

CHD

Lifestyle
Prime
For the select few



Elegant. Comfortable. Irresistible!





A township that exudes unmatched elegance & perfection. A township that presents a rare fusion of modern architecture and traditional values. A lifestyle that promises your own space amidst the vast stretches of greenery. An address that fills you with pride and a unique feel of exclusivity. Welcome to the new age living. At CHD city. Enjoy the comfort that's difficult to find elsewhere.

CHD City is strategically located on NH-1, Karnal. Almost by the side of soon to be completed 6 lanes Highway. The location advantage is unique as the township is in close proximity with trading hubs and happening places like Ambala, Kurukshetra, Panipat, Yamuna Nagar, etc.

Also, famous Karna Lake, Haveli Restaurant, Karnal Golf Course & Delhi Public School are conveniently connected. You'll never be away from the centre of activities. CHD City, in fact, presents a captivating spectacle of wonderful planning, unique design and quality construction.

Add to the above, the world-class facilities that dot the township. From well manicured parks, swimming pool to a modern health club and gym. From a refreshing jogging track to the rejuvenating fragrance of flowers, life at CHD City is what you call heavenly. Not to mention the multilayer security that remains vigilant day & night so that you enjoy the worriless sleep.

All this brought to you by CHD Developers, who have the penchant for excellence and uncompromising when it comes to the quality.

Picturesque Township - World Class facilities



ARTISTIC IMPRESSION OF LIFESTYLE PRIME.

OPTIONS *for the select few*

SECOND FLOOR 2BDR

FIRST FLOOR 2BDR -----

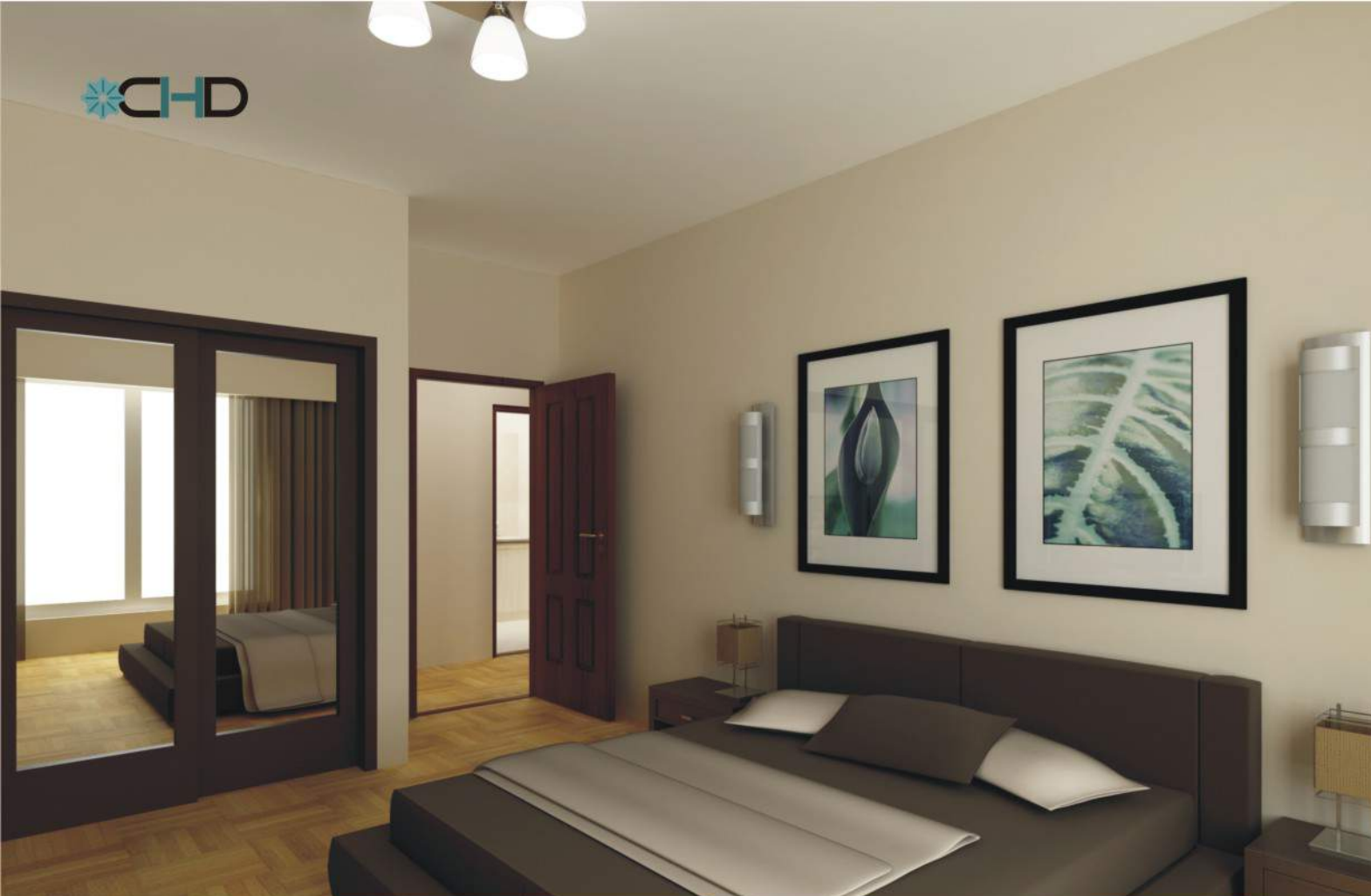
GROUND FLOOR 3BDR

Prime Independent Floor (Features)

Terrace Rights + Utility Balcony attached to the Kitchen + Wide Balcony in front

Large Personal Terrace in front + Utility Balcony attached to the Kitchen + 2 Rear Balconies

Front & Rear Lawn + Utility Area attached to the Kitchen + Large front Verandah



A Home is a reflection of your tastes,
your likes & happiness...
a style statement, with intricate detailing
taken care of. Where you don't
compromise with quality & finesse.



Prime Independent Floors

Elegant design, Comfortable space...



The floors are uniquely designed, and
come with large bedrooms, latest Kitchen
settings, where cooking becomes
interesting. Providing you the finest.





Lifestyle Prime - A luxurious life in the midst of nature!

CHD brings you luscious surroundings, adding serenity to your environment. Awe inspiring views in and around the CHD City township. Laced with all the metro /modern amenities and comforts, the Lifestyle Prime independent floors are only for the select few for whom quality matters the most.



A Perfect Blend of Nature & Modern Architecture.

From spacious to petite, we have given dedicated attention while designing each & every home, all flats are east-west facing, with high tech 24x7 power back up*, latest pre-paid card system & dedicated car parking area for each floor.

CHD knows how much you cherish your sweet home. No stone is left unturned to ensure total security for your home. We provide you with three tier security system & alarm system. You can now peacefully retire to bed, or go on vacations with complete relaxation.

Other Amenities & Facilities:

- Upcoming commercial hub within township :
 - Karnal Business Center
 - CHD Shopping Plaza
- Hospitals & Nursing Homes
- Hotels
- Educational Centers
- 5 Acres of Central Park
- Swings, Slopes & Landscapes Gardens
- Indoor & Outdoor Games Center
- Yoga & Meditation Room, Massage Parlours, & much more...





CHD: A new benchmark in the real estate

CHD Developers Ltd, a 20 year old BSE listed, ISO 9001:2000 certified company, has developed and delivered some of the well known landmarks in NCR. Including the ongoing projects, within a few months CHD would be delivering over 1,200,000 SqFt of built up area in NCR, Tier-I & Tier-2 cities, covering both Commercial & Residential segments.

With the focus on innovative designs, application of contemporary architecture & world class facilities, CHD is committed to delight customers by delivering lasting value.

CHD City :

An integrated 128-acre township is located right on NH-1 at an equidistant of 120-km from NCR & Chandigarh. The mega township has a large central park covering over 5 acres. What's more, this is connected by wide roads, has 100% power backup, and very modern 24X7 security system.



These are some of the other limited edition projects launched by company and have been a run away success.

CHD PLAZA

An emerging built up commercial complex located right at the entrance of CHD City.

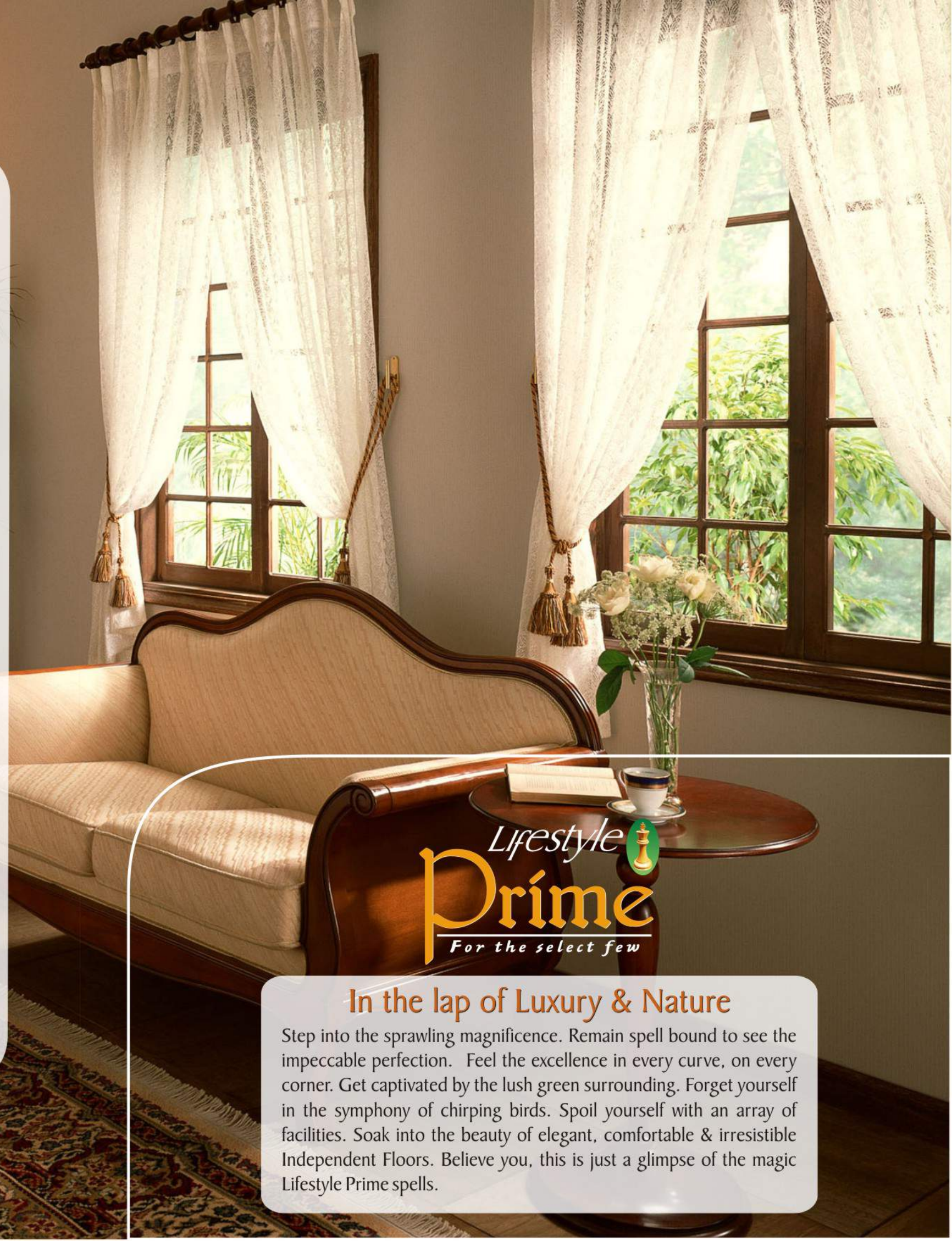
Caters to a market of 30,000 - 35,000 prospective residents.

Ideal for business establishments such as Departmental Stores, Restaurants, ATMs and for self employed professionals such as Tours & Travel Agencies, Beauty Parlours, Telecom Retail Outlets, Medical Labs and more.



Some other delivered projects are:

- Gayatri Lok, Haridwar
- Shri Krishna Lok, Vrindavan
- Capital Exim Centre, New Delhi
- Anchal Plaza, New Delhi
- Capital Chambers, New Delhi
- Capital Plaza, New Delhi
- Gaurav Towers, New Delhi



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In the lap of Luxury & Nature

Step into the sprawling magnificence. Remain spell bound to see the impeccable perfection. Feel the excellence in every curve, on every corner. Get captivated by the lush green surrounding. Forget yourself in the symphony of chirping birds. Spoil yourself with an array of facilities. Soak into the beauty of elegant, comfortable & irresistible Independent Floors. Believe you, this is just a glimpse of the magic Lifestyle Prime spells.

Independent Floors

RATE LIST
(with effect from-1.2.2010)

FLOOR	SUPER AREA & TYPE	BASIC SALE PRICE (BSP)*
GROUND	1145 Sq. Ft./ 3 BDR	Rs. 20,65,000.00
FIRST	1042 Sq. Ft./ 2 BDR	Rs. 14,55,000.00
SECOND (With Terrace Rights)	1042 Sq. Ft./ 2 BDR	Rs. 15,05,000.00

PAYMENT SCHEDULE

CONSTRUCTION LINK PLAN	PAYMENT
On Booking	10% of BSP
Within 60 Days of Booking (allotment)	10% of BSP
On Commencement of Construction	10% of BSP + 50% of PLC
On Completion of DPC	10% of BSP + 50% of PLC
On Slab Casting of Ground Floor	10% of BSP
On Slab Casting of First Floor	10% of BSP
On Slab Casting of Second Floor	10% of BSP
On Brick Work	7.5% of BSP
On Plumbing Work	7.5% of BSP
On Plastering	5% of BSP
On Flooring	5% of BSP
On Intimation for Possession	5% of BSP

A. DOWN PAYMENT PLAN - 10% Discount

On Booking	10% of BSP
Within 45 Days of Booking	75%(85-10) of BSP + 100% of PLC (if any)
On Intimation for Possession	5% of BSP + IFMS + Other Charges (if any)

PREFERENTIAL LOCATION CHARGES (PLC)

A. East Facing Floor	Rs.50/- sq. ft
B. Corner Floor	Rs.75/- sq. ft
C. Floor abutting 18, 24 & 30 mts.	Rs.100/- sq. ft.

*Additional Charges (on BSP)

- * Interest free maintenance security (IFMS) will be charged extra @ Rs.40/- per Sq.Ft.
- * Stamp duty, registration fee, legal and documentation charges will be charged extra.

Note :

- * Cheque / Bank Draft to be made in favour of M/s. CHD Developers Ltd.
- * The BSP of Floor inclusive of 1 open CPS on ground floor & EDC/IDC Charges.
- * Prices mentioned above are subject to change/revision at the sole discretion of the Company.
- * The above rates are not inclusive of Electricity, Water & Sewer Connection Charges and additional facility shall be charged extra.
- * Prices, Terms and Conditions stated herein are merely indicative with a view to acquaint the applicants and are not exhaustive.

*Additional Charges (on BSP) extra



1

GROUND FLOOR PLAN

SCALE - 3/16" = 1'-0"

SUPER BUILT UP AREA = 1145 SQ.FT.



1

FIRST FLOOR PLAN

SUPER BUILT UP AREA = 1042 SQ.FT.



1 SECOND FLOOR PLAN
SUPER BUILT UP AREA = 1042 SQ. FT.



1 TERRACE PLAN
TERRACE AREA = 689.49 SQ.FT. WITH SECOND FLOOR

Living / Dining / Lobby	
Floor	Premium Vitrified Tiles
Walls and Ceiling	Oil Bound Distemper (OBD) of Designer's Shade
Connection	TV & Telephone Ports and AC Sockets
Bedroom	
Floor	Premium Vitrified Tiles
Walls and Ceiling	Oil Bound Distemper (OBD) of Designer's Shade
Wardrobe	Provision made for Wardrobe
Connection	TV & Telephone Ports and AC Sockets
Kitchen	
Floor	Premium Vitrified Tiles
Walls	Dado up to 2ft Height, above the Counter and Balance in OBD
Ceiling	Oil Bound Distemper
Fittings / Fixtures	Premium CP Fitting, Stainless Steel Sink
Cooking Counter	Mirror Polished Granite Counter
Provisions	Provision for Exhaust Fan & Geyser
Front and Rear Verandah / Balconies	
Floor	Ceramic Anti-Skid Tiles
Wall	Modular Exposed Brick / Texture Permanent Finish
Toilets	
Floor	Combination of One or More Anti-Skid Premium Ceramic Tiles
Dado	Combination of One or More of Glazed Ceramic tiles up to 7ft Height
Fittings / Fixtures	Standard C.P. Fittings, European WC & Wash-basin
Joinery	
Internal Doors	Solid Hardwood Frame with Factory Made Flush Doors with Paint
Main Entrance Door	Solid Hardwood Frame with Factory Made Flush Doors with Paint
External Doors and Windows	UPVC / Aluminum Frame and Shutters
Electrical	Standard Modular Switches and Copper Wiring in Conceal Conduits
Plumbing	G.I. Piping for Water Supply Inside the Toilets and Kitchen
Sanitation	SWR/CI or UPVC Pipes for Soil and Waste
External	
Elevation	Contemporary Elevation with Designer Features
Walls	Modular Brick Finish / Plaster Finished with External Paint of Pleasing Color Scheme
Landscape	Front and Rear Lawns Soft Landscape
Common Area / Staircase	Kota Stone/ Marble Floor Finishes
Structure	Earthquake Resistant Structure-Responsive to Earth Tremors