



*PLATINUM*  
— PL U S —  
ZBRICKS.COM



## KLJ TOWN PLANNERS (P) LTD.

### ABOUT GROUP

We hereby introduce KLJ Group of Industries, founded by **SH. K.L. JAIN**, back in 1968, is one of the most respected and renowned business houses in India with an annual turnover Rs. 15000 million. Beside this, the group has an impressive network of manufacturing plants all over the country and consist of many entities engaged in the manufacture and trade of Plasticizers and Specialized Chemicals apart from being in finance and real estate development.



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## ABOUT PROJECT

At Platinum, every unit is designed to provide a lifestyle that speaks for itself, yet is close to nature. Besides its contemporary design, it also values economic living and is constructed keeping in mind every facility available and also your budget. We understand your needs and value of your hard earned money as well.

Platinum Plus, an extension of one of the largest group housing KLJ-Greens is located in Sector-77, Faridabad, near the proposed expressway which puts it in close proximity to Delhi & Noida.



PLATINUM PLUS, 2 BED ROOM



PLATINUM PLUS, 3 BED ROOM

# Tentative Specification

|                       |  |
|-----------------------|--|
| <b>Wall finish</b>    | : Living/ Dining - Painted in pleasing shades of Oil Bound Distemper<br>Bed Rooms - Painted in pleasing shades of Oil Bound Distemper<br>Stairs - Selected Marble/ Granite Cladding<br>External Façade - Textured Paint Finish |
| <b>Flooring</b>       | : Living/ Dining – Porcelain Vitrified Tiles<br>Bed Rooms – Laminated Wooden Flooring<br>Kitchen – Ceramic Tiles<br>Toilets - Ceramic Tiles<br>Balconies – Anti Skid Ceramic Tiles   |
| <b>Kitchen</b>        | : Dado – Ceramic Tiles above working platform, rest Oil Bound Distemper<br>Platform – Granite Counter with single bowl stainless steel sink with drain board   |
| <b>Toilets</b>        | : Dado – Selected Ceramic Tiles<br>Fittings - Granite/ Marble Counter, white sanitary fixtures & contemporary styled CP Fittings   |
| <b>Doors</b>          | : Seasoned hardwood frames with painted board shutters   |
| <b>Windows</b>        | : Aluminum / UPVC  |
| <b>Electrical</b>     | : Conduit Copper electrical wiring for all light and power points  |
| <b>Stair/ Passage</b> | : Marble / Kota Stone Flooring   |
| <b>External Areas</b> | : Green Podium Area – Organized green landscaped areas, Kids park, Jogging and walking track, Sitting areas, Adequate street lighting & open area lighting, Sufficient car parking facilities                                  |
| <b>Shopping</b>       | : Convenient Shopping Centre within Township   |
| <b>Education</b>      | : Primary School & High School within the Township   |

Note: Architects and the Developer reserve right to alter the specifications and facilities.



## PLATINUM PLUS – ENHANCING LIFESTYLE

- Best accessibility of project from FNG Expressway, no high-tension electric wires & no village attached to the project.
- Most spacious units at the best possible price.
- All units to have natural light & ventilation from all three sides.
- Quality housing at affordable price.
- Restricted entry for a safe, secure & pollution-free environment.
- Convenient Shops/Daily need Shops within the campus.
- Dedicated Car Parking for each apartment.





### AMENITIES SUCH AS :

Schools, Hospitals, Healthcare Centre, Children's Play Area, Clubhouse, Lush Green Parks, Jogging Tracks, Temple, Community Centre & more within the campus.

### SHOPPING AND ENTERTAINMENT FACILITIES

World class shopping malls, retail outlets, food courts, Cineplex's, etc. to be developed by KLJ within the township and also in closed vicinity like:

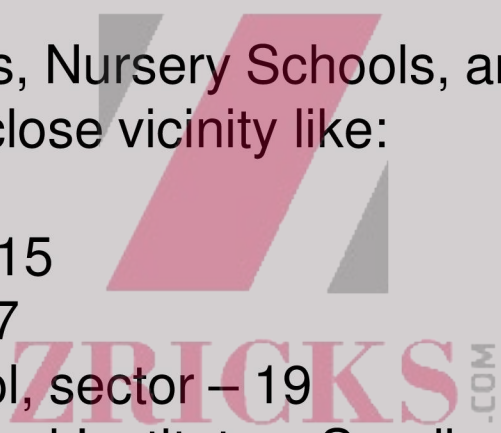
SRS Mall – Sector 12

- City Mall – Main NH2
- Mall Manhattan – Main NH2
- Ansal's Crown Plaza – Sector 15A
- The Next Door – Sector 76 (U Block)

A decorative green floral and vine pattern in the top-left corner.

## EDUCATION FACILITIES

Schools, Business Schools, Nursery Schools, and crèches. Very famous and renowned schools in close vicinity like:

- Apeejay School sector – 15
  - Modern DPS, sector – 87
  - GD Goenka World School, sector – 19
  - Manav Rachna Educational Institute – Surajkund Road
  - Aravali School – Surajkund Road
  - Vidya Sanskar international School
  - Sudan Rastogi Dental College affiliated to MDU
  - Management & Law College affiliated to Government
  - Lingia's Engineering College
- 
- A large, semi-transparent watermark in the center of the slide that reads 'ZRICKS.COM' in a stylized font.





## FARIDABAD-WELCOME TO THE FASTEST GROWING TOWN IN THE NCR

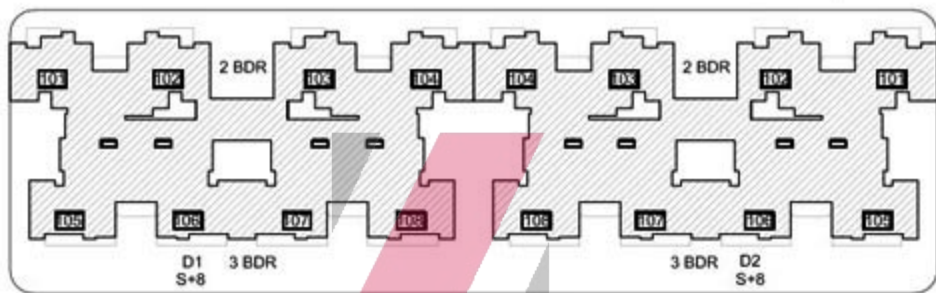
- Unparalleled connectivity from Delhi, Gurgaon & Noida via proposed peripheral expressway
- Elevated corridor of NH2 & Metro is soon coming up to enhance easy connectivity between Faridabad and Delhi.
- Flyover at Badarpur will provide smooth drive to people staying in Faridabad.
- Proposed International Airport at Jevar in close proximity.
- Development work in every sector is catching up in Faridabad at unmatched speed.
- Convenient Shops/Daily need Shops within the campus.

24M WIDE ROAD

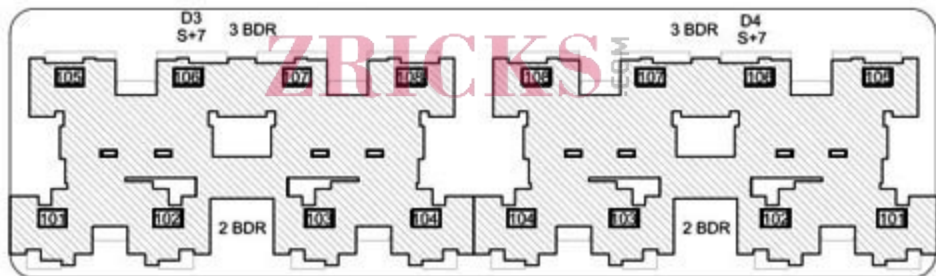
CAR PARKING

OUT  
IN

6.0 M WIDE FIRE TENDER PATH



6.0 M WIDE FIRE TENDER PATH



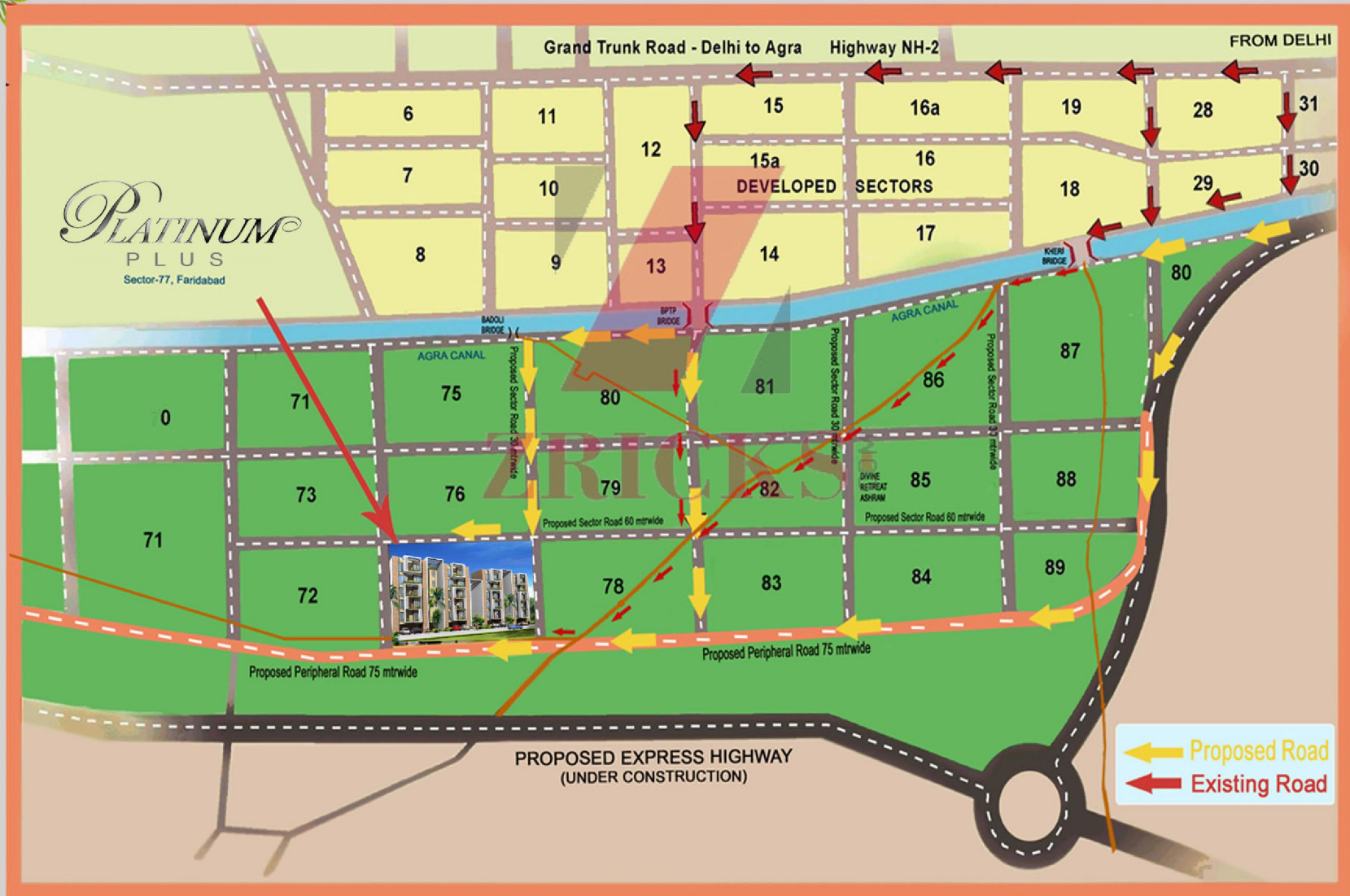
6.0 M WIDE FIRE TENDER PATH

NURSERY SCHOOL  
0.2 ACRE

SITE PLAN  
PLATINUM PLUS

PLINTH+1,1M  
S+18 TOC OF ROOF=42.33M

## LOCATION MAP OF "PLATINUM PLUS" AT SECTOR-77, FARIDABAD





## LOCATION FEATURES:

4 km from Proposed Metro Station, NH-2 (Sector-12).

14 km from Badarpur Border.

24 km from Ashram.

30 km from Cannaught Place.

32 km from Gurgaon.

Connectivity from Proposed Express Highway from Noida to Agra.

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