

### Samridhi Infra Square Pvt. Ltd.

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Promoter Registration Number: **UPRERAPRM1933** | Project Registration Number: **UPRERAPRJ1746** | Website of UP RERA: [www.up-rera.in](http://www.up-rera.in)

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1 sq. ft. = 0.0929 sq. mt., 1 sq. mt. = 10.764 sq. ft., 1 ft. = 0.305 mt. and 1 mt. = 3.281 ft.



## COMFORT WRAPPED IN LUXURY

# LUXURY THAT DELIGHTS



First things first. It's spectacularly luxurious. Offering an unparalleled lifestyle in one of the highly coveted localities in NCR, the Sector 150 of Noida, Samridhi Luxuriya Avenue with dynamism, exuberance and enthralling construction will stand tall adding joy to those living in it and inviting envious glances of those staying elsewhere.



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## DAWN OF A REGAL LIFESTYLE



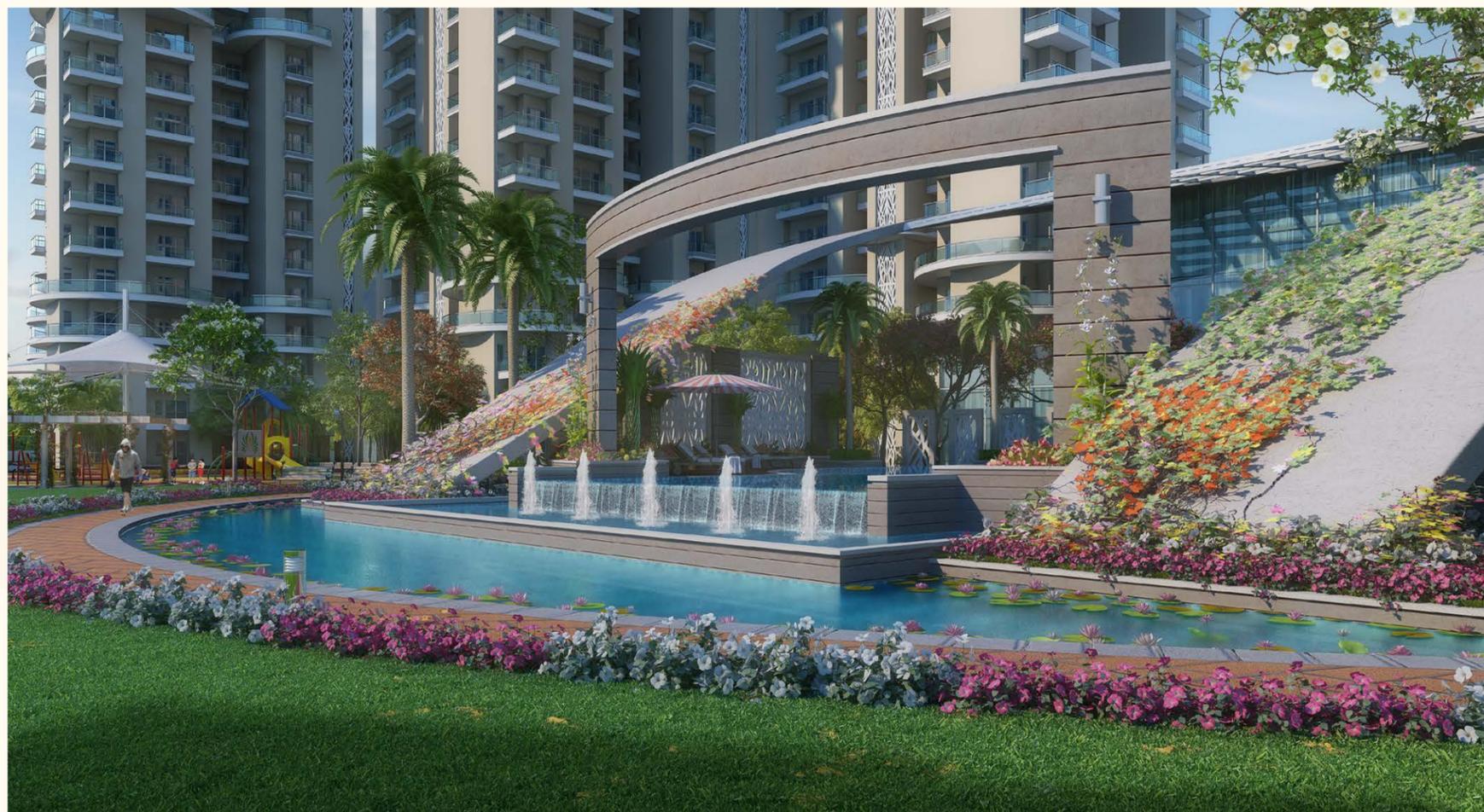
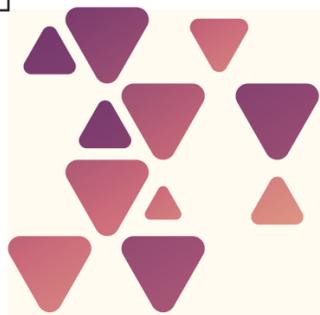
It will dazzle the entire landscape with its sheer grandeur and will entice all-n-sundry with its liveliness. Designed by world-renowned architectural firm and constructed by reputed engineering company, Samridhi Luxuriya Avenue will rewrite the saga of a lifestyle that's filled with unparalleled splendour.

### Be a part of an upcoming Sports City with:

- Near Golf Course
- ~80% Green Sector
- ~40 Acres Park
- International Cricket Stadium
- Largest Badminton Court
- Near Sector-148 Metro Station
- Noida International Airport
- Commercial complex in vicinity
- Low Density project
- Vastu friendly plot



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Its hallmark is luxury - a sheer exuberance of an unparalleled lifestyle in one of the most spellbinding locations in NCR Delhi, Sector 150 of Noida. Yes Samridhi Luxuriya Avenue with its spectacular specifications will emerge tall amongst the bouquet of real estate projects being developed by the leading real estate companies who are thronging in big numbers to have a pie in the slice of ultra-luxury apartment complexes.



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# SITE PLAN

## LEGEND: RESIDENTIAL AREA

1. ENTRANCE /EXIT GATE COMPLEX
2. ENTRY ROUNDABOUT ACCENT PAVING
3. ENTRANCE WATER FEATURE
4. 9 M WIDE DRIVEWAY WITH 2.0M WIDE CYCLING TRACK
5. DROP-OFF AREAS
6. FEATURE ENTRANCE PORTALS WITH GRC JAALI
7. ARRIVAL COURT ACCENT PAVING
8. MOUNDS WITH DENSE PALM PLANTATION
9. GRAND LAWN
10. MEANDERING JOGGING TRACK/ PATHWAY
11. TOWER ENTRANCE COURT FROM CENTRAL GREEN WITH ELDER'S SITTING
12. HOPSCOTCH IN STILT AREA
13. YOGA/MEDITATION LAWN
14. STEPPED TERRANCE WITH YOGA/MEDITATION PAVILION
15. TRELIS WITH SITTING
16. TABLE TENNIS IN STILT AREA
17. PALM GARDEN
18. STEPPED TERRACES WITH SKYLIGHTS OVER RAMP
19. OUTDOOR FITNESS STATION
20. KIDS PLAY AREA
21. TENSILE CANOPY COVERING
22. PATHWAY UNDER PERGOLA ALONG WATER FEATURE
23. KIDS MULTI-PLAY LAWN
24. CLUB DROP-OFF WITH ACCENT PAVING
25. CLUB ENTRANCE WATER FEATURE
26. CLUB BUILDING WITH COVERING
27. CLUB ENTRY FROM CENTRAL GREEN WITH ACCENT PAVING
28. FEATURE JMLIS AS SCREEN WALLS
29. MAIN SWIMMING POOL WITH WATER CASCADE AT INFINITY EDGE (SURFACE AREA: 350 SQM)
30. COVERED POOL DECK WITH LOUNGERS
31. KIDS POOL WITH INFINITY EDGE ( SURFACE AREA: 95.0 SQM)
32. WATER FEATURE AT INFINITY EDGE OF THE KIDS POOL
33. LOTUS POND
34. MOUNDS
35. REFLEXOLOGY PATH ALONG LOTUS POND
36. CYCLE SHED ( 18 CYCLES EA) - 4 NOS.
37. CYCLE TRACK (2.0M) ALONG ROAD
38. PERIPHERAL JOGGING TRACK
39. OAT ENTRANCE WATER FEATURE
40. OPEN AIR THEATRE (OAT)
41. FEATURE SCREE WALL WITH DECORATIVE JAALI
42. TENNIS COURT
43. MOUND WITH DENSE PLANTATION
44. BADMINTON COURTS (2 NOS.)
45. SKATING RINK
46. BASKETBALL COURT
47. GARDEN PAVILIONS (2 NOS.)
48. CRICKET NET PRACTICE LAWN (2 NOS.)
49. PLUMERIA COURT WITH SITTING
50. CLIMBING WALL WITH SAND PIT
51. DRIVERS WAITING AREA IN STILT AREA

## LEGEND: COMMERCIAL AREA

- a. DROP-OFF
- b. STEPPED WATER FEATURES WITH FLOATING PALMS
- c. EVENT PLAZA
- d. LINEAR SITTING

## APARTMENTS AT A GLANCE

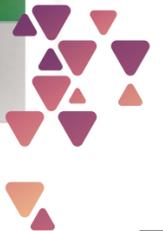
Accommodation	Code
2 Bedrooms+ Drawing/Dining hall + Kitchen + 2 Toilets + Study	1
3 Bedrooms+ Drawing/Dining hall + Kitchen + 2 Toilets	2
3 Bedrooms+ Drawing/Dining hall + Kitchen + 3 Toilets	3

All Flats are corner flats & green facing



45.0M (R.O.W) ROAD

Note: - The site plan shown is tentative. The overall layout may vary because of statutory/ design reasons.



Lorem ipsum

# FLOOR PLANS

## 2BHK+2 TOILET+STUDY

1165 SQ.FT. (108.23 SQ.MT)  
CARPET AREA : 703 SQ.FT. (65.31 SQ.MT.)



## 2BHK+2 TOILET+STUDY (Curved Balcony)

1245 SQ.FT. (115.67 SQ.MT)  
CARPET AREA : 703 SQ.FT. (65.31 SQ.MT.)  
SPECIAL CATEGORY :  
ROUND BALCONY AREA: 212 SQ. FT.(19.68 SQ.MT)



## 3BHK+2 TOILET

1395 SQ.FT. (129.60 SQ.MT)  
CARPET AREA : 852 SQ.FT. (79.13 SQ.MT.)



## 3BHK+2 TOILET (Curved Balcony)

1495 SQ.FT. (138.89 SQ.MT)  
CARPET AREA : 852 SQ.FT. (79.13 SQ.MT.)  
SPECIAL CATEGORY :  
ROUND BALCONY AREA: 268 SQ. FT.(24.94 SQ.MT)



Terms & conditions: \*\*Carpet Area\*\* shall mean net usable floor area of the unit, excluding the area covered by the external walls, area under service shafts, exclusive balcony or verandah area appurtenant to the unit for exclusive use of the applicants and exclusive open terrace area appurtenant to the unit for exclusive use of the applicant(s), but includes the area covered by the internal partition walls of the unit.

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# FLOOR PLANS

**3BHK+3 TOILET**  
 1625 SQ.FT. (150.96 SQ.MT)  
 CARPET AREA : 980 SQ.FT. (91.05 SQ.MT.)



**3BHK+3 TOILET (Curved Balcony)**  
 1690 SQ.FT. (157.00 SQ.MT)  
 CARPET AREA : 980 SQ.FT. (91.05 SQ.MT.)  
**SPECIAL CATEGORY :**  
 ROUND BALCONY AREA: 279 SQ. FT.(25.88 SQ.MT)



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# LUXURY SPECIFICATIONS



## Super Structure

Earthquake resistant RCC frame structure, designed as per norms. High speed lifts and wide staircase with easy steps.

## Flooring

Vitrified Tiles in Drawing/Dining/Bedrooms and Wooden Flooring/Wooden Textured Tiles in One Bedroom. Italian Marble in lobby.

## Kitchen

Semi-Modular Kitchen with Granite Top working platform. Stainless Steel Sink, Ceramic Glazed Tiles 2 feet above working platform.

## Toilet

Anti-skid Ceramic Tiles, Ceramic Tile up to door level on the wall, CP fittings of any reputed brand.

## Exterior

Exterior in Superior Paint Finish.

## Inside Finish

Inside Walls with POP punning and OBD.

## Doors/Windows

Entrance Gate made of Wood /Skin Molded Door, Internal Doors with hardwood frames with flush doors/ Skin Molded Doors with good quality Hardware Fittings.

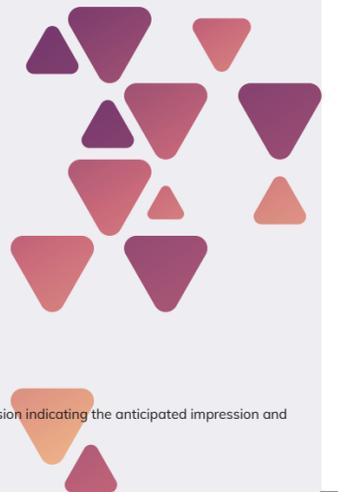
## Balcony

Anti Skid Ceramic tiles.

## Electrical

Copper wiring in concealed P.V.C. conduits, with MCB supported Circuits & sufficient No. of light and power points. Provision for DTH Connection, Telephone, Internet point in One Bedroom.

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# LOCATION MAP

## Locational Advantages

- Part of Sports City
- Right on Noida-Gr. Noida Express-way
- Project on 45 mtr. wide main sector road
- Adj. to Delhi Faridabad link road
- Adj. to Proposed metro station
- 20 min from DND
- 15 min from Kalindi Kunj
- 30 min to Jewar Airport



Map Not to Scale

