



The Imperial Golf Estate has confidently moved towards carving a legend. This pioneering project in Ludhiana, Punjab, is being shaped with consummate skill and distinct attention to detail. We are proud to take you through the making of a legend in luxury living.



A CROWN JEWEL, SHAPED BY **NICKLAUS DESIGN**

An inspiring crown jewel in the heart of Punjab - Ludhiana - the Imperial Golf Course brings you an opportunity to tee off and become part of a legend.

This premier championship golf course set amidst a rich, verdant estate is the first ever in Punjab and only the third signature course in the country by Nicklaus Design.

NICKLAUS DESIGN'S LAUNCH PAD FOR LEGENDARY GOLFING

- Introducing the 9-Hole, Par-36, Phase I of the Imperial Golf Course, playable now
- Floodlit Driving Range



FLOODLIT RANGE

- New driving range nearing completion, with landscaping in progress
- 5,000 trees and 5,00,000 shrubs planted on the course

IN THE CONTROLL

The making of a legend is always surrounded by an air of the impossible. Yet, stage by stage, through belief, heroic perseverance and imagination, a vision takes shape. This vision of The Imperial Golf Estate captures the rhythms of the land, the dreams of a generation, and the spirit of the age, and is on its way to creating a legend in world-class golfing.



TEEING OFF ON THE 14TH HOLE

APPROACH TO SITE

- Ferozepur Road 90% four-laning completed
- Widening of all roads leading to the Imperial Golf Estate in progress

INFRASTRUCTURE

- WBM on all roads of Phase-I nearly ready
- Landscaping (plantation) completed in Central Pocket



APPROACH SHOT

- Balance landscaping in progress
- Sewerage line fully laid
- Storm water drainage completed
- Water supply line work completed
- Boundary wall work around Phase 1 in last stage of completion
- New Golf Cart shed completed
- Electric line (HT<) in progress



COURSE///W/Kthrough

Nicklaus Design emphasises the interplay between passive and active factors within their course design, making the course more dynamic, and compelling players to interact with their immediate environment far more intimately.

The 9-Hole, Par-36, Phase I of The Imperial Golf Course pays close attention to the textures and

contours of the terrain. The thickness of grass on the roughs is maintained at 40 mm, the bunkers contain fine white sand from Orissa, and the greens undulate in unexpected ways, tweaking the golfer's engagement with the game from overall strategy to the tiniest of details.





THE IMPERIAL RESIDENCES - AN ABODE AMIDST GOLFING GREENS

The Imperial Golf Estate enhances the relationship of golf and luxury home communities, marking a confluence of lavish living and world-class golfing. The plush Imperial Residences are set amidst the Nicklaus Design golf course and echo exclusivity across 280 acres of lush greens.

The Imperial Residences are built to befit the modus vivendi of the modern monarch. Resplendent in setting and singular in style, these homes are equipped with a host of uber-class amenities, making your abode all inclusive.

CHOOSE YOUR RESIDENCE

Approx. 600 homes in approx. 300 / 350 / 400 / 500 / 750 / 1,000 / 2,000 sq yds in:

Oak Style Residences

- Oak Manor 2,000 sq yds* / 5,775 sq ft*
- Oak Bungalow 1,000 sq yds* / 5,775 sq ft*
- Oak Villa 500 sq yds* / 4,070 sq ft*

■ Pine Style Residences

- Pine Manor 2,000 sq yds* / 8,250 sq ft*
- Pine Bungalow 1,000 sq yds* / 4,620 sq ft*
- Pine Villa 500 sq yds* / 4,015 sq ft*
- Imperial Suites 1,600 sq ft# Floors
- Imperial Lots

Available in 280, 350, 500, 1,000 and 2,000 sq yds

^{*} Plot area in sq yds. # Built-up area in sq ft.





2000 SQ YD: 8250 SQ FT (BUA)



1000 SQ YD: 5775 SQ FT (BUA)



1000 SO YD: 4620 SO FT (BUA)



500 SQ YD: 4070 SQ FT (BUA)



500 SQ YD: 4015 SQ FT (BUA)



1600 SO FT (BUA)



- Pine Manor Oak Bungalow
- Pine Bungalow
- Oak Villa
- Pine Villa
- Imperial Suites
- LOT E
- LOT F
- LOT G
- LOT J
- LOT K

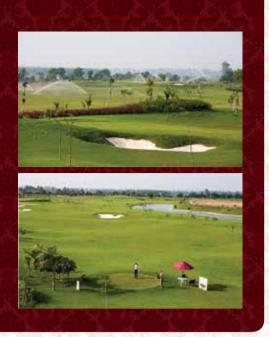




9 HOLES ARE NOW OPEN FOR PLAY

Inauguration of the first 9 holes of the Nicklaus Design Championship Course on October 1, 2016.

- Shotgun start to Imperial Inaugural Trophy
- Grand Gala Dinner
- Prize Distribution









EMERALD LANDS (INDIA) PVT. LTD.





AT THE RANGE



YOGA ON THE GREENS







OUR ASSOCIATES / FACILITATORS







