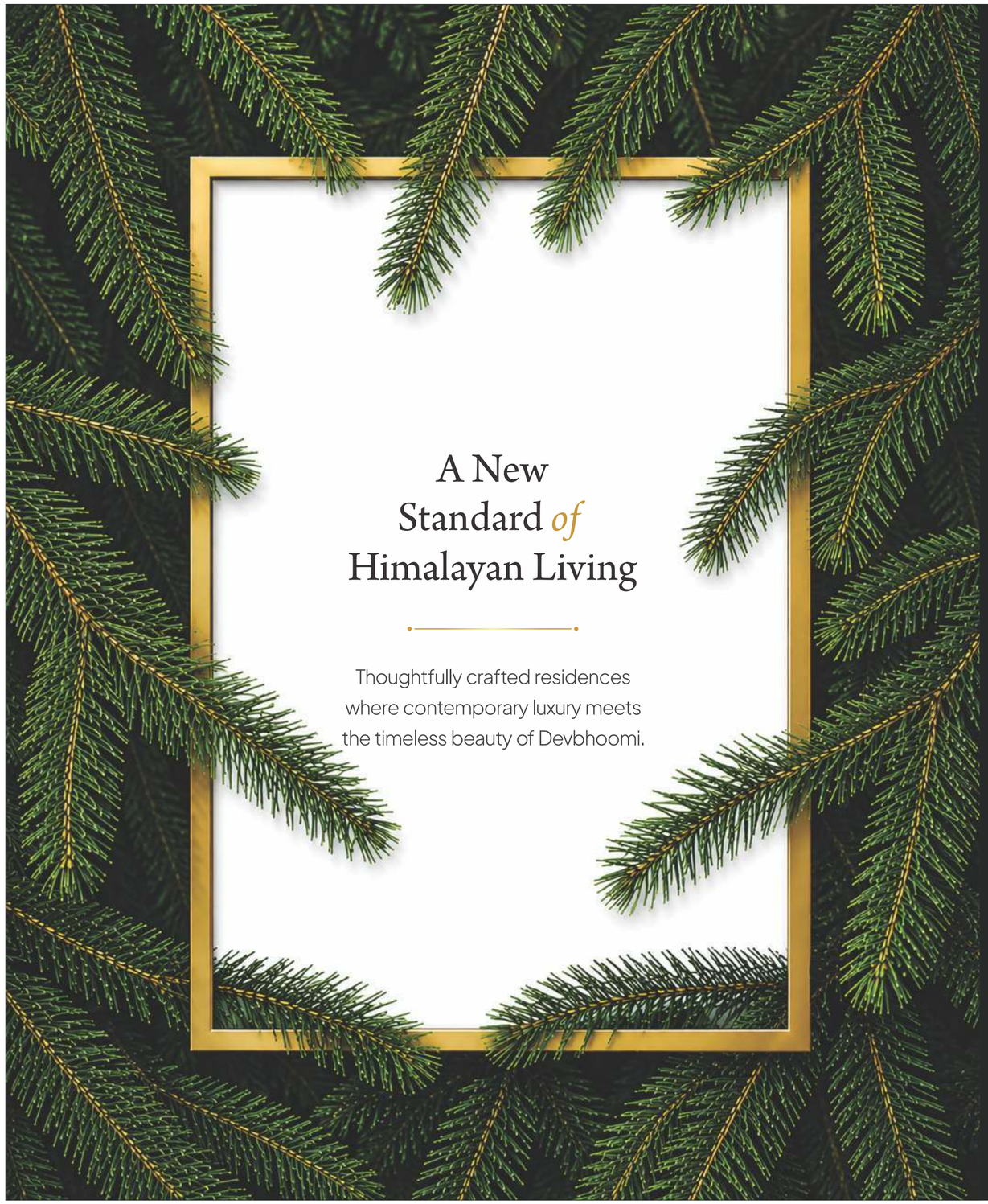
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www.belvoirhills.com

BELVOIR HILLS

Blossom with a Scenic View





A New Standard *of* Himalayan Living

Thoughtfully crafted residences where contemporary luxury meets the timeless beauty of Devbhoomi.

Every Great Life Deserves a Great Address

A Landmark Address
Crafted for Generations.

Belvoir Hills rises in a setting where growth, seamless connectivity, and natural beauty come together to shape a new benchmark of luxury living in the lap of mother nature. More than a place to reside, it is an address that reflects ambition, elegance, and a future filled with possibilities.

TIMELESS ARCHITECTURE

Modern Apartments & Premium Cottages

A Signature Collection of Premium Residences in the Heart of **Dev Bhoomi** Himachal Pradesh.

Elegant Spaces.

Enduring Impressions.



A Private Retreat, Crafted for Elevated Living

Private Living | Panoramic Views
Contemporary Design



Thoughtfully designed for those who value privacy, comfort, and connection with nature. Experience spacious interiors, contemporary architecture, and serene mountain surroundings in a home that feels truly your own.

Nestle in the Bosom of the Himalayas

Live. Breathe. Belong.



From beautifully crafted apartments to exclusive premium cottages, discover a collection of residences where every detail is designed for comfort, elegance, and effortless living.

CLUB HOUSE

THE SOVEREIGN CLUB

A Configuration of
Leisure and Luxury



- Banquet Kitchen+Restaurant
- Cafe & Bakery
- Rooftop Bar + Micro Brewery
- All Weather Swimming Pool
- Conference room
- Kids Playing Area
- Table Tennis & Snooker
- Gym, Spa, Sauna & Steam
- Library & Reading Room
- Office Space with Work Station



LAVISH *RESTAURANT* WITH EVENT HALL

Binge your favourite cuisine and experience the warmth of amiable hospitality with the restaurant that is high-end, supreme and luxurious present in your vicinity.





ALL WEATHER *SWIMMING POOL*

Dive into the splashes of life with the all-weather swimming pool that rejuvenates your senses.



WELL-EQUIPPED MODERN *GYMNASIUM*

Strengthen your muscles with the comfort of being at home with gym space that revives your flexibility and healthier you.





AYURVEDIC *SPA AND STEAMS*

Indulge in the rejoicing authentic Ayurvedic Spa and Steams to refresh your senses with eco-meals for healthy and natural life

INDOOR *GAMES* & KID'S PLAY ZONE

Spend your day immersing into the endless fun and leisure with innumerable indoor games and spur the excitement.









CONFERENCE HALL, LIBRARY AND READING ROOM

Spaces that inspire ideas, encourage focus and bring people together. Thoughtfully crafted environments for work, learning, and meaning connections.







L'Espoir

Brew 'n' Bake

A VOYAGE TO THE LAND OF RELISHMENT

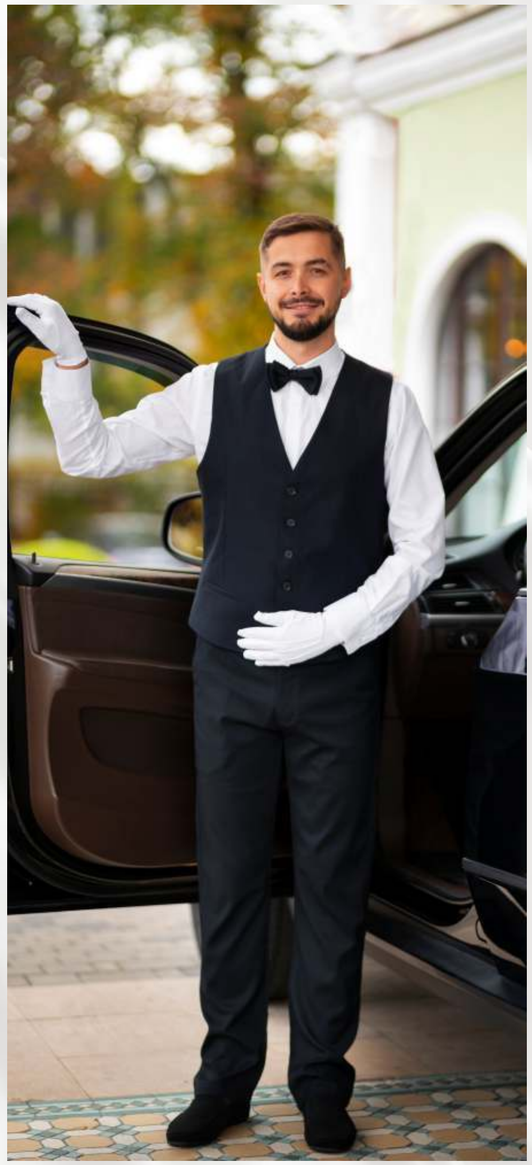
Rediscover the essence of enriching culinary experience with the unparalleled taste with an aesthetic cafe that concocts the tale of exemplary class and eclectic flavours that hails the bliss of wholesomeness.

Café • Coffee • Tea • Shakes • Beverages • Sandwiches • Desserts • Beers • Mocktails • Cocktails

AMPLE
PARKING SPACE

Allotted parking spaces with the separate parking spaces for your guests gives you freedom and rejoice to live hassle-free.





DORMITORY
SERVICE

The spacious spaces let us allot a separate dormitory for drivers other helpers that endows you with enough space and keep your privacy at topmost.

LIFESTYLE & WELLNESS AMENITIES

Independent *Splash Pool* of 6x8 Feet in Every Cottage

Splash into endless fun with a spacious swimming pool that immerse exhilaration to your evergreen moments and captures the treasurable memories

Thoughtfully Designed Spaces
for a Healthier, Happier Life



Lush Green Internal *Passages*

Lush Green Passages inter-connecting the apartments and cottages for a brisk that clasps nature nuances





Dedicated *Elderly* Spaces

Senior citizens can live peaceful and healthy life spending their quality time in the lap of mother nature



Eco-village
Living Experience

Organic farming and eco-village living with hand-on experience to live close to nature

Yoga & Meditation

Pacify your soul with the ethereal calmness by meditating in a space that bestows the solace and let you flourish with a mist of fresh air. Contemplate on inner you with a place that evokes your true Potential encompassed with a sense of tranquillity and awe-inspiring views.

BEST AIR QUALITY INDEX



UNMATCHED OUTDOOR AMENITIES

Open *Dining* Deck

Savour exquisite dining against a breathtaking backdrop, where nature, elegance, and unforgettable moments come together.

Dine Amidst Nature's Finest Views

Perfect for Memorable Moments



Amphitheater

Where every moment takes center stage. An open-air venue made for ***unforgettable celebrations***



Party Lawn

Where every celebration feels special. And every gathering becomes a memory. Party lawn ***for the cherished moments***



Barbeque Patio

Grill, Gather & Celebrate Under the Open Sky. Savour smoky flavours, great company and unforgettable mountain evenings.



Medical Emergency Care

Fully equipped ambulance available. 24 X 7 best multi speciality medical facilities.

• INTERNATIONALLY REPUTED DOCTORS • WORLD CLASS FACILITIES • BEST POSSIBLE MEDICAL CARE



Outdoor Shops

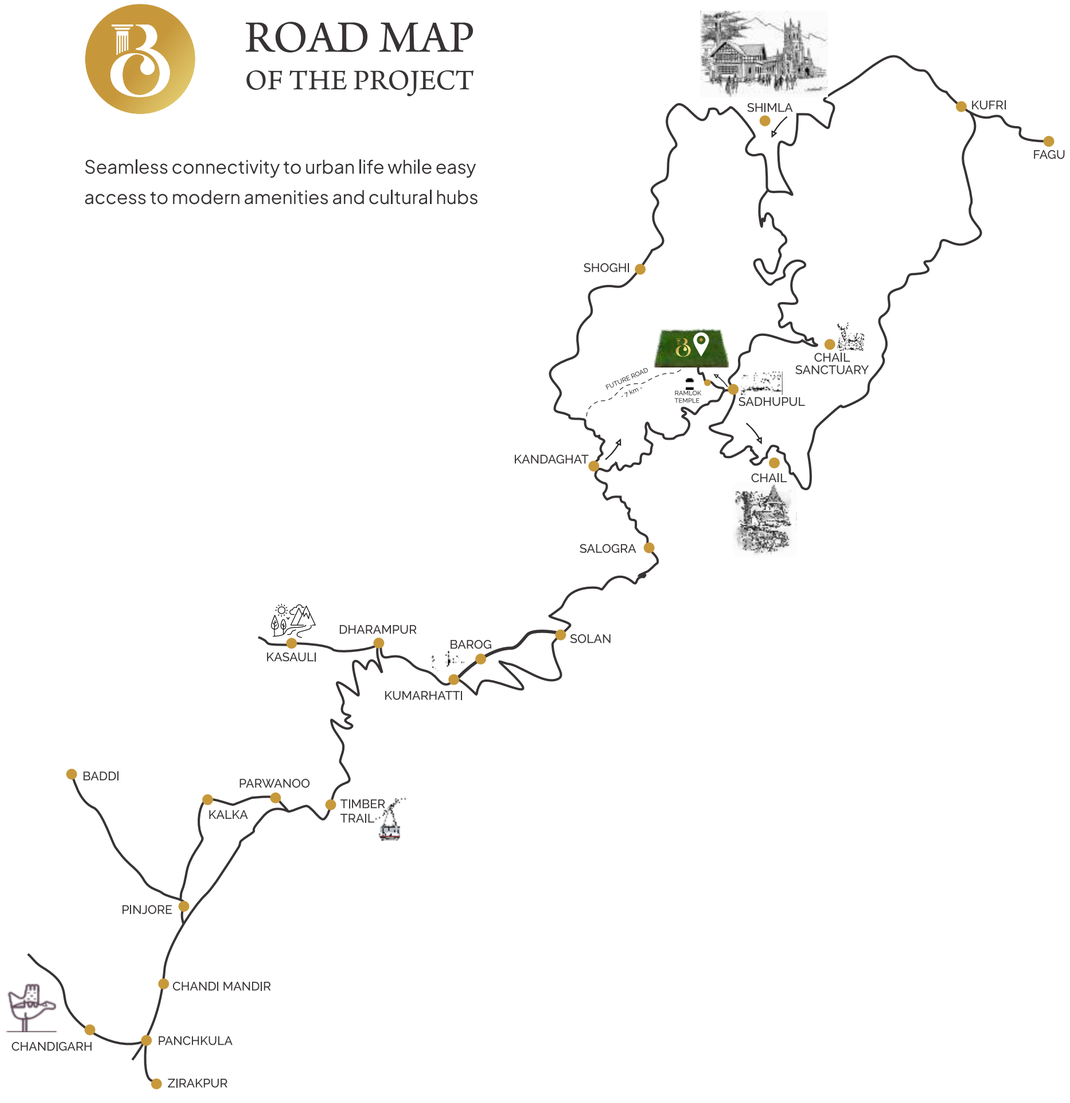
Daily needs shops available at door step. Indoor Vegetable, Grocery and Fruits Shops at walking distance from residence





ROAD MAP
OF THE PROJECT

Seamless connectivity to urban life while easy access to modern amenities and cultural hubs



- Kandaghat 12 km.
- Chail 22 km.
- Solan 24.2 km.
- Dharampur 33.3 km.
- Shimla 30.1 km.
- Kufri 43.7 km.
- Panchkula 76.3 km.
- Chandigarh 80.1 km.
- Mohali Intl. Airport 89.4 km.

Bus Stand, Govt. Hospital, DPS School, Market, Shopping Complex are in the close proximity of the project.

Big Advantage of Prime location as the project is in close proximity of famous clubs and resorts like :
• Club Mahindra Kandaghat • Deventure Hotel Kandaghat • Justta Resort Chail • ITC Tavleen Chail
• Samsara Resort Chail

The building structure approved and certified by **IIT, Guwahati,** Department of Civil Engineering.

A LOCATION SURROUNDED BY EXPERIENCES

Enjoy seamless access to nature, leisure, culture, and the region's most sought-after *DESTINATIONS*

More places to explore.
More moments to remember.

INDULGE IN LIFE WONDERS WITH A SPACE FOR EXPLORATION

SADHUPUL
20 min.

Sadhupul region is blessed with an abundance of nature, water falls, diverse and unique flora and fauna and most of all pleasant and romantic weather to enjoy while camping river side, Go on nature walks, do cycling and foot tracking near by Sadhupul Lake exploring and having intimate interaction with life itself.





PRISTINE TRANQUILLITY WITH THE SPLENDOUR OF NATURE

CHAIL
20 min.

CHAIL lies on a side road that leads off the Kalka-Shimla highway at an altitude of 2,205 meters. This was one time 'SUMMER CAPITAL' of the former princely state of Patiala. It has the oldest wildlife sanctuaries in the country, Kumbh Shiva Temple, Chail Palace, Chail Cricket Ground, Kali ka Tibba Temple, It is visited for its one-of-a-kind flora & fauna and unspoiled beautiful forests.









SOLAN
45 min.

Feel the complete bliss in a city like Solan that is few kilometers away. Discover nature's radiance with sights that behold your soul. Listen to the birds chirping, wonder about monkeys jumping, and the eye-soothing flow of waterfalls and streams. Evoke the spiritual glory with the temples that unfurl the path to enlightenment. Wonders like heritage parks and museums are just celestial to the eyes.

IMMERSE YOURSELF IN NATURE







SHIMLA
1 hour

Escape to quaint landscapes with Shimla as your nearby destination. The Heart of the Hills is no less than a dream that cuddles nature in its arms with uninterrupted views, enchanting temples, and a hill station that engulfs the magical aura of nature parcels, accompanied by ethereal places like Kasauli, Kufri, Naldera, Mashobra and engaging sightseeing activities that boost your mood and unfurl the doors of ecstasy.

ENTHRALL YOUR SENSES WITH BREATHTAKING VISUALS









JUNGA SHIMLA
1.20 hours

Junga is a quaint village in Himachal Pradesh of heritage and cultural importance. A mere 18 kms. drive away from Shimla, It is also an up-and-coming tourism destination for nature lovers and thrill-seekers alike. The landing site is a flat landscape spread over 5 acres; a small restaurant, there are cottages and camps for those who are seeking for more than just para-gliding.

SOAR ABOVE THE CLOUDS, ENJOY THRILL OF PARA-GLIDING









KUFRI
1.25 hours

Imbue the hues of nature's views with a heavenly destination like Kufri. Kufri is an enchanting location with views that delight the soul. Now embrace nature's presence with Kufri within a few kilometers and marvel at the endless creations of life with amusement park, adventure park, yak ride to para-gliding, scenic views and a zoo not to miss.

NESTLE IN THE BOSOM OF THE HIMALAYAS









A CLASS APART
PROJECT AMENITIES

A thoughtfully designed amenity-rich
lifestyle, crafted for life in the hills

Rejuvenate the Senses
with Lavish Living



Himachal Village
Life Experience
with Organic Farming



Gated Community
with CCTV camera security
system 24x7



Club House with
5 Star Hotel Premium
Amenities



Yoga, Meditation Court
and Seating Spaces



Pollution Free Atmosphere
and Noise Free Location



Private Bone Fire
Open Areas



Kids Play Area
and Family Lounge



Wide Road Approach
to Every Cottage



Individual Entry to
Each Cottage/Apartment



Independent
Swimming Pools of 6*8 feet
in every Cottage



Library Lounge Area
to sit and relax while having
quality book time



Theme Park for
Kids and Elders



Shopping Complex within
the Vicinity



Lavish Living
Room with Luxury Touch



Private Balcony
with scenic hill view
of green valley



All Cottages Facing
the Green Valley



Extensive Lawn Areas to relax
and rejuvenate in the hill side



Gaming Area for Outdoor
Sports, Leisure & Recreation



24 hours Medical Shop
and Doctor on Call



Individual Gated
Car Parking



House Keeping Services
Available 24x7



Power Backup
Facility 24 hours



Dedicated Elderly Spaces for
Stress-free leisure moments



EV Charging Facility in
Project at walk-in Distance

WHERE MOUNTAINS MEET MODERN LUXURY

A New Era of Elevated Living

Where nature, architecture, and refined living
come together to create an extraordinary address

Where Nature Inspires

Better Living



PROJECT OVERVIEW

Escape to wonderland with a site that beholds authentic charm.
Immerse yourself in a magical arena with a project spread across 3 acres of land.

Belvoir Hills is beautifully articulated and conceptualized in a presentable manner. A desirable site surrounded by enthralling views and nurturing greenery is entrancing to behold and captivating to the soul. Residing in an awe-inspiring place is a wish for many. Mediate in an area that evokes tranquillity with the dews of fresh air that revivify your body with the rhythm of novelty.

PROJECT HIGHLIGHTS

1,55,000 Sq. Ft.*
of planned
construction

5000 – 5500 Ft.*
altitude for the most amazing
view and weather

PROJECT AREA
6.5 Acres approx.

PHASE 1
3.5 Acres Approved

APARTMENTS
710 to 2800 Sq. Ft.

DUPLEX COTTAGE
2600 to 3500 Sq. Ft.

INDEPENDENT VILLAS
2000 to 3000 Sq. Ft.

AIR QUALITY INDEX
25 to 45

*Approximate figures



STUDIOS & 1/2 BHK
APARTMENTS

2/3 BHK
DUPLEX COTTAGES

2/3 BHK
INDEPENDENT VILLAS

3 + 1 BHK
INDEPENDENT FLOORS

All Cottages are Valley Facing
Let hills be your companion while enjoying an experience of heavenly living

Urban Amenities
Relish the resort style living with high-end amenities that reinvent comfort and luxury

Gated Community
Upgraded lifestyle of ease and eternity with high-end security measures



SITE PLAN

Strategically located
amidst active green zone

LEGEND

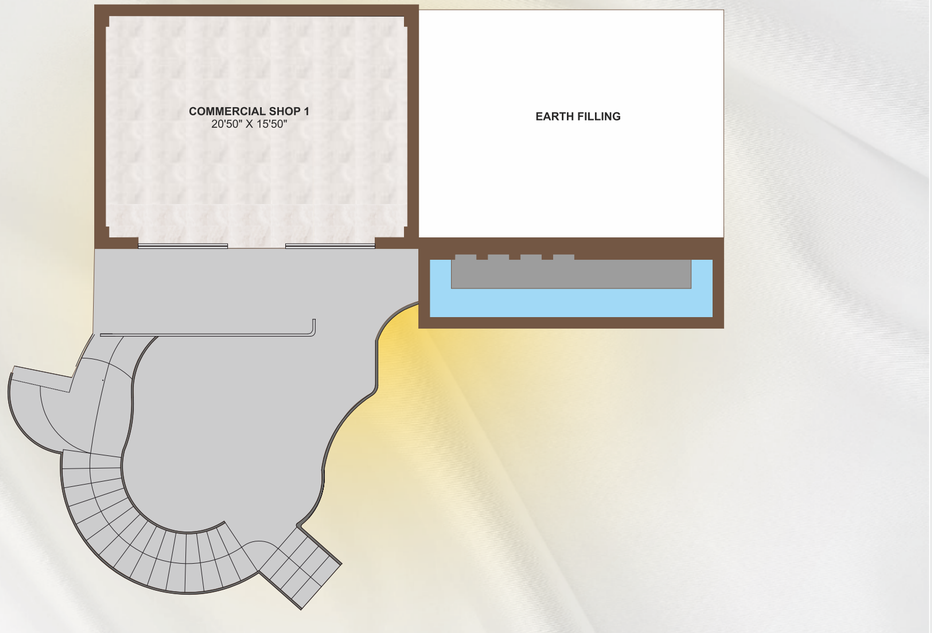
1. Entry / Exit
2. Check Point
3. Arrival Court
4. Water Feature
5. Internal Road
6. Parking
7. Yoga Park
8. Kid's Play Area
9. Outdoor Pool
10. Party Lawn
11. Fruit Orchard
12. Club House
13. Bird Watching Deck
14. Botanical Garden
15. Meditation Court
16. Barbeque Pits
17. Link Road
18. Club House Entry
19. Step Garden



Commercial

GROUND FLOOR PLAN - **BLOCK 1**



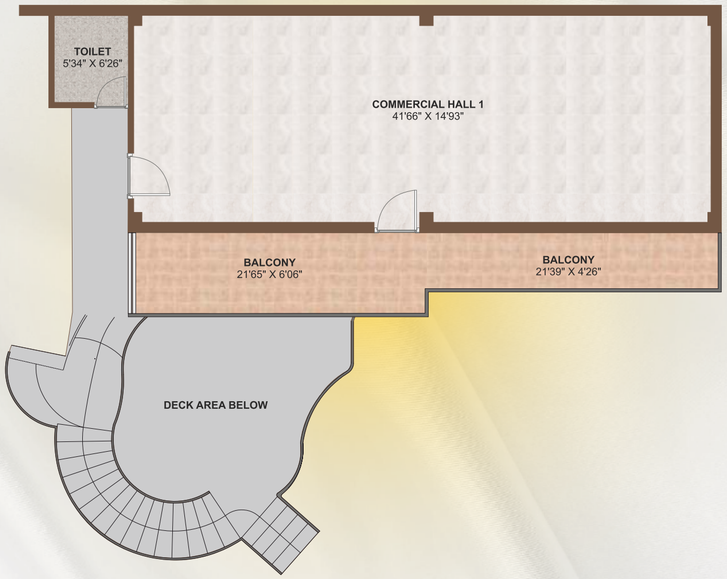


Super Area : 498.37 Sq.Ft.

Commercial

FIRST FLOOR PLAN - **BLOCK 1**



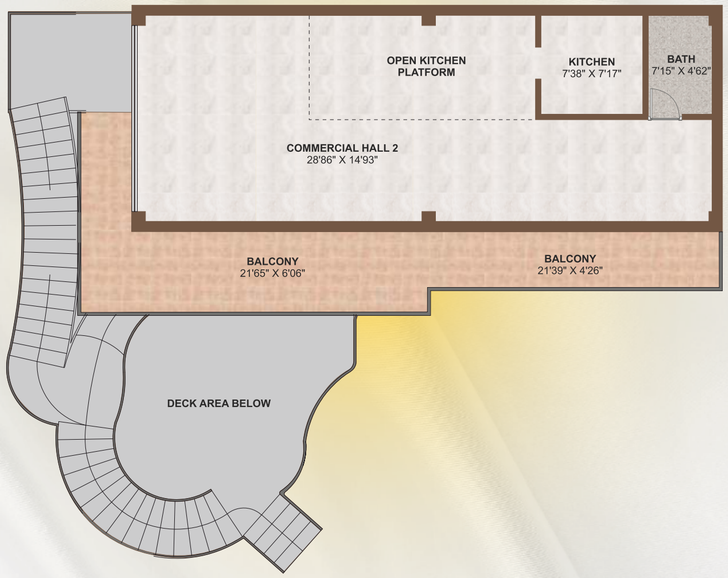


Super Area : 968.00 Sq.Ft.

Commercial

SECOND FLOOR PLAN - **BLOCK 1**



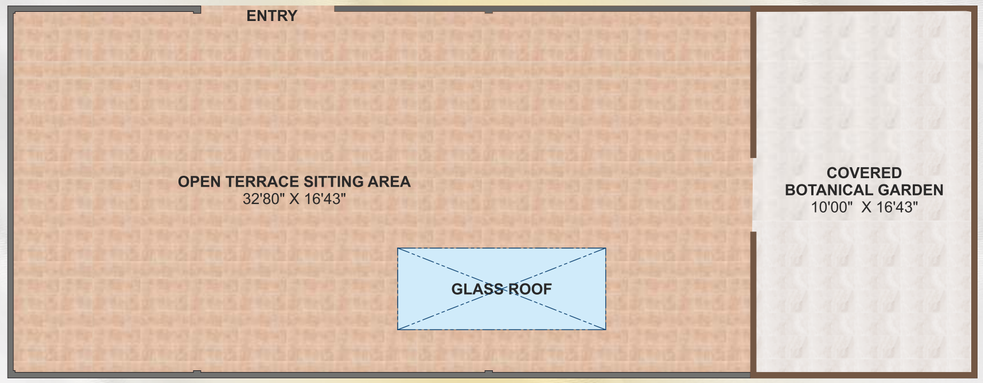


Super Area : 1014.06 Sq.Ft.

Commercial

THIRD FLOOR PLAN - **BLOCK 1**





Super Area : 703.75 Sq.Ft.





Single Studio

FLOOR PLAN - **BLOCK 2**





BLOCK 2	CARPET AREA	BALCONY AREA	COMMON AREA	WALL AREA	TOTAL AREA	CLUB AREA	SUPER AREA
STUDIO	333.36	70.07	145.96	51.02	600.41	110.44	710.85

**All the dimensions mentioned are in Sq.ft.

Single - 1 BHK

FLOOR PLAN - **BLOCK 2**





BLOCK 2	CARPET AREA	BALCONY AREA	COMMON AREA	WALL AREA	TOTAL AREA	CLUB AREA	SUPER AREA
1 BHK	644.00	158.55	291.92	106.35	1200.82	110.44	1311.26

**All the dimensions mentioned are in Sq.ft.



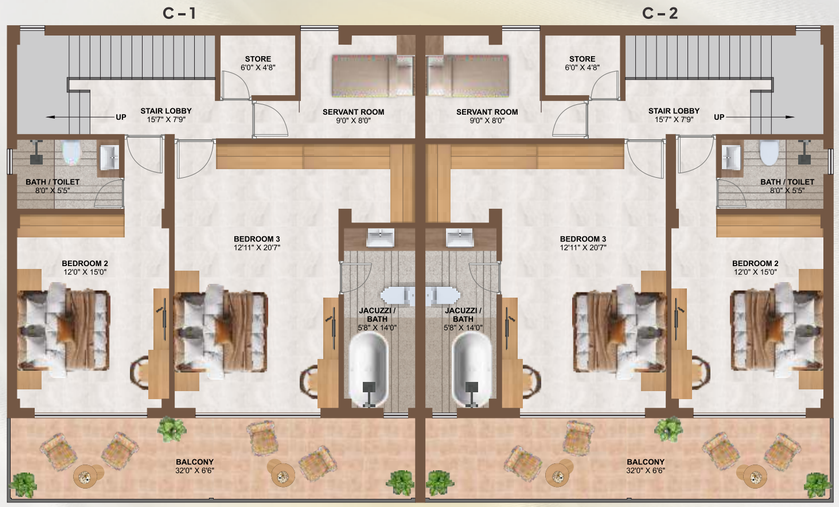



BLOCK-3

Duplex Cottages - 3 BHK

GROUND FLOOR PLAN - **BLOCK 3**





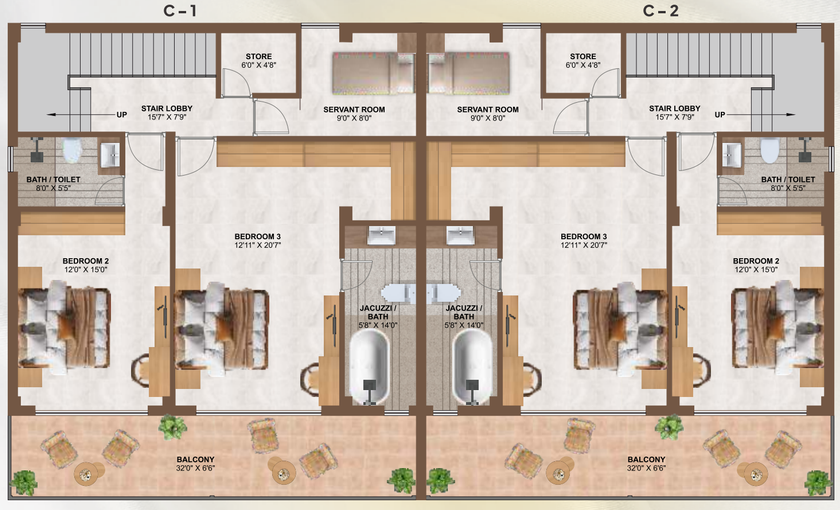
BLOCK 3	CARPET AREA	BALCONY AREA	COMMON AREA	WALL AREA	TOTAL AREA	CLUB AREA	SUPER AREA
GROUND FLOOR	1661.73	420.44	93.97	251.12	2427.26	110.44	2537.70

**All the dimensions mentioned are in Sq.ft.

Duplex Cottages - 3 BHK

FIRST FLOOR PLAN - **BLOCK 3**





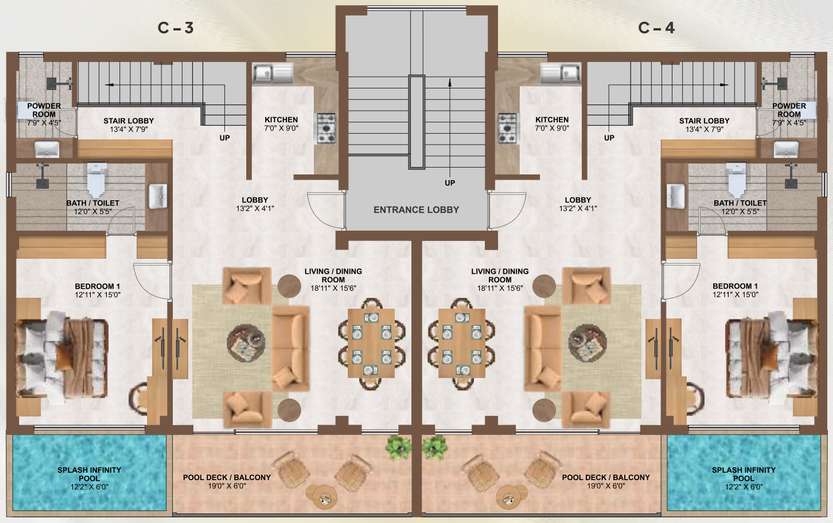
BLOCK 3	CARPET AREA	BALCONY AREA	COMMON AREA	WALL AREA	TOTAL AREA	CLUB AREA	SUPER AREA
FIRST FLOOR	1661.73	420.44	93.97	251.12	2427.26	110.44	2537.70

**All the dimensions mentioned are in Sq.ft.

Duplex Cottages - 3 BHK

THIRD FLOOR PLAN - **BLOCK 3**





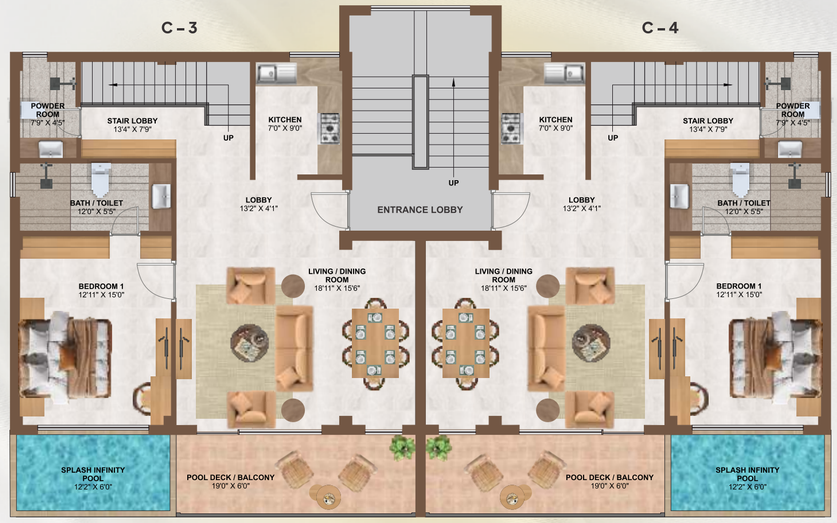
BLOCK 3	CARPET AREA	BALCONY AREA	COMMON AREA	WALL AREA	TERRACE AREA	TOTAL AREA	CLUB AREA	SUPER AREA
THIRD FLOOR	1661.73	420.44	93.97	251.12	559.72	2986.98	110.44	3097.42

**All the dimensions mentioned are in Sq.ft.

Duplex Cottages - 3 BHK

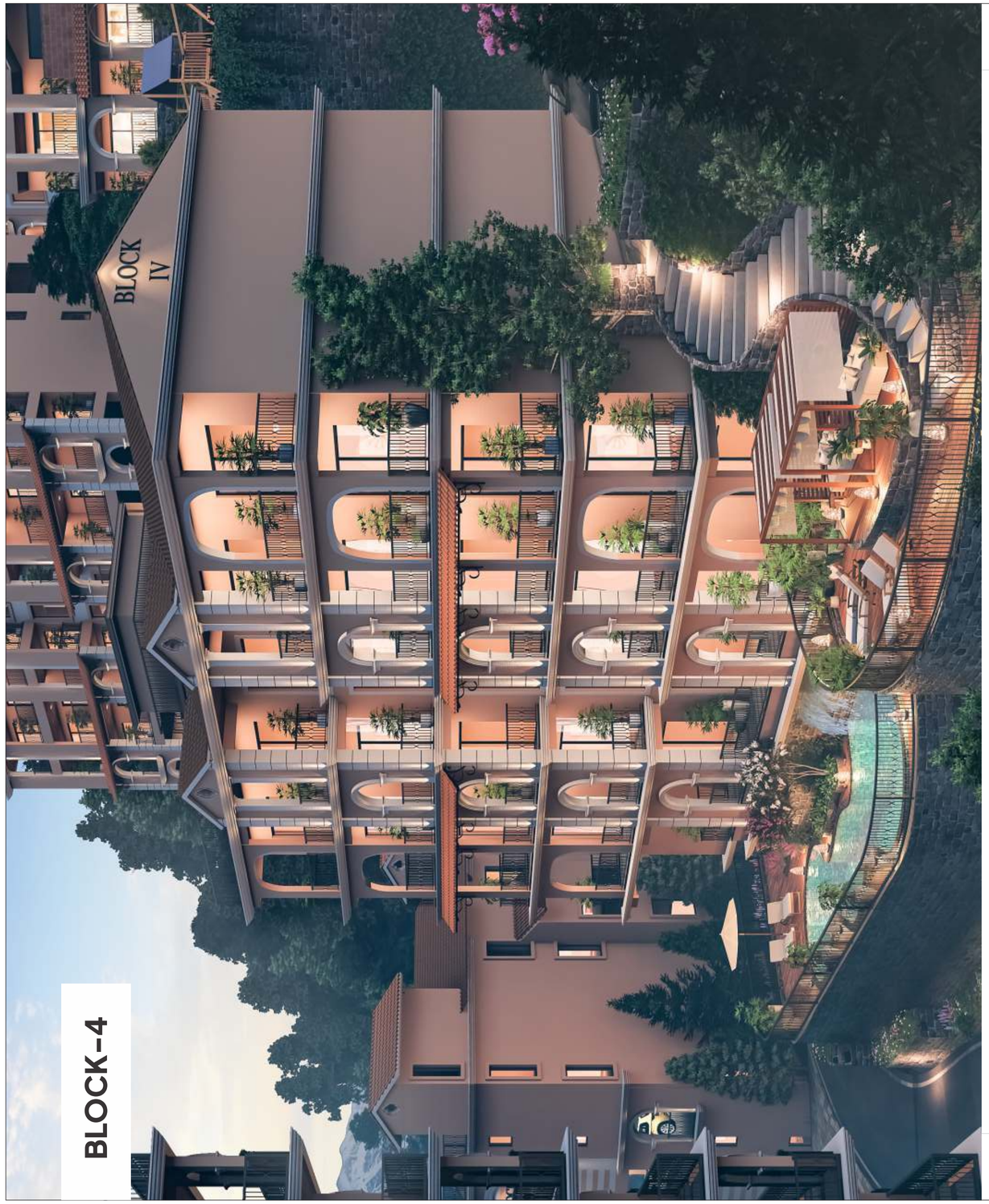
FOURTH FLOOR PLAN - **BLOCK 3**





BLOCK 3	CARPET AREA	BALCONY AREA	COMMON AREA	WALL AREA	TERRACE AREA	TOTAL AREA	CLUB AREA	SUPER AREA
FOURTH FLOOR	1661.73	420.44	93.97	251.12	559.72	2986.98	110.44	3097.42

**All the dimensions mentioned are in Sq.ft.



Club House

BLOCK 4

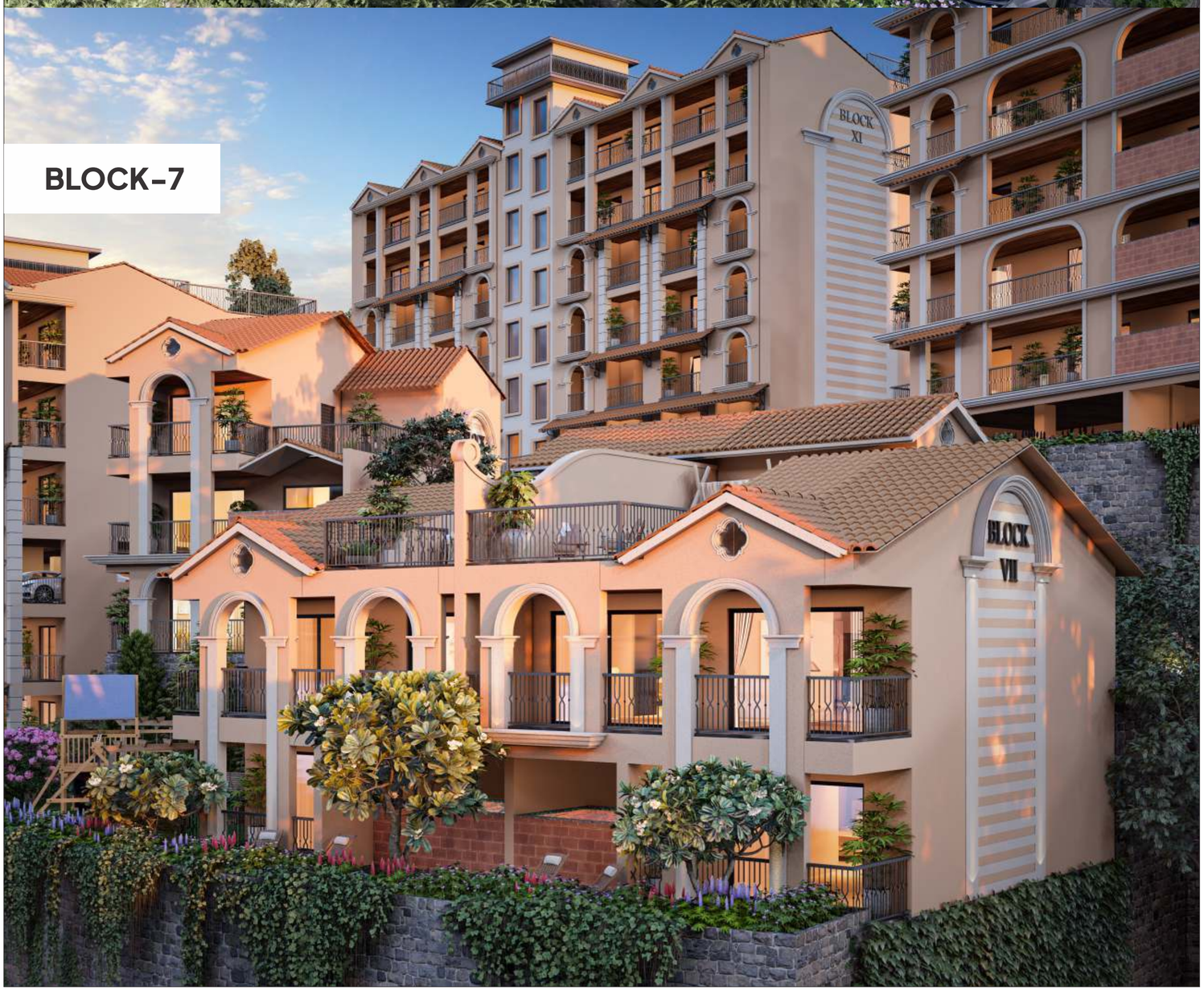







• Banquet Kitchen+Restaurant • Cafe & Bakery • Rooftop Bar + Micro Brewery• All Weather Swimming Pool
• Kids Playing Area • Table Tennis & Snooker • Gym, Spa, Sauna & Steam • Library & Reading Room
• Office Space along with Work Station • Conference room


BLOCK-5
BLOCK
V


BLOCK-7
BLOCK
XI
BLOCK
VII

Duplex Cottages - 3 BHK

GROUND FLOOR PLAN

BLOCK 5 & 7







BLOCK 5 & 7	CARPET AREA	BALCONY AREA	POOL SITTING	WALL AREA	TOTAL AREA	CLUB AREA	SUPER AREA
GROUND FLOOR	1247.32	264.79	202.58	204.19	1918.88	110.44	2029.32

**All the dimensions mentioned are in Sq.ft.

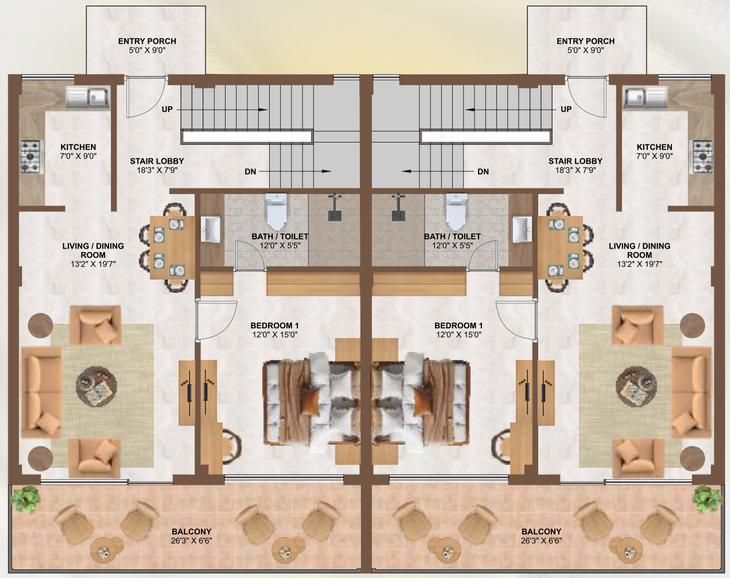
Duplex Cottages - 3 BHK

FIRST FLOOR PLAN

BLOCK 5 & 7

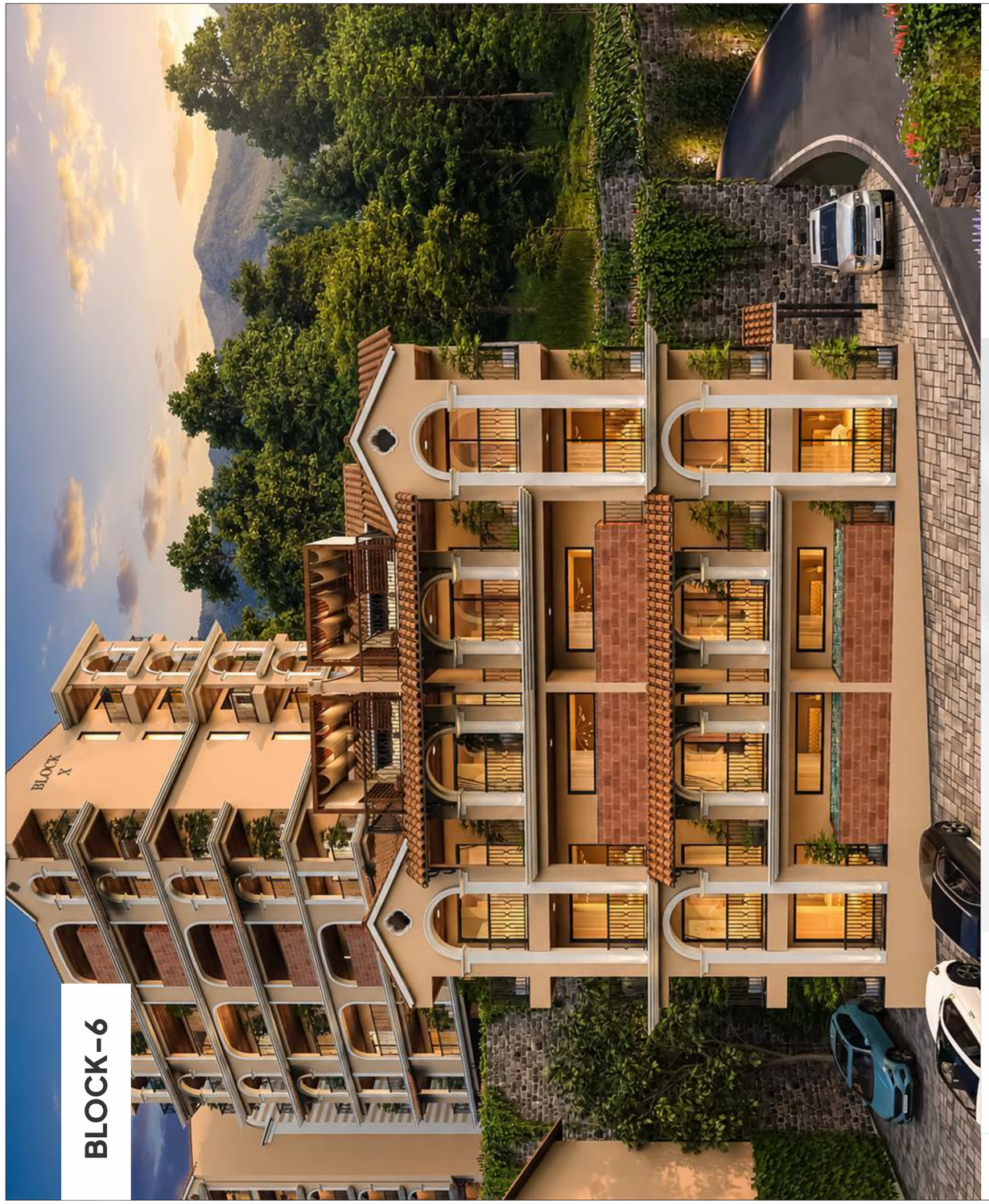






BLOCK 5 & 7	CARPET AREA	BALCONY AREA	POOL SITTING	WALL AREA	TOTAL AREA	CLUB AREA	SUPER AREA
FIRST FLOOR	1247.32	264.79	202.58	204.19	1918.88	110.44	2029.32

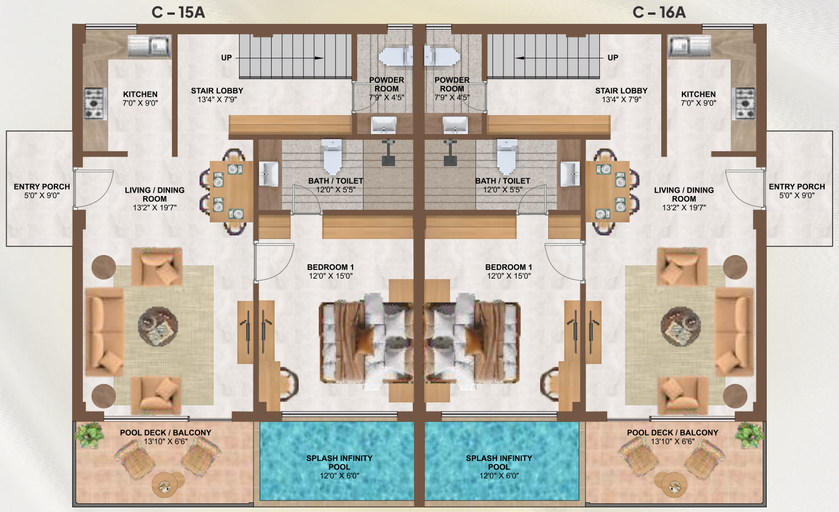
**All the dimensions mentioned are in Sq.ft.



Duplex Cottages - 3 BHK

GROUND FLOOR PLAN - **BLOCK 6**





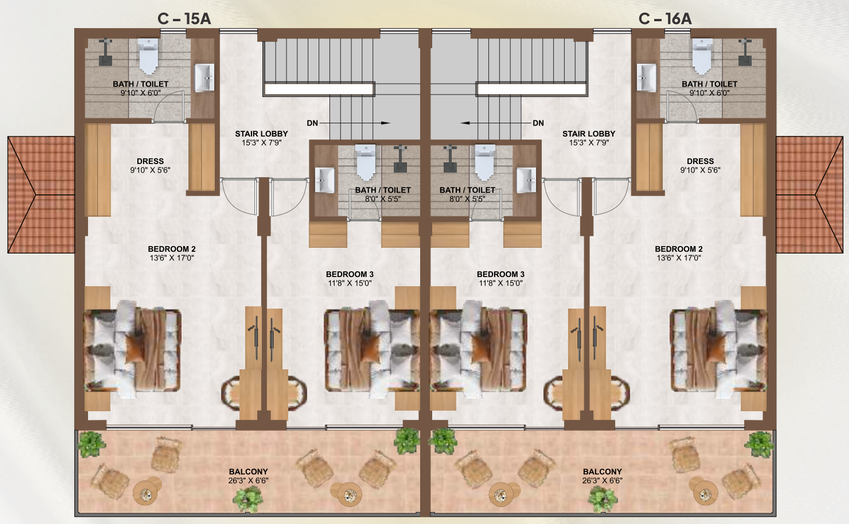
BLOCK 6	CARPET AREA	BALCONY AREA	WALL AREA	TOTAL AREA	CLUB AREA	SUPER AREA
GROUND FLOOR	1422.23	344.45	207.42	1947.10	110.44	2084.54

**All the dimensions mentioned are in Sq.ft.

Duplex Cottages - 3 BHK

FIRST FLOOR PLAN - **BLOCK 6**





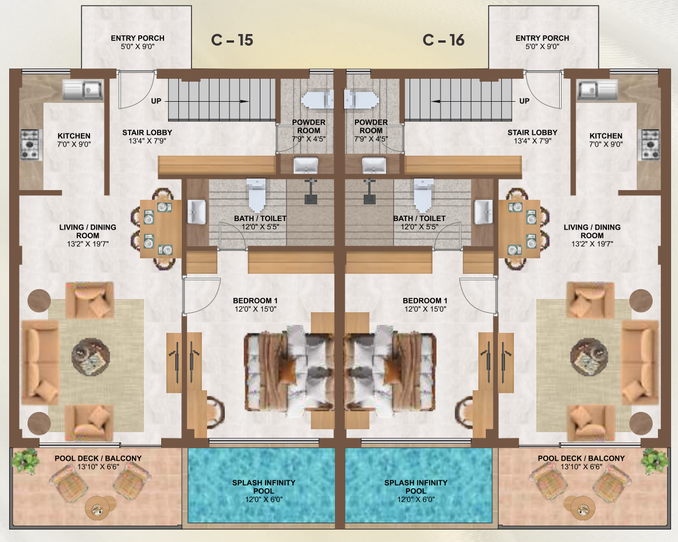
BLOCK 6	CARPET AREA	BALCONY AREA	WALL AREA	TOTAL AREA	CLUB AREA	SUPER AREA
FIRST FLOOR	1422.23	344.45	207.42	1947.10	110.44	2084.54

**All the dimensions mentioned are in Sq.ft.

Duplex Cottages - 3 BHK

SECOND FLOOR PLAN - **BLOCK 6**





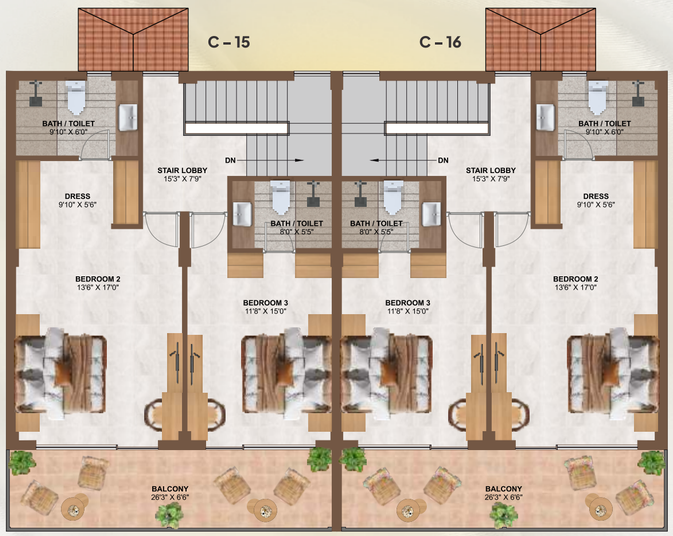
BLOCK 6	CARPET AREA	BALCONY AREA	WALL AREA	TERRACE AREA	TOTAL AREA	CLUB AREA	SUPER AREA
SECOND FLOOR	1422.23	344.45	207.42	452.08	2426.18	110.44	2536.62

**All the dimensions mentioned are in Sq.ft.

Duplex Cottages - 3 BHK

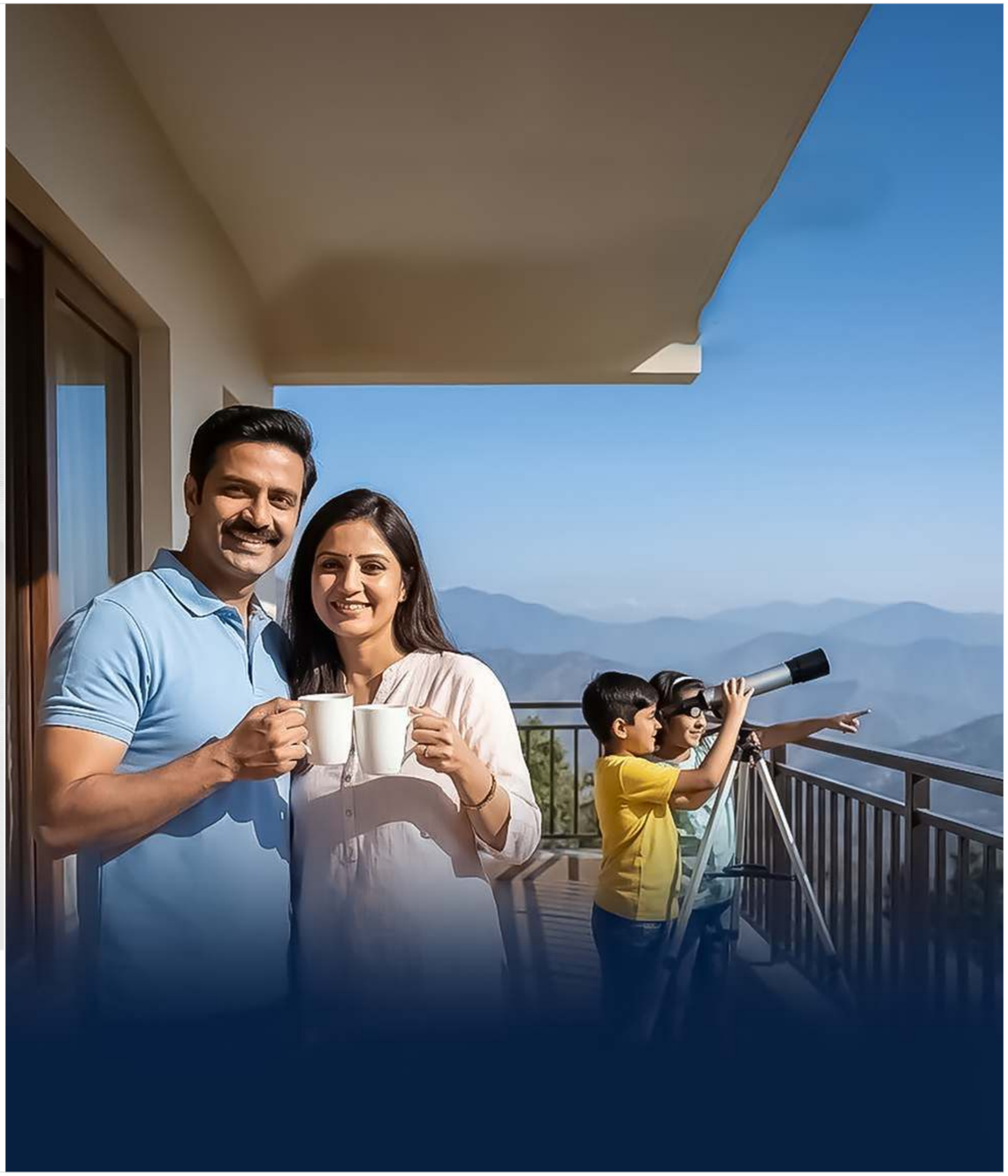
THIRD FLOOR PLAN - **BLOCK 6**





BLOCK 6	CARPET AREA	BALCONY AREA	WALL AREA	TERRACE AREA	TOTAL AREA	CLUB AREA	SUPER AREA
THIRD FLOOR	1422.23	344.45	207.42	452.08	2426.18	110.44	2536.62

**All the dimensions mentioned are in Sq.ft.

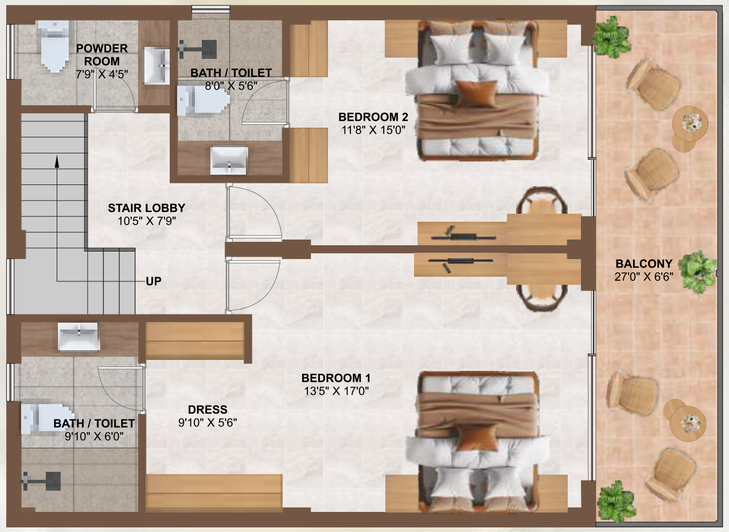




Duplex Cottages - 3 BHK

GROUND FLOOR PLAN - **BLOCK 8**





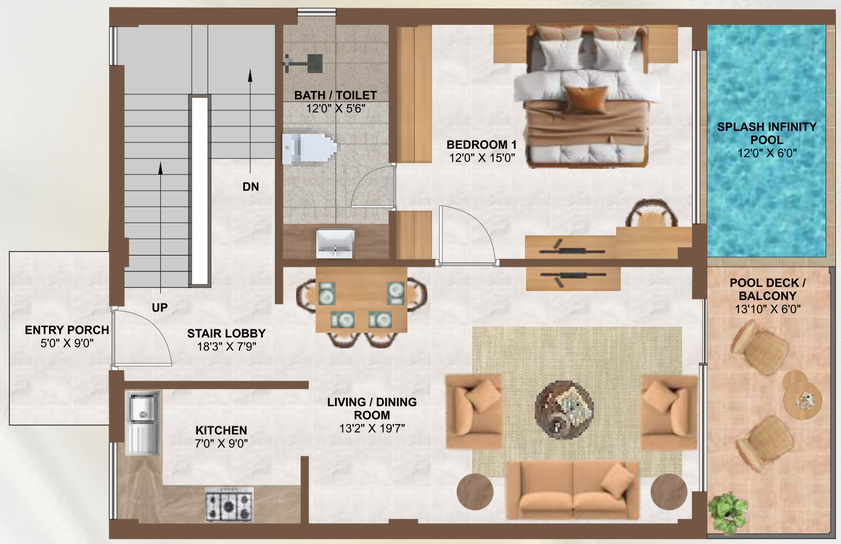
BLOCK 8	CARPET AREA	BALCONY AREA	WALL AREA	TOTAL AREA	CLUB AREA	SUPER AREA
GROUND FLOOR	1967.00	631.08	325.39	2923.47	110.44	3033.91

**All the dimensions mentioned are in Sq.ft.

Duplex Cottages - 3 BHK

FIRST FLOOR PLAN - **BLOCK 8**





BLOCK 8	CARPET AREA	BALCONY AREA	WALL AREA	TOTAL AREA	CLUB AREA	SUPER AREA
FIRST FLOOR	1967.00	631.08	325.39	2923.47	110.44	3033.91

**All the dimensions mentioned are in Sq.ft.

Duplex Cottages - 3 BHK

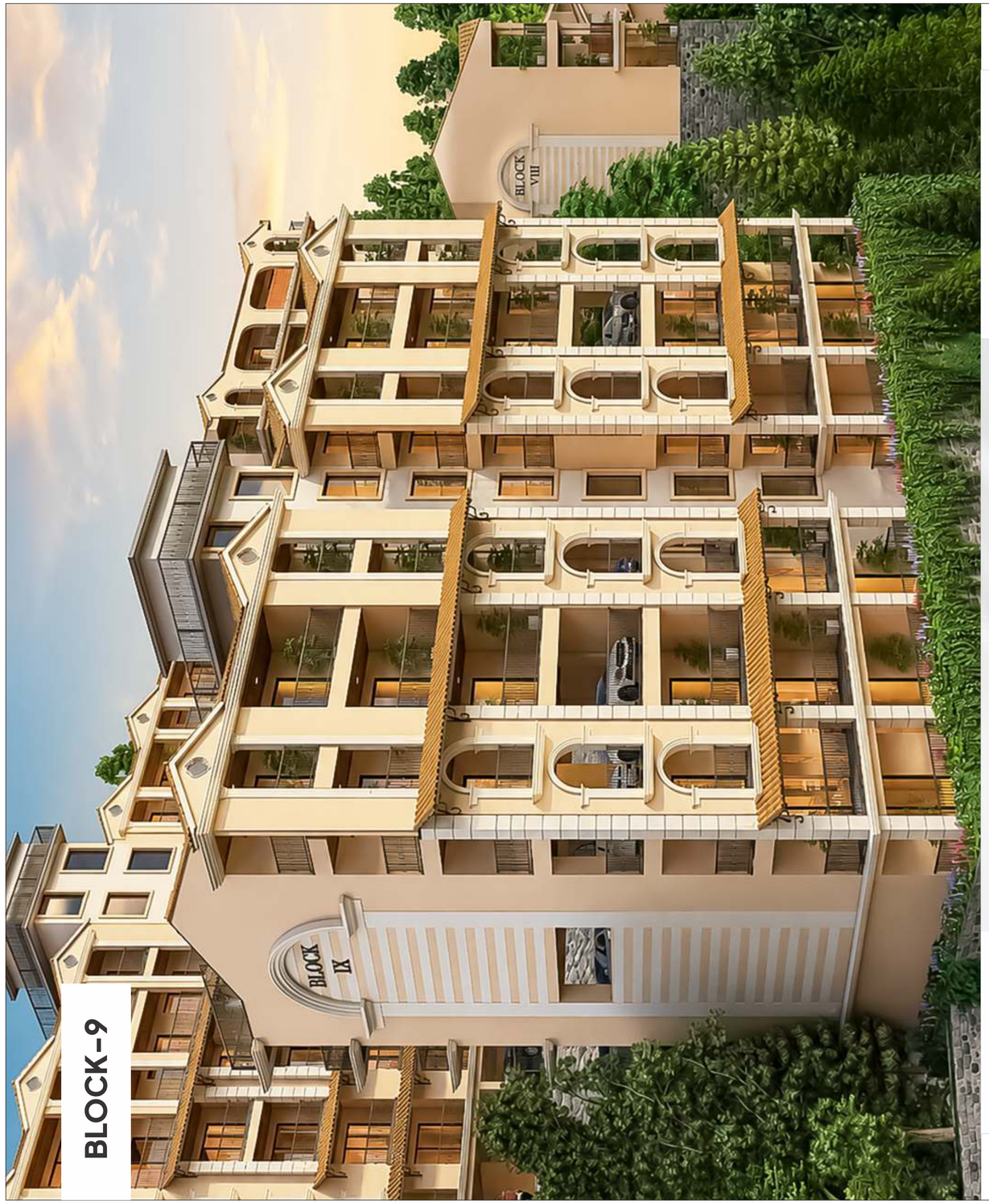
SECOND FLOOR PLAN - **BLOCK 8**





BLOCK 8	CARPET AREA	BALCONY AREA	WALL AREA	TOTAL AREA	CLUB AREA	SUPER AREA
SECOND FLOOR	1967.00	631.08	325.39	2923.47	110.44	3033.91

**All the dimensions mentioned are in Sq.ft.



1 BHK Apartments

FLOOR PLAN - **BLOCK 9**





BLOCK 9	CARPET AREA	BALCONY AREA	COMMON AREA	WALL AREA	TOTAL AREA	CLUB AREA	SUPER AREA
1 BHK	652.62	173.08	212.48	85.89	1124.07	110.44	1234.51

**All the dimensions mentioned are in Sq.ft.

Studio

FLOOR PLAN - **BLOCK 9**





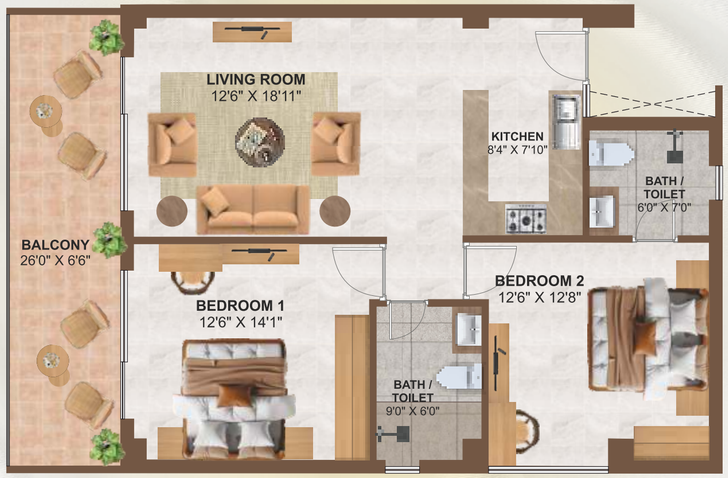
BLOCK 9	CARPET AREA	BALCONY AREA	COMMON AREA	WALL AREA	TOTAL AREA	CLUB AREA	SUPER AREA
STUDIO	327.98	87.19	212.48	56.29	683.94	110.44	794.38

**All the dimensions mentioned are in Sq.ft.

2 BHK Apartments

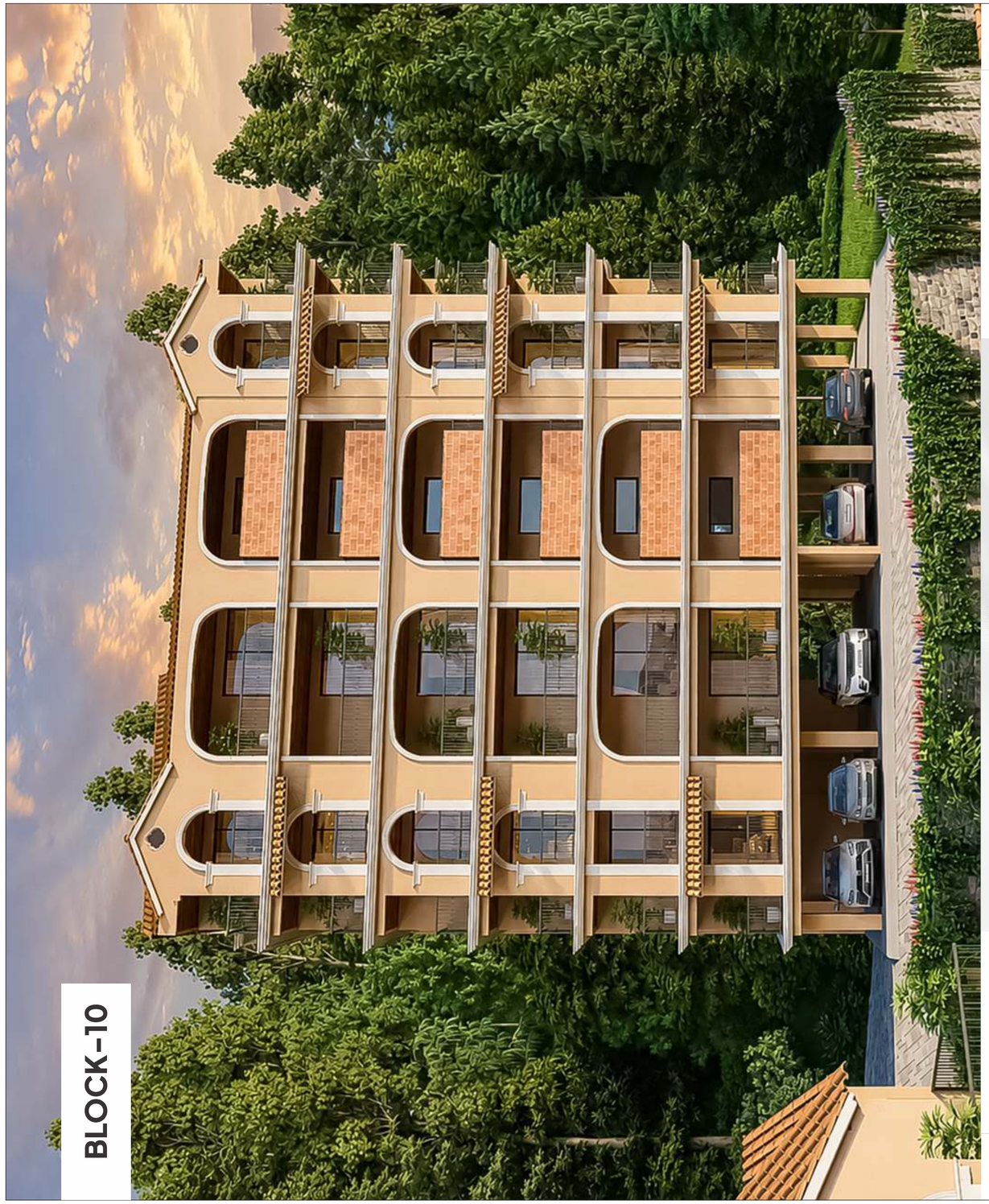
FLOOR PLAN - **BLOCK 9**





BLOCK 9	CARPET AREA	BALCONY AREA	COMMON AREA	WALL AREA	TOTAL AREA	CLUB AREA	SUPER AREA
2BHK	768.22	173.08	212.48	106.46	1260.24	110.44	1370.68

**All the dimensions mentioned are in Sq.ft.



3 BHK Independent Floors

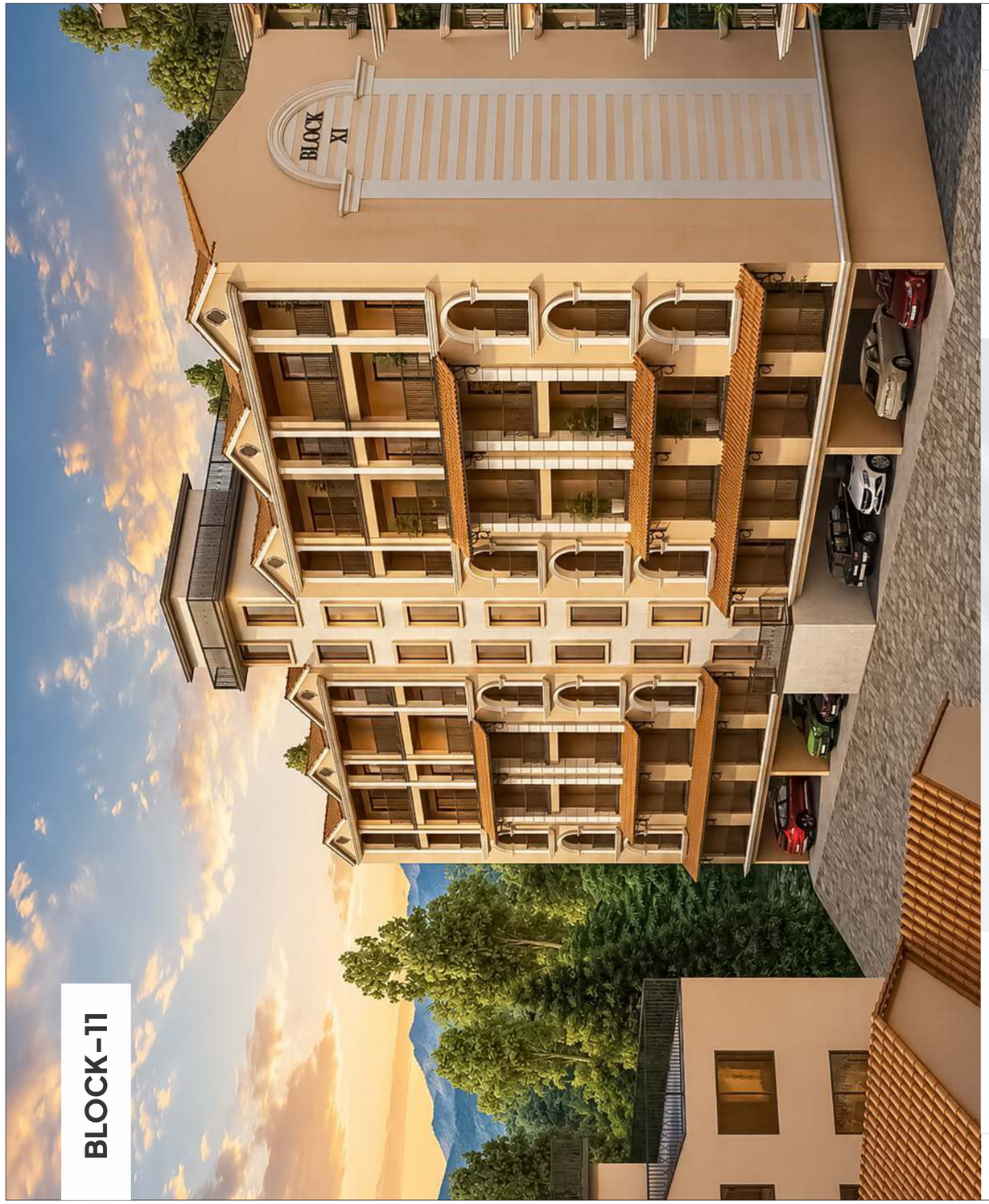
1ST TO 6TH FLOOR PLAN - **BLOCK 10**





BLOCK 10	CARPET AREA	BALCONY AREA	STAIR / LIFT	WALL AREA	TOTAL AREA	CLUB AREA	SUPER AREA
3 BHK	1670.66	526.57	283.31	242.08	2722.62	110.44	2833.06

**All the dimensions mentioned are in Sq.ft.



Single Studio

FLOOR PLAN - **BLOCK 11**





BLOCK 11	CARPET AREA	BALCONY AREA	COMMON AREA	WALL AREA	TOTAL AREA	CLUB AREA	SUPER AREA
STUDIO	337.56	76.42	137.02	63.61	614.61	110.44	725.05

**All the dimensions mentioned are in Sq.ft.

THE LEADERSHIP

Driving the vision with strategic leadership, financial expertise, and a commitment to build lasting value.



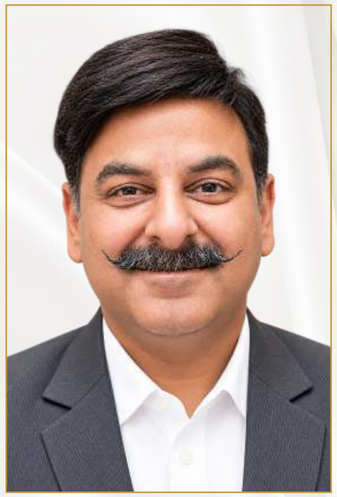
MR. AMIT KUMAAR GOYAL
Managing Director

TO BE THE MOST Trusted NAME IN Real Estate

The man behind Sanyukt Builders Pvt. Ltd. Mr. Amit Goyal's values, rational approach and headstrong vision are leading Sanyukt Builders as an aspiring name in the marketplace. His exemplary craft highlight his path-breaking experience by adding more than **670+ satisfied Real Estate clients** to his portfolio list, which includes giant MNCs and Corporates worth **Rs. 300 crore** approximately. His undying dedication and passion for creating something extraordinary have shaped Sanyukt Builders as an emerging name. A group that serves excellence by delivering supreme quality & creating an impact. With Sanyukt Builders, Mr. Amit Goyal's idea is to encapsulate luxury and soulful living with promising projects in Zirakpur (Punjab), Kasauli & Chail (Himachal Pradesh). He aims to foster a holistic lifestyle that concocts happy living and blissful memories.

Trusted Financial Expertise

CA. Neeraj Lamba with more than 12 years of experience, has set up his own benchmark with in-depth knowledge, understanding and vast experience of the Indian financial environment, along with its practices, regulations, and complexities of the Indian Financial System. He has added diverse clients to his portfolio list and has a highly satisfied pool of clients with over twelve years of vast experience. His profound knowledge of departmental working at lower levels up to the appellate level and his determination to excel sets him apart.



CA. NEERAJ LAMBA
Chief Finance Officer

Construction
in full swing

Possession
in 2.½ years













BELVOIR HILLS NEWSLETTER

Himachal’s next big Investment Destination

Section 118 Reforms Are Opening New Doors

Himachal Pradesh is rapidly emerging as one of India's most promising destinations for luxury living and real estate investment. Recent reforms surrounding Section 118 have sparked renewed interest among investors seeking premium holiday homes and long-term appreciation in the state's picturesque hill towns.

What's driving the demand:
• Rising interest in second homes, serviced residences, and professionally managed Airbnb properties in Chail, Kasauli, and Shimla
• Investors seeking rental income, capital appreciation, and a lifestyle surrounded by nature — not just a vacation home
• Major improvements in infrastructure, tourism, and connectivity fueling a new phase of economic growth
• Buyers flocking in from across the country

Projects like Belvoir Hills are designed to meet these evolving expectations, offering premium residences with world-class amenities, breathtaking mountain views, and modern property management.

Why now:
• Tourism and infrastructure are expanding rapidly
• Himachal is becoming one of North India's most desirable destinations for homeowners and investors
• The window for early, high-value entry is open

Whether it's a weekend retreat, a family holiday home, or a high-potential investment, Himachal delivers the perfect balance of luxury, serenity, and long-term value.



40 km, 11 Stations, One Vision:

Himachal Pradesh is set to launch India's longest ropeway, connecting Parwanoo to Shimla, in a project poised to transform travel and tourism across the region. The Himachal government is preparing to invite global tenders for this ambitious infrastructure venture, designed to offer a faster, safer, and more scenic alternative to the region's congested hill roads.

Discover Belvoir Hills — Luxury Hill Residences

Nestled amidst the breathtaking andscapes of Himachal Pradesh, Belvoir Hills is a thoughtfully planned luxury residential development combining modern living with the serenity of nature. **Residence options:** Studio & 1/2 BHK Apartments, • 2 & 3 BHK Cottages, • 3 BHK Independent Floors

Faster Roads, Bigger Returns:

Himachal Pradesh is undergoing a remarkable transformation through the rapid development of modern tunnels and four-lane highways, significantly improving connectivity and reducing travel time across the region. For residents, tourists, and investors alike, better roads mean safer journeys, greater convenience, and a noticeably improved travel experience throughout the year

Explore Himachal Through a Fun Challenge

Himachal Pradesh is made up of 12 diverse districts, each with its own landscape, culture, and story — from the apple orchards of Shimla and the tribal valleys of Kinnaur to the riverside charm of Kullu and the temple town of Chamba. This word search invites you to uncover all 12 districts hidden across the grid, horizontally and vertically.

40 km, 11 Stations, One Vision:

Parwanoo - Shimla Ropeway Set to Transform Himachal Pradesh by the year 2030



Himachal Pradesh is set to launch India's longest ropeway, connecting Parwanoo to Shimla, in a project poised to transform travel and tourism across the region. The Himachal government is preparing to invite global tenders for this ambitious infrastructure venture, designed to offer a faster, safer, and more scenic alternative to the region's congested hill roads.

Project snapshot:
• A 40-km stretch with 11 stations along the route
• Estimated cost of around ₹5,602 crore
• Targeted for completion by 2030
• Expected to cut travel time to just two hours
• Developed under a public-private partnership (PPP) model

The route currently sees 20,000 to 22,000 vehicles daily, rising to as many as 45,000 during peak season, with travel time stretching to up to five hours during peak tourist season and apple harvest. The ropeway is designed to relieve this pressure while offering passengers sweeping views of the Himalayan landscape.

Technology and capacity:
• The system will use mono-cable detachable gondola (MDG) or tri-cable 3S technology, with cars accommodating 8–25 passengers
• Expected to ferry around 904 passengers per hour per direction at launch, with about 25 lakh passengers annually
• Peak capacity is projected to reach roughly one crore passengers a year by 2063
• Stations will include Tara Devi, Shoghi, Waknaghat, Karol Ka Tibba, Solan, Barog, Dagshai Cantonment, Jabali, and Parwanoo, giving passengers the flexibility to board or disembark along the way

Why it matters for tourism and business:
• Major decongestion of the busy Parwanoo–Shimla corridor
• A significant boost to tourist footfall and local hospitality
• New employment opportunities across retail and services
• Growing demand for premium stays in Chail, Kasauli, Solan, and Shimla

Why it matters for real estate:
• Enhanced infrastructure historically drives up property values
• Hill destinations become more attractive to homebuyers and investors alike
• Projects like Belvoir Hills are well-positioned to benefit, offering luxury residences in locations that combine natural beauty with improving connectivity

As the tendering process moves forward, the ropeway reflects a larger vision for Himachal Pradesh — one that blends sustainable infrastructure, world-class tourism, and premium mountain living, cementing the state's place among India's most sought-after long-term investment destinations.

Discover Belvoir Hills -
Luxury Hill Residences

Nestled amidst the breathtaking landscapes of Himachal Pradesh, Belvoir Hills is a thoughtfully planned luxury residential development combining modern living with the serenity of nature.

Residence options:
- Studio & 1/2 BHK Apartments
- 2 & 3 BHK Cottages
- 3 BHK Independent Floors

Design & lifestyle highlights:
- Elegant architecture, spacious layouts, panoramic mountain views
- Premium finishes and contemporary amenities throughout

Amenities for hassle-free ownership:
- Airbnb-friendly residences with professional rental management
- Ample parking and landscaped surroundings
- Modern recreational facilities

Ideal for:
- Families, professionals, and holiday home seekers
- Investors looking for strong rental potential and long-term appreciation

With growing tourism, improved infrastructure, and rising demand for premium holiday homes in destinations like Chail, Belvoir Hills offers the perfect opportunity to experience luxury living while securing a valuable real estate investment for the future.





Scan for
BELVOIR HILLS, CHAIL
Location

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BELVOIR HILLS, CHAIL
Brochure PDF

Faster Roads, Bigger Returns:
Himachal's Highway Boom Fuels Tourism and Investment

Himachal Pradesh is undergoing a remarkable transformation through the rapid development of modern tunnels and four-lane highways, significantly improving connectivity and reducing travel time across the region. For residents, tourists, and investors alike, better roads mean safer journeys, greater convenience, and a noticeably improved travel experience throughout the year.

What's changing:
- Faster, safer journeys across the state's most beautiful destinations
- Greater convenience and enhanced travel experiences year-round
- New opportunities for tourism, hospitality, and local businesses
- Reduced congestion on previously narrow, winding hill routes
- Improved year-round accessibility, even during monsoon and winter months

As highways expand and new tunnels open up previously hard-to-reach areas, hill towns that once felt remote are becoming increasingly accessible — reshaping how people travel, live, and invest across Himachal Pradesh. This shift is also easing pressure on traditional routes long known for heavy seasonal traffic, particularly during the apple harvest and peak tourist months, giving both residents and visitors a smoother, more predictable journey.

What this means for investors:
- Real estate investments becoming more attractive for long-term growth
- Reduced travel time boosting weekend and holiday-home demand
- Projects like Belvoir Hills well positioned to benefit from well-connected locations surrounded by natural beauty
- Early entry into improving corridors often yielding stronger long-term appreciation

As Himachal modernizes its transport network, the region is becoming an ideal destination for lifestyle living, weekend retreats, and investment opportunities-shaping a brighter, more prosperous future for homeowners, businesses, and investors alike.
With each new highway and tunnel, Himachal moves closer to becoming a fully connected, future-ready hill state — one where convenience, natural beauty, and long-term value continue to reinforce each other for years to come.

A PROJECT BY :

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BUILDERS PVT. LTD.

www.sanyukt.co.in

SANYUKT BUILDERS PRIVATE LIMITED

Corp. Office : SCO 54, 2nd Floor, Sector-11, Panchkula (Haryana) - 134109

Chail Site Office : Belvoir Hills, Office 1, Near Ramlok Mandir, Kandaghat-Chail-Kufri Road, Kandaghat, Solan (Himachal Pradesh) - 173215

- The layout plan in the brochure is placed best to the designing capabilities and not to scale -

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