

LOCATION PLAN



perfect harmony with nature...

PROMOTERS



Sterling Contractors & Builders Pvt. Ltd.



Pride City, Near Spring Valley,
Katara Hills, Bhopal M.P.
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All visual photographs used in this brochure are artists impressions. All specifications, sizes & layout etc. are tentative & subject to such variations, additions as decided by the Architects or by the Promoters.

MEMBER



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*imagine living with nature
and close to the city*

Strewn around each cluster of **Pride City**, are the gardens, resplendent with exotic species of trees, waterfalls, pristine meadows and water bodies. Designed to enthrall and delight, soothe and heal. The Gardens are an invitation to walk, to contemplate, to become one with nature, forgetting everything else, to see it all in perspective.

Imagine living in the Garden of Eden, being surrounded by the bounties of nature that cocoon you in its beauty. Imagine living in a self contained oasis, where you're a part of a beautiful palette of colours, textures and sounds, where you experience a sense of peace and contentment, secure in the knowledge that you're a part of something special. It will be a city within a city, a microcosm of the green township of **Pride City** with homes as beautiful inside as the view outside.

Surrender completely to the natural beauty. Surround yourself with acres of refreshing greens. Experience what clean, healthy living should be.





*style in context to modern living
infused with fresh meaning.*

Welcome to **Pride City**

Spread across 10 acres of prime land in Katara Hills, at one of the most superior locations that Bhopal City has to offer. This integrated township offers an upscale residential lifestyle, overlooking a magnificent open and green area. **Pride City** is one of the lowest density projects in the entire region with large lush green open spaces (Approx 40% open and green area.). It offers its residents picturesque and tranquil surroundings along with top of the line amenities.

Pride City has 6 sky scraping towers with large 2-3 bedroom luxury apartments and 3-4 bedroom luxury bungalows, overlooking the large garden, lush greens well developed plantation. The **Pride City** will have extensive recreational facilities that celebrate the outdoors, such as landscaped public areas, planted parks, jogging trails and walkways.



about the makers of Pride City

Sterling Contractors and Builders Pvt. Ltd. is a name to reckon with in the real estate development in the city of Bhopal. Sterling has been in the construction industry for last 5 decades and diversified into Real Estate Development in 1996. Since then Sterling has delivered many residential milestones to the city of Bhopal. Value for money and high return on investments has been the motto for Sterling all through.

Balajee Associates is a well-known name in Bhopal and is promoted by Bharat Pictures Ltd. (Owners of Bhopal & Bharat Cinema Halls), which has their existence for the last 5 decades in the entertainment industry. The Group is also involved in real estate development for last 12 years and has completed projects successfully.

Globes Realty is in the field of real state since 1996 and in construction industry since 2006 and has carried out various projects.

Sterling, Balajee Associates and Globes Realty are an embodiment of tremendous talent and imaginative innovations. The group exhibits a fresh approach to the real estate developments. Above all, Sterling Builders & its associates have always maintained focus on integrity, customer delight and commitment to deliver. The real estate projects by Sterling and its allies offer you more choice in terms of location, design, budget and is the best choice when it comes to perfect investment in real estate.

Our on going projects



A colony of
186 luxurious
apartments



A premium colony
residential plots
spread over 22.75 acres



A commercial business
centre having built up
area of over 6.50 lac sqft





the pride club

The Clubhouse is the jewel of the premises. From the ambience to the acoustics, from cosiness to comfort, it offers the latest and the best. Drown the day's tensions in the stream of friendly chatter. Options abound to adapt to a fitness and health regimen that best suits you. Choose what inspires you the most. Refresh, revive, rejuvenate and recharge in great style.

- Indoor game facility like table tennis, pool games etc.
- Fitness Center with facilities like Mini Gymnasium, Aerobics/Yoga etc.
- Lounge area offering excellent view of the greens, mini library & sit-out having excellent sound system.
- Landscaped garden around the club house.
- Utility hall .



Blended amenities are truly impressive

- Beautiful main entrance Foyer with round the clock security arrangement.
- Vastu based campus layout.
- Club House having all modern amenities like gymnasium, pool table, table tennis, etc.
- Basket ball court & practice area for lawn tennis
- Jogging / walking track.
- Beautifully Landscaped Gardens & Children Play areas.
- Community hall within Club House.
- Power backup for lifts and common areas.
- Adequate water supply through sump-well / borewells.
- A well-developed secured campus.
- Multiple sit-outs across the campus.
- Underground electrical & telephone cabling.
- Efficient sewage treatment & disposal system.
- Well designed rain water harvesting system.
- Cement concrete roads throughout the campus.
- Loan facility by leading Banks.
- Project Very near to AIIMS.
- Spacious and ventilated corridors in the apartments
- Well lit public/ common areas.



Layout plan

A P A R T M E N T S



*aesthetic
specifications*

STRUCTURE

Earthquake resistant R.C.C. Frame Structure design.

BRICK WORK

Using Good quality bricks.

FLOORING

Vitrified tiles in all rooms. Anti-skid tiles in porch, backyard, balcony & toilets.

FINISHING

Internal walls- Interior emulsion. Exterior walls- Exterior emulsion.

POP

POP Cornices in all rooms.

KITCHEN

Granite platform with steel Sink, glazed tiles in Dado upto 2' height above the platform.

DOORS

Flush Door with wooden section door Frames & aluminum hardware fittings.

WINDOWS

Powder coated aluminum windows with M.S. grills.

TOILETS

Concept based wall tiles upto 7' height, Anti skid tile on floor, Sanitary fittings of standard make, chromium plated bathroom fittings.

ELECTRICAL

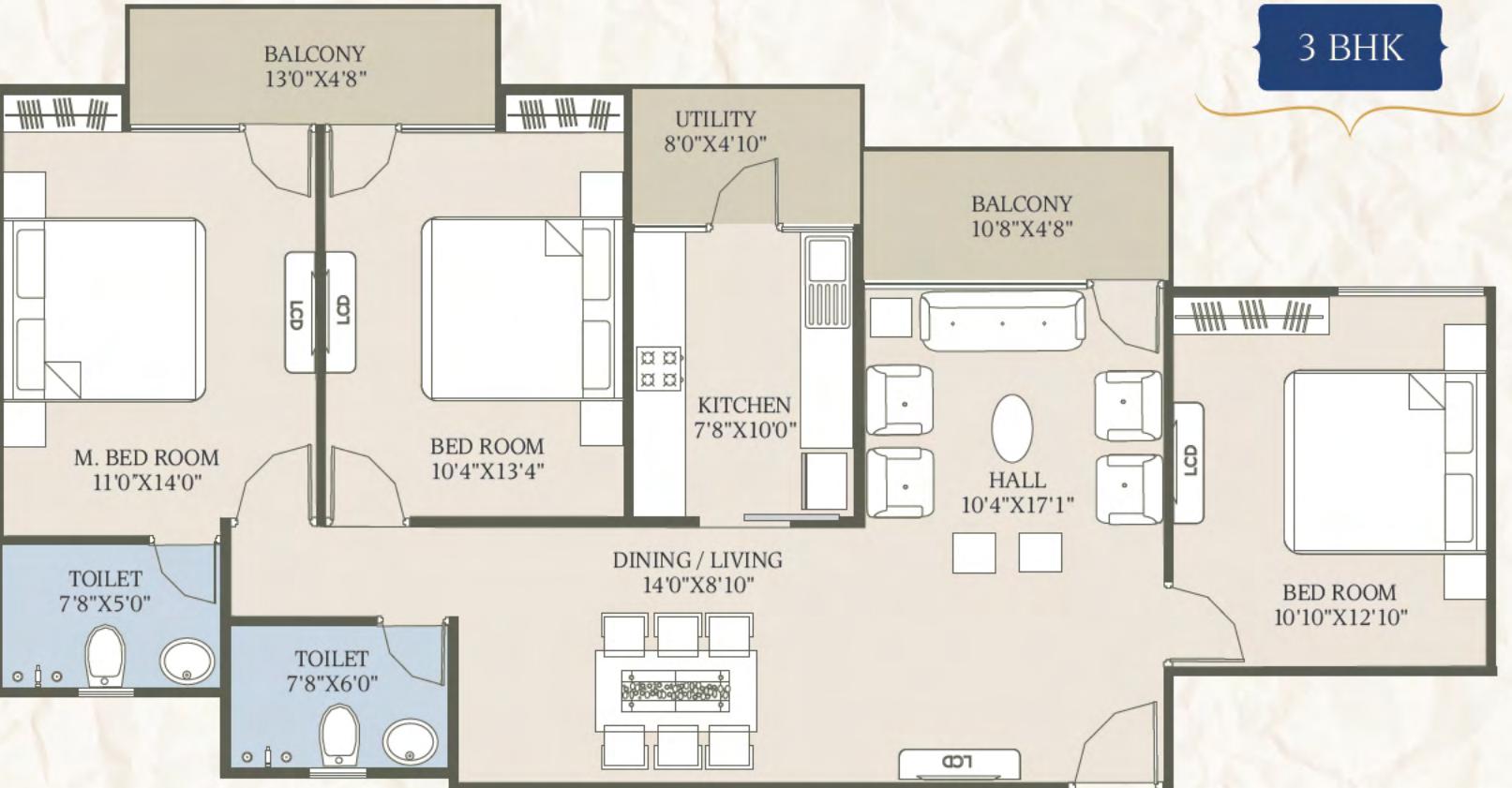
Concealed Copper Wiring with concealed pts. for TV & Telephone, MCBs, modular Switches, One AC point in master bedroom in 2 B/R flat & in 2 rooms in 3B/R apartment & duplex houses.

WATER TANK

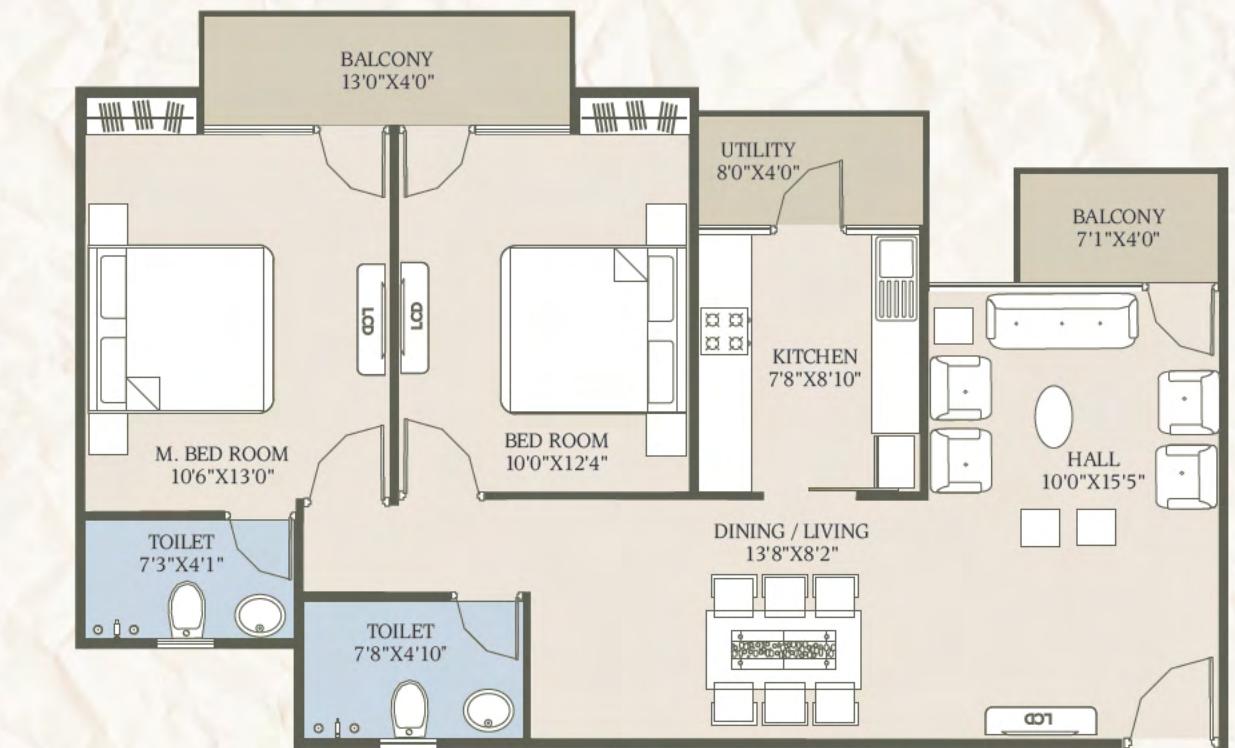
750 Ltr. 2 BHK, 1000 Ltr. 3BHK, 1500 Ltr. 4 BHK,

INVERTER WIRING

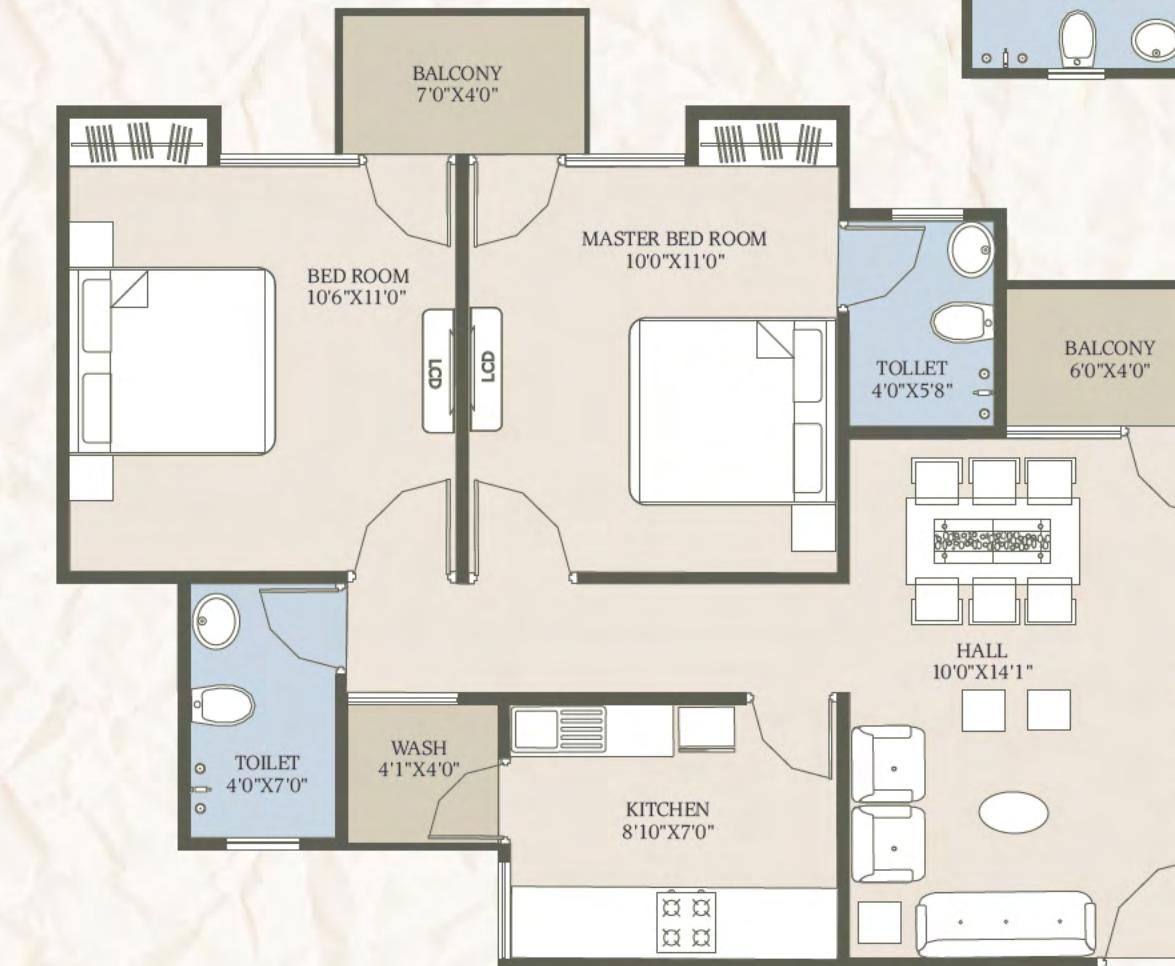
In all apartments & Duplex houses



3 BHK



2 BHK DELUXE



2 BHK

BUNGA LOWS

