







REASONS TO INVEST IN LUCKNOW

Emerging Economic Hotspot with numerous public & private projects



GOVERNMENT INITIATIVES*

One of the 100 Smart Cities with Several infrastructure & development projects



EDUCATION & HEALTHCARE HUB

Renowned educational institutions & hospitals



CULTURAL HERITAGE

Attracts domestic & international tourists



STRATEGIC LOCATION

Well connected to Delhi, Agra, Kanpur, and Ayodhya via Rail, Air & Road













IN THE **FOOTPRINTS** OF NCR, UP GOVERNMENT **DECLARES**

STATE CAPITAL REGION

- Includes Lucknow, Unnao, Hardoi, Rae Bareli and Barabanki
- A comprehensive plan for the future for a planned distribution of population
- Enhanced Infrastructural growth and **Economic** progress

एससीआर की अधिसूचना जारी, सीएम बने अध्यक्ष

लखनऊ। राष्ट्रीय राजधानी क्षेत्र (एनसीआर) की तर्ज पर उप राज्य राजधानी क्षेत्र (एससीआर) विकास प्राधिकरण की अधिसुचना शासन ने शुक्रवार को जारी कर दी। मुख्यमंत्री को प्राधिकरण का अध्यक्ष बनाया गया है, जबकि मुख्य सचिव उपाध्यक्ष रहेंगे। इसके अलावा विभिन्न विभागों के अधिकारियों, जिलों के डीएम, विकास प्राधिकरणों के उपाध्यक्षों को

लखनऊ समेत छह जिले शामिल, कुल २७८२६ वर्ग किमी क्षेत्रफल होगा अधिग्रहीत

प्राधिकरण का सदस्य नामित किया गया है। अपर मुख्य सचिव आवास एवं शहरी नियोजन नितिन रमेश गोकर्ण द्वारा जारी

अधिसूचना में लखनऊ समेत छह जिलों को एससीआर में शामिल किया गया है। शासन की ओर से जारी अधिसूचना के मुताबिक एससीआर में लखनक, हरदोई, सीतापुर, उन्नाव, रायबरेली और बाराबंकी को शामिल किया गया है। इन जिलों की 27,826 वर्ग किमी भूमि को एससीआर में शामिल किया गया है। इसका मुख्यालय राजधानी में बनाया जाएगा। बता दें कि इसके गठन के लिए राज्य सरकार ने पिछले दिनों अध्यादेश जारी किया था, जिसमें एससीआर और अन्य क्षेत्र विकास प्राधिकरण के गठन की व्यवस्था दी गई थी। इसके गठन से लखनक के साथ ही आसपास के सभी पांच अन्य शहरों का जहां सुनियोजित विकास किया जाएगा, वहीं इन शहरों में नागरिक और अवस्थापना सुविधाओं का भी तेजी से विकास हो सकेगा। एससीआर बनने से प्रदेश के आर्थिक विकास को भी गति मिलेगी। इन जिलों का विकास दिल्ली एनसीआर की तर्ज पर किया जाएगा। सभी प्राधिकरणों के सहयोग और समन्वय से विकास परियोजनाओं को गति मिलेगी। किसी प्राधिकरण का विलय नहीं होगा। सभी का अस्तित्व बरकरार रहेगा। ब्यरो

Source - Hindustan Times

Yogi government constitutes SCR for big push to balanced urban dev

HT Correspondent

letters@htlive.com

LUCKNOW: The Yogi Adityanath government on Friday issued a notification to constitute the much-awaited Uttar Pradesh State Capital Region (UPSCR) on the lines of the National Capital Region to give a boost to halanced urban development in the state capital and its adjoining districts besides decongesting

The UPSCR comprises six districts with a total area of 27,826 sq km with the chief minister as is chairman and the chief secre-

SITAPUR, UNNAO, RAE BARELI AND BARABANKI DISTS WILL BE PART OF THE STATE CAPITAL REGION WITH A TOTAL AREA OF 27,826 SQ KM

tary as the vice-chairman, Lucknow, Hardoi, Sitapur, Unnao, Rae Bareli and Barabanki will be the six districts under the UPSRC jurisdiction, the state govern-

ment said. Lucknow will be the

The UPSCR's main objective is to negate imbalanced growth and tackle the rapid population influx in Lucknow from adjoining districts. The additional chief secretary, housing and urban planning, will be the chief execurive officer (CEO) of UPSCR. At a later stage, other such regions their overall development.

LKO VS BARABANKI: THE CONTRAST

According to the 2011 Census continued on -1

राजधानी

एससीआर: लखनऊ व अयोध्या के मंडलायुक्त होंगे सदस्य

ि तैसारी राज्यसरकार ने उत्तरप्रवेश राज्य राजधानी क्षेत्र के गटन की अधिसूचना जारी की, मुख्यमंत्री होंने प्राधिकरण के अध्यक्ष

राज्य राजधानी क्षेत्र 27 हजार वर्ग किमी में होगा

09 सदस्य और हैंगे संबोधन किस के डीरम

जिलों की जनसंख्या

ग्रज्याने क्षेत्र विकास प्रविक्तण का अध्यक्ष पुरस्कारी को बनाय करा है। संद्रालक में होता मुख्यालय इनमें प्रजीवह जिल्ले के द्विपत की

सदल कराव तथा के प्रकृत गामणी में कराव और होने अपर मुख्य प्राप्त आवाद, प्रमुख निवाल के उन्हार भावाद कराव किया के

प्रशंधानिवेशक या उत्तर प्रदेश मेट्टी केल कार्नीरेजन सददन होंगे।

लखन्त्र के मंत्रलधुका हे जैव विकास प्राधिकरण का महत्व

राज्य ब्यूरो, जागरण, लखनऊः एससीआरडीए में शामिल लखनऊ व अयोध्या के मंडलायुक्त, लखनऊ, हरदोई, सीतापुर, उन्नाव, रायबरेली और बाराबंकी के डीएम. लखनऊ, उन्नाव-शुक्लागंज व रायबरेली विकास प्राधिकरण के उपाध्यक्ष, उत्तर प्रदेश के मुख्य नगर और ग्राम नियोजक, सरकार की ओर से नियुक्त शहरी और क्षेत्रीय विकास, अभियंत्रण, परिवहन, उद्योग और पर्यावरण से संबंधित मामलों का विशेष ज्ञान या व्यावहारिक अनुभव रखने वाले पांच विशेषज्ञ, यूपी मेट्रो रेल कारपोरेशन के प्रबंध निदेशक या किसी अन्य अभिवहन प्राधिकरण के प्रतिनिधि, भारत सरकार की ओर से नामित रेलवे व रक्षा क्षेत्र के प्रतिनिधि, राज्य सचिव ही प्राधिकरण के मुख्य सरकार द्वारा प्रमुख सचिव स्तर तक का नामित एक मुख्य कार्यपालक अधिकारी उप्र राज्य राजधानी क्षेत्र प्राधिकरण का सदस्य सचिव होगा।

Source - Hindustan

लखनक, विक्रीय संवादकता

राज्य सरकार ने तका प्रदेश राज्य राजधानी क्षेत्र और आया क्षेत्र

राज्यानी होत और अला कीत विकास प्रतिकारण के तकता की अधिकृत्या जाती कर ही है। इसका एक्ट 2782 के भी कियो कीता और आपार्ट 22541 300 सीती। अध्य पुरुष प्रतिक आजात या निर्धन एके प्रतिकारण के पुरुषा की इसके जात में की आधिक्या

जार्च की प्रमाणिका से मुख्य कर जिसे होंची जावनक के 2528, हम्पर्वे कर 5586, जीवापुत्र के 5745, हम्मान की 4558, गामध्येनी का 4603 और जागानाची को 4402 कर्ष विकोशिक द्वारण (कोर्म जामिन

जिलों की आबादी व क्षेत्रफल

जिला अजनसंख्या (2011) अक्षेत्रफल (वर्ग किमी)

लखनऊ 45,89,838 2528 हरदोई 40,92,845 5986 5743 44.83,992 4558 31,08,367 रायबरेली 4609 34,05,559 बाराबंकी 32,60,699 4402 विकास प्राधिकरण (एससीआरडीए) कां सदस्य होगा। सरकार द्वारा जब तक किसी को नामित नहीं किया जाता तब तक आवास एवं शहरी नियोजन विभाग के अपर मुख्य कार्यपालक अधिकारी होंगे। लखनऊ का मंडलायुक्त क्षेत्रीय विकास

20,000 subscribers around the world, its website showed.

STATE CAPITAL REGION

Lucknow, with an area of 2528 sq km, has a population of 45,89,838. The adjoining Barabanki district spread over 4402 sq km has a population of

Despite having more land, Barabanki has much less population than Lucknow and people from there want to settle in the state capital due to improved infrastructure and facilities

KEY GOAL: TO CHECK WID-ENING INVESTMENT GAP

Lucknow received 6.79% of the investment proposals at the Uttar Pradesh Global Investors' Summit (GIS) in February 2023 but its adjoining districts attracted only 3.77% of the pro-

The imbalance is due to investors' district -centric interest in Lucknow as the state capital has far better infrastructure and civic amenities than the districts that will be part of the state capital region

Owing to the disparity between developed urban centres and backward districts, just five of the state's 75 districts bagged around 50% of the total investment proposals.

The only way to bring other districts on a par with the state capital is through the state capital region.

MEMBERS OF UPSCR CM: Chairman

Chief secy: vice-chairman CEO: Additional CS housing and urban planning

Ex-officio members:

Additional CS of finance, law, revenue, planning, urban development, industrial and infrastructure development, Namami Gange, PWD, tourism, forest, rural development, panchayati raj, agriculture, irrigation and transport departments Divisional commissioners of Lucknow and Ayodhya DMs of Lucknow, Hardoi, Sitapur, Unnao, Raebareli, Barabanki Vice -chairman of Lucknow, Unnao-Shuklaganj and Rae Bareli Development Authority Chief town planner Maximum five urban planning experts MD of UP Metro Rail Corporation Representatives of railways and defence nominated by Central government.

CEO nominated by the state government

companies, counting more than THE OBJECTIVES

Planned development in all six districts

Will check exodus of population from adjoining districts to Lucknow

Coordinated development Other such regions will come up to ensure planned development across the state

UPSC

meanours that have raked up a nationwide storm of condem-

Khedkar, who was recalled to the Lal Bahadur Shastri National Academy of Administration (LBSNAA) earlier this week, fraudulently availed civil service examination attempts beyond the permissible limit by faking her identity, changing her name, her father's and mother's name, her photograph and signature, her email. mobile number and address. UPSC said in a statement.

"The UPSC has, therefore initiated a series of actions against her, including criminal prosecution by filing a first nformation report with the police authorities and issued a show-cause notice for cancellation of her candidature of the Civil Services Examination-2022/debarment from future examinations/ selections, in accordance with the Rules of the Civil Services Examination-2022," the statement added.

Following the complaint, the Delhi Police registered a case under relevant provisions of the Bharatiya Nyaya Sanhita (BNS), the Information Technology Act and under the disabilities law to probe charges of forgery, cheatng and misuse of disability quota in securing her candidature in the civil services.

Suman Nalwa, Delhi Police spokesperson said, "The UPSC filed a complaint against her [Puja] for misrepresenting and falsifying facts to obtain extra attempts in the UPSC examinations, beyond the prescribed limit. A case has been registered under the relevant sections of the law, and investigation has been taken up by the Crime Branch."

The developments mark a crucial turn in the sordid saga that began on July 8, when Khedkar was shunted out from the Pune district to Washim on July 8 following complaints of abuse of power - she used red-blue beacons on her private Audi sedan with a VIP registration number, and asked for privileged office space, including the room of a

Outer ring road opens in March 1st week: Rajnath

The Lucknow MP says that the ring road will 'solve the major traffic problems faced by the commuters in the state capital'

HT Correspondent

letters@htlive.com

LUCKNOW: Defence minister and Lucknow MP Rajnath Singh, on Monday, announced that the 104-km-long outer ring road will be opened to the public in the first week of March. "The ring road will solve the major traffic problems faced by the commuters in the state capital," he said.

While inaugurating a free health camp, organised at St Joseph's College on Sitapur Road, Rajnath said, "I am working for the overall development of my constituency, I know that mere construction of flyovers



Defence minister Rajnath Singh in Lucknow on Monday HT PHOTO

will not solve the traffic problem. At the same time, I decided that an outer ring road should be built around Lucknow so that a person from any city can reach Lucknow easily.

"When I decided to contest from Lucknow in 2014, I established communication with people and made a roadmap for the overall development of Lucknow," he added.

investors being wary ahead of polls, says Prime Minister at GBC 4.0 and stresses that red carpet has replaced red tape in UP

Umesh Raghuvanshi

GROUND

CEREMONY

FEERWARY 19-21

Drive Minister Naturality West on

He said this trust is visible here in Lucko

On U.P. investment turf, Modi bats for 3rd term

SOME BIG-TICKET PROJECTS IN U.P.



₹3000 cr

GBC 4.0 gives ₹10.11L crore salute to U.P.

UCKNOW: Within hours of

sing upon monion different pla-se of their implementation in he coming mustles. The state government had organized the Ultra-Pradesh Gobal Investors Surmail: 2023 UPCIS-2023) area from Febru-try 10 to 12, 2023 and received

MEANS U.P: YOGI

acismanpower norwillpower.

He said UP respects every
methor, and now people have
toried saying that "Suraieshit
uvesh multab Uitar Pradesh"

Source: Dainik Jagran

35 हजार करोड़ के प्रोजेक्ट का भूमि पूजन

Source: Amar Ujala

परियोजनाओं के राजधानी में निवेश से छह

ਭਗੋੜ ਸੀਵੀਂ ਨੇ ਸੰਸਟਰਸ ਦੀ ਜੋਜੇ ਗਈ ਪ੍ਰੀਜ਼ ਸੂਸ ਕਰਦੇਸ਼ ਦੀ ਜੋੜ ਗਿੰਸ ਸੂਤੀ। ਸੰਸਟਰ ਦੇ ਜੇਜ਼ਨ ਦੀ ਸਮੇਸ਼ਦੀਜ਼ਨ ਦੇ ਤੋਰ ਦਾ ਰਿਹਾਇਤ ਦਾ ਸ਼ਹਤਰ ਜਿਹਤ। ਭਾਵਾ

ਗਤਸਿੰਸ ਐਂਕ ਸੇਂ ਜੀ ਜ਼ਿਰੇਅਰਪੇ ਜੇ ਟਿਸ਼ਸ਼ਤ ਪੁੱਚ अनवारों में में नेतर को उपनंतन किसीन होते. बॉक एमाइट में, निवीत होतर जिल्हा, होतन होतिन होताला, क्रम होताला मेरा अर्थ में किया के सकत पहला होता में हैं। राजधानी में होने वाले टॉप निवेश mount conflict office fifther mount for mount field reported नीवा गांव का दूसरा

लॉजिस्टिक सेंटर 600 आत्मनिर्भर बनाएगी टाटा को देगा रोजगार पावर की ई-चार्जिंग मशीन





2027 तक 500 अरब डालर के पार होगी यूपी की आर्थिकी

ओमप्रकात तिवारी ॰ मुंबई

धार्मिक पर्यटकों एवं निवेशकों को एक साथ आकर्षित कर उत्तर प्रदेश 2027 तक 500 अरब डालर से ज्यादा की आर्थिकी वाले दो राज्यों में शामिल हो सकता है। यह उपलब्धि हासिल करने वाला महाराष्ट्र दसरा राज्य हो सकता है। एसबीआइ रिसर्च की ओर से हाल में जारी एक रिपोर्ट में यह बात कही गई है।

रिपोर्ट में कहा गया है कि केंद्र की तीर्थयात्रा कायाकरूप एवं आध्यात्मिक विरासत संवर्धन अभियान (प्रसाद) योजना, विभिन्न राज्य सरकारों की पहल के साध मिलकर भारत में आध्यात्मिक पर्यटन उद्योग को विकसित करने में बड़ी भूमिका निभाने जा रही है। इसका भारतीय अर्थव्यवस्था पर



एसवीआइ रिसर्च ने कहा, चार्निक पर्यटन में वृद्धि से अतिरिक्त राजस्व

शेयर बाजार में 89,47 लाख निवेशकों संग गुजरात को पछाड़ा

मंदिर के साथ-साथ यूपी सरकार की पहल से आगंतुकों में वृद्धि के महत्वपूर्ण प्रभाव पड़ने की उम्मीद कारण वित्त वर्ष 2024-25 में राज्य सकता है।

प्रदेश सरकार के अनुसार, 2022 में करीब 32 करोड़ पर्यटकों ने राज्य का दौरा किया। इसमें से 2.21 करोड़ पर्यटक अकेले अयोध्या पहुंचे। इन पर्यटकों ने दो लाख करोड़ रुपये से

विदेशी पर्यटकों ने उत्तर प्रदेश को भारत में पांचवें सबसे अधिक देखे जाने वाले राज्य के रूप में स्थान 10,500 करोड़ रुपये का अतिरिक्त राम की प्राण प्रतिष्टा हो जाने के बाद वहां बढ़ी संख्या में आ रहे देशी-विदेशी पर्यटकों के कारण पर्यटन में उछाल से उत्तर प्रदेश को पर्याप्त आर्थिक लाभ मिलने की

'द राइज आफ उत्तर प्रदेश' शीर्षक से प्रकाशित इस रिपोर्ट है। अयोध्या में नवनिर्मित राम को 20 से 25 हजार करोड़ रुपये का हवाला देते हुए एसबीआइ

फंड मैनेजमेंट लिमिटेड के डिप्टी मैनेजिंग डायरेक्टर एवं ज्वाइंट सीइंओ डीपी सिंह कहते हैं कि उत्तर प्रदेश उन दो राज्यों में से एक बनकर उभरा है, जिनकी अर्थव्यवस्था के 2027 तक 500 अरब डालर के पार जाने की उम्मीद है। यह सामृहिक रूप से भारत की जीडीपी में 10 प्रतिशत का योगदा-

वित्तीय बाजार में भी राज्य देते हुए वहां की अर्थव्यवस्था में के निवेशकों के बढते रुझान को लेकर सिंह ने बताया कि कछ ही धोगदान दिया। अब भगवान दिनों पहले एसबीआइ म्यूचुअल फंड द्वारा जारी नए फंड आफर (एनएफओ) एसबीआइ एनजी अपार्चनिटीज फंड की पहले दिन हुई बिक्री का 17 प्रतिशत उत्तर प्रदेश से प्राप्त हुआ। यही नहीं, शेयर बाजार में 89.47 लाख निवेशकों के साथ उत्तर प्रदेश

WE INVITE YOU TO MAKE THE **BEST OF THIS** OPPORTUNITY.

Demand for housing

space is increasing in

Lucknow. The Uttar

Pradesh Government

has launched various

which are fuelling the

growth of the state.

schemes and initiatives

and commercial



8 LANE CORRIDOR, 104 KM LONG

5500* CRORE GOVERNMENT PROJECT

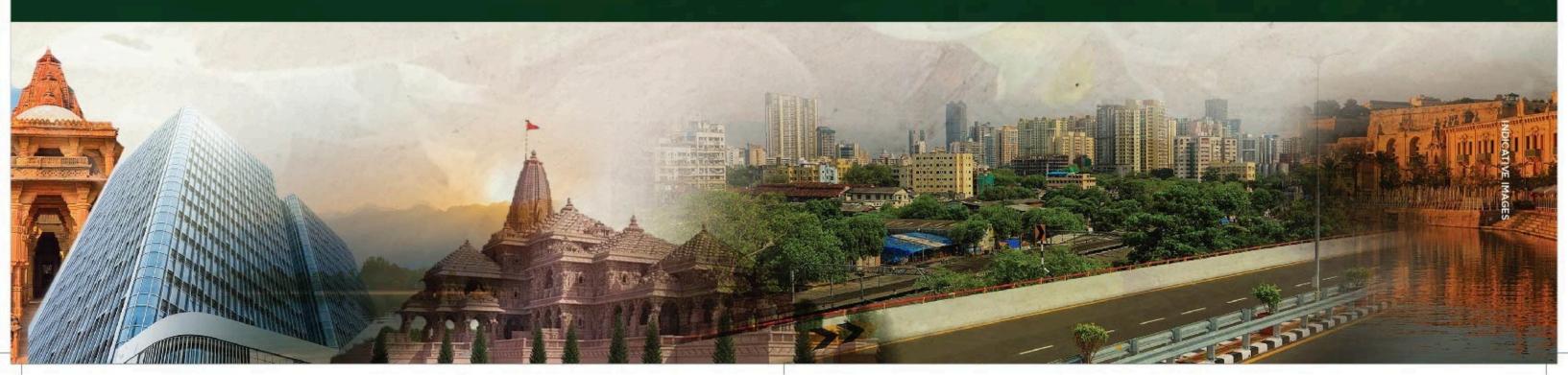


EASES THE CONNECTIVITY TO

DELHI	AGRA	GORAKHPUR	AYODHYA	SITAPUR	GONDA
HARDOI	KANPUR	VARANASI	RAEBARELI	SULTANPUR	BARABANKI

AND OTHER DISTRICTS IN EASTERN UTTAR PRADESH.

DECREASES COMMUTE TIME TO OTHER PARTS OF LUCKNOW







One of the most upcoming locations in Lucknow



Redefines intra & inter-city connectivity of Lucknow



Numerous government schemes & private projects planned and in progress along the route

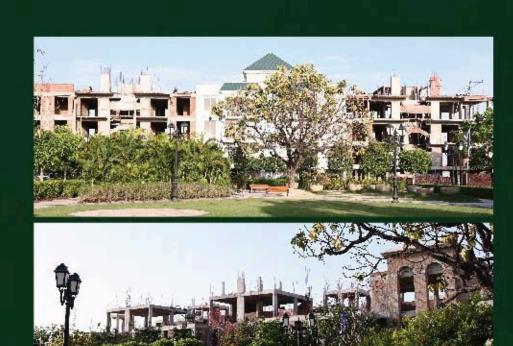




OMAXE METRO CITY-

A WORLD-CLASS TOWNSHIP THAT THE OUTER RING ROAD PASSES THROUGH

- A hi-tech township spread over a massive area of 690* acres (279.23 hectares) at Kalli Pashchim.
- Robust infrastructure and state-of-the-art amenities for a comprehensive & luxurious lifestyle.
- Offers Commercial & Retail Outlets, Plots, Villas, Floors and Group Housing as per different requirements & budget.
- Excellent connectivity to other areas of Lucknow & neighboring cities.





ACTUALIMAG



















AT THE CROSSROADS OF GROWTH

Strategic location where the Outer Ring Road & the Ganga Expressway cross paths with each other

AT THE CROSSROADS OF SUCCESS

Large & luxurious homes with premium amenities in the Township





OMAXE CASSIA

A BEAUTIFUL FUSION OF A SERENE AND LUXURIOUS LIFESTYLE



8 Premium Residential Towers standing tall in a serene environment



Lush Green Area in the center of the project



Outdoor Amenities like Swimming Pool and Basketball Court





AN ADVANTAGEOUS LOCATION



Close to much talked about proposed project Aero City



Aero city is a 1500 Acre* project that will consist of state-of-the-art Commercial Offices, Seven Star Hotels, Parks, and Convention Centers that will change the landscape of Lucknow



Chaudhary Charan Singh International Airport is just a few minutes drive from Omaxe Cassia

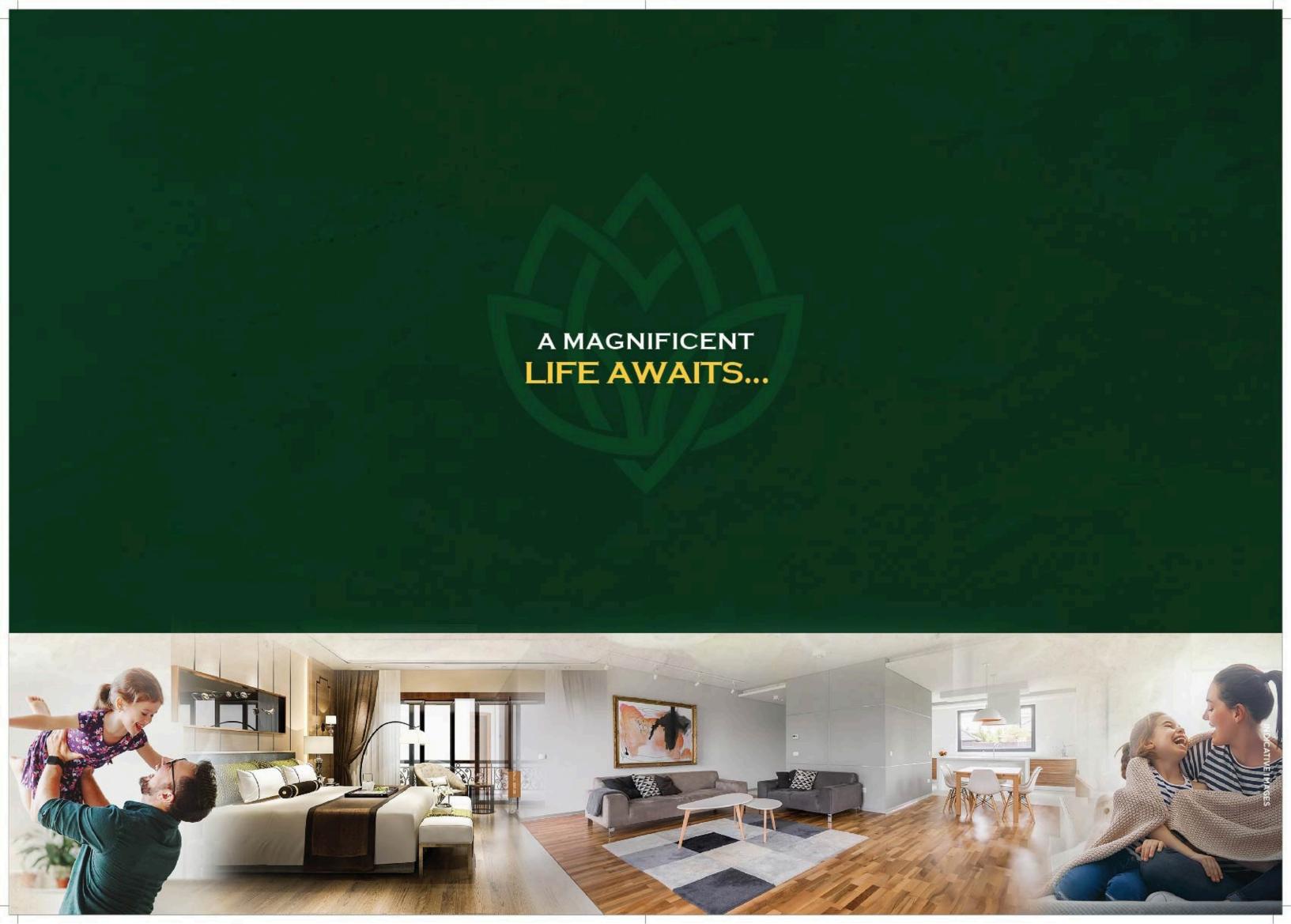


Easy access to prominent locations of Lucknow and other 8 cities through the Outer Ring Road

*Source: https://www.hindustantimes.com/cities/lucknow-news/uttar-pradesh-budget-lucknow-to-jet-into-investor-friendly-club-with-1500-acre-aerocity-101707163831535.html











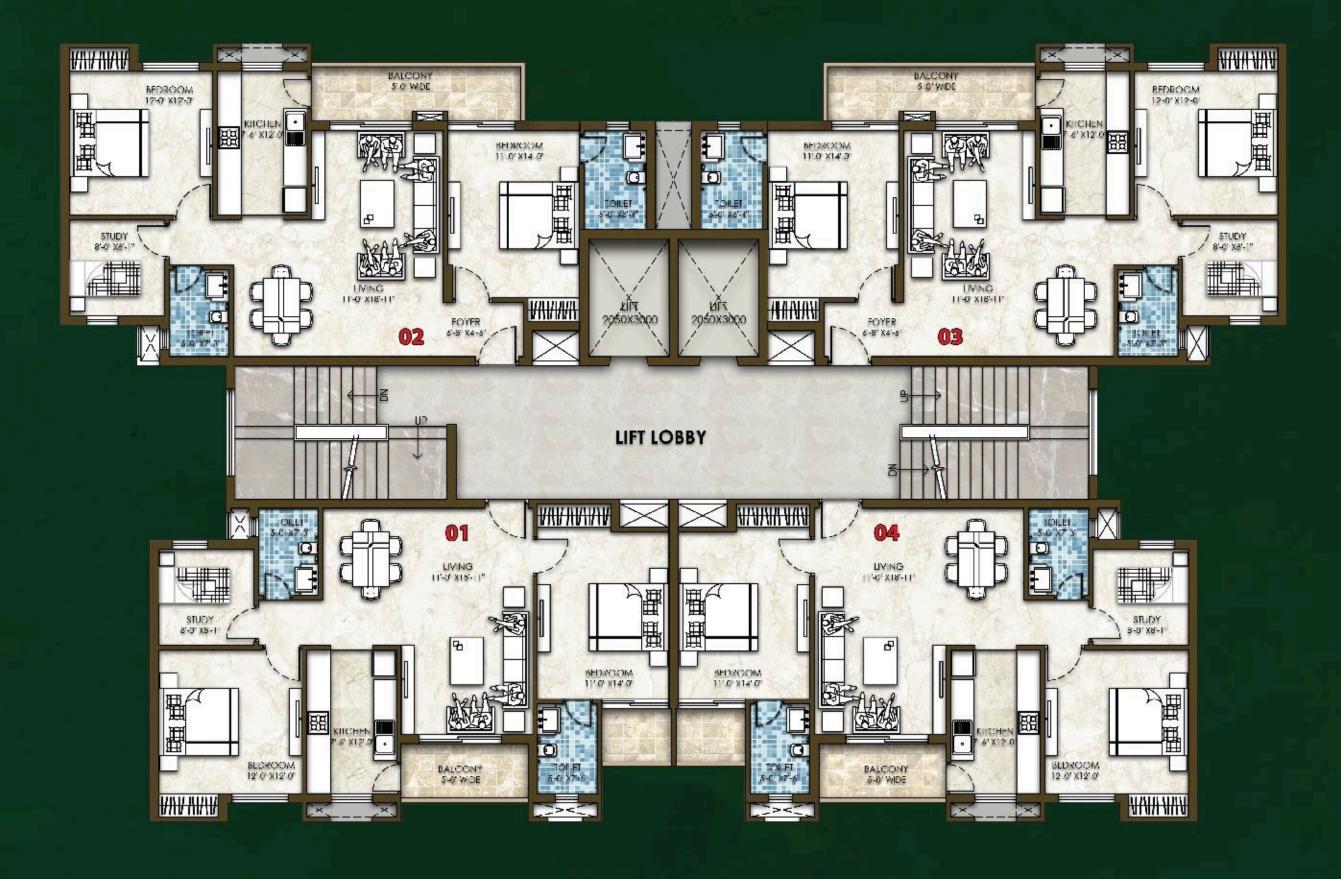
GROUND FLOOR PLAN (1BHK + STUDY & 2BHK+STUDY)

UNIT NO.	UNIT TYPE	SALABLE AREA (SQFT)	BUILT UP AREA (SQFT)	CARPET AREA (SQFT)
1 & 4	1BHK+STUDY	1040	801	670
2 & 3	2BHK+STUDY	1440	1118	915



FIRST FLOOR PLAN (1BHK + STUDY & 2BHK+STUDY)

UNIT NO.	UNIT TYPE	SALABLE AREA (SQFT)	BUILT UP AREA (SQFT)	CARPET AREA (SQFT)
1&4	1BHK+STUDY	1040	801	670
2 & 3	2BHK+STUDY	1440	1118	915



TYPICAL FLOOR PLAN (2 BHK+STUDY)

UNIT NO.	UNIT TYPE	SALABLE AREA (SQFT)	BUILT UP AREA (SQFT)	CARPET AREA (SQFT)
1&4	2BHK+STUDY	1385	1065	880
2 & 3	2BHK+STUDY	1440	1118	915

SPECIFICATIONS 2BHK+STUDY

Structure - Earthquake Resistant RCC frame structure.

External Finish - Weather proof paint/Texture Paint.

Drawing & Dining Room:

Floor - Vitrified tiles

Walls - Plastered and painted with pleasing shade of Plastic Emulsion Paint

Ceiling - POP Cornice and Plastic Emulsion Paint.

Bed Rooms:

Floor - Vitrified tiles in all bed rooms, Wooden Flooring in Master Bedroom.

Walls - Plastered and painted with pleasing shade of Plastic Emulsion Paint.

Ceiling - POP Cornice and Plastic Emulsion Paint.

Study Room:

Floor - Vitrified tiles.

Walls - Plastered and painted with pleasing shade of Plastic Emulsion Paint.

Ceiling - POP Cornice and Plastic Emulsion Paint.

Study Room - OBD.

Kitchen:

Floor - Vitrified tiles

Platform - Pre-polished Granite Stone.

Walls - Ceramic tile up to two feet height above kitchen Counter,

balance Plastic Emulsion Paint.

Ceiling - POP Cornice and Plastic Emulsion Paint.

Fitting & Fixture - Geyser of 2 ltr. Capacity & RO Water system. (Standard make)

Furnishes - Granite platform with SS Sink.

Sink - SS Sink: Single Bowl (Carysil/Franke/Hindware/Equivalent).

Bathrooms:

Floor - Anti-Skid ceramic tiles.

Walls - Ceramic Tiles up to ceiling height.

Ceiling - POP Cornice and Plastic Emulsion Paint.

Fitting & Fixture - Standard WC, Wash Basin, towel rail, Concealed hot and

cold water supply system through Geysers in each bathroom

of 20 Ltr. Capacity (Standard Make).

Panic Button - Panic Button in all toilets.

Balconies:

Floor - Anti-Skid Ceramic Tiles.

Walls - Long-lasting water repellent paint.

Ceiling - Plastered and painted with pleasing shades of Plastic Emulsion Paint.

Handrail - MS railing.

Additional Feature - Water Tap and Power Socket in all balconies.

Staircase & Common Passage:

Floor - Marble Stone.

Walls - Plastered and painted with pleasing shade of Plastic Emulsion Paint.

Ceiling - Plastic Emulsion Paint.

Handrail - MS railing.

Door & Windows:

Entrance Door - Teakwood finish modular door, Digital lock, Smart door bell.

Internal Doors - Hardwood frame, Skin moulded shutter duly polished.

Windows - Aluminium/UPVC windows (3 track section).

Electrical:

Point Wiring - Concealed wiring in all rooms, kitchen, toilet etc.

Sufficient light points, fan points, 6/15A sockets.

A/C points in living/dining and Bed rooms.

Provision for TV, Provision for Split A/C with drainage with

concealed copper Piping.

Switches - Modular switches.

Fan - Fans in all bed Rooms and living/Dining.

Light Fittings - All lights fitting.

Exhaust fan - Exhaust fan in kitchen & in each toilets.

Chandelier - In living room only.

Power Back-up - 3 KVA.

LIFT LOBBY:

Floor - Vitrified Tiles.

Walls - Plastered and painted with pleasing shades of OBD.

Lift - As per Drawing (Brands - OTIS/JOHNSON/SCHINDLER/KONE/

HYUNDAI/THYSSENKRUPP or Equivalent).





GROUND FLOOR PLAN (3 BHK)

UNIT NO.	UNIT TYPE	SALABLE AREA (SQFT)	BUILT UP AREA (SQFT)	CARPET AREA (SQFT)
1 & 4	3BHK	1785	1450	1144
2 & 3	3BHK	1810	1469	1147



FIRST FLOOR PLAN (3 BHK)

UNIT NO.	UNIT TYPE	SALABLE AREA (SQFT)	BUILT UP AREA (SQFT)	CARPET AREA (SQFT)
1 & 4	3BHK	1785	1450	1144
2 & 3	3BHK	1810	1469	1147



TYPICAL FLOOR PLAN (3 BHK & 3 BHK+SERVANT)

UNIT NO.	UNIT TYPE	SALABLE AREA (SQFT)	BUILT UP AREA (SQFT)	CARPET AREA (SQFT)
1 & 4	3BHK+SERVANT	1955	1591	1250
2 & 3	3BHK	1810	1469	1147

SPECIFICATIONS 3BHK+SERVANT

Structure - Earthquake Resistant RCC frame structure.

External Finish - Weather proof paint/Texture Paint.

Drawing & Dining Room:

Floor - Vitrified tiles

Walls - Plastered and painted with pleasing shade of Plastic Emulsion Paint

Ceiling - POP Cornice and Plastic Emulsion Paint.

Bed Rooms:

Floor - Vitrified tiles in all bed rooms, Wooden Flooring in Master Bedroom.

Walls - Plastered and painted with pleasing shade of Plastic Emulsion Paint.

Ceiling - POP Cornice and Plastic Emulsion Paint.

Study Room/Servant Room:

Floor - Vitrified tiles.

Walls - Plastered and painted with pleasing shade of Plastic Emulsion Paint.

Ceiling - POP Cornice and Plastic Emulsion Paint.

Servant Room - OBD.

Kitchen:

Floor - Vitrified tiles

Platform - Pre-polished Granite Stone.

Walls - Ceramic tile up to two feet height above kitchen Counter,

balance Plastic Emulsion Paint.

Ceiling - POP Cornice and Plastic Emulsion Paint.

Fitting & Fixture - Geyser of 2 ltr. Capacity & RO Water system. (Standard make)

Furnishes - Modular Kitchen cabinet with chimney & Hob (Faber/Kaff/Hindware/Equivalent)

Sink - Double Bowl (Carysil/Franke/Hindware/Equivalent)

Bathrooms:

Floor - Anti-Skid ceramic tiles.

Walls - Ceramic Tiles up to ceiling height.

Ceiling - POP Cornice and Plastic Emulsion Paint.

Fitting & Fixture - Standard WC, Wash Basin, towel rail, Concealed hot and

cold water supply system through Geysers in each bathroom

of 20 Ltr. Capacity (Standard Make).

Panic Button - Panic Button in all toilets.

Balconies:

Floor - Anti-Skid Ceramic Tiles.

Walls - Long-lasting water repellent paint.

Ceiling - Plastered and painted with pleasing shades of Plastic Emulsion Paint.

Handrail - MS railing.

Additional Feature - Water Tap and Power Socket in all balconies.

Staircase & Common Passage:

Floor - Marble Stone.

Walls - Plastered and painted with pleasing shade of Plastic Emulsion Paint.

Ceiling - Plastic Emulsion Paint.

Handrail - MS railing.

Door & Windows:

Entrance Door - Teakwood finish modular door, Digital lock, Smart door bell.

Provision of Video door phone.

Internal Doors - Hardwood frame, Skin moulded shutter duly polished.

Windows - Aluminium/UPVC windows (3 track section).

Electrical:

Point Wiring - Concealed wiring in all rooms, kitchen, toilet etc.

Sufficient light points, fan points, 6/15A sockets.

A/C points in living/dining and Bed rooms.

Provision for TV, Provision for Split A/C with drainage with

concealed copper Piping.

Switches - Modular switches.

Fan - Fans in all bed Rooms and living/Dining.

Light Fittings - All lights fitting.

Exhaust fan - Exhaust fan in kitchen & in each toilets.

Chandelier - In living room only.

Power Back-up - 5 KVA.

LIFT LOBBY:

Floor - Vitrified Tiles.

Walls - Plastered and painted with pleasing shades of OBD.

Lift - As per Drawing (Brands - OTIS/JOHNSON/SCHINDLER/KONE/

HYUNDAI/THYSSENKRUPP or Equivalent).





GROUND FLOOR PLAN (4BHK + SERVANT) (TOWER-08)





GROUND FLOOR PLAN (4BHK + SERVANT) (TOWER-07)



UNIT	UNIT	SALABLE AREA	BUILT UP AREA	CARPET AREA
NO.	TYPE	(SQFT)	(SQFT)	(SQFT)
1 & 2	4BHK+SERVANT	2525	2029	1645



FIRST FLOOR PLAN (4BHK + SERVANT) (TOWER-08)





FIRST FLOOR PLAN (4BHK + SERVANT) (TOWER-07)



UNIT	UNIT	SALABLE AREA	BUILT UP AREA	CARPET AREA
NO.	TYPE	(SQFT)	(SQFT)	(SQFT)
1&2	4BHK+SERVANT	2525	2029	1645



SECOND FLOOR PLAN (4BHK + SERVANT)

UNIT	UNIT	SALABLE AREA	BUILT UP AREA	CARPET AREA
NO.	TYPE	(SQFT)	(SQFT)	(SQFT)
1 & 2	4BHK+SERVANT	2525	2029	1645



TYPICAL FLOOR PLAN (4 BHK+SERVANT APARTMENT)

UNIT	UNIT	SALABLE AREA	BUILT UP AREA	CARPET AREA
NO.	TYPE	(SQFT)	(SQFT)	(SQFT)
1 & 2	4BHK+SERVANT	2525	2029	1645

SPECIFICATIONS 4BHK+SERVANT

Structure - Earthquake Resistant RCC frame structure.

External Finish - Weather proof paint/Texture Paint.

Drawing & Dining Room:

Floor - Vitrified tiles

Walls - Plastered and painted with pleasing shade of Plastic Emulsion Paint

Ceiling - POP Cornice and Plastic Emulsion Paint.

Bed Rooms:

Floor - Vitrified tiles in all bed rooms, Wooden Flooring in Master Bedroom.

Walls - Plastered and painted with pleasing shade of Plastic Emulsion Paint.

Ceiling - POP Cornice and Plastic Emulsion Paint.

Wardrobes - Wardrobes in all rooms (Except Servant Room)

Study Room/Servant Room:

Floor - Vitrified tiles.

Walls - Plastered and painted with pleasing shade of Plastic Emulsion Paint.

Ceiling - POP Cornice and Plastic Emulsion Paint.

Servant Room - OBD.

Kitchen:

Floor - Vitrified tiles

Platform - Pre-polished Granite Stone.

Walls - Ceramic tile up to two feet height above kitchen Counter,

balance Plastic Emulsion Paint.

Ceiling - POP Cornice and Plastic Emulsion Paint.

Fitting & Fixture - Geyser of 2 ltr. Capacity & RO Water system. (Standard make)

Furnishes - Modular Kitchen cabinet with chimney & Hob (Faber/Kaff/Hindware/Equivalent).

Sink - Double Bowl (Carysil/Franke/Hindware/Equivalent)

Bathrooms:

Floor - Anti-Skid ceramic tiles.

Walls - Ceramic Tiles up to ceiling height.

Ceiling - POP Cornice and Plastic Emulsion Paint.

Fitting & Fixture - Standard WC, Wash Basin, towel rail, Concealed hot and

cold water supply system through Geysers in each bathroom

of 20 Ltr. Capacity (Standard Make).

Panic Button - Panic Button in all toilets.

Balconies:

Floor - Anti-Skid Ceramic Tiles.

Walls - Long-lasting water repellent paint.

Ceiling - Plastered and painted with pleasing shades of Plastic Emulsion Paint.

Handrail - MS railing.

Additional Feature - Water Tap and Power Socket in all balconies.

Staircase & Common Passage:

Floor - Marble Stone.

Walls - Plastered and painted with pleasing shade of Plastic Emulsion Paint.

Ceiling - Plastic Emulsion Paint.

Handrail - MS railing.

Door & Windows:

Entrance Door - Teakwood finish modular door, Digital lock, Smart door bell.

Provision of Video door phone.

Internal Doors - Hardwood frame, Skin moulded shutter duly polished.

Windows - Aluminium/UPVC windows (3 track section).

Electrical:

Point Wiring - Concealed wiring in all rooms, kitchen, toilet etc.

Sufficient light points, fan points, 6/15A sockets.

A/C points in living/dining and Bed rooms.

Provision for TV, Provision for Split A/C with drainage with

concealed copper Piping.

Switches - Modular switches.

Fan - Fans in all bed Rooms and living/Dining.

Light Fittings - All lights fitting.

Exhaust fan - Exhaust fan in kitchen & in each toilets.

Chandelier - In living room only.

Power Back-up - 7 KVA.

LIFT LOBBY:

Floor - Vitrified Tiles.

Walls - Plastered and painted with pleasing shades of OBD.

Lift - As per Drawing (Brands - OTIS/JOHNSON/SCHINDLER/KONE/

HYUNDAI/THYSSENKRUPP or Equivalent).

ADDITIONAL FEATURES:

Home Automation - For light & fans (For main light & fan in each room.

Total 12 points will be given.)

(Crestron/Lutron/Honeywell/Equivalent).



A PREMIUM RESIDENTIAL DESTINATION & AN EXCELLENT INVESTMENT OPPORTUNITY

- An exclusive residential address with all the modern luxuries.
- A vibrant neighborhood in surrounded by Commercial and Retail Outlets, Plots, Villas, Floors and Group Housing.
- Omaxe group is 36 years old with a sustained growth trajectory & innovation in quality & projects.
- Omaxe has a Presence in more than 8 states & 29 cities with more than 12.26 million square meter area developed.



THANK YOU



RERA Regn No.: UPRERAPRJ344049/07/2024 Website of UP RERA: www.up-rera.in

RERA REGISTERED PROJECT NAME: Omaxe Cassia GH II, Phase I



RERA Regn No.: UPRERAPRJ166763/08/2024 Website of UP RERA: www.up-rera.in

RERA REGISTERED PROJECT NAME: Omaxe Cassia GH II, Phase II

PROJECT PROMOTED BY: Omaxe Garv Buildtech Private Limited (formerly known as Garv Buildtech Private Limited) | CIN: U45400DL2008PTC179470 Registered Address: 10, Local Shopping Centre, Kalkaji, New Delhi - 110019, Delhi, INDIA.



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