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HARERA Website: www.haryanarera.gov.in



AMSTORIA VERTI-GREENS

SECTOR 102, DWARKA EXPRESSWAY

A HEIGHTENED
SENSE OF LIVING



A Heightened Sense of Living

2

Amstoria Verti-Greens transcends traditional luxury, crafting an icon of vertical elegance. Here, cutting-edge design blends with 15 Sky Gardens, verdant sanctuaries, and world-class amenities nestle amidst nature's embrace. Rooted in the ethos of Verti-Greens™ - a philosophy of clean lines, flourishing greenery, and seamless harmony between indoor and outdoor realms - this residential masterpiece evokes a serene rhythm of well-being and togetherness. With effortless connectivity to Gurugram and Delhi through the adjacent Dwarka Expressway, it offers not just a home, but a gateway to a life elevated by nature's tranquillity and urban accessibility.

AMSTORIA



VERTI-GREENS



Vertical Harmony

Amstoria Verti-Greens represents a new way of urban living, where every detail is crafted to elevate both form and function.

Emphasizing a seamless connection with nature and well-being, these residences redefine urban spaces as tranquil retreats high above the city. Vertical living here is a philosophy, blending contemporary design with ecological mindfulness, creating an environment where elegance meets sustainability in perfect balance.



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Reference Image



Where Home is Sanctuary

4

Amstoria Verti-Greens unveils a fresh vision of vertical living, where space is not merely inhabited but truly lived in.

Here, spacious open-plan designs and expansive terraces to each room flow effortlessly to create seamless indoor-outdoor transitions, inviting light and air to dance freely.

These residences transcend the ordinary high-rise, crafting a graceful sanctuary that embraces nature to define a new way of skyward living.



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VERTI-GREENS

Reference Image



9.43

Acres

Total Land Area

1.55

Lac Square Feet

Club & Landscape Area

7

Lifts*

Per Tower

5

Towers

4

Units

Per Floor

3

Club & Amenities Zones

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KEY FACTS

*6 passenger & 1 service lift to each core, as per sanctioned plan



Zone V

Construction*

IGBC Platinum

Pre-Certification

2 & 3

BHK

Residences

15**

Sky Gardens

Across 5 Towers

10.33

Feet

Floor to Floor Height

Sky Decks & Expansive Balconies***

In each Unit

Airconditioned Tower Lobbies

With Welcome Reception Desk

KEY FACTS

* For better safety, the structure is designed for India's highest seismic considerations of Zone V for high rise structures, viz-a-viz Zone IV as stipulated by the Indian codes.

** Refers to areas designated as part of refuge area and library in the approved sanctioned plan.

*** Layout features of apartments as per sanctioned plan.

To view the sanctioned building plan, visit: www.haryana.rera.gov.in

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Amenities

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With community central to the ethos of Amstoria Verti-Greens, the entire double-height ground levels of the towers are given over to welcoming lobby areas & state-of-the-art club/lifestyle amenities.

Exclusive facilities expand out into the central area between the towers where play courts, indoor sports, gym facilities and banqueting suites are among the extensive amenities housed under abundant green roofs.



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Reference Image



2

Outdoor Swimming pools

2

Squash Courts

Padel Court

Badminton Court

Pickleball Court

Indoor Swimming Pool

Gym

Yoga Studio

Banquet Hall

Spa

Business Center

AV Room

A M E N I T I E S K E Y F A C T S

These amenities are within the school and club block as per sanctioned plans, and are for exclusive use of the residents of all phases in the future.

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F&B and Retail

Fine Dining Restaurant
Private Dining Rooms
Convenience Store

Entertainment

Theatre (40pax)
Banquet Hall + Prefunction
Guest Rooms (12nos)

Sky Amenities*

Knowledge Hub
Tranquility Lounge
Serenity Deck

Emotional Wellbeing

Sculpture Garden, Miyawaki Forest,
Tree Groves, Fruit Orchard

Social Wellbeing

Fire Pits, Events Lawn, Reading Area, Kids
Pool, Water Feature, Cascading Fountains
Multi Faith Pavilion, Juice Bar, Outdoor
Dining, Pet corner

Physical Wellbeing

Outdoor Fitness Trail

A M E N I T I E S K E Y F A C T S

*Refers to areas designated as part of refuge area and library in the approved sanctioned plan.
These amenities are within the school and club block as per sanctioned plans, and are for exclusive use of the residents of all phases in the future.





Location

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Strategically situated within the coveted Sector 102 alongside the thriving Dwarka Expressway, Amstoria Verti-Greens ensures that time – the most precious luxury – is effortlessly reclaimed through unparalleled connectivity to Delhi and Gurugram.



*Map and indicators for reference purpose only



Unmatched Expertise

To deliver an unparalleled living experience, BPTP has collaborated with the most esteemed design and engineering minds from both local and international spheres.

This carefully curated collaboration ensures every detail is crafted to the highest standards, setting a benchmark for quality that elevates modern urban living.





Design Partners

13

PRINCIPAL ARCHITECT

DPA - Singapore

dpa.com.sg



Reference Image
THE DUBAI MALL

INTERIOR DESIGN CONSULTANT

Aedas - Singapore

aedas.com



Reference Image
MARINA BAY SANDS PLAZA ROOM

LANDSCAPE CONSULTANT

Grant - UK

grant-associates.uk.com



Reference Image
GARDENS BY THE BAY SINGAPORE

INTERIOR DESIGN CONSULTANT

BLINK - Singapore

blinkdg.com



Reference Image
BEN RICHARDS SIX SENSES KYOTO

GREEN BUILDING CONSULTANT

GreenTree - New Delhi, India

greentree.global



Reference Image
IIT DELHI

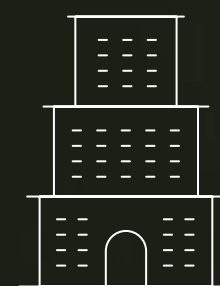
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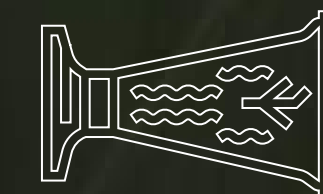
Engineering Partners



STRUCTURAL CONSULTANT

Whitby Wood - Mumbai, India

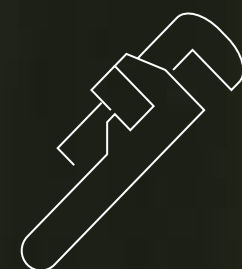
whitbywood.com



WIND TUNNEL CONSULTANT

RWDI - Chennai, India

rwdi.com



MEP CONSULTANT

Sanelac - New Delhi, India

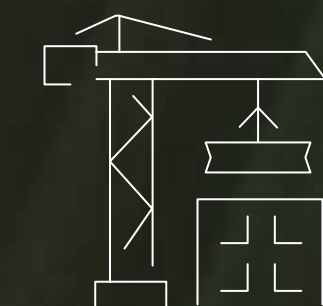
sanelac.com



PROOF CONSULTANT

Manish Consultant - New Delhi, India

manishconsultants.com



GEOTECHNICAL CONSULTANT

Geocon - Mumbai, India

geoconinternational.com





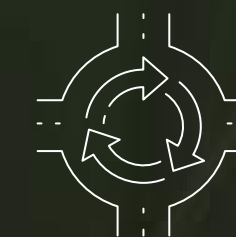
Other Partners



FAÇADE CONSULTANT

BES Consultants - Mumbai, India

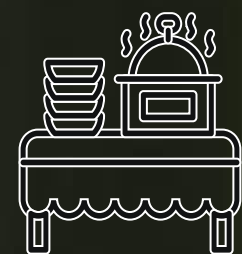
besconsultants.net



TRAFFIC CONSULTANT

Dhrupad - New Delhi, India

dhrupadconsultants.com



KITCHEN DESIGN CONSULTANT

ATN - New Delhi, India

atnconsultants.com



BUILDING BYE-LAWS CONSULTANT

RSMS - New Delhi, India

rsms-arch.com



FIRE SAFETY AND PROOF CONSULTANT

PROION - New Delhi, India

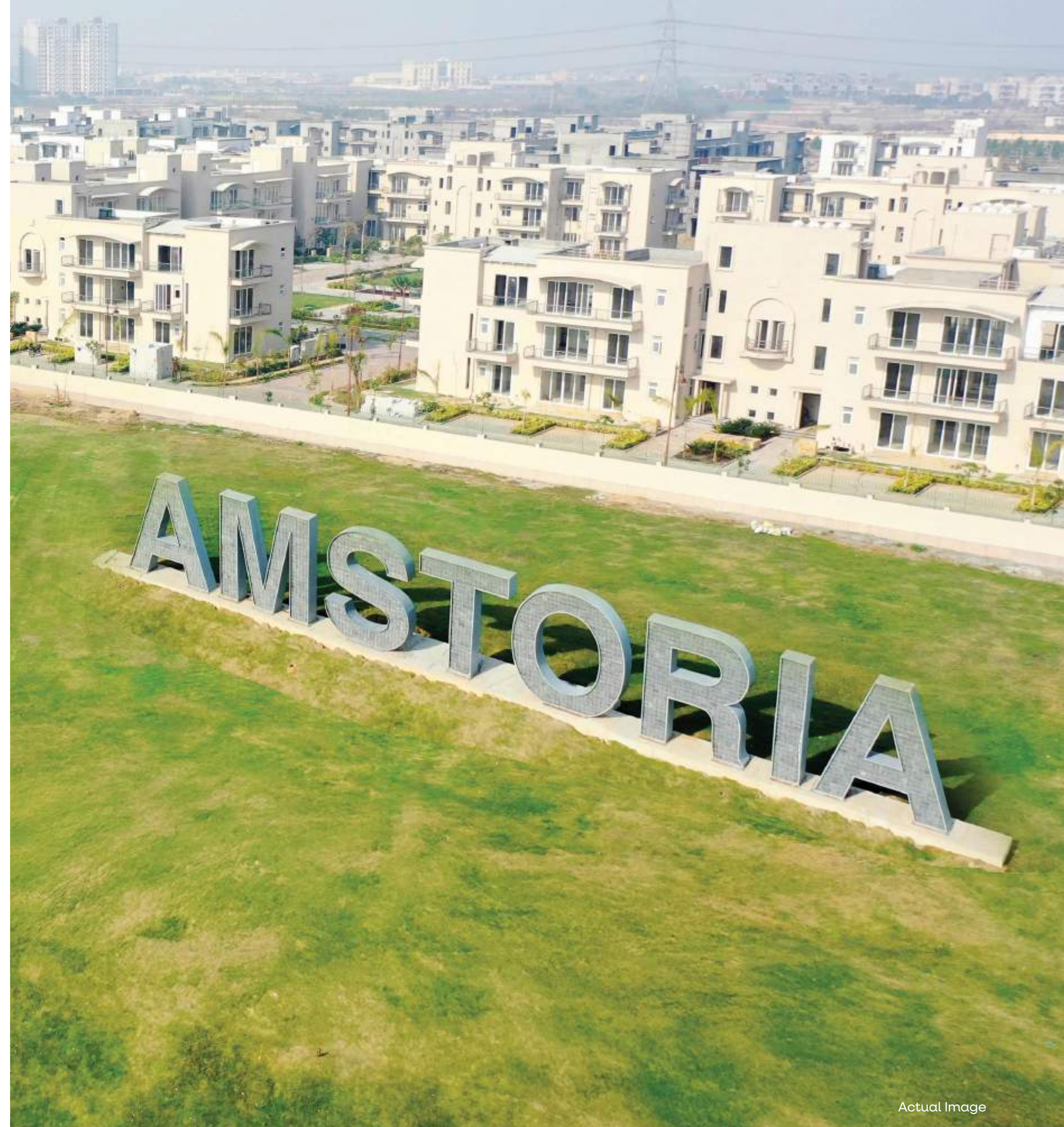
proion.net





Amstoria Township

BPTP Amstoria is a premium integrated township located in Sector 102, Gurugram, along the Dwarka Expressway. Spanning approximately 143 acres, it offers a blend of residences, country floors and plots, all designed to meet global standards in planning, design, and architecture.



Actual Image



Prime Location

Situated on the 150-meter wide Northern Peripheral Road (Dwarka Expressway), Amstoria provides excellent connectivity. It's minutes away from Indira Gandhi International Airport's Terminal 3 and is near the new diplomatic enclave, Aerocity, the Dwarka Golf Course, Global City and other key landmarks.

Green Spaces

Amstoria is adorned with manicured green areas, ensuring residents enjoy serene views and a healthy lifestyle.

Lutyens Inspired Cluster Living Concept

The township draws inspiration from the timeless elegance of Delhi's Lutyens heritage, echoing its hallmark spatial harmony and connection to nature. Homes are thoughtfully arranged around lush, expansive lawns, fostering a serene and welcoming community-centric environment.

Modern Architecture

Residences feature contemporary designs that maximize ventilation, natural light, and functionality.

Amenities

The township boasts a three-tier security system, power backup, ample parking, and state-of-the-art Sanctuary club, which offers recreational facilities like a swimming pool, gym, restaurant, entertainment zone, kids play area and a multi-purpose hall.

Low-Density Township

Amstoria is a low-density township, with low occupancy per acre.

A M S T O R I A K E Y F A C T S





BPTP

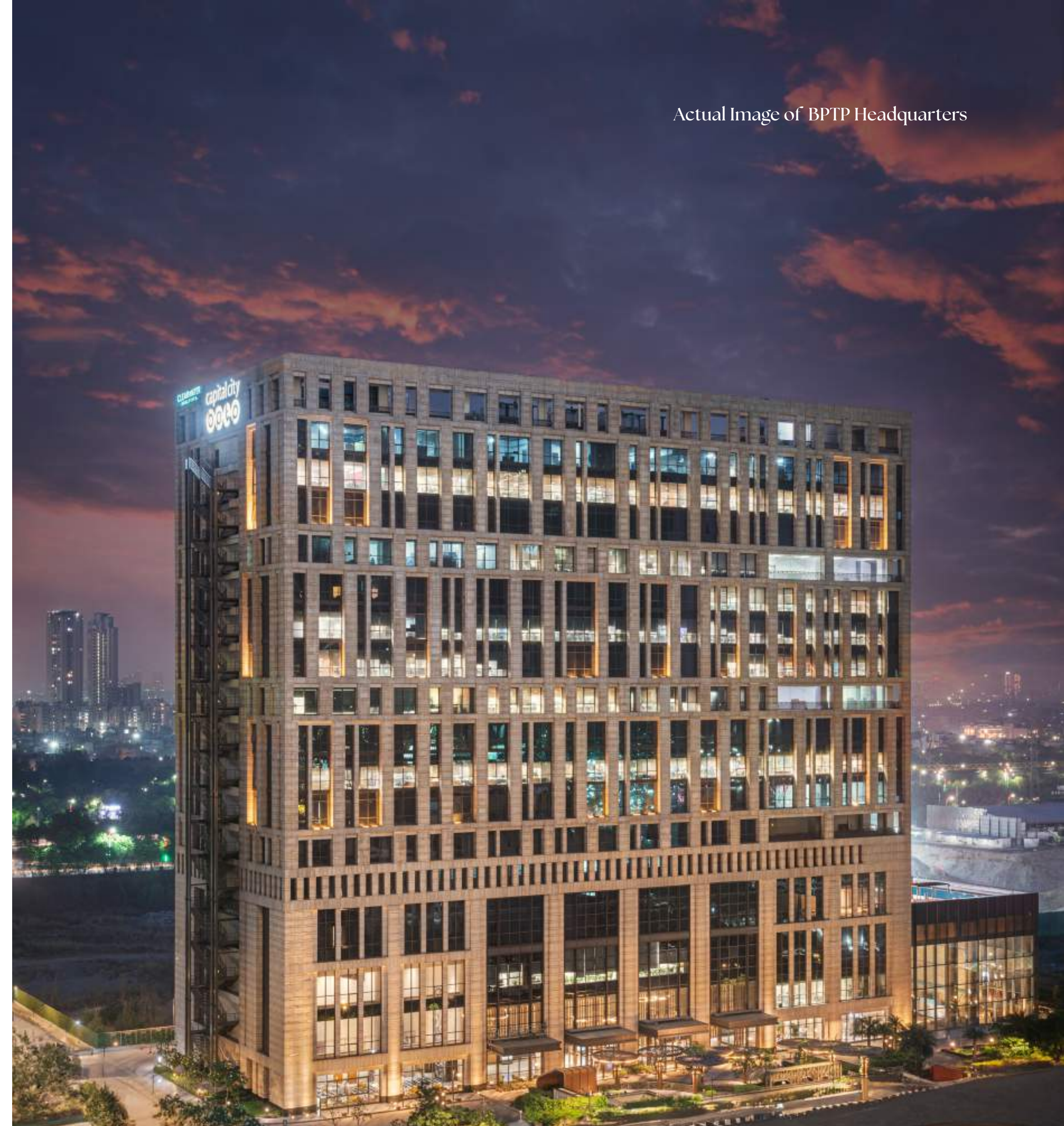
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BPTP has been at the forefront of real estate development for over two decades, transforming cityscapes and enhancing urban living standards throughout the National Capital Region (NCR).

With an unwavering commitment to excellence, reliability and trust, BPTP's expansive portfolio includes luxury low and high-rise apartments, villas, shopping malls and office spaces. To date, the group has delivered over 24,500 units, spanning 50 million sq. ft. across 50 projects.

BPTP's commitment to sustainability is exemplified by the group's IGBC certifications and its ambitious goal of achieving net-zero emissions in future developments.

Actual Image of BPTP Headquarters





2,500

Acre Land Bank

Across Key Micro-Markets in NCR

50

Million Square Feet

Developed and Delivered

50

Projects

Developed and Delivered

24,500

Units

Delivered

6

Integrated Townships

Developed and Delivered Across NCR

2656

Buildings

Delivered

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For more details refer www.bptp.com



Contact

Discover a heightened sense of living at BPTP Amstoria Verti-Greens. For enquiries or to learn more about our premium residences, please get in touch. Our team is here to assist you every step of the way.

Disclaimer:

Amstoria Verti-Greens has been registered with HRERA having registration number RC/REP/HARERA/GGM/ 910/642/2025/13. Dated 05.02.2025 and is available on the website www.haryanarera.gov.in under registered projects. License No. 123 of 2014 dated 22.08.2014, Building Plan approved vide Memo No. 922 dated 08.01.2025|| Amstoria Verti-Greens is a group housing colony being developed on land admeasuring 9.4292 acres out of 12.05 acres situated in Sector 102, Gurugram. The terms of allotment/sale shall be subject to (a) application form , allotment letter, agreement for sale and /or conveyance deed; (b) licenses, building plan and other approvals; and (c) occupation certificate(s). Building plan and approvals are subject to change and revision. Nothing contained herein constitutes an invitation to offer, an offer, provisional or final allotment and does not form part of any legally binding agreement and/or commitment of any nature. The same may be subject to change from time to time without prior intimation or notice. All material/representations, plans, specifications, images (other than actual images), areas, sizes, shapes and positions and facilities, amenities and recreational areas as shown are merely artistic impressions and no guarantee is given of such impressions to be in line with actual Project. All specifications and amenities, shall be as per the final agreement and subject to amendment as may be decided by the Developer, under the provisions of applicable laws or as directed by any competent authority.

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