



Agarwal Associates (Promoters) Limited

(CIN: U51909DL1986PLC023729)

We, Agarwal Associates (Promoters) Limited is known for providing a combination of triple advantages to its customers with each project i.e. location, quality and value for money. The group believes in transparency and delivering quality, timely possession, commitment, compliances, law adherence, customer satisfaction and trust.

10, New Rajdhani Enclave, Vikas Marg, Delhi-110092 | www.citygrace.in | citygrace@agarwalassociatesgroup.com | Call 9310402222
Site Address: Part of Plot No: GH-06, Sec-06, Aditya World City, Ghaziabad, UP 201002

Disclaimer: The brochure is purely conceptual and constitute no legal offering. The viewer/ prospective buyer may seek information including sanctioned plans, approvals, development schedule, time of delivery, specifications, facilities, amenities, terms & conditions, prices for applicable, the sanctioned and other details from the company in respect of the concerned project/phase that he/she may, be interested in, before any cash booking/pledge/advance etc. Further, details of the project/phase are available on the website of UP Real Estate Regulatory Authority (UPREAREGULATORY) (www.upreareg.org)



KEY TO A

Graceful life

1979 to 2024...

FOUR DECADES+

We have the power of deep roots...

A journey of inspiration

An Eventful Journey of Four Decades & More in Delhi-NCR and Northern India in the Real Estate Industry. Excelled in developing Residential, Commercial, Industrial, Townships, etc.

- Gaining Trust of Customers
- Spreading Joy and Changing Lives
- Provided Dream Homes to thousands of Customers
- Continuously Excelling in our Performance
- Endeavour to Deliver beyond Commitments
- Providing Value for Money to our Customers
- Our Customers are enriched with lifestyle and lengthening smiles
- Competitor to Self
- Beyond Ordinary



Aditya Door Step, Delhi



Aditya Durbach City, Ghaziabad



Aditya Royal Crescent, Lucknow



Aditya Garden City, Ghaziabad



Mega City, Indrapuram, Ghaziabad



Aditya Urban Class, Sec 76, Noida



Celebrity Homes, Sec 76, Noida



Aditya Royal Heights, Lucknow



Aditya Imperial, Aligarh



About Project

Name itself speaks volumes about the project. It is Gracious, Precious and Priceless. City Grace is High Rise Towers comprising of 2 BHK, 3 BHK and Studio Flats being developed by Agarwal Associates (Promoters) Limited. City Grace is GDA Approved & RERA Registered Project enriched with graceful amenities and facilities.

It is conveniently approachable from Delhi-Meerut Expressway. It is situated in the Heart & Extension of City Apartments, a Fully Developed Project in the Integrated Township, Aditya World City, Ghaziabad.

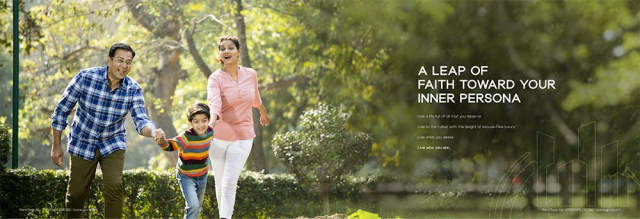
A JOURNEY TOWARDS A GRACEFUL LIFE

City Grace is a way to an upgraded life

Take this leap towards life molded in modern amenities

Enter an enhanced living where life will have an extra
feel of exuberance





A LEAP OF FAITH TOWARD YOUR INNER PERSONA

Live a life full of all that you deserve.

Live to the fullest with the delight of stress-free luxury.

Live what you desire.

Live like you are.

The evolution of luxury starts here

Life deserves upgrades and long deserves a touch of luxury

Meet affiliate neighborhoods created to give you the right feel of residence

At City Streets, know the true essence of luxury



Living Excellent

City Grace is situated in City Apartments, a group housing project with thousands of residents already living in their apartments and enjoying excellent



KEY FEATURES

- Safe and Secured Environment
- Gated & Guarded Complex
- CCTV Vigilance
- Multi-Level Security Features with Round-the-Clock Security Cover
- Healthcare, Transport & Commercial Facilities are in close proximity
- Welcome Lobby for Tower
- Lush Green Landscaped Area
- Children Play Area
- Club & Gym
- Swimming Pool
- Open Air Theatre
- Basketball Court
- Badminton Court
- Jogging Track
- Basement/Open Parking
- Electricity & Power Backup Facility
- 24*7 Water Supply



About Close Vicinity

About World City is an Integrated Township Project Having thousands of families living there and commercial ventures, school, temple etc. are situated and operations surrounded by lush green areas.



TYPE E

STUDIO FLAT

AREA 90M 90 FT.

CARPET AREA = 44.70 44.74

BALCONY AREA = 8.06 8.44

Type E Unit At 1, 8, & 10
Floors Only

1 sq. mtr. = 10.7639 sq. ft

Disclaimer: The Furniture configurations in this plan are only for illustrative purposes.

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LOCATION MAP



Q-15
PROPOSED
NEIGHBOURHOOD
SPORTS CENTRE OF
ADITYA WORLD CITY



This plan is indicative only.

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SPECIFICATION

SUPERSTRUCTURE	Earthquake-Resistant RCC Framed Structure as per Seismic Zone IV
FLOORING	Verified Tiles Flooring in Drawing/Dining, Bedrooms and Kitchen.
DOORS & WINDOWS	Main and Internal Doors made with hardwood frames and flush doors and hardware of reputed brands. External Doors/Windows made of powder coated Aluminum/UPVC.
KITCHEN	Granite top working platform, Stainless Steel Sink, Ceramic glazed tiles upto 2 feet above working counter.
WASH ROOMS	Antiskid Ceramic tiles in Wash Rooms, Ceramic tiles on walls up to 7ft feet height Branded Sanitary and CP fittings
INTERNAL WALL FINISH	Internal Walls finish with POP punning and Oil Bound Distemper

EXTERNAL FAÇADE	Point Finish
CORRIDOR	Verified Tile in floor and walls finished with POP punning and OBD
STAIRCASE	Finished with Ubbour Green in floor, Walls finished with POP punning and Oil Bound Distemper MS Enamel Paint railing as per design.
ELECTRICAL	Copper wiring in concealed P.V.C Conduits with modular switch sockets for.
PROVISION FOR	Light and Power Points Exhaust Fan/Washing Machine Points in Wash Rooms RO Point in Kitchen T.V, Telephone Points in Living Rooms and Bedrooms
SECURITY	CCTV Camera Surveillance for Entrance Lobby of towers. **ARTEL BROADBAND FACILITY AVAILABLE **TEL CONNECTION FACILITY AVAILABLE

**Note : Subject to third party Services Conditions