




Sapphire 93
SEC- 93, GURGAON



Local Bazaar with Global Flair



**BE VOCAL
FOR LOCAL**

Ameya Group has been a flag bearer for *local home grown brands*, by developing organized neighbourhood bazaars since 2008.



RISE UP TO INFINITE EXPERIENCES

Welcome to Sapphire 93

Heart of the city. Talk of the town.
A sprawling ensemble of urban lifestyle and modern retail,
destined to be the new heartbeat of Gurgaon, Sapphire 93 is the
latest addition in our chain of neighbourhood bazaars.
Strategically situated on a prime three side open - 3 acre plot,
conceived to be a truly visionary, state-of-the-art mixed used
development and a masterpiece in the making.

Sapphire 93 offers an ultimate lifestyle that encompasses retail
therapy through standalone outlets and multi-level showrooms,
food n beverage indulgence, entertainment avenues and one of
it's kind - MediZone of New Gurgaon.

Sapphire 93 is set to become a Shopper's Paradise
and Investor's Delight.



Front view of Sapphire 93

INFINITE EXPERIENCES

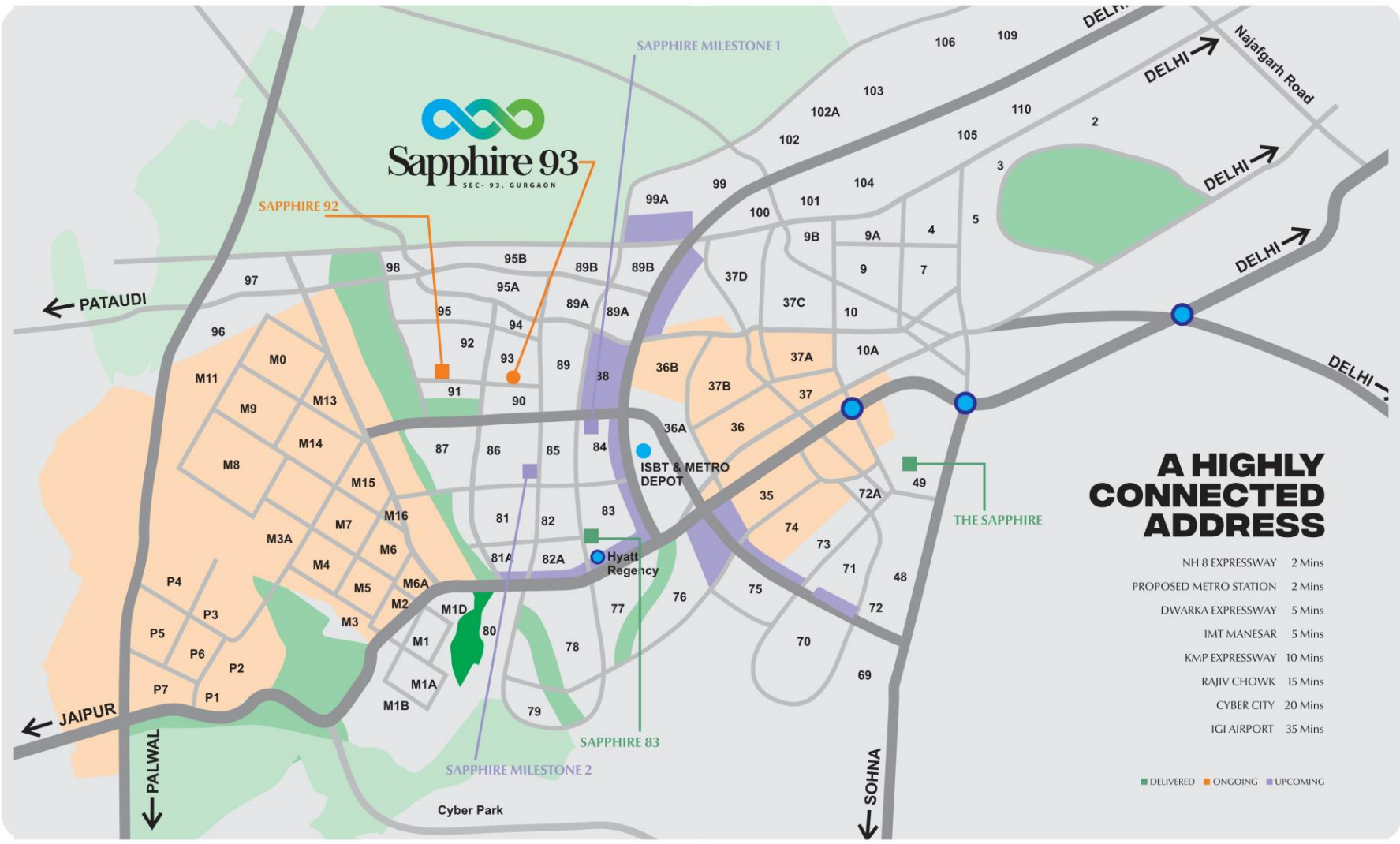
At One Destination - in Gurgaon's most *Magnetic* Location





Sapphire 93

SEC- 93, GURGAON



A HIGHLY CONNECTED ADDRESS

- NH 8 EXPRESSWAY 2 Mins
- PROPOSED METRO STATION 2 Mins
- DWARKA EXPRESSWAY 5 Mins
- IMT MANESAR 5 Mins
- KMP EXPRESSWAY 10 Mins
- RAJIV CHOWK 15 Mins
- CYBER CITY 20 Mins
- IGI AIRPORT 35 Mins

■ DELIVERED ■ ONGOING ■ UPCOMING



A DESTINATION FOR COMMUNITIES TO CONVERGE

There's simply no other *neighborhood* like *Sector 93*

With some of the prominent Residential Sectors (81 - 95), International Banks and Industrial Townships (like IMT Manesar) in close proximity, people of various age groups are bound to visit Sapphire 93 to savour their interests. With a multitude of choices for Shopping - including local brands, boutiques & design studios, Eating and Rejuvenating, indulgence will only become a habit for the visitors from the nearby areas. Easy connectivity with National Highway-8, KMP Expressway, Airport and upcoming Metro Station will only facilitate repeat visits for public and magnification of footfalls and business in the complex.

Sapphire 93 is all set to take advantage of the magnanimous footfall from the well settled surrounding residential areas and be the neighbourhood destination to dine, get-together and make stories.

- 1 15,000 FAMILIES ALREADY RESIDING IN THE AREA
- 2 REPUTED SCHOOLS IN THE AREA
- 3 CLOSE TO IMT MANESAR
- 4 MANY PROMINENT MANUFACTURING UNITS IN THE AREA





A COSMOPOLITAN NEIGHBOURHOOD SHOPPING EXPERIENCE

A *class* apart in neighbourhood *retail* experiences



Experience soul invigorating outings while interacting with an apt blend of Premium Outlets, International Brands and Plush Interiors of Sapphire 93. A classy amalgamation of vibrant ambience, top-notch infrastructure and bespoke services, this Commercial Destination is bound to become the epicenter of leisure, commerce and modern trade. With an array of high engagement layouts in the complex along with immense business potential across categories, Sapphire 93 is perfectly positioned to cater to the tastes of a diverse set of Visitors as well as Investors.

A wide variety of brands, cuisines and experiences, curated to suit the fast paced lifestyles of individuals and families in Gurugram, Sapphire 93 will be the preferred hub for all one-stop shoppers. Buzzing with activity across Anchor Stores, Hypermarkets, Food Court, Multiplex and Serviced Apartments, Sapphire 93 will not only re-define High Street Retail in NCR but also elevate ROI for its Investors.

The innovative recreation hub will complement the vibrancy of the surrounding cafes and retail stores, all synergized into one bustling destination.



Anchor Stores
Lifestyle Brands
Premium Apparel Brands
Multi-level Showrooms
Hypermarket
Spa & Salons
Gymnasium



**ONE STOP
SHOPPING DESTINATION**

Artistic Impression of Ground Floor Atrium View



**EXCLUSIVELY DESIGNED
MULTI - LEVEL SHOWROOMS
BY AMEYA GROUP**

The new-age shopping experiences demand boundless navigation across brand offerings. Sapphire 93 with its unique concept & design of owning a **Multi-level Showroom** spanning across 3 floors and complemented by the Terrace Space will empower brands to satiate the enormous appetite of the Millennial and Gen Z buyers. Aligned to the contemporary mindset of urban youth, this eclectic proposition will facilitate higher footfalls in the complex, thereby amplifying buzz and business in Sapphire 93.



FIND YOUR FLAVOURS

A floor dedicated to delight your palate.



From casual eating joints to fine-dining restaurants, Sapphire 93 will always be abuzz with a sea of choices for the urban youth working in the vicinity, families from the neighbourhood areas and the food enthusiasts from the entire NCR region.

The complex will bustle with activity when visitors start flocking for Breakfast Meetings, Office Lunches, Family Dinners, Parties and Get-Togethers at their favourite restaurants with open terraces for the outdoorsy experience. It's a well-known truth that good food can make us happy. Immerse yourself in an oasis of tantalizing flavours at Sapphire 93 – a lavish world of flavours. Soak up global cuisines as you stroll through selection of dining options.

Fine Dining Restaurant
Cafes
Food Court
Private Dining Rooms
Restaurants with Open Terraces





Artistic Impression



INFINITE ENTERTAINMENT CINEMATIC EXPERIENCE LIKE NEVER BEFORE

4 Screen Multiplex



Movies are a way to unwind from a hectic schedule, time-bound culture and high paced lifestyles. With a world-class Multiplex in vicinity, the Shoppers, Foodies and Fun-Lovers would have more reasons to visit Sapphire 93. Immersive cinematic experiences at Sapphire 93 are bound to become major crowd puller for all the movie-buffs, across age groups, to throng repeatedly for their weekly dose of Cinema.





Artistic Impression

**A MEETING PLACE,
AN ESCAPE,
AN EXPERIENCE.**



Artistic Impression



INFINITE HEALTHCARE WELCOME TO MEDIZONE

A floor dedicated to your good health



After the success of the first Medizone in Sapphire, Gurgaon and on popular demand, Ameya introduces new Medizone in New Gurgaon. The Medizone is a dedicated conglomeration of healthcare services spanning an entire level at the Sapphire 93. Aggregating best-in-class health related services and products from the most reputed Global and Indian brands, along with a community of Health and Wellness Professionals, the Medizone would cater significantly in improving the lives of residents from the neighbouring areas. Sapphire 93 with its in-house access to healthcare is perfectly placed to create ripples in the urban agglomeration of Gurgaon.

- Doctors*
- Path Labs*
- Day Care*
- Wellness Centers*
- Fitness Centers*



FULLY FURNISHED & READY FOR LIVING

One-of-its-kind Serviced Suites at Sapphire 93



One-of-its-kind Serviced Suites at Sapphire 93 comprise of generously sized fully serviced suites with intelligently proportioned layouts, overlooking spirited horizon - all complemented by intuitive round-the-clock service to bring you the ultimate convenient living.

These private havens in conjunction with the skyline of Gurugram are set to re-define luxury spaces sprawling against picturesque backdrops. Remarkably designed to suit the semblance of class, these Serviced Suites will only supplement the business potential for those who invest in Sapphire 93.

High speed elevators

24/7 Housekeeping

Concierge and travel desk

CCTV monitoring

Fitted modular kitchenette

Branded CP fittings and flooring

Power backup

Direct access to retail and

entertainment zone



- Earthquake resistant structure
- Vaastu compliant development
- 3 Side front with multiple access to retail and entertainment.
- CCTV monitoring
- International standard firefighting system
- For a sustainable development:
 - Use of solar panels
 - LED lighting
 - Sewage treatment plant
 - Rainwater harvesting system
 - Well planned landscaping

ATTENTION IS IN THE DETAILS



Artistic Impression



Artistic Impression



WHY INVEST IN SAPPHIRE 93

Like the sapphire stone, this is *a rare and valuable* investment

Multi usage asset with a huge scope of appreciation

Significant appreciation in retail projects in the past couple of year

One of the fastest growing micro markets with immense potential for growth

A strategic location and a trusted developer makes it a great investment opportunity

Active target audience within 5 km radius

A great investment for rental income



GOING BEYOND CONSTRUCTING BUILDINGS WE CONSTRUCT LIFE.

An established name. A trusted brand.

Ameya is a Gurgaon based professional real estate Company focused on developing a large portfolio of retail and commercial projects in Gurgaon. Ameya's expertise lies in creating workspaces, retail spaces and other specialised business zones at lucrative locations to deliver maximum value to its clients.

Founded by Mr. Deepak Gupta and Mr. Sanjay Gupta in 2008, Ameya Group was established with a belief in creating real value for customers through extensive market analysis and time bound quality construction. Committed to continuously evolving in our practices, we aspire to leave an impressive mark on the modern day skyline of Gurgaon.

In the short period from the inception, **Ameya One (Golf Course Road, Gurgaon)**, **The Sapphire (Sohna Road, Gurgaon)** and **Sapphire 83** are fully operational. **Sapphire 92** and **Sapphire 93** are fast developing with many more iconic developments in plan.

AMEYA ONE
Golf Course Extension Road



THE SAPPHIRE
Sector 49, Sohna Road, Gurgaon



SAPPHIRE 92
Gurgaon



SAPPHIRE 83
Gurgaon

**ALWAYS ON A RISE.
ALWAYS READY TO LEAD.**




Sapphire 93
SEC - 93, GURGAON

HRERA (Reg.) No. 153 of 2017 dated 28.08.2017.

Disclaimer: License No. 57 of 2014 dated 20.06.2014 for Commercial Colony on land area measuring 3.15 acres in sector-93 Gurgaon granted by DGTC Chandigarh. Building Plans of Commercial Colony approved by Director, Towns & Country Planning vide Memo No.ZP-B02/AD/RA/2015/3239 dated 26.2.2015. To see the statutory approvals, please visit our corporate office. 1 sq.m:10.764 sq.ft. Images used in the brochure are artistic impression only. All site plans (elevations), specifications, dimension, design, measurement and location are indicative and are subject to change as may be decided by the company or competent authority. Revisions, alterations, modification, additions, deletion, substitution or recast will be done if necessary during construction.



Commercial spaces, **delivered.**

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