



MORE SPACE. MORE LIFE.



SINCE 1982

We bring over 4 decades of real estate excellence in developing and building premium residential towers, gated communities and commercial spaces all over MMR region of Maharashtra. i.e. Brihanmumbai Municipal Corporation (BMC), Mira- Bhayandar Municipal Corporation (MBMC) and Vasai-Virar Municipal Corporation (VVMC) and Palghar Municipal Council.

OUR MILESTONES

80

LANDMARK
PROJECTS

5M

SQ.FT OF
AREA SOLD

40+

YEARS OF
BUILDING TRUST

10,000+

HAPPY
FAMILIES

WWW.CHHEDAGROUP.COM



CHHEDA GREENS

MORE SPACE

FOR EVERYTHING

WWW.CHHEDA GREENS.COM

WELCOME TO A GATED COMMUNITY LIVING
WITH 'MORE' THAN EXPECTED

CHHEDA GREENS
... AVIGHNA ...



MASTER PLAN

THOUGHTFULLY
LAID-OUT ACROSS
AN EXTRAVAGANT 3 ACRES



PROJECT DETAILS

- Stilt + 29 Floors
- 3 Level Parking
- E- Deck Level

FLAT CONFIGURATIONS

- 1 & 2 BHKs
- Jodi 1+1 BHKs
- Jodi 2+1 BHKs
- Limited Edition 2.5 BHKs



PROJECT HIGHLIGHTS

ATTRIBUTES THAT
CONTRIBUTE TO
MORE SPACE
FOR LIFE



HOMES BUILT WITH WORLD CLASS ALUMINIUM FORM WORK TECHNOLOGY

The aluminum shuttering used for the construction is manufactured by S-Form, a South Korean based company who are the leading manufactures of ALUFORM Technology in the world.



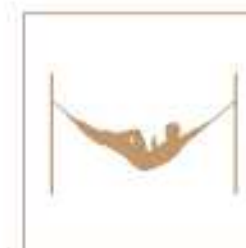
A TATA ENTERPRISE FIRM (ECO FIRST) AS DESIGN CONSULTANTS FOR GREEN BUILDING

World best brand delivering sustainable integrated design and eco-friendly construction techniques with their skillful engineering economics.



UPCOMING INFRA PROJECTS IN THE VICINITY FOR PROGRESSIVE FUTURE

With upcoming metro and coastal road projects the distance and travel time to Mumbai is set to reduce intensely thereby increasing the demand and significance of location thus causing escalation to the value of the property.



MODERN LIFESTYLE AMENITIES AND GATED COMMUNITY LIVING.

30 plus amenities to upgrade & scale up your day-to-day lifestyle.



IGBC CERTIFIED GREEN BUILDING

Green building certification for tangible benefits like energy and water saving and intangible benefits like enhanced air quality, excellent day lighting, health and well-being of occupants.



SMART APARTMENT MANAGEMENT SYSTEM

App based apartment management system to keep residents connected and updated with smart features for visitor management and clubhouse management and vehicle access control for the residents.



BUSBAR TRUNKING SYSTEM

A technology for distribution of electricity in the building using busbar as against conventional cable bundle distribution for better safety & security of residents coupled with other benefits.



EXCELLENT CONNECTIVITY

An address with seamless connectivity & unmatched conveniences with railway station and western express highway at a distance of 10 mins and upcoming metro station at a distance of 5 mins.



AMPLE GREENERY & OPEN SPACES

Green and open surrounding to add bliss to your life and let you live free from the hustle-bustle of city chores.



CHARGING POINT FOR ELECTRIC VEHICLE

Focusing and promoting environment sustainability EV charging points shall be provided.



WELL SIZED APARTMENTS

Affordable luxurious and large residential spaces for sizeable living.



IMMACULATELY PLANNED RESIDENCES

Well-planned living spaces to avoid wastage of space with ample natural light, ventilation and open views.



LAVISH LOBBY

WHERE THE EXPERIENCE
OF **SPACIOUSNESS** BEGINS

- Separate car drop off for each tower.
- Grand, double-height entrance lobby.
- Reception & waiting lounge.
- High-speed elevators.
- Wi-fi lounge.

LIVING ROOM

LAVISH LIVING ROOMS
WITH **MORE SPACE**
FOR TOGETHERNESS

- Composite marble window frame.
- Ample sunlight & ventilation.
- Aluminum sliding with mosquito net.
- Decorative main door with elegant fittings.
- Vitrified flooring throughout the apartment.
- Stylish and branded electrical fittings.



ARTISTIC IMPRESSIONS

MORE SPACE. MORE LIFE.

MODERN KITCHEN

WELL-DESIGNED
MODULAR KITCHEN
WITH **MORE SPACE**

- Spacious kitchen counters.
- Modular kitchen fittings.
- Quartz kitchen platform top.
- Vitrified tiles above kitchen platform.
- Kitchen platform with stainless steel sink.
- Provision for exhaust fan.



MASTER BEDROOM

KING SIZED BEDROOMS
WITH **MORE SPACE** FOR
ALL YOUR DREAMS

- Spaciously-planned for side tables, beds & wardrobes.
- Attached bathroom with branded concealed CP plumbing and fittings.
- Laminated flush door.
- Excellent quality branded internal painting.





**EXTRAORDINARILY
DESIGNED LANDSCAPED
PODIUM & CLUBHOUSE**

30+ Fitness, sports, active-life & leisure amenities.

- Clubhouse
- Green lawn
- Kids play area
- Multi-purpose turf
- Sitting patio

SALENT LAYOUT AMENITIES

30+ LIFESTYLE
FEATURES WITH SPACES
TO BE MORE, DO MORE



HIGH SPEED
ELEVATORS WITH
AUTO RESCUE DEVICE



ENERGY EFFICIENT
LIGHTING IN
COMMON AREAS



ELEGANTLY DESIGNED
E-DECK WITH
MODERN FACILITIES



LANDSCAPED
GARDEN
ON E-DECK



MULTI-PURPOSE
HALL AND
FUNCTION ROOM



WELL-DESIGNED
DOUBLE HEIGHT
LOBBIES



APP BASED VISITOR
MANAGEMENT
SYSTEM



OUTDOOR
FITNESS
PLAZA



FREE PLAY SPORTS
TURF COURT



VEHICLE FREE
E-DECK LEVEL



OUTDOOR PATIO
SITTING



SENIOR CITIZENS
CORNER



KIDS PLAY AREA



FIRE EVACUATION LIFT



INDOOR GAMES ZONE



GYMNASIUM



ARTISTIC IMPRESSIONS



ACTIVE-LIFE SPACES
FOR **MORE** FITNESS,
MORE WELLNESS

More reasons for community
to come together and feel the bliss
of healthy body, mind & soul.

MORE SPACE. MORE LIFE.

HIGH-END CLUB LIFE SPACES WITHIN YOUR COMMUNITY



FULLY-EQUIPPED, AIR-CON GYMNASIUM

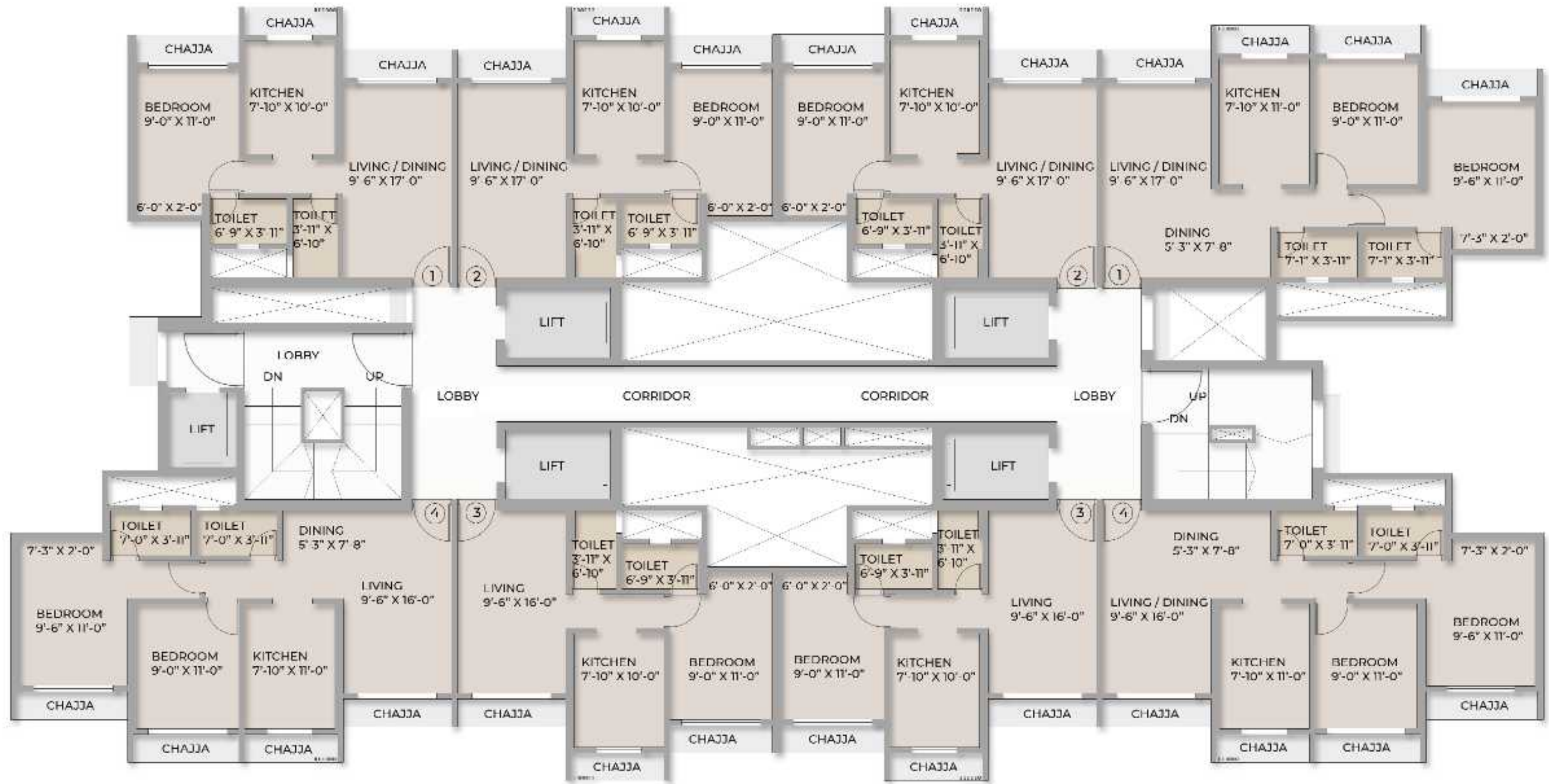
INDOOR GAMES ZONE WITH LOUNGE



ROYAL CELEBRATION HALL



TYPICAL FLOOR PLAN



UNIT PLANS 1 BHK

AVIGHNA BUILDING NO. 3



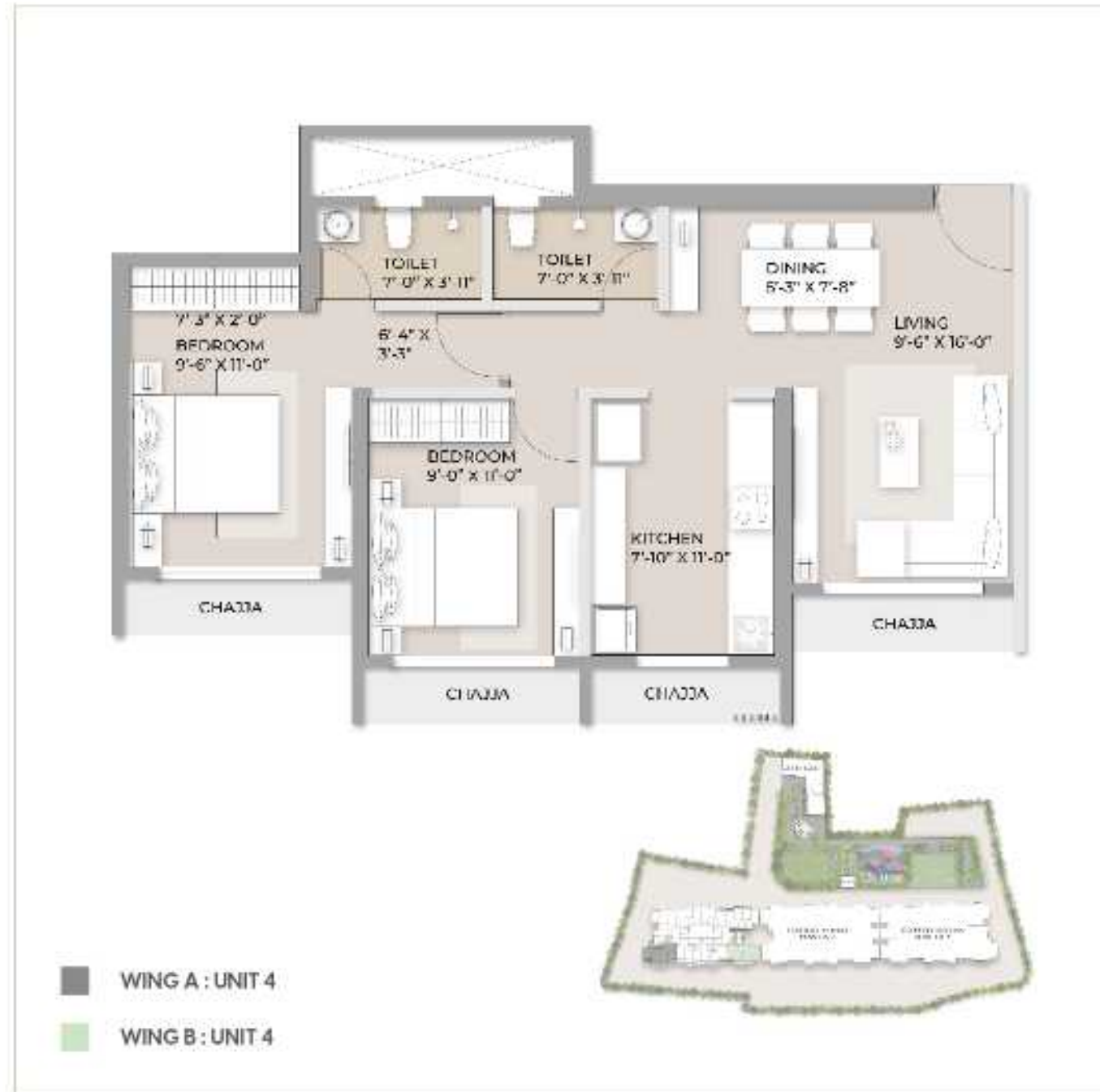
RERA CARPET AREA	435 SQFT
ENCLOSED BALCONY AREA	22 SQFT
TOTAL AREA	457 SQFT



RERA CARPET AREA	425 SQFT
ENCLOSED BALCONY AREA	22 SQFT
TOTAL AREA	447 SQFT

UNIT PLANS **2 BHK**

AVIGHNA BUILDING NO. 3



RERA CARPET AREA	637 SQFT
TOTAL AREA	637 SQFT

RERA CARPET AREA	647 SQFT
TOTAL AREA	647 SQFT



NESTLED IN A
WELL-CONNECTED
YET SERENE ADDRESS
AT MIRA ROAD

- Upcoming Metro Station 5 mins
- Mira Road Railway Station 10 mins
- Kashimira NH 8 Highway 10 mins
- RBK High School 5 mins
- Podar International 12 mins
- Wockhardt Hospital 8 mins
- Thunga Hospital 6 mins



SCAN FOR LOCATION



INVITING YOU TO A UNIVERSE
WITH **MORE SPACE** FOR **MORE LIFE**





SITE ADDRESS

Avighna at Chheda Greens, Ramdev Park Road, Mira Road East, Thane 401107

DEVELOPED BY



CHHEDA GROUP

M/S CHHEDA DEVELOPMENTS

CORPORATE OFFICE

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Maha RERA No : P51700047096

Disclaimer : 1) Purchasers are requested to independently, either directly or through their legal/financial consultants, thoroughly verify all details/documents pertaining to this project, including but not limited to the Approved Layout with Phasing, the Proforma Agreement for Sale, the details of fixtures and fitting, the common areas facilities and amenities, the approvals and permissions, the title certificate and details of encumbrances (if any) as available on <https://maharera.mahaonline.gov.in> under the project name 'Avighna Building No. 3' bearing MahaRERA Registration Number P51700047096. 2) This brochure does not constitute an offer and/or acceptance and/or contract and/or agreement and/or transaction and/or any intention thereof and/or a disclosure under any statute of any nature whatsoever. 3) The layout plan, the common areas, facilities and amenities, the fixtures, fittings, soft furnishing/furniture, gadgets, technology, information, pictures, images and visuals, drawings, specifications, sketches and other details herein are merely creative imagination and an Architect's impression and are only indicative. These should not be construed in any manner as disclosures under the provisions of the Real Estate (Regulation and Development) Act, 2016 and the Rules thereunder and/or any statute of any nature whatsoever. The developer reserves the right to change any or all of these in the interest of the development as permissible under law. 4) All dimensions mentioned in this brochure may vary/differ due to construction exigencies. Actual product may vary/differ from what is indicated herein. Further, dimensions mentioned on the floor plans are as per the plans approved by the MBMC and the same are subject to construction exigencies. 5) The Photographs contained herein may be stock/standard photography used for the purpose and may have been taken at a location other than the project site and are used to indicate a conceptual lifestyle. 6) No representation or warranty is made or intended as to the accuracy or completeness of information herein or as to its suitability or adequacy for any purpose. 7) Please examine all documents and information uploaded by the developer on the website of RERA at <https://maharera.mahaonline.gov.in> under the project name 'Avighna Building No. 3' (bearing MahaRERA Registration Number P51700047096) to understand the documents and information in all respect.

A PROJECT BY



CHHEDA GROUP