



Vihaan Heights

Luxury. Luscious.





Shahr-e-Nadwat-e-Lucknow jannat ka naam hai

The city of Aza, Mazakat, Masarat, Siyakat Once upon a time it was called Shiraz-e-hind, now the political capital of Uttar Pradesh. The city is famous for its Ganga-Jamuni tahzeeb, delicious cuisines, chikankari and nawabi grandeur, intermingles the traditional grace with modern elegance and now fast growing and developing as also the economic and educational capital of the province. Lucknow is the only city in the world where unique "Pahle Aap" culture culminated, so for us in our thoughts, in our action, in our execution, "U" the esteemed customer is "Pahle Aap" — "Pahle Aap"

For



Vihaan Heights

Luxury. Exclusive.



Prem Shanti Developers Pvt. Ltd., having a joint venture with Omaxe Ltd. for high-rise residential towers at proposed Omaxe Residency-3, is a trusted name in the world of Real Estate. It is about Relationship built on hard-work, trust and care which has grown stronger with each step forward. Prem Shanti stands for knowledge, usefulness to society and creating legacy. The name reflects the age old values as Prem Shanti continues to build your home-full of love and peace. Based on fundamentals of user friendly design, maintaining international quality, flawless execution and an excellent performance in each aspect of building and construction. Prem Shanti is committed to timely completion of the projects every time.

Pingash Coloniser Pvt. Ltd. an emerging premier widely respected and professionally managed Real Estate Company of Northern India of which sister concern is headed by the experienced personnel having more than ten years expertise in Real Estate functioning with Real Estate giants like Omaxe, Ansals, DLF and many more with commendable integrity and honesty and currently operates in a range of business verticals such as Integrated Township, Group Housing, Commercial Projects etc. The company believes in establishing new trend in the market and offering homes within easy reach with the team of dedicated professionals and efficient customer service.



NOT HOUSE BUT HOME- A WORLD OF LOVE & PEACE

Real Estate market is full of wide varieties, developers, promoters, high claims and it is really very difficult to make a choice. For making a final decision apart from locational advantage. Credibility of developer is as important as the price and aesthetics along with the quality of construction, security, architectural fineness and the modern amenities essential for luxurious living and ultra modern life style at affordable price.

Its our endeavour that we construct home and not merely the house or the building or the apartment but we aim to create the world of love and peace, the architectural design with ultra modern amenities and technology of the project spreading over an area of two lacs sq.ft. approx. having 12 storeys meant for the elite at affordable price.

VIHAAN HEIGHTS

2 BHK - 116.17 Sq.Mtrs.* (1250 Sq.Ft.)
(With study)

3 BHK - 139.40 Sq.Mtrs.* (1500 Sq.Ft.)

*1 Sq.Mtr. = 10.764 Sq.Ft.





Floor Plan



*1 Sq.Mtr. = 10.764 Sq.Ft.

Apartment Plan



Flat Type 1 (3 BHK)
1500 Sq. Ft.



Flat Type 2 (3 BHK)
1500 Sq. Ft.



Flat Type 3 (2 BHK with Study)
1250 Sq. Ft.



Flat Type 4 (2 BHK with Study)
1250 Sq. Ft.



Flat Type 5 (2 BHK with Study)
1250 Sq. Ft.



Flat Type 6 (3 BHK)
1500 Sq. Ft.

*1 Sq.Mtr. = 10.764 Sq.Ft.

Projects Completed & Delivered



Usha Residency, Lucknow

Ongoing Projects

Vihaan Farms - The Eco Resort



Darpan The City Centre, Saharanpur



Features & Facilities of International Standard

- Project approved by UP Avas Vikas Parishad
- Club with ultra modern gym
- Swimming pool
- Round the clock power backup
- CCTV enabled 3 tier security
- Gated community
- 24x7 Water supply
- Ample parking space
- Proper Ventilation & Sunlight
- Hygienic surroundings
- Earthquake resistant
- Eco friendly building



Specifications

Structure

Earthquake resistant RCC frame structure

External Finish

Water Proof Paint/Texture Paint

Drawing & Dining

Superior quality Vitrified Tiles of large size
Painted with pleasing shade of Plastic Emulsion Paint
OBD

Floor

Walls

Ceiling

Master Bed Room

Laminated Wooden/Vitrified Tiles
Painted with pleasing shade of Plastic Emulsion Paint
OBD

Floor

Walls

Ceiling

Bed Rooms

Vitrified Tiles
OBD

Floor

Walls & Ceiling

Kitchen

Antiskid Ceramic Tiles
Pre polished Granite stone with one hand a half Bowl Stainless Steel sink
Ceramic Tiles upto 2 ft. height above Kitchen counter, balance OBD
Provision for hot & cold water supply
CP fittings with mixture
RO system

Floor

Platform

Walls/Dado

Water Supply

Fittings

Water Purifier

Bathrooms

Antiskid Ceramic Tiles
Glazed Ceramic tiles upto 7 ft. height
Standard WC, Wash Basin, Shower Enclosure in toilet along with master bedroom, Towel Rail,
Concealed cold & hot water system through geyser capacity 15 ltrs. in all bathrooms

Floor

Walls

Fitting & Fixtures

Balconies

Antiskid Ceramic Tiles - Provision for Washing Machine in Service/Utility Balcony

Floor

Staircase & Common

Granite/ Marble/Kota stone
Painted with pleasing shade of OBD

Floor

Walls & Floors

Doors & Windows

Decorative Flush Door painted / polished
Well seasoned hardwood frame Skin moulded shutter duly Painted
Aluminium powder coated

Entrance Door

Internal Doors

Balcony Doors/Windows

Electrical

Copper concealed wiring in all rooms. Sufficient light points, fan points, 6/15A sockets, A/C points
in living dining & bed rooms, provision for TV points etc.
Modular switches

Point & Wiring

Switches

Fans

Exhaust Fan

Security System

Gated community, Fire Fighting System & Intercom

Club Facilities

Swimming Pool, Steam, Jacuzzi, Gym, Indoor Games, Provision for Business Lounge etc.
Open/Still/ Basement Car parking, Children's play area, Beautifully Landscaped Central Park with
Wi-Fi enabled campus

Special Facilities



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