

EXPERIENCE AN UNMATCHED LIFE  
WITH EXCLUSIVE LIFESTYLE AMENITIES  
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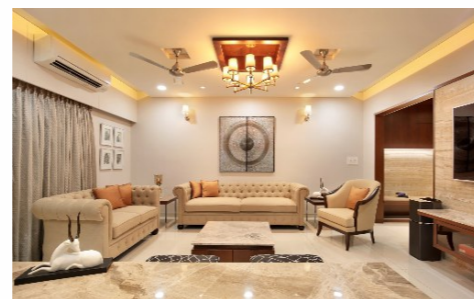
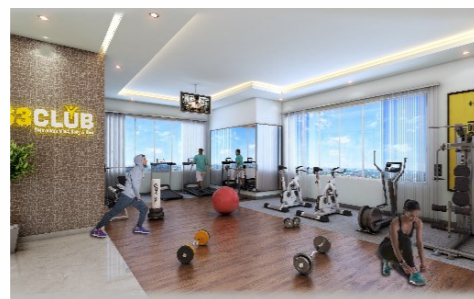
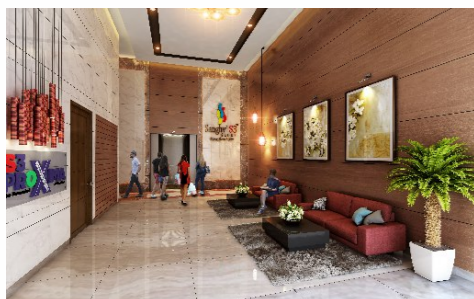
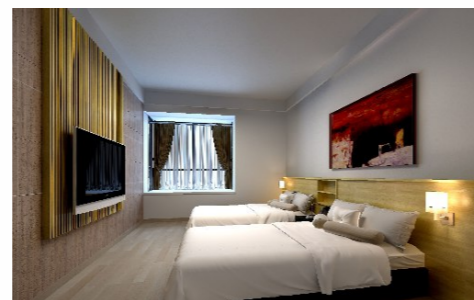
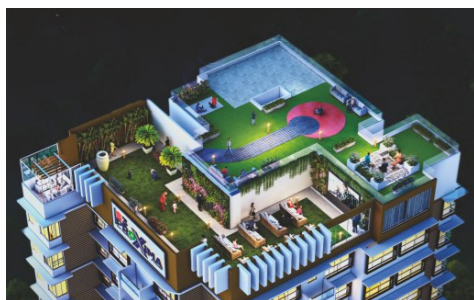
**SANGHVI S3 PROXIMA**  
Live Connected

TILAK NAGAR, CHEMBUR

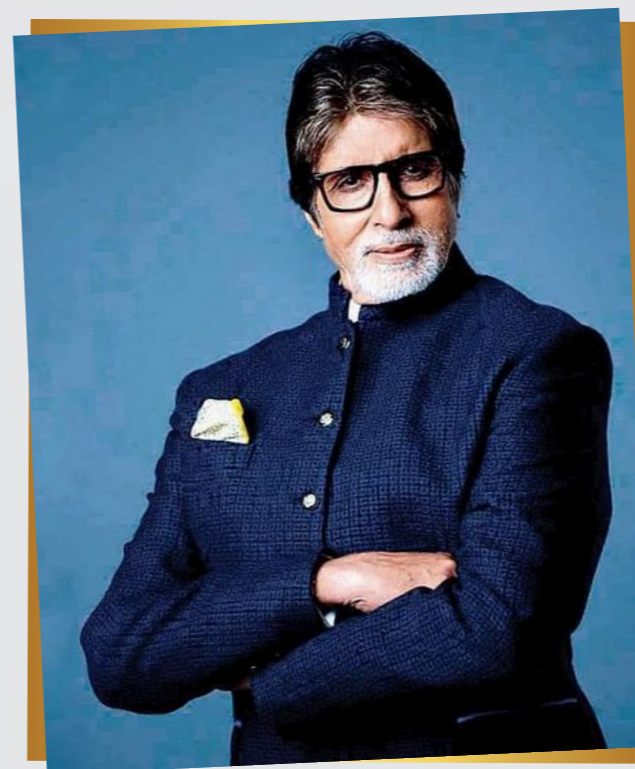
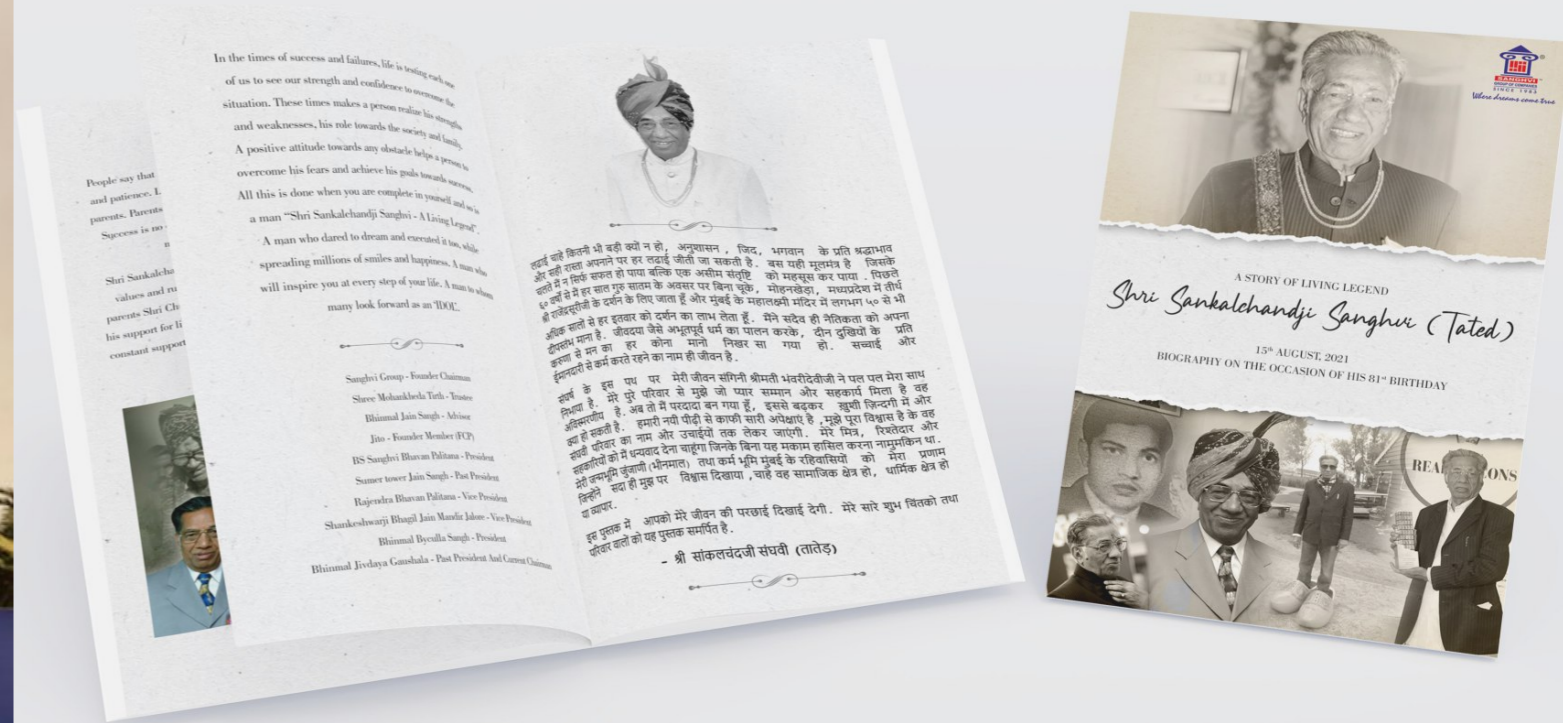
1 MIN FROM SCLR & EASTERN EXPRESS HIGHWAY



Artist's impression



Sanghvi S3  
**360°**  
WORLD & BEYOND



AN ICONIC MOMENT FOR  
**SANGHVI S3 GROUP**  
FOR RECEIVING 2  
PRESTIGIOUS AWARDS AT



# BIOGRAPHY ON SHRI SANKALCHAND SANGHVI

A Biography on Shri Sankalchandji Sanghvi, Founder chairman of Sanghvi group & Father of CMD Shri Shailesh Sanghvi. Published on 15th August 2021 on the occasion of Shri Sankalchandji's 81st birth anniversary. The biography consists of his inspiring and motivating life journey along with the achievements and awards he has received in the span of 81 years.

Please click the below link to view this Biography  
<https://sanghvis3.com/pdf/Autobiography.pdf>



Community Media writes...

"Sankalchandji Sanghvi, a visionary leader, has left an indelible mark on the business and community. His leadership and vision have inspired generations. He was a true leader, a true visionary, and a true patriot. His legacy will live on forever."

... (more text) ...



People say that Success cannot be achieved easily. It takes a lot more efforts, strength and patience. Lessons are learnt from mistakes and this mistakes are rectified by our parents. Parents shape their children just like a potter shapes a clay into fine vessels. Success is no after thought. It is a result of a long and arduous journey of failures and the main reason behind a successful man is his upbringing. Shri Sankalchandji Sanghvi, is on top of the success ladder today all because of his values and rules imposed by his parents. In this journey, Shri Sankalchandji Sanghvi's parents, Shri Chinnimilaji Homaji Tated and his father half Smt. Sushilabaiji have been his support for lifetime. Late Dhanoo Sureshji Sankalchandji Sanghvi has also been a constant support in his life. Loving memory of his daughter Late Kam.Susma Sanghvi is always cherished by him.



Shri S.C.Jain has established numerous temples for bhaktjan. In year 2003, Shri S.C.Jain established Sainath Mandir at kalyan. He made cowshed in year 2004 at Palitana under name B.S. Sanghvi Bhavan. He also got opportunity at Palitana Vihya Dham Jain Mandir. Established Temple at Dombivli in Shanteshwar Nagar under name Shri Shankeshwar Parshwanath Mandir in 2005. In the year 2006, during the establishment of Jain Mandir at Mira Road, Shri Gilbert Mendonca greeted Shri Sankalchandji Sanghvi. Carried out a bhoomi puja at Nakola Dham in 2012. He has also contributed at Motisha Jain Mandir in year 2017. Apart from this temples, he had also made temples for Ramdevji, kalydevji and gods/goddesses. He has been contributing his part towards religious work since a long. In year 2020, he got shared at Gimatji Jain Mandir and Guru Mandir. He has been a part of Sumer tower Jain Mandir, Gausaha Jeevdaya Sathmik Bhakti and religious work.





Dubai

## Dubai – Midday International Icons 2021 honors **SANGHVI S3 GROUP**

# DOUBLE CELEBRATION

It was a moment of double joy for Sanghvi S3 Group, for being awarded for two of its privileged projects at the “Midday International icons - 2021”. The awards were received by CMD Mr. Shailesh Sanghvi and his wife Mrs. Mamta Sanghvi from chief guests at the event, Mrs. Amruta Fadnavis, Actress Urvashi Rautela & MP Mr. Manoj Kotak.

Sanghvi S3 Group with a legacy of 4 decades and 55 completed projects was felicitated as **Best township developer of the year** for its 13 acres township with mesmerizing views and Ready world class amenities, **Sanghvi S3 Ecocity** located in the near Dahisar check post. Another award for **luxurious project of Chembur** was bagged by group’s strategically located **S3 Proxima** located in the heart of Chembur, bringing for the first time in Mumbai rooftop dolby theatre and luxurious rooftop indulgences designed for a chosen few.

Expressing his thoughts on this occasion **Mr. Shailesh Sanghvi** said “We are deeply honored to receive this prestigious recognition from Midday, these awards are the reflection of efforts and planning done by our teams for these projects and trust showered by our valued clients from past 4 decades.” speaking on effect of pandemic on homebuying he said “In covid period people have realized the importance of owning a home instead of staying on rental basis, the NRI’s now want atleast one flat in their home country, the need for bedrooms for family members to work from home and study from home arised. So Home is not just a place but it’s a feeling which many of us realized during these times”

## BEST TOWNSHIP DEVELOPER

OF THE YEAR FOR

## SANGHVI S3 ECOCITY NR.DAHISAR CHK POST



Award received by CMD Shailesh Sanghvi and his wife Mamta Sanghvi in the presence of Mrs. Amruta Fadnavis, actress Urvashi Rautela and MP Shri Manoj Kotak as chief guests of the event.

## LUXURIOUS PROJECT OF CHEMBUR,

**SANGHVI S3 PROXIMA**  
Live Connected  
TILAK NAGAR, CHEMBUR



Award received by CMD Shailesh Sanghvi and his wife Mamta Sanghvi in the presence of Mrs. Amruta Fadnavis and MP Shri Manoj Kotak as chief guests of the event.

# SANGHVI S3 PROXIMA CP MEET

An exclusive channel partner meet was organised on 1st of September'2021 at 11am in our luxury project S3 Proxima located in the prime locale of Chembur Tilaknagar where our esteemed and valued channel partners were invited for receiving detailed information

about the project and unlock unlimited growth and opportunities. Various exclusive offers were offered to the CPs and the meet was a grand success with excellent response from the Cps.



# CONSTRUCTION UPDATE

## SANGHVI S3 ECO CITY NR.DAHISAR CHK POST



ORCHID - 18 SLABS COMPLETED



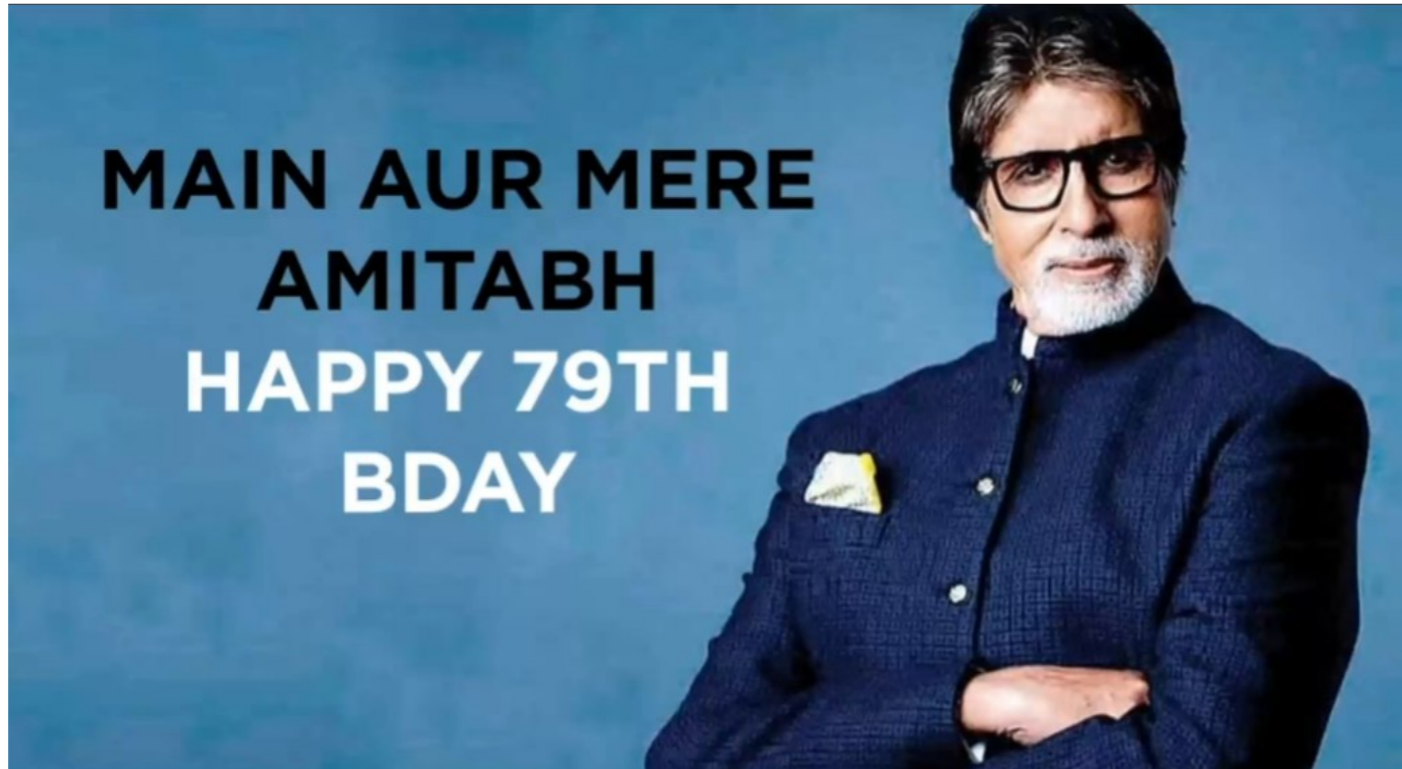
WOODS - 20 SLABS COMPLETED



PROXIMA - 6TH SLAB IN PROGRESS

# BIG B BIRTHDAY

On the occasion of Shri. Amitabh Bachchanji's 79<sup>th</sup> birth anniversary, Sanghvi group celebrated and sent warm wishes through a dynamic and heart touching video, expressing the love and respect towards his life journey and success. Interesting part is, voice-over in the video is given by CMD Shri Shailesh Sanghvi, a hardcore fan of Bachhanji.



Please click the below link to view this video  
<https://youtu.be/IGne7-98I4U>

# CREDAI MCHI SHAHPUR MURBAD NEW UNIT

CREDAIMCHI inaugurated a new Unit CREDAI-MCHI Shahapur-Murbad on 1st September 2021. President Deepak Goradia handed over the baton & Membership Certificate to Founder President Mr. Vijay Pawar.



# SANGHVI S3 ECOCITY INDEPENDENCE DAY

In the purview of independence day, Sanghvi S3 Group gave various promotional offers to the prospects of Sanghvi S3 Ecocity located near dahisar post. On this occasion the sales lounge was decorated with tricolors.



# PRESS COVERAGE

एशिया की सबसे बड़ी मुंबई के मेटल मार्केट के एशन में कई पदों पर अपनी दे चुके हैं तथा व्यापारियों की सरकार तक पहुंचाने का काम किया है। कोरोना काल में भी भंडाली ने जमकर जरूरतमंदों को मदद की। श्री भंडाली शुरु से ही भारतीय जनता पार्टी से जुड़े रहे हैं तथा पार्टी के विभिन्न पदों पर उसे मजबूती प्रदान की है। भंडाली मेटल मार्केट की प्रतिष्ठित संस्था मासमा में दो बार कमेटी मेंबर को रूप में सेवाएं दी तथा 2010-2011 में निर्विरोध अध्यक्ष पद पर भी उन्हें सेवा देने का मौका पार्टी ने दिया तथा महाराष्ट्र राजस्थान, गुजरात, कर्नाटक, मध्य प्रदेश एवं गुजरात चुनावों में उन्होंने महत्वपूर्ण भूमिका अदा की थी।

## स्टोरी ऑफ़ ऐ लेजेंड

# समाजरत्न सांकलचंदजी संघवी की बायोग्राफी का अनावरण

सामाजिक तथा धार्मिक कार्यों का विवरण बखूबी से किया गया है। साथ ही में उनकी धरम पत्नी, श्राविका रत्न श्रीमती भैवरीदेवी तथा पूरे परिवार के साथ बितार्ण गए अनमोल क्षणों की झलकियां इसमें दिखाई गयी है।

इस अवसर पर श्री शैलेशजी संघवी ने कहा 'कई वर्षों से उन्ही की हाथों से लिखी गयी डायरी को एक नए रूप में देखकर पिताजी काफी भावुक हो गए। हालाँकि हर बात को अलफ़ाज़ों में लिखना नामुमकिन है लेकिन उनके हर छोटे से बड़े अनुभव को इस पुस्तक द्वारा बताने का हमने एक छोटा सा प्रयास किया है। इस बायोग्राफी की काफी लोगों ने सराहना की है। मैं हमारे समाज के मीडिया तथा इस पुस्तक को बनाने में सहयोगी लोगों को विशेष धन्यवाद देना चाहूँगा।'

इस अवसर पर सांकलचंद संघवी ने कहा 'धन और कीर्ति तो बहुत लोगों को मिलती है पर इसका सही सदुपयोग करके, ऊंचाई के शिखर पर भी अहंकार को न



सहकर सविनयी रहने में ही सच्ची सफलता है। मैं मेरे परिवार का और उन सभी लोगों का आभारी हूँ, जिन्होंने जीवन के इस मुकाम पर पहुँचने तक मेरा हर सुख-दुःख में साथ दिया है।

**Marwar Chetna**



**mid-day.com**

## Iconic Township Developer of the Year

In conversation with Shailesh Sanghvi of Sanghvi S3 Group for Sanghvi S3 Eco city



**What does receiving the mid-day Icon for 'Iconic township developer of the year' mean to you?**  
Sanghvi S3 Group has created landmark projects since the past 38 years. The group has completed 55 projects in residential, commercial, luxurious & affordable segments and built more than 17 mega townships thus building a relationship of trust with our clients and associates. For us, this recognition is an acknowledgment from a prominent media house like mid-day, for our efforts as a developer to give our clients the best value for their money, a lifestyle home of their dreams.

**Why do you think this icon is well-deserved?**  
We have meticulously planned and developed this 13 acres luxurious township keeping in mind the need of people to live in a healthy environment within the city. Surrounded by the scenic view of Sanjay Gandhi national park, Sanghvi S3 Eco city comprises 1400 flats with phase 1 already delivered. 6 acres of open spaces, the mesmerizing mountain view, ready 40,000 sq ft S3 Club with world class amenities and ready to move in gives our residents a healthy & peaceful lifestyle. Comprising of two DP Roads, situated just 1km from Western Express highway, with high street retail shops on ground level offers all conveniences at the doorstep.

**Can you elaborate on how your company has been able to achieve the really needs of home-seekers? Before commencing any project, we study the requirement of home buyers in that locality and segment. A customer is always happy when he gets the amenities ready even before he gets the keys to his flat. Good connectivity to work, lifestyle amenities to relax after a hard day's work or study, beautiful view to keep the mind refreshed, quality construction and value for money are few things which people are looking for before buying a home and we fulfil these requirements in our projects.**

**What have been the achievements of your company that you feel proud in showcasing?**  
• Legacy of 38 years - A reputed brand of choice  
• Completed 55 projects across Mumbai, Suburbs, Nashik & Lonavala  
• Created 17 mega townships  
• Delivered homes to 22,000 and achieved trust of happy families  
• Excellency awards by various media houses and associations every year  
• Expertise in quality construction with value for money

**With the challenges thrown up by the Pandemic, how do you see the realty industry rising from it?**  
The biggest challenge in the pandemic for real estate was an un-

**What are the vision of your company and how do you plan to take it forward?**  
Sanghvi S3 Group's vision is to create a positive tomorrow by providing people with effective and improved quality of life and living standards.

**Which would you consider was the turning point/outstanding achievement of your career/company that is noteworthy?**  
• Legacy of 38 years - A reputed brand of choice  
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**Have you achieved your vision for your company or is there more to achieve - your future goals?**  
Sanghvi S3 Group's vision is to create a positive tomorrow by providing people with effective and improved quality of life and living standards.

**We think from the end user's point of view and upgrade our projects with new age requirements with changing times and with innovative technologies from planning till possession stage. For us every home is as if the only home we are building. That's what our tagline says "Shaping smart spaces"**

**Your success mantra?**  
Upgrade 360° with the changing trend in an environment. Know the needs of your clients and deliver more than what is committed.

**mid-day.com**

## Iconic Luxury Project of Chembur

In conversation with Shailesh Sanghvi of Sanghvi S3 Group for S3 PROXIMA



**A mid-day recognition for excellence in the 'Iconic Luxury Project of Chembur' category. What does it mean to you?**  
Being felicitated by mid-day is a great feeling and we are thankful for it. It's the hard work and thoughtful efforts of our team to plan S3 Proxima, in the heart of Chembur while keeping in mind the luxurious living needs along with close proximity.

**From National to International branding, mid-day Icons have gone bigger this year. What are your thoughts on this and how will it help in your branding?**  
I attended an offline felicitation ceremony for the first time after the Pandemic. Sanghvi S3 Group congratulates mid-day for taking this leap. Recognition at such an international level will certainly be an added advantage for project promotions.

**What do you think are the redeeming features of your project S3 Proxima that sets it apart from the rest?**  
The dual offering of luxurious lifestyle & seamless connectivity makes it one of the choicest projects of Chembur. S3 Proxima brings for the 1st time in Mumbai a rooftop Dolby theatre, the premium amenities for an extravagant lifestyle gives an experience of ultimate leisure designed for a chosen few. It's a smartly planned address, situated 1 min from SCLR and Eastern Express highway and well connected with every part of Mumbai.

**How has your experience been with mid-day? What has been the change that you have seen post your association with it?**  
We have been associated with mid-day for the past 25 years, we still remember the noon edition of midday in tabloid form. The paper has grown gradually and the best part of it is its availability in English, Gujarati and Urdu language too.

**With the Covid challenge, do you think the realty industry will see a transformation to match customer changing sentiments?**  
The biggest challenge in the Pandemic for real estate was an unmovable product of high value which maximum clients prefer buying only after actually coming to site. The sops like reduction in stamp duty & registration by the Government and interest rate reduction by banks helped this sector a lot. We continued our promotions through webinars, virtual ep meetings and virtual project tours which helped us a lot. People realized the need of owning a home instead of staying on rent, requirement of more rooms in a flat raised pertaining to work from home and learn from home trend. In fact the demand for 2 bhk flats increased in the Pandemic.

**Which would you consider was the turning point/outstanding achievement of your career/company that is noteworthy?**  
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**mid-day.com**

## समाजरत्न सांकलचंद संघवी की बायोग्राफी का अनावरण



मुंबई (जे.प. न्यूज़)/ संघवी गुप ऑफ़ कम्पनीज के फाउंडर चैयरमैन, जिनशासन के अनमोल रत्न, समाज रत्न, दानवीर, श्रेष्ठवर्ध श्री सांकलचंद संघवी के 81 वें जन्म दिवस के अवसर पर उनके परिवार ने उनके जीवनी पर आधारित पुस्तक का अनावरण हाल में ही किया।

इस पुस्तक में उनके 61 सालों के व्यावसायिक, सामाजिक तथा धार्मिक कार्यों का विवरण बखूबी से किया गया है। साथ ही में उनकी धर्मपत्नी श्राविकारत्ना श्रीमती भैवरीदेवी तथा पूरे परिवार के साथ बितार्ण गए अनमोल क्षणों की झलकियां इसमें दिखायी गई है। इस अवसर पर श्री शैलेश संघवी ने कहा कि कई वर्षों से उन्ही की हाथों से लिखी गयी डायरी को एक नए रूप में देखकर पिताजी काफी भावुक हो गए, हालाँकि हर बात को अलफ़ाज़ों में लिखना नामुमकिन है लेकिन उनके हर छोटे से बड़े अनुभव को इस पुस्तक द्वारा बताने का हमने एक छोटा सा प्रयास किया है। इस बायोग्राफी की काफी लोगों ने सराहना की है। मैं हमारे समाज के मीडिया तथा इस पुस्तक को बनाने में सहयोगी लोगों को विशेष धन्यवाद देना चाहूँगा।

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**Jain Parivar**

## “स्टोरी ऑफ़ ऐ लेजेंड” समाजरत्न श्री सांकलचंदजी संघवी की बायोग्राफी का अनावरण



संघवी गुप ऑफ़ कम्पनीज के फाउंडर चैयरमैन श्री सांकलचंदजी संघवी के 81 वें जन्मदिवस के अवसर पर, उनके परिवार ने उनके जीवनी पर आधारित पुस्तक का अनावरण हाल ही में किया।

इस अवसर पर श्री सांकलचंदजी संघवी ने कहा 'धन और कीर्ति तो बहुत लोगों को मिलती है पर इसका सही सदुपयोग करके, ऊंचाई के शिखर पर भी अहंकार को न छूकर सविनयी रहने में ही सच्ची सफलता है। मैं मेरे परिवार का और उन सभी लोगों का आभारी हूँ, जिन्होंने जीवन के इस मुकाम पर पहुँचने तक मेरा हर सुख-दुःख में साथ दिया है।

इस पुस्तक में उनके 61 सालों के व्यावसायिक, सामाजिक तथा धार्मिक कार्यों का विवरण बखूबी से किया गया है। साथ ही में उनकी धरम पत्नी, श्राविका रत्न श्रीमती भैवरीदेवी तथा पूरे परिवार के साथ बितार्ण गए अनमोल क्षणों की झलकियां इसमें दिखाई गयी है।

इस अवसर पर श्री शैलेशजी संघवी ने कहा 'कई वर्षों से उन्ही की हाथों से लिखी गयी डायरी को एक नए रूप में देखकर पिताजी काफी भावुक हो गए, हालाँकि हर बात को अलफ़ाज़ों में लिखना नामुमकिन है लेकिन उनके हर छोटे से बड़े अनुभव को इस पुस्तक द्वारा बताने का हमने एक छोटा सा प्रयास किया है। इस बायोग्राफी की काफी लोगों ने सराहना की है। मैं हमारे समाज

**Mumbai Rajasthan**

# VACCINATION OF LABOURERS SANGHVI S3 ECOCITY

Under mission "Kavach Kundal" 2nd and 1st vaccination of the labourers at Dahisar check post site – Sanghvi S3 Ecocity was done 9th October 2021 by Mira Bhayander Municipal corporation.



# SHREE SANKALBHAV HANUMAN MANDIR 10<sup>th</sup> ANNIVERSARY

Sanghvi S3 Ecocity celebrated 10th anniversary of its Hanuman temple on 18th July with just few members pertaining to pandemic restrictions. Here are few snapshots of the event.



# REAL ESTATE NEWS

## MUMBAI HOUSING SALES GETS A FESTIVE BOOST, 3,205 DEALS REGISTERED IN NAVRATRI

The city recorded property registrations of 3,205 units or 400 units daily during the auspicious Navratri festival that began on October 7. The daily registrations rate in previous months of August and September was 219 units and 260 units respectively, showed a Knight Frank India study.

With upbeat consumer sentiments and support from low interest rates, improved consumer perception of home ownership will get a boost from the festive season leading up to Diwali. Developers too have aligned new project launches to benefit from the upbeat homebuyer sentiment and these factors are expected to contribute to sales momentum that the Mumbai residential market will witness during this period.



## ENVIRONMENT MINISTRY APPROVES MUMBAI'S COASTAL ZONE MANAGEMENT PLAN MUMBAI

The Union environment, forest and climate change ministry has approved the Coastal Zone Management Plan (CZMP) for Mumbai and its suburbs, a move that will boost real estate development in the country's commercial capital and adjoining areas. The decision is also expected to pave the way for the redevelopment of a large number of eligible housing societies and slums, as these areas can now get a Floor-Space Index (FSI) or permissible development equal to that for the rest of the city.



## CONSIGLI TESTS ROBOTS FOR AUTOMATED BUILDING LAYOUT SYSTEM

Milford, Mass.-based construction company Consigli recently partnered with Rugged Robotics of Houston on a pilot to use small robotic vehicles to do the field layout of a 240,000-square-foot life sciences building.

The robotic vehicles feature integrated print heads that enable them to mark fully coordinated designs directly onto concrete floors. The robots can print more information than typically seen with manual layouts, reduce time spent reviewing plans and create faster, more precise installations.

Field layout is traditionally undertaken with tape measures and chalk lines, but the Consigli-Rugged pilot introduced a far more automated approach, Moran said. After project drawings were uploaded into the system, robotic vehicles rolled around the jobsite marking the layout onto the floor slabs.



## COMMERCIAL REAL ESTATE EXPECTED TO RECOVER BY END OF CALENDAR 2022: ANALYSIS

The three REITs are expected to offer distribution yields of 6-9% over FY22-24E along with 10-22% capital appreciation as per current target prices.

Leasing activity in the commercial real estate office market is expected to improve from January 2022 when select corporates may take a relook at their space requirements before calling employees back to offices, and international travel may pick up on increased Covid-19 vaccinations, an analysis by ICICI Securities has said.

While vacancy levels may remain flat in Q4CY21, the trend is expected to reverse from Q1CY22E (Jan'22 onwards) with the improved pace of vaccinations across India, select corporates recalling employees to offices and gradual pick up in international travel, it said.

The broad consensus is that 15-20% of employees may permanently Work from Office (WFO), 10-15% of employees may permanently Work from Home (WFH) while the balance 60-70% of employees may work under a hybrid model of mixing WFO with WFH.



## COULD BACTERIA DEVELOP A NEW TYPE OF ECO-FRIENDLY PLASTERBOARD?

Researchers at the University of Bath are exploring whether the natural properties of bacteria could develop a new type of environmentally friendly plasterboard.

Researchers are working with Adaptavate, which makes biodegradable plasterboard, Breathaboard from compostable crop waste instead of gypsum.

Microbiologists from the University of Bath's Department of Biology & Biochemistry, and concrete experts from the Department of Architecture and Civil Engineering have been awarded funding by the National Biofilms Innovation Centre (NBIC), for a six-month pilot project that aims to optimise the properties of the prototype plasterboard using their bacteria-based construction technology (BBCT).

If successful, the plasterboard can be scaled up and developed further.



# PARNA AFTER THE BLISSFUL PARYUSHAN FASTING

Parna function of future ready architect Ms. Jheel Sanghvi, the daughter of Sanghvi S3 Group's CMD Mr. Shailesh Sanghvi, was celebrated at their residence in the presence of close friends and relatives.

