

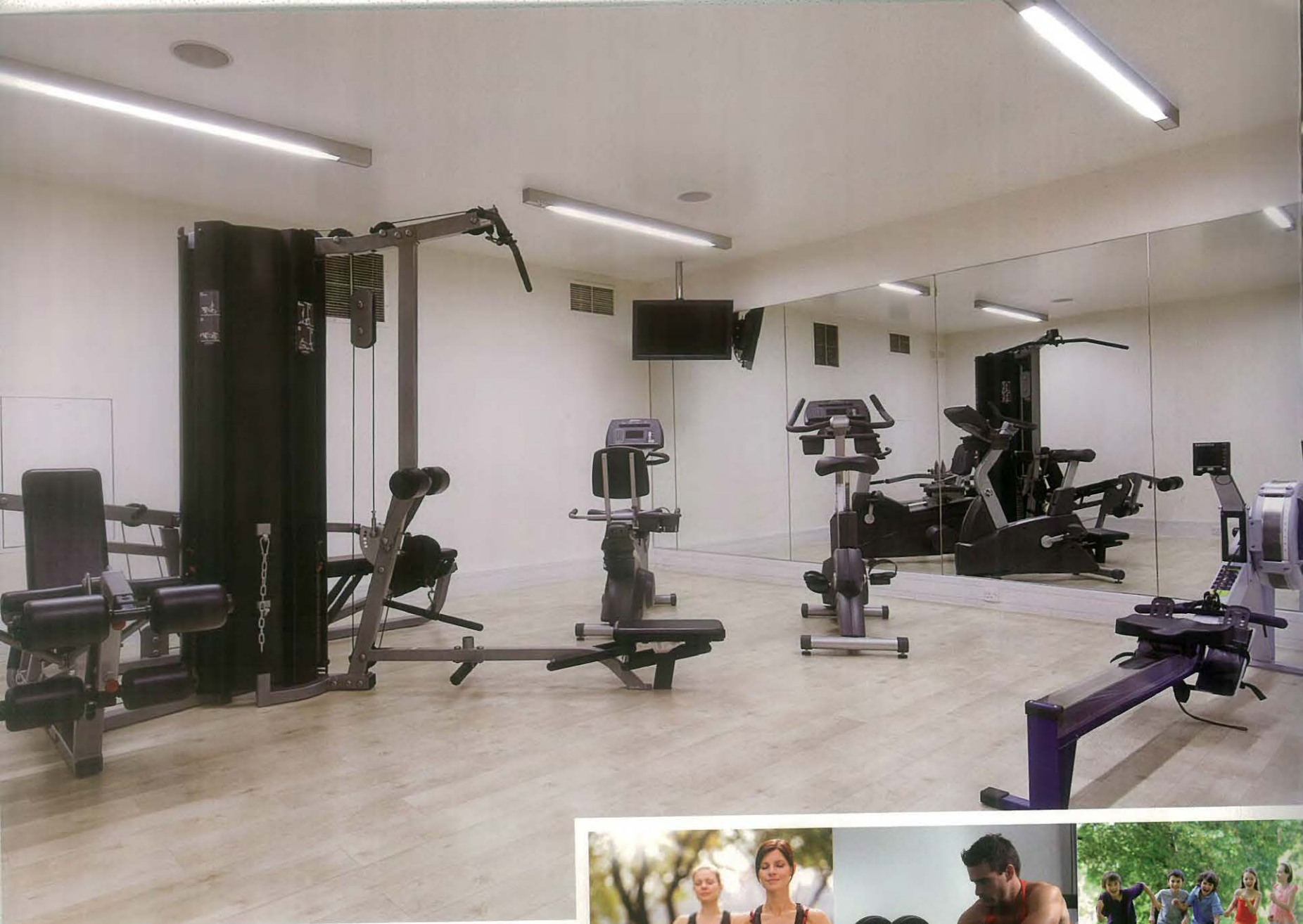
Scarlet Builders and Developers

new rays of life...

IRA EMERALD

Plot No. 3, Sec - 42, Seawoods, Navi Mumbai





The Project

- G+18 Storeys Residential cum Commercial Project
- Exclusive 2BHK, 2BHK with Terrace & 3BHK Flats,
- Lavish Designed Grand Entrance Lobby
- Earthquake resistant R. C. C. Design
- Ample Covered & Open parking space
- Entrance Lobby with Interior Decoration
- Two Hi-speed auto lifts
- Ultra Modern Fire Fighting system

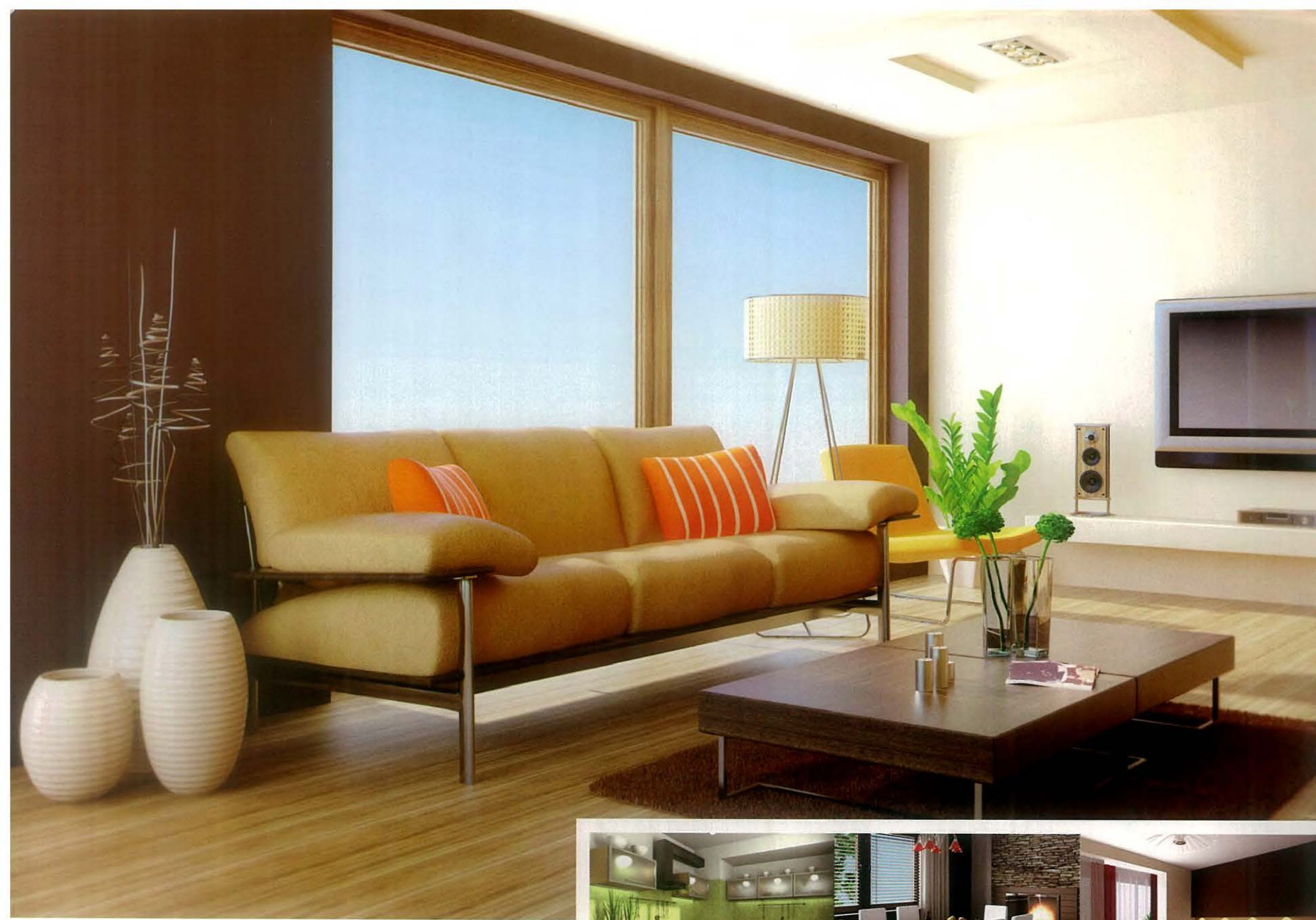
- Decorative Entrance Main Gate
- Intercom system with CC Door TV camera
- Hi-tech gymnasium
- Clubhouse
- Indoor games - Chess, Carom, Table Tennis
- Yoga and Meditation Center
- Well designed landscape garden
- Fully equipped Children's Play area

The Location

- Natural environment with pollution free green zone
- 5 minutes drive from proposed golf course & Amusement park
- 5 minutes drive from Proposed boating lake and jogging park
- 5 minutes drive from Palm Beach Marg
- 10 minutes drive from Navi Mumbai International Airport

- Proximity to civic facilities viz:
 Railway Stations : Seawoods & Nerul,
 Schools : Delhi Public, Donbosco, DAV, Poddar International,
 Terna Medical & Engineering Colleges, Hospitals, Banks,
 Markets, Petrol Pump, Boating lake,
 Nerul Gymkhana, D. Y. Patil Cricket Stadium etc.





The Amenities

Flooring

- Vitrified flooring in all rooms.
- Anti skid tiles in attached terrace area

Kitchen

- Granite kitchen platform with branded S.S. Sink
- Wall Tiles up to Full height

Doors & Windows

- Laminated Flush doors in every room with elegant handles and locks
- Anodized Aluminium sliding windows with tinted glass
- One panel mosquito prevention net
- Granite window sill with half round moulding

Bath & WC

- Designer Bathroom with Branded sanitary ware
- Concealed Plumbing with C. P. Fitting
- Wall Tiles up to full height

Walls & Paints

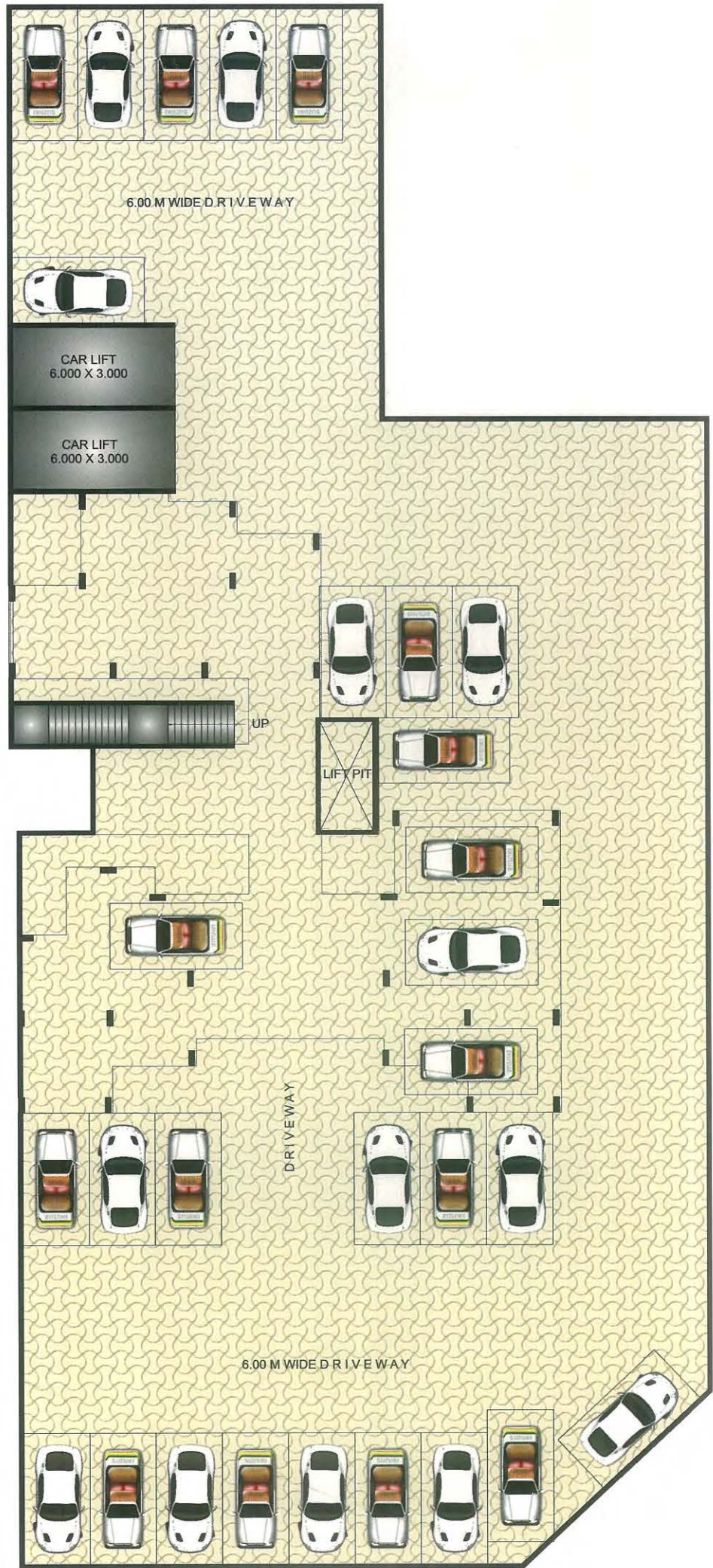
- Putty / POP finished internal walls
- Cornices in Living & Dining room
- Premium quality paints on internal walls

Electrification

- Concealed copper wiring with MCB / ELCB
- Branded electrical fittings
- Telephone, T.V. & Intercom Points

Others

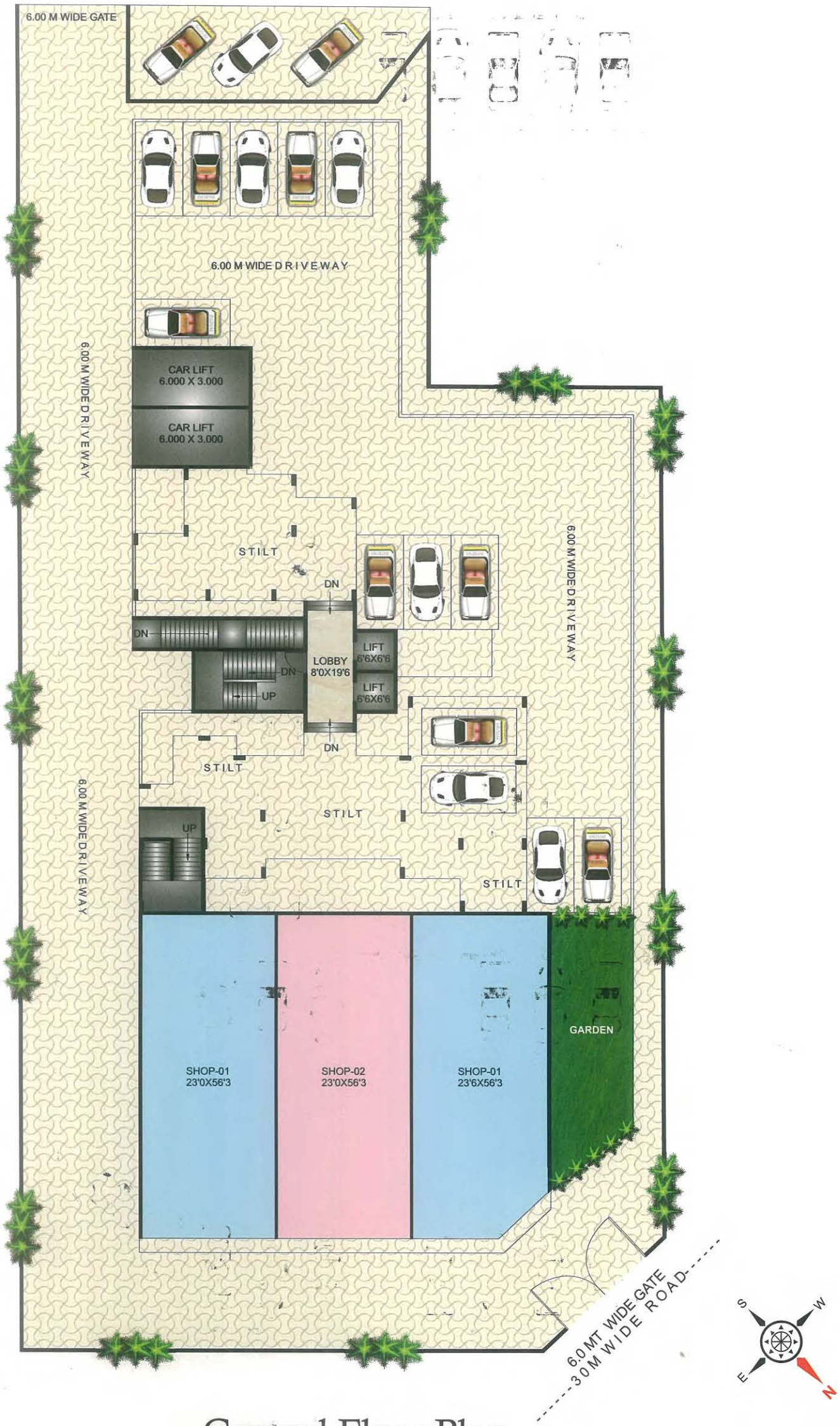
- Solar System
(Water Geyser & Lighting of common area)
- Wind Mill for common area backup
- Gas pipeline
- Rain water harvesting
- Power Backup for Lifts & Common area



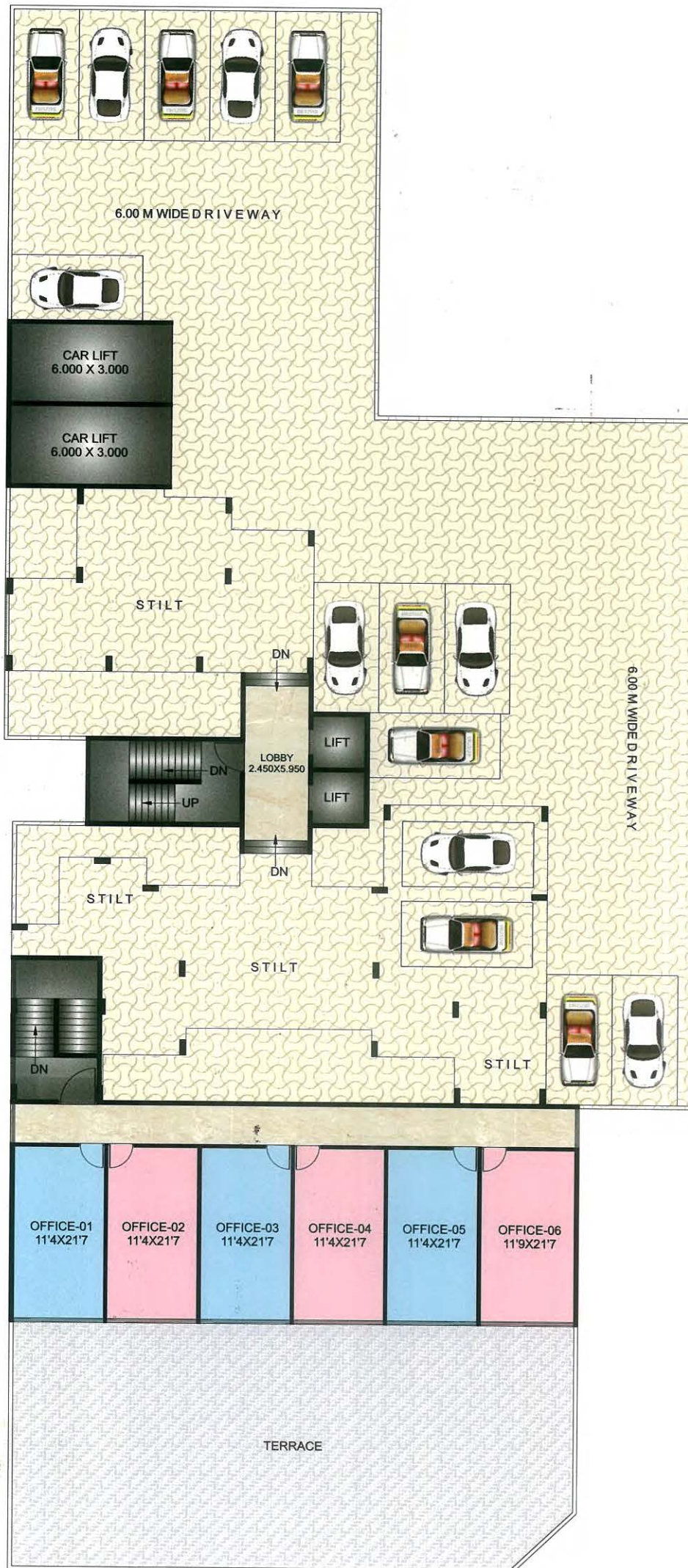
Basement Floor Plan



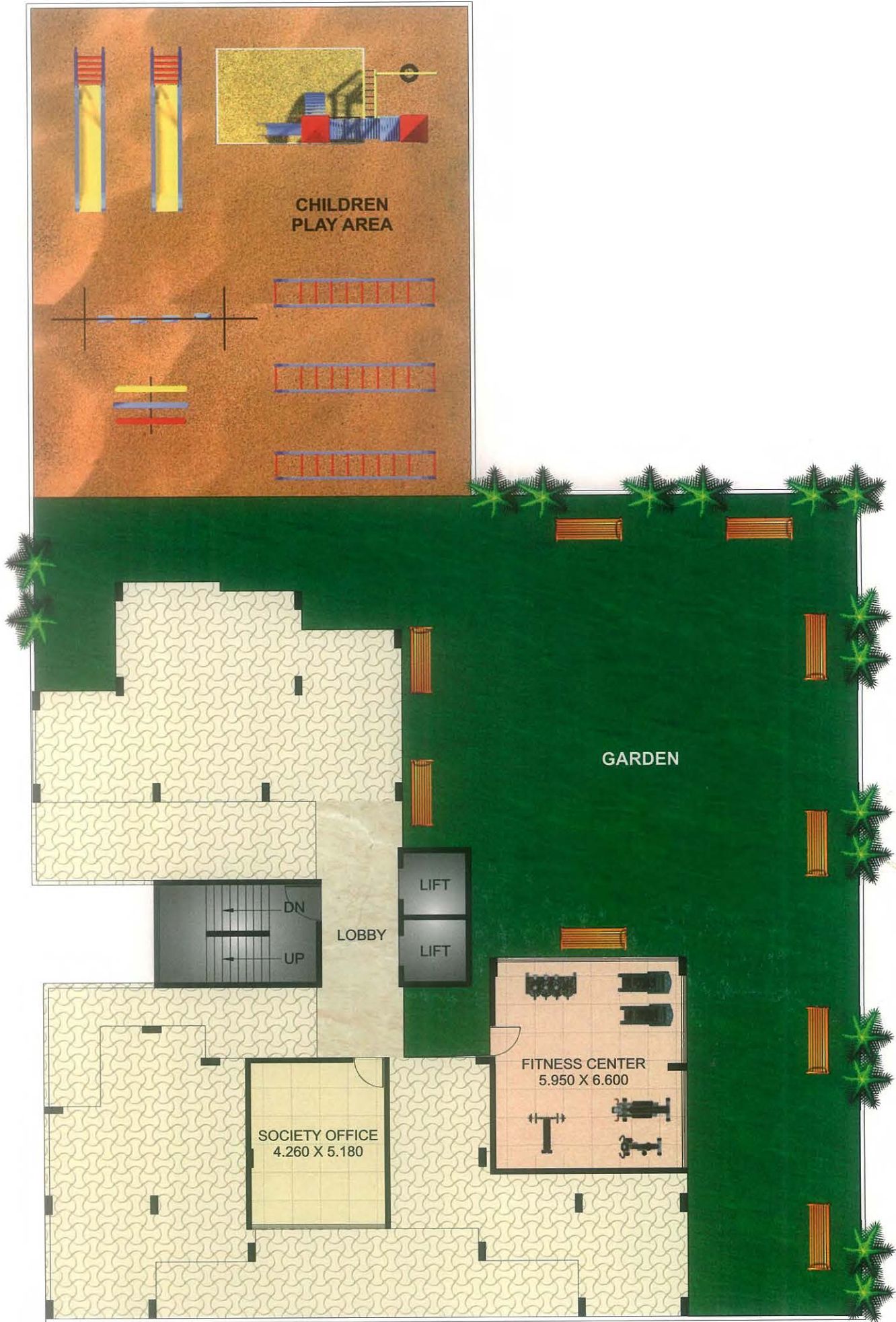
11M WIDE ROAD



Ground Floor Plan



First Floor Plan



Second Floor Plan





Typical Floor Plan

(3rd, 5th - 7th - 9th - 11th - 13th)



Typical Floor Plan

(4th - 6th - 8th - 10th - 12th - 14th)





Typical Floor Plan

(15th - 17th)



Sixteen Floor Plan





Eighteen Floor Plan



LOCATION PLAN



IRA EMERALD

Plot No. 3, Sec - 42, Seawoods, Navi Mumbai

RERA No: P51700007564

Project by :-

SCARLET BUILDERS & DEVELOPERS

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