

QUEEN OF HILLS



QUEEN OF HILLS, MUSSOORIE

CONTENT



- 01. Introduction
- 02. Location
- 03. Plan
- 04. Elevation
- 05. Interior
- 06. Contact
- 07. Team

Set amidst the mountains of Mussoorie, this housing project reflects a practical and thoughtful approach to design. The Stilt + 4 structure is planned to allow natural ventilation and maximize daylight, helping reduce the need for artificial lighting during the day.

Led by DOT-STUDIO, with years of hands-on experience, our team focuses on creating spaces that are both functional and comfortable—designed to blend well with the natural surroundings while meeting everyday living needs.



INTRODUCTION

Mussoorie, often called the "Queen of Hills," is a beautiful hill station in Uttarakhand, India. Located at an altitude of about 6,578 feet (2,005 meters) in the Garhwal Himalayas, it offers breathtaking views, a pleasant climate, and colonial-era charm.

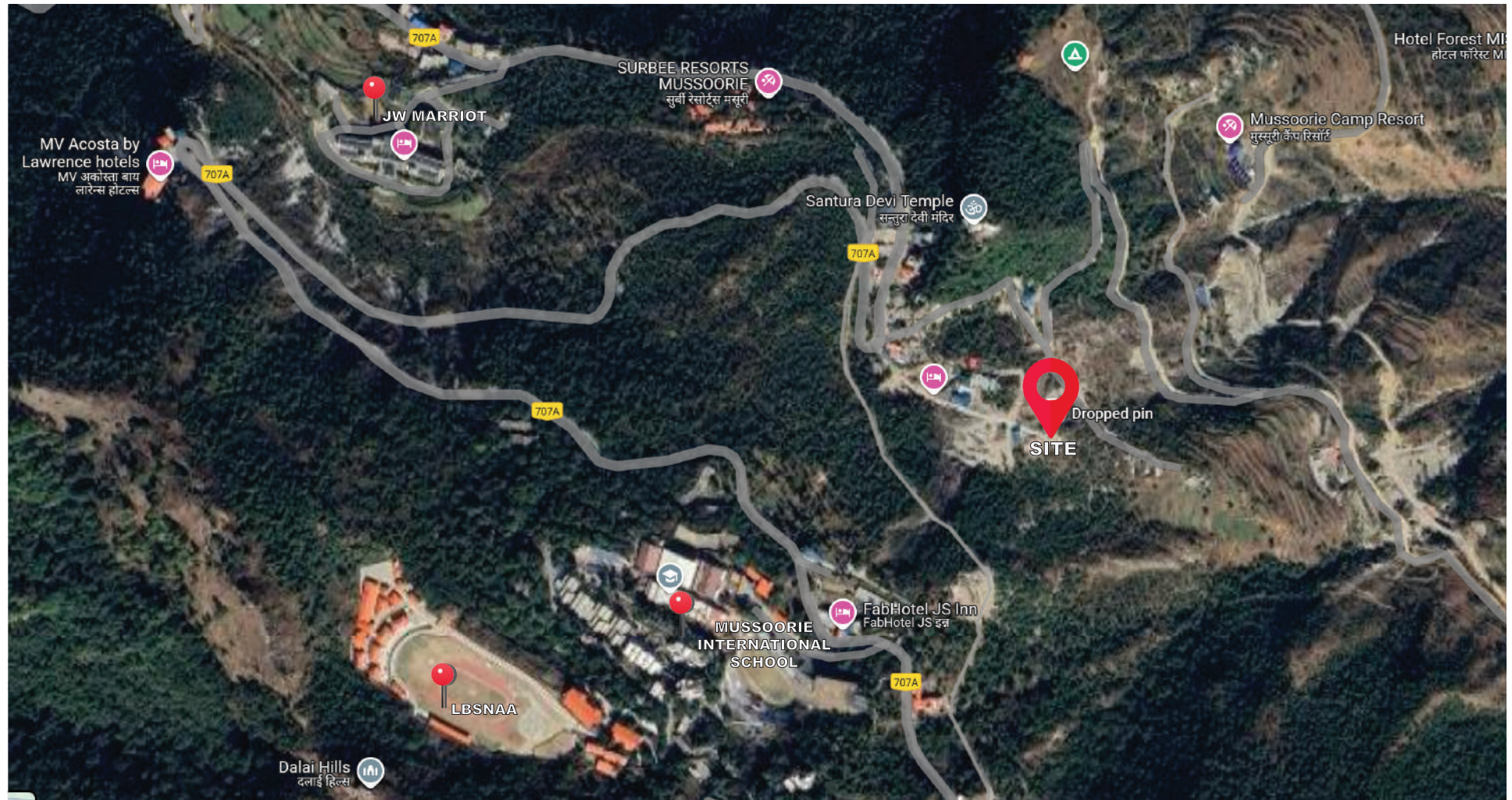


Elevated Living in the Queen of Hills

Luxury Flats with Uninterrupted Mountain Views in Mussoorie

Perched in Mussoorie, this four-story luxury residential project offers panoramic Himalayan views, natural light, and premium finishes—your serene mountain retreat blending modern comfort with breathtaking nature.

PROJECT OVERVIEW



Santura Maata Devi Temple (150 m)
JW Marriott (400 m)

Mussoorie International School (2 km)
LBSNAA (6 km)

Jolly Grant Airport (65 km)
Dehradun Railway Station (45.2 km)

Upcoming Hotel (100 m)

AREA STATEMENT

PLOT SIZE = 35'X90'
 PLOT AREA = 3150 SQFT
 CARPET AREA = 2170 SQFT

KITCHEN = 285 SQFT
 WET KITCHEN = 60 SQFT
 DRAWING = 298 SQFT
 MASTER BEDROOM = 271 SQFT
 M. BATHROOM = 85 SQFT
 CHILDREN ROOM = 175 SQFT
 C. BATH = 70 SQFT
 GUEST ROOM = 218 SQFT
 G. BATH = 52 SQFT
 HOME THEATRE = 108 SQFT
 BAR = 108 SQFT
 POWDER ROOM = 30 SQFT
 SERVANT ROOM = 159 SQFT



Typical Floor Plan



Third Floor Plan



Attic Floor Plan

ELEVATION









LIVING ROOM opens up to breathtaking mountain views, blending indoor comfort with nature's grandeur. Floor-to-ceiling windows flood the space with natural light, while warm, earthy tones and wooden accents create a cozy, inviting vibe. Perfect for quiet mornings, golden sunsets, or simply soaking in the serenity of the hills — it's a space where luxury meets tranquility.

KITCHEN & DINING

Thoughtfully designed for both function and style, the modular kitchen offers generous space and seamless storage solutions. Enjoy cooking with a view, as large windows frame the scenic mountains, adding natural light and tranquility to your daily routine.









MASTER BEDROOM

Each of our well-appointed bedrooms is designed to offer a refined stay experience, complemented by sweeping views of the serene Himalayan foothills. Large windows invite natural light and frame the stunning landscape, creating a tranquil ambiance for both relaxation and rejuvenation.



Whether you're here for business or leisure, our mountain-facing rooms provide a perfect blend of comfort, elegance, and nature's beauty.

BEDROOM 1

Wake up to Himalayan views in serene, stylish bedrooms designed for comfort and calm. Sip tea or unwind as nature's beauty surrounds and inspires every unforgettable moment.





BEDROOM 2

Spacious and elegantly designed, the bedroom features large windows showcasing stunning mountain views, creating a serene and elevated living experience.





BAR

Tucked neatly into the living space, this thoughtfully designed bar area offers a charming spot to unwind. Perfect for intimate gatherings or a quiet evening drink, it's tailored for comfort without compromising on style. Set against the scenic backdrop of Mussoorie, this petite bar corner brings a touch of elegance to everyday living.

LIBRARY

Immerse yourself in a world of words with a private library thoughtfully designed within your mountain home. Surrounded by panoramic views and natural light, this serene reading space offers the perfect blend of inspiration and tranquility. Whether it's a quiet morning read or a peaceful evening retreat, the mountain backdrop makes every page more memorable.



DOT-STUDIO

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Architecture is a "DOT"
if you understand it, you can create a line, if you don't, its only a black dot.
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