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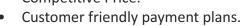
## Features that add class to your lifestyle

#### LOCATION

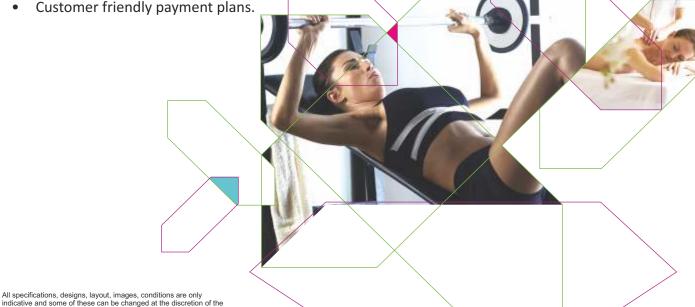
- 400 mtr away from proposed metro station.
- Best location in Greater Noida west: Bang on Kisaan Chowk.
- 425 feet wide road on one side & 80 feet wide on the other.
- 2 sides open plot that ensures optimum light & ventilation.
- First and only Mixed Land use Township in Noida Extension.
- Excellent connectivity to Delhi, Noida, and Ghaziabad.

#### **PROJECT**

- ★★★★ 4 Star Pre-Certified by GRIHA.
- 25 Acre Township: Offices, Residences and Shopping Mall.
- Construction ahead of promised time line.
- Fully paid up land.
- Approved Plans. Competitive Price.



builder/architect/authority. These are purely conceptual and constitute no legal offerings. 1sqm = 10.764 sq. ft.,



#### **HIGHLIGHTS**

- 3 Sides view from each flat.
- 4 Flats only per core.
- Walking track within the compound.
- Club with all modern facilities.
- 24 hours security with provision for intercom.
- 24 hours power back-up & water supply.
- Rain water harvesting.
- Scientifically designed layout with excellent ventilation.
- Mitsubishi elevators.
- Saint Gobain performance glass for exterior.
- ROCA sanitary fittings.
- L&T switches.
- Parryware C.P fittings.
- Ramson fittings & hardware.
- Polycab FRLS wires/similar make.

# Specifications that makes your interiors soothing

#### **STRUCTURE**

Earthquake resistant R.C.C. frame structure duly vetted & certified.

#### **EXTERNAL**

Most modern & elegant finish with high quality weather proof coated paint on walls. All external doors & windows in UPVC with high performance reflective glass.

#### **INTERNAL FINISH**

All internal walls & ceiling are plastered and painted with oil bond distemper in pleasing colors.

#### **FLOORING**

Drawing, Dining, Kitchen & Bedroom to have vitrified tiles. Ceramic tiles in toilets and balconies.

#### **HARDWARE**

All internal and main entrance doors in S.S. finish i.e. mortice lock, magnetic door holder, door hinges. All external doors and windows in UPVC.

#### **KITCHEN**

Granite counters with 2'.0" high ceramic tiles above it and stainless steel sink.

#### **FIXTURES & FITTINGS**

All copper wiring in P.V.C concealed conduit. Provision for adequate light and power points as well as telephone & TV outlets with modular switches and protective M.C.B's.

#### **WATER SUPPLY**

Underground and overhead water tanks with pumps for uninterrupted supply of water.



Provision for Hot & Cold water system. Tiles in pleasing colors on walls up to door level. European W.C's, washbasins & cisterns in white shade and Chrome plated fittings.

#### **DOORS**

Flush doors with laminated finish on both sides.

#### **BALCONIES**

MS railing with high quality synthetic enamel paint. Shaft to be covered by WPC jali.

#### LIFT LOBBIES/CORRIDORS

Vitrified tiles for flooring, Granite wall cladding around lift with OBD paint. False ceiling with modern lights.

#### STAIR CASE

MS railing with Kota flooring.

All specifications, designs, layout, images, conditions are only adicative and some of these can be changed at the discretion of the

**WE HAVE CHOSEN WORLD'S BEST PRODUCTS FOR YOU** 

























### **LEGEND**

- 1. Entry
- 2. Exit
- 3. Guard Room
- 4. Water Feature
- 5. Jogging Track
- 6. Drive Way
- 7. Tower Drop Off
- 8. Drop Off Feature

- 9. Surface Parking
- 10. Basement Parking
- 11. Sand Pit
- 12. Swings & Slides
- 13. Kids Cycle Track
- 14. Kids Play Area
- 15. Yoga Court
- 16. Badminton Court

- 17. Basket Ball Court
- 18. Trellised Seating
- 19. Outdoor Gym
- 20. Central Park / Lawn
- 21. Pavilion
- 22. Activity Area
- 23. Towards Club
- 24. Basement Car Exit













(Super Area 1150 SFT)