

Where
NATURE
Meets
LUXURY

VATIKA LUXORA

22 Acres of Planned, Secure Green Living
@ Dhakane, Kasara

Why Invest in Kasara

Kasara is one of the fastest-growing investment destinations on the Mumbai–Nashik belt, offering the perfect blend of nature, connectivity, and long-term value. Strategically located on the Central Railway line and Mumbai–Nashik Expressway (NH3), Kasara provides seamless access to Mumbai, Thane, Kalyan, and Nashik—making weekend travel effortless and convenient.

Surrounded by lush greenery, mountains, waterfalls, and scenic views, Kasara offers a serene, pollution-free lifestyle that is ideal for farmhouses, weekend homes, and eco-retreats. Its fertile soil and pleasant climate also make it suitable for organic farming, fruit plantations, and sustainable agriculture.

With major infrastructure upgrades, improving connectivity, and rising tourism in the Kasara–Igatpuri region, land prices are steadily appreciating—making this the right time to invest at an attractive entry point. Investors benefit from both lifestyle value and strong long-term growth.

Kasara offers the rare combination of affordability, natural beauty, and future potential—making it an excellent choice for investors, nature lovers, and families looking for a peaceful escape just a short drive from Mumbai.

Project Highlights

- Location: Village Dhakane, Taluka Shahapur, District Thane
- Total Land Area: 22 acres of premium farmland
- Total Plots: 71 well-planned plots (each 11 guntas)
- Farming License Included for all plot owners
- Luxury Entrance Gate offering a grand arrival experience
- Complete Wire Fencing around the entire 22-acre project
- 12m (40 ft) Murrum Internal Roads for smooth access
- Individual Plot Demarcation for clear ownership
- Common Electricity & Water Supply within the project

Connectivity:

- 11 km from Mumbai–Nashik Highway
- 12 km from Kasara Railway Station
- 89 km from Thane

Pricing:

- Affordable Price: Only ₹299 per sq ft
- Ideal for farmhouses, organic farming, and long-term investment

VATIKA LUXORA LAYOUT

TOTAL AREA OF THE PLOT= 93,820.50 SQ.M.

ROAD AREA= 13,712.90 SQ.M.

TOTAL NO. OF PLOTS= 71



** Note- All dimensions are in meters.

PLOTTING LAYOUT IN SHAHAPUR ON THE LAND BEARING GUT NO. 6, 14, 350, 349 & 345

PLOT NO.	AREA	
	In Sq.M.	In Sq.Ft.
1	1155.60	12438.88
2	1117.30	12026.62
3	1117.80	12032.00
4	1115.10	12002.94
5	1115.50	12007.24
6	1116.60	12019.08
7	1115.40	12006.17
8	1115.20	12004.01
9	1115.30	12005.09
10	1115.20	12004.01
11	1115.50	12007.24
12	1115.30	12005.09
13	1115.60	12008.32
14	1115.20	12004.01
15	1115.10	12002.94
16	1115.20	12004.01
17	1115.10	12002.94
18	1134.50	12211.76
19	1115.30	12005.09
20	1117.40	12027.69
21	1115.10	12002.94
22	1115.00	12001.86
23	1116.00	12012.62
24	1115.40	12006.17
25	1115.00	12001.86
26	1115.20	12004.01
27	1115.20	12004.01
28	1115.20	12004.01
29	1117.00	12023.39
30	1115.20	12004.01
31	1115.10	12002.94
32	1115.30	12005.09
33	1115.10	12002.94
34	1115.00	12001.86
35	1115.40	12006.17
36	1115.40	12006.17
37	1617.10	17406.46
38	1116.20	12014.78
39	1123.00	12087.97
40	1225.70	13193.43
41	1118.90	12043.84
42	1115.10	12002.94
43	1115.70	12009.39
44	1115.10	12002.94
45	1342.90	14454.98
46	1115.30	12005.09
47	1117.00	12023.39
48	1115.10	12002.94
49	1115.10	12002.94
50	1115.00	12001.86
51	1115.00	12001.86
52	1115.00	12001.86
53	1115.10	12002.94
54	1115.10	12002.94
55	1115.00	12001.86
56	1115.00	12001.86
57	1115.00	12001.86
58	1115.00	12001.86
59	1115.10	12002.94
60	1115.00	12001.86
61	1115.00	12001.86
62	1115.20	12004.01
63	1115.20	12004.01
64	1115.00	12001.86
65	1115.00	12001.86
66	1115.30	12005.09
67	1115.20	12004.01
68	1115.80	12010.47
69	1115.40	12006.17
70	1115.10	12002.94
71	1115.70	12009.39
TOTAL AREA	80,104.20	8,62,241.61



Vaitarna Dam

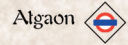


Tansa Dam

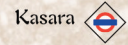


Mahuli Fort

Manas Mandir
Jain Temple



Algaon



Kasara

Mumbai-Nashik Highway



Mumbai



Thane



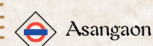
Kalvan



Titwala



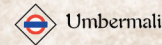
Vasind



Asangaon



Khardi



Umbermal

GramPanchayat
Karvalay Vashala



Z.P. School
Raichiwadi

IGATPURI
TUNNEL



VATIKA
LUXORA

Dhakane



Dhakneshwar
Shiv Temple



Bhatsa Dam



Office Add: Office No - 1203, 12th Floor, Centrum IT Park, Plot No - C 8, Near - Salkar Hotel, Wagle Estate, Thane West, Pin - 400604

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