



# **BOLLYWOOD GREEN CITY**

A Project by LARK PROJECTS PVT. LTD.



Discover your abode  
amidst serenity.

## Crafting **stunning homes** in nature's sweet embrace

The Bollywood brand is proud to have delivered homes to over **1,400 families** residing a fine selection of eclectic residential projects around the greater Tricity region. Renowned for applying the best practices in construction to deliver the highest quality homes, the Bollywood name is also synonymous with timely delivery and a pleasant service experience for each homeowner.

Starting with **Bollywood Heights** and **Bollywood Heights II** in Peer Muchalla in Zirakpur, the brand soon expanded to the burgeoning Mohali region with **Bollywood Green City** — a township spread across a sprawling area of 32 acres in **Sector 113** featuring a diverse mix of desirable products along with luxurious amenities and comfortable conveniences designed to deliver a wholesome experience to each resident. The project is currently in its 4th Phase, following the successful completion and delivery of the first three phases with over 400 plus families residing.

With the upcoming **Bollywood Esencia**, the brand has branched into Spanish lifestyle-inspired luxury housing in a **7.5 acres township** located in the heart of Zirakpur. Construction is on at lightning speed.



THE DEVELOPERS





## A Sprawling Paradise Created For **Contemporary Living**

**32 acres** of pristine land for your new home in Mohali's bustling **Sector 113**. Created for those who seek a cut above the rest, **Bollywood Green City** is at the epitome of residential experiences with state-of-the-art amenities and a world-class design that brings luxury and practicality together to deliver a finely tuned amalgamation of comfort and convenience.

Featuring spaciouly designed low rise apartments in **3BHK and 4BHK** specifications, the homes are perfect for families of all sizes. The entire township is planned with **40 feet wide internal roads** to ensure smooth and safe movement of traffic and pedestrians, along with ample parking areas for residents and guests.

Additionally, the commercial segment of boutique stores has been delivered and will ensure that all your daily necessities are taken care of within the township itself.

400+  
Happy Families  
Residing

5 Acre  
Landscaped  
Botanical Gardens

24x7  
Gated  
Security

100 FT  
Road Highway  
Location

40 FT  
Internal  
Well Lit Roads



THE TOWNSHIP





**Phase IV** — Scaling greater heights with an exquisite new addition to our township.

A home is more than just the four walls that you reside in. It is a space that is your own and is an extension of your identity. Every home is unique — a personal touch by the families that live inside make them distinct in their own way.

But what makes a home special for you is its ability to cater to all your whims, desires, and necessities whilst you remain cocooned in the utmost comfort. The **5 acres expansion** of Bollywood Green City in **Phase IV** is planned to deliver on exactly these ideals — provide everything that is ever sought in a home by the discerning buyer for the safety and happiness of their family. Additionally, the commercial segment of boutique stores will also undergo delivery in this phase.



EXTENSION LAYOUT





## The next chapter in **upscale living**.

Bollywood Green City heads into a novel direction with the next phase comprising of spacious **3 BHK & 4 BHK** apartments that are erected with the best construction standards and finished with the application of the finest quality materials. Designed from the ground up, apartments in **Phase IV** have an edge over their predecessors with an updated architectural schematic, a refreshed façade, and elevated finishing standards apart from the increase in square-footage.

These changes are inspired by our desire to provide customers and end users with what they seek from a home — based on research and feedback, the slight tweaks added in Phase IV are meant to create a better living environment for the residents at Bollywood Green City. For families that seek the pinnacle in luxury lifestyle living, Bollywood Green City **Phase IV** is the solution to all your problems.



PHASE IV





Make your day a  
splendid affair with  
**bountiful amenities.**

**The Clubhouse** at Bollywood Green City is a contemporary home-away-from-home where you can kick back and relax. Burn some calories in the **state-of-the-art gymnasium** and fitness studio or swim some laps in the **Semi-Olympic sized swimming pool**. For the playful ones, an array of assorted **indoor games** awaits players of all ages along in a luxuriously designed setting that inspires relaxation and rejuvenation. Whether you're wanting to relax your body or soothe your mind — there are endless possibilities that await your arrival, only at the clubhouse at Bollywood Green City.



**THE CLUBHOUSE**



Semi Olympic  
Swimming Pool



World Class  
Gymnasium



Indoor Games  
for all ages



Sit Out Areas  
for Elders





Your **family's oasis** in a  
safe, secure & naturally  
nurturing environment

**5 acres of landscaped gardens** bring with them a world of possibilities for you to explore. Bollywood Green City features an abundance of outdoor activities with the dedicated jogging track and yoga space, designated play area for children, LED streetlights, and expansive landscaped parks.

Whether it is a walk by yourself, or a frisbee match for the entire family — you can enjoy yourself freely without ever feeling restricted.



FACILITIES



Children  
Play Area



Jogging Track  
& Yoga Zone



Led Street  
Lights



Landscaped  
Botanical Parks



School  
Site





Your Home  
*crafted* to perfection

## Technical Specifications



### Living/Dining

- Flooring:       Vitrified Tile Flooring & Skirting  
Doors:         Polished Teak Ply Flush Doors & Main Door with Digital Lock
- Switches :     Modular Switches  
Walls :        Acrylic Emulsion Paint Finish  
Ceiling :       False Ceiling with LED Lighting  
Windows :     Imported Aluminium Window Frames  
Others :       Internal Conduit for DTH, Split AC & Fibre Internet



### Modular Kitchen

- Flooring:       Vitrified Tile Flooring  
Switches:       Modular Switches  
Walls:         Vitrified Tile & Paint Wall Finish  
Ceiling:        False Ceiling with LED Lighting  
Doors & Windows: Imported Aluminium Window Frames  
Counter:        Ceramic/Quartz Countertop with Double Bowl Stainless Steel Sink  
Others:         Chimney, Water Purifier, Exhaust Fan Microwave, Oven & Cooktop/Hob



### Bedrooms

- Flooring:       Vitrified Tile Flooring & Skirting  
Doors:         Polished Teak Ply Flush Doors  
Switches:       Modular Switches  
Walls:         Acrylic Emulsion Paint Finish  
Ceiling:        False Ceiling with LED Lighting  
Windows:       Imported Aluminium Window Frames with Mesh Sliding Door
- Wardrobes:     Laminated Ply shutter Wardrobes  
Others:         Internal Conduit for DTH, Split AC



### Bathrooms

- Flooring:       Anti Skid Tile Flooring  
Doors:         Polished Teak Ply Flush Doors  
Switches:       Modular Switches  
Walls:         Vitrified Tile Wall Finish  
Ceiling:        False Ceiling with LED Lighting  
Windows:       Imported Aluminium Window Frames  
CP Fittings:    Jaquar/Grohe/American Standard or similar make  
Others:         Vanity with Ceramic Wash Basin & Pre-installed Mirror, Shower Glass Partition & Exhaust Fan



### Balconies

- Flooring:       Anti Skid Tile Flooring & Skirting  
Railing:        MS Railing  
Switches:       Modular Switches  
Walls:         Exterior Emulsion Paint Finish



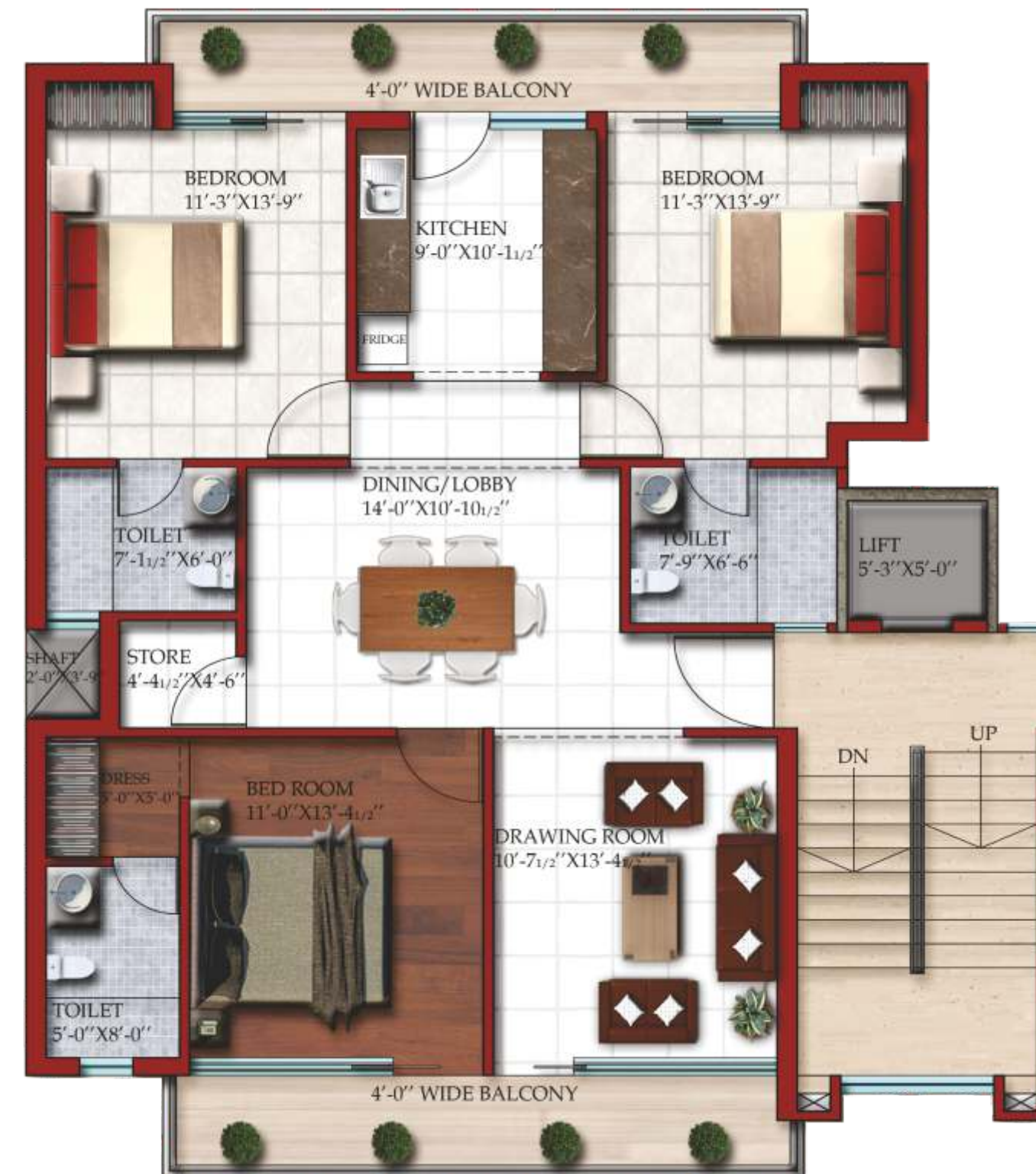
### Staircase & Building

- Floors:         Granite Flooring  
Railing:         Stainless Steel Railing  
Lifts:           Lift with Power Backup  
Walls:         Exterior Texture Paint Finish  
Structure:      Earthquake Resistant Construction with Raft Foundations





## LAYOUT PLANS



227 SQ. YDS.

3 BEDROOMS  
3 WASHROOMS  
DRAWING ROOM  
DINING/LOBBY  
MODULAR KITCHEN  
STORE ROOM



Mohali's preferred peaceful location with closely situated **hotspots**.

Located in Sector 113 on the **Banur-Kharar road**, Bollywood Green City is set in the perfect location that mixes peaceful surroundings with convenience. The township is adjacent to Mohali's **educational hub**, and closely located to the **bustling airport road** making sure that all the salons, spas, restaurants, lounges, hotels, and more are easily accessible. Outstation trips also become easier, as you do not need to navigate through urban traffic to reach the highway — the township is located on the state highway itself! If location is of prime importance, then look no further than Bollywood Green City.



Mohali ISBT  
Chandigarh ISBT 43  
International Airport Mohali  
Mohali Railway Station

10 Min  
15 Min  
20 Min  
15 Min



CGC College, Landra  
Oakridge International School  
Quest Group of Institutions  
CGC College, Jhanjeri  
Delhi Pbblic School, Mohali  
Amity International School  
Amity University

0 Min  
3 Min  
5 Min  
5 Min  
10 Min  
15 Min



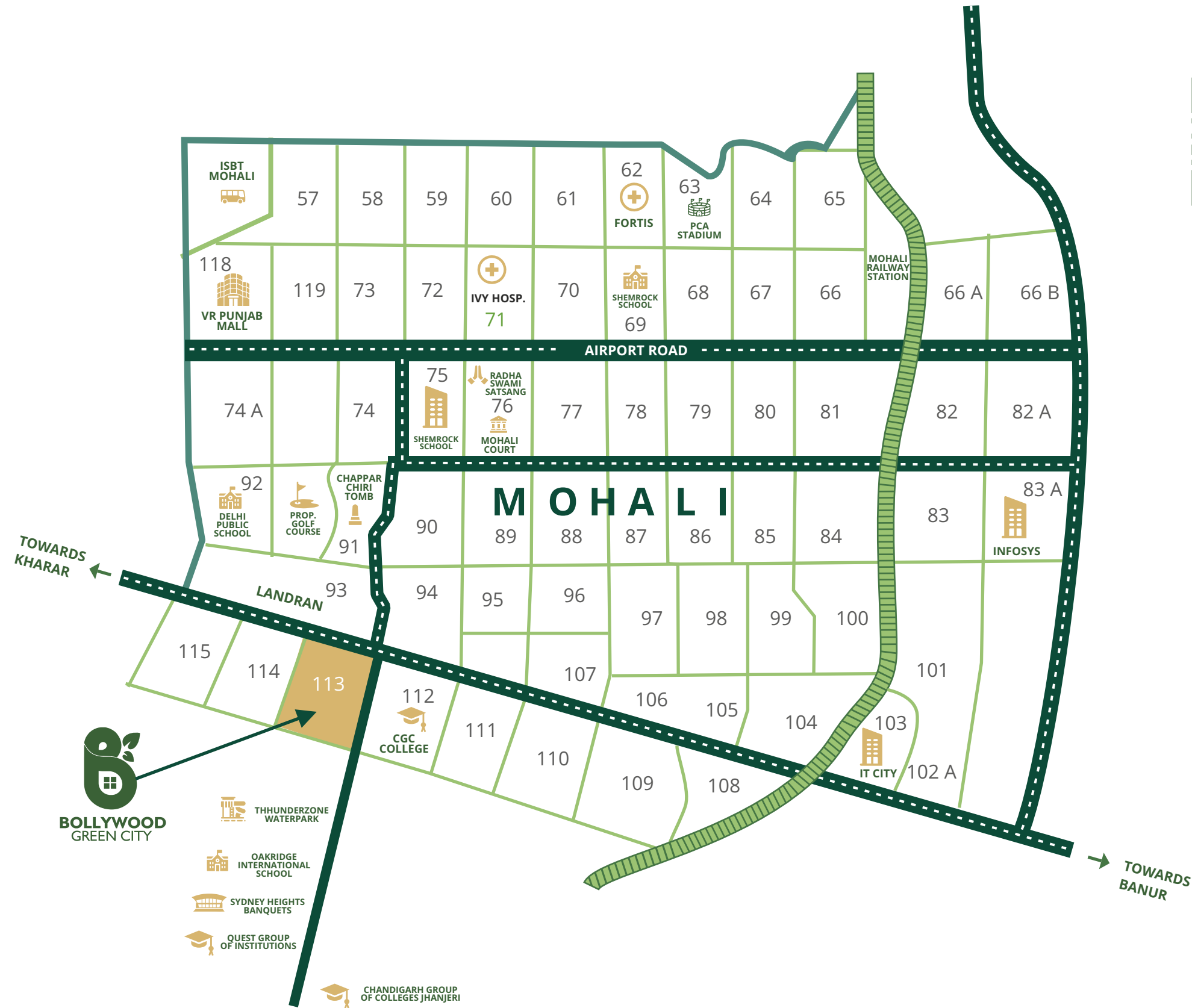
Fortis Hospital  
Max Hospital  
IVY Hospital

15 Min  
15 Min  
10 Min



Quark City/IT Area  
PCA Cricket Statidum

5 Min  
15 Min



SCAN FOR  
GOOGLE MAP



[www.bollywoodgreencity.com](http://www.bollywoodgreencity.com)

## **BOLLYWOOD GREEN CITY**

Sector 113, Mohali  
Punjab - 140307  
Email [info@bollywoodgreencity.com](mailto:info@bollywoodgreencity.com)

The information and visuals contained herein are subject to any change be required by the authorities / Architect and do not form an offer or contract  
While every reasonable care has been taken in providing the information, the owner or his agents cannot be held responsible for any inaccuracies.  
The promoters reserve their rights to make alterations and amendments as may be necessitated from time to time.



A Project by LARK PROJECTS PVT. LTD.