


the belvedere

A PROJECT BY AJNARA





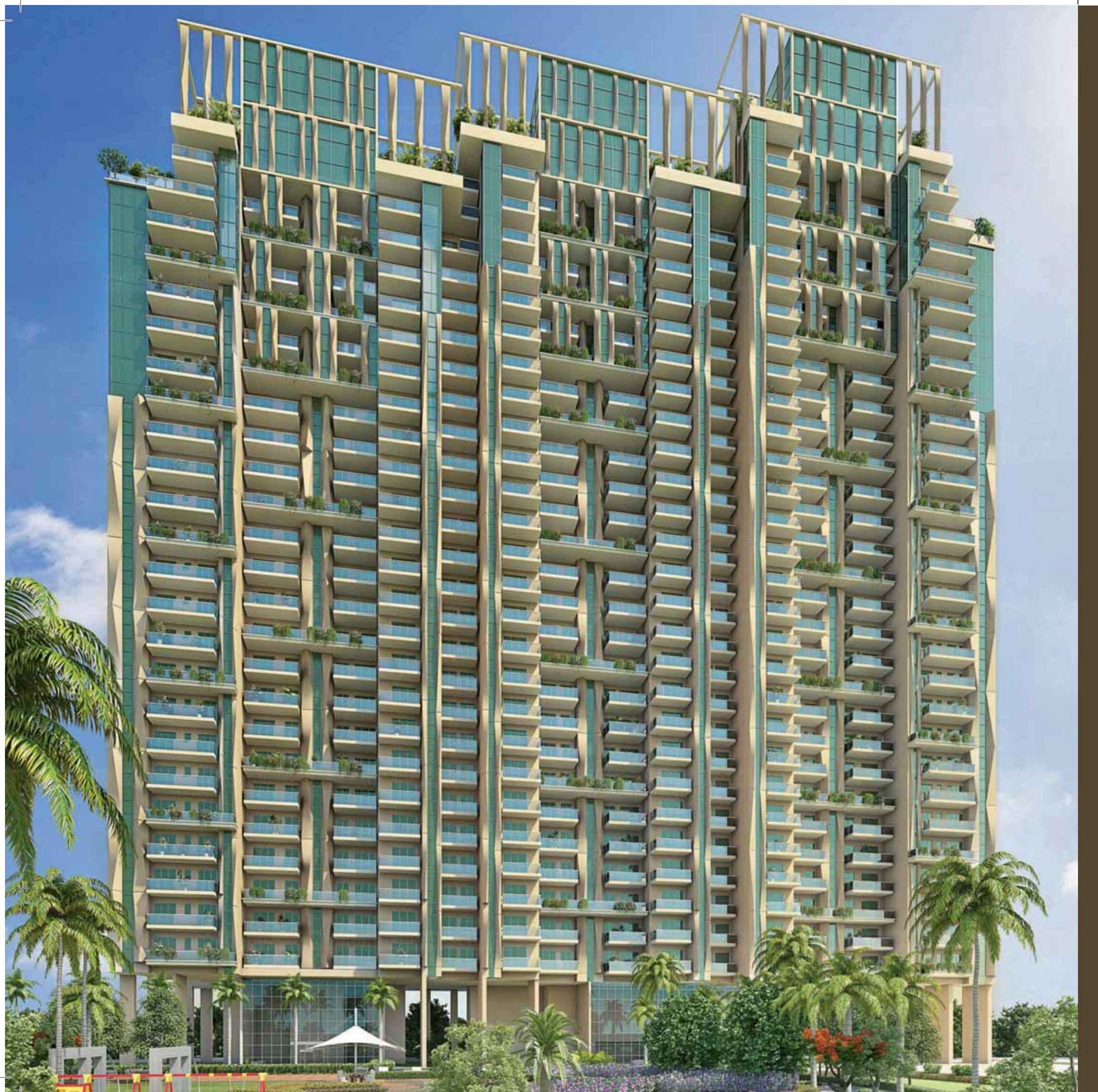


NESTLED AMIDST THE OPEN GREENS OF
MEGA SPORTS CITY, THE BELVEDERE PUTS
MIND AND SOUL AT PEACE INSTANTLY.



A close-up photograph of a person's hands with red nail polish gripping a metal window frame. The hands are positioned in the lower-left quadrant of the frame. The window frame consists of several vertical and horizontal bars. Through the window, a blurred cityscape is visible under a bright, hazy sky. The overall tone is soft and contemplative.

THERE ARE THOSE, WHO EVERYONE ASKS ABOUT AND
THEN THERE ARE THOSE WHO NEED NO INTRODUCTION.
THIS IS FOR THE LATTER.



SEVEN STUNNING TOWERS, SURROUNDED BY GREEN OPEN SPACES, MADE EXCLUSIVELY FOR AN ELITE LIFESTYLE. CLASSIC AND MODERN DESIGN FUSED IN EXCEPTIONAL HARMONY. ENCRUSTED WITH THE BEST-IN-CLASS LUXURY ALONG WITH THE SUBTLE ELEGANCE THAT ONE CAN ONLY DREAM OF.

THE BELVEDERE IS CONCEPTUALIZED BY WORLD RENOWNED ARCHITECT: HAFEEZ CONTRACTOR.



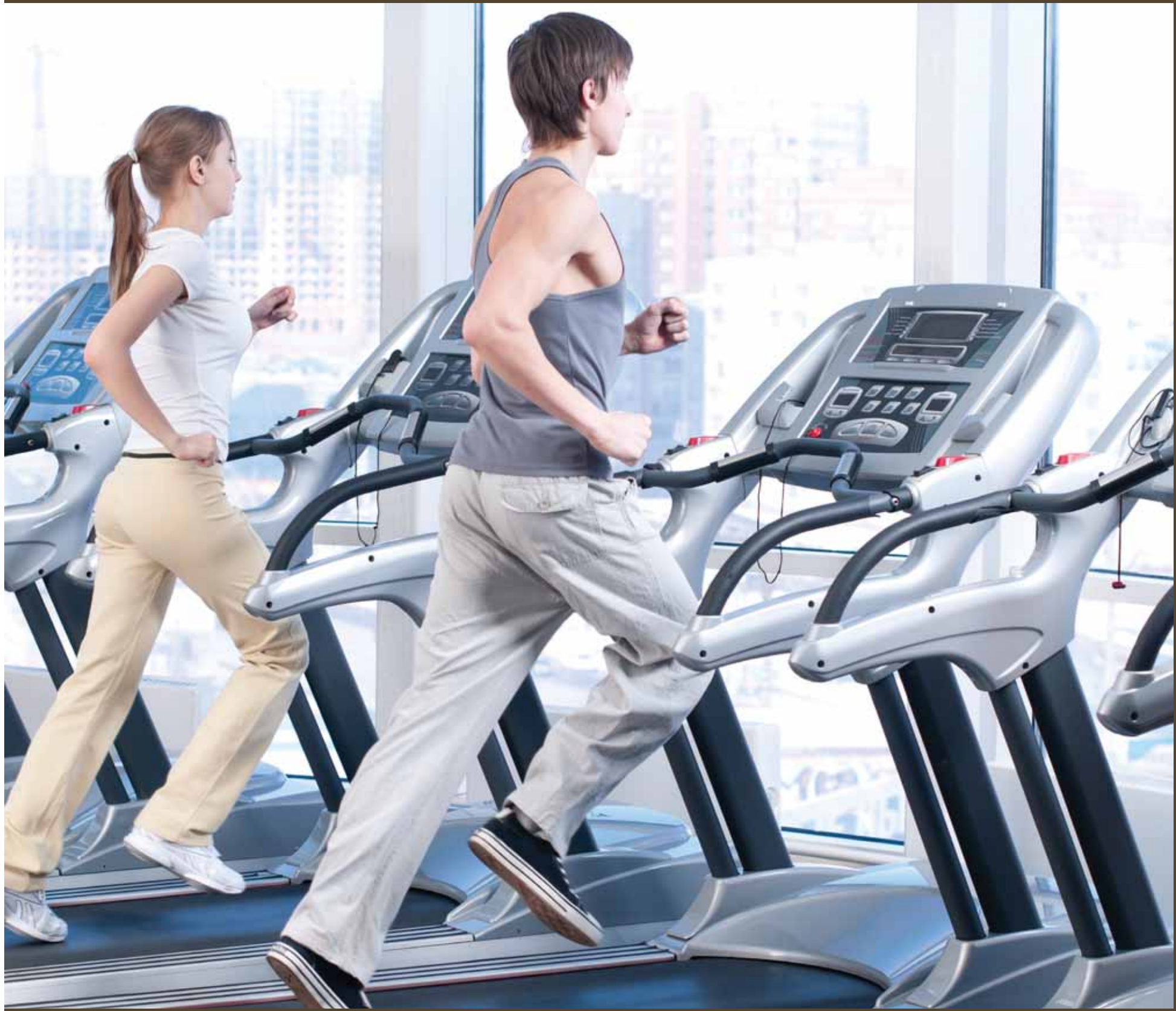


WORLD OF INCOMPARABLE AMENITIES

ELEVATE RELAXATION TO A HIGHER PLANE. ENJOY A PROMENADE OF EXCLUSIVE AMENITIES, AT THE CLUBHOUSE, DESIGNED SPECIFICALLY TO HEIGHTEN YOUR PLEASURE.

- Swimming pool with separate kids pool area
- Wellness Centre with aerobics, steam bath, sauna, spa, jacuzzi & yoga centre
- State-of-the-art fully loaded gymnasium
- Unisex salon in the club
- Cafeteria
- Fully air-conditioned party / banquet hall
- Kids play room
- Billiards / snooker / table tennis / cards room





SPECIFICATIONS THAT SPELL PERFECTION

THE BELVEDERE IS THE PINNACLE OF PERFECTION, BOTH IN DESIGN AND BUILD. EVERY ASPECT OF THE BUILD PHASE HAS BEEN CAREFULLY CONSIDERED FROM MATERIALS TO TECHNIQUES, TO DELIVER WORLD CLASS LIVING EXPERIENCE.

- Provision of gas pipeline, broadband connectivity & DTH services
- Designer lift
- Basement car parking for all the apartments
- Fire fighting arrangements as per BIS code
- Earthquake resistant structure
- 24 hour water supply through water softening plant
- Top of the line CP fittings
- Floor to floor height - 11" ft
- Main door of 8 ft. height
- Golf cart facility
- Double height in lobbies
- WiFi enabled premises



Living/Dining Room

Floors: Digital tiles with Italian design
Walls: POP work on walls and ceiling
Ceiling: 300 mm wide Recessed Cove with provision of light
Provision for split A/C

Bedroom

Floors: High class vitrified tiles
Walls & Ceiling: POP punning with OBD finish
Provision for split A/C

Master Bedroom

Floors: High class vitrified tiles
Walls & Ceiling: POP punning with OBD finish
Provision for split A/C

Kitchen

Floors: High class vitrified tiles
Walls: Combination of Glazed tiles 2' above platform
Counter: Polished Indian granite or Marble, slab in appropriate color, Stainless steel sink, C.P. fittings
Fixtures: Provision for installation of Geyser
RO unit in Kitchen
IGL Gas pipe line

Toilet

Floors: Matt finished /Anti skid ceramic tiles
Walls: Glazed/ Matt finished ceramic wall tiles up to Dado level.
Ceiling: Oil bound Distemper on Plaster
Sanitary: Chinaware of branded Company and CP fittings
Fittings: Basin Mixer/ Shower Mixer
Single lever diverter in bathroom with overhead shower/
telephonic shower
Counter top wash basin with marble counter
Provision for installation of Geysers
All Toilet floors provided with suitable and adequate water
proofing treatment

Balconies

Floors: Anti skid tiles
Walls: Exterior grade paint on plaster.
Handrail: Combination of Parapet walls and M.S Handrails as per
functional and elevation requirements

Servant Room

Floors: Matt finished ceramic tiles
Walls: Oil bound distemper on Plaster
Ceiling: Oil bound distemper on Plaster

Doors & Windows

Sliding external doors made of UPVC
Internal hardwood frames with flush doors
Main door height of 8 ft

Hardware

High quality hardware from reputed makes and brands

Electrical

ISI marked copper wiring in concealed PVC conduits
Sufficient light & power provisions for T.V. and phone in living
room & bedrooms

Super Structure

Earthquake resistant RCC frame structure
Floor to floor height 11 ft.
Double Height Lobbies (15ft.)

Lift

World class lift system from
(OTIS/ KONE/ SCHINDLER or other reputed makes)

Security & FTTH

Provision for optical fiber network. Three tier security system.
Perimeter security and entrance lobby security with CCTV
cameras, fire prevention, suppression, detection and alarm system
as per fire norms

External Wall Finishes

External grade Anti Fungal / Anti Algal paint from reputed makes
and brands

Safety

State-of-the-art centralized security system
All Lobbies with CCTV cameras
Automated boom barrier
Intercom facility in each apartment







the
belvedere



PLANS

| | | |
|---------------|---|------------------------------|
| CARPET AREA | = | 74.04 sqm (796.96 sqft) |
| BALCONY AREA | = | 19.70 sqm. (212.05 sqft.) |
| EXTERNAL WALL | = | 7.74 sqm. (83.31 sqft.) |
| COMMON AREA | = | 31.83 sqm. (342.61 sqft.) |
| TOTAL AREA | = | 133.314 sqm. (1434.93 sqft.) |



NOTE:- THERE MAY BE MINOR VARIATIONS IN THIS UNIT PLAN OR ITS MIRROR IMAGE, DUE TO STRUCTURAL & ARCHITECTURAL ADJUSTMENTS IN THE FINAL LAYOUT, ARCHITECT'S DECISION IS FINAL & BINDING FOR ALL FURNITURE & FIXTURES SHOWN IN THE LAYOUT DO NOT CONSTITUTE PART OF OFFERING

| | | |
|---------------|---|-------------------------------|
| CARPET AREA | = | 81.27 sqm (874.790 sqft) |
| BALCONY AREA | = | 19.70 sqm. (212.050 sqft.) |
| EXTERNAL WALL | = | 7.40 sqm. (79.653 sqft.) |
| COMMON AREA | = | 36.093 sqm. (388.505 sqft.) |
| TOTAL AREA | = | 144.463 sqm. (1554.998 sqft.) |



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| | |
|---------------|--------------------------------|
| CARPET AREA | = 92.39 sqm (994.485 sqft) |
| BALCONY AREA | = 23.37 sqm. (251.554 sqft.) |
| EXTERNAL WALL | = 7.69 sqm. (82.775 sqft.) |
| COMMON AREA | = 43.31 sqm. (466.188 sqft.) |
| TOTAL AREA | = 166.76 sqm. (1795.002 sqft.) |

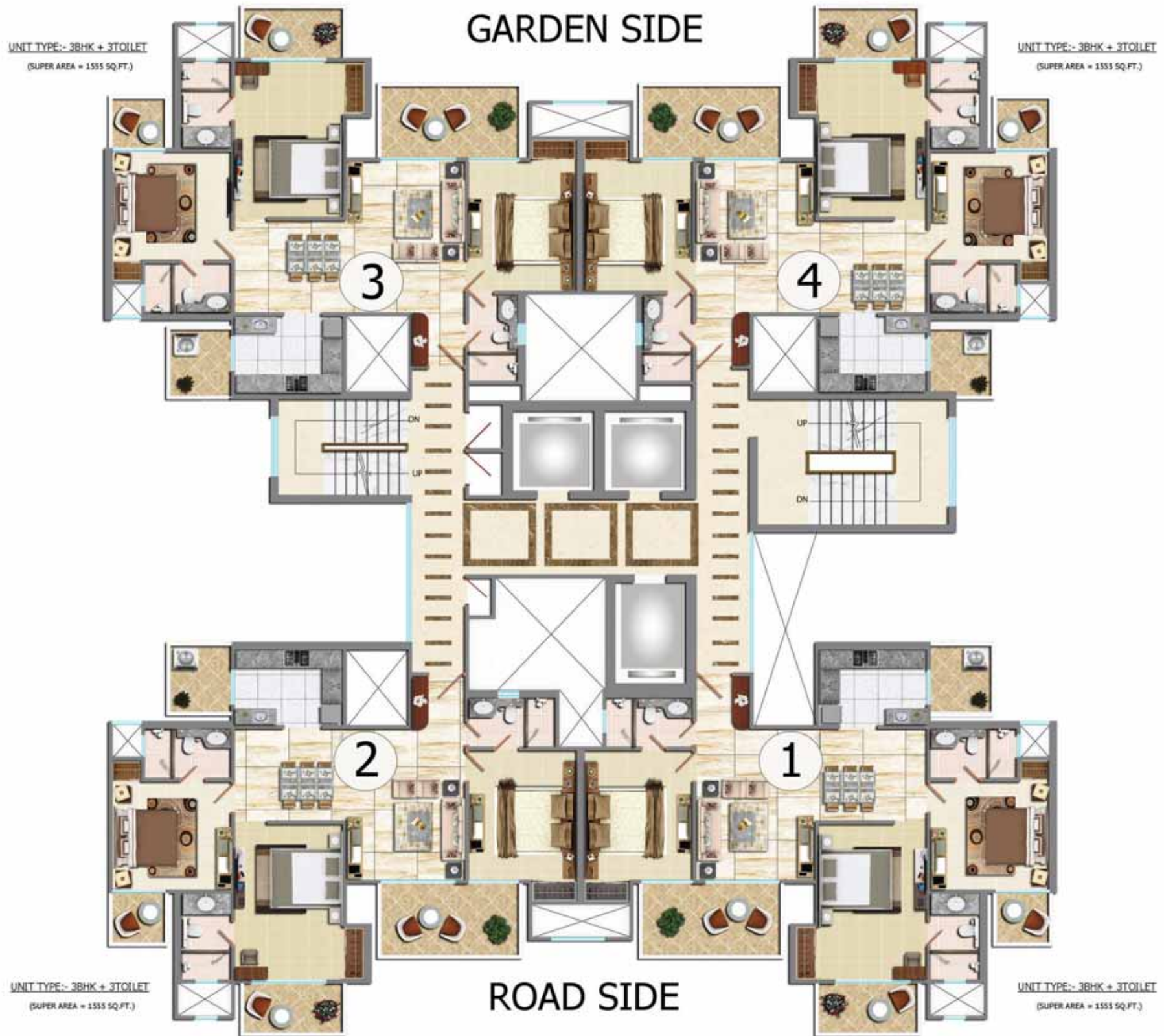


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| | | |
|---------------|---|------------------------------|
| CARPET AREA | = | 137.10 sqm (1475.74 sqft) |
| BALCONY AREA | = | 31.50 sqm. (339.066 sqft.) |
| EXTERNAL WALL | = | 11.13 sqm. (119.803 sqft.) |
| COMMON AREA | = | 59.49 sqm. (640.38 sqft.) |
| TOTAL AREA | = | 239.223 sqm. (2574.99 sqft.) |



TOWER A



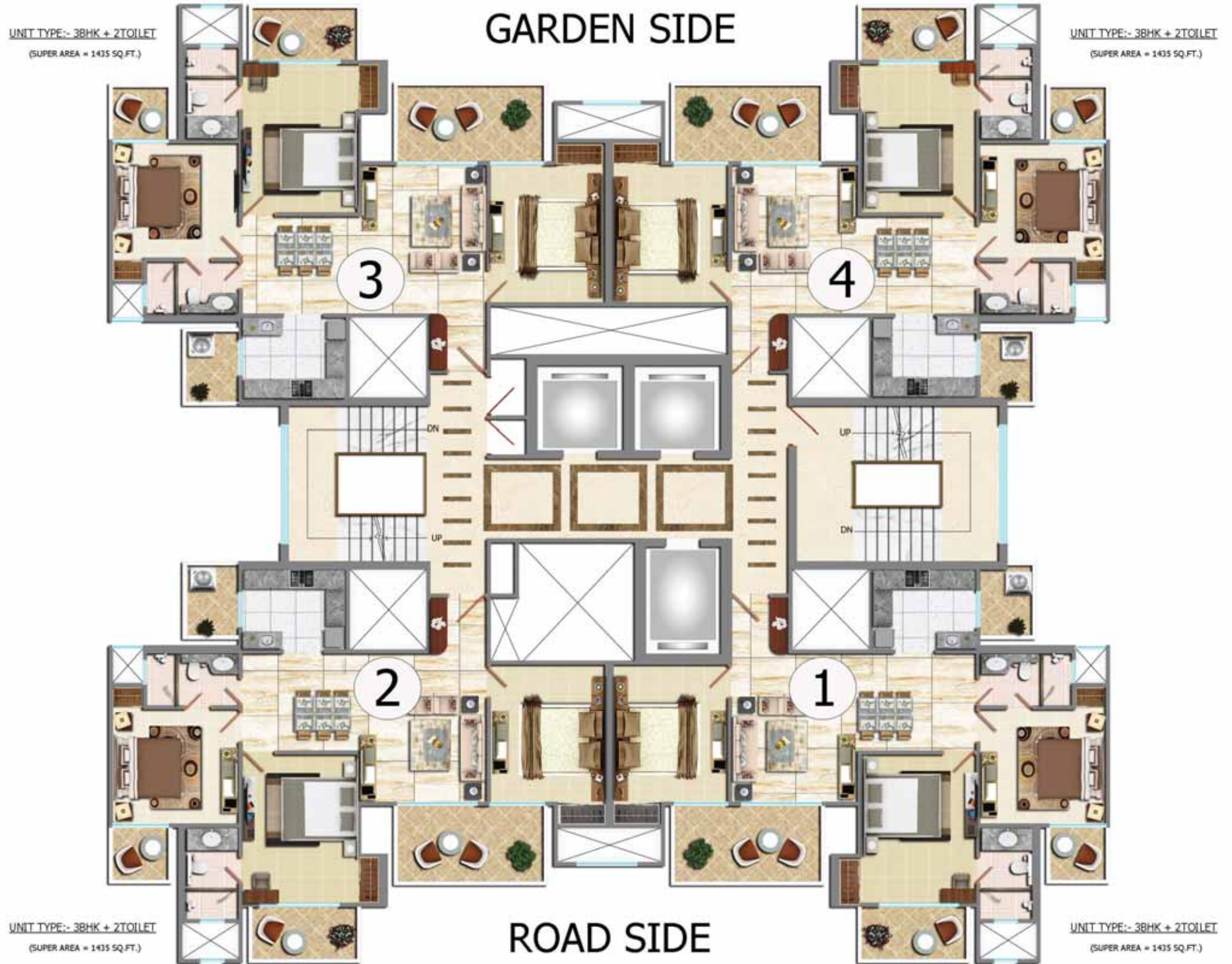
1sqm = 10.764sqft

TOWER B & C



1sqm = 10.764sqft

TOWER D



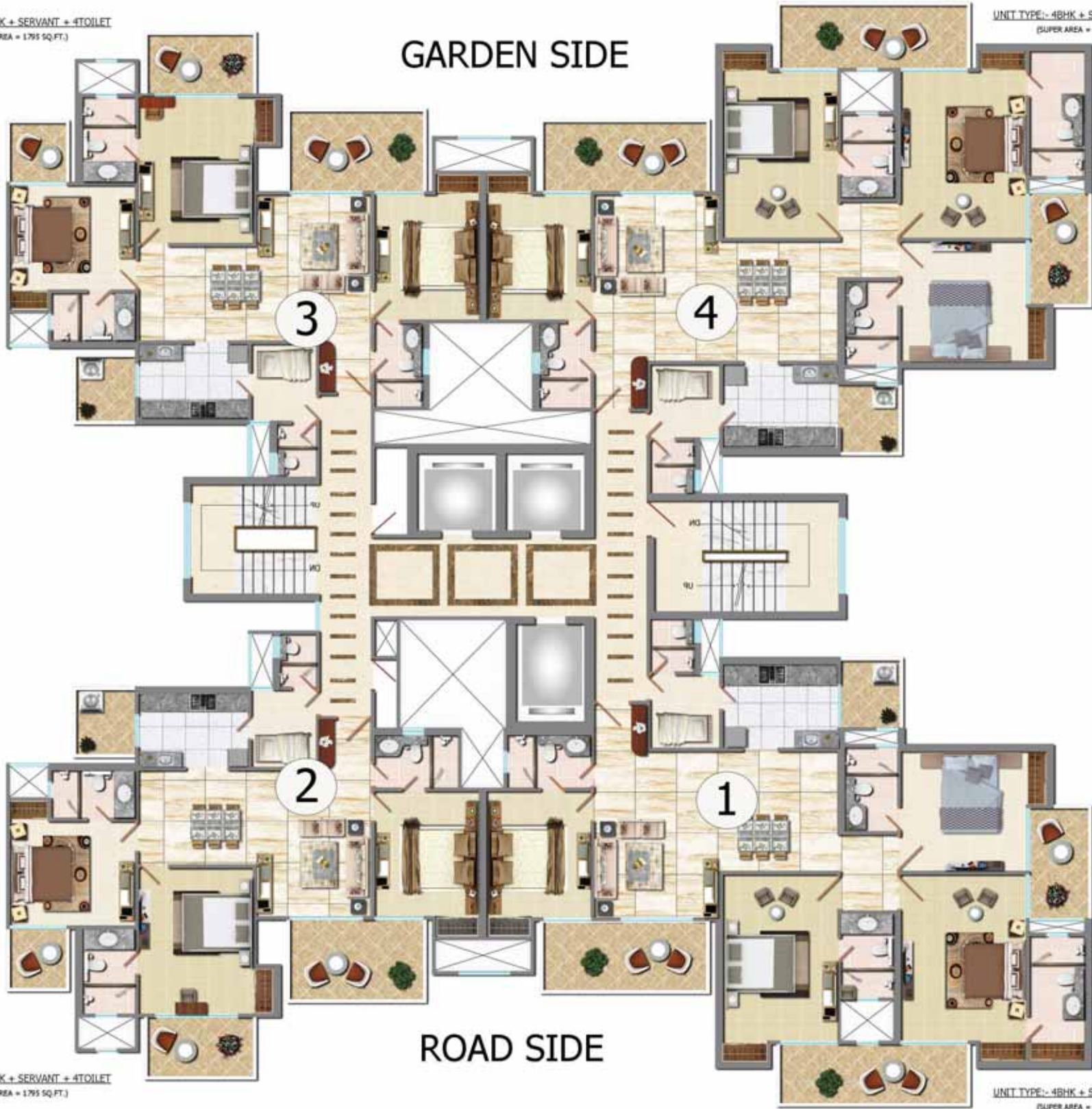
1sqm = 10.764sqft

TOWER E

UNIT TYPE:- 3BHK + SERVANT + 4TOILET
(SUPER AREA = 1795 SQ.FT.)

GARDEN SIDE

UNIT TYPE:- 4BHK + SERVANT + 5TOILET
(SUPER AREA = 2375 SQ.FT.)



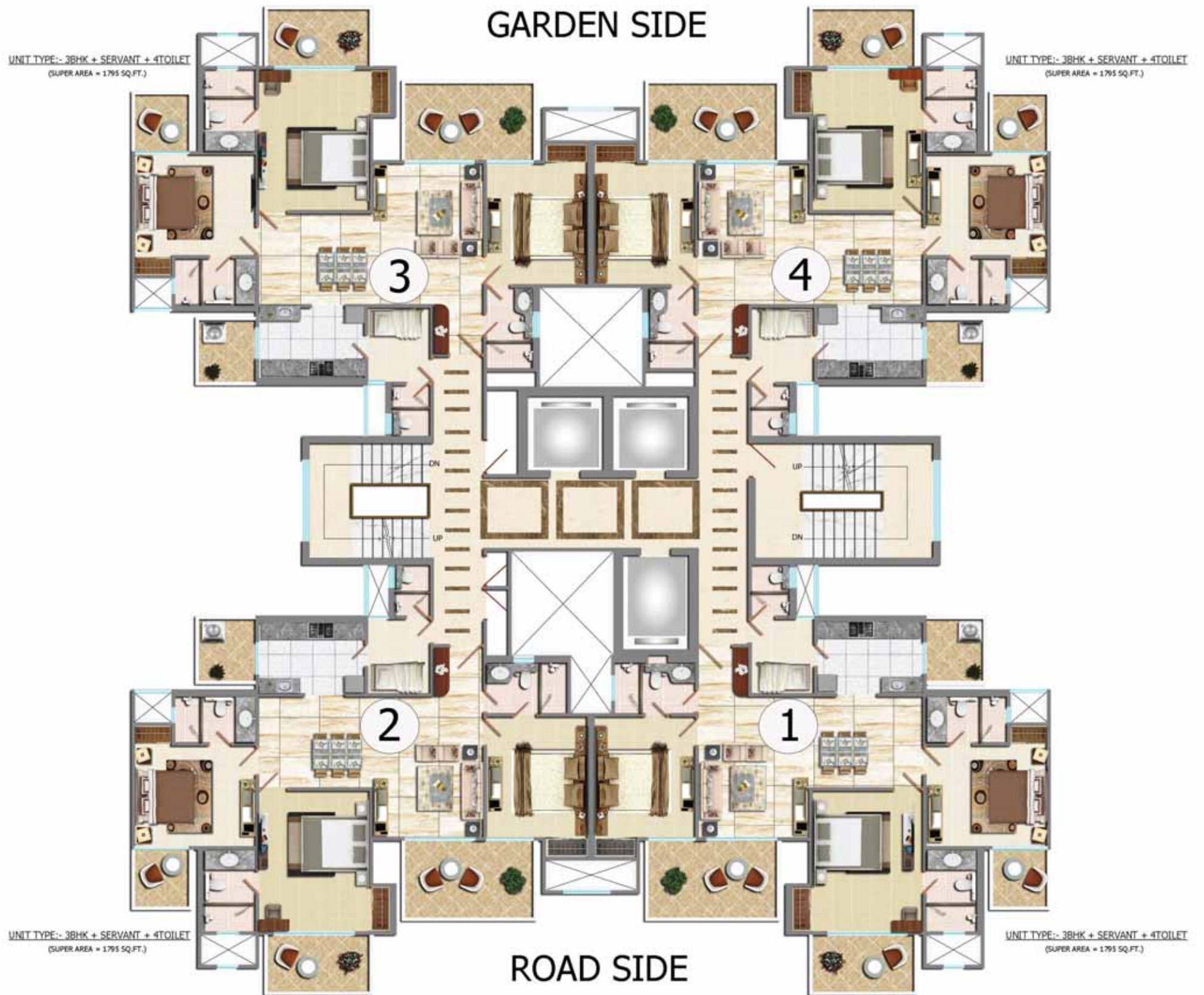
UNIT TYPE:- 3BHK + SERVANT + 4TOILET
(SUPER AREA = 1795 SQ.FT.)

ROAD SIDE

UNIT TYPE:- 4BHK + SERVANT + 5TOILET
(SUPER AREA = 2375 SQ.FT.)

1sqm = 10.764sqft

TOWER F



1sqm = 10.764sqft

TOWER G



1sqm = 10.764sqft



Legend

- 1 ENTRY/EXIT PLAZA
- 2 SECURITY CABIN
- 3 FEATURE WALL
- 4 WATERBODY
- 5 TENNIS COURT
- 6 BASKETBALL COURT
- 7 AMPHITHEATRE
- 8 SWIMMING POOL / LAP POOL
- 9 SEAT WALLS
- 10 PARTY LAWN
- 11 PRETEEN AREA
- 12 TOT LOT
- 13 HIBISCUS GARDEN
- 14 ZEN GARDEN
- 15 DROP OFF
- 16 ROUND ABOUT
- 17 RAMP TRELLIS
- 18 TREE COURT
- 19 ENTRY PERGOLA
- 20 MEDITATION LAWN
- 21 JOGGING TRACK
- 22 CYCLING TRACK
- 23 EXERCISE ZONE
- 24 STEPPING STONES
- 25 COONECTING PATHWAYS
- 26 MOUND GARDEN
- 27 PALM COURT
- 28 ELDER'S SEATING
- 29 KIDS POOL
- 30 FEATURE COLUMN
- 31 PLAY EQUIPMENTS
- 32 PERGOLA



LEGEND

| | | |
|---------------------------------|---|-------------|
| 3BHK + 2 TOILET | = | 1435 SQ.FT. |
| 3BHK + 3 TOILET | = | 1555 SQ.FT. |
| 3BHK + SERVANT + 4 TOILET = | = | 1795 SQ.FT. |
| 4BHK + SERVANT + 5 TOILET = | = | 2575 SQ.FT. |
| G+2 VILLAS (FUTURE EXPANSION) = | = | |



GHAZIABAD

PRATAP VIHAR

INDIRAPURAM

NH24

NH24

Shipra Mall

Sector 62

Fortis Hospital

Sector 63

AJNARA Corporate Office

Hindon River

Sector 57

HOMES 121 NOIDA

Sector 121

NOIDA GREATER NOIDA LINK ROAD

Sai Temple

Sector 71

Noida City Center Metro Station

Sector 73

Sector 118

AJNARA Ambrosia

Sector 117

GRAND AJNARA HERITAGE

Sector 31

Sector 77

the belvedere
SECTOR 79, NOIDA

Sector 38

Golf Course

Sector 79

AMITY College

Map not to scale

Your peace of mind

Ajnara is synonymous with quality, style and trust. The company has seen numerous projects to fruition in the last 26 years. Highly respected in the industry, it is known for timely completion, providing quality products and giving special emphasis on design and aesthetics.

- Experience of 26 years
- Known for dedication towards time, quality, design & construction
- Great emphasis on aesthetics, appeal and affordability
- Product mix comprises residential, commercial/IT parks, retail, hospitality
- More than 50000 happy customers
- More than 50 projects delivered
- One of the first to be certified ISO 9001: 2000 in North India



AJNARA

PEACE OF MIND

SEQUEL BUILDCON PRIVATE LIMITED (Subsidiary of Ajnara India Ltd.)

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Disclaimer: Specifications, design, layout and tower conditions are only indicative and some of these can be changed at the discretion of Builder/Architect, these are purely conceptual and constitute no legal offerings.