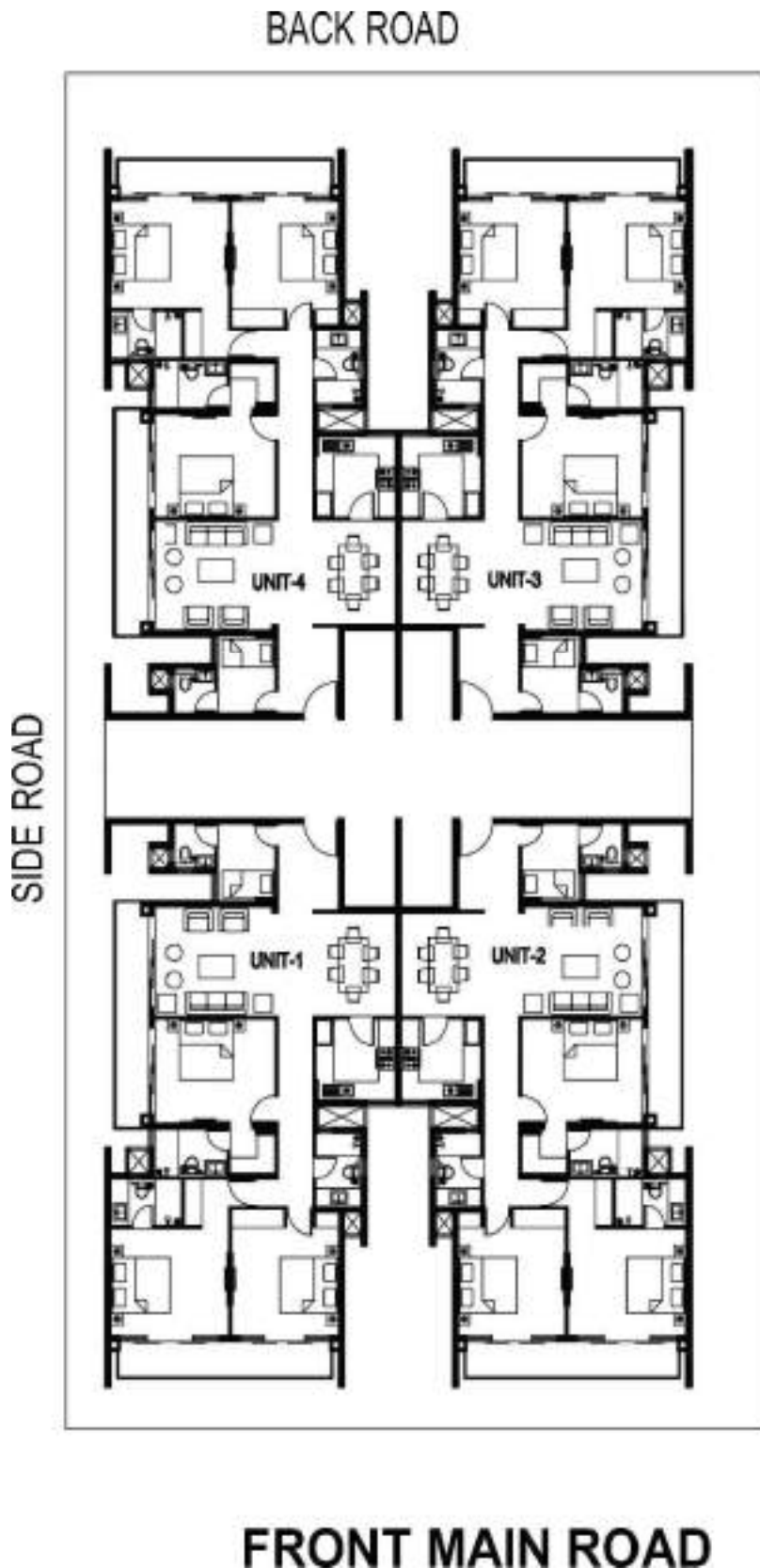


ANNEXURE- II
NUMBERING PLAN-ARTHAH TOWER

26th FLOOR Terrace Garden			26th FLOOR, Pool/Gym/Club		
25th FLOOR			25th FLOOR		
24th FLOOR			24th FLOOR		
23rd FLOOR			23rd FLOOR		
22nd FLOOR			22nd FLOOR		
21st FLOOR, AT-2101	21st FLOOR, AT-2102		21st FLOOR, AT-2104	21st FLOOR, AT-2103	
20th FLOOR, AT-2001	20th FLOOR, AT-2002		20th FLOOR, AT- 2004	20th FLOOR, AT-2003	
19th FLOOR, AT-1901	19th FLOOR, AT-1902		19th FLOOR, AT-1904	19th FLOOR, AT-1903	
18th FLOOR, AT-1801	18th FLOOR, AT-1802		18th FLOOR, AT-1804	18th FLOOR, AT-1803	
17th FLOOR, AT-1701	17th FLOOR, AT-1702		17th FLOOR, AT-1704	17th FLOOR, AT-1703	
16th FLOOR, AT-1601	16th FLOOR, AT-1602		16th FLOOR, AT-1604	16th FLOOR, AT-1603	
15th FLOOR, AT-1501	15th FLOOR, AT-1502		15th FLOOR, AT-1504	15th FLOOR, AT-1503	
14th FLOOR, AT-1401	14th FLOOR, AT-1402		14th FLOOR, AT-1404	14th FLOOR, AT-1403	
13th FLOOR, AT-1301	13th FLOOR, AT-1302		13th FLOOR, AT-1304	13th FLOOR, AT-1303	
12th FLOOR, AT-1201	12th FLOOR, AT-1202		12th FLOOR, AT-1204	12th FLOOR, AT-1203	
11th FLOOR, AT-1101	11th FLOOR, AT-1102		11th FLOOR, AT-1104	11th FLOOR, AT-1103	
10th FLOOR, AT-1001	10th FLOOR, AT-1002		10th FLOOR, AT-1004	10th FLOOR, AT-1003	
9th FLOOR, AT- 901	9th FLOOR, AT- 902		9th FLOOR, AT- 904	9th FLOOR, AT- 903	
8th FLOOR, AT- 801	8th FLOOR, AT- 802		8th FLOOR, AT- 804	8th FLOOR, AT- 803	
7th FLOOR, AT- 701	7th FLOOR, AT- 702		7th FLOOR, AT- 704	7th FLOOR, AT- 703	
6th FLOOR, AT- 601	6th FLOOR, AT- 602		6th FLOOR, AT- 604	6th FLOOR, AT- 603	
5th FLOOR, AT- 501	5th FLOOR, AT- 502		5th FLOOR, AT- 504	5th FLOOR, AT- 503	
4th FLOOR, AT- 401	4th FLOOR, AT- 402		4th FLOOR, AT- 404	4th FLOOR, AT- 403	
3rd FLOOR, AT- 301	3rd FLOOR, AT- 302		3rd FLOOR, AT- 304	3rd FLOOR, AT- 303	
2nd FLOOR, AT-201	2nd FLOOR, AT-202		2nd FLOOR, AT-204	2nd FLOOR, AT-203	
1st FLOOR, AT- 101	1st FLOOR AT- 102		1st FLOOR, AT- 104	1st FLOOR, AT- 103	
Commercial at Stilt	Apartment Reception	Studio Reception	Games Room		

ANNEXURE-II

Lay out Plan



SALIENT FEATURE

“ARTHAH TOWER”
3BHK Apartment with Study
Super Area 2286 Sqft
Carpet Area 1310 Sqft
Apartment Area 1657

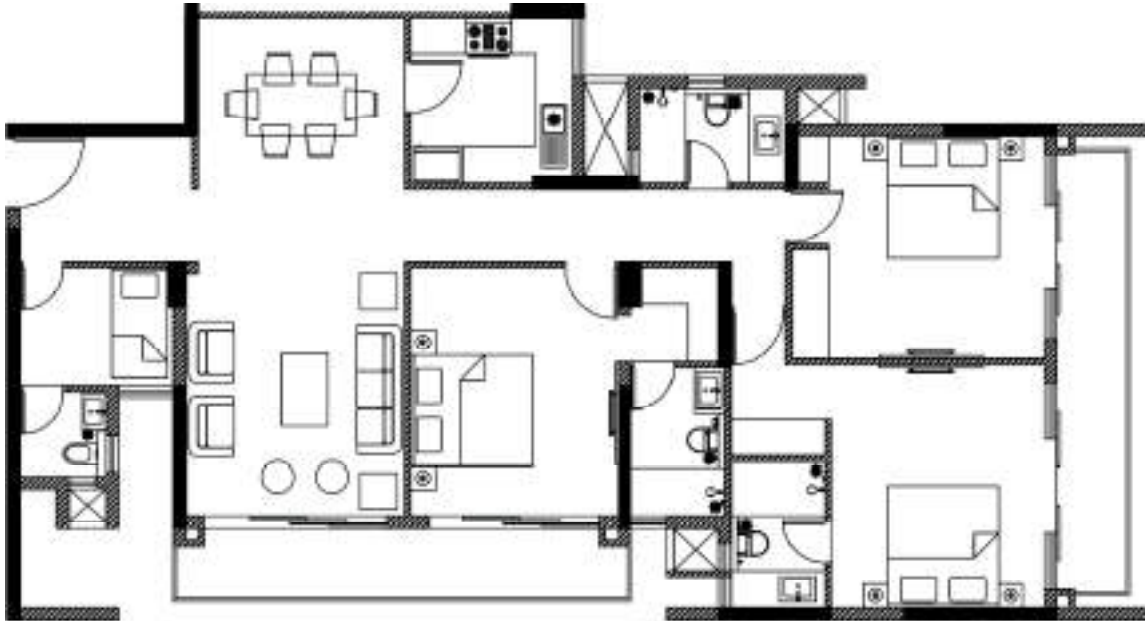
AMENITIES

Swimming Pool at 26th Floor
Club at Floor 26th
Health Club at 26th Floor
Games Room at stilt
Terrace Gardens at 26th Floor

LEGEND

Split Basement Level Parking Space
for upto 200 vehicles
3 High Speed Elevators for
residents of the Arthah
1 Private High Speed Elevator
for Studio Apartments
Complete Vaastu Planning
3 Side Open Plot
Max Ventilation & Natural Light

ANNEXURE-II



SALIENT FEATURE OF UNIT

Entrance Lobby

Living/Dining

3Bedrooms with 3Toilets

Kitchen

2 Spacious Balcony

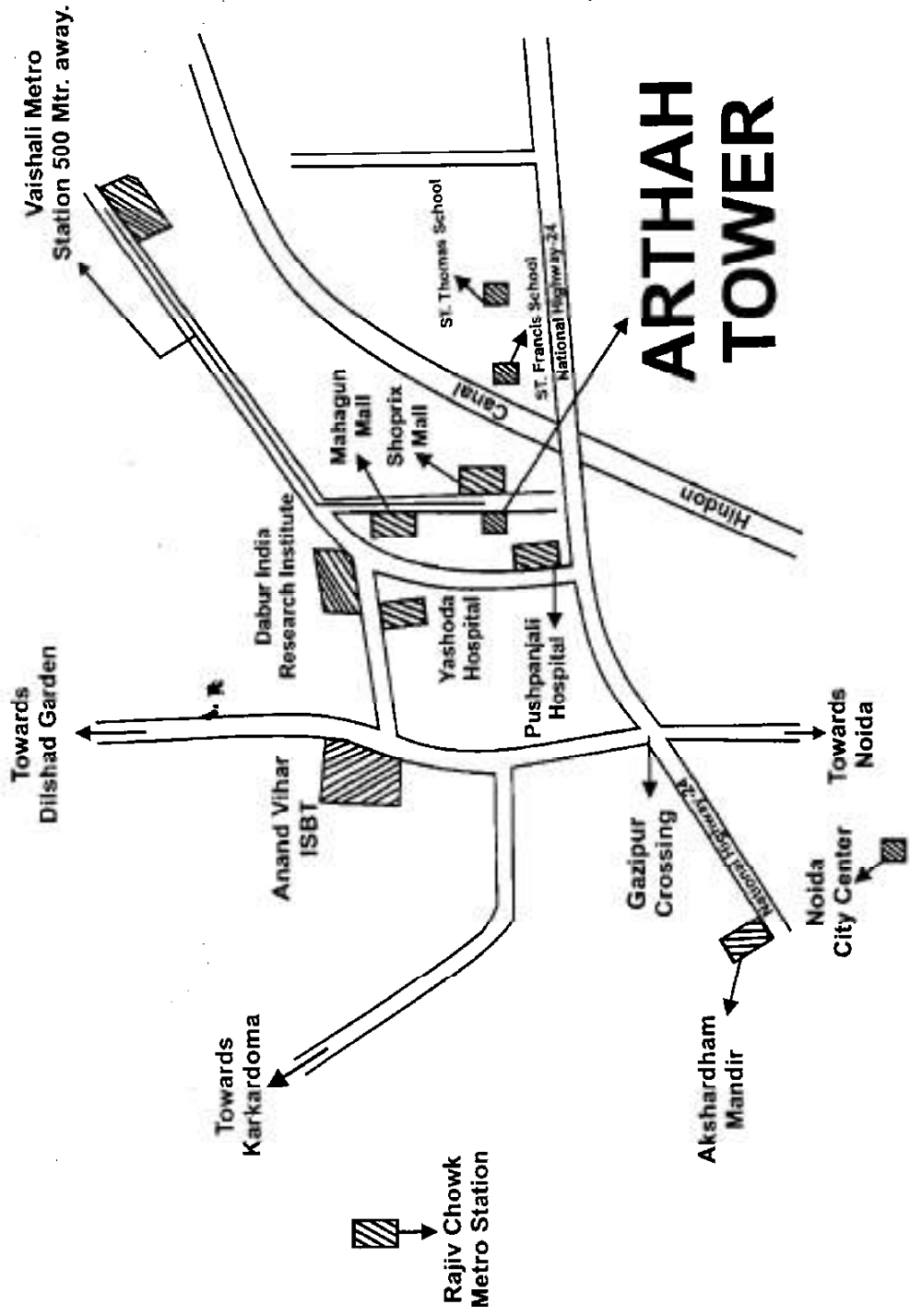
Study Room with Toilet

Annexure III**LIST OF APPROVALS**

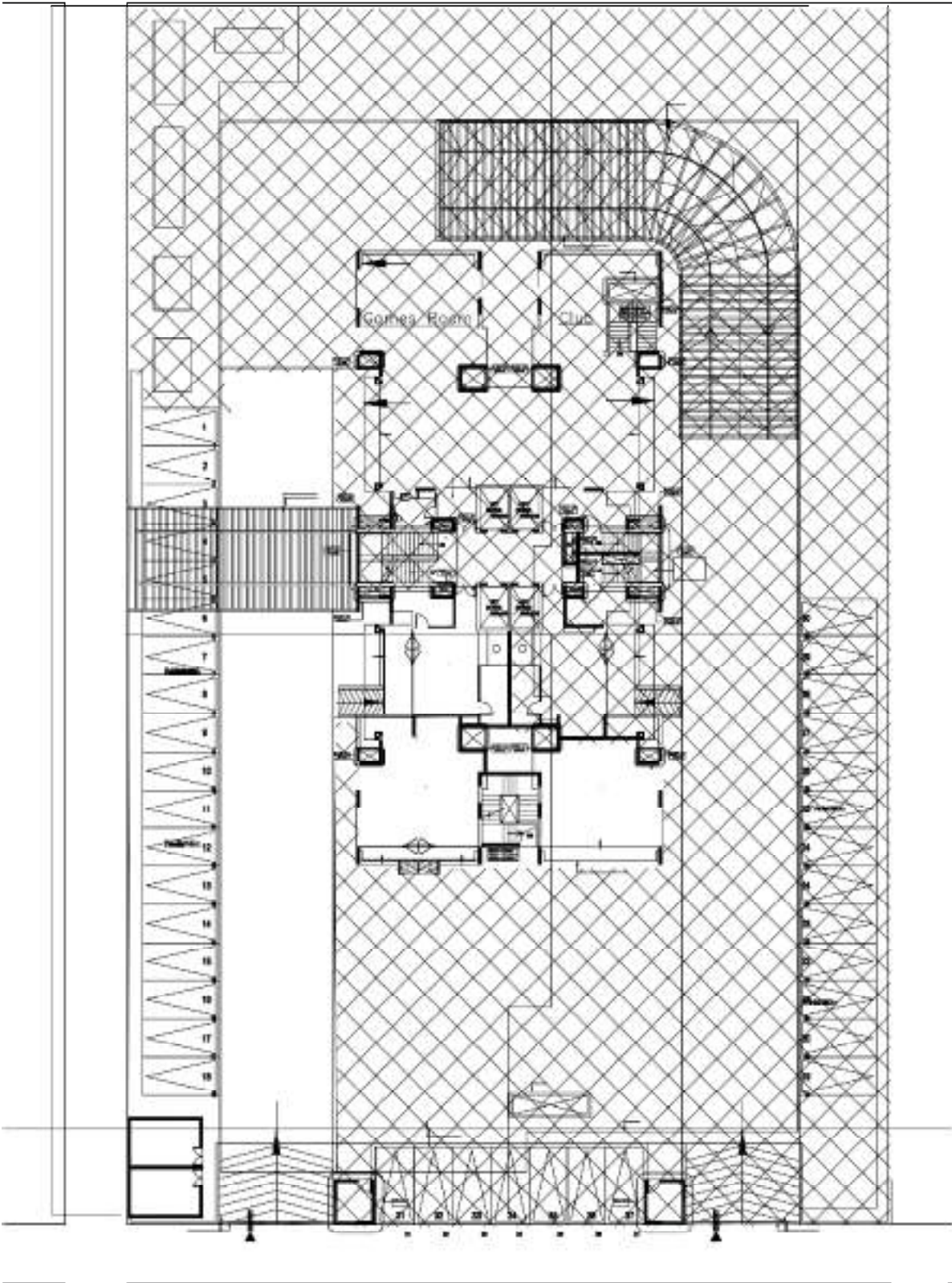
S.NO	List of approvals	Date of Approval	Reference No/ letter No	Remarks
1.	Sanction Plan from GDA	11/10/2013	731/694/Ghaziabad	Sanction Obtained
2.	NOC from Airport Authority of India	23/07/2013	AirHQs/S17726/4ATS (TyBMMCDLXXXVII)	NOC Obtained
3.	NOC from Fire Department	22/03/2013	41/JD/Lucknow- 13/Ghb/92	NOC Obtained
4.	NOC / Environment Clearance	12/10/2013	1944/pary/SEAC/ 1663/2013/AD(V.B)	NOC Obtained
5	NOC From Water Supply Board	06/03/2013	323/ Water Management/ 2013	NOC Obtained
6	NOC from Electricity Board	06/04/2013	1457/V.N.VLtd/ Ghb	Load Sanction=910KW
7	NOC from Tehsildar/ Property officer of Nagar Nigam Ghaziabad	13/02/2013	331/Assets/2013	Noc Obtained
8	Vetting Certificate from IIT Roorkee for Structural Safety	01/05/2013	CED/AC/01/05/13/C	Certificate Obtained

ANNEXURE IV

Location Plan

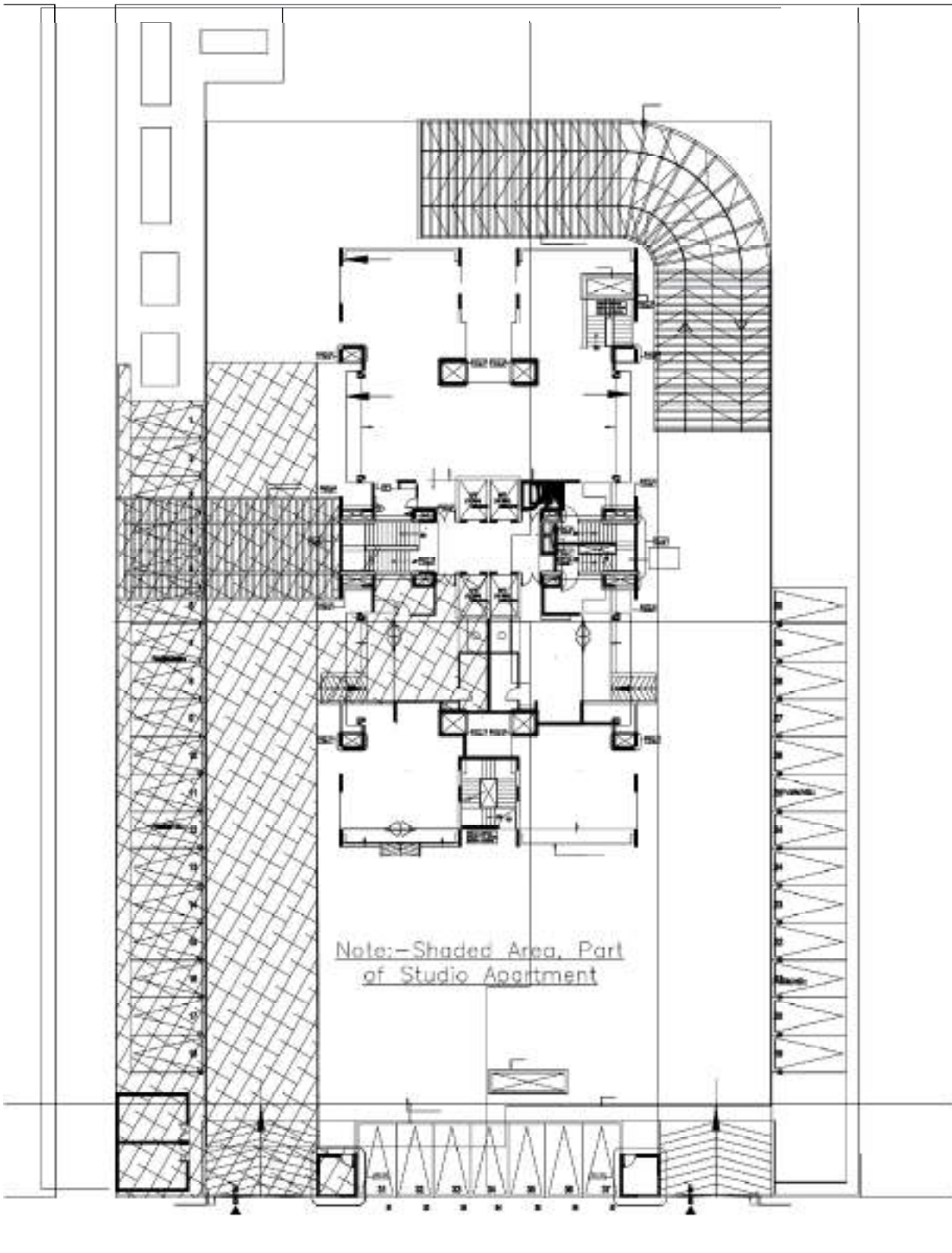


ANNEXURE-IV-A



Note:- Shaded Area, Part of
Housing complex

ANNEXURE-IV-B
STUDIO APARTMENT



Note - S A S Apartment

Annexure VI

List of Common Areas & Facilities

1. The entire land for the real estate project or where the project is developed in phases and registration under this Act is sought for a phase, the entire land for the phase;
2. The stair cases, lifts, staircase and lift lobbies, fire escapes, and common entrances and exits of buildings;
3. The common basements, terraces, parks, play ground, open parking areas and common storage spaces;
4. The premises for the lodging of persons employed for the management of the property including accommodation for watch and ward staffs or for the lodging of community service personnel;
5. Installations of central services such as electricity, gas, water and sanitation, air-conditioning and incinerating, system for water conservation and renewable energy;
6. The water tanks, sumps, motors, fans, compressors, ducts and all apparatus connected with installations for common use;
7. All community and commercial facilities as provided in the real estate project.
Explanation- Community & commercial facilities shall include only those facilities which have been provided as common areas in the real estate project.
8. All other portion of the project necessary or convenient for its maintenance, safety, etc., and in common use;

Note: Applicant is to note that the above mentioned list is not exhaustive and is subject to amendment based on the development of the Project.

Annexure VI

DEFINITION OF SUPER AREA

Built-up area as defined above plus the proportional share of followings are for the purpose of calculating the sale price in respect of the said flat shall be the sum of flat area and its pro-rata share of common areas in the entire said building/ Complex.

Whereas the flat area of the said flat, shall mean the entire area enclosed by its periphery walls including area of walls, columns, balconies, terraces, shafts, and projected beams etc, and half the area of common walls with other premises/Flat which form integral part of said Flat and common area shall mean all such parts/areas in the entire said Building which the Flat buyer shall use by sharing with other occupants of the said building including entrance lobby at ground floor, lift lobbies, lift shafts, electrical shafts, fire escapes, services area-including but limited to, lift machine room, overhead water tanks, maintenance office/stores, pump rooms etc., architectural features if provided and security/ fire control rooms.

Super Area of the Flat provided with exclusive open terrace(s) shall also include area of such terraces(s). Flat buyer however, shall not be permitted to cover such terraces(s) and shall use the same as an open terrace only and in no other manner whatsoever.

It is specially made clear that the computation of Super Area does not include:

1. Site(s) for shops and shop(s)
2. Sites/building/Areas of (if any).
3. Roof/Terrace above Flats (Excluding exclusive terraces for certain flats/Penthouse)
4. Car parking area within Arthah Tower.
 - a) Paid car-parking area allotted to Flat buyer for exclusive use
 - b) Car parking area allotted to Flat buyer for exclusive use around buildings/on surface/ stilts/ Basement Stores.

Its is further clarified that the super area mentioned in the agreement is tentative and for the purpose of computing sale price in respect of said flat only and that the inclusion of common area within the said building, for the purpose of calculating super area does not give any right, title or interest in common area to Flat buyer in the said building subject to timely payment of maintenance charges.

Super area and percentage of Flat Area to super area may undergo changes till the completion of the Building/Complex and final super area shall be intimated upon completion of construction of said building(s)

COMMON AREAS & FACILITIES

PART- A

List of common areas & facilities for use of Flat buyer within the said building proportionate area of which is included in the construction of super area of the said Flat in the manner as comprehensively defined in Annexure-.....

- 1. Entrance lobby at Ground Floor**
- 2. Staircases and munties**
- 3. Lifts**
- 4. Lift lobbies including lighting equipment thereof.**
- 5. Lift Machine room**
- 6. Overhead Water Tanks**
- 7. Electrical/Plumbing/Fire/Lift Shafts**
- 8. Security/Fire Control Room**
- 9. Maintenance/Services rooms.**
- 10. D.G. Room/D.G. sets & pump rooms.**
- 11. Electrical sub-station/Transformers/Electrical Panels**
- 12. Guard posts.**
- 13. Club House.**
- 14. Games Room.**

PART- B

List of commonly used Areas & Facilities within the Arthah Towers for use of all Flat buyers in

Arthah Towers excluded from computation of super area of the said Flat. 1. Underground Domestic & Fire water tanks

That save and except the common areas and facilities described in Part-A, Part- B as above, exclusive use of car parking space as specially allotted to the Flat buyer and the undivided pro-rata share in the land underneath the said building, it is specially made clear by the Company and agreed by the Flat buyer, facilities and amenities within Arthah Towers (the said complex) as these are specially excluded from the scope of this Agreement and the Flat buyer has not paid any money in respect of such land(s), area facilities and amenities shall vest solely with the Company, its Associates, its subsidiaries and the company shall have the absolute discretion and the right to decide on their usage, and method of disposal etc.

THAPARINDIA.COM

011-41665530 +91 9996 84866 • + 91 98102 03537
thearthah@thaparindia.com

Site Office

The Arthah • Sector 4 • Plot 15 • Vasihali Group Housing • Ghaziabad • Uttar Pradesh

Sales Office

Te New Delhi • A3 Pamposh Enclave • GK 1 • New Delhi 48

Corporate Office

Thapar Builders • SCO 6 • Sector 14 • Gurgaon