



LOTUS PEAK

@ LOTUS BOULEVARD ESPACIA



Rise to greater *heights*  
City at your window

Whether it is the dancing rays of the sun peeping through the clouds or the mesmerising constellations glistening in the night sky, there's always something to look up to when you're feeling on top of the world. Live your fantasy or drift away into another world. At Lotus Peak each new day starts and ends with inspirational views.

In perfect consonance

An epitome of class, these air-conditioned 4 Bedroom apartments come attached with wide open decks with every room to provide panoramic view of the globally emerging city.



## A corner stone at Lotus Boulevard Espacia

One of the tallest towers right off the Noida Expressway in Sector – 100 at Lotus Boulevard Espacia, Lotus Peak draws city's attention towering to touch the sky.

Flaunting excellent connectivity with the main road, as well as with other strategic locations within the national capital, it presents an outstanding opportunity to lead a suburban lifestyle. Its close proximity to the DND, Sec 18 Market (Noida), Metro Station and various amenities like office complexes, schools, hospitals and shopping plazas, also makes the location a thoroughly unique one.

- DND Flyway - 10 min
- Sector 18 Market - 10 min
- Sec 37 Golf Course - 08 min
- Connaught Place - 25 min
- Metro Station - 08 min
- LotusValley International School - 05 min







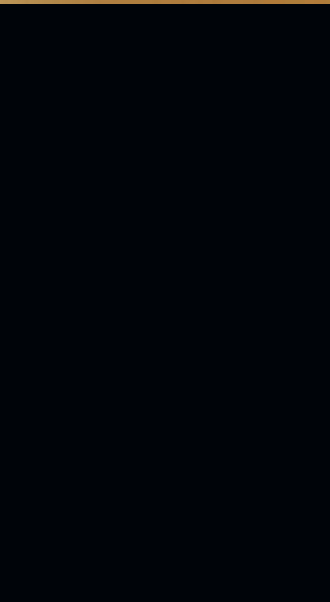
## The high life at ground level

Welcome to a world where nature meets magnificence to create the finest of living experience.

Drive through the entrance court of Lotus Peak and you enter a serene world swarming with stimulating green environs soaked in peace and positive energy. The arrival experience continues with breathtaking green spaces, thoughtfully designed drop-off areas and a majestic entrance lobby. Every attribute at Lotus Peak has been created to live up to the axioms of world-class design and quality living.











designed for higher *living*  
Enter intricately crafted living spaces

Welcome to your world of opulence where every home will impress you with its sheer luxury and space. These residences will charm and pamper you with unrestrained luxury embedded in every corner. Open layouts give way to living spaces that flow into one another - where areas of relaxation, entertainment and enjoyment all become one to create a setting that truly befits your lifestyle.

A resplendent view

Only two to a core, these luxurious residences are 3 side open, with large glass windows that overlook astounding vistas of luscious green by the day and star filled skies by the night.



ascend to new *heights*  
The extravagance doesn't end here

Lotus Peak offers the warmth and relaxed ambience of a super luxury abode perched above the city lights. The large glass bay windows that bring in everyday delight, the wooden floor and the walk in wardrobes that add flair to the prim and proper lifestyle simply define the flawless splendor of the bedroom.

Unexpected haven

After a day's work, pause, stretch your legs and relax in your meticulously planned bedroom fitted with utmost details and craftsmanship for your daily pleasure.







At Lotus Peak much time is spent on thinking about how people live in their homes to shape enviable environments.

Step into the grand entrance of your home where every detail has been carefully regarded and refined. With gracious living spaces, extraordinary kitchen, magnificent bathrooms and Pooja room, these Residences are more than just a place to live. They are a way to live.





## Distinctive lifestyle.

The highest quality of service and amenities are now part of your daily routine. From leisure and entertainment to fitness and mind-full living, live an unmatched lifestyle full of joy.

Lavish interiors, recreational spaces, exclusive swimming pool for members, pool tables, state-of-the-art health and fitness center with resort style amenities, brings the element of vacation into your daily life.

24X7 Multi tier Security

Facility Management

24X7 Power Backup

Earthquake resistant structure compliant to Zone 4

24X7 Water Supply





## The Green Spirit

### **Breathtaking Greens**

With wide open spaces, all balconies and windows have been specifically designed to present rejuvenating views from all directions.

### **Heat Reduction**

Insulated Roofs and Walls (optional) substantially reduce heat ingress (up to 60%), thereby resulting in substantially lower air-conditioning loads.

### **Solar Lighting**

Save for yourself as well as the planet with the latest in solar lighting systems.

### **CrossVentilation**

With fresh breezes wafting through all corners, welcome a healthy environment in your house.

### **Cost Reduction**

Bid adieu to heavy water and electricity bills with energy efficient mechanical & electrical equipment.

### **Naturally Lit**

Welcome 100% natural light all across your house, thereby cutting down the usage of artificial light by 50%.

### **Recycling to Conserve Nature**

Take pride in being a responsible citizen and enjoy healthy living with '0% Discharge Building', innovative Solid Waste Management, Waste Segregation System and Eco-Friendly Infrastructure & Facilities.

### **Sensor Lights**

Enjoy reduced energy costs with sensor lights that switch on automatically when you are around in the common areas, thereby reducing maintenance charges.

### **Healthy Indoor Environment**

Right from basic eco-friendly construction materials to odourless paints and textures on your walls, relish the benefits of a healthy green environment.

### **Water Conservation**

The latest in Rainwater Harvesting technology, water conserving fixtures & fittings, along with native & low water consuming plants, let's you save every drop of water you can.



## Type A Floor Plan



- 🌿 4405 sq.ft.
- 🌿 4 Bedrooms
- 🌿 Family Lounge
- 🌿 Puja Room
- 🌿 2 Servant Rooms

1 sq.mt. = 10.764 sq.ft.

## Type B Floor Plan



- 🌿 4490 sq.ft.
- 🌿 4 Bedrooms
- 🌿 Family Lounge
- 🌿 Puja Room
- 🌿 2 Servant Rooms

1 sq.mt. = 10.764 sq.ft.



# Specifications



## LIVING / DINING

Walls Plaster of paris punning & plastic enamel paint  
 Floor Imported marble flooring  
 Windows Aluminium windows with reflective glass and external grade paint / stone cladding



## DRESSERS

Walls Plaster of paris punning & plastic enamel paint  
 Floor In master dresser only-Laminated wooden flooring (Imported). In other dressers ceramic tile



## TOILETS

Walls Premium quality ceramic tiles cladded upto false ceiling from Kajaria/Somany  
 Floor Premium quality ceramic tiles from Kajaria/Somany  
 Door (Finish/Hardware) Skin / enhanced finished door with dorset  
 Windows Aluminium windows with reflective glass and external grade paint / stone cladding  
 Sanitary Ware Fittings & fixtures from Kohler / Roca, Master toilet to have Shower cubicle with steam  
 False Ceiling Yes



## KITCHEN

Walls Premium quality ceramic tiles from Kajaria/Somany  
 Floor Premium quality ceramic tiles from Kajaria/Somany  
 Door(Finish/Hardware) Skin / enhanced finished door with dorset  
 Windows Aluminium windows with reflective glass and external grade paint/stone cladding  
 Sanitary Ware Premium quality sink from Jayna.Wall mount fittings from Kohler/Roca, Premium granite counter, double bowl sink



## PASSAGE

Walls Plaster of paris punning & plastic enamel paint  
 Floor Imported marble flooring  
 Door (Finish/Hardware) Skin / enhanced finished door with dorset



## FAMILY LOUNGE

Walls Plaster of paris punning & plastic enamel paint  
 Floor Laminated wooden flooring (Imported)  
 Windows Aluminium windows with reflective glass and external grade paint / stone cladding



## BALCONIES

Walls External grade paint  
 Floor Paving tiles from Kajaria/Somany  
 Door(Finish/Hardware) Aluminium door, Hardware as per section  
 Windows Aluminium windows with reflective glass and external grade paint / stone cladding



## SERVANT TOILET

Walls Ceramic tiles from Kajaria/Somany  
 Floor Ceramic tiles from Kajaria/Somany  
 Door (Finish/Hardware) Aluminium door, Hardware as per section  
 Windows Aluminium windows with reflective glass and external grade paint / stone cladding  
 Sanitary Ware Fitting from Jaquar,Wash basin & WC from Hindware



## BEDROOMS

Walls Plaster of paris punning & plastic enamel paint  
 Floor Laminated wooden flooring (Imported)  
 Door (Finish/Hardware) Skin / enhanced finished door with dorset  
 Windows Aluminium windows with reflective glass and external grade paint / stone cladding



## UTILITY BALCONY

Walls External grade paint  
 Floor Premium ceramic tiles from Kajaria/Somany  
 Door (Finish/Hardware) Aluminium door, Hardware as per section



## PUJA ROOM

Walls Plaster of paris punning & plastic enamel paint  
 Floor Imported marble flooring



## KITCHEN STORE

Walls Plaster of paris punning & plastic enamel paint  
 Floor Premium quality ceramic tiles from Kajaria/Somany  
 Door (Finish/Hardware) Skin / enhanced finished door with dorset





Leading the bandwagon and heading the 'GREEN Revolution' in Delhi NCR, The 3C Company is creating landmark developments, which work in harmony with the environment to add real value to lives. The accolade of being the sole squad in the entire Asia Pacific, which has THREE PLATINUM & FOUR GOLD RATED LEED certified Green Buildings by IGBC (Indian Green Building Council) under the umbrella of USGBC (U.S. Green building Council), not only testifies the impeccable architectural excellence of the company but also echoes its concern for the environment. Green Boulevard, one of the Platinum Rated LEED Certified Green buildings of The 3C Company, is under the process of getting Carbon Credits. This would be India's 2nd building to get Carbon Credits.

Driven by the motto to "Create, Care and Conserve", The 3C Company has excelled and achieved milestones by having already delivered, more than 13 million square feet of niche developments. Company's Green Family consists of about 12000 members and is growing at a very fast pace with people joining hands as associates, extended teams, customers etc.



Since its inception in 1993, Design & Development (D&D) is working with the philosophy based on principles of balancing environment responsibility, resource efficiency with occupant comfort and community sensitivity.

D&D's designed, ecologically responsible habitats and work places have shown exemplary results in reduced energy bills, low water and material consumption, low wastages leading to lesser Carbon Footprint, benefitting our planet and the people. With significant experience across business verticals like software parks, SEZs, hospitals, hotels, schools, housing and personalized residences, D&D has designed small to large scale projects for a number of domestic and international clients.

Renowned in the field of architectural and interior design, D&D has many LEED certified Platinum and Gold rated green buildings to its credit along with India's first net zero energy home- Shunya, which runs independent of any external source of energy. In its zest for attaining environment positive and nature restorative designs, the company is currently designing net energy positive schools and campuses.





**Site Address**

GH002, Sector – 100, Gautam Buddh Nagar, Noida (U.P.)

**Corporate Office**

Three C Universal Developers Pvt. Ltd., Tech Boulevard, Central Block, Plot No. 6, Sec 127, Noida 201 301

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**Disclaimer:** Facilities / Layouts / Specifications / Information contained herein are indicative and subject to change as may be required by the authorities / developer and cannot form part of any offer or contract. Areas mentioned are on super built up basis which include area of walls and proportionate area of staircase, lift, common passage, common facilities, etc. | 1 sq.mt. = 10.764 sq.ft.