

DISCLAIMER

The Floor Plan booklet is purely conceptual and not a legal offering. The information, dimensions and specifications mentioned herein are subject to change and may vary from the actual development. This publication should not be construed in any way as a legal offer or invitation to offer. All images are artistic conceptualization and do not purport to replicate the exact product.

Your Next Address is Delhi

**CGHS APARTMENTS
DWARKA**



Projects Highlights



Robust Architecture



3 Side Ventilated Apartments



Basement and Podium Parking



Club and Swimming Pool



Metro Connectivity



IGL Gas Pipeline



3 High Speed Lifts In Each Tower



Terrace Garden



IGI Airport Nearby



Mall & 5 Star Hotel in the Vicinity



DWARKA

A SUB CITY
FOR THE
21st CENTURY

ABOUT DWARKA

- Dwarka is the first sub city of India to house a state of art Diplomatic Enclave, 18 hole Golf Course, 7 Upcoming 5 star hotels, National and International universities and over 50 reputed schools.

LOCATION

- Dwarka sub-city is located towards South-West Delhi in the vicinity of International and Domestic airports.

ACCESSIBILITY

- The sub city will be connected to Gurgaon via Dwarka expressway which is on the verge of completion.
- Dwarka has a robust and well connected road network built to modern specifications to each of its sectors and adjoining areas.
- The sub city is well connected by metro rail with the city center and other major parts of the city by MRTS (Metro Rail Transport System). There are a total of 8 metro stations in Dwarka.
- Connected to Indira Gandhi International Airport Terminal 3 via Sector 21 Station interchange with the Airport Express Line.
- The sub city is now connected through metro rail to Noida (UP) and Anand Vihar.

Total area — 5648 ha.

Area (Phase -I)— 1964 ha.

Area (Phase -II)— 1996 ha.

Existing built up — 1688 ha.

Distances From

IGI Airport - 5 km.

Connaught Place - 18 km.

South Delhi - 7 km.

NH-8 - 5 km.

Location Advantages

Ultra Prime Location
with a luxury mall with multiplex
&
5 Star hotel in the vicinity.

AMENITIES

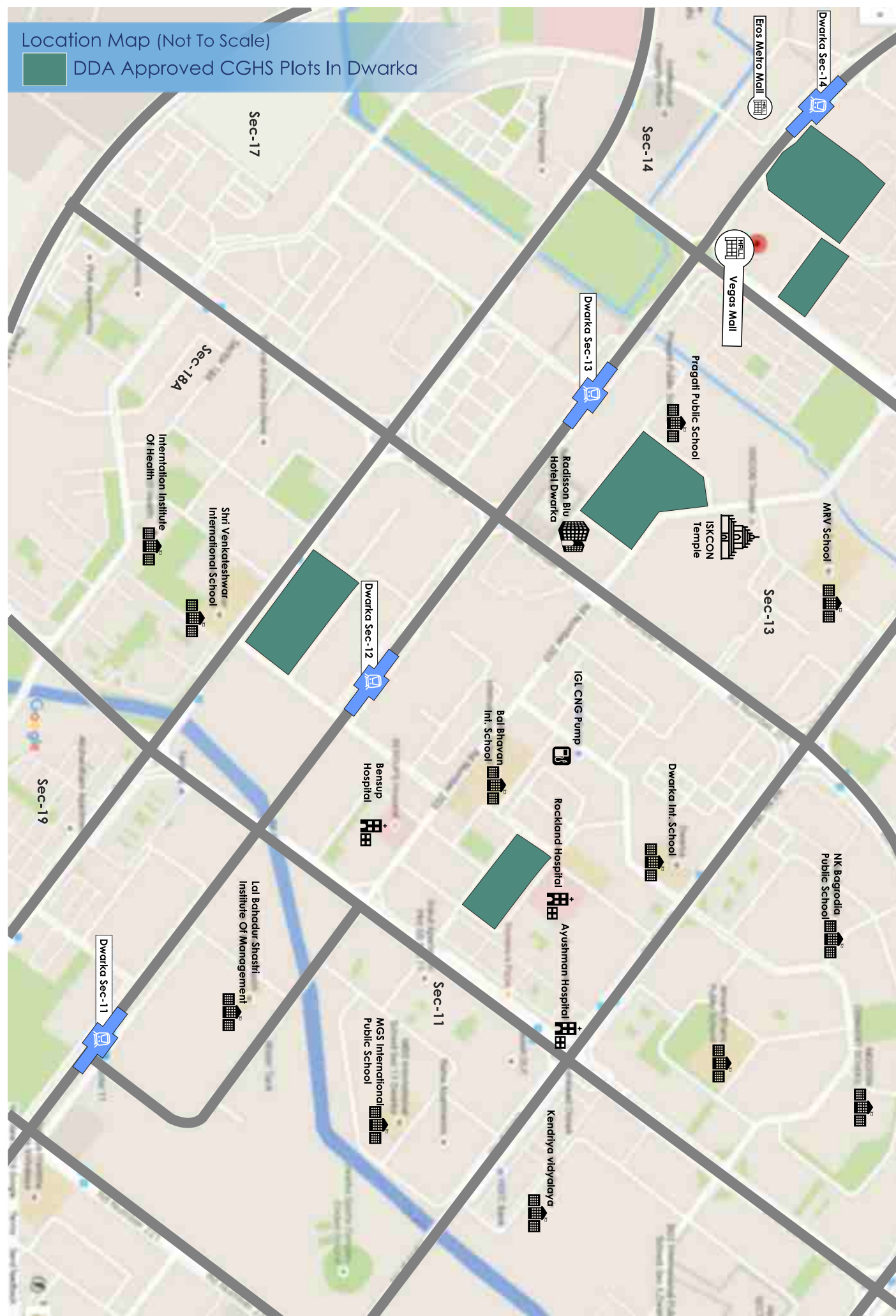
24X7 Power Backup | 3-Tier Security System | Badminton Court | Basketball Court
Children's Play Area | Club House | Garbage Systems
Jogging Tracks | Luxury Spacious Apartments | Designated Car Parking



AMENITIES

Terrace Garden | Snooker Table | Solar Lights for Common Area
Swimming Pool Along with Kids Pool | IGL Gas Pipeline
TT Table | Yoga Area | High Speed Lifts | Ample Green Spaces





Site Map
(Not to Scale)



3 BHK - 1390 SQ. FT.



*All floorplans area dimensions and specifications are indicative and subject to change as decided by any competent authority.
*These are conceptual images and actual may vary.

3 BHK + SERVANT QTR - 1550 SQ. FT.



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4 BHK + SERVANT QTR - 1850 SQ. FT.



4 BHK + STUDY + SERVANT QTR - 2465 SQ. FT.



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Specifications

Living Room/ Dining room/ Lounge

Floor
Walls
Ceiling
Doors

Window/Glazing
Others
Electrical

Vitrified Tiles
Pop Punning with Acrylic Emulsion Paint
Pop Punning with Acrylic Emulsion Paint
Hardwood Door Frames With Solid Wood
Panelled Door With Melamine Polish Finish
UPVC Windows
Provision for Split Air Conditioning
Copper Electrical Wiring In Concealed
Conduits and MCB And Fibre Optics For
Telephone, Internet and IP TV Connection.

All Bedrooms

Floor
Walls
Ceiling
Doors

Window/Glazing
Others
Electrical

Vitrified Tiles (Wooden Flooring in M.Bedroom)
Pop Punning with Acrylic Emulsion Paint
Pop Punning with Acrylic Emulsion Paint
Seasoned hardwood Frame With European
Style Moulded Shutter
UPVC Windows
Provision for Split Air Conditioning
Copper Electrical Wiring In Concealed
Conduits and MCB And Fibre Optics For
Telephone, Internet and IP TV Connection.

Kitchen

Floor
Walls
Ceiling
Doors

Window/Glazing
Others

Electrical

Vitrified Tiles
Tiles and Acrylic Emulsion Paint
Pop Punning with Acrylic Emulsion Paint
Seasoned hardwood Frame With European
Style Moulded Shutter
UPVC Windows
Provision for Modular Kitchen with Hob and
Chimney
Copper Electrical Wiring In Concealed
Conduits and MCB And Fibre Optics For
Telephone, Internet and IP TV Connection.

Balconies/Terrace

Floor
Walls
Ceiling
Doors
Window/Glazing
Electrical

Stone/Anti Skid Tiles
Weather Proof Paint
Weather Proof Paint
UPVC Windows
UPVC Windows
Copper Electrical Wiring In Concealed
Conduits and MCB

Facilities

Club House With Multiple Swimming Pools, Unisex
Gym, Multi-purpose Hall, Coffee Bar, Table
Billiards Room, Badminton Courts, Extensive Landscapes

S.Room/Utility Room

Floor
Walls
Ceiling
Doors
Window/Glazing
Others
Electrical

Vitrified Tiles
OBD
OBD
Hardwood Frames with Painted Flush Door
UPVC Windows
ISI Quality Tiles and Fittings
Copper Electrical Wiring in Concealed
Conduits and MCB.

Master Toilets

Floor
Walls
Ceiling
Doors

Window/Glazing
Others

Electrical

Vitrified Tiles
Imported Marble/Acrylic Emulsion Paint
Pop Punning & Acrylic Emulsion Paint
Seasoned hardwood Frame With European
Style Moulded Shutter
UPVC Windows
Reputed Brand Chinaware, CP Fittings, Marble
Counter
Copper Electrical Wiring in Concealed
Conduits, MCB and Fibre Optics for Telephone

Other Toilets

Floor
Walls
Ceiling
Doors
Window/Glazing

Others
Electrical

Vitrified Tiles
Ceramic Tiles/Acrylic Emulsion Paint
Pop Punning & Acrylic Emulsion Paint
Hardwood Frames with Painted Flush Door
Seasoned hardwood Frame With European
Style Moulded Shutter
Reputed Brand Chinaware, CP Fittings
Copper Electrical Wiring in Concealed
Conduits and MCB.

Security

Video Door Phone And 2 Tier Cctv Security And
Surveillance At Main Entrance And Tower
Entrance.
Boom Barrier / Bollards
Fire Alarm System

