

A decorative border of watercolor-style floral and foliage illustrations surrounds the central text. The colors include various shades of green, yellow, blue, purple, red, and brown. The illustrations include leaves, stems, and small flowers in various colors and sizes. A small blue bird is perched on a branch on the right side.

Pristine II
an ATS home

AN INVITATION TO
RECONNECT WITH
Nature



A PRISTINE *Landscape*

Located on Noida Expressway in Sector 150, ATS Pristine II is a low-density development. Nestled in close proximity to major corporate, educational and world-class sports facilities that have put Noida on the international circuit, ATS Pristine II offers a life of unparalleled convenience. Designed as a sanctuary, ATS Pristine II welcomes you into a glorious retreat from urban humdrum.



The elevation is an artistic impression and subject to changes.

WHAT JOY IT IS TO LIVE IN
Nature's Pristine Beauty.....





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Noida - Greater Noida Expressway

A Pristine Landscape

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ATS PRISTINE
Sec. 150

Yamuna Expressway (6-lane)



SITE PLAN



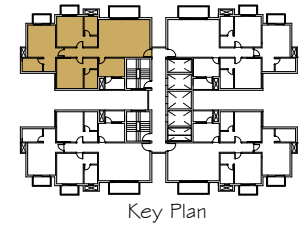
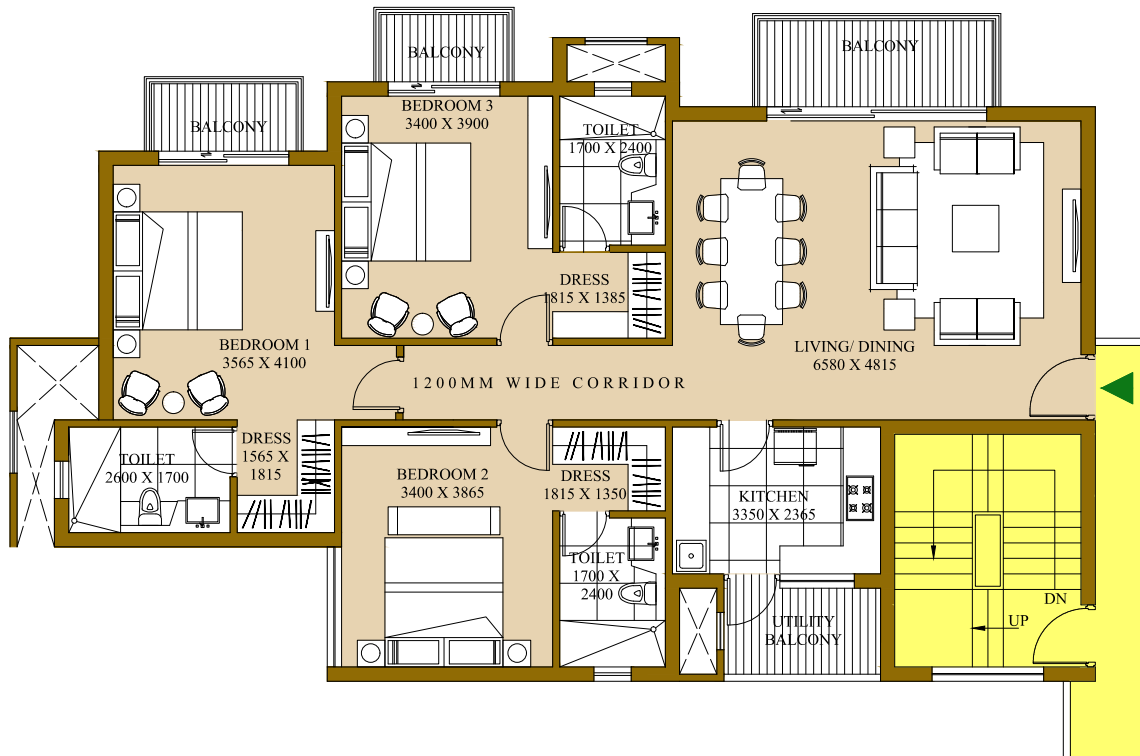
Note: The site plan shown is tentative. The overall layout may vary because of statutory/ design reasons. For updated layout plan, please contact sales team.

FLOOR PLAN

SUPER AREA: 1750 SQ. FT.

BUILT-UP AREA: 1503 sq. ft. + 247 sq. ft. (Common Circulation + Services)

CARPET AREA: 1202 sq. ft.



NOTE:

1. The window size/its location in rooms may change because of elevational features.
2. The overall layout may vary because of statutory reasons in case required.
3. Currently, no columns are shown in the plan which will be incorporated as per structure.
4. That each tower and apartment might have slight deviation to the layout, size and type and the picture herein depicts only typical floor plan, it is therefore recommended to verify the layout, size and type of your apartment prior to submission of application for Allotment of Apartment.

BUILDING SPECIFICATIONS

ATS PRISTINE II

FLOORING	Imported Marble flooring in Living & Dining; Wooden/Vitrified Tiles flooring in Bedrooms; Vitrified Tiles in Kitchen, Utility & Servant Room and Ceramic Tiles in Toilets. Staircase & Landings to be in Indian Marble/Terrazzo flooring. Balconies will be in Anti-skid Ceramic Flooring.
DADO	Glazed Tiles of required height in Toilets & 600 mm height above Kitchen Counter Slab in appropriate Colour & Paint.
EXTERIOR	Appropriate finish of Texture Paint of exterior grade water-proof paint.
RAILINGS	All railings will be in MS as per design of the Architect.
PAINTING	Oil Bound Distemper of appropriate colour on Internal Walls & Ceilings.
WARDROBE	Wardrobe in all Bedrooms.
KITCHEN	All Kitchen Counters in pre-polished Granite/Marble Stone. Electrical Points to be provided for Kitchen Chimney & Hob, Washing Machine and Refrigerator. Kitchen will be provided with Modular Cabinets of appropriate finish.
DOORS & WINDOWS	Skin/Flush doors-Polished/Enamel painted; Stainless steel/Brass finished hardware fittings and locks of branded makes. Door Frames and Window Panels of Aluminium/UPVC sections.
PLUMBING	As per standard practice, all internal plumbing in GI/CPVC/Composite. All external in CI/UPVC. Automated irrigation system.
TOILET	Premium sanitary fixtures, Premium Chrome-plated fittings.
ELECTRICAL	All electrical wiring in concealed conduits; provision for adequate light & power points. Fans in Living, Dining & all Bedrooms. Telephone & T.V. outlets in Drawing, Dining and all bedrooms; moulded modular plastic switches & protective MCBs.
HVAC	Split AC in Living Room, Dining & all Bedrooms
LIFT	Lifts to be provided for access to all floors.
GENERATORS	Generator to be provided for backup of Emergency Facilities i.e. Lifts & Common areas.
CLUBHOUSE & SPORTS FACILITIES	Clubhouse with swimming pool to be provided with his/her change rooms, well-equipped Gym, Indoor & Outdoor games areas, Multi-purpose Hall and Jogging track.
STRUCTURE	Earthquake resistance RCC framed structure as per applicable seismic Zone.
SECURITY & FTTH	Provisions for optical fibre network, video surveillance system, Perimeter Security and Entrance lobby Security with CCTV cameras; Fire prevention, suppression, Detection & alarm system as per fire norms.

ABOUT US

Assurance, Transparency and Sincerity spell ATS. A real estate developer of concepts based on consumer insight and architectural delight, the group is responsible for creating some of the most premium residential and commercial spaces primarily in North India. All projects bear testimony to a commitment towards timely delivery and attention to specifics. Quality being a given.



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DELIVERED PROJECTS



ATS GREENS I

Sector-50, Noida



ATS GREENS II

Sector-50, Noida



ATS VILLAGE

Noida, Sector 93A, On Expressway



ATS ONE HAMLET

Sector 104, Noida



ATS PARADISO

Sector Chi-04, Greater Noida



ATS ADVANTAGE

Phase I & II, Indirapuram



ATS MACENAS

Indirapuram, Ghaziabad



ATS GOLF MEADOWS PRELUDE

Dera Bassi, Punjab



ATS KOON

Sector 109, Gurugram



ATS VALLEY SCHOOL

Dera Bassi, Barwala Rd., Punjab



Pristine

Sector 150, Sports City, Noida Expressway

ONGOING PROJECTS



CASA ESPAÑA

Sector-121, Mohali



KNIGHTSBRIDGE

Sector 124, Noida



PRISTINE Golf Villas

Sector 150, Noida



ATS DOLCE

Zeta 1, Greater Noida



ATS Le GRANDIOSE

Sector 150, Sports City, NOIDA Expressway



Allure

Sector 22 D, Yamuna Expressway

RERA Reg. No. UPRERAPRJ3574

RERA Reg. No. UPRERAPRJ3796

RERA Reg. No. UPRERAPRJ3774

RERA Reg. No. UPRERAPRJ3250

RERA Reg. No. UPRERAPRJ918



Triumph
an **ATS** home

Dwarka Expressway, Sector 104

Applied for Occupation Certificate



Tourmaline
an **ATS** home

Sector-109, Gurugram

RERA Reg. No. 41/2017



MARIGOLD
an **ATS** home

Sector 89 A,
Dwarka Expressway, Gurugram

RERA Reg. No. 55/2017



Heavenly Foothills
an **ATS** development

Sahasradhara Road, Dehradun



Pristine II
an **ATS** home

Sector 150, Sports City,
Noida Expressway

RERA Reg. No. UPRERAPRJ2875



ATS **GOLF MEADOWS**
LIFESTYLE LUXURY APARTMENTS

Dera Bassi, Punjab

PBRERA-SAS79-PR0007



ATS
bouquet

Sector 132, Noida Exressway

RERA Reg. No. UPRERAPRJ2612



PICTURESQUE
REPRIEVES

Sector-152, Noida Expressway

RERA Reg. No. UPRERAPRJ631



RHAPSODY
an **ATS** home

Sector-1, Greater Noida

RERA Reg. No. UPRERAPRJ4115



KINGHOOD DRIVE

Sector-152, Noida Expressway

RERA Reg. No. UPRERAPRJ2575



PRAGYA

Gift City - SEZ, Ahmedabad



CELLS
AUGUSTUS
PROPERTY

Sector-152, Noida Expressway

UPCOMING PROJECTS



Sector-152, Noida Expressway



Sector-22D, Yamuna Expressway