

# Showroom for sale in Ashrai Golden Grande, Tech Zone 4, Greater Noida 3.5 crores



## PREMIUM DOUBLE HEIGHT SHOP MAIN ROAD FACING

GOLDEN GRANDE, Tech Zone 4, Greater Noida (Uttar Pr...

- Project/Society: [Ashrai Golden Grande](#)
- Area: 1300 SqFeet ▾
- Floor: Ground
- Facing: East
- Transaction: Resale Property
- Price: 35,000,000
- Age Of Construction: Under Construction
- Possession: Within 1 Year
- Bathrooms: One
- Total Floors: Two
- Furnished: Unfurnished
- Rate: 26,923 per SqFeet

## Advertiser Details



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## Description

Delhi-NCR's high-street retail with the finest amenities is here. Golden Grande Noida extension is a remarkable project developed by Ashrai Infra. Three sides are wide open with a massive frontage of 900 metres. The iconic project is designed to meet the modern-day needs of the consumers in Delhi NCR. It is created with a modern design vision and ensures a contemporary paradigm of seamless working, dining, and shopping.

The commercial project includes office spaces, food courts, retail shops, studio apartments, multiplexes, hotels, corporate office spaces, and many more. This iconic project in Noida Extension is acknowledged as one of the best entertainment, shopping, and IT destination of Delhi NCR. The business and retail hub project is spread over around 25 acres of land. This place offers around 8 acres of landscaped green areas also.

Being advantageously located, this commercial project comes with a 160-meter-wide arterial road connecting Meerut Expressway to Jewar Airport. The entire project is well-connected with unique skywalks, which ensures easy connectivity. Overall, eco-friendly building materials, state-of-the-art design and technology, and first-class service and experience make it a notable commercial hub in Greater Noida.

## Amenities

- Iconic retail stores for iconic brands
- Wide walkways for a wonderful shopping experience
- Expansive view of water bodies from offices
- Water body facing Retail and F&B
- Modern security system with 24 hour CCTV surveillance
- Low maintenance module
- 100% power back-up
- High-speed elevators
- Double-height ceiling and open glass structure
- Open-air work stations

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## Features

### General

- Power Back-up ■ Centrally Air Conditioned ■ Lifts
- High Speed Internet ■ Wi-Fi

### Lot

- Private Terrace ■ Basement ■ Corner Location

### Recreation

- Swimming Pool ■ Park ■ Fitness Centre / GYM
- Club / Community Center

### Security

- Security Guards ■ Electronic Security
- Intercom Facility ■ Fire Alarm

### Exterior

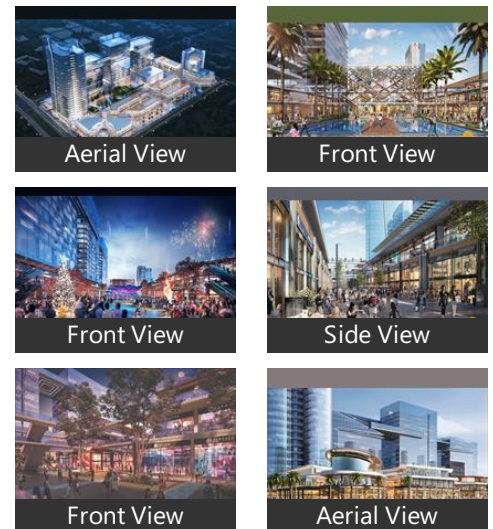
- Reserved Parking ■ Visitor Parking
- Independent Garage ■ Servant Quarter

### Maintenance

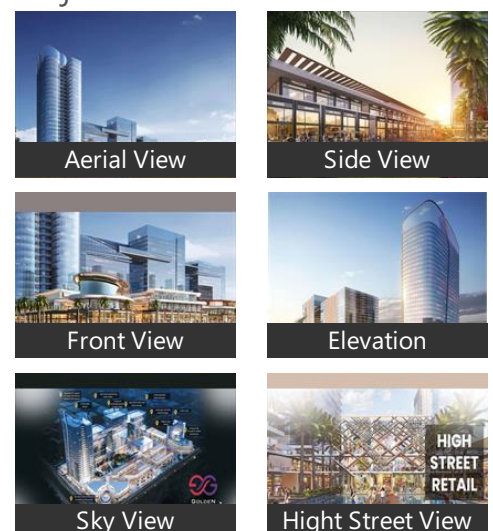
- Maintenance Staff ■ Water Supply / Storage
- RO System ■ Water Softner ■ Boring / Tube-well
- Rain Water Harvesting ■ Waste Disposal

## Location

## Pictures



## Project Pictures



\* These pictures are of the project and might not represent the property

## Project Floor Plans





\* These floor plans are of the project and might not represent the property

\* Location may be approximate

## Landmarks

### Landmark/Attraction

Milak Lachhi Noida Gutam Budh Nag. Gaur City Char Murti (<1km)

### ATM/Bank/Exchange

HDFC Bank (<0.5km), ICICI Bank (<1km), Axis Bank (<1km), Muthoot (<1km)

### Recreation

Amrapali Leisure Park (<1km), Amrapali Centurian Park (<1km), Inox (<1km), PVR Cinema (<1km)

### Restaurant & Shops

D-Mart Grocery Store (<1km), Fresh N Cart (<1km), Surjan Kirana Store (<1km), Monu Kirana Store (<1km), Ashika Garments (<1km), Vinod Kumar Footwear (<1km), Yadav Garments (<1km), Trends Mens Wear (<1km), Arav Shoes Store (<1km), Saurabh Cloth (<1km), Catwalk (<1km), Firstcry (<1km), Reebok (<1km), M&S (<1km), Feetos (<1km), Meena Bazaar (<1km), Kiaasa (<1km), Lee Cooper (<1km), Pepe Jeans (<1km), COLOR PLUS (<1km), Kazo (<1km), Levi, Marks & Spencer (<1km), RAYMOND (<1km), Indort Silk Handloom (<1km), Mayanvar (<1km), Pantaloons (<1km), Redesign (<1km), Miniklub (<1km), Indian Terrain (<1km), Life Style (<1km), Globus (<1km), Zink London (<1km), Woodland (<1km), Park Avenue (<1km), Numero Uno (<1km), And (<1km), Sports Station (<1km), Global Republic (<1km), Liver Pool (<1km), Octave (<1km), Clovia (<1km), U.S. Polo Assn. (<1km), Sabhyata (<1km), BiBA (<1km), Berrylush Cloth Store (<1km), One Friday (<1km), Me N Moms (<1km), Flying Machine (<1km), Cobbs (<1km), Trends (<1km), Mufti (<1km), H&M (<2km), Decathlob (<2km), Arrow (<2km), Blackberrys (<2km), Bata (<2km), Balaji Store (<2km)

### Hospitals & Clinics

Chandel Medical Agency (<1km), Apollo Diagnostics (<1km), Dr Shreeram Mohan Clinic (<1km)

[more...](#)

## Locality Reviews

Tech Zone 4, Greater Noida

This society is built with 80% open area which makes it a fully ventilated area, lesser pollution when compared to other areas and feel fresh all the time. In winters, sunlight comes inside the house from the early morning time which keeps the house warm in winters.

### Pros:

- *The region has a good network of roads and offers good connectivity to both Delhi and Noida. The pro*

### Cons:

- *its good area*

Posted: Sep 18, 2022 by [Jai Kumar \(Shourya Group\)](#)

The Techzone 4, Greater Noida west is making headings. In terms of price growth & connectivity, The future of the region is bright. One of the most enviable destination in NCR, where all is well designed with all the basic amenities and world class facilities, is an investor' paradise.

The position is well connected by various modes of transport and is in close proximity to various public utilities.

To facilitate business needs, the project is well fitted with all morden facilities & a 24X7 security.

### Pros:

- *The Techzone 4, Greater Noida west is making headings. In terms of price growth & connectivity.*

### Cons:

- *Bus connectivity*

Posted: Jul 17, 2021 by Semco Avenue

It's a very good locality...

Upcoming metro station

All school

Colleges

Well maintained greenery area

No red light zone

### Pros:

- *Upcoming metro*
- *Low density aeea*

### Cons:

- *No current metro*

Posted: Nov 2, 2020 by Sneha K

Tech Zone 4, Greater Noida is rated 6 out of 10 based on 3 user reviews.

Disclaimer: The reviews are opinions of PropertyWala.com members, and not of PropertyWala.com.

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