

SCAN HERE TO ENJOY THE MELODY OF





The Experion Elements insignia incorporates all the 9

Solfeggio Frequencies

musical notes based on ancient sacred chants that relax the mind and raise consciousness



The Experion Legacy

Experion is a 100% FDI-funded real estate developer a wholly-owned subsidiary of Experion Holdings Pte. Limited, Singapore, the real estate investing arm of AT Holdings group of companies

It started its India journey in 2006

It has a track record of successfully executing 8 landmark projects across Gurugram, Lucknow and Amritsar covering a total of 5.5 million square feet (0.51 million square meter) built-up area

Experion Group owns land parcels across Haryana, Punjab, Uttar Pradesh, Telangana, Tamil Nadu, Goa and Maharashtra

The company has plans to develop large-format integrated townships, high-rise condominiums, commercial spaces, hotels and resorts





A global conglomerate with offices across India, Singapore,
Dubai and the Netherlands

Its asset portfolio spans across diverse high-income growth sectors including Real Estate, Renewable Energy, Private & Structured Credit and Public Markets



Excellence

8 TIMES OVER

Our dedication to understand and fulfil customer needs sets us apart. We infuse our projects with deep personal commitment and put our mind & soul into creating spaces that truly feel like home



Sector-112, Gurugram

PH 2-RC/REP/HARERA/GGM/2017/64
PH 3-RC/REP/HARERA/GGM/2017/73
PH 4-RC/REP/HARERA/GGM/2017/112
WWW.HARYANARERA.GOV.IN
www.experion.co/residential-windchants



PH 1 - RC/REP/HARERA/GGM/593/325/2022/68
PH 2 - RC/REP/HARERA/GGM/994/426/2023/38
PH 3 - RC/REP/HARERA/GGM/93/31/05/2019/67
PH 4 - RC/REP/HARERA/GGM/373/105/2019/67
PVILLAS - RC/REP/HARERA/ GGM/2017/103
WWW.HARYMARERA/GOM/10
www.experion.co/residential-westerlies



Sector-108, Gurugram
PH 4-RC/REP/HARERA/GGM/2017/306
PH 5-RC/REP/HARERA/GGM/2017/113
PH 6-RC/REP/HARERA/GGM/360/92/2019/54
WWW.HARYMARERA.GOV.IN
www.experion.co/residential-heartsong



PH 1 REAR REGN. NO. UPRERAPRIJ224
PH 2 RERA REGN. NO. UPRERAPRIJ5884
PH 3 RERA REGN. NO. UPRERAPRIJ647179
WW.UP-RERAIN
ww.up-residential-experion-capital

MILESTONE EXPERION **CENTRE**

NH-8, Gurugram

RERA REGN: 329 OF 2017 DATED 23.10.2017
WWW.HARYANARERA.GOV.IN
www.experion.co/commercial-milestone-experion-centre



GT Road, Amritsar

PH 1 RERA REGN. NO. PBRERA-ASRO2-PR0530 WWW.RERA.PUNJAB.GOV.IN experion.co/residential-experion-virsa

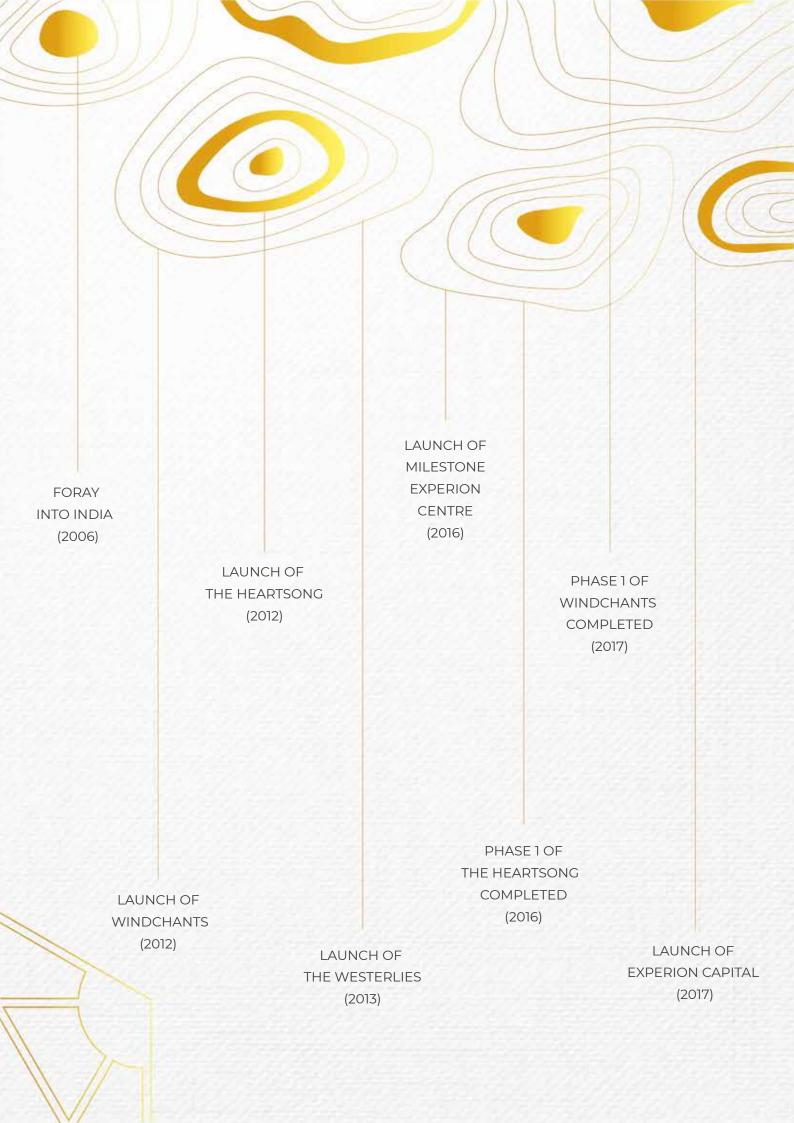


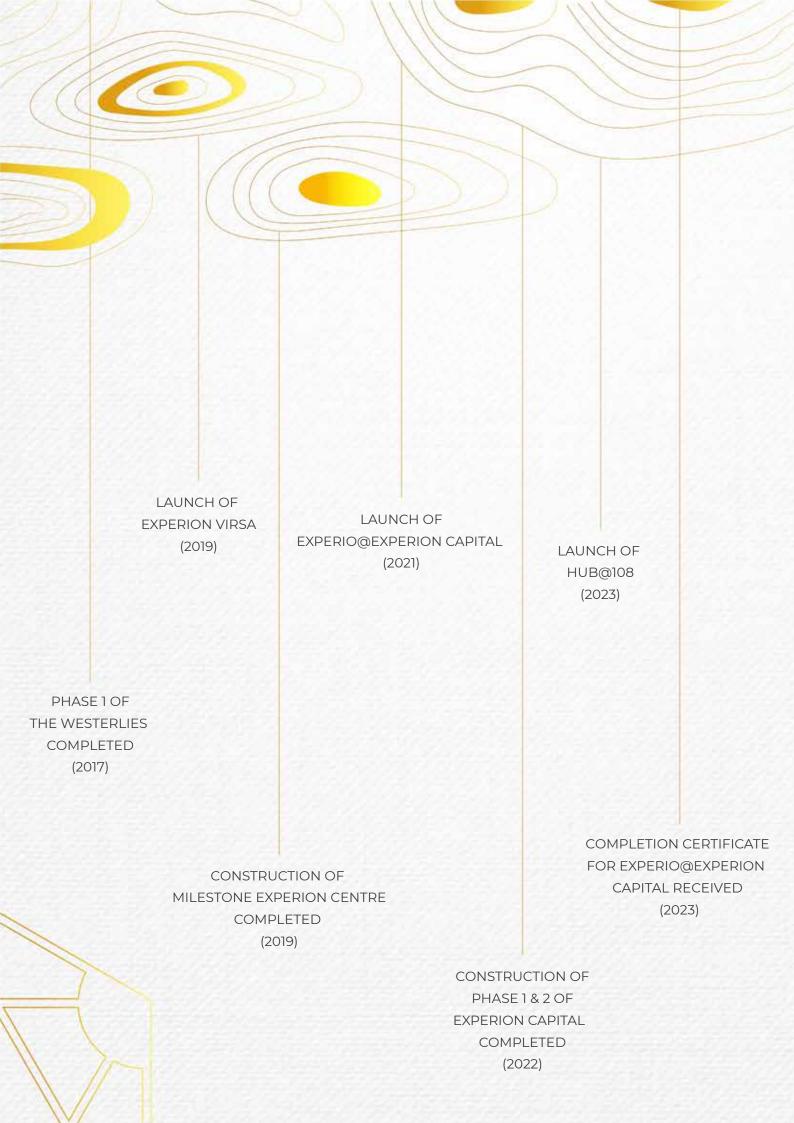
PH 1 RERA REGN. NO. UPRERAPRIJ4224
PH 2 RERA REGN. NO. UPRERAPRIJ 15884
PH 3 RERA REGN. NO. UPRERAPRIJ671779
WWW.UP.RERAPRIJ671779
www.up.refa.ev.perio-experion-capital



Sector-108, Gurugram

RC/REP/HARERA/ GGM/615/347/2022/90 WWW.HARYANARERA.GOV.IN www.experion.co





NOIDA WILL NOW

Experience Excellence

NOIDA - A MODERN

Cosmopolitan City

Noida's evolution into a global business and technology hub has attracted a vibrant influx of young & educated professionals

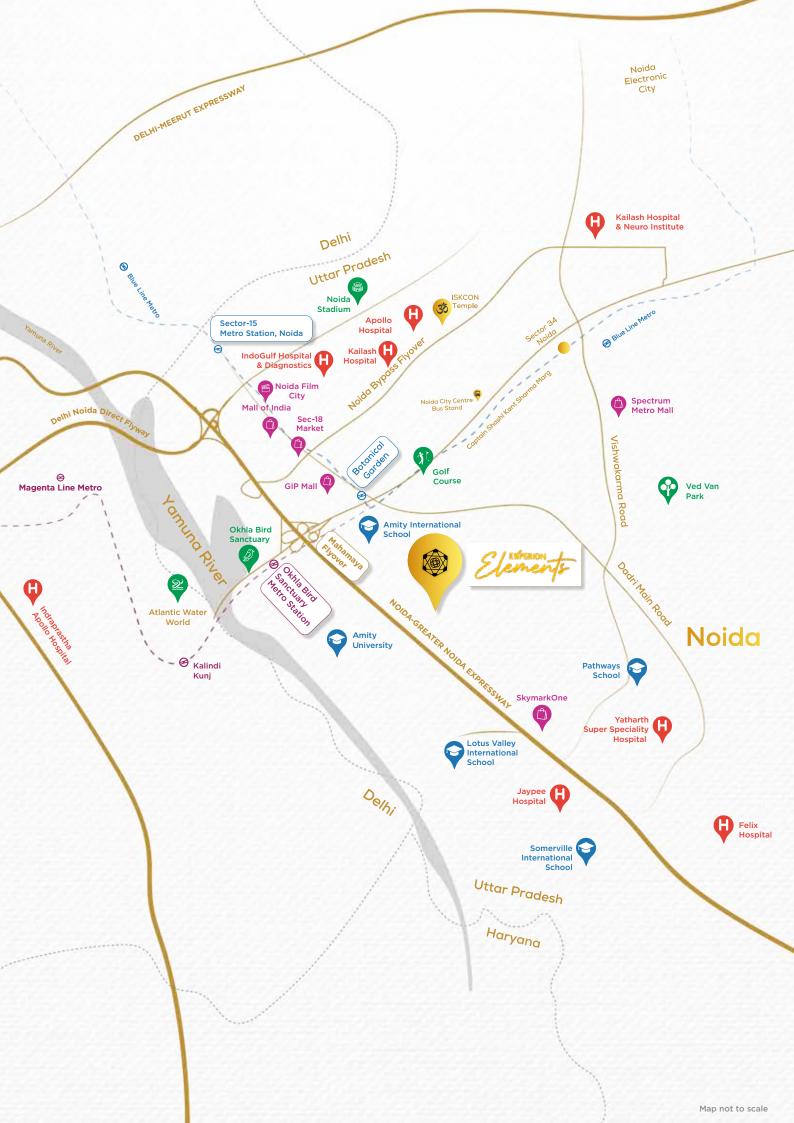
Today, this dynamic community, characterized by their affluence, refined taste, global exposure and a desire for a superior lifestyle, forms the bedrock of Noida's identity



LOCATED

Central Moida

Experion Elements is a towering grace of symphonic brilliance



YOU ARE IN

Central noida

*	Important Landmarks	
	Golf Course	7 mins
	Film City	10 mins
	Noida Stadium	12 mins
	Metro Stations	
•	Botanical Garden	10 mins
	Okhla Bird Sanctuary	12 mins
	Sector 18	12 mins
H	Multispeciality Hospitals	
•	Kailash Hospital	15 mins
	Jaypee Hospital	15 mins
	Felix Hospital	20 mins
	Retail Hubs	
	SkymarkOne	5 mins
	GIP	12 mins
	Sector 18 Market	12 mins
	Mall of India	13 mins
	Educational Institutions	
•	Amity International School	5 mins
	Amity University	5 mins
	Pathways School	5 mins

Lotus Valley International School

10 mins





Galaxy Cotai Resort, Macau

Belt Collins, founded in 1953 by Robert M. Belt and Walter K. Collins, is among the world's most respected landscape architecture and environmental planning firms. With a strong focus on sustainable and biodiversity design, they have earned a reputation for delivering exceptional projects of global significance. Led by accomplished design directors with a proven track record of designing award-winning and pioneering projects across continents, Belt Collins ensures that their well-trained teams consistently deliver cutting-edge solutions

New Futura, Singapore



Wuhan New World K11 Complex, China







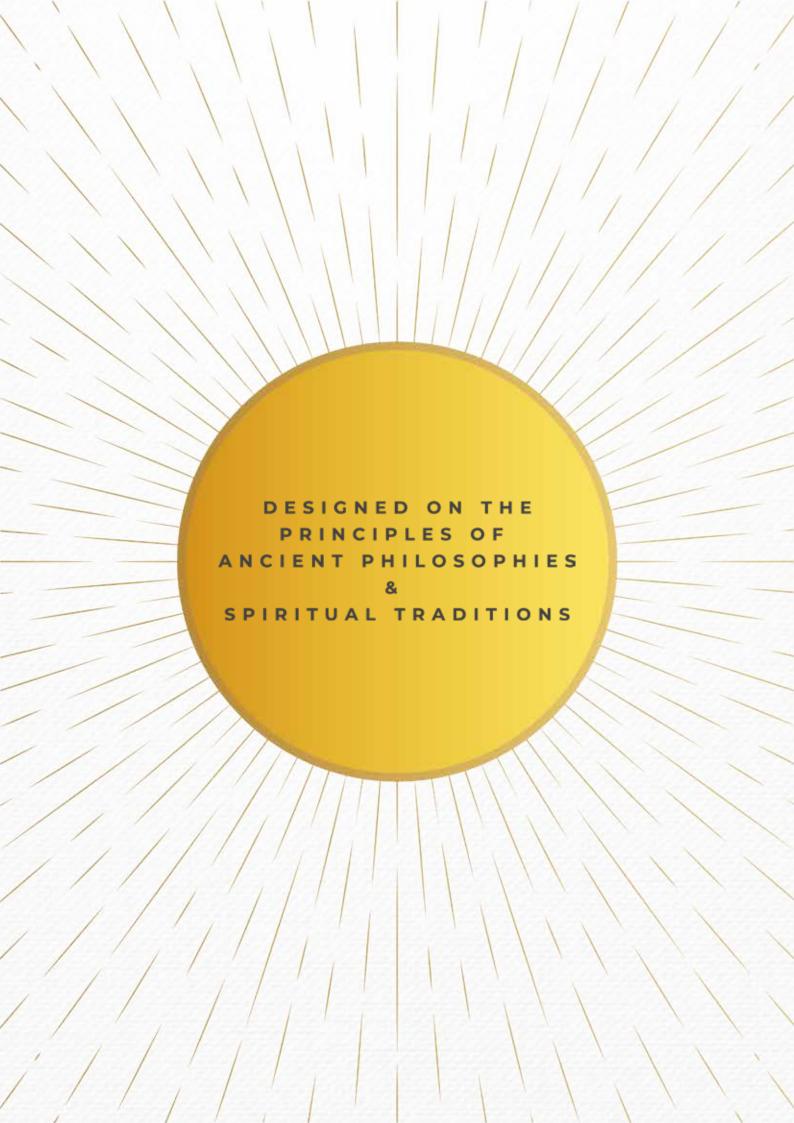
ONE OF THE WORLD'S LARGEST ARCHITECTURAL FIRMS

DSP Design is an international architecture and design firm catering to an array of verticals within Architecture, Interior Design and Smart Building Solutions across domains like high density residential, corporate & commercial spaces, hospitality, industrial, retail and education

Smart Building Technology and Sustainability form an embedded part of the entrepreneurial work culture at DSP ensuring the practice delivers designs that cut across multi-generational spatial expectations

Globally, DSP Design stands as the 47th Largest Architectural firm on the World Architecture 100 compendium as on 2024





THE FLUIDITY OF Air

THE HARMONY OF Water

THE STABILITY OF Earth

THE WARMTH OF Fire

AND

THE EXPANSIVENESS OF Ether



These fundamental energies are the building blocks of synergy – animating all that lives and breathes around us, within us; serving as the invisible thread that connects the material with the spiritual and the essence with its existence

The vibrations of the 5 elements are palpable at Experion Elements, enlivening a space rich with the lushness of nature and fluidity of experience







The Future

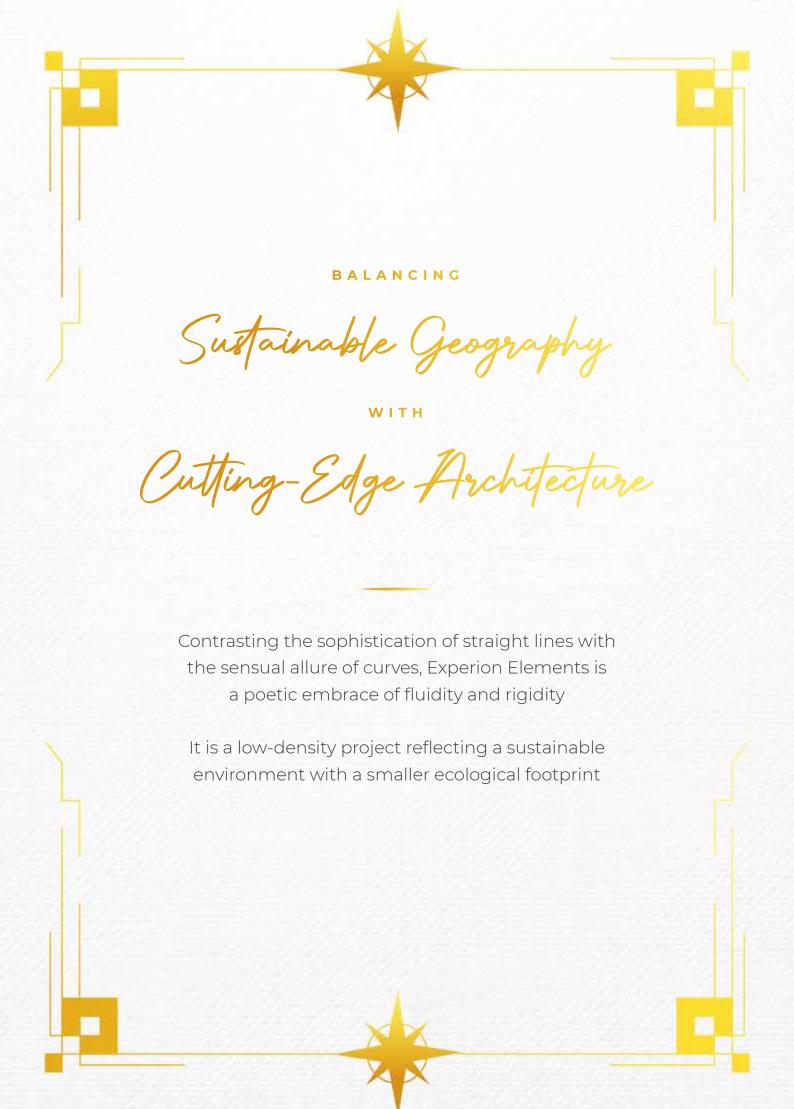
AND

The Past

IN HARMONY

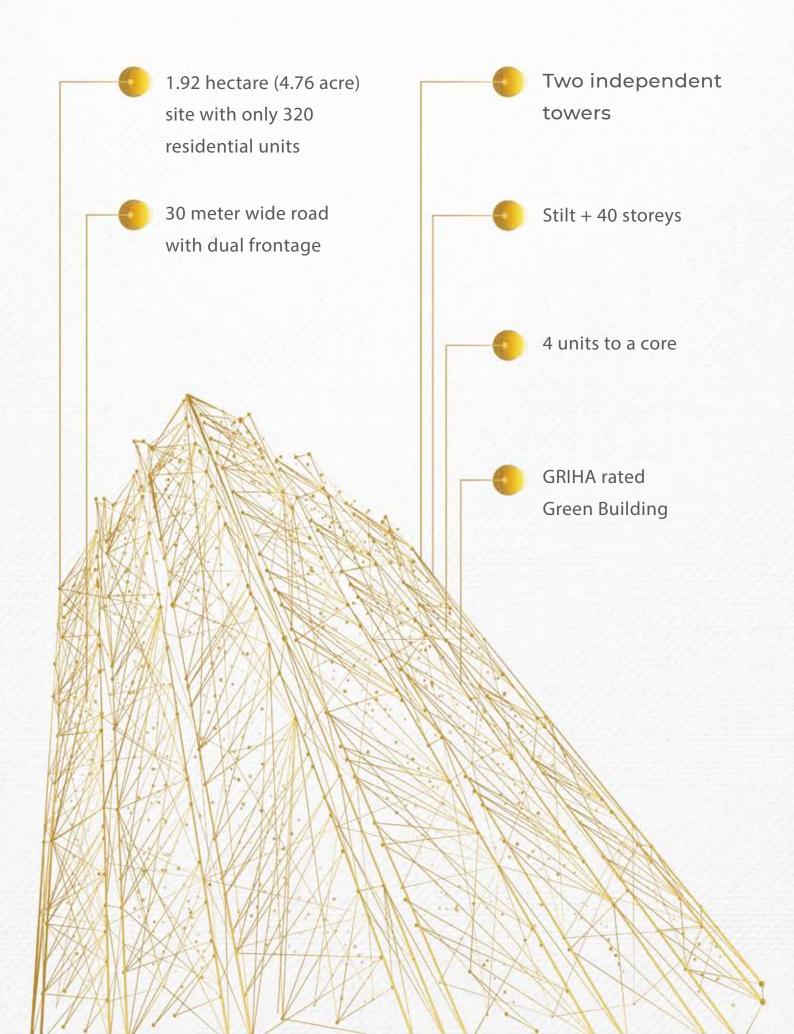
Experion Elements masterfully blends the essence of the past with the vision of the future, creating a living sanctuary where cutting-edge architecture meets the timeless beauty of nature

From the intricate patterns of raindrops to a diverse array of plant life, tranquil water features, leaf-inspired pavilions and sculptures, each element is meticulously crafted to evoke the rejuvenating atmosphere of a lush garden basking in the freshness after the rain

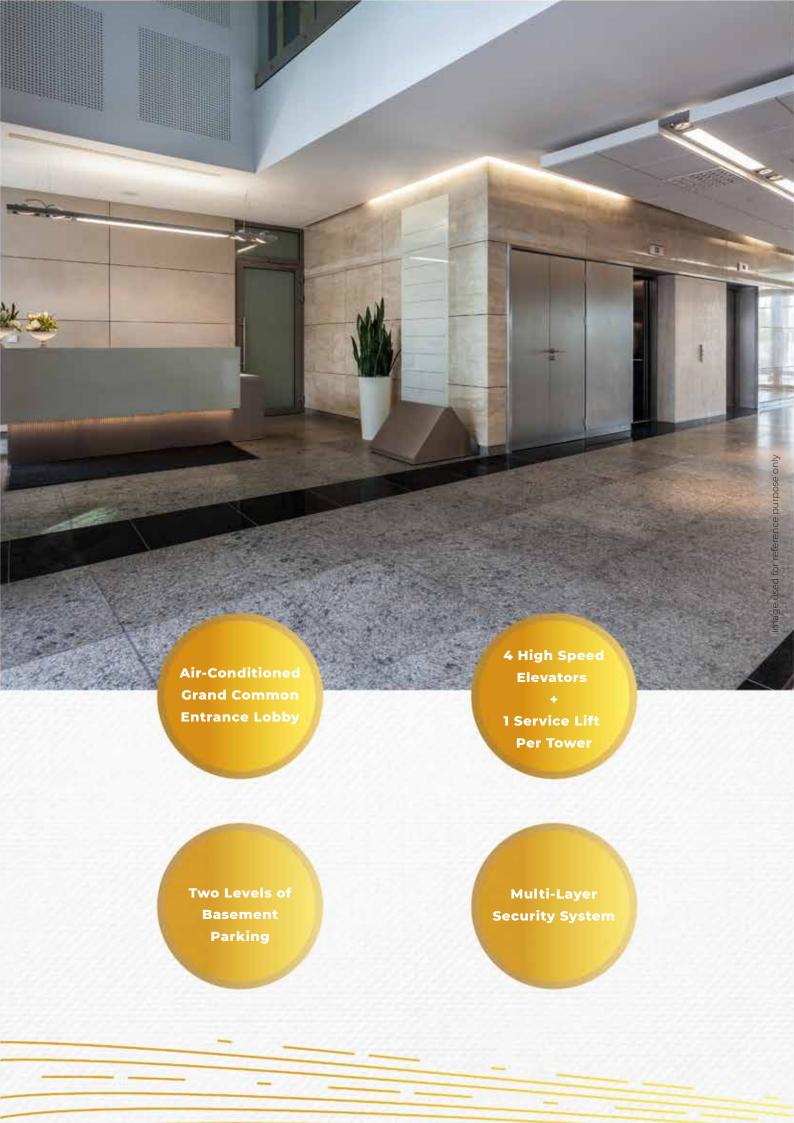


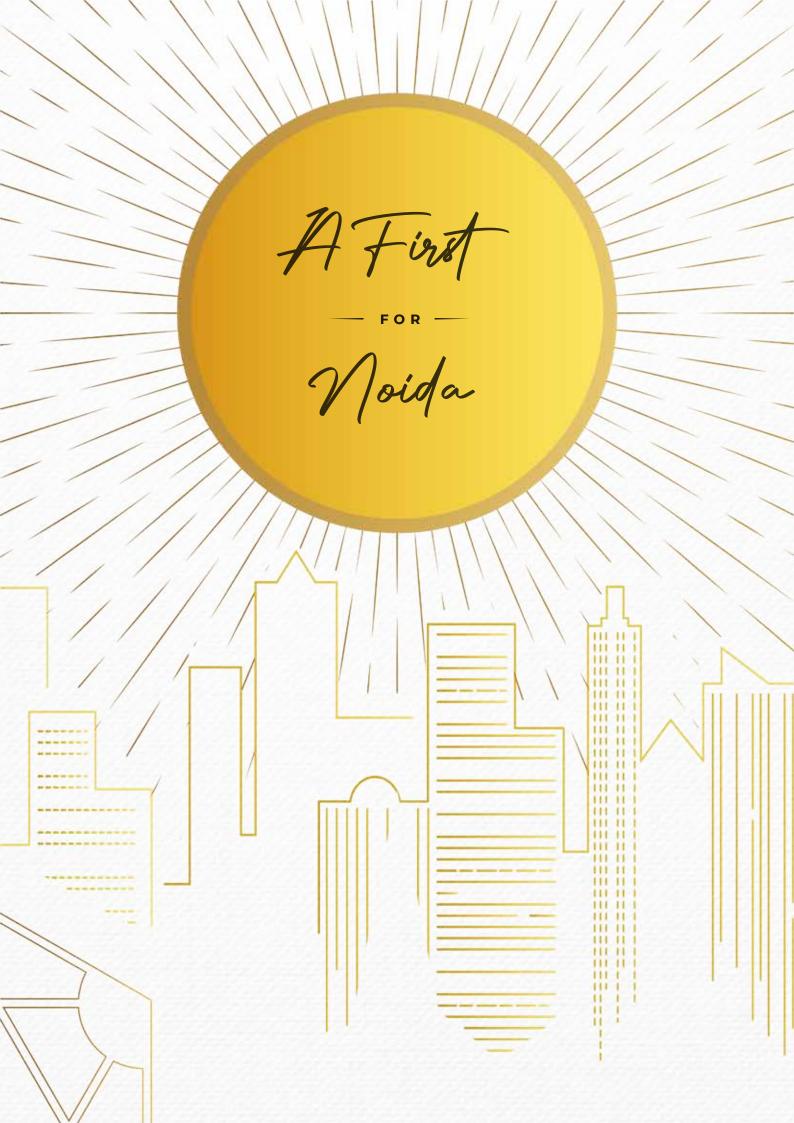






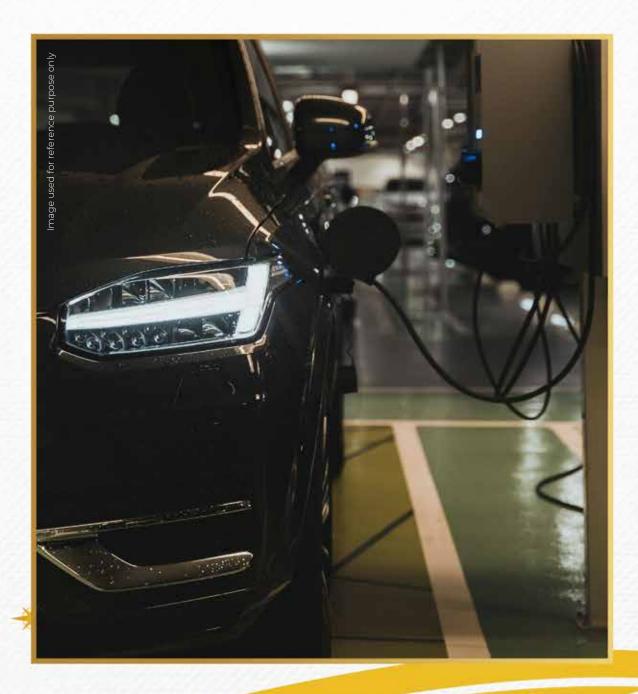






Dedicated EV Charging Facility

One dedicated EV charging facility per apartment along with a regular car parking. Enjoy the ease of powering your EVs at your dedicated parking slot. Be ready for the road in the most environment-friendly manner





Pickleball Court

Pickleball Court - the world's favourite new sport

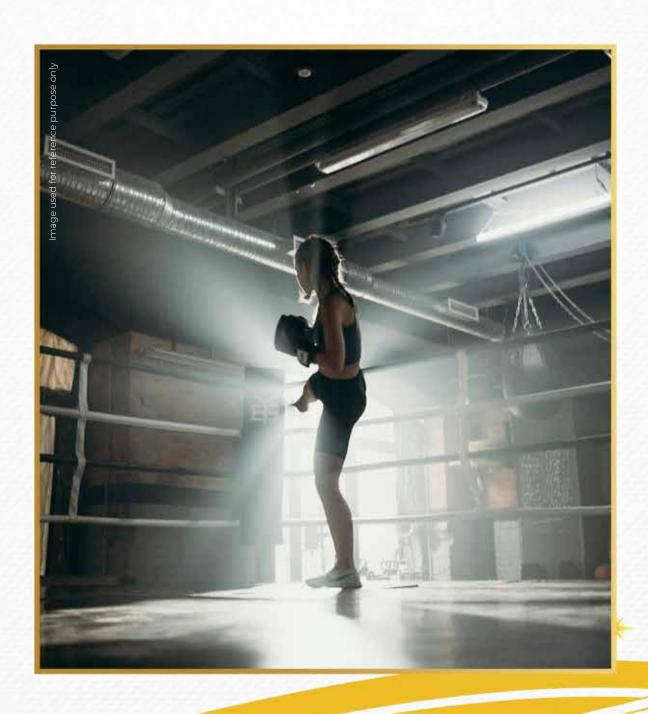
Join in on the excitement and experience the joy of

being fit while having fun





Elevate your fitness journey at the exclusive kick-boxing ring Dive into high-energy workouts and challenge your limits



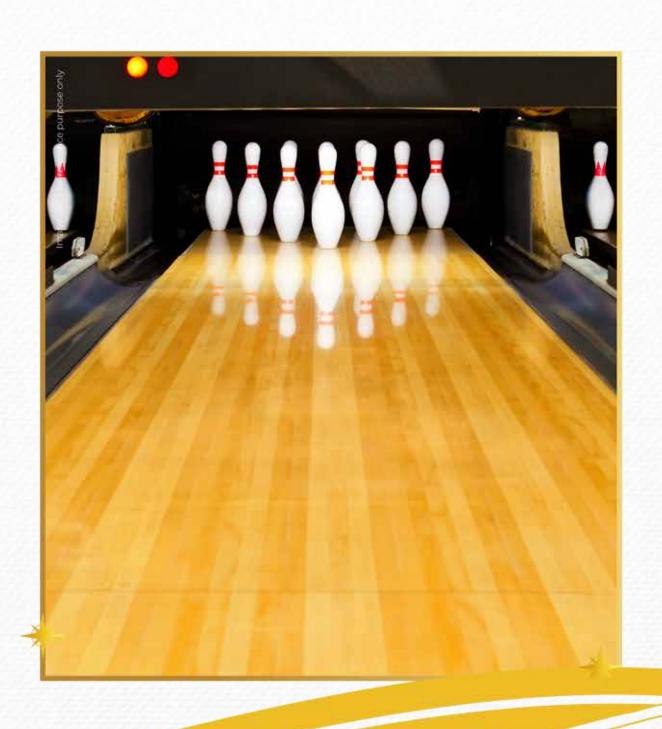
Grand Cineplex with Dolby Sound

Immerse yourself in a cinematic experience at the Grand Cineplex, featuring cutting-edge Dolby Sound technology and one of the largest 4K LED screens in Noida





A fun, engaging space that's sure to become a favourite spot for residents of all ages. Come together compete and create lasting memories



Business Center

Enjoy the convenience of a cutting-edge office environment right within the community. Conduct work from home with ease and efficiency at the modern, internet-enabled business center designed to meet all your professional needs



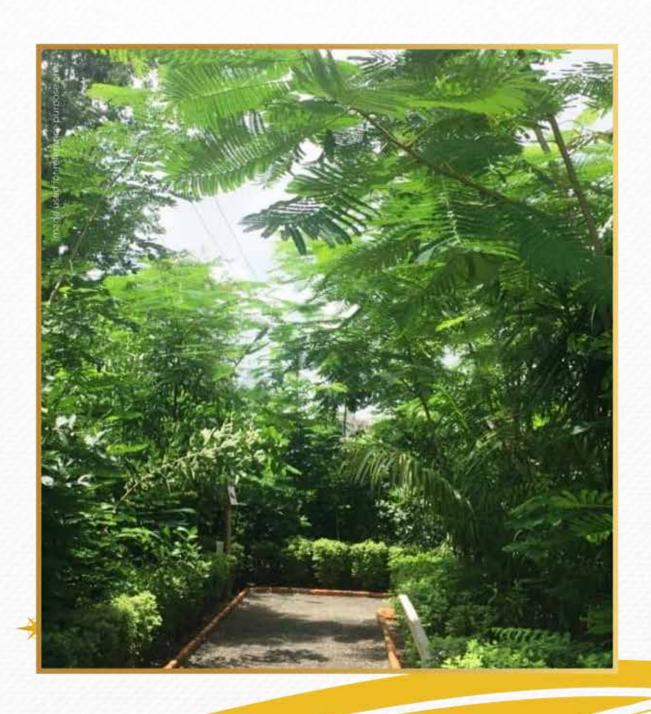
Elevated Walkway

Ingeniously designed to offer private access to the swimming pool, which also doubles up as a jogging track, providing an unmatched experience where you jog amidst the sky, overlooking the pristine blue water below



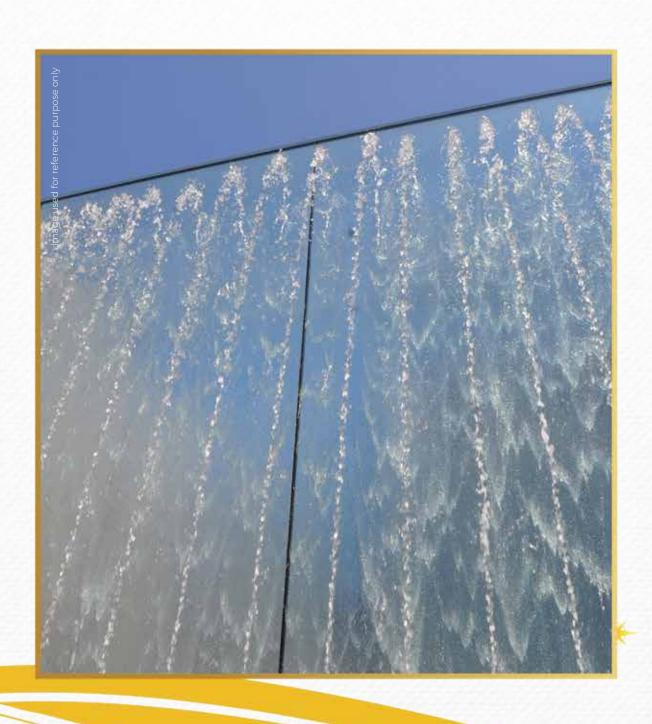
Miyawaki Garden

Unique Japanese-style biodiverse ecosystem - a peaceful retreat, encouraging mindfulness and a deeper connection with the environment





Experience the serene beauty of our water cascade feature that brings a calming presence and peace amidst the gentle sounds of flowing water





Spaces for your furry friends to play, explore and relax in a park designed just for them. Experience the joy of watching your pets in their element, in a community that celebrates and cherishes the bond between pets and their owners



Performance Glass

Bask in the brilliance of natural light without the discomfort of heat. High-performance glass reduces heat gain and thermal energy transfer, ensuring your home remains comfortable and energy-efficient year-round









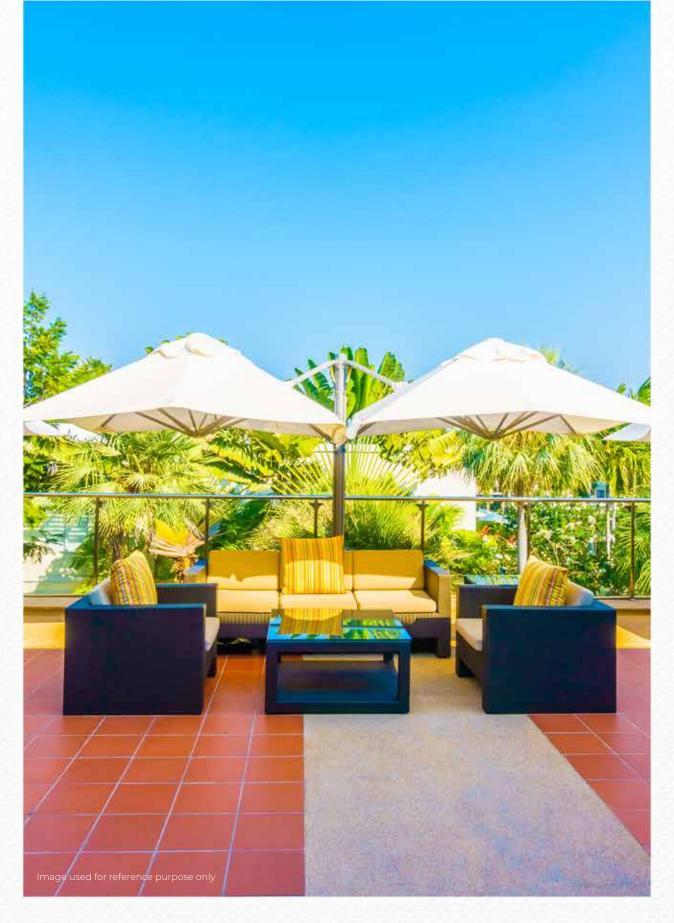






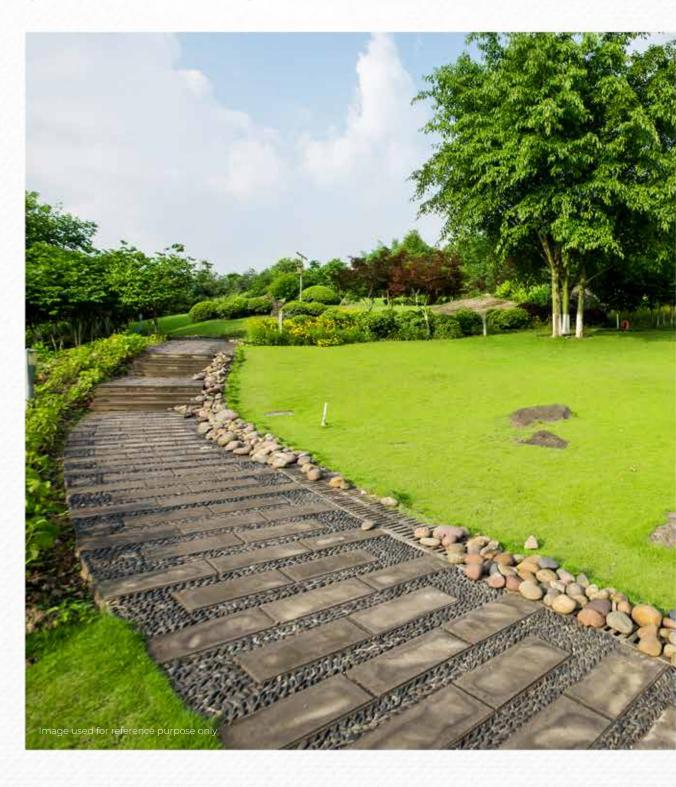
Air Zone





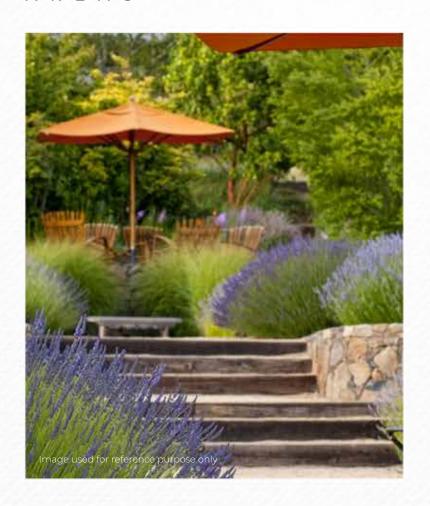
ELEVATED DECK

OPEN LAWNS



GARDEN
WITH SITTING

AREAS

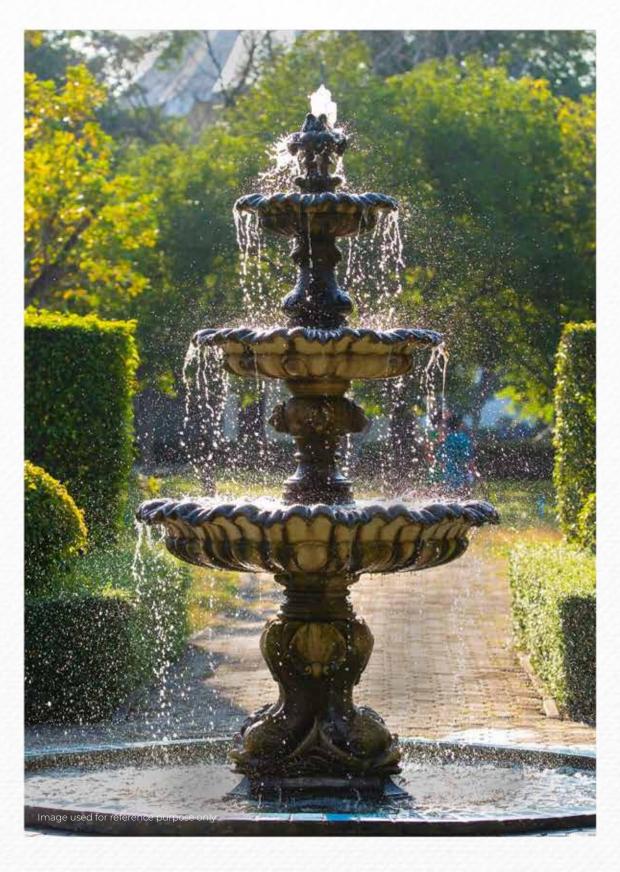




AROMATIC PLANTS

Water Zone









S W I M M I N G P O O L

Earth Zone



D E S I G N A T E D
A R E A F O R
S C U L P T U R E S



CHILDREN
PLAY AREA



— C A F E



NUTRITION BAR





ROCK
CLIMBING WALL

Fire Zone







FIRE PIT WITH SEATING

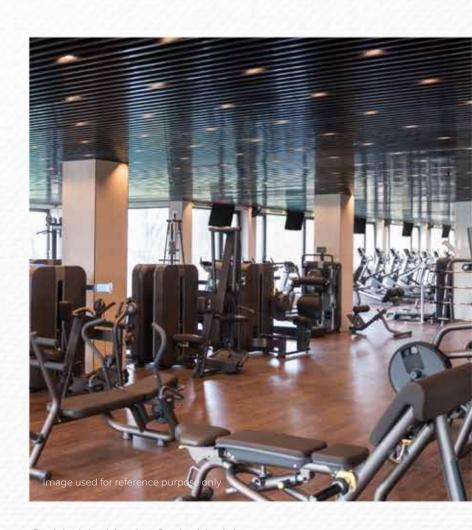


SQUASH COURT



BADMINTON COURT

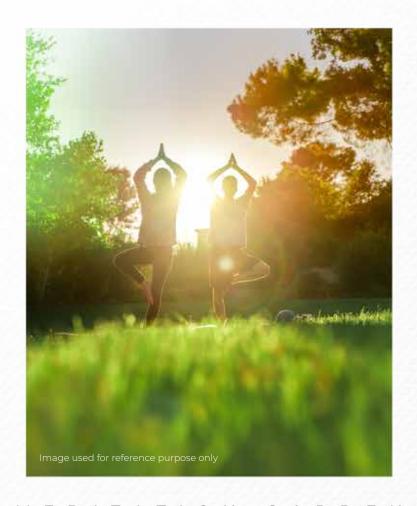




GYMNASIUM

Ether Zone





MEDITATION GARDEN

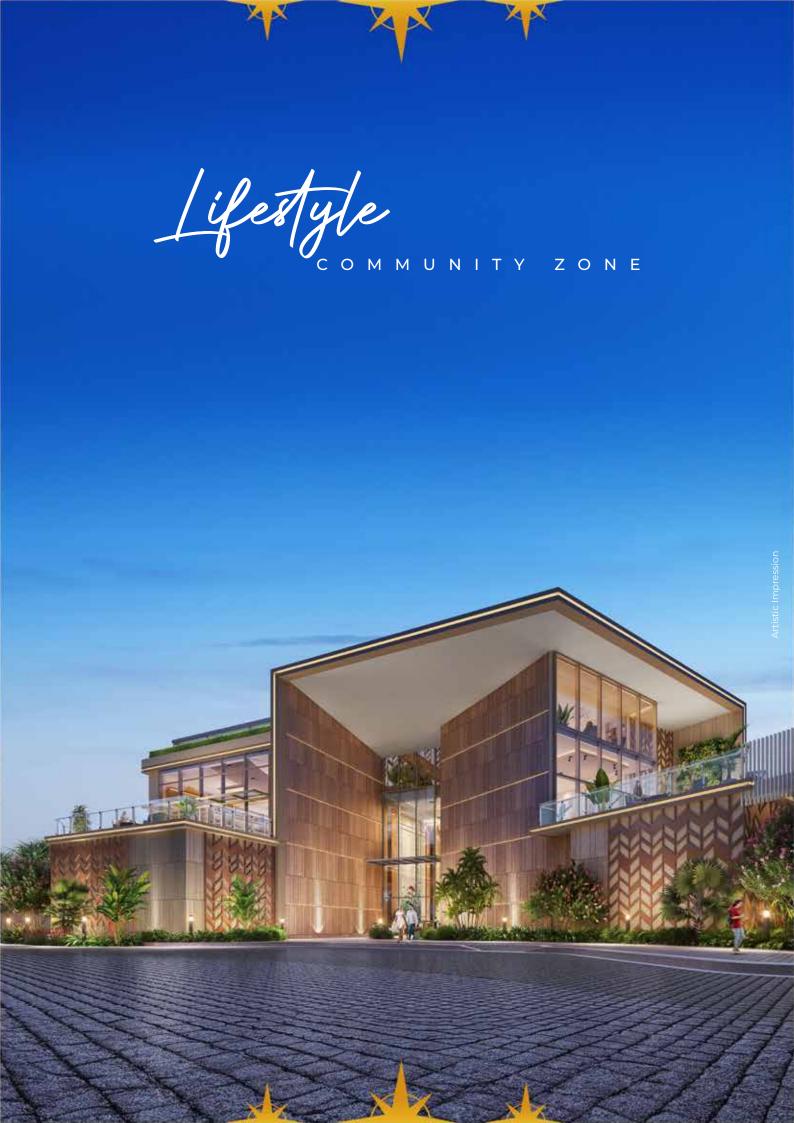


YOGA ROOM



TAI CHI DECK







CONCIERGE

RESTAURANT



LOUNGE



LIBRARY





BANQUET — HALL





FOOSBALL

V R R O O M



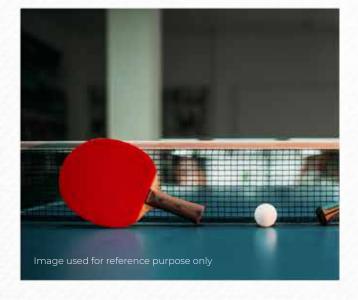


SPA & SAUNA



TABLE TENNIS







Master Flan

LEGEND

AIR

- Elevated Landscape Deck
- Sunken Open Lawn Equipment
- Garden With Seating Area

WATER

- 4 Swimming Pool
- 5 Kids Pool
- 6 Pool Deck
- 7 Water Cascade
- 8 Drinking Water Station
- 9 Water Body

FIRE

- 10 Barbeque Area With Trellis
- 11 Fire Pit
- 12 Basketball Half Court
- 13 Pickle Ball Court

EARTH

- 14 Children Play Area
- 15 Feature Sculpture
- 16 Rock Climbing
- 17 Pet Zone

ETHER

- 18 Meditation Garden
- 19 Yoga / Taichi Deck
- 20 Creche

OTHER

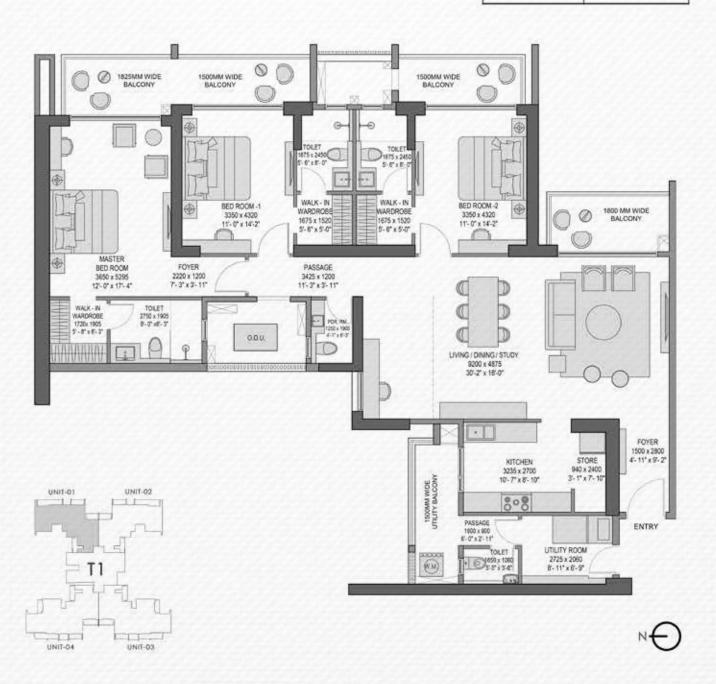
- 21 Commercial
- 22 Driveway
- 23 Visitor Parking
- 24 Ramp To / From Basement
- 25 Drop-Off Area
- 26 Guard House
- 27 Main Entrance / Exit
- 28 Secondary Entrance / Exit
- 29 Entrance Lobby
- 30 Commercial Entrance



Unit Plan

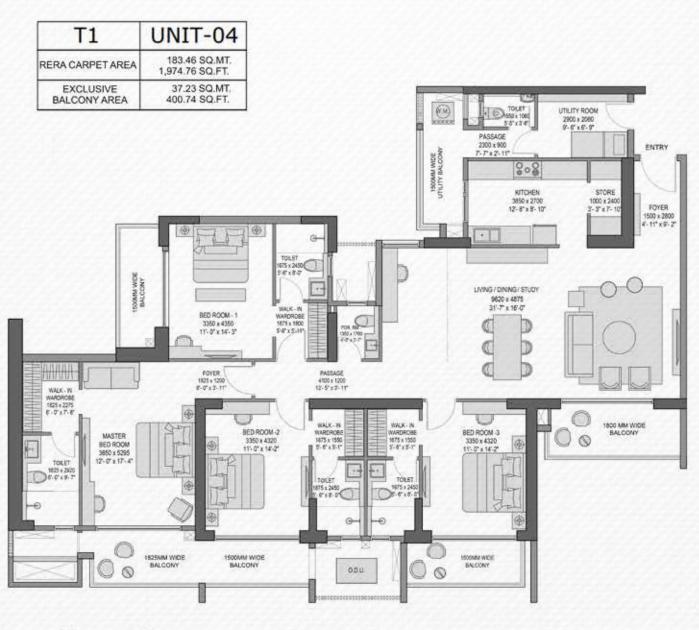
3 BHK

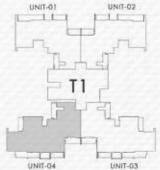
T1	UNIT-01
RERA CARPET AREA	154.78 SQ.MT. 1,666.05 SQ.FT.
EXCLUSIVE BALCONY AREA	30.66 SQ.MT. 330.02 SQ.FT.



Unit Plan

4 BHK







Specifications

ZONE/AREA	FLOORING	WALL FINISH	CEILING	INTERNAL DOORS	EXTERNAL DOORS AND WINDOWS	OTHERS
Living Room	Imported Marble	Acrylic Emulsion paint	Acrylic Emulsion paint	8' High Main Door to Flat - Hardwood frame with Veneered flush door	Aluminium / UPVC Glazing with Performance Glass	NA
Dining Room + Study	Imported Marble	Acrylic Emulsion paint	Acrylic Emulsion paint	NA	Aluminium / UPVC Glazing with Performance Glass	NA
Master Bedroom & Walk in Wardrobe	Laminated Wooden Flooring	Acrylic Emulsion paint	Acrylic Emulsion paint	8' High Prefabricated Modular door with frame OR flush door with laminate / paint and hardwood frame	Aluminium / UPVC Glazing with Performance Glass	NA
Other Bedrooms & Walk in Wardrobes	Laminated Wooden Flooring	Acrylic Emulsion paint	Acrylic Emulsion paint	8' High Prefabricated Modular door with frame OR flush door with laminate / paint and hardwood frame	Aluminium / UPVC Glazing with Performance Glass	NA
Kitchen	Vitrified Tile	Vitrified tile dado upto 2 feet high above Kitchen counter and Acrylic Emulsion paint	Acrylic Emulsion paint	NA	Aluminium / UPVC Glazing with Performance Glass	Modular Kitchen with Granite counter top, stainless steel sink Chimney, Hob, Instant Geyser of approved make
Store	Vitrified Tile	Acrylic Emulsion paint	Acrylic Emulsion paint	NA	NA	NA
Master Toilet	Antiskid ceramic/ vitrified tile	Vitrified / ceramic tile 7' high	Moisture Resistant False Ceiling	7' High Prefabricated Modular door with frame OR flush door with laminate / paint and hardwood frame	Aluminium / UPVC Glazing with Glass	Premium CP & Sanitary Fixtures, Geyser, Exhaust-fa and Mirror
Other Toilets	Antiskid ceramic/ vitrified tile	Vitrified / ceramic tile 7' high	Moisture Resistant False Ceiling	7' High Prefabricated Modular door with frame OR flush door with laminate / paint and hardwood frame	Aluminium / UPVC Glazing with Glass	Premium CP & Sanitary Fixtures, Geyser, Exhaust-fa and Mirror
Balconies	Ceramic / Vitrified Tile	Exterior Grade texture paint	Exterior grade paint	NA	NA	Stainless steel & Glass railing as pe approved design
Utility Room	Ceramic Tile	Acrylic Emulsion paint	Acrylic Emulsion paint	NA	Aluminium / UPVC Glazing with Performance Glass	NA
Utility Toilet	Ceramic Tile	Ceramic Tile 7' high	Acrylic Emulsion paint	7' High Prefabricated Modular door with frame OR flush door with laminate / paint and hardwood frame	Aluminium / UPVC Glazing with Performance Glass	Standard CP & Sanitary Fixtures, Geyser, Exhaust-fa and Mirror
Airconditioning	VRV/VRF or Equivalent for all Bedrooms & Living/dining					
Power Back up	Full Power Backup					
Security System	24 hours 4 Tier security/surveillance with 200 nos. of CCTVs in the Project's Entry/Exit, Basements, Elevators & Ground Floor entrance lobbies					
Elevator	4 Nos. High Speed Passenger Elevators + 1 service elevator in each tower					
EV charging	1 EV charging facility per unit shall be provided					

* Exposed fire-fighting pipes inside the flat will be suitably covered with treatment like gypsum boxing, cornices etc.

* Design/Space provision for piped gas will be made

* Mosquito net will be provided in all the sliding doors/windows

* 7' & 8' should be read as 7 feet and 8 feet, respectively. All the dimensions will be under standard tolerance limits



A **SINGAPORE** GROUP COMPANY

EXPERION DEVELOPERS PRIVATE LIMITED

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PROJECT ADDRESS	Plot No. GH-02, Sector-45, Noida, Uttar Pradesh-201303
CORPORATE OFFICE	8 th Floor, Wing-B, Milestone Experion Centre, Sector-15 Part 2, Gurugram, Haryana-122001
REGISTERED OFFICE	F9, First Floor, Manish Plaza 1, Plot No. 7, MLU, Sector-10, Dwarka, New Delhi-110075

(CIN) U70109DL2006FTC151343

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