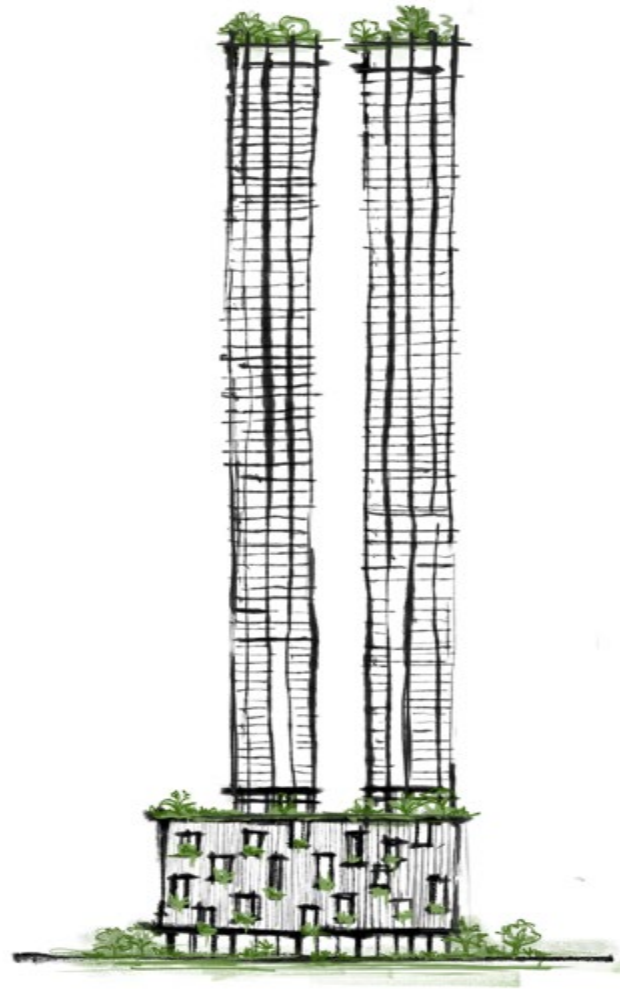




NAV SHANTI NAGAR

DESIGN CONSULTANT



Founding Principal of Park + Associates, Lim Koon Park believes that a good design should be relevant yet possess a sense of timelessness that withstand the ever-changing trends. Having amassed experience in designing and managing projects of varied typologies, Park developed a keen interest in people and the human experience in Architecture. He endeavours to create designs that retain a humanistic touch in this increasingly detached world. With that framing, every piece of design created thereafter, is carefully customised and crafted to resonate with the users. Park's architectural and interior pursuits have since garnered numerous architecture and design awards, earning him critical acclaim locally and Internationally.

To Park, each project undertaken, regardless of scale, is an opportunity to challenge the convention, to reframe tradition, \$ re-examine the archetypal.

SITE ANALYSIS

SITE LOCATION

NAV SHANTI NAGAR

Nav Shanti Aram is located within Mumbai's vibrant cityscape, the development offers a quite refuge from the bustle of the city. The development is located on the fringe of Mumbai with views towards the Arabian Sea, and the Back Bay; creating an elevated sense of living.

ARABIAN SEA

1k
m

BACK BAY

MUMBAI



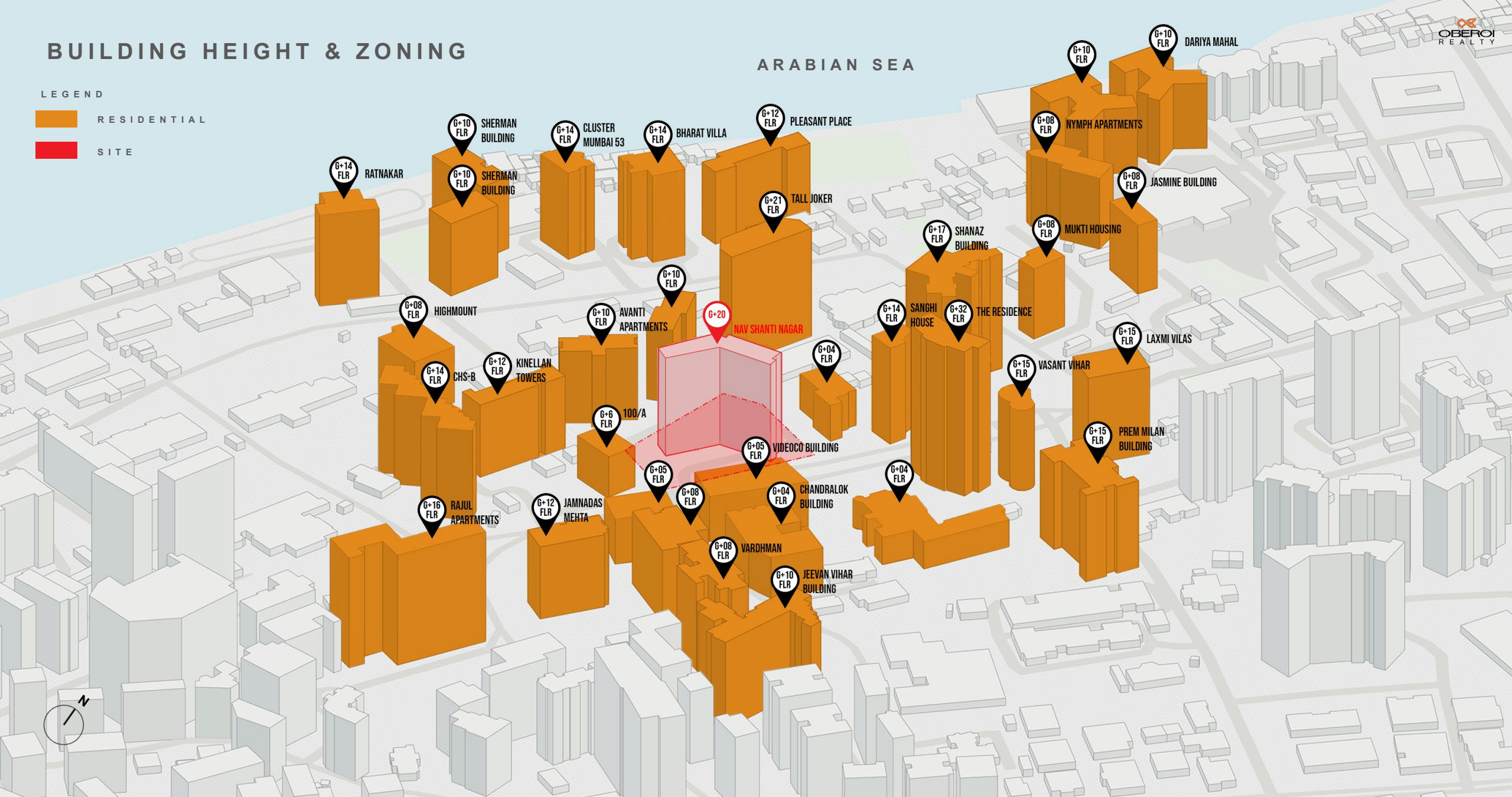
SITE LOCATION



OBERON
REALTY

LEGEND

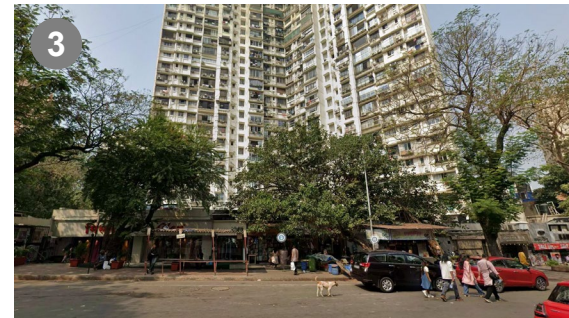
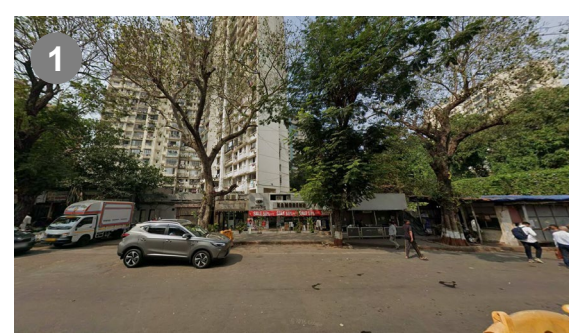
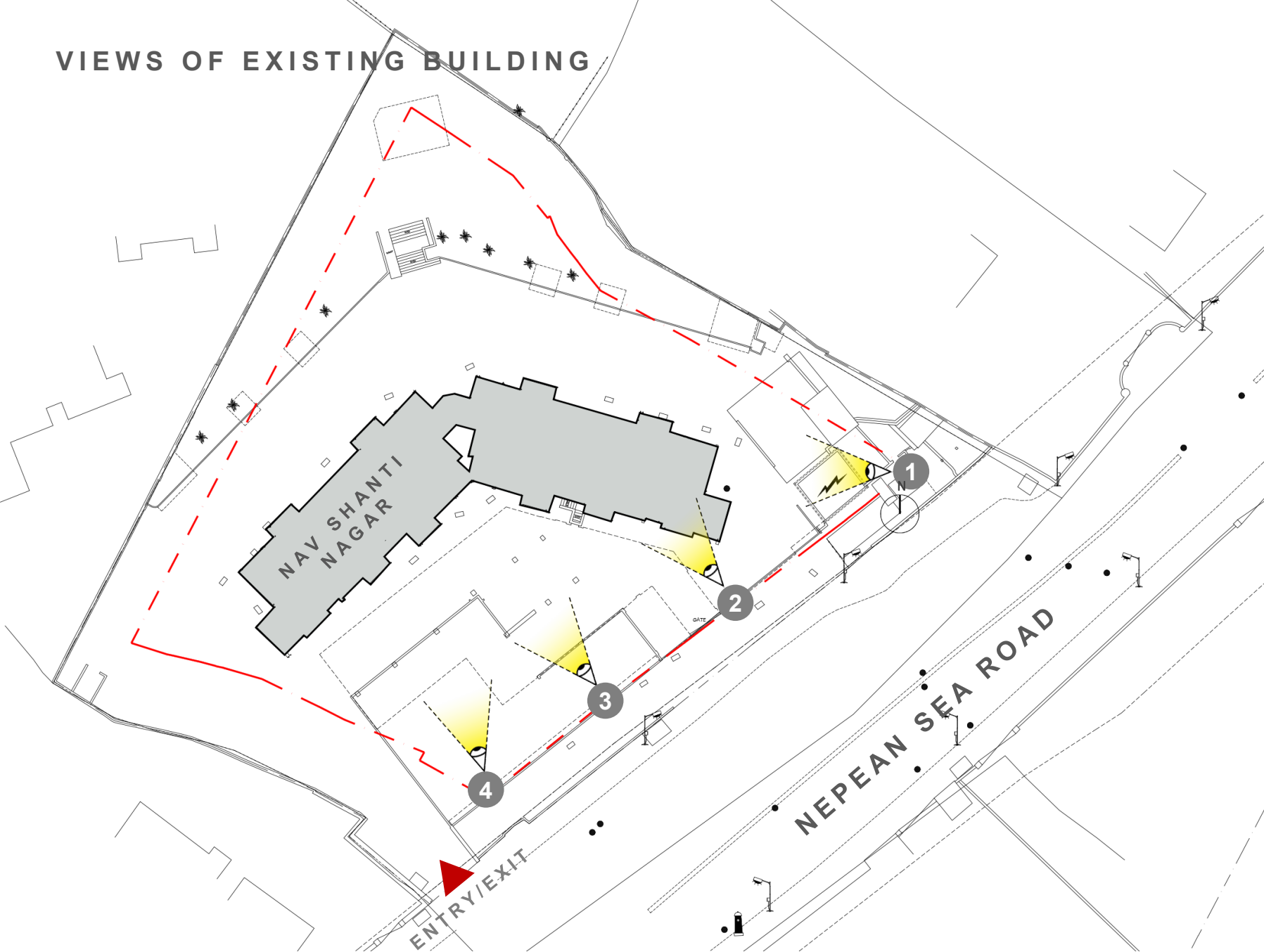
SITE



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VIEWS OF EXISTING BUILDING



VIEW CORRIDOR STUDY



VIEW CORRIDOR STUDY



VIEW CORRIDOR STUDY



SITE PLAN

EXISTING BUILDING

LEGEND

 - EXISTING TOWER

PLOT AREA = **5,457 SQM**

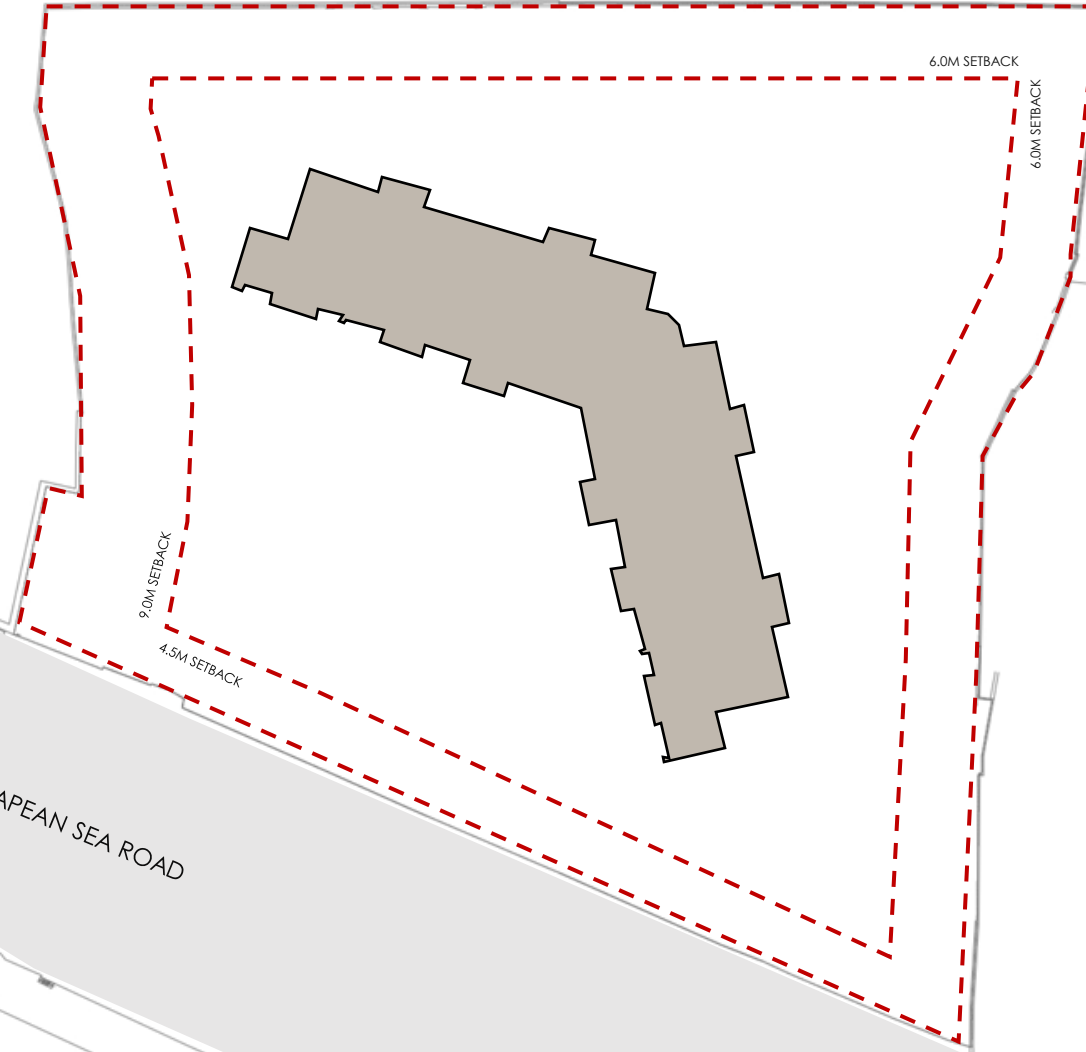
EST. EXISTING FOOTPRINT = **723 SQM**

NAV SHANTI NAGAR

NEAPEAN SEA ROAD

MANAV MANDIR ROAD

NEAPEAN SEA ROAD



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SITE PLAN

PROPOSED PODIUM

LEGEND

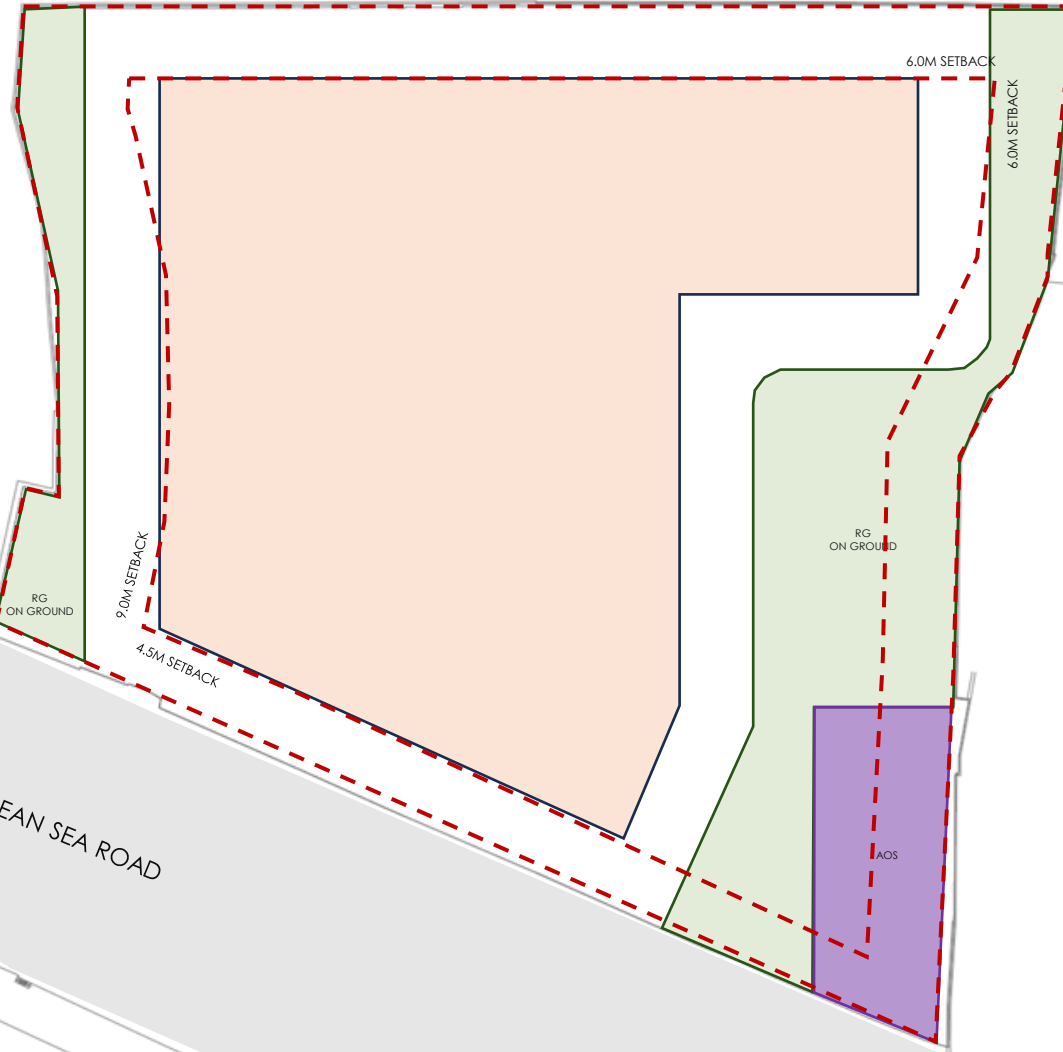
 - PROPOSED PODIUM

PLOT AREA = **5,457 SQM**

PROPOSED PODIUM FLOOR AREA = **2,654 SQM**

NAV SHANTI NAGAR

NEAPEAN SEA ROAD



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SITE PLAN

PROPOSED PODIUM & TOWER FOOTPRINT

LEGEND

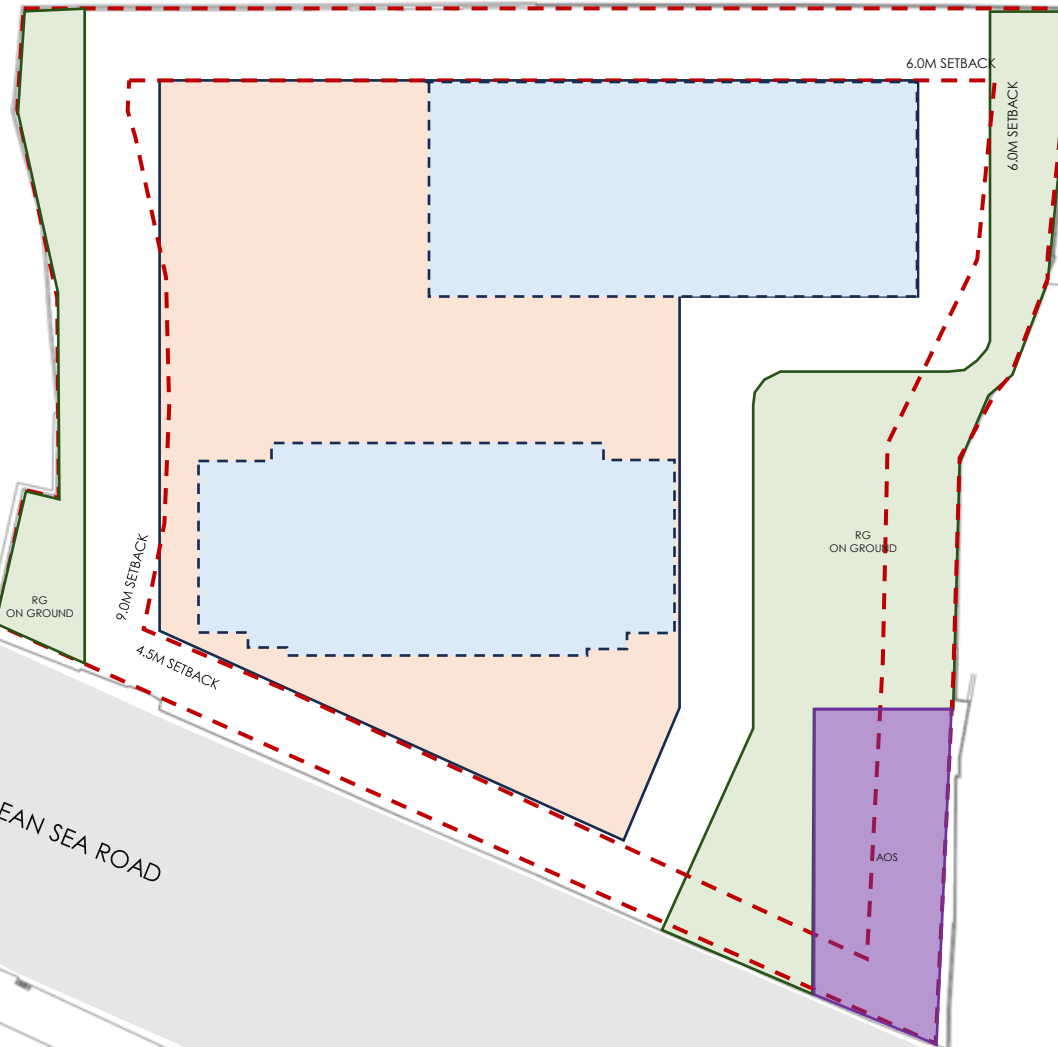
-  - PROPOSED PODIUM
-  - PROPOSED TOWER

PLOT AREA = **5,457 SQM**

PROPOSED PODIUM FLOOR AREA = **2,654 SQM**

PROPOSED TOWER FLOOR AREA = **1,355 SQM**

NAV SHANTI NAGAR | NEPEAN SEA ROAD



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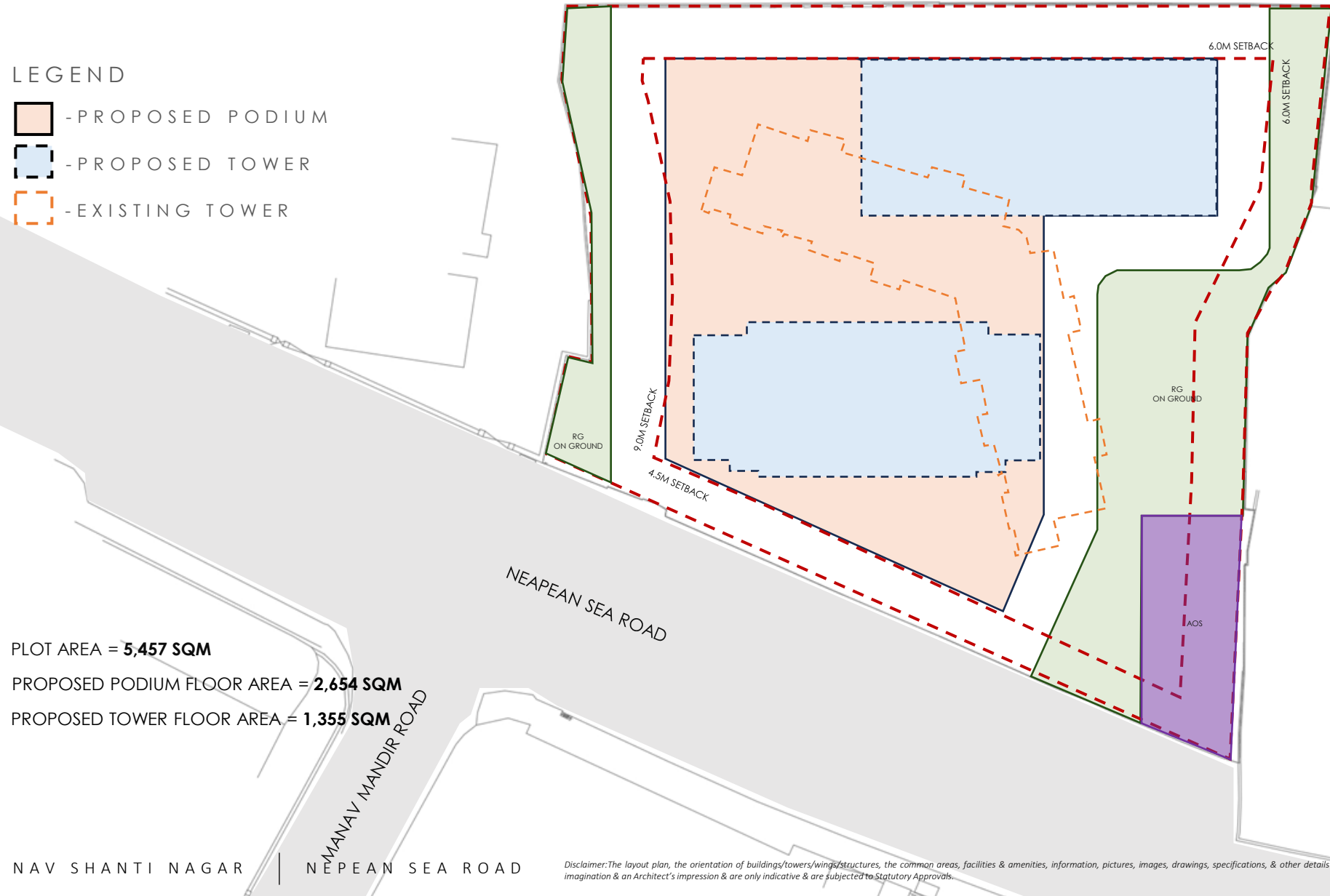


SITE PLAN

COMPARISON OF EXISTING & PROPOSED FOOTPRINT

LEGEND

- PROPOSED PODIUM
- PROPOSED TOWER
- EXISTING TOWER



PLOT AREA = **5,457 SQM**

PROPOSED PODIUM FLOOR AREA = **2,654 SQM**

PROPOSED TOWER FLOOR AREA = **1,355 SQM**



FLOOR PLANS

GROUND FLOOR PLAN



GROUND FLOOR PLAN CIRCULATION



VEHICULAR MOVEMENT

TO DROP OFF > TO PODIUM CARPARK > EXIT

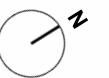


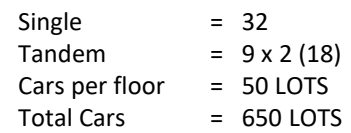
GROUND FLOOR PLAN CIRCULATION



BOH MOVEMENT

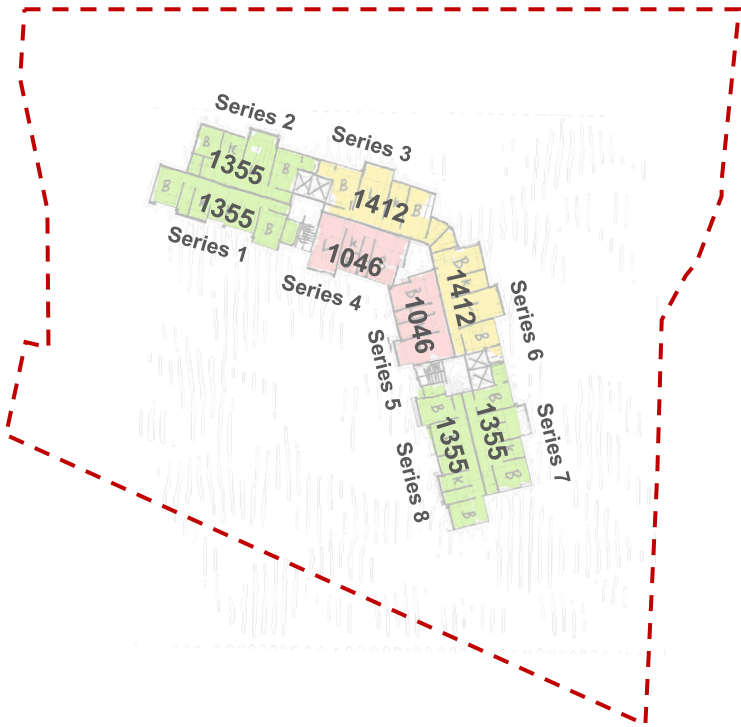
TO BASEMENT FOR STAFF ENTRY



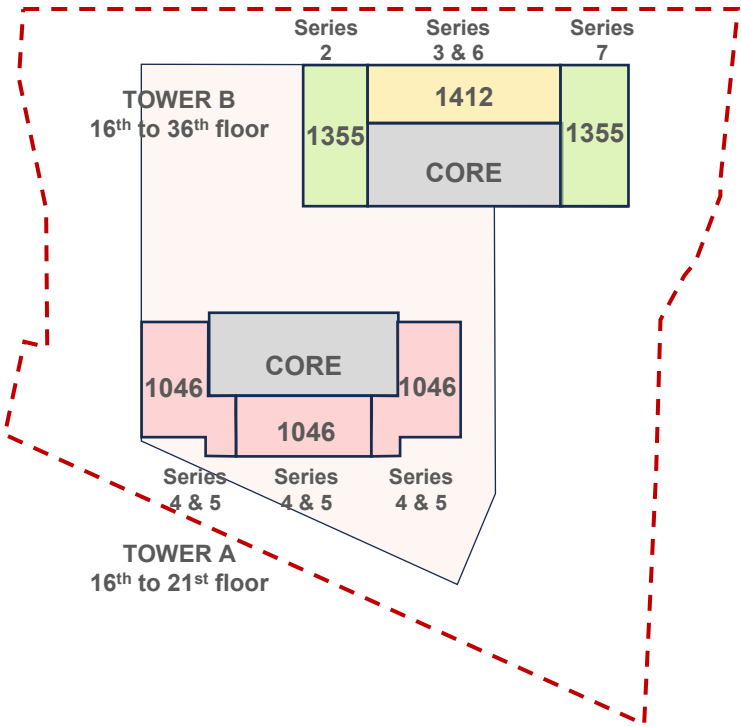


PROPOSED UNIT ORIENTATION

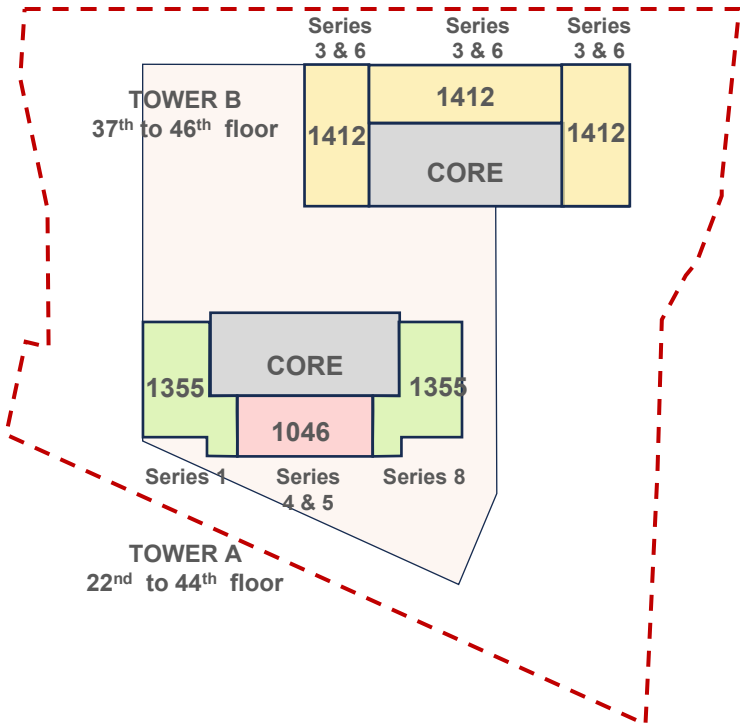
EXISTING BUILDING UNIT ORIENTATION



PROPOSED UNIT ORIENTATION -
ZONE 01



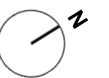
PROPOSED UNIT ORIENTATION –
ZONE 02



Existing Carpet area (sq. ft.)	Offered Carpet area (sq. ft.)
634	1,046
821	1,355
856	1,412



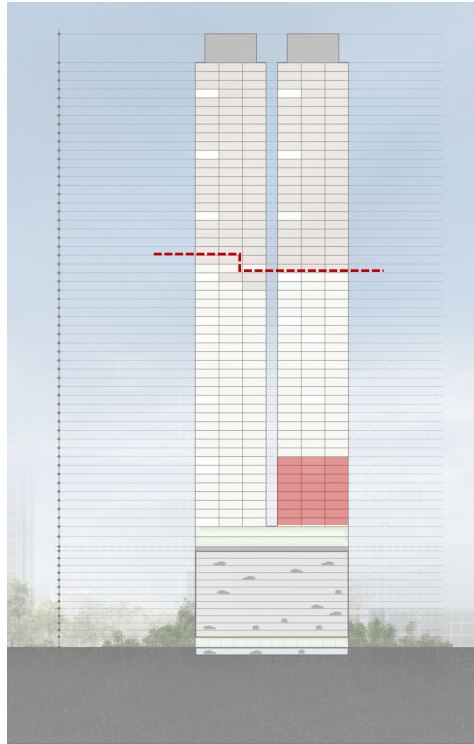
TYPICAL FLOOR PLAN



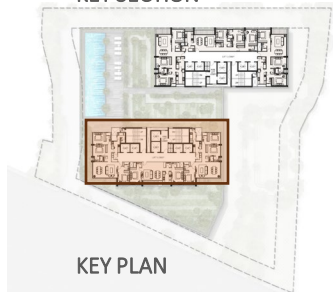
TYPICAL FLOOR PLANS TOWER A

TYPICAL FLOOR PLAN (LOWER-LEVEL 16th – 21st)

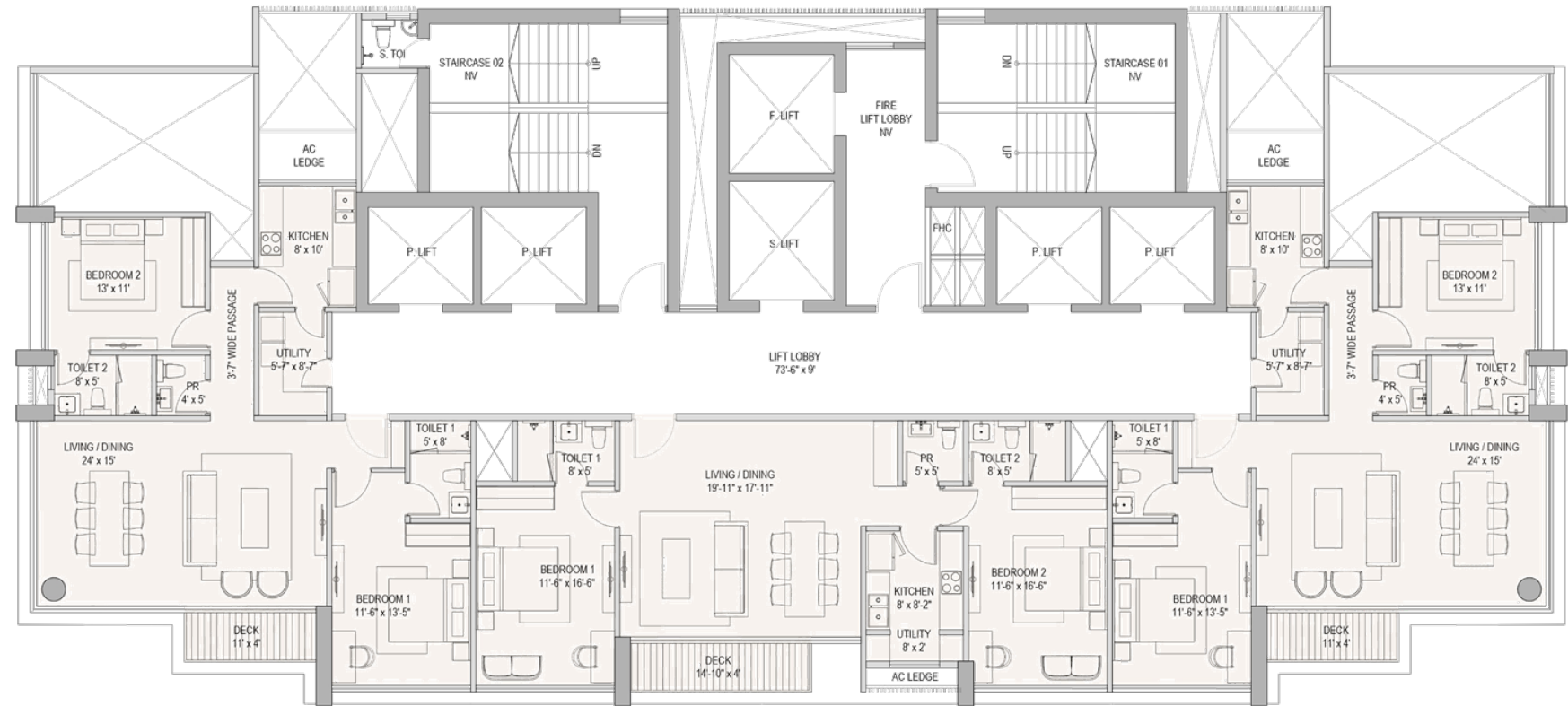
TOWER A



KEY SECTION



KEY PLAN



1046 SQFT

1046 SQFT

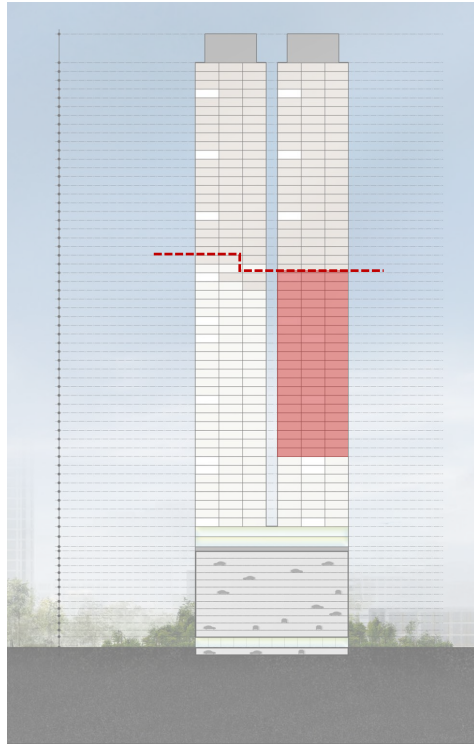
1046 SQFT



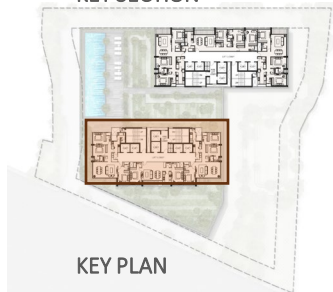
TYPICAL FLOOR PLAN

(UPPER-LEVEL 22nd – 44th)

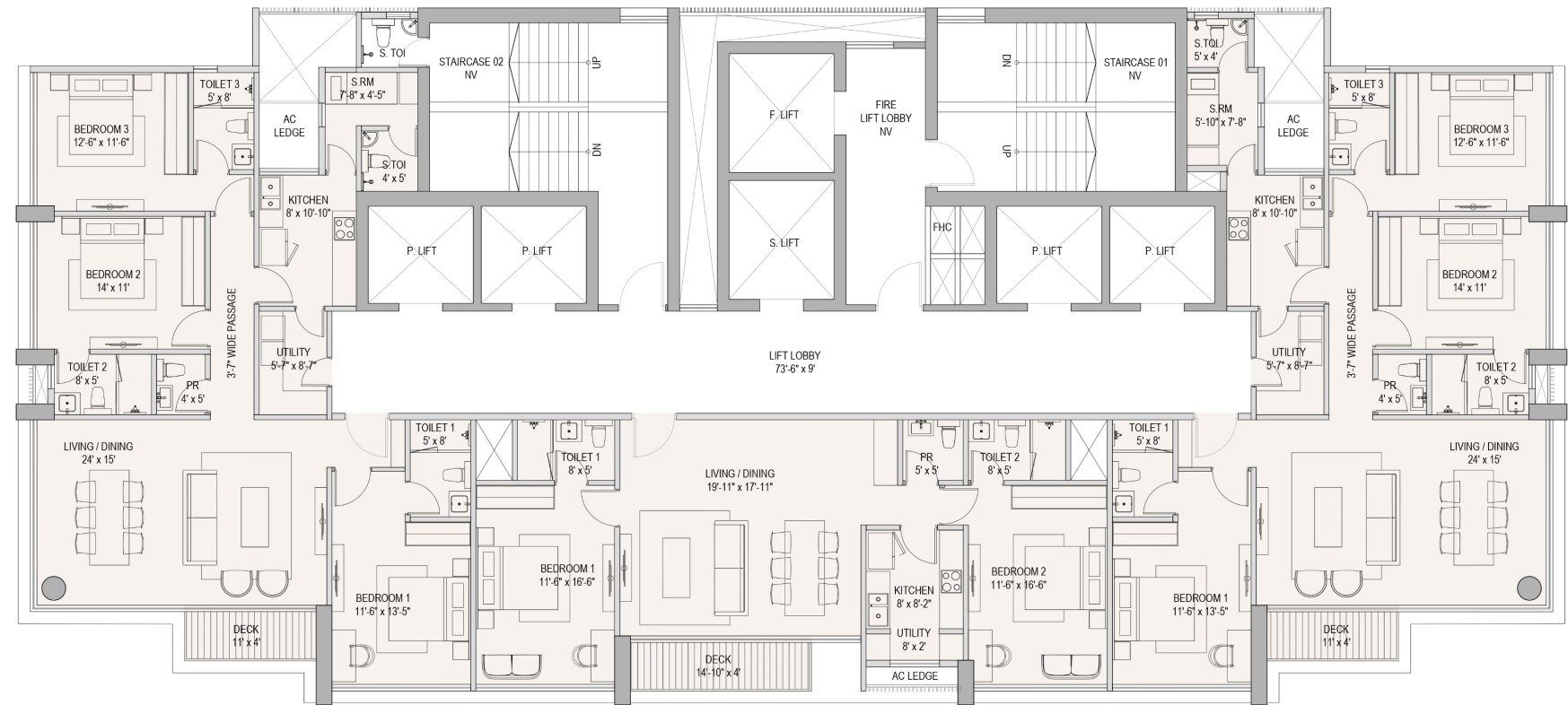
TOWER A



KEY SECTION



KEY PLAN



1355 SQFT

1046 SQFT

1355 SQFT



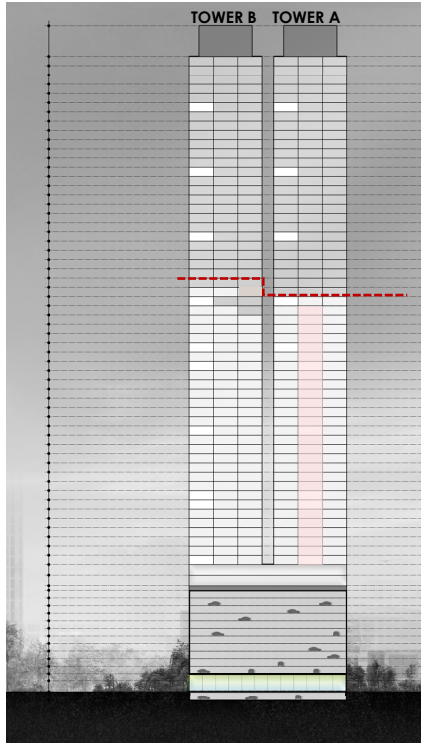
OWNER'S UNIT PLANS

UNIT PLAN

TOWER A - TYPE 1

EXISTING CARPET AREA = 634 SQFT

PROPOSED CARPET AREA = 1,046 SQFT



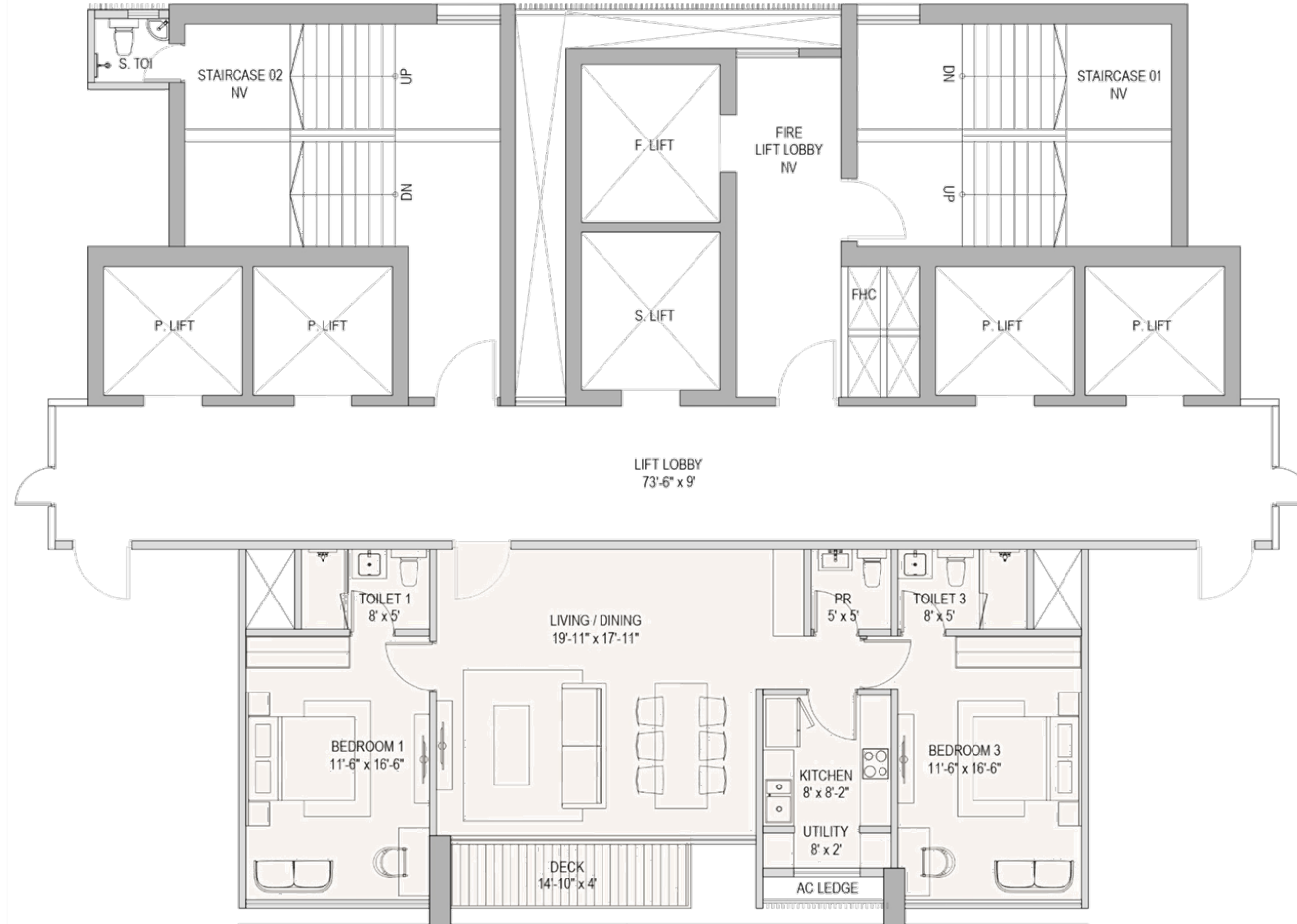
KEY SECTION



KEY PLAN

NAV SHANTI NAGAR

NEPEAN SEA ROAD



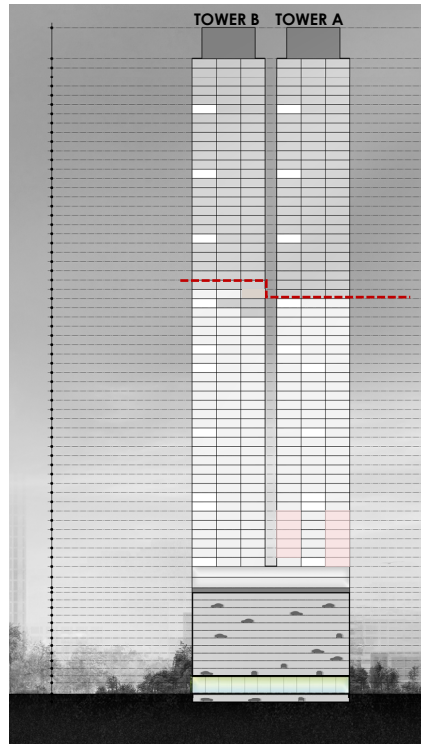
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UNIT PLAN

TOWER A - TYPE 1-A

EXISTING CARPET AREA = 634 SQFT

PROPOSED CARPET AREA = 1,046 SQFT

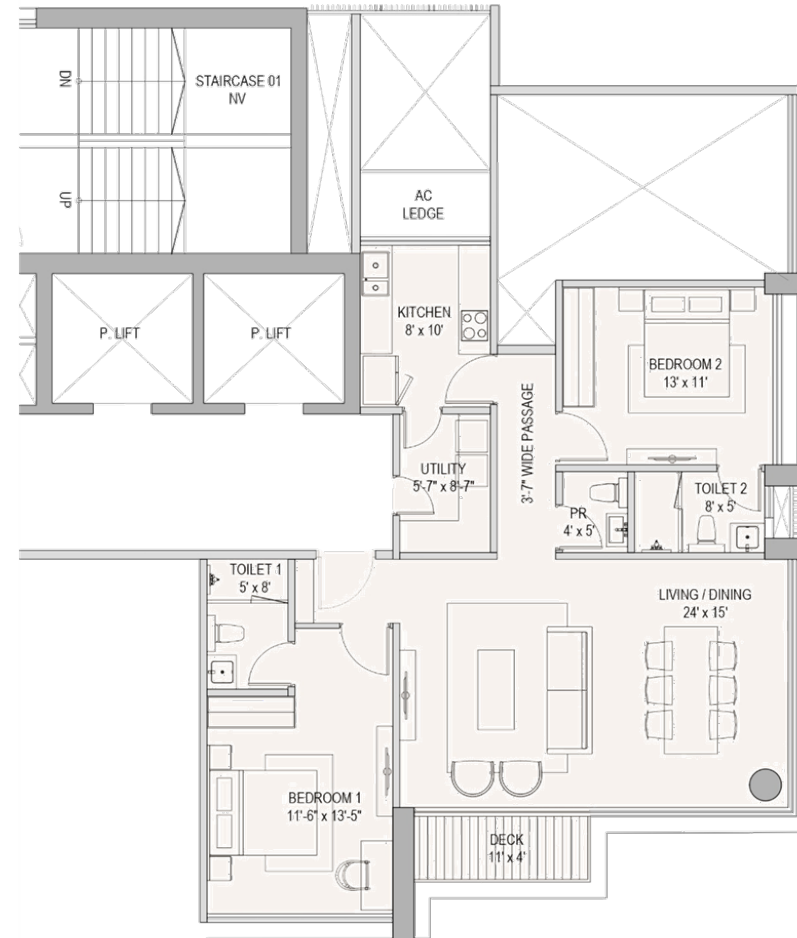


KEY SECTION



Same but mirrored

KEY PLAN

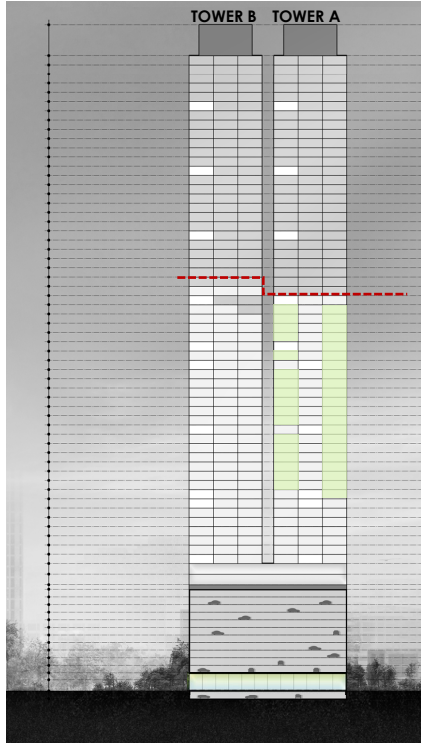


UNIT PLAN

TOWER A - TYPE 2

EXISTING CARPET AREA = 821 SQFT

PROPOSED CARPET AREA = 1,355 SQFT

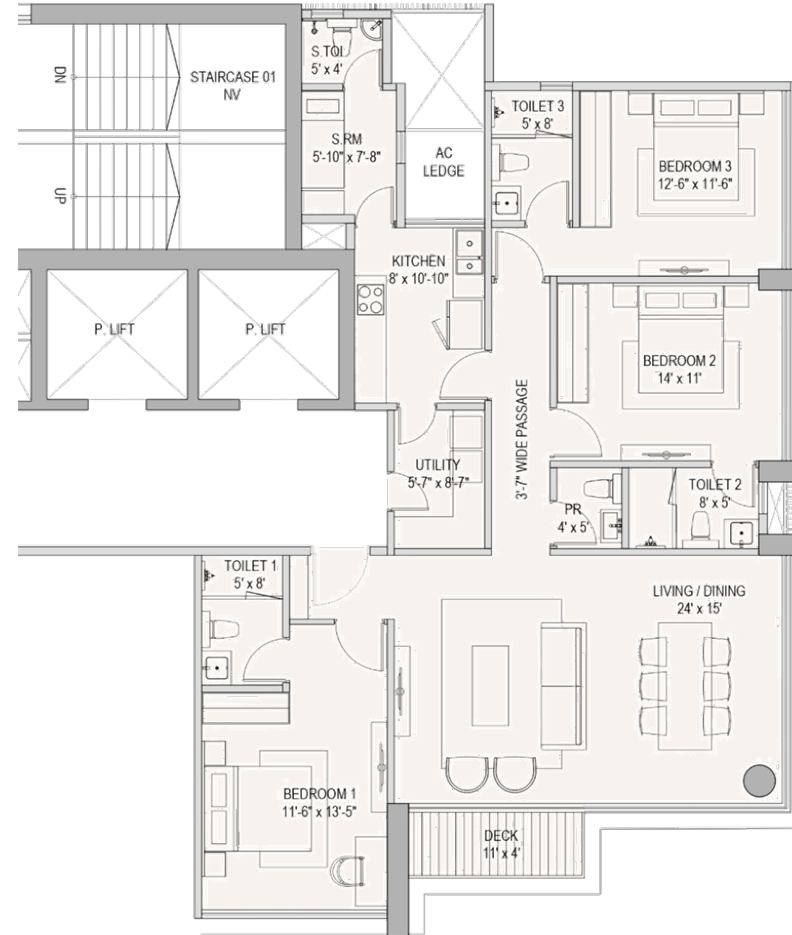


KEY SECTION



Same but mirrored

KEY PLAN

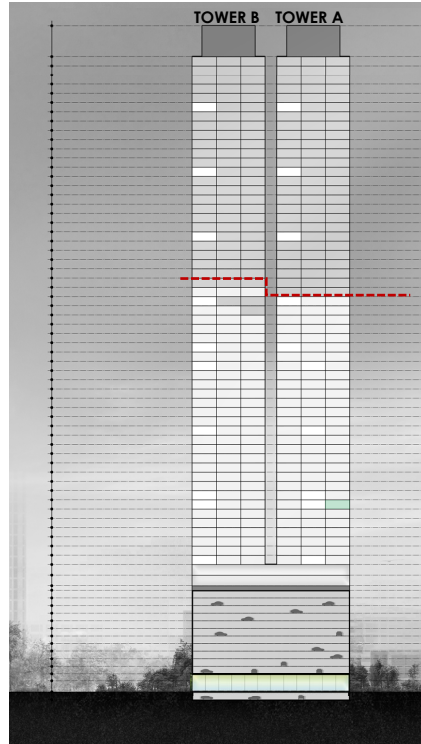


UNIT PLAN

TOWER A - TYPE 3

EXISTING CARPET AREA = 839 SQFT

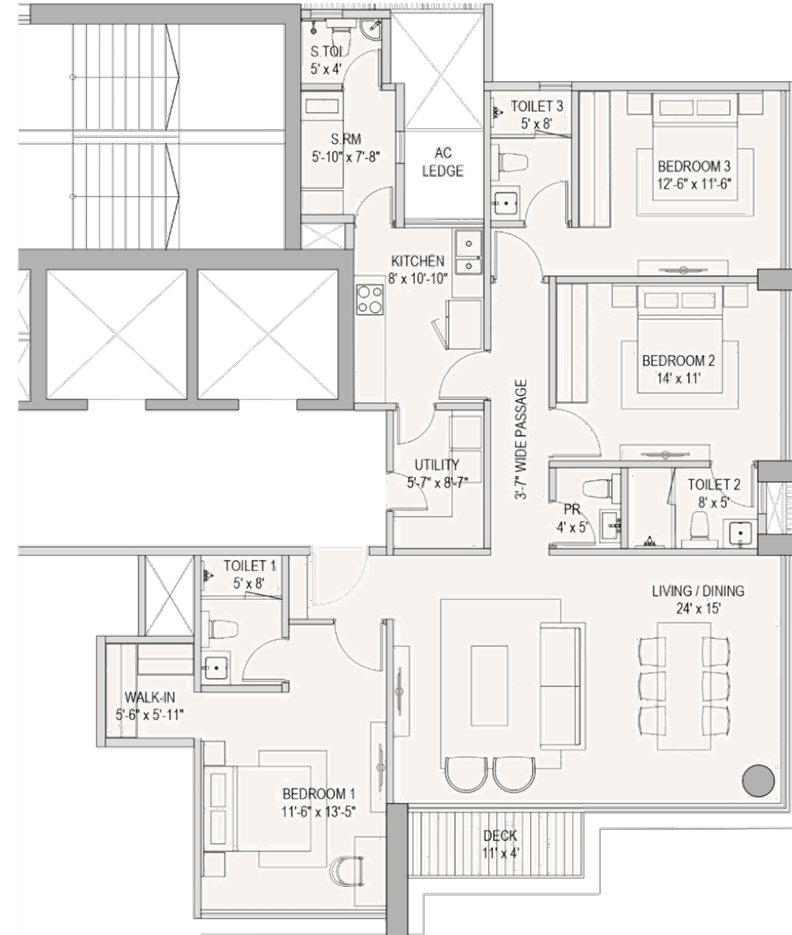
PROPOSED CARPET AREA = 1,385 SQFT



KEY SECTION



KEY PLAN

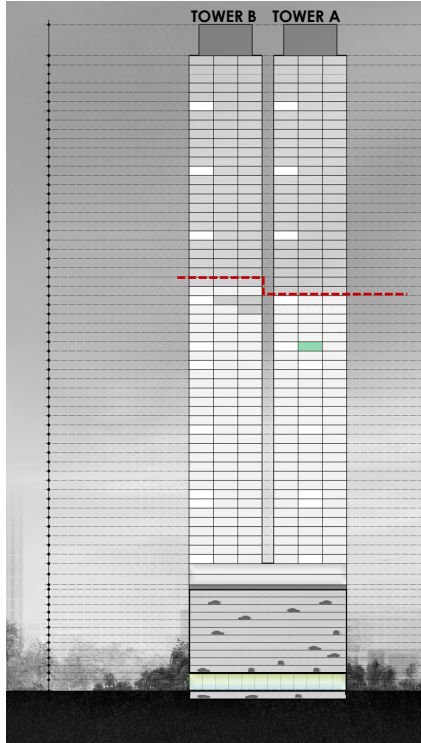


UNIT PLAN

TOWER A - TYPE 4

EXISTING CARPET AREA = 1,036 SQFT

PROPOSED CARPET AREA = 1,709 SQFT



KEY SECTION



KEY PLAN

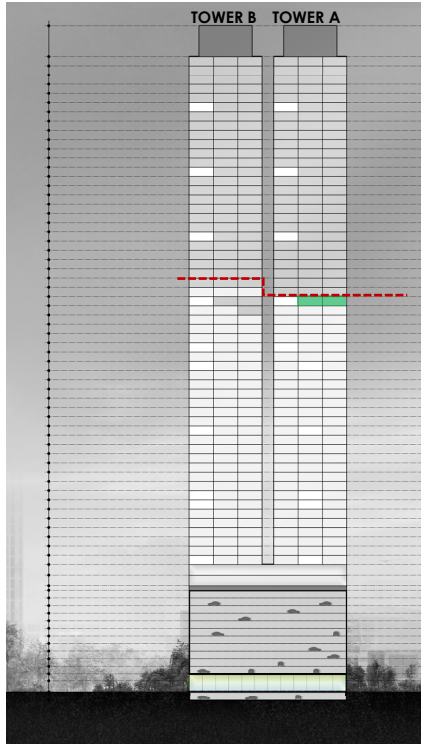


UNIT PLAN

TOWER A - TYPE 5

EXISTING CARPET AREA = 1,267 SQFT

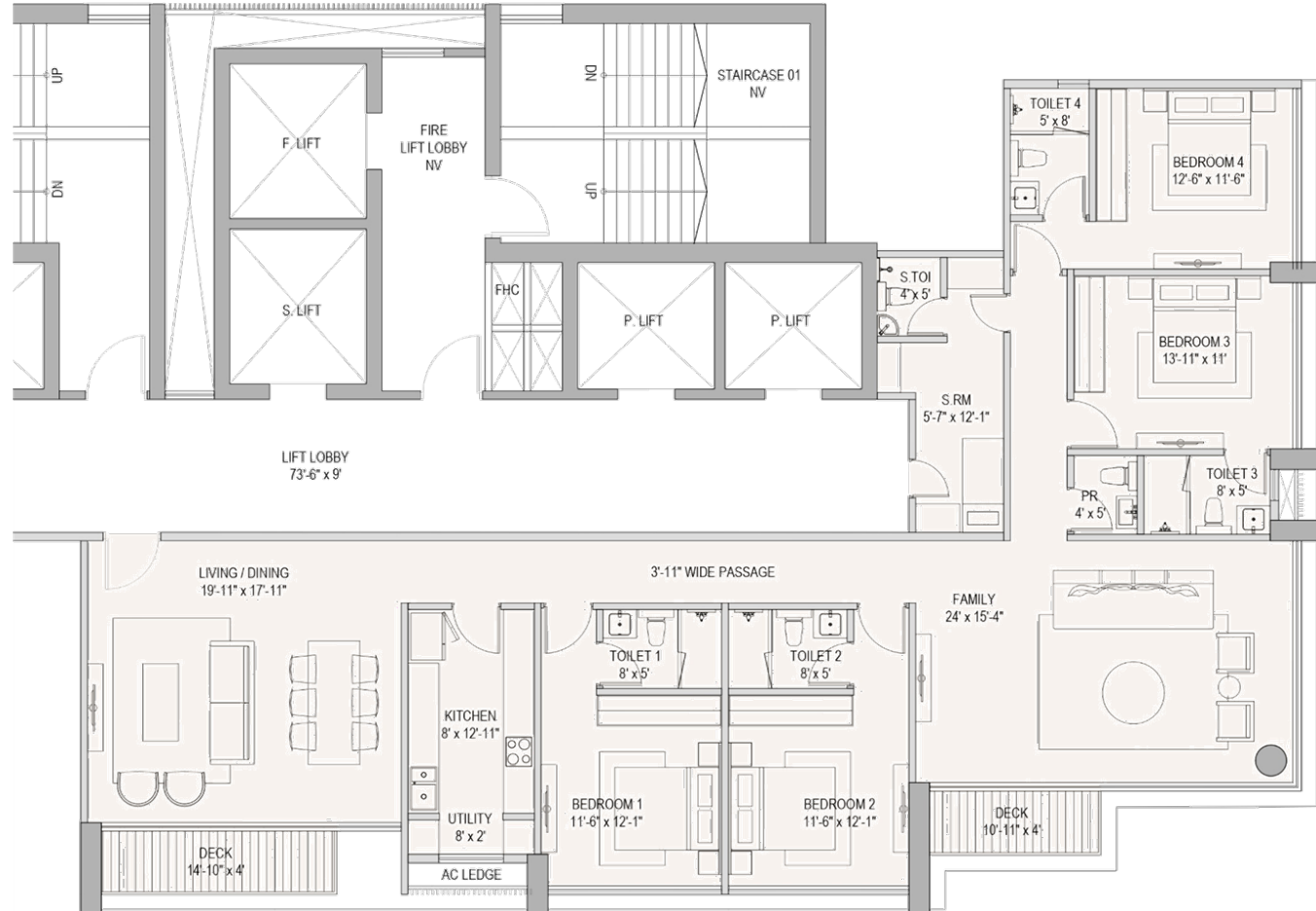
PROPOSED CARPET AREA = 2,091 SQFT



KEY SECTION



KEY PLAN

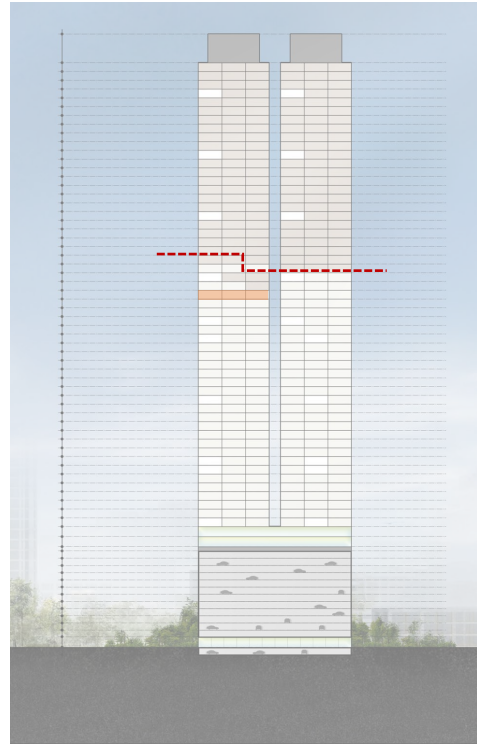


TYPICAL FLOOR PLANS TOWER B

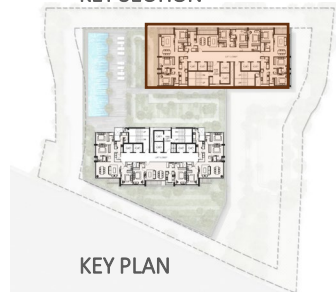
TYPICAL FLOOR PLAN

(LOWER-LEVEL 16th – 36th)

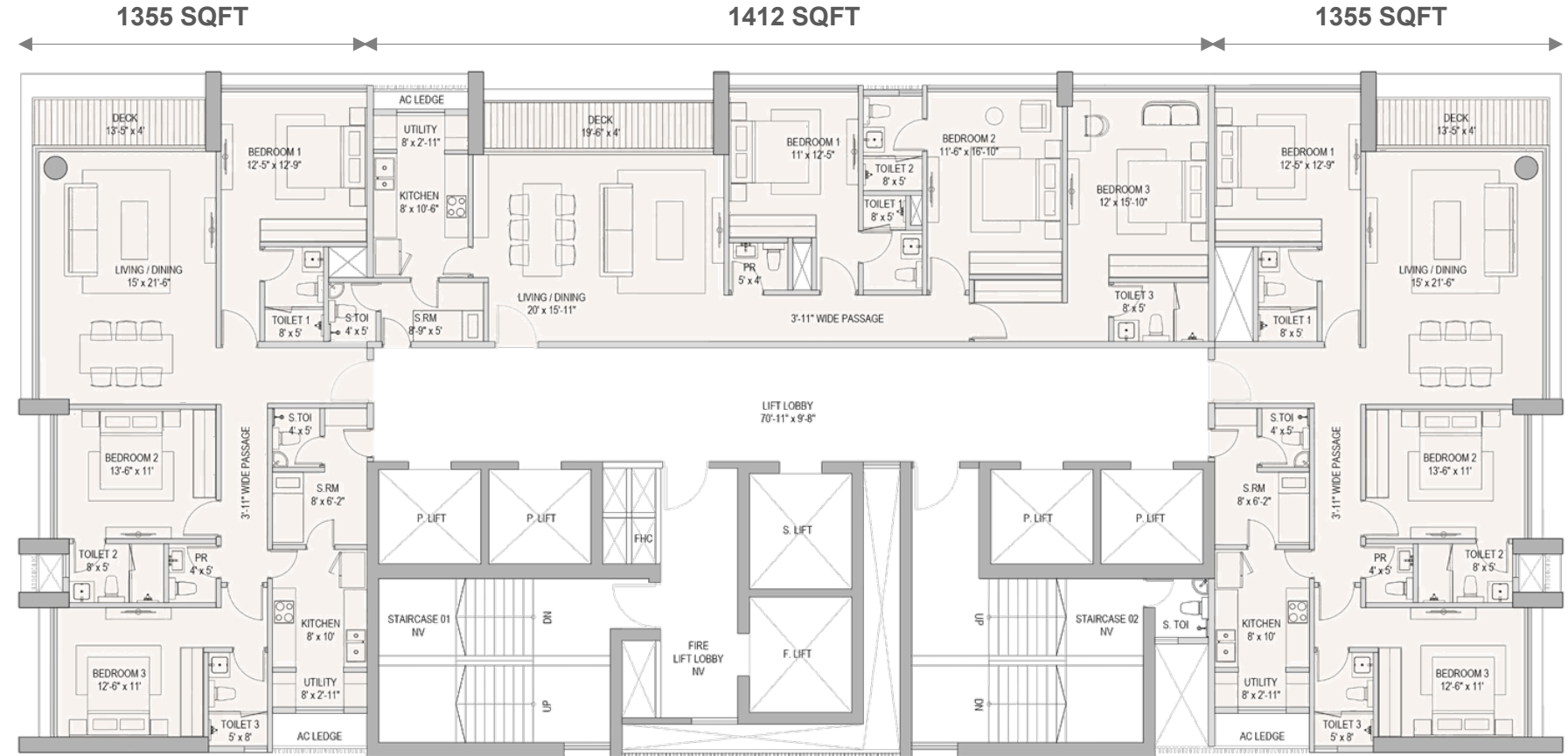
TOWER B



KEY SECTION



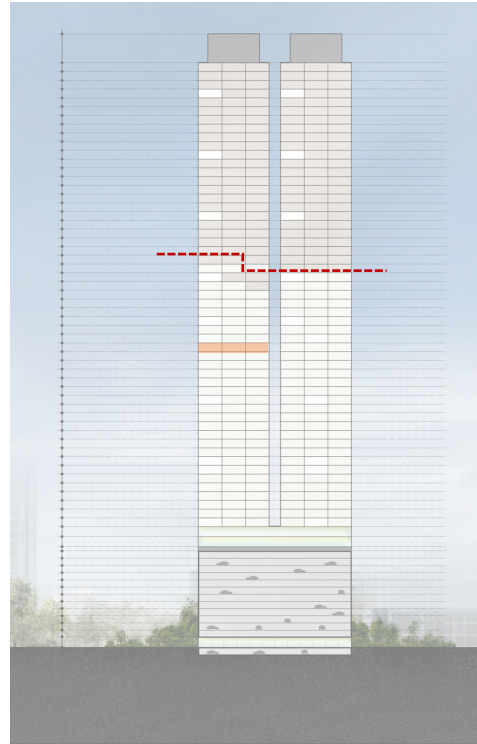
KEY PLAN



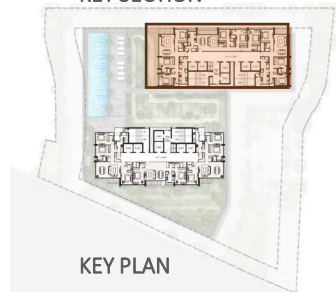
TYPICAL FLOOR PLAN

(UPPER-LEVEL 37th – 46th)

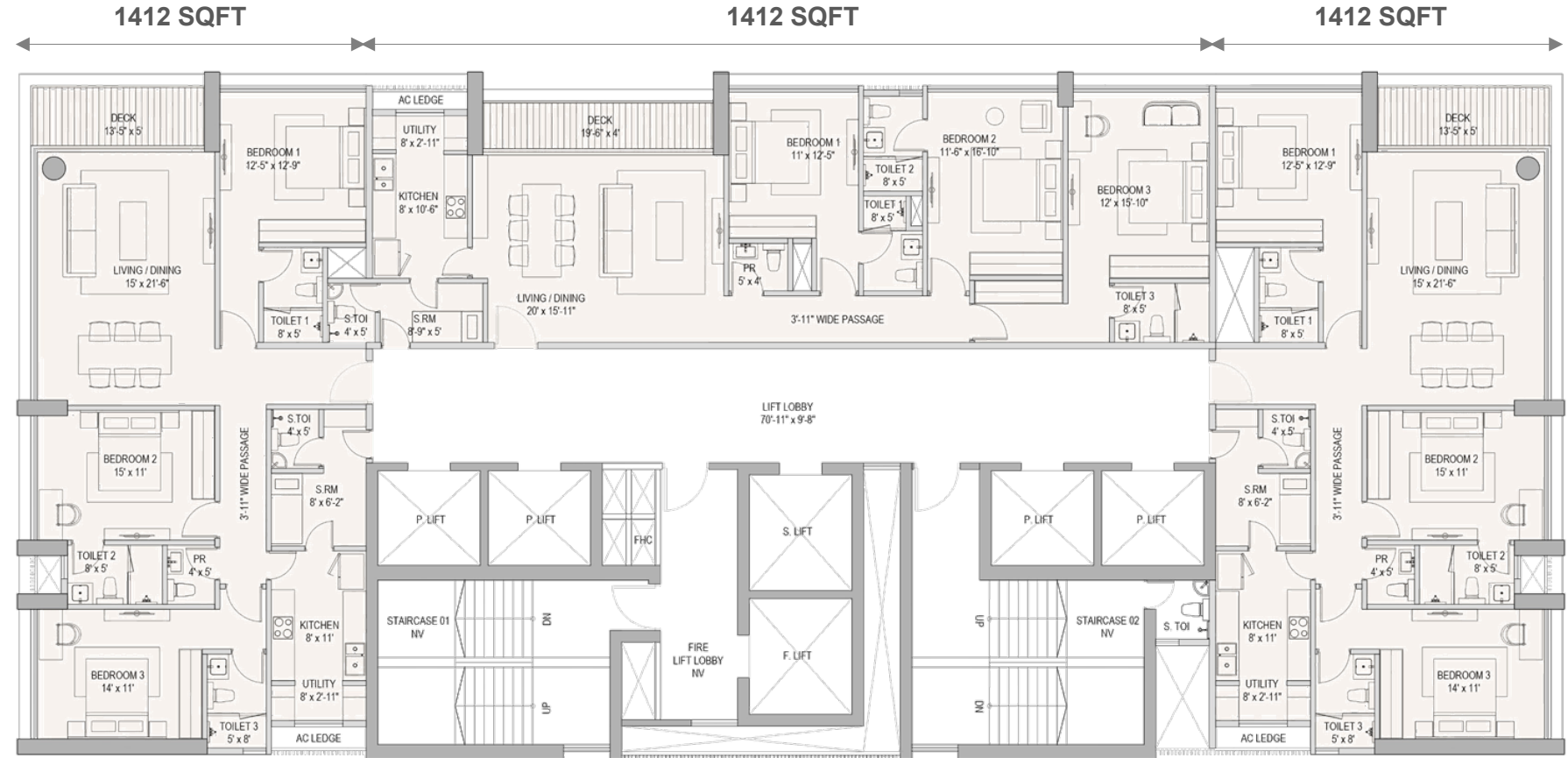
TOWER B



KEY SECTION



KEY PLAN



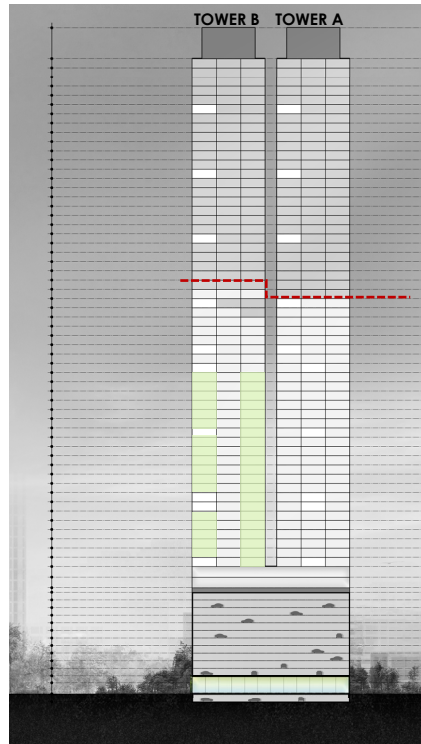
OWNER'S UNIT PLANS

UNIT PLAN

TOWER B - TYPE 1

EXISTING CARPET AREA = 821 SQFT

PROPOSED CARPET AREA = 1,355 SQFT



KEY SECTION



KEY PLAN

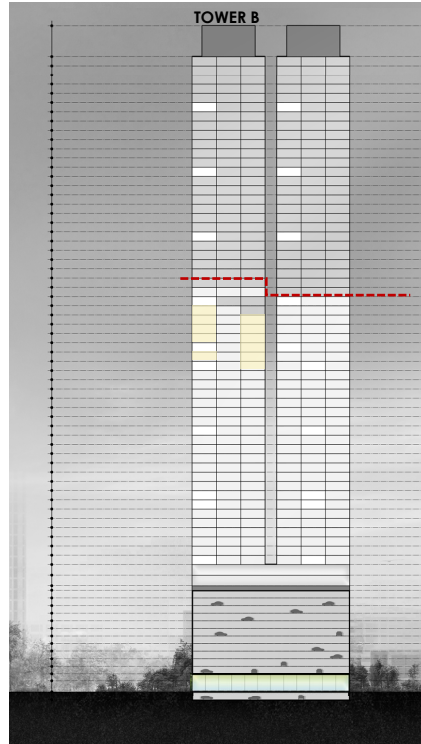


UNIT PLAN

TOWER B - TYPE 2

EXISTING CARPET AREA = 856 SQFT

PROPOSED CARPET AREA = 1,412 SQFT



KEY SECTION



Same but mirrored

KEY PLAN

NAV SHANTI NAGAR

NEPEAN SEA ROAD



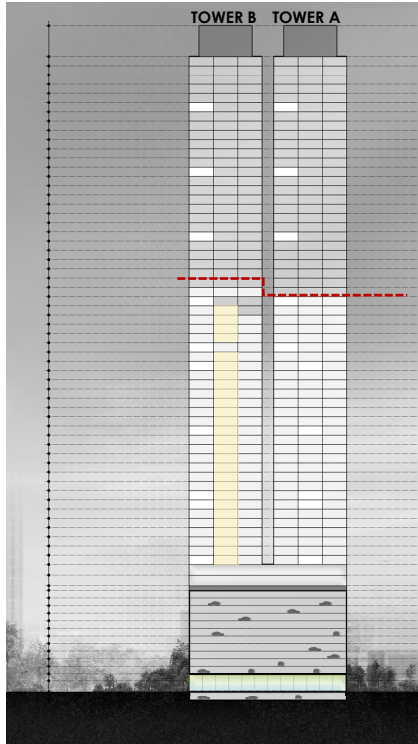
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UNIT PLAN

TOWER B - TYPE 2-A

EXISTING CARPET AREA = 856 SQFT

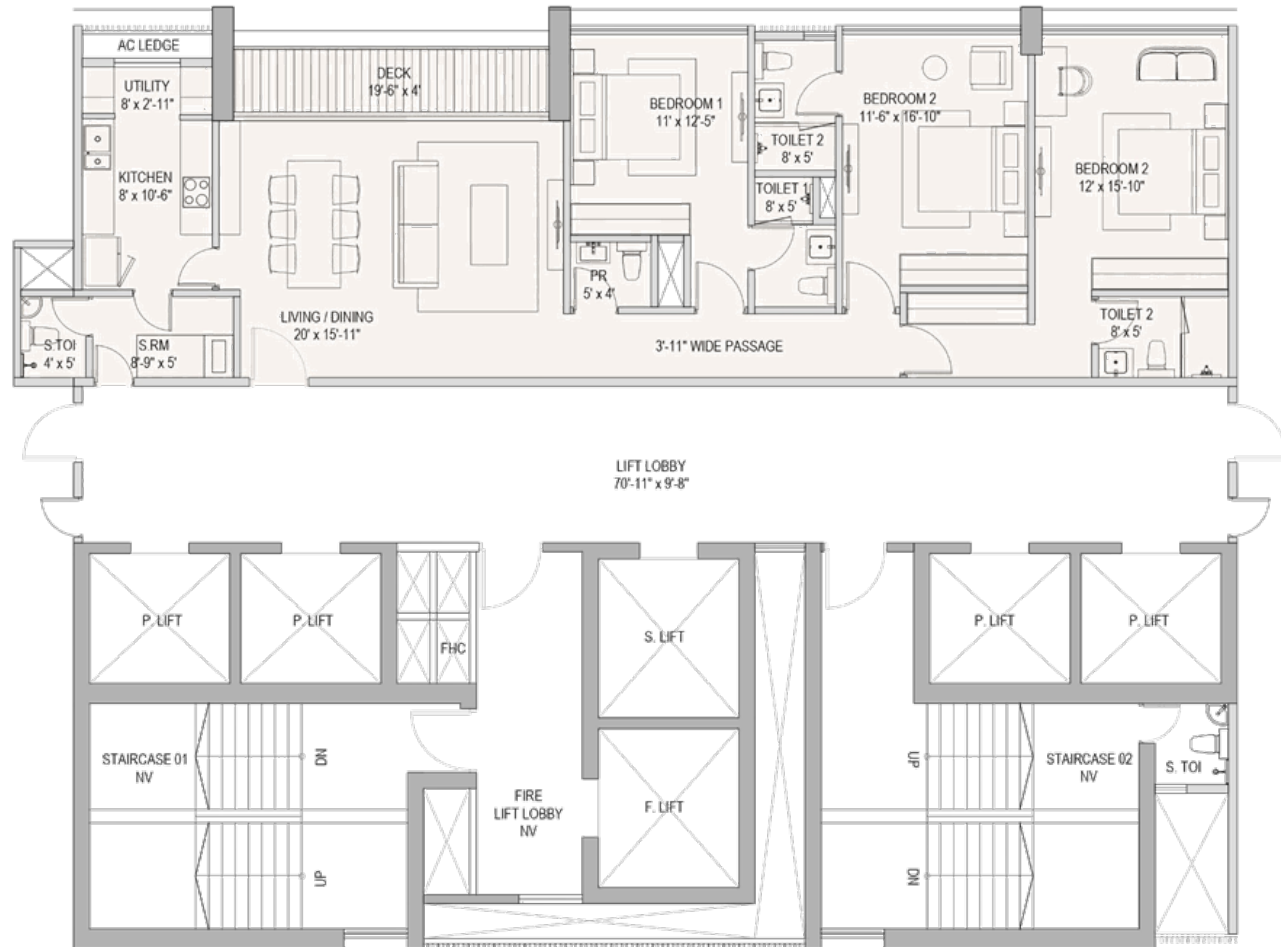
PROPOSED CARPET AREA = 1,412 SQFT



KEY SECTION



KEY PLAN

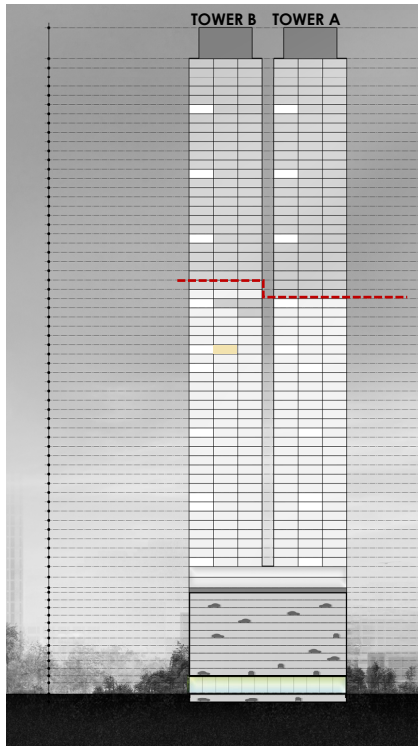


UNIT PLAN

TOWER B - TYPE 3

EXISTING CARPET AREA = 1,171 SQFT

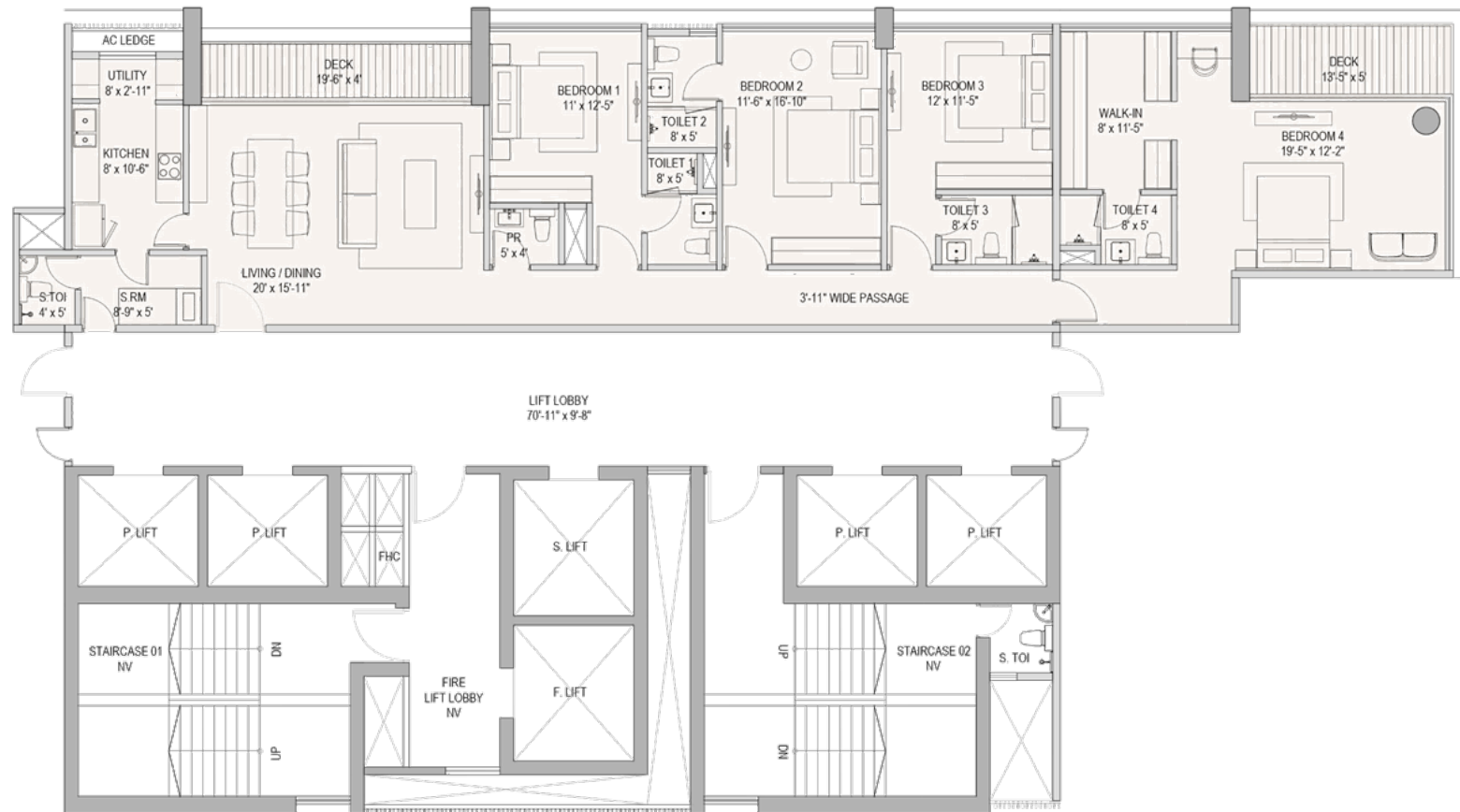
PROPOSED CARPET AREA = 1,933 SQFT



KEY SECTION



KEY PLAN

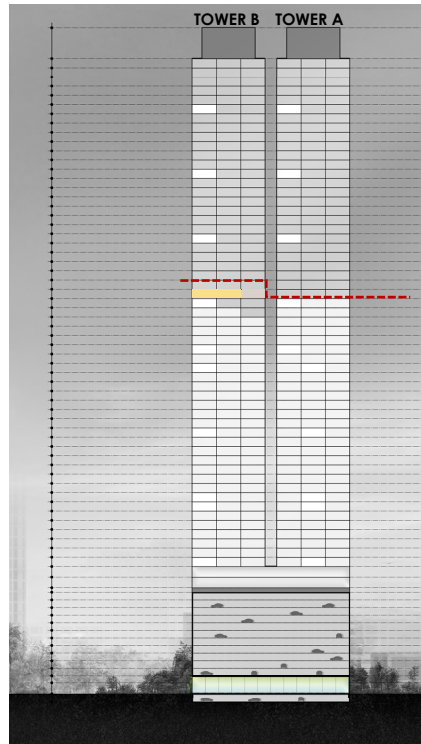


UNIT PLAN

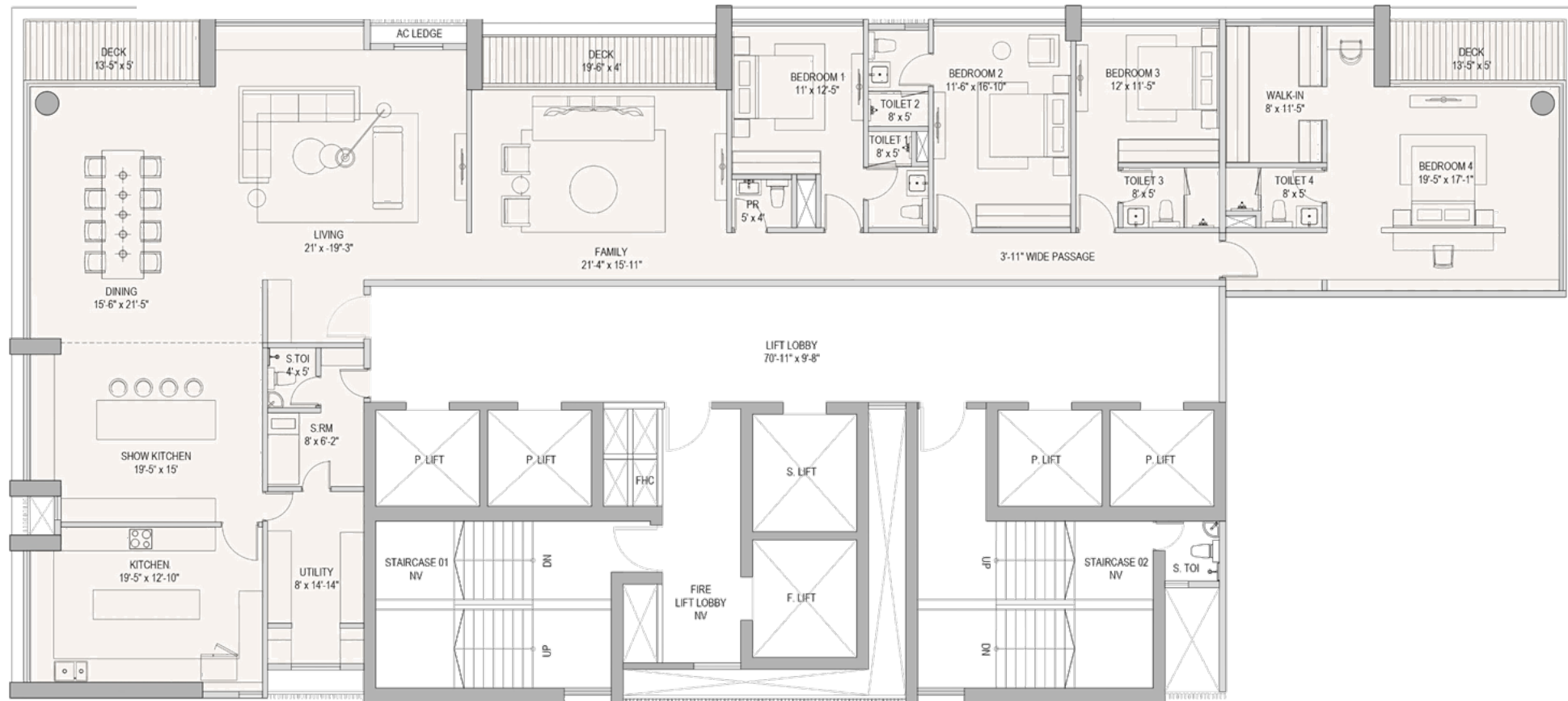
TOWER B - TYPE 4

EXISTING CARPET AREA = 2,109 SQFT

PROPOSED CARPET AREA = 3,480 SQFT



KEY SECTION



KEY PLAN

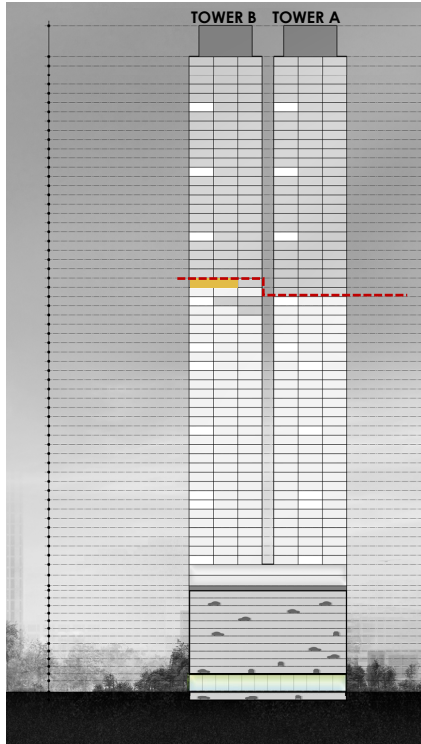


UNIT PLAN

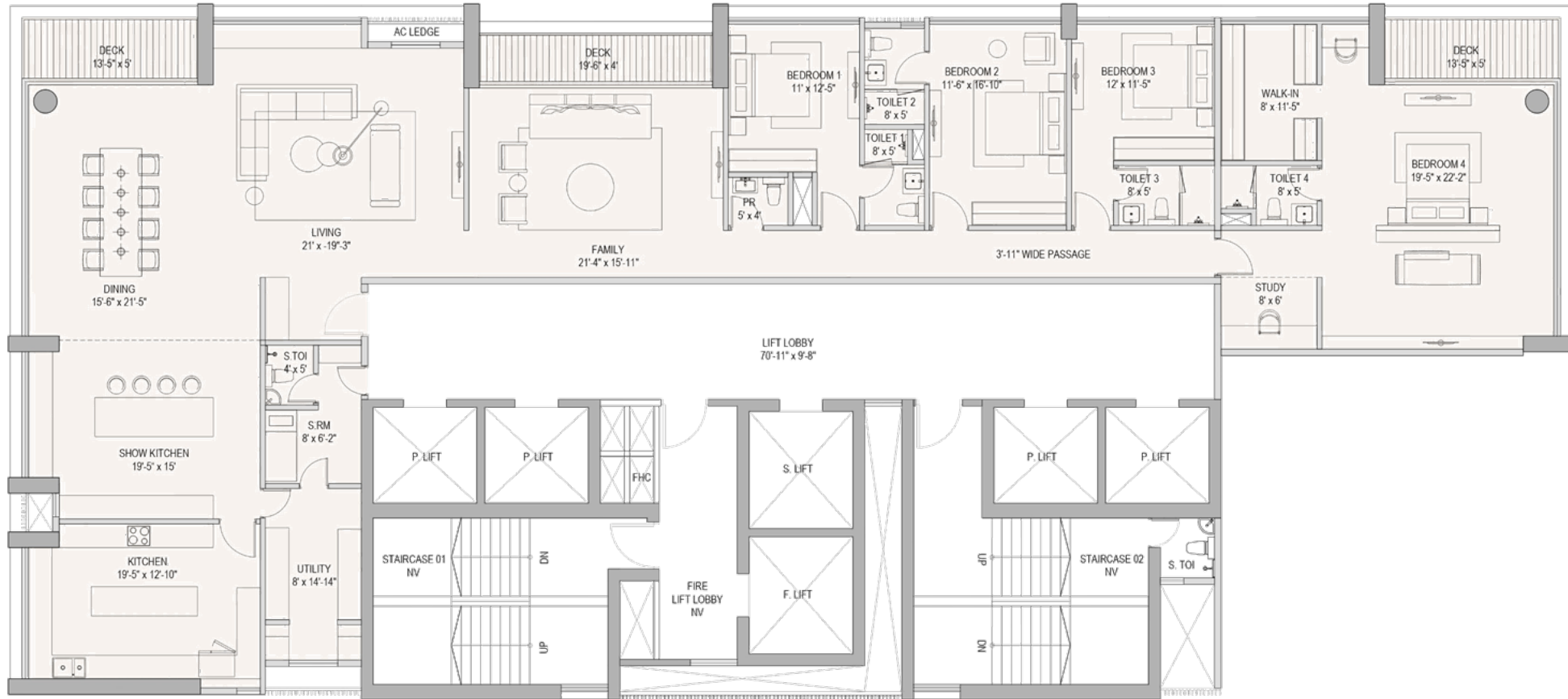
TOWER B - TYPE 5

EXISTING CARPET AREA = 2,198 SQFT

PROPOSED CARPET AREA = 3,627 SQFT



KEY SECTION

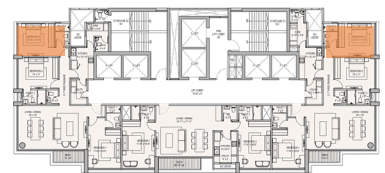


KEY PLAN

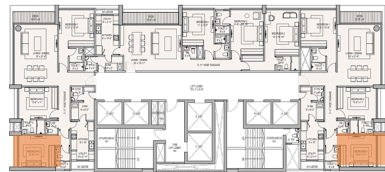


REFERENCE IMAGE

BEDROOM 03



TOWER A - KEY PLAN



TOWER B - KEY PLAN

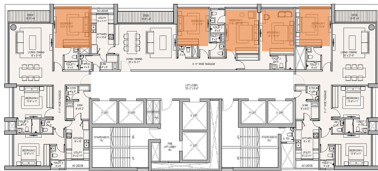


REFERENCE IMAGE

BEDROOM 02



TOWER A - KEY PLAN

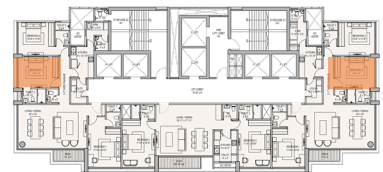


TOWER B - KEY PLAN

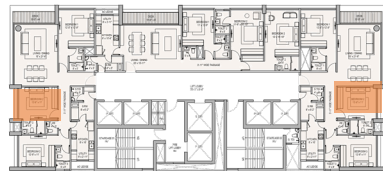


REFERENCE IMAGE

KID'S ROOM



TOWER A - KEY PLAN



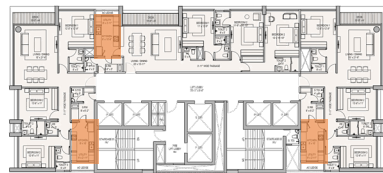
TOWER B - KEY PLAN



REFERENCE IMAGE KITCHEN



TOWER A - KEY PLAN



TOWER B - KEY PLAN

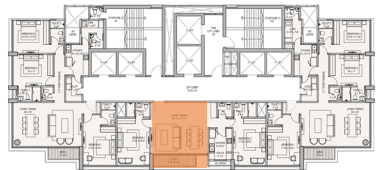


REFERENCE
IMAGE
BATHROOM

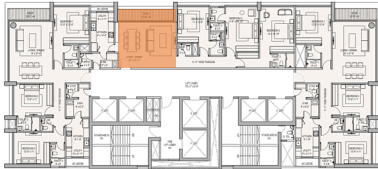


REFERENCE IMAGE

LIVING & BALCONY



TOWER A - KEY PLAN

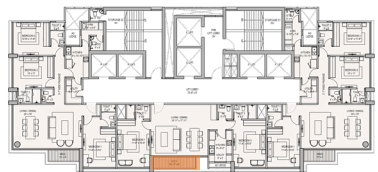


TOWER B - KEY PLAN

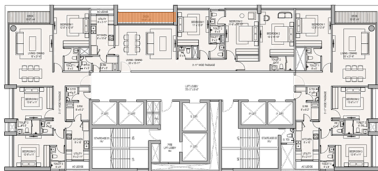


REFERENCE IMAGE

DECK



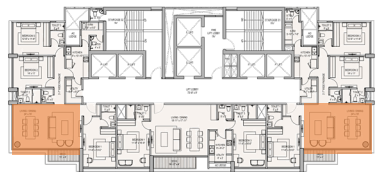
TOWER A - KEY PLAN



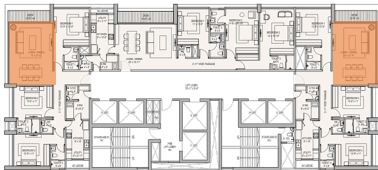
TOWER B - KEY PLAN



REFERENCE IMAGE LIVING



TOWER A - KEY PLAN

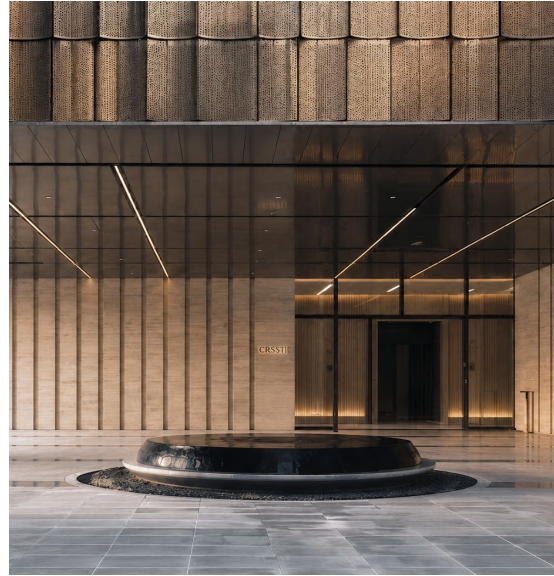




DROPOFF

GROUND FLOOR PLAN





COASTAL HAVEN

The interior is conceived as a tempered coastal environment, translating the softness, materiality, and atmosphere of the horizon into a controlled spatial experience. Warm-toned stone, brushed metal, and soft accents are composed to filter light, soften the surrounding intensity, and establish a tactile sense of familiarity. Through this layering, the interior becomes a calm yet connected refuge, where urban proximity and coastal openness are reconciled within the everyday experience of arrival.

MAIN ENTRANCE

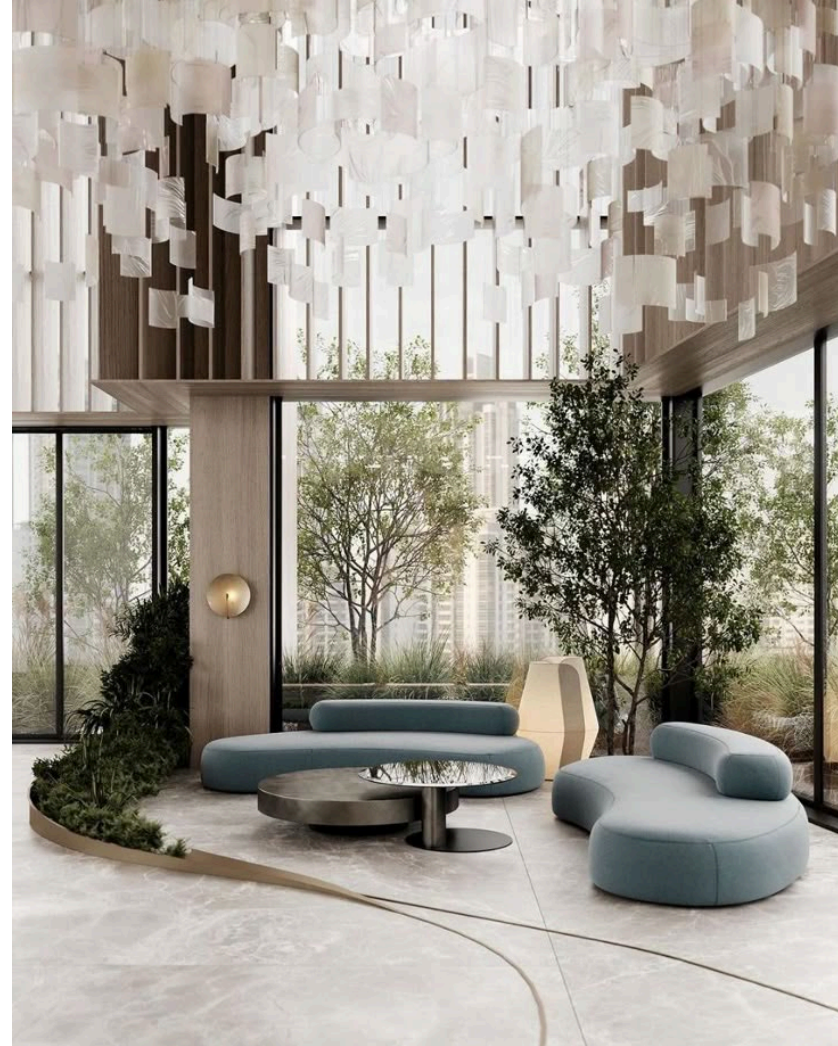


DROP OFF AREA

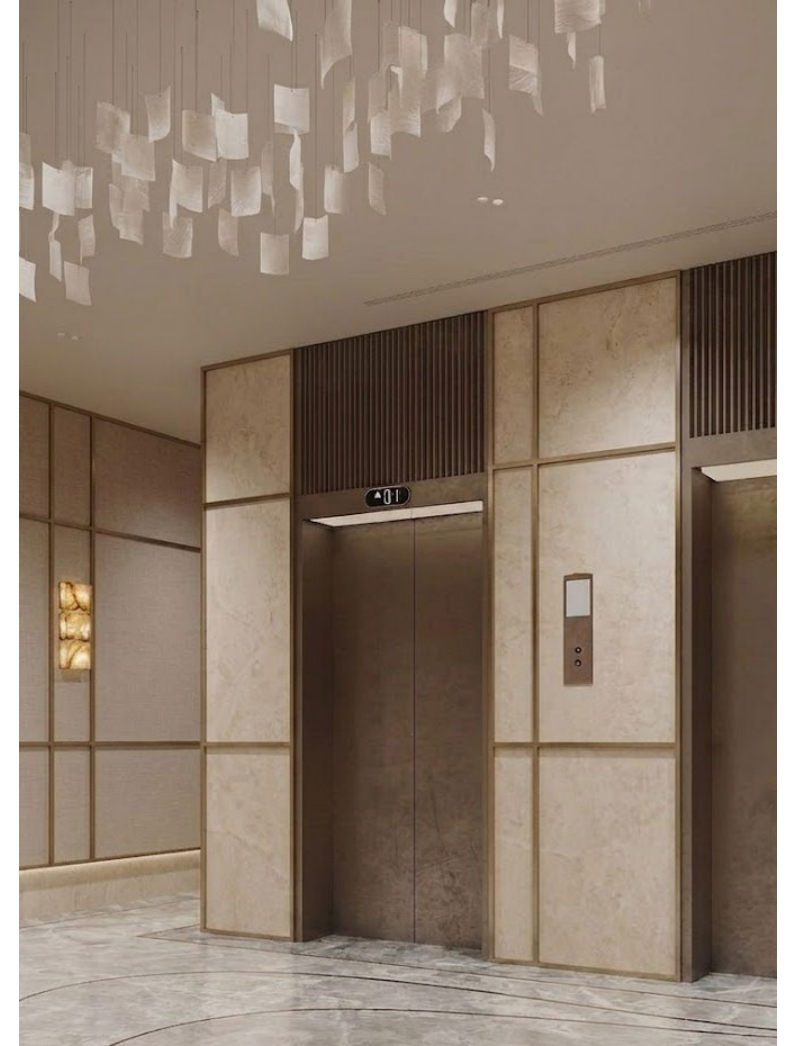




RECEPTION



LOUNGE



LIFT LOBBY





AMENITIES

AMENITY FLOOR PLAN 1

ZONING DIAGRAM & MOODSHOT

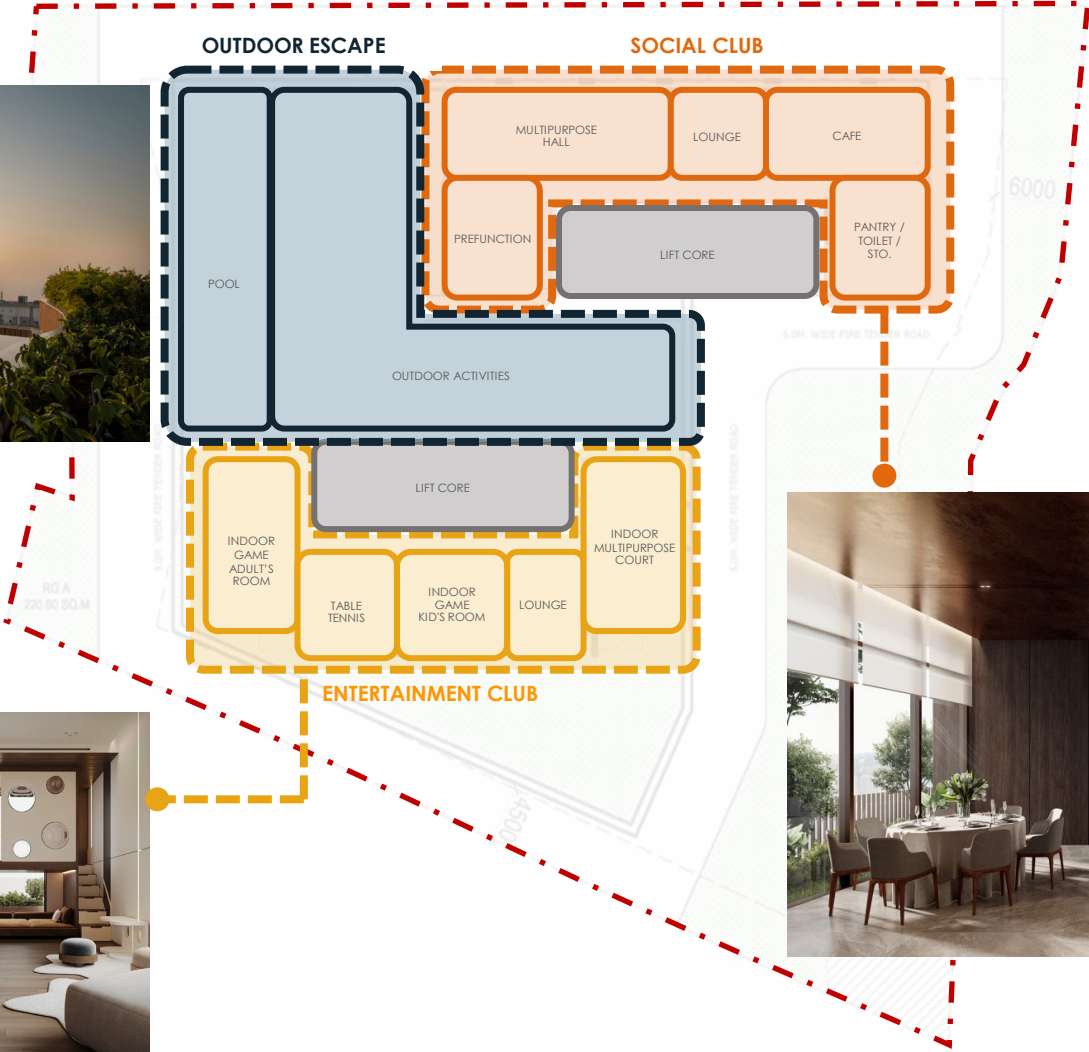
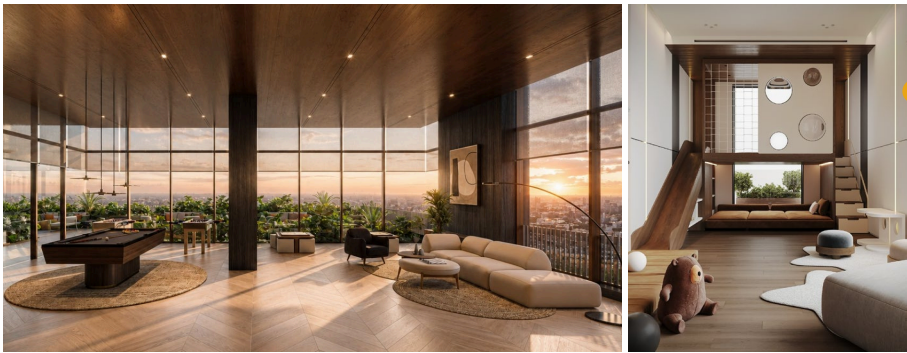
OUTDOOR ESCAPE

Breathe freely. Explore naturally.



ENTERTAINMENT CLUB

A place to enjoy the moment, play, learn, and connect.



SOCIAL CLUB

Gather, connect, and linger.



AMENITY PLAN

(13th Floor)

CAFE

LOUNGE

MULTIPURPOSE HALL

POOL DECK

PREFUNCTION

SWIMMING POOL

OUTDOOR KIDS PLAY

WALL CLIMBING

INDOOR GAME ADULT'S ROOM

TABLE TENNIS

SENIOR CITIZEN AREA

YOGA/LOUNGE



JOGGING TRACK

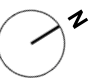
PANTRY

INDOOR MULTIPURPOSE COURT

LOUNGE

INDOOR GAME KID'S ROOM

TOTAL 1778 SQ.M.

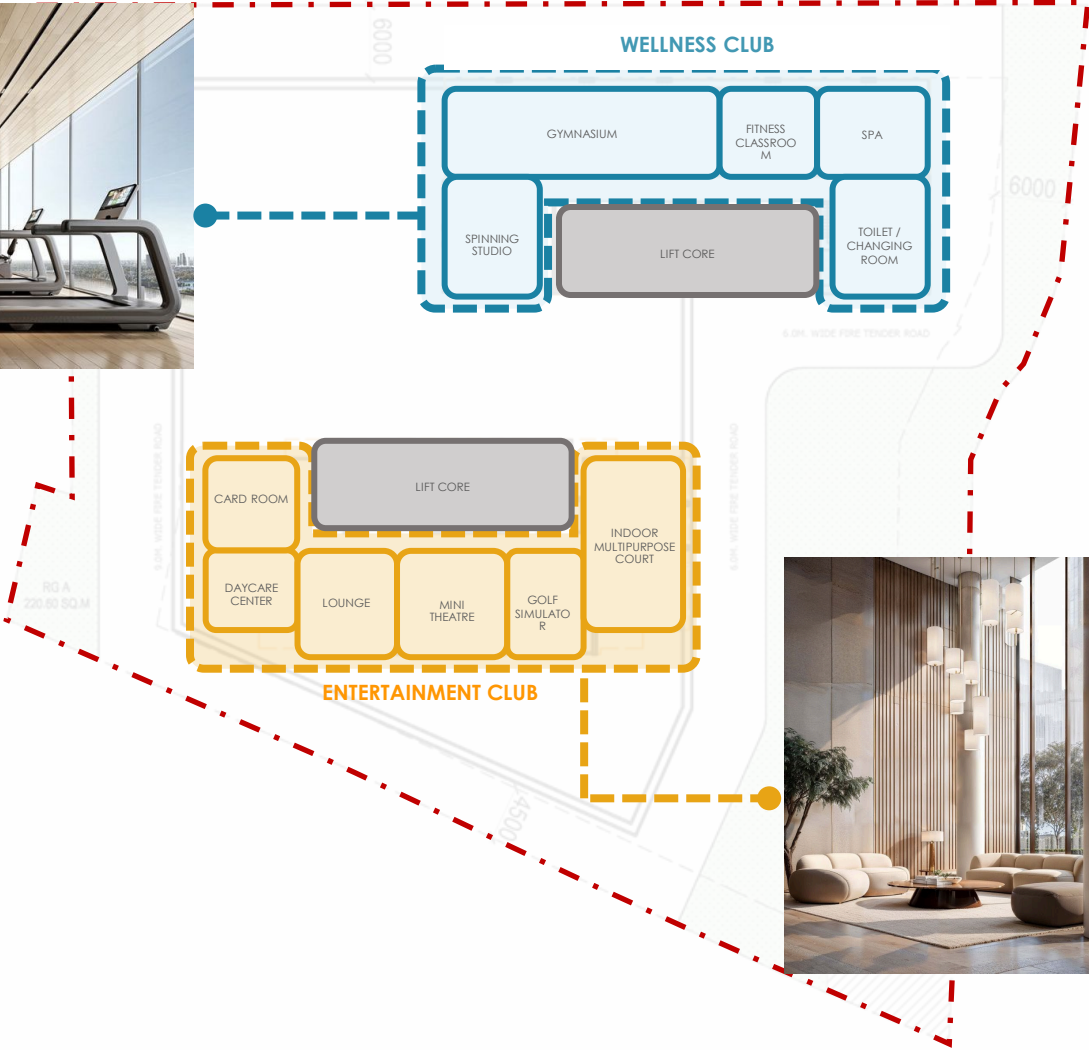


AMENITY FLOOR PLAN 2

ZONING DIAGRAM & MOODSHOT

WELLNESS CLUB

Restore energy. Embrace balance.



ENTERTAINMENT CLUB

A place to enjoy the moment, play, learn, and connect.



AMENITY PLAN

(2nd floor)

SPA

FITNESS CLASSROOM

GYM

SPINNING ROOM

TOILET

CARD ROOM

DAYCARE CENTER

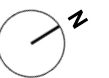
LOUNGE

MINI THEATRE

GOLF SIMULATOR



TOTAL 1778 SQ.M.



POOL AMENITY AREA



POOL VIEW





MULTI PURPOSE ROOM



KID'S INDOOR PLAY



ROCK CLIMBING WALL



ROOF TERRACE

ROOF TERRACE

PAVILION

TOILET

PANTRY

PANTRY

TOILET

PAVILION

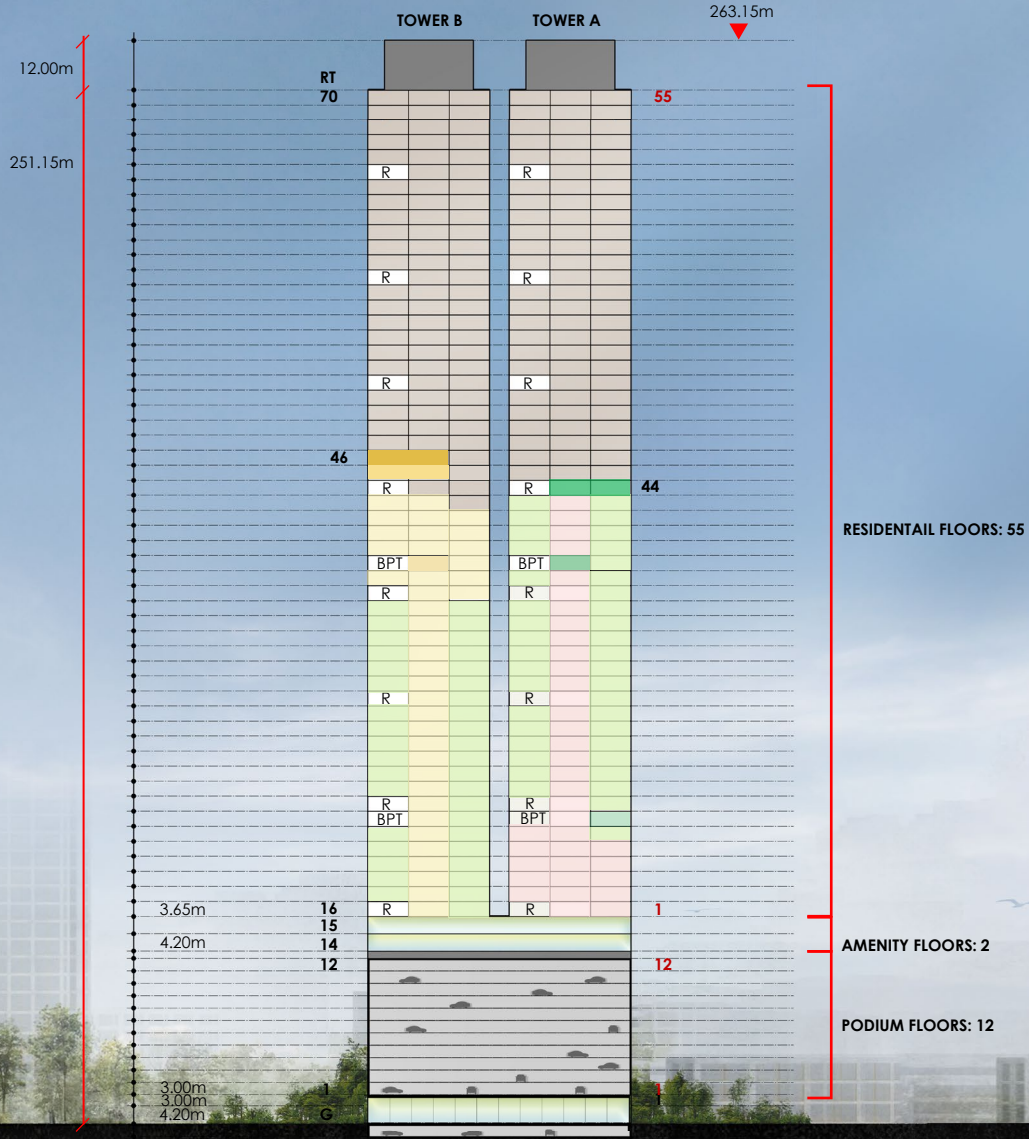
ROOF TERRACE



SCHEMATIC SECTION

LEGEND

SALE	
TYPE 01	1355 sq.ft
TYPE 02	1412 sq.ft
TYPE 03	1046 sq.ft
TYPE 04	1933 sq.ft
TYPE 05	3480 sq.ft
TYPE 06	3627 sq.ft
TYPE 07	1385 sq.ft
TYPE 08	1709 sq.ft
TYPE 09	2091 sq.ft



ARTIST'S IMPRESSION



NAV SHANTI NAGAR NEPEAN SEA ROAD

Disclaimer: The layout plan, the orientation of buildings/towers/wings/structures, the common areas, facilities & amenities, information, pictures, images, drawings, specifications, & other details herein are merely creative imagination & an Architect's impression & are only indicative & are subjected to Statutory Approvals.



NAV SHANTI NAGAR

NEPEAN SEA ROAD

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NAV SHANTI NAGAR NEPEAN SEA ROAD

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THANK YOU

NAV SHANTI NAGAR NEPEAN SEA ROAD

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