

SG
SHIKHAR
HEIGHT
Premium 2 & 3 Bed Residences

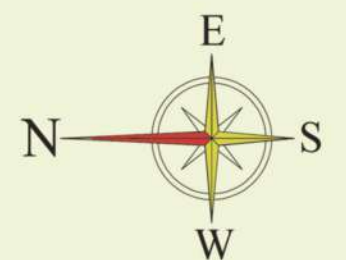
**PREMIUM HOMES
FOR A BETTER LIFE**
IN SIDDHARTH VIHAR NEXT TO INDIRAPURAM

inspired from
italian architecture

RENDERED IMAGE



SITE PLAN



APARTMENTS... AT A GLANCE

ACCOMODATION	COLOUR CODE
2BED + 2TOILET	
2BED + 2TOILET	
3BED + 4TOILET + SERVANT	
3BED + 3TOILET + STUDY	
3BED + 3TOILET	
EWS (1)/(2)	
LIG (1)/(2)	
CLUB PLAZA	
CONVENIENT SHOP	

LEGENDS FOR PROJECT AMENITIES

- Entrance Plaza with Water Features
- Central Park of 1050 Sqmt. (11300 Sqft.)
- Peripheral Jogging Track
- Badminton Court
- Skating Rink
- Cricket Net Practice
- Open Gym
- Outdoor sitting area
- 3 no. Gazebo for sitting
- Kids Play Area
- Tower drop-off with accent paving
- Elder Zone
- Commercial plaza /Convenient Shop
- Club Entrance with accent paving
- ATM
- Club Plaza comprises of
 - Ground Floor - Spacious Banquet Hall with Kitchen, Gents & Ladies Toilet
 - First Floor - Table Tennis room, Kids Play area, 3C's Room with sitting, Ladies & Gents Toilet
 - Second Floor - Yoga & Meditation Hall, Billiards Room, Misc. activities room, spacious sitting Hall
 - Third Floor - Spacious Gymnasium with Gents & Ladies Toilet
 - Terrace Floor - Swimming Pool for Adults, Kids Pool, Ladies & Gents changing room.
- Double Height Entrance Lobby in Towers
- Designer Pole Lights
- 70 number of Trees on Peripheral Green Belt with plants of different species :-
 - Aloe Vera
 - Boston Fern
 - Golden Pathos
 - Money Plant
 - Sensevieria Plant



3BHK

TOWER A1 & A3 Unit No-1,6

3 Bedroom/ Drawing & Dinning/ Kitchen/ 3 Toilets/ Dressing Room/ 4 Balconies/ Servant room with attached WC

CARPET AREA

106.3 SQ. MTR (1144.5 SQ. FT.)

BUILT UP AREA

136.2 SQ. MTR (1466 SQ. FT.)

BALCONY AREA

23.8 SQ. MTR (256.8 SQ. FT.)

TOTAL AREA

178.4 SQ. MTR (1920 SQ. FT.)



CARPET AREA(AS PER RERA GUILDLINES): The net usable floor area of an Apartment, excluding the area covered by the external walls, area under services shafts, exclusive balconies or veranda and exclusive open terrace area, but includes the area covered by the internal partition walls of the Apartment.

NOTE : All Specifications, Designs, Layout, Images. Conditions are only indicative and some of these can be changed at the discretion of the builder. These are purely conceptual and constitute no legal offering. To convert measurements in Sq. Mtr., 1 sq.mtr = 10.764 sq.ft. and 1 mtr = 3.28 ft.

3BHK TOWER A1 & A3 Unit No-2

3 Bedroom/ Drawing & Dining/ Study/ Kitchen/ 3 Toilets/ 3 Balconies

CARPET AREA

87.3 SQ. MTR (940 SQ. FT.)

BUILT UP AREA

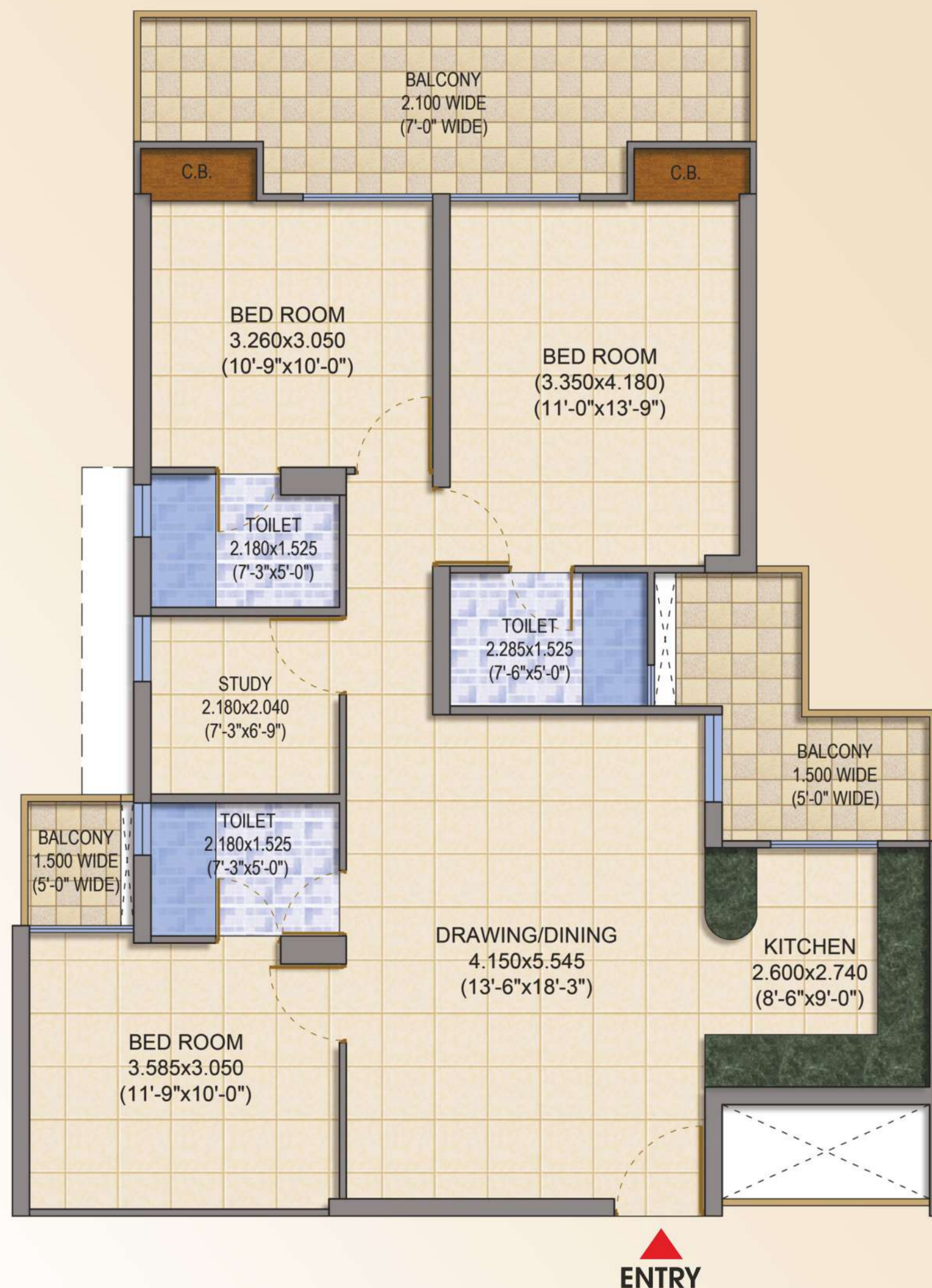
115.2 SQ. MTR (1240 SQ. FT.)

BALCONY AREA

21.2 SQ. MTR (228 SQ. FT.)

TOTAL AREA

150.9 SQ. MTR (1625 SQ. FT.)



ENTRY

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3BHK

TOWER A1 & A3 Unit No-3,4,5

3 Bedroom/ Drawing & Dining/ Kitchen/ 3 Toilets/ 4 Balconies

CARPET AREA

80.4 SQ. MTR (866 SQ. FT.)

BUILT UP AREA

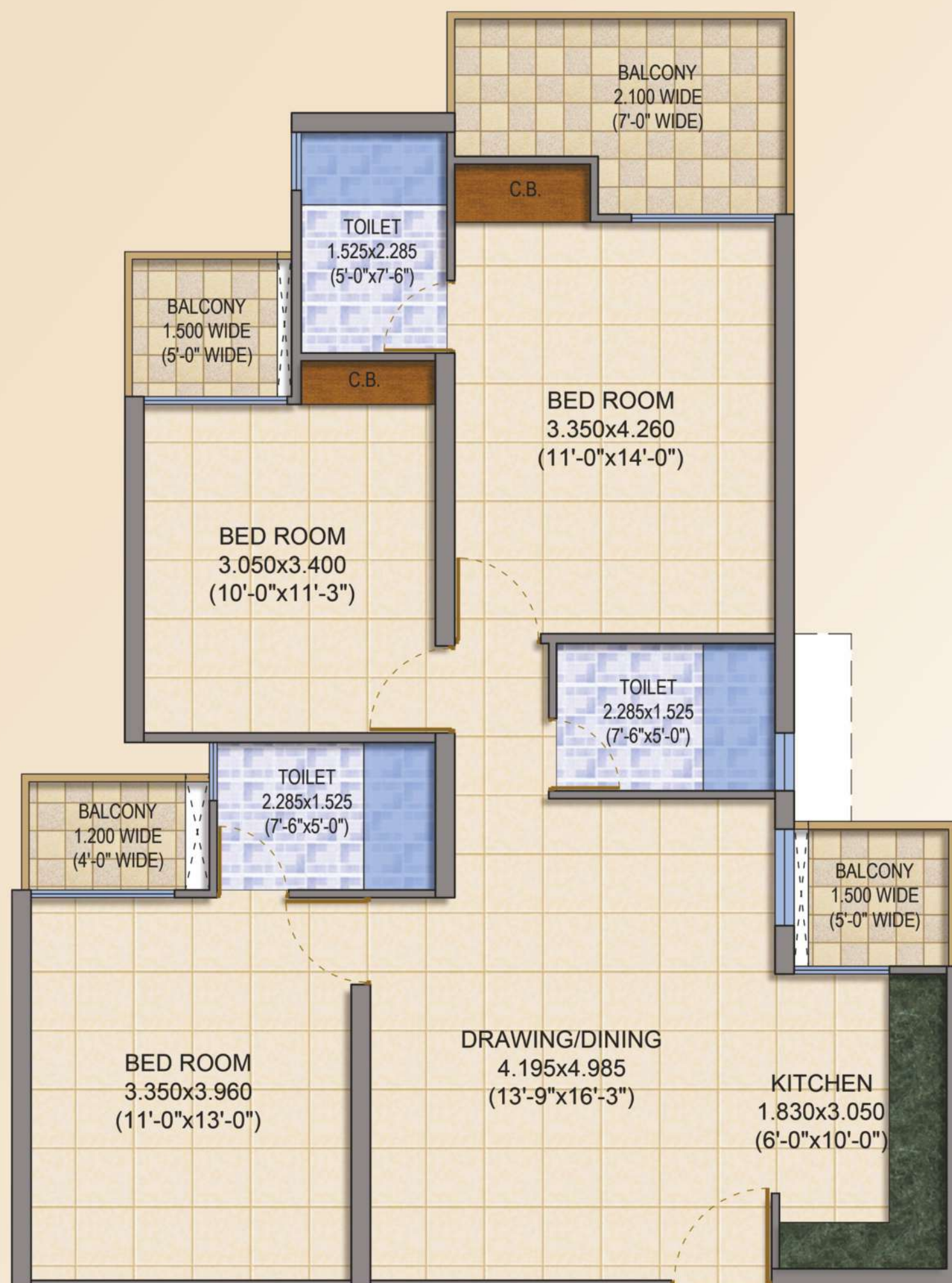
99.3 SQ. MTR (1069 SQ. FT.)

BALCONY AREA

13.4 SQ. MTR (114 SQ. FT.)

TOTAL AREA

130.01 SQ. MTR (1400 SQ. FT.)



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2BHK

TOWER A2 & A4 Unit No-3,4,7,8

2 Bedroom/ Drawing & Dining/ Kitchen/ 2 Toilets/ 2 Balconies

CARPET AREA

59.0 SQ. MTR (636 SQ. FT.)

BUILT UP AREA

75.8 SQ. MTR (817 SQ. FT.)

BALCONY AREA

10.5 SQ. MTR (114 SQ. FT.)

TOTAL AREA

99.3 SQ. MTR (1070 SQ. FT.)



CARPET AREA(AS PER RERA GUIDLINES): The net usable floor area of an Apartment, excluding the area covered by the external walls, area under services shafts, exclusive balconies or veranda and exclusive open terrace area, but includes the area covered by the internal partition walls of the Apartment.

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2BHK

TOWER A2 & A4 Unit No-1,2,5,6

2 Bedroom/ Drawing & Dining/ Kitchen/ 2 Toilets/ 2 Balconies

CARPET AREA

59.0 SQ. MTR (636 SQ. FT.)

BUILT UP AREA

74.7 SQ. MTR (804 SQ. FT.)

BALCONY AREA

9.2 SQ. MTR (100 SQ. FT.)

TOTAL AREA

97.8 SQ. MTR (1054 SQ. FT.)



CARPET AREA(AS PER RERA GUILDLINES): The net usable floor area of an Apartment, excluding the area covered by the external walls, area under services shafts, exclusive balconies or veranda and exclusive open terrace area, but includes the area covered by the internal partition walls of the Apartment.

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PROJECT SPECIFICATIONS

Project is divided into 2 phases

A. Total No. of Blocks	5 Nos. – A-1, A-2, A-3, A-4, A-5 EWS/LIG + Club + Convenient Shops
B. Total No. of Units	682 Units - detail as A1 = 138 A2 = 200 A3 = 144 A4 = 200
C. No. of Floors	Residential Tower (2 Basement) A-1- S + 23 A-2- S + 25 A-3- S + 24 A-4- S + 25
D. No. of Flats per floor :	Tower A-1 = 6 Units Tower A-2 = 8 units Tower A-3 = 6 units Tower A-4 = 8 units
E. No. of Lifts Per Block :	Block A-1 = 3 Lifts (8 Passengers = 2 No. & 13 Passengers = 1 No.) Block A-2 = 3 Lifts (8 Passengers = 2 No. & 13 Passengers = 1 No.) Block A-3 = 3 Lifts (8 Passengers = 2 No. & 13 Passengers = 1 No.) Block A-4 = 3 Lifts (8 Passengers = 2 No. & 13 Passengers = 1 No.)
F. Specification of Lift	Baroda Green Powder Coated Finish MS Wall & Granite Stone Flooring 8 / 13 544/884 1.5 m/s Fully Automatic Landing Doors in stainless steel hairline finish on the ground floor and powder coated finish on remaining floors.
Make	Kone / Schindler / OTIS
Speed	1.5 m/second
G. Corridor	
A. Flooring - Vitrified Tiles	
B. Painting - OBD Paint	
C. Lighting - Ceiling Mounted Light Fixture/ Tube Lights	
H. Staircase-Main & Fire	
A Flooring - Baroda Green	B Painting- OBD Paint
C Railing- MS Railing	D Lighting – Ceiling Mounted Light Fixture/ Tube Lights
I. Terrace	
A. Flooring – Brick Bat Coba	B. Water Tank-R.C.C
J. Parking Area – Open / Stilt / Lower Basement /Upper Basement	
A. Lighting-Ceiling Mounted Light Fixture / Tube Lights	
K. Fire Fighting	
All requirements in light of Pre NOC granted by UP FIRE SERVICE, LUCKNOW vide Letter no. 30/JD/F.S./Lucknow(GZB)-17/81 dated 8th March 2017 & UPFS/2019/4420/GZB/Ghaziabad/334/DD dated 11.03.2019.	
L. LT Panel Room	
Size	In area and sizes as per requirement/ norms
Flooring	Kota stone
Wall	White wash
M. Maintenance Room	
Size	200 sq. ft in stilt area (18.58 sq. mt)
Flooring	Vitrified Tiles
Walls	OBD Paint

SECURITY

GATED COMPLEX WITH ELEGANT ENTRY
PLAZA WITH WATER FALL + SECURITY ROOM

24X7 SECURITY PERSONNEL (AT ENTRY & EXIT
POINTS) AND INTERCOM FACILITY IN
APARTMENTS



CCTV ON MAIN ENTRY AND EXIT POINTS

DRIVERS SITTING AREA IN STILT



GREEN AREA

CENTRAL PARK OF 11300 SQ.FT. (1050 SQ.MT.)

BADMINTON COURT

SKATING RINK

CRICKET NET PRACTICE

PERIPHERAL JOGGING TRACKS

3 NO. OF GAZEBO FOR SITTING

OPEN GYM

KIDS PLAY AREA CAPACITY OF MULTI PLAY
STATION - SEA-SAW

MERRY GO ROUND

TODDLER CLIMBER



CONVENIENT SHOPS

ATM

CONVENIENT SHOPS CORRIDOR

CLUB INDEPENDENT TOWER

Approx 1156 Sq. Mtr (Approx. 12443 Sq.ft)

GROUND FLOOR

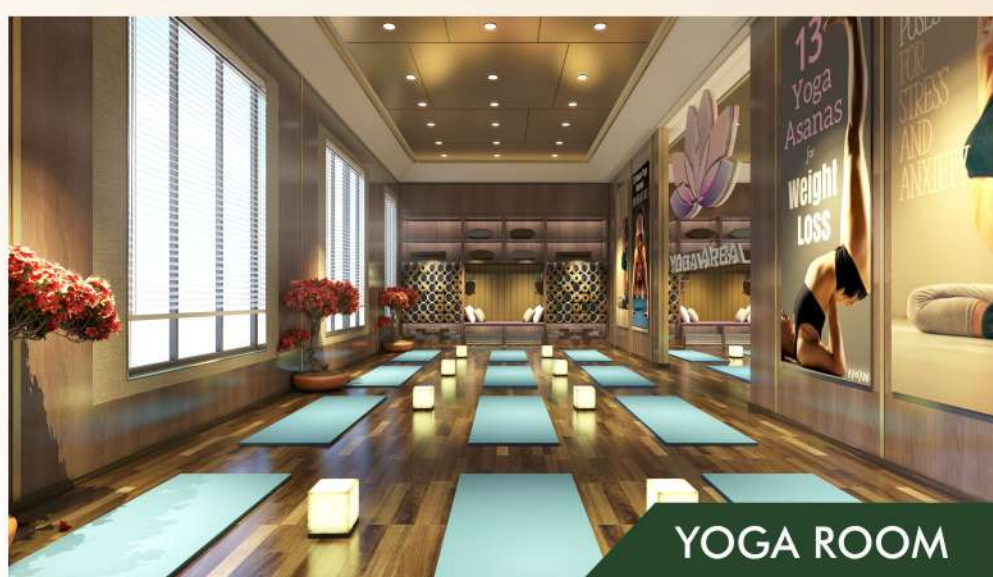
SPACIOUS MULTIPURPOSE HALL WITH
KITCHEN, GENTS & LADIES TOILETS

FIRST FLOOR

TABLE TENNIS ROOM, SPACIOUS KIDS PLAY
AREA, 3C'S ROOM WITH SITTING LOUNGE,
LADIES & GENTS TOILETS

SECOND FLOOR

YOGA & MEDITATION HALL, BILLIARDS
ROOM, FACILITY AREA, SPACIOUS SITTING
LOUNGE



THIRD FLOOR

SPACIOUS GYMNASIUM ROOM WITH LADIES
& GENTS TOILET

TERRACE FLOOR

SWIMMING POOL FOR ADULTS, KIDS POOL,
LADIES & GENTS CHANGING ROOM, POOL
SIDE LOUNGE ETC.

PROJECT AMENITIES





Specifications of Units



1. Structure

Earth Quake Resistant - RCC framed structure as per applicable seismic zone

2. Living Cum Dining Room

Floor	Vitrified Tiles
External Door and Window	UPVC windows frames with glass
Walls	OBD of appropriate colour/ Asian paints make or equivalent
Main Entry Door	Main Entrance Door Laminated with Solid Wooden Frame
Hardware	Stainless steel hardware on wooden door, aluminium powder coated hardware on aluminium doors/ windows
Electrical	Copper wiring and PVC Concealed conduit, Provision for adequate light and power points as well as television and TV outlets with modular switches and protective M.C.Bs

3. Bed Rooms

Floor	Vitrified Tiles
External Door and Window	UPVC windows frames with glass
Walls	OBD of appropriate colour/ Asian paints make or equivalent
Internal Door	Finish 7’ High Wooden Frame with enamel painted flush door
Hardware	Stainless steel hardware on wooden door, aluminium powder coated hardware on aluminium doors/ windows
Electrical	Copper wiring and PVC Concealed conduit, Provision for adequate light and power points as well as television and TV outlets with modular switches and protective M.C.Bs

4. Kitchen

Floor	Vitrified Tiles
Window	UPVC windows frames with glass
Walls	Ceramic tiles of 2’ height from the platform and granite on top
Fittings	C.P. fittings with single bowl Stainless steel Sink
Internal Door	Open
Electrical	Copper wiring and PVC Concealed conduit, Provision for adequate light and power points with modular switches and protective M.C.Bs
Wood Work	Wood Work-Lower & Upper Level Cabinets

5. Toilet

Floor	Anti skid ceramic tiles
Walls	Ceramic tiles upto ceiling height
Fittings	White sanitary China Ware with EWG & CP fittings
Internal Door	Flush Shutter
Hardware	Stainless steel hardware on wooden door, aluminium powder coated hardware on aluminium doors/ windows
Electrical	Concealed Copper Wiring and PVC Concealed conduit, Provision for adequate light and power points with modular switches and protective M.C.Bs
Water Supply	Underground and Overhead water tanks with pumps and 24 hours water supply

6. Balconies

Floor	Ceramic Tiles
Walls	Oil Bound Distemper
Electrical	Copper wiring and PVC Concealed conduit, Provision for adequate light and power points with modular switches and protective M.C.Bs

7. Telephone

Intercom facility with instrument

Our Rich History of Delivered Projects



SG Oasis
Sec.-2B, Vasundhara, Ghaziabad
Year of Delivery : 2019



SG Benefit
Govindpuram, Ghaziabad.
Year of Delivery : 2018



SG Homes
Sec.-3, Vasundhara, Ghaziabad
Year of Delivery : 2015



SG Impression 58, Phase II
Raj Nagar Extn., Ghaziabad
Year of Delivery : 2014



SG Impression Plus
Raj Nagar Extn., Ghaziabad
Year of Delivery : 2012



SG Alpha Tower (Commercial)
Sec.-9, Vasundhara, Ghaziabad
Year of Delivery : 2011



SG Impression 58
Raj Nagar Extn., Ghaziabad
Year of Delivery : 2010



SG Impression
Sec.-4B, Vasundhara, Ghaziabad
Year of Delivery : 2009



SG Beta Tower (Commercial)
Sec.-3, Vasundhara, Ghaziabad
Year of Delivery : 2008



SG Grand
Raj Nagar Extn., Ghaziabad



SG Grand
Raj Nagar Extn., Ghaziabad



SG Grand
Raj Nagar Extn., Ghaziabad

RERA No. UPRERAPRJ2513 | www.up-rera.in



Map is not to scale

Shikhar Height is strategically positioned to enjoy advantages accruing from its great location that boasts of an incredibly smooth connectivity to prominent areas in and around NCR.

This location is the central point of Ghaziabad, very close to Noida Sector - 62 & 63 and 20 min away from New Delhi. With metro station (New Bus Adda - Shaeed Sthal Ghaziabad) at just 5 min away it's smoothly linked to the entire NCR.

Excellent transportation facilities | Close proximity to Indirapuram, Noida | Schools & Hospitals within 2 KMS
Well-linked to NH-24



Perigee Infratech Private Limited

Group Concern : **SG Estates Private Limited**

Site Address : Plot no., BS-02, Sector 4, Siddharth Vihar (NH9, Nh24), Ghaziabad (UP)-201009

Registered Office : 1st Floor, Rachna Building-2, Rajendra Place, Pusa Road, New Delhi-110008

Corporate Office : G.F. - 03, Alpha Tower-I, Sector -9, INS-10, Vasundhara, Ghaziabad, Uttar Pradesh-201012

RERA No. UPRERAPRJ1244 | www.up-rera.in