



Now, Sonepat will be remembered the way it should be.



The next best thing to happen to NCR.



Presenting



DELHI EXTN.  
S O N E P A T

Just drive down to Omaxe City, Sonepat and you won't even feel that you're going away from Delhi. Not just because the 30 minutes drive is too pleasant to feel you're driving but also for the reason that the moment you step in to this 357-acre integrated township, it lives completely up to your aspirations of being a Delhite. Wide roads that acknowledge your presence, infrastructure that's as magnificent as you find in the capital and all this surrounded by sprawling landscapes. Omaxe City, Sonepat is the next best thing to happen to NCR.



A city that has reserved its place on  
the NCR's wall of fame.

Located at the holy banks of the river Yamuna, the city is believed to have been found as Swarnaprastra by the five Pandava brothers during the times of Mahabharata. Today, the city has lot more credentials to its name that makes it eligible for being NCR's next best. Proximity from almost all the major cities of NCR being just one. So, not just the township enjoys a location that's equally accessible to the major and minor neighboring cities like Faridabad & Gurgaon but promises ample of opportunities and a metropolitan lifestyle at very affordable prices.

- Just 30 mins from the capital city
- Endless business and educational opportunities
- In close proximity to industrial giants like Atlas Cycle Factory, ECE, Toyo Springs Ltd
- Near the rice mills of renowned brands like Aeroplane, Dawat etc.
- Adjacent to Rajiv Gandhi Education City with many acclaimed educational institutes coming up
- 5 mins drive from KMP<sup>®</sup> Expressway
- All





The closest example you can give while explaining Delhi.

Say "Sonepat" and your memories will take you through those splendid structures standing tall to reflect larger than life magnificence, palaces, shining tombs etc. And then, step in to Omaxe City, Sonepat and you will find marvelous structures redefining the yardstick of luxury living with a beautiful touch of its old glory. That's how we measure the class of living, creating a perfect blend of the real and ideal Sonepat. A pool of residential and business opportunities with all the bells and whistles of modern living. So, if you are still trying to match up with the pace of Delhi, it will certainly be worth reading further.





DETAILS OF PLOTS	
A	15.00 x 27.00
B	18.00 x 37.00
C	10.00 x 25.00
C1	9.00 x 25.00
D	9.00 x 18.00
E	13.50 x 25.00
E1	15.00 x 27.00
F	12.50 x 28.00
G	4.50 x 12.00
I	9.50 x 23.50
J	23.50 x 35.50
L	8.00 x 16.00

COMMUNITY SITES PLANNED		
SITE	REQUIRES	PROVIDED
1 NURSERY SCHOOL	5	6
2 TAXI STAND	1	1
3 CLINIC	250 Sq. M each	8
4 ATMs	5.75 Sq. M each	8
5 BEAUTY PARLOUR	12 Sq. M each	8
6 MULTI PURPOSE BOOTH	5.0 M x 5.0 M	8
7 HIGH SCHOOL	2	2
8 PRIMARY SCHOOL	4	6
9 CAFE	2	2
10 DISPENSARY	1	1
11 GYM/COMMUNITY CENTER	2	2
12 SUB POST OFFICE	2	2
13 RELIGIOUS BUILDING	15	2
14 POLICE POST	1	1
15 HEALTH CENTER	1	1
16 ELECTRIC SUB STATION	1	1
17 MILK & VEG BOOTH	7	7
18 NURSING HOME	7	8
19 1000 Sq. M each		



Tentative  
Layout Plan



Perhaps, the best salutation while addressing the NCR.

"Omaxe City, Sonepat" undeniably recalls the royal splendor of the old Sonepat while portraying the perfect example of metro living. Sky scraping residences with all the bells and whistles of modern living, stunning villas overlooking an extensive carpet of natural as well as carved out greens, strategically cut plots surrounded by all the elements of contemporary living and everything that attracts you beyond the walls. On one hand, where the sense of belongingness to the Golden City of Sonepat makes you feel purely distinguished, on the other, you enjoy being in the awe of the Delhi's lifestyle and ultra-modern features close at hand.



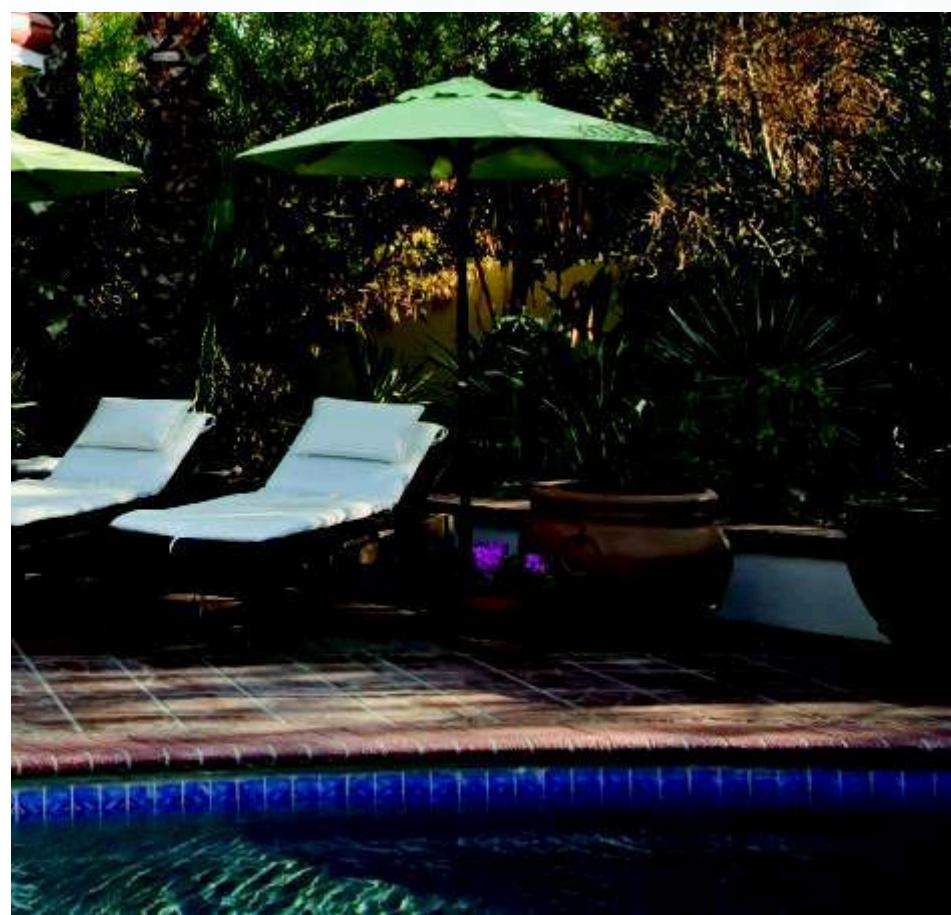
For those who believe a personal touch is not enough to call it your dream home.

King Size Plots (800/1000 sq. yards)

Where you have the luxury to stud your lifestyle with as many gems as you want to. Swimming pool, garden, magnificent bathrooms, spacious rooms, sit-out spaces, lavish kitchens. Let your imagination touch the extremes.

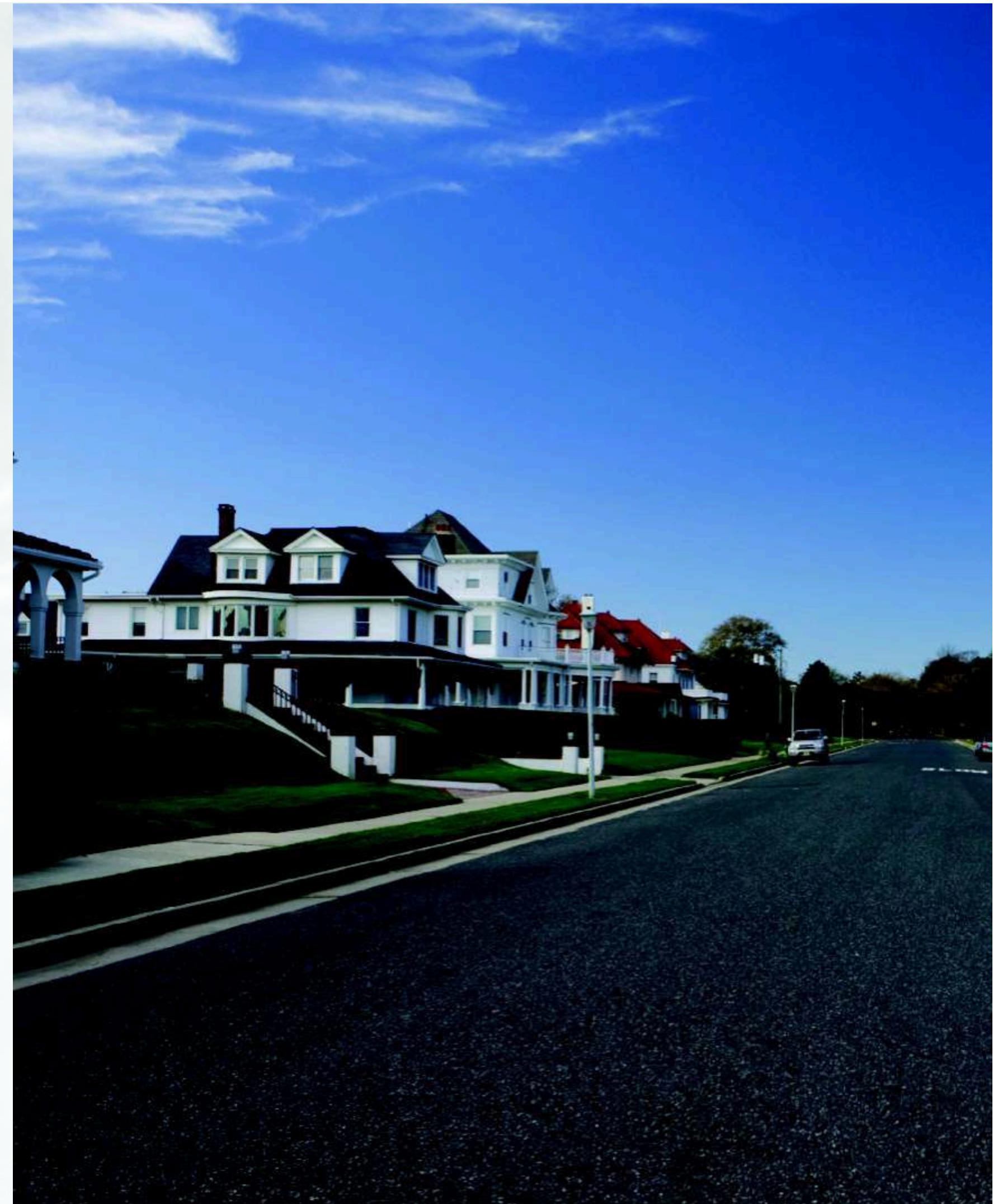
**Limited edition plots**





### Luxury Plots (500/300 sq. yards)

Old world mansion, fairytale cottage or a smart home. Enjoy the luxury to make your dreams fit in the size that suits you. Spacious family room, wide open balconies, modern bathrooms, modular kitchens Or make them as compact and luxurious as you want.





#### Elite Plots (267/200/150 sq. yards)

Who says making a lavish home, takes the savings of your lifetime? Here's an affordable option to make it just enough big to fit-in your dreams and as lavish as possible. Just make a pick from the range of our elite plots and just a bit of calculation can turn your plot into your dream abode. Kitchen gardens or sprawling greens, our elite range of plots gives you the freedom to customize your dream space amidst world-class structures and facilities.

#### **Limited edition plots**





*Swarnaprastha*

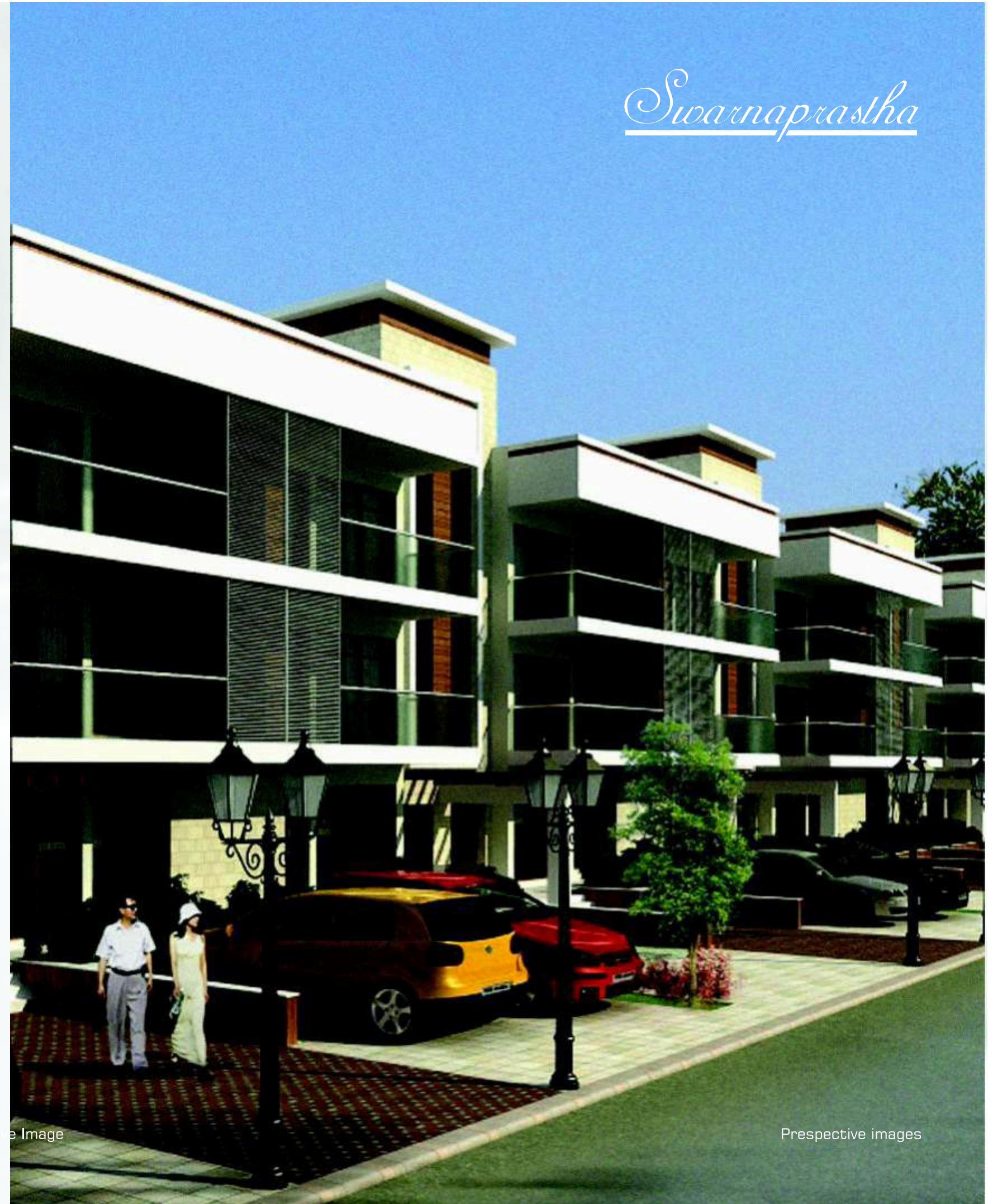
A myth breaker for those  
who thought apartment living  
is about space efficiency.

*Swarnaprastha*

Independent Group housing

100 rare floors exhibiting a unique blend of comfortable and affordable independent floor housing, designed on 3BHK pattern, with each floor built in 1200 sq. ft. Swarnaprastha keeps you away from the hustle & bustle and high prices of Delhi while giving you a continuous and easy access to its advantages. Innovative G+2 independent floors that don't just give you the luxury of space and lifestyle but also the luxury of complete privacy. Add to it, the lavish interiors opening into huge sit-out balconies, surrounded by a pristine environment. What else do you need to justify the name 'Swarnaprasth'.

**Completely sold out.**



Perspective Image

Perspective images



## OMAXE HEIGHTS

Perspective image



Actual site image



Group Housing at its new height

Tastefully designed 2B/R apartments built in 1165 sq. ft. surrounded by all the bells and whistles of modern living, Omaxe Heights is not just about comfortable residences but a lifestyle studded with sheer luxury.

- Spacious Drawing & Dining Rooms
- 3 huge sit-out balconies
- 2 Bathrooms
- 2 elevators for each apartment
- Dedicated open & covered parking
- Separate club for group housing
- 100% power back up
- Entrance from 45m sector road
- Open kids' play area



Or may we call it NCR's real estate  
bar-graph?



SCO (Shop cum Office)

- Limited edition independent shop cum offices •
- Covering 204 sq. yards of area •
- Spread over three floors •
- 150 SCOs •
- Located on 45m sector road •
- Completely sold out •





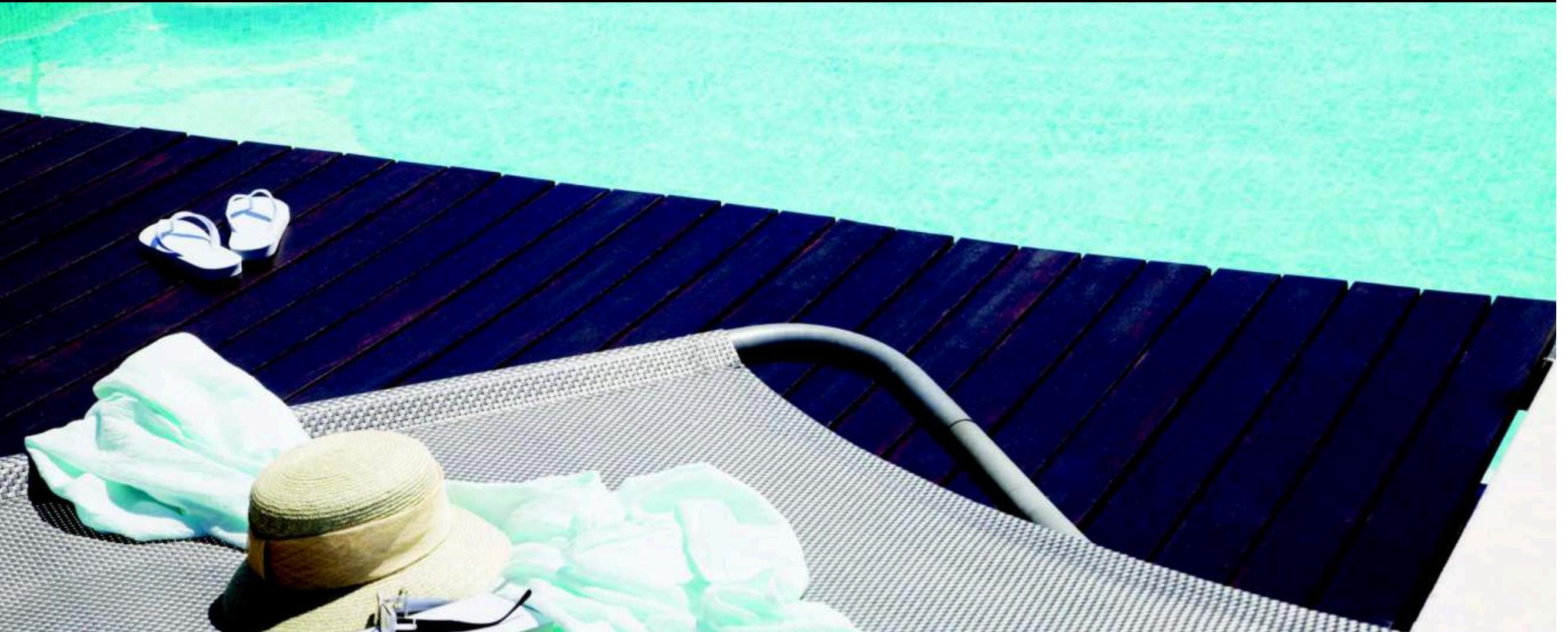
Perspective Image



## OMAXE PLAZA

- Spread over three floors
- Built up area of 75,000 sq. ft.
- Access from 24m wide road
- Entrance from both highway and inside
- Dedicated underground parking for shop owners
- One-stop destination for the 3500 residents

**Construction in full swing. Possession to be given in March, 2012.**





## NCR's growing! So, why not its entertainment?

When we say that Omaxe City, Sonepat gives you the access to capital city's splendor and the luxuries of Sonepat both at the same time, we have got the proof. So, feel free to go for those leisure drives to the capital city or you have got loads of amusement at your home itself. As Omaxe City, Sonepat is not just about premium residences or commercial skyscrapers but will take the concept of entertainment, amusement and hospitality to a level that's at par with the so called cosmopolitan cities. With the new avenues of recreation and plenty to amuse like malls, multiplexes, shopping arcades, food zones, clubs and kids' play areas, this futuristic township will make Sonepat the next entertainment hub of NCR, especially for those trying to match up with the metro standard of living.

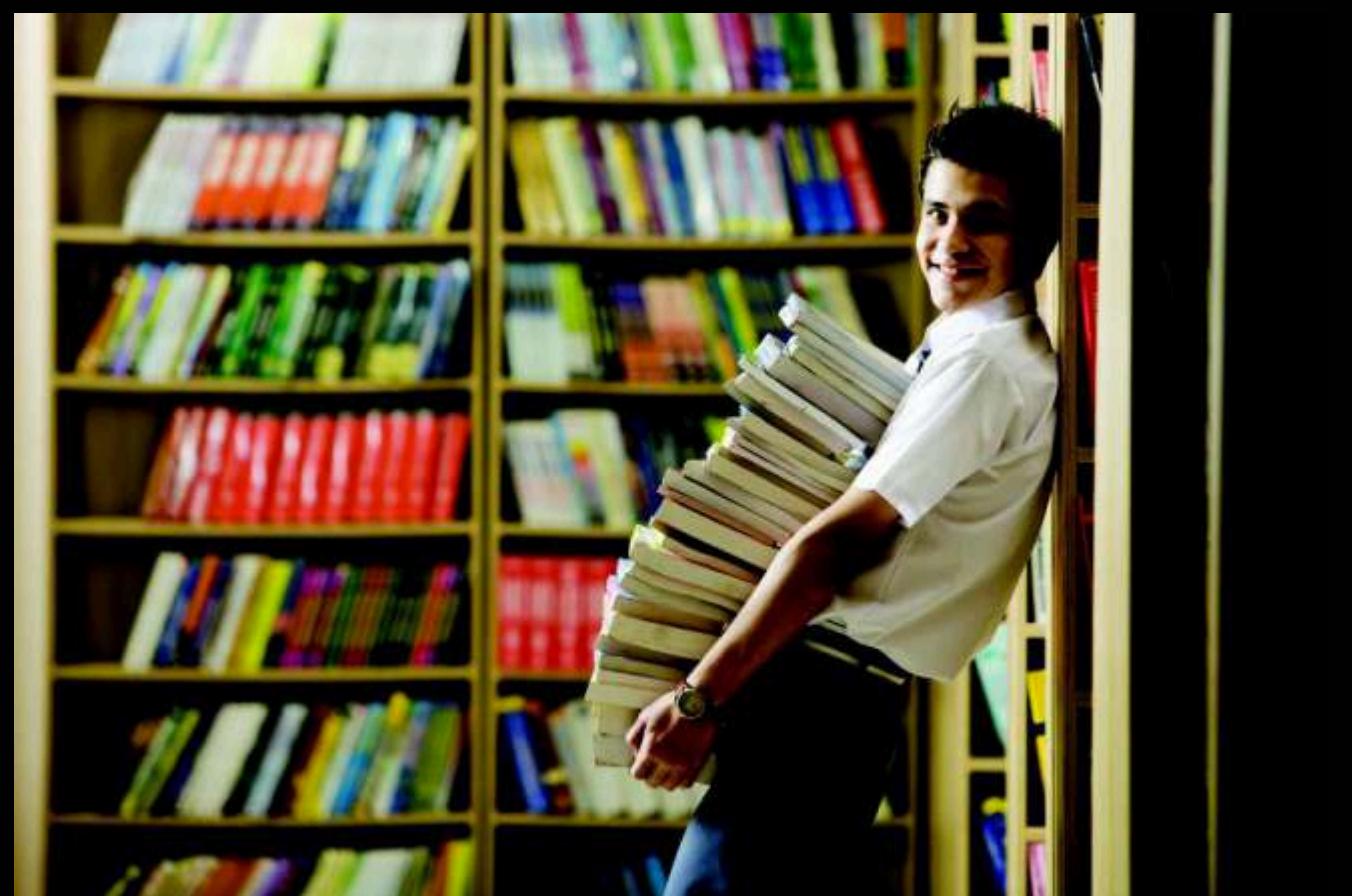
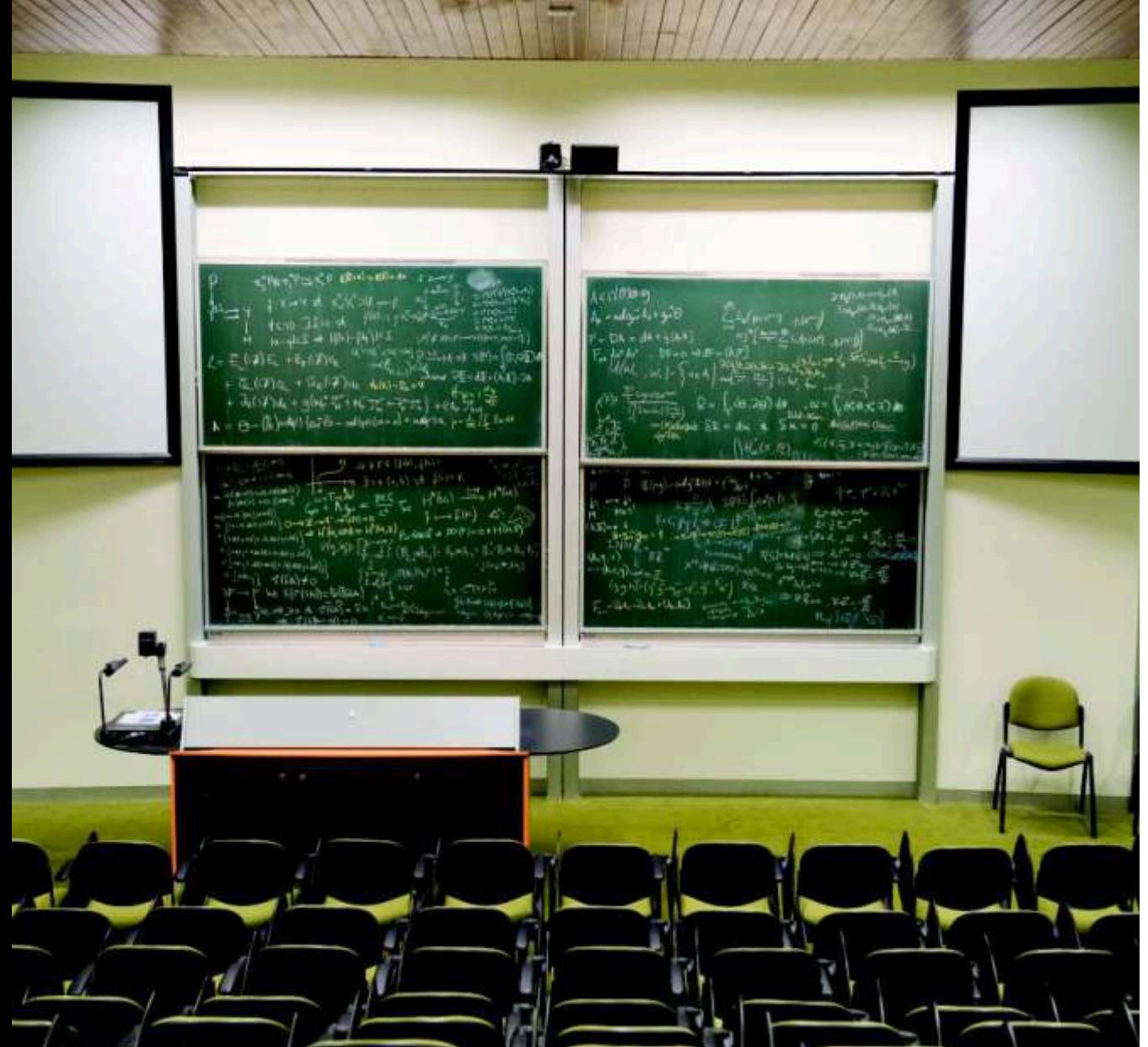
A new bucket list everyday

- Enjoy at state-of-the-art club house
- Burn out your calories in the gymnasium
- Lose your stress playing your favourite sport
- Gaming facilities for your kids
- Take a plunge of relaxation in the swimming pool



NCR has always been about opportunities. Rest assured, as they continue to pour in.

We believe that more than anything else, it's the opportunities that attract people to a place. So, unlike most of the townships that look at a place as a commercial prospect, Omaxe City, Sonepat gives you an access to ample of educational facilities as well. The upcoming 2500-acre Rajiv Gandhi Education City conceptualized on the New York Knowledge Corridor is soon going to change the perception about Sonepat with many national and international universities and institutes having already reserved their space. Apart from that, the township enjoys being in close proximity to many other Primary & Secondary Schools and Professional Colleges. So, multiply the choices for your kids or multiply your disposable income, it's something you are going to treasure.





Wide roads have been the glory of NCR. Fortunately, this growth lane has no speed limits.

Even NCR might find it hard to match up with the pace of Sonepat. At least the ahead of its time infrastructure of Omaxe City, Sonepat says that. Begin with the planning of orbital rail corridor along the KMP expressway. Count on the 250-acre Food Processing SEZ in Murthal. Add to it, the frequent connectivity and the already operational industrial parks at Kundali and Rai. And what you have is a township that will not just alleviate the economy and status of Sonepat as a new center of commerce and a residential hub but will make lives and livelihood easier and expedient. Not to suffice, this integrated township conceived by Omaxe fulfills all the pre-requisites for creating high quality living conditions that are as good as the prominent cities of NCR.

- Hospitals • Police Station • Fire Station • Wellness & Fitness Centers • Frequent Connectivity • Medical Suites
- Departmental Stores • Supermarkets

## Location Map



For details: +91-9015161718



**OMAXE LTD.** : 16, LSC, Kalkaji, New Delhi - 110019 (India). Ph.: +91-11-41896776 / 6680 / 6634 / 3100  
Site Office: Omaxe City, 45.7 Milestone, National Highway - 1, GT Karnal Road, Sonepat - 131001.  
E-mail: sales@omaxe.com Website: www.omaxe.com

Disclaimer: This brochure is for information purposes only; visuals depicted are artistic impressions only. All descriptions, perspectives, layouts, plans, features, facilities, etc. are indicative and subjective to change. 1 Sq. Mtr. = 10.764 Sq. Ft.