



Eternia

RESIDENCES

Dream Valley Phase III,
Plot No- GH-09, Tech Zone IV,
Greater Noida



Elevate your lifestyle



About ETERNIA

NBCC Eternia Residences is a residential space that has been designed to be Gurgaon West's new landmark residential development through elegant architecture, spacious layouts and a bouquet of features and amenities. The project is located in the Dream Valley at Tech Zone - IV and is spread across 6 acres of space.

SPACIOUS RESIDENCES

06
ACRES

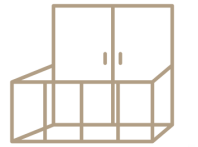
06
TOWERS



Lush Green Landscape
on podium level



4 High Speed Lifts in
Each Tower



Spacious Balconies
providing shade to the
windows



Spacious Layout



Double Height
Entrance Lobby



Abundant Natural Light And
Cross Ventilation

LIVE WHERE Healthy Lifestyle MEETS QUALITY SPACES

At Eternia, your dreams are no longer constrained by space. When you walk into the complex or the apartments, the one feature that immediately catches your imagination is generosity in planning. Be it kids, young couples, or senior citizens. Eternia offers tremendous options for convenience, relaxation, and rejuvenation.

Sports Amenities

Shopping Arcade

Ample Car Parking Space

Secondary & Nursery School

Exclusive Club House

Kids Play Area

24/7 Power Backup
for Essential Services

Basements with Lift Lobby

Recreational Park with Jogging Track

Medical, Lifestyle and Educational
Hubs within the close vicinity

PROJECT HIGHLIGHTS



PROJECT AMENITIES

Indoor Games Room | Toddlers' Play Area | Basketball Court | Water Feature
Badminton Court | Banquet Hall | Yoga, Aerobics | Senior Citizen Garden
Swimming Pool | Deck Seating | Jogging Track & Gymnasium
Topiary Garden | Chip and Putting Greens | Lawn



Representative Image



Representative Image



Representative Image



Representative Image



Representative Image



Representative Image

Eternia's spacious homes give you the freedom to be yourself. Pair this with thoughtful details and you get a home that is spacious and cosy all at once.

Spacious living



Representative Image



Artistic View



LIVE YOUR WISHES. THE WAY YOU LIKE

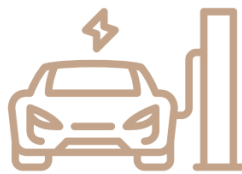
The exclusivity of Eternia lies in its planning. From state-of-the-art apartment layouts to a range of well-planned, earthquake-resistant, and futuristic recreational / health zones, the lush green environs that nestle Eternia are just the right inspiration to make it your permanent abode.

Serene surroundings, superlative architecture, and robust construction ensure that Eternia is one of the most unique residential projects in Greater Noida.

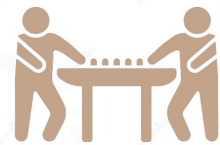
LIVE LUXURIOUS LIFE AT ITS BEST



Swimming Pool



Car Charging Station



Indoor Playing Area



Lounge in each tower

Luxurious 4BHK and 3 BHK



SITE LAYOUT

LEGEND:

- 1. TOWER A1 (LILY) -
CLUSTER OF 4 FLATS PER FLOOR
(2NOS. 3 BHK & 2NOS. 4 BHK)
- TOWER A2 (ORCHID) -
CLUSTER OF 4 FLATS PER FLOOR
(2NOS. 3 BHK & 2NOS. 4 BHK)
- TOWER A3 (ROSE) -
CLUSTER OF 4 FLATS PER FLOOR
(2NOS. 3 BHK & 2NOS. 4 BHK)
- TOWER A4 (DHALLIA) -
CLUSTER OF 4 FLATS PER FLOOR
(2NOS. 3 BHK & 2NOS. 4 BHK)
- TOWER A5 (TULIP) -
CLUSTER OF 4 FLATS PER FLOOR
(2NOS. 3 BHK & 2NOS. 4 BHK)
- 2. TOWER B (LOTUS) -
CLUSTER OF 4 FLATS PER FLOOR
(3 BHK)
- 3. CLUB HOUSE WITH SWIMMING POOL
- 4. GREEN LANDSCAPE AREA
- 5. TODDLERS' PLAY AREA
- 6. LAWN
- 7. WATER FEATURE
- 8. TOPIARY GARDEN
- 9. CHIP AND PUT
- 10. SITOUT PLAZA
- 11. SENIOR CITIZEN GARDEN
- 12. STEPPED SEATING
- 13. MULTIPLAY COURT
- 14. SWIMMING POOL
- 15. WATER FEATURE AND DECK SEATING
- 16. JOGGING TRACK



SITE LAYOUT

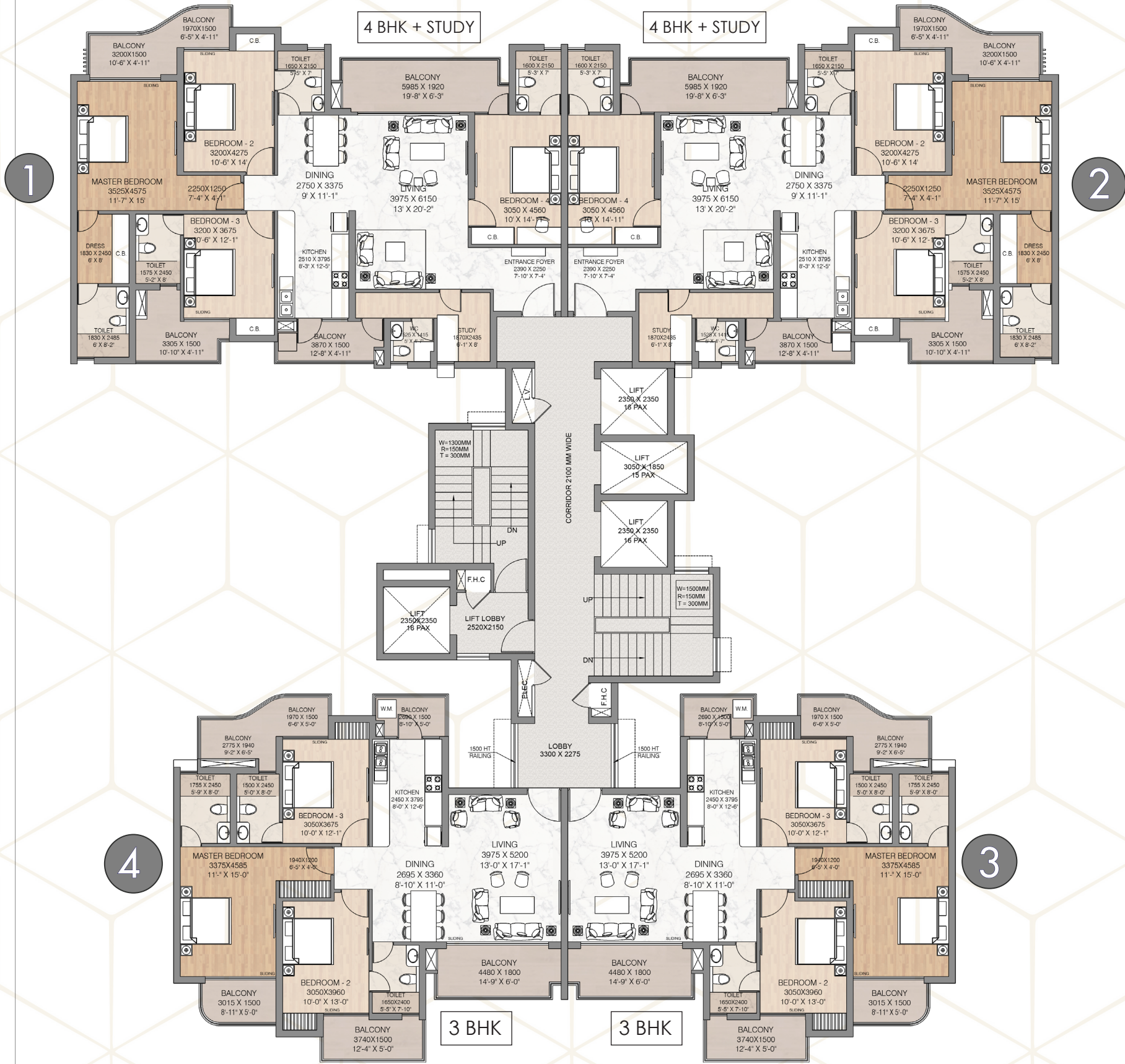
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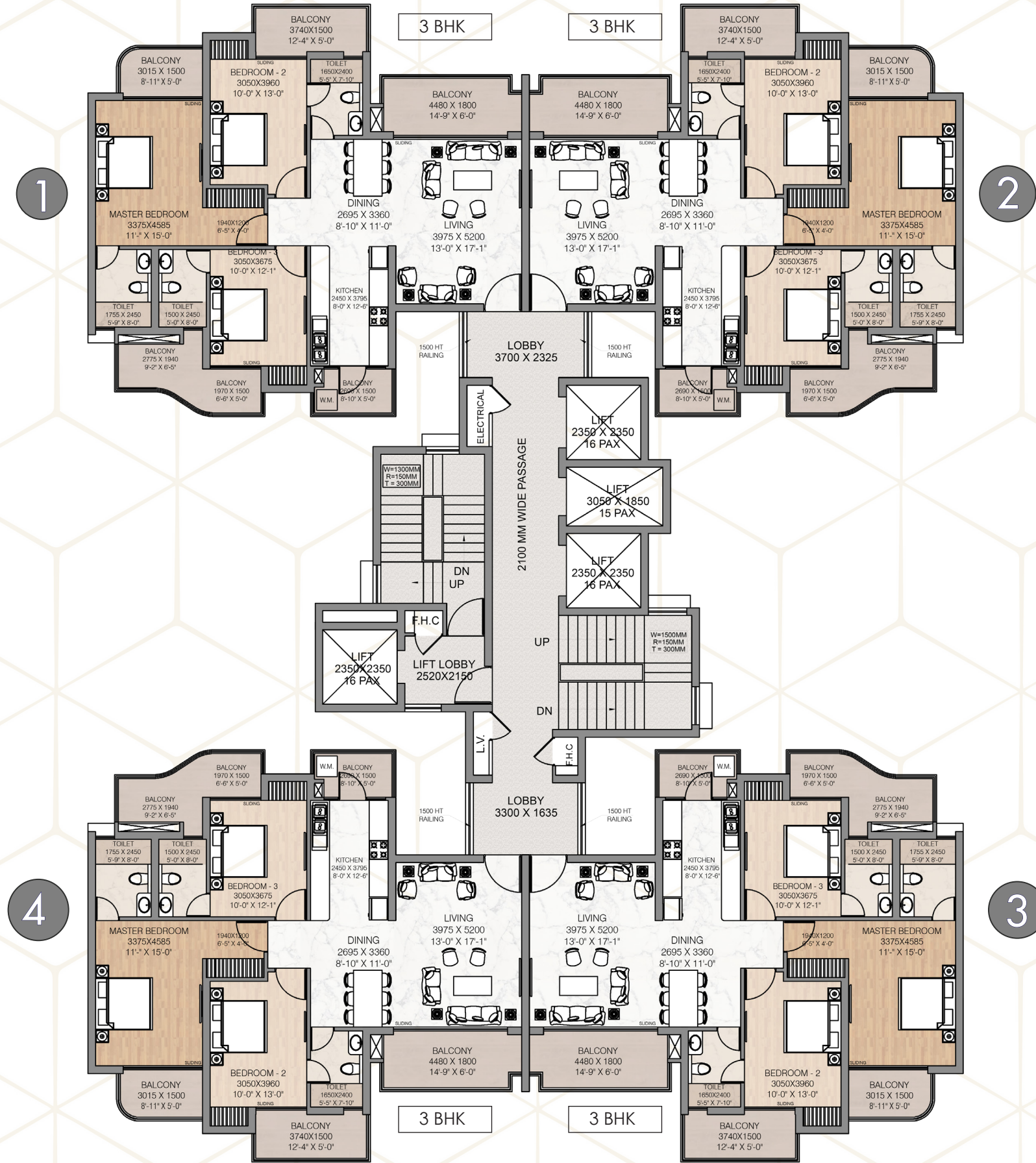
TOWER A

TYPICAL FLOOR



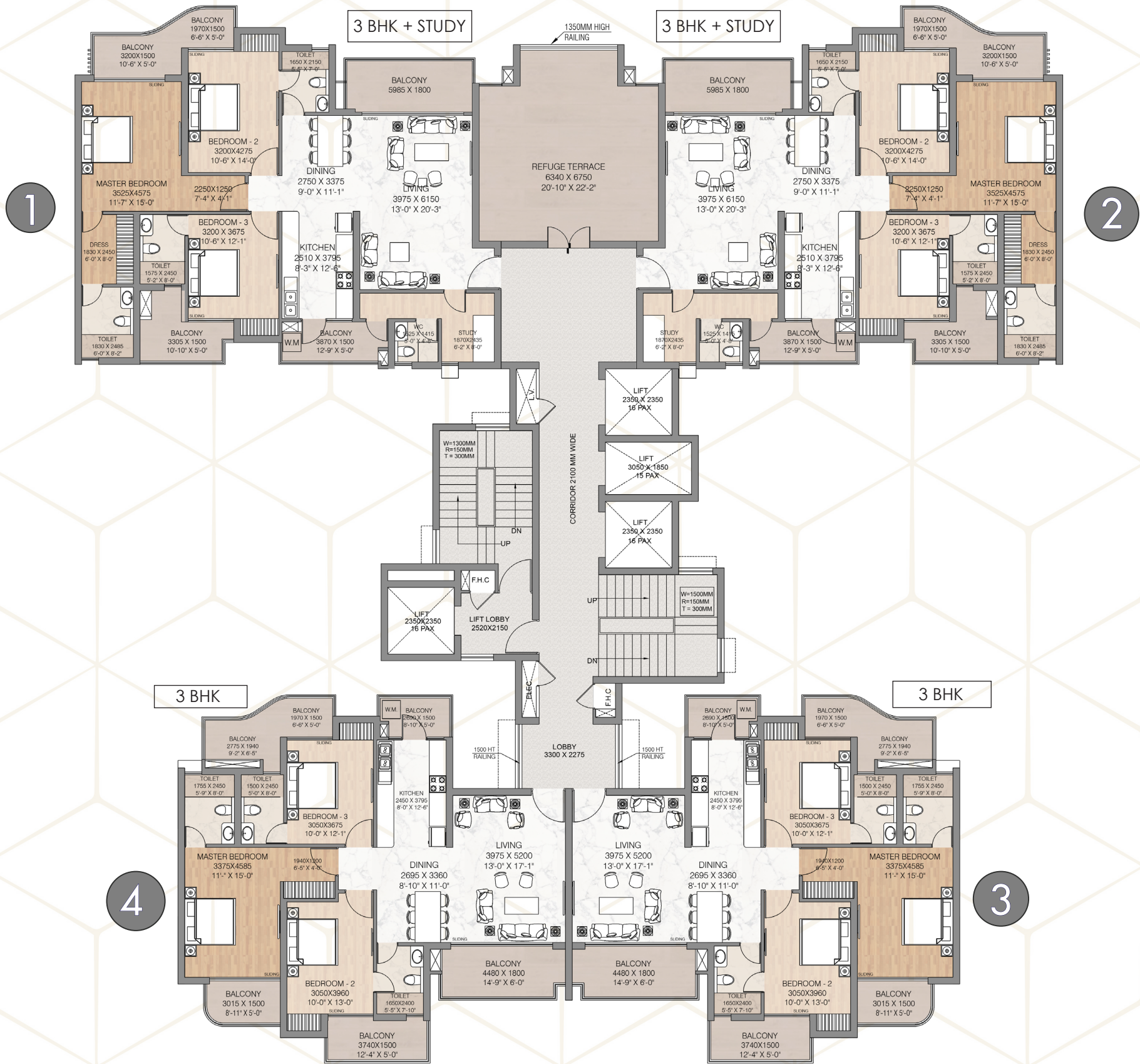
TOWER B

TYPICAL FLOOR



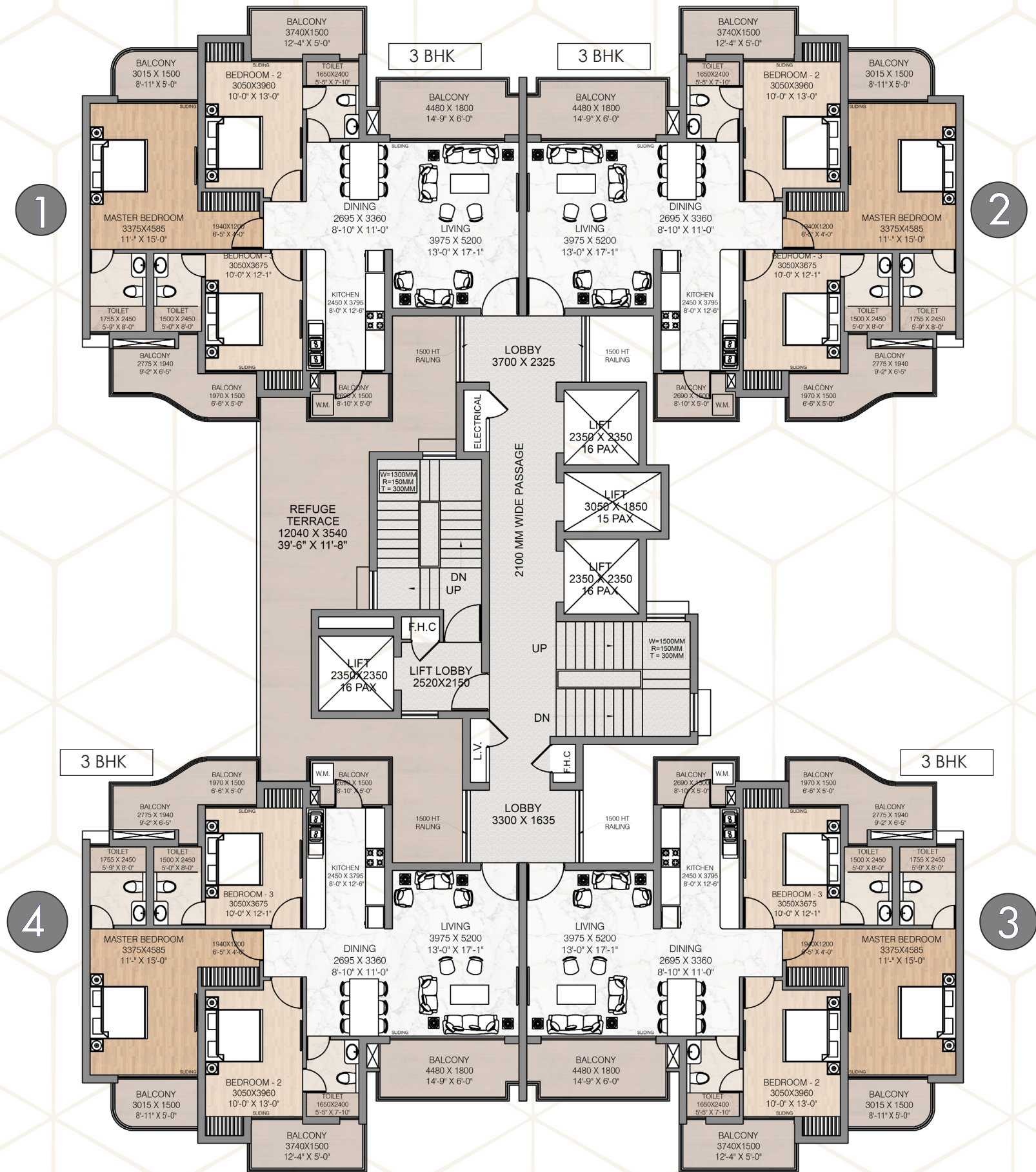
TOWER A

REFUGE FLOOR -17th & 27th FLOOR



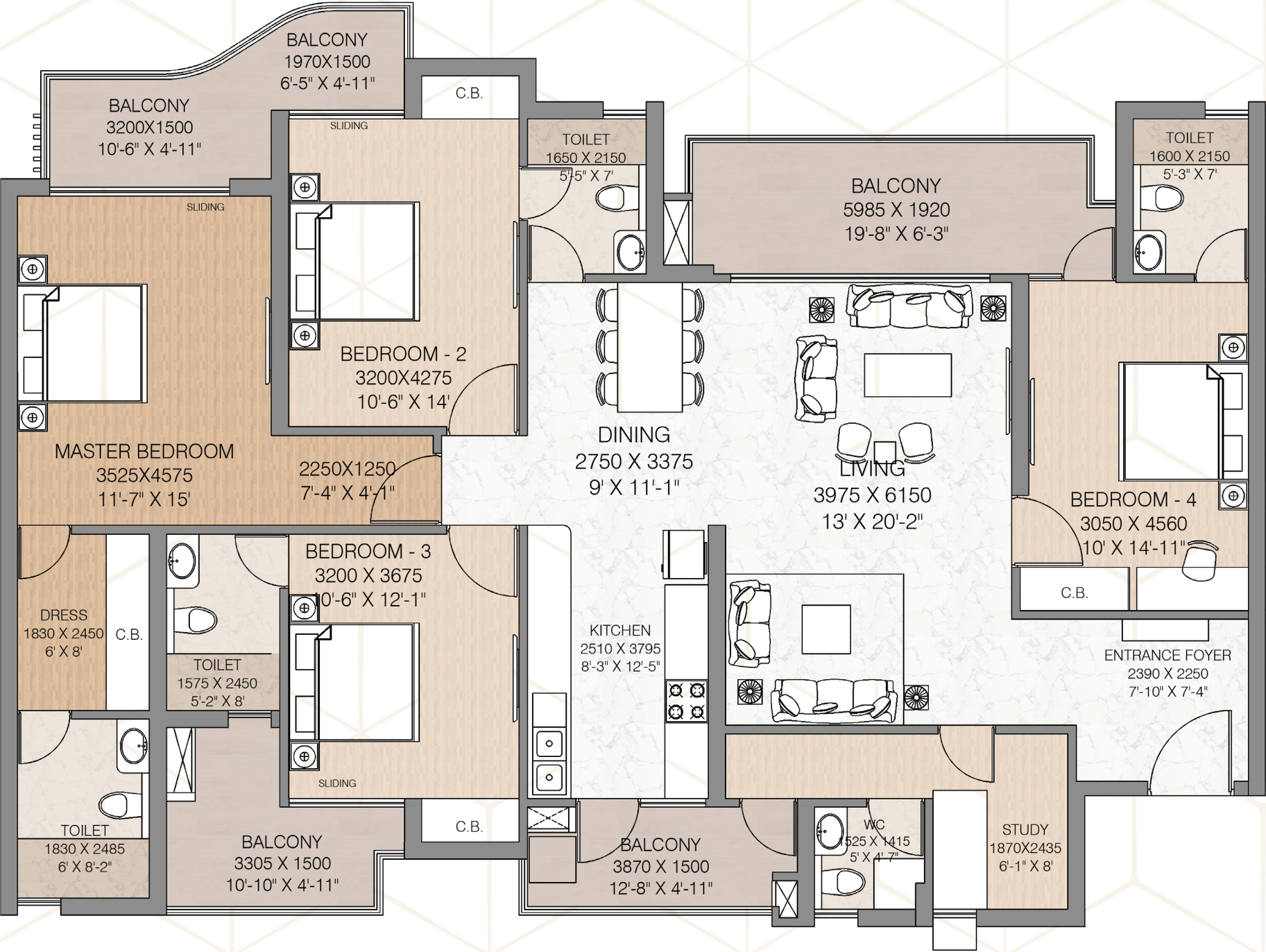
TOWER B

REFUGE FLOOR -17th & 27th FLOOR



Ultra Luxurious

4 BHK + STUDY UNIT PLAN



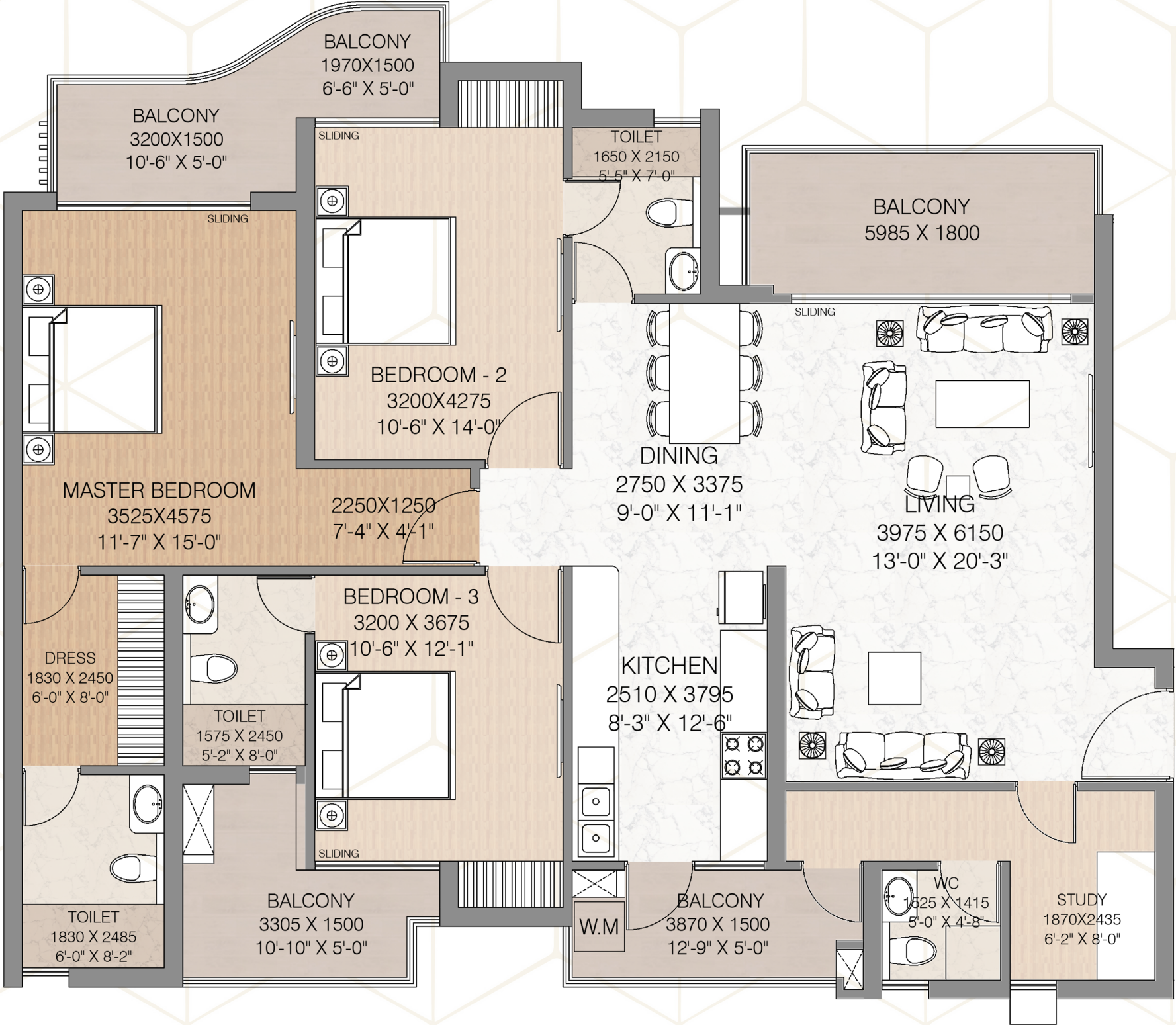
4 BHK + STUDY UNIT PLAN

TOTAL SALEABLE AREA	= 243.90 sq.m (2625 sq.ft)
TOTAL BUILT UP AREA	= 194.05 sq.m (2089 sq.ft)
TOTAL CARPET AREA	= 148.60 sq.m (1599 sq.ft)

NOTE : Layouts are subject to change as decided by competent Authorities.
1 Meter = 3.28 Feet | 1 Sq. Meter = 10.76 Sq. Feet
Furniture as shown in the layout plans are only for illustrative purpose and will not be part of the unit.

Ultra Luxurious

3 BHK + STUDY UNIT PLAN

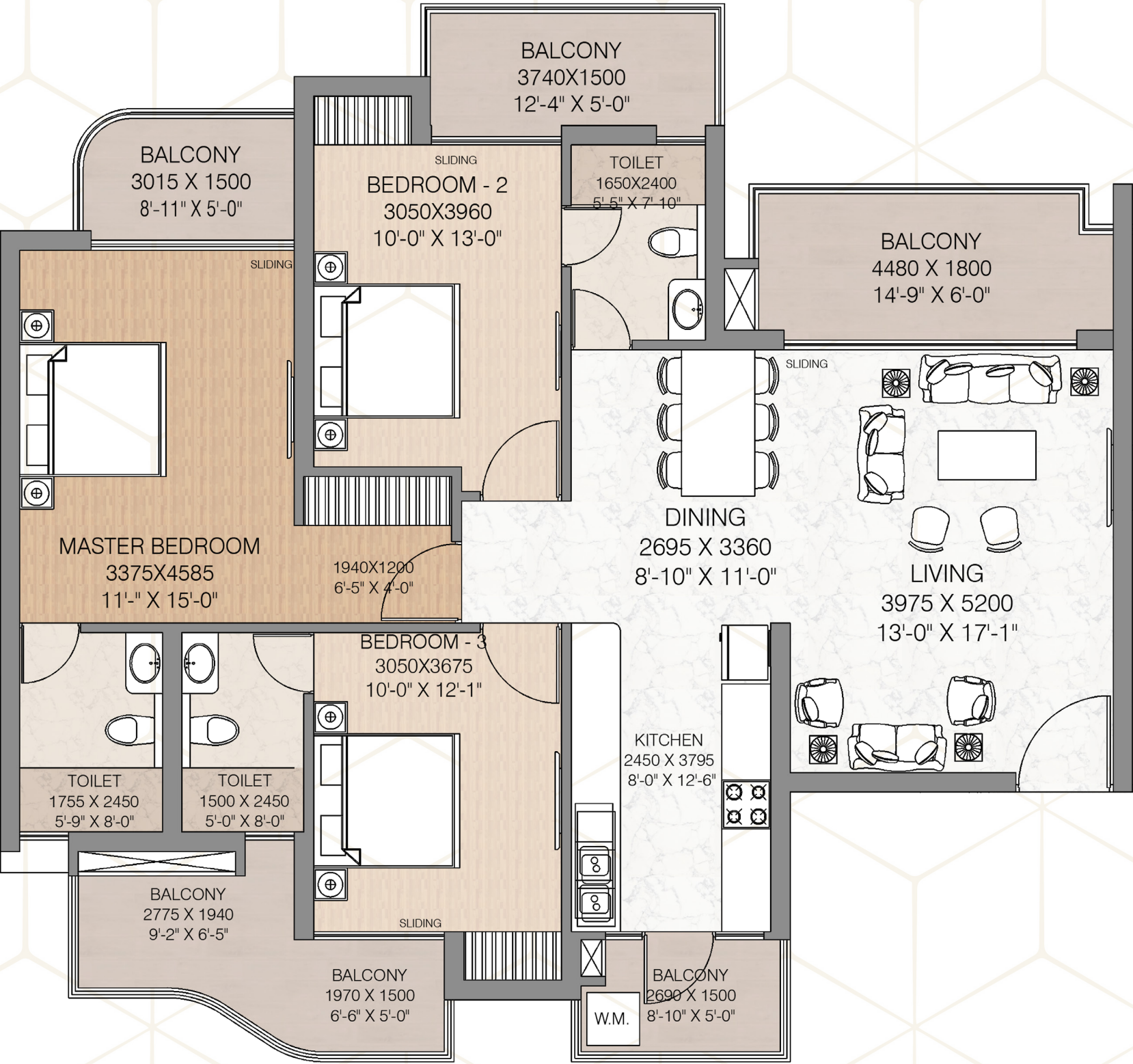


3 BHK + STUDY UNIT - PODIUM , 17th & 27th FLOOR

TOTAL SALEABLE AREA	= 208.02 sq.m (2239 sq.ft)
TOTAL BUILT UP AREA	= 165.38 sq.m (1780 sq.ft)
TOTAL CARPET AREA	= 123.92 sq.m (1333 sq.ft)

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Ultra Luxurious
3 BHK UNIT PLAN



3 BHK UNIT PLAN

TOTAL SALEABLE AREA
TOTAL BUILT UP AREA
TOTAL CARPET AREA

= 179.53 sq.m (1931 sq.ft)
= 142.39 sq.m (1532 sq.ft)
= 100.89 sq.m (1086 sq.ft)

NOTE : Layouts are subject to change as decided by competent Authorities.
1 Meter = 3.28 Feet | 1 Sq. Meter = 10.76 Sq. Feet
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SPECIFICATIONS (RESIDENTIAL)



Structure

Earthquake resistant monolithic RCC frame structure with Aluminium shuttering and texture paint



Lift Lobby

03 High speed elevators in each tower
01 Service elevator in each tower
Glazed vitrified tiles cladding in entrance lobby
Glazed vitrified tiles cladding in lift lobby cladding.



Master Bedroom & Other Bedrooms

Flooring	Glazed Vitrified Tiles 200 mm x 1200 mm (wooden look) in master bedroom 600 mm x 1200 mm in other bedrooms
Walls & Ceiling	Pleasant shades of acrylic emulsion paint
Internal door	ISI Approved flush doors (termite and water resistant)
External Doors and Windows	3 Track UPVC with mesh and toughened glass
Balcony	Anti-skid tiles (300mmX600mm) SS railing with toughened glass



Modular Kitchen

Flooring	Virtrified tiles (600mX1200mm) (double charged tiles)
Walls & Ceiling	600 mm high Polished Vitrified tiles above working platform, rest plastic paint
External Doors and Windows	3 Track UPVC with mesh and toughened glass.
Balcony	Anti-skid tiles (300mmX600mm) SS railing



Electrical

Premium brand modular switches and sockets with copper wire fitting.



Main Staircase

Granite floor with SS railing

Fire Staircase

Granite floor with MS railing



Living / Dining

Flooring	Glazed Vitrified tiles (600 mm X 1200mm)
Walls & Ceiling	Pleasant shades of acrylic emulsion paint
Internal door	ISI Approved flush doors (termite and water resistant)
External Doors and Windows	3 Track UPVC with wire mesh shutter and toughened glass
Balcony	Anti-skid tiles (300mmX600mm) SS railing with toughened glass



Toilets

Flooring	Anti-skid vitrified tiles (600mX600mm)
Walls & Ceiling	Vitirfied Slim Tiles (600 mm x 1200 mm) up to false ceiling level
Internal door	ISI Approved flush doors (termite and water resistant)



HIGH LIFE



PROJECT HIGHLIGHTS

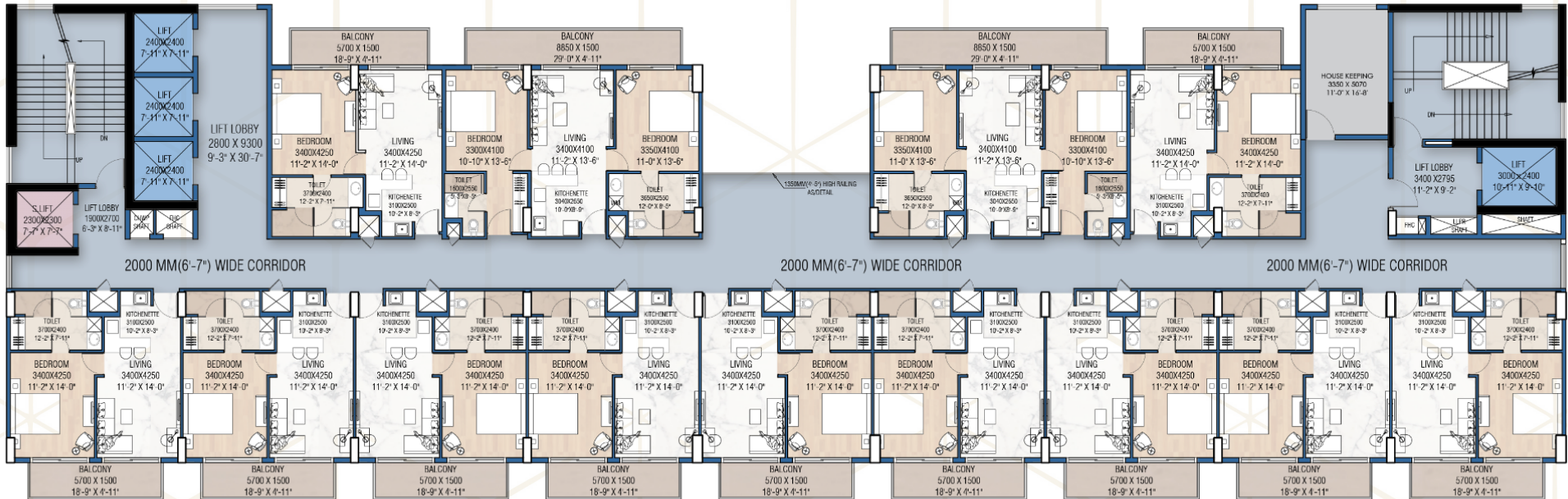
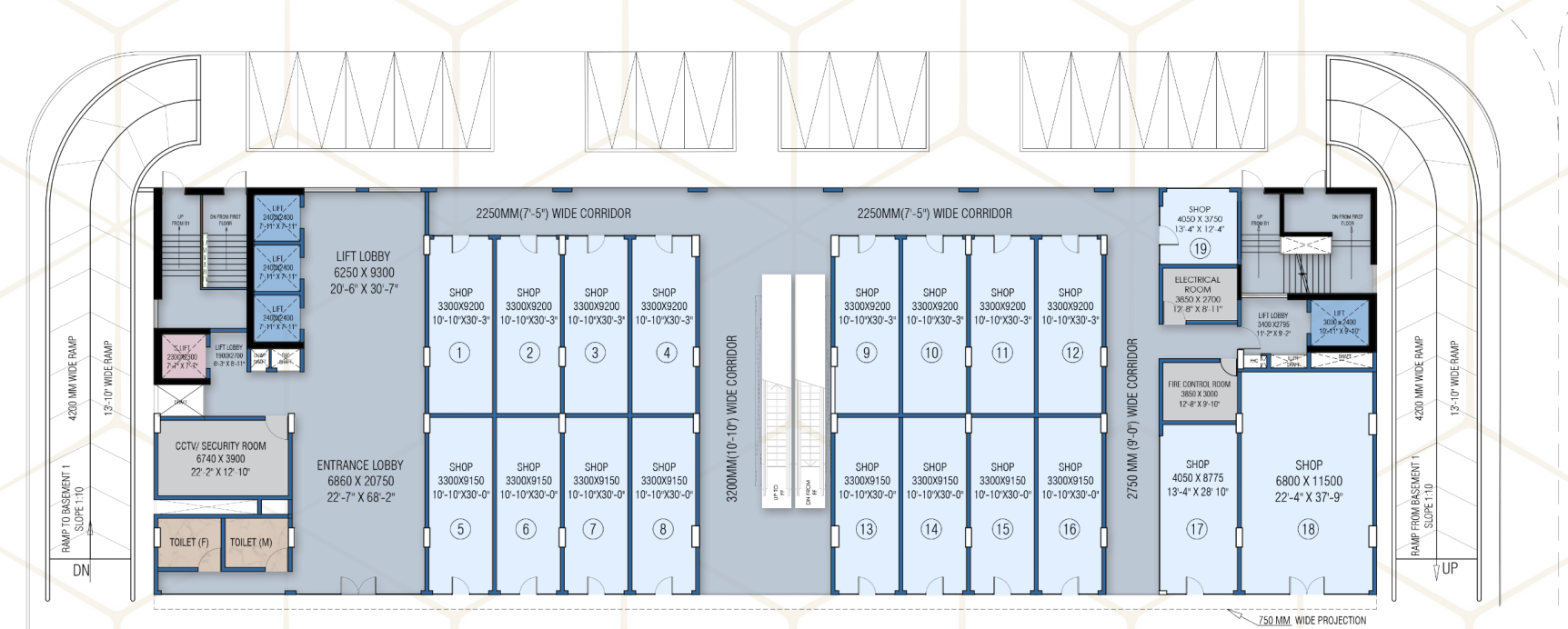


1

GROUND FLOOR

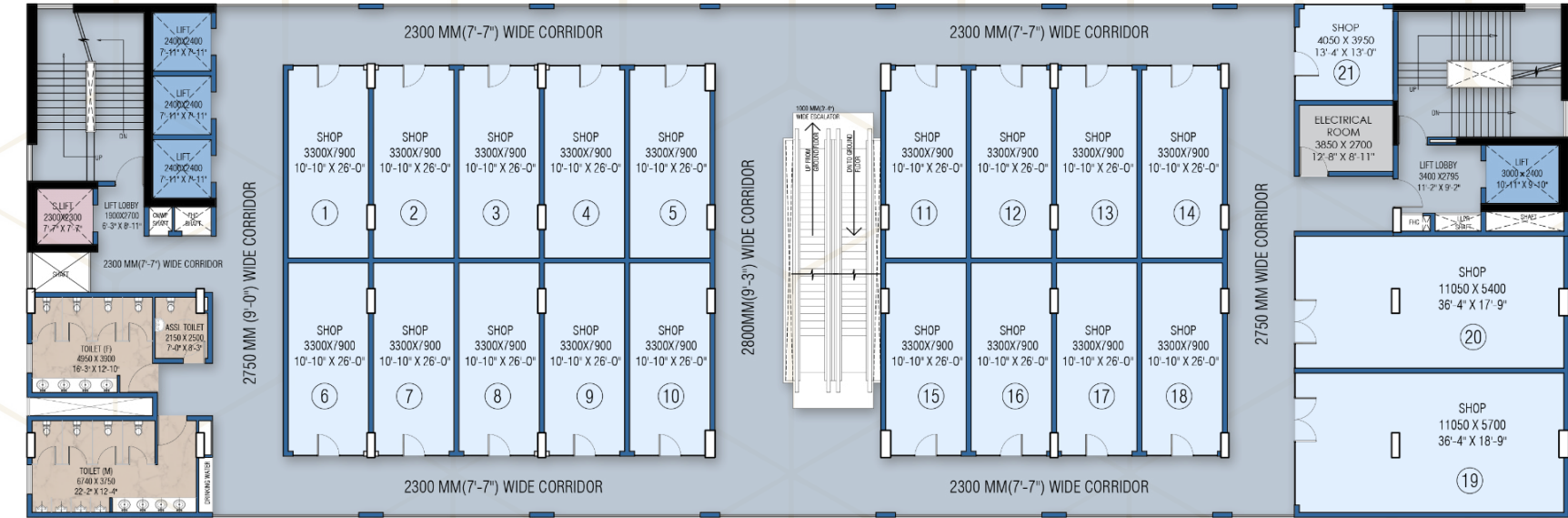
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TYPICAL FLOOR



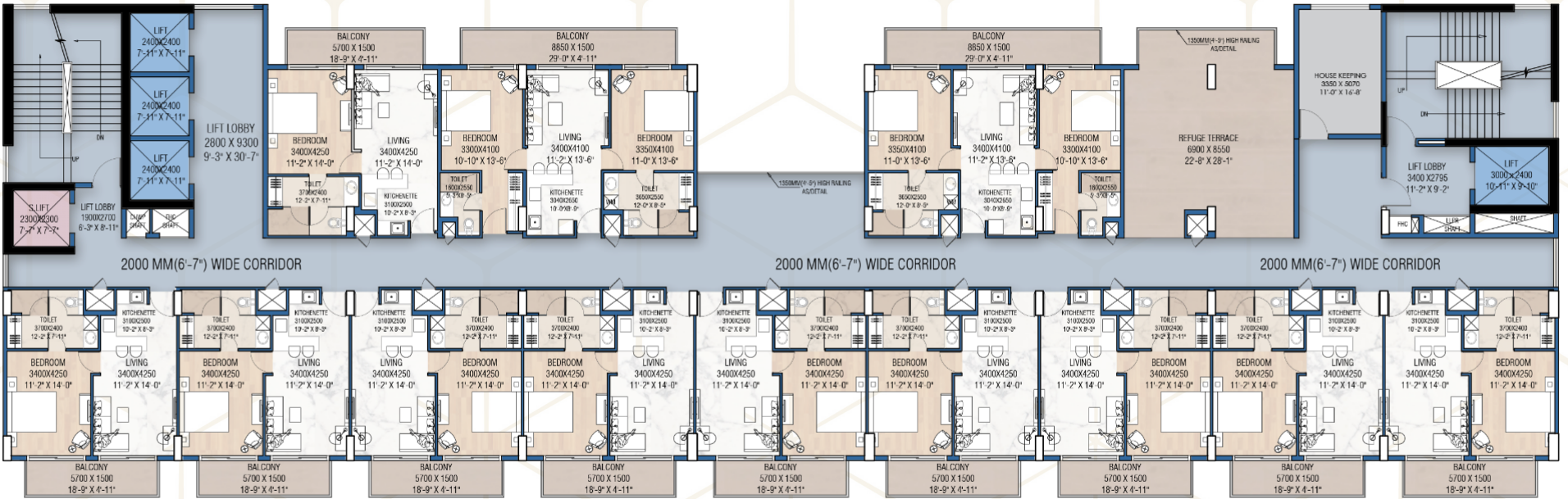
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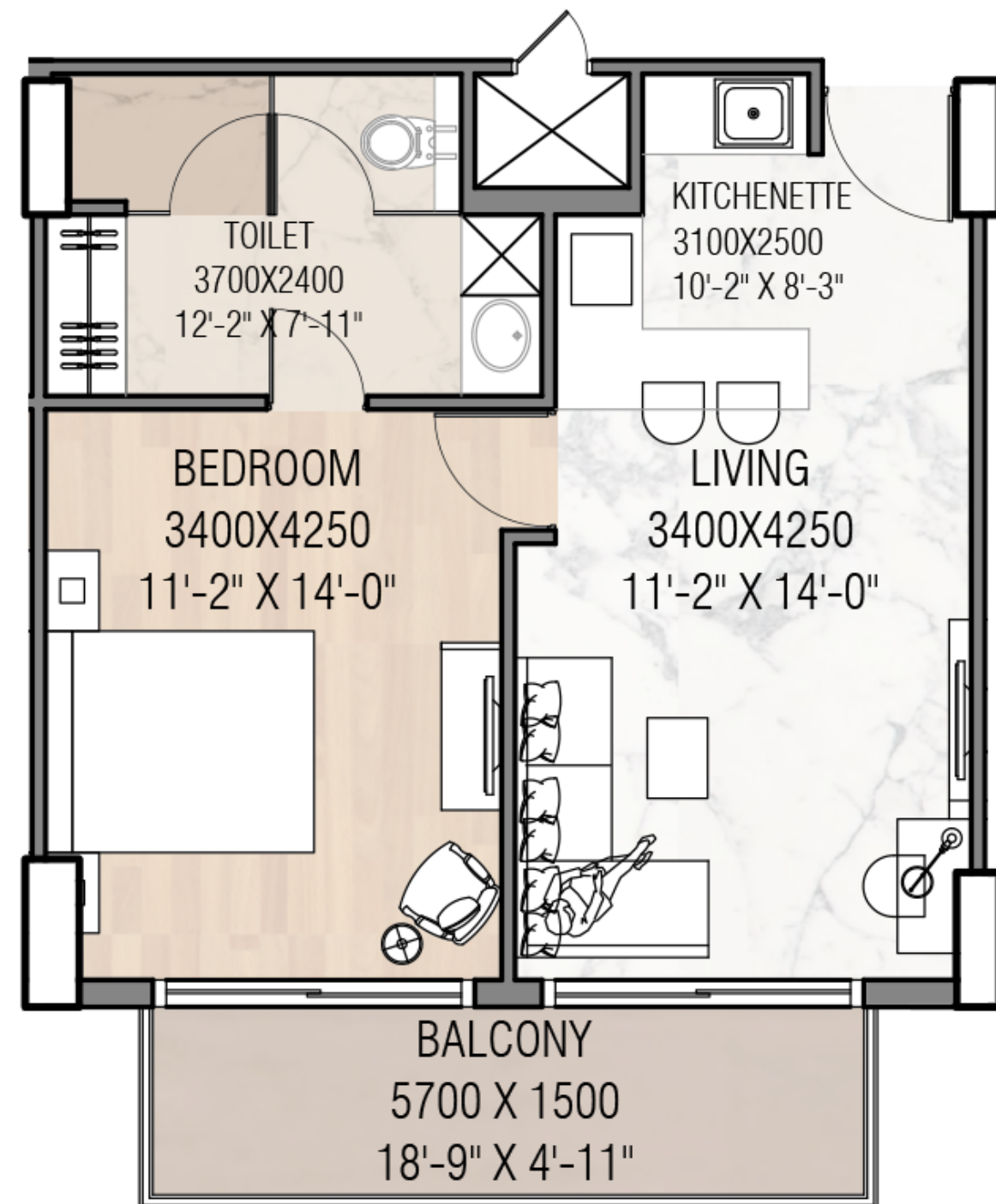
FIRST & SECOND FLOOR



1

REFUGE FLOOR

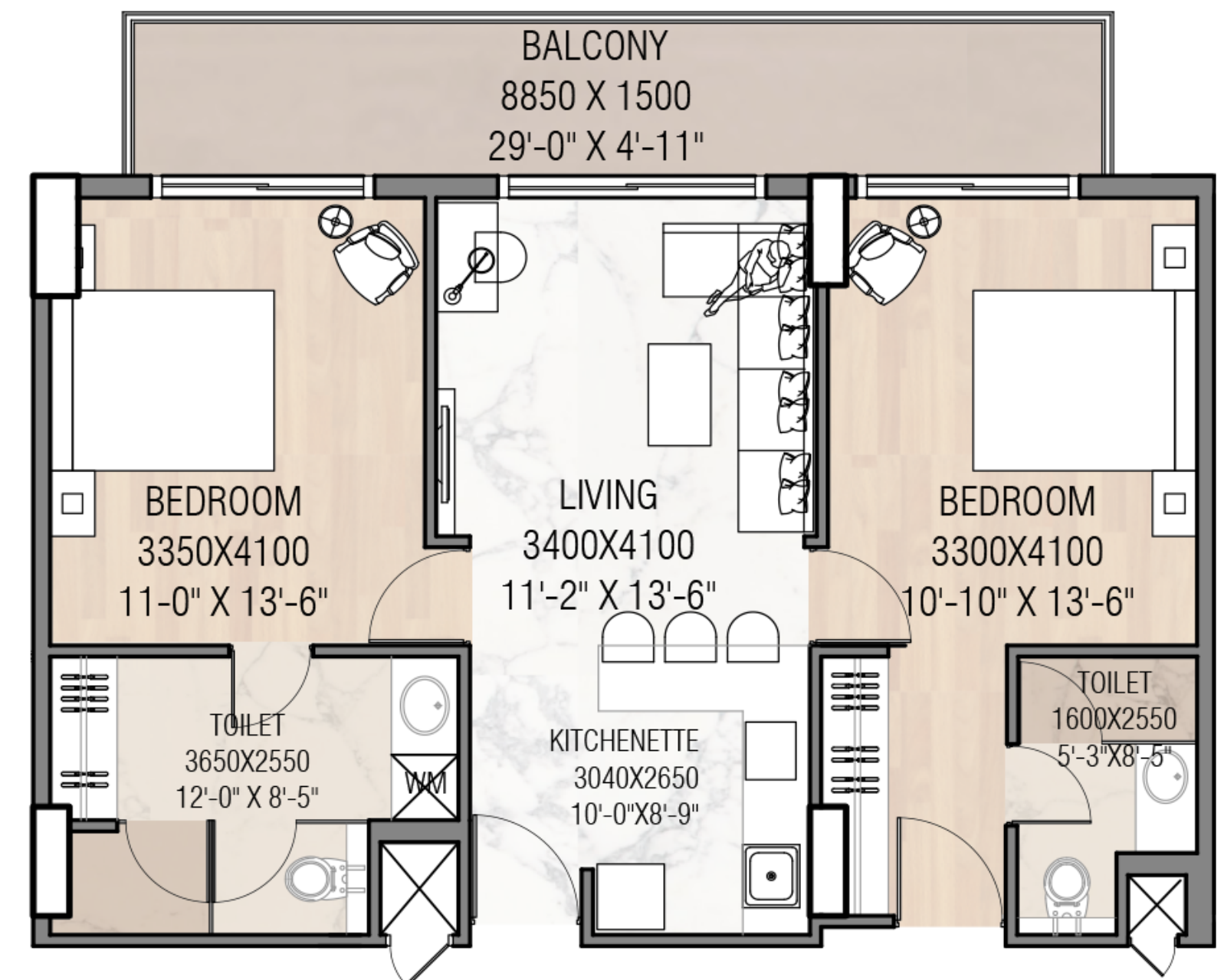




1 BHK UNIT PLAN

TOTAL SALEABLE AREA	= 84.32 sq.m (907 sq.ft)
TOTAL BUILT UP AREA	= 57.37 sq.m (618 sq.ft)
TOTAL CARPET AREA	= 44.64 sq.m (481 sq.ft)

NOTE : Layouts are subject to change as decided by competent Authorities.
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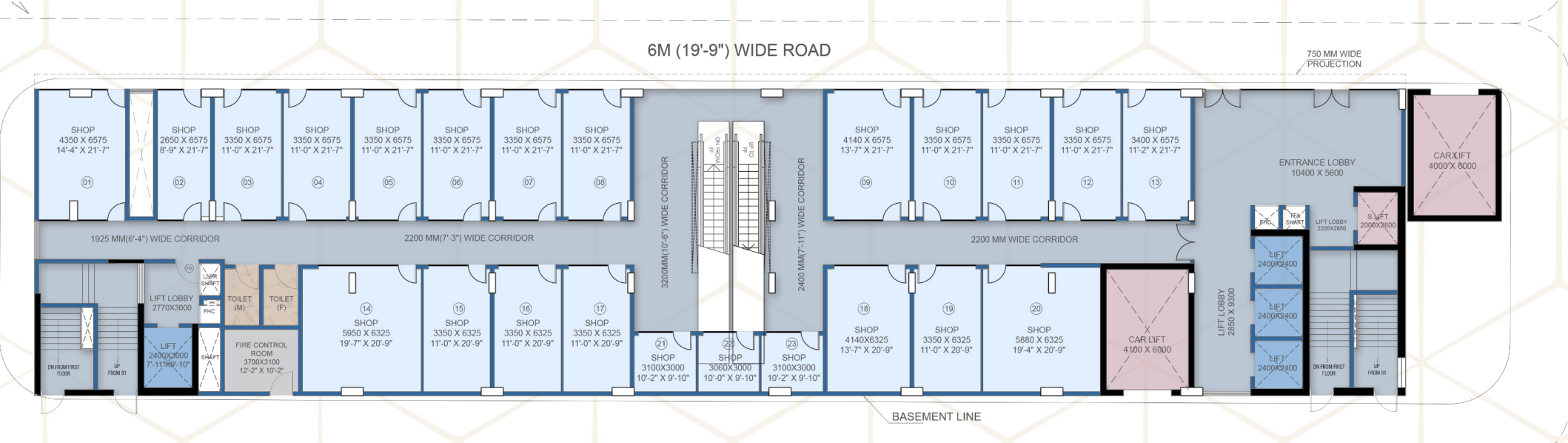
2 BHK UNIT PLAN

TOTAL SALEABLE AREA	= 123.08 sq.m (1324 sq.ft)
TOTAL BUILT UP AREA	= 86.88 sq.m (935 sq.ft)
TOTAL CARPET AREA	= 66.98 sq.m (721 sq.ft)

NOTE : Layouts are subject to change as decided by competent Authorities.
 1 Meter = 3.28 Feet | 1 Sq. Meter = 10.76 Sq. Feet
 Furniture as shown in the layout plans are only for illustrative purpose and will not be part of the unit.

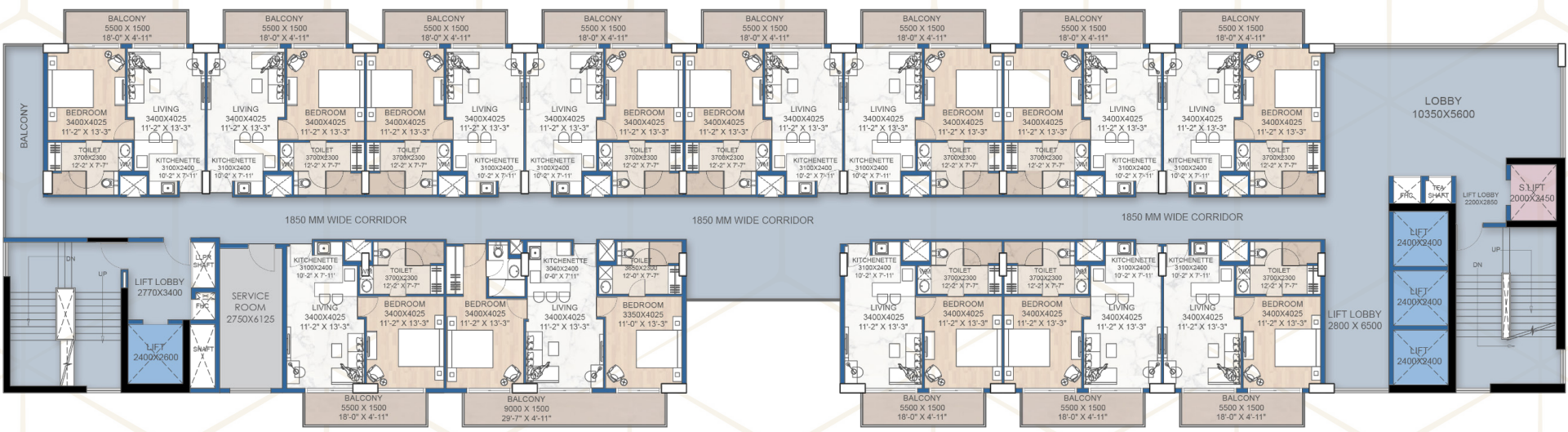
HIGH LIFE 2

GROUND FLOOR

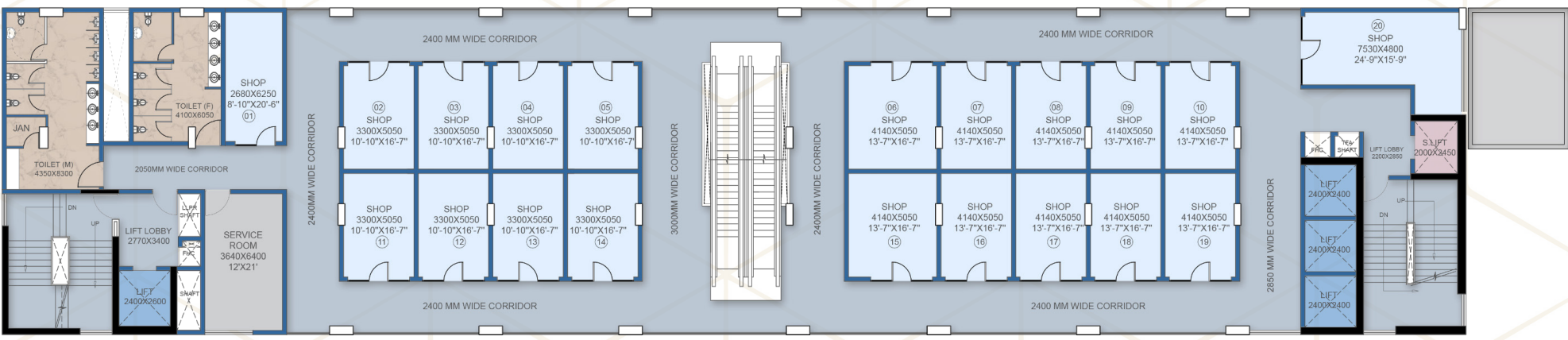


HIGH LIFE 2

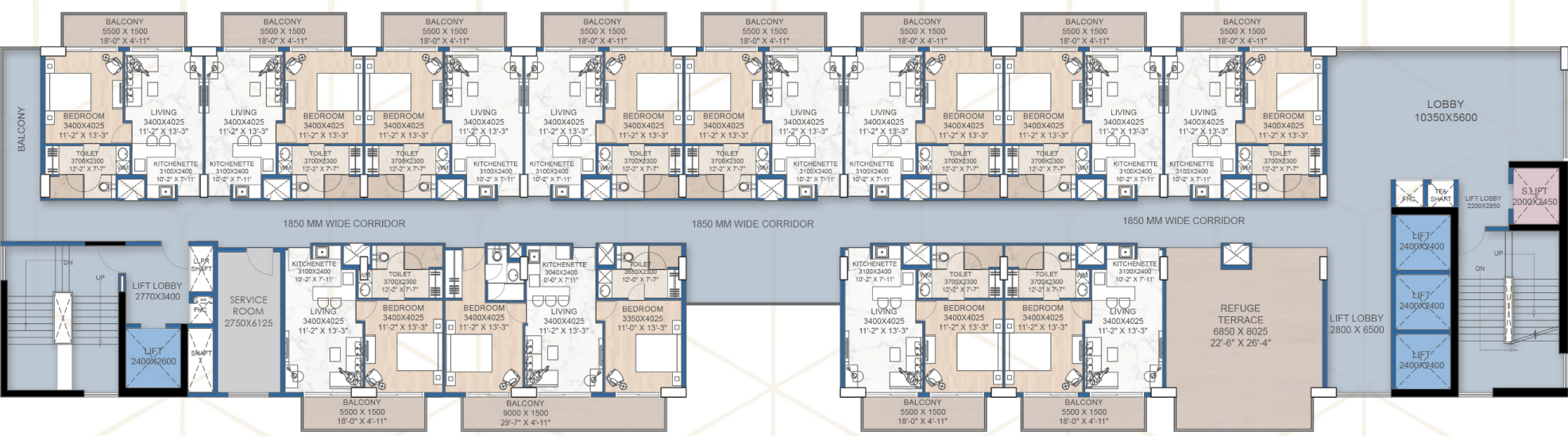
TYPICAL FLOOR

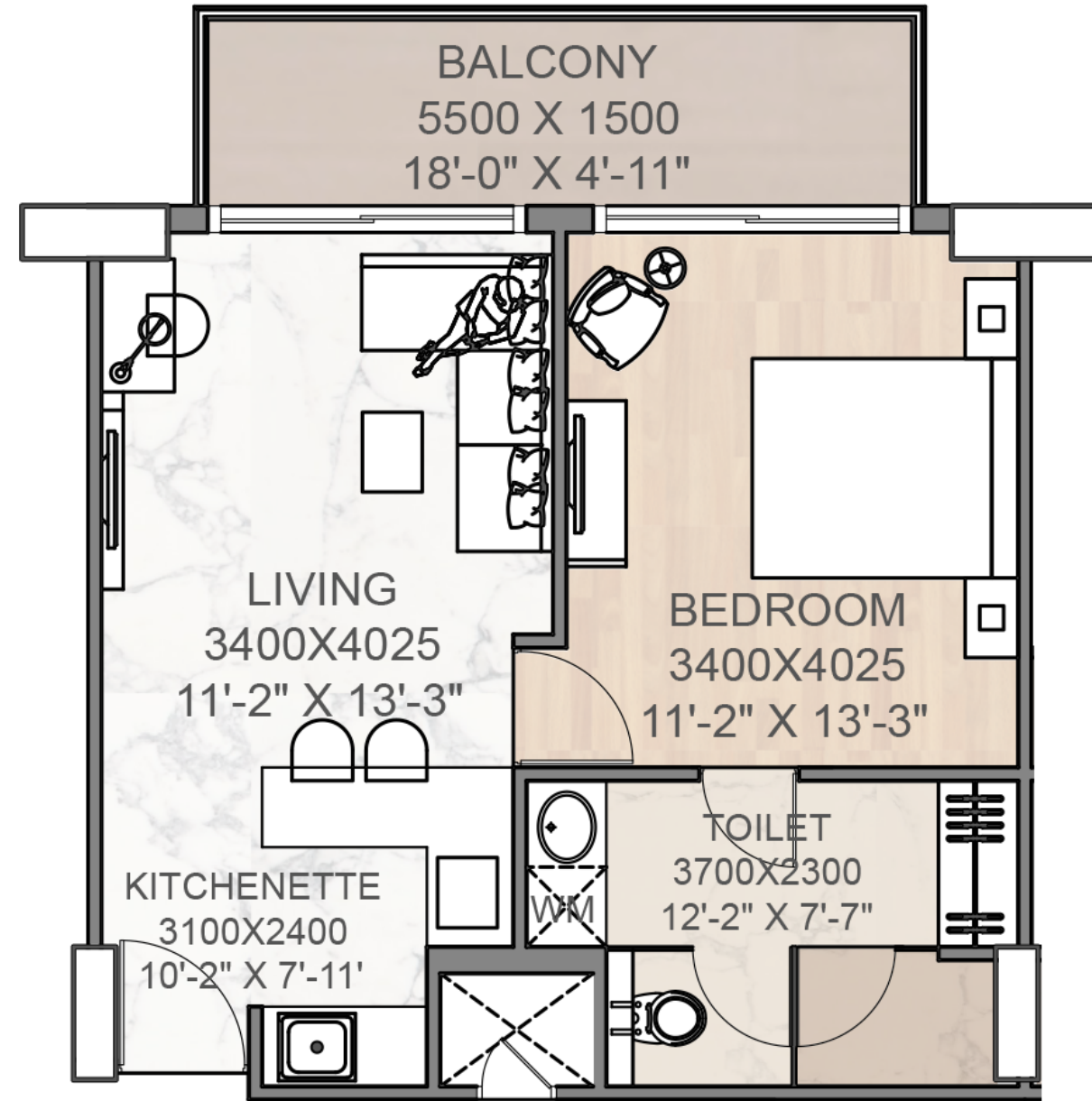


FIRST & SECOND FLOOR



REFUGE FLOOR-18th FLOOR

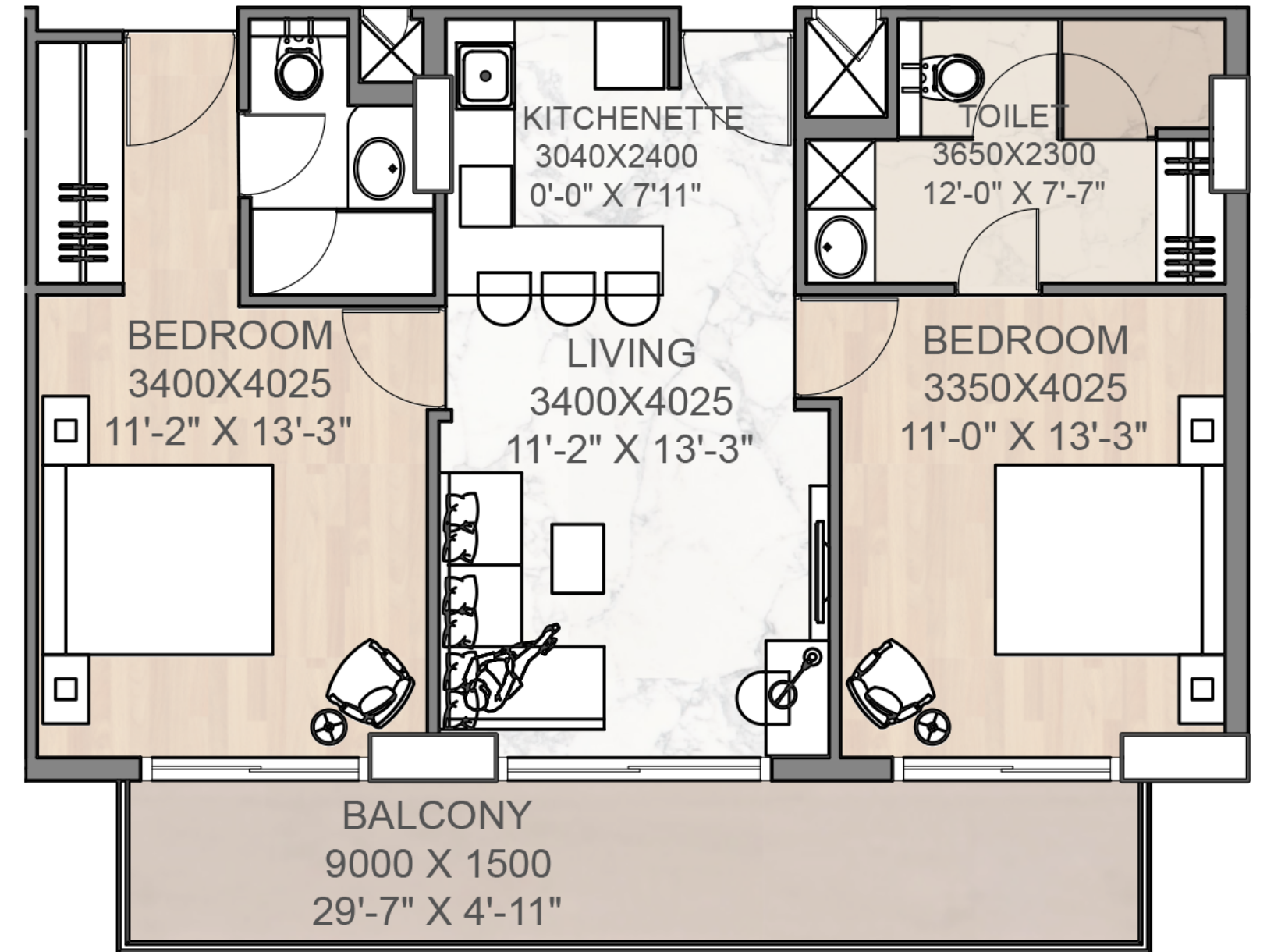




1 BHK UNIT PLAN

TOTAL SALEABLE AREA	= 80.78 sq.m (869 sq.ft)
TOTAL BUILT UP AREA	= 55.10 sq.m (593 sq.ft)
TOTAL CARPET AREA	= 42.32 sq.m (456 sq.ft)

NOTE : Layouts are subject to change as decided by competent Authorities.
 1 Meter = 3.28 Feet | 1 Sq. Meter = 10.76 Sq. Feet
 Furniture as shown in the layout plans are only for illustrative purpose and will not be part of the unit.



2 BHK UNIT PLAN

TOTAL SALEABLE AREA	= 118.24 sq.m (1272 sq.ft)
TOTAL BUILT UP AREA	= 84.23 sq.m (896 sq.ft)
TOTAL CARPET AREA	= 63.92 sq.m (688 sq.ft)

NOTE : Layouts are subject to change as decided by competent Authorities.
 1 Meter = 3.28 Feet | 1 Sq. Meter = 10.76 Sq. Feet
 Furniture as shown in the layout plans are only for illustrative purpose and will not be part of the unit.



SPECIFICATIONS (HI-LIFE)



Structure

Earthquake resistant monolithic RCC frame structure with Aluminium shuttering with levelling plaster and putty



Lift Lobby

04 High speed elevators in each tower
01 Service elevator in each tower
Italian Marble in entrance lobby
Combination of Granite and Glazed Vitrified Tiles on lift fascia.
Glazed vitrified tiles (600mm x 1200 mm) on other walls



Bedrooms

Flooring	Glazed Vitrified tiles (600mmx1200mm) I
Walls & Ceiling	Pleasant shades of Low VOC acrylic emulsion paint
Internal door	Laminated factory made flush doors (termite and water resistant)
External Doors and Windows	3 Track UPVC with mesh and toughened glass
Balcony	Anti-skid vitrified tiles (300mmX600mm) SS railing with toughened glass



Modular Kitchen

Flooring	Glazed Vitrified tiles (600mX1200mm)
Walls & Ceiling	600 mm high Polished Vitrified tiles above working platform, low VOC acrylic emulsion paint
External Doors and Windows	3 Track UPVC with mesh and toughened glass.
Balcony	Anti-skid vitrified tiles (300mmX600mm) SS railing
Platform	Polished Quartz stone counter top



Electrical

Premium brand modular switches and sockets with copper wire fitting.



Main Staircase

Granite floor with S S railing

Fire Staircase

Granite floor with M S railing



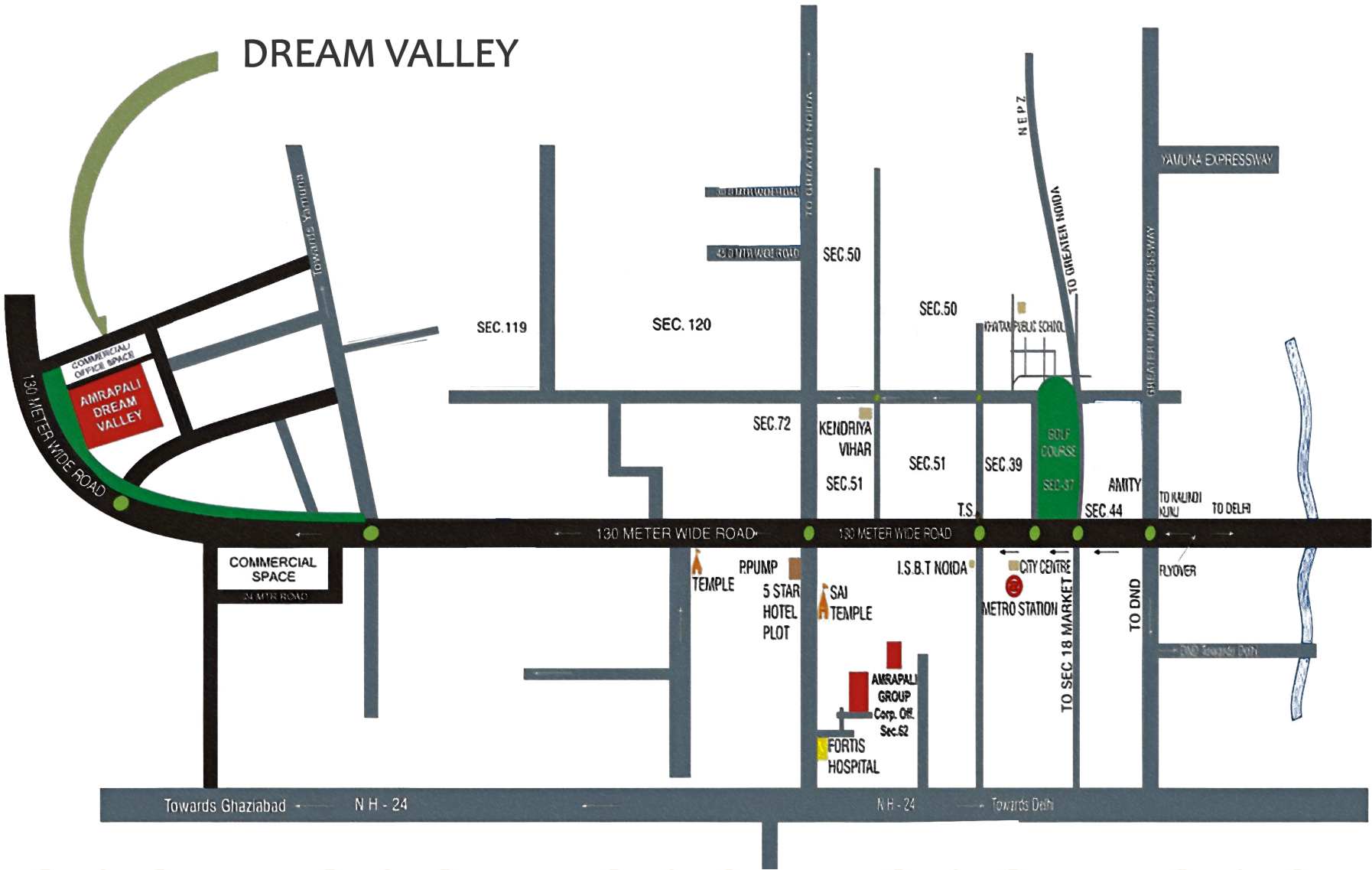
Living / Dining

Flooring	Glazed Vitrified tiles (600 mm X 1200mm)
Walls & Ceiling	Low VOC Acrylic Emulsion Paint
Internal door	Laminated factory made flush doors (termite and water resistant)
External Doors and Windows	3 Track UPVC with mesh and toughened glass
Balcony	Anti-skid tiles (300mmX600mm) SS railing with toughened glass



Toilets

Flooring	Anti-skid vitrified tiles (600mX600mm)
Walls & Ceiling	Vitirfied Slim Tiles (600 mm x 1200 mm)upto false ceiling level & Powder coated Linear Metal False Ceiling
Internal door	ISI Approved laminated flush doors (termite and water resistant)



HEALTH CARE

Yathrath Hospital	5 minutes
Fortis Hospital	15 minutes
Kailash Hospital	15 minutes



BUSINESS PARKS

IBM Campus	2 minutes
R System	4 minutes
NTT Data System	4 minutes



SCHOOL & COLLEGES

The Sri Ram Universal School	2 minutes
Pacific World School	2 minutes
Lotus Valley Int. School	5 minutes
JBM Global School	5 minutes



METRO STATION & AIRPORT

Proposed Metro Station	5 minutes
Jewar Airport	50 minutes
IGI Airport	60 minutes



SPORTS & ENTERTAINMENT

City Centre Mall	4 minutes
Cricket Stadium	5 minutes
Badminton Academy	10 minutes



NBCC (India) Limited
(A Government of India Enterprise)

Dream Valley Phase III,
Plot No- GH-09, Tech Zone IV,
Greater Noida
Uttar Pradesh - 201306
Contact : 011-46990020



ASPIRE