a project of

FUSION

BUILDING VALUES

U:FAIRIA

FUN | FASHION | FIESTA

The Best HYPER-HYBRID MALL
at Greater NOIDA, West

RERA REG. NO.: UPRERAPRJ3924

Creating Delight, with Opportunities Unlimited!

A converging point where your requirements for convenience and practicality matches your desire for quality, variety and charm...



U:FAIRIA
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Sector 16B, Greater Noida(W)

Fusion Build Tech presents, U:FAIRIA, the fast upcoming commercial project in Greater NOIDA (West). Fusion Build Tech boasts of being one of the most sought-after, premium real estate leaders with a presence in over 35 countries across residential and commercial landscape in India.

Equipped with a multitude of brand outlets for the most extravagant shopping experience; restaurants to tantalize your taste buds, gaming zone to let your playful spirit run free, 5-screen multiplex for the movie buff in you, Medi-zone to assist your healthcare needs, immaculate office space with four-side open space for convenient parking. Watch it all come alive at U:Fairia – the multipurpose galleria that promises fun and functionality, packed to the brim with undeniable opportunities.

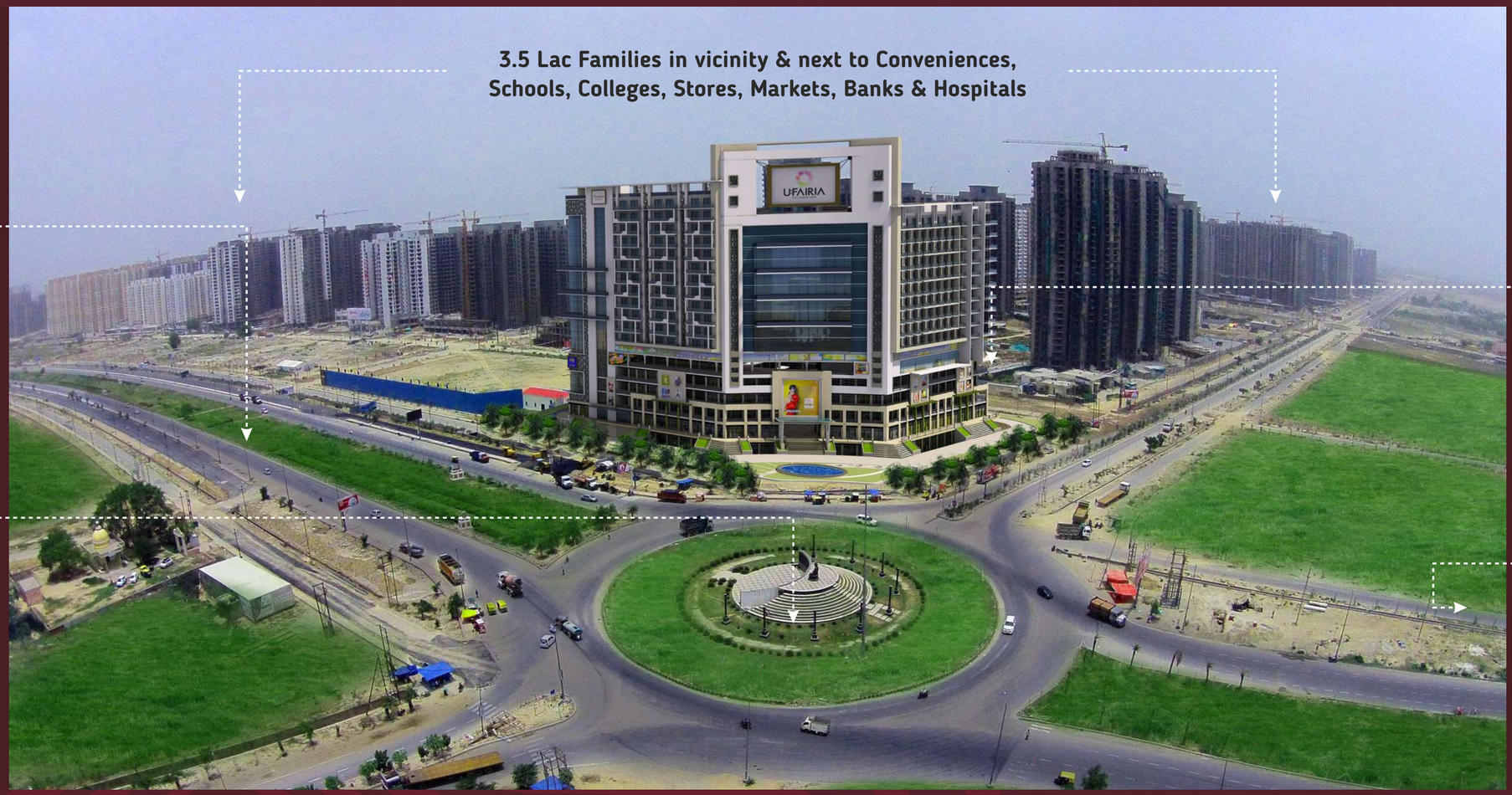
RERA No. UPRERAPRJ3924

Time to create, your own delight!

U:Fairia, built and named to make you experience your own state of euphoria. Just the place to uplift your senses, where your visions of paradise is tastefully wrapped in vivacity, grandeur and elegance. Step in and behold the ambience coupled with class-leading infrastructure that meet and exceed expectations.



Greater NOIDA (W), Delhi-NCR's Commercial Hotspot – Exclusive and Poised!



Located on 130m wide road

4 Side Open & Accessible

Corner Point of Ek Murti Chowk

Nearby Approved METRO STATION

- Proximity to NOIDA, one of the India's leading cities in the Commercial Real Estate sector and fourth largest IT-BPO destination in the country.
- Epicentre to top-tier companies like Wipro, HCL Technologies, LG Electronics, TATA Consultancy Services, Accenture to name a few; with leading educational institutions and world-class healthcare and top-end wellness centres.
- Excellent Metro connectivity for hassle-free access.
- Thriving zone for urban real estate and recreational centres, crafted with thoughtful attention to detail.
- Scenic, rejuvenating environment with lush greenery and wide roads.

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site plan

FASHION FAIR : RETAIL SHOPS ON LGF, GF, FF, SF & TF

FIRST FLOOR : HYPER MARKET AT LGF

FILM FAIR : 5 SCREEN MULTIPLEX ON 4TH, 5TH & 6TH

FUN FAIR : KIDS ENTERTAINMENT AREA & KITTY PARTY AREA ON 4TH FLOOR

FOOD FAIR : FOOD COURT, RESTAURENT & BARS ON 4TH, 5TH & 6TH FLOOR

HEALTH FAIR : HEALTH GYM, & POLYCLINIC ON 5TH & 6TH FLOOR

CORPO FAIR : COMMERCIAL OFFICE SPACE & COMMERCIAL STUDIO ON 7TH TO 16TH FLOOR









FOOD COURT & RESTAURANT







CINEMA & GAMING ZONE







POLY CLINIC





BANQUET HALL





Putting the FUN in Function

With its exclusive section 'CorpoFAIR' dedicated to bring you top of the range ambience and facilities like 24X7 power supply and more, U:Fairia aids you to reach the apex of your productivity and focus suited for your work and business expansion needs. As the wisest have preached "All work and no play makes Jack a dull boy", U:Fairia ensures your need for socializing is taken care of to get you the much-needed boost of rejuvenation after a long, hectic day with 'SocioFAIR', a space stretching across 10,000 square meters for you to interact and unwind.









Feature-perfect Avenue! **(RETAIL SHOPS)**

With an array of opportunities in shopping outlets

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Sector 16B, Greater Noida(W)

Plan of the Paragon

- LGF to 3rd Floor : Retail Outlets
- 4th Floor : Multiplex, Food Court, Restaurant, Entrainment Zone
- 5th & 6th Floor : Polyclinic (Doctor's Floor)
- 7th to 14th Floor : Office Space facing the 60 meter road
- 7th to 16th Floor : Studios facing the 130 meter road



perspective view

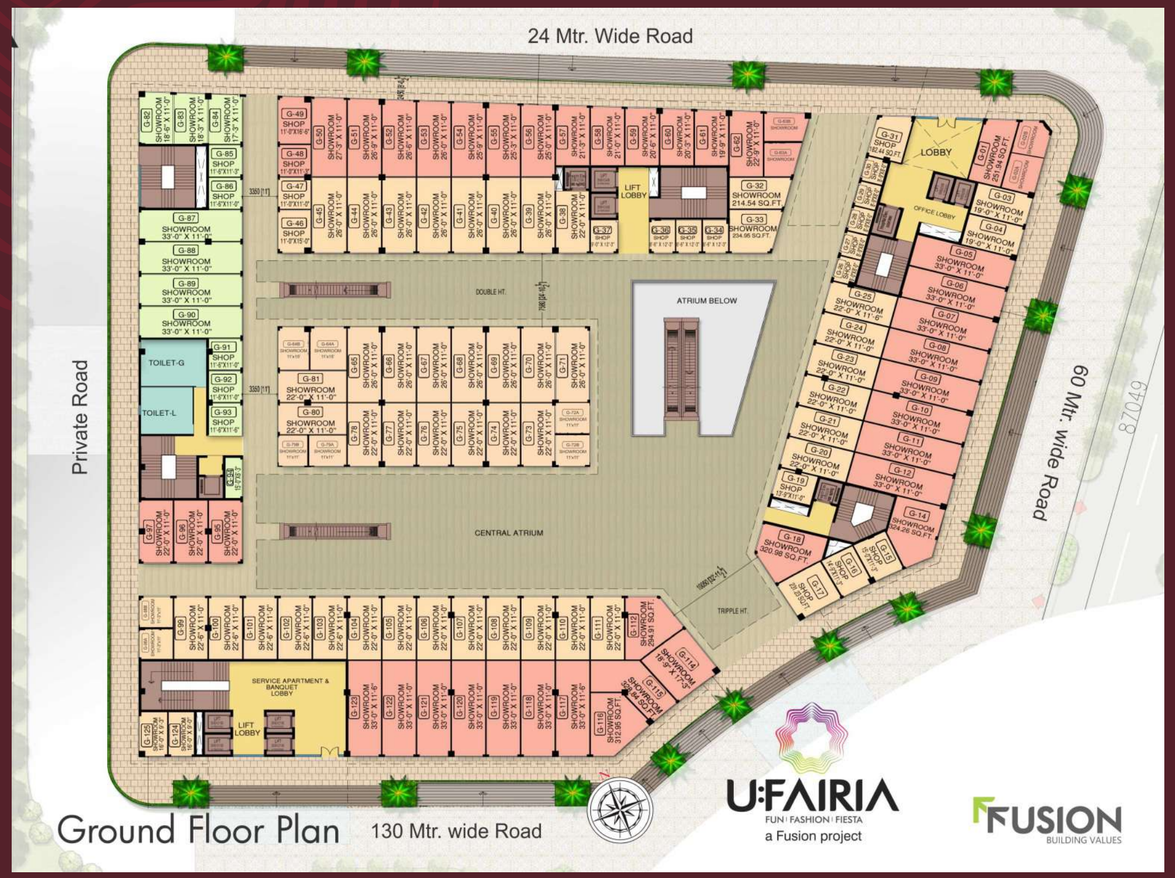
LOWER GROUND FLOOR PLAN



Disclaimer: All Plans, design, specification stated herein are conceptual in nature and not binding and is subject to change, on revision of plan & approval by the competent authorities.

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GROUND FLOOR PLAN



FIRST FLOOR PLAN



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SECOND FLOOR PLAN



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THIRD FLOOR PLAN

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Location Map



Drive from NH 24	5 mins
Drive from Sector 120, Noida	2 mins
Drive from Pari Chowk	15 mins
Drive from Sec-18 Atta Market, Noida	15 mins
Drive from Sai Temple sector 52	5 mins
Drive from Fortis Hospital, Noida	7 mins
Drive from Sector 32 City Centre Metro Station	7 mins
Drive from Noida - Greater Noida Expressway	10 mins
Proposed Metro Station	1 mins

MAP NOT TO SCALE

Access, the World of Opportunities!

- Directly accessible from the main road (spanning 130 meters) of Greater NOIDA (W).
- Bankable by leading banks like HDFC and ICICI.
- 2.5 Acres of commercial project located at heart of Greater NOIDA (W).
- Based at the four sided corner plot with abundant parking space for the visitors.
- Walking distance from 2nd proposed metro station of Greater NOIDA (W).
- Adjacency to approx 50,000 families in the neighbourhood.
- Well linked to 16 trailed NH-24 and the Delhi-Mumbai eastern peripheral.