SHANGRI-LA TOWERS
PARADISE ON EARTH

A Project by
SIMPLEX
in association with
OMDA

Guwahati Metropolitan Development Authority
OUR JOURNEY IN LIFE is to a place we have yet not reached...
At the Ultimate Destination Begins a New Journey

Your quest for the ultimate realm of peace and opulence is about to be over. The haven of exotica and tranquility has been finally revealed. So enchanted by the natural surroundings, be governed by an air of mysticism, be fascinated by the pristine grandeur and be enrobed at the magnificent presence of facilities at your home in Shangri-La Towers. Guwahati’s own abode of well-being, Shangri-La Towers is one word for a vibrant lifestyle that couples ancient stateliness with modern elegance.
GUWAHATI
THE PANORAMIC CITY OF PROSPER

The city of Guwahati is the gateway to the seven states in the North-east of India and is the prime centre of business, transport and development. It is the main centre for shopping and businesses, attracting people from all over the north east as well as from west Bihars.

The city is situated on the bank of the mighty Brahmaputra, the tenth largest river of the world which is also ideal for irrigation and transport. The site, recontrolling Brahmaputra River is a focal point of the downtown while the lush hills of the Shillong Plateau provide a western backdrop for the suburbs. Guwahati is an important trade port with Oil and Tea being one of its principal exports. Private investors have been drawn to the city in recent years and there has been something of a boom in the construction of shopping malls and high quality condominiums, which has helped raise the economic profile of the city.

Currently, Guwahati has undertaken major development projects under Guwahati Metropolitan Development Authority. The city is a perfect blend of beautiful landscapes, and developing infrastructure.
ENGULFED IN AUSTERE SERENITY

The city of Guwahati is a Himalayan haven away from the hustle and bustle of the plains. It is the ideal place to let your imagination work on the productive way. Shangri-La Towers is designed to complement this lifestyle forming it into something more sublime and regal. On NH-37 stands tall the Shangri-La Towers. It is situated in the prime G Guess Village locality, near Rashilda Chariali, Guwahati.
A GATEWAY TO PARADISE

The beautifully illuminated and attractively designed enormous-sized gate can easily be termed as the gateway to paradise. Shangri-La - Paradise on Earth - with its sprawling entrance is perfectly transporting the life waiting for you inside.
Shangri-La's gardens are the best place for an intimate chat with your confidante or a group hang-out with some music and refreshments. The state-of-the-art deck area is an abode where you can sit and relax after a long day, while breathing in the freshness of the verdant sanctuary around.
ORNAMENTED WALKWAYS

Shangri-La’s lawn, orchards, pathways, and surrounding area are Ebden wonders in themselves. Absord in greenery, it is a panacea for an evening stroll in the lap of nature or for a morning walk while basking in the rays of rising sun. The walkways ornamented with Buddha figurines and aesthetic lighting will add an oriental flavour to your lives.
PLAYING IS THE ULTIMATE FORM OF RESEARCH

While you revel in the amazing atmosphere of Vaishali Towers, your children will be delighted at the special play area designed keeping their innocent and spontaneous needs in mind. We have modeled the Children’s Play Area in such a way so that your kids can learn and play at the same time. The structure is carefully planned so that they remain safe and secure while enjoying themselves to the fullest, while you indulge in outdoor games in our Multipurpose Court.
A PLACE TO MEDITATE AND CARE FOR OLD

An open-air yoga studio with a breathtaking view of the mountain on the background makes this place ideal to meditate and heal your mental and physical pains.

An area dedicated for the senior citizens showcase Shangri-La’s concern for the mind and health of its senior citizens. The mesmerizing view on the backdrop makes the area ideal for those who seek peace and harmony.
A GAME OF GOLF

It is the perfect place to spend your Sunday mornings. The superbly-maintained 9-hole putting golf course is the ideal way to get the taste of outdoor games as well as discuss business ideas with your colleagues.
QUINTESSENTIAL WAY TO REVIVE INNER PEACE

Amidst the tranquility and peace, the magnificent Rock Garden is the best way to find a spiritual retreat from the hustling of daily life. Be it morning prayer or lazy evening stroll, this garden is the best way to find your inner peace.

The gigantic open-air amphitheater, surrounded with splendidly illuminated walkways, is a evening point for the residents of Sangan-La Towers, is the ideal place to spend the weekends with your loved ones and revive your long-gone inner peace.
SAFE AND SECURE LIVING

An on-site facility in every apartment ensures the inhabitants can contact the authority whenever they want to.

Modern CCTV facility strategically placed in the common areas,obiles make sure that those who visit the complex are always under the vigil of the Sheng Li Towers authority.

Round-the-clock security services from the well-trained, experienced professionals contribute to the safety of you and your family.

INTERCONNECTED AND COP SECURITY
24 HRS POWER BACKUP
In-house power back-up services ensure 24 hours uninterrupted power services across Shangri-La Towers.

BROADBAND WI-FI
Powered with the high-speed broadband Wi-Fi services, residents of Shangri-La Towers are blessed with 24 hours uninterrupted internet facilities.

ON CALL PLUMBER AND ELECTRICIAN
On-call plumber and electrician services make sure that residents of Shangri-La Towers get best plumbing and electrical services without costing too much of time and money.

MAINTENANCE BY PROFESSIONAL COMPANY
All the apartments of Shangri-La are maintained by the professional maintenance company making sure the premises always remain in top-top shape.

VISITOR’S CAR PARKING
An area separate for visitor’s car parking confirms that visitors don’t need to leave their vehicles outside the Shangri-La Towers compound.

GARBAGE DISPOSAL SYSTEM
An effective garbage disposal system contributes to a clean and healthy environment across the complex.
SPECIFICATIONS

Structure
Earthquake Resistant RCC Frame Structure

Wall Finish
Smooth Finish POP

Doors
Main Door - Framed Door
Other Doors (Flush Door - Min 35 mm thick)

Windows
Glazed Al / UPVC as per design

Balcony
MS Railings

Flooring
Living/Bedrooms - Vitrified Tiles
Kitchen Floor - Anti-Skid Tiles as per design
Toilet Floor - Anti-Skid Tiles as per design

Kitchen
Ceramic tiles upto 2ft height above counter
Granite top with Stainless Steel Sink

Toilet
Ceramic tiles upto door height:
Premium CP fittings of Jaquar (Continental) or equivalent
Ivory/White sanitary ware of Parryware/Hindware/ Equivalent
 Provision for Hot & Cold water supply

Water supply
Piped water supply

Lift
Kone or equivalent

Electrical
FRAS conduit wiring of Finolex or equivalent
Modular Switches of Legrand or equivalent
 Provision for AC in Living/Bedrooms
Exhaust fan grills in Kitchen & Toilets

Fire Fighting
As per fire norms approved by Fire Department, Assam
REJUVENATE MIND AND BODY

A dip into the splendidly-decorated and well-maintained swimming pool is the supreme way to recharge your body and mind after a hard day’s work. Designed with various water bodies and charm to the aesthetics of Shanghai La Tavern.

Created with the desire to keep youth and healthy, the gymnasium is breathing with all modern amenities. Fully equipped with planned and selected equipment, the gymnasium is the ideal way to give a perfect shape to your mind and body.

The steam room is not only offer you a rejuvenating experience, it also clears out all cluttered frustrations stored in your mind for a very long period.
CINE MAGIC

Catch the latest flicks in your own private mini home theatre with a large screen. The theatre houses sufficient seats and is at par with modern multiplex facilities with rocking seats, surround sound and popcorn & snack holders in the amount.
SKILLED MANŒUVRES

Game Room – an ideal place for sports enthusiasts like you to invest and fight over the scores with the comfort of being with your friends. Be it billiards or table tennis, this arena is the finest way to spend your evenings.

The adjacent card room is an ideal setting for trying out your grey matters while enjoying a good glass of refreshing drink.
ENTERTAINMENT AT ITS BEST

The classy and chic AC Community hall, equipped with all modern facilities for organizing events and occasions. Its exhilarating ambience minutely crafted with detailing is perfect to host a wedding reception, meeting or conference.

The cafeteria is the perfect place to have a friendly chat with your loved ones over a cup of brewing coffee or tea.
We started in 1924, pioneering the Simplex Piling System in India and south east Asia. This resulted in a quantum leap in foundation technology helping build heavier and steeper structures. In 1958, we built the highest RCC frame structure in Asia, the 7-storey National Tower in Kolkata. We installed the first 80 m deep-cast infra driving piles at Cochin. Constructed 3,000 mm dia pile foundation for the first time in India. As well as a deep pile refection, over 20 km. These are among the many firsts by Simplex infrastructure. No wonder today Simplex is one of India’s largest infrastructure solutions companies.

We successfully overcome huge construction challenges, our in-house equipments to international standards for these challenges. No wonder we have constructed housing complexes, mass housing projects, hospitality destinations, metro rails, roads and flyovers, factories etc. Even challenging marine structures and space research facilities.

Now, we have joined hands with the Guwahati Metropolitan Development Authority to build the tallest structure in Guwahati and whole of North East, Shangri La Towers.

Guwahati Metropolitan Development Authority was established in 1952 as per the GMDA Act 1955 (amended). It replaced the erstwhile Guwahati Development Authority constituted in 1963 under the Town and Country Planning Act, 1953 (amended). GMDA’s Master Plan and Zoning Regulation 2021, Guwahati covers area of 328 sqkm. The Declaration of GMMR and execution of Master Plan is presently under progress wherein the proposed Guwahati Metropolitan Region Area is 327.71 sqkm.

GMDA’s function includes the following: Planning, Preparation & Enactment of Master Plan and Zoning Regulation; Development: Preparation and execution of development projects, To carry out or cause to be carried out such works as are contemplated in the Master Plan, Regulation and Control: To regulate and control the development through statutory plans and other measures, Co-ordination: To co-ordinate development activities of other public agencies operating within Guwahati Metropolitan Area.
GUWAHATI OF THE FUTURE

Shangri-La Towers is conveniently located at Games Village in NH37. Proximity to airport, fast developing infrastructure and open living makes it an ideal destination. Balaji Temple, Major education institutions, Large residential and Commercial centres- It’s all happening at NH 37 to make it the Guwahati of the future.