Company Profile

Ours has been a humble beginning in the field of Real Estate. Our goal has been to add value to the lifestyle that people lead. We believe quality cannot be compromised. Despite braving difficult odds and having faced trying situations, we ensure that the goods are delivered as promised.

It gives me pleasure to share our success story that has inspired me to move from one building to multi-storied buildings and then to Townships. This is the success story of a strong, united team and the committed work of investors, stake holders, staff members, associates, partners and family members.
There is no substitute for the invaluable joy one derives from sharing individual success with the very society within which we have grown up.

We believe the future holds a plethora of opportunities for all our stake holders. We can do wonders if we yield in what we desire and decide to achieve. We are confident and hopeful that you will experience a warm, long-lasting and truly symbiotic relationship with us.

Developed by:

MAGNOLIA Infrastructure Development Ltd. ISO 9001 - 2008 COMPANY Creating Value.. Building Dreams..

Member

CREDAI BENGAL

Corporate Office:

DLF Galleria | Suite No. 1101, 11th floor | Plot No: BG-8

Action area 1B | Street No. – 124 | New town, Rajarhat, Kolkata -700156

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www.magnoliarealty.in

Disclaimer: The content of this published materials are indicative and may / may not form part of the final project. All details and price quoted are indicative and have been calculated on basic rate. The management holds no responsibility for accuracy. Not being a legal document we reserve the right to change, armed and modify the contents and shall not be liable to anyone for the changes / alterations / improvements made.

MAGNOLIA Prestige
Luxury with affordable price

RAJARHAT

Luxury *With* Affordable price



CREATING VALUE..
BUILDING DREAMS

CREATING VALUE..
BUILDING DREAMS

LOCATION MAP

MAGNOLIA Prestige
Luxury with affordable price





Location of the Project:

Bishnupur Road, Mouza : Bishnupur, PS:Rajarhat,
North 24 Parganas,Kolkata 700135

Landmark:

Opposite Apex Hospital Rajarhat Chowmatha

Location Advantages:

Airport – Dum Dum Airport.
Railway Station – BidhanNagar, Dum Dum, Sealdah
Metro Station (Proposed) – Chinar park, Jatra gachi
Bus Route – 91 Bus Route
School - DPS Megacity and National English
Hospital - TATA Cancer Hospital, OHIO Heart Hospital

AMENITIES

- Swimming Pool
- Fully Equipped Gymnasium
- Separate Indoor Games Room
- Fully AC Community Hall
- Well Lit Internal Roads
- Water treatment Plant
- Intercom
- CCTV









FACILITIES

- Children's Park
- Lift
- 24x7 Water Supply
- 24x7 Power Back-up
- 24Hrs Security
- Water Treatment Plant

SPECIFICATIONS

MAGNOLIA Prestige
Luxury with affordable price

Foundation

RCC Foundation

Super Structure

Rainforced Cement Concrete

Framed Structure

Wall

Bricks Masonry

Rooms

Floor: Vitrified tiles in living / dinning area and bedrooms.

Wall: Plaster of Paris Finish

Kitchen

Floor: Ceramic Tiles

Counter: black granite counter top

Sink: Stainless steel sink

Dado: Ceramic tiles (2ft above counter)

Toilets

Floor: Ceramic tiles

Dado: Glazed tiles

W.C.: European type of Jaguar / parryware or similer reputed brand

Wash Bain: Jaguar / Parryware or similar reputed brand

Fittings: C.P.

Door frame: Wooden frame

Shutter: Flush door (Decorative main door)

Window: Sliding aluminium anodized

Electrictal

Concealed Copper Wiring

Reputed modular switches (Crabtree or equivalent)

Power Supply: Through WBSEB network

Generator: Power Back-up 24x7

Lift: reputed brand

Staircase / Lobby: Spacious staircase, elegant lobby floor corridors with good quality marbel / kotastone granite

Water Supply: 24x7 captive water supply

MASTER PLAN
PHASE - I, II & III



MAGNOLIA Prestige
Luxury with affordable price

FLOOR PLANS
PHASE-I

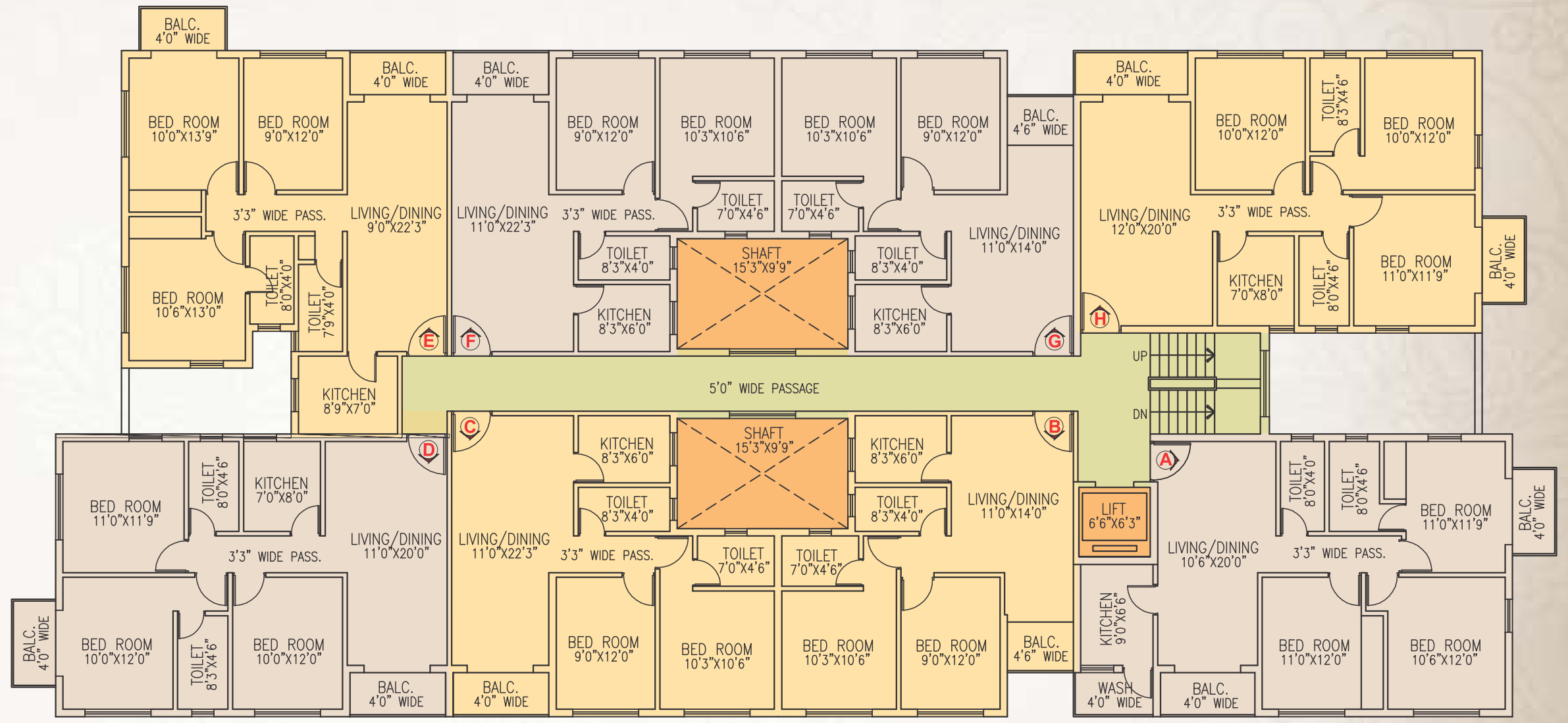


TYPICAL FLOOR PLAN
(1ST TO 4TH FLOOR)

BLOCK-1

AREA CHART

FLAT MKD.	FLAT TYPE	SUPER BUILD-UP AREA (SQ.FT.)
A	2 BHK	967.00
B	2 BHK	967.00



TYPICAL FLOOR PLAN
(1ST TO 4TH FLOOR)

BLOCK-2

AREA CHART

FLAT MKD.	FLAT TYPE	SUPER BUILD-UP AREA (SQ.FT.)
A	3 BHK	1274.00
B	2 BHK	867.00
C	2 BHK	967.00
D	3 BHK	1274.00
E	3 BHK	1274.00
F	2 BHK	967.00
G	2 BHK	867.00
H	3 BHK	1274.00



TYPICAL FLOOR PLAN
(1ST TO 4TH FLOOR)

BLOCK-3

AREA CHART

FLAT MKD.	FLAT TYPE	SUPER BUILD-UP AREA (SQ.FT.)
A	3 BHK	1274.00
B	3 BHK	1274.00
C	2 BHK	967.00
D	3 BHK	1274.00
E	3 BHK	1274.00
F	2 BHK	967.00



TYPICAL FLOOR PLAN
(1ST TO 4TH FLOOR)

BLOCK-4

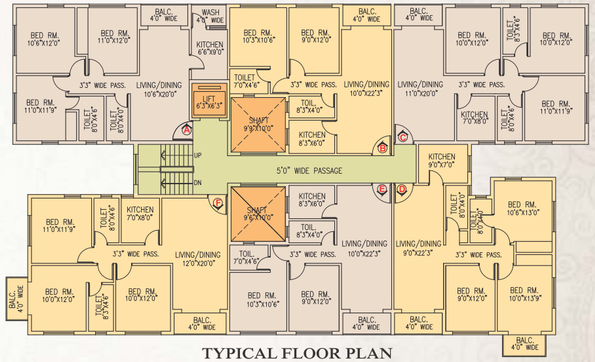
AREA CHART

FLAT MKD.	FLAT TYPE	SUPER BUILD-UP AREA (SQ.FT.)
A	2 BHK	967.00
B	3 BHK	1274.00
C	3 BHK	1274.00

BLOCK-5

AREA CHART

FLAT MKD.	FLAT TYPE	SUPER BUILD-UP AREA (SQ.FT.)
A	3 BHK	1274.00
B	2 BHK	967.00
C	3 BHK	1274.00
D	3 BHK	1274.00
E	2 BHK	967.00
F	3 BHK	1274.00

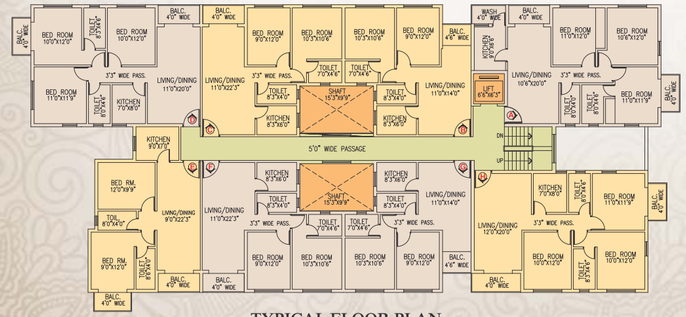


TYPICAL FLOOR PLAN
(1ST TO 4TH FLOOR)

BLOCK-6

AREA CHART

FLAT MKD.	FLAT TYPE	SUPER BUILD-UP AREA (SQ.FT.)
A	3 BHK	1274.00
B	2 BHK	867.00
C	2 BHK	967.00
D	3 BHK	1274.00
E	2 BHK	967.00
F	2 BHK	967.00
G	2 BHK	867.00
H	3 BHK	1274.00



TYPICAL FLOOR PLAN
(1ST TO 4TH FLOOR)

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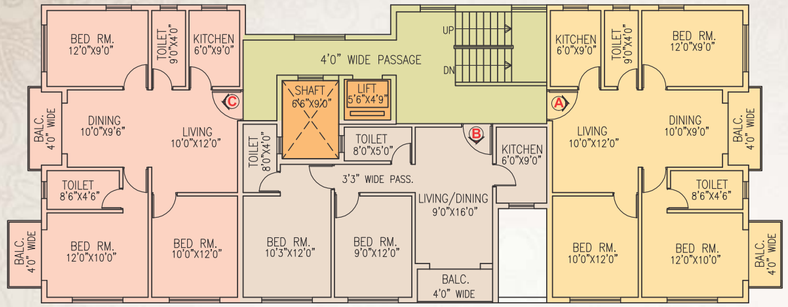
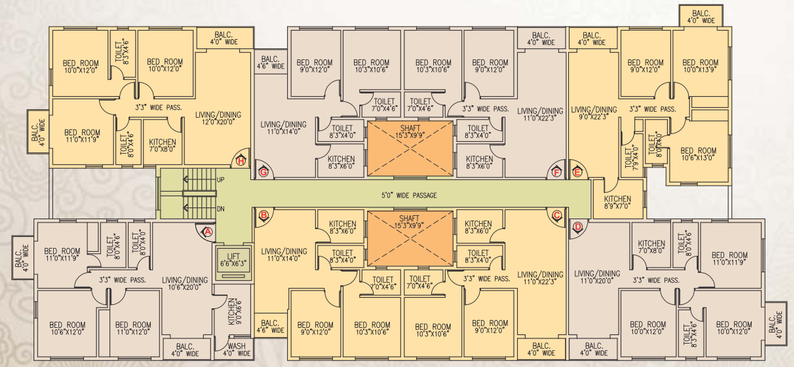


TYPICAL FLOOR PLAN
(1ST TO 4TH FLOOR)

BLOCK-7

AREA CHART

FLAT MKD.	FLAT TYPE	SUPER BUILD-UP AREA (SQ.FT.)
A	3 BHK	1174.00
B	2 BHK	967.00
C	3 BHK	1174.00



TYPICAL FLOOR PLAN
(1ST TO 4TH FLOOR)

BLOCK-8

AREA CHART

FLAT MKD.	FLAT TYPE	SUPER BUILD-UP AREA (SQ.FT.)
A	3 BHK	1274.00
B	2 BHK	867.00
C	3 BHK	967.00
D	3 BHK	1274.00
E	3 BHK	1274.00
F	2 BHK	967.00
G	2 BHK	867.00
H	3 BHK	1274.00

SITE PLAN
PHASE - II





BLOCK-1,2,3,4

AREA CHART

FLAT MKD.	FLAT TYPE	SUPER BUILD-UP AREA (SQ.FT.)
A - F	2 BHK	850.00

LAYOUT PLAN
PHASE - III





FLOOR PLANS
PHASE - III

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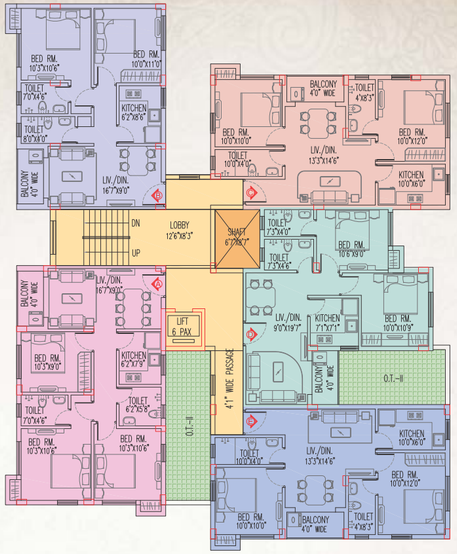
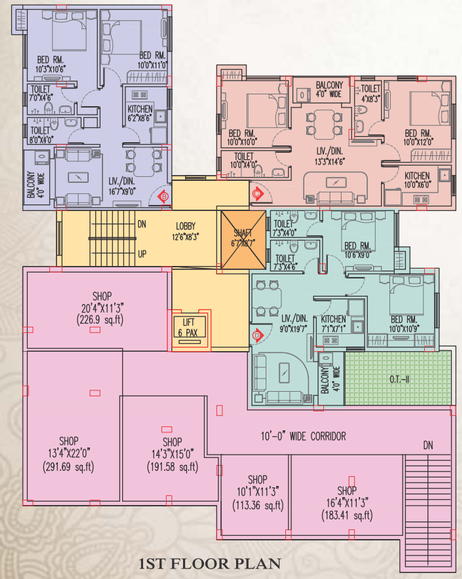


TYPICAL FLOOR PLAN
(2ND TO 4TH FLOOR)

BLOCK-1

AREA CHART

FLAT MKD.	FLAT TYPE	SUPER BUILD-UP AREA (SQ.FT.)
A	3 BHK	1011.00
B	2 BHK	863.00
C	2 BHK	870.00
D	2 BHK	819.00
E	2 BHK	872.00

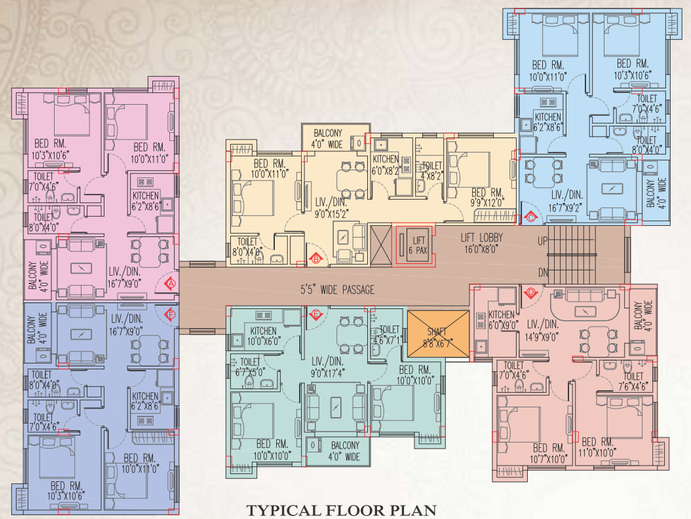


1ST FLOOR PLAN

BLOCK-1

AREA CHART

FLAT MKD.	FLAT TYPE	SUPER BUILD-UP AREA (SQ.FT.)
B	2 BHK	863.00
C	2 BHK	870.00
D	2 BHK	819.00



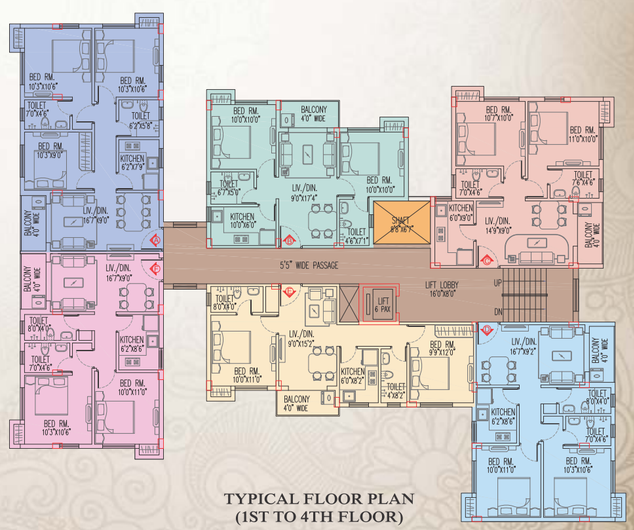
TYPICAL FLOOR PLAN
(1ST TO 4TH FLOOR)

BLOCK-2

AREA CHART

FLAT MKD.	FLAT TYPE	SUPER BUILD-UP AREA (SQ.FT.)
A	2 BHK	867.00
B	2 BHK	835.00
C	2 BHK	874.00
D	2 BHK	850.00
E	2 BHK	814.00
F	2 BHK	857.00

FLOOR PLANS
PHASE - III



TYPICAL FLOOR PLAN
(1ST TO 4TH FLOOR)

BLOCK-3

AREA CHART

FLAT MKD.	FLAT TYPE	SUPER BUILD-UP AREA (SQ.FT.)
A	3 BHK	1006.00
B	2 BHK	814.00
C	2 BHK	850.00
D	2 BHK	874.00
E	2 BHK	835.00
F	2 BHK	867.00