GAURS
your own world

GAUR

AIROCITY

GHAZIABAD

A HOMECOMING

A GIANT LEAP OF PROGRESS

Project Rera Registration No.: UPRERAPRJ663149, UPRERAPRJ941355 | www.up-rera.in

A SAGA OF EVOLUTION & PROGRESS

Gaurs homecoming at **Ghaziabad** is a personification of the adage, 'Life comes full circle'. We started our eventful journey from this place. The sapling planted by our Founder Shri B L Gaur has bloomed into a sturdy tree and is today one of the forerunners in the Real Estate sector in the Delhi-NCR region. We have delivered over 65+ commercial and residential projects comprising of almost 6.5 million sq. mtr. (65 million sq. ft.) of developed area till date and many more are in various stages of development.

Under the capable leadership of our CMD Mr. Manoj Gaur, the Group has carved a niche for itself in the Residential, Commercial as well as Retail spheres. We are recognized for our excellent construction quality and timely delivery.

The Management's dedication to developing a value driven business ethos which is focused on customer delight has been the driving force behind the unprecedented success of the Group. Today the group stands for unwavering commitment, reliability and integrity; the support and appreciation of its customers bears ample testimony to this. Our zeal for contributing towards the betterment of society reflects in our approach towards Education under the guidance of Mrs. Manju Gaur. We are involved with numerous activities especially targeted towards the upliftment of the girl child and ensure that we are instrumental in transforming lives.

It is a matter of immense pride and joy for us to return to our roots and contribute manifold to Ghaziabad's progress. All the knowledge and learning that we have acquired during our momentous journey will help us in our vision for this place which has always remained close to our heart.

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*All the information mentioned above has been taken from newspaper reports, websites and various news portals.

Image for reference only

GHAZIABAD
CRADLE FOR THE GAURS GROUP
A GLIMPSE INTO ITS HISTORY

Situated in the fertile plains of Hindon, a tributary of the river Yamuna, Ghaziabad traces its history back to Harappan civilisation. The place has been a witness to the evolution of human civilization and multiple conquests in Indian history.

The origin of present day Ghaziabad traces back to Ghaziuddin Nagar which was named after Ghaziuddin Feroze Jung, an important general in Mughal Emperor - Aurangzeb's Army.

After India was granted independence by the British, Ghaziabad was a tehsil of Meerut, a city in Uttar Pradesh. In 1976, then Chief Minister Mr. ND Tiwari declared it as a district.

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Image for reference only.

GHAZIABAD
AN INDUSTRIAL CENTRE- THE PROGRESS REPORT

Ghaziabad was always one of the important industrial centres of Uttar Pradesh, included in the city regions of Delhi (NCR-National Capital Region) and sharing its borders with Noida & Faridabad.

Steel was the first industry to contribute to the economic progress of the city. Apart from Steel, the production units include **Cloth, Transport, Instrumentation, Farm Merchandise, Tobacco Production, Ceramics, Pottery, Industrial Machinery, Equipment, Electrical & Electronic Products**.

With the spillover effect of industrialisation in Noida & Greater Noida, Ghaziabad rose as a major residential location for IT/ ITEs in early years of 2000. **Land Developers could buy land directly from the farmers and this factor played a huge role in its rapid progress**. Commonwealth Games organized in 2010 also became an additional factor.

Soon the city became a major centre of residential and commercial activities.

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Image for reference only.



PRESENT DAY **GHAZIABAD**
CONTRIBUTING FACTORS
A NEW ERA OF PROGRESS

Ghaziabad, one of India's most upcoming Smart Cities, is steadily emerging as the preferred destination for the upwardly mobile who want to enjoy all the perks of urban life without the associated pains. As the established urban centres and metropolitan cities like Delhi, Mumbai, Kolkata, Chennai are tremendously overcrowded and bursting at the seams, Ghaziabad, with its tremendous development in infrastructure, is emerging as a hot favourite.

Better connectivity through RRTS, Expressways, Metro and development of HIndon Airport have given a major thrust to the growth of Ghaziabad.





The Eastern Peripheral Expressway (EPE) or Kundli - Ghaziabad - Palwal Expressway

A 135 km long 6-lane wide expressway that starts from the Western Peripheral Expressway at Kundli, Sonipat, passes through Baghpat, Ghaziabad and Noida districts in UP and Faridabad district in Haryana.

Metro Connectivity

The first operational metro route - Red line was extended to cater ever growing demand of Ghaziabad. Today, Ghaziabad has following 7 red line metro stations. Shaheed Nagar, Raj Bagh, Major Mohit Sharma, Shyam Park, Mohan Nagar, Arthala and Hindon River.

Images for reference only.

*All the information mentioned above has been taken from newspaper reports, websites and various news portals.

HINDON AIRPORT- A NEW CHAPTER OF PROGRESS

An Indian Airforce base meant to protect Delhi from enemy air strikes, Apart from the military base, Hindon Airport is also developed as a domestic base by Airport Authority of India (AAI) under the regional connectivity scheme, "Ude Desh ka Aam Nagrik". This step is being taken to reduce the load from IGI - Indira Gandhi at International Airport, Delhi.

Hindon Air Force Station at Ghaziabad, Uttar Pradesh opened up its doors for civil flights which are operated by the Airports Authority of India.

As on today flights for Pitthoraghar, Kalmurgi and Hubli are operational from Hindon airport.

It is close to industrial areas in Ghaziabad. It's proximity to educational institutions, hotels, malls and multiplexes offer better connectivity to all.

With another International Airport NIA-Noida International Airport at Jewar, this will be connected to the world's aviation network too. The air connectivity will prove to be a major thrust for the economic development of the region.

Apart from these projects, Ghaziabad is setting a good example as far as other facilities are concerned like Proper Garbage Disposal, Increase in Green Cover, Maintenance of Highways and Roads etc which have expedited the rate of progress.



Image for reference only.

*All the information mentioned above has been taken from newspaper reports, websites and various news portals.

AND
WE MAKE
A COMEBACK
WITH A HUGE
TOWNSHIP



PRESENTING

GAUR AIROCITY GHAZIABAD

GAURS' GRAND RETURN

GENESIS OF COLOSSAL PROGRESS

Gaur Airocity Ghaziabad, the grand new township from the group, enjoys one of the best locations due to its close proximity to the Hindon Airport. Incorporating the best advancements in architectural design and technology into the construction, it will ensure that the residents would be able to enjoy total luxury and world class amenities amidst beautiful green surroundings. A boon for the entire family due to its well planned and structured development comprising of Residential Areas, designated Commercial Centres and Social Housing Areas. All aspects of modern living whether civil and constructional, social, cultural or environmental have been meticulously taken care of while planning this project.

The project will have a world-class infrastructure consisting of Well-Constructed Roads, adequate Street Lights, Foolproof Security Systems and Recreation areas. It will have designated Commercial Areas consisting of Shops, Retail Outlets, Restaurants etc which will not be just be convenient but offer immense employment opportunities.

Gaur Airocity Ghaziabad will be the perfect place to live and shop in Ghaziabad, ensuring a hassle free work and family life for all its residents. It consists of the following:

GAUR AERO MALL
A WORLD OF SUCCESS

Gaur Aero Mall will be a world in itself with top retail outlets. A masterfully created commercial centre that will capture the hearts of visitors and will quickly become a 'happening' location. Conceived with astute planning and boasting of world class amenities, it will set higher standards that will captivate the visitors.

PASSPORT STUDIOS BY GAURS

Passport Studio by Gaurs - A special facility for the convenience of frequent travellers. These well designed Studio Apartments with the modern architecture will reflect our care. We will take the smallest details into consideration as far as our resident's comfort and convenience is concerned, to ensure that they will have a hassle free lifestyle.

GAUR Aero Heights
1 BR APARTMENTS

We have also earmarked a project **Gaur Aero Heights** under the social housing scheme. Being firm believers in Prime Minister Shri Narendra Modi's vision of **'Housing for All'**, we have made it a personal mission to provide affordable housing to as many people as possible. These apartments would be one bedroom with all the modern amenities.



Artistic impression

SEAMLESS CONNECTIVITY TO DELHI

Metro Red line connects satellite town Ghaziabad to Delhi

Close to ISBT Bus terminal

Proximity to 6 lane elevated road

Easy entry from GT Road

Smooth connectivity to NH-24, elevated road, Delhi-Meerut Expressway

Rajendra Nagar Metro station in close proximity



*All the information mentioned above has been taken from newspaper reports, websites and various news portals.

Image for reference only.



GAUR AIROCITY GHAZIABAD

IMPORTANT DISTANCES (APPROX.)

- DELHI BORDER - 2.7 KM
- GT ROAD - 3 KM
- RAJ BAGH METRO STATION - 3 KM
- SAHIBABAD RAILWAY STATION - 5 KM
- MOHAN NAGAR - 5.5 KM
- NEW BUS STAND GHAZIABAD - 8 KM
- ANAND VIHAR ISBT - 10 KM

COMBINED LAYOUT PLAN

(POCKET- 1,2,3)

GAUR AIROCITY GHAZIABAD



Disclaimer: UP Township Infrastructure Pvt. Ltd. : Sanction Layout Map of Master Plan at Pocket-1 (Proj. Gaur Aero Mall & Passport Studios, UPRERA Registration No. - UPRERAPRJ663149), Pocket-2 (Proj. Gaur Aero Heights, UPRERA Registration No. - UPRERAPRJ941355), & Pocket-3, LAND DEVELOPMENT & GRANTHAM YOJNA (AJANTAPURAM) Loni Road, District – Ghaziabad, U.P. Sanctioned by UP Awas Vikas Parishad, Uttar Pradesh. Vide Letter No - 943/M.V.N., Dated - 27.04.2022.



GAUR
AIROCITY
GHAZIABAD

Gaur Airocity Ghaziabad will boast a beautiful blend of state-of-the-art architecture and creativity with a focus on sustainability. It will provide a luxurious lifestyle to its residents and all the modern amenities to facilitate comfort and convenience.


FOR
COMMERCIAL
PROGRESS



Artistic impression

PRESENTING

GAUR AERO MALL
A WORLD OF SUCCESS

RETAIL STAR OF THE REGION

USHERING A NEW ERA OF PROGRESS

Strategically located at Gaur Airocity Ghaziabad, Gaur Aero Mall is in close proximity to Hindon Airport and is at a walking distance from the main gate of the terminal.

Spread over a huge area, it will have the premier brands of Fashion & Lifestyle, not to mention all the best names in Restaurants and Fine Dining. An excursion to Gaur Aero Mall would be a fun filled activity for the entire family. A one stop destination for people to gleefully shop at the outlets of premium brands, enjoy the food court experience and try out different cuisines, revel in kids' fun activities, a movie date at the multiplex or simply engage in window shopping.



Artistic impression

The ultimate destination to make progress & prosper

Gaur Aero Mall will become an indispensable part of the uber sophisticated lifestyle. The exquisite features will be loved by customers and visitors and will make it a thriving commercial centre.

IMPRESSIVE ARCHITECTURE

Structured to withstand all types of weather conditions over years.

APPEALING INTERIORS

Well designed spaces that will radiate positive vibes and contribute to commercial success.













Images for reference only.

AMPLE PARKING SPACE

A vital component in the success of any commercial space to take care of visitors' convenience.

24 HOURS SECURITY

CCTV cameras and security personnel to ensure peace of mind for owners, staff and visitors alike.

PROVISION TO COMBINE OUTLETS

To offer more flexibility in terms of floor space and design as well as amenities.

GAUR AERO MALL
A WORLD OF SUCCESS



AN EXCITING JOURNEY TO PROGRESS BEGINS WITH





RETAIL SHOPS



MOVIE SCREENS





KIOSKS



RESTAURANTS

Images for reference only

GROUND FLOOR PLAN



FIRST FLOOR PLAN





Artistic impression

SPECIFICATIONS

GAUR AERO MALL
A WORLD OF SUCCESS

FLOOR DESCRIPTIONS

TOTAL NO. OF SHOPS	474 (Approx.)
TOTAL NO. OF KIOSKS	101 (Approx.)
TOTAL NOS. OF FLOOR	One Basement Ground Floor First Floor Second Floor

NO. OF SHOPS PER FLOOR

BASEMENT (L.G.F)	Anchor Retails Hyper Market, Total Hall = 04 (Approx.)
GROUND FLOOR	Total Shops - 360 (Approx.), Total No. of Kiosk - 73 (Approx.)
FIRST FLOOR	Multiplex 6 Screens +2 Banquets with Terrace +Restaurants (08 Nos.) Open Private Courts & Private Terraces, Total Shops – 114 (Approx.) Total No. of Kiosk - 28 (Approx.)

VITAL PROJECT RELATED INFORMATION

AIR CONDITIONING	DX Water Cooled Compressor will be installed. Air-Conditioning Unit for shops, Retails Areas, Anchors etc. will be charged extra as Per market rate.
CEILING HEIGHT	4.6 m Clear Height under slab for Basement 1 (Parking) 5.75 m (18'-9") approx. Clear Height under slab for Ground Floor & 1st floor.

COMMON LIFTS AND ESCALATORS

SEPARATE LIFTS	4 Nos. Lifts for Shopping Area.
SPECIFICATION OF LIFTS	SS Finish for Inside and Outside (As per Manufacturer).
ESCALATORS	4 Nos. of Escalators for Ground Floor to First Floor for upward & Downward movement.

LOBBY AND COMMON AREAS

FLOORING	Stone flooring/ Tiles Flooring.
CEILING	Exposed RCC Roof with running Services Area.
WALLS & PAINTING	Dry wall Partitions with OBD up to beam bottom.
RAILING	M.S Railing in Internal Area & Glass Railing in External Area
ELECTRICITY	Common Area Electrical works with Corridor Lighting.
FIRE FIGHTING	As per Fire NOC.
STAIRCASE	Stone Flooring/ Tile Flooring.

COMMON TOILETS

Male, Female and Specially-abled

FLOORING	Tiles Flooring.
PAINTING	OBD Paints
WALL CLADDING	Tiles Cladding on Dado up-to 8'-0" height.
WC	European WC Wall Mounted.
CP FITTING	Chrome Plated.

SHOPS /FOOD OUTLETS

FLOORING	Concrete flooring.
WALLS	75mm thick dry wall partition (No paints)
CEILING	R.C.C Roof (No Plaster)
DOORS	M.S Rolling Shutters fixed from inside of the shop front.
ELECTRICITY	Metered electricity dual meter with electric point cable till shop.
FIRE FIGHTING	As Per Fire NOC.

BASEMENT AREA

FLOORING	Finishing (Concrete)
LIGHTING	Tube Light/Ceiling Mounted LED Light Fixture.
COMMON PARKING	As per sanction Drawing on paid basis
RAMP	Trimix Concrete Flooring.

LANDSCAPING

HARD LANDSCAPE	Tiles/Trimix Concrete/ Pavers/Kerb Stone/ Chequered Tiles.
SOFT LANDSCAPE	Natural Grass/Artificial Grass Pad/Shrubs/ Plants/Trees.
LIGHTING	Pole Light

ESS AND DG (MAX. CAPACITY)

DG SET	Backup for common areas lighting and essential services. Backup also for individual customer on paid basis.
TRANSFORMER	As per Load Requirement.

STP

CAPACITY (IN BASEMENT)	270 KLD - 01 No. (in Basement)

ELECTRICITY PANEL

IN BASEMENT	As per Design. (Area Approx. 130 Sqm).

RESIDENTIAL
PROJECT
PERFECT
FOR
FREQUENT
TRAVELLERS





Artistic impression

PRESENTING

PASSPORT STUDIOS BY GAURS

If you are someone who lives out of a suitcase, **Passport Studios by Gaurs** will be the ideal residential destination for you. It will offer elegantly designed Studio Apartments (one room apartments) with a host of amenities. It will also bring all the other facilities of Gaur Airocity, Ghaziabad to the table and that makes it one of the most comfortable and conveniently located residential location in Ghaziabad.

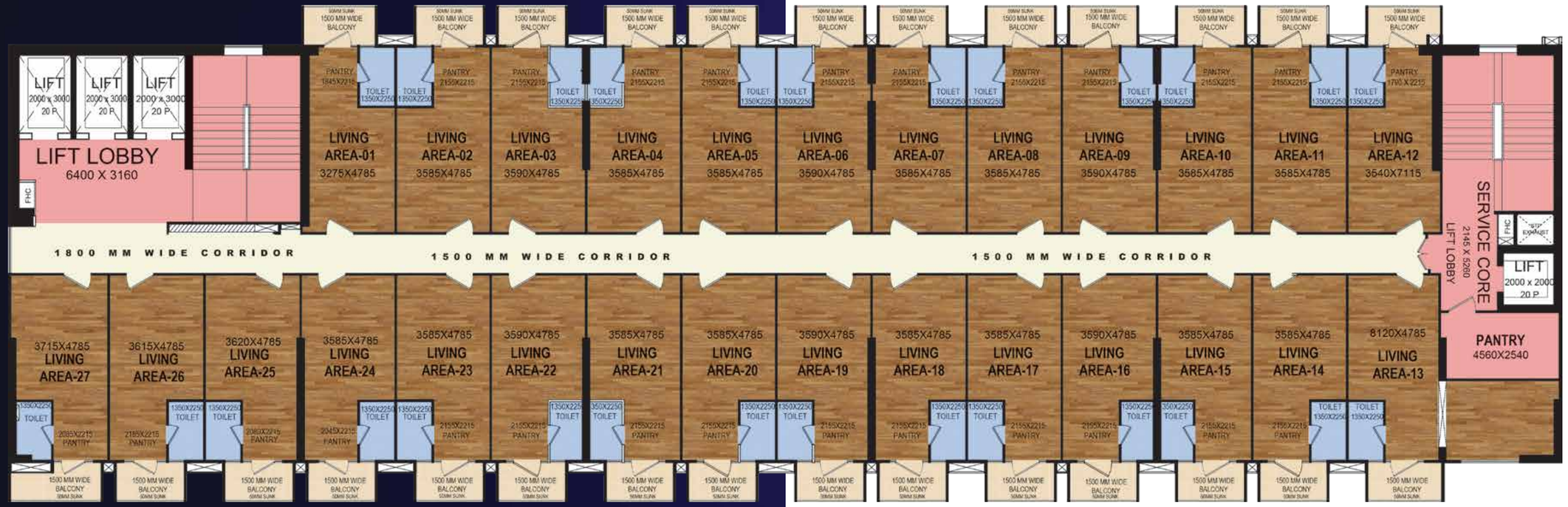
Passport Studios by Gaurs is an ultra-modern concept for an unmatchable experience of contemporary living.

Modishly built, it offers 1 Bedroom studio apartments of 41.81 sq.mt. (450 sqft.) super area. It is a pinnacle of engineering excellence amd conceptualising brilliance making it every modern city dweller's dream.

Passport Studios by Gaurs having all the advantages of its location is one of the most favourable destinations for home buyers and investment opportunities.

TYPICAL FLOOR PLAN

PASSPORT STUDIOS BY GAURS



TYPICAL FLOOR - 3rd TO 12th (03-12)

TOTAL NO. OF FLOORS 10

TYPICAL UNIT PLAN

PASSPORT STUDIOS BY GAURS



TOTAL SUPER AREA 41.81 SQ.MT. (450 SQFT.)	
CARPET AREA	25.51 sq.mt. (274.56 sqft.)
EXTERNAL WALL AREA	1.23 sq.mt. (13.23 sqft.)
BALCONY AREA	4.12 sq.mt. (44.33 sqft.)
TOTAL COVERED AREA	30.85 sq.mt. (332.11 sqft.)
AVG. CIRCULATION & SERVICE PER UNIT	10.95 sq.mt. (117.87 sqft.)
NET SUPER AREA	**41.81 sq.mt. (450 sqft.)**

*Disclaimer: The furniture and accessories shown in the unit plan above are indicative and used for illustrative purposes only.



Artistic impression

PASSPORT STUDIOS BY GAURS

SPECIFICATIONS

TOTAL NO. OF UNITS	270 Units (from 3rd to 12th floor)
TOTAL NOS. OF FLOOR	10 (3rd, 4th, 5th, 6th, 7th, 8th, 9th, 10th, 11th, 12th floor)

NO. OF UNITS PER FLOOR

ALL FLOOR	27 Units each floor

VITAL PROJECT RELATED INFORMATION

AIR CONDITIONING	Only Provision of split AC in suites
FLOOR TO FLOOR HEIGHT	3000mm Approx. Floor to Floor (As per Sanction)

LIFTS

SEPARATE LIFTS	3 Nos. of Lifts shared by Banquet & Community Services + 1 Service Lift
SPECIFICATION OF LIFTS	SS Finish for Inside and Outside.

LOBBY AND COMMON AREAS

FLOORING	Granite flooring/Vitrified Tiles Flooring.
CEILING	Exposed RCC with running Services.
PAINTING	OBD Paints and Exposed Services.
RAILING	M.S Railing with S.S Hand Rails.
WALLS	Plastered Walls with Tile, Dado upto 4'-0" with Paint Above.
ELECTRICITY	Common Area and Corridor Lighting.
FIRE FIGHTING	As per Fire NOC.
STAIRCASE	Granite/Tile Flooring.
LIGHTING	Tube Light/Ceiling Mounted LED Light Fixture.

FLOORING	Vitrified Tiles Flooring.
WALLS	100MM Block Work with Plastered Surface and OBD.
CEILING	Exposed RCC Ceiling.
DOOR AND WINDOWS	Internal - Marandi Wooden Frame with laminated flush doors. Outer - Aluminium Powder Coated/UPVC.
ELECTRICITY	Copper wire in PVC Conduit with MCB Supported Circuits and Adequate Power and Light Points in Wall and Ceiling. MCB Make - Legrand, L&T, Havells or Equivalent. Copper Wire Make - Tycon, HI AGE, Corus or Equivalent. Switch & Sockets make - Anchor or Equivalent.
FIRE FIGHTING	As per Fire NOC
TOILETS	Ceramic Tiles on Wall & Floors. CP Fittings/White Sanitaryware with wall mounted EWC.

BASEMENT AREA

ROAD AND PARKING	Concrete Flooring.
LIGHTING	Tube Light/Ceiling Mounted LED Light Fixture.
COMMON PARKING	As per Drawing. shared with commercial.
RAMP	Trimix Concrete Flooring.
FIRE FIGHTING	As Per Fire NOC.

LANDSCAPING

HARD LANDSCAPE	Tiles/Trimix Concrete/Pavers/Kerb Stone/Chequered Tiles.
SOFT LANDSCAPE	Natural Grass/Artificial Grass Pad/Shrubs/ Plants/Trees.
LIGHTING	As per Design

ESS AND DG (MAX. CAPACITY)

DG SET	Backup for common areas lighting and essential services. Backup also for individual customer on paid basis.
TRANSFORMER	As per Load Requirement

STP

IN BASEMENT	As per Design


RESIDENTIAL
PROJECT
FOR SOCIAL
PROGRESS



Artistic impression

PRESENTING

GAUR Aero Heights

1 BR APARTMENTS

Gaur Aero Heights are modern-day affordable residential apartments under PMAY scheme that will cater to the bustling population of Ghaziabad and beyond. These one-bedroom residential units are a part of Gaur Airocity Ghaziabad and are studded with requisite amenities and features.

These 1-bedroom apartments are at a walking distance from the Hindon Airport Civil Terminal and in the midst of already populated region. The proximity to road, rail and metro connectivity; and other important elements like schools, hospitals etc will make Gaur Aero Heights a very comfortable living.

FIRST FLOOR PLAN

GAUR Aero Heights
1 BR APARTMENTS

GREEN AREA SIDE



GREEN AREA SIDE

NURSERY/PRIMARY SCHOOL SIDE

24.00 MT. WIDE ROAD

NU- NORMAL UNIT
(NU-101 TO NU-150)

UNIT PLAN 1





GAUR Aero Heights
1 BR APARTMENTS

UNIT PLAN 1	
CARPET AREA	26.85 sq.mt. (289.01 sqft.)
EXTERNAL WALL AREA	1.58 sq.mt. (17.00 sqft.)
BALCONY & SERVICE SLAB AREA	3.00 sq.mt. (32.92 sqft.)
COVERED AREA	28.84 sq.mt. (310.43 sqft.)
AVG. CIRCULATION AREA PER UNIT	14.04 sq.mt. (151.12 sqft.)
AVG. SERVICE AREA PER UNIT	3.12 sq.mt. (33.58 sqft.)
NET SUPER AREA	48.59 sq.mt. (523.02 sqft.)

UNIT PLAN 2



GAUR Aero Heights
1 BR APARTMENTS

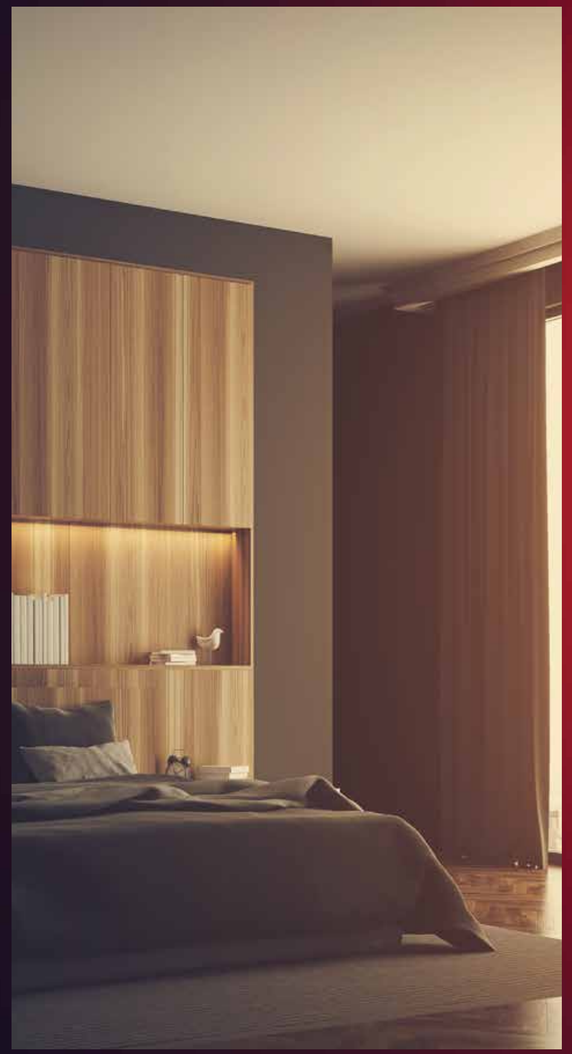


UNIT PLAN 2	
CARPET AREA	26.85 sq.mt. (289.01 sqft.)
EXTERNAL WALL AREA	1.99 sq.mt. (21.42 sqft.)
BALCONY & SERVICE SLAB AREA	3.00 sq.mt. (32.92 sqft.)
COVERED AREA	28.84 sq.mt. (310.43 sqft.)
AVG. CIRCULATION AREA PER UNIT	14.04 sq.mt. (151.12 sqft.)
AVG. SERVICE AREA PER UNIT	3.12 sq.mt. (33.58 sqft.)
NET SUPER AREA	49.00 sq.mt. (527.43 sqft.)

SPECIFICATIONS

CIVIL WORKS

Superstructure	RCC in fill walls with required thickness using Aluminum shuttering.
Kitchen top	Baroda green stone slab Top
Floor/Wall/Tiles	300X300 MM floor tiles of approved make and wall tiles of 200 X 300 MM
Finishing	Outer finishing with 2 coat of apex weather coat with Birla Putty and internal with 2 coat colour wash distemper.
Door Shutter	30mm thick flush Door shutter ISI mark.
Window Shutter	UPVC two track sliding frames with 5.0 mm clear glass
Water Supply & Sanitary	15/20/25 mm Dia B-class CPVC PIPE with all required fittings ISI Mark. Orissa pattern W.C.
Electrification	Copper concealed wiring with PVC conduit pipe in slab and roof.
Points	Light points, Fan points with regulator, 5amp plug points & 15 amp power plugs.



Images for reference only.

GAUR Aero Heights
1 BR APARTMENTS

SPECIFICATIONS

No. of Units	750*
No. of floors	Bas.+ Stilt+ 15th floors

NO. OF UNITS PER FLOOR

1st Floor	50 nos.
2nd Floor	50 nos.
3rd Floor	50 nos.
4th Floor	50 nos.
5th Floor	50 nos.
6th Floor	50 nos.
7th Floor	50 nos.
8th Floor	50 nos.
9th Floor	50 nos.
10th Floor	50 nos.
11th Floor	50 nos.
12th Floor	50 nos.
13th Floor	50 nos.
14th Floor	50 nos.
15th Floor	50 nos.

VITAL PROJECT RELATED INFORMATION

Floor to floor height	2800 mm approx.

LIFTS AND ESCALATORS

Total numbers of lifts	8. (13 Passengers)

LOBBY AND COMMON AREAS

Flooring Ceiling	Vitrified Tile Flooring With finished/leveled with birla putty with 2 coat of colour wash distemper.
Painting	2 Coat of colour wash distemper.
Railing Walls	M.S Railing as per design. RCC shear wall as per design.
Electricity	As per the specification.
Fire Fighting	As Per Fire NOC
Staircase	Baroda green stone/ kota stone/ tiles
Lighting	Tube Light

BASEMENT AREA

Driveway and parking	VDF Trimix Concrete Flooring/Pavers
Lighting	Tube Light
Ramp Trimix	Concrete Flooring
Fire fighting	As Per Fire NOC

LANDSCAPING

Hard Landscape	Tiles/Trimix Concrete/ Pavers/Kerb Stone/ Chequered Tiles.
Soft landscape	Natural Grass/Shrubs/ Plants/Trees.
Lighting	As Per Design

ESS AND DG (MAX. CAPACITY)

DG SET	Backup for common areas lighting and essential services. Backup also for individual customer on paid basis.
Transformer	As Per Load requirement.

STP

Capacity (in basement/LGF)	As Per Requirement

FLOORING & WALL TILES

Floor tiles	300 X 300 mm Floor tiles of approved make and wall files of 200 X 300 mm
Internal and outer wall finish	Internal with 2 coat colour wash Distemper and outer finishing with 2 coat of apex weather coat
Kitchen top	Baroda green stone slab Top

OUTER DOORS & WINDOWS

Outer & Inner Door	As per Passport Studios
Windows	UPVC two track sliding frames with 5.0 mm clear glass.
Ventilator	UPVC single leaf.

ELECTRICAL

Wiring	Copper concealed wiring with PVC conduit pipe in slab and roof.
Points	Light points, Fan points with regulator, 5 amp plug points & 15 amp power plugs.
Earthling	As per requirement of site.

WATER SUPPLY & SANITARY

PIPE	15/20/25 mm Dia B-class CPVC PIPE with all required fittings ISI Mark.
W.C.	Orrisa pattern W.C. pan size 580 MM ISI Mark. 15 mm dia C.P. brass bib cock.

TOILET

Tiles	Ceramic Tiles (300 X 300 mm) on floor of approved make. Ceramic Tiles (200 X 300mm) on wall upto 1500 mm in bath & 900 mm in WC of approved make.
White sanitary ware	Orrisa pattern W.C. pan size 580 mm ISI mark. C.P Fittings Make ISI mark. 15/20/25 mm Dia B- class CPVC pipe with all required fittings ISI Mark.

*Out of 750 units - 603 units will be allotted by UP Awas Vikas Parishad/UP Govt. Specifications of these 603 units will be as per Govt/UPAVP sanction map.

A JOURNEY OF 27 YEARS AN ASTOUNDING PROGRESS

GAURS
your own world

Ever since its inception in the year 1995, Gaurs has been revered as an icon of excellence in the world of real estate. With a burgeoning list of residential projects that encompass high end apartments to highly affordable accommodations occupied by thousands of happy families, Gaurs' stress on customer's trust has become the winning mantra.

The pointed relentless focus on creating a better tomorrow has been the driving force at Gaurs. It is our foresight, eye for perfect locations and excellence in execution that has earned us much-deserved success throughout our long journey. And armed with the confidence and verve to enrich lives, one can safely say that the future belongs to Gaurs.



SMART CITY EMPOWERING INDIA AWARDS 2020
BEST SMART CITY DEVELOPER OF THE YEAR
- GAURSONS INDIA



CNBC AWAAZ REAL ESTATE AWARDS 2018-19
BEST RESIDENTIAL PROJECT AFFORDABLE SEGMENT - NORTH ZONE
- GAUR CITY-2



PMAY EMPOWERING INDIA AWARDS 2019
THE MOST WELL PLANNED UPCOMING PROJECT IN EWS CATEGORY
- GAURS SIDDHARTHAM



TIMES BUSINESS AWARDS 2019
BEST REAL ESTATE DEVELOPER OF THE YEAR
- GAURSONS INDIA



CNBC AWAAZ REAL ESTATE AWARDS 2017-18
BEST RESIDENTIAL PROJECT AFFORDABLE SEGMENT - NATIONAL
- GAUR CASCADES



CNBC AWAAZ REAL ESTATE AWARDS 2017-18
BEST RESIDENTIAL PROJECT AFFORDABLE SEGMENT - NORTH INDIA
- GAUR CASCADES



NDTV PROPERTY AWARDS 2016-17
BUDGET APARTMENT PROJECT OF THE YEAR (2017) TIER 1 CITIES
- GAUR CASCADES



NDTV PROPERTY AWARDS 2016-17
BEST TOWNSHIP PROJECT
- GAUR CITY



CNBC AWAAZ REAL ESTATE AWARDS 2016-17
BEST TOWNSHIP PROJECT
- GAUR CITY

THE HALLMARKS TO OUR CREDIT

ONGOING RERA REGISTERED PROJECTS

Gaur Mulberry Mansions, Gr. Noida (West) UPRERAPRJ7057, UPRERAPRJ4897
KrishnVilas (3rd Parkview) Gaur Yamuna City UPRERAPRJ16103
Gaurs Siddhartham, Siddharth Vihar UPRERAPRJ3935
Victorian Villas (6th Parkview) Gaur Yamuna City UPRERAPRJ15838
16th Parkview Phase-II, Gaur Yamuna City UPRERAPRJ6801
7th Parkview, Gaur Yamuna City UPRERAPRJ16087
7th Avenue, Phase-II, Gaur City, Gr. Noida (West) UPRERAPRJ6695
14th Avenue Phase-II, Gaur City-2, Gr. Noida (West) UPRERAPRJ6742
Gaurs Runway Suites, Gaur Yamuna City UPRERAPRJ351477
Gaur City Center Ph-II, Gr. Noida West UPRERAPRJ4780
Gaur World SmartStreet, (Formerly known as Gaur World Street) Gr. Noida (W) UPRERAPRJ674297
Gaur Lakeshore Villas (1st-A Parkview), Gaur Yamuna City UPRERAPRJ574384
Gaur Waterfront Plots (1st-B Parkview), Gaur Yamuna City UPRERAPRJ235739
Aerocity Yamuna, Gaur Yamuna City UPRERAPRJ342117
The Islands by Gaurs , Gr. Noida UPRERAPRJ734569
Gaur Aero Mall & Passport Studio by Gaurs: UPRERAPRJ663149
Gaur Aero Heights: UPRERAPRJ941355

DELIVERED COMMERCIAL PROJECTS

Gaur Plaza, Shalimar Garden, Ghaziabad
Gaur Residency-Gravity, Chander Nagar, Ghaziabad
Gaur Galaxy-Gravity, Vaishali, Ghaziabad
Gaur Square Govindpuram, Ghaziabad
Gaur Green City-Gravity, Indirapuram, Ghaziabad
Gaur Homes-Gravity, Govindpuram, Ghaziabad
Gaur Heights-Gravity, Vaishali, Ghaziabad
Gaur Ganga-Gravity, Vaishali, Ghaziabad
Gaur Ganga-I-Gravity, Vaishali, Ghaziabad
Gaur Ganga-II-Gravity, Vaishali, Ghaziabad
Gaur Green Vista-Gravity, Indirapuram, Ghaziabad
Gaur Gracious-Gravity, Moradabad
Gaur Global Village-Gravity, NH-24, Ghaziabad
Gaur Grandeur-Gravity, Sector-119, Noida
Gaur Valerio-Gravity, Indirapuram, Ghaziabad
Gaur Cascades-Hi-Street, NH-58, Raj Nagar Extn.
Gaur Central Mall, Rajnagar, Ghaziabad
Gaur High Street (Rajnagar Extn.), Ghaziabad
Gaur Biz Park, Indirapuram, Ghaziabad
Gaur Gravity, Ghaziabad
Gaur City Plaza, Greater Noida West
Gaur City Galleria, Greater Noida West
Gaur City Arcade, Greater Noida West
GYC Galleria, Gaur Yamuna City, Yamuna Expressway
Gaur Atulyam-Gravity, Gr. Noida
Gaur Saundaryam High-Street, Gr. Noida (W)
Gaurs Sportswood Arcade, Sec-79, Noida
Gaur City Center Phase-I, Gr. Noida (W)
14th Avenue High Street, Gr. Noida (W)

DELIVERED RESIDENTIAL ROJECTS

Gaur Residency, Chander Nagar
Gaur Galaxy, Vaishali
Gaur Heights, Vaishali
Gaur Ganga, Vaishali
Gaur Ganga 1, Vaishali
Gaur Ganga 2, Vaishali
Gaur Green City, Indirapuram
Gaur Green Avenue, Indirapuram
Gaur Green Vista, Indirapuram
Gaur Valerio, Indirapuram
Gaur Homes, Govindpuram
Gaur Homes Elegante, Govindpuram
Gaur Grandeur, Noida
Gaur Global Village, Crossings Republik
Gaur Gracious, Moradabad
Gaur Cascades, Raj Nagar Extn. Ghaziabad
Gaur Saundaryam, Gr. Noida (West)
1st Avenue, Gaur City
4th Avenue, Gaur City
5th Avenue, Gaur City
6th Avenue, Gaur City
10th Avenue, Gaur City-2
11th Avenue, Gaur City-2
12th Avenue, Gaur City-2
16th Avenue, Gaur City-2
Gaur Sportswood, Sector-79, Noida
Gaur Atulyam, Gr. Noida
14th Avenue, Ph-1, Gaur City-2
7th Avenue, Ph-1, Gaur City
2nd Parkview, Gaur Yamuna City
16th Parkview Phase-1, Gaur Yamuna City
32nd Parkview, Gaur Yamuna City
Gaurs Platinum Towers, Sector-79, Noida

GAURS INTERNATIONAL SCHOOL

Gaur City-2, Greater Noida (West)
Junior Wing, Gaur City - 2, Greater Noida (West)
Gaur Yamuna City, Yamuna Expressway
Gaurs Siddhartham, Siddharth Vihar, Ghaziabad

DELIVERED RETAIL PROJECTS

Gaur City Mall, Gaur Chowk, Greater Noida (W)
Gaur Central Mall, RDC, Raj Nagar, Ghaziabad

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GAUR

AIROCITY

GHAZIABAD

SITE ADDRESS: Gaur Airocity Ghaziabad,
Plot No. 1-2-3, Ajantapuram, Loni Road, Next to
Hindon Airport Civil Terminal, Ghaziabad - 201005

CORPORATE OFFICE: Gaur Biz Park,
Plot No. 1, Abhay Khand II, Indirapuram,
Ghaziabad (U.P.) 201014 India

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