

**THE TAJ GREENS**

**PLOTS & FARMLANDS**

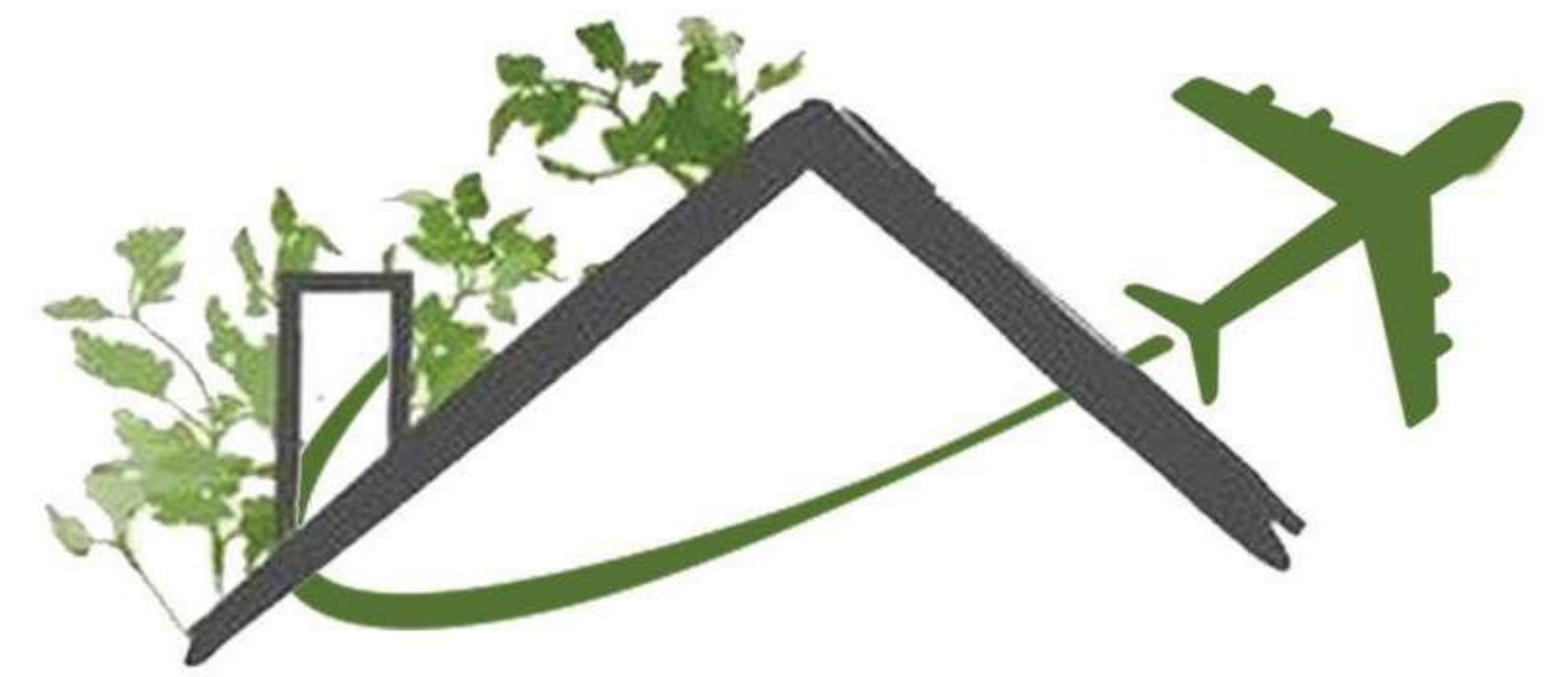
LUXURY LIVING EXPERIENCE IN YOUR BUDGET



# PLOTS & FARMLAND

AT YAMUNA EXPRESSWAY,  
NEAR FILM CITY & JEWAR AIRPORT

**LIFE** CLOSE TO  
NATURE



**THE TAJ GREENS**

**PLOTS & FARMLANDS**

LUXURY LIVING EXPERIENCE IN YOUR BUDGET







**THE TAJ GREENS**

**PLOTS & FARMLANDS**

LUXURY LIVING EXPERIENCE IN YOUR BUDGET

## About

We have started this project in 2011 on Yamuna Express way with a concept of Home for everyone. It is Affordable and approved housing project on Yamuna expressway with the Close proximity of Film city and Jewar Airport. It is a 70 Acres project with plots and Farmhouses. It is on of the finest location in NCR region with so many renowned builder like Jaypee, Oris, Supertech, Gaur etc.

It is one of the fastest selling and among the best township on Yamuna Expressway in terms of design, development and value for the money.







**WELCOME TO *THE TAJ GREENS***

**NATURE IS THE PLACE  
WHRE YOUR SOUL GO FREE**



# YAMUNA EXPRESSWAY

- F-1 Racing Track spread across 874 acres with 1,000 crore investment.
- Jaypee Sports City with cricket stadium, tennis-court complex, swimming pools and multiple purpose indoor stadiums.
- Greater Noida International Cricket Stadium with seating capacity of 1,00,000 spectators.
- Indian Exhibition Centre designed for hosting world class exhibitions and events, 50000 guest capacity.
- Hosted 12th & 13th international Auto Expo in years 2014 & 2018 respectively.
- Great Adventure Mall with entertainment avenues like Helicopter joyride, Artificial beach, Reverse bungee jumping, Wax Museum, 5D theatre etc.
- Heliport at strategically located Knowledge Park 2.
- Special Economic Zones IT Tech Zone spread across 650 acres with 15 divided plots among Wipro (100 acres), NIIT (25 acres), Unitech (50 acres), Ansals (75 acres) HCL, Globus Business Park, Great Adventure Mall, World Trade Park, Infosys etc.





**Buddha International Circuit 15 min Drive**

**VIVO & LAVA Mobile**

**Patanjali 8 to 10 min Drive**

**Film City 6 min Drive**

**Disney Land 5 min drive**

**THE TAJ GREENS**

**130 Mtr Road Connecting Delhi**

**TEXTILE & HANDCRAFT PARK**

**120 Meter YEIDA Ring Road**

**Yamuna Expressway 5 min Drive**

**Olympic Village**

**Medical Device Park 7 - 8 min drive**

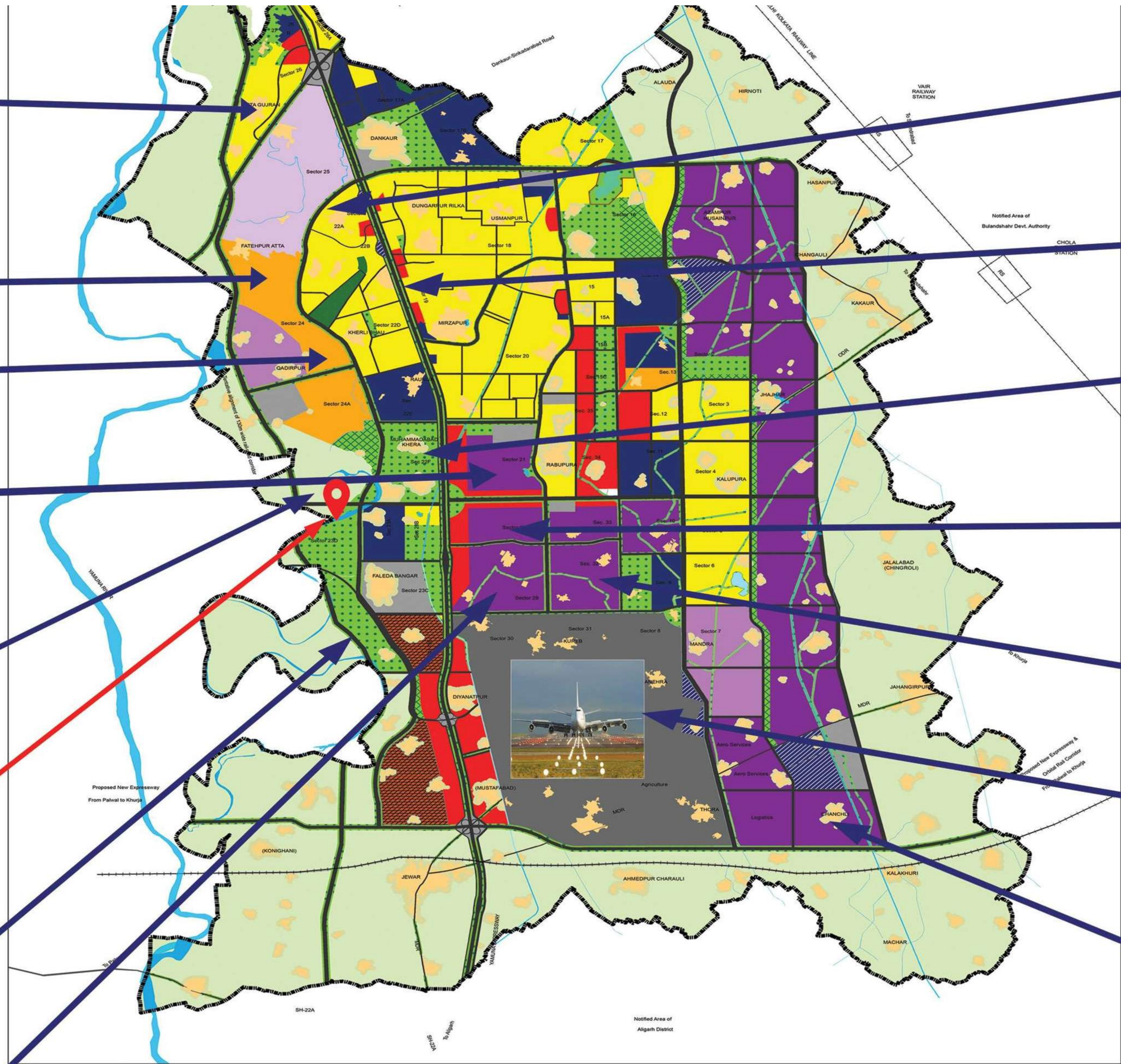
**Metro Coach Factory**

**Jewar Airport 8 to 10 min Drive**

**Logistic Park**



**THE TAJ GREENS**  
**PLOTS & FARMLANDS**  
LUXURY LIVING EXPERIENCE IN YOUR BUDGET



<b>Legend</b> Planning_Area_Boundary Railway_Line <b>Proposed Land Use</b> <b>RESIDENTIAL</b> Residential Abadi Abadi Extension <b>COMMERCIAL</b> Commercial <b>INDUSTRIAL</b> Multiple Landuse Industry Industry <b>INSTITUTION</b> Institution <b>MIXED USE</b> Multiple Landuse Hospitality Mixed Use <b>SPECIAL DEVELOPMENT ZONE</b> SDZ	<b>TRANSPORTATION</b> Transport Roads Airport <b>GREENS</b> Parks Recreational Green Forest <b>AGRICULTURE</b> Agriculture Water Body	<b>Map Title</b> <b>Proposed Landuse</b> <b>Project:</b> <b>MASTER PLAN - 2041</b> <b>YAMUNA EXPRESSWAY INDUSTRIAL DEVELOPMENT AREA (PHASE - I)</b> <b>PREPARED FOR:</b> Yamuna Expressway Industrial Development Authority (A Government of Uttar Pradesh Undertaking) <b>PREPARED BY:</b> MaRS MaRS Planning & Engineering Services Pvt. Ltd. Main Kung, 92 Jyoti Path, Dabhi, Doranda, Ranchi 834 002, Jharkhand Website: www.marsconsultancy.com Email: info@marsconsultancy.com / Phone: +91 - 7781000167
---	---	---



===== UPCOMING DEVELOPMENT NEAR BY =====  
===== DISTANCE FROM OUR PROJECT =====

**Sector – 21**

**FILM CITY**

**1000 Acres Approx.**

Distance-9min

**Sector – 22B,D,E,F**

**PATANJALI  
RESIDENTIAL  
OLYMPIC VILLAGE**

Distance-7min

**Sector – 23C**

**ISBT**

Distance-15min

**Sector – 24 , A**

**PATANJALI  
HALDIRAM  
LAVA & VIVO**

Distance-5min

**Sector – 28**

**MEDICAL DEVICE PARK  
FURNITURE HUB  
SIFY DATA CENTER**

Distance-9min

**Sector – 29**

**APPAREL PARK  
TEXTILE PARK  
MSME**

Distance-15min

**Sector – 31**

**ATS**

Distance-7min

**Sector – 32**

**METRO  
COACH FACTORY  
AVERY DENNISON**

Distance-12min

**Sector – 33**

**TOY CITY  
TRANSPORT NAGAR**

Distance-12min



# UPCOMING DEVELOPMENT



**JEWAR INTERNATIONAL  
AIRPORT**



**FILMCITY**



**METRO COACH  
FACTORY**



**OLYMPIC VILLAGE**



**PANTANJALI**



**DISNEY LAND**



## Salient Features

- Water and electricity.
- Gated Community.
- Children play park area.
- Near by Jewar Airport, IT Hub, Night Safari & proposed Transport Nagar
- Close vicinity from Yamuna Expressway & Film City

## Attractive Features

- 70 Acres of free hold land, under residential and commercial.
- 2200 plots.
- Plot Sizes: 100 sq. yards onwards
- Farmlands starting from 1210 sq. yards

## WHY THE CENTRAL ENCLAVE?

### YOUR LANDS

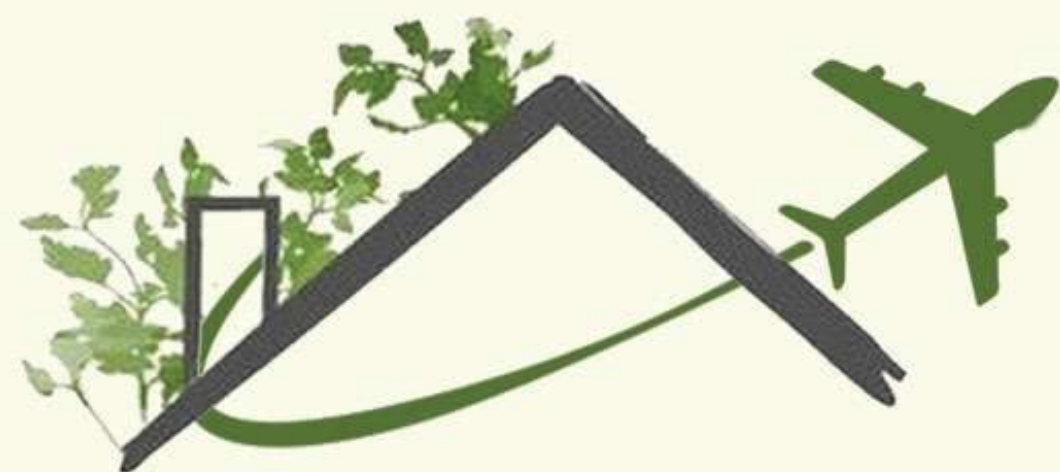
- Registry Available
- Not a riverbed Land
- RCC Construction allowed
- Govt Electricity available
- Decontrolled Project
- 15 Min Drive to Jewar Airport
- Opposite to Film City
- Bang opposite to ISBT
- Gated community
- Roads, Streetlights & Safety

### OTHER LANDS

- Registry Issue
- River bed
- No RCC construction allowed
- No Electricity
- Notified Lands
- 45 Minutes drive to Jewar Airport
- No Roads, Street Light
- Insecure Residence



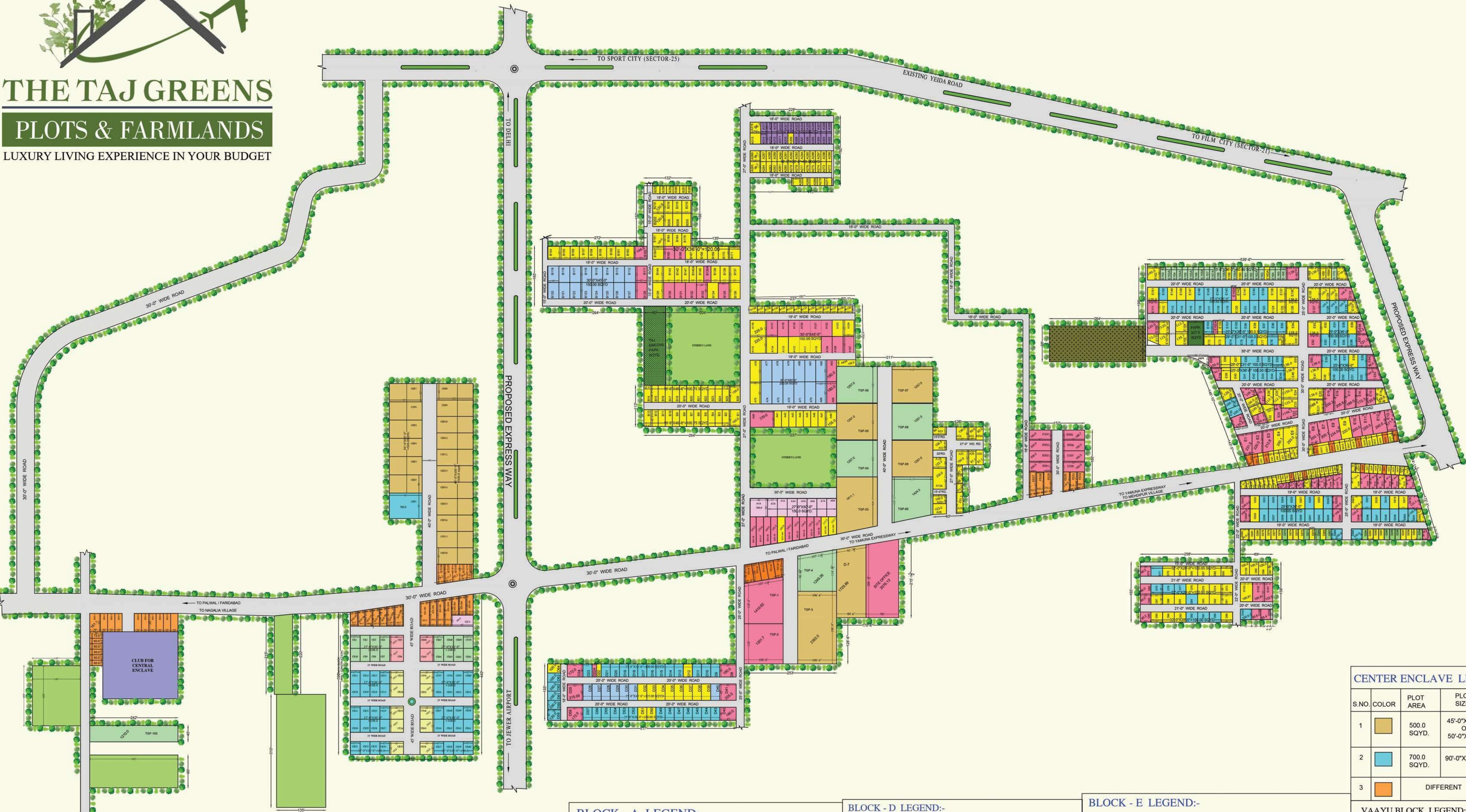




# THE TAJ GREENS

## PLOTS & FARMLANDS

LUXURY LIVING EXPERIENCE IN YOUR BUDGET



### CENTER ENCLAVE LEGEND:-

S.NO.	COLOR	PLOT AREA	PLOT SIZE	PLOT NO.
1		500.0 SQYD.	45'-0"X100'-0" OR 50'-0"X90'-0"	CEF2-CE18
2		700.0 SQYD.	90'-0"X 70'-0"	CEF1
3		DIFFERENT		SCO32-SCO36

### VAAYU BLOCK LEGEND:-

S.NO.	COLOR	PLOT AREA	PLOT SIZE	PLOT NO.
1		108.0 SQYD.	27'-0"X36'-0"	CE1-CE4,CE7-CE10,CE61-CE64,CE67-CE70.
2		152.0 SQYD.	38'-0"X36'-0"	CE5,CE6,CE65,CE66

### JAL BLOCK LEGEND:-

S.NO.	COLOR	PLOT AREA	PLOT SIZE	PLOT NO.
3		108.0 SQYD.	27'-0"X36'-0"	CE11-CE14,CE17-CE24,CE27-CE34,CE37-CE44,CE47-CE54,CE57-CE60
4		152.0 SQYD.	38'-0"X36'-0"	CE15,CE16,CE25,CE26,CE35,CE36,CE45,CE46,CE55,CE56
5		200.0 SQYD.	30'-0"X60'-0"	CE71

### COMMERCIAL:-

S.NO.	COLOR	PLOT AREA	PLOT SIZE	PLOT NO.
6		DIFFERENT		SCO25-SCO29J

### BLOCK - A LEGEND:-

S.NO.	COLOR	PLOT AREA	PLOT SIZE	PLOT NO.
1				SOLD
2		200.0 SQYD.	30'-0"X60'-0"	A69-A74,A77-A82
3		150.0 SQYD.	30'-0"X45'-0" 27'-0"X50'-0"	A107-A109,A117-A122 A1A-A8A
4		50.0 SQYD.	15'-0"X30'-0"	A302-A308,A310-A314, A317-A324
5		DIFFERENT		A40,A68,A83

### COMMERCIAL

S.NO.	COLOR	PLOT AREA	PLOT SIZE	PLOT NO.
6		DIFFERENT		SCO30-SCO34, SCO35-SCO38

### BLOCK - D LEGEND:-

S.NO.	COLOR	PLOT AREA	PLOT SIZE	PLOT NO.
1				SOLD
2		125.0 SQYD.	25'-0"X45'-0"	D26-D31,D40.
3		100.0 SQYD.	25'-0"X30'-0" 32'-0"X28'-0" 30'-0"X30'-0"	D9-D11,D13-D21,D23,D43-D49,D52-D57, D59-D63,D224,D226,D228-D231, D236-D243,D246-D251, D71,D77-D79,D84,D87,D90-D92, D265,D266.
4		50.0 SQYD.	15'-0"X30'-0"	D254,D258-D260, D264,D267-D269, D271-D275.
5		DIFFERENT		D8,D22A,D24,D25,D41,D42,D58,D72,D80, D88,D96,D101,D102,D105,D106,D200-D202, D204-D207,D207,D209,D213,D215,D216, D223,D233,D234,D244,D245,D253, TGF-1,TGF-2, SITE OFFICE

### COMMERCIAL

S.NO.	COLOR	PLOT AREA	PLOT SIZE	PLOT NO.
9		DIFFERENT		SCO25-SCO29

### BLOCK - E LEGEND:-

S.NO.	COLOR	PLOT AREA	PLOT SIZE	PLOT NO.
1				SOLD
2		100.0 SQYD.	25'-0"X36'-0"	E35,E36,E41-E45,E49-E52,E55, E57-E59,E62-E65,E74-E76,E78, E83-E86,E90-E91,E95-E97, E99-E101,E103,E113-E119, E121-E123,E128-E130,E139, E140,E143-E146,E150
3		60.0 SQYD.	15'-0"X36'-0"	E153-E158A,E159A,E161-E163 E164 - E166 , E170
4		DIFFERENT		E1-E3,E6-E68,E-10-E13,E15-E19, E22,E27,E28,E31,E33,E34,E38, E53,E54,E60,E69,E82,E87,E88, E102A,E109,E111,E127,E132, E142A,E167,E501-E508

### COMMERCIAL:-

S.NO.	COLOR	PLOT AREA	PLOT SIZE	PLOT NO.
8		50.0 SQYD.	15'-0"X30'-0"	ES2,ES4,ES11,ES14,ES19,ES24
9		DIFFERENT		ES1,ES26-ES32

DATE:- 30-03-2023

VERSION:- 04

NORTH:-

PROJECT BY:-



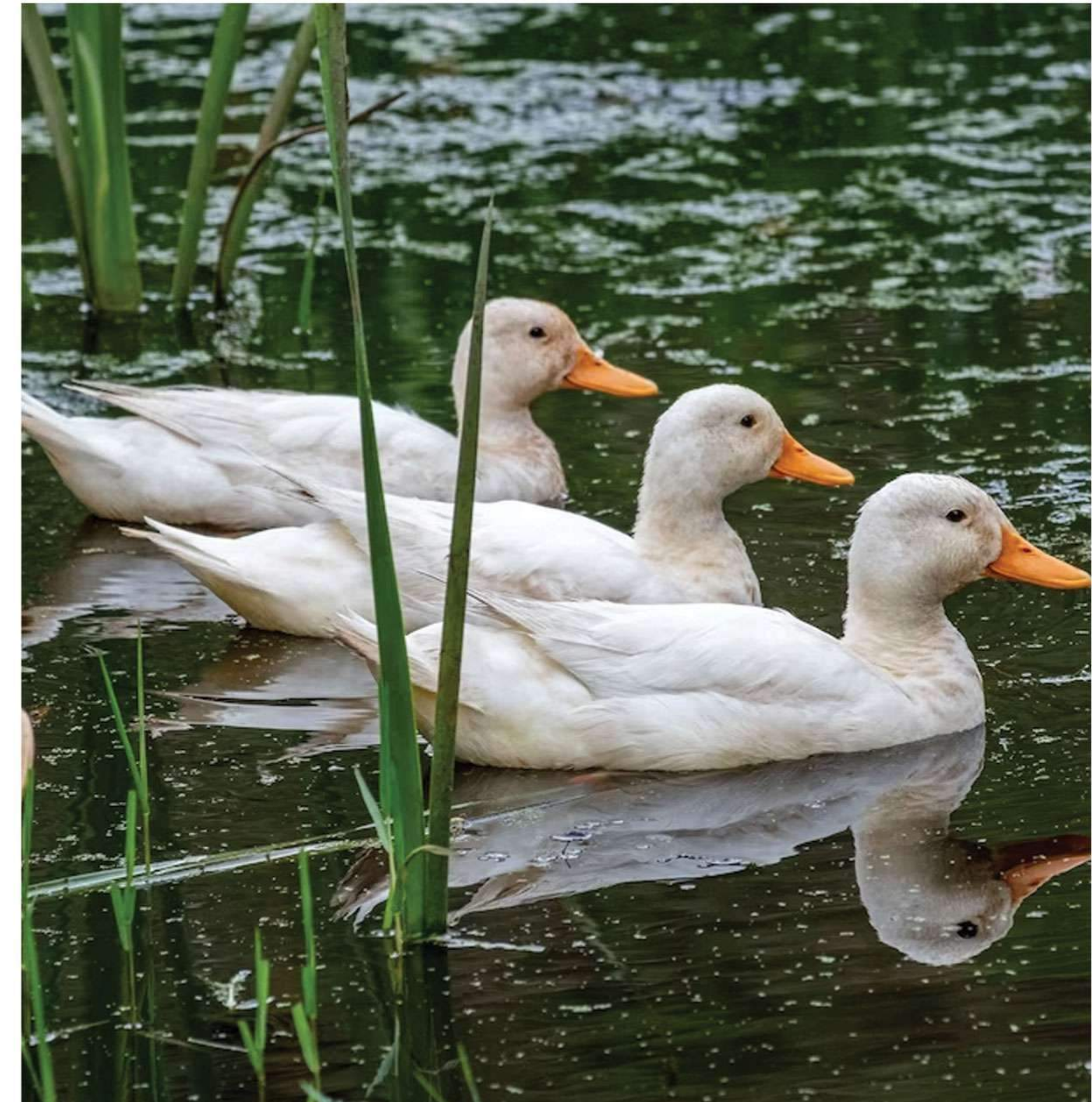
**PROPZONE REALCON**  
(P). LTD.

### BLOCK - B LEGEND:-

S.NO.	COLOR	PLOT AREA	PLOT SIZE	PLOT NO.
1				SOLD
2		150.0 SQYD.	30'-0"X45'-0"	B112-B127,B130-B133, B135
3		DIFFERENT		B111,B128,B163, B165,B166



# NATURE IS NOT PLACE TO VISIT, **ITS YOUR HOME**



ORGANIC FARMING

YOGA RETREAT

EXOTIC BEAUTY









## PERFECT LOCATION IN THE LAP OF CONVENIENCE



0 min - Yammuna Expressway

5 min - Patanjali Food Park

5 min - Filmcity

12 min - Jewar Airport

30 min - Faridabad



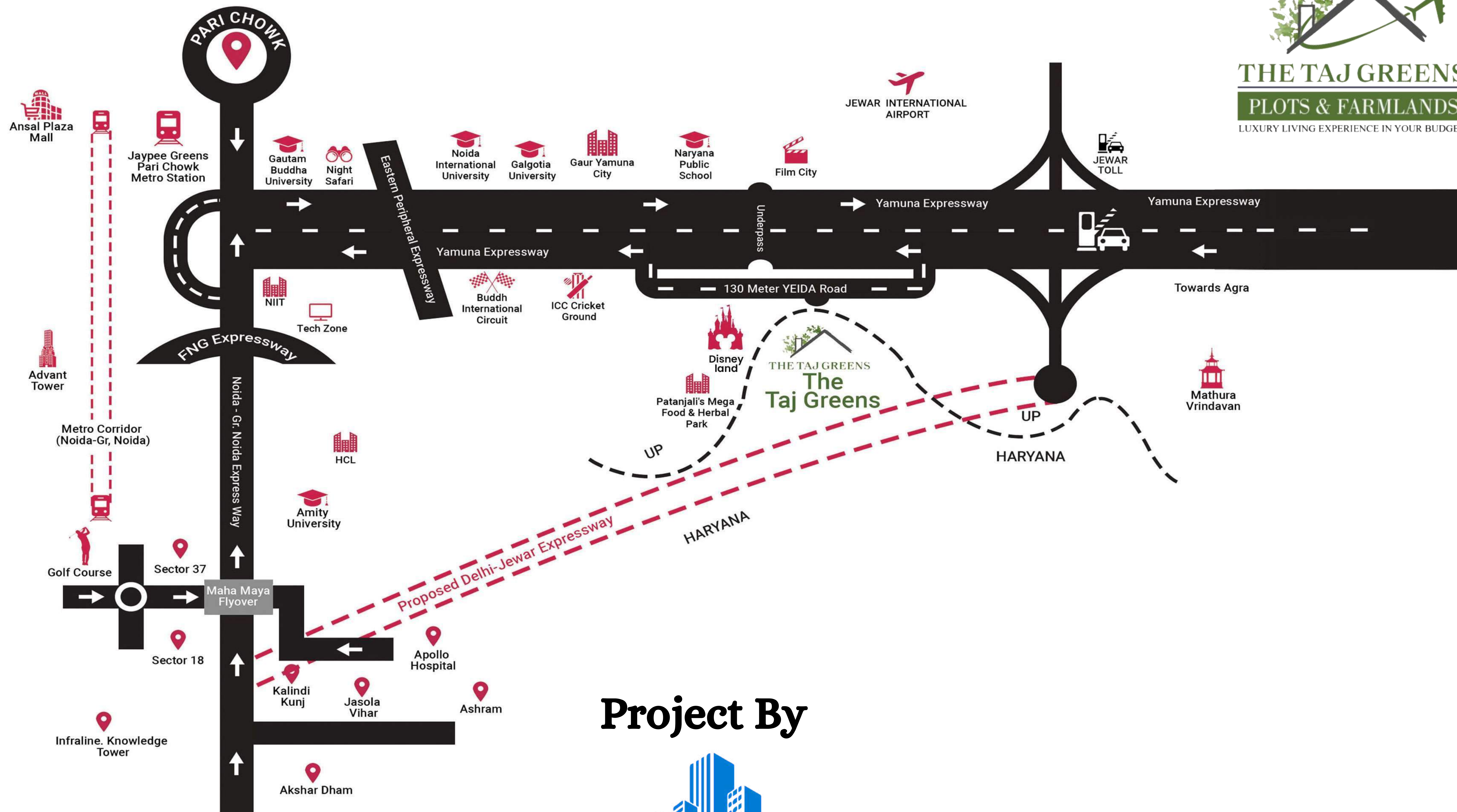




**THE TAJ GREENS**

**PLOTS & FARMLANDS**

LUXURY LIVING EXPERIENCE IN YOUR BUDGET



## Corporate Office:

218, U.S, Complex, Mathura Road,  
Opposite Apollo Hospital, Jasola, New Delhi, 110025

## Project By



## Site Address:

Vii. Nanglia Palwal, Haryana  
Opposite FilmCity, Near Yamuna Expressway & Jewar Airport

✉ [infopropzonerealcon@gmail.com](mailto:infopropzonerealcon@gmail.com)  
[www.propzonerealcon.com](http://www.propzonerealcon.com)