



Advance India Projects Limited
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ONE SQUARE.
DIFFERENT WORLDS.



Disclaimer:
RERA Registration no.: 259 of 2017, Licence no. 119 of 2011 & Licence no. 71 of 2014, Building Plan Approval: Memo no. ZP-780/SD/BS/2015/22009. All the approvals can be checked in the office of the Developer. 1 Hectare = 2.471 Acres, 1 Acre = 4840 square yards or 4046.873 square meters; 1 square yard = 0.8361 square meters; 1 square meter = 10.764 square feet. Above images, designs etc. are artistic impression only. All images, designs, perspectives, features, building plans, areas, figures, dimensions, category, services, facilities, specifications, infrastructure etc. are illustrative, tentative, indicative only and the company reserves all the rights to withdraw, vary, modify, amend all/any of these without any notice or on account of govt. norms/directions.

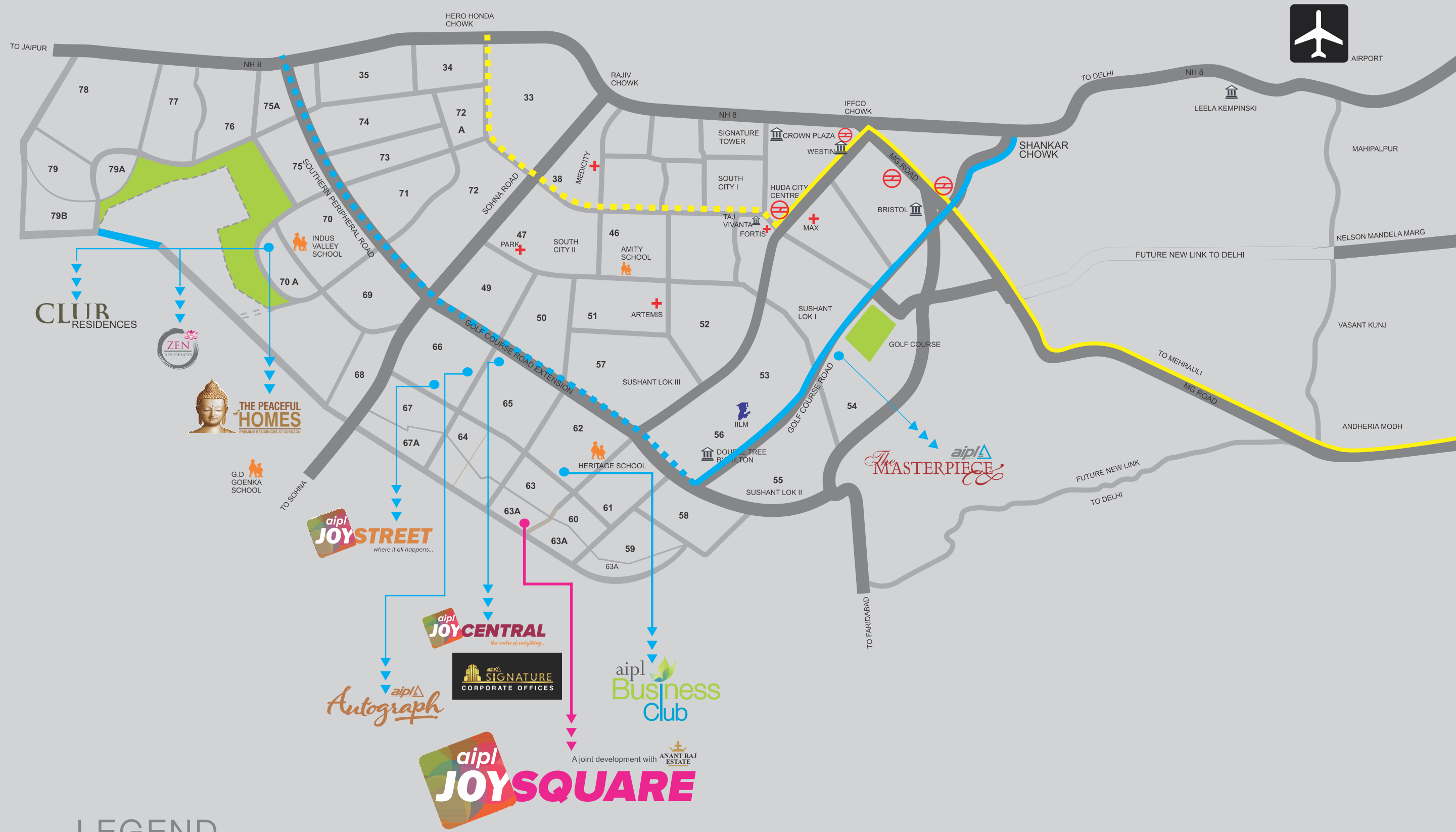


A world of indulgent lifestyle. A world of fantastic shopping. A world of exuberant entertainment.

AIPL Joy Square is a destination that cocoons many facets under its vibrant environment. Here you get to witness a joyous and cheerful life amidst dazzling surroundings. The many worlds of **AIPL Joy Square** welcome you to:

- ▲ Spectacular shopping outlets
- ▲ Super market
- ▲ Fantastic selection of dining avenues
- ▲ Branded serviced residences

Artistic View from the 84 mt. wide Sector Road



Where location is a landmark as well as a status symbol

- Surrounded by upcoming premium residential catchment.
- Direct connectivity from proposed **150 mtr** wide GSPR (Greater Southern Peripheral Road) to IT SEZs & Delhi.
- Large frontage on the main **84 mtr** wide sector road.
- Easily accessible high street retail.

LEGEND

- AIPL PROJECT
- 🏨 HOTEL
- ⊖ METRO
- ⊕ HOSPITAL
- 🎒 SCHOOL
- 👤 PROFESSIONAL INSTITUTION
- EXISTING METRO LINE
- - - PROPOSED METRO LINE
- RAPID METRO LINE
- - - PROPOSED RAPID METRO LIN



Not to scale



Sketch View

Design Philosophy

Located in Gurugram, India, **AIPL Joy Square** is an integrated Retail and Residential development conceived to embody the spirit of a high street market place.

The building comprises of four floors of retail and seven floors of branded serviced residences.

The key architectural vision is to create **an open to sky central spine with terracing floor plates**, allowing vast quantities of natural light to flood into the circulation and gathering spaces.

Inspired by nature, **all the slab edges in this spine are lined with green Planter Boxes**, creating an intimate space so rare to find in Gurugram's urban regeneration through recent years. These gestures seek to blur the boundary between the inside and outside.

To strengthen this dialogue, **a steel canopy with an elaborate shading system is designed to regulate daylight in these spaces**, like trees in a tropical rainforest.

Branching from this dynamic central spine is **a smaller alley, which mimics the sights of the local bazaar**.

The Branded Serviced Residences is designed with a mix of studio & 1 BHK units. All the amenities, like the clubhouse and infinity pool are located on the highest floor, giving a panoramic view of the extended city.





An Aerial View:
4-side Road Accessibility

Aerial view from 150 mtr road



An architectural marvel will soon take shape

- 3 level Basement plus Surface Parking
- Lower Ground Floor - Super Market
- Ground Floor & First Floor: High Street Retail
- Second Floor: Food Court, Restaurants & Cafe
- Third Floor Onwards: Branded Serviced Residences

Artistic View from the 150 mt. wide GSPR - Greater Southern Peripheral Road



4 side open plot

- Abutting road widths - 150 mtr, 84 mtr, 24 mtr & 12 mtr wide road

Spread across **2.84** acres

Open air pedestrian piazzas

- Ease of accessibility

High visibility for most shops

- Retail activity aligned along 4 surrounding roads



SHOPPING
IS AN ART

HERE YOU WILL
MASTER IT

An open to sky central spine with terracing floor plates



A world of exceptional shopping

For an incredible shopping experience, AIPL Joy Square is going to be the go-to destination. Two floors of premium domestic and international retail brands to attract shoppers of different age groups.

Ideally suited for the following retail types to serve the surrounding catchment:

Convenience Stores • Fashion Boutiques • Lifestyle Store
• Cafes • Healthcare • Groceries • Salons & Spas





A world of hassle-free conveniences

Part of the Lower Ground Floor of AIPL Joy Square is proposed to be dedicated to a huge super market that houses items of daily needs for the conveniences of the residents and the neighbourhood as well.



FOOD
IS NOT JUST FOR BODY

LET YOUR SOUL ENJOY
THE FLAVOURS HERE

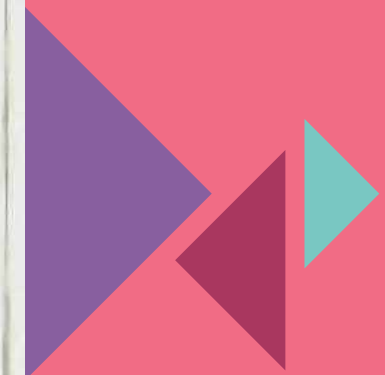
All the slab edges in the central spine are lined with green planter boxes

A world of eclectic flavours

Shopping could be a truly exhausting activity. So simply hop into any of the fine dining restaurants or grab a bite at the jazzy food court to treat yourself with some delicious food. And if you wish to hang out with your friends or spend some me-time, then walk into one of the cafes that is ready to pamper you with some delicious finger foods.

- Air-conditioned food court
- Restaurants with attached terraces
- Cafes
- Street food kiosks





A world of sophisticated living

Experience premium living at the branded serviced residences taken care of by a leading international operator. Designed and furnished elegantly and equipped with modern gadgets for a comfortable lifestyle. Just bring your clothes along and start residing in resplendent surroundings.



Artistic view

Well appointed, fully-fitted Branded Serviced Residences.

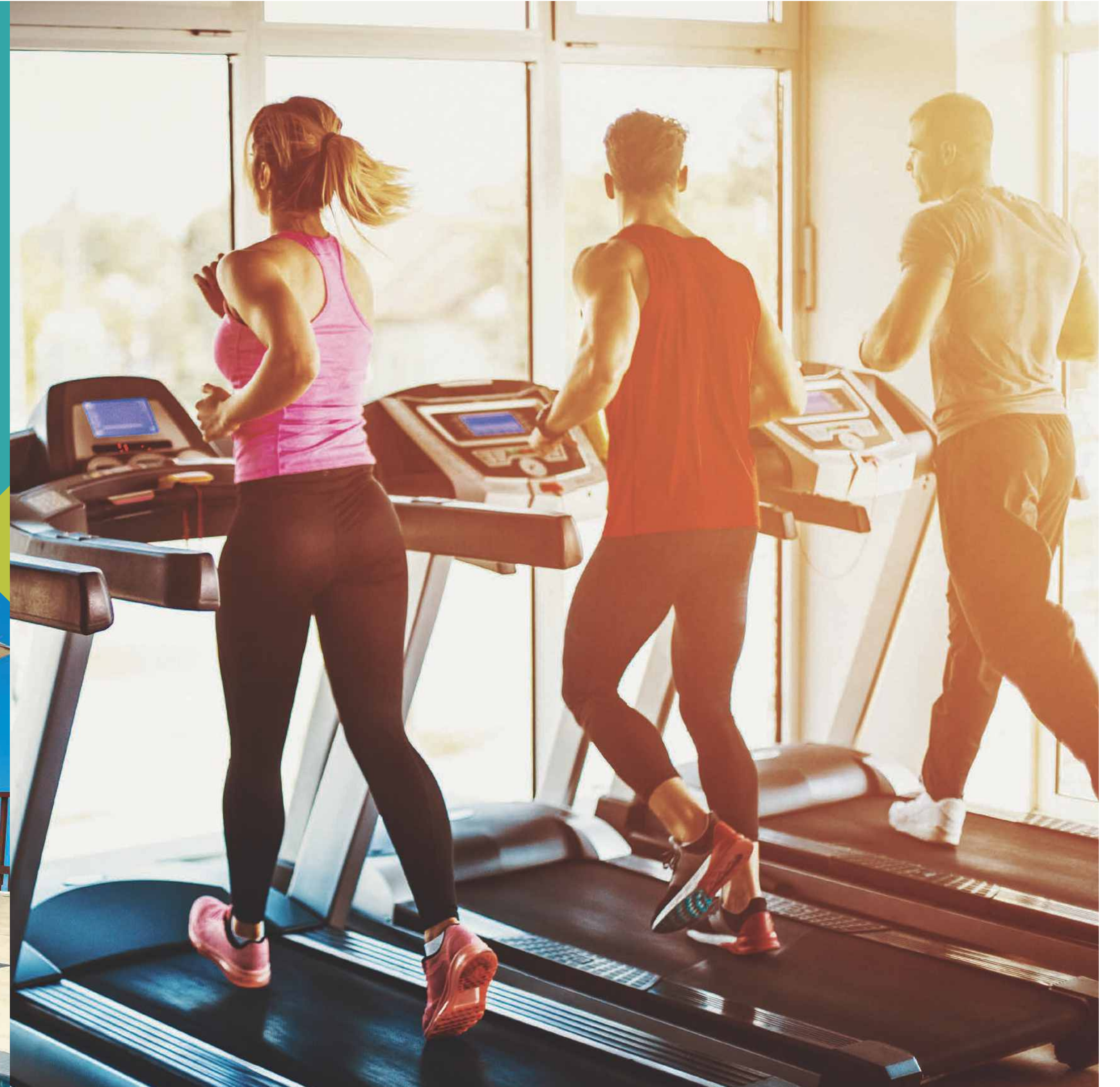


Exclusive experiences in the world of AIPL Joy Square

- Drop off adjacent to the exclusive entrance lobby for Apartments
- Offering Studio & 1 BHK Apartments
- Exclusive Club Floor with Swimming pool, Health club, Restaurant
- Ideal for people looking for Rental Income on their investment



Indicative image of swimming pool

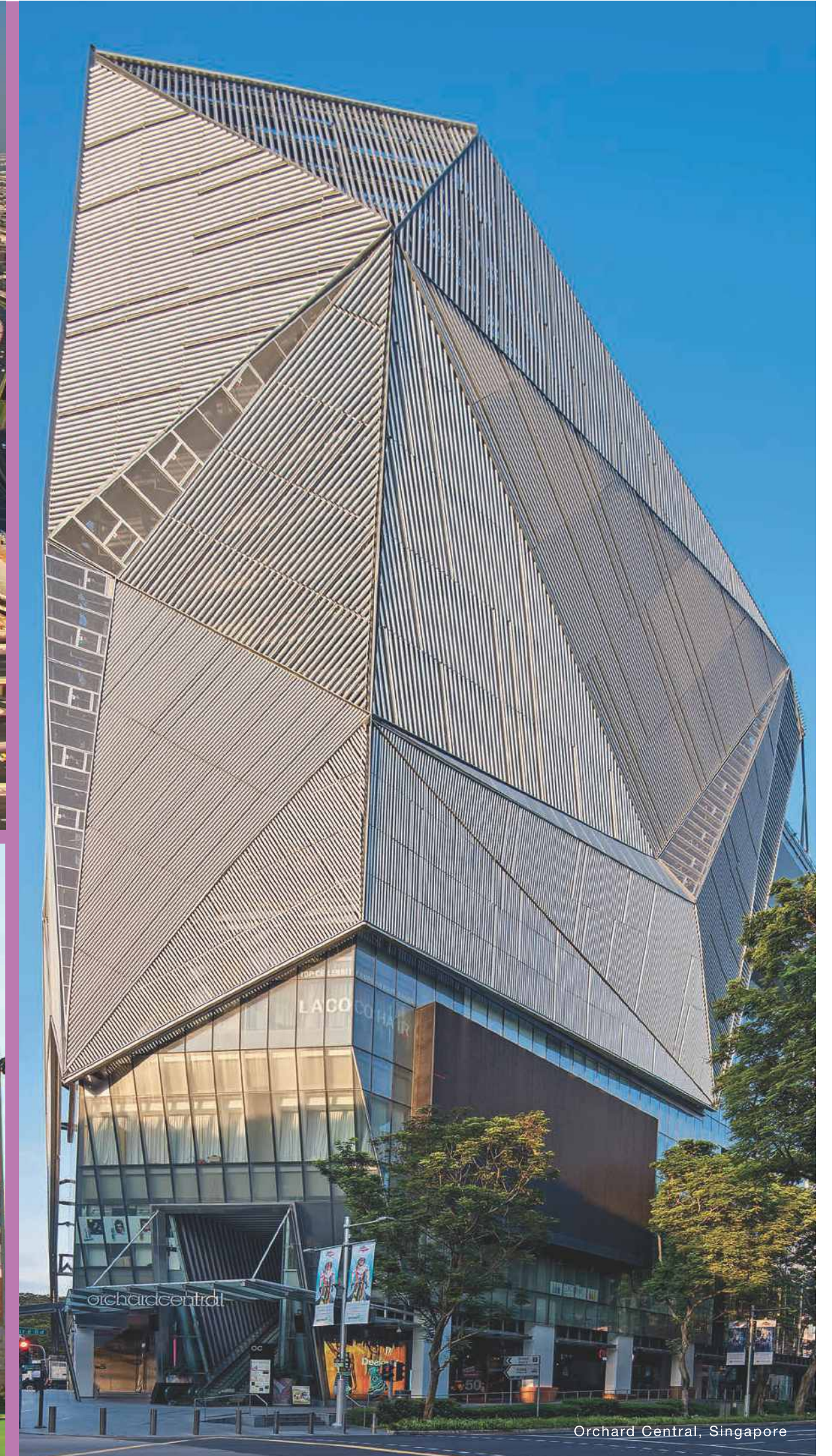


World renowned,
award winning,
Singapore based
architectural firm

The fascinating complex of AIPL Joy Square is going to become an iconic landmark of tomorrow. Designed by the reputed **DP Architects**, whose portfolio comprises some of the most spectacular buildings around the world.

- The Dubai Mall, Dubai
- Orchard Central, Singapore
- Select City Walk, India

Under their superb designing skills, AIPL Joy Square is going to be known for its overwhelming architecture.





Artistic View from 150 mt. road



Aerial view from 150 mt. road. 4 side open plot



Artistic Night View from 84 mt. road



Artistic view of central piazza from ground level



Artistic view of central piazza from Second floor level



The mind behind the spectacular world

Since its inception 27 years ago, AIPL has been a pioneer of the Indian Real Estate scene, especially in Northern India. It has been passionate, driven and committed to delivering the finest residential, commercial and entertainment destinations to its customers. Each of its 60 projects in the last 27 years, has been a shining symbol of its meticulous approach to design, ergonomics and environment. Headquartered in New Delhi with six regional offices in three states of the country, AIPL continues to transform the skyline of the Indian cities with innovative commercial landmarks, unprecedented retail developments and exclusive and premium residential communities.

GURUGRAM | NEW DELHI | NAGPUR | UDAIPUR | AMRITSAR
GOBINDGARH-KHANNA | JALANDHAR

Our spectrum of projects that build worth, prestige and pride.



AIPL JOY SQUARE,
GURUGRAM



AIPL BUSINESS CLUB,
GURUGRAM



AIPL JOY STREET,
GURUGRAM



AIPL AUTOGRAPH,
GURUGRAM



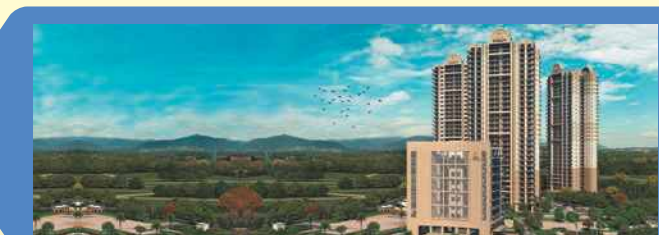
AIPL JOY CITY,
JALANDHAR



DREAMCITY NXT,
AMRITSAR



AIPL JOY CENTRAL,
GURUGRAM



THE PEACEFUL HOMES,
GURUGRAM



AIPL JOY STREET,
NAGPUR