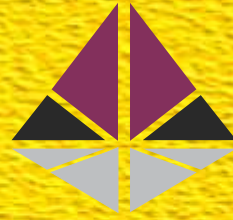


MEENAL GROUP  
PRESENTS



# SEMEION

*The Ultra Luxury Living*

3 BHK, 4 BHK & DUPLEX

*At Planet Surajkund*



**SMART HOMES  
WITH  
5 STAR FACILITIES**





**SEMEION**

*The Ultra Luxury Living*





# *Environment* that enthralls



**SEMEION**

The Ultra Luxury Living



*Soothing*

EXPERIENCE UNMATCHED HARMONY IN LIFE. HEALTHY MIND IN A HEALTHY BODY IS THE ADAGE SEMEION HAS BEEN BUILT AROUND. FOR THOSE WHO SEEK SPIRITUALITY AND WANT TO BALANCE IT WITH LIFE FORCES, THE EXCLUSIVE YOGA VENUE IS FOR THEM.



*Vista*  
that fascinates



**SEMEION**  
The Ultra Luxury Living



*Unmatched*

AT THE MEGA SIZE BALCONY, ENJOY THE GENTLE FLOW OF AIR WHILE WATCHING THE PANORAMA THAT SPREADS BEFORE YOU. WITH COOING BIRDS FOR YOUR COMPANY AND FRAGRANCE OF FRESH AIR, NO DOUBT, AT SEMEION EVERY MOMENT PROMISES A LIFETIME OF JOYOUS OCCASION.



# Where there's something for the whole family

CUSTOMIZED INTERIORS WITH DOUBLE HEIGHT ATRIUM IN THE LIVING ROOM, THE DUPLEX LIVING SPACES TURN EACH ABODE INTO STATELY HOMES. BUILT COMBINING GRANDEUR WITH CONTEMPORARY AESTHETIC SENSIBILITIES SEMEION RAISES THE BENCHMARK IN LUXURY. IT FEATURES GRAND ENTRANCE LOBBY, WHICH IS SURE TO WIN YOUR AND YOUR VISITORS AWE.



**SEMEION**

**The Ultra Luxury Living**



Disclaimer : While every attempt has been made to ensure the accuracy of the plans shown, all measurements, positioning, fixtures, fittings and any other data shown are an approximate interpretation for illustrative purposes only and are not to scale. No responsibility is taken for any error, omission, miss-statement or use of data shown. The company reserves the right to make changes in the plans, specifications, dimensions and elevations without any prior notice.



*Style*  
that appeals



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*Design*  
that stimulates



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*Spellbinding*

ULTRA LUXURY  
IMPORTED MODULAR KITCHEN  
WITH  
CHIMNEY & HOB





**SEMEION**

The Ultra Luxury Living

## DUPLEX

3 BED + STUDY + 4 TOILETS

SUPER AREA - 2430 SQ.FT.



Lower Level

DUPLEX 3 BHK WITH ULTRA MODERN IMPORTED KITCHEN WITH HOB AND CHIMNEY AIR CONDITION IN ALL BEDROOMS & DRAWING ROOM.





**SEMEION**

*The Ultra Luxury Living*

## DUPLEX

3 BED + STUDY + 4 TOILETS

SUPER AREA - 2430 SQ.FT.



Upper Level

MODERN WARD ROBE IN ALL BED ROOM

IMPORTED LAMINATED WOODEN FLOORING.





**SEMEION**

The Ultra Luxury Living

## 4 BHK

4 BEDROOM + 4 TOILETS  
+ POWDER ROOM  
+ SR WITH TOILET  
SUPER AREA - 2840 SQ.FT.

ULTRA MODERN

IMPORTED KITCHEN

WITH HOB AND CHIMNEY

AIR CONDITION

IN ALL

BED ROOMS &

DRAWING, DINING.

MODERN STYLE WARDROBE

IN ALL BED ROOMS.







**SEMEION**

The Ultra Luxury Living

**3 BHK**

3 BEDROOM + 3 TOILETS  
SUPER AREA - 1540 SQ.FT.



DUPLEX 3 BHK WITH ULTRA MODERN IMPORTED KITCHEN WITH HOB AND CHIMNEY AIR CONDITION IN ALL BEDROOMS & DRAWING ROOM.



# *Facilities With All Modern Amenities*



**100% Power Backup**



**2 Tier Security**



**Pool**



**High Speed Elevator**



**Surveillance Recording**



**Table Tennis**



**Ultra Luxury Imported  
Moduler Kitchen**



**Gymnasium**



**Car Parking**

**Huge Club House Front Of Lake**





  
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The Ultra Luxury Living







**SEMEION**

The Ultra Luxury Living

# SPECIFICATIONS

LOCATION/ AREA	FLOOR	WALL	EXTERNAL DOOR	INTERNAL	FIXTURE/ FITTING	WOOD WORK/ STONE WORK	ADDITIONAL FEATURES
LIVING/DINING/ ENTRANCE LOBBY	ITALIAN/ IMPORTED MARBLE/ TILE	POP PUNNING WITH PLASTIC EMULSION (VELVET TOUCH) PAINT/ TEXTURE FINISH ON ALL WALL	UPVC	TEAK WOOD WITH DECORATIVE PATTERN WITH SEASONED HARDWOOD FRAMES			ENTRANCE DOOR IN TEAK WOOD FINISH OVER FLUSH DOOR
MASTER BED ROOM	LAMINATED WOODEN FLOOR	POP PUNNING WITH PLASTIC EMULSION (VELVET TOUCH) PAINT/ TEXTURE FINISH ON ALL WALL	UPVC	MOULDED SKIN FLUSH DOORS WITH SEASONED HARDWOOD FRAMES			FULLY DEVELOPED LOBBY
BEDROOMS	IMPORTED VITRIFIED TILES	POP PUNNING WITH PLASTIC EMULSION (VELVET TOUCH) PAINT/ TEXTURE FINISH ON ALL WALL	UPVC	MOULDED SKIN FLUSH DOORS WITH SEASONED HARDWOOD FRAMES	DURAVIT/ HINDWARE OR EQUIVALENT SANITARY		
KITCHEN	IMPORTED VITRIFIED TILES	2 FEET CERAMIC GLAZED TILE OVER COUNTER & EMULSION (VELVET TOUCH) PAINT / TEXTURE FINISH ON ALL WALL	PANEL WOODEN DOOR	FLAT ARCH OPENING	CP FITTING WITH MIXER JAQUAR OR EQUIVALENT CP FITTINGS	IMPORTED MODULAR KITCHEN WITH CHIMNEY, HOB & GRANITE COUNTER	
TOILET [MASTER BEDROOM]	ANTI-SKID CERAMIC TILES	CERAMIC GLAZED TILE DADO UPTO FALSE CEILING	PANEL WOODEN DOOR	FLUSH DOORS WITH SEASONED HARDWOOD FRAMES	WHITE SANITARY FIXTURES & CP FITTINGS WITH MIXER OF JAQUAR OR EQUIVALENT MAKE	GRANITE VANITY COUNTER	
TOILET [OTHER BED ROOM]	ANTI-SKID CERAMIC TILES	CERAMIC GLAZED TILE DADO UPTO FALSE CEILING	PANEL WOODEN DOOR	FLUSH DOORS WITH SEASONED HARDWOOD FRAMES	WHITE SANITARY FIXTURES & CP FITTINGS WITH MIXER OF JAQUAR OR EQUIVALENT MAKE	GRANITE VANITY COUNTER	
BALCONY/ UTILITY	ANTI-SKID CERAMIC TILES	APEX OR EQUIVALENT	UPVC			M S RAILING	
SERVANT ROOM	CERAMIC TILES	EMULSION (VELVET TOUCH) PAINT / TEXTURE FINISH ON ALL WALL	DESIGNER FLUSH DOOR	FLUSH DOORS WITH SEASONED HARDWOOD FRAMES			
SERVANT TOILET	ANTI-SKID CERAMIC TILES	CERAMIC GLAZED TILE DADO UPTO FALSE CEILING	DESIGNER FLUSH DOOR	FLUSH DOORS WITH SEASONED HARDWOOD FRAMES	WHITE SANITARY FIXTURES & CP FITTINGS WITH MIXER OF JAQUAR OR EQUIVALENT MAKE		



# ROUTE MAP



5 Min Drive from Badarpur Border	2 Min Drive from CLARIDGES Surajkund
2 Min Drive from proposed Metro on NH-2	5 Min Drive from GK-II
10 Min Drive from Nehru Place	30 Min Drive from CP

Disclaimer : Map not to scale



**SEMEION**

The Ultra Luxury Living

# LAYOUT PLAN







**SEMEION**

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**SEMEION**

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## LUXURY THAT CAPTIVATES

SITUATED SOUTH OF SOUTH DELHI IN THE HALLOWED GROUNDS OF PLANET SURAJKUND, COUNTED AS THE FIRST CITY OF DELHI, SEMEION IS ENVELOPED IN ABUNDANT GREENERY.

ITS LUXURY BEYOND COMPARE. SEMEION, A LANDMARK IN THE MAKING, WILL ESTABLISH NEW BENCHMARKS IN REALTY. IT OFFERS **DUPLEX LUXURY LIVING SPACES AND 3 BHK** FEATURING ABUNDANT GREENERY AND RICH VISTA.

BROUGHT TO YOU BY MEENAL HOUSING, THE COMPANY HAS MORE THAN 12 YEARS OF EXPERIENCE IN THE FIELD OF REAL ESTATE, BOTH AS A BUILDER AND DEVELOPER. ITS FOOTPRINTS CAN BE SEEN IN INNUMERABLE STRUCTURE ALL OVER NCR DELHI. THE COMPANY STANDS FOR QUALITY, COMMITMENT AND TIMELY DELIVERY.



**MEENAL**

**YOUR TRUST OUR COMMITMENT**

**MEENAL HOUSING PVT. LTD.**

Corporate Office

Mk House, X-25

Kendriye Vidyalaye

Karkaduma, Delhi-92

[salesmeenalgroupp@gmail.com](mailto:salesmeenalgroupp@gmail.com)

[www.meenalgroup.com](http://www.meenalgroup.com)

Site Address

GH-04, sector 41, Surajkund

Faridabad, Haryana

