



RERA

RERA No.: UPRERAPRJ239086/09/2024  
Website: [www.up-rera.in](http://www.up-rera.in)



**CRAFTED FOR BUSINESS GROWTH**

**Retail | Food Zone | Office Space | Entertainment**





## Building Dreams, Crafting Landmarks



Chandra Modern Builders (I) Pvt Ltd was founded with a visionary ambition: to create exceptional residential and commercial spaces, each enhanced with world-class amenities. Led by industry leaders Mr. Alok Chandra and Mr. Ashish Chandra, the company stands as a hallmark of quality, innovation, and customer-centric excellence.

With an unwavering commitment to integrity, transparency, and superior craftsmanship, Chandra Modern Builders has earned a prestigious reputation as one of Lucknow's most trusted and esteemed real estate brands.

### Chandra Arcade – Where Business Meets Excellence

Chandra Arcade is a cutting-edge G+5 commercial development, offering versatile spaces for retail shops and offices, with ample potential for premium establishments such as dining and entertainment ventures. Designed to meet the dynamic needs of modern businesses, it is the ideal space for growth and success.

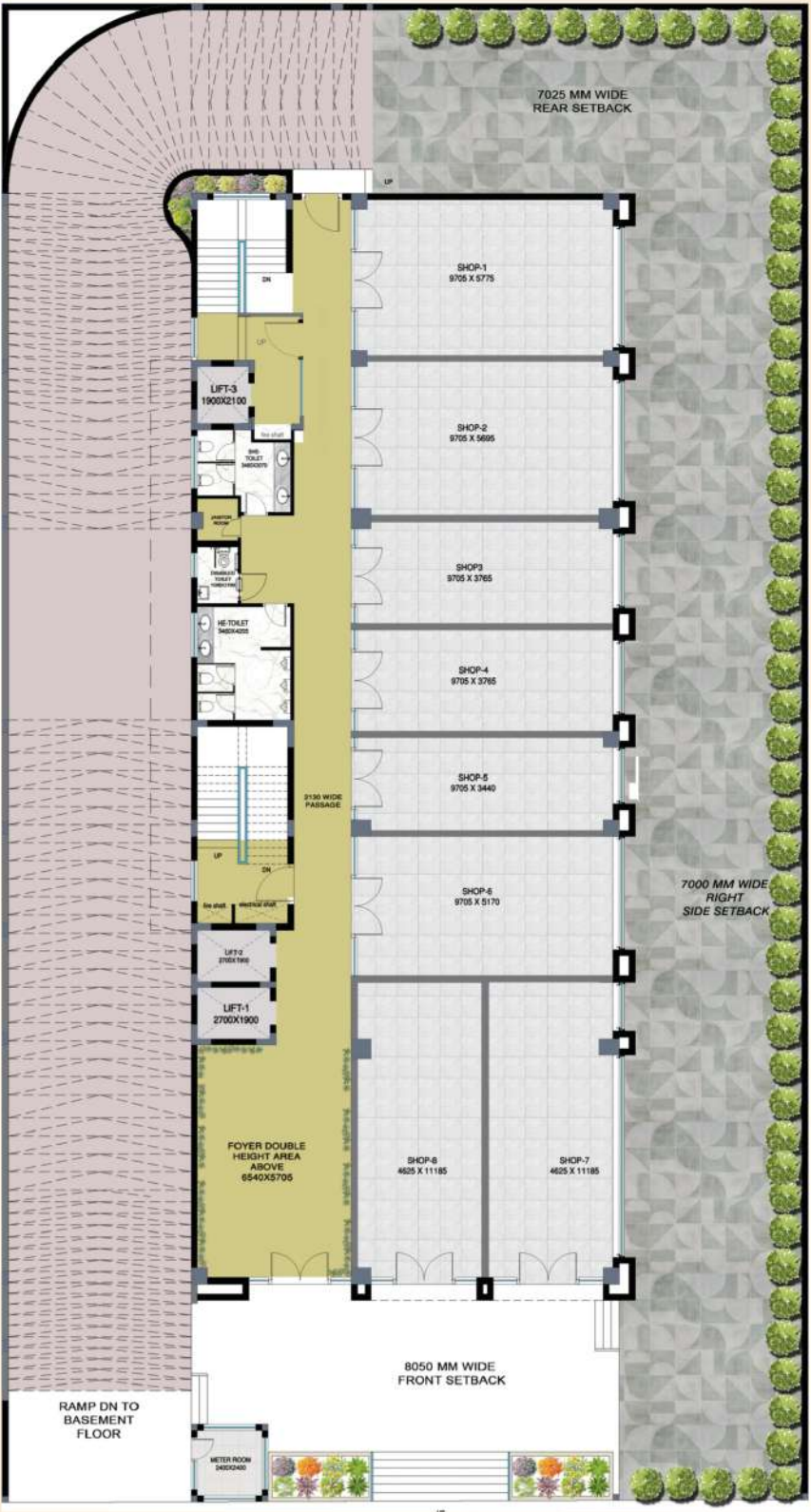
#### Key Highlights of Chandra Arcade:

- G+5 Floor Structure with spacious Basement Parking
- Flexible spaces for Retail Shops, Office Spaces, and future Dining or Entertainment Zones
- Potential for a Rooftop Restaurant offering panoramic views for an elevated dining experience
- Strategically located in a bustling commercial zone for maximum visibility and footfall
- Designed to accommodate a wide range of business activities

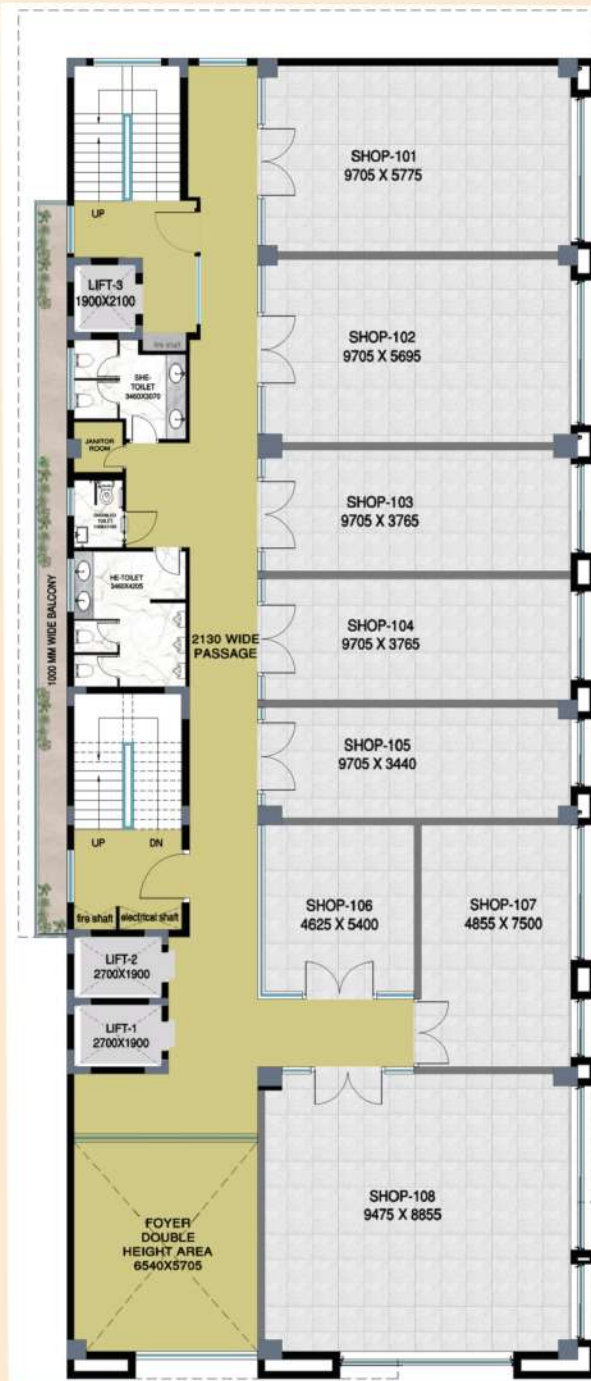




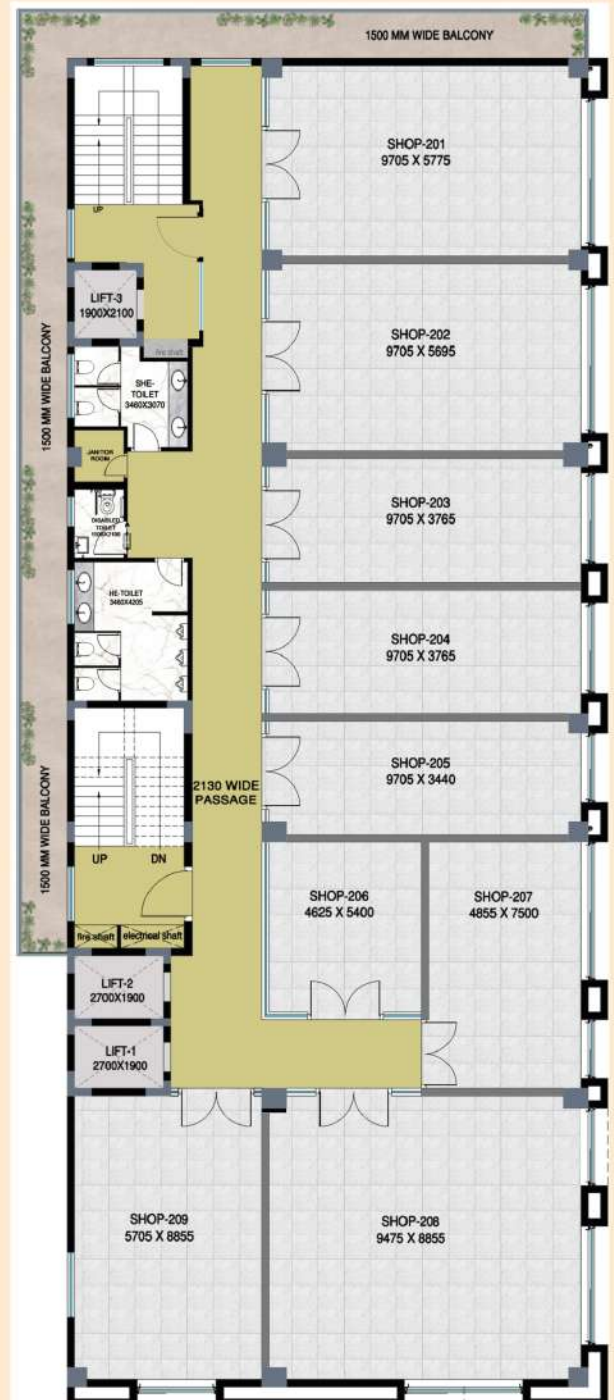
# Floor Plans



**GROUND**  
Floor Plan



**FIRST  
Floor Plan**



**TYPICAL  
Floor Plan  
(2nd, 3rd, 4th & 5th)**



## Highlights & Features:

- **24x7 Power Backup:** Reliable, uninterrupted power for all businesses.
- **Advanced Security:** CCTV surveillance to ensure a safe and secure environment.
- **Semi-Automated Parking:** Efficient parking system for hassle-free convenience.
- **Eco-friendly Design:** Sustainable features like Rainwater Harvesting and energy-efficient systems.
- **Luxurious Entrance Lobby:** A grand double-height air-conditioned lobby to make an unforgettable first impression.
- **Basement Parking:** Ample parking to accommodate vehicles with ease.



## Our Legacy: Building Trust, Building Quality

At Chandra Modern Builders, we take pride in delivering landmark projects that inspire confidence and exceed expectations. Our portfolio speaks of our relentless pursuit of excellence:

### Completed Projects:

Celebrity Greens

### Ongoing Projects:

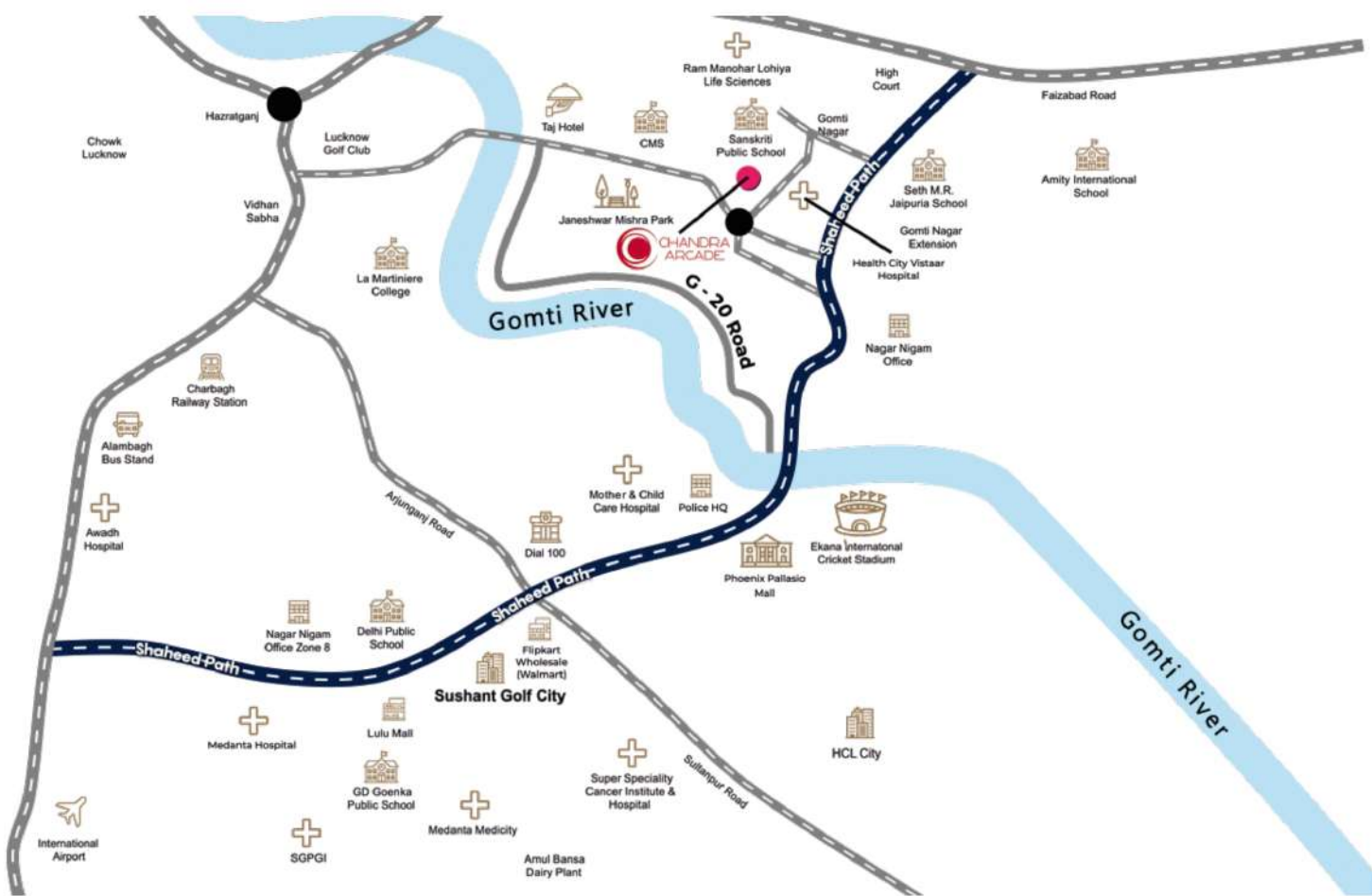
Chandra Arcade  
Chandra Panorama

### Upcoming Masterpieces:

Chandra Luxuria  
Chandra Avadh Vilas  
Chandra Iconic







## Strategic Location: The Heart of Lucknow's Commercial Hub

Located in a prime area of Lucknow, Chandra Arcade offers excellent connectivity to key landmarks:

- Health City Vistaar Hospital – Opposite
- Amar Shaheed Path – 500 meters
- Phoenix Palladio Mall – 2 km
- Gomtinagar – 3 km
- Janeshwar Mishra Park – 3 km
- Flipkart Wholesale (Walmart)- 3 Km
- Sushant Golf City – 3.5 km
- Lulu Mall – 6 km
- Hazratganj – 9 km
- Chaudhary Charan Singh International Airport – 18

## Your Dream Space Awaits

For inquiries, reach us at:

Marketing Office: **7607006977 & 7607900309**, Head Office : **7607900304 & 7607900308**

Email: [ashishalokchandra@gmail.com](mailto:ashishalokchandra@gmail.com), Visit: 1st Floor, Nikhilesh Palace, 17/4, Ashok Marg, Hazratganj, Lucknow-226001

### M/S. CMB(I)PVT LTD-COLL-AC FOR CHANDRA ARCADE

Collection Bank A/c no- 50200094785273

Bank - HDFC bank, Sapru Marg, Lucknow

[www.chandramodernbuilders.com](http://www.chandramodernbuilders.com)

Chandra Arcade has got the project land Plot number Plot No. 4/15A, Sector 4, Gomti Nagar Extension, Lucknow, measuring area 1657.04 square meters by way of an agreement to sale executed between M/s Chandra Modern Builders (India) Private Limited and Lucknow Development Authority on 22-10-2022, confirming upon it right to construct and book the developed units for sale to prospective buyers. The due date for payment of last installment to the Lucknow Development Authority by the promoter is 06-03-2027.

Disclaimer: All images are for illustrative purposes only and may not reflect actual project offerings. We encourage customers to visit the project site to familiarise themselves with the real offerings before booking. Decisions based solely on this advertisement are not subject to claims under Section 12 of the UP-RERA Act.