



GKB's

MARVEL

..... parXcellence

Rajasthan's Finest  
Boutique Service Apartments



GKB Group philosophy is to introduce Rajasthan to a world where new and better lifestyle co-exist. GKB has launched a promising notion of life named **The Urbanite** in past. The project has got significant response from the users and investors as well.

GKB Group once again is envisioning a new phase of life by launching "**GKB's Marvel**" where life has got a vibrant and happening picture of ambitious tomorrow. In a nutshell, GKB is striving to complement the idea of truly ultra and modern lifestyle by offering new concept of living to people who demand high with luxurious and comfortable life.

GKB's endeavour is to surround you with a life that offers complete comfort & optimum ease.



The X Factors  
Xtra LUXURY  
Xtra SPACE  
Xtra RETURNS

*Accommodates every comfort,  
mood, whim and fancy.*

An apartment that expands beyond four walls to encompass an entire city. That's GKB's Marvel at Omaxe City, Jaipur Ajmer Expressway. Built to uncompromising international standards, the studios and 1BHKs are an example of modern living at its finest. Amenities include:



COMMERCIAL  
GKB'S BONANZA



SWIMMING POOL



POOL DECK



GYMNASIUM



HIGH SPEED ELEVATORS



PROVISION FOR DTH



CCTV IN SELECT  
COMMON AREAS



SECURITY



POWER BACK UP

GKB's Marvel have been carefully crafted to bring symmetry in your everyday living. Every room in every apartment is designed to make optimum use of light, air and space, with sophisticated detailing and high quality fixtures across the apartments.

## *Facilities*

VITRIFIED FLOORING

SUPER CLASS SLIDING WINDOWS

GRANITE PLATFORM, STAINLESS STEEL SINK AND PREMIUM FITTINGS

HIGH-END SANITARY AND CP FITTINGS

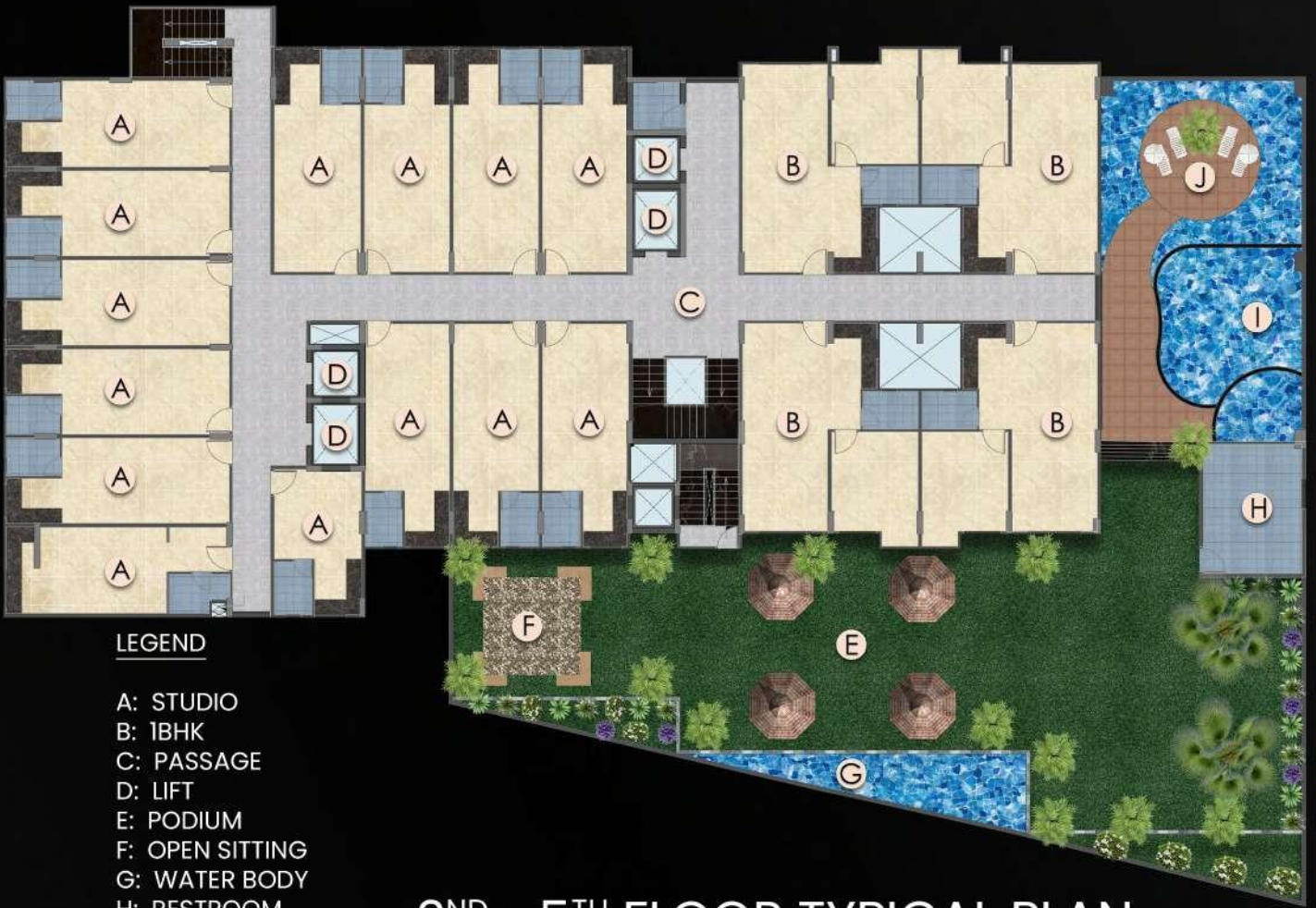
Marvel is intended to create a lifestyle and an extraordinary world of fine living where best in class amenities are offered integrated with contemporary setup. Set amidst the luxury of nature and crafted tranquility, Marvel offers spaces to elevate your quality of living.

Nested in a location that calls up on the future, Marvel provides an irresistible mixed-use urban space with amenities laid out to sophisticated and state of the art detailing. Consisting of retail, café, restaurant, swimming pool and much more, you won't just live here but enjoy the world around with complete ease & harmony.



## Boutique Apartments

Trendsetting designs to indulge the hedonist in you.



**LEGEND**

- A: STUDIO
- B: 1BHK
- C: PASSAGE
- D: LIFT
- E: PODIUM
- F: OPEN SITTING
- G: WATER BODY
- H: RESTROOM
- I: SWIMMING POOL
- J: POOL DECK

**2<sup>ND</sup> – 5<sup>TH</sup> FLOOR TYPICAL PLAN**



**6<sup>TH</sup> FLOOR PLAN**

**LEGEND**

- A: TERRACE
- B: 1BHK
- C: PASSAGE
- D: LIFT



## 7<sup>TH</sup> - 11<sup>TH</sup> FLOOR TYPICAL PLAN

### LEGEND

- A: TERRACE
- B: 1 BHK
- C: PASSAGE
- D: LIFT



## 12<sup>TH</sup> FLOOR PLAN

### LEGEND

- A: TERRACE
- B: 1 BHK
- C: PASSAGE
- D: LIFT

SALEABLE AREA = 987 SQ. FT.  
CARPET AREA = 589 SQ. FT.  
BUILT-UP AREA = 632 SQ. FT.



1 BHK  
APARTMENT



SALEABLE AREA  
= 531 SQ. FT.  
CARPET AREA  
= 330 SQ. FT.  
BUILT- UP AREA  
= 354 SQ. FT.

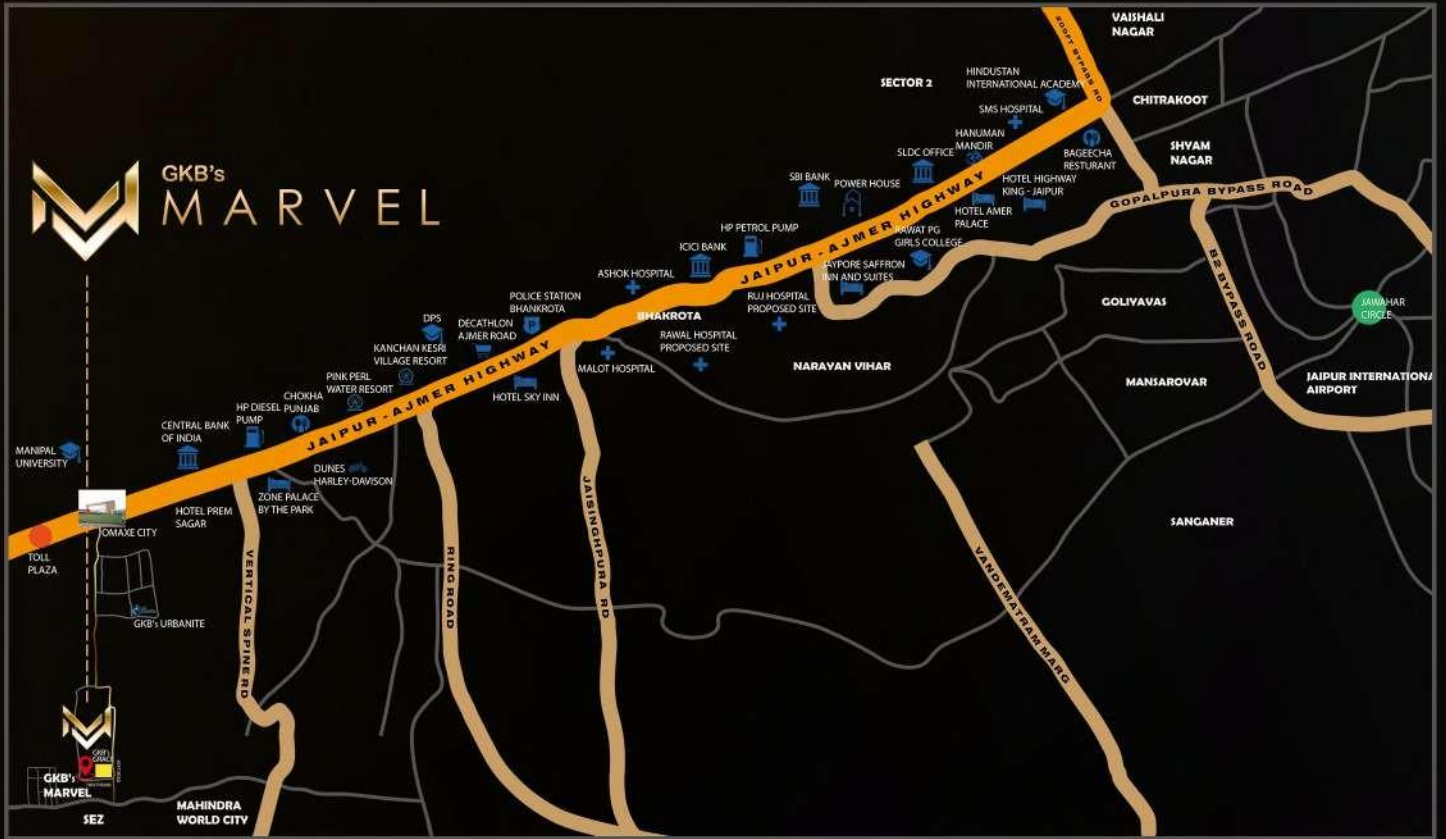


# STUDIO APARTMENT



# Location Map

(Map not to scale)



## SURROUNDINGS



**DIRECT ACCESS TO JAIPUR AJMER EXPRESSWAY**  
Connecting prominent locations like Bagru, Kishangarh, Ajmer etc.

### Mahindra

**MAHINDRA WORLD CITY**  
India's Largest IT SEZ which houses companies like Infosys, Flipkart, Wipro, Genpact, JCB, Nagarro and many more.



**UNIVERSITIES**  
Manipal University, JK Laxmipati University, Bhartiya Skill Development University, etc.



**SCHOOLS**  
DPS School, Edify School, Sanskar School, Neeraja Modi School, etc.



**RECREATIONAL AREAS**  
Pink Pearl Water Park, Kanchan Kesari, Swapnlok Resort, Eat Homely, The Urbanite and many more.



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