



TIMES ESTATE

VILLA DE JAGATPURA



BY THE BLESSINGS OF

JAGDISH JI MAHARAJ

Where Nature Breathes

Our Vision Blooms

Times Estate — an address where growth and grace coexist.

Times Estate embodies growth that endures — a rare harmony of vision and value, where every element reflects thoughtful creation.

Here, prosperity unfolds with quiet confidence, beauty finds meaning in balance, and every home mirrors a life elevated in spirit and design.

More than a place to live, Times Estate is an address of timeless worth and mindful living — where elegance is effortless and grace feels like home.



Where life finds it's
perfect rhythm

A place that slows the world down
so you can feel life again.



Where balance of life is celebrated everyday

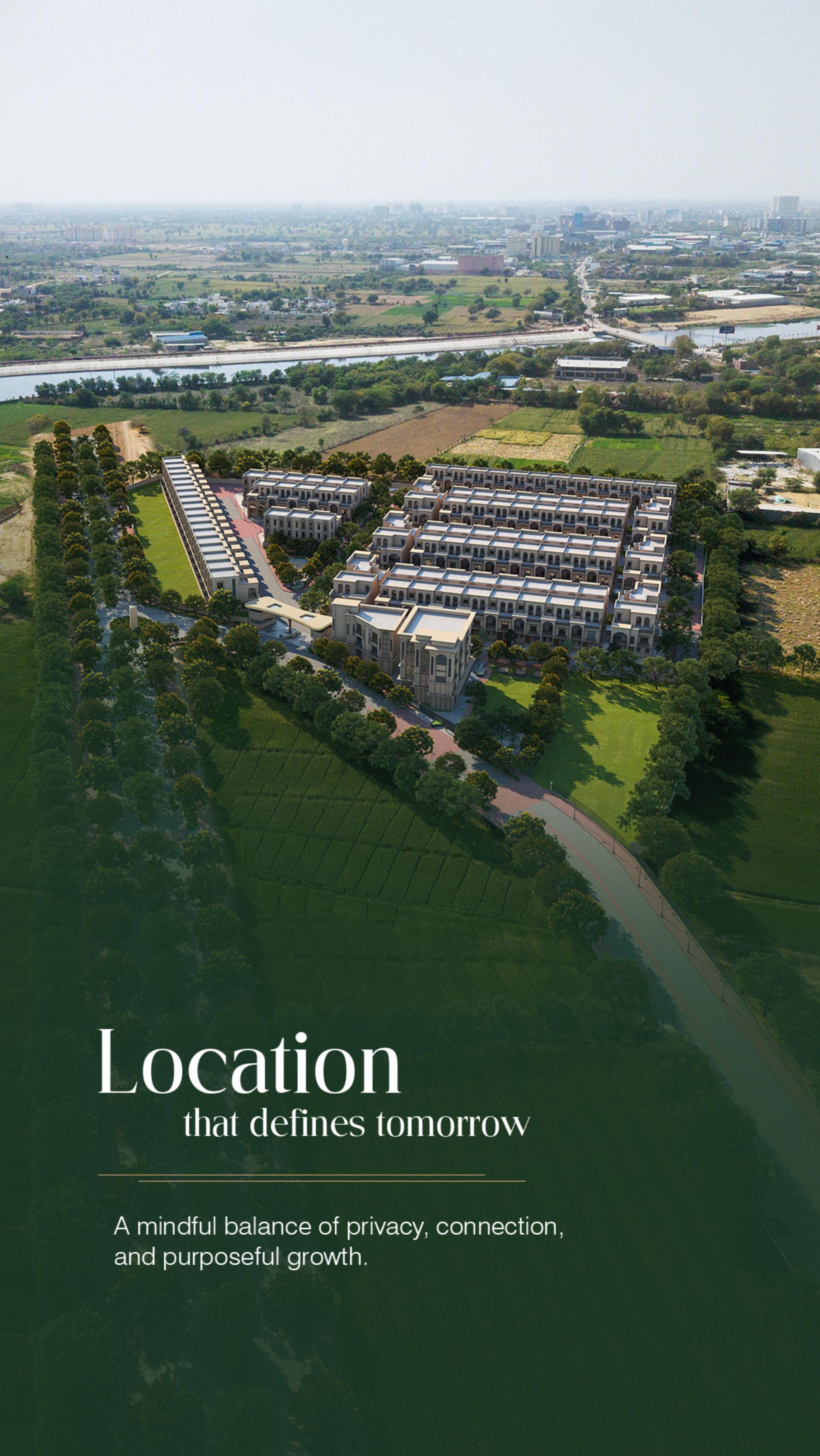
The world moves fast. Too fast to feel,
too loud to think, too crowded to breathe.
There is value in finding a place that



Where wellbeing & luxury coexist seamlessly

Wellbeing is not a weekend escape here.
It is woven into every moment of daily life.
A place shaped by light, greens, and silence.





Location

that defines tomorrow

A mindful balance of privacy, connection,
and purposeful growth.



South Jaipur

The city's next chapter of growth.

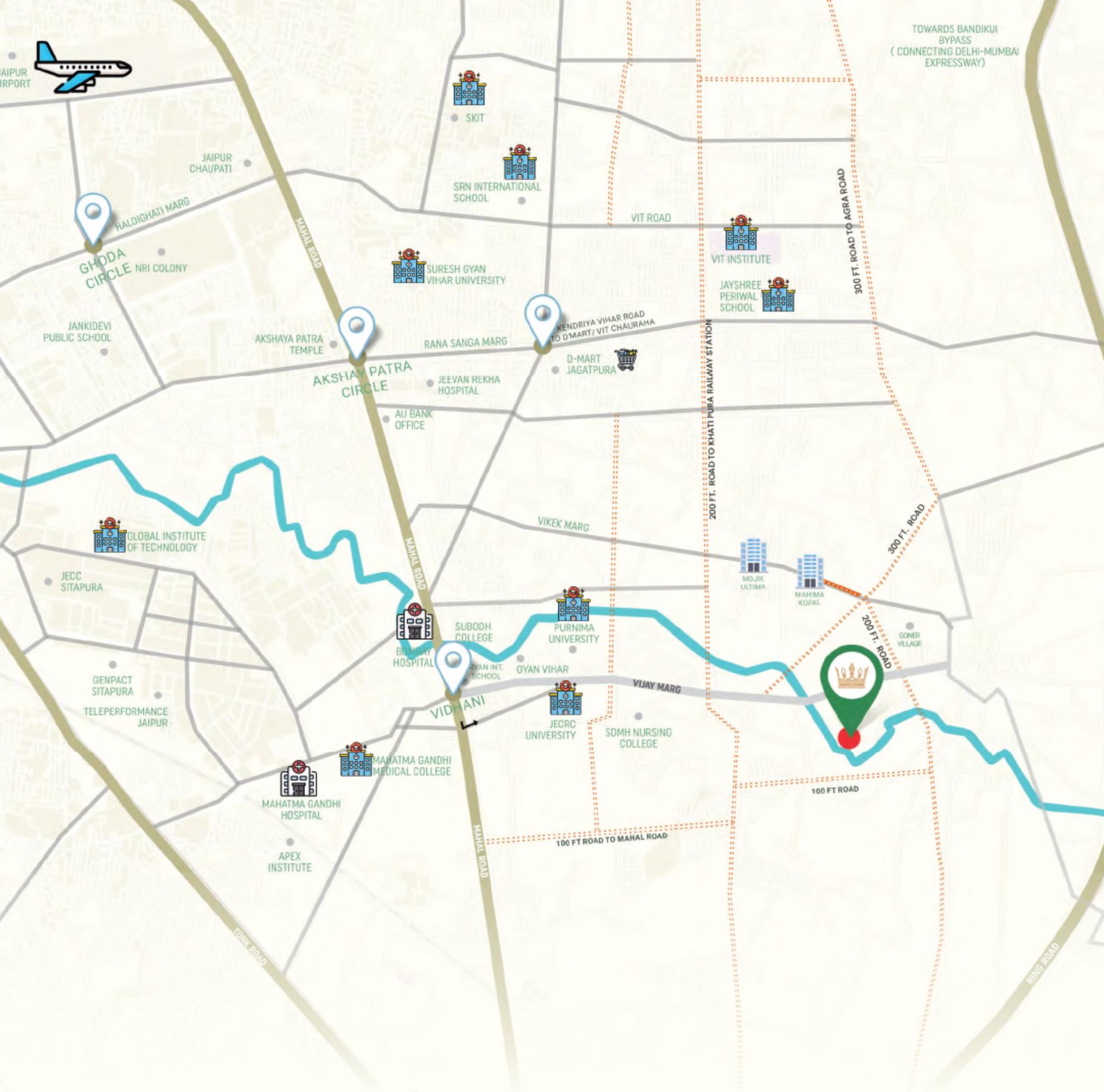
Every city has its moment. For Jaipur, it's happening in the South. Once known for its calm outskirts, Jagatpura is now the city's fastest-growing address, the next big chapter after Vaishali Nagar.

Backed by planned infrastructure, wide roads, and upcoming metro connectivity, South Jaipur is transforming into a smart, future-ready investment hub.

Property values here have seen multi-fold appreciation in recent years, yet prices remain more accessible than other prime zones, making it one of Jaipur's most promising growth corridors.

Close to top schools, hospitals, corporate parks, and retail hubs, Times Estate stands at the center of this evolution, offering more than a home; it offers a share in Jaipur's future.

Because growth is not just happening here, it's accelerating. And being part of it is not just smart, it's timely.



Smart Location,

Smooth Access



70+ Schools
PRIMARY TO 12TH



700+ industries
SITAPURA & RAMCHANDRAPURA
INDUSTRIAL AREAS

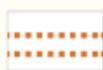


11 Universities
1,00,000+ STUDENTS



9 Hospitals
MULTI SPECIALITY & GENERAL

- *Direct approach via Vivek Marg through Mahal Road.*
- *Quick Access to Ring Road, Only 2.5 km Away*
- *Ring Road seamlessly connects to the Bandikui Bypass, offering direct access to the Delhi–Mumbai Expressway.*
- *Fast access to Tonk Road, Sitapura Industrial Area, Jaipur Airport.*
- *Surrounded by education hubs, IT zones, healthcare, and retail zones.*



PROPOSED ROADS AS PER THE MASTER PLAN



Healthcare & Wellness

- BOMBAY HOSPITAL 5.0 KM
- MAHATMA GANDHI HOSPITAL 5.4 KM
- JEEVAN REKHA HOSPITAL 7.3 KM
- NARAYANA HOSPITAL 10.3 KM

Education & Learning

Colleges & Universities

- POORNIMA UNIVERSITY 2.5 KM
- JECRC UNIVERSITY 2.5 KM
- MAHATMA GANDHI COLLEGE 5.5 KM

Schools

- JAYSHEE PERIWAL SCHOOL 5.0 KM
- RYAN INTERNATIONAL SCHOOL 3.8 KM
- SRN INTERNATIONAL SCHOOL 8.3 KM

Industrial & Business Hubs

- SITAPURA INDUSTRIAL AREA 4.7 KM
- RAMCHANDRAPURA INDUSTRIAL AREA 1.5 KM

Connectivity Landmarks

- AIRPORT 17.7 KM
- RING ROAD 3.0 KM
- KHATIPURA RAILWAY STATION 9.3 KM

A luxury wellness community

A community shaped by wellness.
A neighbourhood designed for quality of life.
Located amidst the growth corridor of Jaipur.





Everything connects Back to ease

Connectivity brings convenience, and convenience leads to calm. Every path leads home to balance, comfort, and wellbeing at Times Estate.

- Nestled in a serene green buffer zone
- Zero through-traffic; roads end at the estate
- A 30m green belt along the Dravyavati River brings you closer to nature.
- Fresher air; deeper silence.

The essence of exclusivity

Why settle for crowded living when space is the ultimate luxury?

Expansive landscapes and thoughtfully planned open spaces bring families closer to nature, to each other, and to moments that truly matter. With lower density and a masterfully designed layout, this is where life feels as limitless as the bonds you cherish.

A Wellness Community of limited 104 villas.



104 Villas

Crafted for spacious, elevated living.

4 & 5 BHK

A private enclave of architectural excellence & sophisticated luxury.

45,000 SQ.YD

Of thoughtfully planned land area.

Praana Retreat

Dedicated to a sanctuary of wellness.

Exclusive Sports Club Membership

Home to an elite Activity & Fitness Academy with world class offerings.

30 MTR of Natural Harmony

A continuous Green Belt that embraces the community.



Life at its finest

Vast spaces, open skies, life here is nothing short of extraordinary. Here, every day is an invitation to live free, breathe deep, and live in a home where horizons stretch as far as your dreams.



The soul of Times Estate Praana Retreat

An exclusive retreat for residents of Times Estate, designed to nurture focus, inner balance, and mindful living every day.



A quiet space for a

stronger life

Rooted in the science of high-performance training. A place to transform through strength workouts, endurance sessions, and expert-led fitness programs. Designed for those who believe true wellbeing is built through movement.



Health and wellness woven into life



State of the Art Gym



Reception Lounge



Swimming pool



Multipurpose Hall



Kids Pool



Billiards Studio



Yoga studio



Indoor Games Lounge



Aerobics & Pilates room



Kids' Recreational Room



Jacuzzi & Sauna



Library



Rooftop Lounge



Music Room



Where leisure finds its place

Times Estate offers a thoughtfully-curated collection of amenities, created for leisure, recreation, and moments that stay with you

Celebration & Events

Celebration & events
Minitheater / Rooftop Lounge
Reception & Lounge / Multipurpose Hall
Amphitheatre

Recreation & entertainment

Billiards Lounge / Indoor Games Room
Kids' Playroom / Library & Music Room



Open air community features



Majestic Fountain



Open Air Theatre



Jogging track



Lilly Pond



Celebration & Events Area



Water Features



Amphitheatre



Commercial Plaza



Kids Play Arena



Pathways



Temple



Community Sit outs



Gazebos



Median Greens



Senior Citizen Area



Tree Grove





Wellness

Wellness flows through motion. Sports keep you active, focused, and healthy, shaping not just fitness, but a balanced state of mind. At Times Estate, you have the luxury of access to a premium sports club nearby. It's where every moment of play becomes a step toward lifelong well-being.

Space to breathe

to move & simply be

Designed as sanctuaries of calm and connection, the nature scapes at Times estate bring tranquility, movement, and reflection into your routine, these curated landscapes are where life and nature move in harmony.



Tomorrow's legacy today

At Times Estate, we are committed to eco-friendly living and sustainability, ensuring that every home contributes to a greener tomorrow.

Topsoil Conservation

The earth beneath us holds the roots of tomorrow. By protecting its rich topsoil, we nurture fertile landscapes, prevent erosion, and ensure nature's quiet resilience thrives forever.

Sewage Treatment & Water Recycling

Our sewage treatment system purifies wastewater, making it reusable for irrigation & other non-drinking purposes, reducing waste & dependence on external water supplies.

Integrated Rainwater Harvesting

Nature provides; we preserve. Our rainwater harvesting system captures and stores rain, reducing strain on natural reservoirs and promoting water security for years to come.

Kitchen Waste Composting & Solid Waste Management

What is discarded can give back. Organic waste is transformed into nutrient-rich compost, reducing landfill methane emissions while feeding the soil that sustains life.

Lush, Sustainable Landscaping

Landscapes should grow with nature, not against it. Our native, self-sustaining greenery flourishes effortlessly, reducing water needs while ensuring timeless beauty in all seasons.





Bespoke Villas

service, crafted around you

Because no two families live alike, you get an option at Times Estate to get your villa interiors and finishes designed as per your choices.

Choose your flooring, the texture that grounds you. Pick that perfect shade of tile that reflects your warmth. Set the mood with wall colours that speak your story.

A chance to shape your villa just the way you've always imagined it. And to bring it alive, the finest interior designers of Jaipur stand beside you.



Beyond an address spaces with purpose

A villa at Times Estate isn't just built — it's placed with intent.

Every home stands on its own land, surrounded by sunlight, privacy, and green views.

You own not just the walls, but the earth and the air around them. Inspired by **Moroccan Architecture**, the villas combine graceful form and functional design.

The master plan brings together homes for every family from growing households to multi-generational living, each designed for space, comfort, and belonging.

Times Estate is where design meets life, and every home feels truly yours.

Masterplan

- 1 CLOCK TOWER
- 2 MEDIAN PLANTING
- 3 TEMPLE
- 4 VILLA
- 5 COMMERCIAL
- 6 MAJESTIC FOUNTAIN
- 7 SECURITY CABIN
- 8 COMMERCIAL BUILDING
- 9 CLUB HOUSE
- 10 SWIMMING POOL
- 11 WATER FEATURE AT CLUB HOUSE ENTRY
- 12 CLUB HOUSE ENTRY FROM 18 M ROAD
- 13 LAWN
- 14 GAZEBO
- 15 WALKING/ JOGGING TRACK
- 16 BENCHES ON GRAVEL
- 17 AMPHITHEATRE
- 18 TREE GROOVE WITH SEATING
- 19 LILY POND
- 20 KID'S PLAY AREA
- 21 BOREWELL
- 22 WATER FEATURE
- 23 PATHWAY ALONG PARK





Kasbah

the 5 BHK Villas

Homes for Generations

Evenings that begin with laughter in the courtyard.

Grandparents reading stories under the trees.
Children racing across rooms that never feel full.
And parents who find quiet moments in between.

Because a home isn't only what's built outside, it's what grows within love, warmth, and a life that feels complete.

Tattva is built for families who grow together, rooted in togetherness and surrounded by space.

5BHK (east facing) type 1 (55'-0" x 55'-0") 330.62 sq. yds.



GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN

BUA

GROUND FLOOR	1480.68 SQ.FT	MUMTY	825.48 SQ.FT.
FIRST FLOOR	1458.72 SQ.FT	TOTAL	3764.88 SQ.FT.

5BHK (west facing) type 2 (55'-0" x 55'-0") 330.62 sq. yds.



GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN

BUA

GROUND FLOOR	1541.82 SQ.FT	MUMTY	878.11 SQ.FT.
FIRST FLOOR	1388.12 SQ.FT	TOTAL	3808.05 SQ.FT.



Tattva

the 4 BHK Villas

Homes for Growing Families

Morning sunlight in the study. Evening tea on the terrace.
Work calls blending with weekend plans.
And laughter that fills the spaces between.

Because a home isn't just rooms and walls, it's how every
corner adapts to the way your life keeps changing.

Nirvaana is where families find their balance in moments
both quiet and shared.

4BHK (east facing) type 1 (25'-0" x 55'-0")



GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN

BUA

GROUND FLOOR	1121.06 SQ.FT	SECOND FLOOR	839 SQ.FT.
FIRST FLOOR	1065 SQ.FT	TOTAL	3025 SQ.FT.

4BHK (west facing) type 2 (25'-0" x 55'-0")



GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN

BUA

GROUND FLOOR	1121.06 SQ.FT	SECOND FLOOR	839 SQ.FT.
FIRST FLOOR	1065 SQ.FT	TOTAL	3025 SQ.FT.

Know your
Villa



Open air features



TEMPLE



GAZEBO WITH SEATING



SENIOR CITIZEN CORNER



KIDS PLAY AREA



MAJESTIC FOUNTAIN



ENTRANCE PLAZA



TREE GROVE



MEDIAN GREENS



WATER FEATURES



LILLY POND

Health & wellness



STATE OF THE ART GYM



YOGA ROOM



SWIMMING POOL



AEROBICS & PILATES ROOM



JACUZZI & SAUNA



JOGGING TRACK



PATHWAYS



KIDS' POOL

Celebrations & events



ROOFTOP LOUNGE



OPEN AIR THEATRE



MULTIPURPOSE HALL



AMPHITHEATRE



COMMUNITY SIT OUTS



CELEBRATIONS & EVENTS AREA



RECEPTION WITH LOUNGE AREA

Recreation & Entertainment



BILLIARDS ROOM



INDOOR GAMES ROOM



KIDS' RECREATIONAL ROOM



LIBRARY AND MUSIC ROOM



COMMERCIAL PLAZA



Living & dining

A grand beginning to every day

- Italian flooring with seamless finish
- Framed ceiling with concealed lighting
- Emulsion-coated walls for smooth texture
- 29 mm aluminium sliding



HIGH GLOSS FINISH



MATTE FINISH

Kitchen

Function meets finesse

- Available in both high-gloss and matte finish options
- Blum hardware and Häfele rack systems
- Faber chimney and Hekken sink
- Quartz countertop and acrylic-finish shutters
- Italian flooring for easy maintenance & elegance

blum | **HÄFELE** | **FABER**

Bedrooms

Crafted for comfort and calm

- Combination of wooden & matte-tile flooring
- Framed ceiling with layered lighting
- Aluminium sliding doors for ventilation & light
- Warm wall tones that balance rest & refinement



Bathrooms fittings

Designed for indulgence

- Jaquar and Artize CP fittings in chrome & rose-gold finish
- Thermostatic and single-lever diverters
- Designer wall tiles with highlighter panels
- Framed ceilings and full-body matte flooring tiles.

Jaquar | Artize



Structure & Systems

Strength that stands for decades

- JSW/Jindal/Rathi TMT bars with M25-grade concrete
- Supreme CPVC and Astral DWC plumbing network
- Dr. Fixit waterproofing for walls and terraces

Electrical & Climate Control

Smart comfort that lasts

- Daikin or equivalent VRV system
- RR/Polycab/Finolex copper wiring
- Honeywell/Legrand switches and sockets
- Philips or Orient lighting fixtures

Exterior & finishing touches

Beauty that stays timeless

- CNC-cut jali patterns for each elevation
- Ultima Allura and Birla Opus exterior textures
- POP ceilings by JK Super Laxmi
- Varmora terrace tiles & Kirloskar pressure pump



TIMES ESTATE

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DISCLAIMER: This brochure is not a legal document. It only describes the conceptual plan to convey the intent and purpose of the developers. The specifications and details mentioned in this brochure are tentative and are subject to change at the sole discretion of the developers and/or the architects.

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