

HRERA-PKL-ROH-694-2025
DATED: 19.05.2025



FORTEASIA



MILLIONAIRE
RESIDENCES

AT
GH-4, SECTOR-30A, PH-II, IMT ROHTAK



NOTE: THE IMAGES SHOWN ARE JUST AN ARTISTIC IMPRESSION & CAN BE CHANGED AT OWNERS DISCRETION



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32⁺ LUXURIOUS AMENITIES

GENERAL & GROUND LEVEL AMENITIES



KIDS MULTI PLAY STATION



DROP-OFF POINT



FAMILY SEATING



CABANA SEATING

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Lawn Mounds



TRAMPOLINE



JOGGING TRACK



WATER FOUNTAIN



DOCTOR ON CALL



GENERAL & GROUND LEVEL AMENITIES



COCOON GARDEN



SAND PIT

PODIUM LEVEL AMENITIES



PRIVATE SEATING

ROOF LEVEL AMENITIES



YOGA DECK



GAZEBO



ROOF-TOP GARDEN



SKY WALK



ROOF LEVEL AMENITIES



BARBEQUE COUNTER



OUTDOOR TERRACE PARTY SPACE



SKY OBSERVATORY DECK



FLOWER TUNNEL



WATER FEATURE
WITH SCULPTURES





MILLIONAIRE

R E S I D E N C E S

CLUB AMENITIES



LOUNGE



PANORAMIC VIEW GYM



KIDS POOL



MALE & FEMALE LOCKER/
CHANGING ROOM

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INDOOR SWIMMING POOL



KIDS PLAY AREA / TOT LOT



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MILLIONAIRE
RESIDENCES

CLUB AMENITIES



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FORTEASIA



BILLIARDS



TABLE SOCCER



CONSOLE GAMES



BOARD GAMES



CAFETERIA

UNIT PLANS

PENTHOUSE
Type-A1
Tower-2



PENTHOUSE	Type-A1	Tower-2
PENTHOUSE Unit-701 Tower-2, Type-A1		Sq.Ft.
UNIT AREA		2450
BALCONY AREA		481
TERRACE		139
SUPER AREA		4039

LOWER LEVEL

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UPPER LEVEL

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UNIT PLANS



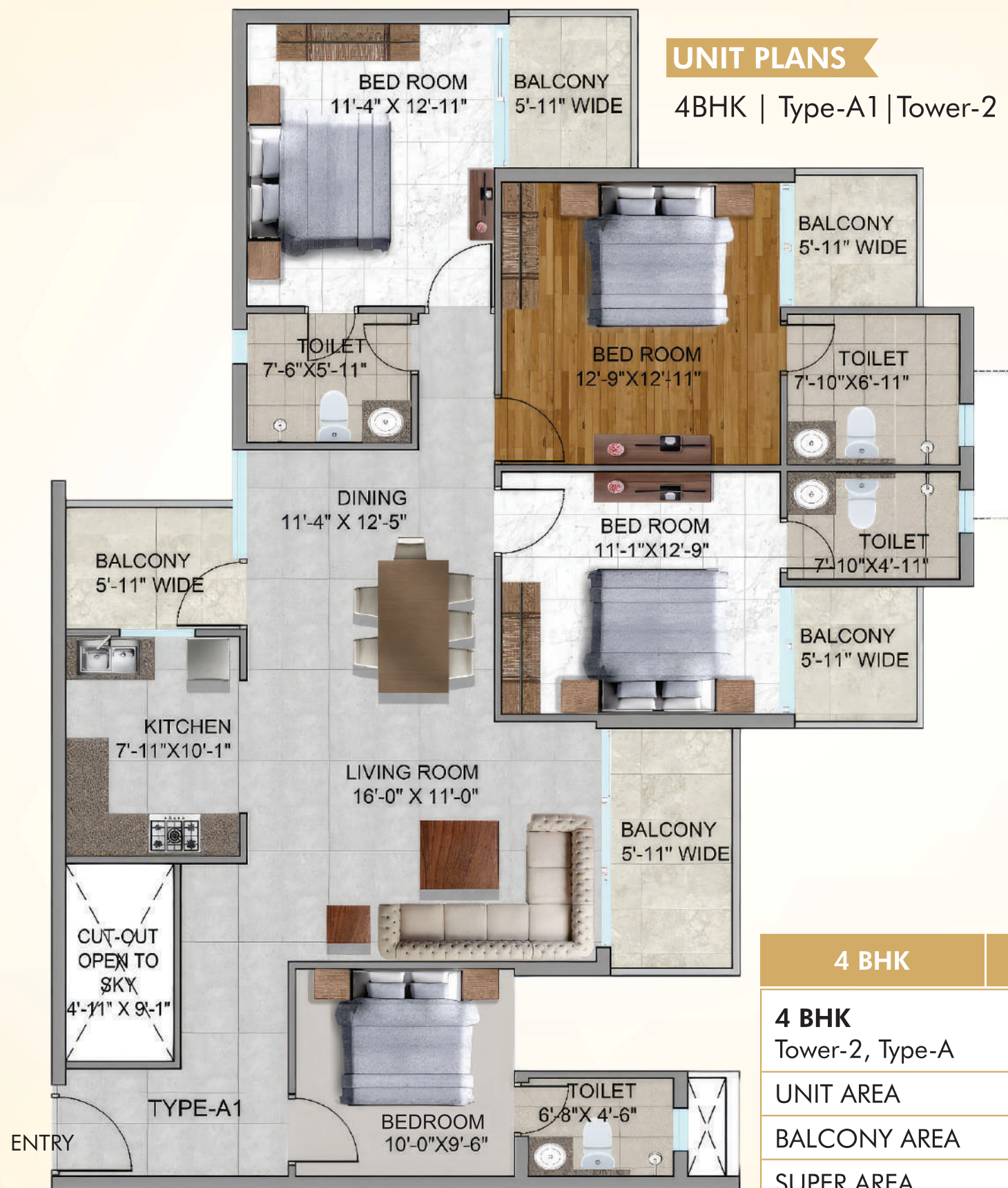
3BHK	Type-A	Tower-1
3 BHK Tower-1, Type-A		Sq.Ft.
UNIT AREA		1171
BALCONY AREA		228
SUPER AREA		1852

*Applicable to Unit Nos. 201, 301, 401, 501 & 601 in Tower-1

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4 BHK	Type-A	Tower-1
4 BHK Tower-2, Type-A		Sq.Ft.
UNIT AREA		1378
BALCONY AREA		231
SUPER AREA		2141

*Applicable to Unit Nos.-202, 302, 402, 502 & 602 in Tower-2

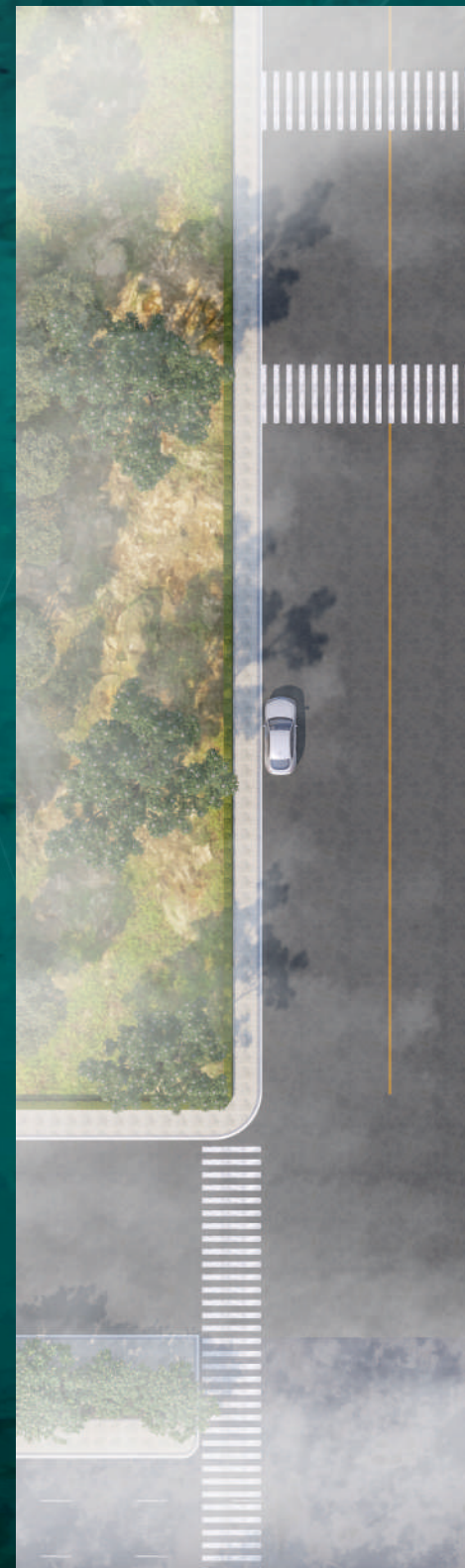
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LEGEND

- | | |
|-------------------------------|--|
| 1. Entry | 21. Kids Pool |
| 2. Driveway | 22. Male & Female Locker/Changing Room |
| 3. Drop Off | 23. Indoor Kids Play Area |
| 4. Open Parking | 24. Billiards |
| 5. Tower-1 | 25. Table Soccer |
| 6. Tower-2 | 26. Console Games |
| 7. Park | 27. Board Games |
| 8. Kids Play Station | 28. Cafeteria |
| 9. Trampoline | 29. Common Podium |
| 10. Sand Pit | 30. Roof-Top Garden |
| 11. Jogging Track | 31. Gazebo |
| 12. Family Seating | 32. Yoga Deck |
| 13. Water Fountain | 33. Sky Walk |
| 14. Cabana Seating | 34. Barbeque Counter |
| 15. Lawn Mounds | 35. Outdoor Terrace Party Space |
| 16. Cocoon Garden | 36. Sky Observatory Deck |
| 17. Private Seating at Podium | 37. Flower Tunnel |
| 18. Club Lounge | 38. Water Feature with Sculptures |
| 19. Panoramic View Gym | 39. Exit |
| 20. Indoor Swimming Pool | |





SPECIFICATIONS

GH-4, MILLIONAIRE RESIDENCES,
SECTOR-30A, PH-II, IMT ROHTAK, HARYANA

S. No.	NAME	BRAND
1	FLOORING DETAILS OF VARIOUS PARTS OF HOUSE	SOMANY/ JOHNSON/ ORIENT
2	WALL FINISHING DETAILS	OBD, PUNNING PLASTIC PAINT-ASIAN/NEROLAC, ETC
3	KITCHEN DETAILS	1. GRANITE COUNTER MOUNTED ON FRAME OR SLAB 2. SS SINGLE BOWL SINK 3. CP FITTINGS 4. CREAMIN TILES UPTO TWO AND AN HALF FEET ABOVE COUNTER
4	BATHROOM FITTINGS	PARRYWARE/ JAQUAR/ KOHLER WITH VANITY, GEYSER & EXHAUST
5	DOORS AND WINDOWS (EXTERNAL)	UPVC DOOR WINDOW 1. LESSO 2. ESSERLOY & WORTH
6	DOORS AND WINDOWS (INTERNAL)	FLUSH DOOR + VENEER LAMINATE
7	MAIN DOORS	FLUSH DOOR-DESIGNER
8	GLASS WORK	TOUGHNED
9	ELECTRIC FITTINGS	ANCHOR/ HAVELLS WITH LIGHTS & FANS
10	CONDUCTING AND WIRING DETAILS	POLYCARE, ANCHOR, HAVELLS & FRLS CABLE
11	WATER STORAGE	A COMMON TANK IN RCC FORM WITH FULL DAY CAPACITY
12	LIFT DETAILS	JOHNSON/HYBON
13	EXTERNAL GLAZINGS	GLASS AND SS-304 WITH TOUGHNED GLASS
14	WINDOWS/GLAZINGS	UPVC WITH GLASS
15	AIR CONDITIONING	NA BUT FITTING WITH COPPER WIRE & CONDUCTING PROVISION TO BE DONE
16	EXTERNAL FINISHING/COLOUR SCHEME	TEXTURE PAINT
17	INTERNAL FINISHING	OBD



ROHTAK CITY



Rohtak



TO KHARKHAUDA

Tilyar zoo, Rohtak

Maharshi Dayanand University

Fortesia Mart

Imt Rohtak

Rupiya Chowk

Fortesia Silicon Valley Ext-1, 2 & 3

Sunari Kalan

Maina

Fortesia Park View

Kainos Hospital, Rohtak

Sunari Khurd

TO JALPAIGUR

TO BAHADURGARH

Connectivity as follows:

- Near Ch. Ranbeer Singh Park
- Tilyar Lake & Zoo-5Min Drive
- Maharishi Dayanand University (MDU) Stadium-13min Drive
- NH-9
- KMP Expressway
- 152D Expressway
- IGI Airport, Delhi - 55min Drive
- Maharishi Dayanand University (MDU) 10min
- PGI-Medical College - 14min Drive
- IIM Rohtak - 20min
- Kainos Hospital - 6min
- Holy Heart Hospital - 10min
- Noble Heart Hospital - 10min
- PGI Hospital Rohtak - 14min



FORTEASIA

TESTIMONY OF DELIVERY

Completed Projects



Silicon Valley
Sector 22D, Rohtak, Haryana



Flower Valley
Sector -26, Jind



Forteasia Mart,
Sector – 26&28, Rohtak



Forteasia The Grand,
Sector -35, Bahadurgarh



Forteasia Residency,
Sector 28 & 28A, Bahadurgarh, Haryana



Forteasia Flower Valley,
Sector -25 Yamuna Nagar

TESTIMONY OF DELIVERY

Ongoing Projects



Forteasia Park View,
Sector – 27A, Rohtak



Forteasia Silicon Valley,
Extension 3, Sector 22D, Rohtak



Forteasia Silicon Valley,
Extension 1&2, Sector 22D, Haryana



Forteasia Kingstreet,
Sector – 3B Bahadurgarh



Forteasia Times Square,
Sector 3B, Bahadurgarh



Forteasia Industrial Township (FIT)
Kalanaur, Rohtak, Haryana

Awards & Recognition

The company is widely recognised for its commitment to customer satisfaction and quality of work. And though customer response is paramount, little wonder, these rewards inspire us to keep elevating our efforts to contribute enhancing customer lifestyle, continuously.

AWARDED AS

**EMERGING
DEVELOPER**
OF THE YEAR (NON-METRO)



Best Emerging Developer In Affordable Township Projects In Delhi & NCR award to Fortesia Realty Pvt Ltd at Global Business Leaders Awards, Awards, 2018.



Most Innovative Real Estate Company of the Year 2019 award to True Villas Developers Pvt Ltd at Global Leaders Awards, 2019 at Dubai, UAE.



Best Emerging Township award to Forteasia Residency, Sector 28, Bahadurgarh at Global Entrepreneurship Awards, 2018.



Excellence award to Forteasia Realty Pvt. Ltd. for being an integral part of Emerging Haryana, 2022. Presented by the Hon'ble Chief Minister of Haryana.



Recognized for on-time delivery of Forteasia Residency, Sector 28, Bahadurgarh project by the Hon'ble Chief Minister. The project was completed in a record time frame of less than a year.



FORTEASIA REALTY PVT. LTD.

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SITE ADDRESS: GH-4, SECTOR-30A, PH-II, IMT ROHTAK

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HSIIDC Allotment No.: RLA2024FEB05518 Dated- 23/02/2024

Drawing Memo No.: HSIIDC/IPD/IMT/RTK/2025/595 Dated- 27/01/2025