



**Aztek**  
Nesting Dreams

**Tilottama**  
তিলোত্তমা

BARDHANPALLI, GREEN VIEW HOUSING PROJECT, THAKURPUKUR, KOLKATA- 700 104

**EXCLUSIVE SPACIOUS LIVING IN THAKURPUKUR**

Land Area 4.66 Acres (1.44 Acres in Phase 1) • 50% Open Space  
2 / 3 BHK Spacious Homes • Vastu - Compliant 174 Residences ( in offer 116 )  
4 Blocks • 25000 Sq.Ft. Club Lavanya

**THIS IS WHERE GRANDEUR MEETS COMFORT**



**KEY DISTANCES**

- EDUCATIONAL**  
Vivekananda Mission school – 3.1 Km  
Orchid The International school – 3.1 Km  
DPS Joka – 4.2 Km  
Gems Akademia International school – 4.7 Km
- BANK**  
ICICI Bank Thakurpukur - 2.1 Km  
ICICI A.TM - 2.1 Km  
S.B.I Bank – 2.8 Km
- HOSPITAL**  
ESI Hospital – 2.9 Km  
Swadesh Basu Hospital – 2.6 Km  
BMRI hospital – 1.8 Km  
Kasturi Nursing Home – 2 Km
- SHOPPING CENTRES**  
Reliance Trends – 2.7 Km  
Reliance smart point – 2.3 Km
- BUS STAND**  
Thakurpukur 3A Bus Stand – 2.4 Km
- CONNECTIVITY**  
JOKA Metro station – 1.8 Km  
Thakurpukur Metro Station - 2.5 Km  
Majherhat Railway Station - 8.9 Km



BANK APPROVED : SBI HOME LOANS | HDFC BANK

RERA REGISTRATION NO : WBRERA/P/SOU/2023/000222

SITE ADDRESS : Bardhanpalli, Green View Housing project, Thakurpukur, Kolkata - 700104

FOR ENQUIRY : 033 4040 1010 | sales@nkrealtors.com

DISCLAIMER: This is not a legal document. The plans and photographs are conceptual and subject to change. The actual product shall vary according to the sole discretion of the developer. No claims shall be entertained by the developer depending on this material. Though the contents of the broadsheet have been compiled with the intention to provide information to the best of our knowledge, there may be some changes from time to time which may not reflect on the broadsheet. While enough care is taken by the developer to ensure that the information on the broadsheet is up to date and accurate, the users are advised to verify designs, plans, specifications, facilities, features, etc. with our team.

Developed By **Aztek** Nesting Dreams

Marketing Partner **NK REALTORS**

Scan for google map



Swimming Pool



Kid's Play Area



Fully- Equipped AC Gymnasium



Indoor Games



Guest Room



Club Cafeteria



AV Room



Multipurpose Court



Banquet Hall

**AN EXCLUSIVE CLUB FOR YOUR ROARS AND CHEERS**



FUTURE DEVELOPMENT

FUTURE DEVELOPMENT

MASTER LAYOUT PLAN



Towards Bakrahat Road

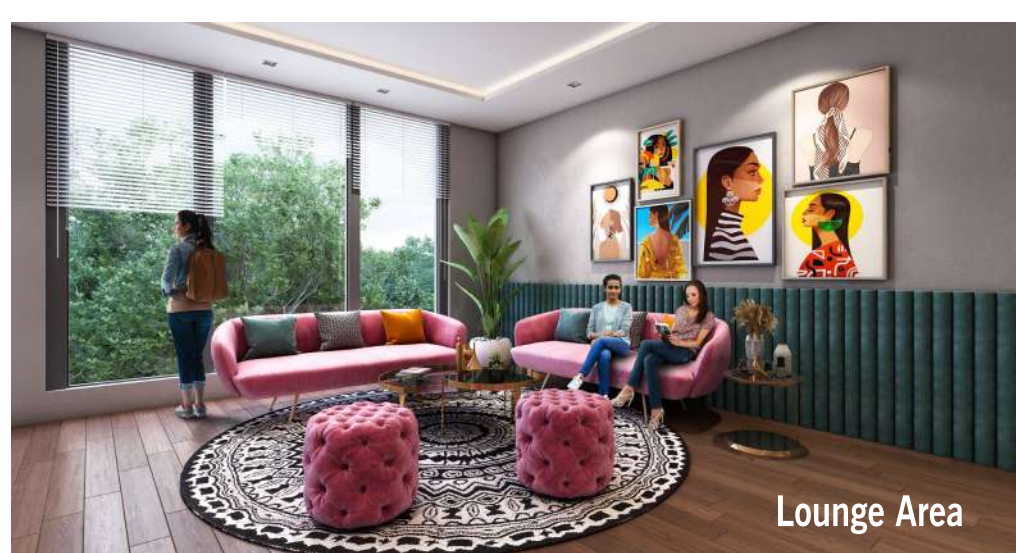
LEGENDS

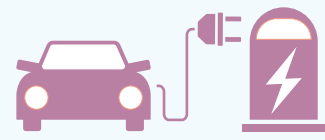
- 1. Main Gate
- 2. MLCP
- 3. Temple
- 4. Gazebo
- 5. Kid's Play Area
- 6. Outdoor Gym
- 7. Swimming Pool
- 8. Senior Citizen Sitting Zone
- 9. State of Art Fountain
- 10. Multipurpose Court
- 11. Club Lavanya
- 12. Club Parking
- 13. Peripheral Green

CLUB LAVANYA


- Turf XL (Play Court )
- Banquet Hall
- Pantry Kitchen
- Guest Room
- Gymnasium
- Steam Room
- Indoor Games
- Conference Room
- Library
- Multipurpose Room
- AV/ Movie Room
- Lounge & Leisure Room
- Toddler's Room
- Ladies Lounge
- Card Room
- EV Charging Area

ALL IN THE DETAILS .....





EV Charging



Car Wash Facilities

**Structure:** Earthquake Resistance RCC Frame Structure with deep Piling

**Wall Finishing:** Internal Wall Cement Plaster Finished with POP  
External Wall Cement Plaster finished with Waterproof paint.

**Flooring:** Vitrified Tiles in all Bedrooms and Living room. Anti-skid tiles in Balcony Area

**Bathroom:** Wall Glazed tiles dado up to door height with Anti-Skid floor Tiles

**Kitchen :** Granite Counter with Stainless Steel sink and Wall Glazed tiles dado up to 2 feet height from counter

**Electrical Fittings:** Concealed insulated copper wiring with Modular switches of reputed Make.  
1 no. AC point in master bedroom. Provision of AC points in other bedrooms and Living room.  
1 no. Geyser point in bathroom.  
Exhaust fan point in all bathrooms and kitchen.  
T.V. point in Living room  
1 no. Washing Machine Point in Balcony

**CP & Sanitary Fittings:** CP & Sanitary Fittings of reputed Make.

**Doors:** Decorative Main Flush door with internal flush Door

**Windows & balconies:** Sliding Windows with UV protective Glass and aluminium Frame.  
Safety Glass railing up to 3 feet height.

**DG Backup:** Emergency power-backup for lifts, water pump & common areas  
Extra back-up for flats available at extra charge.

**Lift:** Automatic lift of reputed make

**Security:** 24 hours CCTV & Security System for all entry points.

**Fire Safety:** Modern Firefighting systems equipped with Firefighting devices/extinguisher & fire alarm system in common area along with underground water storage tanks.

