

AREA DETAIL OF COLONY			
RESIDENTIAL			
No.	Particulars	Area in Acres	Area in Sqm
A	Total Site Area	116.29625	470,633.4799
B	Total Net Planned Area of Colony	114.00125	461,345.9559
C	Net Planned area for residential as per approved zoning plan	111.67325	451,924.8929
D	Permissible FAR on residential as per approved zoning plan @ 1.25		564,906.1151
E	Total Permissible FAR on residential component = 1.25 (Base)+0.25 (PDR)+ 0.12 (Incentive FAR for IGBC Certification of Phase I and VI)		700,882.1461
F	Approved FAR		507,350.4901
G	Balance available FAR (E-F)		193,531.6561
COMMERCIAL			
1	Net planned area for commercial as per approved zoning plan	2.328	9,421.067
2	Permissible FAR on Commercial Component (2.328 acre or 9421.067 sqm) @ 1.75		16,486.867
3	Approved / Proposed FAR		0.000
4	Balance available FAR (2-3)		16,486.867

Below is the indicative and tentative FAR proposed to be utilized through balance component of permissible FAR and through applicable / future scheme(s) and/or policies / norms, including but not limited to TOD, PDR, TDR, GRHA, LEED (GBC etc. and/or any lawful FAR that may be availed through re-development or reconstruction or amalgamation / inclusion of additional land or through any other means.

Each of the future phase, tentative FAR is subject to change based on future design.

LEGEND					
No.	Phase no.	Phase Area (acres)	Tentative FAR to be utilised	Commercial FAR @1.75	Status
1	I	25.148	298,771.442	-	Approved
2	II	11.088	PROPOSED COMMUNITY SITES	-	Future
3	III	35.826	268,476.000	16,000.000	Future
4	IV	1.000	4,046.850	-	Future
5	V	1.000	6,070.275	-	Future
6	VI	12.572	208,579.048	-	Approved
7	VII	4.662	14,446.000	-	Future
8	VIII	17.701	350,000.000	250.000	Future
9	IX	3.231	13075.370	-	Future
10	X	4.068	20,578.230	236.8669	Future
	TOTAL	116.29625	1,184,043.2164	16,486.8669	

S. No.	Phase no.	Area (acres)	Land Use	Status	Sanctioned Memo. No.	Date	RERA No.	RERA Date	FAR Achieved (Sqgm)
A RESIDENTIAL									
1	I	25.148	Residential	Approved	ZP-1895/JD(RA) /2023/42259	13.12.2023	RC/REP/HERARA/GGM/772/SQ4/2023/116	18.12.2023	298,771.44
2	VI	12.572	Residential	Approved	ZP-1895/PA(DK) /2024/12245	18.04.2024	RC/REP/HERARA/GGM/819/551/2024/46	22.04.2024	208,579.04
B COMMUNITY SITES									
3	I	0.500	1 Primary School	Approved	ZP-1895/JD(RA) /2023/42259				
							Only Site Approved (Part of Phase 1)		

NOTES:

1. 1 no. of Nursery school each proposed at tower stilts in Phase I and VI.
2. Creche will be part of future tower stilt in Phase V.

REVISED PHASING PLAN OF PRIVANA FALLING UNDER NILP POLICY FOR AN AREA MEASURING 116.296 ACRES (LICENCE NO. 219 OF 2023, DATED 25-10-23.) IN SECTORS - 76 & 77, GURUGRAM MANESAR URBAN COMPLEX.

DLF LIMITED DLF SHOPPING MALL, 3RD FLOOR, ARJUN MARG, DLF CITY, PHASE-1, GUJRUGRAM, HARYANA, PIN- 122002	DWG NO. LP-01	 N	OWNER'S SEAL & SIGNATURE 	ARCHITECT'S SEAL & SIGNATURE  RUCHY LAKHANI CA/99/25412
	SCALE : N.T.S.			



DRG No:- DTGP 10931 Dated:- 18-03-25



BUILDABLE ZONE

(DINESH KUMAR)
PA(HQ)

RAJAT CHAUHAN)
ATP(HQ)

ARENDER KUMAR)
DTP(HQ)

Hlaene
(HITESH SHARMA)
STP(M)(HQ)

(JITENDER SIHAG)
CTP(HR)

AMIT KHATRI, IAS
DTCP(HR)