

Financed By
SWAMIH INVESTMENT FUND-I (SBICAP VENTURES LIMITED)



FIRST CITIZEN

REINVENT YOUR LEISURE YEARS

Welcome to
Delhi-NCR's First Premium
Senior Living Community



Silverglades

The Address Makers

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A fulfilling lifestyle for the golden years

Nestled in an idyllic setting of 17 landscaped acres opening to a dramatic view of the Aravallis, First Citizen at The Melia is built for like-minded senior citizens ready to embark on the most rewarding phase of their lives. A home removed from the congestion and pollution of the city, yet, with the convenience of connectivity and all the amenities one needs in one's golden years.



Sohna
the best of suburbia
and the city

Imagine an idyllic retreat with sulphur water springs, a scenic lake and a charming bird sanctuary, just a stones throw away. And yet stay within easy access to Delhi, Gurgaon, Faridabad, Palwal, Nuh and more. In fact, you will

Delhi airport surprisingly close.

A surprisingly convenient location



SOUTH OF GURGAON
WITHIN REACH



The First Citizen Club - for the best years of your life

First Citizen understands your need for community and companionship as you enter your prime years. The First Citizen Club creates an environment where you can relax, mingle and nurture relationships. Catch up with your friends and neighbours, enjoy sumptuous cuisine, and pursue the hobbies that you always had a passion for.



Living in a vibrant, mixed age-group neighbourhood

The First Citizen towers are located inside the sprawling The Melia compound. Enjoy the pleasures of living in a plush and bustling neighbourhood with like-minded families and the laughter of young voices.



FIRST CITIZEN
 ● 1BHK & 2BHK Units (Tower S1 & S2) ● First Citizen Club

THE MELIA
 ● 4BHK + D. Quarter + Study (Tower I) ● 3BHK + D. Quarter (Tower A,C,E)
 ● 2BHK + Study (Tower B,D,F,G,H) ● 1BHK (Tower J) ● The Melia Club

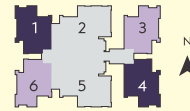
-  Modern dining room
-  TV lounge
-  Hobby rooms
-  Physiotherapy center
-  High-Dependence care rooms
-  Housekeeping services
-  24 hour nurse
-  Visiting doctor
-  24 hour neutral ambulance
-  Tie up* with GD Goenka University for shared learning opportunities

Planned to perfection



1 BEDROOM APARTMENT CORNER (TOWER S1)

1 BHK + STORE
SALEABLE AREA: 1021 SQ. FT. APPROX
CARPET AREA: 576 SQ.FT. APPROX



THE ABOVE SHOWN FLOOR PLAN RELATES TO UNIT 1 & UNIT 4; UNIT 3 & UNIT 6 ARE MIRROR IMAGE OF THE ABOVE FLOOR PLAN.

2 BEDROOM APARTMENT MIDDLE (TOWER S1)

2 BHK + STORE
SALEABLE AREA: 1300 SQ. FT. APPROX
CARPET AREA: 780 SQ.FT. APPROX

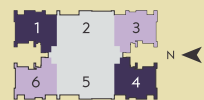


THE ABOVE SHOWN FLOOR PLAN RELATES TO UNIT 2; UNIT 5 IS A MIRROR IMAGE OF THE ABOVE FLOOR PLAN.



2 BEDROOM APARTMENT CORNER (TOWER S2)

2 BHK + STORE
SALEABLE AREA: 1300 SQ. FT. APPROX
CARPET AREA: 800 SQ.FT. APPROX



THE ABOVE SHOWN FLOOR PLAN RELATES TO UNIT 1 & UNIT 4; UNIT 3 & UNIT 6 ARE MIRROR IMAGE OF THE ABOVE FLOOR PLAN.

2 BEDROOM + STUDY APARTMENT MIDDLE (TOWER S2)

2 BHK + STORE + STUDY
SALEABLE AREA: 1543 SQ. FT. APPROX
CARPET AREA: 977 SQ.FT. APPROX



THE ABOVE SHOWN FLOOR PLAN RELATES TO UNIT 2; UNIT 5 IS A MIRROR IMAGE OF THE ABOVE FLOOR PLAN.





A world-class premium retirement community, addressing everything from lifestyle to healthcare

Convenient

- Rounded wall corners
- Soft MDF
- Shower seat/chair
- Single lever CP
- Laundry facility
- Stretcher size slow moving elevators
- Visual & tactile marking tiles on the walkway

Wheelchair Friendly

- Large bathroom for unassisted wheelchair movement
- Free space under the wash basin/sink for ease of movement
- Double height peep holes on entrance door
- Lower kitchen counter with clear area under the cooking stove

Designed for the elderly

- Memory friendly colour coding
- Package shelf outside the home entrance
- Grab bars in the bathroom
- Antiglare signage
- Benches in corridors, staircase landings and lawns

Secure

- CCTVs in common areas
- Antiskid tiles
- Emergency alarm systems at strategic locations
- Anti-fall bar in all areas needing protection
- Centralised emergency control station



Services provided by top experts in elderly support Age Ventures India (AVI)

Age Ventures India is a private, not-for-profit trust established in 2008 by the President of **HelpAge India**. AVI has a knowledge sharing arrangement with HelpAge India who are leaders in the field of elderly care in India. **Age Ventures India** is supported by **Pacifica Senior Living (US)**, leading experts in elderly care and retirement homes.

Age Ventures India

Knowledge Partners*

HelpAge India



*Through AVI

30 glorious year of creating addresses

Silverglades is one of India's leading boutique developers, specializing in Residential Housing, Commercial, Township Projects and Golf-based leisure developments. Mr. Pradeep Jain of Silverglades in collaboration with ITC Limited developed The Laburnum and the Classic Golf Resort in Gurgaon. These projects were followed by The IVY, a Housing Project in Gurgaon and India's first gated golf community, Tarudhan Valley Golf Resort, a mere kilometre away from the Classic Golf Resort. The Pioneering efforts of Silverglades have resulted in some of the most iconic landmarks in and around Delhi NCR.

Completed projects



The Laburnum**



Classic Golf Resort**



The IVY*



Tarudhan Valley Golf Resort



The Peach Tree*



Merchant Plaza

**Mr. Pradeep Jain of Silverglades in collaboration with ITC Limited developed The Laburnum and the Classic Golf Resort in Gurgaon.

Ongoing projects



Silverglades Hill Homes - Kasauli



Silverglades Hightown

*Co-promoted

Disclaimer: Facilities/Layouts/Specifications/Renderings/Information contained herein are indicative and subject to change as maybe required by the authorities/developer and cannot form part of any offer or contract.

Silverglades

The Address Makers

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Site: Sector 35, Sohna-Gurgaon Road, Mohammadpur Gujar, Haryana 122102
Project Registered under RERA. **HEREA Registration Number 288 of 2017**

www.silverglades.com

The Melia / First Citizen is a Group Housing Colony being developed on land admeasuring 17.41 Acres at Sector – 35, Sohna, under the licence No. 77 of 2013 granted by DTCP. There will be 995 Residential Apartment and 176 EWS Apartments along with Community Centre, Primary School, Nursery School, Shopping Centre as per Building Plans approved by DTCP vide Memo No. ZP – 970 /AD (RA) 2015/6228 dated 21/04/2015 and revised approved plans by DTCP vide Memo No. ZP – 970 /AD (RA) 2018 /10899 Dated 03/04/2018. The Project is registered under RERA vide No. HRERA No.288 OF 2017. All Approvals are available for viewing at our office during office working Hours and Days.

Disclaimer: Facilities / Layouts / Specifications / Renderings / Information contained herein are indicative and subject to change without prior notice as may be required by the concerned authorities or as required due to site requirements.

The Melia project and land is mortgaged with SWAMIH Investment Fund I.

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