



— A PROJECT BY —




ASHFORD
— REGAL —

REGAL 1 & 2 BED HOMES IN NAHUR WEST

DEVELOPMENT MANAGER



The project registered under Phase 1 (Wing A) - P51800047421, Phase II (Wing B) - P51800047384 & Phase IV (Wing C) - PM1183032400064 is available on the website <https://maharera.it.maharashtra.gov.in> under registered projects. *T&C Apply. The Project is funded and mortgaged with Axis Bank Limited. 

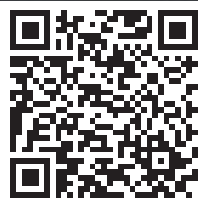
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WING A

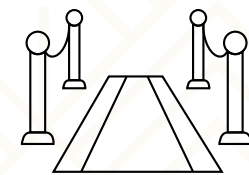


WING B



WING C





WELCOME TO THE WORLD OF REGAL

Where elegance meets legacy. Embrace a lifestyle that is
royal in every detail. Designed for those who deserve the finest.

Step into your kingdom. Elevate your life.

{BE} REGAL



Representative Image

A high-angle, wide shot of a person standing on a balcony, holding a white cup of black coffee. The person's left hand is resting on the balcony railing, and a wristwatch with a white face and brown leather strap is visible. The background shows a busy city street with multiple lanes of traffic, including cars and a green truck. To the left of the street is a large, modern building with a grid-like facade of windows and balconies. The scene is captured in a cinematic style with soft lighting.

WHERE CLASS AND
CONNECTIVITY CONVERGE

Representative Image



Actual View



AT MUMBAI'S NEW EASTERN GEM - NAHUR

Amidst lush greenery, Nahur provides a tranquil haven for the discerning urbanite.

As one of Mumbai's most thoughtfully planned neighborhoods, it is rapidly becoming a sought-after destination. With vibrant lifestyle hubs and seamless connectivity to key

landmarks, Nahur is poised to become Mumbai's crown jewel, where regal living harmonizes with modern convenience.

THE ADDRESS
THAT EMPOWERS YOU TO LIVE
A REGAL LIFE.

Representative Image



THE REGAL ADVANTAGE OF CONNECTIVITY

GOREGAON - MULUND LINK ROAD

Embrace effortless connectivity with the upcoming GMLR (Goregaon-Mulund Link Road), linking the Eastern and Western Express Highways through Mumbai's first underground tunnels beneath Sanjay Gandhi National Park. Featuring six-lane flyovers and enhancements at Nahur railway station, this project will ensure swift journeys, with key developments expected by 2023 and 2025.

Experience the future of convenience at your regal haven.



Representative Image

YOUR SEARCH FOR A PLACE
WHERE TIME IS NOT A LUXURY,
ENDS HERE!

Avoid the mindless commutes you've always dreaded.

The GMLR (Goregaon-Mulund Link Road) will start from the Eastern Express Highway near the Mulund-Airoli signal and end at the Western Express Highway at Goregaon. The 12 km route will have two tunnels running below the Sanjay Gandhi National Park and Goregaon Film City. It will be the first-ever underground tunnels in the city that further stretch to GMLR. Followed by two six-lane flyovers to ensure smooth up-and-down traffic flow.

Widening ROB work completed at Nahur railway station.

Widening of existing road on both the sides is ongoing. Expected date of completion is DEC 2023. 4.7 km tunnel construction and improvement of major intersection is in progress. Expected date of completion is Oct 2028.

Propose flyovers intersection of Eastern & Western Express is in progress.



- PHASE-I** Widening ROB work completed at Nahur railway station.
- PHASE-II** Widening of existing road on both the sides is ongoing. Expected date of completion is Dec 2023.
- PHASE-III** 4.7 km tunnel construction and improvement of major intersection is in progress. Expected date of completion is Oct 2028.
- PHASE-IV** Propose flyovers intersection of Eastern & Western Express is in progress.

Source: Source: <https://www.mid-day.com/mumbai/mumbai-news/article/mumbai-goregaon-mulund-link-road-project-proposed-in-four-phases-will-have-underground-twin-tunnel-23250606>



THE REGAL ADVANTAGE OF A PERFECT LOCATION

The connectivity and social canvas of Mulund makes life feel like a breeze.
And a home in a neighbourhood that has it all is indeed a dream.

- GOREGAON-MULUND LINK ROAD
- UNDERGROUND TUNNEL
- JOGESHWARI-VIKHROLI LINK ROAD
- LAL BAHADUR SHASTRI ROAD
- VIKHROLI-KOPERKHAIRNE BRIDGE
- EASTERN EXPRESS HIGHWAY
- MULUND-AIROLI ROAD
- WESTERN EXPRESS HIGHWAY





CONNECTIVITY

- GMLR 5 Min.
- LBS Road 5 Min.
- Nahur Station 5 Min.
- Eastern Express Highway 10 Min.



SHOPPING & ENTERTAINMENT

- DMart 12 Min.
- Neptune Magnet Mall 10 Min.
- R Mall 15 Min.
- Huma Mall 15 Min.

{BE} CONNECTED
WITH THE WORLD
AROUND YOU



SCHOOLS & COLLEGES

- GS Shetty International School 5 Min.
- St. Mary's Convent High School 10 Min.
- NES School 15 Min.
- Pawar Public School 9 Min.



HEALTHCARE

- Fortis Hospital 5 Min.
- H M Navneet Hospital 10 Min.
- Jupiter Hospital 20 Min.

THE REGAL LIFE BEGINS HERE



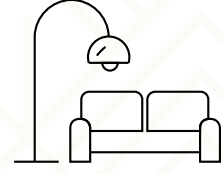
Artist's Impression



ASHFORD
— REGAL —

A MARK OF DISTINCTION
IN LUXURY LIVING IN NAHUR

Come, live regally, and
belong to a life of peace and fillment.



{BE} AHEAD WITH CONVENIENCE, CLASS & COMFORT

Ashford Regal in Nahur West offers a grand living experience across a 5.5-acre township designed by Ar. Hafeez Contractor. With five 40-storey towers overlooking the Eastern Mangroves and a 5-level podium of premium amenities, it blends luxury with convenience.



5.5-acre Township



Well-planned 1 & 2 Bed Residences



Exclusive Balconies



High-speed Elevators



Expansive 5-level Podium with Lifestyle Amenities



Superior Rail & Road Connectivity



24/7 Security Systems



Fire-safety Compliant



Continuous Power Supply



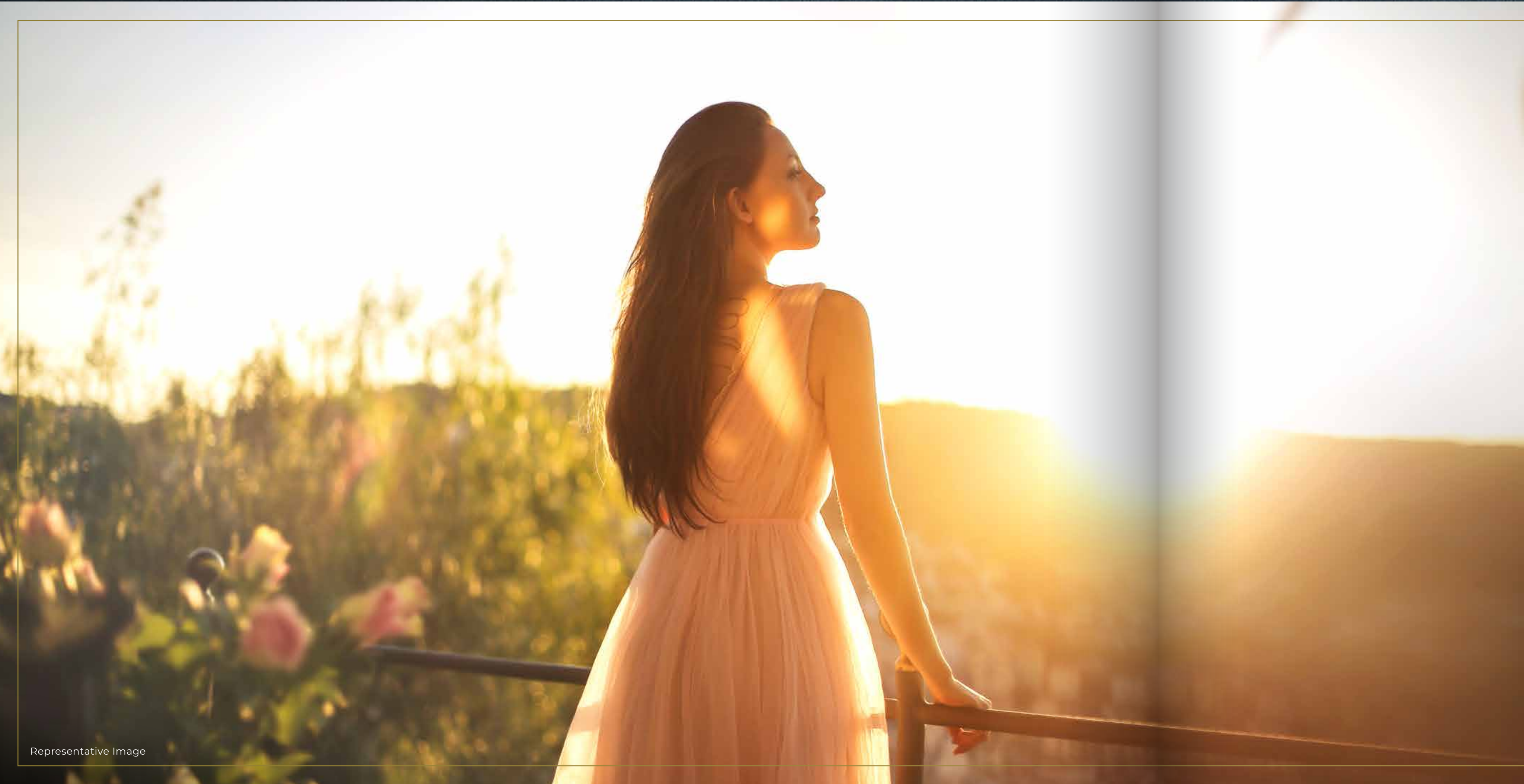
Artist's Impression

STEP IN TO LUXURY
AT ASHFORD REGAL.

YOUR REGAL HAVEN AWAITS.



Artist's Impression



Representative Image



REVEL IN THE MAJESTY OF NATURE

Not just your abode,
even your views are regal.

GREEN LUSH MANGROVES VIEW
IN THE EAST

Actual View

CALMING SUNSET CITY VIEW
IN THE WEST



Actual View



Artist's Impression



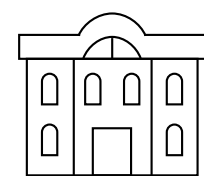
EXPERIENCE THE EPITOME OF REGAL OPULENCE

Experience an unparalleled array of premium amenities, thoughtfully curated to
elevate every aspect of your lifestyle with a touch of royal grandeur.



Artist's Impression

Clubhouse



REGAL CLUBHOUSE

Where luxury and leisure
blend seamlessly,
offering an indulgent retreat
fit for you.



Swimming Pool



Gymnasium



Indoor Games



Kids' Pool



Flower Garden



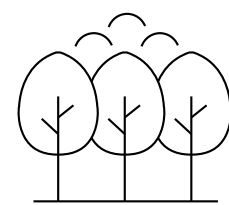
Reflexology Area



Sculpture Garden



Aroma Garden



WELLNESS ZONE

Immerse yourself
in nature's embrace,
where each garden offers
tranquility and renewal.



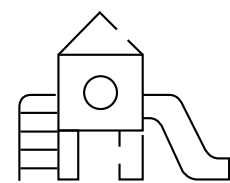
Clubhouse

Representative Images



Representative Image

Clubhouse



KIDS' ZONE

A playful haven
where imagination thrives and
little ones enjoy endlessly.



Indoor Kids' Play Area



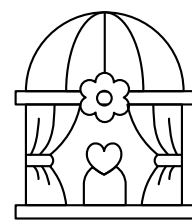
Outdoor Play Area



Outdoor Toddlers' Play Area



Artist's Impression



INDOOR AMENITIES

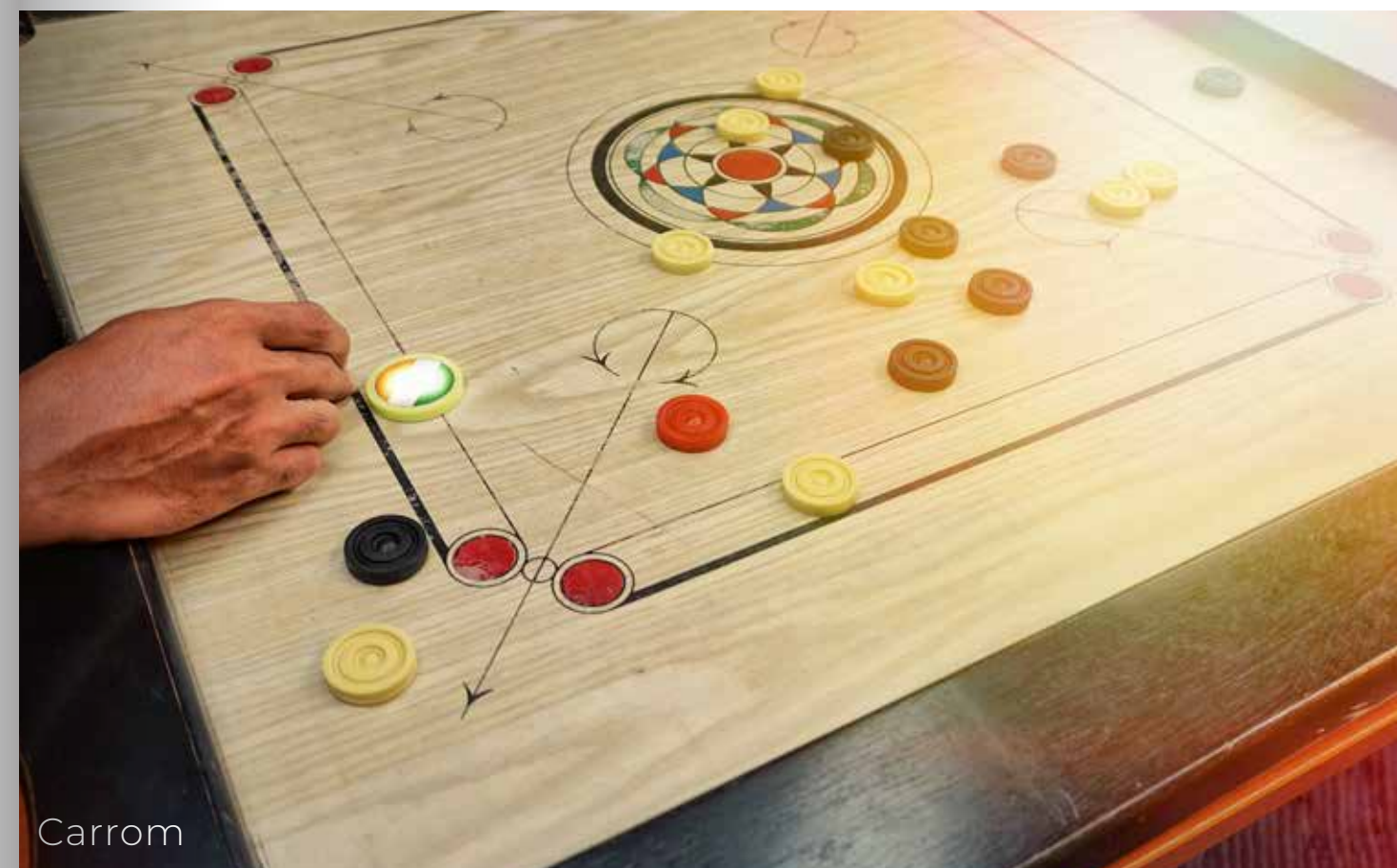
A world of recreation
and relaxation,
perfectly crafted for
memorable moments.



Steam & Sauna



Card Table



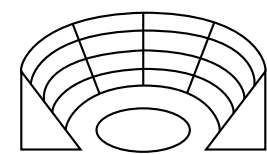
Carrom



Table Tennis



Representative Image

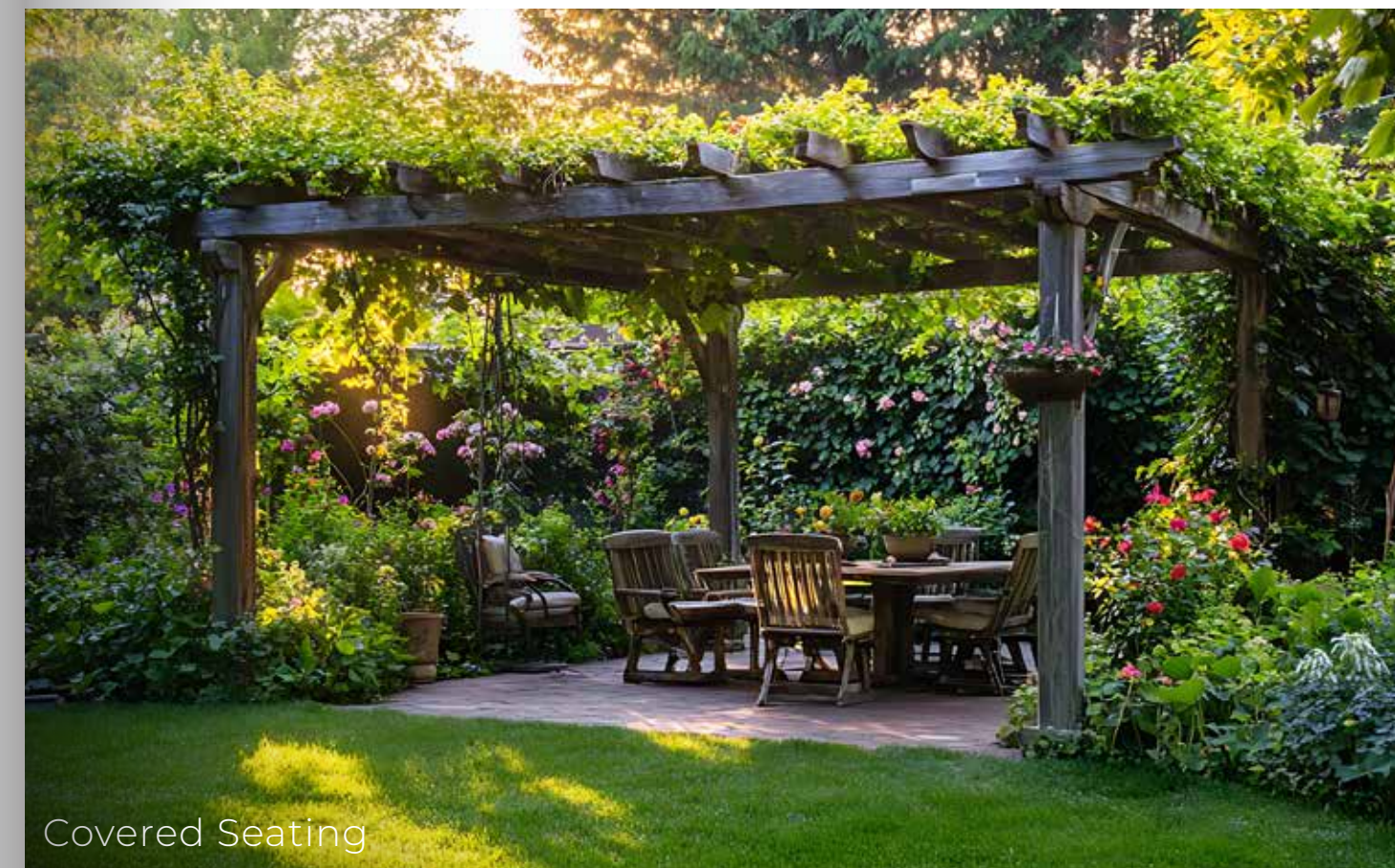


SOCIALISING ZONE

An inviting space where
moments turn into memories,
and connections flourish.



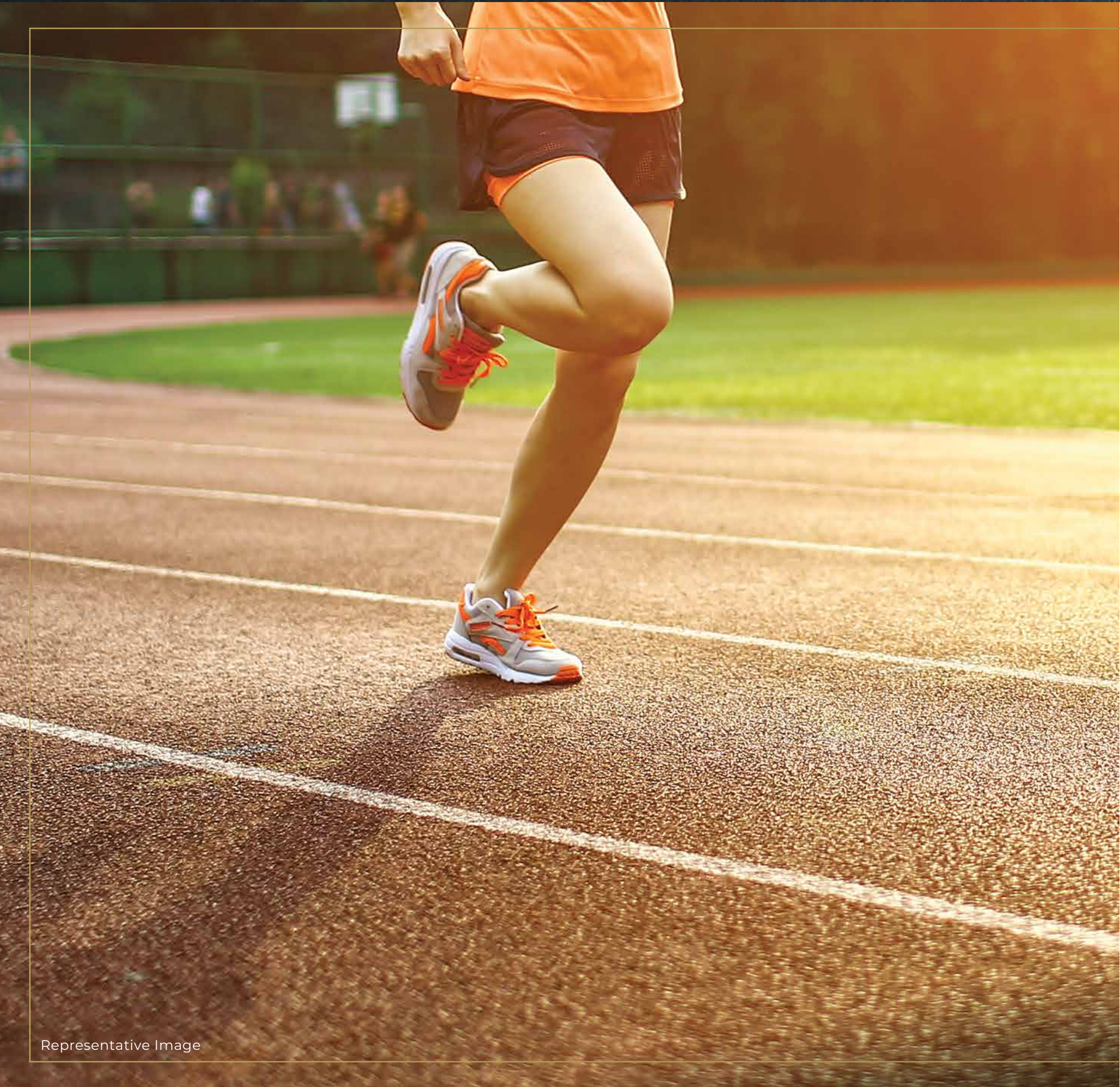
Outdoor Amphitheatre



Covered Seating



Party Lawn



Representative Image



ACTIVE ZONE

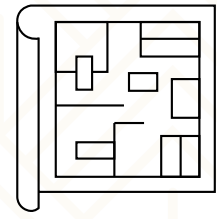
A world of recreation
and relaxation,
perfectly crafted for
memorable moments.



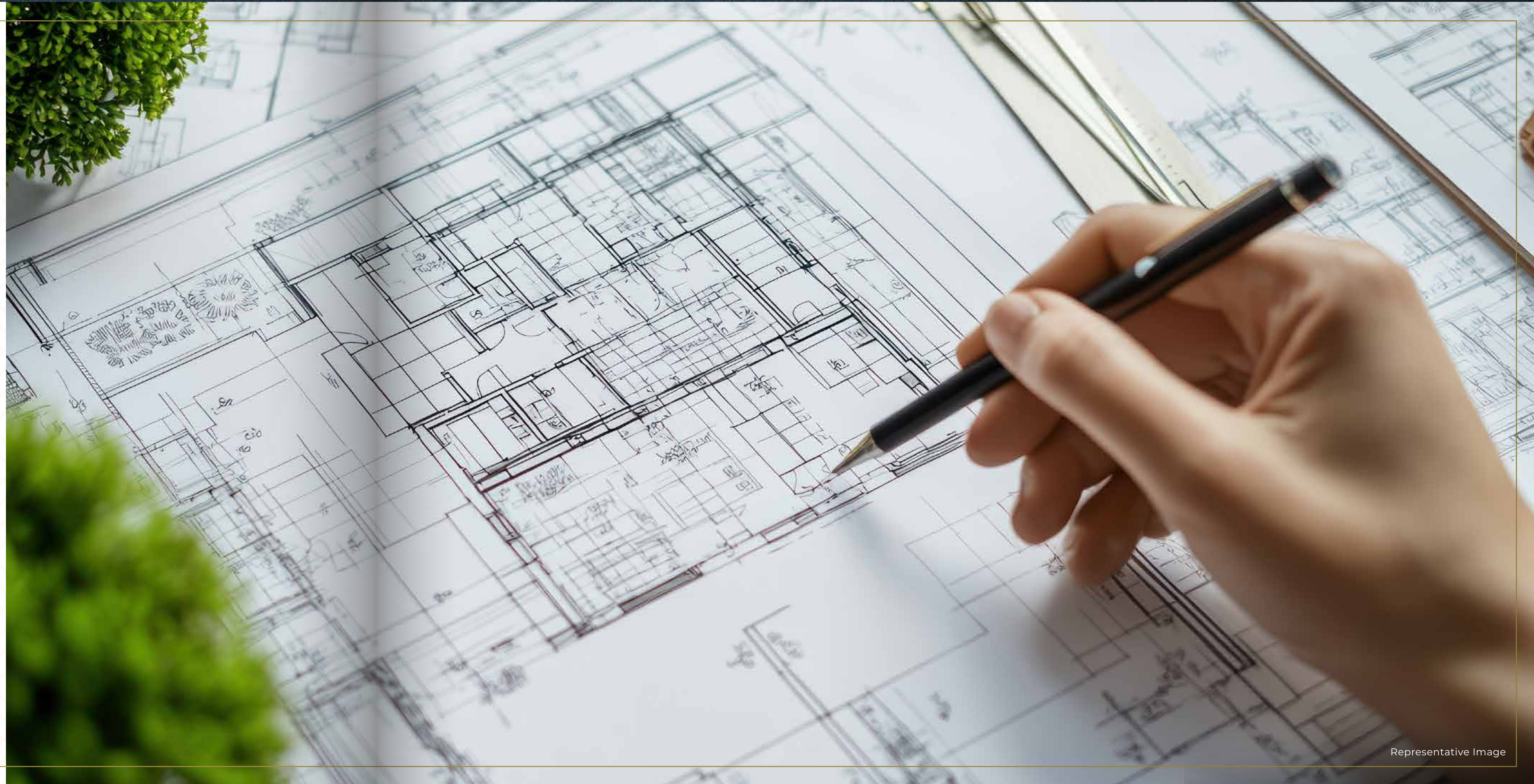
Multipurpose Court



Box Cricket



REGAL SPACES
CRAFTED WITH PERFECTION

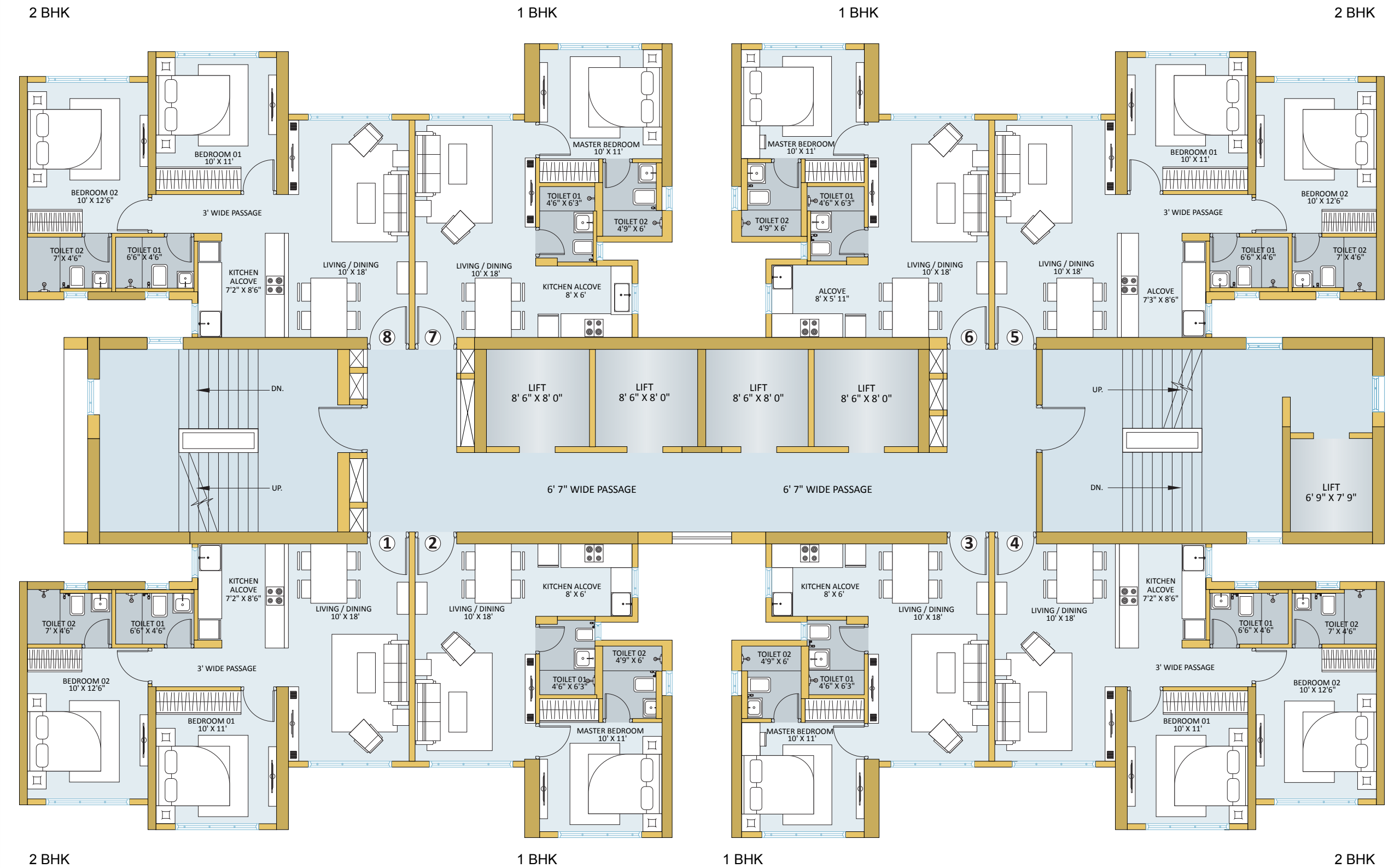


Representative Image



V - MAIN POOL

PLANS



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