



OMEGA CITY

KHARAR



**Why to reside at Narrow Zig Zag Shabby lanes,
Instead Enjoy a Decent & Clean Highway Location**

Located at Main Chandigarh-Ludhiana National Highway,
Kharar, Greater Mohali (Pb.)

Website : www.omegacitychandigarh.com

1 Bed Studio Apartment

2 Bedroom Apartment

2 BHK Deluxe Apartments

3 BHK Deluxe Apartments

3/5 BHK Duplex Penthouse



Amrit Pal Singh
Managing Director

From the desk of Directors : Thank you for patronizing. We at Omega City are trying our best to provide you best & affordable housing facilities in the region. We are sure your visit to our site must be quite satisfactory and in line with your expectations from Omega Group. Just in case it is not as you expected from us, please forward your feedback and suggestions directly to us at amrit2833@yahoo.com and get assured response positively from our side personally. Your feedback and suggestions are invaluable to us. Assuring you our best services always.



Shubam Rajput
Director

About Group : Omega Group of companies is team of enthusiastic and experienced professionals in the field of real estate since last 13 years under the strong command of Amrit Pal Singh Managing Director of the company who is a qualified Civil Engineer. The vision of the company is to provide the quality houses and infrastructure with luxuries world class amenities at most affordable prices. The purpose is to give its residents feeling of living not just existing so that you can spend your quality time in beautiful evening taking a leisurely walk in beautiful surroundings & play with dear ones in gardens. We are always open to adapt innovative technologies for better infrastructure.

Specifications

Structure	RCC framed earthquake resistant structure.
Walls	First Class clay bricks or cement concrete blocks.
Flooring	Digital Double charged vitrified tiles of 2ft x 2ft (Somany, Kajaria or Equivalent) in all bedrooms, drawing dining & Lounge area. Granite Stone in stairs and circulation area.
Paints	Multiple Pleasing shades of OBD or Plastic Emulsion on walls, roof (Asian or Equivalent). Polish or Good quality paint finish on wooden Chokhats and Doors. Apex Paint on exterior walls or wall paper/panelling in bedrooms.
Kitchen	Full Modular Kitchen with granite top on concrete slab, Ceramic Tiles upto 2ft above counter. Provision of electric chimney/ Exhaust. Single / Double bowl Stainless Steel Sink with hot and cold water supply and drain board. Provision for water purifier.
Toilet/Washroom	Antiskid Floor tiles (Somany, Kajaria or Equivalent). Wash Basin and Wall hung type Toilet Seat of Parryware, Cera, Hindustan or Equivalent, C.P. Fittings of Jaquar/Excell or Equivalent. Ceramic wall tiles upto full height.
Doors, Windows & Cupboards	Chokhats of Saal or Texo Diyar. Doors of Hard Wood, flush type or skin doors. Wood or laminated board panels in Cupboards.
Hardware	Good quality hinges, Hardware and locks standard quality.
Electricals	Copper concealed wiring of V Gaurd/Havells or Equivalent Modular Switches, Sockets and plates (Anchor, Arcil, Havel's or Equivalent). Protective MCBs and separate distribution board of standard quality. Provision of Invertor. Provision of 24 hrs. Power backup. Provision of all lights, ceiling fans and power points for AC in all rooms. Provision of Exhaust fans and Geysers in Washrooms.
Water Storage & Distribution	Diplast or Equivalent Triple layer water tanks of 1000 Ltrs./500 Ltrs. for each flat filled by Automated system for 24 Hrs. water supply. Jindal B Class GI pipes or Diplast /Kissan PPR, CPVC or Equivalent 6kg pressure pipes for distribution.
Misc.	Glass of Saint Gobin, Water proofing at roofs with brick Bat Coba as per CPWD.

Additional Charges

The following additional charges will be paid by the purchaser before registration/ possession:

- Registration (stamp duty) as per actual. •IFMS @ Rs. 100/- per sq ft of supper area
- Electricity connection charges (payable to Electricity Board, PSPCL).
- Power backup of 2kw or 5kw (Rs. 15,000/- or 35,000/-).
- GST/Service Tax as per prevailing Govt. laws presently 4.50%
- Sewerage & water supply connection charges Rs. 10,000/-.
- Dedicated reserved Car parking (On Cost), if required
- Club House membership (Rs. 50,000/- Optional).

**Loan Facilities available
from all leading banks**

Picture Gallery



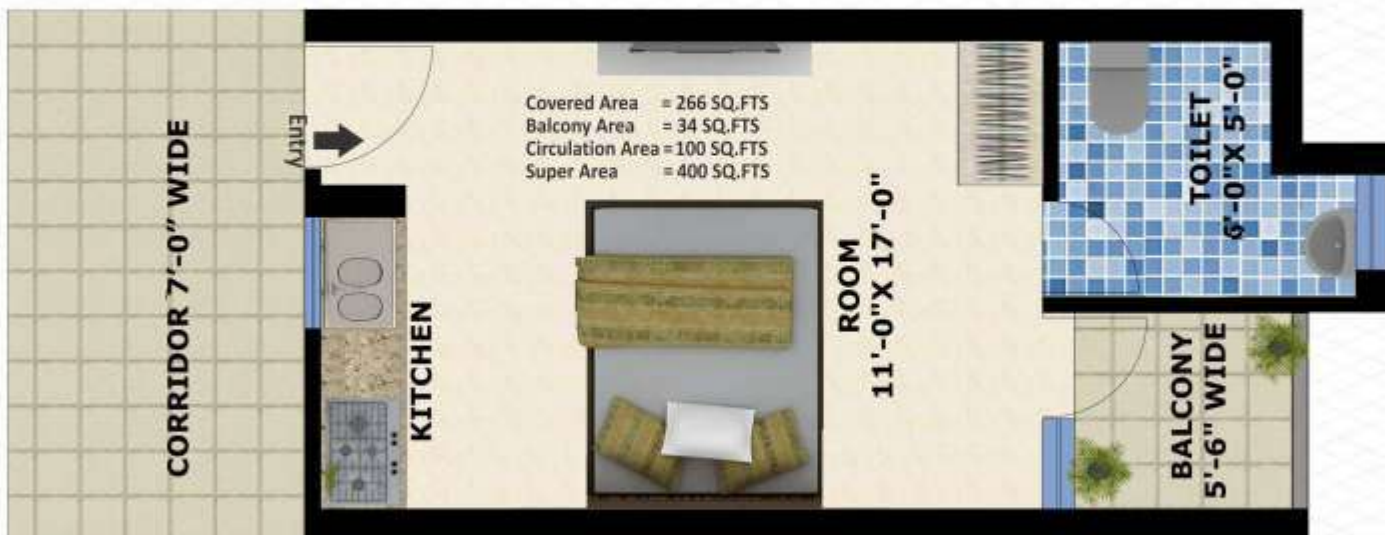
200 FAMILIES RESIDING HAPPILY

SALIENT FEATURES

- ☞ 24 Hours Water Supply
- ☞ Gated township with 24 X 7 CCTV Security
- ☞ Biometric (Finger Print) mechanism to check entry of unauthorised persons
- ☞ Glass Transparent Lifts
- ☞ Wi Fi broadband facility
- ☞ D G Power Backup
- ☞ Dedicated underground direct power supply lines from grid.
- ☞ Club House with Gym, indoor games & roof top pool (For members)
- ☞ Wide well maintained roads and cleanliness like abroad.
- ☞ Grocery shops, Food shops, Fruits ,Vegetable shops & other utility services inside the complex for all daily needs
- ☞ Free Night stay accommodations for drivers of guests.

1 Bedroom Studio Apartment

(1 Bedroom, Bathroom, Mini Kitchen)



Pictures shown in the broucher are of artistic impression and are only conceptual. This broucher is not a techo legal document. Specifications are subjected to change without any notice at the sole discretion of the management. Pictures & Drawing are not of True Dimension

OMEGA CITY - SMART HOMES

Call : 8556019803, 8556019806

10 Acres Gated Smart Township
situated at Six Lane NH-5 Chandigarh Ludhiana National Highway,
Kharar, Greater Mohali (Pb.)



Transportation

- 02 Min. Drive from Kharar Bus Stand
- 10 Min. Drive from Mohali ISBT AC Bus Terminal
- 20 Min. Drive from Chandigarh Sector 43 ISBT
- 20 Min. Drive to Mohali Railway Station
- 30 Min. Drive from Mohali International Airport

Education

- Walking Distance G.G.S Engineering Collage
- Walking Distance to St. Izra Convent School
- 10 Min. Drive from upcoming Cambriedge School
- 5 Min. drive to Chandigarh University
- 5 Min. drive to Doaba and Rayat & Bahra University

Medical Facilities

- 24 Hrs Free Emergency Drop**
- + 5 Min. Drive from Kharar Civil Hospital
- + 15 Min. Drive from Mohali Civil Hospital
- + 15 Min. Drive from Max Super Speciality Hospital
- + 20 Min. Drive from Fortis Hospital
- + 20 Min. Drive from PGI Chandigarh

Health, Food & Entertainment

- 02 Min. Drive to Kharar Main Bazar
- 5 Min. Drive to Reliance Fresh
- 10 Min. Drive to North Country Mall & 10 Screen PVR Multiplex
- 10 Min. Drive to KFC, DOMINO'S, CCD & GOPALS

2 BEDROOM SET

(2 Bedroom, 2 Washroom, Stores, Drawing, Dining & Kitchen)



2 BHK (DELUXE) FACING PARK - GROUND + 5

(2 Bedroom, 2 Washroom, Drawing, Dining & Kitchen)



2 BHK (Deluxe with Terrace) - Ground + 4 (2 Bedroom, D/D, Kitchen, 3 Washrooms)



3 BHK (Deluxe) - Ground + 4 (3 Bedroom, D/D, Kitchen, 3 Washrooms)



ICONIC TOWER



PHASE 1, ACTUAL PHOTO



ACTUAL PARK PHOTO

Location Map



Website : www.omegacitychandigarh.com

E-mail : amrit2833@yahoo.com

OMEGA INFRA ESTATES PVT. LTD.

Site & Sales Office : NH-5, Chandigarh-Ludhiana Highway, Kharar, Greater Mohali (Pb.) 140301

Local Office Contacts :

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