

The **Neemrana** success story  
just got **bigger!**

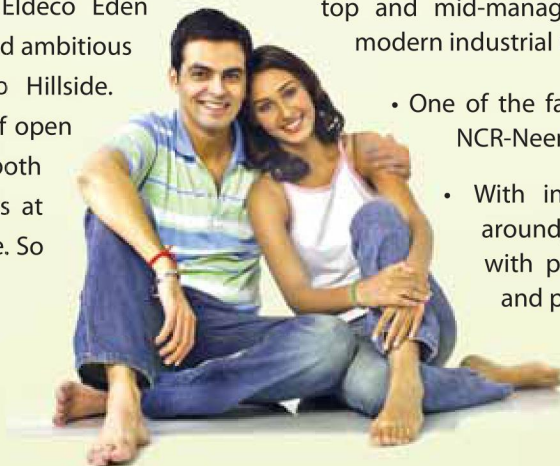




## Eldeco presents its 2<sup>nd</sup> residential project at Neemrana.

**Neemrana** is an exciting new growth hub on NH8 strategically identified as a key location on Delhi-Mumbai Industrial Corridor. Tremendous investment and employment opportunities are fuelling the need for quality living options in this area.

After the grand success of Eldeco Eden Park, Eldeco presents its second ambitious project in Neemrana- Eldeco Hillside. Spread over a wide expanse of open areas, Eldeco Hillside offers both high rise and low rise options at prices which are still affordable. So book before its too late!



### Project Overview

- Eldeco Hillside is situated on a well located prime plot allotted by RIICO, which is right in the heart of Neemrana.
- A range of value added housing options available at affordable prices to meet the demand for housing for top and mid-management executives working in modern industrial units of Neemrana.
- One of the fastest growing locations within NCR-Neemrana.
- With industrial growth and jobs all around, it is an excellent opportunity with potential for both good rentals and property appreciation.





This is an artistic impression. The perspective & colour shown above are for reference & can be revised.



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## Master Planned to give you better living space.

**Eldeco Hillside** is a unique residential complex with a balanced mix of low-rise and hi-rise apartments. The complex has a designated commercial area in the front for convenient daily needs shopping. It has open green spaces with well-planned infrastructure.

- 1-2 B/R and studio apartments.
- Built on 11 acres RICO approved land.
- Commercial area for convenient shopping.
- Club with party hall and lawns.
- Designated sports area within the complex.
- Bus shelter with kids waiting area.
- Public greens and relaxation zones.







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# MASTER PLAN

## LEGENDS:

- |                                      |                                 |
|--------------------------------------|---------------------------------|
| <b>A</b> Guard Room                  | <b>L</b> Golf Cart Station      |
| <b>B</b> Club                        | <b>M</b> Kids Waiting area      |
| <b>C</b> Low Rise Apt. - C1, C2      | <b>N</b> Planters / Sitout Area |
| <b>D</b> Low Rise Apt. - D1, D2, D3  | <b>O</b> Kids Play Area         |
| <b>E</b> Commercial - E1, E2         | <b>P</b> Half Court Basket Ball |
| <b>F</b> STP                         | <b>Q</b> Bus Shelter            |
| <b>G</b> Studio Apartment - G1, G2   | <b>R</b> Community Lawn         |
| <b>H</b> High Rise Apt. - H1, H2, H3 | <b>S</b> Party Lawn             |
| <b>I</b> Electrical Services         | <b>T</b> Club Lawn              |
| <b>J</b> High Rise Apt. - J1, J2     | <b>U</b> Swimming Pool          |
| <b>K</b> Public Toilet               |                                 |



### Disclaimer:

- The areas and plans shown here are subject to change.
- The above plan is indicative, conceptual and subject to change.
- The project will be developed in phase wisemanner consisting of villas, independent floors and multistory apartments.
- Please go through the detailed terms of allotment before making a booking.
- The terms of allotment agreement shall have precedence over the given Master Plan.





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## Amenities and smart facilities.

Eldeco Hillside is conceptualized around family living with emphasis on space and privacy. All the features are meticulously designed and integrated with new age amenities.

- Lifestyle club with party hall, multi-purpose hall, swimming pool, kids pool, table tennis, billiards, gym, half court basketball and much more.
- Power backup.
- Electronic and manned security.
- Computerized electricity billing.
- Golf cart to ferry guests.

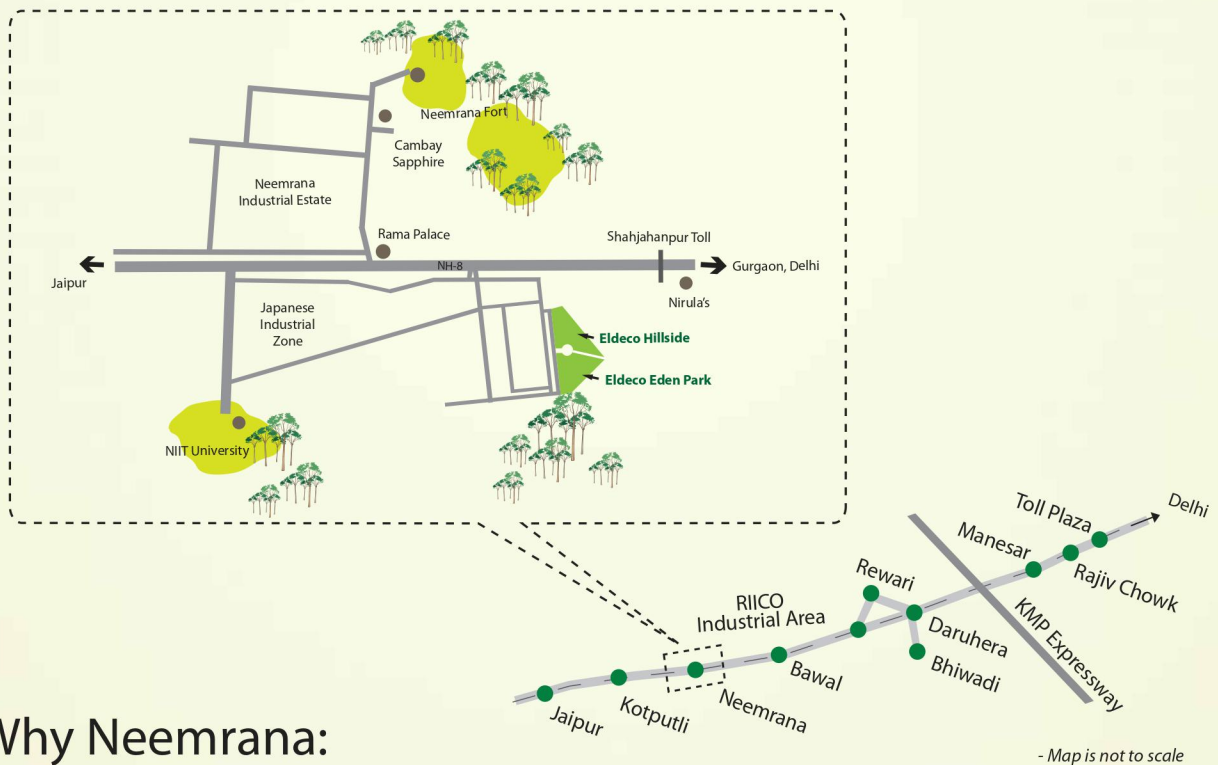




# Convenient location with easy accessibility.

- Location on NH 8 within the Japanese Zone at RIICO Neemrana.
- Easy accessibility due to NH 8, Dedicated Freight Corridor (DFC) nodal station Rewari. New multi modal logistic park near Kathuwas railway station proposed.
- Location on Delhi-Mumbai industrial Corridor.
- Location within Bawal-Rewari-Daruhera-Manesar-Gurgaon industrial belt of Haryana and Bhiwadi-Chopanki-Pathredi-Khushkhera-Tapukara industrial area of Rajasthan.
- Schools & College in the near vicinity.
- Proposed cargo facility in near vicinity.
- 5-10 minute drive from the commercial hub of the area.
- 10-15 minute drive to Neemrana Fort, a major tourist attraction.
- Lush green surroundings.

## Location Map



## Why Neemrana:

- 3500 acres RIICO industrial park ready developed with more than 500 industries already under production.
- Japanese city for high end Japanese industries already developed.
- 470 acres being developed as an educational hub.
- Housing shortage across all corporate levels – Directors, Managers and Workers.
- Proposal for Neemrana Airport.
- Natural extension of outward growth of Gurgaon and Bhiwadi.





## PERFECTING THE ART OF BUILDING



Eldeco Magnolia Park  
Sector 119, Noida



Eldeco Mystic Greens  
Sector Omicron, Greater Noida



Eldeco Olympia  
Sec. 93A, Expressway, Noida.



Eldeco Studio  
Sec. 93A, Expressway, Noida.



Eldeco Eden Park  
Japanese Zone, Neemrana.



Eldeco Inspire  
Sector - 119, Noida.

**The Eldeco Group** has been at the forefront of Real Estate development in North India since 1975. The group is synonymous with timely and quality delivery in a number of cities like Lucknow, Kanpur, Agra and NCR of Delhi. With carrying 30 years of expertise in construction and real estate development, Eldeco has delivered more than 175 projects spanning townships, hi-rise condominiums, townhouses, malls and office complexes. In addition, 30 projects are in various stages of active execution. The aggregate constructed area stands at more than 20 million sq. ft. with more than 15000 satisfied customers. Currently apart from the towns mentioned above, Eldeco is developing integrated townships in Panipat, Sonapat, Ludhiana, Jhansi and Jalandhar. Eldeco's transparent and principle driven business philosophy has been widely recognised. The group's business activities rest on the principle of high quality, superior construction technology and high consumer satisfaction. Eldeco stands firm in its commitment to 'creating value and cementing trust' and is heading towards ever-greater success.