

## 3 Bedroom Apartment / Flat for sale in Sector 44, Noida

6 crores



### 3 Bedroom Apartment For Sale In Noida

Sector 44, Noida, Sector 44, Noida - 201301 (Uttar Prade..

- Area: 2700 SqFeet ▾
- Bedrooms: Three
- Bathrooms: Four
- Floor: Ground
- Total Floors: More than 20
- Facing: North East
- Furnished: Semi Furnished
- Transaction: Resale Property
- Price: 60,000,000
- Rate: 22,222 per SqFeet **+50%**
- Age Of Construction: Under Construction
- Possession: Within 4 Years

### Advertiser Details

**Shubham Singh**  
Property Agent / Broker / Consultant

Sector 20, Noida  
mob: 9311320779  
tel:  
mail:  
www.propertywala.com/U630103082

Scan QR code to get the contact info on your mobile

### Description

3 Bedroom Apartment for Sale in Noida

#### Project Highlights :

- Number of Towers: 4
- Expansive Land Area: ~6.46 Acres
- Tower Heights: G + 23, 4 flat each floor
- launching 3 Towers only

#### Exclusive Amenities:

- Godrej 44 is the first project in the region to feature a stunning
- "Floating River," a unique water body that adds a touch of serenity and elegance to the development.
- Ultra-luxury Clubhouse, perfect for leisure and entertaining
- State-of-the-Art Fitness Center
- Round-the-clock security with CCTV surveillance and controlled access
- Premier Location, just steps away from Noida's finest commercial hubs, luxury hotels, premier shopping malls, and top-tier schools
- 97Acre Golf Course View.
- km from DELHI
- Seamless connectivity to Yamuna Expressway
- Well-connected to the Metro Station

When you call, don't forget to mention that you saw this ad on PropertyWala.com.

### Features

#### Private Amenities

- Air Conditioning
- Balcony
- Basement
- Home Automation
- Private Garage
- Private Garden
- Private Lift
- Private Terrace
- Reserved Parking
- RO System
- Servant Room

#### Interior

- Woodwork
- Modular Kitchen
- Marble Flooring
- Granite Flooring
- Wooden Flooring
- Vaastu Compliant

#### Shared Amenities

- Visitor Parking
- Power Back-up
- Maintenance Staff
- Water Supply / Storage
- Water Softner
- Rain Water Harvesting
- Waste Disposal

#### Recreation

- Swimming Pool
- Park
- Fitness Centre / Gym
- Club / Community Center

#### Security

- Biometric Access
- CCTV
- Fire Alarm
- Intercom
- Security Guards

#### Location

- Corner Location
- Park Facing
- Near School
- Near Metro
- Near Hospital

### Location

### Pictures



\* Location may be approximate

## Landmarks

### Hospitals & Healthcare

Shri Krishna Clinic (<0.5km) Gupta Clinic (<0.5km) Bhardwaj Clinic (<0.5km) Sakshi Clinic (<0.5km)  
Verma Clinic (<0.5km) ARUSHI CLINIC (<0.5km) Vishwas Clinic (<0.5km) DR. B. D. Gaur (<0.5km)  
New Bangali Sweet (<0.5km) Ram Clinic (<0.5km) Saraswati Dental Clinic (<0.5km) DR. Bhati Clinic (<0.5km)  
Path Point Pathlab (<0.5km) Poorvanchal Clinic (<0.5km) Prashant Healthcare at Home (<0.5k...

### Education

Achievers Commerce Academy (<0.5.. Srivastava Classes (<0.5km) Shiv Vidya Mandir (<0.5km)  
Nishant Kumar Classes (<0.5km) Gradeups (<0.5km) RGCSM (<0.5km) Govt Co Ed Sr Sec School (<0.5km)  
24x7 Study Hub Library (<0.5km) Kaushik Institute of Training & Educa.. Girls PG (<0.5km)  
Adarsh Coaching Institute (<0.5km) L. P. S Academy (<0.5km) Success Point Academy (<0.5km)  
Underground Dance Center-Udc (<0... The Institute of Professional Educatio.. Hec Computer Centre (<0.5km)  
Indo America (<0.5km) Global Computer Institute (<0.5km) BSL Institute of Studies (<0.5km)  
Hec Computer Education (<0.5km) Nanotech Computer Institute (<0.5k... Cuemath Center-Best Math Tuition C.  
Super 20 Coaching Center for Sscpol... Tulsijhora M.E. School (<0.5km) Maitreya Academy (<0.5km)  
Tulshijhora LPS (<0.5km) Sanvikids Play Center-Day Care (<1k...

### Restaurants & Cafes

2 Minutes Fast Food Corner (<0.5km) Khana 24x7 Restaurant (<0.5km) Yoyo Anda King Paratha Corner (<0....  
Cake Adda (<0.5km) Maa Kalka Sudh Shakari Bhojnalaya (... Pizza Brothers (<0.5km) Kanishka Restaurant (<0.5km)  
Waseem Biryani Center Chicken (<0... Alam Chicken Corner (<0.5km) Chaska-37 Multi Cuisine Restaurant (...  
Shama Chicken Corner (<0.5km) Gupta Bhojnalaya (<0.5km) Mannu Family Restaurant (<0.5km)  
Shiv Shudh Shakahari Dhaba (<0.5km. Sitaram Chhole Bhature (<0.5km) Shri Shyam SPL. Chhole Bhature (<0....  
Flavours Guru (<0.5km) Satguru Vaishno Dhaba (<0.5km) Cafe Coffee Day (<0.5km) Om Sai Hotel (<0.5km)  
Royal Cake (<0.5km) Theka Desi Sharaab (<0.5km) Ma Anpurna Bhojnalaya (<0.5km) Tasty Bite Restaurant (<[more...](#)

### Explore

[Similar Properties](#)

[Properties in Sector 44, Noida](#)

[Projects in Noida](#)

[Brokers in Noida](#)

### More Information

### Report a problem with this listing

Is this property no longer available or has incorrect information?

[Report it!](#)

**Disclaimer:** All information is provided by advertisers and should be verified independently before entering into any transaction. You may visit the relevant RERA website of your state to verify the details of this property. PropertyWala.com is only an advertising platform to help connect buyers and sellers and is not a party to any transactions, nor shall be responsible or liable to resolve any disputes between them.