HRERA-PKL-RWR-874-2026
Dt.: 24.03.2026
Valid upto: 08.12.2029
www.haryanarera.gov.in

M2K®

HARMONY-3

Sec 5, Dharuhera

Perfect Place to *Build* Your Dream Home





Harmony-3 : A Canvas to Create Your World

A canvas to build, a community to belong, a life to unfold.

M2K Group offers Harmony-3, a plotted residential project at the premium location of Sector 5, Dharuhera. Being developed under the “Deen Dayal Jan Awas Yojana 2016 (DDJAY),” the project carries the promise of impressive returns as you delve into the peaceful surroundings and thoughtfully integrated amenities. Spanning across 6.19375 Acres with seamless connectivity to Delhi and Gurugram, it brings everyday convenience within easy reach. At M2K Harmony-3, the emphasis has been on simplicity and functionality specially designed for the way you live.





About the Project

Being developed as per Haryana Government's DDJAY policy

100% EDC already paid*

Plot Sizes 66.073 sq. mtr. to 149.952 sq. mtr. (79.022 sq. yd to 179.341 sq. yd)

Landscaped Parks

Individual floor registry for each plot allowed



*Terms & Conditions Apply



Facilities for a comfortable lifestyle

- Many prominent schools such as Euro International School, Oxbridge School, Rishi World School, Vivekananda Senior Secondary School, Little Maestro Junior School and Smart Kids Play School are in close vicinity
- Green environment
- Rainwater harvesting system
- Underground electric cable
- Underground water tank
- SCO plots for shops
- Excellent connectivity with national highways
- Round the clock security







Location Advantage

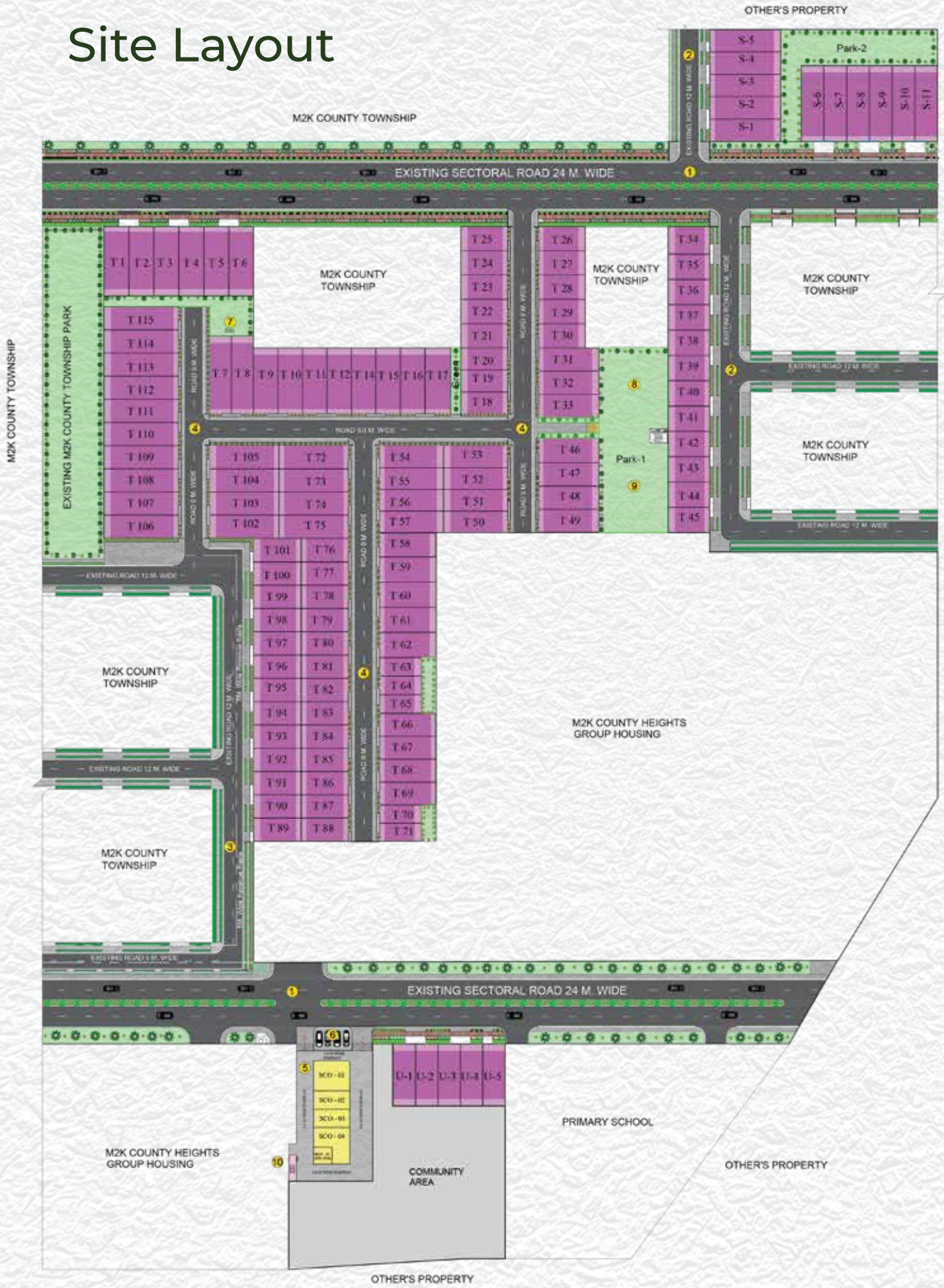
- Nestled in already inhabited M2K County Township, providing immediate livability
- Located just off the Delhi-Jaipur Highway (NH-48), offering seamless access to Delhi, Gurugram and Jaipur
- Approx. 15-20 minutes drive to the KMP Expressway
- Approx. 25-30 minutes drive to the Kherki Daula toll plaza in Gurugram
- Connectivity through RRTS: The Delhi-Gurugram-Dharuhera-Rewari corridor is expected to reduce travel time to approx. 30 minutes. The project has been duly approved and the work is going to start shortly
- Proposed development of economic hubs at strategic locations along the expressway, such as the Indian National Defence University, which is a 10 minute drive from Dharuhera



*Subject to traffic conditions



Site Layout



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LEGEND

1. 24 M. Wide Sectoral Road
2. 12 M. Wide Internal Road
3. 12 M. Wide Internal Road Including 5 M. Wide Revenue Rasta
4. 9 M. Wide Internal Road
5. Commercial Plots (SCO/MVB)
6. Parking For SCO
7. Electrical Sub Station (ESS)
8. Underground Water Tank & Plant Room
9. Underground Sewerage Treatment Plant (STP)
10. Utility Block

N
W
E
S

*Map not to scale



Location Map



*Map not to scale



Dharuhera - Strategic Location

Dharuhera is one of the biggest and fastest growing industrial zones of North India.
A preferred real estate destination for investors, industrialists and home buyers.

0-10 Km Large Manufacturing plants like Hero MotoCorp, Amul, Carlsburg, Lumax Industries, Jaquar Sanitaryware, Honda Motorcycle, United Breweries Limited, Gillette India and many more...

20-30 Km Major industrial zones like Gurugram and Manesar are located.

Proposed Rapid Rail Transit System*

Hassle free connectivity between Delhi and its neighbouring towns.



1800

REGISTERED INDUSTRIES#

Huge employment generation for 1.6 million.

USD 90 Billion$ Project

DELHI MUMBAI INDUSTRIAL CORRIDOR

Dedicated freight corridor adding value to the region. Increasing industrial output and exports.

*www.ncrtc.in | #www.cisharyana.in | $www.pib.gov.in



RERA CERTIFICATE

HARYANA REAL ESTATE REGULATORY AUTHORITY

PANCHKULA

FORM 'REP-III'
[See Rule 5(1)]

REGISTRATION CERTIFICATE OF PROJECT

The Director, Town & Country Planning has granted license no. 181 of 2024 dated 09.12.2024 valid upto 08.12.2029 for setting up of an affordable residential plotted colony (under DDJAY-2016) on land measuring 6.19375 acres (4.10 acres from licence no. 1 & 2 of 2007 and 2.09375 acres from licence no. 189 of 2007) in favour of Elite Homes Pvt. Ltd. Based on these licenses, the Haryana Real Estate Regulatory Authority, Panchkula has registered the real estate project namely "M2K Harmony-3" situated in the revenue estate of Village Garhi Alawalpur, Sector-5, Dharuhera, District Rewari vide

Registration No. HRERA-PKL-RWR-874-2026 Dated: 24.03.2026

2. Promoter/Licencee of the project is Elite Homes Pvt. Ltd., having its registered office at Shop No. 30, M2K Mall, 16, Mangalam Place, Dist. Centre, Sector-3, Rohini, Delhi- 110085. Promoter is a Private Limited Company registered with Registrar of Companies, National Capital Territory of Delhi with CIN: U45201DL2005PTC133721 having PAN No. AABCE4378F.

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PANCHKULA

3. Information submitted by the promoter about the project may be viewed in the PDF uploaded along with this certificate on the web portal of the Authority www.haryanarera.gov.in .

4. This Registration is being granted subject to following conditions that the promoter shall:

i) strictly abide by the provisions of the Real Estate (Regulation and Development) Act, 2016 and The Haryana Real Estate (Regulation and Development) Rules, 2017 and The Haryana Real Estate Regulatory Authority, Panchkula (Registration of Projects) Regulations, 2018, and all such other orders that may be issued by the Authority from time to time and will not enter into any agreement with the buyer in breach of the said provisions.

ii) strictly abide by the declaration made in form REP-II.

iii) apart from the price of the plot, the Promoter shall not demand or receive from the allottees any other cost, fee or charge under any name or definition except reasonable charges for maintenance of essential services and common facilities.

iv) Promoter shall create his own website within a period of one month containing information as mandated under Regulation 14 of the Regulations 2018 and update the same periodically but not later than every quarter, including the information relating to plot sold/booked and expenditure made in the project.

v) a copy of the brochure and each advertisement(s) shall be submitted to the Authority within one week after publication.

vi) adopt and strictly abide by the model agreement for sale as provided in Rule 8 of the RERA Rules 2017.

vii) that the promoter shall submit the quarterly progress report from the date of registration upto the date of completion of the project.

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viii) publish this certificate in the printed brochure inviting applications from the prospective buyers for allotment of plots.

ix) the date of completion of the project is 08.12.2029. However, the registration shall be co-terminus with the validity of license granted by DTCP, Haryana.

Special Conditions:

I. The promoter shall submit the details of the 100% Master Account, 70% Escrow Account and the 30% Free Account within a period of 30 days from the issuance of this registration certificate, till which time no plots shall be sold. The Promoter is also directed to issue a public notice of size 3 x 3 (inches) (in two newspapers widely circulated in the area including one in Hindi) indicating all three accounts i.e., 100%, 70% and 30% account under intimation to the Authority by submitting a copy of the original publication. No RERA account shall be subsequently changed by the promoter without the prior permission of the Authority.

II. The payment plan approved in Form REP-I, having quantum of all other charges to be paid by the allottee till grant of Possession have to be incorporated in the BBA. No other charges, except those mentioned in the payment plan, shall be payable by the allottees.

III. Promoter shall submit a copy of service plans/estimates to the Authority within 15 days after their approval by Town & Country Planning department.

IV. Promoter shall submit duly approved building plans in respect of commercial pocket measuring 0.230 acres to the Authority along with deficit fee, if any, within 15 days after the approval by Town & Country Planning department. Till then, the promoter shall not dispose of any part/unit of the commercial pocket.

V. Promoter shall also submit a copy of NOC/Clearance as per provisions of notification dated 14.09.2006 issued by MOEF,

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Govt. of India (if applicable) before execution of development works at site.

VI. No advertisement/public notice be issued through any medium without affixing the QR code and RC number along with validity issued by the Authority. The QR code, RC number alongwith validity should be affixed on the top-right corner on all the documents forming part of public domain including agreement to sell/allotment letter, pamphlets, brochures or any other literature published by the promoter.

VII. Promoter shall be responsible for the maintenance and upkeep of services of the project up to a period of five years from the date of grant of completion certificate or till the taking over of the maintenance of the project by the association of allottees.

VIII. That any change in the communication address shall be immediately intimated to the Authority otherwise all the correspondence shall be deemed to have been served on the address mentioned in Form REP-I.

Dr. Geeta Rathee Singh
Member

Nadim Akhtar
Member

Parneet S Sachdev
Chairman



M2K®

The M2K Group is a leading Indian business organization with significant presence across diverse industries. In a very short span of time the group has ventured in the sunrise sectors such as Biologicals, Real Estate, Multiplexes and Technologies and achieved significant success.

M2K has already enriched the National Capital Region landscape with some of the best multiplexes and outstanding housing and commercial projects. With such an impressive portfolio of achievements, M2K is perfectly positioned to create new hallmarks of distinction.



Successfully delivered following landmark residential and commercial projects in Delhi NCR.

GURUGRAM

Adani M2K Oyster Grande
Adani M2K Oyster Arcade
Adani M2K Oyster Greens
M2K Olive Greens
M2K Corporate Park
M2K Aura
M2K Symphony Floors
M2K Spring Floors
M2K White House
M2K Golden Villas

DELHI

M2K Victoria Gardens
M2K Suites
M2K Mall Rohini
M2K Mall Pitampura

DHARUHERA

M2K County
M2K County Heights
M2K County Shopping Plaza
M2K Galleria
M2K Harmony
M2K Harmony 2
M2K Swastik

M2K®

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FOR SALES ENQUIRY

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SSRE REAL ESTATE PVT. LTD.

Authorised Channel Partner -Shree Shyam Real Estate

Head Office: Plot no. 2147, Block-G, Sushant Lok-2, Sector-57, Gurugram, Haryana-122011

Corporate Office: SCO-35/36/37, 1st & 2nd Floor, M2K County, Sector-5, Dharuhera, Haryana-123106

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