



IN A MILLION
LIFESTYLE



KALPAVRIKSHA

Kalpavriksha - the tree of eternal joy marks the beginning of Vann - the auspicious beginning to a beautiful and prosperous tomorrow. It marks the initiation of a future where all your dreams come true.



CHARM OF FOREST LIVING

Ever desired to live in a forest amidst the concrete jungle?

Vann is designed to provide a seemingly incredible experience of forest living right in the heart of a thriving city. The sole aim is to develop a lifestyle that has its roots in nature. Refreshing and relaxing! All year round! Spread across over 10 acres, Vann brings a fresh new perspective to life in a metro, with a forest cover of 5 acres. The charm of forest living. Why travel far for peace and rejuvenation when you can live it all right here?



वन OF FIVE SENSES

It is the space for the residents to socialize and unwind. To seek nirvana. To find inner peace.

Vann is where nature's beauty, fragrance and serenity will awaken your body, mind and soul. Come, indulge in 'the Vann of five senses'

Smell. The invigorating fragrance of blossoming flowers. The morning freshness.

Touch. The pearls of dew drops on leaves. The velvety softness of petals.

View. The mesmerising hues of beautiful and bountiful nature. Its purity.

Hear. The gentle rustling of leaves. The soft chirping of birds.

Taste. The sweetness of fruits. The nectar of pure living.



An architectural rendering of a modern apartment complex named 'Vann'. The complex consists of several tall, multi-story buildings with a warm, terracotta-colored facade. Each building has numerous balconies with white railings and potted plants. The buildings are set in a lush, green environment with many trees, including palm trees and flowering trees with purple and yellow blossoms. A paved road with a white curb runs through the foreground, with a few cars and pedestrians visible. The sky is blue with scattered white clouds. The overall scene is bright and sunny, suggesting a pleasant climate.

वन IN A MILLION LOCATION

Located at Sohna Road, Gurgaon, Vann is perfectly suited for those who want a serene lifestyle with the utmost convenience.

- 25 minutes from IGI Airport
- 10 minutes from Cyber City & NH8
- Connected to 60 mtr. road



वन IN A MILLION VIEW

Live in a house as expansive as your dreams. At Vann, the centerpiece of your house will be the lofty double height ceiling which gives you the luxury of ample sunshine and unobstructed view of the forest from two levels.



वन IN A MILLION ARCHITECTURE

Our desire to provide a green lifestyle that exceeds expectations on every level led us to create towers which are Vastu compliant. The apartments are well ventilated and spacious, emanating charm unlike any other; the open green terraces will make your summers mesmerizing. All the towers are of varying heights which make sure that they all get beautiful views throughout the year.



GREEN ARCH ENTRANCE

A state-of-the-art architectural marvel at the entrance of Vann, makes sure that vehicular and pedestrian movements are kept separate. It ensures pedestrians don't face the difficulty of navigating through heavy traffic or the commercialised areas.



FOREST TRAIL

As a deliberate strategy active greening was introduced in Vann. The spice garden which will house a number of herbs and spices; the Bonsai Club; and the 'Knowledge Walk' which will showcase various species of plants and trees with their characteristics prominently displayed, makes the walk at Vann a knowledge trove on all botanical issues. The mile long 'Trail' binds the whole project together. This is also, in a way, the essence of Vann.



KID'S WORLD

There's nothing like hitting the play area with your kids. When it comes to having a fun time, we have a separate area for your little ones. Here nestled amidst lush greenery they can enjoy healthy and sporting way to spend their evenings.

- Snakes & Ladders
- Skating Rink
- Chess
- Tree House
- Kids' Pool



WORLD CLASS CLUB

At Vann we have made sure that we give our residents the very best. Give them an experience that exudes class and panache, much like our world class club. The club comes with a swimming pool where you can dive in to refresh after a long day. Furthermore, there is a pool side gym. Also there is a bistro where you can get your favourite cuisine while cherishing the amazing view.



HEALTH AND SPORTS

With our focus on fitness and health we have created a special yoga/meditation deck where you can relax and rejuvenate, greet the morning on the jogging trail or unwind at the reflexology park in the evening.

- Tennis court
- Mini football
- Cricket net
- Outdoor fitness area



COMFORT & CONVENIENCE

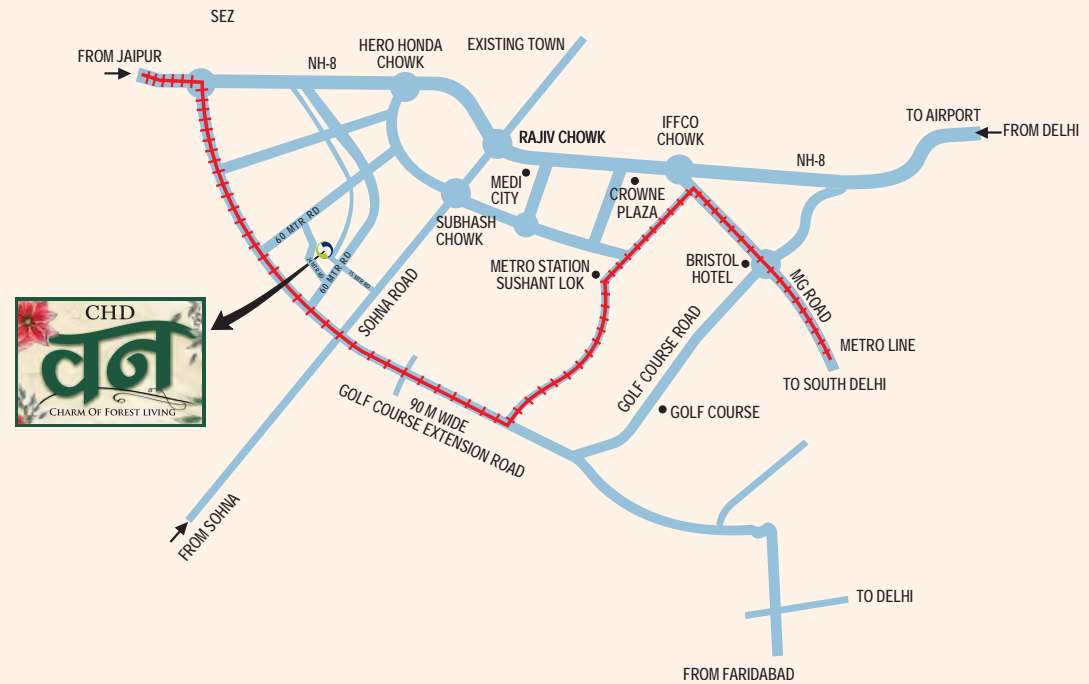
All construction in Vann is built around real needs of real people. That's why every bit of Vann is built suitable for even the specially-abled.

- Electronic Surveillance System For Security
- Gas Line Connection
- Wi-Fi
- Drivers Resting Lounge
- Single Point Access
- Convenience Stores
- Dedicated Parking
- Power Backup

Location Map

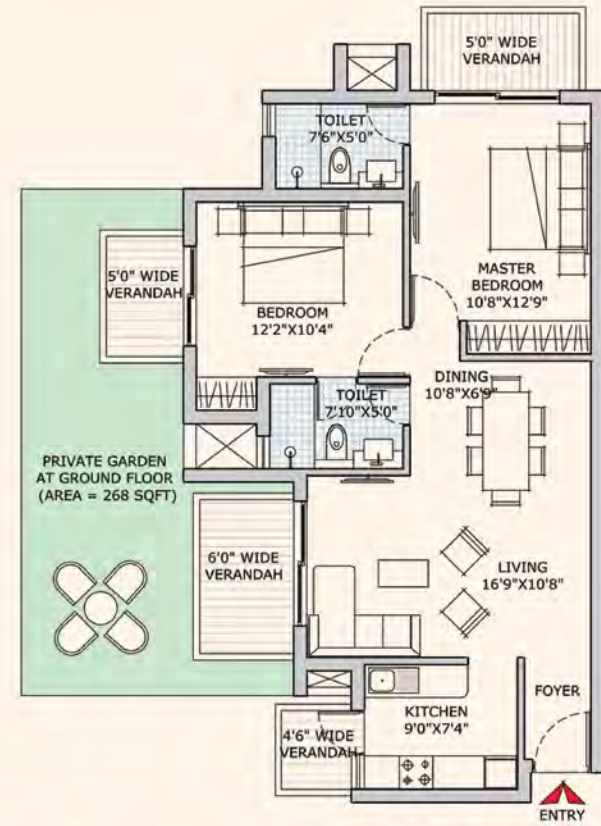
Located at Sohna Road, Gurgaon, Vann is perfectly suited for those who want a serene lifestyle with the utmost convenience.

- 📍 25 kms from IGI Airport
- 🕒 5 mins from Delhi
- 🚇 5 mins from Huda City Metro Station
- 🏥 5 mins from Artemis and Medanta Hospital
- 🛍️ 5 mins from Mall & Multiplex

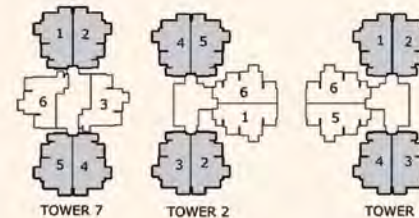


"2B+2T+TREE"
SALEABLE AREA = 1257 SQ.FT.

Floor Plans

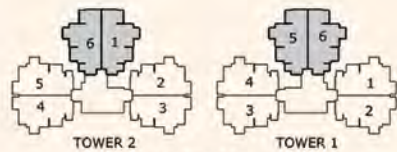
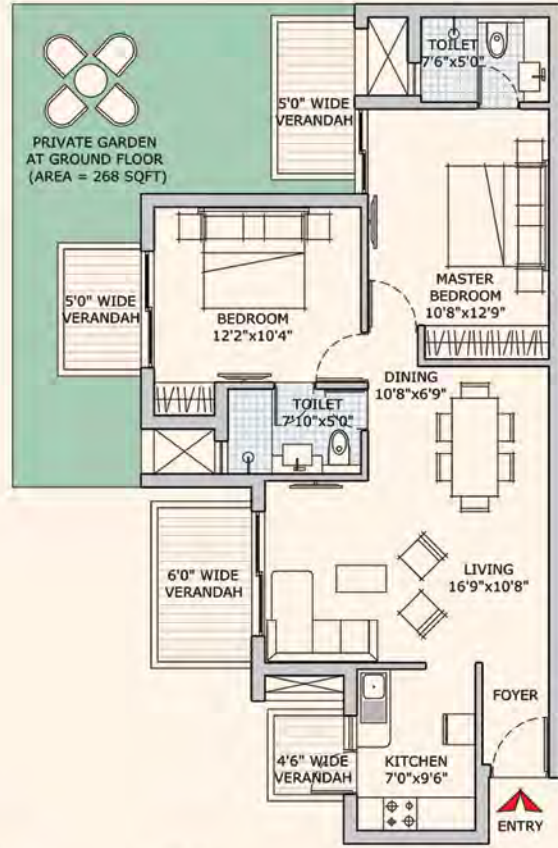


UNIT PLAN



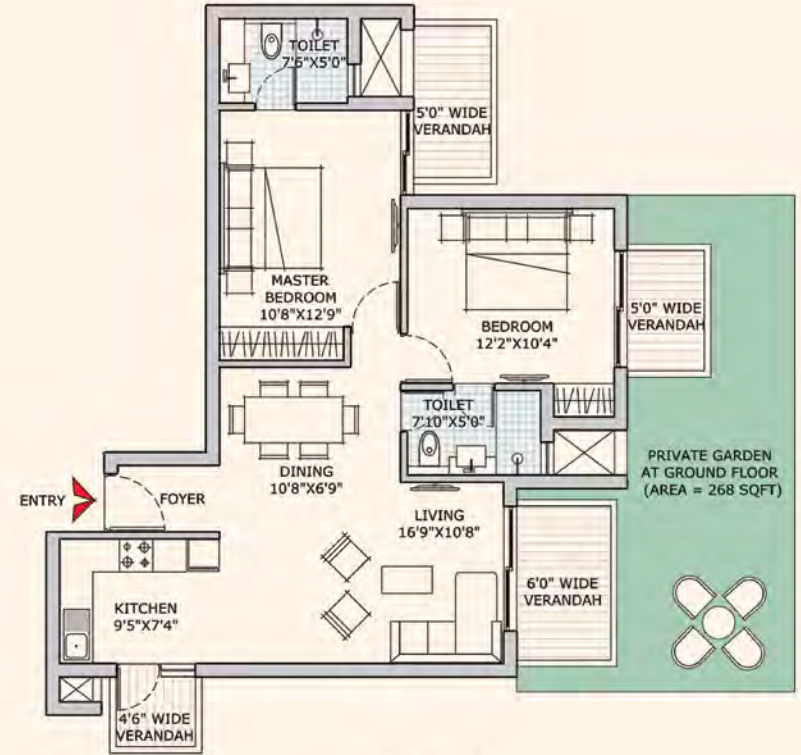
KEY PLAN

"2B+2T+TREE"
 SALEABLE AREA = 1257 SQ.FT.



KEY PLAN

"2B+2T+TREE"
 SALEABLE AREA = 1257 SQ.FT.

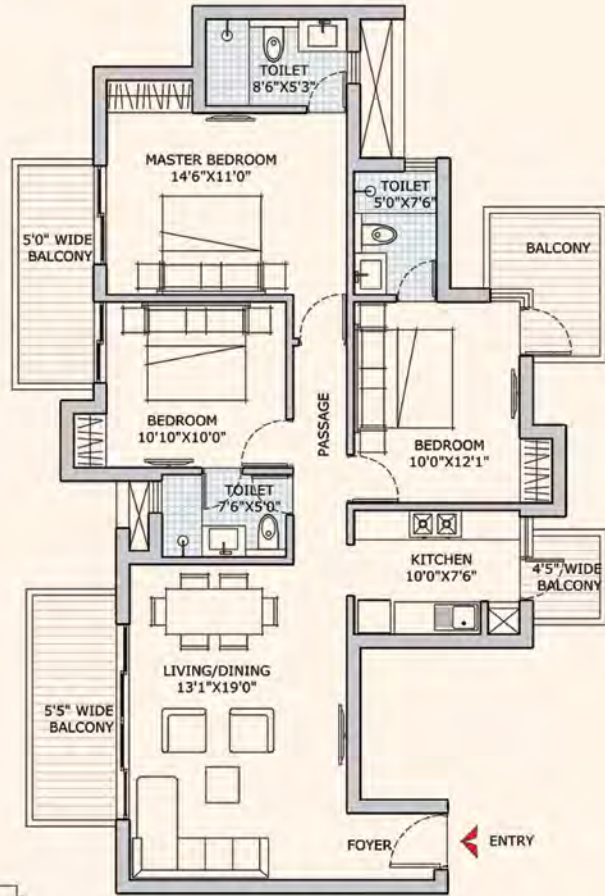


UNIT PLAN



KEY PLAN

"3B+3T + TREE"
 SALEABLE AREA = 1670 SQ.FT.

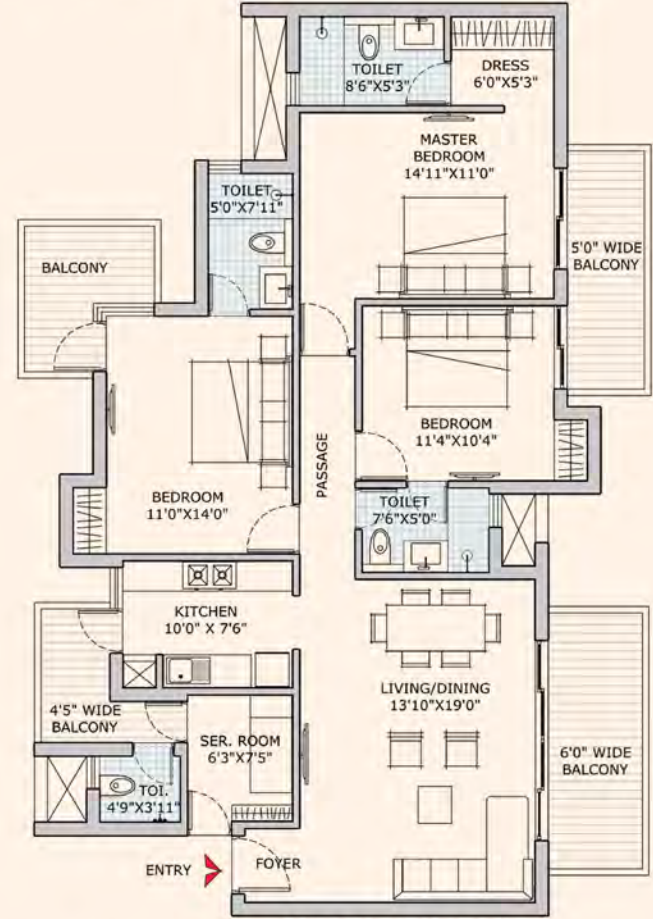


TYPICAL UNIT PLAN

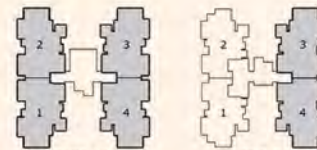


TOWER 5, 8 & 10
 KEY PLAN

"3B+3T+SQ+TREE"
 SALEABLE AREA = 1941 SQ.FT.

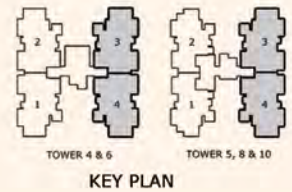
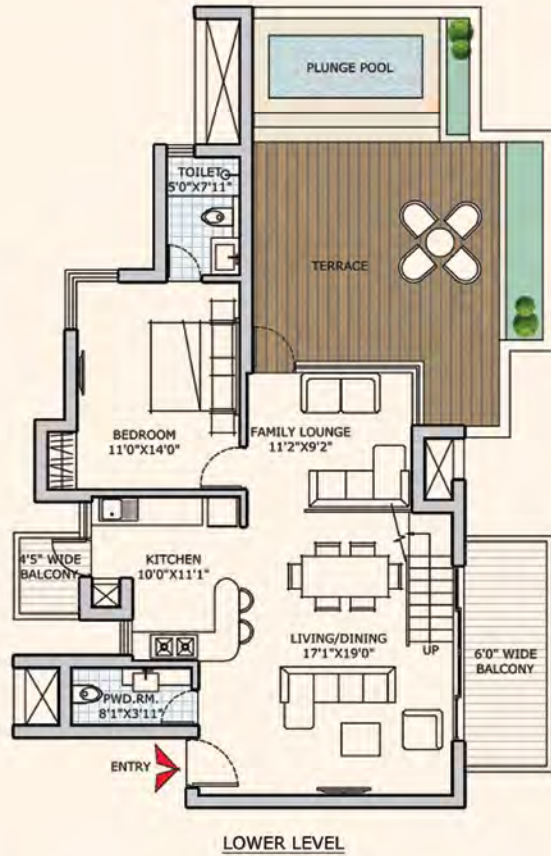


TYPICAL UNIT PLAN

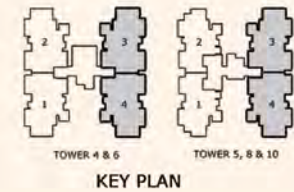
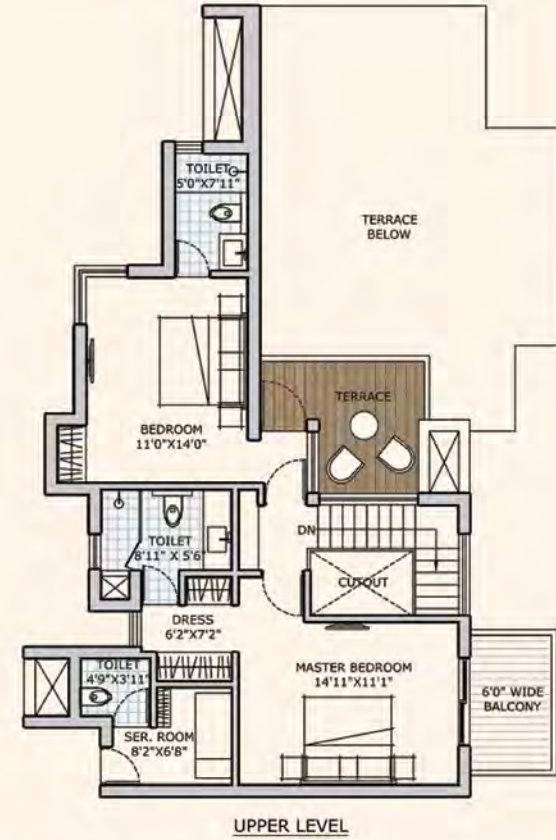


TOWER 4 & 6
 TOWER 5, 8 & 10
 KEY PLAN

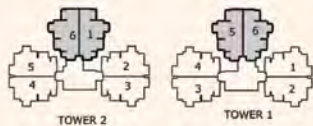
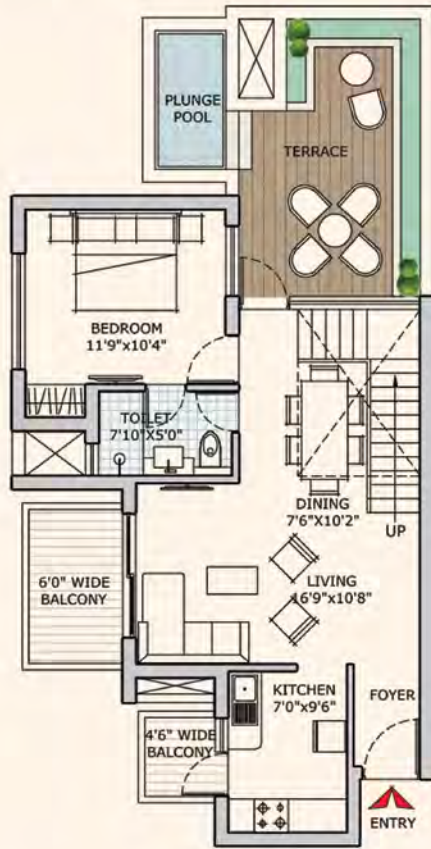
"3B+3T+SQ (DUPLEX)+TREE"
 SALEABLE AREA = 2419 SQ.FT.
 TERRACE AREA = 552 SQ.FT.



"3B+3T+SQ (DUPLEX)+TREE"
 SALEABLE AREA = 2419 SQ.FT.
 TERRACE AREA = 552 SQ.FT.

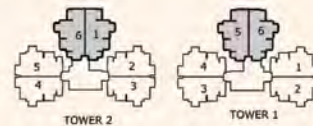
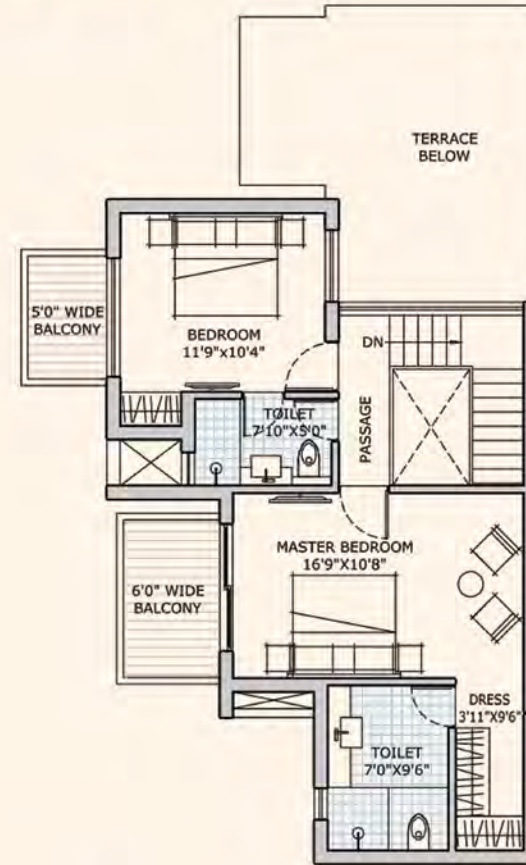


"3B+3T (DUPLEX)+TREE"
 SALEABLE AREA = 1870 SQ.FT.
 TERRACE AREA = 224 SQ.FT.



KEY PLAN

"3B+3T (DUPLEX)+TREE"
 SALEABLE AREA = 1870 SQ.FT.
 TERRACE AREA = 224 SQ.FT.

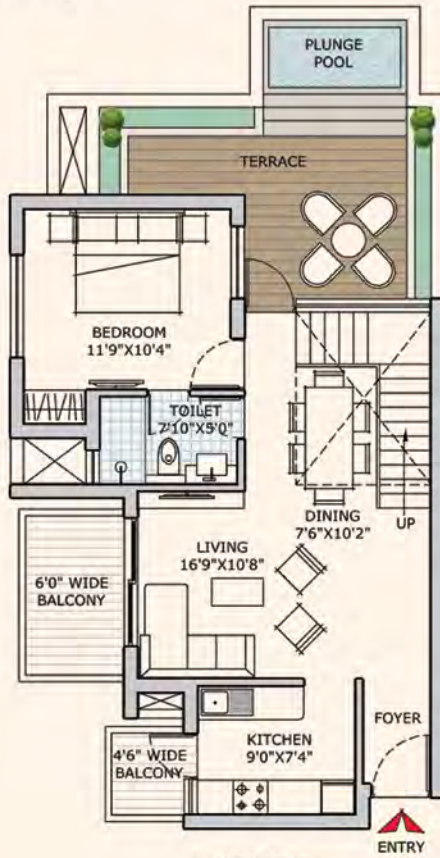


KEY PLAN

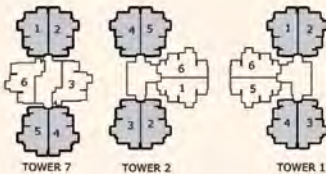
"3B+3T (DUPLIX)+TREE"

SALEABLE AREA = 1870 SQ.FT.

TERRACE AREA = 224 SQ.FT.



LOWER LEVEL



KEY PLAN

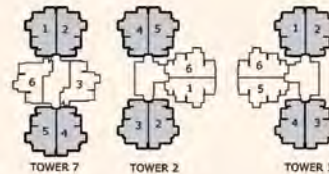
"3B+3T (DUPLIX)+TREE"

SALEABLE AREA = 1870 SQ.FT.

TERRACE AREA = 224 SQ.FT.

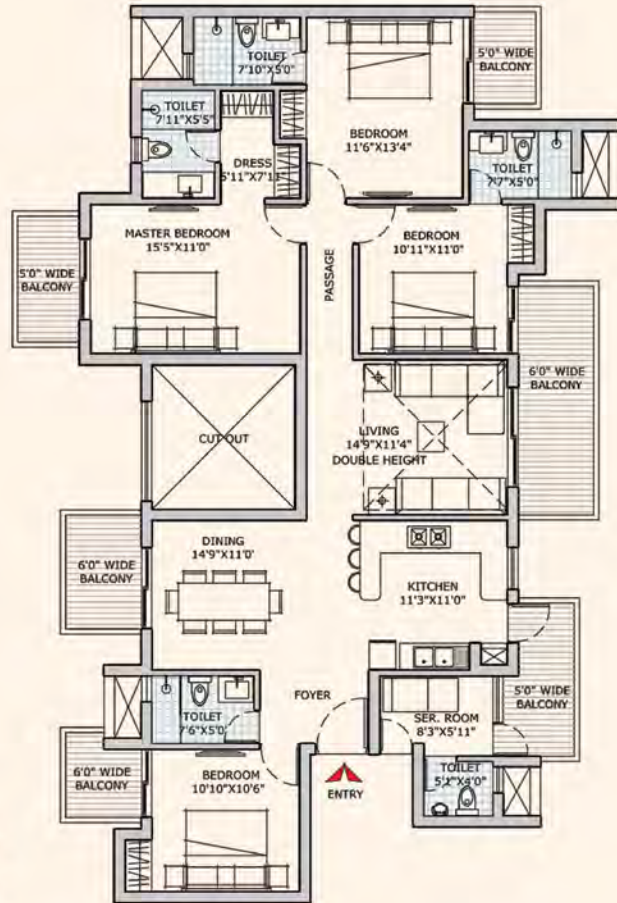


UPPER LEVEL



KEY PLAN

"4B+4T+SQ+TREE"
 SALEABLE AREA = 2560 SQ.FT.

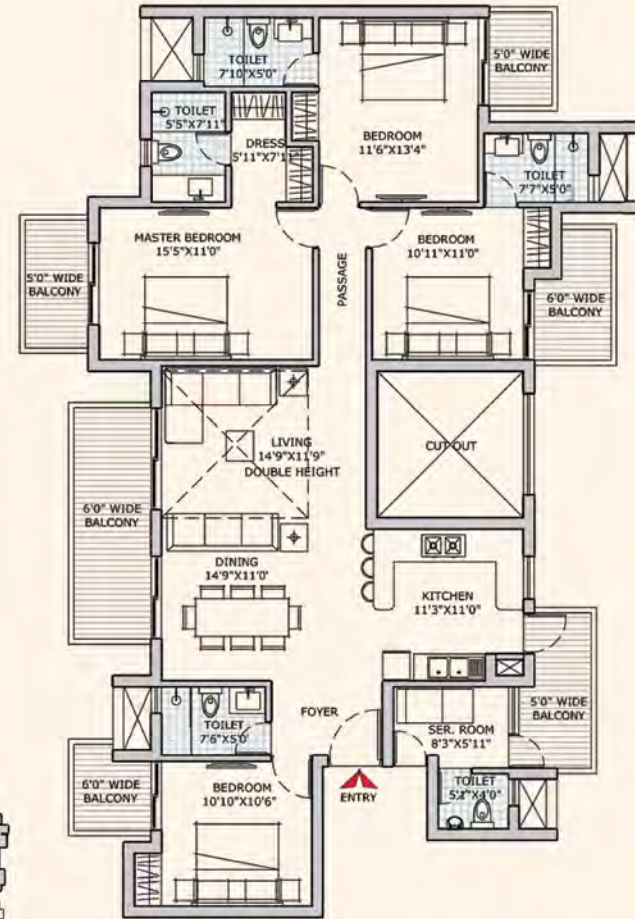


TYPICAL UNIT PLAN



TOWER 3
 (Floors 1st, 3rd, 5th, 7th & 9th)
 KEY PLAN

"4B+4T+SQ+TREE"
 SALEABLE AREA = 2560 SQ.FT.



TYPICAL UNIT PLAN

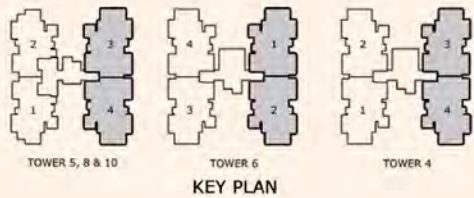


TOWER 3
 (Floors 2nd, 4th, 6th, 8th & 10th)
 KEY PLAN

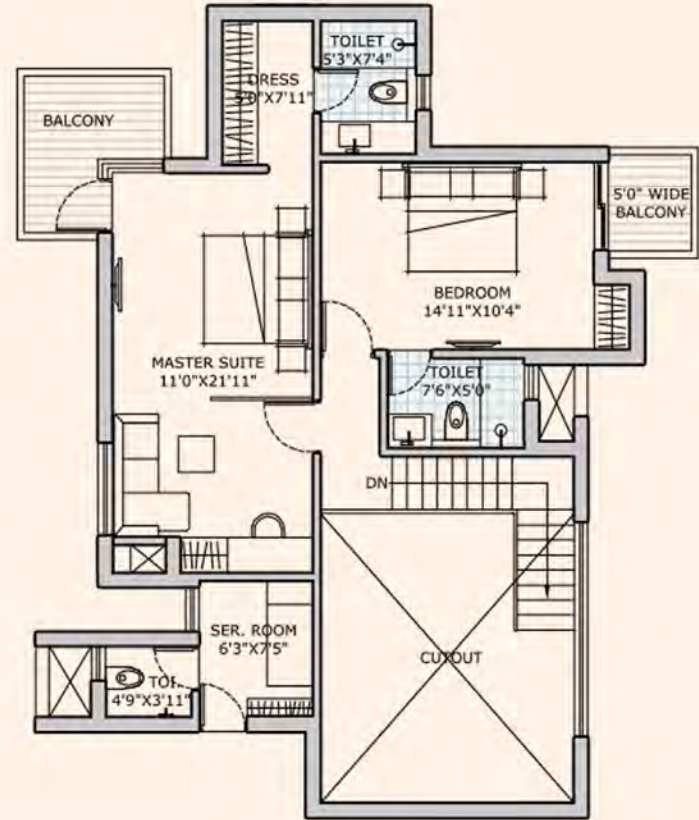
"4B+4T+SQ +TREE"(DUPLEX)
 SALEABLE AREA = 2924 SQ.FT.



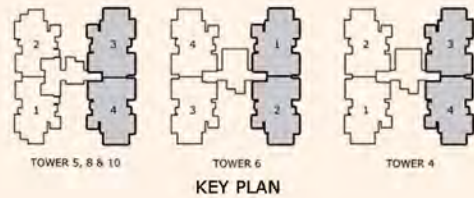
LOWER LEVEL



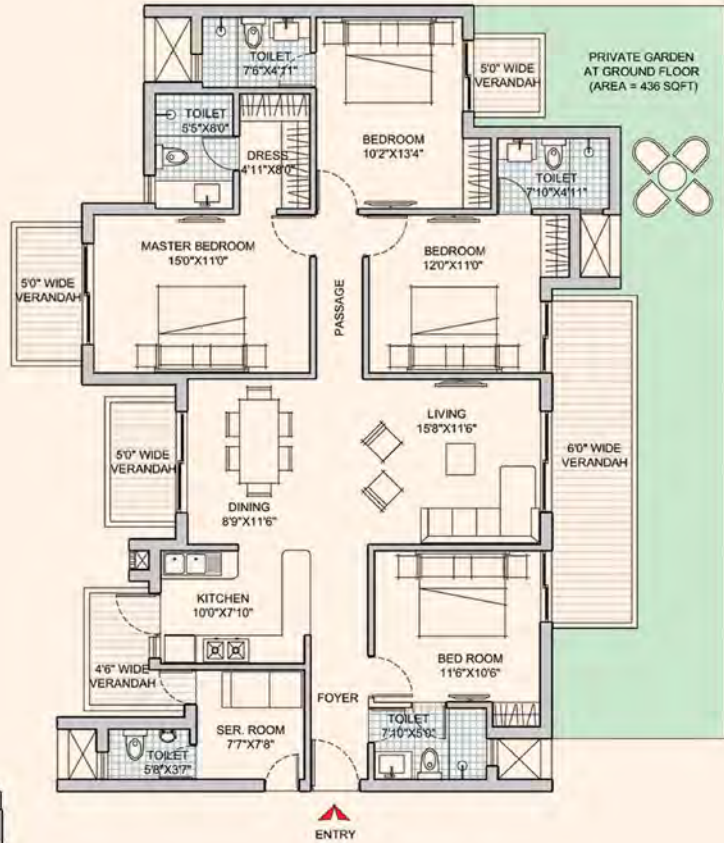
"4B+4T+SQ +TREE"(DUPLEX)
 SALEABLE AREA = 2924 SQ.FT.



UPPER LEVEL



"4B+4T+SQ + TREE"
SALEABLE AREA= 2330 SQ.FT.



UNIT PLAN



TOWER 9
KEY PLAN

Site Plan



FACILITIES LEGEND

- | | |
|--------------------------|--------------------------|
| 1. ENTRANCE PLAZA | 21. SWIMMING POOL |
| 2. TREE LINED BOULEVARD | 22. KID'S POOL |
| 3. ARRIVAL COURT | 23. POOL BAR |
| 4. DRIVEWAY | 24. TENNIS COURT |
| 5. PARKING | 25. TREE HOUSE |
| 6. SENSORY GARDEN | 26. WATER POND |
| 7. CHILDREN'S PLAY AREA | 27. SEATING PLAZA |
| 8. FOREST TRAIL | 28. SNAKES & LADDER PLAY |
| 9. SKATING RINK | 29. MAZE |
| 10. WATER COURT | 30. THE GARDEN WALK |
| 11. JOGGING TRACK | 31. PRACTICE NET |
| 12. PLAY COURT | 32. TEEN'S COURT |
| 13. PAVILLION | 33. RAIN GARDEN |
| 14. CHESS COURT | 34. GARDEN OF LIFE |
| 15. GREAT LAWN | 35. FUTURE ENTRY/EXIT |
| 16. AMPHITHEATRE | 36. ELDER'S PARK |
| 17. PALM COURT | |
| 18. YOGA/MEDITATION LAWN | STILT AREA ACTIVITIES |
| 19. OUTDOOR FITNESS AREA | 37. KID'S PLAY AREA |
| 20. REFLEXOLOGY PARK | 38. TEEN'S ZONE |

UNIT TYPE LEGEND

CODE	TYPE OF UNIT	SALEABLE AREA (SQ.FT)
	2 BHK	1257
	3BHK	1670
	3 BHK + SQ	1941
	4 BHK + SQ	2330
	4 BHK + SQ	2560



SPECIFICATIONS

FLOORING	
Living/Dining	Designer Vitrified tiles
Bedrooms	Laminated Wooden flooring
Servant Quarter/Store	Ceramic Tiles
Lift Lobby	Good quality Granite/Marble Flooring/Vitrified Tiles
WALL FINISH	
Internal	Acrylic/Plastic Emulsion Paint on POP BASE
Servant Quarter/Store	Oil Bound Distemper
External	Exterior Paint of pleasing shade/Texture paint INDIAN/IMPORTED
Lift Lobby	Combination of Paint and Stone/Tiles
KITCHEN	
Flooring	Good quality Vitrified tiles
Dado	Ceramic Tiles till 600mm above the counter area, rest painted with Oil Bound
Fittings	Granite Counter with Stainless Steel Sink and Drain Board
DOORS	
Main Entry Door	Seasoned Hardwood Frame with polished decorative Shutter and hardwares
Internal	Seasoned Hardwood Frame with Flush Shutters/Moduled Skin Door Shutters with enamel paint
External fenestations	Weather resistance /UPVC frames and shutters with best quality hardware and plain glass
TOILETS	
Flooring	Combination of one or more Anti-Skid premium Ceramic Tiles
Dado	Combination of one or more Glazed premium Ceramic Tiles upto 2100 mm
Fittings	Granite Counter in Master Toilet, Designer's Sanitary Fixtures, Single lever CP Fittings, Provisions for Geysers
BALCONIES	
Floorings	Anti Skid Ceramic Tiles
WINDOWS	
UPVC Windows	
AIR CONDITIONING	
Provisions of electrical sockets in all bedrooms and living room and provision of drain and defined rout for condensation pipe	
POWER BACK-UP	
24x7 Power back-up in common areas and lobbies 2 BHK-2 KVA, 3 BHK-3 KVA, 3 BHK+S-3 KVA, 4 BHK+S-4 KVA	
LIFT	
One passenger and one service/stretcher lift to each tower	
COMPLEX SECURITY	
Secured gated community with Boom Barrier, access control at main entrance, manual patrolling, and 24 hours digital video recording surveillane of building at entry points, CCTV in secluded areas for continuous monitoring and recording	

WATER TANK	
Underground water tank with pump house for uninterrupted supply of water	
STRUCTURE	
The Structure of all towers & other buildings of the project have been designed as per provisions prescribed in the National Building Code of India and relevant codes of Bureau of Indian standards for all seismic loads, wind pressure and structural safety from earthquake of the intensity expected in ZONE IV	
ELECTRICAL	
All Electrical wiring in concealed conduits' provision for adequate light & power points, Telephone & T.V. outlets in Drawing, Dining and all bedrooms: Modular switches & protective MCB's	
GENERATORS	
Generators to be provided for the power backup of emergency facilities i.e Lifts & Common Areas	
TECHNOLOGY	
Energy Conservation	Energy Efficient products, designer Lighting in common areas, landscape, provision of solar lights in landscape, provision of solar water heating system in each apartment as per the norms and cpvc/Gi, Plumbing inside the toilet
Water Management	Rainwater Harvesting System, Sewage Treatment Plant, Water Softener and Automatic pressurized water supply, Dual water supply system
FIRE SAFETY	
Fire Fighting system as per the National Building Code and as per approval of local authority	
GAS	
Reticulated Gas system for every kitchen	



ABOUT CHD

CHD Developers is charting new horizons with a singularity of purpose and breadth of vision. Continuous innovation lies at the heart of the company's core values, and this enables CHD Developers to constantly invent and implement across the board in conceptualization and support.

The company's clear-cut vision, its professionalism and expertise form the bedrock of its solid foundations while it continues to provide stately lifestyles and lasting values for our customers.

At CHD we have always kept our words and commitments. Exceptional construction quality and timely delivery are ways in which we have created a niche for ourselves. We also take great pride in defining the future of realty. Vann, the charm of forest living, is one of many such initiatives through which we are changing the face of Indian Real Estate sector.



CHD Developers Limited, SF-16-17, 1st Floor, Madame Bhikaji Cama Bhawan, 11, Bhikaji Cama Place, New Delhi- 110066
Site Office: CHDVANN, Sector-71, Gurgaon, Haryana
Website: www.chdvann.com, Phone: +91-11-40100100, Fax: +91-11-40100190

Record No. 23 of 2014 Date of Approval: 03/08/2014 Name of the Developer: CHD Developers Ltd No 8 Date of Approved Building Plan: 2P-473/AD(RA)/2014/7392 April 11, 2014 Type of Colony and its Area : Group Housing, 10.5437 acres
Total No of Main Units: 569 No of EWS units: 101 Community facility Approved: Nursery School and Community Building

Disclaimer: The contents of this brochure are purely conceptual and do not represent in any manner a legal offering or promise.
The owners, designated architects and consultants reserve the right to delete, alter, change or replace any details, specifications without notice.