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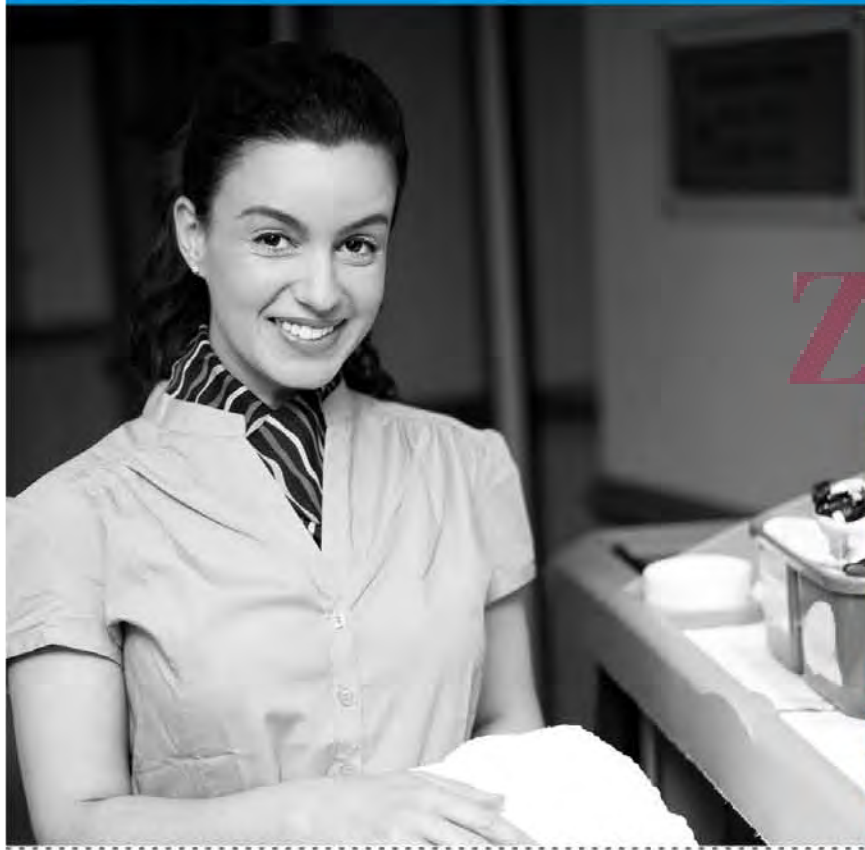
SUITES AND SHOPPING

BUSINESS BAY, SECTOR 104, DWARKA EXPRESSWAY

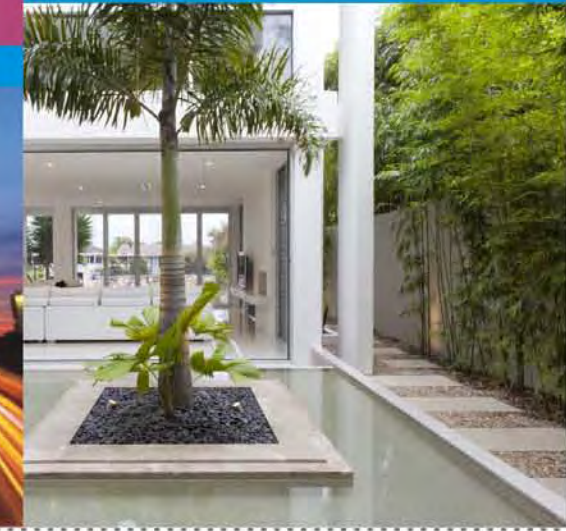


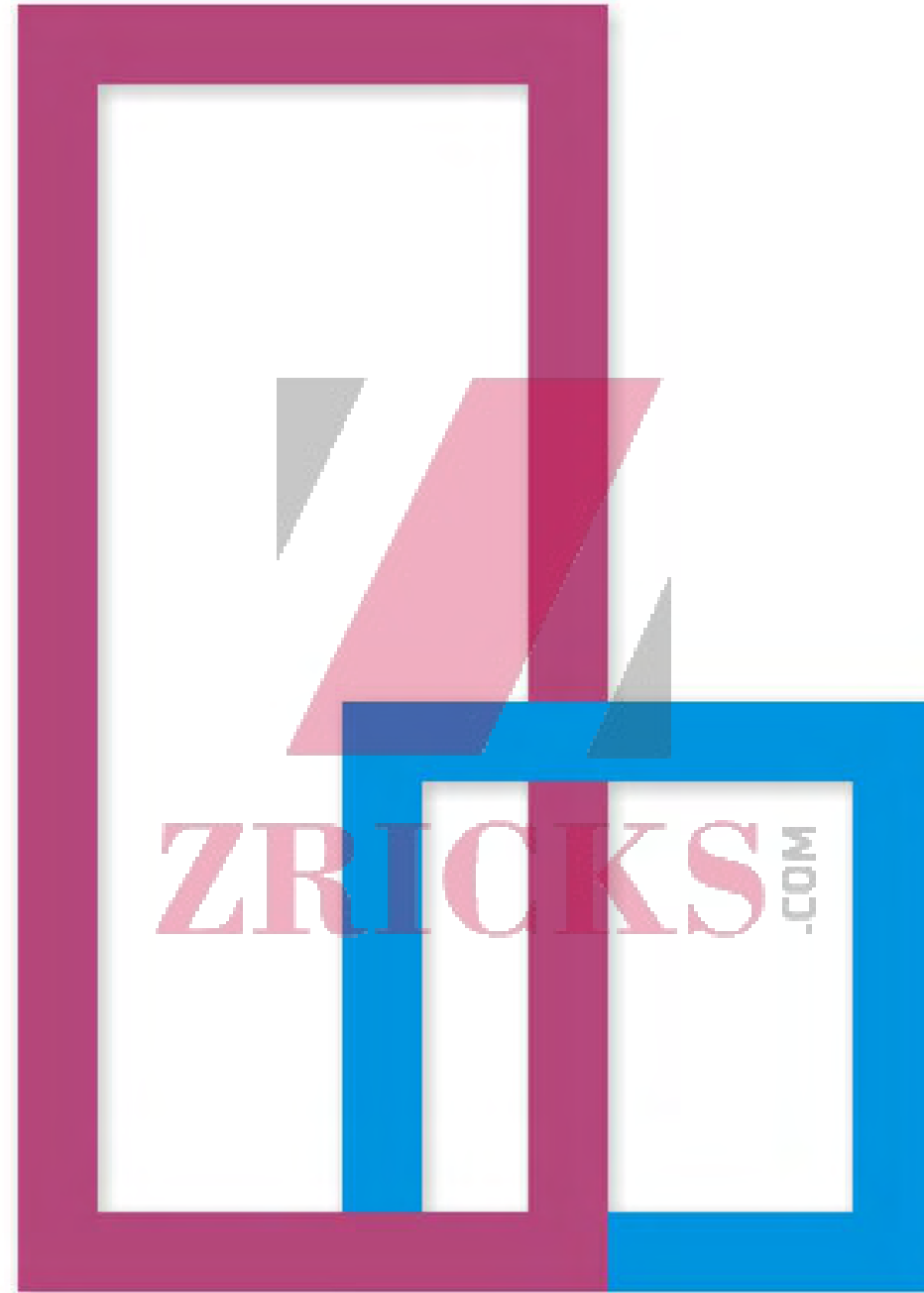
Contents

The Stylish Destination	03
Dwarka Expressway	05
Highstreet Retail	13
Luxury Suites	19
The Developers	27



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The Stylish Destination Of Dwarka Expressway

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Located in the new hub of contemporary living in Gurgaon - Dwarka Expressway, Capital Square is a one-stop-leisure destination for luxurious service apartments and high street retail.

Artistic impression



The Defining Ultra Modern Development



GROUND & FIRST FLOOR

High End Retail, Entertainment
Food Court and Fine Dining areas



SECOND TO SIXTEENTH FLOOR

Fully furnished Luxury Suites
with 4 star specifications

Capital Square is a part of the
2 Million Sq.Ft. Commercial cum Luxury
Residential development, Business Bay One04,
which will offer its visitors leisure and
entertainment opportunities.

- | Spread over 4 acres amidst landscaped greens
- | Built on the concept of low cost CAM charges
- | Energy efficient glass buildings with Terrace Gardens
- | Well planned development to manage traffic flow and parking needs of the future



The Emerging Residential & Commercial Hub: DWARKA EXPRESSWAY

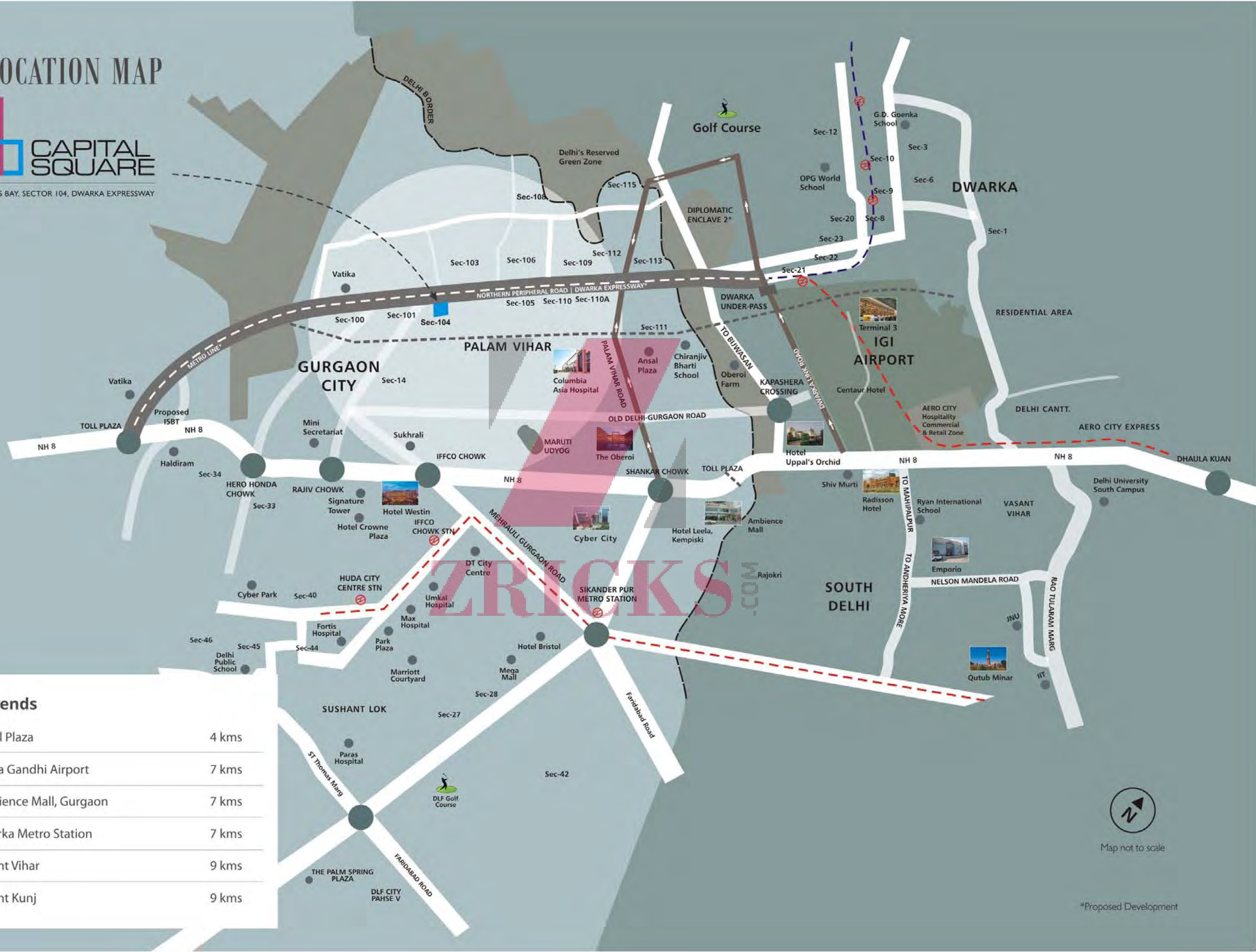


- | The 8 lane, 234 meter wide and 18 km long Dwarka Expressway shall be a signal free travel – from Dwarka or Airport to Manesar on NH-8, Gurgaon
- | Sectors on the bay of Dwarka Expressway, when completed, will be planned, premium and contemporary as per the Gurgaon Master Plan-2031
- | The outlined commercial belt along the Dwarka Expressway with its concurrence to the new Diplomatic Enclave is attracting top notch MNC's, international hospitality brands, retail and entertainment industry
- | Areas falling in the compass of this roadway are designed to become a posh destination and will emulate areas like Shanti Niketan and Vasant Vihar
- | Excellent connectivity to Dwarka and North Delhi

LOCATION MAP



BUSINESS BAY, SECTOR 104, DWARKA EXPRESSWAY



Legends	
Ansal Plaza	4 kms
Indira Gandhi Airport	7 kms
Ambience Mall, Gurgaon	7 kms
Dwarka Metro Station	7 kms
Vasant Vihar	9 kms
Vasant Kunj	9 kms



Map not to scale

*Proposed Development



Located Right In The Middle Of Action: SECTOR 104, GURGAON

- | Spread over 4 acres in sector 104
- | Direct Access from Dwarka Expressway via two dedicated service roads
- | First of its kind Private Suites in close vicinity to the Airport
- | Surrounded by over 15 affluent residential colonies of renowned developers like TATA, Godrej, India Bulls, EMAAR, Puri Constructions, Unitech, Ansal and many more
- | Just 3.5 kms away from Columbia Asia hospital
- | Just 5 kms away from Cyber City

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Artistic impression



Master Plan

Energy Efficient And Future Ready Design







HIGHSTREET RETAIL

high street shopping

Good visibility of shops as most of the shops shall face the atrium with provision for a wide array of choices including cosmetics, apparel, books, toys, electronics, furniture & more.



fine dining & food court

Dedicated space for sophisticated fine dining options along with myriad open air eateries, coffee shops, casual dining & fast food joints.



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anchor stores & high end brands

With ample floor space, top of the line jewellery showrooms and international clothing brands shall become the anchor stores at Capital Square.



entertainment zone

Multiple Fun and Gaming Zones with Electronic Game Parlors, dedicated space for events and exhibitions.





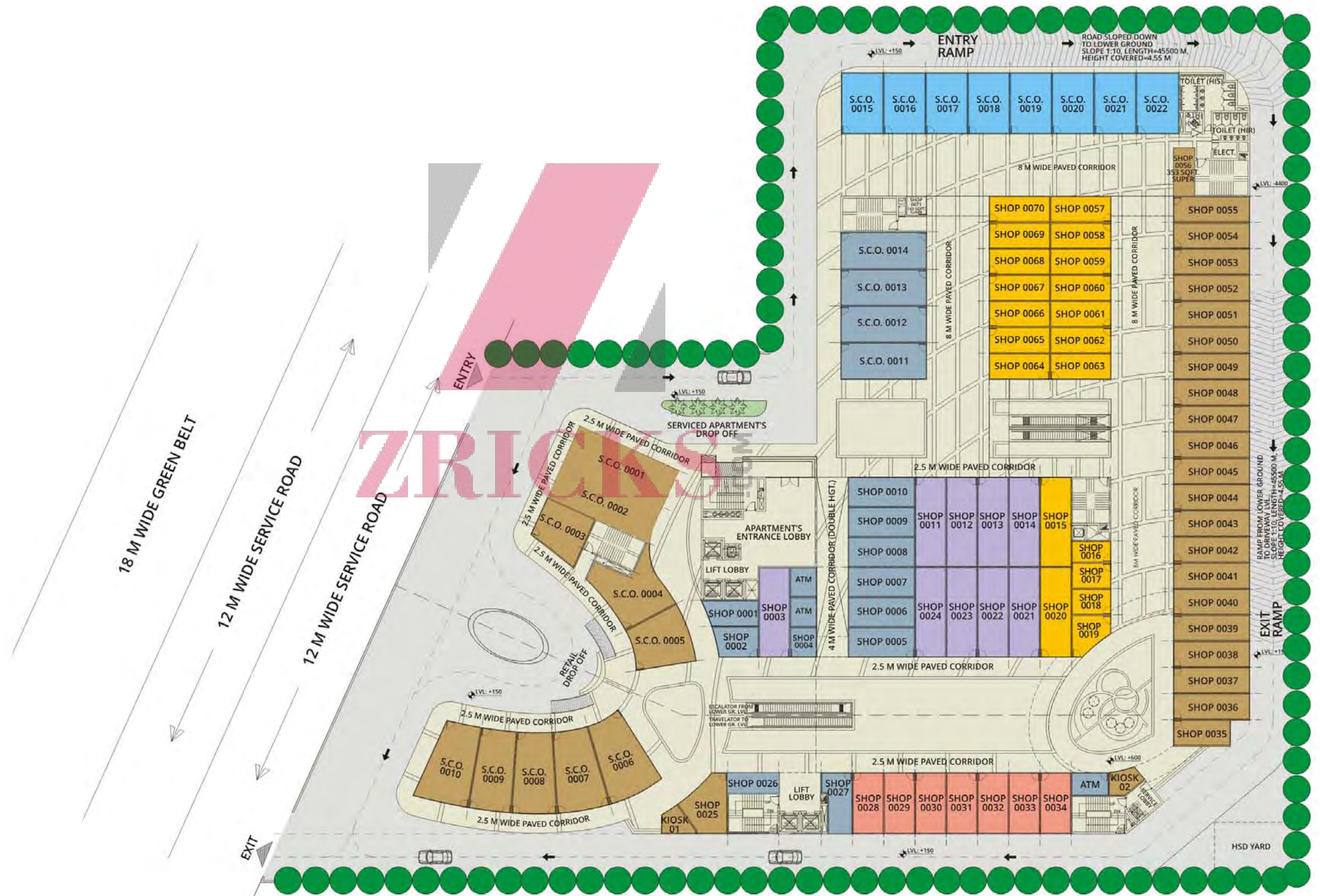
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RETAIL FLOOR PLAN

ground, first & second floor



BUSINESS BAY, SECTOR 104, DWARKA EXPRESSWAY



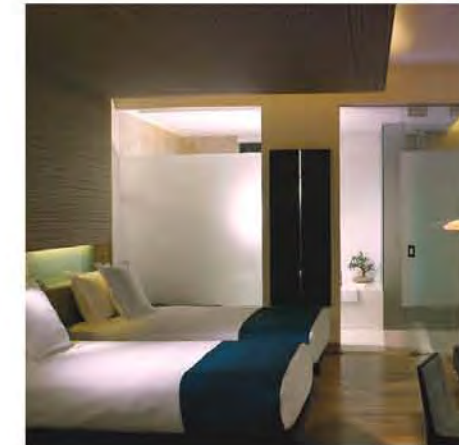


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LUXURY SUITES





WORK-CUM-HOME space for emerging entrepreneurs

Capital Square shall deliver the best of both worlds: the luxury of a four-star hotel, paired with the space, convenience and privacy of your own home and office. As a valuable asset, it will save you time and money of travelling to office or staying at a hotel.

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- | Spacious unit size starting from 600 sq.ft.
- | Option of fully furnished Luxury suites with 4 star specifications
- | Fitted modular kitchenette
- | Smart intelligent automated lighting system
- | Wi-Fi enabled building
- | Mega Gym and Swimming Pool
- | Terrace Gardens & Water Bodies
- | 24x7 CCTV monitoring and international standard fire fighting system

**business centre
and club class lounge**



**management by a professional
hospitality group**



lobby and
concierge services



alluring and green
environment



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SERVICE SUITES FLOOR PLAN

third to fifteenth
floor

- 1175 SQ. FT. SUPER
- 750 SQ. FT. SUPER
- 975 SQ. FT. SUPER
- 644 SQ. FT. SUPER

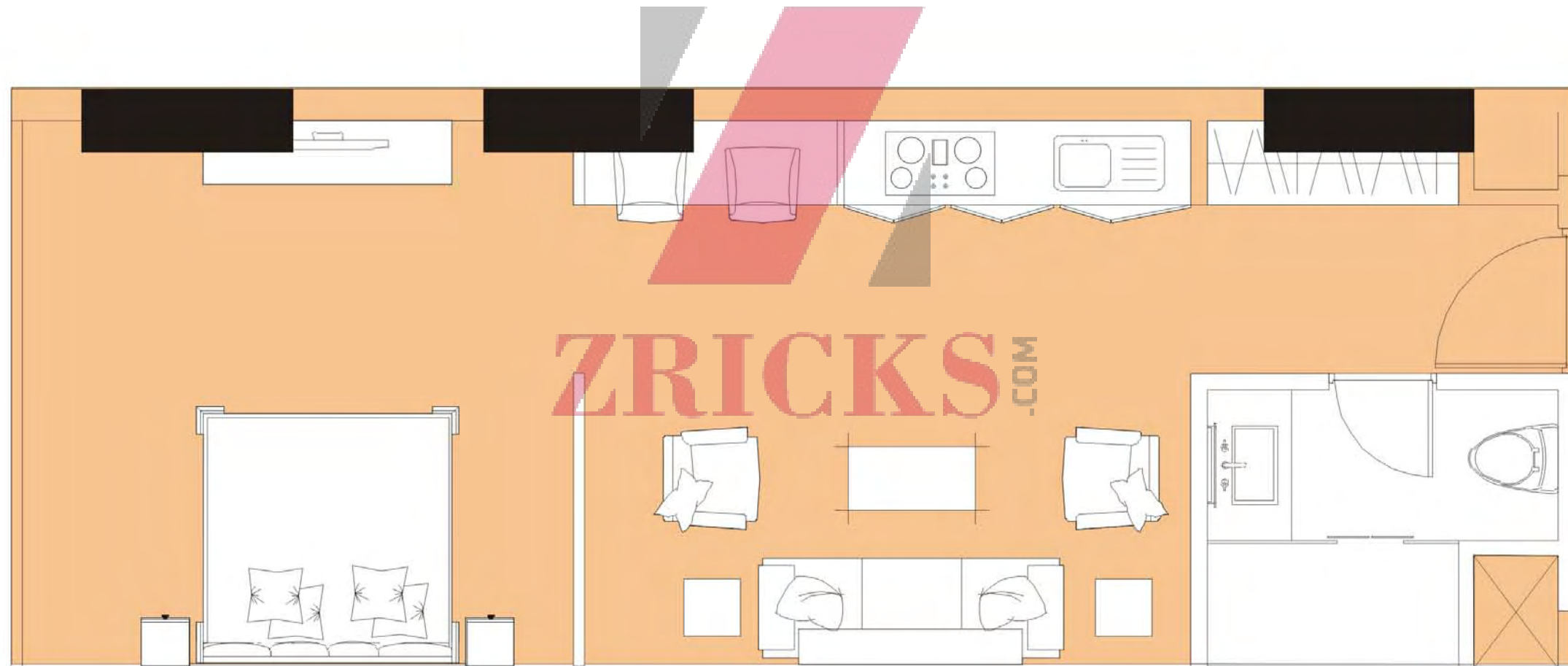


TYPICAL FLOOR PLAN

super area:
750 sq.ft.



BUSINESS BAY, SECTOR 104, DWARKA EXPRESSWAY





THE DEVELOPERS

“At Capital, quality is never by chance. It is an outcome of strong commitment and adherence to company values and processes.”

- | Committed to deliver high performing and sustainable real estate development, which they have been doing from the last 26 years and over 4.0 million square feet times.
- | The Capital Group stands as a niche player amongst the regional developers & has delivered over 4.0 million sq. ft. area in IT & commercial space with more under development.
- | Under the guidance of Sh. B.N Chandok, the Capital Group is rapidly evolving to become a provider of premier lifestyle and modern work spaces; this growth has been in tandem with the Gurgaon rapid growth story.
- | Being a 100% debt free company and with a result oriented vision, the Capital Group is committed to deliver its projects with excellence in quality.

TRUSTED BY THOSE WHO MATTER



L'ORÉAL
PROFESIONNEL

HCL

BARCO



ARICENT

Ongoing Projects





The Cyber Scape, Sector 59, gurgaon



Residences 360, Sector 70A, gurgaon

Completed Projects



Barco



EXL Services



Quattro

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Disclaimer: All site plans, specifications, dimensions, designs, measurements and location are indicative and are subject to change as may be decided by the company or a competent authority. Revision, alteration, modification, addition, deletion, substitution or recast if any may be necessary during construction.





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ORBIT

ORBIT INFORMATICS PRIVATE LIMITED

Veritas Building, 04th Floor, Golf Course Road, Sector - 53, Gurgaon - 122002 | T: +91 124 2571554

E: info@capitalgroup.net.in | W: www.capitalgroup.net.in



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