

SKY PARK

BRANDED RESIDENCES

A PLACE WHERE
life
COMES TOGETHER

MARGAO, SOUTH GOA



LEGACY OF DELIVERING EXCELLENCE.

Guided by a vision to create enduring value through innovation and excellence, GHD Group has demonstrated exceptional growth over the years, earning its reputation as one of India's largest and most trusted real estate developers. Our journey is marked by an unwavering commitment to quality, trust, and customer satisfaction.

13+

Unique Projects

700+

Branded Apartments

100+

Luxury Villas

200+

Plots



A VISION THAT RISES ABOVE.

With a vision rooted in thoughtful living and long-term value, GHD Sky Park is crafted for those who seek more than just a home. It is a place where lifestyle, location, and luxury come together seamlessly.

Set in the heart of South Goa's most promising growth corridor, GHD Sky Park invites you to experience a refined way of living that is calm, connected, and contemporary.



A NEW PERSPECTIVE OF LIVING.

Goa is evolving beyond a destination, it is becoming a lifestyle choice. GHD Sky Park reflects this transformation by offering residences that balance everyday convenience with the relaxed rhythm of coastal life.



WHY CHOOSE ORDINARY WHEN YOU CAN BELONG TO A LANDMARK?

WELCOME TO GHD SKY PARK,

GHD Sky Park is an exceptional residential development redefining luxury living in the heart of Margao, South Goa. Thoughtfully planned, it offers 274 fully furnished branded residences.

Featuring a refined mix of Studio, 1 BHK, and 2 BHK homes, GHD Sky Park blends contemporary architecture, premium interiors, and curated amenities, perfectly balancing lifestyle and investment aspirations.

Professionally managed by the Royal Orchid Group - Regenta, the project promises a seamless, hotel-style living experience with world-class service, maintenance, and rental management.





DESIGNED FOR TODAY.
POSITIONED FOR TOMORROW.

GHD Sky Park blends contemporary design with long-term investment potential. Strategically planned residences, future-ready infrastructure, and a well-organised environment ensure strong livability today and sustained value for the years ahead.

HOMES THAT FIT EVERY LIFESTYLE.

Choose from a range of intelligently planned residences

STUDIO
SUITE

PREMIUM
STUDIO SUITE

1 BHK
RESIDENCY

1 BHK PREMIUM
RESIDENCY

2 BHK
RESIDENCY

EACH HOME IS CRAFTED TO MAXIMISE SPACE,
LIGHT, AND FUNCTIONALITY.





FULLY FURNISHED LIVING.

MOVE IN. RELAX. LIVE.

All residences at GHD Sky Park come fully furnished, allowing you to enjoy a hassle-free living experience from day one. Thoughtfully curated interiors, contemporary finishes, and modern fittings ensure your home is both elegant and practical.

3D RENDER IMAGE

BRANDED RESIDENCE ADVANTAGE.

COMFORT WITH CONVENIENCE.

GHD Sky Park is designed for effortless living. With professional maintenance, flexible usage, and thoughtfully managed spaces, it offers a lifestyle that adapts to your needs. Ideal for homeowners, frequent travellers, and investors, it ensures comfort without the burden of upkeep.





NATURE & SURROUNDINGS.

A SENSE OF CALM IN EVERY CORNER.

The project is thoughtfully integrated with its natural surroundings, offering a serene retreat away from noise and congestion. Lush green views and open spaces foster a sense of balance and well-being, making each day feel calm, refreshing, and deeply connected to nature.

A SMART ADDRESS FOR THE FUTURE.

As South Goa emerges as a preferred destination for lifestyle living and hospitality-led growth, GHD Sky Park presents strong potential for long-term appreciation and rental demand. Its strategic location, branded living format, and fully furnished residences make it a compelling and future-ready investment choice.

End-users seeking
a refined home in Goa

Professionals
and entrepreneurs

Holiday home
buyers

Investors looking
for long-term value

GHD Sky Park adapts effortlessly to varied needs and aspirations.



BEDROOM AMENITIES

Daikin
Air Conditioning

Vitrified Tiles
by NITCO

Private Balcony
with Sit-out

Side Tables
with Lamps

Art &
Artefacts

Double
Bed

Wardrobes

Bed Linen

Fan

Lights

Pillows

Cushions



WASHROOM AMENITIES

Jaguar
CP Fittings

Duravit
Chinaware

Anti Skid
Tiles On Floor

Designer
Tiles On Walls

Overhead Shower
With Bath Spout

Hair
Dryer

Imp. Marble/Granite
Countertops

Towel Racks
& Other Accessories

Geysers

Fan

Lights

Exhaust Fan





KITCHEN AMENITIES

Modular Kitchen Setup

Designer Modular Kitchen Cabinets with Premium Finish

Overhead & Base Storage Units with Soft-Close Shutters

Stainless Steel Sink with Premium Faucet

Granite / Quartz Kitchen Platform

Adequate Electrical Points & Concealed Wiring

Anti-Skid / Easy-Maintenance Flooring

Appliances & Equipment

Built-in OTG / Microwave Oven

Induction Cooktop / Hot Plate

Chimney / Exhaust System

Provision for Water Purifier

Refrigerator (Single or Double Door – as per unit type)

Cookware & Utensils

Cooking Pots & Pans (Hotel-Grade Quality)

Frying Pan & Sauce Pan

Pressure Cooker

Cooking Ladles, Spatula & Serving Spoons

Cutlery & Crockery

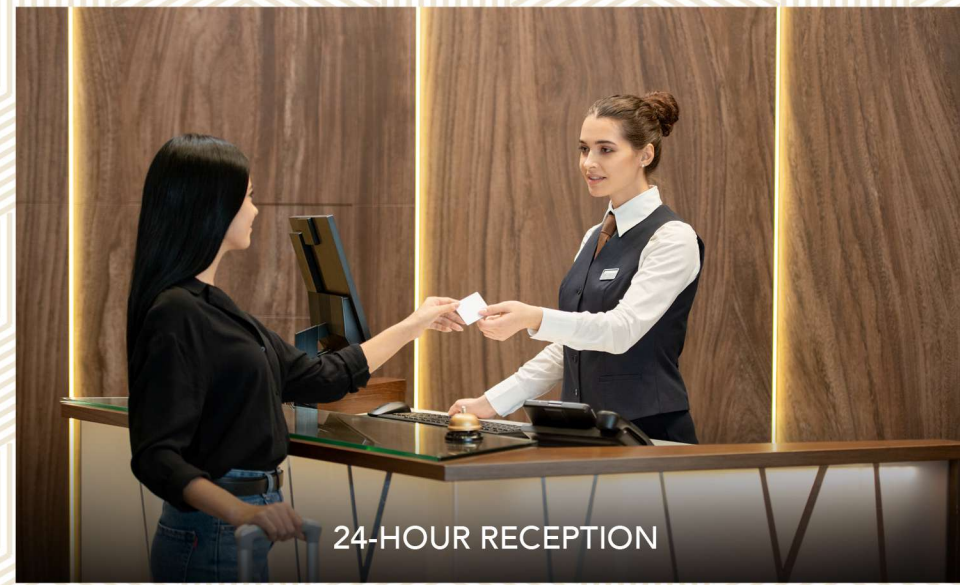
Dinner Plates & Side Plates

Tea Cups & Coffee Mugs

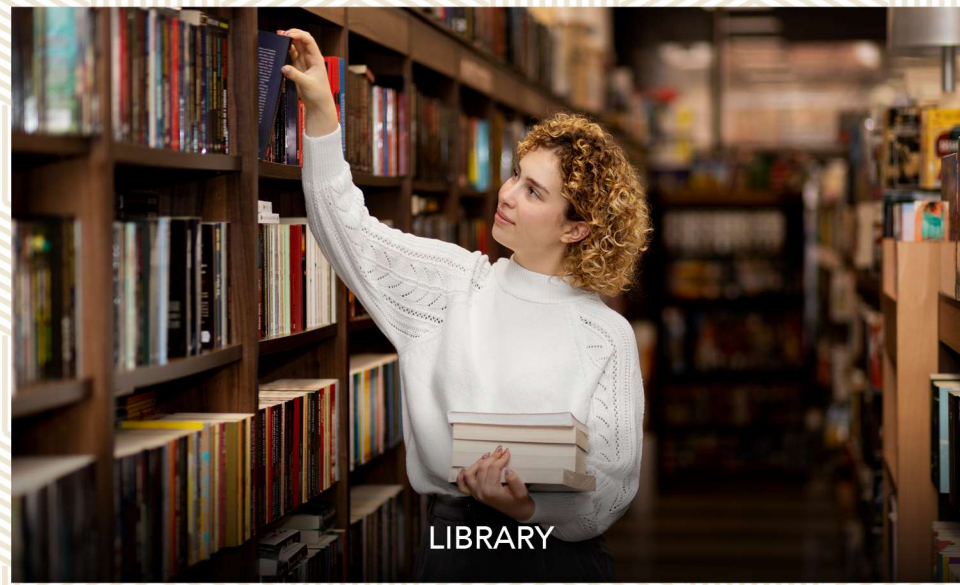
Forks, Spoons & Knives (Full Cutlery Set)



ELEVATED LIVING AMENITIES



24-HOUR RECEPTION



LIBRARY

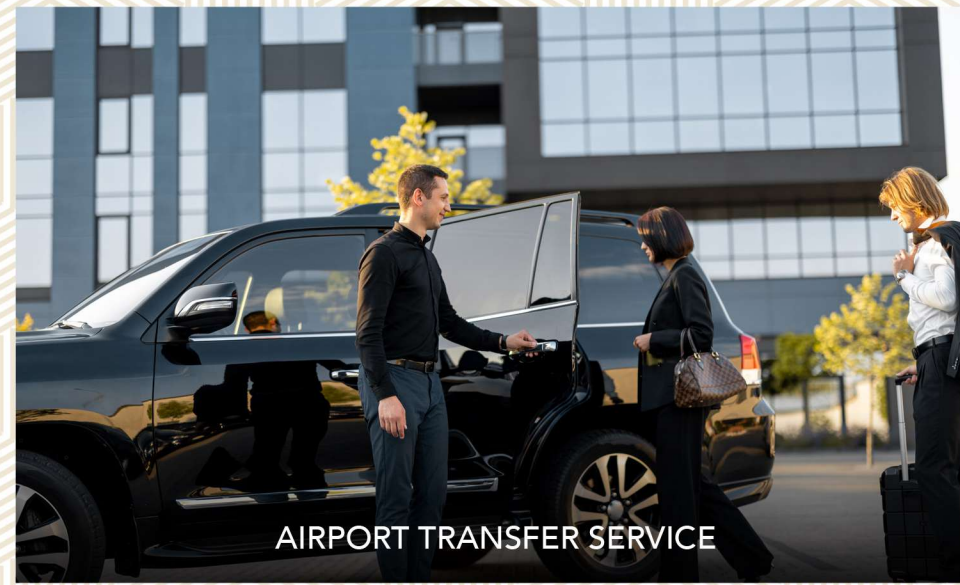


24-HOUR SECURITY & CCTV



LUGGAGE STORAGE

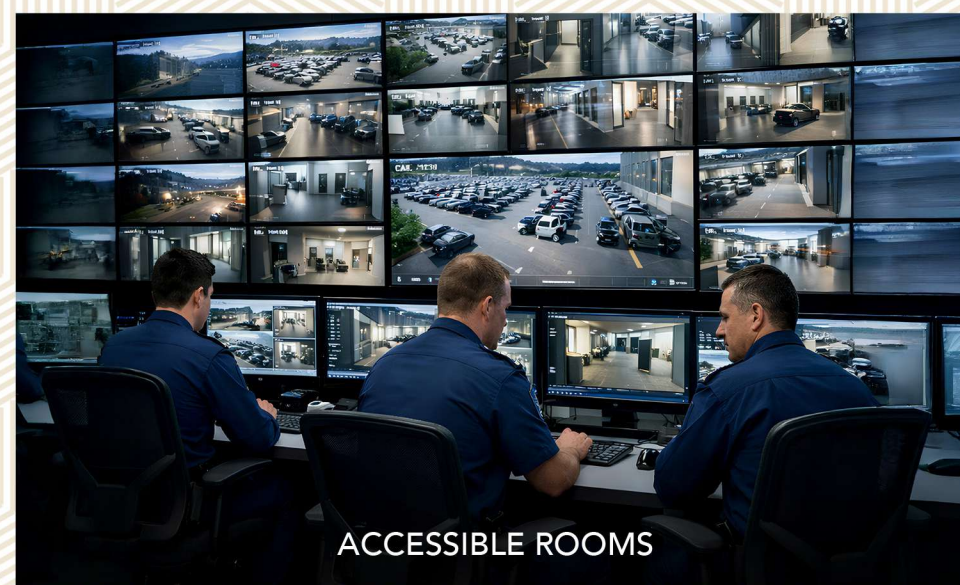
TOP NOTCH FACILITIES



AIRPORT TRANSFER SERVICE



SPA & WELLNESS CENTRE



ACCESSIBLE ROOMS



MEETING FACILITIES

A POOL EXPERIENCE AWAITS.

Indulge in a thoughtfully curated aquatic lifestyle featuring one expansive swimming pool at the ground level and two exclusive rooftop pools, each designed to elevate everyday leisure.

From relaxed morning swims at the landscaped ground pool to elevated rooftop experiences offering open views and serene privacy, every pool is crafted for comfort, ease, and indulgence.





ELEVATE YOUR FITNESS JOURNEY.

Energize your body and refresh your mind in our state-of-the-art gym. Whether you're looking for an intense workout or a light fitness session, our well-equipped space offers the perfect balance of recreation and wellness. With modern equipment and a motivating ambience, every session feels like a step towards a healthier, happier you.

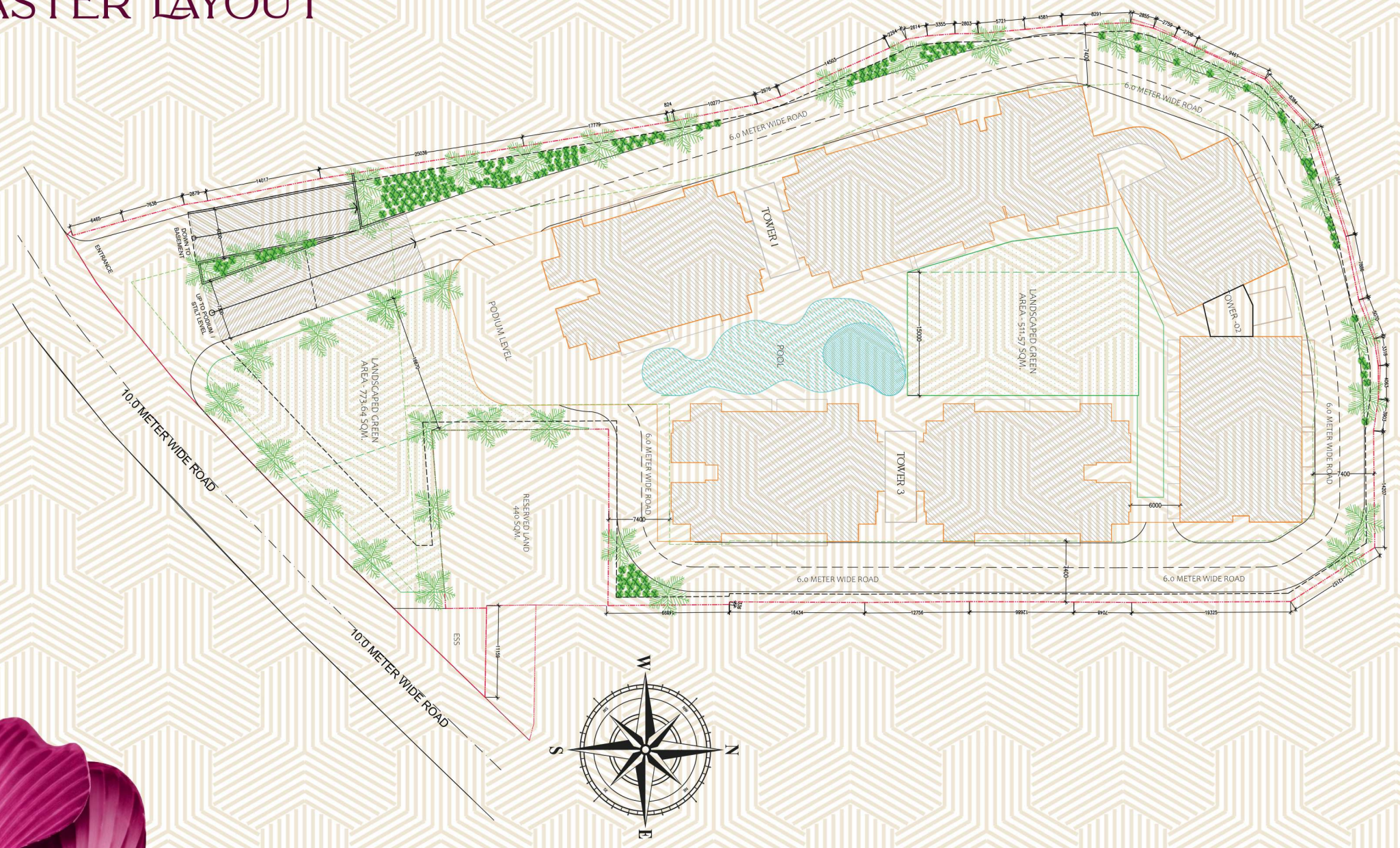


EXCLUSIVE SOCIAL CLUB.

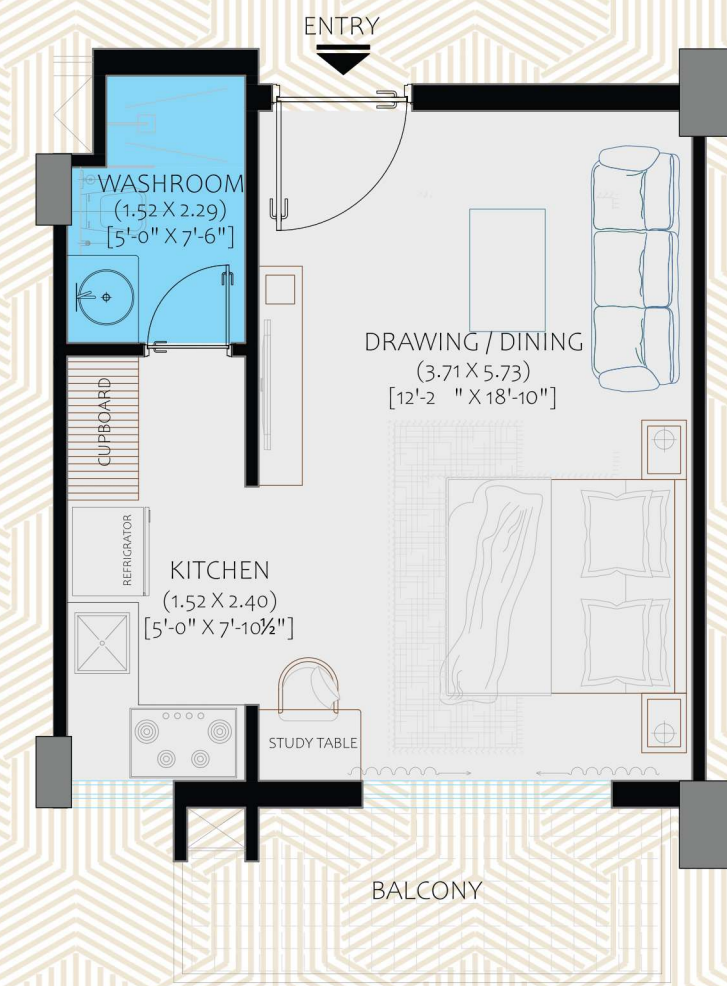
Step into an exclusive **Social Club** designed as the soul of the community—where meaningful connections are formed, celebrations come alive, and everyday moments turn memorable. Whether it's engaging conversations, relaxed evenings, or quiet moments of leisure, the space offers a perfect balance of energy and calm. Thoughtfully curated experiences, elegant interiors, and a warm ambience come together to create a truly luxurious retreat.



MASTER LAYOUT



STUDIO SUITE LAYOUT

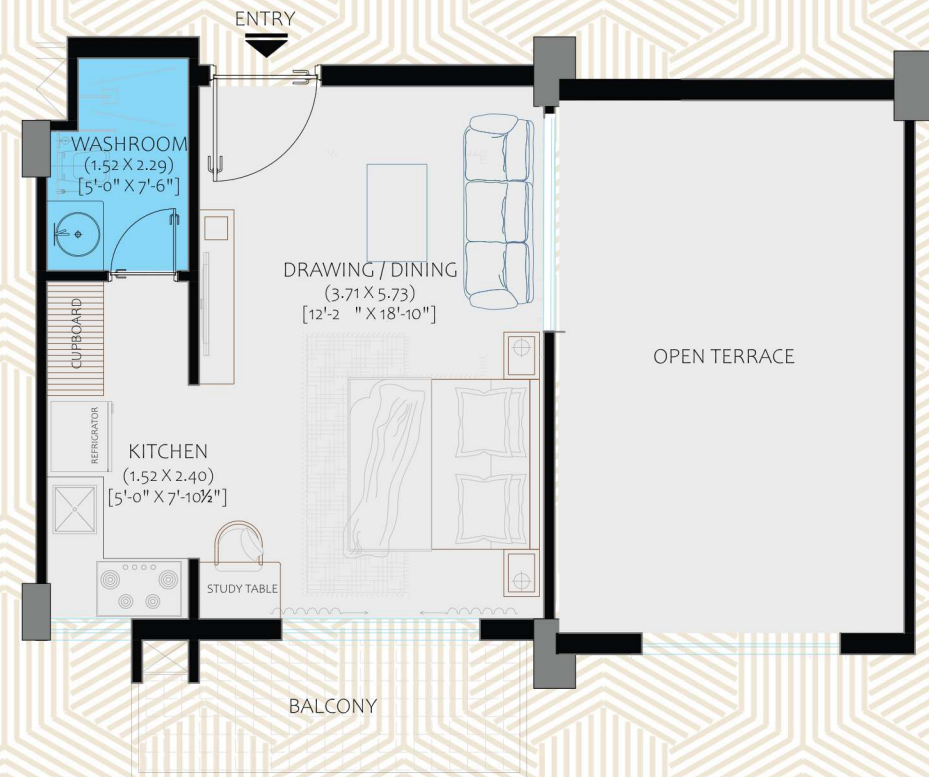


653.10 SQ.FT / 60.67 SQ. MTRS

STUDIO SUITE



STUDIO PREMIUM SUITE LAYOUT

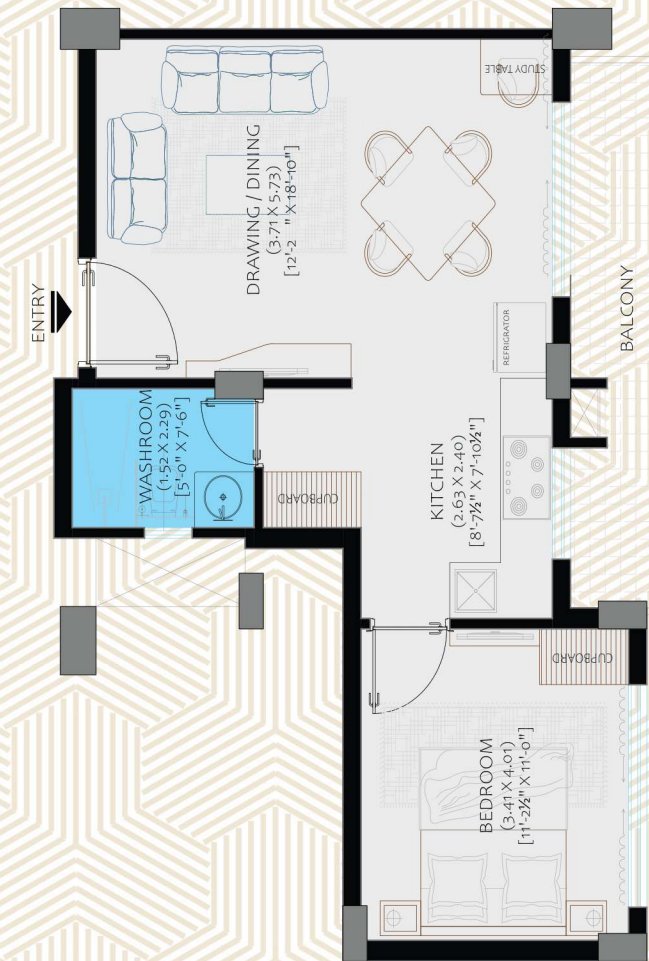


787.70 SQ.FT / 73.18 SQ. MTRS

STUDIO PREMIUM SUITE



1 BHK SUITE LAYOUT

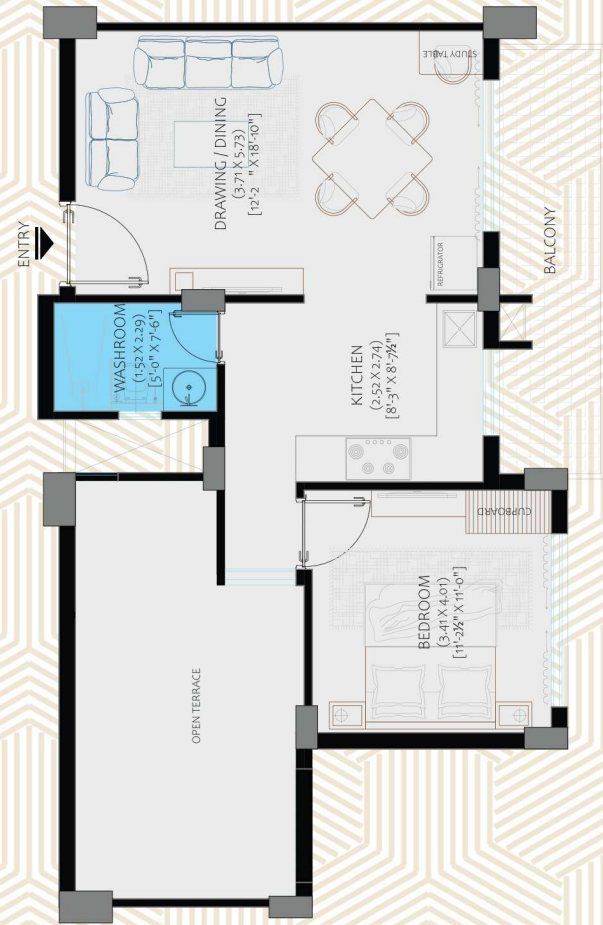


925.876 SQ.FT / 86.02 SQ.MTRS.

1 BHK SUITE



1 BHK PREMIUM SUITE LAYOUT



1146 SQ.FT / 99.21 SQ.MTRS.

1 BHK PREMIUM SUITE



2 BHK SUITE LAYOUT



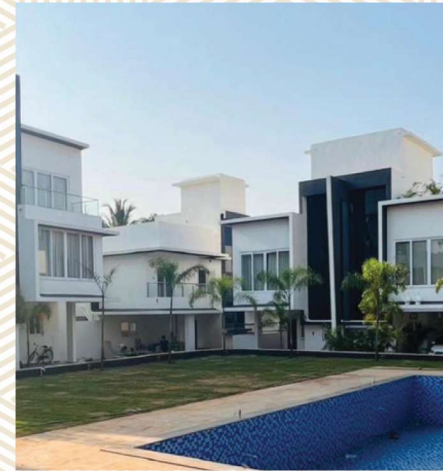
1301.58 SQ.FT / 120.92 SQ.MTRS.

2 BHK SUITE



DELIVERED PROJECTS

01



GHD THE PALM

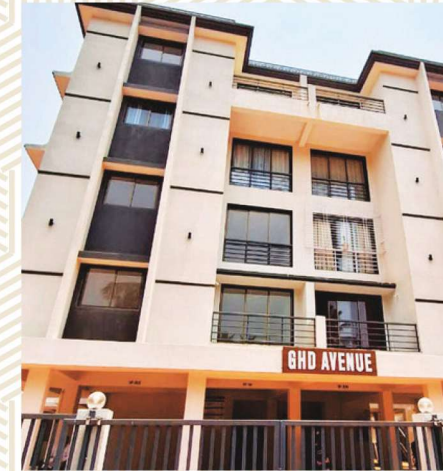
Thivim, North Goa

GHD The Palm is a completed residential project of elegant twin villas delivered with quality construction and lifestyle-oriented features that offer relaxed, refined living and strong long-term value.

High End 3 & 4 BHK Twin Villas

Project Status: Sold Out

02



GHD AVENUE

Thivim, North Goa

GHD Avenue is a completed residential community offering thoughtfully designed homes with modern comforts, quality construction, and lifestyle-oriented features that create a calm, everyday living experience.

1 & 2 BHK Premium Apartments

Project Status: Sold Out

03

GHD THE HAVEN

Nerul, Goa

GHD The Haven is a completed boutique residential project of fully furnished studio-style homes designed for modern comfort and lifestyle living. Residents enjoy thoughtfully designed spaces with quality finishes and lifestyle-oriented amenities for relaxed, everyday living.

Fully Furnished Studio Apartments

Project Status: Sold Out



04

GHD ROYAL AVENUE

Thivim, North Goa

GHD Royal Avenue is a completed residential development offering thoughtfully designed homes with quality construction and lifestyle-oriented features for comfortable, everyday living.

1 & 2 BHK Premium Apartments

Project Status: Sold Out



ONGOING PROJECTS

01



GHD AANGAN; REGENTA LIVING

Dodamarg, Goa MH Border

Aangan; Regenta Living is an exclusive luxury, resort-style project fully managed by Regenta – Royal Orchid Hotels, designed around balance, wellness, and effortless living. It brings together thoughtfully crafted residences, serene environments, modern comforts, and holistic experiences to create a calm, mindful lifestyle. More than a development, Aangan is a sanctuary for relaxation, renewal, and elevated everyday living.



3 BHK Twin Villas
16 Units (1892 Sq. Ft.)

3 BHK Independent Villas
14 Units (2790.88 Sq. Ft.)

1 BHK Suites
57 Units (718 Sq. Ft.)

2 BHK Suites
135 Units (917.7 Sq. Ft.)

Project Status Stage I: Delivered | Project Status Stage II: Ongoing

Fully Furnished Luxury Service Apartments & Villas
(Total Units - Apartments : 192, Villas : 30)

02

GHD VELVET VISTA

Porvorim, Goa

GHD Velvet Vista is a premium residential project offering branded serviced apartments, thoughtfully designed with modern interiors and lifestyle-focused amenities. Fully managed by Regenta – Royal Orchid Hotels, it delivers a seamless blend of comfort, hospitality services, and hassle free living. The project is ideal for those seeking refined living with strong rental and long-term value potential.



Studio Suites
32 Units (645 Sq. Ft.)

1 BHK Suites
28 Units (882 Sq Ft.)

2 BHK Standard Suites
14 Units (1367 Sq. Ft.)

2 BHK Premium Suites
14 Units (1474 Sq. Ft.)

Project Status: Ongoing

Fully Furnished Branded Service Apartments
(Total Units: 88)



ONGOING PROJECTS

03

GHD ORCHID HOMES

Dodamarg, Goa MH Border

GHD Orchid Homes is a thoughtfully designed retirement holiday home community offering fully furnished apartments crafted for comfort, ease, and everyday well-being. Whether you are planning a relaxed retirement, a second home, or a peaceful permanent residence, Orchid Homes adapts to your lifestyle, today and in the years ahead.



Studio Suites
32 Units (462 Sq. Ft.)

1 BHK Suites
72 Units (592 Sq. Ft.)

Project Status: Ongoing

Fully Furnished Luxury Retirement Homes
(Total Units: 104)



04

GHD SAMAYA RETREATS

Ambeli Village, Dodamarg

GHD Samaya is a plotted residential development offering premium plots set within a thoughtfully planned community with modern amenities and open, serene surroundings. Designed for those seeking to build personalized homes or long-term investment value, the project blends nature-inspired living with lifestyle-oriented features.



Total Land Parcel
30 Acres

Plot Sizes
(270 Sq. mtrs.
to 1000 Sq. Mtrs.)

Project Status: Ongoing

Residential Villa Plots
(Total Plots: 140)



UPCOMING PROJECTS

01

GHD ARMONIA

Thivim, North Goa

GHD Armonia is a boutique luxury villa project offering elegant homes crafted with thoughtful design, premium finishes, and private leisure features for refined living. Designed for discerning buyers, it blends architectural sophistication with quality construction to create a calm, upscale residential experience.



**Fully Furnished
High End Luxury 4 BHK Villas**

4 BHK Villa
4 Units (3154 Sq. Ft.),
5 Units (4106.5 Sq. Ft.)

Project Status: Upcoming

(Total Units : 9)



02

GHD KINGSUN RESERVE D' GOA

Assonora, North Goa

GHD Kingsun Reserve D'Goa is a limited collection of luxury farmhouse plots designed for bespoke homes with modern comforts and private leisure features. It blends serene, nature inspired living with thoughtful planning, making it ideal for those seeking a peaceful retreat and long-term lifestyle value.

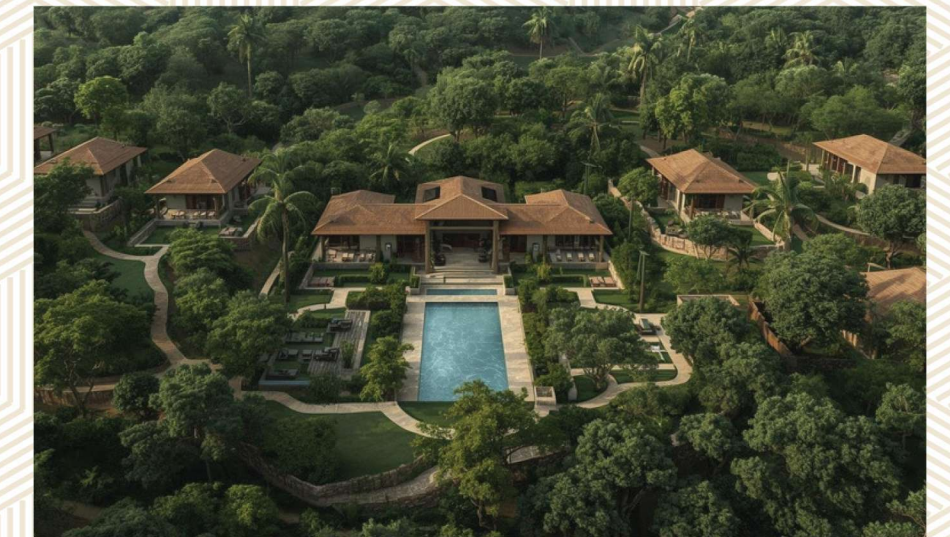


**Fully Furnished
5 BHK Farmhouse Villas**

5 BHK Villa
9 Units (Villa Size: 6598 Sq. Ft.,
Plot Size 4000 Sq Mtrs)

Project Status: Upcoming

(Total Units : 9)



AT THE CROSSROADS OF CONVENIENCE & CALM

-  **2 mins**
Margao Bus Stop
-  **3 mins**
Margao Market & Hospitals
-  **5 mins**
South Goa Beaches
-  **30 mins**
Panjim (Capital City)
-  **20 mins**
Dabolim Airport
-  **10 mins**
Margao Railway Station
-  **20 mins**
Wildlife Sanctuaries
-  **30 mins**
Onshore Casinos

Brought to you by **GHD Group**, One of Goa's most trusted, **RERA-registered** developers known for premium construction quality, thoughtful planning, and consistent delivery. With a proven track record of creating refined, future-ready addresses, GHD Group stands for reliability, craftsmanship, and a commitment to building homes that genuinely elevate everyday living.

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LOCATION MAP



SKY PARK
BRANDED RESIDENCES

