



MAHA RERA Registration No :



BACHRAJ LEGEND
WING ABC
P99000051433



BACHRAJ LEGEND
WING D
P99000051803

<https://maharera.mahaonline.gov.in/>

Design Architect
Kaushik Patel Architects (KPA)

Liasoning architect
Sameer R Desai

RCC Consultants
J+W Consultants

Solicitors
M.T. Miskita & Co.

Landscaping
Rahul Chitnis

SITE ADDRESS: BACHRAJ LEGEND,
S.No. 24/B/4, Opp Swami Samarth Complex, Near Peninsula Park, Virar West

ADMIN OFFICE: Bachraj Developers, Bachraj Paradise, Avenue A-3(B),
Global City, Virar West. Tel. No.: +91 84466 64724/25

CORP. OFFICE: 1st Floor, D Block, Shri Sitaram Sadan,
276/286, Shamaldas Gandhi Marg, Princess Street, Mumbai - 400 002

 **+91 7666 450 450**



bachraj
LEGEND

1, 2 & 3 BHK PREMIUM HOMES



FROM THE REALMS OF DREAMS...
TO GRAND REALITY!



We are first generation real estate developers, at the forefront of the real estate growth story in the burgeoning western suburbs of Mumbai. "There is no place like home" is an adage we adopt as the very heart and soul of our development projects. Our work which mirrors our ethos reflected in all our projects.

Bachraj Developers is a family held concern, where ownership's involvement has given the business the right blend of personal touch and modern leanings. Our personal touch can be seen all aspects of our business, right from the materials we hand pick for our construction sites to the emphasis establishing a personal rapport with our clients. We are the perfect blend of the traditional and the modern, with our professionally qualified partners with experience in construction and law and our highly experienced team of Architects, Engineers, Legal and Tax Advisors and Interior designers.

COMPLETED PROJECTS



Bachraj Landmark



Bachraj Residency



Bachraj Lifespace



Bachraj Paradise



Bachraj Avenue



Winner of Times Realty Icons 2016



Winner of Times Real Estate Icon 2022-2023



14
YEARS OF
EXPERIENCE



1,518
HAPPY
FAMILIES



11,50,000
SQ.FT. DEVELOPED

The Best Reasons To Invest in Virar, Mumbai

Virar, part of Palghar district; is a city where the quintessentially rural and the modern urban, co-exist. It is a fledging business district; which is well connected to Mumbai city by roads and rail connection, which has tremendously improved over the years. Virar is a suburb of opportunities; where horizons expand for businesses with vision, determination and the will to succeed. All the major offices and corporate houses are now moving to suburbs like Andheri, which makes areas like Borivali and Virar the first choice for home seekers, so they save time in their daily commute. In this melting pot of modern living and countryside charm, we have created a pivotal space in the real estate arena.

Our homes reflect the ethos of Virar city built for a busy modern life, yet with their own unique laid back charm.

'Affordable housing' being our mantra; we believe in taking up few projects at a time, which ensures our close involvement with all stages of these projects. Stress on quality and strict adherence to time schedules is the reason behind our success.

Therefore we are proud to say "Building dreams-brick by brick"



bachraj™
LEGEND

1, 2 & 3 BHK PREMIUM HOMES

PRISTINENESS
MEETS **POSHNESS!**

4 statuesque towers to create a life of calmness, comfort and convenience. Welcome to Bachraj Legend - a legendary lifestyle finally coming to life at the throbbing suburb of Palghar. Pulsating with energy, liveliness and vibrancy, Legend will change your perception of grandeur in Virar.

PROJECT HIGHLIGHTS



Tower A & D 19 Storeyed &
Tower B & C 20 Storeyed



Exclusive Lifestyle
Amenities



Expansive Landscaped
Podium Garden



Excellent Location
& Connectivity



Stay close to

EXCELLENCE

Bachraj Legend - truly a maverick piece of architecture, built with precision and thoughtful planning that leaves no room for anything but the ultimate. From spacious and well-ventilated apartments to lavish amenities spread in lush nature to enviable location, here is the project that redefines excellence.

With the lifelines of Mumbai - the rail infrastructure being just a stone throw away and having upcoming bullet trains and global city flyovers in the vicinity, you will enjoy the freedom to spend cherished moments with your family.

Active Comforts of Connectivity

Gurukul Pride Int. School	- 10 mts.	Vijay Vallabh Hospital	- 200 mts.
Expert Int. School	- 200 mts.	McDonald's	- 1.30 km.
St. Xavier's School	- 100 mts.	Virar Railway Station	- 1.25 km.
Muljibhai Mehta School	- 600 mts.	D Mart	- 250 mts.
Viva College	- 200 mts.	Yazoo Park	- 1.75 km.
Big Bazar	- 1.25 km.	Croma	- 1.5 km
Pantaloon	- 1.25 km.	Vijay Sales	- 1.00 km

UPCOMING INFRASTRUCTURE



Metro Rail

23 km long proposed Mumbai metro project connecting Mira Road with Virar.



Coastal Road

29.2 Km freeway connecting Marine Lines to Kandivali to Virar Via Gorai.



Bullet Train

One of Mumbai Ahmedabad High speed Bullet Train station's to be built in Virar.



MMR Ring Road

Mumbai-Trans Harbour Link Virar-Alibaug Multimodal Comidor, Vasal to Mira- Bhayandar bridge and another sea link from Versova-Virar together form a ring road in and around Mumbai city.



DMIC

A project of USD 90 Bn with financial & technical aids from Japan, covering an overall length of 1,483 km between Delhi and Mumbai





Touch the heights of
SPLNDOR

Two 19 and 20 storied towers respectively,
where your dream to live a grand life ascends
to great heights.



Open the doors to

PROMINENCE

The moment, you realize that Bachraj Legend is going to be a part of your legacy, your heart will swell with pride and joy as there couldn't be a better gift to pass on to your love ones.



Entrance Gate



Drop Off & Pickup Lobby Front

Your foray into

OPULENCE

Make a grand entry into the world of signature living and enjoy the perks of finest life.



Entrance Lobby

Upgrade
to blissful

SPAC S

Indulge yourself and your loved ones with the finest and the best lifestyle you always wanted.
Plush nature and enchanting lush interiors spread aura of opulence around you.





Ample Of Space



Fitness Track - 1.5 M Wide



Kid's Play Area



Dense Tree Plantation & Cabana Seating Area



Amphitheatre



Multi Purpose Court



Podium Garden



Fitness Track-
1.5 M Wide



Covered Pergola
Seating



Dense Tree
Plantation



Amphitheatre



Yoga And
Meditation Lawn



Kid's Swings



Kid's Play Area



Senior Citizen's
Corner



Multi Functional
Lawn



Adult's Swings



Pool Football



Bench



Buddha Statue



Stage



Ludo Board /
Snake And Ladder



Garden Swings



Party Seating-sky
Lounge



Activity Corner-
Sky Lounge



Chitchat Corner



Hop Scotch



Senior Citizen's
Lounge-sky Lounge



Readers Corner-
Sky Lounge



Acupressure
Pathway



Date Palms



Multi Purpose
Court



Seating For
Spectators



Flower Garden



Seating Plaza



Seating Below Pergola



Flag Point



Fragrant Plants



Gymnasium



Indoor Games



Yoga /
meditation Space



Library /
Co-Working Space



Best Ambience &
Lighting



Maximum
Open Spaces



Well Ventilated
Apartments



2 Side
Open Road



Ample of
Space

Ambience that invites absolute

SERENITY

In the chaotic and fast-paced life, steal some moments of bliss to find the peace within with our special self-rejuvenation themed amenities.



Gymnasium



Indoor Games



Lounge Area

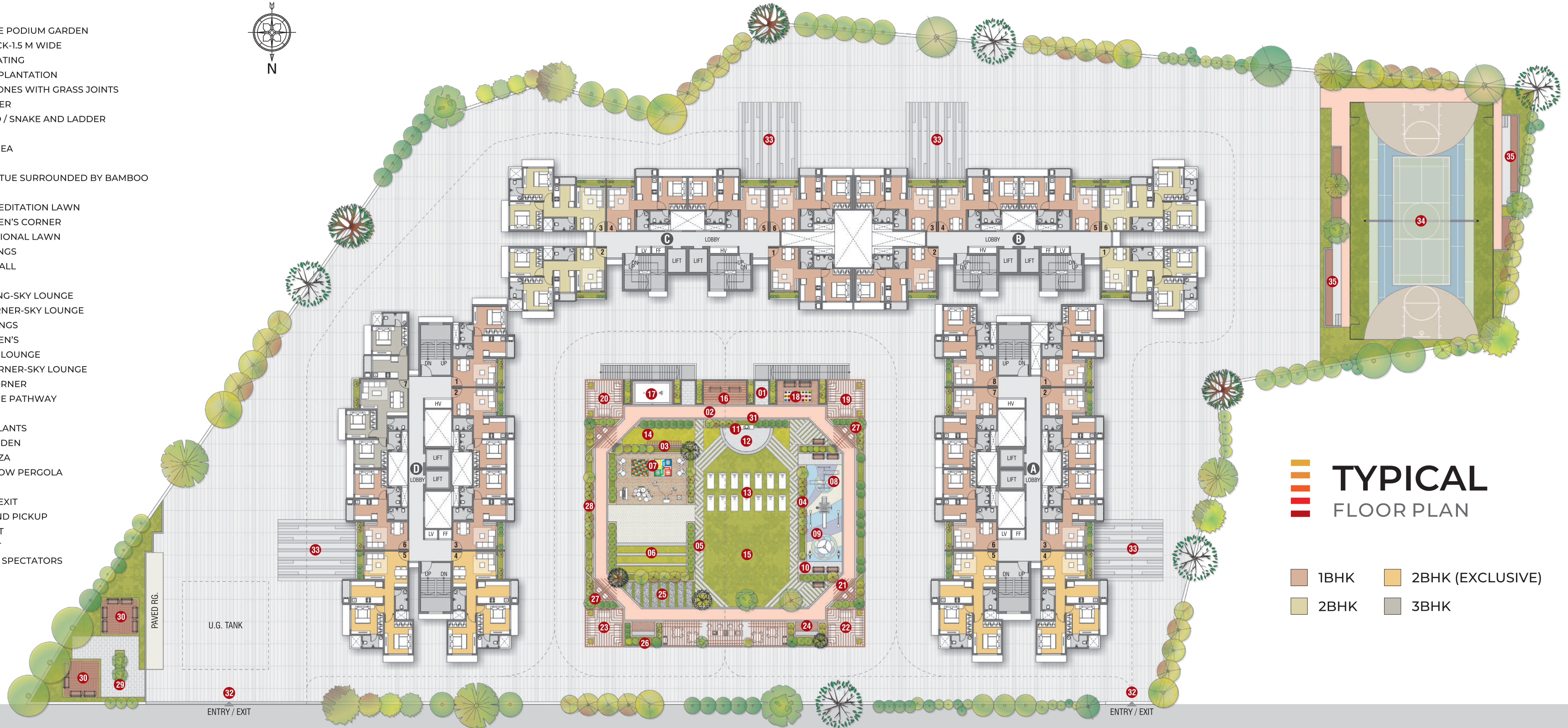
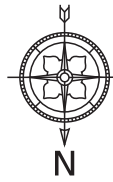


Banquet Hall

20 M. WIDE D.P. ROAD

LEGEND

- 01 ENTRY TO THE PODIUM GARDEN
- 02 FITNESS TRACK-1.5 M WIDE
- 03 PERGOLA SEATING
- 04 DENSE TREE PLANTATION
- 05 STEEPING STONES WITH GRASS JOINTS
- 06 AMPHITHEATER
- 07 LUDO BOARD / SNAKE AND LADDER
- 08 KID'S SWINGS
- 09 KID'S PLAY AREA
- 10 BENCH
- 11 BUDDHA STATUE SURROUNDED BY BAMBOO
- 12 STAGE
- 13 YOGA AND MEDITATION LAWN
- 14 SENIOR CITIZEN'S CORNER
- 15 MULTI FUNCTIONAL LAWN
- 16 ADULT'S SWINGS
- 17 POOL FOOTBALL
- 18 HOP SCOTCH
- 19 PARTY SEATING-SKY LOUNGE
- 20 ACTIVITY CORNER-SKY LOUNGE
- 21 GARDEN SWINGS
- 22 SENIOR CITIZEN'S LOUNGE-SKY LOUNGE
- 23 READERS CORNER-SKY LOUNGE
- 24 CHITCHAT CORNER
- 25 ACUPRESSURE PATHWAY
- 26 DATE PALMS
- 27 FRAGRANT PLANTS
- 28 FLOWER GARDEN
- 29 SEATING PLAZA
- 30 SEATING BELOW PERGOLA
- 31 FLAG POINT
- 32 SITE ENTRY / EXIT
- 33 DROP OFF AND PICKUP LOBBY FRONT
- 34 MULTI COURT
- 35 SEATING FOR SPECTATORS



TYPICAL FLOOR PLAN

- 1BHK
- 2BHK (EXCLUSIVE)
- 2BHK
- 3BHK

20 M. WIDE D.P. ROAD

ENTRY / EXIT

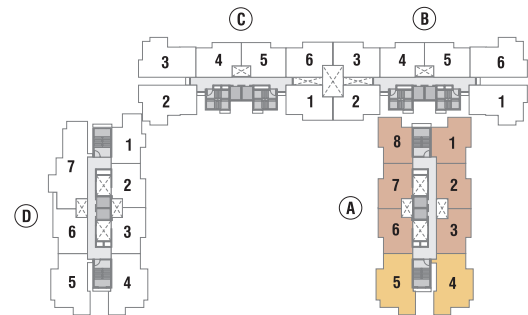
ENTRY / EXIT



1 & 2 BHK TYPICAL UNIT PLAN

1ST To 19TH FLOOR PLAN
TYPE-1

1 BHK	
Carpet Area	402.14 Sq.Ft.
Dry Yar & Flower Bed	41.44 Sq.Ft.
Total Carpet Area	443.58 Sq.Ft.
2 BHK (EXCLUSIVE)	
Carpet Area	585.67 Sq.Ft.
Dry Yar & Flower Bed	42.52 Sq.Ft.
Total Carpet Area	628.19 Sq.Ft.



WING-A

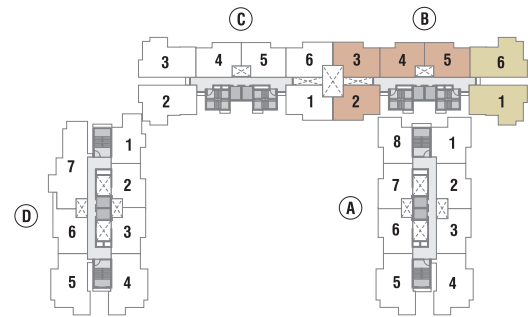
1 & 2 BHK

TYPICAL UNIT PLAN

1ST To 20TH FLOOR PLAN
TYPE-2



1 BHK	
Carpet Area	402.14 Sq.Ft.
Dry Yar & Flower Bed	37.24 Sq.Ft.
Total Carpet Area	439.39 Sq.Ft.
2 BHK	
Carpet Area	539.28 Sq.Ft.
Dry Yar & Flower Bed	37.24 Sq.Ft.
Total Carpet Area	576.52 Sq.Ft.



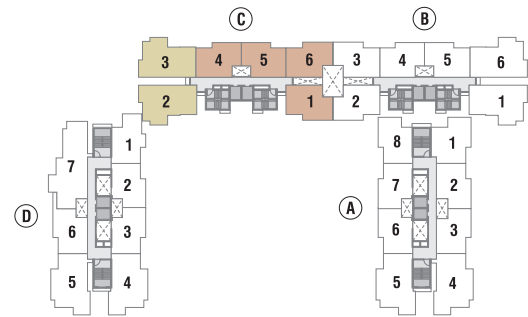
WING-B



1 & 2 BHK
TYPICAL UNIT PLAN

1ST To 20TH FLOOR PLAN
TYPE-3

1 BHK	
Carpet Area	402.14 Sq.Ft.
Dry Yar & Flower Bed	37.24 Sq.Ft.
Total Carpet Area	439.39 Sq.Ft.
2 BHK	
Carpet Area	539.28 Sq.Ft.
Dry Yar & Flower Bed	37.24 Sq.Ft.
Total Carpet Area	576.52 Sq.Ft.



WING-C

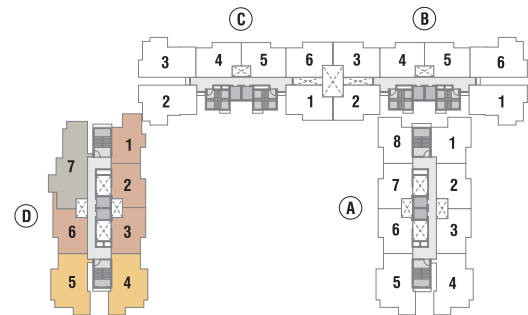


1, 2 & 3 BHK

TYPICAL UNIT PLAN

1ST To 19TH FLOOR PLAN
TYPE-4

1 BHK	
Carpet Area	402.14 Sq.Ft.
Dry Yar & Flower Bed	41.33 Sq.Ft.
Total Carpet Area	443.48 Sq.Ft.
2 BHK (EXCLUSIVE)	
Carpet Area	585.67 Sq.Ft.
Dry Yar & Flower Bed	42.19 Sq.Ft.
Total Carpet Area	627.86 Sq.Ft.
3 BHK	
Carpet Area	744.12 Sq.Ft.
Dry Yar & Flower Bed	44.35 Sq.Ft.
Total Carpet Area	788.46 Sq.Ft.

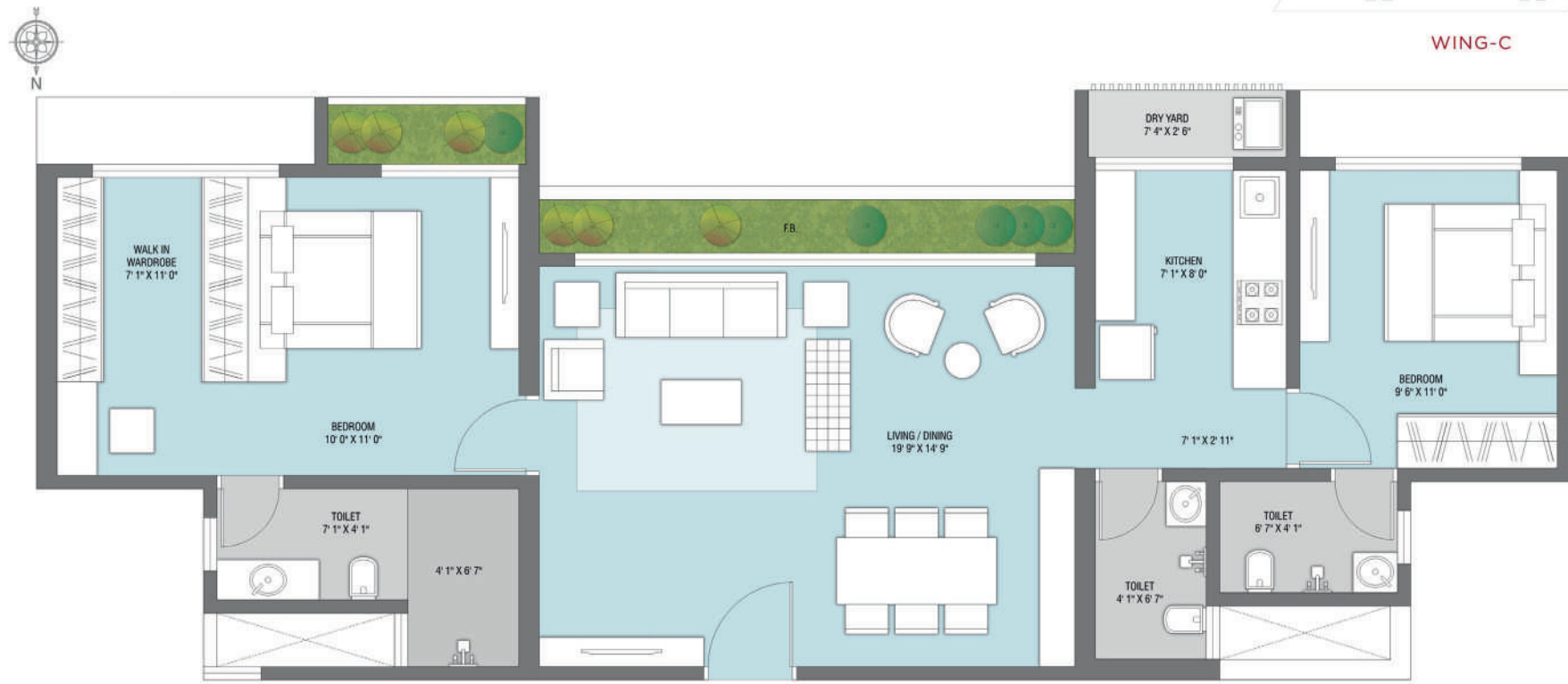


WING-D



1+1 BHK
JODI FLOOR PLAN
 TYPE-2

FLAT NO.	CARPET AREA [SQ FT]	DRY YARD & FLOWER BED [SQ FT]	TOTAL CARPET AREA [SQ FT]
5/6	813.44	83.53	896.96



2+2 BHK
JODI FLOOR PLAN
 TYPE-1

FLAT NO.	CARPET AREA [SQ FT]	DRY YARD & FLOWER BED [SQ FT]	TOTAL CARPET AREA [SQ FT]
3/4	950.57	83.53	1034.10

