



Corporate Office:
22, Prince Anwar Shah Road,
Merlin Oxford, 2nd Floor,
Kolkata - 700033 | PH - 033 4015 4545

LAK  SCAPE

Site office: Merlin Lakescape,
Chapna Patarghata Road, Rajarhat
Kolkata- 700 135
Landmark: Shapoorji Bus stop

Scan for more details:

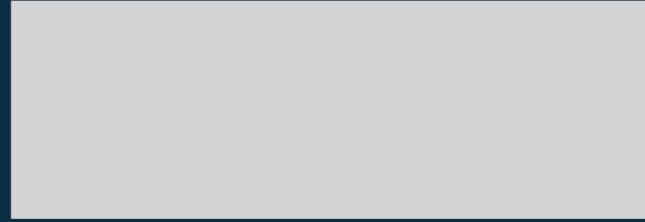


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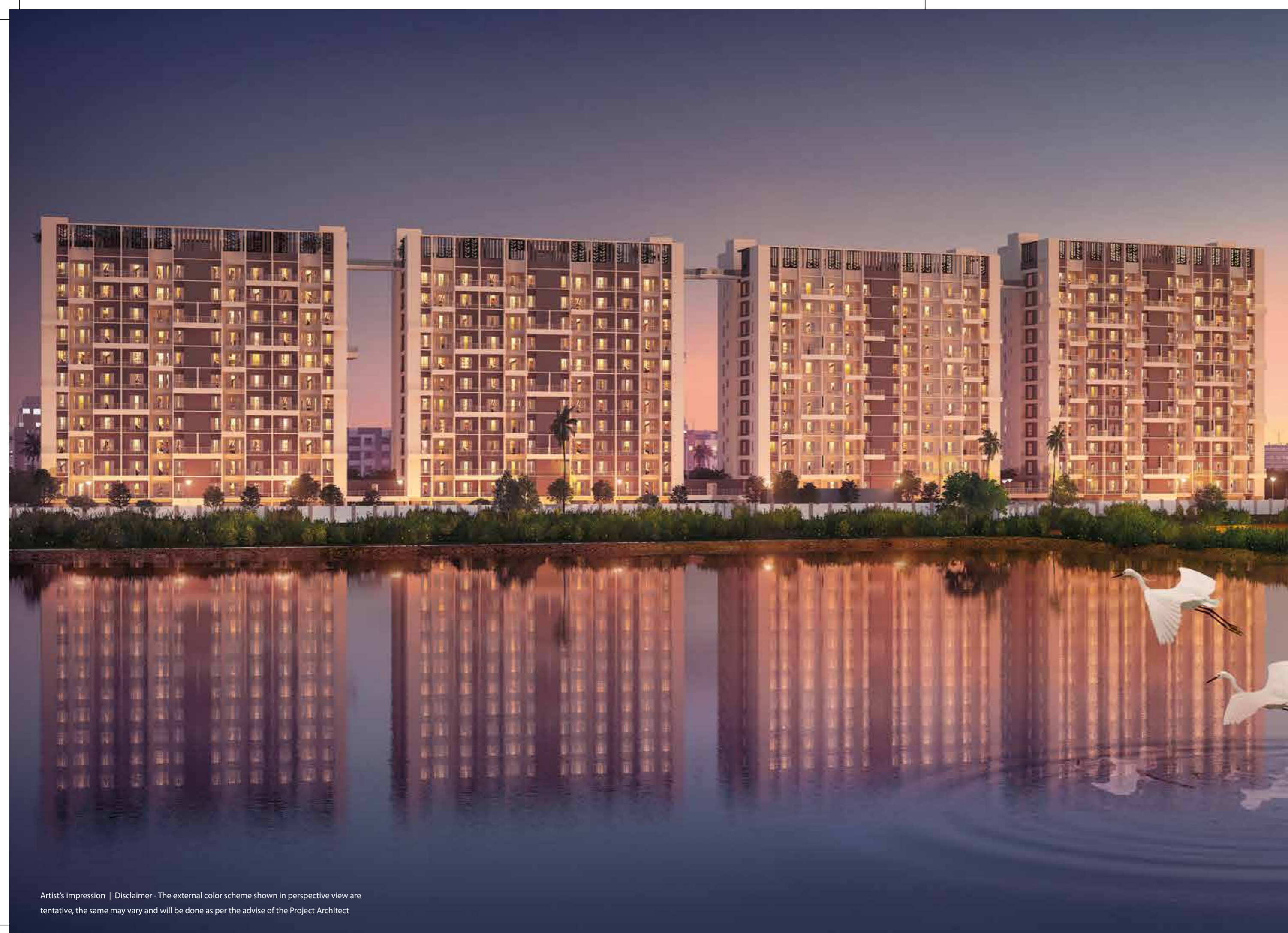
CONVENIENTLY TRANQUIL

MERLIN
LAK  SCAPE



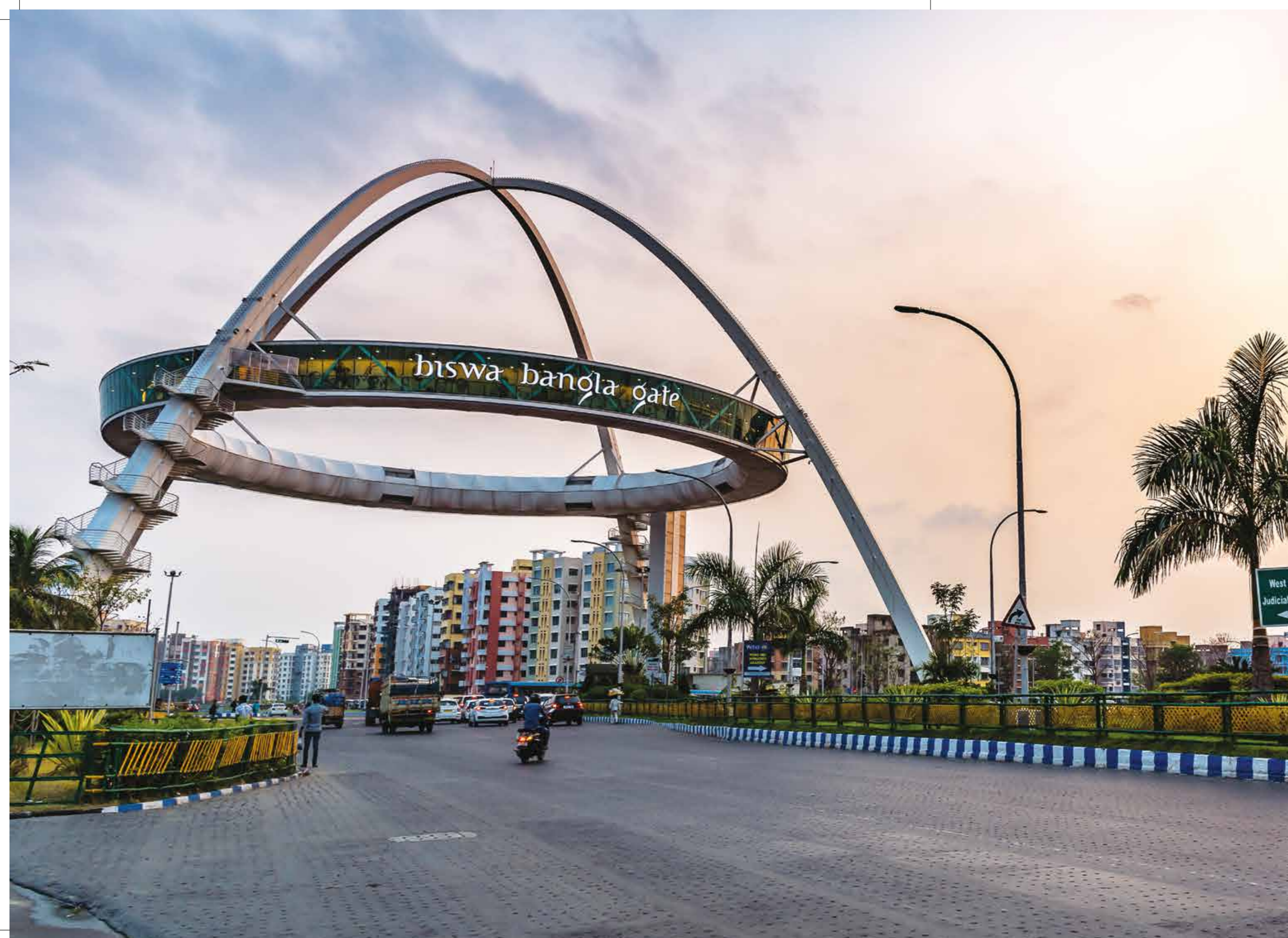
M A K E A M A J E S T I C L A K E Y O U R N E I G H B O U R





WHERE A MAGNIFICENT LAKE GREET'S YOU EVERYDAY

The perfect residence for those wishing to live an easy life in its natural elegance and modern comfort, Merlin Lakescape is gracefully located right beside a magnificent lake of tranquil vastness. Live in a home overlooking a pristine natural splendour.



WHERE YOU LIVE, WORK, THRIVE IN THE TECH HEARTLAND

Located strategically at Rajarhat, the IT Capital of Eastern India, Lakescape spreads over 3.98 Acres. With Commercial Hubs, Hospitals, Educational Institutions and Entertainment Zones, this is the phase of technologically advanced Kolkata the IT Hub. Lakescape adds to the demography where moving between work and play is easy feat.



WHERE MODERN LIVING IS AFFORDABLE

Kolkata being the cultural capital has the best mind residing in town. Lakescape is a thoughtfully designed address which makes affordability new age luxury. Make the fondest memories a place which makes you believe that your biggest achievement is worth the effort you put in every walk of life. Feel arrived at Merlin Lakescape.



WHERE YOUR EVERY NEED IS ANSWERED

CONNECTIVITY

Located at the heart of Rajarhat, the bustling IT hotspot in Kolkata, Lakescape is in proximity to every convenience needed for a smooth and agile urban life.
Newtown Bus Stand - 6.7 km | ECO Park Metro - 8.2 km | Airport - 13.4 km



MAP NOT TO SCALE



HOSPITALS

Be prepared for medical emergencies with quality healthcare within neighbourhood.

- Tata Medical Centre - 6 km
- Ohio Hospital - 6.1 km
- Bhagirathi Neotia Woman and Child Care Centre - 6.2 km



SHOPPING MALLS

Your daily dose of entertainment would no more need long travel time.

- Downtown Mall - 4.9 km
- Axis Mall - 7.3 km
- Central - 7.8 km
- City Centre II - 12.3 km



SCHOOLS & COLLEGES

Reputed Educational institutions is a part of your neighbourhood which only adds to your convenience.

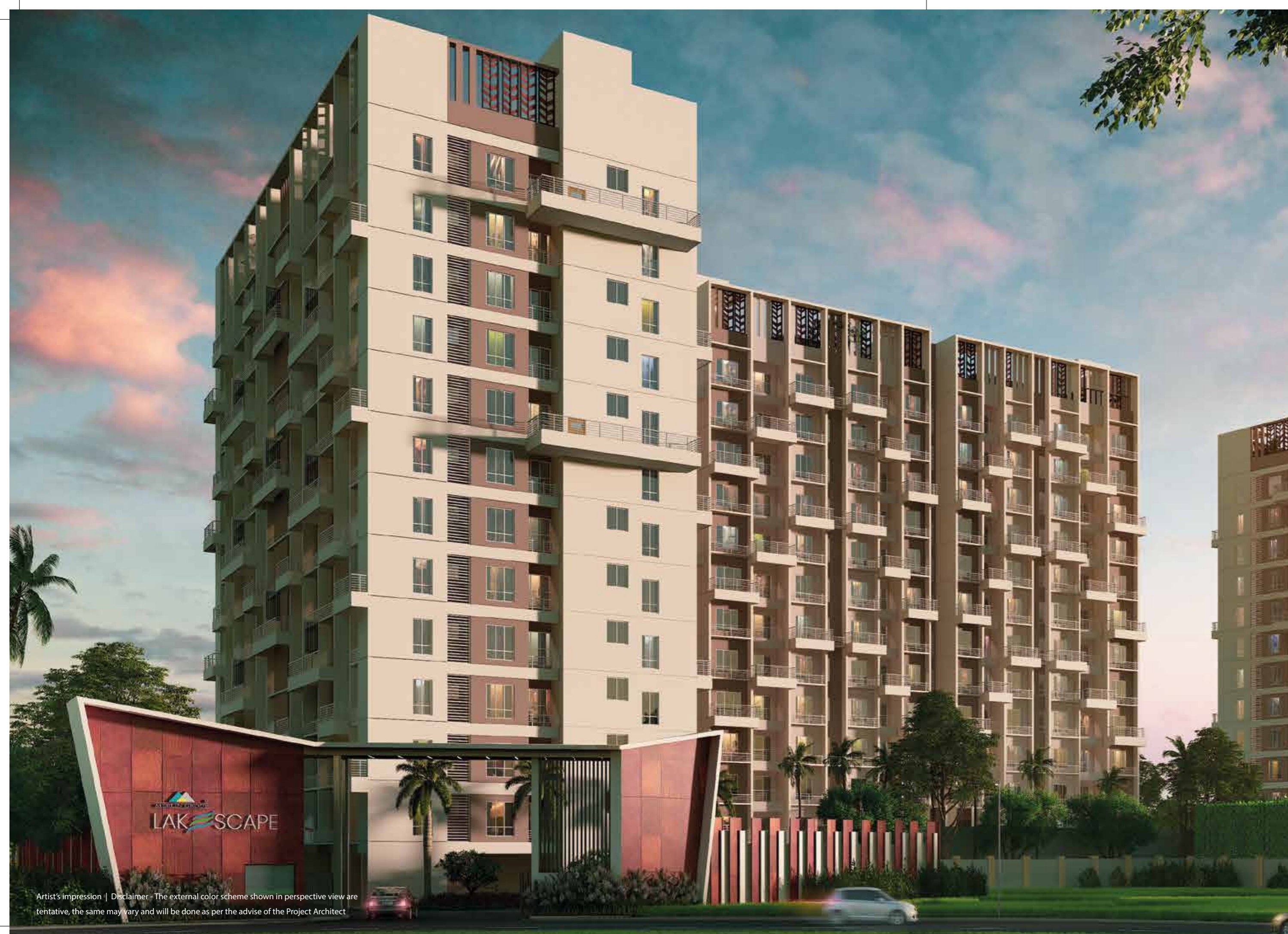
- West Bengal Judicial Academy - 3.3 km
- Army Institute of Management - 3.1 km
- DVC Training Campus - 3.6 km
- St. Xavier's University - 3.8 km
- University of Engineering and Management (New Town) - 3.4 km
- Delhi Public School (Mega City) - 4.5 km
- Aliah University - 5.7 km
- Narayana School (New Town) - 6 km



IT ESTABLISHMENTS

Strategically well connected by transport and communication networks ensure more leisure time with your family.

- Shapoorji Pallonji IT Park & Shopping Complex - 1.2 km
- Wipro - 2.3 km
- IITC - 4.4 km
- Infosys - 4.7 km
- Unitech Infospace - 7 km



WHERE EVERYTHING YOU ARE
LOOKING FOR IS LOOKING FOR YOU

Merlin Lakescape has been thoughtfully designed to make your home an abode of peace and tranquility. Leave the stress outside the boundaries as you step into the peace Haven. Equipped with modern facilities, Merlin Lakescape becomes your ownership pride. The elegant roof is meticulously designed following the iconic European style which adds to the aesthetics and style.

Highlights	Apartment Types
Total land area: 3.98 Acres	3 BHK (RERA BU Area excluding open terrace 770 Sq. Ft.)
Total No. of towers: 6	2 BHK (RERA BU Area excluding open terrace 662 Sq. Ft. onwards)
Total No. of flats: 552	1.5 BHK (RERA BU Area excluding open terrace 490 Sq. Ft.)
Height of the buildings: 3 towers as B+G+12 and 3 towers as G+11	

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

SOCIALIZE & UNWIND AT THE AQUALUXE

A plush clubhouse AQUALUXE is all about unwinding in style and solitude.
Aqualuxe is your destination whether you want to be all by yourself
reminiscing or socialising with your family, friends or neighbours.
The clubhouse is a hub for all recreational activities.

AQUALUXE

BANQUET HALL

Make unforgettable memories which you would want to relive for a lifetime.
The banquet hall is a perfect location for you to keep your beautiful and special moments captured.

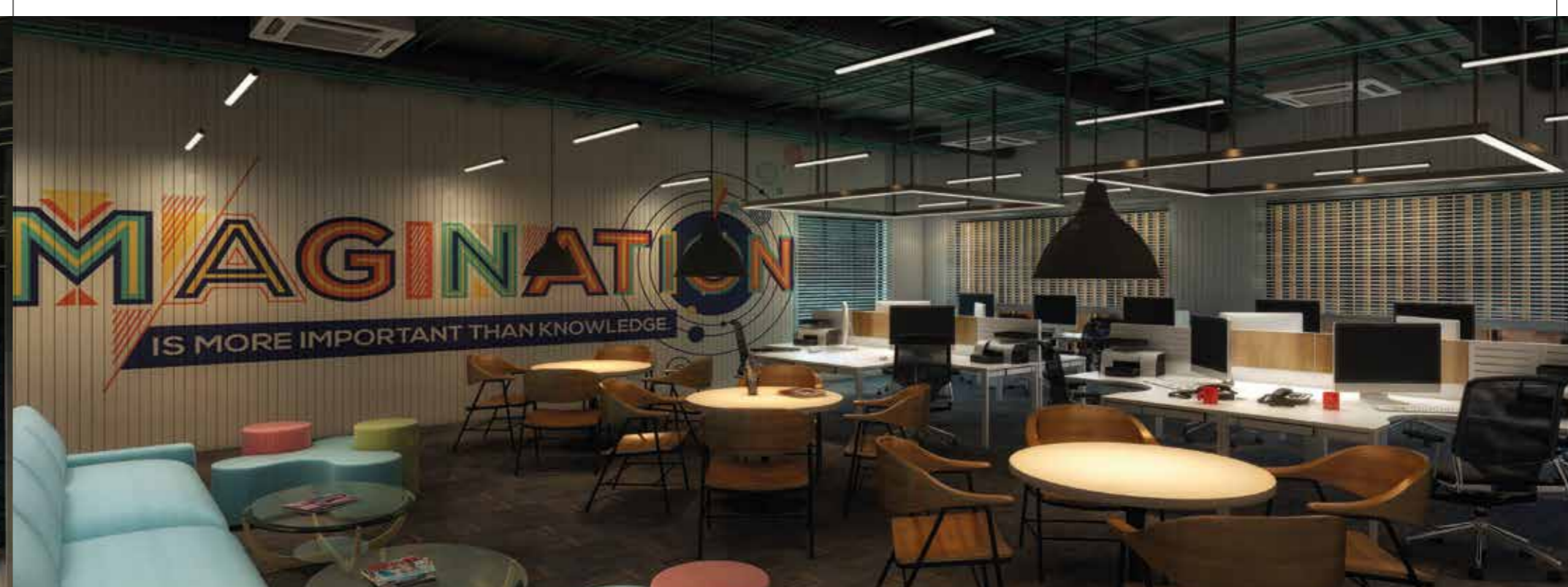


Disclaimer - The views shown here are artistic impression which may vary as per final advise of project and interior architect.



INDOOR GAMES ROOM

Excuses should not come in to escape leisure. So take a break from stress and indulge in some gaming activities at the Indoor Games Room.



CO-WORKING SPACE

No matter what they say, work requires a calm and composing ambience. The Co-Working Space will truly live up to this expectation.



CRÈCHE & KID'S PLAY ZONE

Your precious bundle of joy deserves utmost love. You can rely on the Crèche & Kid's Play Zone for taking care of your little one.



MINI THEATRE

Movies are more entertaining on a big screen, isn't it? What makes it exciting is having one at home even without stepping out of the premise.



GYMNASIUM

Fitness goals should never take a back seat. Renew your passion to get in shape at the gymnasium.



SWIMMING POOL

Summers are going to be more fun than ever with the Swimming Pool, Kids Pool and Jacuzzi. Create a perfect space for quality family time.

*Changing Room & Toilet Provided.

OUTDOOR & ROOFTOP AMENITIES



Multipurpose Lawn

Take a walk, play with your kids or go for a refreshing evening ride on your bicycle in the Multipurpose Lawn.



Jogging track

Forget compromising on your fitness goals. Make a visit to the Jogging Track your daily ritual.



Yoga Deck

Calm yourself and indulge in wellbeing at the Yoga deck. Life is peaceful when you delve within.



Sunken deck

Your search for peace and relaxation ends here at the Sunken Deck where the view is mesmerises you.



Board game zone

Allow your mind to engage in amusing gameplay with our special Board game zone. Keeping your focus laser sharp it's always get to keep your mind refreshed.



Rooftop half Basketball court

Shooting the ball in the basket becomes all the more interesting when it's surrounded by such an amazing view around. We give you not just a basketball court but one on the rooftop.



Party lawn with BBQ zone

Party Lawn with BBQ zone would set vibe right. The smell of barbeque just makes it better.



Kids Play Zone

Kids should get the space to play to their heart's content. Watch them engage in fun and frolics at the Kids Play Area.

SPECIFICATION

STRUCTURE:

Structure designed following the IS code; External Wall RCC; Internal wall RCC or RCC & AAC block combined as per the design.

BUILDING ENVELOPE:

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

LIVING/DINING ROOM:

FLOORING

Vitrified Tiles

WALL

Putty

CEILING

Putty

DOORS

Wooden frame with laminated flush door.

HARDWARE & FITTINGS

Branded locks and hardware fittings of Dorset or equivalent make.

WINDOWS

Aluminium powder coated Windows with glass panes

ELECTRICAL

Modular Switches of Havells/Great White/North-west or equivalent make with Copper Wiring

BEDROOM:

FLOORING

Vitrified Tiles

WALL

Putty

CEILING

Putty

DOORS

Wooden Frame with Commercial Flush Door with Primer Coat

HARDWARE & FITTINGS

Branded locks and hardware fittings of Dorset or equivalent 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

Provision for Split AC Points in all Bedrooms & Living/Dining (Only Electrical Points)

OPEN TERRACE:

FLOORING

Matt finish Ceramic Tiles

WALL

Exterior paint

DOOR

Aluminium powder coated Door with glass panes

RAILING

M.S Railing

BALCONY:

FLOORING

Vitrified Tiles

WALL

Exterior paint

CEILING

Exterior paint

DOOR

Aluminium powder coated Door with glass panes

RAILING

M.S Railing

KITCHEN:

FLOORING

Vitrified Tiles

WALL

Ceramic Tiles dado up to 2 Feet height above the counter. Putty finish on rest of the wall

CEILING

Putty

DOOR

Wooden Frame with Commercial Flush Door

HARDWARE & FITTINGS

WINDOW

Branded locks and hardware fittings of Dorset or equivalent make

COUNTER

Aluminium powder coated Windows with glass panes and provision for exhaust fan.

PLUMBING

Granite Slab

ELECTRICAL

Stainless Steel Sink

Modular Switches of Havells/Great White/North-west or equivalent make with Copper Wiring

TOILETS:

FLOORING

Anti-skid Ceramic Tiles

WALL

Ceramic Tiles up to lintel height

CEILING

Putty

DOOR

Wooden Frame with Commercial Flush Door

HARDWARE & FITTINGS

Branded locks and hardware fittings of Dorset or equivalent make

WINDOW

Aluminium powder coated Windows with glass panes and provision for exhaust fan

SANITARY WARE

Hindware/Kohler/Jaquar 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

Partial False Ceiling with Light fixtures

TYPICAL FLOOR LOBBY:

FLOORING

Vitrified Tiles

WALL

Combination of Tiles & Paint

CEILING

Putty

LIFTS:

Otis/Schindler/Kone or Equivalent make

24X7 SECURITY AND

FIRE PREVENTION:

Fire detection & protection system as per recommendation of WestBengal Fire & Emergency Services; Limited Power back-up to run Lights,Fans & Refrigerator only; 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 Renewable energy

HEALTH & SAFETY:

24 hour treated water supply through Water Treatment Plant; Waterproofing wherever necessary Automatic changeover system for DGs; Sufficient project illumination through compound & street lighting inside the complex

MASTER PLAN

GROUND LEVEL WITH FLAT



INDEX

- 1.5 BHK + 1TOI
- 2 BHK + 2TOI
- 3 BHK + 2TOI

LEGENDS

GROUND LEVEL

- | | |
|------------------------|----------------------------|
| 1. ENTRY/EXIT GATE | 7. BARBEQUE ZONE |
| 2. KIDS PLAY AREA | 8. JOGGING TRACK |
| 3. OUTDOOR FITNESS | 9. COVERED CAR PARKING |
| 4. ACCUPRESSURE COURT | 10. MULTILEVEL CAR PARKING |
| 5. SENIOR CITIZEN AREA | 11. OPEN CAR PARKING |
| 6. MULTIPURPOSE LAWN | |

SITE PLAN WITH TERRACE



LEGENDS

TERRACE LEVEL

- | | |
|----------------------------------|--|
| 1. BBQ DECK & ROOFTOP PARTY ZONE | 13. AMPHITHEATRE |
| 2. GAZEBO | 14. FLOWER GARDEN |
| 3. MEDITATION DECK | 15. VIEWING DECK |
| 4. YOGA DECK | 16. SUNKEN DECK |
| 5. AROMA GARDEN | 17. GREEN LAWN WITH REFLEXOLOGY PATH |
| 6. BASKETBALL COURT | 18. SENIOR CITIZEN AREA |
| 7. KIDS PLAY AREA | 19. COVERED SEATING DECK |
| 8. FITNESS ZONE | 20. BOARD GAME ZONE |
| 9. FLOATING DECK | 21. SEASONAL FLOWER GARDEN |
| 10. NIGHT LIT DECK | 22. SWIMMING POOL, KIDS POOL & JACUZZI |
| 11. HERB GARDEN | 23. CONNECTING BRIDGE (SKYWALK) |
| 12. SCULPTURE COURT | |

FLOOR PLANS & ISOMETRIC VIEW



FLOOR PLAN | REVO (BLOCK1): 1st Floor

REVO (BLOCK 1) 1st Floor Plan							
Unit Info		RERA BU Area (Sq. Ft)	RERA Carpet Area (Sq. Ft)	RERA C.B. Carpet Area (Sq. Ft)	RERA Balcony BU Area (Sq. Ft)	Open Terrace BU Area (Sq. Ft)	Total Chargeable Area (Sq. Ft)
Flat No.	Flat Type						
A	3BHK+2TOI	770	632	10	50	0	770
B	2BHK+2TOI	662	532	10	50	0	662
C	2BHK+2TOI	662	532	10	50	0	662
D	3BHK+2TOI	770	632	10	50	0	770
E	2BHK+2TOI	677	559	0	40	347	851
F	1.5BHK+1TOI	490	401	0	26	230	605
G	1.5BHK+1TOI	490	401	0	26	230	605
H	2BHK+2TOI	677	559	0	40	347	851

- *RERA Built Up area includes carpet area of the unit, cupboard, balcony & the wall area covering the unit, excluding open terrace BU area.
- *The total chargeable area includes RERA Built Up area and 50% of the open terrace BU area.
- *RERA carpet area excludes RERA cupboard carpet area. All RERA carpet area considered excluding finishes.

Disclaimer : The dimension in the floor plans are shown as estimated. The dimensions which 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.



FLOOR PLAN | REVO (BLOCK 1): 2nd Floor

REVO (BLOCK 1) 2nd floor plan							
Unit Info		RERA BU Area (Sq. Ft)	RERA Carpet Area (Sq. Ft)	RERA C.B. Carpet Area (Sq. Ft)	RERA Balcony BU Area (Sq. Ft)	Open Terrace BU Area (Sq. Ft)	Total Chargeable Area (Sq. Ft)
Flat No.	Flat Type						
A	3BHK+2TOI	770	632	10	50	40	790
B	2BHK+2TOI	662	532	10	50	41	683
C	2BHK+2TOI	662	532	10	50	41	683
D	3BHK+2TOI	770	632	10	50	40	790
E	2BHK+2TOI	677	559	0	40	0	677
F	1.5BHK+1TOI	490	401	0	26	0	490
G	1.5BHK+1TOI	490	401	0	26	0	490
H	2BHK+2TOI	677	559	0	40	0	677

- *RERA Built Up area includes carpet area of the unit, cupboard, balcony & the wall area covering the unit, excluding open terrace BU area.
- *The total chargeable area includes RERA Built Up area and 50% of the open terrace BU area.
- *RERA carpet area excludes RERA cupboard carpet area. All RERA carpet area considered excluding finishes.



FLOOR PLAN | REVO (BLOCK 1): 3rd Floor

REVO (BLOCK 1) 3rd Floor Plan							
Unit Info		RERA BU Area (Sq. Ft)	RERA Carpet Area (Sq. Ft)	RERA C.B. Carpet Area (Sq. Ft)	RERA Balcony BU Area (Sq. Ft)	Open Terrace BU Area (Sq. Ft)	Total Chargeable Area (Sq. Ft)
Flat No.	Flat Type						
A	3BHK+2TOI	770	632	10	50	53	797
B	2BHK+2TOI	662	532	10	50	53	689
C	2BHK+2TOI	662	532	10	50	53	689
D	3BHK+2TOI	770	632	10	50	53	797
E	2BHK+2TOI	677	559	0	40	0	677
F	1.5BHK+1TOI	490	401	0	26	0	490
G	1.5BHK+1TOI	490	401	0	26	0	490
H	2BHK+2TOI	677	559	0	40	0	677

- *RERA Built Up area includes carpet area of the unit, cupboard, balcony & the wall area covering the unit, excluding open terrace BU area.
- *The total chargeable area includes RERA Built Up area and 50% of the open terrace BU area.
- *RERA carpet area excludes RERA cupboard carpet area. All RERA carpet area considered excluding finishes.



FLOOR PLAN | REVO (BLOCK 1): 4th, 7th & 10th Floor

REVO (BLOCK 1) Typical floor plan (4th, 7th & 10th Floor)							
Unit Info		RERA BU Area (Sq. Ft)	RERA Carpet Area (Sq. Ft)	RERA C.B. Carpet Area (Sq. Ft)	RERA Balcony BU Area (Sq. Ft)	Open Terrace BU Area (Sq. Ft)	Total Chargeable Area (Sq. Ft)
Flat No.	Flat Type						
A	3BHK+2TOI	770	632	10	50	59	800
B	2BHK+2TOI	662	532	10	50	59	692
C	2BHK+2TOI	662	532	10	50	59	692
D	3BHK+2TOI	770	632	10	50	59	800
E	2BHK+2TOI	677	559	0	40	58	706
F	1.5BHK+1TOI	490	401	0	26	44	512
G	1.5BHK+1TOI	490	401	0	26	44	512
H	2BHK+2TOI	677	559	0	40	58	706

- *RERA Built Up area includes carpet area of the unit, cupboard, balcony & the wall area covering the unit, excluding open terrace BU area.
- *The total chargeable area includes RERA Built Up area and 50% of the open terrace BU area.
- *RERA carpet area excludes RERA cupboard carpet area. All RERA carpet area considered excluding finishes.



FLOOR PLAN | REVO (BLOCK 1): 5th, 8th & 11th Floor

REVO (BLOCK 1) Typical floor plan (5th, 8th & 11th Floor)							
Unit Info		RERA BU Area (Sq. Ft)	RERA Carpet Area (Sq. Ft)	RERA C.B. Carpet Area (Sq. Ft)	RERA Balcony BU Area (Sq. Ft)	Open Terrace BU Area (Sq. Ft)	Total Chargeable Area (Sq. Ft)
Flat No.	Flat Type						
A	3BHK+2TOI	770	632	10	50	40	790
B	2BHK+2TOI	662	532	10	50	41	683
C	2BHK+2TOI	662	532	10	50	41	683
D	3BHK+2TOI	770	632	10	50	40	790
E	2BHK+2TOI	677	559	0	40	54	704
F	1.5BHK+1TOI	490	401	0	26	37	509
G	1.5BHK+1TOI	490	401	0	26	37	509
H	2BHK+2TOI	677	559	0	40	54	704

- *RERA Built Up area includes carpet area of the unit, cupboard, balcony & the wall area covering the unit, excluding open terrace BU area.
- *The total chargeable area includes RERA Built Up area and 50% of the open terrace BU area.
- *RERA carpet area excludes RERA cupboard carpet area. All RERA carpet area considered excluding finishes.

FLOOR PLAN | RIO (BLOCK 2) & RAYAN (BLOCK 3A): 1st FLOOR PLAN



FLOOR PLAN | REVO (BLOCK 1): 6th, 9th & 12th Floor

REVO (BLOCK 1) Typical floor plan (6th, 9th & 12th Floor)							
Unit Info		RERA BU Area (Sq. Ft)	RERA Carpet Area (Sq. Ft)	RERA C.B. Carpet Area (Sq. Ft)	RERA Balcony BU Area (Sq. Ft)	Open Terrace BU Area (Sq. Ft)	Total Chargeable Area (Sq. Ft)
A	3BHK+2TOI	770	632	10	50	53	797
B	2BHK+2TOI	662	532	10	50	53	689
C	2BHK+2TOI	662	532	10	50	53	689
D	3BHK+2TOI	770	632	10	50	53	797
E	2BHK+2TOI	677	559	0	40	55	705
F	1.5BHK+1TOI	490	401	0	26	50	515
G	1.5BHK+1TOI	490	401	0	26	50	515
H	2BHK+2TOI	677	559	0	40	55	705

- *RERA Built Up area includes carpet area of the unit, cupboard, balcony & the wall area covering the unit, excluding open terrace BU area.
- *The total chargeable area includes RERA Built Up area and 50% of the open terrace BU area.
- *RERA carpet area excludes RERA cupboard carpet area. All RERA carpet area considered excluding finishes.



RIO (BLOCK 2) 1st Floor Plan							
Unit Info		RERA BU Area (Sq. Ft)	RERA Carpet Area (Sq. Ft)	RERA C.B. Carpet Area (Sq. Ft)	RERA Balcony BU Area (Sq. Ft)	Open Terrace BU Area (Sq. Ft)	Total Chargeable Area (Sq. Ft)
A	3BHK+2TOI	770	632	10	50	0	770
B	2BHK+2TOI	662	532	10	50	0	662
C	2BHK+2TOI	662	532	10	50	0	662
D	3BHK+2TOI	770	632	10	50	0	770
E	2BHK+2TOI	677	559	0	40	347	851
F	1.5BHK+1TOI	490	401	0	26	230	605
G	1.5BHK+1TOI	490	401	0	26	230	605
H	2BHK+2TOI	677	559	0	40	347	851

RAYAN (BLOCK 3A) 1st Floor Plan							
Unit Info		RERA BU Area (Sq. Ft)	RERA Carpet Area (Sq. Ft)	RERA C.B. Carpet Area (Sq. Ft)	RERA Balcony BU Area (Sq. Ft)	Open Terrace BU Area (Sq. Ft)	Total Chargeable Area (Sq. Ft)
A	3BHK+2TOI	770	632	10	50	0	770
B	2BHK+2TOI	662	532	10	50	0	662
C	2BHK+2TOI	662	532	10	50	0	662
D	3BHK+2TOI	770	632	10	50	366	953
E	2BHK+2TOI	677	559	0	40	347	851
F	1.5BHK+1TOI	490	401	0	26	230	605
G	1.5BHK+1TOI	490	401	0	26	230	605
H	2BHK+2TOI	677	559	0	40	347	851

- *RERA Built Up area includes carpet area of the unit, cupboard, balcony & the wall area covering the unit, excluding open terrace BU area.
- *The total chargeable area includes RERA Built Up area and 50% of the open terrace BU area.
- *RERA carpet area excludes RERA cupboard carpet area. All RERA carpet area considered excluding finishes.

FLOOR PLAN | RIO (BLOCK 2) & RAYAN (BLOCK 3A): 2nd FLOOR PLAN



RIO (BLOCK 2) & RAYAN (BLOCK 3A) 2nd Floor Plan							
Unit Info		RERA BU Area (Sq. Ft)	RERA Carpet Area (Sq. Ft)	RERA C.B. Carpet Area (Sq. Ft)	RERA Balcony BU Area (Sq. Ft)	Open Terrace BU Area (Sq. Ft)	Total Chargeable Area (Sq. Ft)
Flat No.	Flat Type						
A	3BHK+2TOI	770	632	10	50	40	790
B	2BHK+2TOI	662	532	10	50	41	683
C	2BHK+2TOI	662	532	10	50	41	683
D	3BHK+2TOI	770	632	10	50	40	790
E	2BHK+2TOI	677	559	0	40	0	677
F	1.5BHK+1TOI	490	401	0	26	0	490
G	1.5BHK+1TOI	490	401	0	26	0	490
H	2BHK+2TOI	677	559	0	40	0	677

- RERA Built Up area includes carpet area of the unit, cupboard, balcony & the wall area covering the unit, excluding open terrace BU area.
- The total chargeable area includes RERA Built Up area and 50% of the open terrace BU area.
- RERA carpet area excludes RERA cupboard carpet area. All RERA carpet area considered excluding finishes.

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FLOOR PLAN | RIO (BLOCK 2) & RAYAN (BLOCK 3A): 3rd FLOOR PLAN



RIO (BLOCK 2) & RAYAN (BLOCK 3A) 3rd Floor Plan							
Unit Info		RERA BU Area (Sq. Ft)	RERA Carpet Area (Sq. Ft)	RERA C.B. Carpet Area (Sq. Ft)	RERA Balcony BU Area (Sq. Ft)	Open Terrace BU Area (Sq. Ft)	Total Chargeable Area (Sq. Ft)
Flat No.	Flat Type						
A	3BHK+2TOI	770	632	10	50	53	797
B	2BHK+2TOI	662	532	10	50	53	689
C	2BHK+2TOI	662	532	10	50	53	689
D	3BHK+2TOI	770	632	10	50	53	797
E	2BHK+2TOI	677	559	0	40	0	677
F	1.5BHK+1TOI	490	401	0	26	0	490
G	1.5BHK+1TOI	490	401	0	26	0	490
H	2BHK+2TOI	677	559	0	40	0	677

- RERA Built Up area includes carpet area of the unit, cupboard, balcony & the wall area covering the unit, excluding open terrace BU area.
- The total chargeable area includes RERA Built Up area and 50% of the open terrace BU area.
- RERA carpet area excludes RERA cupboard carpet area. All RERA carpet area considered excluding finishes.

Disclaimer : The dimension in the floor plans are shown as estimated. The dimensions which 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.

FLOOR PLAN | RIO (BLOCK 2) & RAYAN (BLOCK 3A): 4th, 7th & 10th FLOOR PLAN



Unit Info		RERA BU Area (Sq. Ft)	RERA Carpet Area (Sq. Ft)	RERA C.B. Carpet Area (Sq. Ft)	RERA Balcony BU Area (Sq. Ft)	Open Terrace BU Area (Sq. Ft)	Total Chargeable Area (Sq. Ft)
Flat No.	Flat Type						
A	3BHK+2TOI	770	632	10	50	59	800
B	2BHK+2TOI	662	532	10	50	59	692
C	2BHK+2TOI	662	532	10	50	59	692
D	3BHK+2TOI	770	632	10	50	59	800
E	2BHK+2TOI	677	559	0	40	58	706
F	1.5BHK+1TOI	490	401	0	26	44	512
G	1.5BHK+1TOI	490	401	0	26	44	512
H	2BHK+2TOI	677	559	0	40	58	706

- *RERA Built Up area includes carpet area of the unit, cupboard, balcony & the wall area covering the unit, excluding open terrace BU area.
- *The total chargeable area includes RERA Built Up area and 50% of the open terrace BU area.
- *RERA carpet area excludes RERA cupboard carpet area. All RERA carpet area considered excluding finishes.

Disclaimer : The dimension in the floor plans are shown as estimated. The dimensions which 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.

FLOOR PLAN | RIO (BLOCK 2) & RAYAN (BLOCK 3A): 5th, 8th & 11th FLOOR PLAN



Unit Info		RERA BU Area (Sq. Ft)	RERA Carpet Area (Sq. Ft)	RERA C.B. Carpet Area (Sq. Ft)	RERA Balcony BU Area (Sq. Ft)	Open Terrace BU Area (Sq. Ft)	Total Chargeable Area (Sq. Ft)
Flat No.	Flat Type						
A	3BHK+2TOI	770	632	10	50	40	790
B	2BHK+2TOI	662	532	10	50	41	683
C	2BHK+2TOI	662	532	10	50	41	683
D	3BHK+2TOI	770	632	10	50	40	790
E	2BHK+2TOI	677	559	0	40	54	704
F	1.5BHK+1TOI	490	401	0	26	37	509
G	1.5BHK+1TOI	490	401	0	26	37	509
H	2BHK+2TOI	677	559	0	40	54	704

- *RERA Built Up area includes carpet area of the unit, cupboard, balcony & the wall area covering the unit, excluding open terrace BU area.
- *The total chargeable area includes RERA Built Up area and 50% of the open terrace BU area.
- *RERA carpet area excludes RERA cupboard carpet area. All RERA carpet area considered excluding finishes.

Disclaimer : The dimension in the floor plans are shown as estimated. The dimensions which 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.

FLOOR PLAN | RIO (BLOCK 2) & RAYAN (BLOCK 3A): 6th, 9th & 12th FLOOR PLAN



RIO (BLOCK 2) & RAYAN (BLOCK 3A) | Typical floor plan (6th, 9th & 12th Floor Plan)

Unit Info		RERA BU Area (Sq. Ft)	RERA Carpet Area (Sq. Ft)	RERA C.B. Carpet Area (Sq. Ft)	RERA Balcony BU Area (Sq. Ft)	Open Terrace BU Area (Sq. Ft)	Total Chargeable Area (Sq. Ft)
Flat No.	Flat Type						
A	3BHK+2TOI	770	632	10	50	53	797
B	2BHK+2TOI	662	532	10	50	53	689
C	2BHK+2TOI	662	532	10	50	53	689
D	3BHK+2TOI	770	632	10	50	53	797
E	2BHK+2TOI	677	559	0	40	55	705
F	1.5BHK+1TOI	490	401	0	26	50	515
G	1.5BHK+1TOI	490	401	0	26	50	515
H	2BHK+2TOI	677	559	0	40	55	705

- *RERA Built Up area includes carpet area of the unit, cupboard, balcony & the wall area covering the unit, excluding open terrace BU area.
- *The total chargeable area includes RERA Built Up area and 50% of the open terrace BU area.
- *RERA carpet area excludes RERA cupboard carpet area. All RERA carpet area considered excluding finishes.

Disclaimer : The dimension in the floor plans are shown as estimated. The dimensions which 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.

FLOOR PLAN | RIA (BLOCK 3B): 1st FLOOR PLAN



RIA (BLOCK 3B) | 1st Floor Plan

Unit Info		RERA BU Area (Sq. Ft)	RERA Carpet Area (Sq. Ft)	RERA C.B. Carpet Area (Sq. Ft)	RERA Balcony BU Area (Sq. Ft)	Open Terrace BU Area (Sq. Ft)	Total Chargeable Area (Sq. Ft)
Flat No.	Flat Type						
A	3BHK+2TOI	770	632	10	50	366	953
B	2BHK+2TOI	662	532	10	50	0	662
C	2BHK+2TOI	662	532	10	50	0	662
D	3BHK+2TOI	770	632	10	50	427	984
E	2BHK+2TOI	677	559	0	40	0	677
F	1.5BHK+1TOI	490	401	0	26	0	490
G	1.5BHK+1TOI	490	401	0	26	0	490
H	2BHK+2TOI	677	559	0	40	0	677

- *RERA Built Up area includes carpet area of the unit, cupboard, balcony & the wall area covering the unit, excluding open terrace BU area.
- *The total chargeable area includes RERA Built Up area and 50% of the open terrace BU area.
- *RERA carpet area excludes RERA cupboard carpet area. All RERA carpet area considered excluding finishes.

Disclaimer : The dimension in the floor plans are shown as estimated. The dimensions which 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.

FLOOR PLAN | RIA (BLOCK 3B): 2nd, 5th, 8th & 11th FLOOR PLAN



RIA (BLOCK 3B) | Typical floor plan (2nd, 5th, 8th & 11th Floor Plan)

Unit Info		RERA BU Area (Sq. Ft)	RERA Carpet Area (Sq. Ft)	RERA C.B. Carpet Area (Sq. Ft)	RERA Balcony BU Area (Sq. Ft)	Open Terrace BU Area (Sq. Ft)	Total Chargeable Area (Sq. Ft)
A	3BHK+2TOI	770	632	10	50	61	801
B	2BHK+2TOI	662	532	10	50	0	662
C	2BHK+2TOI	662	532	10	50	58	691
D	3BHK+2TOI	770	632	10	50	59	800
E	2BHK+2TOI	677	559	0	40	0	677
F	1.5BHK+1TOI	490	401	0	26	44	512
G	1.5BHK+1TOI	490	401	0	26	0	490
H	2BHK+2TOI	677	559	0	40	58	706

- *RERA Built Up area includes carpet area of the unit, cupboard, balcony & the wall area covering the unit, excluding open terrace BU area.
- *The total chargeable area includes RERA Built Up area and 50% of the open terrace BU area.
- *RERA carpet area excludes RERA cupboard carpet area. All RERA carpet area considered excluding finishes.

Disclaimer : The dimension in the floor plans are shown as estimated. The dimensions which 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.

FLOOR PLAN | RIA (BLOCK 3B): 3rd, 6th & 9th FLOOR PLAN



RIA (BLOCK 3B) | Typical floor plan (3rd, 6th & 9th Floor Plan)

Unit Info		RERA BU Area (Sq. Ft)	RERA Carpet Area (Sq. Ft)	RERA C.B. Carpet Area (Sq. Ft)	RERA Balcony BU Area (Sq. Ft)	Open Terrace BU Area (Sq. Ft)	Total Chargeable Area (Sq. Ft)
A	3BHK+2TOI	770	632	10	50	40	790
B	2BHK+2TOI	662	532	10	50	0	662
C	2BHK+2TOI	662	532	10	50	44	684
D	3BHK+2TOI	770	632	10	50	0	770
E	2BHK+2TOI	677	559	0	40	0	677
F	1.5BHK+1TOI	490	401	0	26	37	509
G	1.5BHK+1TOI	490	401	0	26	0	490
H	2BHK+2TOI	677	559	0	40	54	704

- *RERA Built Up area includes carpet area of the unit, cupboard, balcony & the wall area covering the unit, excluding open terrace BU area.
- *The total chargeable area includes RERA Built Up area and 50% of the open terrace BU area.
- *RERA carpet area excludes RERA cupboard carpet area. All RERA carpet area considered excluding finishes.

Disclaimer : The dimension in the floor plans are shown as estimated. The dimensions which 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.

FLOOR PLAN | RIA (BLOCK 3B): 4th, 7th, & 10th FLOOR PLAN



RIA (BLOCK 3B) Typical floor plan (4th, 7th, & 10th Floor Plan)							
Unit Info		RERA BU Area (Sq. Ft)	RERA Carpet Area (Sq. Ft)	RERA C.B. Carpet Area (Sq. Ft)	RERA Balcony BU Area (Sq. Ft)	Open Terrace BU Area (Sq. Ft)	Total Chargeable Area (Sq. Ft)
Flat No.	Flat Type						
A	3BHK+2TOI	770	632	10	50	53	797
B	2BHK+2TOI	662	532	10	50	0	662
C	2BHK+2TOI	662	532	10	50	53	689
D	3BHK+2TOI	770	632	10	50	53	797
E	2BHK+2TOI	677	559	0	40	0	677
F	1.5BHK+1TOI	490	401	0	26	0	490
G	1.5BHK+1TOI	490	401	0	26	0	490
H	2BHK+2TOI	677	559	0	40	54	704

- *RERA Built Up area includes carpet area of the unit, cupboard, balcony & the wall area covering the unit, excluding open terrace BU area.
- *The total chargeable area includes RERA Built Up area and 50% of the open terrace BU area.
- *RERA carpet area excludes RERA cupboard carpet area. All RERA carpet area considered excluding finishes.

Disclaimer : The dimension in the floor plans are shown as estimated. The dimensions which 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.

FLOOR PLAN | REEF (BLOCK 3C): 1st FLOOR PLAN



REEF (BLOCK 3C) 1st Floor Plan							
Unit Info		RERA BU Area (Sq. Ft)	RERA Carpet Area (Sq. Ft)	RERA C.B. Carpet Area (Sq. Ft)	RERA Balcony BU Area (Sq. Ft)	Open Terrace BU Area (Sq. Ft)	Total Chargeable Area (Sq. Ft)
Flat No.	Flat Type						
A	3BHK+2TOI	770	632	10	50	400	970
B	2BHK+2TOI	662	532	10	50	0	662
C	2BHK+2TOI	662	532	10	50	0	662
D	3BHK+2TOI	770	632	10	50	365	953
E	2BHK+2TOI	677	559	0	40	0	677
F	1.5BHK+1TOI	490	401	0	26	0	490
G	1.5BHK+1TOI	490	401	0	26	0	490
H	2BHK+2TOI	677	559	0	40	0	677

- *RERA Built Up area includes carpet area of the unit, cupboard, balcony & the wall area covering the unit, excluding open terrace BU area.
- *The total chargeable area includes RERA Built Up area and 50% of the open terrace BU area.
- *RERA carpet area excludes RERA cupboard carpet area. All RERA carpet area considered excluding finishes.

Disclaimer : The dimension in the floor plans are shown as estimated. The dimensions which 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.

FLOOR PLAN | REEF (BLOCK 3C): 2nd, 5th, 8th & 11th FLOOR PLAN



REEF (BLOCK 3C) Typical floor plan (2nd, 5th, 8th & 11th Floor Plan)							
Unit Info		RERA BU Area (Sq. Ft)	RERA Carpet Area (Sq. Ft)	RERA C.B. Carpet Area (Sq. Ft)	RERA Balcony BU Area (Sq. Ft)	Open Terrace BU Area (Sq. Ft)	Total Chargeable Area (Sq. Ft)
Flat No.	Flat Type						
A	3BHK+2TOI	770	632	10	50	0	770
B	2BHK+2TOI	662	532	10	50	0	662
C	2BHK+2TOI	662	532	10	50	59	692
D	3BHK+2TOI	770	632	10	50	59	800
E	2BHK+2TOI	677	559	0	40	0	677
F	1.5BHK+1TOI	490	401	0	26	0	490
G	1.5BHK+1TOI	490	401	0	26	0	490
H	2BHK+2TOI	677	559	0	40	0	677

- *RERA Built Up area includes carpet area of the unit, cupboard, balcony & the wall area covering the unit, excluding open terrace BU area.
- *The total chargeable area includes RERA Built Up area and 50% of the open terrace BU area.
- *RERA carpet area excludes RERA cupboard carpet area. All RERA carpet area considered excluding finishes.

Disclaimer : The dimension in the floor plans are shown as estimated. The dimensions which 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.

FLOOR PLAN | REEF (BLOCK 3C): 3rd, 6th & 9th FLOOR PLAN



REEF (BLOCK 3C) Typical floor plan (3rd, 6th & 9th Floor Plan)							
Unit Info		RERA BU Area (Sq. Ft)	RERA Carpet Area (Sq. Ft)	RERA C.B. Carpet Area (Sq. Ft)	RERA Balcony BU Area (Sq. Ft)	Open Terrace BU Area (Sq. Ft)	Total Chargeable Area (Sq. Ft)
Flat No.	Flat Type						
A	3BHK+2TOI	770	632	10	50	0	770
B	2BHK+2TOI	662	532	10	50	42	683
C	2BHK+2TOI	662	532	10	50	42	683
D	3BHK+2TOI	770	632	10	50	41	791
E	2BHK+2TOI	677	559	0	40	0	677
F	1.5BHK+1TOI	490	401	0	26	0	490
G	1.5BHK+1TOI	490	401	0	26	0	490
H	2BHK+2TOI	677	559	0	40	0	677

- *RERA Built Up area includes carpet area of the unit, cupboard, balcony & the wall area covering the unit, excluding open terrace BU area.
- *The total chargeable area includes RERA Built Up area and 50% of the open terrace BU area.
- *RERA carpet area excludes RERA cupboard carpet area. All RERA carpet area considered excluding finishes.

Disclaimer : The dimension in the floor plans are shown as estimated. The dimensions which 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.

FLOOR PLAN | REEF (BLOCK 3C): 4th, 7th & 10th FLOOR PLAN



REEF (BLOCK 3C) Typical floor plan (4th, 7th & 10th Floor Plan)							
Unit Info		RERA BU Area (Sq. Ft)	RERA Carpet Area (Sq. Ft)	RERA C.B. Carpet Area (Sq. Ft)	RERA Balcony BU Area (Sq. Ft)	Open Terrace BU Area (Sq. Ft)	Total Chargeable Area (Sq. Ft)
A	3BHK+2TOI	770	632	10	50	0	770
B	2BHK+2TOI	662	532	10	50	53	689
C	2BHK+2TOI	662	532	10	50	53	689
D	3BHK+2TOI	770	632	10	50	53	797
E	2BHK+2TOI	677	559	0	40	0	677
F	1.5BHK+1TOI	490	401	0	26	0	490
G	1.5BHK+1TOI	490	401	0	26	0	490
H	2BHK+2TOI	677	559	0	40	0	677

- *RERA Built Up area includes carpet area of the unit, cupboard, balcony & the wall area covering the unit, excluding open terrace BU area.
- *The total chargeable area includes RERA Built Up area and 50% of the open terrace BU area.
- *RERA carpet area excludes RERA cupboard carpet area. All RERA carpet area considered excluding finishes.

Disclaimer : The dimension in the floor plans are shown as estimated. The dimensions which 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.

FLOOR PLAN | RILLA (BLOCK 3D): 1st FLOOR PLAN



RILLA (BLOCK 3D) 1st Floor Plan							
Unit Info		RERA BU Area (Sq. Ft)	RERA Carpet Area (Sq. Ft)	RERA C.B. Carpet Area (Sq. Ft)	RERA Balcony BU Area (Sq. Ft)	Open Terrace BU Area (Sq. Ft)	Total Chargeable Area (Sq. Ft)
A	3BHK+2TOI	770	632	10	50	366	953
B	2BHK+2TOI	662	532	10	50	0	662
C	2BHK+2TOI	662	532	10	50	0	662
D	3BHK+2TOI	770	632	10	50	0	770
E	2BHK+2TOI	677	559	0	40	0	677
F	1.5BHK+1TOI	490	401	0	26	0	490
G	1.5BHK+1TOI	490	401	0	26	0	490
H	2BHK+2TOI	677	559	0	40	0	677

- *RERA Built Up area includes carpet area of the unit, cupboard, balcony & the wall area covering the unit, excluding open terrace BU area.
- *The total chargeable area includes RERA Built Up area and 50% of the open terrace BU area.
- *RERA carpet area excludes RERA cupboard carpet area. All RERA carpet area considered excluding finishes.

Disclaimer : The dimension in the floor plans are shown as estimated. The dimensions which 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.

FLOOR PLAN | RILLA (BLOCK 3D): 2nd, 5th, 8th & 11th FLOOR PLAN



RILLA (BLOCK 3D) | Typical floor plan (2nd, 5th, 8th & 11th Floor Plan)

Unit Info		RERA BU Area (Sq. Ft)	RERA Carpet Area (Sq. Ft)	RERA C.B. Carpet Area (Sq. Ft)	RERA Balcony BU Area (Sq. Ft)	Open Terrace BU Area (Sq. Ft)	Total Chargeable Area (Sq. Ft)
Flat No.	Flat Type						
A	3BHK+2TOI	770	632	10	50	59	800
B	2BHK+2TOI	662	532	10	50	59	692
C	2BHK+2TOI	662	532	10	50	59	692
D	3BHK+2TOI	770	632	10	50	59	800
E	2BHK+2TOI	677	559	0	40	0	677
F	1.5BHK+1TOI	490	401	0	26	0	490
G	1.5BHK+1TOI	490	401	0	26	0	490
H	2BHK+2TOI	677	559	0	40	0	677

- *RERA Built Up area includes carpet area of the unit, cupboard, balcony & the wall area covering the unit, excluding open terrace BU area.
- *The total chargeable area includes RERA Built Up area and 50% of the open terrace BU area.
- *RERA carpet area excludes RERA cupboard carpet area. All RERA carpet area considered excluding finishes.

Disclaimer : The dimension in the floor plans are shown as estimated. The dimensions which 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.

FLOOR PLAN | RILLA (BLOCK 3D): 3rd, 6th & 9th FLOOR PLAN



RILLA (BLOCK 3D) | Typical floor plan (3rd, 6th & 9th Floor Plan)

Unit Info		RERA BU Area (Sq. Ft)	RERA Carpet Area (Sq. Ft)	RERA C.B. Carpet Area (Sq. Ft)	RERA Balcony BU Area (Sq. Ft)	Open Terrace BU Area (Sq. Ft)	Total Chargeable Area (Sq. Ft)
Flat No.	Flat Type						
A	3BHK+2TOI	770	632	10	50	41	791
B	2BHK+2TOI	662	532	10	50	42	683
C	2BHK+2TOI	662	532	10	50	42	683
D	3BHK+2TOI	770	632	10	50	41	791
E	2BHK+2TOI	677	559	0	40	0	677
F	1.5BHK+1TOI	490	401	0	26	0	490
G	1.5BHK+1TOI	490	401	0	26	0	490
H	2BHK+2TOI	677	559	0	40	0	677

- *RERA Built Up area includes carpet area of the unit, cupboard, balcony & the wall area covering the unit, excluding open terrace BU area.
- *The total chargeable area includes RERA Built Up area and 50% of the open terrace BU area.
- *RERA carpet area excludes RERA cupboard carpet area. All RERA carpet area considered excluding finishes.

Disclaimer : The dimension in the floor plans are shown as estimated. The dimensions which 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.

FLOOR PLAN | RILLA (BLOCK 3D): 4th, 7th & 10th FLOOR PLAN



RILLA (BLOCK 3D) Typical floor plan (4th, 7th & 10th Floor Plan)							
Unit Info		RERA BU Area (Sq. Ft)	RERA Carpet Area (Sq. Ft)	RERA C.B. Carpet Area (Sq. Ft)	RERA Balcony BU Area (Sq. Ft)	Open Terrace BU Area (Sq. Ft)	Total Chargeable Area (Sq. Ft)
A	3BHK+2TOI	770	632	10	50	53	797
B	2BHK+2TOI	662	532	10	50	53	689
C	2BHK+2TOI	662	532	10	50	53	689
D	3BHK+2TOI	770	632	10	50	53	797
E	2BHK+2TOI	677	559	0	40	0	677
F	1.5BHK+1TOI	490	401	0	26	0	490
G	1.5BHK+1TOI	490	401	0	26	0	490
H	2BHK+2TOI	677	559	0	40	0	677

- *RERA Built Up area includes carpet area of the unit, cupboard, balcony & the wall area covering the unit, excluding open terrace BU area.
- *The total chargeable area includes RERA Built Up area and 50% of the open terrace BU area.
- *RERA carpet area excludes RERA cupboard carpet area. All RERA carpet area considered excluding finishes.

Disclaimer : The dimension in the floor plans are shown as estimated. The dimensions which 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.

ISOMETRIC VIEW | REVO (BLOCK 1), RIO (BLOCK 2) & RAYAN (BLOCK 3A)

FLAT A (3BHK+2TOI): 6th, 9th, 12th FLOOR PLAN



LEGENDS

1. KITCHEN 6'1" X 8'
2. TOILET 5'8" X 5'6"
3. BEDROOM 11'4" X 9'6"
4. AC LEDGE
5. 5'-2" WIDE BALCONY
6. OPEN TERRACE 11' X 5'1"
7. BEDROOM 10'6" X 10'
8. TOILET 7'6" X 4'6"
9. BEDROOM 10'10" X 9'
10. LIVING/DINING 10' X 18'6"

REVO (BLOCK 1), RIO (BLOCK 2) & RAYAN (BLOCK 3A) Isometric view (6th, 9th & 12th Floor Plan)							
Unit Info		RERA BU Area (Sq. Ft)	RERA Carpet Area (Sq. Ft)	RERA C.B. Carpet Area (Sq. Ft)	RERA Balcony BU Area (Sq. Ft)	Open Terrace BU Area (Sq. Ft)	Total Chargeable Area (Sq. Ft)
A	3BHK+2TOI	770	632	10	50	53	797

- *RERA Built Up area includes carpet area of the unit, cupboard, balcony & the wall area covering the unit, excluding open terrace BU area.
- *The total chargeable area includes RERA Built Up area and 50% of the open terrace BU area.
- *RERA carpet area excludes RERA cupboard carpet area. All RERA carpet area considered excluding finishes.

Disclaimer : The dimension in the floor plans are shown as estimated. The dimensions which 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.

ISOMETRIC VIEW | REVO (BLOCK 1)

FLAT G (1.5BHK+1TOI): 5th, 8th & 11th FLOOR PLAN



LEGENDS

1. KITCHEN 7'1" X 6'11"
2. TOILET 7'1" X 4'6"
3. LIVING/DINING 9' X 18'6"
4. BEDROOM 9' X 10'6"
5. 4'-1" WIDE BALCONY
6. OPEN TERRACE 7'9" X 5'1"
7. STUDY 8' X 7'
8. AC LEDGE

REVO (BLOCK 1) Isometric view (5th, 8th & 11th Floor Plan)							
Unit Info		RERA BU Area (Sq. Ft)	RERA Carpet Area (Sq. Ft)	RERA C.B. Carpet Area (Sq. Ft)	RERA Balcony BU Area (Sq. Ft)	Open Terrace BU Area (Sq. Ft)	Total Chargeable Area (Sq. Ft)
Flat No.	Flat Type						
G	1.5BHK+1TOI	490	401	0	26	37	509

- *RERA Built Up area includes carpet area of the unit, cupboard, balcony & the wall area covering the unit, excluding open terrace BU area.
- *The total chargeable area includes RERA Built Up area and 50% of the open terrace BU area.
- *RERA carpet area excludes RERA cupboard carpet area. All RERA carpet area considered excluding finishes.

Disclaimer : The dimension in the floor plans are shown as estimated. The dimensions which 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.

ISOMETRIC VIEW | REVO (BLOCK 1), RIO (BLOCK 2) & RAYAN (BLOCK 3A)

FLAT H (2BHK+2TOI): 6th, 9th & 12th FLOOR PLAN



LEGENDS

1. KITCHEN 7'6" X 6'11"
2. TOILET 7'6" X 4'6"
3. BEDROOM 10' X 10'6"
4. TOILET 5'2" X 5'10"
5. DRESS 5'4" X 4'1"
6. OPEN TERRACE 11'2" X 5'1"
7. LIVING/DINING 10' X 18'6"
8. 4'-1" WIDE BALCONY
9. BEDROOM 10'8" X 10'4"
10. AC LEDGE

REVO (BLOCK 1), RIO (BLOCK 2) & RAYAN (BLOCK 3A)							
Isometric view (6th, 9th & 12th Floor Plan)							
Unit Info		RERA BU Area (Sq. Ft)	RERA Carpet Area (Sq. Ft)	RERA C.B. Carpet Area (Sq. Ft)	RERA Balcony BU Area (Sq. Ft)	Open Terrace BU Area (Sq. Ft)	Total Chargeable Area (Sq. Ft)
Flat No.	Flat Type						
H	2BHK+2TOI	677	559	0	40	55	705

- *RERA Built Up area includes carpet area of the unit, cupboard, balcony & the wall area covering the unit, excluding open terrace BU area.
- *The total chargeable area includes RERA Built Up area and 50% of the open terrace BU area.
- *RERA carpet area excludes RERA cupboard carpet area. All RERA carpet area considered excluding finishes.

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ABOUT MERLIN GROUP

With over 3 decades of real estate experience nationwide, complete with meticulous planning and quality craftsmanship, our aim is to create a happy home and a healthy workspace for every citizen of this country.

Over 10 million sq ft of construction completed and further 10 million sq ft work in progress.

Emanated in 1984, Merlin Group is now one of the pre-eminent conglomerates in the real estate industry in India, having a plenitude of prestigious residential and commercial complexes, office buildings and townships to its credit over the past three

decades. Its presence spans across Kolkata, Ahmedabad, Raipur, Pune, Chennai as well as Colombo. With the shifting epoch, Merlin Group has now extended its movement to contemporary shopping malls, resort, industrial estate, clubs etc. Merlin Group is your go-to place where you will find it all under one roof.



Merlin Island



Merlin 5th Avenue



Elita Garden Vista



Acropolis Mall



South City



Reflection, Chennai



Altair, Colombo



Merlin The 1



Merlin X