

PARK   
STREET

Developed by VSR

**A REMARKABLE  
MIXED LAND USE DESTINATION,  
SPREAD ACROSS 3 ACRES  
WITH A 200 FT. WIDE FRONTAGE.**

# PARK STREET

Developed by VSR

OFFICE SPACES

5, 6, 7, 8 & 9TH FLOOR

ENTERTAINMENT ZONE  
3RD & 4TH FLOOR

FOOD STREET  
2ND FLOOR

HIGH STREET  
RETAIL:  
G + 1st FLOOR



**THE THREE SIDE OPEN  
DEVELOPMENT RIGHT ON  
SOUTHERN PERIPHERAL  
ROAD.**

# PARK STREET

Developed by VSR



**ASSURED FOOTFALL FROM THE  
ADJOINING RESIDENTIAL ZONE WITH  
OVER 10,000 RESIDENT FAMILIES  
IN THE PRIME GROUP HOUSING AND  
TOWNSHIP PROJECTS BY  
RENOWNED DEVELOPERS.**



# PARK STREET

Developed by VSR



# THE LOCATION ADVANTAGE





**STRATEGICALLY LOCATED IN SECTOR 85**

**RIGHT ON SOUTHERN PERIPHERAL ROAD**

**WITHIN WALKING DISTANCE  
OF PROPOSED METRO STATION**

**SURROUNDED BY PRIME RESIDENTIAL  
GROUP HOUSINGS AND TOWNSHIPS**

**IN CLOSE VICINITY  
OF THE INSTITUTIONAL CORRIDOR**



**3 KM FROM NH 8,  
ISBT & MRTS DEPOT**

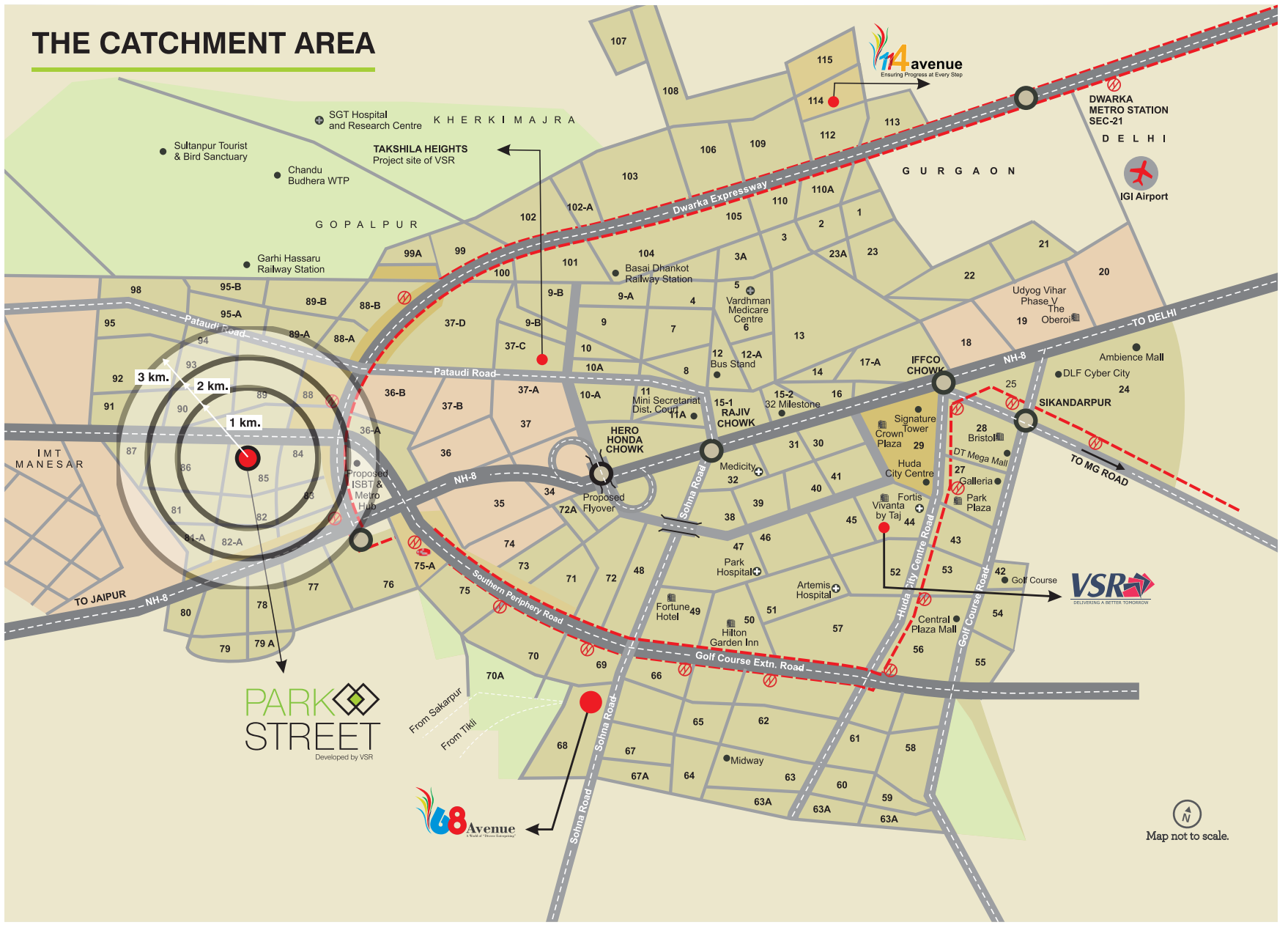
**20 MINS  
DRIVE FROM IFFCO CHOWK**

**35 MINS  
DRIVE FROM IGI AIRPORT**

**40 MINS  
DRIVE FROM DHAULA KUAN**



# THE CATCHMENT AREA

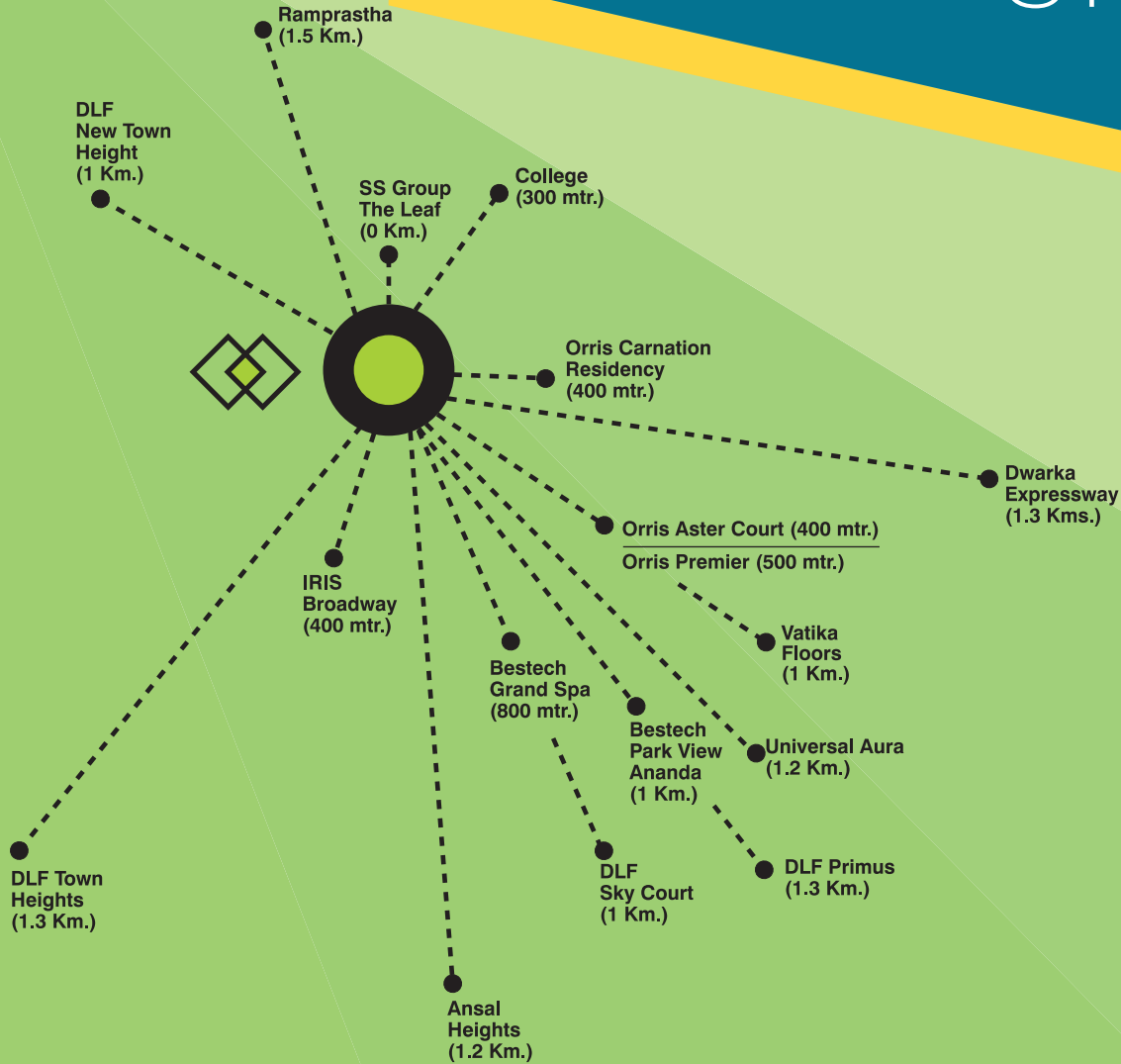


PARK   
STREET  
Developed by VSR

**THE ONLY COMMERCIAL  
DESTINATION WITHIN THE  
PRIME RESIDENTIAL ZONE THAT  
OFFERS A PLETHORA OF  
LIFESTYLE AMENITIES.**

# PARK STREET

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# HIGH STREET RETAIL

A photograph of two women in a clothing store. The woman on the left is smiling and looking at a garment held by the woman on the right. They are both wearing dark-colored, ruffled-sleeved tops. The background is a blurred retail environment with clothing racks and shelves. A semi-transparent teal overlay covers the right side of the image, containing white text.

**SPREAD OVER G+1ST FLOOR**

**MAXIMUM UNITS  
OPEN TOWARDS CENTRAL ATRIUM**

**DOUBLE HEIGHT RETAIL  
SHOPS WITH LOW MAINTENANCE**

**STREET LEVEL ENTRANCE OVERLOOKING  
PEDESTRIAN WALKWAY**



**HIGH SPEED  
ELEVATORS AND ESCALATORS**

**MULTI LEVEL CAR PARKING**

**24X7 POWER BACK UP CCTV  
SURVEILLANCE**

# FOOD STREET



A photograph of two women sitting at a table, engaged in conversation. The woman in the foreground is wearing a black and white striped top and a black scarf. The woman in the background is wearing a dark top. The image is overlaid with a semi-transparent blue and yellow geometric shape.

**SPREAD OVER  
2ND FLOOR**

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**MULTI CUISINE RESTAURANTS, CAFES  
ICE CREAM KIOSK AND STREET FOOD ZONE**

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**FOOD COURTS THAT  
OFFER VALUE FOR MONEY MEALS**

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**ASSURED FOOTFALL FROM THE CORPORATE  
AND RESIDENTIAL NEIGHBOURHOOD**

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# ENTERTAINMENT ZONE

A person in a dark blue long-sleeved shirt is bowling in a bowling alley. A green bowling ball is on the lane in the foreground. In the background, there are bowling pins and a bowling ball rack. The image has a teal and yellow geometric overlay.

**SPREAD OVER 3RD AND 4TH LEVEL**

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**FUN FILLED GAMING ZONE**

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**SPA AND FITNESS CENTRE**

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**DIRECT ACCESS TO CENTRAL ATRIUM**

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**ASSURED FOOTFALL FROM THE CORPORATE  
AND RESIDENTIAL NEIGHBOURHOOD**

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# MODERN OFFICE SPACES



**MODERN COMPACT  
OFFICE SPACES**

**STATE-OF-THE-ART  
CONFERENCE ROOMS**

**AMPLE  
PARKING SPACE**

**WI-FI  
ENABLED BUILDING**





**ADVANCE FIRE SAFETY  
AND PREVENTION SYSTEM**

**24X7 POWER BACKUP AND CCTV  
SURVEILLANCE**

**HIGH SPEED ELEVATORS**



# PARK STREET

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## GROUND FLOOR PLAN (RETAIL)

### PARK STREET

**PROJECT**  
 PROPOSED MIXED USED  
 INFRASTRUCTURE  
 AT SECTOR - 85, GURGAON

**PROMOTERS**  
 VSR INFRATECH PRIVATE LIMITED

**ARCHITECTS**  
 SANJIV TANDON ARCHITECTS  
 GURGAON



## FIRST FLOOR PLAN (RETAIL)

### PARK STREET

PROJECT  
PROPOSED MIXED USED  
INFRASTRUCTURE  
AT SECTOR - 85, GURGAON

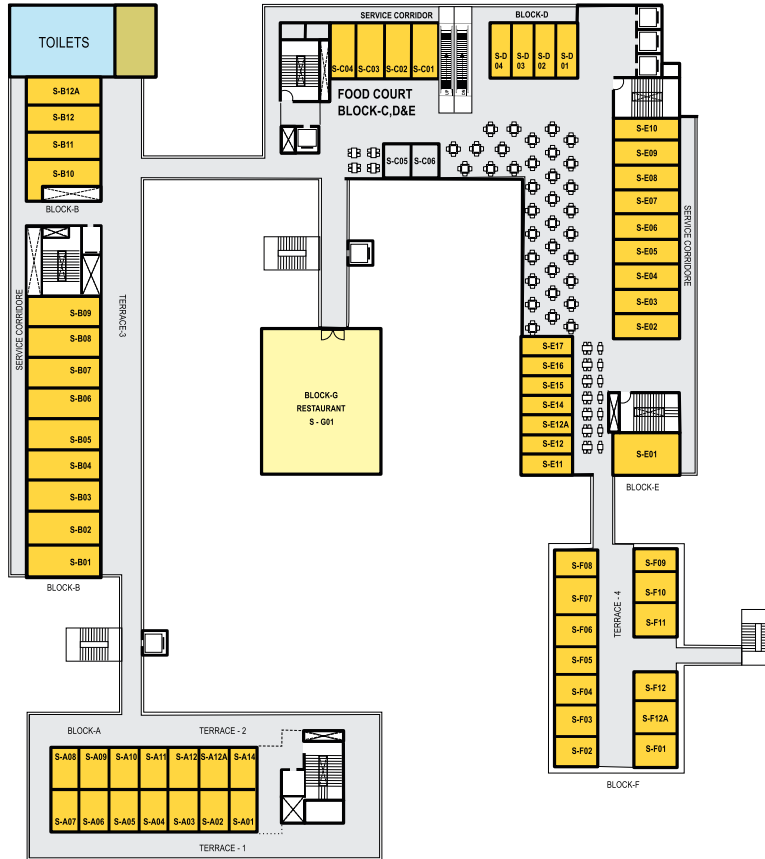
#### PROMOTERS

VSR INFRATECH PRIVATE LIMITED

#### ARCHITECTS

SANJIV TANDON ARCHITECTS  
GURGAON





## SECOND FLOOR PLAN (FOOD STREET)

### PARK STREET

PROJECT  
PROPOSED MIXED USED  
INFRASTRUCTURE  
AT SECTOR - 85, GURGAON

#### PROMOTERS

VSR INFRA TECH PRIVATE LIMITED

#### ARCHITECTS

SANJIV TANDON ARCHITECTS  
GURGAON





DELIVERING A BETTER TOMORROW

VSR Infratech Pvt. Ltd., a leading real estate developer, is committed to provide unrivalled infrastructural solutions to redefine the industry standards with its every project.

With focus on astute detailing and delivering timely developments the company focuses on building an environment though a culture which embraces a trust based approach and builds a lasting relationship with all the associates and customers.

At VSR we believe in investing in technology to deliver excellence through a highly dedicated team of professionals to ensure best constructional practices.



## ON GOING PROJECTS



The three side open mixed use development is strategically located in sector 114, right on a 60 mtr wide upcoming sector road, in close proximity to prime residential sectors 102 and 109. Spread over 2.968 acres, the development shall cater to the needs of the modern day corporates to the neighbourhood residents.

### **The Project Mix**

**High Street Retail**

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**Office Spaces**

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**Business Centre**

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**Food Street**



## CONSTRUCTION UPDATE



# ON GOING PROJECTS



An iconic development spread over 4 acres, right on Gurgaon – Sohna 150 mtr wide road. Strategically positioned in the commercial zone, 68 Avenue offers a bouquet of lifestyle choices to its immediate residential neighbourhood.

**The Eclectic Mix**

**High Street Retail**

**Office Spaces**

**Business Centre**

**Food Street**

**Serviced Apartments**

## CONSTRUCTION UPDATE





DELIVERING A BETTER TOMORROW

**Corporate Address**

VSR Infratech Pvt. Ltd., Plot Number 14, Sector 44  
Institutional Area, Gurgaon-122003

**[www.vsrinfratech.in](http://www.vsrinfratech.in)**

Disclaimer: The content mentioned in this brochure is tentative and subject change by the promoters.

The images, layouts and sizes in this brochure are conceptual. The Promoters and the architects reserve complete rights to alter design in the best interest of the development as deemed fit.