



Redefining spaces with accolades for design and quality.

Founded upon a vision ahead of its times, **The Agarwal Associates Group** popularly known as **Aditya Builders & Developers**. We are one of the oldest Real Estate companies to bet big on the Development of Real Estate.

We pride ourselves on delivering spaces that are build on the foundation of trust, craftsmanship and transparency.

47
YEARS OF LEGACY

100+
DELIVERED PROJECTS

MORE THAN
50000
HAPPY CUSTOMERS

PRESENTING OUR NEW MASTERPIECE

The 
kutumb
BY ADITYA



FOR THOSE WHO CHOOSE THE FINEST



THE KUTUMB

THE KUTUMB

ADITYA WORLD
CITY

THE KUTUMB

UBER LUXURY 4 BHK RESIDENCES | NH-24, GHAZIABAD

RERA Number: UPRERAPRJ572873/11/2024



The
kutumb
BY ADITYA

A lifestyle residential community designed for those who aspire the indulgence in uber luxury lifestyle.

4	432	5.5	6,503.21 SQ.MT. (70000 SQ.FT.)
Total Number Of Towers	Total Number of Apartments	Total Area	The Club & Beyond

**OVER 70,000 SQ. FT.
LAVISH CLUBHOUSE (6503.2 SQ. MTR.)**



- Sky Walk
- Jogging Track
- Open-air Gymnasium
- Rooftop Restaurant
- Dedicated Kids Play Area

40,000 SQ. FT.

SKY DECK

ON 29TH FLOOR (3716.12 SQ. MTR.)

EXCLUSIVE

YOGA GARDEN

**3-SIDE OPEN HOMES
WITH 270° PANORAMIC VIEWS**

**MULTI LEVEL
TERRACES**

**LAYERS OF
VERDANT GREENS**

ARCHITECT TEAM



PROJECT MANAGEMENT TEAM



CONSTRUCTION TEAM



FEATURES

- 5-star Amenities In Club
- Air-conditioned Lobbies
- Premium Flooring In Apartments
- Branded Fittings In Bathroom
- State-of-the-art Facade
- Fully Paid-up Land
- Terraces at multiple floors

COST OF APARTMENT
BSP INR 10990/- PER SQFT OF SUPER AREA

Rs 2.93 Cr Onwards*

4 BHK | TYPE A
3283 SQ.FT

Rs 3.61 Cr Onwards*

4 BHK | TYPE B
2667 SQ.FT

Rs 2.93 Cr Onwards*

**LOCATION CHARGES
CORNER VIEW**

Rs. 150 per SQ.FT.

45 MTR. WIDE ROAD FACING

Rs. 250 per SQ.FT.

CLUB MEMBERSHIP

Rs. 5,00,000 Lakh*

PARKING

Rs. 5,00,000 Lakh*

FLOOR CHARGES

1 TO 8 FLOOR	Rs. 10,00,000
9 TO 16 FLOOR	Rs. 7,50,000
17 TO 24 FLOOR	Rs. 500,000
17 TO 24 FLOOR	Rs. 500,000
25 TH FLOOR _{ONWARDS}	NIL

NEVER BEFORE OFFER

1. PAY Rs. 30 LAKH & BOOK NOW

OWN HOMES WITH 2X BOOKING BENEFITS

YOUR
₹ **30** Lakhs IS OUR
₹ **60** Lakhs

NO EMI

FOR

30 MONTHS

**BOOK NOW & RECEIVE
INSTANT DISCOUNT EQUIVALENT
TO YOUR BOOKING AMOUNT
UPTO 30 LAKHS**

**UPTO Rs 10 LAKH
ADDITIONAL DISCOUNT
ON CLUB MEMBERSHIP &
PARKING**

**UPTO Rs 10 LAKH
DISCOUNT
ON PLC CHARGES**

**FREE
FIRST TRANSFER**

NEVER BEFORE OFFER

At the time of booking	15%
Within 60 Days of booking*	35% (in case of bank loan-Moratorium facility upto 30 months Available from leading banks) *SUBJECT TO ELIGIBILITY
On completion of super structure OR 24 months whichever is later	25%
At the time of application for CC/OC	20%
At the time of Possession	5%+other possession charges

PAYMENT PLAN

OPTION 1

NEVER BEFORE OFFER

PAYMENT PLAN OPTION 2

Stage	Payment (%)
On Booking	5%
Within 30 Days	5%
On Excavation	5%
On Laying of Raft	5%
On Basement	10%
On Ground Floor	10%
On 1st Floor	10%
On completion of super structure OR 24 months whichever is later	25%
At the time of application for CC/OC	20%
On Possession	5% + Other Charges

HOARDING

The kutumb BY ADITYA

UPRERAPRJ572873/11/2024
RERA/HP/raa.in/projects
COLLECTION ACCOUNT DETAILS:
NAME: AAPL PROJECTS PVT. LTD.
COLLECTION ACCOUNT FOR THE KUTUMB
PROJECT COLLECTION ACCOUNT NO.: 12261100000459
BANK NAME: PUNJAB & SIND BANK | IFSC: PSB0021226
ADDRESS: SHOP NO 14A & 22, SHIPRA AZURE ANCAAF
NEAR WAVE CINEMAS, KAUSHAMBI, GHAZIABAD-201010



NEVER BEFORE OFFER

NO EMI **FOR 30 MONTHS***

KING SIZE 4 BHK + UTILITY HOMES

₹ 2.93* CR ONWARDS

www.agarwalassociatesgroup.com

 **95137 31557** |  **NH 24, GHAZIABAD**

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HAPPY SELLING