

IN THE CITY
OF DREAMS.
A NEW ICON
RISES.

PRIVILON
MUMBAI

A PROJECT BY

B|SAFAL





AN EXHIBIT OF ELEGANCE

Privilon, a groundbreaking 14-storey commercial development is located in Mumbai's prime Andheri Kurla corridor. A precertified Platinum IGBC Green Building - Privilon is an exhibit of elegant and aspirational office spaces, targeting businesses and individuals seeking premium commercial space with an interest in sustainability and employee well-being. We spend one third of our life in a workspace. Privilon offers a design that can enhance that your worklife through carefully curated amenities and a user-centric environment. Benefitting from a strategic location at Andheri East with exceptional connectivity through Marol metro station, Privilon promotes productivity with comfort.



IGBC
PRECERTIFIED
PLATINUM BUILDING



B SAFAL
PRIVILON



A GRAND WELCOME

Creating a culture of open minds for businesses of tomorrow, Privilon is a different world. You enter into a grand lobby for some impulsive shopping, walk-out and have a warm cup of cappuccino at the cafeteria or head straight towards the private lift lobby to reach your office perched in one of the upper floors in no time. In the meantime, there is no jostling for parking space. A multi-level basement car park will ensure that you will reach absolutely smoothly to start your work day.





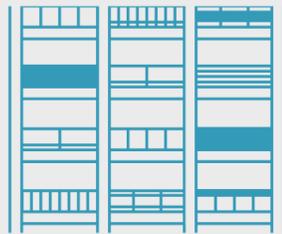
CULTURE OF INNOVATION

Between the deadline and the meeting, the body and the mind need to revitalize themselves to stay on top of their game. Thirty minutes of calming yoga routine plus a walk in the landscaped plaza will let you do just that. And apart from this, Privilon is a space meant for those that are young at heart, those who find time out of their busy schedule to share a snack at the cafe and discuss everything from world politics to your kid's tantrums.



RECREATION

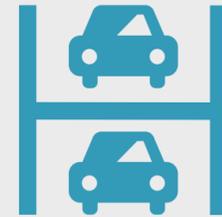
Located on the 15th floor, our rooftop oasis offers a serene escape from the urban bustle. The sensory plantation creates a calming ambiance, complemented by a dedicated yoga lawn for mindfulness and relaxation. The lounge seating area provides an elegant setting for office lunches and informal gatherings, while the expansive event lawn is perfect for hosting corporate functions. As the day concludes, unwind with a refreshing drink, taking in the breathtaking views of Mumbai's vibrant skyline. This sophisticated retreat seamlessly integrates work and leisure, redefining the office experience.



DYNAMIC FACADE



IGBC PLATINUM CERTIFICATE



3 LEVEL BASEMENT PARKING WITH RAMP (No Car Lifts)



CAFETERIA



LOUNGE SITTING



METRO STATION TOUCH



DOUBLE HEIGHT LOBBY



LANDSCAPED AREAS



TERRACE PLAZA



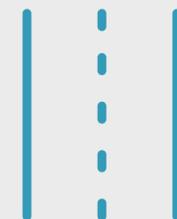
YOGA LAWN



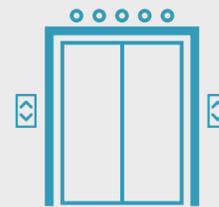
EVENT LAWN



BALCONY



DROP OFF AND DRIVEWAY



8 LIFTS TO A FLOOR

AMENITIES

A range of vibrant amenities have been incorporated to enhance the livability quotient. The entrance lobby is designed to create an immediate and impactful first impression through its iconic architecture. The workspaces are thoughtfully designed to facilitate co-creation among occupants, fostering collaboration and innovation. Additionally, recreational areas such as breakout terraces and lunching spaces provide opportunities for relaxation and social interaction.



SUSTAINABILITY

- VERTICAL URBANSCAPE
- ENERGY EFFICIENCY
- DAYLIT WORKSPACES
- IGBC PLATINUM TARGET
- PASSIVE DESIGN TECHNIQUES



OPTIMISATION

- OPTIMAL STRUCTURE & EFFICIENT PARKING
- COLUMN FREE FLOOR PLATE
- CLEAR & FLEXIBLE OFFICE MODULES
- NATURALLY VENTILATED STAIRCASE
- LIFT SPEED EFFICIENCY



UNIQUENESS

- DYNAMIC KINETIC FACADE
- LANDSCAPED COURTS WITH ART & SCULPTURES
- RESTAURANTS AND SPILL OUT SPACES
- MULTI-FUNCTIONAL LOBBY
- AMENITY TERRACE



LIVABILITY

- VIBRANT AMENITIES
- ICONIC ENTRANCE LOBBY
- RECREATIONAL COOL DOWN SPACES
- CO-WORKING SPACES



Maker Maxity, Mumbai



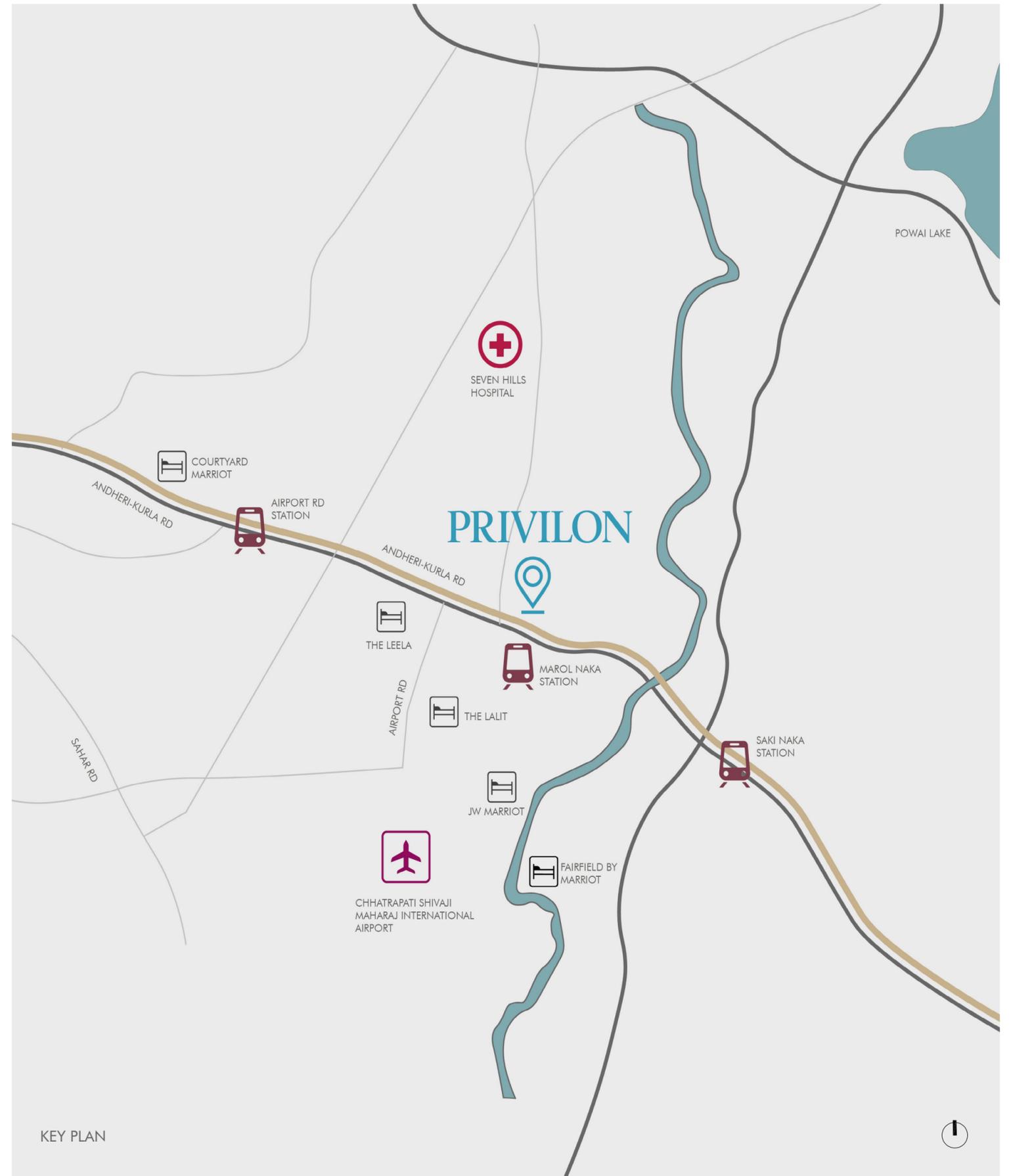
Sunteck Gateway, Mumbai



Infosys Campus, Nagpur

DESIGNED BY MORPHOGENESIS

Established by Sonali and Mani Rastogi in 1996, Morphogenesis is globally recognized for its diverse work that encompasses a range of specialised practice areas – Master Planning, Residential, Commercial, Workplace, Institutional, Hospitality and Houses, through in-house integrated project delivery in Sustainability, Interiors, Landscape, Digital Technologies and Design Management. The practice operates in India, Nepal, Bhutan, Bangladesh, Sri Lanka, South Africa, Afghanistan and the UAE. All projects at Morphogenesis are examined, based on its first principles on how to passively provide the fundamentals of comfort, safety, liveability and yet sustainably respond to the local climate and ecology while remaining economically viable and globally pertinent. We have pioneered this approach by operating beyond the traditional precincts whilst addressing the user brief and aspiration and building to perfection.



KEY PLAN



9.04 million sq.ft.
of residential projects



3.6 million sq.ft.
of commercial projects



15.1 million sq.ft.
of plotted development projects



10.5 million sq.ft.
of golf estate



3.31 million sq.ft.
of retail & mall



0.2 million sq.ft.
of lease & rental assets



4.6 million sq.ft.
of hotels & resorts



46.5 million sq.ft.
of 70 projects till date

ABOUT DEVELOPERS

BSAFAL is an award winning property development firm committed to redefining the art of living through meticulously crafted buildings. We work to challenge existing norms and standards to help in creating a new sense of community, commerce, hospitality and retail. Founded in 1994 in Ahmedabad - India, with a clean slate and innovative minds, BSAFAL has solidified its presence through developments and investments in strategic locations across Ahmedabad, Surat, Mumbai as well as New York.

B|SAFAL

PRIVILON, AHMEDABAD

For the businesses of tomorrow. Free-flowing spaces that inspire innovation is what Privilon stands for! This premium commercial project is an ultra-modern site with a Midas touch and stellar look designed in collaboration with Benoy. The building has a multilevel design that adds rhythm and dynamism to your work days. An architectural landmark that fosters interactive utility of space for businesses to flourish and an address that adds to the value. Every business is unique. You could be a budding start-up that is willing to work out of a smaller space or a large multinational that needs a vast expanse to accommodate large scale operations. At Privilon, there are provisions for both. 22 floors high, Privilon's elevated facade holds behind it two distinctive wings with high-speed elevators that take you to your floor in no time.

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PALLADIUM MALL, AHMEDABAD

We have brought world class premium luxury mall experience to the city of Ahmedabad through a joint venture with Phoenix Mills Ltd. Palladium Ahmedabad, A Entity of SGH Realty LLP is more than a mall. It is an experience that celebrates grandeur and magnificence. Gujarat's first premium luxury retail and entertainment destination, Palladium Ahmedabad, is a testament to the upcoming generation of Gujarat's elite, who want the world's finest within their reach. So, with a brand mix that boasts some of the best in the world of retail, food and entertainment, Palladium Ahmedabad has something for everyone's taste and choice.

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PRIVILON
MUMBAI

Privilon, BSafal Properties Pvt Ltd,
Marol Metro Station, Marol, Andheri East,
Mumbai - 400059

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SAFAL CONSTRUCTIONS PVT. LTD.

Site Address: Privilon, Bsafal Properties Pvt Ltd, Marol Metro Station, Marol, Andheri East, Mumbai -400059
Office Address: Adani Inspire, Bandra Kurla Complex Road, G Block BKC, Bandra East, Mumbai -40005
Contact info: +91 99674 63316

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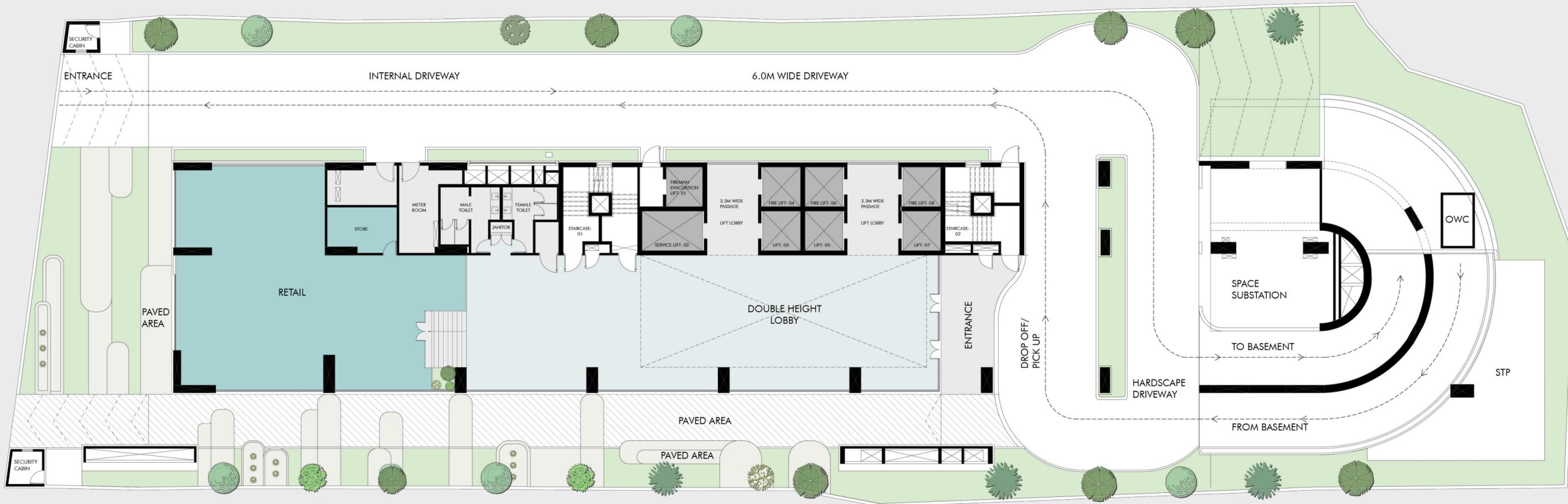
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PRIVILON
MUMBAI
PLANS



BASEMENT

ROOM	CARPET AREA IN SQ.FT
RETAIL	2,237



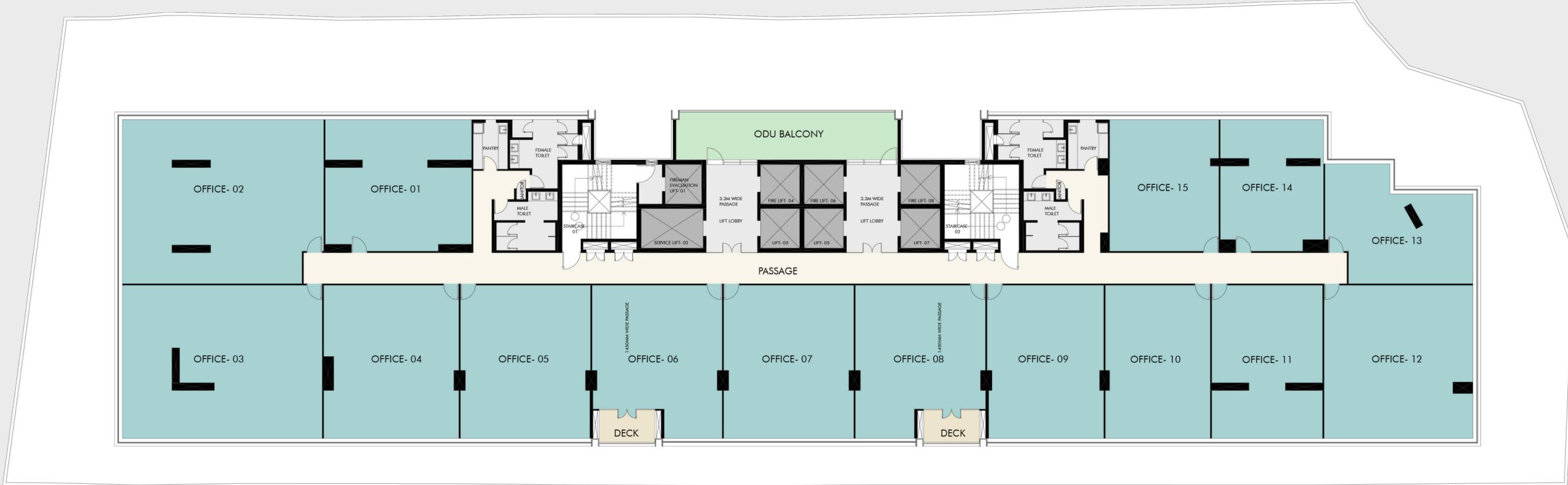
GROUND FLOOR

ROOM	CARPET AREA IN SQ.FT
OFFICE-01	808
OFFICE-02	1,421
OFFICE-03	1,357
OFFICE-04	906
OFFICE-05	1,098
OFFICE-06	1,072
OFFICE-07	715
OFFICE-08	733
OFFICE-09	999
OFFICE-10	626
OFFICE-11	571
OFFICE-12	635

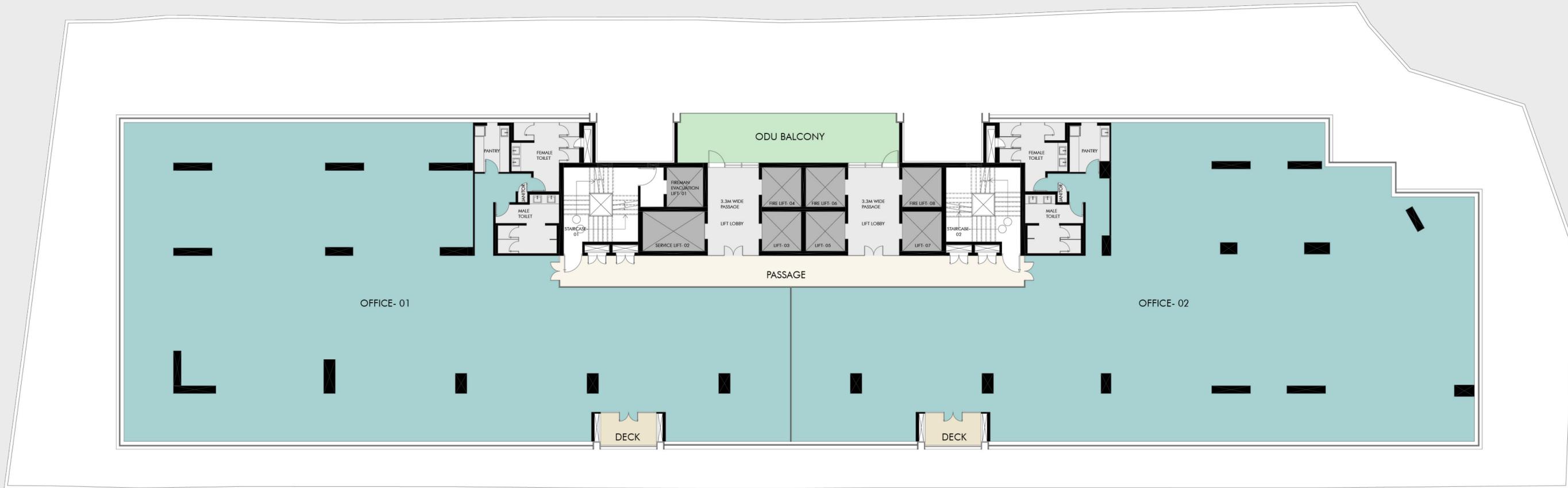


FIRST FLOOR

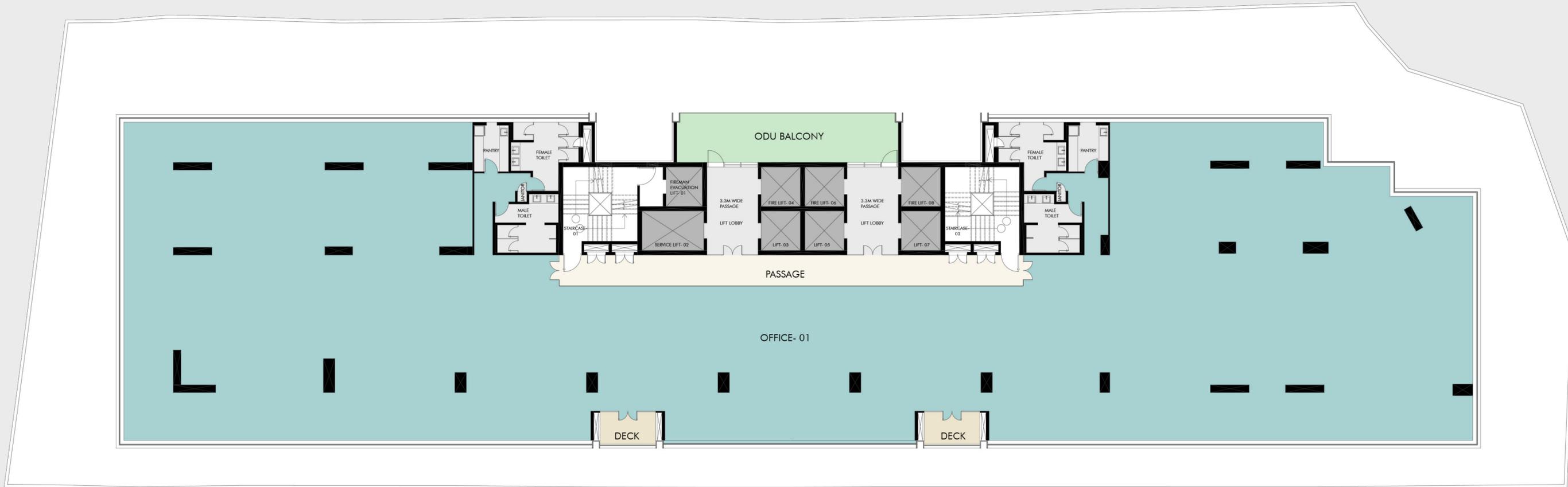
ROOM	CARPET AREA IN SQ.FT
OFFICE-01	808
OFFICE-02	1,427
OFFICE-03	1,351
OFFICE-04	901
OFFICE-05	876
OFFICE-06	870
OFFICE-07	878
OFFICE-08	872
OFFICE-09	784
OFFICE-10	711
OFFICE-11	729
OFFICE-12	994
OFFICE-13	630
OFFICE-14	571
OFFICE-15	635



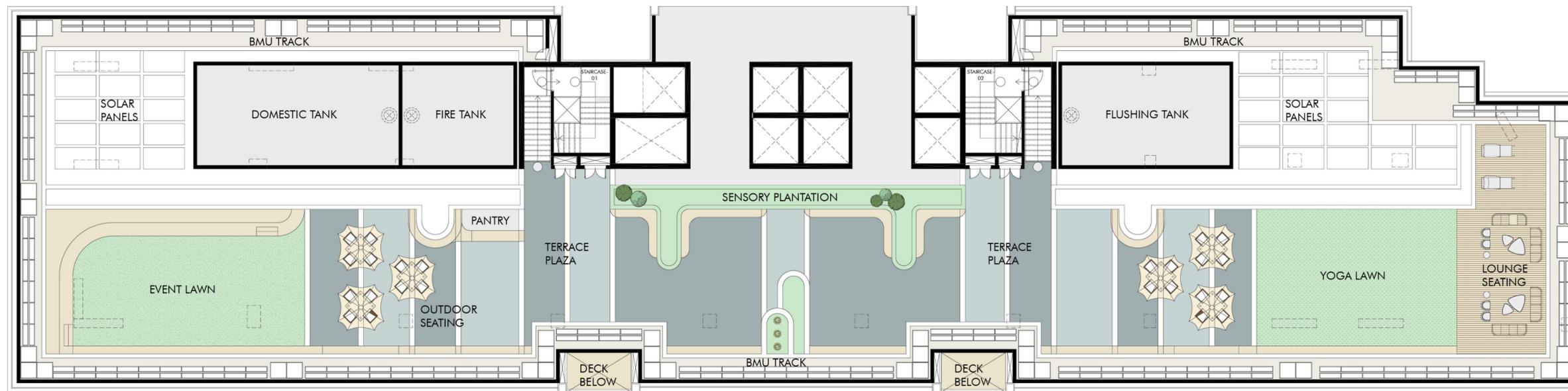
TYPICAL FLOOR_2nd to 5th



TYPICAL FLOOR_6th to 14th



TYPICAL FLOOR_6th to 14th Variation



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Contact info: +91 99674 63316

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