

PROJECT BY



RIGHT CHANNEL

Redefining Lifestyles Since 1990

PASSCODE
TOP TIER
DECK RESIDENCES

Reserved for Those Who've Earned It.



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 The project is registered as Tower 28 - C and F with the regulatory authority vide project registration certificate bearing No. P51800028777 of Shiv Shakti Builders & Developers. *T&C Apply.

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Maha-RERA No: P51800028777



A LIFE AT THE TOP BEGINS HERE.

The finest homes don't compete for attention.
They quietly reflect the taste, confidence and
achievements of the people who live within them.



WELCOME TO THE TOP.

A landmark envisioned for those who have moved beyond ordinary expectations.

Thoughtfully designed, impeccably connected and elevated in every sense, it brings together architecture, comfort and a lifestyle that reflects where you've arrived in life.

From here, every chapter begins from a higher place.



EVERY JOURNEY LEADS TO A DIFFERENT TIER.

Life has a way of moving you forward.

Every challenge overcome.
Every milestone achieved.
Every decision made with conviction.

With each step, your expectations evolve.
Not because you want more,
but because you've become more.

There comes a point when your home is no longer
just a place to live.

It becomes a reflection of the tier you've reached.



AT THE TOP OF CONNECTIVITY

Malad East

Perfectly positioned in one of Mumbai's most sought-after neighbourhoods, placing you at the heart of everything that matters.

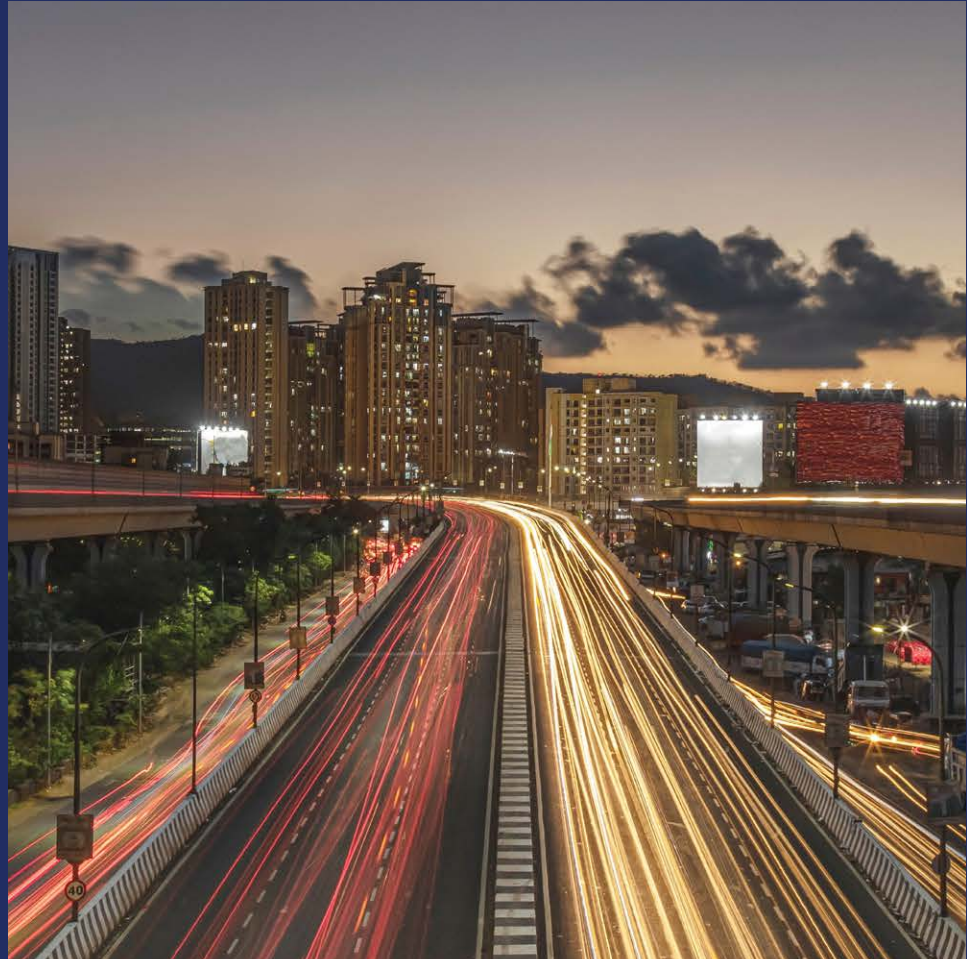
From business districts and premium retail to renowned schools, healthcare and entertainment, every destination is effortlessly within reach.

Because being at the top means staying connected to everything that matters.



From major highways and metro stations to Mumbai's key business districts, every route is designed to keep you moving with ease, so you spend less time commuting and more time living.

Representative Image



 EXISTING INFRASTRUCTURE

Malad Station	- 4 min
WEH	- 5 min
Metro Line 2A and 7	- 7 min
JVLR	- 8 min

 UPCOMING INFRASTRUCTURE

Coastal Road	- 20 min
GMLR via WEH	- 25 min



SCHOOLS & COLLEGES

Seth Jugglal Poddar	- 02 Mins
Orchids Intl. School	- 04 Mins
Witty International	- 09 Mins
VIBGYOR High School	- 12 Mins
Atharva College	- 18 Mins



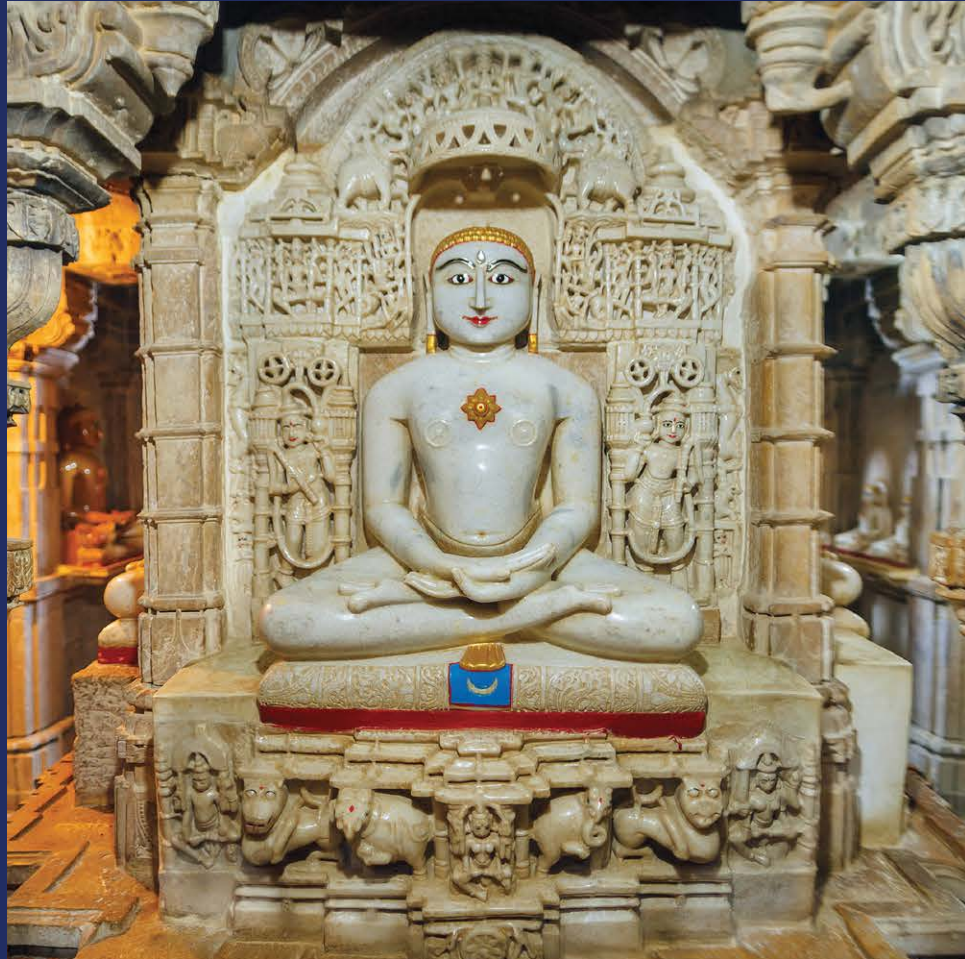
MALLS

Oberoi Mall	- 08 Mins
Hub Mall	- 09 Mins
Infiniti Mall	- 10 Mins
Inorbit Mall	- 11 Mins



HOSPITALS

Suchak Hospital	- 04 Mins
Sanjeevani Hospital	- 04 Mins
Shah Lifeline Hospital	- 05 Mins
Cloudnine	- 07 Mins



SPIRITUAL HUBS

Devchand Nagar Jain Derasar	02 Mins
Gurudwara Sri Guru Nanak Satsang Sabha	04 Mins
Mangal Sai Dham Temple Shri Chintamani	07 Mins
Parshwanath Jain Derasar	13 Mins



BUSINESS PARKS

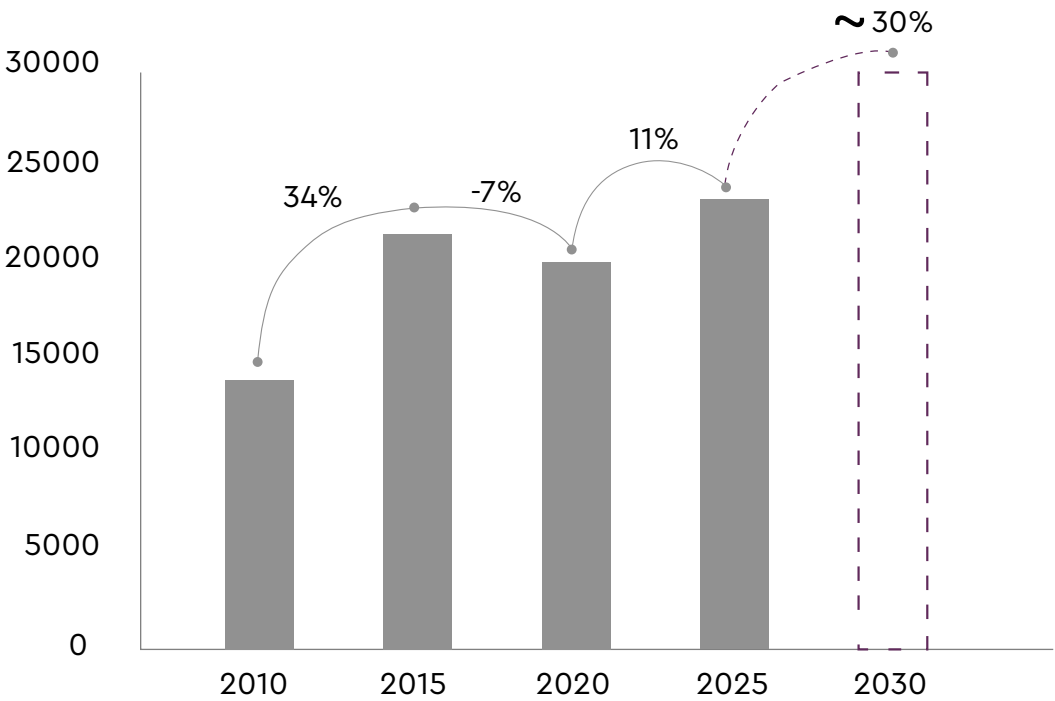
Techniplex	04 Mins
International Business Park	08 Mins
Mindspace	10 Mins
Nirlon Knowledge Park	10 Mins





MORE THAN A NEIGHBOURHOOD. A WAY OF LIFE.

The finest addresses are defined by everything around them. From renowned schools and leading healthcare to premium retail, dining and everyday conveniences, every experience that enriches life is already part of your neighbourhood.



Source: Lias Foras
Disclaimer: The estimated growth and development projections are based on current government infrastructure development plans.



2 & 3 SKY DECK RESIDENCES

Where every day begins above the ordinary.



A LANDMARK IN THE MAKING

More than a striking silhouette, every aspect of the development has been envisioned with purpose.

Contemporary architecture, thoughtful planning and enduring craftsmanship come together to create a residence that will be admired today and valued for generations to come.



Edge Preliminary Certification
by IFC - The World Bank

- 26% Energy Savings
- 52% Water Savings
- 52% Less Embodied Carbon

PROJECT HIGHLIGHTS

-  44-Storey Landmark
-  Spacious Homes with Sky Deck
-  Panoramic Aarey Colony & SGNP Views
-  11,500 Sq.Ft. Open to Sky Rooftop Amenities
-  10,000 Sq.Ft. Open to Sky Podium Amenities
-  5,000 Sq.Ft. Indoor Amenities
-  Multi-Level Parking

Disclaimer: Specifications are for C & F wing and common podium only.



DOUBLE HEIGHTED
DESIGNER LOBBY

EVERY ARRIVAL SETS THE TONE

The first impression of a home is never its front door



It's the feeling that welcomes you before you step inside. A lobby designed with understated elegance, where every detail reflects the character of the address and every arrival feels like coming home.



EVERY VIEW HAS A DIFFERENT PERSPECTIVE.

When you're surrounded by openness, natural light and sweeping city views, every moment feels a little different. It's a home that changes the way you experience every day.



Artist's Impression



LIVING ROOM



SKY DECK



Artist's Impression

WHERE THE SKY
BECOMES PART OF
YOUR HOME.

The finest spaces don't
end at four walls

Expansive living areas flow seamlessly
into private sky decks, inviting natural
light, fresh air and uninterrupted views
to become part of your everyday life.



Artist's Impression



BEDROOM



KITCHEN



Artist's Impression

DESIGNED FOR THE MOMENTS THAT MATTER MOST

Every room has a purpose.

Spaces to unwind, gather and create
everyday rituals, thoughtfully planned to
bring comfort, functionality and effortless
elegance into the rhythm of daily life.

EVERYDAY DESERVES ITS OWN DESTINATION

The finest amenities aren't reserved for weekends.

They're woven into everyday life, creating spaces to move, unwind, celebrate and reconnect. Thoughtfully planned across the podium, every experience is just a few steps from home.



AERIAL VIEW

Artist's Impression



Artist's Impression

BIRD'S EYE VIEW

AT THE TOP OF EVERY DAY.

Life's finest moments aren't reserved for special occasions.

They're found in the way you begin your mornings, unwind after a long day and spend time with the people who matter most. Every amenity has been thoughtfully curated to make every day feel extraordinary.

Rooftop Amenities of C & F wing

① SKY LOUNGE ② KIDS' POOL ③ LAP POOL ④ CABANA ⑤ JOGGING TRACK ⑥ SENIOR CITIZEN AREA ⑦ KIDS' PLAY AREA





ROOFTOP SWIMMING POOL





FITNESS CENTER



EVERY MORNING BEGINS WITH POSSIBILITY.

The first light of the day brings more than a beautiful view.
It brings a quiet reminder that where you wake up shapes
how you begin.



WHEN THE CITY SLOWS DOWN, THE VIEW TAKES OVER

As daylight fades and the skyline comes alive,
home becomes more than a destination.
It becomes the best seat in the city.



EVERY GREAT ADDRESS STANDS ON SOMETHING GREATER

Long before a skyline is transformed, trust is built.

Every home we create reflects our commitment to thoughtful design, uncompromising quality and lasting relationships. Because a legacy isn't measured by what we've built, but by the lives that continue to grow within it.



RIGHT CHANNEL

Redefining Lifestyles Since 1990

35+

YEARS OF
LEGACY

27

COMPLETED
PROJECTS

10

ONGOING &
UPCOMING PROJECTS

5500+

HAPPY
FAMILIES

56 LACS+

SQ.FT. OF COMPLETED &
ONGOING DEVELOPMENTS

20 LACS+

SQ.FT. OF FUTURE
DEVELOPMENTS

REDEFINING SKYLINES SINCE 1990

BHAYANDAR

- AABIEL PARADISE

MIRA ROAD

- HIRA-PANNA
- GAYATRI NAGAR
- MATOSHREE NAGAR
- GRISHMA COMPLEX
- GRISHMA ENCLAVE

BORIVALI

- PRIYA
- GAYATRI
- VRINDAVAN
- 4810 HEIGHTS

KANDIVALI

- MADHAVKUNJ
- SAKHI APARTMENT
- TRISHUL HEIGHTS
- GRISHMA HEIGHTS

MALAD

- GALA COMPLEX
- SAI CHAMBERS
- KAILASHRAM KRIPA CHSL
- AABIEL AVENUE
- TOWER 28
- HILL STAR

MULUND

- SUPRIYA HEIGHTS

ANDHERI

- MAHESH TOWER
- TANDICE 69

VIKHROLI

- BLUMEN

CHEMBUR

- SINDHOO CHSL
- ABHAY CHSL
- TULSI NIWAS CHSL
- AMESH CHSL

KANDIVALI
COMING SOON

GOREGAON
COMING SOON

BANDRA
COMING SOON

WORLI
COMING SOON

**SOUTH
MUMBAI**

MUMBAI

Back Bay

**THANE
DISTRICT**

