



Prem. No. 06-0061  
Plot No. AA-25  
Street No.- 61  
New Town, Kolkata

The site is close to central mall,  
Nazrul Tirtha & Five minutes  
away from new town bus stand  
& 7 minutes from Biswa Bangla  
Gate & Rabindra Tirtha.



**Architect & Engineer:**  
**Delta Consultants**  
[www.deltaconsultants.design](http://www.deltaconsultants.design)



# AA-25

*Crafted for living,  
designed for you*

"Discover your new home in our elegant  
four-storey residential building, where  
modern design meets exceptional comfort.  
Enjoy a harmonious blend of style and  
convenience, crafted to enhance your  
lifestyle."



+91 6291863475



CF-154, Salt Lake City, Sec-I, Kolkata



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Developed By:  
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## GROUND FLOOR PLAN



**OFFICE: Super Built-Up Area 184 Sqft..**  
**SHOP 1: Super Built-Up Area 125 Sqft. .**



## SPECIFICATION

### COMMON AREAS

- 5-passenger Auto Door Lift.
- Waterproof non-fading exterior finish.
- Underground covered water drainage system.
- Free Interior Design advice.
- Guidance for Loan Facility.
- Decorative Lift Lobby.

### KITCHEN

- Stainless steel sink.
- Dado: Ceramic tiles up to 2 feet above the counter.
- Granite Kitchen Counter.
- Sufficient power point for Electrical Fixtures.
- Granite Molded window matching with the counter top.

### STRUCTURE

- Earthquake-resistant RCC framed structure with pile Foundation & Premium quality steel & cement.
- Conventional Special Red brick for External & internal walls.

### PAINT

- Wall Care Putty for in-side Wall & Ceiling.
- Interior on common space:- Primer & best Quality Washable Paint.
- Exterior:- High-quality waterproof Cement/texture paint.
- Grill & Gate: High-quality enamel paint with Red oxidize Primer.

### TOILET

- Anti-skid/ Matte finish ceramic tiled floor.
- Dado : Ceramic wall tiles up to door heights.
- White sanitary ware of reputed make.
- CP fittings of reputed make.
- Provision for Geyser, Exhaust Fan.
- Plumbing provision for hot & cold lines with CPVC pipes.

### COMMON AMENITIES

- Well decorated lobby
- 24 hrs water supply.
- Common toilet for service staff.
- LED illumination for compound & staircases.

A Project of Delta Consultants



Super Built-Up Area of 2nd to 4th floor plan -1277 Sqft.

## SPECIFICATION

### DOOR & WINDOW

- Sal wood frame.
- Solid core ISI Water Proof Flush Door.
- Teak Laminated Entrance door with Lock & Eyepiece.
- Internal rooms fitted with a lock, tower bolt.
- Flush Door for Toilets.
- Colour Coated Aluminum Sliding Windows for all rooms.
- Louver for all toilets.

### FLOORING

- Internal Flooring:
- Vitrified Tiles in Bedrooms(4'x2') , Living & Dining, (4'x2')
- Stair & Lift Lobby with Marble.
- Antiskid Ceramic Floor Tiles in Kitchen & Toilet
- External Flooring: Parking Tiles/Paver Block in

### ELECTRICALS

- Modular switches of reputed make.
- AC points in all rooms and for Living/Dining.
- Necessary electrical points with switches in all bedrooms, Living/ Dining, Kitchen and Toilets.
- Concealed copper wiring with Central MCB of reputed make.



## 1st FLOOR PLAN

Super Built-Up Area of 1st Floor -1233 Sqft.

