

Life is measured not in the breath
we take, But in the moments that
take our breath away



AIGIN ROYAL

SEC-1, GREATER NOIDA WEST

3 BHK + Duplex, ROYAL RESIDENCES

RERA NO.: UPRERAPRJ309036

Unveiling two new towers, beckoning you
to ascend to new heights of magnificence.



Unveiling the Epitome of Opulence: Where Exclusivity Meets Unparalleled Magnificence

Enter a realm where no boundaries confine opulence and where every intricate detail reflects refined taste. We are delighted to introduce our latest enhancements to this exceptional project: two awe-inspiring towers that redefine what it means to live in pure luxury.

Enveloped by a breathtaking backdrop, these iconic structures embody the utmost sophistication and guarantee an unparalleled lifestyle reserved for only a fortunate few.



Views that take
your breath away



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From the very moment, you set foot into your residence, be greeted with breathtaking views that effortlessly span the city skyline. Serving as a constant reminder of the incomparable heights you have achieved.

Delight in the unrivaled vistas of the city skyline, picturesque green landscapes, and peaceful waterfront that unfold before your eyes through floor-to-ceiling windows. Cherish nature's allure and revel in its perpetually shifting panorama while basking in the tranquility of your own personal space.

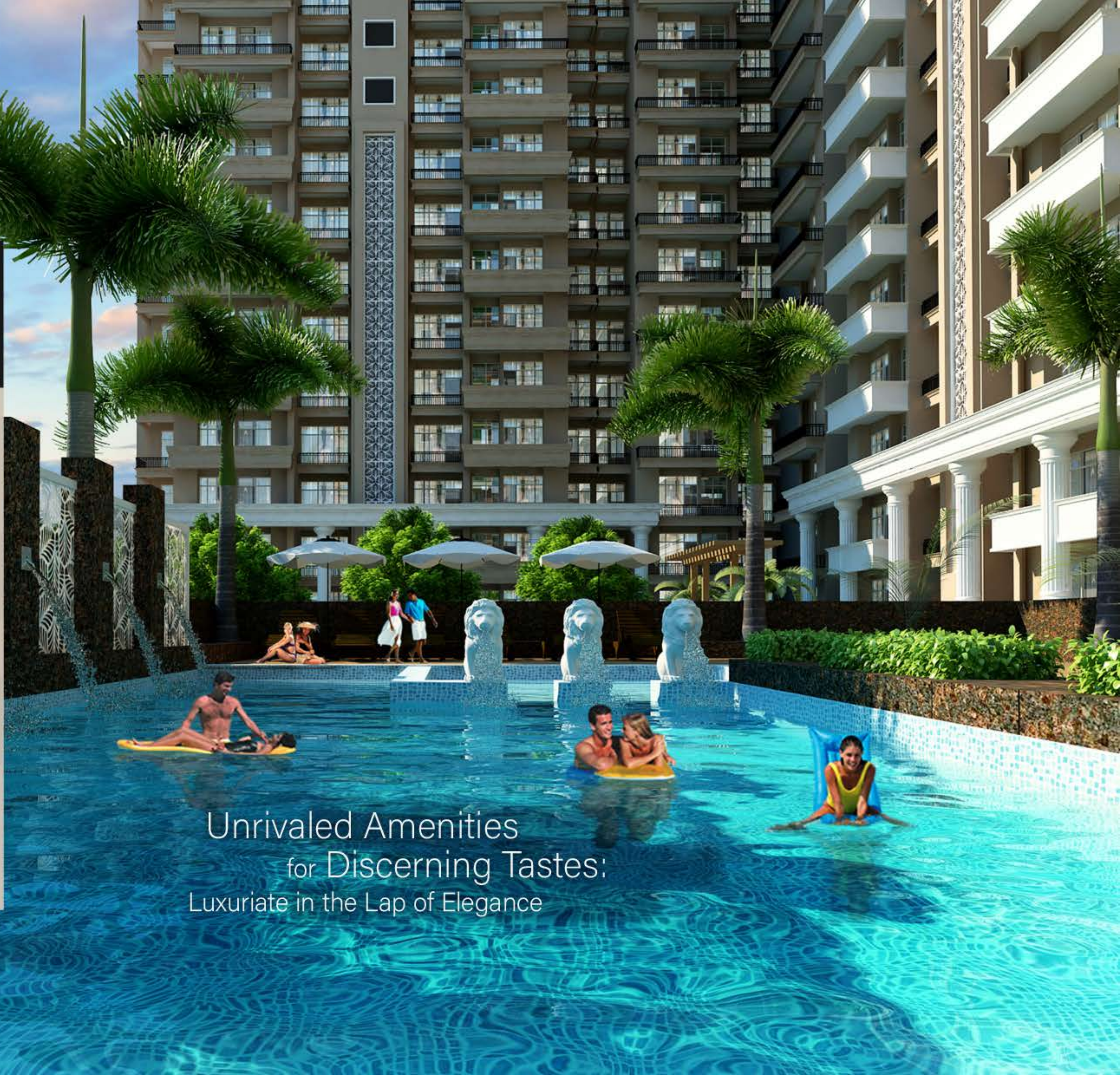


Embark on an extraordinary journey into a realm defined by unparalleled luxury—an emblematic space where your aspirations take center stage. Offering an assortment of prestigious amenities exclusively curated with you in mind, our opulent towers strive to fulfill even your most particular whims and fancies. Revel in the sheer grandeur showcased by our swimming pool as you partake in moments resplendent with serenity.

Your every desire is met with the utmost care and keen attention to detail.



Unrivalled Amenities
for Discerning Tastes:
Luxuriate in the Lap of Elegance





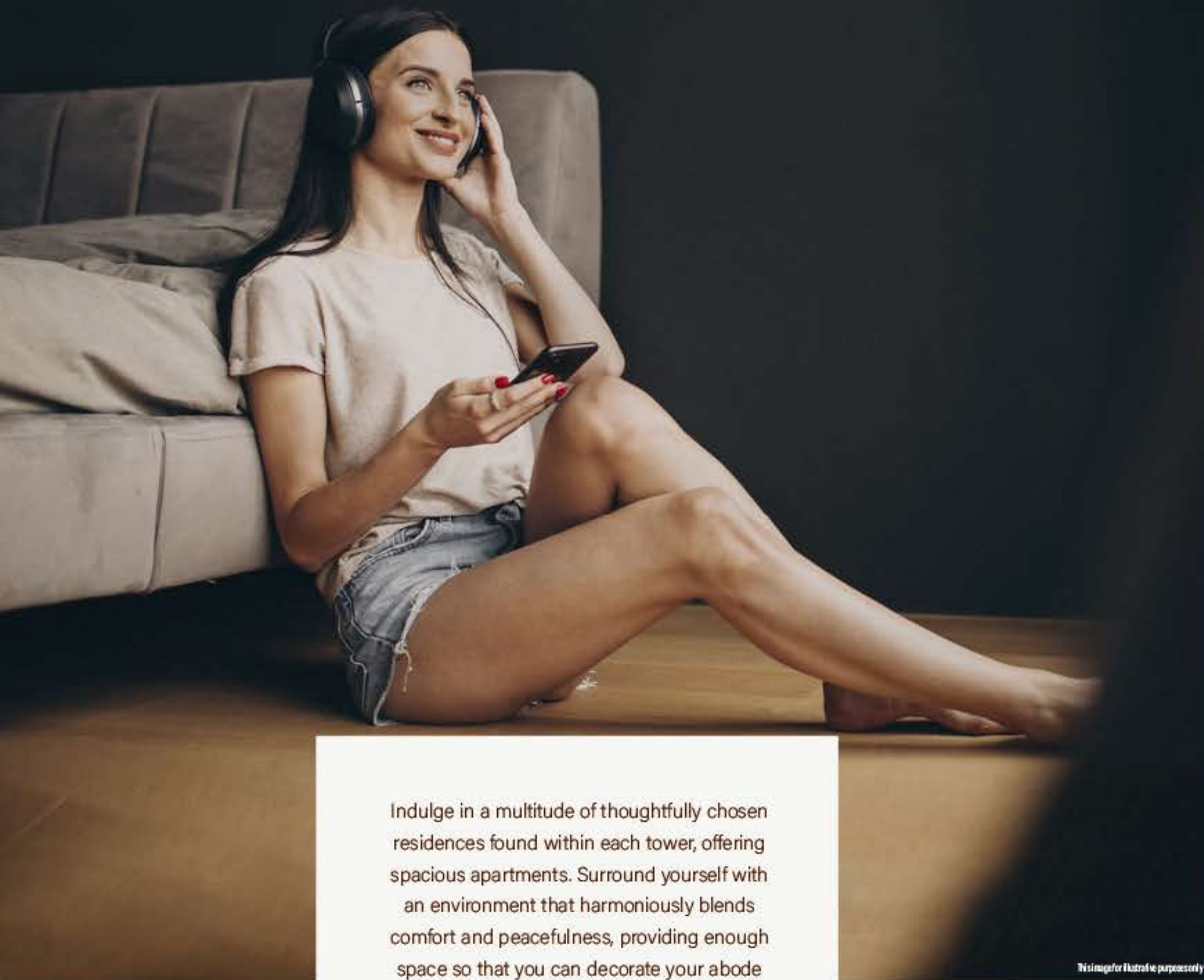
Immerse Yourself in Extravagance: Unparalleled Architectural Marvels



Prepare to be astonished by architectural magnificence that challenges tradition. Our imaginative designers have intricately constructed every element of these two towers. Pushing boundaries and establishing new benchmarks of excellence. With elegant contours, splendid exteriors, and a breathtaking presence, these towers serve as a testament to enduring beauty and refined elegance.



A space that
can make your own



Indulge in a multitude of thoughtfully chosen residences found within each tower, offering spacious apartments. Surround yourself with an environment that harmoniously blends comfort and peacefulness, providing enough space so that you can decorate your abode according to your desires.

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Masterful craftsmanship
and Premium Quality Materials

From inception until completion utmost care has been taken in choosing materials that exemplify uncompromising quality throughout this entire venture. The culmination is nothing short of masterful craftsmanship and an unwavering focus on intricate details. Encounter a living environment that goes above and beyond all anticipations - a luxurious haven meticulously crafted just for you.



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Specifications details

- Structure : Earthquake resistant RCC formed structure certified by IIT.
- Flooring : Vitrified tiles in drawing/dining, bed rooms & kitchen anti-skid tiles in Balconies & toilets.
- Doors/Window : All external doors and windows made by UPVC with glass.
- Kitchen : Granite working platform with 2ft. high glazed ceramic above it with stainless steel sink.
- Water Supply : Underground and overhead water tanks with pumps for 24 hours uninterrupted water supply.
- Toilets : Provision for hot & cold water system. Glazed tiles in pleasing colours on walls up to door levels. European W.C's wash basins & cisterns in white shade.
- Internal Finish : All internal walls plastered & painted in off white shade of oil bound distemper, plaster of paris punning & cornices in drawing/ dining & bedrooms.
- External Finish : Most modern & elegant permanent outer finish with high quality texture paint.
- Hardware : All fittings with aluminium powder coated materials.
- Lifts : Hi-speed lifts by OTIS/KONE/JONSHON or equivalent in each block.
- Electrical : ISI copper wiring PVC concealed conduit. Provisions of adequate light and power points as well as Telephone & TV outlets with protective MCBs
- Plumbing : Plumbing with CPVC pipes to avoid corrosion.
- Fire Fighting : Adequate provision for fire fighting on each floor.



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Prime Location



Closer to your heart, dearer than your dreams



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Nestled in the sector 1 of Greater Noida (West), AIGIN Royal provides easy access to renowned shopping districts, fine dining establishments, cultural landmarks, and excellent educational institutions. Embrace the convenience of urban living at its finest.



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The Clubhouse: Unparalleled Luxury and Leisure

Indulge in the epitome of luxury and leisure at the clubhouse. Designed for refined tastes, our exclusive clubhouse offers an array of lavish amenities and impeccable service. Socialize in the elegant lounge, stay active in the fitness center, and savor multiple cuisines at the world-class restaurant. Our dedicated staff is committed to providing exceptional service, ensuring every moment is extraordinary. Experience unparalleled luxury and create lasting memories at our distinguished clubhouse.



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Indulge in Your Dreams: Secure Your Place in Perfection



Become a member of an exclusive community that epitomizes elegance and sophistication. With limited availability, now is the time to secure your place in these coveted towers. Contact us today to begin a journey of luxury, where every moment is designed to exceed your expectations and elevate your lifestyle to new heights.



About Our Company: Elevating Luxury Living



Aigin Royal is devoted to transforming luxury living in an unprecedented manner. Our ardent commitment towards excellence has established us as trailblazers in the industry by creating unparalleled residential experiences that go beyond expectations.

Our unwavering pursuit of perfection can be witnessed through all aspects of our work: starting from visionary architectural designs extending unto careful craftsmanship with a close watch on minute details, all the way up to offering world-class amenities.

We firmly believe that luxury surpasses the boundaries set by mere material possessions; rather it embodies an immersive lifestyle that adds value and enriches every passing moment. By meticulously curating extraordinary spaces designed specifically for inspiring and delighting individuals who possess impeccable tastes we strive towards redefining opulence itself.

It is with each project undertaken that we continuously seek to create sophisticated havens where impeccable designs converge with impeccable services alongside an unwavering dedication to quality. Our legacy is built on the cornerstone of undivided attention towards our clients — ensuring their satisfaction while going beyond their aspirations. Our company embarks upon an entirely new paradigm of luxury living where dreams metamorphose into extraordinary realities.

Reserve Your Slice of Luxury Today



Take advantage of the opportunity to be a part of this extraordinary lifestyle. Limited units are available in ... luxury towers. Contact our sales team today to reserve your dream residence and embark on an unmatched luxury and refinement journey.



Open your heart to the allure of this grand offer,
for within these towers lie the embodiment of elegance and prestige.

Site Plan

Legend:

1. Entry Gate
2. Exit Gate
3. Lawn
4. Children's Play Area
5. Pathway
6. Pergola
7. Wooden Deck
8. Swimming Pool
9. Children's Pool
10. Badminton Court
11. Sitting Court
12. Cricket Pitch
13. Paved Plaza
14. Changing Room
15. Parking
16. Guard Room
17. Half-Basket Ball Court
18. O.A.T
19. Water Body

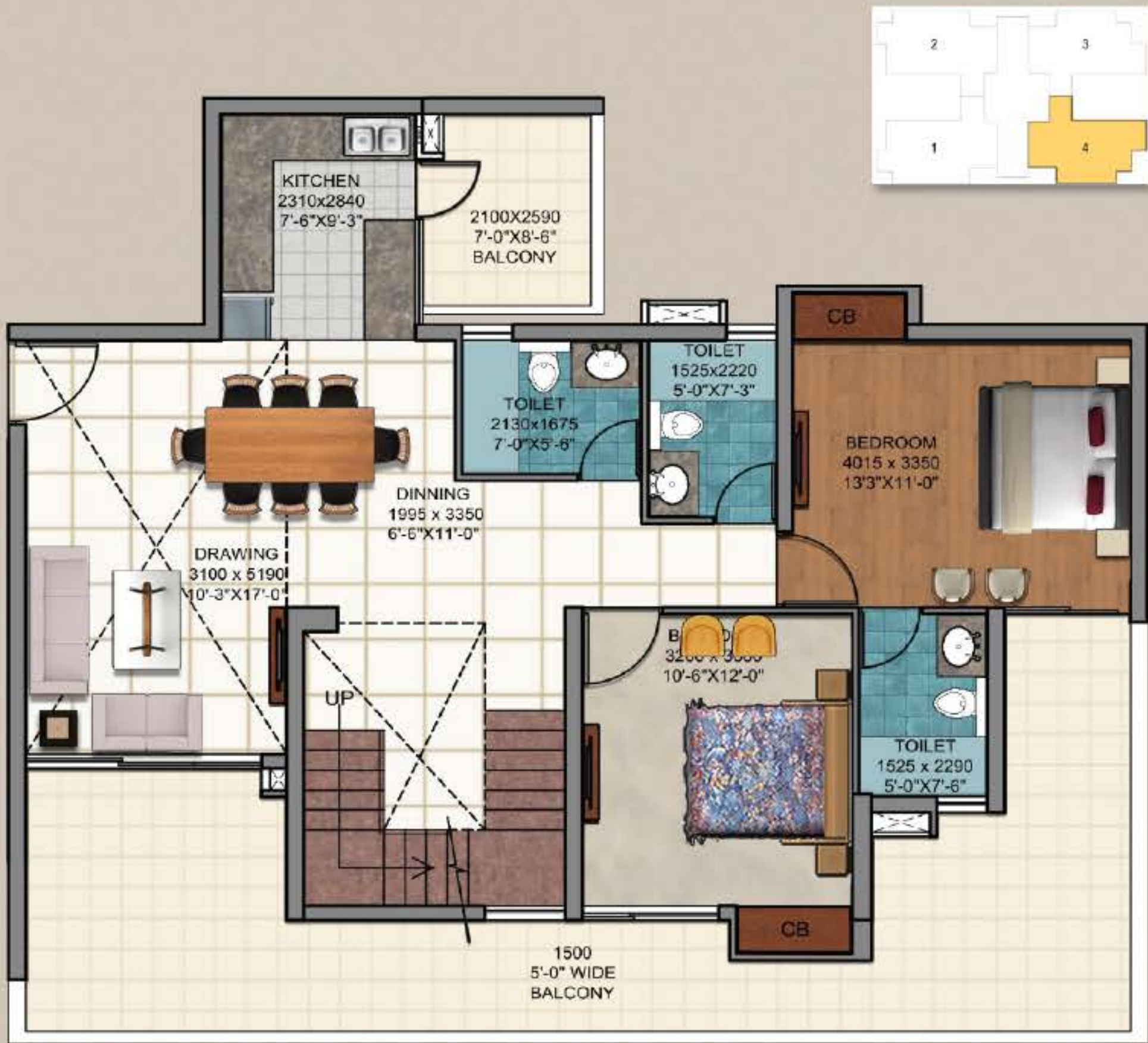
- 3 BHK (T-1) - 1825 SFT
- 3 BHK (T-2) - 1745 SFT
- DUPLEX - 4025 SFT
- 3 BHK - 1495 SFT
- 2 BHK (Study) - 1295 SFT
- 2 BHK - 1050 SFT
- 3 BHK (L) - 1575 SFT



Duplex

Lower Stilt Floor

Unit 4, Tower 1



Carpet Area	146.42 sq.mt.	1576 sq.ft.
Wall Area	2186 sq.mt.	235 sq.ft.
Balcony Area	46.35 sq.mt.	499 sq.ft.
Common Area	122.14 sq. mt.	1315 sq.ft.
Total Area	336.77 sq.mt.	3625 sq.ft.
Terrace Area	12.64 sq.mt.	136 sq.ft.

Duplex

Upper First Floor

Unit 4, Tower 1



3 BHK

Unit 3 & 4, Tower 1

Unit 1, 2 & 3, Tower 2



Carpet Area	85.23 sq.mt.	917 sq.ft.
Wall Area	11.35 sq.mt.	122 sq.ft.
Balcony Area	25.78 sq.mt.	277 sq.ft.
Common Area	39.75 sq. mt.	428 sq.ft.
Total Area	162.11 sq.mt.	1745 sq.ft.

3 BHK

Unit 1 & 2, Tower 1



Carpet Area	89.57 sq.mt.	964 sq.ft.
Wall Area	10.03 sq.mt.	108 sq.ft.
Balcony Area	30.02 sq.mt.	323 sq.ft.
Common Area	39.93 sq. mt.	430 sq.ft.
Total Area	169.54 sq.mt.	1825 sq.ft.

Duplex Lower

3rd, 5th, 7th, 9th, 11th, 13th, 15th & 17th Floor

Unit 4, Tower 2



Carpet Area	16173 sq.mt.	1741 sq.ft.
Wall Area	29.48 sq.mt.	317 sq.ft.
Balcony Area	48.56 sq.mt.	523 sq.ft.
Common Area	134.16 sq. mt.	523 sq.ft.
Total Area	373.93 sq.mt.	4025 sq.ft.

Duplex Upper

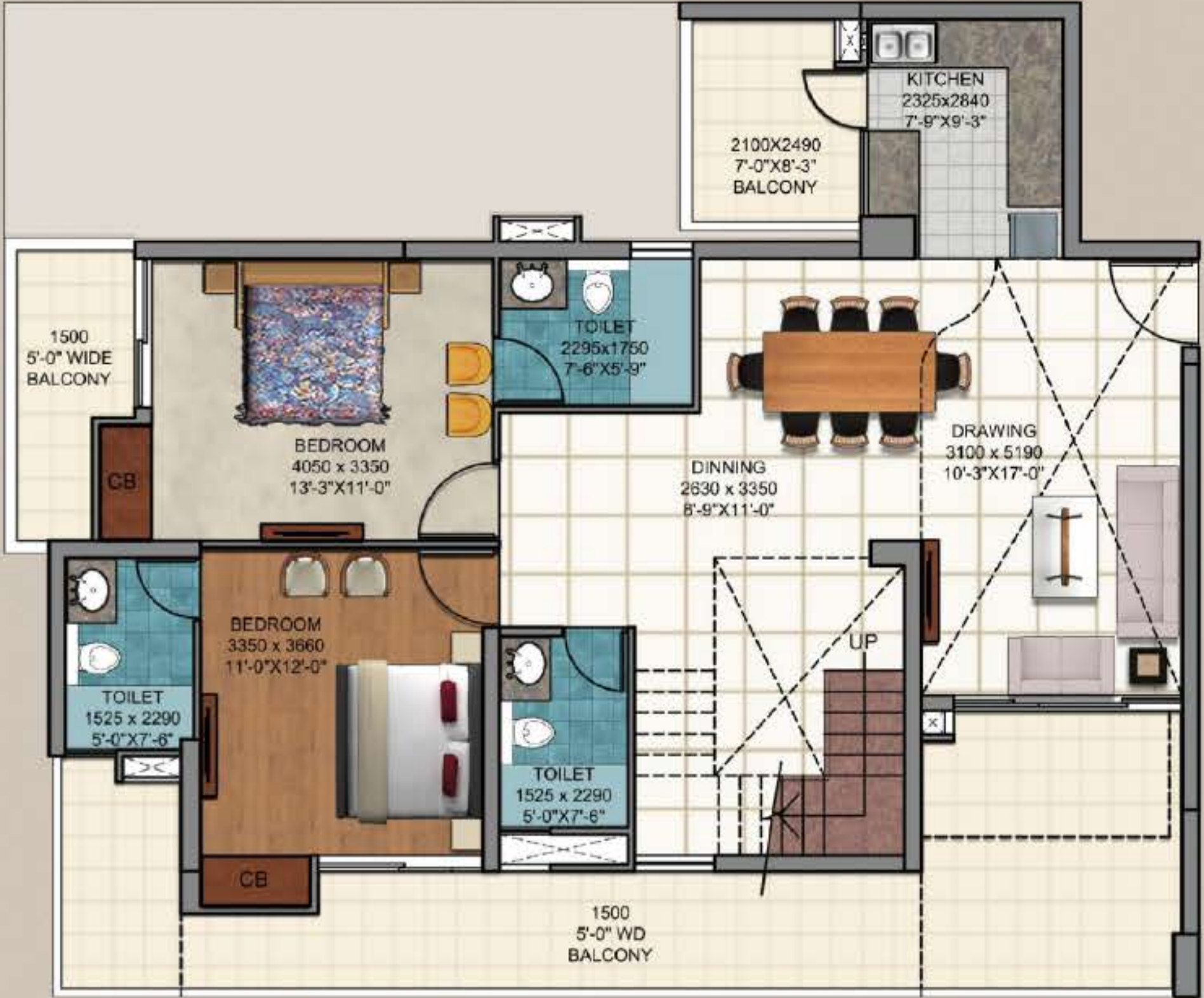
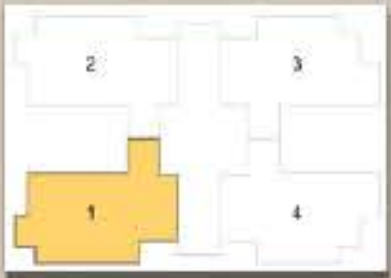
2nd, 4th, 6th, 8th, 10th, 12th, 14th 16th & 18th Floor

Unit 4, Tower 2



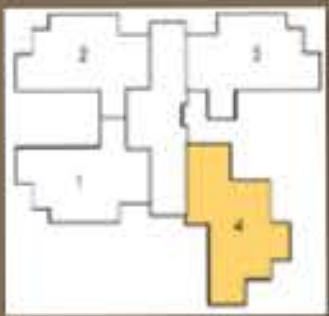
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3 BHK
Lower Stilt Floor
Unit 1, Tower 1



Carpet Area	152.90 sq.mt.	1646 sq.ft.
Wall Area	20.06 sq.mt.	216 sq.ft.
Balcony Area	56.74 sq.mt.	611 sq.ft.
Common Area	125.64 sq. mt.	1352 sq.ft.
Total Area	355.34 sq.mt.	3825 sq.ft.
Terrace Area	6.88 sq.mt.	74 sq.ft.

2 BHK
19th Floor
Unit 4, Tower 2



Carpet Area	91.36 sq.mt.	983 sq.ft.
Wall Area	14.74 sq.mt.	159 sq.ft.
Balcony Area	24.28 sq.mt.	261 sq.ft.
Common Area	40.15 sq. mt.	432 sq.ft.
Total Area	170.53 sq.mt.	1836 sq.ft.
Terrace Area	125.17 sq.mt.	1347 sq.ft.



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