



GOLD STAR HOMES **2/3/4 BHK RESIDENTIAL APARTMENTS**



**Gold Star Phase 2, Sector 4 (A) Vrindavan
Yojna, Raibareilly Road Lucknow**

2 BHK DETAILS



PROPOSED PROSPECTIVE VIEW



ACTUAL PICTURE MARCH -2021

READY TO MOVE PROPERTY

Call Us: +91 8299784251

PROJECT BREIF

GOLD STAR HOMES

STATUARY DEATILS

- **LAND DETAILS**

PROJECT LAND AREA -5700 SQM

LAND OWNING COMPANY – JAIPURIA GROUP

(THROUGH AUCTION FROM AWAS VIKAS)

DEVELOPER COMPANY – GOLD STAR REALTORS

CONSTRUCTION COMPANY – GANGAJALI GROUP

- **APPROVAL DETAILS**

AWAS VIKAS PARISHAD PERMIT NO – 1037

- **RERA DETAILS**

REGISTRATION NO- UPPRJ 6260 J

- **OTHER NOC DETAILS**

EIA & POLLUTION CONTROL BOARD UP

AIRPORT THOURITY OF INDIA

UP FIRE & SAFETY DEPARTMENT

UP ELECTRICITY CORPORATIONS

ARCHITECTURE DEATILS

- **TOTAL NOS OF UNIT – 238**
- **STRUCTURE – BASEMENT + STILT + 14 FLOORS**
- **BASEMENT & STILT – PARKING + SERVICES**
- **ENTRY & EXIT GATES– TWO NOS**
- **1ST -13TH FLOORS - 2BHK, 3BHK & 3BHK + SERVANT UNITS**
- **14TH FLOOR - 4BHK SKY VILA**
- **NOS OF LIFTS PER FLOOR – 03 NOS**
- **ALROUND MINIMUM OPEN SETBACKS - 13 METERS (43 FEET)**
- **SUPER AREA FACTOR – 25%**
- **NOS OF FLATS PER FLOOR – 17**
- **LIFTS - 01 NOS STRECHER LIFT , 2 NOS LIFT 15 & 10 PASSENGER LIFT**

PROJECT BREIF

GOLD STAR HOMES

AMENITIES DEATILS

- **CLUB**
AT STILT FLOOR WITH GYM (GENTS & LADIES), INDOOR GAMES PROVISIONS & PARTY ROOM
- **POWER BACKUP**
THROUGH DG SETS
- **SPLASH POOL**
20 X 40 FEET WITH 6 FEET DEEP
- **FRONTAL COURT YARD LAWN**
DESIGNER LANDSCAPE WITH SITTING AREA
- **SECURITY SYSTEM**
3 TEIR SYSTEM
- **COMMERCIAL / DAILY NEED CENTRE**
AT STILT FLOOR

PRODUCT MIX

- **2BHK APARTMENTS**
169 TOTAL UNITS IN PROJECTS
1246 SQFT SUPER AREA OF EACH
- **3BHK APARTMENTS**
39 TOTAL UNITS IN PROJECTS
1685 SQFT SUPER AREA OF EACH
- **3BHK + SERVANT APARTMENTS**
13 TOTAL UNITS IN PROJECTS
1886 SQFT SUPER AREA OF EACH
- **4BHK SKY VILA APARTMENTS**
09 TOTAL UNITS IN PROJECTS
2400 – 3000 SQFT SUPER AREA OF EACH

PROJECT BREIF GOLD STAR HOMES

STRUCTURE & OTHER DEATILS

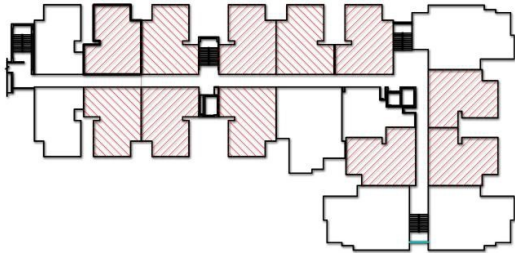
- **STRUCTURE**
EARTH QUAKE RESISTANCE
- **PARKING**
AT BASEMENT,STILT & SURFACE COVERED
PARKING
- **BASIC INFRASTRUCTURE**
SELF SUFFICIENT WITH IN PROJECT
- **WATER HARVESTING**
SUFFICIENT NOS WITH IN PROJECT
- **SEWARAGE TREATMENT PLAT**
200KLD WITH IN PROJECT
- **RENEWABLE ENERGY**
SOLAR ENGERY PRODUCTION WITH IN
PROJECT

LOCATIONAL DETAILS

- **ADDRESS & APPROACH LROAD**
GH -3 ,SECTOR -4(A) VRINDAVAN YOJNA,LUCKNOW
30 MTR WIDE SECTOR ROAD OF AWAS VIKAS
- **AT STONE THROW DISTANCE**
RAIBAREILLY ROAD AT 80 MTR
KALINIDI PARK AT 75 MTR
LUCKNOW PUBLIC SCHOOL AT 100 MTR
BANK S AT 100 MTRS
SPENCER AT 125 MTR
- **PROMINENT LOCATION OF LUCKNOW**
9.5 KM FROM AIRPORT
9.0 KMS FROR CHARBAGH RAILWAY STATION
2 KM FROM SPGI
1 KM FROM SARDAR PATEL DENTAL COLLEGE

FLAT TYPE - 2BHK

SUPER BUILT- UP AREA =
1246.00 SQFT.



2BHK FLAT

- 1 DRAWING / DINING/ LIVING
- 1 MASTER BED ROOM & 1 BED ROOM
- 1 KITCHEN
- 1 ATTACHED TOILET / 1 COMMON TOILET
- 3 BALCONIES



BREIF PRODUCT SPECIFICATION

GOLD STAR HOMES

FLOORING/ JOINERY/ ELECTRICALS

- SOMANY MAKE DOUBLE CHARGED VETRIFIED TILES IN LIVING ROOM & BED ROOM
- PERGO MAKE WOODEN FLOORING IN MASTER BEDROOM
- SOMANY MAKE CERAMIC TILES IN ALL TOILETS & BALCONY AREA
- UPVC WINDOWS , TOILET / BALCONY DOORS & VENILATORS
- 8 FEET HIGH WOODEN FLUSH MAIN DOOR
- HONEY WELL MAKE ELECTRICAL MODULAR SWITCHES
- RR KABEL INTERNAL WIRING
- HONEY WELL MAKE MCB & RCCB

FITTING / SANITARY WARES/ OTHERS

- ARSTAL MAKE CPVC INTERNAL PIPING FOR WATER SUPPLY
- JAQUAR MAKE CP FITTINGS
- ARSTAL MAKE PVC PIPE NETWORK FOR SOIL WASTE
- JAQUAR MAKE SANITARY WARES
- STAINLESS STEEL KITCHEN SINK
- STAINLESS STEEL BALCONY RAILING
- FALSE CEILING IN TOILETS
- STAINLESS STEEL HARDWARES ON DOORS
- POP PUTTY & CORNICES ON ROOF SLAB
- COARSE & FINE PUTTY ON WALLS
- PLASTIC EMULSION PAINTS

GOLD STAR HOMES

HOME LOAN FROM BANKS

- SBI
- BOB
- PNB
- CANERA BANK
- ALLAHABAD BANK
- LIC HFL

WHY BEST PRODUCT



GOLD STAR HOMES

CONTACT US +91 8299784251

READY FOR POSSESSIONS



ACTUAL PICTURE MARCH -2021