

EVERHILL  
VIRASA

*A Private Sanctuary.  
A Lasting Legacy.*

# THE VISIONARY BEHIND EVERHILL

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GAURAV MALIK



Gaurav Malik, a qualified Chartered Accountant, brings nearly two decades of diverse experience in finance and real estate. Having held leadership roles at prestigious organizations such as Blackstone, Signature Global, Experion Developers, and Starwood Hotels, he has managed multi-billion-dollar real estate portfolios and executed large-scale fundraising transactions.

Beyond corporate success, Gaurav is also an author of the bestselling book "Real Estate: A Buyer's Playbook", published by Thomson Reuters, offering valuable insights to investors and homebuyers. His achievements have earned him accolades, including "CFO of the Year – 2022" by the Indian Achievers' Forum and recognition in BW CFO Finance 40 under 40.

His expertise, passion for real estate, and commitment to quality drive Everhill's vision of creating extraordinary living spaces that integrate nature with modern luxury.









EVERHILL  
VIRASA

EVERHILL  
ELEVATING  
FARMHOUSE  
LIVING

Image Used For Reference Purpose Only

Artistic Impression

At Everhill, we are committed to creating timeless properties in exceptional locations, blending natural beauty with modern functionality.

### **Our Name, Our Promise**

'Ever' symbolizes everlasting grace

'Hill' represents elevation, growth, & stability

Everhill specializes in the acquisition and development of land, transforming it into exquisite farmhouse communities where sustainability meets luxury. Our approach integrates:

- **Sustainable Development** – Ensuring ecological balance and long-term growth
- **Modern Amenities** – Creating seamless, comfortable, and well-connected living experiences
- **Community-Centric Living** – Building spaces that foster connection, well-being, and exclusivity

With a commitment to quality, innovation, and sustainability, Everhill is redefining farmhouse living in India.





Artistic Impression





Artistic Impression

# Everhill's Philosophy

## NATURE & LUXURY IN PERFECT HARMONY

Our philosophy is rooted in harmonizing nature with modern innovation. We strive to:

- Preserve the ecological integrity of landscapes
- Design thoughtful, tranquil retreats for our residents
- Offer a seamless blend of comfort & sustainability
- Ensure long-term value & growth for investors

Every Everhill project is meticulously planned to integrate luxury, community, and nature, setting a new benchmark for premium farmhouse living.















Artistic Impression









# The Magic of Farmhouse Living

## MORE THAN A HOME, A LIFESTYLE

A gated managed farmland community offers an exclusive blend of luxury, nature, and security. Here's why it's the perfect choice:

- **Scenic Beauty** – Wake up to breathtaking views of rolling fields and picturesque sunrise.
- **Gated Security** – Controlled access and on-site surveillance ensure peace of mind.
- **Eco-Friendly & Sustainable** – Grow your own organic food and embrace a greener lifestyle.
- **Low-Density Living** – Enjoy privacy, serenity, and unpolluted air.
- **High Investment Potential** – Secure a high-appreciation asset in a growing region.
- **Short-Term Rental Potential** – Rent your farmhouse as a premium weekend retreat.
- **Proximity to Cities** – Enjoy a rural retreat without losing access to urban conveniences.

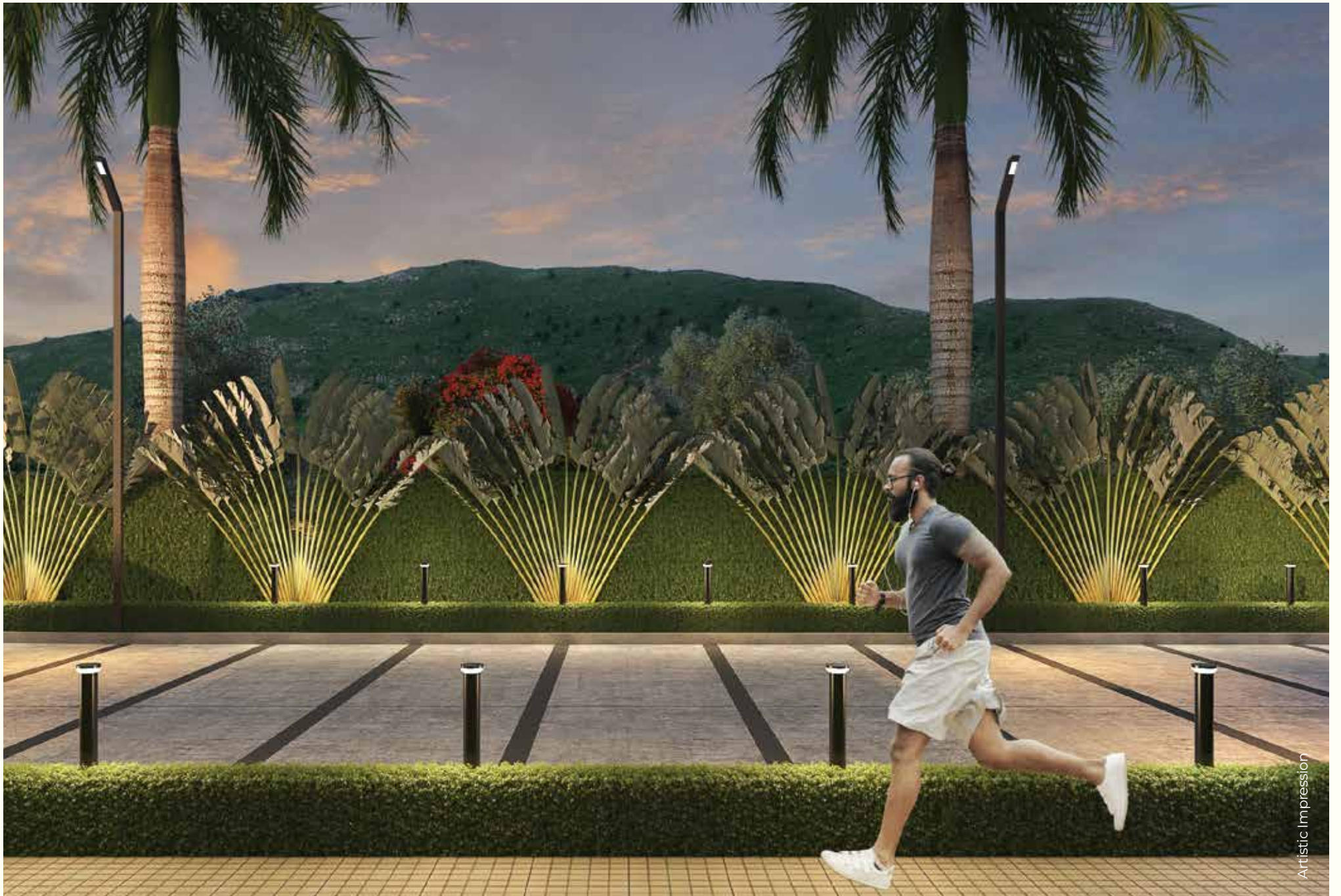
Everhill's managed farm communities elevate your lifestyle, blending luxury and sustainability with the charm of the countryside.





Artistic Impression





Artistic Impression



EVERHILL  
VIRASA

A FARMHOUSE  
COMMUNITY  
LIKE NO OTHER



A Gated Farmhouse Community in the Heart of Rajasthan

Everhill Viraasa is our premier project designed to offer a tranquil escape with modern comforts. Nestled in Deota, Kishangarh Bas, Alwar, Rajasthan, it provides the perfect balance between nature and urban connectivity.

- **Farmhouse Plot Sizes:** 1400 sq yd – 3700 sq yd.
- **Managed & Sustainable Farmland** – Ideal for organic farming, weekend retreats & investment
- **Gated Security & Community Living** – Private, serene, and well-connected
- **360 degree Panoramic Aravalli Views**

Everhill Viraasa is more than just a property—it's a legacy investment that offers a unique farmhouse lifestyle, and potential for long-term appreciation.









EXPANSION PHASE-2











# Key Features:

- Gated Community
- Grand Entrance with Green Avenue
- Signature Amenities – Executive Lounge, Card Room, Game Room, Gym, Pickleball & Cricket Net Pitch
- Scenic Terrace Café – Relax with stunning Aravalli views
- Over 1 km of pedestrian-friendly walkway
- Eco-Friendly Water Management – Sustainable water harvesting & irrigation
- Secure Living – 24x7 gated security
- 360 degree Panoramic Aravalli Views
- Wide & Green Roads – 40 ft grand boulevard road with lush landscaping
- Solar-Powered Lighting – Energy-efficient & sustainable
- Green Aesthetics – Hedge-lined roads & plot facades for a nature-rich ambiance



# Signature Amenities

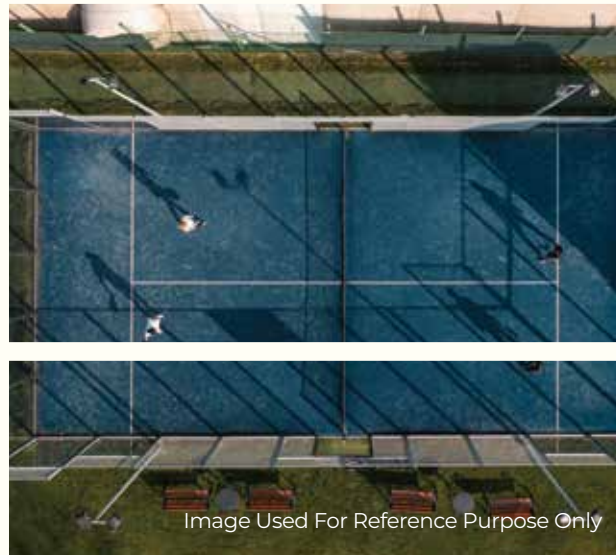
## REDEFINING LUXURY FARMHOUSE LIVING

Everhill Viraasa is designed for premium farmhouse living offering world-class amenities:

- Executive Lounge
- Games Room
- Card Room
- Gym
- Terrace Café
- Pickle Ball Court
- Cricket Net Pitch

Viraasa is not just a residence—it's a lifestyle where you can unwind, reconnect with nature, and create lifelong memories.









# Seamlessly CONNECTED

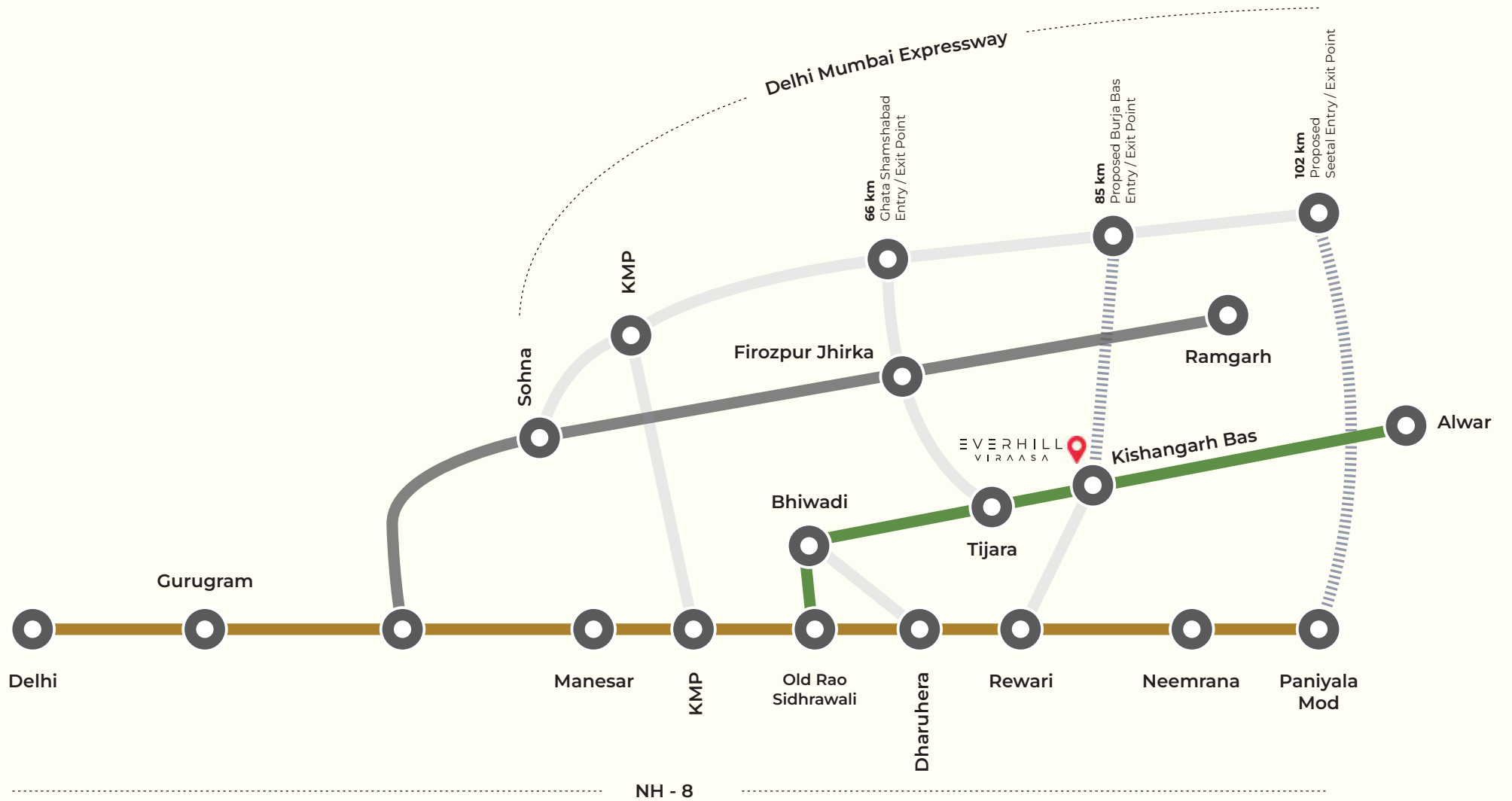
Located just 1.5 hours from Gurgaon, Everhill Viraasa ensures unparalleled accessibility while offering a secluded escape to nature.

## **Location Highlights:**

- 1 km from SH-25 (Bhiwadi-Alwar Highway)
- 1 km from Shivam DPS Global School
- 5 min from Kishangarh Bas City & Market
- 4 km from the proposed State Highway to Delhi-Mumbai Expressway
- 15 min from proposed Delhi-Alwar RRTS (Khairthal)
- 25 min from Alwar City
- 13 km from Khairthal Railway Station
- 50 km from scenic retreats like Silliserh Lake & Sariska National Park

With top schools, universities, and infrastructure projects nearby, Everhill Viraasa offers the perfect mix of privacy and convenience.





Disclaimer: The company reserves the right to make changes to the map.



Actual Image



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