



35 *Years*
of
real estate
experience

CONCEPT OF NUMAX EUROPIA VILLA, NUMAX CITY, MUZAFFARNAGAR

Presenting the First-of-its-kind at Muzaffarnagar
The Expandable Villas
just for you!



EUROPIA

BEYOND LUXURY

LUXURY VILLAS: PLOT SIZE 200 SQ. YDS | PLOT SIZE 150 SQ.YDS VILLAS

www.numaxltd.com





We believe that a truly harmonious living experience involves not just the residents, but also the natural beings that coexist within the space. As such, we are building a habitat that caters to the diverse needs of various bird species, with lush greenery and carefully crafted spaces. Our project offers a serene home to these creatures, allowing them to thrive and flourish. This commitment to nature benefits our residents as well, providing them with a tranquil environment that enhances their quality of life. We take great pride in our ability to create a space that nurtures both human and avian life, creating a truly symbiotic relationship between the two.



PIONEERING AESTHETIC AND DELIGHTFUL LIVING SPACES

The name Numax, which echoes through the elite's hallways, introduces an unparalleled project that draws inspiration from Muzaffarnagar artistic persona. As the masters of luxury in Delhi NCR, we are delighted to expand our presence here. our goal is to establish a line of superbly designed residences that combine Sustainability and extravagance. our expertise in understanding the consumers' unsaid aspirations has led us to create this spectacle that will add glory to the ever-glorious town of muzaffarnagar.

Mr Sunil Goel

MD-Numax Realcon Pvt. Ltd.



• LIVE THE NUMAX EXPERIENCE •

35 *Years*
of
real estate
experience

Mr. Sunil Goel, a visionary leader with over 35 years of expertise in real estate, drives NUMAX forward. He has transformed cities such as Delhi, Faridabad, Vrindavan, Lucknow, Chandigarh, Ludhiana, Indore, Rohtak, Jaipur, and Bhiwadi. Under his leadership, over 100 million square feet of exceptional projects have been delivered across India.



-
- Delhi
 - Faridabad
 - Vrindavan
 - Lucknow
 - Chandigarh
 - Indore
 - Ludhiana
 - Rohtak
 - Jaipur
 - Bhiwadi

Numax City

100 ACRE

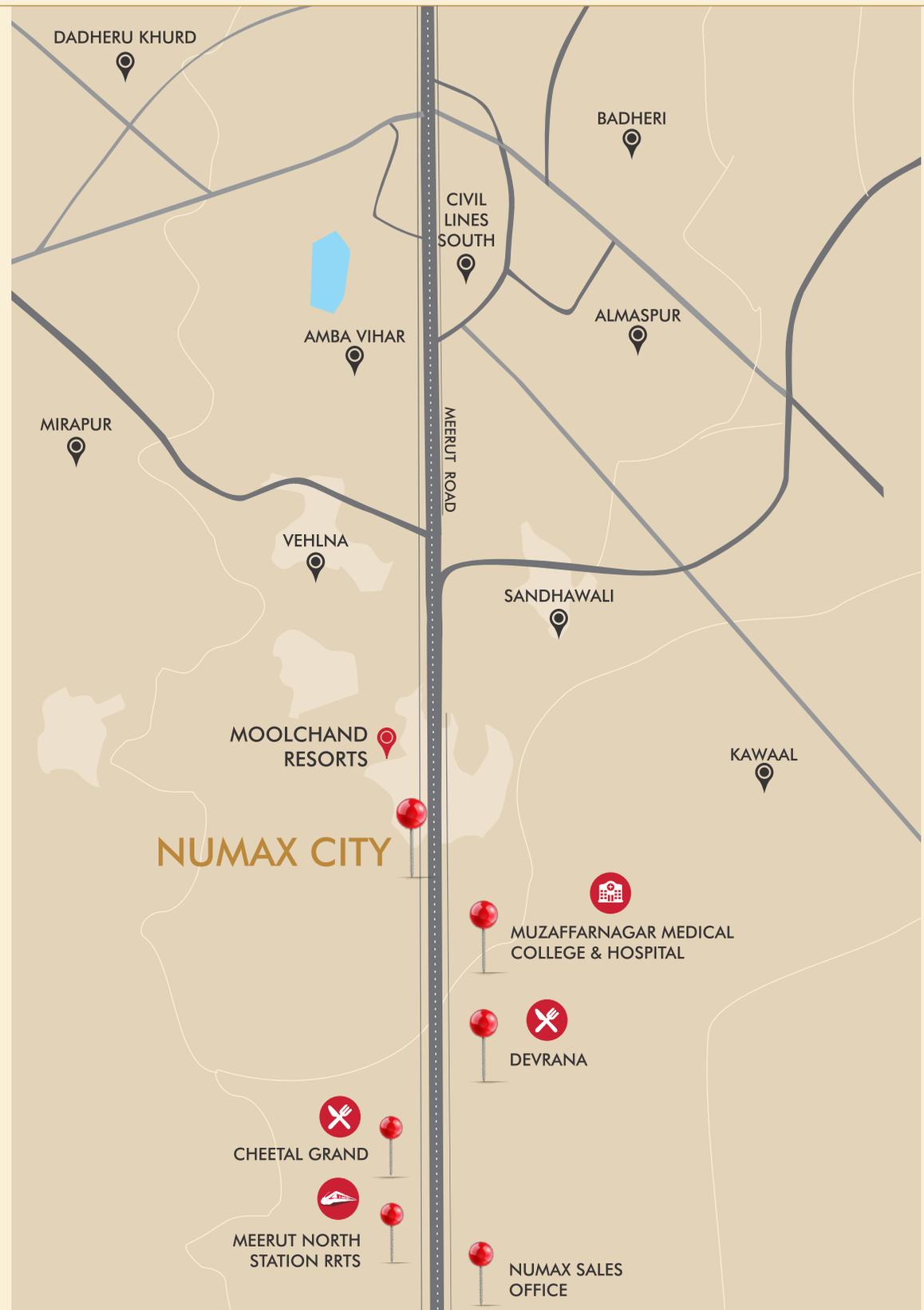
INTEGRATED TOWNSHIP

Numax City is a thoughtfully designed 100-acre integrated township located on the Delhi-Haridwar Highway in Muzaffarnagar, offering a perfect blend of modern living and natural serenity. This gated community features residential plots, luxury villas, high-rise apartments, commercial spaces, hotel, school, clubhouse and a state-of-the-art sports complex. With 60% of the area dedicated to lush greenery and nine beautifully crafted theme-based parks, Numax City promises a life close to nature. Residents can enjoy wide internal roads, 360-degree security, and world-class amenities tailored for comfort and convenience. Designed to elevate lifestyles, this township is the ideal destination for those seeking a harmonious blend of luxury, sustainability, and community living.

ATTRACTIVE AND ADVANTAGEOUS LOCATION



Numax City, Muzaffarnagar (Adjacent to Moolchand Resort),
On Delhi-Haridwar Highway



DISTANCES FROM IMPORTANT LANDMARKS



Live the Green Life

HOTELS

- | | |
|------------------------|--------------|
| 1. GRAND RADIANT | 3 MINS DRIVE |
| 2. HOTEL SOLITAIRE INN | 3 MINS DRIVE |
| 3. NAMASTE DWAAR | 7 MINS DRIVE |
| 4. DEVRANA | 7 MINS DRIVE |

EDUCATIONAL INSTITUTIONS

- | | |
|--------------------|---------------|
| 1. MEDICAL COLLEGE | 3 MINS DRIVE |
| 2. SD COLLEGE | 19 MINS DRIVE |

GOVERNMENT INSTITUTIONS

- | | |
|---------------|---------------|
| 1. MDA OFFICE | 7 MINS DRIVE |
| 2. RTO OFFICE | 12 MINS DRIVE |

CONNECTIVITY

- | | |
|-------------------------|---------------|
| 1. RAILWAY STATION | 18 MINS DRIVE |
| 2. GOVERNMENT BUS STAND | 17 MINS DRIVE |
| 3. RAPID METRO STATION | 20 MINS DRIVE |

LIFESTYLE

- | | |
|---------------------------------------|---------------|
| 1. ASJ GRAND PLAZA MALL | 20 MINS DRIVE |
| 2. MUZAFFARNAGAR HIGHSTREET
MARKET | 14 MINS DRIVE |

HOSPITAL

- | | |
|------------------------|---------------|
| 1. DISTRICT HOSPITAL | 20 MINS DRIVE |
| 2. MEDICAL COLLEGE OPD | 5 MINS DRIVE |



As human civilization has progressed, we have been consumed by the chaos and turmoil of urban life, gradually losing touch with our roots. The cacophony of modernity has left us with an inexplicable sense of emptiness and disconnection. Returning to our roots however, to the simplicity of nature, can bring a sense of peace and tranquility.

Numax is a haven, a verdant oasis where nature and modern amenities exist in harmony, allowing us to rekindle our connection with our origins and luxuriate in an unparalleled state of equanimity.

Here, amidst the serene society, you'll find a deep connection to your roots and a sense of peace that you never thought was possible.

PLOT AREA - 167.40 SQ.MT. / 200 SQ. YARD



THE FLOOR PLAN

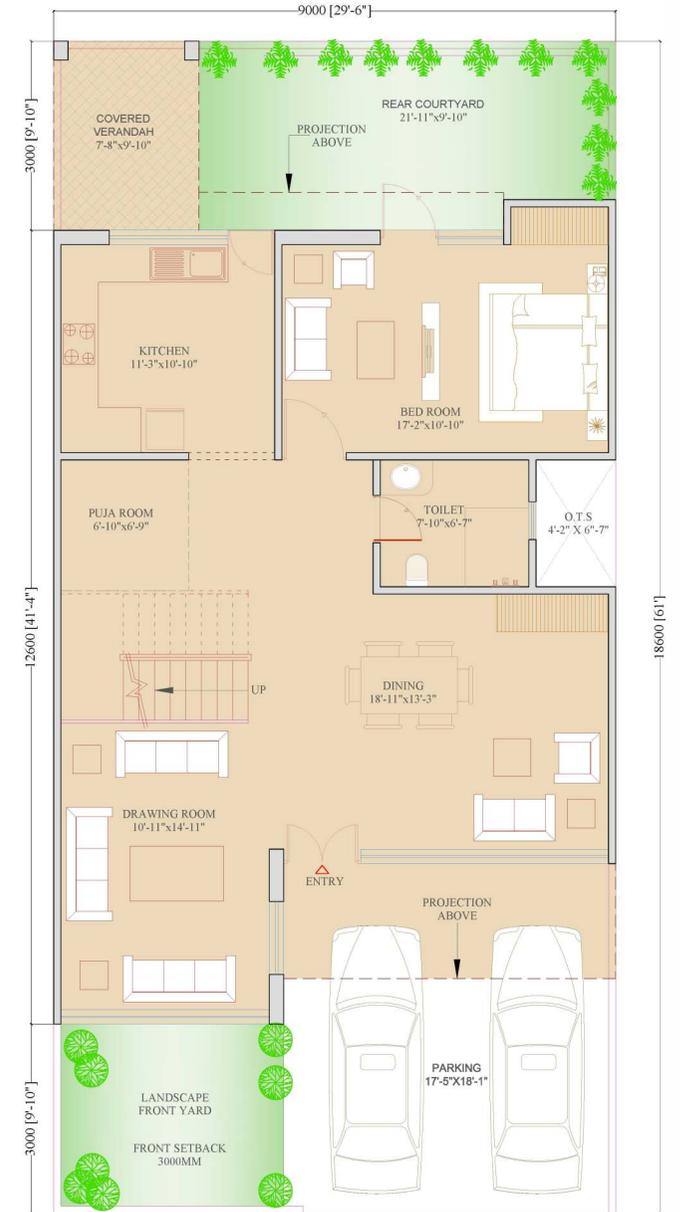
PLOT AREA - 167.40 SQ.MT. / 200 SQ. YARD

AREAS DETAIL (Approx.)

	A	B	A+B	
S.NO.	NAME	BUILT UP AREA (A) (SQFT)	FUTURAE EXPANSION (B) AREA (SQFT.)	TOTAL (A+B) AREA (SQ.FT)
1	GROUND FLOOR	1235.60	\	1235.60
2	FIRST FLOOR	917.42	213.23	1130.65
3	SECOND FLOOR	375.34	680.61	1055.95
	TOTAL	2528.36	893.84	3422.20



Artistic Impression



GROUND FLOOR PLAN



FIRST FLOOR PLAN



Artistic Impression

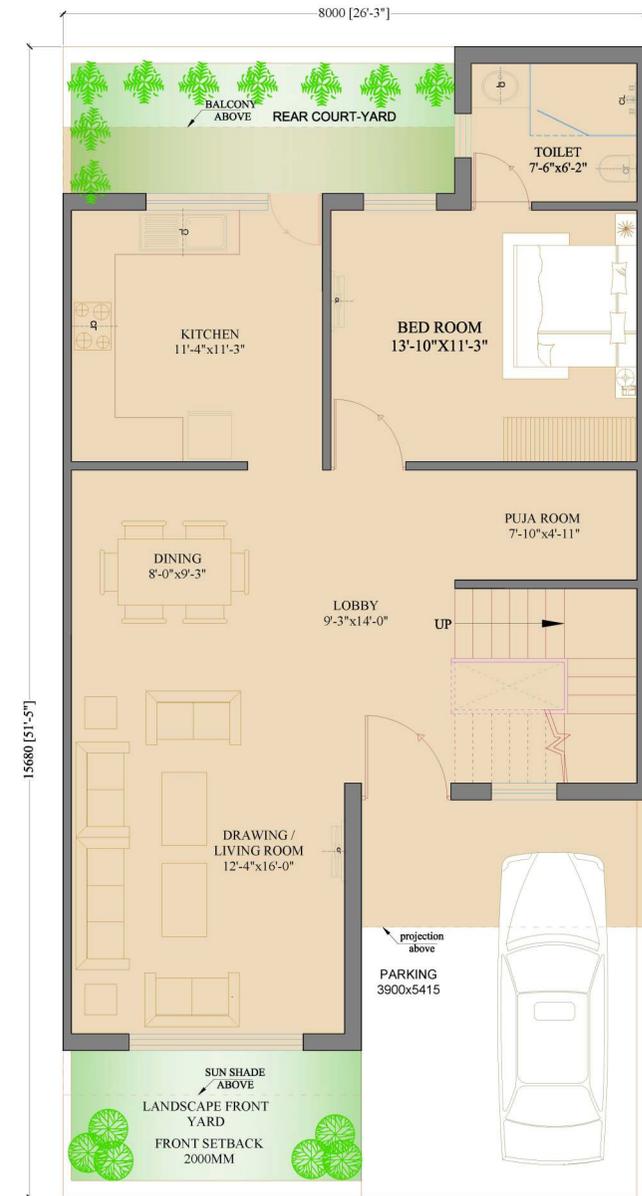


SECOND FLOOR PLAN

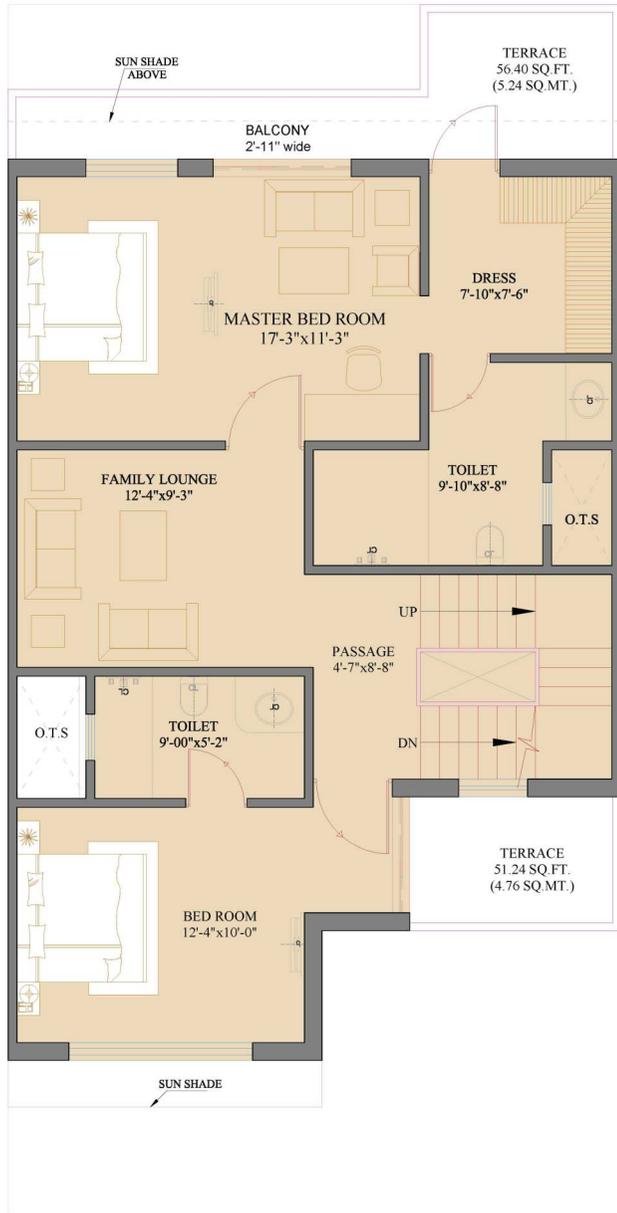
THE FLOOR PLAN

PLOT AREA - 126.88 SQ.MT. / 150 SQ. YARD
AREAS DETAIL (Approx.)

S.NO.	NAME	A	B	A+B
		BUILT UP AREA (A) (SQFT)	FUTURAE EXPANSION (B) AREA (SQFT.)	TOTAL (A+B) AREA (SQ.FT)
1	GROUND FLOOR	1043.46	-	1043.46
2	FIRST FLOOR	855.63	-	855.63
3	SECOND FLOOR	133.15	718.71	851.86
	TOTAL	2032.24	718.71	2750.96

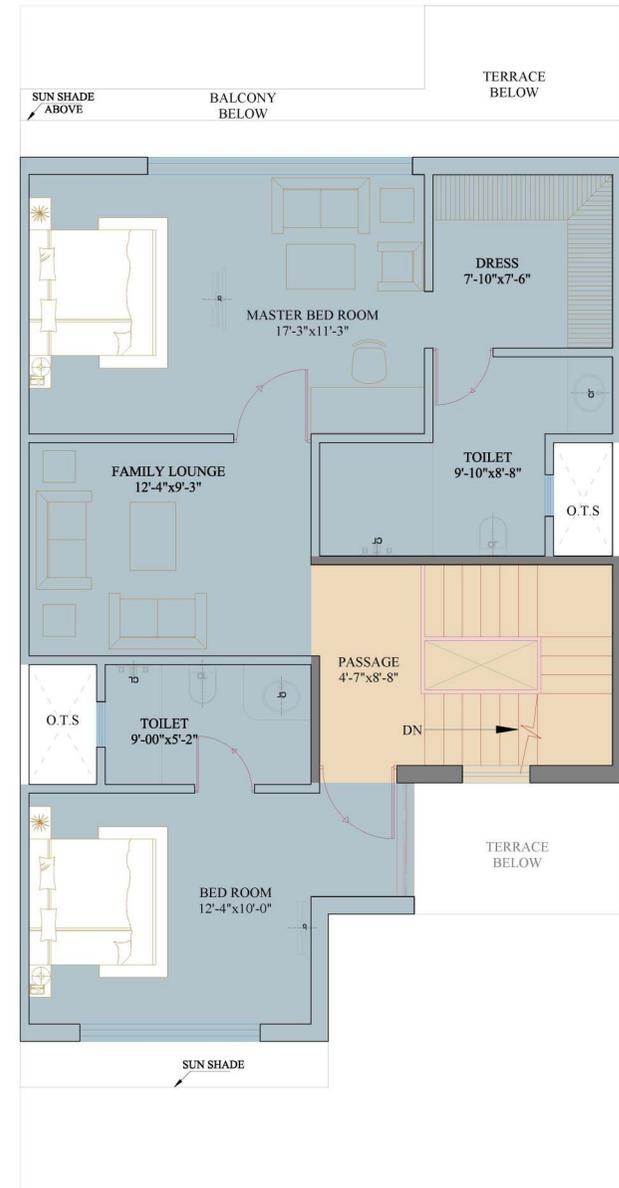


GROUND FLOOR PLAN



FIRST FLOOR PLAN





SECOND FLOOR PLAN

PLOT AREA - 167.40 SQ.MT. / 200 SQ. YARD









Disney+
Notstar







THE CLUB

Refining your Lifestyle with Premium Amenities



Swimming Pool



Reading Room



Mini Theater



Restaurant



Community Hall



Bar Lounge



Indoor Games



Meeting Lounge



Squash Court



Badminton Court

STRUCTURE



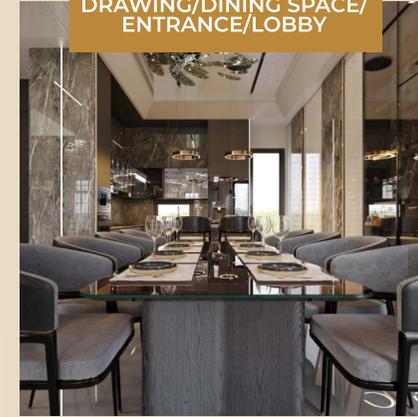
Earthquake Resistant
Rcc Framed Structure.

PARKING



Two Parking For Each Villa

DRAWING/DINING SPACE/ ENTRANCE/LOBBY



Flooring
Wall

Vitrified Tile
Plastic Emulsion Paint
over POP punning

KITCHEN

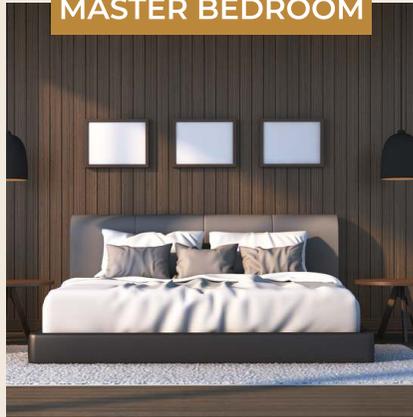


Flooring
Kitchen
Cabinets
Wall
Ceiling

Fittings & Fixtures

Vitrified Tiles
Superior quality Granite
Modular Kitchen
Combination of Superior Quality
Plastic Emulsion Paint
Plastic Emulsion Paint over POP punning
55 Sink, chromium Plated Fittings, Chimney
(Hindware or equivalent) & Hot Water Supply

MASTER BEDROOM



Flooring Vitrified Tiles
 Wall Plastic Emulsion Paint
 over POP punning

OTHERS BEDROOMS



Flooring Vitrified Tiles
 Wall Plastic Emulsion Paint
 over POP punning

BALCONY/VERANDAH



Flooring Anti Skid Tiles
 Wall Exterior Anti Fungal Paint of
 Good Quality,
 Railing Combination of parapet wall
 and Painted MS railing
 as per façade design/Elevation.

MASTER TOILET

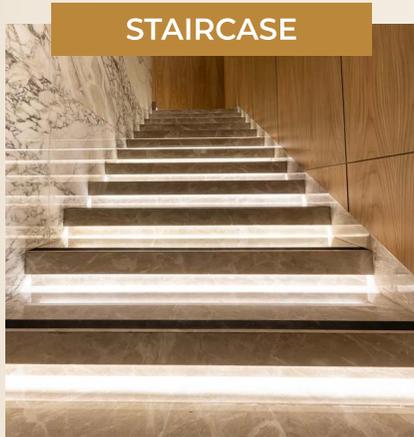


Flooring Anti Skid Tiles
 Walls Combination of Decorative Tiles and
 Acrylic Emulsion Paint
 Sanitary Chinaware of Hindware/ Jaquar or equivalent
 Counter Superior quality natural stone like
 granite/marble as per design
 Fittings & Fixtures CP Fittings of Hindware/Jaguar or equivalent

TOILETS & POWDER ROOM

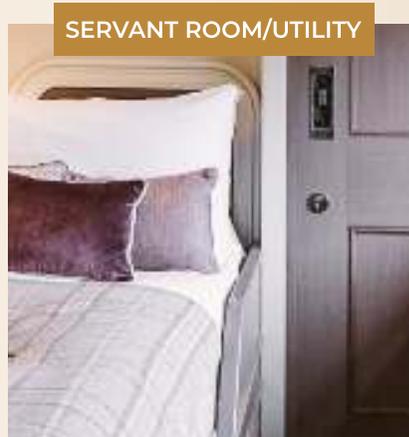


Flooring Anti Skid Tiles
 Wall Combination of Decorative Tiles and
 Acrylic Emulsion Paint
 Sanitary ware Chinaware of Hindware/ Jaquar or Equivalent
 Counter Superior quality natural stone like
 granite/marble as per design
 Fittings & Fixtures CP Fittings of Hindware/Jaguar or Equivalent



STAIRCASE

Flooring Treads & Risers of Marble/Granite
 Railing M.S. Railing



SERVANT ROOM/UTILITY

Flooring Ceramic Tiles or equivalent
 Wall Oil bound distemper Paint
 Ceiling Oil bound distemper Paint
 Toilet Anti skid Ceramic Tiles



TERRACE

Parapet Wall Exterior Anti Fungal Paint of Good Quality.
 Railing Combination of Perapet wall and Painted MS railing as per design



DOOR /WINDOWS

Main Door Polished Hardwood Frames (Marandi/SAL or equivalent) with Skin molded Doors
 Internal Doors Polished Hardwood Frames (Marandi/SAL or equivalent) with Skin molded Doors
 Toilet Doors Polished Hardwood Frames (Marandi/SAL or equivalent) with Skin molded Doors
 External Doors and Windows Imported UPVC Doors and Windows
 St. Room 7 high Hardwood Frames(Marandi or equivalent) with Laminated Doors.

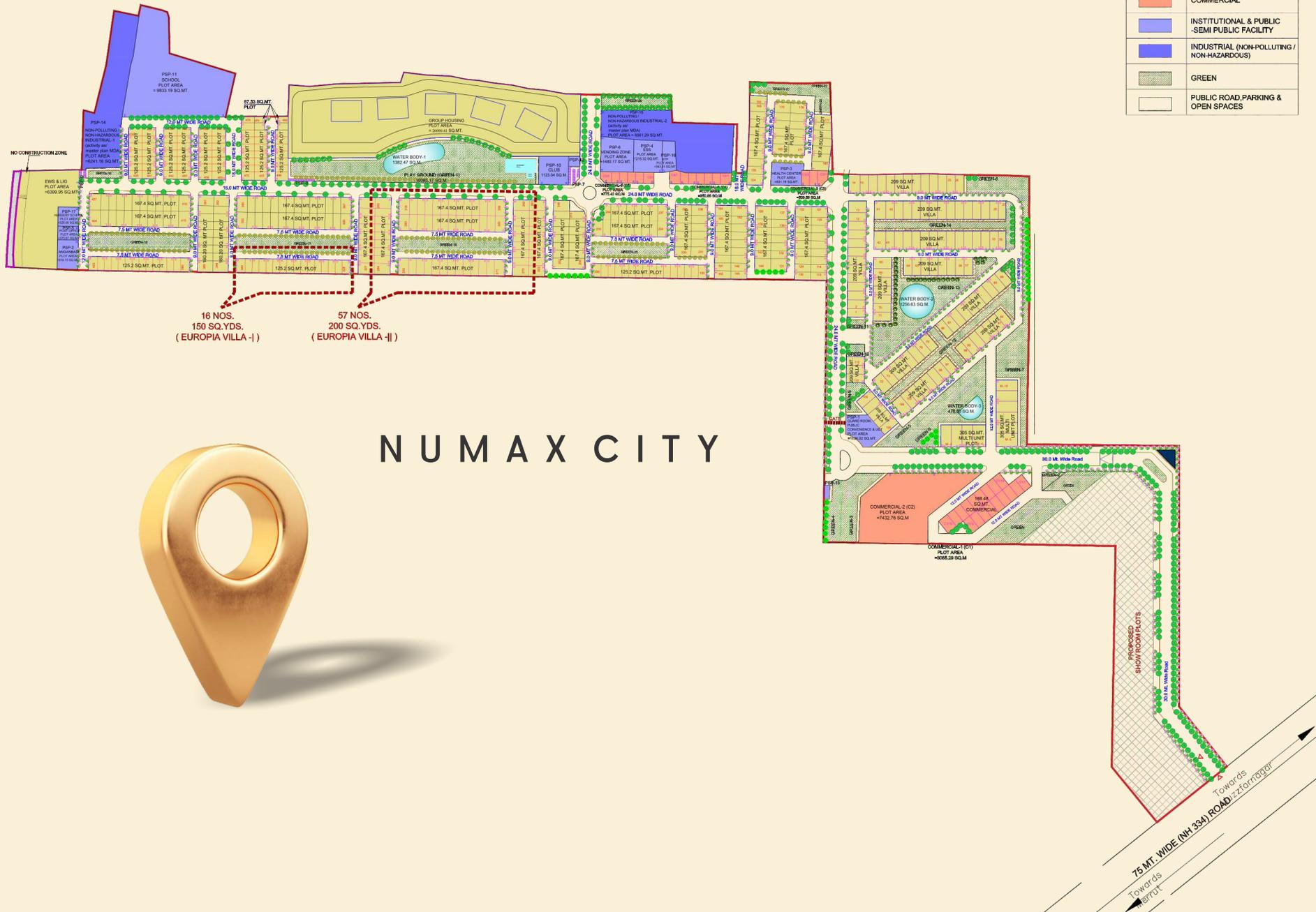


OTHER IMPORTANT SPECIFICATIONS

Air Conditioning Provision for High wall Air Conditioning by providing drain pipes of Family Lounge/Master bedrooms/Bedrooms/ Multipurpose Hall
 E Security Secured Gated Community
 Plumbing CPVC & UPVC piping for water supply inside the toilet & kitchen and vertical down takes
 Electrical Modular switches, wiring with MCB's & Wardrobes Light Fittings in false ceiling only as per Design

LEGEND:-

COLOR	LAND USE
	RESIDENTIAL
	COMMERCIAL
	INSTITUTIONAL & PUBLIC -SEMI PUBLIC FACILITY
	INDUSTRIAL (NON-POLLUTING / NON-HAZARDOUS)
	GREEN
	PUBLIC ROAD, PARKING & OPEN SPACES





PIARY
 DURANTA GOLDEN HEDGE
 SCULPTURE
 WATER TRUF WITH BUBBLER
 SCULPTURE
 SHEET FALL
 MULTI-BALL TOPIARY
 PLANTER WITH DATE PALM





Why Live the Green Life

Our project stands apart from others as we believe that luxury is not just about materialistic possessions, but a lifestyle that enriches the soul. Our carefully designed community, nestled in the midst of lush greenery, offers a unique blend of tranquility and sophistication that is unmatched in the city.

With every detail thoughtfully crafted to elevate the living experience, we invite you to discover a new way of life, where nature and luxury come together in perfect harmony



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EUROPIA

BEYOND LUXURY

LUXURY VILLAS: Plot Size 200 SQ. YDS | Plot Size 150 SQ.YDS VILLAS

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