

## 2 Bedroom Apartment / Flat for sale in Nirala Estate, Noida Extension, Gr... 1.06 crore



### 2 Bedroom Apartment For Sale In Noida Extension, Greater Noida

Nirala Estate, Noida Extension, Greater Noida - 201303 (...)

- Project/Society: [Nirala Estate](#)
- Area: 995 SqFeet ▾ ■ Bedrooms: Two
- Bathrooms: Two
- Transaction: Resale Property
- Price: 10,646,500
- Rate: 10,700 per SqFeet **+70%**
- Age Of Construction: 12 Years
- Possession: Immediate/Ready to move

### Description

**Nirala Estate** is a housing project by Nirala Group at Techzone -IV, G Noida which offers 2 Bhk apartments varying in sizes from 995 sq feet and it offers the highest standard of living with all modern amenities. Nirala Estate is an exclusive residential project spread over an acre of 25 surrounded by I.T. parks with 80% open space and launched with the concept of affordable housing to all, a complete modern lifestyle within budget.

### Project Highlights:

- Completer complex with all amenities and facilities
- Certified earthquake-resistant structure as per its codes of practice
- Lifts by otis or equivalent in each block
- Housing loan facilities available form the leading financial institutions
- 24-hour water supply
- 24-hour security
- Parks, children's play area, landscaping within the complex
- Ample car parking space with extension facilities
- Only 20% covered area and 80% open space
- Plumbing done with UPVC/CPVC pipes to avoid corrosion
- 24 hours power backup
- Timely possession with a penalty clause
- Rainwater harvesting
- Re-cycling of water for irrigation
- Wi-Fi-enabled complex
- Maintenance by the facility management company
- Water body, jogging track & acupressure walk meditation lawn
- Creche/day care arrangements
- Project surrounded by I.T.park of famous companies.

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### Location

\* Location may be approximate

### Landmarks

Nearby Localities

[Sector 1, Tech Zone 4](#), [Sector 2, Bisrakh](#), [Aimnabad](#), [Jaipura Village](#), [Sector 12](#), [Ecotech XII](#), [Ecotech XI](#)

### Advertiser Details

**Yadav Associates**  
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[www.propertywala.com/yadav-associates-noida-extension](http://www.propertywala.com/yadav-associates-noida-extension)



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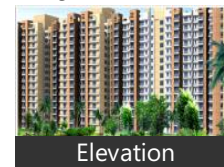
### Pictures



### Floor Plans

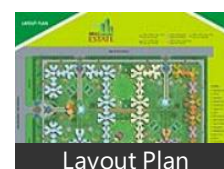


### Project Pictures



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

### Project Floor Plans



## Locality Reviews

Noida Extension, Greater Noida

Hotcake location to be developed. Noida Extension is a planned city as per authority and the Parichowk to Jewar connector starts from the Noida Extension near Delhi and the expressway.

**Pros:**

- Affordable luxurious
- Gated Community

**Cons:**

- Developing area

Posted: Jun 13 by Veena Mahour

Noida Extension is a good location near Noida, Ghaziabad, Greater Noida and Delhi. Now Noida Extension is very low rent and resale price so this location attracts investment customers. Now ready metro project. Noida Extension is safe for human life with a broad road, near market, all facilities available. All buildings approved by RERA and development by authority. So Noida Extension is very excellent.

**Pros:**

- All amenities available
- Road
- Water

**Cons:**

- Slow working
- Many works under construction
- Other

Posted: Jan 6, 2020 by [Mr. D. Tomar \(Tomar Rent Property\)](#)

Noida Extension is one of the most prominent locations of Greater Noida. It touches the Noida & Ghaziabad and is centrally located from Greater Noida, Noida, GZB. It is also in close proximity of Delhi. If anyone wants good affordable property options near Delhi/ Noida then Noida Extension would be an excellent option to own a newly constructed property option.

**Pros:**

- Affordable
- Centrally located
- New construction

**Cons:**

- High Density
- Future traffic congestion
- Delayed projects

Posted: Jul 25, 2019 by [Xpert Homez \(Xpert Homez\)](#)

Noida Extension is a prime realty hub spot for investors and buyers. This location boasts of numerous advantages like schools, institutions, shopping complexes, restaurants. Also, investing in this location is beneficial as it is easily accessible by roads and expressways. Property rates in this location are increasing each passing day. So, go ahead and buy a flat in Noida Extension.

**Pros:**

- Gaur International School, Manthan School, Ryan Group International School, DPS World School, Sarvottam

**Cons:**

- No

Posted: Sep 19, 2018 by [Vijay Gupta \(Skylark Group\)](#)

It's a very big area adjoining Noida, Ghaziabad, Greater Noida. In close proximity to Delhi. Sector 62, 63 (the corporate hub of Noida) is 10 minutes drive from here. Metro is approved & work is in progress. Several affordable housing projects are there for all the categories of customers.

**Pros:**

- low cost
- affordable
- bank approved

Posted: Feb 21, 2017 by [Abhishek S \(Spaces India\)](#)

Most planned upcoming residential hub of DELHI NCR with provisions of all leading brands

**Pros:**

- connectivity
- proximity
- affordability

**Cons:**

- under construction

Posted: Feb 9, 2017 by Abhishek Shankar

Noida Extension is an ideal organized location to stay, away from dust and pollution.

**Pros:**

- Located opposite to Gaur City International School

**Cons:**

- Its not yet fully developed

Posted: Feb 4, 2017 by Rajeev Sinha

Noida Extension is going to be the best residential and IT Hub in Delhi NCR. It has access to 2 expressways: Eastern Peripheral Expressway and FNG Expressway. More than 3 lakh flats are in the developing phase. Few societies are already in possession. Schools like DPS, Saint Jones, Gaur International, Aster Public School, Ryan International School etc are already there. Shopping malls, Business Centers, IT Space are all present.

within one location so it would be beneficial for residents of Noida Extension. Metro is also proposed by 2019 so it would be hot cake for investors in future.

**Pros:**

- *Biggest Residential development*
- *Wide roads*
- *50% Green area*

**Cons:**

- *Farmers Dispute*

Posted: May 9, 2016 by [Anand Prakash \(Propright Infra Services\)](#)

Noida Extension having great builder background with school, commercial space, hospital etc

**Pros:**

- *All amenities available*

Posted: Apr 25, 2016 by [Manish bansal \(Capital Estate\)](#)

Noida Extension is the most sought after both for residential and commercial purpose, with many residential apartment flats and malls at this location and due to close connectivity from Delhi NCR and due to affordable flats at this location, Noida Extension has high demand. Many apartments now offering Possession soon.

**Pros:**

- *Good connectivity*
- *Well developed*
- *Affordable price*

Posted: Jan 28, 2016 by Ajay Pathak

Noida Extension, Greater Noida is rated 7 out of 10 based on 10 user reviews.

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

## Project Reviews

### Nirala Estate

Nirala Estate phase 2 is one of the best property in sector 1 in terms of location, connectivity, quality and price.

Builder is using latest mivan technology in the structure , wall mounted sanitary fittings in all wash rooms and using all branded materials to ensure best quality.

**Pros:**

- *Best quality at less price and have good payment plan options*
- *Best and developed on road location and connectivity*

**Cons:**

- *Not ready to move in*
- *Under construction*

Posted: Jul 14, 2020 by [Alok Upadhyay \(Homes And Desire Consulting\)](#)

Nirala Estate phase 2 is located at sector -techzone-4, Greater Noia West. It is 2nd phase of Nirala Estate, Nirala Estate is spreads in 25 Acre. In phase phase 1 there is 17 towers with height of

**Pros:**

- *Mione Technology*
- *Connectivity*
- *Spacious Layout*

**Cons:**

- *Under construction*
- *Delivery in different phase*
- *Open Parking in Phase 1*

Posted: Feb 14, 2020 by [Ravi Kumar \(Urbainia Group\)](#)

Nirala Estate Greater Noida is rated 5 out of 10 based on 2 user reviews.

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

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