



A DREAM . A DESTINATION . A DYNASTY  
**WORTH YOUR NAME**



A COMPLETE NEIGHBORHOOD  
TO COMPLIMENT YOUR LIFESTYLE

5.8  
ACRES

3  
TOWERS

34  
FLOORS

198  
APARTMENTS

6  
DUPLEXES



# FEATURES



76% green, open,  
construction free area



Contactless  
Serviced Homes, with  
separate entry & exits for  
service personnel



Low Density Living,  
Only 204 apartments in  
5.8 acres.

# FEATURES



Best connectivity to educational institutions, workspaces & healthcare facilities



Hydroponic Farming, enabling a farm to fork experience



Platinum rated green building affiliation from IGBC

# FEATURES



Pet stead, for  
your furry companions



Customizable homes, to  
define your own luxury  
statement.



7-Tier Security System

**AMITY UNIVERSITY**  
SECTOR 125 | 15 MIN

**BIMTECH**  
KNOWLEDGE PARK 2  
GREATER NOIDA | 15 MIN

**GAUTAM BUDDHA UNIVERSITY**  
YAMUNA EXPRESS WAY | 20 MIN

**SHARDA UNIVERSITY**  
KNOWLEDGE PARK 3  
GREATER NOIDA | 20 MIN

**NOIDA INTERNATIONAL UNIVERSITY**  
SECTOR 17 A,  
YAMUNA EXPRESS WAY | 25 MIN

**JAYPEE HOSPITAL**  
SECTOR 128 | 15 MIN

**FORTIS HOSPITAL**  
SECTOR 62 | 35 MIN

**APOLLO HOSPITAL**  
SECTOR 26 | 30 MIN

**MALL OF INDIA**  
SECTOR 18 NOIDA | 20 MIN

**GREAT INDIA PLACE**  
SECTOR 18 NOIDA | 20 MIN

**GARDENS GALLERIA**  
SECTOR 38 | 20 MIN

**GRAND VENICE**  
GREATER NOIDA | 25 MIN

**LOGIX CITY CENTRE MALL**  
SECTOR 32 NOIDA | 25 MIN

## UNIVERSITIES

## HOSPITALS

## SHOPPING



**A MARQUEE  
ADDRESS**

**SHIV NADAR SCHOOL**  
13 MIN | SECTOR 168

**THE SHRIRAM MILLENNIUM SCHOOL**  
14 MIN | SECTOR 135

**GENESIS GLOBAL SCHOOL**  
14 MIN | SECTOR 132

**DPS NOIDA**  
15 MIN | SECTOR 132

**JBM INTERNATIONAL SCHOOL**  
15 MIN | SECTOR 132

**LOTUS VALLEY SCHOOL**  
20 MIN | SECTOR 126

**PATHWAYS SCHOOLS**  
22 MIN | SECTOR 100

**METRO STATION**  
05 MIN | SECTOR 144  
05 MIN | SECTOR 143  
10 MIN | SECTOR 137

18 MIN | DND FLYWAY

**PVR**  
MALL OF INDIA  
20 MIN | SECTOR 18 NOIDA

**PVR SUPERPLEX**  
LOGIX CITY MALL  
25 MIN | SECTOR 32, NOIDA

**CARNIVAL CINEMAS**  
GREAT INDIA PLACE  
20 MIN | SECTOR 18, NOIDA

## SCHOOLS

## CONNECTIVITY

## MULTIPLEXES



**Disclaimer:**

- 1. All rooms dimensions are in millimeters, 1 Sqm= 10.764Sq.Ft | 1000 mm=3.28 Ft.
- 2. Any minor additions or alterations if required in the project shall be done keeping in mind the provision of RERA.
- 3. The given measurements are brick to brick dimensions where the thickness of finishes are not considered.
- 4. Loose furniture & appliances are shown for better understanding of the layout and are not part of the standard offering.

**TOWER-A, B & C  
TYPICAL FLOOR PLAN**

	Sq.Mtr.	Sq.Ft.
Carpet Area (As per RERA)	258.63	2784
Balcony Area	71.49	769.55
Sale Area	436.64	4700



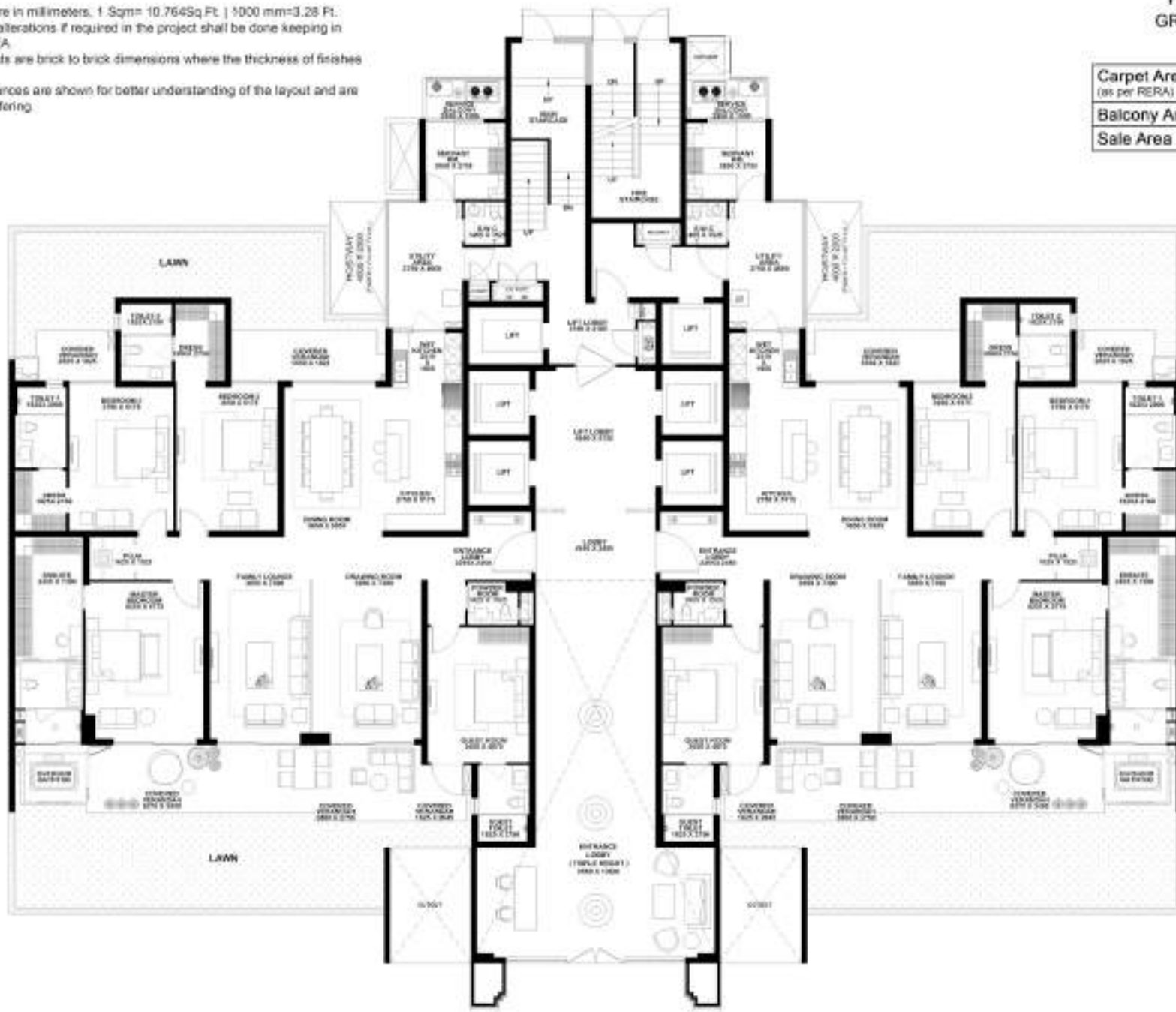
TYPICAL  
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**TOWER-A, B & C  
GROUND FLOOR PLAN**

	Sq.Mtr.	Sq.Ft.
Carpet Area (as per RERA)	258.63	2784
Balcony Area	71.49	769.55
Sale Area	436.64	4700



GROUND  
FLOOR  
PLAN

# GULSHAN DYNASTY SITE PLAN



## MASTER PLAN



LOCATION  
MAP



GULSHAN  
DYNASTY

[WWW.GULSHANDYNASTY.IN](http://WWW.GULSHANDYNASTY.IN)

UPRERAPRJ950870 [WWW.UP-RERA.IN](http://WWW.UP-RERA.IN)