

## Area statement and floor plans



## 6 Lane, Rajarhat

Because **Rise**, a massive, one of its kind, multi disciplinary sports republic is here in town. The entire development will have **world class sports academies** of football, cricket, swimming and mixed martial arts (MMA). It will also have a **lifestyle gated community** a **huge podium** and **clubhouse** packed with features and signature facilities. Moreover, there will be state-of-the-art **healthcare facility**, **quality education** infrastructure, **shopping and business** spaces for a unique lifestyle experience.





Kolkata's first ever **sports republic** !



Artist's impression | Disclaimer - The external color scheme shown in perspective view are tentative, the same may vary and will be done as per the advise of the Project Architect



**LORDS-1A (G+18) Typical Floor Plan - 3rd to 18th Floor**

Sl. No	Flat Marked	Type of flat	Carpet Area (Sqft.)	Built-Up Area (Sqft.)	Balcony Area (Sqft.)	CB Area (Sqft.)
1	Flat-A	3BHK+2 T	639	746	26	23
2	Flat-B	2BHK+2 T	526	624	29	22
3	Flat-C	2BHK+2 T	526	624	29	22
4	Flat-D	2BHK+2 T	533	630	24	22
5	Flat-E	2BHK+2 T	533	630	24	22
6	Flat-F	2BHK+2 T	526	624	29	22
7	Flat-G	2BHK+2 T	526	624	29	22
8	Flat-H	3BHK+2 T	639	746	26	23
9	Flat-J	3BHK+2 T	639	746	26	23
10	Flat-K	2BHK+2 T	526	624	29	22
11	Flat-L	2BHK+2 T	526	624	29	22
12	Flat-M	2BHK+2 T	519	615	24	22
13	Flat-N	2BHK+2 T	519	615	24	22
14	Flat-P	2BHK+2 T	526	624	29	22
15	Flat-Q	2BHK+2 T	526	624	29	22
16	Flat-R	3BHK+2 T	639	746	26	23

(Area as per RERA)

- \*RERA Built Up area includes carpet area of the unit, cupboard, balcony & the wall area covering the unit, excluding open terrace BU area.
- \*RERA carpet area excludes RERA cupboard carpet area. All RERA carpet area considered excluding finishes
- \*CB = Cupboard

Disclaimer : The dimension in the floor plans are shown as estimated. The dimensions that are shown in this brochure as well as in the sanction plan approved by the authorities are bare dimensions, as per architectural norms. It will reduce due to finishes such as plaster, POP, flooring etc.



**WEMBLEY-1B (G+18) Typical Floor Plan - 3rd to 18th Floor**

Sl. No	Flat Marked	Type of flat	Carpet Area (Sqft.)	Built-Up Area (Sqft.)	Balcony Area (Sqft.)	CB Area (Sqft.)
1	Flat-A	3BHK+2 T	639	746	26	23
2	Flat-B	2BHK+2 T	526	624	29	22
3	Flat-C	2BHK+2 T	526	624	29	22
4	Flat-D	2BHK+2 T	533	630	24	22
5	Flat-E	2BHK+2 T	533	630	24	22
6	Flat-F	2BHK+2 T	526	624	29	22
7	Flat-G	2BHK+2 T	526	624	29	22
8	Flat-H	3BHK+2 T	639	746	26	23
9	Flat-J	3BHK+2 T	639	746	26	23
10	Flat-K	2BHK+2 T	526	624	29	22
11	Flat-L	2BHK+2 T	526	624	29	22
12	Flat-M	2BHK+2 T	519	615	24	22
13	Flat-N	2BHK+2 T	519	615	24	22
14	Flat-P	2BHK+2 T	526	624	29	22
15	Flat-Q	2BHK+2 T	526	624	29	22
16	Flat-R	3BHK+2 T	639	746	26	23

(Area as per RERA)

\*RERA Built Up area includes carpet area of the unit, cupboard, balcony & the wall area covering the unit, excluding open terrace BU area.  
 \*RERA carpet area excludes RERA cupboard carpet area. All RERA carpet area considered excluding finishes  
 \*CB = Cupboard

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**TRAFFORD-1C (G+18) Typical Floor Plan - 3rd to 18th Floor**

Sl. No	Flat Marked	Type of flat	Carpet Area (Sqft.)	Built-Up Area (Sqft.)	Balcony Area (Sqft.)	CB Area (Sqft.)
1	Flat-A	3BHK+2 T	639	746	26	23
2	Flat-B	2BHK+2 T	526	624	29	22
3	Flat-C	2BHK+2 T	526	624	29	22
4	Flat-D	2BHK+2 T	533	630	24	22
5	Flat-E	2BHK+2 T	533	630	24	22
6	Flat-F	2BHK+2 T	526	624	29	22
7	Flat-G	2BHK+2 T	526	624	29	22
8	Flat-H	3BHK+2 T	639	746	26	23
9	Flat-J	3BHK+2 T	639	746	26	23
10	Flat-K	2BHK+2 T	526	624	29	22
11	Flat-L	2BHK+2 T	526	624	29	22
12	Flat-M	2BHK+2 T	519	615	24	22
13	Flat-N	2BHK+2 T	519	615	24	22
14	Flat-P	2BHK+2 T	526	624	29	22
15	Flat-Q	2BHK+2 T	526	624	29	22
16	Flat-R	3BHK+2 T	639	746	26	23

(Area as per RERA)

- RERA Built Up area includes carpet area of the unit, cupboard, balcony & the wall area covering the unit, excluding open terrace BU area.
- RERA carpet area excludes RERA cupboard carpet area. All RERA carpet area considered excluding finishes
- CB = Cupboard



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**COLOSSEUM-1D (G+18) Typical Floor Plan - 3rd to 18th Floor**

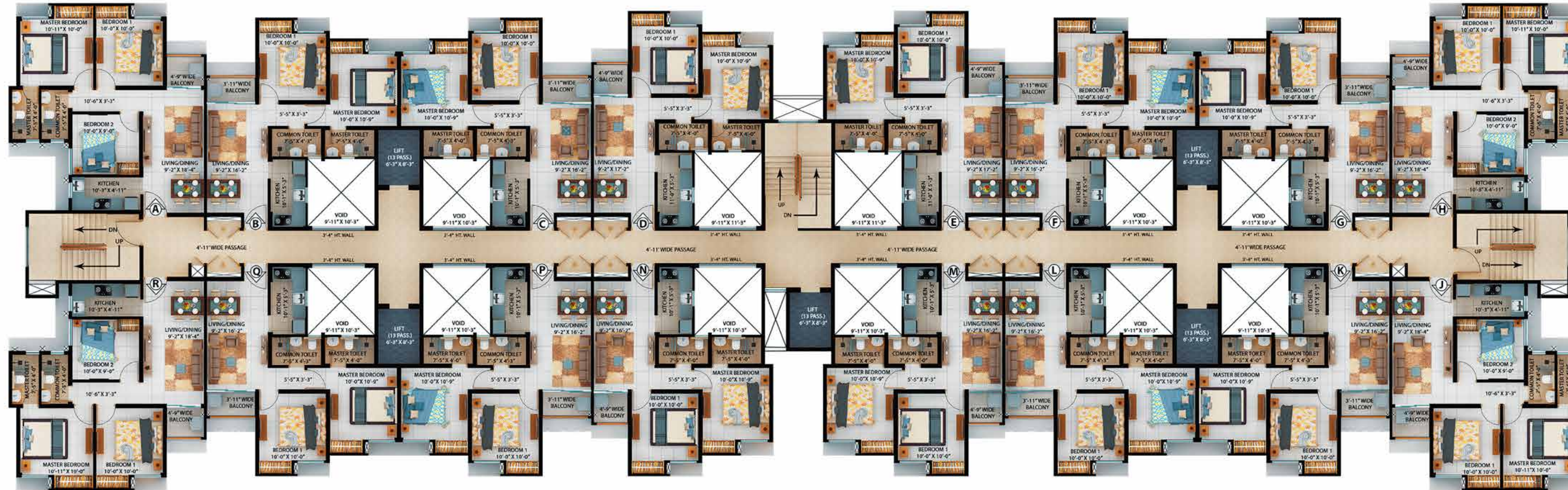
Sl. No	Flat Marked	Type of flat	Carpet Area (Sqft.)	Built-Up Area (Sqft.)	Balcony Area (Sqft.)	CB Area (Sqft.)
1	Flat-A	3BHK+2 T	639	746	26	23
2	Flat-B	2BHK+2 T	526	624	29	22
3	Flat-C	2BHK+2 T	526	624	29	22
4	Flat-D	2BHK+2 T	533	630	24	22
5	Flat-E	2BHK+2 T	533	630	24	22
6	Flat-F	2BHK+2 T	526	624	29	22
7	Flat-G	2BHK+2 T	526	624	29	22
8	Flat-H	3BHK+2 T	639	746	26	23
9	Flat-J	3BHK+2 T	639	746	26	23
10	Flat-K	2BHK+2 T	526	624	29	22
11	Flat-L	2BHK+2 T	526	624	29	22
12	Flat-M	2BHK+2 T	519	615	24	22
13	Flat-N	2BHK+2 T	519	615	24	22
14	Flat-P	2BHK+2 T	526	624	29	22
15	Flat-Q	2BHK+2 T	526	624	29	22
16	Flat-R	3BHK+2 T	639	746	26	23

(Area as per RERA)



\*RERA Built Up area includes carpet area of the unit, cupboard, balcony & the wall area covering the unit, excluding open terrace BU area.  
 \*RERA carpet area excludes RERA cupboard carpet area. All RERA carpet area considered excluding finishes  
 \*CB = Cupboard

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**MARACANA-1E (G+18) Typical Floor Plan - 3rd to 18th Floor**

Sl. No	Flat Marked	Type of flat	Carpet Area (Sqft.)	Built-Up Area (Sqft.)	Balcony Area (Sqft.)	CB Area (Sqft.)
1	Flat-A	3BHK+2 T	639	746	26	23
2	Flat-B	2BHK+2 T	526	624	29	22
3	Flat-C	2BHK+2 T	526	624	29	22
4	Flat-D	2BHK+2 T	533	630	24	22
5	Flat-E	2BHK+2 T	533	630	24	22
6	Flat-F	2BHK+2 T	526	624	29	22
7	Flat-G	2BHK+2 T	526	624	29	22
8	Flat-H	3BHK+2 T	639	746	26	23
9	Flat-J	3BHK+2 T	639	746	26	23
10	Flat-K	2BHK+2 T	526	624	29	22
11	Flat-L	2BHK+2 T	526	624	29	22
12	Flat-M	2BHK+2 T	519	615	24	22
13	Flat-N	2BHK+2 T	519	615	24	22
14	Flat-P	2BHK+2 T	526	624	29	22
15	Flat-Q	2BHK+2 T	526	624	29	22
16	Flat-R	3BHK+2 T	639	746	26	23

(Area as per RERA)



\*RERA Built Up area includes carpet area of the unit, cupboard, balcony & the wall area covering the unit, excluding open terrace BU area.  
 \*RERA carpet area excludes RERA cupboard carpet area. All RERA carpet area considered excluding finishes  
 \*CB = Cupboard

Disclaimer : The dimension in the floor plans are shown as estimated. The dimensions that are shown in this brochure as well as in the sanction plan approved by the authorities are bare dimensions, as per architectural norms. It will reduce due to finishes such as plaster, POP, flooring etc.





**OLYMPIA-2A (2B+G+22) Typical Floor Plan - 3rd to 22nd Floor**

Sl. No	Flat Marked	Type of flat	Carpet Area (Sqft.)	Built-Up Area (Sqft.)	Balcony Area (Sqft.)	CB Area (Sqft.)
1	Flat-A	3BHK+2 T	639	746	26	23
2	Flat-B	2BHK+2 T	526	624	29	22
3	Flat-C	2BHK+2 T	524	629	28	22
4	Flat-D	2BHK+2 T	524	629	28	22
5	Flat-E	2BHK+2 T	526	624	29	22
6	Flat-F	3BHK+2 T	639	746	26	23
7	Flat-G	3BHK+2 T	639	746	26	23
8	Flat-H	2BHK+2 T	526	624	29	22
9	Flat-J	2BHK+2 T	524	629	28	22
10	Flat-K	2BHK+2 T	524	629	28	22
11	Flat-L	2BHK+2 T	526	624	29	22
12	Flat-M	3BHK+2 T	639	746	26	23

(Area as per RERA)

Disclaimer : The dimension in the floor plans are shown as estimated. The dimensions that are shown in this brochure as well as in the sanction plan approved by the authorities are bare dimensions, as per architectural norms. It will reduce due to finishes such as plaster, POP, flooring etc.

\*RERA Built Up area includes carpet area of the unit, cupboard, balcony & the wall area covering the unit, excluding open terrace BU area.  
 \*RERA carpet area excludes RERA cupboard carpet area. All RERA carpet area considered excluding finishes  
 \*CB = Cupboard



**OVAL-2B (2B+G+22) Typical Floor Plan - 5th to 22nd Floor**

Sl. No	Flat Marked	Type of flat	Carpet Area (Sqft.)	Built-Up Area (Sqft.)	Balcony Area (Sqft.)	CB Area (Sqft.)
1	Flat-A	3BHK+2 T	639	746	26	23
2	Flat-B	2BHK+2 T	526	624	29	22
3	Flat-C	2BHK+2 T	524	629	28	22
4	Flat-D	2BHK+2 T	524	629	28	22
5	Flat-E	2BHK+2 T	526	624	29	22
6	Flat-F	3BHK+2 T	639	746	26	23
7	Flat-G	3BHK+2 T	639	746	26	23
8	Flat-H	2BHK+2 T	526	624	29	22
9	Flat-J	2BHK+2 T	524	629	28	22
10	Flat-K	2BHK+2 T	524	629	28	22
11	Flat-L	2BHK+2 T	526	624	29	22
12	Flat-M	3BHK+2 T	639	746	26	23

(Area as per RERA)

Disclaimer : The dimension in the floor plans are shown as estimated. The dimensions that are shown in this brochure as well as in the sanction plan approved by the authorities are bare dimensions, as per architectural norms. It will reduce due to finishes such as plaster, POP, flooring etc.



\*RERA Built Up area includes carpet area of the unit, cupboard, balcony & the wall area covering the unit, excluding open terrace BU area.  
 \*RERA carpet area excludes RERA cupboard carpet area. All RERA carpet area considered excluding finishes  
 \*CB = Cupboard



**EDEN-2C (2B+G+22) | Typical Floor Plan - 5th to 22nd Floor**

Sl. No	Flat Marked	Type of flat	Carpet Area (Sqft.)	Built-Up Area (Sqft.)	Balcony Area (Sqft.)	CB Area (Sqft.)
1	Flat-A	3BHK+2 T	639	746	26	23
2	Flat-B	2BHK+2 T	526	624	29	22
3	Flat-C	2BHK+2 T	524	629	28	22
4	Flat-D	2BHK+2 T	524	629	28	22
5	Flat-E	2BHK+2 T	526	624	29	22
6	Flat-F	3BHK+2 T	639	746	26	23
7	Flat-G	3BHK+2 T	639	746	26	23
8	Flat-H	2BHK+2 T	526	624	29	22
9	Flat-J	2BHK+2 T	524	629	28	22
10	Flat-K	2BHK+2 T	524	629	28	22
11	Flat-L	2BHK+2 T	526	624	29	22
12	Flat-M	3BHK+2 T	639	746	26	23

(Area as per RERA)

Disclaimer : The dimension in the floor plans are shown as estimated. The dimensions that are shown in this brochure as well as in the sanction plan approved by the authorities are bare dimensions, as per architectural norms. It will reduce due to finishes such as plaster, POP, flooring etc.



\*RERA Built Up area includes carpet area of the unit, cupboard, balcony & the wall area covering the unit, excluding open terrace BU area.  
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 \*CB = Cupboard



**CENTURION-2D (2B+G+22) Typical Floor Plan - 3rd to 22nd Floor**

Sl. No	Flat Marked	Type of flat	Carpet Area (Sqft.)	Built-Up Area (Sqft.)	Balcony Area (Sqft.)	CB Area (Sqft.)
1	Flat-A	3BHK+2 T	639	746	26	23
2	Flat-B	2BHK+2 T	526	624	29	22
3	Flat-C	2BHK+2 T	524	629	28	22
4	Flat-D	2BHK+2 T	524	629	28	22
5	Flat-E	2BHK+2 T	526	624	29	22
6	Flat-F	3BHK+2 T	639	746	26	23
7	Flat-G	3BHK+2 T	639	746	26	23
8	Flat-H	2BHK+2 T	526	624	29	22
9	Flat-J	2BHK+2 T	524	629	28	22
10	Flat-K	2BHK+2 T	524	629	28	22
11	Flat-L	2BHK+2 T	526	624	29	22
12	Flat-M	3BHK+2 T	639	746	26	23

(Area as per RERA)

Disclaimer : The dimension in the floor plans are shown as estimated. The dimensions that are shown in this brochure as well as in the sanction plan approved by the authorities are bare dimensions, as per architectural norms. It will reduce due to finishes such as plaster, POP, flooring etc.

\*RERA Built Up area includes carpet area of the unit, cupboard, balcony & the wall area covering the unit, excluding open terrace BU area.  
 \*RERA carpet area excludes RERA cupboard carpet area. All RERA carpet area considered excluding finishes  
 \*CB = Cupboard



### 3BHK + 2TLT

#### Legends

- 1 Kitchen 10'-3" X 4'-11"
- 2 Living/Dining 9'-2" X 18'-4"
- 3 Balcony 4'-9" Wide
- 4 Bedroom-1 10'-0" X 10'-0"
- 5 Bedroom-2 10'-0" X 9'-0"
- 6 Master Bedroom 10'-11" X 10'-0"
- 7 Master Toilet 4'-0" X 7'-5"
- 8 Common Toilet 4'-0" X 7'-5"



### 2BHK + 2TLT

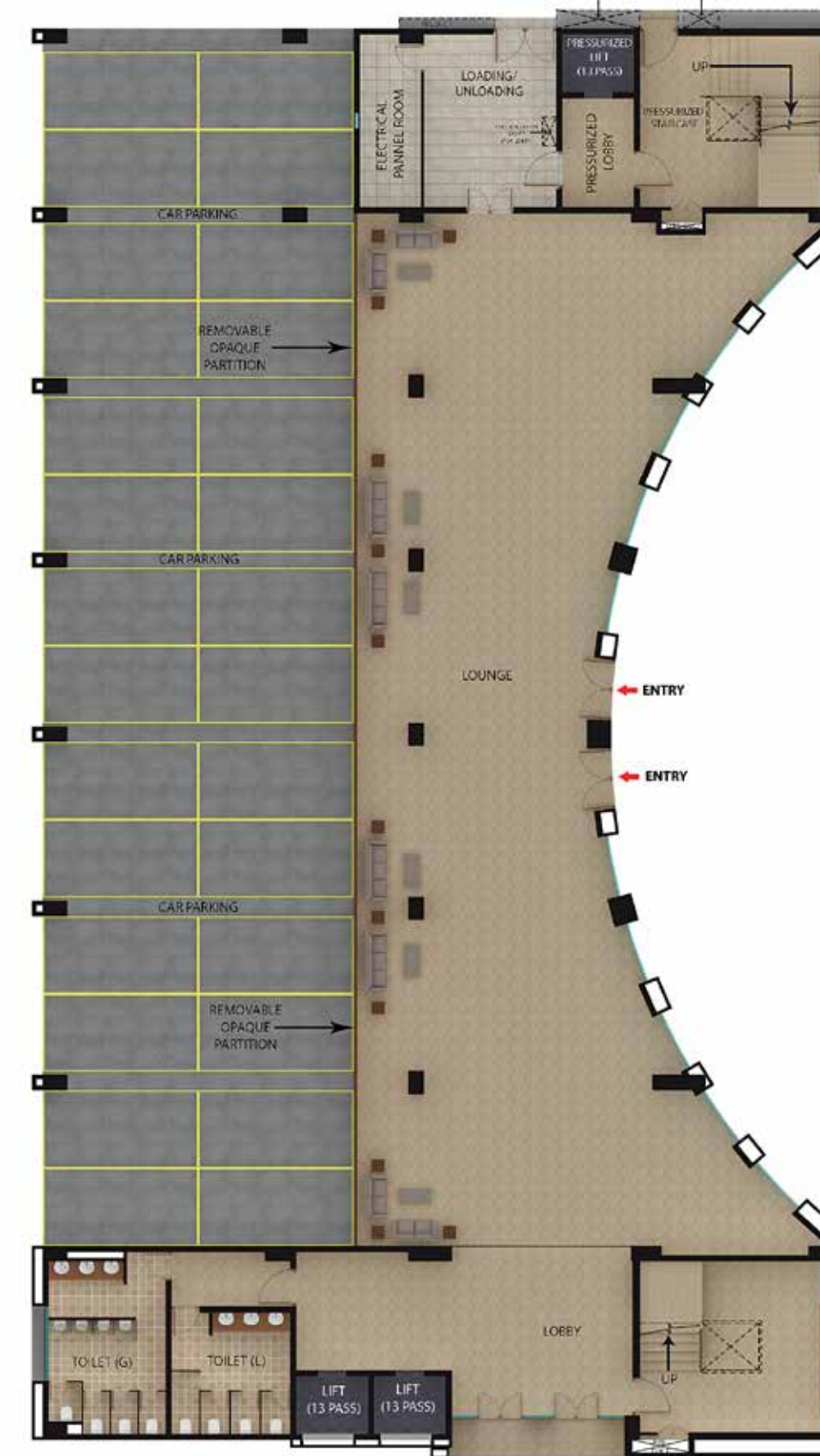
#### Legends

- 1 Kitchen 5'-3" X 10' -1"
- 2 Living/Dining 9'-2" X 16'-2"
- 3 Balcony 3'-11" Wide
- 4 Bedroom-1 10'-0" X 10'-0"
- 5 Master Bedroom 10'-0" X 10'-9"
- 6 Master Toilet 7'-5" X 4'-0"
- 7 Common Toilet 7'-5" X 4'-3"

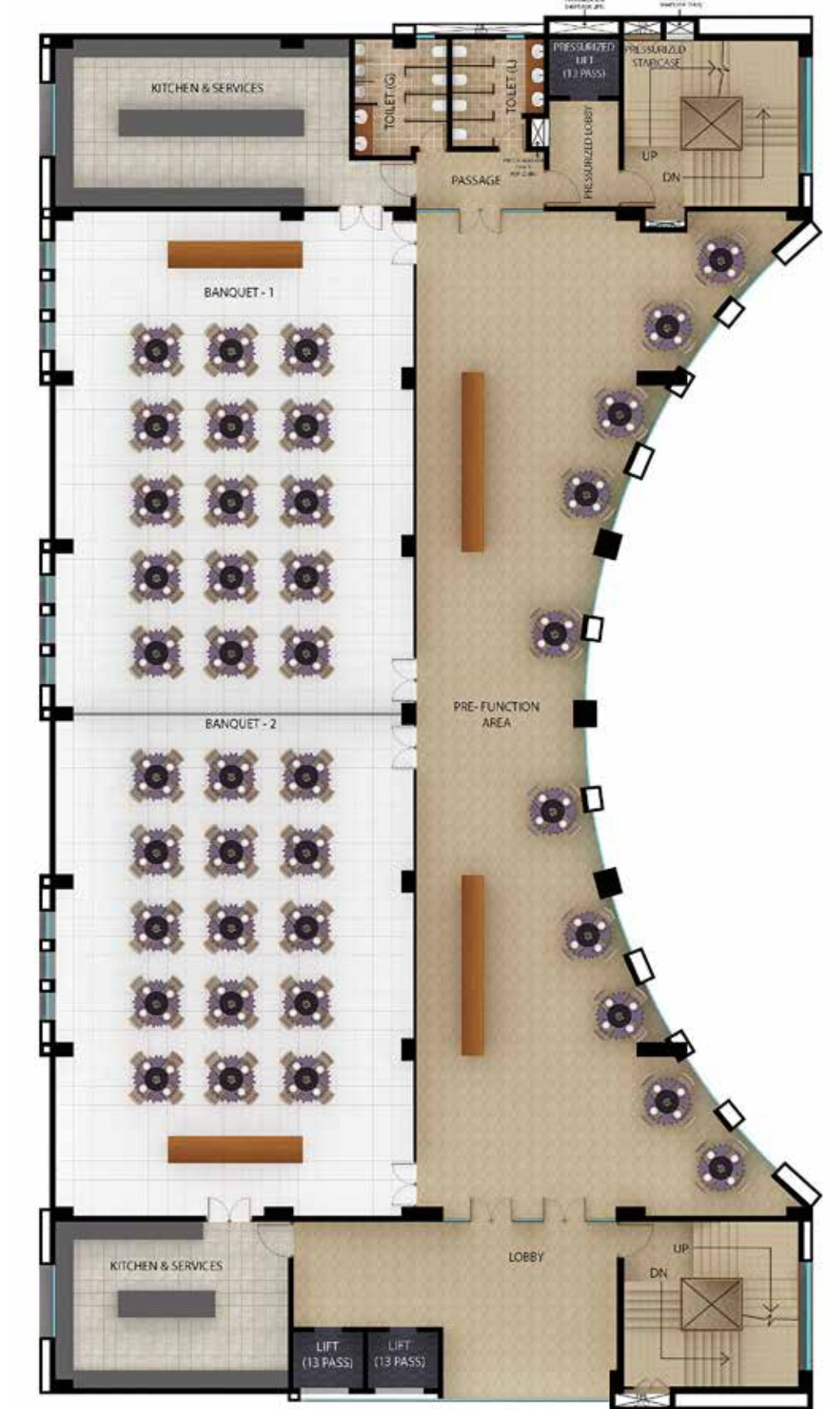


Artist's impression | Disclaimer - The external color scheme shown in perspective view are tentative, the same may vary and will be done as per the advise of the Project Architect

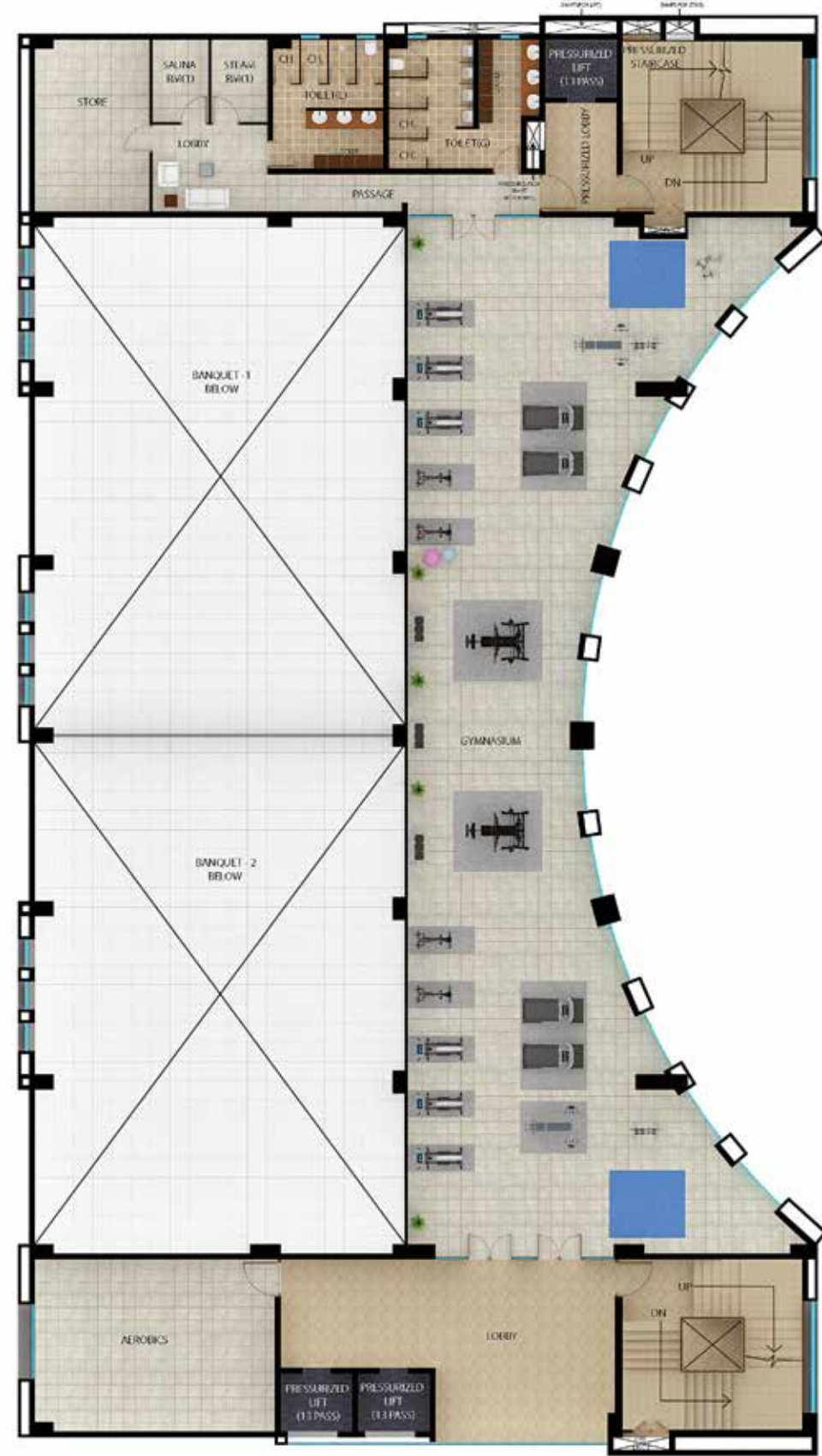
Residential clubhouse with world class facilities !



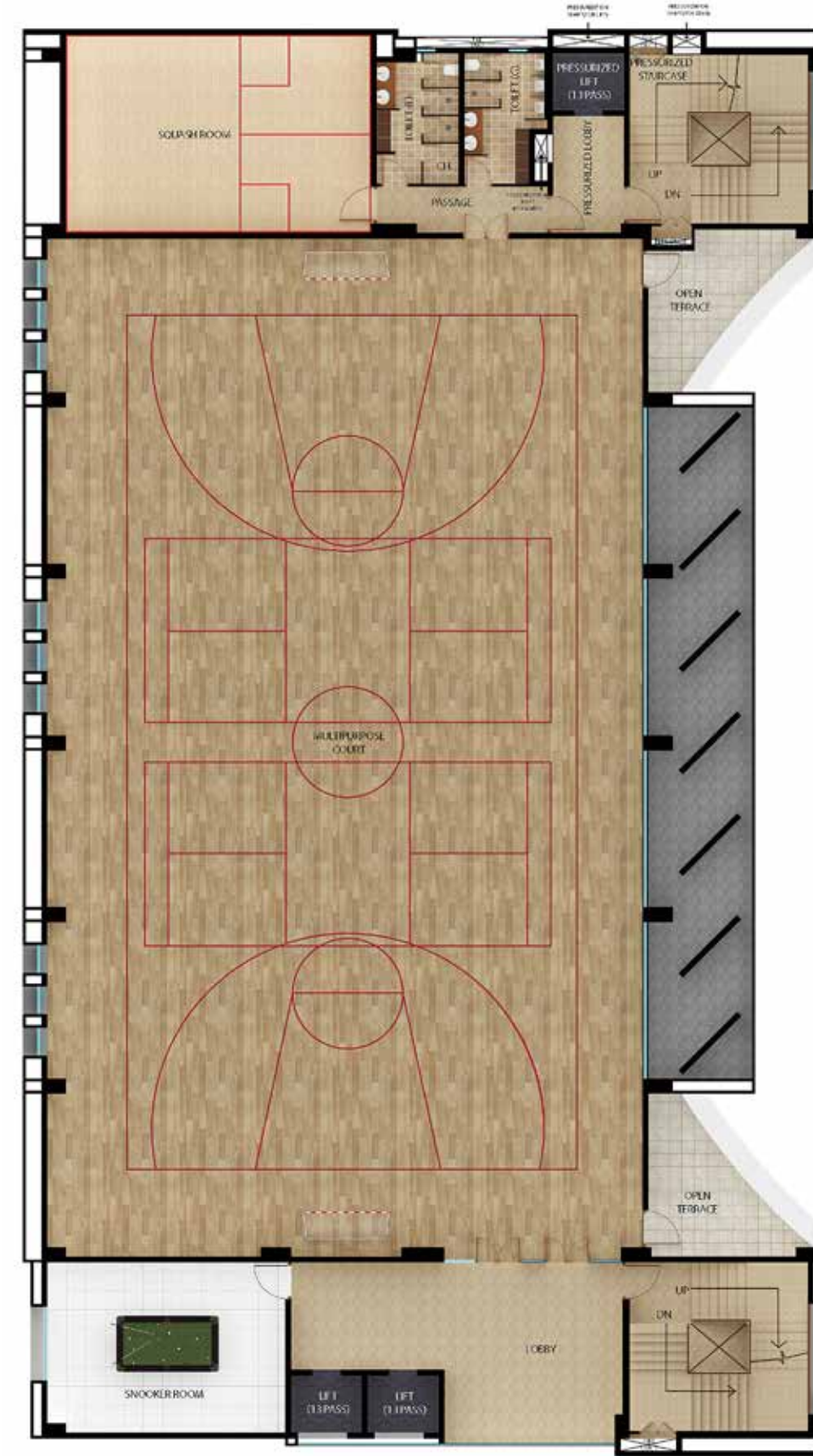
Residential club | Ground floor plan



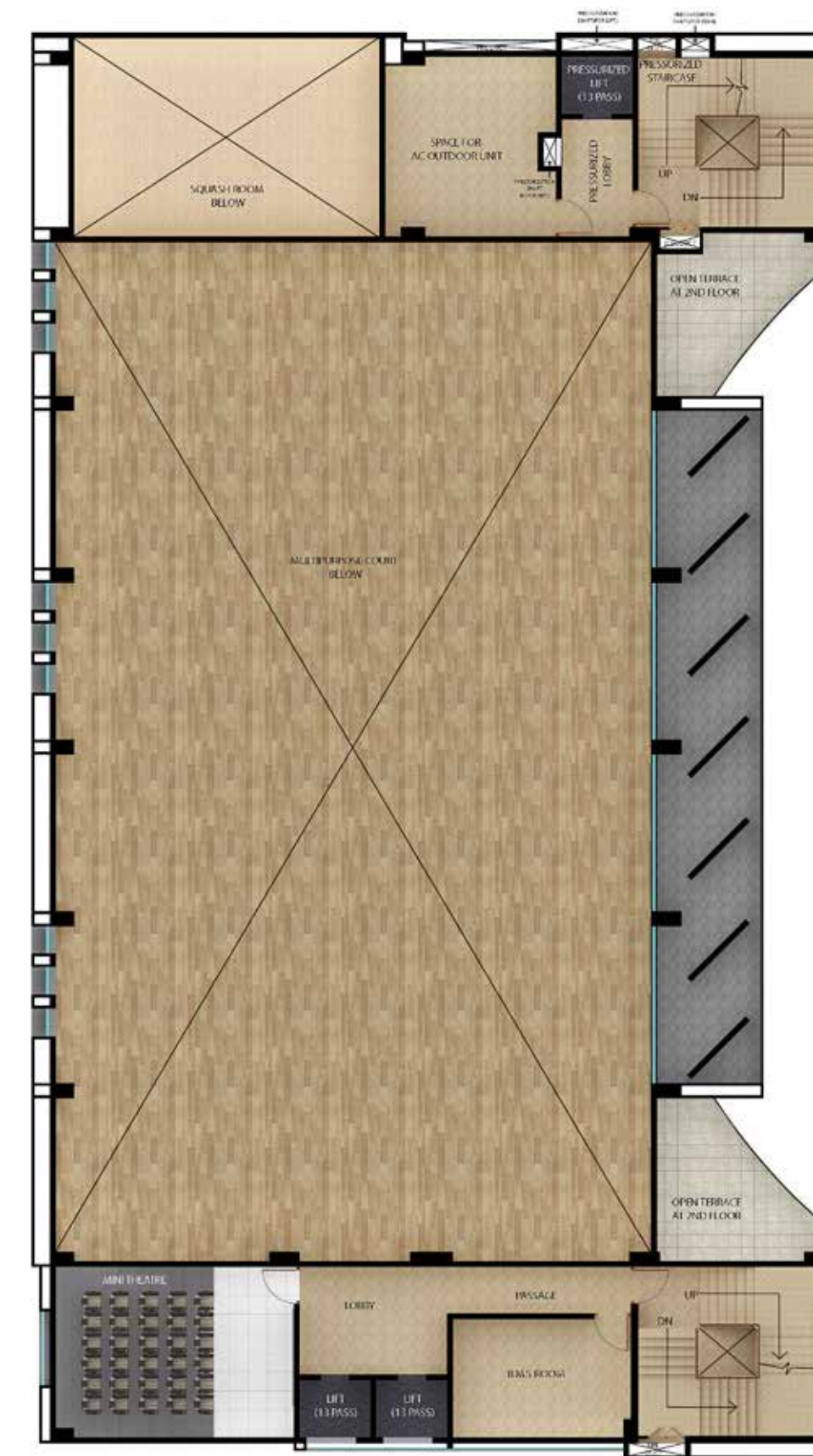
Residential club | 1st floor plan



**Residential club** | 1st floor mezzanine plan



**Residential club** | 2nd floor plan



**Residential club** | 2nd floor mezzanine plan



**Residential club** | Roof plan

## Specifications

### Foundation & Structure

- Structure designed for the optimum seismic considerations as stipulated by the IS code, for better safety.
- Foundation with RCC piles & Pile caps
- RCC super structure

### Building Envelope

- Iconic towers meticulously designed and externally painted with texture/acrylic emulsion paint.

### Living /Dining Room

Flooring	600X600 Vitrified Tiles
Wall	Putty
Ceiling	Putty
Main door	Wooden frame with laminated flush door.
Hardware & Fittings	Branded locks and hardware fittings of reputed make
Windows	Aluminium powder coated Windows with glass panes
Electrical	Modular Switches of Havells/Great White/North-west or equivalent make with Copper Wiring
Air Condition	Split air-conditioner point in living/dining room

### Bedroom

Flooring	600X600 Vitrified Tiles
Wall	Putty
Ceiling	Putty
Doors	Wooden Frame with Commercial Flush Door.
Hardware & Fittings	Branded locks and hardware fittings of reputed make
Windows	Aluminium powder coated Windows with glass panes
Electrical	Modular Switches of Havells/Great White/North-west or equivalent make with Copper Wiring
Air Condition	Split air-conditioner point in all bedrooms

### Balcony

Flooring	600X600 Matt finish Vitrified Tiles
Wall	Acrylic Emulsion Paint
Ceiling	Acrylic Emulsion Paint
Door	Aluminium powder coated Doors with glass panes
Railing	Mild steel

### Kitchen

Flooring	600X600 Vitrified Tiles
Wall	Ceramic Tiles up to 2 Feet height above the counter
Ceiling	Putty
Door	Wooden Frame with Commercial Flush Door.
Hardware & Fittings	Branded locks and hardware fittings of reputed make
Window	Aluminium powder coated Windows with glass panes and provision for exhaust fan
Counter	Granite Slab
Plumbing	Stainless Steel Sink
Electrical	Modular Switches of Havells/Great White/North-west or equivalent make with Copper Wiring

### Toilets

Flooring	600X600 Anti-skid Ceramic Tiles
Wall	600X300 Ceramic Tiles up to lintel height
Ceiling	Putty
Door	Wooden Frame with Commercial Flush Door.
Hardware & Fittings	Branded locks and hardware fittings of reputed make
Window	Aluminium powder coated Windows with glass panes and provision for exhaust fan
Sanitaryware	Hindware/Kohler/Cera or Equivalent make
CP Fittings	Jaquar/Hindware/Kohler or Equivalent make

### Ground Floor Lobby

Flooring	Combination of large size vitrified Tiles & Granite as per design
Wall	Combination of Premium Ceramic Tiles, Paint & wall panelling as per design
Ceiling	False Ceiling with Light fixtures

### Typical Floor Lobby

Flooring	600X600 Vitrified Tiles
Wall	Combination of Tiles & Paint
Ceiling	Putty

### Lifts

Otis/ Schindler/ Kone or Equivalent make.  
Stretcher lift in each tower to support medical emergencies of the residents.

### 24x7 security and Fire prevention

- Fire detection & protection system as per recommendation of West Bengal Fire & Emergency Services
- Optimum power back-up to sufficiently run electrical appliances excluding Air-Conditioner.
- Power Backup for Common Areas & Utilities
- Intercom facility
- 24X7 round the clock security
- Security surveillance facility with CCTV on ground floor common areas

### Green Initiatives

- Organic waste management
- Water efficient fixtures
- Rainwater harvesting
- Sewage treatment plant
- Ample green space with use of native plants in the landscape
- Recycled water for gardening
- Dual Flushing system
- Low VOC materials
- Use of LED lights in Common areas
- Use of SRI tiles to reflect heat from the roof.

### Health & Safety

- 24 hour treated water supply through Water Treatment Plant
- Anti-termite treatment during various stages of construction
- Superior quality waterproofing wherever necessary
- Quality earthing for entire project
- Automatic changeover system for DGs
- Sufficient project illumination through compound & street lighting inside the complex

**Artist's impression | Disclaimer** The developer reserves the right to change the brands with equivalent type of quality.





Because **life** deserves **more** !

**Phase I** : G+18, G+22 | 9 towers | More than 2500  
lifestyle apartments | 2-3 BHK | Imposing open  
space | Self-sufficient gated community

Artist's impression | Disclaimer - The external color scheme shown in perspective view are tentative,  
the same may vary and will be done as per the advise of the Project Architect



Find your **own republic !**

- |    |  |    |                                     |
|----|--|----|-------------------------------------|
| 1  | <b>Airport</b>                             | 18 | <b>Techno India College</b>         |
| 2  | <b>Airport 1 number Gate</b>               | 19 | <b>OHIO Hospital</b>                |
| 3  | <b>Kaikhali More</b>                       | 20 | <b>TATA Cancer Hospital</b>         |
| 4  | <b>Haldiram</b>                            | 21 | <b>Biswa Bangla Gate</b>            |
| 5  | <b>Chinar Park</b>                         | 22 | <b>Axis Mall</b>                    |
| 6  | <b>Derozio College</b>                     | 23 | <b>Downtown Mall</b>                |
| 7  | <b>City Centre 2</b>                       | 24 | <b>St.Xavier's university</b>       |
| 8  | <b>Akankha More</b>                        | 25 | <b>Ram Krishna Seva Mission</b>     |
| 9  | <b>Bengal Silicon Valley</b>               | 26 | <b>Army Institute of Management</b> |
| 10 | <b>Calcutta High Court New Town Campus</b> | 27 | <b>WIPRO (Upcoming campus)</b>      |
| 11 | <b>Rajarhat Choumatha</b>                  | 28 | <b>NBCC Square</b>                  |
| 12 | <b>DPS New Town</b>                        | 29 | <b>ITC Infotech (upcoming)</b>      |
| 13 | <b>Narayana School</b>                     | 30 | <b>Gopalpur Xing</b>                |
| 14 | <b>DPS Mega City</b>                       | 31 | <b>Charnok Hospital</b>             |
| 15 | <b>Bellevue Hospital (Upcoming)</b>        | 32 | <b>Central Mall</b>                 |
| 16 | <b>TCS</b>                                 | 33 | <b>UEM</b>                          |
| 17 | <b>Eco Tourism Park</b>                    |    |                                     |

\*Map Not to Scale | Distances as per Google map