





RERA REG NO. UPRERAPRJ6734

LUXURY *line...* | EXCLUSIVE FOR EXCLUSIVES



Artistic Impression

11
Towers

1502
Apartments

29
Penthouses

41

Garden Floors

SPLENDID

ALLURING

TRANQUIL

SERENE



Artistic Impression

SPLENDOUR. STYLE. SOLACE
WHERE LUXURY AND
CONVENIENCE CONVERGE

For the fragrance of a good life - Look no further. Everything you ever desired for a luxurious and satisfying lifestyle is right here. A masterpiece, a benchmark development by the experts of the field situated in the most sought-after location of the town. Let's explore as the first impression always count



Artistic Impression

PRESENTING ACE DIVINO:

An elegant and stylish blend of contemporary chic
and country charm





SPACES THAT ARE SKILFULLY
PLANNED AND BUILT
WITH DEDICATION

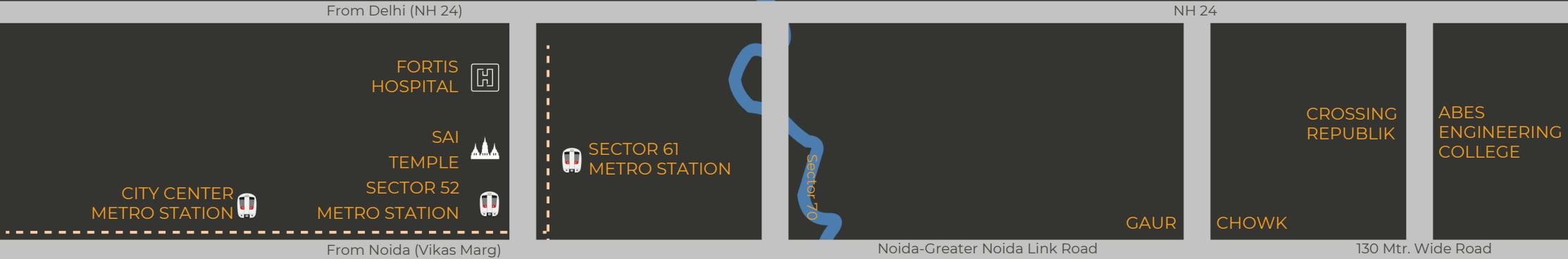
Exclusive range of 2/3/4 BHK homes, garden floors and penthouses. These are beautifully designed unique and distinctive accommodations in which light and space are key features. With an exceptional attention to detail, outstanding specifications and stunning views, the homes at Ace Divino will mesmerize you in every sense.

WHY NOIDA?

There are a number of advantages of living in Noida and Greater Noida, whether you are working in the town or living in the locale. There are factors such as smoother connectivity, easy transportation, standard of living, convenience of schools and educational institutions, health care facilities, entertainment areas and shopping malls which make this city better and more liveable in comparison to other regions of NCR.



Artistic Impression



From Noida (Vikas Marg)



Towards Dadri (Link Road)



6.4KM

Gaur chowk

8.6KM

Sector 76
metro station

10.9KM

Sector 70

11.8KM

City Centre

12.7KM

Crossing Republik

14.5KM

Noida Golf course



ACE
DIVINO

GR. NOIDA (WEST)

RERA REG. NO. UPRERAPRJ6734





Artistic Impression

A minimalist interior scene featuring a white sofa, a small round table with a lamp, and a large window with a view of a forest.

YOUR HOME SHOULD ALWAYS TELL YOUR STORY,
AND BE A COLLECTION OF WHAT YOU LOVE.



PICTURE PERFECT. INSIDE OUT

Spectacular views all around your home with a soothing experience inside. The thoughtfully done landscaping at Ace Divino provides mesmerizing views from every corner of the project. Some can say, exactly as they always wanted.



Artistic Impression



Artistic Impression



Artistic Impression



Artistic Impression



Artistic Impression

PROJECT AMENITIES



Swimming pool with separate pool for kids



Yoga and meditation hall



Fully equipped gymnasium



Health club and Spa



Restaurants



Club lounge



Pool and billiards table



Table tennis room



Indoor games



Multi purpose hall and senior citizen hall



Temple



Badminton court



Jogging trails and Parks



Amphitheatre and skating rink



Artistic Impression



Artistic Impression

EXPERIENCE THE SUBLIME- THE ZEN GARDENS

Where serenity pervades in every corner and the design seeking to fill your life with peace follows a global standard. Living here is experiencing a new facet of life. That's the beauty of Ace Divino, which blends the charm of modern lifestyle with contemporary aspirations. Presenting zen gardens in the middle of towers for the ease of relaxation with the scenic beauty of nature.



Artistic Impression

SOMETHINGS ARE LIMITED

EDITION BUT ONLY FEW

ARE PERFECT

An extraordinary offering developed by the best in business. Ace Divino offers you everything which is essential for an ideal lifestyle. There are plenty of spaces to enjoy, celebrate, relax and rejuvenate yourself.



Artistic Impression

SITE LAYOUT

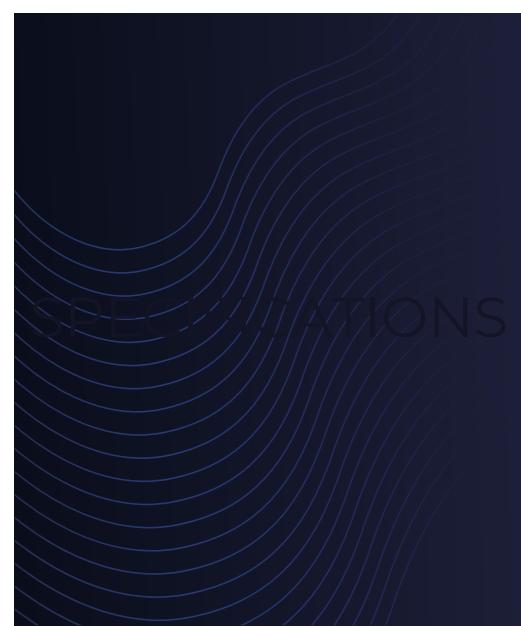
1. SITE ENTRY	10. FLOATING TREE COURT	19. BADMINTON COURT
2. COMMERCIAL AREA	11. FLOATING PAVILIONS	20. CHESS BOARD
3. CLUB	12. HIBISCUS COURT	21. SNAKE AND LADDERS
4. SWIMMING POOL	13. WATER BODY	22. CROQUET COURT
5. TOWER DROP OFF	14. MEDITATION LAWN	23. CLUB ENTRY
6. KIDS PLAY AREA	15. SCULPTURE PLATFORM	24. BASEMENT RAMPS
7. AMPHITHEATRE	16. CRICKET PITCH	
8. TEMPLE	17. TENNIS COURT	
9. STEPPED SITTING	18. HALF BASKETBALL COURT	

All specifications, design, layout images, conditions are only indicative and some of these can be changed at the discretion of the builder/architect/authority. These are purely conceptual no legal offerings. Applicant/Allottee shall not have any right to raise objection in this regard. The Dimension are rounded off to nearest Inch. 1 sq. mtr. = 10.764 sq. ft., 304.8 mm = 1'-0".





Artistic Impression





Artistic Impression



Artistic Impression



Artistic Impression



JUST HARMONIOUS
INTERIORS WHERE SIMPLICITY
BEATS COMPLEXITY

The units at Ace Divino give a rich and luxurious experience. The prime use of finest materials with best combinations are done in every corner. From the high entrance door to the wooden textured flooring in the master bedroom, from the fine granite slab in the kitchen to the glass cubicle in bathrooms, every design seems like a masterpiece.



Artistic Impression



Artistic Impression



Artistic Impression

WHERE WAITING ITSELF IS AN INDULGENCE

The double height and grand entrance lobbies at Ace Divino gives an aristocrat ambience to anyone who is entering the zone. With optimum use of brass and glass the lobbies are fully air conditioned with flooring of Italian marble. The lift doors are embedded with bronze metal. For better security there is only one point entry access in each tower.



LOBBY

- Spacious double height lobby.
- Brass & glass on entrance.
- Facade with a double height door.
- All around wooden panelling with Italian marble on the walls and a brass lining in between the walkway.
- Fully air conditioned.
- Bronze lift doors
- Italian marble flooring.
- Restricted one-point entry to the tower.
- Cobbled drop off with featured wall.



TOWER

- Mitsubishi lifts.
- GRC jaali on the facade with lighting.
- Granite flooring on all lift lobbies.
- M.S. railing in glossy finish.
- State of the art security.

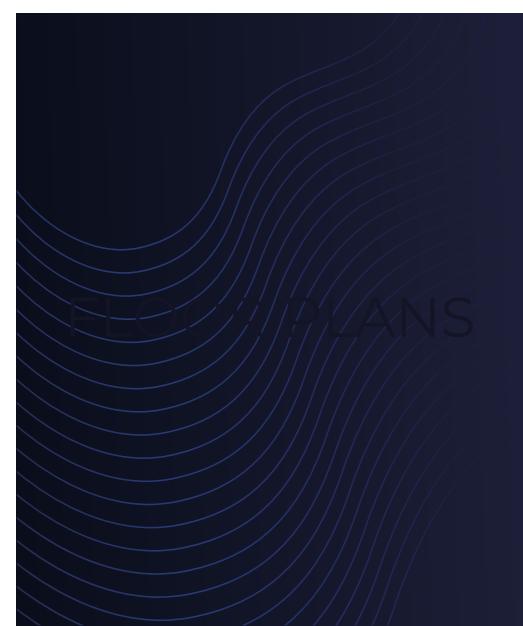


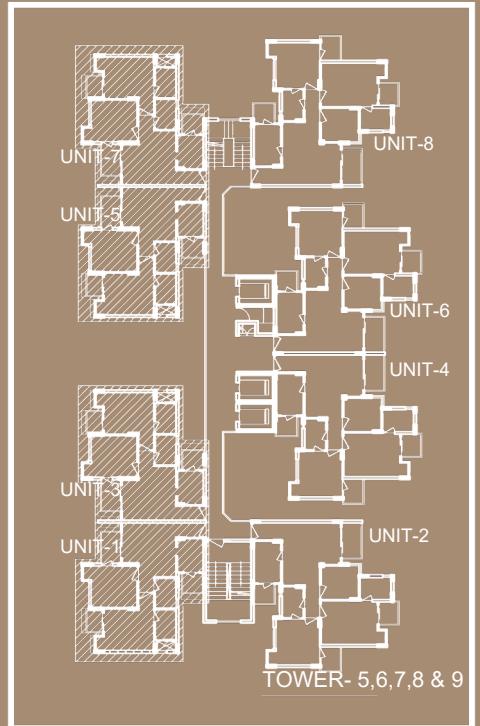
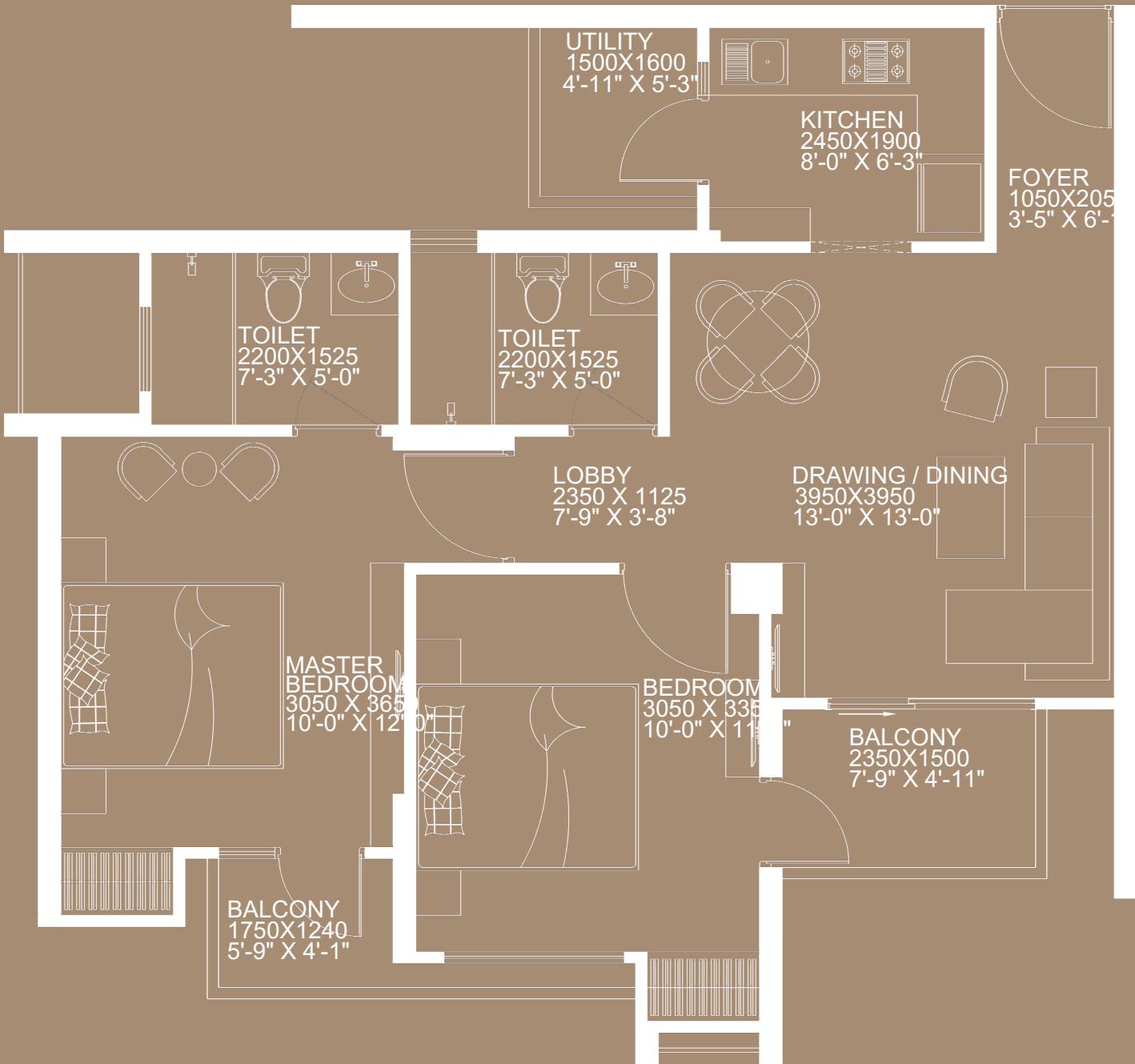
OPTIMUM USE OF SPACE AIRY INSIDE

Ace Divino is truly a refreshing abode and has ample space for all your day-to-day activities. Designed at par with international standards and keeping in mind all the considerations of a modern life it has ample scope to let in natural light and ample space for the circulation of natural air.



Artistic Impression





995

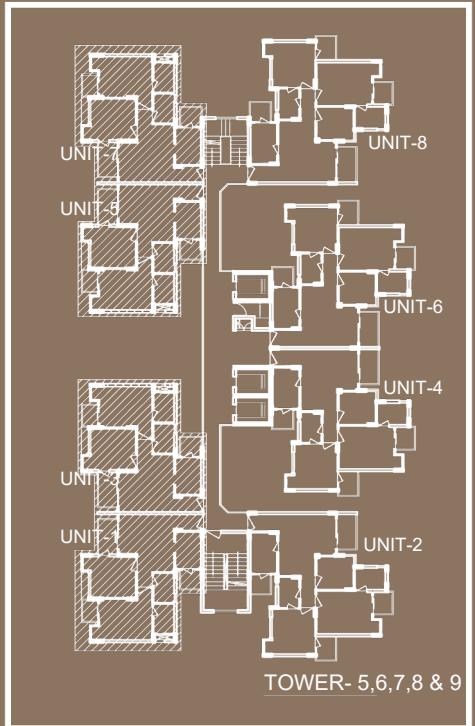
2 Bedrooms + 2 Toilets

Carpet Area = 55.20 SQM. (594.17 SQFT.)

Balcony Area = 8.14 SQM. (87.61 SQFT.)

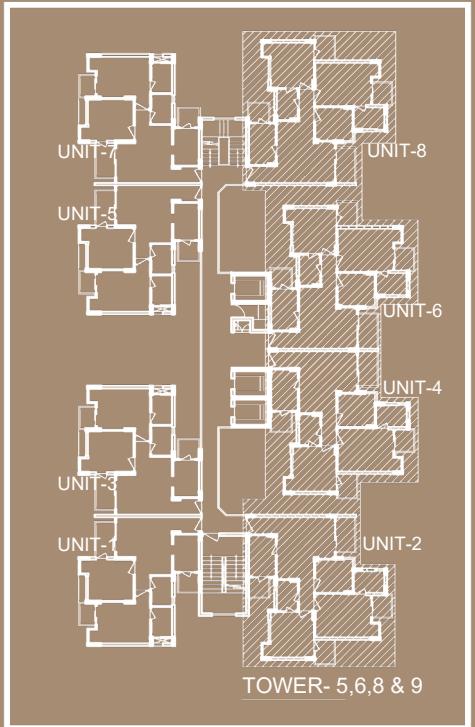
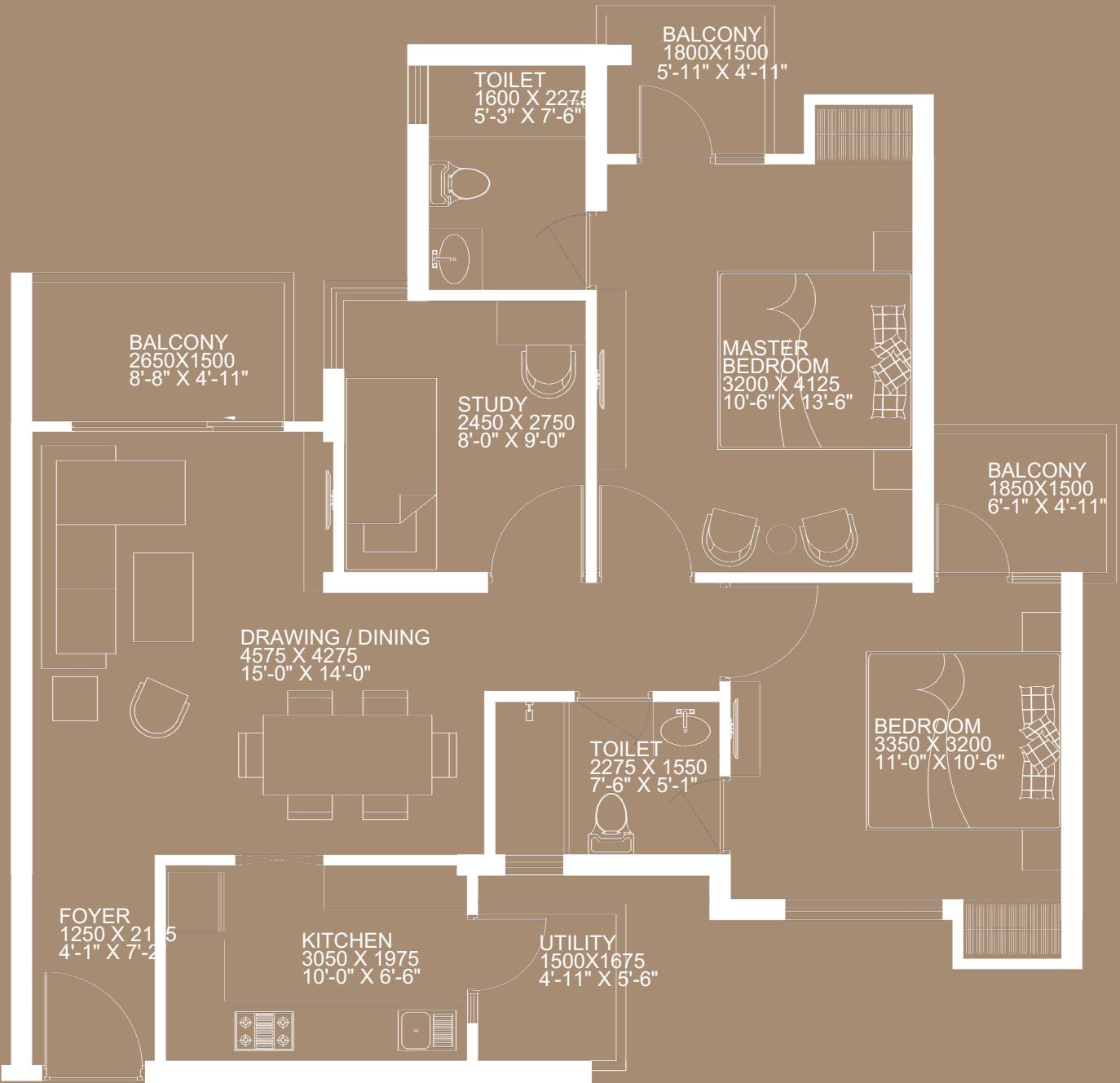
Area Under External Walls, Columns & Shafts = 7.28 SQM. (78.36 SQFT.)

Common Area = 21.82 SQM. (234.86 SQFT.)



1050

2 Bedrooms + 2 Toilets Carpet Area = 58.08 SQM. (625.17 SQFT.) Balcony Area = 8.62 SQM. (92.78 SQFT) Area Under External Walls, Columns & Shafts = 7.55 SQM. (81.26 SQFT.) Common Area = 23.30 SQM. (250.79 SQFT.)



1245

2 Bedrooms + 2 Toilets + Study

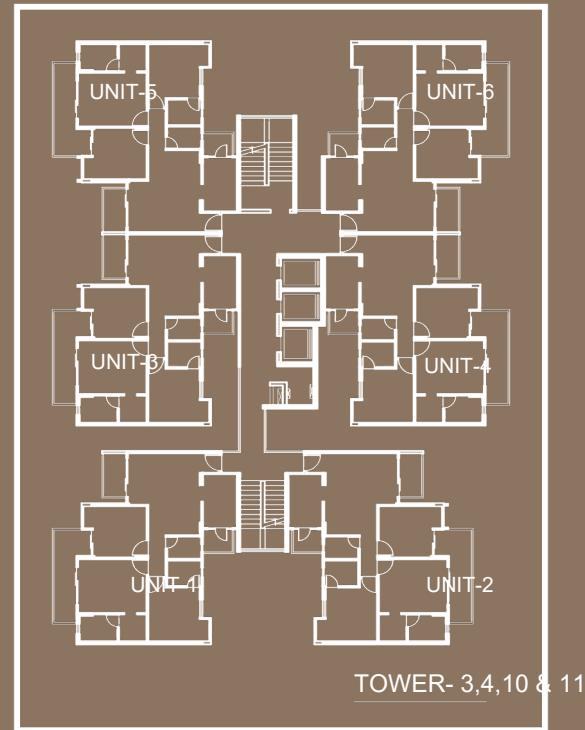
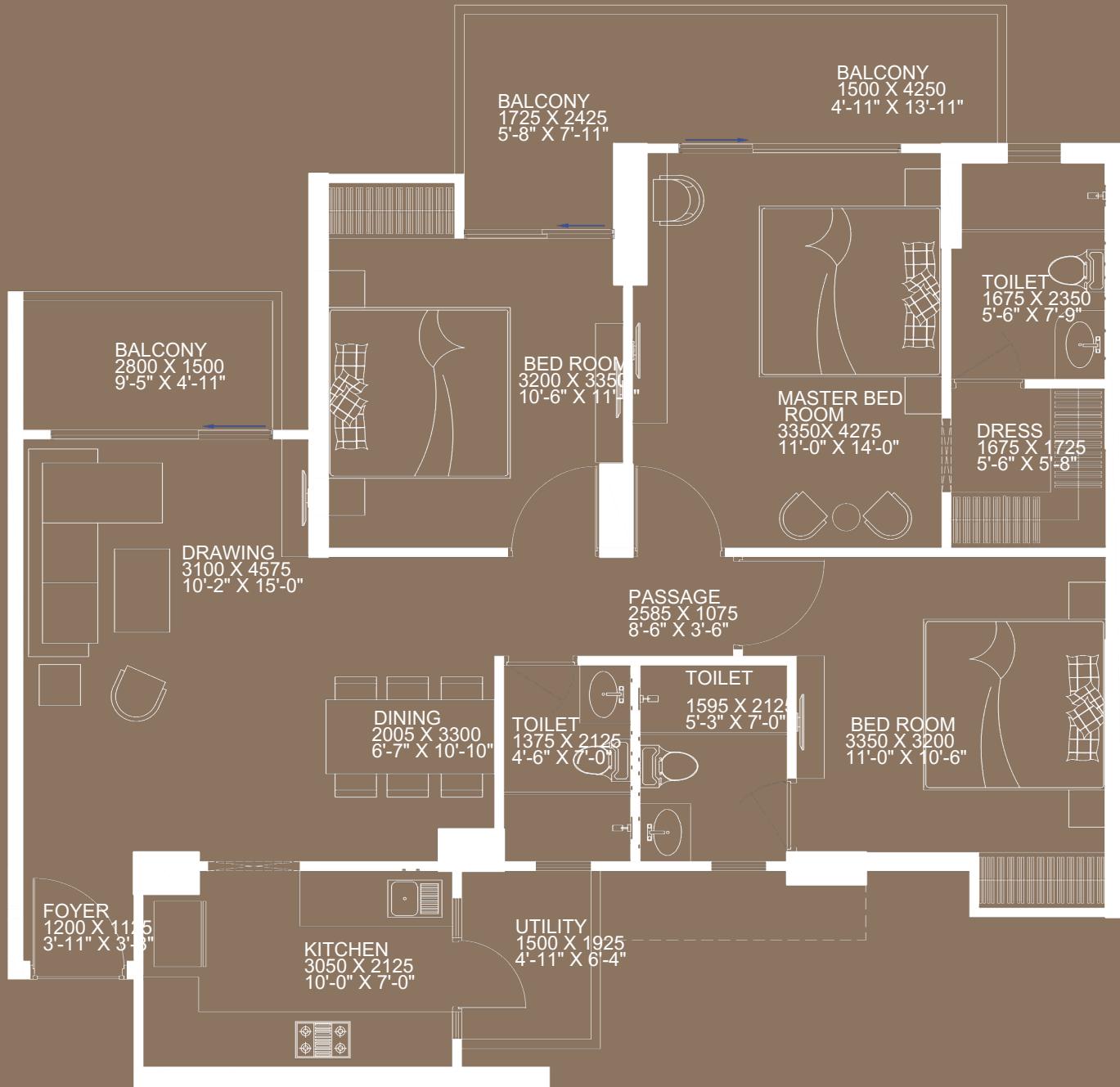
Carpet Area = 70.09 SQM. (754.44 SQFT.)

Balcony Area = 11.89 SQM. (127.98 SQFT.)

Area Under External Walls, Columns &

Shafts = 7.10 SQM. (76.42 SQFT.)

Common Area = 26.59 SQM. (286.16 SQFT.)



1565

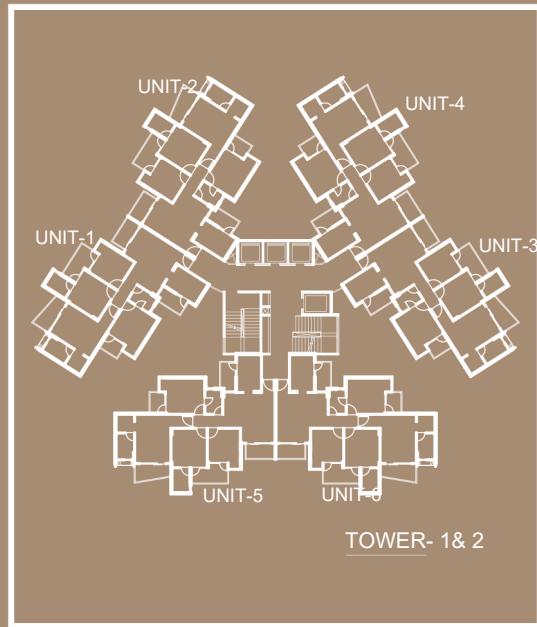
3 Bedrooms + 3 Toilets

Carpet Area = 86.75 SQM. (933.77 SQFT.)

Balcony Area = 17.58 SQM. (189.23 SQFT.)

Area Under External Walls, Columns & Shafts = 6.59 SQM. (70.93 SQFT.)

Common Area = 34.55 SQM. (371.89 SQFT.)



1875

4Bedrooms + 3Toilets

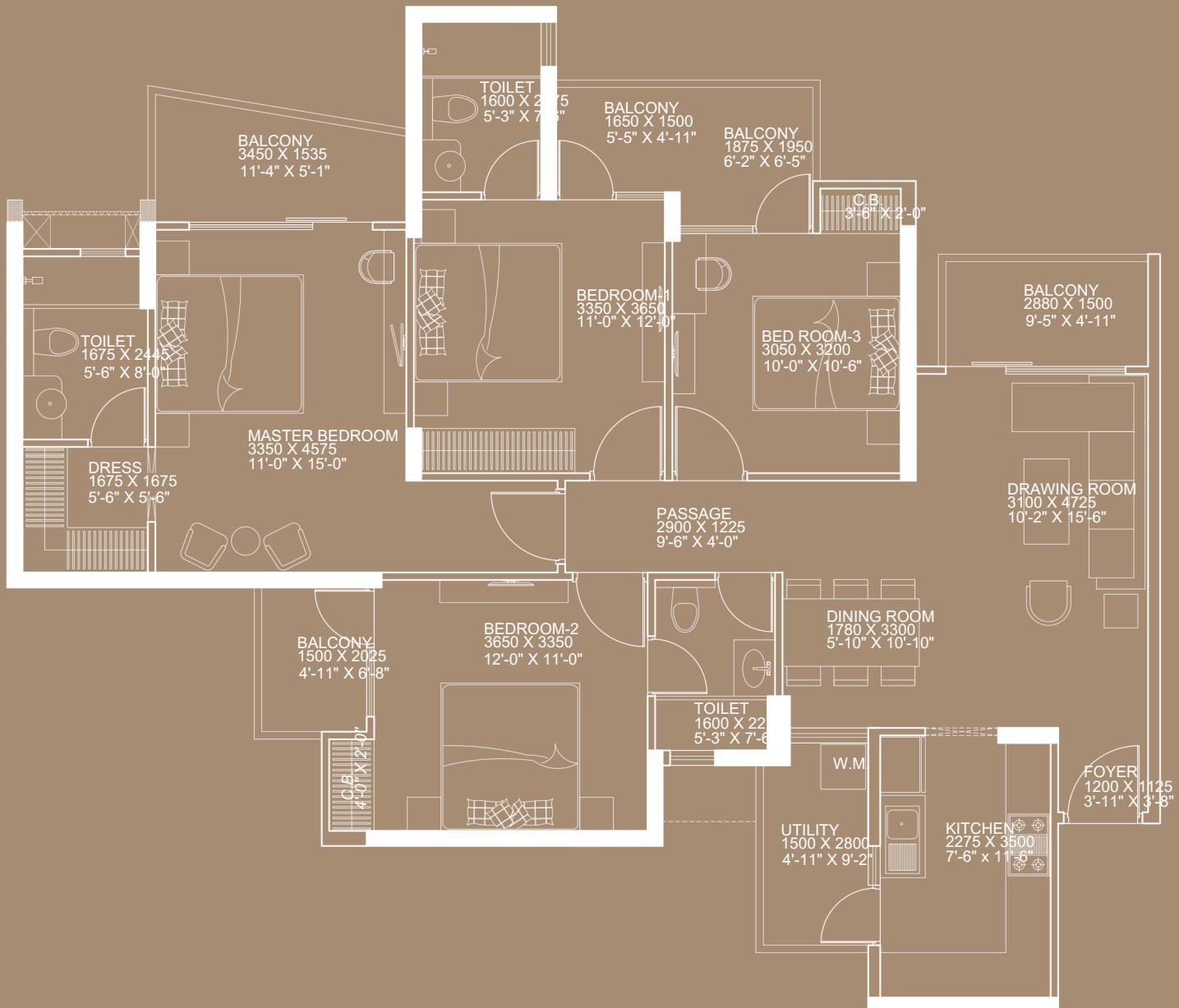
Carpet Area = 104.66 SQM. (1126.56 SQFT.)

Balcony Area = 22.58 SQM. (243.05 SQFT)

Area Under External Walls, Columns &

Shafts = 10.53 SQM. (113.34 SQFT.)

Common Area = 36.50 SQM. (392.88 SQFT)





Artistic Impression



LUXURY IS THE BALANCE OF DESIGN, IN THE SENSE
OF BEAUTY AND HIGHEST QUALITY.

LUXURY LIVES IN THE FINER DETAILS.



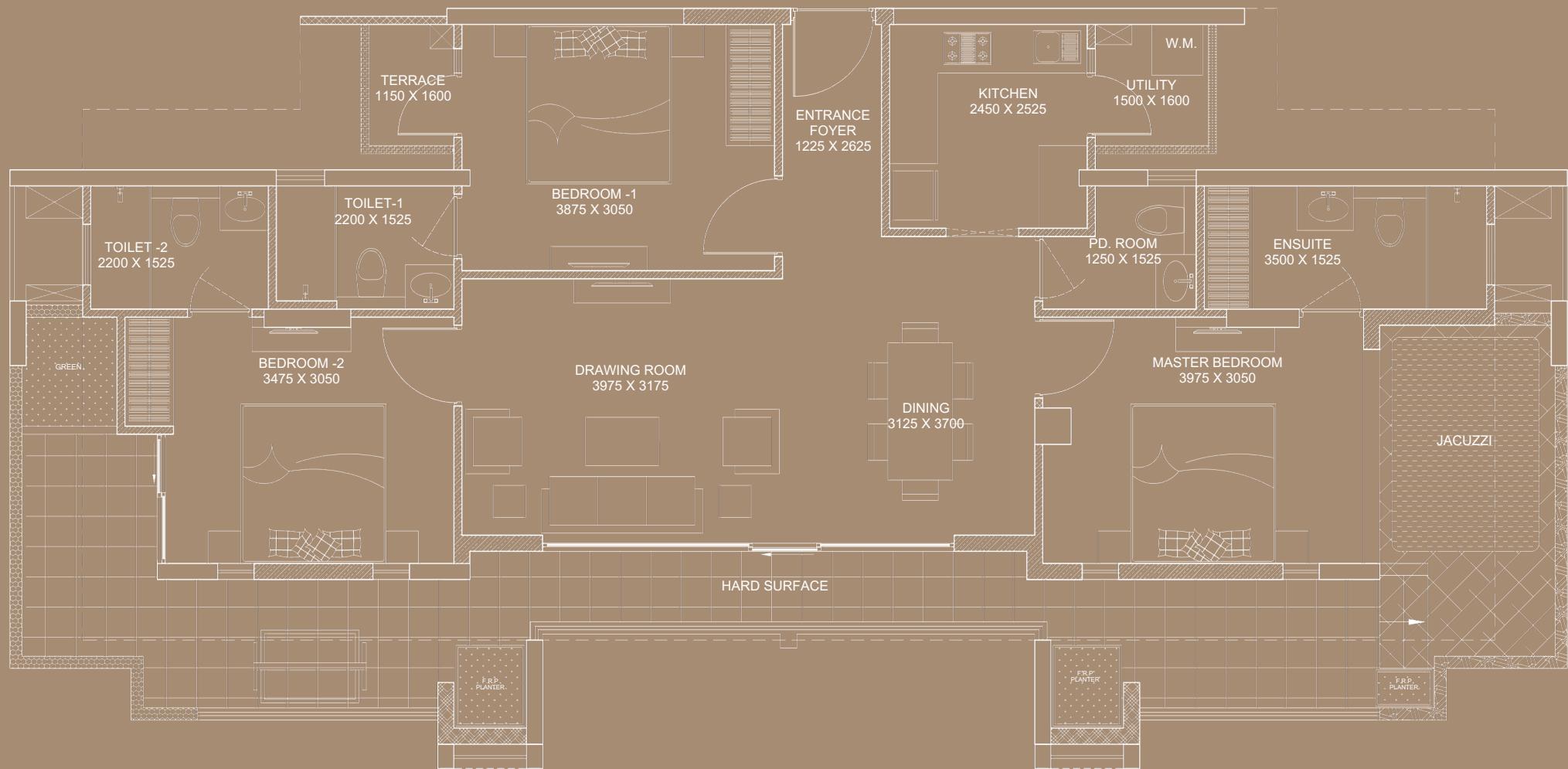
Artistic Impression

DISCOVER THE AWE-INSPIRING

The most popular among those who want to have their magnificence and luxury accommodations at the bird's flight high and feel themselves as the monarch of the high society. Experience the exclusive line of penthouses which have the best placements, designs and finishes to delight and excite the most scrupulous clients.



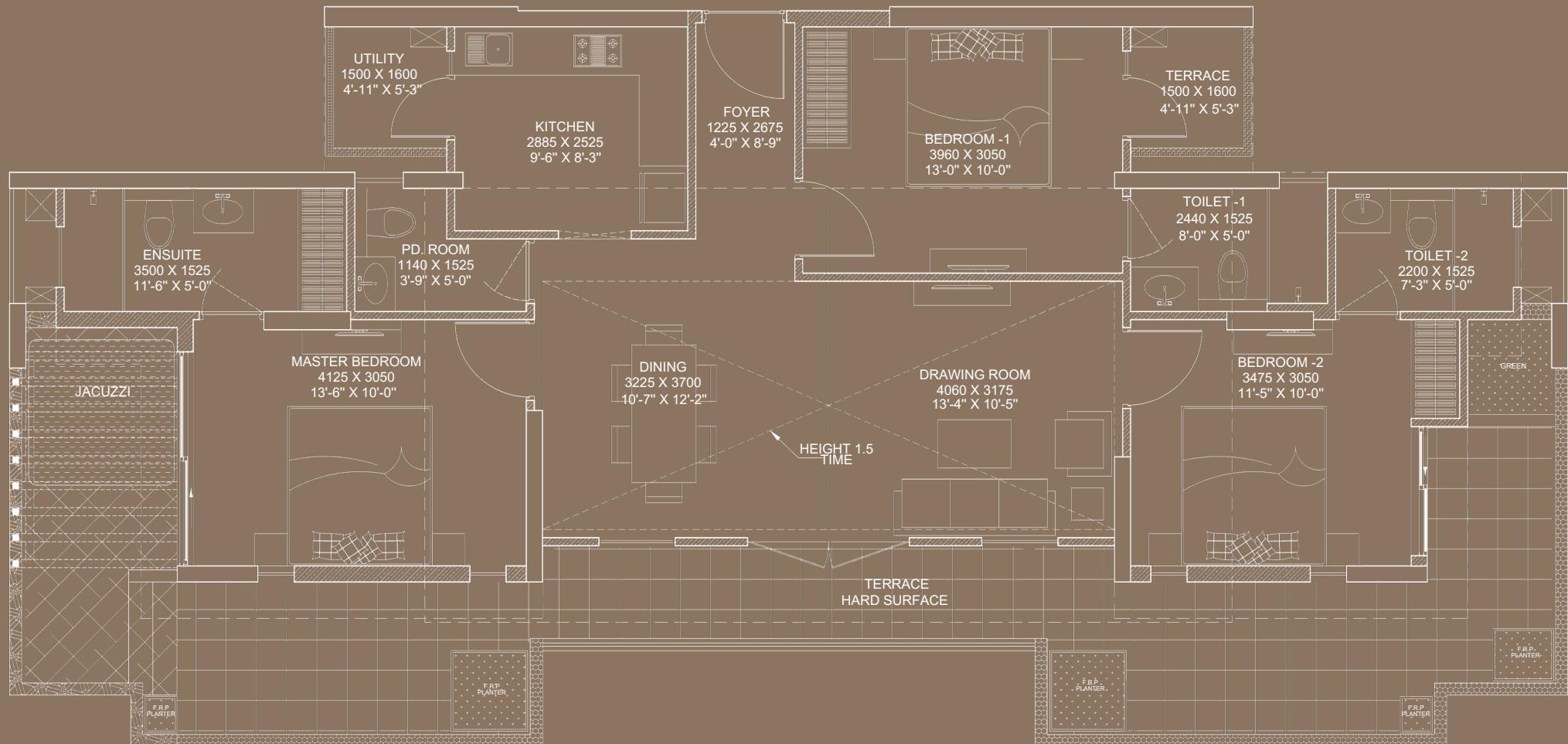
Type C Tower 5,6,7,8 & 9



1750

- 3 BHK + 3T + PD. ROOM
- UTILITY & BALCONY AREA = 4.23 SQM. OR 45.53 SQFT
- CARPET AREA = 86.71 SQM. OR 933.34 SQFT.
- TERRACE AREA = 40.89 SQM. OR 440.13 SQFT

Type D Tower 7



1750

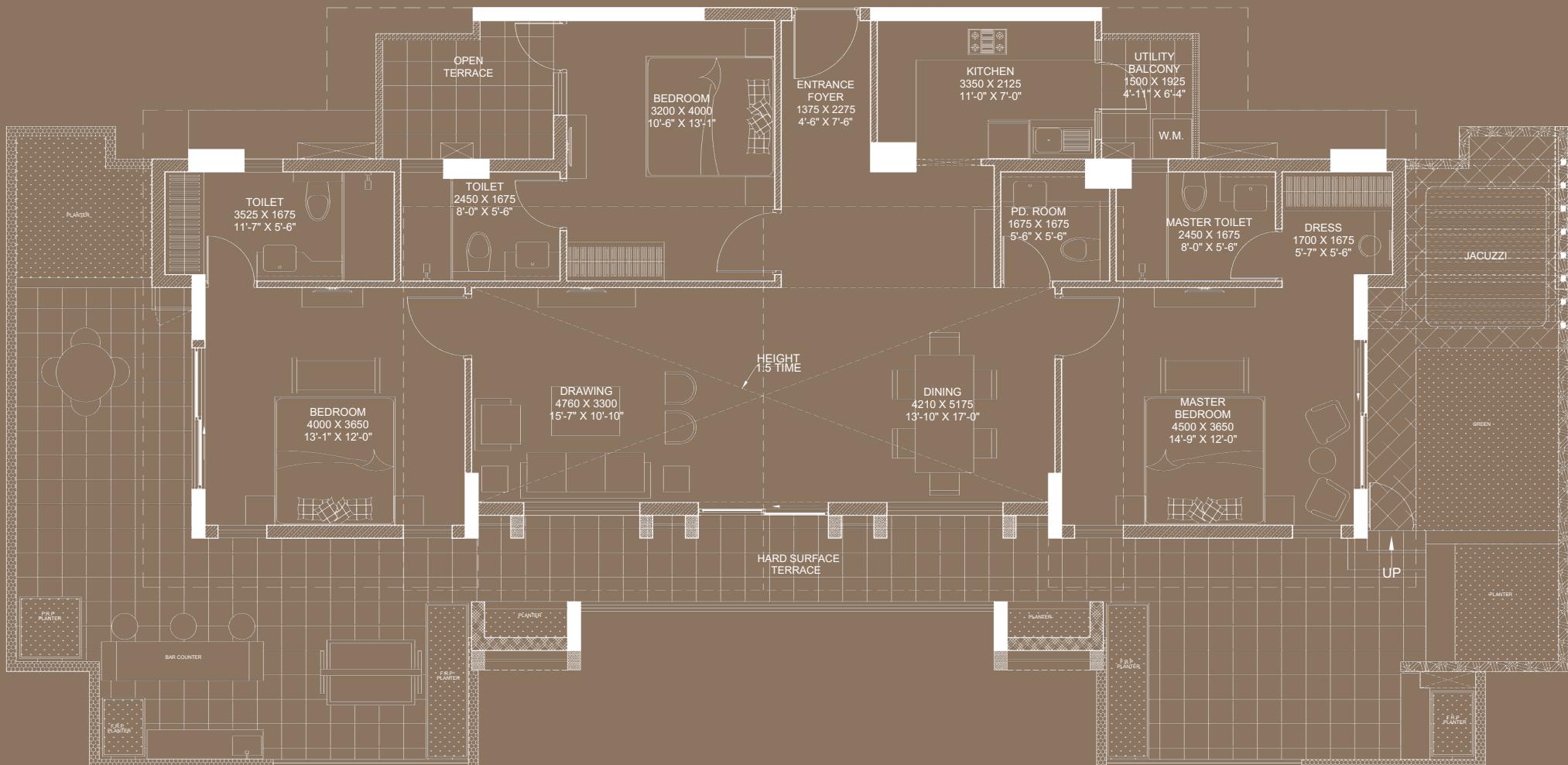
• 3 BHK + 3T + PD. ROOM

• UTILITY AREA = 4.80 SQM. OR 51.66 SQFT

• CARPET AREA = 89.74 SQM. OR 965.96 SQFT.

• TERRACE AREA = 44.20 SQM. OR 475.76 SQFT

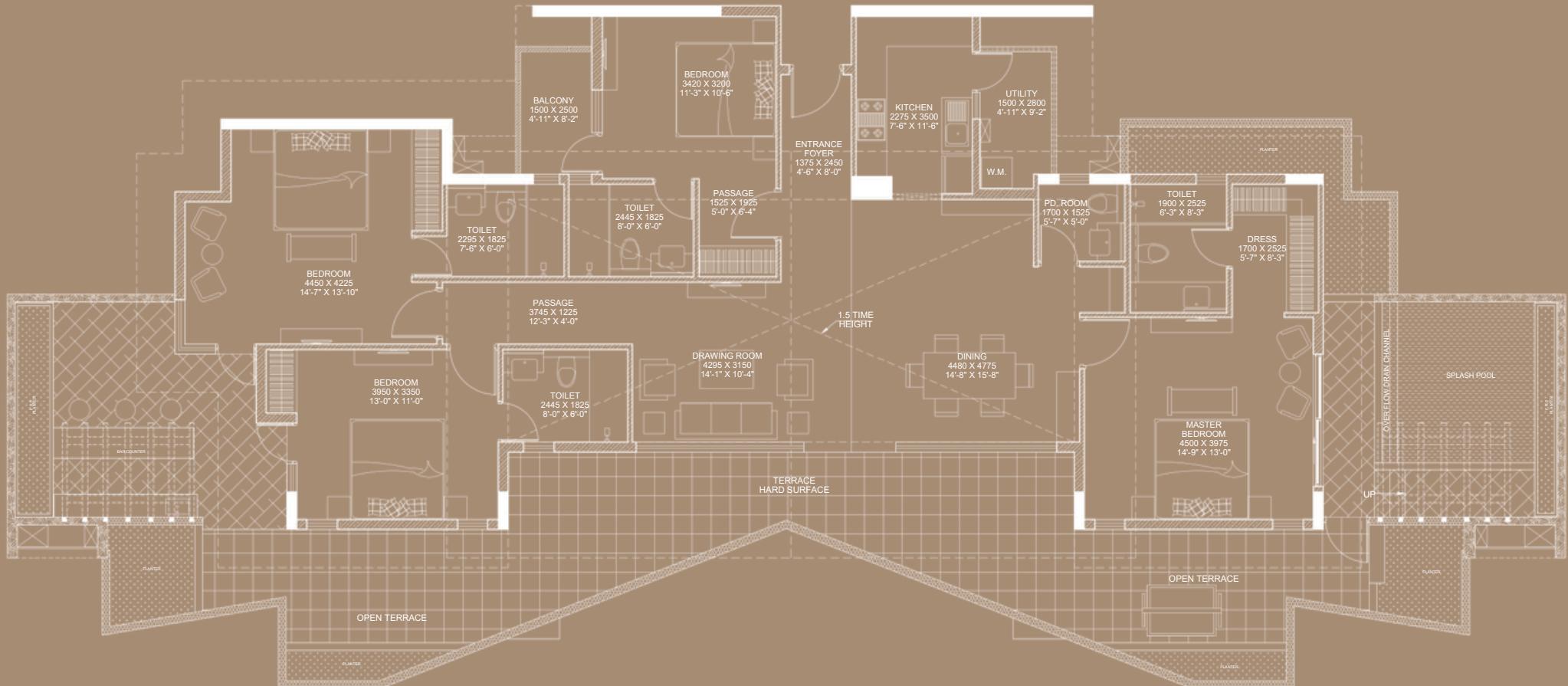
Type E Tower 3,4,10&11



2315

- 3 BHK + 3T + PD. ROOM
- UTILITY AREA = 2.88 SQM. OR 31.00 SQFT
- CARPET AREA = 113.55 SQM. OR 1222.25 SQFT.
- TERRACE AREA = 102.60 SQM. OR 1104.38 SQFT

Type A Tower 1&2



2790

- 4 BHK + 4T + PD. ROOM
- UTILITY & BALCONY AREA = 7.81 SQM. OR 84.06 SQFT
- CARPET AREA = 148.16 SQM. OR 1594.79 SQFT.
- TERRACE AREA = 118.23 SQM. OR 1272.62 SQFT

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NOTE : AREA UNDER EXTERNAL WALLS, COLUMNS & SHAFTS = 13.95 SQM. (150.15 SQFT.)

ABOUT ACE

Regarded as one of the best developers of NCR, Ace has always been creative, innovative and imaginative in the front of real estate developments. Since its inception, the group is well known for its world class quality projects and timely deliveries. Ace has always been a firm believer of business ethics and customer satisfaction. The group has delivered numerous residential and commercial projects in Noida and Greater Noida region while another few projects are under development. Apart from excellent locations, Ace speaks for its excellent quality and best in class facilities.

COMPLETED PROJECTS-

- ACE Platinum
- ACE Aspire
- ACE City
- ACE Golfshire
- ACE Studio
- City Square

ONGOING PROJECTS-

- ACE Divino
- ACE Parkway
- ACE Medley Avenue
- ACE Capitol

JV AND DMA-

- Godrej Golf Links
- Godrej Palm Retreat
- ATS Destinaire
- County 107



www.acegroupindia.com

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