



CASSIA

OMAXE METRO CITY, LUCKNOW



LUCKNOW

AT THE CROSSROADS OF RICH NAWABI HERITAGE
& COMMERCIAL GROWTH



INDICATIVE IMAGES

REASONS TO INVEST IN LUCKNOW

Emerging Economic Hotspot with numerous public & private projects



GOVERNMENT INITIATIVES*

One of the 100 Smart
Cities with Several
infrastructure &
development projects



EDUCATION & HEALTHCARE HUB

Renowned educational
institutions & hospitals



CULTURAL HERITAGE

Attracts domestic
& international
tourists



STRATEGIC LOCATION

Well connected to
Delhi, Agra, Kanpur,
and Ayodhya via Rail,
Air & Road



INDICATIVE IMAGES



एससीआर की अधिसूचना जारी, सीएम बने अध्यक्ष

लखनऊ। राष्ट्रीय राजधानी क्षेत्र (एनसीआर) की तर्ज पर उप्र राज्य राजधानी क्षेत्र (एससीआर) विकास प्राधिकरण की अधिसूचना शासन ने शुक्रवार को जारी कर दी। मुख्यमंत्री को प्राधिकरण का अध्यक्ष बनाया गया है, जबकि मुख्य सचिव उपाध्यक्ष रहेंगे। इसके अलावा विभिन्न विभागों के अधिकारियों, जिलों के डीएम, विकास प्राधिकरणों के उपाध्यक्षों को

लखनऊ समेत छह जिले शामिल, कुल 27826 वर्ग किमी क्षेत्रफल होगा अधिग्रहीत

प्राधिकरण का सदस्य नामित किया गया है। अपर मुख्य सचिव आवास एवं शहरी नियोजन नितिन रमेश गोकर्ण द्वारा जारी अधिसूचना में लखनऊ समेत छह जिलों को एससीआर में शामिल किया गया है। शासन की ओर से जारी अधिसूचना के मुताबिक एससीआर में लखनऊ, हरदोई, सीतापुर, उन्नाव, रायबरेली और बाराबंकी को शामिल किया गया है। इन जिलों की 27,826 वर्ग किमी भूमि को एससीआर में शामिल किया गया है। इसका मुख्यालय राजधानी में बनाया जाएगा। बता दें कि इसके गठन के लिए राज्य सरकार ने पिछले दिनों अध्यादेश जारी किया था, जिसमें एससीआर और अन्य क्षेत्र विकास प्राधिकरण के गठन की व्यवस्था दी गई थी। इसके गठन से लखनऊ के साथ ही आसपास के सभी पांच अन्य शहरों का जहां सुनियोजित विकास किया जाएगा, वहीं इन शहरों में नागरिक और अवस्थापना सुविधाओं का भी तेजी से विकास हो सकेगा। एससीआर बनने से प्रदेश के आर्थिक विकास को भी गति मिलेगी। इन जिलों का विकास दिल्ली एनसीआर की तर्ज पर किया जाएगा। सभी प्राधिकरणों के सहयोग और समन्वय से विकास परियोजनाओं को गति मिलेगी। किसी प्राधिकरण का विलय नहीं होगा। सभी का अस्तित्व बरकरार रहेगा। ब्यूरो

IN THE FOOTPRINTS OF NCR, UP GOVERNMENT DECLARES STATE CAPITAL REGION

- Includes Lucknow, Unnao, Hardoi, Rae Bareli and Barabanki
- A comprehensive plan for the future for a planned distribution of population

- Enhanced Infrastructural growth and Economic progress

राजधानी

एससीआर : लखनऊ व अयोध्या के मंडलायुक्त होंगे सदस्य

राज्य ब्यूरो, जागरण, लखनऊ: लखनऊ व अयोध्या के मंडलायुक्त, लखनऊ, हरदोई, सीतापुर, उन्नाव, रायबरेली और बाराबंकी के डीएम, लखनऊ, उन्नाव-शुक्लागंज व रायबरेली विकास प्राधिकरण के उपाध्यक्ष, उत्तर प्रदेश के मुख्य नगर और ग्राम नियोजक, सरकार की ओर से नियुक्त शहरी और क्षेत्रीय विकास, अभियंत्रण, परिवहन, उद्योग और पर्यावरण से संबंधित मामलों का विशेष ज्ञान या व्यावहारिक अनुभव रखने वाले पांच विशेषज्ञ, यूपी मेट्रो रेल कारपोरेशन के प्रबंध निदेशक या किसी अन्य अभिवहन प्राधिकरण के प्रतिनिधि, भारत सरकार की ओर से नामित रेलवे व रक्षा क्षेत्र के प्रतिनिधि, राज्य सरकार द्वारा प्रमुख सचिव स्तर तक का नामित एक मुख्य कार्यपालक अधिकारी उप्र राज्य राजधानी क्षेत्र

एससीआरडीए में शामिल जिलों की आबादी व क्षेत्रफल (वर्ग किमी)

लखनऊ	45,89,838	2528
हरदोई	40,92,845	5986
सीतापुर	44,83,992	5743
उन्नाव	31,08,367	4558
रायबरेली	34,05,559	4609
बाराबंकी	32,60,699	4402

विकास प्राधिकरण (एससीआरडीए) का सदस्य होगा। सरकार द्वारा जब तक किसी को नामित नहीं किया जाता तब तक आवास एवं शहरी नियोजन विभाग के अपर मुख्य सचिव ही प्राधिकरण के मुख्य कार्यपालक अधिकारी होंगे। लखनऊ का मंडलायुक्त क्षेत्रीय विकास प्राधिकरण का सदस्य सचिव होगा।

Yogi government constitutes SCR for big push to balanced urban dev

HT Correspondent letters@htlive.com

LUCKNOW: The Yogi Adityanath government on Friday issued a notification to constitute the much-awaited Uttar Pradesh State Capital Region (UPSCR) on the lines of the National Capital Region to give a boost to balanced urban development in the state capital and its adjoining districts besides decongesting Lucknow.

The UPSCR comprises six districts with a total area of 27,826 sq km with the chief minister as its chairman and the chief secre-

LKO, HARDOI, SITAPUR, UNNAO, RAE BARELI AND BARABANKI DISTRICTS WILL BE PART OF THE STATE CAPITAL REGION WITH A TOTAL AREA OF 27,826 SQ KM

tary as the vice-chairman. Lucknow, Hardoi, Sitapur, Unnao, Rae Bareli and Barabanki will be the six districts under the UPSCR jurisdiction, the state govern-

ment said. Lucknow will be the headquarters.

The UPSCR's main objective is to negate imbalanced growth and tackle the rapid population influx in Lucknow from adjoining districts. The additional chief secretary, housing and urban planning, will be the chief executive officer (CEO) of UPSCR. At a later stage, other such regions will also be constituted to ensure their overall development.

LKO VS BARABANKI: THE CONTRAST

According to the 2011 Census: continued on →

राज्य राजधानी क्षेत्र 27 हजार वर्ग किमी में होगा

राज्य सरकार ने उत्तर प्रदेश राज्य राजधानी क्षेत्र के गठन की अधिसूचना जारी की, मुख्यमंत्री होंगे प्राधिकरण के अध्यक्ष

लखनऊ, हरदोई, सीतापुर, उन्नाव, रायबरेली और बाराबंकी के डीएम, लखनऊ, उन्नाव-शुक्लागंज व रायबरेली विकास प्राधिकरण के उपाध्यक्ष, उत्तर प्रदेश के मुख्य नगर और ग्राम नियोजक, सरकार की ओर से नियुक्त शहरी और क्षेत्रीय विकास, अभियंत्रण, परिवहन, उद्योग और पर्यावरण से संबंधित मामलों का विशेष ज्ञान या व्यावहारिक अनुभव रखने वाले पांच विशेषज्ञ, यूपी मेट्रो रेल कारपोरेशन के प्रबंध निदेशक या किसी अन्य अभिवहन प्राधिकरण के प्रतिनिधि, भारत सरकार की ओर से नामित रेलवे व रक्षा क्षेत्र के प्रतिनिधि, राज्य सरकार द्वारा प्रमुख सचिव स्तर तक का नामित एक मुख्य कार्यपालक अधिकारी उप्र राज्य राजधानी क्षेत्र

एससीआर में आने वाले जिलों की जनसंख्या

लखनऊ	45,89,838
हरदोई	40,92,845
सीतापुर	44,83,992
रायबरेली	34,05,559
उन्नाव	31,08,367
बाराबंकी	32,60,699

राज्य राजधानी क्षेत्र में शामिल जिले

लखनऊ 2528 वर्ग किमी क्षेत्रफल

हरदोई 5986 वर्ग किमी क्षेत्रफल

सीतापुर 5743 वर्ग किमी क्षेत्रफल

उन्नाव 4558 वर्ग किमी क्षेत्रफल

रायबरेली 4609 वर्ग किमी क्षेत्रफल

बाराबंकी 4402 वर्ग किमी क्षेत्रफल

companies, counting more than 20,000 subscribers around the world, its website showed.

STATE CAPITAL REGION
Lucknow, with an area of 2528 sq km, has a population of 45,89,838. The adjoining Barabanki district spread over 4402 sq km has a population of 32,60,699.

Despite having more land, Barabanki has much less population than Lucknow and people from there want to settle in the state capital due to improved infrastructure and facilities there.

KEY GOAL: TO CHECK WIDENING INVESTMENT GAP

Lucknow received 6.79% of the investment proposals at the Uttar Pradesh Global Investors' Summit (GIS) in February 2023 but its adjoining districts attracted only 3.77% of the proposals.

The imbalance is due to investors' district-centric interest in Lucknow as the state capital has far better infrastructure and civic amenities than the districts that will be part of the state capital region.

Owing to the disparity between developed urban centres and backward districts, just five of the state's 75 districts bagged around 50% of the total investment proposals.

The only way to bring other districts on a par with the state capital is through the state capital region.

MEMBERS OF UPSCR

CM: Chairman
Chief secy: vice-chairman
CEO: Additional CS, housing and urban planning dept

Ex-officio members:

Additional CS of finance, law, revenue, planning, urban development, industrial and infrastructure development, Namami Gange, PWD, tourism, forest, rural development, panchayati raj, agriculture, irrigation and transport departments Divisional commissioners of Lucknow and Ayodhya DMs of Lucknow, Hardoi, Sitapur, Unnao, Raebareli, Barabanki Vice-chairman of Lucknow, Unnao-Shuklaganj and Rae Bareilly Development Authority Chief town planner Maximum five urban planning experts MD of UP Metro Rail Corporation Representatives of railways and defence nominated by Central government.

CEO nominated by the state government

THE OBJECTIVES

Planned development in all six districts
Will check exodus of population from adjoining districts to Lucknow
Coordinated development
Other such regions will come up to ensure planned development across the state

meanours that have raked up a nationwide storm of condemnation.

Khedkar, who was recalled to the Lal Bahadur Shastri National Academy of Administration (LBSNAA) earlier this week, fraudulently availed civil service examination attempts beyond the permissible limit by faking her identity, changing her name, her father's and mother's name, her photograph and signature, her email, mobile number and address, UPSC said in a statement.

The UPSC has, therefore, initiated a series of actions against her, including criminal prosecution by filing a first information report with the police authorities and issued a show-cause notice for cancellation of her candidature of the Civil Services Examination-2022/debarment from future examinations/ selections, in accordance with the Rules of the Civil Services Examination-2022," the statement added.

Following the complaint, the Delhi Police registered a case under relevant provisions of the Bharatiya Nyaya Sanhita (BNS), the Information Technology Act and under the disabilities law to probe charges of forgery, cheating and misuse of disability quota in securing her candidature in the civil services.

Suman Nalwa, Delhi Police spokesperson said, "The UPSC filed a complaint against her [Puja] for misrepresenting and falsifying facts to obtain extra attempts in the UPSC examinations, beyond the prescribed limit. A case has been registered under the relevant sections of the law, and investigation has been taken up by the Crime Branch."

The developments mark a crucial turn in the sordid saga that began on July 8, when Khedkar was shunted out from the Pune district to Washim on July 8 following complaints of abuse of power - she used red-blue beacons on her private Audi sedan with a VIP registration number, and asked for privileged office space, including the room of a

Outer ring road opens in March 1st week: Rajnath

The Lucknow MP says that the ring road will 'solve the major traffic problems faced by the commuters in the state capital'

HT Correspondent
letters@htlive.com

LUCKNOW: Defence minister and Lucknow MP Rajnath Singh, on Monday, announced that the 104-km-long outer ring road will be opened to the public in the first week of March. "The ring road will solve the major traffic problems faced by the commuters in the state capital," he said.

While inaugurating a free health camp, organised at St Joseph's College on Sitapur Road, Rajnath said, "I am working for the overall development of my constituency. I know that mere construction of flyovers



Defence minister Rajnath Singh in Lucknow on Monday HT PHOTO

will not solve the traffic problem. At the same time, I decided that an outer ring road should be built around Lucknow so that a person from any city can reach Lucknow easily."

"When I decided to contest from Lucknow in 2014, I established communication with people and made a roadmap for the overall development of Lucknow," he added.

On U.P. investment turf, Modi bats for 3rd term

Modi's guarantee has demolished theory of investors being wary ahead of polls, says Prime Minister at GBC 4.0 and stresses that red carpet has replaced red tape in UP

Umesh Raghuvansi
umeshr@htlive.com

LUCKNOW: Bating for a third successive term, Prime Minister Narendra Modi on Monday focused on farmers' issues and laid out a confidence scheme beneficiaries as he asserted that investors have full faith in the government's stability and "the world is treating India as a guarantee of better returns".

He said this trust is visible here in Lucknow (Uttar Pradesh) where he launched nearly 11,000 projects worth Rs 10.11 lakh crore at the ground-breaking ceremony 4.0.

Giving a political spin to its address at the investment forum, it appeared his aim was at the 2024 Lok Sabha elections as he attacked the main opposition, the Congress and its allies, and said the target investment at the GBC 4.0 indicates people's growing trust in the Modi-led government (BJP) governments at the Centre and in the states.



GROUND BREAKING CEREMONY FEBRUARY 19-21

"We have often seen that the investors refrain from making any investment ahead of elections, but this theory has been demolished today. Now investors have full faith in the government's stability and government's schemes benefiting all sections of the society, including women, was social justice."



Prime Minister Narendra Modi along with UP governor Anandiben Patel and finance minister Rajnath Singh, CM Yogi Adityanath and UP Villain Subha speaker Satish Mahana during the ground-breaking ceremony 4.0 at IIF in Lucknow on Monday.

SOME BIG-TICKET PROJECTS IN U.P.

- ₹30000 cr**
To be invested by this amount in setting up capital intensive data centre park in Gautam Buddha Nagar.
- ₹4300 cr**
To be invested by INRA, a joint multinational company, which operates in the name of Ikea. It is setting up a furniture store in Greater Noida.
- ₹9450 cr**
Investment by ACME Cleantech Solutions in setting up hydro pumped storage project in Mubarakpur village, Ghazipur.
- ₹4000 cr**
To be pumped in by An India SATS Airport Services Pvt Ltd in setting up an air cargo terminal and logistics park at Gautam Buddha Nagar.
- ₹3000 cr**
To be invested by the House of Abhinandan Lodha in setting up a luxury and commercial real estate project in Ayodhya.
- ₹3000 cr**
Dalmia Cement Bharat Ltd to invest this amount for setting up a cement production plant in Mirzapur.

GBC 4.0 gives ₹10.11L crore salute to U.P.

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LUCKNOW: Within hours of launching investment projects worth Rs 10.11 lakh crore, the state government has begun laying out the ground in such a short time. Modi was visibly happy to see that the projects worth Rs 10 lakh crore have been brought to the ground in such a short time. We will now monitor the implementation of these projects and address the problems, if any, that arise.

SAFE INVESTMENT MEANS U.P.; YOGI

Rajesh Kumar Singh
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LUCKNOW: Chief Minister Yogi Adityanath played the security, good governance and development card at the Ground-Breaking Ceremony 4.0, emphasizing that UP signifies "uninterrupted" and the state neither lacks manpower nor willpower. He said UP respects every investor, and now people have started saying that "Surochit modhi" means Uttar Pradesh (safe investment means U.P.).

SYNERGY FUELS DEV, SAYS RAJNATH

LUCKNOW: Defence Minister Rajnath Singh, on Monday, said that there was a time when meetings between multi-representatives and industrialists were viewed with suspicion. However, today, this partnership has projected the country onto the path of development.

- PM endorses Yogi model of governance, dev
- From surveillance to service robots
- Ceremony creates level playing field for all regions
- Ayodhya, Mathura, Kashi get 600 cr flip

Demand for housing and commercial space is increasing in Lucknow. The Uttar Pradesh Government has launched various schemes and initiatives which are fuelling the growth of the state.

35 हजार करोड़ के प्रोजेक्ट का भूमि पूजन

परियोजनाओं के राजधानी में निवेश से छह हजार को तत्काल प्रभाव से मिला रोजगार

304 परियोजनाओं के राजधानी में निवेश से छह हजार को तत्काल प्रभाव से मिला रोजगार



हाथियाँ क्षेत्र में नौ निवेशकों ने दिग्दर्शक



स्वागतम् जी.बी.सी.-04 ल.वि.प्र.

नीवा गांव का दूसरा लॉजिस्टिक सेंटर 600 को देगा रोजगार

आत्मनिर्भर बनाएगी टाटा पावर की ई-चार्जिंग मशीन

22

आत्मनिर्भर बनाएगी टाटा पावर की ई-चार्जिंग मशीन

हाथियाँ क्षेत्र में नौ निवेशकों ने दिग्दर्शक

2027 तक 500 अरब डालर के पार होगी यूपी की आर्थिकी

अंतराष्ट्रीय रिपोर्ट • मुंबई

धार्मिक पर्यटकों एवं निवेशकों को एक साथ आकर्षित कर उत्तर प्रदेश 2027 तक 500 अरब डालर से ज्यादा की आर्थिकी वाले दो राज्यों में शामिल हो सकता है। यह उपलब्धि हासिल करने वाला महाराष्ट्र दूसरा राज्य हो सकता है। एसबीआई रिसर्च की ओर से हाल में जारी एक रिपोर्ट में यह बात कही गई है।

रिपोर्ट में कहा गया है कि केंद्र की तीर्थयात्रा कयाकल्प एवं आध्यात्मिक विरासत संवर्धन अभियान (प्रसाद) योजना, विभिन्न राज्य सरकारों की पहल के साथ मिलकर भारत में आध्यात्मिक पर्यटन उद्योग को विकसित करने में बड़ी भूमिका निभाने जा रही है। इसका भारतीय अर्थव्यवस्था पर महत्वपूर्ण प्रभाव पढ़ने को उम्मीद है। अयोध्या में नवनिर्मित राम



एसबीआई रिसर्च ने कहा, धार्मिक पर्यटन में वृद्धि से अतिरिक्त राजस्व शेर बाजार में 89.47 लाख निवेशकों संग गुजरात को पछाड़ा

मंदिर के साथ-साथ यूपी सरकार की पहल से आंगूठों में वृद्धि के कारण वित्त वर्ष 2024-25 में राज्य को 20 से 25 हजार करोड़ रुपये का अतिरिक्त राजस्व प्राप्त हो सकता है।

का अतिरिक्त राजस्व प्राप्त हो सकता है। प्रदेश सरकार के अनुसार, 2022 में करीब 32 करोड़ पर्यटकों ने राज्य का दौरा किया। इसमें से 2.21 करोड़ पर्यटकों ने दो लाख करोड़ रुपये से ज्यादा खर्च किए। विदेशी पर्यटकों ने उत्तर प्रदेश को भारत में पांचवें सबसे अधिक देखे जाने वाले राज्य के रूप में स्थान देते हुए वहां की अर्थव्यवस्था में 10,500 करोड़ रुपये का अतिरिक्त योगदान दिया। अब भगवान राम की प्राण प्रतिष्ठा हो जाने के बाद वहां बढ़ी संख्या में आ रहे देशी-विदेशी पर्यटकों के कारण पर्यटन में उछाल से उत्तर प्रदेश को पर्याप्त आर्थिक लाभ मिलने की संभावना है। 'द राज आफ उत्तर प्रदेश' शीर्षक से प्रकाशित इस रिपोर्ट का हवाला देते हुए एसबीआई

फंड मैनेजमेंट लिमिटेड के डिप्टी मैनेजिंग डायरेक्टर एवं ज्वॉइंट सीईओ डीपी सिंह कहते हैं कि उत्तर प्रदेश उन दो राज्यों में से एक बनकर उभरा है, जिनकी अर्थव्यवस्था के 2027 तक 500 अरब डालर के पार जाने की उम्मीद है। यह सम्पूर्ण रूप से भारत की जोड़ीयों में 10 प्रतिशत का योगदान भी देगा। वित्तीय बाजार में भी राज्य के निवेशकों के बढ़ते रुझान को लेकर सिंह ने बताया कि कुछ ही दिनों पहले एसबीआई म्यूचुअल फंड द्वारा जारी नए फंड आफर (एनएफओ) एसबीआई एनजी अपरफुंन्डींग फंड की पहले दिन हुई बिक्री का 17 प्रतिशत उत्तर प्रदेश से प्राप्त हुआ। यही नहीं, शेर बाजार में 89.47 लाख निवेशकों के साथ उत्तर प्रदेश गुजरात को पछाड़कर दूसरे स्थान पर पहुंच गया है।



OUTER RING ROAD
AT THE CROSSROADS OF NEW LUCKNOW

8 LANE CORRIDOR, 104 KM LONG

5500* CRORE GOVERNMENT PROJECT



EASES THE CONNECTIVITY TO

DELHI

AGRA

GORAKHPUR

AYODHYA

SITAPUR

GONDA

HARDOI

KANPUR

VARANASI

RAEBARELI

SULTANPUR

BARABANKI

AND OTHER DISTRICTS IN EASTERN UTTAR PRADESH.

DECREASES COMMUTE TIME TO OTHER PARTS OF LUCKNOW



OUTER RING ROAD

THE HOTSPOT OF INVESTMENT



One of the most
upcoming locations
in Lucknow



Redefines intra &
inter-city connectivity
of Lucknow



Numerous government
schemes & private
projects planned and in
progress along the route



ACTUAL IMAGES



OMAXE METRO CITY -

A WORLD-CLASS TOWNSHIP THAT
THE OUTER RING ROAD PASSES THROUGH

- 🌸 A hi-tech township spread over a massive area of **690* acres (279.23 hectares)** at Kalli Pashchim.
- 🌸 Robust infrastructure and state-of-the-art amenities for a comprehensive & luxurious lifestyle.
- 🌸 Offers **Commercial & Retail Outlets, Plots, Villas, Floors and Group Housing** as per different requirements & budget.
- 🌸 Excellent connectivity to other areas of Lucknow & neighboring cities.



ACTUAL IMAGES



LIVE AT THE
CROSSROADS
OF
TOMORROW





CASSIA
OMAXE METRO CITY, LUCKNOW



ARTISTIC IMPRESSION





CASSIA
OMAXE METRO CITY, LUCKNOW

OMAXE CASSIA

ARTISTIC IMPRESSION



CASSIA
OMAXE METRO CITY, LUCKNOW

ARTIST CONCEPT



CASSIA
OMAXE METRO CITY, LUCKNOW

ARTISTIC IMPRESSION

AT THE CROSSROADS OF GROWTH

Strategic location where the Outer Ring Road & the Ganga Expressway cross paths with each other



AT THE CROSSROADS OF SUCCESS

Large & luxurious homes with premium amenities in the Township



INDICATIVE IMAGES



OMAXE CASSIA

A BEAUTIFUL FUSION OF A SERENE
AND LUXURIOUS LIFESTYLE



8 Premium Residential
Towers standing tall in
a serene environment



Lush Green Area in
the center of the
project



Outdoor Amenities
like Swimming Pool
and Basketball Court





CASSIA
OMAXE METRO CITY, LUCKNOW

SITE PLAN

AN ADVANTAGEOUS LOCATION



Close to much
talked about
proposed project
Aero City



Aero city is a 1500 Acre* project that will
consist of state-of-the-art Commercial
Offices, Seven Star Hotels, Parks, and
Convention Centers that will change the
landscape of Lucknow



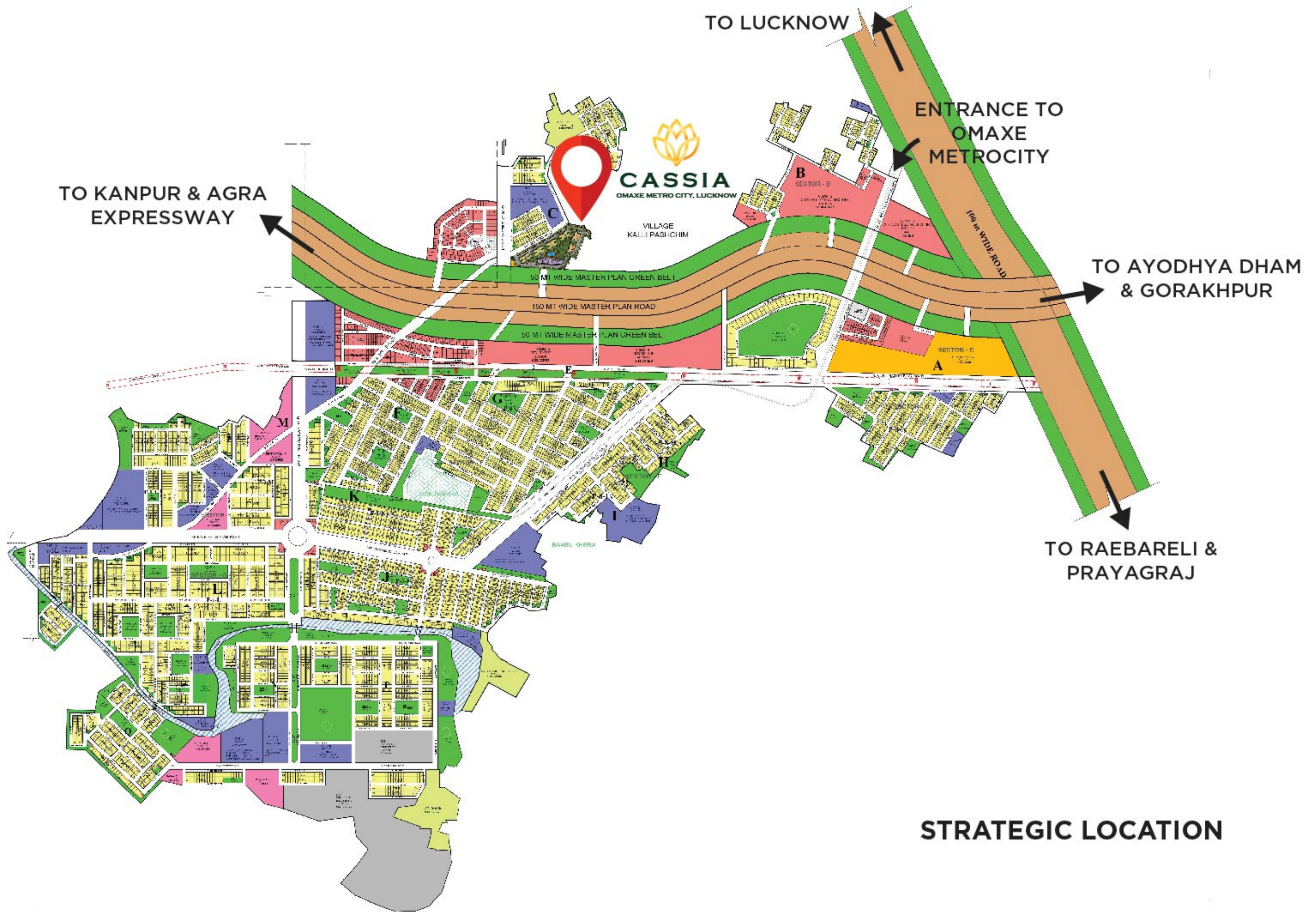
Chaudhary Charan Singh
International Airport is just
a few minutes drive from
Omaxe Cassia



Easy access to prominent
locations of Lucknow and
other 8 cities through the
Outer Ring Road

*Source: <https://www.hindustantimes.com/cities/lucknow-news/uttar-pradesh-budget-lucknow-to-jet-into-investor-friendly-club-with-1500-acre-aerocity-101707163831535.html>





STRATEGIC LOCATION



A MAGNIFICENT
LIFE AWAITS...

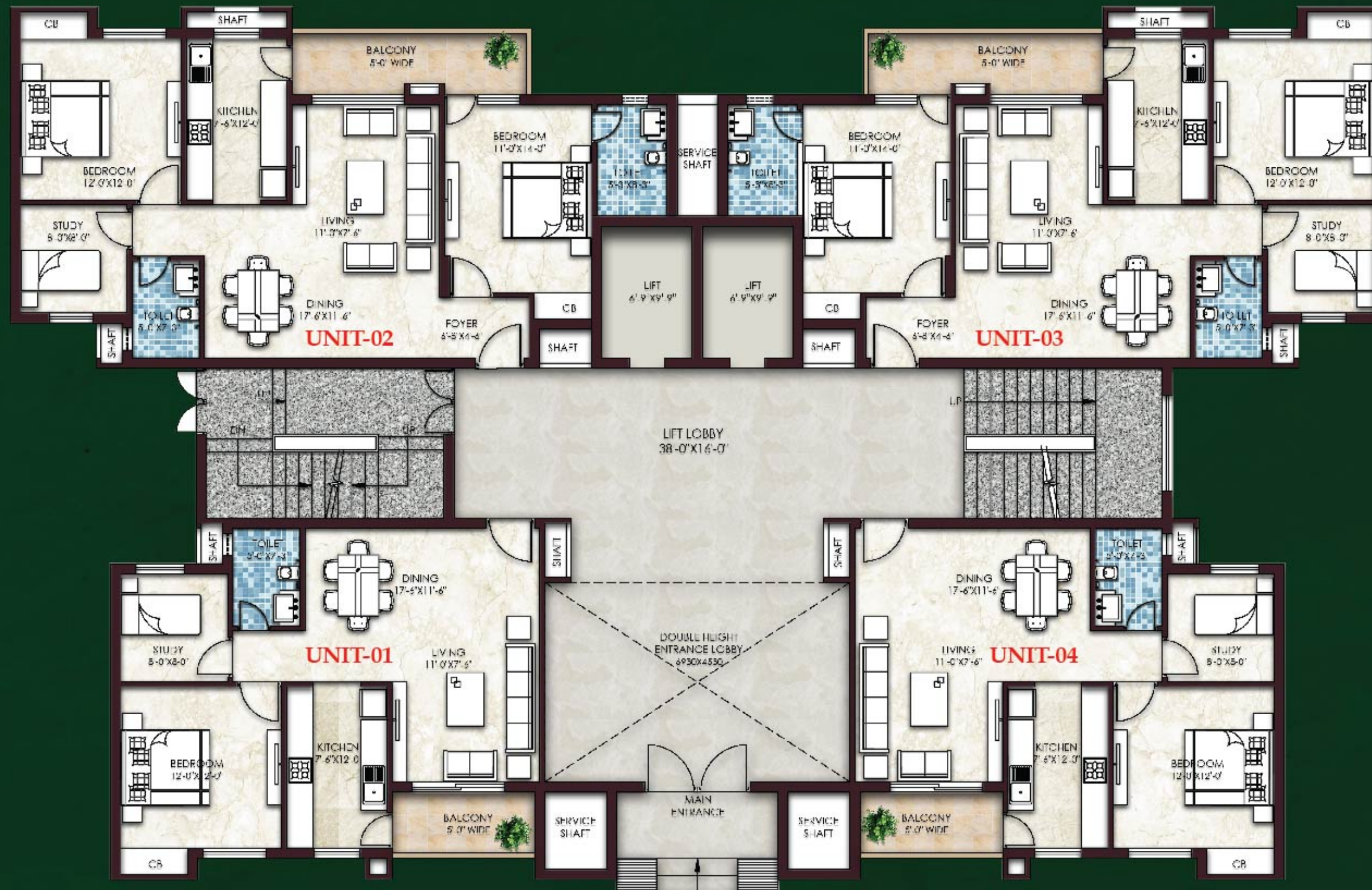


INDICATIVE IMAGES



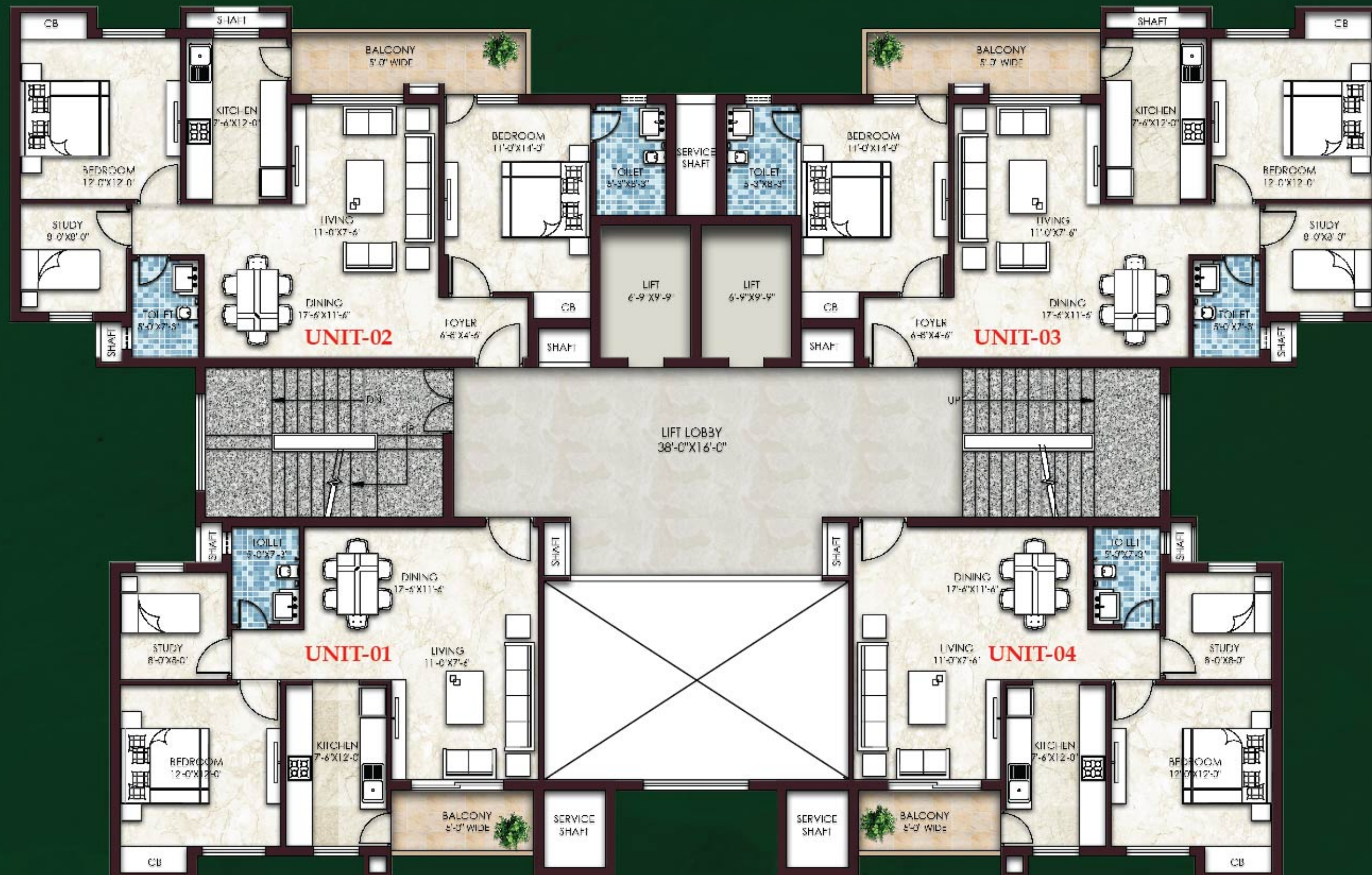
INDICATIVE IMAGES





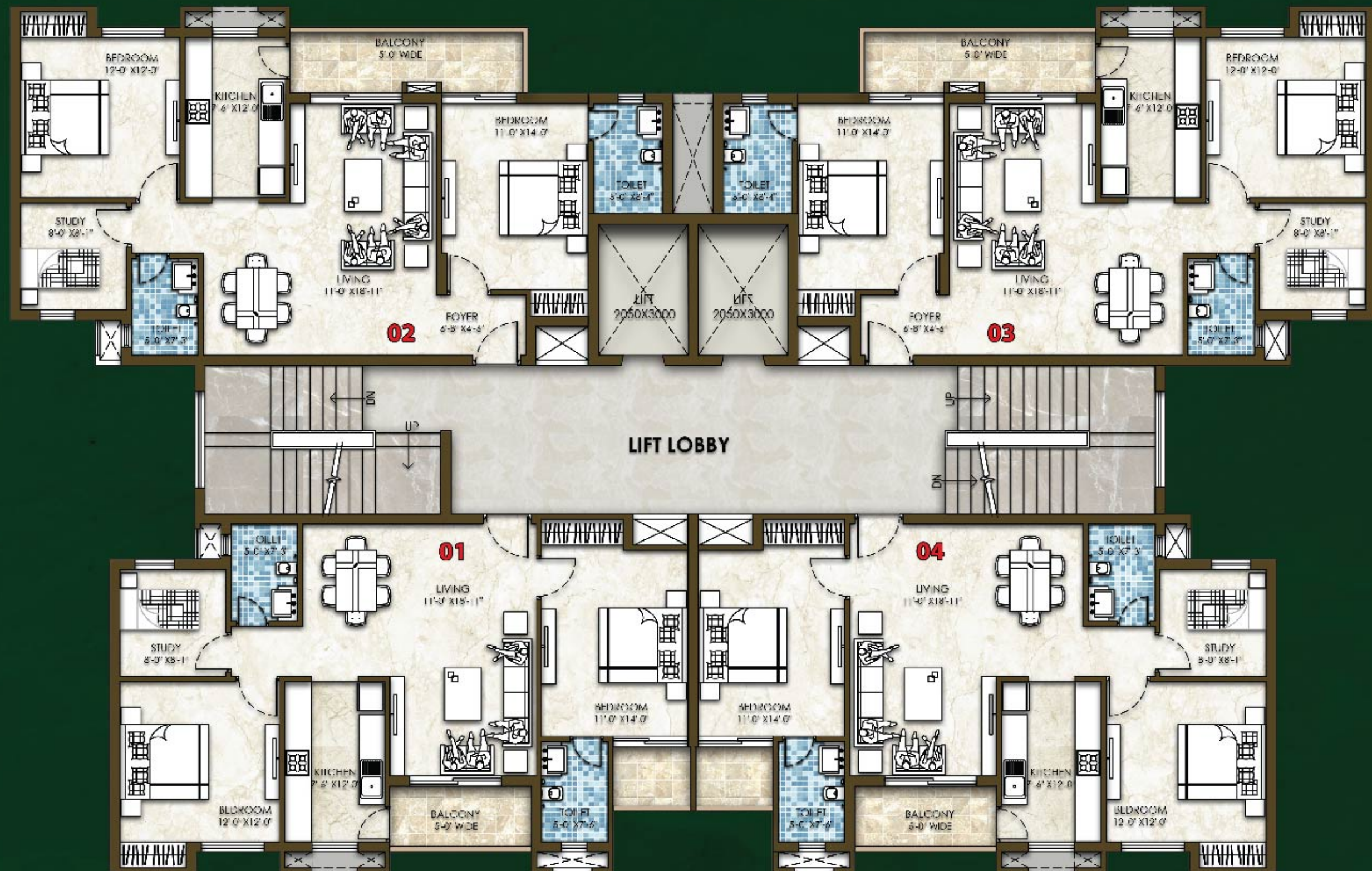
GROUND FLOOR PLAN (1BHK + STUDY & 2BHK+STUDY)

UNIT NO.	UNIT TYPE	SALABLE AREA (SQFT)	BUILT UP AREA (SQFT)	CARPET AREA (SQFT)
1 & 4	1BHK+STUDY	1040	801	670
2 & 3	2BHK+STUDY	1440	1118	915



FIRST FLOOR PLAN (1BHK + STUDY & 2BHK+STUDY)

UNIT NO.	UNIT TYPE	SALABLE AREA (SQFT)	BUILT UP AREA (SQFT)	CARPET AREA (SQFT)
1 & 4	1BHK+STUDY	1040	801	670
2 & 3	2BHK+STUDY	1440	1118	915



TYPICAL FLOOR PLAN (2 BHK+STUDY)

UNIT NO.	UNIT TYPE	SALABLE AREA (SQFT)	BUILT UP AREA (SQFT)	CARPET AREA (SQFT)
1 & 4	2BHK+STUDY	1385	1065	880
2 & 3	2BHK+STUDY	1440	1118	915

SPECIFICATIONS 2BHK+STUDY

Structure - Earthquake Resistant RCC frame structure.

External Finish - Weather proof paint/Texture Paint.

Drawing & Dining Room:

Floor - Vitrified tiles
Walls - Plastered and painted with pleasing shade of Plastic Emulsion Paint
Ceiling - POP Cornice and Plastic Emulsion Paint.

Bed Rooms:

Floor - Vitrified tiles in all bed rooms, Wooden Flooring in Master Bedroom.
Walls - Plastered and painted with pleasing shade of Plastic Emulsion Paint.
Ceiling - POP Cornice and Plastic Emulsion Paint.

Study Room:

Floor - Vitrified tiles.
Walls - Plastered and painted with pleasing shade of Plastic Emulsion Paint.
Ceiling - POP Cornice and Plastic Emulsion Paint.
Study Room - OBD.

Kitchen:

Floor - Vitrified tiles
Platform - Pre-polished Granite Stone.
Walls - Ceramic tile up to two feet height above kitchen Counter, balance Plastic Emulsion Paint.
Ceiling - POP Cornice and Plastic Emulsion Paint.
Fitting & Fixture - Geyser of 2 Itr. Capacity & RO Water system. (Standard make)
Furnishes - Granite platform with SS Sink.
Sink - SS Sink: Single Bowl (Carysil/Franke/Hindware/Equivalent).

Bathrooms:

Floor - Anti-Skid ceramic tiles.
Walls - Ceramic Tiles up to ceiling height.
Ceiling - POP Cornice and Plastic Emulsion Paint.
Fitting & Fixture - Standard WC, Wash Basin, towel rail, Concealed hot and cold water supply system through Geysers in each bathroom of 20 Ltr. Capacity (Standard Make).
Panic Button - Panic Button in all toilets.

Balconies:

Floor - Anti-Skid Ceramic Tiles.
Walls - Long-lasting water repellent paint.
Ceiling - Plastered and painted with pleasing shades of Plastic Emulsion Paint.
Handrail - MS railing.
Additional Feature - Water Tap and Power Socket in all balconies.

Staircase & Common Passage:

Floor - Marble Stone.
Walls - Plastered and painted with pleasing shade of Plastic Emulsion Paint.
Ceiling - Plastic Emulsion Paint.
Handrail - MS railing.

Door & Windows:

Entrance Door - Teakwood finish modular door, Digital lock, Smart door bell.
Internal Doors - Hardwood frame, Skin moulded shutter duly polished.
Windows - Aluminium/UPVC windows (3 track section).

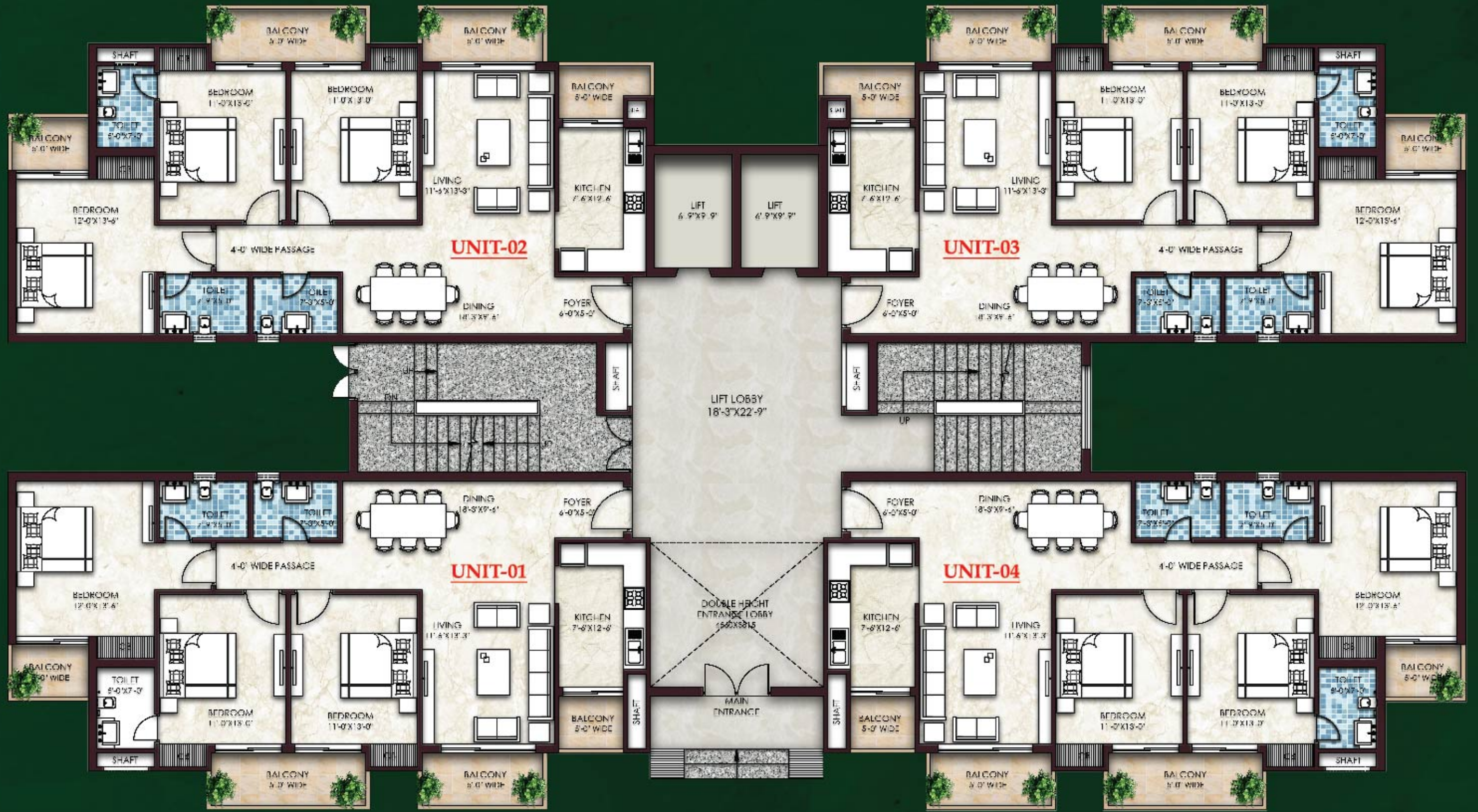
Electrical:

Point Wiring - Concealed wiring in all rooms, kitchen, toilet etc. Sufficient light points, fan points, 6/15A sockets. A/C points in living/dining and Bed rooms. Provision for TV, Provision for Split A/C with drainage with concealed copper Piping.
Switches - Modular switches.
Fan - Fans in all bed Rooms and living/Dining.
Light Fittings - All lights fitting.
Exhaust fan - Exhaust fan in kitchen & in each toilets.
Chandelier - In living room only.
Power Back-up - 3 KVA.

LIFT LOBBY:

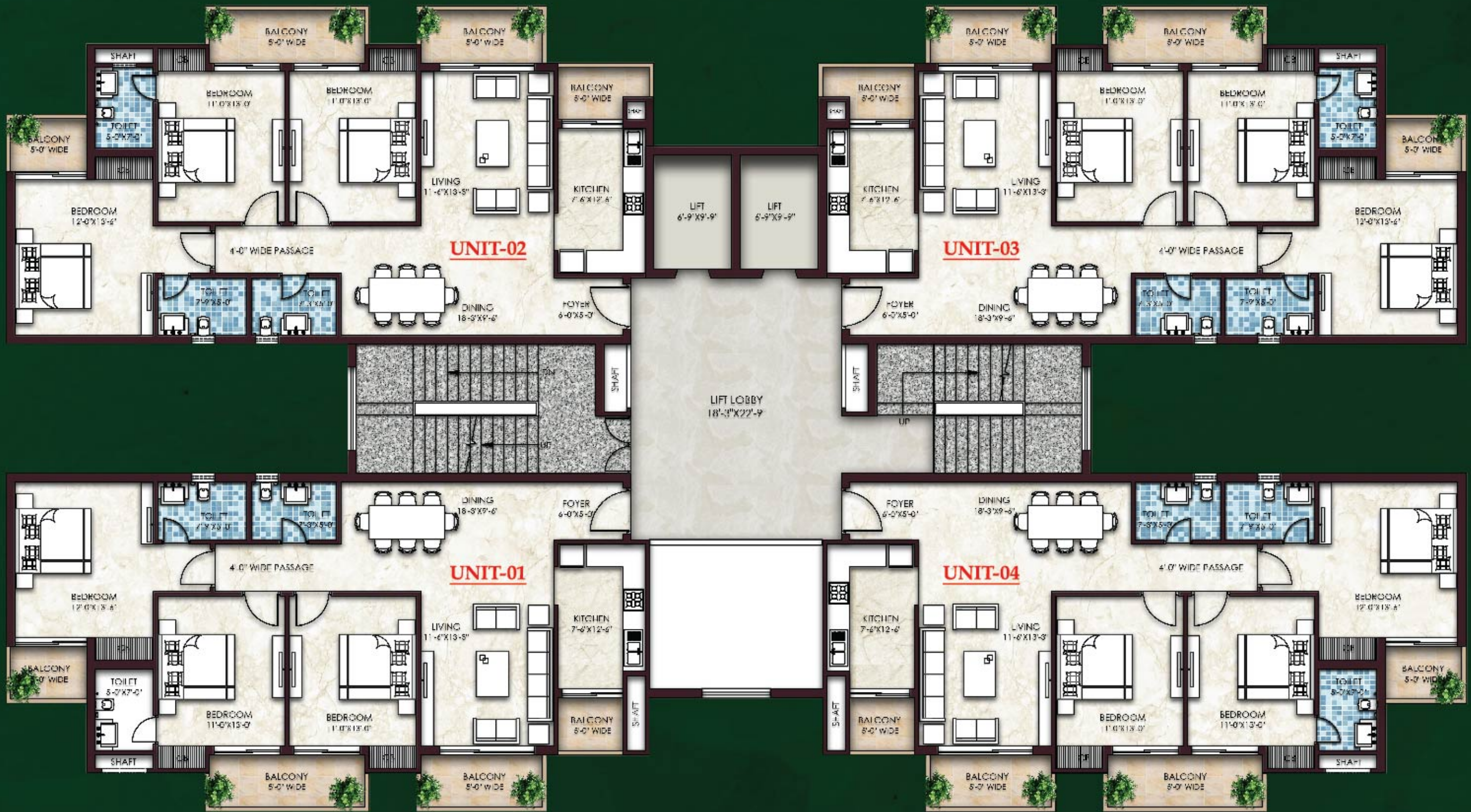
Floor - Vitrified Tiles.
Walls - Plastered and painted with pleasing shades of OBD.
Lift - As per Drawing (Brands - OTIS/JOHNSON/SCHINDLER/KONE/HYUNDAI/THYSSENKRUPP or Equivalent).





GROUND FLOOR PLAN (3 BHK)

UNIT NO.	UNIT TYPE	SALABLE AREA (SQFT)	BUILT UP AREA (SQFT)	CARPET AREA (SQFT)
1 & 4	3BHK	1785	1450	1144
2 & 3	3BHK	1810	1469	1147



FIRST FLOOR PLAN (3 BHK)

UNIT NO.	UNIT TYPE	SALABLE AREA (SQFT)	BUILT UP AREA (SQFT)	CARPET AREA (SQFT)
1 & 4	3BHK	1785	1450	1144
2 & 3	3BHK	1810	1469	1147



TYPICAL FLOOR PLAN (3 BHK & 3 BHK+SERVANT)

UNIT NO.	UNIT TYPE	SALABLE AREA (SQFT)	BUILT UP AREA (SQFT)	CARPET AREA (SQFT)
1 & 4	3BHK+SERVANT	1955	1591	1250
2 & 3	3BHK	1810	1469	1147

SPECIFICATIONS 3BHK+SERVANT

Structure - Earthquake Resistant RCC frame structure.

External Finish - Weather proof paint/Texture Paint.

Drawing & Dining Room:

Floor - Vitrified tiles
Walls - Plastered and painted with pleasing shade of Plastic Emulsion Paint
Ceiling - POP Cornice and Plastic Emulsion Paint.

Bed Rooms:

Floor - Vitrified tiles in all bed rooms, Wooden Flooring in Master Bedroom.
Walls - Plastered and painted with pleasing shade of Plastic Emulsion Paint.
Ceiling - POP Cornice and Plastic Emulsion Paint.

Study Room/Servant Room:

Floor - Vitrified tiles.
Walls - Plastered and painted with pleasing shade of Plastic Emulsion Paint.
Ceiling - POP Cornice and Plastic Emulsion Paint.
Servant Room - OBD.

Kitchen:

Floor - Vitrified tiles
Platform - Pre-polished Granite Stone.
Walls - Ceramic tile up to two feet height above kitchen Counter, balance Plastic Emulsion Paint.
Ceiling - POP Cornice and Plastic Emulsion Paint.
Fitting & Fixture - Geyser of 2 ltr. Capacity & RO Water system. (Standard make)
Furnishes - Modular Kitchen cabinet with chimney & Hob (Faber/Kaff/Hindware/Equivalent)
Sink - Double Bowl (Carysil/Franke/Hindware/Equivalent)

Bathrooms:

Floor - Anti-Skid ceramic tiles.
Walls - Ceramic Tiles up to ceiling height.
Ceiling - POP Cornice and Plastic Emulsion Paint.
Fitting & Fixture - Standard WC, Wash Basin, towel rail, Concealed hot and cold water supply system through Geysers in each bathroom of 20 Ltr. Capacity (Standard Make).
Panic Button - Panic Button in all toilets.

Balconies:

Floor - Anti-Skid Ceramic Tiles.
Walls - Long-lasting water repellent paint.
Ceiling - Plastered and painted with pleasing shades of Plastic Emulsion Paint.
Handrail - MS railing.
Additional Feature - Water Tap and Power Socket in all balconies.

Staircase & Common Passage:

Floor - Marble Stone.
Walls - Plastered and painted with pleasing shade of Plastic Emulsion Paint.
Ceiling - Plastic Emulsion Paint.
Handrail - MS railing.

Door & Windows:

Entrance Door - Teakwood finish modular door, Digital lock, Smart door bell. Provision of Video door phone.
Internal Doors - Hardwood frame, Skin moulded shutter duly polished.
Windows - Aluminium/UPVC windows (3 track section).

Electrical:

Point Wiring - Concealed wiring in all rooms, kitchen, toilet etc. Sufficient light points, fan points, 6/15A sockets. A/C points in living/dining and Bed rooms. Provision for TV, Provision for Split A/C with drainage with concealed copper Piping.
Switches - Modular switches.
Fan - Fans in all bed Rooms and living/Dining.
Light Fittings - All lights fitting.
Exhaust fan - Exhaust fan in kitchen & in each toilets.
Chandelier - In living room only.
Power Back-up - 5 KVA.

LIFT LOBBY:

Floor - Vitrified Tiles.
Walls - Plastered and painted with pleasing shades of OBD.
Lift - As per Drawing (Brands - OTIS/JOHNSON/SCHINDLER/KONE/HYUNDAI/THYSSENKRUPP or Equivalent).





**GROUND FLOOR PLAN (4BHK + SERVANT)
(TOWER-08)**



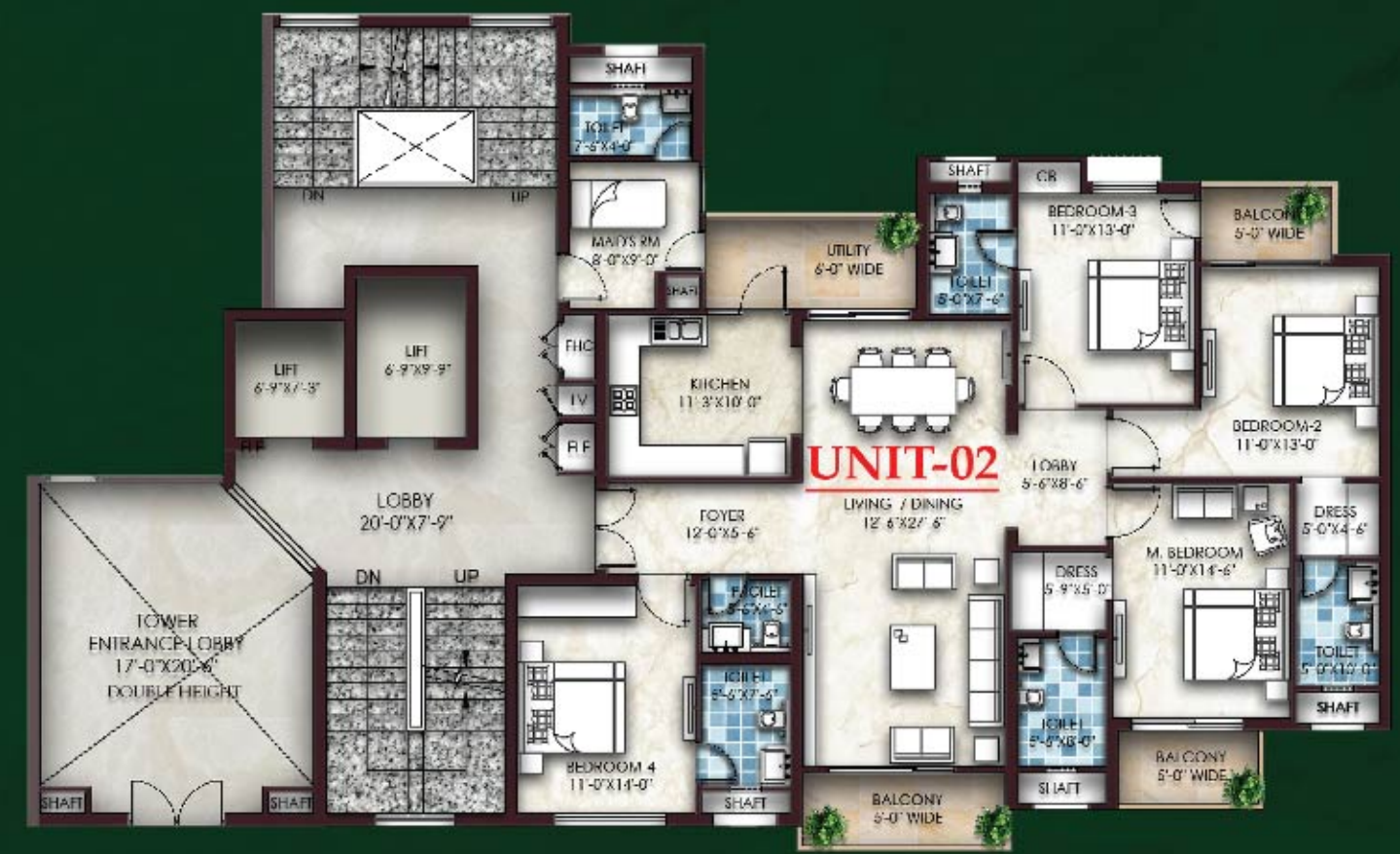
**GROUND FLOOR PLAN (4BHK + SERVANT)
(TOWER-07)**



UNIT NO.	UNIT TYPE	SALABLE AREA (SQFT)	BUILT UP AREA (SQFT)	CARPET AREA (SQFT)
1 & 2	4BHK+SERVANT	2525	2029	1645



FIRST FLOOR PLAN (4BHK + SERVANT)
(TOWER-08)



FIRST FLOOR PLAN (4BHK + SERVANT)
(TOWER-07)



UNIT NO.	UNIT TYPE	SALABLE AREA (SQFT)	BUILT UP AREA (SQFT)	CARPET AREA (SQFT)
1 & 2	4BHK+SERVANT	2525	2029	1645



SECOND FLOOR PLAN (4BHK + SERVANT)

UNIT NO.	UNIT TYPE	SALABLE AREA (SQFT)	BUILT UP AREA (SQFT)	CARPET AREA (SQFT)
1 & 2	4BHK+SERVANT	2525	2029	1645



TYPICAL FLOOR PLAN (4 BHK+SERVANT APARTMENT)

UNIT NO.	UNIT TYPE	SALABLE AREA (SQFT)	BUILT UP AREA (SQFT)	CARPET AREA (SQFT)
1 & 2	4BHK+SERVANT	2525	2029	1645

SPECIFICATIONS 4BHK+SERVANT

Structure - Earthquake Resistant RCC frame structure.

External Finish - Weather proof paint/Texture Paint.

Drawing & Dining Room:

Floor - Vitrified tiles
Walls - Plastered and painted with pleasing shade of Plastic Emulsion Paint
Ceiling - POP Cornice and Plastic Emulsion Paint.

Bed Rooms:

Floor - Vitrified tiles in all bed rooms, Wooden Flooring in Master Bedroom.
Walls - Plastered and painted with pleasing shade of Plastic Emulsion Paint.
Ceiling - POP Cornice and Plastic Emulsion Paint.
Wardrobes - Wardrobes in all rooms (Except Servant Room)

Study Room/Servant Room:

Floor - Vitrified tiles.
Walls - Plastered and painted with pleasing shade of Plastic Emulsion Paint.
Ceiling - POP Cornice and Plastic Emulsion Paint.
Servant Room - OBD.

Kitchen:

Floor - Vitrified tiles
Platform - Pre-polished Granite Stone.
Walls - Ceramic tile up to two feet height above kitchen Counter, balance Plastic Emulsion Paint.
Ceiling - POP Cornice and Plastic Emulsion Paint.
Fitting & Fixture - Geyser of 2 ltr. Capacity & RO Water system. (Standard make)
Furnishes - Modular Kitchen cabinet with chimney & Hob (Faber/Kaff/Hindware/Equivalent).
Sink - Double Bowl (Carysil/Franke/Hindware/Equivalent)

Bathrooms:

Floor - Anti-Skid ceramic tiles.
Walls - Ceramic Tiles up to ceiling height.
Ceiling - POP Cornice and Plastic Emulsion Paint.
Fitting & Fixture - Standard WC, Wash Basin, towel rail, Concealed hot and cold water supply system through Geysers in each bathroom of 20 Ltr. Capacity (Standard Make).
Panic Button - Panic Button in all toilets.

Balconies:

Floor - Anti-Skid Ceramic Tiles.
Walls - Long-lasting water repellent paint.
Ceiling - Plastered and painted with pleasing shades of Plastic Emulsion Paint.
Handrail - MS railing.
Additional Feature - Water Tap and Power Socket in all balconies.

Staircase & Common Passage:

Floor - Marble Stone.
Walls - Plastered and painted with pleasing shade of Plastic Emulsion Paint.
Ceiling - Plastic Emulsion Paint.
Handrail - MS railing.

Door & Windows:

Entrance Door - Teakwood finish modular door, Digital lock, Smart door bell. Provision of Video door phone.
Internal Doors - Hardwood frame, Skin moulded shutter duly polished.
Windows - Aluminium/UPVC windows (3 track section).

Electrical:

Point Wiring - Concealed wiring in all rooms, kitchen, toilet etc. Sufficient light points, fan points, 6/15A sockets. A/C points in living/dining and Bed rooms. Provision for TV, Provision for Split A/C with drainage with concealed copper Piping.
Switches - Modular switches.
Fan - Fans in all bed Rooms and living/Dining.
Light Fittings - All lights fitting.
Exhaust fan - Exhaust fan in kitchen & in each toilets.
Chandelier - In living room only.
Power Back-up - 7 KVA.

LIFT LOBBY:

Floor - Vitrified Tiles.
Walls - Plastered and painted with pleasing shades of OBD.
Lift - As per Drawing (Brands - OTIS/JOHNSON/SCHINDLER/KONE/HYUNDAI/THYSSENKRUPP or Equivalent).




ADDITIONAL FEATURES:

Home Automation - For light & fans (For main light & fan in each room. Total 12 points will be given.)
(Crestron/Lutron/Honeywell/Equivalent).





A PREMIUM RESIDENTIAL
DESTINATION & AN EXCELLENT
INVESTMENT OPPORTUNITY

-  An exclusive residential address with all the modern luxuries.
-  A vibrant neighborhood in **surrounded by Commercial and Retail Outlets, Plots, Villas, Floors and Group Housing.**
-  Omaxe group is 36 years old with a sustained growth trajectory & innovation in quality & projects.
-  Omaxe has a Presence in more than **8 states & 29 cities with more than 12.26 million square meter area developed.**



THANK YOU



RERA Regn No.: UPRERAPRJ344049/07/2024
Website of UP RERA: www.up-rera.in

RERA REGISTERED PROJECT NAME: Omaxe Cassia GH II, Phase I



RERA Regn No.: UPRERAPRJ166763/08/2024
Website of UP RERA: www.up-rera.in

RERA REGISTERED PROJECT NAME: Omaxe Cassia GH II, Phase II

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Site Address



PROJECT PROMOTED BY: Omaxe Garv Buildtech Private Limited (formerly known as Garv Buildtech Private Limited) | CIN: U45400DL2008PTC179470
Registered Address: 10, Local Shopping Centre, Kalkaji, New Delhi - 110019, Delhi, INDIA.

 **9999999871**

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