

Nirala Grand

Project & Company Overview | Sector 1, Noida Extension

Location	Sector 1, Noida Extension, Uttar Pradesh
Developer	Nirala Group
Configuration	3 BHK / 4 BHK Apartments
Unit Sizes	1,805 – 3,140 Sq.Ft
Starting Price	Rs. 2.07 Cr* onwards
Project Area	10.50 Acres
Total Units	528
Possession	February 2030
RERA No.	UPRERAPRJ7881
Formerly Known As	Morpheus Pratiksha

Project Overview

Nirala Grand is a premium residential project by Nirala Group, located in Sector 1, Noida Extension. Spread across 10.50 acres, the development comprises 528 homes configured as 3 and 4 BHK apartments ranging from 1,805 to 3,140 sq.ft. The project is RERA-registered (UPRERAPRJ7881) with possession scheduled for February 2030.

Pricing

Configuration	Size	Starting Price
3 BHK + 3T	1,805 Sq.Ft	Rs. 2.07 Cr*
3 BHK + 3T + Servant	2,230 Sq.Ft	Rs. 2.67 Cr*
4 BHK + 4T + Servant	3,140 Sq.Ft	Rs. 3.76 Cr*

*Prices are indicative starting prices; bank loan assistance available.

Amenities

Car Parking • Open / Green Spaces • Swimming Pool • 24x7 Electricity • CCTV Surveillance • Fire Safety • Street Lighting • 24x7 Security • Clubhouse & Gymnasium • Kids' Play Area & Sports Courts

Site Plan Highlights

- 10.50 Acres of land, 528 total units
- 75% Open Area, 4+ Green Zones
- 60 Ft Wide internal roads
- 2 Entry / Exit Points

Location & Connectivity

Metro	Noida Electronic City Metro Station — ~5 min
Healthcare	Yatharth Hospital, Fortis & Kailash Hospital — ~5-10 min
Education	St. Xavier's, DPS, Ryan International, Amity University — ~8-15 min
Expressway	Noida-Greater Noida Expressway & NH-24 — ~20-35 min
Shopping	Gaur City Mall, The Grand Venice, Sector 18 — ~10-15 min
Employment Hubs	Surajpur Industrial Area & Knowledge Park — ~15-20 min
Airport	Jewar International Airport — ~45-50 min
Delhi	Connaught Place & Central Delhi — ~30-40 min

About the Developer — Nirala Group

Nirala Group was founded in 1996 and has completed close to three decades in the Indian real estate industry, with a focus on residential and commercial development across Noida, Greater Noida, and the wider NCR. The Group holds ISO 9001 certification (since 2005, ISO 9001:2000, later upgraded to ISO 9001:2008) for maintaining quality, safety, and customer satisfaction standards. Its flagship residential development, Nirala Estate in Tech Zone-4, Greater Noida West, spans 25 acres, with several phases already delivered to residents.

Note: Company and project information above is compiled from the developer's official website and publicly available sources. Prices, dates, and specifications are subject to change; prospective buyers should independently verify RERA registration status and project details via the UP RERA portal before making any purchase decision.

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