



THE ELITE ADDRESS

Sector 91, Sonipat

by

ONE PRASTHA

WHERE THE ELITE RESIDE.

WHERE EVERYTHING ELSE FOLLOWS.

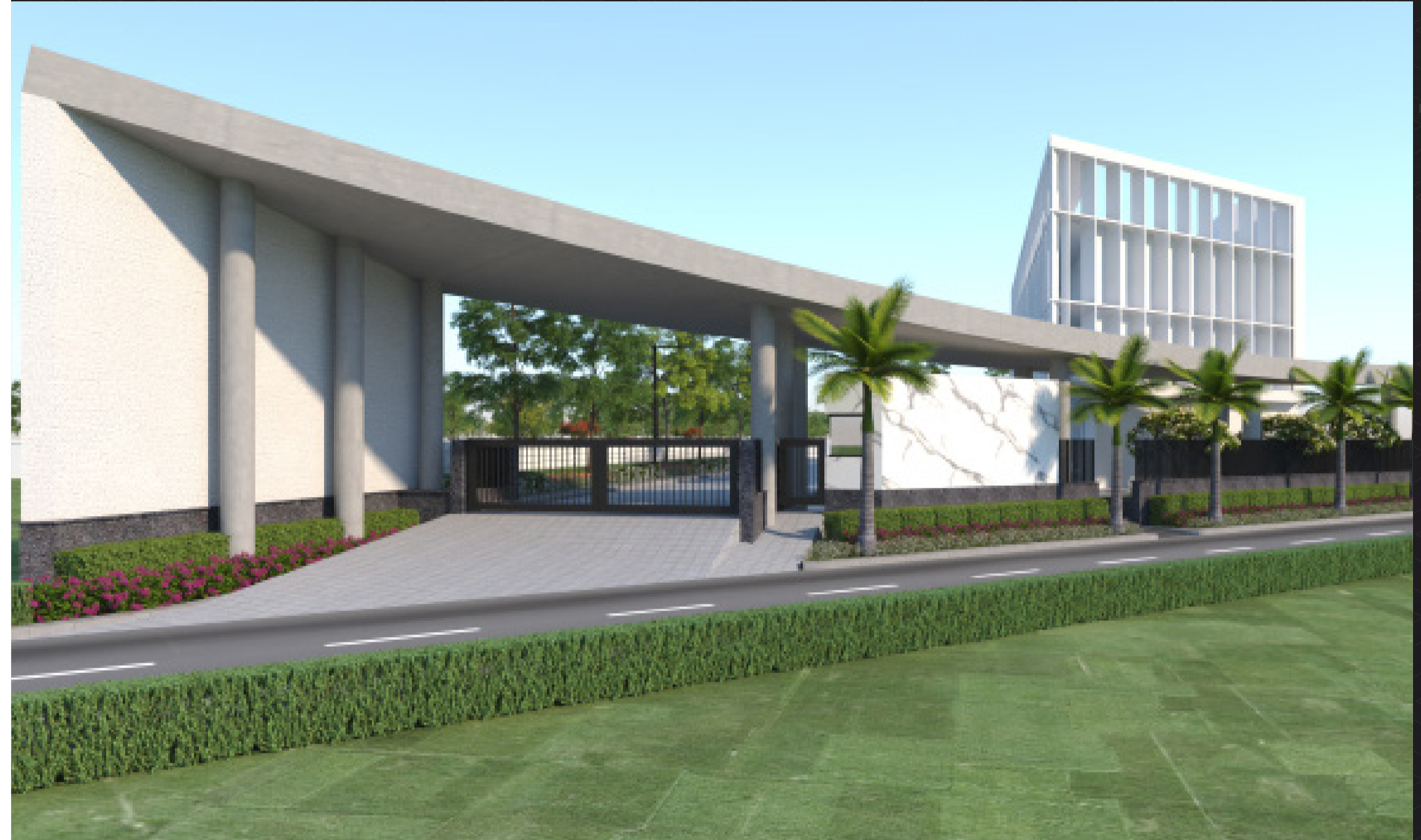
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ONE PRASTHA
BUILD • BETTER • BEYOND •

REDEFINING THE ART OF LIVING.

At One Prastha, land becomes a canvas - generous plots, premium infrastructure, and enduring design. For those who choose to build a life, not just a house.



ABOUT

PHILOSOPHY. PURPOSE. PROGRESS.

At One Prastha, every creation is guided by the Five Prasthas Philosophy — inspired by the timeless essence of ancient Prasthas. Each embodies a unique virtue: the collaborative spirit of Indraprastha, the golden prosperity of Swarnprastha, the secure refuge of Panprastha, the steadfast strength of Vyaghrprastha, and the nurtured growth of Tilprastha. Together, they shape communities that are connected, prosperous, resilient, and harmonious — designed to help residents thrive as one.

One Prastha, Sector 87 and The Elite Residences stands as a testament to this philosophy — a development that redefined community living through meticulous planning, superior infrastructure, and a vision rooted in timeless values.



PULSE. POTENTIAL.
PROGRESS.

SECTOR 91*

Poised for convenience — excellent highway connectivity and proximity to key NCR nodes while retaining calm and open skies.

CHANDIGARH ↗

AMRIK SU
DHA

« 352A » SONIPAT-GOHANA BYPASS
(1 KM APPROX.)

BARWASNI

SECTOR-14
(2KM)

AGGARSAIN
CHOWK
(2KM)

SONIPAT

TOWARDS UER-2



SHUKHDEV
DHABA

SECTOR-87



DCRUST
UNIVERSITY

PARK-NIDAN
HOSPITAL

NH-44

DELHI

SECTOR-15
(2KM)

RISHIHOOD
UNIVERSITY

JINDAL
UNIVERSITY

ASHOKA
UNIVERSITY

KUNDLI-MANESAR
PALWAL HIGHWAY

CONNECTED. CONVENIENT. CONVERGENT.



**Deen Bandhu Chotu
Ram University**

1 KM
2 minutes



Sector 14 & 15

2 KMS
4 minutes



Rishihood University

8 KMS
10 minutes



Park Nidaan Hospital

1 KM
2 minutes



Kundli / Delhi Border

20 KMS (Singhu Border)
20 minute



Shree Jee International School

1 KM
2 minutes



NH-44 (GT Road)

2 KMS
5 minutes



KMP Expressway

15 KMS
15 minute



352A Sonipat-Gohana Bypass

1 KM
1 minute



UER II (Urban Extension Road 2)

8 KMS
15 minute

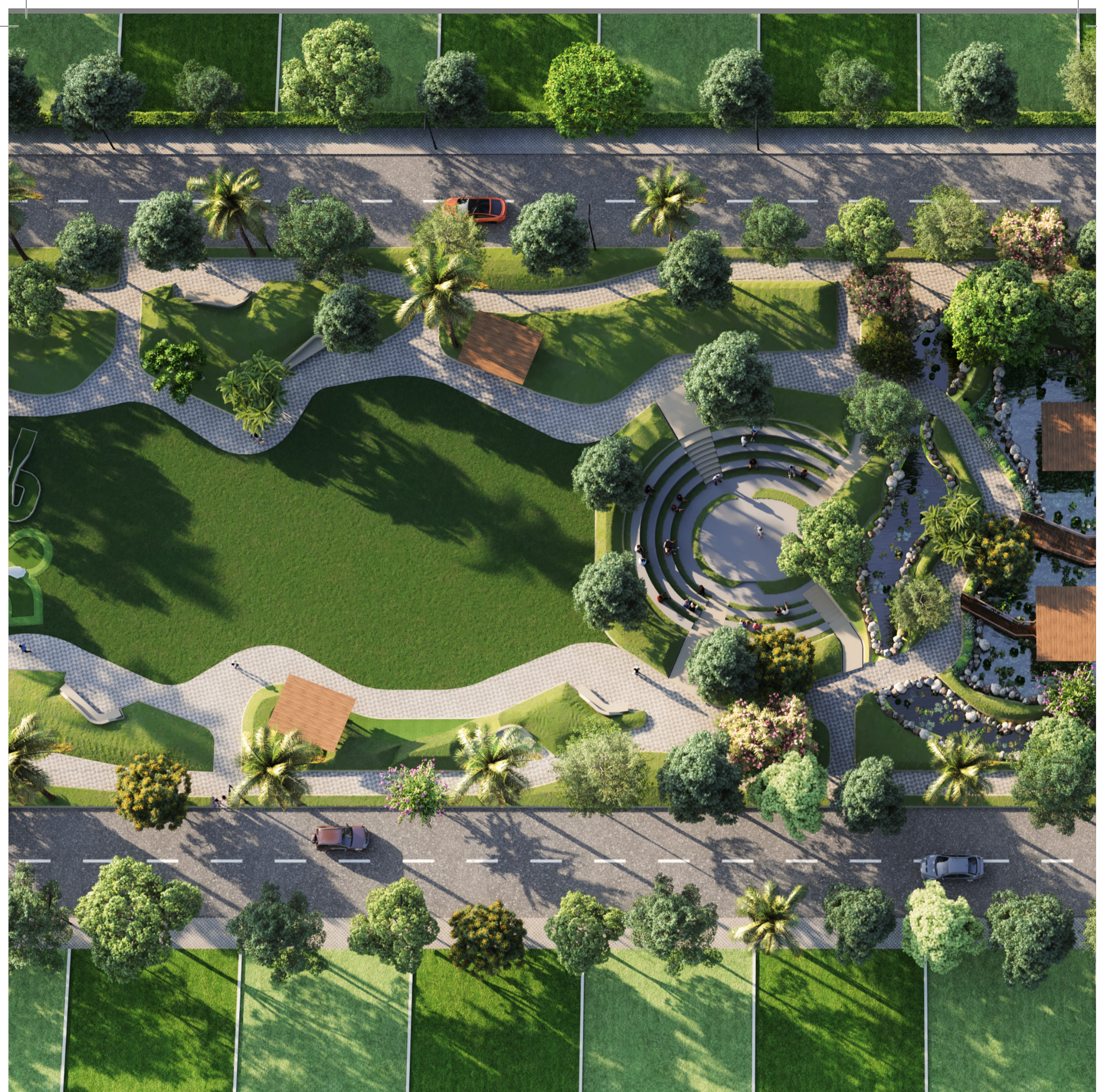


IGI Airport

50 KMS
45 minute

LIVE WHERE HIGHWAYS MEET HORIZON – CONNECTIVITY
WITHOUT COMPROMISE.





PLOTS. POSSIBILITY. PRIVACY.

Premium residential plots in varied sizes — designed to give you scale, privacy and light. Build your signature home, on your terms.



Clear Title &
Registered Plots



Wide Internal Roads
(9M – 24M)



Landscaped Avenues
& Parkfront Plots



24x7 Power Backup
for Common
Facilities



Underground
Stormwater &
Drainage System



Gated Township
with PERIMETER
SECURITY –
featuring 2 secured
entry gates (Khalsa
Security)

A BLANK CANVAS WITH PREMIUM
INFRASTRUCTURE ALREADY IN PLACE.

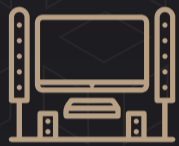
STATE-OF- THE-ART CLUB HOUSE



Swimming Pool



Fitness Zone & Open
Yoga Lawns



Mini Home Theatre



Library & Co-working
Space



ATMs



Convenience Store





Multipurpose Indoor Sports Room



Salon



Restaurants & Café



Multipurpose Banquet



Alfresco Zones



WELLNESS. WARMTH. WONDER.



Central Park &
Greenways

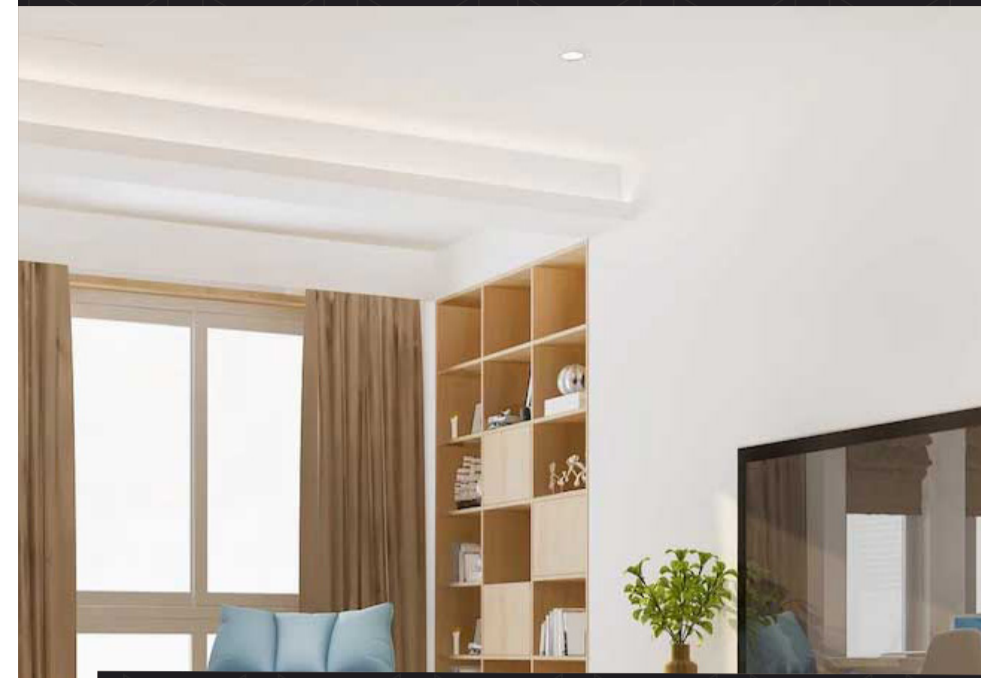


Children's Play &
Activity Zones



Jogging & Cycling Track





Open Gym



Open Amphitheatre

FORM, FLOW & FUTURE.

A clear, legible masterplan with hierarchy of roads, pocket parks and serviced plot clusters — designed to age gracefully.

← TOWARDS MURTHAL ROAD

24M WIDE PROPOSED ROAD

24 23 22 21 20 19 18 17 16

63 64 65 66 67 68 69 70 71 72

9M WIDE ROAD





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A landmark by



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Disclaimer:

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*MahaVastu approved