

SAGAA

ENSURING YOUR DREAM HOMES



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OUR LEADERSHIP



Mr. Suresh Gupta
Chairman, SAGAA Group

Vision & Trust

Founded SAGAA Group in 1981 with a vision of trust, excellence, and lasting value. His leadership and deep commitment to Bathinda's growth have shaped the Group into a trusted name across industries.



Mr. Anish Gupta
MD, SAGAA Group

Innovation & Growth

A Finance graduate from the University of Toronto, Anish drives SAGAA Group's growth and innovation. Through SAGAA Urban County & Heights, he identified the demand for right-sized homes near AIIMS, creating value for customers and investors.



Mr. Shubham Goyal
Director, SAGAA Group

Strategy & Investor Focus

Brings deep expertise in real estate, finance, and strategic planning. As Director & Partner, his leadership drives sustainable growth and investor-focused developments across the Group.



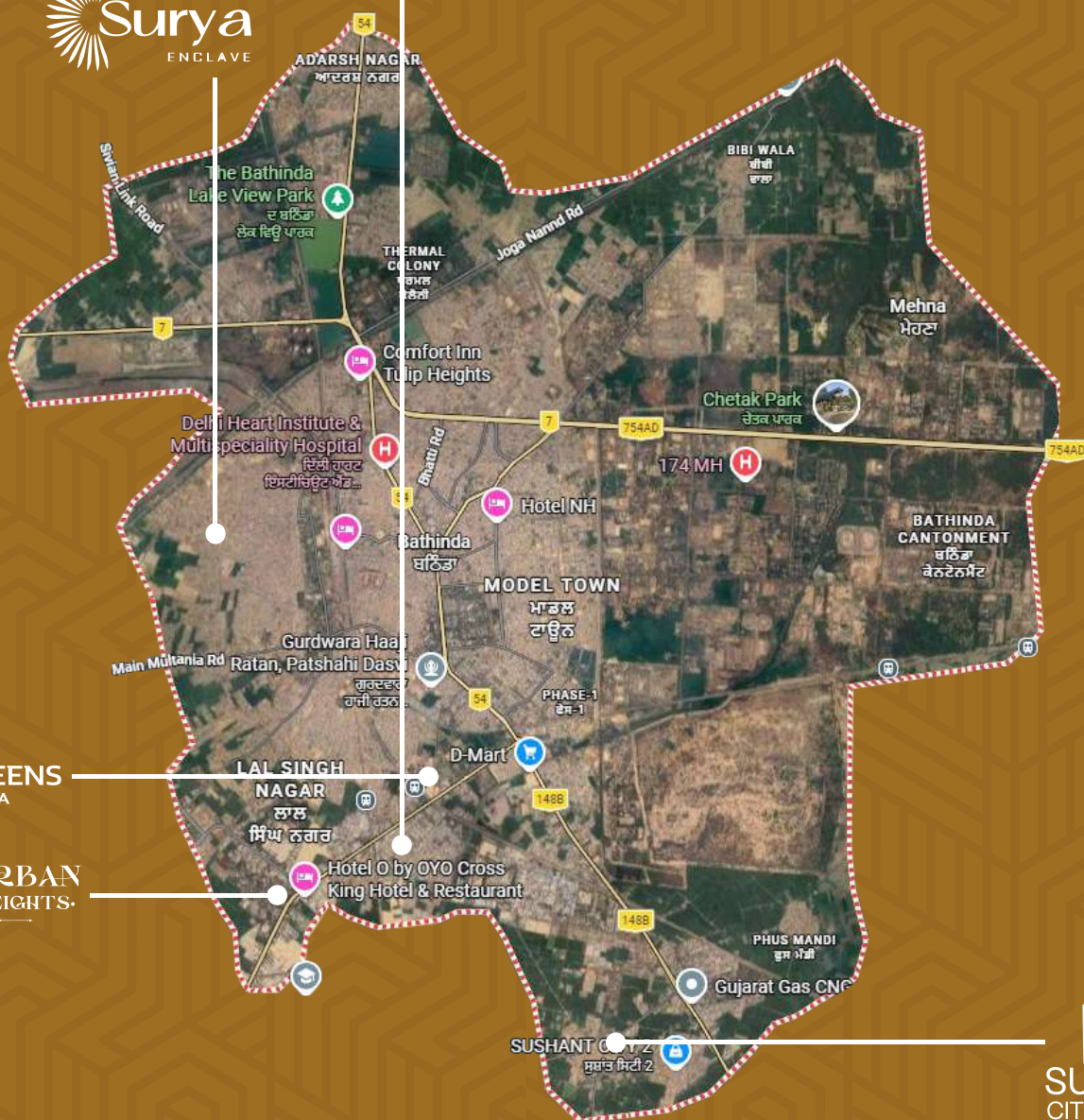


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SHEESH MAHAL
HOMES



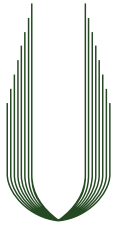
URBAN GREENS
BATHINDA

SAGAA URBAN
COUNTRY & HEIGHTS

SUSHANT
CITY ENCLAVE

Har Neev Mein Basa Hai Aapka Vishwas

www.sagaagroup.com



URBAN GREENS BATHINDA

- Dabwali Road, Bathinda
- 340+ Residences
- 2, 2+1 and Executive 3 BHK Apartments
- Possession: End of 2027



50% Structure Complete

Real, visible progress on-site.



10 mins Away

AIIMS, Civil lines, Civil Hospital, Max Hospital, ISBT, Secretariat, Judicial Complex



High-Rise Living

16 floors offering standout, elevated city views.



Clubhouse & 24x7 Security

Resort-style amenities paired with round-the-clock security.





SHEESH MAHAL HOMES

- Adjoining Tulip Stadium, Dabwali Road, Bathinda
- 65+ Residential Plots
- 100 to 150 Sq. Yds.
- 55% Allotment Completed



Adjoining Tulip Stadium

A prime, easily identifiable location right next to Tulip Stadium on Dabwali Road.



Gated & Secure

A secure, well-planned colony designed for worry-free living.



10 Parks

Generous green spaces woven through the layout.



Delivered Ahead of Schedule

Possession Ready before the promised timeline.





● Sushant City-2, Mansa Road, Bathinda

● 110+ Premium Residential Plots

● 100 to 150 Sq. Yds.

● Possession: August 2026



Immediate access to an established Community

Positioned right at the entry of Sushant City-2, one of the area's largest established neighborhoods, immediate access without being deep inside.



Silver Oaks School Within the Compound

Established schooling infrastructure already within the community.



30 Parks

Generous green spaces woven through the layout.



Delivered Ahead of Schedule

Possession in August 2026, ahead of the promised timeline.



PBRERA-BTI08-PR1033



● Partap Nagar, St. No. 25, Bathinda

● 170+ Residential Plots

● 100 to 150 Sq. Yds.

● 70% Allotment Completed



First RERA-Approved in Partap Nagar

Surya Enclave holds the distinction of being the area's first RERA-approved gated colony.



Gated & Secure

A secure, well-planned colony designed for worry-free living.



Delivered Ahead of Schedule

Possession in March 2025, ahead of the promised timeline.



A Real, Living Community

10+ families already call Surya Enclave home, with more joining soon.



SAGAA URBAN COUNTY

- Near **AIIMS**, Dabwali Road, Bathinda
- **160+** Premium Residential Plots
- **100 to 150 Sq. Yds.**
- Possession: **Mid 2027**



Right-Sized Plotting

First 100 & 150 sq. yd. plots on a road otherwise dominated by larger sizes.



Built-In Support

House design assistance and a day care center for AIIMS staff families.



Gated & Secure

Round-the-clock security and controlled entry points for worry-free living.



Strong Long-Term Value

Proximity to AIIMS ensures steady demand and appreciation over time.



URBAN COUNTY HEIGHTS

- Near **AIIMS**, Dabwali Road, Bathinda
- **1 & 2 BHK**, 200+ Units
- Possession: **Mid 2028**



Unbeatable Location

Walking distance from AIIMS Bathinda, within Municipal Corporation limits.



High Investment Yield

Strategic proximity to AIIMS ensures consistent rental demand and strong long-term capital appreciation.



Smart 1 & 2 BHK Layouts

Efficiently designed modern apartments maximizing space, light, and functional comfort.



Gated & Secure Community

Round-the-clock security and controlled entry points for a worry-free lifestyle.

