



excellence

**CELEBRATIONS**

Govt. Sanctioned Residential NA Plots

# Embrace the Elegance of Riverside Living



Fully Developed **Residential NA Plots**

# About Excellence Shelters

**Excellence Shelters Pvt. Ltd. was incorporated in 2008** with a mission to provide customer-centric, transparent, and legally sound real estate services. With over 16 years of experience, we've built a legacy on delivering high-value investments through innovative concepts. Our commitment to excellence is reflected in our track record, having served over 1550 happy clients and delivered an impressive 1 crore square feet of property. We take pride in our legacy and continue to strive for the highest standards in the real estate industry.

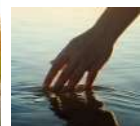
## About Project

**Celebrations by Excellence Shelters** is a flagship project offering premium Govt. Sanctioned Residential Collector N.A. Plots in Kalamb, a rapidly growing town within the Mumbai Metropolitan Region (MMR). Nestled in a serene environment, Celebrations combines the tranquillity of nature with the convenience of modern living. The project is strategically located, just 45 minutes from the upcoming Navi Mumbai International Airport, making it an ideal investment for those looking to capitalise on the exponential growth in MMR.

This exclusive plotting project is thoughtfully designed to offer a harmonious blend of green landscapes and essential infrastructure. With spacious plots, Celebrations ensures that each land parcel offers excellent long-term value, promising higher returns due to its strategic location in a fast-developing region. Whether you seek a peaceful retreat or a smart investment opportunity, Celebrations is the perfect choice.

## Key Highlights

- ▶ **Prime Location:** Located in the fast-developing MMR, just 27 km from Karjat, 55 km from Navi Mumbai Airport, and 50 km from the Mumbai-Pune Expressway, ensuring superb connectivity.
- ▶ **Spacious Plots:** Perfectly sized River Facing NA plots, designed for smart investments.
- ▶ **Seamless Connectivity:** Close proximity to key highways, Mumbai Metro, and the upcoming Navi Mumbai International Airport.
- ▶ **River Touch:** Ulhas River touch, with a scenic backdrop and green spaces.



# Unparalleled amenities, exceptional living.



Gazebo



Children's Play Area



Club House



Swimming Pool



24/7 CCTV Security



Fencing Around Project



Grand Entrance Gate



Tar Road



Fencing Around Plots



Individual Water Taps for Each Plot



Electricity

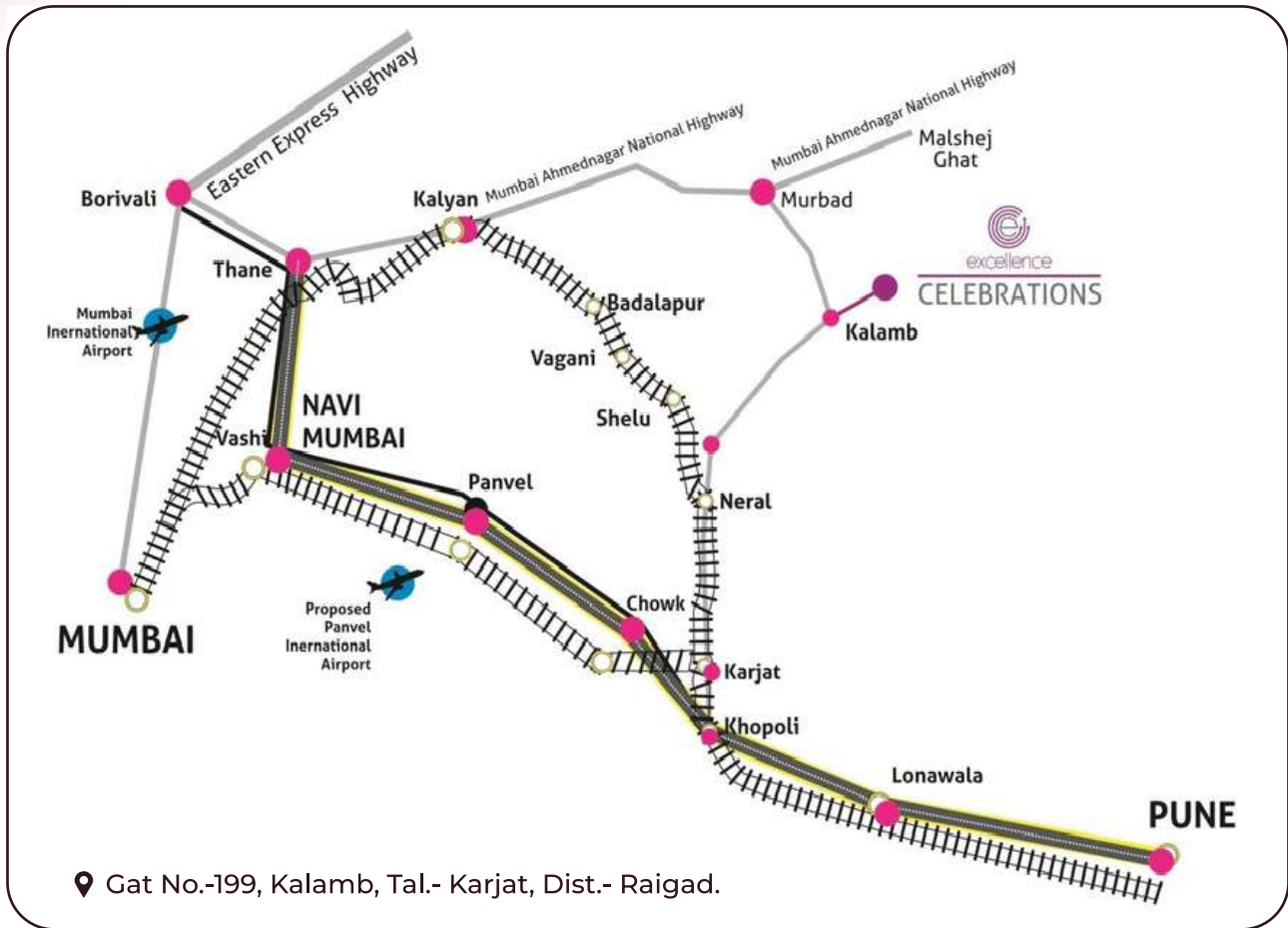


Name Plates for Each Plot



# Location Map

(Not To Scale)



## Connectivity

- **1 km:** Karjat-Murbad State Highway
- **12 km:** Shelu Station
- **13 km:** Neral Station
- **20 km:** Matheran Hill Station
- **25 km:** Badlapur Station
- **27 km:** Karjat MMRDA
- **55 km:** Navi Mumbai International Airport, Panvel
- **50 km:** Mumbai-Pune Express Highway
- **60 km:** Lonawala
- **70 km:** Atal Setu
- **88 km:** Mumbai City
- **131 km:** Pune

## CONTACT US

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