

A Project by :



Site & Sales Office :

FP No. 71, Manchhubhai Road, Nr. Suchak Hospital,
Opp. Malad Subway Malad (East), Mumbai 97.

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+91 9920212496



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"A DESTINATION
FOR
ACCOMPLISHMENT"



**SPAARKLE'S
MITALII BUSINESS CENTRE**

◀ MALAD (E) ▶

Disclaimer: The plans, specifications, images, and other details herein are only indicative and the developer/ owner reserves the right to change any or all of these in the interest of the development as per applicable rules & regulations. This printed material does not constitute an offer and/or contract of any type between the owner/ developer and the recipient. Any purchaser/ lessee of this development shall be governed by the terms and conditions of the agreement for sale/ lease to be entered into between the parties and no details mentioned in this printed material shall in any way govern such transaction. The Allottee must refer to the agreement for sale for actual details.



A home for ever once-in-life time investment where generations of our family live, love and grow. When you are investing for a life time, you need a builder you can Trust - "Sparkle Group".

Sparkle Group, an emerging Real Estate Development Company having experience to construct Commercial & Residential Marvels that have carved a unique niche in the world of construction.

The Promoter of "Spaarkle Group" is Mr. Vijhay Rasikbhai Palan, aged 49 years, holding B.Com. Degree with vast knowledge of constructing commercial as well as residential projects. He has almost 20 years of experience in Real Estate field. He worked with reputed construction company in Mumbai, Maharashtra.

With a reputation to built around honesty, we readily attract customers who are naturally conscious of securing their investment of a life - time with a builder they can trust. Realizing the key role the home plays in human development Spaarkle Group works sensitively, purposefully and productively to design, construct, deliver and service to keep the family together - the Zen way.

WHAT WE DO?

- We make your dreams come into reality.
- We compile your requirement through a detailed interaction and study, for creating a new environment.
- We make sketch designs and rough estimates for initial discussions and developed through stages until satisfactory results are obtained.
- We prepare detailed drawings and specifications of materials based on the budget and requirement
- We monitor site execution to ensure a prompt and quality work at various stages until the project is completed.
- We expect more offers to come from the same client as well as our well wishers.

A Guarantee Assured:

Spaarkle Earth Developer, is a Proprietary Firm, based in Mumbai - Kandivali West, Maharashtra, India, dealing with realty services such as construction of apartments and flats for residential and commercial purposes. Built on the foundation of professionals and every stage is reinforced with dedication to give every customer excellent value for money. And determination of delivering homes within scheduled time frames. Thus creating invaluable trust and confidence for this perfection driven company.



A LANDMARK FOR THOSE WHO MAKE SUCCESS HAPPEN

PROJECT HALLMARKS

- SPECTACULAR 19 STOREYED COMMERCIAL LANDMARK
- EXPERTLY PLANNED ROAD-FACING SHOWROOMS
STARTING FROM 2,000 SQ. FT. ACROSS G + 3 LEVELS
- MODERN BOUTIQUE OFFICES
MEASURING 300 SQ. FT. TO 700 SQ. FT.
- REFLECTIVE GLASS FACADE FOR
REDUCED CABIN TEMPERATURES
- AUTOMATED PODIUM CAR PARKING
- GRAND AIR-CON LOBBY FOR OFFICES
- DEDICATED RECREATIONAL FLOOR
- CONVENIENTLY LOCATED
NEAR RAILWAY STATION, MALAD (E)

AN ARRIVAL THAT
FEELS LIKE ENTERING
ANOTHER DIMENSION

DESIGNER ENTRANCE PORCH



SPAARKLE'S
MITALII BUSINESS CENTRE

« MALLAD 103 »

Artist's Impression

- AUTOMATED CAR PARKS - PODIUM PARKING
- 3 TIER SECURITY & FIRE FIGHTING SYSTEM
- HIGH SPEED ELEVATORS

TOWER FEATURES



**AN
EXTRAVAGANT
RECREATIONAL
ZONE**



**SPAARKLE'S
MITALII BUSINESS CENTRE**

« MILAD 13 »

A HEALTHY STYLE OF WORKING



SPAARKLE'S
MITALII BUSINESS CENTRE

« MALAD 03 »



OBSERVING THE
MINUSCULE DETAILS
IN RETAIL



SPAARKLE'S
MITALII BUSINESS CENTRE

« MALACCA »

SHOWROOMS
AND
RETAIL SPACES

IMPECCABLE-PLANNED WORK SPACES THAT NURTURE YOUR AMBITIONS

BOUTIQUE OFFICES OF 300 SQ.FT. TO 700 SQ.FT.

GROUND FLOOR PLAN

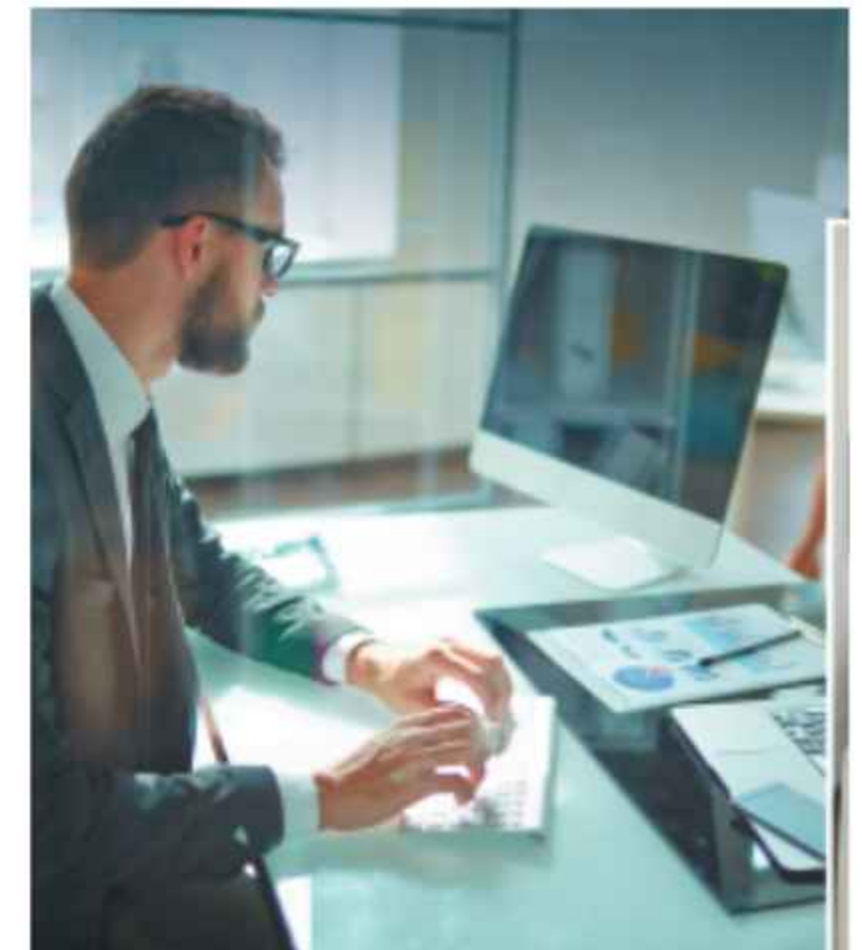


1ST TO 3RD FLOOR PLAN



SPAARKLE'S MITALII BUSINESS CENTRE

« MALDIU »





SPAARKLE'S
MITALII BUSINESS CENTRE

7TH FLOOR PLAN
(REFUGE)





SPAARKLE'S
MITALII BUSINESS CENTRE

« MALAD ID »

TYPICAL FLOOR PLAN
(8TH-13TH & 15TH-18TH)



TYPICAL PODIUM FLOOR PLAN
(4TH-6TH)





SPAARKLE'S
MITALII BUSINESS CENTRE

← MALAD 03 →

A LIFETIME ASSET CALLED HOME

Internal / External Amenities

- Concealed Copper wiring with Branded Switches
- Provision for Telephone, Lights, Fans, Fridge, AC & TV Points
- Provision for Exhaust Fan, Sanitary Ware of Reputed Brands
- C.P. Fittings of Reputed Brand
- Vitrified flooring
- CCTV Surveillance in Lift & Common Areas
- Intercom Facility
- Fire Fighting System
- 10 feet Clear Height
- Ample Podium Car Parking
- Provision for Electric Vehicle Charging
- Society Meeting Room
- Rain Water Harvesting



Spaarkle's
Umadarshan
Near Possession



OC Received, Possession Given - 2023
Dhanukarwadi, Kandivali (E)



SPAARKLE'S

9

Presenting spaarkle 9.
A premium residential
tower with Vastu
complaint 2 BHK flats.
Designed to
perfection and priced
to give you true value
for each rupee spent.

Spaarkle 9 superbly
situated in prime
central of Kandiyali
(west), and is
conveniently close to
the buzzing places
like school, hospitals,
mall, market.

Excellent road and rail
network offers easy
connectivity with
every part of Mumbai.

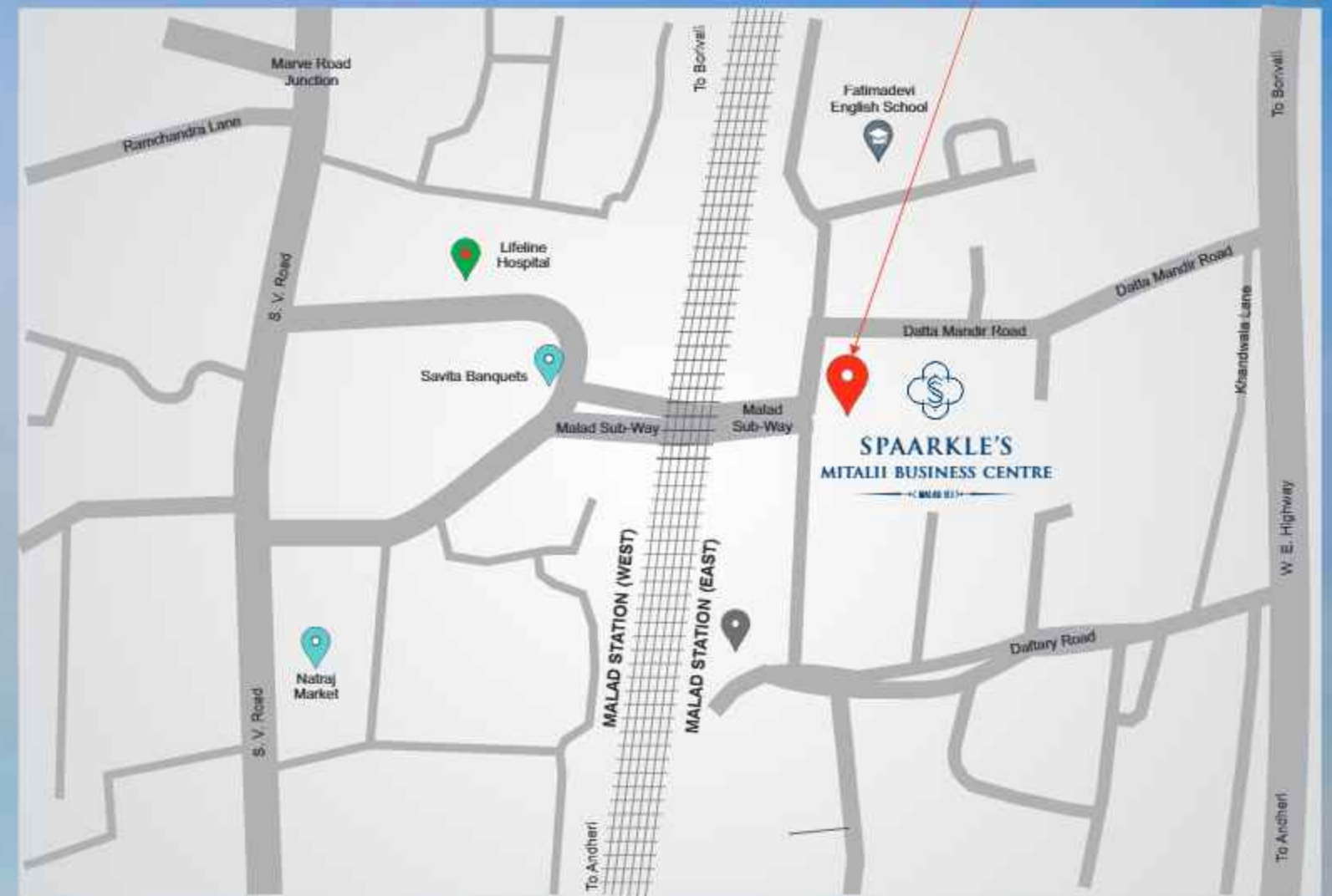


Current - Projects

Name of the Project	Location	Area of Plot in Sq.mtrs.	Construction area in Sq.Ft.	Saleable area in Sq.ft	Area to be given to tenants
Spaarkle's 9 OC Received	Datta Mandir Road, Dahanukarwadi Kandivali (W) Mumbai	494.10	13,186	8,136	5,160
Spaarkle's Uma Darshan Near Possession	Shimpoli Road, Haridas Nagar Borivali (W) Mumbai	687	21,972	9,623	12,249
Spaarkle's Mitalii Business Centre Plinth Completed	Station Road Malad (East) Mumbai.	1414	80,700	54,843	25,857

EXPERIENCE THE EASE OF BEING CENTRALLY LOCATED IN MALAD (E)

STRONG CONNECTIVITY WITH METRO, RAILWAY, AIRPORT AND MALAD RLY STN. AT A FEW MINUTES DISTANCE



CONNECTIVITY



AIRPORT
20 MINS



MALAD RLY. STATION
5 MINS



METRO STATION
5 MINS



W.E. HIGHWAY
5 MINS

CONVENIENCES



MALLS, BIG BAZAAR,
THEATER
5 MIN



SCHOOL &
COLLEGE
5 MIN



IN CLOSE PROXIMITY
TO MANY
HOSPITALS



HIGH STREET LIFE
WITH INTERNATIONAL
BRANDS