

With a vision of turning dreams into reality,  
we embarked upon a journey in real estate.

In 30 years since inception, Omaxe - the  
institution has indeed come up a long way.  
Having started from scratch, Omaxe Ltd. today  
is one of the largest and the most trusted real  
estate companies in the country. Undoubtedly  
the trust and support of all our customers  
and the determination and commitment of  
the company has played a pivotal role in the  
success.

During our journey, we have accomplished  
several milestones. We have delivered over 109  
million sq. ft., thus becoming the second only  
company in India to achieve the feat.

# Own More Than Just a Home

Owning a home is not enough, owning a holistic life is. Omaxe New Chandigarh brings a lifestyle that is not just about the four walls of your home, but the world outside.. where you live a full life.



Creative Representation



# Omaxe New Chandigarh: Your Gateway to Everything!

At the centre of New Chandigarh, spread over 750 acres & expanding, built to provide a full life and not just a home. It is an impeccable integrated township that has earned an unparalleled reputation for affordable yet luxurious projects, unique architectural landmarks and a wide selection of the finest residential, retail and office spaces. With 4,500 residents already living here, it caters to the needs of each and every individual residing there.



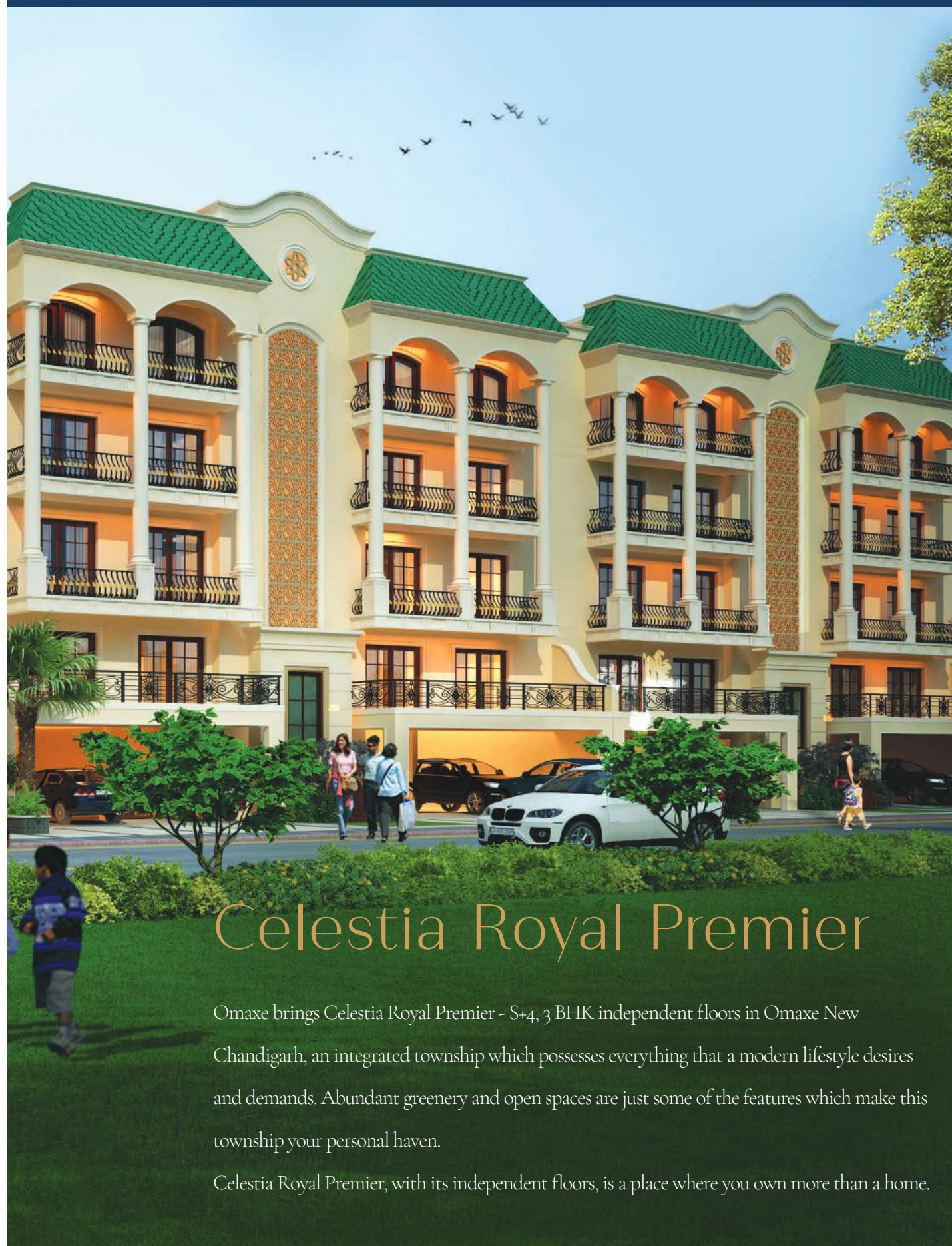
- » Minutes away from sector 17 and PGI » Close proximity to the upcoming metro station & bus stand
- » Educity and Medicity coming up in the vicinity





Artistic Impression





# Celestia Royal Premier

Omaxe brings Celestia Royal Premier - S+4, 3 BHK independent floors in Omaxe New Chandigarh, an integrated township which possesses everything that a modern lifestyle desires and demands. Abundant greenery and open spaces are just some of the features which make this township your personal haven.

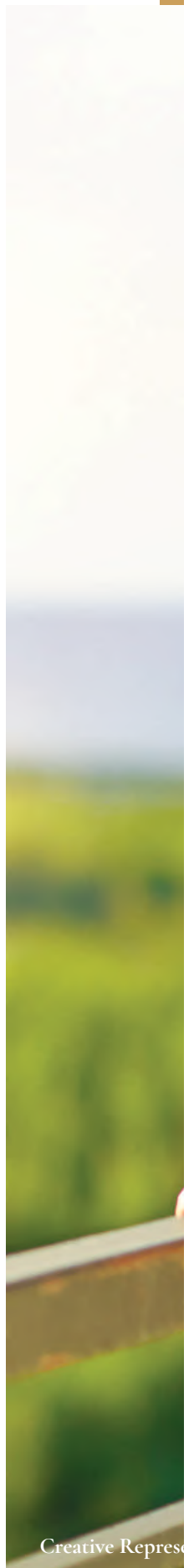
Celestia Royal Premier, with its independent floors, is a place where you own more than a home.

er comprises two RERA Registered Projects - Integrated Residential Township Phase - 3B & Integrated Residential Township Phase - 3C

# Own your Ambience

The backdrop in which you exist, defines you to the world at large. A home reflects your standing and taste. After the mega success of Celestia Royal which is already sold out, Omaxe Celestia Royal Premier offers you a lifestyle few can claim. Set against the pleasing backdrop of expansive vistas, the façade is a perfect amalgamation of modern yet classical architecture surrounded by a mix of high and low rise developments.

Own your ambience as you look around, smell the air, feel the sky and let your soul and spirit fly!



Creative Represent









Creative Representation

# Own your Happiness

Immense open spaces with lush greenery is undeniable food for the soul. Fresh oxygen from the trees and the vision of landscaped greens is enough to revive your lungs and unclench all that stress that has been storing up over the years. Take a walk along the water bodies dotting the expansive open spaces, to calm the mind and rejuvenate the body. Or simply spend some time in the many thematic parks with open gyms and cafes.

Relax, unwind and own your happiness!



» Red Maple Park » Pine Wood Park

» Sports Park » Golden Bird Park



Parks to be commonly enjoyed with other residents of township





Creative Representation



# Own your Fun

Everybody wants to have fun, whether they are studying, working or simply staying at home. With recreational activities catering to the needs of every age group, you and your loved ones can spend quality time having fun in many different ways. The township has a clubhouse where you can unwind with friends, swimming pools with jacuzzis to replenish your body, mind and soul and an upcoming adventure park with amazing rides to unleash the child within. A wonderful variety of restaurants and cafes are also present, where you can dine with your family and try new delicacies and all time favourite dishes to satisfy all your food cravings.

With so many options for recreation, enjoy a better quality of life and own your fun!



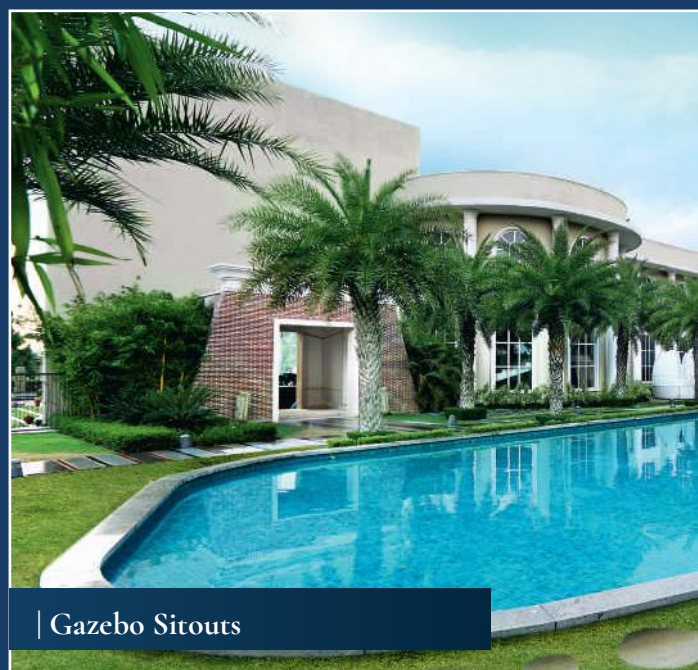
» Yoga/ Music Room » Banquet Hall » Library » Guest Rooms » Table Tennis » Card Room  
» Squash Court » Skating Ring » Basketball Court » Badminton Court  
» Adventure Park\* » Restaurants » Meditation Den

**\*Part of Future Development**





| Tennis Court



| Gazebo Sitouts



| Water Fountain



| Cricket Pitch



| Kids Play Area





These are actual photos of Integrated Township Clubhouse



# Specifications



## Living / Dining / Family Room

Flooring: Italian Marble | Walls: Plastic Emulsion | Ceiling: OBD |

Air Conditioner: Provision of Split AC fitting; AC Units (at extra cost)



## Master Bedroom

Flooring: Lamination Wooden Flooring | Wall Finishes: Plastic Emulsion | Ceiling: OBD |

Wardrobe: Laminated Wooden Cupboard | Air Conditioner: Provision of Split AC fitting ; AC Units (at extra cost)



## Other Bedrooms

Flooring: Vitrified Tiles Flooring | Wall Finishes: Plastic Emulsion | Ceiling: OBD |

Wardrobe (Optional): Laminated Wooden Cupboard (At Extra Cost) | Air Conditioner: Provision of Split AC fitting ; AC Units (at extra cost)



## Toilets

Flooring: Anti- Skid Tiles / Ceramic Tiles | Dado: Tiles upto Ceiling height | Wall

Finishes: Plastic Emulsion | Ceiling: OBD | Fittings: European WC, Wash Basin, Mirror, Shower, Exhaust Fan and Geyser (20 Lt.): Racold or Equivalent



## Balcony

Flooring: Anti- Skid Tiles / Ceramic Tiles | Wall Finishes: Water Proofing external paint |

Ceiling: Water Proofing external paint | Railing: M S Railing



## Kitchen

Modular Kitchen: Modular Kitchen | Chimney and Hob: Faber or Equivalent | Water Purifier (RO): Kent or Equivalent | Geyser (Instant 3 Lt.): Racold or Equivalent | Flooring: Anti Skid Tiles / Ceramic Tiles | Dado: Tiles upto 2ft above the counter | Wall Finishes: Plastic Emulsion | Ceiling: OBD | Counter: Granite | Exhaust Fan



## Staircase

Riser & Treads: Granite | Wall Finishes: Plastic Emulsion | Ceiling: OBD | Railing: M S Railing



## Door & Window

Main Entrance Door: Flush Door with Both Side Lamination | Other Doors: Skin Molded Doors | Windows/Ventilators: Upvc/Wooden/Aluminum



## Electrical Fitting

Modular Switches | Sockets | Copper Wiring | Fans: Bajaj/Khairan/Havells or equivalent



## Power Back-up\*

Min. 3KVA & Max. 6KVA per floor \*(to be governed by price list)



## Car Parking\*

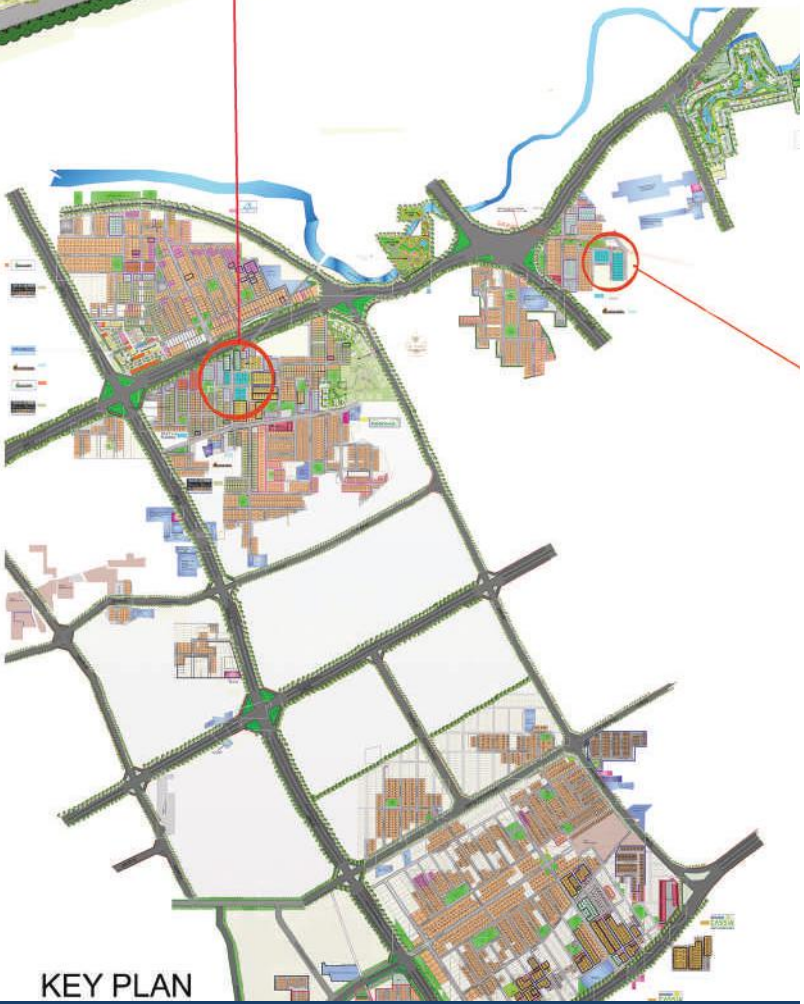
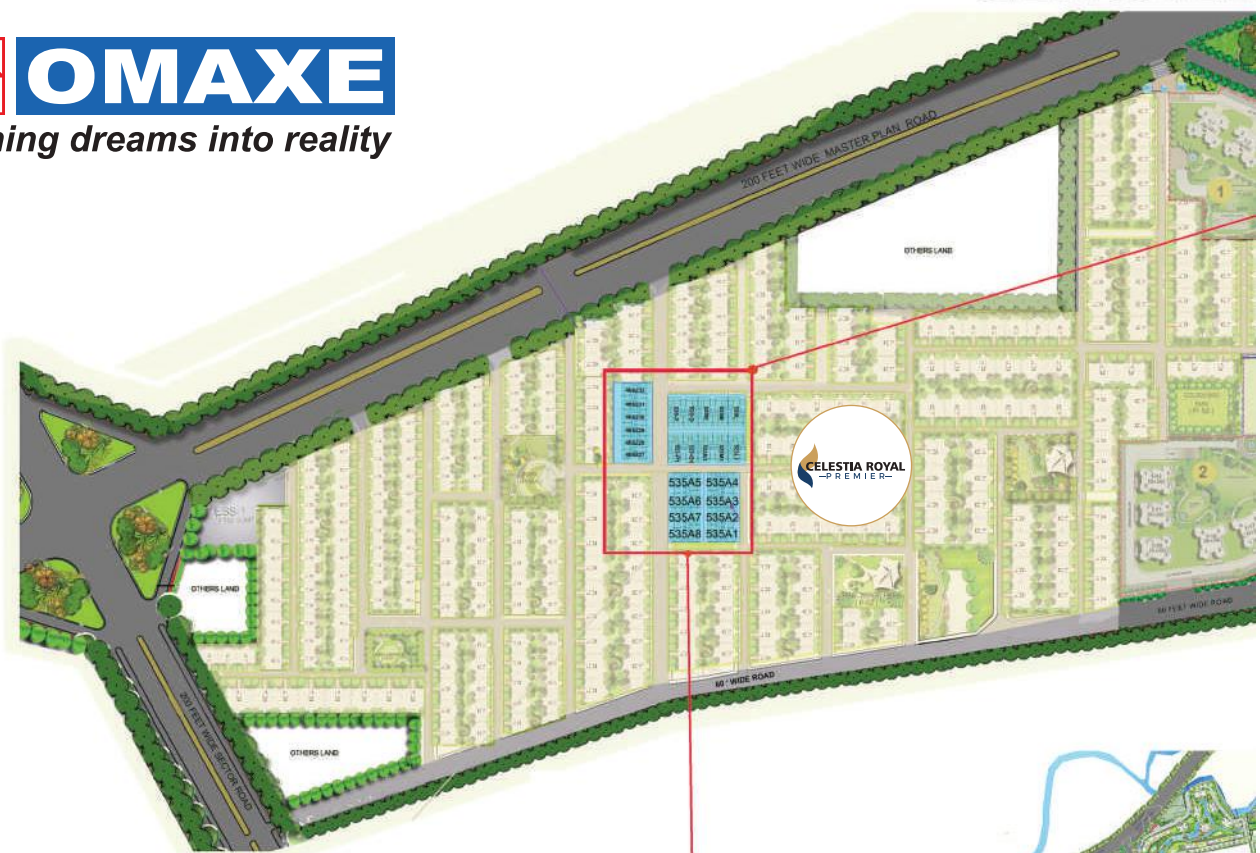
1 Car Parking with provision for 1 additional Parking in Stilt \*(to be governed by price list)



# Site Plan: Celestia Royal Premier



SITE LAYOUT PLAN



KEY PLAN





# OMAXE

## Presence Across India

Today Omaxe is present across 8 States and 27 cities and possesses a diversified product portfolio that includes Integrated Townships, Hi-Tech Townships, Group Housing, Shopping Malls, Office Spaces, SCOs and Hotels. It is currently developing 36 real estate projects including I I Group Housing, 16 Townships, 9 Commercial Malls, Office spaces, Hotels and SCOs.

Guided by its founding values of delivering quality, excellent real estate spaces, ensuring customer satisfaction and redefining lifestyle. Omaxe, a BSE & NSL listed company has over the years made a mark with some landmark projects and engineering marvels.

Sensing an opportunity in Tier II and III cities, the company made a conscious decision to venture into States like Uttar Pradesh, Madhya Pradesh, Punjab, Haryana, Uttarakhand, Rajasthan, Delhi, Himachal Pradesh to name a few and has immensely contributed in the socio-economic development of these cities. Since inception, the company has gained utmost trust and confidence of the people — an incredible reflection of the initial public offer of the company which was oversubscribed dose to 70 times in 2007!

