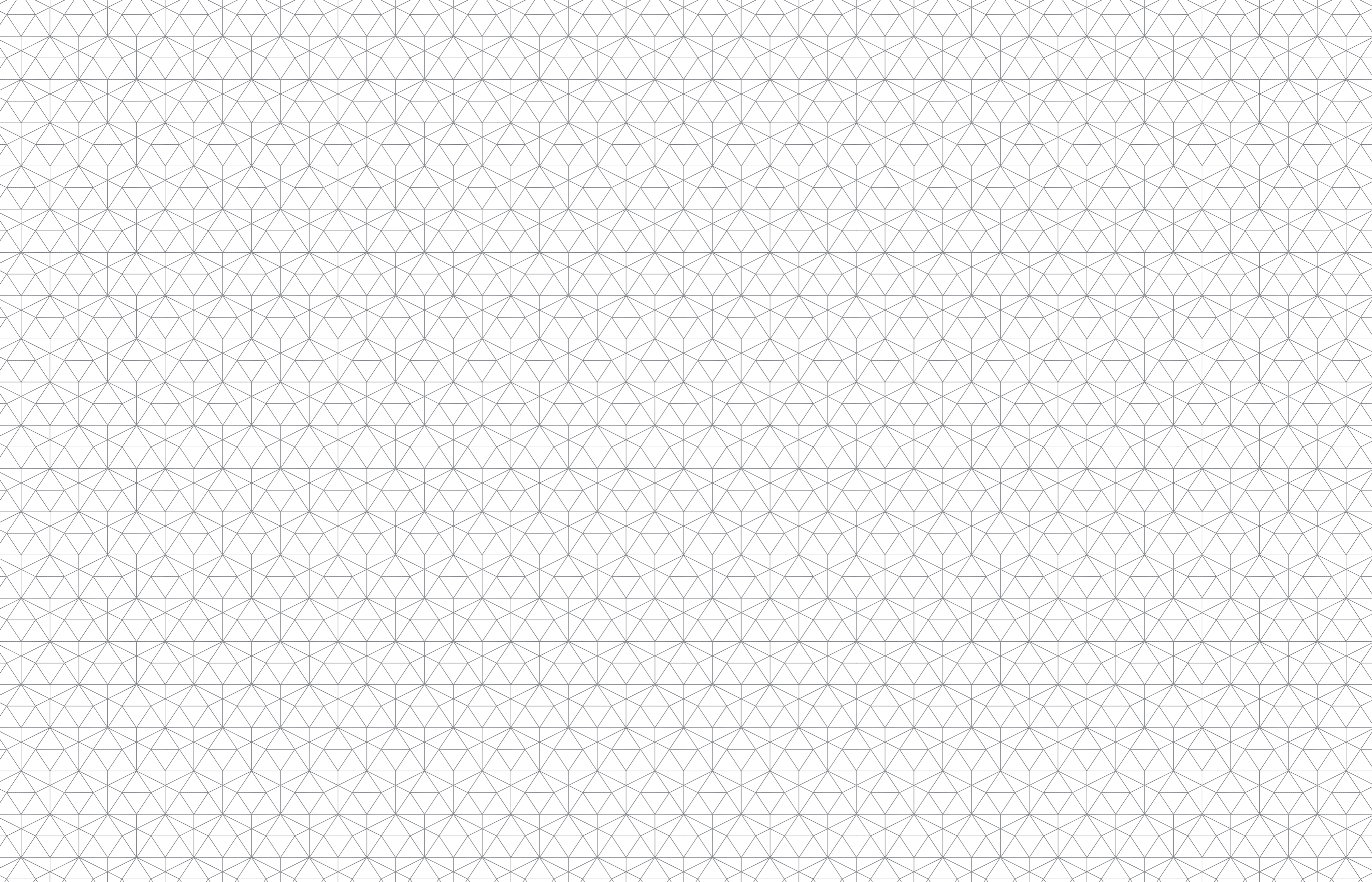




RAHEJA  
IMPERIA-I  

---

WORLI





# THE WORLD TO COME

---

Where imagination touches reality, the world to come has arrived. We build visions and actualize possibilities, speaking the language of luxury. Each space is the epitome of comfort, because in the future, there is ease even in the convenience of everyday living.

At Raheja Imperia-I, tomorrow is here.





# THE EPITOME OF GRANDEUR



SKY LOUNGE  
ON THE 60<sup>TH</sup> FLOOR

ASIA'S HIGHEST\*  
RESIDENTIAL INFINITY POOL

SKYPLEXES  
WITH DECK

BUILT ON A  
VIRGIN PLOT

TOWER FOOTPRINT  
IS ONLY 20% OF THE  
ENTIRE DEVELOPMENT

36 AMENITIES  
SPREAD ACROSS  
OVER 1.23LAKH SQ. FT.



RAHEJA  
Legend

RAHEJA  
IMPERIA-I  
WORLI

DOORDARSHAN TOWER

GLAXO SMITH KLINE

WORLI SEAFACE ROAD

ST. REGIS & PALLADIUM MALL

FOUR SEASONS

MAHALAXMI RACE COURSE

NARIMAN POINT

MALABAR HILL

\*5 mins drive

THE MOST  
COVETED ADDRESS

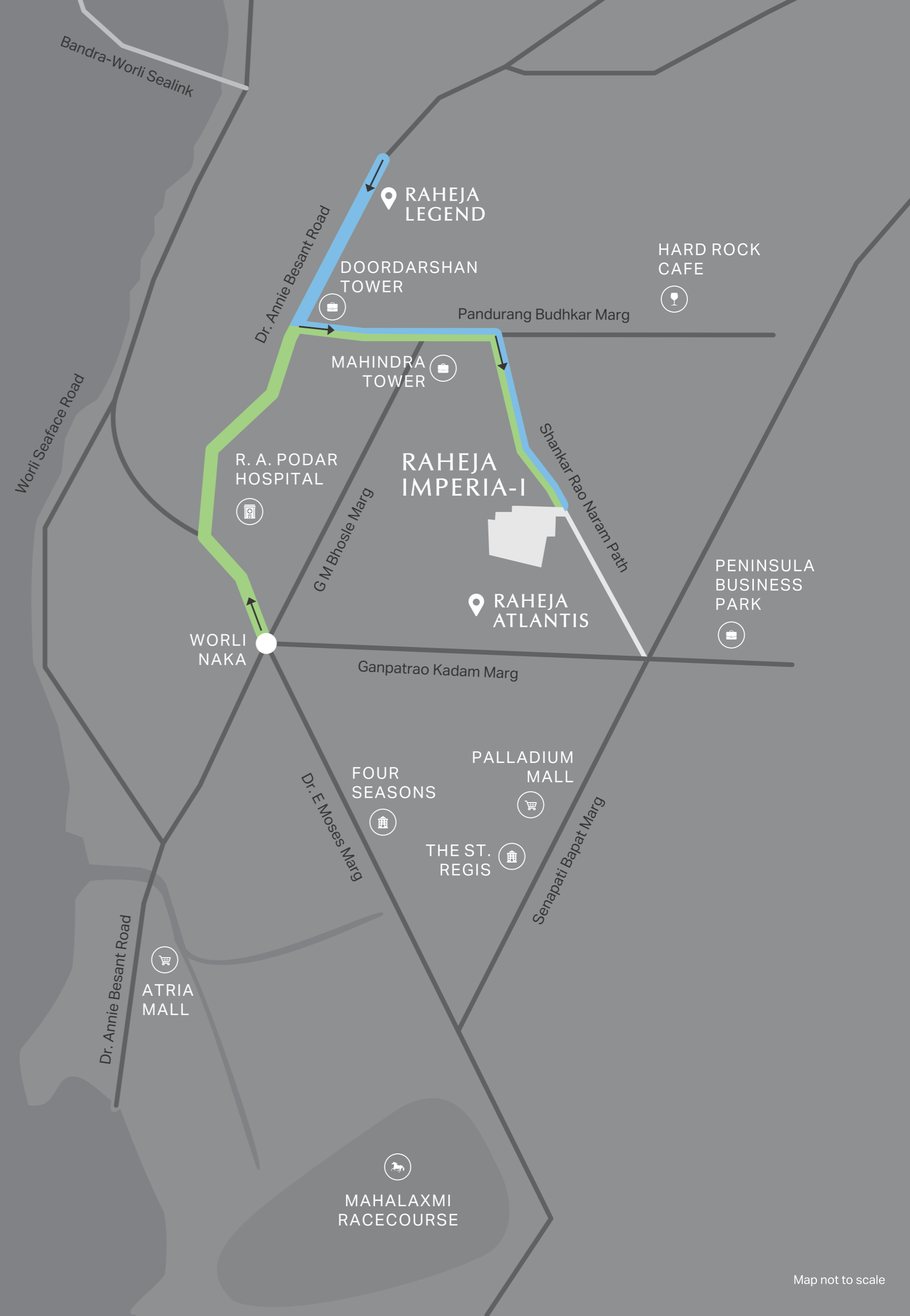
\* Subject to traffic conditions



# LANDMARK OF PRESTIGE

Poised to become one of the most coveted addresses within the billionaire niche of Mumbai, at 111 ft. above the city, each space pays a quiet homage to the exclusive.

Veering off Annie Besant road, in the company of luxe hotels, expansive roadways, corporate headquarters, and a racecourse, step into a world of your own.





# THOUGHTFULLY DESIGNED

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Standing sentinel over the city skyline, the lavish façade is complemented by unrivalled panoramas.

Crafted within 5 acres of freehold expanse, the sweeping grounds and fiercely private spaces frame each moment in enhanced living experiences, embodying a quintessential affirmation to perfection.

## OUR ALLIANCES

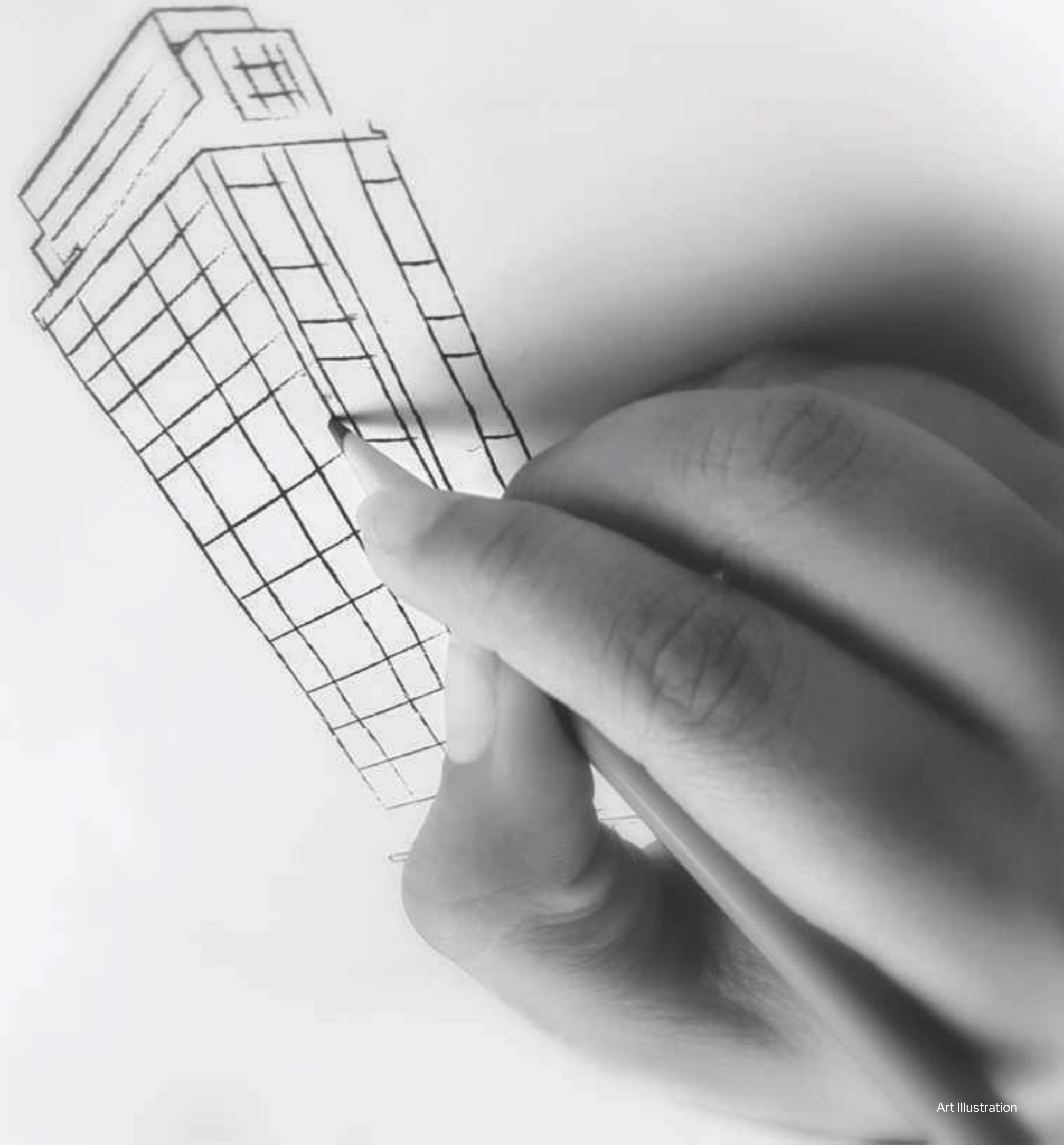
**J. P.  
PAREKH  
& ARCHITECTS  
SON**



**cracknell**  
LANDSCAPE  
ARCHITECTURE PLANNING

**LDPi**  
LIGHTING DESIGN  
PARTNERSHIP INTERNATIONAL

**BM&A**  
BOBBY BUKHARI & ASSOCIATES







Stock Image

## ESSENCE OF DISTINCTION

---

Architected to transcend the routine, each space exemplifies the adage of solitude.

Step beyond free driveways that announce your arrival, into ever available elevators, and quiet lobbies that extend beyond your home.

In the company of visionaries, you are here.

### VIRGIN PLOT

---

No Rehabilitation  
No Public Car Parking  
No Past Tenants  
No SRA

### LOW DENSITY RESIDENCES

---

More Recreational Space  
Green Field Project  
Personal Lift Lobbies  
for 4 & 5(2+3) BHK residences





Artist's Impression

## THE IMPERIAL LOBBY

---

Redefining arrival, the exquisite porte-cochere flows into the sprawling entrance lobby. Incorporating a bespoke blend of adornments within contemporary inspirations, the magnificent spaces echo the ease of essential lifestyle.

Creating a portal between the city and the skies, the domain of exclusivity.



## EXCLUSIVE LIFT LOBBIES

---

Pioneering privacy that extends beyond your home, a cocoon of solitude.

In the company of your thoughts, check your cufflinks, and plan your day. The elevator has arrived.







Artist's Impression

## EFFICIENT EXTRAVAGANCE

### LUXURY 3, 3.5, 4, 4.5 & 5(2+3) BHK RESIDENCES

Melding exclusivity with innovation, the multi-functional spaces curate the luxury of estate living.

Unwind in the spacious living room, enjoy a light read in the company of infinity, and indulge in the comfort of privacy. The expansive windows extend each home into the skies, offering unmatched panoramas enhanced by a light ocean breeze.

Orchestrating ease in everyday, experience the heady potency of time.





LIVING ROOM

Actual Show Flat Image





KITCHEN

Actual Show Flat Image





BATH

Actual Show Flat Image





MASTER BEDROOM

Actual Show Flat Image



# SPECTACULAR PANORAMAS

---

Glimpse ships floating in International Waters as you preside over the city, and observe the enchanting transformation of the sky into an ocean of stars. At the crest, witness peerless panoramas of the city, the sea, and beyond.

WEST  
(ARABIAN SEA)

---

DAY VIEW

Photograph taken  
at site from 35<sup>th</sup> floor



EVENING VIEW

Photograph taken  
at site from 35<sup>th</sup> floor





EAST  
(CITY SKYLINE & HARBOUR)

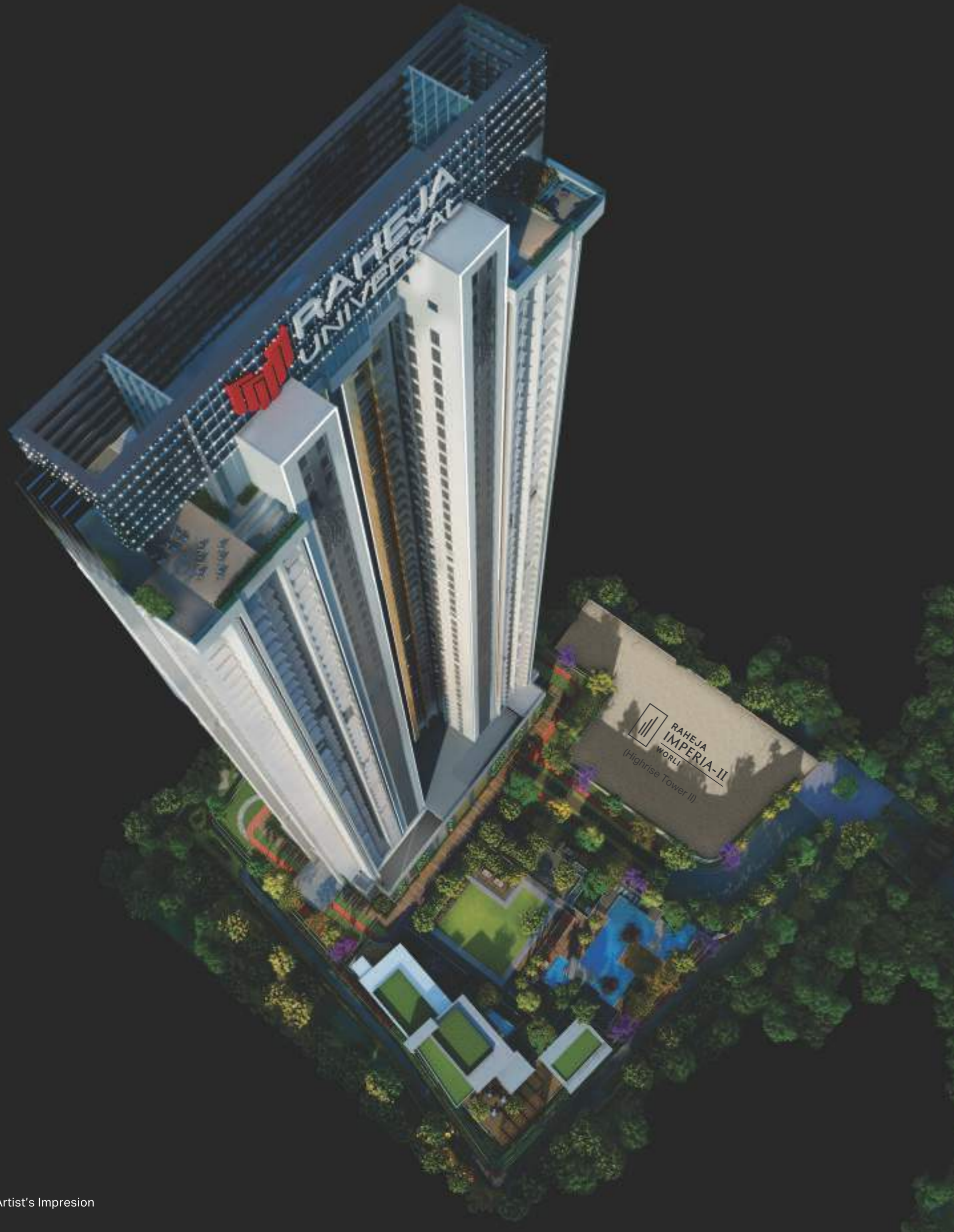
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DAY VIEW  
Photograph taken  
at site from 35<sup>th</sup> floor



EVENING VIEW  
Photograph taken  
at site from 35<sup>th</sup> floor





# THE PAMPERED WORLD

4 zones. 36 amenities.

## LEVEL 60 VISTA THE SKY AVENUE

- Infinity Sky Pool
- Sky Deck
- Sky Lounge
- Sky Media Zone

## LEVEL P2 IMPERIAL PARK THE RECREATIONAL ESTATE

- Main Pool
- Kids' Pool
- Jacuzzi
- Outdoor Gym
- Jogging Track
- Japanese Zen Garden
- Senior Citizen's Area
- Meditation Zone
- Cascading Water Wall
- Café Laguna
- Outdoor Deck
- Amphitheatre
- Open Air Sitout
- Rainforest Walkway
- Party Lawn

## LEVEL P0 SCORE THE ACTIVITY ZONE

- Cricket Pitch
- Skating Area
- Putting Green
- Children's Play Area
- Jogging Track
- Multi Purpose Courts

## LEVEL P0 CLUB IMPERIA THE INDOOR CLUBHOUSE

- P1 Mini Theatre
- P2 Squash Court
- Games Café
- Convenience Store
- Gym
- Ballroom
- Health Club
- Badminton Court
- Rock Climbing
- Life Size Chess
- Wi-Fi Zone



VISTA<sup>★</sup>  
THE SKY AVENUE

Nurturing an ethos of enchantment 677ft. into the skies, Vista: The Sky Avenue is replete with exclusive spaces, accompanied by the Asia's highest residential infinity pool\*.

Dine at Horizon60, host a soiree at Atmosphere, watch a movie at Luna, or float atop the city in Aeon. On top of the world, the city unfolds below.

- Aeon
- Horizon60
- Atmosphere
- Luna







THE INFINITY SKY POOL

Reflecting the endlessness of the night skies, the Asia's highest residential infinity pool\* seemingly flows into the skies. Elucidating the harmony of the high life, the exclusive waters are accompanied by the allure of extravagance.





VISTA - THE SKY AVENUE

# horizon60

THE SKY LOUNGE

Raise a toast to your journey, surrounded by exquisite delicacies. In the luxury of the Sky Lounge, the sky is a little closer, and the horizon a little further.

Artist's Impresion





atmosphere  
THE SKY DECK

Above the world, the wind is your daily guest, and the temperature just a little cooler. Crafting unforgettable evenings in the cool comforts of the night, here, even nature welcomes you aboard.

Artist's Impresion





Timeless experiences mingle with everlasting memories as classic tales unfold, surrounded by the temptations of a delightful cuisine. Engage in immersive experiences at the apex, here, the world comes home.





# IMPERIAL PARK

THE RECREATIONAL ESTATE

Breathe in the scent of morning dew as you stroll along the Rainforest Walkway, and enter the Meditation Zone nurturing an ambiance of peace. Enjoy a delectable breakfast at Café Laguna, as you watch the children splash around in their exclusive pool.

- Main Pool
- Kids' Pool
- Jacuzzi
- Outdoor Gym
- Jogging Track
- Japanese Zen Garden
- Senior Citizen's Area
- Meditation Zone
- Cascading Water Wall
- Café Laguna
- Outdoor Deck
- Amphitheatre
- Open Air Sitout
- Rainforest Walkway
- Party Lawn



 **RAHEJA  
IMPERIA-II**  
WORLI

(Highrise Tower II)



# CLUB IMPERIA

THE INDOOR CLUBHOUSE

A state-of-the-art gymnasium takes any fitness regime to the next level, while the expansive ballroom makes for an unparalleled evening venue. Host a cinematic screening at the mini theatre, re-connect with old friends in the Games Room, and more.

At Club Imperia, boundless experiences await.

Mini Theatre  
Squash Court  
Games Café  
Convenience Store  
Gym  
Ballroom  
Health Club  
Badminton Court  
Rock Climbing  
Life Size Chess  
Wi-Fi Zone





Feel the adrenaline rush as you skate the next lap, challenge your friends to a game of cricket, and get the heart pounding as you race across the jogging track.

- Cricket Pitch
- Skating Area
- Putting Green
- Children's Play Area
- Jogging Track
- Multi Purpose Courts








**RAHEJA  
IMPERIA-II**  
 WORLI  
 (Highrise Tower II)


**CLUB IMPERIA**  
 THE INDOOR CLUBHOUSE

- Mini Theatre
- Squash Court
- Games Café
- Convenience Store
- Gym
- Ballroom
- Health Club
- Badminton Court
- Rock Climbing
- Life Size Chess
- Wi-Fi Zone

**IMPERIAL PARK**  
 THE RECREATIONAL ESTATE

- Main Pool
- Kids Pool
- Jacuzzi
- Outdoor Gym
- Jogging Track
- Japanese Zen Garden
- Senior Citizen Area
- Meditation Zone
- Cascading Water Wall
- Café Laguna
- Outdoor Deck
- Amphitheatre
- Open Air Sitout
- Rainforest Walkway
- Party Lawn

**SCORE**  
 THE ACTIVITY ZONE

- Cricket Pitch
- Skating Area
- Putting Green
- Children's Play Area
- Jogging Track
- Multi Purpose Courts

**VISTA**  
 THE SKY AVENUE

- Aeon
- Horizon60
- Atmosphere
- Luna

Note:

- This project is a phase of a larger development.
- The RG, Club House, parking and other amenities and facilities will be shared between all the phases of the larger development.
- The podium/s is to be extended for construction of a high rise building of equivalent height.
- All/any of the amenities/facilities and/or RG may be relocated as may be permitted by MCGM.
- In the interest of continuing improvement and development of the Complex, the Developer reserves the right to alter, amend and modify the layout plans without prior notice or obligation.
- The right of entry and admission to the Vista and usage of all amenities/facilities in this project shall be subject to payment of fees and annual subscription charges as per the Developer's policy.



# CASACARE

OWNED SERVICED RESIDENCES\*

Every day begins with a sunrise across azure skies as you wake up in an immaculate expanse. Each space is meticulously cleaned while you prepare for an early brunch, the reservation has already been made. Your evening gown is steamed and ready for the soiree, just as the on-call baby-sitter arrives to accompany your little ones as you step out into the evening.

With exclusive home care and assistive services at your fingertips, at Raheja Imperia-I, time is yours.

\*Management fees and other conditions apply.



Stock Image





## RAHEJA LIVE

### MANAGED RENTAL SOLUTIONS\*

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With easy and effective rental solutions, earn the best return on your investment. Property marketing, rentee search, documentation, and rent collection are all managed by professionals.

Maintain your home, and pay the bills at ease, Raheja Live takes care of it all. With convenience options for furniture, white goods, and utility installation, assume the comfort of a seamless living experience.

\*Management fees and other conditions apply.





# EXCLUSIVITY IN EVERY INCH

Construction	- A - Class, Earthquake Resistant Construction with Anti-Termite Treatment.
Flooring	- Imported Marble in Living Room, Bedrooms and Kitchen. - Vitrified/ ceramic tiles in servants' rooms and toilets.
Wall and Ceiling	- Gypsum plaster on walls. - Lustre/ Zinc Paint for walls and plastic paint for ceilings.
Water Proofing	- Patented Water proofing by Branded Company.
Windows	- Aluminium sliding Windows with DGU.
Doors	- Flush doors with SS fittings.
Kitchen	- Quartz Kitchen Counter with Sink. - Vitrified/Ceramic/Quartz tile dado. - Water Purifier. - Modular Kitchen of Reputed Brand. - Hood and chimney of reputed brand.
Bathroom and Toilets	- Concealed plumbing with CP/Sanitary fittings of premium brand. - Imported marble flooring and dado. - Boilers in all bathrooms. - Glass partition with door for Shower Area in all toilets except powder room and servants' toilet. - Vitrified/ ceramic tile flooring and dado and instant geyser in servants' toilets.
Electrical	- Concealed copper wiring in the entire flat with ELCB and MCB switches in the main board. - Adequate points for lights, fans and TV. - Telephone points in the Living Room and Bedrooms. - Provision for Cable TV and Broadband Connectivity.
Entrance Lobby Lifts	- Designer finish entrance lobby. - High speed, Modern, Automatic lifts of reputed make. 4 no.s of passenger elevators + 1 no. of service elevator per wing.
External Finish	- Entire building painted with weatherproof external grade texture paint.
Safety Parking	- Intercom Facility. - Video Door Phone. - Certified 24 X 7 Guards. - Gas Leak Detectors.
Air-conditioning	- Sleeve provision for AC in all bedrooms and Living/ Dining areas.



# THE BUILDING

## 60 Floors

Levels 11 through 25 - Premium

Levels 26 through 45 - Luxury

Levels 46 through 58 - SkyPlexes

Level 59 - Service Level

## Apartment Sizes

- 5 (2+3) bedroom residences ranging from 2,932 SF to 3,144 SF UCA\*
- 4.5 bedroom duplexes of 3,323 SF UCA\*
- 4 bedroom residences ranging from 1,931 SF to 2,059 SF UCA\*
- 3 bedroom residences ranging from 1,447 SF to 1,559 SF UCA\*

\*UCA (Usable Carpet Area) = RCA (RERA Carpet Area) + Enclosed Balcony + Deck

### Level 60

#### VISTA

- Atmosphere - The Sky Deck
- Aeon - The Infinity Sky Pool
- Horizon60 - The Sky Lounge
- Luna - The Sky Media Zone

### Level P2

- Club Imperia
- Imperial Park

### Level P0

- Score
- Club Imperia

### SkyPlexes

Level 46 through 58

### Luxury

Level 26 through 45

### Premium

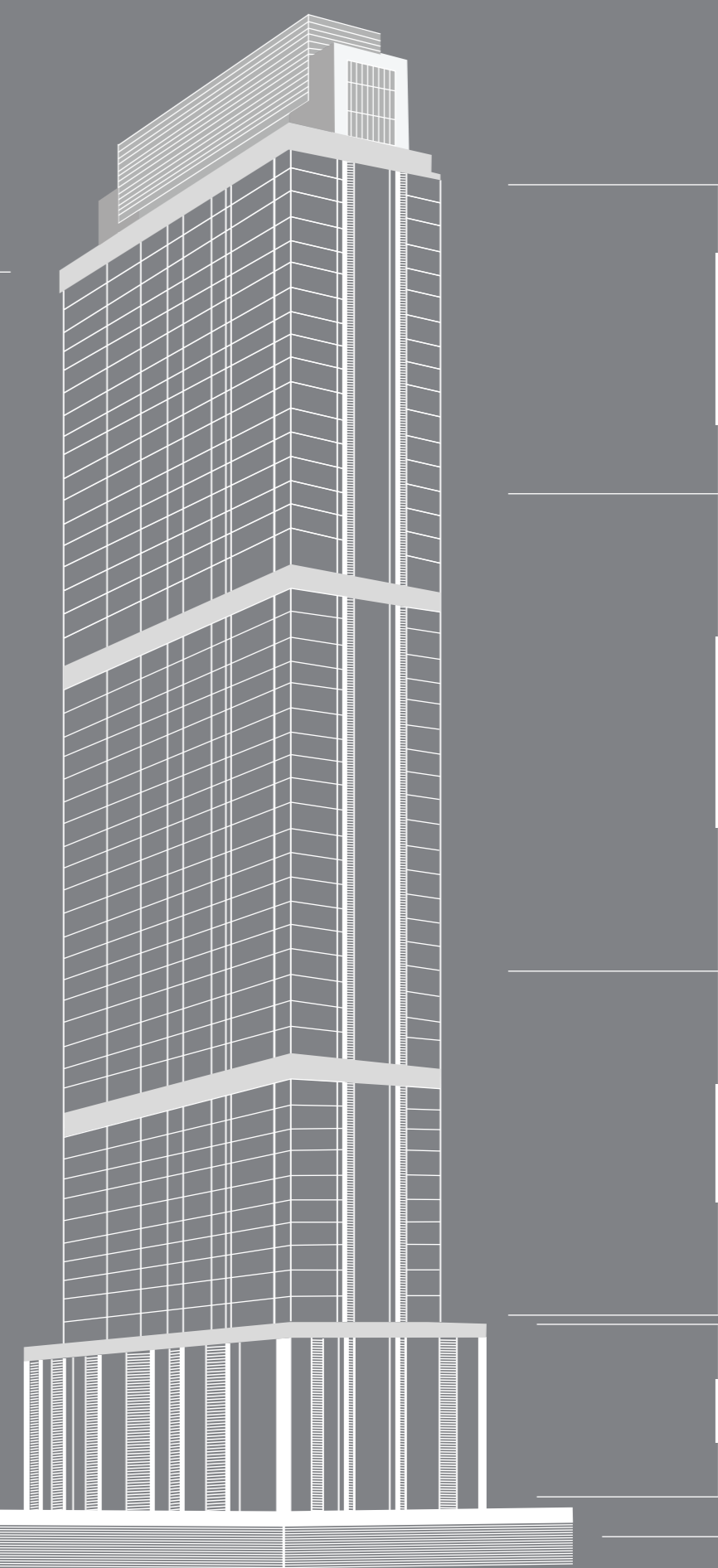
Level 11 through 25

### Car Park

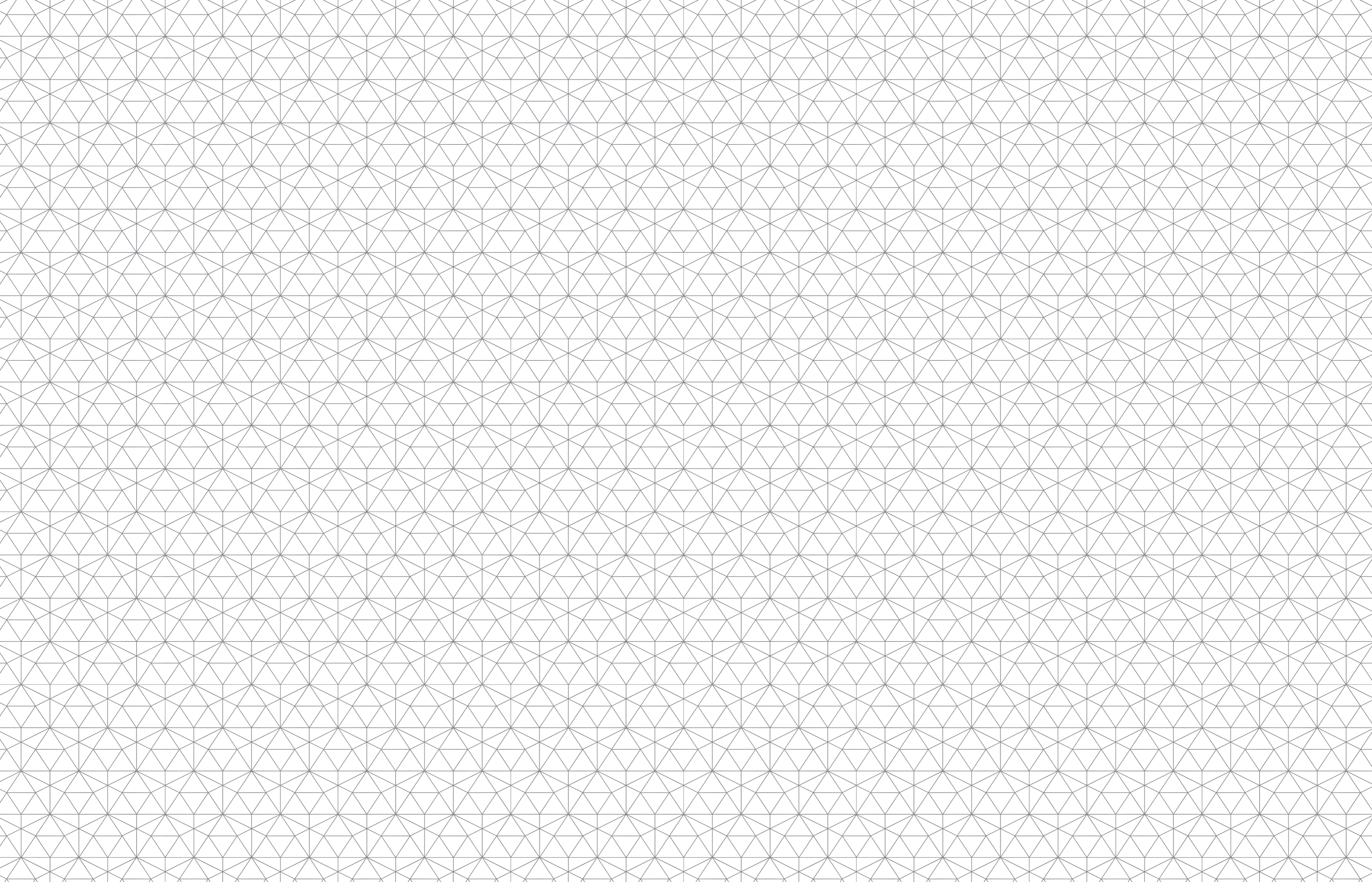
CP1 through CP5

### Level P1

- The Imperial Entrance
- Club Imperia











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

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Raheja Centre-Point, 294, C.S.T. Road Kalina, Santacruz (E)  
Mumbai-400 098.

**Site Address:** Raheja Imperia-I, Shankar Rao Naram Path,  
Lower Parel, Mumbai 400013.

**Site Tel.:** +91-22-6990 1122  
**Sales Tel:** +91-22-6641 4343  
**Email:** [sales@rahejauniversal.com](mailto:sales@rahejauniversal.com)  
**Web:** [rahejaimperia1.com](http://rahejaimperia1.com)

**MAHARERA NO.:** P51900009379  
For more information, please visit [maharera.mahaonline.gov.in](http://maharera.mahaonline.gov.in)

Note: Furniture, fixtures and interiors shown in the actual image of show flat are not standard offerings. The terms and conditions of the agreement of sale shall prevail. The project "Raheja Imperia-I" is financed by HDFC Ltd. The Company would obtain/provide No Objection Certificate from HDFC Ltd., for sale of flats. Any purchase in this development shall strictly be governed by the terms and conditions of the Agreement for Sale that may be entered into between the parties.