



Lotus 300



THE **3C**
COMPANY

CREATE | CARE | CONSERVE

It's time to adopt the pace of nature for a tranquil existence



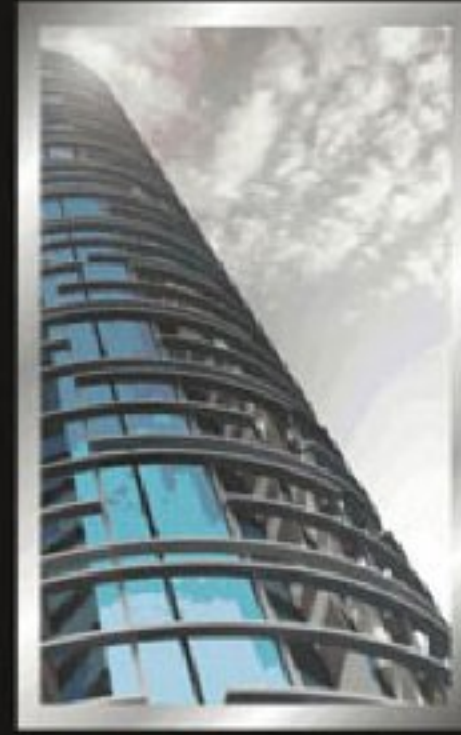
Define your

presence

in the coveted league of 300







It has always been like that. You spread the warmth of your exuberance to everyone around you. The spring in your steps injects vibrancy to the surroundings. While your achievements serve as lofty benchmark for many, you resolutely stride ahead to attain newer heights of excellence.

Prospective shown is tentative, subject to change & not to scale.





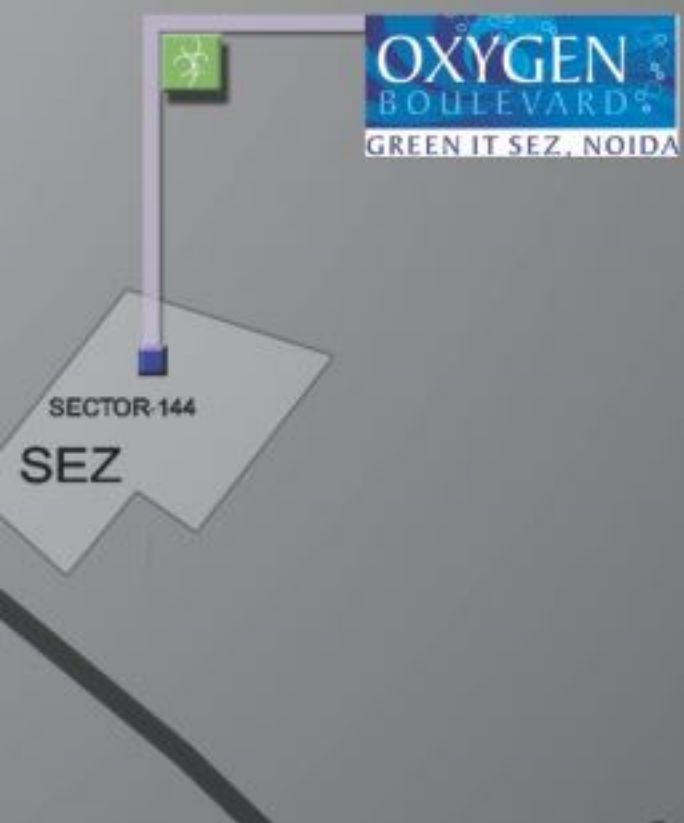


An unrivaled location meant exclusively for 300

A city bustling with life is host to an oasis of extraordinary living designed for someone as special as you. Lotus 300 embodies a new chapter in the most distinctive environs of Sector 107, Noida. The chic residential haven, an address to suave 300, stands tall opposite to the eminent Lotus Boulevard – The Largest Green Residential Estate. While you savour the best of amenities in the finest of surroundings with people close to your heart, the geographical delights of the region encapsulates panache, style and substance to augment every moment of your day. The nearby areas offer world-class educational and healthcare facilities, spectacular recreational avenues, while being only a short drive away from the corporate hub of Noida.

Approximate Key Distances:

DND Flyway	-	10 min.
Sector 18	-	10 min.
Sector 37 Golf Course	-	08 min.
Metro Station	-	08 min.
Lotus Valley International School	-	05 min.





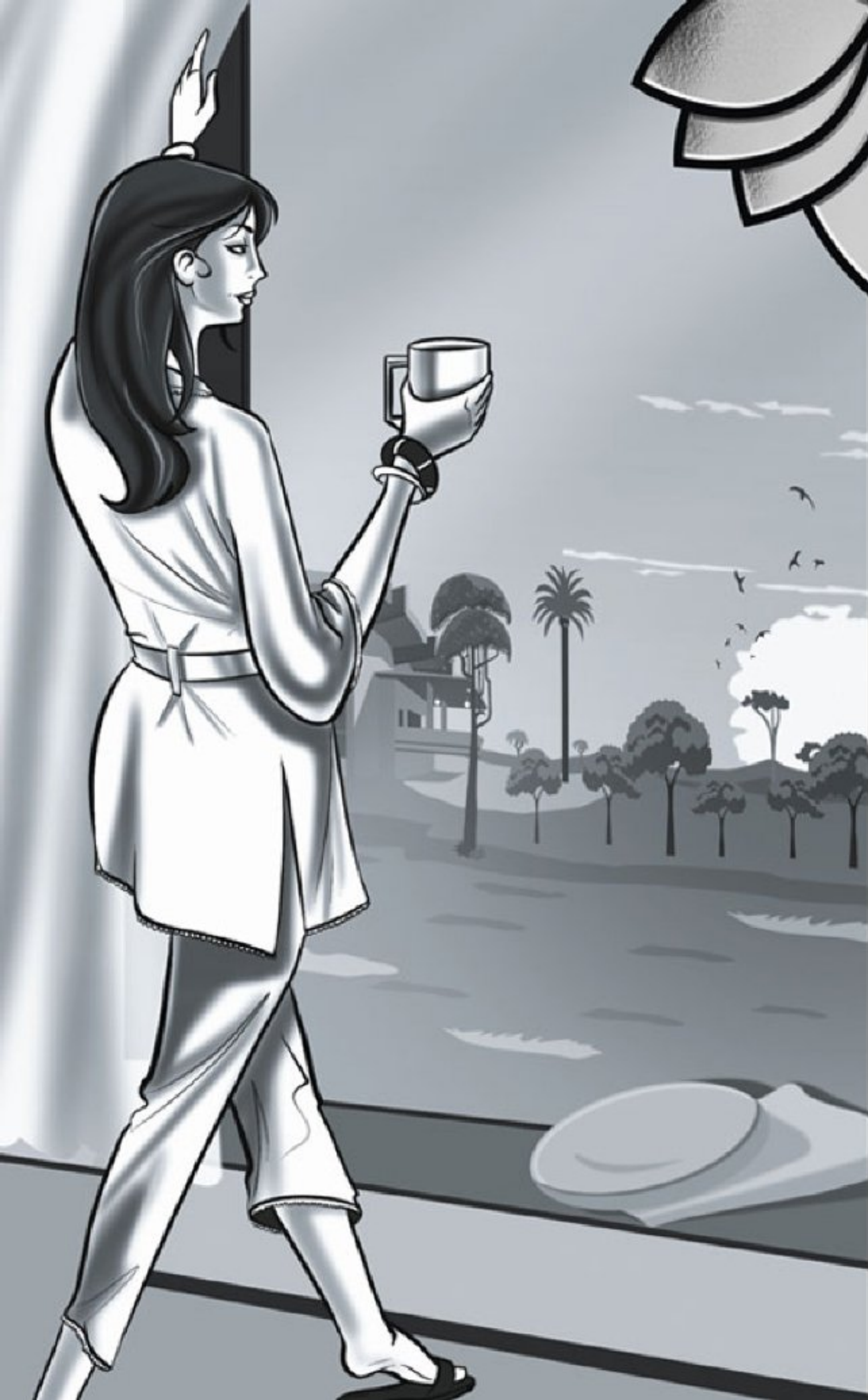


The 3C Company presents an address that truly reflects your spirit. Lotus 300 is a selection of exquisite condominiums, crafted within the framework of green architecture, especially designed for the select few. Limited to an exclusive 300, these apartments are nestled amidst the lively suburbs of Sector 107, Noida and are spread over an area of approx. 10 acres.

Experience a perfect medley of inimitable indulgence as this opulent residential estate showcases 3 & 4 bedrooms high-end luxury apartments and duplexes in varied options.

A cheerful mind, playful deeds, a wholesome experience and a relaxed soul, that is CLUB 300 for you, your tranquil escape from hard day schedules.





The

green joys for

the chic circle of 300





SHIPPING

01

5

02

6

02

CLUB

RAMPS IN & OUT

MOUNDS

ENTRY

ENT. PLAZA

EXIT

MOUNDS

01

1

02

LAKE

AMPHITHEATRE

KIDS PLAY AREA

MOUNDS

CENTRAL LAWN

02

4

01

TENNIS COURT

02

2

01

01

3

02

ENT. PLAZA

MOUNDS

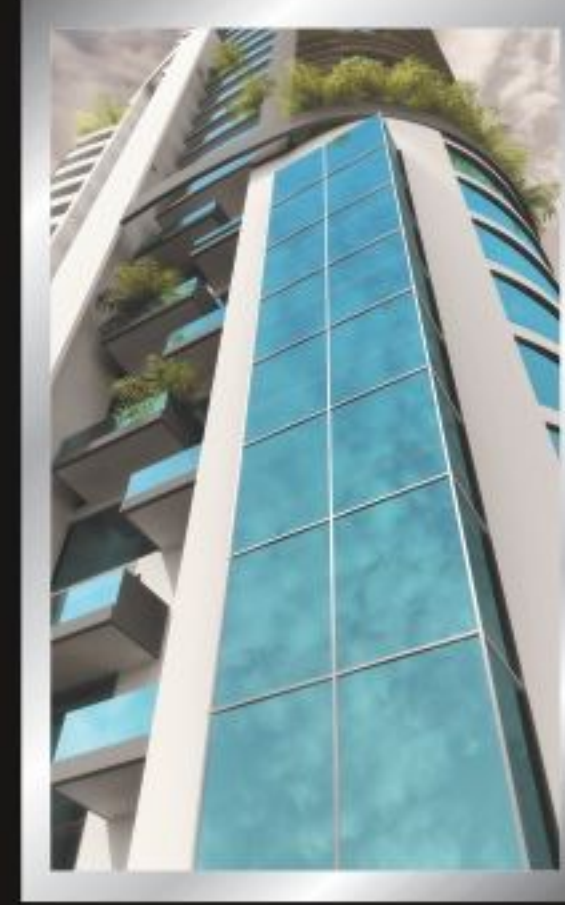
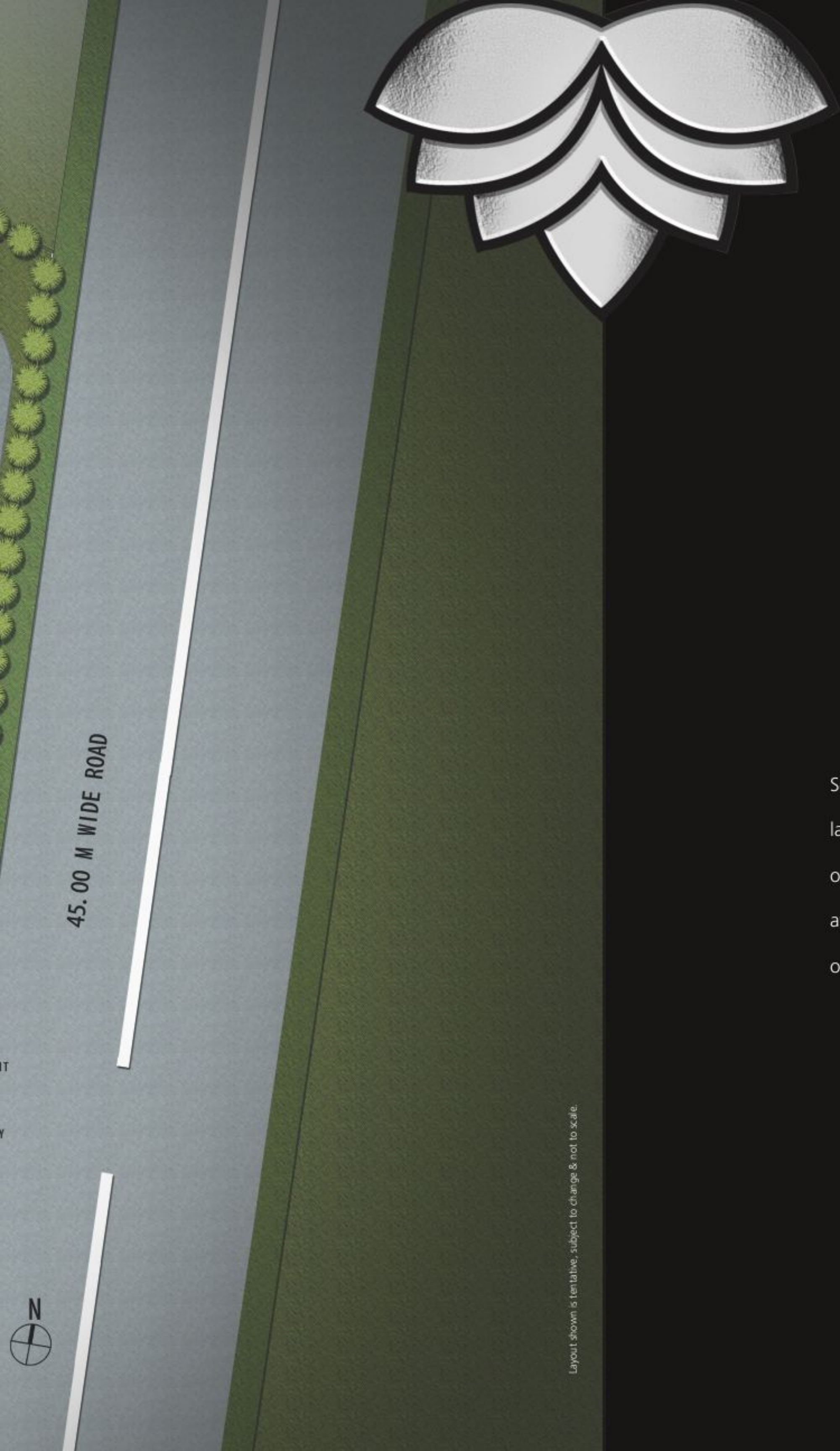
RAMPS OUT

DROP OFF

RAMPS IN

75.00 M WIDE ROAD

EXIT



Set in a pristine, environment friendly setting, spanning over acres of lush landscapes, Lotus 300 is a dream created with a verdant vision. Take a stroll or simply glance through the beautifully landscaped gardens lining broad avenues. Feel surrounded with a whiff of freshness within the lush premises of Lotus 300.

Layout shown is tentative, subject to change & not to scale.



A Green Beginning Beckons

Unmatched privacy like never before

At Lotus 300, the privacy and the exclusivity of every apartment is paramount. Hence, only 2 apartments have been designed at each level to ensure perfect solitude for your mind.

The 3 sides open advantage

Apartments at Lotus 300 will be open from three sides, thereby maximizing cross ventilation and providing sunshine within the apartment.

Natural daylight that shimmer bright in your living spaces

Bathe in 100% natural light all across your house, which will also cut down your energy bills.

Cross ventilation that soothes your senses

Refresh your senses with fresh breeze wafting through every nook and corner of your house.

Heat reduction that cools you down

Insulated roofs substantially reduce heat ingress (up to 60%), thereby resulting in a substantial decrease in air-conditioning loads.

Sensor lighting that turns on your imagination

Enjoy highly reduced energy costs with sensor lights that switch on automatically when you are around in the lobby areas, thereby reducing maintenance charges.

Solar lighting for nature friendly minds

Save for yourself as well as for the planet with the latest in solar lighting system.





Vast expanse of breathtaking greenery

All balconies and windows have been specifically designed so that you could experience rejuvenating views of extensively landscaped areas from all directions.

Smart ideas that ensure cost reduction

Not only do you save precious water and electricity, but also enjoy huge monetary savings, thanks to our energy efficient mechanical and electrical equipments.

Water conservation for a pure life

The latest in water conservation fixtures and fittings, rainwater harvesting technology and low water consuming plants, let you save every drop of water you can.

Conservation of natural resources

0% Discharge Buildings for water collection, segregation and recycling of waste.

Wheel chair ramps for those with special needs

Lotus 300 has been designed to specifically care for people with special needs.

Feel charged with electric charge points

Go eco-friendly with electric vehicles and enjoy the facility of charging your electronic vehicle at various charge points, anytime.

Walk your way to health

A wide path dotted with blooming plants and manicured garden on both sides serve as an ideal walking trail/ jogging track for the fitness enthusiasts.

Green Certification No. : GH10 1114





Make a

style statement

in the elite club of 300







Club 300

Renew, refresh and replenish your soul in the luxurious settings of "Club 300". Built to entice your senses, this exclusive lifestyle abode delivers unparalleled well-being treatments, fitness facilities under the guidance of expert instructors and sublime meditative healing that ease away the stress of hectic urban life.

- Heated Pool
- Opti Golf
- Billiards / Pool
- Yoga/ Aerobics/ Dance Room
- Coffee Shop
- Kid's Pool
- Squash Court
- Gymnasium
- Tennis Court
- Convenient Shopping



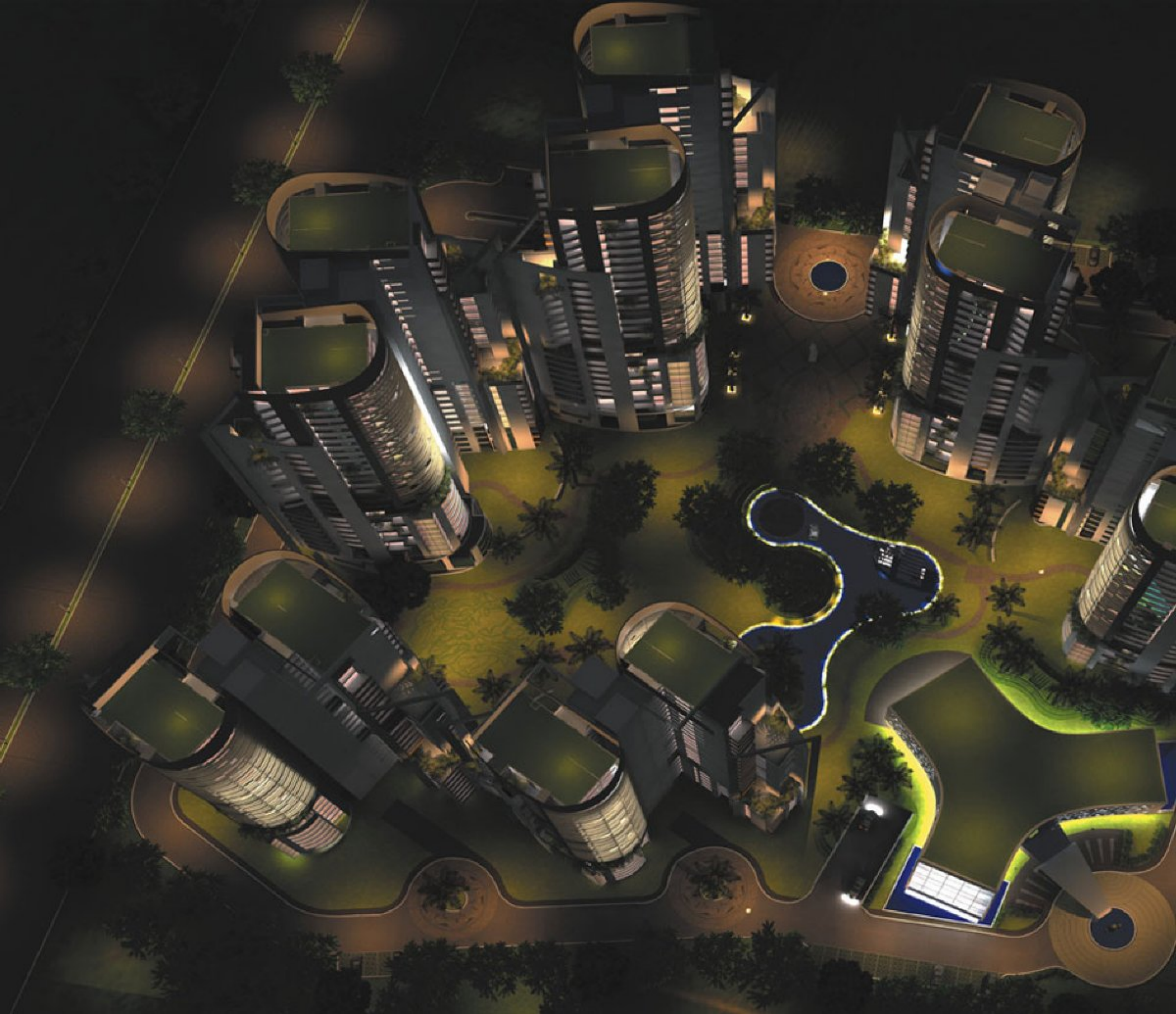


A lifestyle of

grandeur for

the eminent coterie of 300







Lotus 300 heralds an era of new world luxuries combined with suburban living. Stay inspired in a league that spells class and exclusivity. No wonder, those who live a distinguished life deserve an equally stunning ambience.

Lifestyle Apartments

- 3 Bedrooms + Study + Family Lounge + Servant Rooms - 3650 Sq. Ft.
- 4 Bedrooms + Family Lounge + Servant Rooms - 4300 Sq. Ft.
- 4 Bedrooms + Study + Family Lounge + Servant Rooms - 5300 Sq. Ft.

Perspective shown is tentative, subject to change & not to scale

1Sq. Mtr. = 10.764 Sq. Ft.





3 Bedrooms + Family Lounge
 + Study + Servant Rooms
 339.09 Sq. Mtr. (3650 Sq. Ft.)

1Sq. Mtr. = 10.764 Sq. Ft.



4 Bedrooms + Family Lounge
 + Servant Rooms
 399.47 Sq. Mtr. (4300 Sq. Ft.)

1Sq. Mtr. = 10.764 Sq. Ft.



4 Bedrooms + Family Lounge
 + Study + Servant Rooms
 492.38 Sq. Mtr. (5300 Sq. Ft.)

1Sq. Mtr. = 10.764 Sq. Ft.

Specifications

AREA	WALLS	FLOOR	FALSE CEILING	DOORS		WINDOWS/FACADE	SANITARY WARE	
				FINISH	HARDWARE		FIXTURES	FITTINGS
LIVING & DINING	Plaster of paris punning & plastic enamel paint	Imported marble flooring	NO	8 feet high veneered/ enhanced finished door	Dorset	Aluminium windows with toughened reflective glass and external grade paint / stone cladding	-	-
PASSAGE	Plaster of paris punning & plastic enamel paint	Imported marble flooring	NO	8 feet high skin/ enhanced finished door	Dorset	-	-	-
BEDROOMS	Plaster of paris punning & plastic enamel paint	Laminated wooden flooring (Imported)	NO	8 feet high skin/ enhanced finished door	Dorset	Aluminium windows with toughened reflective glass and external grade paint / stone cladding	-	-
TOILETS	Premium quality ceramic tiles cladded upto false ceiling from Kajaria/ Somany	Premium quality ceramic tiles cladded upto false ceiling from Kajaria/ Somany	YES	8 feet high skin/ enhanced finished door	Dorset	Aluminium windows with toughened reflective glass and external grade paint / stone cladding	Fittings & fixtures from Kohler / Roca, Master toilet to have steam and shower cubicle	
KITCHEN	Premium quality ceramic tiles from Kajaria/ Somany	Premium quality ceramic tiles from Kajaria/ Somany	NO	8 feet high skin/ enhanced finished door	Dorset	Aluminium windows with toughened reflective glass and external grade paint / stone cladding	Premium quality sink from Jayna	Wall Mount Fittings from Kohler/Roca, Premium Granite counter, Double Bowl Sink
UTILITY	External Grade paint	Ceramic tiles from Kajaria/ Somany	NO	8 feet high aluminium door	As per section	Aluminium windows with toughened reflective glass and external grade paint / stone cladding	-	-
BALCONIES	External Grade paint	Paving tiles from Kajaria/ Somany	NO	8 feet high aluminium door	As per section	Aluminium windows with toughened reflective glass and external grade paint / stone cladding	-	-
SERVANT TOILET	Ceramic tiles from Kajaria/ Somany	Ceramic tiles from Kajaria/ Somany	NO	8 feet high aluminium door	As per section	Aluminium windows with toughened reflective glass and external grade paint / stone cladding	Wash basin & WC from Hindware	Fittings from Jaquar



THE **3C**
COMPANY

CREATE | CARE | CONSERVE



redfortcapital

The 3C Company

Driven by the motto of Create, Care & Conserve, each project of The 3C Company is developed from the cornerstone of fostering economical but ecologically sustainable growth. Having delivered more than 13 Million Sq. Ft. till now, The 3C Company is leading the bandwagon and heading the 'GREEN Revolution' in Delhi NCR with its niche developments.

While others measure their success by their land bank, we count the Green Buildings we are developing. The accolade of being the sole squad in the entire Asia Pacific, which has THREE PLATINUM & FOUR GOLD RATED LEED certified Green Buildings by the USGBC (United States Green Building Council), not only testifies the impeccable architectural excellence of The 3C Company but also echoes its concern for the environment. Green Boulevard, one of the Platinum Rated Green Buildings of The 3C Company, is under the process of getting Carbon Credits. This would be India's 2nd building to get Carbon Credits. The 3C Company's recently launched Green Residential projects in Noida – Lotus Boulevard, Lotus Boulevard Espacia, Lotus Panache and Lotus Zing, have not only brought a paradigm shift in the real estate sphere in the last one year but are also moving ahead at a fast pace to take the shape of Green Landmarks of Noida.

In a short span of time, the 3C Green family is now over 12,000 members, who have opted to contribute towards reducing the Carbon Footprint from Earth. The 3C Company's holistic perspective as a responsible corporate balances the development of NCR along with creating a healthier and greener planet. 3C's recent social campaign – Earth/Water is an effort to inculcate wider audience to "Preserve Earth and Conserve Water", thereby leading them to Think Green and Live Green.

Red Fort Capital

Red Fort Capital is a global investment management firm that invests in private and public markets across asset classes with an emphasis on Indian real estate. Since 2006, the firm has invested in leading developments - residential, mixed-use and commercial spaces, all across India. With a team of highly qualified and experienced professionals from Indian and international real estate development, finance and capital markets, Red Fort Capital has a blue-chip list of investors consisting of global pension funds, insurance companies and sovereign wealth funds.

Red Fort Capital has collaborated with The 3C Company on several marquee developments in Delhi/ NCR.

Our Projects

Platinum Rated LEED Certified GREEN Buildings



WIPRO TECHNOLOGIES, GURGAON
PLATINUM RATED LEED CERTIFIED GREEN
BUILDING - 2005



PATNI KNOWLEDGE CENTRE, NOIDA
PLATINUM RATED LEED CERTIFIED GREEN
BUILDING - 2008



GREEN BOULEVARD, NOIDA
PLATINUM RATED LEED CERTIFIED GREEN
BUILDING - 2009

Gold Rated LEED Certified GREEN Buildings



WIPRO TECHNOLOGIES, GREATER NOIDA
GOLD RATED LEED CERTIFIED GREEN
BUILDING - 2009



SPECTRAL SERVICES, HYDERABAD
GOLD RATED LEED CERTIFIED GREEN
BUILDING - 2009



KNOWLEDGE BOULEVARD, NOIDA
GOLD RATED LEED CERTIFIED GREEN
BUILDING - 2011



PATNI KNOWLEDGE CENTER, NOIDA (BLOCK B)
GOLD RATED LEED CERTIFIED GREEN
BUILDING - 2011



**LOTUS BOULEVARD,
NOIDA**



**LOTUS BOULEVARD ESPACIA,
NOIDA**



**LOTUS PANACHE,
NOIDA**



**LOTUS ZING,
NOIDA**



**DELH 1,
NOIDA**



**TECH BOULEVARD,
NOIDA**



**KNOWLEDGE BOULEVARD,
NOIDA**



**SEZ-OXYGEN BOULEVARD,
NOIDA**



**INTERNATIONAL HOME DECO PARK,
NOIDA**



**CSC CAMPUS,
NOIDA**



**LOTUS VALLEY INTERNATIONAL
SCHOOL, NOIDA**



**LOTUS VALLEY INTERNATIONAL
SCHOOL, GURGAON**





Three C Universal Developers Pvt. Ltd.

Tech Boulevard, Central Block, Plot No.- 6, Sector -127, Noida - 201301

Ph: +91-120 - 476 6414, Fax: +91-120 - 476 6415

Site address: GH 01 A, Sector - 107, Noida (U.P.).

Email: sales@the3c.in, website: www.the3c.in, www.lotus300.in

