



AURAA GARDEN
— WHERE LIFE BLOSSOMS —

EMBRACE
Spacious Living



A PROJECT BY



AURAA WONDER WORLD
PRIVATE LIMITED



ABOUT US

Auraa Garden is a visionary name in the real estate industry, stepping into the market with a dream that goes beyond just plotting. We're developing not only plots but a complete future-ready township that will include villas, row houses, and commercial spaces.

Our goal is to offer a balanced lifestyle where modern living, nature, and community come together. Every project by Auraa is driven by trust, transparency, and a long-term commitment to value creation.

Smart Investment Today. Future-Ready Living Tomorrow.

LOCATION ADVANTAGES

- Strategically Located at Proposed 4 lane Gangaganj to Nigohan Highway.
- 25+ special Attractions like Ekana Cricket Stadium, Phoenix Palassio, Medanta, Lulu Mall, IT City, Central Jail, Avas Vikas & Lda Projects Etc connecting within 15 to 25 min Drive from the Location.
- Approx. 50+ Government Projects are Developing nearby the Location.
- Direct Connectivity From Charbagh Railway Station, Chaudhary Charan Singh International Airport & Hazratganj Etc.
- Enjoy Proximity with the best market place, Schools, Hospitals, Colleges, Commercial Projects, Banks, ATMs Etc.

AMENITIES

Experience a lifestyle of comfort and convenience with world-class amenities designed to elevate your everyday living. From Landscaped gardens, Spacious Club houses, and Modern fitness centers to 24/7 security, Ample parking, and dedicated play areas every detail has been thoughtfully crafted to enhance your life and bring your dream home to life.



Gated Township



Wide Roads



24*7 Security



Street Light



Park



Drainage System



Marriage Lawn



Shopping Area



PLOTTING LEGEND

BLOCK	PLOTS SIZE	DIMENSION	BLOCK	PLOTS SIZE	DIMENSION
A	3000 SQ. FT.	50' X 50'	F	1000 SQ. FT.	25' X 40'
B	2000 SQ. FT.	40' X 50'	G	800 SQ. FT.	20' X 40'
E	1000 SQ. FT.	20' X 50'	I	1600 SQ. FT.	40' X 40'
			J	600 SQ. FT.	15' X 40'

PROJECT DESCRIPTION (PHASE I)

TOTAL LAND AREA	- 6,30,644 SQ.FT.
TOTAL ROAD AREA	- 2,17,736. SQ.FT.
TOTAL GREEN AREA	- 45,506 SQ.FT.
TOTAL PLOTTED AREA	- 3,67,402. SQ.FT.



PROJECT LAYOUT

POCKET-B

POCKET-C

FUTURE EXTENSION

FUTURE EXTENSION

BLOCK	PLOTS SIZE	DIMENSION
C	1500 SQ. FT.	30' X 50'
D	1350 SQ. FT.	45' X 30'
H	450 SQ. FT.	15' X 30'

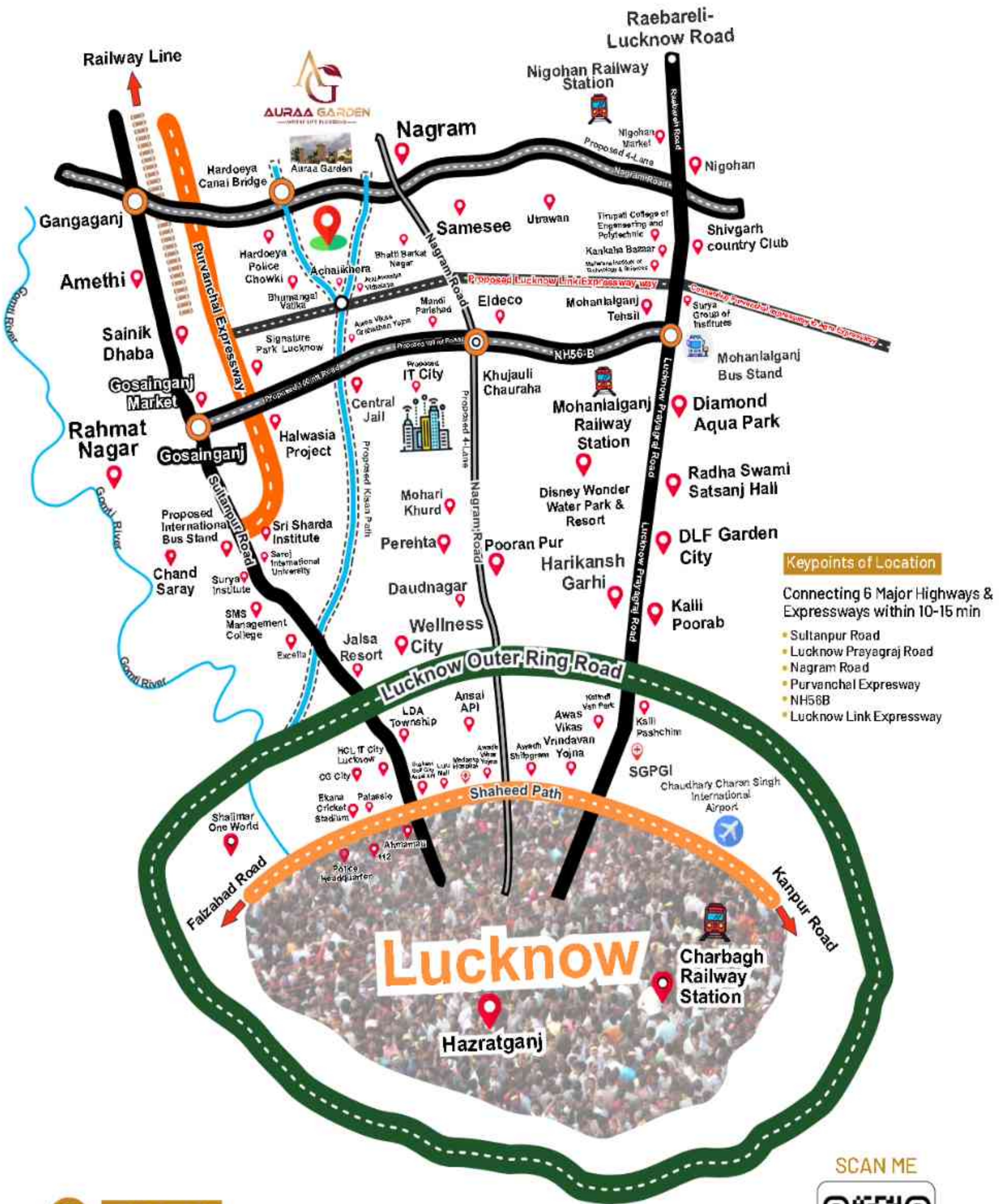
TOTAL LAND AREA	- 25,61,149 SQ.FT.
TOTAL ROAD AREA	- 9,63,954. SQ.FT.
TOTAL GREEN AREA	- 2,59,692 SQ.FT.
TOTAL PLOTTED AREA	-13,37,503. SQ.FT.



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Route Map



HEAD OFFICE

C/04/49, SECTOR-C, POCKET-04,
SUSHANT GOLF CITY, LUCKNOW-226030, U.P.

SCAN ME



www.auraaprime.com