



INDEPENDENT LIVING

A WAY BACK TO LIFE

GET AWAY FROM THE MONOTONY AND COMMOTION OF CITY LIFE TO A PLACE WHERE COMMUNITY LIVING PERHAPS PROVIDES YOU WITH THE CONVENIENCE OF INDEPENDENCE AND LUXURY OF SPACE. CHOOSING TO MAKE THIS YOUR HOME WILL ALLOW YOU TO MAINTAIN YOUR TIES TO THE CITY WHILE ALSO GIVING YOU THE FREEDOM TO GET BACK TO LIFE.





BAHADURGARH

GATEWAY OF HARYANA

IT IS ONE OF THE MAJOR CITIES OF HARYANA AND IS SURROUNDED BY THE MAJOR NCR CITIES OF FARIDABAD, GURUGRAM AND SONIPAT, AND IS KNOWN AS THE "GATEWAY OF HARYANA".

IN BUILDING

CULTURAL BACKGROUND

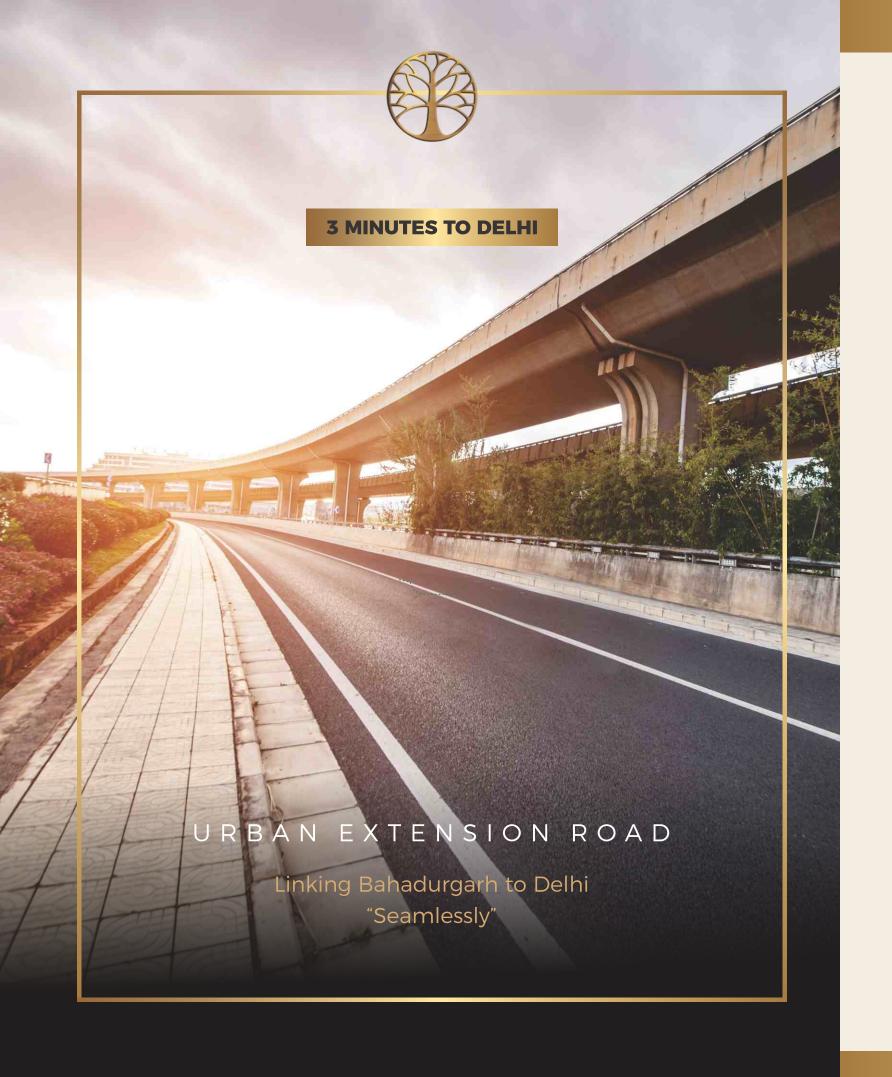
Lying on the outskirts of the city, the majestic Bahadurgarh Fort, also known as Singh Dwar, was constructed in 1658 A.D. It is said that the fort was renamed later on to commemorate the stay of the ninth Sikh Guru, Guru Tegh Bahadur. Thus, it is called the Bahadurgarh Fort now and depicts fine Sikh architecture. With time it was renovated and a Gurdwara was built by Maharaja Karam Singh in the 19th century. Since 1989, the grounds of the fort serve as the Punjab Police Commando Training School.

INDUSTRIAL HUB

Bahadurgarh is often called as an "Industrial Hub". It has a large Industrial area in Haryana NCR region situated along Delhi Western Peripheral Expressway, i.e.- MIE-I, MIE-II, HSIIDC (Sector 16 & 17). It is an important Industrial town wherein Haryana Government has developed about 200 hectares (490 acres) of land for Industrial purpose.

In Bahadurgarh, there is especially developed Footwear Park established to enhance the production of footwear industries. Recently an area of about 250 Hectares has also been developed by Haryana State Industrial and Infrastructure Development Corporation for Industrial purpose.

It is connected to Delhi Metro since June 2018, located on the planned Delhi-Bahadurgarh-Rohtak Regional Rapid Transport System (RRTS).

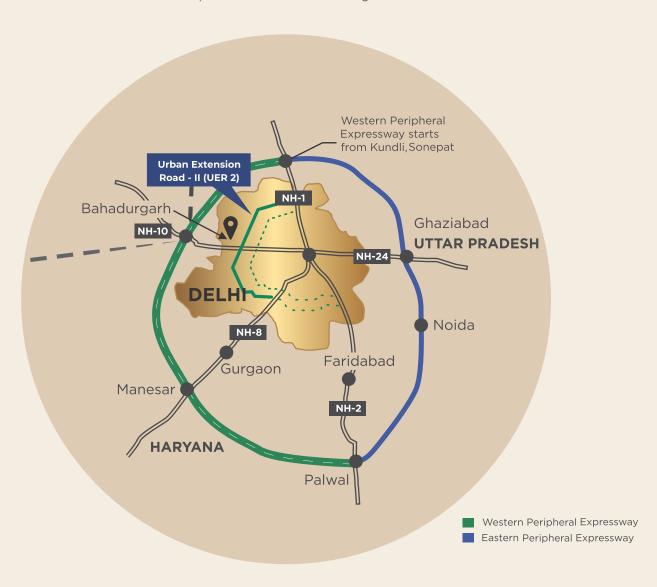


BAHADURGARH IS A CITY, LOCATED IN JHAJJAR DISTRICT IN HARYANA.

THE CITY COMPRISES 31 WARDS AND IS APPROXIMATELY 21 KM FROM

NATIONAL CAPITAL TERRITORY (NCT) OF DELHI AND 31 KM FROM

JHAJJAR, THE DISTRICT HEADQUARTER.

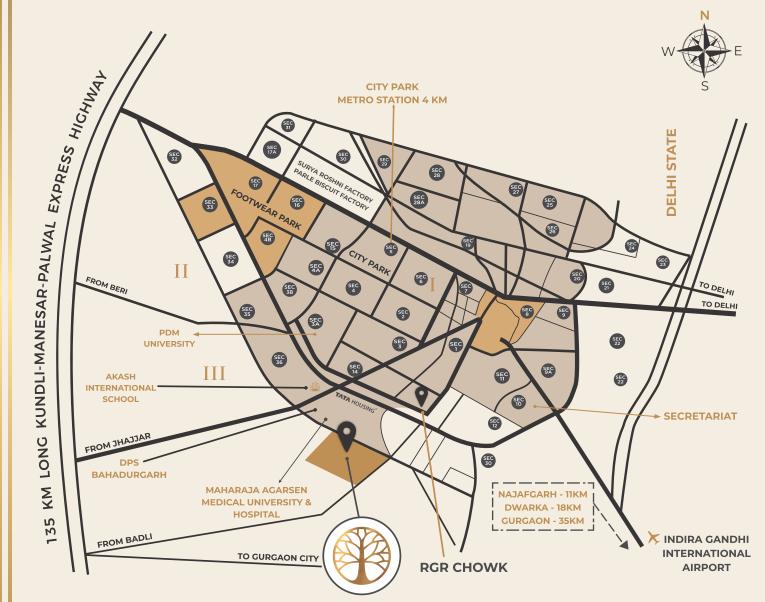


DISTANCE FROM ROYAL GREEN CHOWK

Delhi Airport:	35 mins
Delhi Border:	5 mins
Metro Station:	20 mins
Bus stand:	20 mins
School:	5 mins
Hospital:	10 mins



LOCATION MAP





LOCATION

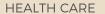
SECTOR 40 BAHADURGARH

Nearest City Metro Station	: 4.9 kms	:10 Mins
Bus Stand Sector 9	: 5 kms	: 10 Mins
Railway Station	: 6.7 kms	: 18 Mins
PDM University	: 5 kms	: 10 Mins
Standard Sweets	: 5 kms	:10 Mins
KMP Expressway	: 6.2 kms	: 06 Mins
Delhi Bypass Turn	: 9.7 kms	: 11 Mins
Modern Industrial Park MIE	: 9.7 kms	: 11 Mins
Peeragarhi Chowk	: 24 kms	:50 Mins
Indira Gandhi International Airport*	: 30 kms	: 35 Mins
Agarsen Medical University & Hospital	: 2 kms	:5 Mins
G.D. Goenka School	: 2 kms	:5 Mins
Gurgaon	: 45 kms	: 45 Mins

^{*} After completion of UER-II connecting Bahadurgarh Bypass

NEARBY FACILITIES







HOSPITALITY



SPORTS & ENTERTAINMENT



BUSINESS PARKS



EDUCATIONAL INSTITUTIONS



RAILWAY & METRO STATION

SUSTAINABLE COMMUNITY LIVING

"LIVING TODAY WITHOUT DEGRADING TOMORROW"





- Landscape Parks are integrated with the built fabric at the Royal Green county to offer the residents a **restorative outdoor** environment.
- The spaces are curated with a user-centred approach to create **sensory**, **attractive & flexible** communal hotspots.
- Pedestrians are given prime priority in the planning to create a safe and secure neighbourhood that is easily navigated.



- The project places special emphasis to offer an **environmentally conscious design**. The outdoor parks are specially designed to conserve water and energy.
- The built environment incorporates local design techniques using environmentally responsible materials.
- Use of carbon-storing native plant species aims to create a clean & healthy outdoor experience for the users, while encouraging local biodiversity.



SMART

- Incorporating use of smart outdoor landscape systems like sensored lighting, Royal Green County offers a thematic experience to its residents.
- Energy efficient street lighting and smart security & monitoring systems are integrated to ensure a safety
- Provision of wireless networks and digital signages for wayfinding are made to create a neighbourhood unparalleled to any.







ORGANISED

GREENS

ROYAL GREEN COUNTY
IS A 40 - ACRES HAVEN,
5 MINUTES FROM
DELHI

















ROYAL GREEN COUNTY VILLAS, FLOORS, PLOTS, SCO, APART FROM A HOST OF SPORTS AND RECREATION AMENITIES.

THE TOWNSHIP IS GOING TO BE ONE OF THE BEST IN BAHADUGRAH IN TERMS OF LOCATION AND AMENITIES I.E. 24*7 RUNNING WATER, 35,000 SQ.FT. OF CLUBHOUSE. 1ST TIME SCO'S (SHOP CUM OFFICE SPACE), ETC.

ROYAL GREEN COUNTY IS A 40 - ACRES HAVEN, 5 MINUTES FROM DELHI BORDER, SEAMLESSLY CONNECTED THROUGH URBAN EXTENSION ROAD (UER 2) AND 35 MINS AWAY FROM IGI AIRPORT, ROYAL GREEN COUNTY IS STRATEGICALLY LOCATED AWAY FROM THE ROAD AND AIR-TRAFFIC RELATED NOISE AND POLLUTION.

WITH 3 MAJOR HIGHWAYS CROSSING
BAHADURGARH THIS PROJECT IS ALL SET TO
OFFER THE MOST SOUGHT AFTER CONNECTIVITY
TO ITS RESIDENTS.

A MULTIFACETED AND INCLUSIVE TOWNSHIP, IT OFFERS YOU A RICHER LIFE. ROYAL GREEN COUNTY IS A SMART INTEGRATED TOWNSHIP THAT WILL REVOLUTIONIZE THE URBAN LIFESTYLE. THIS WILL UNDOUBTEDLY CHANGE THE EXPERIENCE OF LIVING IN BAHADURGARH.

*The image renders used herein are purely indicative and may differ from actual





SOCIAL+ ACTIVE+ WELLNESS+ NATURE+









LIFESTYLE AMENITIES











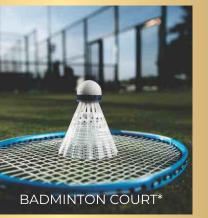














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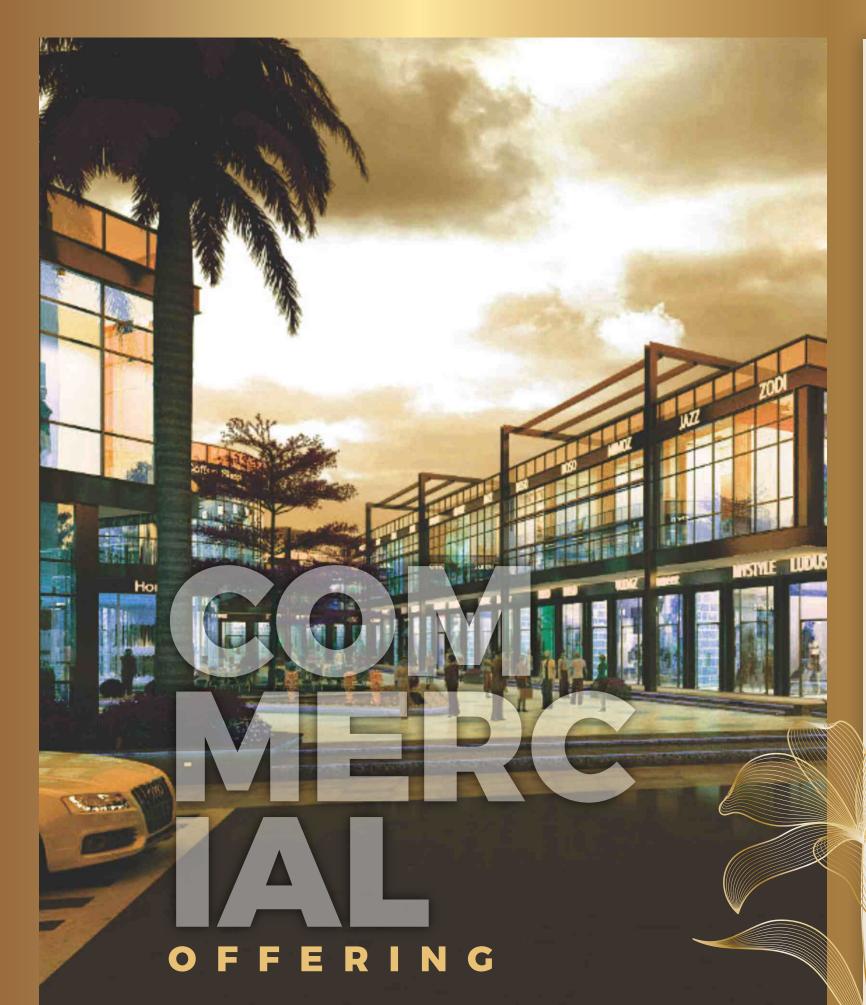
THE 'NEW URBAN' NEIGHBOURHOOD OF **ROYAL GREEN IN** BAHADURGARH OFFERS PREMIUM INDIVIDUAL PLOTS FOR PURCHASE. THE FRONTAGE TO DEPTH RATIOS OF THE AVAILABLE PLOT SIZES RANGE FROM 120 TO 178 SQUARE YARDS. ALL THE LOTS ARE ON PUBLIC ROADS THAT ARE AT LEAST 9 METRES WIDE, AND THE PLOT OWNERS HAVE UNRESTRICTED USE OF ALL THE TOWNSHIP AMENITIES.

ROYAL GREEN COUNTY IS HOME TO THE EXCLUSIVE INDEPENDENT FLOOR **ROW HOUSE** COMMUNITY. THIS 40 **ACRES LOW-RISE** COMMUNITY PROVIDES RESIDENTS WITH THE PRIVACY OF THEIR OWN FLOOR WHILE PROVIDING THEM WITH ACCESS TO THE SERVICES AND CONVENIENCES OF A MODERN TOWNSHIP.

ROYAL GREEN COUNTY VILLAS IS AN EXCLUSIVE COMMUNITY OF STANDALONE, EXPANDABLE HOMES. ON PLOT SIZE BETWEEN 120 AND 178 SQUARE YARDS, THESE SINGLE-STORY RESIDENCES MAY BE EXPANDED BY ADDING ANOTHER LEVEL. THE VILLAS WERE CREATED WITH THE INHABITANTS' SOPHISTICATED TASTES IN MIND, MAKING THEM IDEAL FOR PEOPLE WHO LIKE THE FINER THINGS IN LIFE. THERE ARE INDIVIDUAL GARDENS AND PARKING SPACE FOR EACH PROPERTY.









SHOP-CUM-OFFICE (SCO)

On the lines of a Mall but in an outdoor setting is what defines modern day and highly sought after OUTLET MALLS.

Advantage of the concept:

Open & Green spaces

Large format retail

More than 100 car parking space

Post-pandemic, open markets are preferred

EXPERIENTIAL RETAIL

SHOP+ RELAX+ ENTERTAIN+ EXPERIENCE



ARTISTIC IMPRESSION

HRERA-PKL-JJR-413-2023





- CENTRAL PERFORMANCE AREAS
- OUTDOOR CAFÉS
- ENTRY PROMENADE
- 100+ PARKING
- CONVENIENCE STORE
- ZONED RETAILS

THERE ARE AT LEAST 800 HOUSES IN ROYAL GREEN COUNTY, AND ANOTHER 1500 IN THE IMMEDIATE VICINITY, THAT THE COURTYARD40 MARKET WILL SERVICE. COURTYARD40 IS AN EXCELLENT INVESTMENT OPPORTUNITY IN ADDITION TO BEING A SELF-SUFFICIENT COMMUNITY WITH ALL THE CONVENIENCES ITS MEMBERS MIGHT WANT.







ABOUT

A NEW AGE REAL ESTATE & INFRASTRUCTURE DEVELOPMENT COMPANY, FOUNDED WITH THE STRONG BACKING OF 2 LEGACY BUSINESSES AND MANAGED BY YOUNG SCIONS WITH THE MOTIVE TO SET A NEW BENCHMARK IN THE INDIAN REAL ESTATE INDUSTRY. ROYAL GREEN REALTY BRINGS THE ADS SPIRIT & PS GROUP'S PHILOSOPHY OF BEST QUALITY, SUSTAINABILITY AND INNOVATION TO THE REAL ESTATE INDUSTRY.



OUR PROJECTS

OUR PROJECTS				
RESIDENTIAL	RESIDENTIAL	RESIDENTIAL		
ROYAL GREEN HOMES SC-36, BAHADURGARH ROYAL GREEN HOMES BAHADURGARH	ROYAL GREEN HEIGHTS GURUGRAM	ROYAL GREEN HOMES FARIDABAD		
COMPLETED	UNDER CONSTRUCTION	UNDER CONSTRUCTION		
RESIDENTIAL	RESIDENTIAL	INDUSTRIAL		
ROYAL GREEN REALTY PS TRICONE CITY INDORE	ROYAL CUNTY INDEPENDENT LIVING ROYAL GREEN COUNTY BAHADURGARH	ROYAL GREEN INDUSTRIAL PARK INDUSTRIAL PARK JHAJJAR		
UNDER CONSTRUCTION	UNDER CONSTRUCTION	UNDER CONSTRUCTION		
COMMERCIAL	COMMERCIAL	COMMERCIAL		
COURTYARD MARKET 62 PLACE GURUGRAM COURTYARD 62 GURUGRAM	COURTYARD MARKET 40 PLACE BAHADURGARH COURTYARD 40 BAHADURGARH	COURTYARD MARKET 37D PLACE GURUGRAM COURTYARD 37D GURUGRAM		
UNDER CONSTRUCTION	UNDER CONSTRUCTION	UNDER CONSTRUCTION		



CORPORATE OFFICE:

1205, Emaar Palmsprings Plaza, Golf Course Road, Sector 54, Gurgaon, Haryana

REGISTERED OFFICE:

BSM GROUP, Metro Pillar No 810, Near RJ Hospital, Delhi Rohtak Road, Bahadurgarh

LOCATION SITE:

Sector 40 Bahadurgarh





HRERA No - HRERA-PKL-JJR-414-2023 | HRERA-PKL-JJR-413-2023. For more details, visit: www.haryanarera.gov.in

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