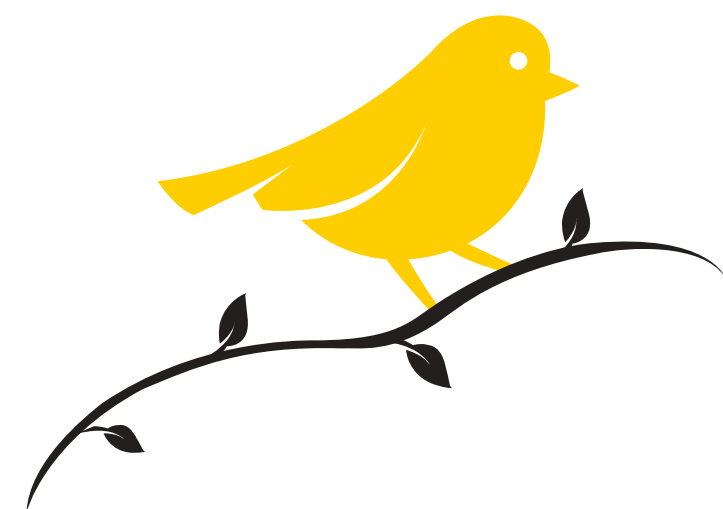




Uncage your life





Welcome to



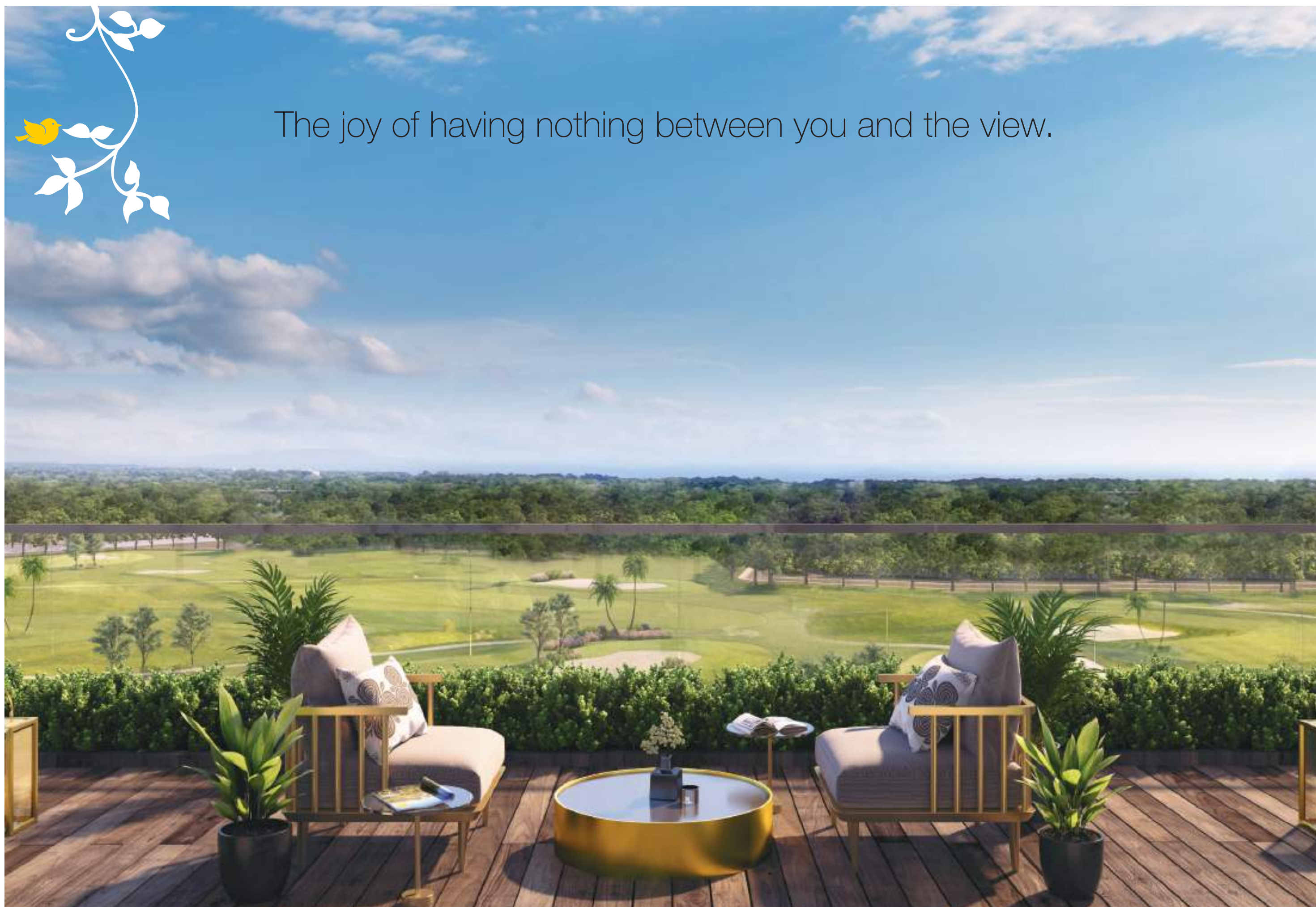
Imagine waking up to a magnificent and uninterrupted panoramic golf view and a huge private party deck to embrace it. Presenting Prateek Canary. A neighborhood for the select few with a carefully crafted collection of just 664 units having 3/4 BHK residences and duplex penthouses built over a sprawling 12.55 acres of land. Add to it, a dedicated clubhouse with all the modern amenities including hospitality, retail, entertainment and wellness. With Prateek Canary, uncage your life and step into a world where life sings with joy.

- Spacious 3/4 BHK residences & duplex penthouses
- Panoramic golf view
- A huge private party deck
- A low density project with only 664 units in 12.55 acres

A WORLD WHERE LIFE SINGS WITH JOY



The joy of having nothing between you and the view.



Images used are artistic impressions of the project. Actual project may vary.



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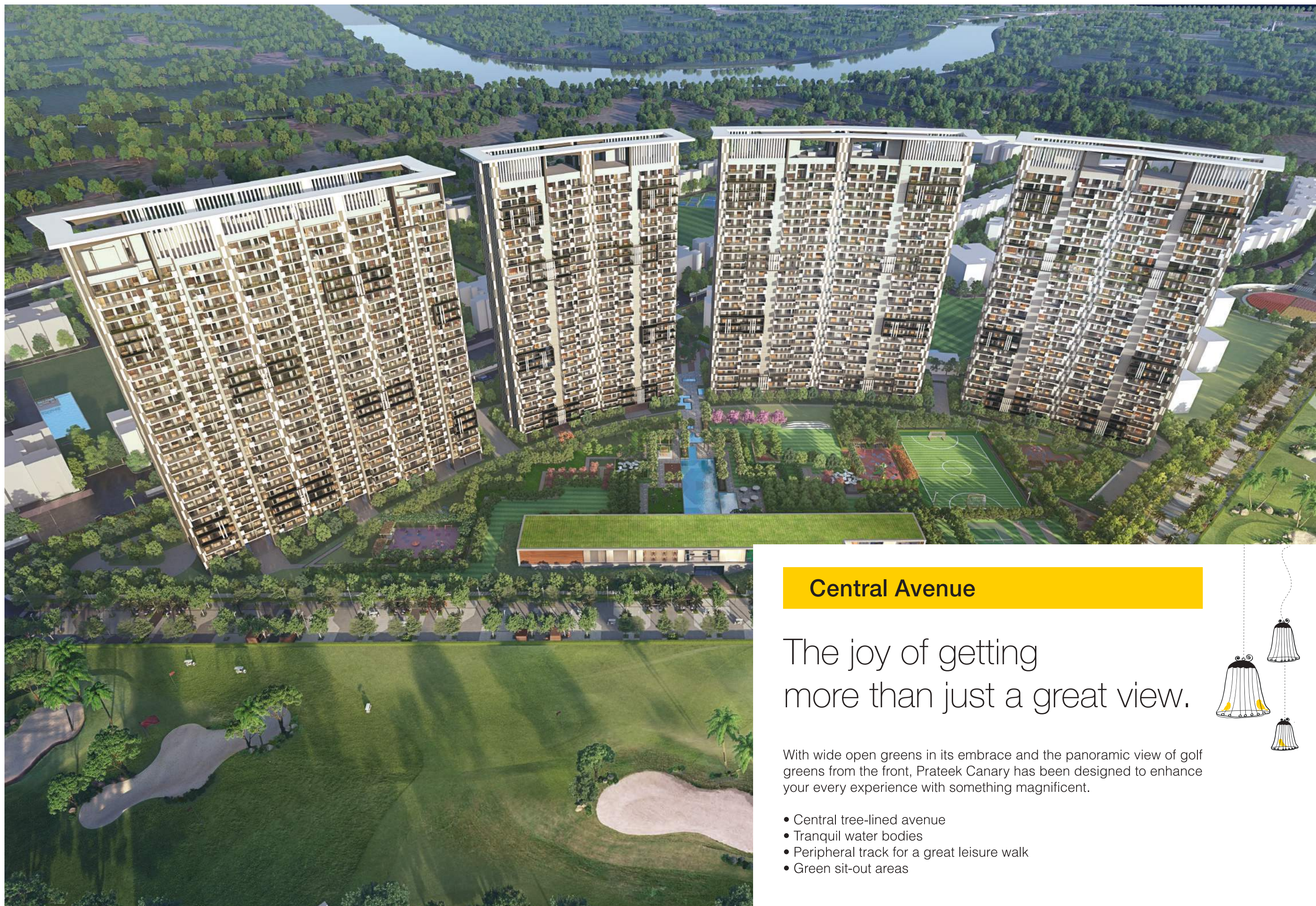


Grand Entrance

The joy of driving in and knowing that you have arrived.

Standing tall in Sector 150, Prateek Canary greets you from kilometers away. But it's the journey from the huge gate to the grand lobby that really blows you away. Driving in through the tree-lined avenue while enjoying the view of the sculpture island, you get down at a 5-star like drop-off point and walk in to the grand lobby with double-height ceiling. The moment you are in, you know you have arrived.

- Grand lobby
- Sculpture island
- Fountain
- 5-star like drop-off



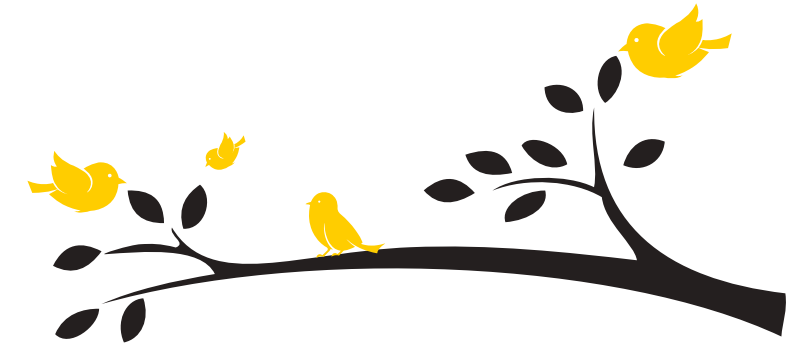
Central Avenue

The joy of getting more than just a great view.

With wide open greens in its embrace and the panoramic view of golf greens from the front, Prateek Canary has been designed to enhance your every experience with something magnificent.

- Central tree-lined avenue
- Tranquil water bodies
- Peripheral track for a great leisure walk
- Green sit-out areas





Private Party Deck

The joy of waking up to infinite greens.



- A huge private party deck
- View of endless golf greens
- Spacious enough to host a lavish party



Images used are artistic impressions of the project. Actual project may vary.



Duplex Penthouses

The joy of having all that
& twice the space.



Twice the space and twice the luxury await you 28 floors above the ground, amidst a large pristine landscaped terrain in NCR's most sought after address. Spacious, bright and airy with double height ceiling and a huge private deck offering a panoramic view of endless golf greens. Still wondering why we call it Prateek Canary? Come and experience it yourself.

- Duplex penthouses • 28 Floors above the ground • Double height ceiling
- Huge private party deck • Endless golf greens for the view

Images used are artistic impressions of the project. Actual project may vary.



Images used are artistic impressions of the project. Actual project may vary.



Open Lawn Zone

The joy of having outdoors that offer rejuvenation & not pollution.



In a world cluttered with concrete structures, it's hard to find a home with cleaner, greener surroundings. A place that breathes freshness into your life and your lungs too. With its multi-purpose open lawn zone, Prateek Canary makes each moment a rejuvenating one.

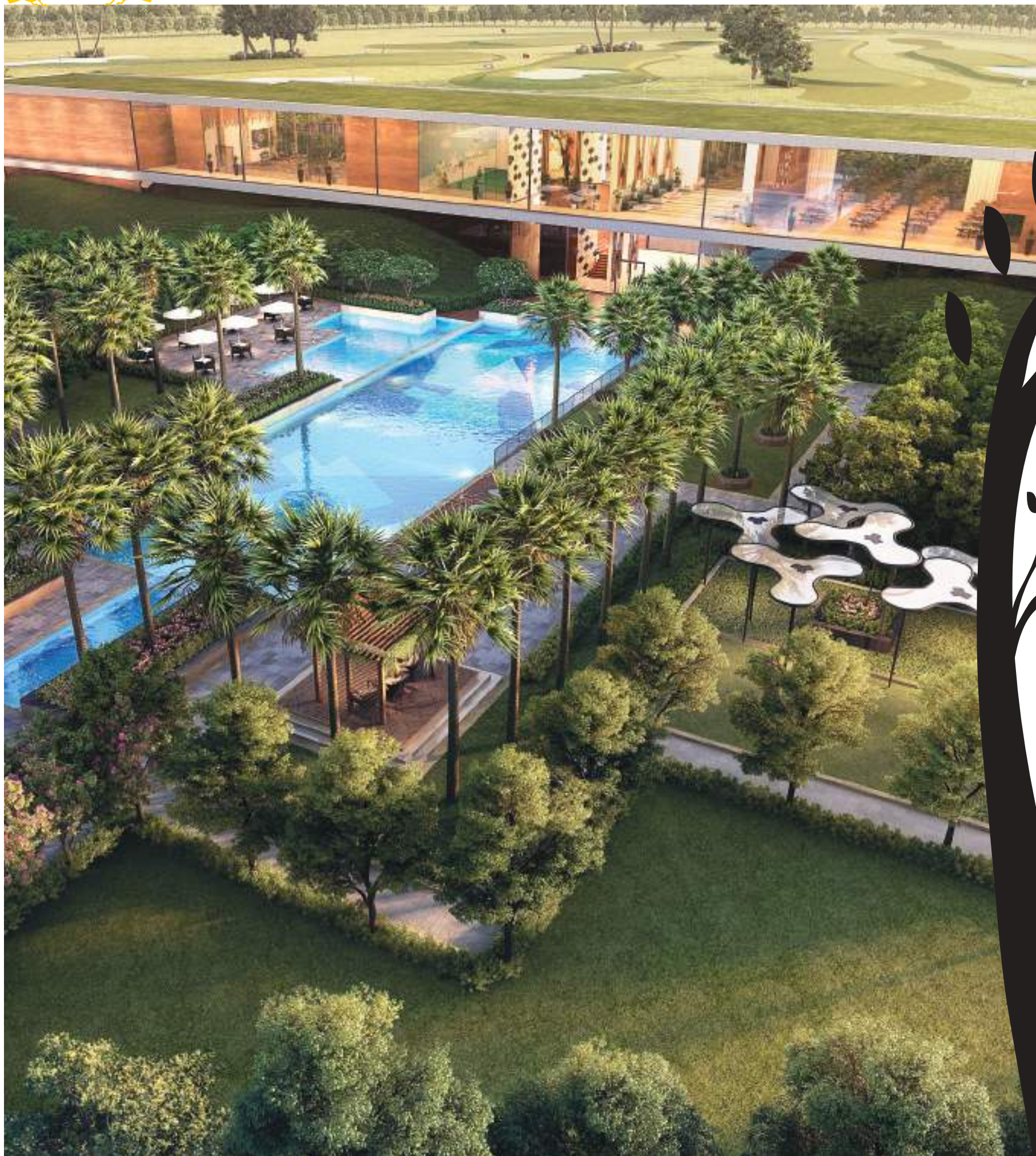
- Grand event lawn • Thematic court • Kids' play area
- Senior citizen court • Sit-out court • Sculptures
- Colorful plantation • Thematic garden



Images used are artistic impressions of the project. Actual project may vary.



Images used are artistic impressions of the project. Actual project may vary.



The Clubhouse

The joy of experiences
a notch higher.

Get used to being busy, just not with work. The clubhouse at Prateek Canary has an assortment of meticulously designed amenities to offer. 10,000 sq. ft. of well-manicured greens inside and huge glass windows to offer an uninterrupted view of golf greens just across the road. Plus a host of facilities to help you celebrate, rejuvenate, burn some calories playing your favorite sport or just sit back and take pride in your achievements.

- The clubhouse with 'top-of-the-line' facilities
- Huge glass walls for uninterrupted golf view
- Swimming pool with separate kids' pool
- Steam bath, sauna, spa & yoga center
- Fully loaded multi-gymnasium
- Fully air-conditioned banquet hall
- Billiards
- Lawn tennis court
- Indoor badminton court
- Indoor squash court
- Table tennis
- Mini theatre



Images used are artistic impressions of the project. Actual project may vary.

Sports Zone

The joy of winning every day by losing some calories.



We know you like being at the top of your game. So, sweat it out the way you like. With a swing of a cricket bat or backhand on the tennis court, scoring goal on the mini football field or zipping on the skating rink, you have it all.

- Half football field/Multi-purpose sports field • Volleyball
- Practice cricket pitch • Skating rink • Jogging track
- Cycling track • Tennis court • Half basketball court



Images used are artistic impressions of the project. Actual project may vary.

Forest Retreat

The joy of going away without going far.



Imagine connecting with yourself without disconnecting with the world. Imagine going on a vacation without leaving home. Can't believe it? Come live it. Only at Prateek Canary. Workout in the open, go camping with your kids, make it a pet's day out, spend time with yourself on a leisure walk through the forest trail, all within the Prateek Canary premises.

- Forest trail • Camping/picnic area • Yoga & meditation lawn
- Wellness garden • Nature exploration • Pets' park





Master Plan

0 5M 15M 25M 40M



Images used are artistic impressions of the project. Actual project may vary.

Prateek Canary Entrance

- 01. Grand Entrance
- 02. Green Project Branding Wall
- 03. Entrance Water Feature
- 04. Thematic Island
- 05. Building Drop Offs
- 06. Building Identity/Sculpture

Centre Avenue

- 07. Central Avenue
- 08. Water Feature

Club House and Amenities Zone

- 09. Adult's Pool
- 10. Kids' Pool
- 11. Palm Court
- 12. Gazebo
- 13. Pool Deck
- 14. Pool Side Cafe
- 15. Party Lawn
- 16. Lawn
- 17. Outdoor Reading Area

Open Lawn Zone

- 18. Grand Event Lawn
- 19. Stepped Planting
- 20. Kids Play Area
- 21. Senior Citizen Sitout
- 22. Ampitheater
- 23. Sitout Area with Structure
- 24. Sculpture
- 25. Thematic Plantation
- 26. Multipurpose Lawn

Sports Zone

- 27. Football Field/Multi-Purposes Sports Field
- 28. Half Basketball Court
- 29. Volley Ball Court
- 30. Net Cricket Practice Pitch
- 31. Outdoor Table Tennis with Shade Structure
- 32. Skating Rink
- 33. Jogging Track
- 34. Tennis Court
- 35. Badminton Court

Forest Retreat

- 36. Nature Kids Play Area
- 37. Camping/Picnic Area
- 38. Nature Exploration
- 39. Forest Trail
- 40. Outdoor Stepped Seating
- 41. Wellness Garden
- 42. Yoga/Meditation Lawn
- 43. Leisure Lawn
- 44. Pets Park
- 45. Dense Plantation

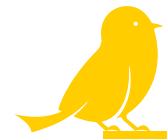
Commercial Zone

- 46. Commercial Plaza
- 47. Clubhouse Entry

Stilt Landscape

- 48. Dry Garden
- 49. Pathway
- 50. Lawn
- 51. Sitout Court

Apartment Layout	Carpet Area (Sq.Ft.)	Balcony (Sq.Ft.)	Built Up Area (Sq.Ft.)	Total Area (Sq.Ft.)
3BHK ELITE (1700)	1138.84	240.84	1379.68	1700
3BHK DELUXE (2040)	1346.20	290.00	1636.20	2040
3BHK LUXURY (2555)	1618.88	438.71	2057.59	2555
4BHK LUXURY (3355)	2067.35	566.05	2633.40	3355
DUPLEX PENTHOUSE (6100)	3751.64	1130.85	4882.49	6100



BIC F1 track in close proximity



Maximum area dedicated to greens



15 mins from upcoming Jewar Airport



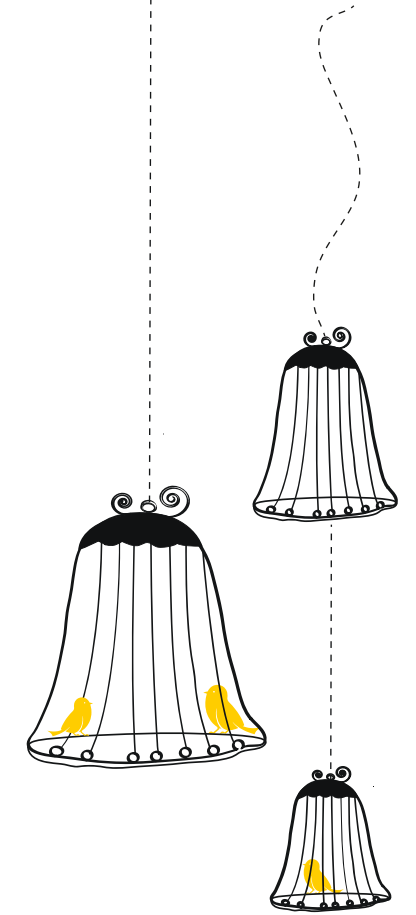
Connected through 3 expressways



Super close to Sec 148 metro



And everything has been
built with you at the centre.



Sector 150 Noida

A 600-acre sector and the greenest zone in the region with maximum area dedicated to landscaped greens. A world-class sports facilities spread over 100 acres. Clear skies with no overhead wiring. A super-low density project. And yet minutes away from all the action with the upcoming Jewar Airport and the Sector 148 metro station in close proximity.

Situated near the Yamuna-Hindon confluence and benefiting from both the Yamuna E-way and the Noida – Greater Noida E-way, it's already turning out to be the hottest residential hub in the entire Delhi/NCR. Choose your habitat like the Prateek Canary.

- Maximum sector dedicated to greenery
 - Landscaped parks
 - Bird sanctuary
 - Artificial lakes
 - Organic farm
 - Fountains
 - Rain water harvesting
 - Sculptures
 - Manicured walkways
 - Dedicated kids' play areas
- One of India's biggest parks laid out in sprawling 40 acres
- The sports city offering a number of sports facilities for residents over 100 acres
- 9-hole golf course within the sector accessible to members
- Fast connectivity via the forthcoming FNG (Faridabad-Noida-Ghaziabad) Expressway
- The Sports City is connected through three main expressways: Noida-Greater Noida Expressway, DND Flyway, and Yamuna Expressway
- 15 minutes from the upcoming Jewar Airport
- Well connected to IGI Airport
- Super close to the Sector 148 metro station

3 BHK (ELITE)

Total Area = 1700.00 sq. ft.

Built-up Area = 1379.68 sq. ft.

Carpet Area = 1138.84 sq. ft.

Balcony Area = 240.84 sq. ft.



- 3 Bedrooms
- 3 Toilets
- Living Room
- Dining Room
- Kitchen with Dry Balcony
- Balconies

UNIT PLAN

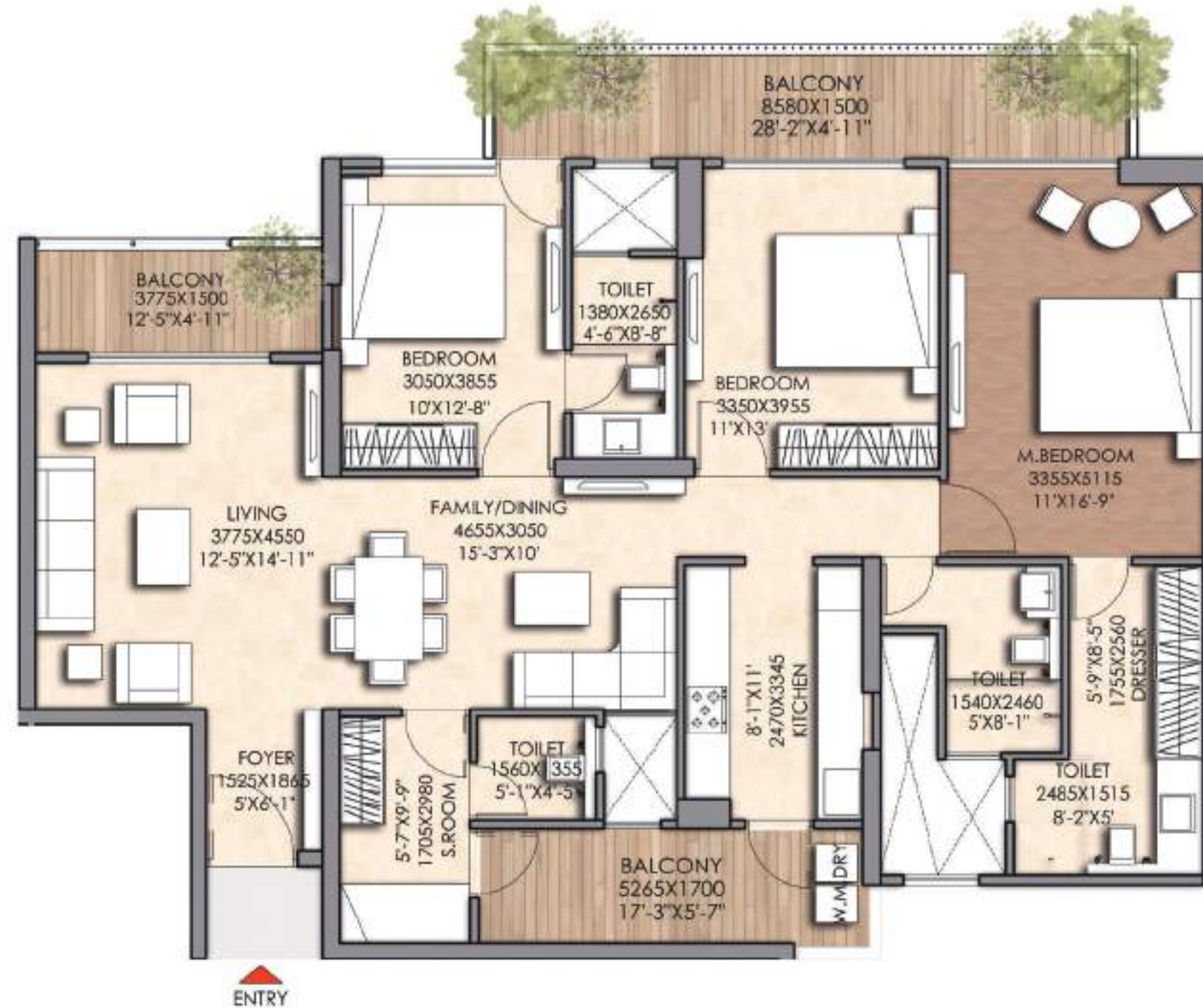
3 BHK (DELUXE)

Total Area = 2040 sq. ft.

Built-up Area = 1636.20 sq. ft.

Carpet Area = 1346.20 sq. ft.

Balcony Area = 290 sq. ft.



- 3 Bedrooms
- 4 Toilets
- Living Room
- Dining Room
- Servant/Study Room
- Kitchen with Dry Balcony
- Balconies

UNIT PLAN

Total Area = 2040.00 sq. ft.
Built-up Area = 1636.20 sq. ft.
Carpet Area = 1346.20 sq. ft.
Balcony Area = 290.00 sq. ft.

3 BHK (DELUXE)



Total Area = 1700.00 sq. ft.
Built-up Area = 1379.68 sq. ft.
Carpet Area = 1138.84 sq. ft.
Balcony Area = 240.84 sq. ft.

3 BHK (ELITE)

TOWER A

1st to 28th Floor

CLUSTER PLAN

Total Area = 2040.00 sq. ft.
Built-up Area = 1636.20 sq. ft.
Carpet Area = 1346.20 sq. ft.
Balcony Area = 290.00 sq. ft.

3 BHK (DELUXE)



Total Area = 1700.00 sq. ft.
Built-up Area = 1379.68 sq. ft.
Carpet Area = 1138.84 sq. ft.
Balcony Area = 240.84 sq. ft.

3 BHK (ELITE)

TOWER B & C

1st to 29th Floor

CLUSTER PLAN

3 BHK (LUXURY)

Total Area = 2555.00 sq. ft.

Built-up Area = 2057.59 sq. ft.

Carpet Area = 1618.88 sq. ft.

Balcony Area = 438.71 sq. ft.



- 3 Bedrooms
- 4 Toilets
- Living Room
- Dining Room
- Servant/Study Room
- Kitchen with Dry Balcony
- Balconies

1st, 3rd, 5th, 7th, 9th, 11th, 14th, 16th, 18th, 20th, 22nd, 24th, 26th & 28th Floor Plan

UNIT PLAN

3 BHK (LUXURY)

Total Area = 2555.00 sq. ft.

Built-up Area = 2057.59 sq. ft.

Carpet Area = 1618.88 sq. ft.

Balcony Area = 438.71 sq. ft.



- 3 Bedrooms
- 4 Toilets
- Living Room
- Dining Room
- Servant/Study Room
- Kitchen with Dry Balcony
- Balconies

2nd, 4th, 6th, 8th, 10th, 12th, 15th, 17th, 19th, 21st, 23rd, 25th, 27th & 29th Floor Plan

UNIT PLAN

Total Area = 2555.00 sq. ft.
Built-up Area = 2057.59 sq. ft.
Carpet Area = 1618.88 sq. ft.
Balcony Area = 438.71 sq. ft.

3 BHK (LUXURY)



1st, 3rd, 5th, 7th, 9th, 11th, 14th, 16th, 18th, 20th, 22nd, 24th, 26th & 28th Floor Plan

TOWER D,E & H,I

CLUSTER PLAN

Total Area = 2555.00 sq. ft.

Built-up Area = 2057.59 sq. ft.

Carpet Area = 1618.88 sq. ft.

Balcony Area = 438.71 sq. ft.

3 BHK (LUXURY)



2nd, 4th, 6th, 8th, 10th, 12th, 15th, 17th, 19th, 21st, 23rd, 25th, 27th & 29th Floor Plan

TOWER D,E & H,I

CLUSTER PLAN

4 BHK (LUXURY)

Total Area = 3355.00 sq. ft.

Built-up Area = 2633.40 sq. ft.

Carpet Area = 2067.35 sq. ft.

Balcony Area = 566.05 sq. ft.



- 4 Bedrooms
- 5 Toilets
- Living Room
- Dining Room
- Servant/Study Room
- Kitchen with Dry Balcony
- Balconies

1st, 3rd, 5th, 7th, 9th, 11th, 14th, 16th, 18th, 20th, 22nd, 24th & 26th Floor Plan

UNIT PLAN

4 BHK (LUXURY)

Total Area = 3355.00 sq. ft.

Built-up Area = 2633.40 sq. ft.

Carpet Area = 2067.35 sq. ft.

Balcony Area = 566.05 sq. ft.



- 4 Bedrooms
- 5 Toilets
- Living Room
- Dining Room
- Servant/Study Room
- Kitchen with Dry Balcony
- Balconies

2nd, 4th, 6th, 8th, 10th, 12th, 15th, 17th, 19th, 21st, 23rd, 25th & 27th Floor Plan

UNIT PLAN

Balcony Area = 566.05 sq. ft.

4 BHK (LUXURY)



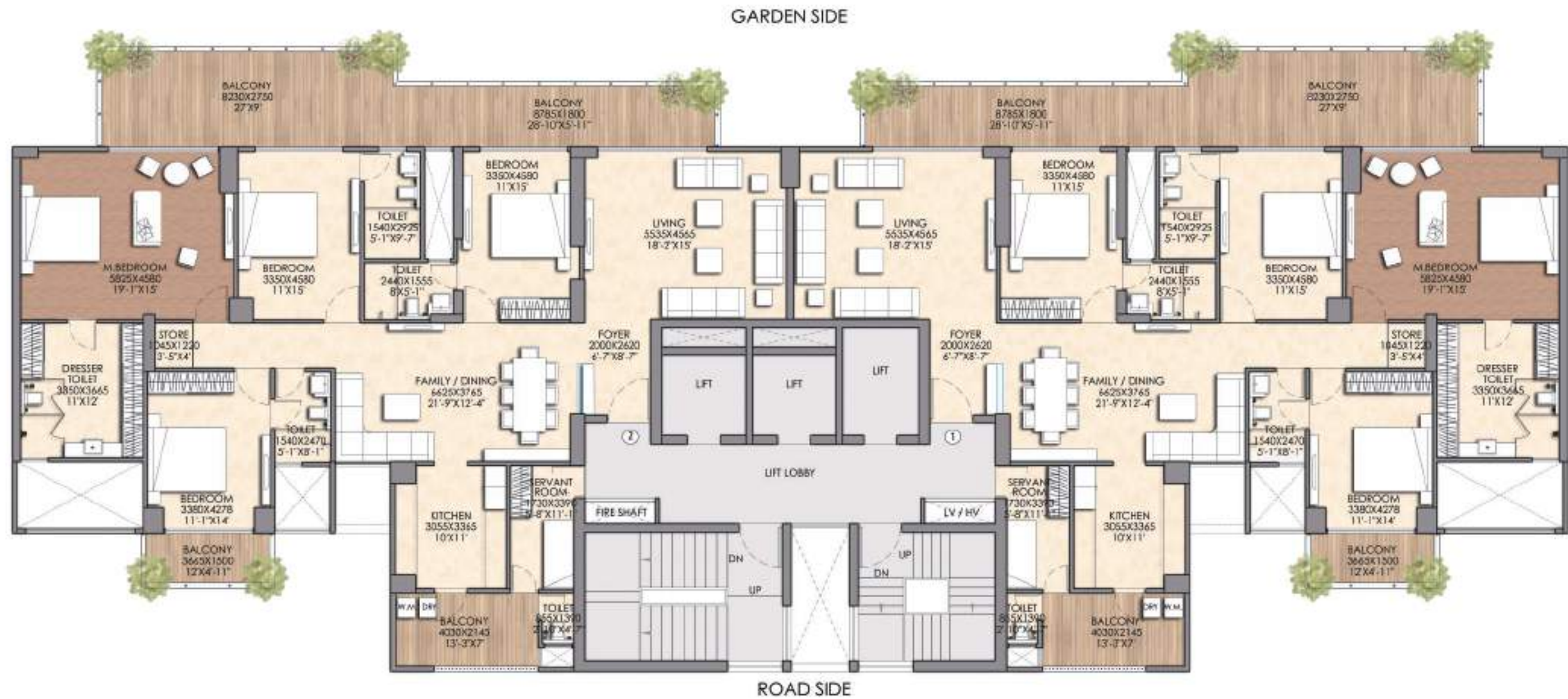
1st, 3rd, 5th, 7th, 9th, 11th, 14th, 16th, 18th, 20th, 22nd, 24th & 26th Floor Plan

TOWER F & G

CLUSTER PLAN

Total Area = 3355.00 sq. ft.
Built-up Area = 2633.40 sq. ft.
Carpet Area = 2067.35 sq. ft.
Balcony Area = 566.05 sq. ft.

4 BHK (LUXURY)



2nd, 4th, 6th, 8th, 10th, 12th, 15th, 17th, 19th, 21st, 23rd, 25th & 27th Floor Plan

TOWER F & G

CLUSTER PLAN

Total Area = 6100.00 sq. ft.

Built-up Area = 4882.49 sq. ft.

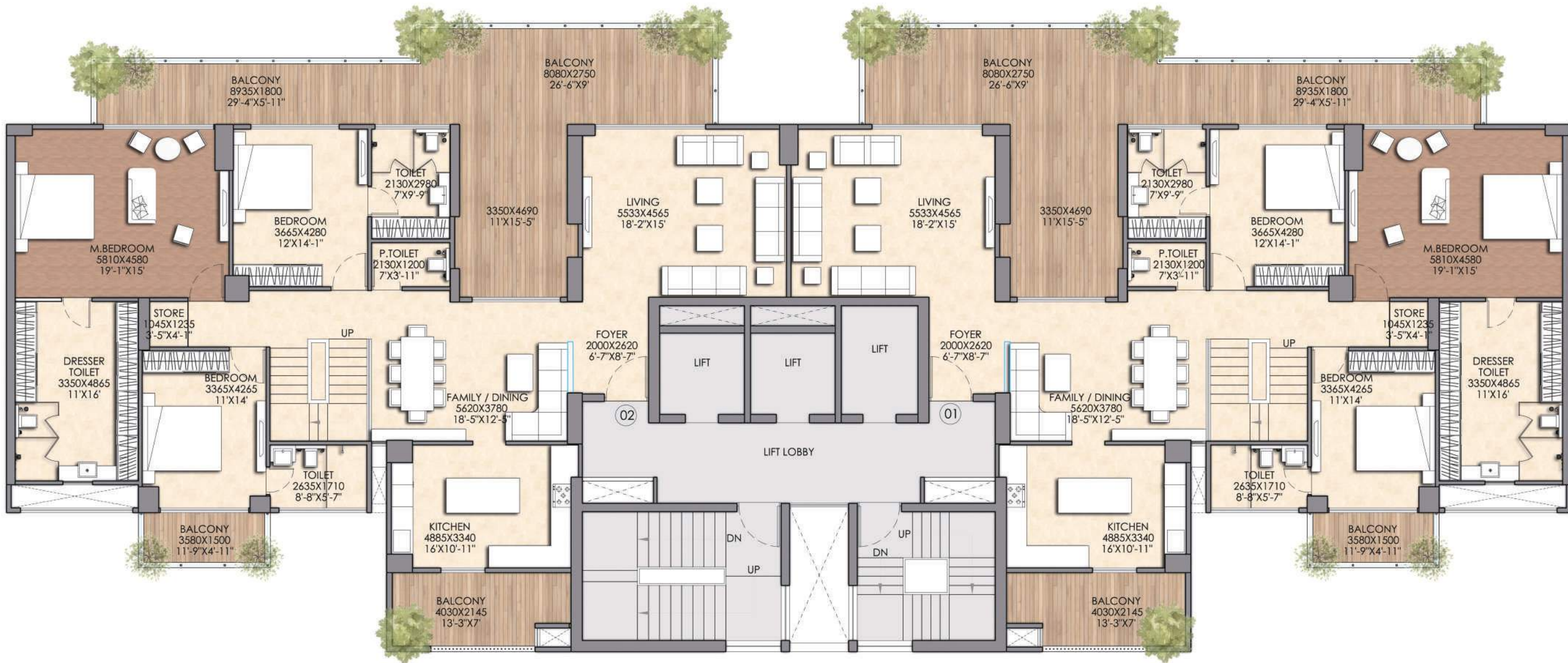
Carpet Area Lower = 2025.70 sq. ft.

Balcony Area Lower = 731.90 sq. ft.

Carpet Area Upper = 1725.94 sq. ft.

Balcony Area Upper = 398.95 sq. ft.

LOWER DUPLEX PLAN



TOWER F & G

CLUSTER PLAN

Total Area = 6100.00 sq. ft.

UPPER DUPLEX PLAN



TOWER F & G

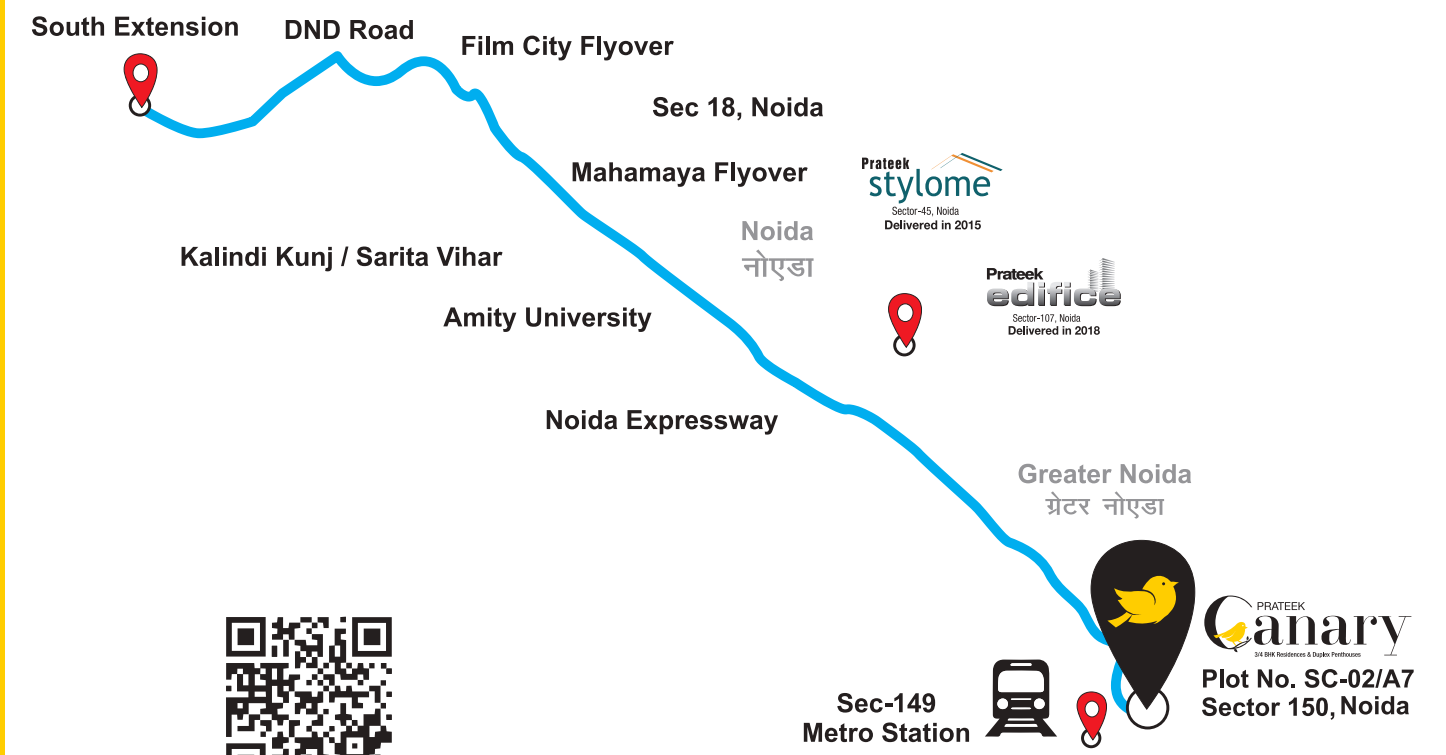
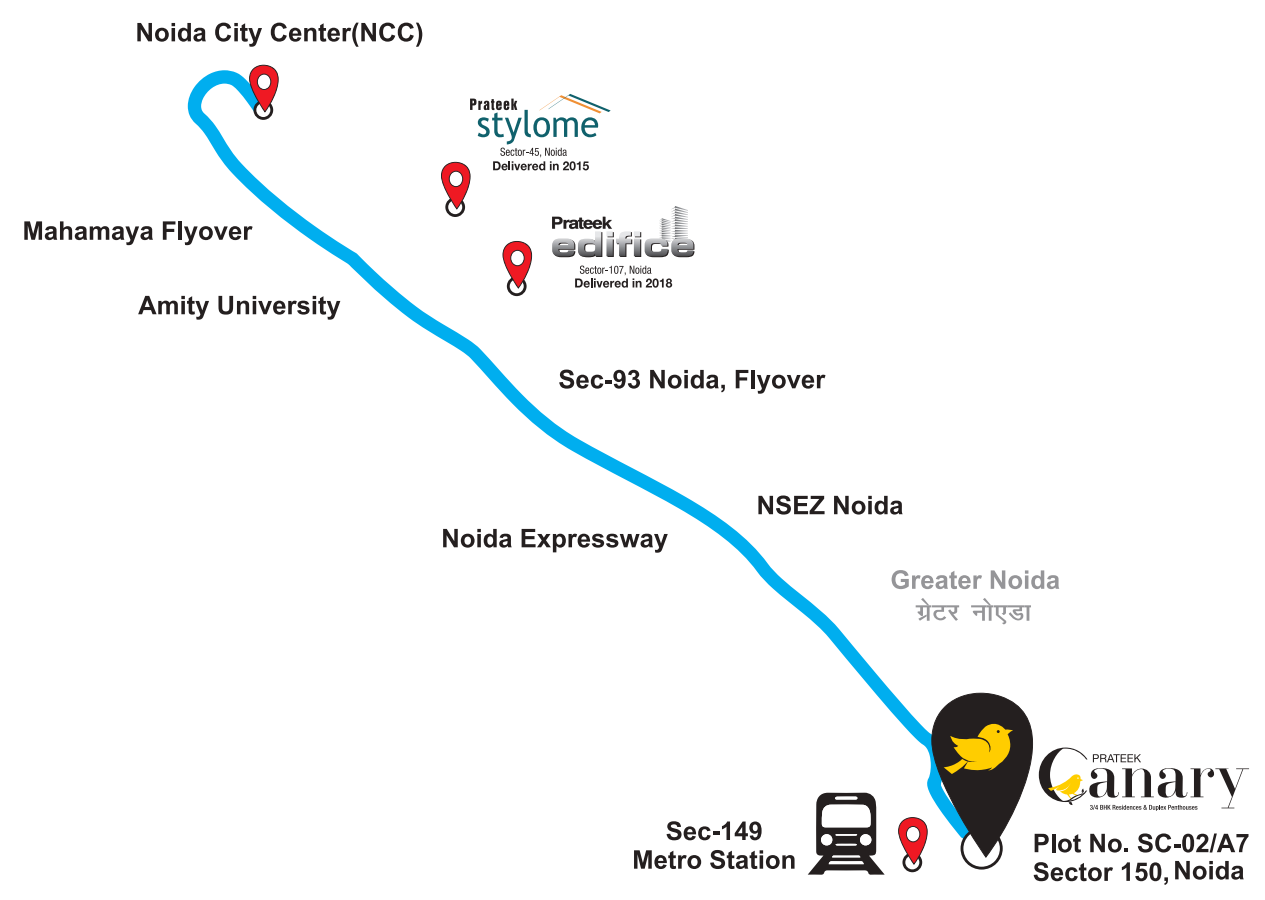
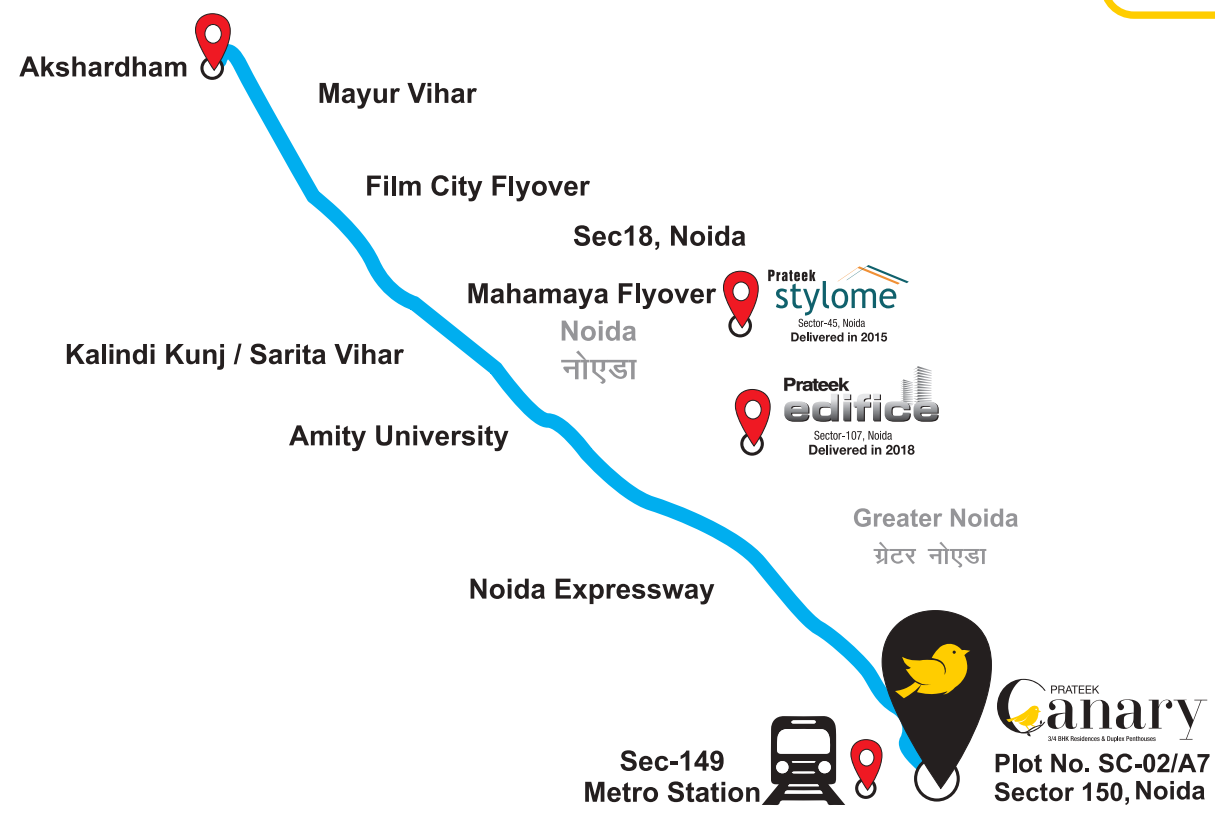
CLUSTER PLAN

SPECIFICATIONS

Area	Walls	Floor	Ceiling	Doors	Windows	Sanitary Ware	Electrical
						Fixtures & Fittings	Fixtures & Fittings
Living/ Dining	POP Punning Work and Oil Bound Distemper	High - End Vitrified Tiles	POP Punning Work and Oil Bound Distemper	Designer Entry Door of 8 Feet Height	Anodized Aluminium Windows / UPVC	---	Modular Electric Switches
Master Bedroom	POP Punning Work and Oil Bound Distemper	Laminated Wooden Flooring	POP Punning Work and Oil Bound Distemper	Skin Moulded Paneled Door / Laminated Flush Door	Anodized Aluminium Windows / UPVC	---	Modular Electric Switches
Bedrooms	POP Punning Work and Oil Bound Distemper	High - End Vitrified Tiles	POP Punning Work and Oil Bound Distemper	Skin Moulded Paneled Door / Laminated Flush Door	Anodized Aluminium Windows / UPVC	---	Modular Electric Switches
Toilets	Ceramic Tiles cladded up to 7 Feet Height	Anti Skid Ceramic Tiles	POP Punning Work and Oil Bound Distemper	Skin Moulded Paneled Door / Laminated Flush Door	Anodized Aluminium Windows / UPVC	W.C., Washbasin & C.P. fittings.	Modular Electric Switches
Kitchen	Ceramic Tiles Cladded up to 2 Feet Height above Granite Counter	High - End Vitrified Tiles	POP Punning Work and Oil Bound Distemper	Powder Coated Aluminium Door / UPVC Door	Anodized Aluminium Windows / UPVC	C.P. fittings with Double Bowl Stainless Steel Sink.	Modular Electric Switches
Balconies	External Weather Proof Paint	Anti Skid Ceramic Tiles	---	Powder Coated Aluminium Door / UPVC Door	Anodized Aluminium Windows / UPVC	---	Modular Electric Switches
Servant / Study Room	POP Punning Work and Oil Bound Distemper	High - End Vitrified Tiles	POP Punning Work and Oil Bound Distemper	Skin Moulded Paneled Door / Laminated Flush Door	Anodized Aluminium Windows / UPVC	---	Modular Electric Switches
Servant / Study Toilet	Ceramic Tiles	Anti Skid Ceramic Tiles	POP Punning Work and Oil Bound Distemper	Skin Moulded Paneled Door / Laminated Flush Door	Anodized Aluminium Windows / UPVC	W.C., Washbasin & C.P. fittings	Modular Electric Switches

Notes: The colour and design of the tiles can be changed without any prior notice • Variation in the colour and size of vitrified tiles/granite may occur • Variation in the colour of mica may occur
 • Area in all catagories of apartments may vary up to ± 3% without any change in cost, however, in case if the variation is beyond ± 3% charges are applicable.

Location Map



SCAN THE CODE FOR LOCATION

The background is a solid bright yellow. In the upper half, four small white birds are scattered across the sky. In the lower half, there is a row of five black birdhouses of varying heights and widths, each on a thin black pole. The tallest birdhouse is on the left, and the others decrease in size towards the right. A white bird is perched on the roof of the tallest birdhouse, and another white bird is perched on the roof of the second-to-last birdhouse. The bottom of the image features a decorative border of white, stylized grass or foliage.

Where foundations are
kept on commitment...

Prateek group at a glance

At Prateek, our commitment is our concrete. As we don't just create homes, we turn your dreams into a reality. Firmly guided by our core values of integrity, initiative and involvement, we have always tried to tread the path of excellence to deliver one supreme project after another, timely as promised. That's what makes us one of the most trusted and admired real estate groups in the region.

Our vision is to develop iconic infrastructural entities that redefine the industry standards while elevating the environs of our projects, transforming them into high-flying prime landmarks all over NCR.



...and a promise is more than a bond.

DELIVERED PROJECTS



ON-GOING PROJECT



RETAIL VENTURE



ENTERTAINMENT VENTURE



CSR INITIATIVE



The brochure is purely conceptual and not a legal offering. The elevation, colour schemes, and/or exterior appearances specifications, design, layouts, 3D prospective views & stock images printed in this brochure are indicative and these can be changed at the sole discretion of the builder. 1 sq. mtr. = 10,764 sq.ft.



Scan the code to Uncage Your Life



For Project Details



For Location



Prateek Group
Creating Landmarks, Setting Benchmarks

Strongbiz Propbuild Pvt. Ltd.

Site Office: SC-02/A7, Sector-150, Noida

Corp./Regd. Office: Prateek Pro Menage, A-42, Sec-67, Noida-201301

Ph: +91 120 2595555 | **Call:** 8010 953 953

E-mail: prateekcanary@prateekgroup.com | **Website:** www.prateekgroup.com

RERA No. UPRERAPRJ591510 | <http://up-rera.in>

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