

THE EXOTIC WORLD of SIKKA KARNAM GREENS



2/3/4 BHK Apartments & Penthouses

Sec 143B @ Expressway & FNG, Noida





SHINING LINEAGE

After having established itself in the year 1986, within a period of over 36 years Sikka has Today gone on to Become a Multilocational & Multifaceted Organization & in the Process has constituted Strong Roots & Presence Across India.

Ever since its inception, Sikka has been Pushing the Boundaries to Create Spaces that are Unrivalled in Luxury, Stature and Design, with a keen eye on the Future & a Sound knowledge base of the global business Environment & Trends.

Today Sikka has a footprint of over 10 million sq. ft. of Built-up Area under its wings, with Plans to Build another 3 million sq. ft. area by the year 2023.

Along with mega stakes in the Real Estate Arena, Sikka is also a Distinguished Business Entity in the Hospitality Industry & Education.

Moving Forward Sikka is now all geared up to challenge itself, exceed all expectations and usher the New Age India. The Proud India.

Sikka TM KARNAM ਗੁਰਦੇਵਨੰਦ

ACTUAL SITE
PHOTOGRAPH





SCHOOL



- Pathways School - 9.4 KM
- JayPee International School - 14 KM
- Shiv Nadar School - 4.5 KM
- Shri Ram Millennium School - 5.2 KM
- Somerville School - 19 KM
- Bal Bharti School - 18 KM
- Lotus Valley School - 9.6 KM
- JBM Global School - 5.7 KM
- K R Manglam School - 14 KM
- Genesis School - 5.2 KM



HOTELS

- Radisson Blu - 16 KM
- Crowne Plaza - 20 KM
- Park Plaza - 23 KM
- Fortune Inn - 17 KM
- Savoy Suites - 17 KM

**SEC 143B @
EXPRESSWAY
& FNG, NOIDA**

Sec 143B Expressway
& FNG, Noida





HOSPITALS

- Jaypee Hospital - 7.2 KM
- Felix Hospital - 2.7 KM
- Metro Hospital - 18 KM
- Kailash Hospital - 17 KM
- Apollo Hospital - 18 KM



SHOPPING CENTERS

- Great India Palace - 15 KM
- Center Stage Mall - 15 KM
- DLF Galleria - 17 KM
- Spice - 18 KM
- Sector 18 Market - 15 KM
- Sab Mall - 17 KM
- Atta Market - 16 KM
- Ansal Plaza - 13 KM
- MSX Mall - 16 KM
- Mall of India - 15 KM



CORPORATES

- HCL Technologies - 10 KM
- Newgen - 1.8 KM
- Metlife - 5.6 KM
- NSL Techzone etc. - 2 KM
- EXL Technologies - 2 KM
- KPMG - 2.1 KM
- SAMSUNG - 2.1 KM
- TCS - 5.5 KM
- WIPRO - 8.8 KM
- British Telecom Noida - 20 KM
- Convergys - 2.1 KM
- Accenture - 5.1 KM
- Axis House - 8.3 KM

LOCATION HIGHLIGHTS

Strategically located with easy access to prime avenues of Delhi & NCR:

- Metro Station, Sec. 143 - 500 Meters
- Akshardham - 21 KM
- Mahamaya Flyover - 14 KM
- Kalindi Kunj - 15 KM
- Ashram - 23 KM
- Mayur Vihar - 20 KM

SITE LAYOUT





- 1 Entry/Exit
- 2 Entrance Court
- 3 Security
- 5 Drop-off Point
- 6 Water Body & Fountain
- 7 Dedicated Hassle Free Parking
- 8 Landscaped Park
- 9 Conventional Hall
- 10 Swimming Pool
- 11 Children's Play Area
- 12 Badminton Court
- 13 Tennis Court
- 14 Half Basketball Court
- 15 Cricket Net
- 16 Basement Ramp.

	1B+1T (54.81 Sqmt.)
	2B+2T (78.03 Sqmt.)
	2B+2T (87.32 Sqmt.)
	2B+2T+ Sr.T (106.83 Sqmt.)
	3B+2T (116.59 Sqmt.)
	3B+3T+ Sr.T (137.49 Sqmt.)
	4B+4T+ Sr.T (178.37 Sqmt.)
	649 sq. ft.
	924 sq. ft.
	1034 sq. ft.
	1265 sq. ft.
	1380 sq. ft.
	1628 sq. ft.
	2112 sq. ft.



TYPE 1
1BHK + 1T + Living + Dinning
+ Kitchen + Utility + Balcony
SUPER AREA = 649 sq. ft.



TYPE 2

2BHK + 2T + Living + Dinning
+ Kitchen + Utility + Balconies
SUPER AREA = 924 sq. ft.



TYPE 3
2BHK + 2T + Living + Dinning
+ Kitchen + Utility + Balconies
SUPER AREA = 1034 sq. ft.



TYPE 4

2BHK + 3T + STY/SRV + Living + Dinning
+ Kitchen + Utility + Balconies
SUPER AREA = 1265 sq. ft.



TYPE 5
3BHK + 2T + Living + Dining
+ Kitchen + Utility + Balconies
SUPER AREA = 1380 sq. ft.



TYPE 6

3BHK + 4T + STY/SRV + Living + Dining
+ Kitchen + Utility + Balconies
SUPER AREA = 1628 sq. ft.



TYPE 7

4BHK + 5T + STY/SRV + Living + Dinning
+ Kitchen + Utility + Balconies
SUPER AREA = 2112 sq. ft.

SPECIFICATIONS

GENERAL

- Earthquake resistant structure zone IV complaint designed by highly experienced structural engineers

SUPER STRUCTURE

- Sheer wall structure with columns R.C.C slabs & beams with brick wall partitions in between.

FLOORING

- Vitrified tiles in Drawing/Dining/Bedrooms laminated wooden flooring in master bedrooms
- Anti – skid ceramic tiles in kitchen, toilet & balcony. Marble stone in corridor, lift, lobby and staircase

DOOR AND WINDOWS

- External doors & window made of UPVC
- Internal doors in hardwood frames with laminated flush doors
- Entrance door – decorative finish

KITCHEN

- Granite top working platform
- Stainless steel sink
- Ceramic glazed tiles 2 feet above working platform with chrome finish sanitary wares

TOILETS

- Provision for hot and cold water glazed tiles in pleasing colours on walls up to door level
- European WC's washbasins & cisterns in light shade of standard brand. Chrome plated fitting of standard make

INSIDE WALL FINISH

- Inside wall with POP and one concept wall in bed room, acrylic emulsion paint

ELECTRICALS

- Modular and elegant light and power points, cable TV and telephone points in drawing room and master bed room. Copper wires in concealed PVC conduits with MCB

EXTERNAL FINISH / LIFT

- Modern and elegant outer finish with high quality paint/stone with plaster & decorative
- Lobby/Entrance lobby wood/tiles up to 7 feet and texture paint

EXTERNAL FAÇADE

- Exterior with superior paint finish

INTERCOM FACILITY

- Provision of intercom facility in each flat

WATER SUPPLY

- Underground and overhead water tanks with pumps for uninterrupted water supply

PNG GAS PIPELINE

- Provision of gas pipeline infrastructure

HIGH TECH SECURITY

Provision For:

- Hi-tech security system, safety alarm, safety camera
- Ultra High Speed Broadband
- Multiple IPTV connected
- Choice of upgrading your intercom into video intercom
- Choice of multiple satellite channels from across the world
- Integration of common area Wi-Fi & CCTV system

CLUB HOUSE



There will be times when you'll feel like unwinding yourself. There will be times, when you will feel euphoric. For those moments, we have a state-of-the-art club. Refresh yourself at the cafe, revitalize your body at the hi-tech gymnasium and sports zones or relax by the infinity pool right inside it.

AMENITIES



Billiards / Snooker



World Class
Gymnasium



Jacuzzi & Aroma Massage
Therapy Spa



Walking & Jogging Track



Kids Play Area



Swimming Pool with Separated
Splash Pool for kids



Tennis Court



Badminton Court



Half Basketball Court



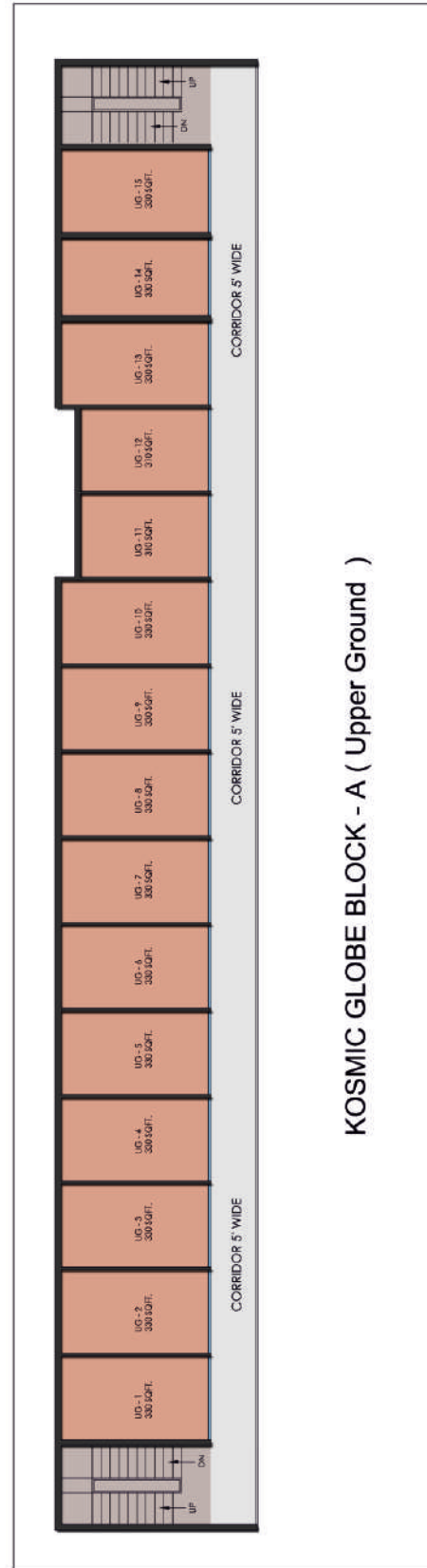
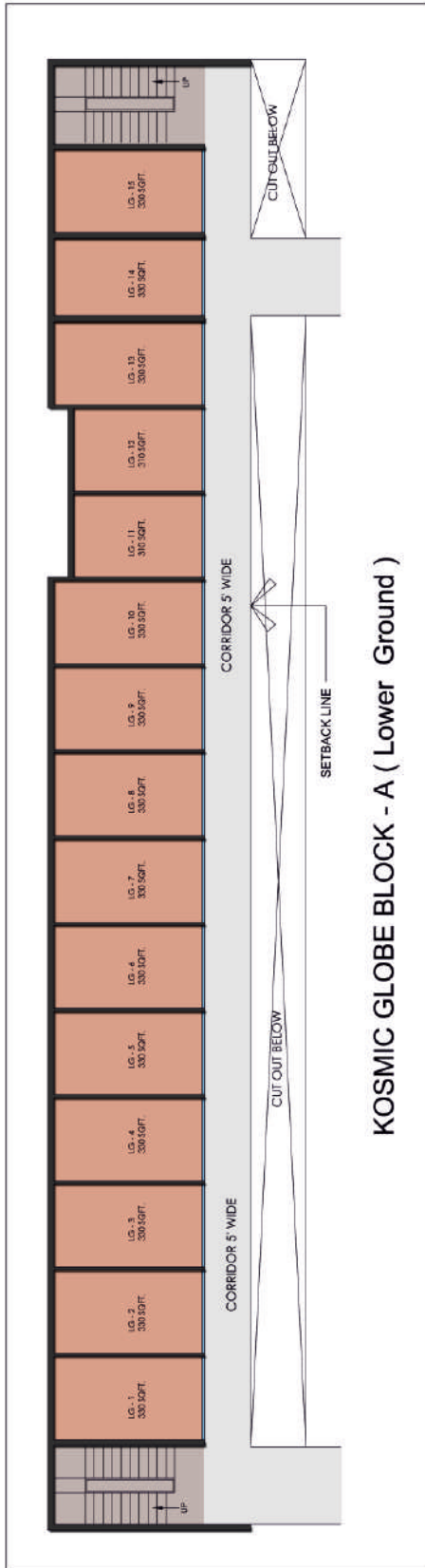
Yoga/Meditation Centre





Your World of Modern
CONVENIENCES





ALREADY DELIVERED PROJECTS



Sikka Karmic Greens
Sector 78, Noida



Sikka Karnam Greens
Sec-143B, Noida



Sikka Kaamna Greens
Sector 143A, Noida



Sikka Kimaya Greens
Doon IT Park, Aman Vihar,
Dehradun, Uttarakhand 248001



Sikka Kimaantra Greens
Sector 79, Noida



Sikka Kingston Greens
CDA Office, Near RTO, Dehradun,
Uttarakhand 248001



Skyhomes
Sector-143 B, Expressway
& FNG, Noida



Sec-143B, Noida



Sec-143 A
Expressway & FNG, Noida



Sikka Karmic Greens
Sector 78, Noida



Sikka Kapital Grand
G9M5+GC6,
Sector 98, Noida

ONGOING PROJECTS (TO BE DELIVERED SOON)



Sikka Mall Of Noida
Sector 98, Noida



Sikka Kaamya Greens
Sector 10,
Greater Noida West



Doon IT Park, Aman Vihar,
Dehradun, Uttarakhand 248001



Crown of Noida
FNG Noida Expressway



Expressway, Omega II
Greater Noida



Bhagwanpur, Roorkee
(Uttarakhand)





Sector 79, Noida

LOCATION MAP



Sikka House, C-60, Preet Vihar,
Vikas Marg, Delhi-110092, www.sikka.in

Sikka Karnam Greens
Site: Plot No. 1(A), Sec-143B, Expressway & FNG, Noida

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All images are artistic conceptualization for illustration only and do not purport to replicate the exact product(s). Club usage shall be subject to fulfillment of membership criterion. 1 Acre = 4046.825 sq. mtr. 1 sq. ft. = 0.09290304 sq. mtr.