

The word "AURION" is written in a stylized, bold, gold-colored font. The letters are blocky and have a slight shadow effect, giving them a three-dimensional appearance.

AURION

A NEW LEVEL
OF MAGNIFICENCE

The logo for PS Group, featuring the letters "PS" in white on a blue background, followed by a red and blue geometric shape, and then the word "GROUP" in white on a blue background.

PS GROUP



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MODERN
PROPERTIES

A Residential Park
Designed for the world citizen

33/34 STOREY HIGH RISE
162 LUXURY HOMES



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MODERN
PROPERTIES

The homes
feel like we shipped them from
MADISON AVENUE



DOUBLE HEIGHT LIVING DINING (Actual picture)



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MODERN  **RNN**
PROPERTIES

PALATIAL DUPLEXES

5 lavish bedrooms
Double height living dining
All south facing, north entry
3 sides open
17 ft X 8 ft large kitchens
22 ft long balconies
336 sqft master bedroom



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MODERN
PROPERTIES

TALL HOMES

4 lavish bedrooms

Double height living dining

East/West entry

3 sides open

22 ft long balcony

Large kitchen, helpers room with separate entry

Limited homes with a private pool & garden



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MODERN
PROPERTIES

4BHK KIDS BEDROOM



4BHK MASTER BEDROOM



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MODERN
PROPERTIES

SIMPLEX

3 lavish bedrooms

East/West entry

3 sides open

22 ft long balcony

Large kitchen, helpers room with separate entry



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MODERN
PROPERTIES

3BHK GUEST BEDROOM



3BHK MASTER BEDROOM



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MODERN
PROPERTIES



AURA

is an obsession. It treats you
like you own the world

| | |
|----------------------|-----------------------------|
| Association Room | Swimming Pool |
| Board Room | Kids Pool |
| Concierge | Gymnasium |
| Sky Lounge at 374 ft | Family Jacuzzi |
| Table Tennis | Yoga/Aerobics |
| Carrom | Aqua Gym |
| Pool/Billiards | Children's Indoor Play Area |
| Squash Court | Toddlers Room |



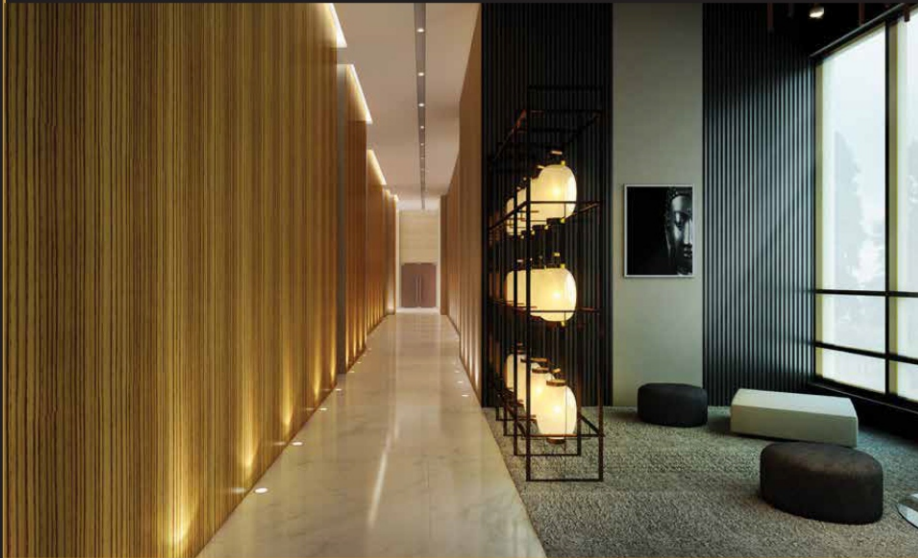
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MODERN
PROPERTIES

FUTURISTIC GYM



CLUB CORRIDOR



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MODERN
PROPERTIES

SKY LOUNGE



RECEPTION



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MODERN
PROPERTIES



OUTDOOR AMENITIES

Relaxation Deck

Cabanas

Viewing Gallery

Sun Deck

BBQ Area

Lawn Tennis Court

Badminton Court



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MODERN
PROPERTIES

SWIMMING POOL WITH SUN DECK



POOL SIDE CABANA



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MODERN
PROPERTIES

Sometimes all you need is a
BILLION-DOLLAR FEELING



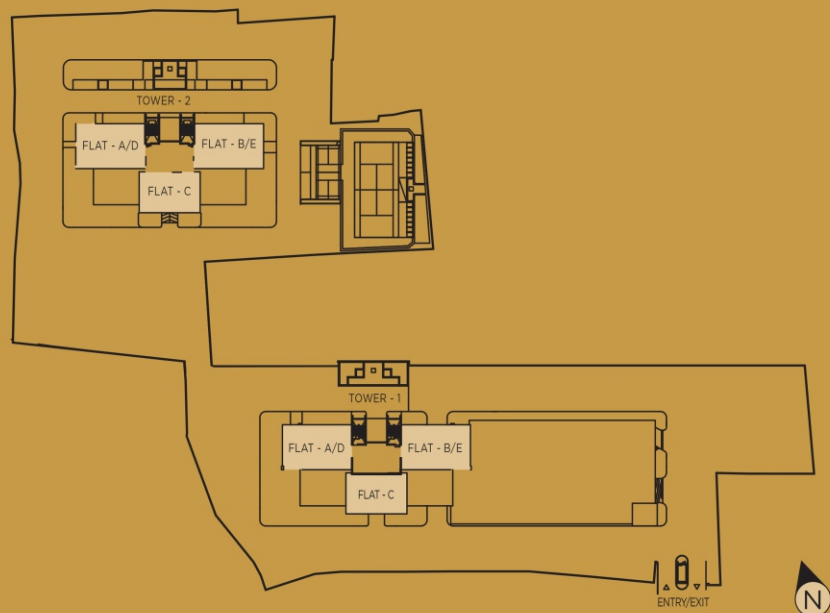
22 FT LONG BALCONY



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MODERN RNN
PROPERTIES

SITE PLAN



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MODERN
PROPERTIES



UNIT PLANS



*Disclaimer - All dimensions mentioned are as per carpet area



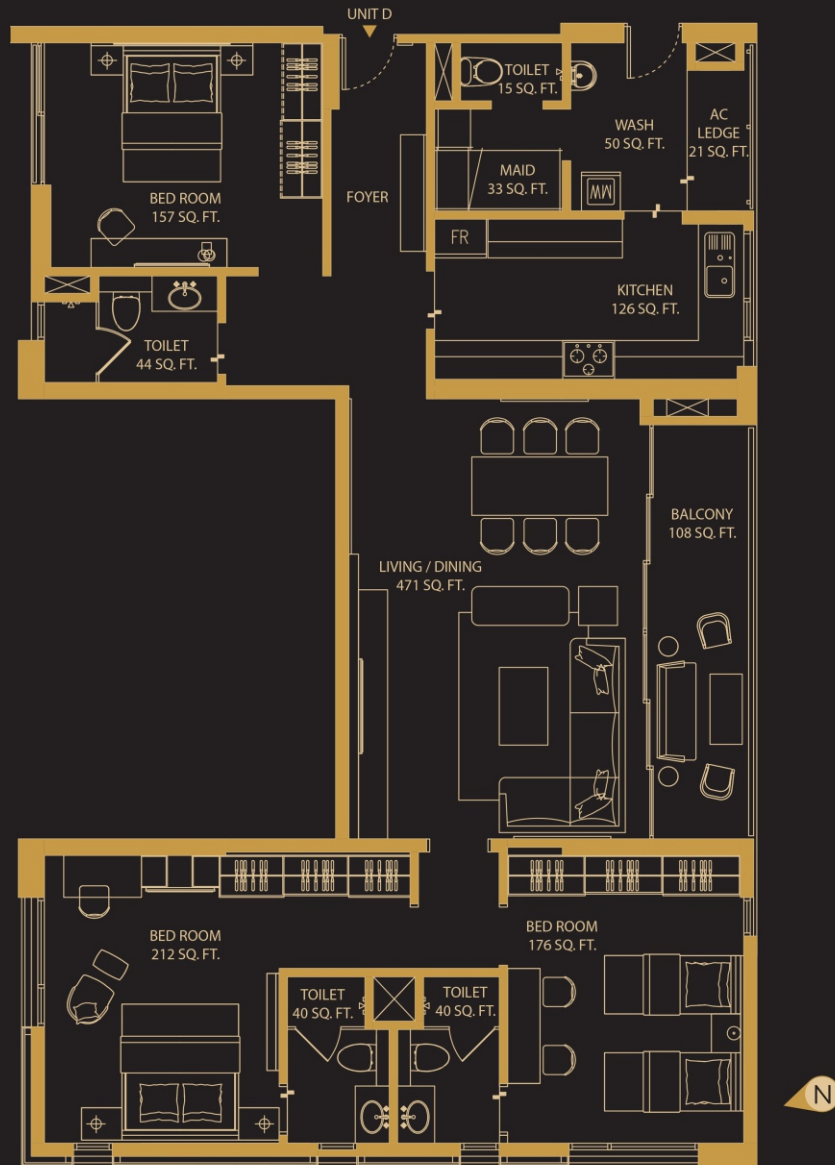
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MODERN
PROPERTIES

3 BHK Simplex - Type D

Carpet Area : 1475 Sqft

Balcony Area : 108 Sqft



East/West entry to the apartments | 3 sides open
apartments | 22 ft long balcony | Large kitchen,
helper's room with separate entry



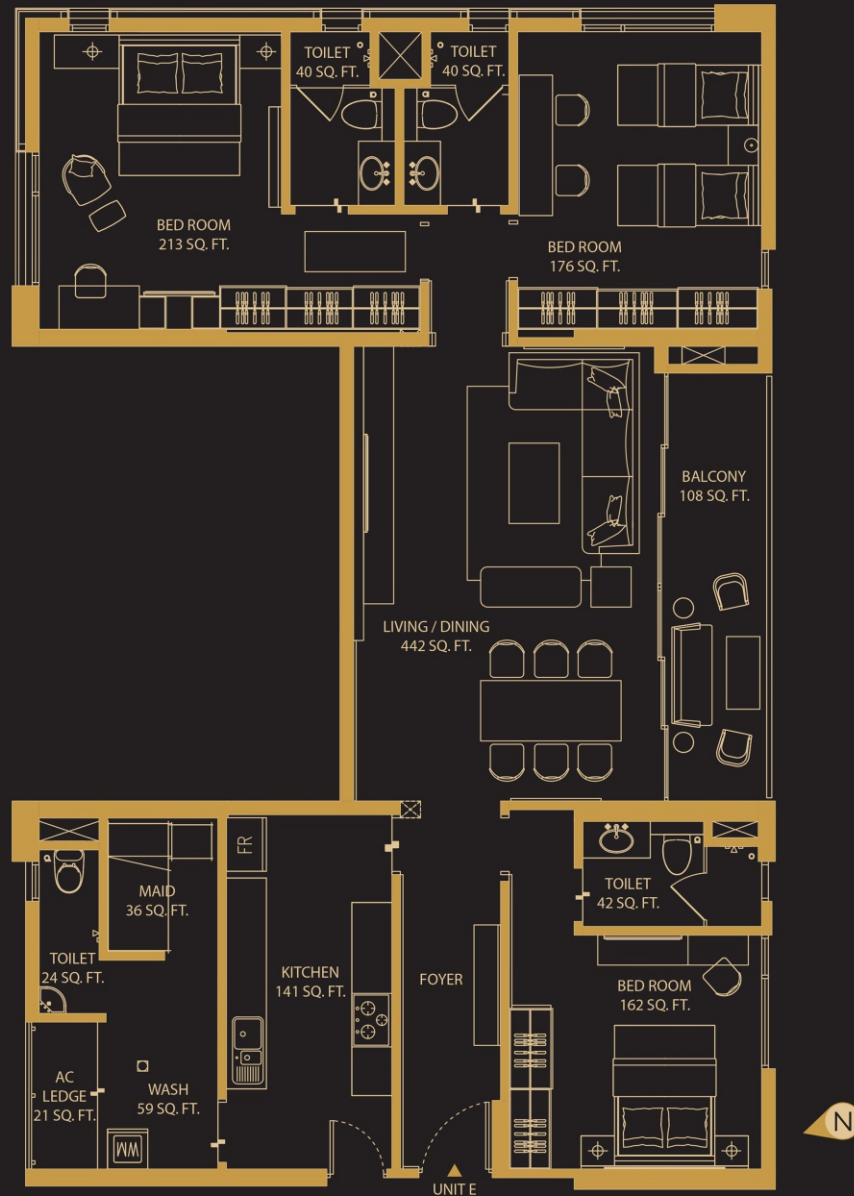
9073 66 55 99

MODERN
PROPERTIES

3 BHK Simplex - Type E

Carpet Area : 1473 Sqft

Balcony Area : 108 Sqft



East/West entry to the apartments | 3 sides open
apartments | 22 ft long balcony | Large kitchen,
helper's room with separate entry



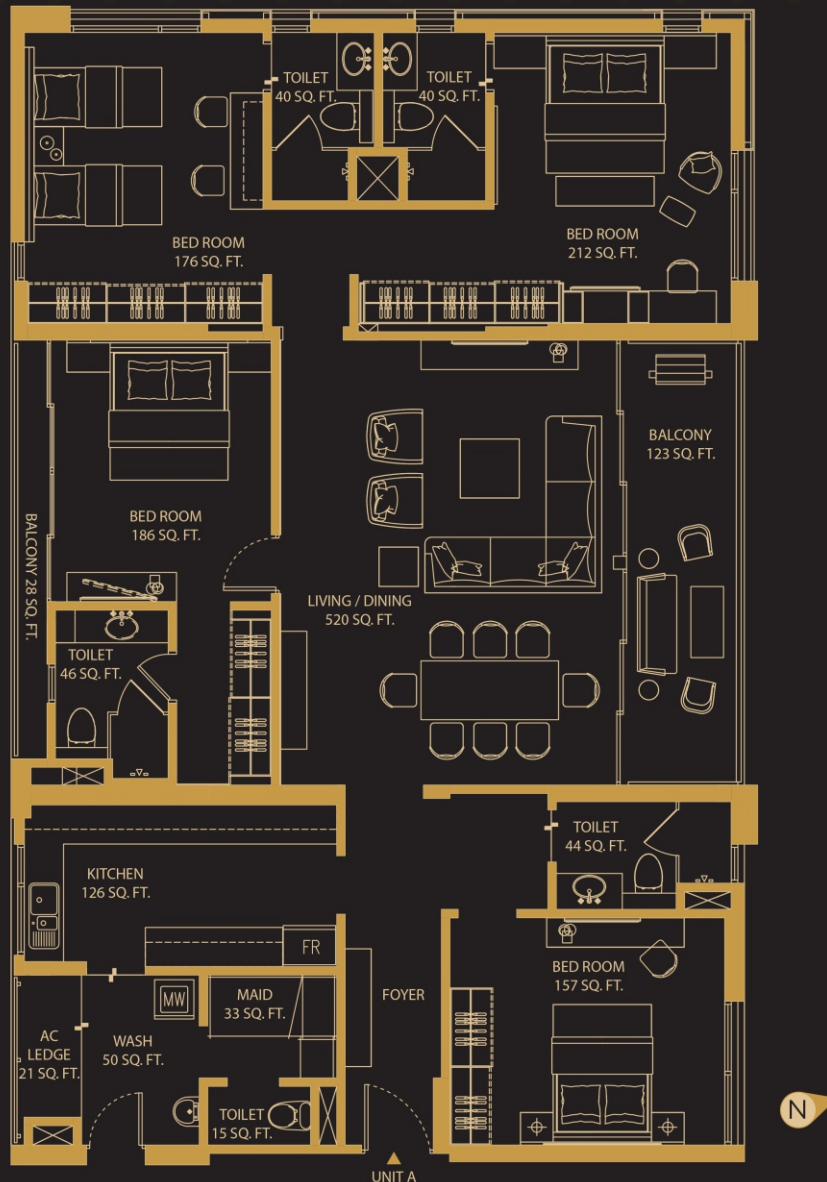
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MODERN
PROPERTIES

4 BHK Tall Home - Type A

Carpet Area : 1777 Sqft

Balcony Area : 151 Sqft



Double Height living area | East/West entry to the apartments | 3 sides open apartments | 22 ft long balcony | Large kitchen, Helper's room with separate entry | Attached deck with a private pool in limited apartments



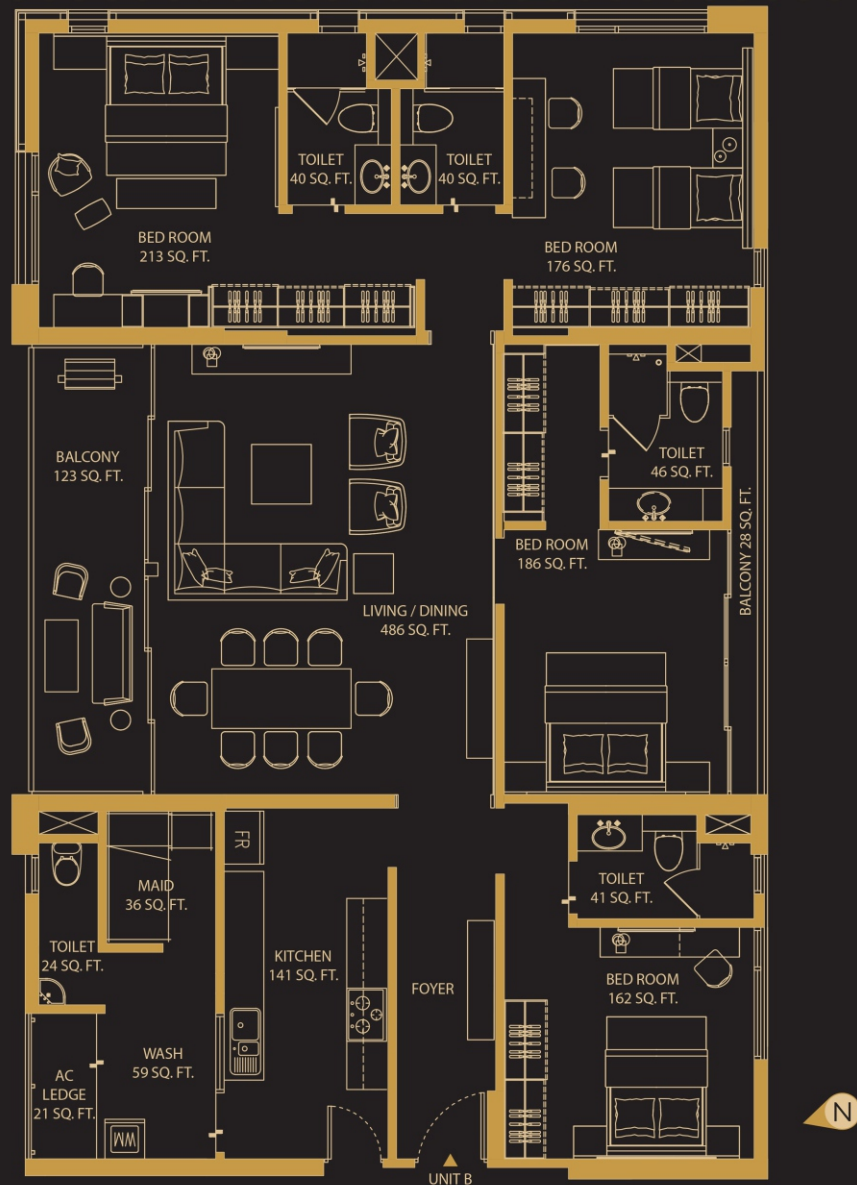
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MODERN
PROPERTIES

4 BHK Tall Home - Type B

Carpet Area : 1778 Sqft

Balcony Area : 151 Sqft



Double Height living area | East/West entry to the apartments | 3 sides open apartments | 22 ft long balcony | Large kitchen, Helper's room with separate entry | Attached deck with a private pool in limited apartments



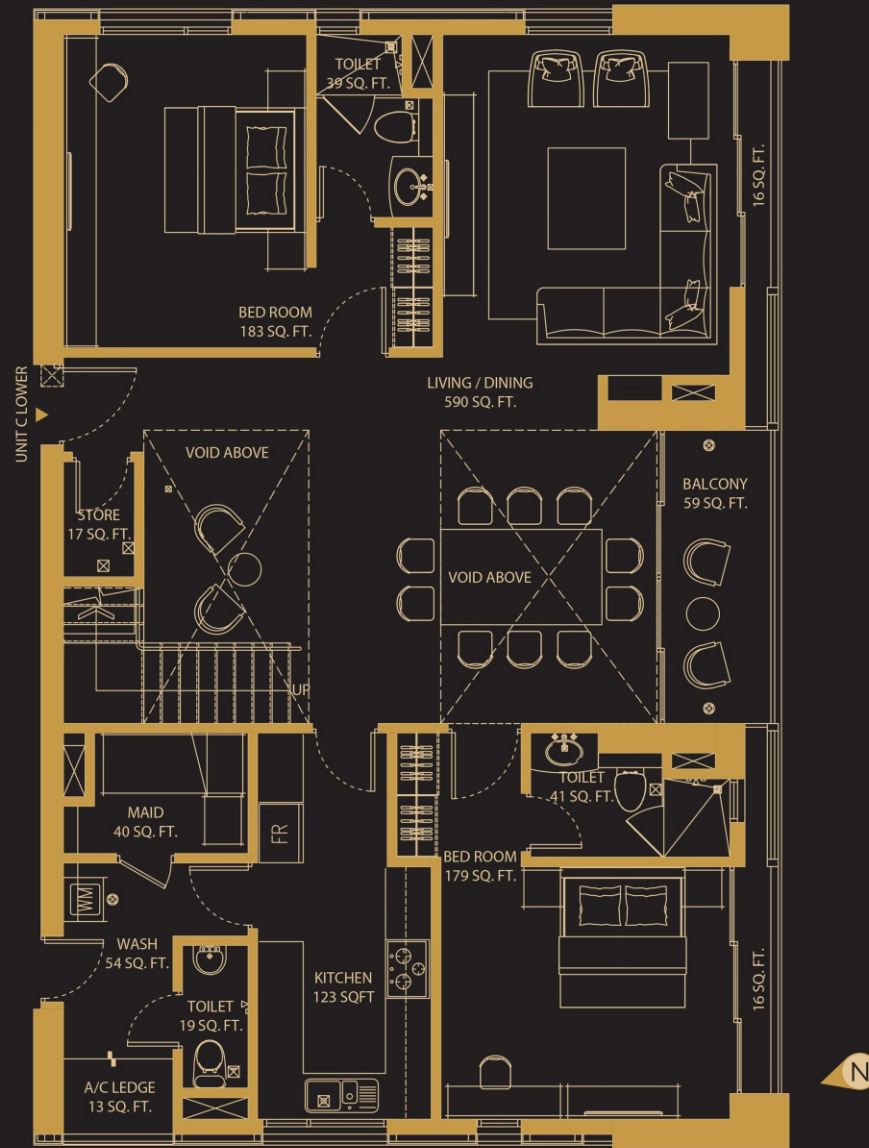
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MODERN
PROPERTIES

5 BHK Palatial Duplex - Type C, Duplex, Lower

Carpet Area : 1483 Sqft

Balcony Area : 59 Sqft



Double Height living & dining area | North entry to the apartments | 3 sides open apartments
Luxuriously designed | Master bedroom | Large kitchen, helper's room with separate entry

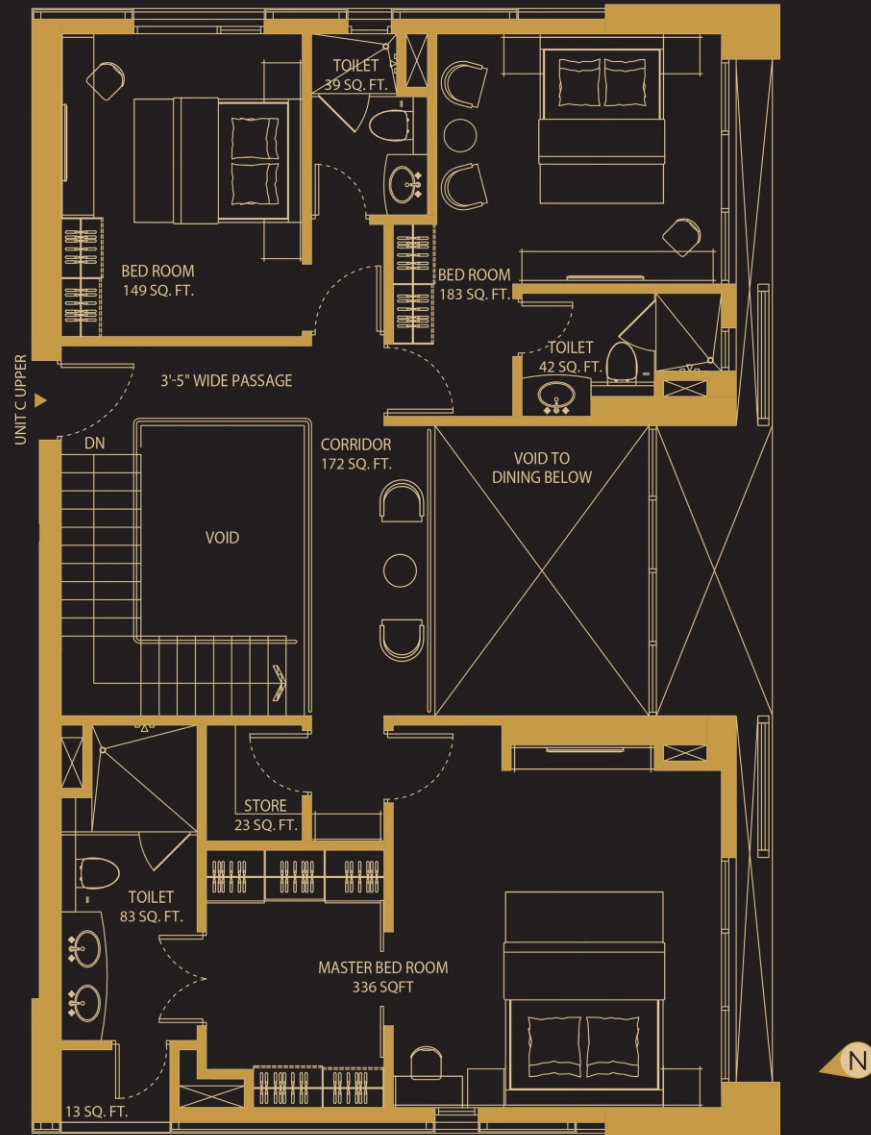


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MODERN
PROPERTIES

5 BHK Palatial Duplex - Type C, Duplex, Upper

Carpet Area : 1116 Sqft



Double Height living & dining area | North entry to the apartments | 3 sides open apartments
Luxuriously designed | Master bedroom | Large kitchen, helper's room with separate entry



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MODERN
PROPERTIES



SPECIFICATIONS



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MODERN
PROPERTIES

LIVING ROOM/DINING AREA

Flooring Italian marble

Wall/Ceiling Ready to paint

Main Door Flush door with video door phones

Windows Aluminium windows

Electrical Modular switches

MASTER BEDROOMS

Flooring Wooden flooring

Wall/Ceiling Ready to paint

Doors Flush door

Windows/Glazing Aluminium windows

Electrical Modular switches

BEDROOMS

Flooring Vitrified tiles/wooden flooring

Wall/Ceiling Ready to paint

Doors Flush door

Windows/Glazing Aluminium windows

Electrical Modular switches

KITCHEN

Flooring Vitrified tiles

Wall/Ceiling Ready to paint

Doors Flush door

Plumbing Hot & cold water line provision

Windows/Glazing Aluminium windows

Electrical Modular switches

BALCONY

Flooring Anti skid tiles

Wall/Ceiling Painted with lights installed

Door/Glazing Aluminium doors

Railing Glass railing

TOILETS

Flooring Anti skid ceramic tiles

Wall Ceramic tiles upto ceiling height

Ceiling Ready to paint

Door Sal wood frames with flush door

Windows/Glazing Aluminium windows

Sanitaryware Reputed make

CP Fittings Reputed make

Electrical Modular switches

Others Glass partition in 2 toilets including master toilet

UTILITY

Flooring Anti skid tiles

Wall/Ceiling Ready to paint

HELPER'S ROOM

Flooring Ceramic tiles

Wall/Ceiling Ready to paint

Door Flush doors

Windows/Glazing Aluminium windows

Garbage Chute

HELPER'S TOILET

Flooring Ceramic tiles

Wall/Ceiling Ready to paint

Door Sal wood frames with flush doors

Windows/Glazing Aluminium windows

Bathroom Fixtures & Fittings Reputed make



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MODERN RNN
PROPERTIES

WITH ITC SONAR & JW MARRIOTT
BANG OPPOSITE AND MORE
LUMINARIES AS NEIGHBOURS,
You'll enjoy putting your best foot forward



Click here for navigation



EDUCATION

Don Bosco School 5 km
La Martiniere School 5.3 km

ENTERTAINMENT

Quest 4.4 km
ITC Sonar 350 m

HEALTHCARE

Columbia Asia Hospital 4.5 km
Apollo Gleneagles 4.5 km

COMMUTE

Park Circus 7 Point 4.2 km
Airport 14.8 km



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MODERN
PROPERTIES



AURION

BEHIND ITC SONAR

EXTRAORDINARY LUXURY DESERVES EXTRAORDINARY APPRECIATION



**Realty Lion
Awards, 2019**
Luxury Project
of the year



**The 11th Realty Plus
Excellence Awards
(East)**
Design Project
of the year



**Credai Bengal Realty
Awards, 2018**
Best Upcoming Luxury
Residential Project



**Credai Bengal Realty
Awards, 2017**
Best Onsite
Sales Office



**Realty Fact
Awards, 2017**
Most Admired
Upcoming Project



**9th Estate
Awards, 2017**
Luxury Project
of the Year (East)



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MODERN
PROPERTIES

YOUR EPICENTRE OF LUXURY



ACTUAL VIEW FROM AURUS



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MODERN
PROPERTIES