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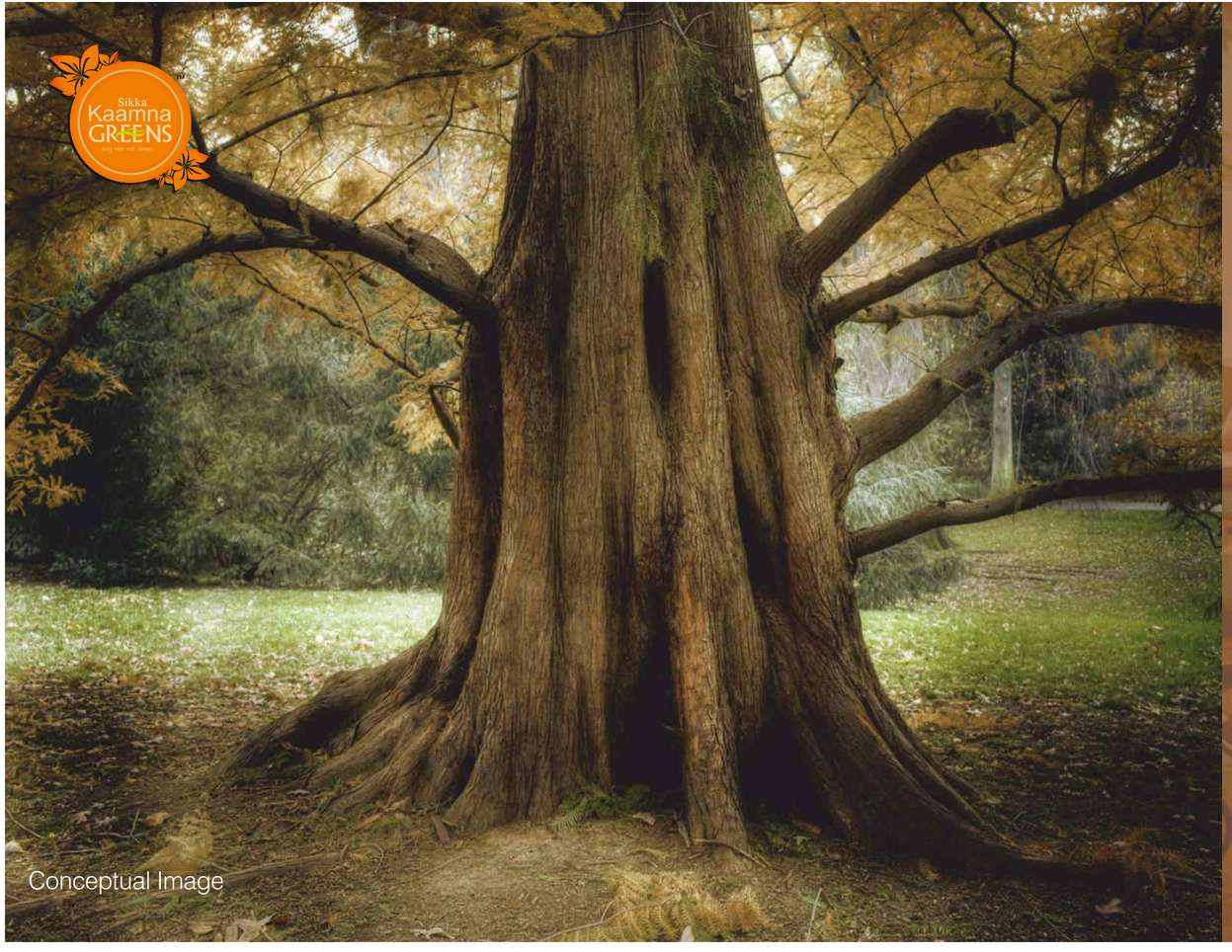
RERA REGISTRATION NUMBER : UPRERAPRJ5596

sikka™
a better tomorrow... a better life...

Sikka® Kaamna GREENS™
फलतु भवतः सर्वाः आकांक्षाः

May all your aspirations come true



Conceptual Image

sikka™
a better tomorrow... a better life...

ABOUT THE DEVELOPER

For a period of almost three decades now, Sikka has been pushing the boundaries to create spaces that are unrivaled in luxury, stature and design. With a keen eye on the future & a sound knowledge base of the global business environment & trends. Over the years, Sikka has completed a series of real estate project in and around the NCR region of India. Today the total built up area of their ongoing projects exceeds 6 million sq.ft. with plans to build around 3 million sq. ft. area in the current financial year, about 15 million sq. ft. in the coming 3 years, dwelling nearly a 100000 families. Along with the prominent presence in the real estate, Sikka is a distinguished business entity in the industry of automobiles, posting an impressive turnover of INR 5 billion. In the hospitality sector the conglomerate is in the process of developing & operating 5 star hotels, service apartments, business & boutique hotels under its wings. This time around we wanted to push the envelope further. We wanted to challenge ourselves, exceed all expectations and usher the New Age India. The Proud India.

Conceptual Image

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Your dream project

Since we share your aspirations, ambitions and dreams, we at Sikka treat every project as our dream project. It embodies the dream that we have of creating the perfect home for you and the dream that you have of living in the most perfect home with your family.

Sikka Kaamna Greens is just another extension of our dream. Perfectly located in Sector 143 @ Expressway & FNG, Noida in the vicinity of the Noida Expressway Sikka Kaamna Greens offer stylish & spacious homes.

Sikka Kaamna Greens not just elevates your lifestyle but also protects your life by being a state-of-the-art earthquake resistant residential project complying with Earthquake Zone IV regulations.

The project has been conceptualized by leading architect and planner, C.P. Kukreja Associates, who are ranked amongst the top 100 architects in the world. Sikka Kaamna Greens will surely be a unique marvel which will add so much more glamour and glitz to the home that you'll live in.

Sikka
Kaamna
GREENS
sikka
Artistic Elevation

Sec 143 @
Expressway
& FNG, Noida

HOSPITALS

- Jaypee Hospital - 7.2 KM
- Felix Hospital - 2.7 KM
- Metro Hospital - 18 KM
- Kailash Hospital - 17 KM

SHOPPING CENTERS

- Great India Palace - 15 KM
- Center Stage Mall - 15 KM
- DLF Galleria - 17 KM
- Spice - 18 KM
- Sector 18 Market - 15 KM
- Sab Mall - 17 KM
- Atta Market - 16 KM
- Ansal Plaza - 13 KM
- MSX Mall - 16 KM

SCHOOL

- Pathways School - 9.4 KM
- JayPee International School - 14 KM
- Shiv Nadar School - 4.5 KM
- Shri Ram Millennium School - 5.2 KM
- Somerville School - 19 KM
- Bal Bharti School - 18 KM
- Lotus Valley School - 9.6 KM
- JBM Global School - 5.7 KM

CORPORATES

- HCL Technologies - 10 KM
- Newgen - 1.8 KM
- Metlife - 5.6 KM
- NSL Techzone etc. - 2 KM
- EXL Technologies - 2 KM
- KPMG - 2.1 KM
- SAMSUNG - 2.1 KM
- TCS - 5.5 KM
- WIPRO - 8.8 KM
- British Telecom Noida - 20 KM
- Convergys - 2.1 KM
- Accenture - 5.1 KM

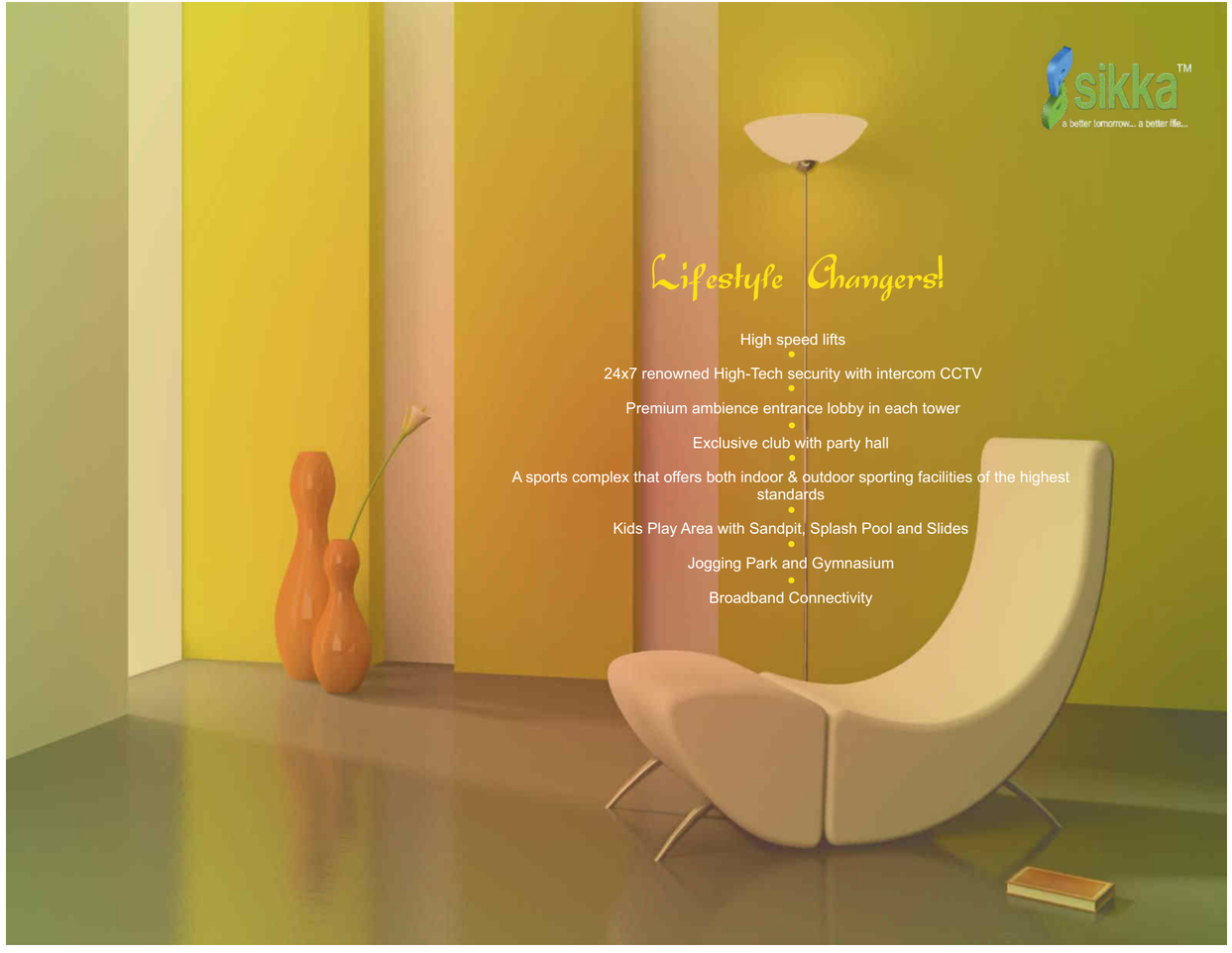
HOTELS

- Radisson Blu - 16 KM
- Crowne Plaza - 20 KM
- Park Plaza - 23 KM
- Fortune Inn - 17 KM
- Savoy Suites - 17 KM

LOCATION HIGHLIGHTS

Strategically located with easy access to prime avenues of Delhi & NCR:

- Metro Station, Sec. 143 - 700 Meters
- Noida Expressway - 800 Meters
- Akshardham - 21 KM
- Mahamaya Flyover - 14 KM
- Kalindi Kunj - 15 KM
- Ashram - 23 KM
- Mayur Vihar - 20 KM



Sikka Kaamna GREENS

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a better tomorrow... a better life...

Project Elevation – Night view

Artistic Elevation

Features and Facilities

- Land Allotted by NOIDA Authority
- Proposed Metro Station less then a 1 km
- High Speed Elevators
- Widespread green plot open for free flow of light, air, and eco-friendly structure
- 24x7 renowned high-tech security with intercom & CCTV
- 24x7 water supply & 100% power backup
- Premium ambience entrance lobby in every tower
- All major rooms of the units facing green landscaped area
- Natural light & Ventilation for most units
- Thoughtfully designed floor plans for maximum usable area
- Exclusive club with party hall
- World class medical facilities nearby
- Fire fighting equipment as per latest norms
- Departmental & Medical store with in the complex
- Broad Band Connectivity
- Rain water harvesting
- Leading Schools, Institutions, Commercial complexes & Malls in close vicinity
- Hospitals in close proximity
- At FNG (FARIDABAD NOIDA GAZIABAD)Expressway
- Adjoining to world renowned Information Technology Companies

FEATURES

A) DROP- OFF POINT
B) CLUB HOUSE
C) OUTDOOR GATHERING AREA
D) JOGGING TRACK
E) CONVENIENT SHOPPING
F) MEDITATION/YOGA PAVILION
G) KIDS PLAY ZONE
H) YOUTH CORNER
I) RECREATIONAL AREA
J) DEDICATED HASLE FREE PARKING
K) KIDS PLAY ZONE
L) SAND PIT
M) CABANA/GAZEBO
N) WATER BODY AND FOUNTAIN
O) BASKETBALL COURT
P) BADMINTON/TENNIS COURT
Q) SWIMMING POOL
R) PLAZA

LAYOUT PLAN

1 COVERED AREA 60.4 SQ.M
FLOOR PLAN- 1 BHK + 1 TOILET

2 COVERED AREA 88.20 SQ.M
FLOOR PLAN- 2 BHK + 2 TOILETS

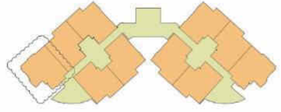
3 COVERED AREA 106.80 SQ.M
FLOOR PLAN- 2 BHK + 2 TOILETS

4 COVERED AREA 122.21 SQ.M
FLOOR PLAN- 2 BHK+ 2 TOILETS +1 STUDY /ROOM

5 COVERED AREA 192.84 SQ.M
FLOOR PLAN- 4 BHK + 5 TOILETS + 1 STUDY /ROOM

6 COVERED AREA 158.0 SQ.M
FLOOR PLAN- 3 BHK + 4 TOILETS +1 STUDY /ROOM

7 COVERED AREA 136.15 SQ.M
FLOOR PLAN- 3 BHK + 2 TOILETS



ROOM AREA DETAIL

S.No.	Description	Length (m)	Width (m)	Area (sq.m)
1.	Living	3.15	4.27	9.03
2.	Dining	1.42	2.69	2.85
3.	Kitchen	2.290	1.83	2.85
4.	Bed Room - 01	3.71	3.05	9.03
5.	Toilet - 01	2.59	1.52	3.60

SALEABLE AREA DETAIL

Carpet Area	External Wall Area	Balcony Area	Common Area	Total unit built up area
Sq.m.	Sq.m.	Sq.m.	Sq.m.	Sq.m.
39.68	6.74	7.43	6.54	60.39
65.71%	11.16%	12.30%	10.83%	100%

THE ABOVE FLOOR PLAN AND MEASURMENTS ARE TENTATIVE AND APPROXIMATE, SUBJECT TO MINOR VARIATIONS AND FINAL APPROVALS.

ROOM AREA DETAIL

S.No.	Description	Length (m)	Width (m)	Area (sq.m)
1.	Living	3.05	4.27	13.02
2.	Dining	3.05	2.08	6.35
3.	Kitchen	2.59	1.83	4.75
4.	Bed Room - 01	3.05	3.35	10.21
5.	Toilet - 01	1.52	2.44	3.72
6.	C.B. - 01	1.25	0.6	0.75
7.	Bedroom - 02	3.05	3.05	9.30
8.	Toilet - 02	2.28	1.68	3.83
9.	CB - 02	1.20	0.6	0.72

SALEABLE AREA DETAIL

Carpet Area	External Wall Area	Balcony Area	Common Area	Total unit built up area
Sq.m.	Sq.m.	Sq.m.	Sq.m.	Sq.m.
54.89	8.74	12.47	12.16	88.26
62.19%	9.90%	14.13%	13.78%	100%

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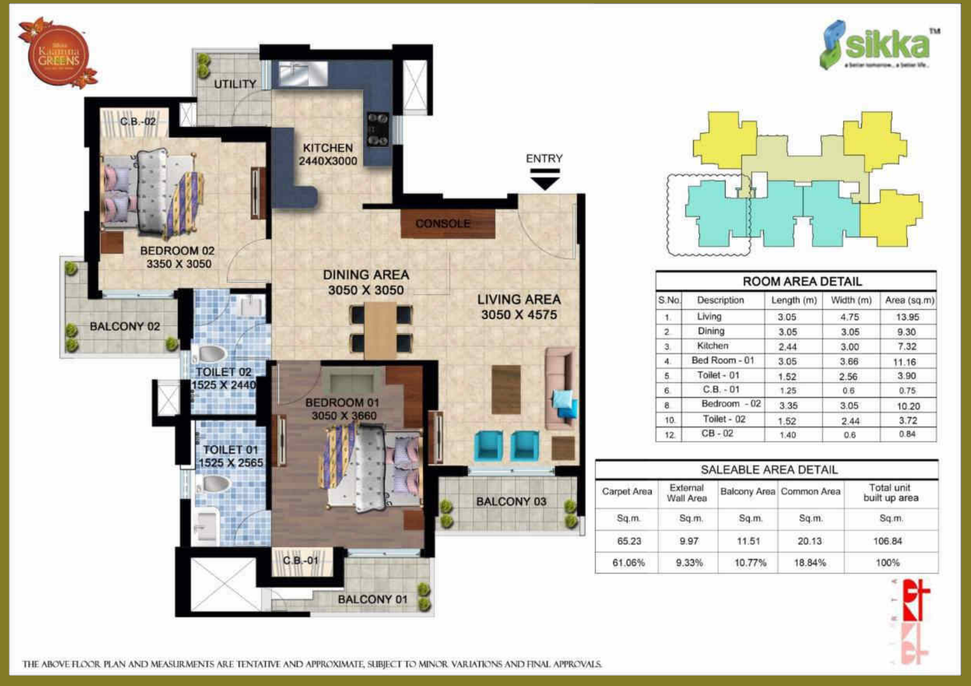
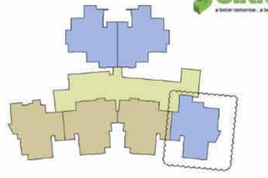


ROOM AREA DETAIL				
S.No.	Description	Length (m)	Width (m)	Area (sq.m)
1.	Living	3.05	4.75	13.95
2.	Dining	3.05	3.05	9.30
3.	Kitchen	2.44	3.00	7.32
4.	Bed Room - 01	3.05	3.66	11.16
5.	Toilet - 01	1.52	2.56	3.90
6.	C.B. - 01	1.25	0.6	0.75
8.	Bedroom - 02	3.35	3.05	10.20
10.	Toilet - 02	1.52	2.44	3.72
12.	CB - 02	1.40	0.6	0.84

SALEABLE AREA DETAIL				
Carpet Area	External Wall Area	Balcony Area	Common Area	Total unit built up area
Sq.m.	Sq.m.	Sq.m.	Sq.m.	Sq.m.
65.23	9.97	11.51	20.13	106.84
61.06%	9.33%	10.77%	18.84%	100%

THE ABOVE FLOOR PLAN AND MEASURMENTS ARE TENTATIVE AND APPROXIMATE, SUBJECT TO MINOR VARIATIONS AND FINAL APPROVALS.



ROOM AREA DETAIL				
S.No.	Description	Length (m)	Width (m)	Area (sq.m)
1.	Living	3.17	4.67	14.88
2.	Dining	3.20	3.20	10.24
3.	Kitchen	3.20	2.44	7.80
4.	Bed Room - 01	3.20	3.96	12.67
5.	Toilet - 01	1.60	2.58	4.12
6.	C.B. - 01	1.30	0.6	0.78
7.	Bedroom - 02	3.38	3.50	11.83
8.	Toilet - 02	2.43	1.6	3.88
9.	CB - 02	1.50	0.6	0.9
10.	Servant room	1.62	2.495	4.04
11.	Servant toilet	1.62	1.17	1.89

SALEABLE AREA DETAIL				
Carpet Area	External Wall Area	Balcony Area	Common Area	Total unit built up area
Sq.m.	Sq.m.	Sq.m.	Sq.m.	Sq.m.
76.11	11.05	12.49	22.52	122.17
62.30%	9.05%	10.22%	18.43%	100%

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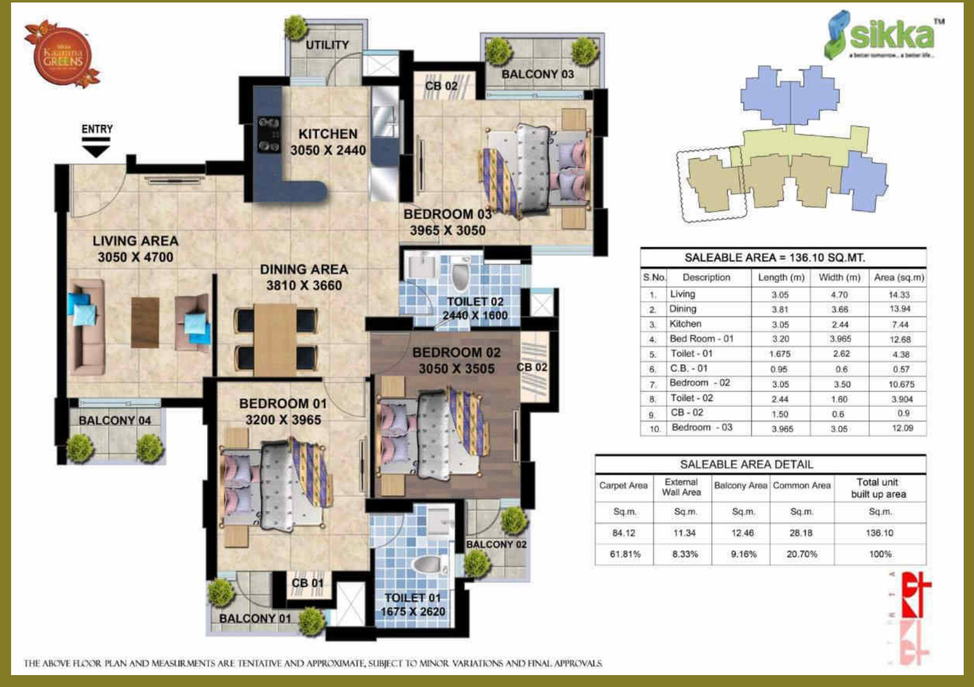

SALEABLE AREA = 136.10 SQ.MT.

S.No.	Description	Length (m)	Width (m)	Area (sq.m)
1.	Living	3.05	4.70	14.33
2.	Dining	3.81	3.66	13.94
3.	Kitchen	3.05	2.44	7.44
4.	Bed Room - 01	3.20	3.965	12.68
5.	Toilet - 01	1.675	2.62	4.38
6.	C.B. - 01	0.95	0.6	0.57
7.	Bedroom - 02	3.05	3.50	10.675
8.	Toilet - 02	2.44	1.60	3.904
9.	CB - 02	1.50	0.6	0.9
10.	Bedroom - 03	3.965	3.05	12.09

SALEABLE AREA DETAIL

Carpet Area	External Wall Area	Balcony Area	Common Area	Total unit built up area
Sq.m.	Sq.m.	Sq.m.	Sq.m.	Sq.m.
84.12	11.34	12.46	28.18	136.10
61.81%	8.33%	9.16%	20.70%	100%

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ROOM AREA DETAIL

S.No.	Description	Length (m)	Width (m)	Area (sq.m)
1.	Living/Dining	6.64	3.58	23.77
2.	Front Room	3.09	2.49	7.69
3.	Kitchen	3.35	2.59	8.67
4.	Bed Room - 01	3.35	3.35	11.22
5.	Bedroom - 02	3.35	4.27	14.30
6.	Bedroom- 03	3.08	3.35	10.31
7.	Toilet - 01	1.70	2.28	3.87
	C.B. - 01	0.96	0.6	0.57
8.	CB - 02	1.20	0.6	0.72
9.	CB - 03	1.00	0.6	0.6
10.	CB - 04	1.00	0.6	0.6
11.	Toilet - 02	1.7	2.43	4.13
12.	Toilet - 03	1.7	2.53	4.30
13.	Passage	2.28	1.27	2.89
14.	Servant room	1.93	2.44	4.70
15.	Servant toilet	1.52	1.17	1.178

SALEABLE AREA DETAIL

Carpet Area	External Wall Area	Balcony Area	Common Area	Total unit built up area
Sq.m.	Sq.m.	Sq.m.	Sq.m.	Sq.m.
103.61	14.05	15.96	24.31	157.93
65.61%	8.90%	10.10%	15.39%	100%

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ROOM AREA DETAIL

S.No.	Description	Length (m)	Width (m)	Area (sq.m)
1.	Living/Dining	6.99	3.80	26.56
2.	Front Room	3.38	2.59	8.75
3.	Kitchen	3.51	2.59	9.09
4.	Bed Room - 01	3.08	3.35	10.31
5.	Toilet - 01	1.70	2.28	3.87
6.	C.B. - 01	1.575	0.6	O.945
7.	Bedroom - 02	3.35	4.27	14.30
8.	Toilet - 02	1.67	2.58	4.30
9.	Dress	1.38	1.67	2.30
10.	CB - 02	1.05	0.6	2.30
11.	Toilet - 03	1.7	2.43	4.30
12.	Bedroom- 03	3.35	3.35	10.31
13.	CB - 03	1.00	0.6	0.6
14.	Passage	2.28	1.27	2.89
15.	Servant room	1.93	2.44	4.70
16.	Servant toilet	1.52	1.17	1.178
17.	CB-04	1.00	0.6	0.6
18.	Bedroom- 03	3.35	3.81	1.178
19.	Toilet- 03	2.13	1.6	0.6

SALEABLE AREA DETAIL

Carpet Area	External Wall Area	Balcony Area	Common Area	Total unit built up area
Sq.m.	Sq.m.	Sq.m.	Sq.m.	Sq.m.
126.70	16.15	18.91	31.01	192.77
65.72%	8.38%	9.81%	16.09%	100%

Specifications

GENERAL
- Earthquake resistant structure zone IV complaint designed by highly experienced structural engineers

SUPER STRUCTURE
- Sheer wall structure with columns R.C.C slabs & beams with brick wall partitions in between.

FLOORING
- Vitrified tiles in Drawing/Dining/Bedrooms laminated wooden flooring in master bedrooms
- Anti – skid ceramic tiles in kitchen, toilet & balcony. Marble stone in corridor, lift, lobby and staircase

DOOR AND WINDOWS
- External doors & window made of UPVC
- Internal doors in hardwood frames with laminated flush doors
- Entrance door – decorative finish

KITCHEN
- Granite top working platform
- Stainless steel sink
- Ceramic glazed tiles 2 feet above working platform with chrome finish sanitary wares

TOILETS
- Provision for hot and cold water glazed tiles in pleasing colours on walls up to door level
- European WC's washbasins & cisterns in light shade of standard brand. Chrome plated fitting of standard make

INSIDE WALL FINISH
- Inside wall with POP and one concept wall in bed room, acrylic emulsion paint

ELECTRICALS
- Modular and elegant light and power points, cable TV and telephone points in drawing room and master bed room. Copper wires in concealed PVC conduits with MCB

EXTERNAL FINISH / LIFT
- Modern and elegant outer finish with high quality paint/stone with plaster & decorative
- Lobby/Entrance lobby wood/tiles up to 7 feet and texture paint

EXTERNAL FAÇADE
- Exterior with superior paint finish

INTERCOM FACILITY
- Provision of intercom facility in each flat

WATER SUPPLY
- Underground and overhead water tanks with pumps for uninterrupted water supply

PNG GAS PIPELINE
- Provision of gas pipeline infrastructure

HIGH TECH SECURITY

Provision For:
- Hi-tech security system, safety alarm, safety camera
- Ultra High Speed Broadband
- Multiple IPTV connected
- Choice of upgrading your intercom into video intercom
- Choice of multiple satellite channels from across the world
- Integration of common area Wi-Fi & CCTV system

ALREADY DELIVERED PROJECTS

Sikka Karmic Greens,
Sec. 78, Noida

Sikka Classic Homes,
Kaushambi, Ghaziabad

Sikka Complex,
Preet Vihar, Delhi

Sikka Plaza,
Mayur Vihar, Delhi

Sikka Galexy,
Shreshtha Vihar Delhi

Sikka Trade Complex,
New Rajdhani Enclave, Delhi

ONGOING PROJECTS

Sikka Karnam Greens
Sec-143 B, FNG Expressway, Noida

Sikka Kaamna Greens
Sec-143, FNG & Expressway, Noida

Sikka Kaamya Greens
Sec-10, Greater Noida, West

Kapital Grand
Sec-98, Noida Expressway

Sikka Kimaya Greens
Sahastradhara Road, Dehradun

Sikka Krissh Greens
NH-58, Meerut

LOCATION MAP

Map for Illustration Purpose Only, Not in Scale