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**MANIISHA**  
**DEVELOPERS**

**excellence at the core**



## About Us

Maniisha Developers, engaged in the business of real estate development, predominantly in Mulund and its adjoining areas. It has left its imprint of excellence and innovation, in the form of some of the most iconic projects such as Manisha Garden and Manisha Heights in these premium suburbs.

The firm were pioneers in introducing podium level parking spaces and vehicle elevators in Mulund. It has reshaped the cityscape of these localities for the better.

Maniisha Developers established by its visionary founder Mr. Govind R. Naidu in 1987 as an expression of its commitment towards quality construction .

Maniisha Developers was therefore guided since its inception by a people-centric business philosophy. This unique credo stressed on quality and ethical values rather than on sales targets.

Thus the firm intentionally confined its activities to Mulund & adjoining suburban areas of Mulund . What also inspired this unique decision was the sense of belonging it shared with these localities. It consequently remained agile and receptive to the unique needs of its customers.

Every project by the firm was thus transformed into a high-value proposition delivering abiding value to its esteemed customers. Enhancing the proficiencies of the firm with fine sense of visualization, design and comprehensive knowledge of architecture and modern construction technology.

A distinguished track –record has helped Maniisha Developers evolve into a name, which can be safely trusted for quality and punctuality. Needless to mention the loyal relationship that Maniisha Developers has tirelessly built with its customers is reciprocal.

Maniisha Developers has ambitious plans on the anvil. It plans to spread its wings and expand prudently, in the neighboring suburbs and also venture into redevelopment projects.



We are what  
we repeatedly do,



**Excellence** then  
is not an **act**  
but a habit

# Business Credo

## Mission

To continuously stay relevant, by aligning the latest in technology with the actual needs of the customer.

## Vision

To choose progress over profit by emphasizing on quality rather than on quantity.

To remain agile by restricting activities to a select locality and thus keep all business processes under stringent quality control.

To adopt a unique perspective and view people be it customers, associates and employees as worthy allies.

To place ethics at the core of business philosophy and stay committed to fair trade practices.

To preserve as far as possible the green footprint by adopting eco-friendly building methods.

## Team

Team Maniisha is a compact and cohesive unit of professionals comprising architects, planners, engineers and support staff.

It is an eclectic group consisting of individuals across all ages. What sets them apart is their high-level of proficiency and also an abiding commitment to the business philosophy of the firm.

They have a clear grasp of the concept of team work. They value interdependence as they know that it is the combination of diverse talents that wins the day.

They motivate each other to complete projects in challenging time-frames and realize the vision of the firm. This committed team has pledged to exceed itself with every demanding assignment.

# Placing Excellence

Maniisha Developers has been guided by a lucid and insightful business credo.

This philosophy has placed an unusual emphasis on Excellence. As the founder member is of the firm opinion that Excellence is a derivative of care & the quality of a man's life is dependent on his commitment to excellence, the same is applied to his businesses too.

The simple axiom in which he believes is that an organisation who cares for his customers would be instinctively committed to quality & excellence.

Maniisha Developers thus placed excellence at the core of its business credo at the expense of quantity.

Therefore a preference to better not more buildings has always been the norm.

at the **core** of  
Business  
Credo





## MANISHA APARTMENT

**Location:**

Thane (West)

**Purpose**

Residential

Ground + 4 Storey Building

**Configuration**

1 BHK Apartments



## KUNAL APARTMENT

**Location :**

Bhandup (East)

**Purpose**

Residential & Commercial

**Commercial:**

Shops at Ground floor

**Residential :**

7 Storey Building

**Configuration:**

1 RK & 1 BHK Apartments





## AMBIKA APARTMENT

**Location:**

Mulund (East)

**Purpose**

Residential & Commercial

**Commercial:**

Shops at Ground Floor

**Residential:**

7 Storey Building

**Configuration**

1 & 2 BHK Apartments



## AMBIKA PLAZA

**Location :**

Mulund (East)

**Purpose :**

Residential & Commercial

**Commercial:**

Shops at Ground floor

Commercial Premises on 1st Floor

**Residential :**

8 Storey Building

**Configuration:**

1 & 2 BHK Apartments





## GIRISH APARTMENT

**Location:**

Mulund (East)

**Purpose**

Residential

7 Storey Building

**Configuration**

1 BHK Apartments



## SUNRISE APARTMENT

**Location :**

Mulund(West)

**Residential**

7 Storey Building

**Configuration:**

2 BHK Apartments





## MANISHA TOWER



**Location:** Mulund (East)

**Purpose:** Residential & Commercial Project

**Commercial:** Commercial Premises at Ground Floor

**Residential:** 11 Storey Building

**Configuration:** 2 BHK Apartments ; Duplex on the Top floor



## MANISHA ANNEXE



**Location:** Mulund(East)

**Purpose:** Residential & Commercial Project

**Commercial:** Commercial Premises at Ground Floor

**Residential:** 11 Storey Building

**Configuration:** 1&2 BHK Apartments



## MANISHA HEIGHTS



**Location:** Mulund(West)

**Purpose:** Premium Residential & Commercial Project

**Commercial:** Shops at Ground Floor ; Commercial Premises on 1st Floor & 2nd Floor

**Parking :** Podium Level Car Parking on 3rd & 4th Floor with Vehicle Elevators

**Residential:** 19 Storey Tower Residences 5th Floor onwards

**Configuration:** 2 BHK Apartments



## MANISHA GARDEN



**Location:** Mulund (East)

**Purpose:** Premium Residential Project with Podium Level Car Parking

**Residential:** 27 Storey Building **Tallest in Mulund(East)**

**Configuration:** Luxurious 2 BHK & 3BHK Apartments



## MANISHA PRIDE



**Location:** Mulund (West)

**Purpose:** Premium Residential & Commercial Project with  
3 levels of Podium Stack Car Parking

**Commercial:** Ground + One Commercial

**Residential:** 19 Storey Building

**Configuration:** 1 & 2 BHK Apartments



## MANISHA ELITE



**Location:** Mulund (West)

**Purpose:** Premium Residential & Commercial Project  
with Automated Tower Car parking

**Commercial:** Ground Floor

**Residential:** 13 Storey Building

**Configuration:** Premium 2 BHK Apartments



Your  
**Dream  
Home**

Awaits  
you



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**Disclaimer:**

The information contained in this brochure is indicative of the kind of development that is proposed and it is subjective to the approval of the authorities. The Developers reserve their right to make changes or alterations at their sole discretion. All the plans and pictures used are rendered according to artist's perception.