



THE  
ZERMATT

THE ZENITH OF YOU



SOMEWHERE BETWEEN  
THE RUSH AND THE REST,  
YOU FIND YOURSELF

Life isn't lived at the extremes;  
It's lived in the "Between."  
Between work and rest.  
Between the noise and the silence.  
Between being together and being yourself.

**That is the Philosophy of The Zermatt.**

We didn't just build 13 storeys; we built a sanctuary at  
the exact intersection of your ambitions and your peace.  
Not a compromise. But a completion.

@ SOUTH SARGASAN



AN  
ICON OF INTENT



# THE SUSPENDED SANCTUARY



Most architecture keeps you pinned to the pavement. Our signature upper-deck bridge is a rebellion.

Suspended over a sea of central greenery, it is a 360-degree theater of peace. It is the exact moment where the "City You" becomes the "Real You."

Walk among the leaves, breathe the sky, and leave the noise below.

**2 & 3 BHK ZENITH LIVING & RETAIL**

BETWEEN A WALK  
AND A MEMORY

— UPPER DECK BRIDGE —





A two-road corner landmark designed as a choreography for the wind.

We've utilized the Z-Axis of architecture to ensure that while your roots are in Sargasan, your perspective remains in the clouds.

**13 STOREYS TOWER**

3 TOWERS | 6 BLOCKS

**252 THOUGHTFUL RESIDENCE**

126 UNIT OF 2 BHK | 126 UNIT OF 3 BHK

**50% OPEN GREEN SPACE**

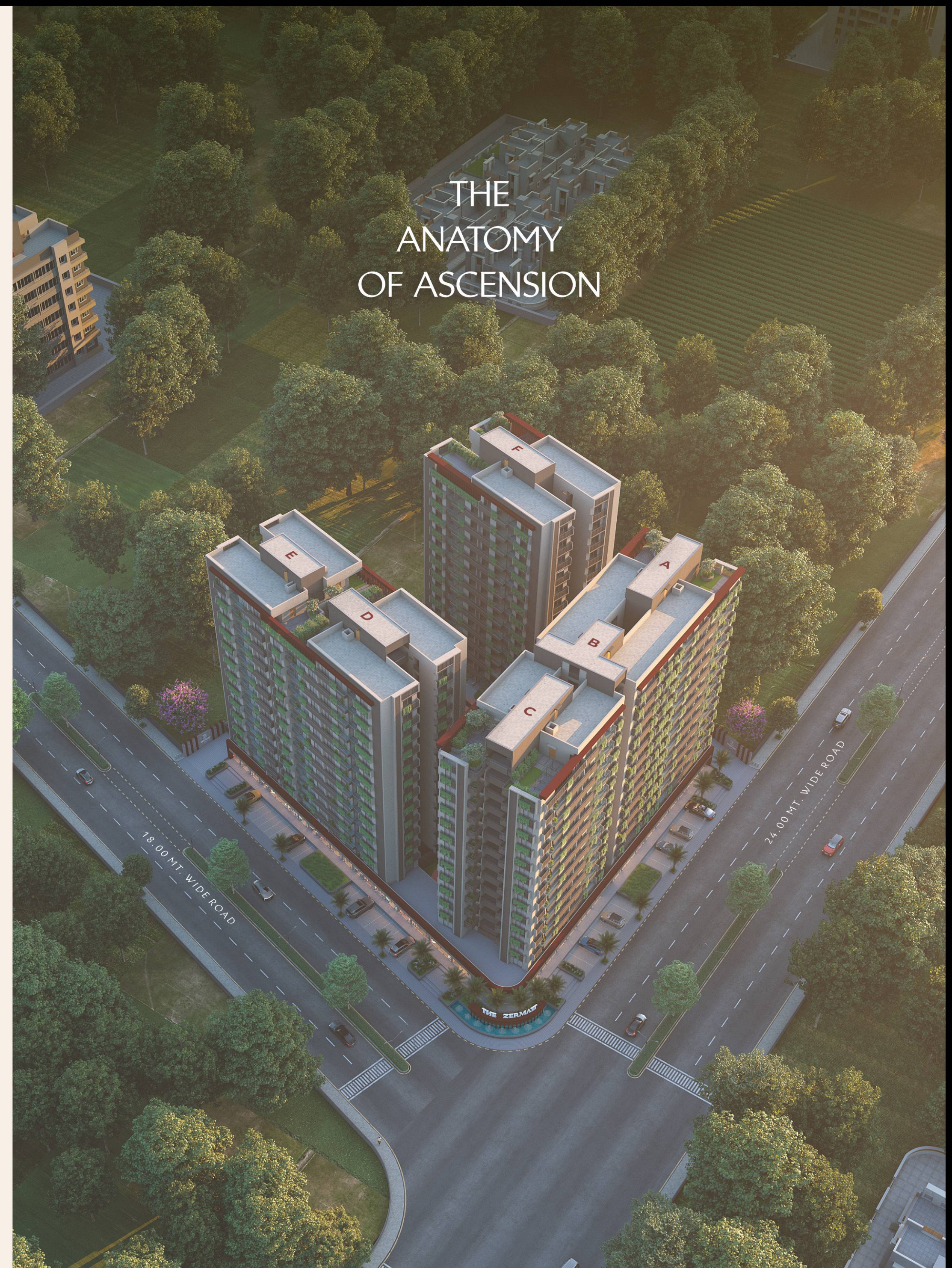
DEDICATED TO NATURE

**20+ MODERN AMENITIES**

CURATED INDULGENCES

**2 LEVEL BASEMENT PARKING**

WITH MULTI-TIER SECURITY



THE PROMENADE:  
COMMERCE  
WITH A CONSCIENCE

35 RETAIL SHOPS AT TWO ROAD CORNER





# BETWEEN VIGILANCE AND PEACE



CCTV CAMERA  
SYSTEM



BOOM BARRIER  
ENTRY/EXIT



24 x 7 SECURITY  
WITH CABIN



SCHOOL  
DROP-OFF ZONE



POWER BACK-UP  
(FOR COMMON AREA)





THE GREEN LUNG  
OF THE Z-AXIS

## BETWEEN THE SUN AND THE STARS

When the sun dips, The Zermatt awakens in a low-frequency glow. Our seating zones under the bridge aren't just furniture; they are "Gravity Wells" spaces designed to pull you down into deep relaxation and starlit dialogue.

MOON ZEN GARDEN

CRESCENT PAVILION

JOGGING TRACK





BETWEEN  
STILLNESS AND FLOW



## THE KINETIC ARENA

Energy needs a canvas. From the geometric precision of the Pickleball court to the raw, unscripted joy of the children's lawn. We've designed these zones to be vibrant, yet acoustically distanced from your home's stillness.

BOX CRICKET GAME

MULTIPURPOSE COURT

KID'S PLAY AREA



## THE SANCTUARY WITHIN



INDOOR  
GAME ZONE



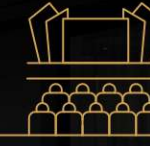
CO-WORKING  
SPACE



TODDLER  
PLAY AREA



WELL EQUIPPED  
GYMNASIUM



ELEGANT  
AMPHITHEATRE



BEAUTIFUL  
LILY POND



ATTRACTIVE  
FOUNTAINS



SENIOR CITIZEN  
SEATING



MULTI  
PURPOSE HALL



ATTRACTIVE  
CLUB HOUSE



ENTRANCE  
FOYER LOUNGE



LIBRARY  
ROOM



DESIGNER  
GAZEBO SEATING



LUSH GREEN  
PARTY LAWN



CHILDREN  
PLAY AREA



OPEN  
SEATING AREA



YOGA &  
AEROBICS



BANQUET  
HALL



HOME  
THEATRE



SAUNA  
BATH ZONE



SWIMMING  
POOL



JOGGING  
TRACK



PICKLE BALL  
COURT



BOX CRICKET  
GAME

## THE ARENA OF VITALITY





## BETWEEN REALITY AND WONDER

From the digital frontiers of the VR Zone to the private cinematic comfort of our Miniplex. We've brought the world's best entertainment into your private orbit.

VR / PLAY STATION ROOM

HOME THEATRE

INDOOR GAME ZONE



## BETWEEN FOCUS AND FELLOWSHIP

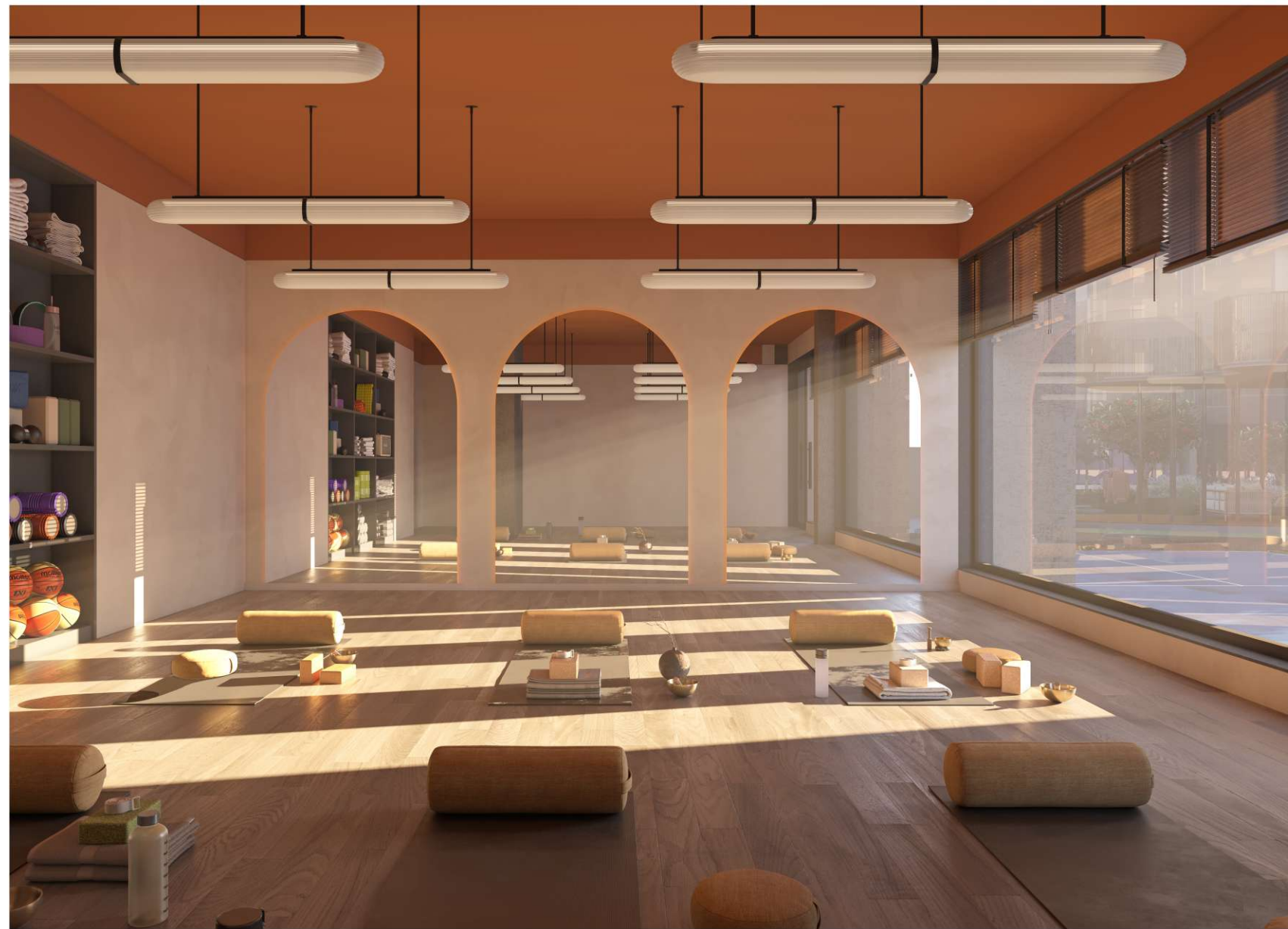
Focus at the "Working Ledge." Rejuvenate at the "Salon."  
Host at the "Banquet." A self-contained universe where you  
never have to settle for "ordinary."

BANQUET HALL

CO-WORKING SPACE

WOMEN EMPOWERMENT





## BETWEEN THE BODY AND THE BELIEF

A Gymnasium for your strength. A Yoga Studio for your center. A Library for your wisdom. The Zermatt is a holistic ecosystem for the modern human.

GYMNASIUM

YOGA/MEDITATION ROOM

LIBRARY ROOM





## BETWEEN THE BLUEPRINT AND THE BREEZE.

Architecture is the art of catching light. Every tower at The Zermatt is positioned to maximize cross-ventilation. We didn't just build homes; we designed the airflow. Feel the breeze from every window; see the sun in every corner.





**THE  
ZERMATT**

**LEGENDS:**

- 01 SECURITY CABIN
- 02 SERVER ROOM
- 03 WAITING LOUNGE
- 04 YOGA / PILATE STUDIO
- 05 FOYER
- 06 BANQUET
- 07 STORE
- 08 METER ROOM
- 09 LIBRARY
- 10 GYM
- 11 SALON
- 12 TRASH REPOSITORY
- 13 GAMES ZONE
- 14 MINIPLEX
- 15 VR / PLAY STATION ROOM
- 16 WORKING LEDGE
- 17 BOX CRICKET
- 18 PICKLE BALL COURT
- 19 FLOWER VEIL
- 20 SEATING
- 21 JOGGING TRACK
- 22 BUBBLER FOUNTAIN
- 23 MOON ZEN GARDEN
- 24 CRESCENT PAVILION
- 25 CHILDREN'S PLAY AREA
- 26 LAWN
- 27 WOODLAND PAVILION
- 28 ELECTRICAL YARD



60 FEET WIDER ROAD





THE  
ZERMATT

60 FEET WIDE ROAD



N  TYPICAL FLOOR PLAN

# THE SUMMIT OF THE SOUL



STONECRETE



BUILT IN SEATING



PATIO



HAMMOCK



LOUNGER  
BED



BEAUTIFUL  
PLANTER



OPEN TO SKY  
GREEN LAWN



DESIGNER  
PERGOLA ABOVE





**THE  
ZERMATT**

**LEGENDS:**

- 01 STEPPING STONE EMBEDDED  
- WITHIN STONECRETE
- 02 BUILT IN SEATING
- 03 PATIO
- 04 HAMMOCK
- 05 LOUNGER BED
- 06 PLANTER
- 07 OPEN LAWN
- 08 PERGOLA ABOVE

60 FEET WIDER ROAD





SPACIOUS ELEGANT  
ENTRANCE FOYER



TWO HIGH-SPEED  
LIFT IN EACH BLOCK



PERSONAL FOYER  
IN EACH UNIT

## THE LUXURY OF THE THRESHOLD

Privacy is the ultimate premium. With dedicated personal foyers for every residence and high-speed elevators opening into spacious, elegant lobbies, your journey home is seamless and exclusive.



THE GALLERY  
OF THE EVERYDAY

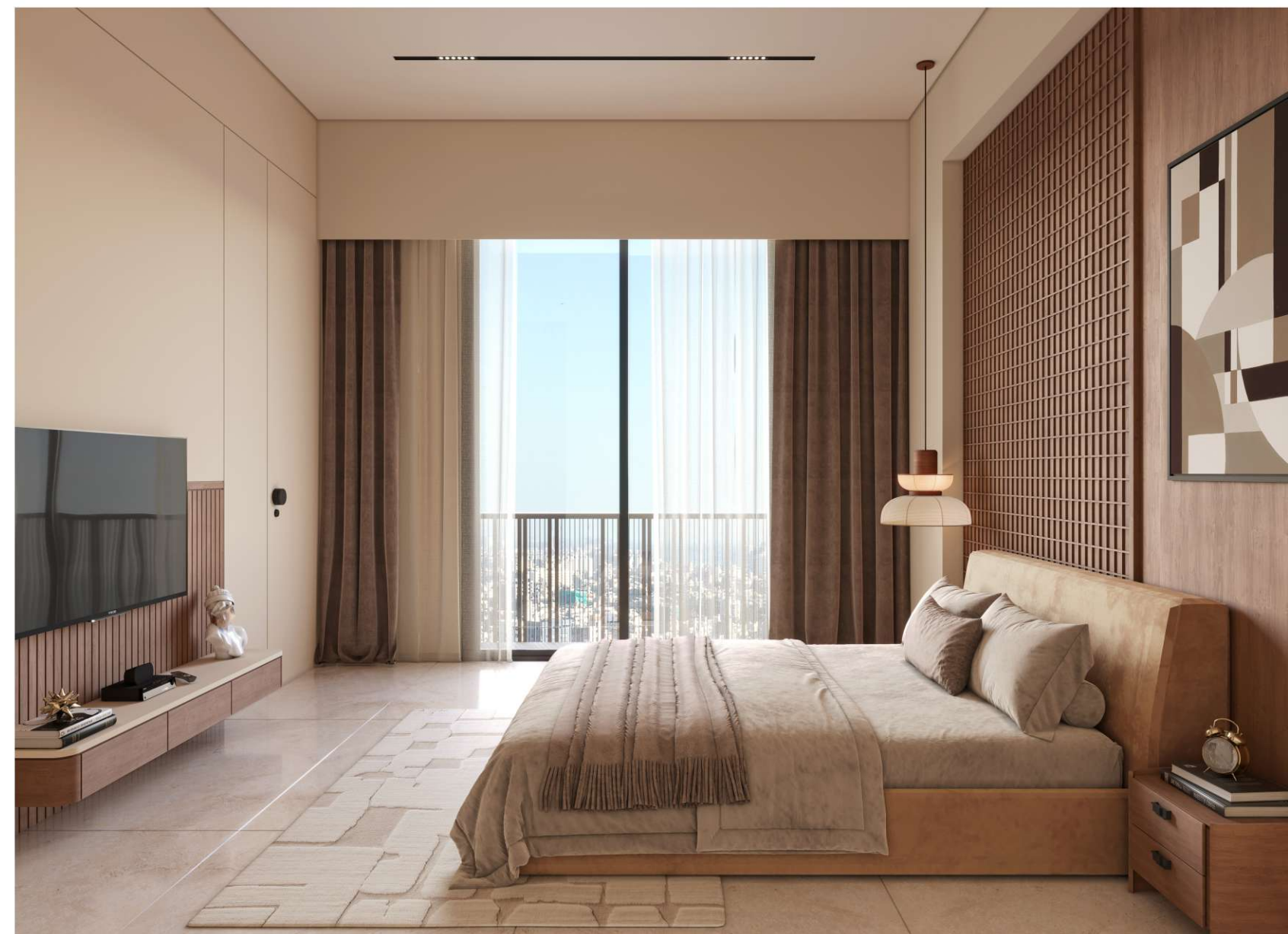
## BETWEEN FUNCTION AND FEELING

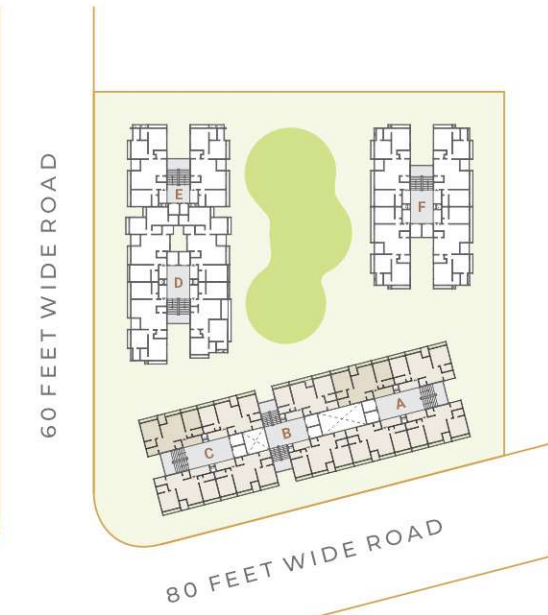
We didn't just design rooms; we designed volumes of light.  
Kitchens that celebrate nourishment and bedrooms that honor  
rest. Modernity, with a human touch.

BREATHABLE VOLUMES

INTUITIVE PLANNING

REFINED RETREATS





**TYPE 01**

- **BLOCK - A** —  
101 TO 1201, 102 TO 1302  
103 TO 1303, 104 TO 1204
- **BLOCK - B** —  
101 TO 1301, 102 TO 1302
- **BLOCK - C** —  
101 TO 1301, 102 TO 1202  
103 TO 1203, 104 TO 1304

**2 BHK**  
UNIT FLOOR PLAN





**TYPE 02**

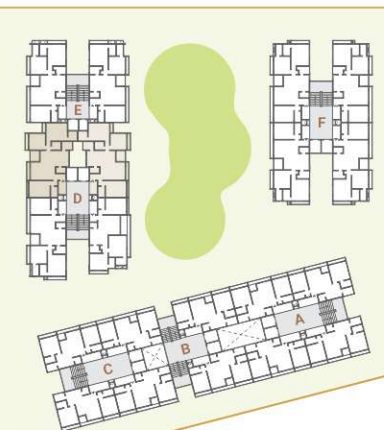
- BLOCK - D**  
101 TO 1301
- BLOCK - E**  
101 TO 1301, 102 TO 1302
- BLOCK - F**  
101 TO 1301, 102 TO 1202,  
103 TO 1203, 104 TO 1304

# 3 BHK

UNIT FLOOR PLAN



60 FEET WIDE ROAD



80 FEET WIDE ROAD

TYPE 03

BLOCK - D

102 TO 1202, 103 TO 1203

3 BHK

UNIT FLOOR PLAN





**TYPE 04**

**BLOCK - D**

104 TO 1304

**3 BHK**

UNIT FLOOR PLAN



## BETWEEN DETAIL AND DESTINY



### STRUCTURE

Earthquake resistant structure as per seismic design.



### WALL FINISHES

Internal Walls :

Single coat mala plaster with putty finish.

External Walls :

Double coat mala plaster with texture paint.



### FLOORING

Premium quality tiles in flooring.



### KITCHEN

Artificial tiles/granite platform with SS sink Decorative tiles dado upto lintel level.



### WASH AREA

Tile flooring with dado of glazed tiles. Electric point for washing machine.



### BATHROOM/TOILET

All bath/toilet/sanitary fittings will be of premium brand.

Decorative tiles upto lintel level.



### DOORS

Main door : Flush doors with veneer/ laminate finish.



### WINDOWS

Powder coated/ anodized aluminum section with good quality glass.



### ELECTRIFICATION

3 Phase concealed ISI wiring with premium quality modular switches & distribution board with MCB for safety purpose.



### PLUMBING

Concealed plumbing with premium quality pipes & fittings for water supply and drainage.



### TERRACE

Open terrace finished with suitable water-proofing and tiles finish.



### LIFT

Fully automatic elevators in each wing.

**NOTES:** Changes in elevation shall not be allowed to be done by members of the society. All government and semi-government charges, such as stamp duty, GST, and any other state or central government taxes, shall be borne by the members. Legal documentation charges and advance maintenance shall be borne by the members separately. All rights are reserved by the developer to make any changes in the layout plan, exterior elevation, dimensions, and other details that need to comply with statutory regulations; these changes shall be binding on all members. Any additional liabilities due to changes in the bylaws shall be borne by the members. This brochure is only for an easy presentation of the project and should not be treated as a legal document. Subject to Gandhinagar jurisdiction.



DEVELOPER

**KAILASHA**  
INFRA

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MAA16814



ARCHITECT



STRUCTURE



MEPF






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