





RERA REG NO. UPRERAPRJ6734

LUXURY
Line... | EXCLUSIVE FOR
EXCLUSIVES



Artistic Impression

11
Towers

1502
Apartments

29
Penthouses

41
Garden Floors

SPLENDID

ALLURING

TRANQUIL

SERENE



Artistic Impression



Artistic Impression

PRESENTING ACE DIVINO:

An elegant and stylish blend of contemporary chic
and country charm





SPACES THAT ARE SKILFULLY PLANNED AND BUILT WITH DEDICATION

Exclusive range of 2/3/4 BHK homes, garden floors and penthouses. These are beautifully designed unique and distinctive accommodations in which light and space are key features. With an exceptional attention to detail, outstanding specifications and stunning views, the homes at Ace Divino will mesmerize you in every sense.

WHY NOIDA?

There are a number of advantages of living in Noida and Greater Noida, whether you are working in the town or living in the locale. There are factors such as smoother connectivity, easy transportation, standard of living, convenience of schools and educational institutions, health care facilities, entertainment areas and shopping malls which make this city better and more liveable in comparison to other regions of NCR.



Artistic Impression



**ACE
DIVINO**

GR. NOIDA (WEST)

RERA REG. NO. UPRERAPRJ6734





Artistic Impression

YOUR HOME SHOULD ALWAYS TELL YOUR STORY,
AND BE A COLLECTION OF WHAT YOU LOVE.



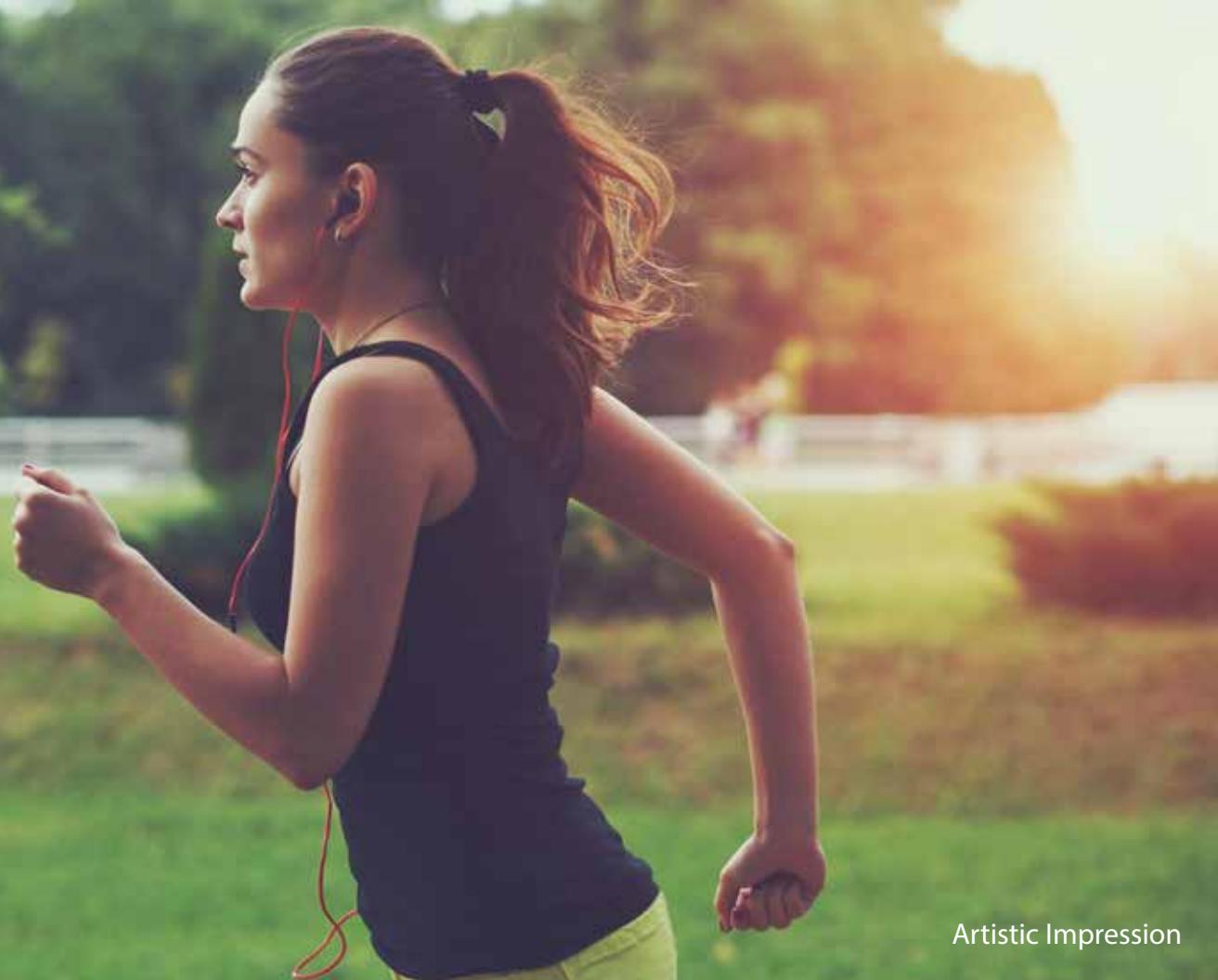
PICTURE PERFECT.

INSIDE OUT

Spectacular views all around your home with a soothing experience inside. The thoughtfully done landscaping at Ace Divino provides mesmerizing views from every corner of the project. Some can say, exactly as they always wanted.



Artistic Impression



Artistic Impression



Artistic Impression



Artistic Impression



Artistic Impression

PROJECT AMENITIES



Swimming pool with separate pool for kids



Yoga and meditation hall



Fully equipped gymnasium



Health club and Spa



Restaurants



Club lounge



Pool and billiards table



Table tennis room



Indoor games



Multi purpose hall and senior citizen hall



Temple



Badminton court



Jogging trails and Parks



Amphitheatre and skating rink



Artistic Impression



Artistic Impression

EXPERIENCE THE SUBLIME- THE ZEN GARDENS

Where serenity pervades in every corner and the design seeking to fill your life with peace follows a global standard. Living here is experiencing a new facet of life. That's the beauty of Ace Divino, which blends the charm of modern lifestyle with contemporary aspirations. Presenting zen gardens in the middle of towers for the ease of relaxation with the scenic beauty of nature.



Artistic Impression

SOMETHINGS ARE LIMITED
EDITION BUT ONLY FEW
ARE PERFECT

An extraordinary offering developed by the best in business. Ace Divino offers you everything which is essential for an ideal lifestyle. There are plenty of spaces to enjoy, celebrate, relax and rejuvenate yourself.



Artistic Impression

SITE LAYOUT

- | | | |
|--------------------|---------------------------|-----------------------|
| 1. SITE ENTRY | 10. FLOATING TREE COURT | 19. BADMINTON COURT |
| 2. COMMERCIAL AREA | 11. FLOATING PAVILIONS | 20. CHESS BOARD |
| 3. CLUB | 12. HIBISCUS COURT | 21. SNAKE AND LADDERS |
| 4. SWIMMING POOL | 13. WATER BODY | 22. CROQUET COURT |
| 5. TOWER DROP OFF | 14. MEDITATION LAWN | 23. CLUB ENTRY |
| 6. KIDS PLAY AREA | 15. SCULPTURE PLATFORM | 24. BASEMENT RAMPS |
| 7. AMPHITHEATRE | 16. CRICKET PITCH | |
| 8. TEMPLE | 17. TENNIS COURT | |
| 9. STEPPED SITTING | 18. HALF BASKETBALL COURT | |

All specifications, design, layout images, conditions are only indicative and some of these can be changed at the discretion of the builder/architect/authority. These are purely conceptual no legal offerings. Applicant/Allotee shall not have any right to raise objection in this regard. The Dimension are rounded off to nearest Inch. 1 sq. mtr. = 10.764 sq. ft., 304.8 mm = 1'-0".





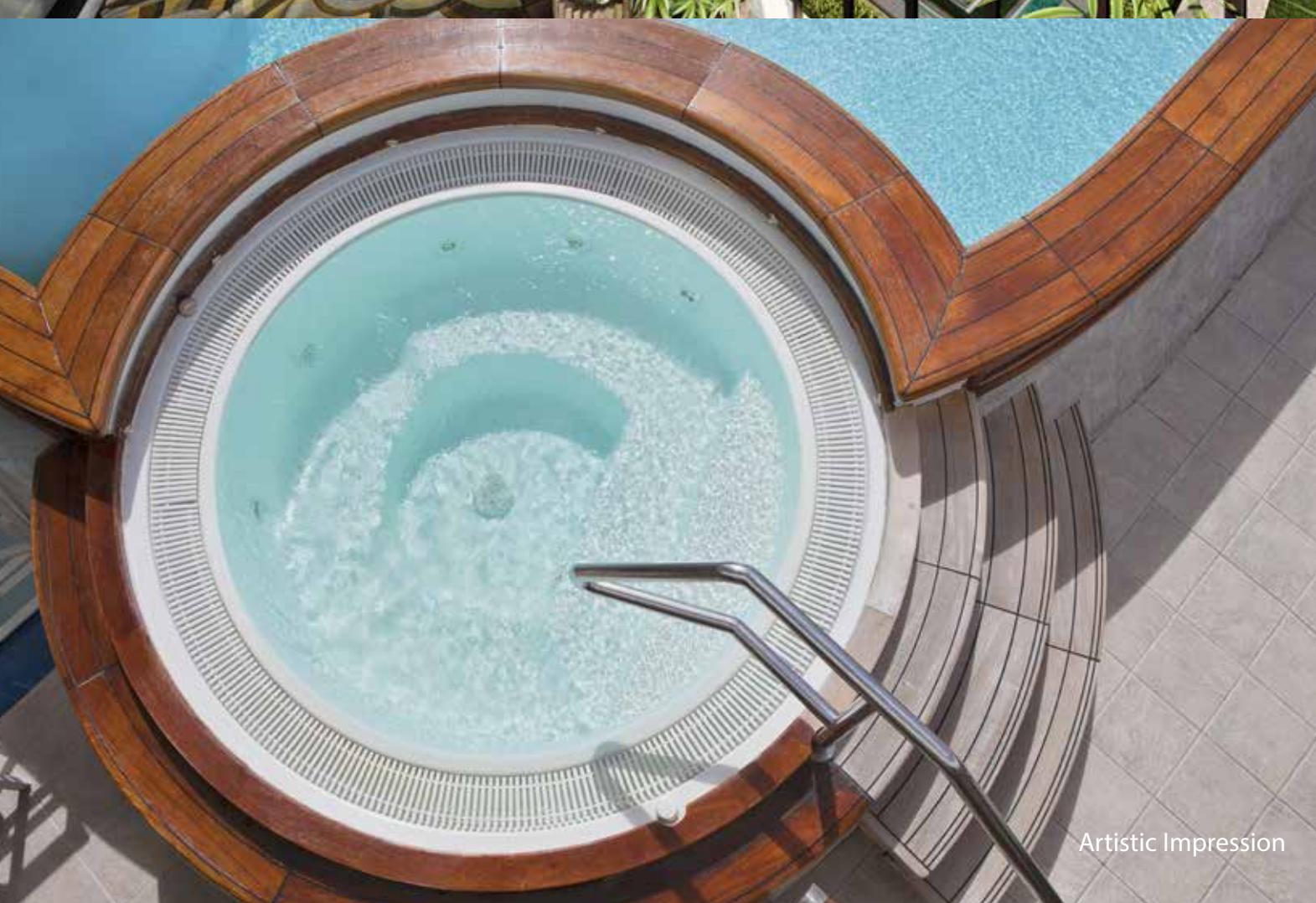
Artistic Impression

SPECIFICATIONS





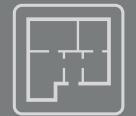
Artistic Impression



Artistic Impression

JUST HARMONIOUS
INTERIORS WHERE SIMPLICITY
BEATS COMPLEXITY

The units at Ace Divino give a rich and luxurious experience. The prime use of finest materials with best combinations are done in every corner. From the high entrance door to the wooden textured flooring in the master bedroom, from the fine granite slab in the kitchen to the glass cubicle in bathrooms, every design seems like a masterpiece.



UNIT

- 8' High main door with a vancer front.
- Vitrified tiles on floors.
- Granite stone Kitchen slab.
- Travertino cladded tiles in common washrooms.
- Wooden textured tiles in Master Bedroom and in dressing area.
- Wall hanging WC's in washrooms.
- Glass cubical shower
- Tiles of upto 8' in washrooms.
- Balconies are embellished with wooden plank texture tiles.



PENTHOUSE

- Wooden textured tiles on terrace.
- FRC planters/RCC planters/Both.
- M.S. Pergola
- Jacuzzi and Deck around Jacuzzi with textured tiles/Granite Stone.



Artistic Impression



WHERE WAITING ITSELF IS AN INDULGENCE

The double height and grand entrance lobbies at Ace Divino gives an aristocrat ambience to anyone who is entering the zone. With optimum use of brass and glass the lobbies are fully air conditioned with flooring of Italian marble. The lift doors are embedded with bronze metal. For better security there is only one point entry access in each tower.



LOBBY

- Spacious double height lobby.
- Brass & glass on entrance.
- Facade with a double height door.
- All around wooden panelling with Italian marble on the walls and a brass lining in between the walkway.
- Fully air conditioned.
- Bronze lift doors
- Italian marble flooring.
- Restricted one-point entry to the tower.
- Cobbled drop off with featured wall.



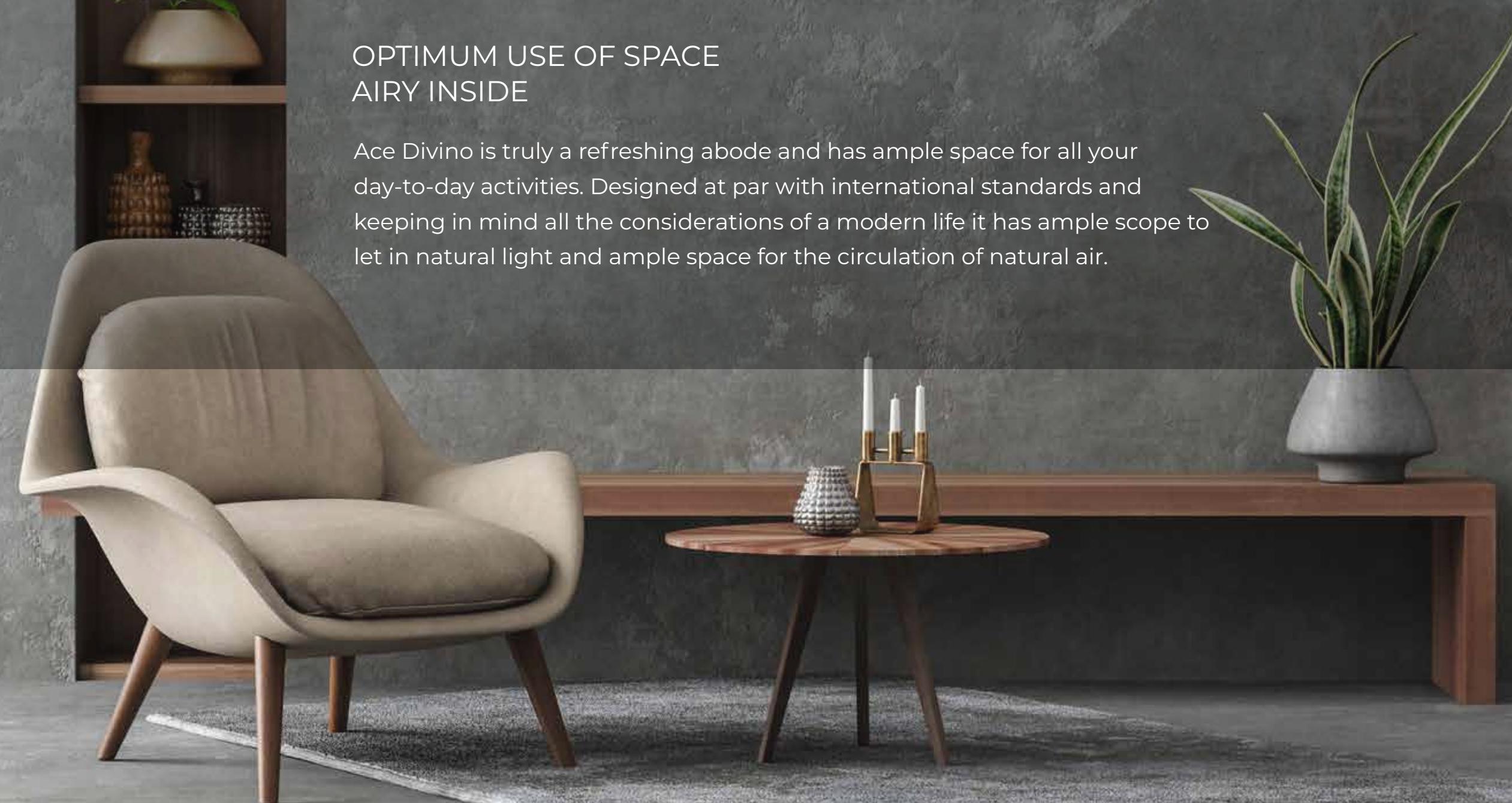
TOWER

- Mitsubishi lifts.
- GRC jaali on the facade with lighting.
- Granite flooring on all lift lobbies.
- M.S. railing in glossy finish.
- State of the art security.

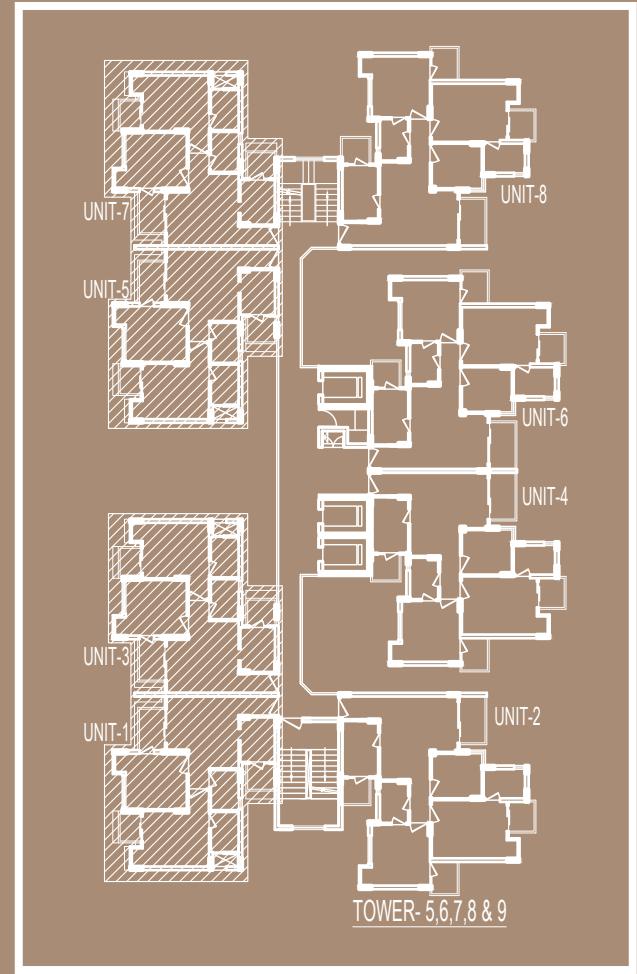
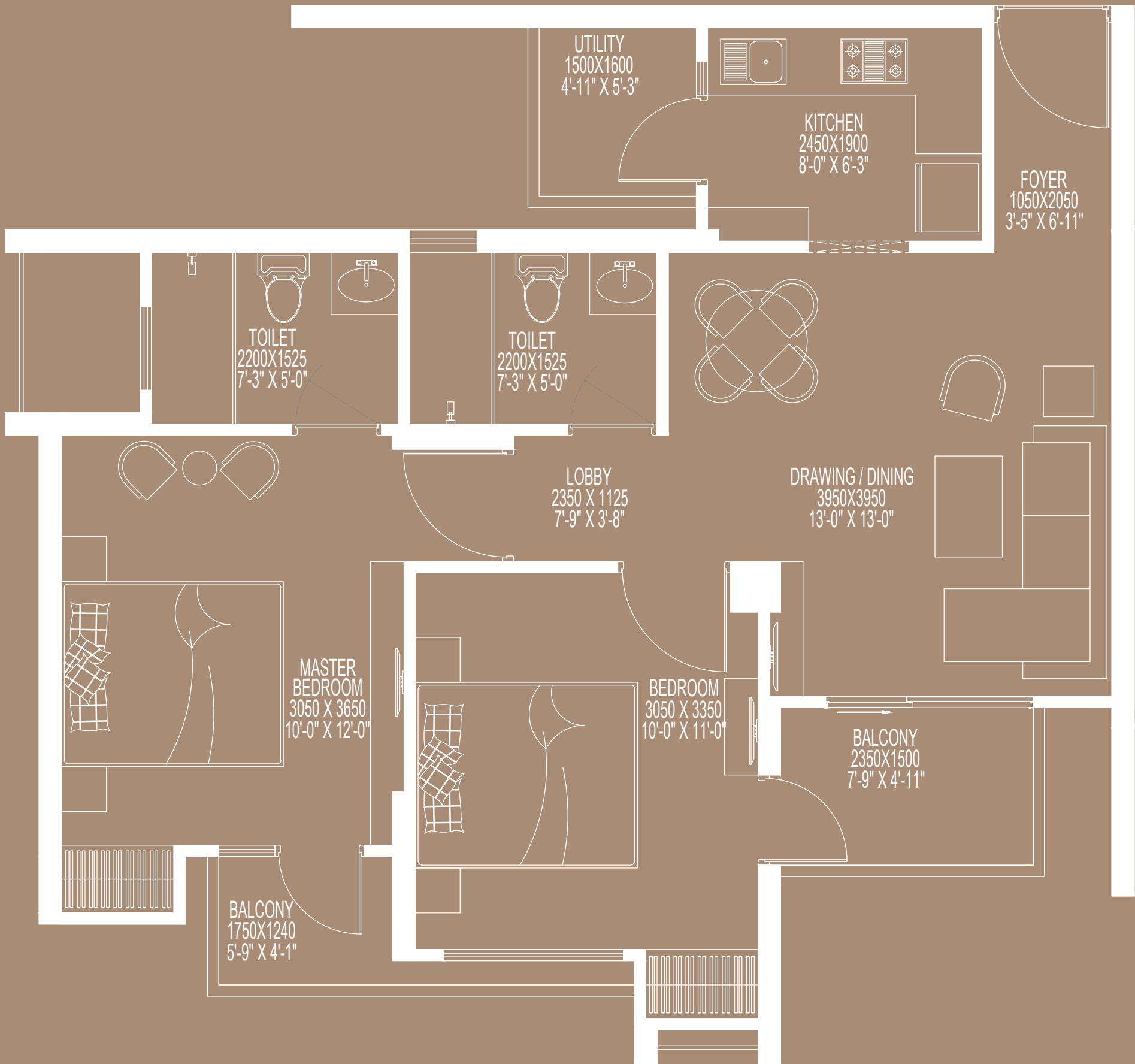


OPTIMUM USE OF SPACE AIRY INSIDE

Ace Divino is truly a refreshing abode and has ample space for all your day-to-day activities. Designed at par with international standards and keeping in mind all the considerations of a modern life it has ample scope to let in natural light and ample space for the circulation of natural air.



FLOOR PLANS



995

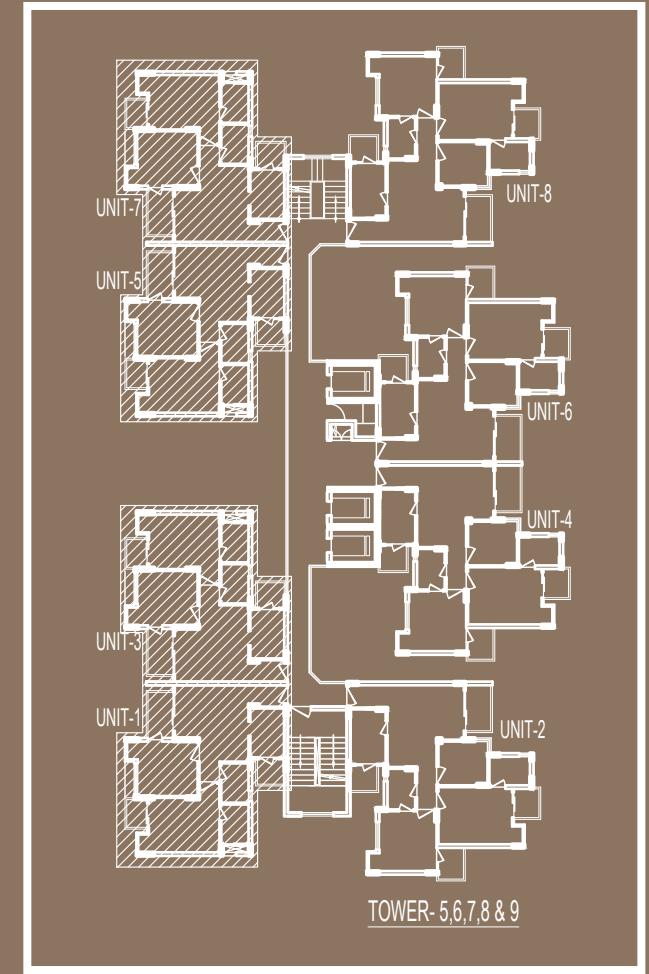
2 Bedrooms + 2 Toilets

Carpet Area = 55.20 SQM. (594.17 SQFT.)

Balcony Area = 8.14 SQM. (87.61 SQFT.)

Area Under External Walls, Columns &
Shafts = 7.28 SQM. (78.36 SQFT.)

Common Area = 21.82 SQM. (234.86 SQFT.)



1050

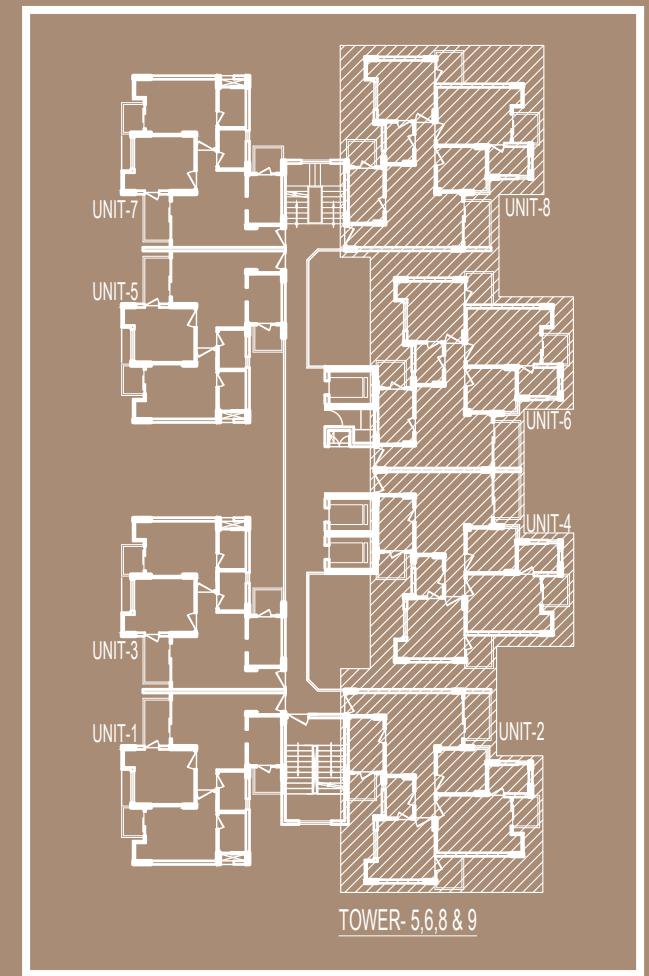
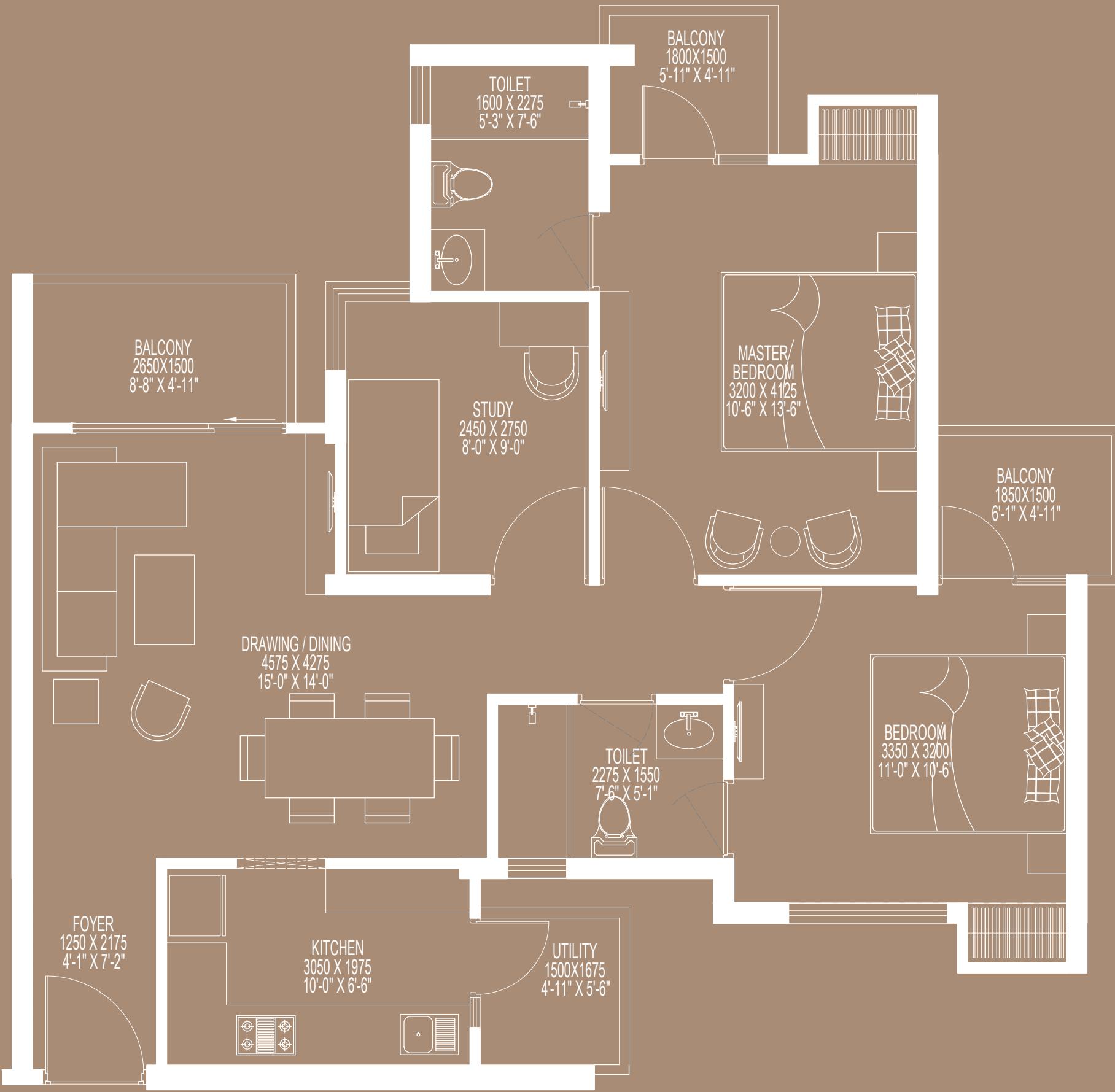
2 Bedrooms + 2 Toilets

Carpet Area = 58.08 SQM. (625.17 SQFT.)

Balcony Area = 8.62 SQM. (92.78 SQFT)

Area Under External Walls, Columns &
Shafts = 7.55 SQM. (81.26 SQFT.)

Common Area = 23.30 SQM. (250.79 SQFT.)



1245

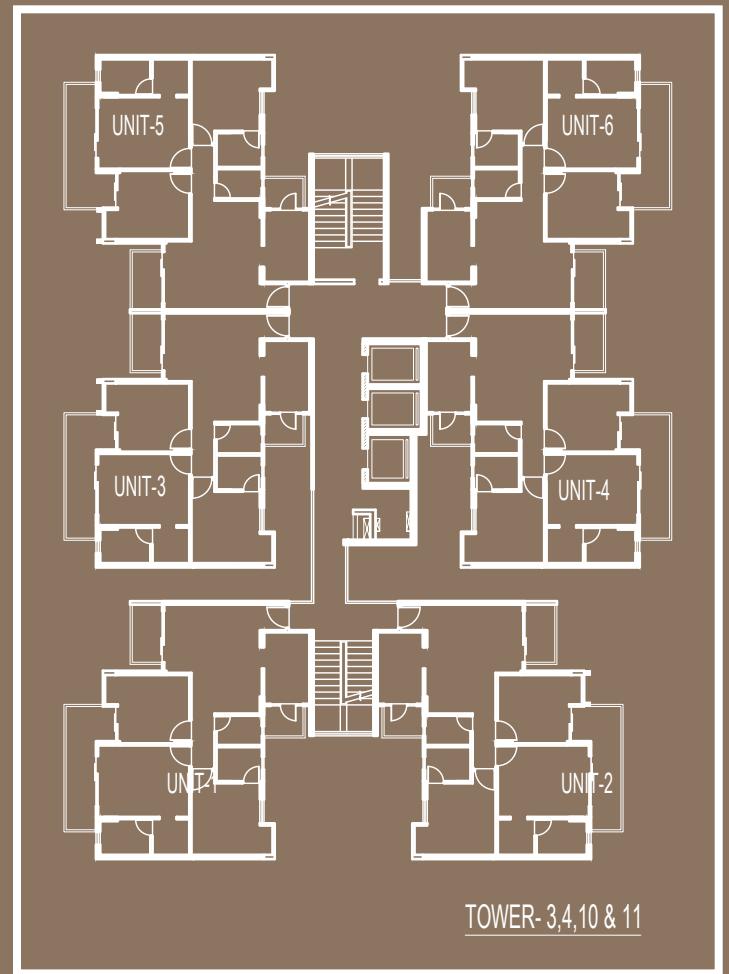
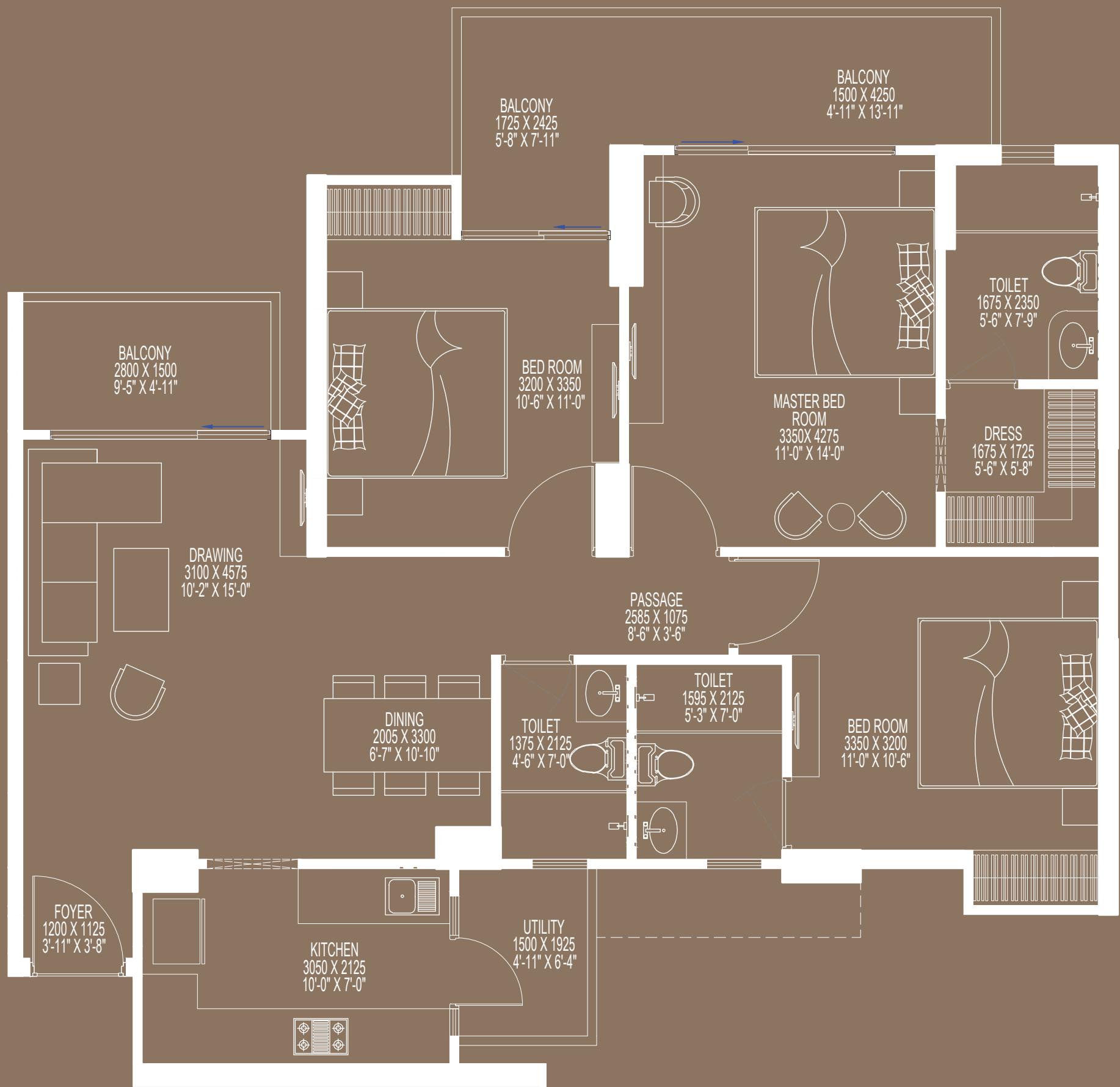
2 Bedrooms + 2 Toilets + Study

Carpet Area = 70.09 SQM. (754.44 SQFT.)

Balcony Area = 11.89 SQM. (127.98 SQFT.)

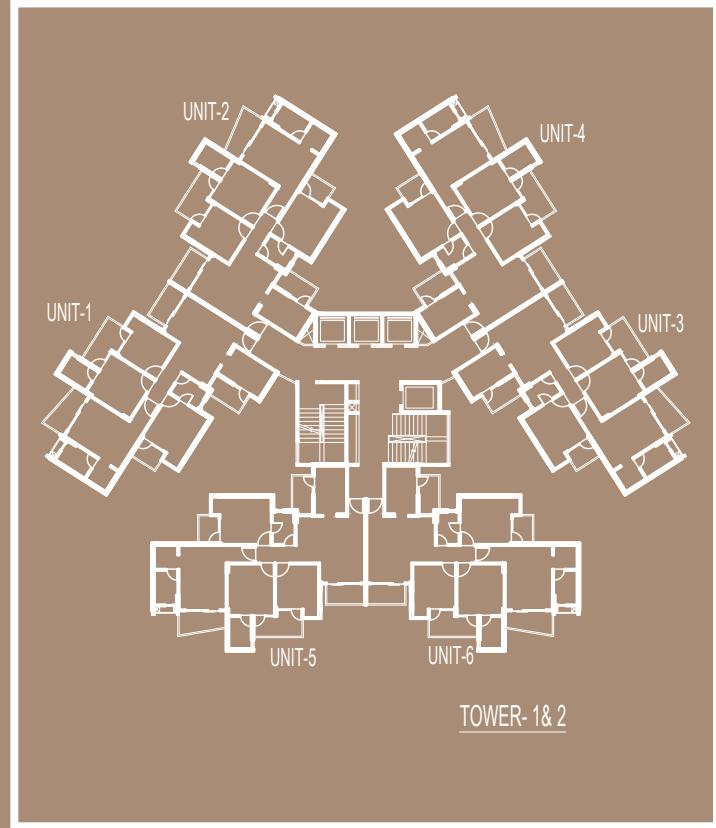
**Area Under External Walls, Columns &
Shafts = 7.10 SQM. (76.42 SQFT.)**

Common Area = 26.59 SQM. (286.16 SQFT.)



1565

3 Bedrooms + 3 Toilets
 Carpet Area = 86.75 SQM. (933.77 SQFT.)
 Balcony Area = 17.58 SQM. (189.23 SQFT.)
 Area Under External Walls, Columns &
 Shafts = 6.59 SQM. (70.93 SQFT.)
 Common Area = 34.55 SQM. (371.89 SQFT.)



1875

4Bedrooms + 3Toilets

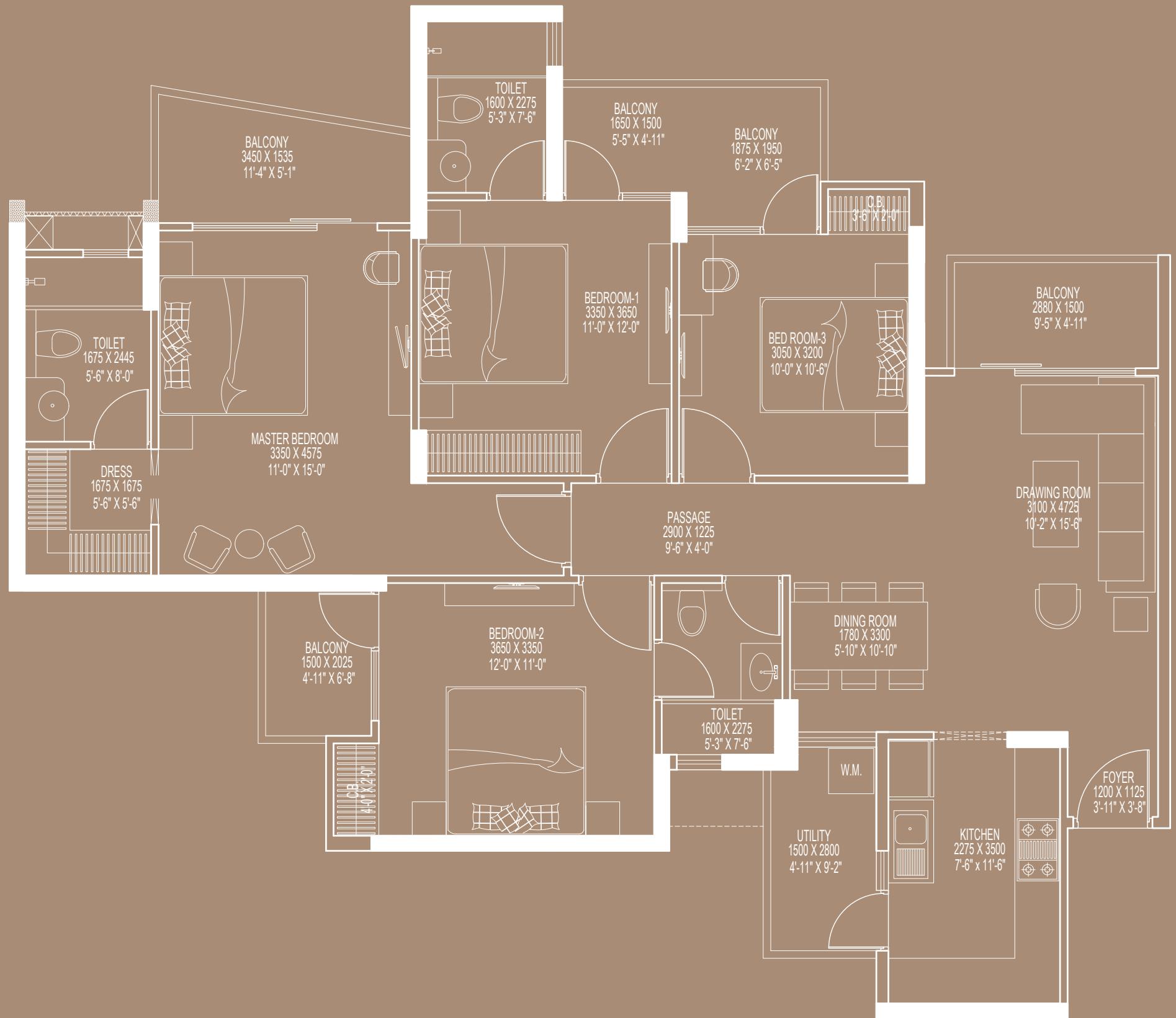
Carpet Area = 104.66 SQM. (1126.56 SQFT.)

Balcony Area = 22.58 SQM. (243.05 SQFT)

Area Under External Walls, Columns &

Shafts = 10.53 SQM. (113.34 SQFT.)

Common Area = 36.50 SQM. (392.88 SQFT)





Artistic Impression



PENTHOUSES

LUXURY IS THE BALANCE OF DESIGN, IN THE SENSE
OF BEAUTY AND HIGHEST QUALITY.

LUXURY LIVES IN THE FINER DETAILS.



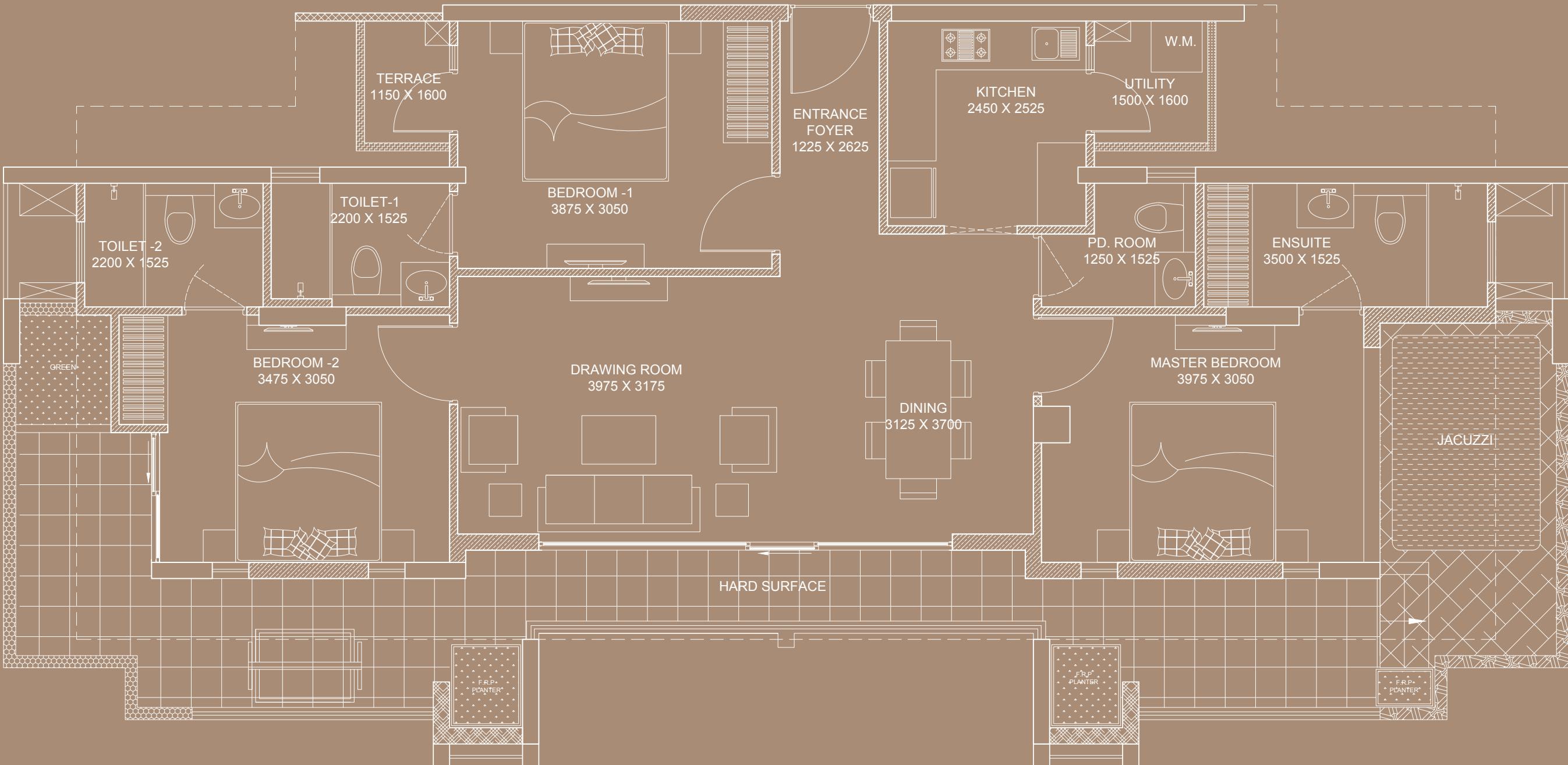
Artistic Impression

DISCOVER THE AWE-INSPIRING

The most popular among those who want to have their magnificence and luxury accommodations at the bird's flight high and feel themselves as the monarch of the high society. Experience the exclusive line of penthouses which have the best placements, designs and finishes to delight and excite the most scrupulous clients.



Type C Tower 5,6,7,8 & 9

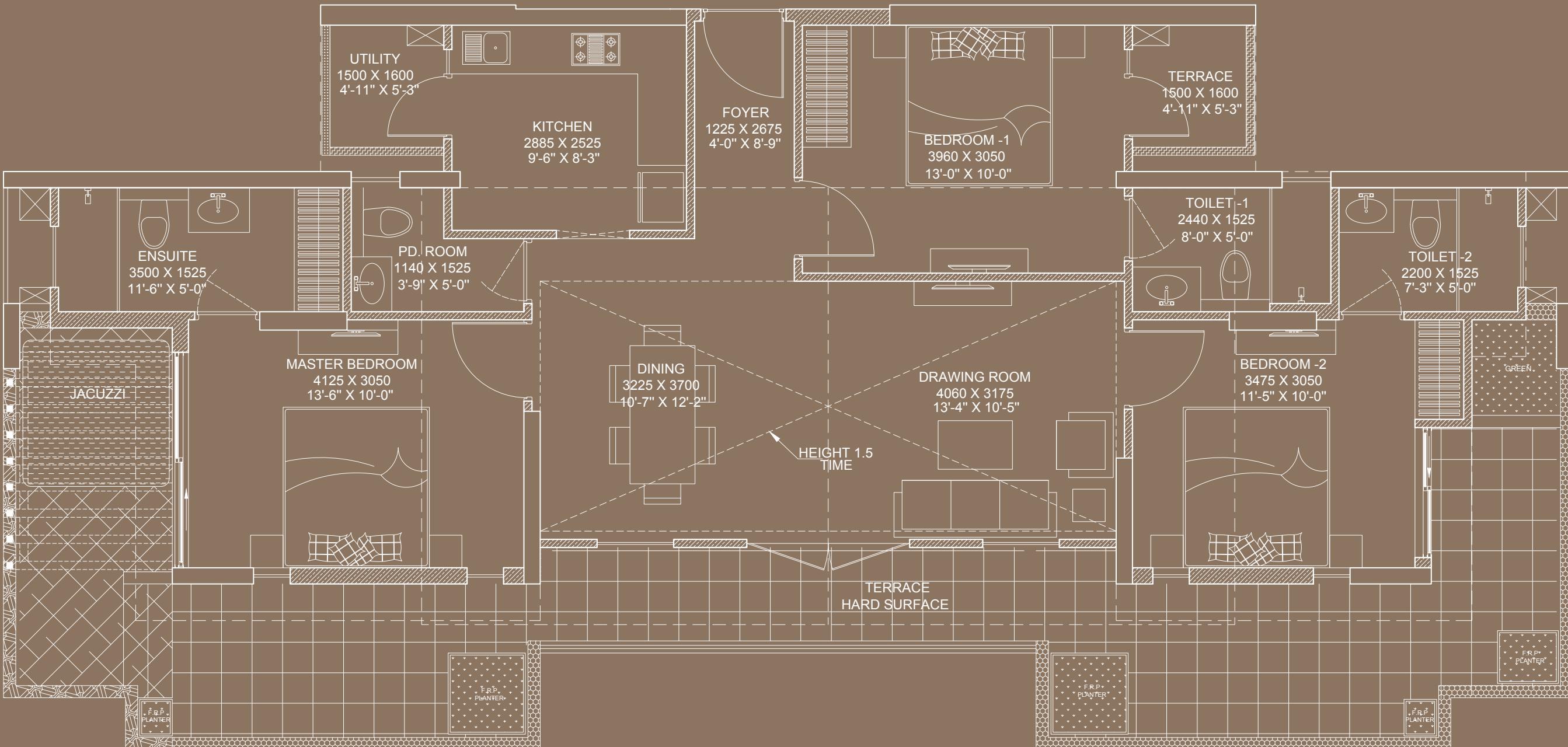


1750

- 3 BHK + 3T + PD. ROOM
- UTILITY & BALCONY AREA = 4.23 SQM. OR 45.53 SQFT

- CARPET AREA = 86.71 SQM. OR 933.34 SQFT.
- TERRACE AREA = 40.89 SQM. OR 440.13 SQFT

Type D Tower 7

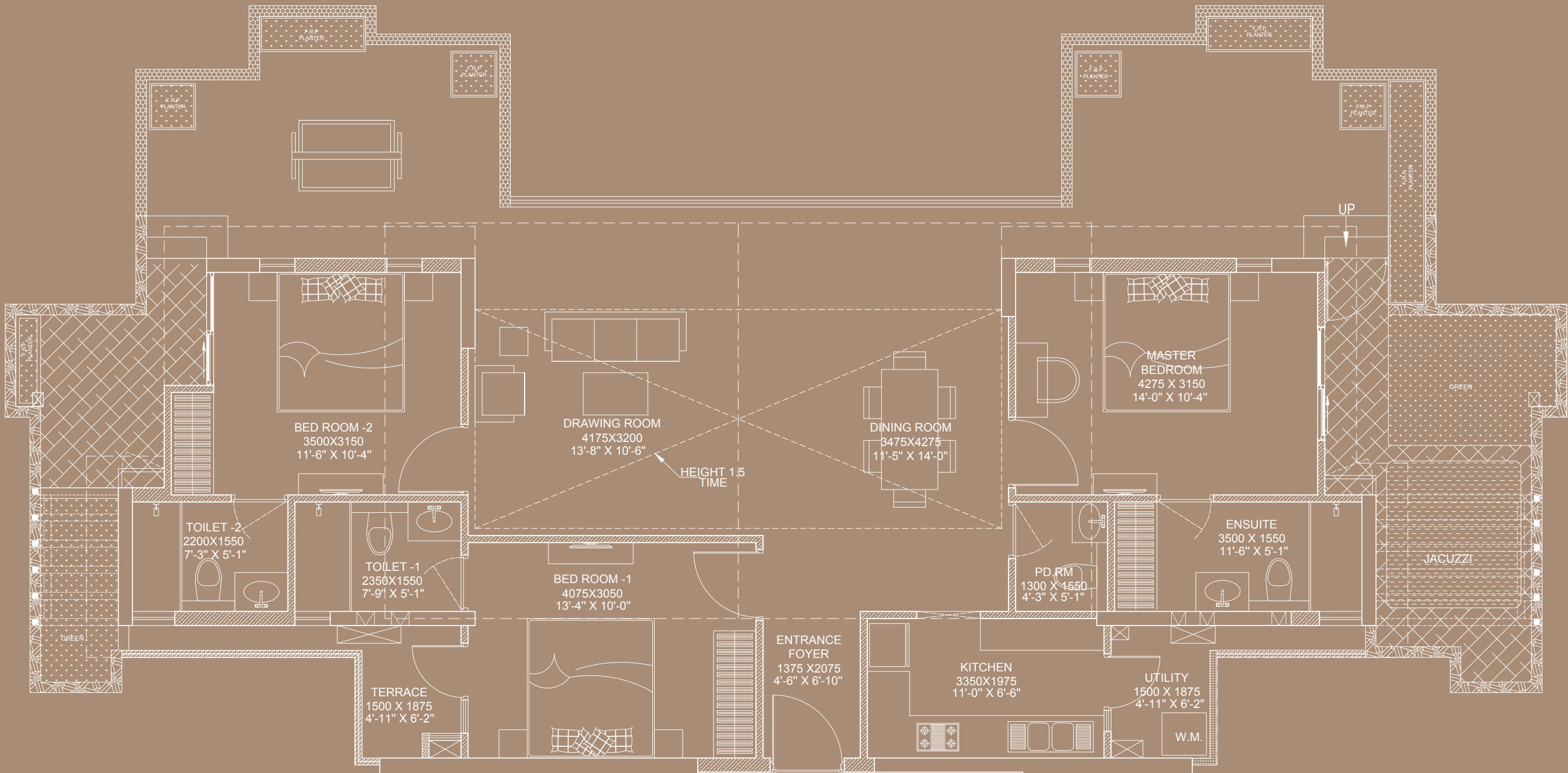


1750

- 3 BHK + 3T + PD. ROOM
- UTILITY AREA = 4.80 SQM. OR 51.66 SQFT

- CARPET AREA = 89.74 SQM. OR 965.96 SQFT.
- TERRACE AREA = 44.20 SQM. OR 475.76 SQFT

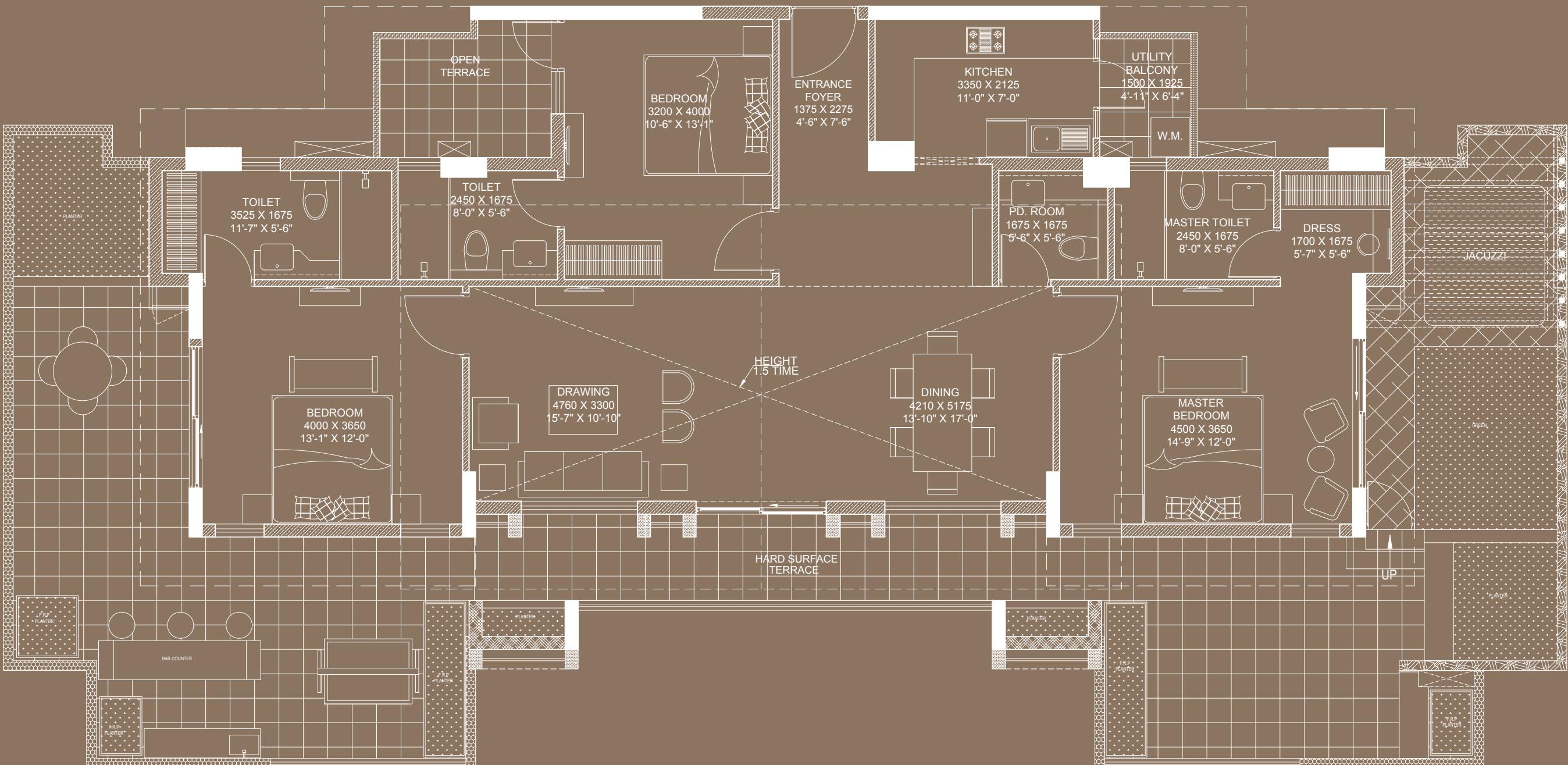
Type B Tower 5,6,8 & 9



1850

- 3 BHK + 3T + PD. ROOM
- UTILITY AREA = 2.84 SQM. OR 30.56 SQFT
- CARPET AREA = 94.10 SQM. OR 1012.89 SQFT.
- TERRACE AREA = 76.02 SQM. OR 818.27 SQFT

Type E Tower 3,4,10&11

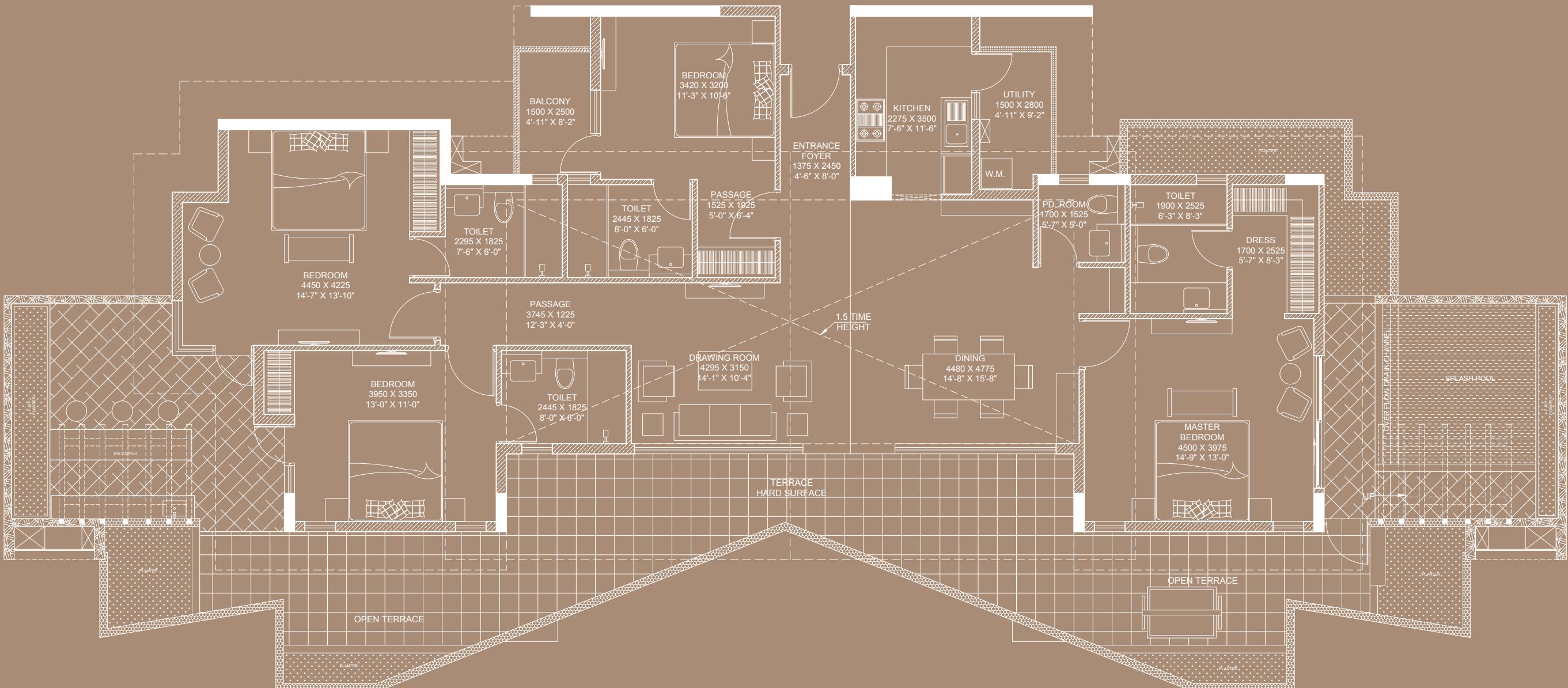


2315

- 3 BHK + 3T + PD. ROOM
- UTILITY AREA = 2.88 SQM. OR 31.00 SQFT

- CARPET AREA = 113.55 SQM. OR 1222.25 SQFT.
- TERRACE AREA = 102.60 SQM. OR 1104.38 SQFT

Type A Tower 1&2



2790

- 4 BHK + 4T + PD. ROOM
- UTILITY & BALCONY AREA = 7.81 SQM. OR 84.06 SQFT
- CARPET AREA = 148.16 SQM. OR 1594.79 SQFT.
- TERRACE AREA = 118.23 SQM. OR 1272.62 SQFT

**Starcity Real Estate Pvt. Ltd.**

Site off.: Plot No GH-14A, Sector-1, Greater Noida (West),
201306

www.ace-divino.com

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