



# WATERFALL RESIDENCES



THE  
KRISUMI  
QUALITY



# WATERFALL RESIDENCES

THE FIRST INDO-JAPANESE PROJECT



# SUMITOMO CORPORATION

- ✓ Sumitomo Corporation is 50% JV and Investment Partner in Krisumi
- ✓ FORTUNE 500 Company with 400 YEAR OLD LEGACY
- ✓ Annual Revenue (FY20): US\$ 49.1 Billion
- ✓ Present in 66 countries
- ✓ Has successfully delivered over 300 world class realstate projects globally
- ✓ Is much ahead of the curve in technical expertise and execution
- ✓ Is an international developer that is listed on Japan's stock exchange and governed by much stricter regulations there than the Indian RERA
- ✓ Would never risk their brand name for anything





CLASSY HOUSE HIROO (Japan)



QUEEN'S SQUARE (Japan)



SUZHOU PROJECT (China)



SOSILA Narashino Akanehama (Japan)

**SUMITOMO'S WORLD CLASS REALESTATE PROJECTS**



SUMMITMAS-II (INDONESIA)



TOWNE LAKE (THE USA)



DOJIMA THE RESIDENCE TOWER (JAPAN)



CLASSY TOWER YODOYABSHI (Japan)



HARUMI TRITON SQUARE (Japan)

# THE KRISHNA GROUP



- ✓ Krishna Group is a 50% JV and Investment Partner in Krisumi
- ✓ It is one of India's largest automotive component manufacturers
- ✓ The Flagship Company 'Krishna Maruti' has direct equity investments from Maruti, India and Suzuki, Japan
- ✓ Has diversified business interests
- ✓ **21 successful JVs with global leaders, running smoothly for 25 years**
- ✓ Recognised for customer orientation, quality products and strict adherence to commitments. **Would never risk the brand name for short term gains**

# KRISHNA GROUP'S CLIENTS AND PARTNERS

## ESTEEMED CLIENTS



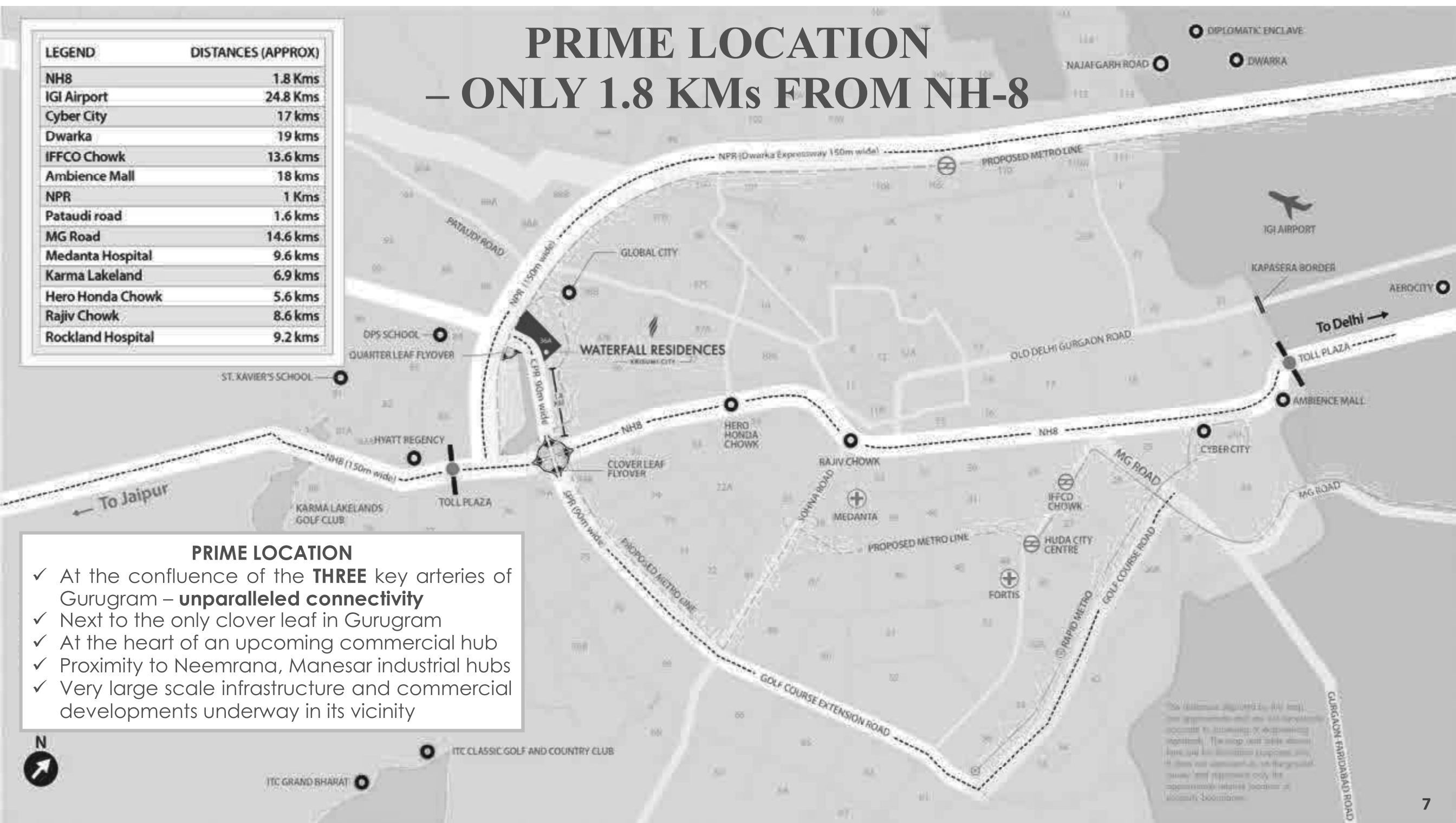
## ALLIANCE PARTNERS



# PRIME LOCATION – ONLY 1.8 KMs FROM NH-8

LEGEND	DISTANCES (APPROX)
NH8	1.8 Kms
IGI Airport	24.8 Kms
Cyber City	17 kms
Dwarka	19 kms
IFFCO Chowk	13.6 kms
Ambience Mall	18 kms
NPR	1 Kms
Pataudi road	1.6 kms
MG Road	14.6 kms
Medanta Hospital	9.6 kms
Karma Lakeland	6.9 kms
Hero Honda Chowk	5.6 kms
Rajiv Chowk	8.6 kms
Rockland Hospital	9.2 kms

- PRIME LOCATION**
- ✓ At the confluence of the **THREE** key arteries of Gurugram – **unparalleled connectivity**
  - ✓ Next to the only clover leaf in Gurugram
  - ✓ At the heart of an upcoming commercial hub
  - ✓ Proximity to Neemrana, Manesar industrial hubs
  - ✓ Very large scale infrastructure and commercial developments underway in its vicinity





# Krisumi City

Gurugram, India

Scroll Down







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THE FIRST INDO-JAPANESE PROJECT



# HOMES DESIGNED BY NIKKEN SEKKEI

✓ 2<sup>nd</sup> Largest Architectural Firm in the World

2



TOKYO SKYTREE (TOKYO)

25,000 projects in 250 cities & 50 countries



ONE ZA'ABEEL (Dubai)



OKINAWA INSTITUTE OF TECHNOLOGY GRADUATE UNIVERSITY (Okinawa)



SUZHOU MODERN MEDIA PLAZA



GUANGZHOU CADRE INTERNATIONAL TOD CENTRE (Guangzhou)



YKK 80 BUILDING (Tokyo)



NAKANOSHIMA FESTIVAL TOWER WEST (Osaka)

# UNBEATABLE CONSTRUCTION WITH WARRANTIES



## WATERFALL RESIDENCES

Sec 36A, Gurugram

**Your home comes with never before 7 certificates of quality**

Our focus on quality brings you complete peace of mind

ITEM	PERIOD OF ASSURANCE
Polypropylene Piping <small>(Anti-leakage and Anti-seepage)</small>	5 years from date of delivery
Engineered Wooden Flooring	5 years from date of delivery
C.P Fittings and Chinaware	5 years from date of delivery
Aluminium Doors and Windows	5 years from date of delivery
External Paint	5 years from date of delivery
Electrical Switches and sockets	5 years from date of delivery
Door Handles, Locks and Cylinders	5years/ 2,00,000 cycle tested whichever is earlier

**Disclaimer:** The assurances given are applicable only for wear and tear as a result of normal usage. They are void if the article is not used for the purpose and manner intended for. They are void if deliberate damage is attempted.



## UMBRELLA CONTRACT TO TATA PROJECTS

- ✓ Single Large Umbrella contract awarded to Tata Projects instead of multiple small contractors which is done in residential projects to save costs
- ✓ Tata Projects is one of India's largest and fastest growing engineering, procurement and construction companies
- ✓ Much faster delivery as they are responsible for the entire coordination with any sub-contractors
- ✓ Stringent penalties for any delay have been considered in the umbrella contract
- ✓ Superior quality control under the supervision of Tata Projects

## SUMITOMO's SUPERVISION

- ✓ Sumitomo Corporation's technical team will audit the project regularly
- ✓ Most stringent Japanese standards for design, quality and safety are being followed

# UNBEATABLE TECHNOLOGY

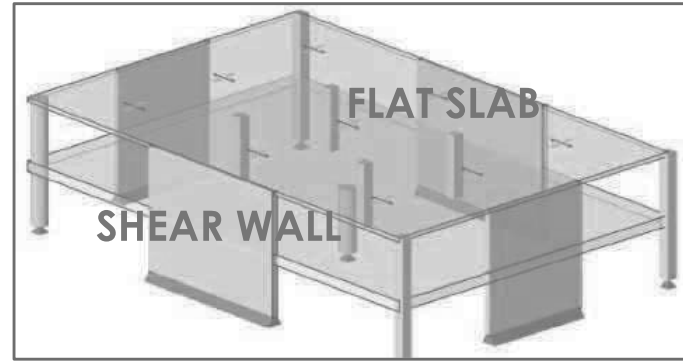


## HIGH PERFORMANCE GLASS

High Performance Glass with very Low U-Value is being used in windows, which will lead to energy savings and reduced air conditioning bills

## JAPANESE SYSTEM GLAZING FOR WINDOWS

Highly efficient Japanese designed and built glazing being used for external doors and windows. Easier to maintain and install. More durable. Better thermal and better sound insulation. Prevents moisture and water penetration in apartments. Has optimal weight, so rollers do not wear out. Layer of Flashing is being used around glazing at bottom of sliding door windows of living room and bedrooms to prevent damaging of silicone and ingress of water



- Aluminium Monolithic Formwork would be used for the construction which has 2X Faster construction cycle versus conventional formwork
- Solid Concrete Shear walls and Flat Slab being used. Lead to column free space and no hanging beams.
- Lead to very smooth finishing. No external plaster would be used which means the building would look new for much longer duration
- These will be cast together, reducing construction joints drastically
- Designed as per the latest building code, to ensure higher resistance to earthquakes



- Polypropylene Piping being used which is chemical and breakage resistant and used in chemical effluent treatment plants. Has much higher strength and jointing properties than UPVC pipes which are used in most residential projects.
- Have high impact strength and thermal resistance, which makes probability of damage almost NIL.
- Superior and efficient design with most pipes exposed in the shafts making it easier to detect and rectify any leakage

# SAFETY AND ENVIRONMENT CERTIFICATIONS



ONE OF THE  
HIGHEST  
STANDARDS  
FOR SAFETY  
GLOBALLY



# STRAIGHT LINE ARCHITECTURE AND VIEWS



- ✓ **Straight line architecture** of residential towers
- ✓ **No Two apartments face each other**, respecting privacy of residents
- ✓ **Long running balconies** for wide views
- ✓ **All rooms face** a project attribute such as greens, water bodies, road etc.
- ✓ **Beautiful landscaping** with **multiple water bodies and waterfalls**



# GRAND MAIN ENTRANCE



# GRAND TOWER ENTRANCES



LUXURIOUS  
CLUB LOBBY  
(focus on natural  
materials)



ELEGANT  
TOWER  
LOBBIES  
(all lobbies – Ground  
to Top Floor are Air  
Conditioned)





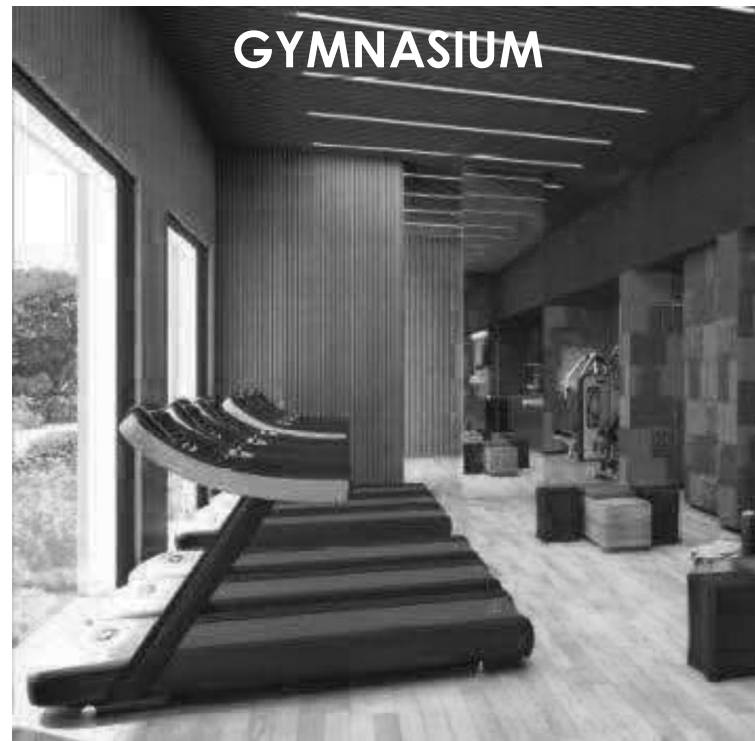
36,000 SQFT  
CLUBHOUSE  
(only for 433 apartments)



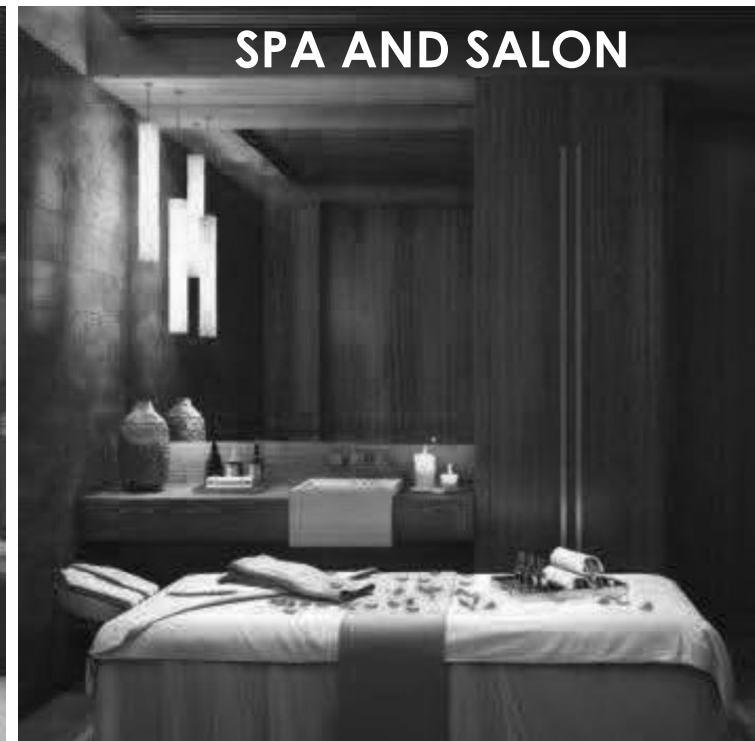
MAGNIFICENT  
BANQUET  
FACILITIES



FINE DINING



GYMNASIUM



SPA AND SALON



MINI THEATRE



TENNIS COURT

CLUBHOUSE  
INTEGRATED  
WITH TOWERS  
(don't need to exit  
towers to reach it)

GYMNASIUM,  
SPA, SALON

MINI THEATRE

FINE DINING,  
ALFRESCO

DINING WITH  
POOL VIEW  
BAR LOUNGE,  
AND CAFÉ

TENNIS COURT,  
SQUASH

KIDS' PLAY  
ROOM AND  
PLAYGROUND



LUXURIOUS  
INTERIORS

★  
★ KRISUMI ★  
PREMIERE  
TO EXPERIENCE  
KRISUMI 360° SAMPLE APARTMENT

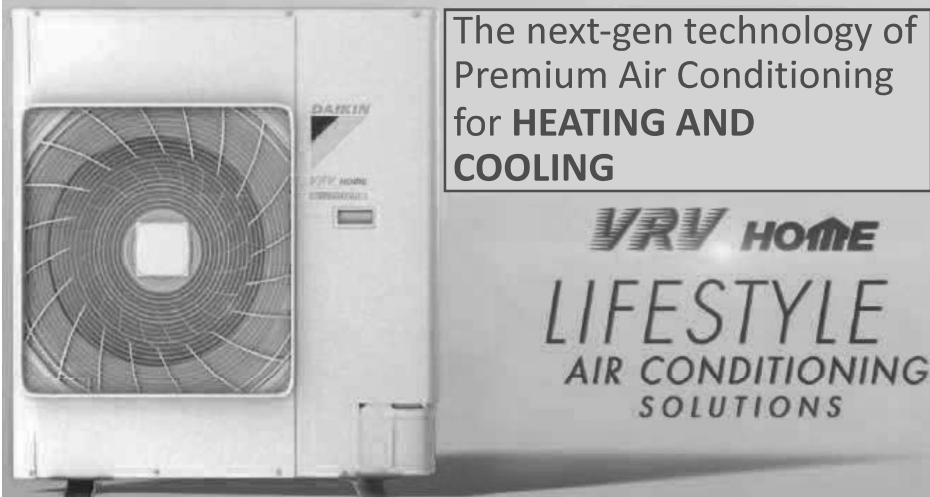
[CLICK HERE](#)

# PREMIUM INTERIORS & FITTINGS

**ENGINEERED WOODEN FLOORING IN LIVING DINING**



**VRV – DAIKIN OR EQUIVALENT**



**IMPORTED MODULAR KITCHEN**



**PREMIUM SANITARY FITTINGS OF GROHE/TOTO/EQUIVALENT**



**7 LIFTS PER TOWER = 4 HIGH SPEED + SERVICE + SHUTTLE (from Basement to Ground)**

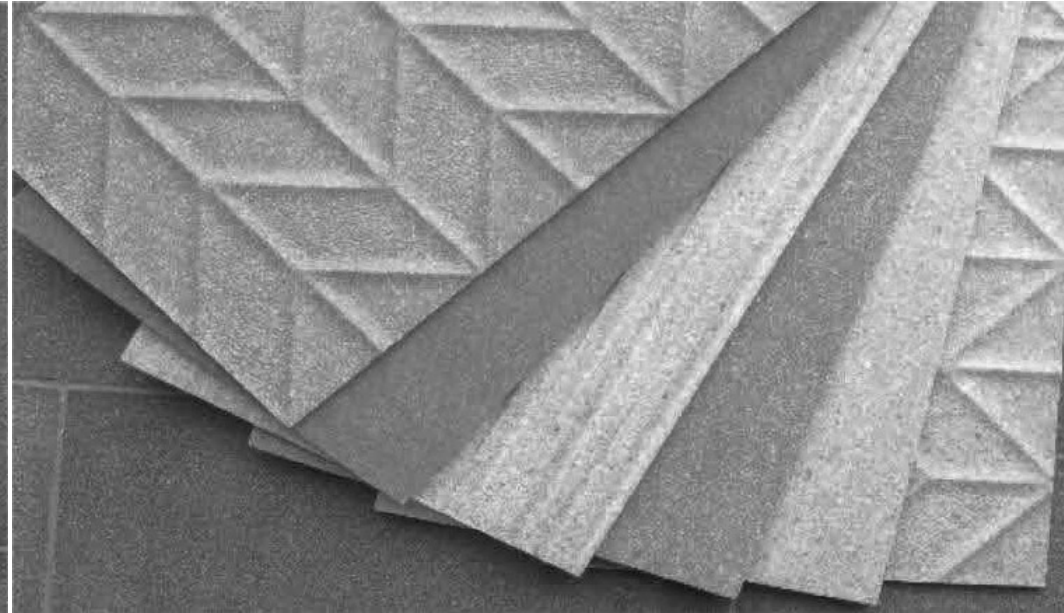
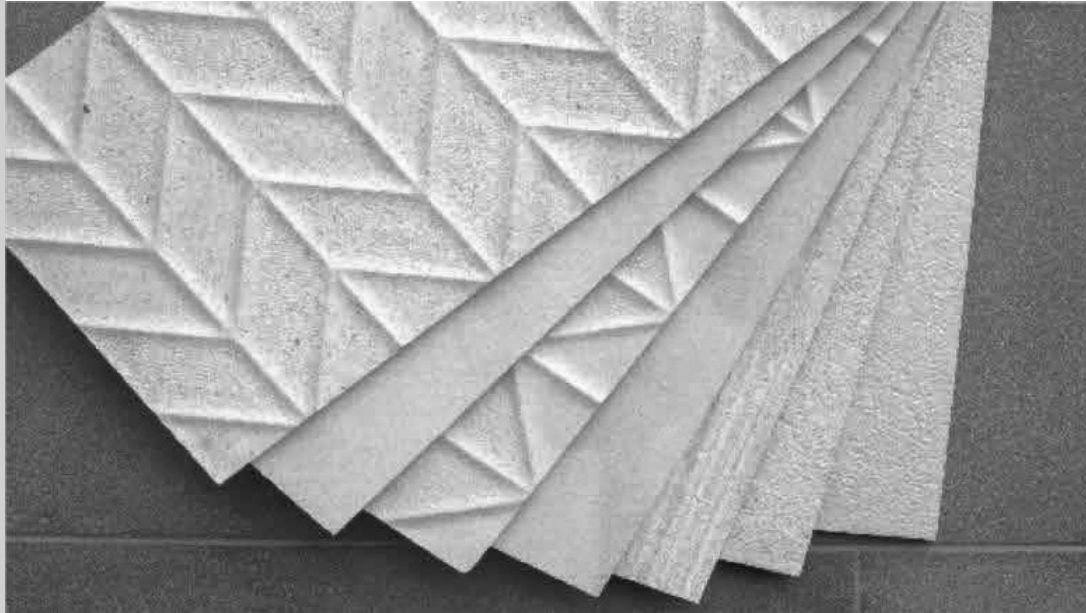


**MITSUBISHI OR EQUIVALENT LIFTS**



Note: Picture for lift (right) is representative; Above are architect renders and actual offering may vary

# DESIGN FLEXIBILITY FOR BUYERS – KRISUMI SELECT



OPTION OF  
BEIGE (odd  
numbered  
Floor) OR GREY  
INTERIORS (even  
numbered  
Floor)



OPTION OF  
OPEN OR  
CLOSED  
KITCHEN

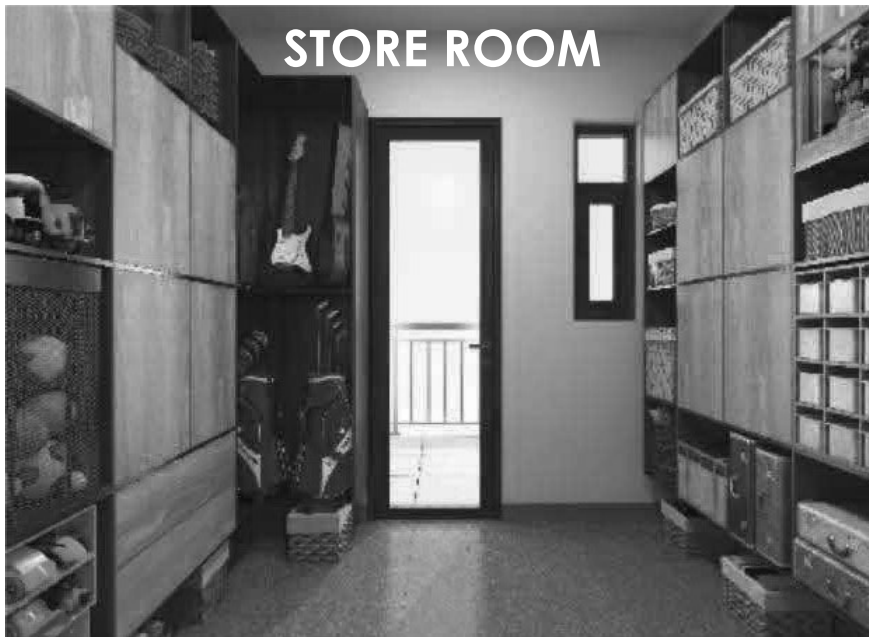
Note: Kitchen would come with wooden look for the lower cabinets and without white goods

## DESIGN FLEXIBILITY FOR BUYERS – KRISUMI SELECT

STUDY



STORE ROOM



SERVANT ROOM WITH TOILET



3<sup>rd</sup> BEDROOM



### 30 TYPES OF APARTMENT VARIATIONS FOR THE BUYER

- ✓ OPTION TO CHOOSE STUDY ROOM OR STORE ROOM OR SERVANT ROOM WITH TOILET
- ✓ OPTION TO CHOOSE 3<sup>rd</sup> BEDROOM AS OPEN TV LOUNGE FOR 3 LDK+S
- ✓ OPTION TO CHOOSE OPEN OR CLOSED KITCHEN

# HOTEL LIKE SERVICES



Note: Pictures are Representative





PERSONAL WORKSPACE  
AT YOUR HOME



Welcome to the new work-life balance.

Where home and work seamlessly flow into one another.

Enjoy a thoughtfully

designed, global quality home along with a proposed

personal workspace furnished by Krisumi. Come, make

yourself at home

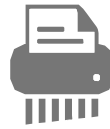
in the future.

# ELEGANCE MEETS EFFICIENCY

Thoughtfully designed workspace, furnished and fitted out by Krisumi. Facilities include everything you need to conduct your work smoothly



Lights



Paper Shredder



TV



Fan



Air Purifier



One time basic stationery & clock



Router



Vacuum cleaner



Toaster



Printer



Coffee Maker



Dustbin



Storage



TOWER - C  
TRIPLE  
HEIGHT  
LOBBY



GRAND  
DROP-OFF

**LIMITED  
EDITION  
APARTMENTS  
IN TOWER C  
FULLY  
FURNISHED  
WITH  
PREMIUM  
SERVICES**

# LIMITED EDITION FULLY FURNISHED APARTMENTS

*Tower C would also have some Limited Edition Fully Furnished Apartments with Premium Services. These would have the below **furnishing in addition to the apartment specifications and finishes shown earlier, and concierge services. These would be serviced through the Club.***

<p><b>General</b></p> <ul style="list-style-type: none"> <li>❖ Video Door phone</li> <li>❖ Wi-Fi Router</li> <li>❖ Intercom</li> <li>❖ All wall and ceiling lights</li> <li>❖ All fans</li> <li>❖ Shoe Rack</li> </ul> <p><b>Living Area</b></p> <ul style="list-style-type: none"> <li>❖ Air Purifier</li> <li>❖ Mini Fridge</li> <li>❖ One 50 inch TV</li> <li>❖ Sofa set</li> <li>❖ Centre Table</li> <li>❖ Side Table</li> <li>❖ TV Console</li> <li>❖ 6-Seater dining table set</li> <li>❖ Rug</li> <li>❖ Art</li> <li>❖ Table Lamp</li> <li>❖ Drapes</li> </ul>	<p><b>Kitchen</b></p> <ul style="list-style-type: none"> <li>❖ 300 litre fridge</li> <li>❖ Utensils for cooking</li> <li>❖ Geyser</li> <li>❖ Dishwasher</li> <li>❖ Microwave</li> <li>❖ Toaster</li> <li>❖ Electric Kettle</li> <li>❖ Mixer Grinder</li> <li>❖ RO Water Purifier</li> <li>❖ Exhaust Fan</li> </ul> <p><b>Bedrooms</b></p> <ul style="list-style-type: none"> <li>❖ One 43 inch TV with Console in Master Bedroom</li> <li>❖ One electronic safe</li> <li>❖ Beds with side tables in every bedroom</li> <li>❖ Mattresses</li> <li>❖ Wardrobe in every bedroom</li> <li>❖ Drapes</li> </ul>	<p><b>Study</b> (where applicable)</p> <ul style="list-style-type: none"> <li>❖ Study table and chair</li> <li>❖ Wall Storage</li> </ul> <p><b>Toilets</b></p> <ul style="list-style-type: none"> <li>❖ Geysers in all toilets</li> <li>❖ Bath tub and Japanese WC in master bedroom; Glass partitions in all other toilets</li> <li>❖ Vanity</li> <li>❖ Towel Racks</li> <li>❖ Mirror lights</li> <li>❖ Exhaust Fan</li> </ul> <p><b>Main Balcony</b></p> <ul style="list-style-type: none"> <li>❖ 2 Outdoor chairs with centre table</li> </ul> <p><b>Service Balcony</b></p> <ul style="list-style-type: none"> <li>❖ Washing Machine with Dryer</li> </ul>
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