



YOUR LAND FOR YOUR PALACE

There is only one difference...



Between
THE RICH
& The

Royal



There is only one difference...



Between
A FAMILY
& *A*

Dynasty



There is only one difference...



Between
A HOME
& A

Heritage



The Difference Between
A PLOT
&
A Land



Presenting



A LAND WHERE YOU CAN BUILD YOUR OWN PALACE!

PALATIAL LIVING, RESERVED FOR 90 FAMILIES.



*Royal Lands,
as far as the eye can see.*

WITH ONLY 90 LAND PARCELS FOR 90 FAMILIES,
EACH SPANNING A MINIMUM 10,000 SQUARE METER (2.5 ACRES),
GAUR MULBERRY MANSIONS USHERS IN A NEW ERA FOR KINGS.

*Mulberry
Mansions*

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*The Right to Choose,
Reserved for the Few.*

AT GAUR MULBERRY MANSIONS YOU HAVE THE RIGHT
TO BUILD YOUR PALACE ANY WAY YOU WISH. IN OTHER WORDS,
THE 10,000 SQUARE METER (2.5 ACRES) BLANK CANVAS YOU OWN,
WILL BE A BLANK CANVAS OF ENDLESS POSSIBILITIES.

*Mulberry
Mansions*



*Distances are approximate and not exact.



*Centered enough for convenience.
Private enough for exclusivity.*





LEGENDS

- TYPE A
- TYPE B
- TYPE C
- TYPE D
- TYPE E
- NOT AVAILABLE

FH-02 & FH-03, Sector 1, Greater Noida (W),
Uttar Pradesh - 201306

RERA REGISTRATION. No.:
UPRERAPRJ7057 & UPRERAPRJ4897

Total Project Area
101 Hectares (250 Acres)



Disclaimer:
Gaur Mulberry Mansions FH-02 - Allotment Letter: PROP/INSTITUTIONAL/FH/2011/3609 Dated 25/04/11 by GNIDA | Agreement to Lease - Book No. 1 Voll. 8723, Page No. 387 to 416, Registration No. 10708 Dated 17/06/2011, SRO-Sadar, Gr. Noida | Lease Deed: Book No. 1 Voll. 11920, Page No. 393 to 422, Registration No. 21325 Dated 03/11/12, SRO-Sadar, Gr. Noida | Sanction Letter: PLG/(BP) 3066-OPA No. 8217 Dated 04/12/12, by GNIDA | Supplementary Sub-lease deed: Book No. 1 Voll. 19152, Page No. 89 to 136, Registration No. 25484 Dated 04/12/15, SRO-Sadar, Gr. Noida | Final Supplementary Sub-lease deed: Book No. 1 Voll. 22469, Page No. 221 to 238, Registration No. 745 Dated 13/01/17, SRO-Sadar, Gr. Noida

Gaur Mulberry Mansions FH-03 - Allotment Letter: PROP/INSTITUTIONAL/FH/2011/3520 Dated 20/04/11 by GNIDA | Agreement to Lease - Book No. 1 Voll. 8512, Page No. 1 to 26, Registration No. 8285 Dated 11/05/11, SRO-Sadar, Gr. Noida | Lease Deed: Book No. 1 Voll. 11921, Page No. 35 to 64, Registration No. 21328 Dated 03/11/12, SRO-Sadar, Gr. Noida | Sanction Letter: PLG/(BP) 3065-OPA No. 8218 Dated 04/12/12, by GNIDA | Revised Sanction Letter: PLG/(BP) 3065/2253 Dated 04/05/17, by GNIDA | Supplementary Sub-lease deed: Book No. 1 Voll. 19152, Page No. 137 to 188, Registration No. 25485 Dated 04/12/15, SRO-Sadar, Gr. Noida | Final Supplementary Sub-lease deed: Book No. 1 Voll. 22469, Page No. 291 to 308, Registration No. 747 Dated 13/01/17, SRO-Sadar, Gr. Noida

WITH THE ACRES
AT YOUR COMMAND,
THINK OF ALL
YOU COULD DO.

A FEW IDEAS,
TO REV UP
YOUR IMAGINATION.



ARCHITECTURE



THE CLASSIC
FRENCH STYLE CHÂTEAU

When it comes to exuding class, you could simply take your inspiration from the French

THE VICTORIAN
PALACE

Classy, imposing and as charming as ever, Victorian architecture could give your palace its own character

THE GREEK-REVIVAL
PALACE

Think of a palace inspired by a lost culture with columns, open lawns and a whole lot of magnificence

POST-MODERN
PALACE

Imagine a palace showcasing the clean-cut angles and eccentric designs of postmodernist architecture

THE JODHPURI
HAVELI

A style closer to home and heart, the Jodhpuri style palace could be the jewel of your land



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THE PALACE CHAMBERS

INTERIORS

Mulberry Mansions



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JUST IMAGINE
HOW YOUR
GUESTS' JAW
WOULD DROP
THE MOMENT
THEY ENTER



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ENVISION
A DRAWING
ROOM THAT
DOES JUSTICE
TO YOUR
STATUS &
EXCELLENT
TASTE




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IN A
BED CHAMBER
FIT FOR A KING,
YOU COULD
HAVE THE
PERFECT START
AND END TO
YOUR DAY.



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WHAT COULD
BE A BETTER
PLACE TO HOST
HIGH-SOCIETY
GALAS THAN
YOUR OWN
BALLROOM

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IMAGINE
A PERFECT
CELLAR FOR
ALL YOUR
LOVELY
VINTAGES

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A QUIET,
CLASSY OASIS
OF BOOKS.
SOUNDS
WONDERFUL,
DOESN'T IT?



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THE PALACE GROUNDS

- EXTERIORS

Mulberry Mansions





A SPRAWLING
GOLF COURSE COULD
PUT A WHOLE
NEW SWING
ON YOUR SUNDAY
AFTERNOONS

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WHAT COULD
BE A BETTER PLACE
TO MIX BUSINESS
WITH PLEASURE
THAN A LAVISH POOL?

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HOW ABOUT
AN ELEGANT PARTY LAWN
FOR PRIVATE AND
SOCIAL FUNCTIONS, ON
YOUR OWN ESTATE?

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A LANDSCAPED
GARDEN WITH
GAZEBOS AND
FOUNTAINS - NOW
THAT COULD BE
A SIGHT TO BEHOLD

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IMAGINE A
HOME-COOKED
MEAL WITH
INGREDIENTS FROM
YOUR OWN
ORGANIC GARDEN

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Specifications of Farmhouse / Mansions Development

Gaur Mulberry Mansions is a plotted layout development.
Respective Farmhouse/Mansion can be
constructed after taking due approvals from GNIDA.

The above, 'Gaur Mulberry Mansions' project's drainage
and sewerage services will be connected to GNIDA services.

Electricity for individual Farmhouse/Mansion can be
obtained from NPCL/UPPCL as per requirement.

The Farmhouse land will be offered in, "as is where is" condition.

For some Farmhouse/Mansions plots, full/part boundary wall
may be erected by the developer and charged accordingly.

Internal roads/service lanes with respective services
will be developed by the developer however, their maintenance
will be charged proportionately.

The developer may revise/complete the plotted layout
as per GNIDA directions/regulations.



Taking the grand shape
of ornate palaces,
the city's regalia have
already begun erecting
masterpieces on their canvas.

Let's take a glimpse...



All Actual Images



A PALACE, TRULY IMPERIAL, MATERIALIZES
FROM A DREAM INTO A BREATH-TAKING REALITY

All Actual Images



AN ARRAY OF PROUD, REGAL STRUCTURES
BECOME THE PRIDE OF MANY HEARTS





Actual Image



Artistic Image



Artistic Image



Actual Image



A VISION TAKING THE SHAPE
OF SOMETHING TRULY MAJESTIC





Wall of Fame



The team behind the scenes

FOUNDED IN THE YEAR 1995, WE HAVE ESTABLISHED OURSELVES AS ONE OF THE LEADING REAL ESTATE DEVELOPERS IN INDIA. EVER SINCE OUR INCEPTION, THE COMPANY HAS STEADILY BECOME A BYWORD FOR EXCELLENCE IN ENGINEERING, INNOVATION AND BUSINESS ETHOS. TODAY, 25 YEARS LATER, THIS JOURNEY OF HUMBLE BEGINNINGS HAS REACHED STAGGERING NEW HEIGHTS. GAURS GROUP AND THE DRIVING FORCES BEHIND IT ARE THE PROUD PIONEERS OF 50+ PROJECTS DELIVERED (COMMERCIAL AND RESIDENTIAL) TOTALING TO ALMOST 5.1 MILLION SQUARE METERS AND HAVE DELIVERED 50000+ PROPERTY UNITS ON TIME. TODAY, OUR GROUP HAS A PLETHORA OF PRESTIGIOUS PROJECTS TO OUR NAME IN RESIDENTIAL, COMMERCIAL AND RETAIL VERTICALS IN THE AREAS OF DELHI NCR, U.P AND BEYOND. AS WE AT GAURS, NOW PRESENT TO YOU OUR MOST EXQUISITE PROJECT YET - GAUR MULBERRY MANSIONS, IT ONLY GOES TO SHOW THAT, FOR US AND OUR TEAM, SKY IS THE ONLY LIMIT.



ONGOING RERA REGISTERED PROJECTS

Gaur Mulberry Mansions, Gr. Noida (West)
UPRERAPRJ7057, UPRERAPRJ4897

3rd Parkview (KrishnVilas) Gaur Yamuna City
UPRERAPRJ16103

Gaur Saundaryam, Ph-2, Gr. Noida (West)
UPRERAPRJ6335

Gaurs Siddhartham, Siddharth Vihar
UPRERAPRJ3935

2nd Parkview, Gaur Yamuna City
UPRERAPRJ4464

Victorian Villas (6th Parkview), Gaur Yamuna City
UPRERAPRJ15838

16th Parkview, Gaur Yamuna City
UPRERAPRJ6801

32nd Parkview, Gaur Yamuna City
UPRERAPRJ4193

7th Avenue, Gaur City, Gr. Noida (West)
UPRERAPRJ6695

14th Avenue, Gaur City-2, Gr. Noida (West)
UPRERAPRJ6742

Gaur City Mall, Gr. Noida (West)
UPRERAPRJ6934

Gaur City Arcade, Gr. Noida (West)
UPRERAPRJ10206

GYC Galleria, Gaur Yamuna City
UPRERAPRJ4602

Gaurs Runway Suites, Gaur Yamuna City
UPRERAPRJ35177

Gaur City Center, Gr. Noida West
UPRERAPRJ4780

Gaurs Platinum Towers (Gaur Sportswood)
Sector-79, Noida UPRERAPRJ3528

Gaur World Street, Greater Noida (West)
UPRERAPRJ674297

Gaur Castlevania (4th Parkview), Gaur Yamuna City
UPRERAPRJ538911



DELIVERED RESIDENTIAL PROJECTS

Gaur Residency, Chander Nagar

Gaur Galaxy, Vaishali

Gaur Heights, Vaishali

Gaur Ganga, Vaishali

Gaur Ganga 1, Vaishali

Gaur Ganga 2, Vaishali

Gaur Green City, Indirapuram

Gaur Green Avenue, Indirapuram

Gaur Green Vista, Indirapuram

Gaur Valerio, Indirapuram

Gaur Homes, Govindpuram

Gaur Homes Elegante, Govindpuram

Gaur Grandeur, Noida

Gaur Global Village, Crossings Republik

Gaur Gracious, Moradabad

Gaur Cascades, Raj Nagar Extn. Ghaziabad

Gaur Saundaryam, Ph-1, Gr. Noida (West)

1st Avenue, Gaur City

4th Avenue, Gaur City

5th Avenue, Gaur City

6th Avenue, Gaur City

10th Avenue, Gaur City-2

11th Avenue, Gaur City-2

12th Avenue, Gaur City-2

16th Avenue, Gaur City-2

Gaur Sportswood, Sector-79, Noida

Gaur Atulyam, Gr. Noida



GAURS INTERNATIONAL SCHOOL

Gaur City-2, Greater Noida (West)

Gaur Yamuna City, Yamuna Expressway (Under Construction)

Gaurs Siddhartham, Siddharth Vihar (Under Construction)



DELIVERED COMMERCIAL PROJECTS

Gaur Central Mall. RDC, Rajnagar, Ghaziabad

Gaur High Street (Rajnagar Extn.), Ghaziabad

Gaur Gravity, Indirapuram, Ghaziabad

Gaur Square, Govindpuram, Ghaziabad

Gaur City Plaza, Gaur City, Gr. Noida (West)

Gaur Biz Park, Indirapuram, Ghaziabad

Gaur City Galleria, Gr. Noida (West)



*We welcome you to create a life
that is in every sense of the word,
Palatial.*





REAL ESTATE | RETAIL | EDUCATION | HOTELS | SPORTS | INFRASTRUCTURE | MEDIA

Gaur Mulberry Mansions

Corporate Office: Gaur Biz Park, Plot No.1, Abhay Khand II, Indirapuram Ghaziabad - 201014

Site Address: FH-02 & FH-03, Sector 1, Gr Noida (West), Uttar Pradesh- 201306.



gaursonsindia.com

Member of
CREDAI

RERA REGN. NO.: UPRERAPRJ7057 & UPRERAPRJ4897 | www.up-rera.in

Project Finance Partner



25 YEARS OF UNFALTERING COMMITMENT | 50+ SUCCESSFULLY DELIVERED PROJECTS | 30000+ POSSESSIONS GIVEN (2014-19) | 50000+ SUCCESSFULLY DELIVERED UNITS