

Welcome 2012

New is the year, new are the hopes,
New are the aspirations, new is the resolution,
To turn every fear into strength, every loss into victory and
EVERY DREAM INTO REALITY





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Editorial

Dear Readers,

Taking up from the overwhelming response of our last newsletter, we are now into our third edition of JIYOMAXE – a newsletter for customers. Jiyomaxe has been widely recognised for its in-depth content, superior design and a personalised feel that makes it a treat to read.

In this edition, which coincides with the New Year 2012, we hope to keep the adrenaline high with new topics, high quality photographs and design and accurate information about the company and issues related to real estate industry.

For starters, the real estate bill and the land acquisition and resettlement and rehabilitation bill are the two bills at different stages of legislation that will pave the way for industry in 2012. The former has been attempted in this issue exhaustively for a better understanding. While industry has been putting up a united face, it remains to be seen to what extent the concern of the industry will be addressed; for the bills in its entirety in its present form isn't too comforting for the industry and India's real estate growth.

The Land Acquisition and Resettlement and Rehabilitation Bill: The higher compensation for land acquisition will increase the cost of land in both rural and urban areas, which will translate into increased cost of housing. This will prove detrimental to the very concept of affordable housing, towards the promotion of which Government policies are directed at. Land is an important component and the major cost in any construction project. Besides, "the consent of 80% project affected families" are among the many grey areas that will slow land acquisition process, especially in rural areas.

The Real Estate Regulation Bill: The Bill is detrimental to the growth of real estate sector. With real estate emerging as the second largest employer, after agriculture, stifling the industry will hurt the growth of Indian economy. The Bill aims to regulate only developers and not other stakeholders like consumers, financial institutions and local authority. Treating developers as the only culprit is wrong and we are against the imprisonment clause for "failing to wilfully comply with the norms." Delay in projects can be because of various reasons from labour shortage, delay to approvals, failure on part of buyers in making payment etc. Such stringent clauses will make real estate players wary and prevent entry of new players. Besides, creating a separate escrow account and depositing 70% of money for that project is again a wrong move considering the fact that liquidity is always a concern for developers and since land is a major cost, such a move will slow the development process.

While we hope and believe the interest rate declines in the months to come, it will give a much-needed fillip to the housing sector and the economy as a whole.

Wishing our readers and all stakeholders a Very Happy 2012.



From the CMD's desk

The year 2011 has been quite a rollercoaster ride for the real estate industry. It started off well, but with persistently high inflation and continuous rise in rates, demand slowed due to increasing EMIs, farmers agitation etc. Besides, there are two historic bills at different stages of legislation, directly concerning the real estate and infrastructure companies – The Land Acquisition and Resettlement and Rehabilitation (LARR) Bill and Real Estate Regulation Bill. Both the Bills, if passed in current form, will prove draconian and hamper the growth of real estate in India and bring an end to the dream of providing housing to all.

In order to give a fillip to housing sector, affordable housing to be precise, the Government will have to provide incentive for developers as well as to buyers. Considering the huge demand supply gap that exists in this segment, it's high time such a beginning was made.

Delays in approval, land acquisition are among the few that are a hindrance to the growth of housing sector. A single window clearance is what we have been demanding for faster execution of projects.

Besides, banks have to be forthcoming in granting loans at affordable interest rate. The urban housing shortage is today approximately 30 million units and since most of it is in the middle and poor category, the Government needs to derive a mechanism to bridge this gap. For this, a unified approach from Government, banks and developers is the need of the hour.

A ray of hope, though briefly, was seen when the Government attempted to pass FDI in multi-brand retail. While this would have helped revive the sluggish growth the real estate has been witnessing, especially in metro cities, the emergence of new-age malls and shopping complexes would have aided India's growth and proved beneficial for agriculture sector as well.

While the Indian economy continues to remain robust, the developments in global market, an elevated domestic inflation, rising interest rates and declining industrial growth can slow down India's growth in the October-December quarter. This has been postulated by our policymakers as well. However, with RBI hinting at rate cut in the coming times, the real estate sector may witness some pickup in demand in the coming months. The growth in tier II and III towns continue to remain strong. We have launched several projects in such pockets and in the coming months, will continue to do so.

In the last three months, we have made tremendous progress in our projects status and have launched a wide range of product, in various categories. We have tried to bring to you these projects, through this Newsletter, at your doorstep for a better understanding and choice.

On this New Year, we also offer you opportunities in several projects of Omaxe that are viable for you. Through this Newsletter it has been our endeavour to spoil you for choice and stand up to the trust you have reposed in us over the last two decades.

Going forward, the year 2012 will be crucial for the industry and the economy.

Wishing you all a Very Happy New Year 2012!!!

Regards,
Rohtas Goel

New Feathers

The Prime, Omaxe City, Jaipur

The Prime offers 116 developed plots in sizes of 222 sq. yds, 250 sq. yds and villas designed on plots of 285 sq. yds (approx). A part of approx. 500 acres self-sustained township Omaxe City on the Jaipur-Ajmer highway. A few families have already taken occupancy of their homes, more than 2000 families have been offered possession and nearly 1400 pattas have been issued by the Jaipur Development Authority (JDA).



Thames, Omaxe Riviera, Rudrapur



Thames, a part of Omaxe Riviera for which possession has started, offers elegantly designed Floors with 4-bedroom in the size of 2,585 sq.ft. unique confluence of independent housing and community living, Thames received a stupendous response within 24 hours of launch. Located 400 metres from NH-87, Thames offers exquisite and stylish amenities like shower cubical, modular kitchen etc.

Omaxe Avenue, Omaxe City, Lucknow

Omaxe Avenue offers commercial space in the size ranging between 263 sq. ft. and 1800 sq. ft.(approx.) on Lower Ground Floor and Upper Ground Floor with a perfect mix of both necessity and luxurious indulgence. It is spread in over 3 acres (approx.) of meticulously landscaped ground. It consists of spaces suitable for daily need stores, chemist, ATMs, food outlets, stationery shops, boutiques, and readymade garments, electronic and electrical shops etc. On the second floor, provision for office and serviced apartments is also made.



New Feathers

Ambrosia, Omaxe New Chandigarh

Five giant parks (one 8-acre and rest half an acre each) musical fountain, 5-star luxury club, tree-lined avenues, perfect connectivity and to enjoy all this, a tastefully designed apartment. Present in over 500 acres Omaxe New Chandigarh, these spacious 3 B/R + utility independent floors packed in a perfectly planned concept of G + 2 living, Ambrosia comes studded with all the ornaments of modern living in the natural environs of an eco township.



Royal View Premier, Royal Residency, Ludhiana



A truly awe-inspiring, luxurious and yawningly spacious villa floors, Royal View Premier is a 3 bedroom option spread across 1500 sq. ft. with all the comforts of modern day living like gracefully designed and roomy attached bathrooms, exquisite fittings, stylish interiors among others. Privacy comes attached as there is a provision of separate Servant Room for each floor. A part of Royal Residency, Ludhiana, Royal View Premier also received an overwhelming response within days of launch

EWS Flats

- EWS, Omaxe City, Delhi Road, Bahadurgarh
- EWS, The Nile, Gurgaon
- EWS, North Avenue I, Bahadurgarh
- EWS, Omaxe City, Palwal

To cater to the economically backward section of the society, Omaxe has launched in some and offered possession of some EWS flats in its townships and group housing projects across India. This is in accordance with Government norms.



Dreams Take Shape

Omaxe Grandwoods, Noida



Located on a very lucrative and accessible Sector 93B, Noida Expressway.

These elegantly built residential apartments, spread over 25 acres, offer facilities like in-house state-of-the-art club, swimming pool, gym, sauna, steam, Jacuzzi etc.

Have offered possession of 324 units.

Apartments at Omaxe North Avenue, Bahadurgarh

The only well planned zone on NH-10, Omaxe North Avenue is conveniently located to Delhi.

The 2-bedroom apartment complex contains all the modern features and amenities for one to experience a uber cool lifestyle.

50 units have been offered for possession in this 10.25 acre project.



Villas at Omaxe City, Bhiwadi



Located 5km from Delhi-Jaipur highway on Dharuhera-Sohna Road, Omaxe City Bhiwadi is an integrated township in this budding industrial city.

Modern day facilities like school, healthcare, commercial complex, green environ make it sought-after.

18 duplex villas of 2 & 3 bedroom have been offered for possession.

Plots at Omaxe City, Rohtak

Omaxe City Rohtak, spread over 125 acre on NH10, a very strategic and accessible location.

This contemporary township proposes to have school, dispensary, theme park, state-of-art club with all modern facilities.

Possession has been offered on 85 plots, size ranging between 60-500 sq. yd.



Dreams Taking Shape



Omaxe Parkwoods, Baddi



Silver Birch, Omaxe New Chandigarh



Villas at Omaxe City, Sonapat



Omaxe Eternity, Vrindavan



Villas at Omaxe City, Bahadurgarh



Omaxe Orchid Avenue, Greater Noida

Omaxe Infra: Partner in India's progress

COMPLETED PROJECTS



MODERN JAIL -KAPURTHALA



MODERN JAIL -FARIDKOT

ONGOING PROJECTS



ESI HOSPITAL, BHUBNESHWAR



AFNHB, MERRUT

New Launch

Deputy CM of Punjab Sukhbir Singh Badal inaugurated GMADA awarded contract to Omaxe Infrastructure and Construction Ltd (OICL) worth Rs 70.4 crore for widening of the road from Mullanpur-UT boundary till the T-junction of Kurali-Siswan road. The total length of the stretch is 8km with a proposed width of 200 feet, while three bridges on the said road are also planned.



The salient features of the Draft Real Estate (Regulation & Development) Bill:

- ✓ Establishment of a 'Real Estate Regulatory Authority' in each State by the Appropriate Government (Centre for the UTs and State Governments in the case of the States), with specified functions, powers, and responsibilities to facilitate the orderly and planned growth of the sector;
- ✓ Mandatory registration of developers / builders, who intend to sell any immovable property, with the Real Estate Regulatory Authority as a system of accreditation;
- ✓ Mandatory public disclosure norms for all registered developers, including details of developer, project, land status, statutory approvals and contractual obligations;
- ✓ Obligations of promoters to adhere to approved plans and project specifications, and to refund moneys in cases of default;
- ✓ If the developer willfully fails to comply with the norms they shall be punishable with imprisonment for a term of up to three years or a penalty which may extend to a tenth of the estimated cost of the real estate project, or both
- ✓ Obligation of allottee to make necessary payments and other charges agreed to under the agreement and payment of interest in case of any delay;
- ✓ Provision to compulsorily deposit a portion of funds received from the allottees in a separate bank account, to be used for that real estate project only;
- ✓ The Authority to act as the nodal agency to co-ordinate efforts regarding development of the real estate sector and render necessary advice to the appropriate Government to ensure the growth and promotion of a transparent, efficient and competitive real estate sector; as also establish dispute resolution mechanisms for settling disputes between promoters and allottees/ buyers;
- ✓ Establishment of a 'Real Estate Appellate Tribunal' by the Central Government to hear appeals from the orders of the Authority and to adjudicate on disputes.

What to expect in Jan - Mar quarter

What to expect in January-March 2012

With Q3 growth figure slated for February 29, 2012, it remains to be seen how the economy changes direction after having recorded 6.9% in second quarter, down from 7.7% in the first quarter. While Deputy Chairman of Planning Commission Montek Singh Ahluwalia has said that India may record around 7% growth in 2011-12 fiscal.

RBI rate cut likely; home loans may fall

RBI is expected to cut interest rate after having signalled a pause in December review. While inflation decline will be a factor which RBI will keep a watch on, but as RBI Governor D Subbarao said: "From here on, we could expect reversal of monetary tightening. But it's difficult to say when that will take place and in what shape it will roll out."

India to witness robust hiring in Q4: ManpowerGroup

India is likely to maintain its pace of hiring in the next quarter, unfazed by a poor show by the economy. Of 4,556 employers surveyed across the country, 43% expected hiring to increase in the January-March period, an employment outlook survey by ManpowerGroup showed. While 35% of employers predicted no change in hiring, 2% said there would be a decline in the three months.

Inflation may see moderation

With food inflation slipping to five and half year low of 0.42% in the week ended December 17, it is expected that overall inflation may drag down below 9% after almost a year and end the fiscal 2011-12 in the 6% mark, providing enough solace and headroom for RBI to cut rates in view of declining growth.

Budget may bring some cheer for real estate industry

The Annual Budget expected in first week of March could bring some good news for the real estate industry amid rising EMIs and inflation. The Government may intend to announce some sops to boost affordable housing segment. Besides, in view of lower growth, some more news may be forthcoming on economy front.

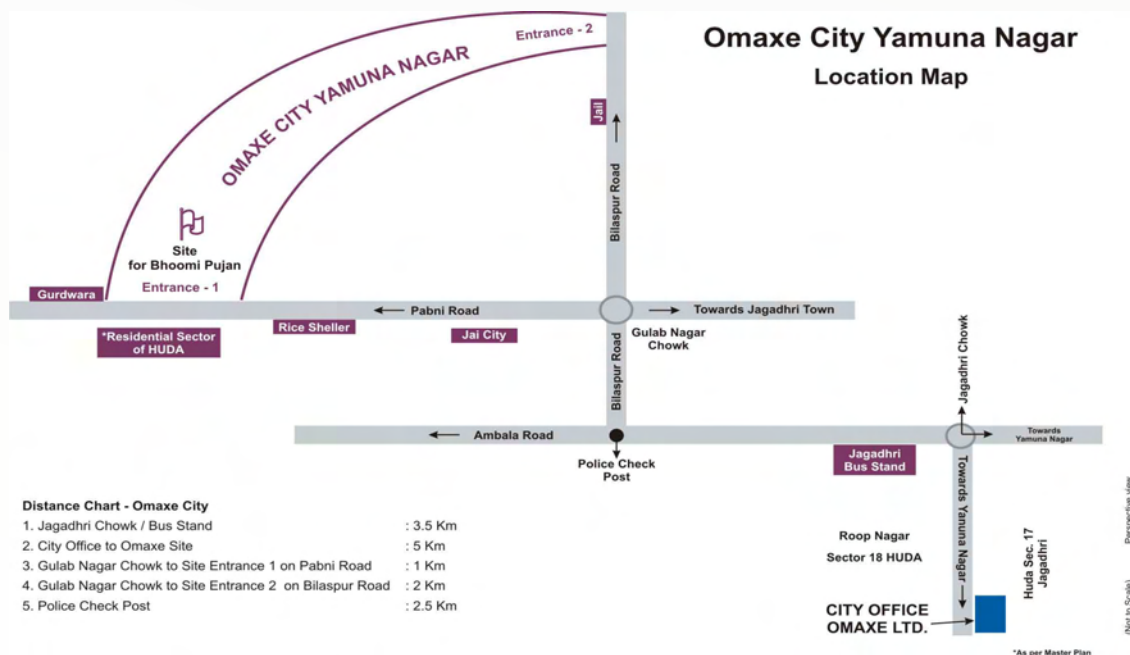
Sunrise Destination -- Yamuna Nagar

Among the many cities in Haryana, the twin cities of Yamuna Nagar and Jagadhri stand apart with a history of industrialisation that began much earlier than its peers. What have made these cities commercially viable are their location, connectivity and proactive industrialisation policy of the Haryana Government.

The twin cities are close to the modern city of Chandigarh and National Capital Delhi, besides at a hugging distance from Ambala, Karnal, Saharanpur and Kurukshetra. GT Road and NH-73 connects to these cities.

With the onset of major industries like plywood factories and railway workshop (because of which the twin cities gained prominence), it has helped ensure rapid infrastructure development of the cities in providing facilities like power, roads, water etc. Today, the twin cities boast of over 21 large and medium enterprises and approx 1249 registered factories employing over half a lakh.

Among the industries that attributed to the rapid growth of twin cities are stainless Steel, aluminium and brass utensils, sugar and paper mills, plywood factories, Distillery industry among others. It also houses North India's biggest railways workshop. Yamuna Nagar has also emerged as an educational hub with reputed public and private educational institutions present in the city.



The real estate scenario is beginning to show up. Catering to the growing middle and upper middle class professionals who reside in these twin cities as a result of large number of industries and educational institutions, Yamuna Nagar is the next real estate hub especially when areas adjoining it depend on these twin cities for employment. With only a few real estate companies, the entry of Omaxe at this juncture is crucial and important. Considering the brand name associated with Omaxe and its reputation of credibility, reliability and quality, the company is proposing to build a township spread over 186 acres – one of the largest private townships in the twin cities of Jagadhri and Yamuna Nagar.

The proposed site is a reclusive locale, which ensures clean and green environment and away from the dim and bustle of industries in the city. The vast tract of greenery, pollution-free environment and the development undertaken by Haryana Government in that area makes it a highly viable and attractive offering.

Market Pulse

7 top cities to face big home shortage

Housing supply is estimated to fall short of demand by 1.3 million units in seven major cities of the country during the next five years, according to a report by global property consultant Cushman & Wakefield. Cushman & Wakefield (C&W) has estimated a total demand of 2.3 million units of residential property in the next five years, while the estimated supply in the same period is expected to be approximately one million units, leaving a shortfall of over 1.3 million units. In its report 'Embracing change - scripting the future of Indian real estate', C&W conducted the survey in the national capital region (NCR), Mumbai, Bangalore, Chennai, Hyderabad, Pune and Kolkata for 2011-2015 period. "The housing demand-supply scenario and the resulting gap is likely to reduce in the next five years.

Office space supply to exceed demand by 2015, says Cushman report

Office space market in India's top seven cities will see total supply of nearly 243 million sq ft by 2015 and this would be 17% higher than estimated demand, indicating a clear oversupply, Cushman & Wakefield and Global Real Estate Institute said in a report. In Mumbai, supply at 78 million sq ft is expected to outstrip demand by 125% by 2015-end and is expected to experience some downward pricing trend going forward, the report said. Of the seven cities - National Capital Region, Mumbai, Bangalore, Chennai, Hyderabad, Pune and Kolkata - only Bangalore will see demand for office space exceeding supply. Bangalore will witness the highest demand of approximately 57.30 million sq ft followed by 34.4 million sq ft in National Capital Region and 33.9 million sq ft in Mumbai.

New accounting rules to hit realty companies top lines, aims to reduce the discretion

In a move that will depress the top line of several leading real estate companies, an upcoming accounting change aims to reduce the discretion available to them on how to compute revenues. The accounting regulator is working on a 'guidance note' that will, for the first time, define when and how developers should recognise revenues from a project, say two senior officials of the Institute of Chartered Accountants of India (ICAI) working on the note, on the condition of anonymity. The new rules will be a blow to companies that adopt an aggressive tack in recognising revenues. In India, real estate firms mostly follow the 'percentage completion' method to recognise revenues. Under this, a developer recognises revenues from a project not when it is finished, but continuously, in proportion to the spending on it. So, in a given year, if a builder has spent 30% of the estimated project cost, it can recognise 30% revenues from it. Next year, if the spend increases to 50%, it can recognise 20% more as revenues, and so on. The absence of rules on how to compute project cost, or how much revenue to record at what stage, gives builders much accounting discretion.

Delhi set to grow vertical, plan on way

Delhi looks set to grow vertical with Union Minister for Urban Development Kamal Nath on Wednesday announcing that he had proposed constituting an expert committee to examine the possibility of enhancing the floor area ratio (FAR) in the city. "There is inefficient use of urban land in India. This is because very low FAR is permitted in India. There is a bias in India against vertical cities as compared to land-intensive horizontal cities. This needs to be examined. We should concentrate on vertical growth in Delhi in areas like Dwarka where 20-30 floors can be constructed. We need to also keep in mind that infrastructure needs such as sewage system, etc, are met in these areas. The area should have carrying capacity to support vertical growth," Kamal Nath said. Proposing a Delhi Urban Regulatory and Appellate Authority, he said, "This body would be responsible for hearing and recommending to the UD Ministry temporary or permanent land use changes in the master or zonal plan. It would also prescribe the procedure for land use changes."

Media presence

ओमैक्स ने किया भूमि पूजन



जगाधरी: ओमैक्स सिटी में पूजन करते एमडी।

भास्कर न्यूज़ | जगदीश

बीरवार को ओमैक्स रियल एस्टेट कंपनी ने पावनी निकट भूमि पूजन किया। इस दौरान विधायक दिलबाग सिंह कार्यक्रम में मुख्यातिथि रहे। हवन यज्ञ में उपस्थित सभी लोगों ने आहुति डाली। कंपनी के डायरेक्टर अखिलेश सोनी ने बताया शहर की मांग को ध्यान में रखकर यहां पर कालोनी बनाने का निर्णय लिया गया। प्रोजेक्ट में बड़ा पार्क, सुंदरता के लिए फव्वारे व जाड़भंग टेक्स के साथ बगीचे व मोनोरज के लिए एंथीथियरेटर की सुविधा होगी। इसके निकट बस स्टैंड, उद्योग बाजार व अन्य सरकारी दफ्तर है। यहाँ पहुँचने के लिए अच्छा रोड है। सोनी ने बताया कि एसएन रिल्वर के माध्यम से यह प्रोजेक्ट बनाया जा रहा है। इसमें सभी तरह की सुविधाएं मुहैया करने का प्रयास रहेगा। सोनी ने बताया कि कालोनी के लिए 186 एकड़ जमीन है। जिस पर किसी भी तरह का विवाद नहीं है। इसको विकसित करने के लिए इंजीनियर से प्लानिंग चल रही है। जैसे ही सफलता मिलेगी कार्य शुरू कर दिया जाएगा।

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भूमि पूजन करने का दृश्य। (छाया : गुलाब)

ओमैक्स ने यमुनानगर में किया भूमि पूजन

यमुनानगर, 2 दिसम्बर (अजीत सिंह गुप्ता) : रियल एस्टेट और बुनियादी ढाँचा विकास क्षेत्र में भारत की अग्रणीय कम्पनी ओबीएस ने यमुनानगर में अपने प्रस्तावित प्रोजेक्ट का साइट पर भूमि पूजन किया और साथ ही दफ्तर का देवाधान भी किया। 186 एकड़ में फैला प्रस्तावित प्रोजेक्ट विलासपुर से जगाधारी राजमार्ग पर स्थित है, जगाधारी से पानी पीड़ को जाते हुए रास्ते में है। इस प्रोजेक्ट में चौड़ी सड़कें, भरपूर हरियाली, विश्वस्तरीय क्लब सुविधाएं, शॉपिंग कॉम्प्लेक्स, स्कूल, हस्पताल, पार्किंग, बिजली और अन्य सुविधाएं होंगी।

ओमेक्स के रायल व्यू को मिला भारी रिस्पांस

जासावि, लुधियाना : ओमैक्स ग्रुप द्वारा महानगर में चल रहे प्रोजेक्ट रायल रेसिडेंसी में घोषित नए प्रोजेक्ट रायल यू प्रीमियर को भारी स्तरास मिला है। लांविंग के चार दिनों में कंपनी को भारी संख्या में आवेदन प्राप्त हुए हैं। रायल यू 1500 वर्गफीट क्षेत्र में श्री डेवेलपर्स ग्रुप अउटेड बायस्कुम होटल टालासिडी ड्राइवइय सुकन विहा है। कंपनी के ये विलेजिन 28.73 लाख रुपये से शुरू हो जात है। कंपनी ने 18 महीने के डायन पैमेंट प्लान के साथ उकत विलेजिन को लांवि किया है, जिसके लवई 4 व 4 जनवरी 2012 को घोषित किए जाएंगे। 10 ग्राहकों को मॉड्युलर फिक्शन जीतने का मौका भी मिल रहा है।



इज्जर। नार्थ एवेन्यू में ईडह्यूएस के प्लेटों के द्वा में भाग लेते एसटीपी आरके सिंह, एसडीएम नरहरि बागिच व अन्य अधिकारी। फोटो : हरिभूमि

ओमेक्स ने ईडब्ल्यूएस
प्लैट किए आवंटित

हरिभूमि न्यूज, बहादुरगढ़

देश की अग्रणी रियल एस्टेट एंड इंफ्रास्ट्रक्चर डेवलपमेंट कंपनी ओमैक्स लिमिटेड ने अपने बहुचर्चित रेसिडेंशियल अपार्टमेंट ओमैक्स नार्थ एवेन्यू में आर्थिक रूप से कमजोर वर्ग के लिए आरक्षित 130 फ्लैट्स का आर्वटन का आयोजन समारोहपूर्वक

- ओमेक्स नार्थ एवेन्यू में
आरक्षित 130 फ्लैट्स का
आवंटन किया गया

किया गया। फ्लैट्स के आर्वटन लक्की ड्रा सीनियर टाऊन प्लानर आरके सिंह रोहतक की अध्यक्षता में निकाले गए। इस मौके पर ईडब्ल्यूएस के आवेदकों के अलावा पत्रकार व अन्य प्रमुख लोग भी उपस्थित थे। आवेदन कर्ता बड़ी संख्या में ओमैक्स नार्थ एवेन्यू बहादुरगढ़ की साईट पर आयोजित

कार्यक्रम में एकीत्रित हुए। सभासभ में एसेडम्बल महासद्वर जेठार एकुतिवित्तिए सरोक हए। ओमेक्सस आधिकारित्तिए ने बताया कि नार्य एवेम्बु बहादुरगद के सैक्टर-15 में थितत एक विश्व सल्लार अपडेटमेंट हए 10.25 किलो ग्राम सल्लार गणेश राजधानी दिक्षी के प्रमुख स्थानी से जुड़ा रिहासारी अपडेटमेंट हए। उन्हेने बताया कि अपडेटमेंट की री तिष्ठत से मात्रक 8 किलोग्राम बरा री। उन्हेने बताया कि ओमेक्सस लिमिटेड द्वारा हए अपडेटमेंट में 2 व 3 किलोग्राम के कुल 726 फल्लेस बना री। जिनकी अलग-अलग चरणी में पोजिशन देवे के क्रम पी शुरूक दिया गया हए। आधिकारित्तिए ने बताया कि आर्किट रूप से कमजोर जेठार के लिए गत वर्ष अगस्त माह में आवेदन भगि गए हए। उन्ही आवेदनकी में से बहादुरगद शहर के 91 आवेदनकी को फल्लेस आवेदित किए गए हए। जबकि इन्चर के 37 अतीनी को परसुड आवेदित हुए हए।

ओमेक्स सिटी-1 में होगा नववर्ष का आगाज

इंदौर. बायपास राड, मायाखेडी स्थित ओमेक्स सिटी-1 में नववर्ष की पूर्व संध्या पर धमाकेदार आयोजन होने जा रहा है। ओमेक्स क्लब ने आयोजित समारोह में इंडियन आइडल फेम शिवम पाठक और दिवा गायिका फाल्गुनी ब्रह्मभट्ट धूम मचाएंगे। ओमेक्स सिटी के मोर्केरिया हेड इफान खान ने बताया इस अवसर पर बूले डांस की प्रस्तुति के लिए स्पेशल रशियन ट्रूप आ रहा है। यह समारोह ओमेक्स सिटी रहवासियों के साथ विशेष आमंत्रितों के लिए है। मनोरंजन के साथ कई सरप्राइज गिफ्ट भी रखे गए हैं। झू के साथ डांस और डीजे की धम पर सभी लोग एनर्जी करेंगे।

ओमैक्स को मिली अपार सफलता

अद्वयः उत्तराखण्ड में अपने विस्मय को पहले पैरुका से देता है। अग्रणी पर्वत परदेते कपरी ओ में मम लिखिते के अपार प्रकलन स्थिति है। अमरुस ने प्रकट रूप में पहले से मीट्टर विहायारी का प्रकल्पन है “ ओमेमस विविरण में “ धूम्र को चाल से लकरी मीट्टर स्थान विष्णु पाल से दिने अपा से न्यवरा मीट्टर को बुझने हो गई। धूम्र को बंदर, उत्तराखण्ड में अपने को पहले आनंदप्रकट अद्वय को नीचे पर उतारा मम है। यह बंदर से नैनीताल और दिल्ली को जोड़ने वाले उत्तराखण्ड राकगंग परमण-87 से महान 400 मी। की दूरी पर है। धूम्र को महान 2.585 मी. की दूरी पर है। 4 बंदरुम को बंदरनीन दिखाने वाले परदेरों हैं। धूम्र को अंतरासगरी की हरिपत्नी, प्रकल्प, यका और बाल

रूद्रपुर में लग्जरी फ्लैट्स
“थेम्स” किया लान्च, एक दिन
में बिके आधे से अधिक फ्लैट्स

[illegible]

कहा " पहले चरण में औनेकस, येम
में केकेल 36 फुटपर बावली, बाव
मार्ग में दिक्कत से इसने बावली को
जाहरी। हमने खेतों में के लिए १
मैले 9 फुट प्रति मील पूरे हुए दिक्कत को
अनेको अनेको चोखो में बास
को। धोयम नैलीसाय वंदु प
48 एकड़ में औनेक एकीको
मिनी-टाउनशिप में फोलेस गिरिए
का फिसल। बावलीने दिक्कत का
साथ दिया रोशियन सडर, बर
रकसम पूरा और जिम के साथ बर
बावली, केकेल होल, बर, होरीस
के साथ पीको यकने, उन्म कक
बावली सुरक्ष प्रणाली, भीवीस प्र
मिजली और पानी, खास का
बावली, टाउनशिप के रोने और मे
और होरीस वैसी बावली।। इस
खास तोर पर दिक्कत फिर मा
अनेको और दिक्कत बनाए गए हैं।

ओमैक्स सिटी में
'द प्राइम' प्लॉट्स

जयपुर. ओमैक्स लिमिटेड ने जयपुर-अजमेर एक्सप्रेस हाइवे स्थित ओमैक्स सिटी में ग्राहकों के लिए 'द प्राइम' प्लॉट्स की पेशकश की। ओमैक्स के वरिष्ठ महाप्रबंधक (ब्रिक्री) और विपणन) सुनि गोयल ने बताया कि इस पेशकश के तहत 222 वर्ग यार्ड और 250 वर्ग यार्ड के कुल 116 विकसित प्लॉट दिए जाएंगे। ओमैक्स सिटी परियोजन 500 एकड़ से ज्यादा क्षेत्र में फैली है और अब तक 2000 से ज्यादा लोगों को उनकी प्रॉपर्टी का पंजेशन भी ऑफर किया जा चुका है।

Good response to Royal View Premier

LUDHIANA: Leading real estate and infrastructure development company Omaxe Ltd brings Royal View Premier has come up with another marvel in its 36 acres mini-integrated township Royal Residency in Ludhiana. Royal View Premier has received an overwhelmingly large number of applications for booking in the first four days of its launch. The allotment will be done by draw. It has a three-bedroom option spread across 1500 sq ft. DP

आमैक्स सिटी की पेशकश
प्राइम रिहायशी प्लॉट्स की पेशकश

[illegible]

ओमेक्स का नया प्रोजेक्ट लॉन्च

लखनऊ। ओमेक्स लि. ने अमर शहीद पथ पर कामथिलाल प्रोजेक्ट ओमेक्स एवेन्यू लांच किया है। लगभग 140 एकड़ में विकसित होने वाला यह नया व्यावसायिक क्षेत्र आने वाले दिनों में शॉपिंग का नया हब बनेगा। इसमें 1800 से से 263 चार्गीट्र की दुकानें दी जाएंगी। वसं

Hot and Happenings at Omaxe



Omaxe CMD Rohtas Goel launches the all new corporate website www.omaxe.com. The website now has several features that make it easy for visitors to choose property according to their Budget etc, navigate to different projects and source complete information. The website has recorded innumerable hits since launch.



Omaxe organised Puja at Omaxe Residency, Lucknow (above) & Bhoomi Pujan at its site in Omaxe City Yamuna Nagar. (below)



Omaxe organised New Year celebration at Club Heaven in Omaxe City, Mayakhedi, Indore. The function saw packed house.



Dussehra celebrations at Omaxe Riviera, Rudrapur

Omaxe Participates in Property Expos



Chandigarh (10-11 December, 2011)



Allahabad (8-9 October, 2011)



Lucknow (1-2 October, 2011)

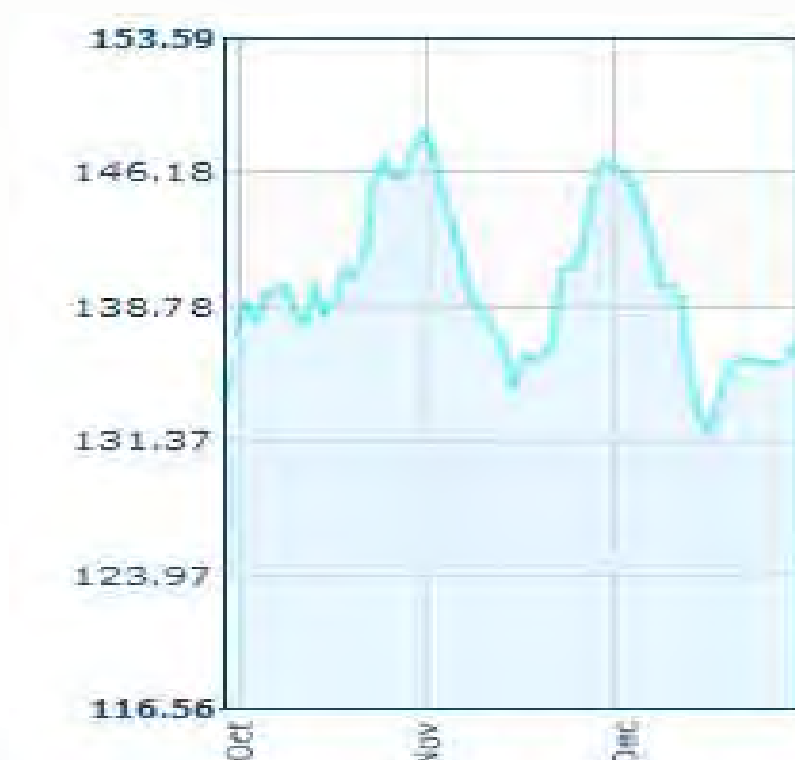


Lucknow (15-16 October, 2011)

Omaxe in Numbers

| Comparative Performance (Rs. mn) | | |
|----------------------------------|------------|------------|
| Particulars | Q2 FY 2012 | Q1 FY 2012 |
| Financials | | |
| Income from Operation | 4541 | 3291 |
| EBIDTA | 712 | 621 |
| PBT | 370 | 297 |
| Tax | 97 | 97 |
| PAT | 273 | 200 |
| EPS (Rs) | 1.57 | 1.15 |
| Key Ratios | | |
| EBIDTA Margin | 16% | 19% |
| PAT Margin | 6% | 6% |
| Debt / Equity Ratio | 0.83 | 0.87 |

Share Price Movement



City Wise Housing Price Index (Updated Upto Quarter July–September 2011)

| CITIES | 2007 Index | July- Dec 2008 Index | Jan-June 2009 Index | July-Dec 2009 Index | Jan-Mar 2010 Index | Apr-Jun 2010 Index | Jul-Sep 2010 Index | Oct-Dec 2010 Index | Jan-Mar 2011 Index | Apr-June 2011 Index | Jul-Sept 2011 Index |
|-----------|---------------|----------------------------|---------------------------|---------------------------|--------------------------|--------------------------|--------------------------|--------------------------|--------------------------|---------------------------|---------------------------|
| Hyderabad | 100 | 92 | 65 | 81 | 81 | 82 | 87 | 87 | 83 | 91 | 84 |
| Faridabad | 100 | 121 | 139 | 145 | 154 | 152 | 170 | 176 | 165 | 220 | 206 |
| Patna | 100 | 100 | 107 | 119 | 127 | 124 | 148 | 146 | 146 | 146 | 141 |
| Ahmedabad | 100 | 100 | 127 | 128 | 113 | 131 | 141 | 164 | 165 | 169 | 163 |
| Chennai | 100 | 95 | 120 | 143 | 164 | 183 | 210 | 214 | 218 | 248 | 271 |
| Jaipur | 100 | 115 | 71 | 63 | 66 | 61 | 63 | 69 | 67 | 64 | 65 |
| Lucknow | 100 | 102 | 104 | 119 | 112 | 133 | 148 | 152 | 157 | 160 | 154 |
| Pune | 100 | 97 | 103 | 117 | 124 | 135 | 140 | 141 | 148 | 150 | 169 |
| Surat | 100 | 98 | 111 | 123 | 109 | 136 | 128 | 133 | 128 | 149 | 139 |
| Kochi | 100 | 95 | 90 | 83 | 79 | 83 | 97 | 101 | 86 | 107 | 97 |
| Bhopal | 100 | 151 | 139 | 162 | 158 | 153 | 166 | 173 | 167 | 224 | 208 |
| Kolkata | 100 | 140 | 162 | 185 | 165 | 176 | 191 | 213 | 211 | 194 | 191 |
| Mumbai | 100 | 117 | 124 | 126 | 134 | 160 | 167 | 173 | 175 | 181 | 194 |
| Bengaluru | 100 | 76 | 58 | 59 | 64 | 68 | 74 | 101 | 88 | 92 | 93 |
| Delhi | 100 | 130 | 121 | 113 | 106 | 110 | 115 | 123 | 126 | 147 | 154 |

Maximum number of cities, covered under NHB Residex showed a decline in price of residential property July-September, 2011. This includes Kochi (9.3%), Hyderabad (7.7%), Bhopal (7.1%), Surat (6.7%), Faridabad (6.4%), Lucknow (3.8%), Ahmedabad (3.6%), Patna (3.4%) and Kolkata (1.5%).

The cities which showed an increase were Bengaluru (1.1%), Jaipur (1.6%), Delhi (4.8%), Mumbai (7.2%), Chennai (9.3%) and Pune (12.7%).
(Source: www.nhb.org.in)

Be in Touch

We would like Jiyomaxe to be an interactive platform for the extended Omaxe family and its well-wishers. We look forward to your feedback, suggestion and contribution to enable us to make this medium of expression truly enjoyable and informative.

For sending feedback / suggestion: Email: jiyomaxe@omaxe.com

Corporate Office: Omaxe House, 7, LSC, Kalkaji, New Delhi - 110019 (India) Tel.: +91-11- 41893100, 41896680-85, 41896776

Fax: +91-11- 41896773, 41896799, 41896653

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