

RERA: P-OTH-25-5498



## LOCATION PLAN



# RIVIERA *Greens*

PREMIUM PLOTS IN THE  
MOST PROMISING ZONE OF GWALIOR

**New City Centre, NH-44**

LIVE BEYOND LIMITS



**RSG BUILDCON LLP**

Nainagiri Main Road, New City Centre, Near NH-44, Gwalior - 474006

☎ +91 91113 60000 ✉ info@rsgroupgwalior.com 🌐 www.rsgroupgwalior.com

The digital / print media available is meant only for promotional purpose and has no legal value. The elevations, plans, specifications, sizes, images and other details herein are only indicative and subject to the approval of the concerned authorities. The Developer/Owner reserves its right to change any or all of these or extend the number of floors / plots in the interest of the development or/ and any architectural changes, without prior notice or obligation. Artists' impressions are used to illustrate the amenities; specifications, images, and other details and these may be applicable to select apartments/villas only. Tolerance is possible in the unit areas on account of design and construction variance. All brands stated are subject to the final decision of the project architect or developer. The digital / printed material does not constitute an offer and/or contract of any type between the developer/ owner and the recipient. Any purchase/lease of this development shall be governed by the terms and conditions of the Agreement for Sale/Lessee entered into between the parties, and no detail mentioned in this printed material shall in any way govern such transaction. All statutory approvals are available for inspection at our office. \*T&C Apply



WELCOME TO RGS BUILDCON LLP

## RIVIERA GREENS AT A GLANCE

Riviera Greens brings to Gwalior an exclusive living experience with premium residential plots set in a secure, gated community. Thoughtfully planned with over 50+ lifestyle amenities, the project is designed to blend luxury with sustainability, offering residents a perfect balance of comfort, convenience, and modern living. With 24×7 security, landscaped surroundings, and world-class infrastructure, Riviera Greens is more than just a place to live—it's a community crafted for a better lifestyle.

ROLEX SQUARE  
COMMERCIAL CITY CENTER  
GWALIOR

COURTYARD BY MARRIOTT  
NEAR JAI GURUDEV AASHRAM  
GWALIOR

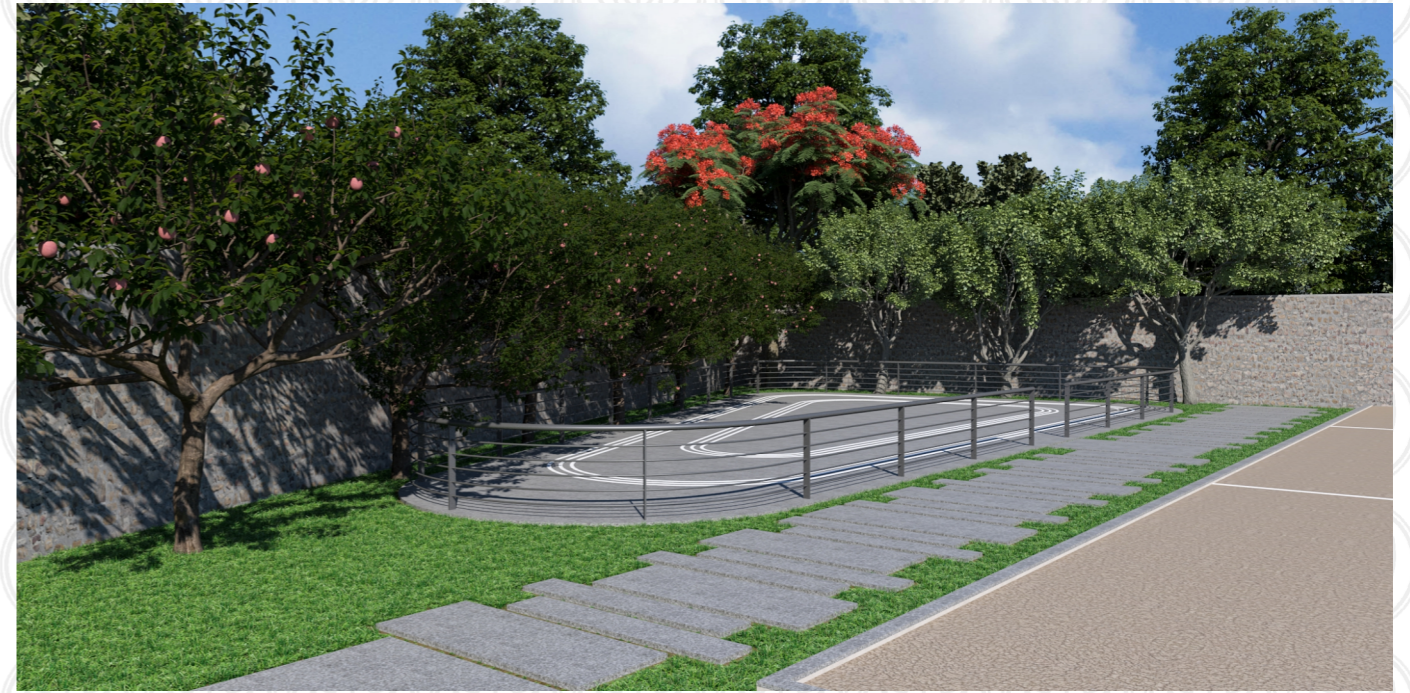
SHASHWAT PRIDE  
UJJAIN ROAD  
INDORE



RIVIERA  
Greens



Garden 1



Skating Ring



Garden 2



Kids



## ABOUT RS GROUP

RS Group is a premier real estate developer in Gwalior, with over 20 years of unwavering commitment to quality, transparency, and trust. Having served more than 2,000 homeowners and delighted over 18,000 guests, their legacy of customer satisfaction speaks volumes.

At RS Group, they believe in building long-term value with integrity—there are no hidden charges, just clear, honest dealings. Every project is planned and executed with modern, sustainable principles in mind, ensuring communities that stand the test of time.

Their vision is to lead the way in urban living—creating innovative, well-designed, and eco-conscious spaces that people are proud to call home.



### INTEGRITY & TRANSPARENCY

Trusted developer with legal clarity and high-value construction

Zero hidden charges—what you see is what you get



### SATISFIED STAKEHOLDERS

RS Group is a premier real estate developer in Gwalior,

with over 20 years of unwavering commitment to quality, transparency, and trust



### RICH LEGACY

Over 20 years of expertise in crafting remarkable living spaces across Gwalior



### MODERN & SUSTAINABLE VISION

Emphasis on sustainable development and modern planning, shaping future-ready communities

To be the most trusted real estate firm, redefining urban living with sustainable design



### CUSTOMER FOCUS

100% satisfaction guarantee

Focus on hassle-free investments with dedicated support across the property journey



## AMENITIES

Experience a lifestyle where leisure, wellness, family time, and safety come together in perfect harmony. From modern fitness and recreational spaces to serene meditation zones, landscaped gardens, and safe play areas, every detail is designed for joyful living.

With world-class infrastructure and 24×7 security, your community ensures comfort, health, and peace of mind every day.



gym



Open Gym



Yoga zones



Children's Play Area



Half Basketball Court



JOGGING TRACK



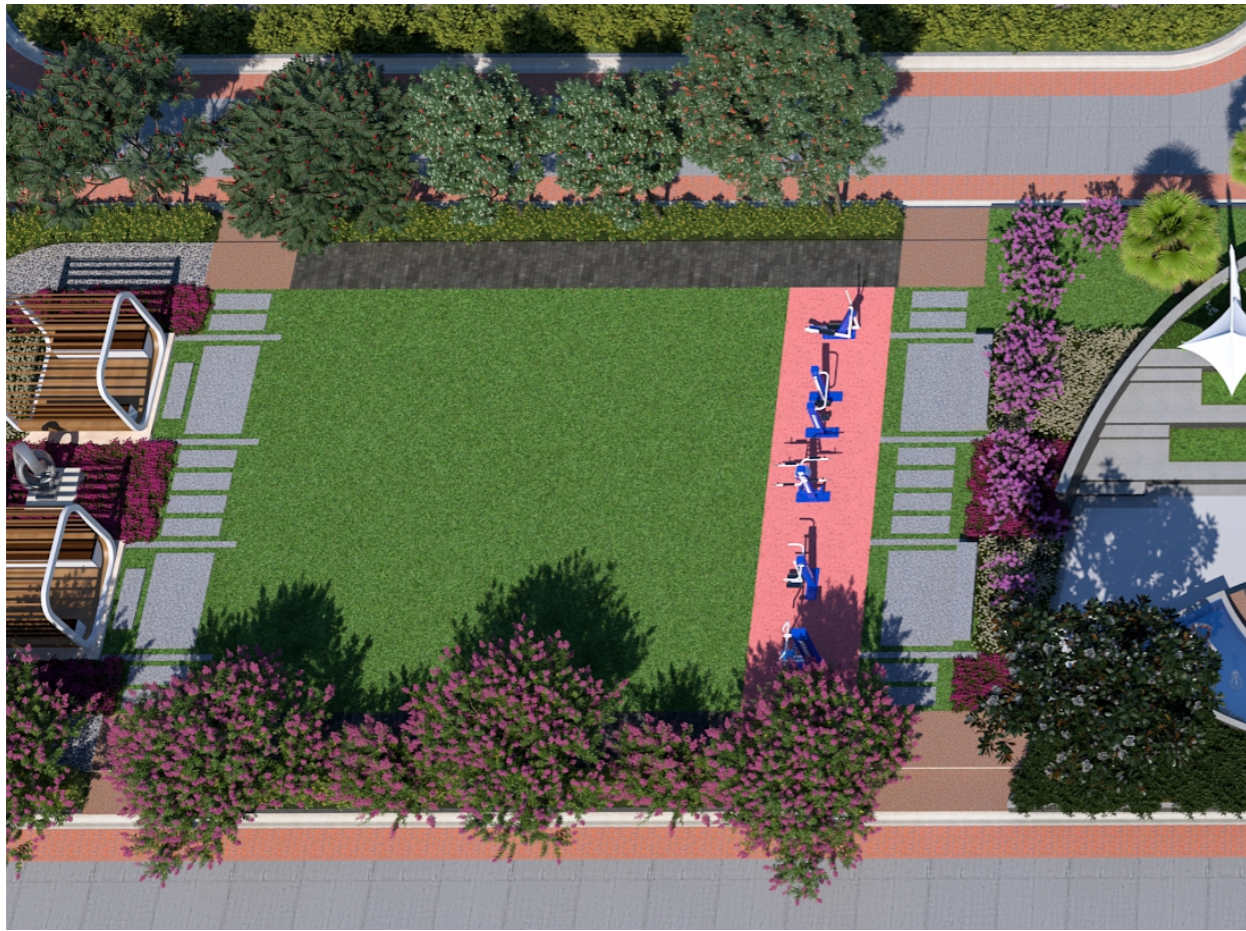
Swimming Pool



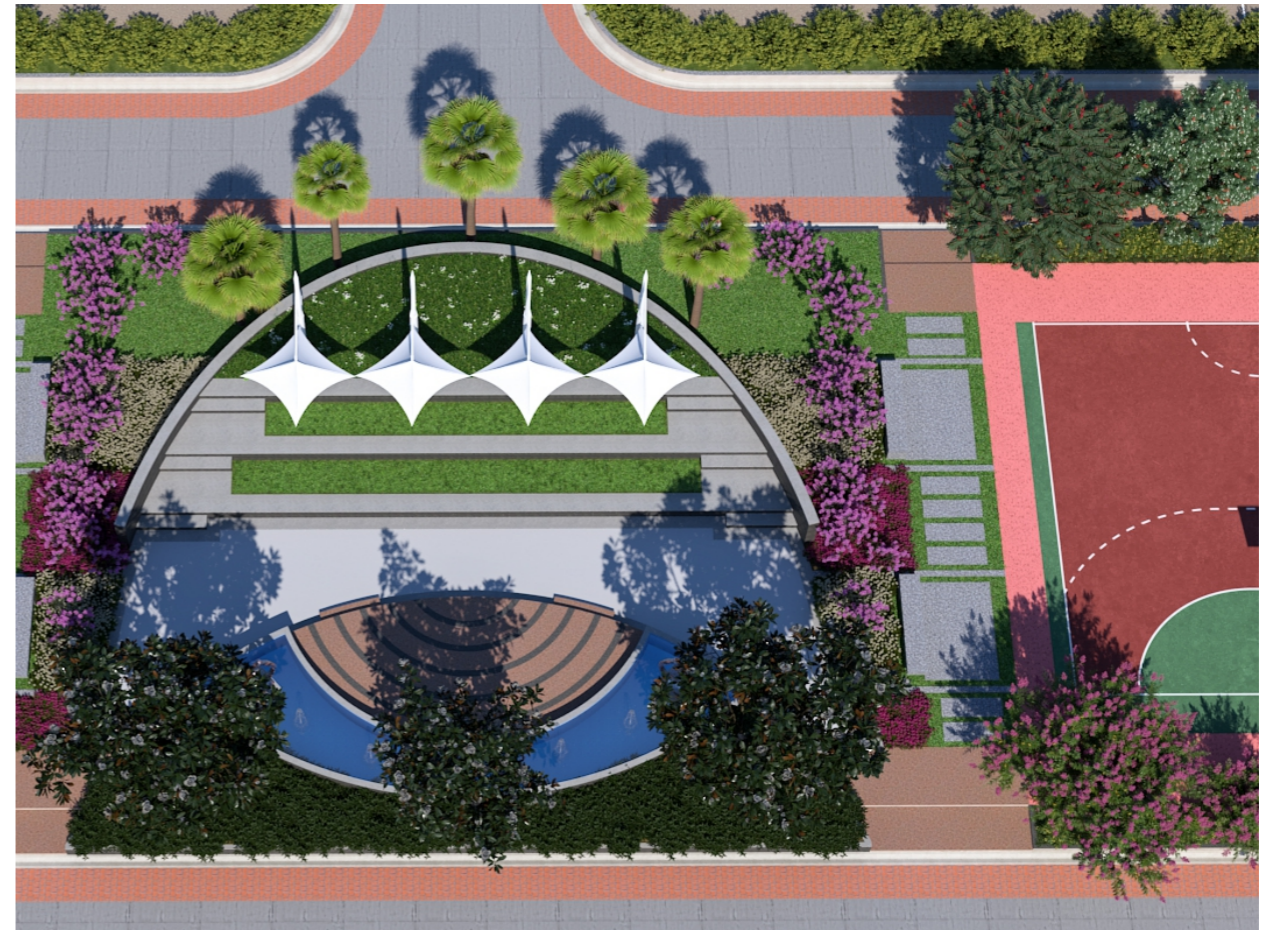
Banquet hall



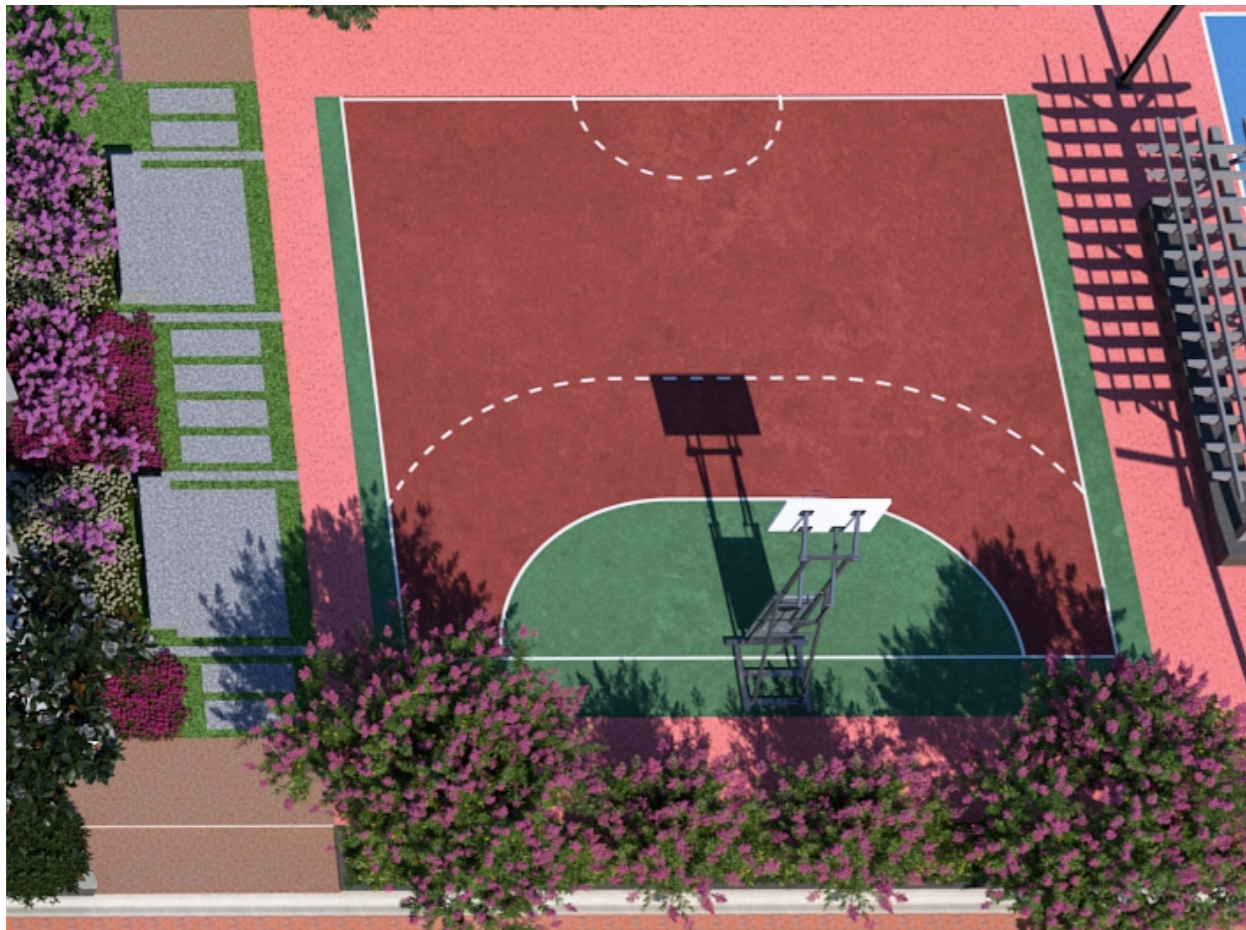
Badminton Court



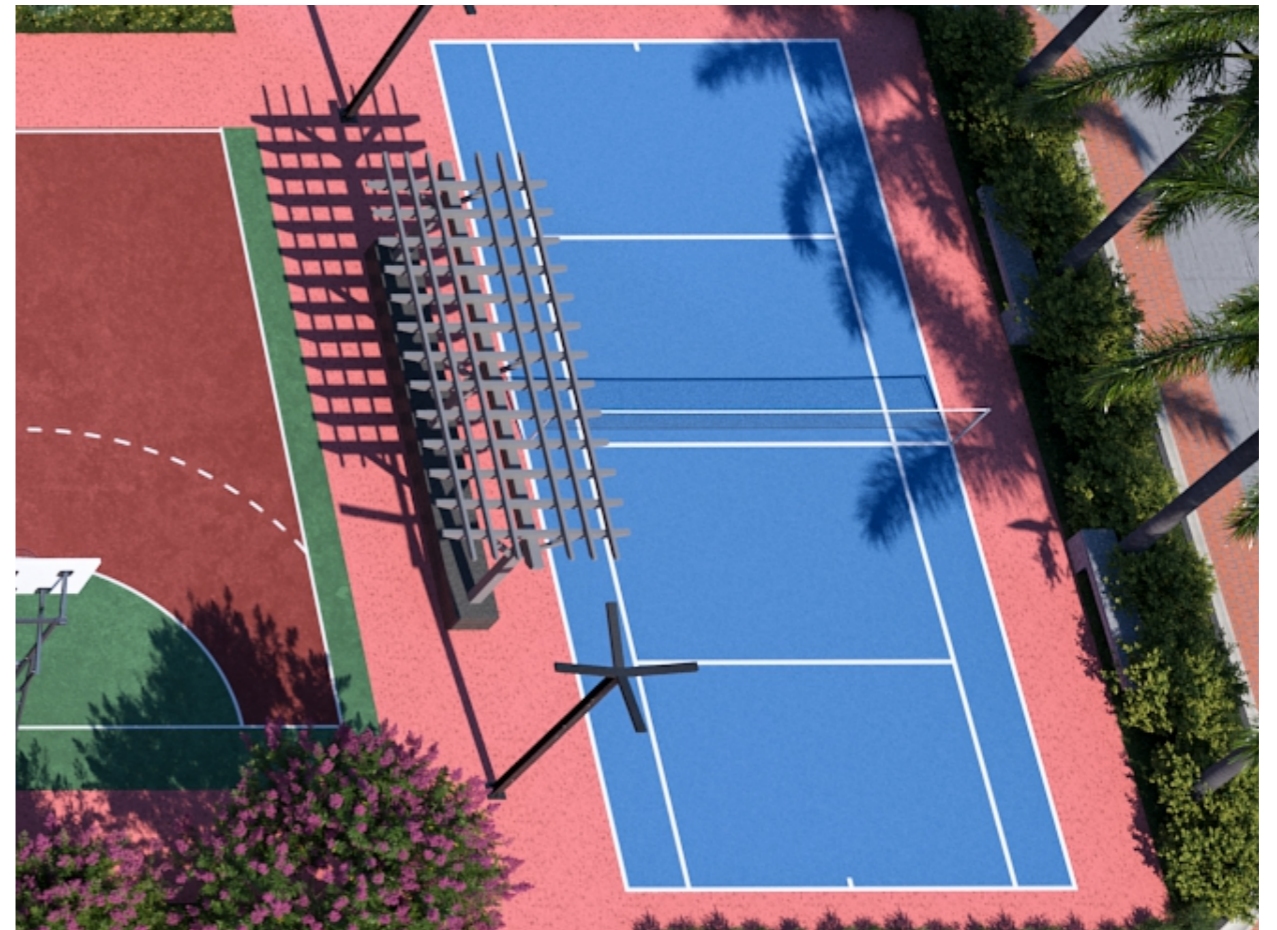
Open Gym



Central Garden



Basketball Court



Badminton Court



## INFRASTRUCTURE & SECURITY

Designed for peace of mind, with robust infrastructure and modern amenities. Enjoy wide roads, reliable utilities, and 24x7 security in a safe, well-planned community.



Wide Cemented Roads



Underground Drainage



Water Supply



Street Lighting



Boundary Wall



Grand Entrance



Underground Light Fitting



individual light connection



24 7 Security

## LOCATION ADVANTAGE

*A Location That Elevates Your Lifestyle & Investment*

Riviera Greens enjoys a prime spot in Gwalior's fast-growing corridor, ensuring both lifestyle convenience and investment value.

With excellent connectivity to cc, colleges, hospitals, shopping, and transport hubs, along with proximity to heritage landmarks, this location blends modern living with cultural richness while promising strong real estate returns.



### STRATEGIC LOCATION

Situated in Gwalior's growth corridor, ensuring high connectivity and rising value.



### LIFESTYLE CONVENIENCE

Easy access to schools, colleges, hospitals, shopping, and transport hubs.



### CULTURAL PROXIMITY

Close to Gwalior's rich cultural and heritage landmarks.



### SMART INVESTMENT

Rising demand in Gwalior real estate assures strong ROI.



Hotel Courtyard by Marriott  
6 minutes



Hotel ITC  
3 minutes



Imperial golf resort  
3 minutes



Aditya World School  
3 minutes



ITM University  
10 minute



District court  
6 minutes



New collectorate  
5 minutes



Gwalior railway station  
12 minutes



Gwalior airport  
20 minutes



Shree Navodaya Gastro Liver Hospital  
5 minutes



# SUSTAINABILITY

*A promise of cleaner, healthier living for generation*

Our community embraces sustainability with green plantations, eco-friendly designs, and innovative systems like rainwater harvesting and waste management.

Every feature ensures a healthier environment, promoting responsible living today while safeguarding nature for the generations to come.



## GREEN PLANTATIONS

Lush green landscapes and tree plantations enhance natural beauty, improve air quality, and create a refreshing environment for a healthier lifestyle.



## ECO-FRIENDLY DESIGN

Homes and community spaces are designed with sustainable architecture, ensuring energy efficiency, reduced carbon footprint, and harmony with nature.



## RAINWATER HARVESTING

Advanced rainwater harvesting systems conserve water, recharge groundwater, and ensure sustainable water availability for the community year-round.



## WASTE MANAGEMENT SYSTEM

A modern waste management setup promotes recycling, segregation, and responsible disposal, ensuring a clean and pollution-free environment.

# LAYOUT PLAN





## PLOT OPTIONS

Riviera Greens offers a range of thoughtfully planned plot sizes to suit every need, from compact options to spacious layouts.

With flexible investment plans and ready-to-register plots backed by clear titles, you gain complete peace of mind and freedom to design your dream home your way.



### DIFFERENT PLOT SIZES AVAILABLE

Select from a wide range of thoughtfully planned plot sizes, designed to suit every family's lifestyle and aspirations—whether you seek compact convenience or a spacious haven.



### FLEXIBLE INVESTMENT PLANS.

With easy and flexible investment options, Riviera Greens makes owning your dream plot simple and stress-free, offering financial convenience without compromising on quality or trust.

*Choose the Space That Fits Your Dream*



## INVESTMENT ADVANTAGE

*An Investment That Secures Your Future*

Riviera Greens offers more than just plots—it offers long-term security and assured growth.

With strong property appreciation in Gwalior's booming real estate market, clear land ownership, and high demand driven by connectivity and infrastructure, your investment becomes a safe, appreciating asset to enjoy today and pass on tomorrow.



STRONG  
APPRECIATION



SECURE  
OWNERSHIP



HIGH  
DEMAND



FUTURE-READY  
ASSET

