



PAGE THREE

RESIDENCES BY H&S

AN EXCEPTIONAL STYLE STATEMENT



Page Three Residences



P A G E T H R E E
RESIDENCES BY H&S

Nestled amidst 452 acres of captivating recreational greens, the exquisite Page 3 Residences have been created keeping in mind the needs of the true connoisseur. Featuring 46 marvelous abodes, set against a Greg Norman 18-hole golf course, every home offers breathtaking views of the seemingly endless open areas.

With perhaps some of the lowest population density per acre, along with the privilege of unrivaled amenities and superior services, you will revel in the experience of top notch condominium living, where privacy, tranquility and beauty are your neighbours.

Within an easy drive of about 20 minutes from the plush locale of South Delhi, Page Three Residences offer a rare and remarkable opportunity to make an exceptional style statement.





“MY KIND OF SANCTUARY

Page Three Residences: The Tower



PAGE THREE
RESIDENCES BY H&S

AN ADDRESS THAT SPELLS SUCCESS

For those in a different league, Page Three Residences located on a magnificent golf course, is your crowning glory. With stunning views from every home, you will find something new to gaze upon each day .





ARTISTIC IMPRESSION VIEW

NOWHERE WILL YOU FIND
AN ARCHITECTURAL GRACE
WHERE GREEN AND GLAMOUR
ARE PRESENTED WITH SUCH
REFINEMENT

Placed at the edge of
India's longest 18 hole championship golf course

Ground + 9 floors

Double height entrance lobbies

Two apartments to a core

Duplex villa apartments on the ground level

4 & 5 BHK luxury apartments

Presidential penthouses

Plunge pool with sit-out deck in all units

Premium elevators per apartment block

State-of-the-art high-end specifications and finishes

Concierge desk

3-tier international standard security

In-house club with lounge and fully equipped gymnasium

Infinity edge swimming pool overlooking the fairways



Brimming with charismatic neighbourhoods, iconic greens and layers of cultural life that offer a feast of dining, wellness, arts, sporting and outdoor attractions. Luxury resort for others, a home for you.



“MY KIND OF HANGOUT

Page Three Residences: The Residences



ARTISTIC IMPRESSION OF CLUB VELVET

CLUB VELVET: CLUBHOUSE AT PAGE THREE

A RETREAT WITHIN A RETREAT

A masterful medley of all the joys you look forward to. Be it a splash in the infinity edge pool, workout sets in the fully loaded top-notch gymnasium or a cool sip of martini in the lounge, The Club at the Page Three is crafted to satisfy the celebrity in you.



HEALTH
CLUB



FULLY EQUIPPED
GYMNASIUM



LOUNGE
& BAR



INFINITY EDGE
SWIMMING POOL



PAGE THREE
RESIDENCES BY H&S

Immerse yourself in the luxury of an infinity edge pool or soak in beauty of the seemingly infinite green views to celebrate your fame like nowhere else.

ARTISTIC IMPRESSION VIEW



ARTISTIC IMPRESSION OF GYMNASIUM

Revolutionise the way you work out. The signature golf course views and high intensity soundtrack will motivate you every step of the way.



ARTISTIC IMPRESSION OF LOUNGE

For that necessary pause, you have a beautifully appointed lounge. A fine destination for casually catching up over a freshly brewed coffee or after dinner drinks.



BOOMERANG CLUB

YOUR PAGE THREE RESIDENCES
COME WITH FREE MEMBERSHIP
OF BOOMERANG SOCIAL HUB

Fully equipped gymnasium

The Mistral - Swimming pool & pool bar

Jacuzzi & Sauna

Yoga and aerobics room

Multi-cuisine restaurant

Banquet Hall – The Aristo

Terrace Lawn

Library



“MY
KIND
OF FABODE

Page Three Residences: The Residences



ARTISTIC IMPRESSION OF TOWER DROP OFF AREA

Feel the pride as you drive down to the porch and look forward to the well-earned relaxed time at your residence



ARTISTIC IMPRESSION OF RESIDENTIAL BLOCK LOBBY

The grand entrance lobby with its welcoming reception desk is sure to elevate your arrival to yet another level

ELEGANT RESIDENCES INSIDE AND OUT



PAGE THREE
RESIDENCES BY H&S

Step inside a home awash with the warmth and tranquility of abundant natural light. Let your days unfold before astonishing vistas that open the green landscape to your living space, as it evolves from soft mornings to sparkling night light panoramas.

Discover the attention to detail that comes with the finest in contemporary design. A glamorous beige & white palette combines with elegant wooden highlights and superb finishes to create interiors that demonstrate exquisite quality throughout.



ARTISTIC IMPRESSION OF DUPLEX VILLA LIVING AND DINING AREA



ARTISTIC IMPRESSION VIEW

STARDOM COMES EASY WITH DUPLEX VILLA
APARTMENTS AT THE GROUND LEVEL.

LIMITED IN NUMBERS, UNLIMITED IN STATURE.



ARTISTIC IMPRESSION OF 5 BHK LIVING AND DINING SPACE WITH A WRAP-AROUND BALCONY



ARTISTIC IMPRESSION OF 5 BHK MASTER BEDROOM

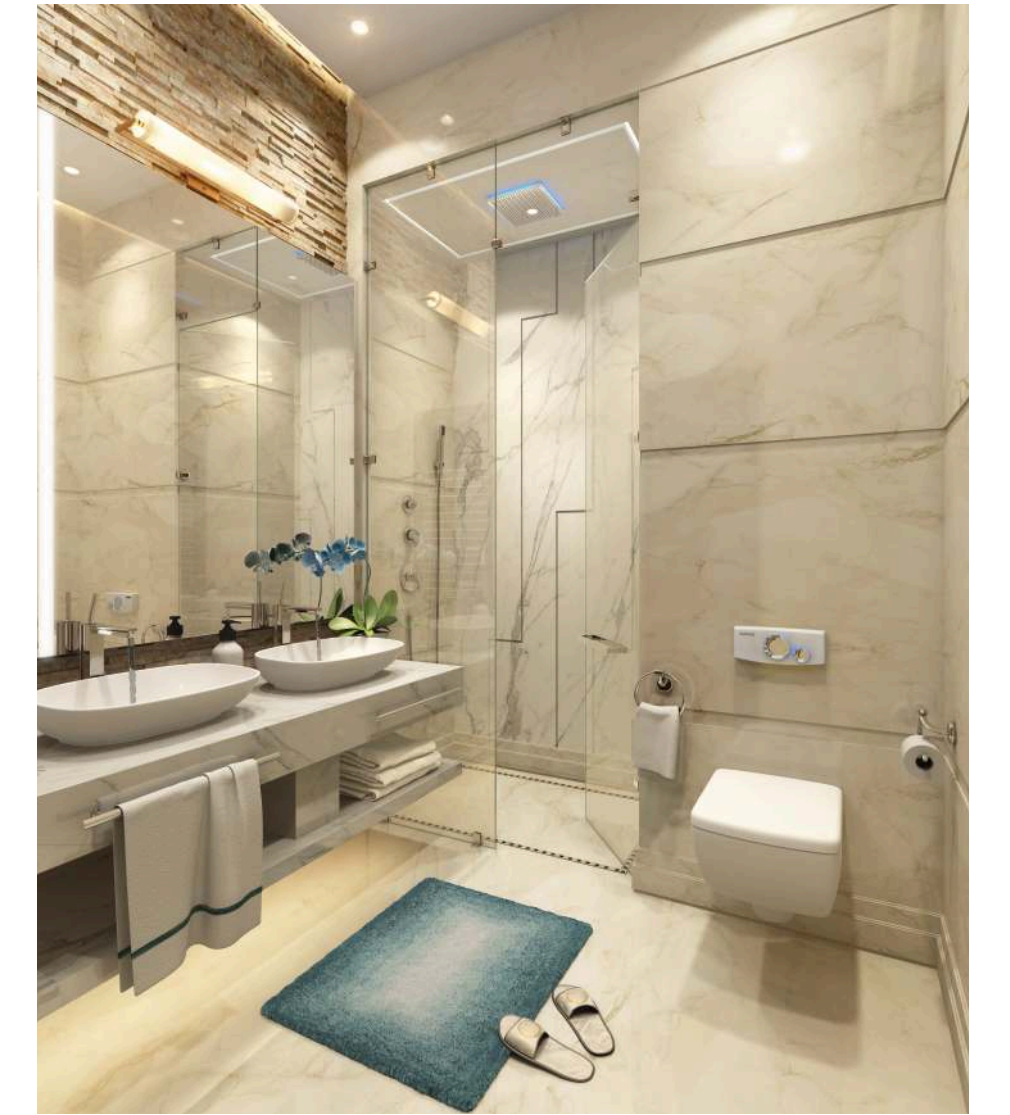
RAISING THE BAR IN PRESTIGIOUS LIVING, THESE DUPLEX VILLAS CATER TO THE NEEDS OF THE MODERN BON VIVANT.



ARTISTIC IMPRESSION VIEW

◀ Contemporary kitchens for gourmet cuisines. Features accessories of internationally reputed brands, high end counters and premium finishes.

Bathrooms are replete with chic design elements that deliver a perfect blend of functionality and understated good looks. ▶



ARTISTIC IMPRESSION VIEW



ARTISTIC IMPRESSION OF OUTDOOR TERRACE DECK AND PLUNGE POOL



ARTISTIC IMPRESSION OF LIVING AND DINING SPACE WITH A WRAP AROUND BALCONY OF THE PRESIDENTIAL PENTHOUSE

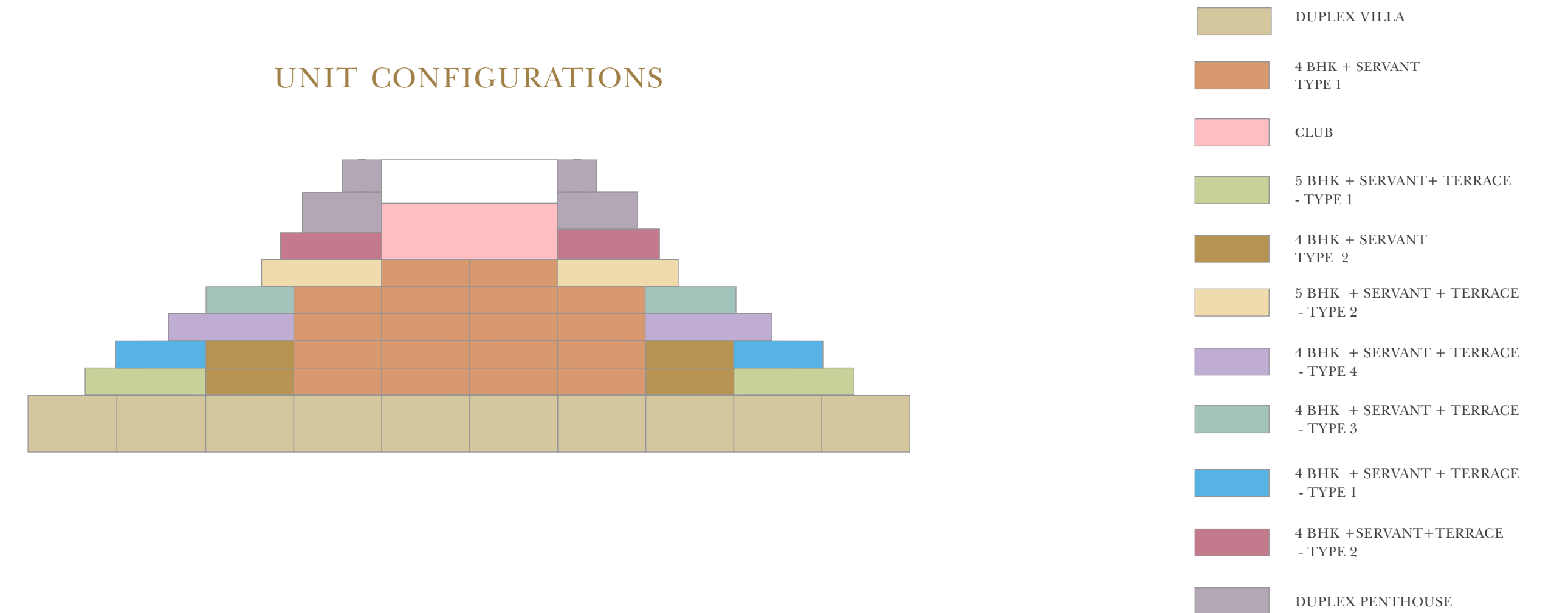
THE ULTIMATE IN ESTEEM COMES WITH THE PAGE THREE PRESIDENTIAL PENTHOUSES. EVERY ELEMENT OF THE INTERIORS HAS BEEN DESIGNED TO COMPLEMENT THE EXCEPTIONAL VIEWS



ARTISTIC IMPRESSION VIEW



UNIT CONFIGURATIONS



FLOOR PLANS

DUPLEX VILLA : GROUND FLOOR

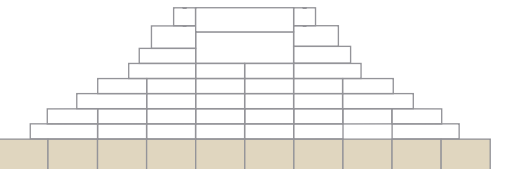
Unit Super Area- 745.73 sq.m. (8027.03 sq.ft.)
 Unit Carpet Area- 359.90 sq.m. (3873.96 sq.ft.)
 Balcony Area+Terrace Area - 125.90 sq.m. (1355.11sq.ft.)
 Lawn Area- 93.08 sq.m. (1001.91sq.ft.)



- ENTRANCE FOYER
- LIVING AND DINING AREA
- 1 MASTER BEDROOM
- 4 BEDROOMS
- KITCHEN
- 5 TOILETS + DRESS AREA
- SERVANT ROOM +TOILETS
- SWIMMING POOL

FLOOR PLANS

DUPLEX VILLA : FIRST FLOOR



FLOOR PLANS

4BHK + SERVANT - TYPE 1

Floors: 2nd, 3rd, 4th, 5th & 6th

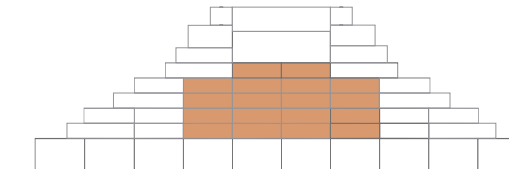
Unit Super Area- 361.96 sq.m. (3896.22 sq.ft.)

Unit Carpet Area- 202.51 sq.m. (2179.89 sq.ft.)

Balcony Area- 63.56 sq.m. (684.13 sq.ft.)



- ENTRANCE FOYER
- LIVING AND DINING AREA
- 1 MASTER BEDROOM
- 3 BEDROOMS
- KITCHEN
- 4 TOILETS + DRESS AREA
- SERVANT ROOM + TOILETS
- SPLASH POOL



FLOOR PLANS

4BHK + SERVANT - TYPE 2

Floors: 2nd & 3rd

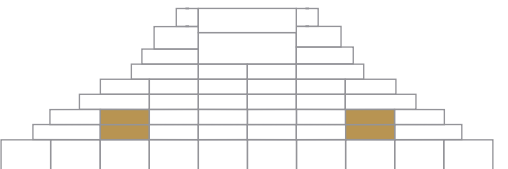
Unit Super Area- 364.16 Sq.m. (3919.87 Sq.ft.)

Unit Carpet Area- 205.82 Sq.m. (2215.45 Sq.ft.)

Balcony Area- 63.56 Sq.m. (684.16 Sq.ft.)



- ENTRANCE FOYER
- LIVING AND DINING AREA
- 1 MASTER BEDROOM
- 3 BEDROOMS
- KITCHEN
- 4 TOILETS + DRESS AREA
- SERVANT ROOM + TOILETS
- SPLASH POOL



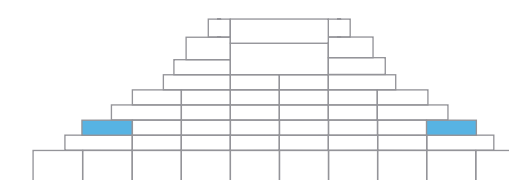
FLOOR PLANS

4BHK + SERVANT + TERRACE - TYPE 1
 Floors: 3rd, Corner unit

Unit Super Area- 456.95 Sq.m. (4918.62 Sq.ft.)
 Unit Carpet Area- 224.14 Sq.m. (2412.64 Sq.ft.)
 Balcony Area + Terrace Area- 126.89 Sq.m. (1365.87 Sq.ft.)
 (including Swimming Pool)



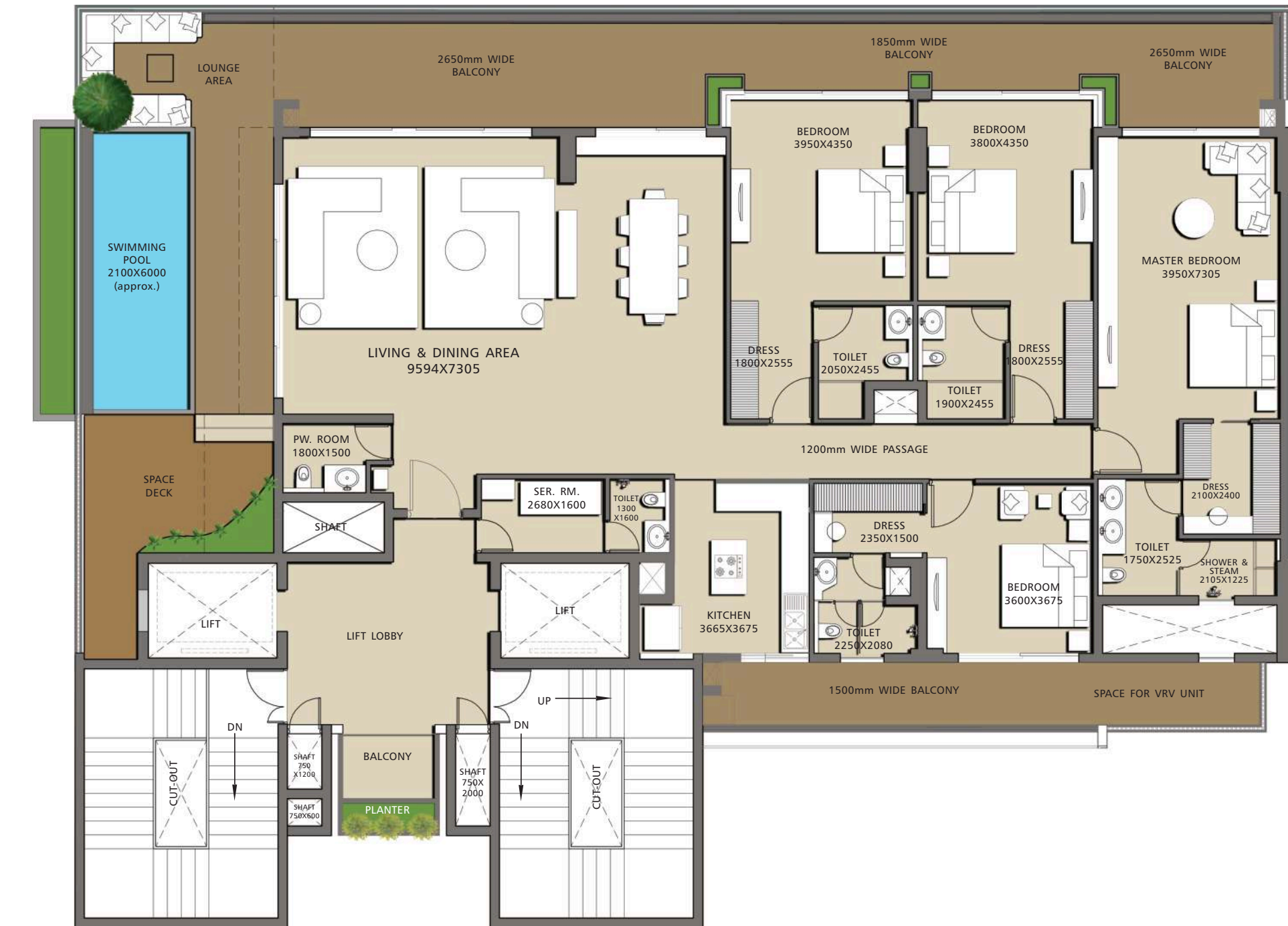
- ENTRANCE FOYER
- LIVING AND DINING AREA
- 1 MASTER BEDROOM
- 3 BEDROOMS
- KITCHEN
- 4 TOILETS + DRESS AREA
- SERVANT ROOM + TOILETS
- SWIMMING POOL



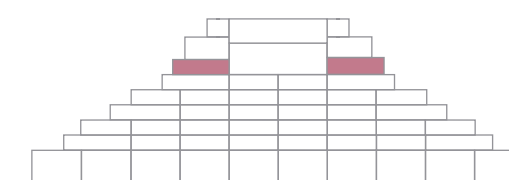
FLOOR PLANS

4BHK + SERVANT + TERRACE - TYPE 2
 Floor: 7th

Unit Super Area- 453.21 Sq.m. (4878.35 Sq.ft.)
 Unit Carpet Area- 221.35 Sq.m. (2382.61 Sq.ft.)
 Balcony Area + Terrace Area - 126.07 Sq.m. (1357.02 Sq.ft.)
 (including Swimming Pool)



- ENTRANCE FOYER
- LIVING AND DINING AREA
- 1 MASTER BEDROOM
- 3 BEDROOMS
- KITCHEN
- 4 TOILETS + DRESS AREA
- SERVANT ROOM + TOILETS
- SWIMMING POOL



FLOOR PLANS

4BHK +SERVANT + TERRACE - TYPE 3

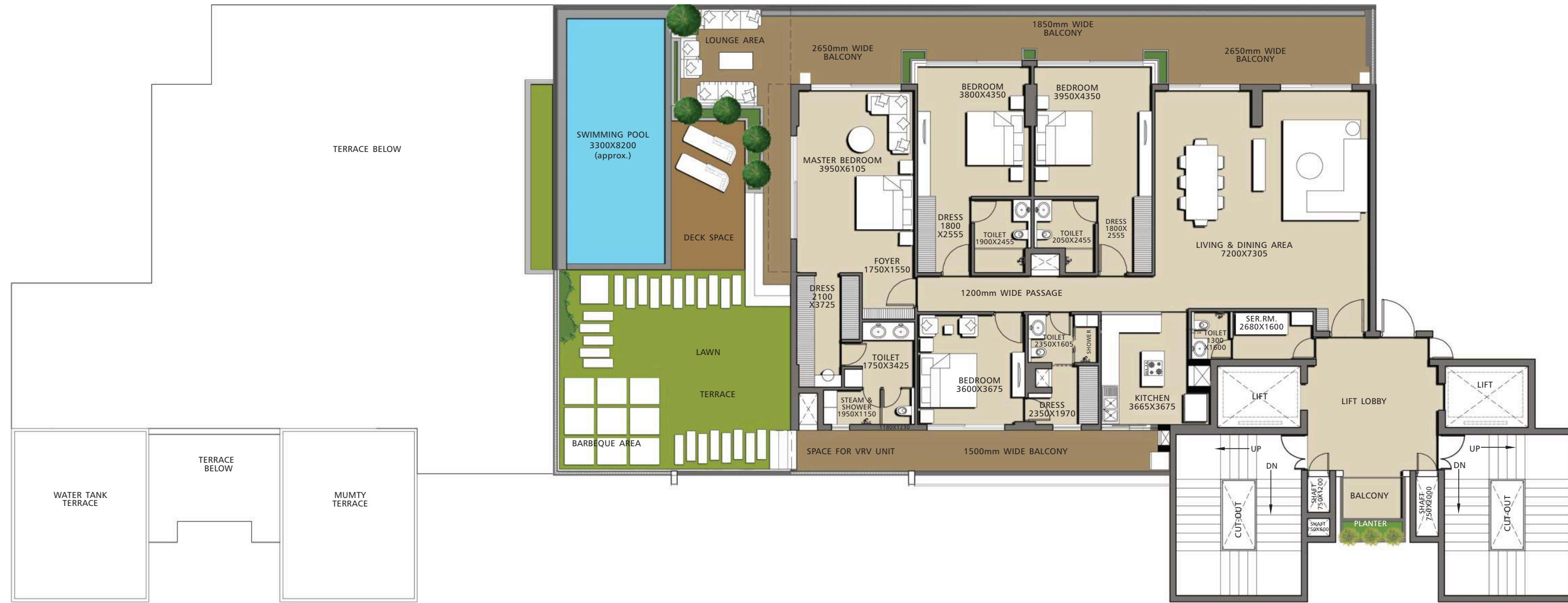
Floor: 5th, Corner Unit

Unit Super Area- 491.81 Sq.m. (5293.89 Sq.ft.)

Unit Carpet Area- 204.92 Sq.m. (2205.76 Sq.ft.)

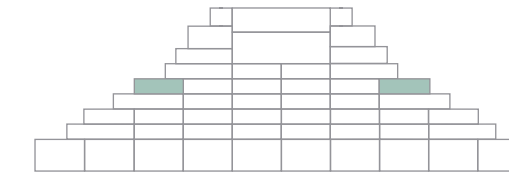
Balcony Area + Terrace Area- 189.54 Sq.m. (2040.21 Sq.ft.)

(including Swimming Pool)



- ENTRANCE FOYER
- LIVING AND DINING AREA
- 1 MASTER BEDROOM
- 3 BEDROOMS

- KITCHEN
- 4 TOILETS + DRESS AREA
- SERVANT ROOM +TOILETS
- SWIMMING POOL



FLOOR PLANS

4BHK +SERVANT + TERRACE - TYPE 4

Floor- 4th, Corner unit

Unit Super Area- 724.97 Sq.m. (7803.66 Sq.ft.)

Unit Carpet Area- 287.90 Sq.m. (3098.96 Sq.ft.)

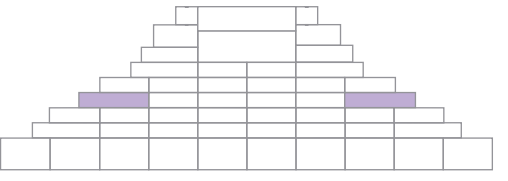
Balcony Area + Terrace Area - 300.50 Sq.m. (3234.58 Sq.ft.)

(including Swimming Pool)



- ENTRANCE FOYER
- LIVING AND DINING AREA
- 2 MASTER BEDROOM
- 2 BEDROOMS

- KITCHEN
- 4 TOILETS + DRESS AREA
- SERVANT ROOM +TOILETS
- SWIMMING POOL



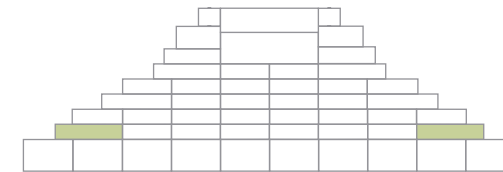
FLOOR PLANS

5BHK +SERVANT + TERRACE - TYPE 1
 Floor: 2nd, Corner Unit

Unit Super Area- 675.09 Sq.m. (7266.75 Sq.ft.)
 Unit Carpet Area- 261.78 Sq.m. (2817.80 Sq.ft.)
 Balcony Area + Terrace Area- 288.56 Sq.m. (3106.06 Sq.ft.)
 (including Swimming Pool)



- ENTRANCE FOYER
- LIVING AND DINING AREA
- 1 MASTER BEDROOM
- 4 BEDROOMS
- KITCHEN
- 5 TOILETS + DRESS AREA
- SERVANT ROOM +TOILETS
- SWIMMING POOL



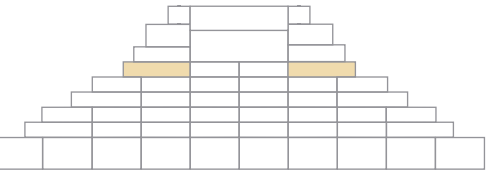
FLOOR PLANS

5BHK + SERVANT + TERRACE - TYPE 2
 Floors - 6th, Corner Unit

Unit Super Area- 672.64 Sq.m. (7240.38 Sq.ft.)
 Unit Carpet Area- 258.47 Sq.m. (2782.17 Sq.ft.)
 Balcony Area+Terrace Area- 288.82 Sq.m. (3108.86 Sq.ft.)
 (including Swimming Pool)



- ENTRANCE FOYER
- LIVING AND DINING AREA
- 1 MASTER BEDROOM
- 4 BEDROOMS
- KITCHEN
- 5 TOILETS + DRESS AREA
- SERVANT ROOM +TOILETS
- SWIMMING POOL



FLOOR PLANS

DUPLEX PENTHOUSE: 8th & 9th

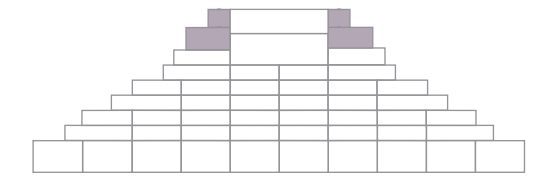
Unit Super Area- 916.37 Sq.m. (9863.91 Sq.ft.)
 Unit Carpet Area- 342.68 Sq.m. (3688.56 Sq.ft.)
 Balcony Area + Terrace Area - 393.96 Sq.m. (4240.585 Sq.ft.)
 (including Swimming Pool)



- ENTRANCE FOYER
- LIVING AND DINING AREA
- 2 MASTER BEDROOM
- 3 BEDROOMS
- KITCHEN
- 5 TOILETS + DRESS AREA
- SERVANT ROOM +TOILETS
- SWIMMING POOL

FLOOR PLANS

DUPLEX PENTHOUSE: 8th & 9th



SPECIFICATIONS

STANDARD APARTMENT FEATURES

- All apartments have a clear view of the 18 hole Golf Greens and the road
- Reception and waiting lounge in every tower
- 2 passenger elevators per apartment block
- Family seating area out on deck
- Floor-to-floor height 4.0 mtr approx.
- Two apartments to a core

LIVING ROOM, DINING ROOM, FAMILY LOUNGE, LOBBY, PUJA ROOM & PASSAGE

- POP punning with plastic emulsion paint or texture finish on walls
- Flooring is a mix of Italian/Spanish/Engineered marble with designer patterns
- UPVC window frames and shutters
- Main door - Designer Paneled, 8' Height solid wood /timber

BEDROOMS

- POP punning with premium plastic emulsion paint or texture finish on walls
- Engineered wooden flooring in bedrooms
- Designer Paneled Doors and UPVC window frames and shutters
- Fittings in doors/windows will be of stainless steel/brass finished hardware fittings and locks of branded make

KITCHENS

- Designer modular kitchen
- Counter/Floor/walls shall feature combination of high quality marble/Premium Quality Vitrified Tiles or granite
- Double bowl stainless steel sink with drain board
- Single lever hot & cold water mixer
- Provision for piped gas supply

BATHROOMS & POWDER ROOM

- Single lever chrome-plated fittings of Roca/Kohler/Jaquar or similar brand
- Master bedroom will have separate washbasin for his & her
- Chinaware - High quality wall hung W.C. and washbasin in matching shades/colours
- Includes Exhaust fan/Mirror/Towel rack/Rod & ring accessories
- Imported marble/Granite/Premium quality Vitrified/Ceramic tiles on walls and floors
- Jacuzzi wall panel and steamer in every master bedroom washroom

TERRACE

- Hardscape, landscape and water bodies designed by international landscape designer, deck flooring around swimming pool

BALCONIES

- Anti-skid premium quality ceramic-tiled flooring
- External walls in anti-fungus texture paint
- SS Railing with toughened glass panels
- Water body in every apartment

DOMESTIC FACILITIES

- Centrally air conditioned with VRV System
- Wireless internet facilities for all units
- Fire protection system/sprinklers, heat & smoke detectors
- 24 hours pneumatic water supply
- 24 hours electrical supply with 100% power backup
- Modular range switches/sockets/MCBs/Copper wiring
- Designer false ceiling with premium quality ceiling lights

SECURITY AND TECHNOLOGY

- 3-tier international standard security
- Provision for optical fiber network, video surveillance system, perimeter security and entrance lobby security with CCTV cameras
- IP-based video door phone inter-connected to main entrance from each apartment

RECREATIONAL FACILITIES

- Membership of "Jaypee Boomerang Club"
- In-house Club with lounge, health club facility with equipped unisex gymnasium

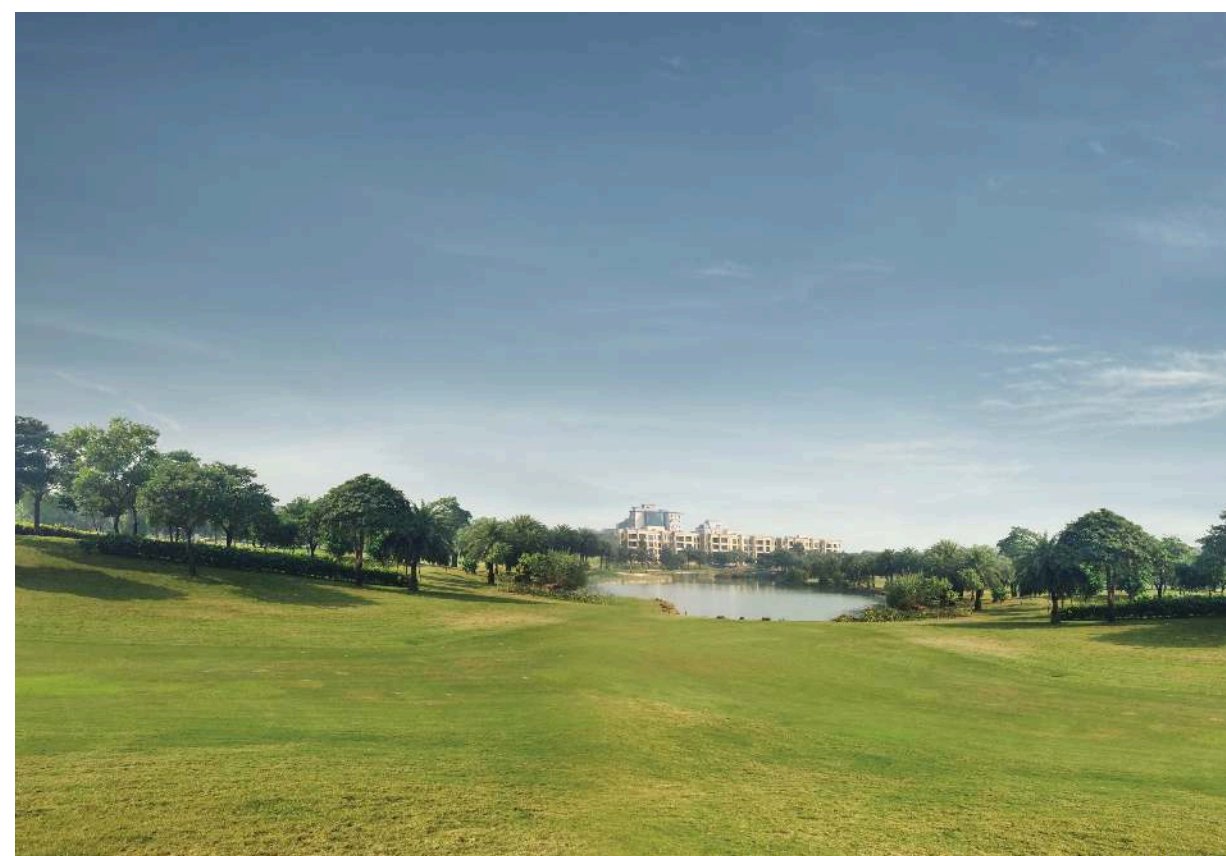


PAGE THREE
RESIDENCES BY H&S

PLACED WITHIN JAYPEE GREENS



PAGE THREE
RESIDENCES BY H&S



WITH OVER 450 ACRE OF OPEN GOLF CENTRIC SPACE AND WORLD-CLASS AMENITIES AT YOUR FINGERTIPS, STYLE COMES AS A NORM AT PAGE THREE. FROM THE HIGHLY ACTIVE TO THE PEACEFULLY TRANQUIL, YOU'LL LIVE THE SOPHISTICATED WAY OF LIFE RESERVED FOR THOSE IN THE LIMELIGHT.

Your indulgent lifestyle is defined by multiple outdoor experiences. Set foot outside your residence and enjoy the contemporary parklands; take refuge in a round of golf at India's longest 18-hole Greg Norman designed golf course; or head for sharpening your skills at a 9-hole chip and putt golf course. For your relaxing break you may proceed to the all exclusive Boomerang Club where you have the option to relish a plunge in its swimming pool; or go for a stroll and reconnect with nature at the 60 acre Nature Reserve Park. For the active ones, there is the Club Atlantic for racquet sports or to indulge in your fitness regime; for that impending urge to take a break in a 5-star coffee shop or to make your friends stay overnight there is a 170 room luxury Golf and Spa Resort; with walkways, jogging tracks, cycling tracks you will never be short of leisure activities. Right from spa to retail therapy, you'll find everything you need to indulge in a Page Three lifestyle. As a part of the Jaypee Greens complex, Page Three residents will enjoy all the facilities and amenities of this larger township.

ACTUAL IMAGES OF JAYPEE GREENS, GREATER NOIDA

SITE PLAN



LEGENDS:

- A - 18 HOLE GREG NORMAN GOLF COURSE
- B - 9 HOLE GOLF COURSE
- C - BOOMERANG CLUBHOUSE
- D - 350 YARD DRIVING RANGE AND GOLF ACADEMY
- E - 60 ACRE NATURE RESERVE PARK
- F - BOUTIQUE SPA HOTEL
- G - JAYPEE INTEGRATED SPORTS COMPLEX
- H - TOWN CENTRE
- I - WAY TO SITE

PAGE THREE
RESIDENCES BY H&S

SNAPSHOT

450 ACRE
lavishly spread gated golf
centric township

MULTI-TIER
security & professional
upkeep

GREG NORMAN
designed 18-hole golf course, the
longest in India

CHIP & PUTT 9
hole golf course

NATURE RESERVE
park of over 60 acre with
water bodies and woods

BOOMERANG CLUB
elegantly designed
state-of-the-art social club

ATLANTIS SPORTS CLUB
with world class tournament
level sports facilities

LUXURY RESORT
& SPA 170 room boutique spa hotel
with banquet & conference facilities

WATER FEATURES
& **LAKES**
man-made, spread
over 7.5 acre

JOGGING & CYCLING TRACKS
wide walkways, jogging
and cycling tracks

RETAIL SHOPS
a shopping mall, cafés and
multi cuisine restaurants

MULTIPLE
parks and dedicated play
areas for kids



ATLANTIS SPORTS COMPLEX

CHAMPIONSHIP LEVEL

FACILITY FOR SPORTS

ENTHUSIASTS

Olympic size swimming pool

Fitness center & Gymnasium

Lush green Soccer field

Cricket field

3 Outdoor & 3 Indoor Basketball courts

6 Court indoor Badminton arena

6 International size Squash courts

200 m Indoor jogging track

Multi-cuisine resto café

Club-lounge and Bar

Lavish accommodation

Banquet halls with conference facilities for 25-100 guests



UNFORGETTABLE EXPERIENCE
IN A TRANQUIL 60 ACRE NATURE
RESERVE ENVIRONMENT

Enclosed within 60-acre of a sun-kissed nature reserve park lies the rich flora of a 7.5 acre man-made lake, built to perfection. Picturesque surroundings and tranquil environs for those who seek to escape the ordinary.

WHERE EVERYTHING IS WITHIN REACH



KEY GROWTH DRIVERS



WELL-PLANNED ROADS

The 6-lane, 165km long, controlled-access expressway that connects Greater Noida to Agra will be further extended to join the Eastern Periphery Road up North and the Yamuna Expressway in the South. The internal roads within the sectors are also well laid out.



METRO CONNECTIVITY

Metro connectivity to Greater Noida is set to extend along two different alignments - The 21km metro route, starting from the zero point of Yamuna Expressway, with around 6 km in the Greater Noida city and the rest in the Yamuna Expressway city area.



JEWAR INTERNATIONAL AIRPORT

The upcoming Jewar International Airport, the second of its kind in Delhi-NCR, will lead to the eventual increase of population density in the area. It will save approximately 2 hours of travel time to the Delhi Airport.



EMPLOYMENT HUB

The presence of MNCs and a large number of IT companies such as Vivo, Oppo, NIIT, Stellar, Wipro etc., means an increased number of job opportunities in this area. 650 acre of land has already been reserved for a Special Economic Zone/Tech Zone.



BUDDH INTERNATIONAL CIRCUIT

The race track at the Buddh International Circuit remains a landmark in Greater Noida, as the venue of choice for various international races and events. Jaypee Sports City, a township planned next to this track, will be a fully integrated project with an international cricket stadium.



NIGHT SAFARI

The prestigious project for setting up India's first night safari on the Yamuna Expressway has finally taken off with the Greater Noida Development Authority having sent out its request for proposals.



SMART CITY

On the anvil is the earmarking of Greater Noida as a 'smart city', a part of the '100 Smart Cities' plan of the Government of India to promote infrastructural development and investment.



EDUCATION HUB

Apart from leading schools, the area has several institutions for higher studies such as the Birla Institute of Management Technology, Bennett University, Gautam Buddha University, Gargotias University and Shiv Nadar University.



KNOW YOUR NEIGHBOURHOOD

Within 15-20 minutes (approx.)

EDUCATION:
 Ryan International School
 Jaypee Public School
 GD Goenka Public School

HEALTHCARE:
 Noida Medicare Centre
 Jaypee Hospital

RETAIL:
 The Grand Venice Mall
 Ansal Plaza
 Omaxe Connaught Place

HOSPITALITY:
 Jaypee Green Spa & Resort
 Radisson Hotel
 Crowne Plaza

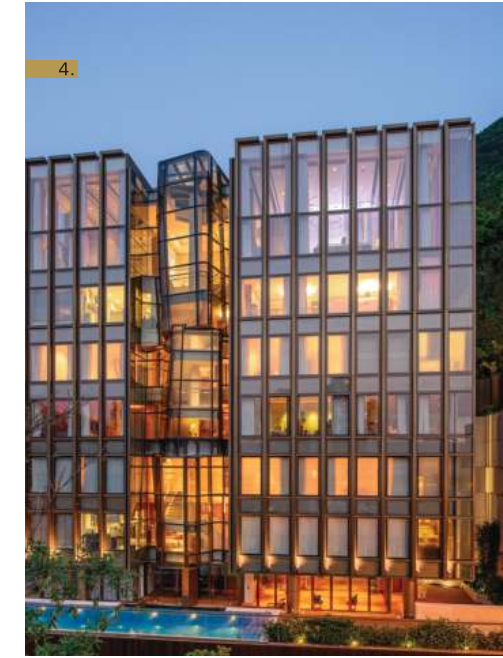
Within 20-30 minutes (approx.)

EDUCATION:
 Amity University
 Khaitan Public School
 Lotus Valley International School

HEALTHCARE:
 Apollo Hospital
 Fortis Hospital
 Max Hospital

RETAIL:
 The Great India Place
 DLF Mall of India
 RST Galleria

HOSPITALITY:
 Mosaic Hotel
 Fortune Inn
 Park Plaza



1. BOULEVARD PLAZA, DUBAI 2. U-BORA TOWERS, DUBAI 3. OCEAN HEIGHTS, DUBAI (DESIGNED BY ANDREW BROMBERG OF AEDAS)
4. THR350, HONG KONG 5. GRAMERCY, HONG KONG 6. FORTUNE CENTRE, XIAMEN, CHINA 7. CENTER 66, WUXI, CHINA
8. NAPIER, SINGAPORE

CONCEPT BY
ACCLAIMED ARCHITECT

Aedas
SINGAPORE

Aedas is one of the world's leading global architectural firms based in Singapore. The group offers services in architecture, interior design, landscaping & building consultancy for mixed-use, commercial, retail, residential, hospitality & social infrastructure, as well as master planning and urban design within Asia, the Middle East, Europe and America.

Aedas global platform for creative excellence in design enables some of the world's most talented designers to plug into the latest information and delivery systems they need to produce truly world-class design solutions.



EXCELLENCE IN PROGRESS

BL
BEETLE LAP
 BY H&S



Sector-25, Yamuna Expressway
 2&3 BHK Apartments & Penthouses

f **Première**
 BY H&S



Yamuna Expressway overlooking F1 Track
 2&3 BHK Fashion Residences

BW
BOULEVARD WALK
 BY H&S



Excellent location - Greater Noida West
 Retail outlets, Hypermarket, Multiplex,
 Food Courts, Anchor Stores & Lifestyle Brands



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 RESIDENCES BY H&S

Coming Soon to Noida



CREDITS

ARCHITECTS
AEDAS SINGAPORE & MODARCH INDIA

STRUCTURAL CONSULTANT
OPTIMUM DESIGN

LANDSCAPE CONSULTANTS
CONCEPT BY ZORAS

BRAND DESIGN
TRIVERSE ADVERTISING

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Noida Expressway, Noida-201303
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T +91 92122 80055
E info@homeandsoul.com
W www.homeandsoul.com

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Jaypee Greens
Greater Noida (UP)

