



### Creators of the world's finest developments.

Lodha is India's leading real estate developer, delivering thoughtfully designed, premium residential and commercial developments that shape urban lifestyles. Designed as nurturing environments that enrich the lives of our patrons, our developments bring together exemplary design, attention to detail and unparalleled service.

By forging strong partnerships with global leaders in lifestyle, design and architecture, using the best people and processes, delivering to the highest level of customer expectations, and benchmarking ourselves against the best in the world, Lodha consistently delivers the world's finest developments that enable our patrons to fulfil their aspirations and elevate their lifestyle.

With four decades of experience in redefining real estate, we have developed the expertise to deliver both on quality and scale at a pace that is unmatched in the industry. Following our philosophy of 'doing good and doing well', we are committed to using our capabilities to support the nation's growth and progress, creating a positive impact on the environment and society even as we grow our business.

### Lodha Altamount

The finest residences on Mumbai's Billionaires' Row



### Lodha World Towers

One of India's most iconic addresses



### No.1 Grosvenor Square

The world's most desirable address







Lodha recognizes the profound impact of design and service on wellbeing. Thoughtful and purposeful design in living spaces can significantly enhance both the environment and holistic user experience.



We are committed to surpassing the expectations of our customers by providing innovative, world-class solutions. We carefully curate events and experiences to delight them and their families, ensuring they relish an enriched and empowered lifestyle.



At Lodha, we understand the responsibility that comes with creating homes and workspaces for an ever-changing tomorrow, where luxury and sustainability can co-exist in perfect harmony.

# Creating a positive impact

We have both a responsibility and an opportunity to create a positive impact on the environment and society, to ensure a brighter future for India.

### Pioneers in sustainable construction

To reduce our impact on the environment, Lodha has partnered with US-based think tank RMI to research, pilot and create a blueprint for sustainable construction.

98% share of renewable energy in total electricity consumption

Our Indian Green Building Council (IGBC) green-certified footprint crossed 50 million sq. ft. in FY24

### Designing for a sustainable future

Our projects are designed to be resilient to climate change and to enable residents to live a more sustainable lifestyle.

100% of wastewater in our projects is recycled and reused in flushing and gardening

Water-saving faucets and showers reduce water consumption by 35% - without compromising on experience

More than 75% of the regularly occupied spaces in our homes are daylit to reduce electricity consumption

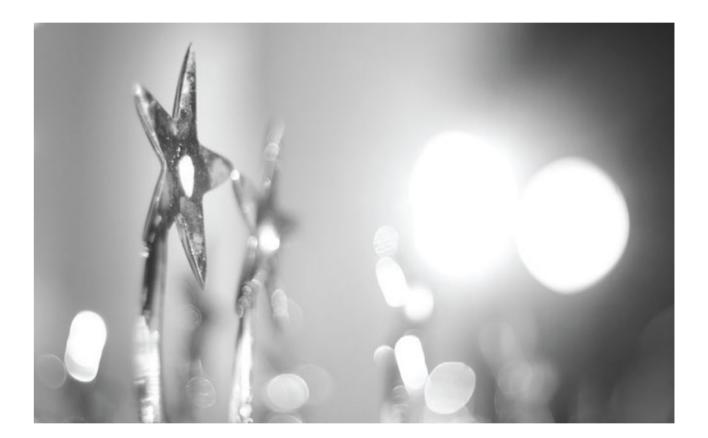


# Awards and recognition

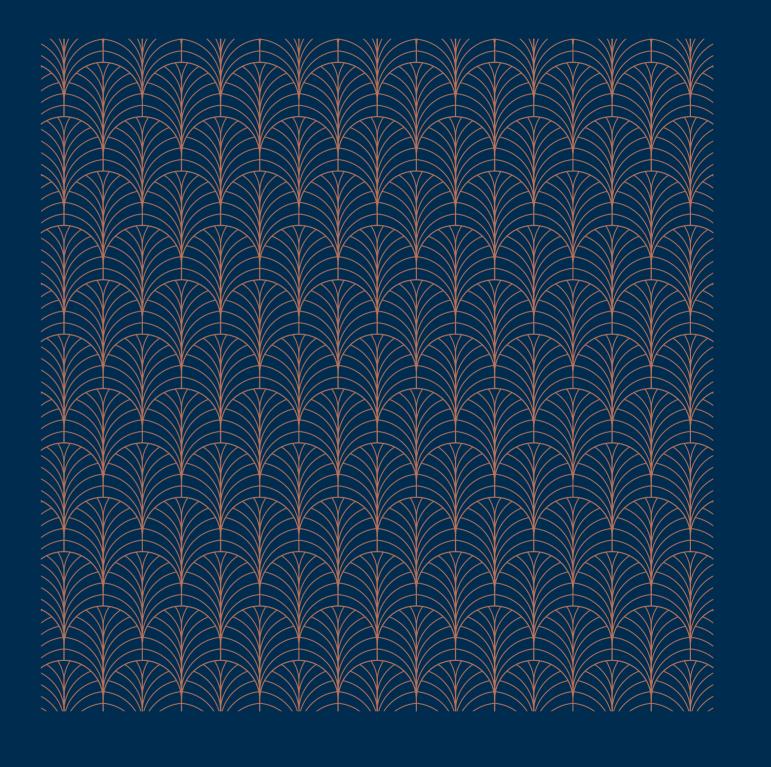
First real estate company in India to have their long-term and net zero targets validated by Science Based Targets Initiative (SBTi).

The highest scoring Indian company in S&P Global Corporate Sustainability Assessment (CSA) 2023\* and part of the prestigious Dow Jones Sustainability Index (DJSI)

Indian Green Building Council (IGBC) Green Champion Award for being the 'Developer Leading the Green Homes Movement in India'.



# Don't just move in. Move up.



For the discerning few who believe refinement is not about what you own but how you live,
Lodha Corinthia brings you a world replete with the finer things in life – where every detail is designed to elevate the living experience.

### Welcome to

### Lodha Corinthia.

A glorious 7-acre estate offering an international lifestyle designed for an exclusive community, giving you the best of Powai's lifestyle and greens, right here in LBS Marg.





From the lavish lobby to the expansive residences, every inch of this majestic development has been meticulously crafted to reflect sophistication.

Over 4 acres of open greens unfold into vast, verdant lawns, a serene forest trail, and a world-class clubhouse.

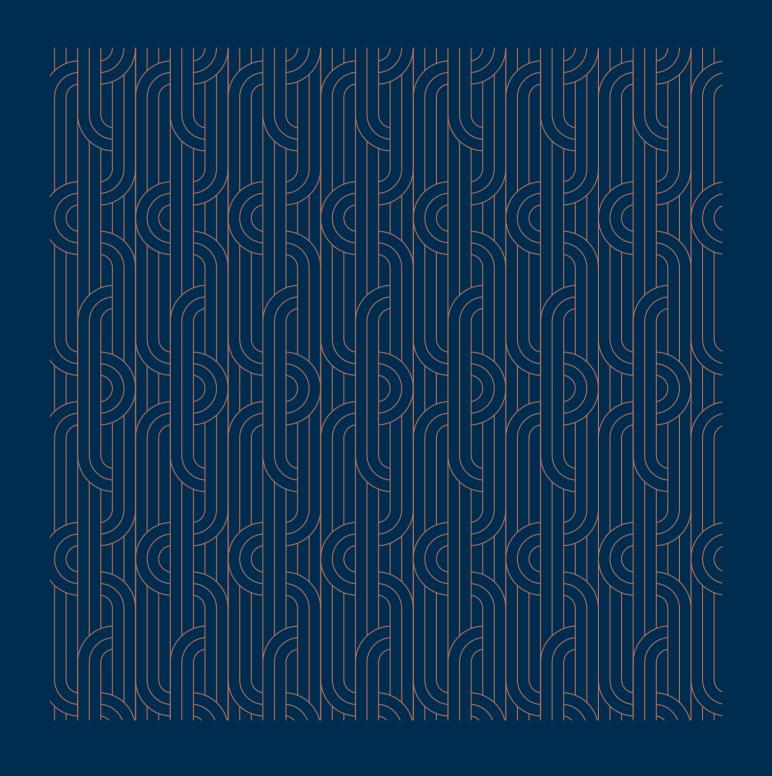
The architecture, inspired by the bold, geometric patterns of the Art Deco period, dazzles with its gilded motifs.

The decks open up to breath-taking views of Vihar Lake and the Yeoor Hills, that make you forget you're living in the heart of an urban metropolis. Designed as a serene retreat, Lodha Corinthia allows you to connect with yourself, or with your community.

Every facet of Lodha Corinthia is designed to elevate your standard of living – so you don't just move in, you move up.



# Connected to the city. And nature.



Set on the arterial LBS Marg – Mumbai's primary connectivity axis, Lodha Corinthia provides swift and convenient access to key districts and hubs, putting you within easy reach of connecting highways and link roads that take you to the farthest corners of the city. This allows you to travel seamlessly - from financial, business and IT hubs in BKC and Airoli to renowned hospitals and reputed schools in Powai, to swanky malls in Ghatkopar, and more. With railway stations and the upcoming Metro in close proximity, travelling across Mumbai is a breeze.

Lodha Corinthia also offers respite after a long day. It overlooks the verdant Sanjay Gandhi National Park and Yeoor Hills, while the Powai and Vihar lakes enrich the natural beauty and bio-diversity of the area.



### Connectivity:

LBS Marg

astern Express Highway

JVLR

GMLR

Bhandup Metro Station (Upcoming Line 4

### Entertainment & Lifestyle:

Cinepolis

R City

Galleria Powai

DMart

Chroma

| Phoenix Market City

Westin Hote

Taj The Tree

### Business hubs:

BKC

| Vikhrol

| Powai

| Airoli

| Andheri East

### Education:

HT Rombay

Pawar Public School

| Bombay Scottish, Powai

Poddar international School

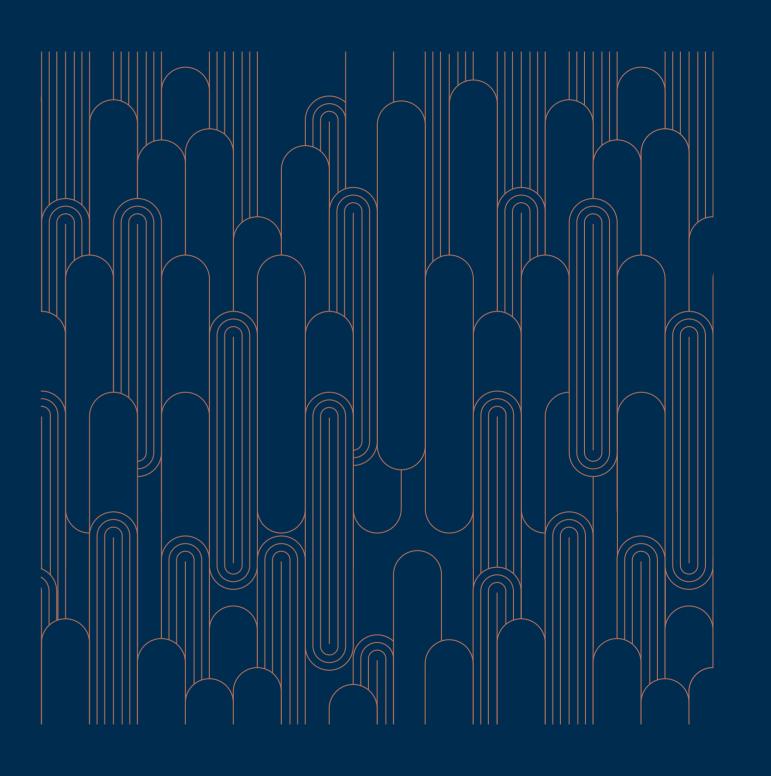
### Medical care:

Hiranandani Hospital

Fortis Hospital

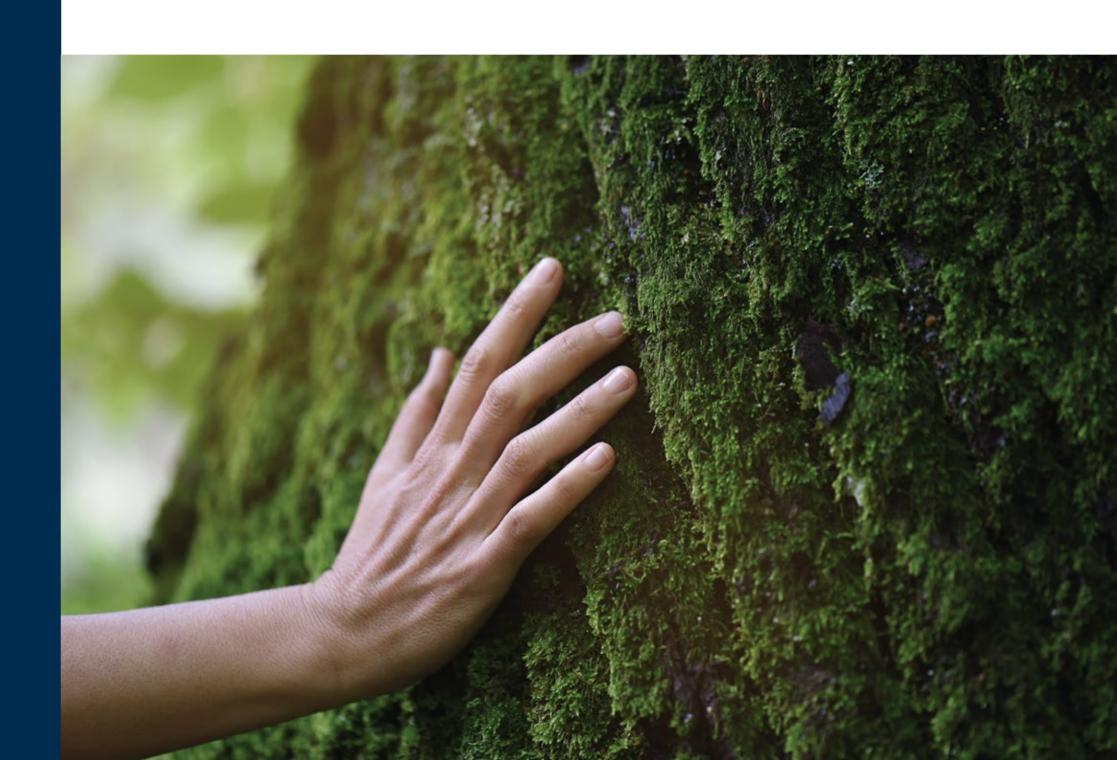


# Urban. Forest.



### Forests uplift.

Studies have shown, individuals who live in natural verdant habitats thrive and bask in greater peace of mind and well-being. With good reason – forests are sanctuaries of rejuvenation and replenishment. The Japanese concept of Shirin-yoku, or forest bathing is designed to let one soak in the goodness of nature. The crunch of warm grass underfoot, the soothing sight of a green backdrop, the gentle caress of the breeze, the fresh smell of earth - all have an uplifting effect. Trust nature to work its magic.





## Peace and tranquility, found within.

(4 acres of inward-looking greens.)

At the heart of the development is the central landscape - planned as a series of diverse zones, creating a variety of moods and a range of delightful environments, from quiet meditative decks to lawns for Sunday barbeque with family.

All interwoven like a patchwork quilt.

A dense forest trail encircles the 7-acre estate, cocooning one under a canopy of trees and transporting them to a world of enchantment. It's home to birds, butterflies, and bliss.





### Grounds for joy.

### Social Zone

An expansive field to channel your love for sport. Dedicated practice lawns to hone your skills. Event lawns for picnics, barbeques, and social get-togethers. Adventure nooks for kids to frolic and play. Dedicated lawns for senior citizens.

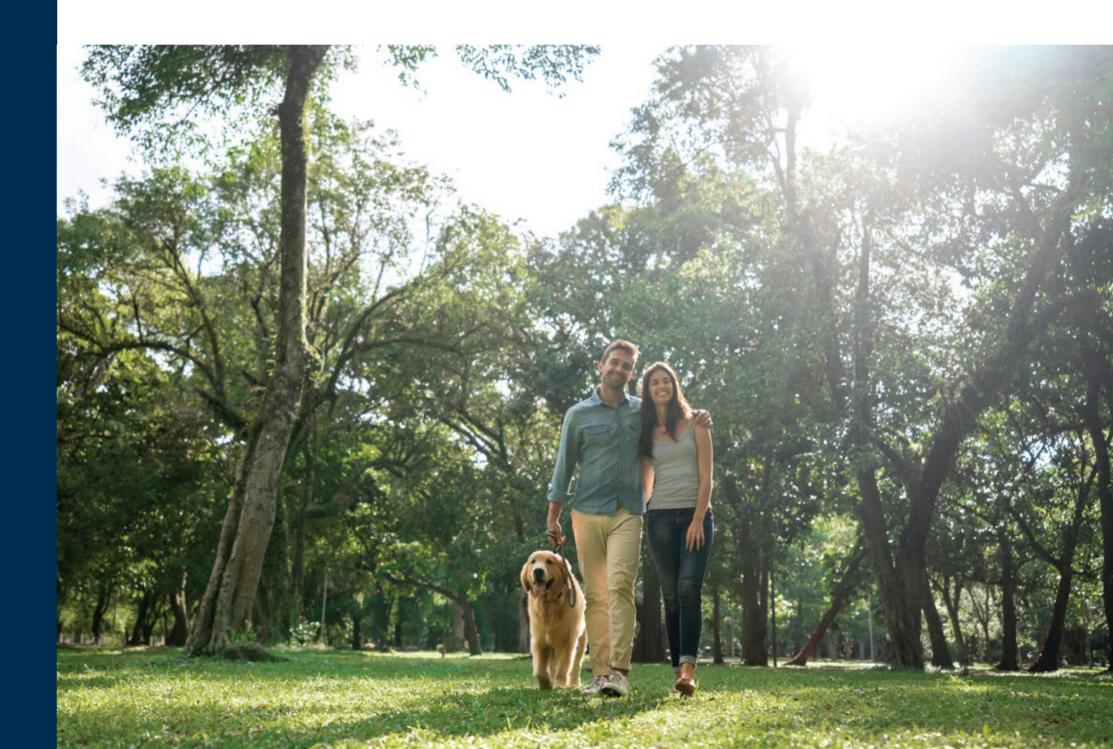




### Zen at its zenith.

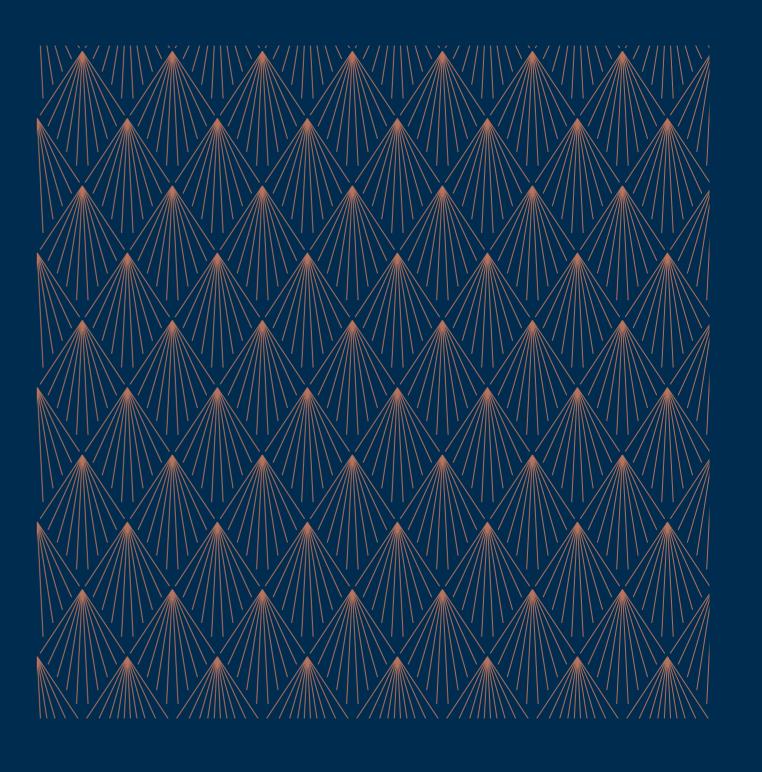
### Wellness Park

Our landscape is designed around your well-being. We've harnessed the power of nature to centre and balance you. The reflexology path, crafted from river rocks, induces a state of calm. The meditation deck and yoga pavilion allow you to connect with yourself, in the peace and quiet of sylvan surroundings. The ringed forest trail invites you to take a cathartic sprint around the estate, under a shed of trees.





### Club Corinthia: Room to bloom.



Club Corinthia is designed for residents to indulge in their every interest, with spaces crafted to invigorate and inspire. Its glass façade opens out to lush greens, inviting the outdoors in while you're at the gym, making nature an active participant in your game. The open-to-sky sports courts allow you to practice and play under a canopy of stars.

The poolside café offers a charming setting to unwind with a book after a few laps in the pool. The banquet hall opens its doors to every celebration, while well-appointed guest suites ensure your invitees are hosted in comfort and style.

Whether it is finishing a book in the reading lounge or trouncing your opponent at a game of chess in the indoor games room; slam-dunking the ball on the sports court or dunking a doughnut in the café, you have many avenues for sport, fitness and recreation.

Your little ones, on the other hand, can indulge in mischief at the indoor play area or engage their curiosity at the learning room. The opportunities at Club Corinthia are truly endless.



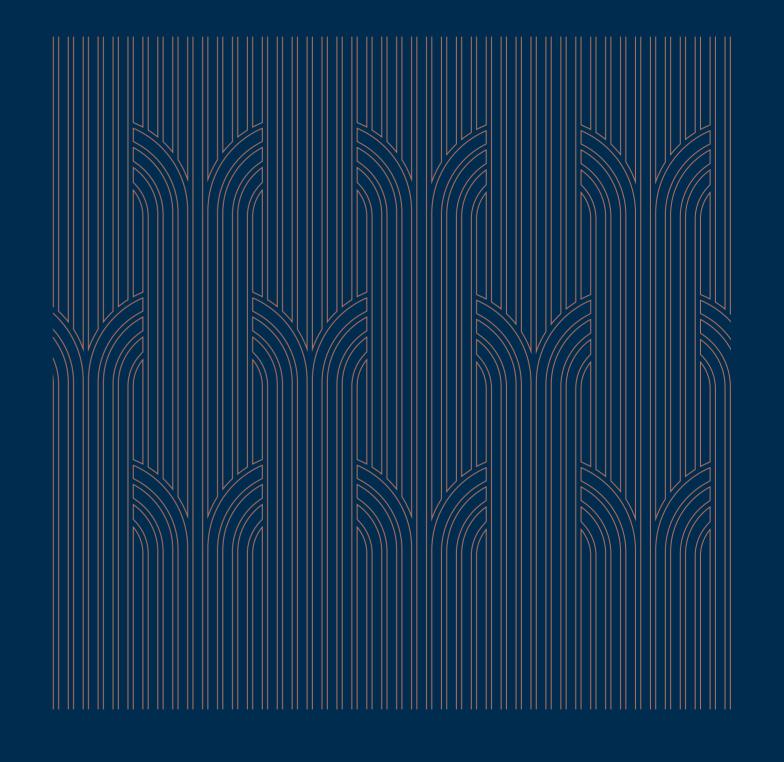






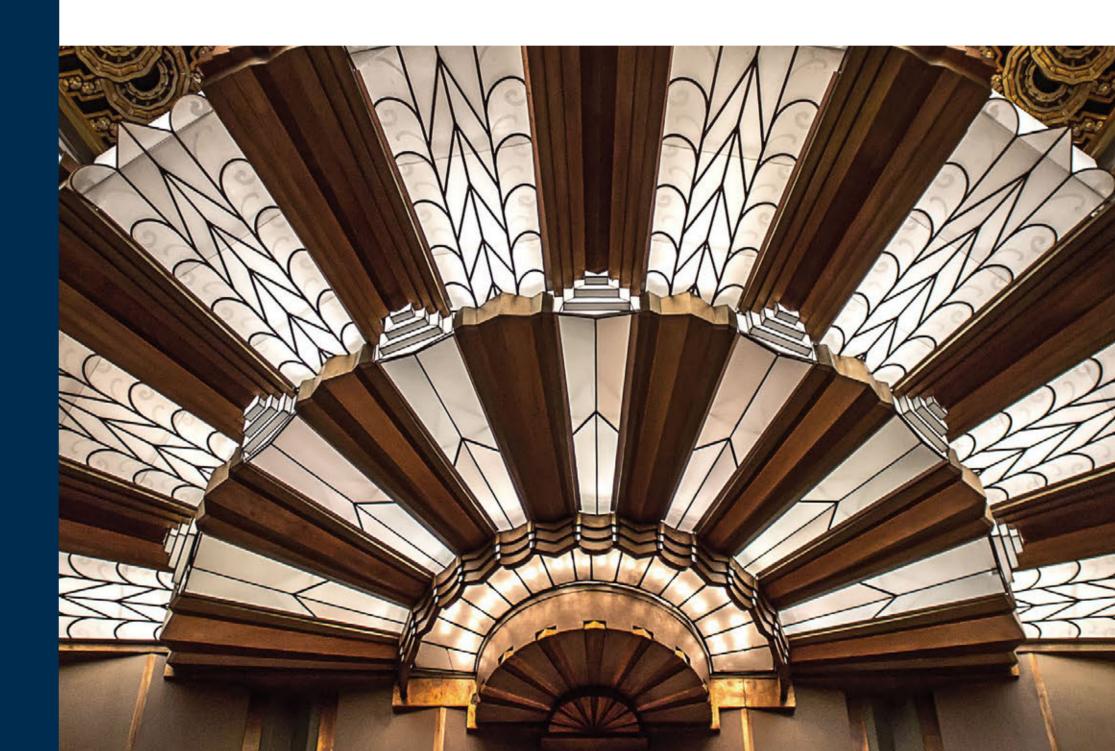


Towers inspiredby the decade of decadence: Art Deco



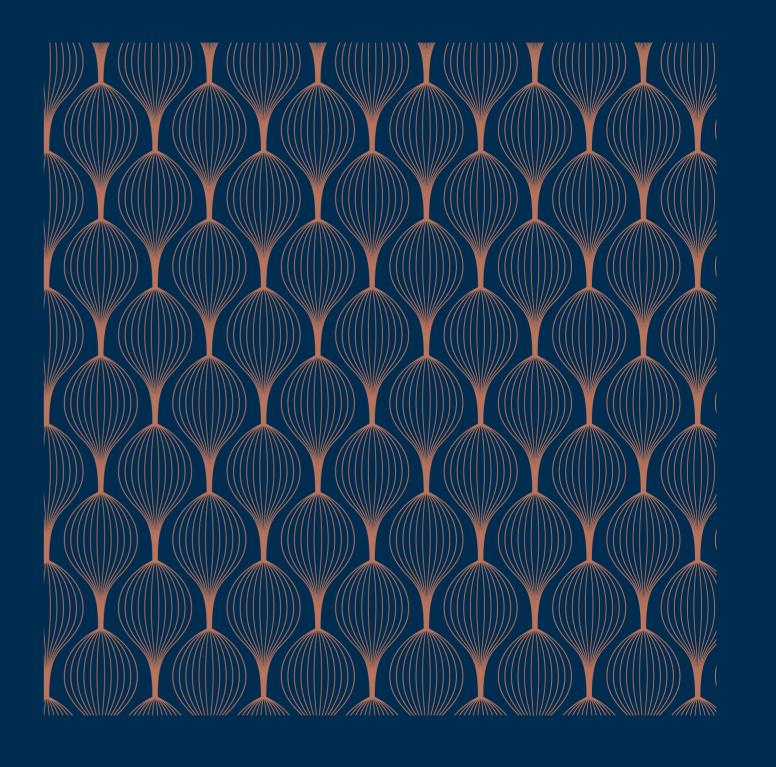
Designed in the classic Art Deco style - a style of architecture trending in the early 1900s across Paris, London, New York, and Miami - Lodha Corinthia is a tribute to the Golden Age of Art Deco. A defining period in the 1930s when Art Deco dominated the City of Bombay, with cinema houses like Regal, Eros, Metro and Liberty, and elite residential neighbourhoods like Marine Drive and Oval Maidan.

Standing tall, Lodha Corinthia brings back this classic, celebrated style in all its glory. Along with its aesthetic beauty, each lobby is also filled with natural, fresh air, greeting residents with a sense of lightness from the moment they step in.





### Residences head and shoulders above the rest.



Sprawling residences. Commanding decks. Captivating views. We cut no corners. Your home is expansively laid out to maximise space, surpassing those in the vicinity. Each residence is vastu-compliant and aligned for good energy. Stunning vistas of the internal central greens or the external Yeoor Hills, Powai, and Vihar lakes are best viewed from your gilded deck.

Be it the grand sundecks or tall windows welcoming sunlight and fresh air, your home is thoughtfully designed to let the outdoors in. Each residence is open on 3 sides, allowing natural cross-ventilation, and lending an air of positivity.

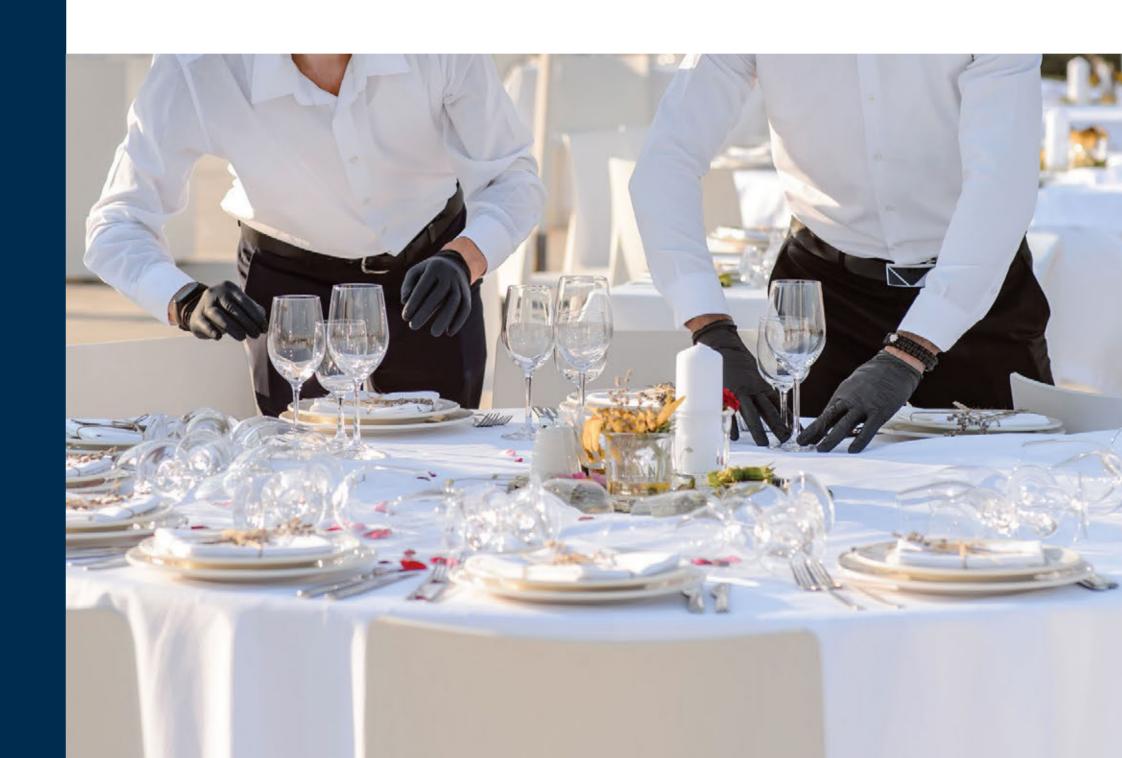
And for those who need a break, the residence is fully air-conditioned\*, cocooning you from the cacophony of the city. Each home meets the highest standards of design, from the first marble tile laid to the last designer fitting – leaving no loose ends.

Separate wardrobe niche in every residence\*\*\*
Grand 6 feet wide\*\*\* sundecks
Designer vitrified tiles & counters in all washrooms\*\*\*
Kitchen features vitrified tile flooring and designer Dado tiles, complemented by a high-quality countertop and sink
Washrooms with CP fittings and sanitary ware from Kohler/Roca/Duravit/Grohe\*\*
Utility area with an additional sink and anti-skid ceramic tile flooring in every residence



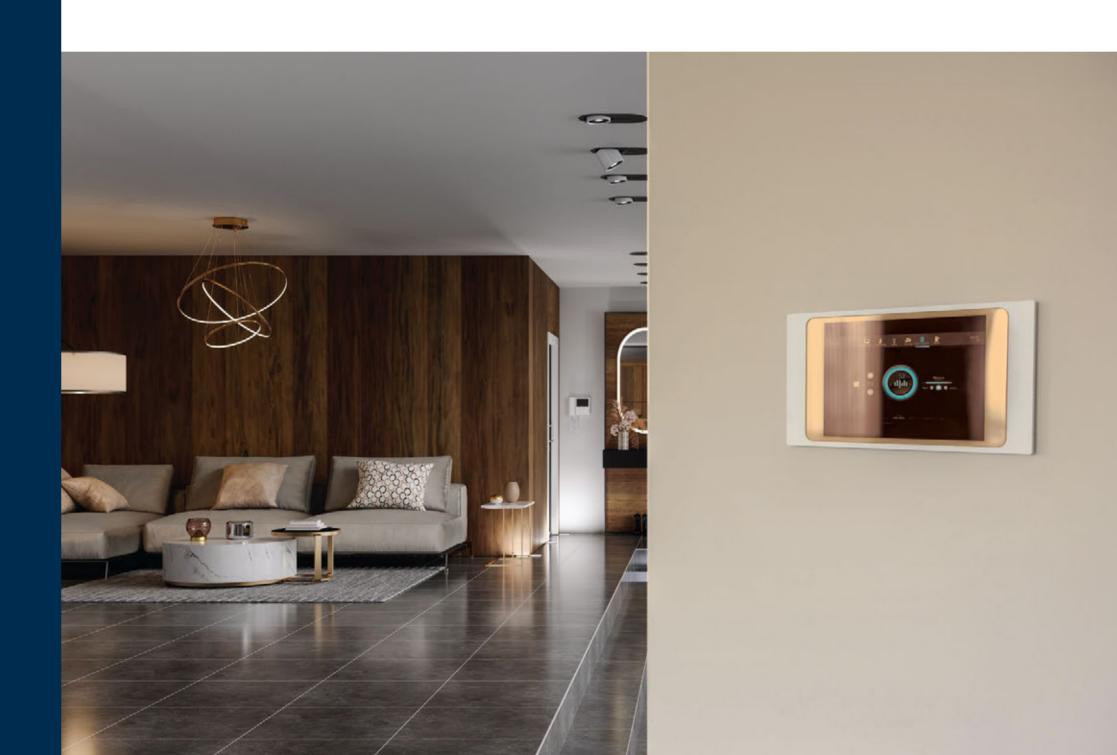
# Every detail orchestrated for a seamless life.

With a host of services at their command, our fastidious residents will live a life perfectly orchestrated for them. Every aspect from housekeeping to banqueting services, fitness, and entertainment will be taken care of. Leaving you with very little to do but recline by the pool and contemplate the good life.

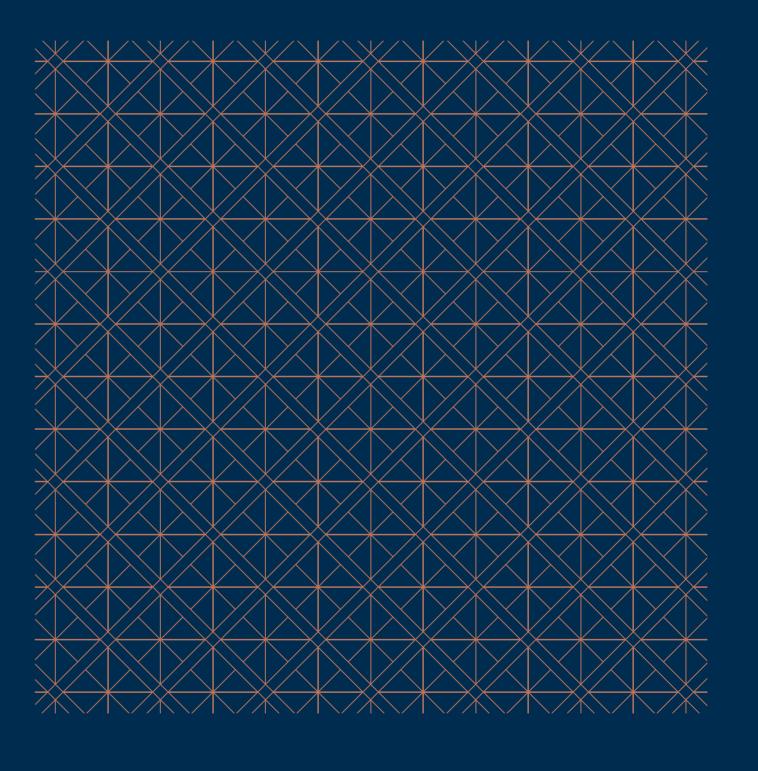


# Your safety. Our highest priority.

At Lodha Corinthia, your safety and security is paramount. With 5-tier security, round-the-clock CCTV surveillance, RFID-controlled access to parking, access-controlled lobby, visitor registration and a dedicated video door phone for each residence, you can rest, assured.



### Master Plan

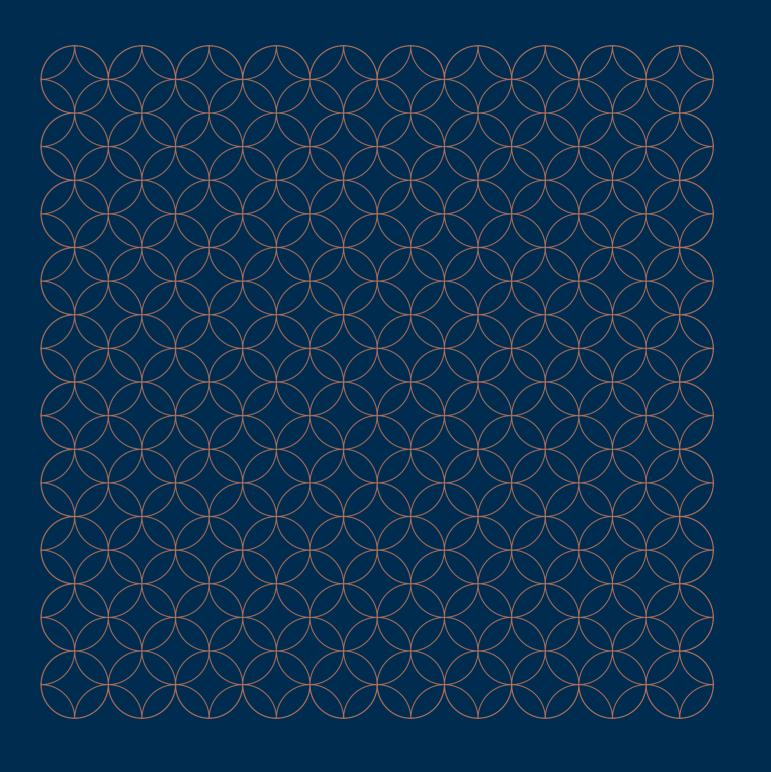


### 4 FUTURE DEVELOPMENT TOWER-6 TOWER-5 TOWER-4

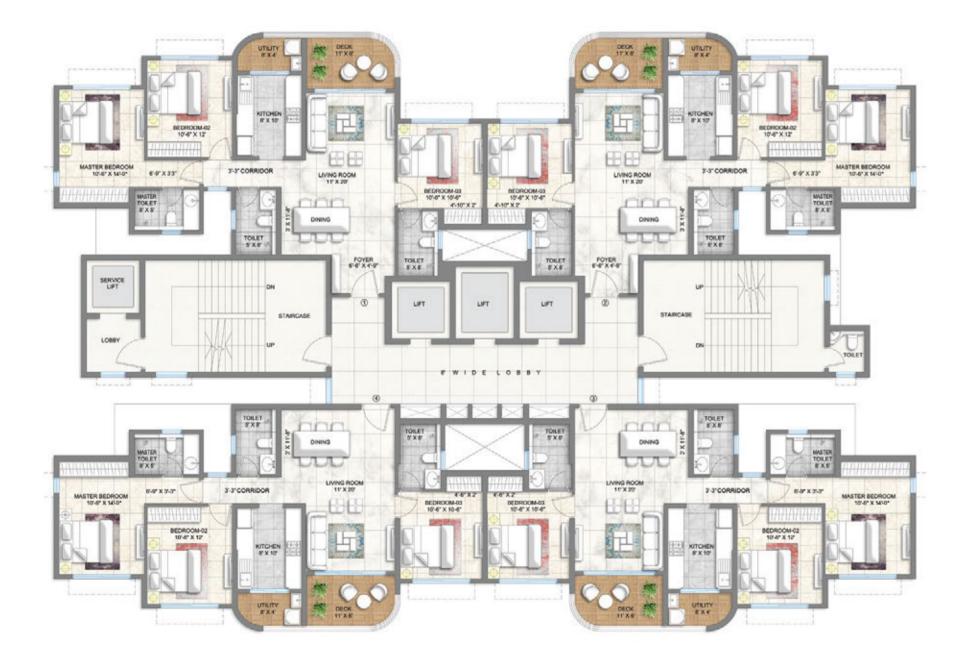
### LEGEND

- 1 Project Entry/ Exit
- 2 Club House
- 3 Deck/ Seating Area
- 4 Futsal Court
- 5 Tennis Court
- 6 Dense Tree Garden
- 7 Even Lawn
- 8 Walking and Jogging Track
- 9 Pet Park
- 10 Senior Citizen Park
- 11 Children's Play Area
- 12 Seating Alcove
- 13 Picnic Area
- 14 Elevated Walkway
- 15 Ganesha Temple
- 16 Maidan/Multipurpose Court

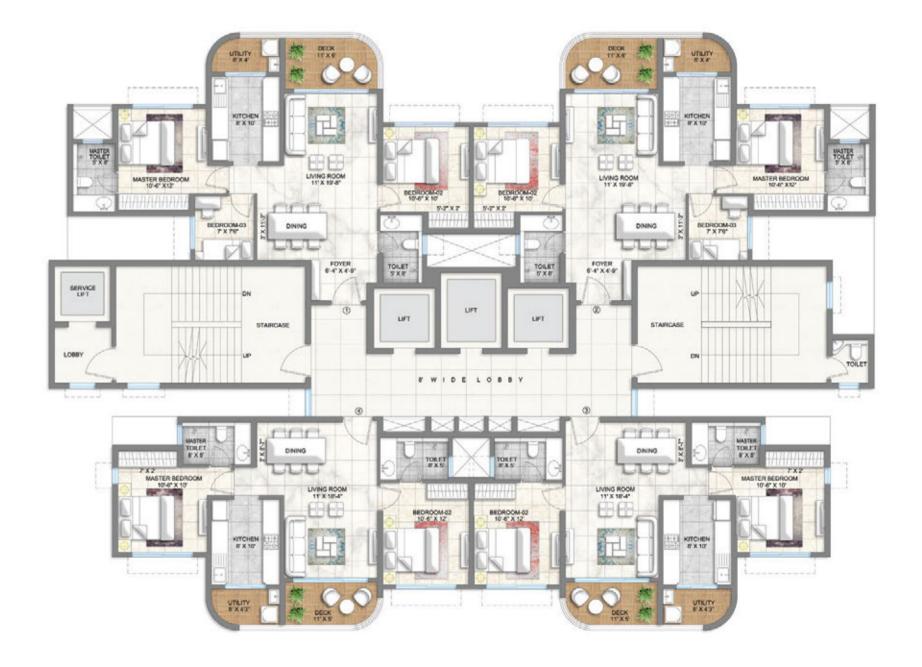
## Floor Plans



TOWER 1
TYPICAL FLOOR PLAN
3 BHK



TOWER 2
TYPICAL FLOOR PLAN
2 BHK & 2.5 BHK

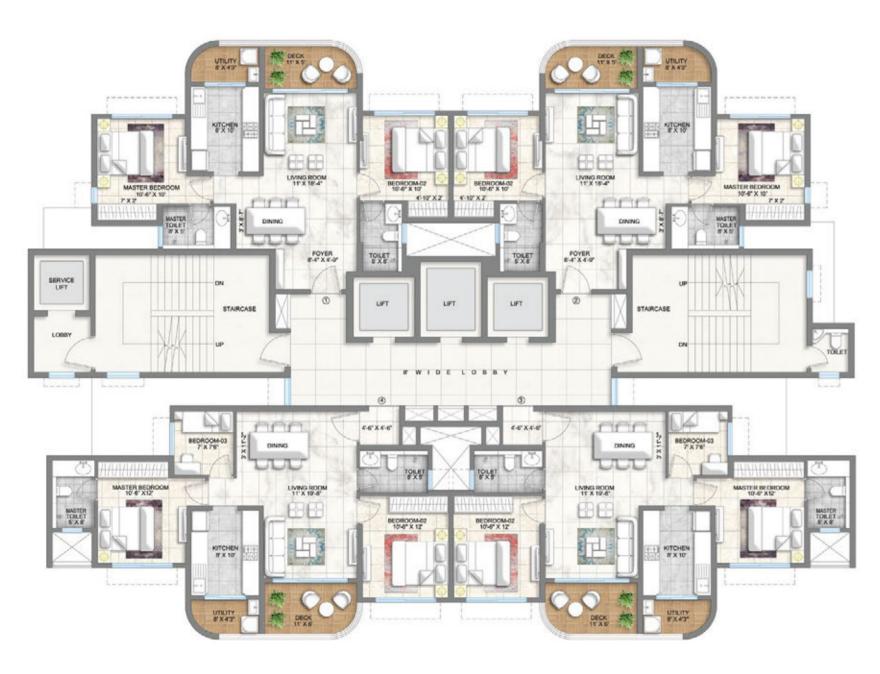






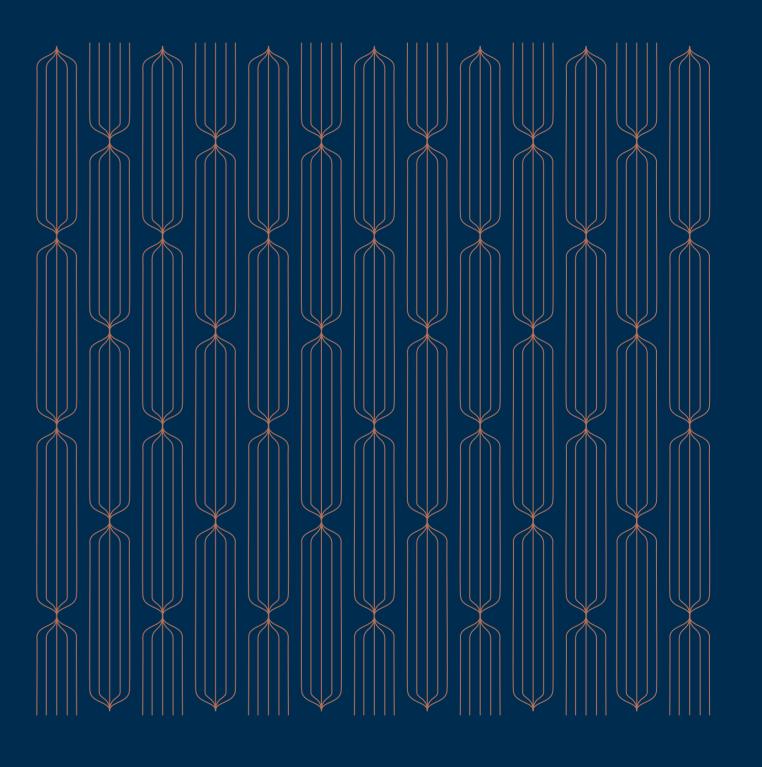
TOWER 6

TYPICAL FLOOR PLAN
2 BHK & 2.5 BHK





## Unit Plans



### UNIT PLAN 2 BHK

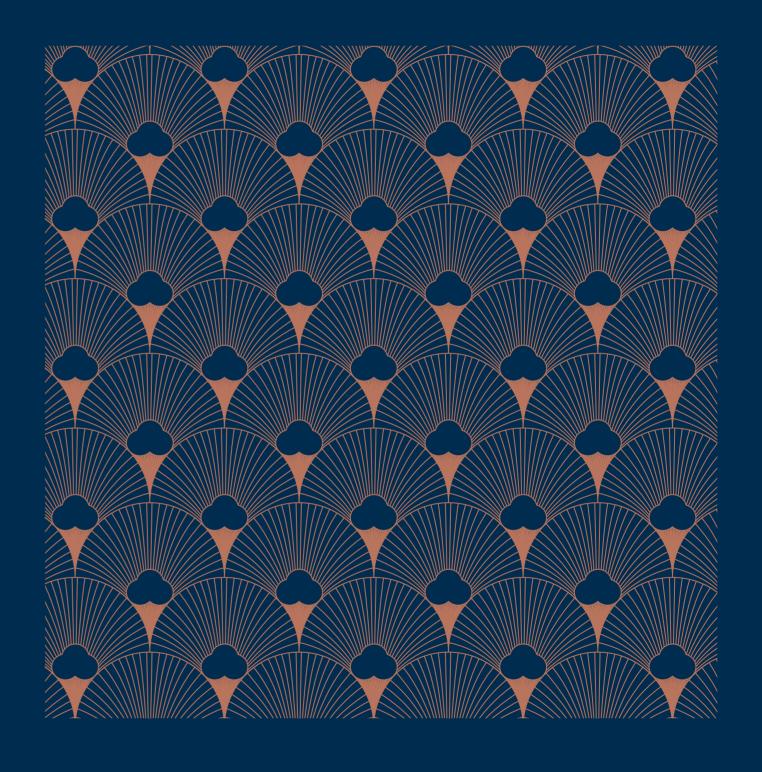




### UNIT PLAN 3 BHK



### Design Partners



Architecture Design: Kapadia Associates

Since its inception in 1991, Kapadia Associates has constantly looked beyond the conventional, continuously exploring the uncharted terrain between architecture and design. As a professional architectural firm, it combines a deep design involvement for all projects with optimized managerial processes, to ensure the smooth running of projects from design to execution. The firm has won a number of prestigious awards.

Landscape Design: Prabhakar Bhagwat Associates

Named after its founder, Prabhakar B. Bhagwat, PBB is arguably India's most influential landscape design firm, defining and establishing several design typologies, winning national and international awards and being hand-picked for the most prestigious projects. With a deep commitment to furthering the boundaries of landscape design in India, PBB's expertise spans every aspect.

Corporate Office: Lodha Excelus, Apollo Mills Compound, N. M. Joshi Marg, Mahalaxmi, Mumbai – 400 011.

\*In the real estate management and development industry; Score as of 22nd September, 2023 | \*\*\* For select residences | \*\* Or equivalent | ^ Services by 3rd party provider on a chargeable basis | % starting from ~150 mm above the finished floor level | # Excluding kitchen, washrooms, and any service areas

The plans, layouts, specifications, images and other details herein are indicative and the developer/owner reserves the right to change any or all of these in the interest of the development. Select fittings/options may be available in limited units only or available at additional price and are not part of the standard unit. All brands mentioned herein may be replaced by equivalent or better brand(s) as decided by the project architect. The printed material does not constitute an offer and/or contract of any type between the developer/owner and the recipient; any sales/lease of any unit in this development shall be solely governed by the terms of the agreement for sale/lease entered into between the parties and no details mentioned in this printed material shall in any way govern such transaction. The dimensions and/or areas stated in the plans are measured on basis of unfinished surfaces using polyline method and do not reflect the reduction in dimensions on account of the finishes being installed. Further, variance of +/-3% in the unit carpet area and/or unfinished dimensions is possible due to design and construction variances. The plans contained herein are typical unit/ floor plans – please verify exact plan and orientation of your unit before purchase. The garden & terrace units are entitled to exclusively use the area earmarked for private garden/terrace. The community hall(s)/temple(s) (if any) and appurtenant land(s) shall be transferred to a charitable trust/its non-profit nominee and managed by them at their sole discretion and Ultimate Organisation/Federation shall have no involvement in this regard.

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