



**WOMEKI**   
**WOODS**



Discover Opulence, Live in Luxury





## ABOUT THE PROJECT

Womeki Woods, which is situated to the booming metropolis of Noida and the Jewar Airport, is a stunning illustration of how contemporary living and the grandeur of nature can coexist in harmony. This cutting-edge estate development is more than just a group of homes in the farmhouse style, it's a carefully planned community that prioritizes luxury, sustainability, and an unmatched connection to the environment.

### Inhale absolute Purity

Womeki Woods is as much about the serene atmosphere as much it is about owning farm lands. It offers you the experience of a gated community of farm lands which are developed by experts without you taking the pain of development and maintenance of your farm land.

### Serenity in Nature







# EXCELLENCE FARMHOUSES

EACH FARMHOUSE IS A MASTERPIECE IN ITSELF, RADIATING  
**RICHNESS AND ELEGANCE.**



# LOCATION ADVANTAGES

---



Noida International Airport Asia's Largest and World's 4<sup>th</sup> largest



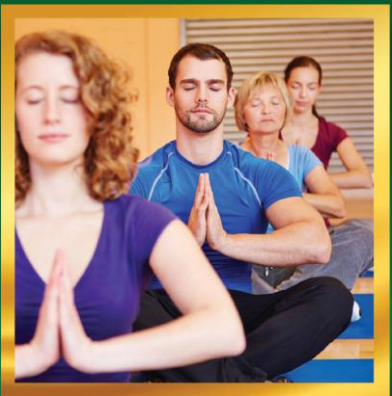
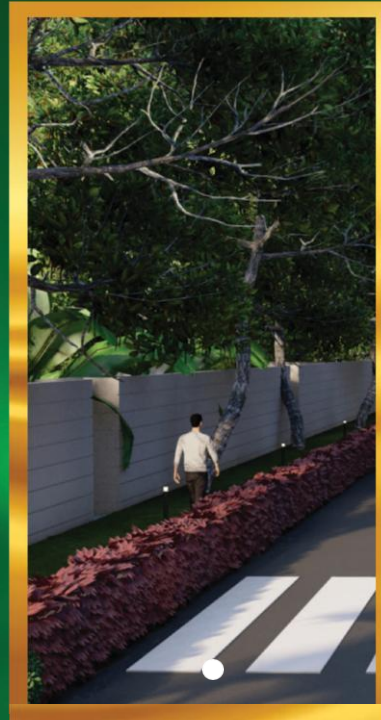
Rapid metro connection to Meerut, enhancing accessibility and regional development.



Planned 40 km elevated road linking Noida International Airport and IGI, with land acquisition in progress.

- Direct elevated connection to the Delhi-Mumbai Expressway, enhancing regional accessibility.
- Integration with key transport corridors, including DMIC, DFC (Dedicated Freight Corridor), Eastern Peripheral Expressway, and Yamuna Expressway.
- Proposed 1000-acre film city at Yeida, promising entertainment and tourism development.
- Seamless connectivity with IGI Airport through an elevated expressway and high-speed metro via Pari Chowk, reducing commute time to 2 hours.
- Significant investment of 4200 crores in Yamuna City, including 200 acres for textile, 200 acres for mobile, and 200 acres for handicrafts, driving economic growth.





# AMENITIES

- 15000 SQ. FT CLUB HOUSE
- MUD HOUSE CONCEPT
- INTRODUCING SLOW LIVING
- IMMEDIATE RESIDENTIAL
- REGISTRY & MUTATION
- MORE OF GREEN & OPEN AREA
- THEME BASED ARCHITECTURE
- PEDESTRIAN WALKWAYS
- 24\*7 SECURITY
- WELLNESS CENTRE
- KIDS PLAY AREA
- YOGA ROOM
- GATED COMMUNITY
- JOGGING TRACKS





# YAMUNA EXPRESSWAY

- F-1 Racing Track spread across 874 acres with 1,000 crore investment.
- Jaypee Sports City with cricket stadium, tennis-court complex, swimming pools and multiple purpose indoor stadiums.
- Greater Noida International Cricket Stadium with seating capacity of 1,00,000 spectators.
- Indian Exhibition Centre designed for hosting world class exhibitions and events, 50000 guest capacity.
- Hosted 12th & 13th international Auto Expo in years 2014 & 2018 respectively.
- Great Adventure Mall with entertainment avenues like Helicopter joyride, Artificial beach, Reverse bungee jumping, Wax Museum, 5D theatre etc.
- Heliport at strategically located Knowledge Park 2.
- Special Economic Zones IT Tech Zone spread across 650 acres with 15 divided plots among Wipro (100 acres), NIIT (25 acres), Unitech (50 acres), Ansals (75 acres) HCL, Globus Business Park, Great Adventure Mall, World Trade Park, Infosys etc.



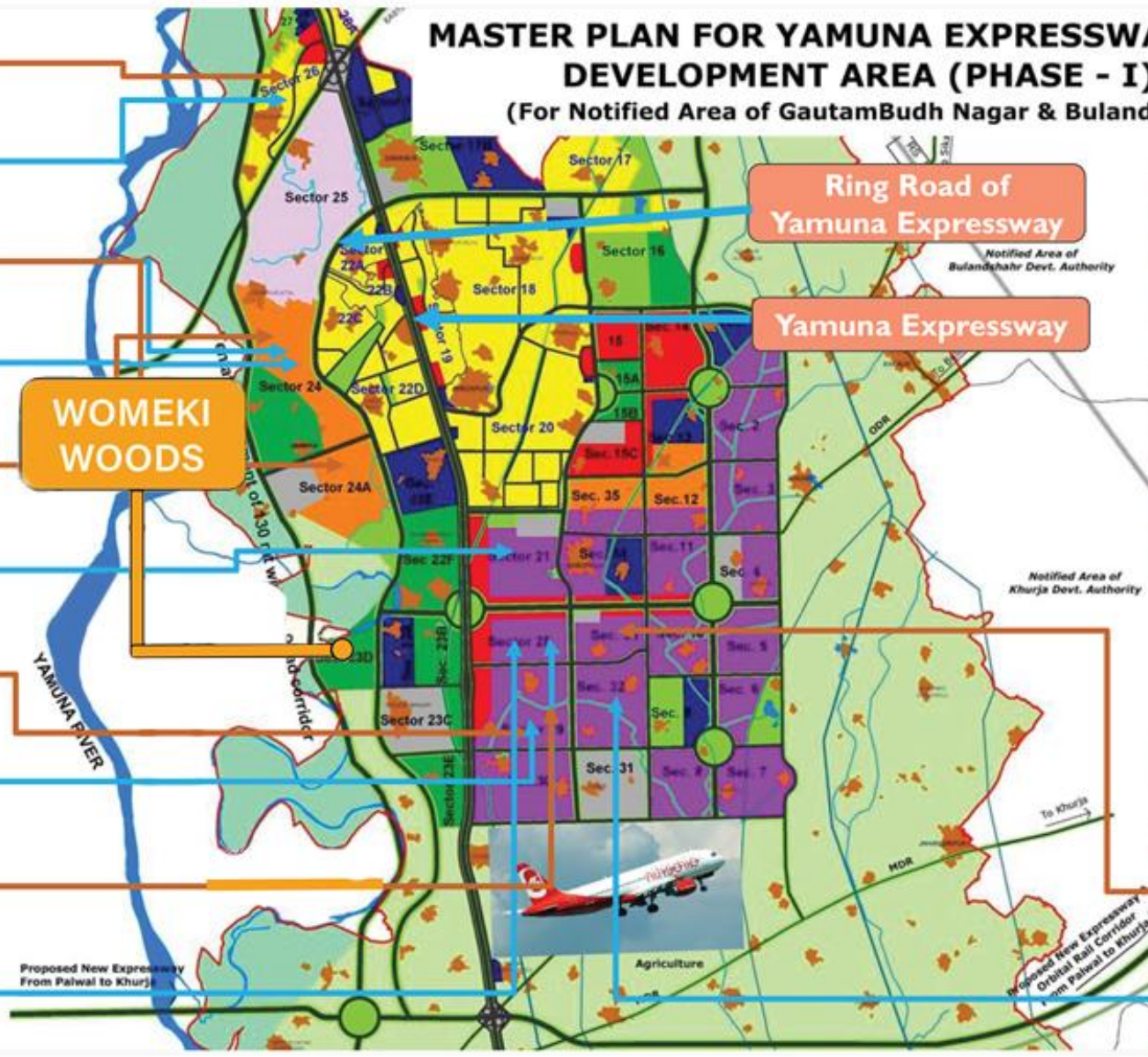




# MASTER PLAN FOR YAMUNA EXPRESSWAY INDUSTRIAL DEVELOPMENT AREA (PHASE - I) - 2031

(For Notified Area of Gautambudh Nagar & Bulandshahr District)

- Buddha International Circuit
- Patanjali
- Electronic City
- Lava Mobile
- VIVO Mobile
- Film City
- Textile Park
- Handicraft Park
- Furniture Hub
- Leather Manufacturing Unit



**LEGEND:-**

[Yellow Box]	RESIDENTIAL
[Red Box]	COMMERCIAL
[Purple Box]	INDUSTRIAL
[Dark Blue Box]	INSTITUTIONAL
[Orange Box]	MIXED USE
[Light Purple Box]	SDZ / SPORTS CITY
[Grey Box]	TRANSPORTAT (including city level transport facilities)
[Light Green Box]	RIVER FRONT DEVELOPMENT
[Green Box]	GREENBELTS & PARKS
[Dark Green Box]	RECREATIONAL GREENS
[Light Green Box]	AGRICULTURE
[Blue Box]	WATER BODIES
[Brown Box]	VILLAGE ABADI
[RS Symbol]	RAILWAY STATION
[Compass]	LOCATION FOR GRADE SEPARATOR
[Road Lines]	ROAD NETWORK
[Thick Line]	130m ROW
[Medium Line]	100m ROW
[Thin Line]	75m ROW
[Thin Line]	60m ROW
[Thin Line]	45m ROW
[Thin Line]	30m ROW
[Green Line]	CANAL WITH GREEN BELT
[Grey Line]	RAILWAY TRACK
[Red Line]	NOTIFIED AREA BOUNDARY

- Toy City
- Metro Coach Factory



## Major Landmarks / Industrial Developments in the vicinity



Buddha International Circuit



Patanjali Industrial Park



Vivo Industrial Park



Electronic City



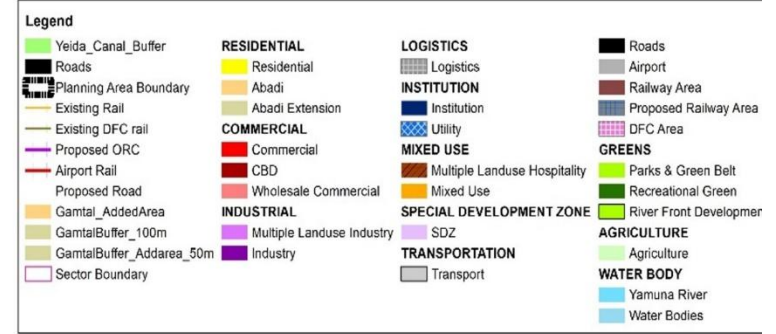
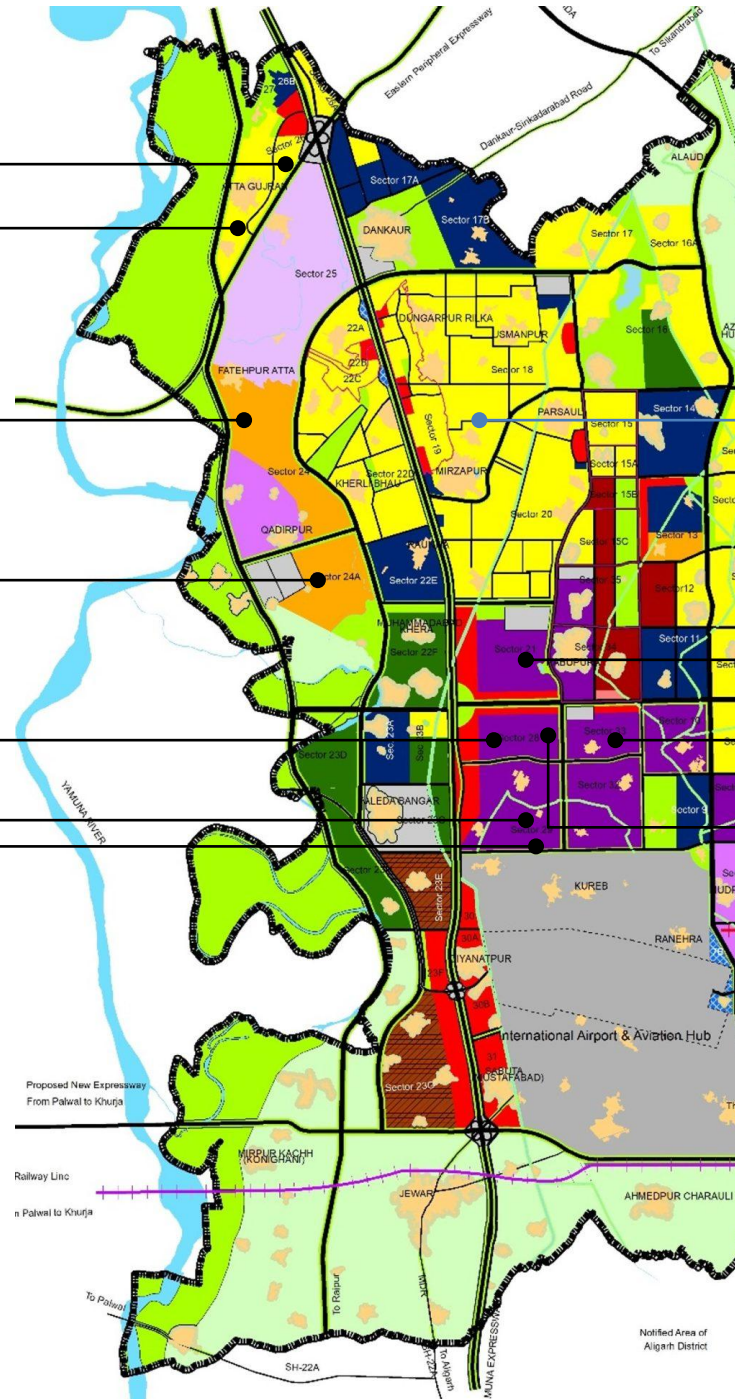
Medical Devices Park



Textile & Apparel Park



Handicraft Park



## Major Landmarks / Industrial Developments in the vicinity

Film City



Toy City



Leather Manufacturing Unit



### Location

### Distance from Site

Buddha International Circuit	Km
Patanjali Industrial Park	Km
Vivo Industrial Park	Km
Electronic City	Km
Medical Devices Park	Km
Textile & Apparel Park	Km
Handicraft Park	Km
Film City	Km
Toy City	Km
Leather Manufacturing Unit	Km









## Womeki Woods

ITS NOT JUST FARMHOUSE. IT'S AN EXPERIENCE...

An oasis of wideopen spaces, so you don't miss the pulse of the city.

Womeki Woods is the ideal gateway for nature lovers.. An absolute gem of a destination.

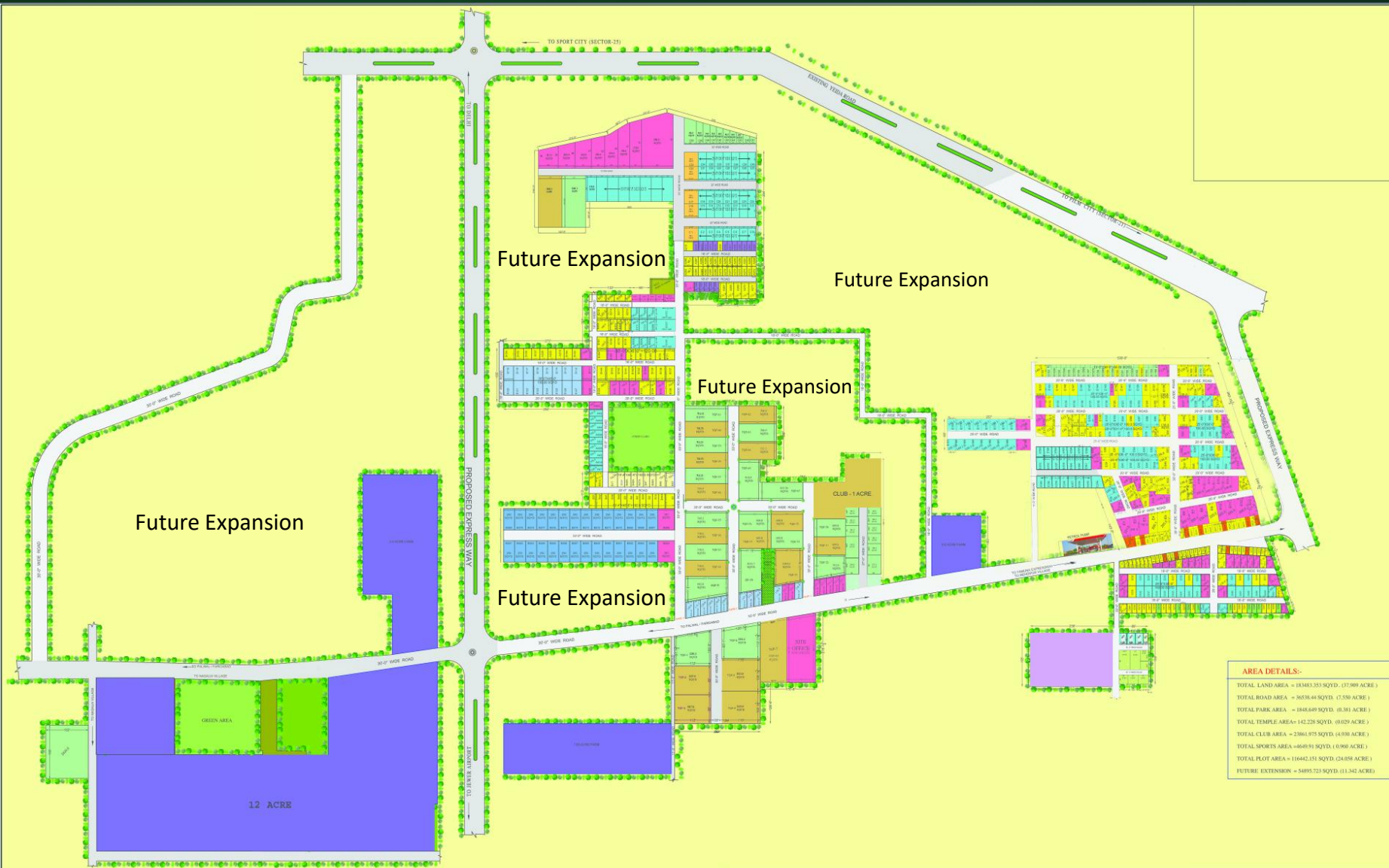


## Slow Living

Embracing the art of slow living: finding joy in simplicity, savoring the present moment, and cultivating a life filled with purpose and mindful connections.







**AREA DETAILS:-**

TOTAL LAND AREA = 15343.353 SQYD. (37.999 ACRE)
TOTAL ROAD AREA = 3838.64 SQYD. (7.530 ACRE)
TOTAL PARK AREA = 1848.649 SQYD. (0.381 ACRE)
TOTAL TEMPLE AREA = 142.228 SQYD. (0.029 ACRE)
TOTAL CLUB AREA = 2361.975 SQYD. (4.030 ACRE)
TOTAL SPORTS AREA = 4640.91 SQYD. (6.990 ACRE)
TOTAL PLOT AREA = 11642.351 SQYD. (24.059 ACRE)
FUTURE EXTENSION = 5489.721 SQYD. (11.342 ACRE)

VERSION :- FEB - 2024

NORTH:

PROJECT BY:

**BLOCK - A LEGEND:-**

S.NO.	COLOR	PLOT AREA	PLOT SIZE	PLOT NO.
1		DIFFERENTS		TGF51-TGF78 TGF79-TGF85
2		50.0 SQYD.	15'-0"X30'-0"	A302-A308, A310-A314, A317-A324
3		100.0 SQYD.	22'-0"X41'-0"	A21,A36-A69
4		DIFFERENTS		
<b>COMMERCIAL:-</b>				
5		111.1 SQYD.	20'-0"X50'-0"	SCO30-SCO34, SCO36-SCO37, SCO40, SCO43-SCO46
6		DIFFERENTS		SCO25A-SCO29D, SCO25S, SCO38-SCO39, SCO41,SCO42,SCO47

**BLOCK - D LEGEND:-**

S.NO.	COLOR	PLOT AREA	PLOT SIZE	PLOT NO.
1		<b>SOLD</b>		
3		100.0 SQYD.	22'-0"X30'-0" 30'-0"X30'-0"	D234,D226,D228-D231, D236-D243,D246-D251,D265,D266.
4		50.0 SQYD.	15'-0"X30'-0"	D254,D258-D264,D267-D269, D271-D275.
5		DIFFERENT		D280-D282, D284-D287,D289-D290,D211,D213,D216, D223,D224,D226,D244,D245,D253, TGF-1,TGF-2, SITE OFFICE.
<b>COMMERCIAL</b>				
9		DIFFERENT		SCO25-SCO29

**BLOCK - E LEGEND:-**

S.NO.	COLOR	PLOT AREA	PLOT SIZE	PLOT NO.
1		<b>SOLD</b>		
2		100.0 SQYD.	25'-0"X36'-0"	E35,E36,E41-E45,E49-E52,E55, E57-E59,E62-E65,E74-E76,E78, E83-E86,E90,E91,E95-E97, E99-E101,E103,E113-E119, E121-E123,E128-E130,E139, E140,E143-E146,E150
3		60.0 SQYD.	15'-0"X36'-0"	E155-E158A,E159A,E161-E163 E164-E166,E170
4		DIFFERENT		E1-E3,E5-E8,E10-E13,E15-E19, E22-E27,E29,E31,E33,E34,E38, E53,E54,E60,E69,E72,E77,E78, E102A,E109,E111,E127,E132, E142A,E167.
<b>COMMERCIAL:-</b>				
8		50.0 SQYD.	15'-0"X30'-0"	ES24E-ES11,ES14-ES19,ES24
9		DIFFERENT		ES14ES26

**SCO LEGEND:-**

S.NO.	COLOR	PLOT AREA	PLOT SIZE	PLOT NO.
1		111.1 SQYD.	29'-0"X50'-0"	SCO1
2		111.1 SQYD.	29'-0"X50'-0"	SCO2-SCO10
3		60.0 SQYD.	15'-0"X36'-0"	DSS1-DSS6

**BLOCK - B LEGEND:-**

OWNER'S SIGN









# THE PRIVILEGE OF FREEHOLD OWNERSHIP







## **Womeki Infra**

**Office Address - Bhutani Alphathum, Sector 90  
Noida, Uttar Pradesh 201305**