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M/s UP Township Infrastructure Pvt. Ltd.

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MANSIONS | RESIDENTIAL | TOWNSHIP | COMMERCIALS | HOSPITALITY | EDUCATION

Member of:
CREDAI

GAUR
ātulyam

Gaur Atulyam is one of the most sought after residential projects in Greater Noida. With the combination of coveted features and world class amenities, Gaur Atulyam promises to make your living experience a treasure to cherish forever. The apartments, having a size range for 2BHK - 92.43 sq. Mt. (995 sq. ft.) to 96.61 sq. mt. (1040 sq. ft.), 3 BHK - 120.77 sq. mt. (1300 Sq. ft.) and 4 BHK - 154.68 sq. mt. (1665 sq. ft.), promises a pleasing life with their ultra modern ambience and lavish facilities. Benefitted by the remarkable location advantages with Pari Chowk, the proposed metro station and industrial area in close proximity, Gaur Atulyam is definitely a superior place to live in.

Highlights

- Super innovative infrastructural design
- Widespread play ground comfortable for the kids
- Lavish club with swimming pool and Gym
- 65% Landscaped and Open area
- Earthquake Resistant Structure
- Spacious parking with 24x7 Security
- 24x7 hours power back-up and water supply
- Close Proximity with Proposed Metro Station
- Near to Greater Noida Pari Chowk
- 8 Acres of lush green residential complex
- On 130 mtr. wide road
- Adjacent to 100 mtr. wide Green Belt
- 3 side open plot
- Construction with Aluminium Form Work Technology from Korea.
- All internal & external walls of R.C.C which gives a good finish and provides more stability to building structure
- No seepage due to R.C.C construction
- No Plaster required as R.C.C construction provides a permanent finish to the building

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specifications

FLOORING

- Vitrified tiles 2'x2' in Drawing Room, Kitchen and Bedrooms
- Ceramic tiles in Bathrooms and the Balconies

WALLS AND CEILING FINISH

- POP finish walls & ceiling with OBD

KITCHEN

- Granite working top with stainless steel sink
- 2'-0" dado above the working top and 5'-0" from the floor level on remaining walls by ceramic tiles
- Woodwork below the working top
- Individual RO unit for drinking water

TOILETS

- Ceramic tiles on walls up to door level
- White sanitary ware with EWC, CP fittings and mirrors in all toilets

NOTES:

1. The Colour and design of tiles and motifs can be changed without any prior notice.
2. Variation in colour and size of vitrified tiles/granite may occur.
3. Variation in colour in mica may occur.
4. Area in all categories of apartments may vary up to ±3% without any change in the cost. However, in case the variation is beyond ±3%, pro rate charges are applicable.
5. The request for any change in construction/specification of any type in the apartment will not be entertained.

DOORS & WINDOWS

- Outer doors and windows aluminum powder coated/UPVC
- Internal door frames made of Maranti or equivalent wood
 - Internal doors made of painted flush shutter
- Main entry door frame of Maranti or equivalent wood with laminated flush shutter
- Good quality hardware fittings

ELECTRICAL

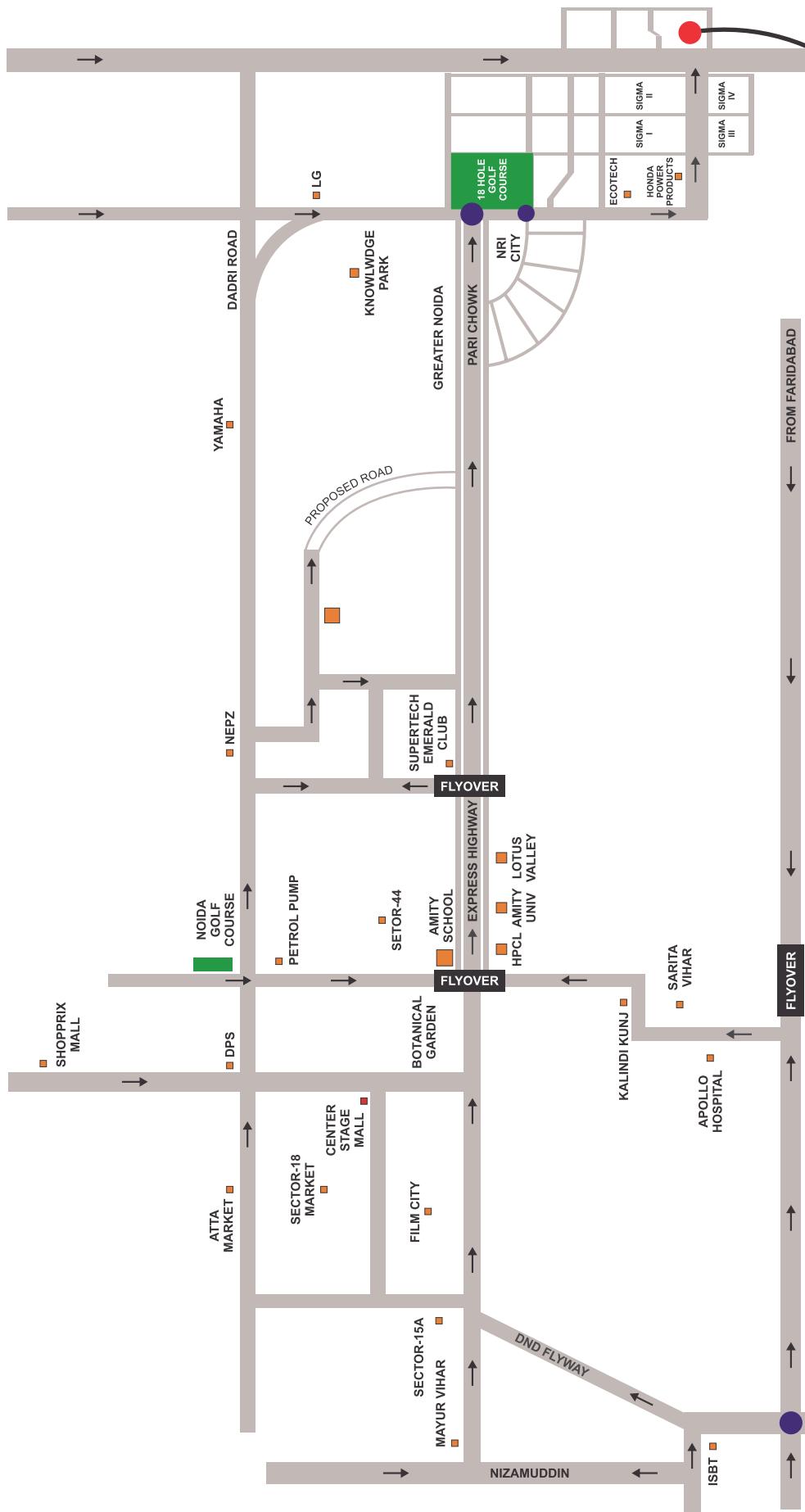
- Copper wire in PVC conduits with MCB supported circuits and adequate power and light points in wall & ceiling

TELEPHONE

- Intercom Facilities



Road Map



Gaur
ātulyam

Map Not to scale



UNIT NO. - 62 / 70 / 78



UNIT NO. - 61 / 69 / 77



UNIT NO. - 60 / 68 / 76

UNIT NO. - 59 / 67 / 75

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Floor Plan
Tower H, I & J
1300 Sq. Ft. (120.77 Sq. Mt.)
3 Bedrooms
Drawing & Dining
Kitchen
2 Toilets
Balconies

Disclaimer Super Built-up area: The constructed area of the plot comprising of the Poly line area (i.e. The area of RCC slab) of the apartment and other proportionate share of the constructed area of the common use of the project. All specifications, designs, layout, images, conditions are only indicative and some of these can be changed at the discretion of the builder/architect/authority. These are purely conceptual and constitute no legal offerings. 1Sqm=10.764 Sq. Ft., 304.8mm=1'0"



UNIT NO. - 5



UNIT NO. - 4



UNIT NO. - 3

UNIT NO. - 2

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Floor Plan
Tower A
1665 Sq. Ft. (154.68 Sq. Mt.)
4 Bedrooms
Dining & Drawing
Kitchen
3 Toilets
4 Balconies

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Floor Pla

Tower B, C & D
1040 Sq. Ft. (96.61 Sq. Mt.)
2 Bedrooms
Dining & Drawing
2 Toilets
Kitchen
Balconies

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Floor Plan

Floor Plan

Tower E, F & G

955 Sq. Ft. (88.72 Sq. Mt.)

2 Bedrooms

Drawing & Dining

Kitchen

2 Toilets

Balconies

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