



The Luxury of hi-end design...
The kiss of nature...



An addiction of luxury
GH-01,02,03, Sector-108, Expressway, Noida
Rera No. UPRERAPRJ5998



Come, own a slice of the grand dream...



**Designing what you deserve...
The next dimension of living luxury.**

While the real estate sector grows by leaps and bounds, the promoters of the Parx Laureate train their focus firmly on converting the many opportunities of the emerging space into the most elevated and incredible living experience of India. With the strength of experience, the power of forward-vision, the muscle of robust technology and the winning force of manpower and management systems, we bring you the best... that today has to display, and the finest... that tomorrow has to offer...

Why just buy a house, when you can invest in a lifestyle?

When it comes to the future, the Parx Laureate finds itself perfectly positioned. Impeccably located in the fastest evolving hub of the NCR, the Parx Laureate is right on the Noida Expressway, the hottest destination of today. All around it lie hi-end, luxury apartments, townships and plots that are being actively pursued by hi-networth-individuals and blue-chip corporates - making the Parx Laureate the most-desirable living address of tomorrow. Not many can spot an opportunity before it becomes an opportunity. Can you? Open your eyes... to the Parx Laureate.

Surprises around every corner, delights around every turn...

ALL FLATS FACING GREEN

Bringing the world's finest list of luxuries... at your feet.



FACILITIES

- Roads With Interlocking Pavers
- Adequate Short-time & Guest Parking
- Power Backup
- Potable Water
- Underground Water Tanks
- High Speed Lifts
- Building Management System
- Rain Water Harvesting
- Round The Clock Security
- CCTV Surveillance
- Manicured Green Lawns With Dedicated Kids Area & Jogging Trail
- Dedicated Play Areas With Badminton, Lawn Tennis, Volley Ball And Basket Ball Courts
- Car Wash
- Conveniently Located Shopping Area

SOCIAL CLUB

- Recreation Pool
- Party-Hall For In House Social Gatherings
- Maintenance Office

CLUB LAUREATE

- Bowling Alley
- Squash Court
- Gymnasium
- Billiards Room
- Swimming Pool
- Spa Having Steam-Sauna Jacuzzi & Chiller Baths, Massage & Beauty Parlour
- Aerobics / Yoga / Meditation Centre
- Table Tennis
- Indoor Games Room
- Business Lounge
- Banquets & Conferencing
- Cafeteria
- Creché
- Laundry
- Daily Needs Store

The platinum standard of living... in every project.

As with everything extraordinary, the Parx Laureate, too, is all about the delightful little 'extras' that make even stressful living a walk in the park (literally, too, for manicured greens are an integral part of the Parx experience!). Unique privileges and utilities such as the Arrival Lounge, Family Guest Accommodation, Hi-Speed Lifts, Party Halls, Yoga-Gyms, rainwater harvesting facilities, 24x7 CCTV security and the 'great open outdoors' blend seamlessly with regular appointments and features at the Parx Laureate to give you a feeling of being cosseted in deep luxury, while being ensconced in the lap of nature.



The Company.... behind the idea

The idea of Parx Laureate was born when two distinguished names in real estate decided to put their imaginations together with the goal to redefine living luxury for a demanding new generation.

DIVINE INDIA: Manned by a hand-picked core-team of architects, engineers, managers and IT professionals, Divine India has been consistently delivering superior, new-age value to those who seek no less.

UNITY GROUP: The Unity Group brings to Divine India years of experience in delivering hi-value projects that balance uncommon aesthetics and hi-end functionality, an eye for the unique and an ultra sharp sensibility that transforms it to reality.



An addiction of luxury

A tradition of personalized perfection
A legacy of excellence...

SPECIFICATION

STRUCTURE

RCC FRAMED EARTHQUAKE RESISTANT WITH IN-FILL BRICKS

FLOORING

DRAWING/DINING/LOUNGE	- IMPORTED MARBLE
MASTER BED	- ENGINEERED WOODEN FLOORING
PARENTS' BED	- ENGINEERED WOODEN FLOORING
GUEST BED	- PREMIUM RANGE VITRIFIED TILES
KIDS' BED	- PREMIUM RANGE VITRIFIED TILES
SERVANT ROOM	- CERAMIC TILES
KITCHEN	- PREMIUM RANGE CERAMIC/VITRIFIED TILE
ALL TOILETS	- PREMIUM RANGE CERAMIC TILES
BALCONIES	- PREMIUM RANGE CERAMIC TILES
COMMON AREAS	- IMPORTED MARBLE / GRANITE IN ENTRANCE AREA GRANITE/GREEN MARBLE / TILES IN OTHER AREAS

WALL FINISH

ALL ROOMS	- PLASTIC PAINT ON POP PLASTER/PUTTI
KITCHEN	- PREMIUM RANGE CERAMIC TILES
ALL TOILETS	- PREMIUM RANGE CERAMIC TILES - UPTO CEILING HEIGHT
EXTERNAL FACADE COMMON AREAS	- TEXTURE PAINTS AND / OR TILES / STONE CLADDING AS PER ELEVATION - IMPORTED MARBLE / GRANITE / TILES/OILBOUND DISTEMPER

CEILING FINISH

ALL ROOMS	- OIL BOUND DISTEMPER ON POP PLASTER/PUTTI
COMMON AREAS	- OIL BOUND DISTEMPER ON POP PLASTER/PUTTI

WOOD WORK

- CUPBOARD IN ALL BEDROOMS
- MODULAR KITCHEN

DOORS AND WINDOWS

INTERNAL	- DESIGNER SKIN MOULDED SHUTTERS WITH SEASONED HARD WOOD FRAME - 8 FEET HEIGHT
EXTERNAL	- POWDER COATED ALUMINIUM / UPVC DOOR - WINDOW SHUTTERS

PLUMBING

PIPES AND FITTINGS	- CPVC/PPR PIPES AND FITTINGS FOR WATER SUPPLY AND UPVC PIPES AND FITTINGS FOR WASTE LINE
SANITARY WARE	- PREMIUM RANGE FIXTURES FROM KOHLER/ HINDWARE / PARRYWARE / IMPORTED
C.P. FITTING	- PREMIUM RANGE SINGLE LEVER / QUARTER TURN FIXTURES/ DIVERTERS FROM KOHLER / JAGUAR / IMPORTED
ACCESSORIES	- TOUGHENED GLASS SHOWER CUBICLE IN MASTER TOILET AND STAINLESS STEEL SINK IN KITCHEN

ELECTRICAL

WIRES	- COPPER CONCEALED WIRING IN PVC CONDUIT
SWITCHES	- PREMIUM RANGE MODULAR SWITCH
LIGHTS	- GENERAL LIGHTING FIXTURES IN ALL SPACES
APPLIANCES	- PREMIUM RANGE ENERGY EFFICIENT SPLIT A/C - HOB AND CHIMNEY

DATA

- READY FOR T.V., TELEPHONE, FROM MULTIPLE SERVICE PROVIDERS, VIDEO DOOR PHONE AND PREPAID ENERGY METERING

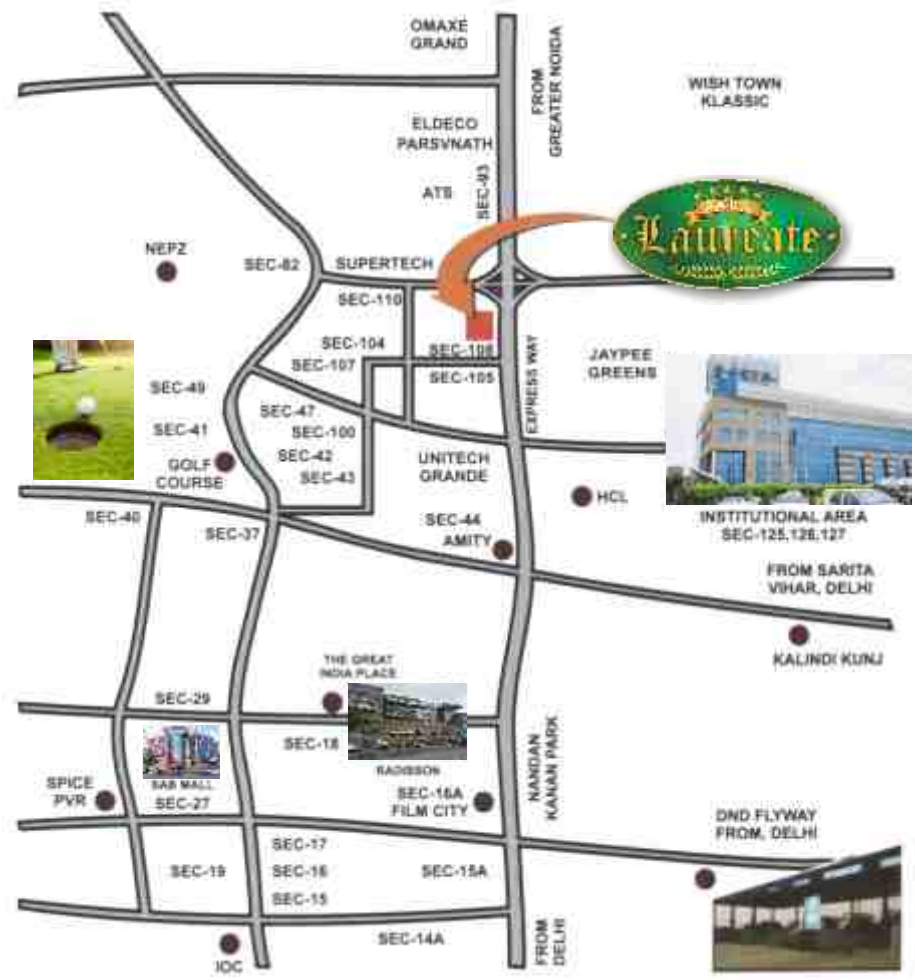


Rera No. UPRERAPRJ5998

Unmatched location, Never-before Advantages

Superbly located right next to the Noida Expressway, The Parx Laureate finds itself right at the heart of the fastest developing spot of NCR. Demarcated as a hi-priority development-area of NCR, the coming time will witness an unprecedented spate of activities in this area, converting the entire zone into the hottest option for residents, realtors, families and corporates alike. For those who seek the future today, the time is now.

- Excellent location near the Expressway.
- 15 hole golf course in close vicinity.
- 5 minutes drive from Amity School
- 10 minutes drive from DND Flyway.
- Low-rise developments all around, for a clear view.
- Metro connectivity.
- Reputed schools in close vicinity, like Lotus Valley, Mayur, etc.
- Master shopping / District Business Centre near by.



Map not to scale

LOCATION MAP



Regd. Office
323, Agrawal Plaza
DDA Community Centre
Sector 14, Rohini, Delhi - 110085

Site office
GH-01-03, Noida Sector 108, U.P.
Mobile: +91 8882700800
E-mail: sales@laureatebuildwell.com
Website: www.laureatebuildwell.com

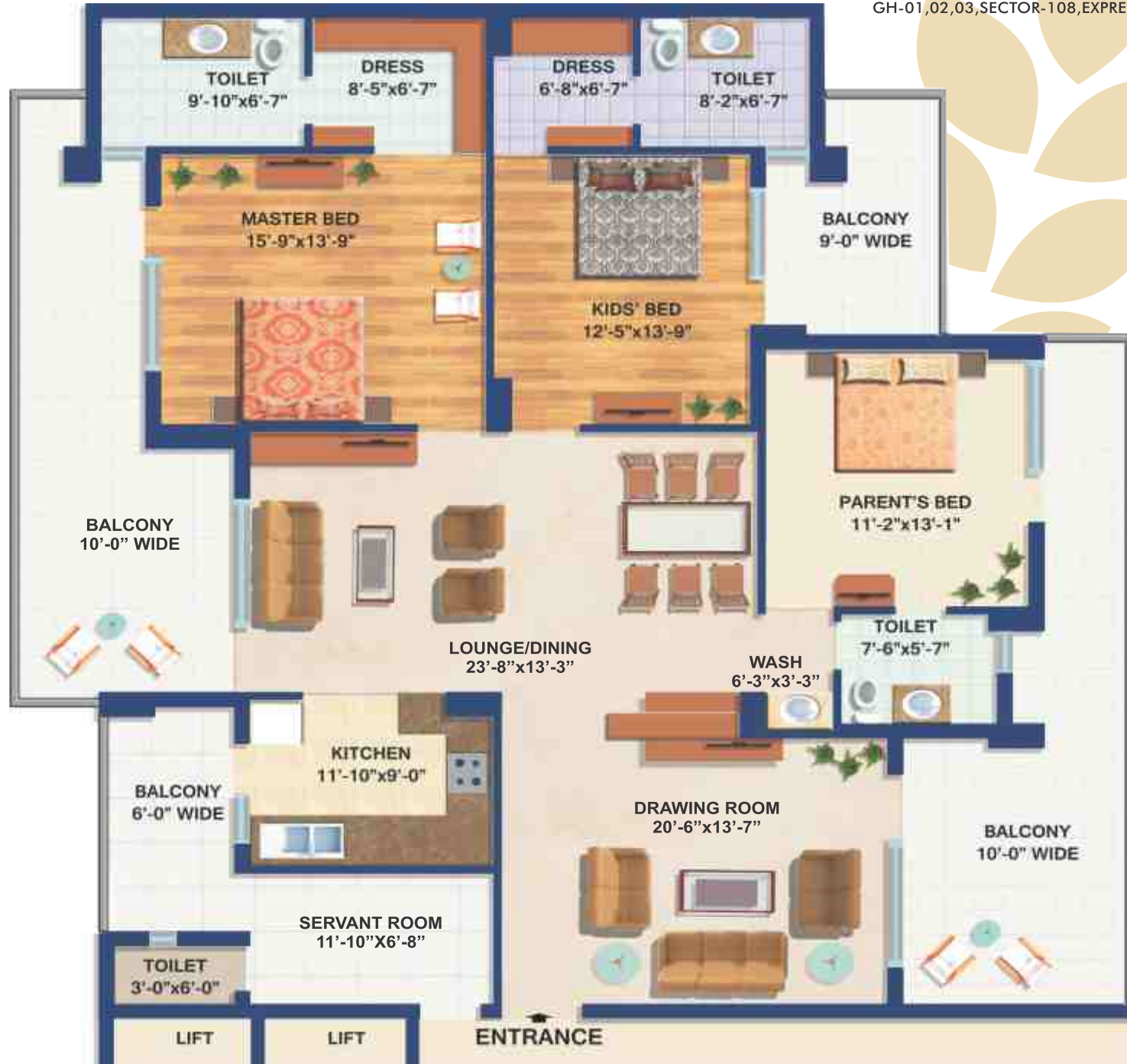
Disclaimer: This brochure is conceptual & not a legal offer, it gives only a birds eye view of the project. The content in the brochure including the buildings, area, designs, layouts, specification etc. are tentative and are merely indicative in nature and are subject variation and modifications by the company or the competent authority, statutory or otherwise.

UNIT PLAN - Type - I 3302 sq. ft.



GH-01,02,03,SECTOR-108,EXPRESSWAY,NOIDA

Super Area = 3302 sq. ft. / 306.76 sq. mtr.
Build-up Area = 2450 sq. ft. / 227.61 sq. mtr.
Carpet Area = 1663 sq. ft. / 154.50 sq. mtr.



UNIT PLAN - Type - I A 3312 sq. ft.



GH-01,02,03,SECTOR-108,EXPRESSWAY,NOIDA

Super Area = 3312 sq. ft. / 307.69 sq. mtr.
Build-up Area = 2458 sq. ft. / 228.35 sq. mtr.
Carpet Area = 1665 sq. ft. / 154.68 sq. mtr.



UNIT PLAN - Type - II 3995 sq. ft.



GH-01,02,03,SECTOR-108,EXPRESSWAY,NOIDA

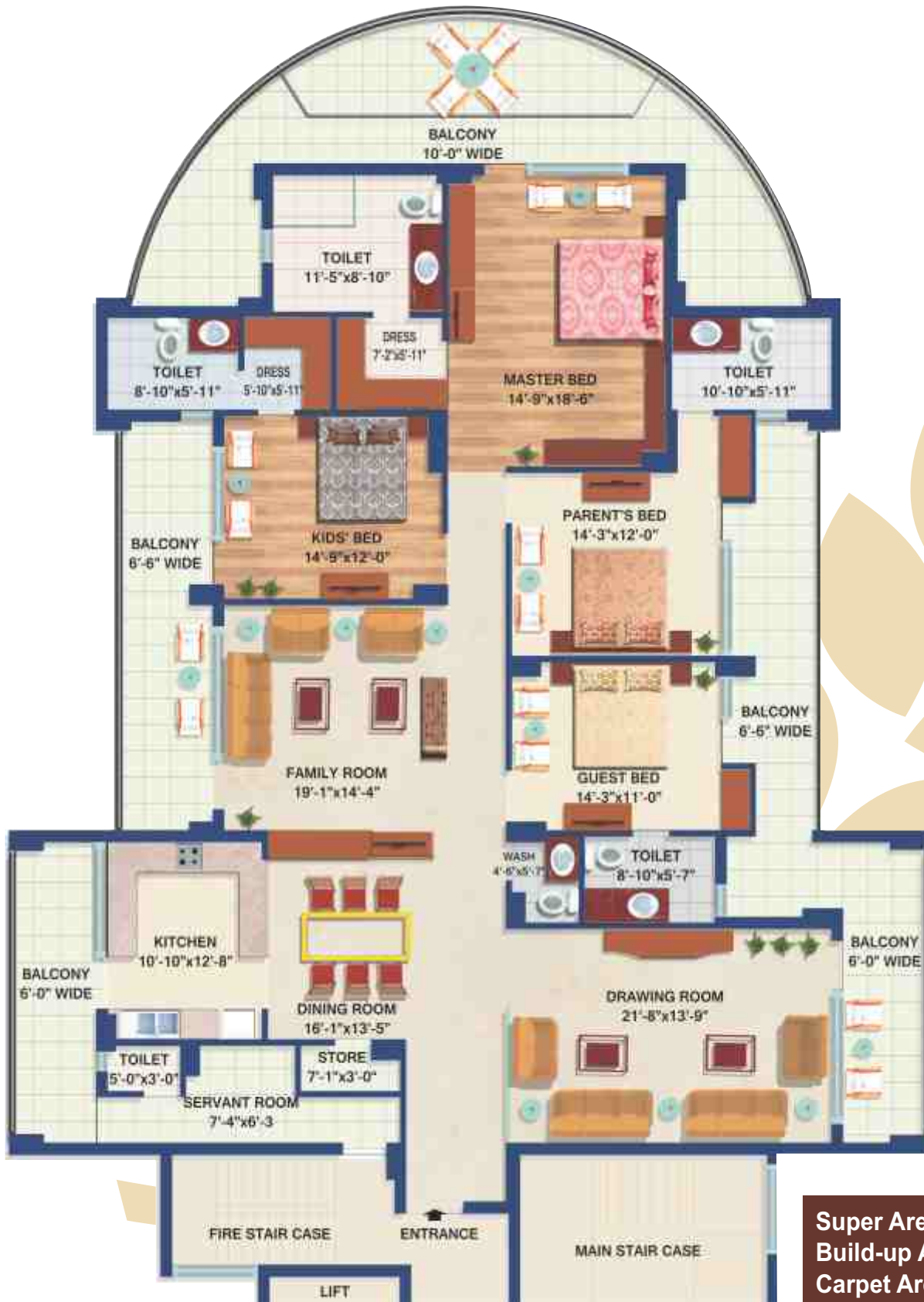


Super Area = 3995 sq. ft. / 371.14 sq. mtr.
Build-up Area = 2964 sq. ft. / 275.36 sq. mtr.
Carpet Area = 2107 sq. ft. / 195.75 sq. mtr.

UNIT PLAN - Type - III 4874 sq. ft.



GH-01,02,03,SECTOR-108,EXPRESSWAY,NOIDA

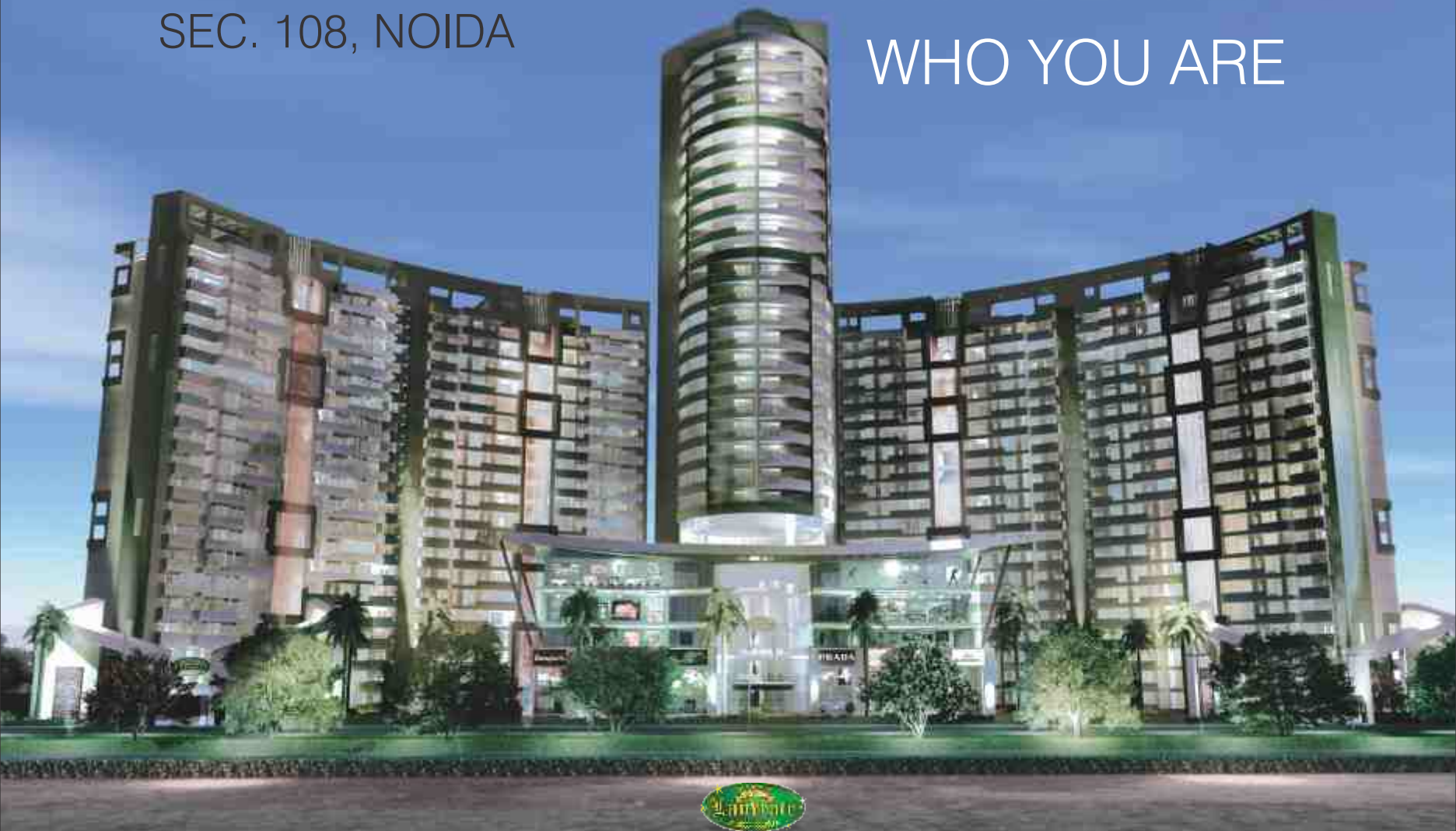


Super Area = 4874 sq. ft. / 452.81 sq. mtr.
Build-up Area = 3617 sq. ft. / 336.03 sq. mtr.
Carpet Area = 2408 sq. ft. / 223.71 sq. mtr.



An addiction of luxury
SEC. 108, NOIDA


GRAND
LIVING SPACES
THAT DEFINE
WHO YOU ARE



LAUREATE
BUILDWELL PVT. LTD.
Sector-108, Noida

 **8882700800**

Site Address : GH-1, 02, 03 Sector-108, Expressway, Noida

A consortium of
 **unitygroup**

RERA NO. UPRERAPRJ5998

Website - www.laureatebuildwell.com

All Images are imaginary and meant for a general idea. Pricing excludes GST, Stamp duty, Registration Charges, miscellaneous, P.L.C and is subject to change without prior notice, other applicable charges extra. The areas mentioned are super areas. The information available in the advertisement is subject to change without any notice. While every effort has been made to provide the details, particulars, contents and other graphic appearances in the advertisement as updated, correct, complete and accurate, nevertheless, inadvertent errors may occur in the information. Further, our websites and other advertising and publicity materials include artist's impressions indicating the anticipated impressions of appearance of completed development, and do not constitute an offer, an invitation to offer and/or commitment of any nature between us and the recipient. The Developer and its directors, authorized agents and employees make no warranties or representations whatsoever regarding the quality, contents, completeness, suitability, adequacy, accuracy or time lines of the information and data, including all implied warranties and conditions of the product, fitness for any particular purpose, fit and more infringement. In no event, the developer and its directors, authorized agents and employees shall be liable for any damage, including, without limitation to, direct, incidental or consequential damages or loss arising out of this advertisement or with respect to any materials contained in this advertisement. The developer makes no warranty, express or implied nor assumes any legal liability or responsibility for the accuracy, correctness, completeness or use of any information contained herein, nor represents that its use would not infringe on privately owned right. The Buyer/Customer will be receiving the property "as it is", that is, with all defects which may exist, if any, except as otherwise provided in the real estate Purchase Contract. The Buyer/Customer are required to make independent verification to his/her satisfaction. This information is intended to provide a general understanding of the subject matter and to help you assess whether you need more detailed information. Developer may change or delete, add to, or otherwise amend information contained here as per prevailing government norms without notice. *1 sq.mtr=10.764 sq.ft., 1sq.mtr=1.19599 sq.yard. Building Plan sanctioned vide letter no Noida/STP/III/251459 dated 12.10.2011. Our office website is www.laureatebuildwell.com and email address is sales@laureatebuildwell.com. We do not hold any responsibility for any information provided any other website/email communication apart from the official one.

LAYOUT PLAN

LEGEND

- | | | |
|---------------------------------|--------------------|------------------------------------|
| 1. CLUB LAUREATE & STUDIO APTS. | 11. PRIVATE LAWN | 21. CLUB PARTY LAWN |
| 2. SOCIAL CLUB | 12. JOGGING TRACK | 22. POOL DECK |
| 3. BASKETBALL COURT | 13. DROP-OFF | 23. SITTING |
| 4. VOLLEYBALL COURTS | 14. AMPHITHEATER | 24. ART OBJECT |
| 5. LAWN TENNIS COURTS | 15. AMPHITHEATER 2 | 25. CAR PARKING |
| 6. BADMINTON COURTS | 16. PAVILION | 26. DRIVEWAY |
| 7. SWIMMING POOL | 17. GRASS MOUND | 27. RAMP |
| 8. KIDS PLAY AREA | 18. PERGOLA | 28. FLOWER BED |
| 9. PARTY LAWN | 19. FORMAL GARDEN | 29. FLOWERING TREES & HEDGE GARDEN |
| 10. AMENITIES | 20. FOUNTAIN POOL | 30. SHRUB BED |



GH-01,02,03,SECTOR-108,EXPRESSWAY,NOIDA

