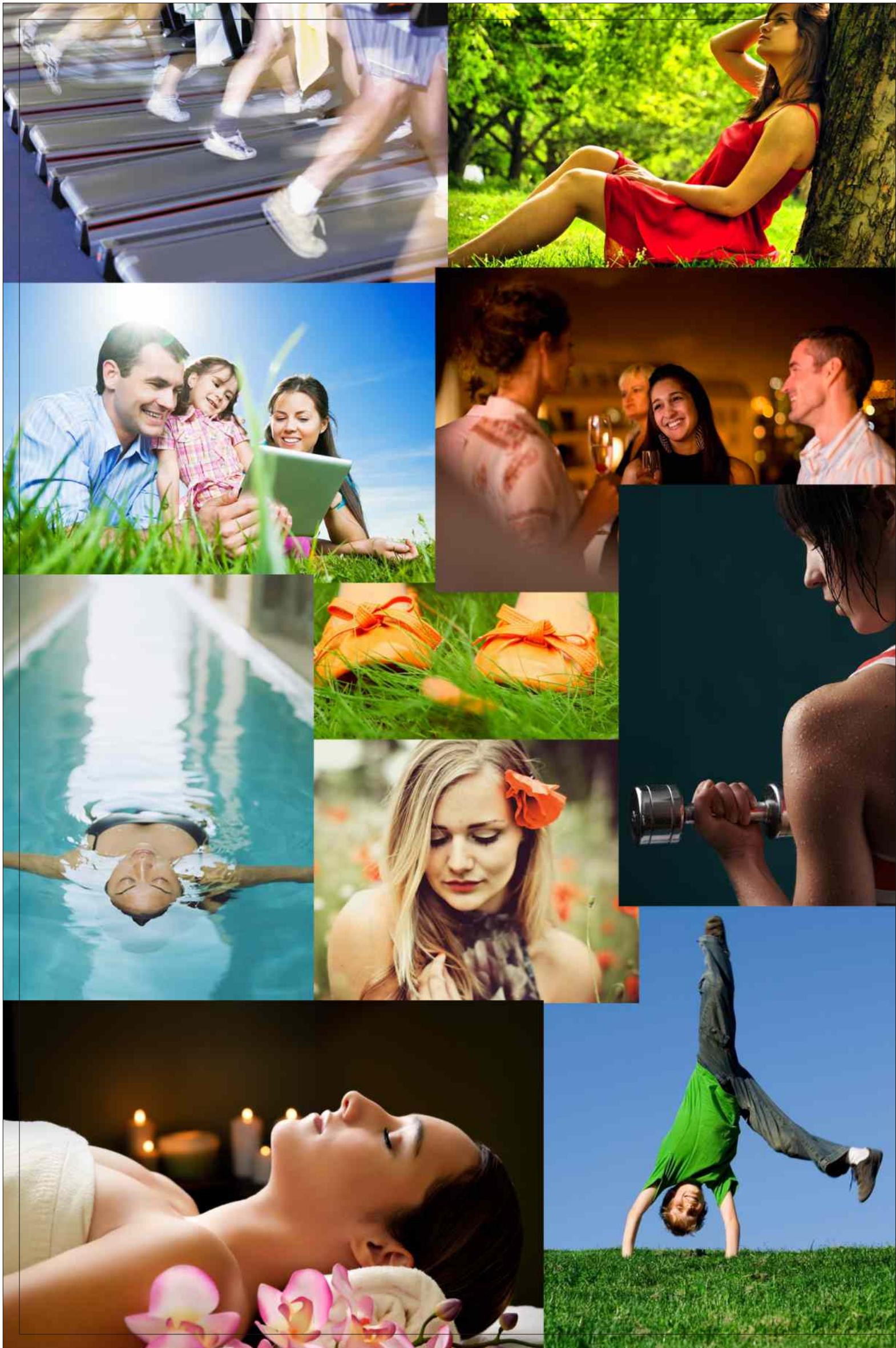


BIGGER&BETTER

unihomes *Superb*
by unitech

unitech





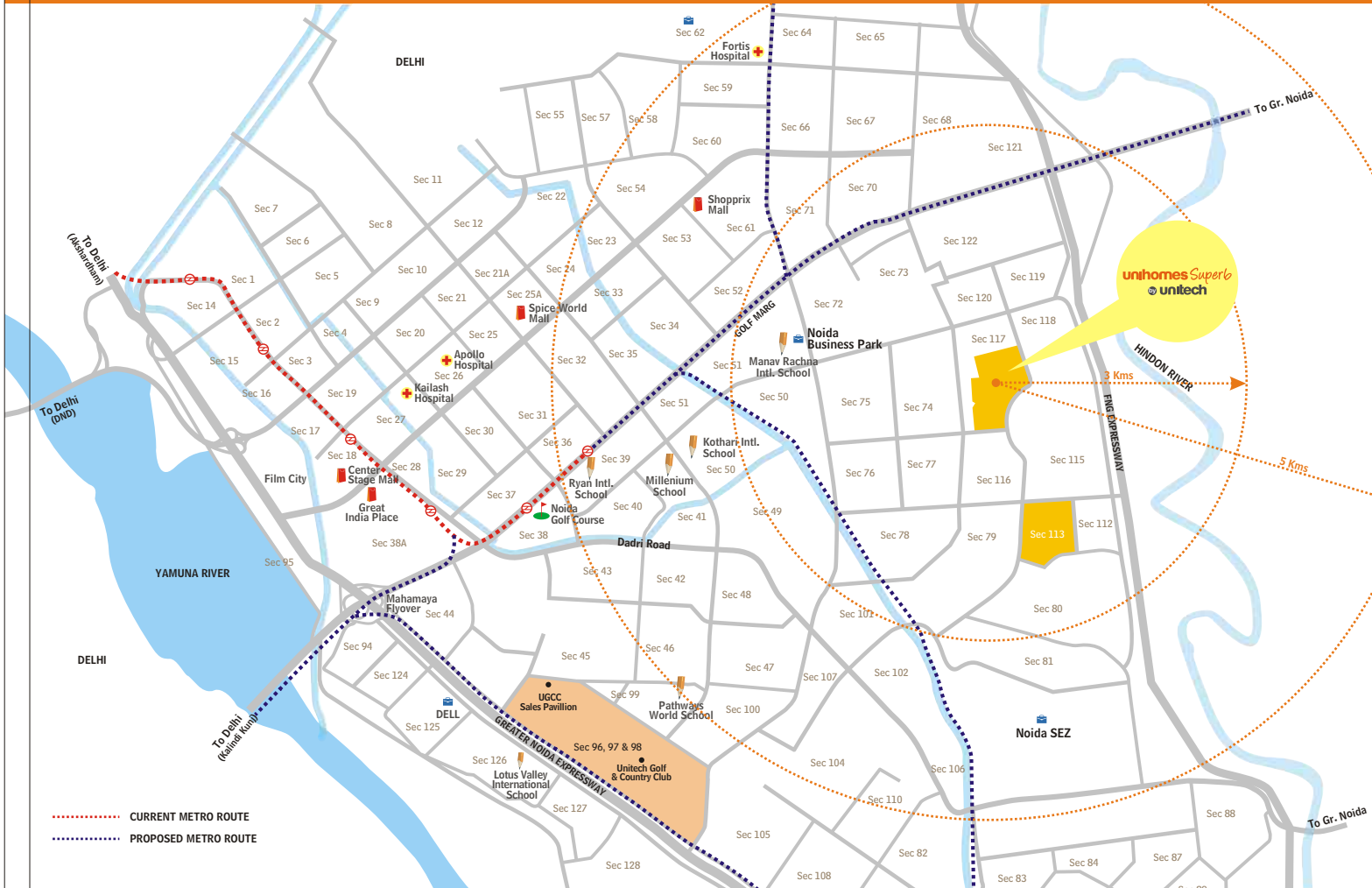
simply superb

Bigger Rooms. Bigger Dreams. Superb Life.

Life is all about a little more. A little more space, a little more view, a little more joy and little more dreams.

Unitech brings to you the very affordable Unihomes with bigger and better features. Spacious bedrooms, large balconies and expansive landscapes make your life a little more blissful.

Welcome to Unihomes Superb.



KEY LANDMARKS

FNG Expressway	- 1 km
Noida Business Park	- 1.5 kms
Sector - 62 Office Spaces	- 6 kms
Shopprix Mall	- 5 kms
Sector - 18 Market	- 9 kms
Fortis Hospital	- 6 kms

SUPERB location

Located near the FNG (Faridabad - Noida - Ghaziabad) expressway, Unihomes Superb enjoys excellent connectivity to Ghaziabad and Delhi through NH-24. Also, it is just a 15 minute drive from the commercial and retail developments of Sector - 18 and a 10 minute drive from the offices of Sector - 62.

The nearest metro station in Sector - 32 is only 5 kms away, giving you easy access to the entire NCR. The area has premium health centres, commercial & shopping complexes, education facilities and much more in the vicinity.





SUPERB spaces

Affordable yet bigger - your dreams come alive at Unihomes Superb.

With a choice of 2 & 3 bedroom apartments, each home is carefully designed to provide larger bedrooms and superior ventilation for free flow of breeze and ample sunlight. Additional utility balcony attached with kitchen is provided with the 3 BR units for some extra space for essentials like washing machine and more.

The layout of the home is very thoughtfully conceived to provide you and your family utmost privacy and ample space. The bedrooms are clustered together for better segregation from the guest areas. The multiple loft areas provide you with maximum storage space and large wardrobe space in each bedroom ensures you can fit in all your clothes.





SUPERB **landscape**

Unitech Superb will have an environ which is blissful and serene. While the lush landscaping soothes your senses, the urban parkland would have towers arranged in a fashion to offer spectacular views of the greens from every room. Each tower has 180° view of the landscaped greens and foliages from both sides.

Spacious play area for kids, exclusive clubhouse and township retail facilities at your doorstep makes your life a little more comfortable.





SUPERB **lifestyle**

Unihomes Superb is a part of 71 acres of secure gated Unitech township, that encompasses all the daily necessities of life. Upcoming shopping plaza, schools and medical facilities within the township make your life a little more comfortable.

The entire community is gated to ensure that you live and prosper in a safe environment. State-of-the-art security system comprises of 24 x 7 CCTV surveillance at entry/exit points and intercom facility from home to security post.

Exclusive clubhouse is provided for these 3 towers for your comfort and convenience. Stretch your muscles at the gymnasium or take a dip to cool it off at the swimming pool or spend some quiet time at the multi-purpose/party hall.

The choices are endless.



Perspective view of Unihomes-2



The layout, building plans, and specifications of buildings, complex and the apartments are tentative and subject to variation / deletion as deemed appropriate by the Company or as directed by any competent authority.

Perspective view of Unihomes-3



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SUPERB plans



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SUPERB plans

Legend

- 01 Entry/Exit
- 02 Clubhouse
- 03 Swimming Pool
- 04 Kid's Pool
- 05 Open Parking
- 06 Surface Greens over Basement
- 07 Kid's Play Area
- 08 Badminton Court
- 09 Staircase/Lift from Basement
- 10 Basement Ramp



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SUPERB **specifications**

Structure

Earthquake resistant RCC framed structure

Flooring

Living / Dining Room – Vitrified tiles

Master Bedroom – Laminated wooden flooring

Other Bedrooms – Vitrified tiles

Kitchen – Anti-skid tiles

Toilet – Anti-skid tiles

Balconies – Anti-skid tiles

Lift Lobby – Combination of paint, stone and vitrified tiles

Paint

Internal Wall – Plastered & painted with OBD

External Wall – Exterior paint

Doors – Synthetic enamel paint

Doors

Main Door – Seasoned hardwood frame with European style moulded shutter

Internal Doors – Painted flush door shutter with hardwood frame

Windows / External Doors

Powder coated aluminium / uPVC glazing

Kitchen

Dado – Ceramic tiles upto 2' height from counter top in counter area, rest painted with OBD

Fittings – Granite counter with stainless steel sink

Toilet

Dado – Ceramic tiles upto 7' height

Fittings – White sanitary fixtures, single lever CP fittings

Electrical

Copper wiring in concealed conduits, modular switches.

Power back-up

24 X 7 Power back-up for individual apartment as well as for essential services and common areas

Lift

Three passenger elevators in each tower

Communication

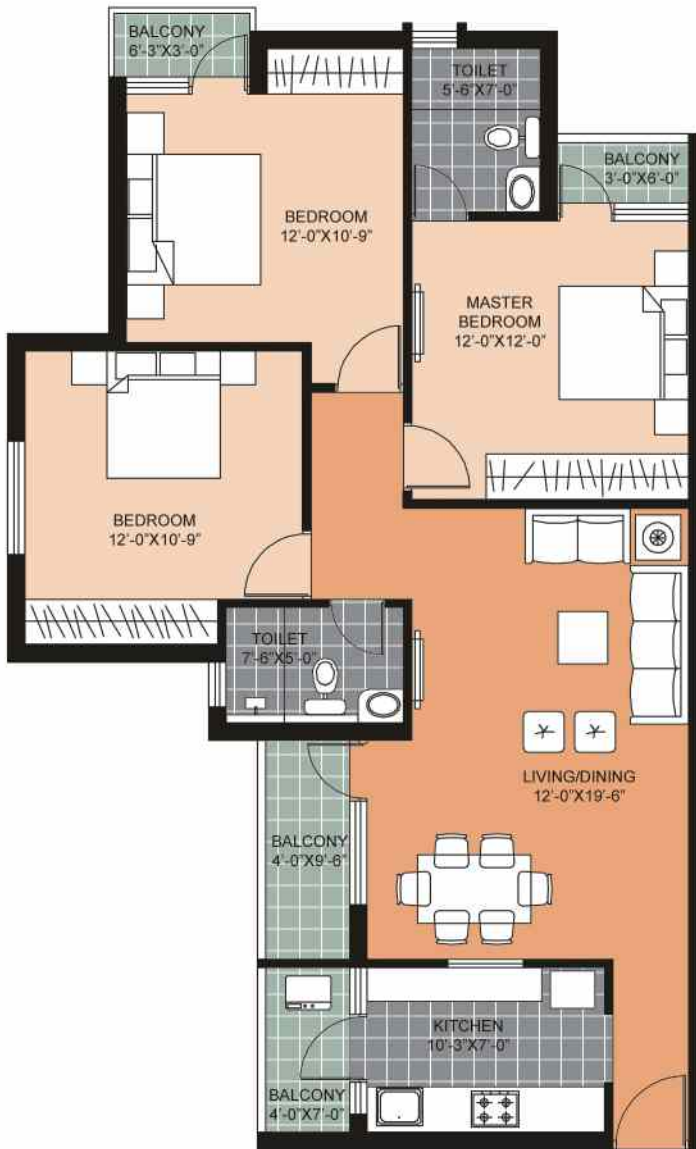
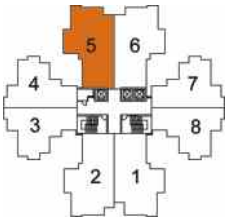
Audio intercom connection with guard room

Provision for TV in living room and master bedroom. Telephone point in living room and master bedroom

SUPERB
layouts



Type - X1
3BR2T - 1390 sq. ft.

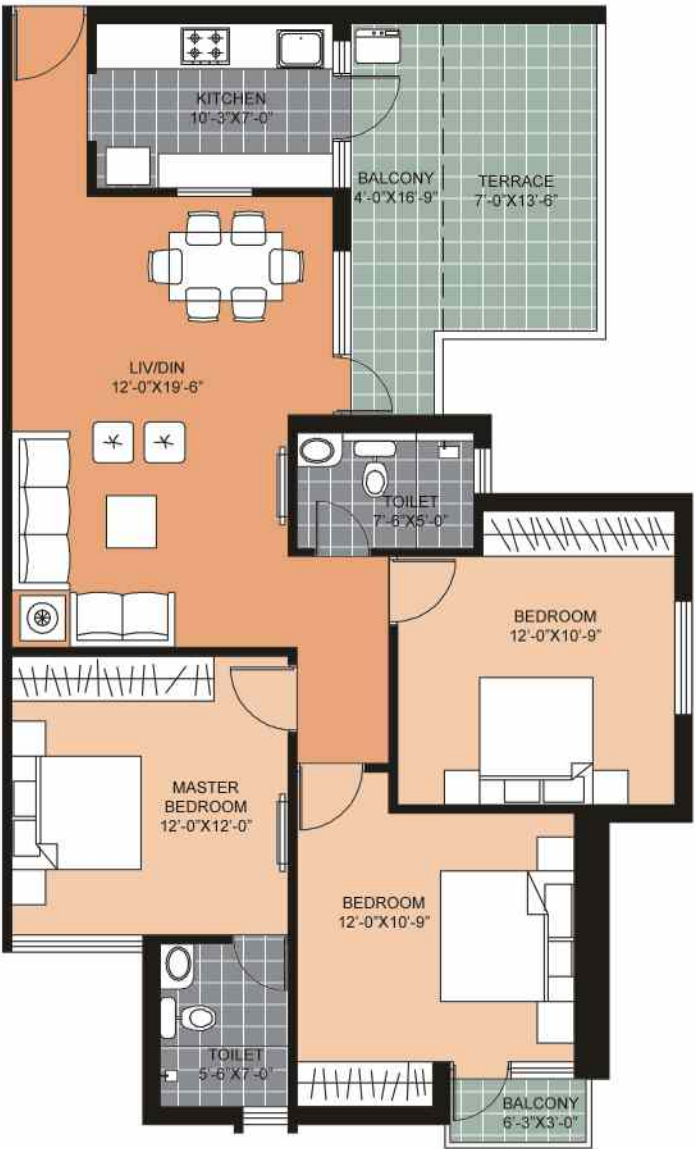
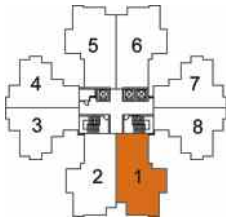


T1, T2 & T3 : 201*-2201*, 202*-2202*
G05-2205, G06*-2206*

Note: * mark indicates mirror unit.

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Type - X2
3BR2T - 1360 sq. ft.
Terrace Area - 120 sq.ft.



T1, T2 & T3: 101

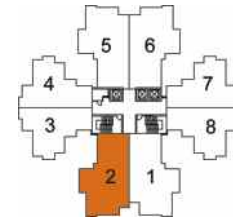
Note: * mark indicates mirror unit.

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Type - X3

3BR2T - 1360 sq. ft.



T1, T2 & T3: 102

Note: * mark indicates mirror unit.

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Type - Y1

2BR2T - 1065 sq. ft.

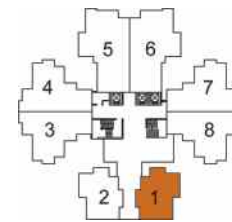


T1, T2 & T3 : G03-2203, G04*-2204*
G07*-2207*, G08*-2208*

Note: * mark indicates mirror unit.

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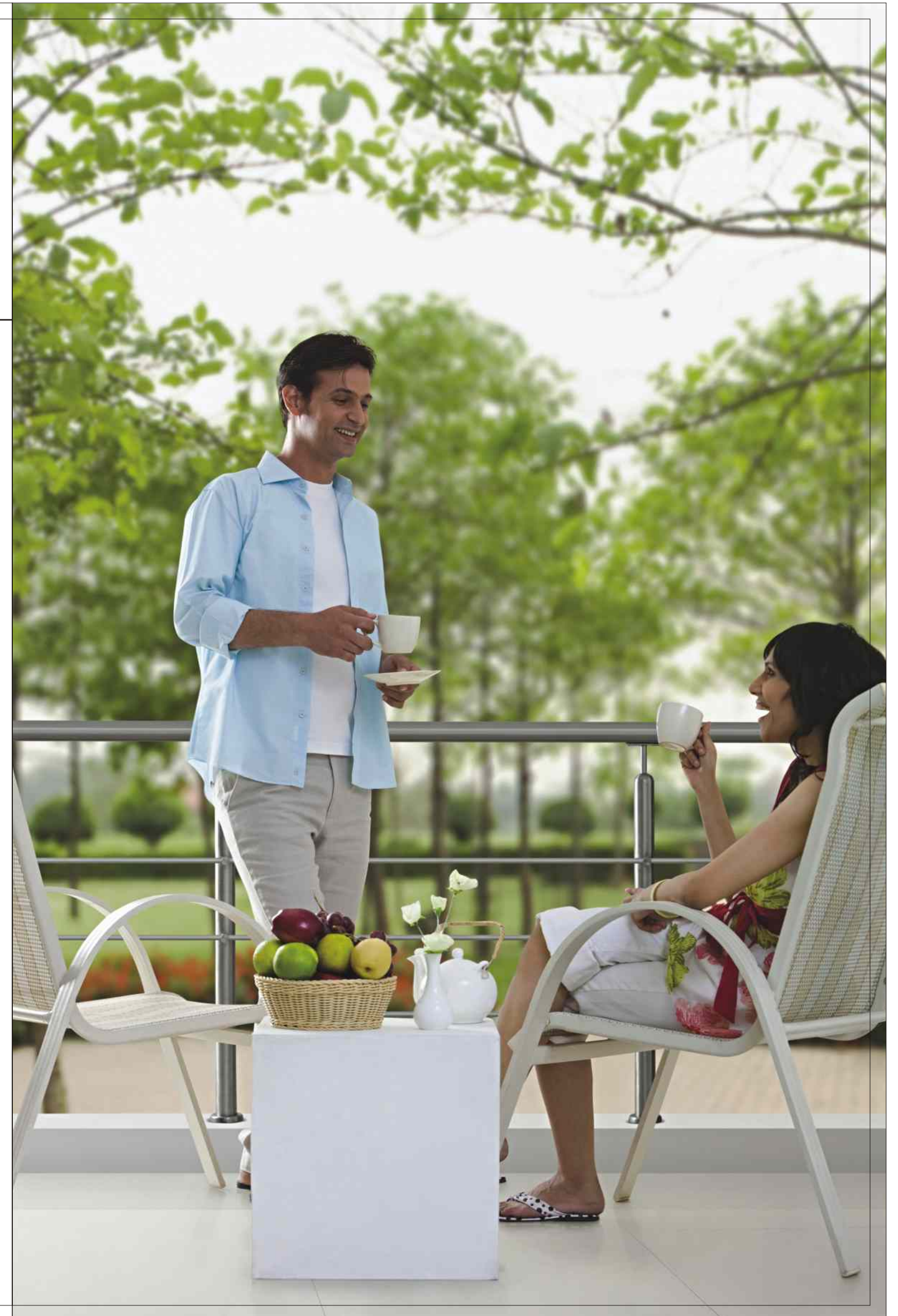
Type - Z1
1BR1T - 760 sq. ft.



T1, T2 & T3: G01, G02*

Note: * mark indicates mirror unit.

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SUPERB **clubhouse**

- Gymnasium
- Swimming Pool
- Changing Rooms
- Multipurpose hall for Meditation, Yoga & Gatherings
- Gaming Zone with Pool Table & Air Hockey
- Table Tennis - Open Air (on Terrace)
- Pantry







Noida Sales Office:

Unitech Limited, UGCC Sales Pavillion,
Sector-96, Express Way (Near Amity Management School),
Noida - 201305.

Marketing Office (Gurgaon):

Unitech Signature Towers, Level - 1,
South City - 1, N.H. - 8,
Gurgaon - 122001.

Toll free: 1800 102 0277

Website: www.unitechgroup.com

The layout, building plans, and specifications of buildings, complex and the apartments are tentative and subject to variation / deletion as deemed appropriate by the Company or as directed by any competent authority. Furniture is not being provided. Furniture layout shown in the Brochure is only indicative of how the Unit can be used. Dimensions given in the unit plans are masonry dimensions (excluding the plaster thickness). All dimensions are rounded off and marginal variations may occur in the process of construction as per Architect's advice.