

ATS KABANA HIGH

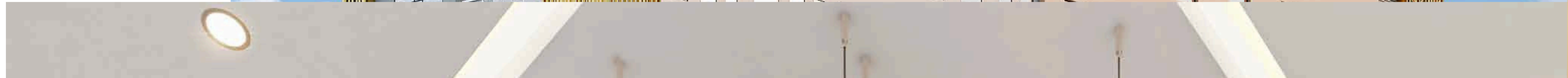
TAKING YOU A LEVEL UP

RETAIL OFFICE SPACES MANAGED OFFICES SERVICE SUITES



The pursuit of success and happiness.

Kabana High is our interpretation of an ideal commercial space. This 30 storied structure on 2.5 acres features a shopping destination and other exciting business opportunities. It offers work-life balance and many convenient shopping options. A landmark in Greater Noida West, this beacon of opportunity promises to elevate every aspect of your life every day.



Introducing Kabana High: Your Success Roadmap

Kabana High is an unmatched combination of retail, office spaces, managed offices and service suites. This breathtaking structure will make life more convenient for the entire region every single day. It has been crafted to ensure that every enterprise thrives and every customer is delighted.



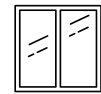
Enhancing your experience & smiles.



IGBC Rated Green Building



Grand Shopfronts



Iconic Facade



Seating & Kiosks



Lush Central Plaza



Stylish Entryway



Modern Fixtures



Drop-Off Zones



Security, Backup & Connectivity



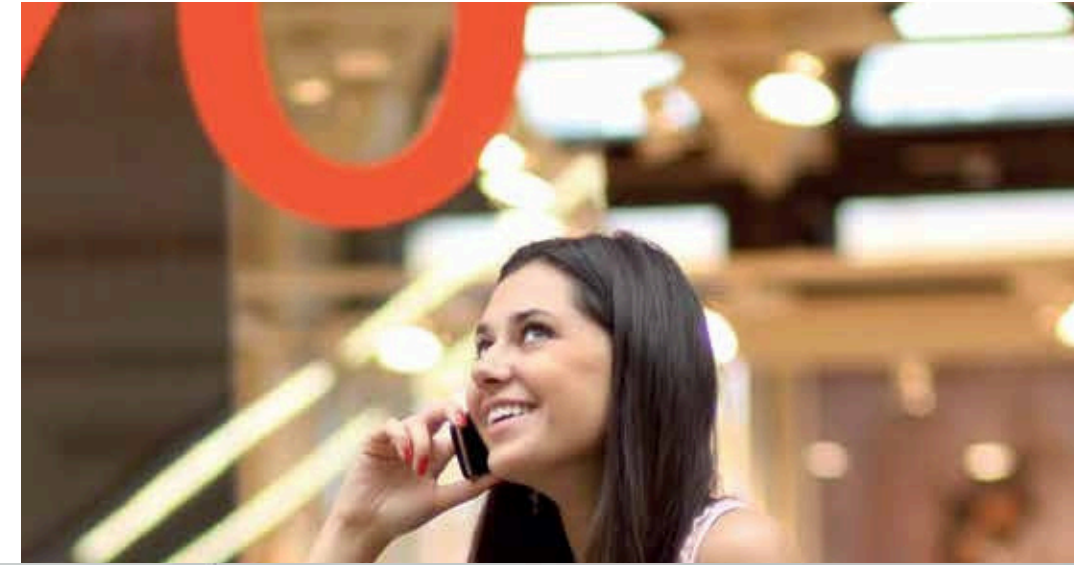


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Happiness from the word go.

The moment you enter Kabana High, you're welcomed by five dynamic floors of retail shops, creating a vibrant hub of commerce. This landmark structure offers the ideal blend of work and leisure. Its thoughtfully designed L-shaped retail space is a haven for commercial retailers. Whether you want to shop, dine, or be entertained, Kabana High provides the perfect setting to indulge, even during a busy week.







LEADS
LOSSES

Officially the best way to do business.

Our office spaces are meticulously designed to meet the needs of modern businesses, regardless of size or industry. These architecturally splendid Office Spaces boast visual appeal but are also loaded with an elegant lift lobby, round the clock multi-tier security, parking facilities among other amenities. Our exceptional spaces are crafted to support your success and elevate your work experience.





The happiest choices for entrepreneurs.

Kabana High gives you the opportunity to see your dreams come true. The customisable spaces make sure that every space is one that gives a higher, better and happier experience every single day. These spaces will make sure that every day becomes yours to conquer.



Grand Entry & Reception



Stylish Lobbies



Common Utilities



High-Speed Internet



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You do the business,
we do the rest.

An epitome of modern business, our managed offices have been tailored for efficiency. Ensuring privacy and focus for businesses seeking a hassle-free office experience, each space spread across 5 floors is equipped with essential amenities and have a central lobby. There are 3 distinct styles and sizes that cater to each specific business need.





Your business is
truly our business

Empower each business and unlock their true potential by moving away from the traditional approach. Out here you don't have to manage it all. Our team of dedicated staffers will manage housekeeping, security, kitchens and other everyday operations to keep the team happy and you happier.



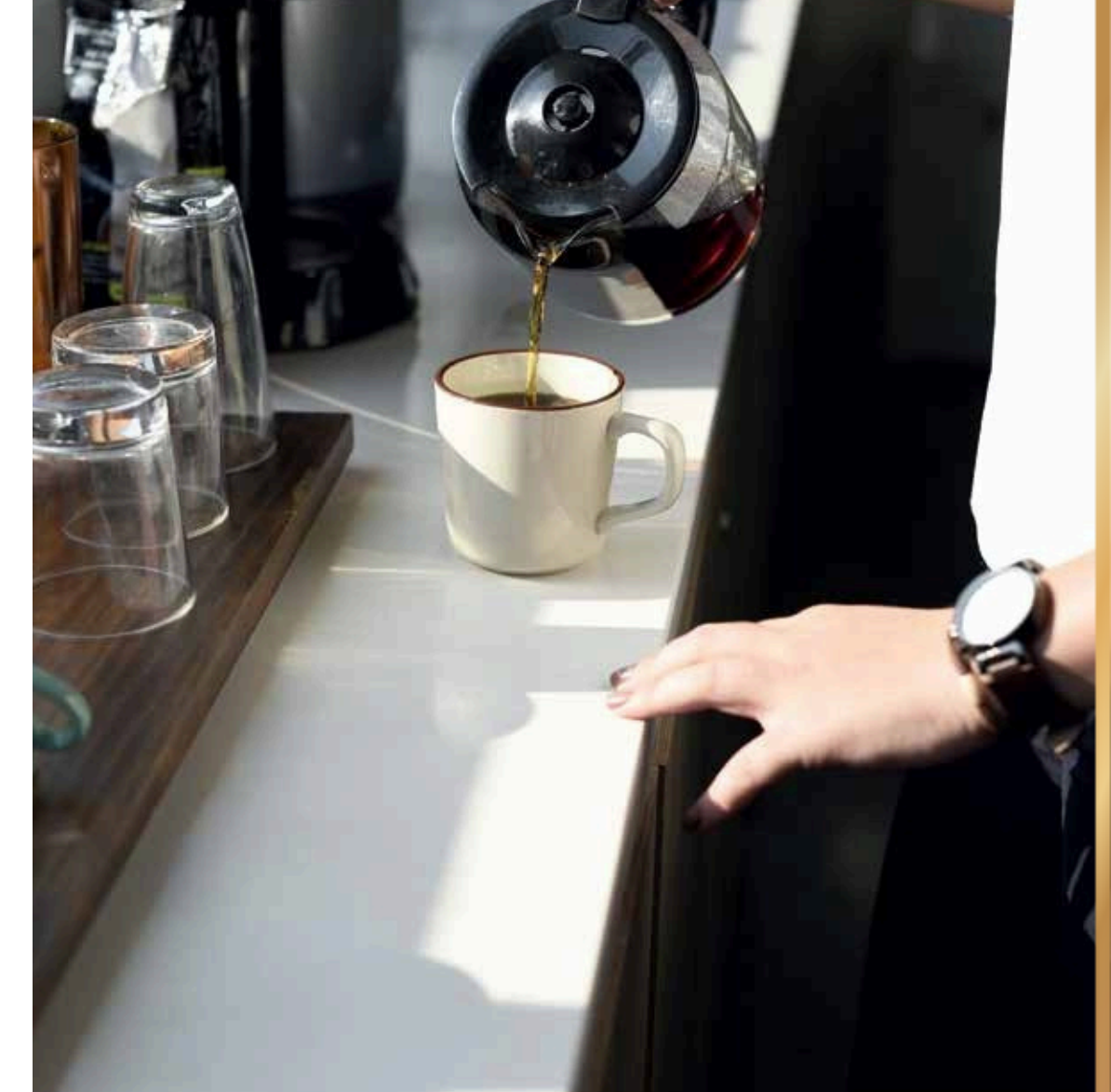
Shared Meeting Rooms



Shared Printing Station

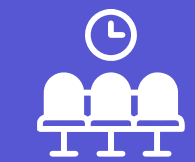


Shared Pantry Services



Giving you the best way to work.

Tap into the best way to do business with our most seamless Managed Offices. From housekeeping to security and a small kitchen, operations will now become a breeze. So give that doze of happiness to your business today!



Waiting Lounge



High-Speed Internet



Common Utilities



Security Surveillance



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Service Suites that level up your happiness.

Kabana High has many spaces to help you unwind and be on top of your game even when the work ends. The top floors have a series of Service Suites that can accommodate anyone and everyone giving you the feeling of home even while one is far away from it. This means that they can just relax and be one with their thoughts whenever required. These suites also offer a chance to get a happier perspective on things whenever there is a slump.





For that suite deal for visitors.

Introducing spacious and well-thought-out interiors of service suites. Offering the best in class experience for business as well as leisure, these service suites are spacious and well-equipped. An adequate space to work, and relax, these spaces also come with a well-equipped kitchenette to prepare those sumptuous meals.



Open Kitchenette



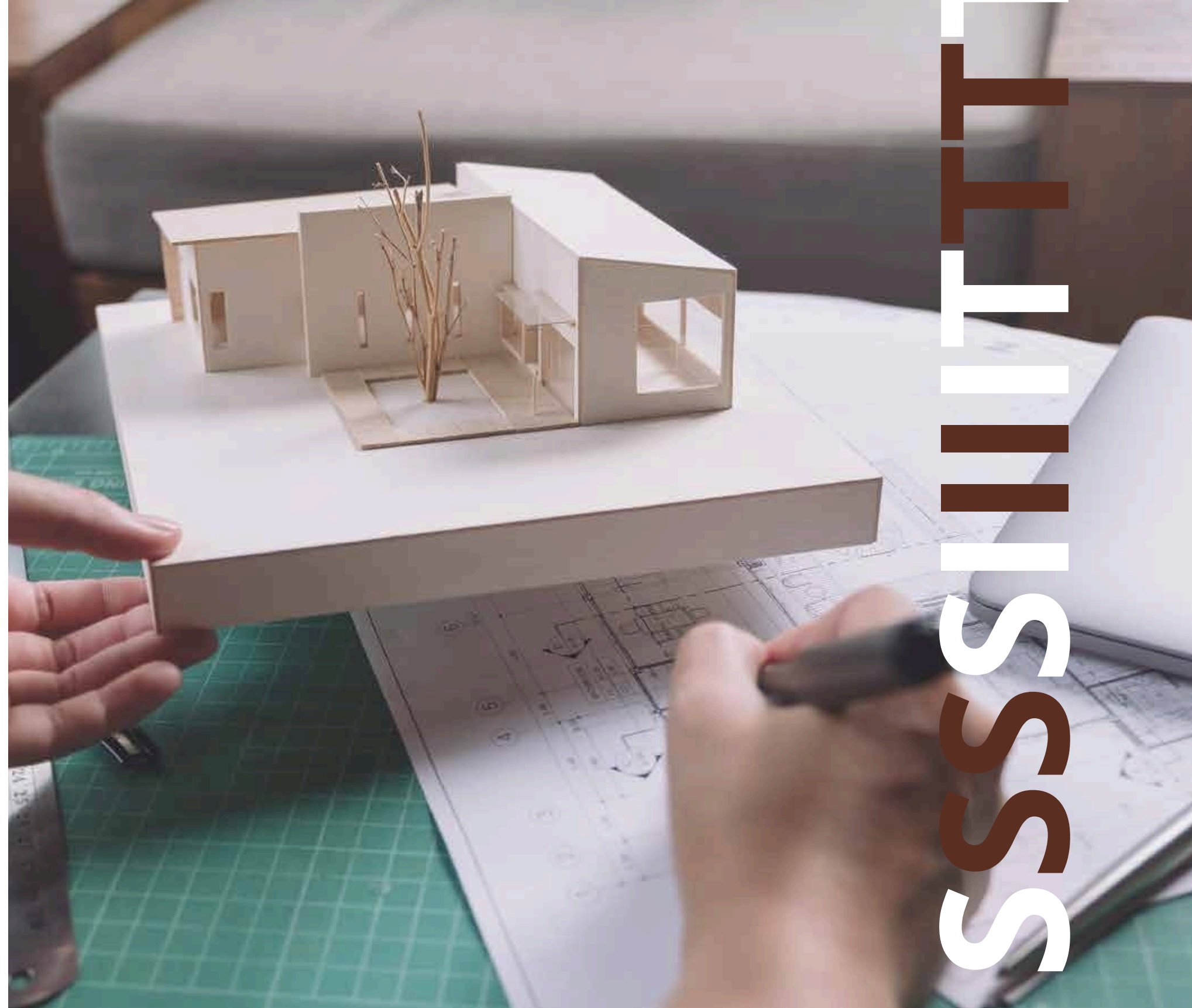
Security Surveillance



Modular Wardrobes



Shared Laundry Service



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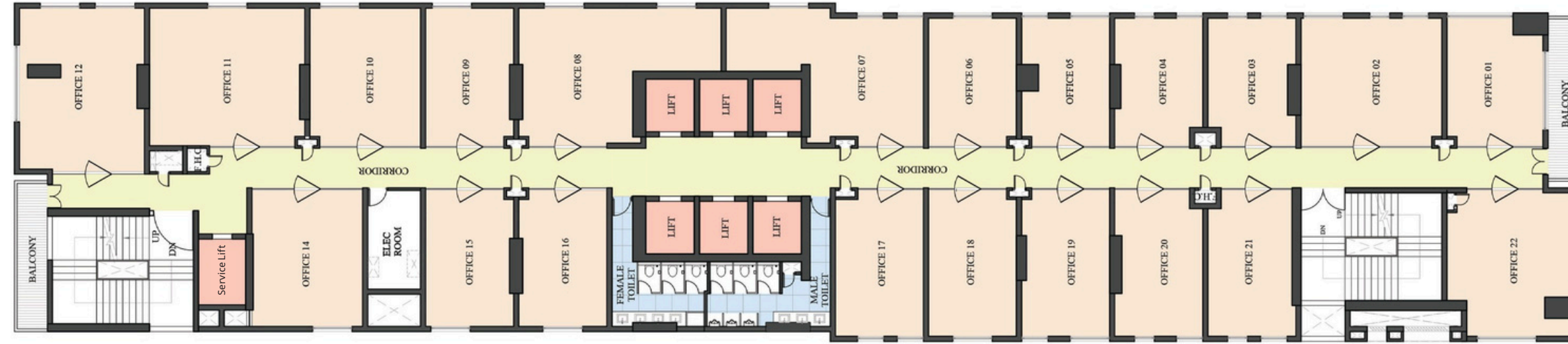
RETAIL FLOOR LAYOUT



RETAIL Specifications

Retail Shops	Large storefronts and glazing areas for retail units Dedicated signage areas for all units as per design
Structure	RCC slab and column structure with masonry partitions Escalators and staircases connected retail levels
Landscape	Richly landscaped central plaza with paving and decorative features Pedestrian plaza designed with seating areas and kiosks
Finishes	Exterior: Combination of glazed windows, stone, and painted surfaces Lobbies: Combination of stone/vitrified tiles and painted surfaces Basement: Broom Finish Concrete Tenant Floor Finish: Concrete Floor Common Toilets: Finished toilets with modern fittings and fixtures
Parking	Basement for parking and services Provision of video surveillance
Security	Video Surveillance: Basement parking and at appropriate location on upper floors Manned Security: Boom Barrier at all vehicular Entry & Exit Points Wet Rise/Hose Reels/Sprinklers/ Fire Extinguishers: Provided as per norms
Life Safety	External Fire Hydrants: Provided as per norms AC Systems: Provision of Air Conditioning
HVAC	Ventilation and Exhaust: Provided for common toilets and basements Distribution: Provision of cable up to tenants Distribution Board
Electrical	Metering: Tenant load will be metered Lightning Protection & Earthing Pits: Provided Emergency Lighting: Emergency lighting in selected common area
Diesel Generators	100% automatic back-up provided for the lighting, power and AC on a chargeable basis will appropriate diversity Provision for voice and data
Communication	

Office Spaces Specifications



OFFICE SPACES FLOOR LAYOUT

Structure	RCC slab column structure with masonry block/partitions
Finishes	Exterior: Combination of glazed windows, stone & painted surfaces Lobbies: Combination of stone / vitrified tiles & painted surfaces Common Toilets: Finished toilet with modern fitting & fixtures
Parking	Basement for parking & services, provision of video surveillance
Security	Video Surveillance in basement parking & at appropriate locations on upper floors
Life Safety	As per building norms
Emergency Lighting	In selected common areas
Diesel Generators	100% power backup on a chargeable basis with appropriate diversity
Communication	Provision for voice & data
HVAC	Provision of Water-cooled chilled water AC system

MANAGED OFFICES FLOOR LAYOUT



Structure

RCC slab column structure with masonry block/partitions

Finishes

Exterior: Combination of glazed windows, stone & painted surfaces
 Lobbies: Combination of stone / vitrified tiles & painted surfaces
 Common Toilets: Finished toilet with modern fitting & fixtures
 Interior: Modular office furniture & furnishings as per layout

Parking

Basement for parking & services, provision of video surveillance

Security

Video Surveillance in basement parking & at appropriate locations on upper floors

Life Safety

As per building norms

Emergency Lighting

In selected common areas

Diesel Generators

100% power backup on a chargeable basis with appropriate diversity

Communication

Provision for voice & data

HVAC

AC Systems: Provision of VRF/Split AC systems
 Ventilation and Exhaust: Provided for common toilets and basements

SERVICE SUITES FLOOR LAYOUT



For More Info
Visit Here

www.atsplotyamunaexpressway.com
