

ARTISTIC IMPRESSION FOR ILLUSTRATIVE PURPOSE ONLY

The green heart of Ballygunge



VERDE

VERDE. A WORD THAT MEANS GREEN. A WORLD THAT BREATHES GREEN. FROM THE MAGNIFICENT GREEN WALL THAT OVERHANGS THE FACE OF THE BUILDING, TO THE SPRAWLING CENTRAL LAWN, THE LUSHNESS OF VERDE GREET'S YOU EVERY DAY. IT'S THE LUXURY CAPITAL OF BALLYGUNGE. AND IT'S YOUR HOME.





34

APARTMENTS

4/5

BHK HOMES

IGBC

GOLD RATED





ECONOMY GROUP

ECONOMY OASIS

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Placed to Perfection

LUXURY NESTLED IN THE SPRAWLING HEART OF SOUTH KOLKATA. VERDE IS JUST MINUTES AWAY FROM BALLYGUNGE CIRCULAR ROAD.

FORUM MALL 15 MIN

QUEST MALL 10 MIN

LAKE MALL 5 MIN

ST LAWRENCE SCHOOL 5 MIN

MODERN HIGH SCHOOL 10 MIN

LA MARTINIÈRE SCHOOL 15 MIN

SOUTHERN AVENUE LAKE 15 MIN

CC & FC 10 MIN

PUNJAB CLUB 5 MIN

BELLEVUE CLINIC 15 MIN

WOCKHARDT HOSPITAL 5 MIN





Living to Perfection

- CROSS VENTILATED APARTMENTS
- VAASTU COMPLIANT
- NORTH-EAST ENTRY FOR ALL APARTMENTS
- SAFE AND ENERGY EFFICIENT TOUGHENED GLAZING
- FULL HEIGHT WINDOWS FOR MAXIMUM SUNLIGHT
- DOMESTIC QUARTER WITH ATTACHED BATHROOM
- PLANTER BOXES FOR GREENERY IN ALL APARTMENTS
- ENERGY EFFICIENT VRV AIR CONDITIONED APARTMENTS WITH GRILL INDOOR DUCT UNITS/HI-WALL UNITS





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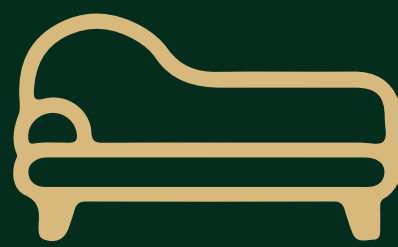


WHEN YOU STEP INSIDE VERDE, YOU CAN FEEL THE CLASS. AN EXQUISITELY DESIGNED **GRAND LOBBY**, A NATURALLY LIT SIT-OUT AREA AND A WORLD-CLASS FINISH OVERALL MAKES COMING HOME A JOY.





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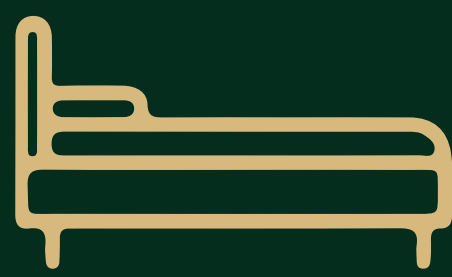


THE **LIVING ROOM** IS TRULY A PLACE WHERE LIVING FEELS GOOD. SPACIOUS, SUNLIT AND BREEZY - YOU'LL BE TEMPTED TO WHILE THE DAY AWAY HERE.





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WAKE UP AMIDST THE WINDS OF LUXURY AND BRING THE COLOURS OF VERDE RIGHT INTO YOUR BALCONY. STYLISHLY SLEEK **MASTER BEDROOM** WITH THE PERFECT BALANCE OF COMFORT & CLASS.





Each day feels Richer

- GYMNASIUM, LOUNGE AND MEETING ROOMS
 - LANDSCAPED ROOF
 - 3-TIER SECURITY SYSTEM
 - TEMPERATURE CONTROLLED COVERED SWIMMING POOL
 - LARGE NATURAL WATER BODY
 - BANQUET HALL WITH TERRACE
 - LIBRARY
 - KIDS' INDOOR PLAY AREA
 - SPRAWLING CENTRAL LAWN
 - JOGGING TRACK
 - KIDS' PLAYGROUND
 - YOGA & MEDITATION ROOM
 - FULLY FURNISHED GUEST ROOMS
 - BILLIARDS ROOM
 - HOME THEATRE ROOM
 - INDOOR GAMES ROOM
- 
- 



SOCIAL SPHERE



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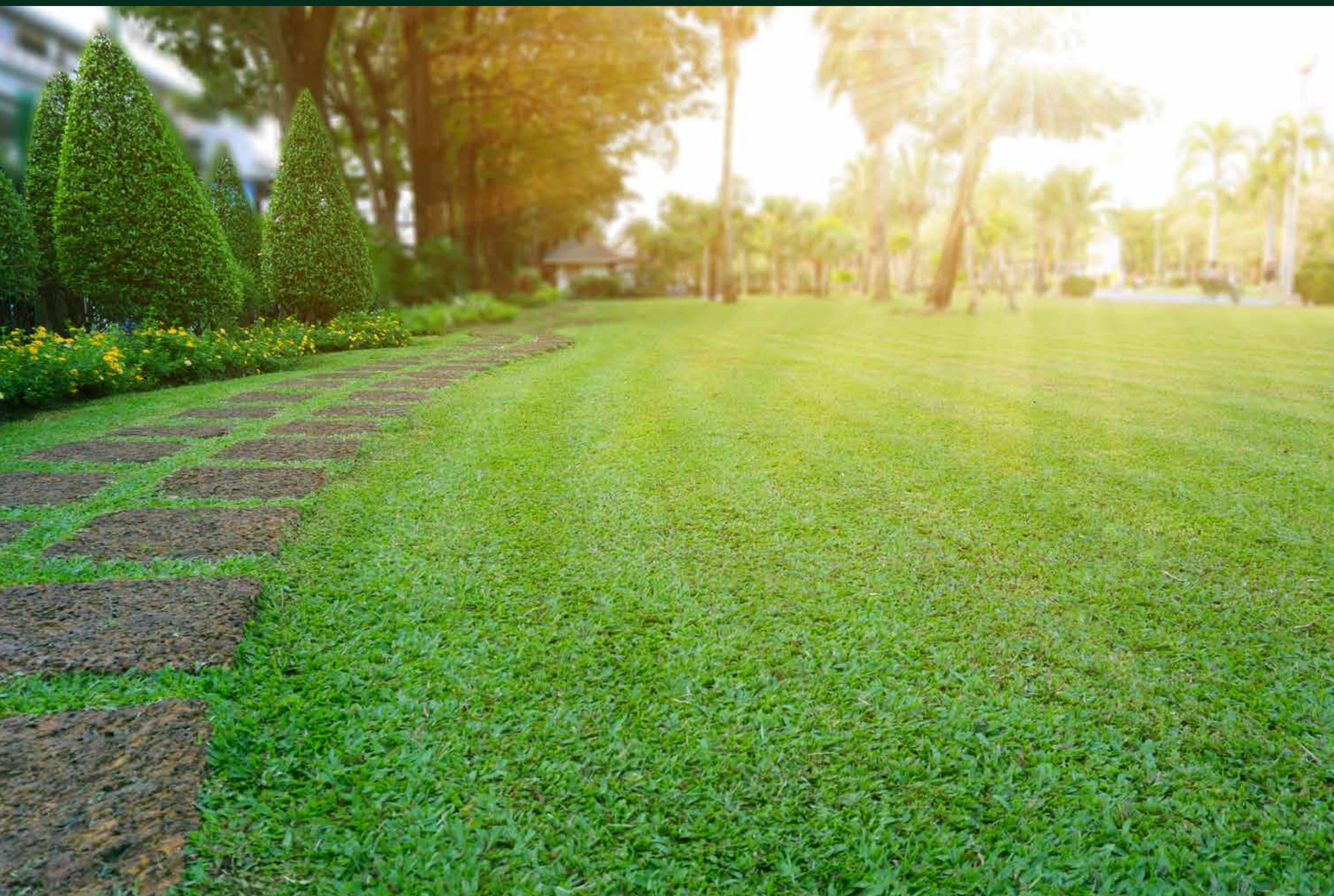
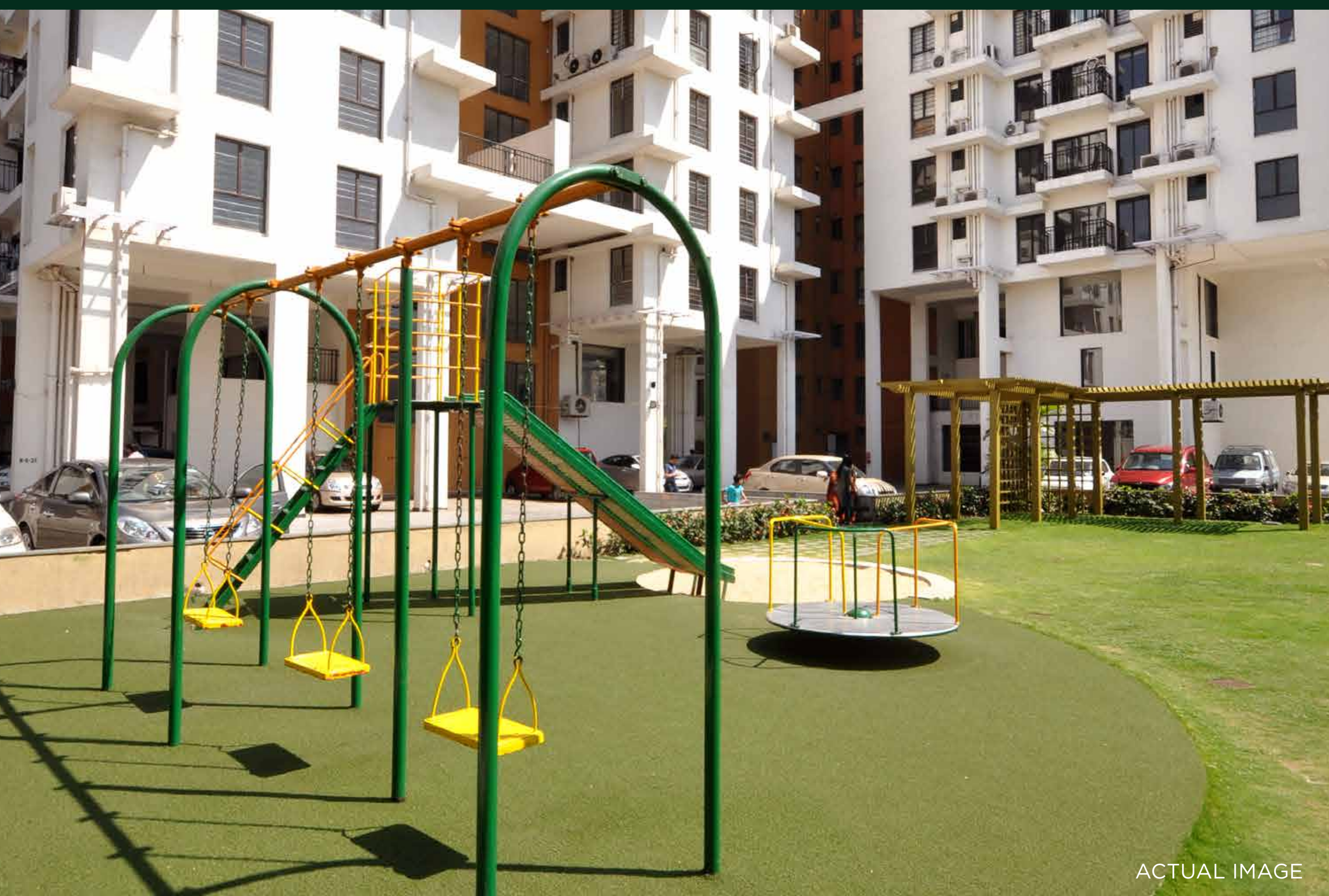


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VERDE LOUNGE

 **KIDS' PLAYGROUND**



 **JOGGING TRACK**



ACTUAL IMAGE



NATURAL WATER BODY



BANQUET HALL



ACTUAL IMAGE



ACTUAL IMAGE



TEMPERATURE CONTROLLED COVERED SWIMMING POOL



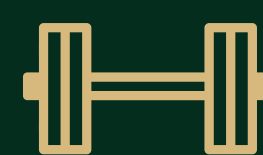
INDOOR GAMES ROOM



ACTUAL IMAGE



ACTUAL IMAGE



GYMNASIUM



Sustainable Design

Ample Sunlight & Ventilation

Cross ventilation and ample sunlight to every corner to enhance the indoor environment

Efficient Lighting

Saving energy through efficient lighting design and LED fixtures provided in common areas.

Landscape for the Soul

Beautifully landscaped to maintain the bio-diversity and reduce the usage of water.

The planter boxes in each home, enhances a healthy living.

Care & Convenience

Special features for the differently able with ramps, preferential parking spaces and conveniently located bathrooms

Save Water

Rainwater harvesting along with water-efficient systems in residences reduces the demand for water

Solar PV

Solar energy powered lighting and PV panels in common areas

Urban Green Spaces

Building more green spaces to promote health, by developing lush gardens within Verde.

Environment Aligned Construction Practice

Construction waste management
Recycled construction material

Charging Points Available for Electric Cars



Building Specifications

Elevation

- Modern elevation with toughened glass
- Planter boxes with greenery
- Balcony with outdoor composite decking
- Powder coated railings

Ground Floor Lobby

- Beautifully decorated air-conditioned grand lobby with marble flooring, wall cladding, reception and guest seating
- Outdoor landscaped sit-out area

Special Features

- High speed automatic customised passenger elevators and service/stretcher elevator by ThyssenKrupp
- Close circuit camera surveillance
- Intercom system
- Efficient fire fighting system
- Intelligent building management system
- Electric vehicle charging points
- Disability-friendly accessibility
- 24 hrs standby power back-up including ac with automatic changeover - extra cost





Apartment Specifications

Doors & Windows

- Designer main door
- Other doors - flush doors with laminate on both sides
- Powder coated/anodized aluminium windows with toughened glass glazing

Internal Wall Finish

- Imported white gypsum plaster on walls

Flooring

- Italian marble flooring in drawing & dining room
- 4' X 2' vitrified tiles in bedroom
- Laminated wooden flooring in master bedroom
- Italian marble / wooden flooring in bedrooms - optional at extra cost

Kitchen

- Anti-skid floor tiles
- Granite - counter top
- Stainless steel sink with Kohler, Jaguar or equivalent fittings
- 2' Dado tiles above the counter
- Geyser outlet





Apartment Specifications

Bathrooms

- Anti-skid floor tiles till ceiling in all bathrooms
- Sanitary ware and CP fittings by Toto, Duravit or equivalent
- Concealed cystem
- Exhaust fan
- Geyser outlet in all bathrooms
- Bathtub/shower cubical - optional at extra cost

Electrical

- DB with over/surge protection and modular switches of Schneider, Havell's or equivalent
- Adequate number of light, fans and plug points
- Fire-resistant and low-smoke cables of Polycab, RR cable or equivalent
- Telephone & TV points in living room and all bedrooms
- Electrical point for washing machine & dryer in wash area

HVAC

- Separate AC ledge with accessible service area
- Outdoor VRF unit, indoor units, internal ducting and piping - at extra cost



APART FROM FINISHED FLATS, WE ALSO OFFER YOU HOMES THAT YOU CAN DESIGN AND FURNISH AS YOU LIKE. LET YOUR PERSONAL TOUCH BRING YOUR HOME TO LIFE!

*Specifications our subject to change. Final specifications will be as per Agreement to Sell



VERDE

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PROMOTER



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