




OSCAR  
PALACE

Royally, yours!

A Project by





Oscar is just not a name.  
It is royal living redefined!  
Oscar Palace is the new themed  
township furthering the rich  
tradition of Oscar Billionaire,  
Oscar Pride and Oscar Fort.



You are in a different league,  
you deserve different.  
We are here with what  
suits *your majesty*.





A kingdom-like  
landscape,  
a palace like none.

A royal estate for your palatial abode. An estate that radiates luxury and becomes a statement of your stature for others. Oscar Palace is conceived to transform township living into a royal experience. Unique location, palace-like entrance, multiple themed gardens, baradaris and walkways, wide internal roads with palace inspired installations, and fort like boundary wall, it is an oasis of luxury.

In the tradition of other Oscar townships, the master planning of Oscar Palace is driven by the thought of making everyday living a royal experience.

Oscar Palace is a tribute to your taste and vision. It is royally yours!





A location par  
excellence for  
*the ones who rule.*

A little away from the city's hustle and bustle, Oscar Palace is located in the upcoming Hingonia area. Adjoining the renowned Ruchi Lifescapes township, quite near the intersection of MR-10 & Agra-Bombay Bypass Road, it is connected with Indore-Nagpur highway. The continued public infrastructure development in the area, as well as easy connectivity with the city and outside, makes Oscar Palace the most coveted location.

Oscar Palace provides quick access to highways, city areas, shopping areas and malls, education and healthcare facilities, industrial areas and the airport. It is our effort to keep you close to everything you need.







Planning that  
exudes *grandeur*.

Oscar Palace is a pathbreaking township idea, imagined by visionary promoters who have already delivered landmark townships like Oscar Billionaire, Oscar Fort and Oscar Pride besides many others.

The unmatched grandeur across all elements and careful planning is credited to the experienced architecture team that delivered hotels and resorts like Jaisalmer Marriott Resort & Spa, Jaisalmer; Oberoi Sukhvilas, New Chandigarh and Bandhav Vilas, Bandhavgarh.

The landscaping team has worked on The Khyber Mountain Resort, Gulmarg; Sports City, Greater Noida and Marriott Signature, Dominica Republic.

Oscar Palace planning combines practicality with heritage charm curated for connoisseurs like you.





Impress yourself, impress others.

This is a township entrance like no other. It encapsulates the grandeur of a Rajasthani palace with its sheer size, exquisite jaali work and detailed jharokhas. Hidden behind will be large open and covered spaces, green spots and shelters, gathering and pick up points, and a lot more.

Passing through the magnificent gates everyday will be an experience that is royally yours!



Spaces curated for *the royal in you.*

Enjoy peace and tranquility in beautifully landscaped open spaces that Oscar Palace has in abundance. Walk for as long as you want, enjoying scenic beauty. Find time to be with yourself amidst nature for spells of solitude or meditation. Do physical exercises or yoga or play games under the sun. Take a break or pick reading in an aesthetically designed

pre-stocked library. Take a capsule lift to a 10 storied tower in the sky for a breathtaking view of surroundings from the safe platforms of a futuristic watchtower. The tallest structure in the area, it will also serve as a water tank for the township. The open areas in Oscar Palace are designed for your comfort, inviting you to relax and unwind. Enjoy life that is royally yours!





❦

*Elegant pathways  
and broad roads.*

❦

Passing through the grand entrance, get ready to be impressed with wide concrete roads. Landscaped sidewalks are planned to give the township a classic charm. Tree-lined roads, ornate pillars and pergolas, classical statues, installations, artefacts and other works of art will bring a royal elegance into living.

We are making it a royal estate.  
Royally, yours!



Usher yourself into  
the *lap of greenery*.

Themed gardens having distinctive royal touch and matching elements, loaded with ample greenery, are integral to Oscar Palace. They are carefully designed to create a peaceful escape, to be a haven for the soul. Take a walk along the winding paths, soak in the colors of nature, or just explore calm in regal jaali work, artsy garden lights, water features, and aesthetics.

Enjoy the expanse of nature accentuated with work of select craftsmen in stone, in a place that is royally yours!





That is something the royals are known for and here is your chance to create a legacy- as unique as you are. Here, you may build your palatial family residence with care and quality, making it a true reflection of you.

We offer you an open canvas, with the opportunity to make your mark. Get set to leave a lasting legacy that will be royally yours!

Have your *identity* carved in stone.





Shape your  
dream palace here,  
your majesty!

The 60+ acres expanse of Oscar Palace gives you the freedom of choice. With plot sizes ranging from 325 to 1,858 sq mtr (3,500 to 20,000 sq ft), you may build a palatial house or a modern villa, whatever suits your lifestyle.



Palatial looks that  
come with most  
*modern amenities.*

Every detail here is designed for your family's comfort, convenience and safety. Vast campus, open gym, play areas and workout spaces, underground power supply, ambient lighting, pebbled/ concrete roads, controlled access, fort themed boundary wall, multi-tier security and surveillance, whatever one may think of is already planned here.

Discover a world where luxury and functionality coexist in perfect harmony. Make it royally yours!





Beat the day blues, meet and greet other royals in a grand retreat.

#### Amenities

- ✦ Tennis & Basketball Court
- ✦ Cricket & Football Turf
- ✦ Pickleball
- ✦ Open Gym
- ✦ Skating Rink
- ✦ Yoga & Meditation Spaces
- ✦ Temples
- ✦ Kids Play Area
- ✦ Doctor on Call
- ✦ Ambulance
- ✦ Senior Citizen Park
- ✦ EV Charging Stations
- ✦ Barbeque, Grill & Picnic Zone
- ✦ Outdoor Pet Park
- ✦ Library Room
- ✦ Sky Walk
- ✦ Stargazing Deck
- ✦ Campfire Zone
- ✦ Gardens
- ✦ Water Fountains
- ✦ Jogging & Walking Tracks
- ✦ Baradaris, Chhatris & Gazebos
- ✦ Selfie Walls & Wall Sculptures
- ✦ Heritage Themed Street Lighting

Indore



Bhopal



About Ruchi Realty

Where land meets vision, Ruchi Realty facilitates creation of exceptional homes. We transform ordinary spaces into extraordinary living experiences, guided by our values and a passion for crafting prestigious addresses.

Serving Indore, Bhopal, and Kolkata, our portfolio includes townships, built-up residential, commercial spaces and plotted developments, all designed to inspire.

Oscar is a premium offering of Ruchi Realty, where each township is built on a chosen theme.

Kolkata



## The leadership at *Ruchi Realty*



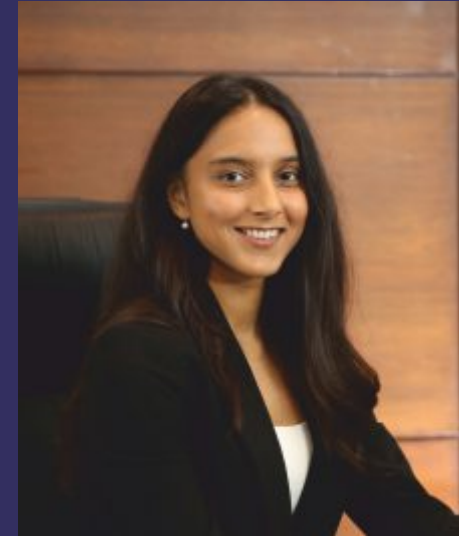
**Mr. Manish Shahra**  
Managing Director

Mr. Manish Shahra has over two decades of experience in agri-commodities, edible oils, dairy, real estate, wind energy, and international trade. He has set up businesses like infrastructure development, mining, housing, and power. His strategic approach and innovative mindset have driven the company's growth and positioned it as a key player in the industry.



**Mr. Rishabh Mahajan**  
Executive Director

A skilled Chartered Accountant with over two decades of professional experience, Mr. Rishabh Mahajan has exhibited remarkable proficiency in managing financial and business operations. His forward-thinking approach and astute leadership have successfully overseen large-scale projects across India, cementing the company's status as a leader in the industry.



**Ms. Sonakshi Shahra**  
Executive Director

Ms. Sonakshi Shahra, the new-gen real estate professional, holds a Bachelor's degree in Real Estate from New York University and a Master's from ISB, Hyderabad. She is the driving force behind Ruchi Realty's success in Kolkata and Indore. Her strategic leadership and focus on sales and marketing have been instrumental in expanding the company's reach and delivering value to clients.



OSCAR  
PALACE

Site : Hingoniya, Off Indore Nagpur Highway (Besides Ruchi Lifescapes, Jhalariya), Indore - 452016 (MP)

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