

GREEN FEATURES

WATER CONSERVATION

Dual flushing system
Ground water recharge
Water efficient fixtures
Water-Monitoring system

ENERGY CONSERVATION

Energy efficient lights in common areas
Grid-tie solar power generation
Electric vehicle charging points in visitors' parking

SOLID WASTE MANAGEMENT

Segregation at source

OCCUPATIONAL HEALTH

Building orientation planned for ample natural light and ventilation
Low VOC paints
CFC free air-conditioners
Use of native plants for landscape

OCCUPATIONAL COMFORT

Wheelchair friendly common-area toilets
Differently-abled friendly elevators
Defined pedestrian
Sound and heat reduction through Double Glazed Windows
Heat transfer reduction through exterior paints and roof tiles with high Solar-Reflective-Index

OTHER FEATURES

SAFETY & SECURITY

Video door phones for all apartments
IP-based CCTV surveillance at strategic locations
Security cabin at premises entry
Boom Barrier at premises entry

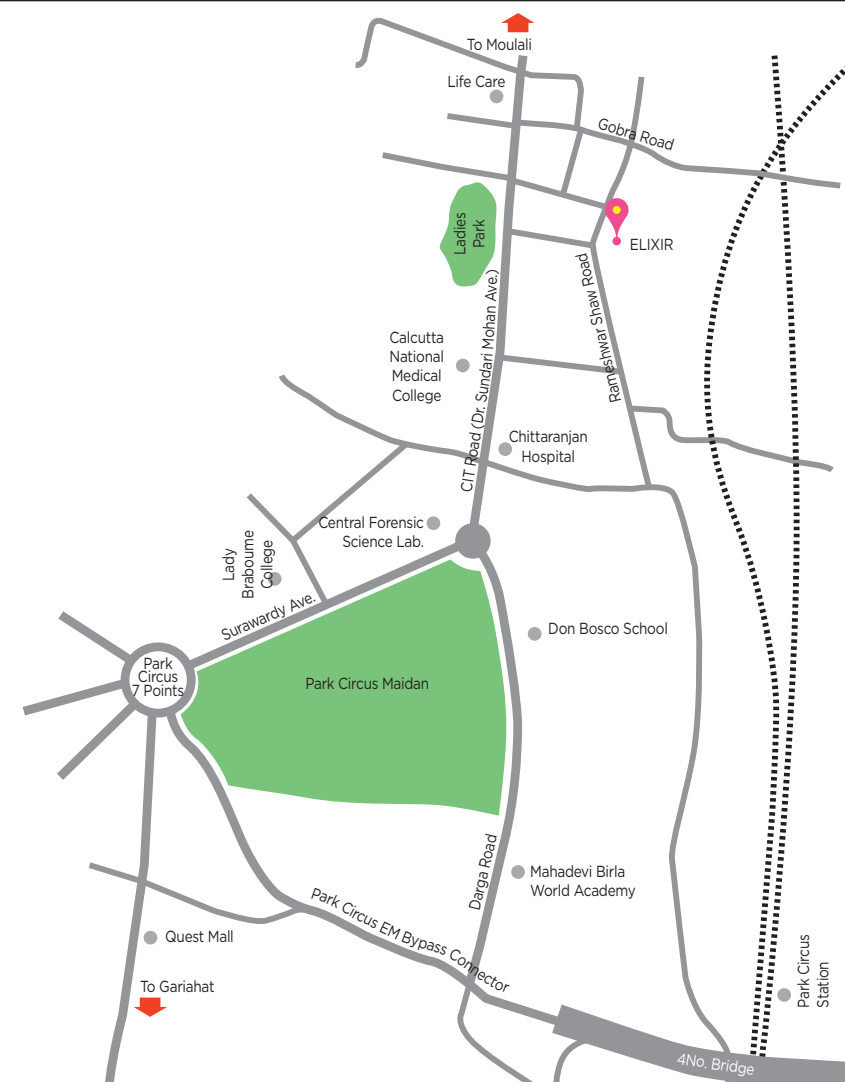
FIRE SAFETY

Fire-rated door at fire escape staircase
Fire sprinkler system and common areas
Fire detection system
Fire hydrant system in common areas
Manual call points with hooters in common areas

SERVICES

2 passenger elevators and one service elevator
Mitsubishi elevators
VRV/VRF Air conditioners
DTH system.

DG power backup against extra cost
100% DG backup for lighting circuits, lifts and utilities in common areas



EDUCATION

Vivekananda Mission School 1.6 km
Kidzee 1.9 km

ENTERTAINMENT

Pailan Bazaar 600 m
Square Mall (Proposed) 1.2 km

HEALTHCARE

Bharat Sevashram Sangha 100 m
ESI Hospital 1.4 km

COMMUTE

Proposed Metro Station at Joka 1.4 km

SITE ADDRESS

Diamond Harbour Road, Near IIM Joka, (Opp. Bharat Sevashram Hospital), Kolkata 700104

Approved by Leading Financial Institutions

Developers:



3 Decades | 120+ completed projects | 30 projects underway | Over 10,000 happy residents



PS SALES GALLERY

1002, EM Bypass, Kolkata 700105

Visit our sales gallery from Monday to Saturday between 10 am - 6 pm

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Co-developers:



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SPACIOUS APARTMENTS

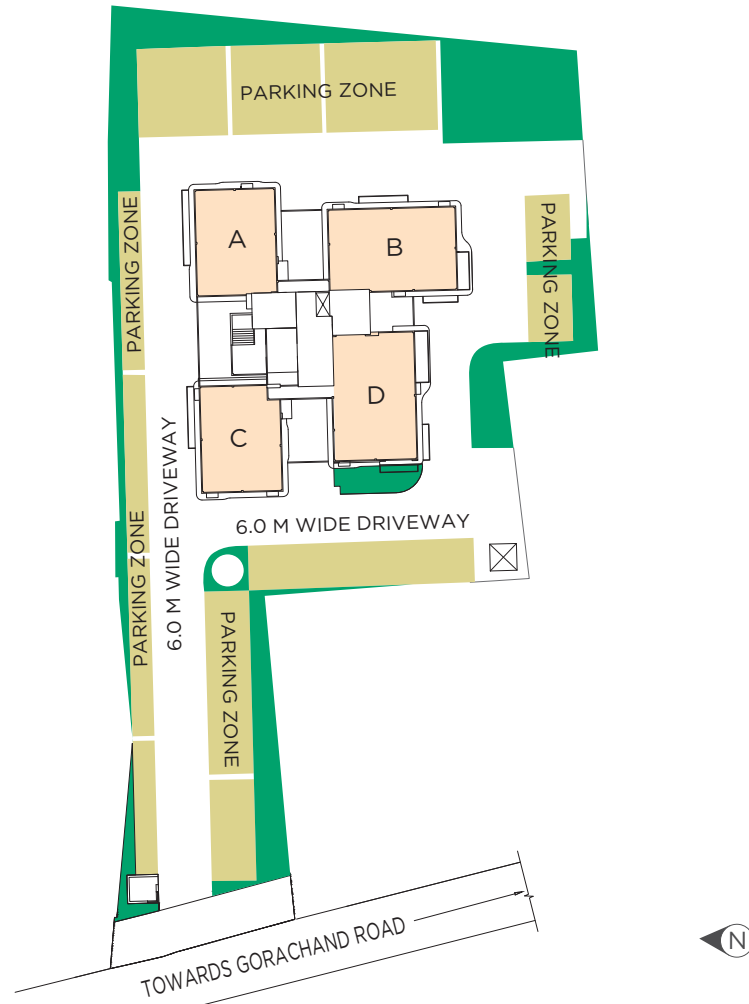
1.3
KM. FROM QUEST MALL

3/4
BHK

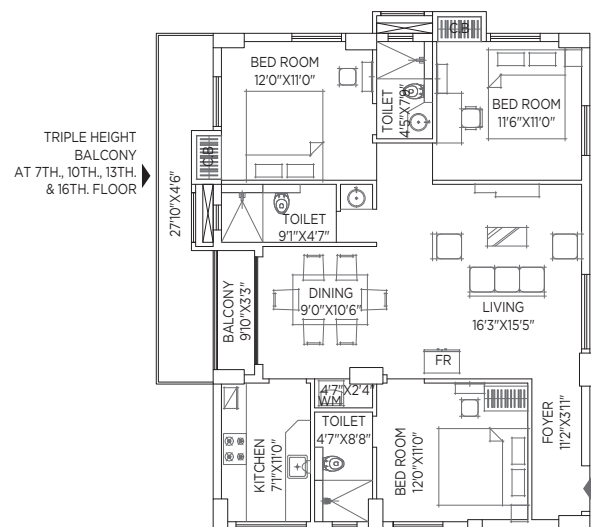
"New found comforts and world-class amenities, at a stone's throw from the city's reputed educational and healthcare institutions."

Elixir is a standalone G+18 residential tower located just 2 minutes from Park Circus.

SITE PLAN



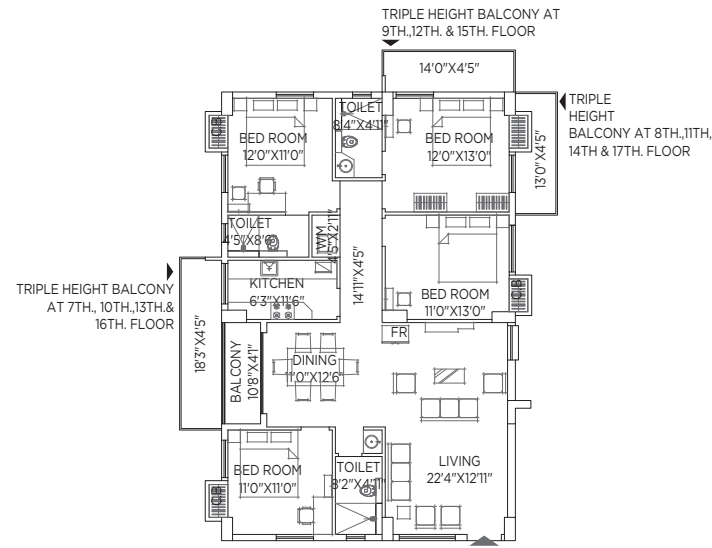
FLOOR PLANS



At 2nd, 3rd, 4th, 5th, 6th, 8th, 9th, 11th, 12th, 14th, 15th, 17th Floor
Carpet Area : 1118 sq.ft.
Built-up Area : 1256 sq.ft.
Super Built-up Area : 1675 sq.ft.

At 7th, 10th, 13th, 16th Floor
Carpet Area : 1118 sq.ft.
Built-Up Area : 1356 sq.ft.
Super Built-Up Area : 1820 sq.ft.

FLAT - A



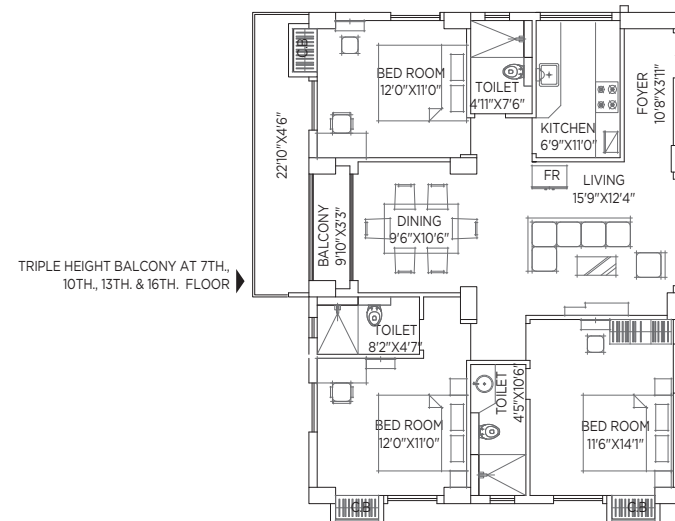
At 2nd, 3rd, 4th, 5th, 6th Floor
Carpet Area : 1391 sq.ft.
Built-Up Area : 1556 sq.ft.
Super Built-Up Area : 2075 sq.ft.

At 7th, 10th, 13th, 16th Floor
Carpet Area : 1391 sq.ft.
Built-Up Area : 1637 sq.ft.
Super Built-Up Area : 2182 sq.ft.

At 8th, 11th, 14th, 17th Floor
Carpet Area : 1384 sq.ft.
Built-Up Area : 1606 sq.ft.
Super Built-Up Area : 2142 sq.ft.

At 9th, 12th, 15th Floor
Carpet Area : 1391 sq.ft.
Built-Up Area : 1618 sq.ft.
Super Built-Up Area : 2158 sq.ft.

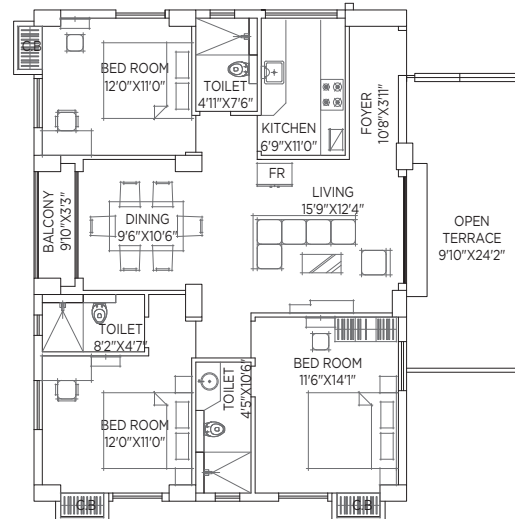
FLAT - B



At 2nd, 3rd, 4th, 5th, 6th, 8th, 9th, 11th, 12th, 14th, 15th, 17th Floor
Carpet Area : 1125 sq.ft.
Built-Up Area : 1236 sq.ft.
Super Built-Up Area : 1685 sq.ft.
110 sq.ft. O.T. Chargeable Area only at 2nd Floor

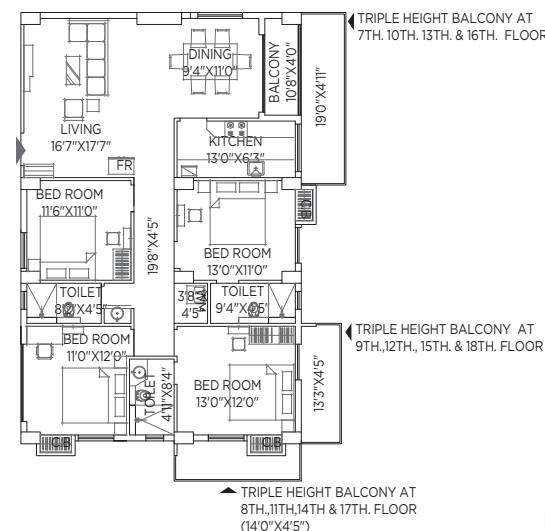
At 7th, 10th, 13th, 16th Floor
Carpet Area : 1125 sq.ft.
Built-Up Area : 1359 sq.ft.
Super Built-Up Area : 1812 sq.ft.

FLAT - C



At 2nd Floor
Carpet Area : 1125 sq.ft.
Built-Up Area : 1263 sq.ft.
Super Built-Up Area : 1685 sq.ft.
110 sq.ft. O.T. Chargeable Area only at 2nd Floor

FLAT - C



At 2nd, 3rd, 4th, 5th, 6th Floor
Carpet Area : 1395 sq.ft.
Built-Up Area : 1548 sq.ft.
Super Built-Up Area : 2064 sq.ft.
110 sq.ft. O.T. Chargeable area only at 2nd Floor

At 7th, 10th, 13th, 16th Floor
Carpet Area : 1395 sq.ft.
Built-Up Area : 1641 sq.ft.
Super Built-Up Area : 2188 sq.ft.

At 8th, 11th, 14th, 17th Floor
Carpet Area : 1389 sq.ft.
Built-Up Area : 1599 sq.ft.
Super Built-Up Area : 2132 sq.ft.

At 9th, 12th, 15th Floor
Carpet Area : 1395 sq.ft.
Built-Up Area : 1607 sq.ft.
Super Built-Up Area : 2142 sq.ft.

At 18th Floor
Carpet Area : 1341 sq.ft.
Built-Up Area : 1541 sq.ft.
Super Built-Up Area : 2054 sq.ft.

FLAT - D



SPECIFICATIONS

LIVING ROOM/DINING AREA

Flooring Vitrified tiles

Wall/Ceiling Putty

Main Door Decorative flush door with video door phone

Internal Doors Polished flush door with Godrej fittings

Windows/Glazing Double Glazed Aluminium powder coated windows

Electrical Modular switches (Anchor/Havells), electrical point for TV

HVAC Two high wall units

BEDROOMS

Flooring 800 mm x 800mm vitrified tiles in all bedroom

Wall/Ceiling Putty

Internal Doors Polished flush door with Godrej fittings

Windows/Glazing Double glazed aluminium powder coated windows

Electrical Modular switches (Anchor/Havells), electrical point for TV Single high-wall unit

BALCONY

Flooring Anti-skid tiles

Wall/Ceiling Putty

Door Aluminium sliding door with full glazing

Railing Stainless steel frame, toughened glass railing

Electrical Single electrical point

KITCHEN

Flooring Vitrified Tiles

Wall/Ceiling Putty

Door Polished flush door with Godrej fittings

Countertop Granite

Faucets and Fittings Stainless steel sink with Jaquar faucets and fittings

Plumbing Hot & cold water line provisions

Windows/Glazing Aluminium powder coated windows

Electrical Modular switches (Anchor/Hager); Electrical points for refrigerator, hob, chimney, with 2 additional plug points

TOILETS

Flooring Anti skid tiles

Wall Ceramic tiles up to false ceiling level

Ceiling Gymsum false ceiling

Door Polished flush door with Godrej fittings

Windows/Glazing Aluminium powder coated windows

Sanitaryware EWC (Cera). Wash basin (Cera)

Faucets and Fittings Jaquar faucets and fittings

Electrical Modular switches (Hager), Electrical point geyser

SERVANT'S ROOM

Flooring Vitrified tiles

Wall/Ceiling Putty

Door Flush door with Godrej fittings

SERVANT'S TOILET

Flooring Anti skid tiles

Wall Ceramic tiles upto lintel level

Ceiling Putty

Door Flush door

Windows/Glazing Aluminium windows

Bathroom Sanitary wares, faucets and fittings (Parryware/Essco)