



a private township

Gurgaon 99 (G99) is an exclusive integrated township spread over 106 acres with 580 homes , complete with 350,000 sq feet of commercial space, top-of-the-line recreational amenities, schools and hospital.

- Located in Sector 99 of Gurgaon, on the upcoming 150m wide Dwarka Expressway - which will connect it to the Delhi International Airport and to NH8. Delhi Metro will have an elevated line parallel to this road in its Phase-IV development
- Homes are all independent villas, available in six different size options - built up area of 3584 sq ft to 6620 sq ft
- Plot sizes range from 258 to 645 sq yards.
- Two design options for all homes – Traditional Spanish villas and Contemporary homes
- G99 already has the necessary approvals including the township license from the Director of Town Planning, HUDA
- 'Gold' rating by the State Environment Impact Assessment Authority, Haryana

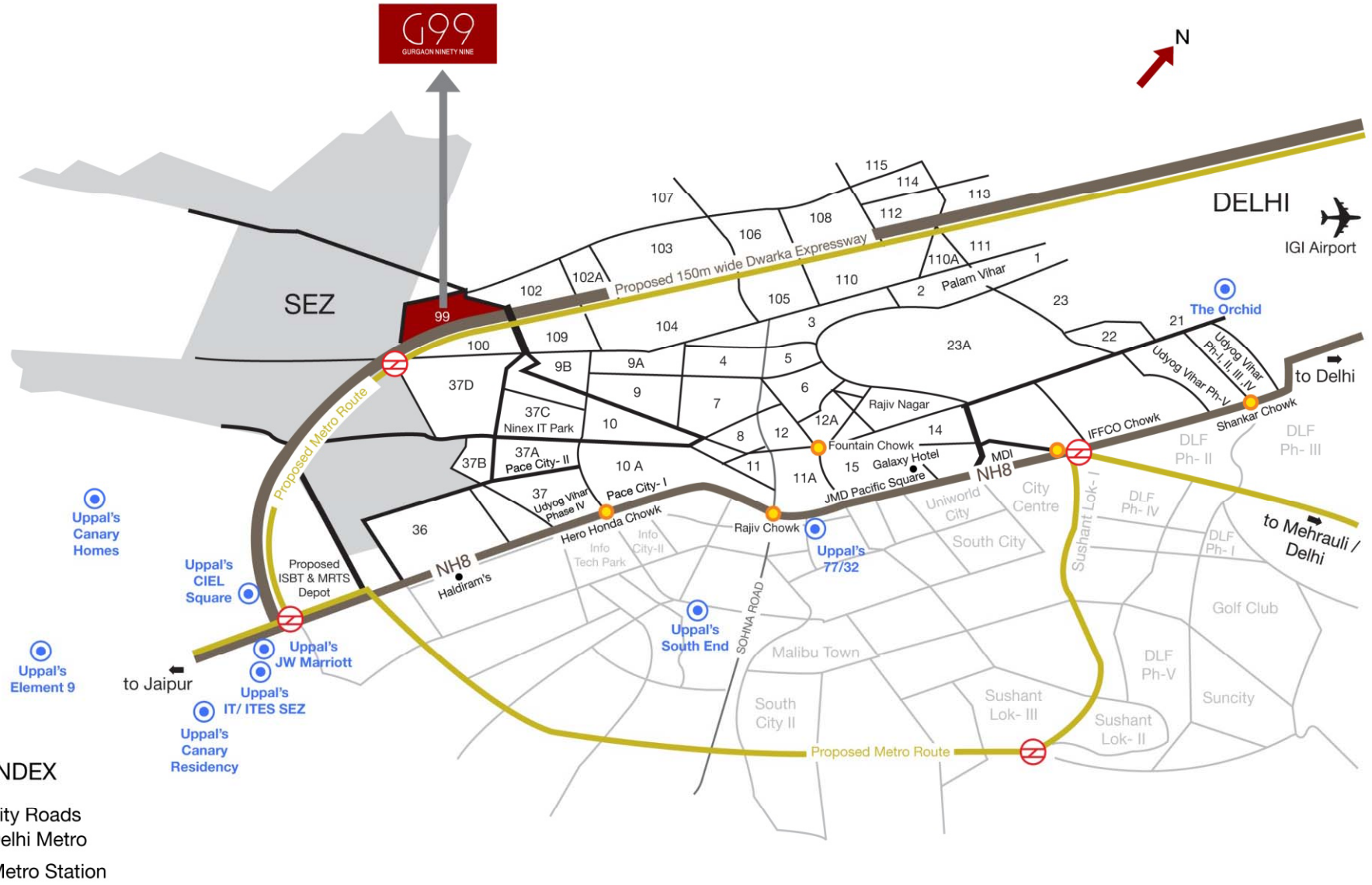
Bienvenido
welcome



G99
GURGAON NINETY NINE

Location: Location Map

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- City Roads
- Delhi Metro
- Metro Station



Master Plan: Aerial View

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Master Plan



Legend

- Aurora (645 Sq. Yards)
- Magdalena (426 Sq. Yards)
- Lucida (344 Sq. Yards)
- Hermosa (301 Sq. Yards)
- Bella (295 Sq. Yards)
- Candelaria (258 Sq. Yards)

*Note: Master Plan approved by the Director, Town & Country Planning Department, Haryana Urban Development Authority (HUDA)"

- 1 Amenities include a soccer field, club house, tennis courts, basketball court, swimming pool & skating rink.
- 2 Landscaped theme gardens, play parks & bridges running over water bodies
- 3 Manicured grass lawns & trees running alongside pedestrian, jogging & cycling tracks
- 4 Nursery school, Primary schools & Nursing home.
- 5 Commercial complex on the 150m wide expressway.



Streetscapes: The Main Entrance

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Streetscapes: Street View (24m wide road)

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Streetscapes: Boulevard View

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Streetscapes: Landscape View from Backyard

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- More than forty-five percent of the entire township is dedicated to open spaces
- Private villas of built -up area of 3584 sq ft to 6620 sq ft on plot sizes varying from 258 to 645 sq. yards.
- Keeping the spirit of Spain's diverse culture alive, we offer you 6 different size options - Aurora, Magdalena, Lucida, Hermosa, Bella and Candelaria.

espacioso vida
spacious living



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Residences Types: Villa Aurora



5 Bed Room Villa
Plot Area: 645 Sq. Yards (59' x 98')
Built up Area: 6620 Sq. Feet

Residences Types: Villa Aurora - Floor Plan

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Ground floor



First floor



Second floor

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GURGAON RESIDENCY NAME

Residences Types: Villa Magdalena



5 Bed Room Villa
Plot Area: 426 Sq. Yards (45' x 85')
Built up Area: 5424 Sq. Feet

Residences Types: Villa Magdalena - Floor Plan

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Ground floor



First floor



Second floor

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Residences Types: Villa Lucida



4 Bed Room Villa
Plot Area: 344 Sq. Yards (45' x 69')
Built up Area: 4842 Sq. Feet

Residences Types: Villa Lucida - Floor Plan

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Ground floor



First floor



Second floor

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GURGAON REALTY NINE

Residences Types: Villa Hermosa



4 Bed Room Villa
Plot Area: 301 Sq. Yards (40' x 69')
Built up Area: 4059 Sq. Feet

Residences Types: Villa Hermosa - Floor plan

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Ground floor



First floor



Second floor

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GURGAON NINETY NINE

Residences Types: Villa Bella



4 Bed Room Villa
Plot Area: 295 Sq. Yards (45' x 59')
Built up Area: 4301 Sq. Feet

Residences Types: Villa Bella - Floor Plan

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Ground floor



First floor



Second floor

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Residences Types: Villa Candelaria



4 Bed Room Villa
Plot Area: 258 Sq. Yards (40' x 59')
Built up Area: 3584 Sq. Feet

Residences Types: Villa Candelaria - Floor Plan

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Ground floor



First floor



Second floor





Specifications: Dining Room in Villa Aurora

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Specifications: The Kitchen in Villa Aurora

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Specifications

Areas	Walls	Floor Finish	Ceiling	Doors	Windows/ Glazing	Others	Electrical
Living Room / Dining / Foyer / Family Room / Library	Acrylic Emulsion Paint	Imported Marble	Acrylic Emulsion Paint	Main door: Teak wood frame with teak wood panelled shutters; Internal door: Hard wood frame and solid core flush shutters with veneer; External door: Anodized / powder coated aluminium doors	Anodized / powder coated aluminium / uPVC windows with Accent grills	Split AC units in Living, Family and Dining Rooms	Modular Switches
Master Bed Room	Acrylic Emulsion Paint	Laminated Flooring / Vitrified	Acrylic Emulsion Paint	Internal door: Hard wood frame and solid core flush shutters with veneer	Anodized / powder coated aluminium / uPVC windows	Split AC unit	Modular Switches
Other Bed Rooms	Acrylic Emulsion Paint	Laminated Flooring / Vitrified	Acrylic Emulsion Paint	Internal door: Hard wood frame and solid core flush shutters with veneer	Anodized / powder coated aluminium / uPVC windows	Split AC unit in all Bed Rooms	Modular Switches

Specifications

Areas	Walls	Floor Finish	Ceiling	Doors	Windows/ Glazing	Others	Electrical
Kitchen	Acrylic Emulsion Paint	Anti Skid Tiles / Vitrified	Acrylic Emulsion Paint	Internal door: Hard wood frame and solid core flush shutters with veneer	Anodized / powder coated aluminium / uPVC windows	Fully fitted modular kitchen with refrigerator, hob, chimney and oven. Ceramic tiles up to 600mm ht above counter, granite counter top with SS sink with drain board and CP fittings	Modular Switches
Balconies / Terraces	Acrylic Emulsion Paint / Textured Paint	Anti Skid Tiles/ Vitrified	Acrylic Emulsion Paint	Anodized / powder coated aluminium / uPVC doors	Anodized / powder coated aluminium / uPVC windows		Modular Switches

Specifications

Areas	Walls	Floor Finish	Ceiling	Doors	Windows/ Glazing	Others	Electrical
Master Bath Room	Acrylic Emulsion Paint	Vitrified/ Ceramic / Stone	Acrylic Emulsion Paint	Internal door: Hard wood frame and solid core flush shutters with veneer	Anodized / powder coated aluminium / uPVC windows	Sanitary fixtures, single lever CP fittings, bath tub in master bed room toilet, geyser / solar, marble / granite counter	Modular Switches
Other Bath Rooms	Acrylic Emulsion Paint	Vitrified/ Ceramic / Stone	Acrylic Emulsion Paint	Internal door: Hard wood frame and solid core flush shutters with veneer	Anodized / powder coated aluminium / uPVC windows	Sanitary fixtures, single lever CP fittings, shower, geyser / solar, marble / granite counter	Modular Switches

Specifications:

Areas	Walls	Floor Finish	Ceiling	Doors	Windows/ Glazing	Others	Electrical
Servant's Room/ Utility Room	Oil Bound Distemper	Vitrified/ Ceramic Tiles	Oil Bound Distemper	Internal door: Hard wood frame and solid core flush shutters with veneer	Anodized / powder coated aluminium / uPVC windows	Sanitary fixtures, CP fittings, shower, geyser / solar	Modular Switches
WC / Powder Room	Acrylic Emulsion Paint	Vitrified / Ceramic / Stone	Acrylic Emulsion Paint	Internal door: Hard wood frame and solid core flush shutters with veneer	Anodized / powder coated aluminium / uPVC windows	Sanitary fixtures, single lever CP fittings, geyser/ solar, marble/ granite counter	Modular Switches
Security	24 x 7 Multi-level Security, Intrusion Detection / Burglar Alarm System, Video Door Phone						



Specifications

Areas	Walls	Floor Finish	Ceiling	Doors	Windows/ Glazing	Others	Electrical
Facilities	<p>Common Amenities: Swimming pool, club house with billiards, card room, yoga and meditation hall, reading lounge, gymnasium, steam and Jacuzzi, multi-purpose hall, cafeteria with kitchen, facility management office, TV lounge, tennis court.</p> <p>Outdoor Amenities: Extensively landscaped garden, amphitheater, jogging track, children park, visitors car park.</p> <p>Utility Services: Water treatment plant, sewage treatment plant, rainwater harvesting and ground water recharge, drip irrigation, solar energy for common lighting and garden lighting</p>						

*All floor plans, elevations, images and specifications in this brochure are representative and are subject to change in the best interests of the development

Outdoor Amenities

- Extensively Landscaped Gardens
- Tennis Courts
- Basketball Court
- Soccer Field
- Jogging tracks
- Cycling paths
- Play parks
- Amphitheater

Recreational Facilities

- Club house
- Spa
- Swimming pool
- Gymnasium
- Yoga & Meditation hall
- Reading lounge
- Multi-purpose hall
- Café
- TV lounge

Utility Services

- 100% Power back-up
- 24 hour multi level security
- Schools
- Commercial Complex
- Nursing Home
- Round-the-clock maintenance services
- Rainwater harvesting
- Sewage Treatment Plant
- Solar energy for common lighting



The Uppal Group, a highly respected name in the real estate development, has become synonymous with luxury and excellence. Be it boutique residences or group housing, commercial complexes or IT parks, Hotels or SEZs, Uppal's exemplifies the high standards of quality that we stand for.

Growing consistently since inception in 1979, The Uppal Group has completed over 5000 quality units encompassing an area of more than 30 million sq ft. Having successfully introduced luxury to all real estate verticals, The Uppal Group has projects worth Rs. 5,000 crore underway.

Our commitment to quality and thirst for innovation is at the core of the iconic architecture that is showcased in our projects. No wonder we are churning out award-winning pieces like The Orchid.



At QVC Realty, building homes is all about fulfilling your needs, your aspirations, and providing you with the best customer experience.

Led by a dynamic and highly qualified team, QVC Realty Co., India's first venture capital backed real estate development company, is focused on developing large, integrated mixed-use projects in major Tier I and Tier II cities in India. QVC currently has projects in Bangalore, Gurgaon, Pune and Chikmagalur.

Funded by IL&FS, India's leading infrastructure development and finance company, QVC is challenging itself to change the face of real estate business in India with an obsessive focus on Quality and Value for the Customer.

Thank You

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