

## LOCATION MAP

Distance from Noida & Greater Noida

-  Metro operational by Dec. 2018  
Stone's throw away
-  Cricket Stadium  
Stone's throw away
-  Education Hub  
5 Min. Drive
-  Industries  
5 Min. Drive
-  DMIC  
5 Min. Drive
-  Yamuna Expressway  
5 Min. Drive
-  Night Safari  
10 Min. Drive
-  Expo Mart  
5 Min. Drive
-  F1 track  
20 Min. Drive
-  Modern City Surrounded with Open Green Area
-  Jewar International Airport Proposed  
35 Min. Drive
-  Proposed Metro Route



THE  
**HEMISPHERE**  
GOLF VILLAS

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Choose a perfect combinations of  
**Lifestyle & Golf.**

Artistic Impression



**GOLF  
VILLAS**

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THE HEMISPHERE\_PHASE-1  
RERA NUMBER  
**UPRERAPRJ4232**



Artistic Impression

# Play straight to the vastness!

The premium Golf Villas at Hemisphere are niche architectural art, crafted for people who love an elite class lifestyle. The project is designed with perfection and it express a rich golf arena within its circumference. Denoting an elegant aura, the spacious villas are ornamented with the finest luxury. Another aspect of Golf Villas is the relation between the game & life. Golf is a game of open spaces, of the freedom, with the pleasure of winning. Golf Villas give you the same sense of freedom and a winning and premium lifestyle to flaunt.



Artistic Impression



It's cool now  
to experience  
living Golf.

Project Management by Omaxe Ltd.



Artistic Impression



### PODIUM VILLA (VF)

3 BEDROOM + 5 TOILETS +  
MULTIPURPOSE ROOM +  
TERRACE + 2 CAR PARKS

BASEMENT  
FLOOR PLAN



GROUND  
FLOOR PLAN



FIRST  
FLOOR PLAN



TERRACE  
FLOOR PLAN

Villa Type	VF
Carpet Area (Sq. Mt.)	154.09
Exclusive Area (Sq. Mt.)	126.10
Total Area (Sq. Mt.)	280.19
Total Area (Sq. Ft.)	3,015

\*Tentative Layout Plan, subject to change (1 Sq.Mt. = 10.764 Sq.Ft.)

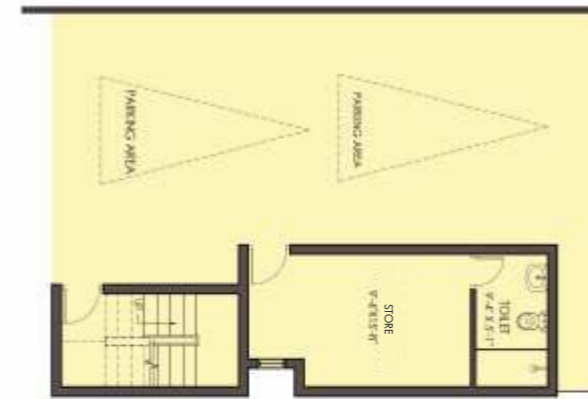
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The life is comfortable,  
if played with perfect strokes.

Project Management by Omaxe Ltd.



Artistic Impression



**PODIUM VILLA (VE)**

- 3 BEDROOM + FAMILY LOUNGE
- + 6 TOILETS + MULTIPURPOSE HALL
- + MULTIPURPOSE ROOM + PANTRY + PUJA + STORE
- + TERRACE + 2 CAR PARKS

**BASEMENT FLOOR PLAN**



**GROUND FLOOR PLAN**



**FIRST FLOOR PLAN**



**TERRACE FLOOR PLAN**

Villa Type	VE
Carpet Area (Sq. Mt.)	210.95
Exclusive Area (Sq. Mt.)	152.89
Total Area (Sq. Mt.)	363.84
Total Area (Sq. Ft.)	3,916

\*Tentative Layout Plan, subject to change (1 Sq.Mt. = 10.764 Sq.Ft.)

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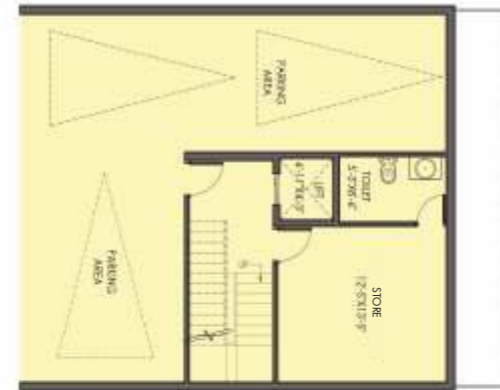


Love the elegance of the game & enjoy life.

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Artistic Impression



### PODIUM VILLA (VD)

- + 4 BEDROOM + PROVISION FOR LIFT
- + MULTIPURPOSE ROOM + PUJA
- + MULTIPURPOSE HALL + TERRACE
- + 6 TOILETS + FAMILY LOUNGE
- + 2 CAR PARKS

BASEMENT FLOOR PLAN



GROUND FLOOR PLAN



FIRST FLOOR PLAN



TERRACE FLOOR PLAN

Villa Type	VD
Carpet Area (Sq. Mt.)	243.75
Exclusive Area (Sq. Mt.)	189.19
Total Area (Sq. Mt.)	432.94
Total Area (Sq. Ft.)	4,657

\*Tentative Layout Plan, subject to change (1 Sq.Mt. = 10.764 Sq.Ft.)

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# Embrace the vastness of Golf.



Artistic Impression

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## GOLF VILLA (VC)

ENTRANCE FOYER + MULTIPURPOSE HALL + LIFT + BAR + 4 BEDROOMS + SERVANT + FIRST FLOOR LOUNGE + SECOND FLOOR LOUNGE + SPLASH POOL + 2 CAR PARK

### GROUND FLOOR PLAN



### FIRST FLOOR PLAN



### SECOND FLOOR PLAN



### TERRACE FLOOR PLAN

Villa Type	VC
Carpet Area (Sq. Mt.)	285.86
Exclusive Area (Sq. Mt.)	82.03
Total Area (Sq. Mt.)	367.89
Total Area (Sq. Ft.)	3,960

\*Tentative Layout Plan, subject to change (1 Sq.Mt. = 10.764 Sq.Ft.)

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Not any team,  
it's only you who  
will rule in Golf.

Project Management by Omaxe Ltd.



Artistic Impression



### GOLF VILLA (VB)

- ENTRANCE FOYER + PANTRY + LIFT
- + HOME THEATRE + 5 BEDROOMS
- + MULTIPURPOSE HALL + 8 TOILETS
- + BAR + FIRST FLOOR LOUNGE
- + SECOND FLOOR LOUNGE + SERVANT
- + PUJA + POOL

GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN



TERRACE FLOOR PLAN

Villa Type	VB
Carpet Area (Sq. Mt.)	373.80
Exclusive Area (Sq. Mt.)	131.12
Total Area (Sq. Mt.)	504.92
Total Area (Sq. Ft.)	5,435

\*Tentative Layout Plan, subject to change (1 Sq.Mt. = 10.764 Sq.Ft.)

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# SPECIFICATIONS Villa - VD, VE, VF

S.No.	Location	Description	Specification	Material
1.	LIVING/ DINING ROOM	FLOOR		1200X600 PREMIUM QUALITY TILES
		WALL	ALL INTERNAL AREA	PLASTIC PAINT
		CEILING	ALL INTERNAL AREA	POP CORNICE
2.	MULTI PURPOSE ROOM (BASEMENT)	FLOOR	VITRIFIED TILES FLOOR AND SKIRTING	600X600 PREMIUM QUALITY TILES
		WALL	ALL INTERNAL AREA	PLASTIC PAINT
		CEILING	ALL INTERNAL AREA	POP CORNICE
3.	BEDROOMS	FLOOR	VITRIFIED TILES FLOOR AND SKIRTING	600X600 PREMIUM QUALITY TILES
		WALL	ALL INTERNAL AREA	PLASTIC PAINT
		CEILING	ALL INTERNAL AREA	POP CORNICE
4.	DRESSER/ MASTER BEDROOM	FLOOR	VITRIFIED TILES FLOOR AND SKIRTING / LAMINATED WOODEN FLOORING	600X600 PREMIUM QUALITY TILES / LAMINATED WOODEN FLOORING
		WALL	ALL INTERNAL AREA	PLASTIC PAINT
		CEILING	ALL INTERNAL AREA	POP CORNICE
5.	ALL TOILETS	FLOOR	ANTI SKID CERAMIC TILES	300X300 PREMIUM QUALITY TILES
		WALL	DIGITAL CERAMIC WALL TILES TILL 7'-0" IN SHOWER AREA, REST OF AREA -UPTO 3'-0"	600X300 PREMIUM QUALITY TILES
		FITTING & FIXTURES	CP FITTING & CHINAWARE FIXTURE	WALL HUNG W.C. WITH CONCEALED CISTERN & WASH BASIN (MAKE ROCA/KOHLER OR EQUIVALENT)
		CEILING	GRID CEILING	
		COUNTER	GRANITE	
		PIPING WORKS	HOT AND COLD WATER PROVISION	
6.	POWDER ROOM	FLOOR	ANTI SKID CERAMIC TILES	300X300 PREMIUM QUALITY TILES
		WALL	DIGITAL CERAMIC WALL TILES TILL 7'-0"	600X300 PREMIUM QUALITY TILES
		FITTING & FIXTURES	CP FITTING & CHINAWARE FIXTURE	WALL HUNG W.C. WITH CONCEALED CISTERN & WASH BASIN (MAKE ROCA/KOHLER OR EQUIVALENT)
		CEILING	GRID CEILING	

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# SPECIFICATIONS Villa - VD, VE, VF

S.No.	Location	Description	Specification	Material
7.	KITCHEN	FLOOR	ANTI SKID CERAMIC TILES	1200X600 PREMIUM QUALITY TILES
		WALL	DIGITAL CERAMIC WALL TILES 2'-0" ABOVE COUNTER	600X300 PREMIUM QUALITY TILES
		FITTING & FIXTURES	CP FITTING AND SINK	S.S. SINK SINGLE BOWL WITH VEG. BOWL
		COUNTER	GRANITE WORKING PLATFORM	
8.	BALCONY & REAR COURTYARD	COUNTER	WOODEN WORK	
		FLOOR	ANTI SKID CERAMIC TILES	150X600 PREMIUM QUALITY TILES
9.	BALCONY	RAILING		SS. RAILING WITH GLASS 304 GRADE
10.	VERANDAH	FLOOR	ANTI SKID CERAMIC TILES	150X600 PREMIUM QUALITY TILES
11.	STAIRCASE	FLOOR	GRANITE	
		RAILING	ALL INTERNAL AREA	SS. RAILING
12.	DOOR	MAIN DOOR	HARDWOOD FRAME MAIN TEAK PANEL DOOR	
		ALL INTERNAL DOORS	HARDWOOD FRAME WITH PRE-LAMINATED FLUSH DOOR	
13.	EXTERNAL DOORS & WINDOWS		UPVC	
14.	TERRACE	FLOOR	ANTI SKID CERAMIC TILES	300X300 PREMIUM QUALITY TILES
15.	BASEMENT PARKING	FLOOR	INTER-LOCKING TILES/ CONCRETE FLOOR	ISI MARK
16.	ELECTRICAL		PREMIUM QUALITY MOULDED MODULER SWITCHES & SOCKETS, WIRING (COPPER)	ISI MARK
17.	SECURITY		ENTRANCE LOCK VIDEO DOOR BELL	

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# SPECIFICATIONS Villa - VB, VC

S.No.	Location	Description	Specification	Material
1.	LIVING/ DINING ROOM/ GF LOBBY	FLOOR	VITRIFIED TILES FLOOR AND SKIRTING	1200X600 PREMIUM QUALITY TILES
		WALL	ALL INTERNAL AREA	PLASTIC PAINT
		CEILING	ALL INTERNAL AREA	POP PUNNING WITH CORNICE
2.	LIFT	ELEVATOR	3- 4 PAX CAPACITY WITH STANDARD FINISH	
		LIFT FRONT	STONE CLADDING ON LIFT AMBS, & PAINT FINISH,	
3.	FAMILY LOUNGE, POOJA, 1ST FLOOR LOBBY, 2ND FLOOR LOBBY & 3RD FLOOR LOBBY	FLOOR	VITRIFIED TILES FLOOR AND SKIRTING	600X600 PREMIUM QUALITY TILES
		WALL	ALL INTERNAL AREA	PLASTIC PAINT
		CEILING	ALL INTERNAL AREA	POP PUNNING WITH CORNICE
4.	HOME THEATER/GYM -	FLOOR	VITRIFIED TILES FLOOR AND SKIRTING / LAMINATED WOODEN FLOORING	600X600 PREMIUM QUALITY TILES / LAMINATED WOODEN FLOORING
		WALL	ALL INTERNAL AREA	PLASTIC PAINT
		CEILING	ALL INTERNAL AREA	POP PUNNING WITH CORNICE
5.	MULTI PURPOSE ROOM	FLOOR	VITRIFIED TILES FLOOR AND SKIRTING	600X600 PREMIUM QUALITY TILES
		WALL	ALL INTERNAL AREA	POP PUNNING WITH CORNICE
		CEILING	ALL INTERNAL AREA	POP PUNNING WITH CORNICE
6.	BEDROOMS AND 3RD FLOOR STORE	FLOOR	VITRIFIED TILES FLOOR AND SKIRTING	600X600 PREMIUM QUALITY TILES
		WALL	ALL INTERNAL AREA	PLASTIC PAINT
		CEILING	ALL INTERNAL AREA	POP PUNNING WITH CORNICE
		WOODWORK	ALL INTERNAL AREA	WARDROBE
7.	MASTER BEDROOM	FLOOR	VITRIFIED TILES FLOOR AND SKIRTING/ LAMINATED WOODEN FLOORING	600X600 PREMIUM QUALITY TILES/LAMINATED WOODEN FLOORING
		WALL	ALL INTERNAL AREA	PLASTIC PAINT
		CEILING	ALL INTERNAL AREA	POP PUNNING WITH CORNICE
		WOODWORK	ALL INTERNAL AREA	WARDROBE
8.	ALL TOILETS	FLOOR	ANTI SKID CERAMIC TILES	300X300 PREMIUM QUALITY TILES
		WALL	DIGITAL CERAMIC WALL TILES TILL 7'-0"	600X300 PREMIUM QUALITY TILES
		FITTING & FIXTURES	CP FITTING & CHINAWARE FIXTURE	WALL HUNG W.C. & WASH BASIN ABOVE COUNTER (ROCA/ KOHLER OR EQUIVALENT)
		CEILING	GRID CEILING	
		COUNTER	GRANITE	
9.	POWDER ROOM	FLOOR	ANTI SKID CERAMIC TILES	300X300 PREMIUM QUALITY TILES
		WALL	DIGITAL CERAMIC WALL TILES TILL 7'-0"	600X300 PREMIUM QUALITY TILES
		FITTING & FIXTURES	CP FITTING & CHINAWARE FIXTURE	WALL HUNG W.C. & WASH BASIN ROCA, KOHLER OR
		COUNTER	GRANITE	
		CEILING	GRID CEILING	

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# SPECIFICATIONS Villa - VB, VC

S.No.	Location	Description	Specification	Material
10.	SERVANT ROOM	FLOOR	CERAMIC FLOOR TILES	300X300 PREMIUM QUALITY TILES
		WALL	ALL INTERNAL AREA	PLASTIC PAINT
		CEILING	ALL INTERNAL AREA	POP PUNNING WITH CORNICE
11.	SERVANT ROOM TOILET	FLOOR	CERAMIC FLOOR TILES	300X300 PREMIUM QUALITY TILES
		WALL	DIGITAL CERAMIC WALL TILES TILL 7'-0"	300X300 PREMIUM QUALITY TILES
		CEILING	ALL INTERNAL AREA	GRID CEILING
12.	KITCHEN	FLOOR	FLOOR ANTI SKID CERAMIC TILES	1200X600 PREMIUM QUALITY TILES
		WALL	DIGITAL CERAMIC WALL TILES 2'-0" ABOVE	600X300 PREMIUM QUALITY TILES
		FITTING & FIXTURES	CP FITTING AND SINK	SS SINK SINGLE BOWL WITH VEG. BOWL
		COUNTER	GRANITE WORKING PLATFORM	
		WOODEN	FULL MODULAR KITCHEN WITH HOB, CHIMNEY	
13.	PANTRY 2NDFLOOR	UTILITY	CP FITTING AND SINK	SS SINK SINGLE BOWL
		FLOOR	ANTI SKID CERAMIC TILES	600X600 PREMIUM QUALITY TILES
		WALL	DIGITAL CERAMIC WALL TILES 2'-0" ABOVE	600X300 PREMIUM QUALITY TILES
14.	BALCONY	FITTING & FIXTURES	CP FITTING AND SINK	SS SINK SINGLE BOWL
		COUNTER	GRANITE	
		WOODEN	GRANITE	
15.	VERANDAH	FLOOR	ANTI SKID CERAMIC TILES	600X600 PREMIUM QUALITY TILES
		WALL	DIGITAL CERAMIC WALL TILES 2'-0" ABOVE	600X300 PREMIUM QUALITY TILES
		FITTING & FIXTURES	CP FITTING AND SINK	SS SINK SINGLE BOWL
16.	STAIRCASE	COUNTER	GRANITE	
		FLOOR	ANTI SKID CERAMIC TILES	150X600 PREMIUM QUALITY TILES
		WOODEN TEXTURE	WOODEN TEXTURE	SS. RAILING WITH GLASS 304 GRADE
17.	DOOR	RAILING	ALL INTERNAL AREA	SS. RAILING
		MAIN DOOR	HARDWOOD FRAME TEAKWOOD PANEL DOOR	
		ALL INTERNAL DOORS	HARDWOOD FRAME WITH PRELAMINATED FLUSH DOOR	
18.	EXTERNAL DOORS & WINDOWS	SERVANT	HARDWOOD FRAME WITH PRELAMINATED FLUSH	
		UPVC		
		UPVC		
19.	TERRACE	FLOOR	ANTI SKID CERAMIC TILES	300X300 PREMIUM QUALITY TILES
20.	PARKING AREA	FLOOR	INTER-LOCKING TILES/ CONCRETE	ISI MARK
21.	ELECTRICALS		PREMIUM QUALITY MOULDED MODULER SWITCHES & SOCKETS, WIRING (COPPER)	ISI MARK
22.	AC	GROUND	SPLIT AC IN LIVING DINING (WITHOUT TRANSFORMER)	ISI MARK
		UPPER FLOORS	SPLIT AC IN BED ROOMS (WITHOUT TRANSFORMER)	ISI MARK
23.	SECURITY		ENTRANCE LOCK WITH VIDEO DOOR BELL	

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