

DELHI CORPORATE OFFICE

115, Ansal Bhawan, 16 Kasturba Gandhi Marg, New Delhi 110001,
Tel: 011-23353550, 66302268/69/70, Fax: 66302873,

LUCKNOW OFFICE

1st Floor, YMCA Campus, 13, Rana Pratap Marg, Lucknow- 226001
Ph: 0522-4096200, Fax: 0522-2209510

AGRA OFFICE

Block No. 50/1.5, Shop no. G1& M1, Anupam Plaza -1, Sanjay Place,
Agra-282002. Ph: 0562-2522112, 4008716. Fax: 0562-2522110

MEERUT OFFICE

Sushant City, Sector - 3, Delhi - Dehradun Highway, In front of Subharti Medical
College, Meerut -250103, Tel: 0121-2439223/24

GAZIABAD OFFICE

Aquapolis: NH-24, Ghaziabad, Doondaheera. Tel: 0120 - 6480216

REGIONAL OFFICES

Delhi & NCR: Faridabad, Gurgaon, Delhi, Greater Noida, Ghaziabad
Haryana: Karnal, Kurukshetra, Panipat, Sonapat
Punjab: Amritsar, Bhatinda, Jalandhar, Ludhiana, Mohali, Chandigarh
Rajasthan: Ajmer, Bhilwara, Jaipur, Jodhpur, Bikaner
Uttar Pradesh: Agra, Lucknow, Meerut

For more details

log on to www.ansalapi.com, www.sushantgolfcity.in

or
E-mail: info@ansalapi.com

or
SMS 'API' to **57575**

Contact No.: 8081777906 | TOLL FREE - 1800-266-5565

The neighbourhood low rise shopping mall



**SHOPPING
SQUARE**
SECTOR - A - SUSHANT GOLF CITY LUCKNOW
YOUR NEIGHBOURHOOD SHOPPING MALL

ANSAL API

Building lifestyles since 1967

Change
for Better

Established in 1967 as a family business, Ansal API today is among the leading Realty and Infrastructure companies of India. A widely reputed and professionally managed Organisation, Ansal API currently operates in a range of business verticals such as Integrated Townships, Condominiums, Group Housing, Malls, Shopping Complex, Hotels, SEZs, IT Parks and Infrastructure and Utility Services.

Today Ansal API is one of the most respected and trusted names in the entire Realty-Infrastructure sector. In keeping with the Government's new Housing Policy, the Company also endeavors to provide better dwelling units for the urban poor with special emphasis on improvement in environment and social forestry. With its deep-rooted foundation of ethics and values, Ansal API continues to conquer new horizons, thus pioneering and identifying new vistas of growth for the realty and infrastructure sectors.

Ansal API is focusing on ushering in new realty and other infrastructure ventures in cities like Chandigarh, Bhatinda, Mohali, Amritsar, Ludhiana, Jalandhar, Jaipur, Jodhpur, Ajmer, Bhilwara, Sonapat, Panipat, Yamuna Nagar, Karnal, Kurukshetra, Fardiabad, Greater Noida, Noida, Ghaziabad, Meerut, Agra and Lucknow to name a few...

SUSHANT

GOLF CITY

HI-TECH TOWNSHIP, LUCKNOW



The most celebrated Township



Actual entrance of Sushant Golf City

Welcome to Sushant Golf City, Lucknow, a Hi-tech Township sprawling across 6465 acres. Located on Amar Shaheed Path & Lucknow-Sultanpur Highway, this ultra modern township has a world class – 18 hole international standard championship Golf Course surrounded by Residential and Commercial Developments. Making life on the greens a reality, Luxury Villas, Designer Landscaping, Entertainment Zones, State-of-the-art Infrastructure, Health Care Facilities, Ansal API ISKCON Spiritual Centre, Bharti-Walmart, Golf Academy, Ansal API Auto Park- Northern India's First Auto Mall & much more have been specially designed to exceed your expectations.

After successfully completing more than a decade in Gurgaon, Ansal Institute of Technology & Management (A.I.T.M) is operational in Sushant Golf City, Lucknow.

The latest shopping hub in township



SHOPPING
SQUARE

SECTOR - A - SUSHANT GOLF CITY LUCKNOW

YOUR NEIGHBOURHOOD SHOPPING MALL

The low rise Shopping Square comes to you with a plethora of choices & opportunities with latest & quality brands. The exquisitely designed ultra- modern structure characterizes:-

- Huge Atrium
- Wide alleys
- Aesthetically designed retail outlets and office spaces
- High Speed Elevators & Escalators
- Ample parking space
- Multi level security
- Uninterrupted Power Supply*

This elegantly designed structure is set to be the new commercial hub of Sushant Golf City.

Retailers' Preferred Destination



SHOPPING
SQUARE

SECTOR-A, SUSHANT GOLF CITY LUCKNOW

YOUR NEIGHBOURHOOD SHOPPING MALL



Shopping Square offers a prime opportunity to retailers through well designed structure for healthy investment. Each shop location has been ideally placed to ensure maximum footfalls & visibility. Proper provision for ventilation and natural light for each shop has been made. Food court & entertainment zone have been created to add to shoppers delight. While ample parking space will make sure that Shopping Square becomes the preferred destination for all the families living in Sushant Golf City.

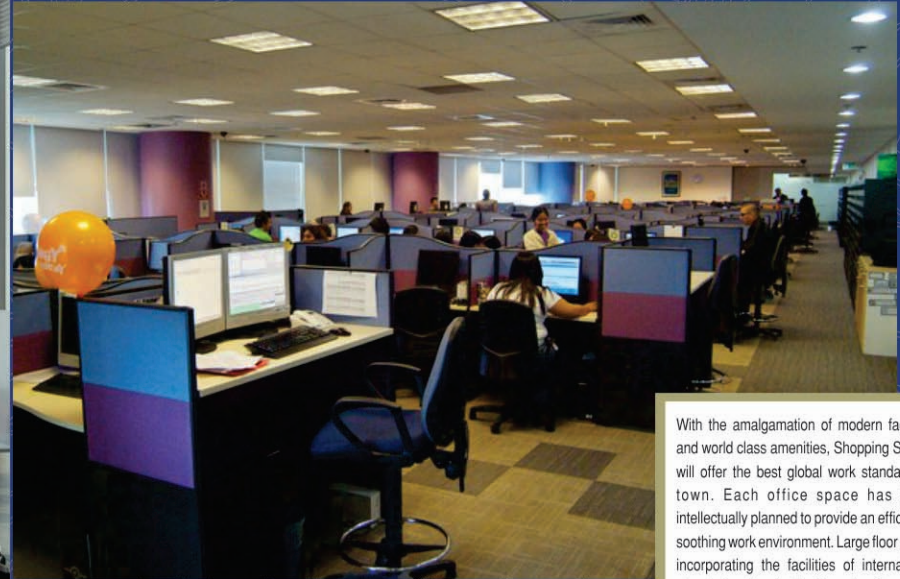
Intelligently planned office spaces



SHOPPING
SQUARE

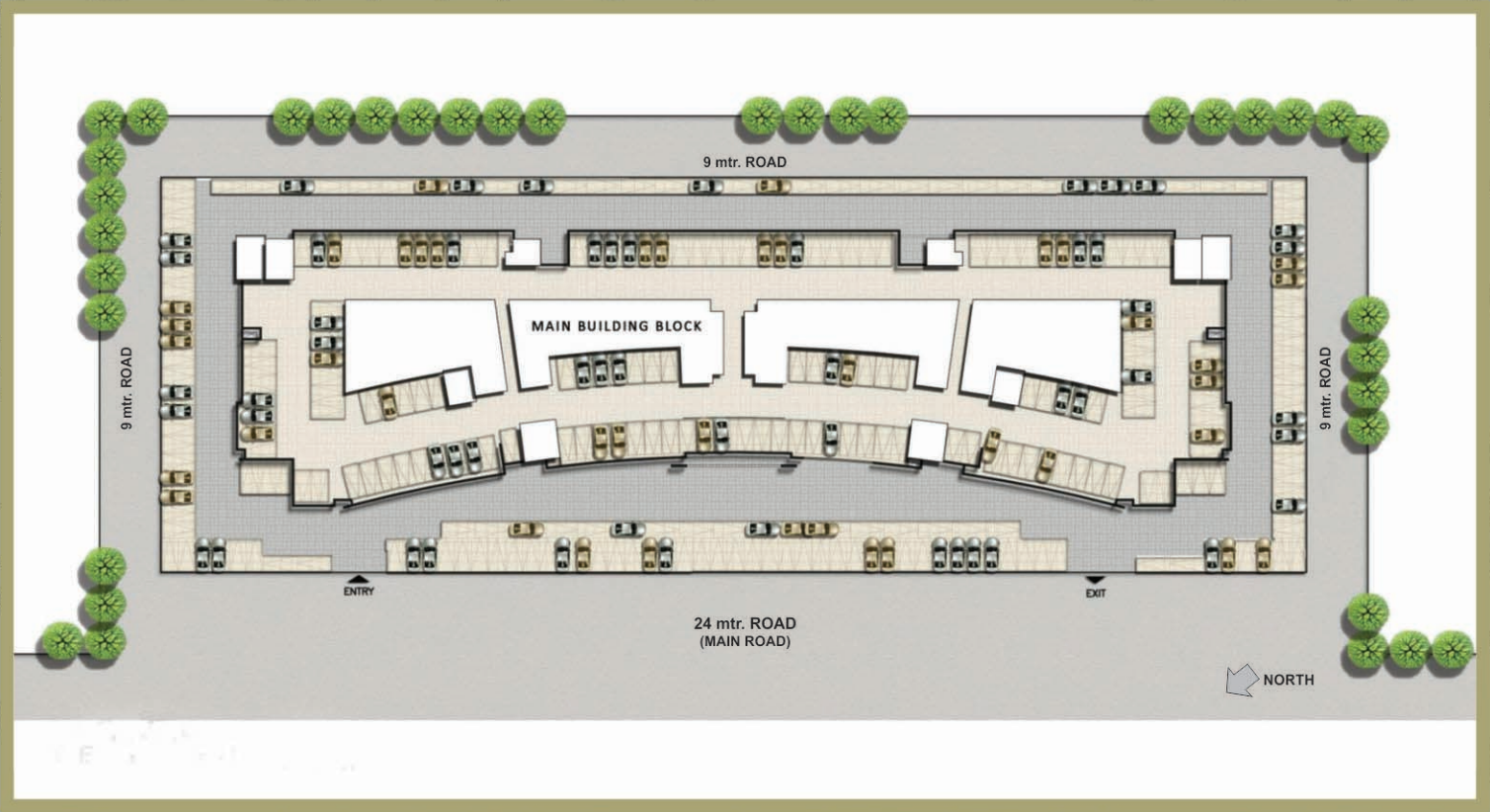
SECTOR-A - SUSHANT GOLF CITY LUCKNOW

YOUR NEIGHBOURHOOD SHOPPING MALL



With the amalgamation of modern facilities and world class amenities, Shopping Square will offer the best global work standards in town. Each office space has been intellectually planned to provide an efficient & soothing work environment. Large floor plates incorporating the facilities of international standards will make the Shopping Square an ideal destination for corporate.

Site Plan



Location Map

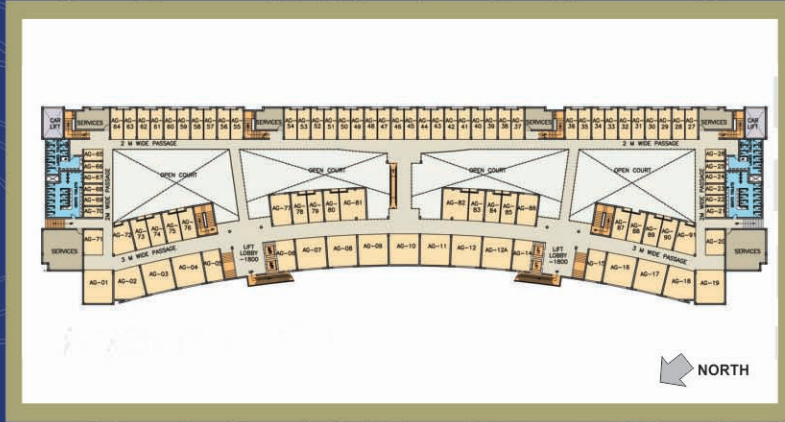


Disclaimer: All Floor Plans, Perspectives, Specifications are indicative and are subject to change as decided by the company or by the Competent Authority in the best interest of the development.

Map not to scale

Atrium ground floor plan

Ground floor plan



Shop No.	Super Area [#] (in sq. mtr ² .)	Shop No.	Super Area [#] (in sq. mtr ² .)
AG- 22 to 25 & 66 to 69	17.28	AG- 76, 87	40.64
AG- 26, 65	18.16	AG- 20, 71	40.98
AG- 21, 70	19.18	AG- 05, 15	46.37
AG- 28 to 35, 38 to 53 & 56 to 63	32.96	AG- 72, 91	49.24
AG- 27, 36, 37, 54, 55 & 64	34.37	AG- 06, 14	50.78
AG- 73 to 75, 78 to 80, 83 to 85 & 88 to 90	39.30	AG- 77, 86	52.13
		AG- 81, 82	66.28
		AG- 02, 18	71.86
		AG- 03, 04, 07 to 12, 12 A, 16 & 17	75.33
		AG- 01, 19	81.25

Shop No.	Super Area [#] (in sq. mtr ² .)	Shop No.	Super Area [#] (in sq. mtr ² .)
G- 19 to 23 & 66 to 70	17.28	G- 73, 92	49.24
G- 24, 65	18.16	G- 77, 88	40.64
G- 18, 71	19.71	G- 12	50.68
G- 17, 72	29.39	G- 78, 87	52.13
G- 26 to 34, 37 to 52 & 55 to 63	32.96	G- 06, 11	55.49
G- 25, 64	33.66	G- 82, 83	66.28
G- 35, 36, 53 & 54	34.37	G- 02, 15	78.53
G- 74 to 76, 79 to 81, 84 to 86 & 89 to 91	39.30	G- 01, 16	81.27
		G- 03 to 05, 07, 10, 12 A & 14	82.33
		G- 08, 09	111.80

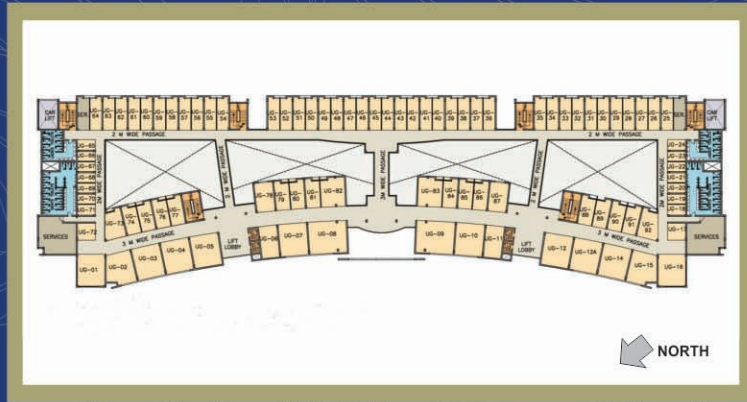
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*Approx. # 1 sq.mtr. = 10.764 sq. ft.

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Upper ground floor plan

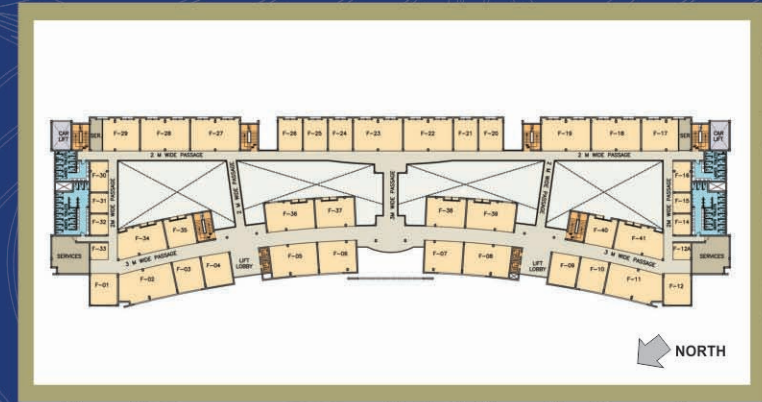


Shop No.	Super Area (in sq. mtr ² .)	Shop No.	Super Area (in sq. mtr ² .)
UG- 19 to 23 & 66 to 70	17.28	UG- 77, 88	40.93
UG- 24, 65	18.16	UG- 73, 92	49.24
UG- 18, 71	19.71	UG- 78, 87	52.13
UG- 17, 72	29.39	UG- 06, 11	55.50
UG- 26 to 34, 37 to 52 & 55 to 63	36.74	UG- 82, 83	66.27
UG- 25, 64	37.52	UG- 02, 15	78.53
UG- 35, 36, 53 & 54	38.31	UG- 01, 16	81.28
UG- 74 to 76, 79 to 81, 84 to 86 & 89 to 91	39.30	UG- 07, 10	82.31
		UG- 03, 04, 12A & 14	82.33
		UG- 05, 12	83.84
		UG- 08, 09	111.80

*Approx. # 1 sq.mtr. = 10,764 sq. ft.

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First floor plan



Shop No.	Super Area (in sq. mtr ² .)	Shop No.	Super Area (in sq. mtr ² .)
F- 12A, 33	29.39	F- 37, 38	105.59
F- 15, 31	34.56	F- 17, 29	111.01
F- 14, 32	36.99	F- 06, 07	111.80
F- 16, 30	52.71	F- 34, 41	127.85
F- 21, 24, 25	73.48	F- 36, 39	130.72
F- 20, 26	75.04	F- 05, 08	137.77
F- 35, 40	79.97	F- 18, 22, 23, 28	146.96
F- 01, 12	81.27	F- 19, 27	148.53
F- 03, 10	82.33	F- 02, 11	160.86
F- 04, 09	83.83		

*Approx. # 1 sq.mtr. = 10,764 sq. ft.

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Specifications

STRUCTURE	: Framed structure conforming to BIS seismic codes with brick masonry filler walls
FLOOR FINISHES	
Corridors	: Stone flooring/vitrified tile flooring
Stairs	: Stone flooring
RAILINGS	
Atrium	: Powder coated MS (with handrail)
Stairs	: Powder coated MS (with handrail)
TOILETS	
Flooring	: Non-skid Ceramic tiles
Walls	: Ceramic Tiles as per architect's design
Chinaware	: White coloured European type WC and wash basin with CP fitting
COUNTER	: Marble counter where ever shown in plan
Shop/office	: 6mm float glass with MS frame Window
Doors/Windows	: MS Rolling shutter
WALL FINISHES	
Internal	: Plastic emulsion paint on walls common area
External	: Semi permanent finish/ texture paint
External Plaza/Arcade	: Concrete pavers/sandstone or combination
OTHERS	: Bare wall & floor in shops & offices
FEATURES	: Only electrical D.B in each shop/ office Provision for one telephone point and one TV point in each shop/ office entrance

Other products in focus at Sushant Golf City, Lucknow

APARTMENTS



Celebrity Woods



Serene Lakeview Apartments



Celebrity Meadows

VILLAS



Golf Villas



Palm Spring Villa



Palm Ville

COMMERCIAL



Shopping Square



Ansal Zenith Towers



Shopping Arcade

Spectacular attractions of the township



Ansal Institute of Technology & Management



Golf Academy



Developed roads



Police Chowki



Sub Post office



24x7 Ambulance service



Ansal ISKCON Spiritual Center



BEST PRICE



S J International School



The Palms Golf Club & Resort



Milk 'N' More



Allahabad Bank

All pictures are actual