



METRO SUITES

2 / 3 BHK ULTRA LUXURY HOMES • VAISHALI

—Nandini Buildhome Consortium Pvt. Ltd.—



step out of **METRO**
step in your **HOME**

100% PEACE OF MIND
GDA Approved Freehold Land

Approved by:



100 meters
from Vaishali Metro Station

- Well-connected ultra luxury homes
- Latest international amenities



METRO SUITES HIGHLIGHTS

UNPARALLELED LOCATION

- Within **100 Meters** of the fully functional Vaishali Metro Station
- **Freehold Plot approved by the GDA**, 100% peace of mind
- Fully developed, **well connected area next to Delhi** with all modern amenities like Metro, Big Malls, Hospitals, Schools, Movie Theatres, Restaurants, Shops, multiple upcoming Five Star Hotels within walking distance

PURE COMFORT

- Large open green area with modern landscaping and designer water feature to give you that resort like “feel” right in the middle of the city
- **Sound proof, thermally insulated, fire/earthquake resistant structure**
- Spacious three side open well ventilated and well lit apartment homes
- Spacious wooden cupboard in every bedroom
- Modern fully equipped Modular Kitchen featuring HOB and chimney, with separate attached utility area
- Exclusive **AC Welcome Lounge / Lobby** with the ambience of a 5 Star Hotel, also a separate well equipped Business Lounge to take care of your urgent business needs without leaving your home
- **Guest suites** for your visiting relatives and friends
- Open party space for holding birthday parties / kitty parties etc.
- Piped Natural Gas Connection* to remove inconvenience associated with traditional Gas cylinders (*as per Govt. availability)
- 24 hour 100% power back up (3KVA)
- 24 hour water supply, with individual R.O. water purification system for drinking water
- High Power **Car Wash system** within the complex



PURE PLEASURE

- **Resort style Swimming Pool** with kids pool on topmost floor (for unmatched privacy) with pleasing “rejuvenating” landscaping
- An exclusive “**Whirlpool**” on lines of the latest international ultra luxurious home on the topmost floor
- Air conditioned modern **Luxurious Club** with Gym, Yoga space, Saloon and Spa (steam/sauna/jacuzzi), Pool Table on the topmost floor
- **Virtual Golf Simulator** for the exclusive use of residents
- **Mini-Theatre** for watching those nail biting Cricket Matches in a stadium like atmosphere
- Multiple **interactive kids play areas** with outdoor and indoor entertainment zones having facilities like Video Games, Swings etc. to keep the tiny tots very happy
- **Sundecks, Skygarden**, and specially designed sitting areas, outdoor barbecue facility

HIGH TECH

- Gated Community with **Smart Card entry system** for fool proof security (at main entrance)
- Electronic surveillance with CCTV (Closed Circuit TV System)
- **Video door phone** and intercom facility in each apartment
- Remote control for a fan with speed regulator and designer light fixtures
- Latest modern fire fighting design and equipment with **Sprinkler system**
- **Wi-fi** enabled zone for seamless broadband connectivity
- Real time updates on the Web for you to monitor project status

I AM GREEN

- Fully green building, using innovative and environment friendly materials such as “**Green**” **AAC (Autoclaved Aerated Concrete) Block** architecture to provide a sound proof, thermally insulated, fire/earthquake resistant GREEN Structure. Due to the AAC Block’s thermally insulating nature, the temperature inside the building is lower than outside, hence, the cost of air conditioning also comes down
- These “Environment Friendly & Sustainable” AAC Blocks are also Moisture/ Pest/Mold/Fire/Earthquake resistant apart from providing Acoustic / thermal insulation to the structure, adding greatly to the Health, Safety and Comfort of the Building Occupants
- Rain Water Harvesting System, so that you grow your own water
- **External Solar Lighting**, so that the Sun lights up your world



STRUCTURE

- Eco friendly, earthquake resistant RCC framed structure designed by highly experienced engineers, structure certified by IIT or similar institution. High quality construction material to be used.

FLOORING

- Vitrified Tiles in Drawing/Dining/Bedrooms
- Wooden Laminated Flooring in Master Bedroom
- Ceramic floor tiles in Bathrooms/Balconies

DOORS AND WINDOWS

- Internal door frame of Maranti or equivalent hard wood with all Flush Doors
- Main entry door featuring attractive finishing with laminate/skin
- External doors and windows of UPVC or powder coated Aluminum
- Good quality hardware

WOOD WORK

- Designer wooden Cupboards in all Bedrooms

KITCHEN

- Attractive Designer Modular Kitchen equipped with modern gadgets like Chimney, HOB
- Individual RO water purification system in every kitchen
- Working platform with Granite or equivalent top and Stainless Steel Bowl with Faucet
- Pleasing Ceramic tiles above the Counter top

TOILET

- Designer toilets with Ceramic tiles upto ceiling level
- English WC and Washbasin
- High quality CP Fittings/Shower Panels

WALL FINISH

- Interiors: POP Finish on walls with Pleasing Oil Bound Distemper finish
- Attractive Designer POP Cornice in Main Drawing area
- One wall of drawing room with designer wallpaper/texture paint
- Exteriors: Pleasing weather proof attractive modern finishing

ELECTRICAL

- Copper wiring in concealed PVC conduits with MCBs
- Sufficient light and power points, telephone/TV points with Modular Switches
- Remote control for a fan with speed regulator, designer light fixtures

INTERCOM

- Video door phone in every apartment with intercom facility for security
- Communication within the complex and the security staff on the gate for enhanced comfort and security

POWER BACKUP

- 100% Power Backup (3KVA)

NOTE: 1. Color and design of tiles/motifs/laminates/skins can be changed without prior notice, subject to availability. 2. There may be variations in color and sizes of tiles/stone/granite/mica/laminates. 3. Specifications are subject to change without prior notice. 4. All pictures and designs are indicative only.

CLUB FLOOR PLAN



- 1- KIDS POOL
- 2- SWIMMING POOL
- 3- DECK/SUN BATH
- 4- GENTS SPA
- 5- LADIES SPA
- 6- GYMNASIUM
- 7- KIDS INDOOR GAMES
- 8- POOL TABLE
- 9- WALKWAY
- 10- SKY GARDEN
- 11- GUESTS SUITE -1 & 2
- 12- BARBECUE/SITTING
- 13- YOGA/MEDITATION
- 14- VIRTUAL GOLF SIMULATOR
- 15- MINI THEATER
- 16- CAFE STALL
- 17- TERRACE GARDEN WITH BELOW FLAT
- 18- WHIRPOOL
- 19- LIFT
- 20- STAIRCASE
- 21- WATER FALL



Disclaimer: The areas and plan shown here are subject to change.
1 sq. ft. = 0.09290304 sq. mt. 10.764 sq. ft. = 1 sq. mt. = 1.196 sq. yd. and 3.28 ft. = 1 mt.

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Unit Plan
TYPE - 02
 3BHK + 2TOILETS
 SUPER AREA: 1525 SQ. FT.

Unit Plan
TYPE - 03
 2BHK + 2TOILETS
 SUPER AREA: 1125 SQ. FT.



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Metro connectivity. Well-developed locality. Latest international amenities.

Awaiting you is an incredible international luxurious lifestyle. At Metro Suites. Situated 100 meters from Vaishali Metro Station, you literally “step out of metro and step in your home!”

Situated in a very well developed locality (only 2 Km from Delhi) with Malls, multiplexes, schools, Five Star hotels etc. within walking distance. Planned with a passion on the lines of the latest international Ultra Luxury developments. Featuring well designed “breezy” apartments to give you a feeling of “openness”. Featuring facilities which may be amongst the first in the segment such as Guest Suites for your visiting friends and relatives, 5 Star Hotel like welcome lobby, external Solar Lighting, Green AAC Structure, Virtual Golf Simulator, Mini-Theater, Kids play areas, Smart Card entry, a modern ultra luxurious club floor with Swimming pool/kids pool/whirlpool/sky gardens etc.

Offering three options of expansive 2, 3 BHK and 3 BHK + Kids Room Apartments, Metro Suites is being promoted by Nandini Buildhome Consortium Pvt. Ltd., the real estate wing of ACPL Products Pvt. Ltd. (APPL) - India’s leading Silver jewellery exporter.



Nandini Buildhome Consortium Pvt. Ltd.

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ACPL Group