

The **5**⁷₂⁶₃¹**4**⁵₁³**7**¹₅

6¹₃²₄²₂

TRICKS *immutable*
laws of
success

5⁷₃¹**4**²₁





#1

Finding the right partner

Success is a manifestation of the right partnerships that one builds. In Omaxe, you will find a partner that thinks about you. Your work area, your retail outlet like no one else does. The meticulous planning that goes into each and every project.

This perhaps is the secret behind Omaxe's exponential growth and success in just a few years. A success crowned by its landmark IPO - over-subscribed by 68 times in 2007. Thus, making Omaxe one of the largest public-listed real estate development companies in India!

Omaxe has completed and delivered 17 projects across India, covering sprawling 10.68 million sq ft of total area. This consists of 9 Group Housing projects, 2 integrated townships and 6 commercial projects.

Omaxe currently has 53 projects under execution and planning. Among these are 21 Group Housing projects, 21 Integrated Townships including 3 Hi-Tech Cities, 9 shopping malls and commercial complexes and 2 Hotel projects. These 53 projects are located in 38 towns in 10 states in northern, central and southern India. Besides, there are 8 ongoing infrastructure & contracting projects.

All this is thanks to Omaxe's strong experience in construction. Its uniqueness also lies in the fact that the company doesn't give its projects on sub contract: while assuring timely completion, this also allows keeping pace with the progress in construction technology, to ensure that it gives only the best spaces.



Omaxe was the first Construction Company of northern India to receive an ISO 9001:2000 Certification. In addition, Omaxe has received a number of awards from the industry as recognition of its continued commitment and efforts towards achieving excellence in concept and construction quality. These are: 'Svedala', 'Udyog Ratna', 'Pride of the Country', 'Arya Vaidya Sala' & 'Industrial Award' are some of the many prestigious awards that have honored Omaxe in the past years.

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#2

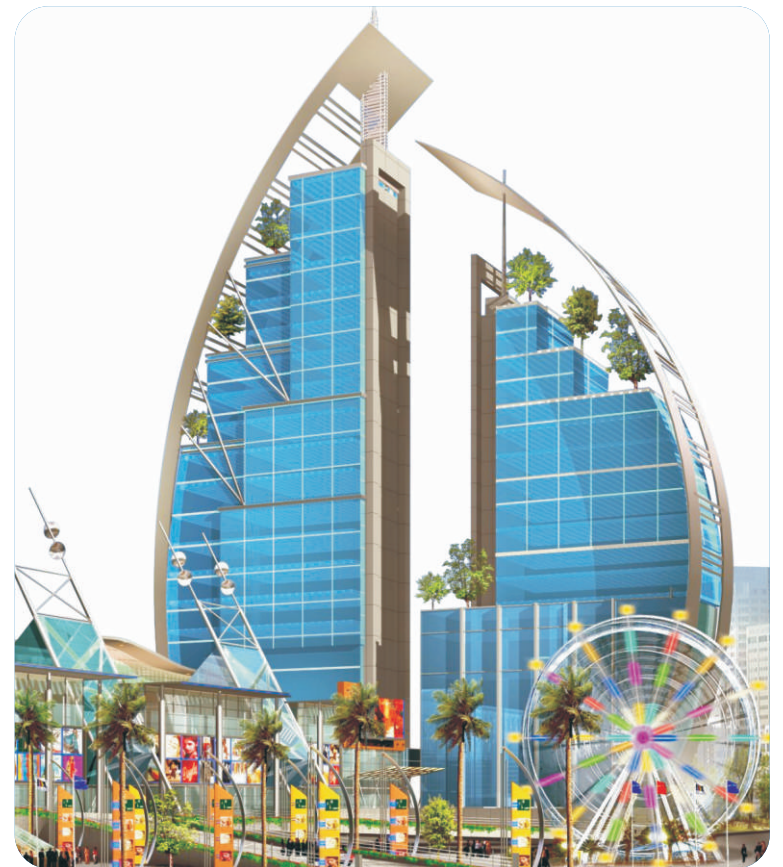
Having the right address

The right address is a signal to the world that your business has arrived. It is a statement of pride.

Presenting

OMAXE
**Connaught
Place**
GREATER NOIDA

The Address that makes
Greater Noida truly greater!



Omaxe Connaught Place, or OCP as we fondly call it, is in Greater Noida. It is slated to be the most sought after business, commercial and entertainment centre in North India. OCP sprawls across a total built-up area of an incredible 1.9 million sq. ft.* It's the flagship project of Omaxe. It is a monument built to recreate the legendary commercial centre in New Delhi – Connaught Place. And will become the most sought after commercial centre in North India.

Structure Ready

| Finishing Work Starts

| Possession in 18 months*





Keeping a work/play balance

Keeping people inspired is key to increase productivity for any business. Keeping this in mind OCP has been meticulously planned around the most modern concepts of work integrating with play. OCP has been designed to create a fun, spontaneous environ alongside an infrastructure catering to serious business.



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OCP features plush ultra modern office complexes. These amidst a vibrant, world class shopping mall, a modern 5 screen multiplex, a hyper mart, food courts, a fully loaded family entertainment zone, a five star hotel and much, much more!

#4

Maximising your Assets

13% p.a. Assured Return

Omaxe believes that every investment needs to bring in rewards. Omaxe also believes in putting the money where the mouth is. So, when you invest in OCP, you start getting returns of up to 13% p.a from the year one itself. In short, in 8 years, you not only benefit with the price escalation but get an assured return that works out to more than what you put in!



13% Assured Return p.a. in the first 4 years

12% Assured Return p.a. in the last 4 years

Summary

Minimum Investment:	Rs 24,00,000
Booking Amount :	Rs 2,40,000
Balance :	90% with in 30 days
Assured returns :	13% (18.5% Cumulative)*
Start Date :	On receipt of 100%
End Date :	8 years (Maximum)
Bonus :	Capital Appreciation
Lock In :	Nil
Possession :	Within 18 months*
Selling rights :	Right from the first day

Key Points :

- To be completed by October 2012
- No CAM till 8 years
- PDC in advance for all the years

*Conditions Apply

For E.g. if you invest Rs 24 Lac upfront , you start getting monthly cheque of Rs 26000/- for 8 years (i.e 13% p.a.)

And if you reinvest @ 8% your assured return on monthly basis upto end of 8 years you can maximize your returns upto 18.5%.p.a

#5

Getting a head start



The key to maximising from investments is to see potential early. Even when the rest of the world does not. History has several examples of visionary investors who could smell a great

investment even before it blossomed into its full potential. OCP at Greater Noida is set to go down in history as the most profitable investment for everyone.

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#6

Planning for the future

The seeds that you plant today, bear fruits in the future. OCP is one such seed. It will truly come into its own when the proposed International Airport comes up. It will bear even more fruit as F1 track gets approval!

A future that is made brighter because of Greater NOIDA's Infrastructure:

- Is a model-integrated industrial township
- Located adjacent to the capital city of Delhi and to one of the Asia's largest industrial hubs of NOIDA
- It lies in close proximity to the industrial towns of Meerut, Ghaziabad, and Faridabad
- Due to its location in close proximity to NCT-Delhi, Greater NOIDA falls within the NCR
- It is planned for a projected population of 700,000 by 2011 and 1,200,000 for the year 2021
- It is being planned as a linear city on gridiron pattern, aligned in Northwest and Southeast directions. River Hindon defines the western boundary of the city
- Roads are structured in a hierarchical manner with widths varying between 60 m to 105 m.
- Majorly uses its land for residential, commercial, industrial, institutional and special zones, it is home to a number of Indian and foreign MNCs

- Is also becoming a manufacturing hub
- Attracts a significant number of private educational institutions
- Attracts companies for planned shopping arcades which are equipped with modern facilities
- Formula One Racing Track, Night Safari, World Class Gautam Budh University and Railway Station have also been planned in Greater NOIDA.
- Various Recreation Facilities like the Stellar Gymkhana, Golf Course, and YMCA (Young Men's Christian Association), are fully functional.

Planned Infrastructure Initiatives in Greater NOIDA

- An integrated transportation hub, spread across approx. 600 acres is being planned in Greater NOIDA.
- This is India's first state-of-the-art Exposition Mart for Cottage and Handicraft sector in Greater NOIDA, for the promotion of the exports of handicrafts from India for the cottage sector i.e. handicrafts, handlooms, carpet and jute etc
- The country's first dedicated facility for toy manufacturers is being developed in Greater NOIDA and is spread over 125 acres.

- World's largest gas based 3500 MW power plant is to be set up by Reliance at Dadri. This mega project is located over 2,500 acres of land at a distance 40 kms from Delhi. It will produce clean green power using environment friendly natural gas.
- Golf course

CONNECTIVITY AND LINKAGES

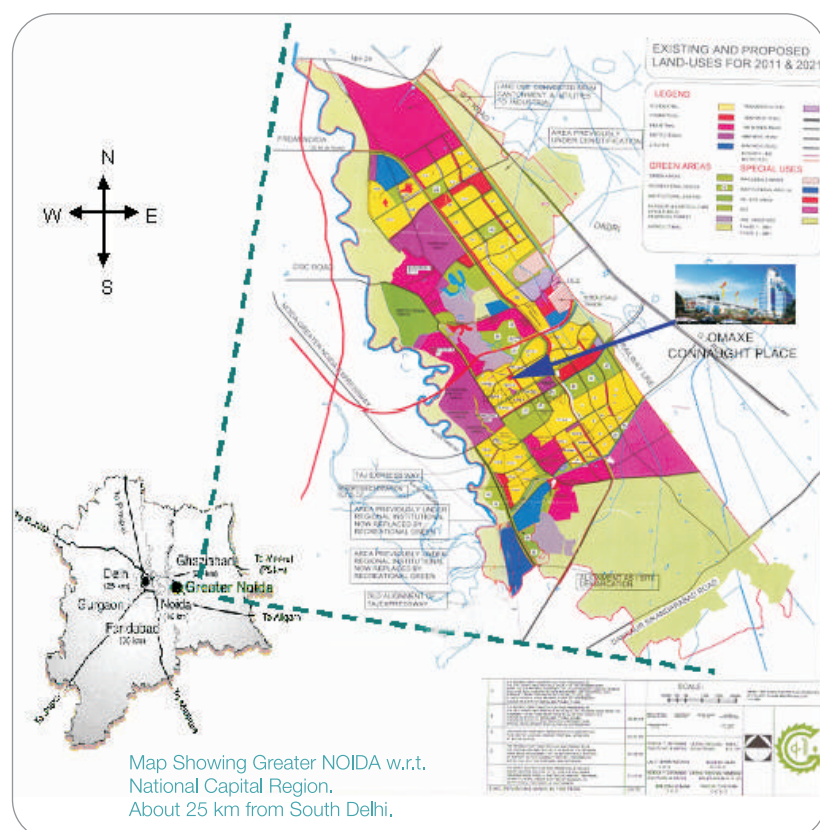
- Delhi Metro proposal to reach Greater NOIDA.
- Greater NOIDA is located in close proximity to Delhi at a distance of about 25 kms.
- Proposed setup of Transport hub, Passenger and Goods Terminals
- There is an international airport proposed to be built in village Jewar in Greater NOIDA.
- The 2 major arterials that connect Greater NOIDA with NOIDA and Delhi are the NOIDA-Greater NOIDA Expressway and the DND Flyover.
- These are the developed 8 lane corridor, which provides very easy connectivity to Greater NOIDA from Delhi and NOIDA.
- Yamuna Expressway, which is presently under construction, would provide direct access to western Uttar Pradesh from Greater NOIDA, in particular it shall provide easy connectivity to NOIDA, Delhi, Faridabad, Meerut, and Ballabgarh to Agra.

Emerging Knowledge Hub:

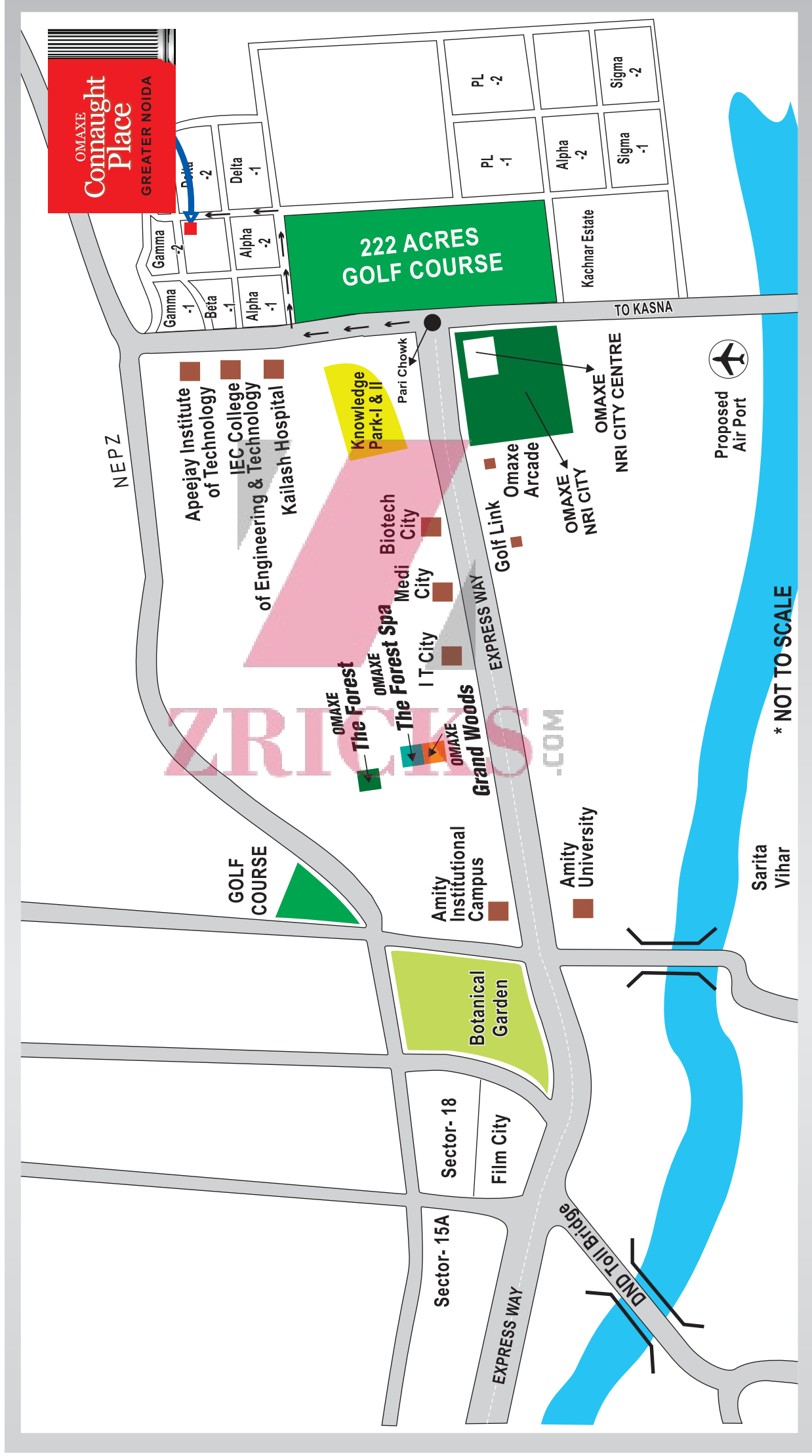
- 50 institutes in technical, management, vocational, educational arena to open in next 5 years.

Demographic Profile of Greater Noida*

Existing Population	6,73,449.11
Proposed Population (2012)	11,00,323
Proposed No. of Units	40,500



Location Map





Making a quick decision!

The battle of business success won by the money muscle alone. It is usually won by the swift. History has shown that good decisions backed up by speed of action often have the most far reaching impact.

OCP too is no different. If you like what you see, contact us, quick!



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