

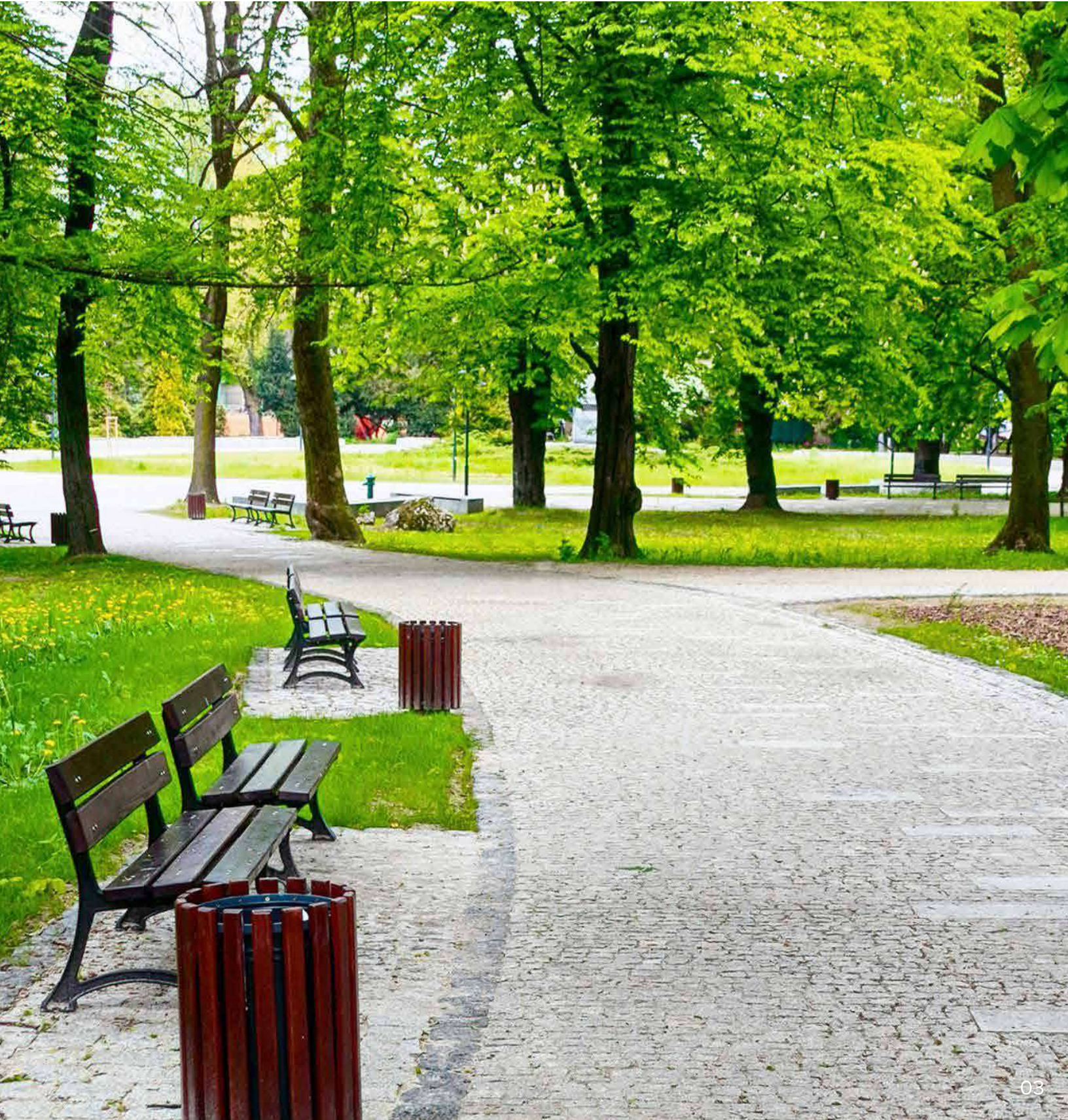
Mangalya 

NOVENA GREEN



NOVENA GREEN

Novena Green is setup by professionals with good experience and sole aim to make your living truly spectacular, seeking inspiration from nature and always striving to provide you with homes you will cherish all your life.





LUXURY PENTHOUSE & APARTMENTS

SPECIFICATIONS

(Penthouse T-1, T-2, T-3, T-4, T-5, T-6)
Premium Flats: (T-3, T-4)

LUXURY APARTMENTS SPECIFICATION

(T-3, T-4)

Living/Dining Room

Floors: Digital tiles with Italian design
Walls: POP work on walls and ceiling
Provision of Split A/C
Chandelier & TV Panel

Bedroom

Floors: High class vitrified tiles
Walls & Ceiling: POP work with Royal
Paint finish
Provision of Split A/C
Wardrobe

Toilet

Floors: Matt finished /Anti skid ceramic tiles
Walls: Glazed/ Matt finished ceramic wall tiles up to
Dado level.
Sanitary: Jaquar/Roca/Grohe or similar brands
Fittings: Basin Mixer Single lever diverter in bathroom
with overhead shower/Telephonic shower Counter top
wash basin with marble counter or similar Provision for
installation of Geysers
All Toilet floors provided with suitable and adequate water
proofing treatment

Modular Kitchen

Floors: High class vitrified tiles
Walls: Combination of Glazed tiles 2' above platform
Counter: Polished Indian granite or Marble slab in
appropriate color
Stainless steel sink
C.P. fittings Fixtures: Provision for installation of Geyser
RO unit in Kitchen
IGL Gas pipeline
Branded Exhaust Fan
Chimney

Master Bedroom

Floors: High class vitrified tiles
Walls & Ceiling: POP work with
Royal finish
Provision of Split A/C
Wardrobe

Balconies

Floors: Anti skid tiles
Walls: Exterior grade paint on plaster.
Handrail: Combination of Parapet walls and M.S Handrails
as per functional and elevation requirements

Servant Room

Floors: Matt finished ceramic tiles
Walls: Oil bound distemper on Plaster
Ceiling: Oil bound distemper on Plaster

Doors & Windows

Sliding external doors made of UPVC
Internal hardwood frames with flush doors
Main door height of 8 ft

Hardware

High quality hardware from reputed makes and brands

Super Structure

Earthquake resistant complete RCC frame
structure with Mivan shuttering

Electrical

ISI marked copper wiring in concealed PVC conduits Sufficient light & power provisions for T.V. and phone in the living room & bedrooms
Light & Fans in all Bedrooms

Lift

World-class High Speed Lift

Security & FTTH

Provision for an optical fiber network
Three-tier security system
Perimeter security and entrance
Lobby security with CCTV cameras
Fire prevention
Suppression detection and alarm system as per fire norms

PLANS

Sun Shine Lower Floor

- MASTER BEDROOM = 12'-0" X 10'-0"
- MASTER TOILET = 5'-0" X 7'-7"
- LIVING ROOM = 21'-9" X 11'-0"
- KITCHEN = 9'-0" X 6'-0"
- ENT. LOBBY = 9'-0" X 6'-0"
- TOILET = 4'-0" X 5'-0"
- BALCONY = 8'-5" X 5'-0"
- BALCONY = 5'-0" X 9'-11"
- BALCONY = 5'-0" X 5'-7"
- BALCONY = 17'-0" X 5'-0"

FLAT SIZE = 1214.2 SQ.FT.		
FLAT TYPE 2+ (LOWER FLOOR)	SQ.MTR.	SQ.FT.
CARPET AREA	59.36	639
TOTAL BALCONY	18.58	200
EXTERNAL WALLS AREA	8.82	95
BUILT-UP AREA	86.77	934
COMMON AREA	26.03	280.2



Sun Shine (Unit Plan Type - 2+)	
	Sq. Ft.
Super Area	2388.1
Lower Floor	1214.2
Upper Floor	1173.9
Terrace Area	621

Sun Shine Upper Floor

- BEDROOM = 12'-0" X 10'-0"
- BEDROOM = 13'-0" X 11'-0"
- DREES = 9'-0" X 6'-0"
- TOILET = 8'-0" X 6'-0"
- MASTER TOILET = 5'-0" X 7'-7"
- LOUNGE = 12'-9" X 9'-0"
- BALCONY = 8'-5" X 5'-0"
- BALCONY = 5'-0" X 9'-11"
- BALCONY = 5'-0" X 5'-7"
- BALCONY = 17'-0" X 5'-0"



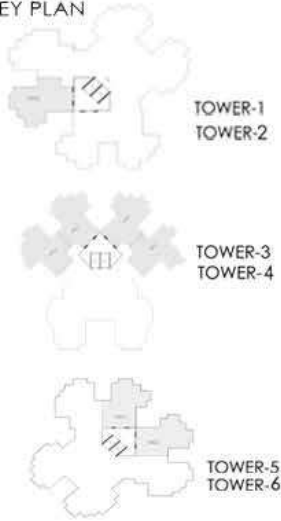
FLAT SIZE 1173.9 SQ.FT TYPE 2+ (UPPER FLOOR)	SQ.MTR.	SQ.FT.
CARPET AREA	59.36	639
TOTAL BALCONY	15.97	172
EXTERNAL WALLS AREA	8.54	92
BUILT-UP AREA	83.89	903
COMMON AREA	25.16	270.9

Sun Shine (Unit Plan Type - 2+)	
	Sq. Ft.
Super Area	2388.1
Lower Floor	1214.2
Upper Floor	1173.9
Terrace Area	621

Sun Shine Terrace Plan



KEY PLAN



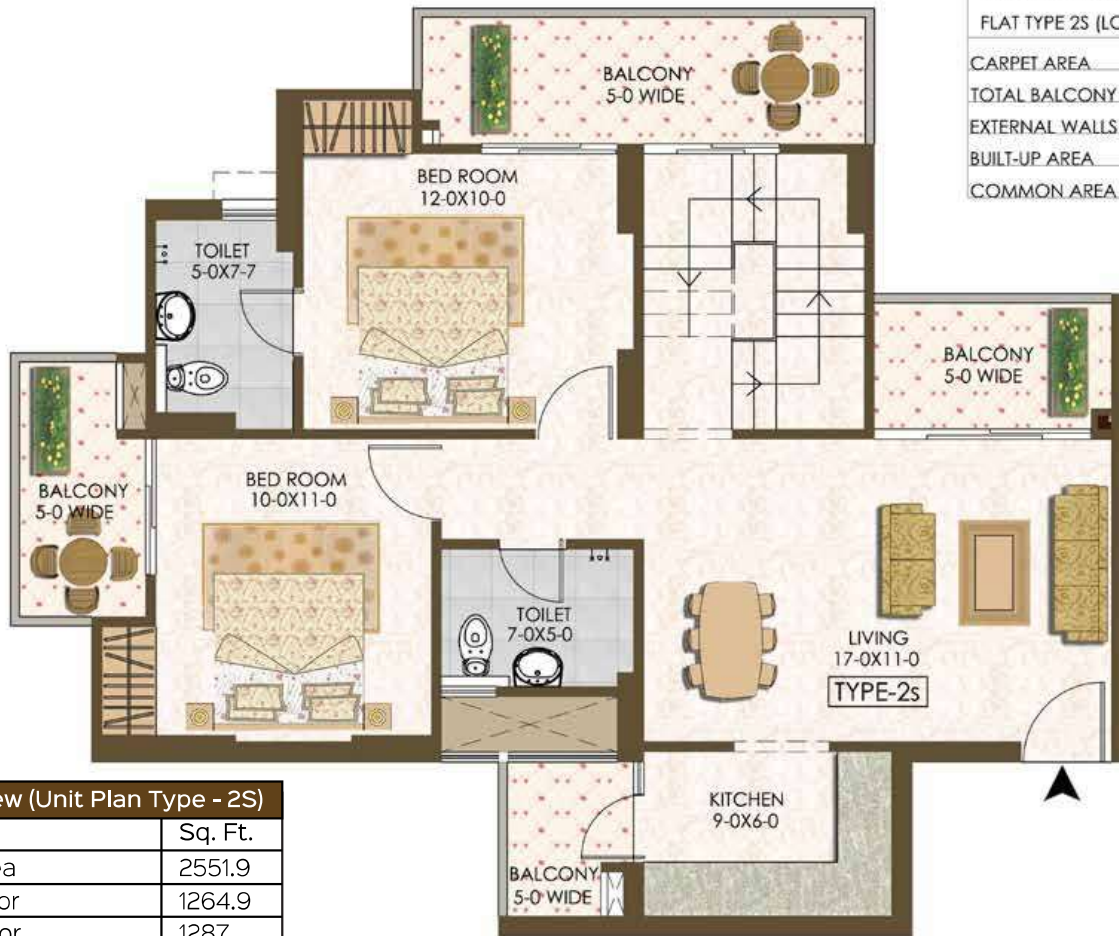
TOTAL SUPER AREA FOR ONE UNIT TYPE-2+ :-

- BUILT UP AREA AT LOWER FLOOR = 934 SQ.FT.
- BUILT UP AREA AT UPPER FLOOR = 903 SQ.FT.
- BUILT UP AREA AT TERRACE FLOOR = 117 SQ.FT.
- TOTAL BUILT UP AREA AT ALL FLOORS = 1954 SQ.FT
- SUPER AREA = 2388.1 SQ.FT.
- TERRACE AREA = 621 SQ.FT.



Sun Shine (Unit Plan Type - 2+)	
	Sq. Ft.
Super Area	2388.1
Lower Floor	1214.2
Upper Floor	1173.9
Terrace Area	621

Green View Lower Floor



FLAT SIZE = 1264.9 SQ.FT.		
FLAT TYPE 2S (LOWER FLOOR)	SQ.MTR.	SQ.FT.
CARPET AREA	63.17	680
TOTAL BALCONY	18.48	199
EXTERNAL WALLS AREA	8.63	93
BUILT-UP AREA	90.39	973
COMMON AREA	27.11	291.9

Green View (Unit Plan Type - 2S)	
	Sq. Ft.
Super Area	2551.9
Lower Floor	1264.9
Upper Floor	1287
Terrace Area	829

MASTER BEDROOM	= 12'-0" X 10'-0"
MASTER TOILET	= 5'-0" X 7'-7"
BED ROOM	= 10'-0" X 11'-0"
LIVING ROOM	= 17'-0" X 11'-0"
KITCHEN	= 9'-0" X 6'-0"
TOILET	= 7'-0" X 5'-0"
BALCONY	= 16'-9.4" X 5'-0"
BALCONY	= 5'-0" X 9'-11"
BALCONY	= 5'-0" X 5'-7.1"
BALCONY	= 8'-7.4" X 5'-0"

Green View Upper Floor



FLAT SIZE 1287 SQ.FT. TYPE 2S (UPPER FLOOR)	SQ.MTR.	SQ.FT.
CARPET AREA	67.91	731
TOTAL BALCONY	16.0	173
EXTERNAL WALLS AREA	8.0	87
BUILT-UP AREA	91.97	990
COMMON AREA	27.59	297

Green View (Unit Plan Type - 2S)	
	Sq. Ft.
Super Area	2551.9
Lower Floor	1264.9
Upper Floor	1287
Terrace Area	829

BEDROOM	=	12'-0" X 10'-0"
TOILET	=	5'-0" X 7'-7"
BED ROOM	=	13'-0" X 11'-0"
LOUNGE	=	13'-7" X 9'-0"
TOILET	=	8'-0" X 6'-0"
DRESS	=	9'-4" X 6'-0"
UTILITY	=	7'-7" X 11'-0"
BALCONY	=	16'-9.4" X 5'-0"
BALCONY	=	5'-0" X 9'-11"
BALCONY	=	5'-0" X 5'-7.1"
BALCONY	=	8'-7.4" X 5'-0"

Green View Terrace Plan



KEY PLAN



TOWER-1 TOWER-2



TOWER-5
TOWER-6

TOTAL SUPER AREA FOR ONE UNIT TYPE-2s:-

- BUILT UP AREA AT LOWER FLOOR = 973 SQ.FT.
- BUILT UP AREA AT UPPER FLOOR = 990 SQ.FT.
- BUILT UP AREA AT TERRACE FLOOR = 98 SQ.FT.
- TOTAL BUILT UP AREA AT ALL FLOORS = 2061 SQ.FT.
- SUPER AREA = 2551.9 SQ.FT.
- TERRACE AREA = 829 SQ.FT.



Green View (Unit Plan Type - 2S)	
	Sq. Ft.
Super Area	2551.9
Lower Floor	1264.9
Upper Floor	1287
Terrace Area	829

Moon Light Lower Floor

- MASTER BEDROOM = 13'-0" X 10'-0"
- MASTER TOILET = 5'-0" X 7'-0"
- BEDROOM = 11'-0" X 11'-0"
- TOILET = 11'-0" X 11'-0"
- LIVING ROOM = 20'-0" X 11'-0"
- KITCHEN = 10'-0" X 7'-0"
- ENTRANCE LOBBY = 9'-7" X 7'-0"
- BALCONY = 14'-9.5" X 5'-0"
- BALCONY = 5'-0" X 9'-2.5"
- BALCONY = 5'-0" X 6'-7"
- BALCONY = 9'-7" X 5'-0"

FLAT SIZE = 1495 SQ.FT.		
TYPE 3BHK (LOWER FLOOR)	SQ.MTR.	SQ.FT.
CARPET AREA	78.22	842
TOTAL BALCONY	18.48	199
EXTERNAL WALLS AREA	10.12	109
BUILT-UP AREA	106.83	1150
COMMON AREA	32.05	345



Moon Light (Unit Plan Type - 3)	
	Sq. Ft.
Super Area	2947.1
Lower Floor	1495
Upper Floor	1452.1
Terrace Area	829

Moon Light Upper Floor

BEDROOM	= 13'-0" X 10'-0"
BEDROOM	= 11'-0" X 13'-0"
TOILET	= 8'-0" X 6'-0"
DRESS	= 5'-0" X 6'-0"
TOILET	= 5'-0" X 7'-0"
LOUNGE	= 13'-7.5" X 9'-0"
PANTRY	= 7'-0" X 9'-0"
UTILITY	= 11'-0" X 11'-0"
BALCONY	= 14'-9.5" X 5'-0"
BALCONY	= 5'-0" X 9'-2.5"
BALCONY	= 5'-0" X 6'-7"
BALCONY	= 9'-7" X 5'-0"

FLAT SIZE 1452.1 SQ.FT TYPE 3BHK (UPPER FLOOR)	SQ.MTR.	SQ.FT.
CARPET AREA	78.22	842
TOTAL BALCONY	15.42	166
EXTERNAL WALLS AREA	10.1	109
BUILT-UP AREA	103.77	1117
COMMON AREA	31.13	335.1



Moon Light (Unit Plan Type - 3)	
	Sq. Ft.
Super Area	2947.1
Lower Floor	1495
Upper Floor	1452.1
Terrace Area	829

Moon Light Terrace Plan



TOTAL SUPER AREA FOR ONE UNIT TYPE-3:-

BUILT UP AREA AT LOWER FLOOR = 1150 SQ.FT.

BUILT UP AREA AT UPPER FLOOR = 1117 SQ.FT.

BUILT UP AREA AT TERRACE FLOOR = 120 SQ.FT.

TOTAL BUILT UP AREA AT ALL FLOORS = 2387 SQ.FT.

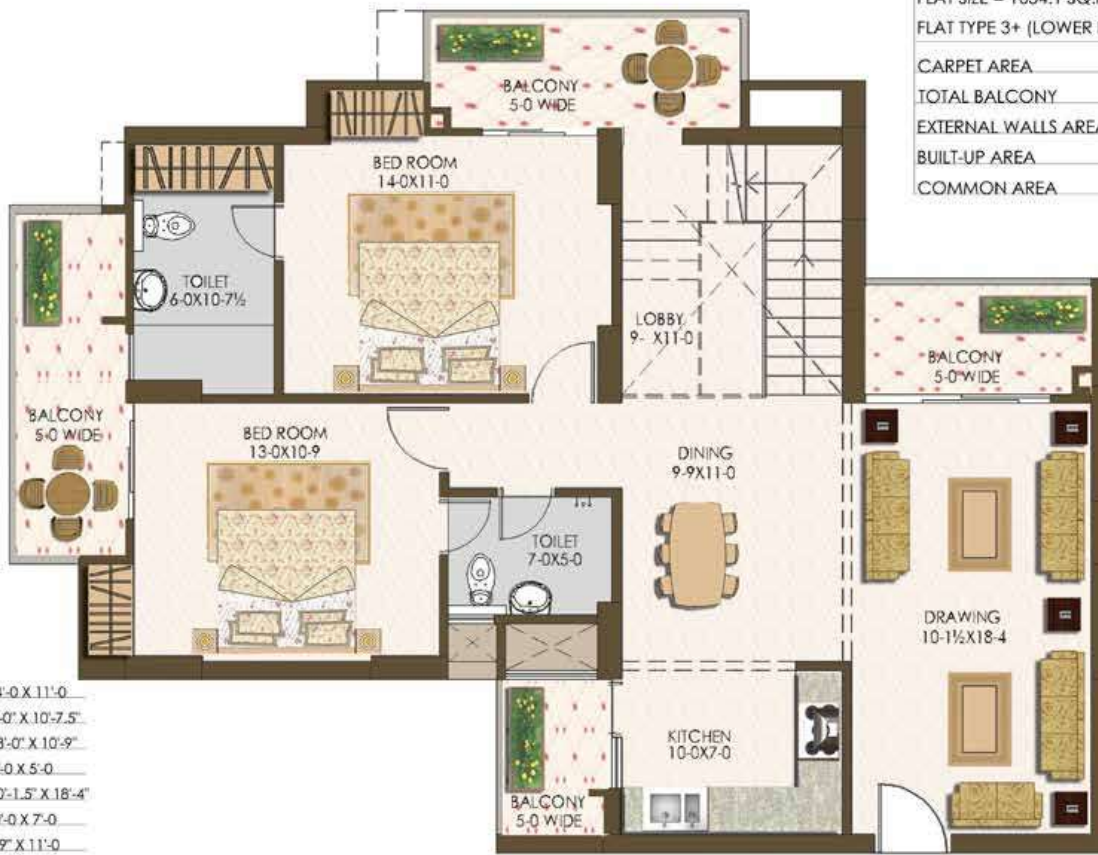
SUPER AREA = 2947.1 SQ.FT.

TERRACE AREA = 829 SQ.FT.



Moon Light (Unit Plan Type - 3)	
	Sq. Ft.
Super Area	2947.1
Lower Floor	1495
Upper Floor	1452.1
Terrace Area	829

Joyous Lower Floor



FLAT SIZE = 1634.1 SQ.FT.		
FLAT TYPE 3+ (LOWER FLOOR)	SQ.MTR.	SQ.FT.
CARPET AREA	85.5	921
TOTAL BALCONY	20.43	220
EXTERNAL WALLS AREA	10.77	116
BUILT-UP AREA	116.77	1257
COMMON AREA	35.03	377.1

- MASTER BEDROOM = 14'-0" X 11'-0"
- MASTER TOILET = 6'-0" X 10'-7.5"
- BEDROOM = 13'-0" X 10'-9"
- TOILET = 7'-0" X 5'-0"
- DRAWING ROOM = 10'-1.5" X 18'-4"
- KITCHEN = 10'-0" X 7'-0"
- DINING AREA = 9'-9" X 11'-0"
- BALCONY = 13'-9.7" X 5'-0"
- BALCONY = 5'-0" X 15'3"
- BALCONY = 5'-0" X 6'-7.3"
- BALCONY = 9'-7.6" X 5'-0"

Joyous (Unit Plan Type - 3+)	
	Sq. Ft.
Super Area	3268.2
Lower Floor	1634.1
Upper Floor	1634.1
Terrace Area	1044

Joyous Upper Floor

**DUPLEX FLOOR PLAN
(TYPE-3+)**

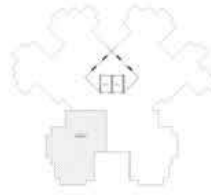


FLAT SIZE 1634.1 SQ.FT. TYPE 3+ (UPPER FLOOR)	SQ.MTR.	SQ.FT.
CARPET AREA	85.56	921
TOTAL BALCONY	20.43	220
EXTERNAL WALLS AREA	10.77	116
BUILT-UP AREA	116.77	1257
COMMON AREA	35.03	377.1

- MASTER BEDROOM = 14-0 X 11-0
- MASTER TOILET = 6-0 X 10-7.5
- BEDROOM = 14-0 X 12-0
- TOILET = 8-0 X 6-0
- DRESS = 6-0 X 6-0
- LOUNGE = 13-0 X 9-0
- PANTRY = 5-7.5 X 9-0
- FAMILY LOUNGE = 11-0 X 13-0
- BALCONY = 13-9.7 X 5-0
- BALCONY = 5-0 X 15.3
- BALCONY

Joyous (Unit Plan Type - 3+)	
	Sq. Ft.
Super Area	3268.2
Lower Floor	1634.1
Upper Floor	1634.1
Terrace Area	1044

Joyous Terrace Plan



TOWER-3
TOWER-4

AREA DETAILS FOR ONE UNIT TYPE- 3+ :-

- BUILT UP AREA AT LOWER FLOOR = 1257 SQ.FT.
- BUILT UP AREA AT UPPER FLOOR = 1257 SQ.FT.
- BUILT UP AREA AT TERRACE FLOOR = 131 SQ.FT.
- TOTAL BUILT UP AREA AT ALL FLOORS = 2645 SQ.FT.
- SUPER AREA = 3268.2 SQ.FT.
- TERRACE AREA = 1044 SQ.FT.



Joyous (Unit Plan Type - 3+)	
	Sq. Ft.
Super Area	3268.2
Lower Floor	1634.1
Upper Floor	1634.1
Terrace Area	1044

Blue Sky Lower Floor



- 1. MASTER BEDROOM = 14'-0" X 11'-0"
- 2. MASTER TOILET = 6'-0" X 10'-7.5"
- 3. BEDROOM = 13'-0" X 11'-0"
- 4. TOILET = 7'-0" X 5'-0"
- 5. DINING = 9'-4.5" X 11'-3"
- 6. KITCHEN = 9'-4.5" X 7'-0"
- 7. DRAWING ROOM = 10'-7.5" X 18'-0"
- 8. SERVANT ROOM = 9'-4.5" X 7'-0"
- 9. TOILET = 4'-6" X 3'-3"
- 10. BALCONY = 13'-10" X 5'-0"
- 11. BALCONY = 5'-0" X 15'-2"
- 12. BALCONY = 5'-0" X 10'-4"
- 13. BALCONY = 9'-8" X 5'-0"

FLAT SIZE = 1778.4 SQ.FT.		
FLAT TYPE 3+S (LOWER FLOOR)	SQ.MTR.	SQ.FT.
CARPET AREA	92.34	994
TOTAL BALCONY	22.11	238
EXTERNAL WALLS AREA	12.63	136
BUILT-UP AREA	127.09	1368
COMMON AREA	38.12	410.4

Blue Sky (Unit Plan Type - 3+S)	
	Sq. Ft.
Super Area	3662.1
Lower Floor	1778.4
Upper Floor	1883.7
Terrace Area	1188

Blue Sky Upper Floor



FLAT SIZE 1883.7 SQ.FT 3BHK+SERVANT RM. (UPPER FLOOR)		
	SQ.MTR.	SQ.FT.
CARPET AREA	98.75	1063
TOTAL BALCONY	23.88	257
EXTERNAL WALLS AREA	11.98	129
BUILT-UP AREA	134.61	1449
COMMON AREA	40.38	434.7

1. MASTER BEDROOM = 14'-0" X 11'-0"
2. MASTER TOILET = 6'-0" X 10'-7.5"
3. BEDROOM = 12'-0" X 18'-0"
4. DRESS = 9'-7.5" X 7'-4"
5. TOILET = 10'-4.5" X 7'-4"
6. FAMILY LOUNGE = 13'-0" X 11'-0"
7. LOUNGE = 15'-0" X 9'-0"
8. PANTRY = 7'-7.5" X 8'-7.5"
9. BALCONY = 13'-10" X 5'-0"
10. BALCONY = 5'-0" X 15'-2"
11. BALCONY = 5'-0" X 10'-4"
12. BALCONY = 9'-8" X 5'-0"

Blue Sky (Unit Plan Type - 3+S)	
	Sq. Ft.
Super Area	3662.1
Lower Floor	1778.4
Upper Floor	1883.7
Terrace Area	1188

Blue Sky Terrace Plan



KEY PLAN



TOWER-3
TOWER-4

TOTAL SUPER AREA FOR ONE UNIT TYPE-3+S:-

- BUILT UP AREA AT LOWER FLOOR = 1449 SQ.FT.
- BUILT UP AREA AT UPPER FLOOR = 1368 SQ.FT.
- BUILT UP AREA AT TERRACE FLOOR = 131 SQ.FT.
- TOTAL BUILT UP AREA AT ALL FLOORS = 2948 SQ.FT.
- SUPER AREA = 3662.1 SQ.FT.
- TERRACE AREA = 1188 SQ.FT.



Blue Sky (Unit Plan Type - 3+S)	
	Sq. Ft.
Super Area	3662.1
Lower Floor	1778.4
Upper Floor	1883.7
Terrace Area	1188



2/3 BHK
APARTMENTS

PLANS

2 BHK :

- 2 Bedroom
- 2 Toilets
- 3 Balconies
- 1 Utility

SUPER AREA
1050
sq.ft



Carpet Area as per RERA:	560.799 sq.ft. (52.1 sq.m.)
Balcony Area:	181.059 sq.ft. (16.821 sq.m.)
External Wall & Column Area:	91.009 sq.ft. (8.455 sq.m.)

2 BHK :

- 2 Bedroom
- 2 Toilets
- 3 Balconies
- 1 Utility

SUPER AREA
1115
sq.ft



Carpet Area as per RERA:	598.300 sq.ft. (55.584 sq.m.)
Balcony Area:	192.921 sq.ft. (17.923 sq.m.)
External Wall & Column Area:	92.171 sq.ft. (8.563 sq.m.)

2 BHK :

- 2 Bedroom
- Study Room
- 2 Toilets
- 3 Balconies
- 1 Utility

SUPER AREA
1225
sq.ft



Carpet Area as per RERA:	685.638 sq.ft. (63.698 sq.m.)
Balcony Area:	193.868 sq.ft. (18.01 sq.m.)
External Wall & Column Area:	90.804 sq.ft. (8.463 sq.m.)

3 BHK :

- 3 Bedroom
- 2 Toilets
- 3 Balconies
- 1 Utility

SUPER AREA
1355
sq.ft



Carpet Area as per RERA:	780.877 sq.ft. (72.546 sq.m.)
Balcony Area:	193.287 sq.ft. (17.957 sq.m.)
External Wall & Column Area:	102.418 sq.ft. (9.515 sq.m.)

3 BHK :

- 3 Bedroom
- 3 Toilets
- 3 Balconies
- 1 Utility

SUPER AREA
1500
sq.ft

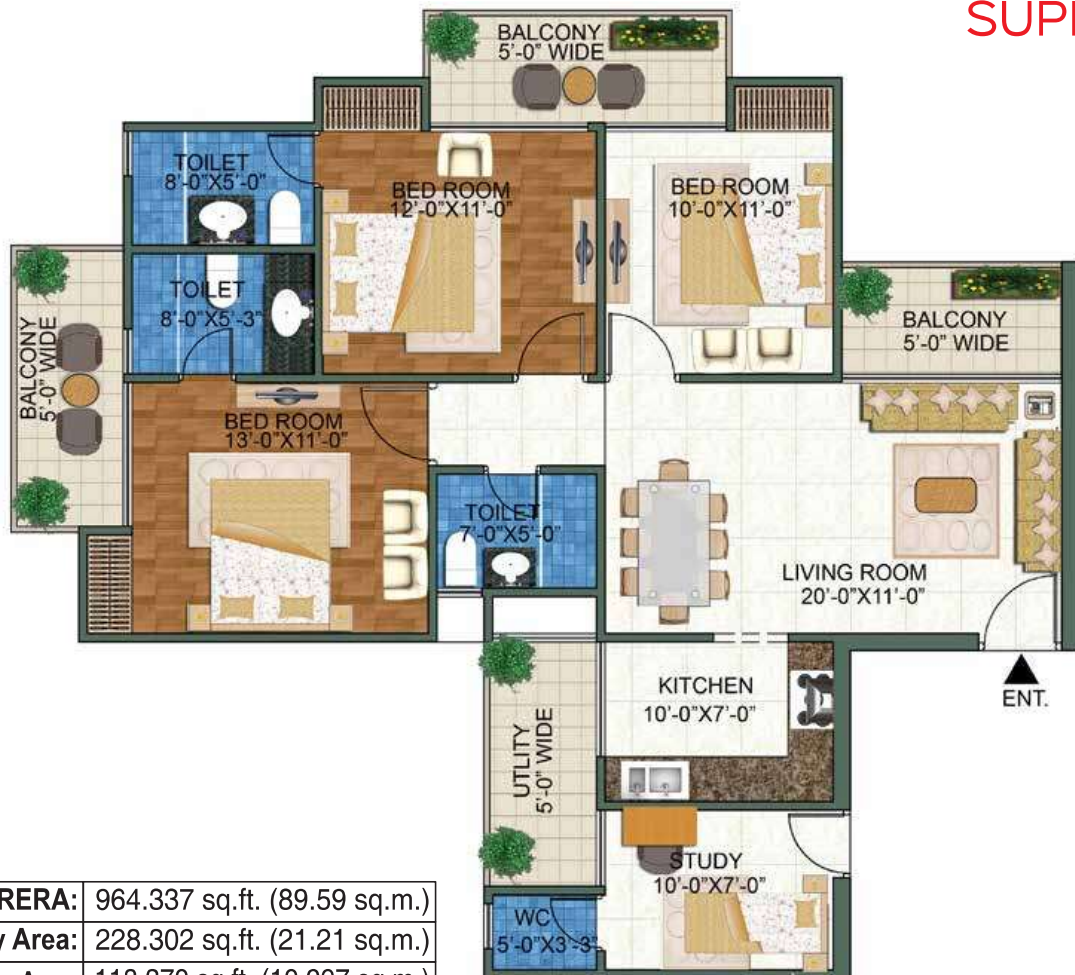


Carpet Area as per RERA:	868.840 sq.ft. (80.718 sq.m.)
Balcony Area:	211.833 sq.ft. (19.68 sq.m.)
External Wall & Column Area:	103.452 sq.ft. (9.611 sq.m.)

3 BHK :

- 3 Bedroom
- 1 Servant Room
- 3 Toilets
- 3 Balconies
- 1 Utility

SUPER AREA
1656
sq.ft



Carpet Area as per RERA:	964.337 sq.ft. (89.59 sq.m.)
Balcony Area:	228.302 sq.ft. (21.21 sq.m.)
External Wall & Column Area:	118.370 sq.ft. (10.997 sq.m.)

2/3 BHK APARTMENT'S SPECIFICATIONS (T1, T2, T5 & T6)

Living/Dining Room

Floors: High class vitrified tiles
Walls: POP work on walls and ceiling

Bedroom

High class vitrified tiles
Walls & Ceiling: POP work with
OBD finish
Wardrobe

Kitchen Floors

High class vitrified tiles
Walls: Combination of Glazed tiles 2' above
platform
Counter: Polished Indian granite or Marble slab in
appropriate color
Stainless steel sink
IGL Gas pipeline

Security & FTTH

Provision for an optical fiber network
Three-tier security system
Perimeter security and entrance
Lobby security with CCTV cameras
Fire prevention
Suppression detection and alarm system as per fire norms

Master Bedroom

High class vitrified tiles
Walls & Ceiling: POP work with
OBD finish
Wardrobe

Balconies Floors

Anti skid tiles
Walls: Exterior grade paint on plaster.
Handrail: Combination of Parapet walls and M.S Handrails
as per functional and elevation requirements

Doors & Windows

Sliding external doors made of UPVC
Internal hardwood frames with flush doors

Hardware

High quality hardware from reputed makes
and brands

Electrical

ISI marked copper wiring in concealed PVC conduits
Sufficient light & power provisions for T.V. and phone
in the living room & bedrooms,
Light, Fans in all Bedrooms

Toilet

Floors: Matt finished /Anti skid ceramic tiles
Walls: Glazed/ Matt finished ceramic wall
tiles up to Dado level.
Sanitary: Reputed brands

Super Structure

Earthquake resistant RCC frame structure

External Wall Finishes

External grade Anti Fungal/Anti Algal paint from reputed makes and brands

Safety

State of the art centralized security system
All Lobbies with CCTV cameras
Intercom facility in each apartment

Lift

World-class High Speed Lift



1. Parking
2. Main Entry & Exit Gate
3. Amphitheater
4. Club
5. Main Pool
6. Basketball Court
7. Jogging Track
8. Landscaped Garden
9. Skating
10. Space for Yoga
11. Children Play Area
12. Commercial
13. Commercial Plaza
14. Covered Sitting
15. Badminton Court
16. Water Body
17. Swimming Pool



LOCATION MAP

Location Advantages :

1. Walking distance from Gaur City Mall
2. Adjacent to IT Park
3. 0 KM from Ryan International School
4. Surrounded by NCR Largest Commercial Centres
5. 0 KM from Proposed Metro Station
6. 10 Minutes drive from Noida City Centre
7. 5 Minutes drive from NH 24
8. Connected to Faridabad-Noida-Ghaziabad Expressway
9. 10 Minutes from Fortis Hospital, Noida
10. 8 Minutes drive from Sai Mandir, Noida

ROAD MAP

