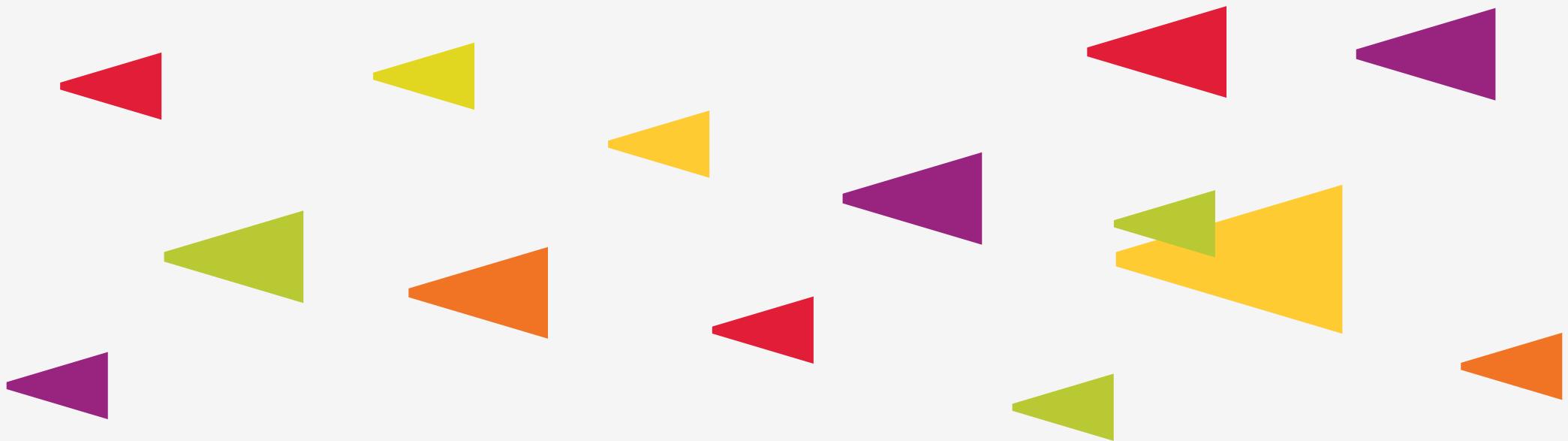


HIGH  
LIFE





POWERED BY



QFLEX YOUR SPACE



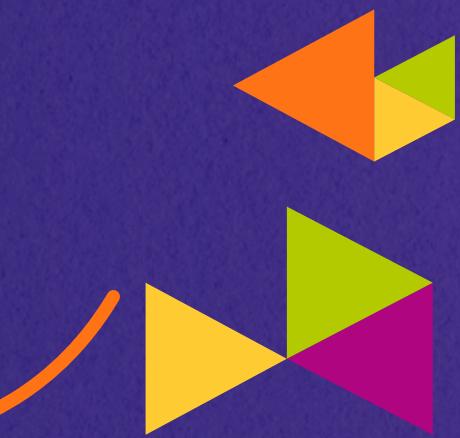
LIVE YOUR LIFE



# HIGH LIFE

High Life isn't just a modern address—it's a smarter way to experience urban living.

Designed for those who value both flow and function, High Life offers 1 & 2 BHK flexi-apartments in Greater Noida (West)'s most sought-after location. These apartments adapt to your lifestyle—whether accommodating a growing family, serving as a creative workspace, or providing a personal retreat. Situated along a 130-meter-wide main road and overlooking a fully developed 100-meter green belt, High Life seamlessly blends city connectivity with serene open vistas. Enjoy close proximity to business hubs, shopping centers, and entertainment venues, all while relishing the rare luxury of space, tranquility, and breathing room in the heart of the city.



**TWO LIVING EXPERIENCES,  
ONE HIGH LIFE**



# 1 & 2 BHK FLEXI APARTMENTS



\*ARTISTIC REPRESENTATION ONLY.

# HIGH LIFE 1

**Building Height:** G+26 Floors

**Commercial:** G+4 Floors

**Residential:** 5th - 26th Floors

- Directly facing a 100-meter green belt

- Unobstructed views, natural surroundings & excellent ventilation

- Located at the start of the 130-meter wide road

- Quick access to key city zones, retail & leisure avenues



# HIGH LIFE 2

**Building Height:** G+18 Floors

**Commercial:** G+4 Floors

**Residential:** 5th - 18th Floors

- Adjacent to Shri Ram Universal School

- Close to key commercial hubs

- Located for smooth access to work zones, shopping, and recreation

- Ideal for modern, flexible, and dynamic urban living



# EVERYTHING YOU NEED. RIGHT WHERE YOU NEED IT.

**WELL-PLANNED**  
1 & 2 **BHK** floor  
layouts with zero  
space wastage.



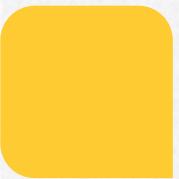
**LARGE WINDOWS**  
for natural light  
and ventilation.



**OPEN LIVING**  
**AREAS** with  
room to  
customize.



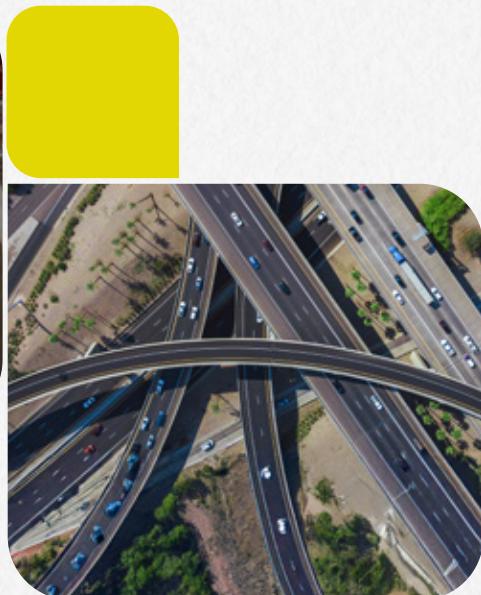
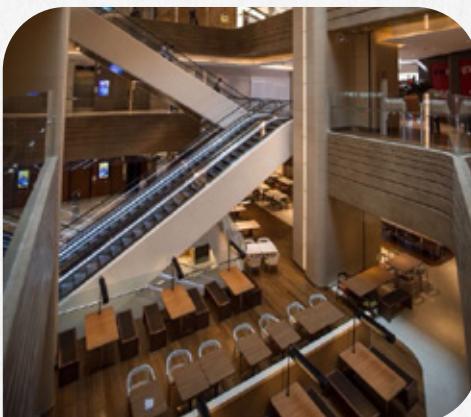
**MORE USABLE**  
**AREA** with Lesser  
Saleable Ratio.



**GATED COMMUNITY**  
with a secure, well-managed environment.



**PRIVATE BALCONIES** to unwind, work, or recharge.



**COMMERCIAL SPACES** within the complex for daily essentials.

**EXCELLENT CITY CONNECTIVITY** for easy access to major hubs.

# COMPACT IN SIZE BIG ON EXPERIENCE



## FLEXI HOMES THAT EVOLVE WITH YOU

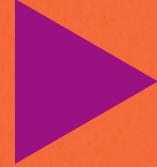
From a quiet home office to a vibrant family space, High Life's open-plan designs and functional layouts let you personalize your home to fit every chapter of your life.

High Life's intelligently planned flexi 1 & 2 BHK layouts prove that great living isn't about square footage—it's about how effortlessly your home supports your lifestyle, growth, and dreams.

# CLOSE TO EVERYWHERE YOU WANT TO BE



With excellent connectivity to business hubs, shopping centers, and leisure hotspots, High Life places you at the heart of the city's vibrant pulse—ensuring work, play, and everything in between is always within easy reach.



# LOCATION MAP



# LOCATION ADVANTAGES



## Health Care

Numed Super Speciality Hospital	3.5 kms
Yatharth Super Speciality Hospital	4 kms
Kailash Hospital	10 kms
Fortis Hospital	11 kms



## Business Parks

R Systems	3.5 kms
Kyndryl Solutions	3.5 kms
Artha Infratech	3.5 kms
Yotta Data Center Park	7 kms



## School & Colleges

The Shri Ram Universal School	2.0 kms
Ryan International School	2.8 kms
Pacific World School	3.1 kms
Lotus Valley International School	3.5 kms
JBM Smart Start	4 kms



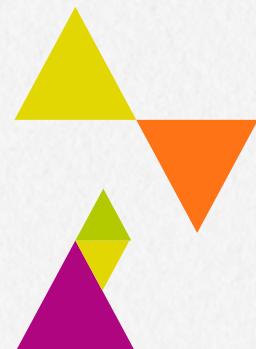
## Airport

Indira Gandhi International Airport	40 kms
Noida International Airport	60 kms



## Sports & Entertainment

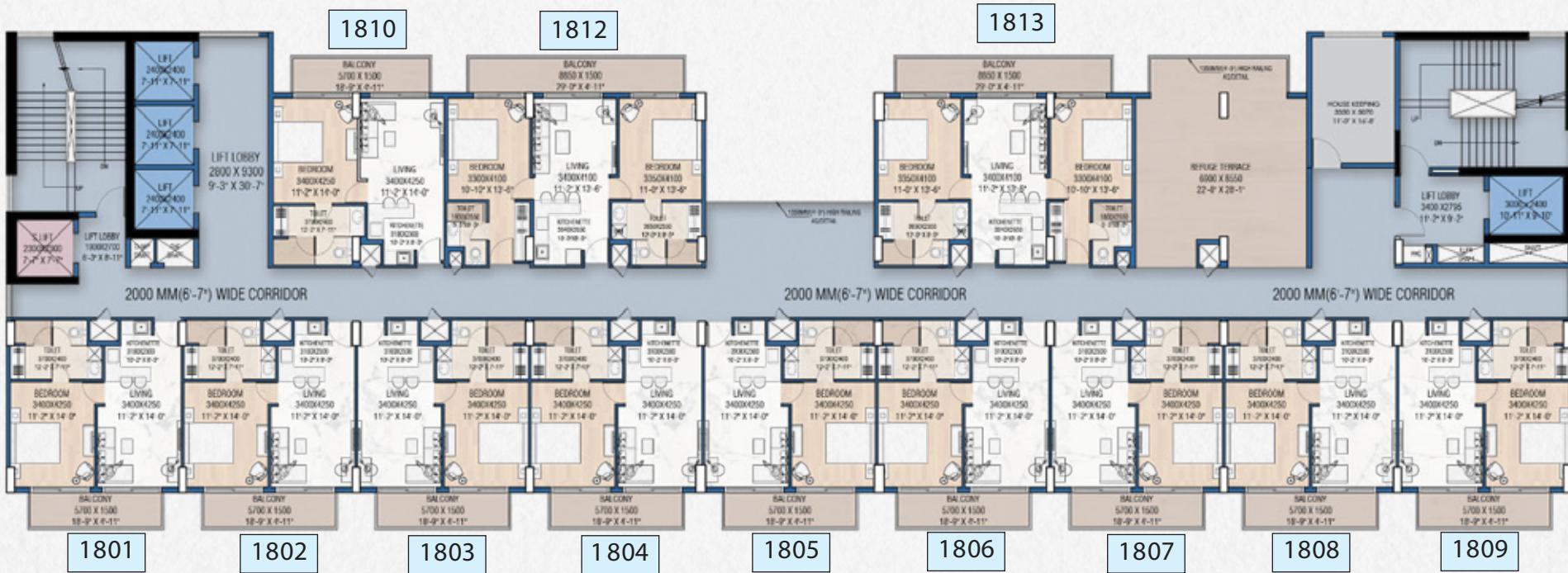
D-Mart	3 kms
Gaur City Center & Mall	4 kms
Blue Sapphire Mall	4.5 kms
Gaur Cricket Stadium	4.8 kms



# FLOOR PLANS: HIGH LIFE 1



**TYPICAL FLOOR**



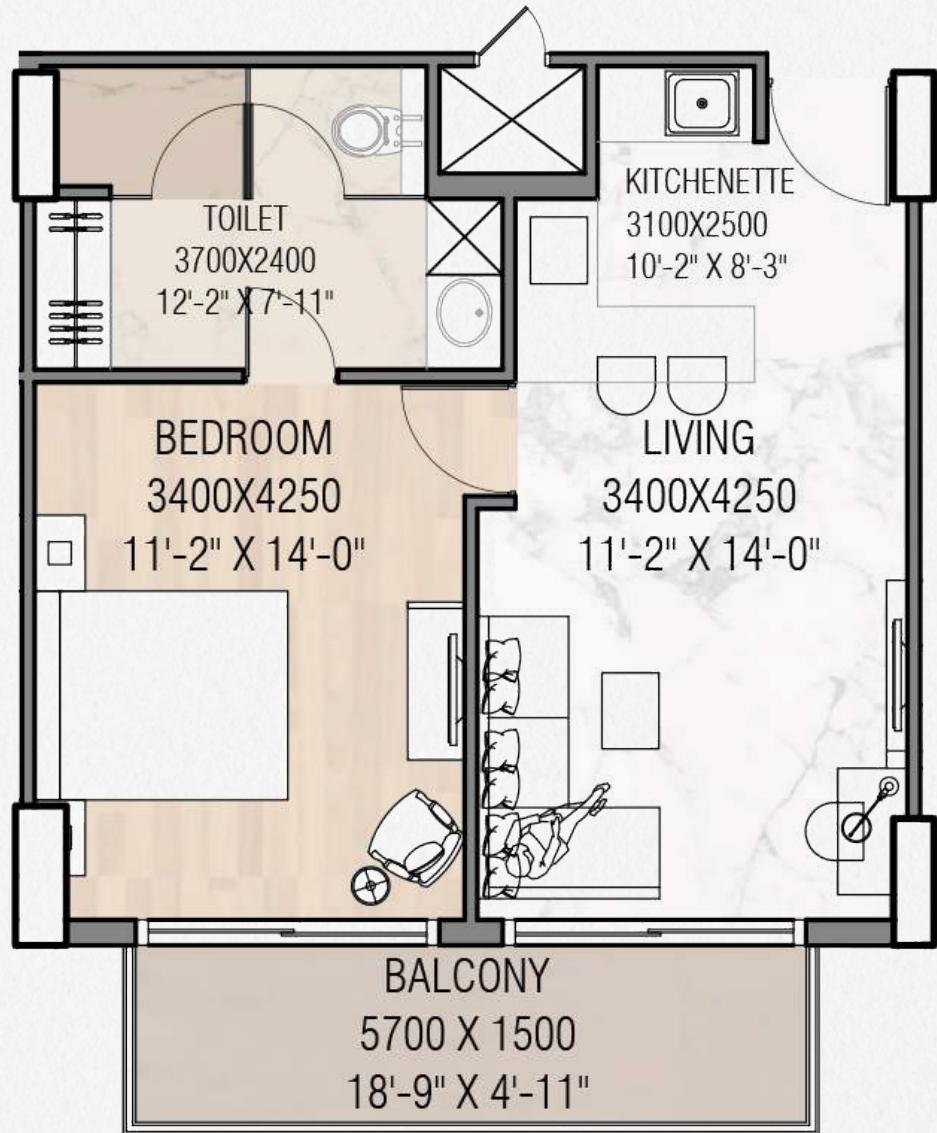
REFUGE FLOOR

## 1 BHK UNIT PLAN

**TOTAL SALEABLE AREA**  
87.49 sq.m (941 sq.ft)

**TOTAL BUILT UP AREA**  
57.37 sq.m (618 sq.ft)

**TOTAL CARPET AREA**  
44.64 sq.m (481 sq.ft)



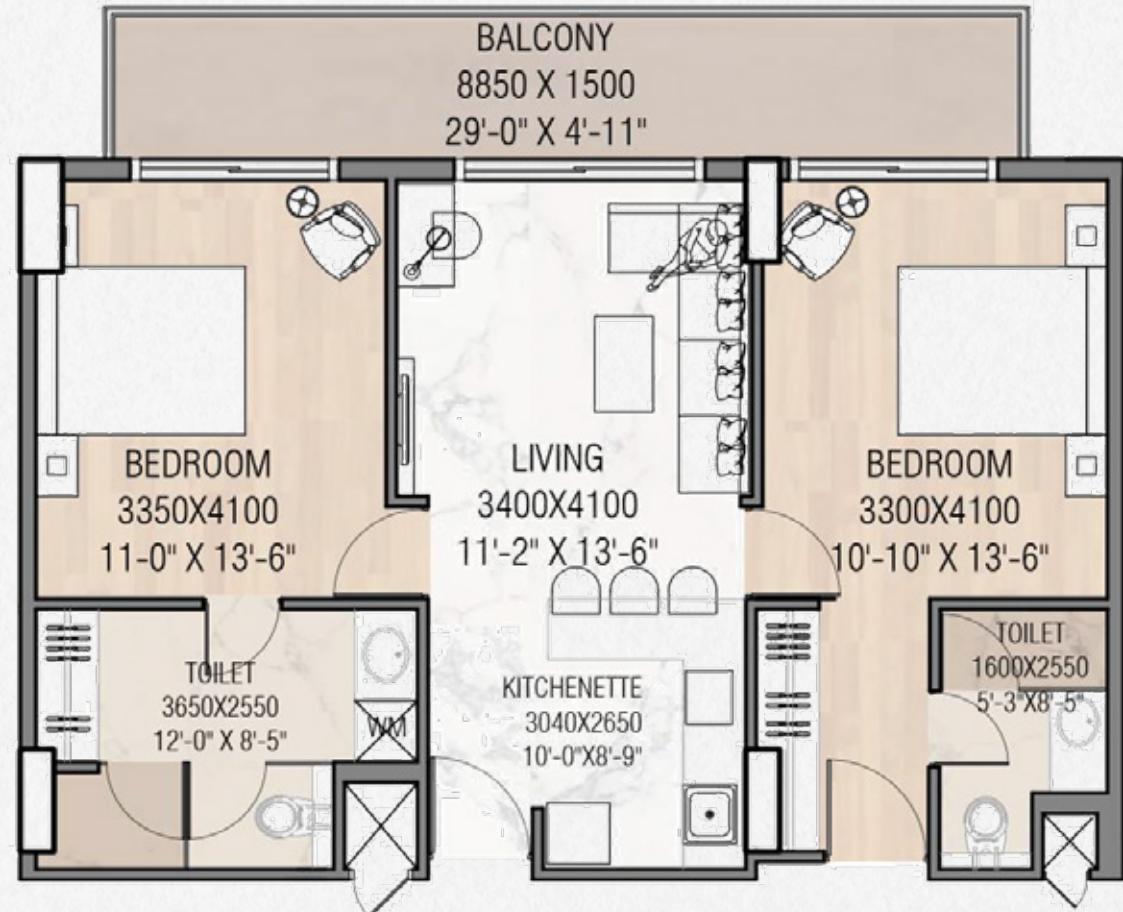
NOTE : Layouts are subject to change as decided by competent Authorities.  
1 Meter = 3.28 Feet | 1 Sq. Meter = 10.76 Sq. Feet  
Furniture as shown in the layout plans are only for illustrative purpose and  
will not be part of the unit.

## 2 BHK UNIT PLAN

TOTAL SALEABLE AREA  
131.06 sq.m (1410 sq.ft)

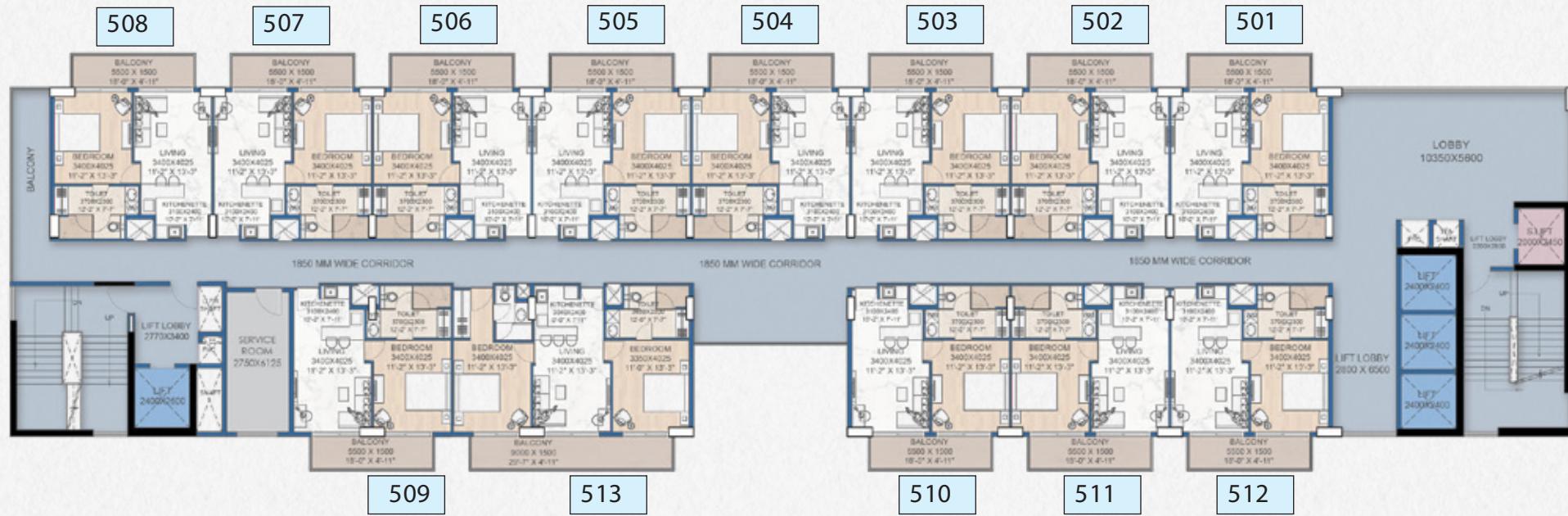
TOTAL BUILT UP AREA  
86.89 sq.m (935 sq.ft)

TOTAL CARPET AREA  
66.98 sq.m (721 sq.ft)

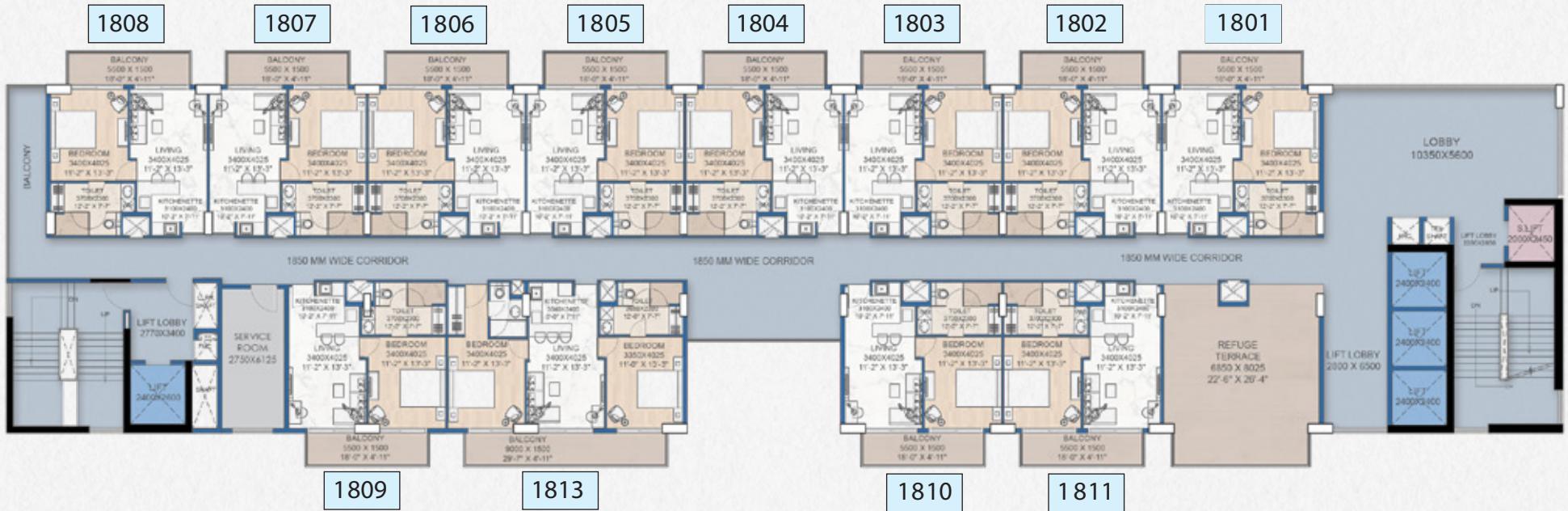


NOTE : Layouts are subject to change as decided by competent Authorities.  
1 Meter = 3.28 Feet | 1 Sq. Meter = 10.76 Sq. Feet  
Furniture as shown in the layout plans are only for illustrative purpose and  
will not be part of the unit.

# FLOOR PLANS: HIGH LIFE 2



**TYPICAL FLOOR**



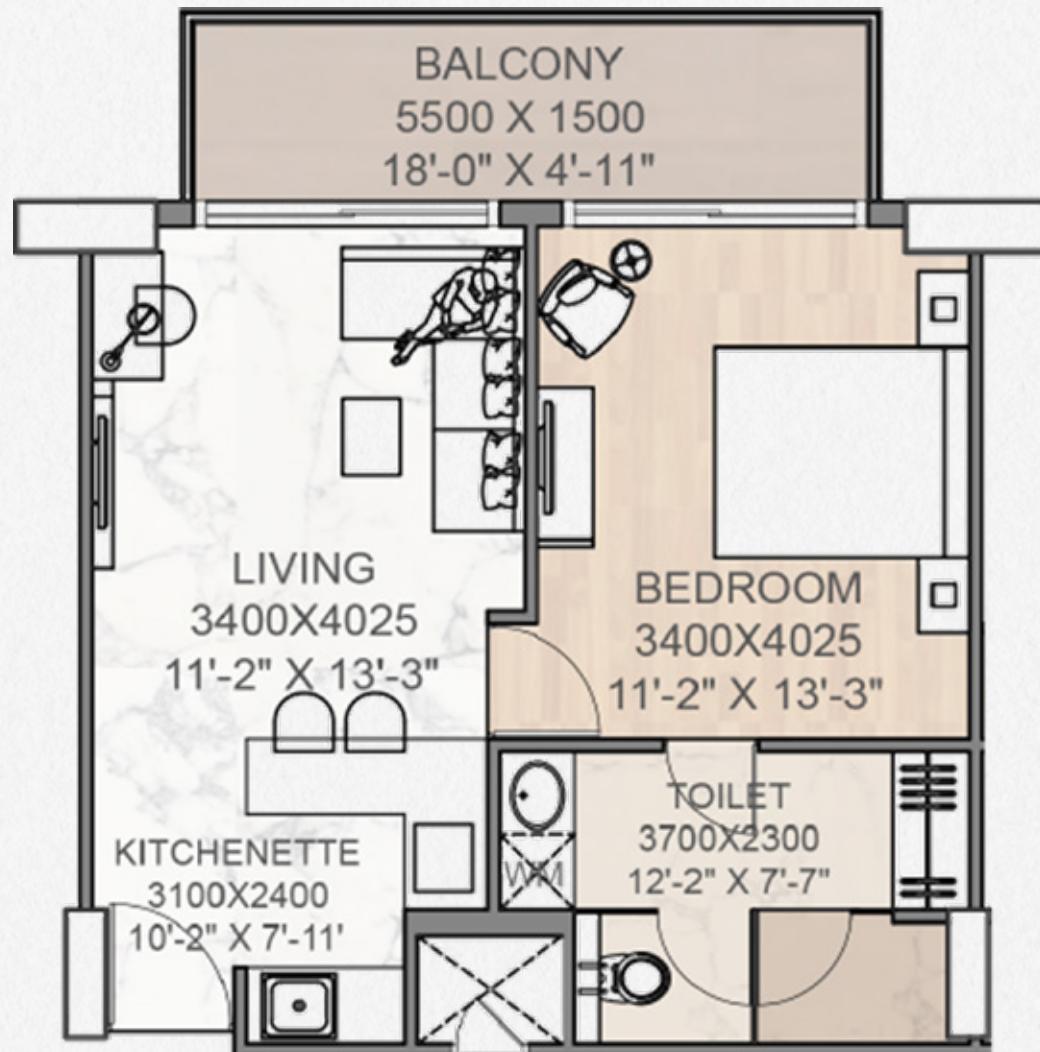
# REFUGE FLOOR - 18<sup>TH</sup> FLOOR

## 1BHK UNIT PLAN

TOTAL SALEABLE AREA  
89.60 sq.m (964 sq.ft)

TOTAL BUILT UP AREA  
55.10 sq.m (593 sq.ft)

TOTAL CARPET AREA  
42.32 sq.m (456 sq.ft)



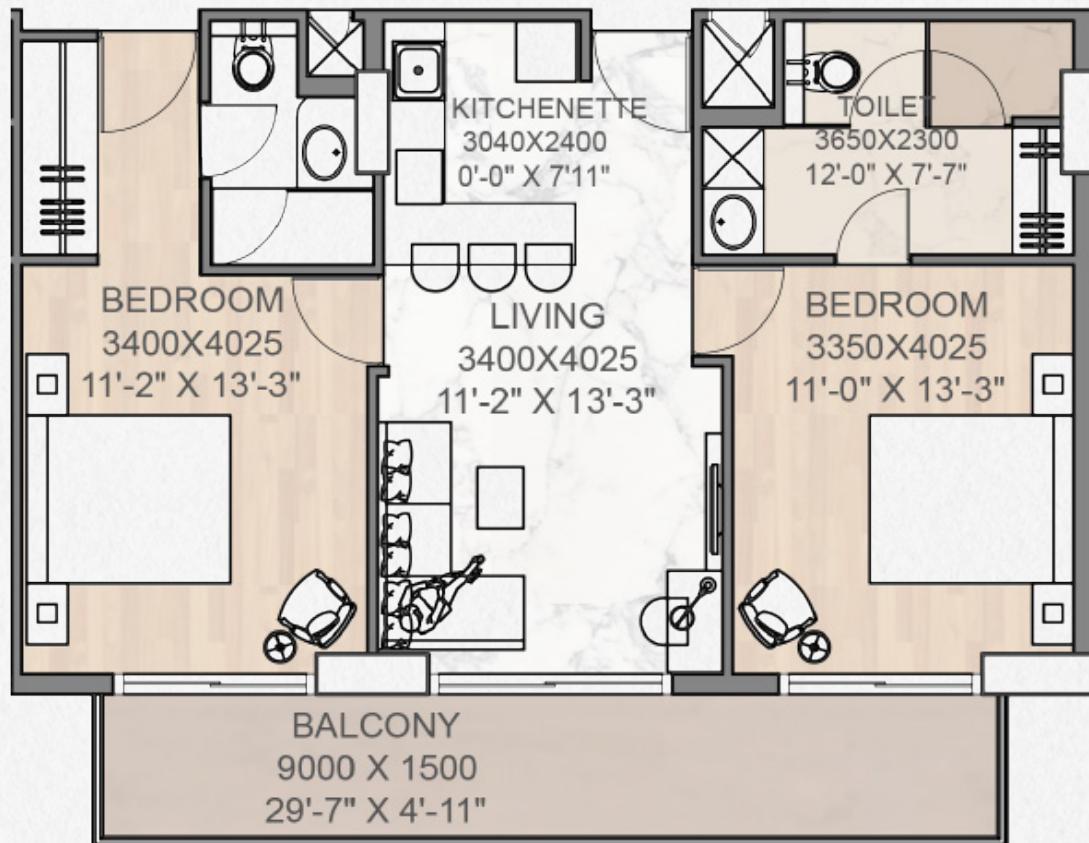
NOTE : Layouts are subject to change as decided by competent Authorities.  
1 Meter = 3.28 Feet | 1 Sq. Meter = 10.76 Sq. Feet  
Furniture as shown in the layout plans are only for illustrative purpose and  
will not be part of the unit.

## 2 BHK UNIT PLAN

**TOTAL SALEABLE AREA**  
135.12 sq.m (1454 sq.ft)

**TOTAL BUILT UP AREA**  
84.23 sq.m (906 sq.ft)

**TOTAL CARPET AREA**  
63.92 sq.m (688 sq.ft)



NOTE : Layouts are subject to change as decided by competent Authorities.  
1 Meter = 3.28 Feet | 1 Sq. Meter = 10.76 Sq. Feet  
Furniture as shown in the layout plans are only for illustrative purpose and  
will not be part of the unit.



#### Bedrooms

##### Flooring

Glazed Vitrified tiles (600mmx1200mm).

##### Walls & Ceiling

Pleasant shades of Low VOC acrylic emulsion paint.

##### Internal Door

Laminated factory made flush doors (termite and water resistant).

##### External Doors & Windows

3 Track UPVC with mesh and toughened glass.

##### Balcony

Anti-skid vitrified tiles (300mmx600mm)  
SS railing with toughened glass.



#### Living/Dining

##### Flooring

Glazed Vitrified tiles (600mmx1200mm).

##### Walls & Ceiling

Low VOC Acrylic Emulsion Paint.

##### Internal Door

Laminated factory made flush doors (termite and water resistant).

##### External Doors & Windows

3 Track UPVC with mesh and toughened glass.

##### Balcony

Anti-skid vitrified tiles (300mmx600mm)  
SS railing with toughened glass.

# SPECIFICATIONS



#### Modular Kitchen

##### Flooring

Glazed Vitrified tiles (600mmx1200mm).

##### Walls & Ceiling

600 mm high Polished Vitrified tiles above working platform, low VOC acrylic emulsion paint.

##### External Doors & Windows

3 Track UPVC with mesh and toughened glass.

##### Balcony

Anti-skid vitrified tiles (300mmx600mm)  
SS railing with toughened glass.

##### Platform

Polished Quartz stone counter top.



#### Toilets

##### Flooring

Anti-skid vitrified tiles (600mX600mm).

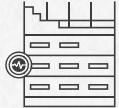
##### Walls & Ceiling

Vitirfied Slim Tiles (600 mm x 1200 mm)upto false ceiling level & Powder coated Linear Metal False Ceiling.

##### Internal Door

ISI Approved laminated flush doors (termite and water resistant).





### Structure

Earthquake resistant monolithic RCC frame structure with Aluminium shuttering with levelling plaster and putty.



### Lift Lobby

04 High speed elevators in each tower.  
01 Service elevator in each tower.  
Italian Marble in entrance lobby.  
Combination of Granite and Glazed Vitrified Tiles on lift fascia.  
Glazed vitrified tiles (600mm x 1200 mm) on other walls.



### Electrical

Premium brand modular switches and sockets with copper wire fitting.



### Staircases

Main Staircase  
Fire Staircase

Granite floor with S S railing  
Granite floor with M S railing



# OUR PARTNERS



# CHAPMAN TAYLOR

With expertise spanning every key industry sector, they excel in Residential, Retail, Leisure, Hospitality, Transportation, and Workplace design—masterfully integrating these elements to create dynamic, large-scale mixed-use environments.

# NBCC

Renowned as a dominant force in the construction sector, NBCC stands out for its exceptional capabilities, innovative mindset, commitment to top-quality standards, timely project delivery, and a dedicated workforce.

# K.K. CONSTRUCTION AND BUILDERS

Established in 1991, K.K. Construction and Builders is a seasoned firm of engineers and construction specialists. Their commitment to quality and reliability has earned them the privilege of securing multiple repeat orders from a diverse clientele.



Established in 1970, Great Value Realty (GVR) began as a leader in the glassware industry, quickly gaining prominence in packaging by 1990. Built on a foundation of trust and exceptional value, GVR has consistently evolved to meet changing market demands while fostering enduring client relationships. In 2001, GVR expanded its portfolio into the food processing sector and advanced technology solutions, pioneering initiatives such as E-Gram Samiti, E-Check Posts, E-Land Records, and E-Water Systems. These advancements underscore GVR's commitment to innovation and impactful solutions that drive progress.

50+ YEARS OF EXCELLENCE

15+ PROJECTS

2 OTHER VERTICALS

By 2009, GVR made a strategic foray into real estate, delivering landmark projects such as the Great Value Mall in Aligarh. The company's residential ventures, including Sharanam, Anandam, Vilasa, Casa Uday, and Centuray 105, exemplify its dedication to quality, trust, and creating meaningful living experiences.

With a vision for excellence and a commitment to shaping the future, GVR continues to forge strategic partnerships and develop pioneering solutions across industries, solidifying its reputation as a trusted leader in innovation and real estate.



Yatharth Family Office is an extension of the Yatharth Group of Hospitals' legacy, a name rooted in care, trust, and commitment since 2008. Over the years, Yatharth Hospitals has grown into the third-largest public-listed hospital chain in North India, operating seven hospitals across four states

17+ YEARS OF TRUST

and touching countless lives with compassionate care. Building on this foundation of trust and excellence, Yatharth Family Office embarks on a new chapter, focusing on strategic and long-term investments with a vision to build lasting value and foster growth beyond healthcare.

4 STATES COVERED



Rooted in the same principles that have guided our healthcare journey—integrity, foresight, and a deep sense of responsibility—Yatharth Family Office aims to create a legacy of sustainable investments that enrich the communities we serve.

Millions OF LIVES SERVED



[www.highlife.greatvaluerealty.com](http://www.highlife.greatvaluerealty.com)

📍 ASPIRE DREAM VALLEY PHASE III, TECHZONE-4, GREATER NOIDA (W), UP



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