

Jalandhar
HEIGHTS

agiinfra



*Live into the pleasure
of luxury and comfort*

RERA REG.NO. PBRERA-JAL33-PR0202 | PBRERA-JAL33-PR0177 | PBRERA-JAL33-PR0360

M.D. MESSAGE



Throughout my journey as the Managing Director of **AGI Infra Ltd**. Since its incorporation, I feel elated to have witnessed the progress, achievement of many milestones i coming up as a prominent Real Estate Company.

A Unique combination of strategic location, modern technology, professional management, quality construction, research and marketing network, vast experience and knowledge transformed *AGI Infra Ltd* to rank amongst the most cost effective and efficient player in Real Estate industry in Punjab.

Backed by our integrity, relentless commitment and operational excellence, we have been uniquely positioned as a premium Brand. We are aiming to meet the soaring demands of Real Estate Industry in the country as well as increasing competitiveness through *homes for all*.

AGI Infra Ltd strategically focuses on enhancement of customer satisfaction by providing on time deliveries and also catering diversified user demands. In last few years, our group effort and company's approach has enabled us to make tremendous progress in this area and establish a satisfied customer base.

Our approach for the versatile and beautiful architectures accompanied with the compliance for the safety and environmental standards has established us as a brand in the market.

We are continuously upgrading our technology and standards to deliver the best to our customers and hoping for their support and trust in the coming years also.

Yours truly,

MANAGING DIRECTOR
(SUKHDEV SINGH)

Achievements



I.S.O. CERTIFIED COMPANY

FACILITIES AT A GLANCE

Residence Club & Restaurant
 Swimming Pool & Gymnasium
 Basket Ball Court
 Badminton Court
 Children's Play Area
 Water Fountain
 Squash Court
 Jogging Park
 Dispensary & Doctor Facility
 Convenient Shopping



HEALTH CLUB & SWIMMING POOL



AGI WONDER WASH LAUNDRY SERVICE



LPG RETICULATED SYSTEM

AERIAL VIEW OF PALACE I & II

**LIVE IN
LUXURY**

STANDARD SPECIFICATIONS FOR 4+1 BHK 3000 SQ. FT. PALACE I & II (JH)

LIVING / DINING / FAMILY LOUNGE:

FLOORING: Italian Marble

WALLS: Acrylic Emulsion Paint

CEILING: Acrylic Emulsion Paint

DOORS: Hardwood Doors Frames With European Style Flush Door

WINDOWS: UPVC/power Coated Aluminum

KITCHEN:

MODULAR KITCHEN: Standard Makes and Brands

FLOORING: Vitrified Tiles

WALLS: Ceramic Tiles upto 2ft Above Counter,
Acrylic Emulsion Paint in Balance Area

CEILING: Acrylic Emulsion Paint

DOORS: Hardwood Doors Frames with European Style Flush Door

WINDOWS: UPVC/Power Coated Aluminium

FIXTURES/FITTINGS/OTHERS: Granite top with SS Double Bowl Sink,
Branded Chimney, CP Fittings (Jaguar/Equivalent Quality)

MASTER BEDROOM / BEDROOMS:

FLOORING: Laminated Wooden Flooring

WALLS: Acrylic Emulsion Paint

CEILING: Acrylic Emulsion Paint

DOORS: Hardwood Doors Frames With European Style Flush Door

WINDOWS: UPVC/Power Coated Aluminium With Tempered Glass

CUP BOARD: Complete Cup Board with Mica Face

WASHROOMS:

FLOORING: Ceramics Anti Skid Tiles

WALLS: Ceramic Tiles upto 7ft Height
Acrylic Emulsion Paint in Balance Area

CEILING: Acrylic Emulsion Paint

DOORS: Hardwood Doors Frames with European Style Flush Door

WINDOWS: UPVC/Power Coated Aluminium

FIXTURES/FITTINGS/OTHERS: White Chinaware, CP Fittings
(Jaquar / Equivalent Quality) Provision for hot and cold water supply

Shower Cabins And Bath Accessories In All Four Washrooms

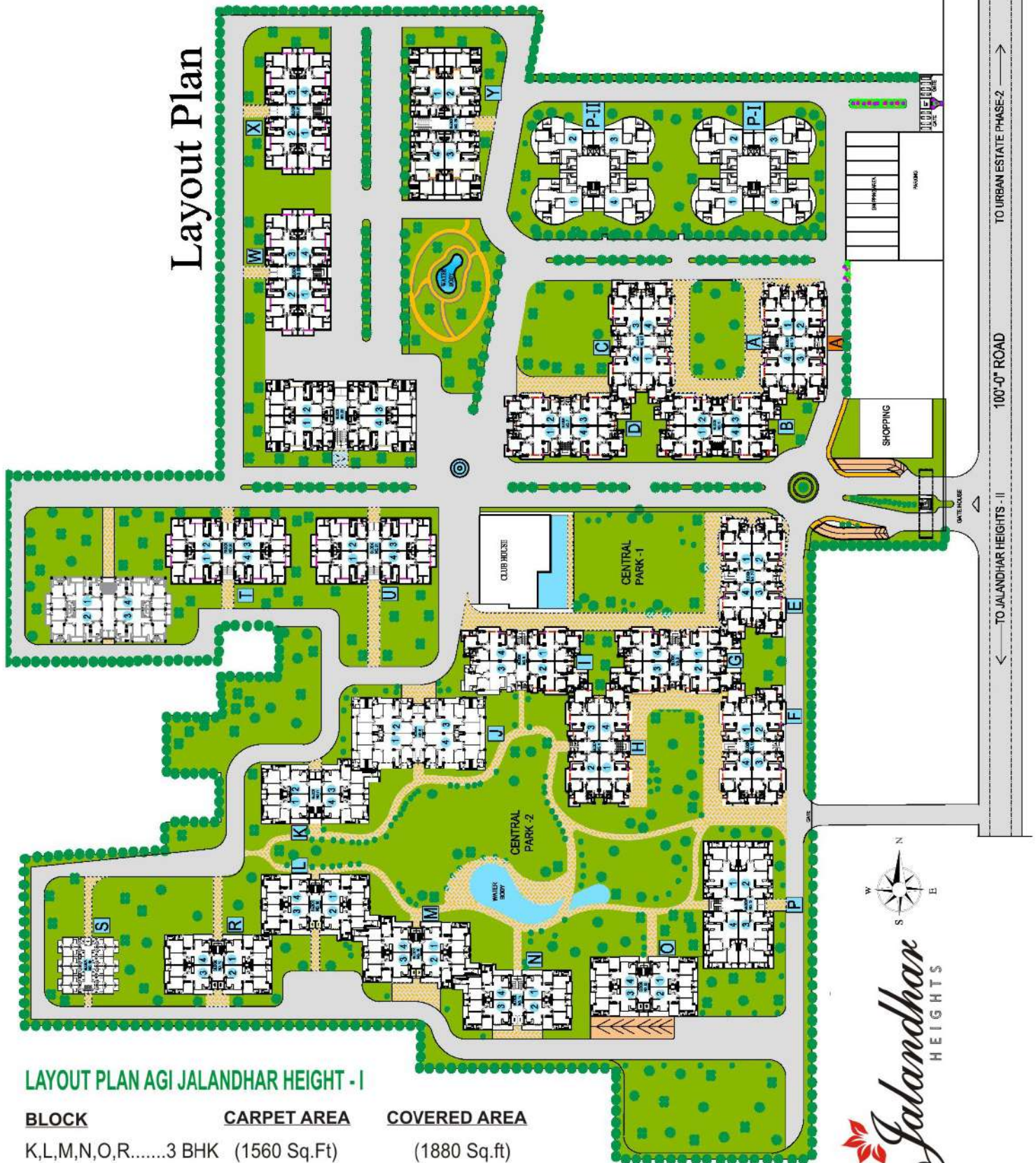


PALACE- I,II (JH-I)

BUILT UP AREA - 3000 SFT.
CARPET AREA - 2600 SFT.

FLOOR PLAN 4 BHK + SERVANT ROOM
(JALANDHAR HEIGHTS-I)

Layout Plan



LAYOUT PLAN AGI JALANDHAR HEIGHT - I

BLOCK	CARPET AREA	COVERED AREA
K,L,M,N,O,R.....3 BHK	(1560 Sq.Ft)	(1880 Sq.ft)
U,T,W,X.....4 BHK	(1960 Sq.Ft)	(2300 Sq.ft)
V,Y.....5+1 BHK	(2620 Sq.Ft)	(3000 Sq.ft)
Palace - I & II4+1 BHK	(2600 Sq.Ft.)	(3000 Sq.ft)

*Note : All Plans, illustrations, and information are tentative & for identification purposes only.
Details are subject to revise as per the approvals.

JALANDHAR HEIGHTS - II

World-class 2,3 & 4 BHK Flats, Pent House



LAYOUT PLAN

BLOCK	CARPET AREA / COVERED AREA	
A,B,C.....3 BHK (1340 Sq.ft 1600 Sq.ft)	POSESSION START	
D,E,F.....2 BHK (1075 Sq.ft 1330 Sq.ft)		
G,H,I.....4 BHK (2110 Sq.ft 2400 Sq.ft)	UNDER CONSTRUCTION	
J,K.....4 BHK (2110 Sq.ft 2400 Sq.ft)		
ICONIC (2550) Sq.ft 3000 Sq.ft)	EXTENSION	
*L,M,N....3 BHK (1340 Sq.ft 1600 Sq.ft)		
*O,P,Q....4 BHK (1828 Sq.ft 2150 Sq.ft)		

*Note : Details Extension (JH-II) are Subject to revise as per the approvals.



FLOOR PLAN 4 BHK (JH-11) BLOCK - G,H,I,J,K

BUILT UP AREA - 2400 SFT.
CARPET AREA - 2110 SFT.



FLOOR PLAN 4 BHK (JH-II)
EXTENSION BLOCK - O,P,Q

*Note : Plan may change as per the actual approval.

BUILT UP AREA - 2150 SFT.
CARPET AREA - 1828 SFT.



FLOOR PLAN 3 BHK (JH-II) BLOCK - A,B,C
JH-II EXTENSION BLOCK - L,M,N

BUILT UP AREA - 1600 SFT.
CARPET AREA - 1340 SFT.

SPECIFICATIONS (For All Categories)

A World Class Premium Apartments Project Jalandhar Heights-1 & Jalandhar Heights-2 offers absolute green living, quality life style and leisure, beautifully designed landscapes, spread with parks ,swimming pool, club house,kids play area, playgrounds and ample carparking-ultimate combination of

We Build Trust & Our Customers Trust Us.

Project Highlights:-

- 80% open space
- 2BHK, 3 BHK, 4BHK & 5+1 BHK Flats
- Two High Speed Lifts Each Block
- Power Back Up For Essential Services
- 24x7 Two Tier Security
- Shopping Complex
- Playgrounds with Lawns
- Landscape Gardens
- Tennis & Basket Courts
- Kids Play Area
- PNG Reticulated System
- Residentace Club & Restaurant
- Swimming Pool & Gymnasium
- Water Fountain
- Jogging Park
- Dispensary & Doctor Facility

LIVING / DINING / PASSAGE

FLOORING	Vitrified Tiles
WALLS	Acrylic Emulsion Paint
CEILING	Acrylic Emulsion Paint
DOORS	Hardwood Door Frame with European Style Flush Doors
WINDOWS	UPVC / Powder Coated Aluminium

MASTER BEDROOM

FLOORING	Laminated Wooden Flooring
WALLS	Acrylic Emulsion Paint
CEILING	Acrylic Emulsion Paint
DOORS	Hardwood Door Frame with European Style Flush Doors
WINDOWS	UPVC / Powder Coated Aluminium
SPECIFICATION	Cupboard in Master Bedroom

BEDROOMS

FLOORING	Laminated Wooden Flooring
WALLS	Acrylic Emulsion Paint
CEILING	Acrylic Emulsion Paint
DOORS	Hardwood Door Frame with European Style Flush Doors
WINDOWS	UPVC / Powder Coated Aluminium
SPECIFICATION	Cupboard in Bedrooms

KITCHEN

MODULAR KITCHEN	Standard makes and brands plus Chimney
FLOORING	Ceramic Tiles
WALLS	Ceramic Tiles upto 2 feet above counter,
CEILING	Acrylic Emulsion Paint in balance area
WINDOWS	Acrylic Emulsion Paint
FIXTURES / FITTINGS / OTHERS	UPVC / Powder Coated Aluminium Granite / Marble Counter Top with SS Double Bowl Sink, CP Fittings (Jaquar / Equivalent Quality)

TOILETS

FLOORING KITCHEN	Ceramic Tiles
WALLS	Ceramic Tile upto 7 feet Height
CEILING	Acrylic Emulsion Paint
DOORS	Hardwood Door Frame with European Style Flush Doors
WINDOWS	UPVC / Powder Coated Aluminium
FIXTURES / FITTINGS / OTHERS	Whit Chinaware, CP Fittings (Jaquar / Equivalent Quality) Provision for Hot and Cold Water Supply.

BALCONY / TERRACE

FLOORING	Anti-skid Ceramic Tiles
WALLS	Exterior Paint
FIXTURES / FITTINGS / OTHERS	Steel Railing & Toughened Glass

BALCONY / LIFT LOBIES

FLOORING	Granite / Marble
WALLS	Acrylic Emulsion Paint
CEILING	Acrylic Emulsion Paint

STAIRCASE

FLOORING	Granite / Marble Flooring on Steps
WALLS	Acrylic Emulsion Paint
CEILING	Acrylic Emulsion Paint
WINDOWS	UPVC / Powder Coated Aluminium
FIXTURES / FITTINGS / OTHERS	Steel Railing

EXTERNAL FACADE

Combination of one or more of Texture Paints / Paints

ELECTRICAL WORKS

Copper wiring with concealed PVC conduits. Sufficient lighting & Power Points with Modular Switches, Telephone & TV Points in each Bedroom

POWER BACK-UP

Adequate Power back-up for essential services

SECURITY SYSTEM

CCTV for Basement and Entrance Lobby Ground Floor, Two Tier 24 X 7 Security

SPECIAL BUILDING FEATURES

Tennis Court, Amphitheater, Landscaped Gardens, Structure designed for seismic considerations for Zone - IV as stipulated by the code for better safety. Equipped with Fire Fighting Equipments.

Disclaimer : Visual representations Shown are purely conceptual. Building Plans, specifications, layout plans etc. are tentative and subject to variation and modification by the company or the competent authorities sanctioning plans. Marble / Granite natural material have inherent characteristics of colour & grain variations.



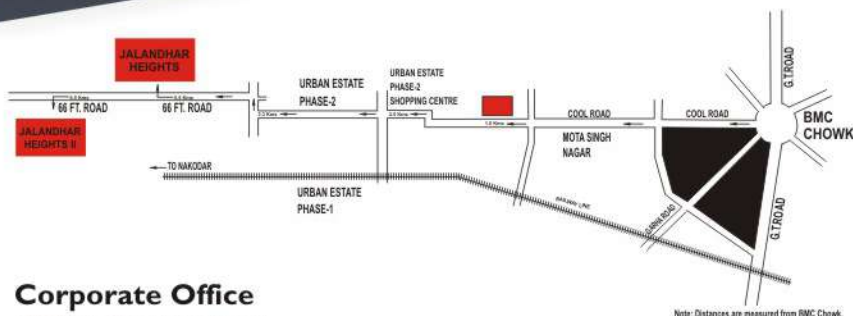
Licences, Awards, Memberships and Recognitions:

The Company is fully authorized by the concerned competent authorities for carrying out its business that includes Jalandhar Development Authority, Department of Town Planning, Punjab Urban Development Authority and others. In the year 2015, the Company has been enlisted in the BSE (Bombay Stock Exchange). In a short span of time, the people have shown tremendous response for the public issue of the Company, which has resulted in the increase in price of shares. The Company recently got awarded as Top 5 best performer in BSE (Bombay Stock Exchange). To check the present rates, please see the Company website.

Social Initiative

The group is committed for its work for the social welfare and has taken a tedious task of road maintenance of two long main roads in Jalandhar. The Company has taken participation in the lean and green Jalandhar project. Similarly the group actively participated for the Nepal earthquake relief programs. Company is also running a school for children of labour under the name of "AGI Welfare School" being provided with free Books, Uniforms & Education. But this is not all; such works will be continued in the future also.

LOCATION



	Approx.
School	1.5 km
Hospital	2.0 km
Urban Estate	2 km
Medical College	3.0 km
Bus Station	5.0 km
BMC Chowk	6.0 km

Corporate Office AGI Infra Limited

CIN : L45200PB2005PLC028466

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