

*A home beyond the greens.
A life beyond the imaginable.*



RUNWAL
WOODS

CHEMBUR

A world waiting beyond the greens

It's where lush greens are only the beginning. Where homes are not just lavish but thoughtful. Where design isn't just curated, it's carefully crafted. Where spaces are not just spacious but open new ways of living. Where the lifestyle is not just exceptional, it makes every day special. We are far from the noise yet truly within the city. If this world feels like paradise, let us go beyond that too.



Chembur. Beyond and Above.

Chembur is rising, and rising fast. Its location places you at one of Mumbai's most strategic crossroads where every route opens with ease. With swift access to BKC, strong infrastructure and a neighbourhood that blends city buzz with a lived-in warmth, it offers what the city increasingly seeks. With new landmarks taking shape and fresh energy across its streets, Chembur's upward momentum shows no sign of slowing.



Exceptionally Located

Placed at the meeting point of Mumbai's eastern and western corridors with direct routes to South Mumbai, Navi Mumbai, Thane and the western suburbs.

BKC Advantage

Close proximity to BKC offers everyday ease for working professionals and families alike.

Skyline Rising

Chembur is undergoing major transformation, rapidly turning into Mumbai's next big hotspot. The neighbourhood is rising as the city's most promising address.

*An address that offers prestige.
And all of Mumbai.*

Where time is the ultimate luxury, Chembur gives you seamless access to all of Mumbai and a lifestyle of distinction. With its green avenues, buzzing eateries, and cultural landmarks, Chembur effortlessly balances old-world charm with new-world convenience.

Chembur connects you to all sides of Mumbai: South Mumbai's heritage, BKC's commercial pulse, Navi Mumbai's rapid rise and Thane's growing promise. With the new Atal Setu (MTHL) sea-link, access to Navi Mumbai and the upcoming NMI Airport is faster than ever.

*Welcome to Chembur.
Welcome to the throbbing heart of Mumbai.*

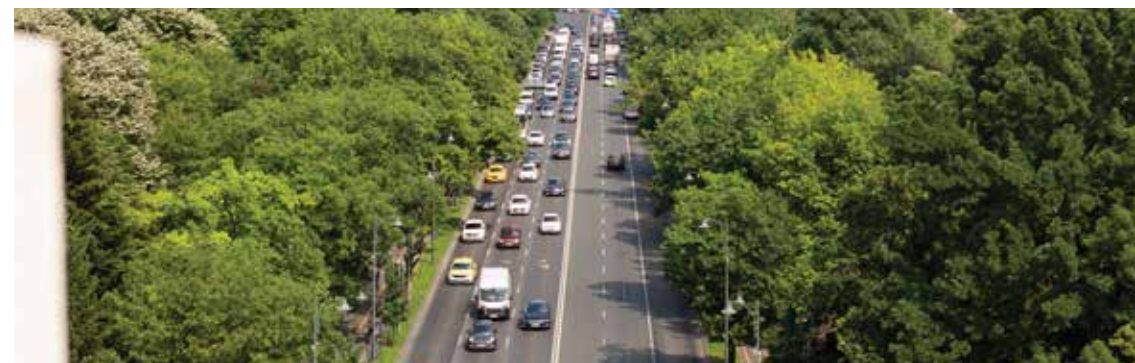


Chembur. Your All-Round Access to Mumbai.

Experience luxurious green living with easy access to every corner of Mumbai.

Eastern Freeway → South Mumbai

Cuts travel time significantly with direct signal-free road to CST or Fort.



Atal Setu (MTHL) → Navi Mumbai & NMIA

Faster access to Navi Mumbai with the 21.8-km sea-link, and the Navi Mumbai International Airport via the Sewri interchange.

BKC Connector → BKC

Signal-free flyover from EEH/Chunabhatti to BKC reduces peak-hour commute massively to the CBD.



EEH to WEH Connector → Andheri & More

Six-lane east-west link between Eastern and Western highways. It's effortless to reach western suburbs.

Monorail Line-1 (Chembur–Wadala–Mahalaxmi)

20-km monorail connects Chembur to Wadala and Jacob Circle in South Mumbai. Interchanges with trains and metros for wider reach.



Upcoming Metro Line-2B (D N Nagar – BKC – Chembur – Mandale)

Metro Line 2B connects it to Bandra, Andheri, Mankhurd via stations like Diamond Garden and Shivaji Chowk. It will cut road travel substantially and boost real estate value.



Metro Line 4 (Wadala → Kasarvadavli)

The ~32.3 km metro line will intersect major transit systems, including Line 2B. A key interchange is expected near Suman Nagar or the EEH stretch.

EEH & Key Hubs → Powai, BKC, Mulund & Airoli.

Easy access to tech hubs in Powai, financial zone in BKC, and industrial belts in Thane and Navi Mumbai via EEH/JVLR.



In the Neighbourhood of Icons

Bombay Presidency Golf Club

1.5 km from home, this luxury heritage club features a 90-acre course, clubhouse, restaurants, guest rooms, pool, banquet halls.



The Fine Arts Society

Chembur's artistic spirit is 1.5 km away. This cultural hub hosts plays, concerts, and workshops.



RCF Colony

Across 300 acres, this area offers tree-lined streets and parks, adding beauty and investment value to the area.



Chhatrapati Shivaji Maharaj Chowk

2.4 km away, this historic landmark marks the start of the Eastern Freeway, that offers swift routes to South Mumbai, Vashi, and Pune.



Diamond Garden

A green roundabout and community favourite, perfect for morning jogs, weekend picnics or evening strolls.



Jhama Sweets

Chembur's soul since the 1950s. Known for its timeless Indian sweets and snacks





The Grandeur Beyond The Greens

Presenting



Here, grandeur begins with the greens and becomes part of how you live. Enjoy the privilege of a swing at the golf course nearby, choose between three distinct pools or unwind on your private deck with sweeping views. Nature stands alongside thoughtful design, shaping moments that feel personal yet quietly grand. The spacious two to four bedroom residences come with rooftop retreats and lifestyle comforts selected with care. Every detail, from layout to finish, reflects a life built with intention. A life that truly rises beyond the greens.




*Runwal Woods.
The skyline's address.*


The Oasis of Convenience


Every side of Runwal Woods rolls out the red carpet to Chembur. With the upcoming Metro 2B and the Mumbai Trans Harbour Link, the city draws even closer. It's where luxury lives, and the extraordinary surrounds you.


 **The BKC Advantage**
Just 10 minutes away

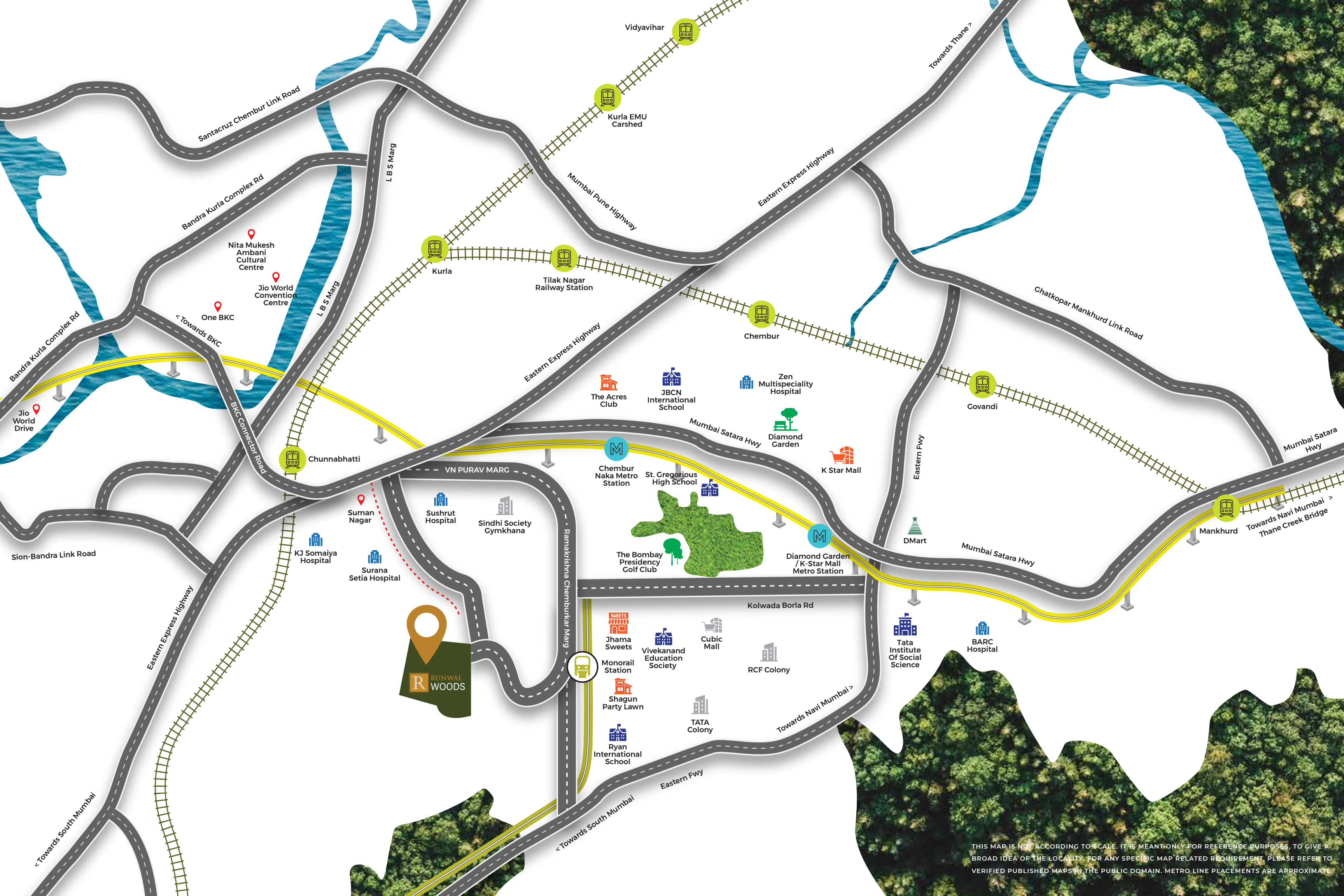
 **Monorail**
Walking distance to Monorail Station

 **Train**
Chembur (2 km) station link to CST via Harbour Line

 **Metro**
Upcoming Metro line 2B & 4 are set to boost east-west connectivity

 **Lifestyle**
Surrounded by cafés, boutiques and shopping, with Diamond Garden and RCF Colony offering a blend of leisure, greenery and charm

 **Retail & Entertainment**
K Star Mall and Cubic Mall (1-2 km) feature shopping, dining at Barista and Yoko's Sizzlers and cinema experiences at MovieTime



THIS MAP IS NOT ACCORDING TO SCALE. IT IS MEANT ONLY FOR REFERENCE PURPOSES, TO GIVE A BROAD IDEA OF THE LOCALITY. FOR ANY SPECIFIC MAP RELATED REQUIREMENT, PLEASE REFER TO VERIFIED PUBLISHED MAPS IN THE PUBLIC DOMAIN. METRO LINE PLACEMENTS ARE APPROXIMATE.



*Amenities that make
ordinary living impossible.*



*Spaces that feel curated.
Not crowded.*

Community
Amenities



The home beyond your home

Community Amenities

Our spaces are pushing boundaries even outside your home. Surrounded by greenery, these are amenities crafted for a like-minded community to gather, celebrate and grow together.



The Picnic Pavilion

An open-air space for barbecues, parties, and easy afternoons.



The Co-working Lounge

A warm, well-designed space perfect for focused work or casual collaboration.



The Play Grove

A joyful zone where children can explore, make friends, in a safe, open setting.



The Event Lawn

A generous green lawn under open skies, perfect for celebrations, festivals and gatherings.



Thoughtfully-crafted Amenities for Community Living



The Celebration Hall

An elegant indoor venue designed for the like-minded community to celebrate together



The Children's Pool

A safe, playful water space where the little ones have their fun, one splash at a time.



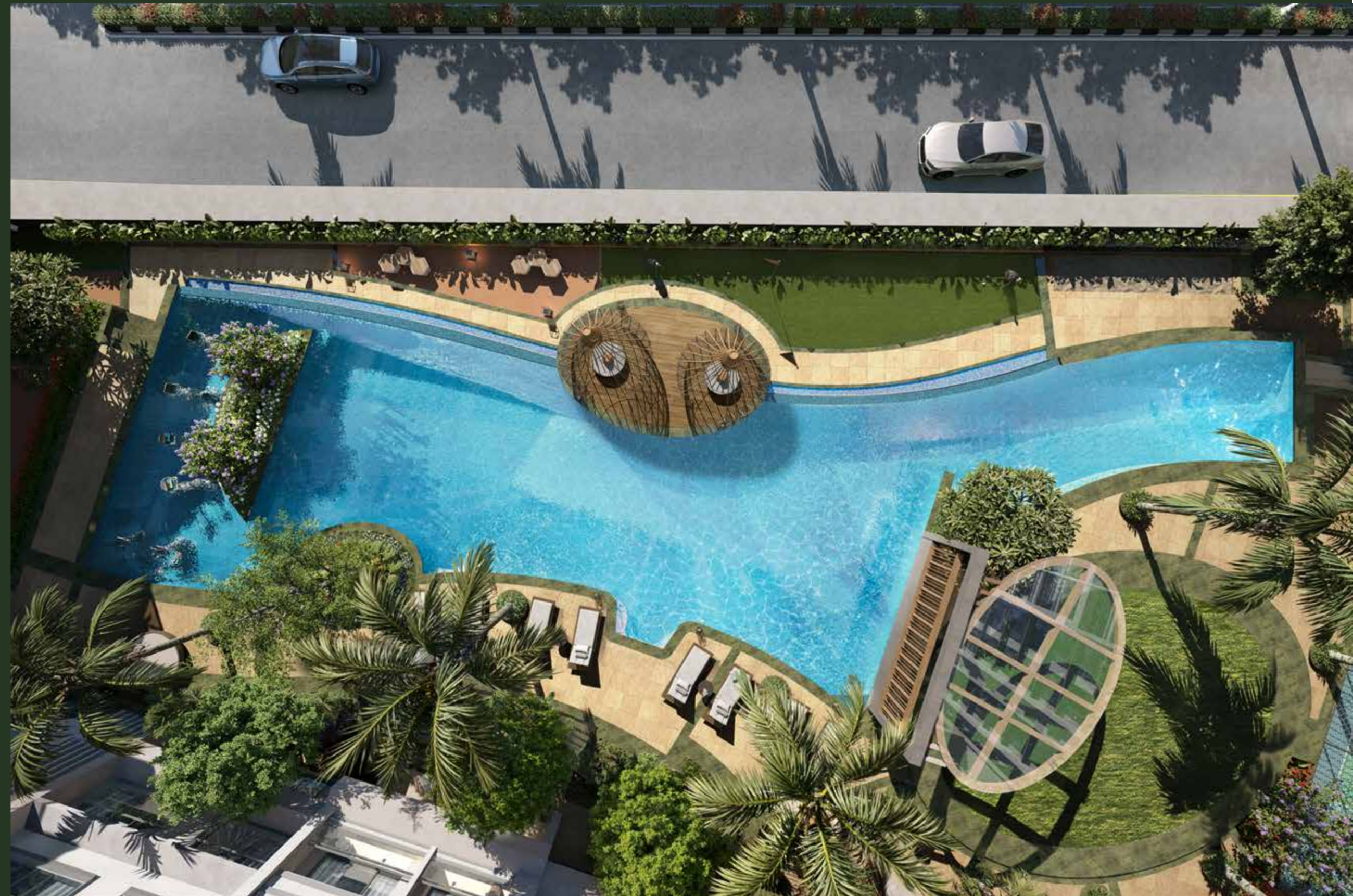
The Terrace Garden

A landscaped rooftop retreat where conversations flow and sunsets are savoured.



*Beyond taking
care of yourself*

Fitness
Amenities





Designed For Athletes. Made For You.

Fitness Amenities

For those who value detail, challenge and freedom. Whether you're building stamina, skill or simply staying fit, these spaces support every level of commitment.

For Those Who Move with Purpose



Gymnasium

A fully equipped training zone



Multi-Sports Court

A versatile arena for basketball, badminton or volleyball.



Jogging Track

A focused circuit for peak-performance



*It's where everything
else can wait.*

Retreat
Amenities



The Freedom of Pause

Retreat Amenities

In a world that rewards speed, we offer a space to slow down. Surrounded by nature, these tranquil zones are designed to help you disconnect from the noise and reconnect with yourself.

Calm, designed with care.



Mini Golf Greens
For gentle swings or leisurely afternoons.



Indoor Games Lounge
Unwind over a quiet match of table tennis, carrom or chess.



Reading Room
Travel the world with every turn of the page.



Pergola Retreat
Cosy shaded seating for breezy conversations or solitude.



Senior Haven
Thoughtfully designed zones where elders can relax, chat and connect.



Swimming Pool
Float, breathe and let the day drift away.



Yoga & Meditation Deck
Centre your mind, body and soul.



Reflexology Pathway
A therapeutic walkway designed to soothe and refresh.



*Some views show
you where you are.
This one reminds
you how far you've
come.*

This is why every home has a deck that gives
your journey the view it deserves.

*Where comfort takes
the lead and design follows.*

Every apartment is two or three bedroom and comes with a viewing deck that steals the show every day. Add to that L shaped living and dining areas, parallel kitchen platforms and a dry balcony. It's where comfort sets a high standard.

*Where the lights
don't dim. They bow.*

Walk-in wardrobes in every three-bedroom master suite. Cross ventilation that keeps nights cool and mornings bright. And the room earns its name, the Master Suite, effortlessly.



*Where waking up feels
as good as drifting off*

Internal Specification



FLATS

- | | |
|---------------------------------|---|
| • Main floor, Kitchen & Utility | CVT - glossy - Large format tiles (800 x1600) |
| • Kitchen dado | CVT - glossy - Large format tiles (800 x1600) |
| • Toilet flooring | CVT - Antiskid - Large format tiles (800 x1200) |
| • Toilet dado | CVT - glossy - Large format tiles (800 x1200) |
| • Wash basin counter | Quartz Tile |
| • Window sill | Quartz |
| • Toilet ledge | Quartz |
| • Kitchen Platform | Quartz |



FLAT DOORS

- | | |
|--------|---|
| • Door | Flush door - 1 hour fire rated,
50 MM Thick Flush door (1 hrs. Fire rated)
Both Side laminate |
|--------|---|



FLAT DOORS

- | | |
|--------|----------------------------|
| • Lock | Night latch - digital lock |
|--------|----------------------------|



TOILET

- | | |
|---------------------|----------------------|
| • Sanitary Fittings | KOHLER or Equivalent |
| • CP fittings | |



KITCHEN FITTINGS

- | | | |
|----------------|---------------------|----------------------|
| • Kitchen sink | SS Sink Single Bowl | NIRALI or Equivalent |
|----------------|---------------------|----------------------|



ELECTRICAL FITTINGS

- | | | |
|-----------------------------------|--|-----------------------|
| • Exhaust fan in Kitchen | | |
| • Exhaust fan in Toilet | | |
| • Switch plates/switches & socket | | LEGRAND or Equivalent |

*Proud to have built
Chembur's landmarks.
Now we're building its legacy.*

Redefining Mumbai. One neighbourhood at a time.

From Kanjurmarg's 36-acre township Runwal City Center to Mulund's iconic Runwal Greens and Dombivli's game-changing 250-acre township Runwal Garden City, Runwal Enterprises has consistently transformed the way Mumbai lives. Now, with the unveiling of 7 Mahalaxmi, an ultra-luxury address in South Mumbai, Runwal Enterprises continues its legacy of creating destinations that do not just add to Mumbai. They define it.

Chembur has grown into one of Mumbai's most desirable neighbourhoods and we're proud to have played a part in its evolving story. With over 14 years of distinguished excellence, Runwal Enterprises has been a driving force in shaping the residential landscape of the Mumbai Metropolitan Region (MMR). With a portfolio of over 10,000 units and ~57 million square feet of developments, including two integrated townships, we are pioneers in crafting premium communities that seamlessly blend modern luxury, nature, and holistic living.



14+
Years Of Operations



~57 MSF
Developments



2
Integrated Townships



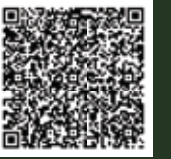
10,000+
Units Delivered



CREATING GATED COMMUNITIES
Premium Residences In MMR



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RUNWAL
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A SUBODH RUNWAL GROUP

www.runwalenterprises.com

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A PROJECT BY RUNWAL ENTERPRISES AND SAFAL GROUP

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