

THE WESTIN
RESIDENCES
GURUGRAM

AN OASIS OF SERENE ELEGANCE

The Westin Residences Gurugram
answers the call of a dynamic new era.
A life and legacy for tomorrow.

Life Without Compromise. The World at Your Reach

WELCOME TO INDIA'S FINEST HOSPITALITY BRANDED RESIDENCES.

- Zero Vehicle Movement at Ground Level
- Elevated Towers: Each tower sits on impressive 20 to 30-foot-high stilts and features spacious ground-floor lobbies.
- Exclusive Clubhouse Access: Separate entry and exit points to the clubhouse, which is designed with Sunken landscape courtyard with amenities and pool deck.
- Dedicated Activity Tracks: Specialised tracks for cycling, walking, and jogging, that cater to a variety of fitness and leisure preferences.
- Panoramic Views: All towers offer spectacular views of the central landscaped areas, allowing residents to immerse themselves in the beauty of nature.



Life Without Compromise. The World at Your Reach

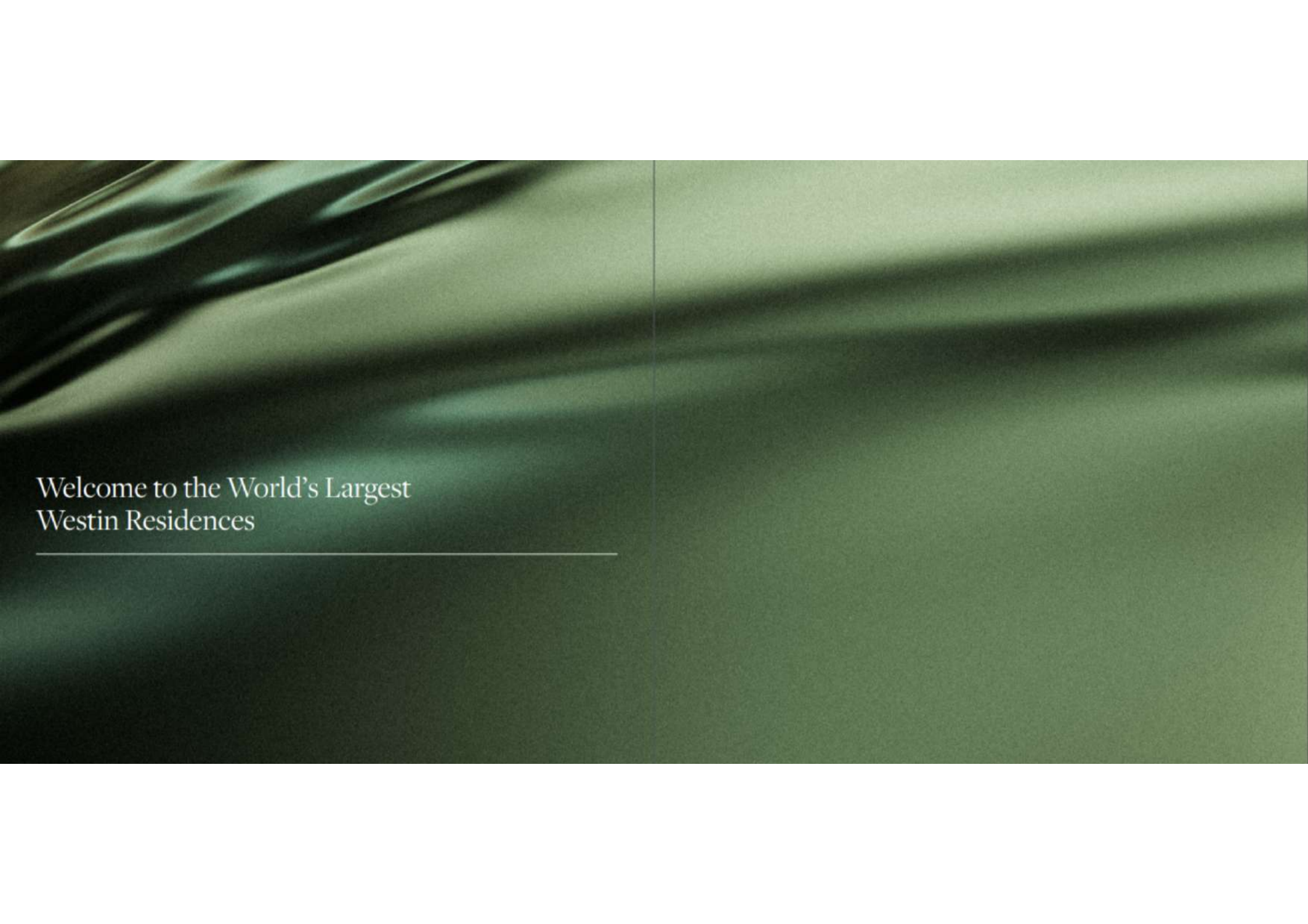
WELCOME TO INDIA'S FINEST HOSPITALITY BRANDED RESIDENCES.

- Zero Vehicle Movement at Ground Level
- Elevated Towers: Each tower sits on impressive 20 to 30-foot-high stilts and features spacious ground-floor lobbies.
- Exclusive Clubhouse Access: Separate entry and exit points to the clubhouse, which is designed with Sunken landscape courtyard with amenities and pool deck.
- Dedicated Activity Tracks: Specialised tracks for cycling, walking, and jogging, that cater to a variety of fitness and leisure preferences.
- Panoramic Views: All towers offer spectacular views of the central landscaped areas, allowing residents to immerse themselves in the beauty of nature.

- 01. Project Masterplan
- 02. India Green Building Council Certificate
- 03. Project Highlights
 - 04. Floor Plans
 - 05. Specifications
 - 06. Consultants



ARTIST IMPRESSION



Welcome to the World's Largest
Westin Residences

Building a Sustainable Future

An urban sanctuary of unparalleled elegance and prestige, Westin Residences Gurugram redefines what it means to live well. Set to become Gurugram's most iconic landmark, The Residences features 3- and 4-bedroom homes nestled within approximately 20 acres of lush landscape, and a collection of resort-style amenities.

Designed with biophilic principles that celebrate the harmony of nature and architectural innovation, every element is crafted to inspire well-being and tranquility.



Confederation of Indian Industry

Indian Green Building Council (IGBC)

hereby precertifies

Urban Resort, Mixed Land Use Colony Under TOD Policy

With License No. 158 of 2024, 263 of 2023, Sector 103, Developed by Whiteland Corporation Pvt. Ltd.

Gurugram

(IGBC Registration No: GH240891)

*The project has demonstrated intent to design and build
high performance building in accordance with*

IGBC Green Homes Rating System

Precertified Gold

January 2025

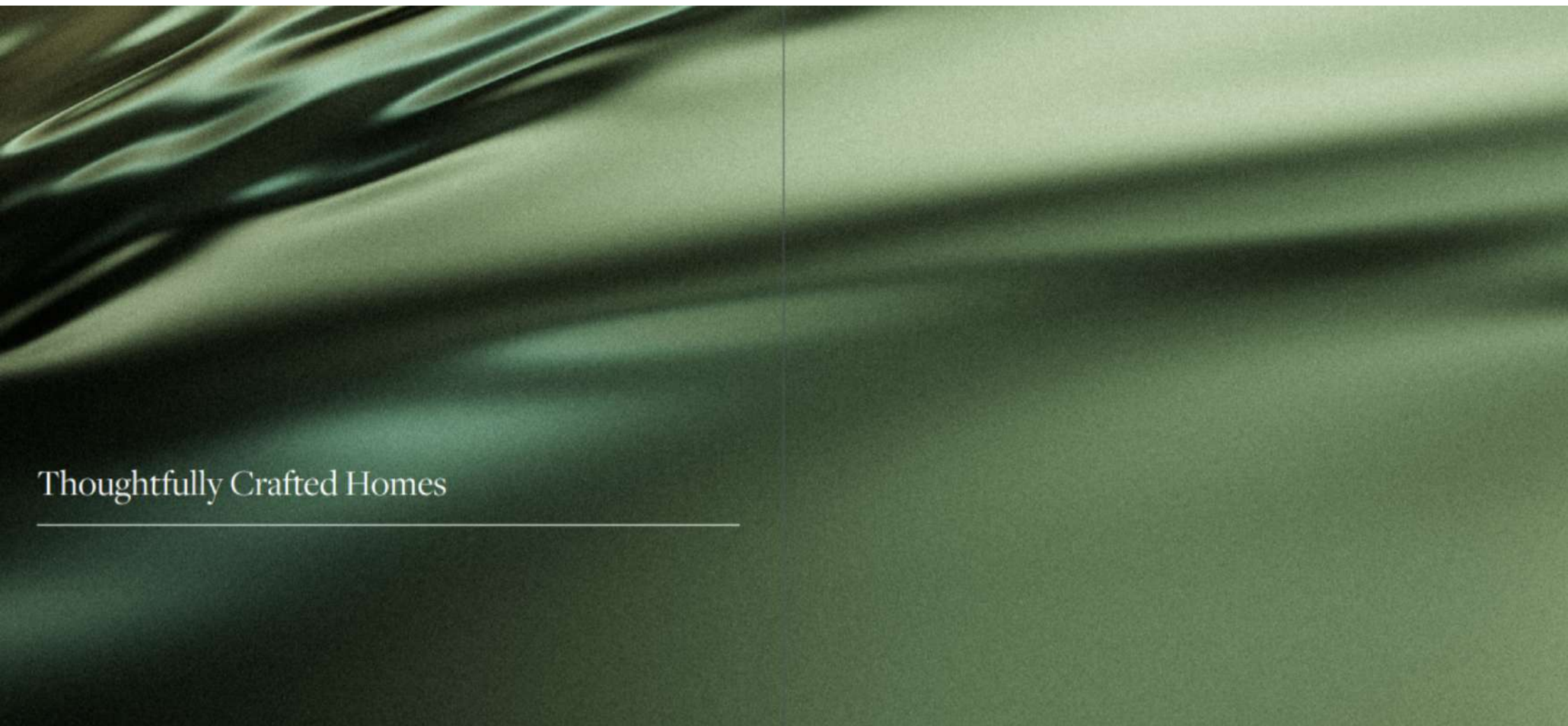
(Precertification is valid for 3 years, renewed based on six monthly progress updates till certification)

B Thangarajan
Chairman, IGBC

K. S. Venkatagiri
Executive Director, CII-Golden IGBC







Thoughtfully Crafted Homes



Project Highlights

BRAND & SCALE

- Largest branded residences in India under the renowned Westin brand (by Marriott International).

PRIME LOCATION

- Well-connected to both Delhi and Gurugram.
- Nearby landmarks include (distance by car):
 - Global City – 5 minutes
 - Trumpet Flyover – 7 minutes
 - Yashobhoomi (IICC) – 10 minutes
 - Bharat Vandana Park – 12 minutes
 - Dwarka Golf Course – 13 minutes
 - Diplomatic Enclave II – 15 minutes
 - Indira Gandhi Int'l Airport – 15 minutes

THOUGHTFUL MASTERPLAN

- Approximately 20-acres development.
- 70% of the site is dedicated to green, open spaces.
- Zero ground-level vehicular movement – enhancing safety and serenity.

REFINED ARCHITECTURE & DESIGN

- Striking Entrance Lobbies with 20 to 30 ft-high stilts.
- All towers enjoy panoramic views of the central landscaped gardens.
- Biophilic design fosters a deeper connection with nature.
- Generous residences ranging from 2,650 to 4,300 sq. ft. (approx. 246.19 to 399.48 sqm).

WELL-BEING AT THE CORE

- Design inspired by Westin's 'Six Pillars of Well-being': Sleep Well, Eat Well, Move Well, Feel Well, Work Well, Play Well
- Wellness-focused clubhouse with dining, recreation, and access to personalised experiences.
- Dedicated pathways for walking, jogging, and cycling around the perimeter.

EXCLUSIVE LIFESTYLE AMENITIES

- Expansive Westin Clubhouse spread across 1.75 lakh sq. ft. (approx. 16,258.03 sqm).
- Personalized services through a dedicated concierge team.
- Elevated residence owner benefits through ONVIA, Marriott International's Residence Owner Recognition Platform.
- VIP recognition and preferred access at participating Marriott properties worldwide.

KITCHEN

FLOORING	High Quality Imported Marble (Italian/ Turkish/ Spanish or equivalent)
WALLS	Quartz (Kalinga or equivalent) / Natural Granite stone as per selection - same as Counter top - on dado till 2 feet height above counter top. Balance wall to be finished with Acrylic Emulsion Paint
CEILING	Acrylic Emulsion Paint with boxing wherever required, for concealing services (as per design)
COUNTER TOP	Quartz stone (Kalinga or equivalent) / Natural Granite stone as per selection
DOOR	N/A
WINDOWS / GLAZING / RAILING	Aluminum Frame Swing / Sliding Door/Window - Technal or equivalent Brand / Window with DGU. - Glass Saint Gobain or equivalent, as per design
FITTING & FIXTURES	Premium Quality CP fitting & Double/ Single Bowl Sink with Drain Board of Silverline or Hans Grohe or equivalent
ELECTRICAL	Modular Switches of ABB / or equivalent make. Internal Light Fixtures & Appliances Not Provided
HVAC SYSTEM	VRV Air Conditioning System with One way Cassette / Highwall units
OTHER MISCELLANEOUS	Full Modular Kitchen Internals with plywood finished with Selected coloured PU with inbuilt Hob (4/3 Burner with 1 induction), Chimney, Oven, Microwave, Refrigerator & Dishwasher. Washing Machine in Utility Area. Make - Bosch or Siemens or equivalent
ADDITIONAL PROVISION	N/A
REMARKS	3 Liters Instant Geyser shall be Provided

MASTER TOILETS

FLOORING	High Quality Imported Marble (Italian/ Turkish/ Spanish or equivalent)
WALLS	High Quality Imported Marble (Italian/ Turkish/ Spanish or equivalent) up to False Ceiling Height
CEILING	Metal Grid Ceiling or Moisture Resistant False Ceiling with Acrylic Emulsion Paint wherever required, for concealing services (as per design)
COUNTER TOP	Imported Marble as per selection
DOOR	38mm thick both Side with Barassi / Freshno elegance or equivalent Veneer Finish with PU matt Polish with Architrave. Door hinges, locks and lever handle in bronze finish from Yale or Haffle or equivalent
WINDOWS / GLAZING / RAILING	Aluminum Frame Swing / Sliding Door / Window- Technal or equivalent Brand / Window with SGU/DGU. - Glass Saint Gobain or equivalent
FITTING & FIXTURES	Chinaware of V&B /Grohe / TOTO or equivalent make. Fully Automatic WC. Bath Tub (as per design). CP Fitting of Hans Grohe/TOTO or equivalent make. Flushing System of Geberit or equivalent make
ELECTRICAL	Modular Switches of ABB / or equivalent make. Internal Light Fixtures & Appliances Not Provided

OTHER TOILETS

FLOORING	High Quality Imported Marble (Italian/ Turkish/ Spanish or equivalent)
WALLS	High Quality Imported Marble (Italian/ Turkish/ Spanish or equivalent) up to False ceiling height
CEILING	Metal Grid Ceiling or Moisture Resistant False Ceiling with Acrylic Emulsion Paint wherever required, for concealing services (as per design)
COUNTER TOP	Imported Marble as per selection
DOOR	38mm thick both Side with Barassi / Freshno elegance or equivalent Veneer Finish with PU matt Polish with Architrave. Internal door hinges, locks and lever handle in bronze finish from Yale or Haffle or equivalent
WINDOWS / GLAZING / RAILING	Aluminum Frame Swing / Sliding Door / Window - Technal or equivalent Brand / Window with SGU/DGU. - Glass Saint Gobain or equivalent
FITTING & FIXTURES	Chinaware of V&B /Grohe / TOTO, or equivalent make CP Fitting of Hans Grohe/ TOTO or equivalent make. Flushing System of Geberit or equivalent make
ELECTRICAL	Modular Switches of ABB / or equivalent make. Internal Light Fixtures & Appliances Not Provided.
HVAC SYSTEM	N/A
OTHER MISCELLANEOUS	N/A
ADDITIONAL PROVISION	Mirror, Vanity, Shower Cubicle & Exhaust Fan shall be Provided.

POWDER ROOM

FLOORING	High Quality Imported Marble (Italian/ Turkish/ Spanish or equivalent)
WALLS	High Quality Imported Marble (Italian/ Turkish/ Spanish or equivalent) up to False ceiling height
CEILING	Metal Grid Ceiling or Moisture Resistant False Ceiling with Acrylic Emulsion Paint wherever required, for concealing services (as per design)
COUNTER TOP	Imported Marble as per selection
DOOR	38mm thick both Side with Barassi / Freshno elegance or equivalent Veneer Finish with PU matt Polish with Architrave. Internal door hinges, locks and lever handle in bronze finish from Yale or Haffle or equivalent
WINDOWS / GLAZING / RAILING	Aluminum Frame Window with SGU - Glass Saint Gobain or equivalent
FITTING & FIXTURES	Chinaware of V&B /Grohe / TOTO, or equivalent make CP Fitting Hans Grohe/ TOTO or equivalent make. Flushing System of Geberit or equivalent make
ELECTRICAL	Modular Switches of ABB / or equivalent make. Internal Light Fixtures & Appliances Not Provided
HVAC SYSTEM	N/A

LIVING / DINING ROOM

FLOORING	High Quality Imported Marble (Italian/ Turkish/ Spanish or equivalent)
WALLS	Acrylic Emulsion Paint
CEILING	Acrylic Emulsion Paint with False ceiling (as per design). Provision of Light Fixtures in False Ceiling
COUNTER TOP	N/A
DOOR	Entrance Door: 45mm thick Solid Core Flush Door with Barassi / Freshno elegance or equivalent Veneer Finish / with High Gloss PU Polish with Architrave. Lever handle in bronze finish from Yale or Haffle or equivalent and bronze hinges from Assa Abloy or Haffle or equivalent
WINDOWS / GLAZING / RAILING	Aluminum Frame Sliding Door/Window - Technal or equivalent Brand / Window with DGU - Glass Saint Gobain or equivalent
FITTING & FIXTURES	N/A
ELECTRICAL	Modular Switches of ABB / or equivalent make Internal Light Fixtures & Appliances Not Provided
HVAC SYSTEM	VRV Air Conditioning System AC units with Air Purifier Provision
OTHER MISCELLANEOUS	Fire Fighting System with Sprinklers, Smoke Detector System
ADDITIONAL PROVISION	Main Door: Smart Lock & Video door Phone (Yale or equivalent). Smart Home Automation for AC, Lighting system, Fans, Door security lock. Provision of motorized curtain. One intercom point in each apartment & Lobby 100% DG power backup in all apartment.

MASTER BEDROOM / DRESS ROOM

FLOORING	High Quality Imported Marble (Italian/ Turkish/ Spanish or equivalent)
WALLS	Acrylic Emulsion Paint
CEILING	Acrylic Emulsion Paint with boxing wherever required, for concealing services (as per design)
COUNTER TOP	N/A
DOOR	38mm thick both Side with Barassi / Freshno elegance or equivalent Veneer Finish with PU matt Polish with Architrave. Door hinges, locks and lever handle in bronze finish from Yale or Haffle or equivalent.
WINDOWS / GLAZING / RAILING	Aluminum Frame Sliding Door/Window - Technal or equivalent Brand / Window with DGU - Glass Saint Gobain or equivalent
FITTING & FIXTURES	N/A
ELECTRICAL	Modular Switches of ABB / or equivalent make. Internal Light Fixtures & Appliances Not Provided.
HVAC SYSTEM	VRV Air Conditioning System AC units with Air Purifier Provision

BEDROOMS

FLOORING	High Quality Engineered Wood / LVT
WALLS	Acrylic Emulsion Paint
CEILING	Acrylic Emulsion Paint with boxing wherever required, for concealing services (as per design)
COUNTER TOP	N/A
DOOR	38mm thick both Side with Barassi / Freshno elegance or equivalent Veneer Finish with PU matt Polish with Architrave. Door hinges, locks and lever handle in bronze finish from Yale or Haffle or equivalent
WINDOWS / GLAZING / RAILING	Aluminum Frame Sliding / Swing Door/Window (as per design) - Technal or equivalent Brand / Window with DGU - Glass Saint Gobain or equivalent
FITTING & FIXTURES	N/A
ELECTRICAL	Modular Switches of ABB / or equivalent make. Internal Light Fixtures & Appliances Not Provided
HVAC SYSTEM	VRV Air Conditioning System with One way Cassette / Highwall units
OTHER MISCELLANEOUS	Fire Fighting System with Sprinklers, Smoke Detector System
ADDITIONAL PROVISION	N/A

UTILITY ROOM & STORE

FLOORING	Ceramic Tiles
WALLS	Oil Bound Lustre paint/Acrylic emulsion paint as applicable
CEILING	Oil Bound Lustre paint/Acrylic emulsion paint as applicable
COUNTER TOP	N/A
DOOR	38mm thick both Side with Barassi / Freshno elegance or equivalent Veneer Finish with PU matt Polish with Architrave. Internal Door hinges, locks and lever handle from Yale or Haffle or equivalent
WINDOWS / GLAZING / RAILING	Aluminum Frame Swing Door/Window - Technal or equivalent Brand / Window with SGU/DGU - Glass Saint Gobain or equivalent
FITTING & FIXTURES	N/A
ELECTRICAL	Modular Switches of ABB / or equivalent make. Internal Light Fixtures & Appliances Not Provided
HVAC SYSTEM	N/A
OTHER MISCELLANEOUS	Fire Fighting System with Sprinklers, Smoke Detector System

CLUBHOUSE

18 Guest Suites

Three meals Restaurant

Multicuisine restaurants

Private Dining Rooms

Casual Snack Restaurant Café

Bars

Ballrooms (300 pax.)

Boardroom & Meeting Rooms

Business Centers

Sound Suite

Community Rooms (Game Rooms)

Gymnasium

Badminton Courts

Squash Courts

Indoor Pool (All Weather)

Yoga Studio & Deck

Treatment Rooms

Ayurveda Room

Salon (Nails and Hair)

Sauna

Steamroom

Jacuzzi

Juice Bar

Kids' Club

Billiards

Movie Theater (20 seater)

Residential Lounge

Library

INDIVIDUAL TOWER

Residents' Lounge

Concierge Desk

Front of House Management Office (DOR/Liason)

Arrival Lobby

Security Check at Lower Ground

Working Area at Under Ground

OUTDOOR AREA

Outdoor Adult Pool

Outdoor Kids' Pool

Outdoor Running Tracks

Party Lawn

BBQ Areas

Half Basket Ball

Tennis Courts

Pickleball Court

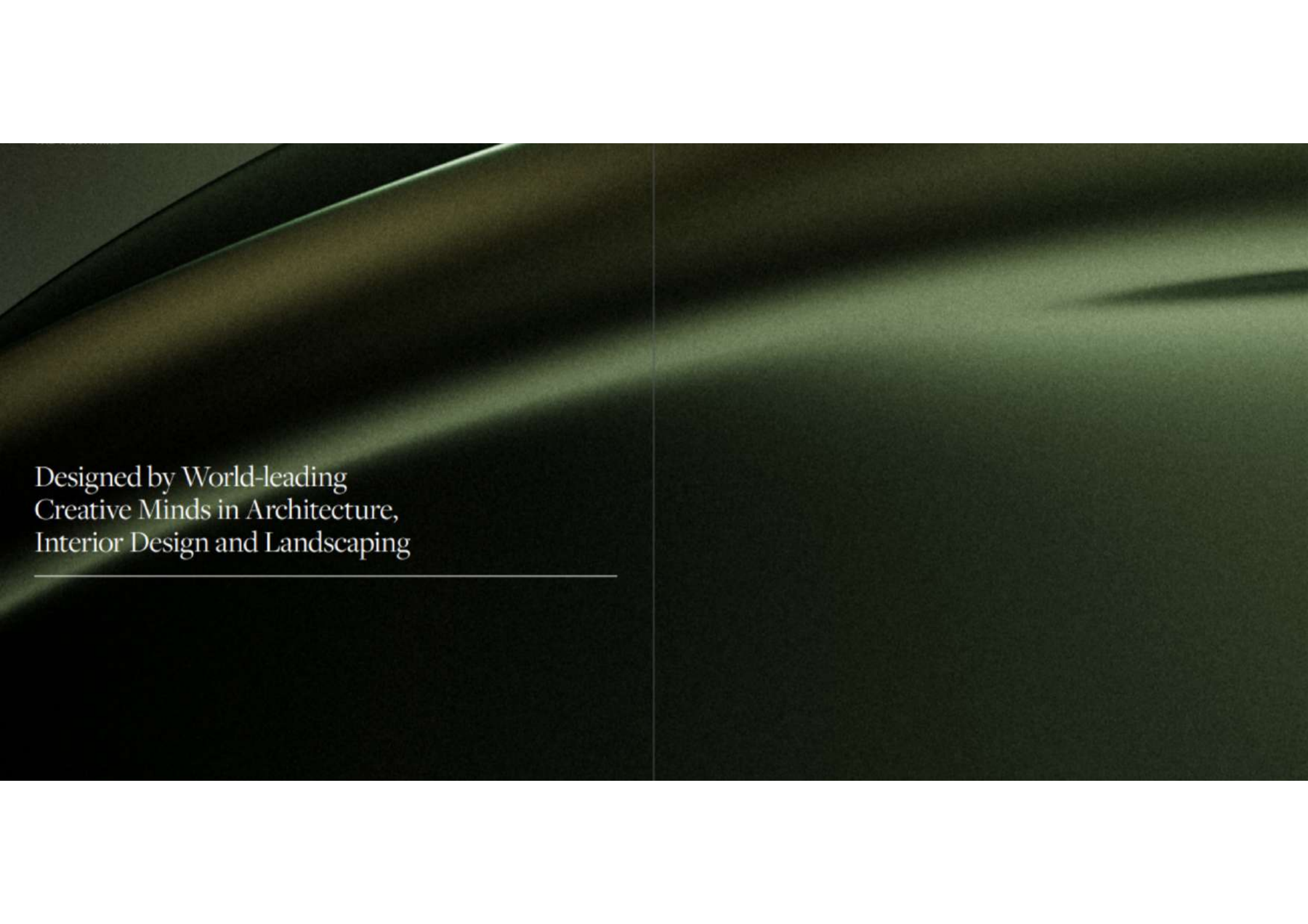
Revolutionizing Real Estate In India.

Driven by a bold vision to "Build a Better Tomorrow," Whiteland Corporation is redefining industry standards through innovative, internationally benchmarked projects that emphasize exceptional craftsmanship, sustainability, and customer satisfaction. With a robust team of over 200 employees, over 350 channel partners, and more than 25 leading consultants from India and abroad, the organization is well-positioned to achieve its ambitious topline revenue target of 35,000 crores over the next five years.

Currently, six marquee projects spanning 12 million square feet are under development, reflecting the company's commitment to excellence and its growing influence in the industry.

WHITELAND





Designed by World-leading
Creative Minds in Architecture,
Interior Design and Landscaping

UTILITY TOILET

FLOORING	Anti Skid Vitrified Tiles
WALLS	Ceramic Tiles up to 4' height
CEILING	Metal Grid Ceiling or Moisture Resistant False Ceiling with Acrylic Emulsion Paint wherever required, for concealing services (as per design)
COUNTER TOP	N/A
DOOR	38mm thick both Side Laminated Flush Doors with Matt Finish. Door hinges, locks and lever handle from Yale or Haffle or equivalent
WINDOWS / GLAZING / RAILING	Aluminum Frame Window with SGU - Glass Saint Gobain or equivalent
FITTING & FIXTURES	CP fittings & Sanitaryware of Hindware, Parry ware or equivalent make
ELECTRICAL	Modular Switches of ABB / or equivalent make. Internal Light Fixtures & Appliances Not Provided
HVAC SYSTEM	N/A
OTHER MISCELLANEOUS	N/A
ADDITIONAL PROVISION	Exhaust Fan shall be Provided

FRONT BALCONY

FLOORING	Nexion Lapatto matt tiles or equivalent
WALLS	Exterior Grade Weather Proof Texture Paint (Spray/trowel finish)
CEILING	Exterior Grade Weather Proof Paint
COUNTER TOP	N/A
DOOR	N/A
WINDOWS / GLAZING / RAILING	Laminated Toughened Glass Railing - Glass Saint Gobain or equivalent
FITTING & FIXTURES	N/A
ELECTRICAL	Modular Switches of ABB / or equivalent make. Internal Light Fixtures & Appliances Not Provided
HVAC SYSTEM	N/A
OTHER MISCELLANEOUS	N/A
ADDITIONAL PROVISION	N/A

REAR BALCONY

FLOORING	Nexion Lapatto matt tiles or equivalent
WALLS	Exterior Grade Weather Proof Texture Paint (Spray/trowel finish)
CEILING	Exterior Grade weather proof Paint
COUNTER TOP	N/A
DOOR	N/A
WINDOWS / GLAZING / RAILING	Laminated Toughened Glass Railing - Glass Saint Gobain or equivalent
FITTING & FIXTURES	N/A
ELECTRICAL	Modular Switches of ABB / or equivalent make. Internal Light Fixtures & Appliances Not Provided
HVAC SYSTEM	N/A
OTHER MISCELLANEOUS	N/A
ADDITIONAL PROVISION	N/A

UTILITY BALCONY

FLOORING	Nexion Lapatto matt tiles or equivalent
WALLS	Exterior Grade Weather Proof Texture Paint (Spray/trowel finish)
CEILING	Exterior Grade Weather Proof Paint
COUNTER TOP	N/A
DOOR	N/A
WINDOWS / GLAZING / RAILING	MS Handrail over Parapet
FITTING & FIXTURES	N/A
ELECTRICAL	Modular Switches of ABB / or equivalent make. Internal Light Fixtures & Appliances Not Provided
HVAC SYSTEM	N/A
OTHER MISCELLANEOUS	Electrical/ Plumbing provisions for utilities in Balcony
ADDITIONAL PROVISION	N/A

An Oasis of
Serene Elegance Awaits.

PROJECT NAME: URBAN RESORT
PROMOTER: WHITELAND CORPORATION PRIVATE LIMITED
HREIRA NO: 65, 66 & 67 | DATED: 18.06.2024, 52 & 53 | DATED: 16.05.2025
LICENSE NO: 263 OF 2023 | DATED: 12.12.2023, 158 OF 2024 | DATED: 20.11.2024
WEBSITE: www.haryanawta.gov.in

All plans, specifications, artistic renderings and images as shown are only indicative and subject to change, addition, deletion or amendment as may be decided by the Company or as directed by any competent authority in the best interest of the development. These plans are subject to change based on approvals granted by the relevant authorities and may be modified during the course of planning or construction. Given the scale and complexity of the project, there may be minor deviations in construction, layout, or specifications during execution. Such deviations shall not be considered a deficiency or shortcoming. No claims or objections shall be entertained based on representations contained herein. Any representations made through plans, illustrations, or diagrams are for reference purposes only and may not reflect the actual delivered configuration. Clients and internal stakeholders are advised to refer only to the final sanctioned layout plans and approved documentation for accurate and binding information.

Whiteland Corporation Private Limited ("Promoter") is the promoter of the residential project named 'Urban Resort' and the project is solely developed, promoted, marketed, and sold by the Promoter. The project is not owned, developed, promoted or sold by Marriott International, Inc. or its affiliates ("Marriott Companies"). The project 'Urban Resort' is also known as 'Westin Residences, Gurugram' pursuant to a limited license granted by the Marriott Companies to the Promoter for using the 'Westin' trademarks in terms thereof. If this license is terminated or expires without renewal, the project will no longer be associated with or have any right to use, the Westin brand, trade names or trademarks. Marriott Companies have not confirmed the accuracy of any of the statements or representations made herein or elsewhere in respect of the project. Marriott Companies are not responsible or liable for any representations or defects or any claim whatsoever, relating to the marketing, sale, design or construction of the project.

All information, images, visuals, or sketches, including landscaping shown in this advertisement, are solely an architect's impression, representative images, or artistic renderings and are not to scale. Nothing contained herein is intended to constitute a legal offer and does not form part of any legally binding agreement and/or commitment of any nature. The Promoter endeavours to keep the information up to date and correct. Recipients/viewers are advised to exercise their discretion in relying on the information shown/provided and are requested to verify all details, including area, amenities, service, terms of sales, payments, price, and other relevant terms independently with the sales team/company, have a thorough understanding of the same, and take appropriate advice prior to concluding any decision for buying any unit(s) in the project. Distances as marked are aerial distances and may vary.