

**VRINDA HOMES PRIVATE LIMITED**

**Site Address:**

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HS

2  
Exclusive Towers

374  
Luxury Apartments

1  
Club on Terrace

1  
Club on Podium

Mandir

Mini Theatre

HS

LUXURY

Unbound

A New Address  
A New Perspective

3 & 4 BHK

Two towers where  
grandeur is a habit

At 32 and 30 stories respectively, the SKY Tower and STAR Tower introduce you to new levels of luxurious living. Together, they host only 374 elegant apartments, granting families an exclusive sense of privacy amidst approx 3 acres of world class amenities and a serene landscape.



Artistic Image

## Charming retreat with an air of exclusivity

VRINDA Group offers a charming blend of Elite Luxury Living with the best of contemporary amenities that ensures a warm and luxurious lifestyle in the finest address. The unique combination of vibrant surroundings, extremely high quality construction standards and a professional approach sets apart it's homes for high-end living.



Artistic Impression



Artistic Image

An Address of Distinction



GRAND ENTRY GATE

Artistic Image

An Exquisite Lifestyle

Vrinda Group project has a majestic look that is sure to impress even the most discerning eyes and will give you a truly majestic feel with its best-class facilities.

DOUBLE HEIGHT  
ENTRANCE LOBBY  
WAITING LOUNGE



Artistic Image



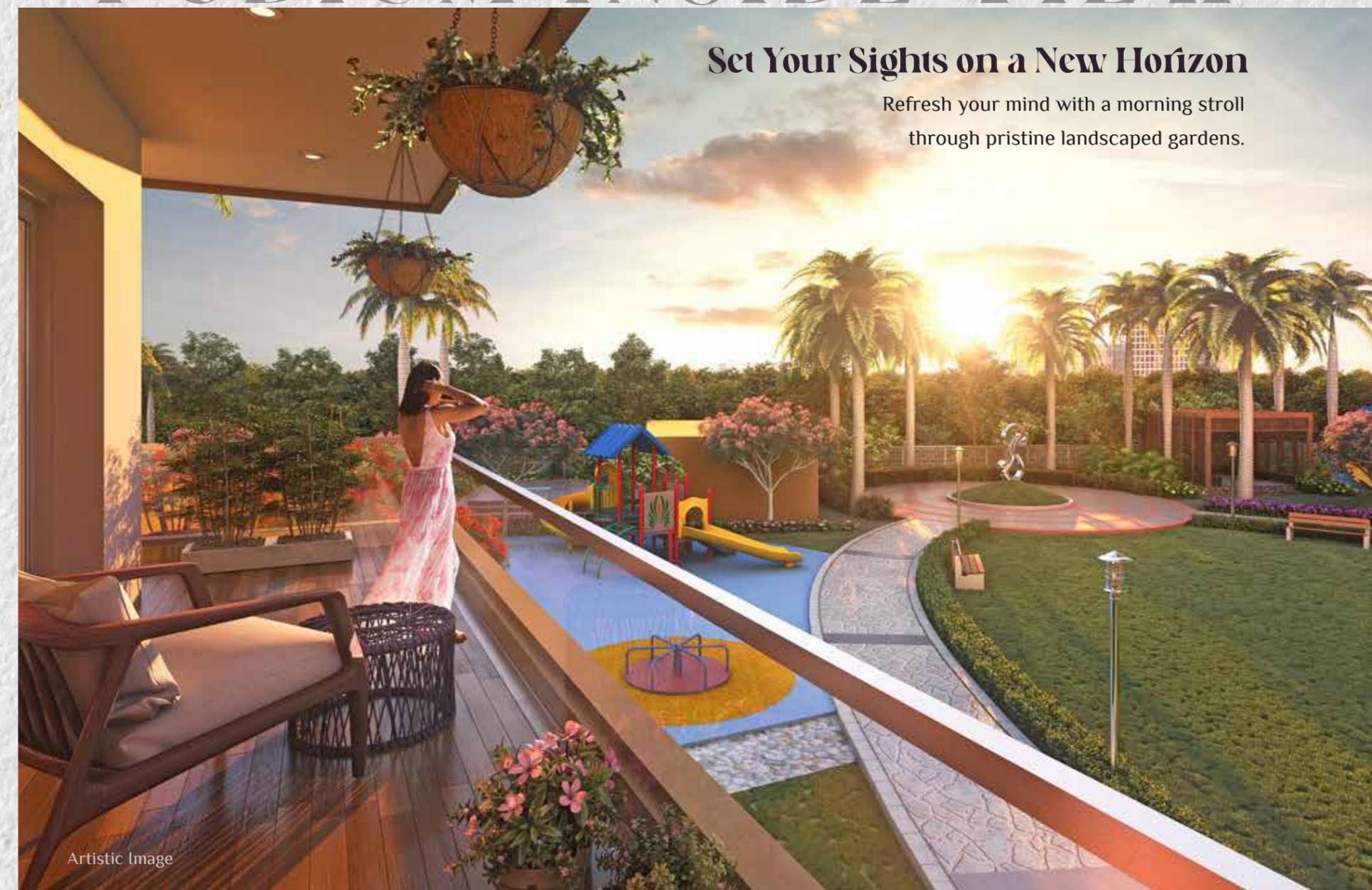
Artistic Image

# ROAD SIDE VIEW



Artistic Image

# PODIUM INSIDE VIEW



**Set Your Sights on a New Horizon**

Refresh your mind with a morning stroll  
through pristine landscaped gardens.

Artistic Image

# THE PODIUM CLUB



Artistic Image

# CLUB ENTRANCE



## Stylishly Outfitted Club Room

Take a moment to relax in our luxurious club, complete with intimate lighting, private kitchen with party halls, plush lounge seating area with audio/visual components, and swimming pool with poolside party area.

Artistic Image

- Carrom, Chess & Card games
- Table Tennis
- Swimming Pool
- Poolside Party Area
- Reading Room
- Gymnasium on Terrace
- Separate pool for kids
- Roof Top-Open to Sky
- Billiards
- Play School
- Wide open Sun Deck
- Aerobics & Yoga Center

# THE SKY ROOFTOP CLUB

The Sky is the Limit



Artistic Image



Artistic Image

# PARTY HALL



Artistic Image

# MINI THEATRE

A Celebration of Possibilities



Artistic Image

# SPORTS ACTIVITIES

- Tennis Court
- Skating ring
- Badminton Court
- Kids play area
- Basketball court
- Pathway jogging track
- Tot lot
- Cricket pitch

# MANDIR

- Ampi-Theatre
- Central lawn
- Yoga meditation lawn
- Entry Plaza tower drop off
- Tensile Canopies
- Gazebo
- Reflexology path
- Mound & Sculpture



Artistic Image



**A Leisurely Outdoor Lifestyle**

Artistic Image

# A MULTITUDE OF OPTIONS

The SOUL needs more space than the body.



Let your mind bask in serenity



The Soul feels at home when you have your own space. A place that's truly yours.

The Soul demands spaciousness – to live in grandeur – like one would in a luxurious apartment.

Simply stepping out takes you to a world of relaxation, where you can enjoy a delightful conversation and laughter in the company of those closest to you.



# SPECIFICATIONS

## within the apartments



### STRUCTURE

Earthquake resistant frame structure with shear walls and all internal and external walls are of RCC (**no brickwork and plaster**) using **international construction technology** designed by experienced structural engineers and proof checked by reputed engineering college.

### FLOORING

- Digital verified tiles (**600 x 1200 mm**) in living, dining, kitchen and entrance lobby.
- Wooden Flooring in Master Bed Room.
- Digital verified tiles (600 x 600 mm) in all bedrooms.
- Ceramics tiles (300 x 300 mm) in toilet and balconies.

### WALLS, CEILING & WOODWORK

- **Designer** False ceiling in corners of living room.
- POP/Gypsum plaster finish walls with OBD in pleasing shades.
- Wardrobe (laminated partical boards): one in all bedrooms.

### KITCHEN

- Modular kitchen with accessories and granite working top along with stainless steel sink with drain board.
- Individual **RO** water unit 1 No. having storage capacity of 8 ltr.
- Ceramics tiles on 600 mm dado above working platform and 1450 mm from floor on remaining walls.

### DOOR AND WINDOW

- Outer doors and windows aluminium powder coated/UPVC of 2100 mm height.
- Internal wooden frames made of Marandi or equivalent wood.
- All **door** shutters are both side veneer laminated flush shutters of **2400 mm height**.
- All **Wooden door** Fittings in Godrej, IPSA, Doorset or equivalent.

### SAFETY AND SECURITY

- **Video phone on main door.**
- Provision of optical fibre network, video surveillance system with CCTV cameras on boundary, entrance lobbies and main gate.
- Fire prevention, suppression, detection and alarm system as per fire norms.
- Intercom in all bedroom

### MASTER + OTHER TOILET

- Plumbing done with Prince/Supreme/or equivalent CPVC/PVC Pipe.
- **Wall-mounted** EWC. Make Hindware/Perrywear or equivalent.
- **Washbasin Vanity.**
- Provision of Looking Mirror and light.
- **Shower area separated by fixed glass.**
- Jaguar, Somany, Hindware, Supreme or equivalent CP fitting.
- Wall tiles (300 x 600 mm) up to ceiling height.

### ELECTRICAL

- Adequate light and power point in wall and ceiling.
- ISI marked copper wire in PVC conduits with MCB. Modular switches, Conduits for DTH connection.
- Intercom facilities for communication with lobby, main gate and other apartments.
- Only provision for split AC points in all bedrooms and drawing room.
- **100% Power Back-up in Common Area**

### WATER CONSERVATION

- Rain water harvesting.
- Efficient low flow plumbing fixtures.
- Reuse of STP water for flushing and landscape to minimise potable or ground water usage.

### ENERGY EFFICIENCY

- LED based lighting in common areas.

### WASTE MANAGEMENT

- Multi-colors bins for waste segregation at source.
- Organic waste composter on site for composting.

### BALCONY

- **All Balcony S.S. Railing 304 Grade with Toughened Glass**

### LIFTS

- 3/4, Spacious decorative lifts in all Towers. (Otis, Kone, Fujitec, Schindler, Mitsubishi & Johnson or Equivalent)

All specifications, design, layout images, conditions are only indicative and some of these can be changed at the discretion of the builder/architect/authority. These are purely conceptual no legal offerings. Applicant/Allotee shall not have any right to raise objection in this regard. The Dimension are rounded of to nearest Inch. 1 sq. mtr. = 10.764 sq. ft., 304.8 mm = 1'-0".



## Site Layout Plan

### INDOOR FEATURES

- Grand Double Height Entrance Lobby
- Luxury Waiting Lounge
- Fully Air Conditioned Party Halls
- Exclusive Mini Theatre
- Carrom, Chess & Card games
- Reading room
- Billiards
- Table Tennis
- Well Equipped Gymnasium with Terrace
- Roof Top-Open to Sky Aerobics & Yoga Center
- Play School

### OUTDOOR FEATURES

- Swimming Pool with Changing Rooms & Lockers
- Wide open Sun Deck
- Separate pool for kids
- Poolside Party Area

### AMENITIES

- Central lawn
- Yoga meditation lawn
- Entry Plaza tower drop off
- Tensile Canopies
- Skating ring
- Badminton Court
- Kids play area
- Basketball court
- Pathway jogging track
- Tot lot
- Gazebo
- Reflexology path
- Cricket pitch
- Open-air theater
- Religious place
- Circular Plaza with Mound & sculpture

## SALEABLE AREA: 1298 SQ.FT.

(Carpet Area: 764.34 sq.ft. • Balcony Area: 202.15 sq.ft.  
Built-up Area: 1030.87 sq.ft. • Common Area: 267.13 sq.ft.  
External Wall & Column Area: 64.37 sq.ft.)



Cluster Plan  
3 BHK Unit (4 No.)

## 3 BHK UNIT



- 3 BEDROOM
- LIVING / DINING
- KITCHEN
- 2 TOILET
- 3 BALCONY



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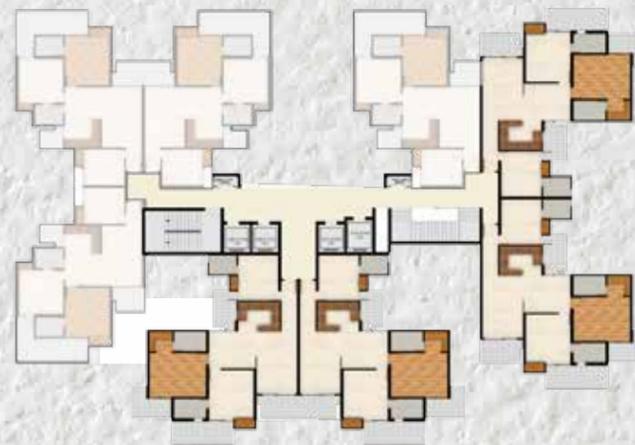
### 3 BHK UNIT



- 3 BEDROOM
- LIVING / DINING
- KITCHEN
- 3 TOILET
- 4 BALCONY

### SALEABLE AREA: 1698 SQ.FT.

(Carpet Area: 970.81 sq.ft. • Balcony Area: 268.24 sq.ft.  
Built-up Area: 1333.44 sq.ft. • Common Area: 364.56 sq.ft.  
External Wall & Column Area: 94.40 sq.ft.)



Cluster Plan  
3 BHK Unit (4 No.)

### SALEABLE AREA: 2018 SQ.FT.

(Carpet Area: 1194.91 sq.ft. • Balcony Area: 301.61 sq.ft.  
Built-up Area: 1594.15 sq.ft. • Common Area: 423.85 sq.ft.  
External Wall & Column Area: 97.63 sq.ft.)



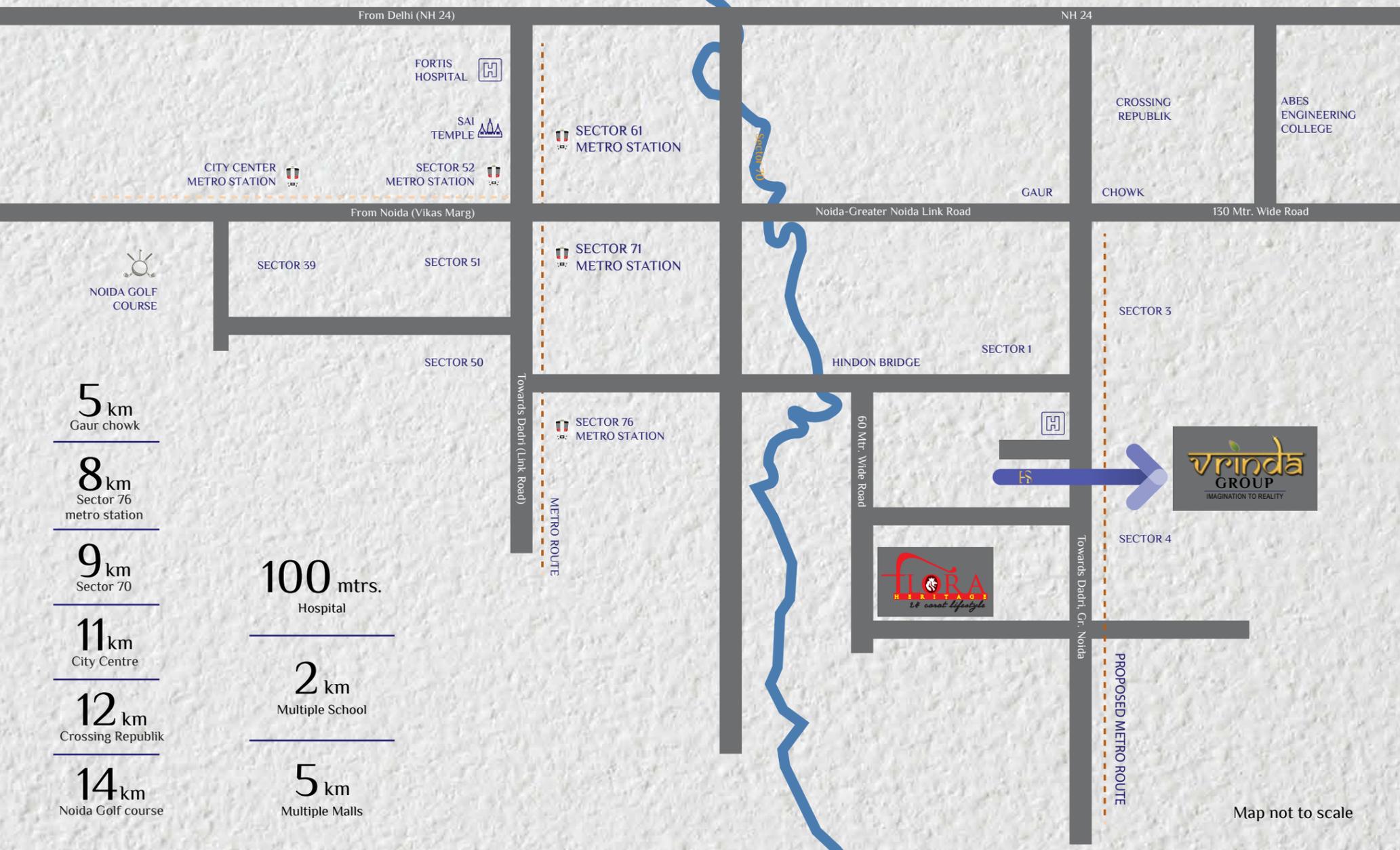
Cluster Plan  
4 BHK Unit (4 No.)

### 4 BHK UNIT



- 4 BEDROOM
- LIVING / DINING
- KITCHEN
- 4 TOILET
- 3 BALCONY

# Location Map



- 5 km  
Gaur chowk
- 8 km  
Sector 76  
metro station
- 9 km  
Sector 70
- 11 km  
City Centre
- 12 km  
Crossing Republik
- 14 km  
Noida Golf course
- 100 mtrs.  
Hospital
- 2 km  
Multiple School
- 5 km  
Multiple Malls

# Enjoy the Location Enjoy the Club on Terrace

- Your neighbourhood places needs and wants within easy reach, for every member of your family.



Artistic Image

Map not to scale