


RERA Registration No. 38 of 2024 dated 08.04.2024  
<https://haryanarera.gov.in>

*The*  
**GREENSCAPE  
WITHIN THE CITYSCAPE**



**PARAS**  
BUILDTech

Gwal Pahari, Gurugram  
For more details, please call +91 70450 99995

  
**THE  
MANOR**  
LUXURY RESIDENCES

# PARAS

TOWARDS  TOMORROW

A TWO DECADE  
LONG LEGACY  
*of luxury.*

PARAS  
DOWNTOWN  
CENTER



DEC 2004

PARAS  
TWIN TOWERS



APRIL 2009

PARAS  
DOWNTOWN  
SQUARE



SEP 2009

PARAS  
TIEREA



JUNE 2014

PARAS  
PANORAMA



JULY 2014

PARAS  
TRADE  
centre



AUG 2014

PARAS  
TRINITY



MARCH 2016

PARAS  
SEASONS  
*a home for every season*



APRIL 2016

PARAS  
IRENE



JUNE 2017

PARAS  
QUARTIER  
*LUXURY APARTMENTS*



JUNE 2018

PARAS DEWS  
Sector 106, Gurugram  
PHASE - 1



JAN 2019

PARAS  
SQUARE



JAN 2020

PARAS  
ONE33



JUNE 2021

EKAM



JULY 2022

PARAS DEWS  
Sector 106, Gurugram  
PHASE - 2



APR 2023

PARAS  
Avenue



CONSTRUCTION COMMENCED

PARAS  
ARCADE114



CONSTRUCTION COMMENCED

Launched  
JUNE 2024



THE  
MANOR  
*LUXURY RESIDENCES*



\*Artistic Impression



THE  
**MANOR**  
LUXURY RESIDENCES

DISCOVER A GREEN OASIS  
IN THE CITY

An architectural masterpiece that exudes verdant calm and serenity, reminiscent of the English countryside, while being just a five-minute drive away from the bustling city. This contemporary glass-fronted residential high-rise offers a truly transcendental experience that seamlessly blends meticulously designed interiors and sun-kissed architecture with the beauty of nature. The clear glass spacious balconies on the upper floors invite stars into your home, enriching your living space and lending an extraordinary sophistication to your lifestyle. Spanning vast acres of meticulously landscaped grounds, the two iconic towers of this elegant retreat stand as a prime destination for discerning residents with business and leisure pursuits in Gurugram.





\*Artistic Impression

## LIFE AT THE MANOR

Implementing the design philosophy of S.O.U.L, an acronym for Sustainability, Optimization, Uniqueness, and Livability, each aspect of The Manor is carefully planned to enhance comfort and elevate one's lifestyle with clean plan layouts to maximize space. Long, trailing balconies expand the living space and provide shading, seamlessly blending the indoor and outdoor elements. At The Manor, one experiences a luxurious welcome by a striking entrance along with grand lobbies, which create an atmosphere of awe. The state-of-the-art amenities in the property also adds to the feeling of a lavish and opulent lifestyle.



Photo: Impression

# LIVE IN THE LAP

*of green luxury*

Witness a confluence of nature's beauty and expert craftsmanship, as you stroll through the green landscape of this luxurious property. Soak in the splendour manicured lawns bordered with vibrant flowers. Relax in airy gazebos as you watch birds splashing in the intricate stone fountains. Let intimate alcoves, edged with lush topiary, create a haven where residents can unwind, surrounded by the harmonious blend of tranquility and indulgence.





Artistic Impression

# YET ANOTHER KIND OF HIGH RISE THAT WILL *amaze you.*

The Manor is one of the only high-rise residences in the city that offers you open green environs and the rare luxury of green views from almost any vantage point in the property. Its gardens are landscaped in a soothing colour palette of greens and whites, offset by boxwood and cool grey stone gravel pathways. Rows of lavender bring in bursts of purple that pop up around an occasional water body that reflects the cool blue skies. Long avenues of trees interspersed with fountains enhance the French Garden Design while gently cooling the air that sweeps in from the Aravalis into the Manor's grounds.

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Artistic Impression

# WHEN YOUR NEIGHBOURS ARE THE *clouds and the stars.*

There is a rare sense of peace in leaving the world and its din far below. At The Manor, mornings greet you with cornflower blue skies that roll up to your window. Dinners are best enjoyed on the expansive spacious balconies that offer uninterrupted Aravali views in the day along the glass fronted length of the apartment, and bring you dramatic sunsets and starry nights as the day draws to a close. No matter how chaotic the day has been, it seems as distant as the horizon once you walk into your elegant home at The Manor.



Artistic Impression

# WITNESS THE SCENIC ARAVALLIS.

*in every view.*

At The Manor, you experience the grandeur of waking up every day to the majestic views of the Aravallis. Envelop yourself in the serenity of this unparalleled retreat where every sunrise and sunset paints a canvas of luxury beyond compare.







\*Artistic Impression

# SPACES DESIGNED *to make a statement.*

Envelop yourself in a cocoon of luxury every time you step into the spacious interiors. The glass balconies, the tall ceilings and full length glass windows have been designed to set the stage for nature's grandeur. As you walk into your residence, you're not greeted by walls, but by a living canvas of nature that frames the majestic Aravalis from every corner. The architectural genius of this luminous sanctuary, invites the outdoors to merge with the interiors in one incredibly mesmerising statement.



*YOUR EXCLUSIVE gateway to luxury.*

Step through the ornate archway into The Manor Club, where the surreal seamlessly intertwines with reality. Here, “Exclusive Inclusivity” transcends mere words; it becomes the very essence of existence. The club envelops you in a warm embrace, inviting you to explore a world where every detail caters to your deepest desires.

Within these revered walls, a grand banquet hall unfurls—a symphony of laughter and animated conversation. The kids’ lounge overflows with boundless joy, while the library hums with whispered tales of forgotten realms. In the cards room, strategic minds engage in cerebral battles, and the gymnasium pulses with the invigorating rhythm of life. Venture upward to the terrace—an oasis of serenity. An all-weather pool mirrors the sky’s embrace, inviting you to immerse yourself in tranquility. The café, nestled amidst lush greenery, beckons for intimate exchanges over steaming cups of coffee. This exclusive clubhouse promises a unique journey of luxury, meticulously crafted for a privileged few: just 120 residences fortunate enough to call it home.



Artistic Impression



# PLAYFUL ADVENTURES FOR *young explorers.*

Witness a recreational wonderland for your tiny tots to wander in. This meticulously designed space features a delightful assortment of slides and swings, transforming every day into a new adventure for the little explorers. This is a dedicated space where play is not just about fun, but an essential part of growing up, surrounded by wonder.

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\*Artistic Impression



# PLUNGE INTO LUXURY

*beneath the open sky.*

There is magic in diving into a starry sky in the heart of the city. Experience an embrace of warmth as you swim across the all weather pool on the second floor of the club . Go for a midnight swim or enjoy a glass of wine as you soak in the luxury, reflecting upon a day well spent and looking forward to the next one.





Artistic Impression

The background is a dark green color with gold-colored decorative elements. There are stylized leaf motifs in the top corners and a large floral motif at the bottom. The text is centered in the middle of the page.

**LUXURY TAILORED**  
*to your every call.*

Imagine a lifestyle where your every need is met efficiently and immediately. Indulge in the luxurious amenities and services that craft specially curated menus, bespoke hospitality and immersive experiences that transform home spaces into sanctuaries of comfort and indulgent wellbeing. At The Manor, our highly trained staff take care not just your comfort and convenience, but also promise uncompromising excellence.

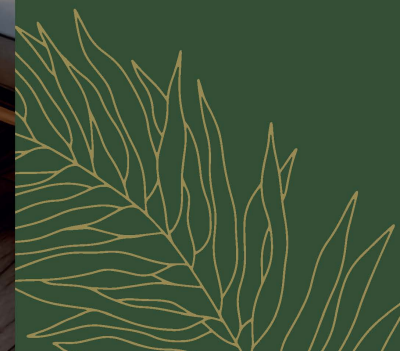
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Artistic Impression

# A WONDERLAND OF MANY WONDROUS *things to do!*

Enjoy an exclusive escape into the lap of luxury in the expansive environs of our clubhouse. Whether it's a personal session with a certified trainer in the state-of-the-art gym overlooking the Aravalis, or an aerobics session held on the deck against the backdrop of the sunset, choose to recharge with the perfect blend of expert care and a calming green environment. Enjoy entertaining? Invite your guests over to our aesthetically designed dining multi-cuisine restaurants for a relaxing meal under the stars, or for a wine tasting masterclass curated by our sommelier. For tranquil weekends, call upon the array of services offered by our world-class spa.





# A SPECTRUM OF AMENITIES

*suited for luxury living.*



Spacious Parking Lots



Dedicated Bicycle Parking



EV Charging Stations



Seating & Restrooms in Common Areas



Braille and Audio Assistance in Lifts



Disabled-friendly Facilities



Alternate Water Heating Systems



# EXPLORE THE ADVANTAGES OF IGBC CERTIFIED *luxury living.*



Reduced Operating Costs



Improved Indoor Air Quality



Healthy & Comfortable Living



Enhanced Well-being



Mitigating Climate Change

Artistic Impression







\*Artistic Impression



# LUXURIOUS LIVING WITH A *green conscience.*

As the first IGBC Platinum certified by Paras, The Manor stands as a testament to environmentally conscious living. The landscape is designed in such a way that it houses native and adaptive species of flora, covering about 40% of the area, which helps in conserving water. Waste water treatment systems also allow for judicious use of water throughout the property. From electric charging stations, use of renewable energy sources to rainwater harvesting provisions and waste recycling programs, this property encourages sustainable living. The interiors are also designed to elevate sustainability with ample natural light and air sieving through the large windows.

At The Manor, we redefine luxury living, by turning each home into a space of conscientious living and contributing to a greener future.





\*Artistic Impression

# A SHORT DRIVE *to long swings.*

Situated in close proximity to Prominent Golf Courses, The Manor is the perfect choice for those seeking to perfect their swing. Immerse yourself in the thrill of the game with this expansive course situated at just a 10-minute drive from your residence. At The Manor, the luxury of living extends beyond your doorstep, allowing you to embrace sporting pleasure.



Mystic Inspiration

# ESCAPE INTO A *tropical paradise.*

Take a stroll through a tropical retreat where urban sophistication meets lush tranquility. Nestled in the midst of a vibrant city life, The Manor offers a haven of peace enveloped in a canopy of green. Experience a world where every day feels like a destination getaway, surrounded by serene tropical gardens, a picturesque central courtyard and a soothing reflexology zone. Your urban sanctuary awaits where ordinary transforms into extraordinary.

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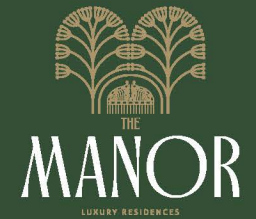
MAP NOT TO SCALE  
REPRESENTATION PURPOSE ONLY



THE  
**MANOR**  
LUXURY RESIDENCES

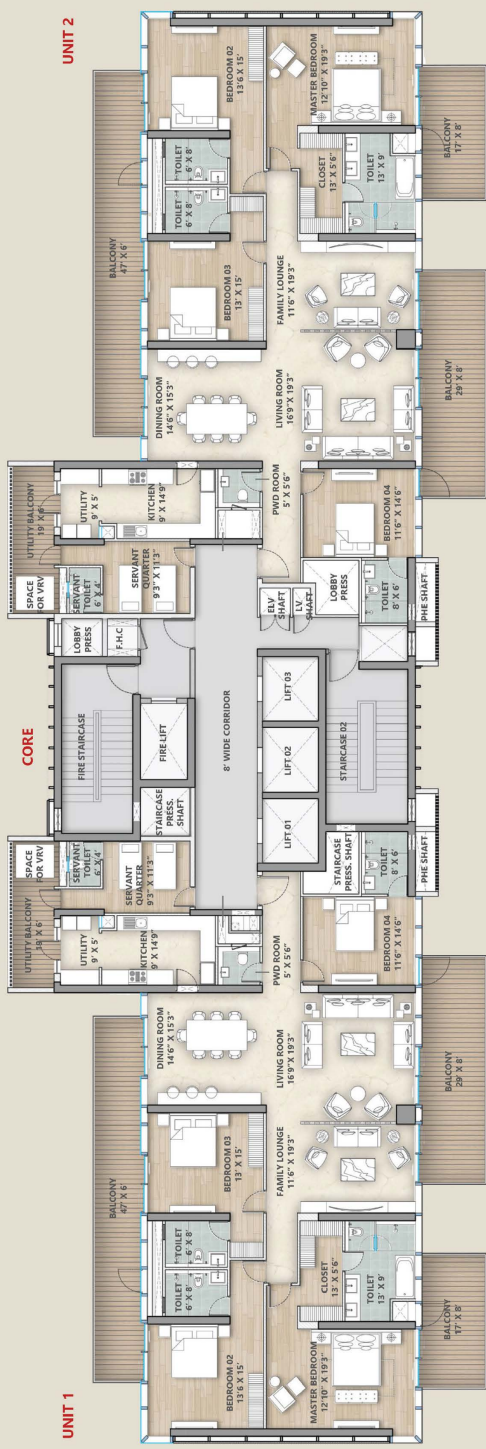
# MASTERPLAN MODEL





# TOWER PLANS

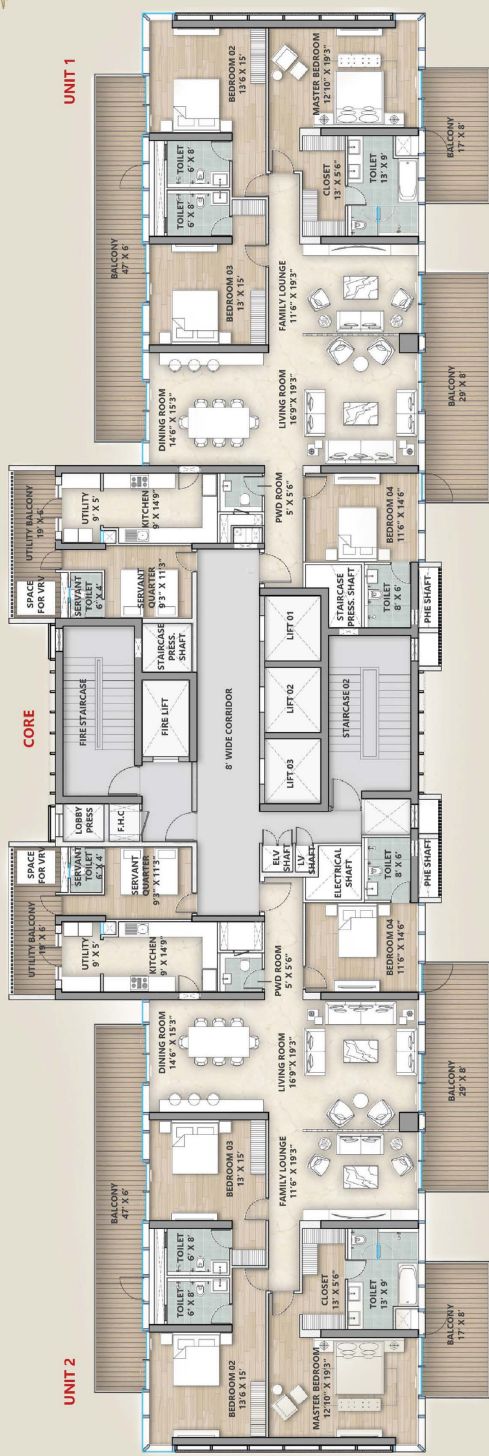
# TOWER N1 FLOOR PLAN



NORTH-EAST FACING ENTRY DOOR



# TOWER N2 FLOOR PLAN



EAST FACING ENTRY DOOR





# THE MASTERMINDS BEHIND THE *craftsmanship of the manor*



**morphogenesis.**

Pune | Mumbai | Bengaluru | New Delhi

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Morphogenesis has been consistently ranked among the Top 100 Architectural Design Firms worldwide by Building Design Magazine, UK. The practice has been the recipient of over 150 awards and has been featured in over 1000 publications

The belief in environmental design has resulted in the formulation of Morphogenesis' copyrighted design process – S.O.U.L. Sustainability, Optimisation, Uniqueness and Livability. These parameters define the enquiry process that shapes the architecture of Morphogenesis.





# THE MASTERMINDS BEHIND THE *craftsmanship of the manor*



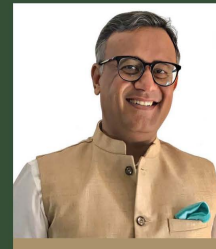
STUDIO**IAAD**

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Initiatives with a conscience are a lot more challenging and a good experience to work with. An environmentally sensitive design process and responsible use of materials, we deliver superior spaces with a lower carbon footprint. Agile approach towards architecture will create innovative, configurable, functional spaces.



# THE MASTERMINDS BEHIND THE *craftsmanship of the manor*



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An industry leader in the field of Landscape Architecture, Urban Planning and MEP Services. With over 20 years of experience in the field of construction, and over a 100 completed projects and 160 ongoing ones, they are focused on design innovation and environmental planning.



#### Disclaimer

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