



The Seven Seasons

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Vatika Express City



Vatika Express City is 300 acres where it is being built are at the intersection of two major roads - the Dwarka Expressway and the Pataudi Road

Adjoins the 200 meter wide commercial belt, the biggest commercial area in the region

The township is being developed along lavish lines, with broad avenues, extensive greens and up-market residences

Vatika Express City is a low-density township

Emphasis on large plot sizes and well-spaced residences



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Vatika Express City



It will be serene and exclusive neighborhood – reminiscent of Lutyen’s Bungalow Zone in Delhi.

Internal road will be at least 12 meters wide.

Pleasant drives, freedom from congestion, and enjoyable walks to well-appointed amenities in a secure and serene environment

Schools, markets, clubs, healthcare, etc shall be available within the township and also at the commercial developments adjoining the township.



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Vatika Express City Location Map

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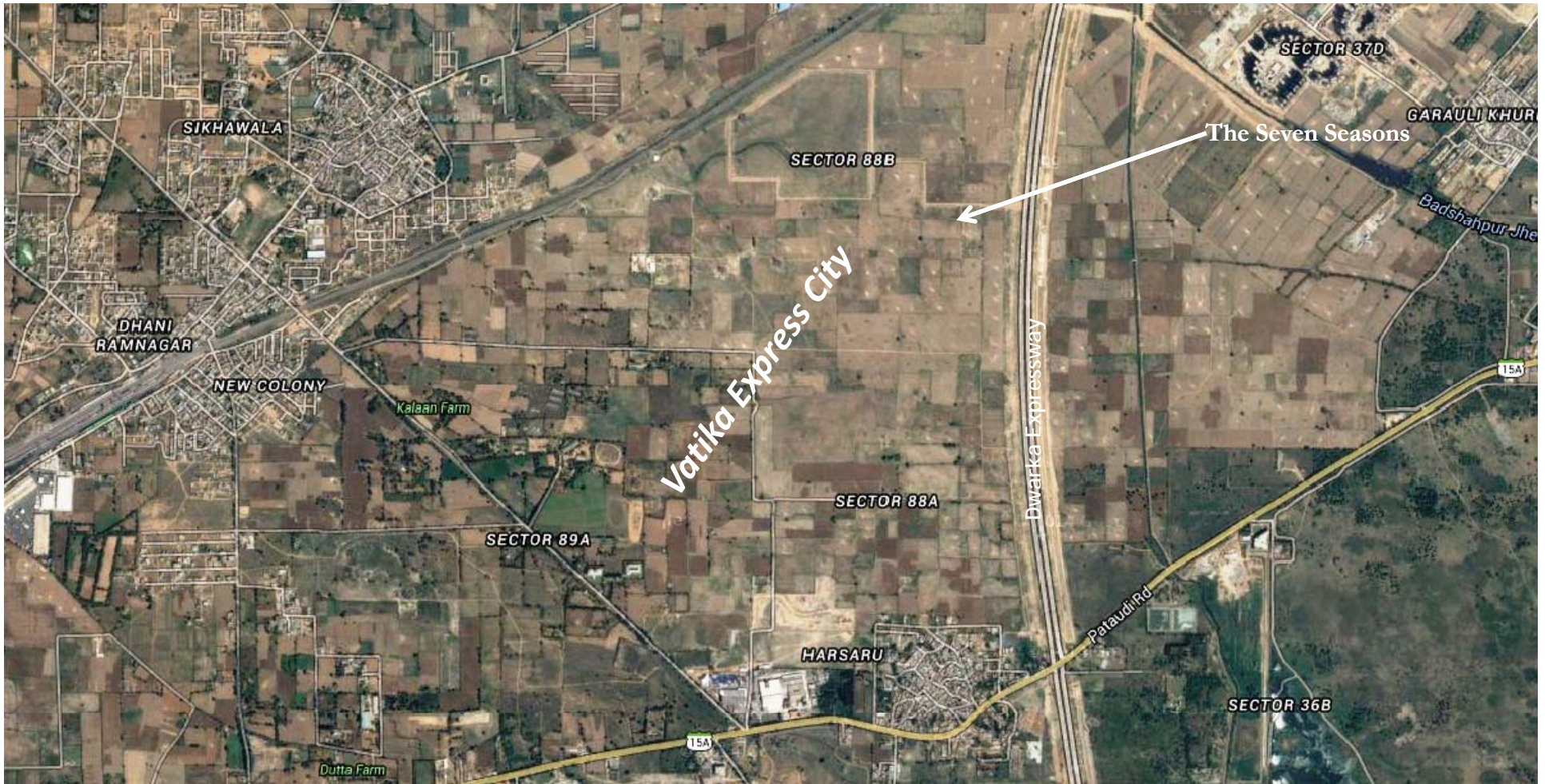


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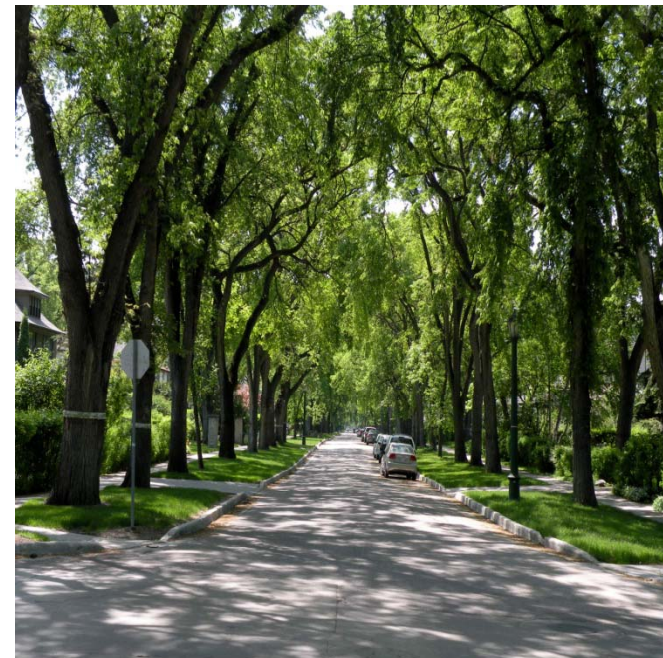
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Elegant Street Layouts



- Abundant greens
- Drop off points in front of each block
- Ideal width of the streets for hassle free traffic movements.

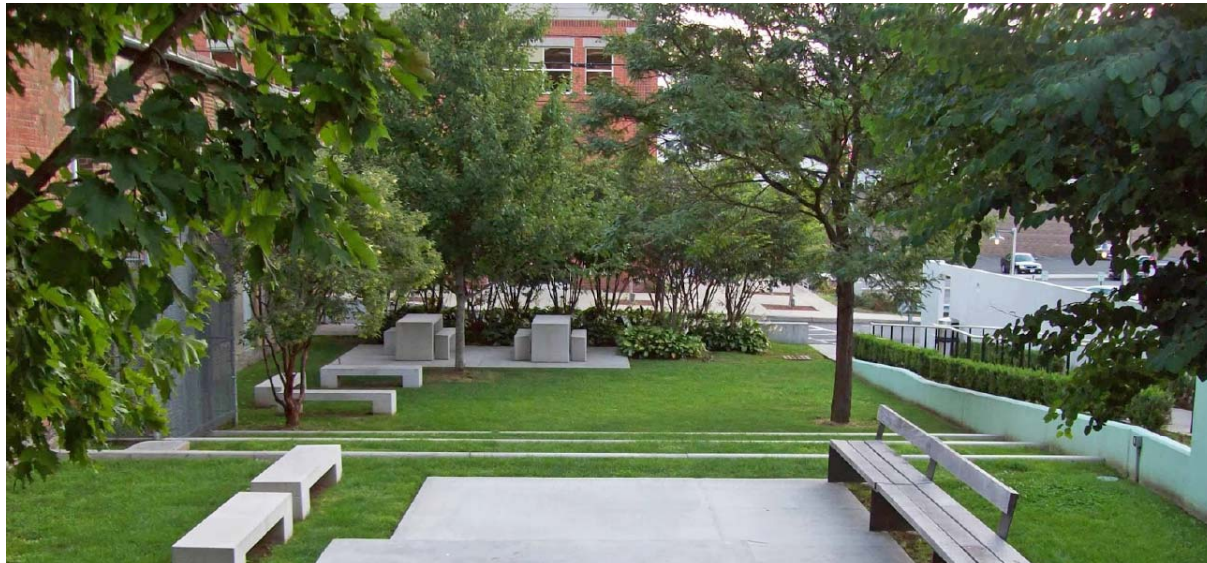




Linear contiguous park at Rear

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- Unwind yourself at beautifully landscaped rear greens .
- Tastefully designed walkways.
- Exclusively carved out Kids Play Area and proposed sports zone.



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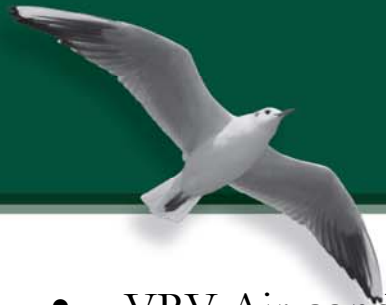
Architecture and planning

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- Exclusive spacious apartments with just one unit per floor.
- Options of 3 BHK + S and 2 BHK available.
- Two side open blocks with courtyard at the center, thus offers best air circulation and ample natural light in each part of the apartment.
- Large size balconies with every room.
- Generous apartment sizes with additional store/ poja room with each apartment.
- Low-rise blocks with Lifts



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Special Features

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- VRV Air-conditioned apartments
- Wooden flooring in all bedrooms and living area.
- High-end Modular Kitchen.
- Adequate Power Back-up.
- Attached servant room with independent access.
- Covered car parks for all units
- Gated community, secured with single point Entry /Exit control.
- At Stones throw distance from 7.75 Acres Central Park.



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BSP & Payment Plan



Plot Area	Unit Type	Level	Super Area (Sq.Ft.)	Basic Sale Price* (In. Rs)
375 Sq. Yds	3BHK + S	Level 1	2200	As Applicable
	3BHK + S	Level 2	2200	As Applicable
	2BHK + Terrace*	Top Level	1650	As Applicable

*BSP is inclusive of 2 car parking in 3BHK+S, 1 in 2BHK category, & Terrace PLC as applicable

At the time of Booking	5% of BSP
Within 3 Months of Booking	5% of BSP
Within 6 Months of Booking	10% of BSP
Start of Excavation	10% of (BSP + PLC)
Start of Foundation	5% of BSP + 10% of PLC
Casting of Stilt Floor Roof Slab	5% of BSP + 10% of PLC
Casting of Level One Floor Roof Slab	5% of BSP + 10% of PLC
Casting of Level Two Floor Roof Slab	5% of BSP + 10% of PLC
Casting of Top Floor Roof Slab	5% of BSP + 10% of PLC
Start of Masonary Work inside the unit	5% of BSP + 10% of PLC
Start of Painting Work inside the unit	10% of BSP + 10% of PLC
Start of Flooring Work inside the unit	10% of BSP + 10% of PLC
On Offer of Possession	20% of BSP + 10% of PLC+ 100% of EDC/IDC+ IFMSD + Electric Meter Installation Charges + Gas Pipeline Charges + STP Charges + Stamp Duty & Registration Charges + Escalation in Construction Cost (If any)

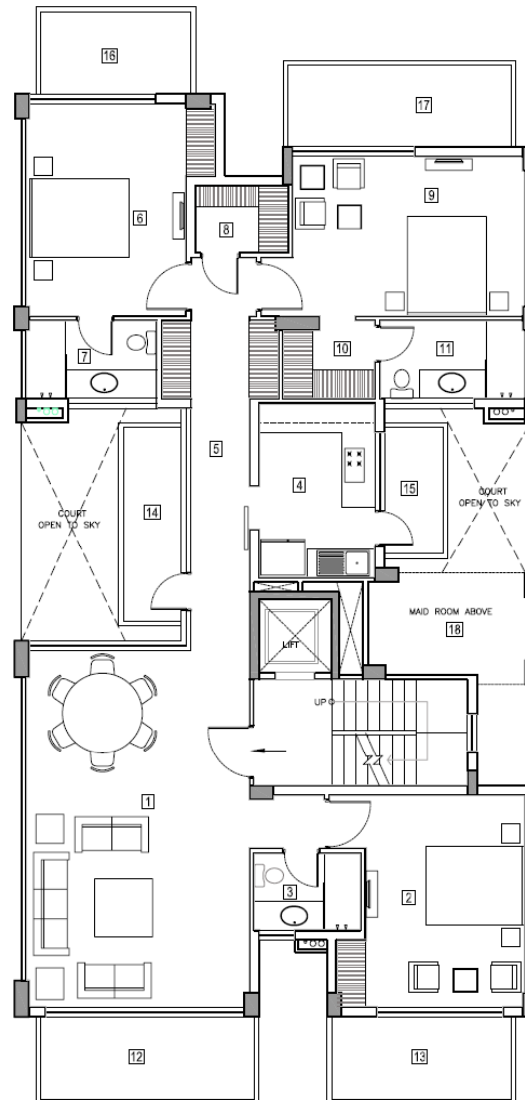
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Floor Plans*



LEGEND		
SL.No.	DESCRIPTION	DIMENSION IN Ft./In.
1	LIVING AND DINING AREA	15'1" X 24'3"
2	BEDROOM 3	10'10" X 14'5"
3	TOILET	7'3" X 5'3"
4	KITCHEN	7'10" X 11'10"
5	PASSAGE	3'11" WIDE
6	BEDRROM 1	10'10" X 14'5"
7	TOILET	8'10" X 5'3"
8	STORE	6'4" X 4'7"
9	BEDROOM 2	15'9" X 10'10"
10	DRESS	6'3" X 5'3"
11	TOILET	9'10" X 5'3"
12	BALCONY 1	5'11" WIDE
13	BALCONY 2	5'11" WIDE
14	BALCONY 3	4'3" WIDE
15	UTILITY BALCONY	4'3" WIDE
16	BALCONY 4	5'11" WIDE
17	BALCONY 5	5'11" WIDE
18	SERVANT ROOM	10'8" X 6'3"



Floor Plan : Level – 1 & Level - 2

*All Floor plan are tentative and are subject to revision

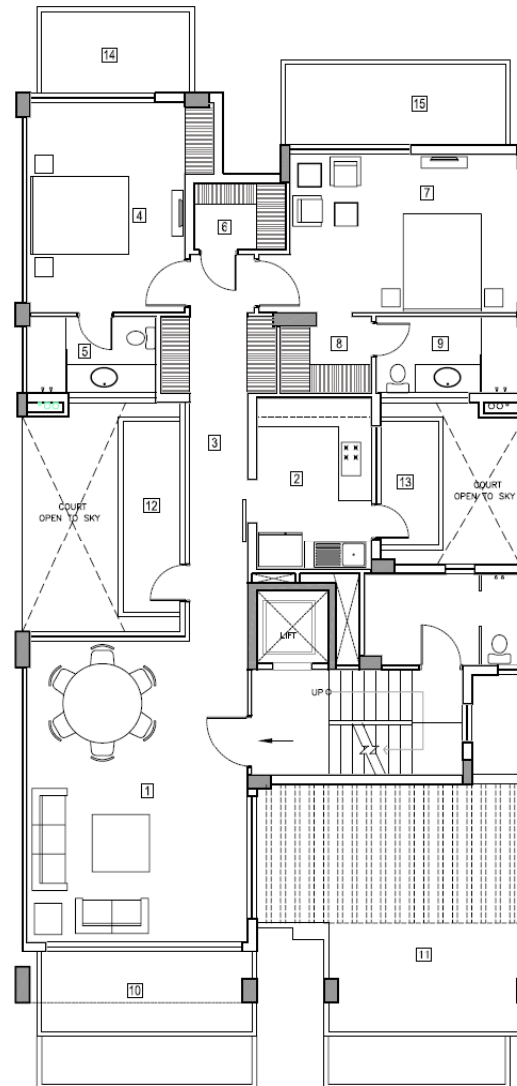
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7	BEDROOM 2	15'9" X 10'10"
8	DRESS	6'3" X 5'3"
9	TOILET	9'10" X 5'3"
10	BALCONY 1	5'11" WIDE
11	TERRACE	17'1" X 18'1"
12	BALCONY 2	4'3" WIDE
13	UTILITY BALCONY	4'3" WIDE
14	BALCONY 3	5'11" WIDE
15	BALCONY 4	5'11" WIDE



Floor Plan : Top Level

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Thank You

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