



*Hills Vistaa ...  
A Home Whose Address is a Hill ...*



City Office:  
29/2, South Tukoganj,  
Near Bhoraskar Hospital,  
Indore - 452 001  
Phone : 07314024999  
Email: sales@dcnpl.com

Registered Office:  
Ashoka Heritage 3rd floor,  
55 Prince Yeshwant Road, Indore - 452004  
Phone : 07314024999, 9755299999  
Email: sales@dcnpl.com  
Web: www.dcnpl.com

Project Site:  
DCNPL Hills Vistaa,  
Indore-Ujjain 4 lane highway,  
Adjacent to Aurobindo Hospital  
Indore-MP  
Phone :9755299999  
Email: enquiry@dcnpl.com  
Web: www.dhillvistaindore.com

DISCLAIMER : The Plans, drawings, specifications, images and other details in the brochure here in are only indicative and subject to approval from the respective authorities, the Developer/Owner reserves the right to change any or all of these in interest of the development. Material in this brochure does not constitute an offer and/or contract of any type between the Developer/Owner and the recipient. Any purchaser/lessee of this development shall be governed by the terms and conditions of the agreement for Sale/Lease entered into between the parties, and no details mentioned in this brochure shall in any way govern such transactions.



*Step Out of Window & Migrate To Hills.....*



A home closer to a hill is even closer to nature, for the very first time hill side living offered in Indore. Everyday find yourself amid nature, serene breeze, gigantic sky and magical view.



*Hill Side Homes Now In Indore.....*

Live a life where nature & sun welcomes you to start a refreshing new day everyday.....

**“Nature's Heart Beats Strong Amid the Hills.”**  
- Richard Monckton Milnes



## *An Urban Retreat...*

*We* invite you to take your dream home right in the heart of urban Indore & become a part of DNCNPL Hills Vistaa, which combines the most enviable location with the best of facilities to create a unique modern lifestyle.



Hills Vistaa offers you a life cocooned between man-made indulgence and the bounties of green to enjoy a complete nature friendly residential experience. The canopied alignment of the trees, with the instinct of topography in the area, marks the aesthetic beauty of nature, which will pervasively be appreciated by all who make Hills Vistaa their home.

*Luxurious Hill Side Homes .....  
to Nourish Life in the Lap of Nature .....*

*With its elegant design, bunch of amenities and prime location,  
Hills Vistaa is destined to be the Crown Jewel of Indore.*



*Welcome to the world of best quality infrastructure .....*



*Right* From the concept to completion, we never forget that your home is a place to relax enjoy and celebrate. The Unique Design of your home maximizes space, light and air. The three side openings and large windows, would let the natural light make its way in each apartment



DCNPL Group is one of the top corporate houses in the country with business interests in Infrastructure sector.

DCNPL is a well acknowledged name in real estate, known for its expertise in developing Commercial, Residential Townships and Institutional buildings, Airports, Water & Sewage Treatment Plants, Power Stations, Pipelines, Industrial Structures, Heavy foundations, Roads and Highways, Bridges, Towers & Chimneys, Hotels and Malls and Heavy Equipment Erection.

Our forte is the housing industry and with our in house planning, designing, execution skills, team of renowned senior experts and consultants we understand housing- not just as a basic need of people-but as an extension of their personality. Hence we take utmost care to incorporate creativity, aesthetics and ethics to our architectural excellence to bring out the best designs offering maximum security, comfort and luxury. With Hills Vistaa – A premium township in Indore, DCNPL brings proven project development skills supplemented by contemporary architecture, modern amenities, superior craftsmanship and quality..

### Management Profile

**Mr. Sanjay Jain is the Founder member of DCNPL :** He is an Engineering graduate from Civil stream and a proficient administrator having over a decade of experience in Planning, Designing and execution of Construction Engineering Services. His astuteness and strategy has been the pillar of DCNPL success. His operational expertise have strengthened culture of innovation, expanded the company into new markets, and extended its Business portfolio and national reach.

He is successfully heading & operating since its inception as Director and under his skilled leadership DCNPL has penetrated and evolved as a national player in rapidly evolving sectors like EPC, Construction Engineering Service.



**Mr. Neelesh Jain is the Founder member of DCNPL,** a company having its focus on Infrastructure & Construction Projects. He is an Engineering Graduate with Electronic & Telecom stream and an able administrator with a successful track record of building technology companies and innovative platforms. His entrepreneurial acumen and vision has taken the Company to new heights. He spearheads the company's business development activities and under his leadership, DCNPL has achieved immense reputation as a construction Company.

His key areas of expertise encompass project planning, financial modeling, business strategy, and marketing intelligence. He is known for his highest degree of engineering capabilities, managerial skills and rich experience in project execution.

### Why We?

- ◆ The Project is very strategically located on 4 lane state highway 27 and is right at the Junction of State Highway & Super Corridor called Luv-Kush Square which is the most live square of Indore.
- ◆ A Separate area has been proposed for commercial development which would host life styles stores, fast food and fine dine restaurants and super markets to facilitate Hills Vistaa's residents to accommodate their essential needs without stepping out of the premises.
- ◆ The State Govt. & IDA are very aggressive for developing the Super Corridor thus Big Infrastructure Developments are proposed & planned in close vicinity to the project location like Sports Complex, Medical Hub, Bio Diversity Park, Medical University etc., making Hills Vistaa one of the sought after residential property of Indore.
- ◆ Project location is adjacent to the Campus of Shri Aurobindo Group of Institutes & Hospitals which has got Multi Specialty 500 bed Hospital, Medical , Dental , Nursing, Allied Science, Pharmacy, Management & Engineering colleges with in the campus.
- ◆ The Project location is well connected with all major public transport systems like City bus service, auto etc. 24 hours a day.
- ◆ The Project location has got advantage of having 25 different educational institutes like Engineering, Medical, Management, Science & Commerce colleges within the range of 0-5 Kms.
- ◆ The project location has a direct (traffic Signal free) connectivity to Airport through 8 lane Super corridor with flyovers & can be reached from airport in 5-7 mins. at any time of the day.
- ◆ The project location is close to Sanwer Road Industrial hub located on state highway 27.
- ◆ The Project is located on 4 lane state highway connecting it directly (40 km) to World renowned pilgrimage Ujjain, having one of the Jyotirlinga called Mahakaleshwar. Ujjain hosts holy Maha Kumbh Mela (Simhastha) once in every 12 years, next being scheduled in 2016 when millions of pilgrims would gather to worship sacred river Shipra.

### Exclusive Facilities

- ◆ 100% WiFi Connectivity through out the campus.
- ◆ Provision for Air Conditioning Master Bedroom in each unit.
- ◆ Walked campus with three level security.
- ◆ Adequate water supply through bore wells and municipal water supply.
- ◆ Underground water storage tanks to store sufficient water.
- ◆ Fire fighting system.
- ◆ Adequate garbage disposal system.
- ◆ Temple.
- ◆ High speed elevators.
- ◆ Cooking gas supply through pipelines to kitchen.
- ◆ Rain water Harvesting to ensure healthy ground water table.
- ◆ Power back-up for common lighting.
- ◆ Inter township telephone exchange - EPABX Connectivity.
- ◆ Landscaping at different podium levels.
- ◆ All major indoor and outdoor gaming areas.
- ◆ Swimming Pool, Yoga, Aerobic and Meditation Center.
- ◆ Club house with state of the art fitness center.
- ◆ Coffee lounge cum reading room and library.
- ◆ Stilt Parking at ground and 1st Floor level.
- ◆ Loan and Finance tie-ups from all leading banks and financial institutions.

*Located right on the main 4 lane state highway 27*

DCNPL Hills Vistaa Enjoy's the maximum advantage of location as the project is at the most prime location right at the main road. At Hills Vistaa you can acquire a home which can be put to use on day one with hassle free, comfortable and luxurious life style that too on very affordable prizes, that makes Hills Vistaa your dream home.

city.co/expansion-of-brts-to-super-corridor-on-cards

### Expansion of BRTS to Super corridor on cards

Indore: The much hyped and most delayed projects of city BRTS will expand its limits to reach Super Corridor. Future planning in mind officers are saying that there is a need to expand it. It will also help to smooth future planning in mind officers are saying that there is a need to expand it. It will also help to smooth future planning in mind officers are saying that there is a need to expand it.

Published On August 14, 2013

### Super corridor to have fly overs, ITBS and city bus now

Indore: Just after the foundation laying of Tata consultancy services at Super corridor, administration has started showering it's kindness to this area as they have decided to develop two fly overs, an Inter state bus terminal and city bus services for this area. IDA has also instructed to prepare Detailed project report for this ASAP.

DPR will have proposal for two fly overs at Bhaurasta and Depalpur junction, ITBS and running city buses. According to information a long meeting held between IDA Chairman Sanjay Dube and CEO Deen... on Tuesday. It is said that earlier IDA sent proposal for these projects to JNURM but got rejected. But officers attended a meeting of Chief Secretary informed that the... get some more fund from this. Hence they should start work... these projects were estimated about 200 cr but due to...

Published On May 29, 2013

### IDA to develop Biodiversity Park at super corridor

Indore: A proposal has been presented by IDA for the Tigariya Baadshah on Super Corridor. The park will be developed in the area. The proposal is for a Biodiversity Park.

Indore IT giant Infosys is going to soon initiate the construction of the project. The company wrote to the Commerce Ministry has sought permission for construction. However, as soon as notification bhumi TCS also indicated. Super Corridor Soon the country will appear for both the bustle of the big companies.

Infosys Boundrivoil in the first stage, the processing area, the site intends to start construction of office building. Infosys Indore project Niladari charge Mishra told the company is going to start construction work its design has been...

Indore likely to have Medanta hospital

Indore: One of the biggest heart hospital of New Delhi Medanta could also reached Indore as Dr. Ramesh Trehan is looking land in city. Dr. Trehan in Indore to take part in IMAs international conclave and will address the conclave in day.

After this he will meet to media and visit the selected land areas. Administrative officers would show them land at Super corridor area. Dr. Trehan has done more than 50,000 operations of hearts successfully till now and due to this many heart patients of Indore also goes to Delhi at his hospital.

After increasing number from Indore and Madhya Pradesh he is willing to open a hospital in Indore also. Hatod SDO Pawa Jain and Tahasildar Lakhna Chaudhari would show him the land at medical hub located at super corridor.

TATA CONSULTANCY SERVICES Experience certainty.

Offerings Industries Insights About TCS Resources

NEWS/Events

PRESS RELEASE

TCS to set up software development campus in Indore's "Super Corridor"

Chief Minister Shri Shri Singh Chauhan lays the foundation stone

Indore, India, August 10, 2013: Tata Consultancy Services (NSE: 332940, BSE: TCS), a leading IT services, consulting and business solutions organization, announced that it will set up a software development campus in Indore, Madhya Pradesh, with an investment of Rs. 300 crores in two phases.

The TCS Indore campus will be located in the SEC Area allotted by the Madhya Pradesh government. The Hon'ble Chief Minister of Madhya Pradesh, Shri Shri Singh Chauhan was present to preside over this occasion and laid the foundation stone for Phase I at a ceremony held at the site of the campus today. He was joined by other dignitaries from the city.

N Chandrababu Naidu, Chief Executive Officer and Managing Director, TCS, said, "Indore is among the fastest growing cities in India by virtue of its business ecosystem. TCS will further boost its presence in this city by setting up a software development campus. This will create jobs and contribute to the growth of the city."

On behalf of TCS, Shri Chandrababu Naidu said, "TCS is a global leader in IT services and consulting. Its presence in Indore is a testament to the city's growing reputation as a hub for IT and business. We are confident that the TCS campus will become a major landmark in the Super Corridor area and will contribute significantly to the city's economic growth."

Shri Chandrababu Naidu also mentioned that the TCS campus will be a state-of-the-art facility with modern infrastructure and amenities. It will provide a conducive environment for employees to work and foster innovation and productivity. The campus will also serve as a center for skill development and training, creating a pipeline of talent for the IT industry in Indore.

The TCS campus is expected to be completed in two phases. The first phase will include the construction of office buildings, a cafeteria, and other facilities. The second phase will involve the development of a large-scale residential area for employees. TCS is committed to providing a high-quality living and working environment for its employees in Indore.

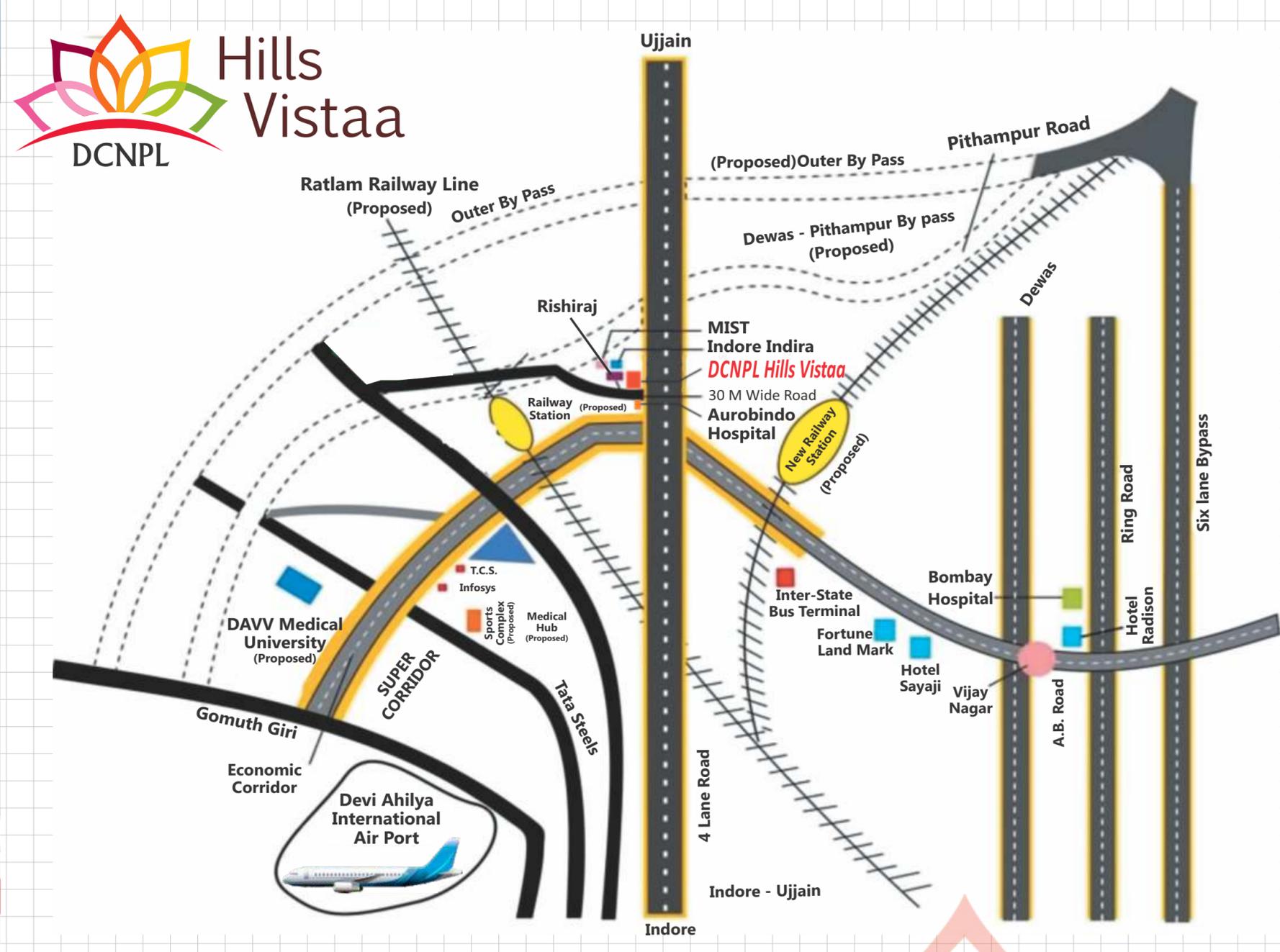
For more information, please contact TCS Indore at 0731-2525252 or visit our website at www.tcs.com.

Article

Bhaskar news | May 31, 2013, 08:08 AM IST

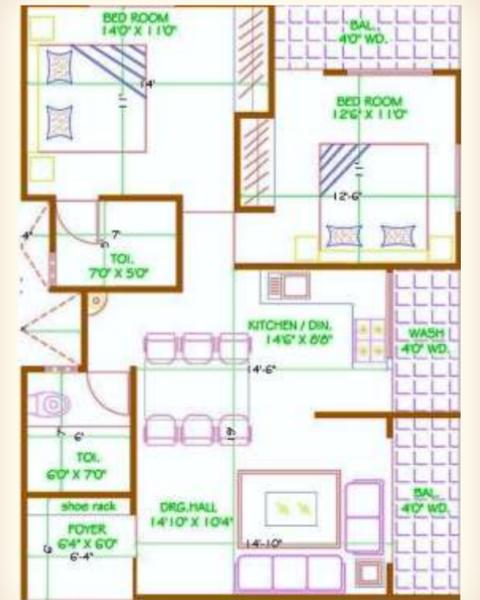
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Typical 3BHK Cut Section & Plan



Typical 2BHK Cut Section & Plan

- ◆ Master plan includes 4 blocks with 4 towers per block, Each tower has just two flats on every floor measuring 1200-1700 Sq. Ft.
- ◆ Carefully crafted and faultlessly planned 2 BHK & 3 BHK layout to make it spacious and cater to every requirement. Airy with natural light and cross ventilation to ensure healthy living space.
- ◆ High quality construction and premium fittings and accessories are also given maximum importance.
- ◆ Terrace apartments of 1600 - 2000 Sq. Ft. each are available.
- ◆



## Access it to All

*Its strategic location makes the Hills Vistaa easily accessible from all key locations of Indore.*



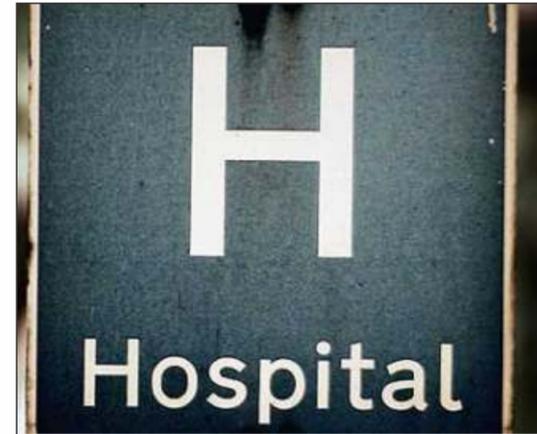
Frequent Air Travelers can access the airport at ease, which is mere 5-7 minutes away from DHVT.



The main railway station is 15 minutes away and the new proposed railway station on Super Corridor in Kumedi area is located at the intersection of Super Corridor and Riverside Corridor is Approx 5 Km's from the Hills Vistaa.



The main bus stand is 15 minutes away and all the local transport system's stations like city bus service and BRTS at Aurobindo's Hospital provides Hills Vistaa round the clock connectivity with any part of city.



Sri Aurobindo Hospital is the most modern, well equipped multi specialty and super specialty 500 bedded medical college hospital with all modern amenities and equipments from the learning point of view. The College campus is spread over a sprawling area of 51 acres .



College &  
Universities

The project site has got 15 Schools, 9 Engineering, 6 Management, 1 Medical, 1 commerce college in the vicinity of 5 Km's which make the site as center of educational hub.





Using topspin, proximity to the net, and the height of the ball are the 3 ways to hit wide angles with safety.  
Steffi G.



"I can't control how everyone else swims but if all goes well I know there are no limits."  
Leisl Jones

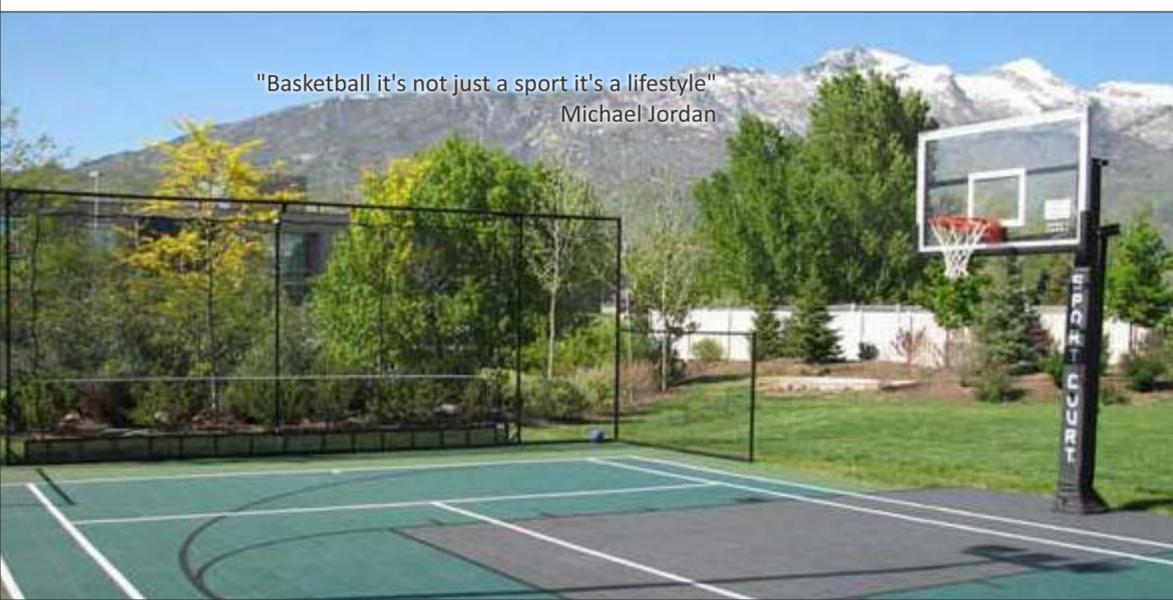


"Enjoy the game and chase your dreams. Dreams do come true."  
Sachin Tendulkar.

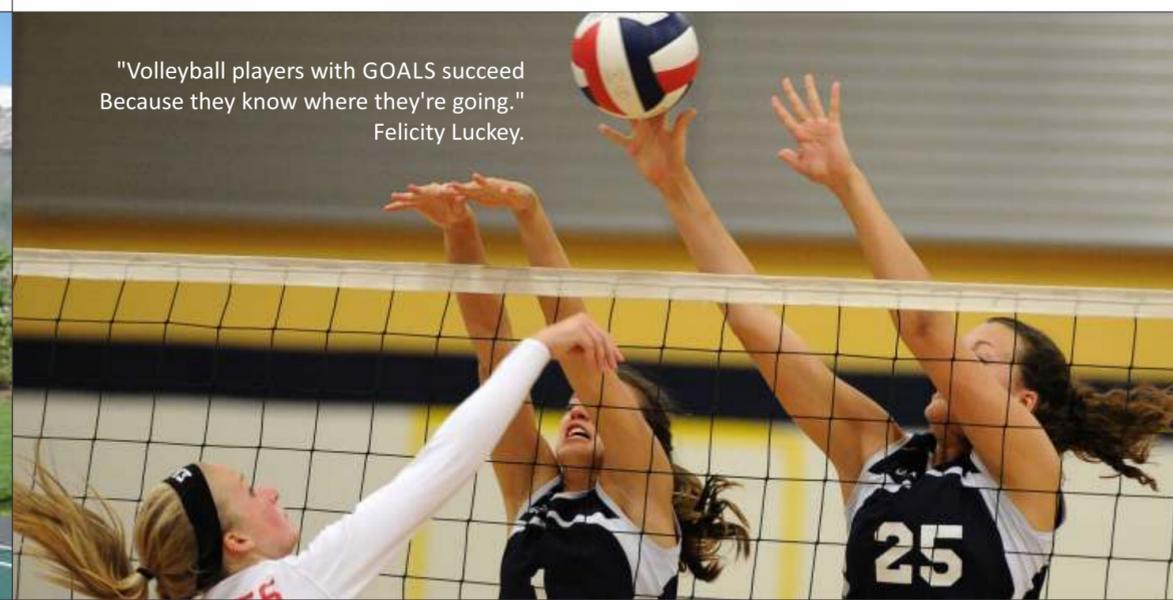
*Outdoor Sports Amenities*  
Discover the green outdoors at Hills Vistaa, with the range of Outdoor Sports. Train on the jogging track, practice your cricket and tennis skills or simply splash in the cool of the swimming pool.



"In Badminton they use a lot from the wrist. But I use a lot from the shoulder."  
U NA



"Basketball it's not just a sport it's a lifestyle"  
Michael Jordan



"Volleyball players with GOALS succeed Because they know where they're going."  
Felicity Luckey.



"Throw... what's your super power?."  
Steve Jacob



Jogging is very beneficial. It is good for your legs and your feet. It is also very good for the ground it make it feel needed.

Charles M. Schulz



Prayer in Private Results in Boldness in Public.  
Edwin Louis Cole.



The changing face for outdoor enthusiasts:  
Senior Citizens . Participation in outdoor activities have many benefits for older adults. Our perfect landscaped Sit-Outs (sitting area) offer them just that..

## A World of Amenities

DCNPL Hills Vistaa is designed for the elite of Indore. The exquisite high rise residential towers are equipped with an enviable collection of modern amenities that are second to none. Whether its outdoor sports or indoor family activities you are looking for, Hills Vistaa has something for everyone.



World class Fitness Center ensures modern fitness for you and your family with our extensive range of gym facilities. With the latest equipments to meet all your fitness needs, in an atmosphere that is conducive to great workouts.

Fitness Center



Hills Vistaa has a specially designed Children's Play Area with a selection of activities including the jungle gym, where kids can have safe, supervised fun.



To sit in the shade of a fine day, and look upon verdure is the most perfect refreshment  
lane Austin



Landscaped gardens spread over ground & podium levels of common area at HVT. Beautiful gardens and gorgeous landscaping provide a relaxing experience in the middle of the city. Central park will be an ideal place for a relaxed evening with your family.



"Snooker is a game of simple shots played to perfection."

Joe Davis



"Whenever you see a successful business, someone once made a courageous decision."

Peter F. Drucker



# BOARD ROOM

"After the Chess game the king and the pawn go into the same box."

Garry K.

## Indoor Sports Amenities

Enjoy the comfortable indoors at Hills Vistaa, with the range of Indoor Sports. Club House is a space created as an ideal Option for conferences or creative activities. The party room, a large modular space is the perfect venue for social events. The games room comes with table tennis, pool tables and Home Theater facilities. There is a separate area for Library, Squash Room & board games like carom, chess.



"Come Join our Special Day Party Time..."



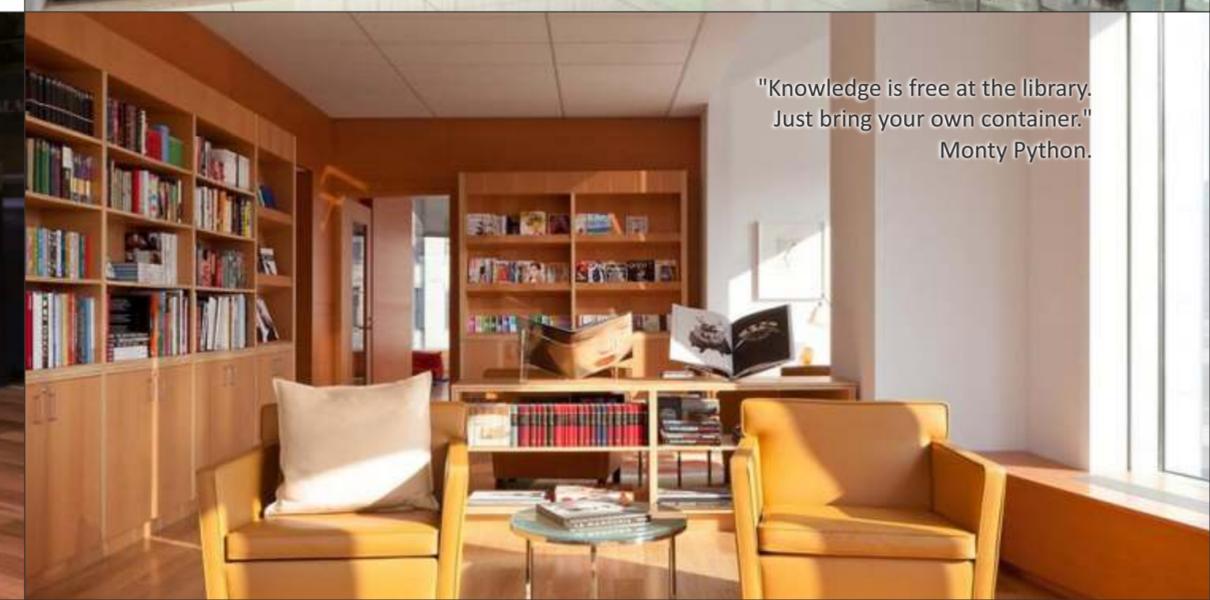
"Squash is boxing with racquets."

Allen Bennett.



"No one beats me at table tennis."

Chang Pu.



"Knowledge is free at the library. Just bring your own container."

Monty Python.

# Live in Secure Comfort

Your Safety Comfort and Security are our priority, and at Hills Vistaa  
We ensure the safety of our residents.



With a dedicated car parking for each flat our Parking Facilities are well planned and strategically located on the ground floor. At Hills Vistaa you can be assured of a secure space for your cars.

Every building in Hills Vistaa is equipped with Power Backup in crucial common areas such as lifts & lobbies. Just one of the many thoughtful features



Each flat has a Panic Alarm that can be used in emergencies of any kind. Simply press the button and help will be at hand.



Round the clock security and closed circuit television to avoid any unauthorized intrusion.



24x7 WiFi Connectivity - Any where Any Time



## Specifications

### BUILDINGS

All the buildings are Seismic zone II compliant RCC framed structure and Includes Two floors of Stilt parking. Two elevators and Two sets of staircase will be provided per block. Exterior fascia of the building will be plastered and painted with weather resistant emulsion. All interior wall faces and ceilings will be smoothly plastered and painted with oil bound distemper. Club house building is Ground + one floor of Seismic zone II compliant RCC framed structure.

### LIVING AND DINING ROOM

Vitrified tiles flooring, Main door will be of Hard wood / Sal wood frame with paneled door shutter/flush shutter/HDF door shutter with good quality hinges, tower bolt, lock, security eye, door stopper and bush on main door. This hardware will be of MS powder coated or aluminum material. Two light points, one fan point and one 5 amp point in each area, Door bell point will be provided in living/dining area. Each apartment will have one telephone outlet and one outlet for TV in the living/dining area. UPVC/Powder coated two tracks aluminum, glazed hinged/sliding windows shall be provided.

### KITCHEN

Vitrified tiles flooring will be there in kitchen. Kitchen platform will of black granite with half bull nose, cladding with glazed tiles up to 2 feet height. Stainless steel sink with drain board will be provided. There is a provision for exhaust fan in the kitchen. One light point, two 6 amp points and two 16 amp points will be provided in kitchen.

### BEDROOMS

Vitrified tiles flooring will be there, bedroom doors will be of Hard wood/Sal wood frame with HDF door shutter/flush shutter with good quality hinges, tower bolt and lock. This hardware will be of MS powder coated or aluminum material. UPVC/Powder coated two tracks aluminum, glazed hinged/sliding windows shall be provided. Two light points, one fan point and one 5 amp point in all bedrooms. Provision for One split AC point, one TV point and telephone point will be provided in each bed room.

### TOILETS

Anti-skid/matt Ceramic tiles flooring will be there. Doors will be of PVC/hard wood/Sal wood frame with HDF door shutter/flush shutter with good quality hinges, tower bolt. Glazed tiles dadoing from floor level up to 7 feet height in shower area and from floor level up to 4 feet height in other areas will be there. Good quality white ceramic ware EWC with seat cover will be provided. Good quality white ceramic ware wash basins with bottle trap/pedestal will be provided. Good quality CP fittings will be provided. Provision for health faucet point will be provided in all toilets. Ventilators will be made of UPVC/powder coated aluminum with glazed louvers/flush glass. There is a provision for exhaust fan. One light point, one 6 amp point will be provided in each Toilet. There are provisions for one electrical geyser in 2-BHK apartments and for two electrical geysers in 3-BHK apartments.

### UTILITY/WASH AREA AND BALCONY

Ceramic tiles flooring will be there. One light point in utility and balcony & One 16 amp point will be provided for washing machine in utility area. There will be a provision for Exhaust fan in utility area.

### POWER SUPPLY AND BACKUP

ISI marked cables using copper wiring through PVC conduits concealed in walls and ceilings will be used. Good quality Modular electrical switches will be provided. Each 2 BHK apartment will have 3 KW of power supply, each 3-BHK apartment will have 5 KW power supply. 100% Power back up for Lifts and pumps will be provided. Power back up for 50% of lighting in common area, backup for each apartment for one light point and one fan in living or dining area will be provided.

### BACKUP GENERATOR

Power Backup will be provided for one light point and one fan point in living/dining area in each flat. Standby Generator will be provided for 50% of lighting in common areas & 100% for lifts and pumps.

### AIR CONDITIONING

Each 2 BHK & 3 BHK apartment will have provisioning for Air-Conditioning of one Bedroom.

### WI-FI COMPLIANT TOWNSHIP

Internet Connectivity through WiFi will be provided in every corner of the township.





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