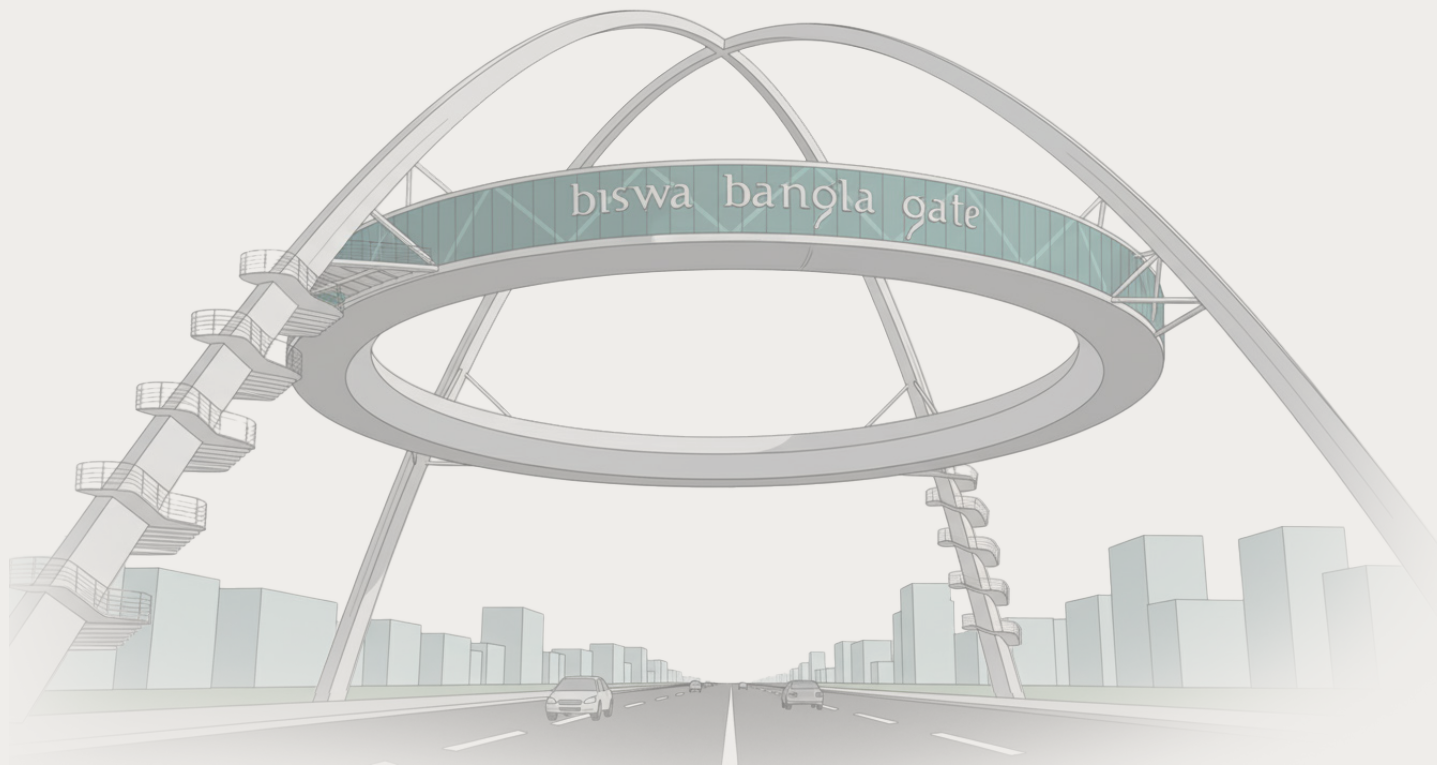
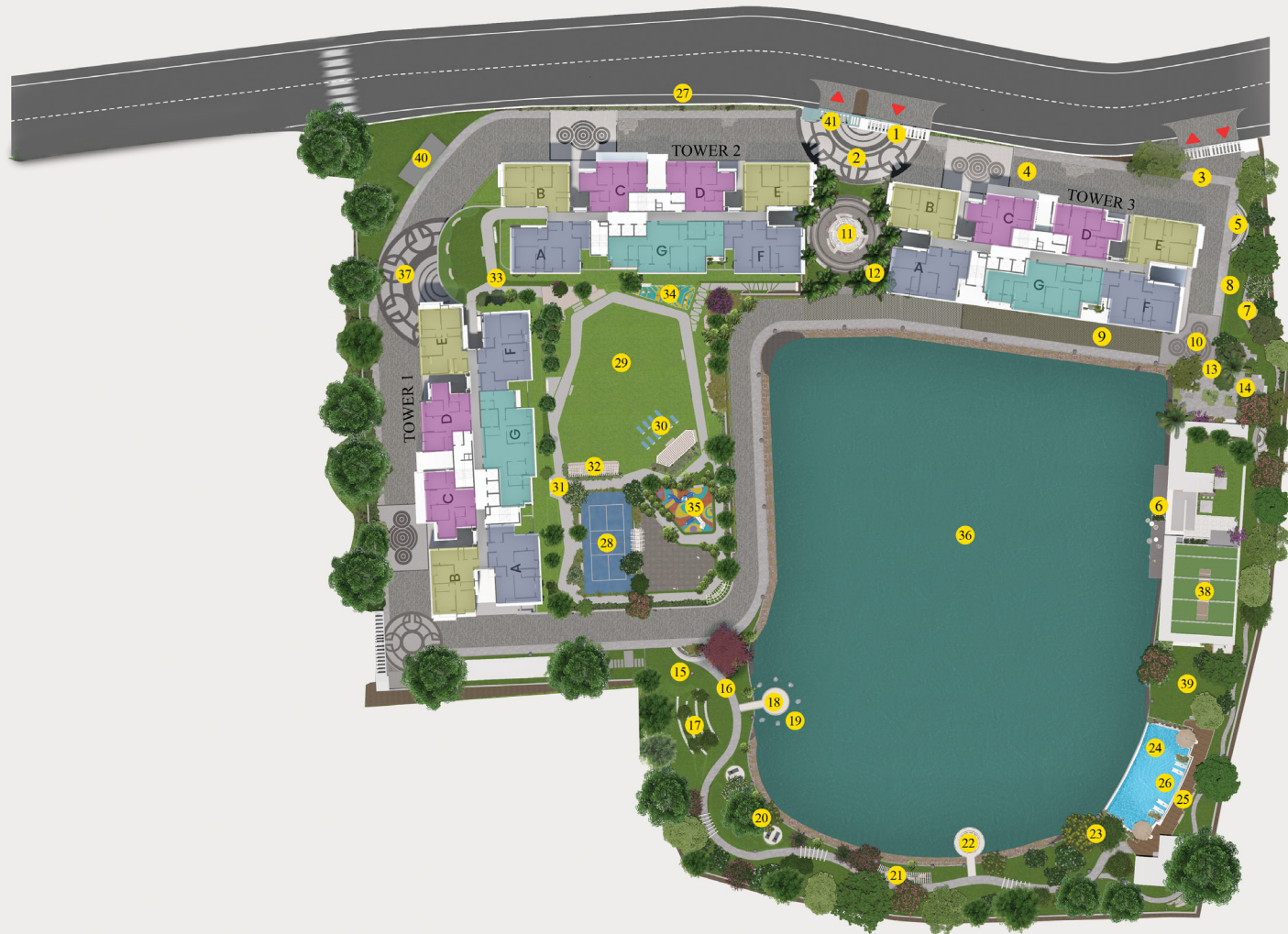




NEW LAUNCH IN  
**NEWTOWN**

WBRERA/P/SOU/2025/003379



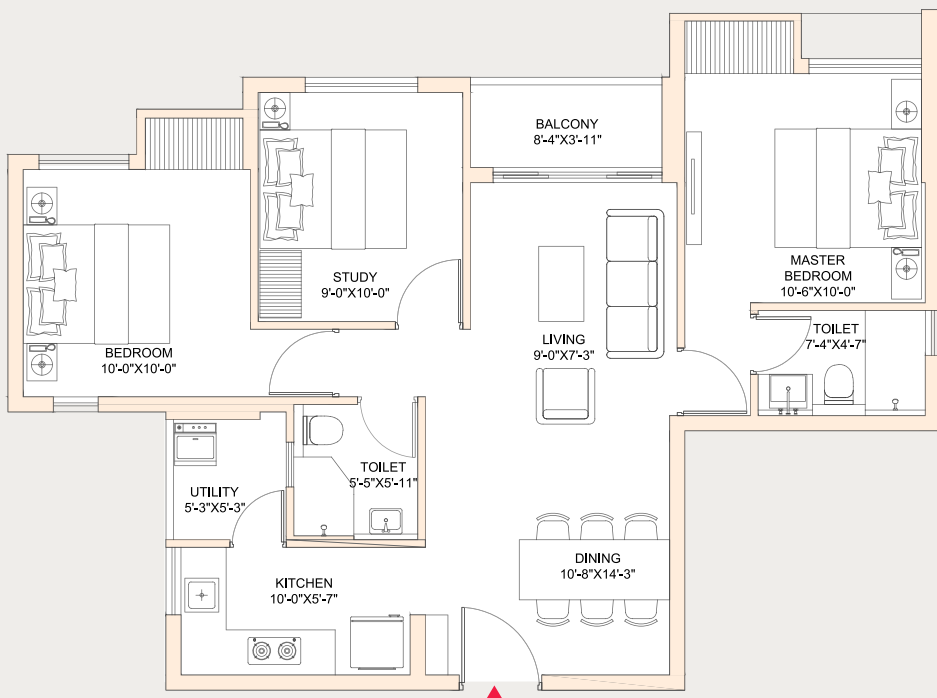


- |                              |                                  |                                 |                         |                                   |                     |
|------------------------------|----------------------------------|---------------------------------|-------------------------|-----------------------------------|---------------------|
| 1. Entrance                  | 8. Mound with Sculpture          | 15. Seating under Tree Arbors   | 22. Floating Gazebo     | 29. Multi-Purpose Lawn            | 36. Natural Pond    |
| 2. Entrance Plaza            | 9. Clubhouse Drop-Off            | 16. Curvilinear Path            | 23. Banquet Lawn        | 30. Yoga and Meditation Pavillion | 37. Vehicular Entry |
| 3. Jogging Track             | 10. Club Entrance Plaza          | 17. Open Air Theatre            | 24. Main Swimming Pool  | 31. Sit-Out Area                  | 38. Box Cricket     |
| 4. Tower Drop-Off            | 11. Fountain with Seating        | 18. Floating Stage              | 25. Pool Deck           | 32. Sitting under Trellis         | 39. Banquet Lawn    |
| 5. Entrance to Jogging Track | 12. Mounds with Dense Plantation | 19. Floating Fountain           | 26. Kids' Pool          | 33. Entrance to Podium            | 40. Ev Charging     |
| 6. Viewing Deck              | 13. Banquet Entrance             | 20. Circular Seating            | 27. Boundary Plantation | 34. Open-Air Gym                  | 41. Exit            |
| 7. Sit-Out Area              | 14. Floor Chess                  | 21. Swing Benches under Pergola | 28. Badminton Court     | 35. Kids' Play Area               |                     |

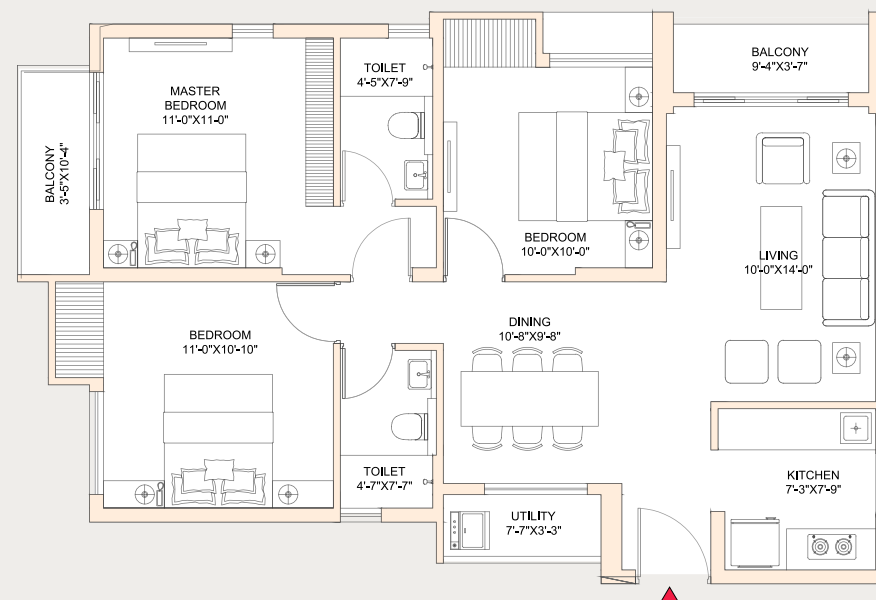






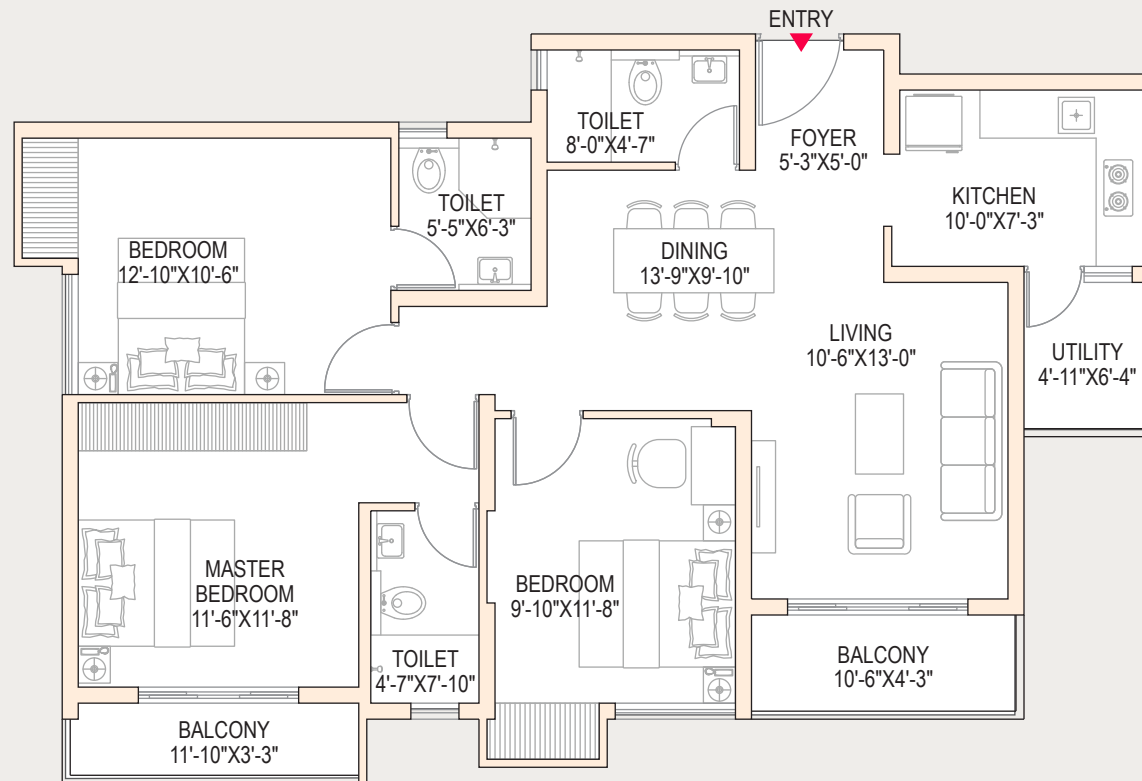


| 3 BHK SMART | SBUA | BUA | CARPET AREA | WARDROBE AREA | BALCONY AREA |
|-------------|------|-----|-------------|---------------|--------------|
| Sq.Ft.      | 1160 | 874 | 702         | 20            | 57           |

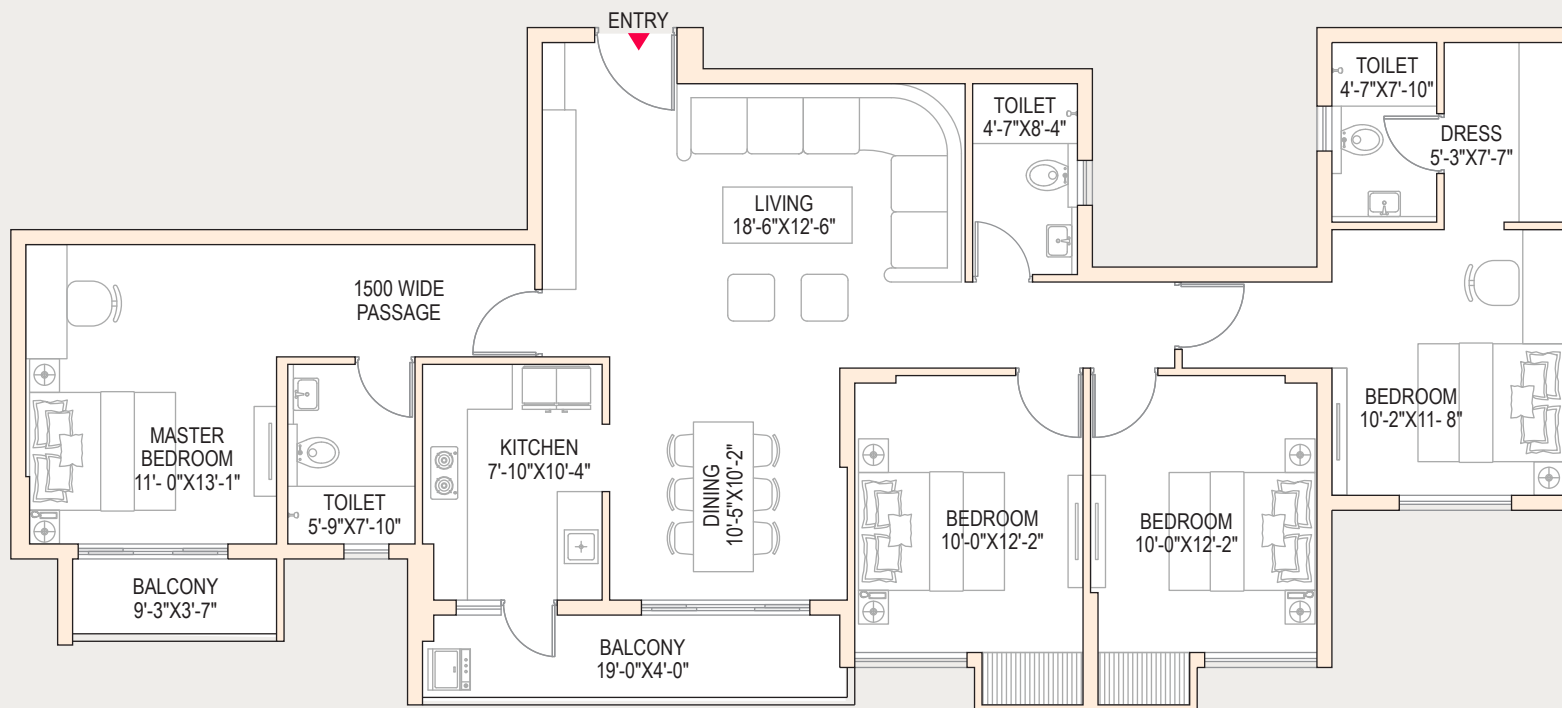


| 3 BHK-2T | SBUA | BUA  | CARPET AREA | WARDROBE AREA | BALCONY AREA |
|----------|------|------|-------------|---------------|--------------|
| Sq.Ft.   | 1340 | 1009 | 820         | 21            | 93           |



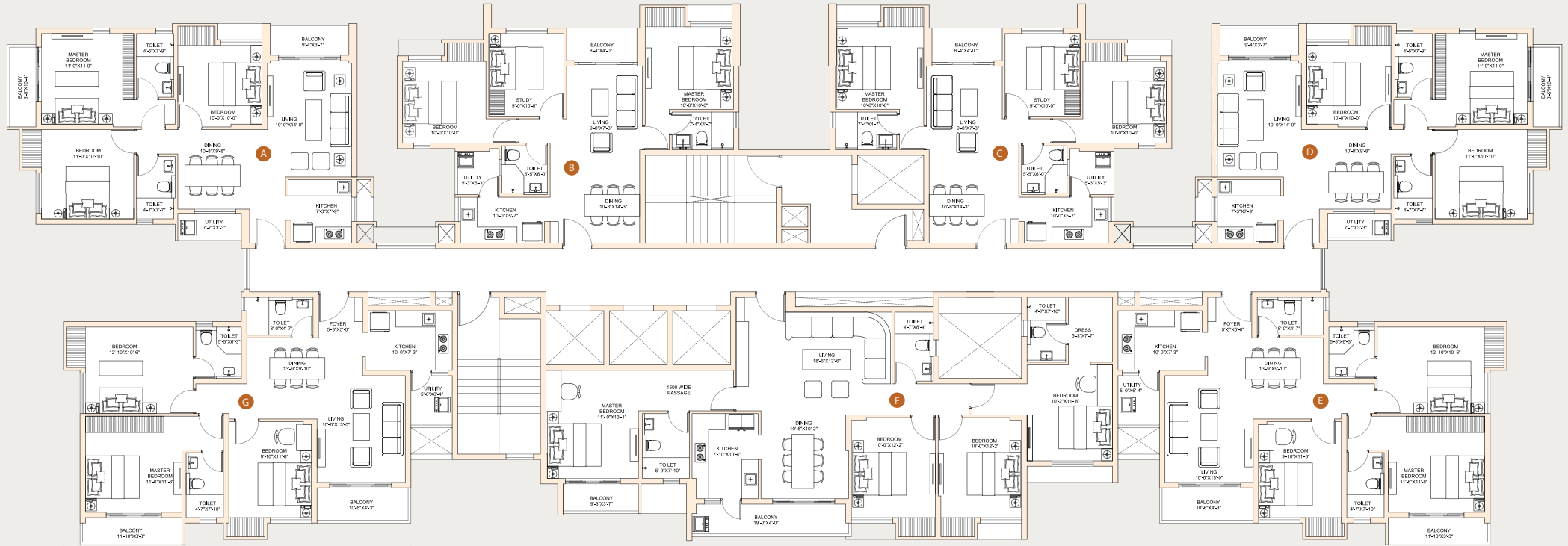


| 3 BHK-3T | SBUA | BUA  | CARPET AREA | WARDROBE AREA | BALCONY AREA |
|----------|------|------|-------------|---------------|--------------|
| Sq.Ft.   | 1550 | 1164 | 941         | 22            | 114          |



| 4 BHK   | SBUA | BUA  | CARPET AREA | WARDROBE AREA | BALCONY AREA |
|---------|------|------|-------------|---------------|--------------|
| Sq. Ft. | 2030 | 1518 | 1264        | 20            | 105          |





## Typical Floor Plan

|             |        |
|-------------|--------|
| 3 BHK-2T    | FLAT-A |
| 3 BHK SMART | FLAT-B |
| 3 BHK SMART | FLAT-C |
| 3 BHK-2T    | FLAT-D |
| 3 BHK-3T    | FLAT-E |
| 4 BHK       | FLAT-F |
| 3 BHK-3T    | FLAT-G |

# Specification

## Structure Walls

Earthquake resistant RCC structure  
as per IS standard

## Flooring

Living/Dining - Vitrified tiles of approved make  
Bedrooms - Vitrified tiles of approved make  
Balconies - Vitrified tiles of approved make  
Common Area - Tiles of approved make

## Wall Finish

Internal Living/Dining/Bedrooms - Putty  
punning over RCC structure  
Lift Lobbies - Cladding on Lift Facia  
and paint in general areas  
External - Weatherproof exterior paint finish

## Kitchen

Flooring - Vitrified Tiles of approved make  
Dado - Tiles upto 2' above working platform  
Others - Granite Counter with stainless steel  
sink

## Toilets

Wall - Tiles upto False Ceiling  
Flooring - Anti-skid tiles

## Doors & Windows

Main Door - Flush door with the laminate  
finish on the outside and paint finish inside  
Internal Door - Flush door with paint finish on  
both sides  
Others - Powder coated aluminium windows/  
doors

## CP & Sanitary Fittings

Sanitary fixture & CP fittings of approved  
colour and make

## Electrical

- ISI marked concealed FRLS copper wiring  
with modular switch of approved make
- Adequate electrical switches and sockets  
in all rooms with AC provision in the living  
room & all bedrooms
- Points for refrigerator, water purifier,  
microwave/mixer grinder, points for geyser,  
exhaust fan along with other electrical  
points in toilet/kitchen

## Power Back-up

Backup for common area & utilities





The Club



Thank You