Indulge In The Celebration Called Life.

DOSTI PEARL
@ DOSTI DESIRE

2 BHK OPTIMA, 2 BHK PRIMA & 3 BHK OPTIMA
LOCATION ADVANTAGES

EDUCATIONAL INSTITUTES
Orchids International School, Rainbow International School, St. Xaviers English High School & Jr. College, CP Goenka International School, Universal High School, Shri S. Singhania High School, Bitbong International High School, Hiranandani Foundation School, Medical & Law colleges such as TMC Law Colleges, Vidya Prasarak Mandal’s Polytechnic, Nett Paramedical College.

HOSPITALS
Multi-speciality Hospitals like Jupiter Hospital, Horizon’s Hospital, Bethany Hospital, Hiranandani Hospital, Life Care Hospital & many Government Hospitals & Dispensaries.

MALLS AND HYPERMARKETS
Viviana Mall, Korum Mall, R Mall, Lake City Mall, Big Bazaar, Star Bazaar, D Mart, Hypercity, High Street Mall & The Walk.

FINE DINING RESTAURANTS
Mainland China, Barbeque Nation, Delhi Darbar, China Bistro, Urban Tadka, Oriental Spice, The Yellow Chilli, Clove, Fusion Dhaba & many more.

MULTIPLEXES AND THEATRES
Cinepolis, INOX, Cinemax, Cinema Star, Big Cinemas, Kala Bhavan, Dr. Kashinath Ghanekar Auditorium & Gadkari Rangayatan.

LAKES AND WATERFRONTS
Beautiful lakes to visit like Upvan, Masunda, Rewale, Makhmali, to name a few.

AMUSEMENT AND WATER PARKS
Tikuji-ni-wadi & Suraj Water Park

PUBLIC PARKS
Ovalekar Wadi Butterfly Garden, Nature Information Centre, Jogger’s Park, Patwardhan Park, etc.

FOR YOUR CONVENIENCE

• Orchids International School 0.3 KM
• St. Xaviers School 0.5 KM
• Shri S. Singhania School 7.0 KM
• Hiranandani Hospital 1.0 KM
• Jupiter Hospital 5.4 KM
• Tikuji-ni-Wadi 2.4 KM
• Kolshet Road 2.6 KM
• Thane Station 7.9 KM
• Wagle Estate 11 KM
• R Mall 1.5 KM
• Hypercity 3.2 KM
• Viviana Mall 5.5 KM
• Koram Mal 7.0 KM

Source: Google Maps.
*As per normal traffic conditions.
Dosti Pearl at Dosti Desire is an epitome of luxury living. Radiant, exclusive and rare like a pearl found deep on the ocean floor, Dosti Pearl is one property which will add a gleam to your lifestyle. Everything you ever wished for is our command! But even the unimagined lifestyle marvels have been thoughtfully embodied in surroundings of rejuvenating greens.

The 25-acre* blooming pastures reserved by TMC for the Proposed Public Park, just opposite Dosti Desire - Dosti Pearl is a sight to behold! A gaze into this extensively scenic landscape, which is an ultimate luxury in the concrete jungles of Mumbai, will captivate your heart. Being enthralled by the fluttering of enchanting butterflies and being captivated by blossoms of seasonal flowers will be your everyday delightful experience. The spectacular view of the Sanjay Gandhi National Park extends your panoramic views to infinity, that will leave you spellbound. Giving it’s residents the best of views, purest of air, happiest lifestyle, world class amenities, cherished memories, all encompassed in the greenest of greens - it’s a life that will be loved beyond measure. Dosti Desire - Dosti Pearl is where your residence eventuates into your lifetime vacation zone as well!

A PEARL AWAITS TO ADORN YOUR LIFE!

*Source: DP Plan of TMC

Actual west side view from Dosti Pearl, Wing A & B from flat No. 4 & 5 (Higher Floors)
Dosti Desire - Dosti Pearl is a perfectly designed lifestyle where city’s hustle-bustle meets acres of greens to make it a perfect lifestyle. Dosti Desire - Dosti Pearl promises spectacular views and gives a delightful experience to complement your lifestyle.
CLUBHOUSE INTERNAL & EXTERNAL AMENITIES

- Gymnasium
- Library / Yoga room
- Table tennis
- Pool / Billiards table
- Carrom and chess room
- Swimming pool with Deck and Kids pool
- Steam and Massage room
- Multi-purpose hall
- Multi-purpose sports court
- Kids play area
- Lawn - recreational area

*Clubhouse right to admission reserved by the promoter.
Artist's Impression of Swimming Pool with Deck and Kids Pool

Pool Table

Yoga Room

Table Tennis

Artist's Impression of Clubhouse & Podium Garden

Library

Gymnasium

Multi-purpose Hall
INTERNAL SPECIFICATIONS

FLOORING
- Vitrified tiles in living / dining, bedrooms, kitchen & passages

KITCHEN
- Quartz kitchen platform with marble support
- Stainless steel sink
- Ceramic tile dado upto beam bottom

SANITARY
- Matt finish Ceramic tile flooring in all toilets
- Concealed plumbing of standard brand. C.P brass fittings
- Ceramic tiles dado upto beam bottom
- Sanitaryware of standard make
- 15 litres boiler with hot - cold mixer
- Laminated doors in Bathroom
- Ceramic tiles in dry area
- Naturally ventilated Bathrooms with adjustable louvers
- Mirror above Wash basin

ELECTRICAL
- Electrical wiring & fitting of concealed type P.V.C conduit – good quality copper wire
- All switches of standard make
- One ELCB per flat & MCB for each room
- TV, telephone, internet, AC point, ceiling fan point & regulator in living room and bedrooms

DOORS
- Doors in living and bedrooms with laminate finish

PAINTING
- All the walls in living, bedroom painted in plastic paint

WINDOWS
- Aluminium sliding windows of colour anodized with tinted glass
- M.S grills for bedrooms and kitchen windows
- Mosquito net for all bedrooms, living & dining room.

SECURITY
- Intercom system & video door phone in each flat for security
- Security Access control with CCTV provision at podium & main entrance lobby
- Fire fighting & fire alarm system for the whole building

Furniture, fittings and fixtures as shown/displayed in the image of flat are for the purpose of showcasing only and do not form part of actual standard amenities to be provided in the flat. The flats offered for sale are unfurnished and all the amenities proposed to be provided in the flat shall be incorporated in the Agreement for Sale.
Please Note: All Dimensions mentioned in the typical floor plan are in meters. All dimensions of carpet area are from unfinished wall surface. Minor variations/tolerance of +/- 3% in carpet area may occur as per extent of design and/or construction exigencies. Conversion: 1 sq. mt. = 10.764 sq. ft.
Please Note: The interiors, furniture, fittings, fixtures, etc. shown in the image/drawing are only artist's conception and not part of actual amenities provided. The actual amenities as mentioned in the Agreement for Sale shall be final and provided in the flats. All dimensions of carpet area are from unfinished wall surface. Minor variations/tolerance of +/- 3% in carpet area may occur on account of design and/or construction exigencies. Conversion: 1 sq. mt. = 10.764 sq. ft.

### 2 BHK PRIMA

**WING A: FLAT NO. 1 & 6**

- **RERA CARPET AREA:** 56.42 SQ.MT. (607 SQ.FT.)
- **ENCLOSED BALCONY:** 4.73 SQ.MT. (51 SQ.FT.)

**Area's Size**

<table>
<thead>
<tr>
<th>Area</th>
<th>Size</th>
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<tbody>
<tr>
<td>ENTRANCE LOBBY</td>
<td>5'0&quot; X 4'0&quot;</td>
</tr>
<tr>
<td>DINING</td>
<td>10'0&quot; X 10'0&quot;</td>
</tr>
<tr>
<td>KITCHEN</td>
<td>9'0&quot; X 8'3&quot;</td>
</tr>
<tr>
<td>BEDROOM</td>
<td>9'0&quot; X 11'0&quot;</td>
</tr>
<tr>
<td>CABINETS</td>
<td>9'0&quot; X 6'0&quot;</td>
</tr>
<tr>
<td>B.M.BEDROOM</td>
<td>9'0&quot; X 12'0&quot;</td>
</tr>
<tr>
<td>CUPBOARDS</td>
<td>5'0&quot; X 2'0&quot;</td>
</tr>
<tr>
<td>ATT TOILET</td>
<td>5'0&quot; X 2'0&quot;</td>
</tr>
<tr>
<td>COMMON TOILET</td>
<td>8'0&quot; X 5'0&quot;</td>
</tr>
<tr>
<td>PASSAGE ETC.</td>
<td>10 Sq. Ft.</td>
</tr>
<tr>
<td>ENCL. BALCONY</td>
<td>9'0&quot; X 2'0&quot;</td>
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### 3 BHK OPTIMA

**WING A: FLAT NO. 4 & 5**

- **RERA CARPET AREA:** 72.71 SQ.MT. (783 SQ.FT.)
- **ENCLOSED BALCONY:** 7.57 SQ.MT. (81 SQ.FT.)

**Area's Size**

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<tbody>
<tr>
<td>ENTRANCE LOBBY</td>
<td>5'0&quot; X 4'0&quot;</td>
</tr>
<tr>
<td>LIVING</td>
<td>10'0&quot; X 11'0&quot;</td>
</tr>
<tr>
<td>DINING</td>
<td>9'0&quot; X 8'0&quot;</td>
</tr>
<tr>
<td>KITCHEN</td>
<td>9'0&quot; X 7'6&quot;</td>
</tr>
<tr>
<td>BEDROOM</td>
<td>9'0&quot; X 11'0&quot;</td>
</tr>
<tr>
<td>CABINETS</td>
<td>3'6&quot; X 2'0&quot;</td>
</tr>
<tr>
<td>B.M.BEDROOM</td>
<td>8'0&quot; X 11'0&quot;</td>
</tr>
<tr>
<td>CUPBOARDS</td>
<td>8'0&quot; X 9'0&quot;</td>
</tr>
<tr>
<td>B.M.BEDROOM</td>
<td>3'6&quot; X 2'0&quot;</td>
</tr>
<tr>
<td>ATT TOILET</td>
<td>10'0&quot; X 9'0&quot;</td>
</tr>
<tr>
<td>COMMON TOILET</td>
<td>5'0&quot; X 2'0&quot;</td>
</tr>
<tr>
<td>PASSAGE ETC.</td>
<td>10'0&quot; X 10'7&quot;</td>
</tr>
<tr>
<td>ENCL. BALCONY</td>
<td>6'5&quot; X 2'0&quot;</td>
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DREAM TEAM

- Liaison Architect: 10 Folds Architects & Consultants
- Landscape Consultant: Roots Designs, Pune
- Solicitors: Vigil Juris
- MEP Consultant: Enviro-con

Developers: D. D. ASSOCIATES

Site Address: Dosti Desire - Dosti Pearl, Off Ghodbunder Road, Behind 1 Hiranandani Park, Near Orchids International School, Brahmand Road, Thane (W) - 400 607 | T: +91 86577 03367
Corporate Office: Dosti Realty Ltd., Lawrence & Mayo House, 1st Floor, 276, Dr. D. N. Road, Fort, Mumbai - 400 001.
www.dostirealty.com

DOSTI DESIRE - DOSTI PEARL project is registered with MahaRERA under registration number P51700005623 and is available on website - https://maharerait.mahaonline.gov.in under registered projects.

Disclosures: (1) The artist’s impressions and stock images are used for representation purpose only. (2) Furniture, fittings and fixtures as shown/displayed in the image of flat are for the purpose of showcasing only and do not form part of actual standard amenities to be provided in the flat. The flats offered for sale are unfurnished and all the amenities proposed to be provided in the flat shall be incorporated in the Agreement for Sale. (3) The right to admission, use and enjoyment of all or any of the facilities/amenities in the Clubhouse is reserved by the Promoters and shall be subject to payment of such admission fees, annual charges and compliances of terms and conditions as may be specified from time to time by the Promoters. (4) The sale of all the flats in the Dosti Desire - Dosti Pearl shall be governed by terms and conditions incorporated in the Agreement for Sale. (5) This project is funded by Aditya Birla Finance.