



Panchsheel Pratishtha. 2 & 3 BHK prestigious APARTMENTS AT SECTOR 75, NOIDA

Welcome to Panchsheel Pratishtha, a world embodying the captive imagination of a select few. The connoisseurs of luxury. In short, a *pièce de résistance* distinctively created for the league of prestigious gentlemen.



Experience the matchless class for yourself. Actual glimpses of the exclusive show apartment.

Inimitable finesse, incredible luxury, unmatched beauty: we have made sure you are floored from the first look.



Club House



Entrance Lobby



Kids Play Area



Swimming Pool



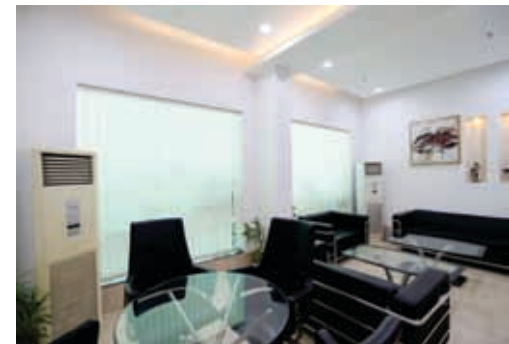
Landscape



Lift Lobby



Gym

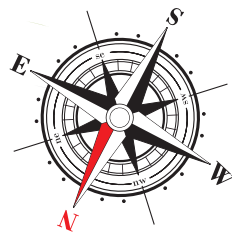


Waiting Lounge

Site Plan

- 2 Bedrooms + Study: 1310 sq.ft**
- 3 Bedrooms + 2 Toilets Type A: 1495 sq.ft.**
- 3 Bedrooms + 2 Toilets Type B: 1495 sq.ft.**
- 3 Bedrooms + 3 Toilets + Servant Room: 2050 sq.ft.**

If living is an art, presenting its ideal canvas. Every nook and corner of this lush green paradise is thoughtfully crafted for optimum space management. The luxurious condominiums roost in perfect harmony with the Vaastu principles. The whole dominion boasts an enchanting galaxy of exotic flowers and landscaped greens. After all, planning is the mark of prestigious living.



RERA Regn. Nos. of Project: Phase-I, UPRERAPRJ8603 | Phase-II, UPRERAPRJ8612 | Phase-III, UPRERAPRJ8614 | For details visit RERA website: www.up-rera.in

Disclaimer: Visual representation of images and elevation shown in this brochure are purely conceptual. All plans, specifications, layouts etc. are tentative and subject to variations and modifications by the company or the competent authorities and company does not bear any legal consequences for it. The areas are approx. 1 sq. mt. = 10.764 sq.ft. (10.764 sq.ft. = 1.0 sq.mt. = 10⁸ sq.mm.)

Floor Plan 1



2 BHK + Study Room
AREA: 1310.00 SQ. FT.
 2 Bedrooms
 Study Room
 Drawing
 Dining
 Kitchen
 2 Toilets
 2 Balconies
 Utility

Area	Sq. Ft.	Sq. Mt.
Salable	1310.00	121.70
Built-up	953.37	88.57
Carpet	793.63	73.73

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Floor Plan 2

3 BHK (Type - A)
AREA: 1495.00 SQ. FT.
 3 Bedrooms
 Drawing
 Dining
 Kitchen
 Dress Area
 2 Toilets
 3 Balconies
 Utility



BLOCK - 4, 5, 6, 7, & 8

Area	Sq. Ft.	Sq. Mt.
Salable	1495.00	138.89
Built-up	1153.00	107.12
Carpet	942.17	87.53



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Floor Plan 3

3 BHK (Type - B)

AREA: 1495.00 SQ. FT.

3 Bedrooms

Drawing

Dining

Kitchen

Dress Area

2 Toilets

3 Balconies

Utility

Area	Sq. Ft.	Sq. Mt.
Salable	1495.00	138.89
Built-up	1177.58	109.40
Carpet	944.54	87.75



BLOCK - 8



Floor Plan 4

3 BHK + Puja + Servant Room
AREA: 2050.00 SQ. FT.



3 Bedrooms
 Drawing
 Dining
 Kitchen
 2 Dress Area
 Puja Room
 Servant Room
 3 Toilets
 2 Balconies
 Utility

Area	Sq. Ft.	Sq. Mt.
Salable	2050.00	190.45
Built-up	1624.00	150.87
Carpet	1328.38	123.41

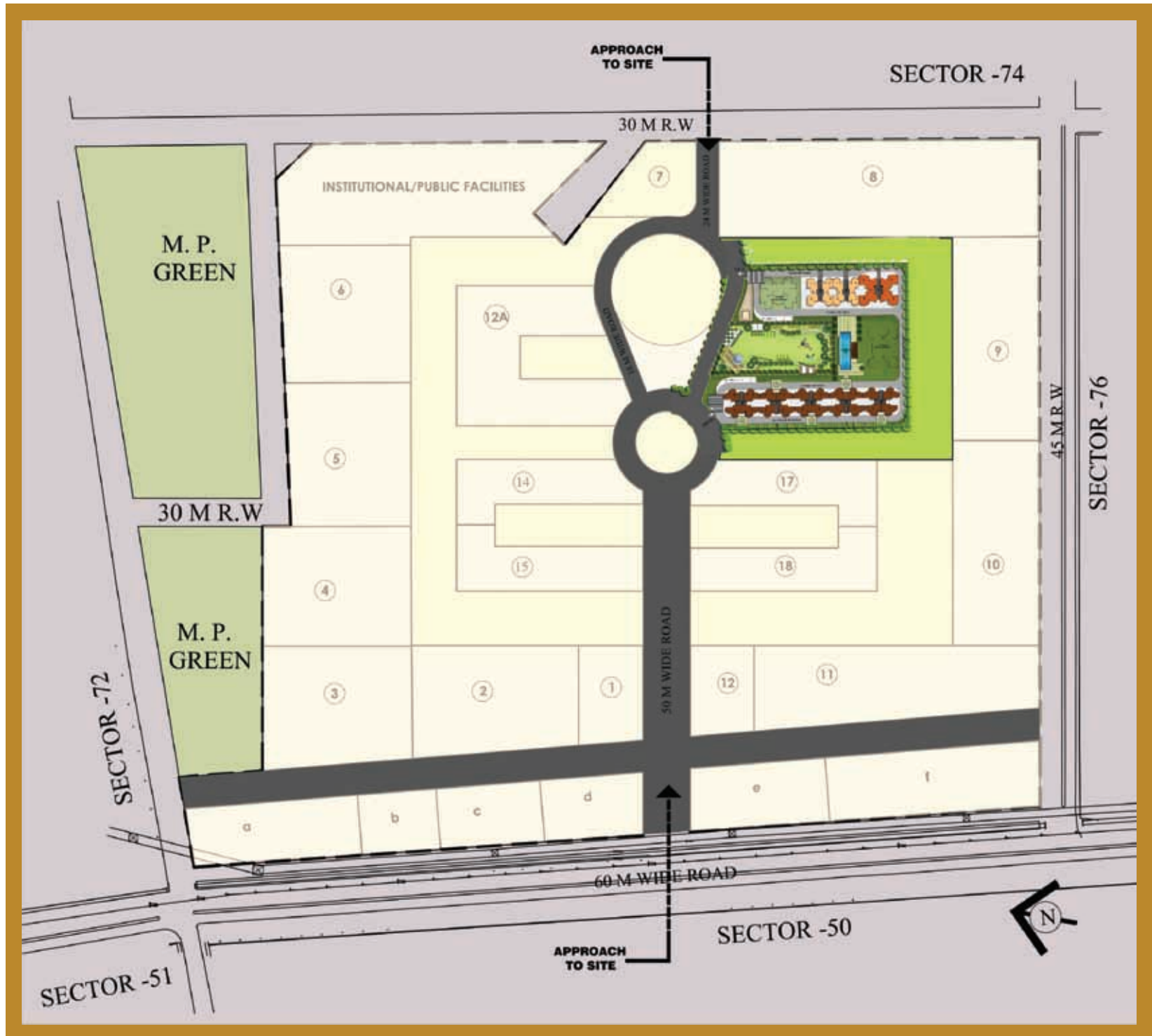


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Key Highlights

- 4 side open plot • Located in Sector 75, one of the best sectors of Noida.
- Every apartment faces landscaped greens • Nearest sector to the existing Metro Station.
- Developed neighbourhood with world-class facilities within reach.
- Walking distance from upcoming Metro Station at Sector 50, Noida.
- Entrance Lobby in each tower with waiting Lounge.
- Construction through Aluminum Shuttering for better quality and finish.





Specifications

MASTER BEDROOM



Floor: Laminated wooden flooring. Tiles of standard make.
Walls: Walls in POP smooth finish. Colours as per interiors.
Ceiling: Designer Ceiling in POP. Colour as per interiors.
Doors and Windows: Wooden paneled door in teak finish (duly polished).
External door: Fenesta or any other standard make, as per availability.
Electricals: All necessary points.
Attached Toilet of Master Bedroom: Extra hand shower will be provided; rest of the specifications will be as per other toilets.

BEDROOMS



Floor: Vitrified Tile. **Walls:** Walls in POP smooth finish. Colours as per interiors.
Ceiling: P.O.P finish. Colours as per interiors.
Doors and Windows: Wooden paneled door in teak finish (duly polished).
External Door: UPVC of any standard make, as per availability.

ENTRANCE LOBBY



Well-appointed lobby with guest waiting lounge and security checks.

DRAWING & DINING ROOM



Floor: Vitrified Tiles (600mmx1200mm). **Walls:** All walls will be of smooth finishing in pleasant colours.
Doors and Windows: Main door chowkhat to be of teakwood. **Door Shutter:** wooden, teak or equivalent, duly polished with good quality necessary fittings.
Intercom Facility Ceiling: POP finish with paint in pleasant colours.
External doors: UPVC - Fenesta or any other make, as per availability.
Balcony: Railing in M.S. with top rail of stainless steel.

TOILETS



Wall: Digital Printed wall tiles as per interior design (up to dado) 7' height. **Floor:** Antiskid tiles, colour as per Interiors.
Doors: Flush door (water proof type), Front Side Polished and Backside Painted. **Electrical Point:** Provision for Hot & Cold water and Exhaust fan. **Fittings:** C.P. Brass or of any Stainless Steel ISI brand. **Chinaware Fixtures:** Hindware or equivalent brand.

BALCONIES



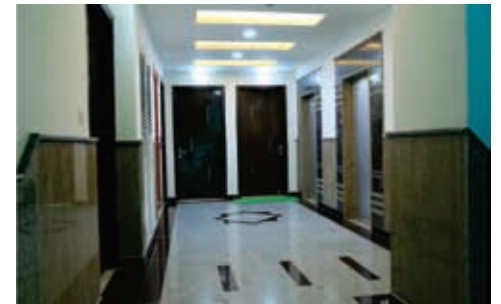
M.S. Railing with Stainless Steel Top Rail & anti skid flooring.

KITCHEN



Floor: Vitrified Tiles. Provision for Exhaust, chimney & Gas pipeline. **Balcony:** Anti skid Tiles. **Sink:** S.S. sink of double bowl of standard make. Power point for washing machine in Utility Balcony. **Electricals:** All necessary points for chimney, juicer, food processor, RO etc. **External Door:** UPVC of any standard make, as per availability.

LIFT LOBBY



Two exclusive high speed lifts for every four flats of brands like Kone/Otis/Mitsubishi/Johnson/ Schneider /GE or equivalent, subject to availability. **Floor:** Granite flooring in all Lift Lobby. **Wall:** Granite cladding up to roof height in front of lift fascia.

STAIRCASE



Floor Riser and tread of suitable granite finish marble as per Architect drawing. Tread size is about 12". Texture paint in suitable colours in rest of the area.

Panchsheel Group. Building Future.



World-class residential & commercial projects in Noida, Greater Noida, Vaishali & Ghaziabad

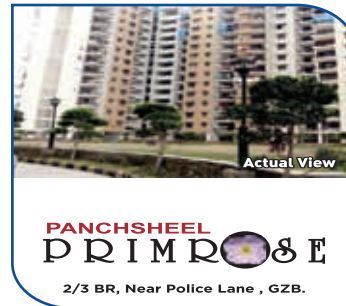
Nearly 3 decades
of strong standing

7000 + Possessions
Given Till Date

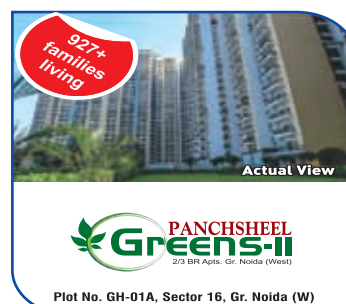
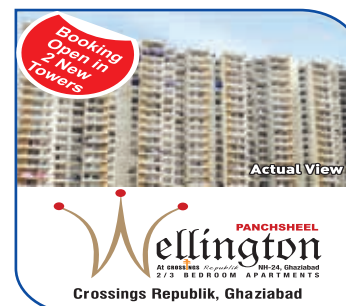
Thousands of
Satisfied Customers

Over 10,000 apartments
under construction

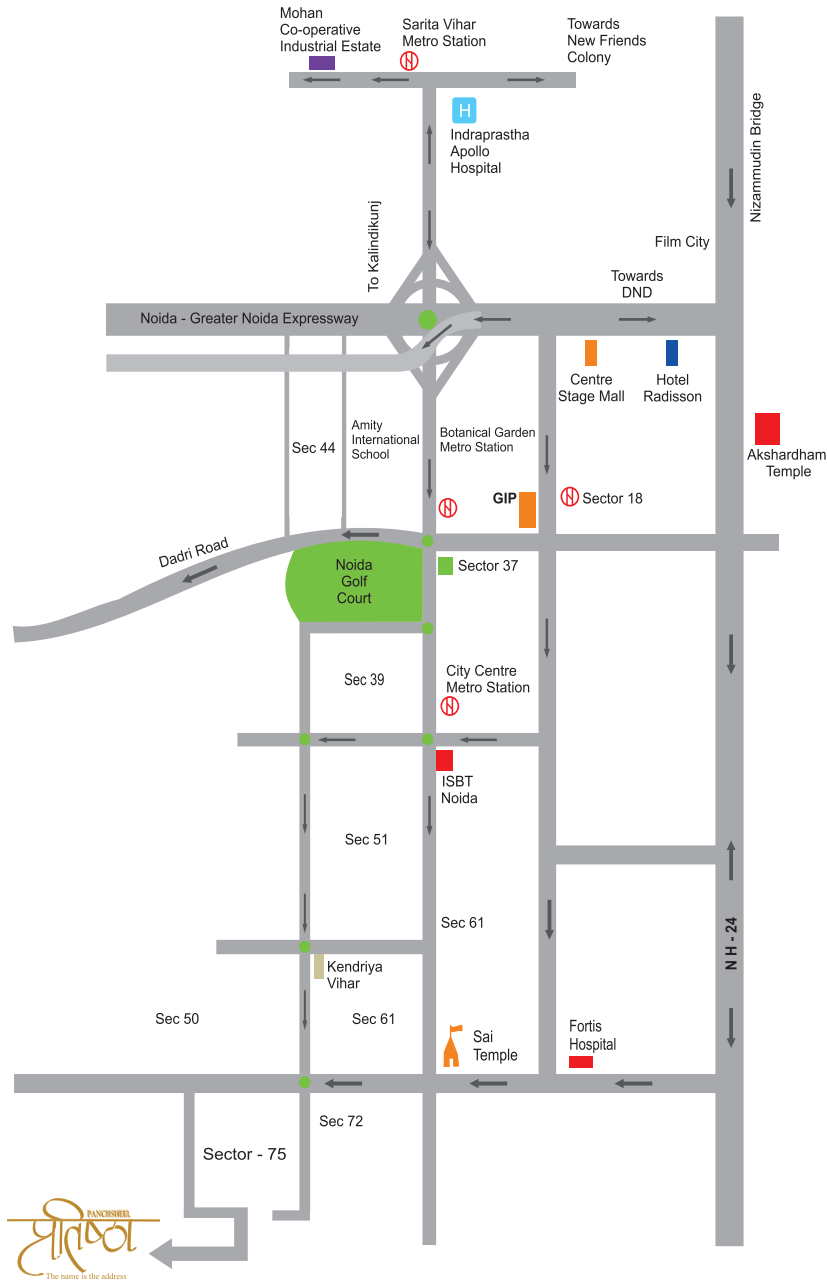
Delivered Projects



Ongoing Projects



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Location Map



Anchored in Sector 75, one of the most evolved destinations in Noida, Panchsheel Pratishtha, enjoys a commanding view of the developed neighborhood encircling its premises. The location also boasts a close proximity to the functional metro station and all other conceivable facilities of interest.

LOCATION HIGHLIGHTS:

- Malls, Banks, ATM, Schools & Hospitals in 0-5 km radius.
- Proposed Metro station - 350mtr.
- Golf Course – 4 kms.
- Sai Temple – 1.5 km.



Valuent Infradevelopers Pvt. Ltd.

A Group Company of

Panchsheel Buildtech Pvt. Ltd. (ISO 9001:2008 Company)

Corporate Office: H-169, Sector 63, Noida-201301 | Tel.: 0120- 4777700 / 4777777 (15 Lines) | Fax: 0120-4777798

Site Address: Plot No. 16, Sector-75, Noida, U.P. | Email: sales@panchsheelgroup.com

Toll Free No.: 1800 120 00 3656 | Website: www.panchsheelgroup.com



Sales Enquiry No. 8860 062 072

