



AVK
AVAAK FLOORS

3/4 BHK **LUXURY**
FLOORS

Anantraj, Sector-63A & Ireo, Sector 60
Gurugram, Haryana 122102



About Us

Welcome to **AVAAK FLOORS**, Your Trusted Partner in Crafting exquisite living experience with a steadfast dedication to excellence, accuracy & client satisfaction.

We have established ourselves as the premier choice for discerning home owners seeking the epitome of luxury living.

With each successful project, our expertise and reputation grew, allowing us to expand v our potfolio and deliver builder floors that blend modern design with superior quality. Today, as a forward looking real estate developer, AVAAK Floors proudly manages over 50 builder floors, setting benchmarks in timely delivery, customer satisfaction & innovation.



Ongoing Projects



DLF PHASE-2
Plot no. L2/1
405 Sq.yd.

ANANTRAJ, B228, Sec-63A
Plot Area- 268 Sq.yd.

ANANTRAJ, B206, Sec-63A
Plot Area- 251 Sq.yd.

IREO, A6/01, Sec-60
Plot Area- 182 Sq.yd.



Delivered Projects



B-91
Location: Green wood city
sector 45
Configuration - 4 BHK

3706 Location: dlf
phase 4
Configuration - 4 BHK

G - 29
Location - Sushant Lok - 3
Configuration - 3 BHK

F- 60
Location - Vipul World
Configuration - 4 BHK

E-252 Location sushant
lok phase 1
Configuration - 4 BHK

A 88
Location: Vipul World,
Sector 48

A20
Location: vipul world
Configuration - 4 BHK

3705 Location: DLF
Phase 4
Configuration - 4 BHK

H - 51
Location - South City -2
Configuration - 4 BHK

A 89
Location: Vipul World,
Sector 48



Floor Plan



DLF PHASE 2 Plot no. L2/1

Floors Price List

W,E.F 12/02/2026

BHK	First Floor	Second Floor	Third Floor	Fourth Floor	Possession	Status
4BHK+Servant	6.35CR	6.09CR	6.09CR	6.95CR (WITH ROOF RIGHT)	Possession DEC 2026	Under Construction

PAYMENT PLAN

**30% On Booking & ATS, 30% On Structure Completion,
20% on Occupation Certificate 20% On Possession**

Floor Plan



ANANTRAJ B-228 PLOT AREA- 268 SQ.YD.

Floors Price List

W,E,F 12/02/2026

BHK	First Floor	Second Floor	Third Floor	Fourth Floor	Facing	Status
3/4 BHK + Sevant	4.05Cr [Half Basement]	4Cr [Half Basement]	4.05Cr [Half Terrace]	4.05Cr [Half Terrace]	North East [2 Side Open]	RTM

PAYMENT PLAN

50% On Booking & 50% On Possession

Floor Plan



Ireo A6/01
PLOT AREA- 182 SQ.YD.

Floors Price List

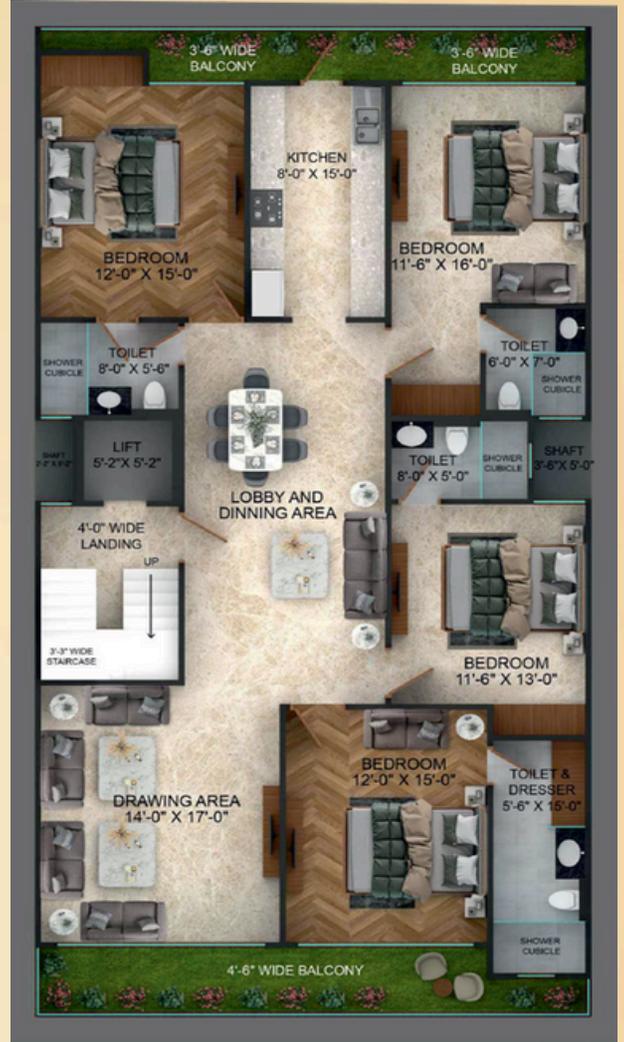
W,E,F 12/02/2026

BHK	First Floor	Second Floor	Third Floor	Fourth Floor	Possession	Facing	Status
3 BHK	3.05Cr [2 Car parking]	3 Cr [Office Space in Stilt]	3 Cr [Office Space in Stilt]	3.35Cr [With Terrace]	Possession May 2026	Corner, North East [3 Side Open]	Under Construction

PAYMENT PLAN

50% On Booking & 50% On Possession

Floor Plan



ANANTRAJ B-206
PLOT AREA- 251 SQ.YD.

Floors Price List

W,E,F 12/02/2026

BHK	First Floor	Second Floor	Third Floor	Fourth Floor	Possession	Facing	Status
4BHK+Servant	3.95Cr	3.85Cr	3.85Cr	4.35Cr [With Full Terrace]	Possession June 2026	North East [2 Side Open]	Under Construction

PAYMENT PLAN

**30% On Booking & ATS, 30% On Structure Complition,
 20% on Occupation Certificate 20% On Possession**

Specifications

Specifications Tudor Residencies

Woodwork	
Doors	Engineered doors PU finish (10 Years warranty)
Kitchen Cabinets	Engineered PU Membrane (10Years Warranty)
Frames	Teak Wood PU Finish (10years warranty) Ultra Luxury PU Finish (10years Warranty)
Almirahs	
Windows	Aluminium Profile with Toughened Glassess (15 Years Warranty)
Vanity	PU Finish/Acrylic (10years Warranty)
TV Console	PU Finish/Acrylic (10years Warranty)

Specifications Tudor Residencies

Bathrooms & Sanitaryware	
PVC /CPVC Pipe	Prakash Gold/Hindware/Supreme/Seeker
Chinaware/CP Fittings	American Standard,Grohe or ROCA
Mirror/Partition	Smart Looking mirror 5MM/ Partition 10MM Shower Cubical
Electric Items	Exhaust Fans, Geyser 25ltr ISI Make
Flooring & Wall	Italian Marbel/Antiskid tiles/Designer Vetrified
Vanity	Unit With Quartz/Granite on Top
Water Tank	3500 lts underground/PVC tank 1000lts with fittings
Water Proofing	Bathrooms/Powder Room/Balconies/Kitchen/ Mumty/Lift/Terrace
Anti Termanite	Anti Termanite on all Column & beams

Electrical Items

Air Conditioner	LG VRV AC or Equivelant (Warranty)
Wiring	Polycab/HAVELLS or equivalent (Warranty)
Switches	Norysis or equivalent (warranty)
MCCB	Schindler (Warranty)
Lights	COB's Natural White, Profile Lights, Magnetic Tracks etc (Warranty)
Lif ts	OTIS Lift , 6 Passenger, (Warranty & AMC)
Fans/Pumps	Havell's or equivalent (Warranty)
Power Backup	100% Colony Power Backup

Paint/Texture

Internal Walls & Ceiling	Asian Paint Premium Emulsion
Terrace & Staircase walls	Texture Paint
MS Railing/Jaal	Enamel Paint on all metallic Surfaces
Doors & Frames	PU Polish

Flooring

Master Bedroom & Drawing/Lobby Italian Marble	Burberry Beige/Olympus Greysa/Botticino/ Prato
Other Rooms	Wooden Flooring
Terrace	Anti Skid Vitrified and Designer Tiles
Stilt/Stairs/ Walltop/ Lift Cladding	Granite Stone/Tiles

Kitchen

Hardware Fittings	Hettich or Equivalent
Chimney,HOB	Kaff/Faber/Equivalent
Flooring/walls/Slab	Italian Marble /Designer tiles /Quartz
Sink	SS Stainless Sink

Interior Finishing

Wall Panneling	Moulding/Grooves/wooden/Mirror/Wallpaper
Curtain Channels - 2 Track	Rooms/Drawing/Lobby
TV Console & Chandeliers	Rooms/Drawing/Lobby
Ceiling	Modern false Ceiling in POP/board/wood/mirror

Elevation & Security

Front	Texture, Granite stones, HPL Wooded Cladding, Luvers , Glass & MS Railings
Gates	Desinger MS DOORS
Security	Video Door Phones, Gate Locks, CCTV cameras
Backside	MS Jaal For Safety



- ⊗ PROPOSED EXISTING METRO STATION
- NEW 60/90 METER ROAD CONNECTING SOUTH DELHI TO GURGAON
- METRO

- ✔ Adjacent to fully developed township
- ✔ 15 Minutes away from IFFCO Chowk
- ✔ 20 Minutes away from Delhi
- ✔ 30 Minutes away from Indira Gandhi International Airport
- ✔ Close proximity to Hospitals, Malls & Schools