



MUMBAI - PROVENANCE LAND

Four Seasons Private Residences Mumbai

26 iconic luxurious homes crafted like an heirloom

We all know that feeling. After days of jet-setting to far-flung destinations, when you reach back home, being with family is an absolute respite but you do miss the comforts of the luxury hotel that you were willing to sacrifice during bouts of homesickness. The intuitive service, the exclusivity of space, the invisible yet prompt attention to your whims, the hassle-free upkeep of your living quarters... you wish you had those benefits even at home. Now, imagine checking into the most lavish suite of the most luxurious hotel with your family and never having to check out! Well, that's exactly what is on offer at Four Seasons Private Residences Mumbai.

Nestled in the heart of Mumbai's residential and commercial hub, Worli, with spectacular panoramic views of the glittering Arabian Sea and the Racecourse, Four Seasons Private Residences Mumbai house 26 limited edition homes in an iconic 55-storey tower. These branded residences offer spatial extravagance second to none and are designed with a singular objective: to offer unsurpassed exclusivity.

Four Seasons Private Residences Mumbai bring together an unrivalled combination of understated luxury, customized service, world-class amenities, maximum privacy and indisputable quality and design. The legendary and intuitive Four Seasons brand of service and luxury that guests have come to expect from Four Seasons hotels and resorts around the world can now be experienced from the comfort of a home.

Four Seasons Private Residences Mumbai have been designed to soar as an iconic landmark in the city. The slenderness and height of the tower will be a glorious beacon in Mumbai's skyline. Its distinctive

glazing system, balconies on the northwest corner and staggered vertical strip windows on the south elevation have been incorporated to lend a distinct visual identity to individual residences.

From palatial three-bedroom residences, each with an entire floor dedicated to them, to regal Duplexes and Penthouses housing five to six bedrooms, Four Seasons Private Residences Mumbai offer exquisite homes that complement the requirements of Indian households. With the largest floor areas and room sizes on offer anywhere in the city, as well as 11.5 feet high ceilings throughout, the sheer spatial extravagance of each residence is second to none. An 80-foot wide expanse of continuous glass wall opens the living and dining areas of each home to stunning views of the Arabian Sea, Mahalaxmi Race Course and

"Four Seasons Private Residences Mumbai are created for anyone who has ever experienced a Four Seasons hotel or resort and said, 'I wish I could live here.'"

- ADARSH JATIA

Bandra-Worli Sea Link.

In the two-floor residences, larger families will enjoy the spaciousness of multiple living areas and multiple master bedrooms. The bedrooms are generously sized in all residences, with master bedrooms measuring over 600 sq. ft. Spacious his and hers walk-in closets lead into elegant 5-fixture master bathrooms, with plenty of room for personal pampering in style. Each of the 26 residences distributed over 55 floors are the perfect combination of superior design, elegance and luxury along with absolute exclusivity and privacy that residents prize the most.

The notion of craft is supremely important at Four Seasons Private Residences Mumbai and artisan techniques add a layer of detail to sculpted surfaces and architectural elements. The façade pattern, for example, is a contemporary



GQ Luxe Addresses 2015 (2/4)
 December, 2014
 Four Seasons Private Residences Mumbai



THE LOT
 • **Structure:** Iconic tower
 • **Units:** 26
 • **LAYOUTS:** 4-, 5-, and 6-Bedroom penthouses and duplexes, 3-Bedroom residences
 • **Estimated handover:** 2018
 • **Developers:** Provenance Land
 • **Website:** mumbairesidences.com
 • **Email:** pmahntani@mumbairesidences.com
 • **Contact:** Call +91-9967556000
 • *The project images used here are artist's impressions of the Four Seasons Private Residences Mumbai
 • **The photograph features Four Seasons Hotel, George V, Paris

interpretation of India's traditional ornamental patterns. Reminiscent of the *jaali*, the rooftop screen bathes the terrace in a diffused, soft, dappled light. The interiors have been designed by the world renowned Yabo Pushelberg to the exacting standards of Four Seasons. Inspired by the magnificent jewellery worn by the maharajas of yesteryear, the design throughout the building features gem-like details and uniquely rich aesthetics.

The Four Seasons Private Residences Mumbai project is uniquely modelled to offer

maximum space in the inside and minimum intrusion from the outside. The expansive feel of the interiors is complemented by thoughtfully incorporated and intelligently laid out open spaces. The project spans an area of one acre and offers over 40,000 sq. ft. of amenities that can be accessed only by residents.

ART GALLERY

A powerful sequential experience awaits residents when moving through the arrival foyer into a long promenade beside a double-height wall, clad in beautiful book-matched ▶



Offering the most spacious apartments in Mumbai, right in the heart of the city, with legendary Four Seasons service, plush amenities rooted in Indian ethos and the luxury of absolute exclusivity, Four Seasons Private Residences Mumbai address all the needs of the world's more discerning buyers



panels and punctuated by fine artwork. Looking out onto the citrus orchard, the art gallery provides a sheltered lounge setting with interposed sculptures, a discreet place of escape and reflection.

OUTDOOR SPACES

The grounds at Four Seasons Private Residences Mumbai house a full-length elevated outdoor pool. Sun loungers adorn the lawn alongside an outdoor dining area, barbecue pit, meditation pavilion and children’s play area. The stately citrus orchard runs the length of the western façade and is the ideal place for leisurely strolls.

RESIDENT’S CLUB

Thoughtfully created to be a natural extension of a home, the exclusive Resident’s Club on level 51 of the tower is a refined haven with an impeccably appointed terrace lounge, meeting rooms, media room, private dining room and gym. Designed as a series of rooms, the Resident’s Club will emphasize the exclusivity of the Four Seasons lifestyle, with residents having the opportunity to train one-on-one with an instructor in the gym, enjoy a meal prepared by a renowned Four Seasons chef, host a gathering at the lounge, an intimate dinner or schedule a board meeting at the private dining room.

ROOFTOP LOUNGE AND OUTDOOR CINEMA

As the highest and most exclusive rooftop lounge in Mumbai, this private amenity space provides residents with spectacular panoramic views and a luxurious venue to host private cinema screenings, special events and dinner parties. Consisting of three distinct zones; a viewing deck, an outdoor theatre and bar area, the rooftop is designed with a yacht club theme that is set in harmony with the stunning coastline views.

LEGENDARY SERVICE

Four Seasons Private Residences Mumbai will be managed by Four



Seasons Hotels and Resorts which means all owners will have access to their legendary customized service, world class amenities at the adjacent Four Seasons Hotel and attentive staff.

More than owning an opulent apartment, it is the promise of elusive exclusivity. It offers a luxurious urban living experience with the privacy and comfort experienced only in a private bungalow.

À-LA-CARTE SERVICES

For residents who choose to customize certain aspects of their ownership experience, an extensive selection of additional services are available on an à-la-carte basis, including things such as: on-demand limo service, in-residence dining and event catering, laundry and valet services, grocery stocking, Business Centre assistance and residence maintenance and repair services. From butler service and housekeeping to personal trainers and dog groomers/walkers, the Four Seasons Private Residences team

will be on call to help fulfil every imaginable desire with ease and perfection.

However, it is not just the seemingly endless list of amenities and customized services provided by Four Seasons Hotels and Resorts that puts these homes in a league of their own; it is the intuitive manner and care in which they are delivered that makes the experience so special.

LOCATION

Four Seasons Private Residences Mumbai is located adjacent to the existing Four Seasons Hotel, in the heart of South Mumbai’s residential and commercial micro market of Worli.

THE GROUP

Formerly known as Magus Estates and Hotels Pvt. Ltd., Provenance Land is known to be a bespoke lifestyle developer in India that is dedicated to creating luxury hospitality and real estate projects. In keeping with the legacy created by

Swank Factor





R K Jatia in 1980, Provenance Land is committed towards building iconic properties with an international appeal with the promise of greenfield hospitality projects in collaboration with Hyatt International and Four Seasons Hotels and Resorts.

The company's core strength lies in identifying opportunities and creating niche landmark properties with the highest attention to detail and design. Provenance Land is driven by the pursuit of excellence, uncompromised elegance and unparalleled customer experience.

Led by Adarsh Jatia, Provenance Land's passion for innovation and commitment towards creating iconic properties reflect the strong value propositions of the company.

Provenance Land will continue to build distinctive properties offering a unique lifestyle with a lifetime promise of unsurpassed service.

ARCHITECTS/DESIGNERS/CONSULTANTS

International consultants who are celebrated as the world's best providers of creative and technical expertise have been hand-picked by the developer Provenance Land to craft this unique property.

Architects: Gensler, San Francisco

Interior design: Yabu Pushelberg, New York

Structural consultants: Magnusson Kelmencic Associates, Seattle

Landscape design:

P Landscape, Bangkok

Engineering consultants: J Roger Preston, Hong Kong

Lighting design

consultants: Project Lighting Design Pte, Singapore

Façade design consultants: Priedemann, Berlin

What was your vision for this project?

My vision is for this development to be the most respected and sought-after residential address in Mumbai for a long time to come. My goal is to offer unparalleled and truly inspired living spaces and services to a select group of families. It will be a privilege well deserved by those who are redefining the times in which we live.

Life at these residences will be seamless. In today's hectic world, successful people lack only one thing: time. Every need will be taken care of by Four Seasons, without residents even knowing it's happening. Dare I say, people will be spoilt at home.

This will be a place where people can enjoy all the activities and rituals to which they are accustomed in an art-filled environment. It will redefine

their perception of everyday luxury. I have painstakingly taken a personal interest in each and every detail of this tower. The fact that it will be my family home, where my wife and I will raise our children, makes it that much more special to me.

What are the USPs of Four Seasons Private Residences Mumbai?

There are a lot of very large developments in Mumbai. Most of the city's high-rise developments accommodate at least 80-100 families – even up to 300 or 400. The concept of building a property that soars fifty-five storeys yet contains only twenty-six residences, is in itself highly unique. There is no other high-rise property in Mumbai that belongs to such a small number of residents. It goes without saying that this approach will make the property highly exclusive. But it will also allow for a lifestyle reminiscent of the

landed residential tradition.

We embarked upon this project with the goal of embodying the advantages of bungalow living in a high-rise tower, so families accustomed to large private living and garden spaces – with a certain level of individuality, privacy, and customised service – would also benefit from better views, access to well-appointed amenities, and the assurance of Four Seasons standard of services in the comfort of their own homes.

What are the critical factors that a buyer should consider before choosing a premium luxury property?

Provenance Land believes in understated luxury – things that have been carefully and thoughtfully handcrafted, things of flawless quality, things of scarcity and timeless character. When I think of luxury, these are the things that come to my mind. ☺

In conversation with
**ADARSH
JATIA**
Managing Director

