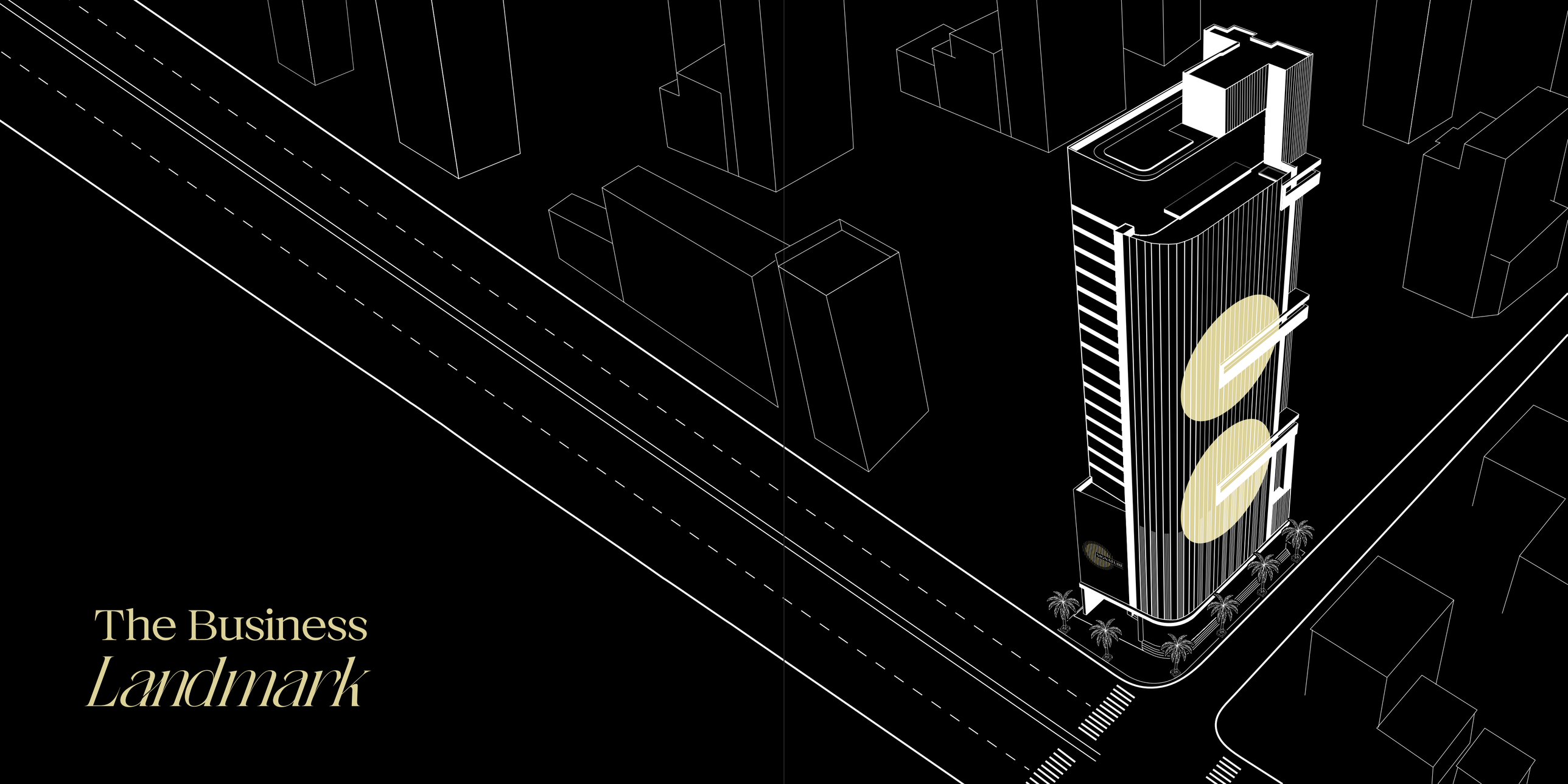
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The Business *Landmark*

Amidst the deeply rooted residential charm of Jacob Circle; where communities thrive, families grow, and daily life flows with quiet rhythm; rises Signature: a business address built with empathy for its surroundings and clarity of modern purpose. In a location long known for its livability, Signature brings the workplace closer to where life happens, redefining what it means to work well and live better. Far from the congestion of overbuilt commercial zones, yet seamlessly linked to Mumbai's business arteries, Signature offers more than just Grade-A office spaces; it offers a shift in how we work, live, and belong.

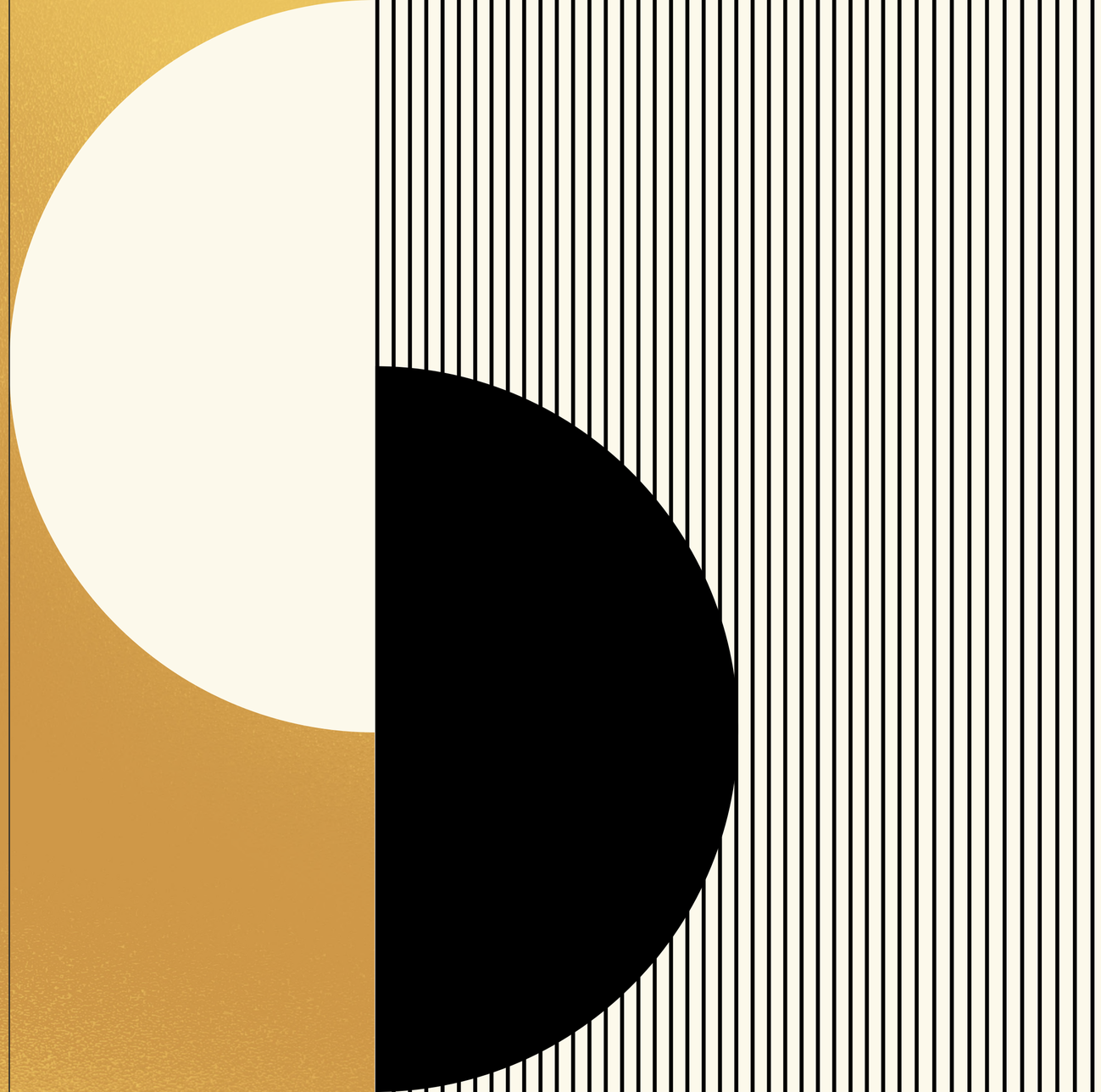
Be Part of the Business Pulse in a *Residential Haven*

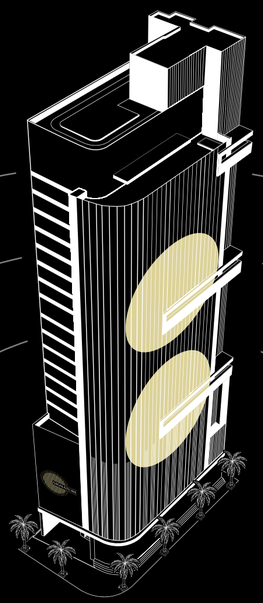



An Office That Is Close To Home
but Far Ahead Of The Competition
*Artistic Impression

Work - Life *Balance*

In a world that's finding its rhythm again, the way we work has changed forever.
The return to physical offices is no longer a tick-box. It's a conscious choice.





It's About Redefining Workspaces

Elegant, efficient, and tailored to lifestyle, not just operations.

It's About Reconnection

Reviving the human rhythm of working together.

It's About Balance

Choosing offices closer to home, to spend time where it matters.

Signature doesn't just lease offices.
It aligns with how the new-age professional wants to

live & work.

The business address that gives you an *Edge*

- Easy lease
- Iconic Design
- Strategic Location
- Tailored Office Spaces
- Hassle-free operations
- Crafted for seamless collaboration
- Designed for employee health, wellness & safety


Work
Where The City Lives
*Artistic Impression


SIGNATURE
THE BUSINESS LANDMARK


SIGNATURE

A business landmark designed to elevate *Your Success.*

- Grade-A offices spread across G+27 floors (Inclusive of 7 parking floors)
- Bare-shell layout for complete customisation.
- Grand floor-to-floor height of 4.2 meters, allowing ample sunlight to filter in.
- Elegantly designed, air-conditioned lobbies.
- Multilevel security with access control.
- Professional facilities management services to ensure hassle-free operations.
- Advanced fire-fighting system with sprinklers and fire alarms.
- Dedicated owner's toilet provision in each office.
- Power supply with 100% DG power backup for common areas and elevators.
- Provision of a pantry in each office.



Accentuating a grand sense of arrival with a magnificent 7.2-meter double-height entrance lobby, a striking first impression for clients and visitors.

*Artistic Impression



*Artistic Impression


A secure, verified entry point with controlled access, ensuring
smooth and safe entry for all occupants and visitors.
*Artistic Impression



Equipped with 5 high-speed elevators and a dedicated service lift, seamlessly integrated within a double-height lift lobby that enhances both efficiency and grandeur.

*Artistic Impression



With 7 levels of parking and 180 dedicated parking slots, providing ample, secure space for both employees and visitors with RFID access.

*Artistic Impression

A modern, on-site dining space designed for relaxation and collaboration, offering a range of options to suit every need.

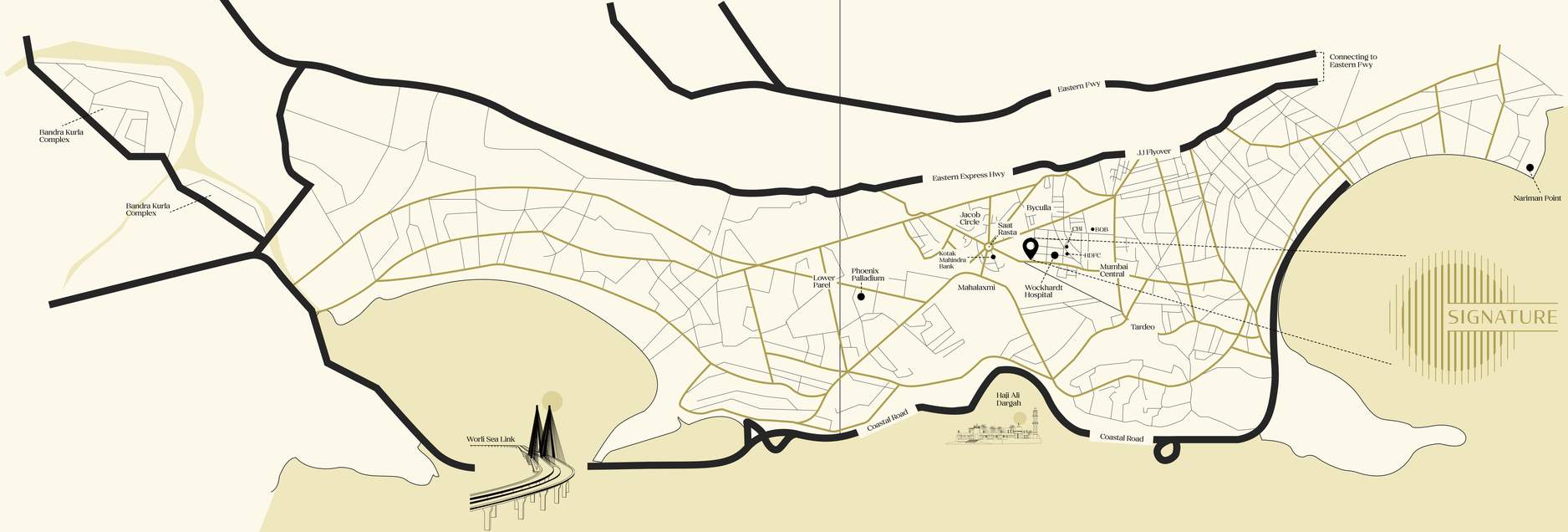


Artistic Impression


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Map not to scale

Scan For Location



PLACES	TIME	DISTANCE
Bandra Worli Sea Link	Approx 15 Minutes	4.5 km
J.J. Flyover	Approx 10 Minutes	2.5 km
Eastern Express Freeway	Approx 15 Minutes	3.5 km
Atal Setu Trans harbour Link	Aprrox 20 Minutes	6 km
Nariman Point	Approx 20 Minutes	6.5 km
International Airport	Approx 30 Minutes	23 Km
Lower Parel	Approx 15 Minutes	4.5 km
Bandra Kurla Complex	Aprrox 30 Minutes	16 km
Wockhardt Hospital	Approx 1 Minute	200 mtrs
Phoenix Palladium	Approx 10 Minutes	2.5 km
Churchgate	Approx 25 Minutes	7 km



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Signature is meticulously crafted to meet the dynamic needs of modern businesses, offering a prime location that blends unparalleled connectivity with convenience making it the perfect destination for forward-thinking professionals.

An Office Where You Belong

Close, Connected, Convenient

*Artistic Impression

Floor Plans

Each floor of the business landmark has stylishly appointed lobbies and a range of bare-shell layouts that can be outfitted and combined to suit your needs. These spaces are designed to match your potential, not the size of your operation.



Ground Floor *Plan*

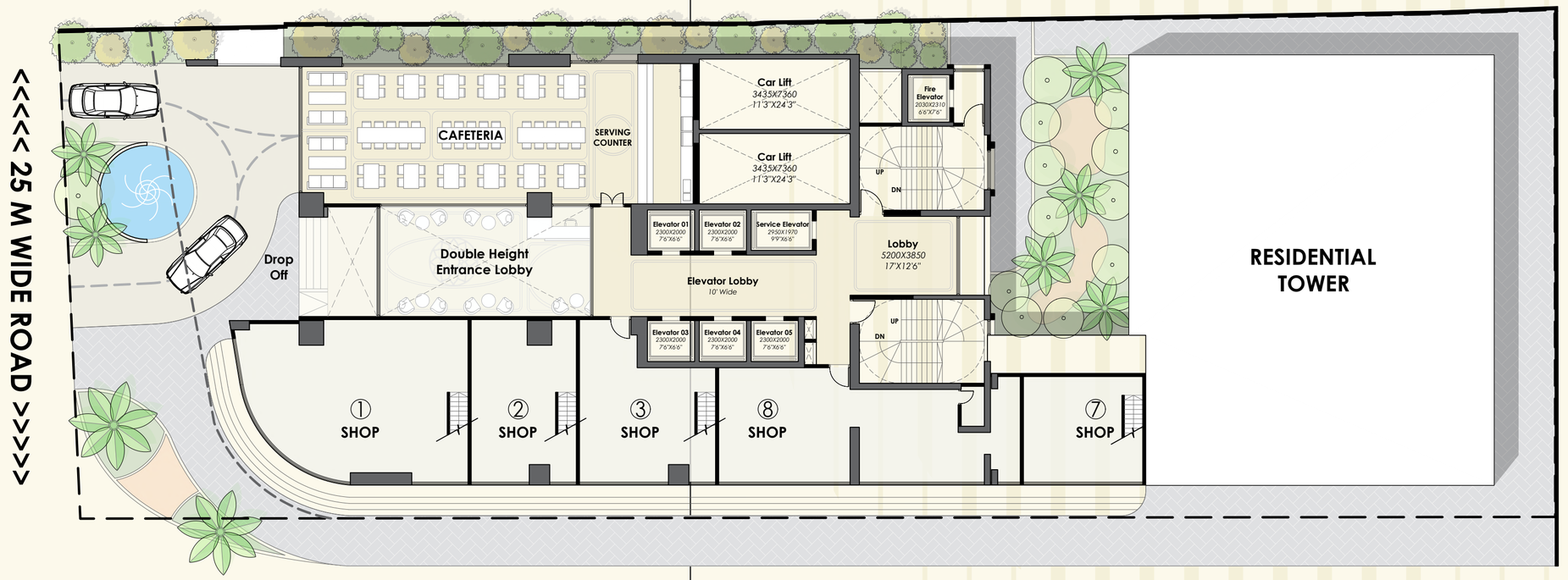


0 1M 2.5M 5M 10M 20M

N W E S

Disclaimer : Floor plans are indicative and subject to change. All dimensions are approximate and may vary during construction.

First Floor *Plan*



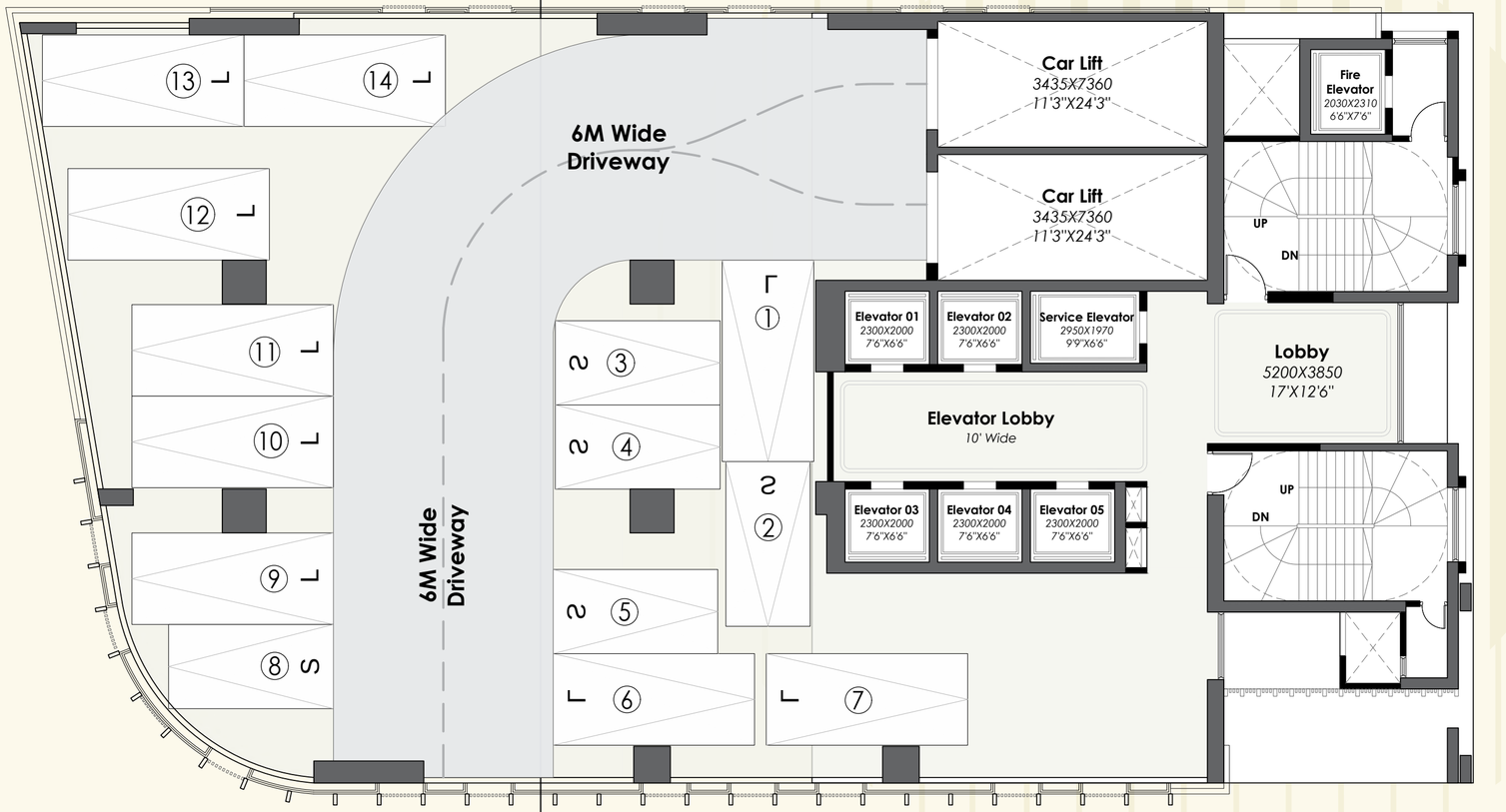
<<<<< 12 M WIDE ROAD >>>>>

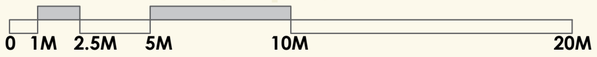
0 1M 2.5M 5M 10M 20M

N E W S

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Podium Parking *Plan*



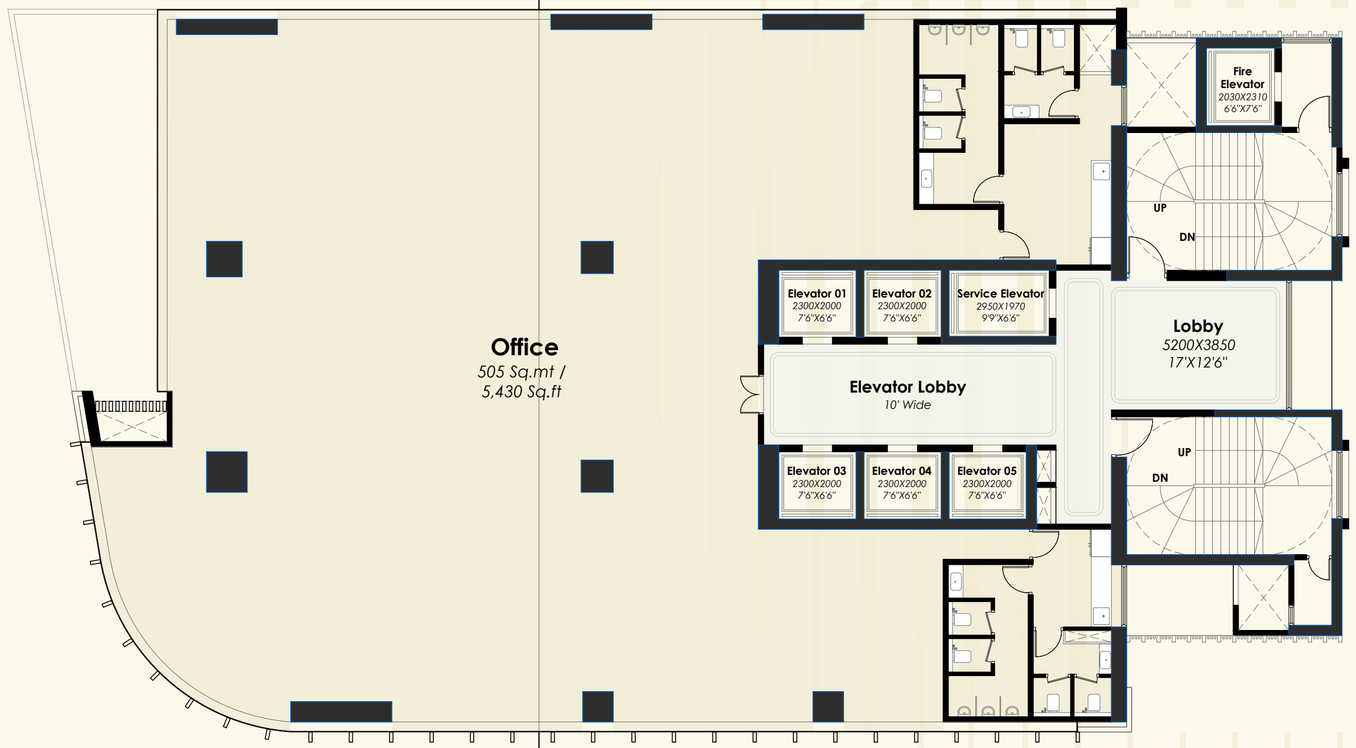


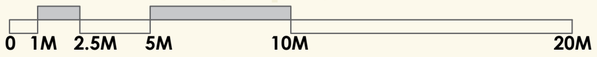


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Unit / Floor

(Option 1)



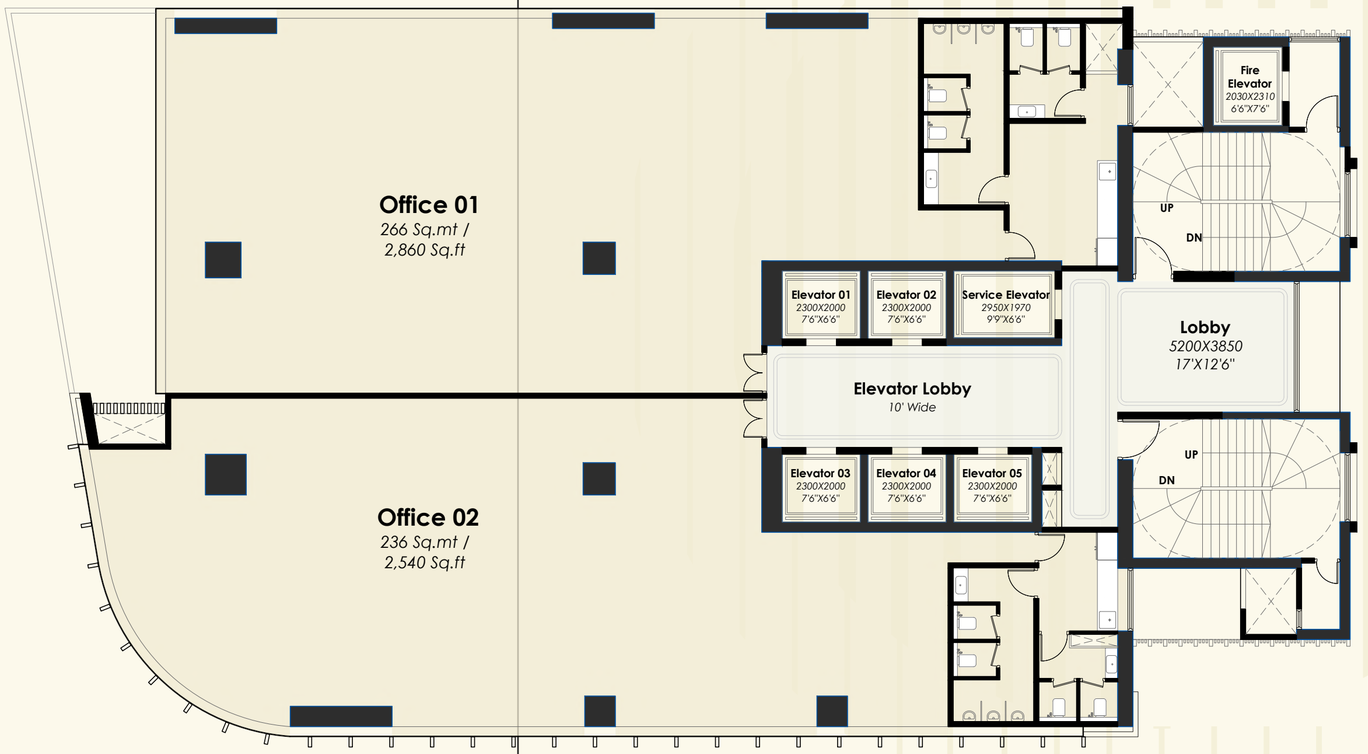


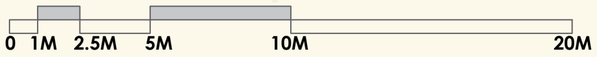


Disclaimer : Floor plans are indicative and subject to change. All dimensions are approximate and may vary during construction.

2 Units / Floor

(Option 2)







Disclaimer : Floor plans are indicative and subject to change. All dimensions are approximate and may vary during construction.

Bringing to life the only

Business Landmark

in the thriving residential haven

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Rubberwala Housing & Infrastructure Ltd., with decades of expertise, is a trailblazer in the Mumbai real estate sector. Known for its relentless pursuit of excellence and innovative approach, Rubberwala has consistently delivered landmark residential and commercial projects that redefine the city's skyline. A company built on a legacy of quality, integrity, and vision, Rubberwala continues to shape the future of urban living with every development.

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AVA Group, with over a decade of experience, has rapidly established itself as a leading force in the real estate development sector. With a passion for transforming visionary concepts into architectural landmarks, AVA Group is committed to redefining the skyline with each project. Underpinned by strong values of trust, commitment, and superior quality, AVA's work continues to stand as a hallmark of modern architecture.

RUBBERWALA
building dreams

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