





EMBASSY ONE
THANE

 www.embassyonethane.com |  Embassy One Thane, Pokhran Road No.2, Thane West 400602



Disclaimer: All representations, pictorial, written or otherwise, made herein, are only for better understanding of the project and overall offering. All developments are subject to necessary approvals and applicable laws, including any subsequent changes. You are requested to verify the project's details thoroughly on RERA portal through the Project's MahaRERA Registration No. P51700077743. The final and binding terms of sale will be stated in the Builder Buyer Agreement. As on date, the Builder/Promoter has received the commencement certificate for Tower 3A up to 25th Floor and for Tower 3B up to 24th Floor of the project Embassy One Thane and proposes to have an elevation/construction up to 40th Floor, subject to receipt of necessary approvals.



WELCOME
TO A LIFE OF

seamless living
& endless
possibilities

The home where **your story** takes shape

IT ISN'T JUST ABOUT WHERE YOU ARE,
BUT WHERE YOU'RE MEANT TO BE.

Centrally located in the heart of Thane, Embassy One opens up a world of possibilities to live your best life. Nestled at the crossroads of Eastern Express Highway, Ghodbunder Road, and Pokhran Road No. 2, this fabulous location provides effortless connectivity to the city's major routes, with all of Thane within your reach.

We believe in creating spaces where every moment is worth celebrating. From soaring ceilings to expansive balconies and a breathtaking view of Yeoor Hills, every detail is crafted to enhance your living experience. Here, contemporary aesthetics blend with seamless design, creating spaces that are both elegant and functional.

This isn't just a place to love - it's a place to thrive.



A location like no other: In the heart of Thane, at Pokhran Road 2

HEALTH & WELLNESS

Jupiter Hospital	1.1 km
Bethany Hospital	2.8 km
Tietan Hospital	3.4 km

ENTERTAINMENT

Viviana Mall	700 m
Korum Mall	1.9 km
R Mall	3 km

EDUCATION

New Horizon school	280 m
Vasant Vihar High School	1.6 km
C.P.Goenka Intl School	2.3 km
Smt. Sulochanadevi Singhanian School	2.2 km

COMMERCIAL

TCS, Yantra Park	50 m
Lodha Business District	3.7 km
Mindspace Airoli	8.5 km

CONVENIENCE STORES

D Mart	1.9 km
Eden General Stores	2.3 km
Haiko Supermarket	6.3 km

RAILWAYS

Thane Railway Station	4.7 km
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UPCOMING DEVELOPMENT

- New Metro Line 5
- Thane-Borivali Tunnel
- Thane-Dombivli Link Road
- Thane-Kalyan Waterway Project





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Artistic Impression

A thoughtfully designed community, from the ground-up

THE MASTERPLAN



LEGEND

- | | |
|--------------------------|---------------------------------------|
| 1. EXISTING DEVELOPMENT | 11. POOL DECK |
| 2. FUTURE DEVELOPMENT | 12. PARTY LAWN |
| 3. SEATING AREA | 13. KIDS' PLAY AREA |
| 4. SENIOR CITIZENS PLAZA | 14. TENNIS COURT |
| 5. OUTDOOR EXERCISE | 15. CRICKET PITCH |
| 6. MEETING PODS | 16. RESTING PLAZA |
| 7. CLUB HOUSE | 17. WATER FEATURE |
| 8. SWIMMING POOL | 18. RESERVED FOR RECREATIONAL AMENITY |
| 9. KIDS' POOL | 19. INCLUSIVE HOUSING |
| 10. BUBBLER POOL | |



Disclaimer: We the Applicant(s) have been expressly informed and understand that currently the Builder/Promoter has received the commencement certificate for Tower 3A up to 25th Floor and for Tower 3B up to 24th Floor of the project Embassy One Thane and proposes to have an elevation/construction up to 40th Floor, subject to receipt of necessary approvals. I/ We the Applicant(s) understand that as per master plan forming a part of the brochure, some further future construction/development will be carried out in phase 3 including inclusive housing as mentioned in the agreement for sale uploaded on the MahaRERA website. as mentioned in the agreement for sale uploaded on the MahaRERA website.

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GATED COMMUNITY



STUNNING ARCHITECTURE



CLUBHOUSE

An expansive living experience crafted for your lifestyle



EXPANSIVE BALCONY



DROP-OFF AREA

What you will discover at Embassy One

7 ACRES OF LAND

spread across 3 phases, with a well-planned residential layout

2 AND 3 BHK UNITS

with large carpet areas for spacious living with balcony

LOCATED IN THE HEART OF THANE

with excellent connectivity to Thane Station, the Metro, and Eastern Expressway

PROXIMITY TO

top schools, malls, and hospitals for added convenience

PANORAMIC VIEWS OF

Yeoor Hills and the Thane skyline

HIGH CEILINGS

double-height entrance lobbies for a grand touch

PREMIUM FINISHES

imported Marble flooring in the living room, dining room and all bedrooms; Vitrified tiles in the kitchen and bathrooms; Modular kitchen design with Quartz countertop; Air-conditioning in the living room and bedroom

LOVINGLY LANDSCAPED

spaces for a serene environment

PREMIUM CLUBHOUSE

with several amenities to elevate your lifestyle



Where everyday living is elevated

We offer lush, thoughtfully designed outdoor spaces where you can unwind, play, and connect with nature. From serene gardens and jogging paths to a dedicated kids' play area and multi-sport courts, every outdoor amenity is crafted for relaxation and recreation.

OUTDOOR AMENITIES

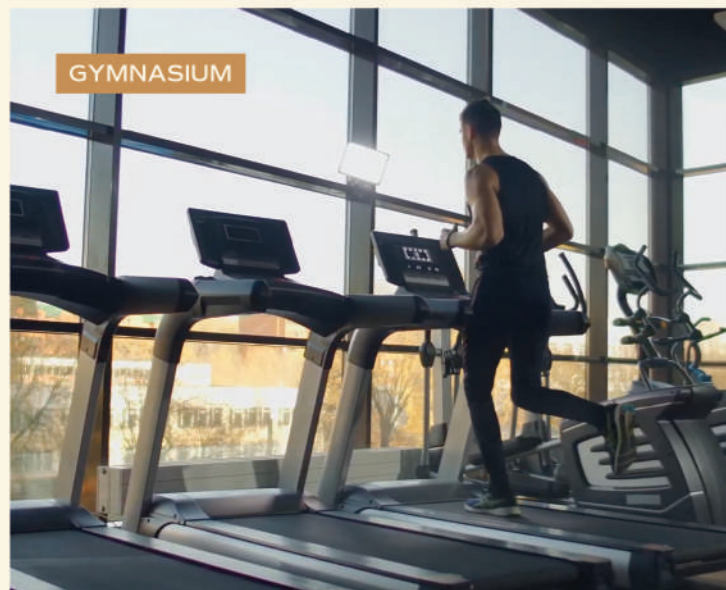


OUTDOOR AMENITIES

Enjoy a state-of-the-art gym, an elegant clubhouse, indoor games and more—all created to offer a lifestyle of ease, entertainment, and wellness under one roof. Your oasis of relaxation is just waiting to be discovered!

Luxury and Comfort, Inside and Out

INDOOR AMENITIES





Your family's safety is, our responsibility

With advanced fire fighting systems, strategically placed CCTV cameras, and secure access points, every measure has been thoughtfully implemented to create a protected environment for you and your loved ones. From the moment you step into our gated community, you'll experience the peace of mind that comes with knowing your home is equipped with the latest technology and safety features.



INTERCOM
SYSTEM



VIDEO DOOR
PHONE



CCTV CAMERA
(GROUND-FLOOR
ENTRANCE LOBBY
& PARKING LEVEL)



POWER BACKUP
(COMMON AREA)



FIRE-FIGHTING
SYSTEMS

Life's finest moments,
just outside your window

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Artistic Impression

About Embassy

Embassy Group is a leading Bangalore-based real estate developer. It has built and delivered over 85 million square feet of commercial, residential, industrial and warehousing, hospitality, co-working (WeWork), services, retail, and education spaces.

Founded in 1993, Embassy's operations now span across Bengaluru, Chennai, Hyderabad, Thiruvananthapuram, Mumbai, Pune, and the NCR. Embassy is a sponsor of India's first publicly listed and Asia Pacific's largest Real Estate Investment Trust (REIT). More than 40+ Fortune 500 companies and 400k+ employees work across our business parks.

Embassy's 45 million sq. ft. of ready and ongoing residential developments encompass branded residences, uber-luxury villas, exclusive villaments, sky condominiums, integrated developments, senior living, and contemporary homes. This exclusive portfolio, including signature landmarks projects such as Embassy Lake Terraces, Embassy Grove, Embassy Boulevard, Four Seasons Private Residences at Embassy ONE, and Embassy Springs, is designed to deliver an unparalleled lifestyle, combining cutting-edge architectural design, sustainable practices, personalised services, and world-class amenities.

Further information is available at www.embassyindia.com

About Equinox

Equinox India Developments Limited (formerly Indiabulls Real Estate Limited), incorporated in 2006, is one of the leading real estate developers in the Mumbai Metropolitan Region (MMR) and the National Capital Region (NCR). The company focuses on the construction and development of residential, commercial, and SEZ projects across major Indian metros.

The company is listed on the Bombay Stock Exchange (BSE) and the National Stock Exchange (NSE), with a long-term debt rating of IVR A- by Infomerics.

The Group has successfully delivered 19 projects across India, covering ~30 million sq. ft. of developable area, and holds a land bank of over 3,200+ acres near major metropolitan areas. Notable projects include One International Centre and One World Center in Mumbai, alongside residential projects like Blu Estate & Club and Sky Forest. The Company has 5 upcoming projects with an unsold inventory of ~4.4 msf & Gross development value of - Rs.12,000 cr over the next 1 year which includes Phase 2 of our flagship project BLU Estate & Club at Worli in Mumbai.

Embassy is currently the largest shareholder in Equinox India Developments and the project is being executed under a trademark license agreement between the two companies.

Further information is available at www.equinoxindia.com

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Home is not a place,
it's a feeling.

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- CECILIA AHERN

