



**NIRVANA
REALTY**
HOLIDAY HOMES

NIRVANA'S PR@MISE LAND



**INDIA'S NO. 1
LAND INVESTMENT
OPPORTUNITY IS HERE**





DEVELOPED BY



**NIRVANA
REALTY**

HOLIDAY HOMES

BUILDING DREAMS, ONE LANDMARK AT A TIME

Founded in 2006 by Punit Agarwal(Left) and Pravin Agarwal(right), Nirvana Realty is India's most trusted second-home developer, redefining real estate with innovation and excellence.

18

Years of Trust & Success

9

Successful Projects

7,000+

Happy Families

AWARDS & RECOGNITION



Iconic Holiday Homes
Developer Times Real
Estate Conclave 2024



Best Weekend Homes
Developer Mid-Day
2023

Best Weekend
Developer of the Year
Economic Times
2022

Times Achiever's of
The Times of India
2022

Developer of the Year
Weekend Homes by
Hindustan Times 2021



INTRODUCING PROMISE LAND

Own an **NA Villa Plot** in Maharashtra's most prime locations. Promise Land ensures that your investment is more than just land – it's a lifetime asset, a peaceful retreat, and a lasting legacy.

Experience **Peace**, **Prosperity**, and **Prestige** with a property designed to grow with you.

THREE PILLARS OF PROMISE LAND



Peace

Enjoy a lifestyle designed for relaxation, with river-touch plots, highway connectivity, and zero maintenance worries.



Prosperity

Make an investment that appreciates in value. Secure a source of wealth that not only grows but also provides income opportunity.



Prestige

Own a legacy with the most trusted developer ensuring a seamless path to land ownership.

AT NIRVANA PROMISE LAND WE PROMISE YOU



Direct Highway Connectivity

Reach your property effortlessly with prime access to major highways.



MyNirvana Club Membership

Join a club of property owners and enjoy additional privileges, events, and benefits across our projects.



International Holidays with RCI

With our timeshare collaboration, you can explore global vacation destinations.



Customizable Villas

Complete flexibility to design and build your villa as per your taste and lifestyle.



24/7 Hospitality Management

Our in-house team manages all maintenance, so you enjoy a hassle-free experience.



River Touch Plots

Situated along the serene riverside, our properties offer year-round greenery and natural beauty.

EXPLORE MYNIRVANA CLUB MEMBERSHIP



MyNirvana Club Access

Unlock exclusive amenities across all Nirvana properties, offering complete access to top-tier facilities, and a premium lifestyle wherever you go.

Upto 14 Complimentary Nights

Indulge in up to 14 complimentary nights annually, experiencing the pinnacle of luxury at no extra cost.



Priority Access to Events

Get prior invites to exclusive events curated just for you.

Discount On Food & Beverages

Get great discounts on food and beverage services at any of our properties and elevate your dining experiences.





**NIRVANA
REALTY**
HOLIDAY HOMES

+



THE WORLD IS YOUR HOME



Access To 4200+ Resorts

Get a chance to stay at your favourite resorts worldwide. With more than 4200 resorts, elevate your experience.

Travel To 110+ Countries

Travel to more than 110 countries and enjoy your luxurious living in every corner of the world.



Upto 7 Complimentary Nights

Indulge in up to 7 complimentary nights annually, both domestic & internationally.

DAHANU INDIA'S MOST PROMISING LAND INVESTMENT OPPORTUNITY



- Located 86 km from Mumbai and 142 km from Surat.
- Apart from its coastal charm and scenic views, Dahanu is also rapidly becoming an **epicentre of some major developments**.
- The increase in demand has led to an appreciation in property prices of **9-10% annually**.
- Current rental yields in industrial areas around Dahanu average **10-12% per year**.
- In the next five years, property values in Dahanu are forecasted to **rise by 40-50%**, thanks to massive infrastructure developments.

PROXIMITY TO MAJOR DEVELOPMENTS



Upcoming Vadhavan Port



Mumbai-Delhi Expressway



Upcoming Bullet Train Station



Mumbai-Ahmedabad Highway



Proposed Palghar International Airport

NEARBY ATTRACTIONS



Dahanu Beach



Dahanu Fort



Vedanta Hospital



Mahalaxmi Temple



Parsi Dairy



Jalaram Kathiyawadi Restaurant

LOCATION ADVANTAGES



DAHANU'S NO. 1 VILLA PLOTS NIRVANA VIROHA



Situated along the serene banks of the River Amboli, Nirvana Viroha, a Las Vegas-inspired township, is a perfect balance of modern & nature. **It is spread across 33 Acres and offers year-round greenery and natural beauty combined with world-class amenities.**

This highway touch township is in proximity to major developments like Vadhavan Port and the Mumbai-Ahmedabad Bullet Train, Viroha offers an opportunity where your investment meets luxury & nature, pride, and fulfilment.

READY PROJECTS & AMENITIES



Bellagio Clubhouse



Private Theatre



Jacuzzi



Indoor Games



State-of-the-art Gym



Multicuisine Restaurant

READY PROJECTS & AMENITIES



Kid's Play Area



Swimming Pool



Chikoo Plantation



Riverside Deck



Jogging Track



Landscape Garden

NIRVANA VIROHA

— THE HIGHWAY CITY —
LUXURY VILLAS AND PLOTS

1. Entrance Avenue
2. Club House
3. Swimming Pool
4. Children Play Area
5. Pond

RIVER AMBOLI

MUMBAI - AHMEDABAD HIGHWAY

The masterplan is for reference only and is subject to change at the discretion of the management.

OUR PROJECTS



2010



2013



2012



2017



2014



2023



2023



2009



2006

BECOME A PART OF OUR EXCLUSIVE COMMUNITY



The Project has been registered via mahaRERA registration number: P99000000000 and is available on the website <https://maharera.mahaonline.gov.in> under registered projects.