

EMINENCE



6 TOWERS. URBAN FOREST. BRIDGE IN BETWEEN.



ANIEL KUUMAR SAHA

Chairman and Managing Director of SAHA Groupe

We believe in promising more than the customer expects, and delivering more than we promise. Our work ethic emanates from the hard earned insight that to give our esteemed customers unparalleled standards of sublime luxury, we must willingly sacrifice our own luxuries and comforts, and labour incessantly out there, passionately supervising the creation of our masterpieces, from start to finish. Excellence, in its true essence, is a journey that begins one step ahead of the existing benchmark.

ABOUT SAHA

Welcome Home

SAHA Groupe is the culmination of over 30 years of experience in the real estate market with the desire to provide the market a product that is luxurious in true sense of the word as well as sustainable. Lead by Architect, Mr. Aniel Kuumar Saha, the complete team at SAHA Groupe is passionate about elevating the desires of our customers to beyond the current norm and delivering not just a livable work of art but also giving a human touch to luxury.

AWARDS



SAHA GROUPE
“India’s Most Promising
Brand 2013-14” WCRC
Leaders Global Indian
Excellence Summit
2014.



MR. SAHA
Excellence in Real Estate
Innovation and Leadership
WCRC (World Consulting and
Research Corporation).



AMADEUS
Asia’s Best Real Estate
Project WCRC Leaders Asia,
Excellence Award, 2014.



THE MEGHDUTAM
Noida’s Best Residential
Apartment Project, Luxury
Segment. Awarded by
Mail Today



**MEGHDUTAM
ENCORE**
Green Building of the
Year from Realty Plus,
2016.



AMADEUS
Super Luxury project of the
year from Realty Plus, 2016.



OTHER PROJECTS



Meghdutam Residence

Luxury Residential Apartments in Noida

The creative mind has forever sought to expand beyond conventions and give form to something that can affect the very soul of the beholder. For this, many mediums have been used to bring life to a work of art.

Location : Sector - 50, Noida



OTHER PROJECTS



Amadeus

Luxury Residential Apartments in Noida

Strategically nestled in the heart of Noida, the premium residential projects offered by Saha Groupe give you privileged living at its best.

RERA Registration No. - UPRERAPRJ9195.

Location : Sector 143, Noida Expressway



Yuvraj

A sublime world of refined living

From the people who have redefined luxury living in North India – SAHA Groupe. A truly awe-inspiring world of sheer beauty and luxury. Aurelius, an amalgamation of rich heritage and ultra modern facilities, to enhance your life... and lifestyle. Inspired by art deco design elements and lavishly landscaped, to give expression to your evolved taste. Time to move up in life...

RERA Registration No. - Applied for.

Location : Pilibhit Bypass Road, Bareilly

OTHER PROJECTS



Panchvati

A Magnificent Way to Celebrate Life

Inspired by the topography of the site our beautiful terraces provide hill views and a divine ambience to the project. Panchvati offers you, what your heart has always desired.

RERA Registration No. - UKREP02180000185

Location : Rajpur Road, Dehradun



Meghdutam Encore

Not just a lifestyle. A work of art

Our creation, your perfect work of art. Universally styled extravagance habitations, in a really vanguard neighborhood. Some picked a canvas, others, stone. We picked a blend of steel and concrete, vastu and nature, thoughts and feelings to manufacture four absolutely showstopper towers.

RERA Registration No. - UPRERAPRJ8057

Location : Sports City, Greater Noida (W)



The piece of art made for artists & liked by business tycoons. Internationally styled luxury residences, in a truly avant-garde neighborhood. Pristine green, both in concept and construct.

PROJECT HIGHLIGHTS

DESIGN

- Conceptualized by award winning **Architect Hafeez Contractor**
- Project being designed to meet **USGBC LEED GOLD STANDARDS for Core & Shell**
- **Vastu Compliant** design
- Entire **project** is designed to be **disable-friendly****
- 32% of the total area is **green**, which is 8,000 square meters*
- **Urban Forest:** Unique landscape design utilizes the precious earth**
- Well-manicured exterior, planned elevated walkways & jogging tracks
- **Public Squares:** Uniquely designed hardscape doubles up as well designed public meeting spaces**
- No Surface car parking spaces; space utilized for community interaction.
- Dedicated car parking spaces for visitors
- Smart Car parking design**
- Designed According to the 100-year flood-plain level**
- Dedicated spaces for 4-wheeler & 2-wheeler.

LIFESTYLE

- Dedicated spaces for **indoor games, reading lounge, multi-activity rooms** for smaller groups
- **Multipurpose hall** for the community
- Crèche, dedicated kid's play area
- Dedicated **drivers waiting lounge, separate toilets** for domestic help
- **Dedicated sports areas** for a **full basket ball court, tennis court, badminton courts, squash court, wall climbing**
- Landscape-jogging track.
- Wellness facilities in **Yoga Studio, Steam & Sauna** facilities in the Clubhouse.
- **Mini-theatre, Private Party Lounge & BBQ Spaces** also provided in Clubhouse & Landscape

- Dog-Park**
- More sports facilities in the Sports City Master plan

CONVENIENCE

- **Milk Booth** adjoining the premises**
- **Place of Worship** adjoining the premises**
- **Police Chowki** adjoining the premises**
- Dedicated grooming area** for pets and a Veterinary Clinic*
- Dedicated study lounge spaces** for kid's.

TECHNOLOGY, SMART BUILDING FEATURES & SUSTAINABILITY

- **Smart-homes** with **FTTH**** (Fiber-to-the-home) connectivity
- Engineered with the state-of-art LV & IT back-end network
- Other **Smart-building** features include **Automated Lighting Management,** Automated Energy Management, Rainwater Harvesting**
- Electricity being generated from on-site **Solar Photovoltaic systems** would be used for common- area lighting, clubhouse lighting & landscape lighting
- One compulsory covered car parking per apartment
- Additional car parking space can be purchased on first-come first-service basis.
- All car parking spaces are **electric car ready***
- **Smart car parking** also available**

APARTMENTS

- Green-home features include **Home Automation** upgrades*
- Digital-Living* : Automation enables devices with **IoT** (Internet of Things) to be integrated, helping in monitoring your **personal energy consumption**
- **3-Tier Security** systems with electronic surveillance

EMINENCE AMENITIES



Maintenance
Office



Urban
Forest



Swimming
Pool



Lounge



Crèche



Driver's Waiting
Lounge



24x7
Power Supply



Jogging
Tracks



Library & Study
Lounge Activity



Smart
Parking



Pet Grooming
Area



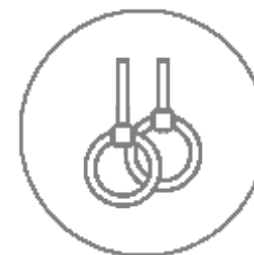
Security
System



High-speed
Elevators



Indoor
Games Zone



Gym



Kid's Study
Lounge

LOCATION MAP

Location

Sector-150, Noida, U.P.-201308

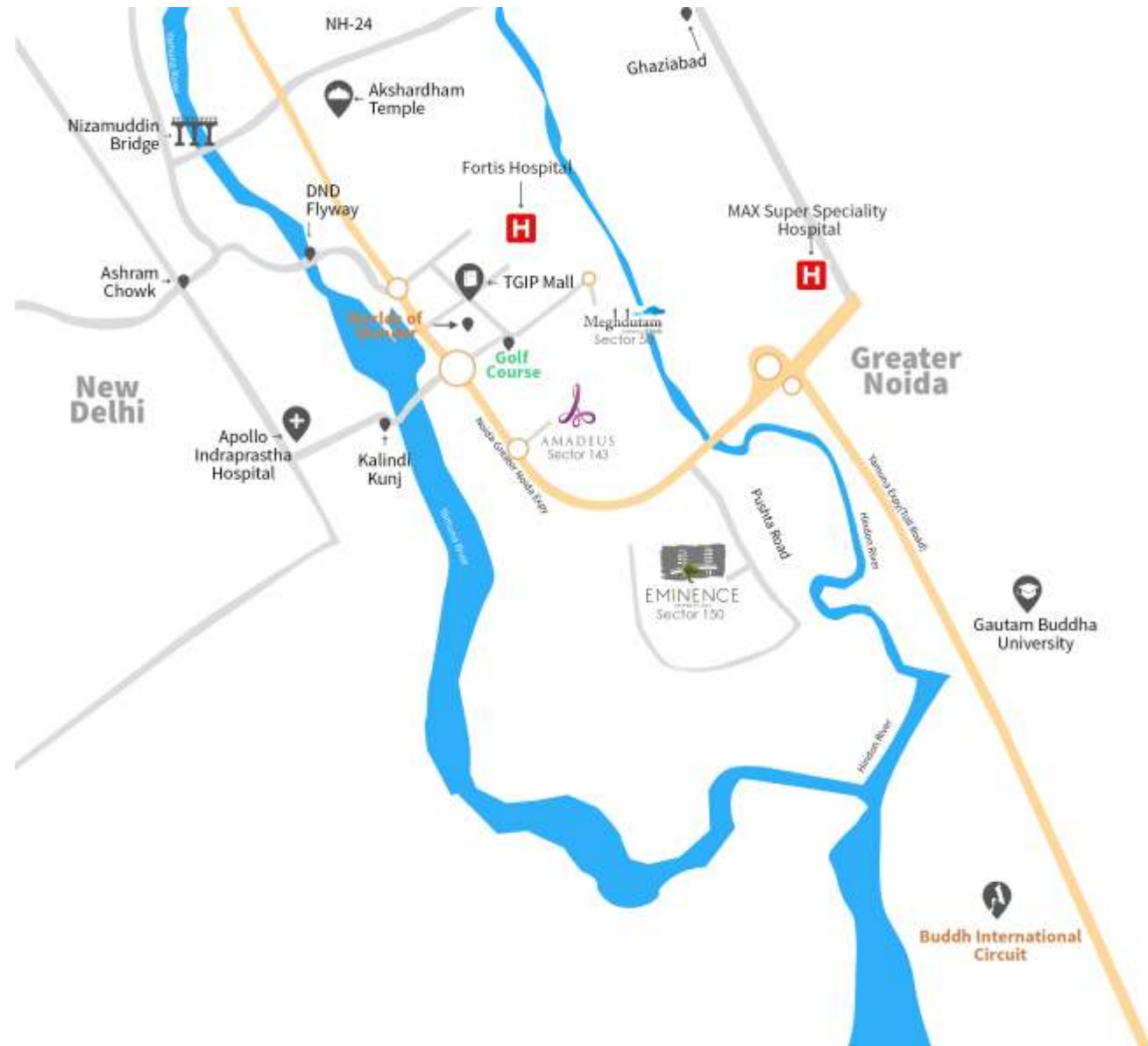
Geo-Coordinates

(28.425445, 77.489914)

Scan Me For



Google Location



DISTANCE



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

YAMUNA EXPRESSWAY (YEDIA)

Buddh International F1 Circuit	17	25
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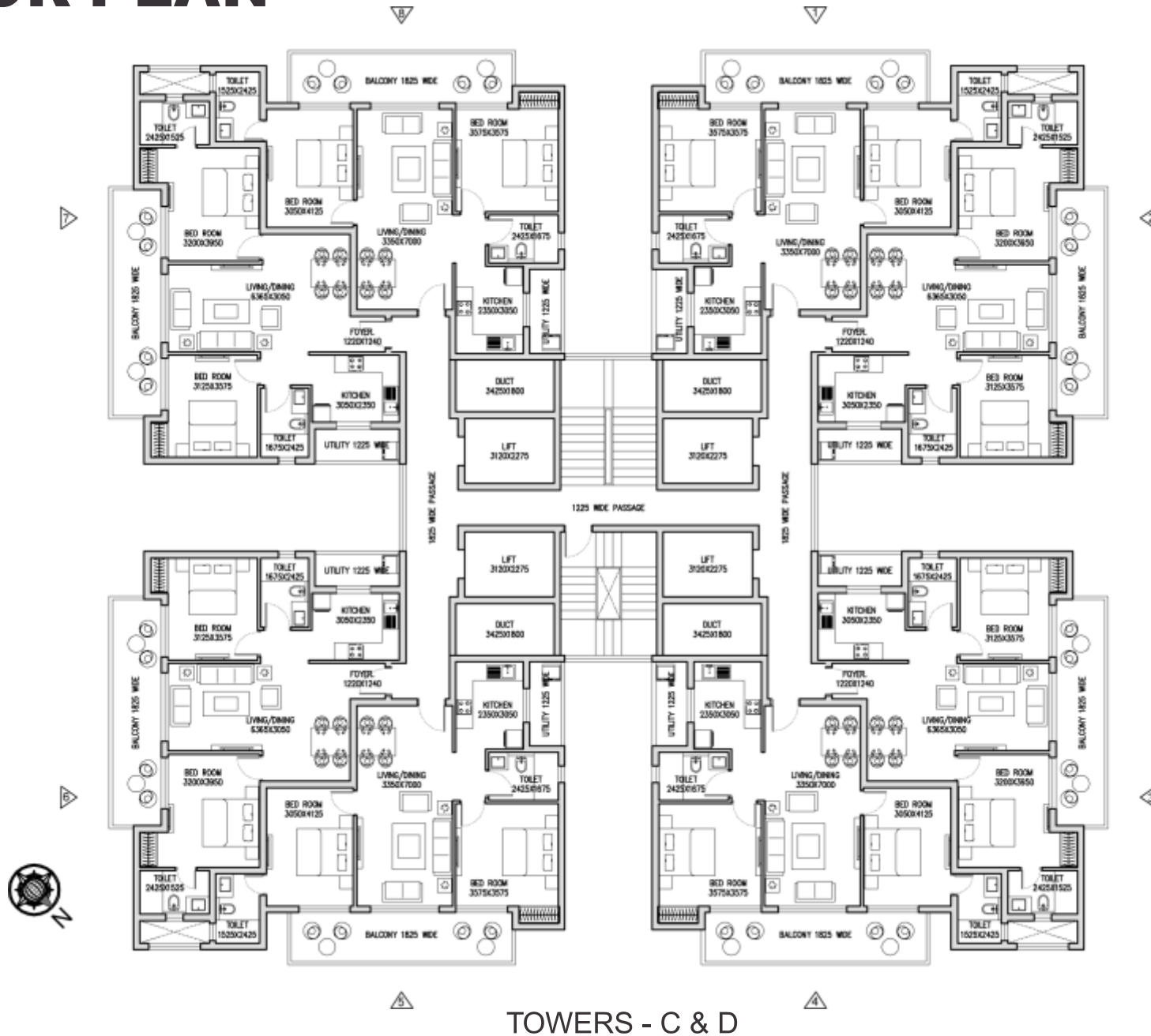
NOIDA

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

SITE MAP

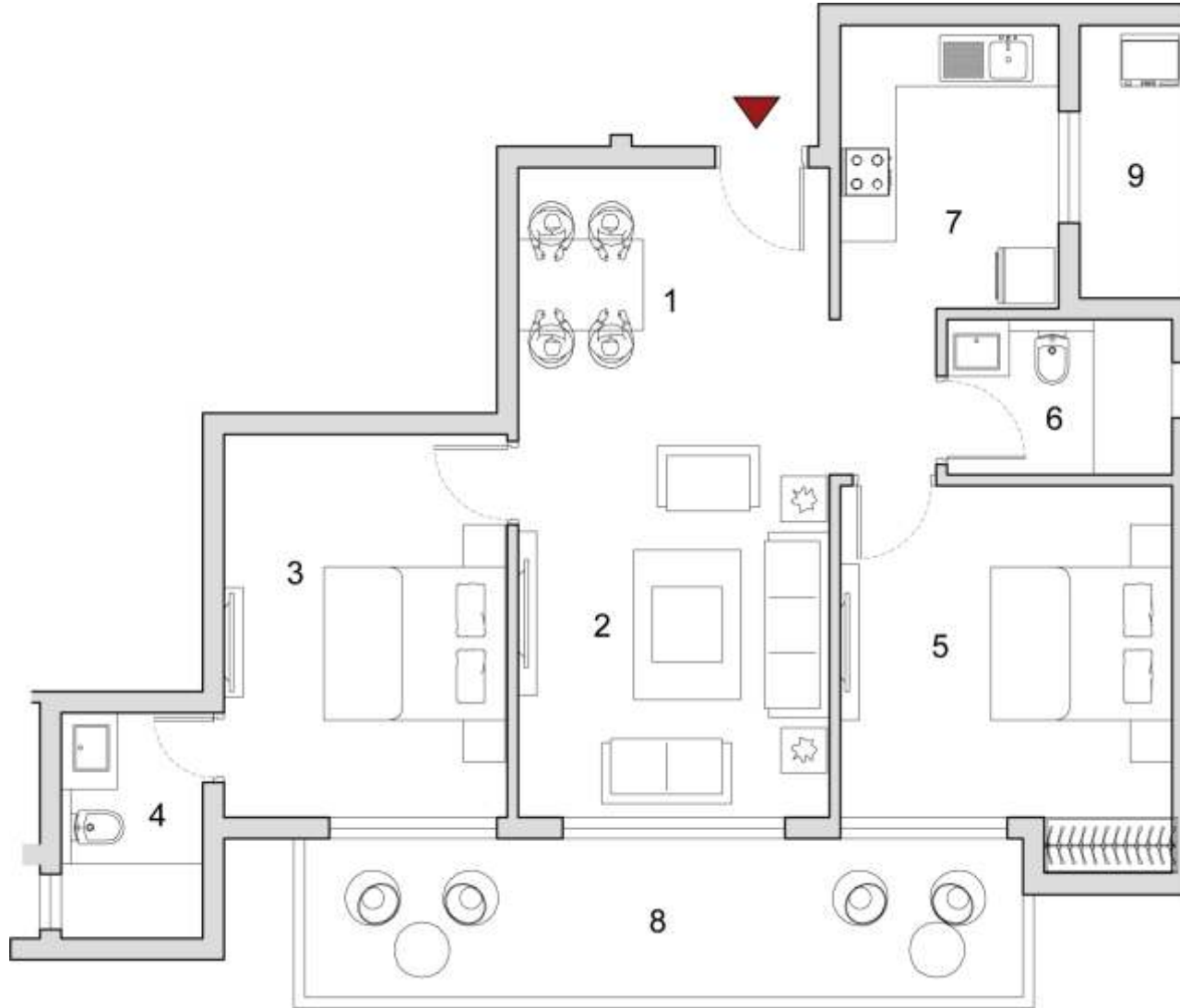


FLOOR PLAN



TOWERS - C & D

UNIT PLAN



2 BHK + 2 Toilet (Unit No. : 1, 4, 5 & 8)			
Si No	Description	Length (Mt)	Width (Mt)
1	Dining	3.350	3.310
2	Living Room	3.350	3.690
3	Master Bedroom	3.050	4.125
4	Master Toilet	1.525	2.425
5	Bedroom 2	3.575	3.575
6	Toilet 2	2.425	1.675
7	Kitchen	2.350	3.050
8	Balcony	1.825 Wide	
9	Utility	1.225 Wide	

1 Metre = 3.28 Feet



KEY PLAN : TOWERS C & D

Statement of Areas

Si.No.	Description	Carpet area	External wall area	Balcony area	Built up area	Common area	Total salable area
1	Sq.Mt.	73.19	7.38	16.56	97.13	23.71	120.77
2	Sq.Mt.	787.82	79.44	178.25	1045.51	255.20	1300
3	%	60.60	6.11	13.71	80.42	19.57	100

All dimensions are mentioned in mm.
1000 mm = 3 feet 3/8 inch

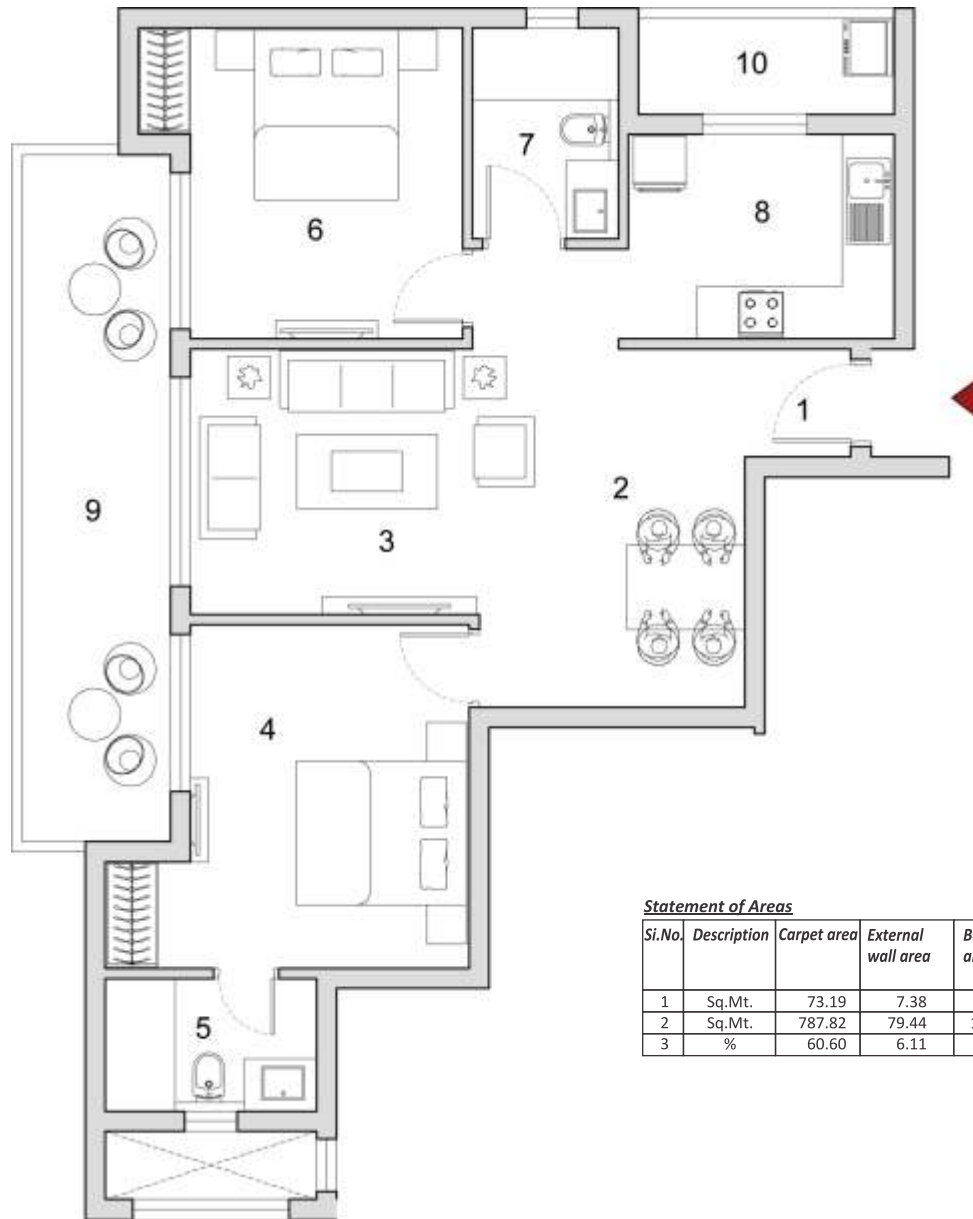
$$\text{Common Area} = \left(\frac{\text{Super Built up Area} - \text{Built up Area}}{\text{Super Built up Area}} \right) \times 100 = 19.57\%$$

UNIT NOS. - 1, 4, 5 & 8

2 BHK + 2 T

CARPET AREA : 787.82 SQ. FT.
SUPER BUILT-UP AREA = 1,300 SQ. FT.

UNIT PLAN



2 BHK + 2 Toilet (Unit No. : 2, 3, 6 & 7)			
Si No	Description	Length (Mt)	Width (Mt)
1	Foyer	1.220	1.240
2	Dining	3.050	4.115
3	Living Room	3.315	3.050
4	Master Bedroom	3.200	3.950
5	Master Toilet	2.425	1.525
6	Bedroom 2	3.125	3.575
7	Toilet 2	1.675	2.425
8	Kitchen	3.050	2.350
9	Balcony	1.825 Wide	
10	Utility	1.225 Wide	

1 Metre = 3.28 Feet



KEY PLAN : TOWERS C & D

Statement of Areas

Si.No.	Description	Carpet area	External wall area	Balcony area	Built up area	Common area	Total salable area
1	Sq.Mt.	73.19	7.38	16.56	97.13	23.71	120.77
2	Sq.Mt.	787.82	79.44	178.25	1045.51	255.20	1300
3	%	60.60	6.11	13.71	80.42	19.57	100

All dimensions are mentioned in mm.
1000 mm = 3 feet 3/8 inch

$$\text{Common Area} = \left(\frac{\text{Super Built up Area} - \text{Built up Area}}{\text{Super Built up Area}} \right) \times 100 = 19.57\%$$

UNIT NOS. - 2, 3, 6 & 7

2 BHK + 2 T

CARPET AREA : 787.82 SQ. FT.

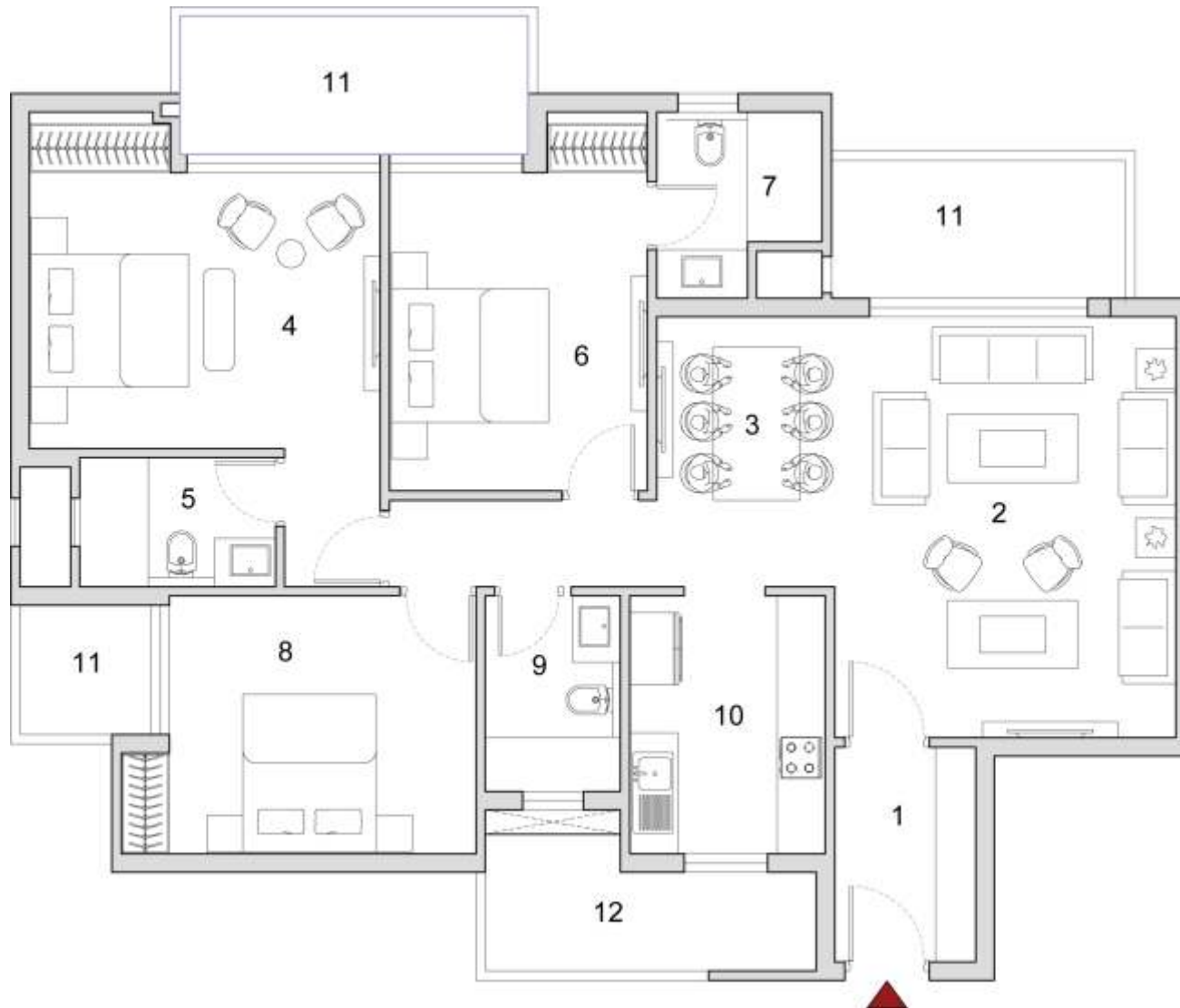
SUPER BUILT-UP AREA = 1,300 SQ. FT.

FLOOR PLAN



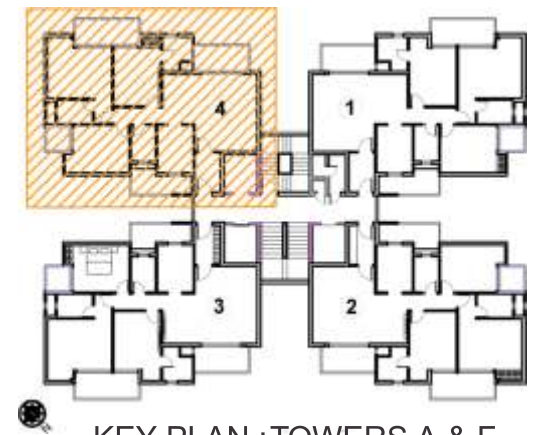
TOWERS - A & F

UNIT PLAN



3 BHK + 3 Toilet			
Si No	Description	Length (Mt)	Width (Mt)
1	Foyer	1.750	2.665
2	Living Room	4.230	5.225
3	Dining	2.205	3.305
4	Master Bedroom	4.350	3.425
5	Master Toilet	2.425	1.600
6	Bedroom 2	3.200	3.950
7	Toilet 2	2.050	2.310
8	Bedroom 3	3.800	3.200
9	Toilet 3	1.675	2.425
10	Kitchen	2.425	3.200
11	Balcony	1.825 Wide	
12	Utility	1.340 Wide	

1 Metre = 3.28 Feet



KEY PLAN : TOWERS A & F

Statement of Areas

Si.No.	Description	Carpet area	External wall area	Balcony area	Built up area	Common area	Total salable area
1	Sq.Mt.	112.14	9.11	22.05	143.3	28.67	171.87
2	Sq.Mt.	1207.07	98.06	237.35	1,542.48	308.63	1850
3	%	65.25	5.30	12.83	83.38	16.62	100

$$\text{Common Area} = \left(\frac{\text{Super Built up Area} - \text{Built up Area}}{\text{Super Built up Area}} \right) \times 100 = 16.62\%$$

All dimensions are mentioned in mm.
1000 mm = 3 feet 3/8 inch

UNIT NOS. - 1, 2, 3 & 4

3 BHK + 3 T

CARPET AREA : 1,207.07 SQ. FT.

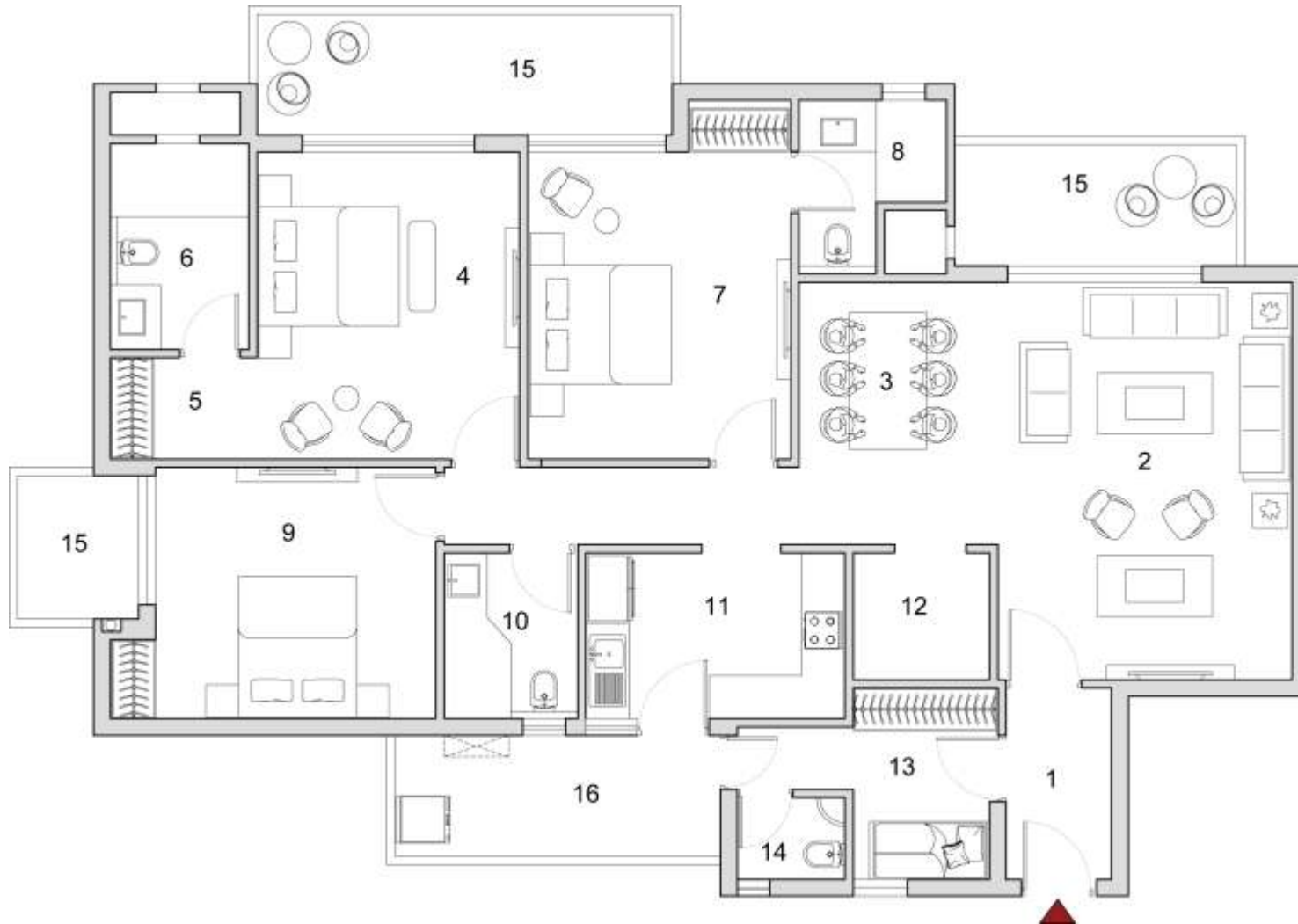
SUPER BUILT-UP AREA = 1,850 SQ. FT.

FLOOR PLAN



TOWERS - B & E

UNIT PLAN



3 BHK + 3 Toilet + Servant Room			
Si No	Description	Length (Mt)	Width (Mt)
1	Foyer	1.465	2.665
2	Living Room	4.085	5.530
3	Dining	2.765	3.650
4	Master Bedroom	3.650	4.275
5	Walk-in Closet	2.040	1.410
6	Master Toilet	1.925	2.865
7	Bedroom 2	3.650	4.275
8	Toilet 2	2.050	2.300
9	Bedroom 3	3.900	3.500
10	Toilet 3	1.855	2.310
11	Kitchen	3.600	2.310
12	Pooja	1.895	1.765
13	Servant Room	1.865	2.665
14	Servant Toilet	1.500	1.140
15	Balcony	1.825 Wide	
16	Utility	1.825 Wide	

1 Metre = 3.28 Feet



KEY PLAN : TOWERS B & E

Statement of Areas

Si. No.	Description	Carpet area	External wall area	Balcony area	Built up area	Common area	Total salable area
1	Sq.Mt.	137.08	10.38	27.3	174.76	34.29	209.03
2	Sq.Mt.	1475.5	111.73	293.86	1881.12	369.14	2250
3	%	365.58	4.97	13.06	83.61	16.39	100

$$\text{Common Area} = \left(\frac{\text{Super Built up Area} - \text{Built up Area}}{\text{Super Built up Area}} \right) \times 100 = 16.39\%$$

All dimensions are mentioned in mm.
1000 mm = 3 feet 3/8 inch

UNIT NOS. - 1, 2, 3 & 4

3 BHK + 3 T + SERVANT ROOM

CARPET AREA : 1,475.53 SQ. FT.

SUPER BUILT-UP AREA = 2,250 SQ. FT.

*6 TOWERS.
URBAN FOREST.
BRIDGE IN BETWEEN.*

EMINENCE

GALLERY







LUXURY
IN MAKING



EMINENCE
AT NOIDA SECTOR-150
Architect Hafeez Contractor

Marketed by



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