

LEAP INTO THE FUTURE



LEAP TO THE NEXT LEVEL



FROM THE MAKERS OF ALPHATHUM



50 STORIES OF THE FUTURE

A SMART BUILDING WITH ARTIFICIAL
INTELLIGENCE THAT CUSTOMISES YOUR
EXPERIENCE TO YOU

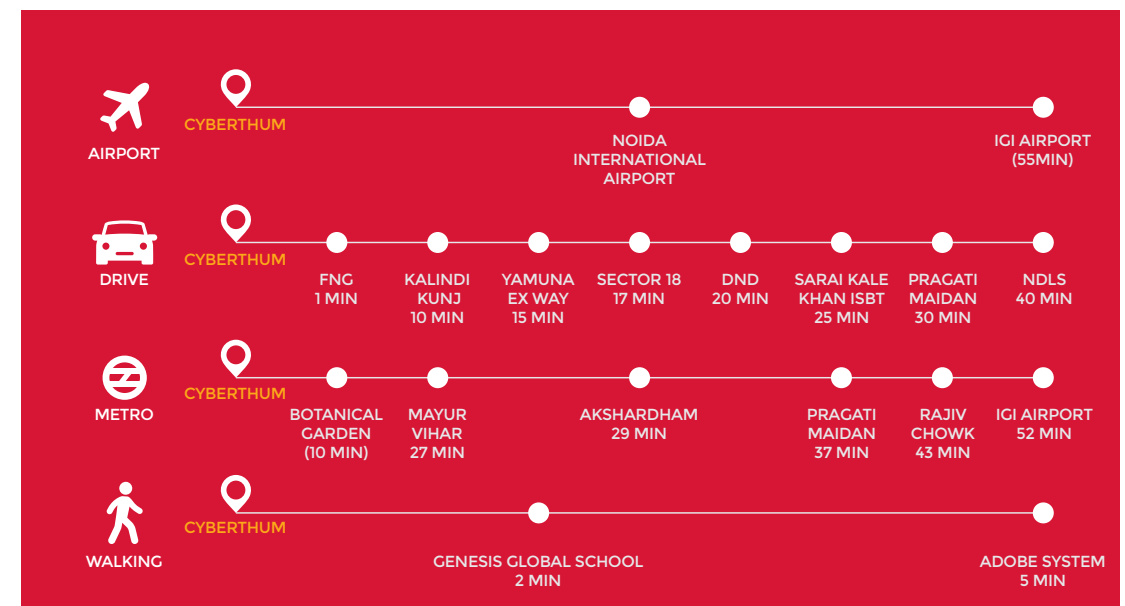


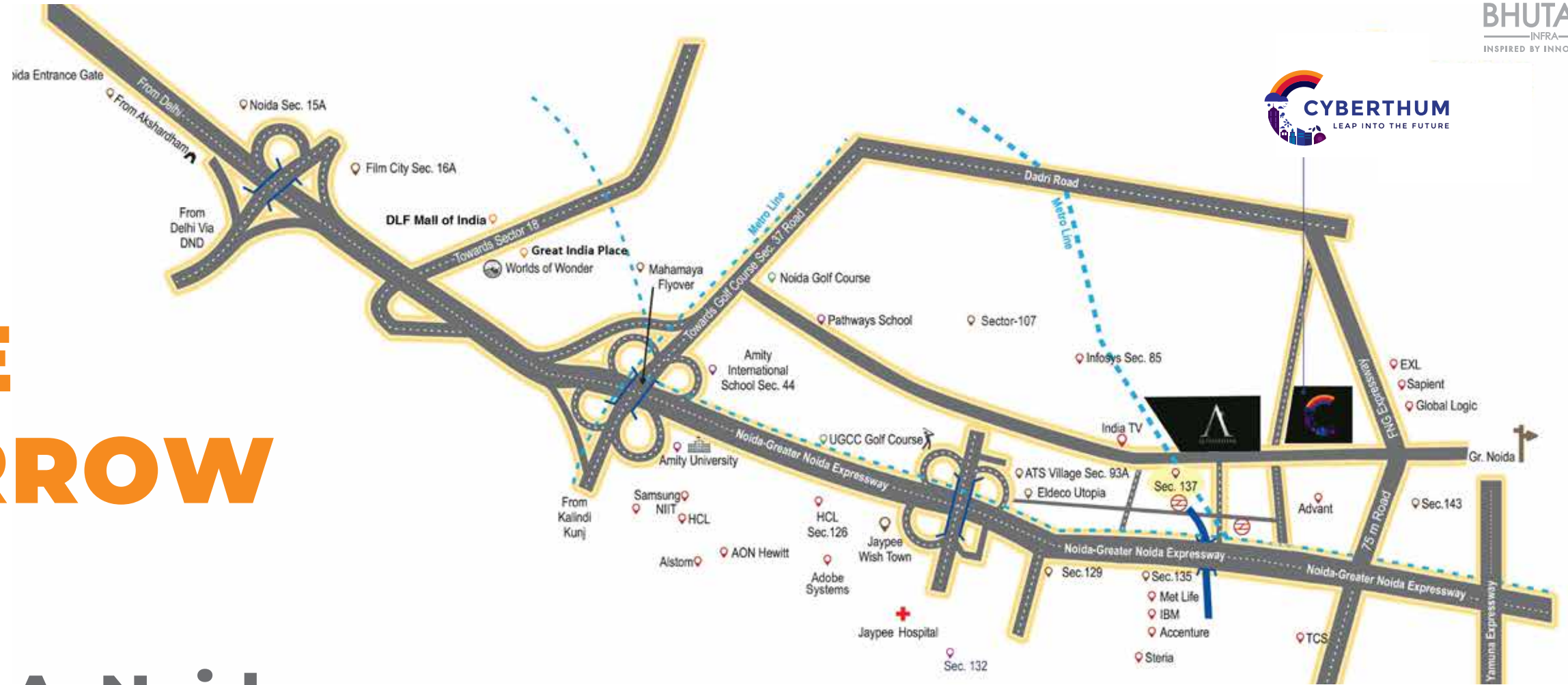
PART OF A

27.6 ACRES MIXED USE

DEVELOPMENT

Sector 140-A, Noida





WHERE TOMORROW LIVES

Sector 140-A, Noida

<p>1 KM</p> <p>1 LAKH INDIVIDUALS</p> <p>Corporate Indiamart, Infosys</p> <p>Residential Sectors Supertech ecocity Purvanchal Royal park Paras Tiera</p>	<p>2 KM</p> <p>1.5 LAKH INDIVIDUALS</p> <p>Corporate Genpact, Sapient, India Tv, KPMG</p> <p>Residential Sectors 143 A & B</p>	<p>3 KM</p> <p>3.5 LAKH INDIVIDUALS</p> <p>Corporate Accenture, TCS, Oracle</p> <p>Residential Sectors Omax 93 A & B</p>	<p>4 KM</p> <p>10 LAKH INDIVIDUALS</p> <p>Corporate Global Logic, Dell, Supertech</p> <p>Residential Sectors ATS village, Eldeco, Parsvnath 93, 134, 133, 135</p>	<p>5 KM</p> <p>10 LAKH INDIVIDUALS</p> <p>Corporate Adobe, HCL, Capgemini, Tech Mahindra Motherson, Noida SEZ, Metlife</p> <p>Residential Sectors Jaypee Wish Town 129, 108, 105, 104, 107, 128</p>
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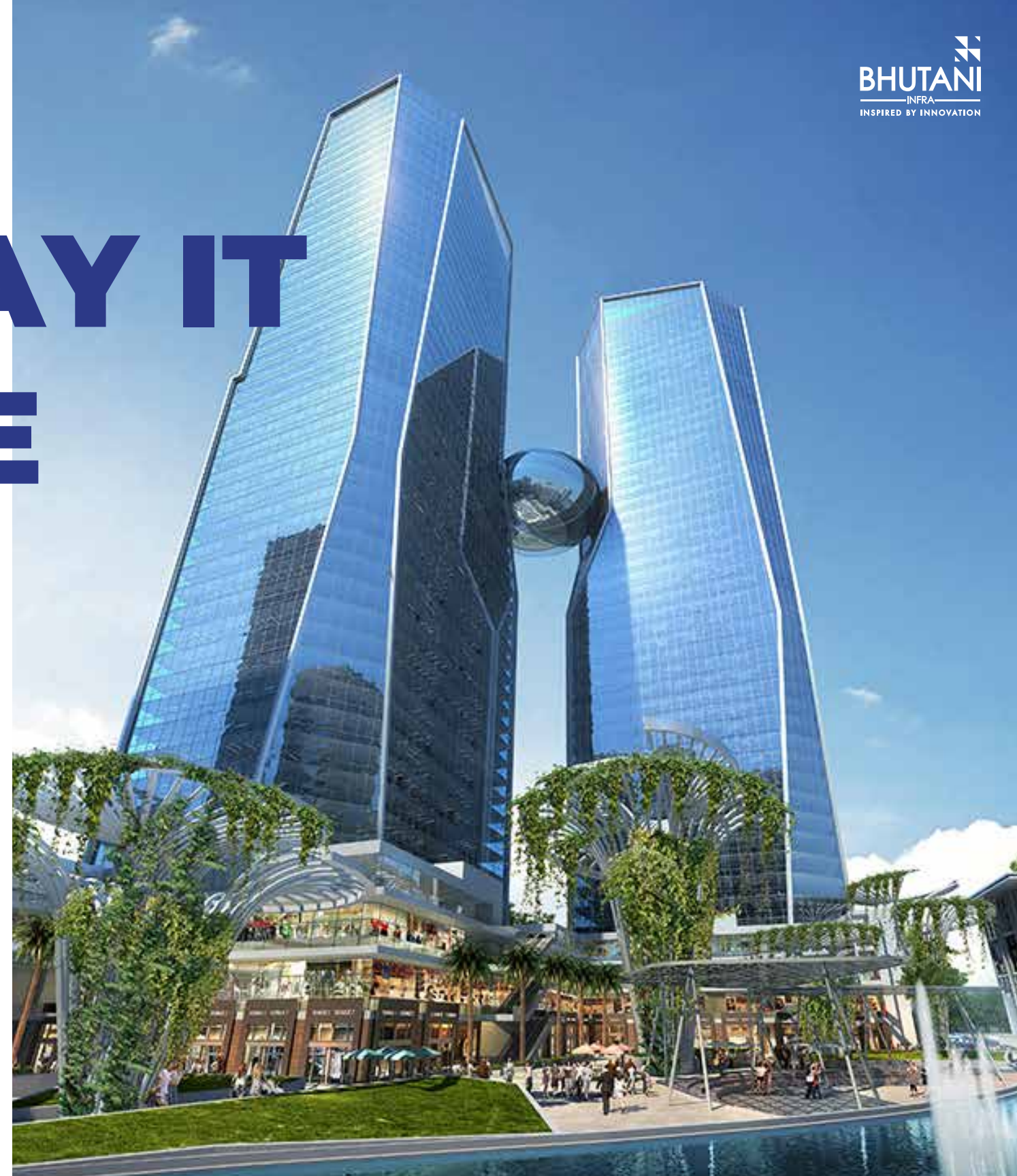
AN ICON IN ETERNITY

Tallest Commercial Tower
in NCR Region

- Leed platinum certified building
- Constructed with the dry wall system technique
- Breathable double skin strategy
- Double glazed unitized façade system
- A helipad and ample parking facilities

LIFE- THE WAY IT OUGHT TO BE OFFICES

- 50 level iconic towers
- New standard for sustainable skyscrapers
- The office towers are designed as a vertical campus
- Distinct zones for distinct work modes
- Stimulating intelligent interactions through two storey neighbourhoods
- Unobstructed views





RETAIL

- Mall in the sky
- At Cyberthum, shopping will elevate itself to meet the emotional needs of the consumer
- Going to the mall will be a technology enabled experience
- Everything, from payment platforms to delivery mechanisms will be tech enabled

4,18,376.877 sqmt

Total Built-up Area
with Basement

213.7 MTRS

Tower Height
(Tallest Commercial Tower
in NCR Region)

Parking Detail

421

Open parking

4950

Covered Parking in Basements

5371

Total Parking

Building Heights

4.5M Each

Office Floor to Floor Internal Height

6.9M Each

Commercial Floor to Floor Internal
Height at Ground



Construction Linked Plan with 12% return

Stage	Payable
At the time of Booking	30% of BSP
On completion of Raft	20% of BSP
On completion of Ground Floor Roof Slab	10% of BSP
On commencement of casting of 10th floor	10% of BSP
On commencement of casting of 20th floor	10% of BSP
On commencement of casting of 30th floor	10% of BSP
On commencement of casting of 40th floor	5% of BSP
On Completion of Super Structure	5% of BSP
On Offer of Possession	All Other Charges

OUR PARTNERS IN PROGRESS



JINDAL
STEEL & POWER



Since 1973
ACPLTM
ISO 9001 : 2008 Certified



VINTECH
CONSULTANTS
CONSULTING ENGINEERS
& PROJECT MANAGERS



TRANE[®]

**LOCATED
AT A PLACE
THAT IS
SETTING THE
STANDARD FOR
EVERYWHERE
ELSE**



**3rd largest
economy**

contributing 8.5% to the India's GDP



**4th Largest
ITES destination**

in the country, in total adds to
about 10% of exports (Nasscom)



**Largest planned
Industrial township of Asia**

hub of India's growth as economic superpower

TECH CAPITAL OF NORTH INDIA

A Paradigm for Economic growth

8.5% of DMIC catchment area and
57% of AKIC in Uttar Pradesh

Intersection of WDFC and EDFC
at Greater Noida

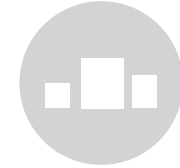
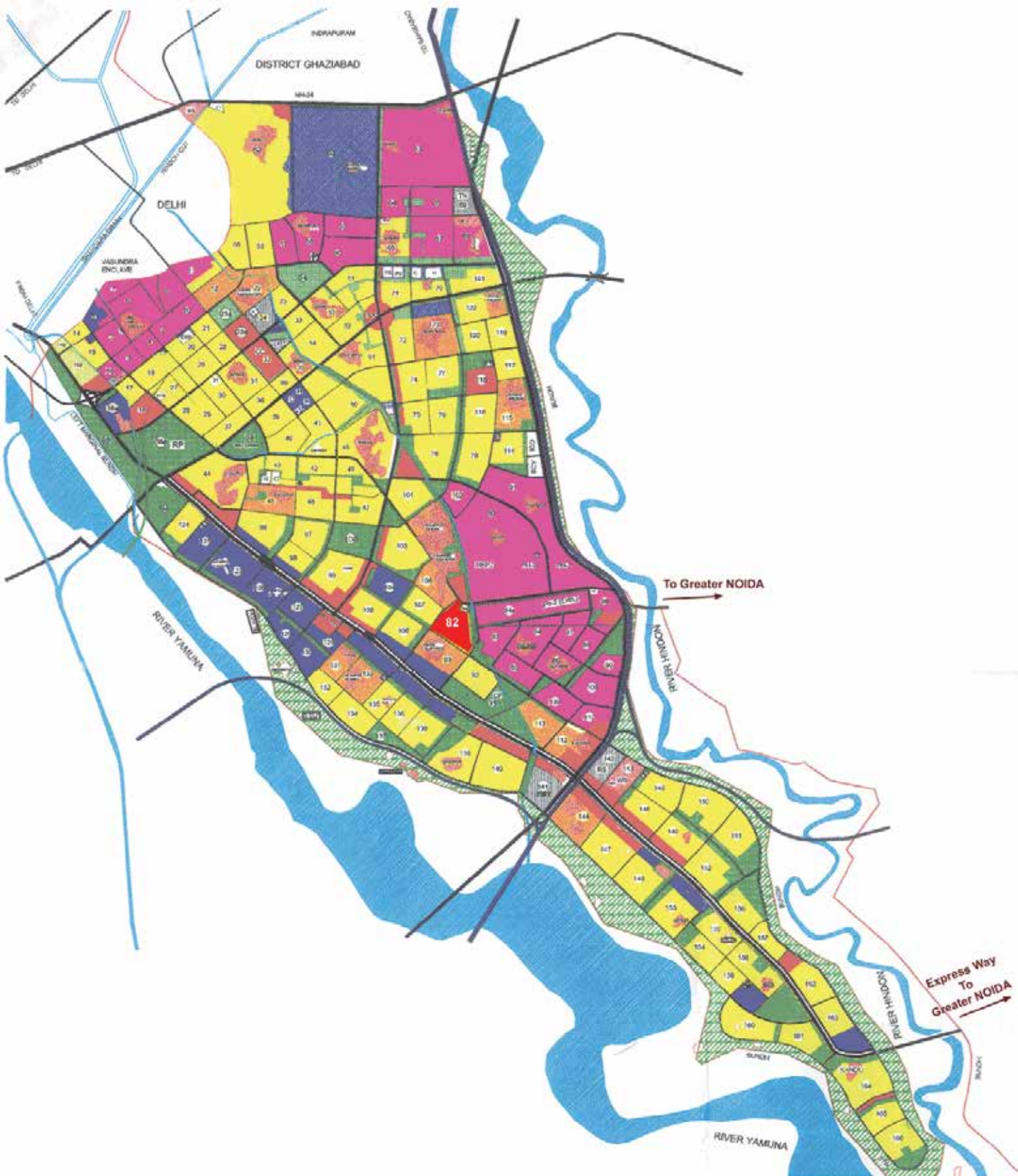
Multi-modal logistic hubs, industrial parks etc.
to benefit from reduced travel time to ports

Noida-Greater Noida Expressway, Yamuna
Expressway, FNG Corridor, Metro Connectivity
(Stone's throw away from the Metro Station at
Sector 137&141, ISBT & CBT)



NOIDA

AS PER MASTER PLAN NOIDA AUTHORITY 2031



2.80% (supply)
Commercial Development



Multiple
times more Demand

OFFERING STATE-OF-THE-ART INFRASTRUCTURE



WORLD-CLASS ROADS



DISTRICT COOLING SYSTEM

Buildings are cooled with chilled water reducing energy cost.



UTILITY TUNNEL

A tunnel running through the city for routing all utility services. Gives easy access to pipes thus avoiding digging.



WATER MANAGEMENT

Zero discharge with storage and utilization of surface run-off and rain water. Drinkable water from tap.



AUTOMATED WASTE COLLECTION SYSTEM

A next generation technology.



POWER ENSURING 99.999% POWER RELIABILITY.



FIRE STATION AND EMERGENCY RESPONSE CENTRE

With provision for special facilities.



MULTI-CAR PARKING

2 multi-level parking planned, with 10,000 car park capacity each.



PARMESH
COMPLEX



PARMESH
COMPLEX I



PARMESH
COMPLEX II



PARMESH
BUSINESS
CENTRE I



PARMESH
BUSINESS
CENTRE II



PARMESH
CORPORATE
TOWER

DELIVERED PROJECTS



WORLD
SQUARE
HOTEL



Return Plan

STAGE	12% PER ANNUM	11% PER ANNUM
Booking Amount	Rs. 2,00,000/-	Rs. 2,00,000/-
Within 30 days of Booking	95% of BSP- less Booking Amount	75% of BSP- less Booking Amount
On Offer of Possession	5% of BSP + All Other Charges	25% of BSP + All Other Charges

25:25:25:25 PAYMENT WITH 10% RETURN

STAGE	PAYABLE
At the time of Booking	25% of BSP
On Completion of Raft	25% of BSP
On Completion of Super Structure	25% of BSP
On Offer of Possession	25% of BSP + All Other Charges

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SITE PLAN

LEGEND - LOWER GROUND ●

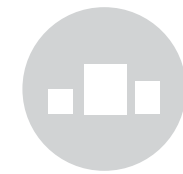
01. ENTRANCE TO SITE
02. DROP-OFF FEATURE
03. DROP-OFF
04. ENTRANCE PLAZA
05. OPEN RESTAURANT AREA
06. WATER-SIDE SEATING
07. MUSICAL FOUNTAIN
08. PERFORMANCE DECK/ STAGE
09. DOME FEATURE
10. FLEA MARKET/ STREET CAFES
11. DISPLAY/ EVENT AREA
12. AMPHITHEATRE SEATING
13. WATER FEATURE
14. SHOPPING STREET
15. ARRIVAL COURT
16. PICNIC AREA
17. BASEMENT RAMPS
18. FIRE TENDER ACCESS RAMPS
19. SURFACE PARKING
20. SITE EXIT

LEGEND - TERRACE ●

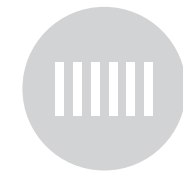
21. TERRACE WALKWAY
22. DECK AREA
23. WATER FEATURE
24. AMPHITHEATRE
25. LAWN AREA
26. PLANTERS WITH TREES



Biggest Fountain in India



2.80% (supply)
Commercial Development



Multiple
times more Demand

CBD Slide

CBD Slide