



**ELITE GROUP**

Golfgreen Mansions Pvt. Ltd.

**Corporate**

H-58, Sector-63, Noida (UP)

India 201301

Phone 0120-4566000

Email [info@elitegroup.co](mailto:info@elitegroup.co)

Web [www.elitegroup.co](http://www.elitegroup.co)



Visit our website

**Site**

GH-03A, Sector-10, Greater Noida

West (UP) 203207



Scan for location

**UP Rera Registration No.**

UPRERAPRJ916631/02/2024

**Sales enquiry**

 **+91 92133 31222**



Indian Green Building Council

IGBC GREEN BUILDING CERTIFIED

**Disclaimer:**

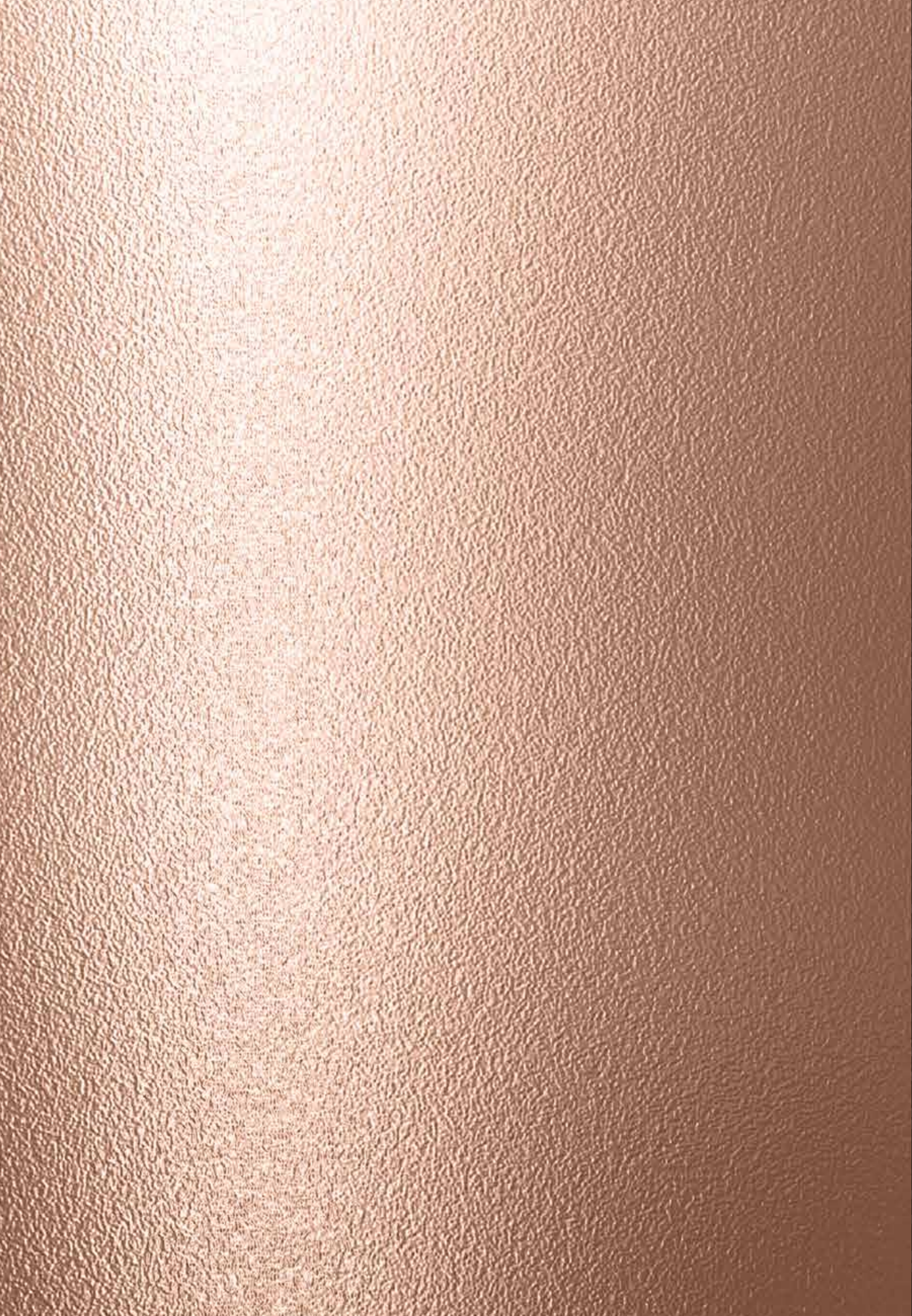
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# Unveiling the **X**-Factor



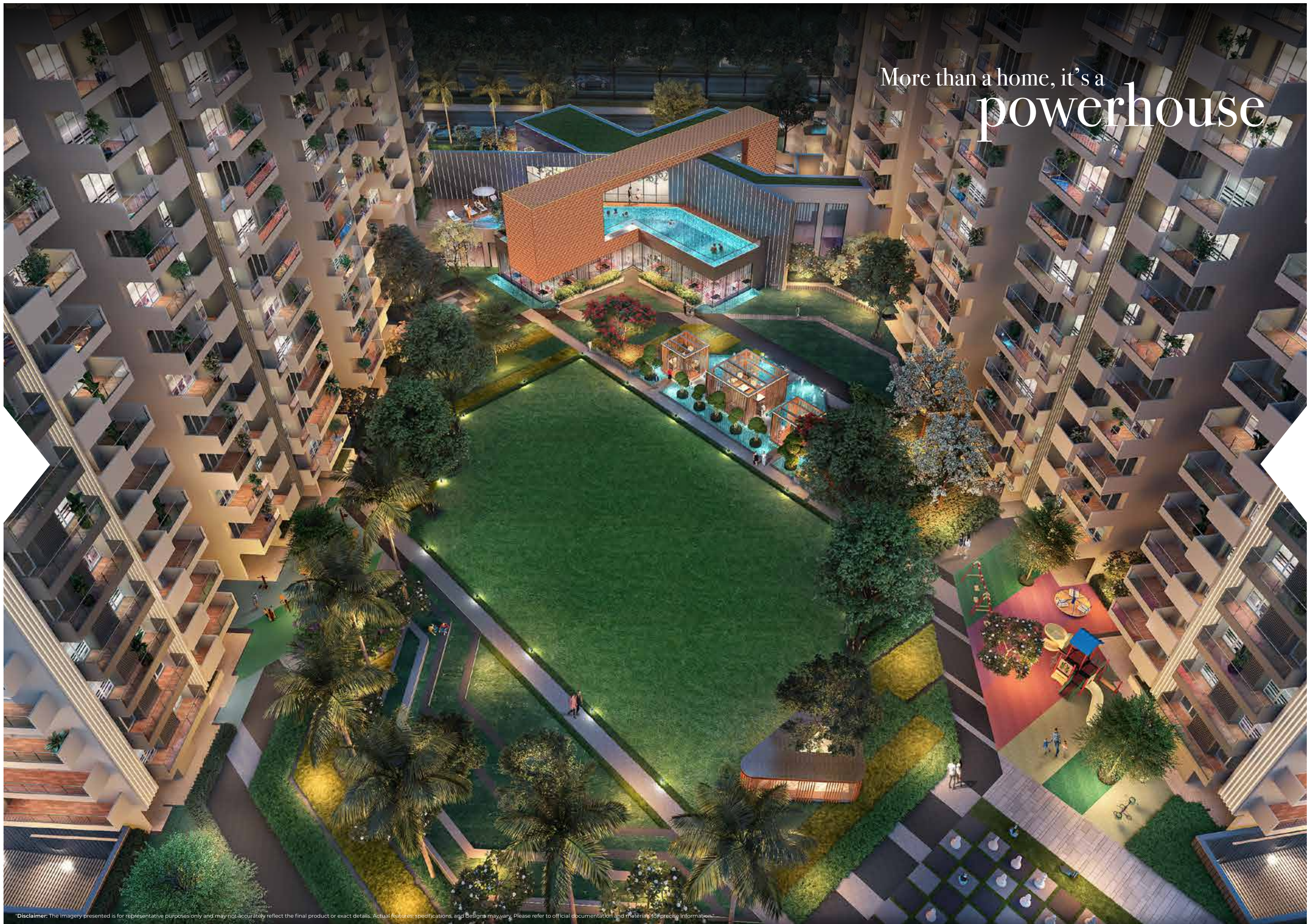
**ELITE - X**

Sector - X, Greater Noida West, Uttar Pradesh



Your home with an oomph!

More than a home, it's a  
**powerhouse**



Disclaimer: The Imagery presented is for representative purposes only and may not accurately reflect the final product or exact details. Actual features, specifications, and designs may vary. Please refer to official documentation and materials for precise information.



Embrace the **X**traordinary

**S**ublime in every facet, where the ordinary transcends to embrace the extraordinary. Our residences embody a harmonious fusion of artistry, sophistication, and innovation, creating an ambiance that resonates with refined elegance. Here, luxury isn't just a concept; it's a way of life, where every moment is imbued with grace and opulence.



Enter the **enigma**

of a home driven by

**X** factor



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Let this be the grand entry to your

biggest dream



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An address

that embodies the



N

estled in Sector X Greater Noida, Elite X, represents landmark living. Bringing together a world of conveniences, comfort and seamless connectivity, it's an opulent affair of extravagance and grace.





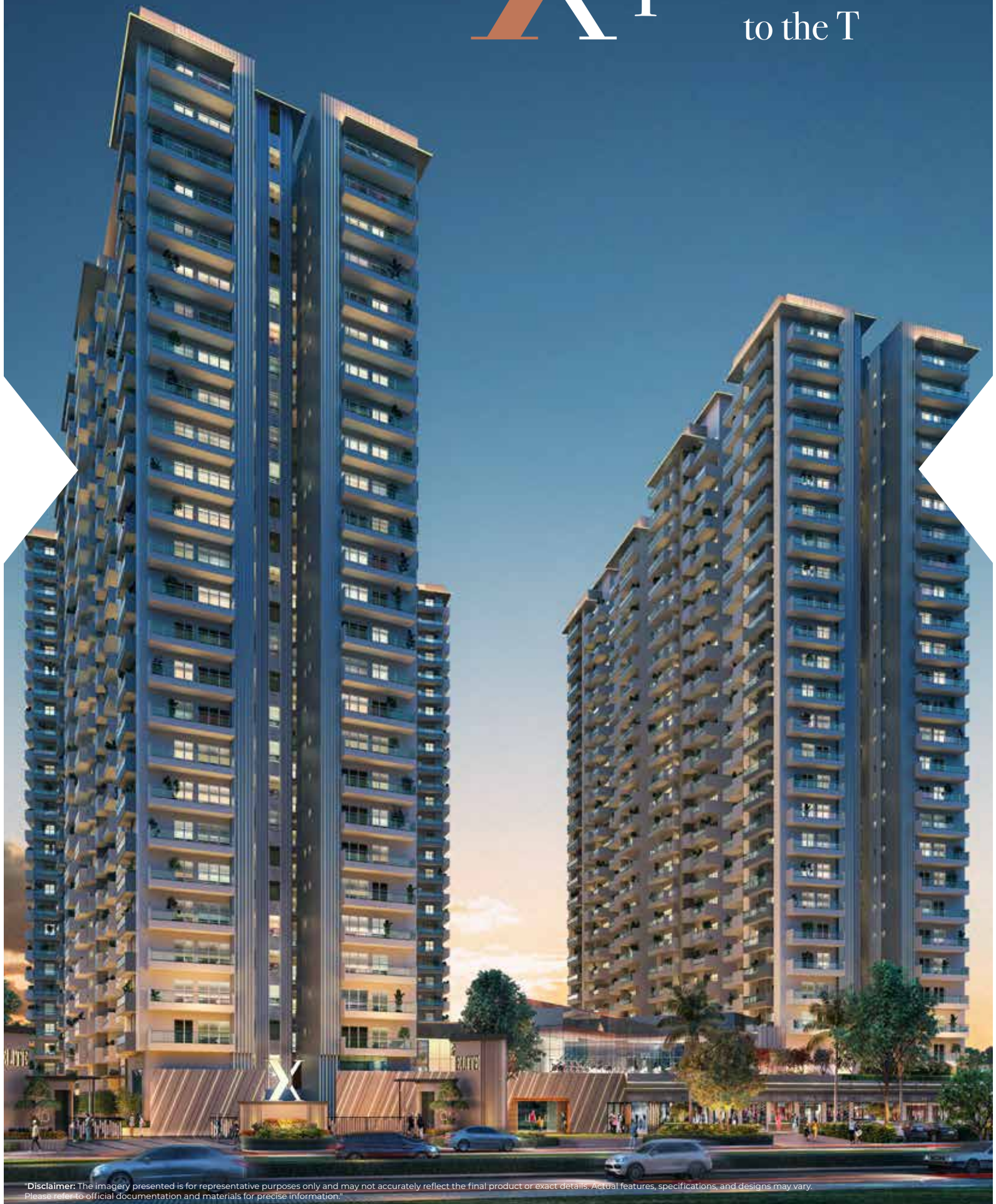
Coveted. Upscale. Worthy.

## Connectivity

Greater Noida West (Sampooranam), Saini, Bus Stop	1.2 km
Maripat Railway Station	05 km
Yatharth Hospital	8.4 km
Sector 51-81 Metro Station	14.7 km
India Gate	36.3 km
Indira Gandhi International Airport	47.6 km
Jewar Airport	60.9 km



# Xquisite to the T



# 5.44

Acres of sprawling space

# 69%

Open area

# 3 & 4

BHK expansive homes

## *Amenities*

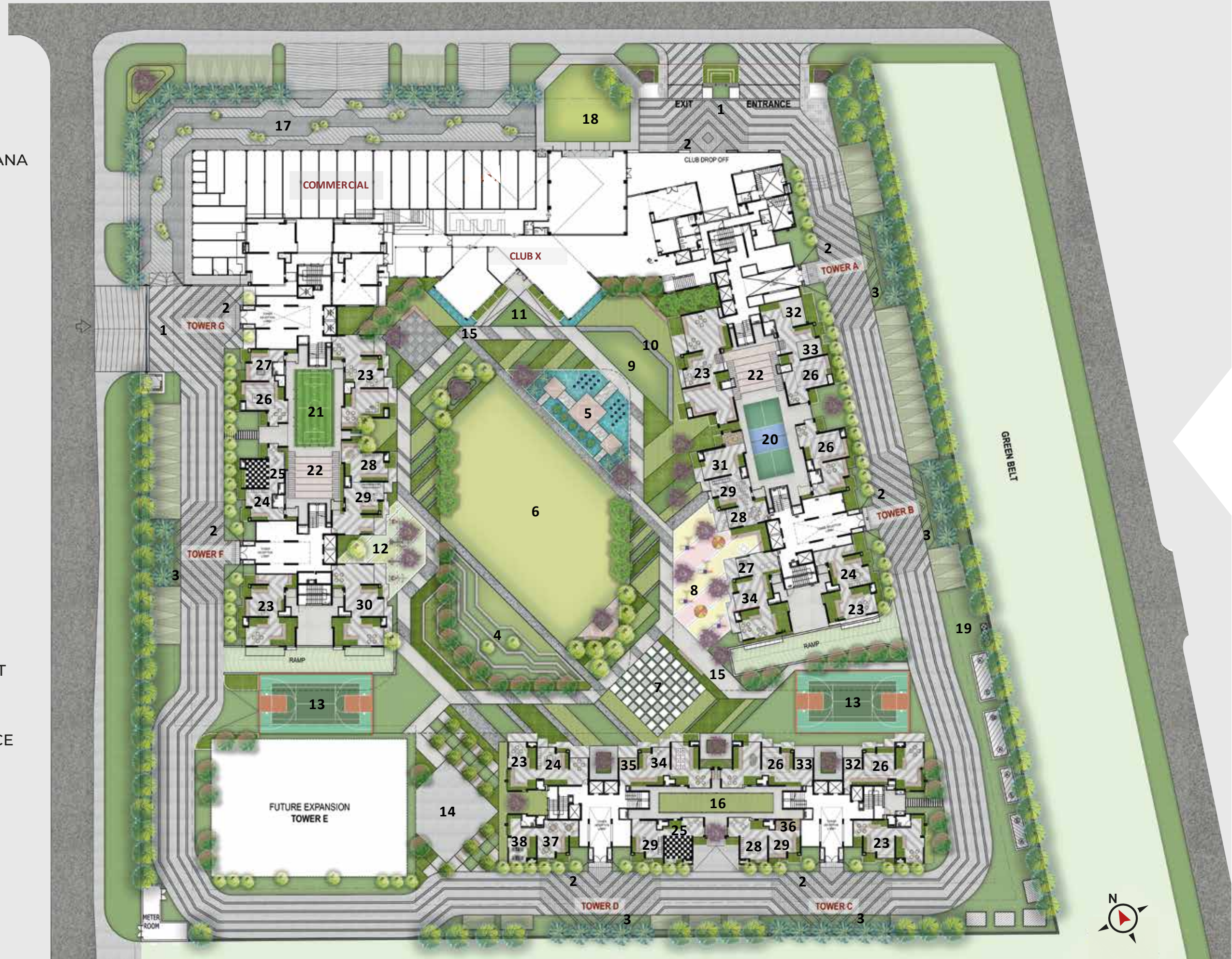
World-class Gym, Expansive Lobby, Tranquil Swimming Pool  
Engaging Hobby Studio, Amazing Kids' Play Area, Iconic Structure  
Vibrant Landscaped Greens, Integrated Business Centre  
Serene Spa, Majestic Facade

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# Master plan

- 1.. ARRIVAL COURT/ EXIT
2. DROP OFF
3. FEATURE WALL
4. AMPHITHEATRE
5. WATER FEATURE WITH CABANA
6. LAWN
7. CHESS COURT
8. KIDS PLAY
9. YOGA LAWN
10. REFLEXOLOGY PATH
11. SCULPTURE GARDEN
12. OPEN GYM
13. MULTIPURPOSE COURT
14. SKATING RINK
15. JOGGING TRACK
16. CRICKET PITCH
17. COMMERCIAL PLAZA
18. PARTY LAWN
19. PET PARK
20. BADMINTON COURT
21. MINI FOOTBALL
22. STEPPED SEATING
23. INDOOR SEATING
24. READING ZONE
25. CHESS COURT WITH SIT OUT
26. TABLE TENNIS
27. SOCCER TABLE WITH SIT OUT
28. BABY GYM
29. KIDS' EQUIPMENT
30. YOGA DECK/DANCE PRACTICE
31. INTERACTIVE WALL
32. MINI GOLF
33. FOOT POOL
34. WALL CLIMBING
35. SAND PIT
36. BALL POOL
37. CARROM/LUDO TABLE
38. CHESS TABLE



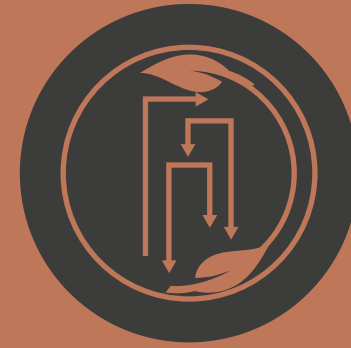


# Master Plan with Club Terrace



# Xemplary Sustainable...

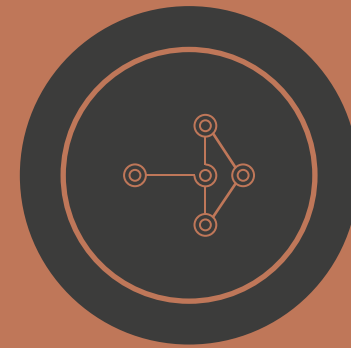
Our innovative dwelling is meticulously designed with environmental consciousness in mind, ensuring luxury and sustainability seamlessly intertwines. Our vast landscapes, harmonious designs and ingenious elements offer a sublime living while making the root of your home and sustainability stronger.



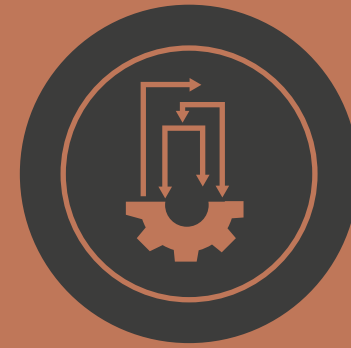
Sustainable



Wellnes



Innovation



Functionality



Technology



The artistry of **X**ceptional  
Livng

**X**cellence in every stride, in every corner. From the moment you enter, you'll be enveloped in an atmosphere of exclusivity and refinement, where every bend exudes an air of grandeur. Planned strategically to reinforce the **5 elements of well-being**, our spaces are designed for an expansive as well as a holistic living.



Where the vast expanse  
*paints the canvas of memories*



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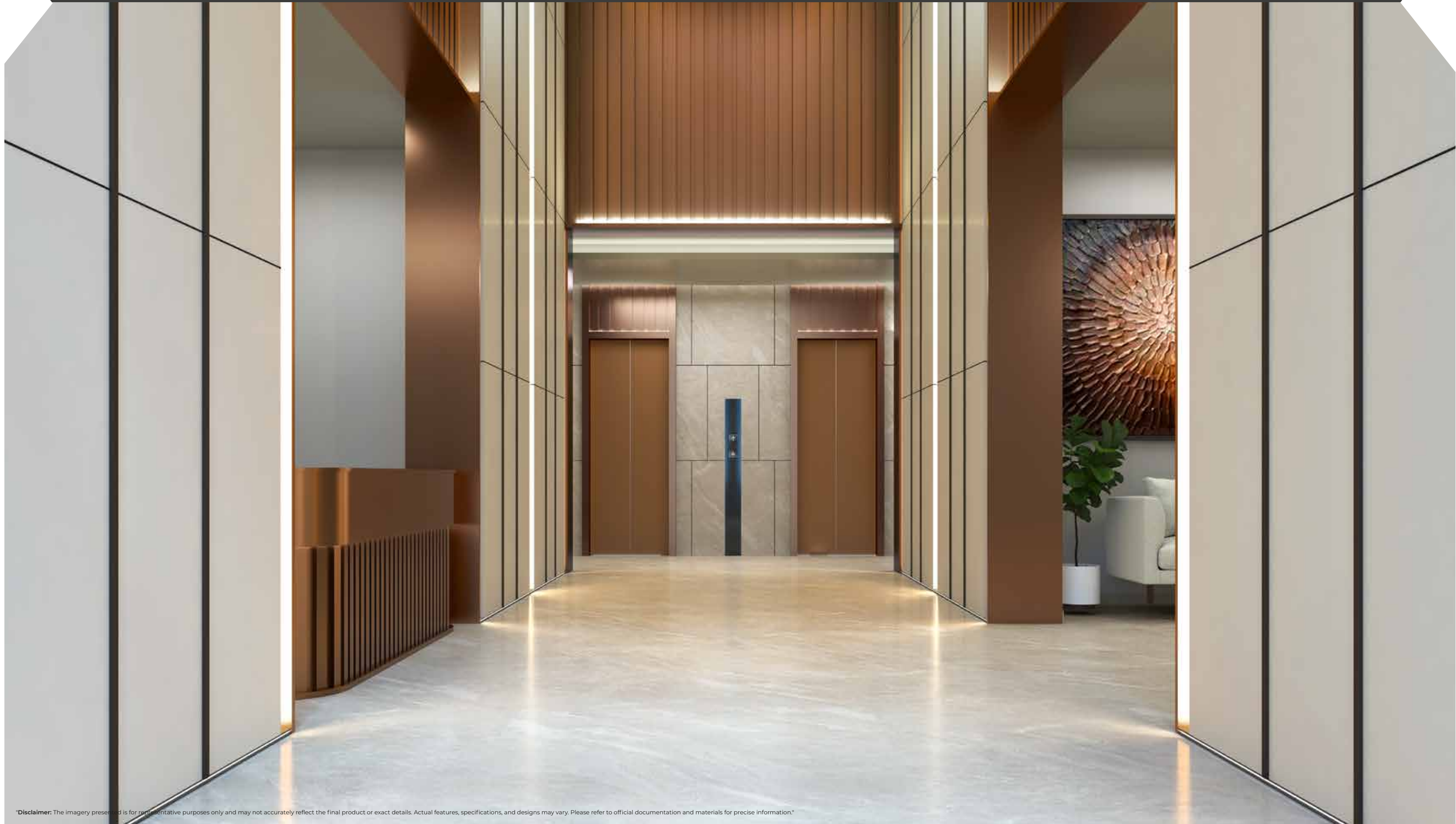
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Where kids  
*chase the wind*





Lift up your spirits  
*with the luxuries of life*



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Xtreme  
Wellness spaces

**H**ealthy mind and body are the greatest of wealth. Going by that notion, our wellness spaces offer you the most tranquil yet an upscale and vibrant urban retreat.

When you dip your feet in the  
*sea of luxury*, you know your worth



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*Well everything isn't blue,*  
when you share the heartiest laugh



Always keeping your  
*dreams and hopes afloat*



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Bring on the world,  
*one page at a time*

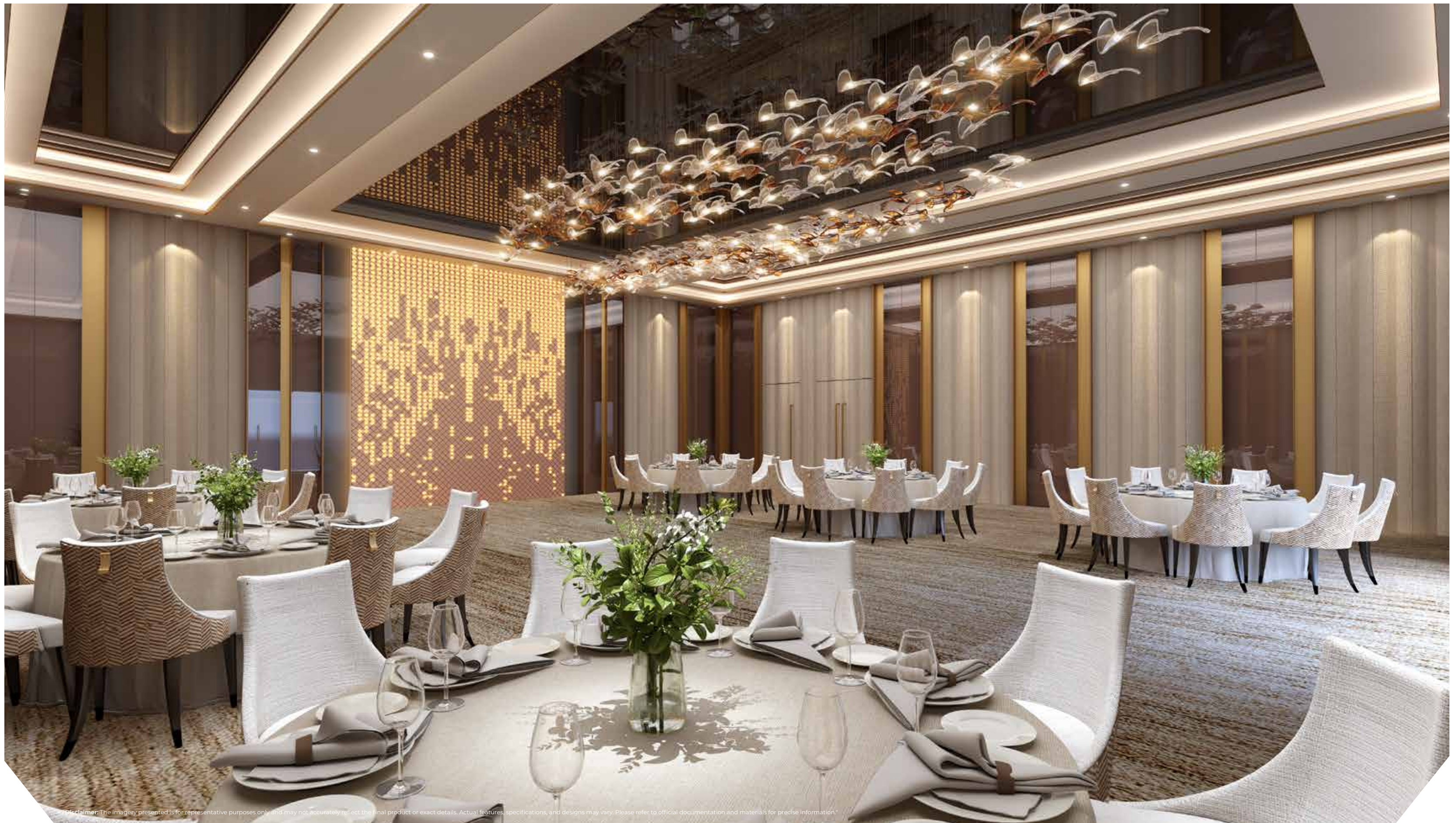




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Jump, play and  
*grow strong*





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Every moment, big or small is  
*worth a celebration*





Let moments age like a fine wine while you dine with  
*your loved ones*



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Rally your  
*way to victory*



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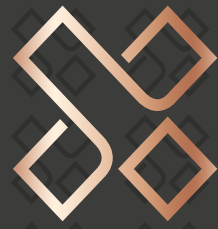
Bring on the  
*powerhouse within you*





**X**ceptional  
Innovative interiors

**X**ceptional living unfolding before your eyes. Elite X represents the epitome of elegance, innovation, and timeless beauty, combining an integrated architectural symphony, with meticulous craftsmanship.



*Expansive as your dreams,*  
only possible from your balcony



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*A sublime living*  
like none other



Where glasses clink and your  
*thoughts click*



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Here's where your dream take flight in a  
*comforting embrace*







Xuberant  
Functional living

Here every facet of living transcends the ordinary. An embodiment of artistry, sophistication and style, that embraces functionality in every brick.



We brought the  
*retail therapy home*



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**X**quisitely  
Crafted for the connoisseurs

—  
EXUBERANT

—  
LUXURY

—  
EXPERIENCE

—  
DEXTERITY

—  
EXHILARANT

—  
EXEMPLARY

—  
EXOTIC

—  
REFLEXIVE

—  
RELAXATION

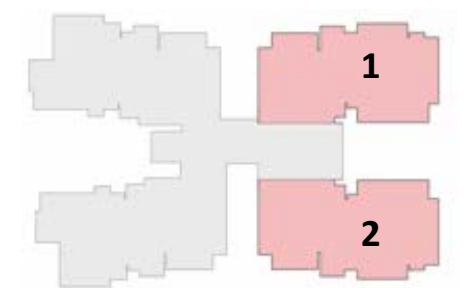
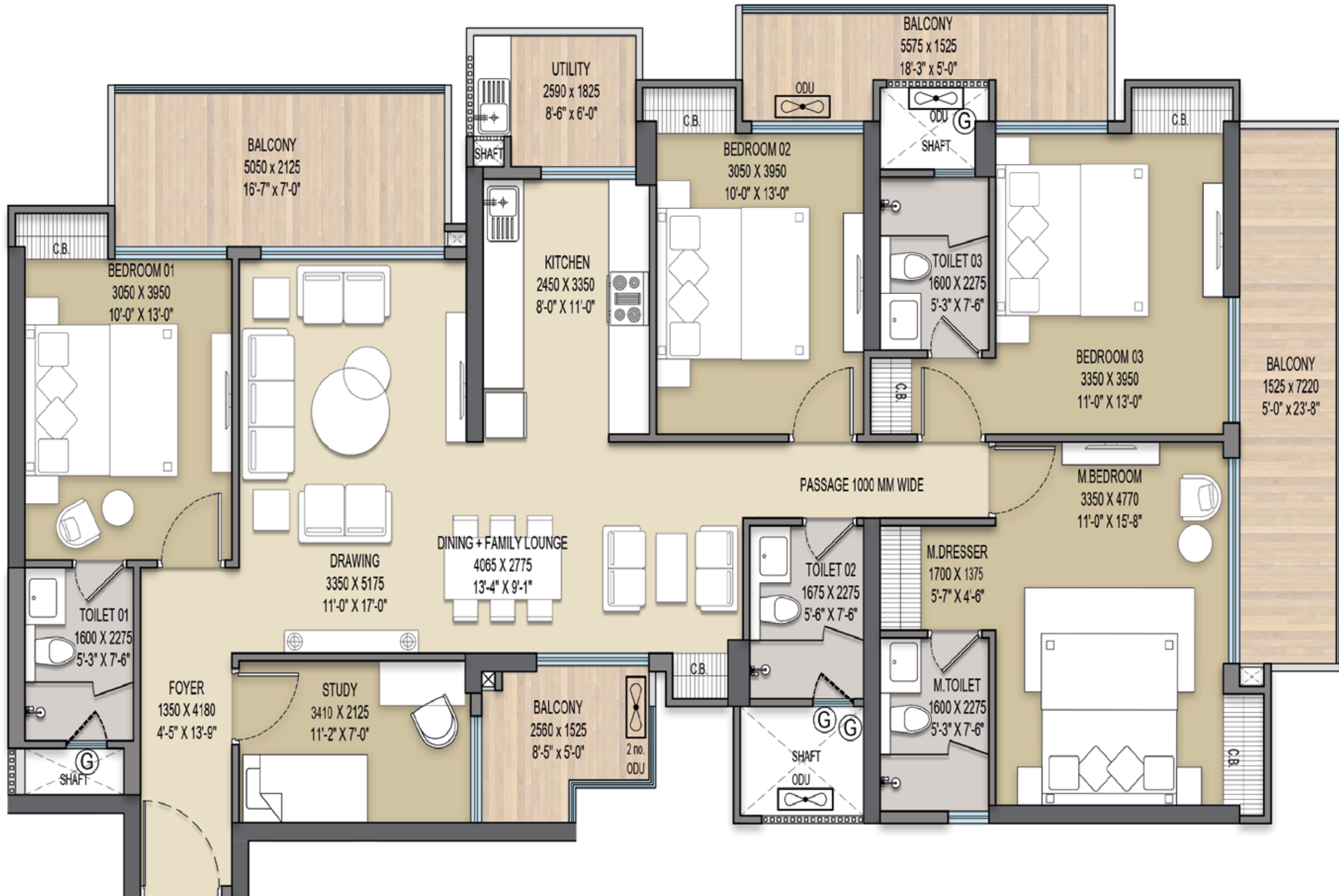
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EXALTED

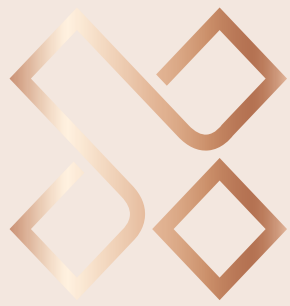


# Tower A

## UNIT 1 & 2

Unit	Super Area	Built up Area	Carpet Area
1 & 2	2638 sqft	2061.51 sqft	1471.92 sqft
1 & 2	245.076 sqm	191.519 sqm	136.745 sqm

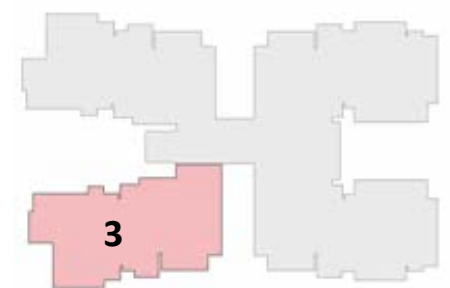
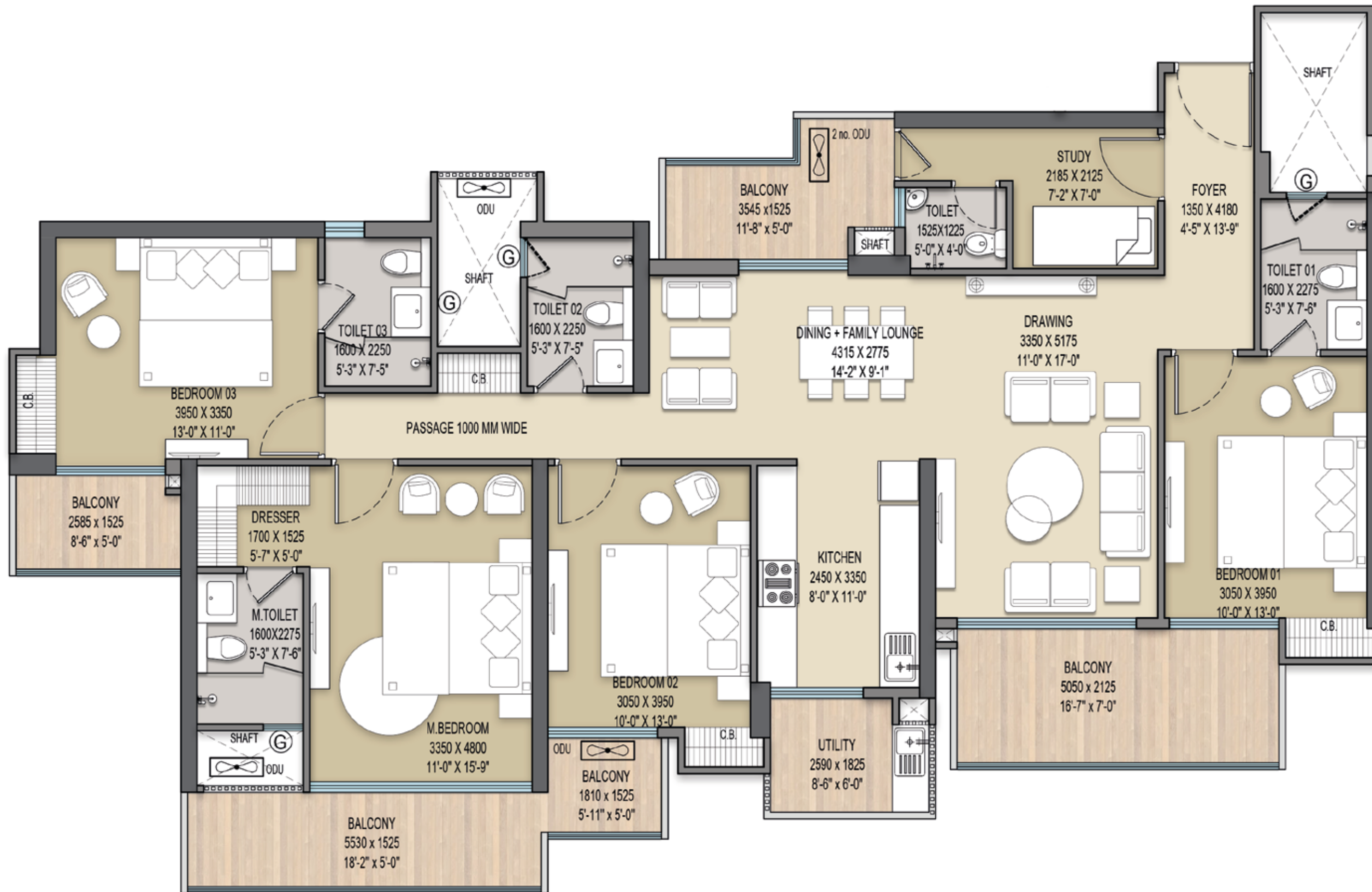


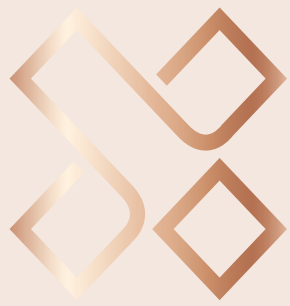


# Tower A

## UNIT 3

Unit	Super Area	Built up Area	Carpet Area
3	2638 sqft	2066.47 sqft	1471.33 sqft
3	245.076 sqm	191.980 sqm	136.690 sqm

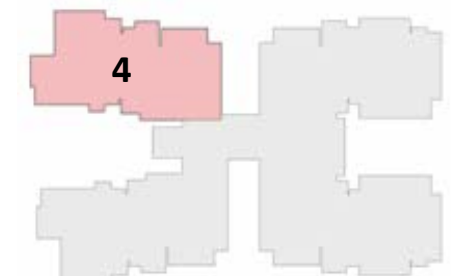
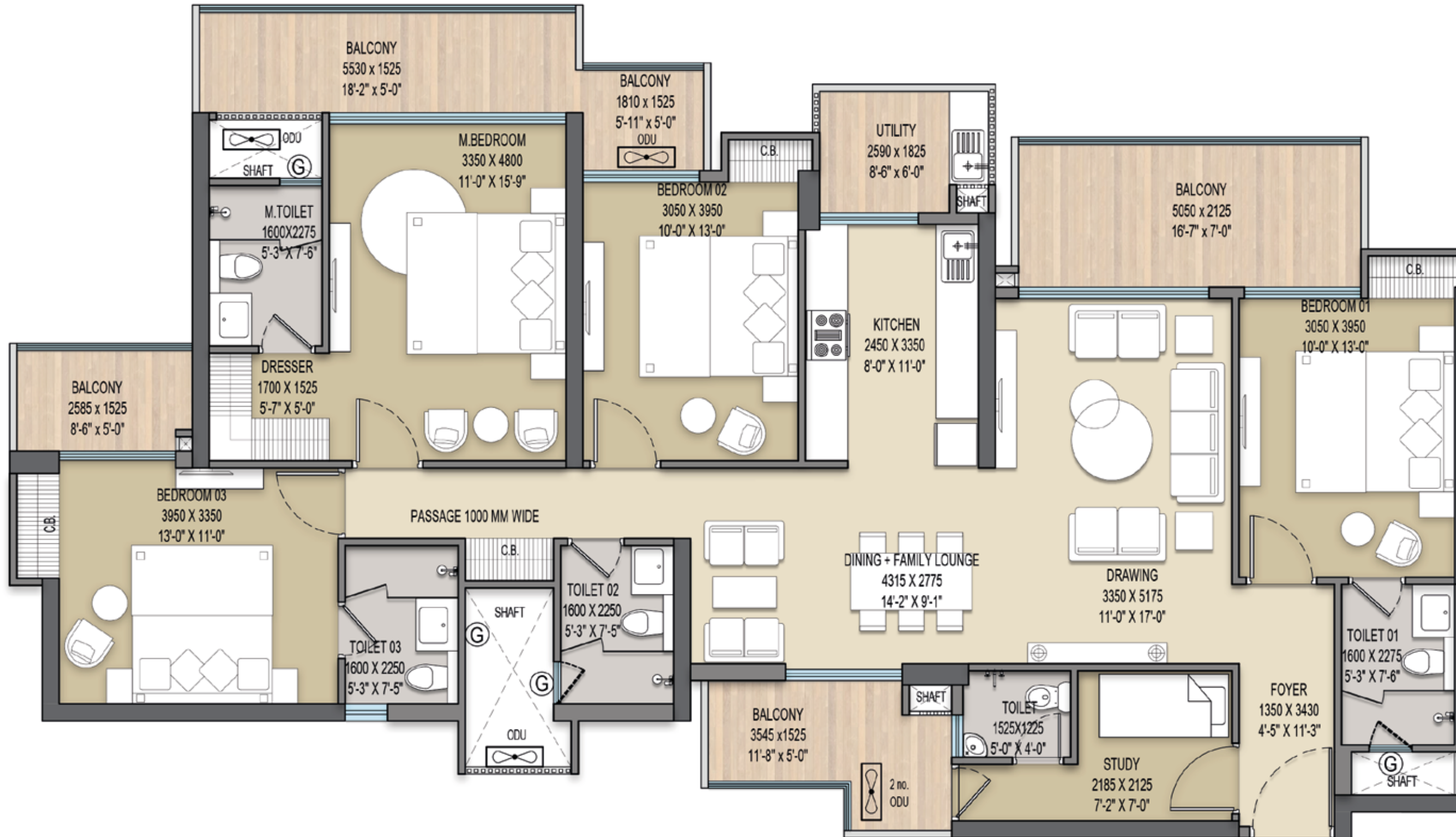


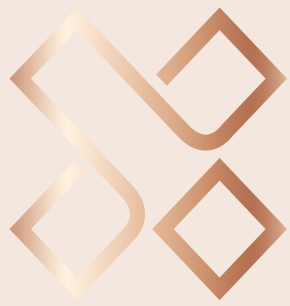


# Tower A

## UNIT 4

Unit	Super Area	Built up Area	Carpet Area
4	2632 sqft	2056.08 sqft	1460.42 sqft
4	244.518 sqm	191.015 sqm	135.677 sqm

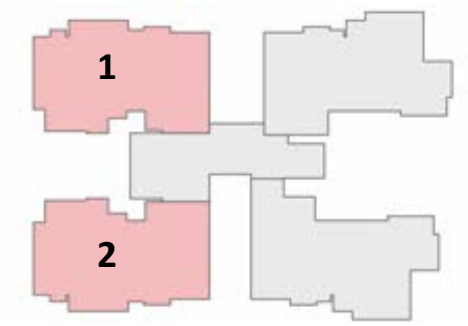
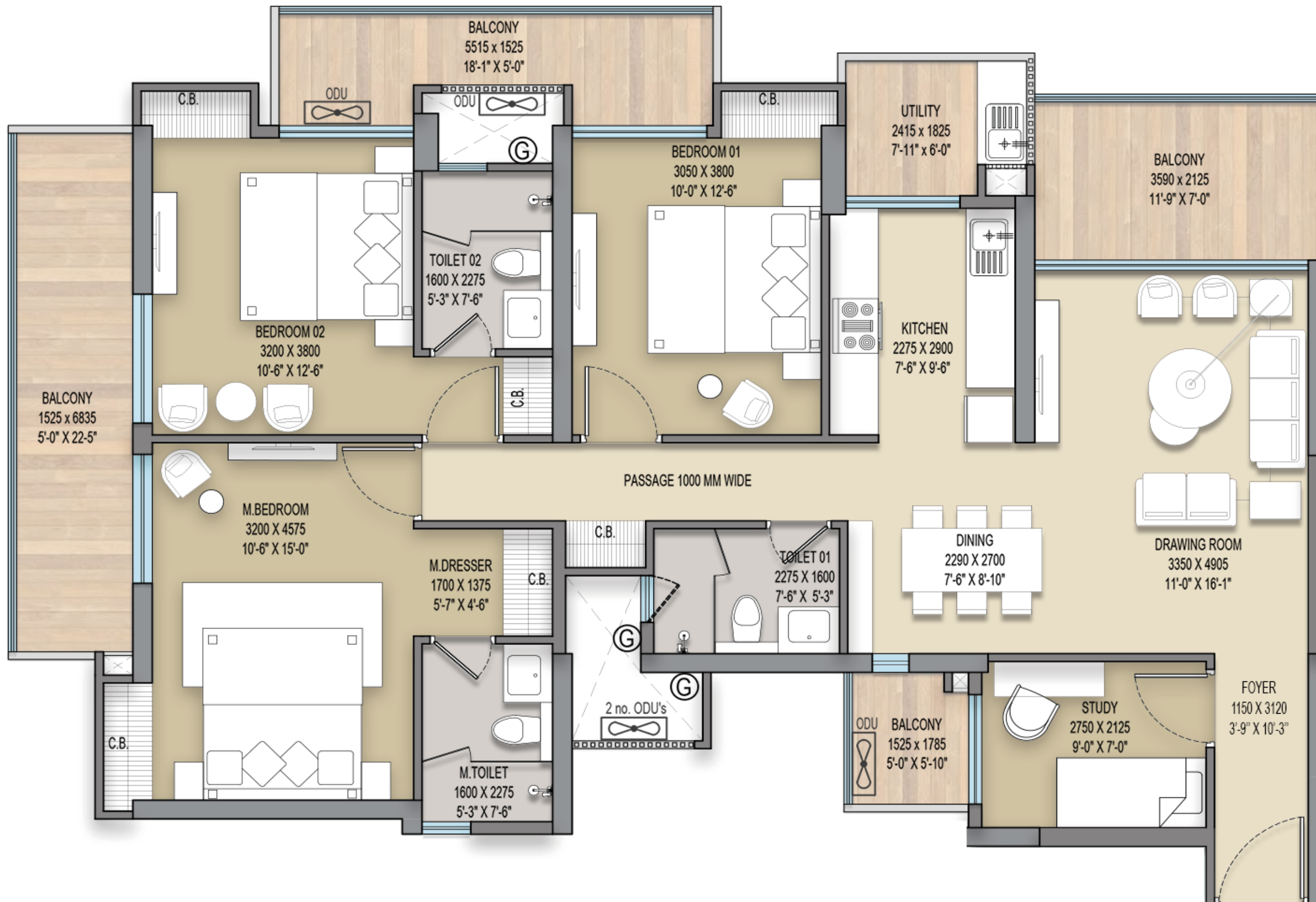




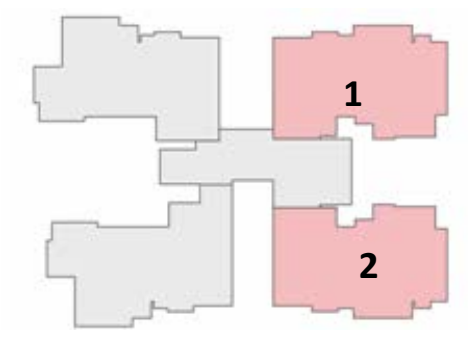
# Tower B/G/F

## UNIT 1 & UNIT 2

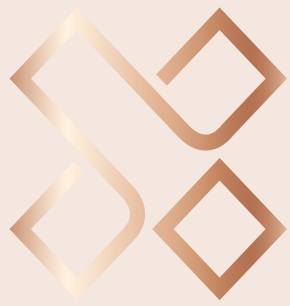
Unit	Super Area	Built up Area	Carpet Area
1	2110 sqft	1644.77 sqft	1138.099 sqft
1	196.023 sqm	152.803 sqm	105.732 sqm
Unit	Super Area	Built up Area	Carpet Area
2	2110 sqft	1647.20 sqft	1138.099 sqft
2	196.023 sqm	153.029 sqm	105.732 sqm



TOWER B & G



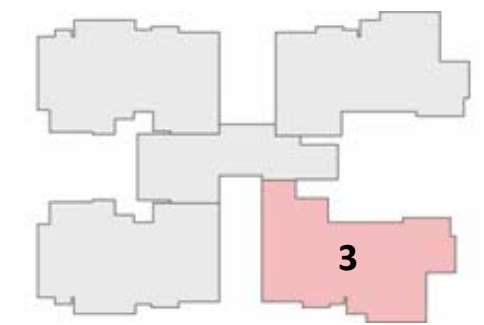
TOWER F



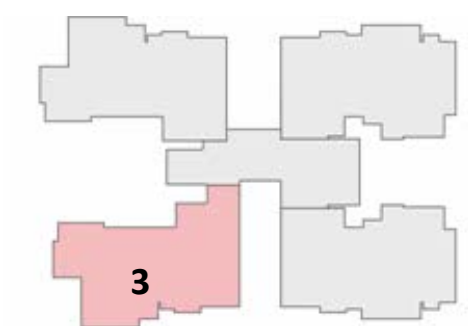
# Tower B/G/F

## UNIT 3

Unit	Super Area	Built up Area	Carpet Area
3	2090 sqft	1609.59 sqft	1125.70 sqft
3	194.160 sqm	149.535 sqm	104.580 sqm



TOWER B & G



TOWER F

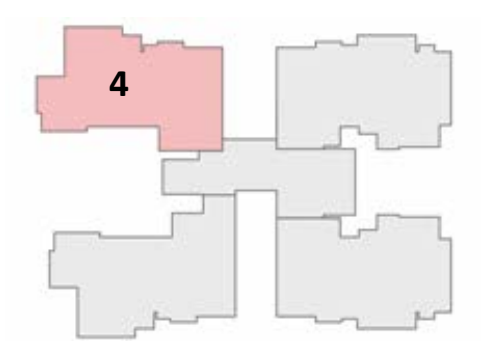
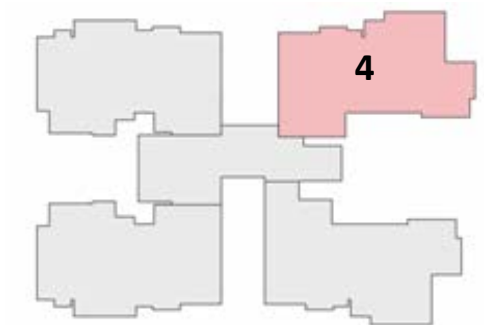
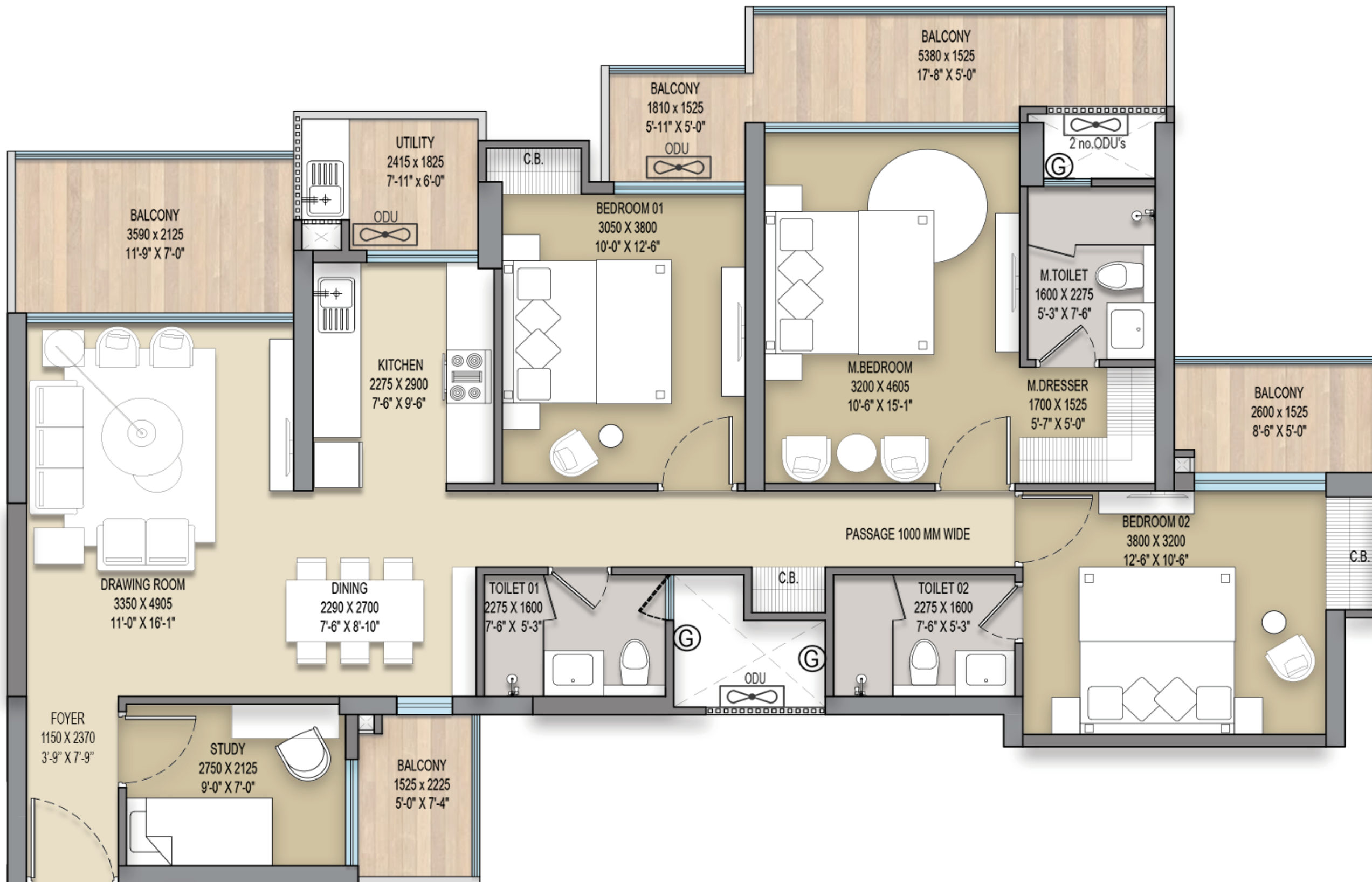


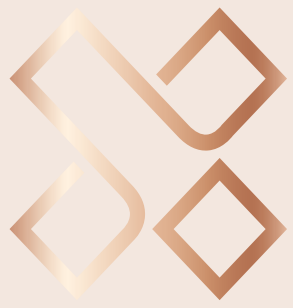


# Tower B/G/F

## UNIT 4

Unit	Super Area	Built up Area	Carpet Area
4	2075 sqft	1597.48 sqft	1116.40 sqft
4	192.77 sqm	148.410 sqm	103.717 sqm

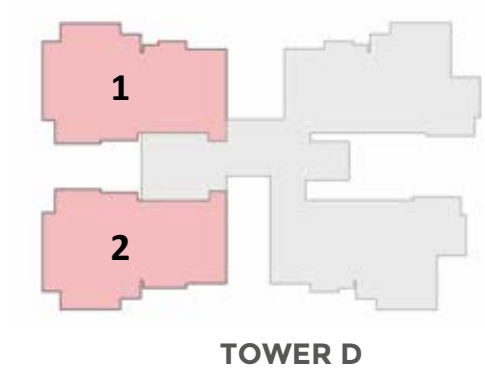
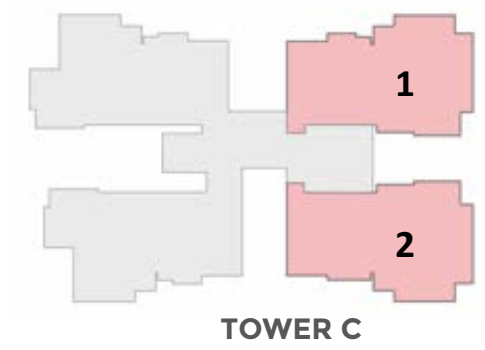
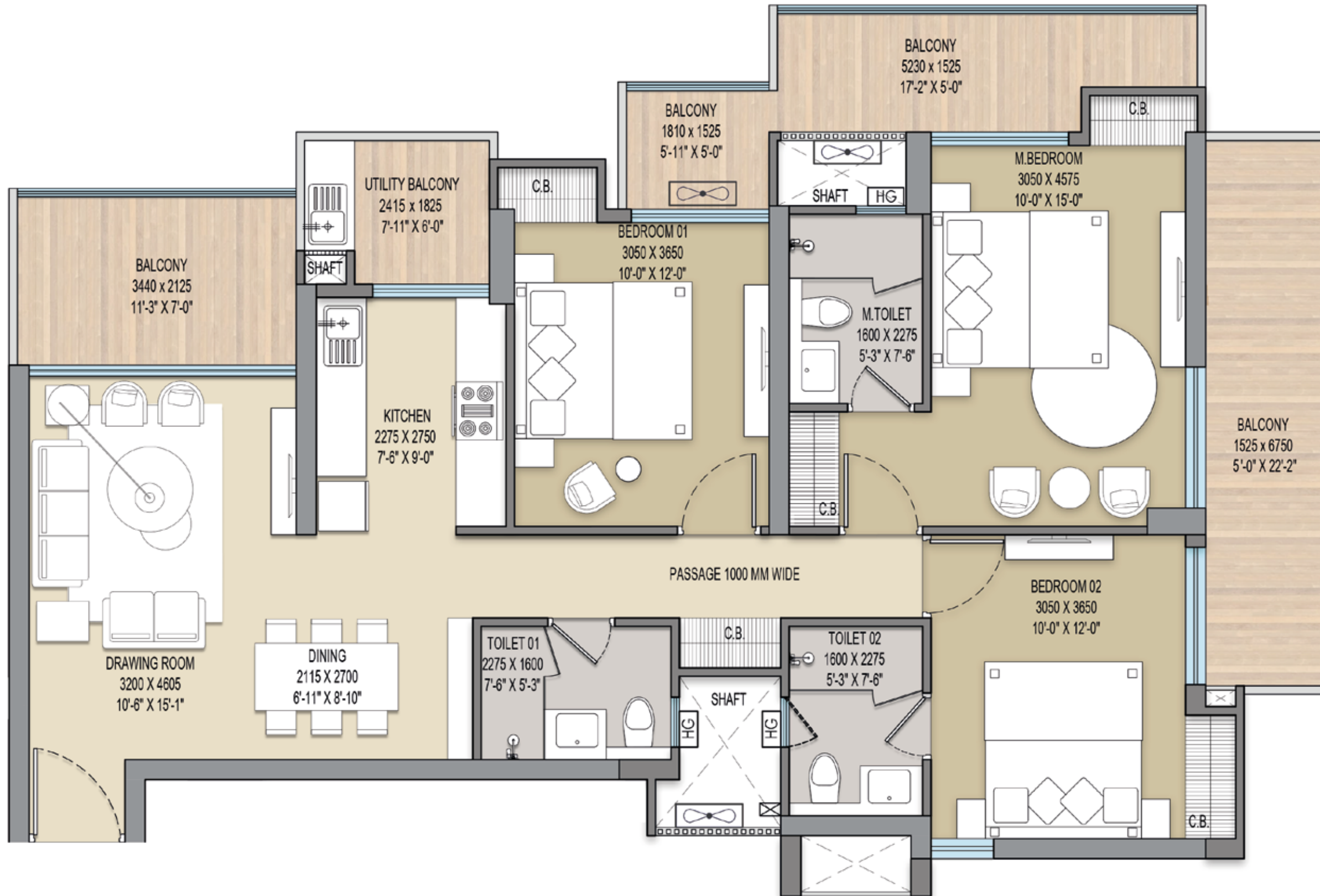




# Tower C/D

## UNIT 1 & 2

Unit	Super Area	Built up Area	Carpet Area
1 & 2	1860 sqft	1453.40 sqft	971.34 sqft
1 & 2	172.79 sqm	135.025 sqm	90.240 sqm

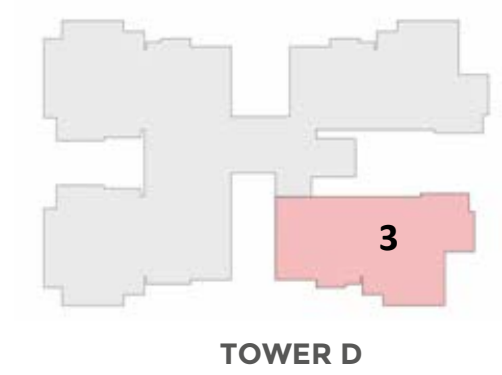
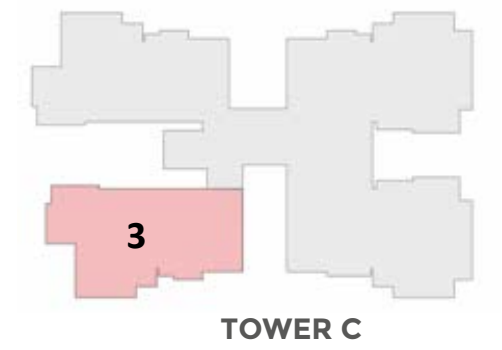
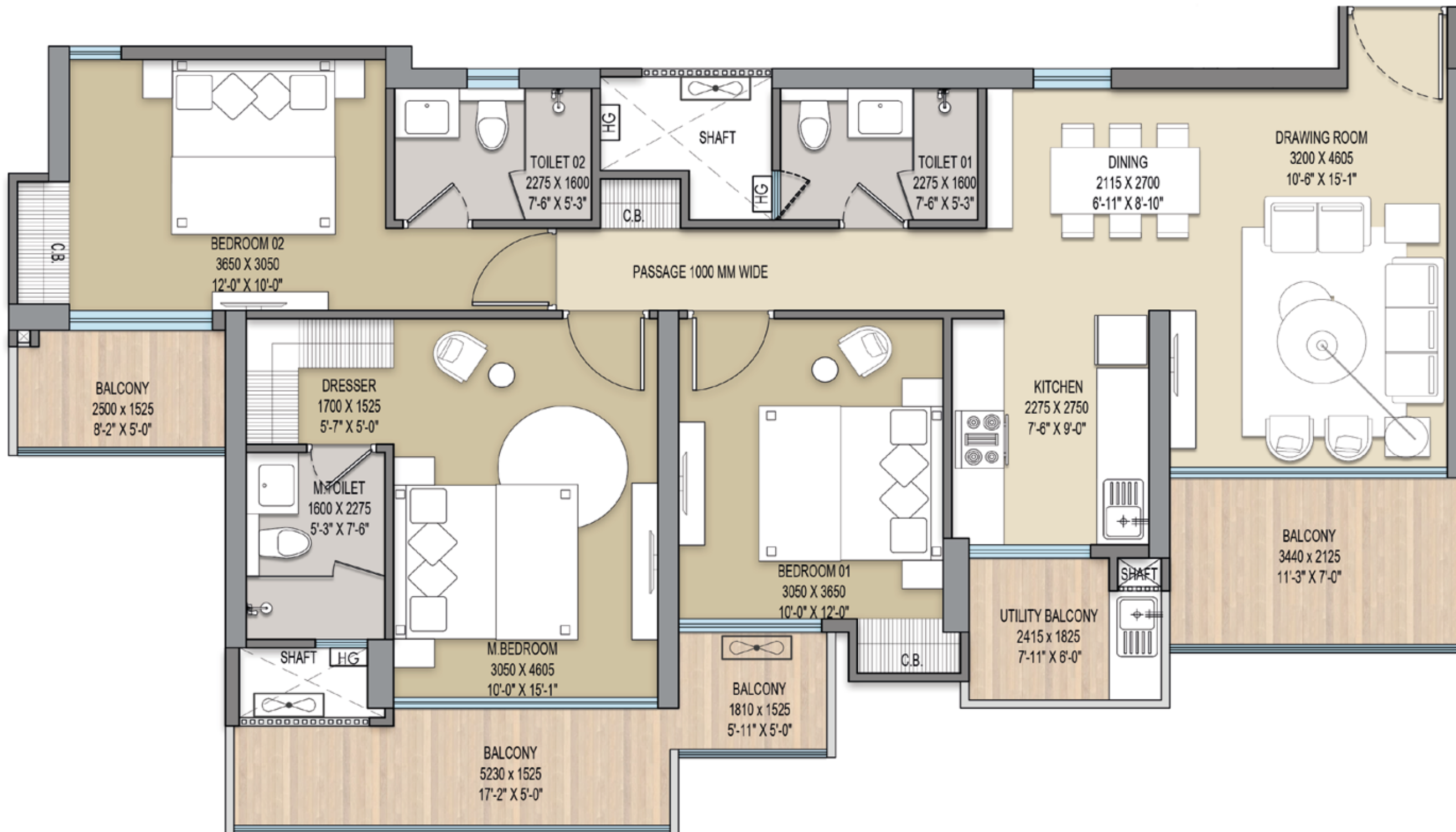




# Tower C/D

## UNIT 3

Unit	Super Area	Built up Area	Carpet Area
3	1812 sqft	1408.03 sqft	977.75 sqft
3	168.33 sqm	130.810 sqm	90.835 sqm

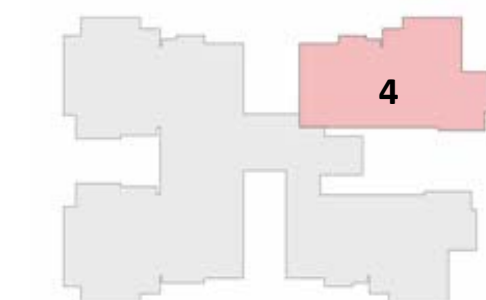
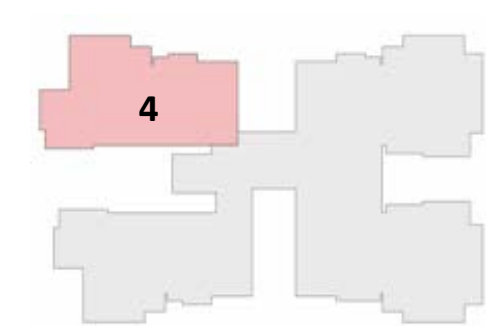
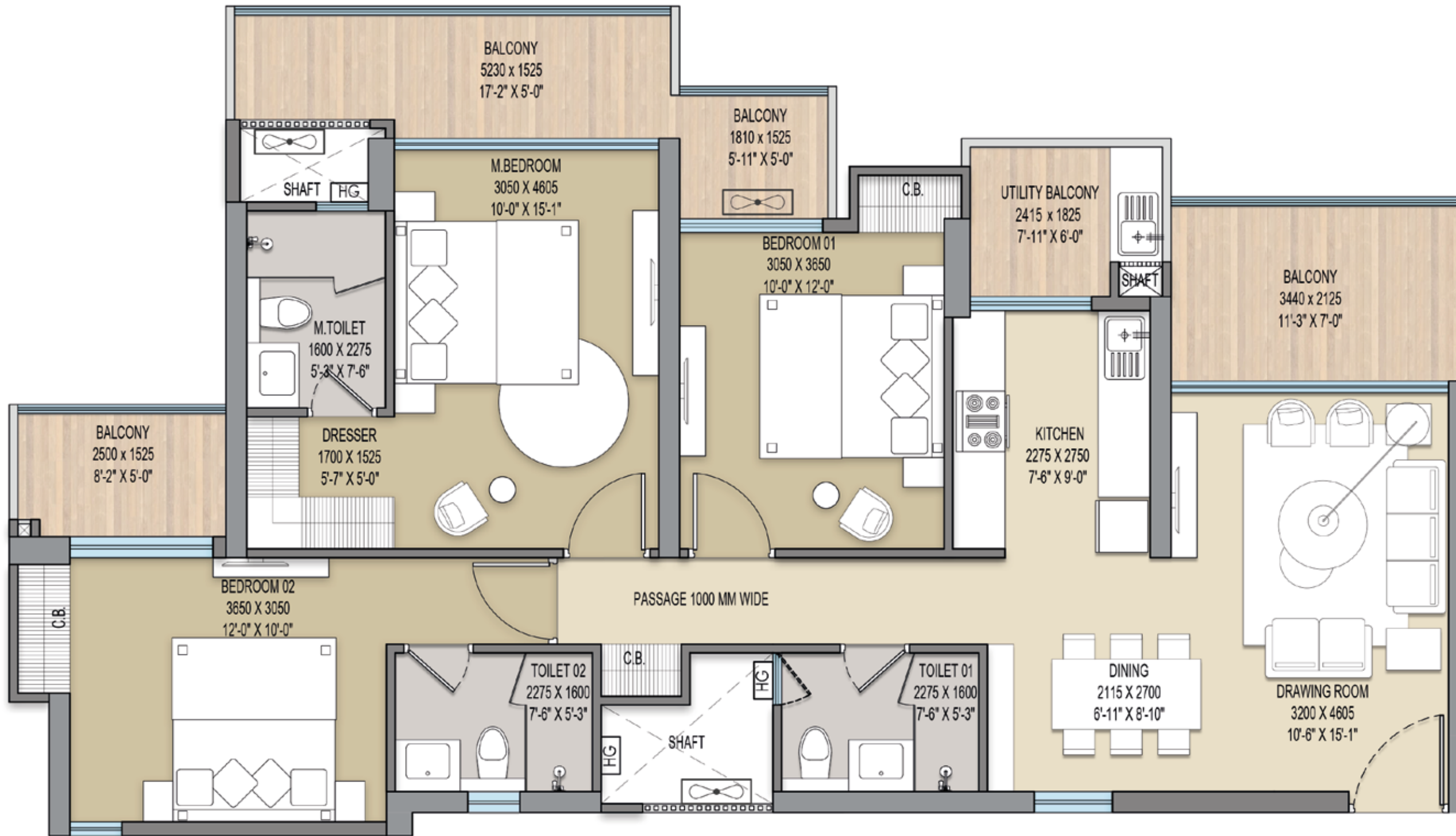




# Tower C/D

## UNIT 4

Unit	Super Area	Built up Area	Carpet Area
4	1800 sqft	1397.38 sqft	968.43 sqft
4	167.22 sqm	129.820 sqm	89.970 sqm





# Specifications

# Completed Projects

**30,88,944+ sqft**  
Areas Constructed

**35+ Years**  
Experience

**2100+**  
Units Sold

<b>Structure</b>	Earthquake Resistant RCC Framed Structure (with latest Seismic Code) by experienced engineers & approved by IIT or equivalent authorities.
<b>Flooring</b>	Drawing/Dinning & all bedroom with Vitrified Tiles, Anti skid - Ceramic Tiles in kitchen, toilet & balcony. All staircase and common landing to be of Marble/Kota Stone/Tiles.
<b>Wall Finish</b>	POP in all Drawing/Dining, bedroom & kitchen. All internal walls of the room and drawing dining will be painted using O.B.D. Master bedroom one wall with wall paper finish.
<b>Exterior</b>	Most modern and elegant permanent finish with high quality paint.
<b>Sanitary Work</b>	For internal Piping - Corrosion free PPR/UPVC Pipes & Fittings.
<b>Toilet</b>	Provision for hot & cold water. Glazed Tiles in pleasing colours on wall upto door level. European W.C. of reputed brands with white shade. All taps and fittings of reputed brands in C.P. E-board false ceiling. Vanity for all toilets, wash basin in study / servant room.
<b>Kitchen</b>	Granite working platform, 2 ft. high glazed ceramic tiles, stainless steel sink, independent R.O. system and provision of utility balcony with electric point for washing machine.
<b>Electrical</b>	Fire resistant copper wiring in concealed PVC conduits modular switches & sockets in adequate numbers. Telephone outlets will be provided in drawing/dining. Provision of TV outlets in all rooms.
<b>Door &amp; Window</b>	Entrance Door – 8' high polished hard wood frame, laminated flush door. Internal Door – 7'6" high polished hard wood frame, Laminated flush door. External Sliding Door – 7'6" UPVC/Powder Coated Aluminum. Kitchen Door & Window - Aluminum composite powder coated with anodized aluminum hardware. Toilet Window - Aluminum composite powder coated with anodized aluminum hardware along with additional one wire mesh panel in Toilets.
<b>Fixture &amp; Fittings</b>	LED lights in drawing/dining and all bedrooms. Provision for Audio phone system with intercom facility for security.
<b>Water Supply</b>	Underground & over head water tank for adequate water supply.
<b>Power Back UP</b>	100% DG Power Back Up for all the common areas.



Elite Homz, sector 77



Elite Golfgreens, sector 79

\*The above specifications and amenities are tentative and may be changed or modified at the sole discretion of the Developer and / or for technical reasons.

# About Developer



**ELITE GROUP** is one of the leading real estate developers in the land of NCR.

**Elite Group** was born in July 2010 with Flagship Company as HR Oracle Developers Pvt. Ltd. which was a SPV between HR Buildcon Pvt Ltd. and Oracle Real Tech Pvt Ltd. Both these companies have been in real estate sector from quite last 35 years.

Redefining urban living in NCR through innovative and sustainable construction. With a commitment to quality, community, and the environment, we create exceptional housing that elevates lifestyles and enriches neighbourhoods, such as Noida & Greater Noida. Fueled by architectural excellence and modern understanding, we design spaces that foster well-being and connectivity. Embracing technology and safety, we exceed expectations, leaving symbols of progress. Transparency, local collaboration, and co-consciousness define our ecological efforts. We inspire industry-wide sustainable practices, envisioning vibrant, harmonious communities. Our foundation - integrity, professionalism, relentless excellence. We craft living spaces that embody dreams and promise a brighter tomorrow.



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# The Architect

**Confluence**  
Consultancy Services

## The Mind

Confluence is an award-winning, multidisciplinary design firm with over 25 years of experience in implementing the best architectural, interior design, and landscape practices, ensuring unparalleled client satisfaction. Confluence signifies more than design - it embodies a philosophy etched in values that resonate with the changing nature of working and learning globally, regionally, and locally. The firm continuously challenges and enhances its design practice, both at an individual level and as a collaborative team. It believes in creating projects that are socially responsible, economical, environmentally sustainable and inspirational. The pursuit of excellence at Confluence is epitomized by values that are underpinned by the principles of Design, Integrity, Sustainability, Systems & Processes, Empathy, Collaboration, and Transparency.

Elite X is a ground breaking project redefining housing in Greater Noida (West). A landmark project conceived from a fine collaboration of hard-work and imminent stakeholders involved in designing this beauty.

**VISHAL SHARMA**  
Founder Partner

**VINEETA SINGHANIA SHARMA**  
Founder Partner