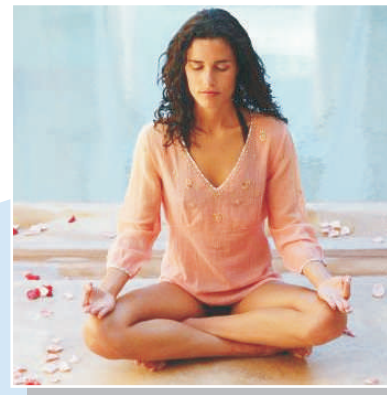


Oxy Homez is a pilot Group Housing Project by **Super Realtech Private Limited**, a company incorporated under Companies Act 1956. Though The Company is new as a Developer but it has vast experience of almost 15 years in the construction line. The company has new mind set and all the fresh ideas that will give them a boost in the field of Real Estate. The Promoters have put in a lot of hard work and toil in creating more than hundred commercial buildings that have been made with uncompromised quality, affordable price and great location. Several Housing projects in East Delhi, Residential Housing complex at Shalimar Garden, Commercial complex in Mayur Vihar and office cum-shopping complex in Jaipur are among some of the successfully completed and delivered by the Promoters. The team of professionals behind **Super Realtech Private Limited** is highly experienced and proficient in their field and there goes no doubt in saying that they are the masters in their field.

The one word that explains the mission and vision of the company is FAITH i.e.
 F-Fairness,
 A-Assurance of Affordability,
 I-Innovations,
 T-Trustworthiness,
 H-Happiness.



ABOUT PROJECT & LOCATION

“A new destination, a new location, a new idea all get together in Dilshad Extension.”

Oxy Homez is well placed in the Ghaziabad city that has witnessed tremendous growth in the last 20 years. The location is well connected from Delhi and is around 4.8 kms from the nearest metro station & proposed metro station is 1.5 kms. The road that leads to the Project is of four lane and transportation facility would be available from the main gates of the **Oxy Homez**. The surrounding area is under massive development and several housing projects by Private builders and Awas Vikas Societies would be coming up soon. National Institute of Fashion Designing and Technology is also setting up their ambitious Campus adjoining the project.

The major industries of Ghaziabad are the Manufacturing Industries comprising manufacturers of railway coaches, bicycles, tapestries, diesel engines, glassware, heavy chains, pottery and many more.

Presently a huge number of shopping malls and multiplexes are being constructed in the city. On the other hand, the flyovers have improved the traffic congestions. According to the report of 2006, this city has been included among the 10 most dynamic Indian cities around the globe.

The educational facilities offered in Ghaziabad is commendable. It houses a series of reputed Management institutions, Medical and engineering colleges. In true sense, Ghaziabad is a prosperous city.

With the course of time the medical and health centers are growing at a fast pace. Apart from the health care centers in Ghaziabad, the habitants of the **Oxy Homez** can also avail health care facilities from GTB Hospital and Rajeev Gandhi Multi

DESIGN & ARCHITECTURE (ANUJ AGARWAL ARCHITECTS PVT. LTD.)

As a well-crafted suit gives an individual a gentleman look, similarly a well designed house gives it a homely feel. The entire onus is on the creativity of architect who has designed the entire project. Thus, it is important for any Project to have the best of the Architect who is well versed and experienced in designing homes that are technically strong and esthetically challenging. **Oxy Homez** is proud to be designed and crafted by **ANUJ AGARWAL ARCHITECTS PVT. LTD.**

A name that is established since 1996 and has been successfully providing consultancy in the field of architecture and has executed projects of various nature like Group housing schemes, Townships, Apartments, Residences, Hospitals, Institutes, Ashrams, Commercial complexes and Factory Buildings. The name is synonymous with the development of Ghaziabad and it is needless to say that the firm is the most preferred Architectural firm of Developers in Noida and Ghaziabad.

Visit www.superrealtech.com/architect for more information on architect.

DEVELOPMENT & CONSTRUCTION (KAMAL & ASSOCIATES PVT. LTD)

As quoted by –Oscar Arias Sanchez “The More freedom we enjoy the greater responsibility we bear towards others as well as ourselves”.

A well-designed and crafted project is worthless till it is brought to realty with the best mix of the bricks, mortar, technology, skills, personal input and expertise. **Oxy Homez** is fortunate enough to be constructed and developed by one of the best construction company of Delhi/NCR, **M/s KAMAL & ASSOCIATES PVT. LTD.** The company has the complete expertise and motivated team that puts it 100% in delivering the highest quality standards. The company has indigenized the latest global technologies to local conditions and terrain to extract maximum results. And the tangible benefits are being experienced in various parts of the country.

The company specializes in large-scale civil constructions by leveraging new age construction technologies. For over a decade, they have been a part of prestigious projects across a multitude of vertical, creating everything from roads, hotels, hospitals, Apartments and several commercial & infrastructure projects.

Visit www.superrealtech.com/contractors for more information.



Oxy Element – A widespread area of 37,703 sq.mtrs. Five Types of Designs to choose from. 76% Green Landscaped Area. Eco Friendly, Vaastu Friendly and Earthquake resistant structure. Enhanced cross-ventilation to reduce temperature and use of AC's

Scenic Beauty - Lush Green Landscape, Water bodies and beautiful Boulevards, Lilly Ponds. Green Belt and Construction is completely based on N.B.C

Sports - Jogging Track, Tennis Court, Badminton Court and Swimming Pool.

Entertainment - Party Lawns, Barbeque Corner, Party Area with Pavilion and Amphitheater

Health - Art of Living Classes, Yoga Classes, Aerobics Classes &

Art - Music, Dance & Painting Classes

Club - Spa Facility, Card Room, Ball Room

Fine Dining - Dedicated Food Court, Lounge and Roof Cafeteria

Caring – Chemist Shop, Ambulance facility, Doctor on Call Service

Education - In-house Primary School and Play school

Convenience - A.T.M, Grocery and Daily use item Shop,

Ample Parking Spaces for your drive convenience

Maintenance Service round the clock for your Convenience

Transport facilities for your commuting requirements

Laundry Service for your daily comfort

24 Hr Security System for your safety



AN ARTISTIC 3D VIEW
OF CLUB BUILDING



AN ARTISTIC 3D VIEW
OF OXY HOMEZ

VALUE ADDED SERVICES



STRUCTURE

Earthquake resistant R.C.C. framed structure certified by IIT.

FLOORING

Vitrified Tiles in Drawing / Dinning /Bedrooms and Kitchen. Ceramic Tiles in Toilets and balcony.

KITCHEN

Granite working platform with 2ft. high glazed ceramic tiles above it with stainless steel sink.



DOORS / WINDOWS

All external door and window framed in powder coated aluminum. Decorative doors with hard wood at main entrance and Inner door frame of Marandi or equivalent wood. Internal door made of painted flush shutters.

ELECTRICAL

ISI copper wiring in P.V.C concealed conduit. Provision for adequate light and power. Points as well as TV outlets with protective M.C.B.

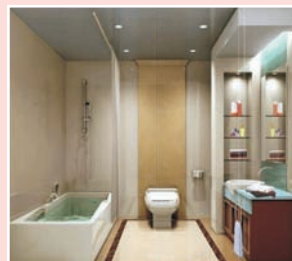


EXTERNAL FINISH

Most modern & elegant permanent outer finish with high quality texture paint.

INTERNAL FINISH

All internal walls plastered & painted in off white shade of oil bound distemper, Plaster of punning & Cornices in drawing/dinning room and bedrooms.



TOILETS

Provision for Hot & Cold water system. Glazed tiles in pleasing colors on walls up to door level. One Indian and rest European W.C. `s wash basins & cisterns in white shade.



WATER SUPPLY

Underground and overhead water tanks pumps for hour's uninterrupted water supply. 24 hours ground water supply available.

BALCONY

Stainless Steel Railing will be provided.

- ★ In-house Feeder Bus facility to nearest Metro station.
- ★ Assured possession with relevant penalty clause.
- ★ Before time payments of installment demanded, will get bank interest paid on amount paid for the no. of days.
- ★ Rebate of 1% of BSP – On Timely payment of all installments, to be adjusted at the time of possession.
- ★ 50% of loan on customer contribution can be availed against the amount paid, for any Family/Medical Emergency at any time till the offer of possession is given.
- ★ Bank loans available from all leading financial institutions.
- ★ Special rebate on ROI* for LIC policy holders.
- ★ Special benefits for – War Widows, Retired Defense Personnel's and Senior Citizens.



ये तेरा घर ये मेरा घर
किसी को देखना हो अगर
तो पहले आकर मांग ले
मेरी नजर तेरी नजर
ये घर बहुत हकीन हैं



3D VIEW

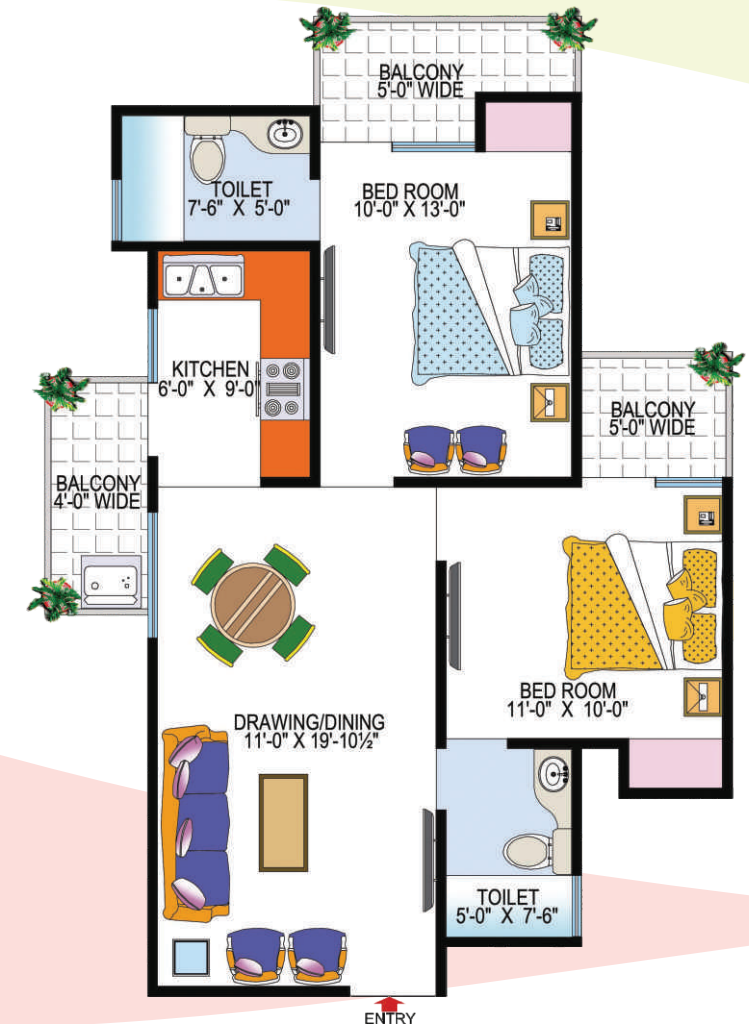


- * DRAWING ROOM
- * DINING
- * KITCHEN
- * 2 BED ROOM
- * 2 TOILETS
- * 3 BALCONIES

2BHK
950 sq.ft.

- * DRAWING ROOM
- * DINING
- * KITCHEN
- * 2 BED ROOM
- * 2 TOILETS
- * 3 BALCONIES

2BHK
1125 sq.ft.





- * DRAWING ROOM
- * DINING
- * KITCHEN
- * 3 BED ROOM
- * 2 TOILETS
- * 3 BALCONIES

3 BHK
1275 sq.ft.

- * DRAWING ROOM
- * DINING
- * KITCHEN
- * 3 BED ROOM
- * 2 TOILETS
- * 3 BALCONIES

3 BHK
1350 sq.ft.



ENTRY



- * DRAWING ROOM
- * DINING
- * KITCHEN
- * 3 BED ROOM
- * 3 TOILETS with Dressing
- * 4 BALCONIES

3 BHK
1625 sq.ft.

LIC Housing Finance is promoted by the Life Insurance Corporation of India. **LICHFL** is one of the largest housing finance companies in India having one of the widest network of 181 marketing offices, supported by some 9000 feet-on-the-street agents. **LICHFL** has got the status of "SUPERBRAND". So far the company has provided financial solutions to over one million customers. The company enjoys "AAA" rating from **CRISIL** indicating highest safety with regard to the ability to service interest and repay capital.

"Swagrahya Artsahaya:- The mission of the company is to provide secured Housing solution at Affordable cost, Maximizing Shareholders' Value with Higher Customer Sensitivity.



THE LICHFL ADVANTAGE

- ★ Strong Brand – synonymous with transparency & trust.
- ★ Reliable advice as per requirements and budget of customer at the best terms and price.
- ★ Highly experienced team.
- ★ Relationship with leading Developers across the country .
- ★ Thorough understanding of processes.
- ★ Existing network & relationship with service providers.
- ★ In-house facility to provide home finance.
- ★ Expertise in Legal and Technical Scrutiny of Property.

FUNCTIONS/ACTIVITIES OF LICHFL PROPERTY SERVICE DIVISION(PSD)

- ★ Organizing site visits and meeting with the developers/builder to complete the transaction.
- ★ Assisting the customer in obtaining a home loan from LICHFL or from a lender of their choice.
- ★ Assisting the customers in selecting the property which suits their requirements and budget.
- ★ Assisting the customer in completing documentation & legal formalities like agreements, registration, etc.
- ★ Monitoring the stage of construction and advising the customer for making installment payments.
- ★ Assist in placing the property on rent, if the customer so desires.
- ★ Assist in selling the property if desirous.
- ★ Assisting the customer in selection of professionals/ sourcing of materials for interiors.
- ★ Assisting the customer in possession/housewarming.



स्वगृहाय अर्थसहायः