

MARATHON
neoHOMES

एक नई शुरुआत



NeoHills - Tembhipada, Bhandup (W)

Launching NeoHomes

Presenting NeoHomes - a whole new generation of modern city homes, never before seen in a Mumbai pincode. NeoHomes are smartly designed homes in superb skyscrapers with efficient apartments that let you do more with less. At a location that is set to grow, and with a range of engaging amenities enabling an active lifestyle - live the life you always dreamt of.

Built with cutting edge construction technology NeoHomes are smart, sensible and solid - a perfect home for the modern Mumbaier.

NeoHills - Tembhipada, Bhandup (W)

Studio & 1 BHK

Ek Nayi Shuruaat



With Neelhomies, Marathon group enters a brand new chapter in its journey to create affordable homes for everyone. A combination of brilliant product design and right pricing makes Neelhomies a perfect product for a first time home owner!

- R. Z. Shah

Chairman, Marathon Group
B. Sc., M. Ed.



We are very excited to launch Neelhomies in Bharudup. It combines convenience & affordability in the best way possible. With the Metro line 4 set to come in, Bharudup is poised for a tremendous growth engine!

- Chetan R. Shah,

Vice Chairman, Marathon Group
MS in Structural Engineering, University of Houston, USA



We wanted to create a product which best suits the current requirement of people within the city. With Neelhomies people get all the advantages of a modern urban living within the city & at affordable prices from a trusted brand!

- Mayur R. Shah

Managing Director, Marathon Group
MS in Structural Engineering, University of Colorado, USA

Why NeoHomes?

Right price & flexible payment options

Fair and transparent pricing means that NeoHomes can offer superb value for money. Find the perfect payment plan from various options.

Smart Floor Plans

Super efficient, flexible floor plans that let you do more with less. Compact, but with possibilities limited only by your imagination.

Sensible Amenities

All the amenities for you to keep up an active lifestyle without burdening you with higher maintenance costs.

Harathon Trust

Experience of 50+ years in the industry. One of the most trusted names in the city committed to delivering a seamless home buying experience.



Highest Quality Construction

The highest quality raw materials, premium finishes, advanced BIMBA aluminium framework & industry best practices resulting in rock solid structures.

Future proof location

Just 10 minutes from Shadap station. The upcoming metro and new road constructions are set to transform Shadap. Neo Homes will be right at the centre of it all.

A tall, modern skyscraper with a dark facade and a grid of windows, set against a blue sky with wispy clouds. The building is viewed from a low angle, looking up.

MARATHON
neoHILLS

Resale only image



Presenting NeoHills

NeoHills is a stunning new tower under the NeoHomes umbrella, offering superbly designed smart residences with optimal space usage & sensible amenities.

NeoHills

MAHA RERA registration no. - P51800078328

Terabhipada, Bhamburda (W)

Typical Plans



These plans may vary by unit. All dimensions subject to change. The building is proposed at 22.5m and floor 3 is 3.0m in height. Please refer to the project website for more information.

Smart Floor Plans

We have designed the residences to give you a great living experience. The rooms have large windows that lift your living experience to a different level and flood the home with natural light. The floor plans optimize space usage and the design allows for multiple possible furniture layouts and usage options. Find the perfect fit for your needs.



**1 BHK : 323 sqft
RERA carpet area**

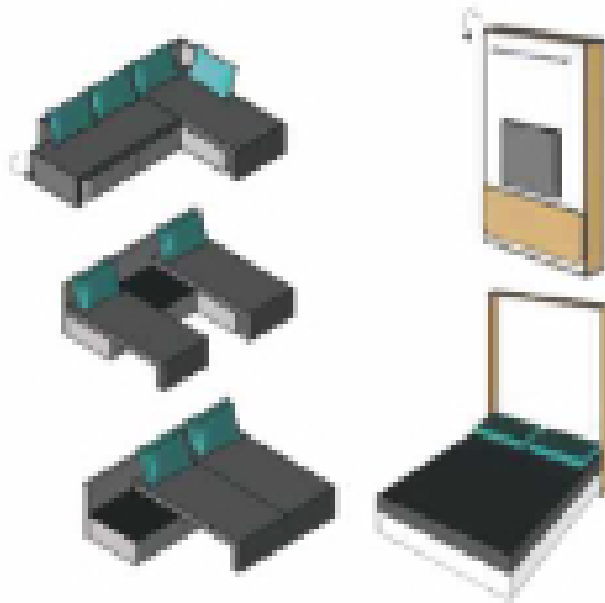


**Studio : 197-210 sqft
RERA carpet area**

All furnished, items, standard green, and other furnishings shown in this image are for representation purposes only. The developer shall not be responsible for providing any furniture, items, greenery etc. as per the layout of the plot area.

Suggested Smart Furniture

Here are some smart furniture options that can help you make the most of the space. We have shown some suggested furniture layouts using this furniture in later sections.



Sofa Cum Bed & Murphy Bed

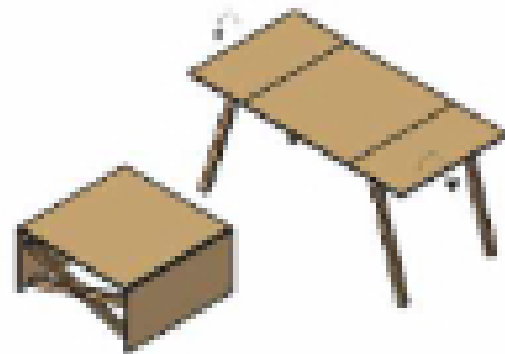
Sofa cum beds are ultimate multi-utility space savers - use as a couch during the day, or as a quick sleep, bed or also as two single beds during the night. Also provides a lot of storage.

Murphy beds are pull down beds which remain hidden from sight during the day and serves as a comfortable sleeping space at night - a huge space saver.

Foldable or convertible tables

Folding tables save a lot of space. Whenever you need a quiet corner to study or work, you can just pull it up to create a study table.

You could even get a coffee table that converts into a dining table for upto 4 people when you pull up the sides.



Stackable Chairs/Stools

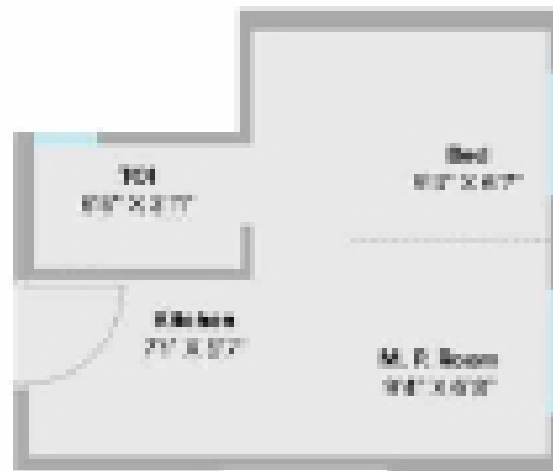
Stackable stools are very helpful in small spaces. Add extra seating as per your need when you have guests over.

Studio

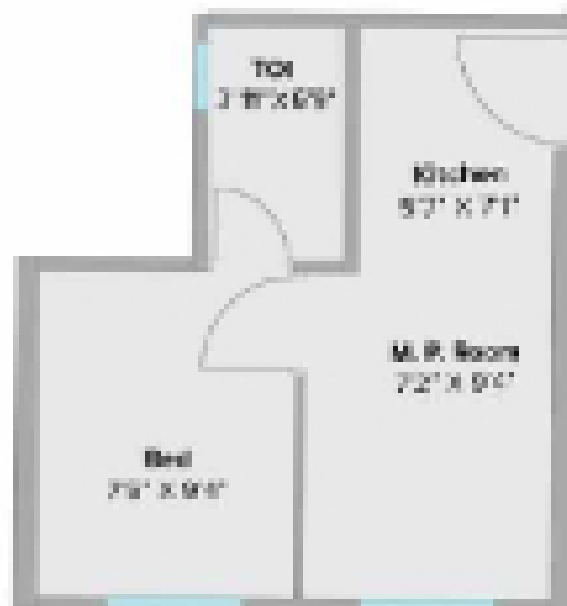
Perfect sized homes for young families. With a compact kitchen and provision for storage space in the bedrooms, the Neo Smart Studio can easily accommodate 2 ad ults.

The smart design offers multiple furniture layout possibilities. The space can be designed for a couple, a couple with a child or even up to 3 adults. The apartment has provision for a lot of storage space and even has a loft. The space looks large due to the large french windows that offer good views, plenty of natural light and ventilation.

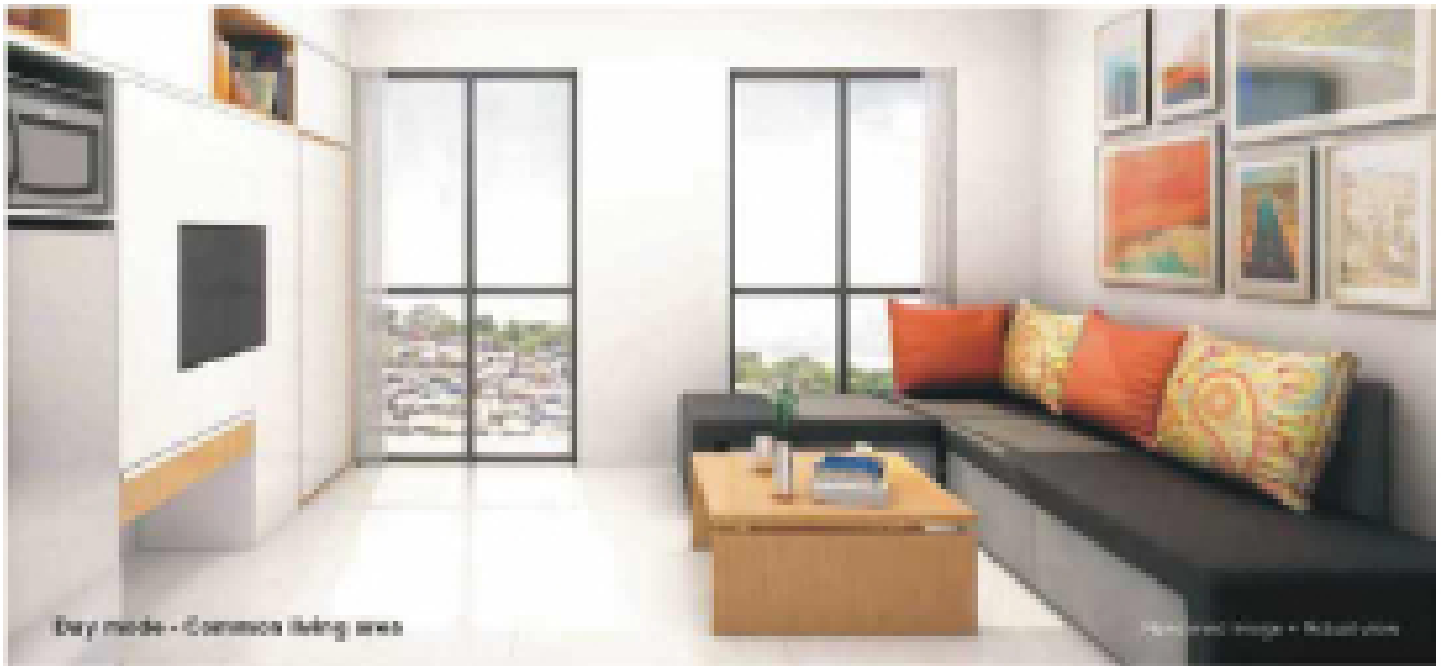
Studio 1 BHK
197 sqft



Studio 1 BHK
210 sqft



doi:10.1371/journal.pone.0142142.g002



Studio - Smart Layout 1

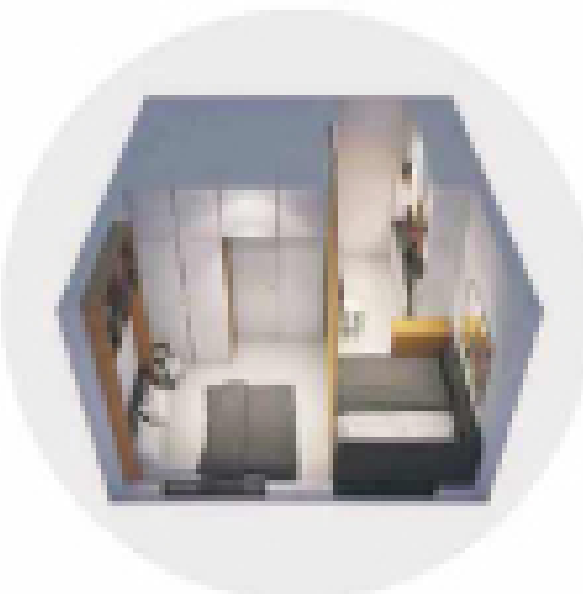


Day Mode

During the day, the apartment is a perfect living room with a easy couch setup. Watch TV, hosts guests and relax with your family.

Study and Dining Mode

With the use of smart furniture, you can create a dining table setup and even add study table. Stackable stools or chairs help save space. You can even create more kitchen counter space.



Night Mode

By installing a sliding partition and extending the sofa into bed, you can create a spacious, private bedroom with an attached toilet, as well as a cozy nook for a hanging bed or mattress outside the bedroom.

Studio - Smart Layout 2



Day Mode

By flipping the first furniture layout, you can create storage space inside the bedroom and opposite wall.

Study and Dining Mode

Again, the use of smart furniture can create the possibility of having a comfortable dining and study mode.



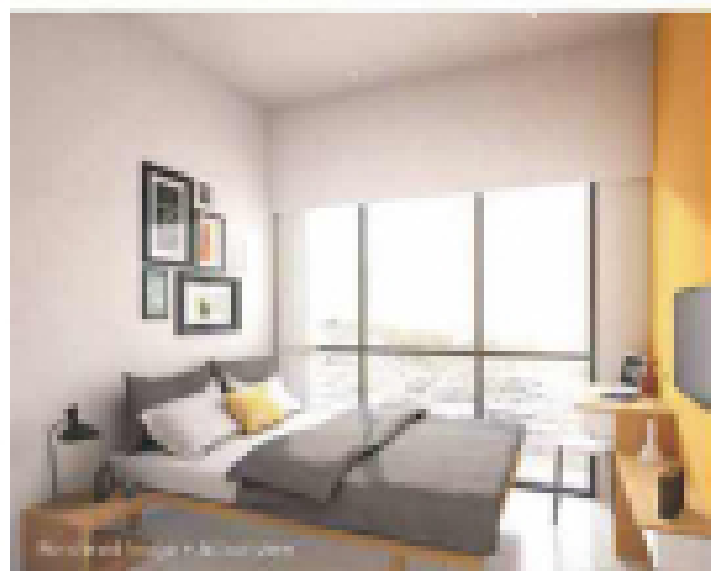
Night Mode

By installing a sliding partition, a Murphy bed and a sofa cum bed, you can create a private bedroom and a cozy nook for 2 children outside. You could even install a shutter for the kitchen.

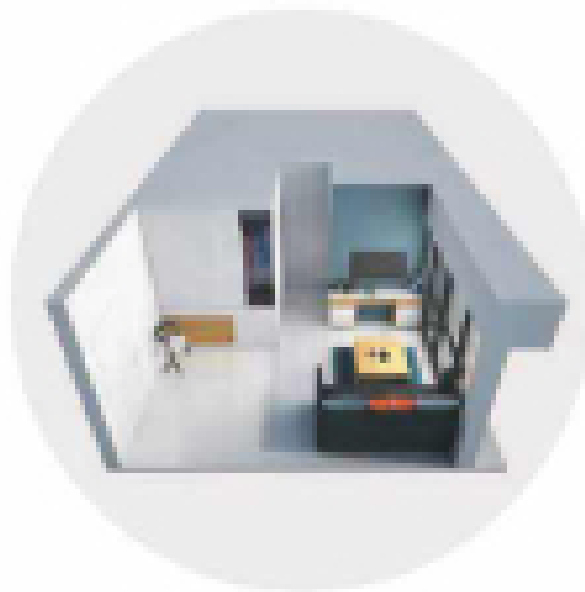
1 BHK

The 1 BHK of Neoborosa is designed with the urban Mumbaier in mind. With the convenience of a master bedroom and 2 toilets, it can serve as the perfect home for even up to 5 people. Large windows in both the living room and bedroom ensure that your home is always well lit and ventilated.





1 BHK - Smart Layout 1



Day Mode

This is a typical furniture layout for a living. A living room setup around the TV and a dining table. The use of smart furniture can create more usable space.

Study and Dining Mode

The coffee table expands to become a dining area for 4. The folded study desk comes out from below the storage to create a workspace for reading.



Night Mode

The sofa expands to become a bed for two. The pull down bed from below the storage creates additional sleeping space. The stackable chairs and coffee table can be pushed to the sides to create more room.

1 BHK - Smart Layout 2



Day Mode

Typical furniture set up which utilizes the concept of open kitchen to create more space in the room.



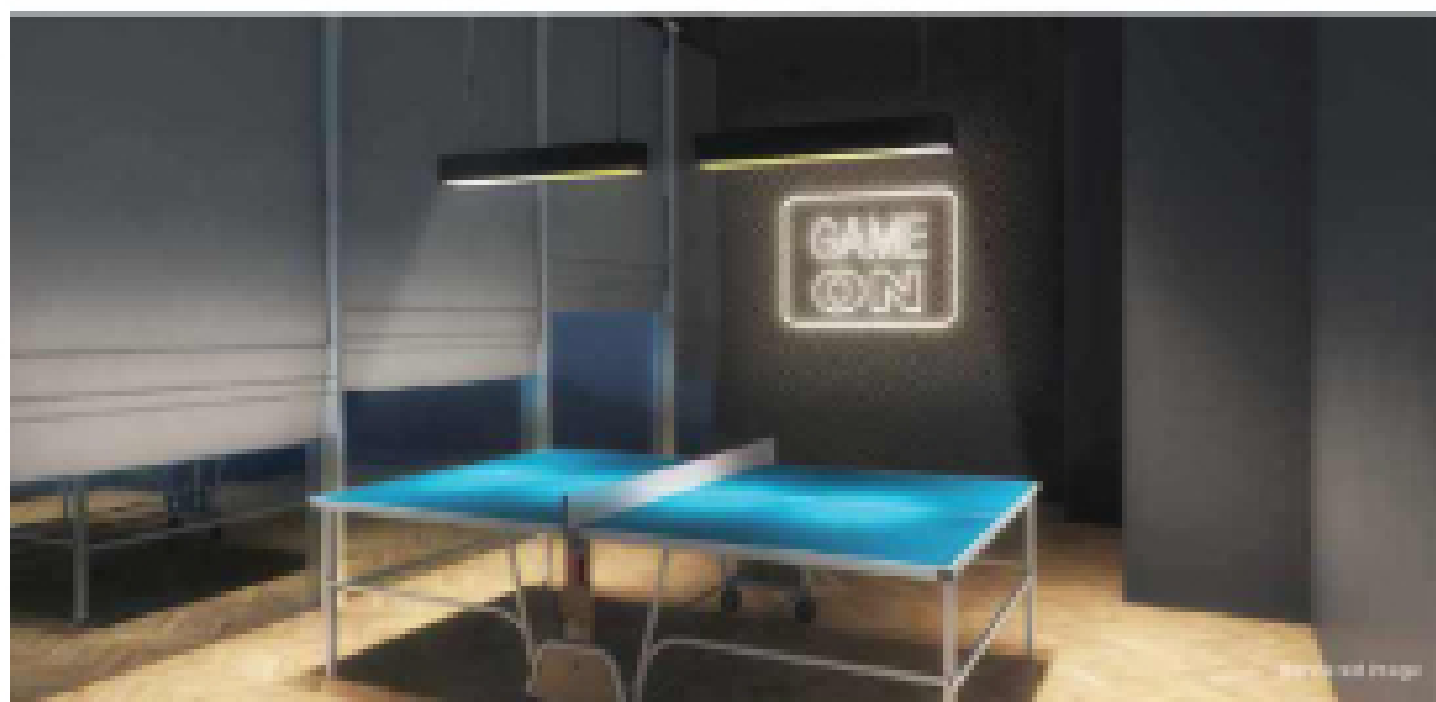
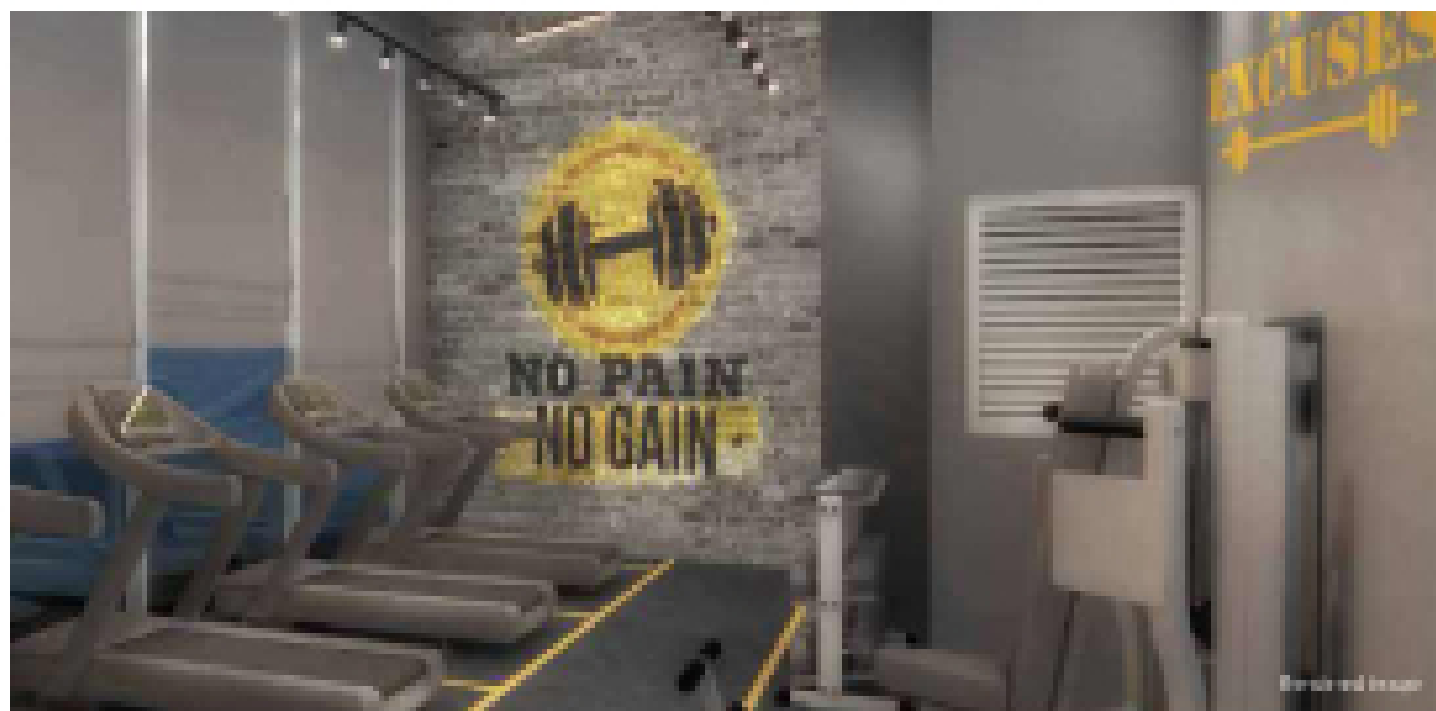
Study and Dining Mode

The kitchen counter doubles down as a dining area with space saving extendable chairs. It also has space for a study corner, with the pull up table.



Night Mode

Similar to option 1, the Sofa expands to provide sleeping quarters for 2 and the Murphy bed provides another additional sleeping area.



Active amenities

At Neol-Homes you will find all the services you and your family need to keep up an active lifestyle.



Kids play
area



Gymnasium



Indoor Games
Room



Multi-purpose
hall



Landscaped
area

Bhandup ka naya roop

Bhandup enjoys an ideal land location within the city with good rail and road connectivity and the gateway of the national park to the west, yet the property rates are lower than the surrounding suburbs of Mulund, Kurla, Borivali, Powai and even Thane. With large slum rehabilitation projects now underway, and with the metro set to come soon, Bhandup is set to transform.

Moxithon Group has an ambitious vision to help create a New Bhandup with over 5050+ homes being planned in Bhandup over the next few years.

2 acres

under development

16+ acres

in the pipeline

100+ acres

of potential development



Promising future

Shardip is set for tremendous future growth



Metro Line 4

The Metro will connect Kasarvadoli in Thane to Vedaia along the LBS road. Sharipili and Sonapur stations are being planned in close proximity to this project, with work well under way.



New road development

Road connectivity is set to improve with the proposed 90-foot road and new road widening sanctions as per the new Development Plan.



Country's largest cycling track

A 39 km cycling track from Mulund to Vedaia has been proposed, with the Mulund leg to open from mid 2023.

Superb construction

Marathon projects are built using cutting edge construction technology that ensure our structures are rock solid, leak proof and built to last.



50 years of expertise

With our leadership team having decades of engineering and construction expertise, we have been pioneers of many best practices in the industry. We do not outsource our construction and our engineers retain full control over construction quality.



Rock solid construction

The revolutionary MWM formwork technology allows for simplified and faster construction activity with an excellent, smooth concrete finish. It helps to reduce the time taken for construction while creating rock-solid, leak-resistant structures.



Micro-managed quality

Our engineers go right to the source of the raw material to ensure that quality is uncompromised. An on-site material testing lab ensures the highest levels of quality control. We used only premium finishes in your homes and use premium, polymer paints that do not fade and last for a long time.



Safety first

We deploy high quality CCTV, fire fighting & electrical safety systems. We use multiple circuit breakers, low smoke halogen cables, elevator safety systems and more to ensure your safety. Our water tanks are also designed to minimise micro-organisms growth.



We are a Mumbai based real estate development company that has completed over 80 projects in the city. We are currently building several townships in the fastest growing neighborhoods, affordable housing projects, ultra-luxury skyscrapers, small offices and large business centers. Our projects are spread across the Mumbai Metropolitan Region (MMR)

MORE THAN
50 YEARS
OF REAL ESTATE EXPERIENCE

MORE THAN
80 PROJECTS
COMPLETED

2 MILLION SQ. FT.
OF BUSINESS SPACES UNDER DEVELOPMENT

18 MILLION SQ. FT.
OF LAND UNDER DEVELOPMENT

OVER
15,000 HOMES
TO BE DELIVERED IN NEXT 5 YEARS

PLANNING OF OVER
100,000 HOMES
UNDERWAY



Our story

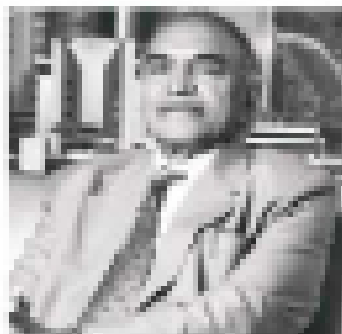
Our Origins

1922

Our origins date back to 1922 when our parent company played a key role in selecting the masterplan for 550 acres of the suburbs of Malindi - Malindi is the planning masterpiece that is Malindi today one of the best planned suburbs today.

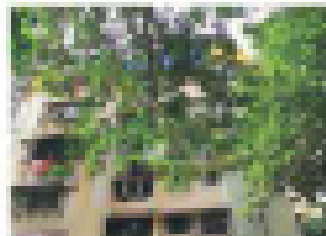
1959

Malindi Group was formally established here with our headquarters in Malindi.

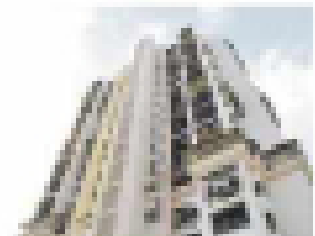


70's - 90's

We played a key role in shaping the Malindi skyline through the years



Spinnaker, built in **1972**, was the first building with an elevator in Malindi.



Malindi's landmark was the first high rise in Malindi



First hotel in
1975



First apartment
1975



First
apartment complex
1979



First office building
1982



First shopping center
1985

90's - 00's

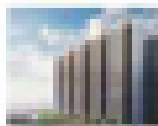
We experienced exponential growth starting from the 80's by venturing into new localities like Lower Parel and Dharavi and new categories like tenements and affordable housing.



Our first low-rise affordable housing project with the state of Mumbai and Nagar Nirmal Sanstha (NNS).



Our first commercial project, Marathon Palace at Lower Parel opened in 2000. It was a ground-breaking project in the city & became one of the finest homes based & custom-made.



We recognized the urgent need for affordable housing and launched our first urban tenement project, Marathon Towers. It was also the first project ever to be an affordable housing project.



**MARATHON
GALAXY**
1998



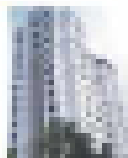
MOUNT VIEW
1999



**MARATHON
DECADE**
1999

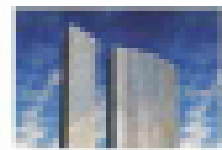


LIDO
2001-04
2001

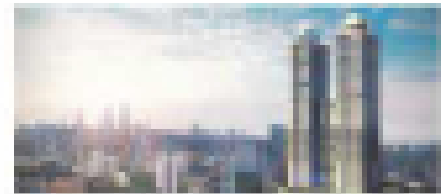


MARATHON
2001-04
2001

10's - Present



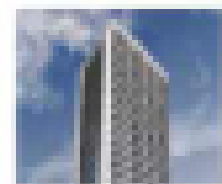
We launched our first large tenement projects at Dharavi - Mahesh and Mahesh.



Our first tenement project at Dharavi, a joint venture with Aarti Realty - one of the most successful projects in South Mumbai.



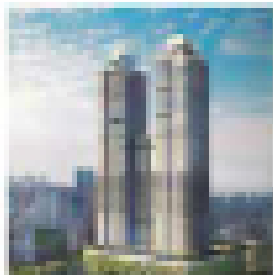
We launched our first affordable housing project with the Maharashtra Housing Development Corporation (MHDC) in Mumbai. It was the first project ever to be an affordable housing project.



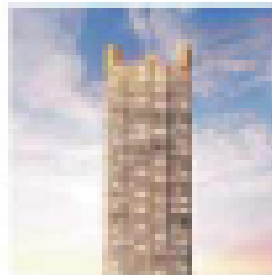
We launched our first affordable housing project with the Maharashtra Housing Development Corporation (MHDC) in Mumbai. It was the first project ever to be an affordable housing project.

Ongoing projects

We are currently building several townships in the fastest growing neighborhoods, affordable housing projects, ultra-luxury skyscrapers, small offices and large business centers, with projects spread across the Mumbai Metropolitan Region (MMR).



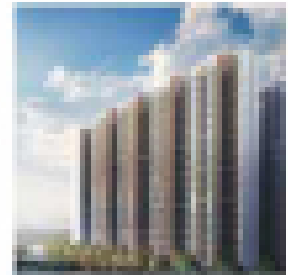
Horizon South, **Bhayandar**



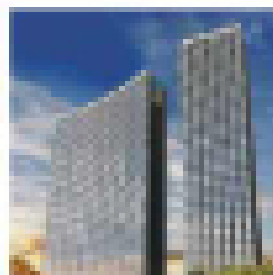
Horizon Central, **Mumbai (W)**



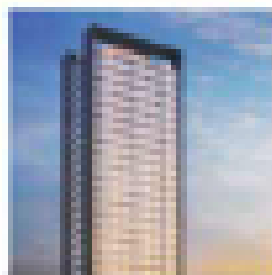
Orbitary, **Mumbai (W)**



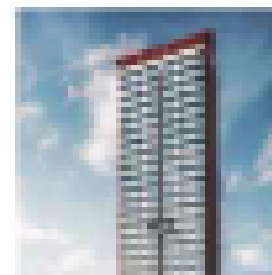
Paradise, **Panvel**



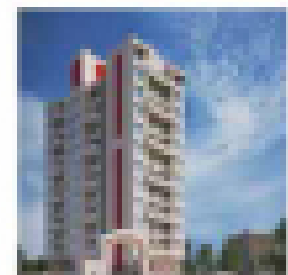
Novusville, **Gandhinagar (E)**



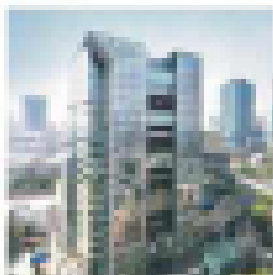
Novusville, **Bhandrup (W)**



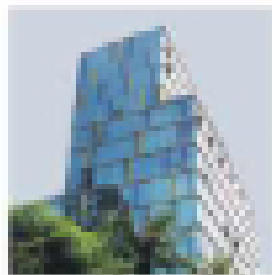
Enclave, **Mumbai (W)**



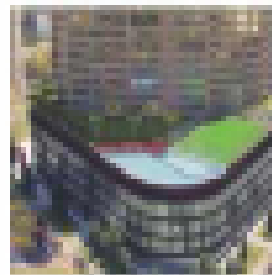
Highrise, **Bhandrup (E)**



Pulsar, **Lower Panel**

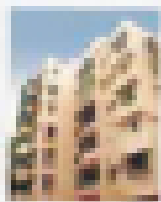


Icon, **Lower Panel**



Monte Carlo, **Mumbai (W)**

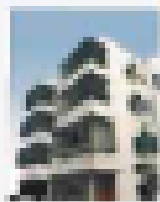
We've been on a Marathon run. **Since 1969**



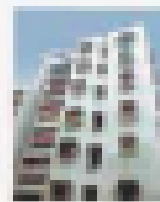
POONAM
1972



KUMBH MELA
1975



BHAWANI DHAM
1977



KTA
APARTMENTS
1979



TEERATH
& BALAJI
1982



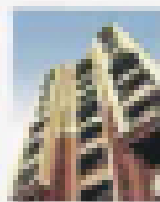
JUPITER-VENUS
1985



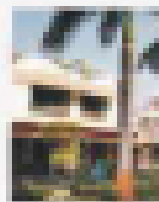
ANTARES
1988



MARATHON
GALAXY
1994



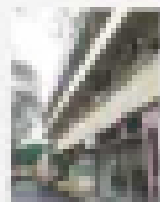
MOUNT VIEW
1995



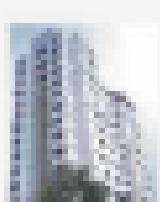
VASTU STAR
SHIKHAR
1996



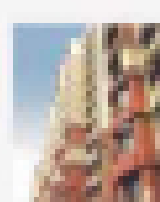
MARATHON
HEIGHTS
1997



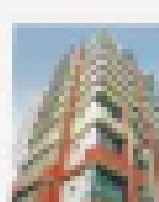
UG POO
KSHETRA
1997



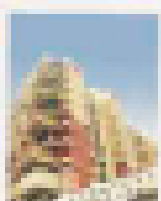
MARATHON
HERITAGE
1998



MARATHON
COSMOS
2000



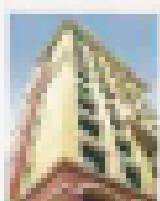
MARATHON
MAX
2000



MARATHON
MARMA
2003



MARATHON
CHAMBERS
2004



MARATHON
OMEGA
2005



MARATHON
NEXTGEN ERA
2006



MARATHON
ONYX
2007



MARATHON
MONTE VISTA
2007



MARATHON
MADANI-ROX
2014



MARATHON
ENERGY
2015

Disclaimer

- Mescon Meshtrees comprises of 2 types, Mescon Meshtree - developed by Supac Developers & Mescon Meshtile - developed by Mescon Energy Utilities LLP Both are ECMA registered and details of the same are available at <http://mesconenergysolutions.com/>. Customers are requested to visit the said site for details and acquaint themselves with all the necessary details in respect of the product from time to time.
- Rendered images/images marked as "Rendered images" are only indicative. The developer reserves the right to make additional, deletions, alterations or amendments and when it deems fit, and reserve all final say on the matter.
- Rendered images - Actual Mescon images marked with the tag as a virtual mescon images images with some photo of the actual view.
- Specifications and details mentioned in the brochures, presentations and promotional documents are only representational and informative information. Images, models, drawings plans or sketches shown in the promotional documents were indicative of the envisaged development and the same are subject to approvals. The complete layout, model too will be developed and delivered as per the final as disclosed on the MESA RERA website, provided timely approvals are received for the same from the appropriate approving authorities.
- All dimensions mentioned in the drawings may vary/ differ due to human error, misinterpretation, construction and work and site conditions. Actual product development and any other aspect may differ from time to time as portrayed herein. All aspects, plans, specifications, dimensions, designs, measurements and features are indicative and not to scale and are subject to change as may be required by the competent authorities, locally.
- The picture of the proposed Residential Plot/Conceivable Plot or Design that is here offered is just a sample illustration of a specific configuration showcasing the floor layout and is provided only for basic, form, structure, general amenities and other furnishings for the purpose of showcasing the proposed residential conceivable unit. It is for representative purpose only. The promoter/developer shall not be required to provide any furniture, items, goods amenities etc as displayed in the pictures. All plans, specifications, dimensions, designs, measurements of the above furnished office are indicative and are subject to change.
- The views depicted in the pictures are as presently available from some specific file and they may vary over period of time for reasons beyond the control of the promoter. The views may neither available from all the files in the project and Customers will need to acquaint themselves in the views and work from the flat a combination of your choice. All intending Applicants are bound to inspect and verify the products of all other related documents and also, if allowed, information prior to making any purchase decisions and nothing in the brochures, presentations, webpage or other documents is intended to substitute the actual plans and approvals also from time to time.
- Maps and maps tools, Maps and Distances to be in kilometers are appearing in and taken from Google Maps for information related only.
- The customers are requested to acquaint themselves with the relevant information pertaining to the residential development and all its interest prior to making any purchase decision.
- The relationship between the promoter/Developer and the actual customers shall be governed strictly by the agreement to be executed from time to time and not on the basis of this website/website/website/website or other promotional document. This brochure is merely consultative and is not a legal document and the promoter/Developer reserves the right to change, amend and modify the contents of this brochure from time to time as may be required as a part of the final purchase agreements that may be executed from time to time.
- For actual plans and other details the customer are requested to visit the site and contact our sales representatives.

MARATHON neoHILLS



The project has been registered via RIA/IA, RIA/IA registration n.º - NeoHills - PS1006016328 available on the website <https://maharaia.atshonline.gov.br>