

RERA Registration No : UPRERAPRJ2769



Building Excellence

Apart from real estate, we have spread our arms far and wide to diversify into areas like hospitality, education, FMCG and steel. All this was made possible under the dynamic leadership of Mr. Sunil Miglani who ardently believes in change. So far, Migsun has developed over 10 million sq. ft. of area into prime residential and commercial estate and is all set to introduce innovative projects in the future.



MIGSUN **Roof** chain ki neend

2/3 BEDROOM APARTMENTS

- Located on Approved 45 mtr. Wide Road
- Minimum loading of 10 to 15%
- Multipurpose Hall
- Landscaped greens
- Indoor games
- Kids' Play Area



MIGSUN **ULTIMO** GREATER NOIDA

2/3 BHK Apartments

- Premium high rise apartments (1005-1595 sq.ft.)
- Integrated infrastructure and amenities
- 6.5 acres of landscaped greens and walkways
- Tranquil setting with maximum privacy
- Design & landscaping by world renowned architects
- Ample sunlight and ventilation
- Situated at 130 mtr road, near Pari Chowk



MIGSUN **GREEN MANSION**

2/3 BHK Homes

- Strategically located opposite Zeta-1, Gr. Noida
- Gated community with 24x7 security
- Dedicated green area with lawns, gardens
- Ultra-modern Clubhouse
- Pool, spa, sauna, fine dining and community area
- Eco-friendly design and sustainable living



HLM Group of Institution was established in the year 2005 under the aegis of HLM Educational society a registered body with Registration No. 856, under "The Society Registration Act" 1860. Its objective is to provide "Quality Education" at a reasonable cost.



EDUCATION

HLM GROUP OF COLLEGE

HLM GRADUATE COLLEGE.

HLM LAW COLLEGE

HLM COLLEGE OF MGMT.

HLM COLLEGE FOR GIRLS.



HOSPITALITY

APPLE TREE
Ghaziabad

Apple Tree, Delhi/NCR is committed to provide a world-class hotel experience, accessible to the value - conscious travelers all around the world.

Our hotels provide services like Deluxe rooms, Banquet halls, fitness Centre and an Executive lounge. A complimentary breakfast buffet awaits you each morning at our coffee shop.



Past Projects

COMMERCIAL

MAHALUXMI METRO TOWER
Vaishali

MAHALUXMI TOWER
Kaushambi

MAHALUXMI PLAZA
Vaishali

MAHALUXMI SQUARE
Indrapuram

MAHALUXMI SQUARE
Vasundhra

MAHALUXMI PLAZA
Indrapuram

MAHALUXMI PLAZA
Vasundhra

Mahaluxmi Plaza
Rajender Nagar

MAHALUXMI MALL RDC
Raj Nagar

SITE PLAN



TOWER SUN 1,2,3&8

- 2BHK + 2TOILET
1060 SQ.FT. (TYPE-A)
- 2BHK + 2TOILET
1060 SQ.FT. (TYPE-B)
- 3BHK + 2TOILET
1225 SQ.FT.
- 3BHK + 3TOILET
1399 SQ.FT.
- 3BHK + 3TOILET + SER. RM.
1650 SQ.FT.

TOWER SUN 4&5

- 2BHK + 1TOILET
697 SQ.FT.
- 2BHK + 2TOILET
845 SQ.FT.
- 3BHK + 2TOILET
995 SQ.FT. (TYPE-A)
- 3BHK + 2TOILET
995 SQ.FT. (TYPE-B)
- 2BHK + 2TOILET
1060 SQ.FT.

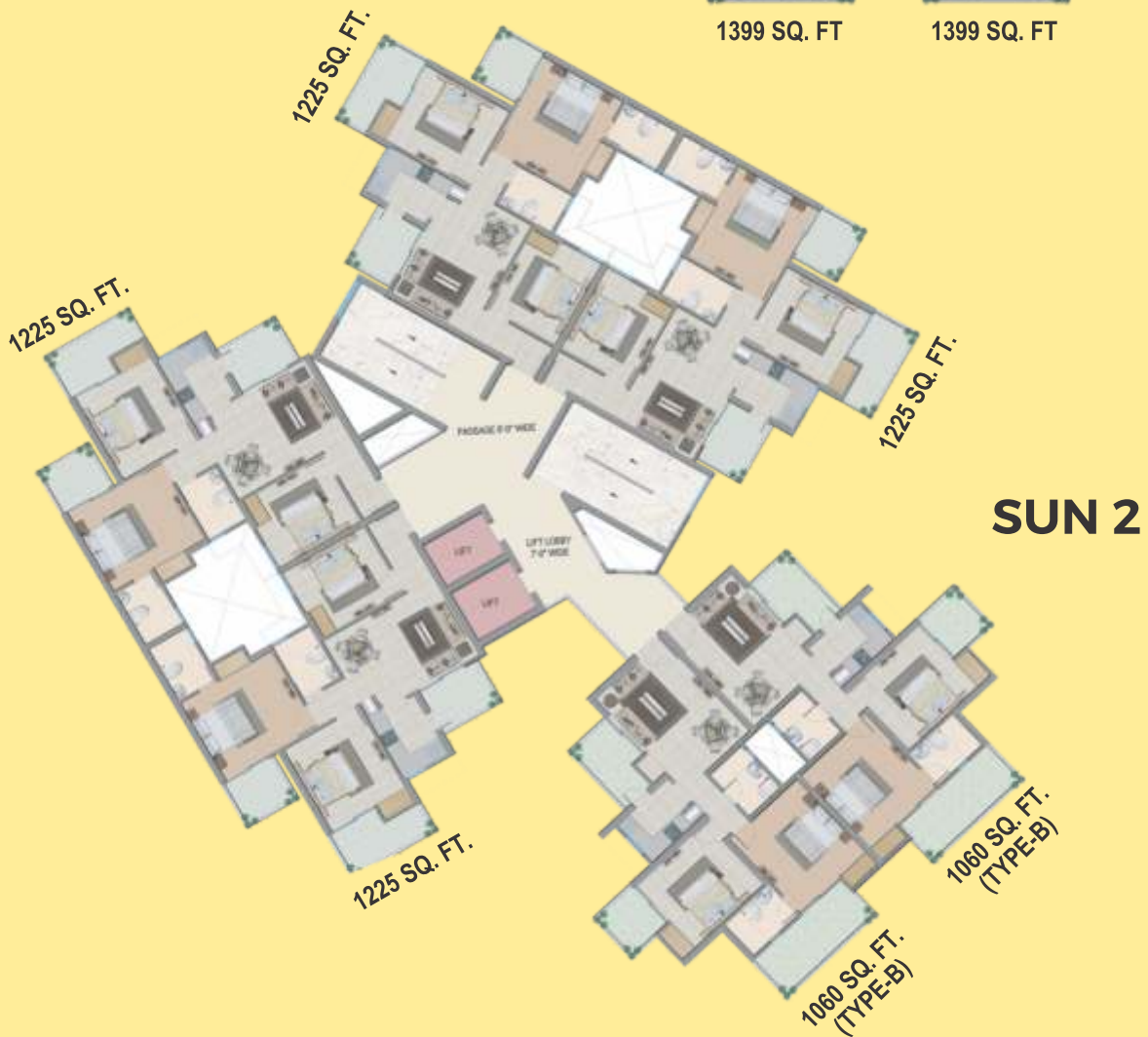
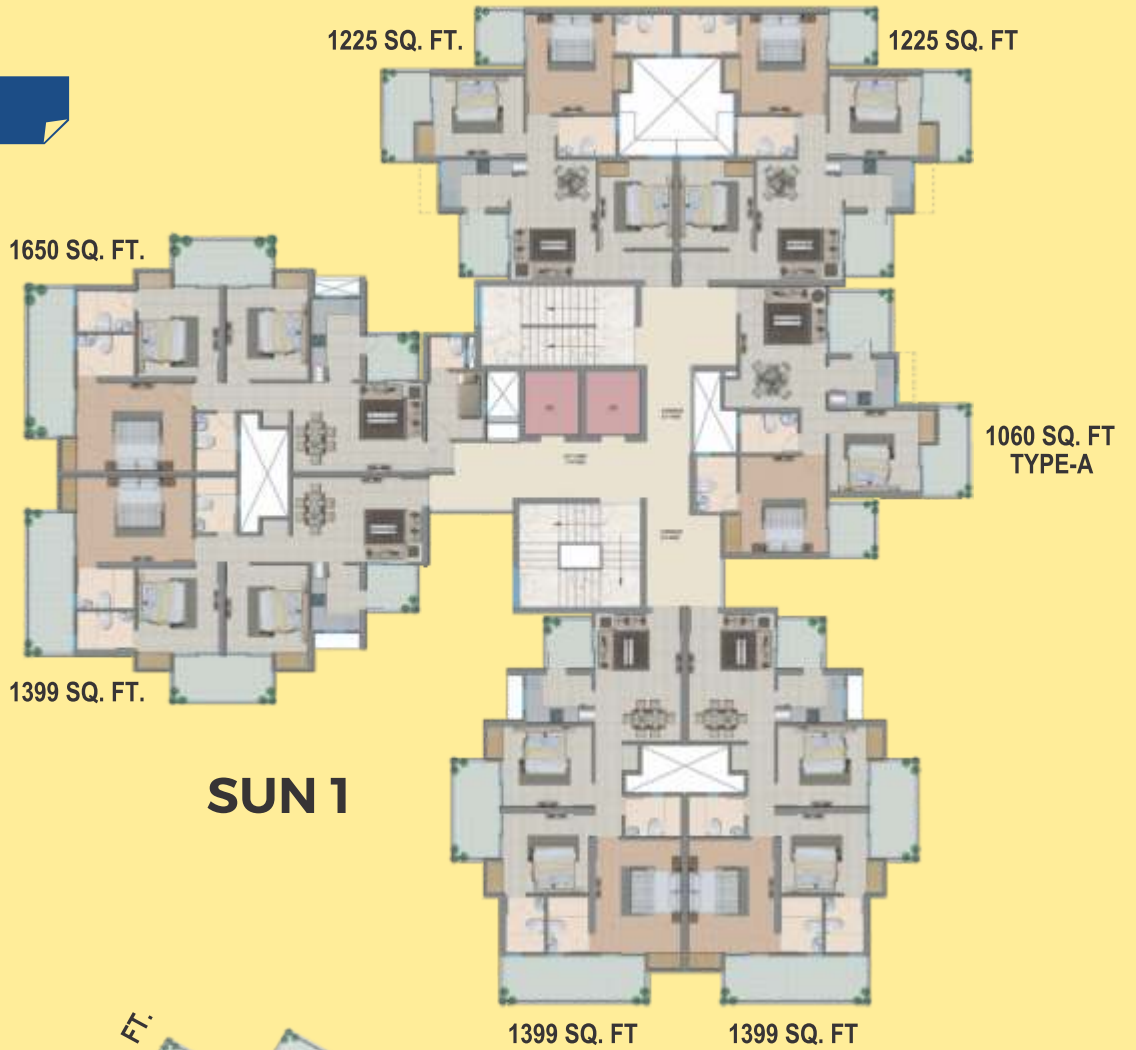
TOWER SUN 6&7

- 2BHK + 2TOILET
845 SQ.FT. (TYPE-A)
- 2BHK + 2TOILET
845 SQ.FT. (TYPE-B)
- 3BHK + 2TOILET
1050 SQ.FT.
- 3BHK + 3TOILET + DRESS
1250 SQ.FT.

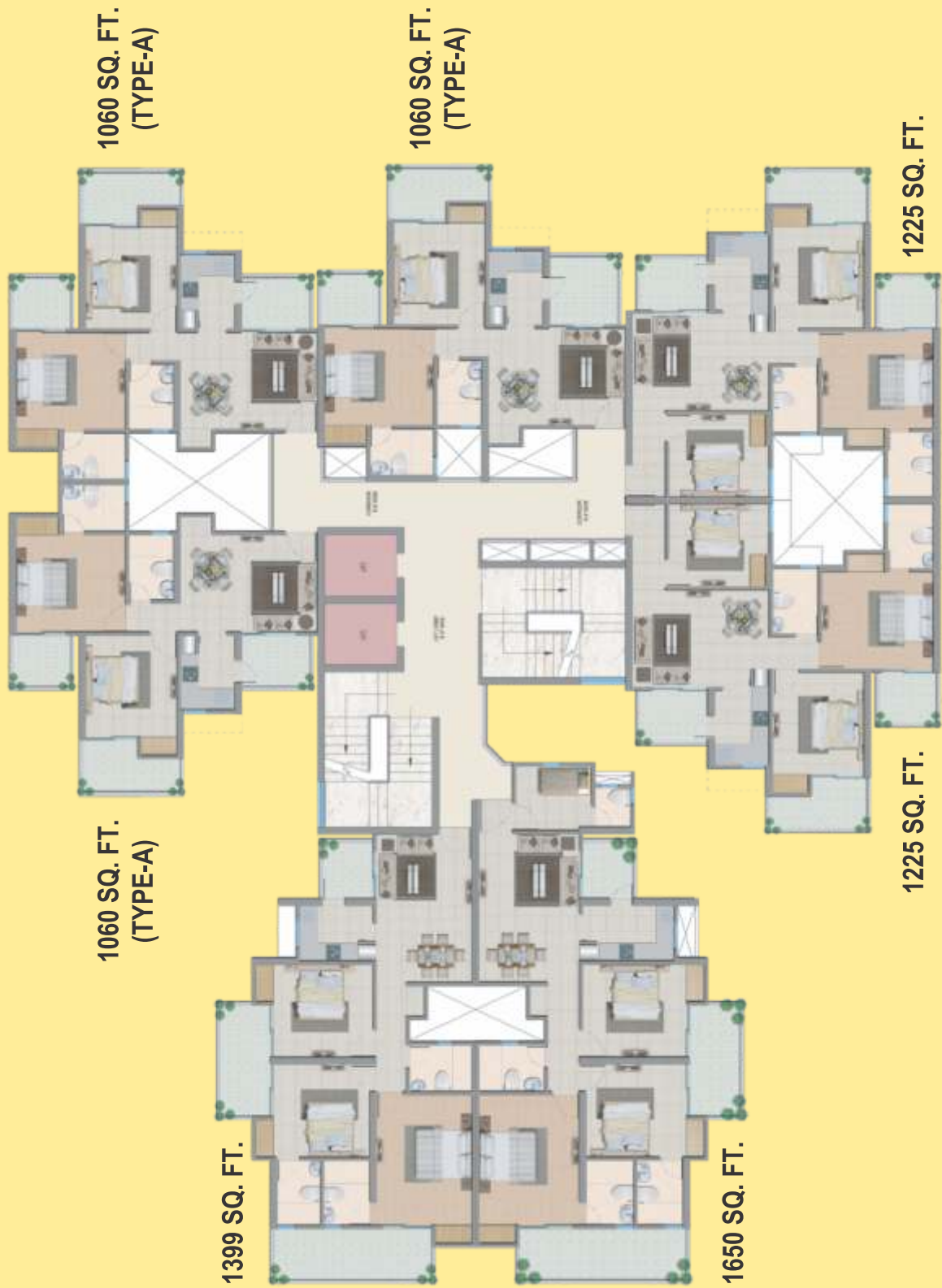
TOWER SUN 9&10

- 2BHK + 2TOILET
845 SQ.FT. (TYPE-A)
- 2BHK + 2TOILET
845 SQ.FT. (TYPE-B)
- 3BHK + 2TOILET
1050 SQ.FT.
- 3BHK + 3TOILET + DRESS
1250 SQ.FT.
- 4BHK + 4TOILET
1595 SQ.FT. (TYPE-A)
- 4BHK + 4TOILET
1595 SQ.FT. (TYPE-B)
- 4BHK + 4TOILET + DINING +
SER. WITH TOI.
2134 SQ.FT.

Cluster Plan

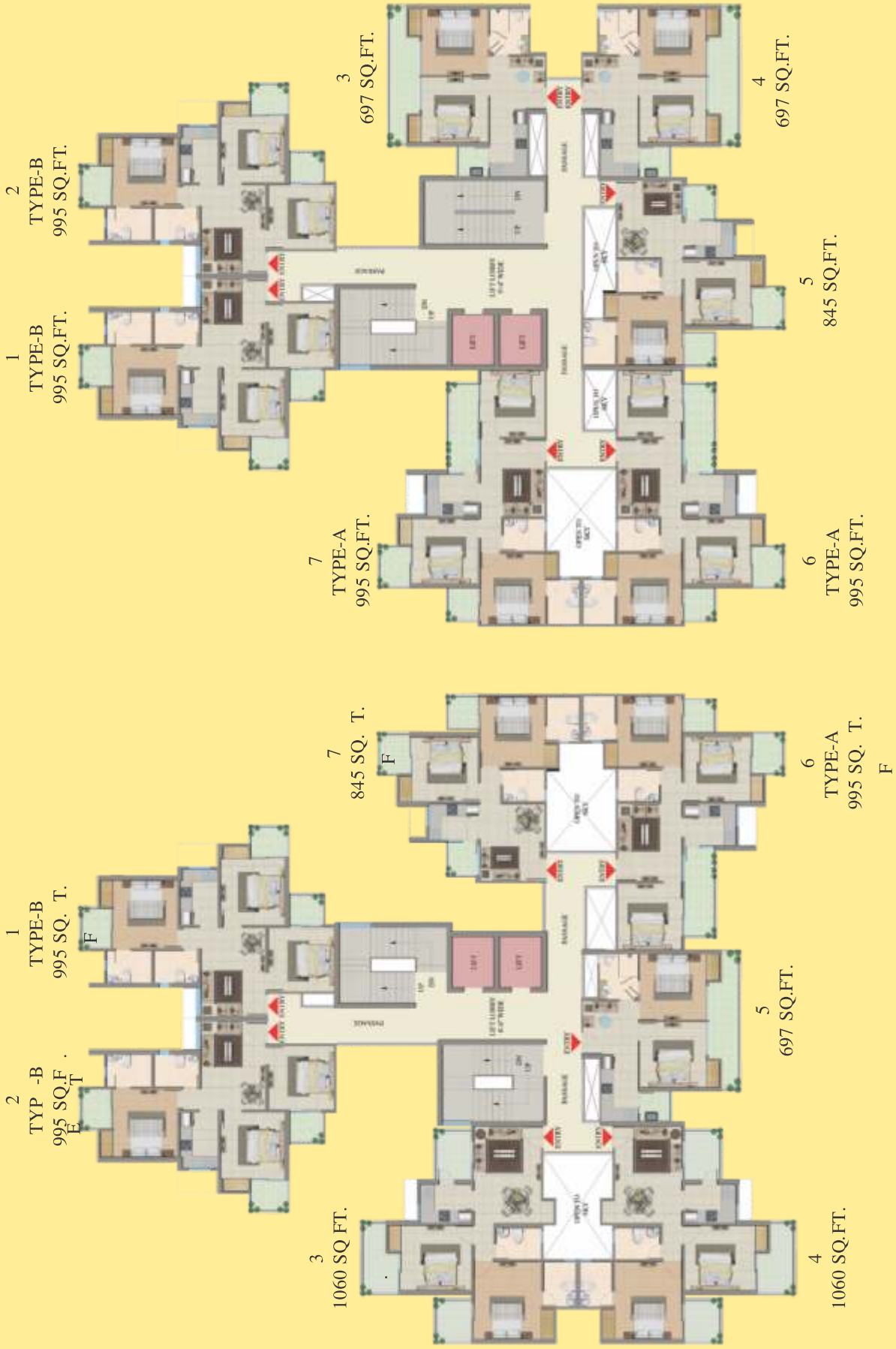


Cluster Plan



SUN 3 & SUN 8

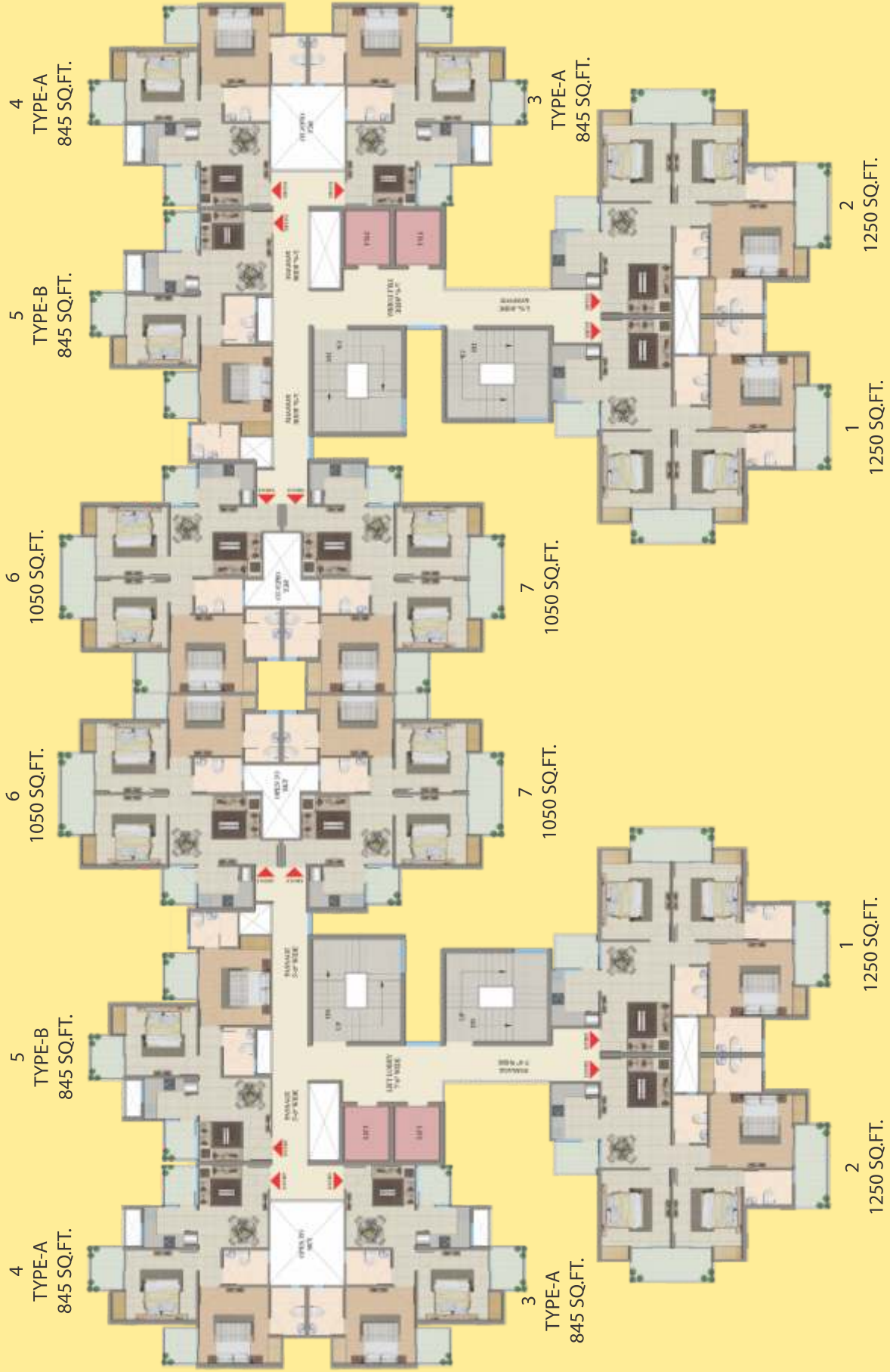
Cluster Plan



SUN-4

SUN-5

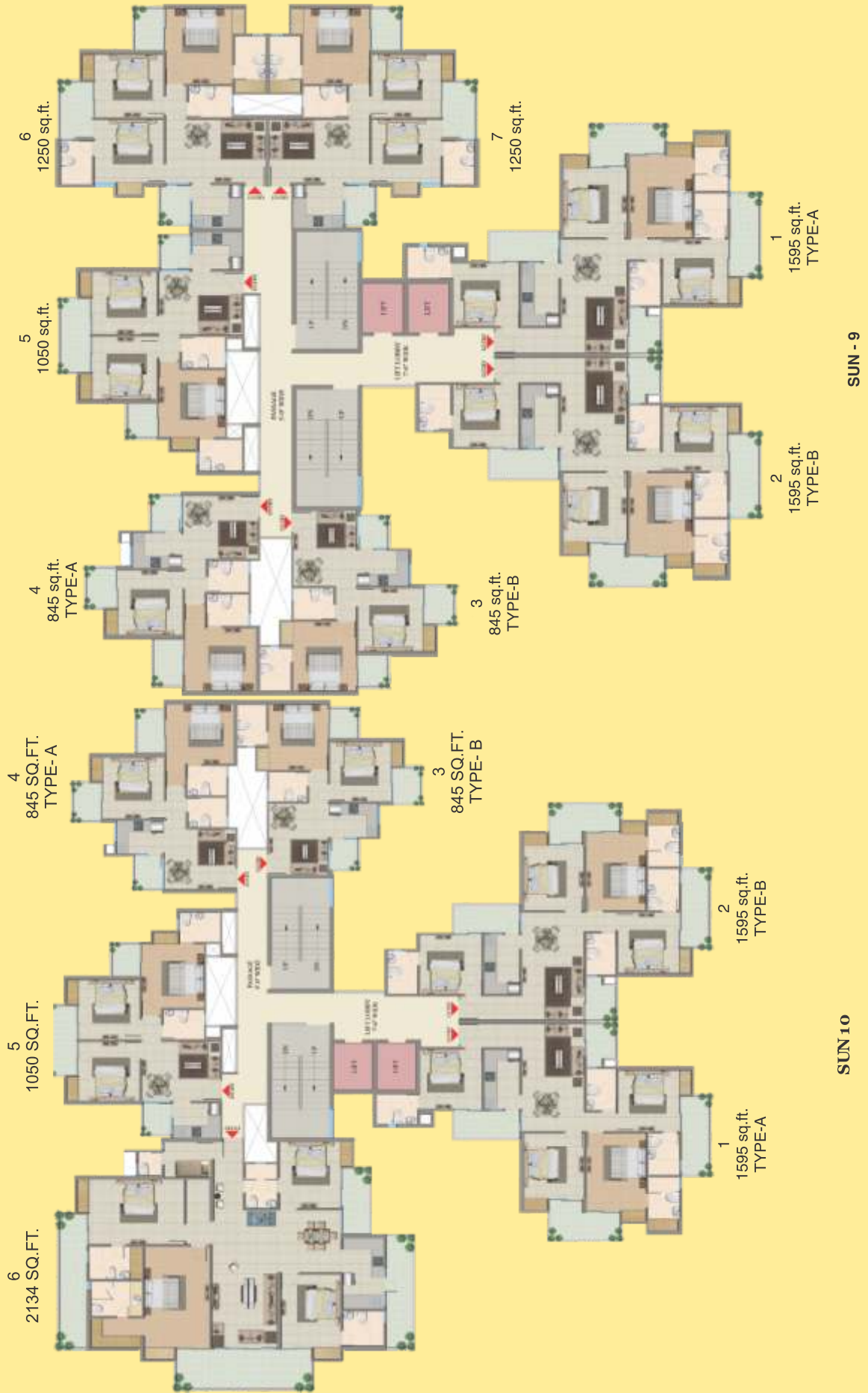
Cluster Plan



SUN - 6

SUN - 7

Cluster Plan



Floor Plan

2BHK +1TOILET

Saleable Area

697 Sq ft/ 64.75 Sq mtr

Covered Area (Balcony, Wardrobe Included)

562.634 Sq ft/ 52.27 mtr

Carpet Area (Balcony, Wardrobe and Walls Excluded)

410.96 Sq ft/ 38.18 Sq mtr



2BHK +2TOILET

Saleable Area

845 Sq ft/ 78.50 Sq mtr

Covered Area (Balcony, Wardrobe Included)

628.294 Sq ft/ 58.37 mtr

Carpet Area (Balcony, Wardrobe and Walls Excluded)

496.435 Sq ft/ 46.12 Sq mtr

2BHK +2TOILET

Saleable Area

845 Sq ft/ 78.50 Sq mtr

Covered Area (Balcony, Wardrobe Included)

628.294 Sq ft/ 58.37 mtr

Carpet Area (Balcony, Wardrobe and Walls Excluded)

496.435 Sq ft/ 46.12 Sq mtr



Floor Plan



3BHK + 2TOILET
Saleable Area
 995 Sq ft/ 92.44 Sq mtr
Covered Area (Balcony, Wardrobe Included)
 783.296 Sq ft/ 72.77 mtr
Carpet Area (Balcony, Wardrobe and Walls Excluded)
 610.964 Sq ft/ 56.76 Sq mtr



3BHK + 2TOILET
Saleable Area
 995 Sq ft/ 92.44 Sq mtr
Covered Area (Balcony, Wardrobe Included)
 783.296 Sq ft/ 72.77 mtr
Carpet Area (Balcony, Wardrobe and Walls Excluded)
 610.964 Sq ft/ 56.76 Sq mtr



3BHK + 2TOILET
Saleable Area
 1050 Sq ft/ 97.5 Sq mtr
Covered Area (Balcony, Wardrobe Included)
 787.924 Sq ft/ 73.2 mtr
Carpet Area (Balcony, Wardrobe and Walls Excluded)
 574.582 Sq ft/ 53.38 Sq mtr

Floor Plan

2BHK + 2TOILET

Saleable Area

1060 Sq ft/ 98.48 Sq mtr

Covered Area (Balcony, Wardrobe Included)

779.313 Sq ft/ 72.4 mtr

Carpet Area (Balcony, Wardrobe and Walls Excluded)

572.321 Sq ft/ 53.17 Sq mtr



2BHK + 2TOILET

Saleable Area

1060 Sq ft/ 98.48 Sq mtr

Covered Area (Balcony, Wardrobe Included)

779.313 Sq ft/ 72.4 mtr

Carpet Area (Balcony, Wardrobe and Walls Excluded)

572.321 Sq ft/ 53.17 Sq mtr

Floor Plan

3BHK +2TOILET+LIVING / DINING
Saleable Area
 1225 Sq ft/ 113.81 Sq mtr
Covered Area (Balcony, Wardrobe Included)
 926.026 Sq ft/ 86.03 mtr
Carpet Area (Balcony, Wardrobe and Walls Excluded)
 707.948 Sq ft/ 65.77 Sq mtr



3BHK +3TOILET+LIVING / DINING
Saleable Area
 1250 Sq ft/ 116.13 Sq mtr
Covered Area (Balcony, Wardrobe Included)
 928.395 Sq ft/ 86.25 mtr
Carpet Area (Balcony, Wardrobe and Walls Excluded)
 747.021 Sq ft/ 69.4 Sq mtr



3BHK +3TOILET+LIVING / DINING
Saleable Area
 1399 Sq ft/ 129.97 Sq mtr
Covered Area (Balcony, Wardrobe Included)
 1080.59 Sq ft/ 100.39 mtr
Carpet Area (Balcony, Wardrobe and Walls Excluded)
 776.299 Sq ft/ 72.12 Sq mtr

Floor Plan

4BHK + 4 TOILET

Saleable Area

1595 Sq ft/ 148.2 Sq mtr

Covered Area (Balcony, Wardrobe Included)

1284.14 Sq ft/ 119.3 Sq mtr

Carpet Area (Balcony, Wardrobe and Walls Excluded)

974.142 Sq ft/ 90.5 Sq mtr



4BHK + 4 TOILET

Saleable Area

1595 Sq ft/ 148.2 Sq mtr

Covered Area (Balcony, Wardrobe Included)

1284 Sq ft/ 119.3 Sq mtr

Carpet Area (Balcony, Wardrobe and Walls Excluded)

974.142 Sq ft/ 90.5 Sq mtr

Floor Plan

3BHK + 3 TOILET+STORE/ENTRANCE LOUNGE/
LOBBY/KIDS ROOM/SERVANT ROOM

Saleable Area

1650 Sq ft/ 153.29 Sq mtr

Covered Area (Balcony, Wardrobe Included)

1232.155 Sq ft/ 114.47 mtr

Carpet Area (Balcony, Wardrobe and Walls Excluded)

928.933 Sq ft/ 86.30 Sq mtr



4BHK +4 TOILET+DINING + 2DRESS+SER. WITH TOILET

Saleable Area

2134 Sq ft/ 198.33 Sq mtr

Covered Area (Balcony, Wardrobe Included)

1604.158 Sq ft/ 149.03 mtr

Carpet Area (Balcony, Wardrobe and Walls Excluded)

1169.031 Sq ft/ 108.68 Sq mtr

SPECIFICATIONS

S. No.	Particulars	"CANVAS" (Bare shell)	Classic Interior (Semi Furnished)	Esthetica Interior (Furnished with Woodwork)
1	Flooring	N/A (No flooring will be provided)	Vitrified tiles in Drawing, Dining, Kitchen & Entrance Lobby Vitrifies tiles in all Bedrooms	Vitrified tiles in Drawing, Dining, Kitchen & Entrance Lobby Vitrifies tiles in all Bedrooms Wooden Flooring in Master Bedroom
2	Wall & Ceiling Finish	Only Plaster will be provided	POP Plaster finished walls & Plastic Paint 2'-0" dado above the working top and 4'-6' from floor level on remaining walls by tiles Cornish in all bedrooms Wallpaper/ Paint in Bedrooms on 1 wall	POP Plaster finished walls & Plastic Paint 2'-0" dado above the working top and 4'-6' from floor level on remaining walls by tiles Cornish in all bedrooms Wallpaper/ Paint in Bedrooms on 1 wall
3	Kitchen	Only counter will be provided	RO unit in Kitchen for Drinking water Only Counter with Granite top	RO unit in Kitchen for Drinking water Woodwork in kitchen with Accessories with Chimney & HOB
4	Toilets	Only Plaster on walls will be provided	Granite counter washbasin in Master Bedroom toilet Floor mounted EWC White sanitary ware CP Fittings(Jaguar or Marc or equivalent standard) Mirror & Towel rack Ceiling Exhaust fan in each toilet	Granite counter washbasin in Master Bedroom toilet Floor mounted EWC White sanitary ware CP Fittings(Jaguar or Marc or equivalent standard) Mirror & Towel rack Ceiling Exhaust fan in each toilet Shower area separated by fixed glass partition in Master Bedroom Toilet
5	Doors & Windows	Main Door with Lock will be provided Window Frame in all rooms	Outer doors & windows aluminium powder coated/UPVC Internal Wooden Door Frames made of Maranti or equivalent wood Good quality hardware fittings All Doors laminated Flush Shutter	Outer doors & windows aluminium powder coated/UPVC Internal Wooden Door Frames made of Maranti or equivalent wood Good quality hardware fittings All Doors laminated Flush Shutter One Almirah in all bedrooms
6	Electrical	PVC conduiting	Copper wire in PVC conduits with MCB supported circuits 1 Tube light in each Bedroom Conduits for DTH connection Intercom facilities for communication with lobby, main gate and other apartments	Copper wire in PVC conduits with MCB supported circuits 1 Tube light in each Bedroom Conduits for DTH connection Intercom facilities for communication with lobby, main gate and other apartments Only provision of split AC points in All Bedrooms, Drawing & Dinning area
7	Wood work	Not Provided	Not Provided	Video Door phone in Main Door Wooden Flooring in Master Bedroom Wood work in kitchen (upper & below)

* Client will be provided 2 choices for selection of tiles / wallpaper / paints / wardrobe / modular kitchen.

* The colour of and design of the tiles can be changed without any prior notice.

* Variation in the colour and size of vitrifies tiles / granite may occur.

Affordable Housing Scheme

One of the primary needs of any human being is a house that allows every individual to flourish under a sense of security, knowing that at the end of the day's hard work, there is a place where he or she can relax. A house is where new dreams are born and are nurtured, thus making it one of the most basic needs for survival.

ELEGIBILITY & CRITERIA:

- Family/households annual income upto ₹18lacs only.
- Family should not own pacca house in urban area.
- No restriction on cost of unit.
- No restrictions on loan amount
- 6.5% Subsidy on intrest rates on home loan upto 6 Lacs.

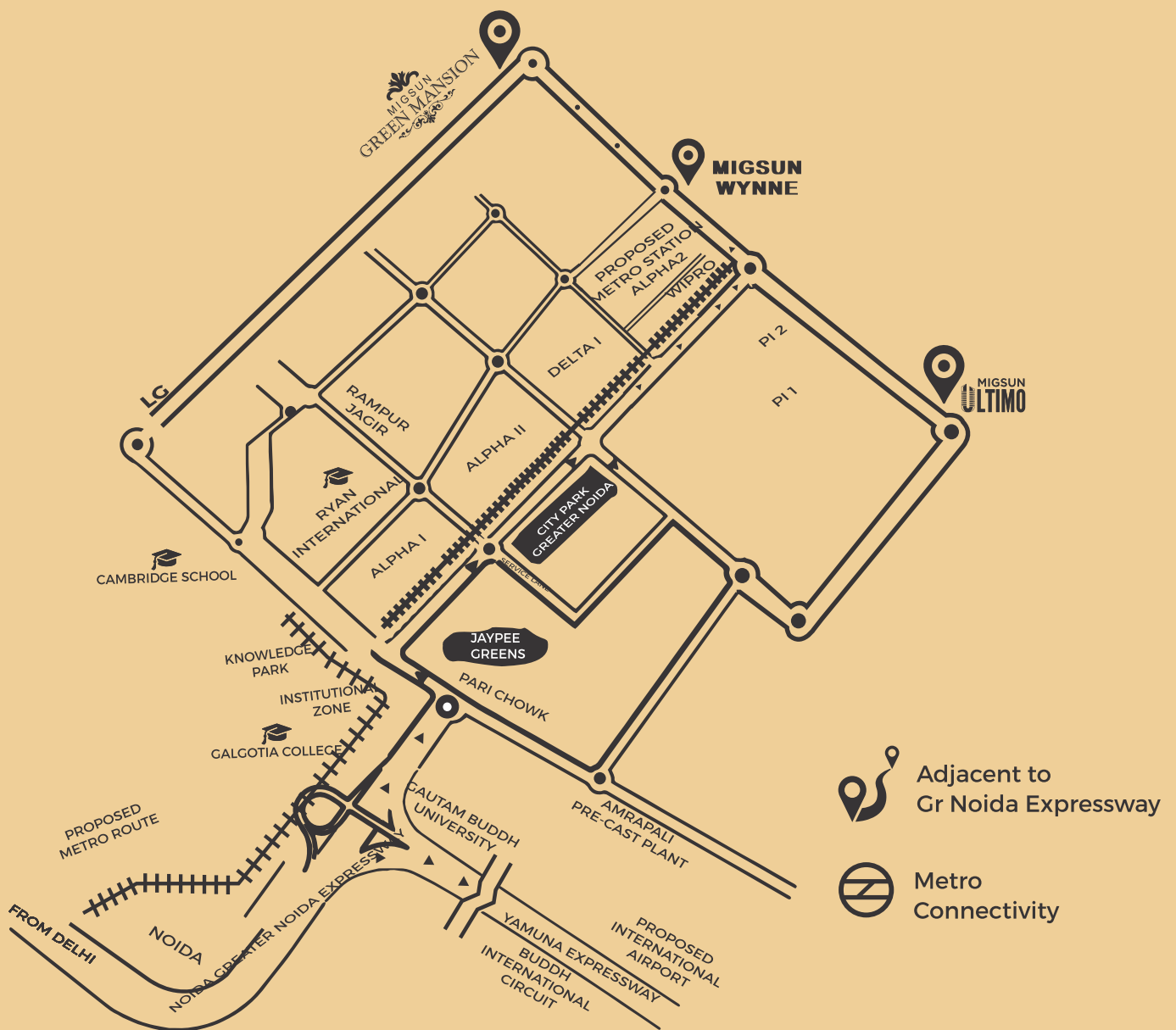
BENIFITS:

- Interest subsidy @4% P.A., upto a loan amount of Rs. 9 lacs & @3% P.A. upto a loan amount of Rs. 12 lacs*. term, whichever is lower.
- Rate of interest - same as applicable to individual housing loan.

Note: FAMILY = Husband,Wife and Unmarried Children

Disclaimer: The scheme has been in support of Pradhan Mantri Awas Yojna (PMAY) under which the buyer can avail interest rate subsidies provided by the central government. We neither guarantee the benefits nor liable for any non - availability of the benefits of the scheme.

GREATER NOIDA MAP



PROJECT FEATURES

- Metro Connectivity
- Golf Course
- Educational Institutes nearby
- Connectivity to Agra through Taj Expressway

Disclaimer:

The contents/ pictures/ images/ renderings/ maps indicated in this Brochure are purely indicative in nature and are artist's conception and not actual depiction of buildings/ landscapes etc. and shall not be considered as our offer/ promise/ commitment of any nature in respect of the project. The Developer reserves the right to change Floor Plans, elevations, features and specifications at any time without prior notice. They should not be relied upon as representations, express or implied.



Site Address: Group Housing plot number. GH-1B(1), Sector- ETA-II, Gr. Noida (U.P)