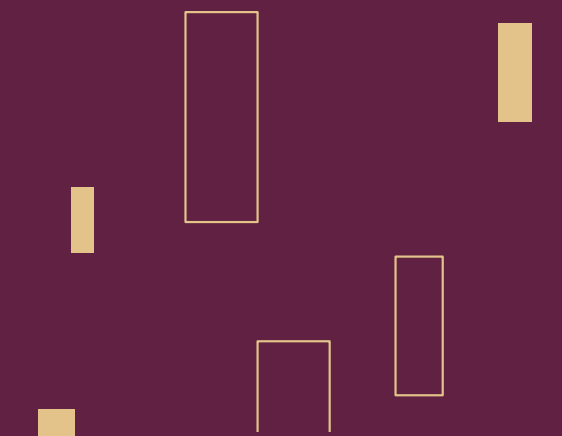


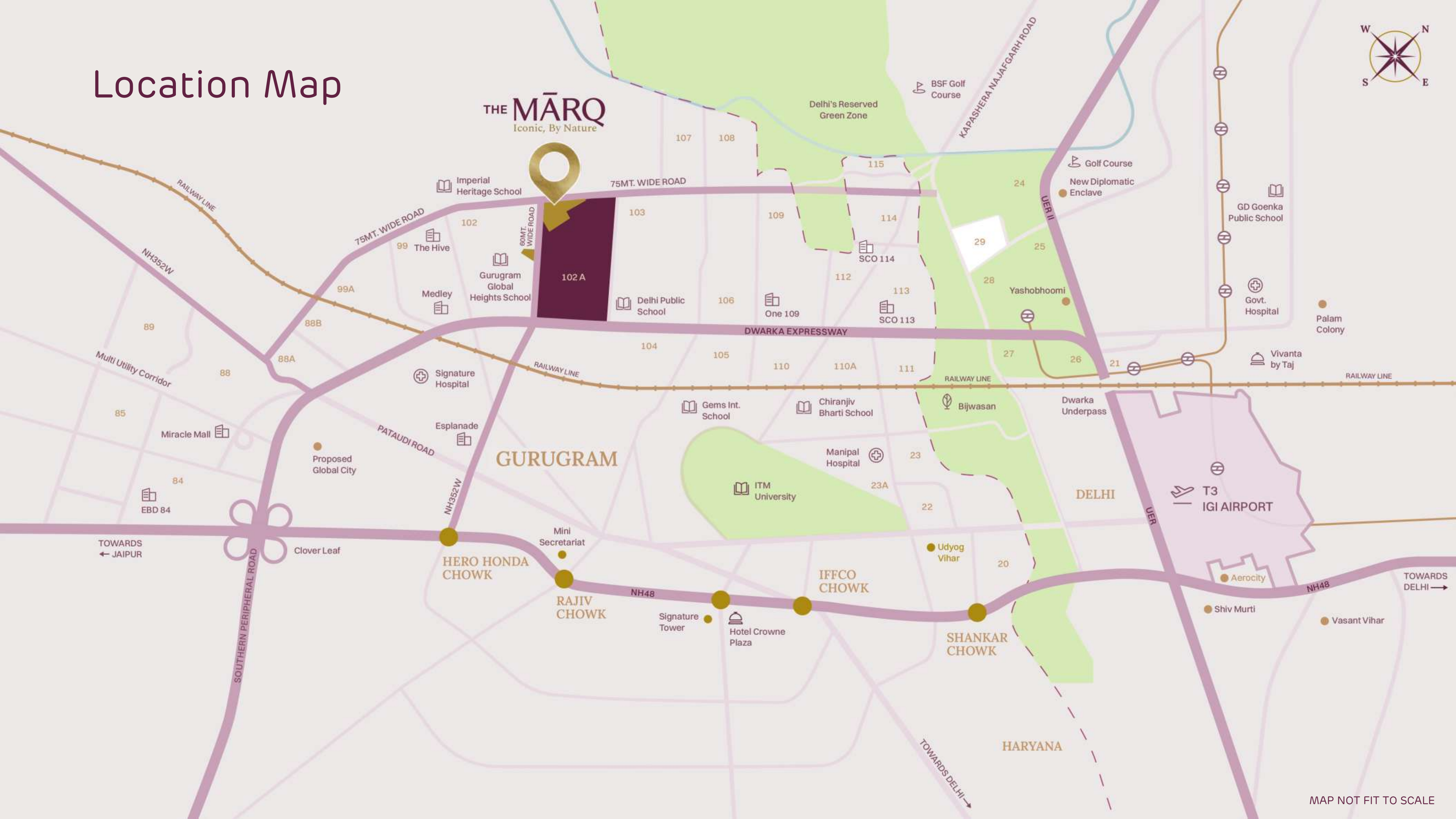
PRESENTING

THE MĀRQ

Iconic, By Nature



Location Map



THE MĀRQ
Iconic, By Nature

102 A

GURUGRAM

DELHI

HARYANA

Why Dwarka Expressway?



Unmatched Connectivity & Infrastructure

- Direct Access to IGI Airport & Diplomatic Enclave II.
- Seamless link to NH-48, Delhi & other parts of Gurugram.
- Elevated 150m-wide expressway with signal free travel.



Premium Real Estate Growth Corridor

- Emerging hub for Grade-A residential & commercial developments.
- Higher Capital appreciation potential compared to mature Gurugram sectors.
- Proximity to business hubs, Global City & upcoming IT-SEZs.



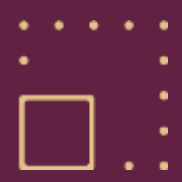
Future Ready Urban Planning

- Integrated planning to reduce congestion in Delhi & Old Gurugram.
- Long-term positioning as India's next International Business District.

Welcome to a life,
crafted to
be iconic.



An address that keeps you connected



Corner Site at the junction of **60m** and **75m** sector road



A sprawling **5-acre** (approx.) development focused on community living



Two iconic towers



G+ 46-storeys



Option for **3 & 4 BHK Plush Residences**



3-Level Basement Parking



MAP NOT FIT TO SCALE



46 storeys, a gaze that's divine
where form and function align this is

Iconic, By Design

Welcome to
THE M̄ARQ

A Landmark
made to make a
mark in the city



In sync with peace and
at pace with the city





Planned for memories,
held in nature,

Master Plan



- 01. Residents & Visitors Entry – Gate-1
- 02. Service & Logistics Entry & Exit – Gate-1
- 03. Residents Exit- Gate-2
- 04. Club Entry – Gate-2
- 05. Club Exit – Gate-3
- 06. School Bus Shelter – Gate-1
- 07. School Bus Shelter – Gate-2

- 08. Tower- A & B Drop-off
- 09. Tower Entrance Canopy
- 10. Residents Entrance Lobby- Tower-A
- 11. Residents Entrance Lobby- Tower-B
- 12. Service Staff Entry & Exit- Tower-A
- 13. Service Staff Entry & Exit- Tower-B

- 14. Shallow Water Feature
- 15. Covered Connecting Pathway
- 16. Alfresco Seating
- 17. Event Lawn
- 18. Amphitheatre
- 19. Pet Park

- 20. Gazebo
- 21. Mound Seating
- 22. Multipurpose Court
- 23. Pickleball Court
- 24. Children's Play Area
- 25. Senior Citizen Social Plaza

- 26. Reflexology Path
- 27. Rolling Mounds
- 28. Service Yard
- 29. Club Service Loading & Unloading
- 30. Jogging Track
- 31. Guard Room





THE
M
CLUB

This is iconic, by sheer delight.

An artistic rendering of a modern building courtyard at night. The scene is illuminated by warm, golden light from within the building's glass facades and recessed ceiling lights. The courtyard features a central walkway flanked by tall, slender trees and several large, blue, sculptural fountains. The architecture is characterized by clean lines, large glass panels, and a series of vertical columns. Two figures are visible: one on the left near a glass wall and another on the right near a fountain. The overall atmosphere is sophisticated and contemporary.

At The Marq, the landscape bends to
what your life needs

A curve that cradles community.

Expansive landscapes
designed for calm,
wellness and
everyday escape



Double height entrance lobby

A lobby that rises
to the occasion.



A Community That Is Meant For You

Designed for all - a healthy environment promoting social, mental, physical and spiritual well-being.



**DOUBLE-HEIGHT
GROUND FLOOR (6m)**
for an elevated spatial experience



**IGBC PRE-CERTIFIED
GOLD Rating**
(GH 240971)



CLUBHOUSE
Good vibes live here



**LIMITED VEHICULAR
MOVEMENT**



DIVERSE
Array of amenities for active
community participation



WELL-LINKED
Seamless network of public and
green spaces



INCLUSIVE
Dedicated spaces for
everything that matters



SECURITY
3 Tier Security

Infinity Pool & Shower Area

At the deep end
of self-care.



Artistic Impression

Sports Amenities - Outdoor

Multipurpose Court

Game, set, match.



Pickleball Court

The new favorite on court.



Infinity Pool

Where every lap feels liberating



Kids Play Area

Big fun for little explorers.



Sports Amenities - Indoor

Snooker/Pool Table

Made for joy to stick around.



Foosball

Fast hands. Fierce goals. Endless fun.



Indoor Badminton

Smash, sprint, and soar with every rally.



Sports Amenities - Indoor

Table Tennis

Tiny table but massive competition



Air Hockey

Where reflexes rule and laughter echoes.



Squash Court

Where your crew turns game into glory.



Wellness Amenities

Yoga and Meditation

Stretch. Breathe. Center yourself.



Spa and Steam Room

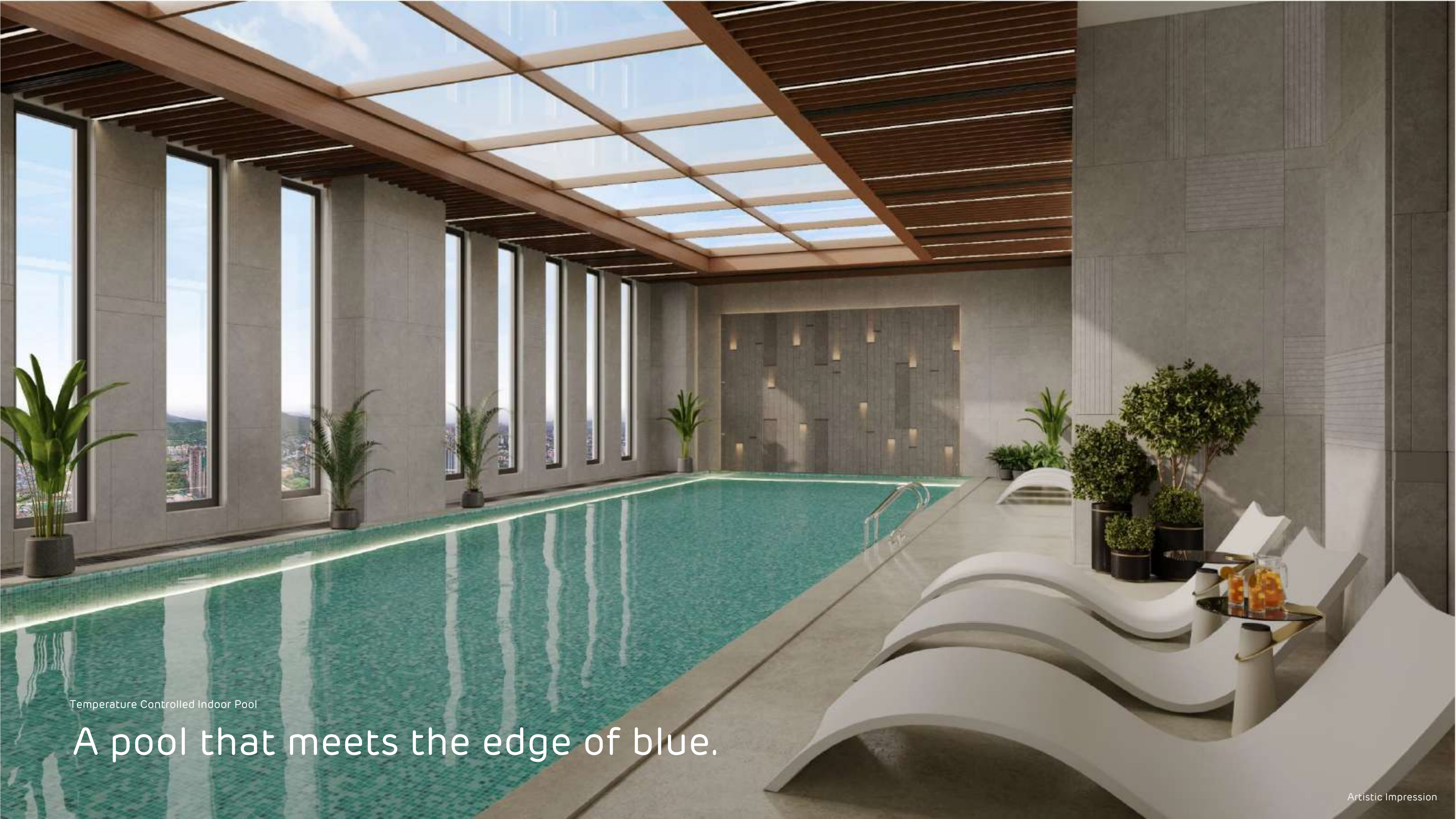
Relax, detox, and rejuvenate naturally.



Gymnasium

Lift, sweat, repeat your goals await.





Temperature Controlled Indoor Pool

A pool that meets the edge of blue.

Artistic Impression

Community Living Amenities

Mini Theater

Lights, sound, & stories that come alive.



Business Lounge

Seamless meetings & smart workspaces.



Day Café & Restaurant

Sip, relax, and savor the moment.



Community Living Amenities

Creche

Safe, nurturing care for children



Medical Room

Care and comfort, just steps away.



Senior Citizen Space

Comfort, connection, & calm for golden years.



Welcome to

THE MĀRQ

Iconic, By Nature





Floor Plans

TOWER-A

Typical Floor Plan With Service Personnel Unit

3 BHK-A
SERVICE PERSONNEL
RERA CARPET AREA
1386.51 SQ. Ft.
(128.81 SQ.M.)

3 BHK-B
RERA CARPET AREA
1287.59 SQ. Ft.
(119.62 SQ.M.)

3 BHK-B'
RERA CARPET AREA
1288.99 SQ. Ft.
(119.75 SQ.M.)

4 BHK
RERA CARPET AREA
1785.75 SQ. Ft.
(165.90 SQ.M.)

02
3BHK-B

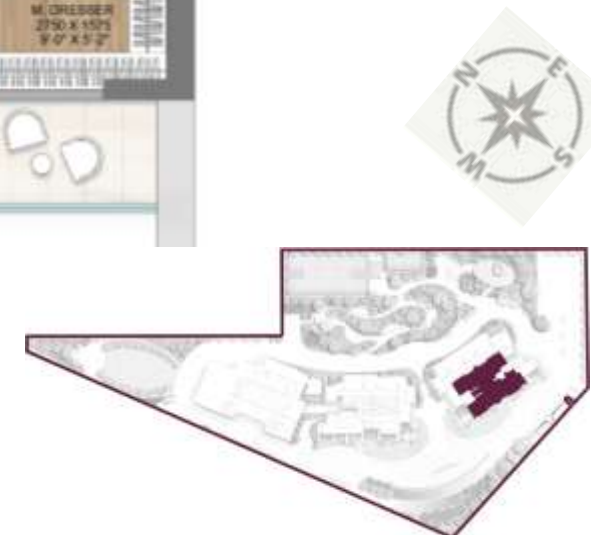


01
3BHK-B'



03
3BHK-A
(Service Personnel)

04
4BHK



TOWER-A

First Floor Unit Plan

3 BHK-A
 RERA CARPET AREA
1333.12 SQ. FT. (123.85 SQ.M.)
 EXTENDED BALCONY AREA
519.58 SQ. FT. (48.27 SQ.M.)

3 BHK-B
 RERA CARPET AREA
1287.59 SQ. FT. (119.62 SQ.M.)
 EXTENDED BALCONY AREA
517.86 SQ. FT. (48.11 SQ.M.)

3 BHK-B'
 RERA CARPET AREA
1288.99 SQ. FT. (119.75 SQ.M.)
 EXTENDED BALCONY AREA
71.73 SQ. FT. (6.66 SQ.M.)

4 BHK
 RERA CARPET AREA
1785.75 SQ. FT. (165.90 SQ.M.)
 EXTENDED BALCONY AREA
131.11 SQ. FT. (12.18 SQ.M.)

02
3BHK-B



03
3BHK-A

01
3BHK-B'



04
4BHK



TOWER-A

Typical Unit Plan

3 BHK-A
 RERA CARPET AREA
 1333.12 SQ. Ft.
 (123.85 SQ.M.)

3 BHK-B
 RERA CARPET AREA
 1287.59 SQ. Ft.
 (119.62 SQ.M.)

3 BHK-B'
 RERA CARPET AREA
 1288.99 SQ. Ft.
 (119.75 SQ.M.)

4 BHK
 RERA CARPET AREA
 1785.75 SQ. Ft.
 (165.90 SQ.M.)

02
 3BHK-B

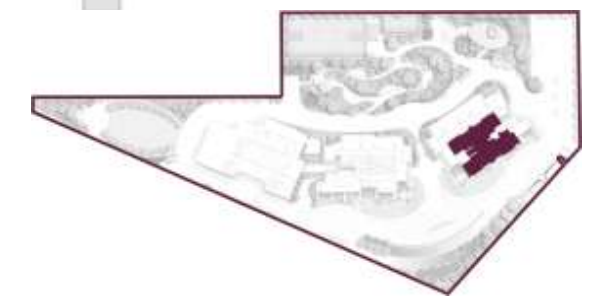


03
 3BHK-A

01
 3BHK-B'



04
 4BHK

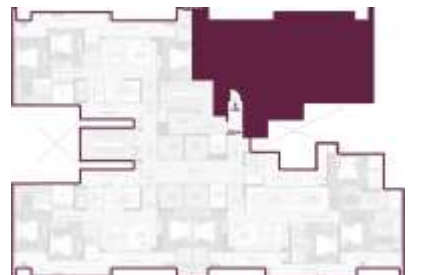


TOWER-A 3BHK-A

SALEABLE AREA
2475 SQ. Ft.
(229.93 SQ. M.)

RERA CARPET AREA
1333.12 SQ. Ft.
(123.85 SQ.M.)

BALCONY AREA
504.29 SQ. Ft.
(46.85 SQ.M.)

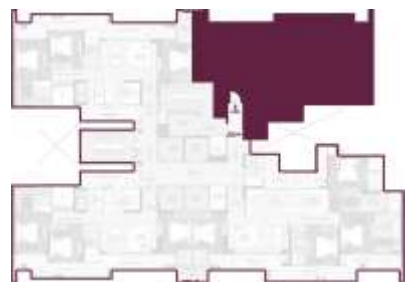


TOWER-A 3BHK-A (Service Personnel)

SALEABLE AREA
2490 SQ. Ft.
231.32 (SQ. M.)

RERA CARPET AREA
1386.51 SQ. Ft.
(128.81 SQ.M.)

BALCONY AREA
504.29 SQ. Ft.
(46.85 SQ.M.)



TOWER-A 3BHK-B

SALEABLE AREA

2375 SQ. Ft.

220.64 (SQ. M.)

RERA CARPET AREA

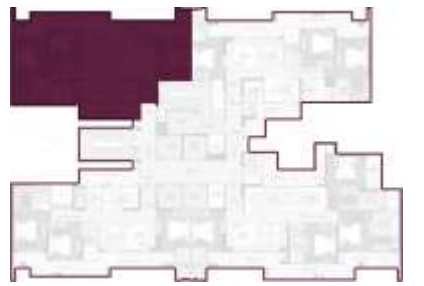
1287.59 SQ. Ft.

(119.62 SQ.M.)

BALCONY AREA

485.99 SQ. Ft.

(45.15 SQ.M.)

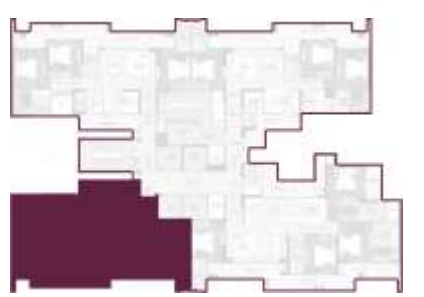


TOWER-A 3BHK-B'

SALEABLE AREA
2375 SQ Ft.
220.64 (SQ. M.)

RERA CARPET AREA
1288.99 SQ. Ft.
(119.75 SQ.M.)

BALCONY AREA
485.99 SQ. Ft.
(45.15 SQ.M.)



TOWER-A 4BHK

SALEABLE AREA

3295 SQ. Ft.

306.11 (SQ. M.)

RERA CARPET AREA

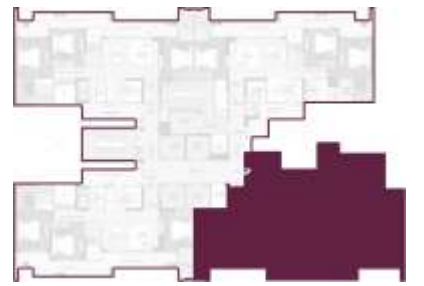
1785.75 SQ. Ft.

(165.90 SQ.M.)

BALCONY AREA

644.23 SQ. Ft.

(59.85 SQ.M.)



TOWER-B

Typical Unit Plan

3 BHK-A
 RERA CARPET AREA
1333.12 SQ. Ft.
 (123.85 SQ.M.)

3 BHK-B
 RERA CARPET AREA
1287.59 SQ. Ft.
 (119.62 SQ.M.)

3 BHK-B'
 RERA CARPET AREA
1288.99 SQ. Ft.
 (119.75 SQ.M.)

4 BHK
 RERA CARPET AREA
1785.75 SQ. Ft.
 (165.90 SQ.M.)

02
3BHK-A

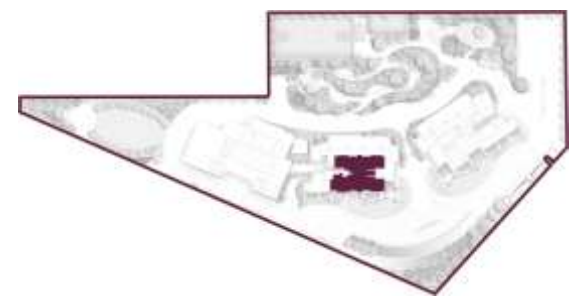


01
4BHK



03
3BHK-B

04
3BHK-B'

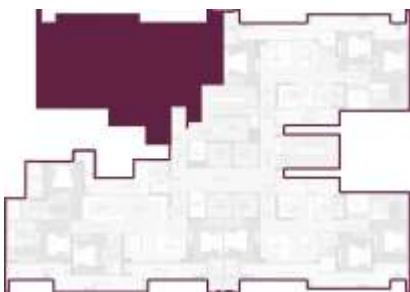


TOWER-B 3BHK-A

SALEABLE AREA
2475 SQ. Ft.
(229.93 SQ. M.)

RERA CARPET AREA
1333.12 SQ. Ft.
(123.85 SQ.M.)

BALCONY AREA
504.29 SQ. Ft.
(46.85 SQ.M.)



TOWER-B 3BHK-B

SALEABLE AREA

2375 SQ. Ft.

220.64 (SQ. M.)

RERA CARPET AREA

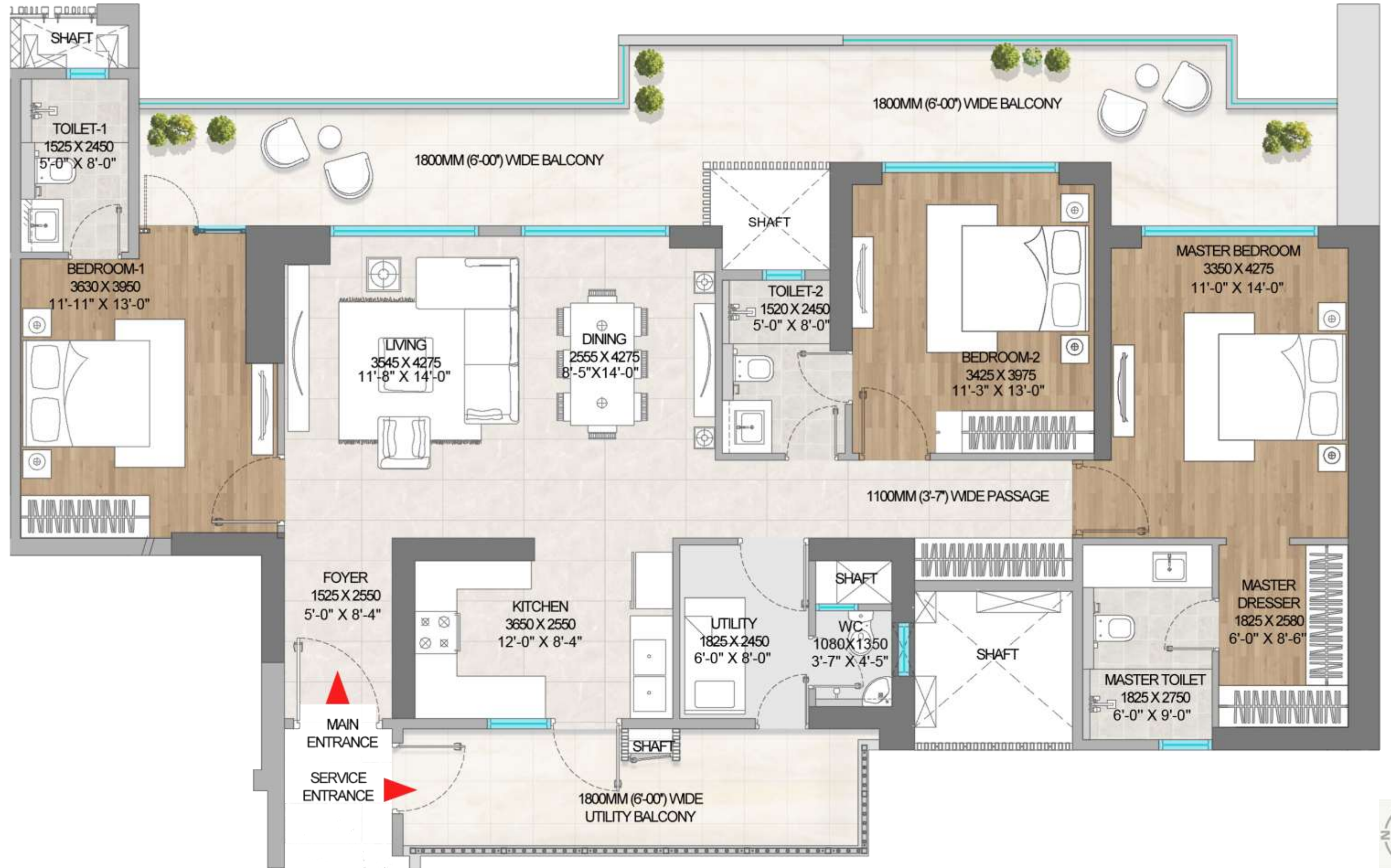
1287.59 SQ. Ft.

(119.62 SQ.M.)

BALCONY AREA

485.99 SQ. Ft.

(45.15 SQ.M.)

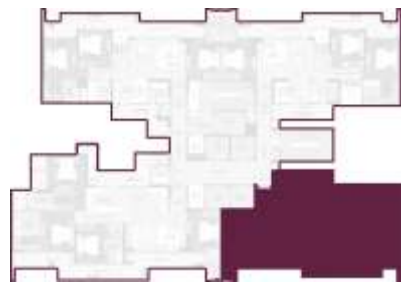


TOWER-B 3BHK-B'

SALEABLE AREA
2375 SQ Ft.
220.64 (SQ. M.)

RERA CARPET AREA
1288.99 SQ. Ft.
(119.75 SQ.M.)

BALCONY AREA
485.99 SQ. Ft.
(45.15 SQ.M.)



TOWER-B 4BHK

SALEABLE AREA

3295 SQ. Ft.

306.11 (SQ. M.)

RERA CARPET AREA

1785.75 SQ. Ft.

(165.90 SQ.M.)

BALCONY AREA

644.23 SQ. Ft.

(59.85 SQ.M.)



Specifications

Experience the pinnacle of refined living with our meticulously crafted plush residences. Each home is a masterpiece of design and functionality, featuring:



VRV/ VRF Air Conditioning



Luxury tiles in living / dining / foyer / passage



All bedrooms / dress area laminated wooden flooring



Digital main door lock



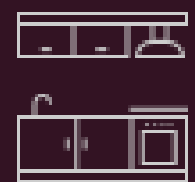
External glazing - Aluminum frames with toughened glass & mosquito mesh in living/ dining/ kitchen/ all bedrooms



Internal doors - laminated flush door/ factory made modular flush doors & door frames



Video door phone



Modular Kitchen



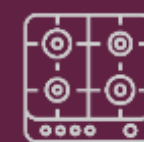
Instant Geyser



Washing Machine



Chimney



Hob



In built microwave and oven



Refrigerator



Sink With Faucet



Provision for piped gas supply

Payment Plan

PAYMENT PLAN (30:40:30)	
PARTICULARS	%AGE OF SV
On Application (Booking Amount)	25 lacs
On or Within 15 days of Application	10% less Application Amount
On or Within 90 days of Application	10%
On or Within 150 days of Application	10%
On Start of 22nd Floor roof slab	15%
On Start of 45th Floor Roof Slab	25%
On Completion of Floor Internal plaster of tower	15%
On Application of OC	10%
On offer of possession	5%

* Post 10% payment, Agreement is mandatory.





Welcome To Elevated Living With Elegance

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