



CLOSEST TO THE BEST  
LIFE HAS TO OFFER



**Srishti**  
INDIRAPURAM

Shipra Group is a premier real estate development company established in late 80's. Today Shipra Group has already undertaken development of many Integrated Townships, Malls, Multiplexes and Hotels. With over 9 million sqft of area delivered, Shipra Group is one of India's leading real estate developers. It has successfully transferred ownership of approx. 10,000 residential & commercial units and has launched one of India's largest iconic shopping malls, "Shipra Mall". It is a fast growing company taking initiatives in development of Integrated Townships across various cities in India.



## Welcome to Srishti. Your home nestled in the heart of Indirapuram.

Imagine luxury apartments that have possibly everything that make them a great place to call home. Move in any time, your home is designed thoughtfully and beautifully in order to blend comfort with class. Breathe easy and enjoy the sunlight from every room in the house. At one of the most coveted addresses of Indirapuram, Srishti residential township offers one of the lowest densities of apartments / habitants per acre in the entire Indrapuram area. With approx. 700 luxuriously appointed apartments, Srishti is spread lavishly over 12.5 acres. Residents are already happily enjoying the luxury of these comfort homes with only a special few left to be grabbed. So, what are you waiting for?







---

IF YOU DREAM BIG  
SRISHTI AIMS TO MAKE YOUR  
DREAMS COME TRUE

---





*"The movable furniture / finishes that you see may not be a part of the standard amenities and offers."*





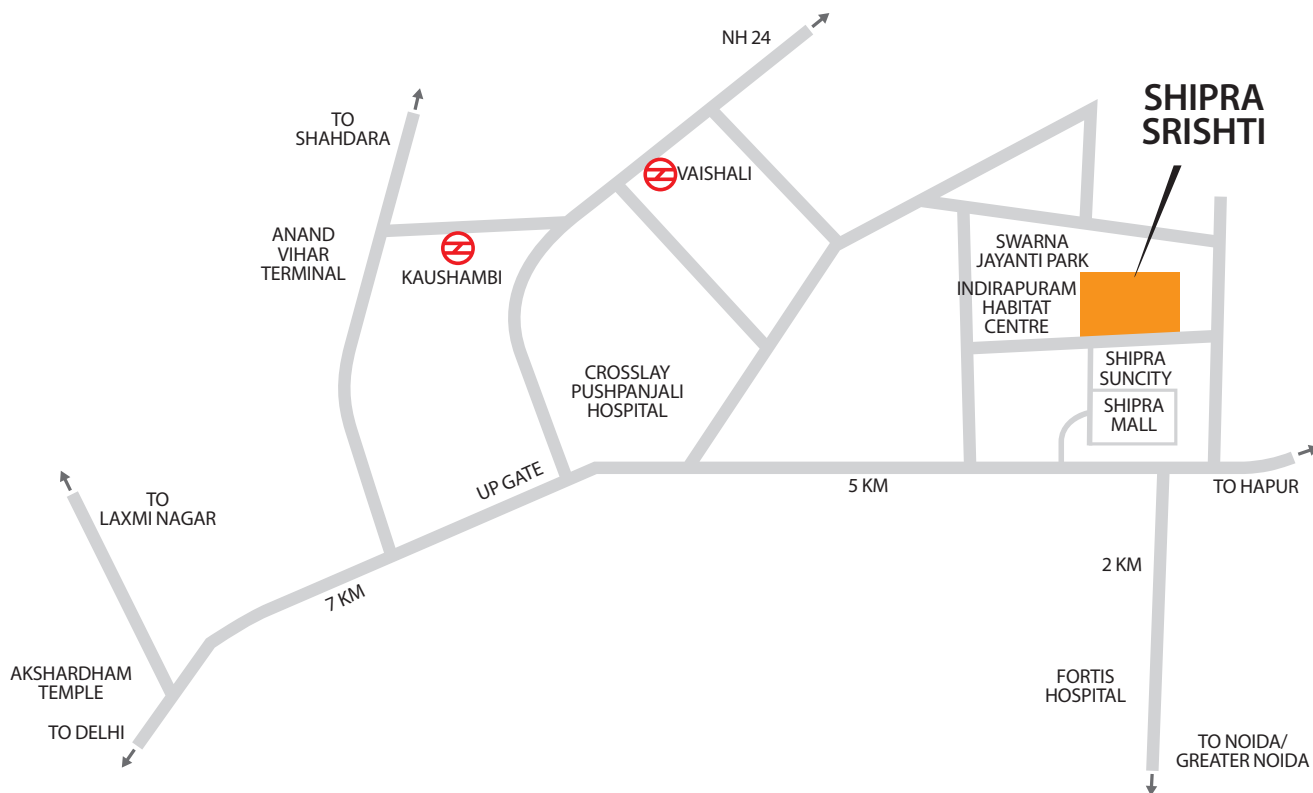
## Luxurious apartments with high-end finishes

Ready to move in ground floor apartments with lush green environs. 2, 3 and 4 BHK apartments also available. **Book now!**

# Life upgraded

**“We don’t make houses. We make dream homes!”**

Srishti homes, next to Shipra Sun City, offer a variety of world class facilities and amenities like a 20,000 sq feet Clubhouse, 2.6 acres of landscaped parks with water cascades, pool decks, swimming pools, play area for children, spa, Jacuzzi, eco-friendly gardens and plantations, dedicated party area, yoga and meditation centre, gym and so much more....you name it and we have it!



Not to scale

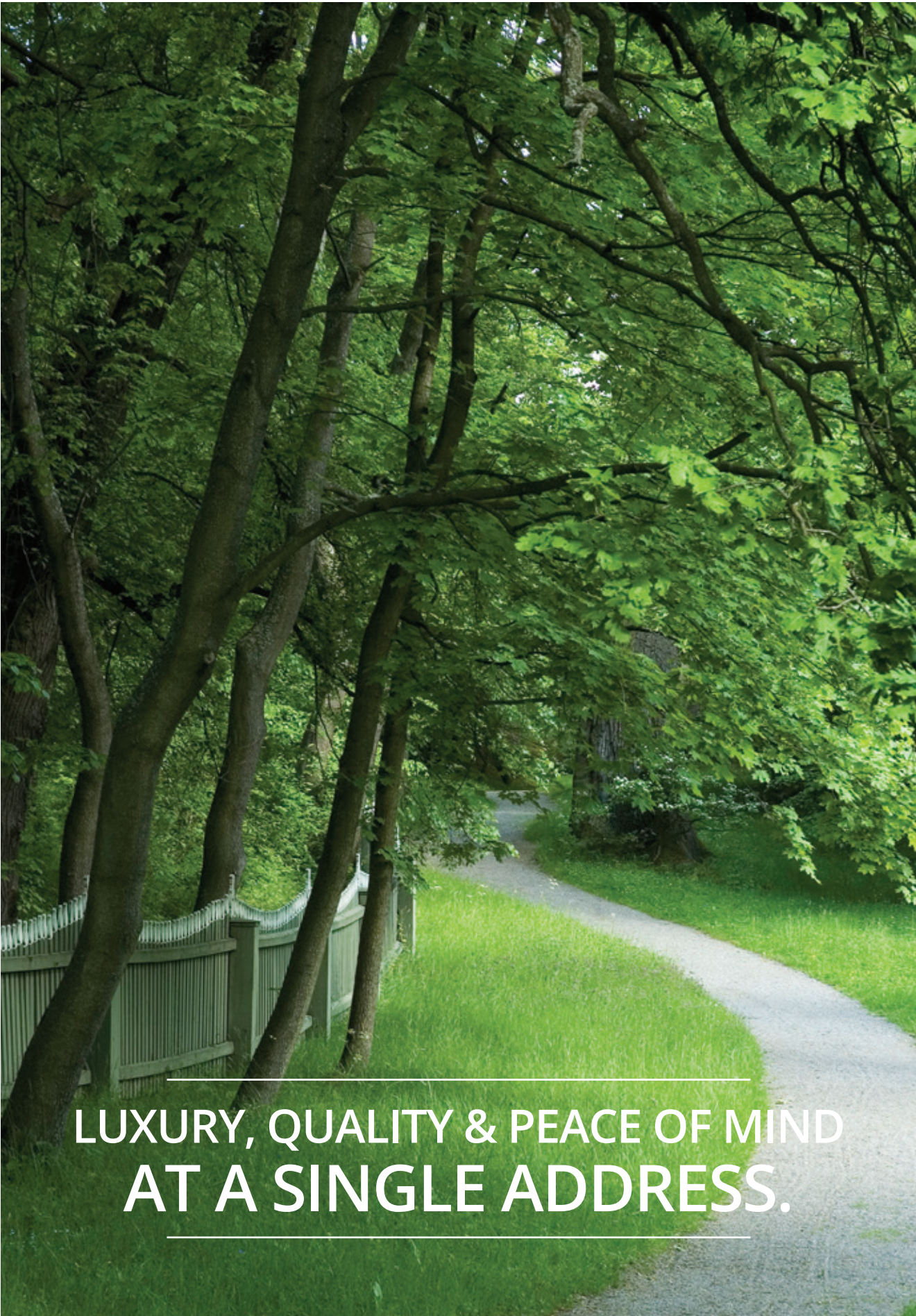
## Exceptional quality of life...Just a doorstep away.

### Distance Locator

- Shipra Mall – 500mts
- Modern Education – 0mts
- World-class Healthcare – 1km
- Metro station – 3kms
- Delhi – 3kms

*Prime location and easy access to nearby hot spots make Srishti, Indrapuram, the best place to live in. Well-planned public access areas, shopping malls, entertainment options, business and IT parks and proximity to Delhi/NCR promise a great way of lifestyle!*





---

LUXURY, QUALITY & PEACE OF MIND  
AT A SINGLE ADDRESS.

---





CLOSEST TO THE BEST  
LIFE HAS TO OFFER



## The master plan!

A low density project spread over 12.5 acres has made Srishti a luxurious residential township. Slowly and steadily, Srishti is growing into a big happy family.



## Actual site / building photos



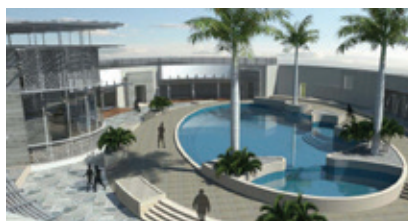
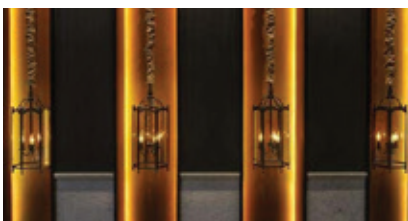
# We promise you unlimited luxury, love and laughter!

The homes are designed so thoughtfully that each room is well ventilated with ample sunlight in each and every corner of the house.

## A lowdown on some of the features / amenities within Srishti:

- Secured, Gated Community
- Entrance Plaza
- Drop-off Plaza
- Swimming Pool
- Children's Pool
- Cascading Waterfall
- Pool Deck
- Playground
- Landscaped Green Area
- Yoga & Meditation Centre
- Reflexology Path (Jogging Track)
- Sand Pit
- Sitting Plaza
- Library and TV Room
- Study Corner
- Tennis Court
- Flower Garden
- Party Lawns / Amphitheatre
- Gazebo & Trellis Area
- Basketball Play Area
- Badminton Court
- Cricket Practice Net
- Skating Rink
- Niche Designed Restaurant
- Modern Gym
- Contemporary Banquet Hall
- International Level Squash Courts

## Club house.





## Srishti Indirapuram... The future is here!

Nothing is more satisfying than a happy smile on the face of our residents. We asked some of our customers to share their experiences and they were more than happy to oblige...

### The final word by our happy residents...



"We are living in Shipra Sun City for the last 10 years. The quality of life, greenery & socio-cultural values have made this township a happening place. We are very satisfied with this investment."

**Navneet Sharma**

*Senior VP, Kotak Mahindra Bank*



"This is my third purchase with Shipra. The loyalty they provide is outstanding! Shipra has graduated from an affordable living to a super premium category based on customer needs and changes in living standards."

**Dr Sudhansu Pathak**

*GM HR - LG India*



"Life has changed after coming to Shipra Sun City, which is a township in itself with facilities which are not available even in the posh localities of Delhi like parks, swimming pool, Shipra Mall."

**Vikas Aggarwal**

*Real Estate Consultant*



"We have been with Shipra for last the 10 years during which we have chosen Shipra four times. Shipra works on some core values which drive the whole team. They not only have experience and expertise, but they also focus on healthy living."

**Ketan Sinha**

*AVP, Barclays Shared Services*

# Product Mix:

3 BHK + Servant Room

4BHK+Servant Room & Premium Penthouses

Exclusive 2, 3 & 4 BHK Ground Floor units with lush green lawns

## Specifications

### GRAND RECEPTION LOUNGE IN EVERY BUILDING

#### WALL FINISH

Internal Walls	Plastered, POP and Painted in Pastel Shades of Plastic Emulsion with White Ceilings
External Walls	Textured Paint

#### FLOORING

Living & Dining	Vitrified Tiles
Bedrooms	Combination of Vitrified Tiles and Wooden Flooring
Balconies	Vitrified Tiles
Staircase	Kota Stone

#### WOODWORK

Woodwork	Wardrobes in all Bedrooms
----------	---------------------------

#### TOILETS

Walls	Printed Glazed Imported Ceramic Tiles
Flooring	Non-skid Ceramic Tiles
Fittings	Premium quality CP Fittings with Bathtub (in one Toilet), Shower Panel, Towel Rail & Mirror

#### WINDOWS

All Windows	UPVC Windows
-------------	--------------

#### KITCHEN

Cabinets	Modular Kitchen Cabinets
Platform	Working Platform in Granite Top with Stainless Kitchen Sink
Walls	Ceramic Tiles above Working Platform
Fittings	Hot & Cold Supply with CP Fittings

#### DOORS

Doors	Laminated Moulded Doors
Hardware	Brass Hardware with Chrome Polish, Brass Handles on Main Door

#### OTHERS

Car Parking	Open / Covered Car Parking
Electrical	Modular Switches, TV and Telephone Points in all Bedrooms and Living & Dining Room
Water Supply	24-Hour Treated Water Supply
Power back-up	Back-up for each flat with extra charges
Security	Security arrangements like CCTV, Intercom Facility

1 sq. metre = 1.196 sq. yard & 1 sq. metre = 10.76 sq. feet. In the interest of maintaining high standards, all floor plans, layout plans, areas, dimensions and specifications are indicative and are subject to change as decided by the company or by any competent authority. Soft furnishing, cupboards, furniture and gadgets are not part of the offering.





& JAI KRISHAN ESTATES DEVELOPERS PVT. LTD.

**For any enquiries about our projects please call:  
Tel: +91-120-4186300**

Fax: +91 - 0120 - 4186311 | E-mail: [sales@shipraworld.com](mailto:sales@shipraworld.com)

Corporate Office: Shipra Mall, Plot No. 9, Vaibhav Khand, Indirapuram, Ghaziabad, U.P. India - 201014

