ALPHA
RESIDENCES

Sector 150, Noida

CONCEIVED BY NATURE. DESIGNED BY US

RAISING THE BAR

We dared to dream. Dream to make well contained and high-quality projects. Dream to change the trust perspective of the industry. Ours is a story we are proud of and which is worth sharing. The journey started in 2003 and since then, we have never looked back. In a short span of time, we have developed and delivered many landmark projects with a cumulative development profile of 27.1 million sq. ft. across all asset classes across the country; be it residential, retail, commercial offices and hospitality projects. Our success stems out of our foundation of key pillars – Trust, Values, Legacy and Vision.

KEY MILESTONES

NOVEMBER 2003
Company establishment

MAY 2004
Launched first residential condominium project

DECEMBER 2005
Launched first integrated township project over 400 acres

JULY 2006
PE investment by Morgan Stanley over $65 million at $350 million

SEPTEMBER 2007
Delivered first commercial office space project ahead of schedule

SEPTEMBER 2007
$70 million investment by a venture capitalist fund & acquisition by an Indian company at $350 million



ONE OF THE DELIVERED PROJECTS: GURGAONONE, SECTOR 84, GURUGRAM

MARCH 2010
Opened first largest format mall of 0.7 million sq. feet area

MARCH 2011
Second largest format mall of 1.10 million sq. feet area

SEPTEMBER 2014
Launched first industrial township project over 147 acres

NOVEMBER 2015
Investment by Blackstone

DECEMBER 2017
Handover of MeerutOne, premium residential project located in NCR

DECEMBER 2017
Handover of GurgaonOne, premium residential project located in NCR

SEPTEMBER 2019
Launched "Alpha Residences", Noida, premium residential project located in NCR

EXPERIENCING JOY IN NATURE

Nature is at the heart of everything we do and proximity to the natural world is linked to elevate our lifestyle and longevity. Alpha Residences is a perfect embodiment of being a part of Nature. We have designed homes which exude a sense of comfort and contentment along with offering an exclusive lifestyle that is crafted for a select few.



Day & Night view of Tower A, B & C and green landscape

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NATURE INSPIRED LIVING

It's living as close to Nature as you can. A premium residential development, Alpha Residences is spread over approximately 6.5 acres of land and offers 3 BHK apartments that are open from all sides. Located in sector 150 in the heart of Noida, every nook & corner at Alpha Residences is inspired by Nature. With a host of modern amenities and 60 % green cover, Alpha Residences is a perfect mix of superior quality and unmatched design structure; a select lifestyle that gives you the best of modernity and serenity. It's time to live the way you've always wanted because at Alpha Residences we continuously strive to Raise the Bar by setting new benchmarks of providing a better living lifestyle.



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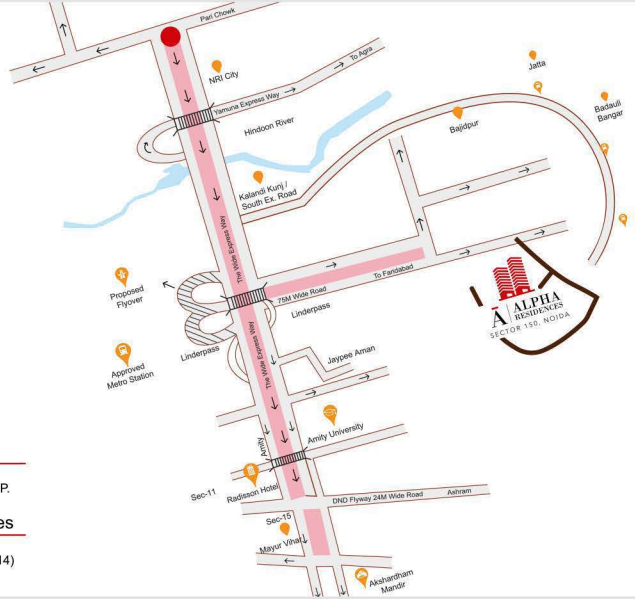
Lcation Map



Location

Sector-150, Noida, U.P.

Geo-Coordinates

(28.425445, 77.489914)

LOCATION	DISTANCE	TIME (in min)
DELHI		
Indira Gandhi International Airport	48	
DND Flyway	26	
Kalindi Kunj	26	
Akshardham Temple	33	
Connaught Place	40	
South-Ex Market	39	
New Delhi Railway Station	40	
GREATER NOIDA		
Pari Chowk	8	15
Max Multi-Speciality Hospital	16	28
Kailash Hospital	9	20
Birla Insitute of Management & Technology	9	19
Shiv Nadar University	24	45
Crowne Plaza	16	26
Radisson Blu Hotel	16	26
Eastern Peripheral Expressway	37	41
YAMUNA EXPRESSWAY (YEIDA)		
Buddh International Circuit (F1 Track)	17	25
NOIDA		
Jaypee Hospital, Noida Expressway	18	25
Amity University	21	30
DLF Mall of India	26	35
The Great India Place	25	34
Sector 18 Metro Station	26	38
Sector 148 Metro Station		10
40 acre Shaheed Bhagat Singh Park (under development)	2	5
Sector 150 Golf Course, Club 150	0	<5



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Great Location, Check

A great lifestyle begins with a great location. Located at Sector 150, the super connected sector of Noida, Alpha Residences is located right on the proposed FNG/ Expressway which is expected to be operational by December 2022, and once that happens, we are just 35-45 minutes from the millennium city Gurgaon. Along with proposed connectivity to South Delhi, the upcoming International Airport Jewar, which is expected to be built within 2 years, is hardly 20 minutes drive from our location. Furthermore, our location is well connected to world-class hospitals like:

- Yatharth Super Specialty
- Kailash Hospital
- Sharda Hospital
- Jaypee Hospital

A great advantage our location is that it's closer to some of the best colleges in India like:

- Amity
- Galgotia
- Sharda
- Bimtech
- I.T.S Engineering college

Some of the best companies in the world are just around the corner which include NTT, WIPRO, IT HUB, Genpact, Advent – KPMG to name a few.



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Choose to Live Green

Take a deep breath every morning at Alpha Residences and you will know how close to nature you are. While everything else has become Urban chaos, Alpha Residences boasts of creating an Urban Forest with more than 500 trees and 60 % Green Area. Wake up to an uninterrupted view of soothing greenery and get a step closer to nature. Not just this but at Alpha residences, we believe in creating a sustainable environment for a better tomorrow for all of us. And Green Buildings, Solar Panels for Lighting, Rain Water Harvesting, Electrical Car Chargers, and Sewage Treatment Plan reflect our commitment towards creating a tomorrow we all will be proud of.

- Urban Forest
- Electric Car Ready Parking
- Green Building
- Rain Water Harvesting
- Solar Panel
- Sewage Treatment



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Live Life, 360 Degree

A good residential complex is all about great design and meticulous planning, and that's what we take pride in. With Alpha Residences having three sides open and nothing to hinder the view, just look around you and you will see everything that your eyes wish to. All apartments come with **large balconies** and offer **natural light and fresh air,** all round the year. **Sports amenities** are designed to offer you a stress-free lifestyle. The reason, our well-appointed **Lifestyle and Leisure club** is designed keeping you in mind. From **Multipurpose hall** to have your friends over for a weekend get-together, **state-of-the-art gymnasium and badminton court** to unwind after a hard day at work, there's a sport for everyone at our Leisure club.

- 4-tier Security System#
- Amphitheatre
- Library & Study Lounge
- Banquet Hall/ Multipurpose room
- 24/7 Power Supply



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Simply Splashtastic

While everything is inspired by nature at Alpha Residences, why should our swimming pool not be? Not just a typical man-made pool, our Oval shaped swimming pool adds to our overall design ethos and comes surrounded with a green stretch; something you would have only seen in those fancy movies. Not just a green surrounding that gives you the feeling of being closer to nature; we have gone a step further providing a waterfall effect - so that every time you take a dip, you just feel like you are in some kind of wilderness, where water flows directly from the mountains and the greenery around you makes it a perfect setting. With a refreshing dip in the pool, you have already started to unwind and ensuring your space and your family's safety in mind, we offer two specially designed swimming pools - for Adults and Kids. Just chill in the sun or take a dip with your entire family, our swimming pools shall soak your senses and give you a truly Splashtastic experience.

ALPHA RESIDENCES
Sector 150, Noida



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Welcome to the City of Sport

There is a reason Noida Sector 150 is known as the sports city, and that is because of the World-class sports facilities this sector offers. We believe when you create something, create the best. Alpha Residences offers not just a basketball court but a court that is as big as the one that is used in NBA. Sounds unbelievable? Well, another thing that simply reflects our belief; because we don't believe in cutting corners but creating the best and Raise The Bar. We aim to elevate your lifestyle that is not only about living inside the four walls. Not just this, there is a full-fledged cricket stadium and a football field just a few meters away and just in case you want to Tee-Off in style, there's a 9 hole golf course with a 3.5 acre club with a host of sports facilities like swimming, pool, and a badminton court to name a few.

Cricket

Badminton Court

Football

Golf

Swimming Pool

Basketball



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Tailor Made for Seniors

As part of our philosophy and culture, we give great thought as to provide better spaces for our seniors, whose contribution to our society cannot be measured. And therefore we have specially designed the project to cater to the happiness and accessibility of our respected senior residents.

These include Wheelchair/ Handicap Accessible Homes, Ramps within the society for easy access to various zones like the club, garden, etc. Urban forest for the stress-free morning and evening walks, stretcher ready lifts; we have looked into smallest of details at Alpha Residences to make sure our senior residents live stress-free life they truly deserve.

Play it Cool

The best part of life is childhood. Children with happy memories and experiences go a long way in becoming responsible and successful adults. At Alphacorp, we take special care to ensure that children are happy and meaningfully occupied. We have carved a very special open-air dedicated play area that is safe and secure as also offers a stimulating play environment. After all, there are special perks of being a child. Schools closer to residences ensure that children do not spend wasteful time in commuting and that time can be utilized for learning new skills, sports and hobbies. World-class educational institutions for your kids like Lotus Valley, DPS, G.D. Goenka, Shiv Nadar Ryan International, Pathways, and Gyan Shree are located at just 10 minutes' drive.



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A Pet Paradise

At Alphacorp, we understand that pets are a part of many households and we thought that at Alpha Residences, we should create something exclusive for the pets. We care for your pets as much as you do and want to make sure that they should have freedom to play and run, which is essential for any pet, especially when as part of community living, there are not enough spaces for pets. Keeping this in mind, we have created a dedicated Pet Park where you can take them for their morning/evening strolls or take them if they are feeling playful. We promise you; your pets are going to fall in love with all over again. After all, the PAWTY has just started.


PHASE - I
PHASE - II
FUTURE DEVELOPMENT
Disclaimer: Artistic Impression: Indicative in nature and is for general information purposes only

PHASE - I

PHASE - II

Site Map



LEGEND: RESIDENTIAL:

1. ENTRY/ EXIT GATES
2. EMERGENCY ENTRY/ EXIT GATE
3. TOWER DROP-OFF
4. PERIPHERAL JOGGING TRACK
5. ENTRANCE COURT
6. WATER FEATURE WITH SPOUTS
7. MOUND WITH DENSE PLANTATION
8. PATHWAY/ JOGGING TRACK
9. OUTDOOR SITTING AREA
10. ENTRY THROUGH PERGOLA
11. GARDEN PAVILIONS (2 NOS.)
12. BASKETBALL COURT
13. OUTDOOR GYM
14. KIDS' PLAY AREA
15. AMPHITHEATRE
16. TENSILE CANOPIES
17. CENTRAL LAWN
18. WATER CASCADE
19. SITTING UNDER TRELLIS
20. REFLEXOLOGY PATH
21. PET GROOMING AREA
22. DOG PARK
23. YOGA/ MEDITATION GARDEN
24. PATHWAY THROUGH PORTALS
25. FEATURE WALLS
26. COMMUNITY ENTRY PLAZA
27. LOTUS POND
28. MAIN SWIMMING POOL
29. WATERFALL AT KNIFE EDGE
30. KIDS' POOL
31. POOL DECK
32. FEATURE WALL WITH WATER SPOUT
33. WATER FEATURE WITH FOUNTAIN JETS
34. COVERED WALKWAY
35. CLUB PARTY LAWN
36. TENNIS COURT
37. BADMINTON COURT
38. VILLAS' CAR PARKING
39. VISITORS' CAR PARKING
40. BOUNDARY PLANTATION

LEGEND:

HARD LANDSCAPE:

LEGEND DESCRIPTION

- DROP-OFF ACCENT PAVING
- PATHWAY/ JOGGING TRACK
- STEPPING STONES
- SYNTHETIC SURFACE FOR KIDS' PLAY AREA
- SEATS IN NATURAL STONES
- SCULPTURE
- ENTRY/ EXIT POINTS

SOFT LANDSCAPE:

LEGEND DESCRIPTION

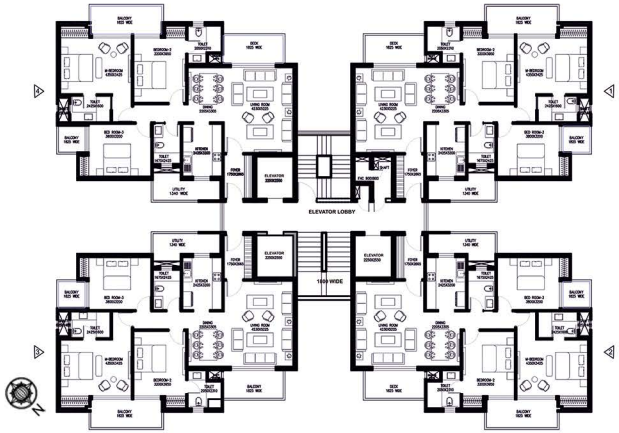
- PLANTER/ PLANTING BED
- LAWN
- ORNAMENTAL FOLIAGE/ FLOWERING TREES
- ORNAMENTAL PALM TREES

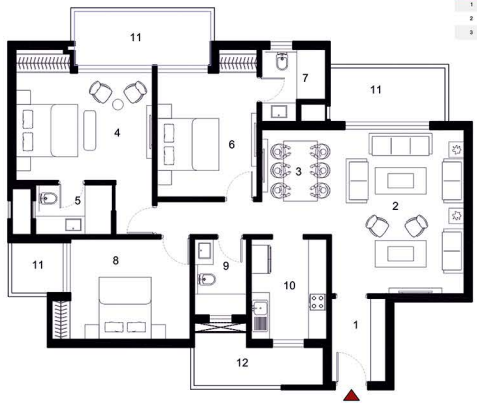
FLOOR PLANS & SPECIFICATIONS

In our vast experience in building apartment homes, we realized that efficient spacing is paramount to a comfortable living. Taking care of little details is what really matters. We therefore spend a lot of time in planning the simple things like, balance between public and private areas, an efficient kitchen layout, placement of air conditioners so that aesthetics of your homes are not compromised, Spacious Apartments with large balconies on all sides to give an uninterrupted 360-degree view of the urban forest, Natural sunlight and well-ventilated spaces make sure you are sun-kissed all day etc. Add to this, our premium flooring is carefully designed keeping our senior residents and differently abled in mind so that every step is as safe as our intent to give you super-luxe homes. Every nook & corner at Alpha Residences is inspired by nature and our design ethos is a testament to our fine sense of detail.

Buy 2 Get Fabulous 1: Here is an offer you would not have heard of before; yes, you read it right. Alpha Residences gives you an option to buy two units and turn them into one big customized condominium of your choice. Yes, we give you the liberty to design a personal living paradise you have always dreamt of. It's time you make some big changes to your lifestyle. # The option is Limited and available only in towers C and D.

Floor Plan A & F





Statement of Areas

S.no	Discription	Carpet Area	External Wall Area	Balcony Area	Built up Area	Common Area	Super Built-up Area
1	Sq.M	112.14	9.11	22.05	143.30	28.67	171.97
2	Sq.Ft	1207.07	98.06	237.35	1542.48	308.63	1850
3	%	65.25	5.30	12.83	83.38	16.62	100

Common Area = (Super Built-up Area - Built up Area / Super Built-up Area) X100 = 16.62%

3 BHK + 3T(Unit no.: 1, 2, 3 & 4)

S.no	Discription	Length (M)	Width (M)	Length (Feet)	Width (Feet)
1	Foyer	1.75	2.665	5'9"	8'9"
2	Living Room	4.23	5.225	13'10"	17'2"
3	Dining	2.205	3.305	7'3"	10'10"
4	Master Bed Room	4.35	3.425	14'3"	11'3"
5	Toilet	2.425	1.6	7'11"	5'3"
6	Bed Room-2	3.2	3.95	10'6"	12'11"
7	Toilet	2.05	2.31	6'9"	7'7"
8	Bedroom-3	3.8	3.2	12'6"	10'6"
9	Toilet	1.675	2.425	5'6"	7'11"
10	Kitchen	2.425	3.2	7'11"	10'6"
11	Balcony	1.825 Wide		5'11" Wide	
12	Utility	1.34 Wide		4'3" Wide	

1000mm = 3feet - 1/4inch



KEY PLAN : TOWERS A & F

UNIT NOS. - 1,2,3,4
3 BHK + 3 T
CARPET AREA : 1,207.07 SQ. FT.
SUPER BUILTUP AREA = 1,850 SQ. FT.

Unit Plan A & F

Floor Plan B & E



Statement of Areas

S.no	Discription	Carpet Area	External Wall Area	Balcony Area	Built up Area	Common Area	Super Built-up Area
1	Sq.M	137.08	10.38	27.3	174.76	34.29	209.03
2	Sq.Ft	1475.53	111.73	293.86	1881.12	369.14	2250
3	%	65.58	4.97	13.06	83.61	16.41	100

Common Area = (Super Built up Area - Built up Area / Super Built up Area) X100 = 16.39%

3 BHK + 3T(Unit no.: 1, 2, 3 & 4)

S.no	Discription	Length (M)	Width (M)	Length (Feet)	Width (Feet)
1	Foyer	1.485	2.665	4'9"	8'9"
2	Living Room	4.085	5.53	13'5"	18'2"
3	Dining	2.765	3.65	9'1"	12'0"
4	Master Bed Room	3.85	4.275	12'5"	14'0"
5	Dress	2.04	1.41	6'8"	4'7"
6	Toilet	1.925	2.865	6'4"	9'5"
7	Bed Room-2	3.85	4.275	12'5"	14'0"
8	Toilet	2.05	2.3	6'9"	7'6"
9	Bedroom-3	3.9	3.5	13'0"	11'5"
10	Toilet	1.855	2.31	6'1"	7'6"
11	Kitchen	3.6	2.31	11'9"	7'6"
12	Pooja	1.895	1.765	6'3"	5'9"
13	Servant Room	1.905	2.665	6'1"	8'9"
14	Ser Toilet	1.3	1.14	4'11"	3'9"
15	Balcony		1.625 Wide		5'11" Wide
16	Utility		1.625 Wide		5'11" Wide

1000mm = 3feet - 1/4inch





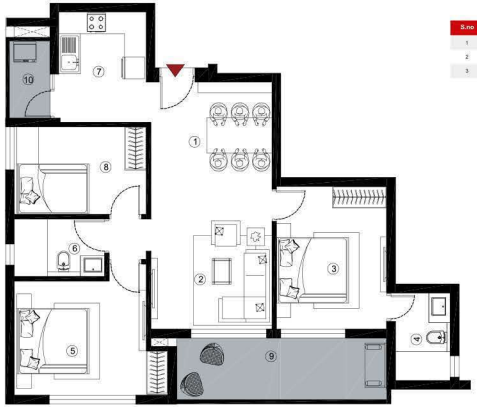
KEY PLAN : TOWERS B & E

UNIT NOS. - 1,2,3,4
3 BHK + 3 T + SERVANT ROOM
CARPET AREA : 1,475.53 SQ. FT.
SUPER BUILTUP AREA = 2,250 SQ. FT.

Unit Plan B & E

Floor Plan C & D







KEY PLAN : TOWERS C & D

UNIT NOS. - 1,4,5,8
3 BHK + 2 T
CARPET AREA : 882.58 SQ. FT.
SUPER BUILTUP AREA = 1,335 SQ. FT.

Statement of Areas

S.no	Discription	Carpet Area	External Wall Area	Balcony Area	Built up Area	Common Area	Super Built-up Area
1	Sq.M	81.99	8.65	10.73	101.37	22.65	124.02
2	Sq.Ft	882.84	93.11	115.50	1,091.15	243.85	1335
3	%	66.61	7.03	8.72	82.36	17.64	100

Common Area = (Super Built up Area - Built up Area / Super Built up Area) X100 = 19.57%

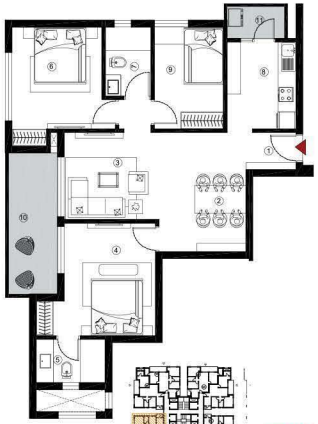
3 BHK + 2T(Unit no.: 1, 4, 5 & 8)

S.no	Discription	Length (M)	Width (M)	Length (Feet)	Width (Feet)
1	Dining	3.350	2.950	11'10"	9'9"
2	Living Room	3.350	3.875	11'0"	12'8"
3	Master Bed Room	3.050	3.950	10'0"	12'11"
4	Toilet	1.525	2.425	5'0"	7'11"
5	Bed Room-2	3.160	3.650	10'4"	12'0"
6	Toilet	1.600	2.500	5'3"	8'2"
7	Kitchen	2.425	3.050	7'11"	10'0"
8	Study Room	2.425	3.650	7'11"	12'0"
9	Balcony	1.825 Wide		5'11" Wide	
10	Utility	1.225 Wide		4'0" Wide	

1000mm = 3feet - 1/4inch

Unit Plan C & D

Unit Plan C & D



KEY PLAN : TOWERS C & D

UNIT NOS. - 2,3,6,7
3 BHK + 2 T
CARPET AREA : 882.54 SQ. FT.
SUPER BUILTUP AREA = 1,335 SQ. FT.

Statement of Areas

S.no	Discription	Carpet Area	External Wall Area	Balcony Area	Built up Area	Common Area	Super Built-up Area
1	Sq.M	81.99	8.65	10.73	101.37	22.65	124.02
2	Sq.Ft.	882.54	93.11	115.50	1,091.15	243.85	1335
3	%	66.61	7.03	8.72	82.36	17.64	100

Common Area = $\left(\frac{\text{Super Built-up Area - Built-up Area}}{\text{Super Built-up Area}}\right)$ X100 = 19.57%

2.5 BHK + 2Toilet(Unit no.: 2, 3, 6 & 7)

S.no	Discription	Length (M)	Width (M)	Length (Feet)	Width (Feet)
1	Foyer	1.715	1.240	5'7"	4'1"
2	Dining	3.050	4.115	10'0"	13'6"
3	Living Room	3.315	3.050	10'10"	10'0"
4	Master Bed Room	3.200	3.950	10'6"	12'11"
5	Toilet	2.425	1.525	7'11"	5'0"
6	Bed Room-2	3.150	3.575	10'4"	11'9"
7	Toilet	1.675	2.425	5'6"	7'11"
8	Kitchen	2.675	3.050	8'9"	10'0"
9	Study Room	2.425	3.575	7'11"	11'9"
10	Balcony	1.825 Wide		5'11" Wide	
11	Utility	1.225 Wide		4'0" Wide	

1000mm = 3feet - 1/4inch

Schedule of Finishes

Space	Floor/ Skirting	Walls	Doors	Remarks
Toilet-1 (Common)	Vitrified/ Ceramic Tiles	Ceramic or Vitrified Tiles + OBD	Hardwood Door Frame with polish and Molded Door Shutter	RCC Counter With Granite Top. Wash Basin and Wall hung WC Seat Of Kohler / Hindware or Equivalent. CP Fittings of Kohler / Jaguar or Equivalent
Toilet-2 (Guest)	Vitrified/ Ceramic Tiles	Ceramic or Vitrified Tiles + OBD	Hardwood Door Frame with polish and Molded Door Shutter	RCC Counter With Granite Top. Wash Basin and Wall hung WC Seat Of Kohler / Hindware or Equivalent. CP Fittings of Kohler / Jaguar or Equivalent
Servant's Room	Vitrified/ Ceramic Tiles	Plaster + OBD	Hardwood Door Frame with polish and Molded Door Shutter	
Servant's Toilet	Vitrified/ Ceramic Tiles	Ceramic or Vitrified Tiles + OBD	Hardwood Door Frame with polish and Molded Door Shutter	Sanitary Ware of Hindware or Equivalent
Entrance Lobby	Vitrified Tiles	Stone / Tile cladding + Plaster + Acrylic Emulsion Paint (Low VOC)		
Main Staircase	Green Marble/ Kota Stone	Plaster + Acrylic Emulsion Paint (Low VOC)		MS Railing Painted with Enamel Paint
Fire Staircase	Kota Stone	Plaster + OBD	Fire Rated Door Frame and Shutter	MS Railing Painted with Enamel Paint
Lift Lobby (Floors)	Vitrified Tiles/ Marble	Plaster + Acrylic Emulsion Paint (Low VOC)		
Living/ Dining	Vitrified Tiles	Plaster + Acrylic Emulsion Paint (Low VOC)		
Bed Rooms	Vitrified Tiles in Kids Bed Room and Laminated Floor in Guest Bed Room	Plaster + Acrylic Emulsion Paint (Low VOC)	Hardwood Door Frame with polish and Molded Door Shutter	
Master Bed Room	Laminated Wood	Plaster + Acrylic Emulsion Paint (Low VOC)	Hardwood Door Frame with polish and Molded Door Shutter	
Kitchen	Vitrified Tiles	Ceramic Tiles upto 2'0" above Counter & Rest plaster + OBD		RCC Slab With Granite Stone along with Under Counter Cabinet, Single Bowl and Single Drain SS Sink. (Overhead Cabinet, Chimney, Hob and RO shall not Be Provided)
Balcony	Vitrified Tiles	Plaster + External Texture Paint (Low VOC)	UPVC / Anodized or powder Coated Aluminium External Doors	MS Railing Painted with Enamel Paint
Utility	Vitrified Tiles	Plaster + External Texture Paint (Low VOC)	UPVC / Anodized Aluminium External doors & Window System	MS Railing Painted with Enamel Paint
Master Toilet	Vitrified/ Ceramic Tiles	Ceramic or Vitrified Tiles + OBD	Hardwood Door Frame with polish and Molded Door Shutter	RCC Counter With Granite Top. Wash Basin and Wall hung WC Seat Of Kohler / Hindware or Equivalent. CP Fittings of Kohler / Jaguar or Equivalent

Window: UPVC / Anodized or powder Coated Aluminium External Window System

ALPHĀCORP

Scan this QR code
for more details

Alpha Residences, SC-01/C-A8 (Phase I), Sports City, Sector 150, NOIDA 201 308, INDIA
www.alphacorp.in **sales@alphacorp.in** **(+91) 95552 80280**

New Okhla Industrial Development Authority ("NOIDA") has granted leasehold rights of Said Land for a term of 90 years in favor of the Lessee vide lease deed dated 28 March 2014 and registered on 29 March 2014 with the Sub-Registrar-III, Noida, as document no. 15071, in book no. 1, volume no. 5723, on page nos. 371 to 392. Building plansanctioned on 25.05.2017 bearing no. NOIDA/M.V.N/2017/IV-1501/976. The project is being developed by "Abet Buildcon Development Private Limited". The aforementioneproject is under mortgage with ECL Finance Limited. The Developer company shall provide NOC from the Mortgagee in respect of the respective unit at the time of execution of conveyance deed thereof. ALPHA is a registered trade mark of AlphaCorp Development Private Limited.

*The images used are for representation purpose only and can change

RERA Reg No: Alpha Residences Phase 1 - UPRERAPRJ11733 | Website: www.up-rera.in