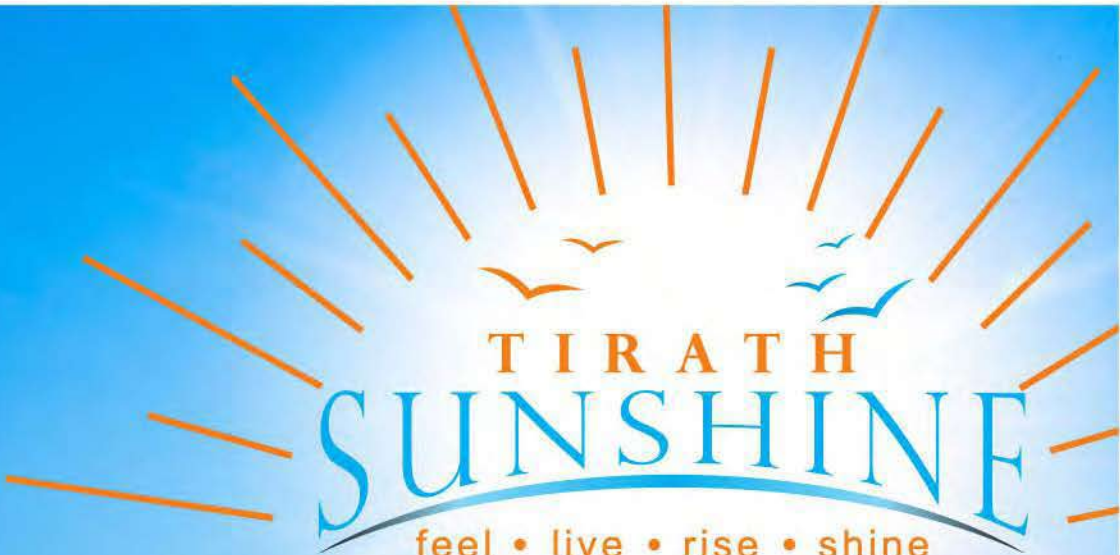




TIRATH SUNSHINE

feel • live • rise • shine

B + G + 12 (3 block complex)

WBHIRA/P/NOR/2020/001103

hira.wb.gov.in





TIRATH SUNSHINE

If one seeks grace and truth at the same time, one must look at sunshine falling on the hair and cheeks of one's loved ones as they gleefully bask in happiness! A happy home, a sunshine home means Tirath Sunshine !

”

Sunshine on my shoulders makes me happy
Sunshine in my eyes can make me cry
Sunshine on the water looks so lovely
Sunshine almost always makes me high

-John Denver

”



The Sunshine Place

Away from the city noise, with the most promising, throbbing and interesting locale, Rajarhat is the most planned part of the city and therefore, the place to be. This is our sunshine place. The location where you are a part of wholesome growth amidst greenery, fresh breeze and serene water bodies! New opportunities blooming everyday, aplenty educational institutions around, hospitals and marketplaces- name it and the amenities are there. Now, that's perfect location!



Easy and convenient proximity



HOSPITALS, 7 MINUTES



SCHOOLS AND COLLEGES, 10 MINUTES



BANK & ATM, 3 MINUTES



MALLS/MARKETS, CITY CENTRE II-SPENCERS, 5 MINUTES



PROPOSED METRO, 5 MINUTES (CONSTRUCTION IN FULL SWING)



AIRPORT, 8 MINUTES



OFFICIAL COMPLEXES (IT HUB) 15 MINUTES

Location Map



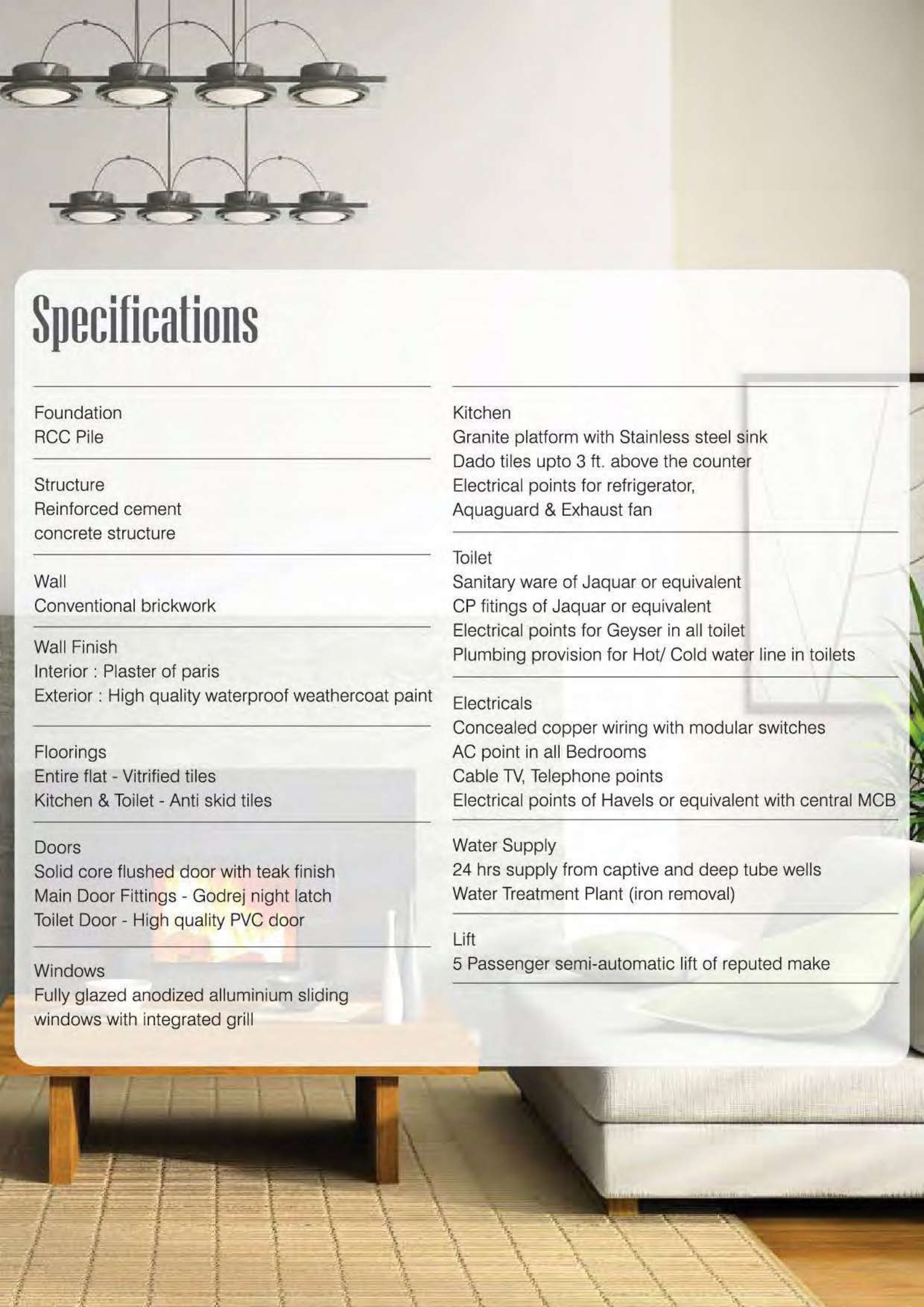
Distance from the site

Sector V	- 10 minutes
Airport	- 10 minutes
VIP Road	- 07 minutes
New Town	- 05 minutes
City Centre II	- 02 minutes
Hospital	- 07-10 minutes
School	- 05-10 minutes



The Sunshine Life

Home is the forever sunny place, where life blossoms with myriad possibilities. And if we add luxury to that, we get the ultimate! Tirath Sunshine - the elevation stands, a B + G + 12, (3 block complex) structure of comfort, lifestyle and luxury. It stands taller than the rest, an epitome of perfection! The apartments are cross ventilated for ample air, full of light, and an architectural marvel! The security system is also well balanced in the complex.



Specifications

Foundation

RCC Pile

Structure

Reinforced cement
concrete structure

Wall

Conventional brickwork

Wall Finish

Interior : Plaster of paris
Exterior : High quality waterproof weathercoat paint

Floorings

Entire flat - Vitrified tiles
Kitchen & Toilet - Anti skid tiles

Doors

Solid core flushed door with teak finish
Main Door Fittings - Godrej night latch
Toilet Door - High quality PVC door

Windows

Fully glazed anodized alluminium sliding
windows with integrated grill

Kitchen

Granite platform with Stainless steel sink
Dado tiles upto 3 ft. above the counter
Electrical points for refrigerator,
Aquaguard & Exhaust fan

Toilet

Sanitary ware of Jaquar or equivalent
CP fittings of Jaquar or equivalent
Electrical points for Geyser in all toilet
Plumbing provision for Hot/ Cold water line in toilets

Electricals

Concealed copper wiring with modular switches
AC point in all Bedrooms
Cable TV, Telephone points
Electrical points of Havels or equivalent with central MCB

Water Supply

24 hrs supply from captive and deep tube wells
Water Treatment Plant (iron removal)

Lift

5 Passenger semi-automatic lift of reputed make



The Sunshine Fun

Luxury at its best, Tirath Sunshine has the infinity swimming pool on the terrace, AC gymnasium, garden, walking track adda zone, kids play area, AC indoor games are to relax and unwind in style and AC community hall to celebrate some memorable moments of life gives you every reason to rise above your routine lifestyle.

Not a single dull moment. All club level amenities make your whole day a celebration.
There is something for all age and choice. Whether it is morning, day, evening or
any significant family occasion; you do not need to go out and search.



BETWEEN THE TERRACE & SKY

Infinity Swimming Pool - AC Community Hall - AC Gymnasium
AC Indoor Games - Jogging Track - Kids Play Area - Adda Zone





The Sunshine Self

Tirath Sunshine is a holistic home. The ideal location, great architecture and an atmosphere for luxurious content lifestyle brings a positive energy in life, helps ot think positive, concentrate and live without any worry.

Living among likeminded people and much needed privacy at the same time for yourself which is very essential for a healthy and happy life as

"What sunshine is to flowers, smiles are to humanity."

- Joseph Addison



MASTER PLAN



1ST FLOOR PLAN



1st Floor Plan

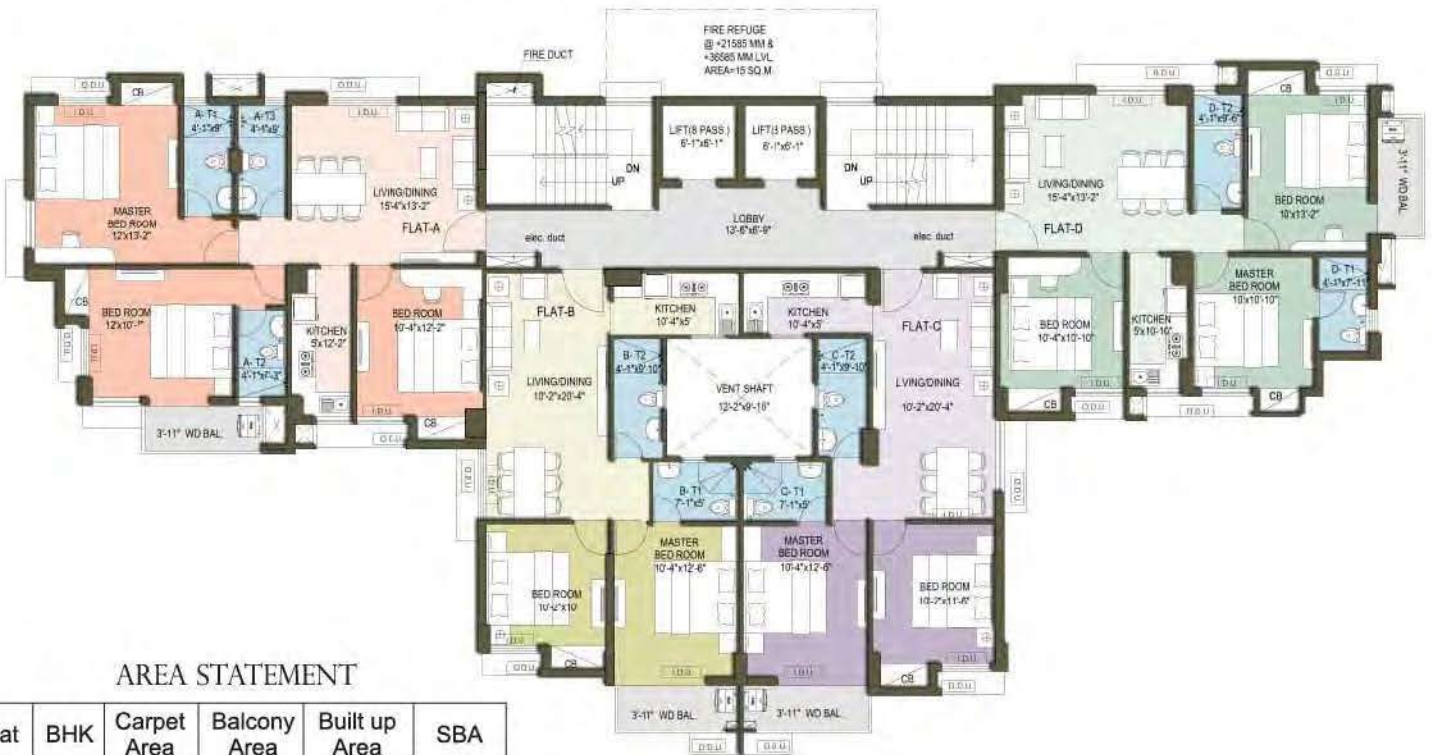
BLOCK 3 - 12TH FLOOR PLAN



Flat - B (3 BHK + 2 T)
 Carpet Area - 758 Sq. Ft.
 Balcony Area - 25 Sq. Ft.
 Built up Area - 912 Sq. Ft.
 SBA - 1213 Sq. Ft.



BLOCK - 1 TYPICAL FLOOR PLAN (2ND TO 12TH)



AREA STATEMENT

Flat	BHK	Carpent Area	Balcony Area	Built up Area	SBA
A	3	856	39	1009	1342
B	2	601	40	700	931
C	2	616	41	718	955
D	3	721	40	863	1147

BLOCK - 2 CAL FLOOR PLAN (2ND TO 11TH)



AREA STATEMENT

Flat	BHK	Carpent Area	Balcony Area	Built up Area	SBA
A	3	778	37	921	1225
B	2	554	42	694	923
C	2	568	41	667	888
D	3	777	40	929	1235

BLOCK - 2 12TH FLOOR PLAN



AREA STATEMENT

Flat	BHK	Carpet Area	Balcony Area	Built up Area	SBA
A	3	778	37	921	1225
B	2	594	42	684	923
C	2	588	41	667	888

BLOCK - 3 TYPICAL FLOOR PLAN (2ND TO 11TH)



AREA STATEMENT

Flat	BHK	Carpet Area	Balcony Area	Built up Area	SBA
A	3	803	41	945	1257
B	3	758	25	912	1213

2ND FLOOR PLAN



BLOCK - 1

BLOCK - 2

BLOCK - 3

ROOF PLAN



AN ARTISTS IMPRESSION OF A SAMPLE FLAT



Building families over a quarter of this Century

Over 30 projects, residential as well as commercial

More than 25 lakh square feet constructed

5000 happy families, and counting





Developer

TIRATH PROJECT

Marketer :

Liyaans
PROPERTIES
MAHESH SOMANI GROUP

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Sector V Saltlake City Kolkata 700 091 India
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