

COUNTY[®]
GROUP
IT'S ALL ABOUT U

IVORY STREET

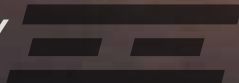
SHOPPING ALLEY @ IVORY COUNTY

INVEST IN A
THRIVING
RETAIL ECOSYSTEM



IVORY STREET

SHOPPING ALLEY @ IVORY COUNTY

ELEVATE YOUR RETAIL JOURNEY 

IVORY STREET

SHOPPING ALLEY @ IVORY COUNTY

Ivory Street is the crown jewel of Ivory County, the upcoming landmark residential project in Noida's Sector 115. This thoughtfully curated high-street shopping destination offers a unique blend of:

PRIME LOCATION

Situated within the vibrant Ivory County complex, Ivory Street enjoys a captive, affluent customer base.

EXQUISITE AMBIANCE

Sophisticated architecture, landscaped walkways, and a welcoming atmosphere create a delightful shopping experience.

DIVERSE RETAIL MIX

Cater to a wide range of clientele with a carefully selected mix of premium brands, local boutiques, and essential services.

HIGH VISIBILITY

Large storefronts and ample signage ensure maximum brand exposure for your business.

THRIVING COMMUNITY

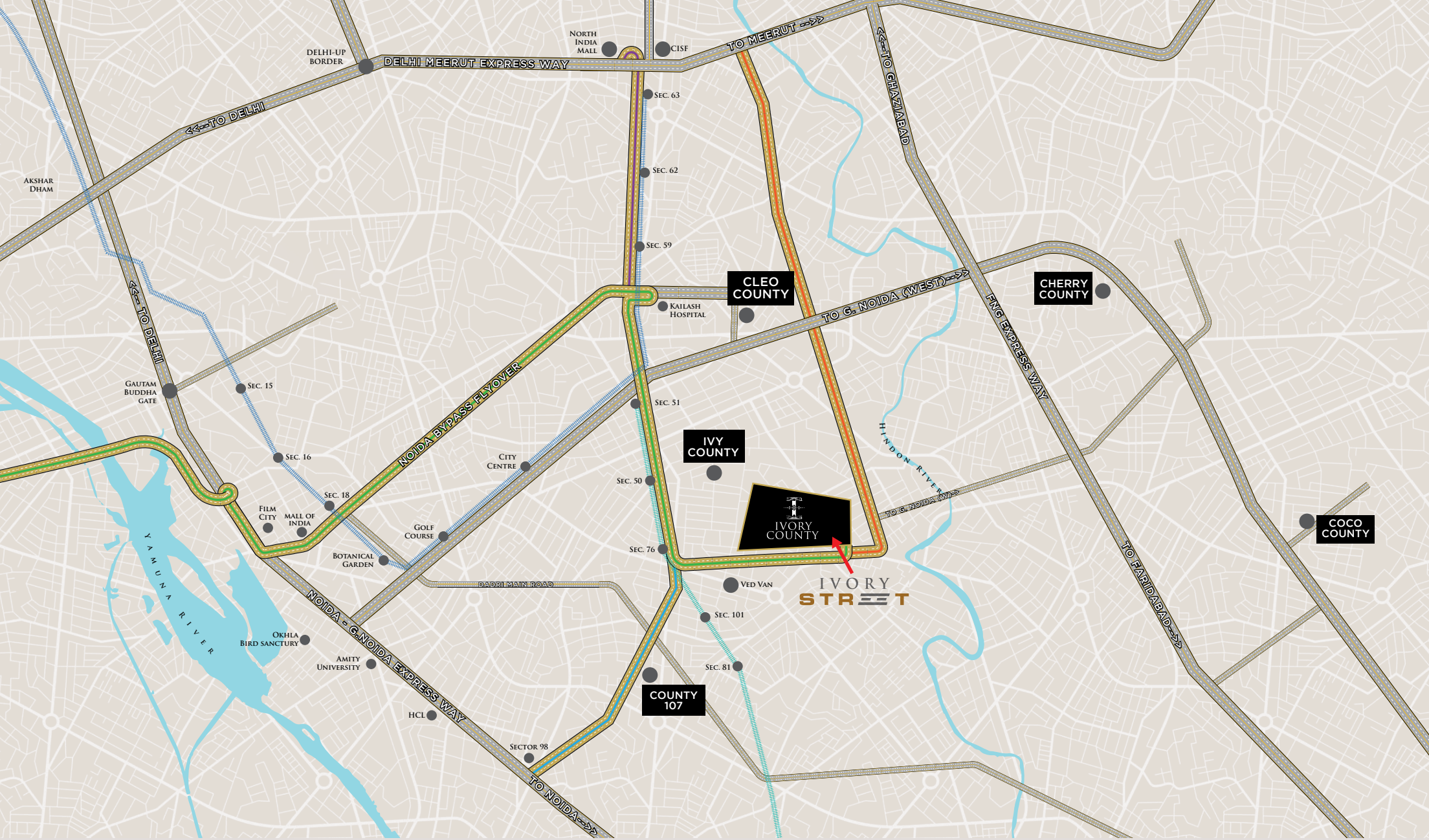
Become part of a dynamic community where residents and visitors come together to shop, dine, and socialize.

INVEST IN YOUR SUCCESS



Ivory Street presents a remarkable opportunity for forward-thinking retailers and investors. With a guaranteed high footfall and a premium clientele, Ivory Street offers the perfect platform to establish or expand your business.

- High foot traffic from affluent residents of Ivory County
- Strategic location within a rapidly developing sector
- Ample parking facilities for a seamless shopping experience
- 24/7 security and professional property management
- Marketing and promotional support to boost brand awareness

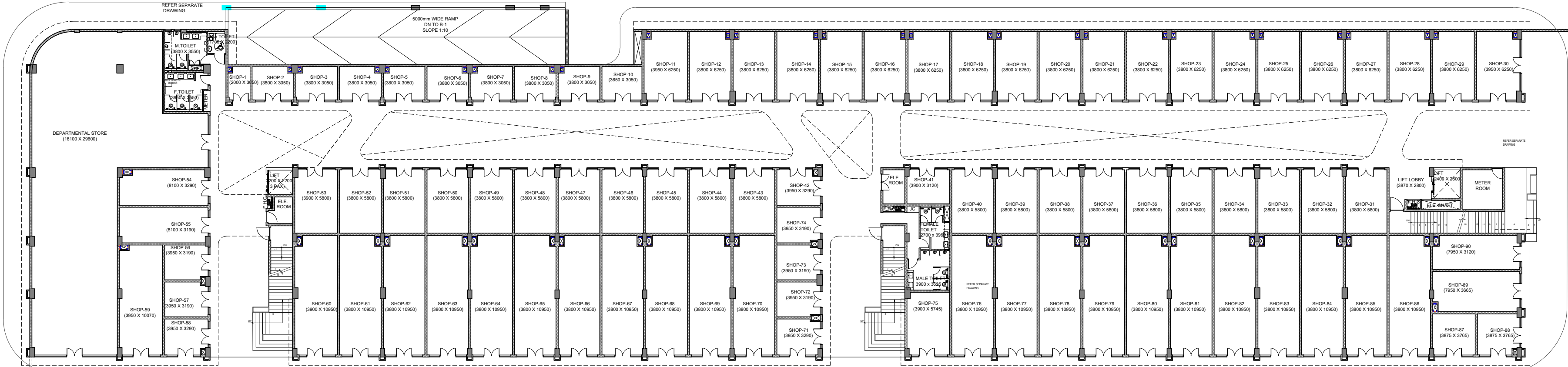


IVORY
STREET

SHOPPING ALLEY @ IVORY COUNTY

GROUND FLOOR

Disclaimer: The unit plan and layout described above are for representational purposes and are specific to a single unit. The same should not be considered as a standard offering. The size, layout, and features may vary based on the unit, floor, and location. The unit plan and layout provided along with the Agreement to Sale will be the final version. It is important to note that all measurements, positioning, fixtures, fittings, and other data depicted are approximate and for illustrative purposes only, and they are not drawn to scale. The company does not take responsibility for any errors, omissions, misstatements, or the use of the information shown. Additionally, the company reserves the right to make changes in the plans, specifications, dimensions, and elevations without any prior notice.



SHOP NO.	DIMENSION	CARPET AREA		BUILTUP AREA		SUPER AREA	
		[SQ.MT]	[SQ.FT]	[SQ.MT]	[SQ.FT]	[SQ.MT]	[SQ.FT]
Shop 1	2000X 3050	6	63	8	85	12	126
Shop 2	3800 x 3050	11	121	14	149	22	241
Shop 3	3800 x 3050	11	121	14	149	22	241
Shop 4	3800 x 3050	11	121	14	149	22	241
Shop 5	3800 x 3050	11	121	14	149	22	241
Shop 6	3800 x 3050	11	121	14	149	22	241
Shop 7	3800 x 3050	11	121	14	149	22	241
Shop 8	3800 x 3050	11	121	14	149	22	241
Shop 9	3800 x 3050	11	121	14	149	22	241
Shop 10	3650 x 3050	11	120	13	143	22	240
Shop 11	3950 x 6250	24	260	28	297	48	519
Shop 12	3800 x 6250	23	251	27	286	47	502
Shop 13	3800 x 6250	23	250	27	286	46	500
Shop 14	3800 x 6250	23	252	27	290	47	503
Shop 15	3800 x 6250	24	253	26	283	47	507
Shop 16	3800 x 6250	23	251	27	286	47	502
Shop 17	3800 x 6250	23	251	27	286	47	502

SHOP NO.	DIMENSION	CARPET AREA		BUILTUP AREA		SUPER AREA	
		[SQ.MT]	[SQ.FT]	[SQ.MT]	[SQ.FT]	[SQ.MT]	[SQ.FT]
Shop 18	3800 x 6250	23	251	27	286	47	502
Shop 19	3800 x 6250	23	250	27	286	46	500
Shop 20	3800 x 6250	23	251	27	286	47	502
Shop 21	3800 x 6250	23	251	27	286	47	502
Shop 22	3800 x 6250	23	251	27	286	47	502
Shop 23	3800 x 6250	23	251	27	286	47	502
Shop 24	3800 x 6250	23	251	27	286	47	502
Shop 25	3800 x 6250	23	251	27	286	47	502
Shop 26	3800 x 6250	23	251	27	286	47	502
Shop 27	3800 x 6250	23	251	27	286	47	502
Shop 28	3800 x 6250	23	251	27	286	47	502
Shop 29	3800 x 6250	23	251	27	286	47	502
Shop 30	3950 x 6250	24	258	28	304	48	516
Shop 31	3800 x 6250	22	237	24	263	44	473
Shop 32	3800 x 5800	22	237	24	263	44	473
Shop 33	3800 x 5800	22	236	24	263	44	471
Shop 34	3800 x 5800	22	236	24	263	44	473

SHOP NO.	DIMENSION	CARPET AREA		BUILTUP AREA		SUPER AREA	
		[SQ.MT]	[SQ.FT]	[SQ.MT]	[SQ.FT]	[SQ.MT]	[SQ.FT]
Shop 35	3800 x 5800	22	237	24	263	44	473
Shop 36	3800 x 5800	22	237	24	263	44	473
Shop 37	3800 x 5800	22	237	24	263	44	473
Shop 38	3800 x 5800	22	237	24	263	44	473
Shop 39	3800 x 5800	22	236	24	263	44	471
Shop 40	3800 x 5800	22	236	24	263	44	473
Shop 41	3900 x 3120	12	130	14	151	24	259
Shop 42	3950 x 3290	13	135	15	164	25	271
Shop 43	3800 x 5800	22	236	24	263	44	472
Shop 44	3800 x 5800	22	236	24	263	44	472
Shop 45	3800 x 5800	22	237	24	263	44	473
Shop 46	3800 x 5800	22	237	24	263	44	473
Shop 47	3800 x 5800	22	236	24	263	44	472
Shop 48	3800 x 5800	22	236	24	263	44	472
Shop 49	3800 x 5800	22	236	24	263	44	472
Shop 50	3800 x 5800	22	236	24	263	44	472
Shop 51	3800 x 5800	22	236	24	263	44	471

SHOP NO.	DIMENSION	CARPET AREA		BUILTUP AREA		SUPER AREA	
		[SQ.MT]	[SQ.FT]	[SQ.MT]	[SQ.FT]	[SQ.MT]	[SQ.FT]
Shop 52	3800 x 5800	22	236	24	263	44	473
Shop 53	3900 x 5800	22	241	26	276	45	482
Shop 54	8100 x 3290	26	277	29	316	52	555
Shop 55	8100 x 3190	26	275	28	307	51	550
Shop 56	3950 x 3190	12	133	14	155	25	266
Shop 57	3950 x 3190	12	133	14	155	25	266
Shop 58	3950 x 3290	13	135	15	164	25	270
Shop 59	3950 x 10070	39	419	43	465	78	838
Shop 60	3900 x 10950	42	448	47	509	83	895
Shop 61	3800 x 10950	41	440	45	484	82	879
Shop 62	3800 x 10950	41	439	45	484	81	877
Shop 63	3800 x 10950	41	440	45	484	82	880
Shop 64	3800 x 10950	41	440	45	484	82	880
Shop 65	3800 x 10950	41	440	45	484	82	880
Shop 66	3800 x 10950	41	440	45	484	82	880
Shop 67	3800 x 10950	41	440	45	484	82	880
Shop 68	3800 x 10950	41	440	45	484	82	880

SHOP NO.	DIMENSION	CARPET AREA		BUILTUP AREA		SUPER AREA	
		[SQ.MT]	[SQ.FT]	[SQ.MT]	[SQ.FT]	[SQ.MT]	[SQ.FT]
Shop 69	3800 x 10950	41	440	45	484	82	879
Shop 70	3800 x 10950	41	439	45	484	81	877
Shop 71	3950 x 3290	13	136	15	164	25	273
Shop 72	3950 x 3190	12	132	14	155	25	265
Shop 73	3950 x 3190	12	132	14	155	24	263
Shop 74	3950 x 3190	12	133	14	155	25	267
Shop 75	3900 x 5745	22	238	25	268	44	476
Shop 76	3800 x 10950	41	440	45	484	82	879
Shop 77	3800 x 10950	41	439	45	484	81	877
Shop 78	3800 x 10950	41	440	45	484	82	880
Shop 79	3800 x 10950	41	440	45	484	82	880
Shop 80	3800 x 10950	41	440	45	484	82	880
Shop 81	3800 x 10950	41	440	45	484	82	880
Shop 82	3800 x 10950	41	440	45	484	82	879
Shop 83	3800 x 10950	41	439	45	484	81	877
Shop 84	3800 x 10950	41	440	45	484	82	879
Shop 85	3800 x 10950	41	439	45	484	81	877

SHOP NO.	DIMENSION	CARPET AREA		BUILTUP AREA		SUPER AREA	
		[SQ.MT]	[SQ.FT]	[SQ.MT]	[SQ.FT]	[SQ.MT]	[SQ.FT]
Shop 86	3800 x 10950	41	440	45	484	82	880
Shop 87	3875 x 3765	15	156	17	178	29	313
Shop 88	3875 x 3765	14	151	17	183	28	303
Shop 89	7950 x 3665	29	307	32	343	57	614
Shop 90	7950 x 3120	24	259	27	295	48	517
Departmental Store		299	3215	314	3385	597	6431

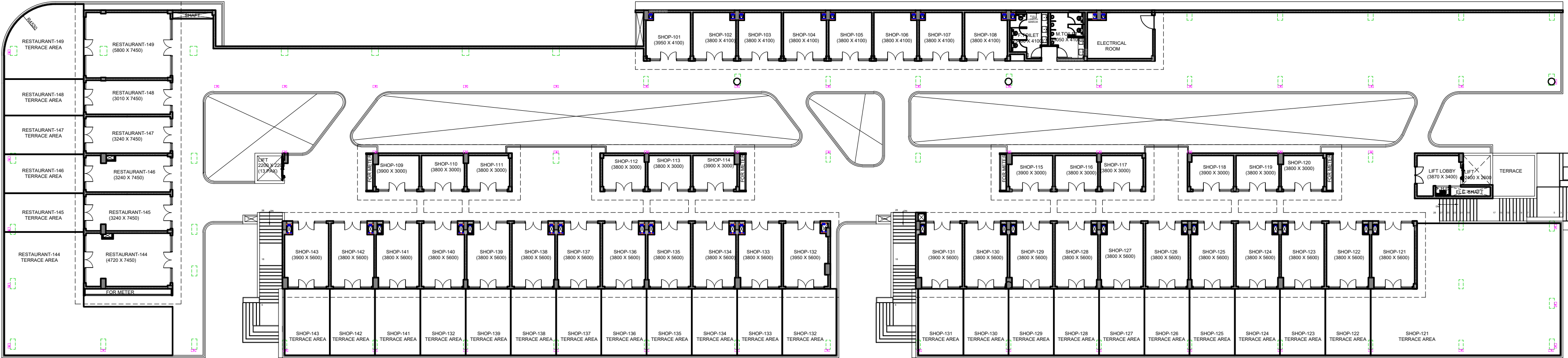
TOTAL							
CARPET AREA [SQ.MT]	:	2539					
CARPET AREA [SQ.FT]	:	27327					
BUILTUP AREA [SQ.MT.]	:	2837					
BUILTUP AREA [SQ.FT.]	:	30538					
SUPER AREA [SQ.MT.]	:	5078					
SUPER AREA [SQ.FT.]	:	54654					

IVORY
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SHOPPING ALLEY @ IVORY COUNTY

FIRST FLOOR

Disclaimer: The unit plan and layout described above are for representational purposes and are specific to a single unit. The same should not be considered as a standard offering. The size, layout, and features may vary based on the unit, floor, and location. The unit plan and layout provided along with the Agreement to Sale will be the final version. It is important to note that all measurements, positioning, fixtures, fittings, and other data depicted are approximate and for illustrative purposes only, and they are not drawn to scale. The company does not take responsibility for any errors, omissions, misstatements, or the use of the information shown. Additionally, the company reserves the right to make changes in the plans, specifications, dimensions, and elevations without any prior notice.



SHOP NO.	DIMENSION	CARPET AREA		BUILTUP AREA		SUPER AREA		TERRACE AREA
		(SQ.MT)	(SQ.FT)	(SQ.MT)	(SQ.FT)	(SQ.MT)	(SQ.FT)	
Shop 101	3950 X 4100	16	169	19	206	31	338	
Shop 102	3800 X 4100	15	163	18	194	30	327	
Shop 103	3800 X 4100	15	163	18	194	30	327	
Shop 104	3800 X 4100	15	164	18	194	30	328	
Shop 105	3800 X 4100	15	163	18	194	30	326	
Shop 106	3800 X 4100	15	163	18	194	30	327	
Shop 107	3800 X 4100	15	163	18	194	30	327	
Shop 108	3800 X 4100	15	163	18	194	30	327	
Shop 109	3900 X 3000	11	123	14	153	23	246	
Shop 110	3900 X 3000	11	122	14	146	23	243	
Shop 111	3800 X 3000	11	121	14	150	22	242	
Shop 112	3800 X 3000	11	121	14	150	23	243	
Shop 113	3800 X 3000	11	122	14	146	23	244	

SHOP NO.	DIMENSION	CARPET AREA		BUILTUP AREA		SUPER AREA		TERRACE AREA (SQ.FT)
		(SQ.MT)	(SQ.FT)	(SQ.MT)	(SQ.FT)	(SQ.MT)	(SQ.FT)	
Shop 114	3900 X 3000	11	123	14	154	23	247	
Shop 115	3900 X 3000	11	123	14	154	23	246	
Shop 116	3900 X 3000	11	122	14	146	23	244	
Shop 117	3800 X 3000	11	121	14	150	23	243	
Shop 118	3800 X 3000	12	124	14	154	23	248	
Shop 119	3900 X 3000	11	122	14	146	23	243	
Shop 120	3800 X 3000	11	120	14	150	22	241	
Shop 121	3800 X 5600	20	220	25	265	41	441	1854
Shop 122	3800 X 5600	21	222	24	258	41	443	253
Shop 123	3800 X 5600	21	221	24	258	41	442	253
Shop 124	3800 X 5600	21	222	24	258	41	443	253
Shop 125	3800 X 5600	21	222	24	258	41	444	253
Shop 126	3800 X 5600	21	222	24	258	41	444	253

SHOP NO.	DIMENSION	CARPET AREA		BUILTUP AREA		SUPER AREA		TERRACE AREA
		(SQ.MT)	(SQ.FT)	(SQ.MT)	(SQ.FT)	(SQ.MT)	(SQ.FT)	
Shop 127	3800 X 5600	21	222	24	258	41	444	253
Shop 128	3800 X 5600	21	222	24	258	41	444	253
Shop 129	3800 X 5600	21	221	24	258	41	442	253
Shop 130	3800 X 5600	21	222	24	258	41	443	253
Shop 131	3900 X 5600	21	225	25	271	42	450	252
Shop 132	3950 X 5600	21	227	25	274	42	455	303
Shop 133	3800 X 5600	21	221	24	258	41	442	253
Shop 134	3800 X 5600	21	222	24	258	41	443	253
Shop 135	3800 X 5600	21	222	24	258	41	444	253
Shop 136	3800 X 5600	21	222	24	258	41	444	253
Shop 137	3800 X 5600	21	222	24	258	41	444	253
Shop 138	3800 X 5600	21	222	24	258	41	444	253
Shop 139	3800 X 5600	21	222	24	258	41	444	253

SHOP NO.	DIMENSION	CARPET AREA		BUILTUP AREA		SUPER AREA		TERRACE AREA
		(SQ.MT)	(SQ.FT)	(SQ.MT)	(SQ.FT)	(SQ.MT)	(SQ.FT)	
Shop 140	3800 X 5600	21	222	24	258	41	444	253
Shop 141	3800 X 5600	21	221	24	258	41	442	253
Shop 142	3800 X 5600	21	221	24	258	41	443	253
Shop 143	3900 X 5600	21	225	25	271	42	450	252
REST 144	4720 X 7450	34	369	39	424	69	739	1186
REST. 145	3240 X 7450	24	257	27	291	48	513	260
REST. 146	3240 X 7450	23	251	27	291	47	503	260
REST. 147	3240 X 7450	24	260	27	291	48	520	260
REST. 148	3010X 7450	22	241	25	271	45	482	260
REST. 149	5800 X 7450	43	464	48	515	86	928	454

TOTAL

CARPET AREA (SQ.MT)	:	904
CARPET AREA (SQ.FT)	:	9728
BUILTUP AREA (SQ.MT.)	:	1062
BUILTUP AREA (SQ.FT.)	:	11435
SUPER AREA (SQ.MT.)	:	1808
SUPER AREA (SQ.FT.)	:	19457
TERRACE AREA	:	10152



IT'S ALL ABOUT U

Conceptualized,
Developed and Managed by:
THEMECOUNTY PRIVATE LIMITED

Corporate Office :
County Spaces, Plot No. 15, Sector-135
Noida - 201305, Uttar Pradesh

Site/Sales Office:
Plot No. GH-01, Sector 115, Noida
Gautam Buddha Nagar, UP-201301

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PROMOTER NAME	THEMECOUNTY PRIVATE LIMITED	
Promoter Registration No.	UPRERAPRM206951	
UP RERA Registration No.	Collection A/c of the Projects	
Ivory County Phase-1: UPRERAPRJ256314	"Themecounty Pvt Ltd Collection A/c for Ivory County Phase-1", Indusind Bank, having IFSC Code INDB0001953, Account No. 253105202301	
Ivory County Phase-2 : UPRERAPRJ115902	"Themecounty Pvt Ltd Collection A/c for Ivory County Phase-2", Indusind Bank, having IFSC Code INDB0001953, Account No. 253105202304	
Ivory County Phase-3 : UPRERAPRJ507062	"Themecounty Pvt Ltd Collection A/c for Ivory County Phase-3", Indusind Bank, having IFSC Code INDB0001953, Account No. 253105202307	
Website of UP RERA – www.up-rera.in		