



**FARMHOUSES**  
**NEAR NOIDA INTERNATIONAL AIRPORT**  
47<sup>TH</sup> MILESTONE, YAMUNA EXPRESSWAY, TAPPAL, UTTAR PRADESH

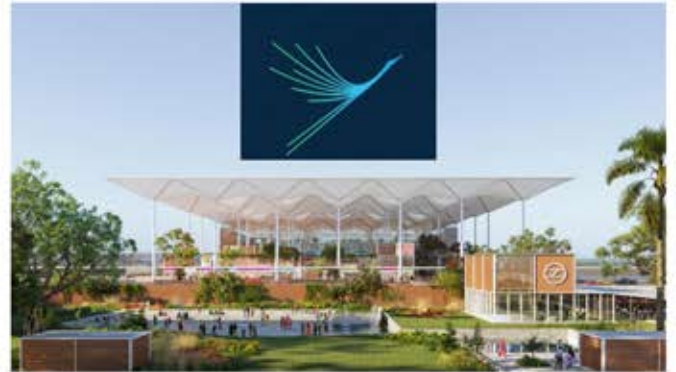
# ABOUT CHEARY FARMS

Cheary Farms is a destination in the lap of nature. Come feel the harmony, tranquillity, and beauty of nature just a 5 minutes' drive from the upcoming Asia's biggest development in the heart of North India, which is commonly known as "Noida International Airport".

Noida airport is not only the biggest International Airport of the Asia but also the 4<sup>th</sup> biggest of the world. So it will turn this region into the most developed region in the country. The Region will be the most favoured destination for domestic and global investors in the next five to ten years, thus a game changer with exponential growth in terms of Industrialisation, Institutional, Hospitality and Tourism...

## NOIDA INTERNATIONAL AIRPORT

The Noida International Airport is a upcoming international airport to be constructed in Jewar (55 minutes from South Delhi) in Gautam Budh Nagar district of Uttar Pradesh. It is well connected with cities Delhi, Agra, Bulandshahr, Greater Noida, Aligarh and Palwal.

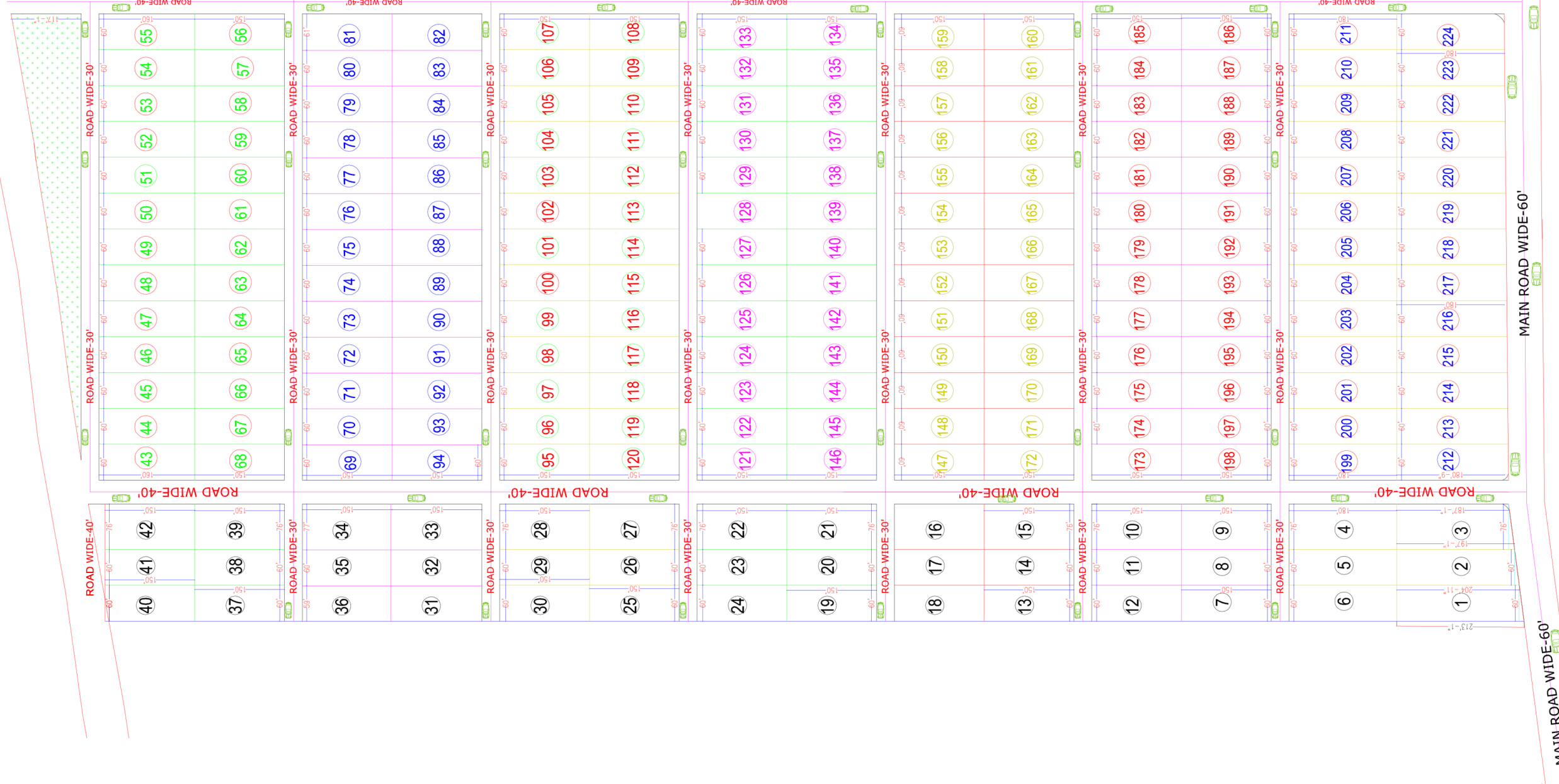


## PROJECT FEATURES & HIGHLIGHTS

- 92 Acres Developed Area
- Residential Community
- Independent Freehold Plots
- Yamuna Expressway - The Next Big Industrial Hub Of India
- Various School, Colleges, Malls, Hospitals in close vicinity of 10 minutes drive from the Project
- Upcoming India's Biggest Film City nearby the Project
- Located on 9 km from NOIDA INTERNATIONAL AIRPORT Green World Class relaxing environment
- 24 hrs. 2 tier security and video surveillance
- Situated on Yamuna Expressway
- Daily Need market in Society
- Exotic plantation
- Inhouse Club, Gym, Indoor Games
- 5 Minutes drives to Kailash multi specialty hospital (Jewar)



# PROPOSED LAY OUT PLAN



## AREA CHART

PNO-1	1392.50 SQ YDS
PNO-2	1340.00 SQ YDS
PNO-3	1622.00 SQ YDS
PNO-4	1520.00 SQ YDS
PNO-5,6	1200.00 SQ YDS
PNO-7,8	1000.00 SQ YDS
PNO-9,10	1266.66 SQ YDS
PNO-11.T0.14	1000.00 SQ YDS
PNO-15,16	1266.66 SQ YDS
PNO-17.T0.20	1000.00 SQ YDS
PNO-21,22	1266.66 SQ YDS
PNO-23.T0.26	1000.00 SQ YDS
PNO-27,28	1266.66 SQ YDS
PNO-29.T0.32	1000.00 SQ YDS
PNO-33,34	1266.66 SQ YDS
PNO-35.T0.38	1000.00 SQ YDS
PNO-39	1266.66 SQ YDS
PNO-40,41	1000.00 SQ YDS
PNO-42	1266.66 SQ YDS
PNO-43.T0.55	1066.66 SQ YDS
PNO-56.T0.68	1000.00 SQ YDS
PNO-69.T0.94	1000.00 SQ YDS
PNO-95.T0.120	1000.00 SQ YDS
PNO-121.T0.146	1000.00 SQ YDS
PNO-147.T0.172	1000.00 SQ YDS
PNO-173.T0.198	1000.00 SQ YDS
PNO-199.T0.224	1200.00 SQ YDS

TOTAL LAND AREA- 245896.00 SQ YDS  
 TOTAL LAND AREA- 27696.00 SQ YDS  
 TOTAL LAND AREA- 273593.00 SQ YDS

### Distance From Important Landmark

- PARLCHOWK - 45.00 K.MT. FROM SITE
- PROPOSED FILM CITY NOIDA--14.0 KMT. FROM SITE
- JEWAR INTERNATIONAL AIRPORT-9.00 KMT. FROM SITE
- JEWEL TOLL & PROPOSED METRO STATION-6 KMT FROM SITE
- ALLGARHTO PALWAL HIGHWAY-600.00 MT. FROM SITE



WAY TO YAMUNA EXPRESSWAY

MAIN ROAD WIDE-60'

MAIN ROAD WIDE-60'

# MASTER PLAN FOR YAMUNA EXPRESSWAY INDUSTRIAL DEVELOPMENT AREA (PHASE - I) - 2031

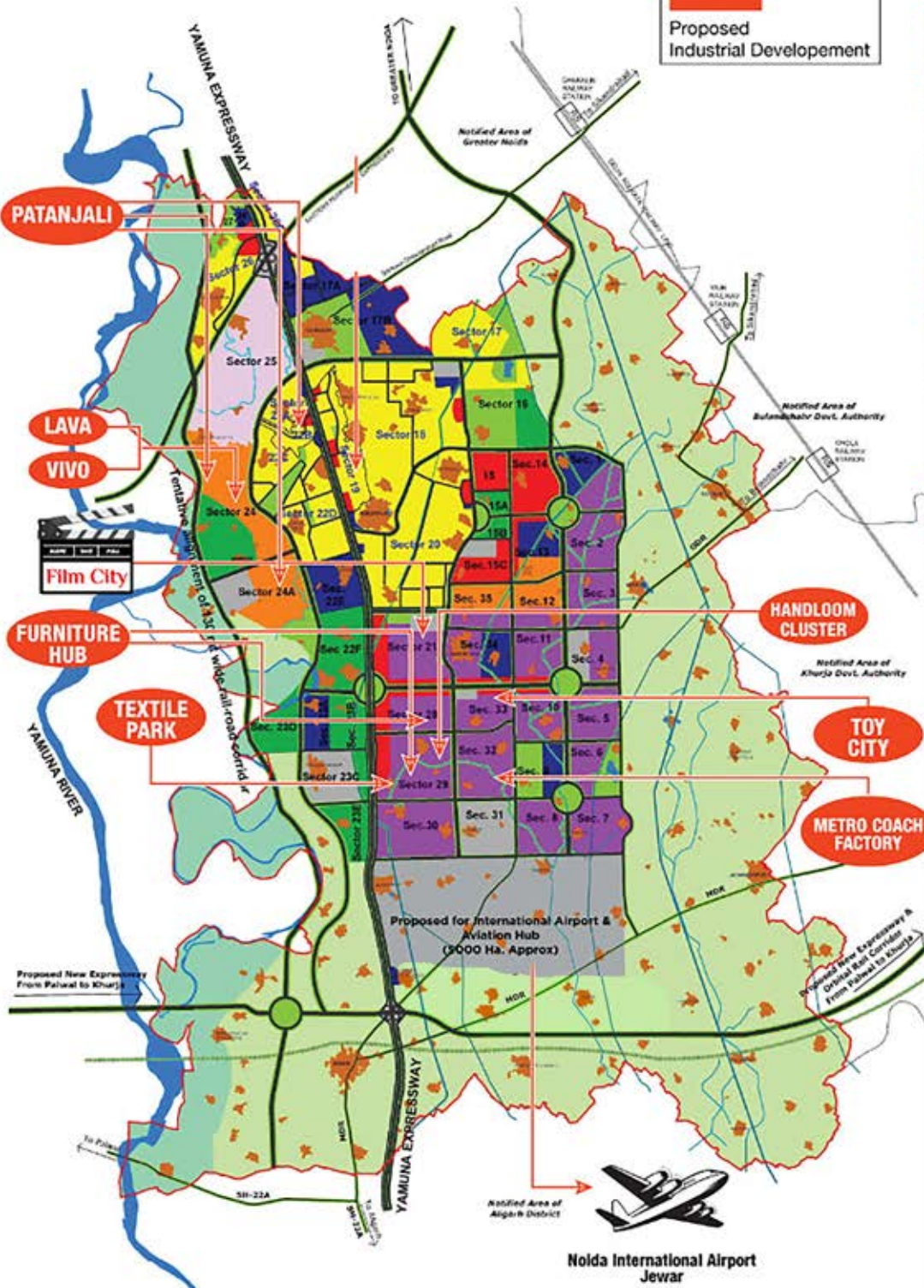
(For Notified Area of GautamBuddh Nagar & Bulandshahr District)



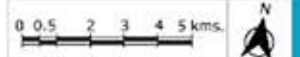
### LEGEND:-

	RESIDENTIAL
	COMMERCIAL
	INDUSTRIAL
	INSTITUTIONAL
	MIXED USE
	SDZ / SPORTS CITY
	TRANSPORTAT (including city level transport facilities)
	RIVER FRONT DEVELOPMENT
	GREENBELTS & PARKS
	RECREATIONAL GREENS
	AGRICULTURE
	WATER BODIES
	VILLAGE ABADI
	RAILWAY STATION
	LOCATION FOR GRADE SEPARATOR
	ROAD NETWORK
	60m ROW
	120m ROW
	150m ROW
	100m ROW
	75m ROW
	CANAL WITH GREEN BELT
	RAILWAY TRACK
	NOTIFIED AREA BOUNDARY

APPROVED IN BOARD MEETING (BY CIRCULATION) DATED - 19.08.2013



**NOTE:**  
 1. Area of abadi is indicative only. Its extent shall be determined on the basis of actual field survey and revenue records.  
 2. Boundary of notified area shall be on the basis of revenue records.  
 3. Canals & water bodies are only indicative and shall be determined as per the revenue records.

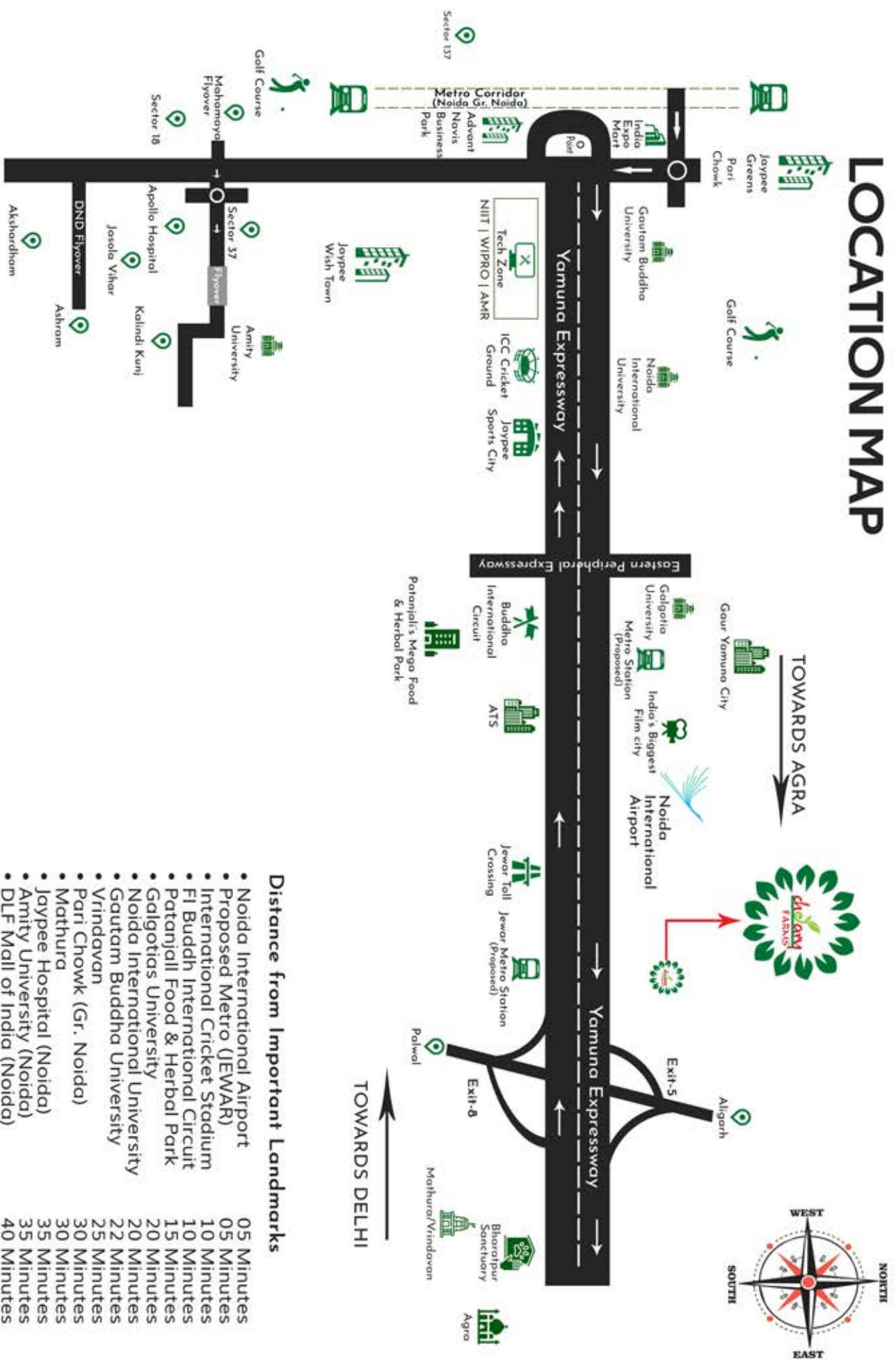


**YAMUNA EXPRESSWAY INDUSTRIAL DEVELOPMENT AUTHORITY**

**TITLE : Master Plan**



# LOCATION MAP



## Distance from Important Landmarks

- Noida International Airport 05 Minutes
- Proposed Metro (JEWAR) 05 Minutes
- International Cricket Stadium 10 Minutes
- FI Buddh International Circuit 10 Minutes
- Patanjali Food & Herbal Park 15 Minutes
- Galgotias University 20 Minutes
- Noida International University 20 Minutes
- Gautam Buddha University 22 Minutes
- Vrindavan 25 Minutes
- Pari Chowk (Gr. Noida) 30 Minutes
- Mathura 30 Minutes
- Jaypee Hospital (Noida) 35 Minutes
- Amity University (Noida) 35 Minutes
- DLF Mall of India (Noida) 40 Minutes
- Ashram Chowk (New Delhi) 45 Minutes

MAP NOT TO SCALE