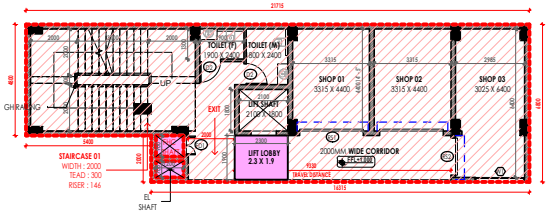
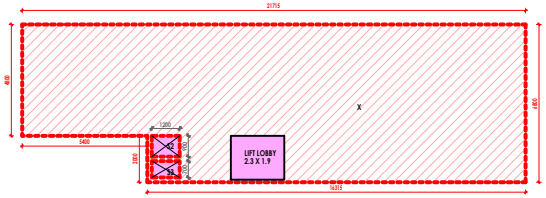
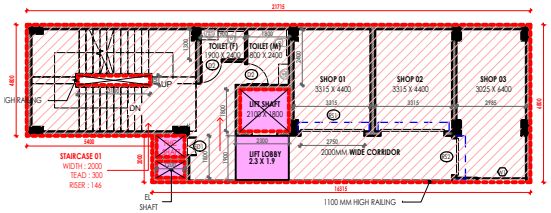


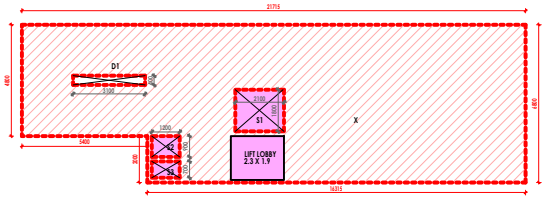
1 GROUND FLOOR PLAN
1 : 100



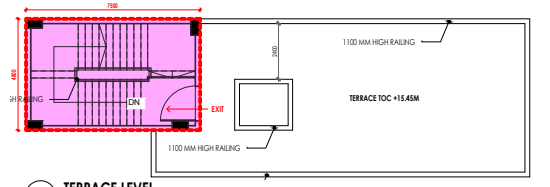
2 GROUND FLOOR PLAN _AREA DIAGRAM
1 : 100



3 TYPICAL FLOOR PLAN(LEVEL 1,2,3)
1 : 100

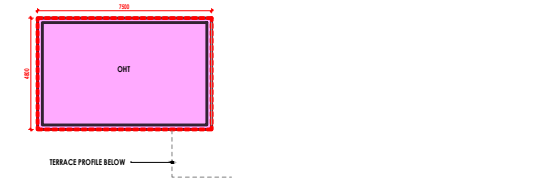


4 TYPICAL FLOOR PLAN(LEVEL 1,2,3)_AREA DIAGRAM
1 : 100

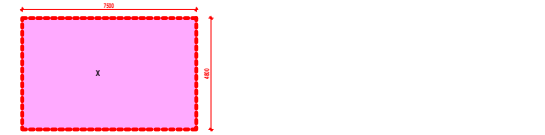


5 TERRACE LEVEL
1 : 100

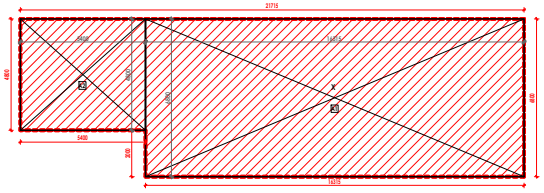
6 TERRACE LEVEL_AREA DIAGRAM
1 : 100



8 OHT LEVEL_PLAN
1 : 100



7 OHT LEVEL_PLAN _AREA DIAGRAM
1 : 100



9 TYPICAL X AREA DIAGRAM
1 : 100

LEENU SAHGAL Digitally signed by LEENU SAHGAL Date: 2024.01.17 12:03:57 +05'30'

VIDHAN CHAND JHA Digitally signed by VIDHAN CHAND JHA Date: 2023.12.20 11:03:02 +05'30'

Sudheer Kumar Digitally signed by Sudheer Kumar Date: 2023.12.28 16:16:23 +05'30'

Lal Singh Digitally signed by Lal Singh Date: 2023.12.27 12:07:40 +05'30'

AMIT VARMA Digitally signed by AMIT VARMA Date: 2023.12.26 12:20:09 +05'30'

FAR

SERVICE FAR

TYPICAL X AREA CALCULATION - COMMERCIAL					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
A1	1	16315	6800	1	110.942
A2	1	5400	4800	1	25.920
TOTAL X AREA				=	136.862

GROUND FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
X	1				136.862
TOTAL ADDITIONS (A)					136.862
SERVICE AREA					
S2	3	1200	700	1	0.840
S1	3	1200	900	1	1.080
TOTAL SERVICE AREA (C)				=	1.920
FAR AREA D = A - B - C				=	134.942

GROUND COVERAGE AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGHT	NOS.	AREA IN SQMT
X	1				136.862
TOTAL ADDITIONS (A)					136.862

TYPICAL FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGHT	NOS.	AREA IN SQMT
X	1	-	-	1	136.862
TOTAL ADDITIONS (A)					136.862
DEDUCTIONS					
D1	3	2300	830	1	1.242
TOTAL DEDUCTIONS (B)				=	1.242
SERVICE AREA					
S2	3	2100	1890	1	3.780
S2	3	1200	700	1	0.84
S1	3	1200	900	1	1.08
TOTAL SERVICE AREA (C)				=	5.700
FAR AREA D = A - B - C				=	129.920

TERRACE FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGHT	NOS.	AREA IN SQMT
X	1	7500	4800	1	36.000
TOTAL ADDITIONS (A)					36.000
TOTAL SERVICE AREA AT TERRACE FLOOR				=	36.000

OHT FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGHT	NOS.	AREA IN SQMT
X	1	7500	4800	1	36.000
TOTAL ADDITIONS (A)					36.000
SERVICE AREA (A)				=	36.000

DEDUCTION OF LIFT LOBBY FROM EACH FLOOR=2.3X 1.9=4.37 X 4 (FLOORS) = 17.48

Door Schedule			
Type Mark	Width	Height	Count
D1	1500	2100	1
D2	900	2100	8
D7	1500	2450	2
FD1	900	2100	4
RS1	2750	2900	8
RS2	1600	2900	4

Client

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New Delhi | 110.092, India
t +91 11 2121 1403
www.biasarchitecture.com

Neerja Dixit Digitally signed by Neerja Dixit Date: 2023.12.20 12:57:46 +05'30'

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Structure Consultant

TPC

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Uttar Pradesh) India
Phone 91 120 4304800
Website www.tpc.in

Landscape Consultant

DESIGN ACCORD

DESIGN ACCORD
301-302 U.S. COMPLEX, 120 MATHURA ROAD, OPPOSITE APOLLO HOSPITAL, NEW DELHI, 110076
email: mail@designaccord.net

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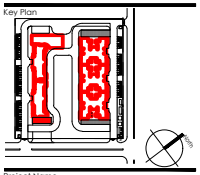
No	Date	Description

Revisions

Drawing Status

SUBMISSION DRAWING

Key Plan



Project Name

ELDECO LA VIDA BELLA

HOUSING AT GREATER NOIDA

Project Address

PLOT # GH-02C AT SECTOR 12,G. NOIDA, UTTAR PRADESH - 203207

Drawing Title

COMMERCIAL

FLOOR PLANS

Project No 22.52.R

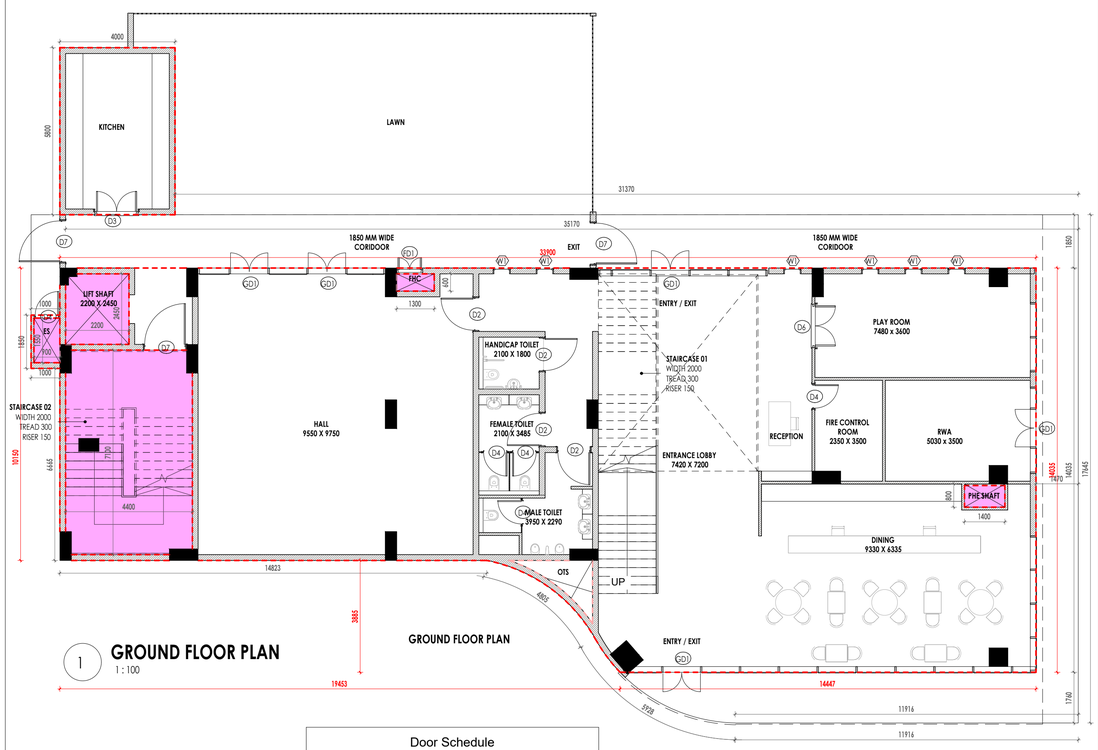
Scale As indicated

Date NOVEMBER 08 , 2023

Drawing No. Revision

GN	SD	A	141	

SHEET SIZE A1 : 841 X 594



1 **GROUND FLOOR PLAN**
1 : 100

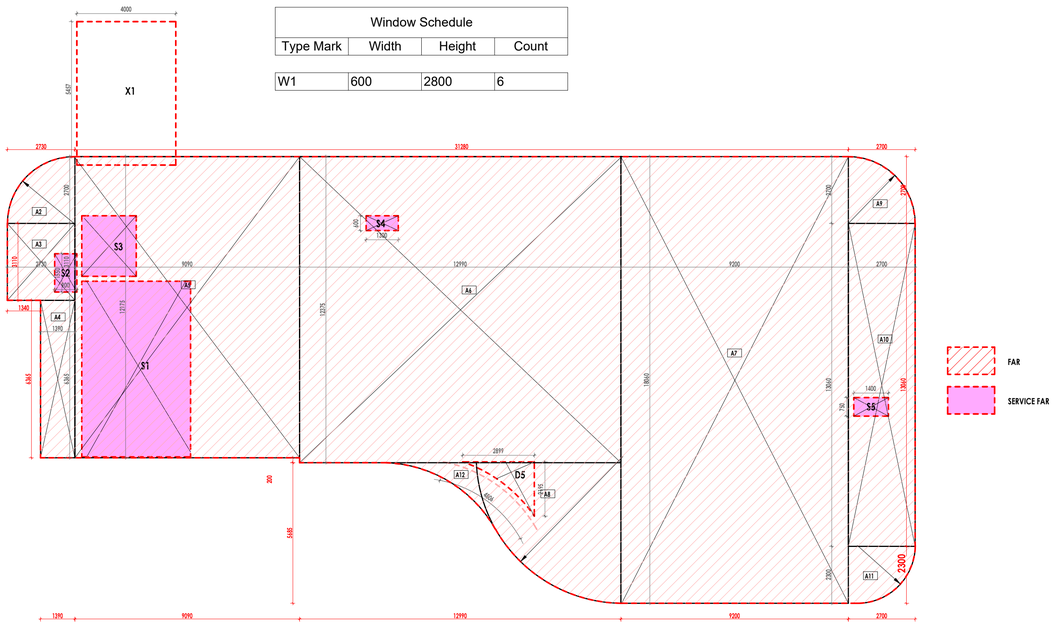
Door Schedule			
Type Mark	Width	Height	Count
D2	1200	2450	4
D3	1500	2100	1
D4	900	2100	6
D5	1000	2100	2
D6	1500	2450	6
D7	1500	2450	7
FD1	900	1500	2
GD1	1300	2375	5

Window Schedule			
Type Mark	Width	Height	Count
W1	600	2800	6

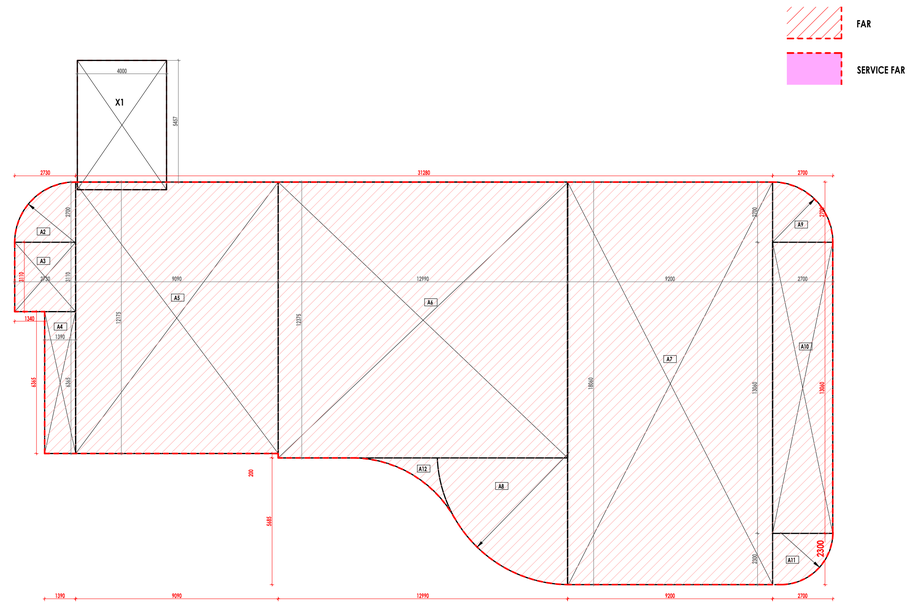
DEDUCTIONS					
D5	1	-	-	1	2.462
TOTAL DEDUCTIONS (B)				=	2.462
SERVICE AREA					
S1	1	-	-	1	30.600
S2	1	900	1550	1	1.395
S3	1	-	-	1	5.320
S4	1	1300	600	1	0.780
S5	1	1400	750	1	1.050
TOTAL SERVICE AREA (C)				=	39.145

TOTAL AREA ON GROUND FLOOR =
557.651-2.462-39.145=516.044 SQM.

COMMUNITY BUILDING GROUND FLOOR AREA CALCULATION					
ADDITIONS (X2)					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
X1	1	5.457	4	1	21.828
A2	0.25	2700	-	1	5.723
A3	1	2730	3110	1	8.490
A4	1	1390	6365	1	8.847
A5	1	9090	12175	1	110.671
A6	1	12990	12375	1	160.751
A7	1	9200	18060	1	166.152
A8	0.25	5937	-	1	27.670
A9	0.25	2700	-	1	5.723
A10	1	2700	13060	1	35.262
A11	0.25	2340	-	1	4.298
A12	-	-	-	1	2.236
TOTAL AREA (X2)				=	557.651



2 **GROUND FLOOR PLAN_AREA DIAGRAM**
1 : 100



3 **AREA DIAGRAM_X**
1 : 100

LEENU SAHGAL — Digitally signed by LEENU SAHGAL Date: 2024.01.17 12:07:57 +05'30'

VIDHAN CHAND JHA — Digitally signed by VIDHAN CHAND JHA Date: 2023.12.20 11:04:13 +05'30'

Sudheer Kumar — Digitally signed by Sudheer Kumar Date: 2023.12.28 16:17:17 +05'30'

AMIT VARMA — Digitally signed by AMIT VARMA Date: 2023.12.26 12:24:59 +05'30'

Lal Singh — Digitally signed by Lal Singh Date: 2023.12.27 12:13:34 +05'30'

Neerja Dixit — Digitally signed by Neerja Dixit Date: 2023.12.20 15:38:57 +05'30'

Client

ELDECO REAL ESTATE LIMITED
201-212, 2nd Floor, Splendor Forum,
Jasola District Centre ,New Delhi - 110 025

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New Delhi 110 092, India
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Uttar Pradesh | India
Phone 91 120 4306800
Website www.tpcl.in

Landscape Consultant

DESIGN ACCORD
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Email: mail@designaccord.net

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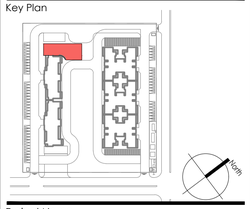
No	Date	Description

Revisions

Drawing Status

SUBMISSION DRAWING

Key Plan



Project Name

ELDECO LA VIDA BELLA

HOUSING AT GREATER NOIDA

Project Address

PLOT # GH-02C AT SECTOR 12,G. NOIDA,
UTTAR PRADESH - 203207

Drawing Title

COMMUNITY BUILDING
GROUND FLOOR PLAN

Project No 22.52.R

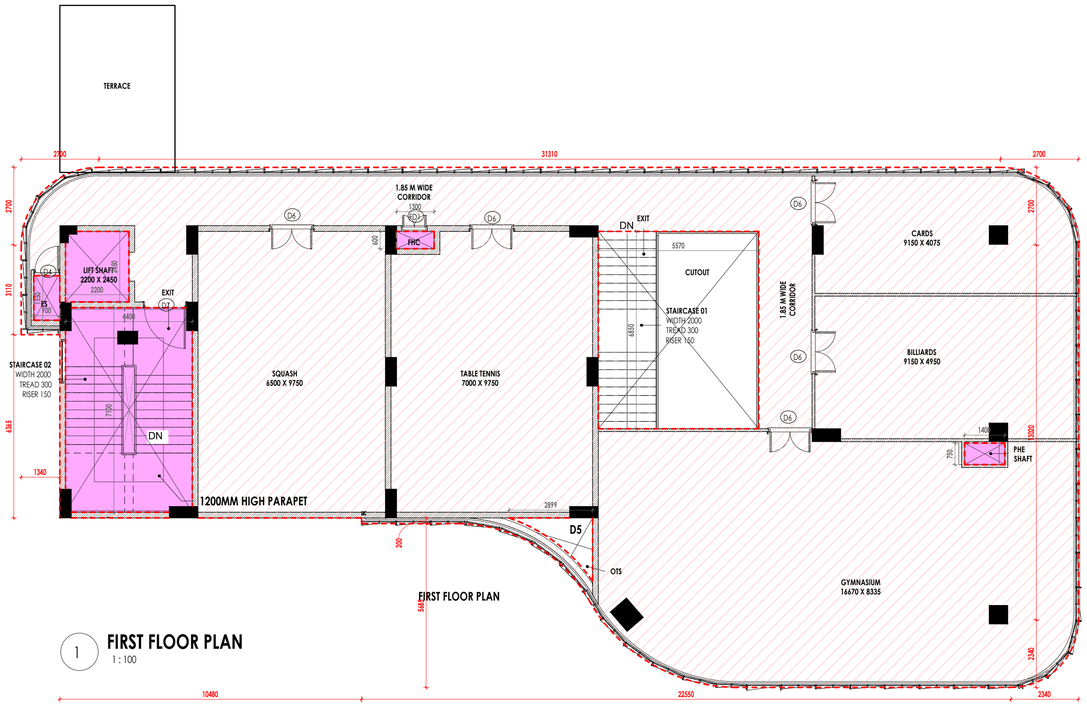
Scale As indicated

Date NOVEMBER 17, 2023

Drawing No | Revision

GN	SD	A	131	

SHEET SIZE A1 : 841 X 594



1 **FIRST FLOOR PLAN**
1 : 100

FIRST FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
X2	1	-	-	1	535.823
TOTAL ADDITIONS (A)					535.823
DEDUCTIONS					
D5	1	-	-	1	2.462
D7	1	5570	6850	1	38.155
TOTAL DEDUCTIONS (B)				=	40.617
SERVICE AREA					
S1	1	-	-	1	30.6
S2	1	900	1550	1	1.395
S3	1	-	-	1	5.32
S4	1	1300	600	1	0.78
S5	1	1400	750	1	1.05
TOTAL SERVICE AREA (C)				=	39.145
FIRST FLOOR AREA D = A - (B + C)				=	456.061

TERRACE FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
A1	1	8550	10150	1	86.783
A2	1	1300	3575	2	9.295
TOTAL ADDITIONS (X3)					96.08
SERVICE AREA (X3)				=	96.078

OHT FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
X4	1	4800	7500	1	36.000
TOTAL ADDITIONS (A)					36.000
SERVICE AREA (A)				=	36.000

TOTAL AREA ON GROUND FLOOR =
535.823-40.617-39.145=456.061 SQM.

LEENU SAHGAL Digitally signed by LEENU SAHGAL Date: 2024.01.17 12:09:38 +05'30'

VIDHAN CHAND JHA Digitally signed by VIDHAN CHAND JHA Date: 2023.12.20 11:04:32 +05'30'

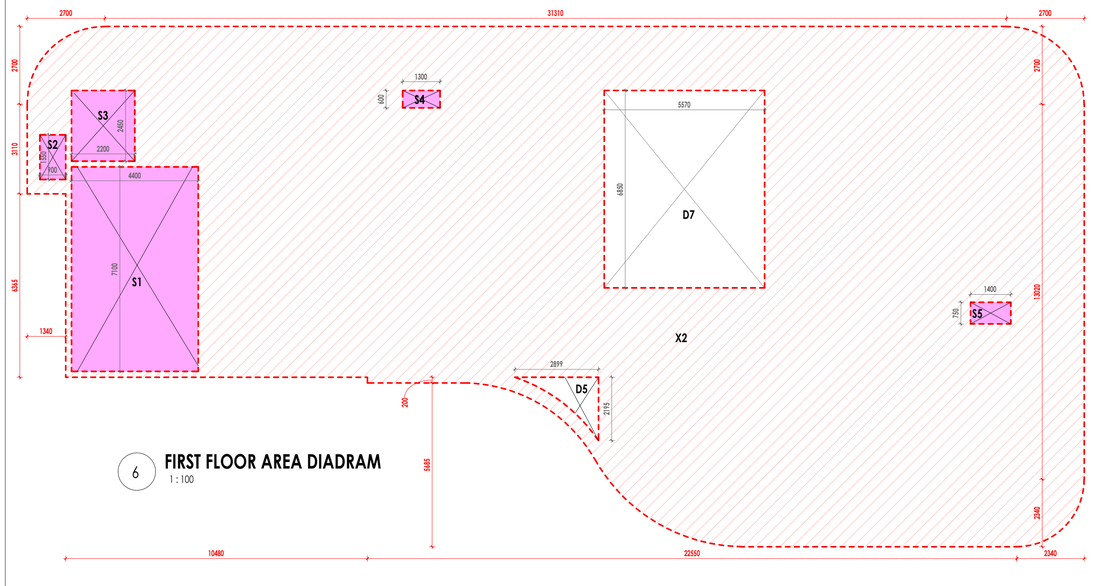
Sudheer Kumar Digitally signed by Sudheer Kumar Date: 2023.12.28 16:18:07 +05'30'

Lal Singh Digitally signed by Lal Singh Date: 2023.12.27 12:16:01 +05'30'

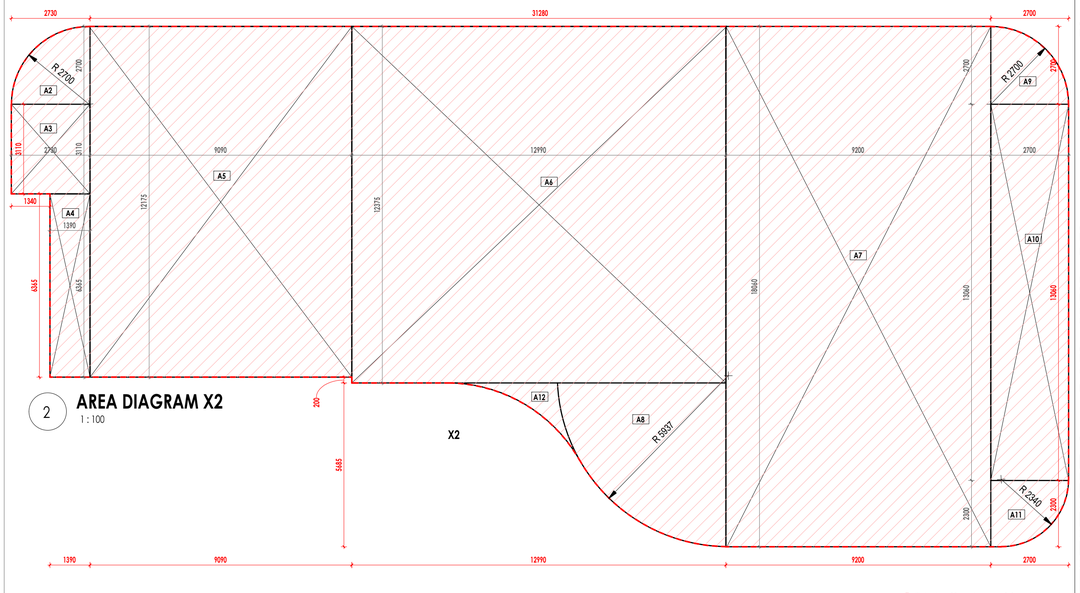
AMIT VARMA Digitally signed by AMIT VARMA Date: 2023.12.26 12:27:17 +05'30'

Door Schedule			
Type Mark	Width	Height	Count
D2	1200	2450	4
D3	1500	2100	1
D4	900	2100	6
D5	1000	2100	2
D6	1500	2450	6
D7	1500	2450	7
FD1	900	1500	2
GD1	1300	2375	5

Window Schedule			
Type Mark	Width	Height	Count
W1	600	2800	6



6 **FIRST FLOOR AREA DIADRAM**
1 : 100



2 **AREA DIAGRAM X2**
1 : 100

Neerja Dixit Digitally signed by Neerja Dixit Date: 2023.12.20 15:40:56 +05'30'

Client

ELDECO

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201-212, 2nd Floor, Splendor Forum,
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No	Date	Description

Revisions

Drawing Status

SUBMISSION DRAWING

Key Plan

Project Name

ELDECO LA VIDA BELLA

HOUSING AT GREATER NOIDA

Project Address

PLOT # GH-02C AT SECTOR 12,G. NOIDA,
UTTAR PRADESH - 203207

Drawing Title

COMMUNITY BUILDING

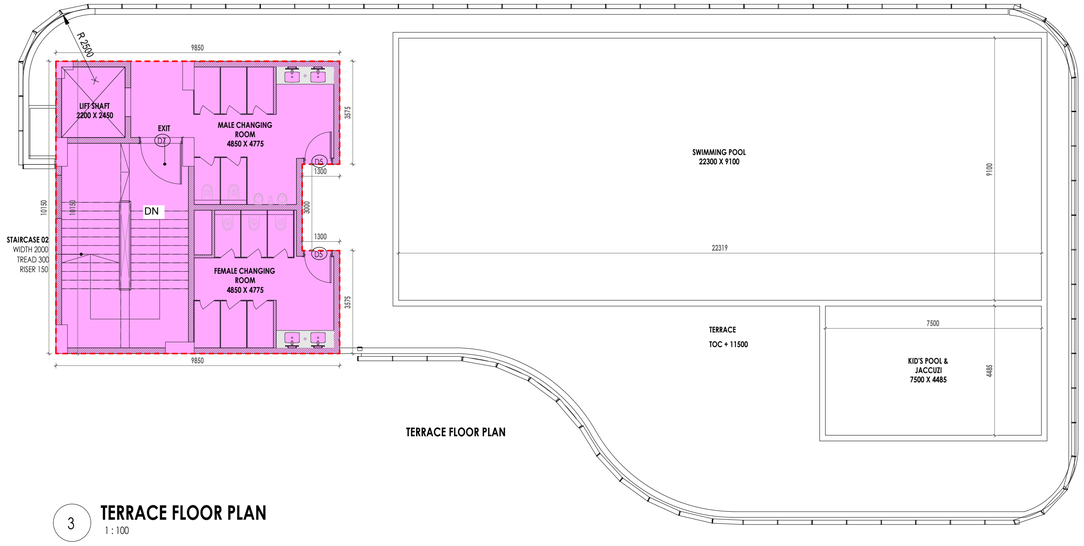
FIRST FLOOR PLAN

Project No	22.52.R
Scale	As indicated
Date	NOVEMBER 17, 2023

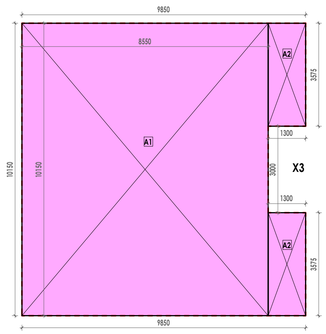
Drawing No — Revision

GN	SD	A	132	

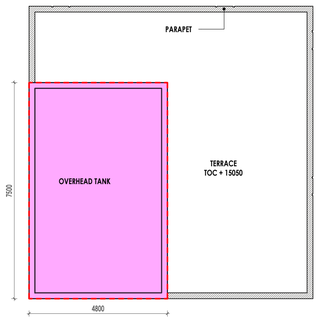
SHEET SIZE A1 : 841 X 594



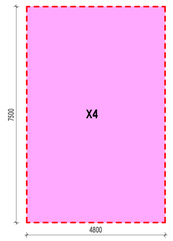
3 **TERRACE FLOOR PLAN**
1 : 100



1 **TERRACE FLOOR_AREA DIAGRAM**
1 : 100



4 **OHT**
1 : 100



2 **OHT_AREA DIAGRAM**
1 : 100

TERRACE FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
A1	1	8550	10150	1	86.783
A2	1	1300	3575	2	9.295
TOTAL ADDITIONS (X3)					96.08
SERVICE AREA (X3)				=	96.078

OHT FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
X4	1	4800	7500	1	36.000
TOTAL ADDITIONS (A)					36.000
SERVICE AREA (A)				=	36.000

Door Schedule

Type Mark	Width	Height	Count
D2	1200	2450	4
D3	1500	2100	1
D4	900	2100	6
D5	1000	2100	2
D6	1500	2450	6
D7	1500	2450	7
FD1	900	1500	2
GD1	1300	2375	5

Window Schedule

Type Mark	Width	Height	Count
W1	600	2800	6

FAR

SERVICE FAR

LEENU SAHGAL Digitally signed by LEENU SAHGAL Date: 2024.01.17 12:11:58 +05'30'

VIDHAN CHAND JHA Digitally signed by VIDHAN CHAND JHA Date: 2023.12.20 11:04:52 +05'30'

Sudheer Kumar Digitally signed by Sudheer Kumar Date: 2023.12.28 16:18:28 +05'30'

Lal Singh Digitally signed by Lal Singh Date: 2023.12.27 12:18:41 +05'30'

AMIT VARMA Digitally signed by AMIT VARMA Date: 2023.12.26 12:29:43 +05'30'

Neerja Dixit Digitally signed by Neerja Dixit Date: 2023.12.20 15:43:18 +05'30'

Client

ELDECO

ELDECO REAL ESTATE LIMITED
201-212, 2nd Floor, Splendor Forum,
Jasola District Centre ,New Delhi - 110 025

Architect

BIAS ARCHITECTURE

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New Delhi 110 092, India
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www.biasarchitecture.com

MEP Consultant

Rivulet ENGINEERING

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HR.29-B-1, Ground Floor, Near Om Shanti,
60 Feet Road, Pull Pehladpur, Badarpur
New Delhi —110044 (India)
Mobile : +91 93503 33474
Website www.rivulet-engineering.com

Structure Consultant

TPC TECHNICAL PROJECTS CONSULTANTS

TECHNICAL PROJECT CONSULTANTS PVT LTD (TPCL)
B-74 | Sector 57 | Noida 201301
Uttar Pradesh | India
Phone 91 120 4306800
Website www.tpcl.in

Landscape Consultant

DESIGN ACCORD

DESIGN ACCORD
301-302 U.S. COMPLEX, 120 MATHURA ROAD, OPPOSITE APOLLO HOSPITAL, NEW DELHI, 110076
Email: mail@designaccord.net

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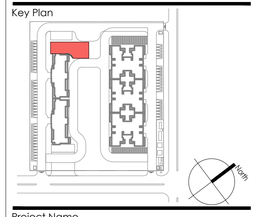
No	Date	Description

Revisions

Drawing Status

SUBMISSION DRAWING

Key Plan



Project Name
ELDECO LA VIDA BELLA

HOUSING AT GREATER NOIDA

Project Address
PLOT # GH-02C AT SECTOR 12,G. NOIDA,
UTTAR PRADESH - 203207

Drawing Title
COMMUNITY BUILDING
TERRACE & OHT FLOOR PLAN

Project No 22.52.R

Scale As indicated

Date NOVEMBER 17, 2023

Drawing No | Revision

GN	SD	A	133	

SHEET SIZE A1 : 841 X 594

BELLISIMO 03 (TOWER TYPE A)							
S.NO.	FLOORS	F.A.R. AREA (SQ.M.)	SERVICES AREA (SQ.M.)	NON FAR AREA (SQ.M.)	BALCONY IN FAR AREA (SQ.M.)	TOTAL AREA (SQ.M.)	DWELLING UNITS
1	GROUND FLOOR	496.188	42.979	-	-	539.167	4
2	1st FLOOR	464.753	57.679			522.432	4
3	2nd FLOOR	495.647	57.679	-	-	553.326	4
4	3rd FLOOR	495.647	57.679	-	-	553.326	4
5	4th FLOOR	495.647	57.679	-	-	553.326	4
6	5th FLOOR	495.647	57.679	-	-	553.326	4
7	6th FLOOR	495.647	57.679	-	-	553.326	4
8	7th FLOOR	495.647	57.679	-	-	553.326	4
9	8th FLOOR	495.647	57.679	-	-	553.326	4
10	9th FLOOR	495.647	57.679	-	-	553.326	4
11	10th FLOOR	495.647	57.679	-	-	553.326	4
12	11th FLOOR	495.647	57.679	-	-	553.326	4
13	12th FLOOR	495.647	57.679	-	-	553.326	4
14	13th FLOOR	495.647	57.679	-	-	553.326	4
15	14th FLOOR	495.647	57.679	-	-	553.326	4
16	15th FLOOR	495.647	57.679	-	-	553.326	4
17	16th FLOOR	495.647	57.679	-	-	553.326	4
18	17th FLOOR (REFUGE FLOOR)	459.537	98.277	-	-	557.814	4
19	18th FLOOR	495.647	57.679	-	-	553.326	4
20	19th FLOOR	495.647	57.679	-	-	553.326	4
21	20th FLOOR			-	-	-	4
22	21st FLOOR						
23	22nd FLOOR						
24	TERRACE FLOOR		113.142			113.142	
25	MUMTY/MACHINE ROOM FLOOR		66.970	-		66.970	
		9,846.48	1,359.59	0.00	0.00	11,206.07	84.00

GROUND FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
X	1	-	-	1	559.306
TOTAL ADDITIONS (A)					559.306
DEDUCTIONS(STILT AREA)					
D9	1	1900	3040	1	5.776
D10	1	3935	3650	1	14.363
TOTAL DEDUCTIONS (B)				=	20.139
SERVICE AREA					
S1	1	4690	4910	1	23.028
S2	1	700	1730	1	1.211
S3	1	700	2000	1	1.400
S5	1	700	1000	1	0.700
S6	1	2600	6400	1	16.640
TOTAL SERVICE AREA (C)				=	42.979
FAR AREA D = A -(B+C)				=	496.188

GROUND COVERAGE AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
X	1	-	-	1	559.306
TOTAL ADDITIONS (A)					559.306

Sudheer Kumar
Digitally signed by Sudheer Kumar
Date: 2023.12.28 16:23:35 +05'30'

AMIT VARMA
Digitally signed by AMIT VARMA
Date: 2023.12.26 13:07:29 +05'30'

STILT AREA= 20.139

VIDHAN CHAND JHA
Digitally signed by VIDHAN CHAND JHA
Date: 2023.12.20 11:14:50 +05'30'

Door Schedule			
Type Mark	Width	Height	Count
D1	1200	2100	122
D2	900	2100	270
D3	750	2100	269
D4	800	2100	92
FD1	900	2100	26
FD2	750	2100	52
FD3	1500	2450	1
GD1	1400	1813	1
SD1	1745	2300	183
SD2	2250	2300	92

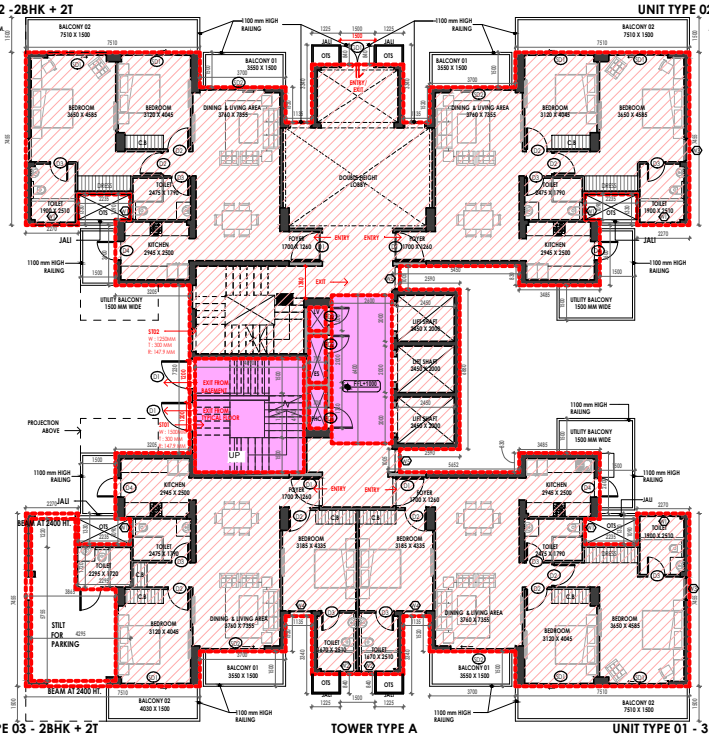
Lal Singh
Digitally signed by Lal Singh
Date: 2023.12.27 12:58:03 +05'30'

FAR
SERVICE FAR

Window Schedule			
Type Mark	Width	Height	Count
W1	750	900	183
W2	600	900	88
W3	1000	2300	91
W4	975	900	86
W5	1000	900	96

UNIT TYPE 02 -2BHK + 2T
RERA CARPET AREA= 83.785 SQM.

UNIT TYPE 02 -2BHK + 2T
RERA CARPET AREA= 83.785 SQM.



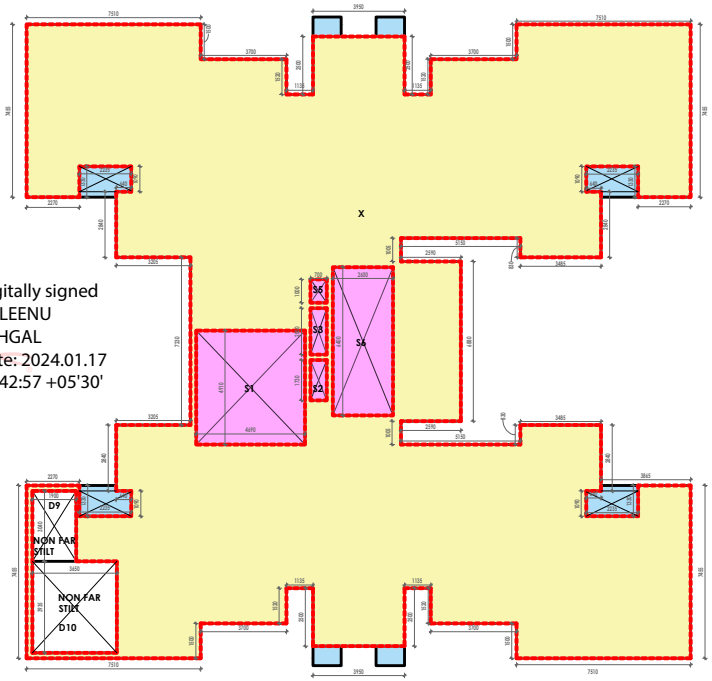
UNIT TYPE 03 - 2BHK + 2T
RERA CARPET AREA= 74.701 SQM.

TOWER TYPE A
GROUND FLOOR PLAN (G+19)

UNIT TYPE 01 - 3BHK + 3T
RERA CARPET AREA= 102.550 SQM.

1 GROUND FLOOR PLAN
1 : 100

LEENU SAHGAL
Digitally signed by LEENU SAHGAL
Date: 2024.01.17 12:42:57 +05'30'



TOWER TYPE A
GROUND FLOOR PLAN (G+19)

2 GROUND FLOOR PLAN _AREA DIAGRAM
1 : 100

Client
ELDECO
ELDECO REAL ESTATE LIMITED
201-202, 2nd Floor, Splendor Forum, Jasola District Centre ,New Delhi - 110025

Architect
BIAS ARCHITECTURE
Neerja Dixit
Digitally signed by Neerja Dixit
Date: 2023.12.20 16:14:08 +05'30'
BIAS+ ARCHITECTURE
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New Delhi 110.092, India
t +91 11 2121 1403
www.biasarchitecture.com

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RIVULET ENGINEERING
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Uttar Pradesh | India
Phone 91 120 4304800
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Email: mail@designaccord.net

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No	Date	Description

Revisions

Drawing Status
SUBMISSION DRAWING

Key Plan

Project Name
ELDECO LA VIDA BELLA
HOUSING AT GREATER NOIDA

Project Address
PLOT # GH-02C AT SECTOR 12,G. NOIDA, UTTAR PRADESH - 203207

Drawing Title
TOWER TYPE A
BELLISIMO 3 - GROUND FLOOR PLAN

Project No 22.52.R
Scale As indicated
Date NOVEMBER 08, 2023
Drawing No. Revision
GN SD A 101

SHEET SIZE A1 : 841 X 594

LEENU SAHGAL Digitally signed by LEENU SAHGAL Date: 2024.01.17 12:47:12 +05'30'

Sudheer Kumar Digitally signed by Sudheer Kumar Date: 2023.12.28 16:24:32 +05'30'

FIRST FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
X	1	-	-	1	559.306
TOTAL ADDITIONS (A)					559.306
DEDUCTIONS					
D1	1	2150	1280	1	2.752
D3	1	3470	2260	1	7.842
D4	1	6220	4225	1	26.280
TOTAL DEDUCTIONS (B)				=	36.874
SERVICE AREA					
S1	1	4690	4910	1	23.0279
S2	1	700	1730	1	1.211
S3	1	700	2000	1	1.4
S4	1	2450	2000	3	14.7
S5	1	700	1000	1	0.7
S6	1	2500	6400	1	16.64
TOTAL SERVICE AREA (C)				=	57.679
FAR AREA D = (A - (B +C)				=	464.753

Lal Singh Digitally signed by Lal Singh Date: 2023.12.27 13:05:11 +05'30'

AMIT VARMA Digitally signed by AMIT VARMA Date: 2023.12.26 13:13:16 +05'30'

VIDHAN CHAND JHA Digitally signed by VIDHAN CHAND JHA Date: 2023.12.20 11:16:36 +05'30'

Door Schedule			
Type Mark	Width	Height	Count
D1	1200	2100	122
D2	900	2100	270
D3	750	2100	269
D4	800	2100	92
FD1	900	2100	26
FD2	750	2100	52
FD3	1500	2450	1
GD1	1400	1813	1
SD1	1745	2300	183
SD2	2250	2300	92

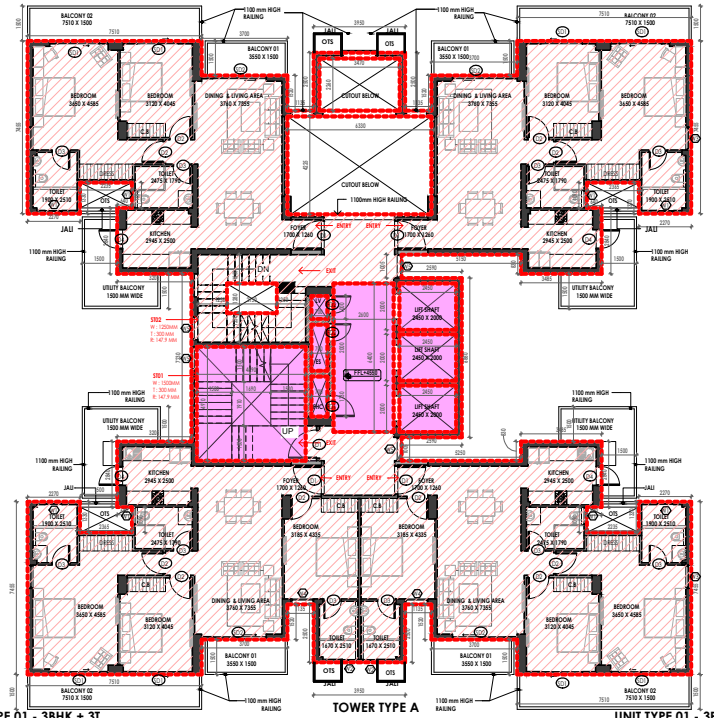
Window Schedule			
Type Mark	Width	Height	Count
W1	750	900	183
W2	600	900	88
W3	1000	2300	91
W4	975	900	86
W5	1000	900	96

FAR

SERVICE FAR

UNIT TYPE 02 -2BHK + 2T
RERA CARPET AREA= 83.785 SQM.

UNIT TYPE 02 -2BHK + 2T
RERA CARPET AREA= 83.785 SQM.

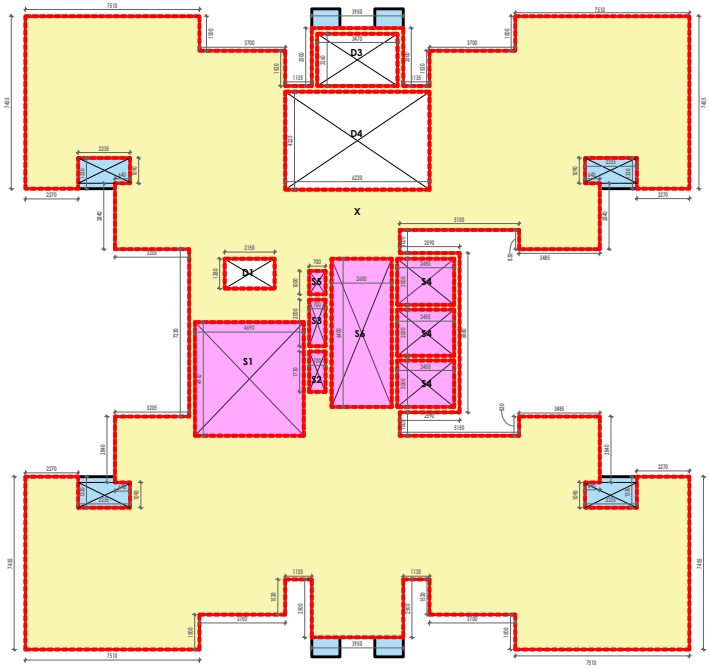


UNIT TYPE 01 - 3BHK + 3T
RERA CARPET AREA= 102.550 SQM.

TOWER TYPE A
FIRST FLOOR PLAN (G+19)

UNIT TYPE 01 - 3BHK + 3T
RERA CARPET AREA= 102.550 SQM.

1 FIRST FLOOR PLAN
1 : 100



TOWER TYPEA
FIRST FLOOR PLAN (G+19)

2 FIRST FLOOR PLAN_AREA DIAGRAM
1 : 100

Client
ELDECO
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Architect
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Uttar Pradesh (India
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Landscape Consultant
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No	Date	Description

Revisions

Drawing Status
SUBMISSION DRAWING

Key Plan

Project Name
ELDECO LA VIDA BELLA
HOUSING AT GREATER NOIDA

Project Address
PLOT # GH-02C AT SECTOR 12,G. NOIDA, UTTAR PRADESH - 203207

Drawing Title
TOWER TYPE A
BELLISIMO 3 - FIRST FLOOR PLAN

Project No 22.52.R
Scale As indicated
Date NOVEMBER 08, 2023
Drawing No. Revision

GN	SD	A	102	

SHEET SIZE A1 : 841 X 594

LEENU SAHGAL
Digitally signed by LEENU SAHGAL
Date: 2024.01.17 12:49:15 +05'30'

Sudheer Kumar
Digitally signed by Sudheer Kumar
Date: 2023.12.28 16:24:57 +05'30'

VIDHAN CHAND JHA
Digitally signed by VIDHAN CHAND JHA
Date: 2023.12.20 11:17:29 +05'30'

Lal Singh
Digitally signed by Lal Singh
Date: 2023.12.27 13:08:50 +05'30'

AMIT VARMA
Digitally signed by AMIT VARMA
Date: 2023.12.26 13:16:14 +05'30'

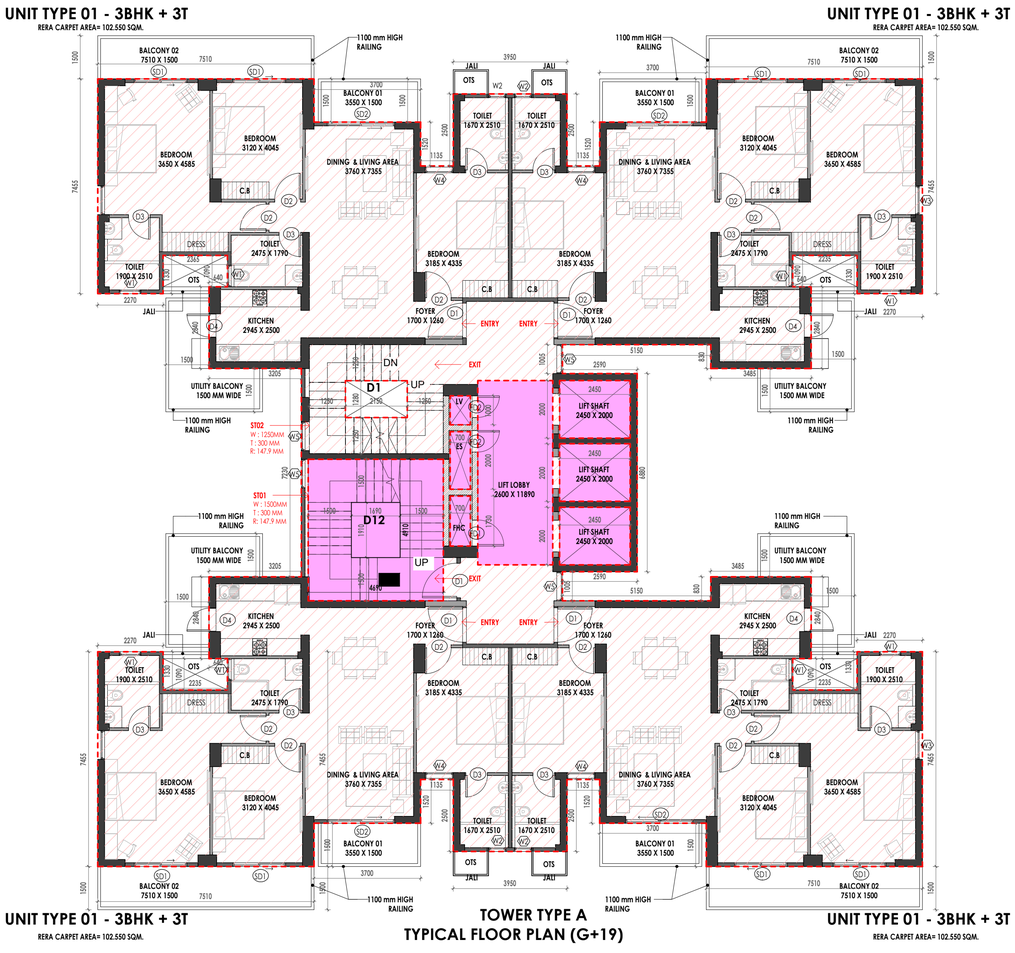
TYPICAL FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
X	1	-	-	1	559.306
TOTAL ADDITIONS (A)					559.306
DEDUCTIONS					
D1	1	2150	1280	1	2.752
D12	1	1690	1910	1	3.228
TOTAL DEDUCTIONS (B)				=	5.980
SERVICE AREA					
S1	1	4690	4910	1	23.028
S2	1	700	1730	1	1.211
S3	1	700	2000	1	1.400
S4	1	2450	2000	3	14.700
S5	1	700	1000	1	0.700
S6	1	2600	6400	1	16.640
TOTAL SERVICE AREA (C)				=	57.679
FAR AREA D = (A - (B +C)				=	495.647

FAR

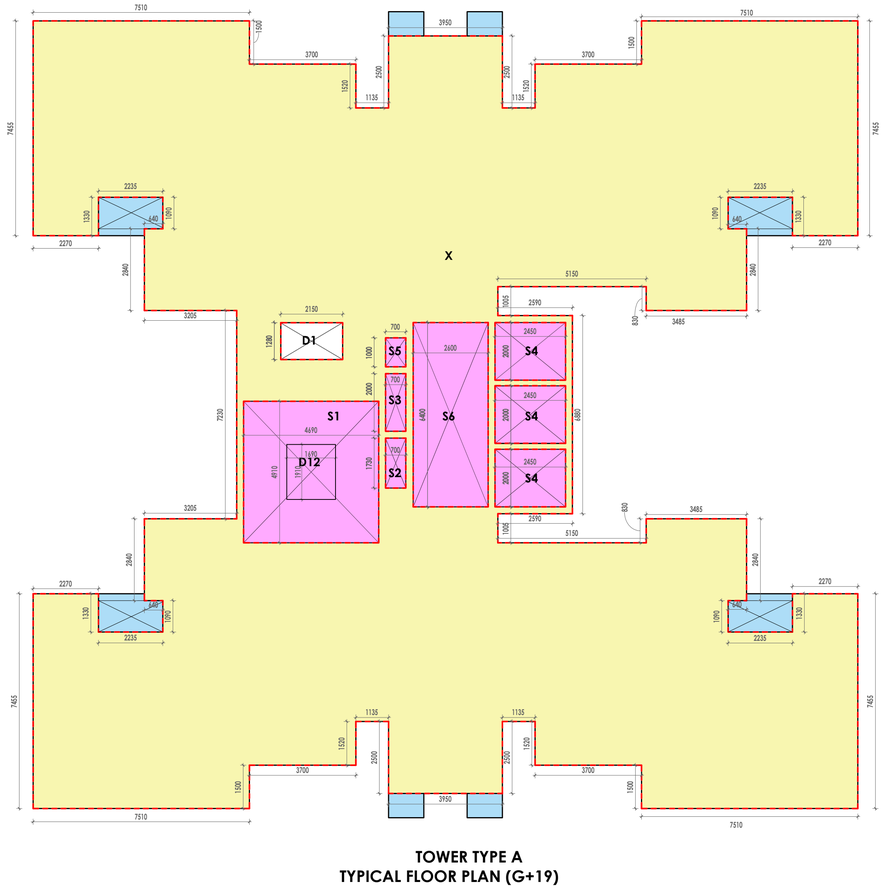
SERVICE FAR

Door Schedule			
Type Mark	Width	Height	Count
D1	1200	2100	122
D2	900	2100	270
D3	750	2100	269
D4	800	2100	92
FD1	900	2100	26
FD2	750	2100	52
FD3	1500	2450	1
GD1	1400	1813	1
SD1	1745	2300	183
SD2	2250	2300	92

Window Schedule			
Type Mark	Width	Height	Count
W1	750	900	183
W2	600	900	88
W3	1000	2300	91
W4	975	900	86
W5	1000	900	96



1 TYPICAL FLOOR PLAN
1 : 100



2 TYPICAL FLOOR PLAN_AREA DIAGRAM
1 : 100

Client

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201-212, 2nd Floor, Splendor Forum,
Jasola District Centre ,New Delhi - 110 025

Architect

BIAS ARCHITECTURE

Neeraja Dixit
Digitally signed by Neeraja Dixit
Date: 2023.12.20 16:22:13 +05'30'

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No	Date	Description

Revisions

Drawing Status

SUBMISSION DRAWING

Key Plan

Project Name
ELDECO LA VIDA BELLA

HOUSING AT GREATER NOIDA

Project Address
PLOT # GH-02C AT SECTOR 12,G. NOIDA,
UTTAR PRADESH - 203207

Drawing Title
TOWER TYPE A
BELLISIMO 3 - TYPICAL FLOOR PLAN

Project No 22.52.R

Scale As indicated

Date NOVEMBER 08, 2023

Drawing No | Revision

GN	SD	A	103	

SHEET SIZE A1 : 841 X 594

ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
X	1	-	-	1	559.306
TOTAL ADDITIONS (A)					559.306
DEDUCTIONS					
D1	1	2150	1280	1	2.752
D12	1	1680	1910	1	3.2279
TOTAL DEDUCTIONS (B)				=	5.980
SERVICE AREA					
S1	1	4890	4910	1	23.0279
S2	1	700	1750	1	1.211
S3	1	700	2000	1	1.4
S4	1	2450	2000	3	14.7
S5	1	700	1000	1	0.7
S6	1	2600	6400	1	16.64
TOTAL SERVICE AREA (C)				=	57.68
FAR AREA D=(A-(B+C)				=	495.65

Sudheer Kumar
Digitally signed by Sudheer Kumar
Date: 2023.12.28 16:25:28 +05'30'

Lal Singh
Digitally signed by Lal Singh
Date: 2023.12.27 13:12:26 +05'30'

VIDHAN CHAND JHA
Digitally signed by VIDHAN CHAND JHA
Date: 2023.12.20 11:18:20 +05'30'

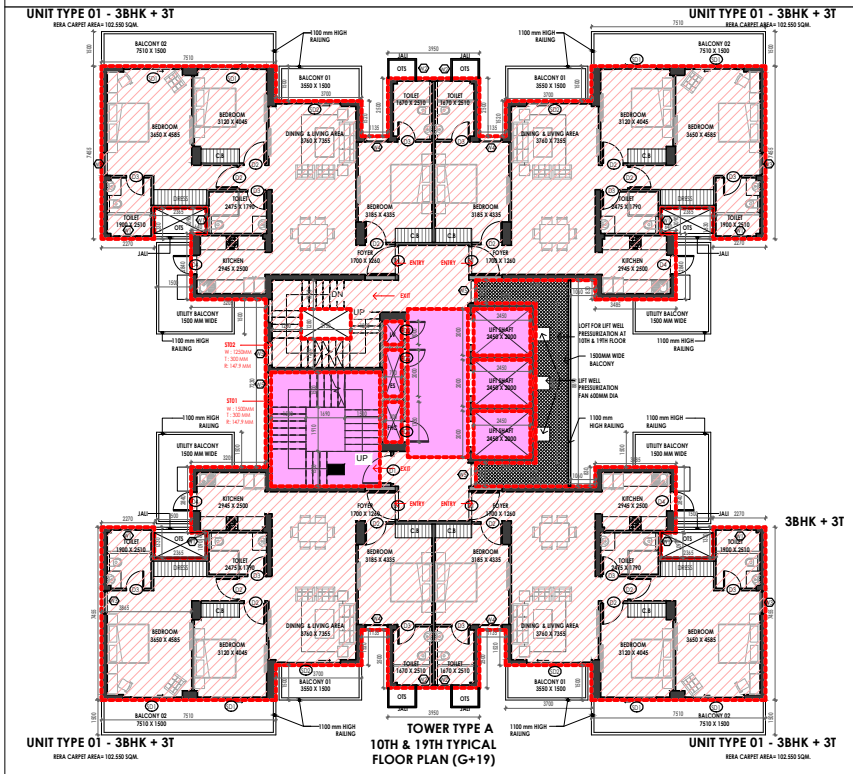
AMIT VARMA
Digitally signed by AMIT VARMA
Date: 2023.12.26 13:19:08 +05'30'

LEENU SAHGAL
Digitally signed by LEENU SAHGAL
Date: 2024.01.17 12:51:31 +05'30'

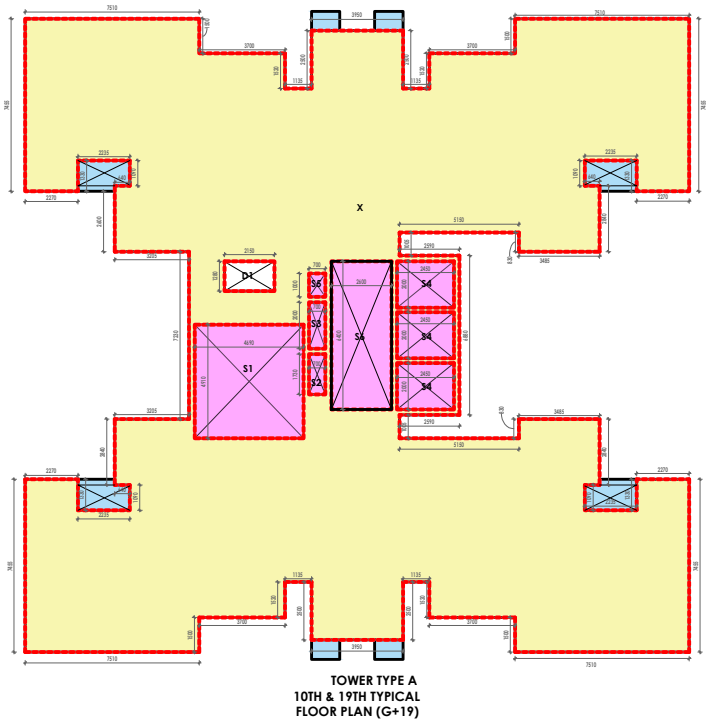
Door Schedule			
Type Mark	Width	Height	Count
D1	1200	2100	122
D2	900	2100	270
D3	750	2100	269
D4	800	2100	92
FD1	900	2100	26
FD2	750	2100	52
FD3	1500	2450	1
GD1	1400	1813	1
SD1	1745	2300	183
SD2	2250	2300	92

Window Schedule			
Type Mark	Width	Height	Count
W1	750	900	183
W2	600	900	88
W3	1000	2300	91
W4	975	900	86
W5	1000	900	96

FAR
SERVICE FAR



1 TYPICAL 10TH & 20TH FLOOR PLAN
1 : 100



2 TYPICAL 10TH & 20TH FLOOR PLAN_AREA DIAGRAM
1 : 100

Client
ELDECO
ELDECO REAL ESTATE LIMITED
201-202, 2nd Floor, Splendor Forum,
Jasola District Centre ,New Delhi - 110025

Architect
BIAS ARCHITECTURE
Neerja Dixit
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Date: 2023.12.20 16:24:57 +05'30'
BIAS+ ARCHITECTURE
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New Delhi 110.092, India
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www.biasarchitecture.com

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Website www.rivulet-engineering.com

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Uttar Pradesh) India
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Website www.tpc.in

Landscape Consultant
DESIGN ACCORD
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Email: mail@designaccord.net

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No	Date	Description

Revisions

Drawing Status
SUBMISSION DRAWING

Key Plan

Project Name
ELDECO LA VIDA BELLA
HOUSING AT GREATER NOIDA

Project Address
PLOT # GH-02C AT SECTOR 12,G. NOIDA, UTTAR PRADESH - 203207

Drawing Title
TOWER A
BELLISIMO 3 - 10TH & 19TH TYPICAL FLOOR PLAN

Project No 22.52.R
Scale As indicated
Date NOVEMBER 08, 2023
Drawing No. Revision

GN	SD	A	104	

SHEET SIZE A1 : 841 X 594

REFUGE FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
X1	1	-	-	1	619.634
TOTAL ADDITIONS (A)					619.968
DEDUCTIONS					
D1	1	2150	1280	1	2.752
TOTAL DEDUCTIONS (B)				=	2.752
SERVICE AREA					
S1	1	4650	4910	1	23.005
S2	1	700	1730	1	1.211
S3	1	700	2000	1	1.4
S4	1	2450	2000	3	14.7
S5	1	700	1000	1	0.7
S6	1	2930	5600	1	16.408
TOTAL SERVICE AREA (C)				=	57.679
FAR AREA D = (A - (B +C))				=	559.537

REFUGE TERRACE AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
R1	1	-	-	1	40.598
TOTAL REFUGE AREA (A)					40.598

Sudheer Kumar
Digitally signed by Sudheer Kumar
Date: 2023.12.28 16:25:55 +05'30'

Lal Singh
Digitally signed by Lal Singh
Date: 2023.12.27 13:15:57 +05'30'

AMIT VARMA
Digitally signed by AMIT VARMA
Date: 2023.12.26 13:22:03 +05'30'

LEENU SAHGAL
Digitally signed by LEENU SAHGAL
Date: 2024.01.17 12:53:35 +05'30'

VIDHAN CHAND JHA
Digitally signed by VIDHAN CHAND JHA
Date: 2023.12.20 11:19:08 +05'30'

FAR

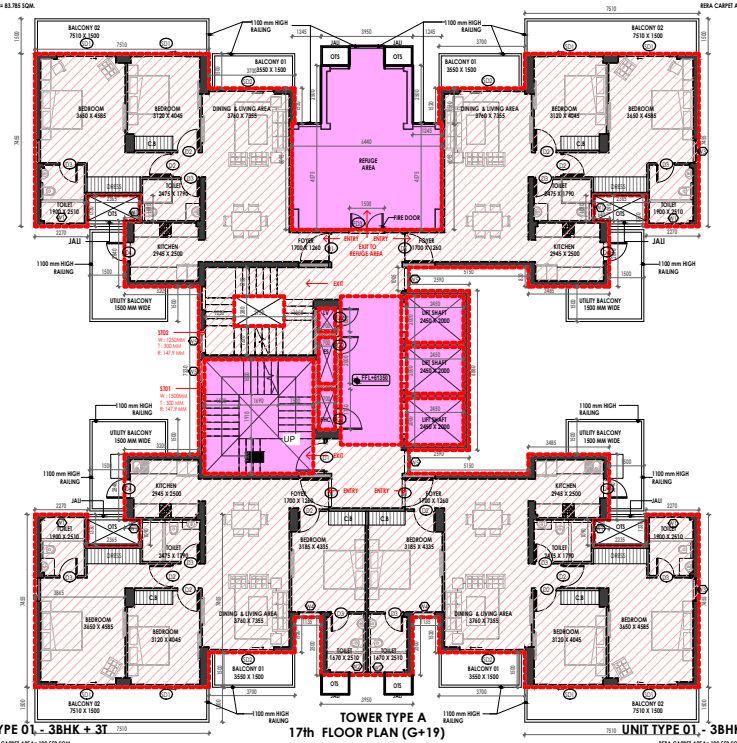
SERVICE FAR

Door Schedule			
Type Mark	Width	Height	Count
D1	1200	2100	122
D2	900	2100	270
D3	750	2100	269
D4	800	2100	92
FD1	900	2100	26
FD2	750	2100	52
FD3	1500	2450	1
GD1	1400	1813	1
SD1	1745	2300	183
SD2	2250	2300	92

Window Schedule			
Type Mark	Width	Height	Count
W1	750	900	183
W2	600	900	88
W3	1000	2300	91
W4	975	900	86
W5	1000	900	96

UNIT TYPE 02 -2BHK + 2T
REBA CARPET AREA= 83.785 SQM.

UNIT TYPE 02 -2BHK + 2T
REBA CARPET AREA= 83.785 SQM.

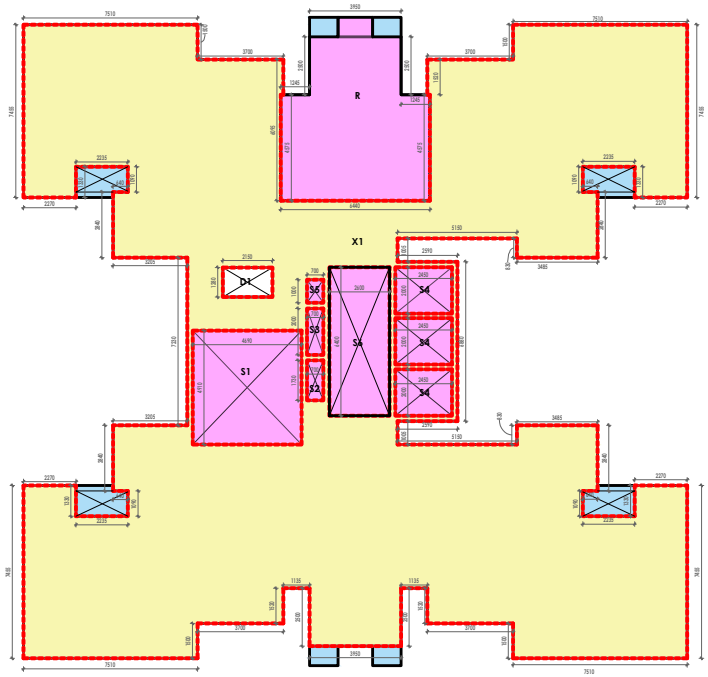


UNIT TYPE 01 - 3BHK + 3T
REBA CARPET AREA= 102.550 SQM.

TOWER TYPE A
17th FLOOR PLAN (G+19)
(REFUGE FLOOR)

UNIT TYPE 01 - 3BHK + 3T
REBA CARPET AREA= 102.550 SQM.

2 Refuge Floor Plan(17th floor @60.8m)
1 : 100



TOWER TYPE A
17th FLOOR PLAN (G+19)
(REFUGE FLOOR)

1 17 Seventeenth Floor (REFUGE) @60.8M _AREA DIAGRAM
1 : 100

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No	Date	Description

Revisions

Drawing Status
SUBMISSION DRAWING

Key Plan

Project Name
ELDECO LA VIDA BELLA
HOUSING AT GREATER NOIDA

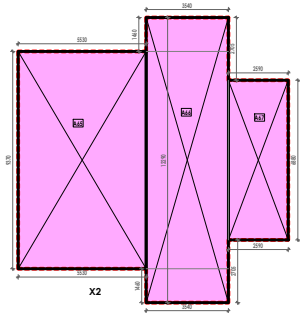
Project Address
PLOT # GH-02C AT SECTOR 12,G. NOIDA, UTTAR PRADESH - 203207

Drawing Title
TOWER TYPE A
BELLISIMO 3 - REFUGE FLOOR PLAN (17TH FLOOR)

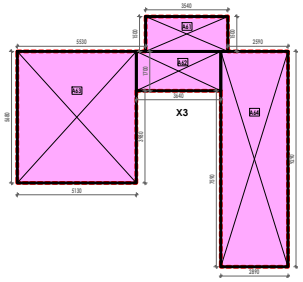
Project No 22.52.R
Scale As indicated
Date NOVEMBER 08, 2023
Drawing No. Revision

GN	SD	A	105	

SHEET SIZE A1 : 841 X 594



2 TERRACE_AREA DIAGRAM
1 : 100



4 MACHINE ROOM LEVEL_AREA DIAGRAM
1 : 100

TERRACE FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
X2	1	-	-	1	113.142
TOTAL ADDITIONS (A)					113.142

MUMTY & MACH.RM. FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
X3	1	-	-	1	66.970
TOTAL ADDITIONS (A)					66.970
TOTAL SERVICE AREA AT MUMTY & MACH.RM.				=	66.970

Sudheer Kumar
Digitally signed by Sudheer Kumar
Date: 2023.12.28 16:26:26 +05'30'

AMIT VARMA
Digitally signed by AMIT VARMA
Date: 2023.12.26 13:25:15 +05'30'

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Date: 2023.12.20 11:19:50 +05'30'

Lal Singh
Digitally signed by Lal Singh
Date: 2023.12.27 13:19:55 +05'30'

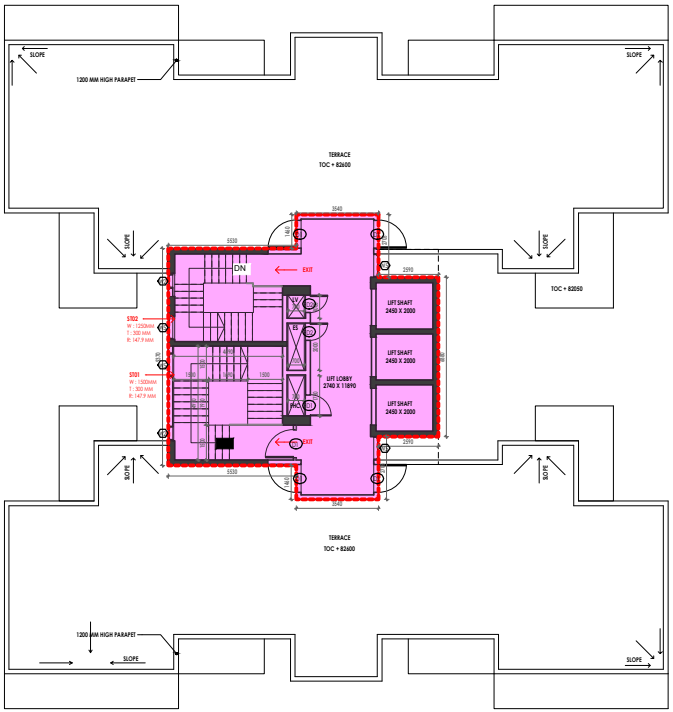
LEENU SAHGAL
Digitally signed by LEENU SAHGAL
Date: 2024.01.17 12:55:40 +05'30'

FAR

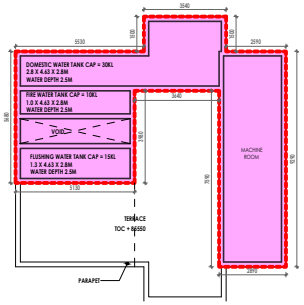
SERVICE FAR

Door Schedule			
Type Mark	Width	Height	Count
D1	1200	2100	122
D2	900	2100	270
D3	750	2100	269
D4	800	2100	92
FD1	900	2100	26
FD2	750	2100	52
FD3	1500	2450	1
GD1	1400	1813	1
SD1	1745	2300	183
SD2	2250	2300	92

Window Schedule			
Type Mark	Width	Height	Count
W1	750	900	183
W2	600	900	88
W3	1000	2300	91
W4	975	900	86
W5	1000	900	96



1 TERRACE LEVEL PLAN
1 : 100



3 24 OHT Level
1 : 100

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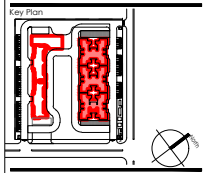
No	Date	Description

Revisions

Drawing Status

SUBMISSION DRAWING

Key Plan



Project Name

ELDECO LA VIDA BELLA

HOUSING AT GREATER NOIDA

Project Address

PLOT # GH-02C AT SECTOR 12,G. NOIDA, UTTAR PRADESH - 203207

Drawing Title

TOWER TYPE A

BELLISIMO 3 - TERRACE & MACHINE ROOM LEVEL PLAN

Project No 22.52.R

Scale As indicated

Date NOVEMBER 08, 2023

Drawing No. Revision

GN	SD	A	106	

SHEET SIZE A1 : 841 X 594

BELLISIMO 01, 02 & 03 (TOWER A)								
S.NO.	FLOORS	NO. OF TOWERS	F.A.R. AREA (SQ.M.)	SERVICES AREA (SQ.M.)	NON FAR AREA (SQ.M.)	BALCONY IN FAR AREA (SQ.M.)	TOTAL AREA (SQ.M.)	DWELLING UNITS
1	GROUND FLOOR		496.188	42.979	-	-	539.167	4
2	1st FLOOR		464.753	57.679	-	-	522.432	4
3	2nd FLOOR		495.647	57.679	-	-	553.326	4
4	3rd FLOOR		495.647	57.679	-	-	553.326	4
5	4th FLOOR		495.647	57.679	-	-	553.326	4
6	5th FLOOR		495.647	57.679	-	-	553.326	4
7	6th FLOOR		495.647	57.679	-	-	553.326	4
8	7th FLOOR		495.647	57.679	-	-	553.326	4
9	8th FLOOR		495.647	57.679	-	-	553.326	4
10	9th FLOOR		495.647	57.679	-	-	553.326	4
11	10th FLOOR		495.647	57.679	-	-	553.326	4
12	11th FLOOR		495.647	57.679	-	-	553.326	4
13	12th FLOOR	3	495.647	57.679	-	-	553.326	4
14	13th FLOOR		495.647	57.679	-	-	553.326	4
15	14th FLOOR		495.647	57.679	-	-	553.326	4
16	15th FLOOR		495.647	57.679	-	-	553.326	4
17	16th FLOOR		495.647	57.679	-	-	553.326	4
18	17th FLOOR (REFUGE FLOOR)		459.537	98.277	-	-	557.814	4
19	18th FLOOR		495.647	57.679	-	-	553.326	4
20	19th FLOOR		495.647	57.679	-	-	553.326	4
21	20th FLOOR		495.647	57.679	-	-	553.326	4
22	21st FLOOR		495.647	57.679	-	-	553.326	4
23	22nd FLOOR		495.647	57.679	-	-	553.326	4
24	TERRACE FLOOR			113.142			113.142	
25	MUMTY/MACHINE ROOM FLOOR			66.970	-		66.970	
TOTAL AREA FOR SINGLE TOWER			11,333.42	1,532.62	0.00	0.00	12,866.05	92.00
GRAND TOTAL			34,000.27	4,597.87	0.00	0.00	38,598.15	276.00

GROUND FLOOR AREA CALCULATIONS

ADDITIONS

S. No.	COUNT	WIDTH	LENGTH	NOS	AREA IN SQMT
					[illegible]
TOTAL ADDITIONS (A)					650.308

DEDUCTIONS (STILT AREA)

[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]
[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	14.783
TOTAL DEDUCTIONS (B)				-	20.139

SERVICE AREA

[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]
[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]
[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]
[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]
[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	16.040
TOTAL SERVICE AREA (C)				=	[illegible]
FAR AREA = (A-B-C)				=	[illegible]

STILT AREA= 20.139

GROUND COVERAGE AREA CALCULATIONS

ADDITIONS

S. No.	COUNT	WIDTH	LENGTH	NOS	AREA IN SQMT
					[illegible]
TOTAL ADDITIONS (A)					638.308

AMIT VARMA — Digitally signed by AMIT VARMA Date: 2023.12.26 13:49:29 +05'30'

VIDHAN CHAND JHA — Digitally signed by VIDHAN CHAND JHA Date: 2023.12.20 11:25:38 +05'30'

Lal Singh — Digitally signed by Lal Singh Date: 2023.12.27 13:47:46 +05'30'

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LEENU SAHGAL — Digitally signed by LEENU SAHGAL Date: 2024.01.17 13:07:21 +05'30'

FAR

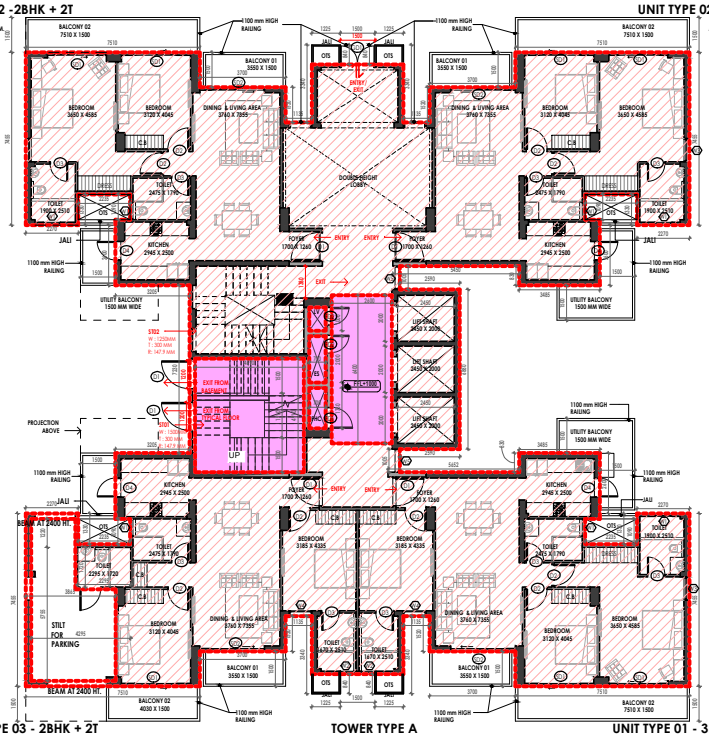
SERVICE FAR

Door Schedule			
Type Mark	Width	Height	Count
D1	1200	2100	122
D2	900	2100	270
D3	750	2100	269
D4	800	2100	92
FD1	900	2100	26
FD2	750	2100	52
FD3	1500	2450	1
GD1	1400	1813	1
SD1	1745	2300	183
SD2	2250	2300	92

Window Schedule			
Type Mark	Width	Height	Count
W1	750	900	183
W2	600	900	88
W3	1000	2300	91
W4	975	900	86
W5	1000	900	96

UNIT TYPE 02 -2BHK + 2T

UNIT TYPE 02 -2BHK + 2T

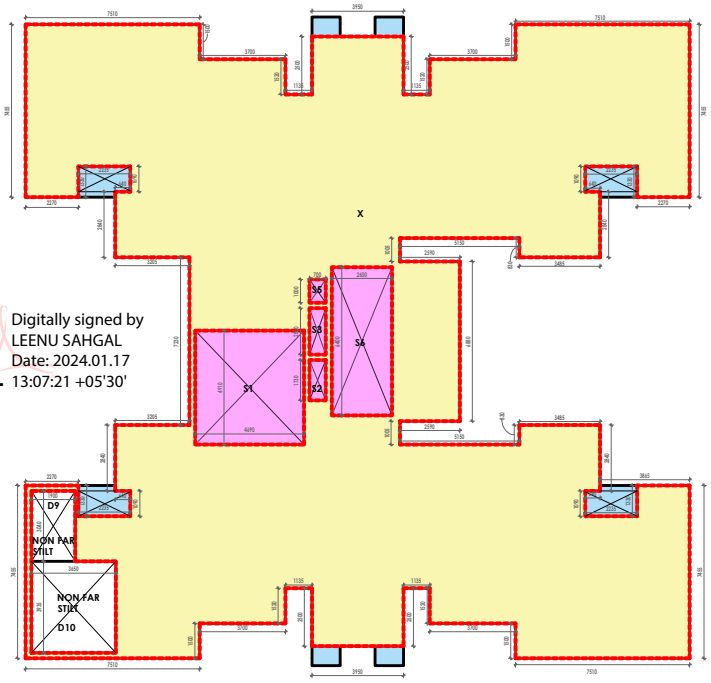


UNIT TYPE 03 - 2BHK + 2T

TOWER TYPE A
GROUND FLOOR PLAN (G+22)

UNIT TYPE 01 - 3BHK + 3T

1 GROUND FLOOR PLAN
1 : 100



TOWER TYPE A
GROUND FLOOR PLAN (G+22)

2 GROUND FLOOR PLAN _AREA DIAGRAM
1 : 100

Client

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No	Date	Description

Revisions

Drawing Status

SUBMISSION DRAWING

Key Plan

Project Name

ELDECO LA VIDA BELLA

HOUSING AT GREATER NOIDA

Project Address

PLOT # GH-02C AT SECTOR 12,G. NOIDA, UTTAR PRADESH - 203207

Drawing Title

TOWER TYPE A

BELLISIMO 1,2 - GROUND FLOOR PLAN

Project No	22.52.R
Scale	As indicated
Date	NOVEMBER 08, 2023

Drawing No. | Revision

GN	SD	A	101	

SHEET SIZE A1 : 841 X 594

		BELLISIMO 01, 02 & 03 (TOWER A)						
S.NO.	FLOORS	NO. OF TOWERS	F.A.R. AREA (SQ.M.)	SERVICES AREA (SQ.M.)	NON FAR AREA (SQ.M.)	BALCONY IN FAR AREA (SQ.M.)	TOTAL AREA (SQ.M.)	DWELLING UNITS
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3	2nd FLOOR		495.647	57.679	-	-	553.326	4
4	3rd FLOOR		495.647	57.679	-	-	553.326	4
5	4th FLOOR		495.647	57.679	-	-	553.326	4
6	5th FLOOR		495.647	57.679	-	-	553.326	4
7	6th FLOOR		495.647	57.679	-	-	553.326	4
8	7th FLOOR		495.647	57.679	-	-	553.326	4
9	8th FLOOR		495.647	57.679	-	-	553.326	4
10	9th FLOOR		495.647	57.679	-	-	553.326	4
11	10th FLOOR		495.647	57.679	-	-	553.326	4
12	11th FLOOR		495.647	57.679	-	-	553.326	4
13	12th FLOOR	3	495.647	57.679	-	-	553.326	4
14	13th FLOOR		495.647	57.679	-	-	553.326	4
15	14th FLOOR		495.647	57.679	-	-	553.326	4
16	15th FLOOR		495.647	57.679	-	-	553.326	4
17	16th FLOOR		495.647	57.679	-	-	553.326	4
18	17th FLOOR (REFUGE FLOOR)		459.537	98.277	-	-	557.814	4
19	18th FLOOR		495.647	57.679	-	-	553.326	4
20	19th FLOOR		495.647	57.679	-	-	553.326	4
21	20th FLOOR		495.647	57.679	-	-	553.326	4
22	21st FLOOR		495.647	57.679	-	-	553.326	4
23	22nd FLOOR		495.647	57.679	-	-	553.326	4
24	TERRACE FLOOR			113.142			113.142	
25	MUMTY/MACHINE ROOM FLOOR			66.970	-		66.970	
TOTAL AREA FOR SINGLE TOWER			11,333.42	1,532.62	0.00	0.00	12,866.05	92.00
GRAND TOTAL			34,000.27	4,597.87	0.00	0.00	38,598.15	276.00

FIRST FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQM
X	1	-	-	1	559.304
TOTAL ADDITIONS (A)					559.304
DEDUCTIONS					
D1	1	2150	1280	1	2.752
D3	1	1470	2340	1	3.440
D4	1	6220	4235	1	26.335
TOTAL DEDUCTIONS (B)				=	36.674
SERVICE AREA					
S1	1	4690	4910	1	23.0279
S2	1	700	1750	1	1.211
S3	1	700	2000	1	1.4
S4	1	2450	2000	3	14.7
S5	1	700	1000	1	0.7
S6	1	2600	6400	1	16.64
TOTAL SERVICE AREA (C)				=	57.679
FAR AREA D = (A - (B +C))				=	464.753

AMIT VARMA — Digitally signed by AMIT VARMA Date: 2023.12.26 13:53:16 +05'30'

VIDHAN CHAND JHA — Digitally signed by VIDHAN CHAND JHA Date: 2023.12.20 11:26:45 +05'30'

Lal Singh — Digitally signed by Lal Singh Date: 2023.12.27 13:52:45 +05'30'

LEENU SAHGAL — Digitally signed by LEENU SAHGAL Date: 2024.01.17 13:09:47 +05'30'

Sudheer Kumar — Digitally signed by Sudheer Kumar Date: 2023.12.28 16:30:16 +05'30'

Neeraja Dixit — Digitally signed by Neeraja Dixit Date: 2023.12.20 16:51:51 +05'30'

Door Schedule			
Type Mark	Width	Height	Count
D1	1200	2100	122
D2	900	2100	270
D3	750	2100	269
D4	800	2100	92
FD1	900	2100	26
FD2	750	2100	52
FD3	1500	2450	1
GD1	1400	1813	1
SD1	1745	2300	183
SD2	2250	2300	92

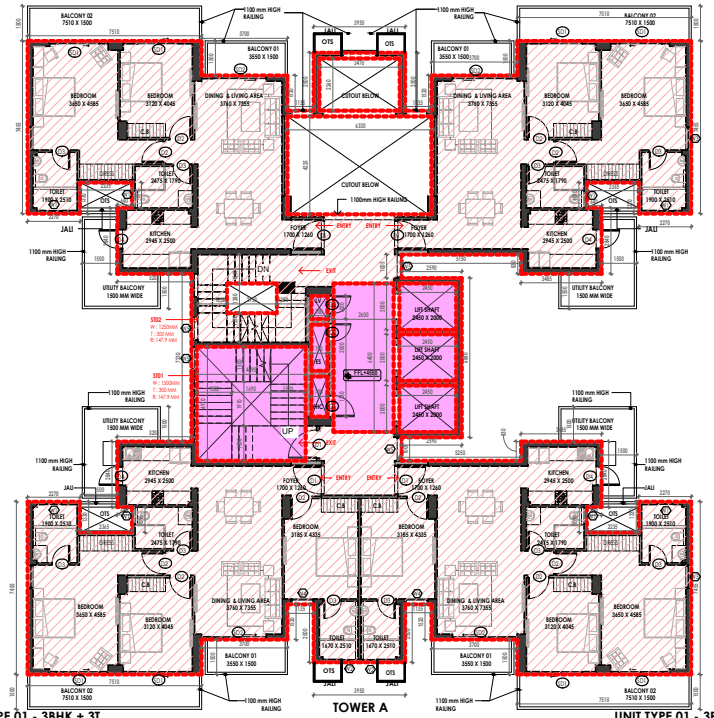
Window Schedule			
Type Mark	Width	Height	Count
W1	750	900	183
W2	600	900	88
W3	1000	2300	91
W4	975	900	86
W5	1000	900	96

FAR

SERVICE FAR

UNIT TYPE 02 -2BHK + 2T
RERA CARPET AREA= 83.785 SQM.

UNIT TYPE 02 -2BHK + 2T
RERA CARPET AREA= 83.785 SQM.

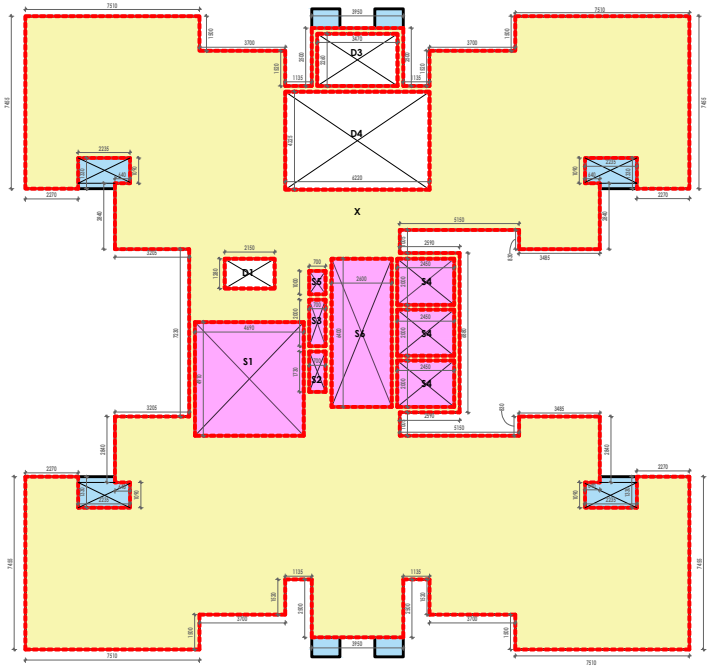


UNIT TYPE 01 - 3BHK + 3T
RERA CARPET AREA= 102.550 SQM.

TOWER A
FIRST FLOOR PLAN (G+22)

UNIT TYPE 01 - 3BHK + 3T
RERA CARPET AREA= 102.550 SQM.

1 FIRST FLOOR PLAN
1 : 100



TOWER A
FIRST FLOOR PLAN (G+22)

2 FIRST FLOOR PLAN_AREA DIAGRAM
1 : 100

Client
ELDECO
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201-202, 2nd Floor, Splendor Forum, Jasola District Centre ,New Delhi - 110025

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Uttar Pradesh (India
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No	Date	Description

Revisions

Drawing Status
SUBMISSION DRAWING

Key Plan

Project Name
ELDECO LA VIDA BELLA
HOUSING AT GREATER NOIDA

Project Address
PLOT # GH-02C AT SECTOR 12,G. NOIDA, UTTAR PRADESH - 203207

Drawing Title
TOWER TYPE A
BELLISIMO 1,2 - FIRST FLOOR PLAN

Project No 22.52.R
Scale As indicated
Date NOVEMBER 08, 2023
Drawing No. Revision

GN	SD	A	102	

SHEET SIZE A1 : 841 X 594

		BELLISIMO 01, 02 & 03 (TOWER A)						
S.NO.	FLOORS	NO. OF TOWERS	F.A.R. AREA (SQ.M.)	SERVICES AREA (SQ.M.)	NON FAR AREA (SQ.M.)	BALCONY IN FAR AREA (SQ.M.)	TOTAL AREA (SQ.M.)	DWELLING UNITS
1	GROUND FLOOR		496.188	42.979	-	-	539.167	4
2	1st FLOOR		464.753	57.679			522.432	4
3	2nd FLOOR		495.647	57.679	-	-	553.326	4
4	3rd FLOOR		495.647	57.679	-	-	553.326	4
5	4th FLOOR		495.647	57.679	-	-	553.326	4
6	5th FLOOR		495.647	57.679	-	-	553.326	4
7	6th FLOOR		495.647	57.679	-	-	553.326	4
8	7th FLOOR		495.647	57.679	-	-	553.326	4
9	8th FLOOR		495.647	57.679	-	-	553.326	4
10	9th FLOOR		495.647	57.679	-	-	553.326	4
11	10th FLOOR		495.647	57.679	-	-	553.326	4
12	11th FLOOR		495.647	57.679	-	-	553.326	4
13	12th FLOOR	3	495.647	57.679	-	-	553.326	4
14	13th FLOOR		495.647	57.679	-	-	553.326	4
15	14th FLOOR		495.647	57.679	-	-	553.326	4
16	15th FLOOR		495.647	57.679	-	-	553.326	4
17	16th FLOOR		495.647	57.679	-	-	553.326	4
18	17th FLOOR (REFUGE FLOOR)		459.537	98.277	-	-	557.814	4
19	18th FLOOR		495.647	57.679	-	-	553.326	4
20	19th FLOOR		495.647	57.679	-	-	553.326	4
21	20th FLOOR		495.647	57.679	-	-	553.326	4
22	21st FLOOR		495.647	57.679	-	-	553.326	4
23	22nd FLOOR		495.647	57.679	-	-	553.326	4
24	TERRACE FLOOR			113.142			113.142	
25	MUMTY/MACHINE ROOM FLOOR			66.970	-		66.970	
TOTAL AREA FOR SINGLE TOWER			11,333.42	1,532.62	0.00	0.00	12,866.05	92.00
GRAND TOTAL			34,000.27	4,597.87	0.00	0.00	38,598.15	276.00

TYPICAL FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
X	1	-	-	1	559.306
TOTAL ADDITIONS (A)					559.306
DEDUCTIONS					
D1	1	2150	1280	1	2.752
D12	1	1690	1910	1	3.228
TOTAL DEDUCTIONS (B)				=	5.980
SERVICE AREA					
S1	1	4690	4910	1	23.028
S2	1	700	1730	1	1.211
S3	1	700	2000	1	1.400
S4	1	2450	2000	3	14.700
S5	1	700	1000	1	0.700
S6	1	2600	6400	1	16.640
TOTAL SERVICE AREA (C)				=	57.679
FAR AREA D = (A - (B +C)				=	495.647

AMIT VARMA Digitally signed by AMIT VARMA Date: 2023.12.26 13:57:20 +05'30'

VIDHAN CHAND JHA Digitally signed by VIDHAN CHAND JHA Date: 2023.12.20 11:27:43 +05'30'

Lal Singh Digitally signed by Lal Singh Date: 2023.12.27 13:57:58 +05'30'

LEENU SAHGAL Digitally signed by LEENU SAHGAL Date: 2024.01.17 13:12:27 +05'30'

Sudheer Kumar Digitally signed by Sudheer Kumar Date: 2023.12.28 16:30:52 +05'30'

FAR

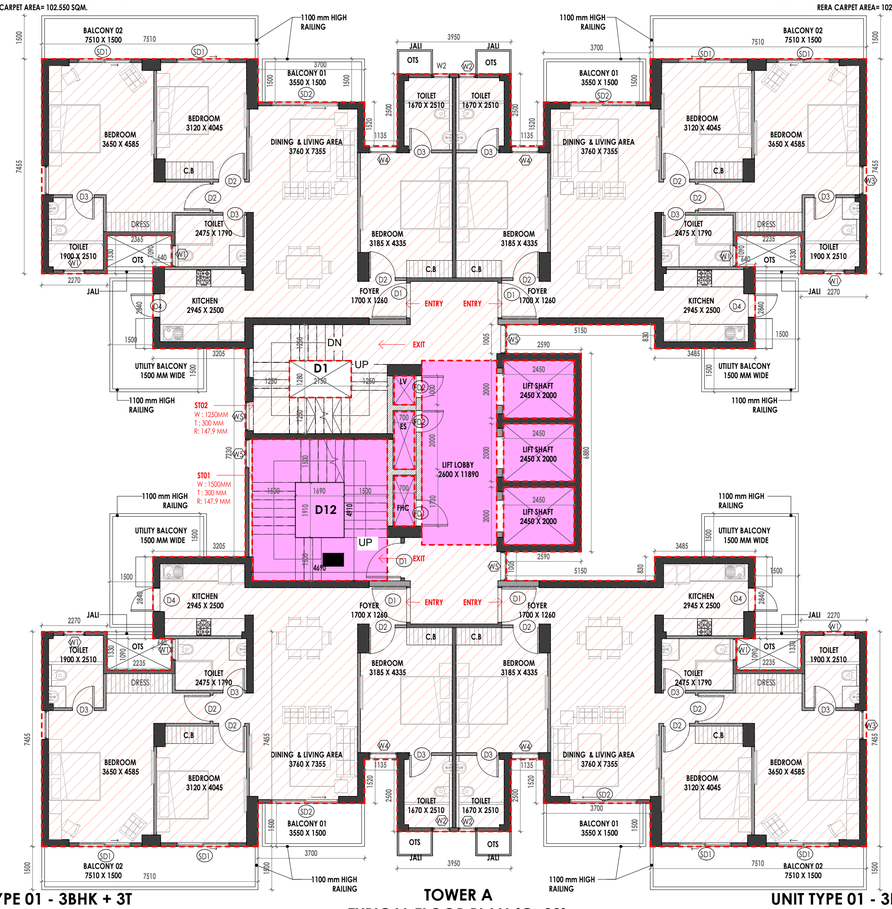
SERVICE FAR

Door Schedule			
Type Mark	Width	Height	Count
D1	1200	2100	122
D2	900	2100	270
D3	750	2100	269
D4	800	2100	92
FD1	900	2100	26
FD2	750	2100	52
FD3	1500	2450	1
GD1	1400	1813	1
SD1	1745	2300	183
SD2	2250	2300	92

Window Schedule			
Type Mark	Width	Height	Count
W1	750	900	183
W2	600	900	88
W3	1000	2300	91
W4	975	900	86
W5	1000	900	96

UNIT TYPE 01 - 3BHK + 3T

RERA CARPET AREA= 102.550 SQM.



UNIT TYPE 01 - 3BHK + 3T

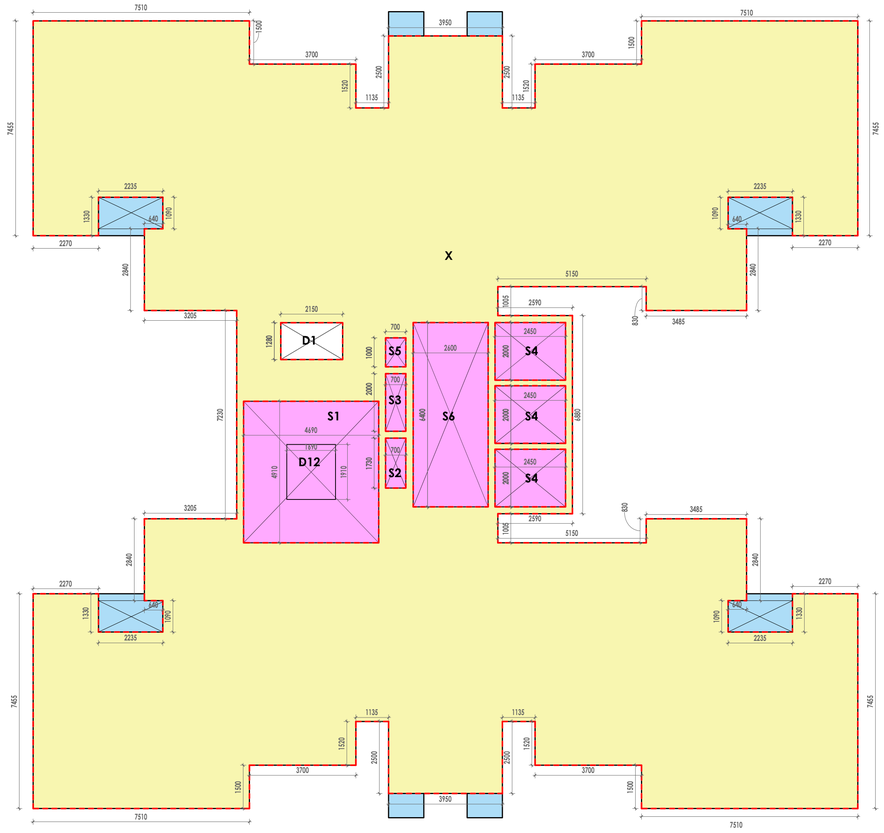
RERA CARPET AREA= 102.550 SQM.

TOWER A

TYPICAL FLOOR PLAN (G+22)

1 TYPICAL FLOOR PLAN

1 : 100



TOWER A

TYPICAL FLOOR PLAN (G+22)

2 TYPICAL FLOOR PLAN_AREA DIAGRAM

1 : 100

Client

ELDECO

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Architect

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New Delhi 110 092, India
t +91 11 2121 1603
www.biasarchitecture.com

Neerja Dixit Digitally signed by Neerja Dixit Date: 2023.12.20 16:55:10 +05'30'

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Uttar Pradesh | India
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Website www.tpcl.in

Landscape Consultant

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Email: mail@designaccord.net

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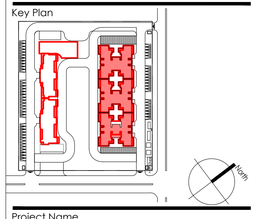
No	Date	Description

Revisions

Drawing Status

SUBMISSION DRAWING

Key Plan



Project Name

ELDECO LA VIDA BELLA

HOUSING AT GREATER NOIDA

Project Address

PLOT # GH-02C AT SECTOR 12,G. NOIDA,
UTTAR PRADESH - 203207

Drawing Title

TOWER TYPE A

BELLISIMO 1,2 - TYPICAL FLOOR PLAN

[redacted]

Project No 22.52.R

[redacted]

Scale As indicated

[redacted]

Date NOVEMBER 08, 2023

[redacted]

Drawing No Revision

GN	SD	A	103	

SHEET SIZE A1 : 841 X 594

S.NO.	FLOORS	BELLISIMO 01, 02 & 03 (TOWER A) NO. OF TOWERS	F.A.R. AREA (SQ.M.)	SERVICES AREA (SQ.M.)	NON FAR AREA (SQ.M.)	BALCONY IN FAR AREA (SQ.M.)	TOTAL AREA (SQ.M.)	DWELLING UNITS
1	GROUND FLOOR		496.188	42.979	-	-	539.167	4
2	1st FLOOR		464.753	57.679	-	-	522.432	4
3	2nd FLOOR		495.647	57.679	-	-	553.326	4
4	3rd FLOOR		495.647	57.679	-	-	553.326	4
5	4th FLOOR		495.647	57.679	-	-	553.326	4
6	5th FLOOR		495.647	57.679	-	-	553.326	4
7	6th FLOOR		495.647	57.679	-	-	553.326	4
8	7th FLOOR		495.647	57.679	-	-	553.326	4
9	8th FLOOR		495.647	57.679	-	-	553.326	4
10	9th FLOOR		495.647	57.679	-	-	553.326	4
11	10th FLOOR		495.647	57.679	-	-	553.326	4
12	11th FLOOR		495.647	57.679	-	-	553.326	4
13	12th FLOOR	3	495.647	57.679	-	-	553.326	4
14	13th FLOOR		495.647	57.679	-	-	553.326	4
15	14th FLOOR		495.647	57.679	-	-	553.326	4
16	15th FLOOR		495.647	57.679	-	-	553.326	4
17	16th FLOOR		495.647	57.679	-	-	553.326	4
18	17th FLOOR (REFUGE FLOOR)		459.537	98.277	-	-	557.814	4
19	18th FLOOR		495.647	57.679	-	-	553.326	4
20	19th FLOOR		495.647	57.679	-	-	553.326	4
21	20th FLOOR		495.647	57.679	-	-	553.326	4
22	21st FLOOR		495.647	57.679	-	-	553.326	4
23	22nd FLOOR		495.647	57.679	-	-	553.326	4
24	TERRACE FLOOR			113.142			113.142	
25	MUMTY/MACHINE ROOM FLOOR			66.970	-		66.970	
TOTAL AREA FOR SINGLE TOWER			11,333.42	1,532.62	0.00	0.00	12,866.05	92.00
GRAND TOTAL			34,000.27	4,597.87	0.00	0.00	38,598.15	276.00

TYPICAL 10TH & 20TH FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQ.M.T
X	1	-	-	1	559.306
TOTAL ADDITIONS (A)					559.306
DEDUCTIONS					
D1	1	2150	1280	1	2.752
D12	1	1690	1910	1	3.2279
TOTAL DEDUCTIONS (B)				-	5.980
SERVICE AREA					
S1	1	5690	4910	1	22.0279
S2	1	700	1730	1	1.211
S3	1	700	2000	1	1.4
S4	1	2450	2000	3	14.7
S5	1	700	1000	1	0.7
S6	1	2600	6400	1	16.64
TOTAL SERVICE AREA (C)				-	57.68
FAR AREA D = (A - (B +C)				-	495.65

AMIT VARMA Digitally signed by AMIT VARMA Date: 2023.12.26 14:01:31 +05'30'

VIDHAN CHAND JHA Digitally signed by VIDHAN CHAND JHA Date: 2023.12.20 11:28:40 +05'30'

Lal Singh Digitally signed by Lal Singh Date: 2023.12.27 14:04:00 +05'30'

Sudheer Kumar Digitally signed by Sudheer Kumar Date: 2023.12.28 16:31:33 +05'30'

Door Schedule			
Type Mark	Width	Height	Count
D1	1200	2100	122
D2	900	2100	270
D3	750	2100	269
D4	800	2100	92
FD1	900	2100	26
FD2	750	2100	52
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Type Mark	Width	Height	Count
W1	750	900	183
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W4	975	900	86
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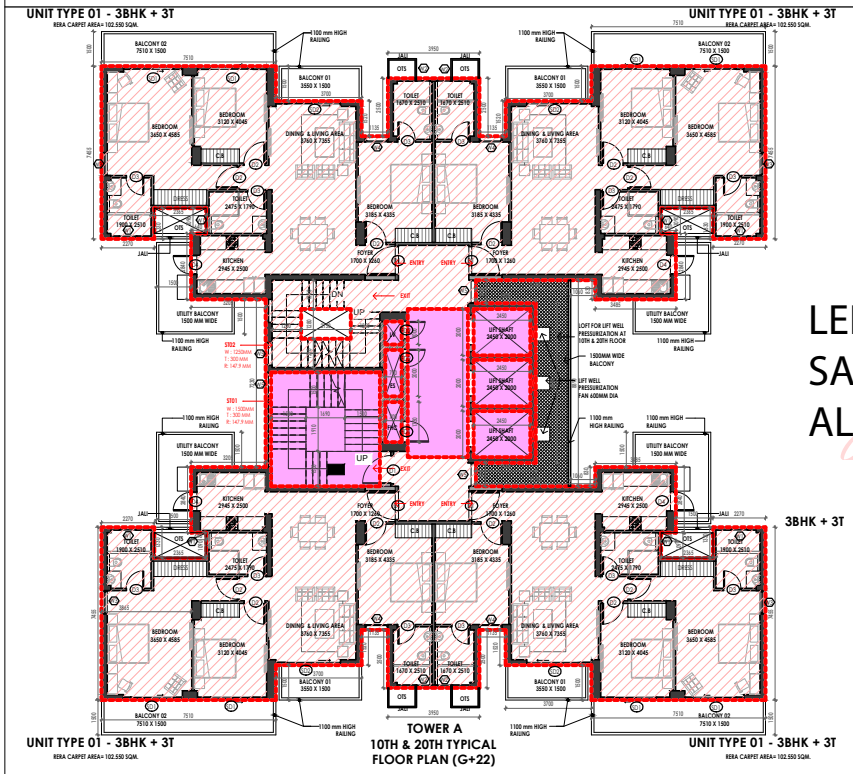
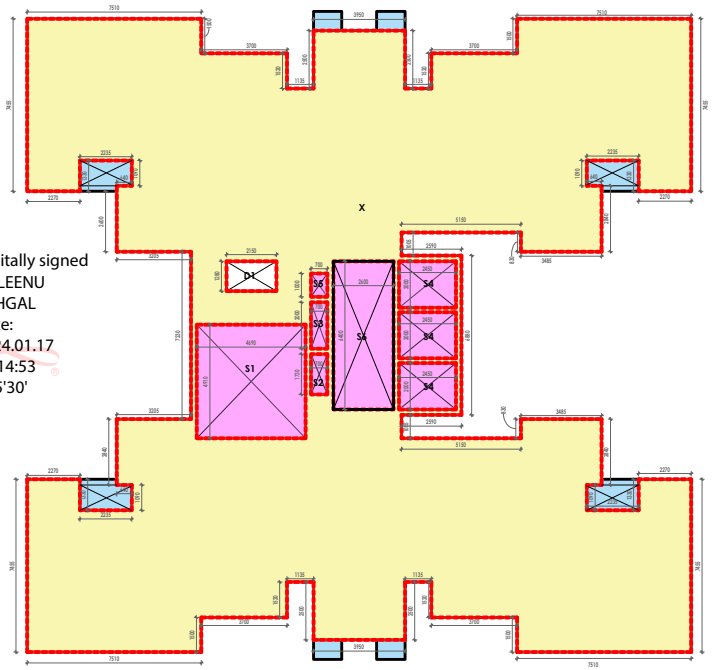
FAR

SERVICE FAR



1 TYPICAL 10TH & 20TH FLOOR PLAN
1 : 100

LEENU SAHGAL Digitally signed by LEENU SAHGAL Date: 2024.01.17 13:14:53 +05'30'



2 TYPICAL 10TH & 20TH FLOOR PLAN_AREA DIAGRAM
1 : 100

Client

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Architect

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Uttar Pradesh) India
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No	Date	Description

Revisions

Drawing Status

SUBMISSION DRAWING

Key Plan

Project Name

ELDECO LA VIDA BELLA

HOUSING AT GREATER NOIDA

Project Address

PLOT # GH-02C AT SECTOR 12,G. NOIDA, UTTAR PRADESH - 203207

Drawing Title

TOWER TYPE A

BELLISIMO 1,2 - 10TH & 20TH TYPICAL FLOOR PLAN

Project No 22.52.R

Scale As indicated

Date NOVEMBER 08, 2023

Drawing No. Revision

GN	SD	A	104	

SHEET SIZE A1 : 841 X 594

S.NO.	FLOORS	BELLISIMO 01, 02 & 03 (TOWER A)						
		NO. OF TOWERS	F.A.R. AREA (SQ.M.)	SERVICES AREA (SQ.M.)	NON FAR AREA (SQ.M.)	BALCONY IN FAR AREA (SQ.M.)	TOTAL AREA (SQ.M.)	DWELLING UNITS
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3	2nd FLOOR		495.647	57.679	-	-	553.326	4
4	3rd FLOOR		495.647	57.679	-	-	553.326	4
5	4th FLOOR		495.647	57.679	-	-	553.326	4
6	5th FLOOR		495.647	57.679	-	-	553.326	4
7	6th FLOOR		495.647	57.679	-	-	553.326	4
8	7th FLOOR		495.647	57.679	-	-	553.326	4
9	8th FLOOR		495.647	57.679	-	-	553.326	4
10	9th FLOOR		495.647	57.679	-	-	553.326	4
11	10th FLOOR		495.647	57.679	-	-	553.326	4
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13	12th FLOOR	3	495.647	57.679	-	-	553.326	4
14	13th FLOOR		495.647	57.679	-	-	553.326	4
15	14th FLOOR		495.647	57.679	-	-	553.326	4
16	15th FLOOR		495.647	57.679	-	-	553.326	4
17	16th FLOOR		495.647	57.679	-	-	553.326	4
18	17th FLOOR (REFUGE FLOOR)		459.537	98.277	-	-	557.814	4
19	18th FLOOR		495.647	57.679	-	-	553.326	4
20	19th FLOOR		495.647	57.679	-	-	553.326	4
21	20th FLOOR		495.647	57.679	-	-	553.326	4
22	21st FLOOR		495.647	57.679	-	-	553.326	4
23	22nd FLOOR		495.647	57.679	-	-	553.326	4
24	TERRACE FLOOR			113.142			113.142	
25	MUMTY/MACHINE ROOM FLOOR			66.970	-		66.970	
TOTAL AREA FOR SINGLE TOWER			11,333.42	1,532.62	0.00	0.00	12,866.05	92.00
GRAND TOTAL			34,000.27	4,597.87	0.00	0.00	38,598.15	276.00

REFUGE FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
A1	1	-	-	1	519.168
TOTAL ADDITIONS (A)					519.168
DEDUCTIONS					
D1	1	2150	1780	1	3,763
TOTAL DEDUCTIONS (B)				=	2,752
SERVICE AREA					
S1	1	4690	4910	1	23,018
S2	1	700	2700	1	1,211
S3	1	700	2000	1	1,[illegible]
S4	1	2450	3025	3	14,3[illegible]
S5	1	700	3000	1	1,[illegible]
S6	1	2550	6400	1	16,64[illegible]
TOTAL SERVICE AREA (C)				=	57,679
FAR AREA D = (A - (B +C))				=	458,737

REFUGE TERRACE AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
R1	1	-	-	1	49,556
TOTAL REFUGE AREA (A)					49,556

LEENU SAHGAL
Digitally signed by LEENU SAHGAL
Date: 2024.01.17 13:17:21 +05'30'

AMIT VARMA
Digitally signed by AMIT VARMA
Date: 2023.12.26 14:05:43 +05'30'

VIDHAN CHAND JHA
Digitally signed by VIDHAN CHAND JHA
Date: 2023.12.20 11:29:41 +05'30'

Sudheer Kumar
Digitally signed by Sudheer Kumar
Date: 2023.12.28 16:32:14 +05'30'

Lal Singh
Digitally signed by Lal Singh
Date: 2023.12.27 14:09:23 +05'30'

FAR

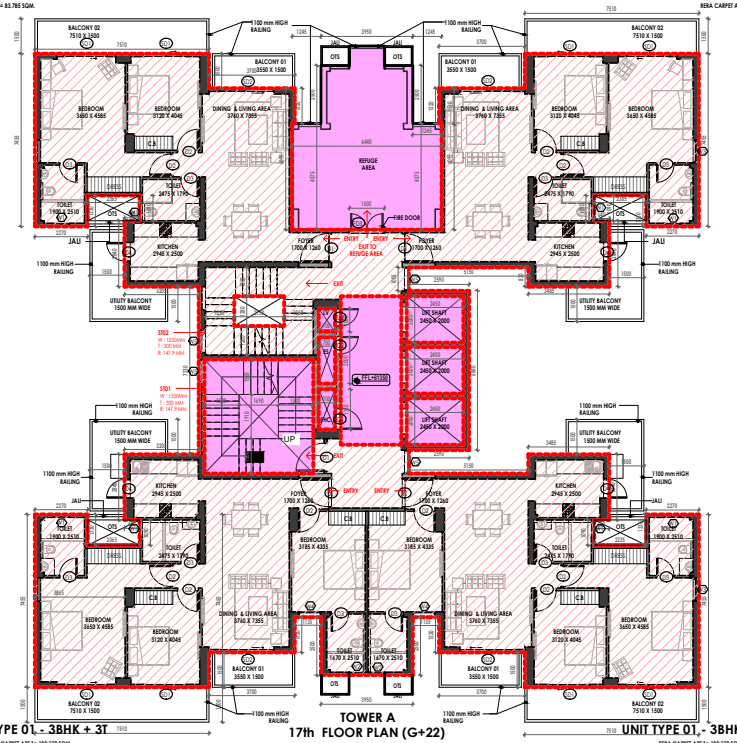
SERVICE FAR

Door Schedule			
Type Mark	Width	Height	Count
D1	1200	2100	122
D2	900	2100	270
D3	750	2100	269
D4	800	2100	92
FD1	900	2100	26
FD2	750	2100	52
FD3	1500	2450	1
GD1	1400	1813	1
SD1	1745	2300	183
SD2	2250	2300	92

Window Schedule			
Type Mark	Width	Height	Count
W1	750	900	183
W2	600	900	88
W3	1000	2300	91
W4	975	900	86
W5	1000	900	96

UNIT TYPE 02 -2BHK + 2T
RERA CARPET AREA= 83.785 SQM.

UNIT TYPE 02 -2BHK + 2T
RERA CARPET AREA= 83.785 SQM.

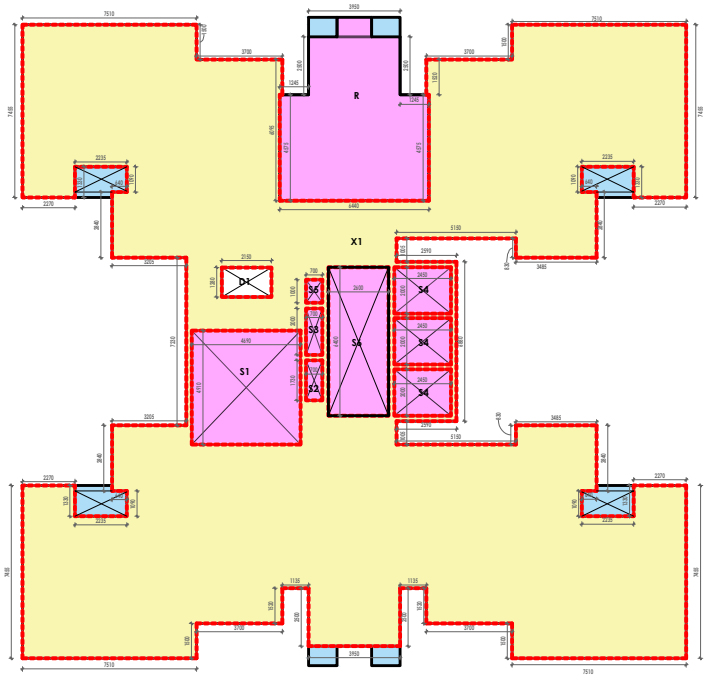


UNIT TYPE 01 - 3BHK + 3T
RERA CARPET AREA= 102.550 SQM.

TOWER A
17th FLOOR PLAN (G+22)
(REFUGE FLOOR)

UNIT TYPE 01 - 3BHK + 3T
RERA CARPET AREA= 102.550 SQM.

2 Refuge Floor Plan(17th floor @60.8m)
1 : 100



TOWER A
17th FLOOR PLAN (G+22)
(REFUGE FLOOR)

1 17 Seventeenth Floor (REFUGE) @60.8M _AREA DIAGRAM
1 : 100

Client
ELDECO
ELDECO REAL ESTATE LIMITED
201-202, 2nd Floor, Splendor Forum, Jasola District Centre ,New Delhi - 110025

Architect
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Neeraja Dixit
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New Delhi | 110.092, India
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No	Date	Description

Revisions

Drawing Status
SUBMISSION DRAWING

Key Plan

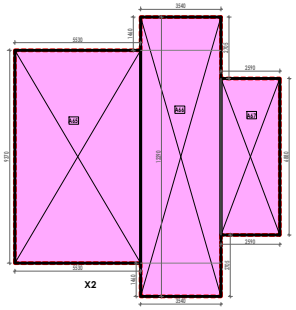
Project Name
ELDECO LA VIDA BELLA
HOUSING AT GREATER NOIDA

Project Address
PLOT # GH-02C AT SECTOR 12,G. NOIDA, UTTAR PRADESH - 203207

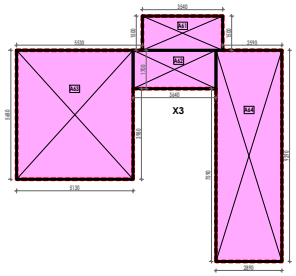
Drawing Title
TOWER TYPE A
BELLISIMO 1.2 - REFUGE FLOOR PLAN (17TH FLOOR)

Project No 22.52.R
Scale As indicated
Date NOVEMBER 08, 2023
Drawing No. Revision
GN SD A 105

SHEET SIZE A1 : 841 X 594



2 **TERRACE_AREA DIAGRAM**
1 : 100



4 **MACHINE ROOM LEVEL_AREA DIAGRAM**
1 : 100

BELLISIMO 01, 02 & 03 (TOWER A)								
S.NO.	FLOORS	NO. OF TOWERS	F.A.R. AREA (SQ.M.)	SERVICES AREA (SQ.M.)	NON FAR AREA (SQ.M.)	BALCONY IN FAR AREA (SQ.M.)	TOTAL AREA (SQ.M.)	DWELLING UNITS
1	GROUND FLOOR	3	496.188	42.979	-	-	539.167	4
2	1st FLOOR		464.753	57.679	-	-	522.432	4
3	2nd FLOOR		495.647	57.679	-	-	553.326	4
4	3rd FLOOR		495.647	57.679	-	-	553.326	4
5	4th FLOOR		495.647	57.679	-	-	553.326	4
6	5th FLOOR		495.647	57.679	-	-	553.326	4
7	6th FLOOR		495.647	57.679	-	-	553.326	4
8	7th FLOOR		495.647	57.679	-	-	553.326	4
9	8th FLOOR		495.647	57.679	-	-	553.326	4
10	9th FLOOR		495.647	57.679	-	-	553.326	4
11	10th FLOOR		495.647	57.679	-	-	553.326	4
12	11th FLOOR		495.647	57.679	-	-	553.326	4
13	12th FLOOR		495.647	57.679	-	-	553.326	4
14	13th FLOOR		495.647	57.679	-	-	553.326	4
15	14th FLOOR		495.647	57.679	-	-	553.326	4
16	15th FLOOR		495.647	57.679	-	-	553.326	4
17	16th FLOOR		495.647	57.679	-	-	553.326	4
18	17th FLOOR (REFUGE FLOOR)		459.537	98.277	-	-	557.814	4
19	18th FLOOR		495.647	57.679	-	-	553.326	4
20	19th FLOOR		495.647	57.679	-	-	553.326	4
21	20th FLOOR		495.647	57.679	-	-	553.326	4
22	21st FLOOR		495.647	57.679	-	-	553.326	4
23	22nd FLOOR		495.647	57.679	-	-	553.326	4
24	TERRACE FLOOR			113.142			113.142	
25	MUMTY/MACHINE ROOM FLOOR			66.970	-		66.970	
TOTAL AREA FOR SINGLE TOWER			11,333.42	1,532.62	0.00	0.00	12,866.05	92.00
GRAND TOTAL			34,000.27	4,597.87	0.00	0.00	38,598.15	276.00

ADDITIONS FOR X2					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
A65	1	5530	9370	1	51.816
A66	1	3540	12390	1	43.807
A67	1	2590	6880	1	17.819
TOTAL AREA X2				=	113.142

ADDITIONS FOR X3					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
A61	1	3540	1590	1	5.570
A62	1	3910	1700	1	6.188
A63	1	5530	5880	1	31.420
A64	1	2590	6280	1	24.061
TOTAL AREA X3				=	66.970

FAR

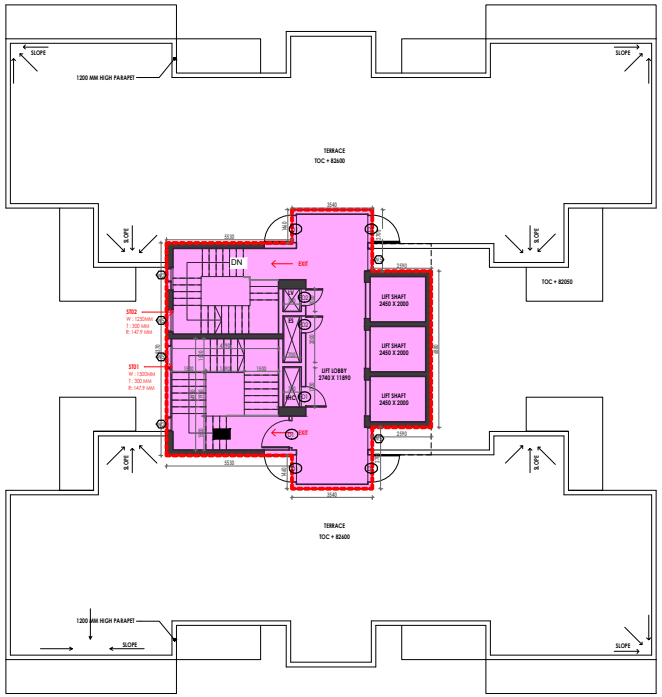
SERVICE FAR

TERRACE FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
X2	1	-	-	1	113.142
TOTAL ADDITIONS (A)					113.142

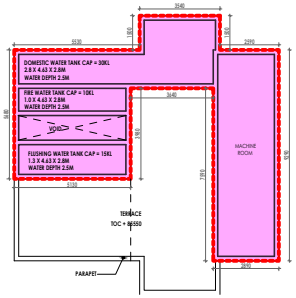
MUMTY & MACH.RM. FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
X3	1	-	-	1	66.970
TOTAL ADDITIONS (A)					66.970
TOTAL SERVICE AREA AT MUMTY & MACH RM.				=	66.970

Door Schedule			
Type Mark	Width	Height	Count
D1	1200	2100	122
D2	900	2100	270
D3	750	2100	269
D4	800	2100	92
FD1	900	2100	26
FD2	750	2100	52
FD3	1500	2450	1
GD1	1400	1813	1
SD1	1745	2300	183
SD2	2250	2300	92

Window Schedule			
Type Mark	Width	Height	Count
W1	750	900	183
W2	600	900	88
W3	1000	2300	91
W4	975	900	86
W5	1000	900	96



1 **TERRACE LEVEL PLAN**
1 : 100



3 **24 OHT Level**
1 : 100

LEENU SAHGAL Digitally signed by LEENU SAHGAL Date: 2024.01.17 13:19:46 +05'30'

Sudheer Kumar Digitally signed by Sudheer Kumar Date: 2023.12.28 16:32:56 +05'30'

AMIT VARMA Digitally signed by AMIT VARMA Date: 2023.12.26 14:10:18 +05'30'

Lal Singh Digitally signed by Lal Singh Date: 2023.12.27 14:14:43 +05'30'

VIDHAN CHAND JHA Digitally signed by VIDHAN CHAND JHA Date: 2023.12.20 11:30:50 +05'30'

Client

ELDECO

ELDECO REAL ESTATE LIMITED
201-212, 2nd Floor, Splendor Forum,
Jasola District Centre ,New Delhi - 110 025

Architect

BIAS ARCHITECTURE

Neeraj Dixit Digitally signed by Neeraj Dixit Date: 2023.12.20 17:05:29 +05'30'

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New Delhi | 110 092, India
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Landscape Consultant

DESIGN ACCORD

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No	Date	Description

Revisions

Drawing Status

SUBMISSION DRAWING

Key Plan

Project Name

ELDECO LA VIDA BELLA

HOUSING AT GREATER NOIDA

Project Address

PLOT # GH-02C, AT SECTOR 12,G. NOIDA, UTTAR PRADESH - 203207

Drawing Title

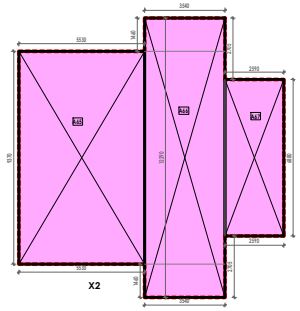
TOWER TYPE A

BELLISIMO 1,2 - TERRACE & MACHINE ROOM LEVEL PLAN

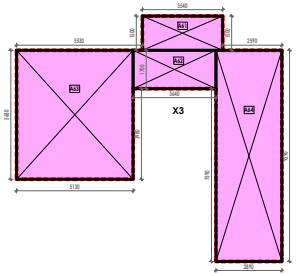
Project No	22.52.R
Scale	As indicated
Date	NOVEMBER 08, 2023

Drawing No				Revision
GN	SD	A	106	

SHEET SIZE A1 : 841 X 594



2 **TERRACE_AREA DIAGRAM**
1 : 100



4 **MACHINE ROOM LEVEL_AREA DIAGRAM**
1 : 100

BELLISIMO 01, 02 & 03 (TOWER A)								
S.NO.	FLOORS	NO. OF TOWERS	F.A.R. AREA (SQ.M.)	SERVICES AREA (SQ.M.)	NON FAR AREA (SQ.M.)	BALCONY IN FAR AREA (SQ.M.)	TOTAL AREA (SQ.M.)	DWELLING UNITS
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2	1st FLOOR		464.753	57.679	-	-	522.432	4
3	2nd FLOOR		495.647	57.679	-	-	553.326	4
4	3rd FLOOR		495.647	57.679	-	-	553.326	4
5	4th FLOOR		495.647	57.679	-	-	553.326	4
6	5th FLOOR		495.647	57.679	-	-	553.326	4
7	6th FLOOR		495.647	57.679	-	-	553.326	4
8	7th FLOOR		495.647	57.679	-	-	553.326	4
9	8th FLOOR		495.647	57.679	-	-	553.326	4
10	9th FLOOR		495.647	57.679	-	-	553.326	4
11	10th FLOOR		495.647	57.679	-	-	553.326	4
12	11th FLOOR		495.647	57.679	-	-	553.326	4
13	12th FLOOR		495.647	57.679	-	-	553.326	4
14	13th FLOOR		495.647	57.679	-	-	553.326	4
15	14th FLOOR		495.647	57.679	-	-	553.326	4
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17	16th FLOOR		495.647	57.679	-	-	553.326	4
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24	TERRACE FLOOR			113.142			113.142	
25	MUMTY/MACHINE ROOM FLOOR			66.970	-		66.970	
TOTAL AREA FOR SINGLE TOWER			11,333.42	1,532.62	0.00	0.00	12,866.05	92.00
GRAND TOTAL			34,000.27	4,597.87	0.00	0.00	38,598.15	276.00

ADDITIONS FOR X2					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
A65	1	5530	9320	1	51.516
A66	1	3540	12390	1	43.807
A67	1	2590	6880	1	17.819
TOTAL AREA X2				=	113.142

ADDITIONS FOR X3					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
A61	1	3540	1550	1	5.510
A62	1	3910	1700	1	6.188
A63	1	5530	5880	1	31.420
A64	1	2590	9280	1	24.061
TOTAL AREA X3				=	66.970

FAR

SERVICE FAR

TERRACE FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
X2	1	-	-	1	113.142
TOTAL ADDITIONS (A)					113.142

MUMTY & MACH.RM. FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
X3	1	-	-	1	66.970
TOTAL ADDITIONS (A)					66.970
TOTAL SERVICE AREA AT MUMTY & MACH RM.				=	66.970

Door Schedule			
Type Mark	Width	Height	Count
D1	1200	2100	122
D2	900	2100	270
D3	750	2100	269
D4	800	2100	92
FD1	900	2100	26
FD2	750	2100	52
FD3	1500	2450	1
GD1	1400	1813	1
SD1	1745	2300	183
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Window Schedule			
Type Mark	Width	Height	Count
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W2	600	900	88
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W4	975	900	86
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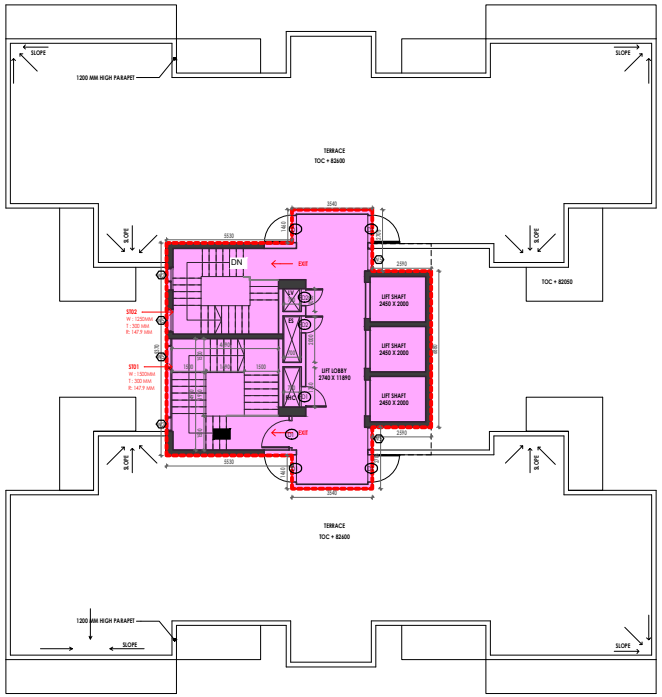
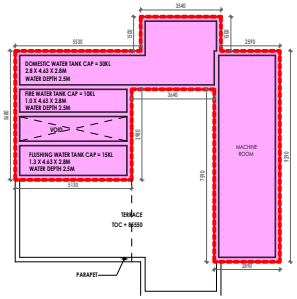


1 **TERRACE LEVEL PLAN**
1 : 100



3 **24 OHT Level**
1 : 100

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Digitally signed by LEENU SAHGAL
Date: 2024.01.17 13:22:27 +05'30'

Sudheer Kumar
Digitally signed by Sudheer Kumar
Date: 2023.12.28 16:33:35 +05'30'

Lal Singh
Digitally signed by Lal Singh
Date: 2023.12.27 14:20:14 +05'30'

AMIT VARMA
Digitally signed by AMIT VARMA
Date: 2023.12.26 14:14:53 +05'30'

VIDHAN CHAND JHA
Digitally signed by VIDHAN CHAND JHA
Date: 2023.12.20 11:31:58 +05'30'

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Architect
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No	Date	Description

Revisions

Drawing Status
SUBMISSION DRAWING

Key Plan

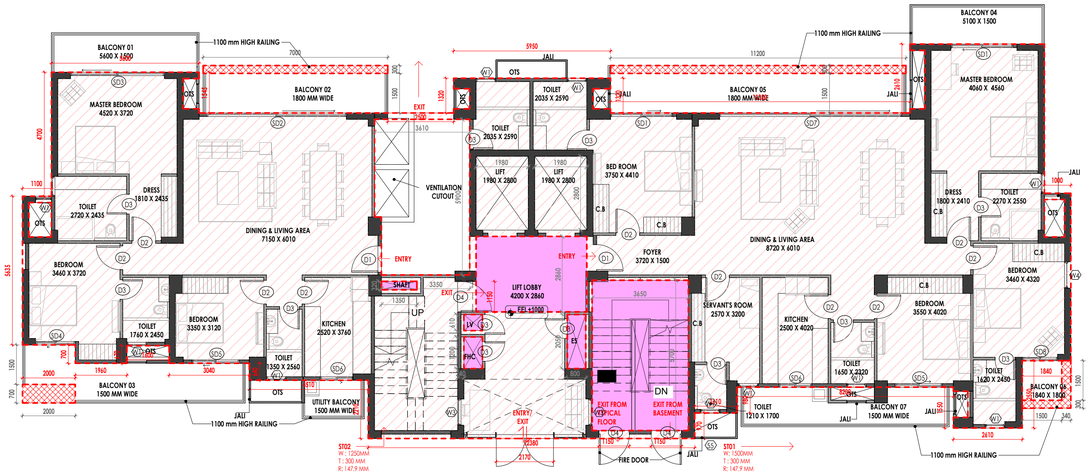
Project Name
ELDECO LA VIDA BELLA
HOUSING AT GREATER NOIDA

Project Address
PLOT # GH-02C, AT SECTOR 12,G. NOIDA, UTTAR PRADESH - 203207

Drawing Title
TOWER TYPE A
BELLISIMO 1,2 - TERRACE & MACHINE ROOM LEVEL PLAN

Project No 22.52.R
Scale As indicated
Date NOVEMBER 08, 2023
Drawing No GN SD A 106
Revision:

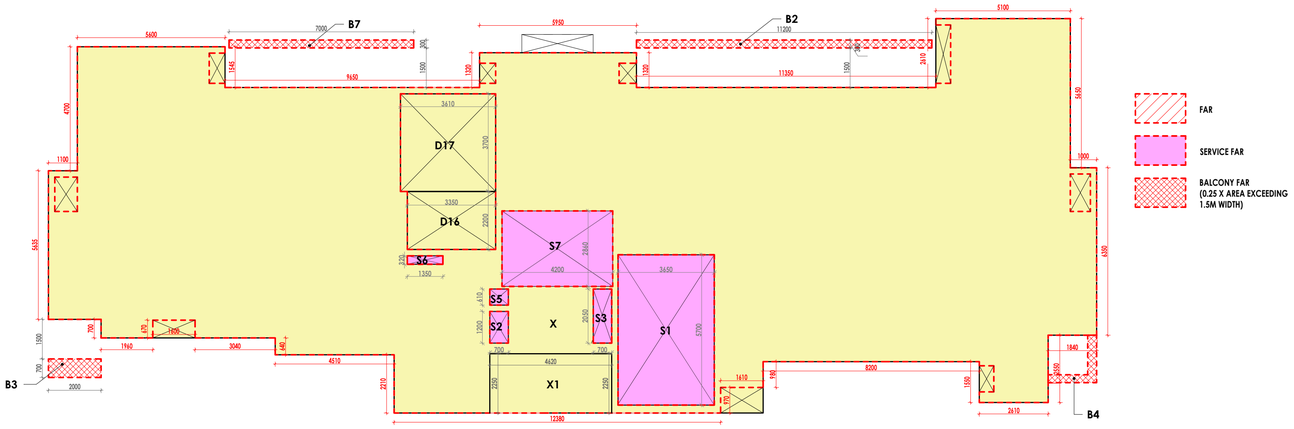
SHEET SIZE A1 : 841 X 594



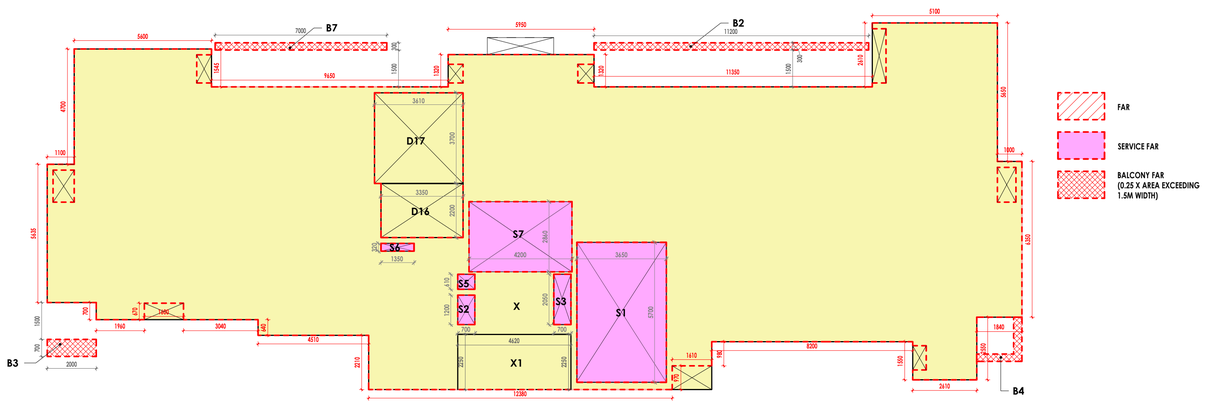
UNIT TYPE 6 - 3BHK+3T
RERA CARPET AREA = 121.128 SQM.

TOWER B (GROUND FLOOR PLAN)
G+22 FLOORS

UNIT TYPE 5 -4BHK+4T+SERVANT
RERA CARPET AREA = 177.666 SQM.



TOWER B (GROUND FLOOR PLAN)
G+22 FLOORS



TOWER B (GROUND FLOOR PLAN)
G+22 FLOORS

MAGNIFICO - 02(TOWER B)								
S.NO.	FLOORS	NO. OF TOWERS	F.A.R. AREA (SQ.M.)	SERVICES AREA (SQ.M.)	NON FAR AREA (SQ.M.)	BALCONY IN FAR AREA (SQ.M.)	TOTAL AREA (SQ.M.)	DWELLING UNITS
1	GROUND FLOOR	1	390.535	35.951	-	1.981	428.4664	2
2	1st FLOOR		388.089	47.039		2.176	437.3034	2
3	2nd FLOOR		388.089	47.039		2.176	437.303	2
4	3rd FLOOR		388.089	47.039	-	2.176	437.303	2
5	4th FLOOR		388.089	47.039	-	2.176	437.303	2
6	5th FLOOR		388.089	47.039	-	2.176	437.303	2
7	6th FLOOR		388.089	47.039	-	2.176	437.303	2
8	7th FLOOR		388.089	47.039	-	2.176	437.303	2
9	8th FLOOR		388.089	47.039	-	2.176	437.303	2
10	9th FLOOR		388.089	47.039	-	2.176	437.303	2
11	10th FLOOR		388.089	47.039	-	2.176	437.303	2
12	11th FLOOR		388.089	47.039	-	2.176	437.303	2
13	12th FLOOR		388.089	47.039	-	2.176	437.303	2
14	13th FLOOR		388.089	47.039	-	2.176	437.303	2
15	14th FLOOR		388.089	47.039	-	2.176	437.303	2
16	15th FLOOR		388.089	47.039	-	2.176	437.303	2
17	16th FLOOR		388.089	47.039	-	2.176	437.303	2
18	17th FLOOR (REFUGE FLOOR)		388.089	57.434	-	2.176	447.698	2
19	18th FLOOR		388.089	47.039	-	2.176	437.303	2
20	19th FLOOR		388.089	47.039	-	2.176	437.303	2
21	20th FLOOR		388.089	47.039	-	2.176	437.303	2
22	21st FLOOR		388.089	47.039	-	2.176	437.303	2
23	22nd FLOOR		340.269	47.039	-	1.711	389.019	2
24	TERRACE FLOOR			88.831			88.831	
25	MUMTY/MACHINE ROOM FLOOR		-	40.669	-	-	40.669	
TOTAL AREA FOR SINGLE TOWER			8,880.67	1,210.70	0.00	49.38	10,140.75	46.00
GRAND TOTAL			8,880.67	1,210.70	0.00	49.38	10,140.75	46.00

Door Schedule		
Name	Width	Height
D1	1000	2100
D1a	1000	2100
D2	900	2100
D3	750	2100
D4	1150	2100
D4a	1150	2100
D6	1500	2450
SD1	2350	2450
SD2	5300	2450
SD3	3560	2450
SD4	1500	2450
SD5	1800	2450
SD6	1250	2450
SD7	6900	2450
SD8	1340	2450

Window Schedule		
Name	Width	Height
W1	750	1350
W2	900	2450
W3	1000	2450
W4	1000	2450
W5	1500	2000

GROUND FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
X	1	-	-	1	436.818
X1	1	4620	2250	1	10.395
TOTAL ADDITIONS (A)					447.213
DEDUCTIONS					
D16	1	3350	2200	1	7.370
D17	1	3610	3700	1	13.357
TOTAL DEDUCTIONS (B)				=	20.727
SERVICE AREA					
S1	1	3650	5700	1	20.805
S2	1	700	1200	1	0.84
S3	1	700	2050	1	1.435
S5	1	700	610	1	0.427
S6	1	1350	320	1	0.432
S7	1	4200	2860	1	12.012
TOTAL SERVICE AREA (C)				=	35.951
FAR AREA D = (A - (B + C)				=	390.535
BALCONY AREA					
B7	1	7000	300	1	2.100
B2	1	11200	300	1	3.36
B3	1	2000	700	1	1.4
B4	1	-	-	1	1.062
TOTAL BALCONY AREA (E)					7.922
25% OF BALCONY AREA (F)					1.981
TOTAL FAR AREA INCLUDING BALCONY AREA G= (D + F)				=	392.515

GROUND COVERAGE AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
X					436.818
X1	1	4620	2250	1	10.395
TOTAL ADDITIONS (A)					447.213
BALCONY AREA					
B7	1	7000	300	1	2.1
B2	1	11200	300	1	3.36
B3	1	2000	700	1	1.4
B4	1	-	-	1	1.062
TOTAL BALCONY AREA (E)					7.922
TOTAL GROUND COVERAGE AREA C = (A + B)				=	455.135

AMIT VARMA
Digitally signed by AMIT VARMA
Date: 2023.12.26 14:57:13 +05'30'

Sudheer Kumar
Digitally signed by Sudheer Kumar
Date: 2023.12.28 16:39:36 +05'30'

LEENU SAHGAL
Digitally signed by LEENU SAHGAL
Date: 2024.01.17 13:40:46 +05'30'

Lal Singh
Digitally signed by Lal Singh
Date: 2023.12.27 15:09:27 +05'30'

VIDHAN CHAND JHA
Digitally signed by VIDHAN CHAND JHA
Date: 2023.12.20 11:41:40 +05'30'

Client
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No	Date	Description

Revisions

Drawing Status
SUBMISSION DRAWING

Key Plan

Project Name
ELDECO LA VIDA BELLA
HOUSING AT GREATER NOIDA

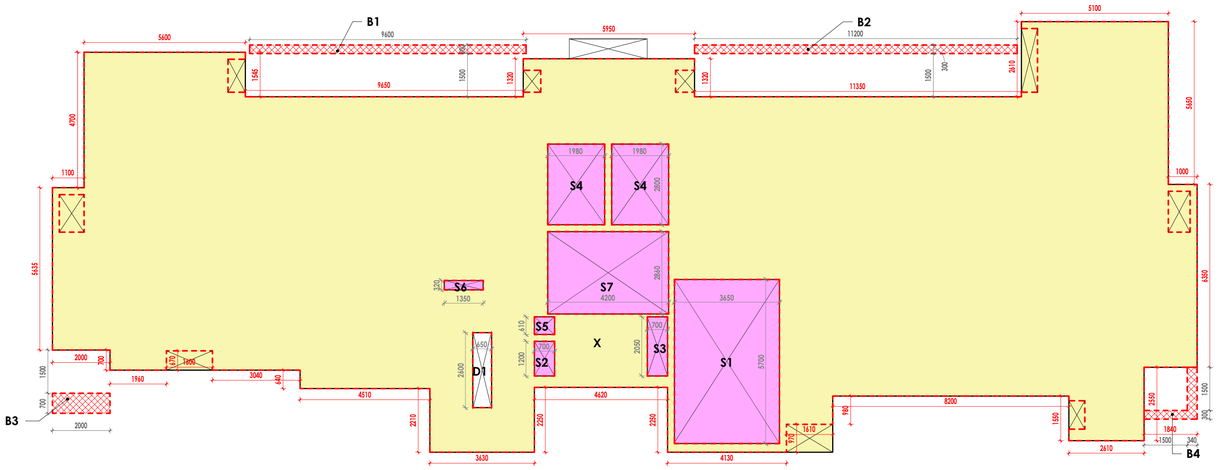
Project Address
PLOT # GH-02C AT SECTOR 12,G. NOIDA, UTTAR PRADESH - 203207

Drawing Title
TOWER B
MAGNIFICO - 2 - GROUND FLOOR PLAN

Project No 22.52.R
Scale As indicated
Date NOVEMBER 08 , 2023

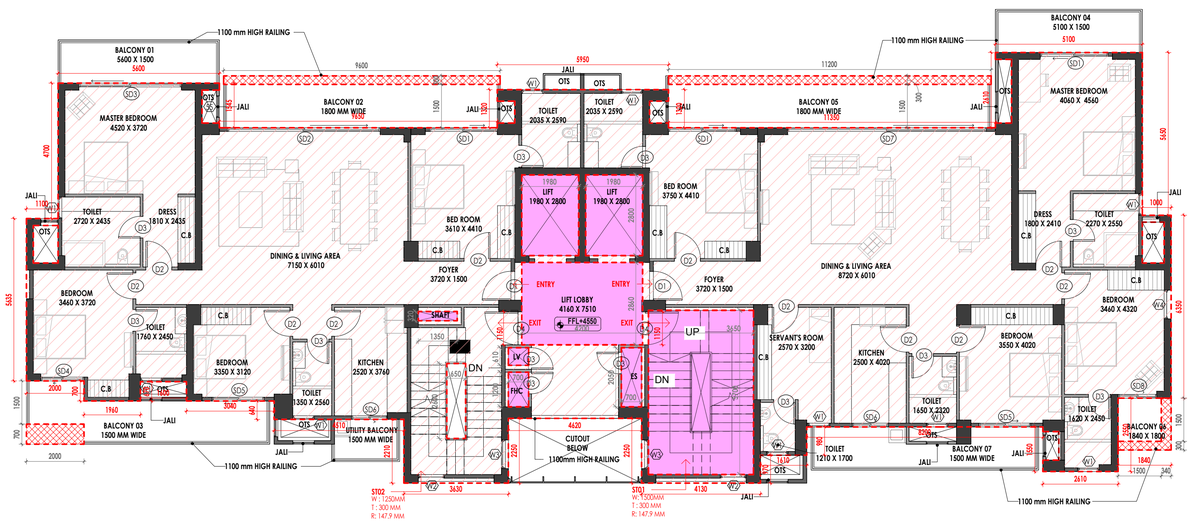
Drawing No				Revision
GN	SD	A	112	

SHEET SIZE A1 : 841 X 594



TOWER B (FIRST FLOOR PLAN)
G+22 FLOORS

2 FIRST FLOOR PLAN
1 : 100



UNIT TYPE 4 -4BHK+4T
RERA CARPET AREA = 148.358 SQM.

TOWER B (FIRST FLOOR PLAN)
G+22 FLOORS

UNIT TYPE 5 -4BHK+4T+SERVANT
RERA CARPET AREA = 177.666 SQM.

1 FIRST FLOOR PLAN
1 : 100

MAGNIFICO - 02(TOWER B)								
S.NO.	FLOORS	NO. OF TOWERS	F.A.R. AREA (SQ.M.)	SERVICES AREA (SQ.M.)	NON FAR AREA (SQ.M.)	BALCONY IN FAR AREA (SQ.M.)	TOTAL AREA (SQ.M.)	DWELLING UNITS
1	GROUND FLOOR	1	390.535	35.951	-	1.981	428.4664	2
2	1st FLOOR		388.089	47.039		2.176	437.3034	2
3	2nd FLOOR		388.089	47.039		2.176	437.303	2
4	3rd FLOOR		388.089	47.039	-	2.176	437.303	2
5	4th FLOOR		388.089	47.039	-	2.176	437.303	2
6	5th FLOOR		388.089	47.039	-	2.176	437.303	2
7	6th FLOOR		388.089	47.039	-	2.176	437.303	2
8	7th FLOOR		388.089	47.039	-	2.176	437.303	2
9	8th FLOOR		388.089	47.039	-	2.176	437.303	2
10	9th FLOOR		388.089	47.039	-	2.176	437.303	2
11	10th FLOOR		388.089	47.039	-	2.176	437.303	2
12	11th FLOOR		388.089	47.039	-	2.176	437.303	2
13	12th FLOOR		388.089	47.039	-	2.176	437.303	2
14	13th FLOOR		388.089	47.039	-	2.176	437.303	2
15	14th FLOOR		388.089	47.039	-	2.176	437.303	2
16	15th FLOOR		388.089	47.039	-	2.176	437.303	2
17	16th FLOOR		388.089	47.039	-	2.176	437.303	2
18	17th FLOOR (REFUGE FLOOR)		388.089	57.434	-	2.176	447.698	2
19	18th FLOOR		388.089	47.039	-	2.176	437.303	2
20	19th FLOOR		388.089	47.039	-	2.176	437.303	2
21	20th FLOOR		388.089	47.039	-	2.176	437.303	2
22	21st FLOOR		388.089	47.039	-	2.176	437.303	2
23	22nd FLOOR		340.269	47.039	-	1.711	389.019	2
24	TERRACE FLOOR			88.831			88.831	
25	MUMTY/MACHINE ROOM FLOOR		-	40.669	-	-	40.669	
TOTAL AREA FOR SINGLE TOWER			8,880.67	1,210.70	0.00	49.38	10,140.75	46.00
GRAND TOTAL			8,880.67	1,210.70	0.00	49.38	10,140.75	46.00

Door Schedule		
Name	Width	Height
D1	1000	2100
D1a	1000	2100
D2	900	2100
D3	750	2100
D4	1150	2100
D4a	1150	2100
D6	1500	2450
SD1	2350	2450
SD2	5300	2450
SD3	3560	2450
SD4	1500	2450
SD5	1800	2450
SD6	1250	2450
SD7	6900	2450
SD8	1340	2450

Window Schedule		
Name	Width	Height
W1	750	1350
W2	900	2450
W3	1000	2450
W4	1000	2450
W5	1500	2000

FIRST FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
X	1	-	-	1	436.818
TOTAL ADDITIONS (A)					436.818
DEDUCTIONS					
D1	1	650	2600	1	1.69
TOTAL DEDUCTIONS (B)				=	1.690
SERVICE AREA					
S1	1	3650	5700	1	20.805
S2	1	700	1200	1	0.84
S3	1	700	2050	1	1.435
S4	1	1980	2800	2	11.088
S5	1	700	610	1	0.427
S6	1	1350	320	1	0.432
S7	1	4200	2860	1	12.012
TOTAL SERVICE AREA (C)				=	47.039
FAR AREA D = (A - (B +C)				=	388.089
BALCONY AREA					
B1	1	9600	300	1	2.88
B2	1	11200	300	1	3.36
B3	1	2000	700	1	1.4
B4	1	-	-	1	1.062
TOTAL BALCONY AREA (E)					8.702
25% OF BALCONY AREA (F)					2.176
TOTAL FAR AREA INCLUDING BALCONY AREA G= (D + F)				=	390.264

AMIT VARMA
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Date: 2023.12.26 15:03:07 +05'30'

LEENU SAHGAL
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Date: 2024.01.17 13:43:00 +05'30'

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Lal Singh
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No	Date	Description

Revisions

Drawing Status
SUBMISSION DRAWING

Key Plan

Project Name
ELDECO LA VIDA BELLA
HOUSING AT GREATER NOIDA

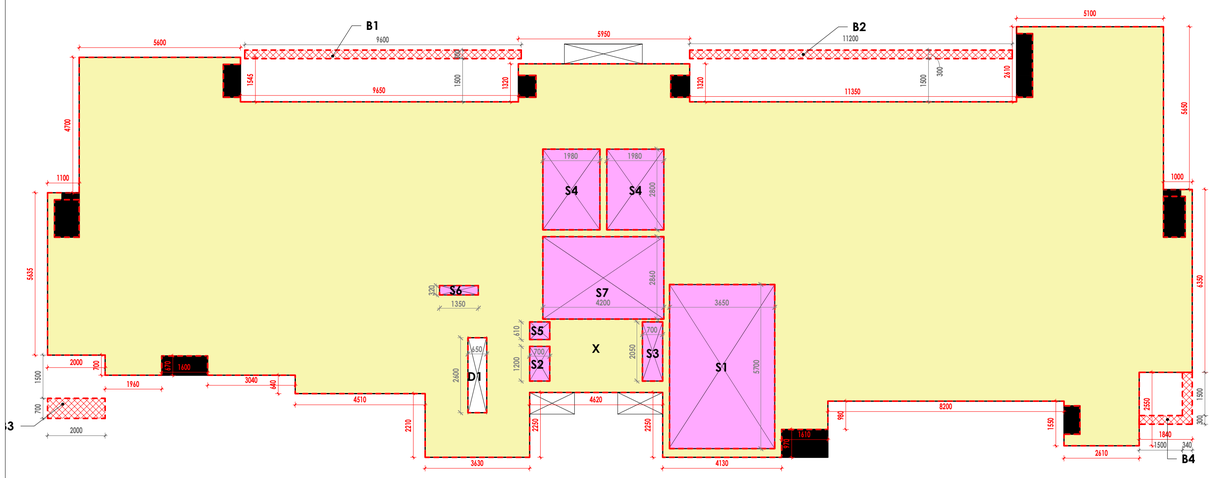
Project Address
PLOT # GH-02C AT SECTOR 12,G. NOIDA,
UTTAR PRADESH - 203207

Drawing Title
TOWER B
MAGNIFICO - 2 - FIRST FLOOR PLAN

Project No 22.52.R
Scale As indicated
Date NOVEMBER 08 , 2023

Drawing No				Revision
GN	SD	A	112	

SHEET SIZE A1 : 841 X 594



TOWER B (TYPICAL FLOOR PLAN)
G+22 FLOORS

2 TYPICAL FLOOR PLAN_AREA DIAGRAM
1 : 100

MAGNIFICO - 02(TOWER B)								
S.NO.	FLOORS	NO. OF TOWERS	F.A.R. AREA (SQ.M.)	SERVICES AREA (SQ.M.)	NON FAR AREA (SQ.M.)	BALCONY IN FAR AREA (SQ.M.)	TOTAL AREA (SQ.M.)	DWELLING UNITS
1	GROUND FLOOR	1	390.535	35.951	-	1.981	428.4664	2
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10	9th FLOOR		388.089	47.039	-	2.176	437.303	2
11	10th FLOOR		388.089	47.039	-	2.176	437.303	2
12	11th FLOOR		388.089	47.039	-	2.176	437.303	2
13	12th FLOOR		388.089	47.039	-	2.176	437.303	2
14	13th FLOOR		388.089	47.039	-	2.176	437.303	2
15	14th FLOOR		388.089	47.039	-	2.176	437.303	2
16	15th FLOOR		388.089	47.039	-	2.176	437.303	2
17	16th FLOOR		388.089	47.039	-	2.176	437.303	2
18	17th FLOOR (REFUGE FLOOR)		388.089	57.434	-	2.176	447.698	2
19	18th FLOOR		388.089	47.039	-	2.176	437.303	2
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25	MUMTY/MACHINE ROOM FLOOR		-	40.669	-	-	40.669	
TOTAL AREA FOR SINGLE TOWER			8,880.67	1,210.70	0.00	49.38	10,140.75	46.00
GRAND TOTAL			8,880.67	1,210.70	0.00	49.38	10,140.75	46.00

Door Schedule		
Name	Width	Height
D1	1000	2100
D1a	1000	2100
D2	900	2100
D3	750	2100
D4	1150	2100
D4a	1150	2100
D6	1500	2450
SD1	2350	2450
SD2	5300	2450
SD3	3560	2450
SD4	1500	2450
SD5	1800	2450
SD6	1250	2450
SD7	6900	2450
SD8	1340	2450

Window Schedule		
Name	Width	Height
W1	750	1350
W2	900	2450
W3	1000	2450
W4	1000	2450
W5	1500	2000

FAR

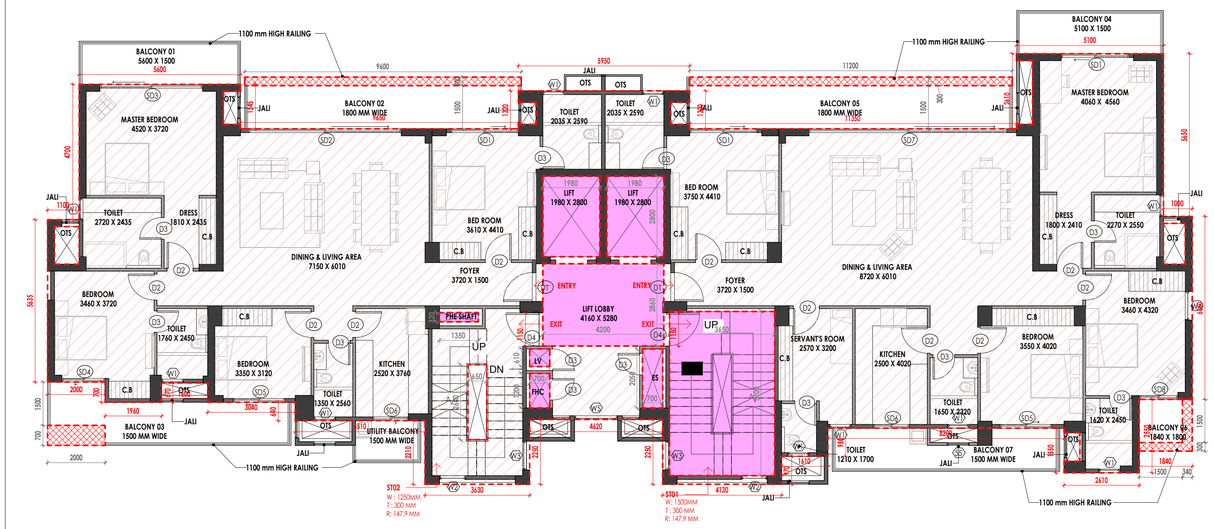
SERVICE FAR

BALCONY FAR
(0.25 X AREA EXCEEDING 1.5M WIDTH)

AMIT VARMA
Digitally signed by AMIT VARMA
Date: 2023.12.26 15:09:11 +05'30'

TYPICAL FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
X	1	-	-	1	436.818
TOTAL ADDITIONS (A)					436.818
DEDUCTIONS					
D1	1	650	2600	1	1.690
TOTAL DEDUCTIONS (B)				=	1.690
SERVICE AREA					
S1	1	3650	5700	1	20.805
S2	1	700	1200	1	0.840
S3	1	700	2050	1	1.435
S4	1	1980	2800	2	11.088
S5	1	700	610	1	0.427
S6	1	1350	320	1	0.432
S7	1	4200	2860	1	12.012
TOTAL SERVICE AREA (C)				=	47.039
FAR AREA D = (A - (B +C)				=	388.089
BALCONY AREA					
B1	1	9600	300	1	2.880
B2	1	11200	300	1	3.360
B3	1	2000	700	1	1.400
B4	1	-	-	1	1.062
TOTAL BALCONY AREA (E)					8.702
25% OF BALCONY AREA (F)					2.176
TOTAL FAR AREA INCLUDING BALCONY AREA G= (D + F)				=	390.264

LEENU SAHGAL
Digitally signed by LEENU SAHGAL
Date: 2024.01.17 13:45:04 +05'30'



UNIT TYPE 4 -4BHK+4T
RERA CARPET AREA = 148.358 SQM.

TOWER B (TYPICAL FLOOR PLAN)
G+22 FLOORS

UNIT TYPE 5 -4BHK+4T+SERVANT
RERA CARPET AREA = 177.666 SQM.

1 TYPICAL FLOOR PLAN
1 : 100

Sudheer Kumar
Digitally signed by Sudheer Kumar
Date: 2023.12.28 16:41:12 +05'30'

Lal Singh
Digitally signed by Lal Singh
Date: 2023.12.27 15:21:58 +05'30'

VIDHAN CHAND JHA
Digitally signed by VIDHAN CHAND JHA
Date: 2023.12.20 11:44:16 +05'30'

Client

ELDECO

ELDECO REAL ESTATE LIMITED
201-212, 2nd Floor, Splendor Forum,
Jasola District Centre ,New Delhi - 110 025

Architect

BIAS ARCHITECTURE
BIAS+ ARCHITECTURE
502, T 12, CWG Village
New Delhi 110 092, India
t +91 11 2121 1603
www.biasarchitecture.com

Neerja Dixit
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Date: 2023.12.20 17:46:43 +05'30'

MEP Consultant

Rivulet ENGINEERING

RIVULET ENGINEERING
HR.29-B-1, Ground Floor, Near Om Shanti,
60 Feet Road, Pull Pehladpur, Badarpur
New Delhi —110044 (India)
Mobile : +91 93503 33474
Website www.rivulet-engineering.com

Structure Consultant

TPC TECHNICAL PROJECTS CONSULTANTS

TECHNICAL PROJECT CONSULTANTS PVT LTD (TPCL)
B-74 | Sector 57 | Noida 201301
Uttar Pradesh | India
Phone 91 120 4306800
Website www.tpcl.in

Landscape Consultant

DESIGN ACCORD

DESIGN ACCORD
301-302 U.S. COMPLEX, 120 MATHURA ROAD, OPPOSITE APOLLO HOSPITAL, NEW DELHI, 110076
Email: mail@designaccord.net

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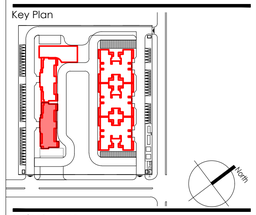
No	Date	Description

Revisions

Drawing Status

SUBMISSION DRAWING

Key Plan



Project Name
ELDECO LA VIDA BELLA

HOUSING AT GREATER NOIDA

Project Address
PLOT # GH-02C AT SECTOR 12,G. NOIDA,
UTTAR PRADESH - 203207

Drawing Title
TOWER B
MAGNIFICO - 2 - TYPICAL FLOOR PLAN

Project No 22.52.R

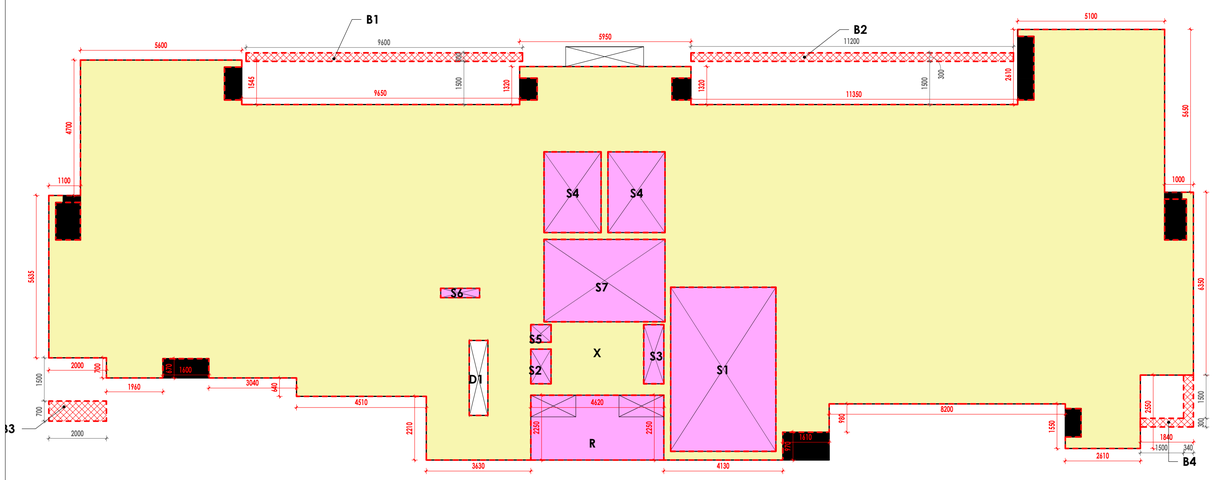
Scale As indicated

Date NOVEMBER 08 , 2023

Drawing No | Revision

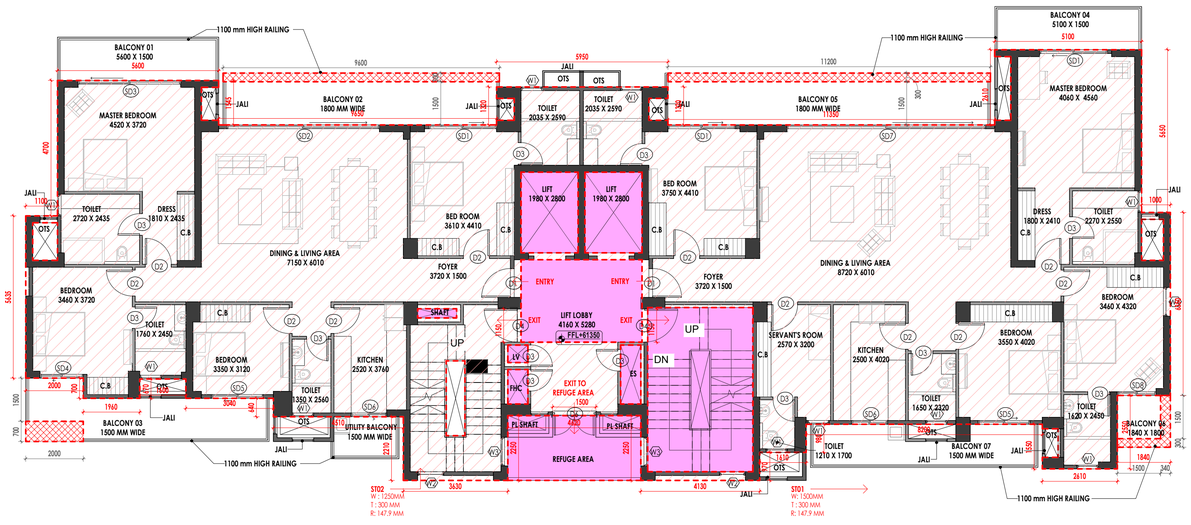
GN	SD	A	113	

SHEET SIZE A1 : 841 X 594



TOWER B (17TH FLOOR PLAN - REFUGE FLOOR)
G+22 FLOORS

2 REFUGE FLOOR PLAN(17TH FLOOR @60.8M)_AREA DIAGRAM
1 : 100



UNIT TYPE 4 -4BHK+4T
RERA CARPET AREA = 148.358 SQM.

TOWER B (17TH FLOOR PLAN - REFUGE FLOOR)
G+22 FLOORS

UNIT TYPE 5 -4BHK+4T+SERVANT
RERA CARPET AREA = 177.666 SQM.

1 REFUGE FLOOR PLAN(17TH FLOOR @60.8M)
1 : 100

MAGNIFICO - 02(TOWER B)								
S.NO.	FLOORS	NO. OF TOWERS	F.A.R. AREA (SQ.M.)	SERVICES AREA (SQ.M.)	NON FAR AREA (SQ.M.)	BALCONY IN FAR AREA (SQ.M.)	TOTAL AREA (SQ.M.)	DWELLING UNITS
1	GROUND FLOOR	1	390.535	35.951	-	1.981	428.4664	2
2	1st FLOOR		388.089	47.039		2.176	437.3034	2
3	2nd FLOOR		388.089	47.039		2.176	437.303	2
4	3rd FLOOR		388.089	47.039	-	2.176	437.303	2
5	4th FLOOR		388.089	47.039	-	2.176	437.303	2
6	5th FLOOR		388.089	47.039	-	2.176	437.303	2
7	6th FLOOR		388.089	47.039	-	2.176	437.303	2
8	7th FLOOR		388.089	47.039	-	2.176	437.303	2
9	8th FLOOR		388.089	47.039	-	2.176	437.303	2
10	9th FLOOR		388.089	47.039	-	2.176	437.303	2
11	10th FLOOR		388.089	47.039	-	2.176	437.303	2
12	11th FLOOR		388.089	47.039	-	2.176	437.303	2
13	12th FLOOR		388.089	47.039	-	2.176	437.303	2
14	13th FLOOR		388.089	47.039	-	2.176	437.303	2
15	14th FLOOR		388.089	47.039	-	2.176	437.303	2
16	15th FLOOR		388.089	47.039	-	2.176	437.303	2
17	16th FLOOR		388.089	47.039	-	2.176	437.303	2
18	17th FLOOR (REFUGE FLOOR)		388.089	57.434	-	2.176	447.698	2
19	18th FLOOR		388.089	47.039	-	2.176	437.303	2
20	19th FLOOR		388.089	47.039	-	2.176	437.303	2
21	20th FLOOR		388.089	47.039	-	2.176	437.303	2
22	21st FLOOR		388.089	47.039	-	2.176	437.303	2
23	22nd FLOOR		340.269	47.039	-	1.711	389.019	2
24	TERRACE FLOOR			88.831			88.831	
25	MUMTY/MACHINE ROOM FLOOR		-	40.669	-	-	40.669	
TOTAL AREA FOR SINGLE TOWER			8,880.67	1,210.70	0.00	49.38	10,140.75	46.00
GRAND TOTAL			8,880.67	1,210.70	0.00	49.38	10,140.75	46.00

Door Schedule		
Name	Width	Height
D1	1000	2100
D1a	1000	2100
D2	900	2100
D3	750	2100
D4	1150	2100
D4a	1150	2100
D6	1500	2450
SD1	2350	2450
SD2	5300	2450
SD3	3560	2450
SD4	1500	2450
SD5	1800	2450
SD6	1250	2450
SD7	6900	2450
SD8	1340	2450

Window Schedule		
Name	Width	Height
W1	750	1350
W2	900	2450
W3	1000	2450
W4	1000	2450
W5	1500	2000

FAR

SERVICE FAR

BALCONY FAR
(0.25 X AREA EXCEEDING
1.5M WIDTH)

AMIT VARMA
Digitally signed by AMIT VARMA
Date: 2023.12.26 15:15:23 +05'30'

REFUGE FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
X	1	-	-	1	436.818
TOTAL ADDITIONS (A)					436.818
DEDUCTIONS					
D1	1	650	2600	1	1.69
TOTAL DEDUCTIONS (B)				=	1.690
SERVICE AREA					
S1	1	3650	5700	1	20.805
S2	1	700	1200	1	0.84
S3	1	700	2050	1	1.435
S4	1	1980	2800	2	11.088
S5	1	700	610	1	0.427
S6	1	1350	320	1	0.432
S7	1	4200	2860	1	12.012
TOTAL SERVICE AREA (C)				=	47.039
FAR AREA D = (A - (B +C)				=	388.089
BALCONY AREA					
B1	1	9600	300	1	2.88
B2	1	11200	300	1	3.36
B3	1	2000	700	1	1.4
B4	1	-	-	1	1.062
TOTAL BALCONY AREA (E)					8.702
25% OF BALCONY AREA (F)					2.176
TOTAL FAR AREA INCLUDING BALCONY AREA G= (D + F)				=	390.264

REFUGE TERRACE AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
R	1	4620	2250	1	10.395
TOTAL REFUGE AREA (A)					10.395

LEENU SAHGAL
Digitally signed by LEENU SAHGAL
Date: 2024.01.17 13:47:06 +05'30'

Sudheer Kumar
Digitally signed by Sudheer Kumar
Date: 2023.12.28 16:42:01 +05'30'

Lal Singh
Digitally signed by Lal Singh
Date: 2023.12.27 15:28:22 +05'30'

VIDHAN CHAND JHA
Digitally signed by VIDHAN CHAND JHA
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Neerja Dixit
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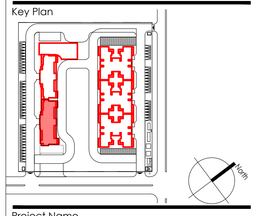
No	Date	Description

Revisions

Drawing Status

SUBMISSION DRAWING

Key Plan



Project Name
ELDECO LA VIDA BELLA

HOUSING AT GREATER NOIDA

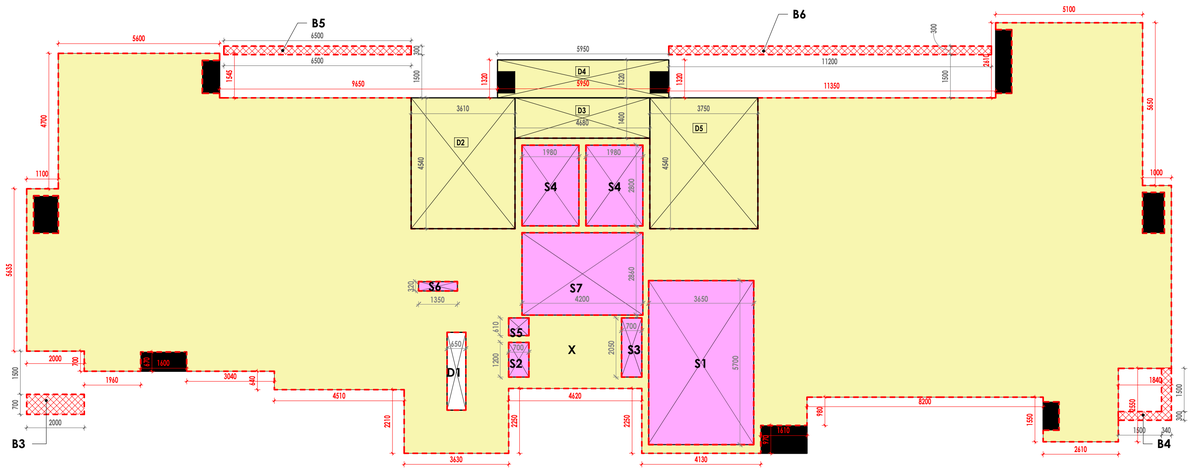
Project Address
PLOT # GH-02C AT SECTOR 12,G. NOIDA,
UTTAR PRADESH - 203207

Drawing Title
TOWER B
MAGNIFICO - 2 - 17TH FLOOR_REFUGE

Project No 22.52.R
Scale As indicated
Date NOVEMBER 08 , 2023
Drawing No
Revision

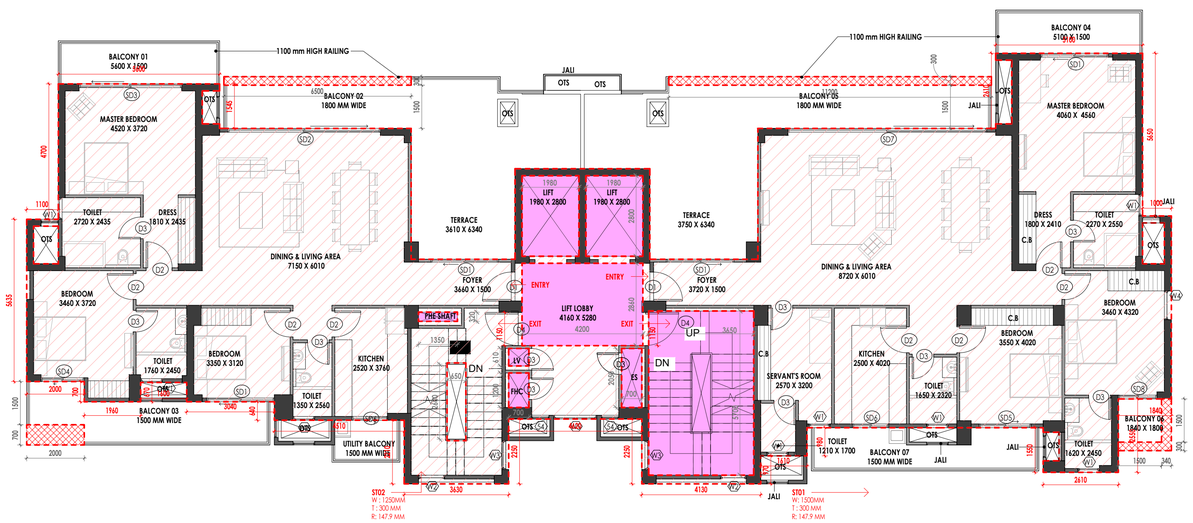
GN	SD	A	114	

SHEET SIZE A1 : 841 X 594



TOWER B (22ND FLOOR PLAN)
G+22 FLOORS

2 LEVEL 22 FLOOR_AREA DIAGRAM
1 : 100



UNIT TYPE 7 -3BHK+3T
RERA CARPET AREA = 126.089 SQM.

TOWER B (22ND FLOOR PLAN)
G+22 FLOORS

UNIT TYPE 8 -3BHK+3T+SERVANT
RERA CARPET AREA = 154.866 SQM.

1 LEVEL 22 FLOOR PLAN
1 : 100

MAGNIFICO - 02(TOWER B)								
S.NO.	FLOORS	NO. OF TOWERS	F.A.R. AREA (SQ.M.)	SERVICES AREA (SQ.M.)	NON FAR AREA (SQ.M.)	BALCONY IN FAR AREA (SQ.M.)	TOTAL AREA (SQ.M.)	DWELLING UNITS
1	GROUND FLOOR	1	390.535	35.951	-	1.981	428.4664	2
2	1st FLOOR		388.089	47.039		2.176	437.3034	2
3	2nd FLOOR		388.089	47.039		2.176	437.303	2
4	3rd FLOOR		388.089	47.039	-	2.176	437.303	2
5	4th FLOOR		388.089	47.039	-	2.176	437.303	2
6	5th FLOOR		388.089	47.039	-	2.176	437.303	2
7	6th FLOOR		388.089	47.039	-	2.176	437.303	2
8	7th FLOOR		388.089	47.039	-	2.176	437.303	2
9	8th FLOOR		388.089	47.039	-	2.176	437.303	2
10	9th FLOOR		388.089	47.039	-	2.176	437.303	2
11	10th FLOOR		388.089	47.039	-	2.176	437.303	2
12	11th FLOOR		388.089	47.039	-	2.176	437.303	2
13	12th FLOOR		388.089	47.039	-	2.176	437.303	2
14	13th FLOOR		388.089	47.039	-	2.176	437.303	2
15	14th FLOOR		388.089	47.039	-	2.176	437.303	2
16	15th FLOOR		388.089	47.039	-	2.176	437.303	2
17	16th FLOOR		388.089	47.039	-	2.176	437.303	2
18	17th FLOOR (REFUGE FLOOR)		388.089	57.434	-	2.176	447.698	2
19	18th FLOOR		388.089	47.039	-	2.176	437.303	2
20	19th FLOOR		388.089	47.039	-	2.176	437.303	2
21	20th FLOOR		388.089	47.039	-	2.176	437.303	2
22	21st FLOOR		388.089	47.039	-	2.176	437.303	2
23	22nd FLOOR		340.269	47.039	-	1.711	389.019	2
24	TERRACE FLOOR			88.831			88.831	
25	MUMTY/MACHINE ROOM FLOOR		-	40.669	-	-	40.669	
TOTAL AREA FOR SINGLE TOWER			8,880.67	1,210.70	0.00	49.38	10,140.75	46.00
GRAND TOTAL			8,880.67	1,210.70	0.00	49.38	10,140.75	46.00

Door Schedule		
Name	Width	Height
D1	1000	2100
D1a	1000	2100
D2	900	2100
D3	750	2100
D4	1150	2100
D4a	1150	2100
D6	1500	2450
SD1	2350	2450
SD2	5300	2450
SD3	3560	2450
SD4	1500	2450
SD5	1800	2450
SD6	1250	2450
SD7	6900	2450
SD8	1340	2450

Window Schedule		
Name	Width	Height
W1	750	1350
W2	900	2450
W3	1000	2450
W4	1000	2450
W5	1500	2000

FAR

SERVICE FAR

BALCONY FAR
(0.25 X AREA EXCEEDING
1.5M WIDTH)

22ND FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
X	1	-	-	1	436.818
TOTAL ADDITIONS (A)					436.818
DEDUCTIONS					
D1	1	650	2600	1	1.69
D2	1	3610	4540	1	16.389
D3	1	4680	1400	1	6.552
D4	1	5950	1320	1	7.854
D5	1	3750	4540	1	17.025
TOTAL DEDUCTIONS (B)				=	49.510
SERVICE AREA					
S1	1	3650	5700	1	20.805
S2	1	700	1200	1	0.84
S3	1	700	2050	1	1.435
S4	1	1980	2800	2	11.088
S5	1	700	610	1	0.427
S6	1	1350	320	1	0.432
S7	1	4200	2860	1	12.012
TOTAL SERVICE AREA (C)				=	47.039
FAR AREA D = (A - (B +C)				=	340.269
BALCONY AREA					
B5	1	6500	300	1	1.95
B6	1	8110	300	1	2.433
B3	1	2000	700	1	1.4
B4	1	-	-	1	1.062
TOTAL BALCONY AREA (E)					6.845
25% OF BALCONY AREA (F)					1.711
TOTAL FAR AREA INCLUDING BALCONY AREA G= (D + F)				=	341.980

AMIT VARMA
Digitally signed by AMIT VARMA
Date: 2023.12.26 15:21:53 +05'30'

LEENU SAHGAL
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Date: 2024.01.17 13:49:36 +05'30'

Sudheer Kumar
Digitally signed by Sudheer Kumar
Date: 2023.12.28 16:42:47 +05'30'

Lal Singh
Digitally signed by Lal Singh
Date: 2023.12.27 15:34:53 +05'30'

VIDHAN CHAND JHA
Digitally signed by VIDHAN CHAND JHA
Date: 2023.12.20 11:47:01 +05'30'

Client

ELDECO

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Architect

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Neerja Dixit
Digitally signed by Neerja Dixit
Date: 2023.12.20 17:54:50 +05'30'

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Structure Consultant

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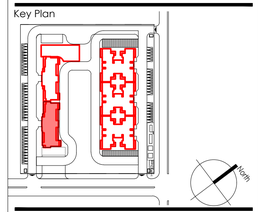
No	Date	Description

Revisions

Drawing Status

SUBMISSION DRAWING

Key Plan



Project Name
ELDECO LA VIDA BELLA
HOUSING AT GREATER NOIDA

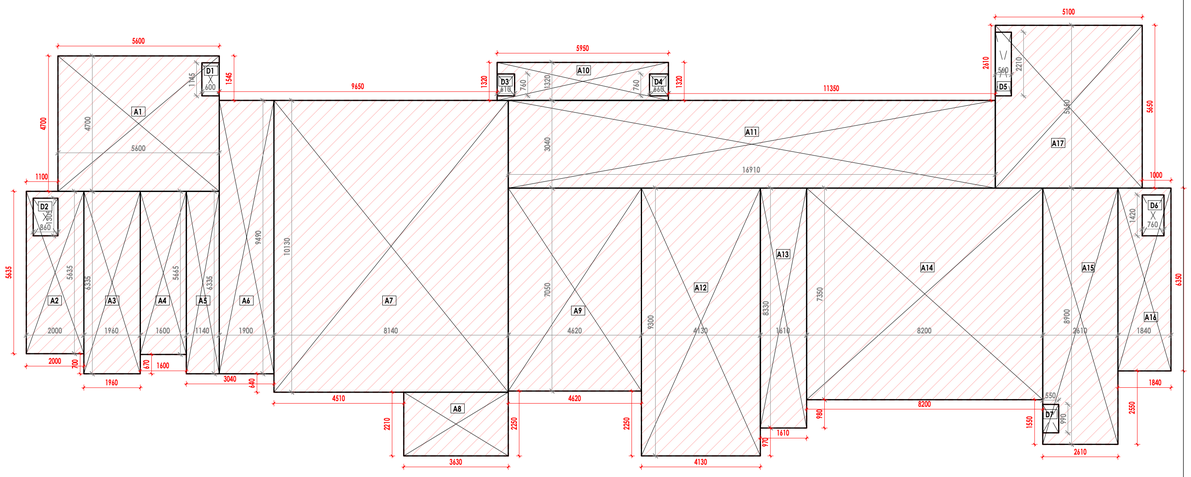
Project Address
PLOT # GH-02C AT SECTOR 12,G. NOIDA, UTTAR PRADESH - 203207

Drawing Title
TOWER B
MAGNIFICO - 2 - 22ND LEVEL FLOOR PLAN

Project No	22.52.R
Scale	As indicated
Date	NOVEMBER 08 , 2023

Drawing No				Revision
GN	SD	A	115	

SHEET SIZE A1 : 841 X 594



5 **TYPICAL _AREA DIAGRAM_X**
1 : 100

TYPICAL X AREA DIAGRAM

MAGNIFICO - 02(TOWER B)								
S.NO.	FLOORS	NO. OF TOWERS	F.A.R. AREA (SQ.M.)	SERVICES AREA (SQ.M.)	NON FAR AREA (SQ.M.)	BALCONY IN FAR AREA (SQ.M.)	TOTAL AREA (SQ.M.)	DWELLING UNITS
1	GROUND FLOOR	1	390.535	35.951	-	1.981	428.4664	2
2	1st FLOOR		388.089	47.039		2.176	437.3034	2
3	2nd FLOOR		388.089	47.039		2.176	437.303	2
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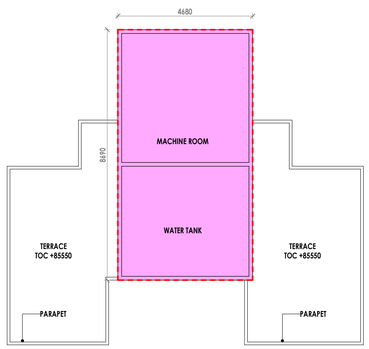
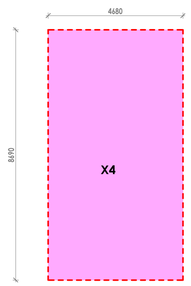
6	5th FLOOR		388.089	47.039	-	2.176	437.303	2
7	6th FLOOR		388.089	47.039	-	2.176	437.303	2
8	7th FLOOR		388.089	47.039	-	2.176	437.303	2
9	8th FLOOR		388.089	47.039	-	2.176	437.303	2
10	9th FLOOR		388.089	47.039	-	2.176	437.303	2
11	10th FLOOR		388.089	47.039	-	2.176	437.303	2
12	11th FLOOR		388.089	47.039	-	2.176	437.303	2
13	12th FLOOR		388.089	47.039	-	2.176	437.303	2
14	13th FLOOR		388.089	47.039	-	2.176	437.303	2
15	14th FLOOR		388.089	47.039	-	2.176	437.303	2
16	15th FLOOR		388.089	47.039	-	2.176	437.303	2
17	16th FLOOR		388.089	47.039	-	2.176	437.303	2
18	17th FLOOR (REFUGE FLOOR)		388.089	57.434	-	2.176	447.698	2
19	18th FLOOR		388.089	47.039	-	2.176	437.303	2
20	19th FLOOR		388.089	47.039	-	2.176	437.303	2
21	20th FLOOR		388.089	47.039	-	2.176	437.303	2
22	21st FLOOR		388.089	47.039	-	2.176	437.303	2
23	22nd FLOOR		340.269	47.039	-	1.711	389.019	2
24	TERRACE FLOOR			88.831			88.831	
25	MUMTY/MACHINE ROOM FLOOR		-	40.669	-	-	40.669	
TOTAL AREA FOR SINGLE TOWER			8,880.67	1,210.70	0.00	49.38	10,140.75	46.00
GRAND TOTAL			8,880.67	1,210.70	0.00	49.38	10,140.75	46.00



3 **MACHINE ROOM (TOC)**
1 : 100



4 **MACHINE ROOM (TOC)_AREA DIAGRAM**
1 : 100

Door Schedule		
Name	Width	Height
D1	1000	2100
D1a	1000	2100
D2	900	2100
D3	750	2100
D4	1150	2100
D4a	1150	2100
D6	1500	2450
SD1	2350	2450
SD2	5300	2450
SD3	3560	2450
SD4	1500	2450
SD5	1800	2450
SD6	1250	2450
SD7	6900	2450
SD8	1340	2450

Window Schedule		
Name	Width	Height
W1	750	1350
W2	900	2450
W3	1000	2450
W4	1000	2450
W5	1500	2000

MAGNIFICO 2 (TOWER B) TYPICAL AREA CALCULATION					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
A1	1	5600	4700	1	26.320
A2	1	2000	5635	1	11.270
A3	1	1960	6335	1	12.417
A4	1	1600	5665	1	9.064
A5	1	1140	6335	1	7.222
A6	1	1900	9490	1	18.031
A7	1	8140	10130	1	82.458
A8	1	3630	2210	1	8.022
A9	1	4620	7050	1	32.571
A10	1	5950	1320	1	7.854
A11	1	16910	3040	1	51.406
A12	1	4130	9300	1	38.409
A13	1	1610	8330	1	13.411
A14	1	8200	7350	1	60.270
A15	1	2610	8900	1	23.229
A16	1	1840	6350	1	11.684
A17	1	5100	5650	1	28.815
TOTAL AREA (A)				=	442.454

DEDUCTIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
D1	1	600	1145	1	0.687
D2	1	860	1305	1	1.122
D3	1	610	760	1	0.464
D4	1	660	760	1	0.502
D5	1	560	2210	1	1.238
D6	1	760	1420	1	1.079
D7	1	550	990	1	0.545
TOTAL AREA (D)				=	5.636
TOTAL AREA X = A-D				=	436.818

TERRACE FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
A51	1	4680	3140	1	14.695
A52	1	5000	1600	1	8.000
A53	1	4720	3950	1	18.644
A54	1	3530	6200	1	21.886
A55	1	4130	6200	1	25.606
TOTAL ADDITIONS (X3)					88.831
TOTAL SERVICE AREA AT TERRACE FLOOR				=	88.831

MUMTY & MACH.RM. FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
X4	1	4680	8690	1	40.669
TOTAL ADDITIONS (A)					40.669
TOTAL SERVICE AREA AT MUMTY & MACH.RM.				=	40.669

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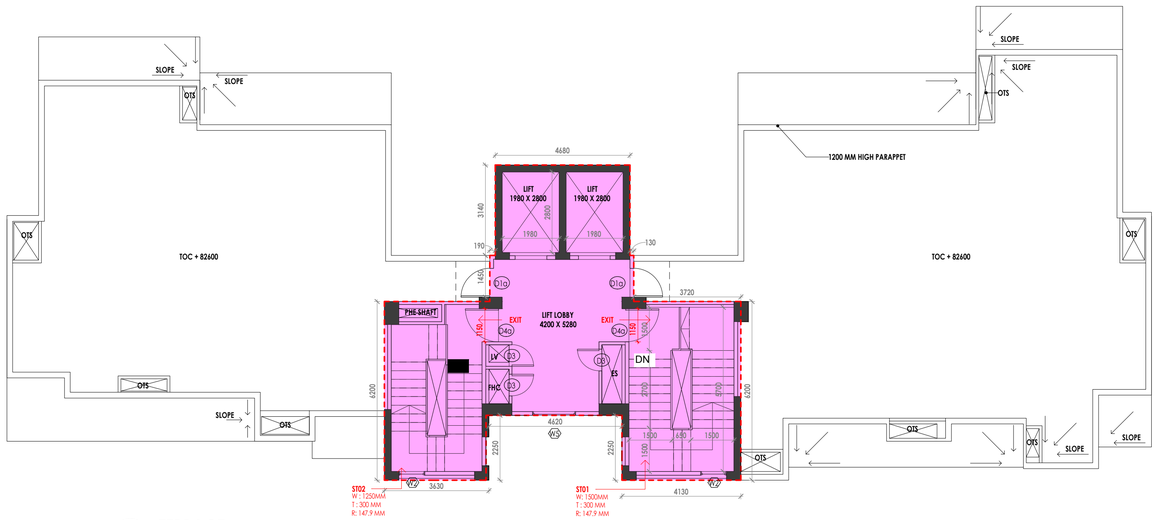
Sudheer Kumar Digitally signed by Sudheer Kumar Date: 2023.12.28 16:43:36 +05'30'



1 **TERRACE**
1 : 100

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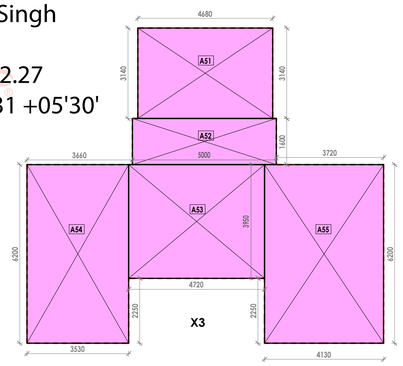
AMIT VARMA Digitally signed by AMIT VARMA Date: 2023.12.26 15:28:35 +05'30'



2 **TERRACE AREA DIAGRAM**
1 : 100

FAR

SERVICE FAR

BALCONY FAR (0.25 X AREA EXCEEDING 1.5M WIDTH)

VIDHAN CHAND JHA Digitally signed by VIDHAN CHAND JHA Date: 2023.12.20 11:48:41 +05'30'

Client

ELDECO REAL ESTATE LIMITED
201-212, 2nd Floor, Splendor Forum,
Jasola District Centre ,New Delhi - 110 025

Architect

BIAS+ ARCHITECTURE
502, T 12, CWG Village
New Delhi 110 092, India
t +91 11 2121 1603
www.biasarchitecture.com

Neerja Dixit Digitally signed by Neerja Dixit Date: 2023.12.20 17:58:48 +05'30'

MEP Consultant

RIVULET ENGINEERING
HR.29-B-1, Ground Floor, Near Om Shanti,
60 Feet Road, Pull Pehladpur, Badarpur
New Delhi —110044 (India)
Mobile : +91 93503 33474
Website www.rivulet-engineering.com

Structure Consultant

TECHNICAL PROJECT CONSULTANTS PVT LTD (TPCL)
B-74 | Sector 57 | Noida 201301
Uttar Pradesh | India
Phone 91 120 4306800
Website www.tpcl.in

Landscape Consultant

DESIGN ACCORD
301-302 U.S. COMPLEX, 120 MATHURA ROAD, OPPOSITE APOLLO HOSPITAL, NEW DELHI, 110076
Email: mail@designaccord.net

Disclaimer

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Notes

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2. Unless otherwise mentioned all levels including finished floor levels are in Meters.
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6. This drawing is to be read in conjunction with all other documentation forming the construction document.

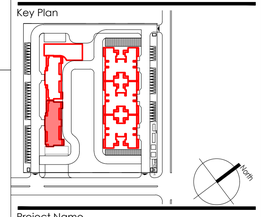
No	Date	Description

Revisions

Drawing Status

SUBMISSION DRAWING

Key Plan



Project Name
ELDECO LA VIDA BELLA

HOUSING AT GREATER NOIDA

Project Address
PLOT # GH-02C AT SECTOR 12,G. NOIDA, UTTAR PRADESH - 203207

Drawing Title
TOWER B
MAGNIFICO - 2 - TERRACE & MACHINE ROOM LEVEL PLAN

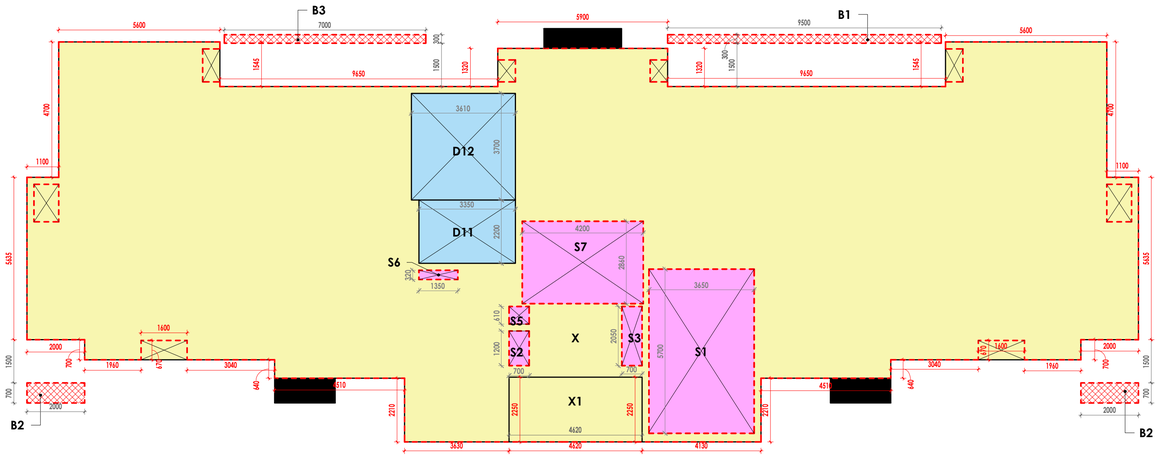
Project No 22.52.R
Scale As indicated
Date NOVEMBER 08 , 2023

Drawing No

GN	SD	A	116	

Revision

SHEET SIZE A1 : 841 X 594



TOWER C (GROUND FLOOR PLAN)
G+22 FLOORS

2 GROUND FLOOR PLAN_AREA DIAGRAM

1 : 100

MAGNIFICO - 01 (TOWER C)								
S.NO.	FLOORS	NO. OF TOWERS	F.A.R. AREA (SQ.M.)	SERVICES AREA (SQ.M.)	NON FAR AREA (SQ.M.)	BALCONY IN FAR AREA (SQ.M.)	TOTAL AREA (SQ.M.)	DWELLING UNITS
1	GROUND FLOOR	1	359.353	35.951	-	1.938	397.2415	2
2	1st FLOOR		356.907	47.039	-	2.125	406.071	2
3	2nd FLOOR		356.907	47.039	-	2.125	406.071	2
4	3rd FLOOR		356.907	47.039	-	2.125	406.071	2
5	4th FLOOR		356.907	47.039	-	2.125	406.071	2
6	5th FLOOR		356.907	47.039	-	2.125	406.071	2
7	6th FLOOR		356.907	47.039	-	2.125	406.071	2
8	7th FLOOR		356.907	47.039	-	2.125	406.071	2
9	8th FLOOR		356.907	47.039	-	2.125	406.071	2
10	9th FLOOR		356.907	47.039	-	2.125	406.071	2
11	10th FLOOR		356.907	47.039	-	2.125	406.071	2
12	11th FLOOR		356.907	47.039	-	2.125	406.071	2
13	12th FLOOR		356.907	47.039	-	2.125	406.071	2
14	13th FLOOR		356.907	47.039	-	2.125	406.071	2
15	14th FLOOR		356.907	47.039	-	2.125	406.071	2
16	15th FLOOR		356.907	47.039	-	2.125	406.071	2
17	16th FLOOR		356.907	47.039	-	2.125	406.071	2
18	17th FLOOR (REFUGE FLOOR)		356.907	57.434	-	2.125	416.466	2
19	18th FLOOR		356.907	47.039	-	2.125	406.071	2
20	19th FLOOR		356.907	47.039	-	2.125	406.071	2
21	20th FLOOR		356.907	47.039	-	2.125	406.071	2
22	21st FLOOR		356.907	47.039	-	2.125	406.071	2
23	22nd FLOOR		309.788	47.039	-	1.675	358.502	2
24	TERRACE FLOOR			88.831	-		88.831	
25	MUMTY/MACHINE ROOM FLOOR		-	40.669	-	-	40.669	
TOTAL AREA FOR SINGLE TOWER			8,164.19	1,210.70	0.00	48.24	9,423.13	46.00
GRAND TOTAL			8,164.19	1,210.70	0.00	48.24	9,423.13	46.00

LEENU SAHGAL Digitally signed by LEENU SAHGAL Date: 2024.01.17 14:10:01 +05'30'

Door Schedule		
Name	Width	Height
D1	1000	2100
D1a	1000	2100
D2	900	2100
D3	750	2100
D3a	750	2100
D4	1150	2100
D4a	1150	2100
D6	1500	2450
SD1	2350	2450
SD2	5300	2450
SD3	3560	2450
SD4	1500	2450
SD5	1800	2450
SD6	1230	2450

Window Schedule		
Type Mark	Width	Height
W1	750	1350
W2	900	2450
W3	1000	2450
W4	1000	2450
W5	1500	2000

FAR

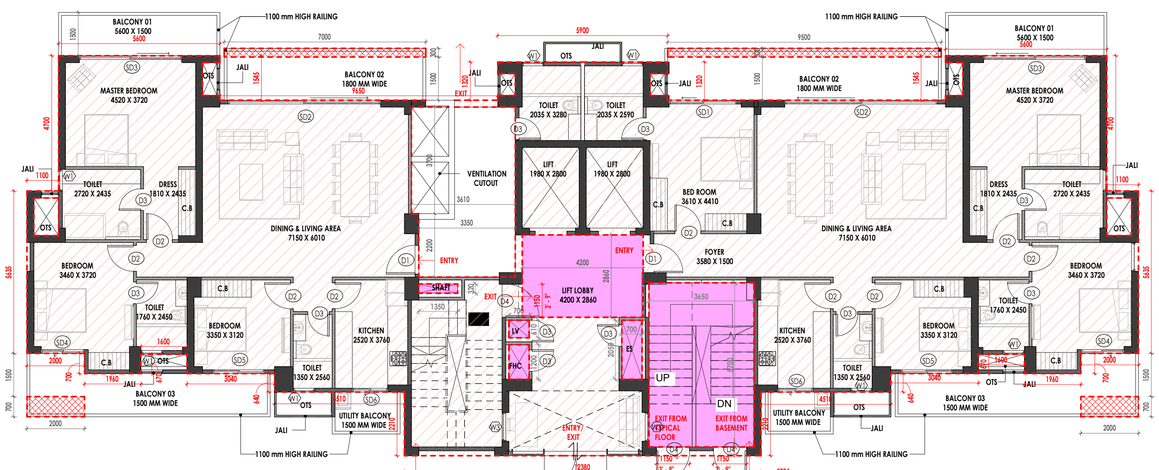
SERVICE FAR

BALCONY FAR (0.25 X AREA EXCEEDING 1.5M WIDTH)

GROUND FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
X	1	-	-	1	405.636
X1	1	4620	2250	1	10.395
TOTAL ADDITIONS (A)					416.031
DEDUCTIONS					
D11	1	3350	2200	1	7.370
D12	1	3610	3700	1	13.357
TOTAL DEDUCTIONS (B)				=	20.727
SERVICE AREA					
S1	1	3650	5700	1	20.805
S2	1	700	1200	1	0.84
S3	1	700	2050	1	1.435
S5	1	700	610	1	0.427
S6	1	1350	320	1	0.432
S7	1	4200	2860	1	12.012
TOTAL SERVICE AREA (C)				=	35.951
FAR AREA D = A -(B+C)				=	359.353
BALCONY AREA					
B1	1	9500	300	1	2.85
B2	1	2000	700	2	2.8
B3	1	7000	300	1	2.1
TOTAL BALCONY AREA (E)					7.750
25% OF BALCONY AREA (F)					1.938
TOTAL FAR AREA INCLUDING BALCONY AREA G= (D + F)				=	361.291

GROUND COVERAGE AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
X	1	-	-	1	405.636
X1	1	4620	2250	1	10.395
TOTAL ADDITIONS (A)					416.031
BALCONY AREA					
B1	1	9500	300	1	2.85
B2	1	2000	700	2	2.8
B3	1	7000	300	1	2.1
TOTAL BALCONY AREA (E)					7.750
AREA C = (A + B)				=	423.781

Sudheer Kumar Digitally signed by Sudheer Kumar Date: 2023.12.28 16:50:08 +05'30'



UNIT TYPE 6 - 3BHK+3T
RERA CARPET AREA = 121.128 SQM.

TOWER C (GROUND FLOOR PLAN)
G+22 FLOORS

UNIT TYPE 4 -4BHK+4T
RERA CARPET AREA= 148.358 SQM.

1 GROUND FLOOR PLAN

1 : 100

Lal Singh Digitally signed by Lal Singh Date: 2023.12.27 16:31:57 +05'30'

AMIT VARMA Digitally signed by AMIT VARMA Date: 2023.12.26 16:19:32 +05'30'

VIDHAN CHAND JHA Digitally signed by VIDHAN CHAND JHA Date: 2023.12.20 11:59:46 +05'30'

Client

ELDECO

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DESIGN ACCORD

DESIGN ACCORD
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Email: mail@designaccord.net

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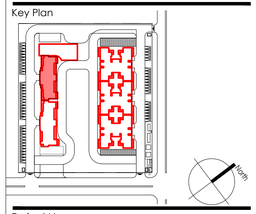
No	Date	Description

Revisions

Drawing Status

SUBMISSION DRAWING

Key Plan



Project Name
ELDECO LA VIDA BELLA

HOUSING AT GREATER NOIDA

Project Address
PLOT # GH-02C AT SECTOR 12,G. NOIDA,
UTTAR PRADESH - 203207

Drawing Title
TOWER C
MAGNIFICO - 1 - GROUND FLOOR PLAN

Project No 22.52.R

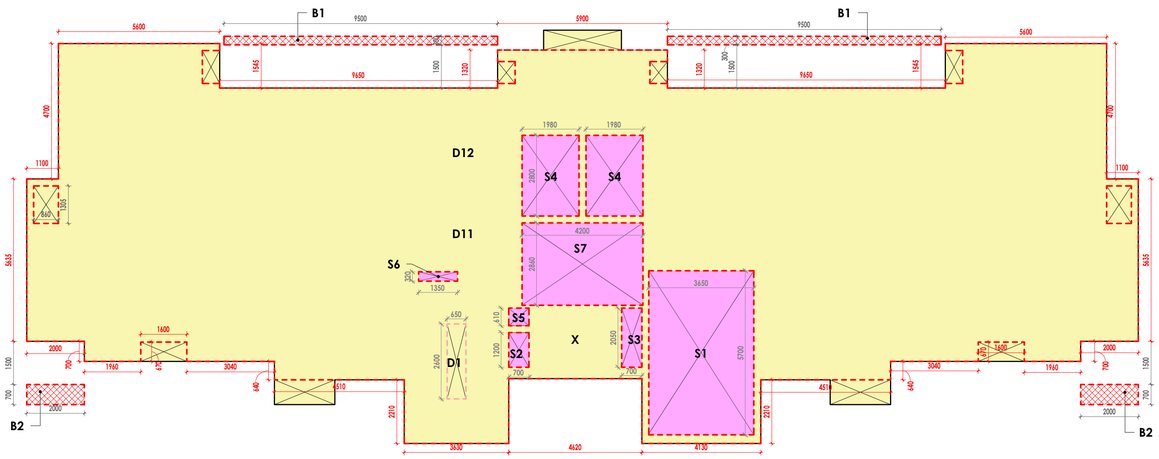
Scale As indicated

Date NOVEMBER 08 , 2023

Drawing No | Revision

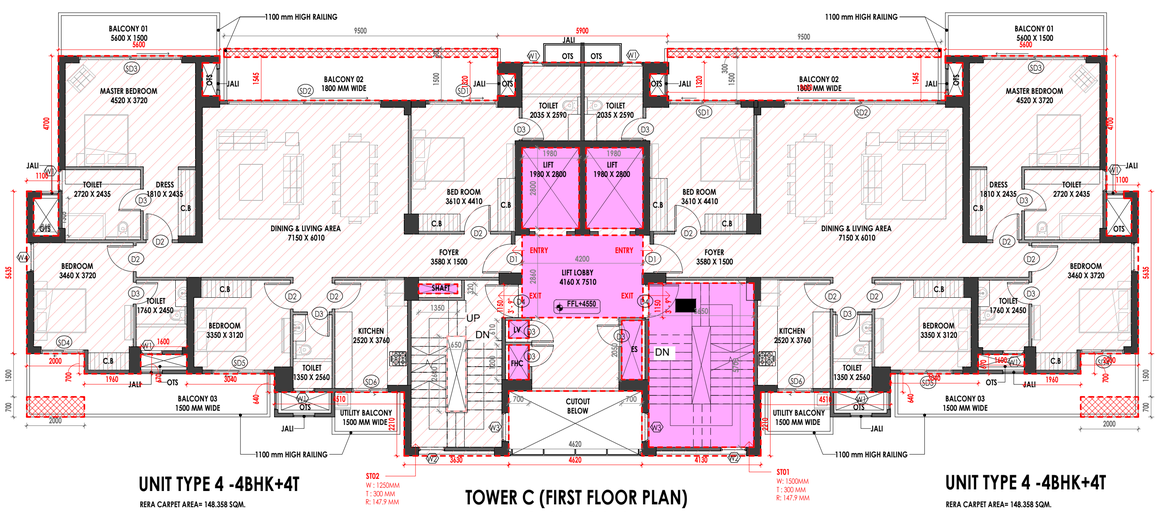
GN	SD	A	121	

SHEET SIZE A1 : 841 X 594



TOWER C (FIRST FLOOR PLAN)
G+22 FLOORS

2 FIRST FLOOR PLAN_AREA DIAGRAM
1 : 100



UNIT TYPE 4 -4BHK+4T
RERA CARPET AREA= 148.358 SQM.

TOWER C (FIRST FLOOR PLAN)
G+22 FLOORS

UNIT TYPE 4 -4BHK+4T
RERA CARPET AREA= 148.358 SQM.

1 FIRST FLOOR PLAN
1 : 100

MAGNIFICO - 01 (TOWER C)								
S.NO.	FLOORS	NO. OF TOWERS	F.A.R. AREA (SQ.M.)	SERVICES AREA (SQ.M.)	NON FAR AREA (SQ.M.)	BALCONY IN FAR AREA (SQ.M.)	TOTAL AREA (SQ.M.)	DWELLING UNITS
1	GROUND FLOOR	1	359.353	35.951	-	1.938	397.2415	2
2	1st FLOOR		356.907	47.039	-	2.125	406.071	2
3	2nd FLOOR		356.907	47.039	-	2.125	406.071	2
4	3rd FLOOR		356.907	47.039	-	2.125	406.071	2
5	4th FLOOR		356.907	47.039	-	2.125	406.071	2
6	5th FLOOR		356.907	47.039	-	2.125	406.071	2
7	6th FLOOR		356.907	47.039	-	2.125	406.071	2
8	7th FLOOR		356.907	47.039	-	2.125	406.071	2
9	8th FLOOR		356.907	47.039	-	2.125	406.071	2
10	9th FLOOR		356.907	47.039	-	2.125	406.071	2
11	10th FLOOR		356.907	47.039	-	2.125	406.071	2
12	11th FLOOR		356.907	47.039	-	2.125	406.071	2
13	12th FLOOR		356.907	47.039	-	2.125	406.071	2
14	13th FLOOR		356.907	47.039	-	2.125	406.071	2
15	14th FLOOR		356.907	47.039	-	2.125	406.071	2
16	15th FLOOR		356.907	47.039	-	2.125	406.071	2
17	16th FLOOR		356.907	47.039	-	2.125	406.071	2
18	17th FLOOR (REFUGE FLOOR)		356.907	57.434	-	2.125	416.466	2
19	18th FLOOR		356.907	47.039	-	2.125	406.071	2
20	19th FLOOR		356.907	47.039	-	2.125	406.071	2
21	20th FLOOR		356.907	47.039	-	2.125	406.071	2
22	21st FLOOR		356.907	47.039	-	2.125	406.071	2
23	22nd FLOOR		309.788	47.039	-	1.675	358.502	2
24	TERRACE FLOOR			88.831	-		88.831	
25	MUMTY/MACHINE ROOM FLOOR		-	40.669	-	-	40.669	
TOTAL AREA FOR SINGLE TOWER			8,164.19	1,210.70	0.00	48.24	9,423.13	46.00
GRAND TOTAL			8,164.19	1,210.70	0.00	48.24	9,423.13	46.00

LEENU SAHGAL
Digitally signed by LEENU SAHGAL
Date: 2024.01.17 14:14:05 +05'30'

Door Schedule		
Name	Width	Height
D1	1000	2100
D1a	1000	2100
D2	900	2100
D3	750	2100
D3a	750	2100
D4	1150	2100
D4a	1150	2100
D6	1500	2450
SD1	2350	2450
SD2	5300	2450
SD3	3560	2450
SD4	1500	2450
SD5	1800	2450
SD6	1230	2450

Window Schedule		
Type Mark	Width	Height
W1	750	1350
W2	900	2450
W3	1000	2450
W4	1000	2450
W5	1500	2000

FAR
SERVICE FAR
BALCONY FAR (0.25 X AREA EXCEEDING 1.5M WIDTH)

FIRST FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
X	1	-	-	1	405.636
TOTAL ADDITIONS (A)					405.636
DEDUCTIONS					
D1	1	650	2600	1	1.69
TOTAL DEDUCTIONS (B)				=	1.690
SERVICE AREA					
S1	1	3650	5700	1	20.805
S2	1	700	1200	1	0.84
S3	1	700	2050	1	1.435
S4	1	1980	2800	2	11.088
S5	1	700	610	1	0.427
S6	1	1350	320	1	0.432
S7	1	4200	2860	1	12.012
TOTAL SERVICE AREA (C)				=	47.039
FAR AREA D = (A - (B +C)				=	356.907
BALCONY AREA					
B1	1	9500	300	2	5.7
B2	1	2000	700	2	2.8
TOTAL BALCONY AREA (E)					8.500
25% OF BALCONY AREA (F)					2.125
AREA G= (D + F)				=	359.032

Sudheer Kumar
Digitally signed by Sudheer Kumar
Date: 2023.12.28 16:51:05 +05'30'

Lal Singh
Digitally signed by Lal Singh
Date: 2023.12.27 16:39:44 +05'30'

AMIT VARMA
Digitally signed by AMIT VARMA
Date: 2023.12.26 16:27:13 +05'30'

VIDHAN CHAND JHA
Digitally signed by VIDHAN CHAND JHA
Date: 2023.12.20 12:01:20 +05'30'

Client
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No	Date	Description

Revisions

Drawing Status
SUBMISSION DRAWING

Key Plan

Project Name
ELDECO LA VIDA BELLA
HOUSING AT GREATER NOIDA

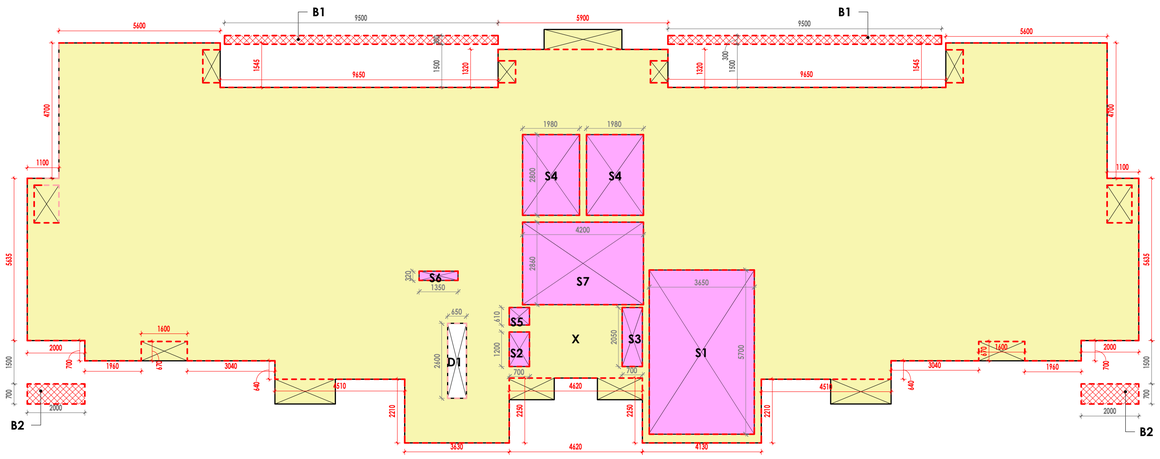
Project Address
PLOT # GH-02C AT SECTOR 12,G. NOIDA, UTTAR PRADESH - 203207

Drawing Title
TOWER C
MAGNIFICO - 1 - FIRST FLOOR PLAN

Project No	22.52.R
Scale	As indicated
Date	NOVEMBER 08 , 2023

Drawing No				Revision
GN	SD	A	122	

SHEET SIZE A1 : 841 X 594



TOWER C (TYPICAL FLOOR PLAN)
G+22 FLOORS

2 TYPICAL FLOOR PLAN_AREA DIAGRAM
1 : 100

MAGNIFICO - 01 (TOWER C)								
S.NO.	FLOORS	NO. OF TOWERS	F.A.R. AREA (SQ.M.)	SERVICES AREA (SQ.M.)	NON FAR AREA (SQ.M.)	BALCONY IN FAR AREA (SQ.M.)	TOTAL AREA (SQ.M.)	DWELLING UNITS
1	GROUND FLOOR	1	359.353	35.951	-	1.938	397.2415	2
2	1st FLOOR		356.907	47.039	-	2.125	406.071	2
3	2nd FLOOR		356.907	47.039	-	2.125	406.071	2
4	3rd FLOOR		356.907	47.039	-	2.125	406.071	2
5	4th FLOOR		356.907	47.039	-	2.125	406.071	2
6	5th FLOOR		356.907	47.039	-	2.125	406.071	2
7	6th FLOOR		356.907	47.039	-	2.125	406.071	2
8	7th FLOOR		356.907	47.039	-	2.125	406.071	2
9	8th FLOOR		356.907	47.039	-	2.125	406.071	2
10	9th FLOOR		356.907	47.039	-	2.125	406.071	2
11	10th FLOOR		356.907	47.039	-	2.125	406.071	2
12	11th FLOOR		356.907	47.039	-	2.125	406.071	2
13	12th FLOOR		356.907	47.039	-	2.125	406.071	2
14	13th FLOOR		356.907	47.039	-	2.125	406.071	2
15	14th FLOOR		356.907	47.039	-	2.125	406.071	2
16	15th FLOOR		356.907	47.039	-	2.125	406.071	2
17	16th FLOOR		356.907	47.039	-	2.125	406.071	2
18	17th FLOOR (REFUGE FLOOR)		356.907	57.434	-	2.125	416.466	2
19	18th FLOOR		356.907	47.039	-	2.125	406.071	2
20	19th FLOOR		356.907	47.039	-	2.125	406.071	2
21	20th FLOOR		356.907	47.039	-	2.125	406.071	2
22	21st FLOOR		356.907	47.039	-	2.125	406.071	2
23	22nd FLOOR		309.788	47.039	-	1.675	358.502	2
24	TERRACE FLOOR			88.831	-		88.831	
25	MUMTY/MACHINE ROOM FLOOR		-	40.669	-	-	40.669	
TOTAL AREA FOR SINGLE TOWER			8,164.19	1,210.70	0.00	48.24	9,423.13	46.00
GRAND TOTAL			8,164.19	1,210.70	0.00	48.24	9,423.13	46.00

Door Schedule		
Name	Width	Height
D1	1000	2100
D1a	1000	2100
D2	900	2100
D3	750	2100
D3a	750	2100
D4	1150	2100
D4a	1150	2100
D6	1500	2450
SD1	2350	2450
SD2	5300	2450
SD3	3560	2450
SD4	1500	2450
SD5	1800	2450
SD6	1230	2450

Window Schedule		
Type Mark	Width	Height
W1	750	1350
W2	900	2450
W3	1000	2450
W4	1000	2450
W5	1500	2000

TYPICAL FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
X	1	-	-	1	405.636
TOTAL ADDITIONS (A)					405.636
DEDUCTIONS					
D1	1	650	2600	1	1.690
TOTAL DEDUCTIONS (B)				=	1.690
SERVICE AREA					
S1	1	3650	5700	1	20.805
S2	1	700	1200	1	0.840
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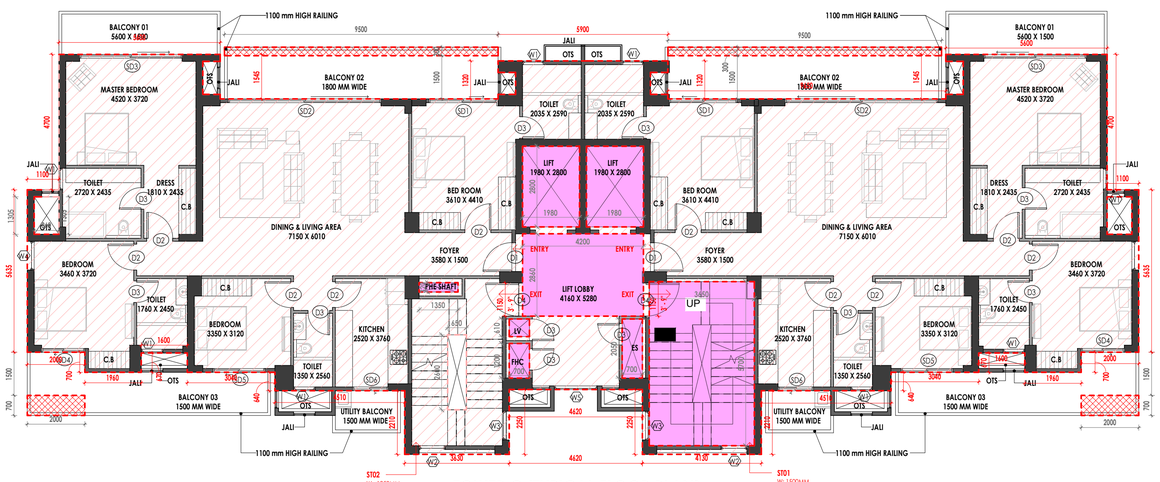
S4	1	1980	2800	2	11.088
S5	1	700	610	1	0.427
S6	1	1350	320	1	0.432
S7	1	4200	2860	1	12.012
TOTAL SERVICE AREA (C)				=	47.039
FAR AREA D = (A - (B +C)				=	356.907
BALCONY AREA					
B1	1	9500	300	2	5.700
B2	1	2000	700	2	2.800
TOTAL BALCONY AREA (E)					8.500
25% OF BALCONY AREA (F)					2.125
AREA G= (D + F)				=	359.032

FAR

SERVICE FAR

BALCONY FAR
(0.25 X AREA EXCEEDING 1.5M WIDTH)



UNIT TYPE 4 -4BHK+4T
RERA CARPET AREA= 148.358 SQM.

TOWER C (TYPICAL FLOOR PLAN)
G+22 FLOORS

UNIT TYPE 4 -4BHK+4T
RERA CARPET AREA= 148.358 SQM.

1 TYPICAL FLOOR PLAN
1 : 100

Sudheer Kumar — Digitally signed by Sudheer Kumar Date: 2023.12.28 16:52:01 +05'30'

Lal Singh — Digitally signed by Lal Singh Date: 2023.12.27 16:47:12 +05'30'

AMIT VARMA — Digitally signed by AMIT VARMA Date: 2023.12.26 16:34:55 +05'30'

LEENU SAHGAL — Digitally signed by LEENU SAHGAL Date: 2024.01.17 14:17:06 +05'30'

VIDHAN CHAND JHA — Digitally signed by VIDHAN CHAND JHA Date: 2023.12.20 12:02:56 +05'30'

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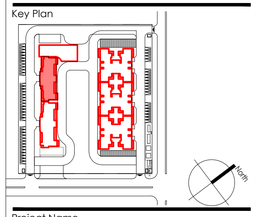
No	Date	Description

Revisions

Drawing Status

SUBMISSION DRAWING

Key Plan



Project Name
ELDECO LA VIDA BELLA

HOUSING AT GREATER NOIDA

Project Address
PLOT # GH-02C AT SECTOR 12,G. NOIDA, UTTAR PRADESH - 203207

Drawing Title
TOWER C
MAGNIFICO - 1 - TYPICAL FLOOR PLAN

Project No 22.52.R

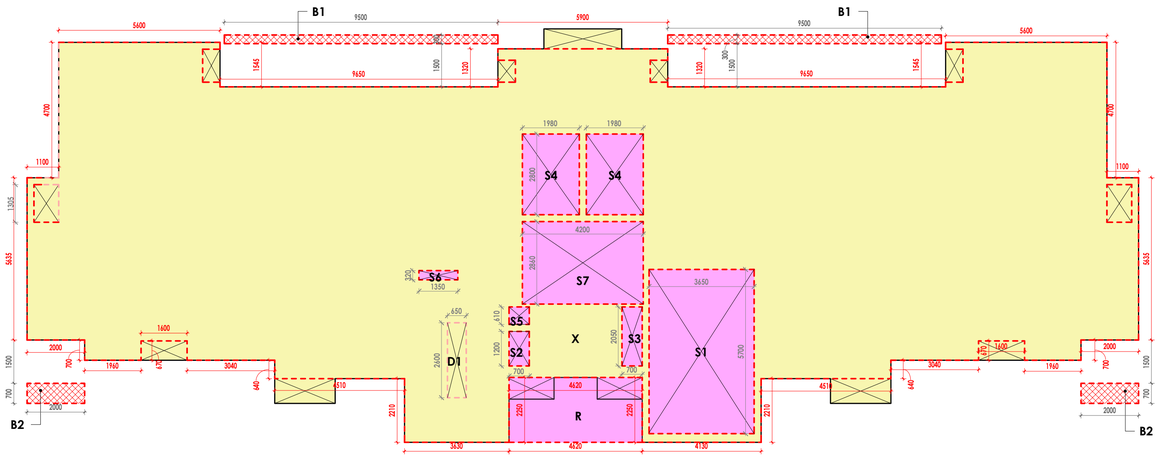
Scale As indicated

Date NOVEMBER 08 , 2023

Drawing No | Revision

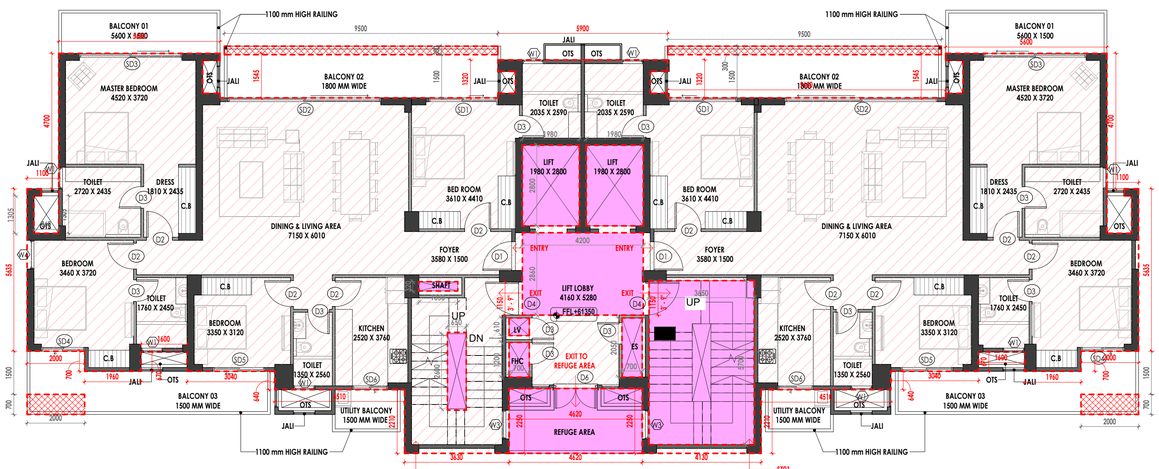
GN	SD	A	123	

SHEET SIZE A1 : 841 X 594



TOWER C (17TH FLOOR PLAN - REFUGE FLOOR)
G+22 FLOORS

2 REFUGE FLOOR PLAN(17TH FLOOR @60.8m)_AREA DIAGRAM
1 : 100



UNIT TYPE 4 -4BHK+4T
RERA CARPET AREA= 148.358 SQM.

TOWER C (17TH FLOOR PLAN - REFUGE FLOOR)
G+22 FLOORS

UNIT TYPE 4 -4BHK+4T
RERA CARPET AREA= 148.358 SQM.

1 REFUGE FLOOR PLAN(17TH FLOOR @60.8m)
1 : 100

MAGNIFICO - 01 (TOWER C)								
S.NO.	FLOORS	NO. OF TOWERS	F.A.R. AREA (SQ.M.)	SERVICES AREA (SQ.M.)	NON FAR AREA (SQ.M.)	BALCONY IN FAR AREA (SQ.M.)	TOTAL AREA (SQ.M.)	DWELLING UNITS
1	GROUND FLOOR	1	359.353	35.951	-	1.938	397.2415	2
2	1st FLOOR		356.907	47.039	-	2.125	406.071	2
3	2nd FLOOR		356.907	47.039	-	2.125	406.071	2
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5	4th FLOOR		356.907	47.039	-	2.125	406.071	2
6	5th FLOOR		356.907	47.039	-	2.125	406.071	2
7	6th FLOOR		356.907	47.039	-	2.125	406.071	2
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11	10th FLOOR		356.907	47.039	-	2.125	406.071	2
12	11th FLOOR		356.907	47.039	-	2.125	406.071	2
13	12th FLOOR		356.907	47.039	-	2.125	406.071	2
14	13th FLOOR		356.907	47.039	-	2.125	406.071	2
15	14th FLOOR		356.907	47.039	-	2.125	406.071	2
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17	16th FLOOR		356.907	47.039	-	2.125	406.071	2
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19	18th FLOOR		356.907	47.039	-	2.125	406.071	2
20	19th FLOOR		356.907	47.039	-	2.125	406.071	2
21	20th FLOOR		356.907	47.039	-	2.125	406.071	2
22	21st FLOOR		356.907	47.039	-	2.125	406.071	2
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25	MUMTY/MACHINE ROOM FLOOR		-	40.669	-	-	40.669	
TOTAL AREA FOR SINGLE TOWER			8,164.19	1,210.70	0.00	48.24	9,423.13	46.00
GRAND TOTAL			8,164.19	1,210.70	0.00	48.24	9,423.13	46.00

Door Schedule		
Name	Width	Height
D1	1000	2100
D1a	1000	2100
D2	900	2100
D3	750	2100
D3a	750	2100
D4	1150	2100
D4a	1150	2100
D6	1500	2450
SD1	2350	2450
SD2	5300	2450
SD3	3560	2450
SD4	1500	2450
SD5	1800	2450
SD6	1230	2450

Window Schedule		
Type Mark	Width	Height
W1	750	1350
W2	900	2450
W3	1000	2450
W4	1000	2450
W5	1500	2000

FAR

SERVICE FAR

BALCONY FAR
(0.25 X AREA EXCEEDING
1.5M WIDTH)

REFUGE FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
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25% OF BALCONY AREA (F)					2.125
AREA G= (D + F)				=	359.032

REFUGE TERRACE AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
R1	1	4620	2250	1	10.395
TOTAL REFUGE AREA (A)					10.395

Sudheer Kumar — Digitally signed by Sudheer Kumar Date: 2023.12.28 16:53:03 +05'30'

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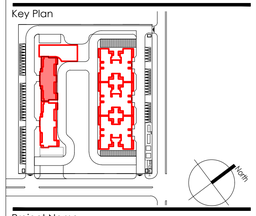
SUBMISSION DRAWING

Key Plan



Project Name
ELDECO LA VIDA BELLA

HOUSING AT GREATER NOIDA

Project Address
PLOT # GH-02C AT SECTOR 12,G. NOIDA,
UTTAR PRADESH - 203207

Drawing Title
TOWER C
MAGNIFICO - 1 - LEVEL 17 (REFUGE)

Project No 22.52.R

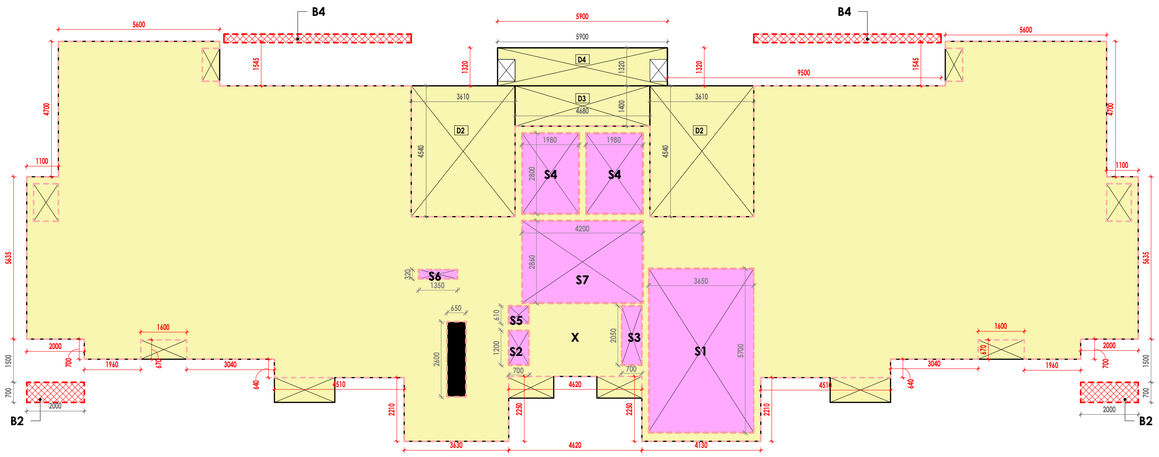
Scale As indicated

Date NOVEMBER 08 , 2023

Drawing No | Revision

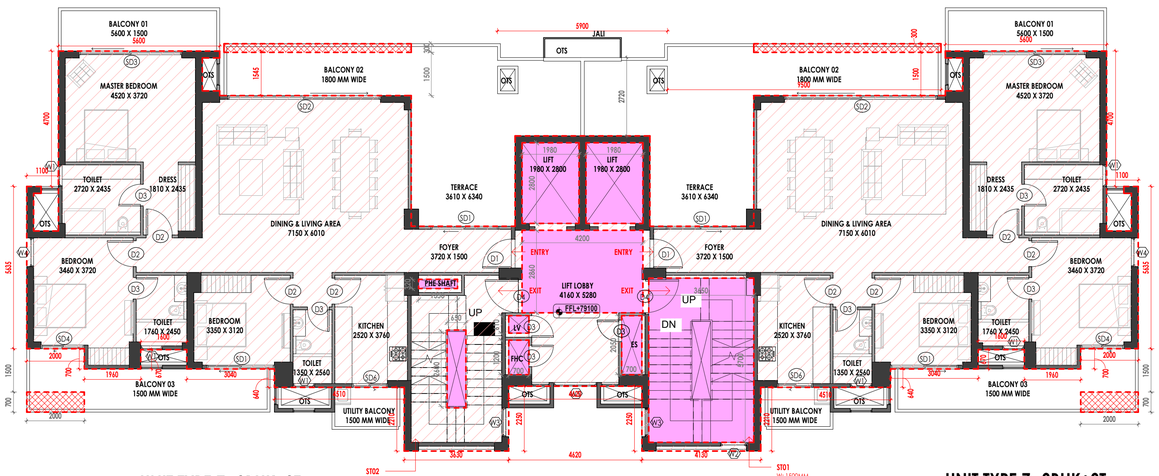
GN	SD	A	124	

SHEET SIZE A1 : 841 X 594



TOWER C (22ND FLOOR)
G+22 FLOORS

2 LEVEL 22ND_AREA DIAGRAM
1 : 100



UNIT TYPE 7 -3BHK+3T
RERA CARPET AREA= 126.089 SQM.

TOWER C (22ND FLOOR)
G+22 FLOORS

UNIT TYPE 7 -3BHK+3T
RERA CARPET AREA= 126.089 SQM.

1 LEVEL 22ND FLOOR PLAN
1 : 100

MAGNIFICO - 01 (TOWER C)								
S.NO.	FLOORS	NO. OF TOWERS	F.A.R. AREA (SQ.M.)	SERVICES AREA (SQ.M.)	NON FAR AREA (SQ.M.)	BALCONY IN FAR AREA (SQ.M.)	TOTAL AREA (SQ.M.)	DWELLING UNITS
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5	4th FLOOR		356.907	47.039	-	2.125	406.071	2
6	5th FLOOR		356.907	47.039	-	2.125	406.071	2
7	6th FLOOR		356.907	47.039	-	2.125	406.071	2
8	7th FLOOR		356.907	47.039	-	2.125	406.071	2
9	8th FLOOR		356.907	47.039	-	2.125	406.071	2
10	9th FLOOR		356.907	47.039	-	2.125	406.071	2
11	10th FLOOR		356.907	47.039	-	2.125	406.071	2
12	11th FLOOR		356.907	47.039	-	2.125	406.071	2
13	12th FLOOR		356.907	47.039	-	2.125	406.071	2
14	13th FLOOR		356.907	47.039	-	2.125	406.071	2
15	14th FLOOR		356.907	47.039	-	2.125	406.071	2
16	15th FLOOR		356.907	47.039	-	2.125	406.071	2
17	16th FLOOR		356.907	47.039	-	2.125	406.071	2
18	17th FLOOR (REFUGE FLOOR)		356.907	57.434	-	2.125	416.466	2
19	18th FLOOR		356.907	47.039	-	2.125	406.071	2
20	19th FLOOR		356.907	47.039	-	2.125	406.071	2
21	20th FLOOR		356.907	47.039	-	2.125	406.071	2
22	21st FLOOR		356.907	47.039	-	2.125	406.071	2
23	22nd FLOOR		309.788	47.039	-	1.675	358.502	2
24	TERRACE FLOOR			88.831	-		88.831	
25	MUMTY/MACHINE ROOM FLOOR		-	40.669	-	-	40.669	
TOTAL AREA FOR SINGLE TOWER			8,164.19	1,210.70	0.00	48.24	9,423.13	46.00
GRAND TOTAL			8,164.19	1,210.70	0.00	48.24	9,423.13	46.00

Door Schedule		
Name	Width	Height
D1	1000	2100
D1a	1000	2100
D2	900	2100
D3	750	2100
D3a	750	2100
D4	1150	2100
D4a	1150	2100
D6	1500	2450
SD1	2350	2450
SD2	5300	2450
SD3	3560	2450
SD4	1500	2450
SD5	1800	2450
SD6	1230	2450

Window Schedule		
Type Mark	Width	Height
W1	750	1350
W2	900	2450
W3	1000	2450
W4	1000	2450
W5	1500	2000

FAR

SERVICE FAR

BALCONY FAR
(0.25 X AREA EXCEEDING 1.5M WIDTH)

22ND FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
X	1	-	-	1	405.636
TOTAL ADDITIONS (A)					405.636
DEDUCTIONS					
D1	1	650	2600	1	1.69
D2	1	3610	4540	2	32.78
D3	1	4680	1400	1	6.55
D4	1	5900	1320	1	7.79
TOTAL DEDUCTIONS (B)				=	48.81
SERVICE AREA					
S1	1	3650	5700	1	20.805
S2	1	700	1200	1	0.84
S3	1	700	2050	1	1.435
S4	1	1980	2800	2	11.088
S5	1	700	610	1	0.427
S6	1	1350	320	1	0.432
S7	1	4200	2860	1	12.012
TOTAL SERVICE AREA (C)				=	47.039
FAR AREA D = (A - (B +C)				=	309.788
BALCONY AREA					
B4	1	6500	300	2	3.900
B2	1	2000	700	2	2.800
TOTAL BALCONY AREA (E)					6.700
25% OF BALCONY AREA (F)					1.675
TOTAL FAR AREA INCLUDING BALCONY AREA G= (D + F)				=	311.463

Sudheer Kumar — Digitally signed by Sudheer Kumar Date: 2023.12.28 16:53:59 +05'30'

LEENU SAHGAL — Digitally signed by LEENU SAHGAL Date: 2024.01.17 14:22:22 +05'30'

Lal Singh — Digitally signed by Lal Singh Date: 2023.12.27 17:02:16 +05'30'

AMIT VARMA — Digitally signed by AMIT VARMA Date: 2023.12.26 16:54:27 +05'30'

VIDHAN CHAND JHA — Digitally signed by VIDHAN CHAND JHA Date: 2023.12.20 12:06:31 +05'30'

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Disclaimer

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Notes

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6. This drawing is to be read in conjunction with all other documentation forming the construction document.

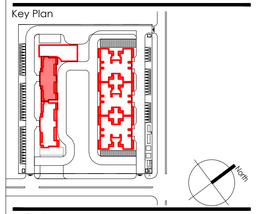
No	Date	Description

Revisions

Drawing Status

SUBMISSION DRAWING

Key Plan



Project Name
ELDECO LA VIDA BELLA

HOUSING AT GREATER NOIDA

Project Address
PLOT # GH-02C AT SECTOR 12,G. NOIDA,
UTTAR PRADESH - 203207

Drawing Title
TOWER C
MAGNIFICO - 1 - 22ND LEVEL FLOOR PLAN

Project No 22.52.R

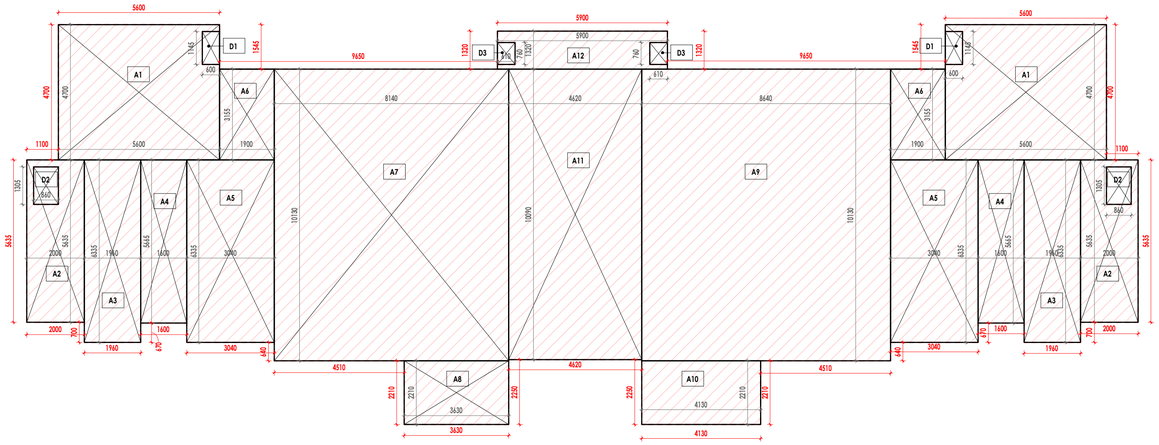
Scale As indicated

Date NOVEMBER 08 , 2023

Drawing No | Revision

GN	SD	A	125	

SHEET SIZE A1 : 841 X 594



5 **TYPICAL_AREA DIAGRAM_X**
1 : 100

MAGNIFICO - 01 (TOWER C)								
S.NO.	FLOORS	NO. OF TOWERS	F.A.R. AREA (SQ.M.)	SERVICES AREA (SQ.M.)	NON FAR AREA (SQ.M.)	BALCONY IN FAR AREA (SQ.M.)	TOTAL AREA (SQ.M.)	DWELLING UNITS
1	GROUND FLOOR	1	359.353	35.951	-	1.938	397.2415	2
2	1st FLOOR		356.907	47.039	-	2.125	406.071	2
3	2nd FLOOR		356.907	47.039	-	2.125	406.071	2
4	3rd FLOOR		356.907	47.039	-	2.125	406.071	2
5	4th FLOOR		356.907	47.039	-	2.125	406.071	2
6	5th FLOOR		356.907	47.039	-	2.125	406.071	2
7	6th FLOOR		356.907	47.039	-	2.125	406.071	2
8	7th FLOOR		356.907	47.039	-	2.125	406.071	2
9	8th FLOOR		356.907	47.039	-	2.125	406.071	2
10	9th FLOOR		356.907	47.039	-	2.125	406.071	2
11	10th FLOOR		356.907	47.039	-	2.125	406.071	2
12	11th FLOOR		356.907	47.039	-	2.125	406.071	2
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17	16th FLOOR		356.907	47.039	-	2.125	406.071	2
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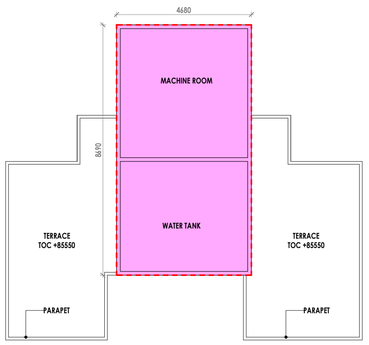
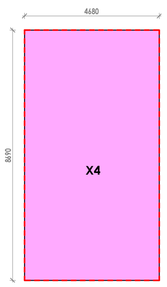
19	18th FLOOR		356.907	47.039	-	2.125	406.071	2
20	19th FLOOR		356.907	47.039	-	2.125	406.071	2
21	20th FLOOR		356.907	47.039	-	2.125	406.071	2
22	21st FLOOR		356.907	47.039	-	2.125	406.071	2
23	22nd FLOOR		309.788	47.039	-	1.675	358.502	2
24	TERRACE FLOOR			88.831	-		88.831	
25	MUMTY/MACHINE ROOM FLOOR		-	40.669	-	-	40.669	
TOTAL AREA FOR SINGLE TOWER			8,164.19	1,210.70	0.00	48.24	9,423.13	46.00
GRAND TOTAL			8,164.19	1,210.70	0.00	48.24	9,423.13	46.00



3 **MACHINE ROOM (TOC)**
1 : 100



4 **MACHINE ROOM (TOC)_AREA DIAGRAM**
1 : 100

Door Schedule		
Name	Width	Height
D1	1000	2100
D1a	1000	2100
D2	900	2100
D3	750	2100
D3a	750	2100
D4	1150	2100
D4a	1150	2100
D6	1500	2450
SD1	2350	2450
SD2	5300	2450
SD3	3560	2450
SD4	1500	2450
SD5	1800	2450
SD6	1230	2450

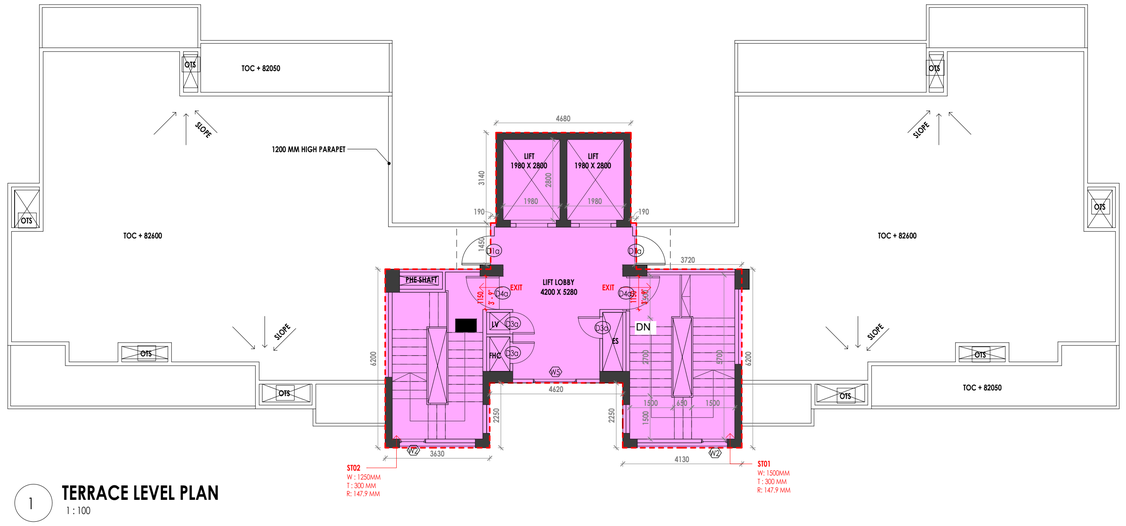
Window Schedule		
Type Mark	Width	Height
W1	750	1350
W2	900	2450
W3	1000	2450
W4	1000	2450
W5	1500	2000

MAGNIFICO 1 (TOWER C) TYPICAL AREA CALCULATION					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
A1	1	5600	4700	2	52.640
A2	1	2000	5635	2	22.540
A3	1	1960	6335	2	24.833
A4	1	1600	5665	2	18.128
A5	1	3040	6335	2	38.517
A6	1	1900	3155	2	11.989
A7	1	8140	10130	1	82.458
A8	1	3630	2210	1	8.022
A9	1	8640	10130	1	87.523
A10	1	4130	2210	1	9.127
A11	1	4620	10090	1	46.616
A12	1	5900	1320	1	7.788
TOTAL AREA (A)				=	410.182

DEDUCTIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
D1	1	600	1145	2	1.374
D2	1	860	1305	2	2.245
D3	1	610	760	2	0.927
TOTAL AREA (D)				=	4.546
TOTAL AREA X = A-D				=	405.636

TERRACE FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
A51	1	4680	3140	1	14.695
A52	1	5000	1600	1	8.000
A53	1	4720	3950	1	18.644
A54	1	3530	6200	1	21.886
A55	1	4130	6200	1	25.606
TOTAL ADDITIONS (X3)					88.831
TOTAL SERVICE AREA AT TERRACE FLOOR				=	88.831

MUMTY & MACH.RM. FLOOR AREA CALCULATIONS					
ADDITIONS					
S. No.	COEFF.	WIDTH	LENGTH	NOS.	AREA IN SQMT
X4	1	4680	8690	1	40.669
TOTAL ADDITIONS (A)					40.669
TOTAL SERVICE AREA AT MUMTY & MACH.RM.				=	40.669

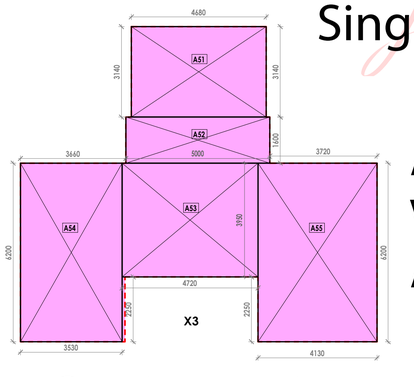


1 **TERRACE LEVEL PLAN**
1 : 100

FAR

SERVICE FAR

BALCONY FAR
(0.25 X AREA EXCEEDING
1.5M WIDTH)



2 **TERRACE LEVEL_AREA DIAGRAM**
1 : 100

Sudheer Kumar — Digitally signed by Sudheer Kumar Date: 2023.12.28 16:55:23 +05'30'

VIDHAN CHAND JHA — Digitally signed by VIDHAN CHAND JHA Date: 2023.12.20 12:08:20 +05'30'

LEENU SAHGAL — Digitally signed by LEENU SAHGAL Date: 2024.01.17 14:25:29 +05'30'

Lal Singh — Digitally signed by Lal Singh Date: 2023.12.27 17:13:14 +05'30'

AMIT VARMA — Digitally signed by AMIT VARMA Date: 2023.12.26 17:02:48 +05'30'

Neerja Dixit — Digitally signed by Neerja Dixit Date: 2023.12.20 12:29:41 +05'30'

Client

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Mobile : +91 93503 33474
Website www.rivulet-engineering.com

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Phone 91 120 4306800
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DESIGN ACCORD
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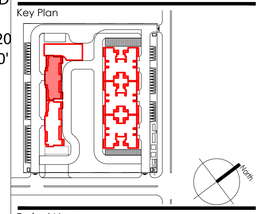
No	Date	Description

Revisions

Drawing Status: SUBMISSION DRAWING

Key Plan



Project Name
ELDECO LA VIDA BELLA
HOUSING AT GREATER NOIDA

Project Address
PLOT # GH-02C AT SECTOR 12,G. NOIDA,
UTTAR PRADESH - 203207

Drawing Title
TOWER C
MAGNIFICO - 1 - TERRACE & MACHINE ROOM LEVEL FLOOR PLAN

Project No	22.52.R
Scale	As indicated
Date	NOVEMBER 08 , 2023

Drawing No				Revision
GN	SD	A	126	

SHEET SIZE A1 : 841 X 594