

Airport - 10 KM | Howrah - 14 | Within 2 Km (10 Min) Axis Mall, Sector v, Tata Memorial Hospital, Central Mall, New Town P.S., DLF

Sun Constructions Pvt. Ltd.

Marketing Partner: Stesalit Towers, Office #7, 4th floor Plot No E2-3, Block - EP & GP, Phone No :+91-9073338396 Sector V,Salt Lake, Kolkata - 700091

HIRA No.

Site Address

DWARKA" lying and situated as Mouza Mahishbathan, J.L. No. 18, R.S. No. 203, Touzi No. 145, comprised in C.S. Dag No. 364, 365, 366, corresponding to R.S./L/R. Dag No. 372, 373, 377, recorded under C.S. Khatian No. 50, 130, corresponding to R.S. Khatian No. 48, 122, corresponding to L.R. khatian No. 966, 1335, 1744 and 1745, within the jurisdiction of Electronic Complex Police Station. Post Office - Krishnapur, Kolkata - 700102.

Disclaimer: This brochure contains concept drawings which may undergo sanction changes at the discretion of the developer. The area charts and the accompanying brochure are not a legal tender or an offer document





Inspire a more

Blissful life

Sun Dwarka brings to you a wonderful range of residential property tailored to meet all your needs of your contemporary. Built on a 30 kathas plot, the two G+4 blocks are designed to fly you to the peak of luxury living. Equipped with all modern amenities and facilities. Sun Dwarka promises you a lifestyle. That's both plush and pocket friendly



In the heart of the city



Gated Community



Builder's Trust



24x7 Security









Roof Top Children Park, Adda Zone, Landscaping garden



Air-conditioned well equipped modern gym, yoga centre



Reserved parking for visiting doctors and differently abled people



24 X 7 water supply with Water Treatment Plant



Jogging track



Hi-tech security system



Power back up with auto start feature generator



Complete Wi-Fi / Broadband



Security cabin with CCTV



Developer's Desk

Sun Construction is the sister concern of Naoolin Realcon Pvt. Ltd. Formerly, we were a part of the housing complexes. Since 2010, we were connected to the Telecom Industry mostly for Electric and Civil projects. We considered playing a vital job in developing proprietorship condominium endeavour mode in and around Kolkata. We worked on an array of Co-Operative structures for different societies at New Town, Kolkata. One of our development ventures was additionally done by under N.K.D.A Building Construction at the Kolkata Leather Complex. This venture especially managed modern development work which we pulled off effectively.

Master Plan





square feet of your

AREA STATEMENT OF BLOCK - A FIRST FLOOR

FLAT WISE

COMMON

AREA SQ.FT.

30.5

53.2

BUILT UP

AREA

(COVERED AREA

COMMON AREA)

862.5

839.3

302.1

527.1

2087.44

2818

SQ.FT.

TOTAL

CORRIDOR) SQ.FT.

COMMON)
COVERED AREA

AREA (STAIR, LIFT (SQ.FT.)

(SQ.FT.)

2087.44

FLAT

TYPE

FLAT - 1A (2BHK) 775.5

FLAT - 1B (2BHK) 754.6

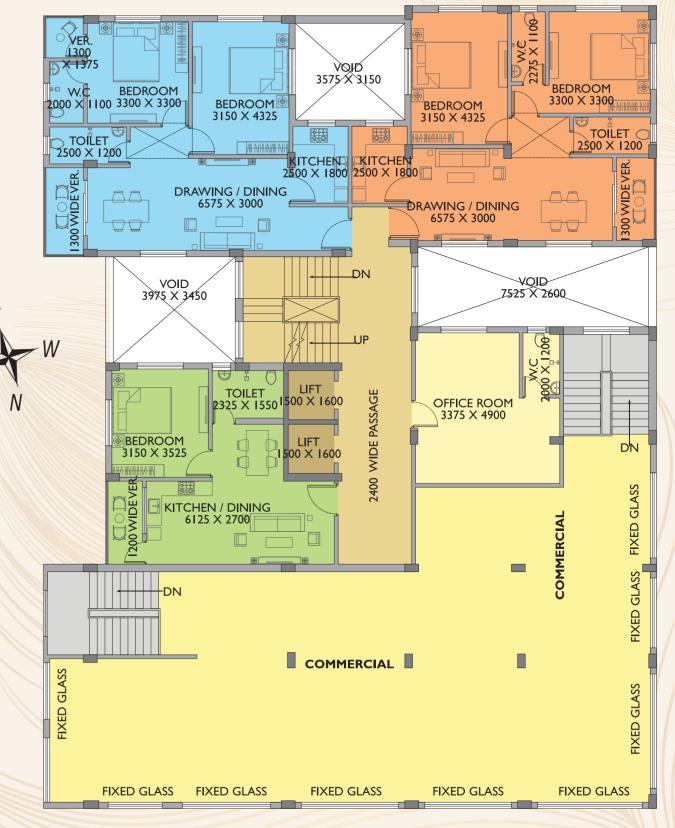
1C - OFFICE 271.6

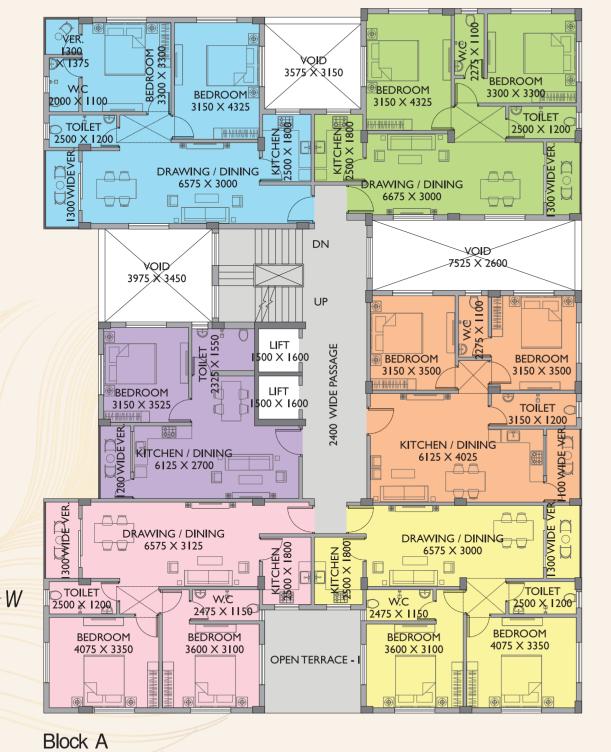
FLAT - 1F (1BHK) 473.9

COMMERCIAL

1ST FLOOR

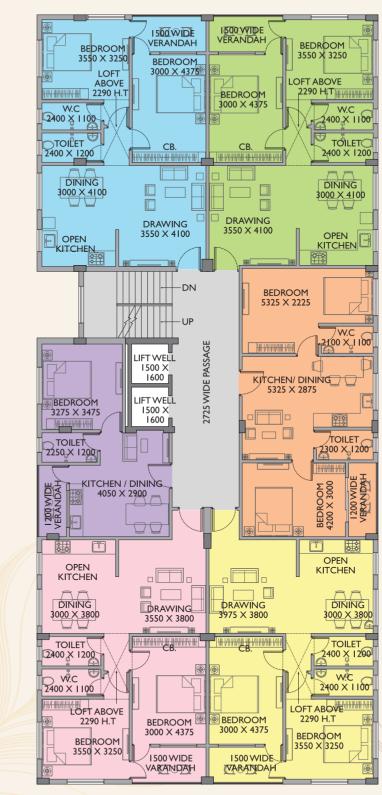






AREA STATEMENT	OF BLOCK - A	A (2 ND TO	4TH FLOO	R PLA

FLAT TYPE	COVERED AREA (SQ.FT.)	TOTAL COMMON) AREA (STAIR, LIFT & CORRIDOR) SQ.FT.	FLAT WISE COMMON AREA SQ.FT.	BUILT UP AREA (COVERED AREA + COMMON AREA) SQ.FT.	SUPER BUILT UP AREA (COVERED AREA + COMMON AREA) SQ.FT.
FLAT - A (2BHK)	775.5	505.03	93.2	868.7	1086
FLAT - B (2BHK)	754.6		90.7	845.3	1057
FLAT - C (2BHK)	679.2		81.7	760.9	951
FLAT - D (2BHK)	745.8		89.7	835.5	1044
FLAT - D (2BHK)	776.5		93.4	869.9	1087
FLAT - F (1BHK)	468.8		56.4	525.2	656









AREA STATEMENT OF BLOCK - B (1ST TO 4TH FLOOR PLAN)

FLAT TYPE	COVERED AREA (SQ.FT.)	TOTAL COMMON) AREA (STAIR, LIFT & CORRIDOR) SQ.FT.	FLAT WISE COMMON AREA SQ.FT.	BUILT UP AREA (COVERED AREA + COMMON AREA) SQ.FT.	SUPER BUILT UP AREA (COVERED AREA + COMMON AREA) SQ.FT.
FLAT - A (2BHK)	772.85	479.63	89.6	862.5	1078
FLAT - B (2BHK)	764.48		88.6	853.1	1066
FLAT - C (2BHK)	670.5		77.7	748.2	935
FLAT - D (2BHK)	763.3		88.5	851.8	1065
FLAT - E (2BHK)	765.4		88.7	854.1	1068
FLAT - F (1BHK)	401.7		46.6	448.3	560



Specifications

Foundation - Pile foundation

Structure



Walls - Combination of RCC Pillar & AAC Block wall / Equivalent



Super Structure – RCC framed structure



100% earthquake resistant building



Modern construction practices



Anti - termite treatment

Wall Finishing



Exterior finish – High quality water proof weather coat finish over Plaster



Interior finish - Putty on walls and ceiling over Plaster



Toilets - Ceramic tile dado upto door height



Kitchen – Ceramic tile dado upto 3 feet above counter

Flooring



Master bedroom – Laminated wooden flooring



Bedroom - 2 x 2 Ft vitrified tiles (Kajaria / Nitco / Jonson)



Living & Dinning – Vitrified tiles (Kajaria / Nitco / Jonson)



Kitchen – Vitrified tiles (Kajaria / Nitco / Jonson)



Toilets - Anti-skid ceramic tiles



Floor lobby – Vitrified tiles (Kajaria / Nitco / Jonson)



Entrance lobby on Ground floor - Granite



Staircase - Granite & Stair Floor Tiles

Communication



Broadband – Provision in living room



Video Door Phone in Main Entrance

Security System



CCTV at Ground Floor Lobby



Video Door Phone in Every Flat

Lighting



Compound Lighting – Illuminated streetand garden lighting of repute make



Lift Lobbies – Lighting to match decor of repute make



Staircases - Lighting as per Standard



Garage - Lighting as per Standard

Electrical



A.C. Power outlet - All bedrooms



Geyser power outlets - All toilets



Ceiling fan outlet - Electrical outlet & ceiling hook in all bedrooms, living & dinning



Power sockets - 15 amps - 2 nos in kitchen (Microwave & Refrigerator)



Power sockets - 5 amps - 2 nos in each bedroom, 4 nos in living & dinning & 2 nos in kitchen for water filter and kitchen chimney.



Wiring - Copper wiring concealed with MCB DB of repute make



Switches & Control devices – Anchor / Havels or equivalent



Cable TV Points in all Bed Room & Drawing Room

Plumbing





Kitchen - Provision for water Filter



Kitchen - Steel sink



Toilets – Hot & cold water provisions



Sanitary ware – Parryware / Hindware / Jaguar / Jonson / Equivalent



Plumbing fixtures – Parryware, Jaguar / Jonson

Door & Windows



Door frame - Made by good quality treated Salwood/ WPC (4 x 2.5)



Main door – Full Pine Solid core flush with External side Laminated and polished with computerised lock (Godrej or Equivalent) & night latch and eye piece.



Internal doors - Solid core flush.



Windows - Fully glazed powder coated sliding doors

Other Finishes



Kitchen counter - Granite counter top with rounded edges and stainless sink





1 no 6 Passenger fully automated steel body lift with Reputed make (Jonson / Shrijan)

