

A circular hole in a lush green lawn, looking out onto a bright blue sky with a sunburst. The hole is framed by a thick, vibrant green border. The sky is a clear, bright blue with a sunburst effect radiating from the center. A line of tall, thin evergreen trees is visible in the distance, framing the hole. The overall scene is bright and cheerful, suggesting a clear, sunny day.

*Nature is a mystery.*  
**Unveil it.**



The butterfly. A delicate, little being, yet blessed with so much beauty that even the angels would be jealous of.



The lily. A graceful summer blossom, always admired as a symbol of everlasting love.

The ladybug. A red polka dotted creature that pleases you with a hundred tickles if you try make him walk on your hands.



**if** you have been long trapped in the congested urban lifestyles, it's time to rediscover your life. We at Era Landmarks bring CosmoCity, a green paradise where nature's allure will rub out the daily stress from your life.



*Come home to nature's mysteries*

Where your naked feet kisses the dew drops on the green grass.

Where the twittering birds wake you up from sleep after a blissful night.

Where the auburn twilight soulfully retreats into a peaceful vacation.

Where mankind and nature live in absolute harmony.

Come home to CosmoCity, an urban township where nature rules.

**COSMOCITY**  
— GURGAON SECTOR-103 —



*Relive your private moments*

**Rooms and personal suites strategically designed to ensure complete privacy.**

- Luxurious 2BHK, 3BHK & 4BHK Apartments
- Properly Ventilated Rooms
- Abundant Flow of Light & Air
- Expansive Living Area
- Absolute Privacy Maintained



## *Breathe in the gorgeous greens*

**Central green park located at the heart of the township.**

- Ample Landscaping & Greenery
- Water Bodies
- Jogging Track
- Yoga & Meditation Centre
- Gardens & Playgrounds
- Pollution Free Environment





## Replenish your tired soul

Exclusive club to refresh you in many ways than you can think of.

- Amphitheatre
- Fully-equipped Gym
- Swimming Pool
- Toddler's Pool





## *Rejuvenate the sportsman in you*

**Umpteen sports facilities to revive your health routine.**

- Badminton Court
- Billiards Table
- Cards Room
- Basket Ball





## *Relax, the world's at your door*

**World-class infrastructure in the neighbourhood of nature for all your business, shopping, education and health needs.**

- In Close Vicinity to IGI Airport
- Close Proximity to Gurgaon-Dwarka Expressway
- Retail Services
- Shopping Centres
- Business Hotels & Offices
- Metro Connectivity
- Multi-speciality Hospital
- Intracity Bus Service
- Schools & Colleges
- Post Office
- Police Station
- Library
- Banks/ATMs





**BroadwayMalyan<sup>BM</sup>**

Architecture Urbanism Design

**St. Georges's Wharf**  
Vauxhall Tower (London, UK)

## *Master architect at play*

Based at Weybridge, London (UK), Broadway Malyan is a global provider of planning, design and delivery solutions for formidable real estate projects.

Broadway Malyan has designed world famous landmarks like: Stratford Edge (London UK), Erie Basin (Manchester UK), Islington Wharf (Manchester UK), Noahs Ark Makati (Philippines), Al-Khubeira (Abu Dhabi UAE) and now **Era Landmarks's CosmoCity**.

# Cosmo specifications

## Main Entry

Hardwood Frame/Single Side Veneer Flush Door

## Living/Dining

Walls	Oil Bound Distemper
Floor	Vitrified Tiles
Ceiling	Oil Bound Distemper
Doors & Windows	UPVC Window/Aluminium Window/Flush Door
Electrical	Modular Switches & Sockets with Copper Wiring

## Master Bedroom

Walls	Oil Bound Distemper
Floor	Laminated Wooden Flooring
Ceiling	Oil Bound Distemper
Doors & Windows	UPVC Window/Aluminium Window/Flush Door
Electrical	Modular Switches & Sockets with Copper Wiring

## Bedroom

Walls	Oil Bound Distemper
Floor	Vitrified Tiles
Ceiling	Oil Bound Distemper
Doors & Windows	UPVC Window/Aluminium Window/Flush Door
Electrical	Modular Switches & Sockets with Copper Wiring

## Master Dress

Walls	Oil Bound Distemper
Floor	Vitrified Tiles
Ceiling	Oil Bound Distemper
Doors & Windows	UPVC Window/Aluminium Window/Flush Door
Electrical	Modular Switches & Sockets with Copper Wiring

## Servant Room

Walls	Oil Bound Distemper
Floor	Ceramic Tiles
Ceiling	Oil Bound Distemper
Doors & Windows	UPVC Window/Aluminium Window/Flush Door
Electrical	Modular Switches & Sockets with Copper Wiring

## Kitchen

Walls	2ft. High Ceramic Tiles Dado above Counter
Floor	Anti Skid Ceramic Tiles
Ceiling	Oil Bound Distemper
Doors & Windows	UPVC Window/Aluminium Window/Flush Door
Electrical	Modular Switches & Sockets with Copper Wiring
Geysers	Provision of Hot & Cold Water System
Others	Granite/Marble Counter Top with Singles Bowl Sink

## Balconies/Utilities

Walls	Permanent Paint/Water Proof Paint
Floor	Anti Skid Ceramic Tiles
Ceiling	Oil Bound Distemper
Doors & Windows	UPVC Window/Aluminium Window/Flush Door
Electrical	Modular Switches & Sockets with Copper Wiring

## Master Toilet

Walls	Ceramic Tiles
Floor	Anti Skid Ceramic Tiles
Ceiling	Oil Bound Distemper
Doors & Windows	UPVC Window/Aluminium Window/Water Proof Flush Door
Electrical	Modular Switches & Sockets with Copper Wiring & Geysers

## Toilet

Walls	Ceramic Tiles
Floor	Anti Skid Ceramic Tiles
Ceiling	Oil Bound Distemper
Doors & Windows	UPVC Window/Aluminium Window/Water Proof Flush Door
Electrical	Modular Switches & Sockets with Copper Wiring

# Cosmo master plan

## LEGEND:

1. Club House
2. Nursery School
3. The Oval
4. Secondary Gateway
5. Urban Forest
6. Outdoor Relaxing Pool
7. Sunbathing Terrace
8. Food & Beverage
9. Tennis Court
10. Podium Gardens
11. Drop Off
12. Surface Parking
13. Children's Play Area
14. Ramp to Basement Parking
15. Landscape Buffer
16. E.W.S



# Cosmo typical floor plan

TOWER A-E-F

UNIT - 2  
TYPE - A  
AREA - 2509 Sq. Ft.



UNIT - 1  
TYPE - B  
AREA - 2098 Sq. Ft.

UNIT - 3  
TYPE - B  
AREA - 2098 Sq. Ft.

UNIT - 4  
TYPE - A  
AREA - 2509 Sq. Ft.

# Cosmo unit plan

Type A - 4 Bed Unit + Servant  
Sales Area - 2509 Sq. Ft.  
Unit - 2 & 4



UNIT - 2  
TYPE - A  
AREA - 2509 Sq. Ft.

KEY PLAN

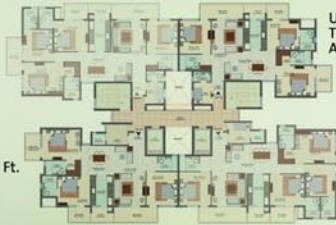


UNIT - 4  
TYPE - A  
AREA - 2509 Sq. Ft.

Type B - 3 Bed Unit + Servant  
Sales Area - 2098 Sq. Ft.  
Unit - 1 & 3



KEY PLAN



UNIT - 3  
TYPE - B  
AREA - 2098 Sq. Ft.

UNIT - 1  
TYPE - B  
AREA - 2098 Sq. Ft.

# Cosmo typical floor plan

TOWER D

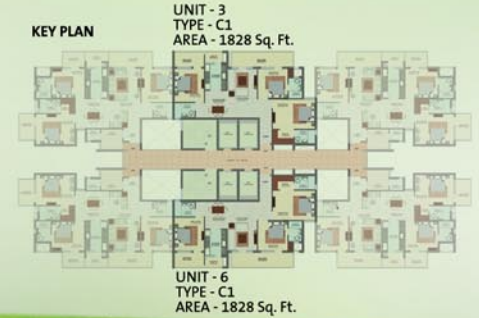
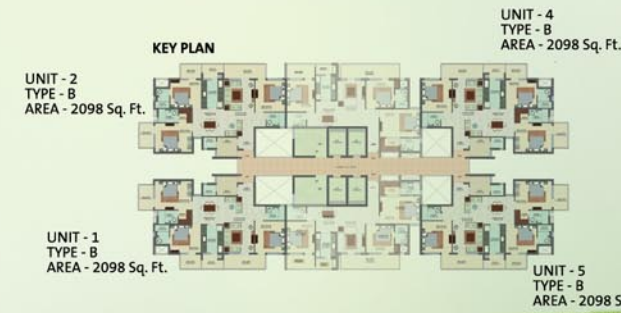


# Cosmo unit plan

**Type B - 3 Bed Unit + Servant**  
Sales Area - 2098 Sq. Ft.  
Unit - 1, 2, 4 & 5



**Type C1 - 3 Bed Unit**  
Sales Area - 1828 Sq. Ft.  
Unit - 3 & 6



# Cosmo typical floor plan

TOWER B-H-K

UNIT - 2  
TYPE - C  
AREA - 1828 Sq. Ft.



# Cosmo unit plan

Type C - 3 Bed Unit  
Sales Area - 1828 Sq. Ft.  
Unit - 1, 2 & 3



Type D - 2 Bed Unit  
Sales Area - 1348 Sq. Ft.  
Unit - 4



KEY PLAN

UNIT - 2  
TYPE - C  
AREA - 1828 Sq. Ft.

UNIT - 3  
TYPE - C  
AREA - 1828 Sq. Ft.

KEY PLAN

UNIT - 1  
TYPE - C  
AREA - 1828 Sq. Ft.

UNIT - 4  
TYPE - D  
AREA - 1348 Sq. Ft.



# Cosmo unit plan

TOWER D - 2 Bed Unit  
 Sale Area - 1348 Sq. Ft.  
 Unit - 1&2



## KEY PLAN



# Cosmo location map





## Era Landmarks

A premium and leading real estate company, it carries forward Era's prime objective of positioning itself as a 360 degree provider of infrastructure solutions.

With a diverse product portfolio spread across Residential, Commercial, IT Parks, Malls & Multiplexes and Hospitality, the brand stands by its motto of "Believe in Difference". In just few years, Era Landmarks Limited has carved a distinct reputation for itself in the real estate fraternity.



## *Era group*

A world-class engineering, construction and services conglomerate with financial worth of over 4,500 crore, comprises of 3 key companies – Era Infra Engineering Ltd., Era Buildsys Ltd. and Era Landmarks Ltd.

Era's strength lies in expeditious execution of large-scale and complex projects. From infrastructure projects to world-class homes Era's mark of unique flawless execution and quality is present across all the major verticals.





# COSMOCITY

— GURGAON SECTOR-103 —

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