

ABOUT THE BUILDER



A Legacy of Excellence

Fenway Projects, a renowned name in the real estate industry of Central India is a part of the esteemed Goyal Group. The Goyal Group was founded by the visionary Late Shri Harishankar Goyal Ji in the 1960s. He is celebrated as a pioneer in developing Gwalior leaving behind a legacy of achievements. Today Fenway Projects proudly continues this heritage under the leadership of his son, Shri Yash Kumar Goyal.

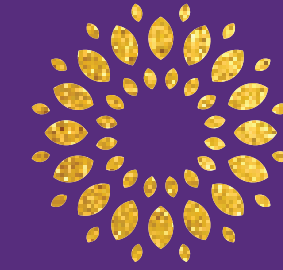
At Fenway Projects we are dedicated to maintaining the standards of quality and ensuring that project timelines are strictly followed. We take pride in our ability to provide solutions that meet our clients' aspirations for living spaces while ensuring their utmost satisfaction. As we continue to expand our vision is to become India's top most developer contributing to the transformation and growth of the region's real estate landscape. With values rooted in ethics, expertise and innovation Fenway Projects is committed to creating a future for all our valued clients.

OUR PROJECTS





Elegance, Comfort, Luxury - All in One Place



A lifestyle of a lifetime

Welcome to the emergence of a global lifestyle in Gwalior
where tradition and modern living blend seamlessly

Global City is set to redefine global lifestyle bringing a unique fusion of international housing concepts to the heartland of India. Our township embraces all aspects of global living offering top notch amenities, meticulously crafted residences and a vibrant community atmosphere. With our commitment to quality, sustainability and innovation The Global City goes beyond being a place to live; it represents an elevated standard of living. Immerse yourself in the essence of living here as we introduce a new era of comfort, convenience and cosmopolitan charm.



GLOBAL CITY

GLOBAL CITY
A World Within

MASTER PLAN



Our Offerings:

NEW YORK VILLA

Home that Redefines Grandeur

5 BHK + POOJA ROOM + STORE

PARIS VILLA

Every Moment Is An Indulgence In The Extraordinary

5 BHK VILLA

LONDON VILLA

Elegance Redefined in Every Corner

4 BHK VILLA

BOSTON VILLA

A Home that Reflects Your Elite Choice

4 BHK + POOJA ROOM



NEW YORK VILLA



All Elevation, Floor Plans, Site Map, Amenities, Area, Specifications and Perspective Views are tentative in nature and are subject to revision.



NEW YORK VILLA

Home that Redefines Grandeur

5 BHK + POOJA ROOM + STORE

Plot Area: **1465 Sq. Ft.**

Built-up Area: **3157 Sq. Ft.**

Functional Area: **4725 Sq. Ft.**

Experience unmatched luxury with our New York Villa, designed for those who appreciate grandeur and elegance. This expansive 5 BHK villa with a dedicated Pooja Room and Store offers a seamless blend of contemporary design and thoughtful functionality.

Every corner of the villa is meticulously crafted to provide spacious living areas, opulent interiors, and practical spaces that cater to the needs of modern families. The dedicated pooja room offers a serene retreat for spiritual moments, while the ample storage space ensures effortless organization.

The New York Villa is more than just a home; it's a symbol of refined living. Set within an environment that merges greenery with urban convenience, this villa provides the perfect sanctuary for comfort, relaxation, and memorable moments. Designed to redefine opulence, the New York Villa invites you to embrace a lifestyle of sophistication and tranquility.

Plot Area : 1465 Sq. Ft.

Built-up Area : 3157 Sq. Ft.

Functional Area : 4725 Sq. Ft.

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PARIS VILLA



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PARIS VILLA

Every Moment Is An Indulgence In The Extraordinary

5 BHK VILLA

Plot Area: **1038 Sq. Ft.**

Built-up Area: **2385 Sq. Ft.**

Functional Area: **3785 Sq. Ft.**

The Paris Villa is the epitome of refined luxury, offering an unmatched blend of elegance and modern innovation. This 5BHK masterpiece includes a private elevator for effortless living and 2-car parking for ultimate convenience. Step into a breathtaking double-height living area designed to impress, while the state-of-the-art air conditioning system—featuring complete wiring and piping—ensures year-round comfort. Every corner of the villa reflects meticulous craftsmanship, from its exquisite false ceilings to fire-resistant, low-smoke premium wiring (FR-LS), and high-grade switches. Indulge in the finest with luxury Jaquar sanitaryware and a smart touch shower system in the master bath, delivering an extraordinary bathing experience. The high-performance pressure pump and sleek glass bathroom partitions add to the sense of lavishness. Spacious walk-in closets, combined with biometric locks, bring security and convenience together in perfect harmony. This uber-luxurious villa offers a complete living experience, blending modern sophistication with the serene beauty of nature. Elevate your life to a new realm of upscale living at Paris Villa, where every moment is an indulgence in the extraordinary.



Plot Area : 1038 Sq. Ft.

Built-up Area : 2385 Sq. Ft.

Functional Area : 3785 Sq. Ft.

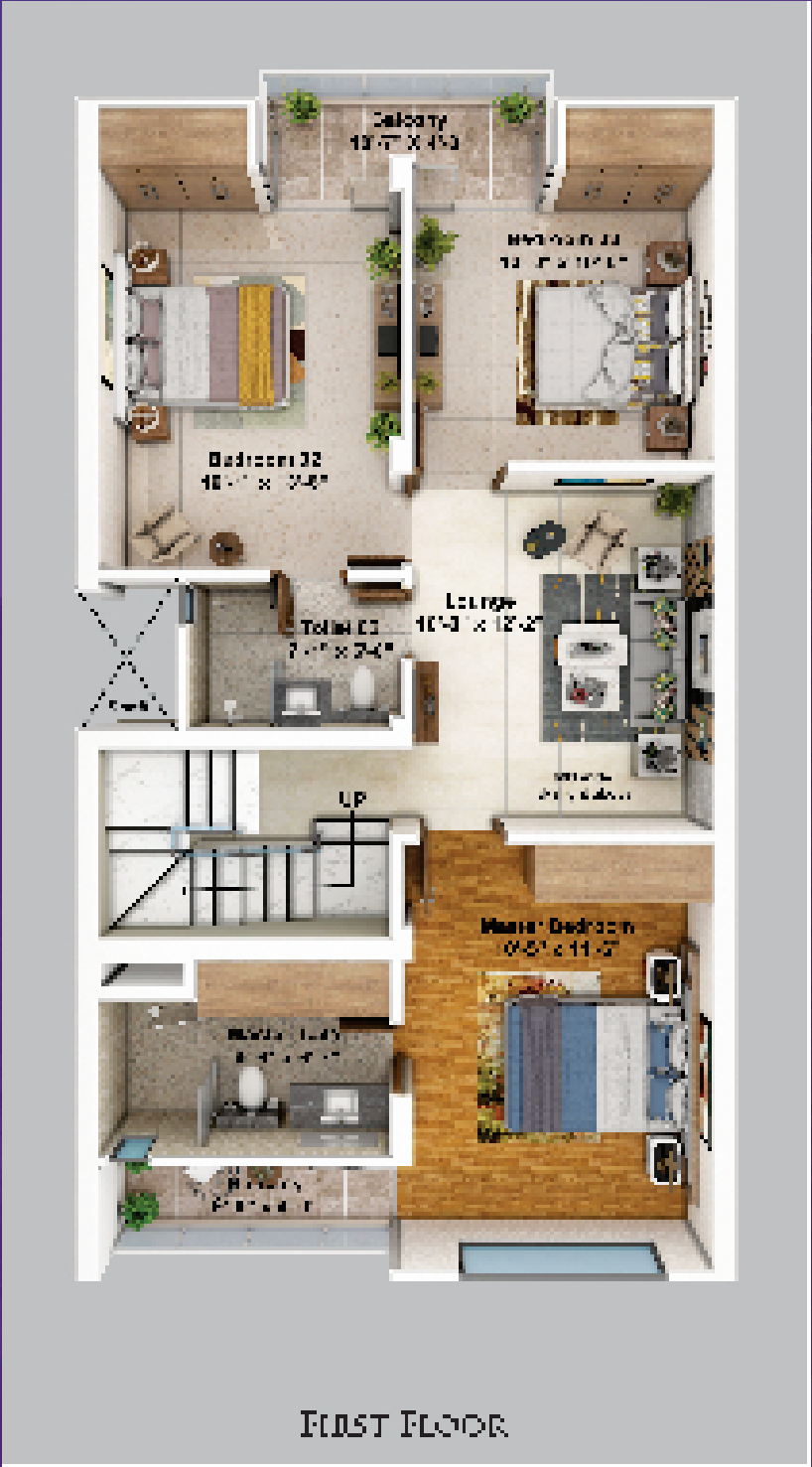
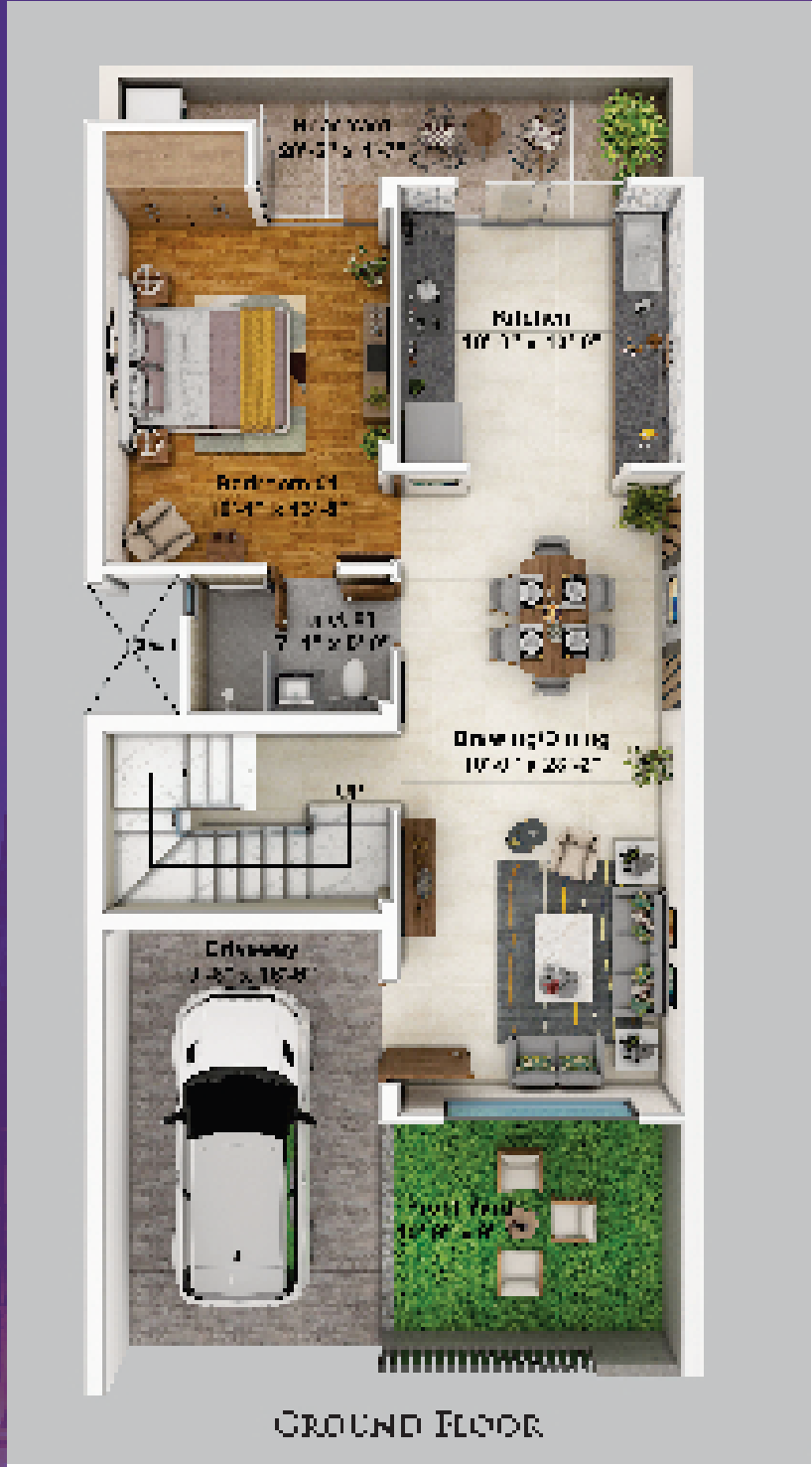
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LONDON VILLA



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LONDON VILLA

Elegance Redefined in Every Corner

4 BHK VILLA

Plot Area: **1038 Sq.Ft.**

Built-up Area: **1798 Sq.Ft.**

Functional Area: **2670 Sq.Ft.**

The London Villa is your gateway to a 4BHK lifestyle in the heart of Global City, Gwalior. Tucked away amidst surroundings and equipped with modern amenities the London Villa offers a perfect combination of sophistication and comfort. With contemporary design and top notch finishes these villas provide a world-class living experience. Whether it's the designed interiors, the tranquil garden views or the convenience of a connected location, London Villa epitomizes lavish living. Step into a world of elegance. Create your home in Global City's London Villa where every day is an indulgence in luxury and style.

Plot Area : 1038 Sq. Ft. Built-up Area : 1798 Sq. Ft. Functional Area : 2670 Sq. Ft.

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BOSTON VILLA



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GROUND FLOOR



FIRST FLOOR

BOSTON VILLA

A Home that Reflects Your Elite Choice

4 BHK + Pooja Room

Plot Area: **1221 Sq. Ft.**

Built-up Area: **2184 Sq. Ft.**

Functional Area: **3225 Sq. Ft.**

Experience the epitome of living with our Boston Villa. This luxurious 4 BHK with Pooja Room space in Global City Gwalior offers a blend of aesthetics and timeless comforts. Each villa is meticulously designed to provide living areas, posh interiors and even a dedicated pooja room for your spiritual needs. The Boston Villa is more than a home; it's a sanctuary where you can embrace the richness of life's moments. It's located in an area that seamlessly blends with the environment while providing tranquility. These villas redefine opulence and convenience.

Plot Area : 1221 Sq. Ft.

Built-up Area : 2184 Sq. Ft.

Functional Area : 3225 Sq. Ft.

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CENTRAL GREEN



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TENNIS COURT



BADMINTON COURT



PROPOSED ELEVATION



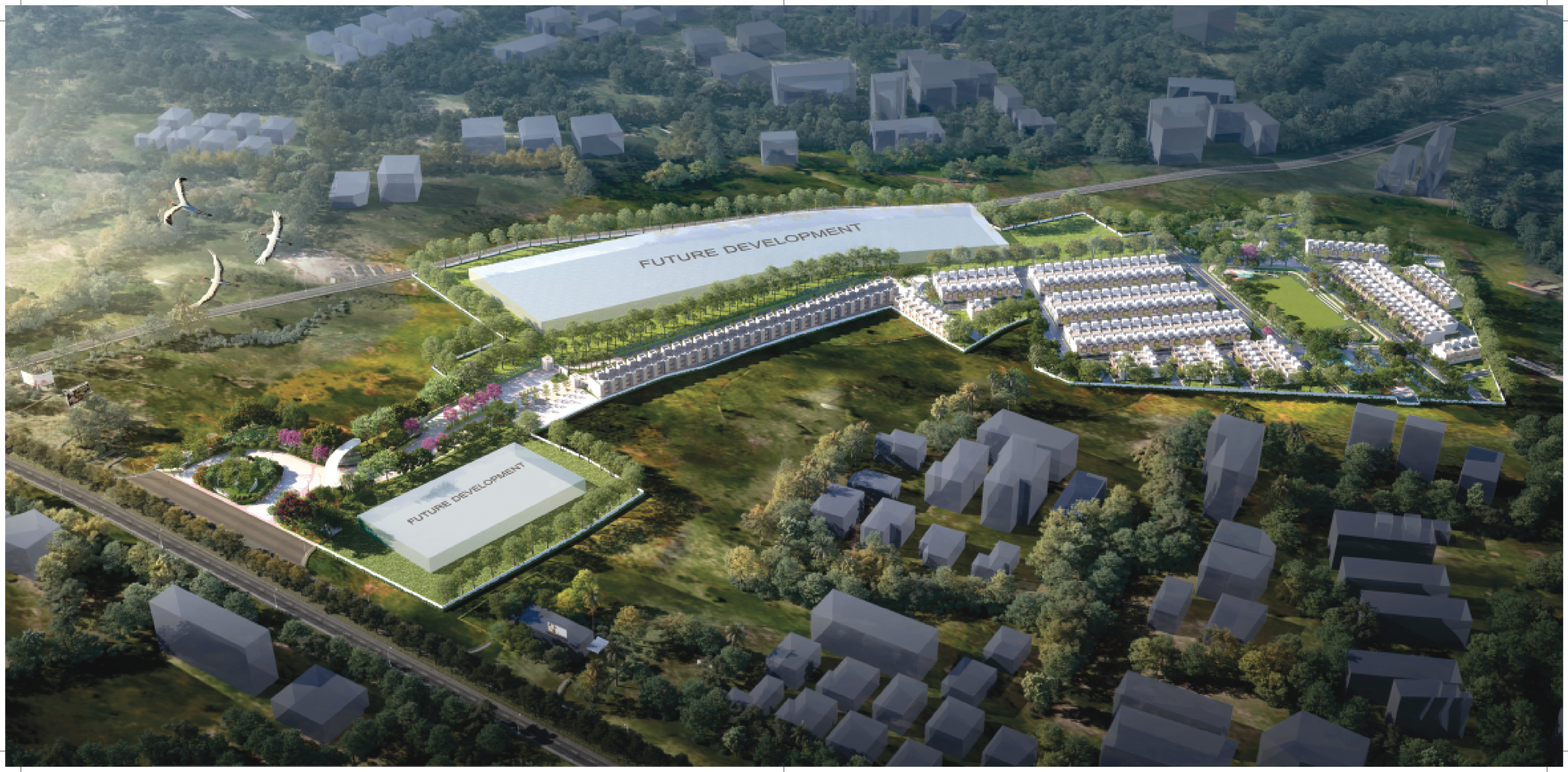
BASKETBALL COURT

GWALIOR'S FIRST TOWNSHIP WITH UNIFIED SPIRITUAL HARMONY

Global City proudly stands as a symbol of inclusivity and devotion, being the first township in Gwalior to feature both a **Hindu Temple** and a **Jain Temple** within its premises. This unique offering reflects our commitment to fostering a harmonious community where diverse traditions and faiths are celebrated together.



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ARCHITECTURE

Where Beauty Meets Functionality

The arrangement of buildings and infrastructure in Global City beautifully blends design principles to create an inviting and enchanting environment. Our community combines architectural elements which are visually appealing. The homes we offer are designed with care highlighting aesthetics, generous floor plans and premium materials.

The architecture of Global City showcases our dedication to offering residents an contemporary living space that effortlessly blends with the natural surroundings. It's a community where design and practicality come together resulting in a place to reside.

We fully support eco-friendly practices and integrate sustainable architecture to reduce our environmental footprint while optimizing energy efficiency. Meticulous landscaping enhances the beauty of the surroundings, providing residents with serene views and inviting outdoor spaces.

ELEMENTS THAT SPELL MAGNIFICENCE

CATEGORY	SPECIFICATIONS
STRUCTURE	- R.C.C. & Brickwall Load Bearing Structure
FLOORING	- Vitrified tiles in all the rooms. - Anti Skid tiles in open area
DOORS	- Flush door/UPVC door as per location.
WINDOWS	- UPVC/Powder Coated Aluminium Window. - Granite/Marble Window Sill. - Aluminium Louvers/Fixed Glass with exhaust fan provision for washrooms.
KITCHEN	- Granite top Kitchen platform with stainless steel sink. - Glazed/ceramic tiles dado up to 2" height above counter. - C.P fitting for kitchen. - Provision of adequate points for water purifier & exhaust fan in kitchen.
WASHROOMS	- Designer dado tiles upto 7 feet in all washrooms. - Anti-skid flooring in all washrooms. - Chrome plated fittings for all washrooms. - Sanitaryware in all washrooms.
ELECTRIFICATION	- Branded modular switches. - T.P Point in living room and master bedroom. - Concealed electrification with branded copper wiring (Finolex or equivalent). - Provision for AC points in all bedrooms. - I 5 Amps power points. - Provision for Inverter line.
PAINTING	- Superior water resistant paint for external walls. - Internal acrylic emulsion concept paint.
NOTES:	<i># The colour and design of the tiles and motifs can be changed without any prior notice.</i> <i># Variation in colour and size of vitrified tiles/granite may occur.</i>