

# Ompee Group Launches A New Project



## OMPEE TOWER

SECTOR 1 IMT, MANESAR (3-BHK)

A world designed around you.

# LOCATION MAP

## Comfort. Convenience. Connectivity.



### Key Distances

|                        |         |
|------------------------|---------|
| DLF Mall               | 2 mins  |
| Upcoming Metro Station | 5 mins  |
| Fortis Hospital        | 10 mins |
| KMP Highway            | 15 mins |
| International Airport  | 30 mins |

### “WITNESS A BEAUTIFUL CONFLUENCE OF COMFORT & LUXURY”

- Experience an extraordinary lifestyle like never before at OMPEE TOWERS in MANESAR. These beautifully crafted modern apartments spread across a 1 acre come with multiple pockets of green space, unhindered living and dining space, lifestyle amenities, exclusive Swimming pool and more.

**TOTAL NUMBER OF LUXURY APARTMENTS= 5  
( 3BHK APARTMENTS )**



The image is an artistic composition and does not purport to represent the exact product



LANDCAPE VIEW



KIDS PLAY AREA

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ENJOY THE PRECIOUS TIME OF YOUR CHILDHOOD



CAREFREE



## OMPEE TOWERS IS A BEAUTIFUL COMBINATION OF INDOOR AND OUTDOOR RELATIONSHIP

- The iconic elevation design with modern jali sets OMPEE towers apart from other cities .
- The project is surrounded by low-rise development which allows
- Unobstructed wind flow
- Panoramic views
- Ample sunlight
- The beautiful views and gush of cool breeze refreshes your soul during the hot summer. While you can enjoy a cup of hot tea at your balcony in winters .
- Also balconies with access from the living room and all bedrooms – ideal for relaxing while the sun sets or entertaining friends. Air conditioning keeps each apartment beautifully cool, too, so you can make the most of the incredible natural light on hot summer days.



SAVOUR FAMILY LIFE IN ULTIMATE COMFORT



BREATH TAKING VIEW

The image is an artistic composition and does not purport to represent the exact product



SITE PLAN



POOL SIDE SEATING VIEW



POOL SIDE VIEW

## FLOATING INTO SUMMER LIKE ...

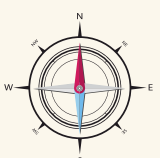
- Enjoy your day with an invigorating dip in the stunning swimming pool or relax in the evenings at the leisure pool deck .
- A separate pool for kids where they can learn the basics of swimming while enjoying all the water sports .
- Shaded pergola at the pool deck have loungers for you to refresh your spirit in privacy and exclusively
- Pool side lawn to throw an electric party while enjoying snacks and drinks served from the bar area.



DOUBLE HEIGHT ENTRANCE LOBBY

## EXPERIENCE A SENSE OF UBER GRANDEUR WHEN YOU ARRIVE

- The entry to the double height lobby is through full glass door
- The lobby consist of a beautiful waiting area with delightful ambience followed by elegant reception area .
- Each floor has a well designed entrance lobby with stylish false ceiling and ambient lighting .



KEY PLAN





## UNIT 5 – 3BHK UNIT

Super area = 2110 SQ.FT.



BEDROOM-1



BEDROOM



BEDROOM-3



LIVING ROOM



LIVING ROOM



DINING

## APARTMENT DESIGN FOR PEOPLE WHO APPRECIATE THE FINER THING

- Spacious rooms which are well lit and ventilated
- Large attached balconies with every room having elegant glass and stainless steel railings.
- More than 10 feet floor to ceiling height allows you to undertake any false ceiling and design unrestricted
- The 8 feet high windows/doors/slider look elegant which allows maximum daylight , air-circulation and view.
- Modular kitchen in every apartment.
- Split-ac provisions have been given in every apartment . All copper piping , electrical wiring and drain pipes have been pre installed .
- Internet access in all the apartments.



KITCHEN

## SPECIFICATIONS

### • LIVING/ DINING

|         |                                                               |
|---------|---------------------------------------------------------------|
| Floor   | Premium quality tiles in "Italian" stone finish 800 x 1600 mm |
| Walls   | Acrylic emulsion paint finish on POP punning/ Gypsum          |
| Ceiling | Acrylic emulsion paint finish on POP punning/ Gypsum          |

### • MASTER BEDROOM/ DRESS ROOM

|         |                                                      |
|---------|------------------------------------------------------|
| Floor   | Premium quality tiles in "Italian" stone finish      |
| Walls   | Acrylic emulsion paint finish                        |
| Ceiling | Acrylic emulsion paint finish on POP punning/ Gypsum |

### • MASTER BATHROOM/ OTHER BATHROOMS

|                           |                                                                                              |
|---------------------------|----------------------------------------------------------------------------------------------|
| Floor                     | Premium quality tiles                                                                        |
| Walls                     | Premium quality tiles 600 x 1200 mm                                                          |
| Ceiling                   | Acrylic emulsion paint finish                                                                |
| Counters                  | Complete vanity unit with premium quality tile counter-top                                   |
| Fixtures                  | Towel rail, toilet paper holder of standard make                                             |
| Sanitaryware/ CP Fittings | Single lever CP fitting, health faucet, wash basin and concealed WC cistern of standard make |

### • BEDROOMS

|         |                                                      |
|---------|------------------------------------------------------|
| Floor   | Premium quality tiles in "Italian" stone finish      |
| Walls   | Acrylic emulsion paint finish                        |
| Ceiling | Acrylic emulsion paint finish on POP punning/ Gypsum |

### • DOORS

|                          |                                                            |
|--------------------------|------------------------------------------------------------|
| Main Door (8' 0" High)   | Both side laminated finish doors with engineered chaukhats |
| Internal Doors (8' High) | Both side laminated finish doors with engineered chaukhats |

### • KITCHEN

|                    |                                                                      |
|--------------------|----------------------------------------------------------------------|
| Floor              | Premium quality tiles                                                |
| Walls              | Premium quality tiles 2' above the counters & acrylic emulsion paint |
| Ceiling            | Acrylic emulsion paint finish                                        |
| Counters           | Granite stone                                                        |
| Fixtures           | Premium quality of CP fittings, sink                                 |
| Kitchen Appliances | Modular Kitchen with chimney of standard make                        |

### • BALCONIES

|                 |                                     |
|-----------------|-------------------------------------|
| Floor           | Heavy duty tile flooring            |
| Walls           | Oil bound paint finish              |
| Ceiling         | Oil bound paint finish              |
| Railing         | Stainless steel railings with glass |
| Utility Balcony | Attached to the kitchen             |

### • EXTERNAL GLAZING

|                  |                                                                                                      |
|------------------|------------------------------------------------------------------------------------------------------|
| Windows/ Glazing | Energy efficient clear glass with UPVC frames in all habitable areas<br>Frosted glass in all toilets |
|------------------|------------------------------------------------------------------------------------------------------|

### • COMMON FACILITIES

|         |                                                                                                                                                                                                                                                                                                         |
|---------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Project | Fire safe wiring in the apartment<br>CCTV in the lift lobby, basement and misc entrances and exits<br>Access control at boom barrier and tower lobby entrance<br>2 Mitsubishi, Johnson, Kone, Schindler High speed lifts 2.5m/s (6 pax) in each tower<br>Provision for split AC units in all apartments |
|---------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|



INDOOR GAMES ROOM



INDOOR GAMES WITH SEATING

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A rich verity of  
bar, café &  
indoor games hubs.



TABLE TENNIS

# OUR RESIDENTIAL PROJECTS



OMPEE CREST



OMPEE RESIDENCY



OMPEE RESIDENCY-2



OMPEE RESIDENCY-3



OMPEE RESIDENCY-1



OMPEE RESIDENCY



OMPEE GLOBAL IB SCHOOL



OMPEE GLOBAL IB SCHOOL 3D MODEL



GD GOINKA INTERNATIONAL SCHOOL ROHTAK



OMPEE INTERNATIONAL CBSE SCHOOL



ST. JOSEPH INTERNATIONAL SCHOOL HISAR

40 Projects Successfully Delivered.

OUR SCHOOLS



These images used in the brochure are an artistic conceptualisation and does not purport to represent the exact product .the visual representation is purely conceptual . All building renders , building layouts , specifications etc. are tentative and subject to modification by the company , authorities and sanction plans



# OMPEE TOWER

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