



RUPALEKHYA

ozone

A SYNERGY OF SERENE & MODERN LIVING



[Rera No. WBRERA/P/NOR/2023/000685]

Locational Advantages

- EDUCATION HUB**
DPS Megacity - 3.5 km. ■ Aliah University - 5 km. ■ Amity University - 5.5 km.
St. Xavier's University - 7 km. ■ IIT Kharagpur (Rajarhat Campus) - 6.5 km.
- OFFICE SPACES**
Ecospace - 4 km. ■ TCS - 5 km.
DLF 2 IT Park - 6 km. ■ Unitechinfospace - 7 km.
- HOSPITALS**
Bellevue Hospital - 5 km. ■ Ohio Hospital - 6 km.
Bhagirathi Neotia - 6.5 km. ■ Tata Medical Center - 5.5 km.
- AIRPORT**
NSCBI Airport - 12Km.
- METRO STATION**
Kalakshetra Metro Station (upcoming) - 6Km.
- SHOPPING ZONE**
Down Town Mall - 7 km. ■ Axis Mall & - 8 km. ■ City Centre 2 - 8.5 Km.
- HOTELS**
Novotel - 6 km. ■ The Westin - 8 km.
- RAIL STATIONS**
Ultradanga Station - 15 km. ■ Dum Dum Station - 17 km.



Not to Scale



[White Washed Area Phase 2 / Extension]

AMENITIES & FACILITIES

- SPACIOUS COMMUNITY HALL ■ ROOF TOP GARDEN AND PARTY AREA ■ SWIMMING POOL
- TRANQUIL MEDITATION & YOGA SPACE ■ GYM & CLUB HOUSE ■ CHILDRENS PLAY AREA
- JOGGING TRACK ■ PETS PLAY ZONE ■ 24/7 HR. POWER BACK-UP* ■ INTERCOM FACILITY IN EACH FLAT
- MODERN FIRE FIGHTING SYSTEM ■ CAR PARKING ■ CCTV



The current phase of project "Rupalekha Ozone" is sanctioned as B+G+3 storied residential building by North 24 Parganas Zilla Parishad which shall be vertically extended in future phases (as per part of Current Phase / Future Phase) to B+G+7 storied residential building subject to all the requisite approval from competent authorities. All the modifications / alterations to be made in the project "Rupalekha Ozone" shall be in compliance with Sec 14 of The Real Estate (Regulation & Development) Act, 2016 and the rules made thereafter.

SPECIFICATIONS



FOUNDATION

Earthquake Resistant RCC framed structure



WALL FINISH

Interior - Conventional brickwork with Putty

Exterior - Acrylic / Textured paint



FLOORING

Living / Dining & All Bedrooms - Vitrified tiles



KITCHEN

Flooring - Vitrified tiles

Fittings - Granite platform with honed edges. Stainless steel sink

Dado of ceramic tiles upto 2 ft. above the counter / platform

Electrical points for refrigerator, water purifier, chimney & mixer-grinder



TOILET

Flooring - Ceramic tiles

Toilet Walls - Good quality ceramic tiles on the walls upto door height

Fittings - Sanitaryware of Parryware / Hindware or equivalent make

CP fittings of ESSCO / Jaquar equivalent make

Electrical points for geyser & exhaust



DOORS & WINDOWS

Door Frame - Made of seasoned and treated wood

Main Door - Decorative laminated door

Internal Doors - Flushed door

Windows - Fully glazed sliding anodized

Aluminum windows



ELECTRICALS

AC point in Master Bedroom with necessary

electric points. TV & Telephone points in

Living/Dining and Master Bedroom. Copper

wiring from Havells or equivalent with central

MCB Modular switches of reputed brands

*Power Back-up (2 BHK - 400 watts & 3 BHK - 500 watts)



LIFT, STAIRS & LOBBIES

Lift of reputed make

Stairs & Floor Lobbies - Marble / Granite/ Tiles to be used

Ground Floor Plan



1st Floor Plan



2nd to 7th Floor Plan





Developer:



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Disclaimer: This Folder is purely conceptual and is not a legal offering. The developers / architects reserve the right to add / delete / alter any details / specifications / elevation mentioned herein.