

RERA REGISTRATION NUMBER : UPRERAPRJ4452  
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PEACE • HAPPINESS • PROSPERITY



SECTOR-78, NOIDA



# A Closer Look At *The Sikka*

Established in 1986 by Mr. Gurinder Sikka who now presides over its many operations as the Chairman & Managing Director, the company has swiftly evolved into a vast and multi-faceted conglomerate with business interests in a wide range of fields including real estate, automobile, hospitality and Media.

it has steadfastly worked over the decades to deliver on the promises it makes to the customers and has as a result grown to be one of the most trustworthy names in the industry with a long list of immensely successful projects

Since we share your aspirations, ambitions and dreams, we at Sikke treat every project as our dream project.



More About Us : [www.sikka.in](http://www.sikka.in)



## A perfect *trilogy*

Nestled amidst serene surroundings in Sector 78, Plot No.1 (C) Noida, it offers an excellent location advantage of being close to the proposed metro corridor, golf course and a modern sports stadium which are right opposite sector 78 as also of being 0.KM from the developed Sector-50, 5 minutes drive from Sai Mandir, City Centre Metro Station & the Golf Course at Sector-38 & 10 minutes away from the Fortis Hospital., DND Flyover, NH24 and Sector 18

Sikka Karmic Greens has been designed by one of India's leading architects and planners, C.P. Kukreja Associates, who are ranked amongst the top 100 architects in the world. They have been selected by CNBC as the Best Architects in India in the design of Group Housing Projects. By selecting the best designer in the country, we wish to lend the project unique International Quality characteristics which are sure to mesmerize the new age consumer who on one side will not compromise on high living standards and on the other demands a complete value for money proposition and thoughtfully designed floor plans for maximum usable area.

The project will bring the best living quality that has been conceptualized on the architectural principles of Trilogy which are well represented in our Big Towers, namely Peace, Happiness & Prosperity.





# Specifications

## General

- Earthquake resistant structure designed by highly experience Structural Engineers

## Super Structure

- RCC. Sheer Wall structure with columns, R.C.C. slabs & beams with brick wal partitions in between designed by IT Engineer's (As per IS Code)

## Flooring

- Vitrified Tiles in Drawing/Dining/Bedrooms. Laminated wooden fearing in Master Bedroom
- Anti-skid ceramic bles in kitchen, bellet & balcomy. Marble stone Ficaring in carridor, lift, lobby and staircase

## Doors & Windows

- External doors & windows made of UPVC/ Power Coated Aluminum
- Internal doors in Hardwood frames with laminate doors
- Entrance door - Teakwood finish decorative door

## Kitchen

- Granite top working platform
- Stainles steel sink
- Ceramic Blared tiles 2\* above working platform with chrome finish Sanitary wares

## External Finish/Lift

- Modern and elegant outer finish with high quality paint/stone with plaster & decorative
- Lobby / Entrance Labby wood / tiles upto 7 feat and texture paint

## External Facade

- Exterior with super paint finish

## Toilets

- Provson for hot & cold water system. Glazed tiles in pleasing colours on walls upto door level
- European W.C's washbasin in light shade of standard brand. Chrome plated fittings of standard make

## Inside Wall Finish

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

## Electricals

- all copper wiring in P.V.C concealed conduct
- adequate moduar switch/socket for light and power points as well as telephone & TV outlets with protective M.C.Bs

## Water Supply

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

## Intercom Facility

- Prioivision of intercom facility in each flat

## PNG Gas Pipeline

- Prioivision of gas pipeline infrastructure

## External Facade

- Exterior with super paint finish





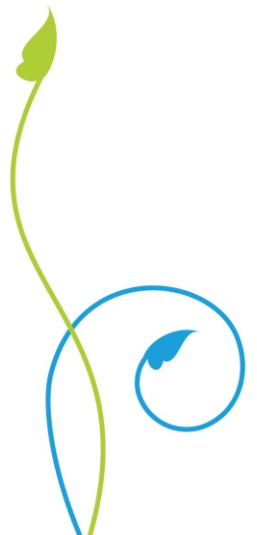






## Legend

- |                         |                   |                           |
|-------------------------|-------------------|---------------------------|
| 1. MAIN ENTRANCE        | 8. POOL           | 15. BAMBOO COURT          |
| 2. RESIDENTIAL BUILDING | 9. TODDLERS POOL  | 16 CHILDREN PLAY AREA     |
| 3. LANDSCAPED GREEN     | 10 JOGGING TRACK  | 17 OUTDOOR GATHERING AREA |
| 4. DROP-OFF-AREAS       | 11. CABANA/GAZEBO | 18 YOUTH CORNER           |
| 5. CLUB HOUSE           | 12 LILY POND      | 19 CONVENIENT SHOPPING    |
| 6. BASKET BALL COURT    | 13.RAMP           | 20 BADMINTON COURT        |
| 7. TENNIS COURT         | 14. PALM PLAZA    |                           |





# Features & Facilities

- Land Allotted By Noida Development Authority
- Located In The Heart Of Noida, Sector - 78, Just Opposite Fully Inhabited Sector-50
- As Per Noida Master Plan 2021, Golf Course, Sports Oty & Stadium, Metro Corridor, Sub Business District To Be Right Appotite Sector 78
- High Speed Panoramic Glass Lifts
- Widespread Green Plot Area Open For Free Fow Of Light, Sir And Eco-friendly Structure
- 24x7 Renowned High-tech Security With Intercom, Cctv
- 24x7 Water Supply & 100% Power Backup
- Premium /five Star Ambience Entrance Lobby In Each Tower
- Huge Entrance Gate
- All Major Rooms Of The Units Facing Green Landscaped Area
- Naturallight & Ventilation For All Units
- Thoughtfully Designed Floor Plans For Maximum Usable Area
- Exclusive Club With Party Hall
- Car Wash Facility
- Departmental & Medical Store At Your Doorstea
- Fire Fighting Equipment On All Foors
- Broad Band Connectivity
- Rain Water Harvesting
- Excellent Connectivity From Delhi/n Cr
- Schools, Institutions Nearby
- Hospitals In Close Proximity
- Shopping Malls & Hotels Within Reach









## Type III

2 BR UNIT PLAN

SUPER AREA = 1100 SQ. FT.

2 B/R + 1T + KITCHEN + LIVING +  
DINING + BALCONY



## Type IV

2 BR UNIT PLAN

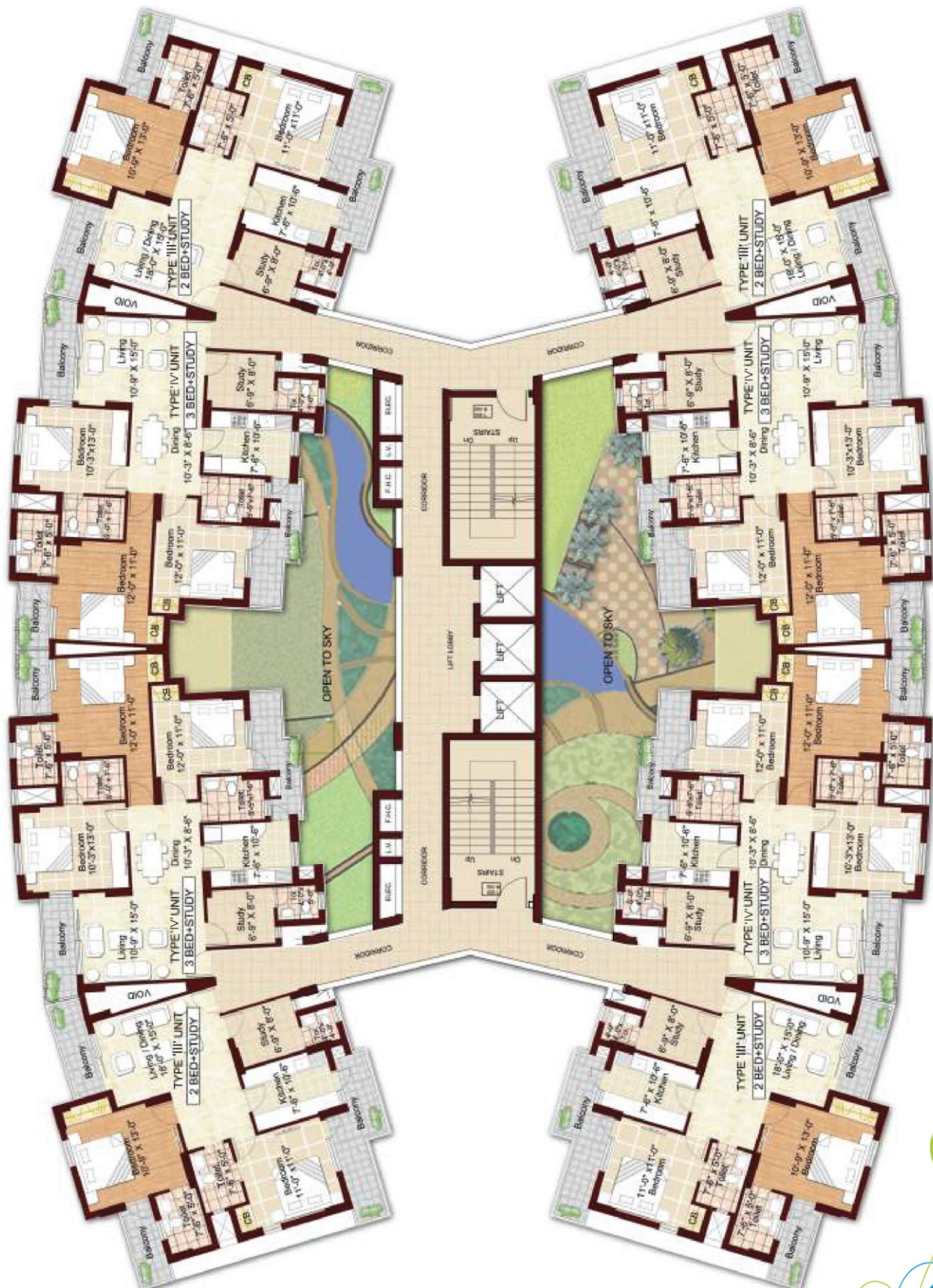
SUPER AREA = 1221 SQ. FT.

2 B/R + 2T + KITCHEN + LIVING +  
DINING + BALCONY





# Peace, Happiness & Prosperity Cluster Plan







## Type V

2 BR WITH STUDY UNIT PLAN  
SUPER AREA = 1331 SQ. FT.  
2 B/R + 3T + STUDY/SERVANT +  
KITCHEN + LIVING + DINING  
+ BALCONY



## Type VI

3 BR WITH STUDY UNIT PLAN  
SUPER AREA = 1661 SQ. FT.  
3 B/R + 4T + STUDY/SERVANT +  
KITCHEN + LIVING + DINING  
+ BALCONY





# Harmony Cluster Plan







## Type VII

3 BR UNIT PLAN

SUPER AREA = 2316 SQ. FT.

3 B/R + 4T + STUDY/SERVANT + KITCHEN  
+ LIVING + DINING + BALCONY



# Location Guide



SECTOR-78, NOIDA





## 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 Kingston Greens**  
CDA Office, Near RTO, Dehradun,  
Uttarakhand 248001



**Skyhomes**  
Sector-143 B, Expressway  
& FNG, Noida



**Sector 143B, Expressway**



**Sector 143A, Noida**



**Sector 78, Noida**

## ONGOING PROJECTS



**Sikka Kapital Grand**  
G9M5+GC6,  
Sector 98, Noida



**Sikka Mall Of Noida**  
Sector 98, Noida



**Sikka Kaamya Greens**  
Sector 10,  
Greater Noida West



**Sikka Kimaantra Greens**  
Sector 79, Noida



**Samrat Homes & Bungalow**  
Sector 79, Noida



**Crown of Noida**  
FNG Noida Expressway







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