

Presenting

**COSMIC™**  
—BUSINESS CENTER—

**An Office Complex so complete , that you may never want to leave.**





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## Key Features



office

Experience a work environment that has been designed to help you enjoy work

sweet

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as well as life at the ultra-modern integrated commercial complex.

office





Why pay for whole when you can share ?  
Shared conference rooms for your business meetings

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Because powerful businessmen need power nap.  
Convertible work stations with Sofa cum Bed.







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Offices with room service at **Cosmic Business Center**  
Why take pains of running a pantry











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## Theme Restrobar within the Complex

Wife to Husband: Where are you treating me this weekend ? How about office?  
Restaurant, Clubhouse, Food Court, Bar in your own office complex.

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Be there, where the **FUTURE**  
is...



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# COSMIC BUSINESS CENTER

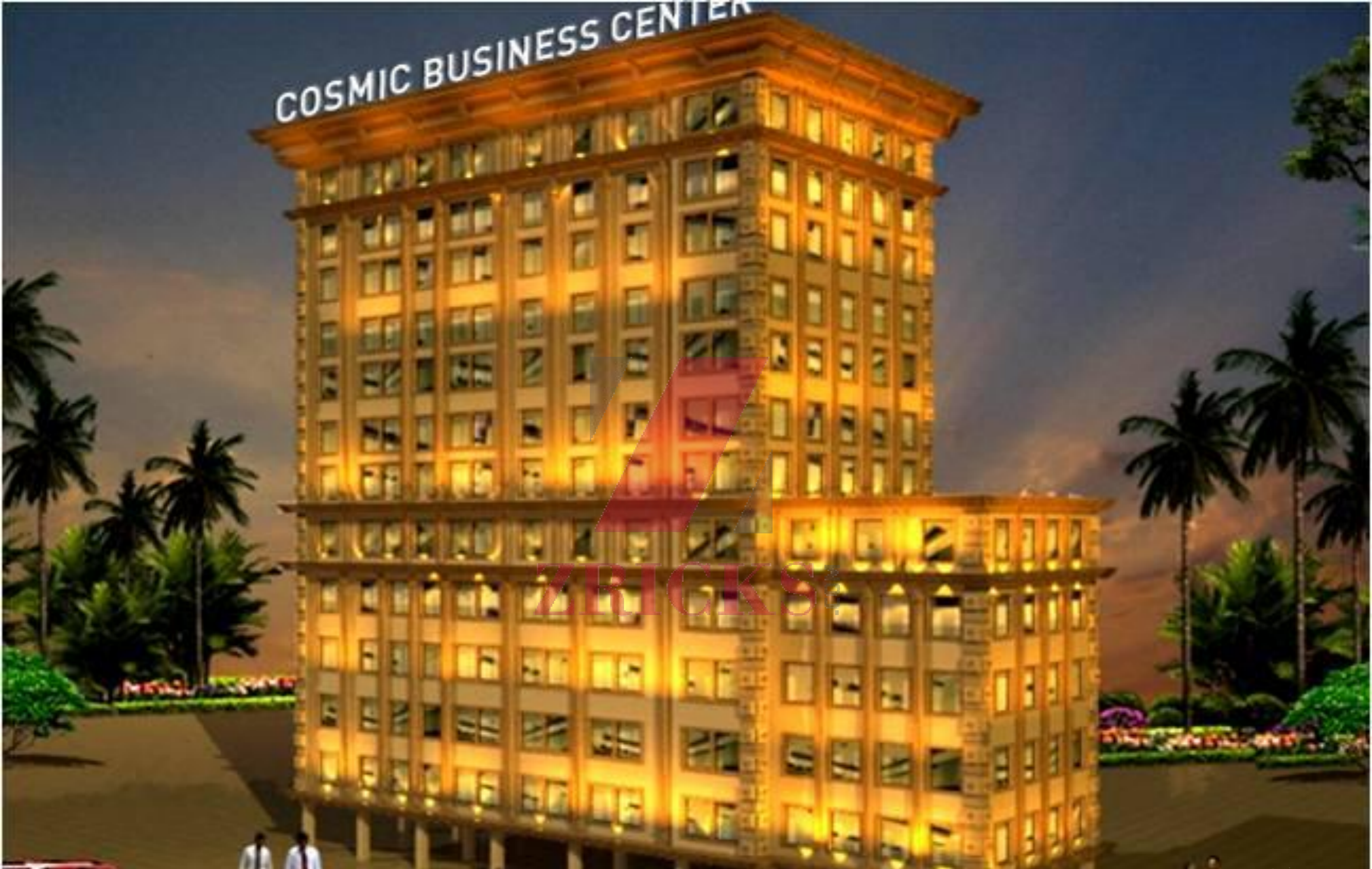


Site Address: Plot No. 5/9, Sector 35, Gurgaon

Day View



COSMIC BUSINESS CENTER



Evening **View**

Site Address: Plot No. 5/9, Sector 35, Gurgaon

**COSMIC**<sup>™</sup>  
—BUSINESS CENTER—









- Bang on NH 8
- 10 min drive from IGI Airport
- 20 min drive from Dhaula Kuan
- Unique mixed use IT/ ITES office space project
- State of the art Roman Architecture with steel and glass facade
- Multi-level basement & ground floor as car parking floors
- Automated mechanical car parking
- **Club Facilities like:** Swimming pool, Gym, Spa etc
- Possession by 2014\*



- Meticulous plan of Office space, Meeting space, large event space
- Furnished & unfurnished lockable **Office space** of 150, 300 & 2000 sqft\*
- Service Studios at fifth floor
- Restaurant at top floor



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# Professional Office

Space offered: 150 sqft\*

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- Amenities :**
- A Cabin
  - 2 Work Stations
  - F.O.C. Car Park (01) & Club Membership (01)





- Amenities :**
- A Cabin
  - Furnished office lounge with sofa cum bed
  - 4 Work Stations
  - F.O.C. Car Park (01) & Club Membership (01)





- Amenities :**
- King Size Bed
  - Washroom
  - Sitting Lounge
  - Study Section
  - Pantry



## INCLUSIONS :

- King Size Bed with spring mattress and side tables
- Writing Table + Chair
- Coffee Table + 2 Seater/Sofa
- Night Light
- Refrigerator
- 24 Hours Hot water Supply through Solar Power
- Tea/Coffee Maker
- Wi-Fi Connectivity
- Telephone in Room and Toilet
- Steam Iron and Iron Board
- Rare Paintings & Spot Light
- Mini-bar
- Shoe Kit
- Wooden Flooring
- Tissue Paper Box
- Shaving Mirror & Looking Mirror
- Bath Cabinet with Designer Shower Panel
- Washroom
- Door Mat
- Laundry Basket
- Cupboard
- Electronic Safe
- Luggage Shelf
- Hair Dryer
- Centrally Air Conditioned
- Portable LED Table Lamp
- LCD
- Access Control Security Locks
- Card Control Master Switch
- Crockery + Cutlery
- Sewing Kit
- Coat Hanger
- Carpet Slippers
- Fruit Basket
- Towels
- Single Lever Bath Fittings
- Anti-skid Mat in

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# First Floor Plan









# Third Floor Plan









# Fifth Floor Plan







SIXTH FLOOR PLAN



# Seventh Floor Plan



SEVENTH TH FLOOR PLAN





EIGHTH FLOOR PLAN



# Ninth Floor Plan



NINTH FLOOR PLAN



**PRODUCT**

**AREA (in sqft\*)**

ATM

150, 200

Restaurant\*

600

Professional Office

150

Corporate Studio

300

Service Studio

490, 525, 542, 555, 600, 605, 730

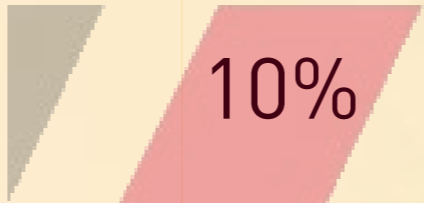
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\* Pre-leased @ 9%



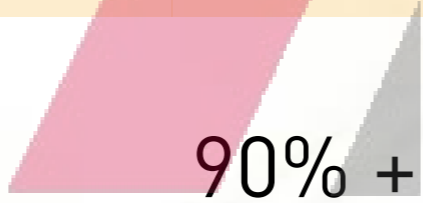
## Down Payment Plan

At the time of Booking



10%

Within 45 days of Booking



90% + PLC (if any)

At the time of possession

Other charges

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<b>INSTALMENT PLAN</b>	<b>PAYMENT</b>
At the time of booking	10%
Within 30 days of booking	15%
At the time of excavation	10%
On casting of basement/ground floor roof	10%
On casting of First floor roof	10% + 50% PLC (if any)
On casting of Third floor roof	10%
On casting of Fifth floor roof	10% + 50% PLC (if any)
On casting of Seventh floor roof	10%
On casting of Top floor roof	5%
On start of Flooring work	5%
At the time of Possession	5%+ OTHER CHARGES

(Due to Steel structure development, the completion stage of every floor shall be expected much earlier in comparison to regular RCC structure)



# Preferred Location **Charge**

<b>CATEGORY</b>	<b>CHARGE (Rs. per sqft*)</b>
FIRST FLOOR	250
SECOND FLOOR	200
THIRD FLOOR	150
FOURTH FLOOR	150
FIFTH FLOOR	150
SIXTH FLOOR	150
SEVENTH FLOOR	150
EIGHTH FLOOR	200
NINTH FLOOR	250
FRONT FACING	10% OF BSP
CORNER FACING	10% OF BSP
LIFT FACING	10% OF BSP



**CATEGORY**

**CHARGE (in Rs.)**

EDC & IDC

300 per sqft\*

Service Tax (as applicable)

3.708 %

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## Your spouse may miss you a lot!

I could have sworn I saw a twinkle in her eye when I told her about the office. And I bet it glimmered when I told her about the comfortable sofa that can be used as a bed. Laundry service, room service, swimming pool, and uncountable other facilities that came with the place, just shined in her eyes, testifying her approval. I am sure she was feeling a little relieved, having found an office that'll take care of me as she would want. Still, just to tease me she said, **“So, that means you won't be coming back home every night?”** And I just smiled.

  
—BUSINESS CENTER—





*Thank You*

**COSMIC™**  
— GROUP —

**An ISO 9001:2008 Certified Company**

**Registered Office** : 9th Floor, Hotel Le Meridian Commercial  
Tower, Janpath, New Delhi – 110 001, India

•1sqft ~ .093 sqm

T & C Apply

**DISCLAIMER** : Visual representations shown in the brochure are purely conceptual. All plans, specifications, layouts etc. are tentative and subject to variations and modifications. Be the company or competent authorities and the company does not bear any legal consequences for it.