



# The Signature

M O N T C H O I S Y





# Masterplan

- 1 » The Signature Mont Choisy
- 2 » Mon Choisy Beach
- 3 » Mont Choisy Le Parc
- 4 » Heritage Zone

- 5 » Mont Choisy Le Golf Clubhouse
- 6 » Mont Choisy Les Allées du Golf
- 7 » Mont Choisy La Reserve
- 8 » Le Boulevard and Parkway

- 9 » Grand Baie
- 10 » Mont Choisy Le Mall
- 11 » La Croisette



# Location, lifestyle and leisure

## Le lieu, style de vie et les loisirs



# Luxury Living on Le Boulevard de Mont Choisy

## Le Boulevard de Mont Choisy, un lieu de vie luxueux



# The Signature floor plans



# storage + parking semi basement plan



# retail + parking ground floor plan



RETAIL		ONE BEDROOM <b>GRAND</b>		TWO BEDROOM <b>GRAND</b>		THREE BEDROOM <b>GRAND</b>	
COMMERCIAL		TWO BEDROOM <b>EXECUTIVE</b>		THREE BEDROOM <b>EXECUTIVE</b>		PENTHOUSE	
ONE BEDROOM <b>PLUS</b>		TWO BEDROOM <b>PLUS</b>		THREE BEDROOM <b>PLUS</b>			



# commercial + apartments first floor plan



# apartments second floor plan



RETAIL		ONE BEDROOM <b>GRAND</b>		TWO BEDROOM <b>GRAND</b>		THREE BEDROOM <b>GRAND</b>	
COMMERCIAL		TWO BEDROOM <b>EXECUTIVE</b>		THREE BEDROOM <b>EXECUTIVE</b>		PENTHOUSE	
ONE BEDROOM <b>PLUS</b>		TWO BEDROOM <b>PLUS</b>		THREE BEDROOM <b>PLUS</b>			



# apartments third floor plan



# penthouses fourth floor plan

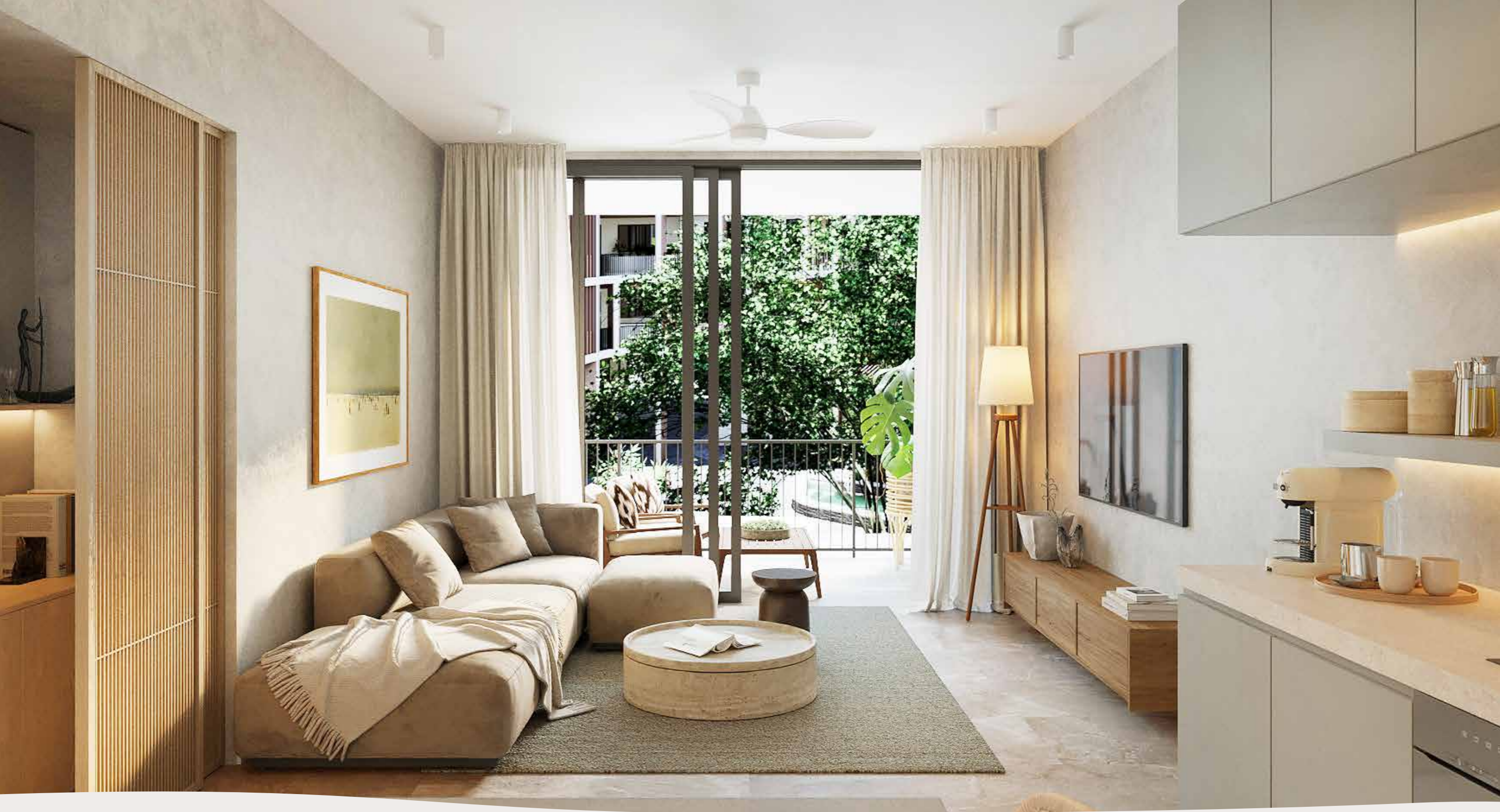


RETAIL	ONE BEDROOM <b>GRAND</b>	TWO BEDROOM <b>GRAND</b>	THREE BEDROOM <b>GRAND</b>
COMMERCIAL	TWO BEDROOM <b>EXECUTIVE</b>	THREE BEDROOM <b>EXECUTIVE</b>	PENTHOUSE
ONE BEDROOM <b>PLUS</b>	TWO BEDROOM <b>PLUS</b>	THREE BEDROOM <b>PLUS</b>	

# the apartments



Sustainable design in a hub of public activity  
and tranquil private spaces



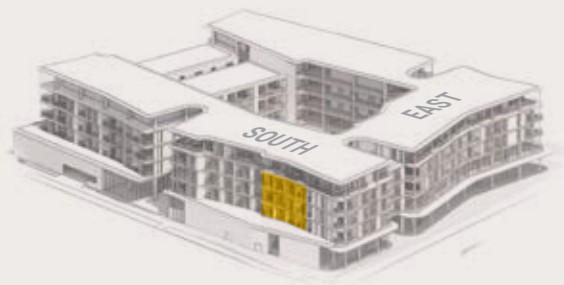
Une conception durable dans un centre d'activités public et d'espaces privés paisibles

# one bedroom plus

*110 / 210 / 310*  
*111 / 211 / 311*

BEDROOM 1 - KING	15.5
EN SUITE	6.2
KITCHEN/DINING/LOUNGE	29.9
TERRACE	8.6

<b>TOTAL AREA</b>	<b>60.2 m<sup>2</sup></b>
-------------------	---------------------------



0 500 1000 2000

**Note:** Unit 111 is illustrated as a reference, with minor variations in sizing applied to the other units.



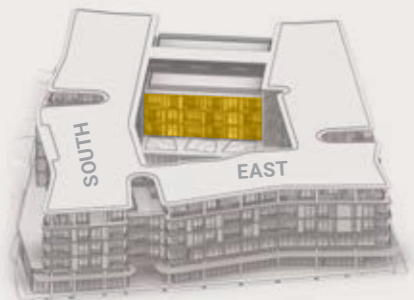


# one bedroom plus

*119 / 120 / 121 / 122 / 219 / 220  
221 / 222 / 319 / 320 / 321 / 322*

BEDROOM 1 - KING	14.1
EN SUITE	6.1
KITCHEN/DINING/LOUNGE	35.7
TERRACE	8.8

<b>TOTAL AREA</b>	<b>64.7 m<sup>2</sup></b>
-------------------	---------------------------



0 500 1000 2000

**Note:** Unit 122 is illustrated as a reference, with minor variations in sizing applied to the other units.



# one bedroom grand

108 / 208 / 308  
109 / 209 / 309

BEDROOM 1 - KING	12.5
CLOSET	4.4
EN SUITE	6.6
EN SUITE - GUEST	3.0
KITCHEN/DINING/LOUNGE	32.4
SCULLERY	2.9
TERRACE	11.9

**TOTAL AREA** 73.7 m<sup>2</sup>



**Note:** Unit 208 is illustrated as a reference, with minor variations in sizing applied to the other units.



# two bedroom executive

203 / 227 / 228 / 229  
303 / 327 / 328 / 329

BEDROOM 1 - KING	14.7
BEDROOM 2 - QUEEN	12.8
EN SUITE	6.9
EN SUITE - GUEST	5.5
KITCHEN/DINING/LOUNGE	33.9
TERRACE	7.4
<b>TOTAL AREA</b>	<b>81.2 m<sup>2</sup></b>



0 500 1000 2000

**Note:** Unit 203 is illustrated as a reference, with minor variations in sizing applied to the other units.



# two bedroom plus

*107 / 123 / 124 / 125 / 207 / 223  
224 / 225 / 307 / 323 / 324 / 325*

BEDROOM 1 - KING	13.6
BEDROOM 2 - QUEEN	13.4
CLOSET	4.2
EN SUITE	8.1
EN SUITE - GUEST	5.8
KITCHEN/DINING/LOUNGE	47.1
TERRACE	10.7

**TOTAL AREA** 102.9 m<sup>2</sup>



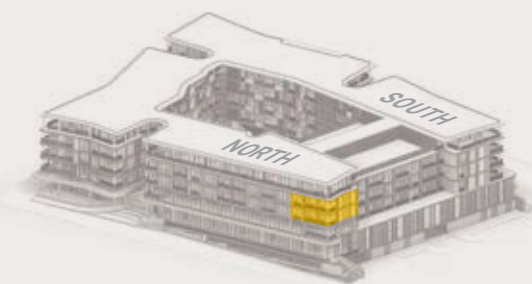
**Note:** Unit 207 is illustrated as a reference, with minor variations in sizing applied to the other units.

# two bedroom grand

226 / 326

BEDROOM 1 - KING	19.9
BEDROOM 2 - QUEEN	13.9
EN SUITE	5.7
EN SUITE	7.6
EN SUITE - GUEST	3.1
ENTRANCE	3.1
KITCHEN/DINING/LOUNGE	59.5
TERRACE	15.1

<b>TOTAL AREA</b>	<b>127.9 m<sup>2</sup></b>
-------------------	----------------------------



0 500 1000 2000





# two bedroom grand

201 / 204 / 205  
301 / 304 / 305

BEDROOM 1 - KING	15.1
BEDROOM 2 - QUEEN	12.9
CLOSET	4.2
EN SUITE	9.6
EN SUITE	5.8
ENTRANCE	3.9
EN SUITE - GUEST	4.0
KITCHEN/DINING/LOUNGE	46.9
SCULLERY	5.2
TERRACE	11.7

<b>TOTAL AREA</b>	<b>119.3 m<sup>2</sup></b>
-------------------	----------------------------



0 500 1000 2000

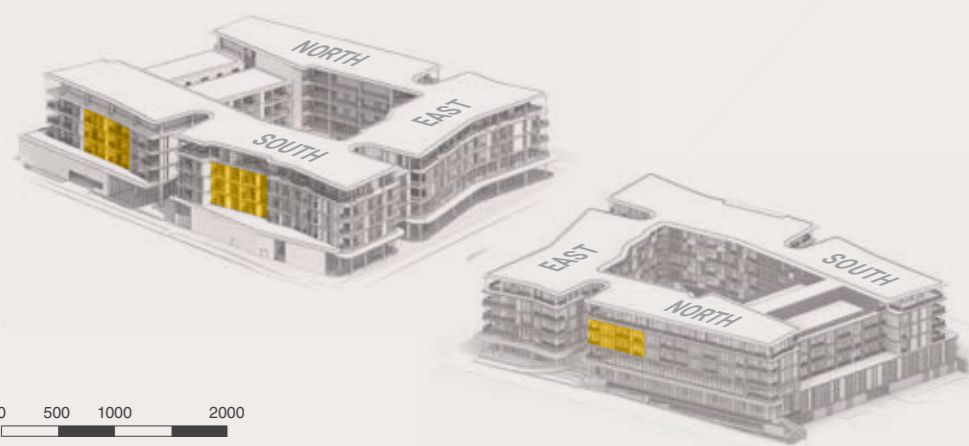
**Note:** Unit 305 is illustrated as a reference, with minor variations in sizing applied to the other units.

# three bedroom executive

*112 / 113 / 116 / 117 / 206 / 212 / 213 / 216 / 217  
230 / 231 / 306 / 312 / 313 / 316 / 317 / 330 / 331*

BEDROOM 1 - KING	12.0
BEDROOM 2 - QUEEN	13.8
BEDROOM 3 - QUEEN	12.4
CLOSET	4.0
EN SUITE	6.7
EN SUITE	5.7
EN SUITE - GUEST	5.7
ENTRANCE	6.3
KITCHEN/DINING/LOUNGE	42.4
TERRACE	11.2

**TOTAL AREA** 120.2 m<sup>2</sup>



**Note:** Unit 302 is illustrated as a reference, with minor variations in sizing applied to the other units.



# three bedroom plus

*114 / 115 / 206 / 214  
215 / 306 / 314 / 315*

BEDROOM 1 - KING	16.0
BEDROOM 2 - QUEEN	15.1
BEDROOM 3 - QUEEN	13.3
CLOSET	6.3
EN SUITE	7.7
EN SUITE	5.6
EN SUITE - GUEST	5.4
ENTRANCE	3.6
KITCHEN/DINING/LOUNGE	52.3
TERRACE	13.7

**TOTAL AREA** 139.0 m<sup>2</sup>



0 500 1000 2000

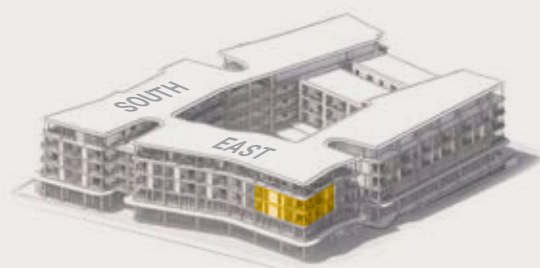
**Note:** Unit 314 is illustrated as a reference, with minor variations in sizing applied to the other units.

# three bedroom grand

202 / 302

BEDROOM 1 - KING	15.6
BEDROOM 2 - QUEEN	16.5
BEDROOM 3 - QUEEN	17.2
CLOSET	6.9
EN SUITE	4.0
EN SUITE	5.6
EN SUITE	6.0
EN SUITE	11.3
KITCHEN/DINING/LOUNGE	68.6
SCULLERY	3.9
TERRACE	25.2

<b>TOTAL AREA</b>	<b>180.8 m<sup>2</sup></b>
-------------------	----------------------------



0 500 1000 2000

**Note:** Unit 302 is illustrated as a reference, with minor variations in sizing applied to the other units.



# three bedroom grand

118 / 218 / 318

BEDROOM 1 - KING	12.7
BEDROOM 2 - QUEEN	16.2
BEDROOM 3 - QUEEN	16.6
CLOSET	4.1
EN SUITE	14.4
EN SUITE	5.5
EN SUITE	5.5
EN SUITE - GUEST	3.0
ENTRANCE	6.0
KITCHEN/DINING/LOUNGE	59.1
TERRACE	34.3

<b>TOTAL AREA</b>	<b>177.4 m<sup>2</sup></b>
-------------------	----------------------------



0 500 1000 2000

**Note:** Unit 314 is illustrated as a reference, with minor variations in sizing applied to the other units.







# the penthouses



Timeless style and luxurious quality



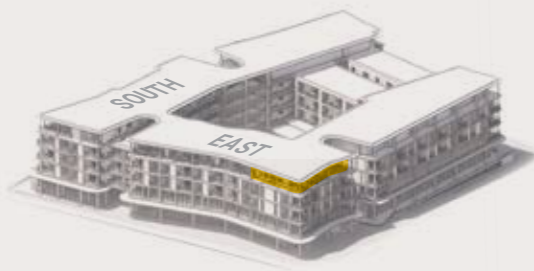
Un style intemporel et une qualité luxueuse

# three bedroom grand penthouse

401

BEDROOM 1 - KING	19.6
BEDROOM 2 - QUEEN	15.7
BEDROOM 3 - QUEEN	15.3
CLOSET	4.9
EN SUITE	8.2
EN SUITE	9.1
EN SUITE	12.2
ENTRANCE	13.8
EN SUITE - GUEST	4.6
KITCHEN/DINING/LOUNGE	59.9
SCULLERY	5.1
TERRACE 1	73.7
TERRACE 2	16.5
TERRACE 3	2.9

**TOTAL AREA** 261.5 m<sup>2</sup>



0 500 1000 2000

# three bedroom grand penthouse

## 402

BEDROOM 1 - KING	13.4
BEDROOM 2 - QUEEN	16.8
BEDROOM 3 - QUEEN	13.1
CLOSET	5.6
EN SUITE	13.1
EN SUITE - GUEST	5.8
ENTRANCE	10.5
KITCHEN/DINING/LOUNGE	49.7
SCULLERY	5.0
TERRACE	24.2

<b>TOTAL AREA</b>	<b>157.2 m<sup>2</sup></b>
-------------------	----------------------------



0 500 1000 2000

# three bedroom grand penthouse

403

BEDROOM 1 - KING	11.6
BEDROOM 2 - QUEEN	12.9
BEDROOM 3 - QUEEN	15.1
CLOSET	5.2
EN SUITE	13.6
EN SUITE - GUEST	5.4
ENTRANCE	3.6
KITCHEN/DINING/LOUNGE	52.2
SCULLERY	5.2
TERRACE	19.9

**TOTAL AREA** 144.7 m<sup>2</sup>



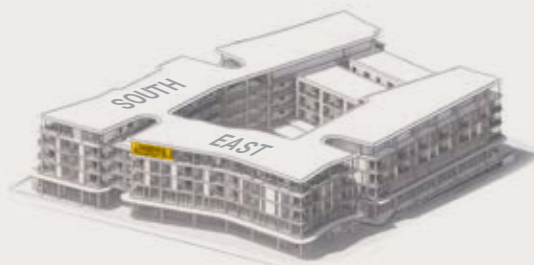
0 500 1000 2000

# three bedroom grand penthouse

404

BEDROOM 1 - KING	12.6
BEDROOM 2 - QUEEN	13.9
BEDROOM 3 - QUEEN	12.7
CLOSET	5.3
EN SUITE	13.5
EN SUITE - GUEST	5.7
ENTRANCE	8.5
KITCHEN/DINING/LOUNGE	50.9
SCULLERY	3.9
TERRACE	24.7

**TOTAL AREA** 151.7 m<sup>2</sup>



0 500 1000 2000



# three bedroom plus penthouse

## 405

BEDROOM 1 KING	13.2
BEDROOM 2 QUEEN	13.3
BEDROOM 3 QUEEN	15.0
CLOSET	5.2
EN SUITE	15.4
EN SUITE - GUEST	5.8
ENTRANCE	4.1
KITCHEN/DINING/LOUNGE	58.9
TERRACE	36.5

<b>TOTAL AREA</b>	<b>167.4 m<sup>2</sup></b>
-------------------	----------------------------



0 500 1000 2000



# two bedroom grand penthouse

## 406

BEDROOM 1 - KING	12.5
BEDROOM 2 - QUEEN	14.7
CLOSET	5.3
EN SUITE	5.8
EN SUITE	8.1
ENTRANCE	4.4
EN SUITE - GUEST	4.9
KITCHEN/DINING/LOUNGE	67.2
TERRACE	41.5

**TOTAL AREA** **164.4 m<sup>2</sup>**



0 500 1000 2000





# three bedroom plus penthouse

## 407

BEDROOM 1 - KING	14.8
BEDROOM 2 - QUEEN	15.4
BEDROOM 3 - QUEEN	15.3
CLOSET	5.3
EN SUITE	14.0
ENTRANCE	6.7
EN SUITE - GUEST	5.8
KITCHEN/DINING/LOUNGE	50.6
SCULLERY	4.2
TERRACE	16.5

<b>TOTAL AREA</b>	<b>148.6 m<sup>2</sup></b>
-------------------	----------------------------



0 500 1000 2000



# three bedroom grand penthouse

## 408

BEDROOM 1 - KING	13.4
BEDROOM 2 - QUEEN	12.6
BEDROOM 3 - QUEEN	14.0
CLOSET	4.6
EN SUITE	25.5
ENTRANCE	2.9
EN SUITE - GUEST	4.0
KITCHEN/DINING/LOUNGE	73.0
SCULLERY	6.3
TERRACE	53.9

**TOTAL AREA** **210.2 m<sup>2</sup>**



0 500 1000 2000



# two bedroom grand penthouse

## 409

BEDROOM 1 - KING	14.0
BEDROOM 2 - QUEEN	18.9
CLOSET	5.4
EN SUITE	10.6
EN SUITE	6.1
EN SUITE - GUEST	3.0
ENTRANCE	4.3
KITCHEN/DINING/LOUNGE	59.8
SCULLERY	6.4
TERRACE	37.0

<b>TOTAL AREA</b>	<b>165.5 m<sup>2</sup></b>
-------------------	----------------------------



0 500 1000 2000



# two bed bedroom grand penthouse

410

BEDROOM 1 - KING	12.6
BEDROOM 2 - QUEEN	16.7
CLOSET	5.0
EN SUITE	10.3
EN SUITE	6.6
EN SUITE - GUEST	2.7
ENTRANCE	3.8
KITCHEN/DINING/LOUNGE	45.6
SCULLERY	4.7
TERRACE	19.1

<b>TOTAL AREA</b>	<b>127.1 m<sup>2</sup></b>
-------------------	----------------------------



0 500 1000 2000



# three bedroom grand penthouse

411

BEDROOM 1 - KING	12.7
BEDROOM 2 - QUEEN	12.4
BEDROOM 3 - QUEEN	15.1
CLOSET	8.1
EN SUITE	6.0
EN SUITE	8.7
EN SUITE	7.0
ENTRANCE	3.4
EN SUITE - GUEST	2.9
KITCHEN/DINING/LOUNGE	73.2
SCULLERY	4.7
TERRACE	87.2

**TOTAL AREA** 241.4 m<sup>2</sup>



0 500 1000 2000





Breathtaking views from every angle



Des vues imprenables sous tous les angles

# four bedroom grand penthouse

412

BEDROOM 1 - KING	12.9
BEDROOM 2 - QUEEN	15.1
BEDROOM 3 - QUEEN	16.0
BEDROOM 3 - QUEEN	9.6
CLOSET	6.1
EN SUITE	6.8
EN SUITE	7.8
EN SUITE	13.0
ENTRANCE	18.7
EN SUITE - GUEST	3.6
KITCHEN/DINING/LOUNGE	61.4
SCULLERY	5.5
TERRACE	3.5
TERRACE	51.5

**TOTAL AREA** 244.5 m<sup>2</sup>



0 500 1000 2000



# three bedroom plus penthouse

413

BEDROOM 1 - KING	12.9
BEDROOM 2 - QUEEN	16.1
BEDROOM 3 - QUEEN	14.7
CLOSET	8.2
EN SUITE	5.6
EN SUITE	5.6
EN SUITE	7.9
EN SUITE - GUEST	3.6
KITCHEN/DINING/LOUNGE	59.5
SCULLERY	4.4
TERRACE	31.0

<b>TOTAL AREA</b>	<b>169.5 m<sup>2</sup></b>
-------------------	----------------------------



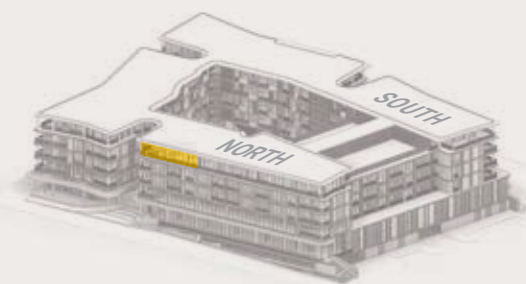
0 500 1000 2000

# three bedroom grand penthouse

414

BEDROOM 1 - KING	23.0
BEDROOM 2 - QUEEN	16.4
BEDROOM 3 - QUEEN	15.2
BEDROOM 4 - QUEEN	13.9
CLOSET	5.5
EN SUITE	7.2
EN SUITE	7.8
EN SUITE	11.7
EN SUITE	3.9
EN SUITE - GUEST	83.2
KITCHEN/DINING/LOUNGE	4.7
SCULLERY	43.8
TERRACE	53.9

**TOTAL AREA** 236.3 m<sup>2</sup>



0 500 1000 2000





CUSTO  
Cafe & Bar

INHALE

THE LIGHT  
BEAUTY & SPA



## Invest in Mauritius

The Signature is an approved development under the Smart City Scheme which offers foreign buyers and their immediate families Mauritian residency while they own a qualifying property on the island.

Mauritius provides an exceptional lifestyle with the finest elements of modern island living. Ranked #1 in Africa in leading global indices, it is widely recognised as one of the best administered economies in the continent and an ideal environment to live, conduct business and invest. This is partly due to low taxation levels, such as a corporate tax rate of 15%, no inheritance tax and no capital gains tax. Double Taxation Agreements have been concluded with 44 countries including the United Kingdom, France, South Africa, India and China.

## Investir à Maurice

The Signature est un projet approuvé dans le cadre de la Smart City Scheme, offrant aux acheteurs étrangers et à leur famille immédiate la possibilité de résider à l'île Maurice pendant qu'ils possèdent une propriété qualifiée sur l'île.

L'île Maurice offre un style de vie exceptionnel avec les meilleurs éléments de la vie insulaire moderne. Classée au premier rang en Afrique dans les principaux indices mondiaux, elle est reconnue comme l'une des économies les mieux administrées du continent et représente un environnement idéal pour vivre, faire des affaires et investir. Cela est dû en partie aux faibles niveaux d'imposition, tels qu'un taux d'imposition sur les sociétés de 15 %, l'absence de droits de succession et l'absence d'impôt sur les plus-values. Des accords de double imposition ont été conclus avec 44 pays, dont le Royaume-Uni, la France, l'Afrique du Sud, l'Inde et la Chine.



**Legal disclaimer:** The project Mont Choisy Smart City Ltd has been approved by the Government of Mauritius through the Economic Board of Development, under the Investment Promotion (Smart City Scheme) Regulations 2015 and has been issued with a Smart City Certificate on 26 April 2019. Commercial documents used by the promoter and its representatives for the marketing of real estate products of The Signature are artistic illustrations and do not constitute an obligation on the part of the developer and its representatives to deliver the product according to the exact details represented. There is no guarantee that the final product will be built or supplied as described in this document. No commitments by the sponsor or its representatives, other than those that are written and signed, are a binding obligation by the promoter or its representatives. The promoter reserves the right to change materials at its sole discretion. All the information in this document are indicative and subject to change at any time. These documents have no contractual value. Prices quoted are indicative, subject to the rate of Exchange.

**Mentions légales:** Le projet Mont Choisy Smart City Ltd a été approuvé par le gouvernement mauricien par l'intermédiaire de la EDB (Economic Board of Development), sous le régime du Investment Promotion (Smart City Scheme) Regulations 2015 et a reçu un certificat Smart City le 26 avril 2019. Les documents commerciaux utilisés par le Promoteur et ses représentants pour la commercialisation des produits immobiliers de The Signature sont des illustrations artistiques et ne constituent en aucun cas une obligation quelconque, ni une violation d'obligation, de la part du Promoteur et de ses représentants de livrer les produits dans les détails exacts représentés. Il n'y a aucune garantie que le produit final sera construit ou livré tel que décrit dans ce document. Aucun engagement du Promoteur ou de ses représentants, autres que ceux réalisés par écrits et signés, ne constituera une obligation contraignante pour le Promoteur ou ses représentants d'honorer cet engagement présumé. Le Promoteur se réserve le droit de modifier les matériaux et ce, à sa seule discrétion. Toutes les valeurs figurant dans le présent document sont indicatifs et sujets à modifications à tout moment. Ces documents commerciaux n'ont aucune valeur contractuelle. Les prix indiqués sont des valeurs indicatives, soumises aux taux de change en vigueur.

Mont Choisy Smart City Ltd,  
Chemin 20 Pieds, Grand Baie 30527,  
Mauritius

[www.visitmontchoisy.com](http://www.visitmontchoisy.com)  
[sales@montchoisy.com](mailto:sales@montchoisy.com)  
Tel: +230 5 250 0102