

**S**obha Developers Ltd, a Rs 1,500 crore company and one of the largest backward integrated real estate player in the country, is developing a villa community, named 'International City', in Sectors 109, 106, 108 in Gurgaon, in association with Chintels Group and QVC Realty Co.

International City, located near the IGI Airport is around 500 meters from the upcoming Northern Peripheral Road connecting Dwarka in Delhi to NH-8 in Gurgaon. The International City will be a perfect blend of cosmopolitan sophistication, magnificent space planning, top-notch amenities and flawless execution, according to a company spokesperson.

The project offers villas and row houses ranging from 692 sq yd to 270 sq yd. The villa units with 692 sq yd are G+2 with basement, having 5 bedrooms, 4 car parks, double-height ceiling, private elevator, study, gymnasium, front and rear lawns, 2 terrace gardens, 3 utility rooms. Villa units of size 500 and 400 sq yd are also available.

The luxury row houses of 270 sq yd are G+1, with 4 bedrooms, an offering with and without basement. Their amenities include two side by side car parks, dining area with an extended sit-out space, utility

**Township amenities:  
Upscale community**

- ▶▶ Super luxury villa and row house development with complete social infrastructure (schools, healthcare, etc)
- ▶▶ Secured living with high-quality maintenance by Sobha Group
- ▶▶ Dedicated play zones and ample green spaces throughout the township
- ▶▶ A grand clubhouse with five-star facilities and amenities
- ▶▶ Sewage treatment plants, organic waste converters, rainwater harvesting pits, solar lighting, etc
- ▶▶ 24x7 auto switch, central power back-up
- ▶▶ Provision for piped gas network and fibre optic cabling

room and large and convenient terrace space.

P N C Menon, who has three decades of experience in creating interiors of palaces and highrises in the Middle East, founded Sobha Developers in 1985. Sobha went public through its initial public offering in 2006; the issue got over-subscribed 126 times!

Sobha is primarily focused on residential and contractual projects. The company's residential

# INTERNATIONAL CITY AT DELHI'S EDGE

Sobha Developers has recently launched a 150-acre villa community, 'International City', at the edge of Delhi, in Gurgaon. **RAVI KUMAR MANGALAM** writes

**Location advantage**

- ▶▶ 10 minutes from the Diplomatic Enclave (proposed), GD Goenka School, DAV Public School, Hotel Park Plaza and Eros Metro Mall in Dwarka
- ▶▶ 15 minutes from Shri Ram School, Ambience Mall, Hotel Leela Kempinsky and office complexes in Gurgaon
- ▶▶ 5 minutes from Ansal Plaza, Columbia Asia Hospital, Umkal Hospital, Chiranjeev Bharti School, ITM University
- ▶▶ 25 minutes from Hotel Hyatt Grand, Fortis Hospital, Delhi Public School, DU South Campus, JNU

luxury apartments and plotted development along with amenities like club house, swimming pool and shopping complex. On the contractual side, the company has constructed corporate offices, convention centres, software development blocks, multiplex theatres, hostel facilities, guesthouses, food courts, restaurants, research centres and clubhouses.

Sobha has completed 72 residential projects and 193 contractual projects covering 43.22 million sq ft of area as of June 2011. Sobha has a footprint in 21 cities and 12 states across India, according to the company prospectus.

The company has also set up a training centre, Sobha Academy, which offers world-class training in building construction with state-of-the-art facilities.

projects include presidential apartments, villas, row houses, super-luxury, luxury, semi-

