

# THE PRIVATE 60

EXCLUSIVE PRIVATE LIVING



## EXCLUSIVE PRIVATE LIVING

Welcome to a haven crafted for those who seek more than just a home. Our Exclusive Private Living residences blend timeless luxury with modern sophistication, offering a sanctuary of unparalleled comfort and privacy. Each home has been thoughtfully designed to balance elegance and functionality, with expansive layouts, high-end finishes, and meticulously curated details.



## ONE APARTMENT PER FLOOR

A world with a concept of one family per floor is a fusion of privacy and social connection that offers you independent floors to enjoy the best of both worlds. Get ready to live a wondrous life in a pre-loaded 3 BHK where you will be greeted by luxury and comfort already waiting for you. And the cherry on the cake is that the maintenance comes affordable, which is one of many things that makes life at New Town Plus much better.



# WHY INDEPENDENT FLOORS ?



## THE BUDGET

Independent Floor gives you the luxury of a Villa at the cost of an Apartment.



## LUXURY & PRIVACY

Independent Floor is a very lucrative proposition if you are looking for luxury with privacy. With only 6 apartments in a block as opposed to many in a high rise you will have your own space for sure.



## AMENITIES & FACILITIES

Amenities and facilities are exactly the same as in any high rise gated residential project. In contrast, an independent villa requires you to put in ample money to enjoy the same luxuries.



## SECURITY & SAFETY

Be assured of a safe and secure environment with tiered security just like any other gated community, which otherwise is missing in an independent villa.



## EXCELLENT VALUE

Since the concept is new and fresh in the current real estate scenario, you would always be proud of your investment because of a higher appreciation and a good ROI.

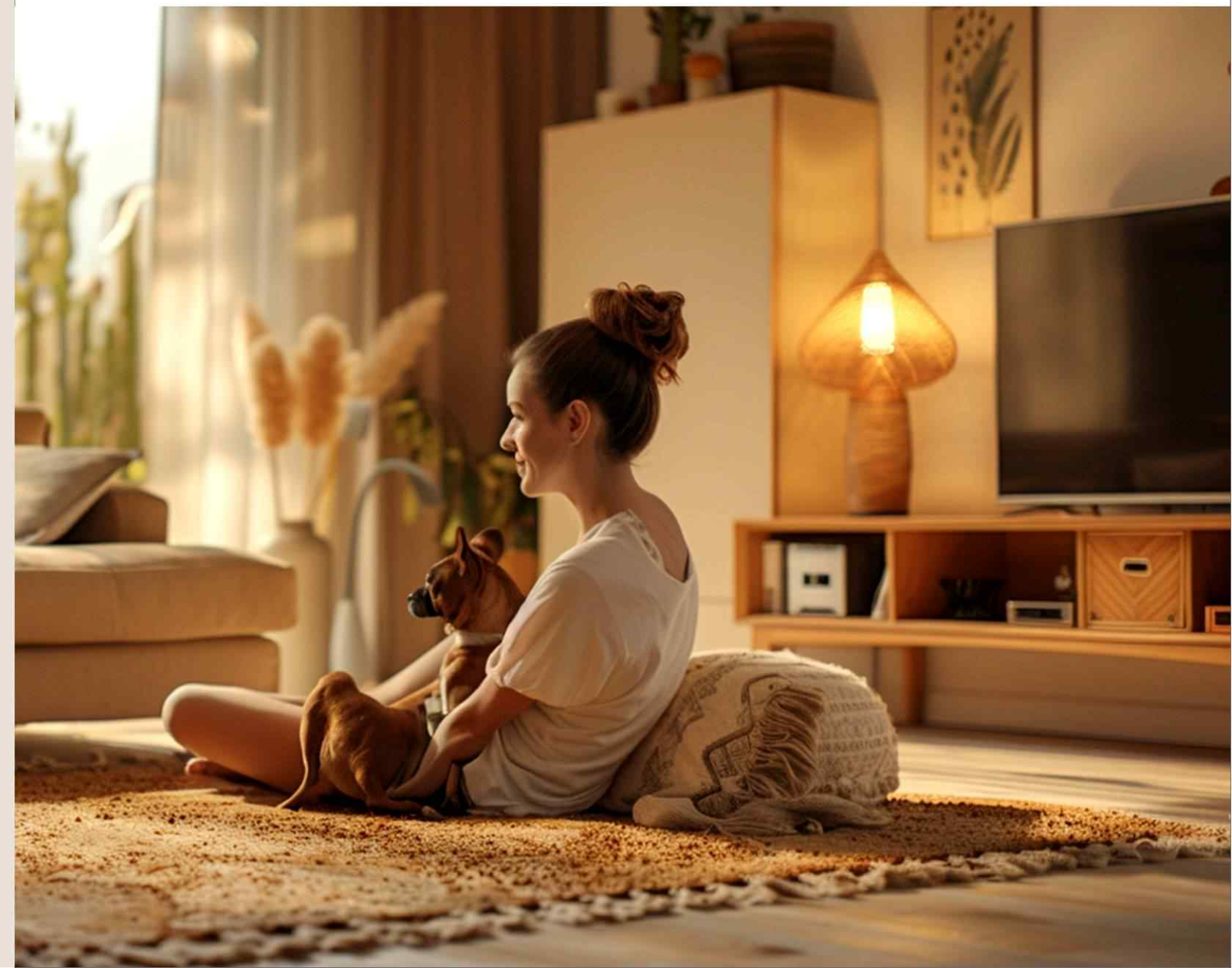


## MAINTENANCE COST

The maintenance cost of a Independent Floor will definitely be lower than any apartment in a mid-sized project or an independent villa.

## INDEPENDENT FLOORS

A fusion which lets you enjoy the benefits of both Villa and Apartment. It provides luxury and privacy of a villa and the coziness and affordability of an apartment.





## YOUR OWN FLOOR, OWN SPACE, OWN WORLD

Each meticulously crafted floor plan offers an expansive layout, tailored to enhance natural light, airflow, and the seamless flow between indoor and outdoor spaces. It's more than a home; it's your personal oasis where you can unwind, entertain, and immerse yourself in the tranquility of your own private haven.

LUXURY RESERVED FOR  
THE SELECT FEW

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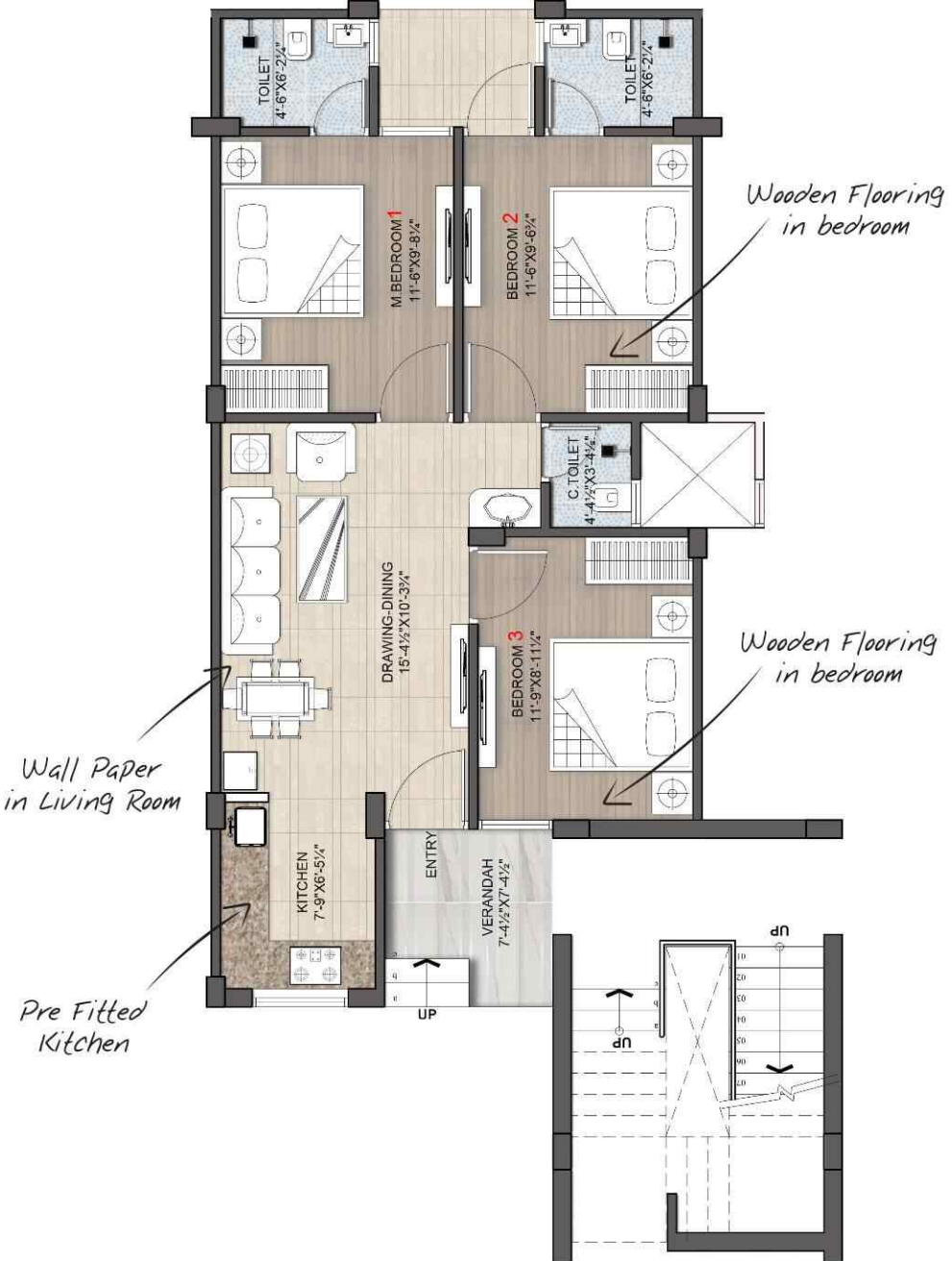


# ONE FLOOR. ONE FLAT. ONE PRIVATE HAVEN

With one residence per floor, your home is a sanctuary of privacy,  
designed for those who value space and sophistication.

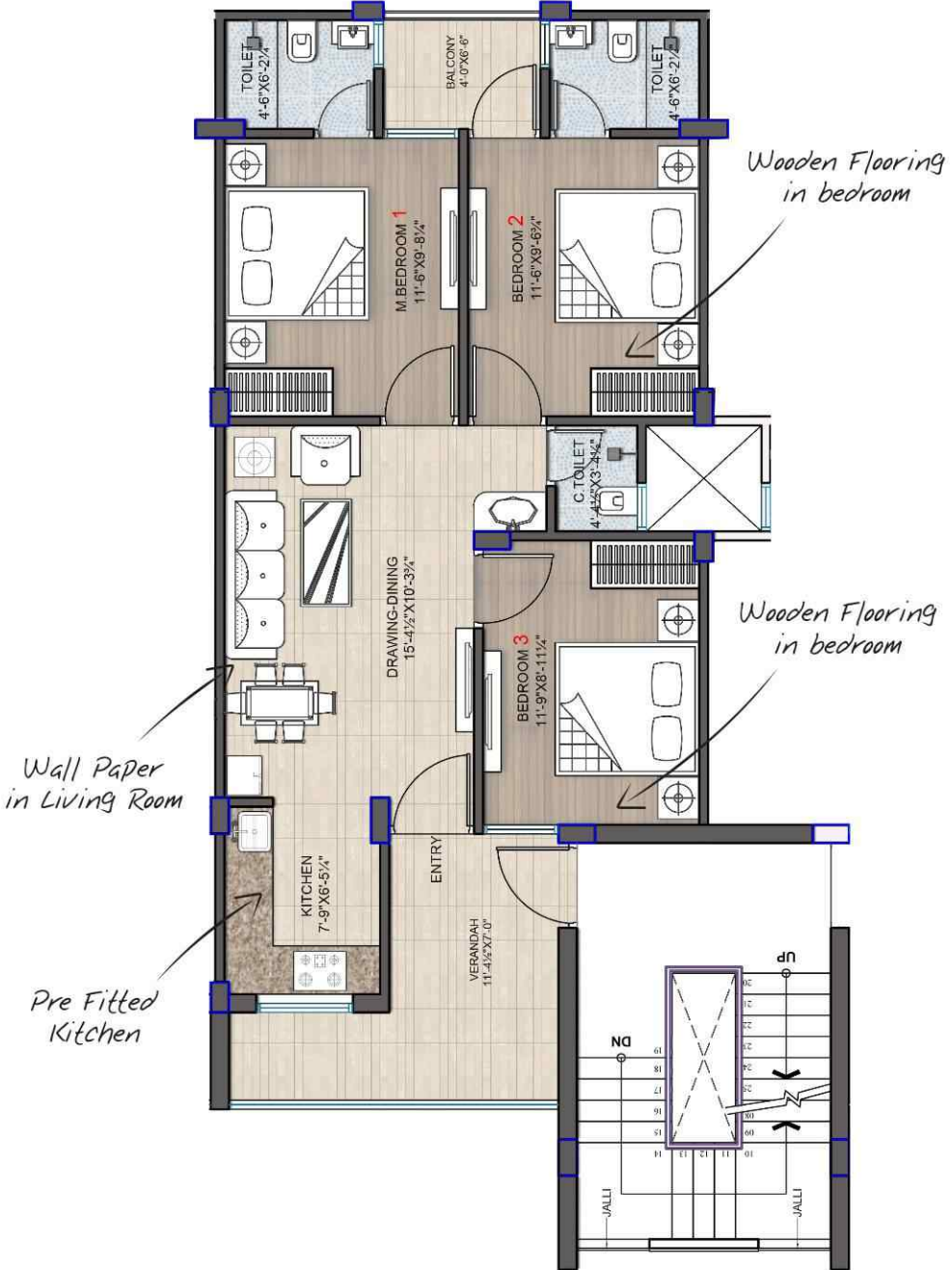


# FLOOR PLANS



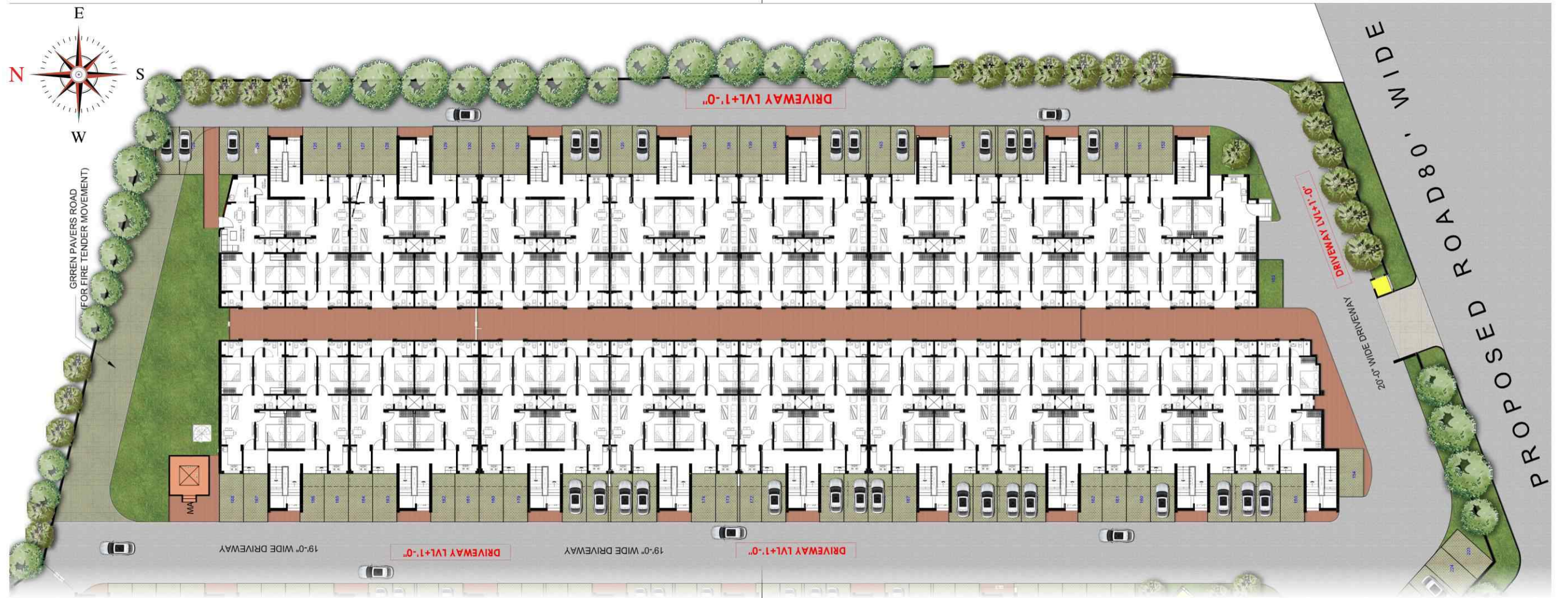
**TYPE 1**  
GROUND FLOOR

SALEABLE AREA : 1037.87 SQ. FT.  
CARPET AREA : 636.29 SQ. FT.  
VERANDAH : 51.62 SQ. FT.



**TYPE 2**  
1ST & 2ND FLOOR

SALEABLE AREA: 1127.24 SQ. FT.  
CARPET AREA: 638.64 SQ. FT.  
VERANDAH: 151.07 SQ. FT.



SITE PLAN

**SOLD OUT**

**NEW TOWN NXT**  
 JAGATPURA, JAIPUR | PHASE-II

**SOLD OUT**

unique **NEW TOWN**  
 INDEPENDENT FLOORS  
 Jagatpura, Jaipur



**THE PRIVATE 60**  
 EXCLUSIVE PRIVATE LIVING

Phase-III

**NEW TOWN PLUS**  
 PRE-LOADED 3 BHK INDEPENDENT FLOORS  
 JAGATPURA, JAIPUR

# CLUB sands

## YOUR GATEWAY TO EXCLUSIVE LIFESTYLE

Life at New Town gets even better with a luxurious Club House Sands that houses world-class amenities and facilities where you can socialize and cherish life's little moments.



Kids Activity Area



Gym



Multi-Purpose Hall



Swimming Pool



Landscaped Garden



Kids Play Area



Book Cafe



Pool Table



Mini Theater



Business Centre



Table Tennis

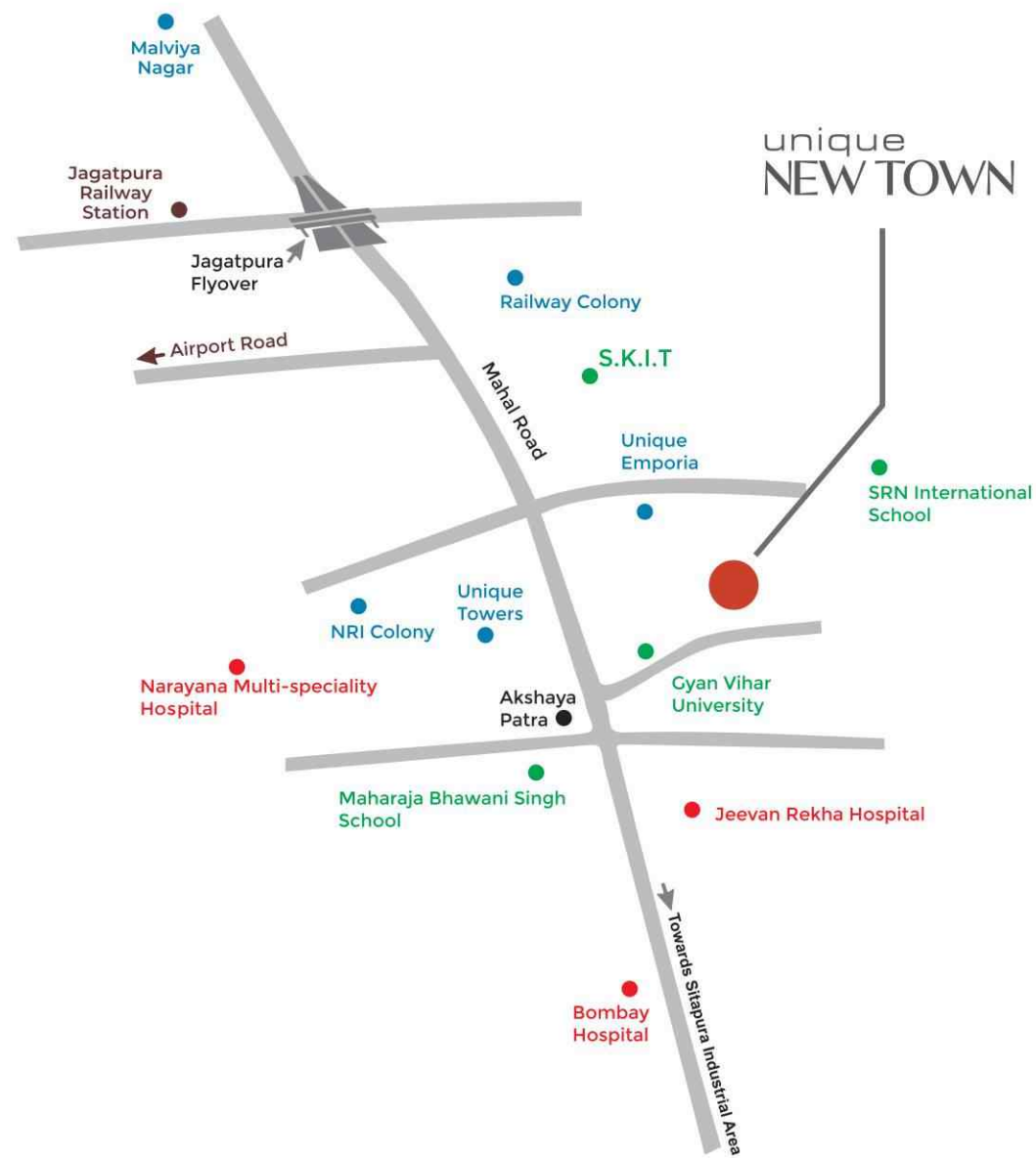


24x7 Security



## CLUB HOUSE FLOOR PLAN





MAP NOT TO SCALE

## LOCATION ADVANTAGES :

### Top Hospitals

Bombay Hospital  
 Jeevan Rekha Hospital  
 Narayana Multi-speciality Hospital, R.U.H.S.  
 Mahatma Gandhi Hospital

### Residential Area

Malviya Nagar  
 Unique Emporia  
 Unique Towers  
 NRI Colony

### Transport Facilities

Jagatpura Railway Station  
 Jaipur International Airport

### Educational Institutes

Gyan Vihar University  
 SRN International School  
 MBS School  
 S.K.I.T  
 V.I.T





Site Address:

Unique New Town, Near Gyan Vihar University, Jagatpura, Jaipur

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