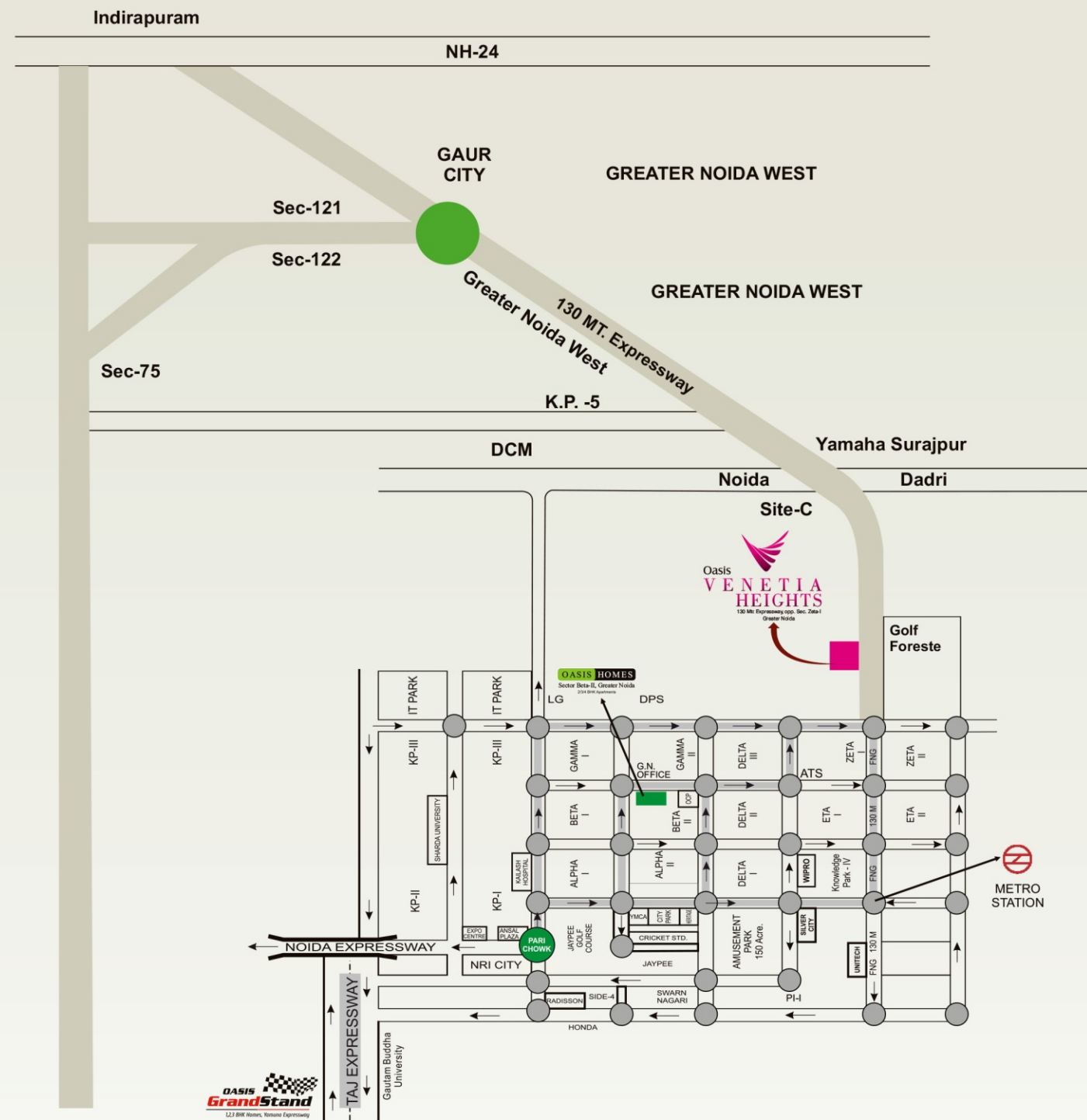


ROAD MAP



“इस से सस्ता
इस से अच्छा
कहीं भी नहीं”

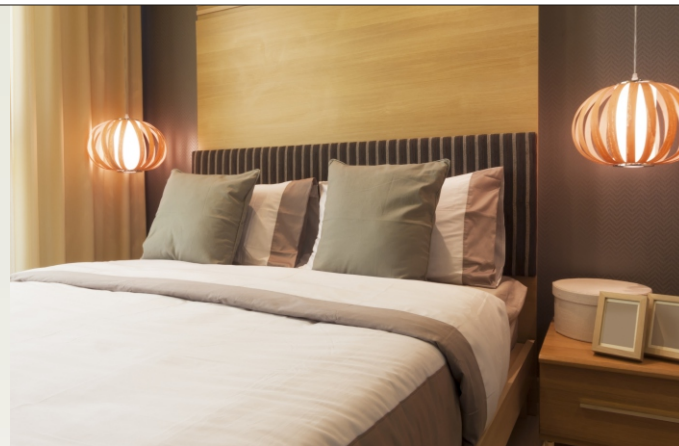
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Narain Karthikeyan



Oasis
VENETIA HEIGHTS
130 Mtr. Expressway, opp. Sec. Zeta-I
Greater Noida

DRIVE FROM	Min (approx.)
Metro Station	2 mins.
Pari Chowk	10 mins.
Proposed Night Safari	10 mins.
Buddh International Circuit	15 mins.
Gautam Buddha University	15 mins.
Proposed Aviation Hub	20 mins.
Noida Golf Course	25 mins.
Sector 18, Noida	25 mins.
Akshardham	30 mins.
Kalindi Kunj	30 mins.
South Delhi	35 mins.

NOT JUST A PART OF GR. NOIDA, BUT IN THE HEART OF GR. NOIDA



VIBRANT ADDRESS

The main attraction of Oasis Venetia Heights is its location. Right on the main 130 Mtr. Wide Road, it is amidst the fastest emerging expanse of Delhi NCR in close vicinity to leading Schools, Colleges, Hospitals & Malls of Greater Noida. With its unparalleled infrastructure, this area is becoming a preferred destination for people working in South Delhi, Noida & Ghaziabad. All these make Oasis Venetia Heights as one of the most sought after upcoming residential developments in this region.

The epitome of architectural luxury and status, welcome to Oasis Venetia Heights. An ideal home nestled in the heart of Greater Noida, the lifestyle hub. Greater Noida is a premier township of NCR & in itself is a world-acclaimed destination. At Oasis Venetia Heights everything you want is within easy reach - from shopping, dining, education to healthcare. The premium apartments here and the tranquil surroundings will make your life satiating.

Homes here promise a lifestyle that's worth living and flaunting too. Oasis Venetia Heights will not only add a new dimension to your lifestyle but also enhance your living standard.

Though the outlook is luxurious, the cost is not. Oasis Venetia Heights offers you an option of 1, 2 & 3 BHK apartments that are totally affordable. So come and experience pure bliss & that too in a pocket friendly budget.

OPULENT HOMES



SPLENDID CONVENIENCES

- Lifts in each block • 24 hours water supply • 24 hours security with intercom
- Parks, children's play area, landscaping within the complex • 75% open space • Swimming pool/ Kids' pool • Party Lawn • Rainwater harvesting
- Grand/Featured Entrance Gate • Club House • Banquet/Party Hall
- Badminton Court • Yoga Meditation Center • Jogging Track • Separate Kids' zone • Provision For Natural Gas Pipeline In Kitchen
- Certified earthquake resistant structure





LAVISH RECREATIONS

- Swimming Pool
- Gymnasium
- Billiards Table
- Table Tennis
- Card Table
- Lounge
- Party Hall
- Cafeteria
- Indoor Games

DOORS AND WINDOWS

- Wooden door frames
- Pre-laminated flush doors/skin module shutters
- All External doors and windows of powder coated aluminum/UPVC

STRUCTURE

- Earthquake resistant R.C.C framed structure in accordance with the norms

ELECTRICAL

- Modular Switches and sockets
- Copper wiring
- Provision for A.C. Point in every room



FINISHES

- Internal wall painted with pleasing shades of OBD
- Permanent weather coated heat reflective texture paint/ equivalent on external walls
- Glazed/Ceramic tiles upto 7 ft. Height, wash basin, EWC in Toilets
- Pre-polished granite platform with stainless steel sink, dado up to 2"-0" height above platform in ceramic glazed tiles in Kitchen

ELEGANT DETAILS

FLOORING

- Designer floor tiles in drawing & dining area
- Vitrified tiles in bed rooms
- Anti-skid ceramic tiles in kitchen and toilets
- Ceramic tiles in balconies
- Granite Marble/Kota Stone/Tiles in Corridors, Staircase and Lobbies

FIRE FIGHTING

- Fire Fighting arrangements as per norms

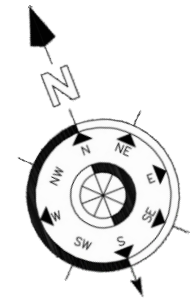


Disclaimer: All specification and conditions are only indicative, these can be changed at the discretion of the Buyer/Architect/Authority/Availability /Availability of material. These are purely conceptual & constitute no legal offer.



AMENITIES

1. Club
2. Pool
3. Party Lawn
4. Aroma Garden/Acupressure Walk
5. Evening Garden
6. Commercial Plaza
7. Kids' Play Area
8. Jogging Track
9. Putting Green
10. Gate Complex



Site Plan

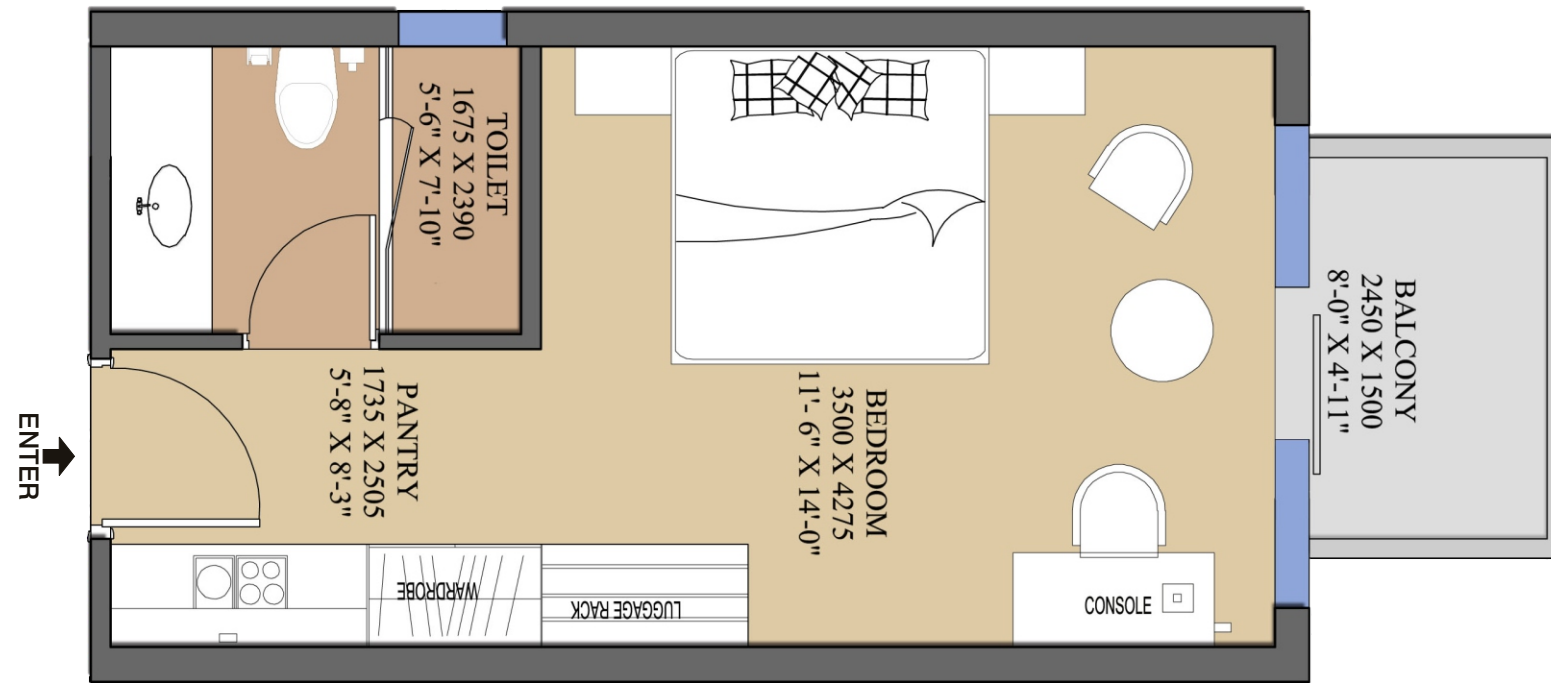
- Executive Studio (455 sq. ft.)
- Premium Studio (595 sq. ft.)
- 2 BHK+2T (850 sq. ft.)
- 2 BHK+2T (1015 sq. ft.)
- 2 BHK+2T (995 sq. ft.)
- 2 BHK+2T+Study (1150 sq. ft.)
- 3 BHK+2T (1290 sq. ft.)

Disclaimer: While every attempt has been made to ensure the accuracy of the plans shown, all measurements, positioning, fixtures, fittings and any other data shown are an approximate interpretation for illustrative purposes only and are not to scale. No responsibility is taken for any error, omission, miss-statement or use of date shown. The company reserves the right to make changes in the plans, specifications, dimensions and elevations without any prior notice. 1 sq. ft. = 0.0929 sq. mt., 1sq. mt. = 10.764 sq. ft., 1 ft. = 0.305 mt and 1 mt = 3.281 ft.

TYPE: A EXECUTIVE STUDIO
Super Area: 455 Sq. Ft. (42.270 Sq. Mtr.)
 Covered Area: 330 Sq. Ft. (30.65 Sq. Mtr.)
 Carpet Area: 294 Sq. Ft. (27.31 Sq. Mtr.)



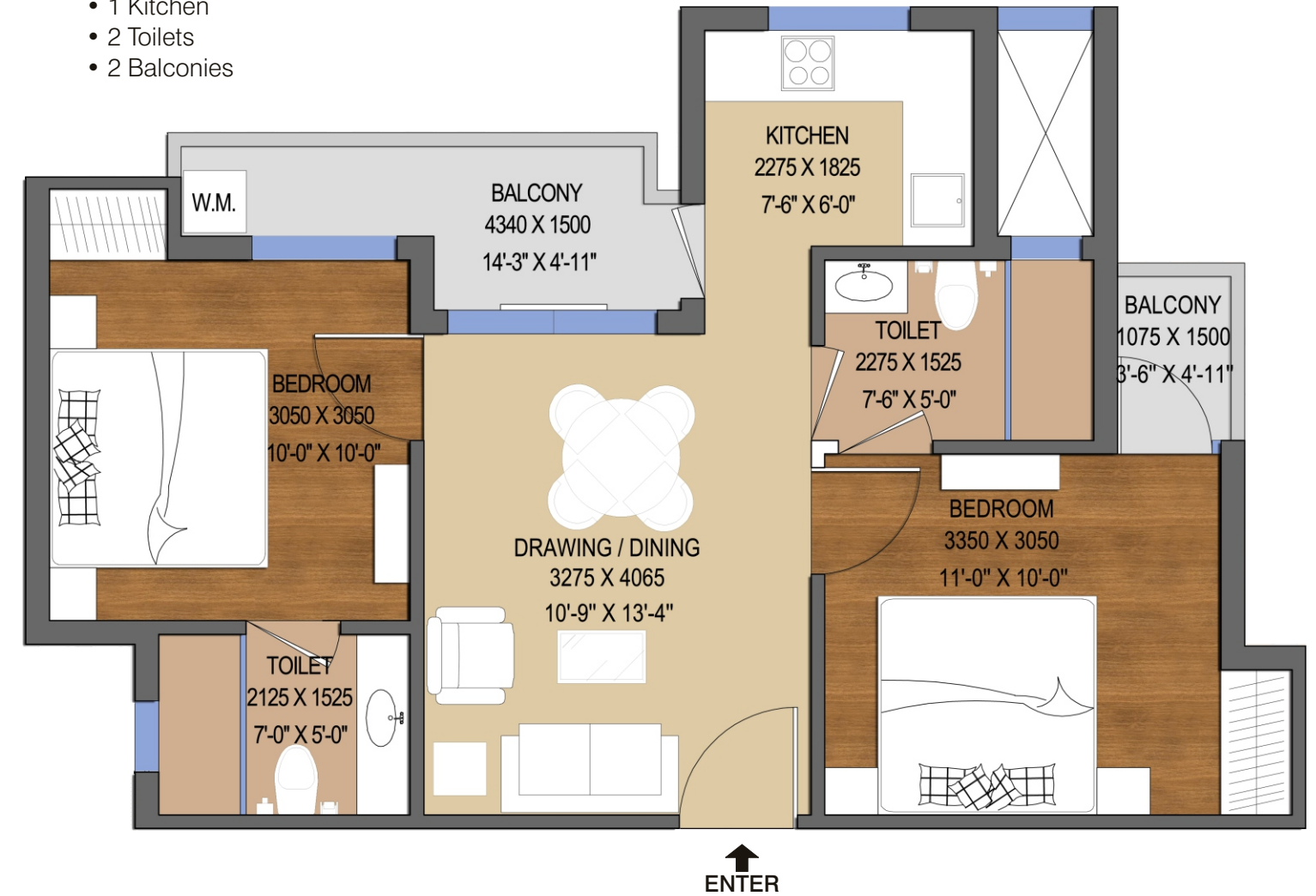
- 1 Bedroom • 1 Pantry
- 1 Toilet • 1 Balcony



TYPE: C 2 BHK
Super Area : 850 Sq. Ft. (78.967 Sq. Mtr.)
 Covered Area: 685 Sq. Ft. (63.63 Sq. Mtr.)
 Carpet Area: 582 Sq. Ft. (54.06 Sq. Mtr.)

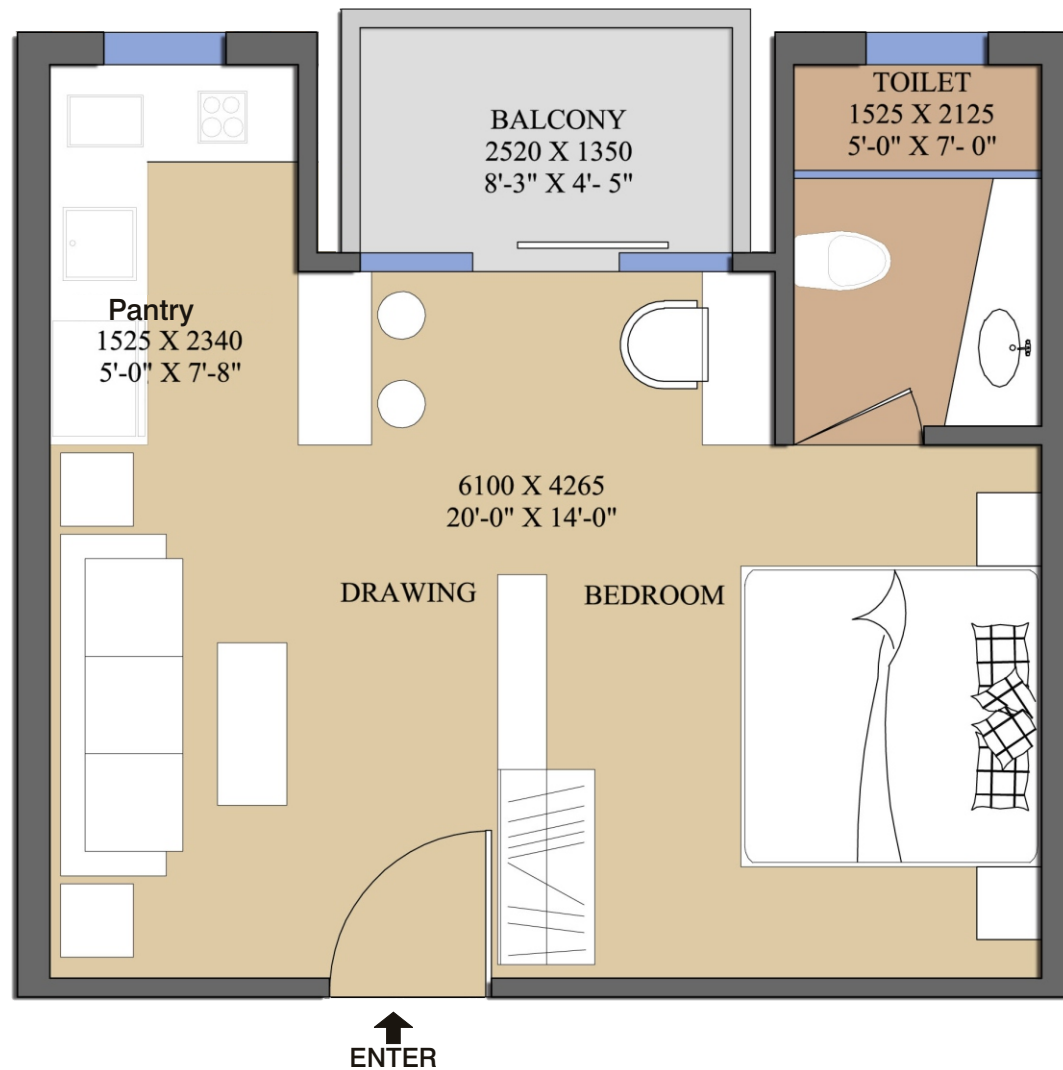


- 2 Bedrooms
- Drawing/Dining
- 1 Kitchen
- 2 Toilets
- 2 Balconies



TYPE: B Premium Studio
Super Area: 595 Sq. Ft. (55.277 Sq. Mtr.)
 Covered Area: 405 sq. ft. (37.62 Sq. Mtr.)
 Carpet Area: 355 sq. ft. (32.98 Sq. Mtr.)

- 1 Bedroom
- Drawing Room
- 1 Pantry
- 1 Toilet
- 1 Balcony

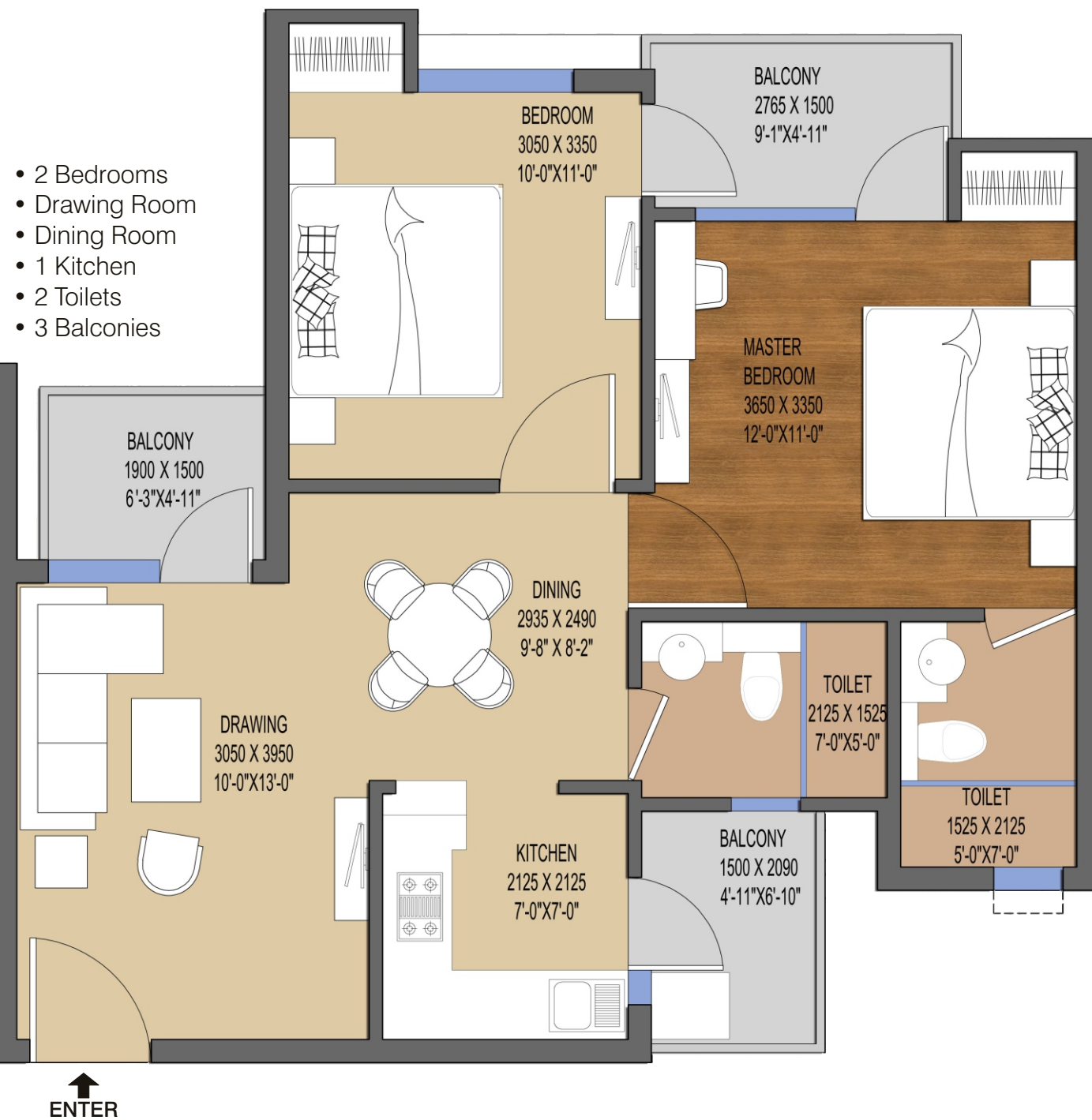


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TYPE: D 2 BHK

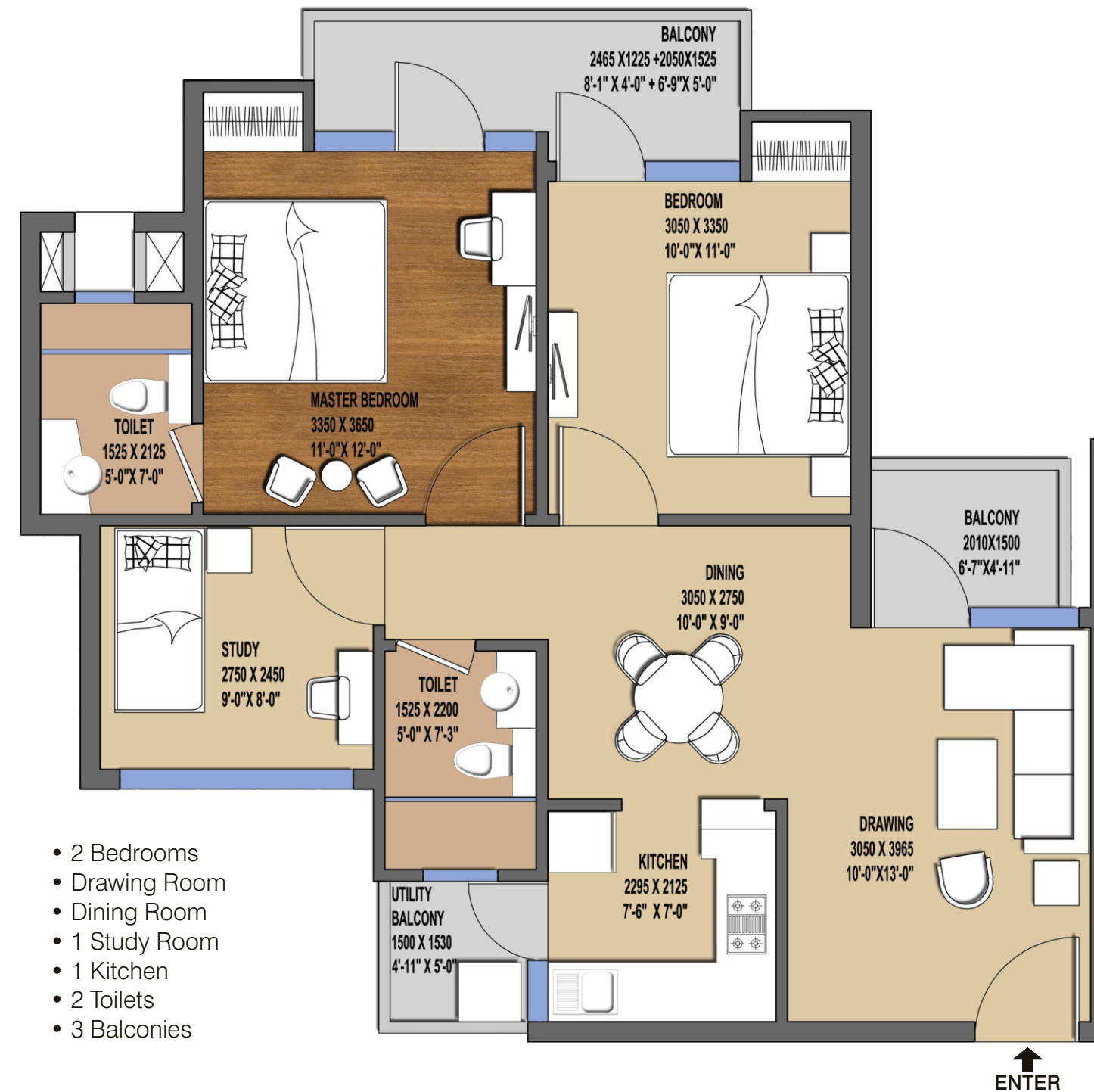
Super Area: 995 Sq. Ft. (92.439 Sq. Mtr.)
 Covered Area: 768 Sq. Ft. (71.34 Sq. Mtr.)
 Carpet Area: 692 Sq. Ft. (64.28 Sq. Mtr.)



- 2 Bedrooms
- Drawing Room
- Dining Room
- 1 Kitchen
- 2 Toilets
- 3 Balconies

TYPE: E 2 BHK + Study

Super Area: 1150 Sq. Ft. (106.838 Sq. Mtr.)
 Covered Area: 925 Sq. Ft. (85.93 Sq. Mtr.)
 Carpet Area: 827 Sq. Ft. (76.83 Sq. Mtr.)



- 2 Bedrooms
- Drawing Room
- Dining Room
- 1 Study Room
- 1 Kitchen
- 2 Toilets
- 3 Balconies

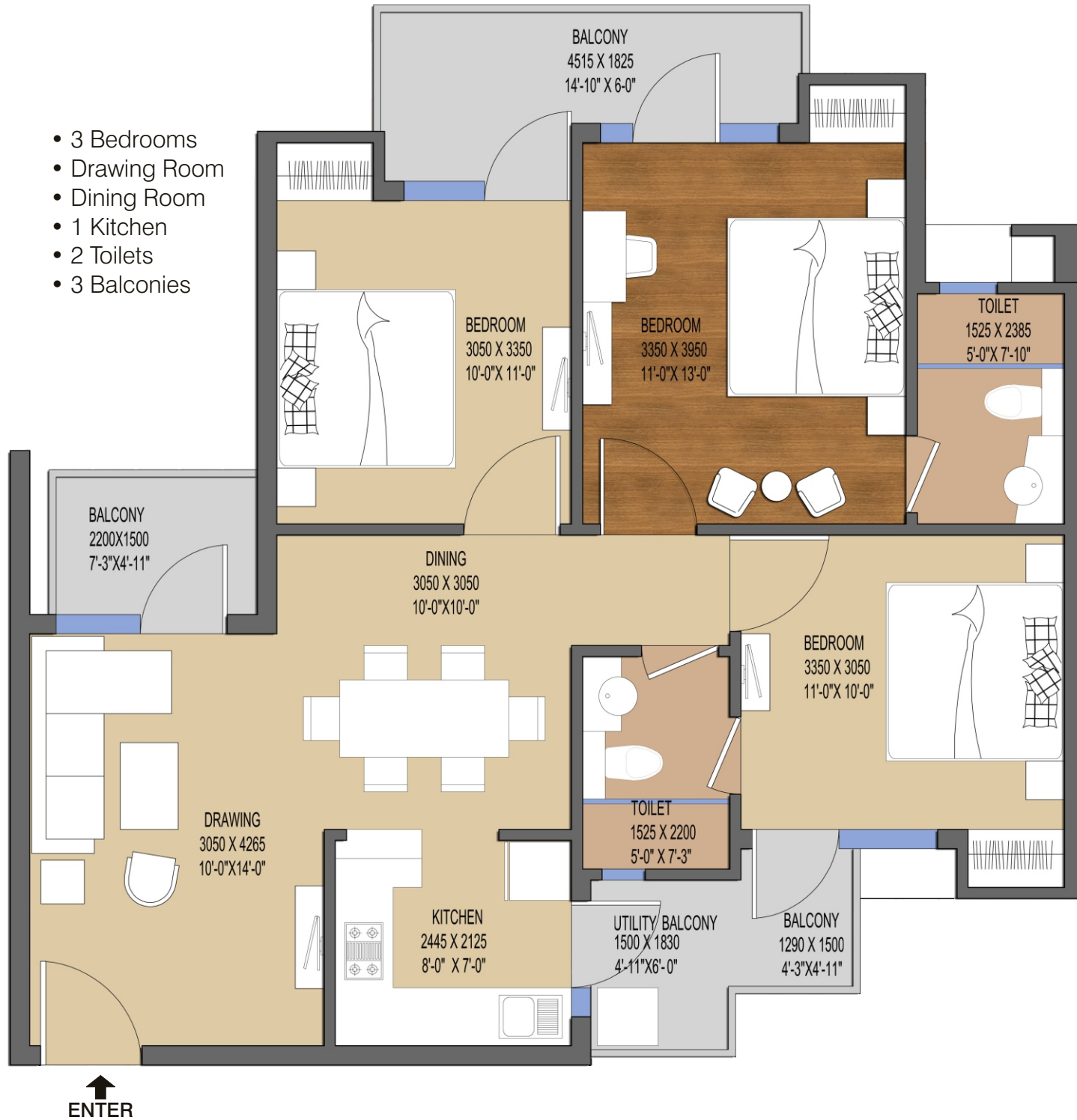
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TYPE: F 3 BHK
Super Area: 1290 Sq. Ft. (119.844 Sq. Mtr.)
 Covered Area: 1039 Sq. Ft. (96.52 Sq. Mtr.)
 Carpet Area: 946 Sq. Ft. (87.88 Sq. Mtr.)



- 3 Bedrooms
- Drawing Room
- Dining Room
- 1 Kitchen
- 2 Toilets
- 3 Balconies



Narain
 Narain Karthikeyan

creating spaces for life

Oasis Group has always believed that what we dream is what we achieve. Since our humble beginning in 2002 we had only one dream and that was to make Oasis Group one of the foremost name in the real estate industry in Delhi NCR. Today we have delivered more than 1,50,000 sq. ft. of residential spaces and more than 2 Million sq. ft. of housing project are under development via two current ongoing projects namely Oasis Grandstand & Oasis Venetia Heights. We have combined our innovative ideas with current market trends to deliver elegant residential projects right on time. The spirit of creativity and perfection of the company is reflected in our endeavor to achieve excellence in everything we do. Oasis group continues to strive for precision and perfection a quality that will take us ahead in the times to come.

We are managed by professionals, with years of experience in the construction industry. We are supported by experts from different disciplines - Architecture, Engineering, Commerce, Marketing, Finance, HR and Administration which enable us to come up with the best result in all functional areas.

We are headquartered in Noida and we are primarily focused on residential projects. Our residential projects offer affordable homes with best in class amenities. We strongly emphasizes on environmental management, water harvesting, green building concepts and high safety standards in all our residential projects.

OUR PROJECTS



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