



AZEAGAIA DEVELOPMENT PVT. LTD.

(AN ISO 9001:2008 Certified Company)

108-109, Lower Ground Floor, K's Trident,
10 - Rana Pratap Marg, Hazratganj, Lucknow

Call : +91-9696009005, +91-7800007808

www.azeabotanica.com



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The Garden City Lifestyle of *Singapore*
NOW IN **Lucknow**



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About AZEAGAIA Development Pvt Ltd:

Azeagaia Development Private Ltd. is an Indian company, promoted by Overseas Companies through the automatic Foreign Direct Investment route (F.D.I), having expertise in real estate development and advisory services across the globe. Our area of specialization lies primarily in the development of townships, housing constructions and infrastructure development projects.

We take pride in our mission to build and develop world class townships that do not merely meet the basic needs, but exceed sanitation, education and healthcare requirements of the prospective home-owners. With quality personnel and an outstanding performance rate, we aim to improve the standard of living of people in the rural parts of India and making the growth of these townships sustainable.

About Azea Botanica:

Living the Singapore Lifestyle is now no longer a distant dream for Lucknowites. The inauguration of Project "Azea Botanica", with the tag line "Back To Nature" in the Vrindavan Yojna would enhance living to an entirely different level. "Azea Botanica" is all about greenery, inspired by the concept - "Singapore A Garden City". Earmarking 80 percent of the green area for landscaping and, that too in its truest sense, gives a feel of being in the lap of nature, justifying the tag line, "Back to Nature". The green does not mean just the grass cover, but adding a variety of flora and fauna, bringing nature closer to all, even with the concrete jungle around; thus improving overall, the quality of life.



ENTERTAINMENT

- Private Movie Screening Room
- Indoor Golf Simulator
- Multi Purpose Banquet Hall
- Outdoor Party / Public Lawn
- Splash Pool
- Kids Pool
- Kids Dry Playground
- Kids Water Playground
- Kids Creative Center



HEALTH

- Yoga Center
- Fully Equipped Gym
- Outdoor Swimming Pool
- Indoor Swimming Pool
- Jacuzzi
- In House Spa
- Jogging Track
- Reflexology Garden
- Senior Citizen Garden
- Gravel Stream



SPORTS

- Practice Cricket Pitch
- Indoor Badminton Court
- Indoor Games Arena
- Billiards / Snooker
- Skating Rink
- Basket Ball Court
- Tennis Court
- Table Tennis
- Play Hills

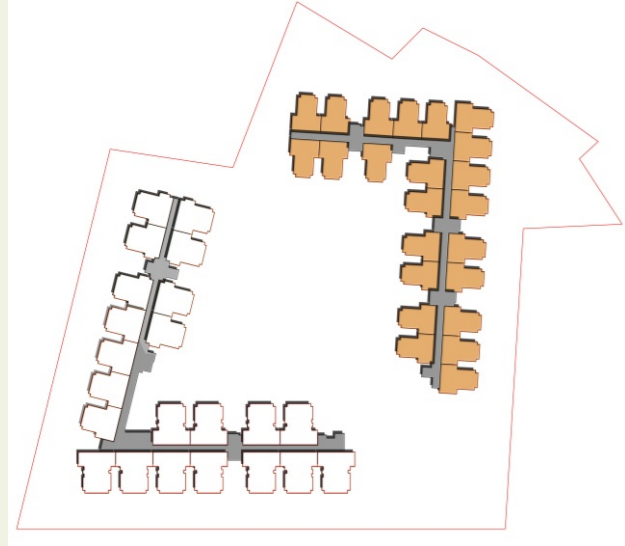


SECURITIES

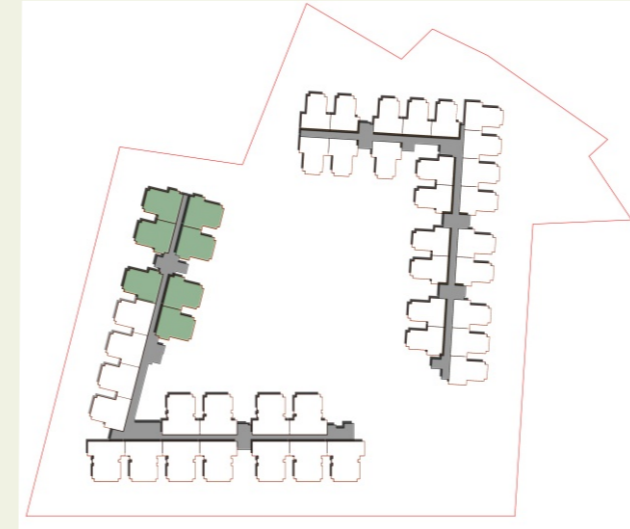
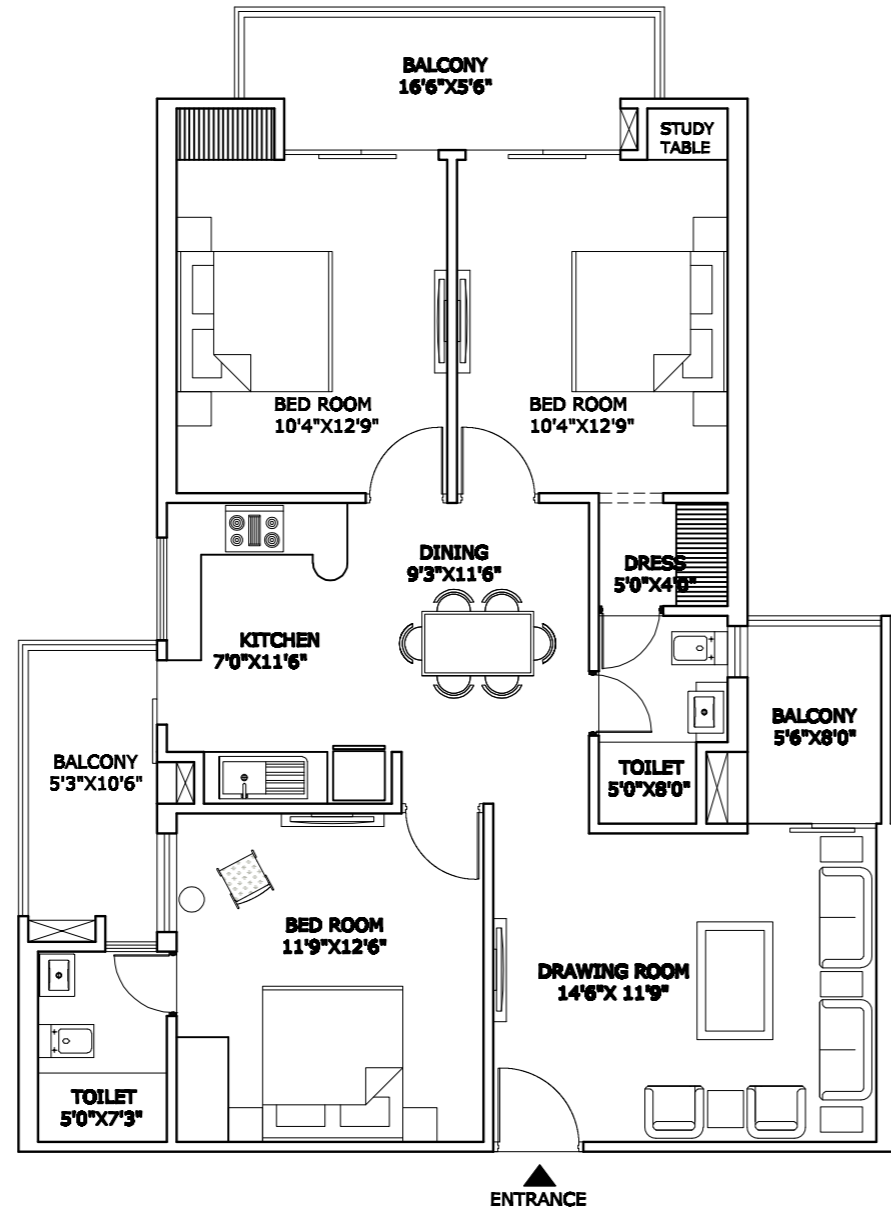
- 24X7 Gated Security
- CCTV Camera Surveillance
- 3-Tier Security

GENERAL

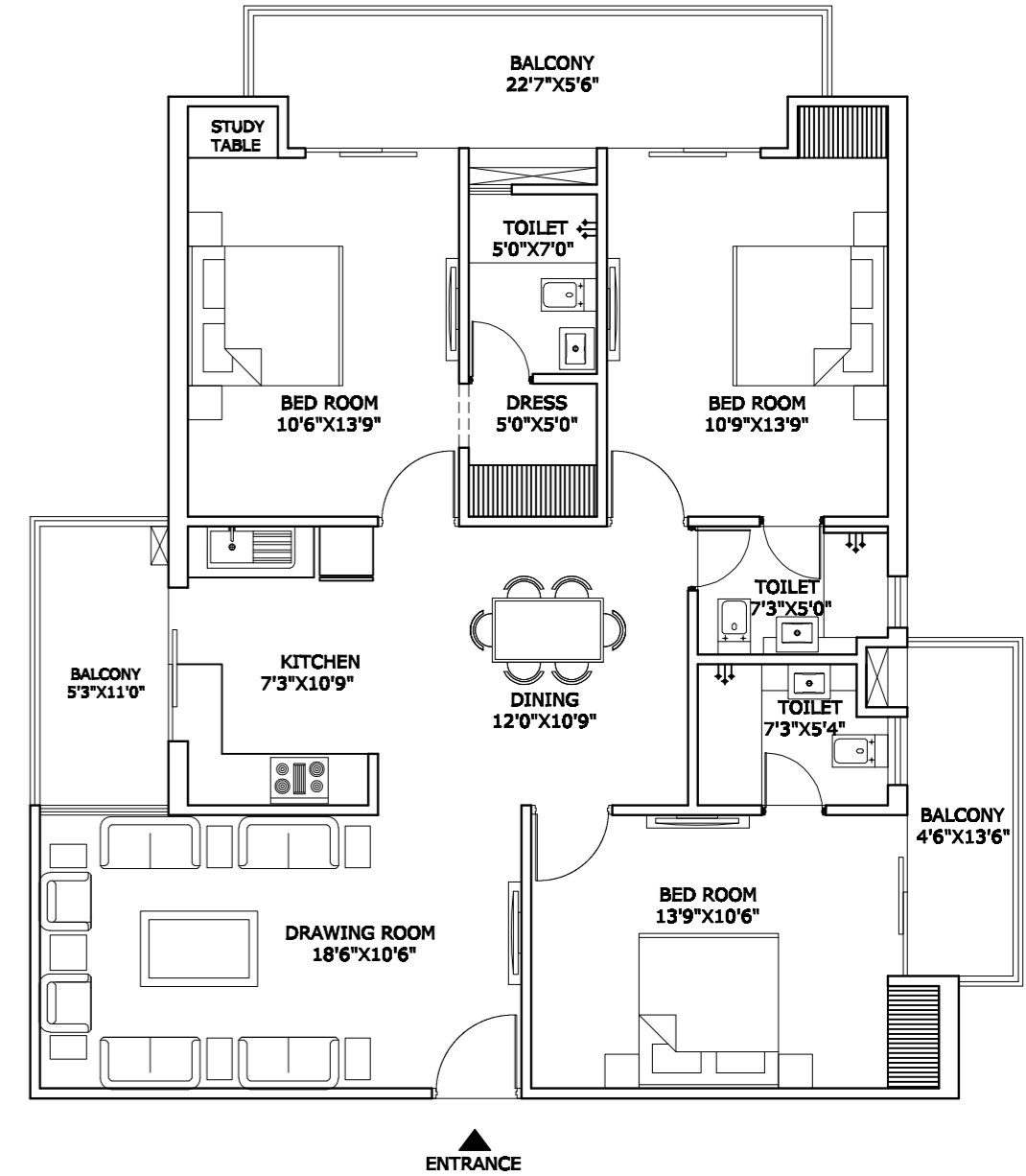
- ▶ Earthquake Resistant Reinforced Structure
- ▶ 80% Lush Green Landscape
- ▶ Illuminated Facade
- ▶ Grand Green Entrance Plaza
- ▶ Tower Entry From Central Green
- ▶ Individual Covered Tower Drop Off
- ▶ Emergency Entry & Exit
- ▶ Pool Deck
- ▶ Pavilion
- ▶ Shade Garden
- ▶ Earth Mounds
- ▶ Covered Sit Out
- ▶ Basement & Stilt Parking
- ▶ Boundary and Buffer Plantation
- ▶ 6 mtr. wide road
- ▶ Hanging Garden at Pool Deck

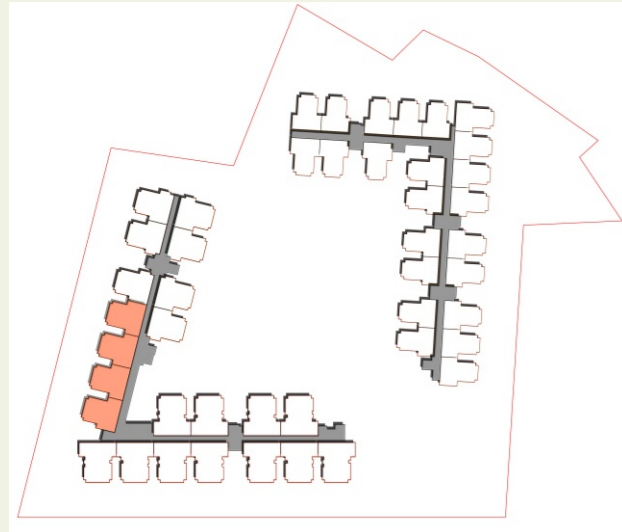


3 BHK Premium
1425.00 Sq.ft.

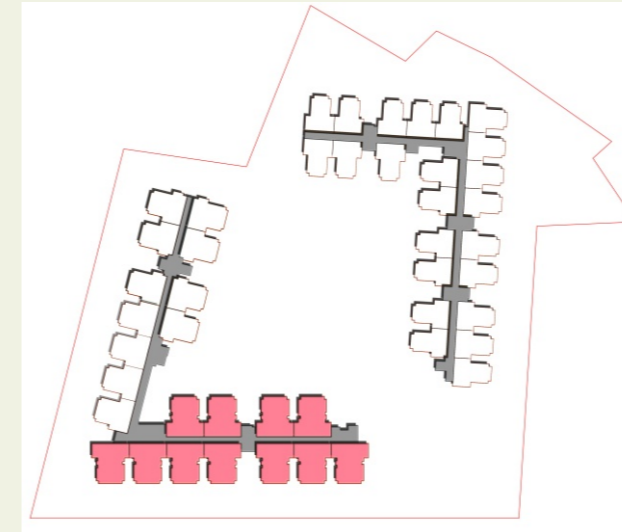
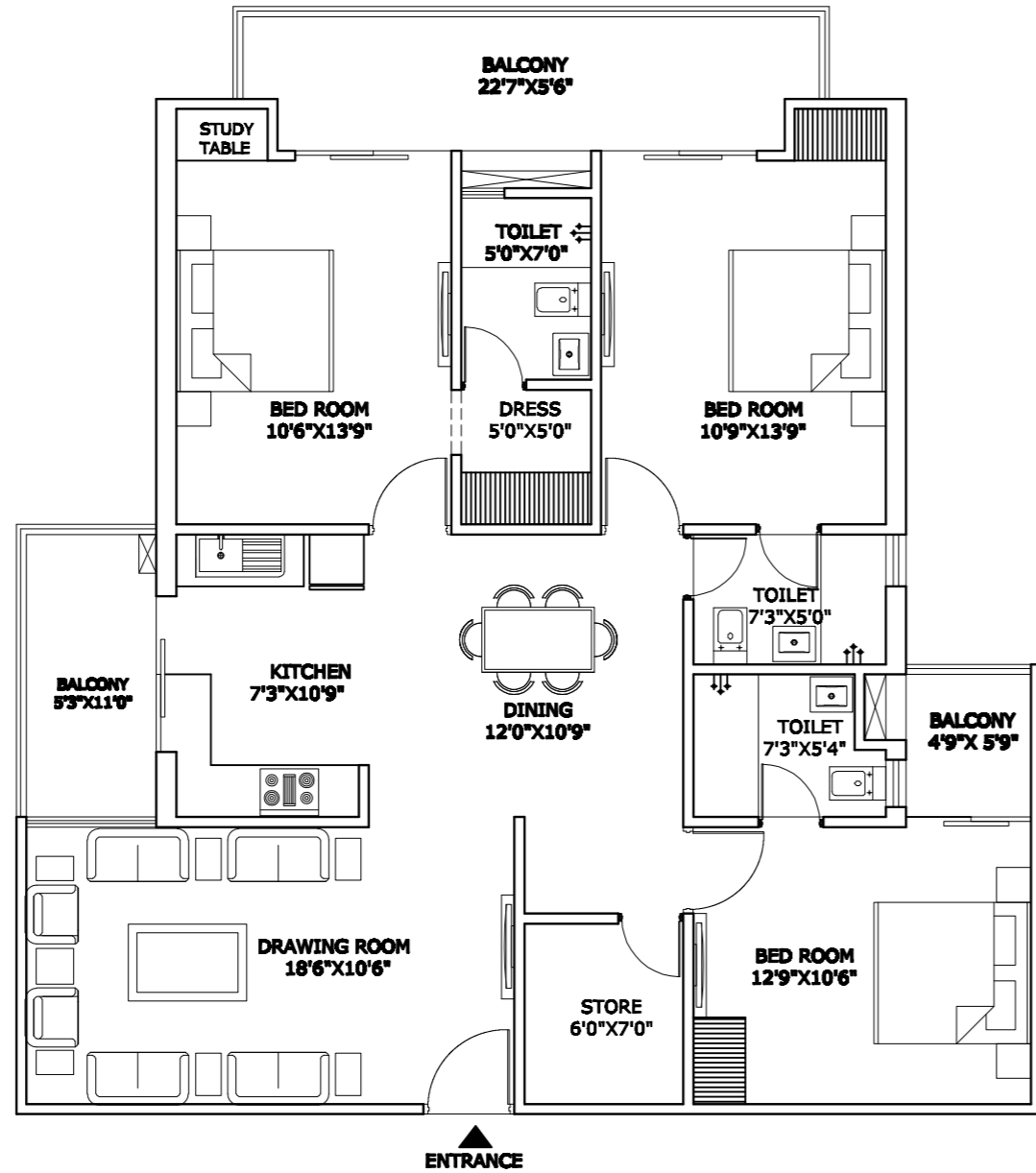


3 BHK Ultra Luxury Type B
1629.00 Sq.ft.

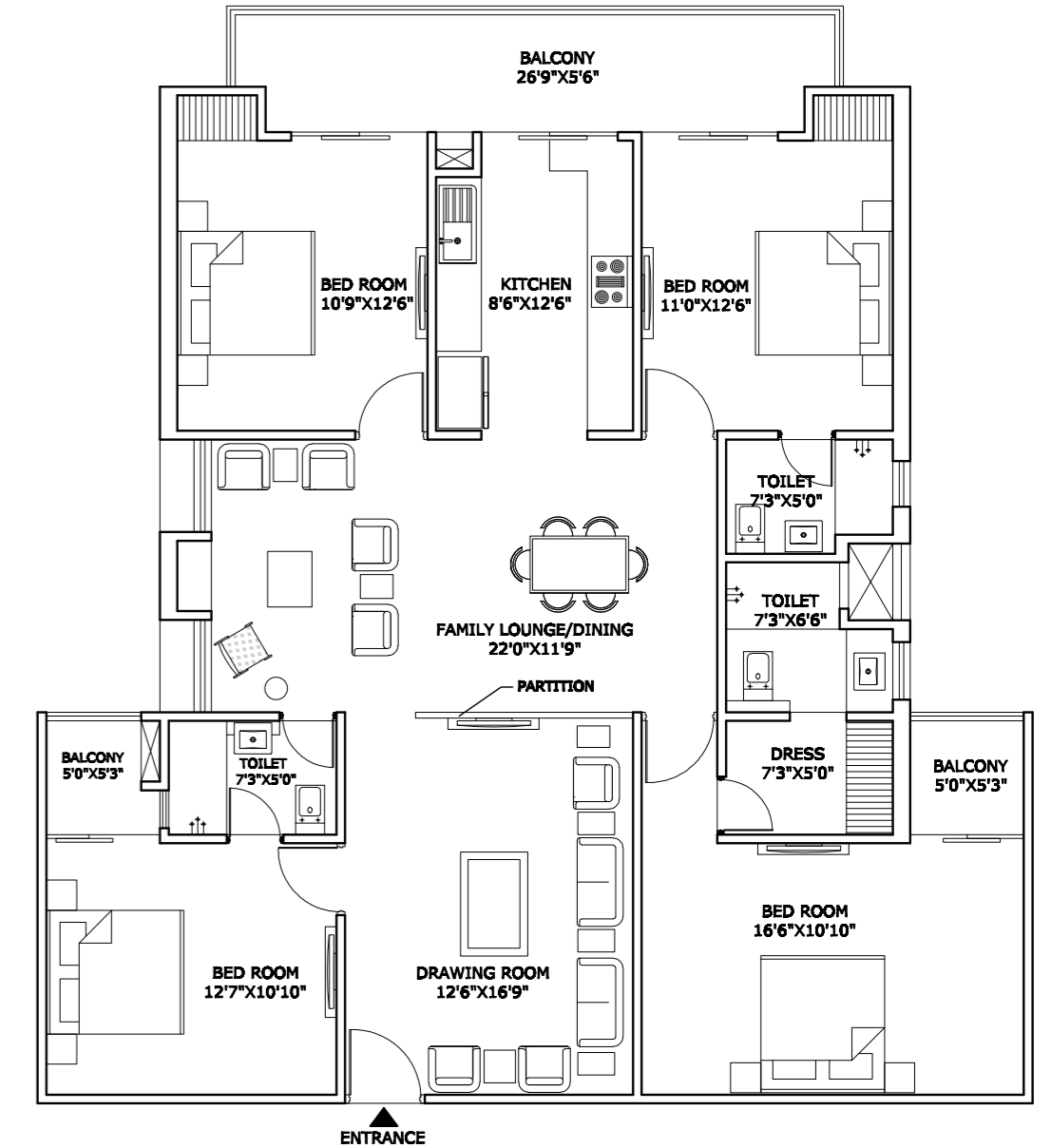




3 BHK Ultra Luxury Type A
1655.00 Sq.ft.



4 BHK Ultra Luxury
2055.00 Sq.ft.



LEGEND:

- 1 HOUSING ENTRANCE PLAZA
- 2 TOWER DROP OFF
- 3 CENTRAL GREEN DROP OFF
- 4 EMERGENCY ENTRY
- 5 KIDS' POOL
- 6 JACUZZI
- 7 SWIMMING POOL
- 8 POOL DECK
- 9 PARTY / PUBLIC LAWN
- 10 YOGA AND ACCUPUNCTURE GARDEN
- 11 JOGGING TRACK
- 12 PLAY HILLS
- 13 GRAVEL STREAM
- 14 KIDS' WATER PLAY
- 15 ECO POND
- 16 KID'S PLAY AREA
- 17 PAVILION
- 18 CLUB
- 19 TOWER ENTRY FROM CENTRAL GREEN
- 20 SHADE GARDEN
- 21 EARTH MOUNDS
- 22 COVERED SIT OUT
- 23 BOUNDARY AND BUFFER PLANTATION
- 24 6 M WD. ROAD
- 25 PARKING
- 26 CRICKET PITCH AND NET PRACTICE
- 27 UTILITIES
- 28 SKATING RINK
- 29 BADMINTON COURT
- 30 BASKET BALL COURT
- 31 RAMP FOR BASEMENT PARKING
- 32 WATER BODIES

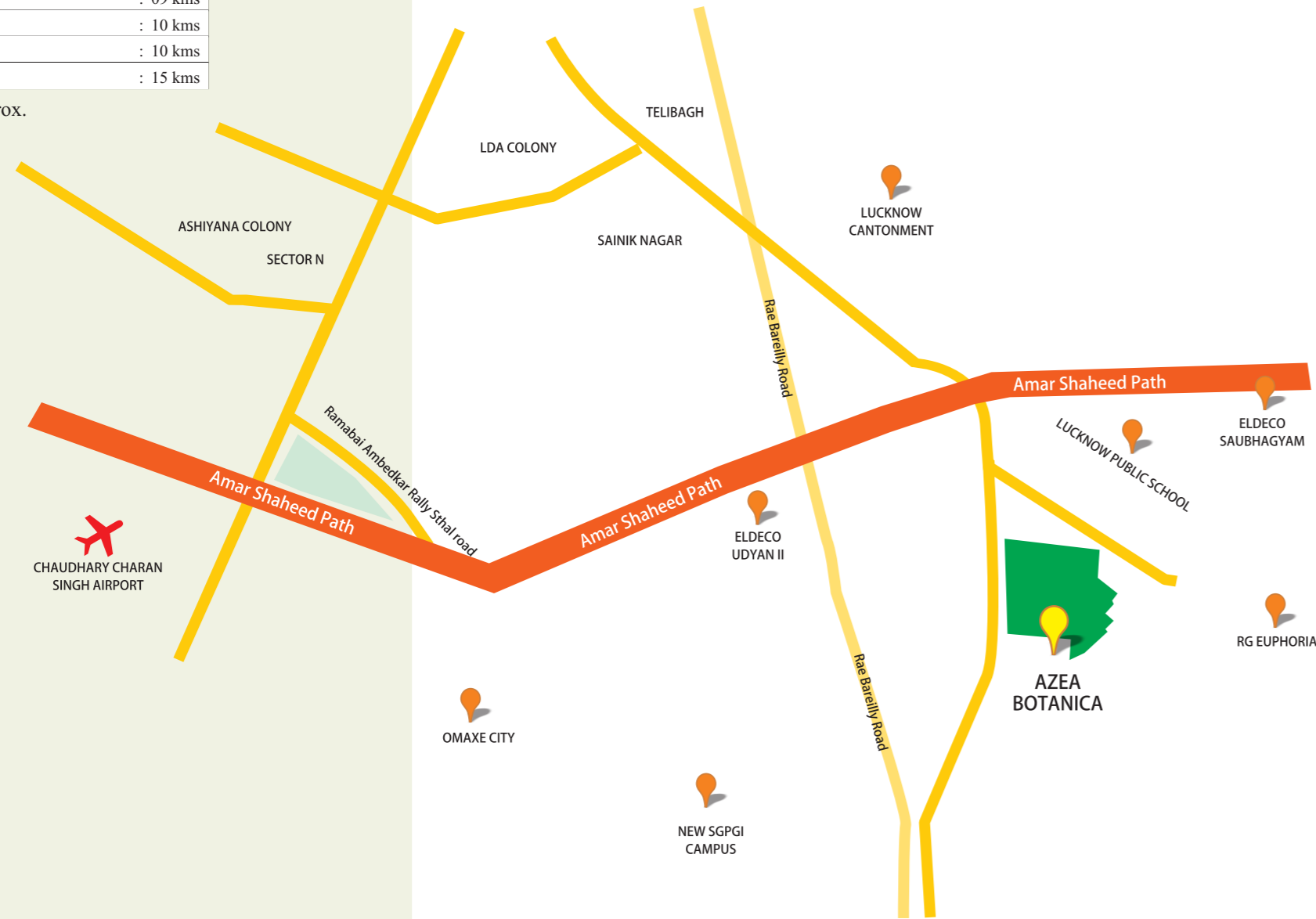


LEGEND	
FLAT TYPE	SHOWN THUS
4 BHK ULTRA LUXURY (2055 sq.ft.)	
3 BHK-ULTRA LUXURY TYPE - A (1655 sq.ft.)	
3 BHK-ULTRA LUXURY TYPE-B (1629 sq.ft.)	
3 BHK-PREMIUM (1425 sq.ft.)	



DISTANCE FROM :	
Chaudhary Charan Singh International Airport	: 12 kms
Charbagh Railway Station	: 09 kms
Alambagh Bus Stand	: 10 kms
Hazratganj	: 10 kms
Gomtinagar	: 15 kms

*All distances in approx.



LOCATION MAP



SPECIFICATIONS

	Standard Unit	Premium Unit	Ultra Luxury Unit	Proposed Brands
Drawing & Dining				
Floor	Vitrified Tiles	Superior Quality Vitrified Tiles	Marble / Superior Quality Vitrified Tiles	RAK / Somany / Kajaria / Johnson or Imported
Walls	OBD	OBD	Painted with selected shade of Plastic Emulsion Paint	Nerolac / Berger / Asian
Electric fan	-	1	1	Bajaj / Usha / Havells
Ceiling	OBD	OBD	OBD	Nerolac / Berger / Asian
Air Condition	-	-	1 - 2 Tone capacity	LG / Samsung / Hitachi
LED TV	-	-	1 - 32 inch LED	LG / Samsung
Master Bed Room				
Floor	Vitrified Tiles	Superior Quality Vitrified Tiles	Laminated Wooden / Marble / Superior Quality Vitrified Tiles	RAK / Somany / Kajaria / Johnson or Imported
Walls	OBD	OBD	Painted with selected shade of Plastic Emulsion Paint	Nerolac / Berger / Asian
Ceiling	OBD	OBD	OBD	Nerolac / Berger / Asian
Air Condition	-	-	1 - 1.5 Tone capacity	LG / Samsung / Hitachi
Wardrobe	Provision Provided	Wardrobe	Wardrobe	Anti termite treated wood
Electric Fan	-	1	1	Bajaj / Usha / Havells
Bed Rooms				
Floor	Vitrified Tiles	Superior Quality Vitrified Tiles	Marble / Superior Quality Vitrified Tiles	RAK / Somany / Kajaria / Johnson or Imported
Walls	OBD	OBD	Painted with selected shade of Plastic Emulsion Paint	Nerolac / Berger / Asian
Ceiling	OBD	OBD	OBD	Nerolac / Berger / Asian
Wardrobe	Provision Provided	-	Wardrobe	Anti termite treated wood
Electric Fan	-	1	1	Bajaj / Usha / Havells
Kitchen				
Type	-	Semi Modular Kitchen	Full Modular Kitchen	Superior fittings or Imported
Floor	Anti Skid Vitrified Tiles	Anti Skid Ceramic Tiles	Marble / Anti Skid Ceramic Tiles	RAK / Somany / Kajaria / Johnson or Imported
Platform	Only Slab	As per Modular Kitchen	As per Modular Kitchen	Nirali / Lotus / Jaina / Nilkamal
Water Supply	Hot & Cold Water Points	Hot & Cold Water Points	Hot & Cold Water Points	
Fittings	Standard CP Fittings with Mixers	Standard CP Fittings with Mixers	Standard CP Fittings with Mixers	Jaquar / Parryware / Hindware or Imported
Water Purifier	-	RO system	RO system	Kent / Eureka Fobes
Geyser	-	Instant Geyser	Hot Water Geyser	Racold / Havells
Bathrooms				
Floor	Anti Skid Vitrified Tiles	Anti Skid Ceramic Tiles	Anti Skid Ceramic Tiles	RAK / Somany / Kajaria / Johnson or Imported Superior Quality Tiles
Walls	OBD	Ceramic Tiles	Ceramic Tiles	Nerolac / Berger / Asian
Fittings & Fixtures	Standard CP Fittings	Wet & Dry Partition by Toughened Glass in Master Bedroom only, Standard WC, Wash Basin, Towel rail, Standard CP fittings with mixers	Wet & Dry Partition by Toughened Glass in Master Bedroom only, Standard WC, Wash Basin, Towel rail, Standard CP fittings with mixers	CP fittings: Jaquar / Parryware / Hindware or Imported
Balconies				
Floor	Anti Skid Vitrified Tiles	Anti Skid Ceramic Tiles	Anti Skid Ceramic Tiles	RAK / Somany / Kajaria / Johnson or Imported Superior Quality Tiles
Staircase & Common Passage				
Floor	Superior Quality Anti Skid Vitrified Tiles	Superior Quality Anti Skid Tiles	Superior Quality Anti Skid Tiles	RAK / Somany / Kajaria / Johnson or Imported Superior Quality Tiles
Walls	OBD	OBD	OBD	Nerolac / Berger / Asian
Doors & Windows				
Entrance Door	Flush Door	Flush Door	Flush Door	
Internal Door	Flush Door	Flush Door	Flush Door	
Balcony Doors / Windows	Aluminium/UPVC	Aluminum / UPVC	Aluminum / UPVC	High End Brands or Imported
Electrical				
Point Wiring	Standard Copper Concealed Wiring in all Rooms	Standard Copper Concealed Wiring in all Rooms	Standard Copper Concealed Wiring in all Rooms	
Fancy Light	-	-	Designer Fancy Light in Drawing Room	
Electric Points	Sufficient Light Points, Fan Points, A/C Points in Living/Dining & Bed Rooms. Provision for TV etc.	Sufficient Light Points, Fan Points, A/C Points in Living/Dining & Bed Rooms. Provision for TV etc.	Sufficient Light Points, Fan Points, A/C Points in Living/Dining & Bed Rooms. Provision for TV etc.	
Switches	Modular Switches	Modular Switches	Modular Switches	Crabtree / Anchor / Havells/ Legrand
Exhaust Fan	All Toilets	All Toilets	All Toilets	Bajaj / Usha / Havells

Disclaimer: This brochure is purely conceptual and not a legal offering. Further, the promoters/architects or any appointed legal authority reserve the right to add/delete any details/features/specifications/elevation mentioned, if so warranted by the circumstances.

WE'VE DEDICATED
SPACE TO MOTHER NATURE.
BECAUSE YOU ALWAYS WERE
MOTHER'S FAVOURITE



PROJECT APPROVED BY :

