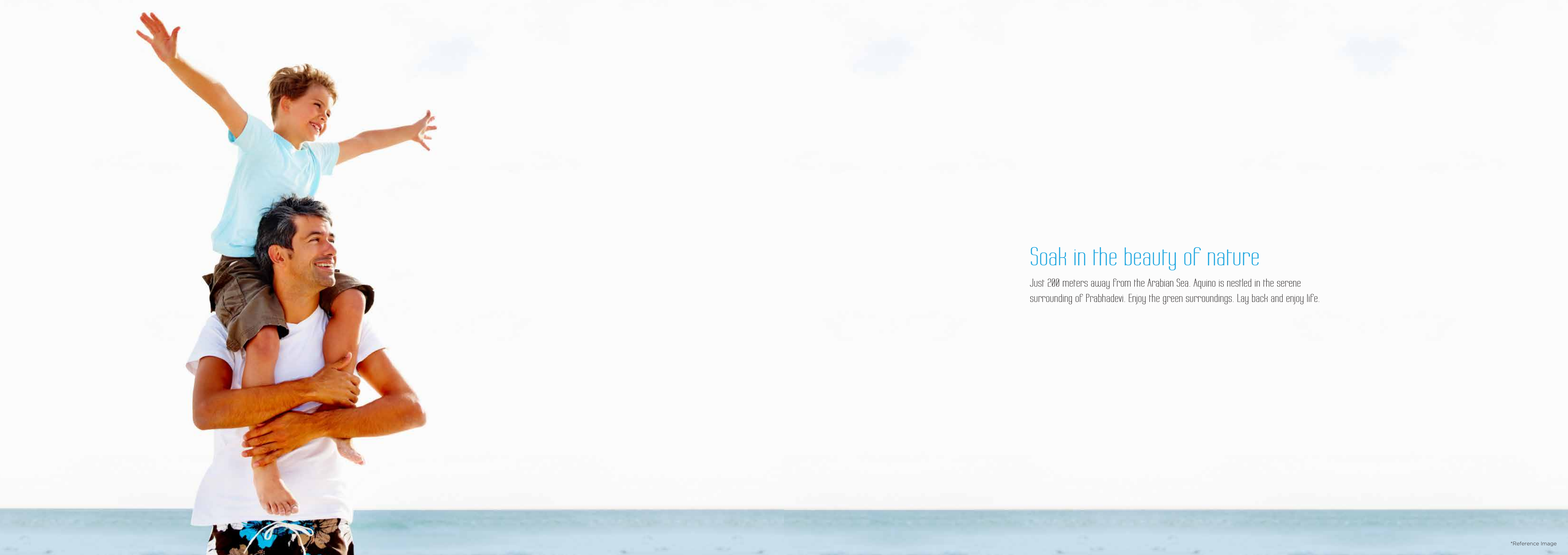


Sky Residences. By The Sea.



AQUINO by rohan Lifescapes





Soak in the beauty of nature

Just 200 meters away from the Arabian Sea, Aquino is nestled in the serene surrounding of Prabhadevi. Enjoy the green surroundings. Lay back and enjoy life.



Be a part of the big picture in Mumbai.
Own a part of its skyline.

Homes closer to the sea
than to the land.

270° breathtaking view. 200 meters from the sea. 31 exclusive floors.
Just 1 apartment* per floor. Take it all in, it's yours!!!

*Bare shell apartments



*Artist's Impression

Discover the bay in Mumbai

Watch the change of tides. In the sea. In the city. And let the city seduce you.

Dining Room

Living Room

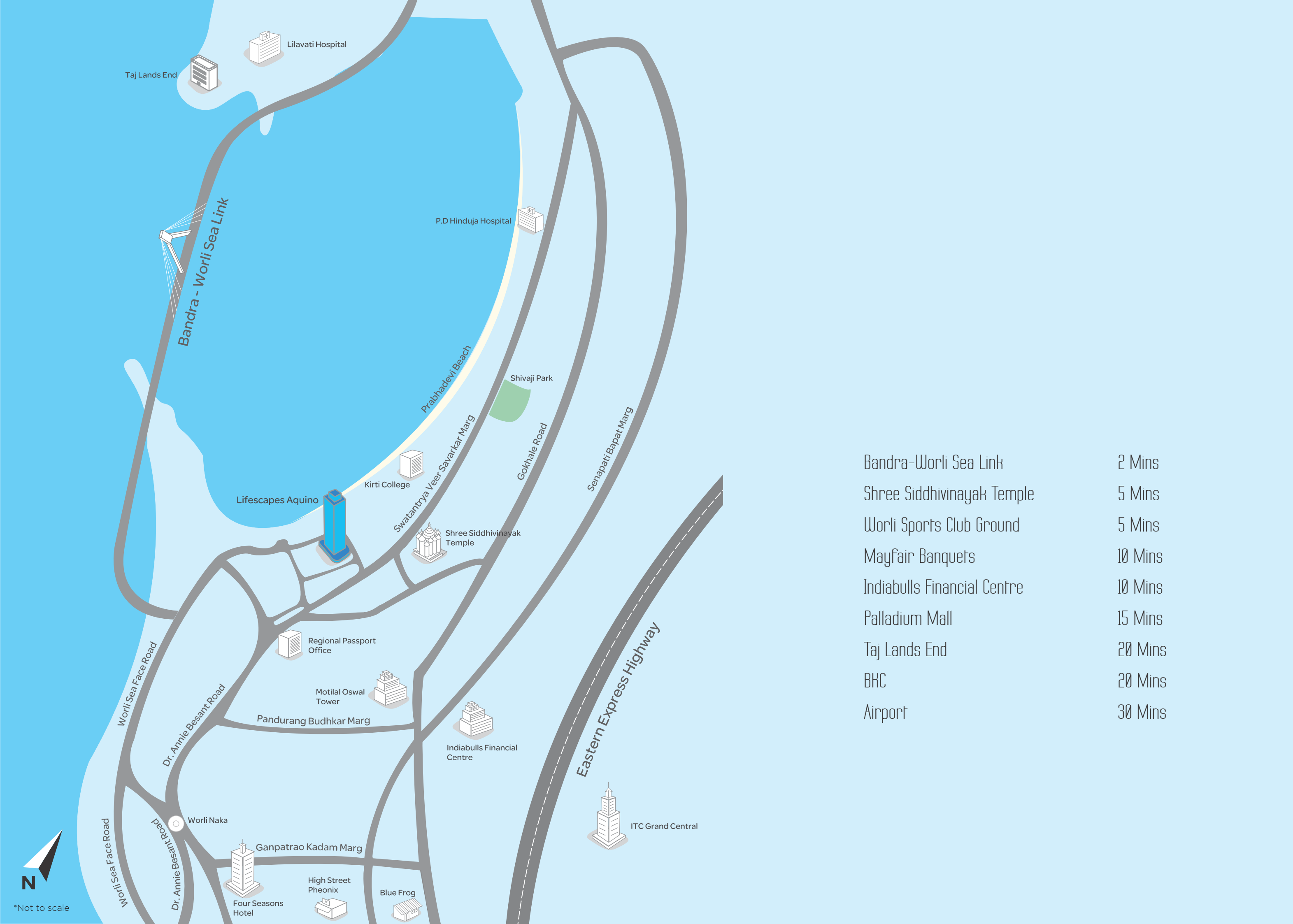
Bedroom 1

Bedroom 2

Bedroom 3

840

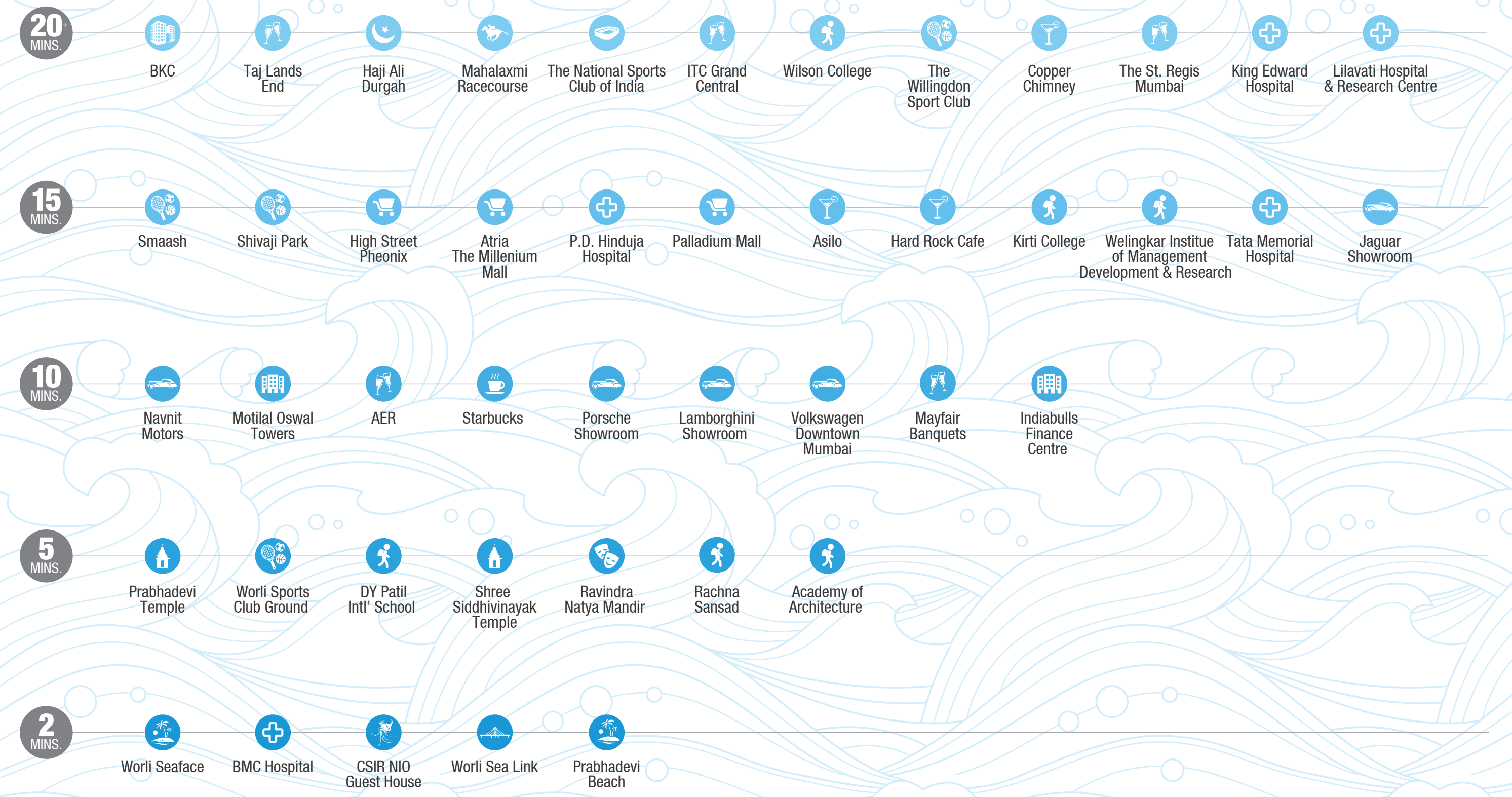
Actual view from higher floors



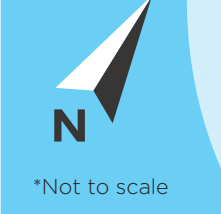
- Bandra-Worli Sea Link 2 Mins
- Shree Siddhivinayak Temple 5 Mins
- Worli Sports Club Ground 5 Mins
- Mayfair Banquets 10 Mins
- Indiabulls Financial Centre 10 Mins
- Palladium Mall 15 Mins
- Taj Lands End 20 Mins
- BKC 20 Mins
- Airport 30 Mins

Walk, drive or bicycle

For everything you need from sunrise to sunset



*Travel time under normal traffic conditions. (Except peak hours).



*Not to scale

Lobby

Grand double height lobby with multipurpose
volley ball / Basket ball court



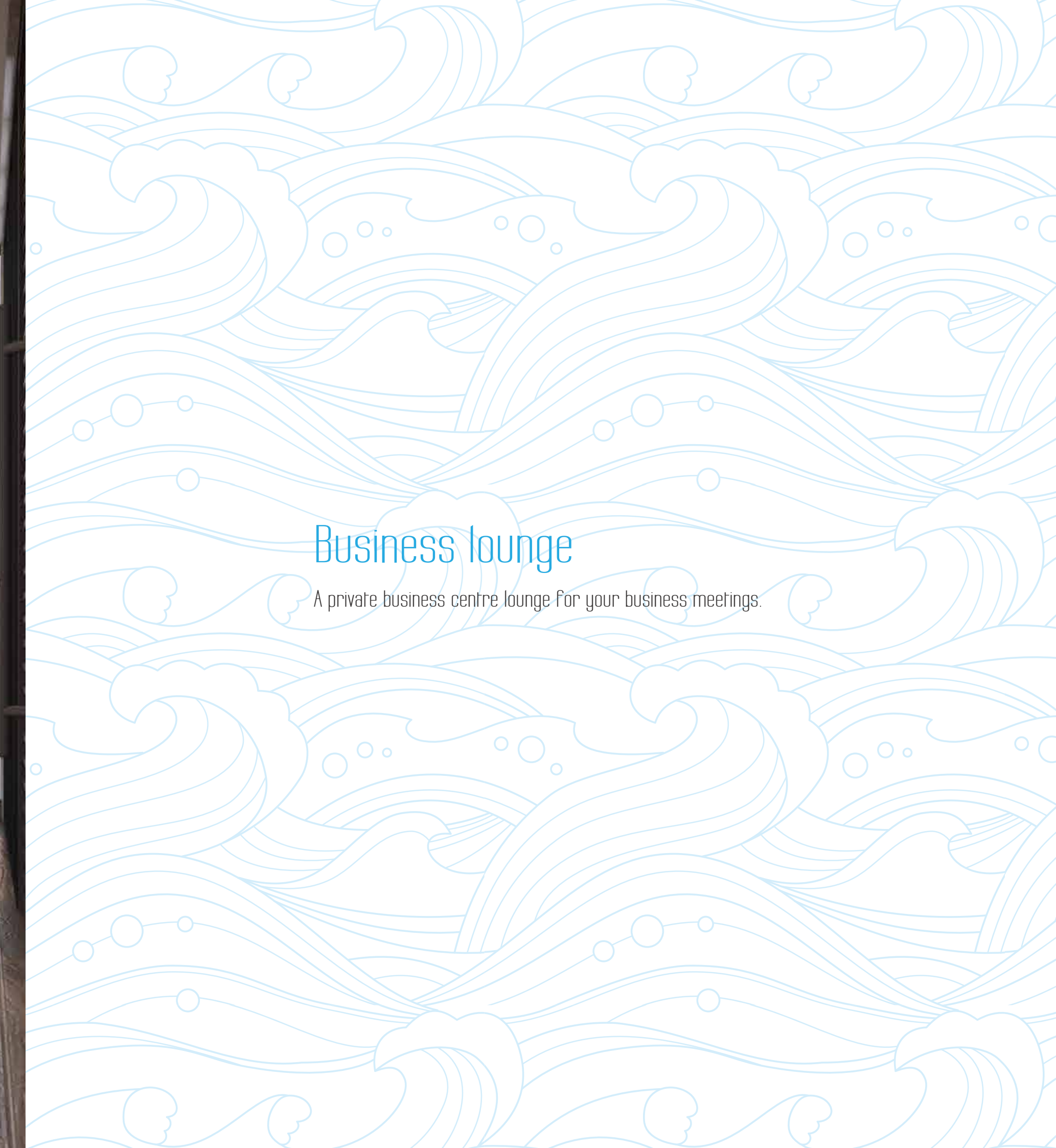
Multipurpose volley ball / Basket ball court





Business lounge

A private business centre lounge for your business meetings.





Invite the sky in.

View the horizon from your living room
where the sky meets the sea!



*Reference Image

Actual view from higher floors



Actual view from higher floors

*Reference Image

Blue mornings and moonlit nights.

Spacious well planned bedrooms that welcome
your dreams floating on faraway waves.



Poolside. By the sea.

Be an island or in the island city. Just get in and be out for a while.





Banquet hall

Exclusive space for your celebrations and good times.



Community spaces

*Reference Image

*Reference Image

Gym. Training. Fitness



*Reference Image



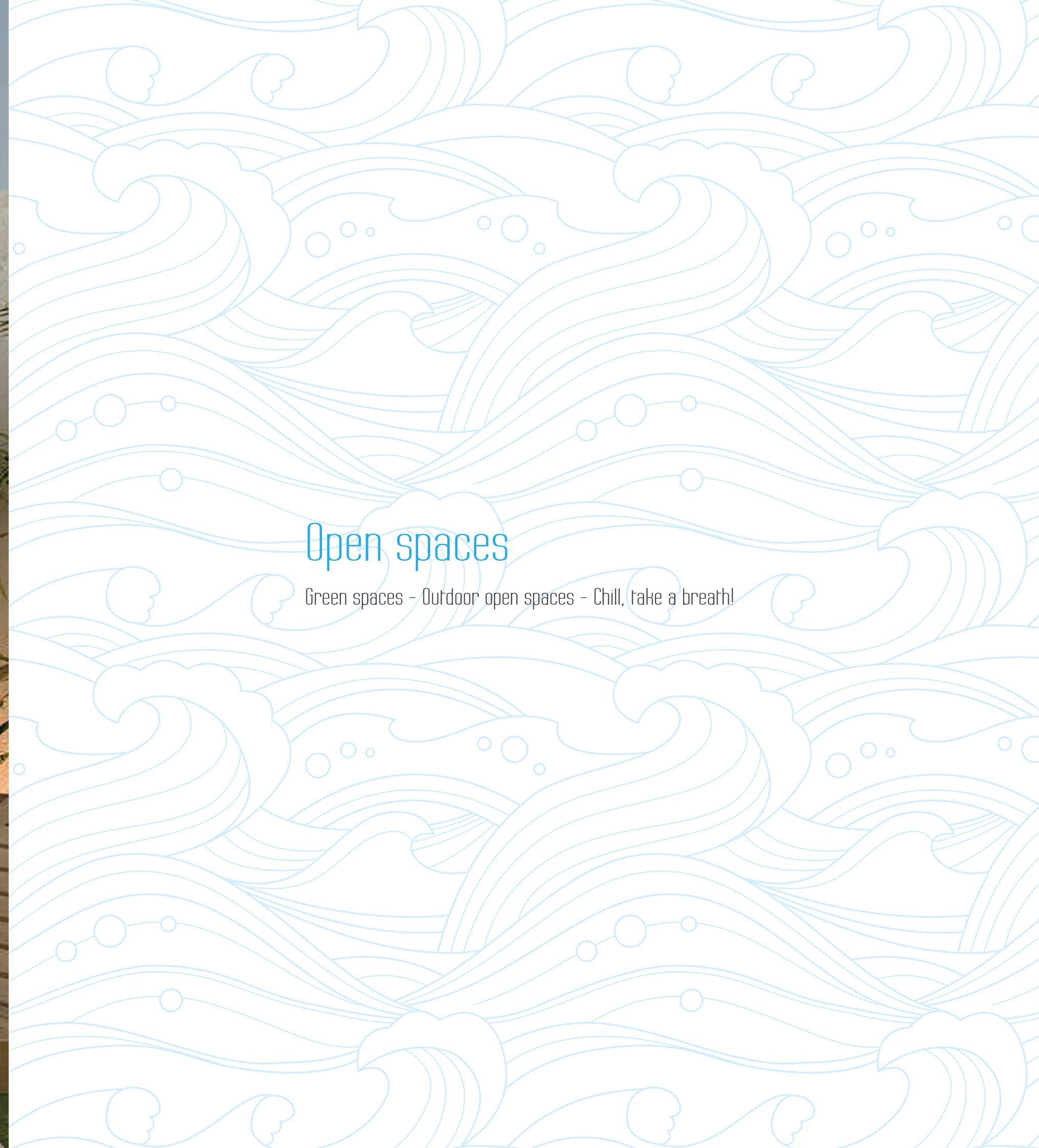
*Reference Image

Listen to your body



Open spaces

Green spaces - Outdoor open spaces - Chill, take a breath!



Multi-level ramp parking.

Aquino offers you Multi-level ramp parking to keep your vehicles safe. Never worry about parking ever again. Completely low-maintenance, convenient and hassle-free.



Master layout plan



LEGENDS

- | | |
|-----------------------|-------------------------|
| 1) MULTI PURPOSE HALL | 5) PLAY AREA |
| 2) LANDSCAPE AREA | 6) CHILDREN'S PLAY AREA |
| 3) FITNESS CENTER | 7) LOBBY |
| 4) SWIMMING POOL | 8) PANTRY |

Disclaimer - All dimensions mentioned in the drawings may vary/differ due to construction contingencies and site conditions. Actual product/development and any other aspect may differ from what is portrayed herein. All layouts, plans, specifications, dimensions, designs, measurements and locations are indicative and not to scale and are subject to change as may be decided by the company or competent authority.

Ground floor plan



LEGENDS

- | | | |
|-----------------------|------------------------|----------------------|
| 1) BUSINESS LOUNGE | 4) RAMP | 7) FIRE CONTROL ROOM |
| 2) ENTRANCE LOBBY | 5) B.E.S.T. SUBSTATION | 8) PANTRY |
| 3) MULTIPURPOSE COURT | 6) SECURITY | 9) WASHROOM |

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Typical floor plan



ROOM SIZES		
ROOM TAG	ROOM	ROOM SIZES
1	ENTRANCE	5'-3" X 7'-3"
2	LIVING, DINING	15'-0" x 27'-9"
3	PASSAGE 1	5'0" x 5'0"
4	POWDER TOILET	4'9" x 5'0"
5	KITCHEN	11'-3" x 13'-6"
6	SERVICE LOBBY	7'-6" x 11'-9"
7	PASSAGE 2	15'-9" x 4'-0"
8	BEDROOM 1	12'-6" x 14'-0"
9	BEDROOM 2	12'-0" x 13'-6"
10	TOILET 1	4'-0" x 7'-9"
11	TOILET 2	5'-0" X 7'-9"
12	PASSAGE 3	6'3" X 4'3"+ 5'-0" x 4'-0"
13	MASTER BEDROOM	13'-3" x 12'-0"
14	WALK-IN WARDROBE	5'-0" x 7'-0"
15	MASTER TOILET	7'0" x 3'6" + 3'0 X 3'0"
16	STAIRCASE PASSAGE	5'-0" x 11'-0"
17	SERVANT TOILET	6'3" x 3'6"
18	POOJA	5'0" x 3'9"

TYPE	AREA (SQ.FT.)
APARTMENT	1545 (RERA CARPET AREA)
LIFT LOBBY	213.50
SERVICE LOBBY	88.13
SERVANT TOILET	21.90

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Rohan Lifescapes - Changing Mumbai's skyline

Under the guidance & enterprising spirit of the founder and promoter Mr. Harresh N. Mehta, Rohan Lifescapes has grown from a humble idea to one of the largest real estate players in the island city. With over 20 years of expertise, the group has carved a niche for itself in the fiercely demanding business of re-development.

Rohan Lifescapes seized the opportunity and made its mark with strategic land acquisition, credible tenant negotiations while overcoming difficult logistics in the congested city, leaving an impressive stamp of excellence across the skyline of Mumbai. All its projects are tastefully designed, with optimal use of space along with fascinating 360 degree views.

With over 20 delivered projects, 4 million square feet and over 4000 happy families, the company Rohan Lifescapes truly believes in transforming Mumbai, transforming Lives!!

The group has over 50 prime land parcels across Mumbai such as in Malabar Hill, Chowpatty, Nepean Sea Road, Hughes Road and Worli to mention a few. This will ensure years of development and a lifetime of happiness to come, for the residents. Rohan Lifescapes is here to endure and unravel, to discover and redefine.

The Ruby, Dadar



OC RECEIVED

Shubham, Girgaon



MAHARERA NO.: P51900002696

Prithvi, Ghatkopar



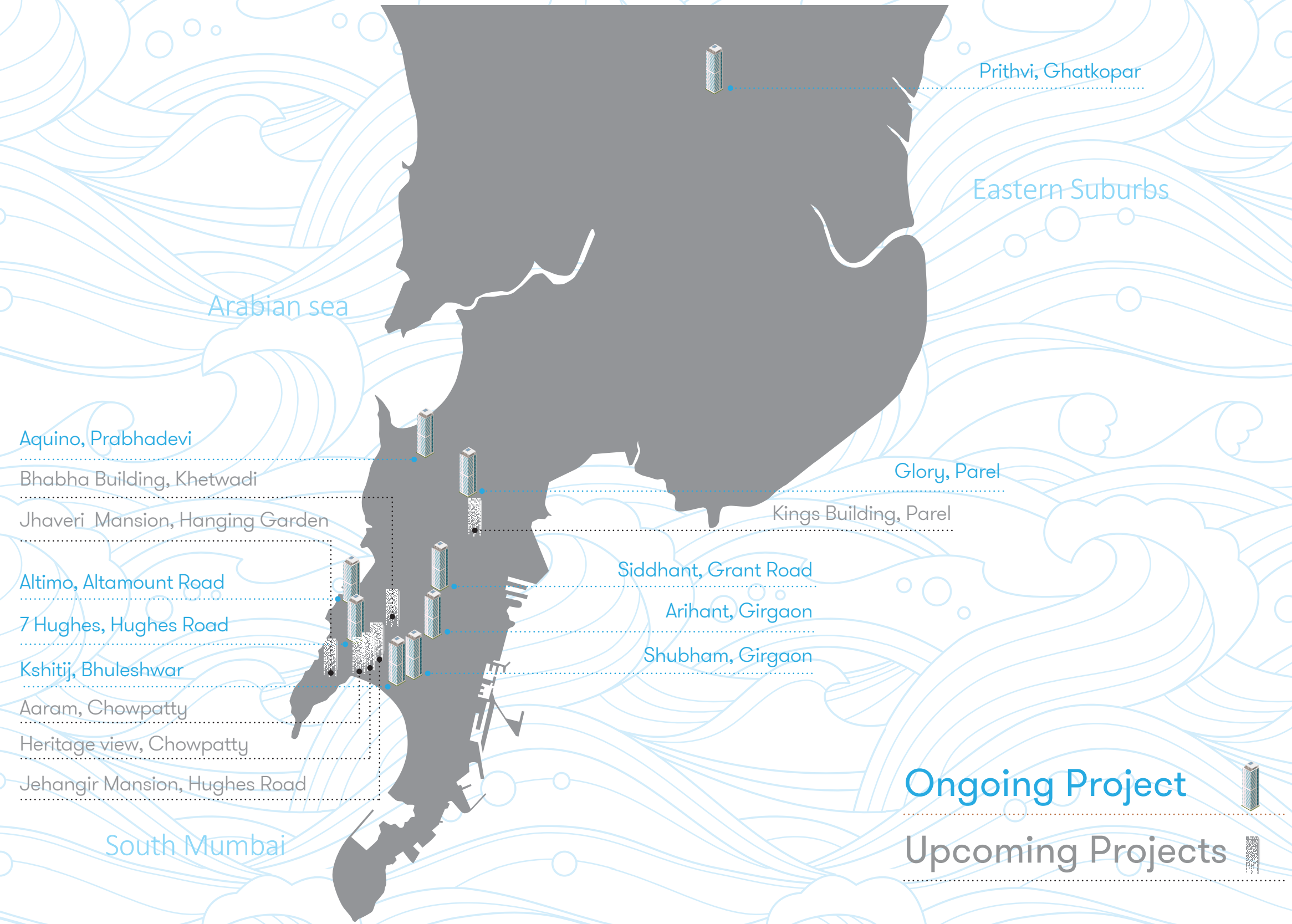
MAHARERA NO.: P51800001333

Altimo, Alramount Road

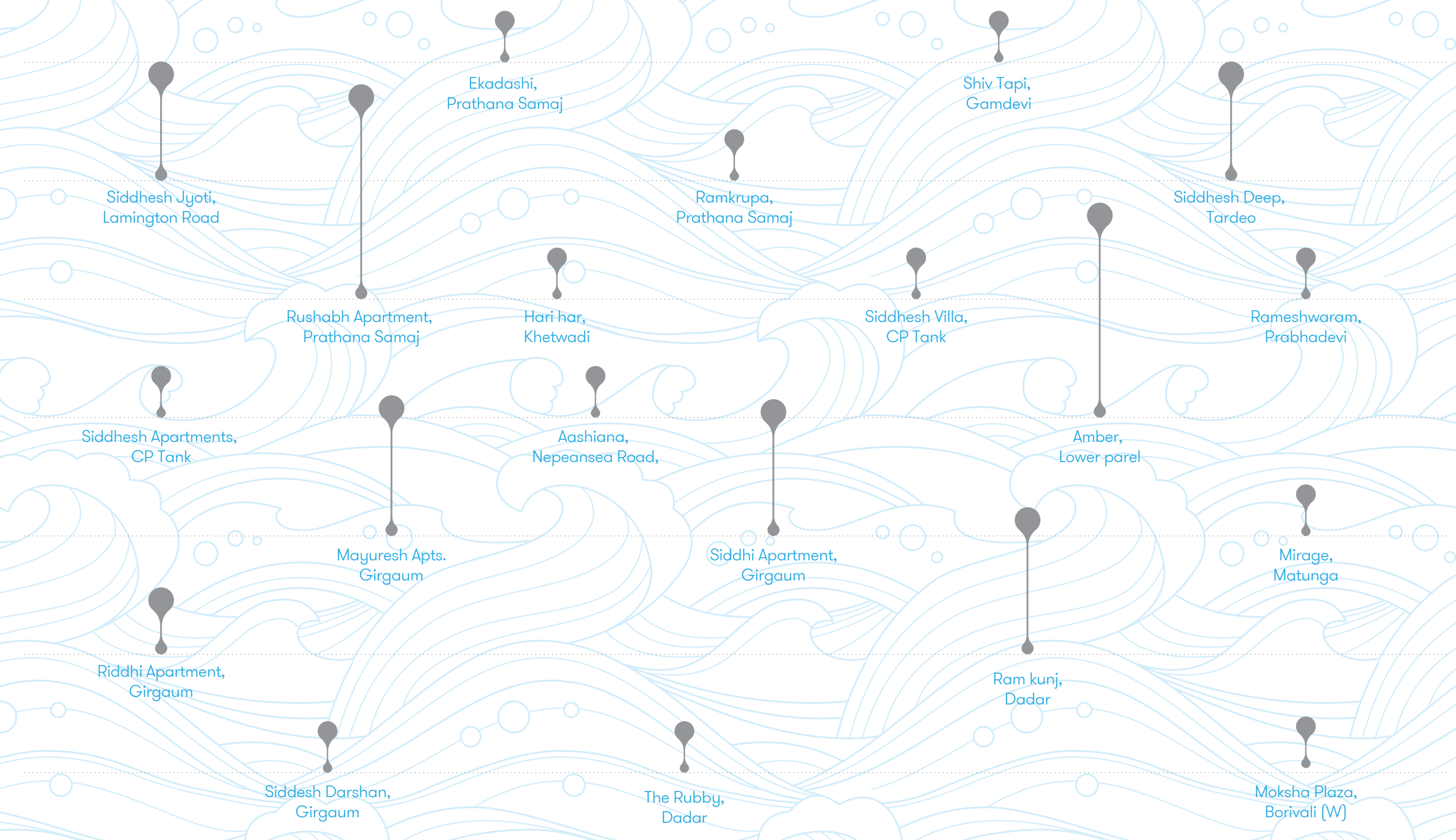


MAHARERA NO.: P51900009427

Rohan Lifescapes footprint



Completed projects



*Map is not to scale



CORPORATE OFFICE

Rohan Lifescapes Ltd.

112-122, Hira Bhavan, Raja Rammohan Roy Road, Prarthana Samaj, Mumbai - 400 004.

rohanlifescapes.com | sales@rohanlifescapes.com | +91-22-61466999

SITE ADDRESS

Lifescapes Aquino,

A.V. Nagvekar Marg, Tata Press Lane,

Prabhadevi, Mumbai - 400 025.

This project has been registered under MahaRERA Registration Number: P51900001665 & is available on the website <https://maharera.mahaonline.gov.in/> under registered projects.

Disclaimer: Tolerance of +/- 3% is possible in the unit areas. All plans, layouts, specifications, designs, elevations, features, amenities, images and services mentioned/ shown are only indicative and the Owner/Developer reserves the right to change them without any prior notice or obligation to the purchaser or any other person/s. This printed material does not constitute an offer & / or contract of any type between the Developer, Owner & /the recipient. All purchases shall be governed by the terms & conditions of the agreement for sale / lease. No details mentioned in this printed material shall in any way govern such transactions. The Developer & / Owner does not warrant or assume any liability or responsibility for the accuracy or completeness of any information contained herein as this is prepared & issued in good faith & for guidance only. The property is marketed on an "as is" basis & is without guarantees or warranties of any kind, expressed or implied.