

Creating opportunities for you is our inspiration.

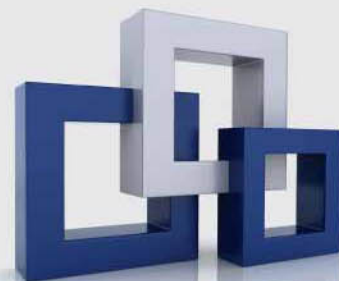


Paras Trinity
COMMERCIAL & RETAIL

At Paras Buildtech, you're the reason why we constantly aim to better our best. The Paras Trinity commercial complex is a perfect example of this. Located in a prime area, its unique and futuristic architectural design makes it yet another eminent landmark from us. Go on, enter a world that's been inspired by you.

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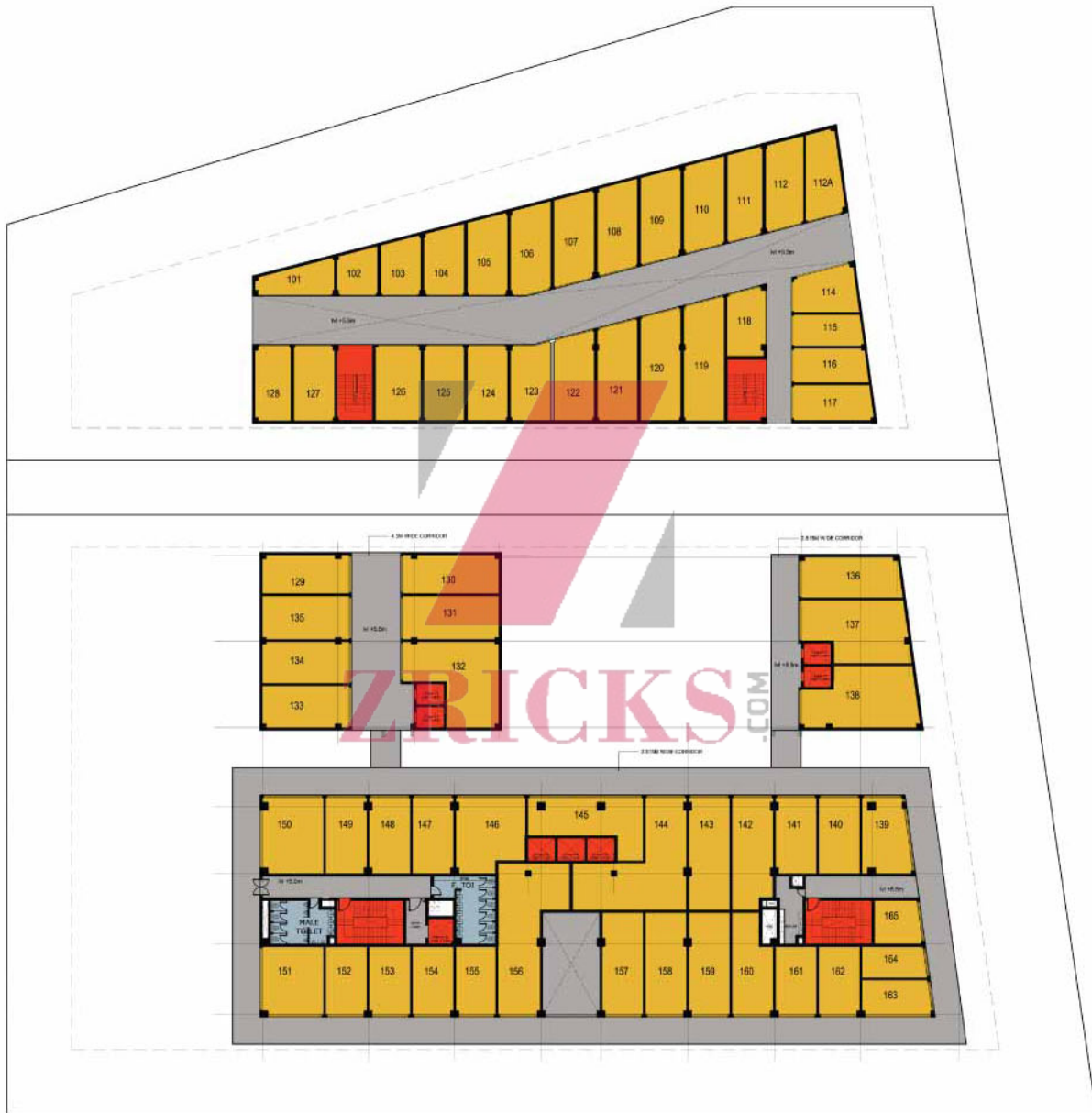


Paras Trinity

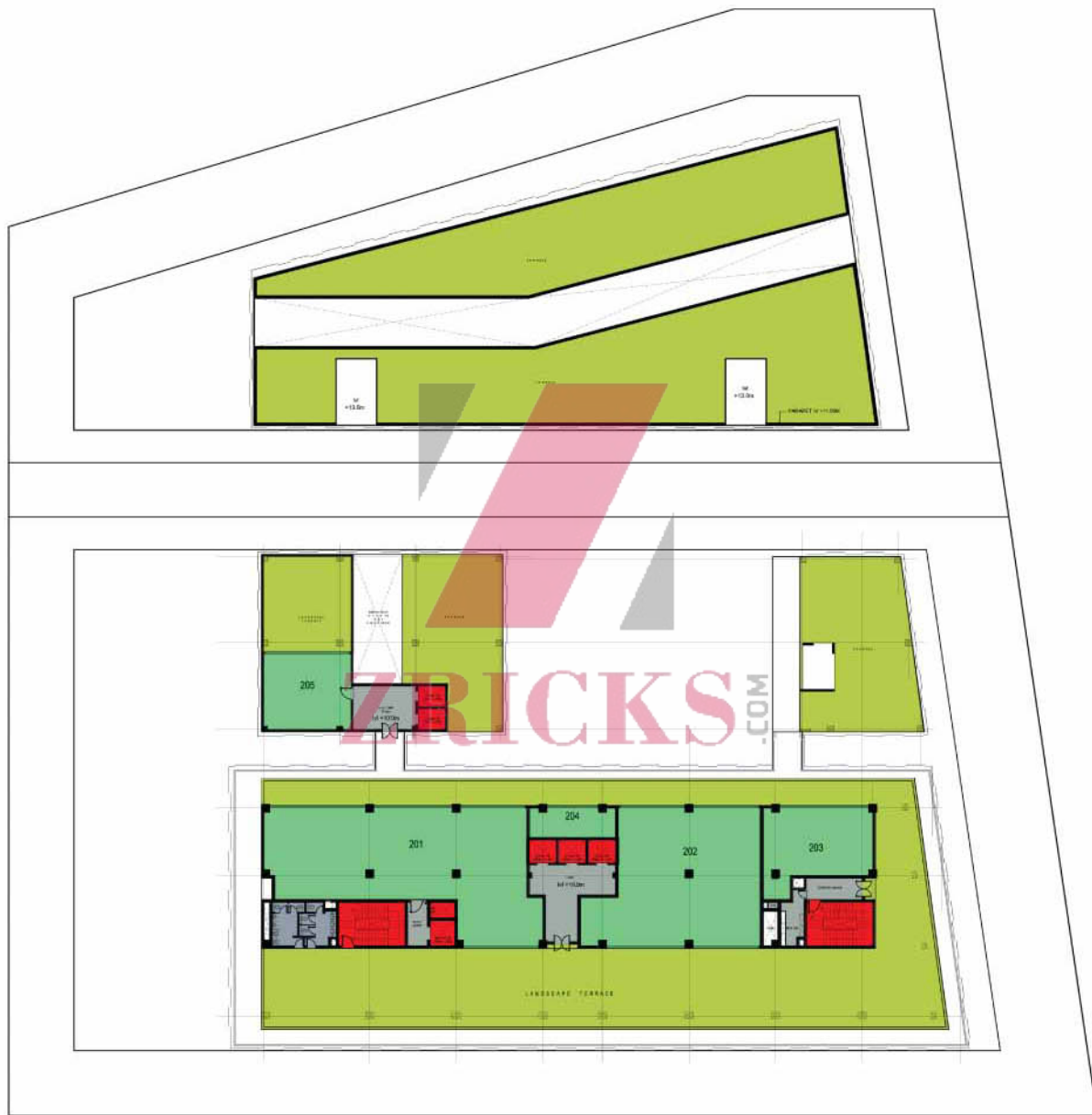
FLOOR PLANS



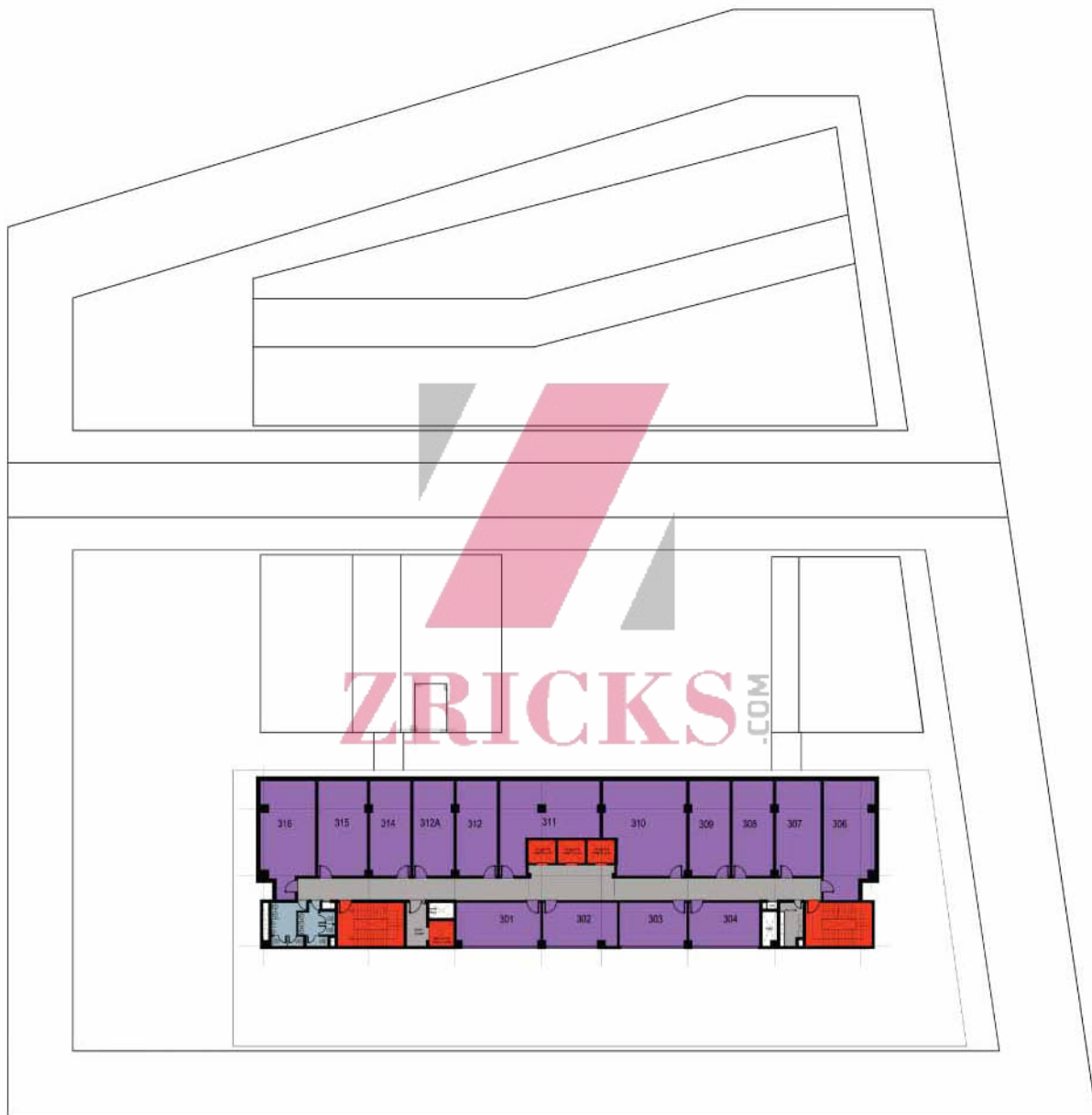
Ground Floor



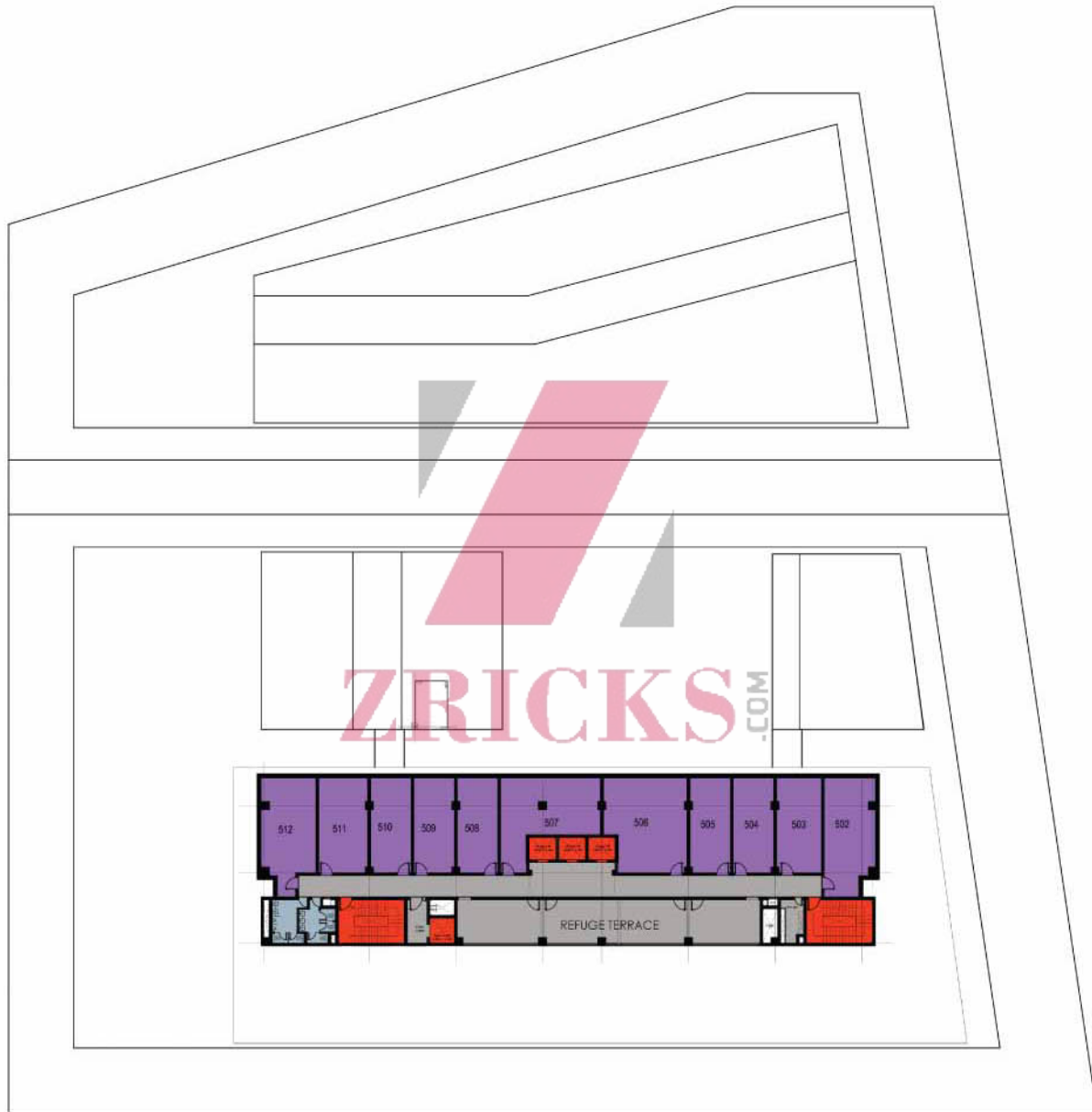
First Floor



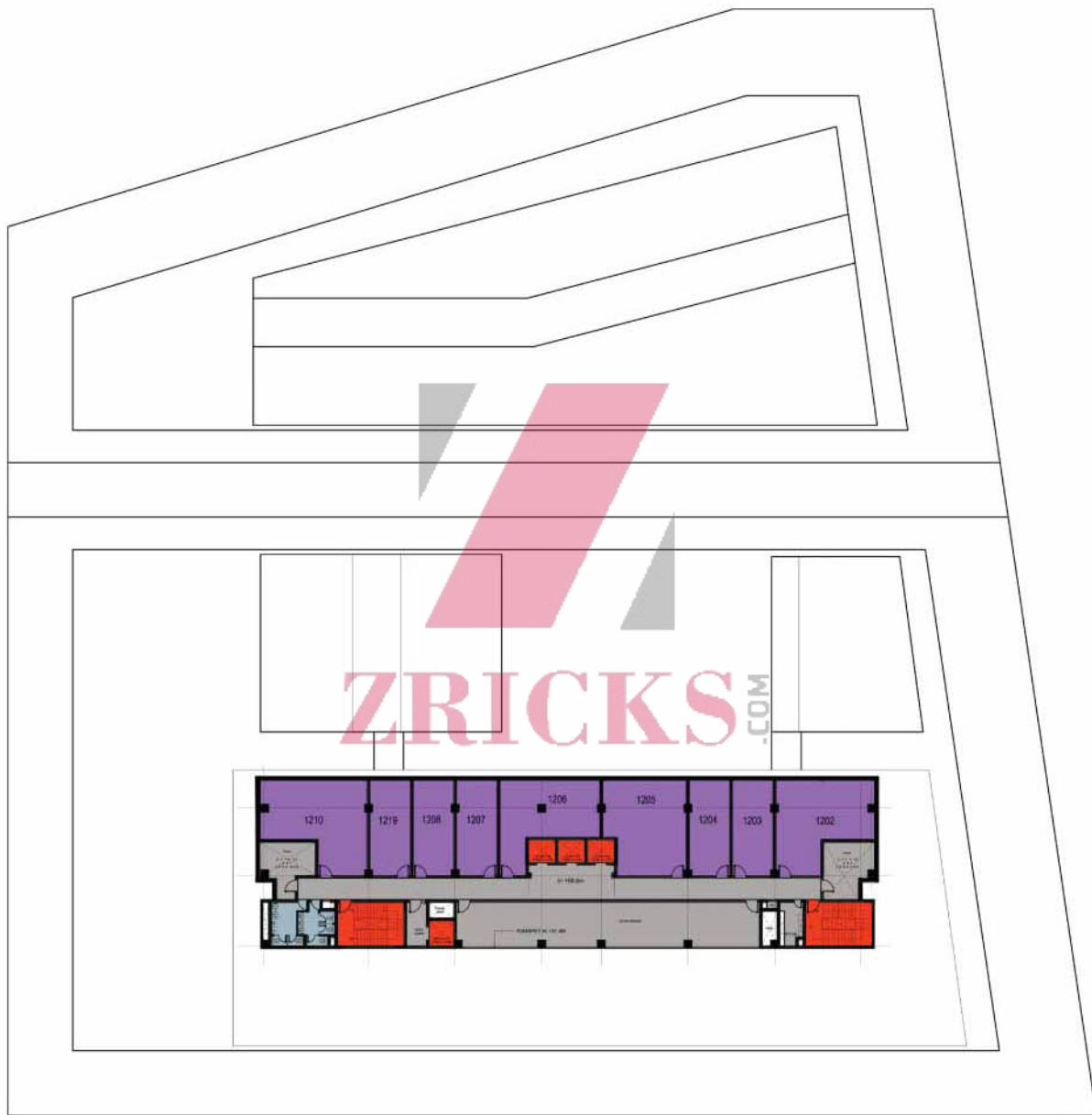
Second Floor



3, 4, 6, 7, 8, 10 & 11th Floor



5th & 9th Floor



12th Floor



Retail Specifications

RETAIL SHOPS

- Retail Floors-Ground, first and second
- Large storefronts and glazing areas for Retail Units
- Arcade along all Retail Units
- Dedicated signage areas for all units as per design

STRUCTURE

- RCC slab and column structure with masonry partitions
- Lifts and staircases connecting Retail Levels

LANDSCAPE

- Richly landscaped central plaza with paving and decorative features
- Pedestrian plaza designed with seating areas and food kiosks
- Dedicated drop-off zone and entrance for retail and office
- Pedestrian friendly with landscape features

FINISHES

- Exterior Combination of glazed storefronts, windows, Stone/Metal Panels and painted surface
- Lobbies Combination of stone and painted surface
- Basement Broom finish concrete
- Tenant floor finish Concrete floor
- Common Toilets Finished toilets with modern fittings and fixtures

PARKING

- Basement for parking and services. Ample surface parking
- Provision of access control and video surveillance

SECURITY

- Video surveillance, Basement parking and basement & ground floor lobbies

- Manned security.

Boom barrier at all vehicular entry & exit points

• LIFE SAFETY

- Wet Riser/Hose Reels/ Sprinklers/ Fire extinguishers
- External Fire Hydrant

(Provided as per norms)

(Provided as per norms)

• HVAC

- AC System:
- Ventilation and exhaust

Split AC units provision

Provided for common toilets and basement

• ELECTRICAL

- Distribution
- Metering
- Lightning protection & earthing pits

Provision of cable up to tenants distribution board

Tenant load will be metered

(Provided)

Emergency Lighting in selected common area

• DIESEL GENERATORS

- 100% automatic backup provided for Lighting, Power and AC

• SIGNAGE

- Internal
- External

Main Lobby equipped with tenant directory and directional signs

External Signage as per developer's design and conditions



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Office Specifications

• OFFICE SUITE

- Office Floors-Third to twelveth
- Landscape terrace area on selected floors

• STRUCTURE

- RCC slab and column structure with masonry partitions
- Passenger & Service Elevator and Staircases connecting office levels

• LANDSCAPE

- Richly landscaped central plaza with paving and decorative features
- Pedestrian plaza designed with seating areas and food kiosks
- Dedicated drop-off zone and entrance for office

• FINISHES

- Lobbies Combination of stone and painted surface
- Basement Broom finish concrete
- Tenant floor finish Concrete floor
- Common toilets Finished toilets with modern fittings and fixtures

• PARKING

- Basement for parking and services. Ample surface parking
- Provision of access control and video surveillance

• SECURITY

- Video surveillance Basement parking and basement & ground floor lobbies
- Manned security Boom barrier at all vehicular entry & exit points

• LIFE SAFETY

- Wet Riser/Hose Reels/ Sprinklers/ Fire extinguishers **(Provided as per norms)**
- External Fire Hydrant **(Provided as per norms)**

• HVAC

- AC System Centrally air-conditioned.
- Ventilation and exhaust Provided for common toilets and basement

• ELECTRICAL

- Distribution Provision of cable up to tenants distribution board
- Metering Tenant load will be metered **(Provided)**
- Lightning protection & earthing pits
- Emergency Lighting Emergency lighting in selected common area

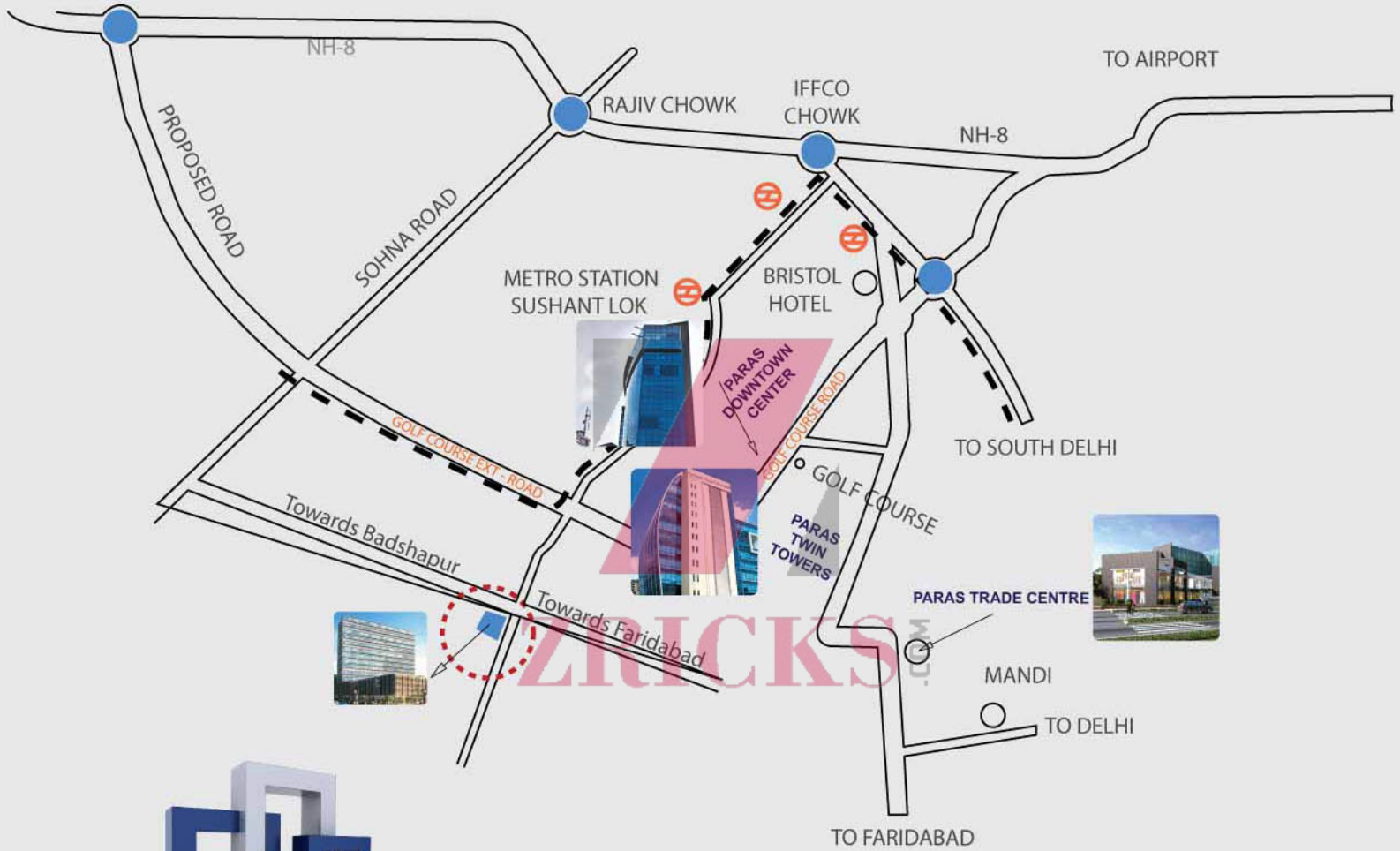
• DIESEL GENERATORS

- 100% Power backup provided for Lighting, Power and AC

• SIGNAGE

- **Internal** Main lobby equipped with tenant directory and directional signs
- **External** External signage as per developers design and conditions

Project Location



Parus Trinity

Project Details

Building : Retail (Ground to 2nd Floor) / Commercial (3rd to 12th Floor)

Number of Floors: Ground + 12

Parus Trinity, Sec 63, near Golf Course Extn Road, Gurgaon



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Payment Plan (Construction Linked)

On Booking	10% of Basic Sale Price
Within 60 Days of Booking	10% of Basic Sale Price
On Start of Excavation (or 60 Days From Above)	10% of Basic Sale Price + PLC (If Applicable)
On Casting of Upper Basement Slab	10% of Basic Sale Price + Car Parking
On Casting of First Floor Slab	10% of Basic Sale Price
On Casting of Third Floor Slab	10% of Basic Sale Price
On Casting of Fifth Floor Slab	10% of Basic Sale Price
On Casting of Seventh Floor Slab	10% of Basic Sale Price
On Casting of Tenth Floor Slab	5% of Basic Sale Price + EDC + IDC
On Installation of Services	10% of Basic Sale Price + IFMS
On Notice of Possession	5% of Basic Sale Price + Registration and Stamp Duty Charges, as applicable

(Down payment)

On Booking	10% of Basic Sale Price
Within 60 Days of Booking	85% of Basic Sale Price - Less Down Payment Rebate of 10% of Basic Sale Price+ Parking Charges + PLC
On notice of Possession	5% of Basic Sale Price + EDC + IDC + IFMS + Registration and Stamp Duty Charges, as applicable



BUILDING LANDMARKS



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