

## Emaar MGF Marbella - Sector-66, Gurgaon



### luxury living

Emaar MGF introduces 'Marbella'-An Exclusive impeccably Planned Ultra Lavish Signature Villa Community.

- Project ID : J610119104
- Builder: Emaar MGF Land Limited
- Properties: Apartments / Flats, Independent Houses, Farm Houses
- Location: Signature Villa Community, Emaar MGF Marbella, Sector-66, Gurgaon (Haryana)
- Completion Date: May, 2011
- Status: Completed

## Description

**EMAAR MGF Marbella** - A Splendor of Spanish Architecture - spread over in 110 acres of sprawling green - 3 gated Avenues with Only Villa Community -

Marbella is designed for an unmatched way of life, within four walls and out in the open. A signature Spanish style and refreshing colour palette create lavish indoor spaces. Out of doors, planned walkways, scenic parks, leisure and recreational facilities complete the experience of villa life.

### Villa Features & Landscape :-

- Pilaster with House Number and Light
- Landscaped Front and Rear Lawns
- 900mm Front Garden Wall
- 1500mm Side Privacy Wall and Pilaster
- Steps and Front Porch
- Front Garden Tree
- Driveway and Carport
- Visitor Parking
- Street Tree with Tree-Guard in Tree-Grate
- Front Garden and Patio with Tiered Fountain
- Rear Patio off Family Lounge
- 1800mm Rear Privacy Wall

### Villa Belleza -

- 267 sq. yards - 5605 sq. ft
- 4 Bedrooms, 4 Bathrooms, Living and Dining, Family Lounge with Pantry and Servants Quarter.
- Villa Price = Rs. 4.45 Cr.
- Inaugural Discount = Rs. 25 lacs
- Net Basic Price = Rs.4.20 Cr.
- On Time Payment Rebate - 5%
- Net Effective Price - 3.99 Cr ++
- PLC and EDC / IDC extra.
- Booking Amount : 'Emaar MGF Land Limited' - Rs. 25 lacs

### Villa Monada - 350 sq. yards - 6520 sq. ft.

- 5 Bedroom, 5 Bathroom, Living and Dining, Family Lounge with Pantry and Servants Quarter.
- \*\*Villa Price = Rs. 5.55 Cr.
- Inaugural Discount = Rs. 30 lacs
- Net Basic Price = Rs.5.25 Cr.
- On Time Payment Rebate - 5%
- Net Effective Price - 4.99 Cr ++
- PLC and EDC / IDC extra.
- Booking Amount : Rs. 30 Lacs favoring EmaarMGF Land Limited.
- Villa Belinda - 500 sq. yards - 8120 sq. ft.
- 5 Bedroom, 5 Bathroom, Living and Dining, Family Lounge with Pantry and Servants Quarter.
- \*\*Villa Price = Rs. 7.70 Cr.
- Inaugural Discount = Rs.35 lacs
- Net Basic Price = Rs.7.35 Cr.
- On Time Payment Rebate - 5%
- Net Effective Price - 6.99 Cr ++
- PLC and EDC / IDC extra.

**Booking Amount** : Rs. 30 Lacs favoring EmaarMGF Land Limited

### Preferential Location Charges:

- 15 Meter Road : 5% of Net Basic Price
- Corner : 5% of Net Basic Price
- 24 Meter Road : 7.5% of Net Basic Price
- Park / Green : 7.5% of Net Basic Price

## Features

### Luxury Features

- Lifts ■ RO System

### Lot Features

- Balcony ■ Corner Location

### Exterior Features

- Visitor Parking ■ Basement

### Maintenance

- Water Supply / Storage ■ Rain Water Harvesting
- Waste Disposal

### Security Features

- Security Guards ■ Electronic Security
- Intercom Facility ■ Fire Alarm

### Interior Features

- Woodwork

### Recreation

- Park

### Land Features

- Club / Community Center ■ Adjacent to Main Road
- Water Connection ■ Electric Connection
- Close to Shopping Center/Mall

## Gallery

### Pictures



Main Entrance



Close View



Swimming Pool



Front View



Side View

### Floor Plans



Location Map



Layout Plan



Basement Floor



Ground Floor Plan



First Floor Plan



Second Floor Plan

## Location

## Landmarks

### Transportation

Orchid (<15km), Taxi Stand (<21km), Ryans Bus Parking (<5km), Auto Stand For Bus Stand (<6km), International Airport Authority Of Ind.. Lnt Site Office For International Airpo.. Private Delhi Airport Parking And Sto.. New Intergrated Terminal For Indira ... Airport Authority Office (<27km), Terminal City Bus Igi Airport (<27km), Car Parking International Airport (<2... Indira Gandhi International Airport In.. Arrival And Departure Area (<27km),

Basai Dhankot Railway Station (<18km... Railway Station (<19km), Gurgaon Railway Station (<19km), Railway Station Garhi Harsaru (<22km).

### Markets & Shopping Malls

Huda Market (<7km), Unitech Shopping Plaza (<7km), Sun City Shopping Complex (<9km), Gold Souk (<10km), Shopping Complex Wapti Afccts (<1... Sushant Shopping Arcade (<12km), Omaxe Plaza Mall (<7km), Omaxe House To Home Mall (<8km), Niho Scottish Mall (<8km), Raheja Mall (<8km), Rheja Mall (<9km), Omaxe Wedding Mall (<9km), Omaxe Mall (<9km), Ardee Mall (<9km), Ardee City Mall (<9km), Central Plaza Mall (<9km)

### Banks & ATMs

Icici Bank And Atm (<9km), Uno Bank (<10km), Bank Of India (<10km), South Indian Bank (<11km), Icici Bank (<12km), Sbi Bank (<12km), Bank Of Maharashtra (<12km), Icici Atm (<11km)

### Hotels & Guest Houses

\* \* \* \* \* 5 Star Hotel Site (<9km), Hotel Hillton (<9km), Huda Approved Five Star Hotel Site (... International Institute Of Hotel Mana.. National Institute Of Hotel Managem.. Park Plaza Hotel (<12km), Lee Guest House (<13km), Pasricha Guest House (<14km), Surya Guest House (<15km), Aggarwal Guest House (<17km), Taikisha Guest House (<19km), Maharani Guest House (<19km)

### Movie Halls

Chakarpur Cinema Halls (<13km), Dev Cinema (<14km), Ajit Cinema (<14km), Raj Cinema (<14km), Dt Mega Mall - With Dt Cinemas (<1... D T Cinema (<15km), Lifestyle And Dt Cinema (<15km), P V R Cinema Europa (<15km), Payal Cinema (<15km)

### Restaurants & Clubs

Just Mughlai (<7km), Shree Sweets & Restaurant (<7km), Raj Restaurant (<7km), Hill Stone Restaurant (<9km), Raj Restaurant + Theka (<10km), Park Regency Restaurant (<10km), Dana Choga (<11km), Nazeers Delicacies (<12km), The Great Kabab Factory (<12km), Club Maruti Kunj (<5km), Ryans Science Club And Kitchen Gar... Club Florence (<6km)

### Parks

Main Ground/ Park (<5km), Maruti Kunj Central Park (<5km), Park View City li (<6km), Central Park Kendriya Vihar- Raina Su.. Bestech Park View li (<6km)

### Hospitals & Clinics

Hospital (<5km), Sumangal Hospital (<5km), Sai Hospital (<6km), The 32 Pearls Dental Clinic (<6km), Stone Clinic (<7km), Pearl Dental Clinic (<7km), Dr. Payal Mittal Dental Clinic (<8km), Health Center (<10km), Sanyal Polyclinic And Wellness Centr... V-Eye Care And Contact Lens Clinic (... Bhawna Suri Clinics (<12km), Good Health Clinic (<12km)

### Offices

Unitech Project Office (<6km)

### Schools & Colleges

The Heritage School (<4km), Kiran Bedi (School) (<5km), Dps School Junior Wing (<5km), Ryan International School (<5km), Ryan Internetal School (<5km), College Of Vijay Mahalwal(B-Tech--E..

\* All distances are approximate

## Properties

Type	Area	Possession	Price *
4BHK Apartment / Flat	2700 SqFeet	-	₹ 6.25 crores
4 Bedroom Independent House	2403 SqFeet	-	₹ 5.25 crores
4 Bedroom Independent House	2700 SqFeet	Immediate/Ready to move	₹ 6.25 crores
4 Bedroom Independent House	5605 SqFeet	-	₹ 4.9 crores
5 Bedroom Independent House	350 SqYards	-	₹ 6.5 crores
4 Bedroom Farm House	2700 SqFeet	Immediate/Ready to move	₹ 6.25 crores

\* Data has been collected from publicly available sources and may not be up to date.

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