



Building
Lifestyles A N o t c h A b o v e





Today, We Are Here

**TO ADDRESS THE MISSED
OPPORTUNITIES**

In Life

— An Opportunity to Own a Life —
In the Most Prestigious Developments of Gurugram

M&M
FAIRWAY WEST

20,000 PSF

M&M
FAIRWAY EAST

25,000 PSF

M&M
latitude
LIVING WITH ATTITUDE

25,000 PSF

M&M
ST. ANDREWS
GOLF RESIDENCES

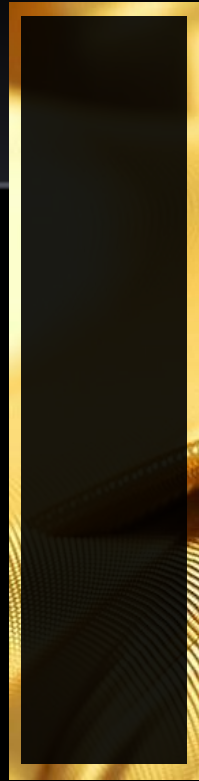
26,000 PSF

M3M POLO SUITES
WHERE THE GENTRY RESIDE

27,000 PSF

TRUMP
TOWERS
DELHI NCR


31,000 PSF



HOLD YOUR BREATH

INTRODUCING

The LAST MASTERPIECE
AT M3M GOLFESTATE



Are You Ready For City's

BIG REVEAL?

ICONIC LOCATION: OF THIS SUPER LUXURY ICON

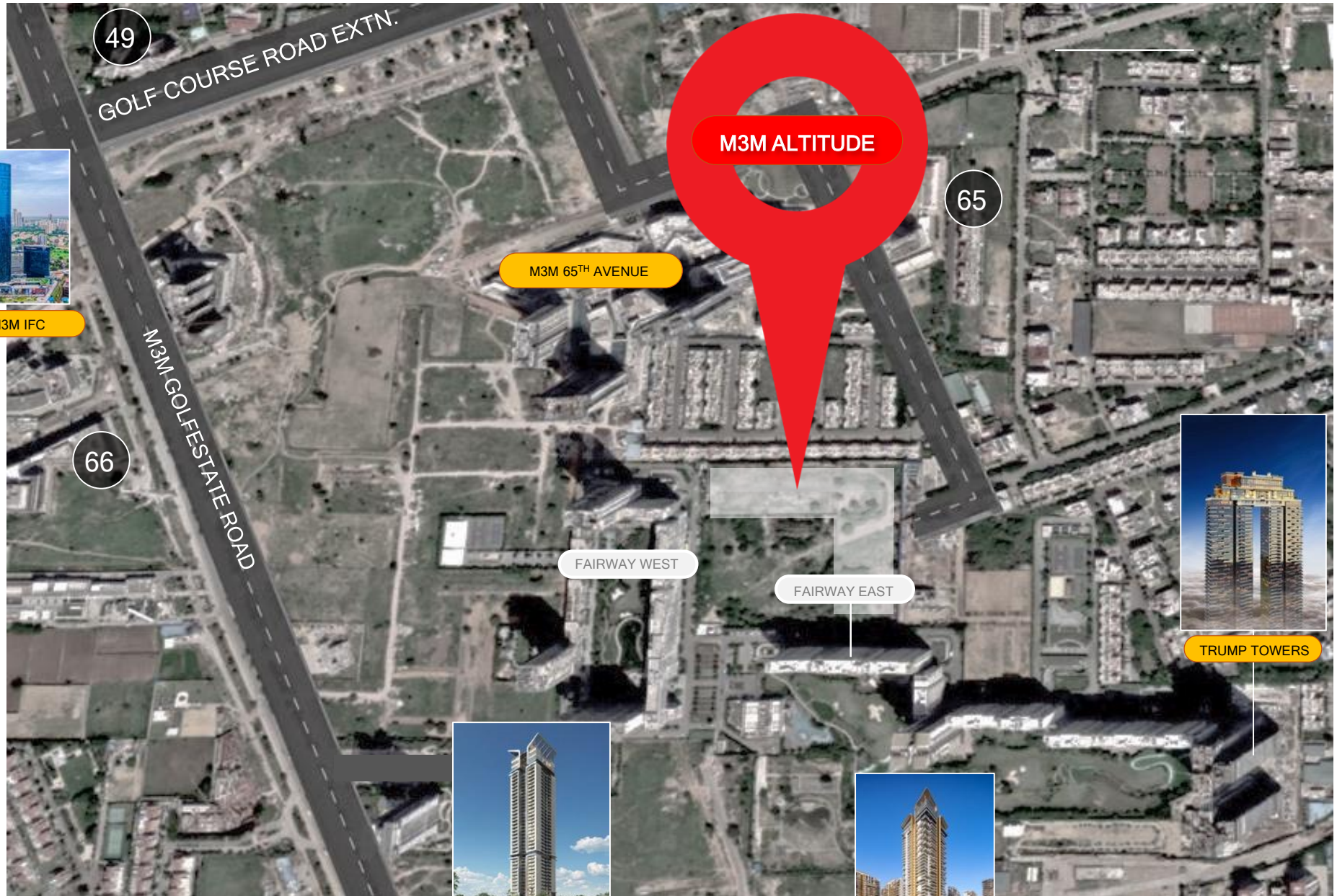


M3M IFC

Right next to the Golf Course Road Extn.,

Proximity of iconic luxury projects:
Trump Towers, M3M Golfestate and the likes.

International Schools
Uber Retail
Gastronomic delights



M3M LATITUDE



M3M ST. ANDREWS



TRUMP TOWERS



M&M
ALTITUDE

SPORTS ARENA

FAIRWAY
WEST

VIP CLUB
GOLF CART
ACCESS

GOLF COURSE
ROAD EXTN
ACCESS

SPORTS ARENA

ELEVATE CLUB
ACCESS

SPORTS ARENA

TEMPLE

FAIRWAY EAST

TRUMP
TOWERS

POLO SUITES

ST. ANDREWS

LATITUDE

GOLFSTATE
ROAD ACCESS

TRUMP TOWERS
ACCESS



A FEAT of MODERN ENGINEERING!

- A state-of-the-art, **world-class living**
- **Exceptional architecture**
- **Hotel-style services** - An ultimate urban resort.

A black and white photograph of two men in an architectural studio. The man on the left is older, with glasses and a dark sweater, looking towards the younger man. The man on the right is younger, with glasses and a light-colored shirt, leaning over a table and working on a physical architectural model. The table is covered with blueprints, a rolled-up set of plans, and a white mug. In the background, there are computer monitors and studio lighting. The overall atmosphere is professional and collaborative.

Envisioned By A Globally Renowned
ARCHITECTS

MASTERCRAFTSMEN



Jonas Upton-Hansen
Founding Director



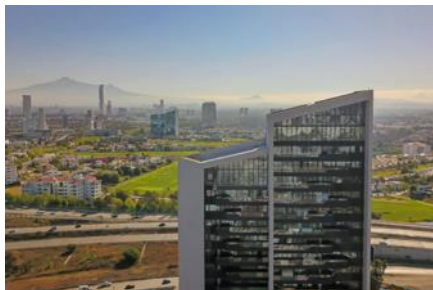
© Ricardo Mateu
Director



UHA is one of the
most awarded
architecture design
firm, based out of
London



UHA on the Big Screen
Oscar-nominated
Netflix Original
film *The White
Tiger* starred four of
UHA's Delhi-based
projects..



Sadro
Residencias
Puebla, Mexico



Qingdao Waterfront
Qingdao, China



Al Fujairah
Dubai, UAE



Infinity Towers
Limassol, Cyprus

All M3M projects!!

MASTERPLAN ARCHITECT

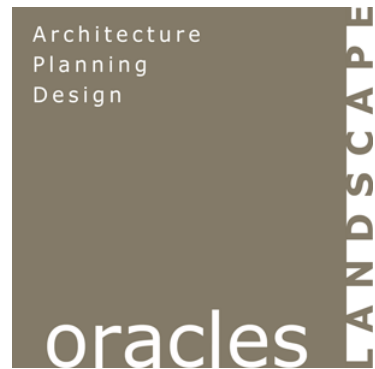


PRINCIPAL ARCHITECT
GYAN PRAKASH MATHUR



A leading architecture and design firm with four decades of experience **revitalising urban India through its work.**

LANDSCAPE ARCHITECT



ORACLES LANDSCAPE is India's leading landscape design studio

Extensive experience in conceptualizing and delivering projects.

M3M
LATITUDE

CYBERCITY

MAHENDRA
LUMINAIRE

BAY ISLAND
RESORT PORT
BLAIR

AEROCITY,
NEW DELHI

EMAAR
DIGI HOMES

HYATT
JAISALMER

MUMBAI INTL.
CRUISE
TERMINAL

DLF
CREST

DLF
MAGNOLIAS

M3M
GOLFESTATE

DLF
GOLF CLUB

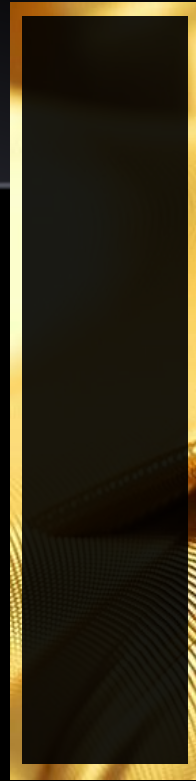


DESIGN THOUGHT & INSPIRATION

The facade design inspiration from the **graceful cascading movement of waterfalls**.

This design element accentuates the **fluidity & movement**

A **visually captivating representation of nature's beauty**.



A UNIQUE CONCEPT

That Covers Every
Aspect Of Living

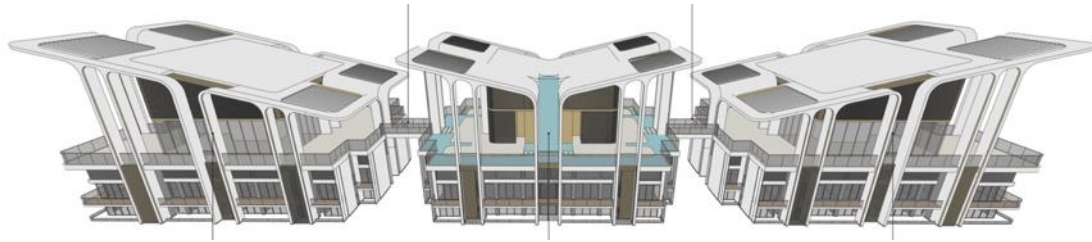
BEYOND IMAGINATION A SPECTACULAR VIEW

- An unparalleled façade design, where every line, exudes luxury and refinement
- All units get **outdoor visual experience**
- 4-to-a-core cluster gives corner units providing **two-sided outdoor experience**



THE CROWN

A BEACON OF ELEGANCE AND AUTHORITY



Standing tall atop the tower, the crown gleams with an aura of sophistication and power and a sense of regal authority.



A GRAND ARRIVAL



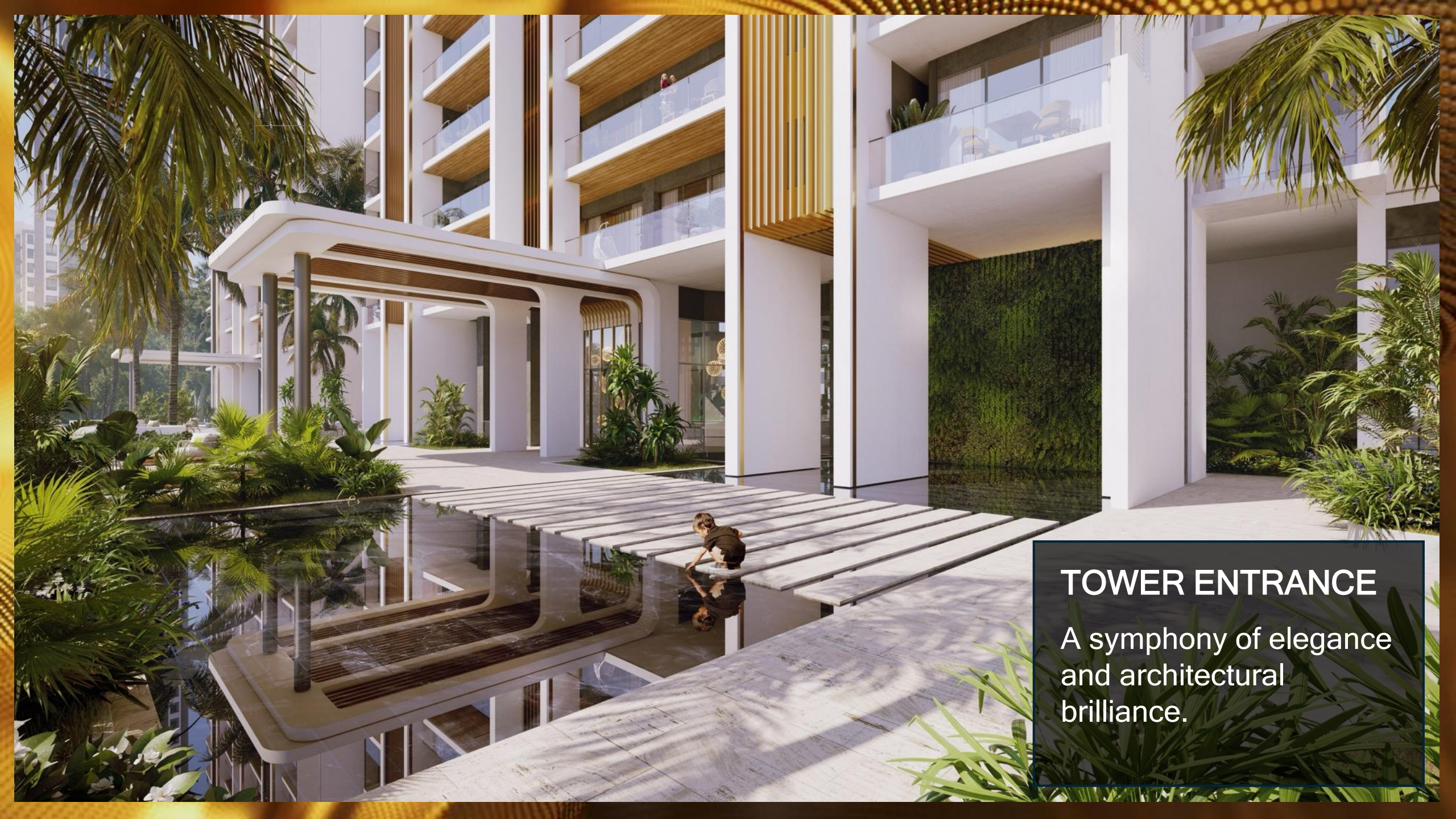
M&M
ALTITUDE



DROP-OFF

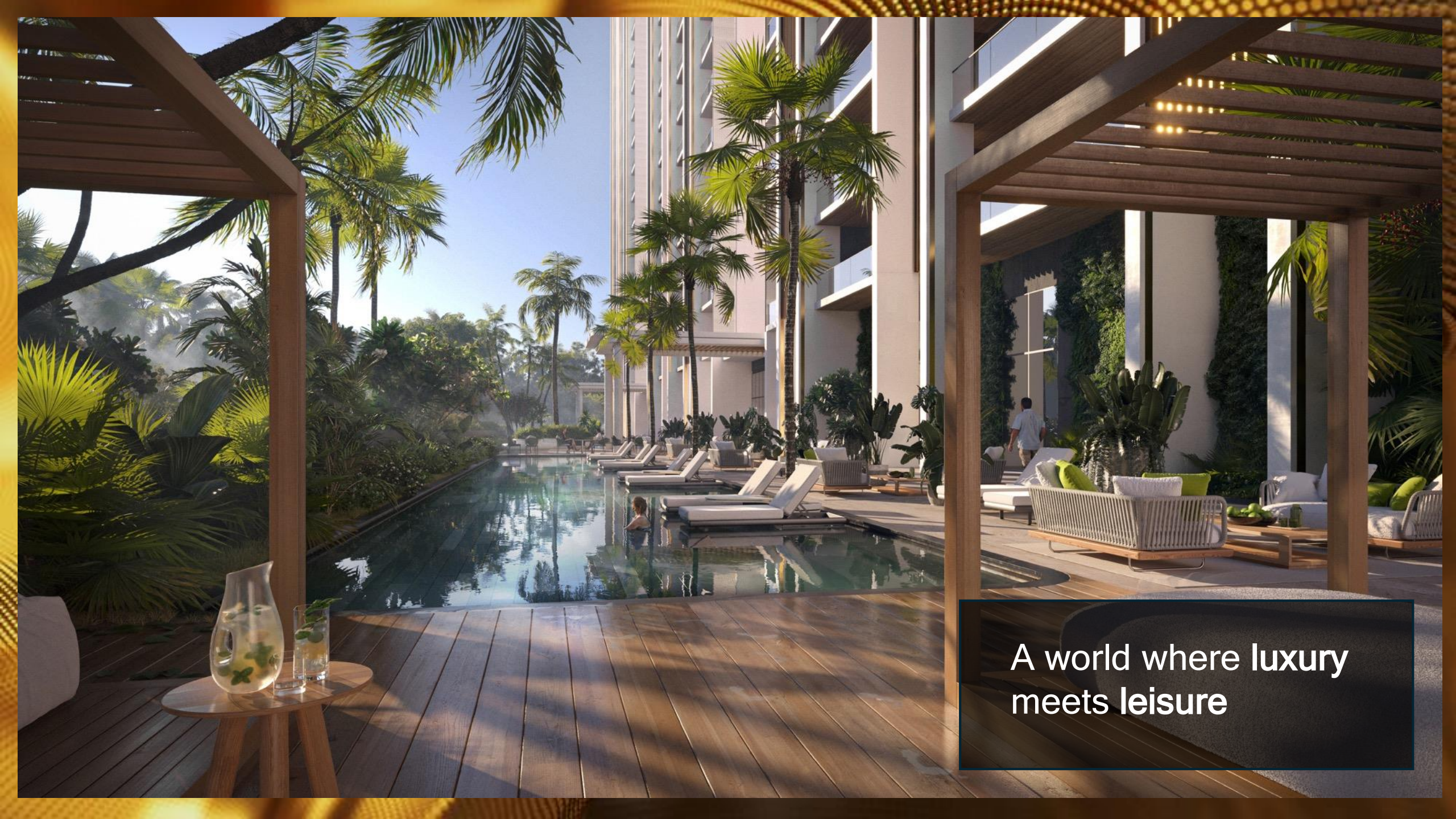
LOWER GROUND LEVEL





TOWER ENTRANCE

A symphony of elegance and architectural brilliance.



A world where luxury
meets leisure



IT ISN'T JUST ABOUT LIVING

It's An Experience That
Takes Your Breath Away

Only A Few Names
Across The Globe Offers
A SCINTILLATING EXPERIENCE
IN THE SKY



Marina Sands Bay, Singapore




The Skypark, Hong



Oxley & Stirling Residences, Australia



Pinnacle@Duxton,



Now Experience The Same In

GURUGRAM



LIVE THE LARGEST
AIR CLUB
In Gurugram
EXPERIENCE

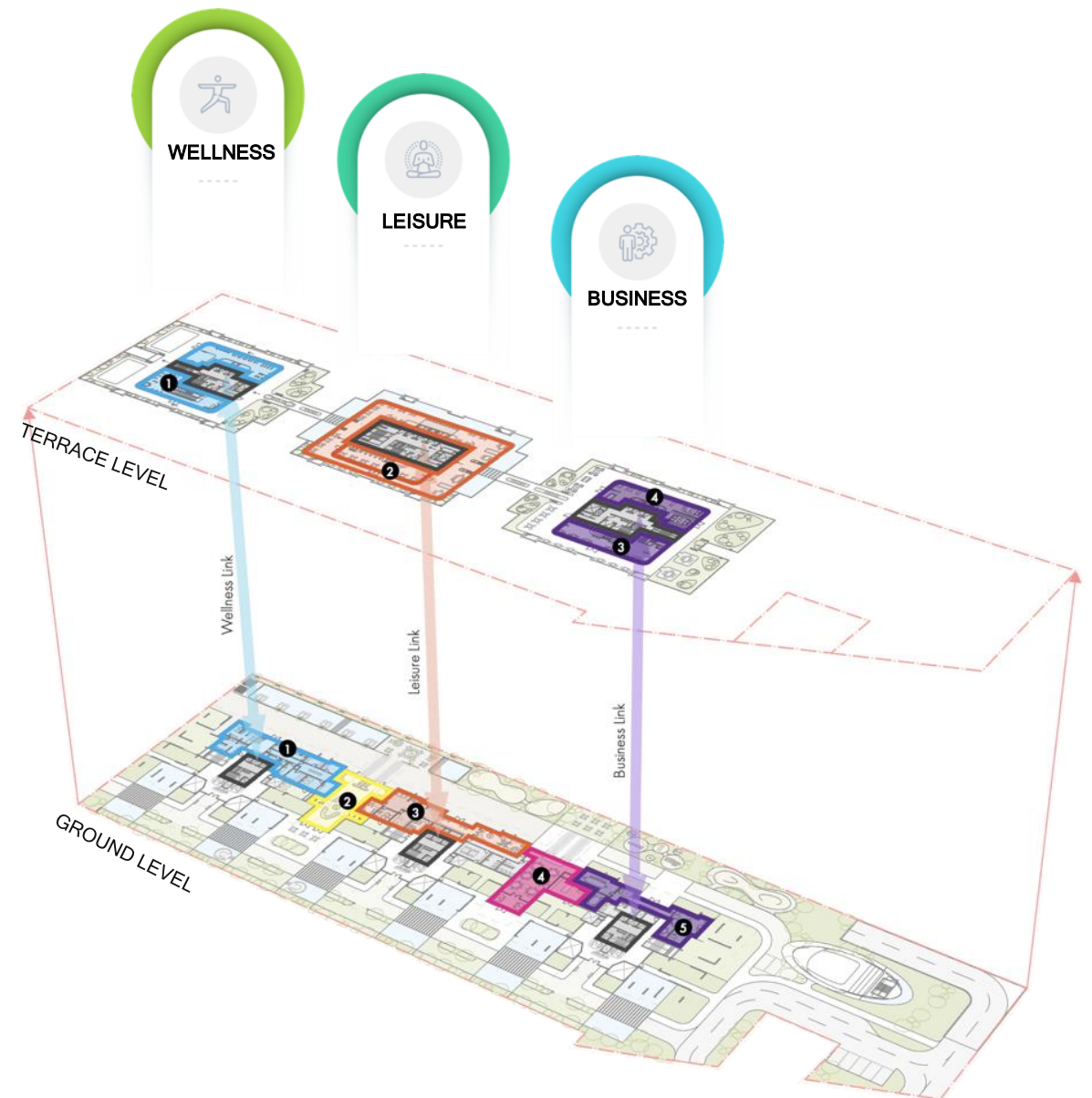
THE CROWNING GLORY

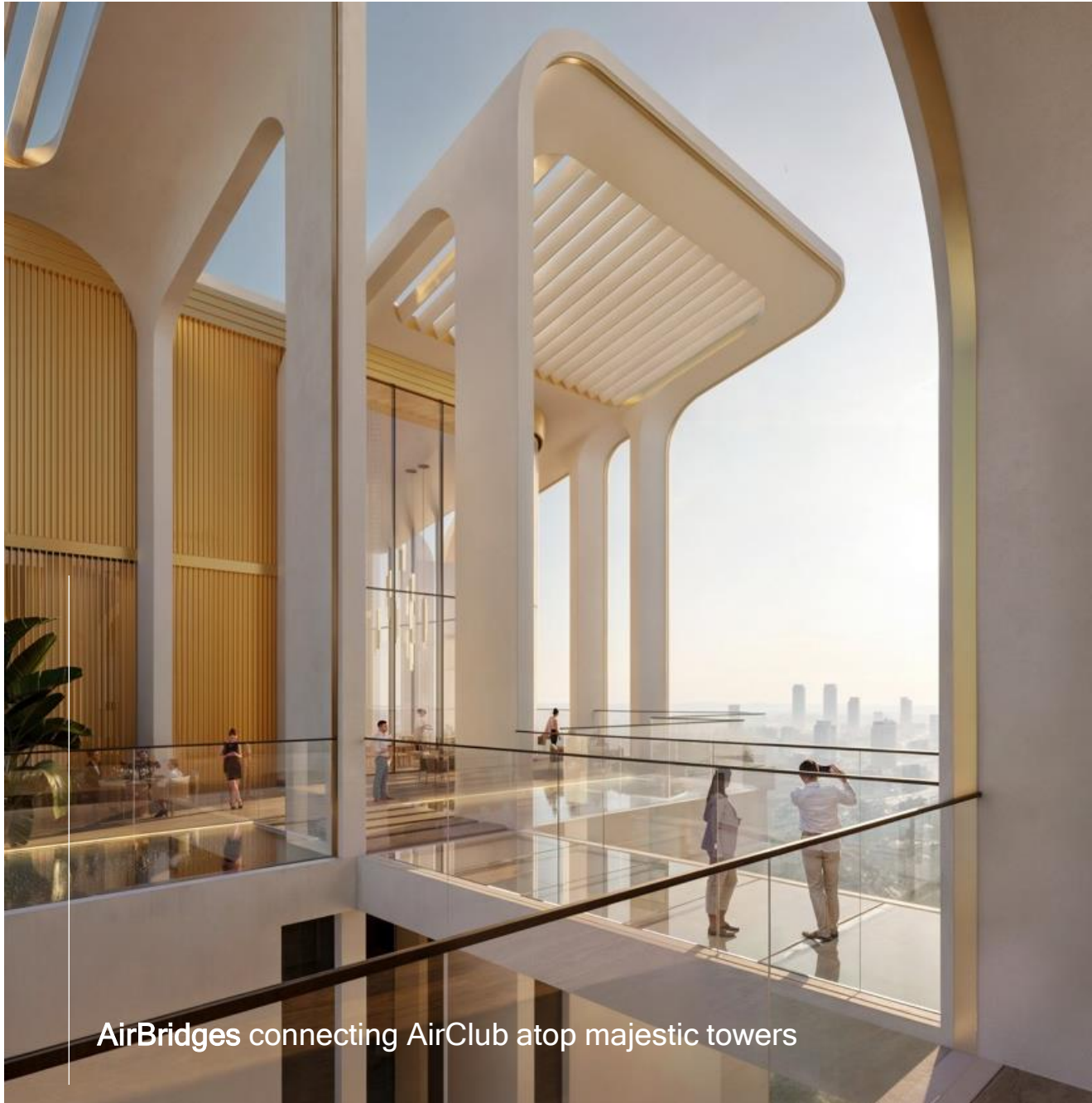
That Is Set To Become the Beacon Of Luxury,
Adorned By A Waterfall Design



A UNIQUE CONCEPT OF ZONING AND CONNECTIVITY

- The club's program is distributed across the **ground floor** and the **rooftop**
- These are **linked by elevators**.
- Amenities within each tower are **paired based on their nature**:
 - the Spa is linked with the Gym,
 - the Family Zone with the Lagoon Restaurant
 - the Business Club with both the bar and Executive Lounge.





AirBridges connecting AirClub atop majestic towers

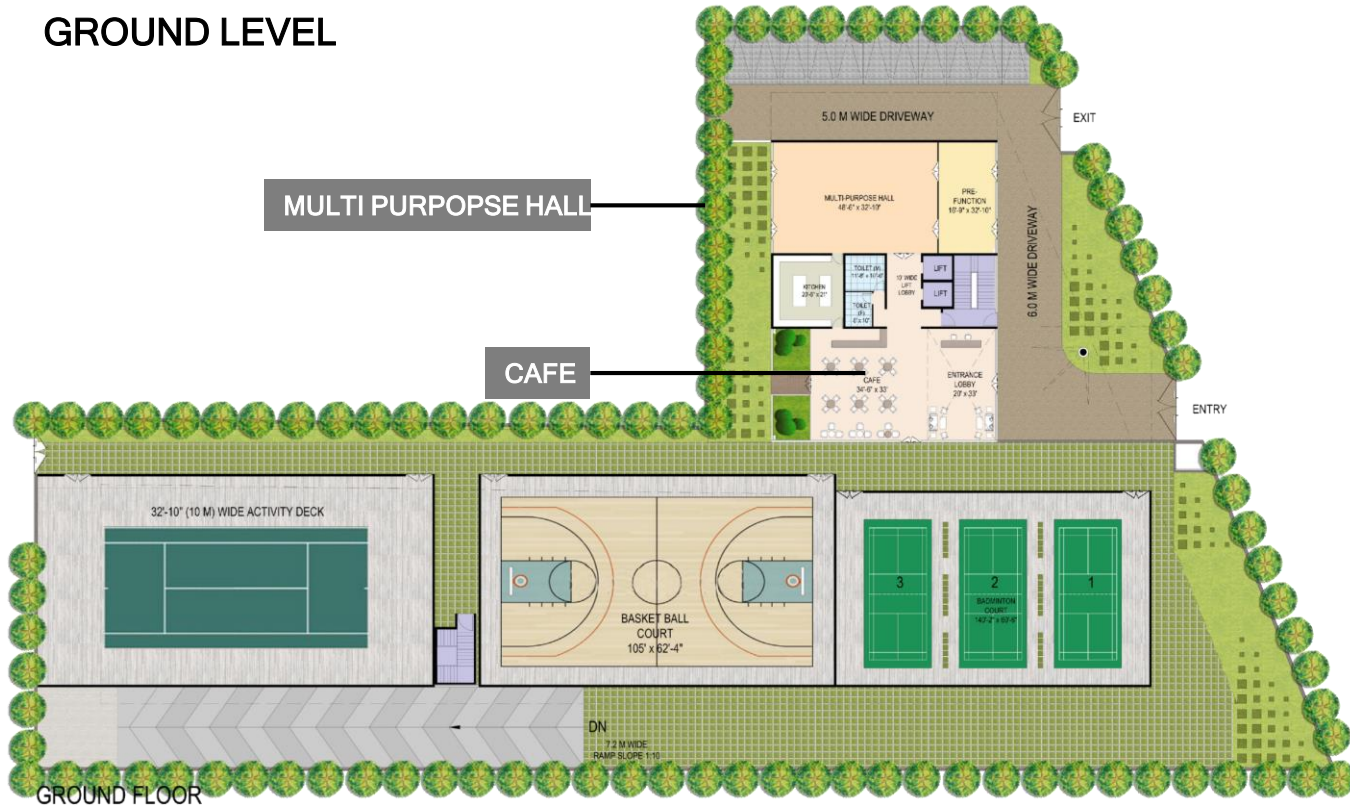
~1,25,000 SFT
Of Club Amenities

Connected Through
A Glass AirBridge

Making It The Largest
Interconnected Sky Experience
In Gurugram

STATE-OF-THE-ART SPORTS CLUB

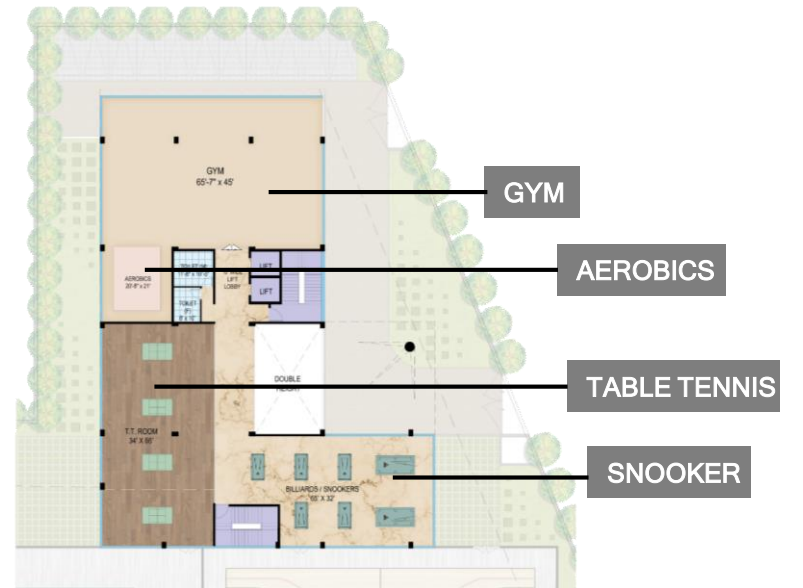
GROUND LEVEL



LOWER GROUND



LEVEL - 1





CREATING A PERFECT ECOSYSTEM

For Every Desire Of Live,
Work, Leisure And More..



WELLNESS

The Healing Zone



- Skating Area
- Yoga
- Amphitheatre
- Garden
- Meditation Zone
- Games Area
- Sunken Ponds
- Swimming Pool
- Sauna
- Hamam
- Ice Room
- Steam Room
- Outdoor Fitness
- Water Feature
- Cloud Meditation
- Outdoor Classes
- Cardio
- Climbing Wall
- Banquet Hall
- Spa
- Playground
- Banquet Lawn

Wellness Retreat At the AirClub !





LEISURE

The Aquatic Luxury



- Cafe
- Island Dining
- Art Room
- Lounge
- Music Room
- Sky Dining
- Water Restaurants
- Banquet Lawn
- Shallow Water Feature
- Green Pods
- Arcade Room
- Waterfall
- Restaurant
- Games Room
- Outdoor Sculpture Plan
- Virtual Gaming Room
- Karaoke Room



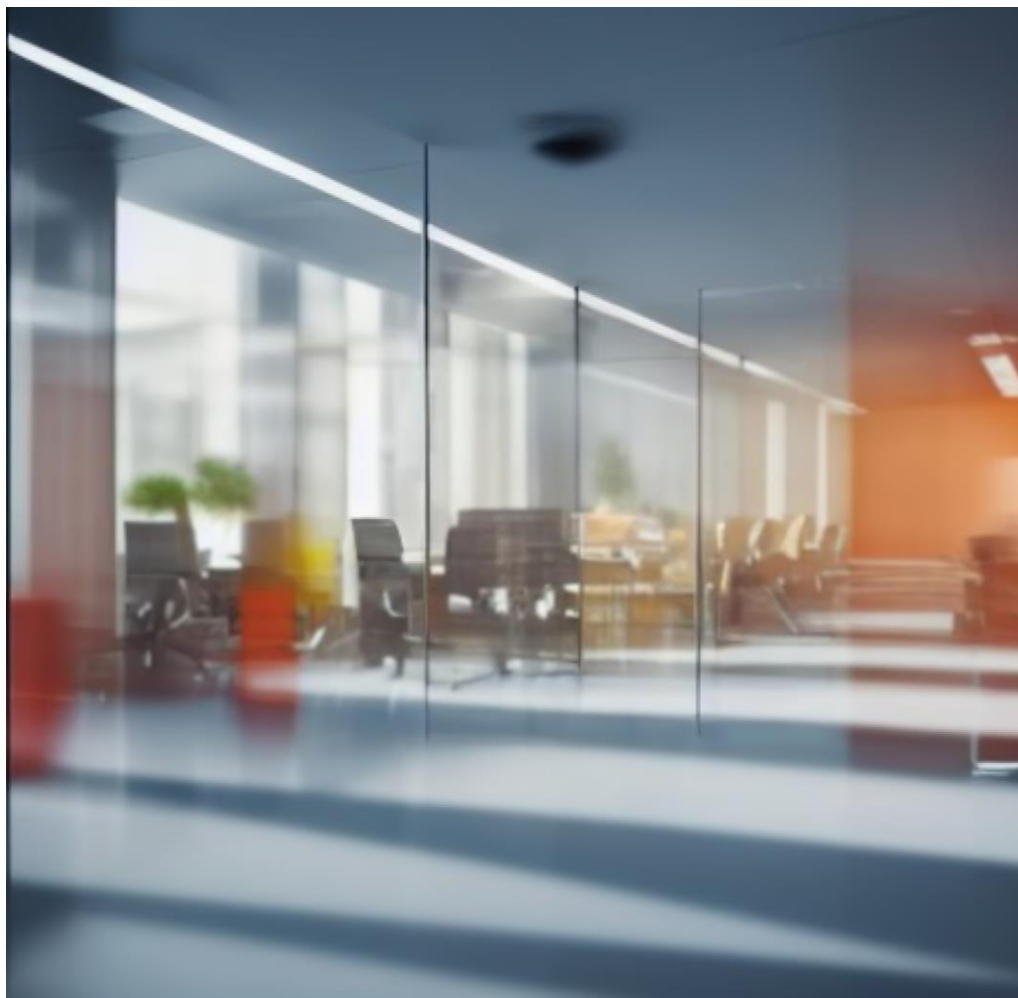
Mesmerizing Water
lagoon in front of club





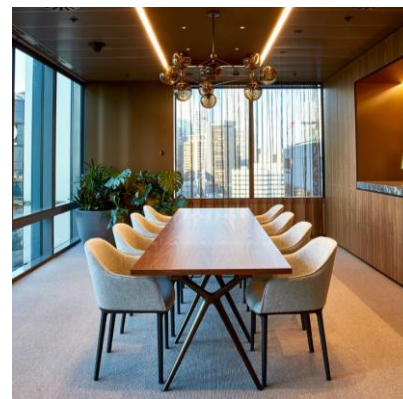
EXPERIENCE THE SPLENDOR OF
NATURE
BREATHTAKING WATERFALL!





BUSINESS

The Aquatic Luxury



- Conference Room
- Meeting Room
- Agile Working
- Co-working Area
- Relaxation Garden
- Sky Bar
- Outdoor Lounge Area
- Informal Meeting
- Pre-function Area
- Board Room
- Offices
- Business Centre Lounge
- Executive Lounge
- Banquet
- Outdoor Bar
- Executive Bar
- Library
- Sky Lounge



Indulge in serenity at the **AirClub**,
with breath-taking horizons



WHAT SETS APART M3M ALTITUDE?

A WORLD **Above Everything Else**

200+

Amenities

2 Lakh+

Sq. Ft. Of Club Area

50000+

Sq. Ft. Of Sports Amenities

6+

Clubhouses

6+

Restaurants

5+

Pools

5+

Fitness Centres

And Just **15** Apartments Per Acre



An Exclusive Opportunity, If You

BOOK NOW

LIMITED PERIOD
OFFER

Basic Price*

Rs. **19,900*** psf

Payment Plan*

35:35:30*

*Other charges extra



Building Lifestyles

A N o t c h A b o v e

