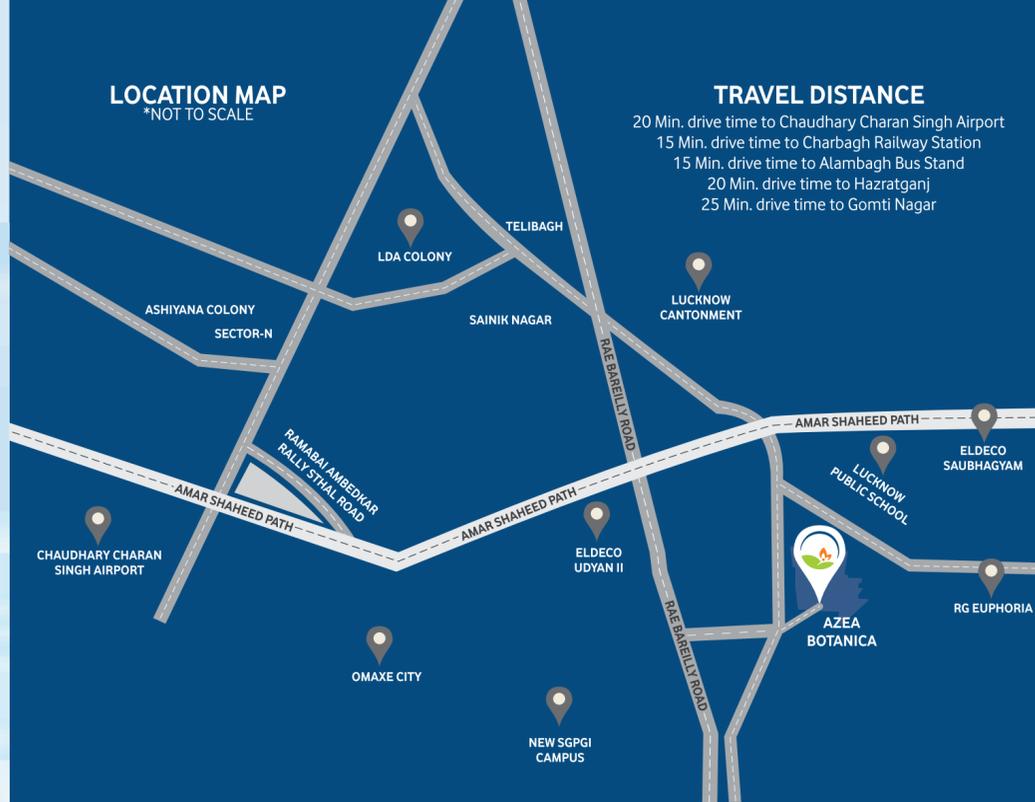


## AZEA BOTANICA

Azeagaia Development Pvt. Ltd. an Indian real estate firm endorsed by transoceanic companies via automatic FDI (Foreign Direct Investment). We dedicate ourselves in providing world class opulence and innate foliage served at one address. Striving hard on each aspiration we arbitrate to oblige bespoke requirement of our clientele. Upholding our stature and providing morphological intensification with world class amenities to ameliorate living standard. With Azea Botanica having an extravagant lifestyle is not a dream anymore and what's better than seeing happiness on the face of your loved ones in lap of Mother Nature. Azea Botanica sited amidst rich foliage put forward finicky and serene ambiance.

### LOCATION MAP \*NOT TO SCALE



### TRAVEL DISTANCE

20 Min. drive time to Chaudhary Charan Singh Airport  
15 Min. drive time to Charbagh Railway Station  
15 Min. drive time to Alambagh Bus Stand  
20 Min. drive time to Hazratganj  
25 Min. drive time to Gomti Nagar

### LOCATION ADVANTAGES

Azea Botanica is not only a fabulous project inspired by the Garden City Lifestyle of Singapore but also enveloped with eminent location advantages & amenities of Lucknow.

The unique location of Azea Botanica makes it the perfect destination to meet the high-end demands of those who desires a hassle free lifestyle. Apart from the 4 lane highway connectivity Azea Botanica is also close to other basic amenities i.e. hospitals, schools and colleges. Thus, making it a prominent choice to live in.

### PROJECT APPROVED BY :



PROJECT BROUGHT TO YOU BY :  
**GAI AZEA**  
AZEAGAIA DEVELOPMENT PVT. LTD.  
(An ISO 9001 : 2008 Certified Company)

**Disclaimer :** Bank approvals are subject to change

#### Corporate Address :

505-B & 506, 5th Floor, Titanium Shalimar Corporate Park,  
Plot No. TC/G-1/1, Vibhuti Khand, Gomti Nagar, Lucknow - 226 010  
Call : +91 7505688888



WELCOME TO THE GARDEN CITY LIFESTYLE OF *Singapore*, IN LUCKNOW (INDIA)



**3BHK & 4BHK APARTMENTS**  
at **LUCKNOW**

RERA REGISTRATION NO. : UPRERAPRJ4504

[www.azeabotanica.com](http://www.azeabotanica.com)

Artistic Impression

## FEATURES & AMENITIES

Located in city's vicinity on National Highway 24B, Azea Botanica welcomes you with a majestic green entry plaza with 6 meters wide road with unwind passing by experience that takes you from gruesome chaotic city life to more of a tranquil and soothing habitat in nature's lap though remain connected to luxuries and modernization. World class facilities offered with slight essence of both milieu and luxury.



### HEALTH & WELLNESS



Healthy body is bliss, and there are myriad advantages of having a hale and hearty life, to contribute in all spheres of life with your paramount efforts. Hassle free surroundings help in restraining ailments and infection to keep one healthy and spirited.



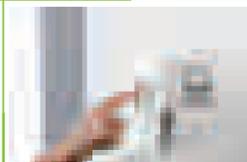
### FITNESS & SPORTS



We emphasize on promoting health and fitness among people residing in premises. By encouraging sports for all age group to make their lifestyle disciplinary and to introduce the spirit of team works in our young generation. Sports help in keeping one physically fit & stress-free.



### SECURITY FEATURES



Designated security services provided at every level to keep you safe from day to day detrimental tricks and occurrences. Highly advanced 24x7 gated security features, CCTVs & other anti-theft gadgets can be monitored remotely via laptop or mobile phone.



### LANDSCAPED GARDEN



Flora known to make a sight additionally delightful with its vivid colors and pleasing smell. The blueprint of landscaped garden is an artistic design developed to create illusion that your home is farther than it appear to be from the main street.



### ENTERTAINMENT ZONE



Apart from fitness, we offer entertainment facilities to our clients in various set-up like banquet halls and outdoor party lawn. Now you don't need to go outside of your personal paradise to hangout or to even watch a movie. Azea Botanica also comprise of a private movie screening room.



### GENERAL FEATURES



Highly modernized & well planned township encompassing with natural greenery and exclusively designed floor plan with premium and ultra luxury apartments to cater the needs of our client also, we are aspire to serve the personalized necessities as per our client's demand. Along with other features like pool deck, basement, stilt parking, covered sit-out, pavilions and many more.



### SWIMMING POOL



Swimming is an effectual workout to keep body fit and invigorate for all day to day activities. To be stress free and keep weight under control one must have to swim daily. It is also fun to spend some time and playing little water sports with kids and family while having a laid back retreat with them.



### KIDS' ZONE



Fun Zone exclusively for kids is our prominent amenity. Kids' zone offer specialized arena where children can enjoy number of activities and fun based learning method for their intellectual growth. Interactive learning method available for kids of all age group.

## UNIT LAYOUTS

### FLOOR PLAN (As per RERA)

#### 3 BHK

Carpet Area	913.09 Sq.Ft.
Balcony Area	180.66 Sq.Ft.
Outer Wall Area	82.74 Sq.Ft.
Super Area	1425.00 Sq. Ft.

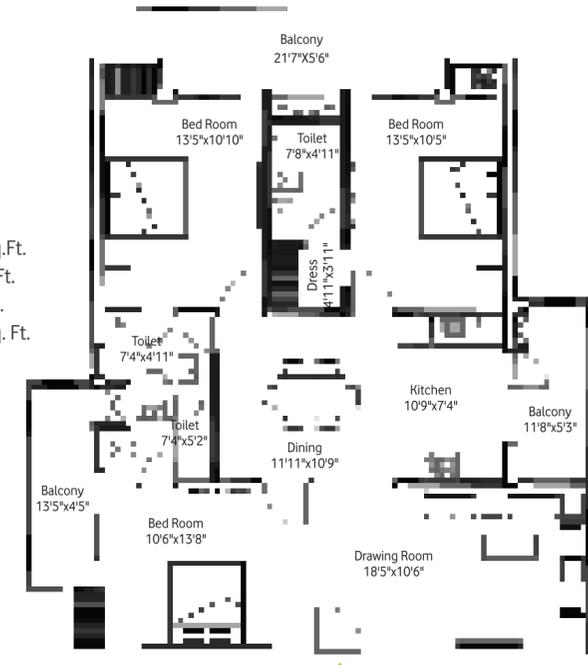


ENTRANCE

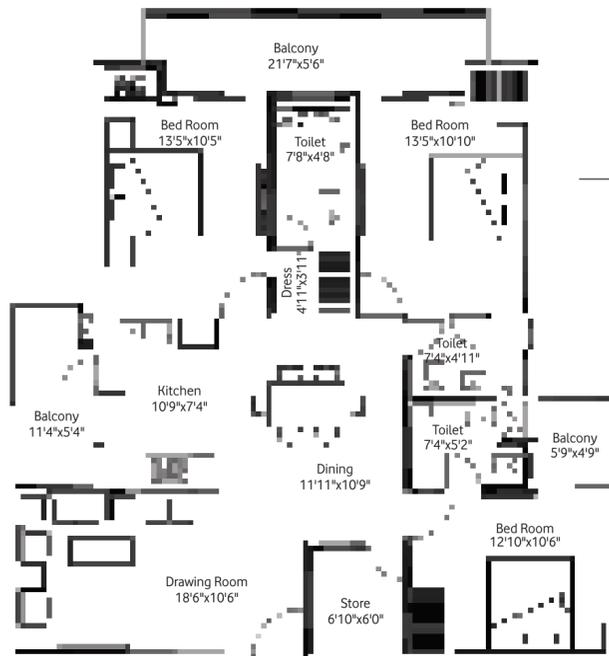
### FLOOR PLAN (As per RERA)

#### 3 BHK (TYPE B)

Carpet Area	1025.75 Sq.Ft.
Balcony Area	232.84 Sq.Ft.
Outer Wall Area	95.11 Sq.Ft.
Super Area	1629.00 Sq. Ft.



ENTRANCE

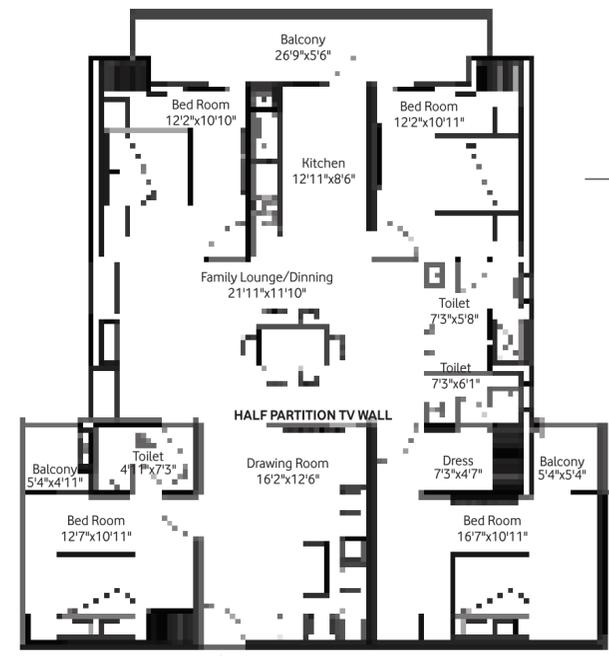


ENTRANCE

### FLOOR PLAN (As per RERA)

#### 3 BHK (TYPE A)

Carpet Area	1075.03 Sq.Ft.
Balcony Area	204.00 Sq.Ft.
Outer Wall Area	94.15 Sq.Ft.
Super Area	1655.00 Sq. Ft.



ENTRANCE

### FLOOR PLAN (As per RERA)

#### 4 BHK

Carpet Area	1389.22 Sq.Ft.
Balcony Area	196.26 Sq.Ft.
Outer Wall Area	121.15 Sq.Ft.
Super Area	2055.00 Sq. Ft.

## SITE PLAN

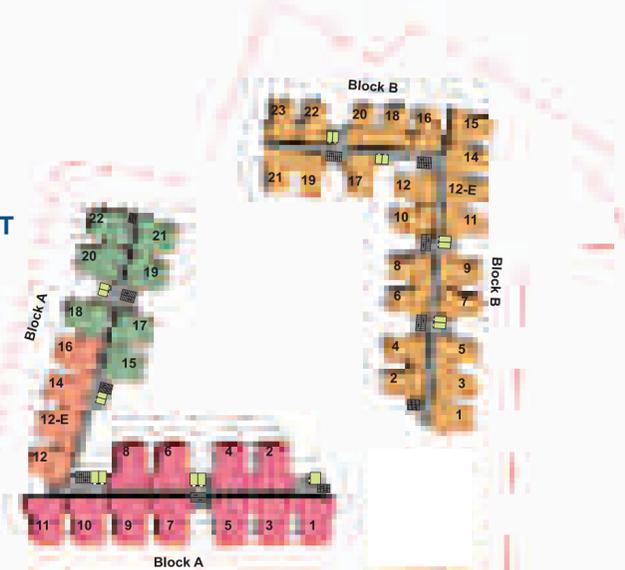


## LEGEND

- GRAND ENTRANCE PLAZA
- FLAP BARRIER SECURITY POST
- COMMUNITY HALL
- INDOOR GAMES AREA
- KIDS' POOL
- JACUZZI
- SWIMMING POOL
- POOL DECK
- PARTY/PUBLIC LAWN
- YOGA GARDEN
- JOGGING TRACK
- PLAY HILLS
- GRAVEL STREAM
- KIDS' WATER PLAY
- ECO POND
- KIDS' PLAY AREA
- PAVILION
- TOWER LOBBING
- BASKET BALL COURT
- SHADE GARDEN
- EARTH MOUNDS
- COVERED SIT OUT
- BOUNDARY & BUFFER PLANTATION
- 6 MT WIDE ROAD
- PARKING
- CRICKET PRACTICE PITCH
- UTILITIES
- SKATING RINK
- TENNIS COURT
- THE ARCUS (COMMERCIAL)
- COMMERCIAL ENTRANCE
- ACUPUNCTURE GARDEN
- COMMERCIAL SERVICE ENTRANCE
- EMERGENCY EXIT
- GYMNASIUM (IN BASEMENT), INDOOR BADMINTON COURT & INDOOR SWIMMING POOL



## RESIDENTIAL UNIT LAYOUT



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