

SKY CITY

BY OBEROI REALTY

Discover a world sculpted by a vision
and realised in excellence

Where spaces inspire a life of ease

Where time slows

so we can savor each moment

Here, every step speaks of refinement
every breath of enrichment

Explore a world of experiences
simply made effortless

Effortless Living,
Extraordinary Experiences



The projects "Sky City Towers A to D", "Sky City Tower E", "Sky City Tower F" and "Sky City Tower G" are registered with MahaRERA vide registration numbers: P51800003582, P51800018404, P51800028419 and P51800047575 respectively, are available on the website <https://maharera.maharashtra.gov.in> under registered projects. Disclaimer: The Actual image may be modified and/or enhanced and/or touched up/airbrushed for display and information purpose only. Please refer to detailed disclaimer at (Page No. 69) of this Brochure.

A World of Integrated Living

Spread over 25 acres, Sky City, offers a perfect fusion of luxury and elegance, providing a sanctuary where memories are created, and peace is assured.



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“Sky City has set a benchmark for modern luxury living. With impeccably designed residences, world-class club amenities, the upcoming Mumbai Marriott Hotel Sky City*, and the premium Sky City Mall, this integrated development delivers on the promise of transcending luxury and transforming lifestyles.”

Vikas Oberoi

Chairman and Managing Director
Oberoi Realty

Contents

Living

Lifestyle

Wellness

Amenities

Integrated Development

Accessibility

Design

The World of Oberoi Realty

Living,
Beautifully Designed



Spaces that inspire

At Sky City, spaces seamlessly flow into each other which makes every space feel connected to the other, yet allows each one its own privacy.



Actual Image

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The luxury of personalisation

Our thoughtfully crafted spaces offer a balance of flexibility and personalisation, designed for you to create a home that truly reflects your lifestyle.







Where elegance is found in every detail

- Imported marble flooring for living, dining, kitchen and all bedrooms
- Vitrified/ceramic tiles for bathroom flooring and dado wash basin counters
- Aluminium windows
- Vitrified/ceramic tiles dado 2 feet high above kitchen platform
- Kitchen platform with stainless steel sink and drain board
- Anti-skid tiles in the balcony areas (wherever applicable)
- Concealed plumbing
- Branded C.P. fittings
- Video door phone
- Branded electrical switches
- Laminated flush doors
- Wardrobe*
- Split ACs / VRV*
- Modular kitchen*

*Optional Fittings/Furniture/Fixtures/Equipment on chargeable basis and as per terms and conditions specified by the developer.

Actual Image

Lifestyle,
Elevated and Effortless

Sky City Mall

Spanning a million square feet, Sky City Mall redefines luxury, dining, and entertainment. Step into a world where every detail amazes and every experience is the absolute finest.



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Mumbai Marriott Hotel Sky City*

From bespoke hospitality to world-class dining and wellness, the upcoming Mumbai Marriott Hotel Sky City* makes luxury effortless.

Wellness,
Holistic and Harmonious

Extraordinary
moments, made
for everyday life

Spread across 8 acres,
Sky City Club redefines
exclusivity and vitality with
world-class amenities and
experiences curated to
revitalise your mind, body,
and soul.





Unwind,
just steps away

Refresh your senses
as the cool water
soothes and
energises, bringing
relaxation right to
your doorstep.







Elevate your fitness

Achieve your fitness goals with state-of-the-art equipments and spacious, well-designed workout spaces that give you the freedom to move, train, and push your limits.

Amenities,
For Every Lifestyle





Conversations, served warm

A space where rich brews and meaningful conversations come together in a setting that exudes warmth and elegance.

Actual Image



Enhancing everyday experiences

Whether you are refining your game or simply unwinding, our facilities offer something for everyone—from sports and fitness zones to entertainment and recreation spaces.







Amenities



Sports and Fitness

Jogging Track

Squash Court

Multi-use games area including badminton and tennis court

Skating Rink

Swimming Pool

Aqua Gym

Billiards / Pool

Cricket Net

Yoga/Meditation/ Activity room

Indoor Games

Leisure Pool

Lap Pool

Gymnasium

Rock Climbing

Golf Simulator



Nature and Wellness

Landscaped gardens

Reflexology Park

Steam room

Spa

Salon

Outdoor Meditation area



Facilities

High Speed Elevators

Backup generators for emergency power

Entrance lobby with high ceiling

CCTV in select common areas

Launderette*

Convenience Store*

Doctor’s Room/ First Aid*



Children’s Fun Zone

Childrens Play Area

Kids Pool

Toddlers Play Area

Swing Corner

Jet Kids Pool

Day Care Center*



Lounge and Entertainment

Multi-purpose hall/ function room

Senior citizen seating

Mini theatre

Amphitheatre

Party Lawn

Pre-function Plaza

Sky City Business Lounge*

Sky City Cafe*

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Space will be provided: Amenities to be run by third party on chargeable basis.
Note: The amenities listed above are for the use of the entire residential development at Sky City.



Shopping

Sky City Mall

Hospitality

Mumbai Marriott Hotel Sky City*
(upcoming)

Accessibility

Sky City Mall & Theatre

Devipada Metro Station: 900 m

Borivali Railway Station: 1.3 km

SV Road

Western Express Highway

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“When we set out to design projects, our first thought was, how do we build large developments and yet preserve its identity. With Sky City, we want residents to feel a singular communal feeling of shared surroundings, amenities and open spaces, wherever they may be within the properties.”

Sim Boon Yang
ECO.ID - Founding Partner & Director

Experience excellence crafted by experts

ECO.ID-Architectural Partner

ECO.ID Architects is a multidisciplinary practice founded in 1996 with a modern and progressive approach to design. Since 1997, the firm’s footprint has extended globally with projects across Asia, the Middle East and Africa. The firm’s holistic, 360 degree perspective has resulted in numerous wins at prestigious international awards.

WME-Structural Consultant

WME Global are Dubai Headquartered multidisciplinary engineering consulting practice operating in 7 locations worldwide with 520+ employees, offering civil & Structures, MEP, Infrastructure, AV/IT and Security. WME has two design studios in India, one each at Mumbai & Bengaluru.

Ted Jacob-Engineering Group

With a presence in North America, the Middle East and the Far East, Ted Jacob Engineering Group (TJEG) is a consulting engineering firm specializing in the planning, design, and construction of buildings across various sectors.

David Blackwood Murray-Landscape Architect

David Blackwood Murray, a Chartered Landscape Architect has over 40 years of experience working with clients, architects, and engineers across the globe.

The World of Oberoi Realty

Cities are not defined by buildings, but by experiences. It is the warmth of homes, the buzz of commercial activities, and the excitement of malls that help to create a vibrant city.

At Oberoi Realty, we enrich lives with our premium developments in residential, commercial, retail, hospitality and social infrastructure verticals.

Through world-class design, quality finishes, fine aesthetics, state of the art amenities and a commitment to increasing our green footprint, we strive to create developments that are sustainable and elevate lifestyles.

Oberoi Garden City Goregaon

International Business Park
Commerz
Commerz II
Commerz III

Oberoi Mall
The Westin Mumbai Garden City
Oberoi International School

Elysian
Esquire
Exquisite

Oberoi Seven
Oberoi Woods

Thane

Forestville
Oberoi Garden City
JW Marriott Hotel Thane Garden City*
(Upcoming)
Oberoi International School (Upcoming)

Borivali

Sky City
Sky City Mall
Mumbai Marriott Hotel Sky City*
(Upcoming)

Kandivali

Oberoi Gardens
Oberoi Park View

Andheri West

Oberoi Springs
Oberoi Sky Garden

Andheri East (JVLR)

Oberoi Splendor
Oberoi Prisma
Oberoi Splendor Grande
Maxima
Oberoi International School

Santacruz

Oberoi Priviera

Mulund

Eternia
Enigma

Worli

Three Sixty West Mumbai

Our mix of innovative design, expansive landscape layouts, planning initiatives and use of cutting-edge technology has resulted in 50 completed projects across Mumbai, establishing us as one of India’s leading real estate companies.



Our expertise
Spans sectors.

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Disclaimer

1. You are requested to independently, either directly or through your legal/financial consultants, thoroughly verify all details/documents pertaining to the project as available on <https://maharera.maharashtra.gov.in> under the category registered project as "Sky City Towers A to D", "Sky City Tower E", "Sky City Tower F" and "Sky City Tower G" bearing MahaRERA registration numbers: P51800003582, P51800018404, P51800028419 and P51800047575 respectively. The details available on the Maharera website includes the approved layout with phasing/user superimposed; proforma agreement for sale, fixtures and fittings, common areas, facilities and amenities; approvals and permissions; title certificate and details of encumbrances and the manner, in which the entire layout is proposed to be developed.
2. This document does not constitute an offer and/or acceptance and/or contract and/or agreement and/or transaction and/or any intention thereof and/or a disclosure under any statute of any nature whatsoever.
3. The site/layout plan, the orientation of buildings/towers/wings/structures, the common areas, facilities and amenities, the fixtures, fittings, soft furnishing/furniture, gadgets, technology, information, pictures, images and visuals, drawings, specifications, sketches, and other details herein are merely creative imagination and an Architect's impression and are only indicative. These should not be construed in any manner as disclosures under the provisions of the Real Estate (Regulation and Development) Act, 2016 and the Rules made thereunder and/or applicable law, and the relevant applicable disclosures shall be made at an appropriate time. Oberoi Realty Limited accepts no liability or loss arising from the use of the material, information or statistics published in this document.
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5. All areas/specification/amenities to the Flat/Project/Layout/Scheme shall be as per the Agreement for Sale between the Parties.
6. The photographs contained herein may be stock/standard photography taken at a location other than the project site and are used to indicate a conceptual lifestyle.
7. No representation or warranty is made or intended as to the accuracy or completeness of information herein or as to its suitability or adequacy for any purpose.
8. By agreeing to purchase, you have represented that you are fully and completely understood and satisfied on all aspects of the Real Estate Project including as mentioned above, and that all documents and information as required to be furnished to you under RERA and applicable law have been duly furnished. Other terms and conditions apply.
9. Projects "Sky City Tower F" are funded by Kotak Mahindra Bank.

Tower A to D



Tower E



Tower F



Tower G



MahaRERA QR Codes



~ CONTACT US ~

Customer Experience Centre:

Sky City by Oberoi Realty,
Off Western Express Highway, Dattapada Road,
Borivali (East), Mumbai - 400 066. India

Corporate Office

Oberoi Realty Limited, Commerz, 3rd Floor,
International Business Park, Oberoi Garden City,
Off Western Express Highway, Goregaon (East), Mumbai-400 063.



+91 80698 07399

www.oberoirealty.com