



New vistas in IT beckons  
the entrepreneurial spirit in you



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**Noida One**  
IT PARK - Sector 62, Noida



## Group Profile

Noida One, an ambitious IT project is presented to you jointly by KLJ Developers Private Limited and Pioneers Group.

Noida One is a magnificently sprawling project with 7 lac Sq. Ft. area and looks imposing on a 3 side open plot with landscaping catchment area. A high-tech and high-speed work environment designed around the futuristic and dynamic needs of IT industry, Noida One promises exceptional durability, latest construction technologies and efficient space utilization.

Pioneer Group of Companies & KLJ Group of Industries have embarked on excellent journeys of customer satisfaction in every endeavour they have initiated till date. Where Pioneer Group since 1985 after starting as a Chartered Accountancy firm has since grown as a manifold professional group with diversification in multiple initiatives, at the same time KLJ Group at present stands as a multi-faceted and multinational enterprise with a combined turnover exceeding US \$500 Million.

KLJ Group for almost 40 years has reigned as India's largest manufacturer and marketer of plasticizers, specialty chemicals and plastic compounds in South Asia, forming strategic alliances with global petrochemical giants. Leaving behind its stamp of excellence and channelizing its expertise further into real estate business, KLJ Developers Private Limited, has proved its mettle in this arena by constructing approx. 3 million sq. ft. area of prestigious Commercial spaces, IT Towers, Group Housing, Malls, Education and Healthcare etc. Pioneers Group with its Head Office in New Delhi & branch offices in several Indian cities also has International presence in Latin America, South East Asia & Africa. It has business interests in diverse fields such as Securities, Pharma Exports, Sanitary Imports, Mines etc.



# From aesthetic ambience to futuristic innovations

Noida One IT Park, is built incorporating the classical building design concerns of economy, utility, durability and comfort while giving its occupants optimum space and freedom to work. Crisply immaculate from infrastructure to aesthetics it gives a spotless and fresh outlook to IT businesses and makes a professional statement to your associates. Explore your professional dimensions amid energy efficient designs and ergonomic user friendly buildings, optical fibre cables for racy connectivity, Wi-Fi enabled Towers with large windows, high quality toughened glass to reduce the outer heat and noise from disturbing peace inside, a world class construction to impart ease of movement, work and maintenance. Noida One is a structure where technology flourishes in a friendly environment.

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# From sprawling office spaces to 360 degree work environs

**Noida One** offers spacious offices with intelligent planning and minimum wastage norms. A 7,00,000 Sq. ft. space with efficient space management to efficiently accommodate small and medium IT/ ITES entrepreneurs. It offers techies a 360 degree work environment by accommodating exquisite amenities to support and enhance the IT work experience. Every inch has been designed to enhance, encourage, induce, infuse and stimulate productivity.



## **Amenities Galore:**

- Two level basement & ground parking
- Grand entrance lobbies & large column free space
- Aesthetically pleasing modern external facade
- Centrally air-conditioned along with BTU meters for measurement of actual usage
- Engulfed by natural open spaces
- High speed elevators
- Uninterrupted power supply & back-up
- Latest fire-fighting equipment
- Earthquake resistant RCC Structure
- 3 level CCTV Surveillance





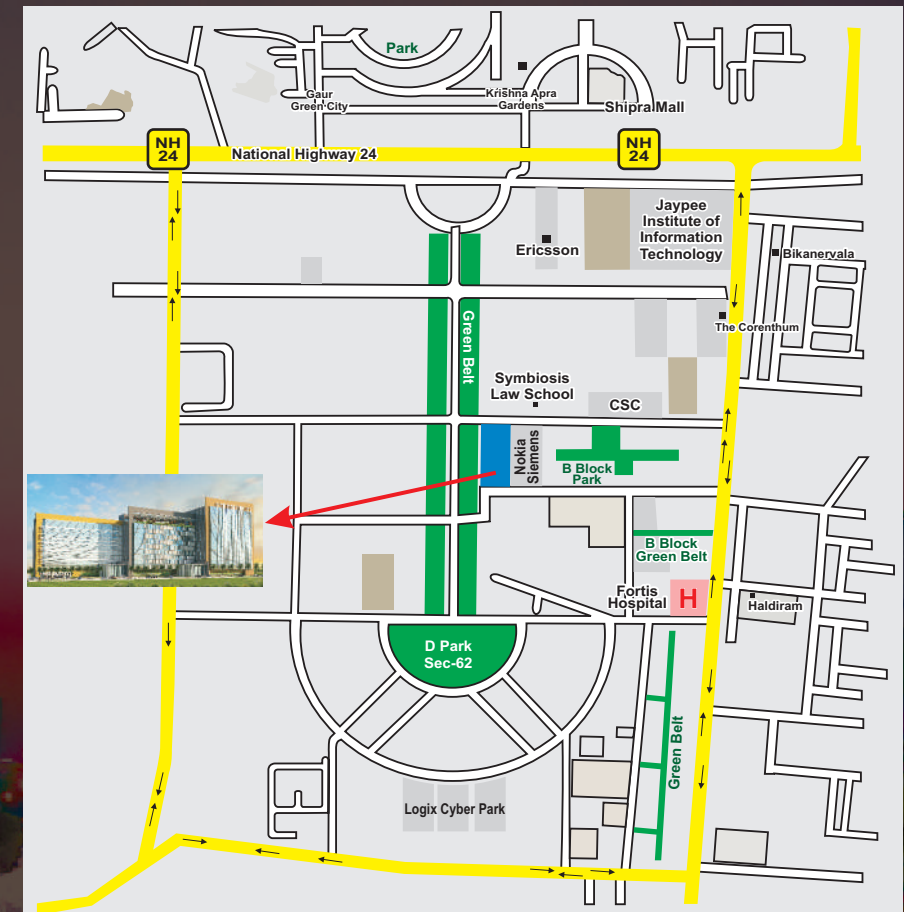
## From corporate meeting on top floor to piping hot coffee at ground floor



While serious business spaces are designed on upper floors, approx. 30,000 sq.ft. area on ground floors of Tower A and Tower B are exclusively reserved for **Food Courts, Cafeterias, Stationary Shops, Medical Store, Bank and ATM.** Apart from serving as business avenues for small and medium sized entrepreneurs, they cater to the day to day requirements of IT professionals and visitors.



## From well developed suburb to future IT hub



Sector 62, Noida is a rapidly developing IT hub for multinational firms sourcing IT Services. International giants like HCL, CSC, Nucleus Software, Oracle, IBM and Samsung etc. have scripted their success stories here. Many other companies have opted for their Indian branch offices here because of the Special Economic Zone, suburban atmosphere, easy access to city conveniences and proximity to Delhi. Find a profitable investment for your money and future in the ever rising potential of the IT industry that is growing steadily at 25 % per year.

### Location Advantages

- Well developed public transport systems in the area service a large number of software and BPO companies, and the Delhi Metro is proposed to reach NH 24.
- Excellent connectivity to Delhi via DND Flyway & Nizamuddin bridge
- Approx. 5 kms. from ISBT Anand Vihar
- Internationally styled ample parking for staff and visitors