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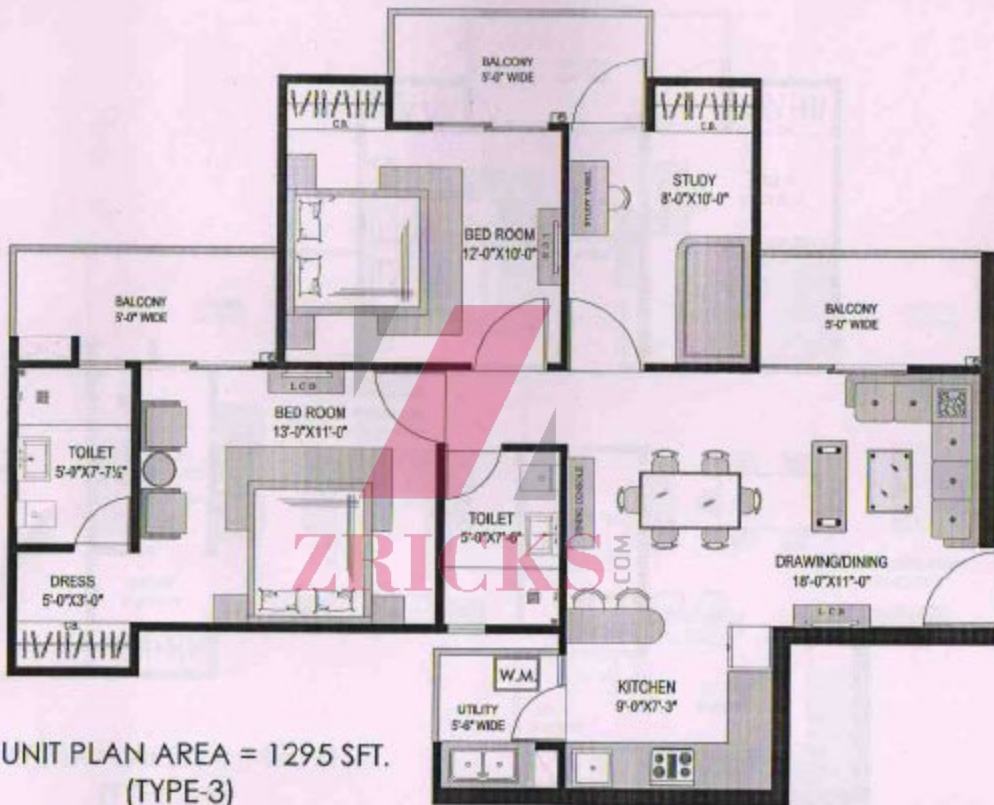


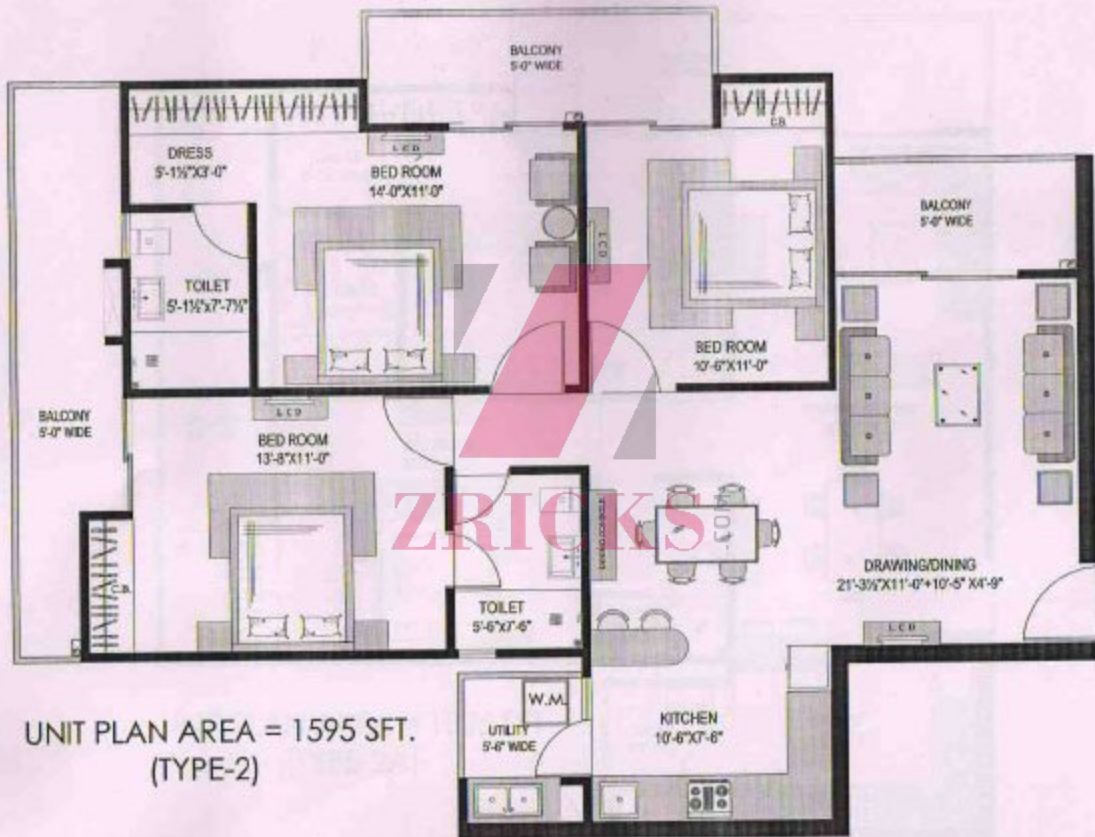


- LEGEND:**
- GROUND & STILL LEVEL**
- 1 ENTRY/ EXIT GATE COMPLEX
  - 2 ENTRANCE PLAZA WITH ACCENT PAVING
  - 3 ENTRANCE WATER CASCADE WITH STEPPED PLANTERS ON EITHER SIDES
  - 4 DROP-OFF AREA WITH ACCENT PAVING
  - 5 CAR PARKING
  - 6 CRICKET NET PRACTICE
  - 7 TENNIS COURT
  - 8 POOL DECK
  - 9 COVERED POOL DECK WITH DECK LOUNGERS
  - 10 MAIN SWIMMING POOL
  - 11 KIDS POOL
  - 12 WATER FALL FROM PODIUM LEVEL
- PODIUM LEVEL**
- 13 JOGGING TRACK / FIRE TENDER ROUTE
  - 14 HALF BASKET BALL COURT
  - 15 BADMINTON COURTS (2 NOS.)
  - 16 CHILDREN MAZE GARDEN
  - 17 CHILDREN'S PLAY AREAS
  - 18 PATHWAY THROUGH PERGOLA
  - 19 CENTRAL GREEN
  - 20 OPEN AIR THEATER (D.A.T)
  - 21 FRAGRANCE GARDEN
  - 22 YOGA/ MEDITATION WITH PAVILIONS
  - 23 PLUMERIA COURT WITH SITTING
  - 24 WATER FEATURE WITH NOZZLES
  - 25 GARDEN PAVILION WITH SITTING
  - 26 ELDERS SITTING ZONES
  - 27 SKATING RINK
  - 28 SITTING UNDER PERGOLA
  - 29 PRIVATE GARDENS
  - 30 ROCK GARDEN

- |   |  |   |
|---|--|---|
| <p><b>Category-1</b><br/>Sale Area = 2250 Sq.Ft.</p> <ul style="list-style-type: none"> <li>4 Bedroom</li> <li>Dressing Room</li> <li>Study</li> <li>Dining/Drawing</li> <li>Kitchen</li> <li>Utility</li> <li>2 Toilet</li> <li>Balconies</li> </ul> | <p><b>Category-2</b><br/>Sale Area = 1595 Sq.Ft.</p> <ul style="list-style-type: none"> <li>3 Bedroom</li> <li>Dressing Room</li> <li>Dining/Drawing</li> <li>Kitchen</li> <li>Utility</li> <li>2 Toilet</li> <li>Balconies</li> </ul> | <p><b>Category-3</b><br/>Sale Area = 1295 Sq.Ft.</p> <ul style="list-style-type: none"> <li>2 Bedroom</li> <li>Dressing Room</li> <li>Study</li> <li>Dining/Drawing</li> <li>Kitchen</li> <li>Utility</li> <li>2 Toilet</li> <li>Balconies</li> </ul> |
|---|--|---|









UNIT PLAN AREA = 2250 SFT.  
 (TYPE-1)

Sec 78

Sec 78

Sec 76

To Sector - 101, Expressway

Sec 50

Sec 50

NEPZ

TO GREATER NOIDA

Khaitan Public School

45 MTR. ROAD

Sec 75

KENDRIYA VIHAR

Golf Course

Sec 44

AMITY

TO KALINDI KUNJ

TO DELHI

Sec 72

SAI TEMPLE

I.S.B.T. NOIDA

METRO STATION

CITY CENTRE

TO SECTOR-18 MARKET

TO DND

GHAZIABAD

TEMPLE

PETROL PUMP

5 STAR HOTEL PLOT

FORTIS HOSPITAL

TO PRAKASH HOSPITAL

NH-24

NH-24

SHIPRA MALL





# Exotica Sports City Noida - SPECIFICATION

## STRUCTURE

Earthquake resistant RCC framed structure designed by highly experienced structural and approved by IIT Delhi.

## DOORS

European style designer flush doors with hardwood frame and polish/paint, with anodized aluminium hardware.

## WINDOWS

Aluminium composite powder coated with anodized aluminium hardware.

## ELECTRICAL

Fire resistant wiring in P.V.C. concealed conduit. Provision for adequate light and power points as well as telephone & TV outlets with protective M.C.B's.

## WALL FINISH

Internal- Plastered and painted in oil Bound Distemper or equivalent and one wall in master bedroom duly textured finish.

External- Excellent weather proof finish of pleasing shades.

## FLOORING

Drawing/dining/bedrooms-Vitrified Tiles. Wooden flooring in master bedroom. Kitchen Ceramic Tiles, Balcony-Ceramic Tiles.

## KITCHEN

Granite working platform with 2ft. high glazed ceramic tiles above it with stainless steel sink. Provision of utility balcony. Independent RO system.

## TOILETS

Provision for Hot & Cold water system with imported PPR/UPVC pipes & fittings. Glazed tiles in pleasing colours on walls up to door level. European W.C. washbasin & cisterns in white shade.

## FURNITURE & FIXTURE

Tube light in drawing/dining, kitchen and bedrooms. Audio phone system with intercom facility for security.

## ELEVATORS

Two elevators in each block.

## WATER SUPPLY

Underground/Over head water tank for adequate water supply in each block and adequate bores in the entire complex.

## PARKING

Adequate parking in the complex with allotted covered/open parking at reasonable rates.