

AJNARA

PEACE OF MIND

Embrace the colours

of a joyous lifestyle



AJNARA
HOMES

2/3/4 Bedroom Apts., G.NOIDA (WEST)

RERA Reg. No.: UPRERAPRJ4273



AJNARA HOMES

2/3/4 Bedroom Apts., G.NOIDA (WEST)



Ajnara Homes

Ajnara Homes at Greater Noida (west) offers an opportunity to live a life of luxury, well within reach, at the hottest location of the city. It offers 2/3/4 BHK luxury apartments complemented by latest amenities. They are well planned and designed to give you a spacious and well-lit home.

Ajnara Homes is strategically located on the 130 meter wide road, with metro connectivity planned right opposite to it.

Homes with a great location

Noida Extension is a part of Greater Noida that is at par with Noida's Sector-121 & 119, primarily in terms of affordability and connectivity. To add to that is the 9-acre green stretch that freshens up the atmosphere and grants beautiful sweeping views of lush greenery.

Ajnara Homes is well connected to NH-24 and is situated on the 130 meter wide road known as Noida-Greater Noida Link Road. A 100 meter wide commercial belt is also being planned on one side of this road as per the Master Plan 2021 by Greater Noida Authority. Noida's Sector-121 also lies in close proximity.

The planned metro connectivity in the region gives Noida Extension an added advantage over many

Features that facilitate convenience

- Grand entrance gate
- Club house
- Swimming pool with kids' pool
- Spa with steam, sauna & Jacuzzi
- Gymnasium
- Air conditioned banquet/party hall
- Indoor table tennis court
- Badminton court
- Half basketball court
- 24x7 security
- Yoga centre
- Jogging track
- Lavish theme gardens
- Laundry(door service)
- Separate kids' playing area with sand pits
- ..Provision for Natural Gas pipeline in kitchen*
- ..24x7 water supply
- ..Doctor on call
- ..Ambulance on call
- ..Box cricket
- ..Convenient shopping area for daily needs
- ..Cafeteria
- ..Separate area for extra-curricular activities
- ..Homes shopping arcade



**Tower-O
Unit Plan**
Super Area= 1240 Sq.ft.
2 Bedroom+Dining
+2 Toilet+Store



CARPET AREA= ... 62.81 sqm (676.087 sqft)
BALCONY AREA= .. 18.82 sqm. (202.578 sqft.)
COMMON AREA= .. 26.06 sqm. (280.510 sqft.)
EXTERNAL WALL...= .. 7.51 sqm. (80.838 sqft.)
TOTAL AREA= .. 115.20 sqm. (1240.013 sqft.)

**Tower-O
Unit Plan**
Super Area= 1385 Sq.ft.
2 Bedroom+Dining+Study Room
+2 Toilet+Store



CARPET AREA= ... 73.16 sqm (787.494 sqft)
BALCONY AREA= .. 19.25 sqm. (207.207 sqft.)
COMMON AREA= .. 28.83 sqm. (310.326 sqft.)
EXTERNAL WALL ..= .. 7.43 sqm. (79.977 sqft.)
TOTAL AREA= .. 128.67 sqm. (1385.004 sqft.)

**Tower-N
Unit Plan**
Super Area= 1395 Sq.ft.
3 Bedroom+Dining+3 Toilet



CARPET AREA= ... 79.52 sqm (855.953 sqft)
BALCONY AREA= .. 18.30 sqm. (196.981 sqft.)
COMMON AREA= .. 24.46 sqm. (263.287 sqft.)
EXTERNAL WALL ..= .. 7.33 sqm. (78.90 sqft.)
TOTAL AREA= .. 129.61 sqm. (1395.122 sqft.)

**Tower-O
Unit Plan**
Super Area= 1480 Sq.ft.
3 Bedroom+Dining+2 Toilet+Store



CARPET AREA= .. 78.48 sqm (844.758 sqft)
BALCONY AREA= .. 20.14 sqm. (216.787 sqft.)
COMMON AREA= .. 31.34 sqm. (337.344 sqft.)
EXTERNAL WALL ..= .. 7.53 sqm. (81.053 sqft.)
TOTAL AREA= ... 137.49 sqm. (1479.942 sqft.)



CARPET AREA= ... 88.88 sqm (956.704 sqft)
BALCONY AREA= .. 21.01 sqm. (226.152 sqft.)
COMMON AREA= .. 31.59 sqm. (340.035 sqft.)
EXTERNAL WALL ..= .. 6.70 sqm. (72.119 sqft.)
TOTAL AREA= ... 148.18 sqm. (1595.010 sqft.)



CARPET AREA= .. 93.24 sqm (1003.635 sqft)
BALCONY AREA= .. 19.67 sqm. (211.728 sqft.)
COMMON AREA= .. 38.36 sqm. (412.907 sqft.)
EXTERNAL WALL ..= .. 7.59 sqm. (81.699 sqft.)
TOTAL AREA= ... 158.86 sqm. (1709.969 sqft.)



CARPET AREA= ... 105.96 sqm (1140.553 sqft)
BALCONY AREA= .. 20.62 sqm. (221.954 sqft.)
COMMON AREA= .. 31.65 sqm. (340.681 sqft.)
EXTERNAL WALL ..= .. 8.53 sqm. (91.817 sqft.)
TOTAL AREA= .. 166.76 sqm. (1795.005 sqft.)

The Group and its vision

Ajnara India Ltd. is a renowned name in the real estate sector with an experience of over two decades. With Delhi, Noida and NCR as its center of operations, Ajnara has successfully completed various residential and commercial projects on land acquired from respective authority.

Ajnara's ventures have been fruitful, proving its dedication towards quality, design and construction. It is a matter of pride that Ajnara is acclaimed for great emphasis on aesthetics, appeal and timely completion. Ajnara's project palette includes everything from uber opulence to luxury within reach. This is what makes Ajnara a brand of trust and peace of mind.

ONGOING RESIDENTIAL PROJECTS



ONGOING COMMERCIAL PROJECTS



DELIVERED PROJECTS



NCR's Leading Real Estate Developer

Established in 1991, today Ajnara is a leading real estate developer in NCR. Known for high quality products, it is one of the first developers in North India to be certified ISO 9001:2000. It offers a most diverse product mix comprising residential, commercial/IT parks and retail projects.

The well-recognised brand, Ajnara has long partnered with internationally acclaimed architects and design consultants for numerous projects.

Specifications:

Super Structure	:	Earthquake resistant RCC Frame structure.
Doors & Windows	:	External doors and windows made of powder coated aluminum. Internal hardwood frames with flush door.
Electrical	:	Copper wiring in concealed PVC conduits. Sufficient light and power points. Provisions for TV, telephone points in living rooms and all bedrooms.
Flooring	:	Vitrified tiles in drawing/ dining/ bedroom & kitchen. Anti-Skid ceramics tiles in toilets and balcony. Laminated wooden flooring in master bedroom.
Kitchen	:	Granite Top working platform. Stainless steel sink. Ceramic glazed tiles 2 inches above working platform with individual RO units.
Toilets	:	Anti-skid ceramic tiles up to door level on the wall. Branded sanitary ware & CP fitting.
Inside Wall	:	Inside wall with POP punning and OBD.

Location Map



1. The colour and design of the tiles can be changed without prior notice.
2. Variation in the colour and size of vitrified tiles/granite may occur.
3. Area in all categories of apartments may vary upto $\pm 3\%$ without any changes in cost. However, in case there is variation beyond $\pm 3\%$, charges are applicable.
4. All specifications, designs ,layout, images, conditions are only indicative and some of these can be changed at the discretion of the builder/architect/authority. This are purely conceptual and constitute no legal offering.

Site Plan



Tower O/N Flat Typology

 1240 SQ.FT. (TOWER-O)	 1385 SQ.FT. (TOWER-O)	 1395 SQ.FT. (TOWER-S)	 1480 SQ.FT. (TOWER-O)	 1595 SQ.FT. (TOWER-S)	 1710 SQ.FT. (TOWER-O)	 1795 SQ.FT. (TOWER-S)
--	--	--	--	--	--	--

AJNARA

PEACE OF MIND

APV REALTY LTD.

(A Subsidiary of Ajnara India Ltd.)

Corporate Office: D-247/26, Sector-63, Noida. • Tel.: +91 120 4166777 • Fax.: +91 120 4193953

Registered Office: 502, 5th Floor, Sachdeva Corporate Tower, Plot No. 17, Karkardooma, Community Centre, Delhi-92

Site Office: Plot No. 3, Sector 16B, Greater Noida (West)

www.ajnara.com • sales@ajnara.com • SMS 'AJ' to 53030 • Call 9582006058/ 61/ 91



CREDAT

TOWNSHIPS • GROUP HOUSING • VILLAS • STUDIO APARTMENT • COMMERCIAL • IT PARKS

Ajnara Indian Ltd Lease deed no. 19088 dated 30.11.2012 and layout plan sanction vide letter n0P-Z387/GH/FTS-5387 dated 30.06.2014 by New Okhla Development Authority. The details of the approval including building plans approved from Authority can be checked in our corporate office during office hours. All images, perspective, specifications, features, figures, are only indicative and not a legal offering. 1 Acres=4046.82 sq mtrs. 1 sq. mt.= 10.764 sq. ft. (Approx). T & C apply