PATLIPUTRA

SIGNATURE PARK

FOR THE UNSTOPPABLE YOU!

STRATEGIC PARTNER

HavenHub Infra



SHAPING THE BLUEPRINT OF THE FUTURE

For 35 years, this group has excelled in real estate across Ranchi, Patna, Jaipur, and beyond, delivering exceptional residential, shopping mall, and IT projects.

With a decade of experience, the group is rapidly expanding in healthcare and hospitality. It has a strong presence in Patna and Ranchi, growing its healthcare services in other cities across India. In hospitality, the group operates hotels in Patna, Ranchi, Gaya, and Nalanda, known for excellent service, and is now opening new hotels nationwide to provide quality hospitality to more guests.





FOR THE UNSTOPPABLE YOU!

- STRATEGICALLY LOCATED ON YAMUNA EXPRESSWAY ADJOINING GREEN BELT
- IN CLOSE PROXIMITY TO THE UPCOMING INTERNATIONAL FILM CITY.
- WELL - CONNECTED TO THE UPCOMING NOIDA INTERNATIONAL AIRPORT, JEWAR

Designed for those who push boundaries and redefine success, these spaces fuel ambition and inspire greatness.

Whether it's a luxurious home, a dynamic retail space, an innovative IT park, or a business suite, each space empowers your journey. For the visionaries and achievers.

These are the spaces for the Unstoppable You!



THE MOST THRIVING INVESTMENT HOTSPOT

- STRATEGIC CONNECTIVITY
- GROWTH IN INDUSTRIAL HUBS
- PLANNED INFRASTRUCTURE
- RECREATIONAL AND LIFESTYLE ATTRACTIONS

The Yamuna Expressway is rapidly transforming into a prime investment hub, driven by key projects like upcoming Jewar International Airport, Film City, industrial plants, IT hubs, and a semiconductor plant. These developments are boosting growth, connectivity, and turning the region into a center for innovation—making it the best investment opportunity for future-ready investors.





NOIDA INTERNATIONAL AIRPOT JEWAR



UPCOMING NOIDA FILM CITY



LOGISTIC HUB



APPAREL PARK

AT THE EPICENTRE OF PROGRESS



TOY CITY



PATANJALI FOOD PARK



METRO COACH FACTORY



FURNITURE HUB



BUDDHA INTERNATIONAL CIRCUIT



HOSPITALITY INDUSTRIES



NOIDA INTERNATIONAL UNIVERSITY



VIVO MOBILE MANUFACTURING UNIT



GALGOTIAS UNIVERSITY



DOXIN



GAUTAM BUDDHA UNIVERSITY



AMUSEMENT PARK



SEAMLESS CONNECTIONS FOR MODERN LIVING

- METRO STATION - 2 MINS.
- GAUTAM BUDH UNIVERSITY - 4 MINS.
- NOIDA INT. AIRPORT - 10 MINS.
- FNG CORRIDOR - 5 MINS.
- PARI CHOWK - 2 MINS.
- DND - 18 MINS.

- BUDDH INT. CIRCUIT - 5 MINS.
- NOIDA FILMCITY - 15 MINS.
- SUPER SPECIALITY HOSPITAL
- 5 STAR HOTELS
- ADVENTURE TOURISM
- & MANY MORE

At the forefront of progress, this development offers seamless connections that define modern living. Strategically positioned for easy access to transportation, commercial hubs, and recreational facilities, this vibrant community enhances daily life. Residents enjoy a perfect blend of work, leisure, and social engagement, making it an ideal environment for families and professionals alike. Experience the future of connected living where every opportunity is just a step away.

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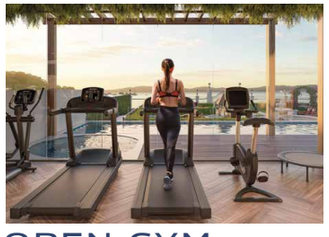




3 TIER
SECURITY



24X7 POWER
BACKUP



OPEN GYM



CCTV
SURVEILLANCE



LANDSCAPED
GARDEN

AT THE EPICENTRE OF ADVANCED FEATURES



SWIMMING POOL



YOGA DESK



AMPLE PARKING
SPACE



MEDITATION
GARDEN



RESIDENCES

These 1 & 2 BHK residences & studio apartments are designed for modern living, offering well-planned layouts and contemporary finishes. With a range of amenities and a vibrant community, these homes cater to diverse lifestyles, making them ideal for families and professionals. Experience a sanctuary that reflects your aspirations. Welcome home!




GARAGE
7767
ДОСТАВКА
GARAGE



WORLD CLASS RETAIL

Our retail spaces come in various size options, allowing businesses to find the perfect fit for their needs. With contemporary layouts, these versatile spaces are designed to accommodate a range of retail concepts. Located within a vibrant community, they attract foot traffic and provide excellent opportunities for growth. Experience the ideal platform for your retail journey!



IT PARK

These spaces are designed to foster innovation, offering state-of-the-art facilities for tech-driven businesses. With flexible office options in various sizes, they cater to both startups and established companies. Featuring modern infrastructure and high-speed connectivity, this dynamic environment provides ample networking opportunities and access to a skilled talent pool. Experience a hub where creativity meets technology!



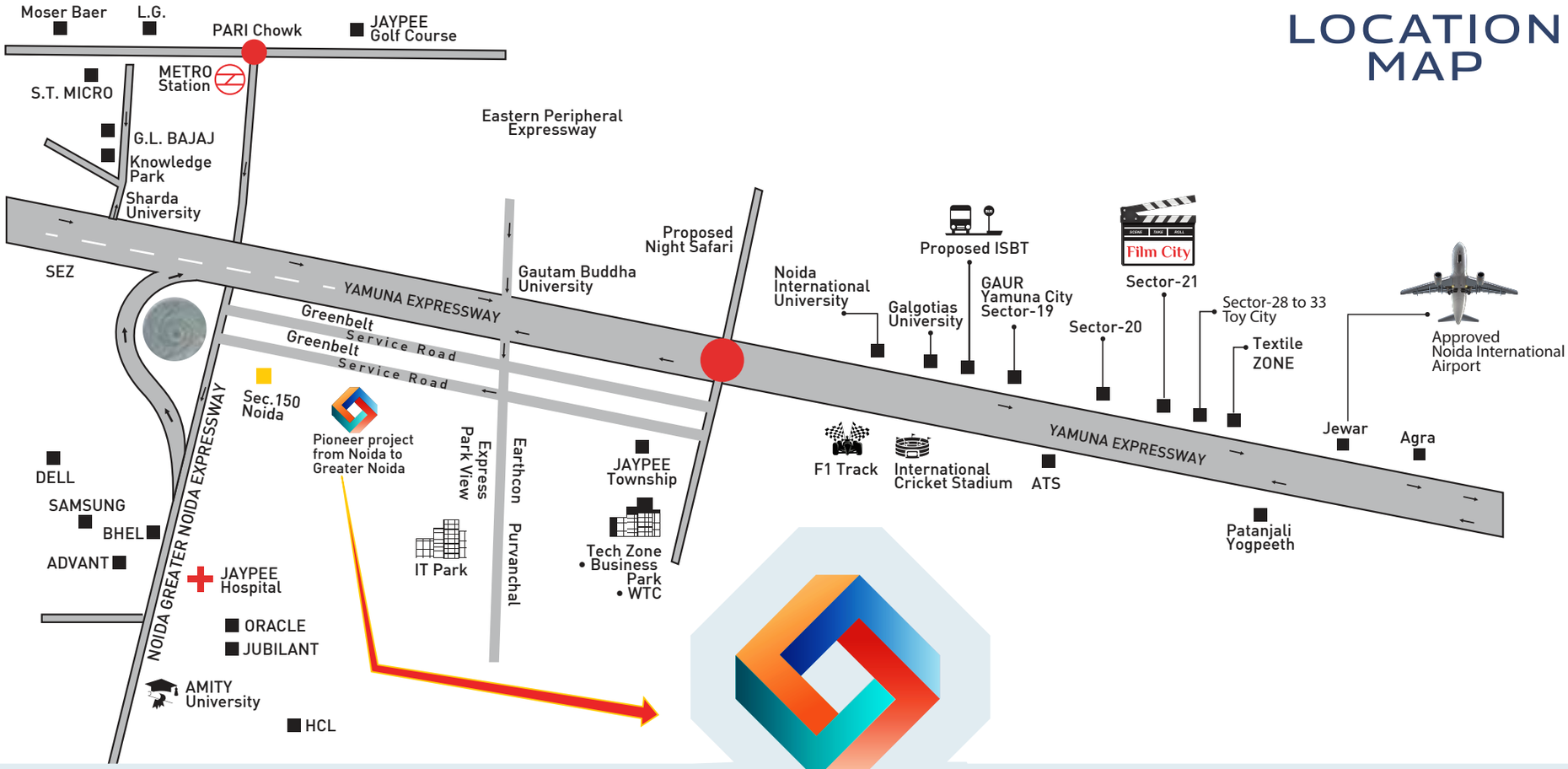




BUSINESS SUITES

Business suites offer a professional environment tailored for modern enterprises. Designed for flexibility, they cater to startups and established companies, providing essential amenities and high-speed connectivity. Located in prime areas, these suites facilitate productivity and collaboration while ensuring easy access to key services and networking opportunities. Experience a workspace that empowers your business to thrive.

LOCATION MAP



Map not to scale

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SIGNATURE PARK

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LOWER GROUND FLOOR PLAN

COMMERCIAL IT PARK



All specifications, designs, layout, images, conditions are only indicative and some of these can be changed at the discretion of the builder/architect/authority.
These are purely conceptual and constitute no legal offerings. 1sqm = 10.764 sq. ft.

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GROUND FLOOR PLAN

COMMERCIAL IT PARK

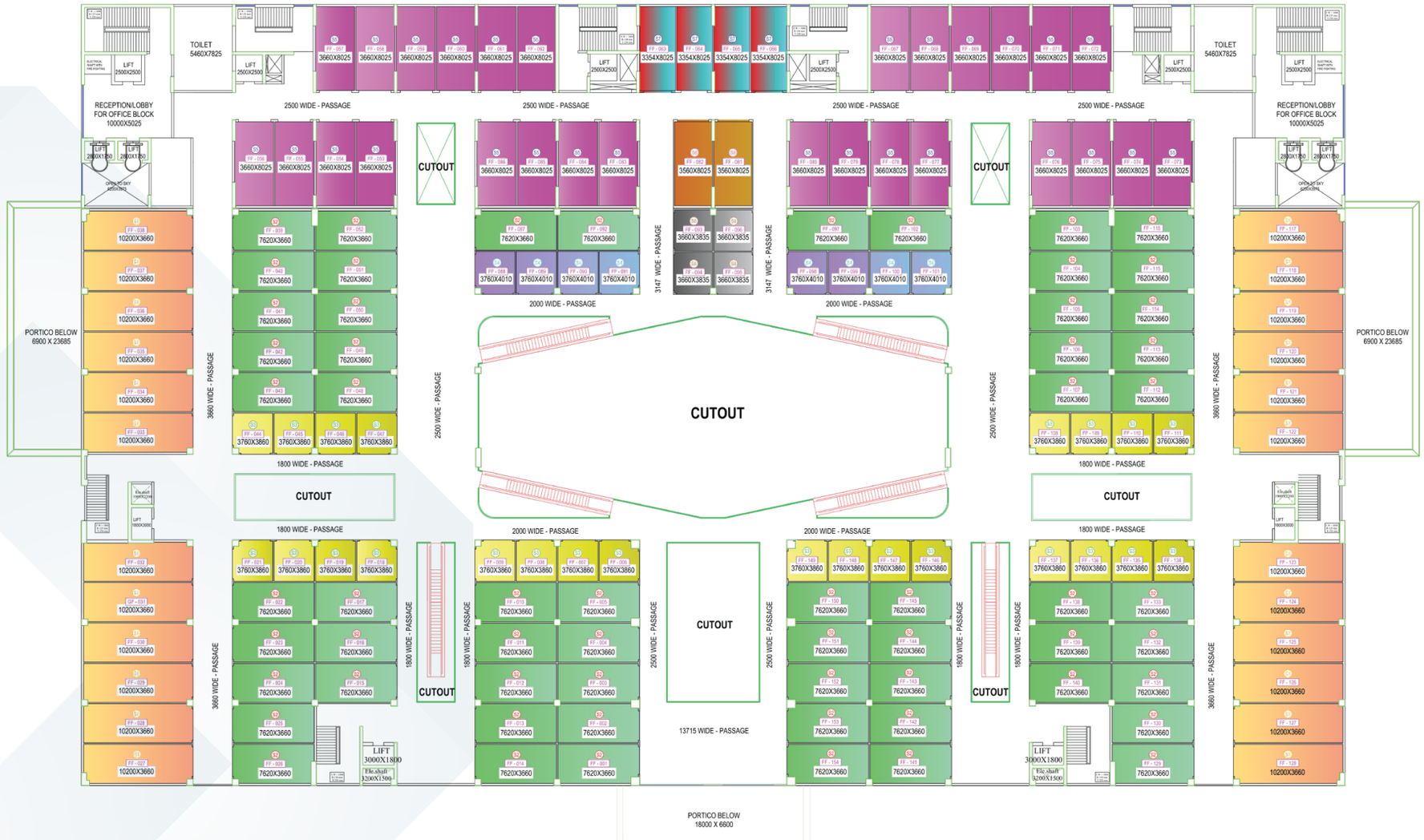


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FIRST FLOOR PLAN

COMMERCIAL IT PARK

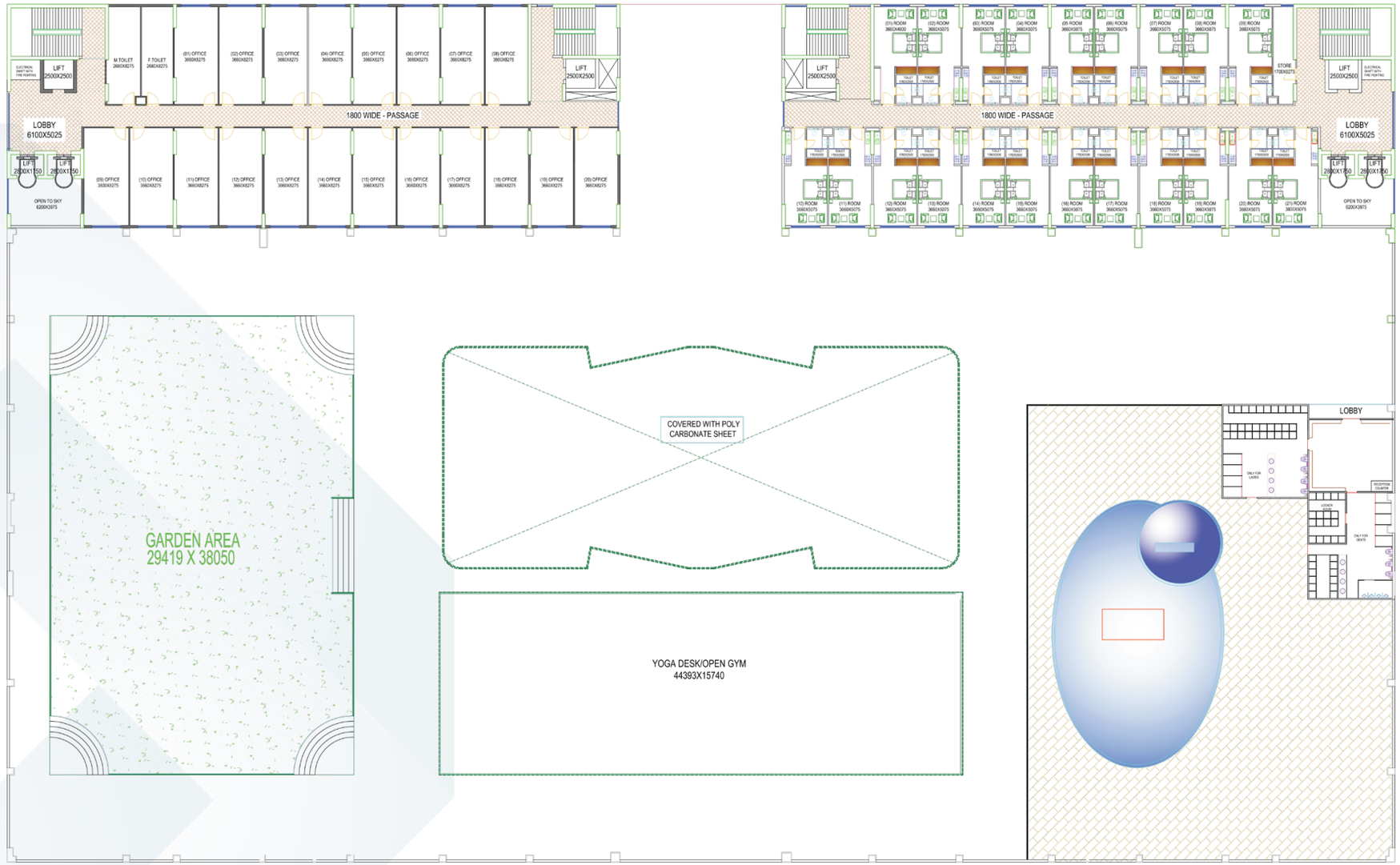


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SECOND FLOOR PLAN

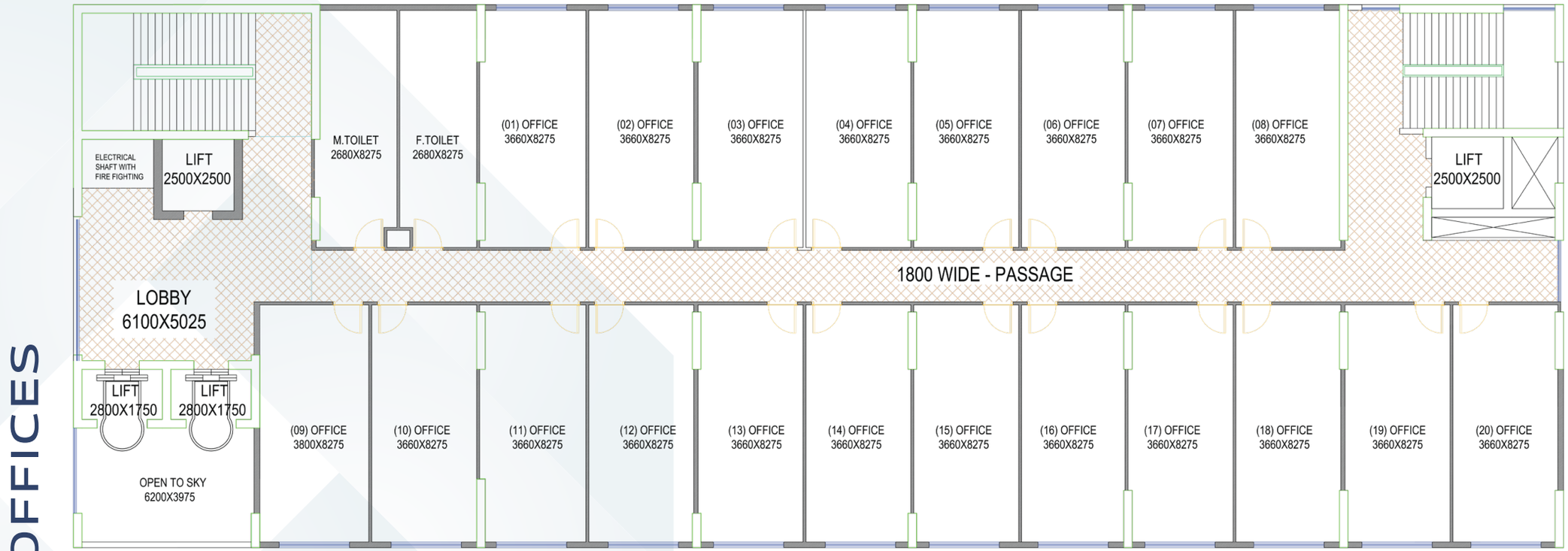
STUDIO & OFFICE



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4TH TO 18TH FLOOR PLAN

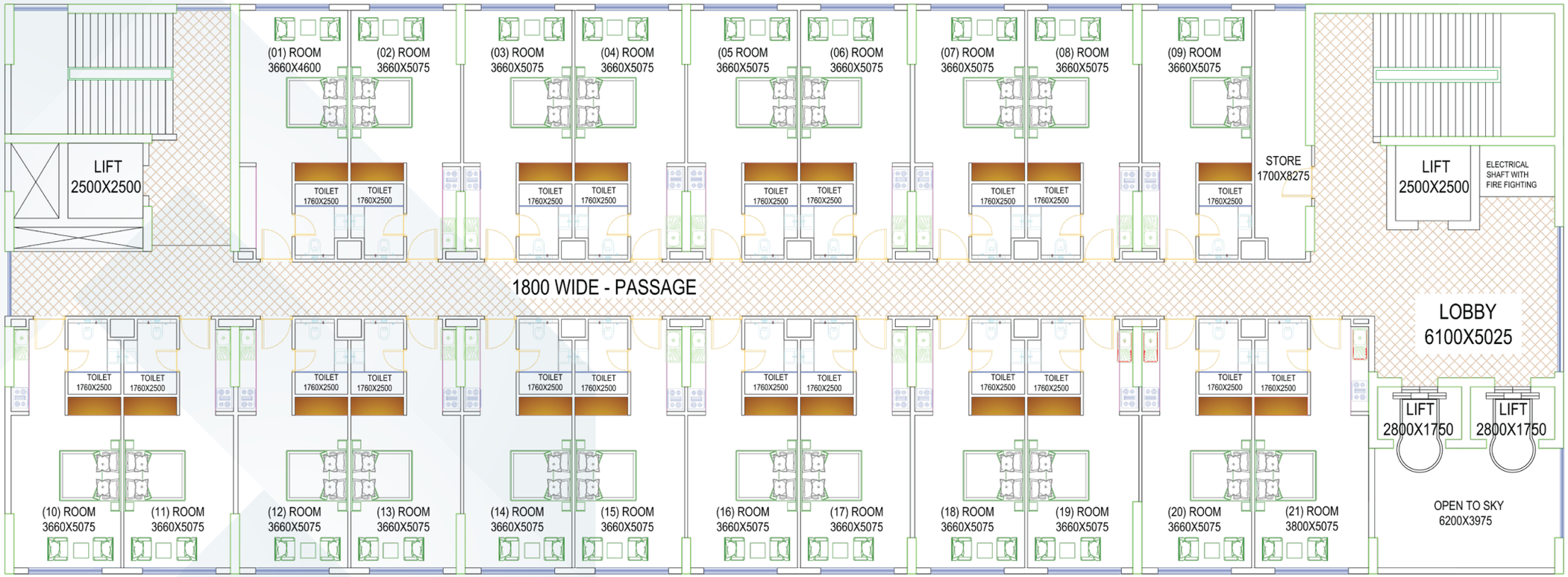


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PATLIPUTRA
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4TH TO 18TH FLOOR PLAN

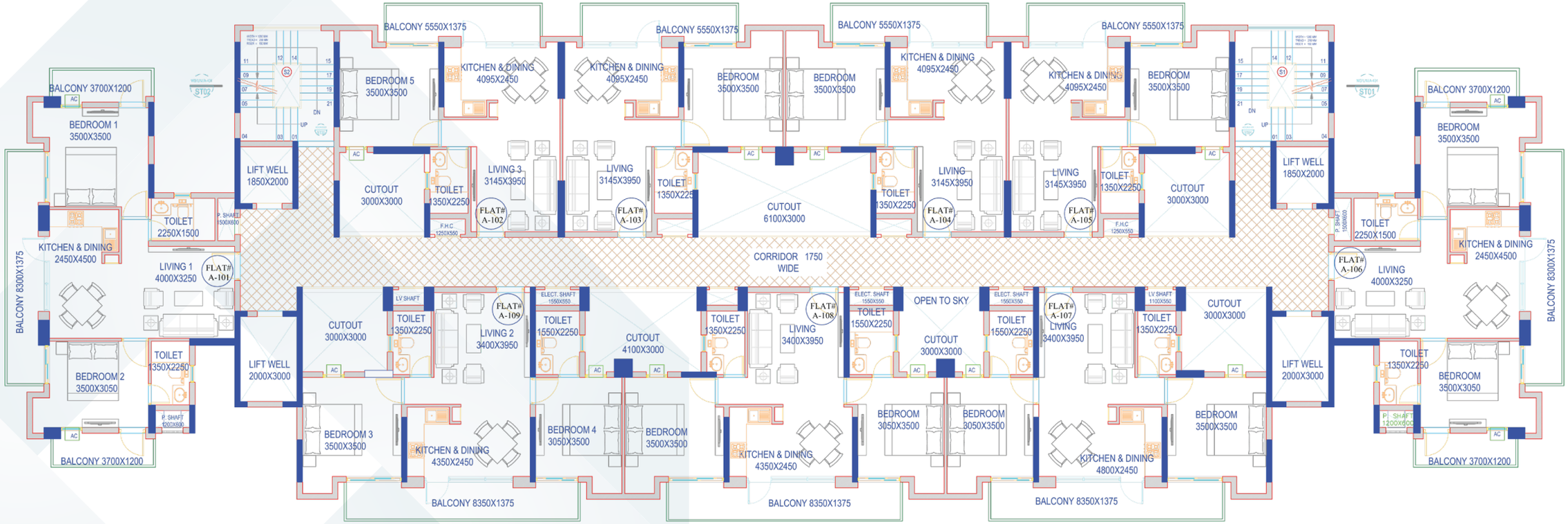
STUDIO



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1ST TO 24TH FLOOR PLAN
RESIDENTIAL TOWER A



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PATLIPUTRA SIGNATURE PARK

AREA STATEMENT

LOWER GROUND FLOOR BUILT UP AREA					
S.NO.	SHOP TYPE	CARPET AREA(SFT)	SUPER BUILT-UP AREA(SFT)	NO. OF SHOPS	TOTAL AREA
1	S(1)	402	764	24	18331
2	S(2)	300	570	60	34200
3	S(3)	156	296	24	7114
4	S(4)	162	308	8	2462
6	S(5)	316	600	28	16811
7	S(6)	308	585	2	1170
8	S(7)	270	513	2	1026
9	S(8)	155	295	4	1178
TOTAL		2069	3931	152	82293
UPPER GROUND FLOOR BUILT UP AREA					
S.NO.	SHOP TYPE	CARPET AREA(SFT)	SUPER BUILT-UP AREA(SFT)	NO. OF SHOPS	TOTAL AREA
1	S(1)	402	764	24	18331
2	S(2)	300	570	60	34200
3	S(3)	156	296	24	7114
4	S(4)	162	308	8	2462
5	S(5)	316	600	28	16811
6	S(6)	308	585	2	1170
7	S(7)	290	551	4	2204
8	S(8)	155	295	4	1178
TOTAL		2089	3969	154	83471
FIRST FLOOR BUILT UP AREA					
S.NO.	SHOP TYPE	CARPET AREA(SFT)	SUPER BUILT-UP AREA(SFT)	NO. OF SHOPS	TOTAL AREA
1	S(1)	402	764	24	18331
2	S(2)	300	570	60	34200
3	S(3)	156	296	24	7114
4	S(4)	162	308	8	2462
5	S(5)	316	600	28	16811
6	S(6)	308	585	2	1170
7	S(7)	290	551	4	2204
8	S(8)	155	295	4	1178
TOTAL	SECOND FLOOR	2089	3969	154	83471
SECOND FLOOR &4TH TO 18 TH FLOOR					
S.NO.	OFFICE TYPE	CARPET AREA(SFT)	SUPER BUILT-UP AREA(SFT)	NO. OF FLOOR	TOTAL AREA
1	OFFICE (1)	326	571	18	10269
2	OFFICE(2)	326	571	18	10269
3	OFFICE (3)	326	571	18	10269
4	OFFICE (4)	326	571	18	10269
5	OFFICE (5)	326	571	18	10269
6	OFFICE (6)	326	571	18	10269
7	OFFICE (7)	326	571	18	10269
8	OFFICE (8)	326	571	18	10269
9	OFFICE (9)	338	592	18	10647
10	OFFICE (10)	326	571	18	10269
11	OFFICE (11)	326	571	18	10269
12	OFFICE (12)	326	571	18	10269
13	OFFICE (13)	326	571	18	10269
14	OFFICE (14)	326	571	18	10269
15	OFFICE (15)	326	571	18	10269
16	OFFICE (16)	326	571	18	10269
17	OFFICE (17)	326	571	18	10269
18	OFFICE (18)	326	571	18	10269
19	OFFICE (19)	326	571	18	10269
20	OFFICE (20)	326	571	18	10269
TOTAL	TOTAL	6532	11431	360	205758
SECOND FLOOR &4TH TO 18 TH FLOOR					
S.NO.	ROOMS TYPE	CARPET AREA(SFT)	SUPER BUILT-UP AREA(SFT)	NO. OF FLOOR	TOTAL AREA
1	ROOM(1)	318	557	18	10017
2	ROOM(2)	322	564	18	10143
3	ROOM(3)	322	564	18	10143
4	ROOM(4)	322	564	18	10143
5	ROOM(5)	322	564	18	10143
6	ROOM(6)	322	564	18	10143
7	ROOM(7)	322	564	18	10143
8	ROOM(8)	322	564	18	10143
9	ROOM(9)	322	564	18	10143
10	ROOM(10)	322	564	18	10143
11	ROOM(11)	322	564	18	10143
12	ROOM(12)	322	564	18	10143
13	ROOM(13)	322	564	18	10143
14	ROOM(14)	322	564	18	10143
15	ROOM(15)	322	564	18	10143
16	ROOM(16)	322	564	18	10143
17	ROOM(17)	322	564	18	10143
18	ROOM(18)	322	564	18	10143
19	ROOM(19)	322	564	18	10143
20	ROOM(20)	322	564	18	10143
21	ROOM(21)	335	586	18	10553
TOTAL	TOTAL	6771	11849	378	213287
					668279

COMMERCIAL TOWER B

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RESIDENTIAL TOWER A

AREA STATEMENT

FIRST FLOOR TO 24TH FLOOR FLOOR BUILT UP AREA								
S.NO.	RESIDENTIAL	TYPE	CARPET AREA(SFT)	BALCONY AREA	BUILT UP AREA(SFT)	SUPER BUILT-UP AREA(SFT)	NO. OF FLATS	TOTAL AREA
1	101	2 BHK	662.27	199.92	931	1164	24	27930
2	102	1 BHK	453.21	54.35	571	714	24	17130
3	103	1 BHK	453.21	54.35	571	714	24	17130
4	104	1 BHK	453.21	54.35	571	714	24	17130
5	105	1 BHK	453.21	54.35	571	714	24	17130
6	106	2 BHK	662.27	199.92	931	1164	24	27930
7	107	2 BHK	647.32	114.59	829	1036	24	24870
8	108	2 BHK	647.32	114.59	829	1036	24	24870
9	109	2BHK	647.32	114.59	829	1036	24	24870
TOTAL			**5079**	**961**	**6633**	**8291**	**216**	**174120**

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