



LIFE,
REIMAGINED

STAR LUXURY RESIDENCES
WAVE CITY, NH 24

Crafted
for those
who see
beauty not
just in living,
but in being.

EVERY DREAM DESERVES
AN EXTRAORDINARY ADDRESS.


SKA
CALLISTO
LIFE, REIMAGINED
WAVE CITY, NH 24

FLOOR PLANS

TOWER (APOLLO/ ATHENA)

UNIT – 03/15, 02/16, 01/17, 08/09, 07/10, 06/11

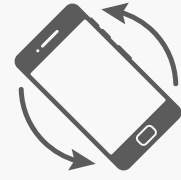
UNIT TYPE S1

ENTRANCE FOYER + DRAWING ROOM + DINING + KITCHEN +
3 BEDROOM + 3 TOILETS + 3 BALCONIES

CARPET AREA	-	80.30 SQ.M (864 SQ. FT.)
BALCONY AREA	-	24.43 SQ.M (263 SQ. FT.)
EXTERNAL WALL & COLUMN AREA	-	6.78 SQ.M (73 SQ. FT.)
TOTAL AREA	-	111.51 SQ.M (1200 SQ. FT.)
COMMON AREA	-	39.95 SQ.M (430 SQ. FT.)
SALEABLE AREA	-	151.46 SQ.M (1630 SQ.FT.)



Disclaimer: If required, minor additions or alterations can be done in the project satisfying RERA act. | All sizes in feet/inches are appropriate | Conversion factor: 1 Sq.m: 10.764 Sq.Ft 1000 mm = 3.28 Ft



Rotate your phone
for a better experience!



FLOOR PLANS

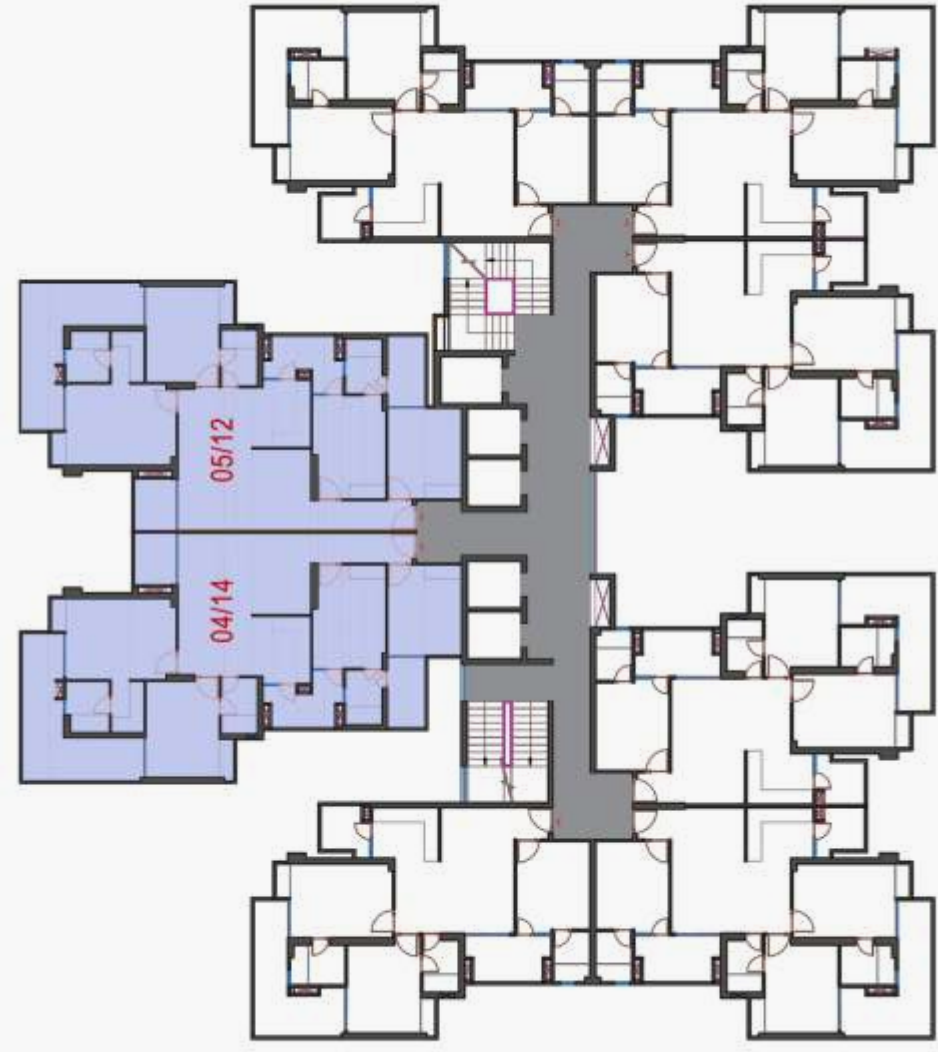
TOWER (APOLLO/ ATHENA)

UNIT – 04/14, 05/12

UNIT TYPE S2

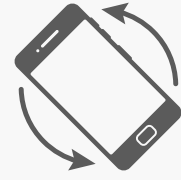
ENTRANCE LOBBY + DRAWING ROOM + DINING + KITCHEN +
4 BEDROOM + 3 TOILETS + 4 BALCONIES

CARPET AREA	-	107.50 SQ.M (1157 SQ. FT.)
BALCONY AREA	-	32.85 SQ.M (354 SQ. FT.)
EXTERNAL WALL & COLUMN AREA	-	9.02 SQ.M (97 SQ. FT.)
TOTAL AREA	-	149.37 SQ.M (1608 SQ. FT.)
COMMON AREA	-	55.56 SQ.M (598 SQ. FT.)
SALEABLE AREA	-	204.93 SQ.M (2206 SQ.FT.)



CLUSTER PLAN

Disclaimer: If required, minor additions or alterations can be done in the project satisfying RERA act. | All sizes in feet/inches are appropriate | Conversion factor: 1 Sq.m: 10.764 Sq.Ft 1000 mm = 3.28 Ft



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NOT JUST A HOME, YOUR DESTINED ADDRESS!

Discover a life where refined design meets everyday comfort at SKA Calisto at Wave City, NH 24, Ghaziabad.

Thoughtfully crafted 3 & 4 BHK Luxury Star Residences offer expansive living spaces, elegant interiors, and an environment that celebrates sophistication at every turn.

Surrounded by serene landscapes and complemented by world-class amenities, every home is designed to elevate your lifestyle with timeless elegance, seamless convenience, and an address you'll be proud to call your own.





our vision. your trust.

DELIVERED
PROJECTS
BEFORE TIME!

15+

YEARS OF EXPERIENCE

12+

LANDMARKS

6000+

HAPPY CUSTOMERS

14 Million

SQ.FT. DEVELOPED, ONGOING & UPCOMING



SKA
ARCADIA
SIGNATURE HIGH-STREET

HANDOVER 8 MONTHS
BEFORE RERA DATE
TOTAL UNITS - 710



SKA
Greenarch
PHASE 1 & PHASE 2

HANDOVER 15 MONTHS
BEFORE RERA DATE
TOTAL UNITS - 939



SKA
ORION
YOUR OWN UNIVERSE

HANDOVER 8 MONTHS
BEFORE RERA DATE
TOTAL UNITS - 508



SKARDI
Greens
7 GOLF LINKS
WHEEL, GOLF & SPA

HANDOVER 1 YEAR
BEFORE TIME
TOTAL UNITS - 776



SKA DIVYA
TOWERS

HANDOVER 6 MONTHS
BEFORE RERA DATE
TOTAL UNITS - 536



SKA
GREEN
MANSION

HANDOVER 6 MONTHS
BEFORE TIME
TOTAL UNITS - 240



SKA
Metro Ville
CONNECT TO CONVENIENCE
PHASE 1 & PHASE 2

HANDOVER 24 MONTHS
BEFORE RERA DATE
TOTAL UNITS - 1062

APARTMENT SPECIFICATIONS

Floor to Floor Height: 3.30 Mt. (11'-0")

STRUCTURE

Earthquake-resistant frame structure with shear walls and all internal and external walls are of RCC (no brickwork and plaster), using international construction technology designed by experienced structural engineers and proof-checked by a reputed engineering college.

FLOORING

- Digital vitrified tiles (800 × 1600 mm) in Living, Dining, Kitchen, Ent. Lobby and Bedrooms (except Master Bedroom). Wooden Laminated Flooring in Master Bedroom.
- Ceramic tiles (600 x 600 mm) in toilets & balconies.

WALLS, CEILINGS & WOODWORK

- False ceiling in the corners of the Living Room.
- POP/Gypsum plaster finish walls with Plastic paint in pleasing shades.
- Wardrobe (laminated particle boards), one in all bedrooms.

KITCHEN

- Modular kitchen with accessories and Nano tiles full body / granite top along with a stainless steel sink.
- Individual RO water unit, 1 No., having a storage capacity of 6 ltrs.
- Ceramic tiles on a 600 mm dado above the working platform and 1450 mm from the floor on the remaining walls.
- One extra stainless steel sink in the service balcony.

DOOR AND WINDOWS

- Outer doors and windows are uPVC / aluminium powder-coated, of 2400 mm height.
- Internal wooden door frames made of WPC / Hardwood / Engineered Wood.
- All door shutters are laminated flush shutters of 2400 mm height.

MASTER TOILET

- Plumbing done with Prince / Astral or equivalent CPVC / PVC pipe.
- Wall-mounted EWC.
- Granite / Nano tile full body countertop wash basin / vanity wash basin.
- Wall tiles (300 × 600 mm) up to 2400 mm height.
- Somany, Hindware, Supreme, Jaquar or equivalent CP fittings.

OTHER TOILETS

- Plumbing done with Prince / Astral or equivalent CPVC / PVC pipe.
- Ceramic sanitary ware.
- Wall tiles (300 × 600 mm) up to ceiling height.
- Somany, Hindware, Supreme, Jaquar or equivalent CP fittings.

ELECTRICAL

- Adequate light & power points in the walls & ceiling.
- ISI-marked, fire-retardant copper wire in PVC conduits with MCB.
- Modular switches, conduits for DTH connection.
- Intercom facilities for communication with the lobby, the main gate and other apartments.

SAFETY AND SECURITY:

- Video phone on the main door.
- Provision of optical fiber network, video surveillance system with CCTV cameras for the boundary wall, entrance lobbies and the main gate.
- Fire prevention, suppression, detection and alarm system as per fire norms.

RAILINGS

- MS / RCC Railings in Balconies.

WATER CONSERVATION

- Rainwater Harvesting.
- Efficient Low-Flow Plumbing Fixtures.
- Reuse of STP Water for Flushing and Landscaping to Minimize Potable or Groundwater Usage.

ENERGY EFFICIENCY

- LED-based lighting in common areas.
- Online solar system for basement lighting.
- Heat-reflective glass in external doors and windows.

WASTE MANAGEMENT

- Multi-colour bins for waste segregation at source.
- Organic waste composter on site for composting.

EXTERNAL WALL

- Texture paint

EOI BOOKING AMOUNT

3 BHK
₹10 LAKHS

4 BHK
₹12 LAKHS

BOOK NOW

CLICK HERE TO PAY THE BOOKING AMOUNT

Your dream has found its address.
Thank you for being a part of SKA Calisto.

RERA NUMBER: UPRERAPRJ977780/08/2026 |
www.uprera.in



**BANK DETAILS OF
SKA CALISTO FOR TRANSFER OF FUNDS**
NAME OF ACCOUNT: KAMROOP PROMOTERS LLP
COLLECTION ACCOUNT FOR SKA CALISTO

ACCOUNT NUMBER: 13400200040043
BANK NAME: THE FEDERAL BANK LIMITED **IFSC CODE:** FDRL0001614
BRANCH NAME: RDC, RAJ NAGAR
BRANCH ADDRESS: C-79, RDC RAJ NAGAR, GHAZIABAD UTTAR PRADESH



KAMROOP PROMOTERS LLP

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GSTIN: UPRERAPRJ977780/08/2026 | LLPIN- ABA-9669

SKA CALISTO

Site Office: Plot No – GH-3C, Pinewood Enclave,
Sector – 2, Wave City, Tehsil & Dist. Ghaziabad. (UP)
RERA NO.: UPRERAPRJ977780/08/2026 | www.uprera.in

CORPORATE OFFICE

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Gautam Buddha Nagar, Uttar Pradesh - 201301 🌐 skaindia.co.in

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RERA Details

