



ECSTASY PARK

S.M.📶.R.T

AN INTERNATIONAL
STANDARD WITH
SMART LIVING

Gulberg Office

Floor#3, One expressway,
Islamabad-Pakistan.

F-8 Office

7, 8-LG, Al-Babar Centre,
F-8 Markaz, Islamabad-Pakistan.

Faisal Town

4GF, Aviation Arcade, Main
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“KNOWING **HOW** TO DO IS NOT IMPORTANT
KNOWING **WHAT** TO DO IS IMPORTANT”



WE
RISE
BY LIFTING UP
OTHERS

Introduction

Since 2002 Win Win Associates is successfully helping it's clients to achieve their financial & real estate goals. Win Win is a well-grounded name in the property market of Pakistan that will cater all your the real estate needs.

Our formula for success lies in a customer oriented approach that commits to deliver projects within promised time by integrating latest development techniques and highest possible standards.

Vision

To become Pakistan's leading and most trustworthy real estate developer.

To be the market leader and first choice of clients in the luxury real estate market.

Our Mission

"We Gain by Giving"

Our mission is to create comfortable, economical and secure living spaces for our present community and for the generations to come.

Our Commitment

"We have been displaying our firm commitment in providing timely and high quality services. Quality, Economy and Comfort are our top priority that shall continue to help us in achieving the needs of our clients.

We are committed towards providing our clients with solutions that will generate long term benefit.

Our professional team here at Win Win works on the norm of honoring our commitments and fulfilling our promises.

COMPANY INTRODUCTION



“Difficult
Roads
often leads to
beautiful
destinations”



OUR SERVICES



Buy-Manage-Sell

The 24 real estate specialists of Win Win Marketing & Developers follow an active Buy-Manage-Sell strategy as part of their professional portfolio management. The close proximity of the branches across the country to the most important markets and customers enables them to acquire, at short notice, the suitable real estate for the portfolio, then professionally manage the portfolio, and finally sell at the best time and price.

The successive development of further operative country branches is part of the growth strategy of Win Win Marketing & Developers in the coming years.



Mediating Services

Mediating represents the core business function of the company. Win Win Marketing & Developers professionals specialize in office, industrial, investment and retail properties. The company's proven track record in property disposition demonstrates a thorough understanding and implementation of building construction, valuation and marketing.



Consulting Services

Consulting Services provide complementing support, including property and tenant evaluation, financial analysis (including lease and cash flow analysis), financing options, economic incentives, and market research.

Our Support personnel will provide reliable information and valuable insights especially to cater your demands.



Management Services

Win Win Marketing & Developers provides portfolio analysis and property management, whether it is on a short-term basis during the initial marketing and disposition period, or on a long-term basis in the growth marketing and management of investment and retail properties. Win Win Associate specializes in managing risk to maximize our client's return.

TEAM WIN WIN

In order to provide our clients with exceptional services, we have built a highly skilled professional team. Each team member is integral to the success of our business.

OUR SALE VOLUME IS
TRULY A TESTAMENT
TO OUR TEAM!

We Believe in business ethics that bring client confidence.

The highly skilled professionals at WinWin work day in and day out to provide Outstanding Results to our Clients. Our team consists of experienced personnel who have a vision for modern living and luxury real estate. The specialized team we have in place allows us to manage a large portfolio of listings, while not sacrificing our Services.

[AND NOW
WHAT IT IS ALL
ABOUT]

“BIG THINGS
HAPPEN HERE”



WHY IN ISLAMABAD

Most Beautiful Capital

Safest City of Pakistan

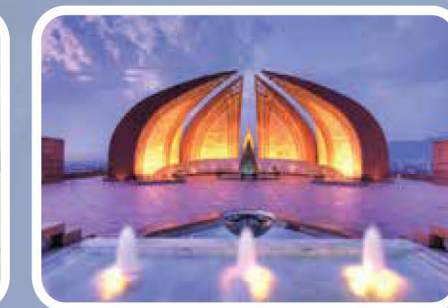
Financial Activity upturn

Growth in population & Urbanization

Continuously Expanding & Reshaping

Islamabad, the capital of Pakistan, a well planned city, which is transmuted into a business capital of the country. This city is renowned for its peaceful and lush green surroundings with a blend of style and elegance.

Being strategically located, global investments and other dynamics, the landscape of Islamabad is continuously expanding, reshaping and bringing about to enormous growth in the population as well as in financial activity especially during last 10 years. Because of it's safe and secure environment, Islamabad has become the leading choice for people living inside Pakistan or abroad.





WHY IN FAISAL TOWN

Faisal Town is a Project of Zedem International (Pvt) Ltd. Unique location at the junction of main communication arteries (motorway, airport & railway) and ideal access from down town areas of twin cities of Islamabad and Rawalpindi. Project execution by a team of trained, highly qualified engineers, consultants, architects and ancillary staff. Fully competent to translate vision into reality through commitment, devotion and hard-work with the support and guidance of Board of Directors.

Faisal town is located on main Fateh jang Road before Motorway M-1 Interchange and New Islamabad International Airport is only 4 kilometer away from the project.



Management

Faisal Town is a Project of Ch. ABDUL Majeed, GM of MPCHS and CEO of Zed Em International pvt Ltd. A competent person possessing extensive experience & knowledge of real estate industry. The success of E-11 1&3, F-17, B-17, Multi Residencia & Orchard is the evidence of his capability and true management.



Infrastructure

Faisal Town is one of the best housing society near New Islamabad International Airport, due to its outstanding architecture and development standards e.g underground electricity, wide carpeted well lit roads, parks, hospitals, schools, community club & security system are few examples.



New Islamabad Int'l Airport

The first greenfield airport in Pakistan
First to support the landing of Airbus A380
Built on an area of 3,289 acres will cater upto 25 million passengers in the second phase.



CPEC.

Faisal Town is located at CPEC route. A \$45 billion project.



Motorway

Adjacent to M-1 (Islamabad to Peshawar Motorway)
Minute away from tarnol interchange.



Metro

25.6 kilometre long Metro Bus Service linking Peshawar Mor with New Islamabad Airport Metro.

The scheme is beautifully designed with all modern amenities compatible to international standards with professional layout planning.

Well planned & ideal Location surrounded by institutions of value addition and is accessible through all main arteries of communication is a significant factor of Faisal Town.

“ Buying a
HOME
is the best
Investment
any individual
can make ”



WIN WIN
MARKETING & DEVELOPERS
(SMC-PVT) LTD.





ECSTASY
PARK
S.M.📶.R.T

PROJECT INTRODUCTION 📶

Project Overview and introduction.

Islamabad, the capital of Pakistan. A well planned city, which is transmuted into a business capital of the country. This city is renowned for its peaceful and lush green surroundings with a blend of style and elegance.

Ecstasy Park is a pure residential project spread over eight kanal. A four side open corner plot next to a beautiful lush green park. It is positioned at an outstanding, significant and convenient location in sector F-18, Faisal town. Right beside Tamol interchange on Lahore to Islamabad motorway, which is also a part of CPEC (a \$45 billion project). the location is minutes away from New Islamabad International Airport (where Pakistan govt. has spent Rs. 81.17 billion).

Recognizing the growing demand for luxury living in Islamabad and having an experience and knowledge of 15 years in real estate business Win Win Associates highly professional, skilful and passionate experts came up with a solution and introduced ECSTASY PARK a lavish, ultra - modern but affordable living at a very prime location.

ECSTASY PARK BUILDING is a one of its kind S.M.A.R.T building in Pakistan that will integrate the most advanced technology into your homes to bring more comfort and ease in your life.

ECSTASY PARK is a Unique, Elegant and Luxurious project, in a price that brings our customers the best value for their money.

“ It takes hand to build a house
But a heart to build a home ”



AMENITIES ☎

The 'Park' is beautifully planned with all modern amenities compatible to international standards with professionally excellent layout planning. The stunning design of the project gratifies residents with top-notch amenities and services, including gym, coffee shop, outdoor grilling area, sports courtyard and dedicated car parking, Modern and fast moving lifts. The gated community is equipped with advanced and fool proof security system. Our proficient and efficient building management team comprises experienced professionals, shall deliver efficient customer-focused facility throughout the building. Additionally, we anticipate and address the needs of the residents on ongoing basis by constantly improving standards of our services and facilities.

BUILDING FEATURES

Keyless/S.M.A.R.T access to all entrances for you and your guests.

Remotely monitor/ control security of your apartment through S.M.A.R.T technology .

Notifications and alerts plus remote access for lights, climate, motion detector, smoke detector, cameras and other appliances. (S.M.A.R.T).

State of the art sophisticated architecture and design with elegantly laid out floor plans.

High standard construction with modern techniques. Ground plus twelve stories building on a four side open plot having scenic views on all sides.

Two basements designated for dedicated car parking. Exceptional arrangements for privacy, daylight and cross ventilation.

Lush green gardens on ground floor.

Contemporary coffee shop/ restaurant Modern style health club equipped with latest machines and professional trainers.

Huge Atriums and sky lights.

Four strategically positioned heavy duty & swift elevators including a cargo lift.

Cutting-edge Fool proof security system. Emergency exits.

24/7 Customer & Maintenance services.

Earthquake resistant building.

Backup electricity generators. Sophisticated Imported quality fittings and finishes.

Separate Gas and Electricity connections for each apartment.

Latest garbage removal system.



HEALTH CLUB



LOBBY



DEDICATED CAR PARKING



LUXURY APARTMENT FEATURES 📶

Revealing touch of class and luxurious attributes for lavish lifestyle, the complete collection of private paradises provides utmost privacy and cross ventilation. The community will feature studios as well as one, two, three & four bedroom ultra-luxury apartments available in various layouts and sizes to specifically suit every style preference and purpose.

The sleek, modern and capacious apartments are wrapped in natural light displaying the superior finish of the interiors that were sensibly selected for your new home.

Below are revealed some of the features offered in all apartments.

- Spacious, Elegant and stylish.
- Guest Bed/Servant Quarter
- Balconies in every apartment.
- Walk-in closet and attached baths.
- Ample Storage space
- Concealed ducts for air conditioning systems.
- Superior arrangements for high speed internet, high definition t.v cable, ptcl etc.
- Easy access from car parking to your apartment.
- Be S.M.A.R.T



EXTRAVAGANCE BATHROOM



MODERN KITCHEN



SPACIOUS BEDROOM



ADAPTABLE LIVING AREA



*“ a house is
made of
Bricks
& Beams
a home is
made of
Hope &
Dreams ”*



• be S.M.A.R.T

Often, the demand for new technology is driven by its ability to simplify tasks and make things easier. Same way for smart apartments, it can help make a residents' living easier and apartment access and control simpler.

This incredibly convenient feature will offer our residents, a hands-off control over the basic functions of an apartment, from lights to temperature control to keyless entry or your security cameras . You can also be notified and see your guest from your smart device and decide whether or not to give the guest access to your apartment.



No more fumbling for your keys!

S.M.📶.R.T

24/7 SMART SECURITY & MONITORING SYSTEM

Our latest & continuous 'SMART' monitoring technology will help Ecstasy Park security and monitoring station, to protect our residents and their assets. Multiple layers of security system including virtual gate keeper through an interactive audio and visual monitoring technology, having propriety facial & licence plate recognition system, shall apply on all automatic entrances and gates to control pedestrian and vehicular access. Our administration will also communicate or alert the residents through the same SMART system to address an issue or in case of any emergency.

(Ecstasy park is the first project , introducing this revolutionary technology in Pakistan.)



“ DON'T SAVE
WHAT IS LEFT AFTER
SPENDING
BUT SPEND WHAT
IS LEFT AFTER
SAVING”

- Flexible and easy payment terms.
- Offering our buyers flexible and convenient payment choices to help their acquisition go smoothly.
- Minimum down payment and easy installments.

Affordable Financial Acquisition Plans
with Quarterly Installments

Down Payment **20%**



ECSTASY
PARK

A Project of



WIN WIN
MARKETING & DEVELOPERS
(SMC-PVT) LTD.

S.M.☎.R.T

QUALITY
ATTRACTS
QUALITY



**1 BED
APARTMENT**



**2 BED
APARTMENT**



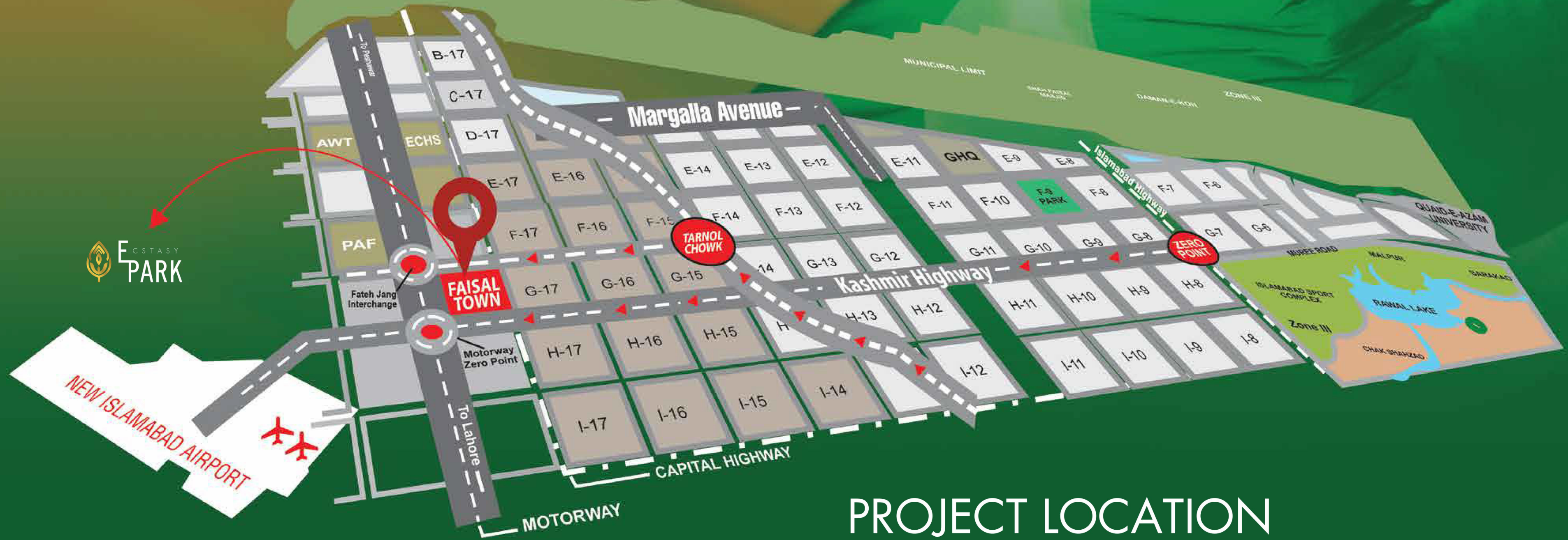
**3 BED
APARTMENT**



**4 BED
APARTMENT**

BEYOND LUXURY
**A DREAM
LIVING**





PROJECT LOCATION

'Ecstasy park' is positioned at an outstanding & convenient location in Faisal town. This unique society is at the junction of main communication arteries (motorway, airport, railway) and ideal access from downtown of twin cities, minutes away from 'New Islamabad International Airport'. Beside Tarnol interchange and adjacent to Islamabad to Peshawar motorway, which is also a part of CPEC (a \$45 billion project). The inauguration of Islamabad New International Airport, and recently launched Metro Bus service has added the charm to the significance and value of our ingenious project.



CEO MESSAGE

Dear friends,

Thank you all for making us successful at Win Win Marketing & Developers, Islamabad. Since commencement of our operations, by the blessings of Almighty and the support of our valued and esteemed clients we have grown very fast in Federal Area of Islamabad and surroundings.

I truly understand the necessary professionalism, commitment, integrity & knowledge required, when dealing with real estate industry. My previous & present related experience has allowed me to coach my team the empathy & capability to ensure your trust, regardless the volume of your real estate requirements.

We provide independent, impartial and expert real estate services in federal area particularly, since 2002. Our range of services is designed to protect the interests of our valued clients against their real estate requirements.

The hard work and commitment from everyone involved at Win Win Marketing & Developers has firmly established the company as a leading choice in Islamabad. We are able to service every client in a cost efficient, timely, highly confidential and professional manners with no compromise to the quality and no short cuts to our intensive and detailed search & negotiation process.

Me and my team look forward to serve you and your esteemed organization with a promise for truly professional, impeccable, satisfying and unmatched service.

Your continuing support is highly appreciated.

Thanking you

Tahir Mehmood

CEO- Win Win Marketing & Developers

President Islamabad Estate Agents Association

President Traders Welfare Organization F. 8, Islamabad

“
**DREAMS
DON'T
WORK
UNLESS
YOU DO!**”