

MAGNUM
OasisGreen

2,3 & 4 BHK Luxurious Apartments
Trans Delhi Signature City
TRONICA CITY, GHAZIABAD

EXPERIENCE THE

zing *of* life



Beyond your **dreams** within your reach

Signature Bridge - Changing Fortunes of Tronica City

Tronica City, being developed by UPSIDC, sprawls over thousands of acres of prime location in North-East of Delhi in district Ghaziabad. This fast progressing project is appraised and funded by the National Capital Region Planning Board. It is all set to create new standards in integrated township development.

This city has well co-ordinated residential, pollution free industrial, commercial and institutional sectors. Equipped with all the primary, secondary and support infrastructural facilities - Tronica City is indeed a truly self-contained township. With the completion of Signature Bridge, Tronica City is destined to witness spiraling growth in the real estate prices.

Project Key Features

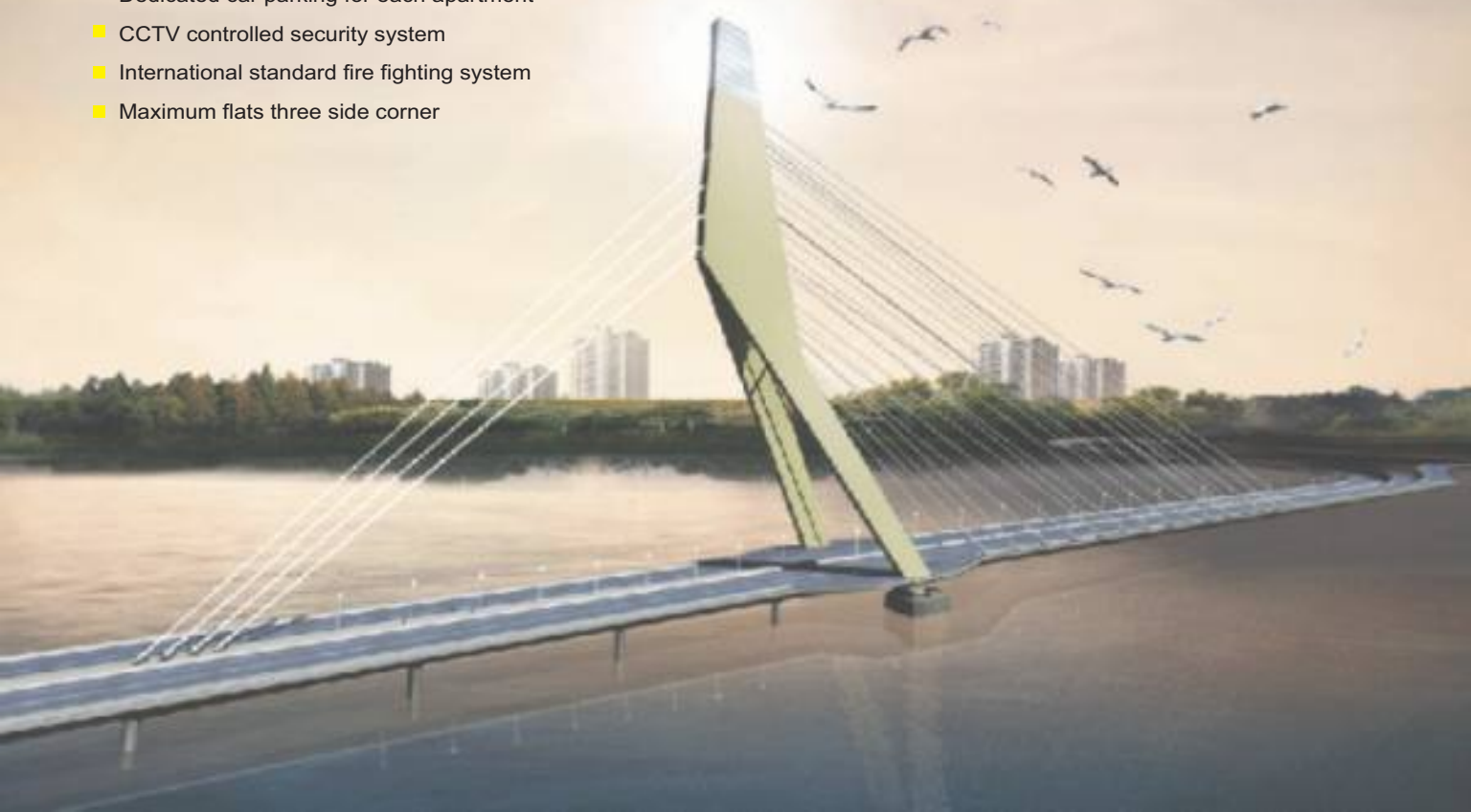
- Land and project approved by UPSIDC
- Swimming pool with splash pool for kids
- Pool side deck with party lawns
- Club house with gym, Yoga and Meditation room
- Basketball and Badminton court
- Amphitheatre
- Jogging and walking trails
- Central park, playground & Water feature
- Separate sitting area for elderly
- Beautifully landscaped garden
- Majestic entrance with landscaping & water features
- Wide roads with planned pathways
- Earthquake resistant RCC frame structure
- 100%Power back-up and round the clock water supply
- Gated complex with 24x7 security guards
- Visitor screening on entry and exits
- Dedicated car parking for each apartment
- CCTV controlled security system
- International standard fire fighting system
- Maximum flats three side corner

Location Advantages

- Well planned integrated township
- Next door to Signature Bridge, Wazirabad
- Just 2 Km. from Delhi border
- Conveniently located on NH-709B Delhi-Saharanpur Highway
- Metro connectivity from Delhi Metro line i.e., Johri Enclave and Mukund Pur-Shiv Vihar
- Self sufficient township with shopping Malls,commercial centers / office spaces, hospitals, recreational and educational facilities.
- State-of-art security & telecommunication facilities

Excellent Future Connectivity

- High speed train proposed via Tronica City
- Proposed flyover connectivity from Burari to Sonia Vihar
- 4-lane approach road from Delhi to Tronica City
- Connectivity from Shahdara to Tronica City by elevated road
- 15 Minutes signal free connectivity from Akshardham to Tronica city by elevated road



Typical floor plan of
2BHK

Saleable Area 925 sq. ft.
 Built Up Area 663.48 sq. ft.
 Carpet Area 604.71 sq. ft.



Typical floor plan of
2BHK + STUDY

Saleable Area 1190 sq. ft.
 Built Up Area 826.02 sq. ft.
 Carpet Area 763.80 sq. ft.



Typical floor plan of
3BHK + STUDY

Saleable Area 1490 sq. ft.
 Built Up Area 1078.65 sq. ft.
 Carpet Area 1009.22 sq. ft.



Typical floor plan of
4BHK + SERVANT

Saleable Area 2090 sq. ft.
 Built Up Area 1548.17 sq. ft.
 Carpet Area 1446.02 sq. ft.



Well planned
zones of comfort



Legends

1. ENTRANCE PAVED PLAZA
2. FEATURE PAVING
3. PARKING
4. DRIVEWAY
5. PAVED ACCESS ROAD
6. RAMP
7. AMPHITHEATRE
8. POOL
9. CHILDREN'S PLAY AREA
10. PAVED AREA
11. WATER FEATURE
12. PAVED PLAZA
13. SEAT
14. FEATURE SITTING
15. JOGGING TRACK
16. BASKETBALL COURT
17. TENNIS COURT

T1 4BHK+3TOI+STUDY

T2 3BHK+2TOI+STUDY

T3 2BHK+2TOI+STUDY

T4 2BHK+2TOI

CONVENIENT SHOPS

CLUB AREA



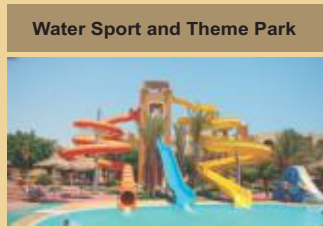
specifications

STRUCTURE	Earthquake Resistance RCC Framed
BEDROOMS	FLOOR : Flooring with Vitrified Tiles / Equivalent & Laminated Wooden Flooring in Master Bedroom WALLS : OBD Paint
LIVING / DINING LOBBY PASSAGE	FLOOR : Vitrified Tiles / Equivalent WALLS : OBD Paint
KITCHEN	FLOOR : Combination of Anti Skid Ceramic Tiles / Vitrified Tiles WALLS : Designer Ceramic Tiles with Border upto 2 ft. above counter Granite Working Platform FITTINGS / FIXTURES : CP Fittings, Stainless Steel Sink WOOD WORK : Modular Kithcen
TOILETS	FLOOR : Combination of Anti Skid Ceramic Tiles / Vitrified Tiles WALLS : Designer Ceramic Tiles FITTINGS / FIXTURES : ISI Mark fittings, Standard Chinaware and Fittings for Geyser Water Supply WATER : Hot and Cold Water Pipeline Provision
LIFT LOBBY	FLOOR : Combination of Different Colours of Tiles / Stone in Pattern ELEVATORS : High Speed Elevator
ELECTRICAL	Modular Switches 24 Hrs. Power Backup Provision
WATER	Drinking Water Treatment Facility by Individual R.O. System
BALCONY	FLOOR : Anti Skid Ceramic Tiles WALL : Texture Paint



Magnum Oasis Green is strategically located in Tronica City, with easy access to educational institutions, shopping malls, hospitals and important business and leisure hubs.

The location is ideal for cutting down your commute time while enjoying a pleasantly relaxed lifestyle amid natural splendors.



Advantage of prime location

- 15 km from Hindon Airport
- Next door to Signature Bridge, Wazirabad
- Situated on NH-209B Delhi-Saharanpur highway
- 2 Kms. from Delhi Border
- 12 Kms. from ISBT
- 7 Kms. from Railway Station
- 8 Kms. from Delhi University and Shahdara
- 25 Minutes drive from Connaught Place
- 10 Minutes drive from Johri Enclave Metro Station
- 5 km from KMP highway



Conveniently approachable from scenic Alipur-Bund Road along river Yamuna on the western side & Delhi-Saharanpur Road on the east, Magnum Oasis Green is in close proximity of upcoming Signature Bridge.

RMS BUILDERS PVT. LTD.

Site Office :

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