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Invest in premium residential plots
amidst Mopa's natural beauty- one of
Goa's most promising locations.



DIGITAL RENDER

INVEST IN RESIDENTIAL PLOTS AMIDST GOA'S NATURAL BEAUTY

Introducing **32ND Serenia** in Mopa, a masterfully designed, exclusive gated community offering thoughtfully curated premium residential plots amidst the natural beauty of Mopa.

This development features world-class amenities and is strategically located in one of Goa's most rapidly developing areas, with seamless access to NH-66, Mopa International Airport, and iconic Goan beaches.

A unique fractional ownership opportunity starting at just ₹1 lakh, offering exclusive access to a prime 57-acre parcel in Mopa at aggregation-stage prices—benefits usually reserved for large developers.

Unlock the hidden potential of agricultural land, transforming it into high-demand Non-Agricultural land, poised for luxury residential development. Seize the chance to capitalize on premium real estate, with double-digit returns through land appreciation and rental income in just 2 years.



DIGITAL RENDER

32ND ESTATES: MOPA

Masterfully Designed Plots

500 thoughtfully-designed residential plots within a 57-acre community, offering a seamless blend of luxury and convenience with world-class infrastructure and exceptional amenities.

World-Class Amenities

State-of-the art including a premium clubhouse, signature restaurant, swimming pool, gym, landscaped gardens, water bodies and expansive open spaces, ensuring an unmatched living experience.

Prime Location

Optimally situated right next to NH-66, with seamless connectivity to Mopa International Airport just 30 minutes away. North Goa's renowned beaches like Morjim, Arambol and Vagator are within easy reach.

Graced by Scenic Surroundings

Nestled in the heart of Mopa, surrounded by lush greenery and natural beauty, offering a peaceful retreat amidst Goa's stunning landscapes.



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A FIVE STAR EXCLUSIVE CLUBHOUSE & MEMBER BENEFITS

Our exclusive 5-star clubhouse blends wellness, leisure, and recreation. With a state-of-the-art wellness centre, lush landscaping, and serene outdoor spaces like a picnic zone with a pool, it's the perfect place to relax and socialise.

Families can enjoy the play area and day care, while thrill-seekers explore the rock climbing wall or golf simulator. An outdoor bar and amphitheatre complete the experience for those looking to unwind in the lap of luxury.

As a member, you'll enjoy priority access, exclusive event invites, and personalised services, ensuring you get the most from every clubhouse visit.



AERIAL SHOT OF MOPA, GOA

UNLOCK MOPA'S INVESTMENT POTENTIAL

- Poised to be the next hub for tourism, economic growth, and cultural innovation.
- Strategic location near Mopa International Airport, projected to serve 40 million domestic and international passengers annually.
- Significant public and private infrastructure development: roads, economic zones, and utilities.
- Strong forecast for double-digit land value appreciation.



DIGITAL RENDER

WHY INVEST?

You capitalise on land appreciation and rental income, without the hassle of being a developer. Whether you're new to real estate or a seasoned investor, this platform democratises premium investments that were once reserved only for High Net-Worth Individuals (HNIs).

Low Entry Cost: Invest as low as ₹1 lakh.

Exclusive Co-Ownership:

This opportunity democratises premium investments, allowing investors to own a fraction of a development.

High Returns:

Earn double digit annual returns through rental income and capital appreciation.

Early-Stage Access:

Enter at the early land aggregation stage, unlocking maximum development potential.

Transparency & Compliance:

Managed through an SPV, your investment is safe-guarded with clear titles, top-tier legal support, and local expertise for efficient development.



SHOT ON LOCATION AT 32ND AVENUE, DELHI NCR

ABOUT 32ND

32ND is carving out a new definition of India, transforming the lives and lifestyle of the next generation by partnering with the world's leading innovators, tastemakers and creators, elevating everyday experiences through fearless creativity and intelligence.

- Legacy brand founded in 1990 with over three decades of experience crafting luxury real estate
- Delivered 2.4 million sq.ft. of award-winning F&B and retail spaces in Delhi NCR
- Crafting 600 acres of distinctive developments across Goa

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