


Deliver
holistic
lifestyle.
In class.

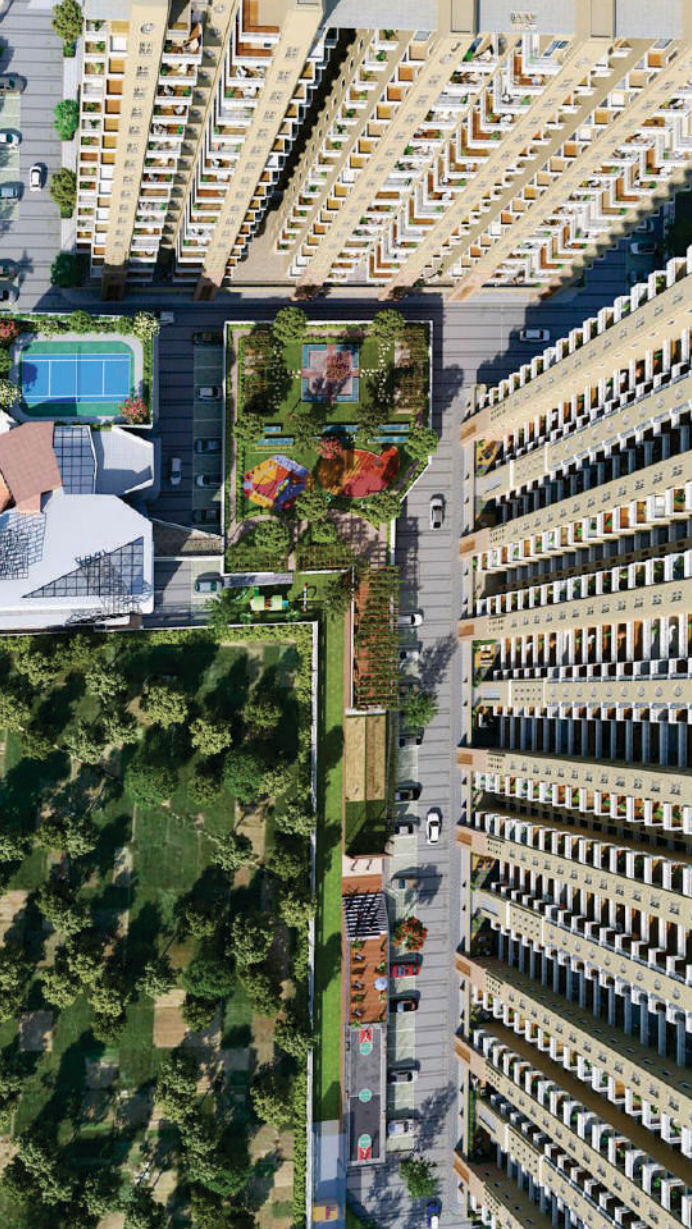


We are Escon Primera

Delivering quality construction is the one thing that has been our cornerstone from the time we started.

We pride ourselves at being the best at taking on the biggest challenges and overcoming each one with excellence





41 years and strong

Having built (wonderfully) everything from government offices to best-in-the-region apartments at Escon Arena, Malwa Developers have not just made a name for themselves, but have established themselves as a brand to reckon with. Known for their path-breaking endeavors in construction technologies, MIVAN is going to be their next big milestone.

21+

Acres of completely registered land bank

440+

intricately designed world-class homes

17+

floors that will stand the test of time

880+

dedicated parking for utmost convenience

At Escon, you don't just get a home. You also get the assurance of having your home built by the most risk-free and credible developer of the region.

With the complete 21 Acres of land bank on which the project is being built registered in their name, **Malwa Developers** are the epitome of what a capable and trustworthy developer should be like. Not just that, every rupee being spent on the construction of your dream home and all others like yours is completely debt-free. No loans. No personal debts.

Malwa Developers is a single family owned corporate firm which has already set a benchmark with it's litigation and dispute free track record for decades thus ensuring that you like many others proudly claim to be an esteemed member of our ever-growing Escon Family.

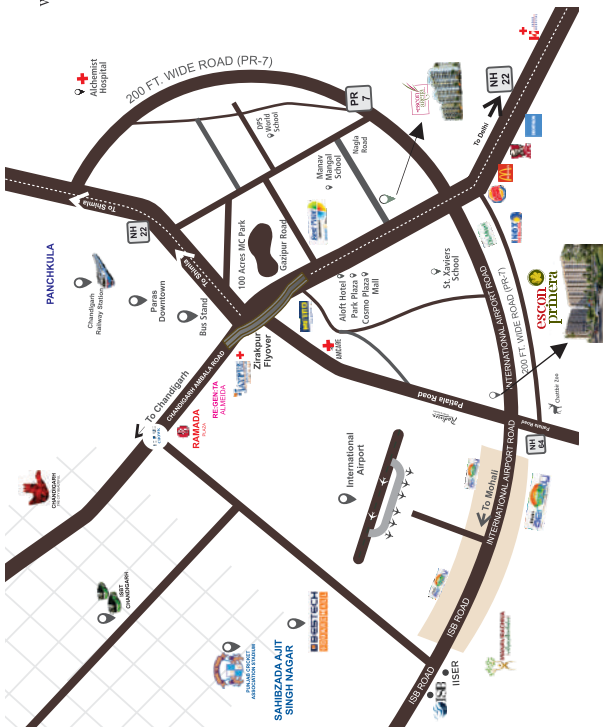
DEVELOPER WITH
O
ZERO

DEBT
BANK LOAN
LIABILITY
LITIGATION



Holistic living what's that?

Everyone dream of a lifestyle that suits their stature. But beyond luxuries there's something more. A world where peace of mind is natural state of existence.





Connectivity, that inspires

Luxury is not just the amenities you enjoy within the comfort of your home but the convenience of having everything you might need close-by outside your home.

At Escon, you are place right at the center of action, because total luxury is what we strive for.



Chandigarh International Airport, Mohali
FOR THE ULTIMATE TRAVEL CONVENIENCE

5 Minutes



Railway Station
FOR ADDING TO EASILY ACCESSIBLE TRAVEL OPTIONS

25 Minutes



Manav Mangal Smart School, Manav Rachna
FOR TOP-END EDUCATION FOR THE LITTLE ONES

8 Minutes



Upcoming Amity University, Mohali
FOR WORLD CLASS HIGHER EDUCATION

10 Minutes



Fortis Hospital & GMCH-32
FOR BEST CARE IN MEDICAL EMERGENCIES

20 Minutes



Amcare & JP Hospital
FOR BEST CARE IN MEDICAL EMERGENCIES

10 Minutes



Cosmo Mall, D-Mart & Dhillon Plaza, Zirakpur
FOR AMAZING MOVIE AND SHOPPING TIMES

5 Minutes



Starbucks, McDonalds, KFC
FOR THE FOODIE INSIDE YOU

2 Minutes



Big Bazaar, Best Price, Metro Wholesale
FOR ALL YOUR SHOPPING NEEDS

10 Minutes



ESCON PRIMERA

Culture THE CLUB

A masterpiece that oozes luxury,
convenience and so much more.

The Mivan Masterpiece

For the uninitiated, MIVAN construction is done using machine made aluminium structure which provides firm and precise formwork for the structure being built. The end result? A monolithic structure that can withstand the tests of time and nature.

This is a state-of-art method which comes with a plethora of advantages including but not limited to



SMOOTH FINISH



SEEPAGE PROOF



FASTER CONSTRUCTION



BETTER EARTHQUAKE
RESISTANCE



GREATER WALL
STRENGTH



CRACK PROOF
WALLS





Pristine like your loved ones

A safe abode is not just the one that only has the most high-end security features. The sense of calm you get when you are in or around your home makes it feel truly safe.

The feeling that your private space is untouched and pristine is something that is rarely found. And that's why we are proud of providing it.



5 ACRES OF
OPEN GREEN AREA



4 TIER SECURITY



BIOMETRIC ACCESS
ELEVATORS



GUARDS IN EVERY
TOWER



SEPARATE COMMERCIAL
VEHICLES ENTRY



SEPARATE GUEST
VEHICLES ENTRY

Defining the skyline of Tricity

ONE PROJECT AT A TIME



The background of the entire page is a light-colored grid with a faint, white architectural wireframe of a building's interior. The wireframe shows various rooms, corridors, and structural elements, creating a sense of depth and design. The text is centered over this background.

Plans of your heavenly abode

Designed for efficient space usage, each home exuberates grandeur and architectural symphony that is unmatched.

2 BHK

Biggest 2 bedroom apartments in the region with a store to help you organize properly and efficiently manage the space as a whole.



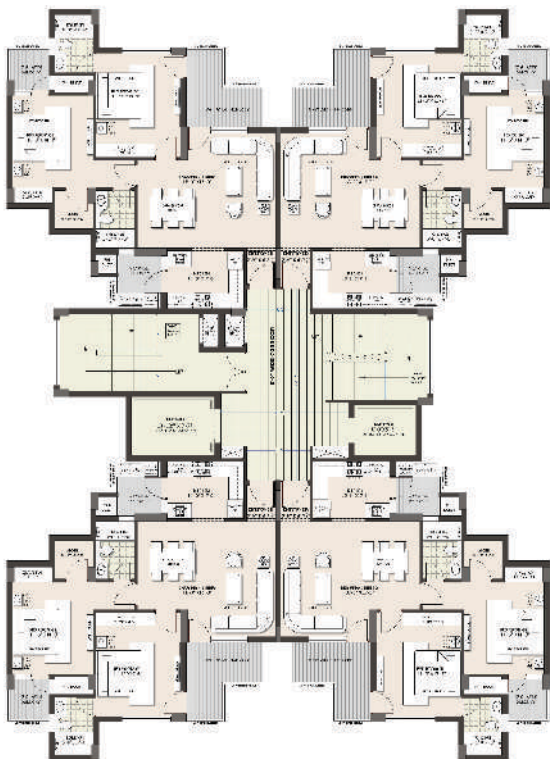
Internal Size

Room	Dimensions
Room1	11' x 13'6"
Room2	10'6"x14"
Store	5'x5'
Drawing/Dining	18'x15'
Kitchen	10'x7'6"

2 BHK

CLUSTER PLAN

Biggest 2 bedroom apartments in the region with a store to help you organize properly and efficiently manage the space as a whole.



3 BHK

Perfectly suited for a small family, our 3 BHK apartments provide everything that you have always wanted in your dream home.

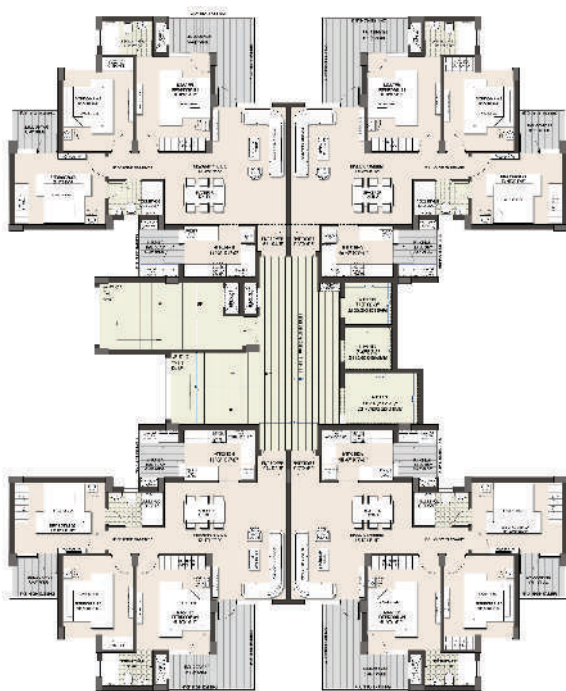


Internal size	
Room	Dimensions
Room1	10'6"x14"
Room2	11"x14"
Room3	13'6"x10'6"
Drawing/Dining	18"x17'19"
Kitchen	10'6"x7'6"

3 BHK

CLUSTER PLAN

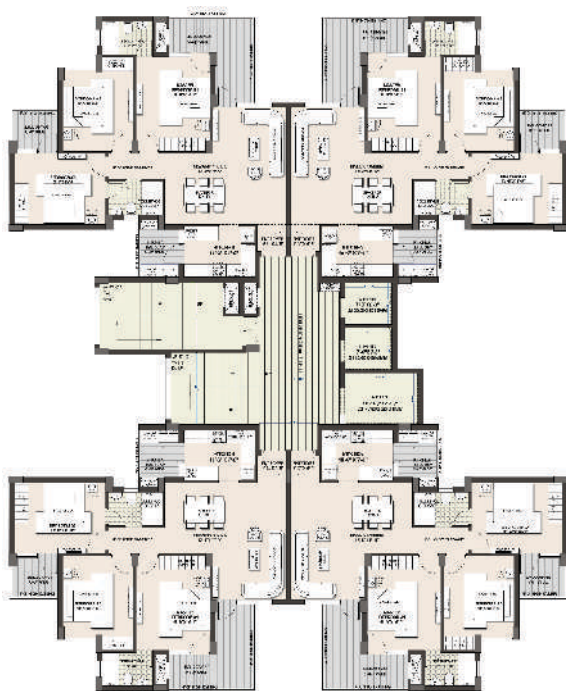
Perfectly suited for a small family, our 3 BHK apartments provide everything that you have always wanted in your dream home.



3+1 BHK

CLUSTER PLAN

We understand that having ample space is crucial and that is what our 3+1 BHK apartment provide in fulfilling amounts.



The Site Plan

Overview for the Site Plan

1. Entry/Exit
2. Commercial Shops
3. Parking Area
4. Water Feature
5. Cycle Track
6. Culture - The Club
7. Kids Play Area
8. Basketball Court
9. Cricket Pitch
10. Seating Area
11. Golf Putting Area
12. Tennis Court
13. Services Area

PAGE 02



PAGE 03



Never a bad time to pamper y'self

What if everything you strive for to pamper your pretty self was provided to you at the comfort of your dream home?

It's sounds as amazing as it actually is. At Escon Primera, we make sure whatever it is that makes you happy, is made available to you in premises.



FULLY EQUIPPED
GYMNASIUM



IN-HOUSE CAFE



SWIMMING POOL



BANQUET HALL



STEAM ROOM



MINI-THEATRE



Space that is truly yours

Space in homes means more than just the livable space. It also means the space where you explore your tastes and let your creativity fly.

From huge balconies to smart indoor spaces, at Escon Primera, you get a chance to make every inch of space truly personal.



6 FT. WIDE
BALCONIES



AMPLE SUNLIGHT
VENTILATION



VASTU COMPLIANT
LAYOUTS



FOYER AREAS

Dull evenings, a thing of past

Be it your friends coming over or just your family's time to enjoy, at Escon Primera, we take care of your entertainment needs right at home.

Because there's no better feeling than having some friends over and having a great time.



BASKETBALL COURT



FOOSBALL AND AIR
HOCKEY ARENA



SKATING RINK



KIDS PLAY AREA



MULTIPURPOSE
GAME COURT



CRICKET PITCH



Future proof amenities

When it comes to your dream home, while we take care of your needs that are current, we also make sure that anything that you might need to have access to in the future is also taken care of.



E-VEHICLE
CHARGING STATION



RAINWATER
HARVESTING WELL



HIGH -SPEED
ELEVATORS



RFID ENABLED
TOWER ACCESS



AUTOMATIC BOOM
BARRIERS



FUTURE-PROOF
MIVAN CONSTRUCTION



As majestic
as it is
beautiful

TRULY AWE-INSPIRING





Site office:

PR- 7, International Airport
Road, Village Chat, Distt.
Mohali, Punjab 140603

Reach us:

✉ reach@esconprojects.com
🌐 www.esconprimera.com

Disclaimer: The layout plans in the brochure are placed best to the designing capabilities. However, the promoter is liable to make the apartment in accordance with sanctioned plans, agreement to sell and as per Punjab RERA.