



Southern breeze will lift your body to new heights

## Amenities

Let your body feel the winds of change too. A Modern Multi Gym lets you sweat out mornings and evenings to present you with a wonderful body.

Celebrate all the joyous moments of your life in an air-conditioned community hall. This is the ideal venue for family and friends to come together to celebrate important occasions.

Southern Breeze gives your life an added lift with facilities like a cybercafe and pool table. You and your children can surf the net for hours or simply chat at the cybercafe. The pool table is the perfect setting for friends to come together and while away hours by indulging in the sheer pleasures of playing pool. A library, satellite TV connection, access to a 24 hour back up generator and water filtration plant are the other advantageous features at Southern Breeze.

- ⊗ Modern multigym
- ⊗ Air-conditioned community hall
- ⊗ Cybercafe
- ⊗ Pool table
- ⊗ Library
- ⊗ Satellite TV connection
- ⊗ 24 hour back up generator
- ⊗ Water filtration plant
- ⊗ Round the clock security with CCTV







Refreshing specifications:



**SOUTHERN BREEZE**  
Parks • Peace • Pride

## Features

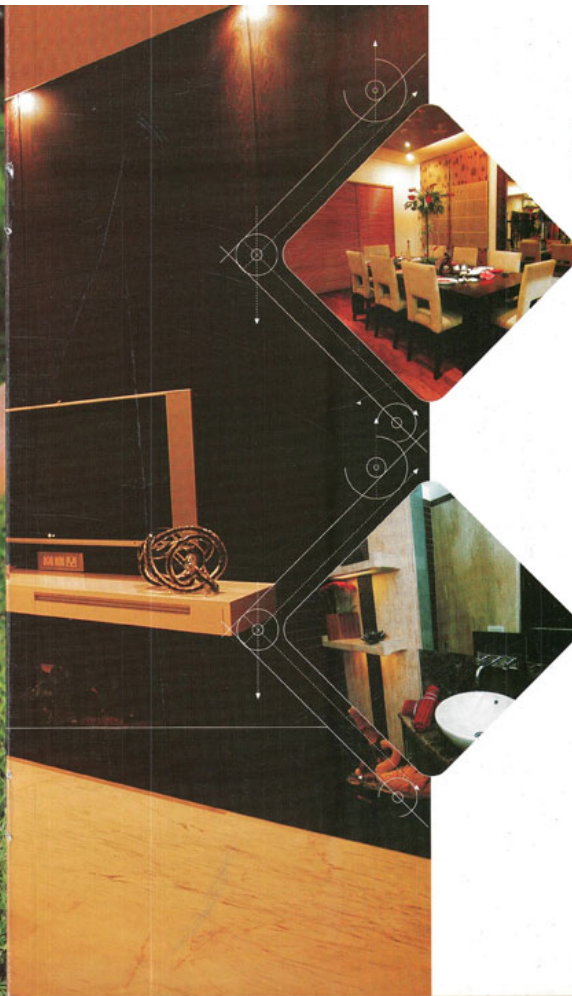
The soft southern breeze touches your life with a rare magic. It unfolds into a landscaped garden. You can choose to hear the rustling of grass beneath your feet or just watch the feathers fly of a rare bird whose song will echo through the whispering greens.

Leave your children to have the best time of their lives in the beautiful children's play area. Entering Southern Breeze has a charm of its own. You'll be greeted by a driveway with a fountain.

- 🕒 Landscaped garden
- 🕒 Children's play area
- 🕒 Driveway with fountain



Play with the southern breeze in a refreshing landscape



# Specifications

- ⊗ Structure RCC foundation as per geo-technical engineer's recommendation
- ⊗ Doors & Window Good quality flushed door & internal door  
Sliding aluminum windows with glass panel
- ⊗ Floor Entrance lobby-elegantly designed with tiles / marble  
Floor lobby-ceramic tiles / marble  
Flat interiors marble
- ⊗ Walls External-8"  
Internal-5/3" brick walls
- ⊗ Kitchens Counter table with granite top & stainless steel sink  
Ceramic tiles dado of 2 ft. above the counter
- ⊗ Toilets Floor anti skid ceramic tiles / marble  
Walls-ceramic tiles up to door height  
Hot & cold lines in shower & basin  
White sanitaryware of reputed brand  
Chrome plated fittings of reputed brand
- ⊗ Finishings External-high quality paint  
Internal-plaster of paris
- ⊗ Elevator Adequate elevators in each block with a capacity of 5 passengers of reputed make
- ⊗ Electricals Concealed copper wiring of ISI brand and modular switches of reputed brand  
2 light points, 1 fan point & 2 power points of 5 amp  
1 AC point in 1 bedroom  
3 light points, 1 fan points in living & dining area  
TV & telephone points in living & 1 bedroom  
15 amp power point  
Adequate electrical points  
MCB in all flats.





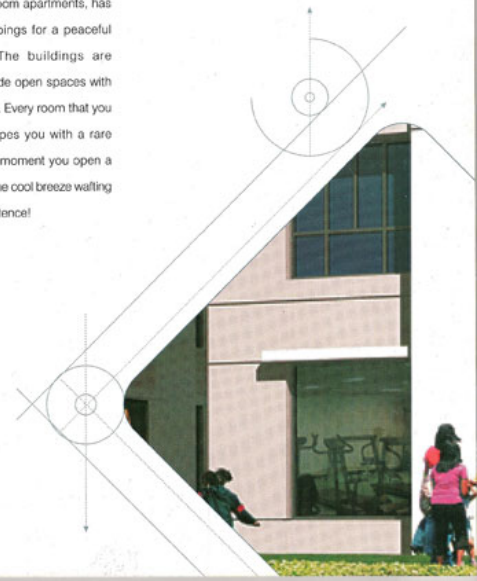
Promoters of Southern Breeze lifting lives beyond the ordinary



**SOUTHERN BREEZE**  
Parks • Peace • Pride

## Refreshing Elevation

All the elements of Southern Breeze elevation are tuned to give your life a refreshing impetus. A pleasant complex spanning 3 G + 4 residential buildings with 2,3 & 4 bedroom apartments, has all the cool trappings for a peaceful homecoming. The buildings are endowed with wide open spaces with adequate greens. Every room that you walk into envelopes you with a rare warmth, and the moment you open a window you feel the cool breeze wafting through your existence!







Akshara Eden



Akshara Gold



Akshara Park



Akshara Petals



Akshara Swiss Court



Seven Villas



Akshara Whispering Willows



Lee Residency

# Promoters

The Project is promoted by a consortium of Akshara ,Tirupati and the Chitlangia Group.

The Akshara Group and the Tirupati Group have co-promoted the following projects:

- Akshara Eden at Alipore Park road.
- Seven Villas at Rowland Road.
- Akshara Park View and Akshara Green View on NSC Bose road at tollygunge.
- Akshara Gold at Kankurgachi.
- Akshara Petals at 19B, Broad Street.,
- Akshara Whispering Willows at Rajarhat.
- Akshara Swiss Court at James Long Sarani.
- Akshara Park at Soorah East Road, Kankurgachi.
- Other projects coming are at Narendrapur & Parnasree (2nd Phase)

The Akshara Group has also co-promoted the following:  
Lee Residency, Akshara Willow, Sree Kuni, Pretoria Manor, Akshara Residency

The Promoters individual credentials are:

The Akshara Group is promoted by Mr Prakash Chandra Agrawalla, Editor-Daily Vishwamitra.

The Tirupati Group started in 1956 by Late Mr Raja Ram Khemka is now headed by his son Mr Chandrakant Khemka who is engaged in various businesses namely Real Estate, infrastructure development and industrial products marketing.

The Chitlangia Group is headed by Mr. N. K. Chitlangia. The group has interests in Real Estate and have co-promoted a 70,000 sq.ft. residential complex - Babylon Apartments and 1,70,000 sq.ft. Mall in the heart of Benaras - Kuber. The group is also involved in manufacturing and marketing of various products such as Link Chains (Indian Chain), Medical Equipments (Nidek Medical) and Pharmaceuticals (Mount Mettur Pharmaceuticals).





Ground Floor Plan

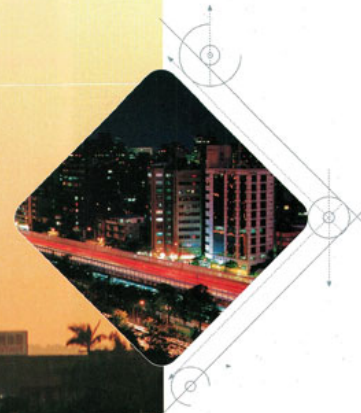


## location

Southern Breeze is conveniently located at 1266, UN Banarjee Road, Near Behala Flying Club, Parnasree. You'll be at walking distance from the ambling stretches of the Flying Club. Tall green grass, a thick lining of verdant trees and a very well endowed green cover of the Flying Club beckons you to settle down in the soft arms of nature. The Behala Flying Club also offers you a pleasant locale to spend your evenings listening to the whispering breeze or to take a refreshing morning or an evening walk.

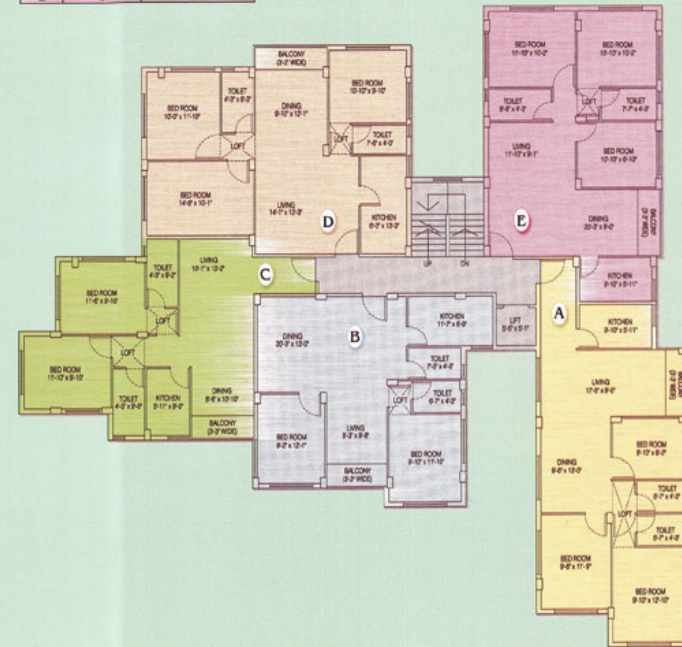
The newly constructed Taratara Flyover ensures that as you step out of your home you can reach the central hub of Kolkata in less than half an hour. The excellent location of Southern Breeze gives you a choice of every mode of transport: ranging from Auto, Bus, Taxi to Hired Cars.

Parnasree places you within very comfortable range of the best schools like MP Birla, Laxmi Pat Singhania and hospitals like Calcutta Hospital and BM Birla. All the best eatery joints, restaurants and bakeries of Kolkata are situated nearby in New Alipore, just a few minutes away.



A cool location and a start of new journeys

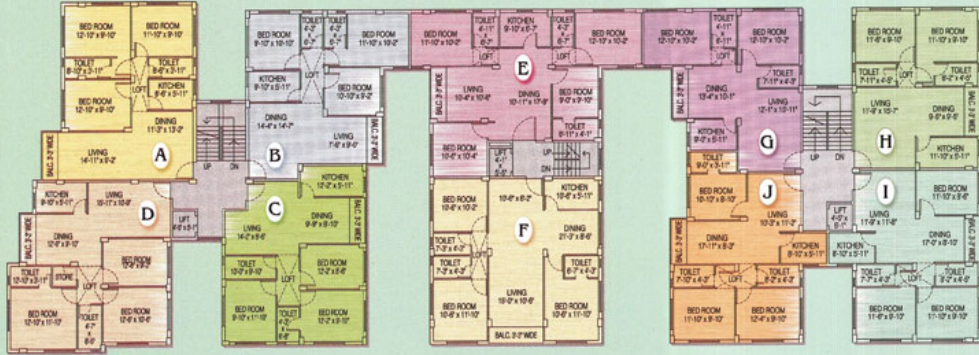
FLAT MKD.	NO. OF BED ROOM	SUPER BUILT UP AREA (SFT.)
A	3	1239
B	2	1082
C	2	980
D	3	1270
E	3	1170



Typical Floor Plan (Block-I)



FLAT MKD.	NO. OF BED ROOM	SUPER BUILT UP AREA (SFT.)
A	3	1238
B	3	1162
C	3	1167
D	3	1166
E	4	1426
F	3	1436
G	2	1117
H	2	1040
I	3	1150
J	3	1187



Typical Floor Plan (Block-II)



Close your eyes and feel the cool fresh breeze. Let it soothe your forehead, your eyelids and your whole body. Let it rejuvenate you, lift your spirits and transport you into the magic land of your dreams. Your time has come. That precious moment you have waited for all your life. Your very own home, where the breeze will whisper softly tales of settling down. Where you'll stand at the gateway of a new dawn. Where your children will discover a joyful life and your whole family will emerge triumphant at the doorway of pleasures, and all the good things life has to offer. Step into the soft arms of Southern Breeze, your new home, and you can exclaim with your arms spread out against the sky, "yes finally I have found what I have been waiting for all through my life!"



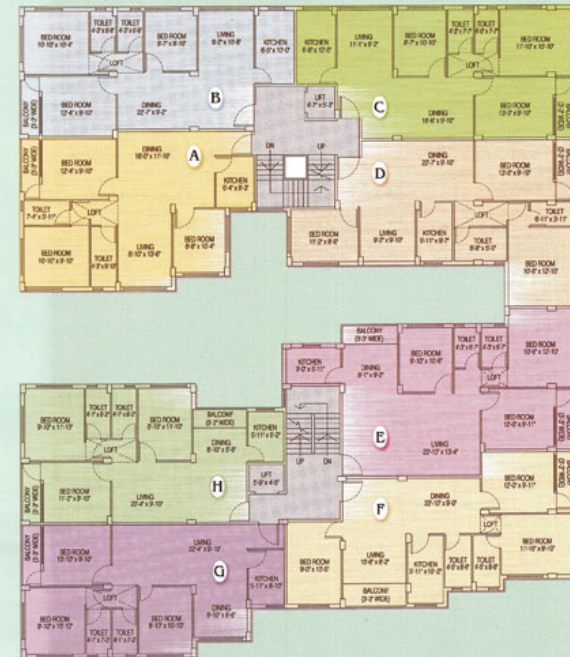
2/3/4 bedroom apartments





A welcome change. A welcome southern breeze.

FLAT MKD.	NO. OF BED ROOM	SUPER BUILT UP AREA (SFT.)
A	3	1185
B	3	1173
C	3	1238
D	3	1290
E	3	1324
F	3	1170
G	3	1234
H	3	1201



Typical Floor Plan (Block-III)

II





Developers  
Amaze Apartments (P) Ltd.  
35 Lansdowne Terrace, Supra Court  
Kolkata-700 026, Phone : 2466 9501  
Website : www.akshargroup.com

Architect  
Mr. Anup Chatterjee  
Mr. Ashis Chakraborty

Advocate  
S.P. Das  
67 Bertinck Street  
Kolkata-700 001

For enquiries call (033) 2466 9501 / 93312 58500 / 98311 88955 or e-mail us at: [marketing@akshargroup.com](mailto:marketing@akshargroup.com)

This brochure is not a legal document. It describes the intent & purpose of Southern Breeze. The promoter reserves the right to alter or change without giving any prior intimation.

Designed by Shreyash Innovations - (033) 2227 7841 - Printed by Shreyashprint - (98302 6697)



**SOUTHERN BREEZE**  
Parks • Peace • Pride