Developer

KRISHTI PREMIER PVT. LTD.
(A Unit of JB Assets)

Corporate Address
Plot No. : N-6/178, IRC Village, Nayapalli Bhubaneswar
Odisha - 751015

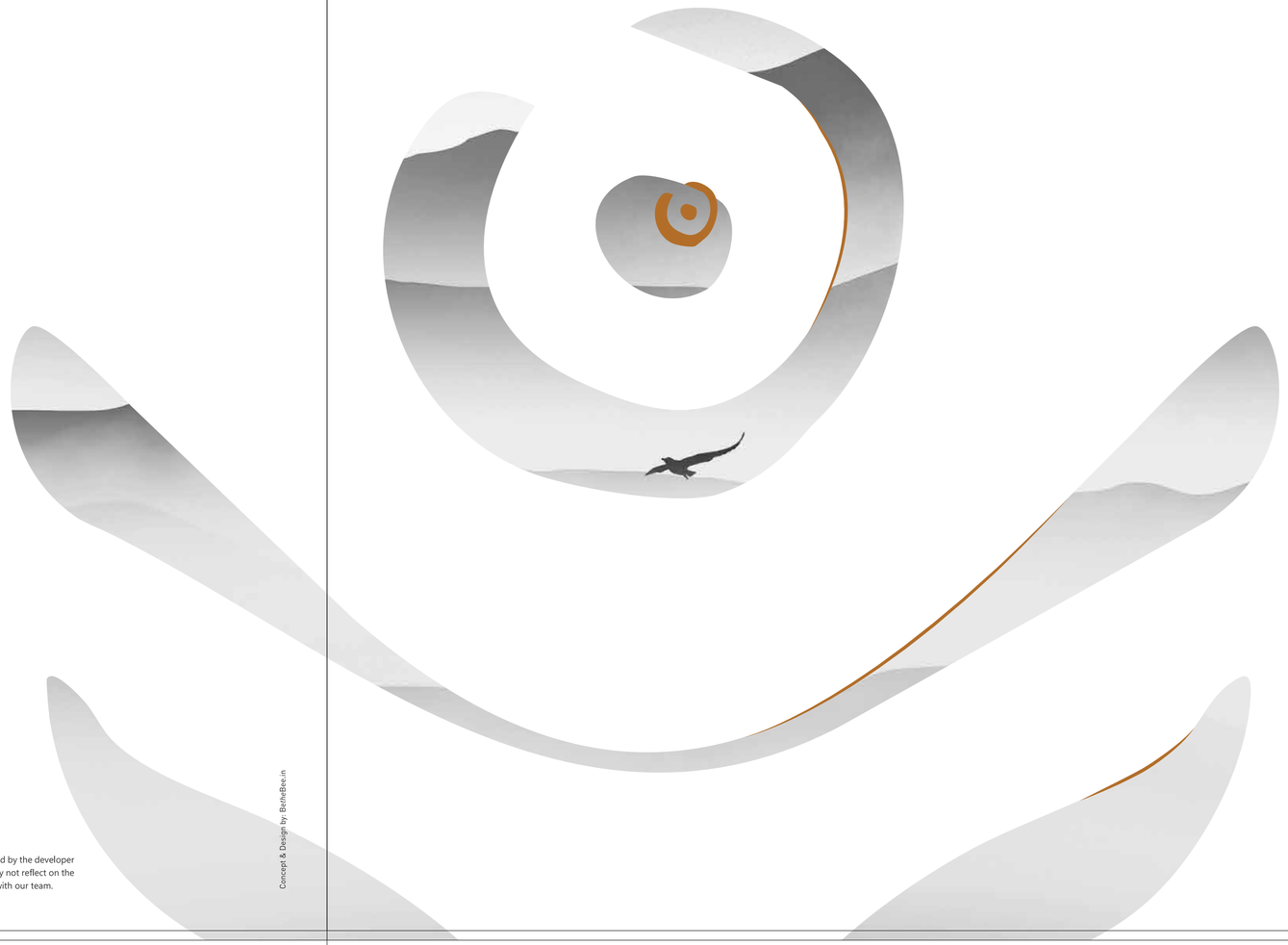
Site Address
Plot No.: 865, Madanpur, Odisha - 752054

W: krishtipremier.in
IVR No.: 799 299 9000
E: espacio@krishtipremier.in

RERA No. : MP/19/2026/01497 | rera.odisha.gov.in

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Concept & Design by: BeyheBee.in



Espacio
by JB | SAROJ

FLOOR PLANS


Artist's Impression

MASTER PLAN



LEGEND:

1. MAIN ENTRANCE
2. DRIVEWAY
3. JOGGING TRACK
4. CENTRAL COURTYARD
5. WATER FEATURE
6. TEMPLE
7. AMPHITHEATRE SEATING
8. STAGE
9. KIDS' PLAY AREA
10. RELAX SEATING
11. CLIMBING WALL
12. SAND PIT
13. SWING CORNER
14. KERB GREEN
15. SEATING MOUND
16. SCULPTURE POINT
17. SEATING WITH PERGOLA
18. SWIMMING POOL
19. MULTIPURPOSE COURT
20. SENIOR CITIZEN'S ADDA CORNER
21. WALKWAY
22. PERIPHERAL GREEN
23. YOGA ZONE

Not to scale

BASEMENT-2



Not to scale

BASEMENT-1



Not to scale

GROUND FLOOR PLAN

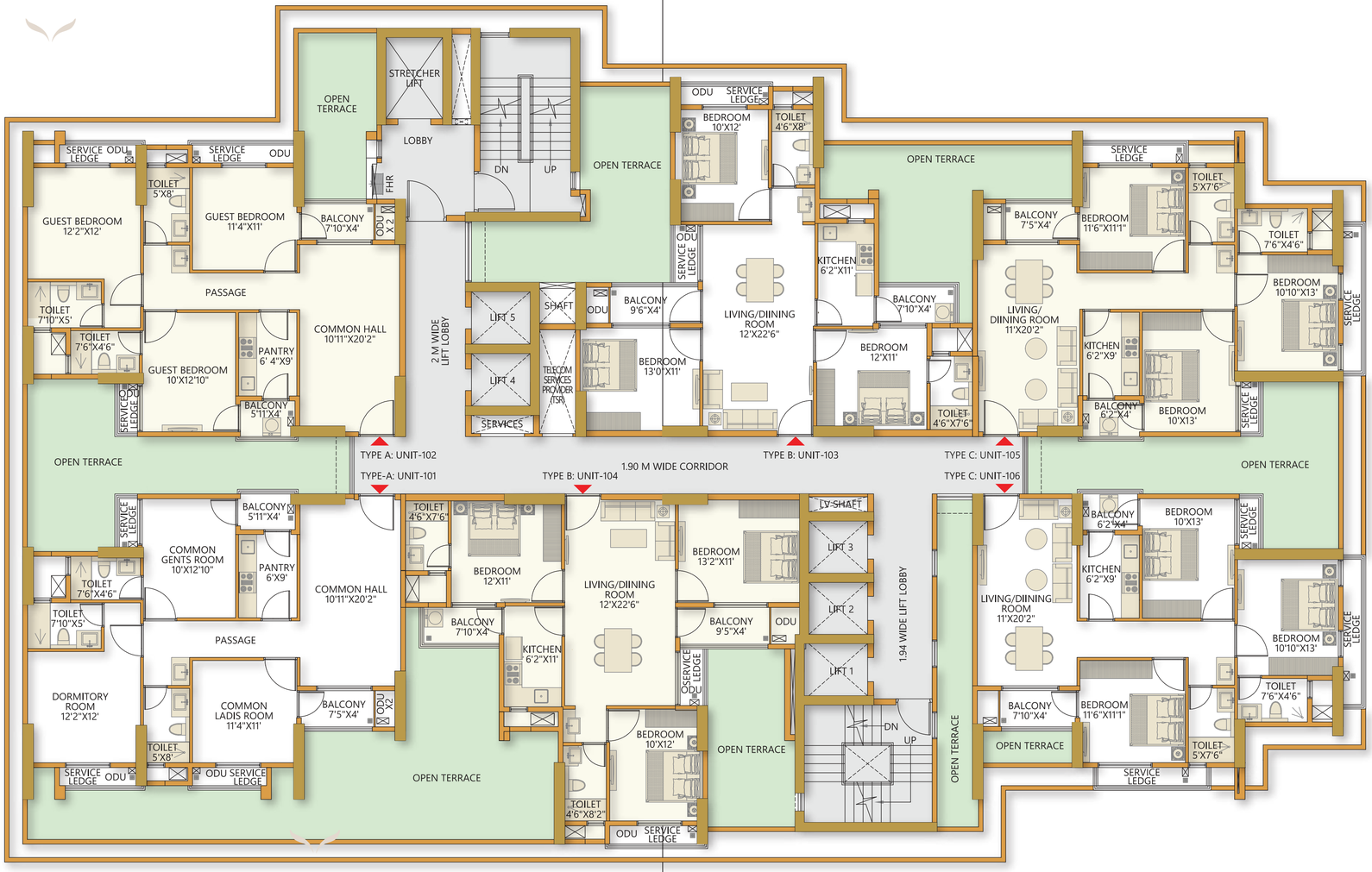


LEGEND:

1. ENTRY & EXIT
2. GUARD ROOM, PUBLIC TOILET & MDF ROOM
3. DROP-OFF POINT
4. ENTRY RAMP
5. EXIT RAMP
6. SHOP UNIT
7. LANDCAPING & OUTDOOR AMENITIES
8. CHILDREN'S PLAY AREA
9. COMMERCIAL SPACE
   - UNISEX SALON
   - LAUNDRY
   - DAILY MART (GROCERY & MEDICINE)
   - VALET PARKING
10. SERVICE YARD
11. INDOOR PLAY AREA
12. MINI THEATRE
13. LIBRARY CUM CO-WORKING SPACE
14. CAFÉ
15. GYM
16. CRÈCHE
17. SOCIETY OFFICE

Not to scale

BLOCK 1 & 2: 1ST FLOOR PLAN



Not to scale

BLOCK 1 & 2: TYPICAL FLOOR PLAN



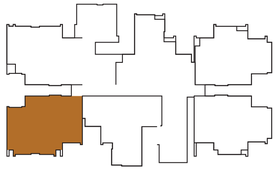
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BLOCK 1 & 2: 16TH FLOOR REFUGE PLAN

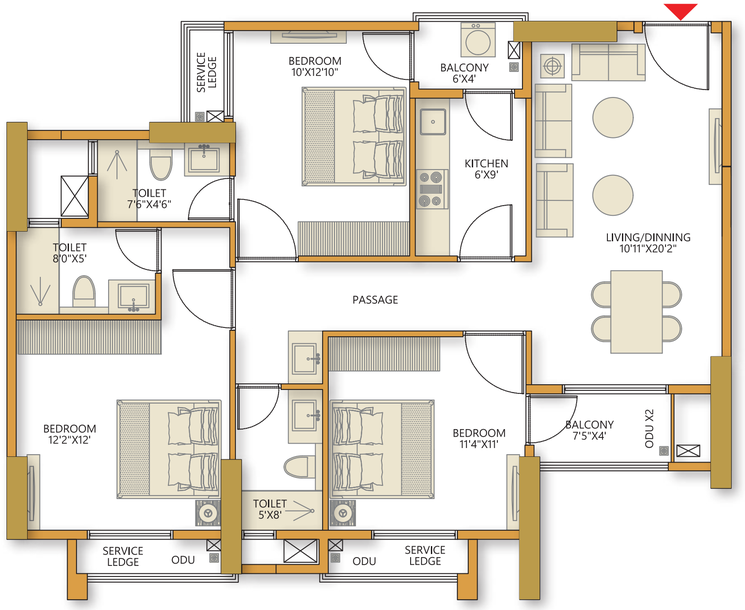


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UNIT TYPE 1 (101 - 2301)
(3B + 3T)



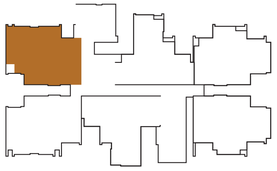
KEY PLAN



Location	Carpet Area (Sq. ft)	Balcony Area (Sq. ft)	Built-up Area (Sq. ft)	Super Built-up Area (Sq. ft)
Tower 1	945	51	1228	1795
Tower 2	935	51	1215	1777

Not to scale

UNIT TYPE 2 (102 - 2302)
(3B + 3T)



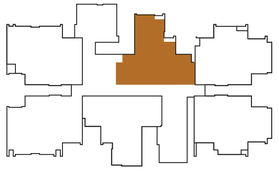
KEY PLAN



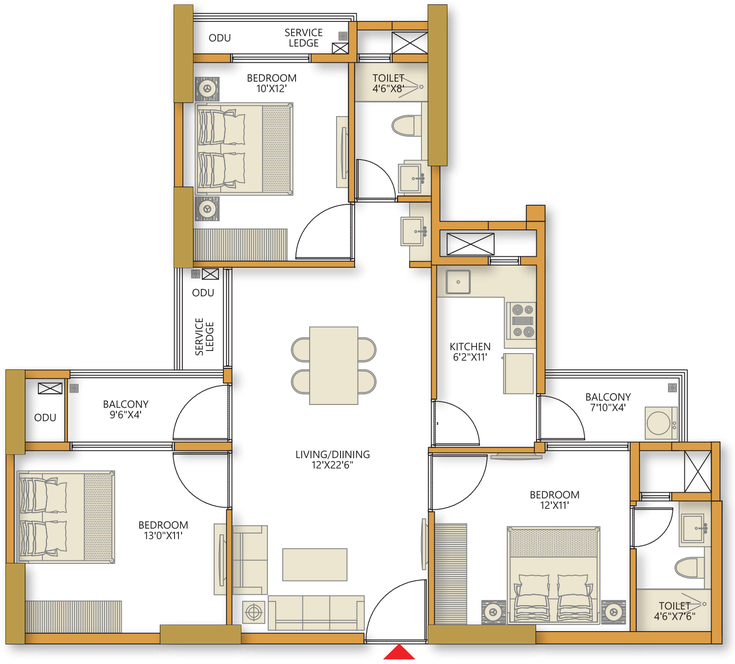
Location	Carpet Area (Sq. ft)	Balcony Area (Sq. ft)	Built-up Area (Sq. ft)	Super Built-up Area (Sq. ft)
Tower 1	945	51	1228	1795
Tower 2	939	51	1221	1784

Not to scale

UNIT TYPE 3 (103 - 2303)
(3B + 2T)



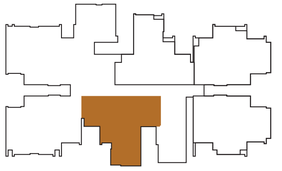
KEY PLAN



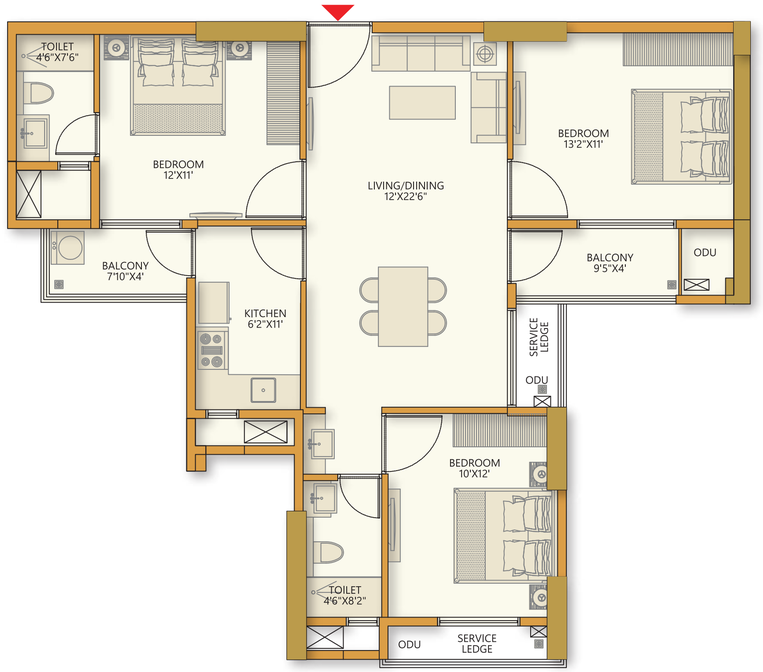
Location	Carpet Area (Sq. ft)	Balcony Area (Sq. ft)	Built-up Area (Sq. ft)	Super Built-up Area (Sq. ft)
Tower 1	852	67	1107	1619
Tower 2	856	67	1113	1626

Not to scale

UNIT TYPE 4 (104 - 2304)
(3B + 2T)



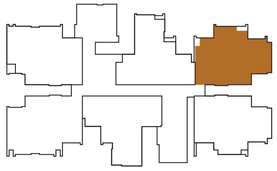
KEY PLAN



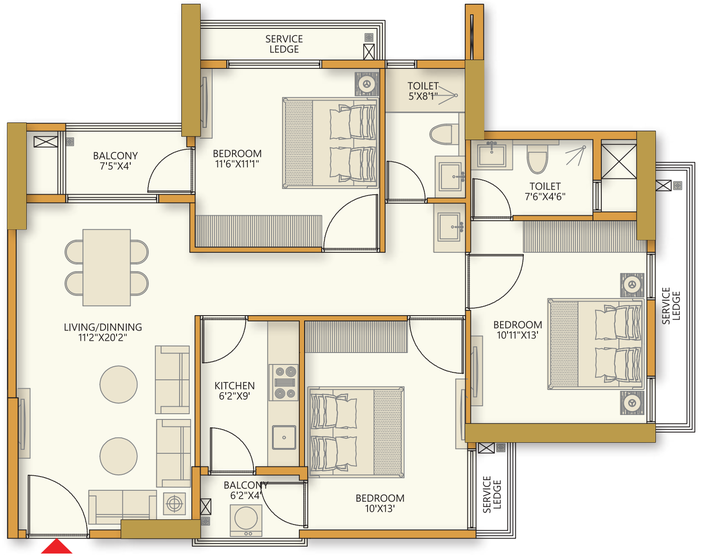
Location	Carpet Area (Sq. ft)	Balcony Area (Sq. ft)	Built-up Area (Sq. ft)	Super Built-up Area (Sq. ft)
Tower 1	854	67	1110	1622
Tower 2	851	67	1106	1617

Not to scale

UNIT TYPE 5 (105 - 2305)
(3B + 2T)



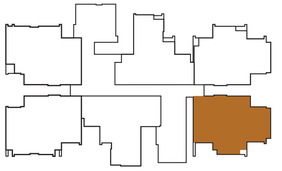
KEY PLAN



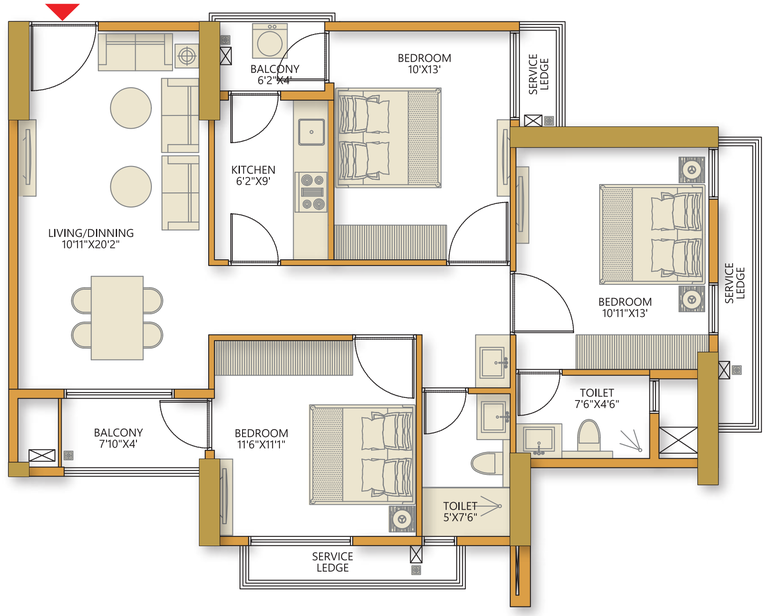
Location	Carpet Area (Sq. ft)	Balcony Area (Sq. ft)	Built-up Area (Sq. ft)	Super Built-up Area (Sq. ft)
Tower 1	858	53	1115	1630
Tower 2	861	53	1119	1636

Not to scale

UNIT TYPE 6 (106 - 2306)
(3B + 2T)



KEY PLAN



Location	Carpet Area (Sq. ft)	Balcony Area (Sq. ft)	Built-up Area (Sq. ft)	Super Built-up Area (Sq. ft)
Tower 1	860	53	1118	1634
Tower 2	861	53	1119	1636

Not to scale

SPECIFICATIONS

STRUCTURE

Earthquake & Fire Resistance

RCC Shear Wall Framed Structure

WALL

Periphery & Internal Reinforced Concrete Wall

FLOORING

Living/Dining/Bedroom: Vitrified Tiles

Toilet/Kitchen/Balcony: Anti skid Ceramic Tiles

Common Area: Vitrified Tiles/Staircase full body tiles

DOORS & WINDOWS

Laminated Flush Door with Solid/Engineered
WPC Frame, SS Hinge, Lock & Tower Bolt of reputed brands
or similar Main door with double lever locks reputed brands

UPVC System Aluminium Window with Wind Load Tested

WALL FINISH

Living/Dining/Bedroom/Balcony: Double coat of putty with single coat of Primer

Kitchen: Provision of Dado 2 ft. above Kitchen Top

Toilet: Provision of vitrified tile wall

KITCHEN

Cooking Platform with Granite Top / Full Body Tile & Equivalent
Stainless steel sink with tap

TOILET

CP Fittings of reputed brand

Sanitary Fittings: Reputed Brand

Concealed & Underslung plumbing work

Provision of Exhaust Fan & Geyser

ELECTRICAL

Concealed Wiring & Modular Switches of Reputed Brand
Provision of AC point & TV point in all Bedrooms & Living Room.
Provision of Power Back up

COLOUR

Internal: Double Coat with Wall Putty
External: Weather resistance paint

SECURITY

Gated Security System
Intercom Facilities & CCTV Surveillance
ICT Room to be provided

LIFT

Passenger & Streicher Lift

BALCONY

MS/GI Railing

THOUGHTFUL FACILITIES
THAT BRING NEIGHBOURS CLOSER!

PARKING & UTILITY ESSENTIALS

- Two-level basement parking
- Multi-level car parking (Ground + 3 levels)
- Dedicated visitor parking zone
- Staff parking within MLCP
- EV charging points
- 40 ft-wide approach road for smooth entry & exit
- Grand drop-off zones at both towers

ECO & SUSTAINABILITY FEATURES

- Rainwater harvesting
- Sewage treatment plant with recycled water for flushing & landscaping
- Solar panels for common-area power
- Solar water heating system
- Low water-consumption fittings
- Organic waste converter
- Permeable paving for groundwater recharge

SAFETY & INFRASTRUCTURE READINESS

- Fire safety systems as per ODA norms
- Gated community with 24/7 security
- CCTV coverage at key locations
- Separate service yards
- Power backup for essentials (DG systems)
- Wide internal roads & driveways
- Dormitary & guest room


YOUR NEXT CHAPTER
OF NEIGHBOURLY LIVING
BEGINS HERE!
SCAN FOR WALKTHROUGH
Artist's Impression