

Experience bliss by the tranquil

LAKE

Embrace the sky from your

SKYWALK



Up above the
world so high

Your life awaits
in the sky



Basketball court and Shooting range on Rooftop Skywalk

Enjoy life to the core.

Boasting a bouquet of amenities
that gift you the life you deserve,
the Rooftop Skywalk at Siddha Eden LakeVille
elevates your life, and how.

Skywalk Features

Element gardens, Children's play area, Shooting range, Half basketball court, Chess,
Lawn, Table tennis, Sit-out spaces, Party lawn, Water sports area, Jogging track,
Observatory deck with Telescope,
Putting greens, Amphitheatre, Skyplex,
Badminton court and more...



Children's play area on Rooftop Skywalk

North Kolkata's Tallest Rooftop Skywalk
with all modern amenities
and facilities, for those who want to live
the easy life in a secure gated community.

Beautifully landscaped sky garden
adds a touch of natural serenity.
A pristine promenade by the tranquil waters.



Water-sports area on Rooftop Skywalk

Club on Floors 23 and 24

Come home to a happening club



Situated on the top two floors,
the club gives you a chance to scale the heights
of entertainment with your family and friends.

On Floor 24 — Library • Spa • Swimming pool with deck
Yoga room • Gymnasium • Washroom

On Floor 23 — Hobby room • Multi-purpose hall • Miniplex • Table tennis room • Games room
Admin room • Coffee shop with pantry • Toddlers' room • Crèche • Squash court • Washroom

On the Ground Floor — Swimming pool with deck • Party hall with washroom



Swimming pool on Floor 24



Coffee shop on Floor 23



Multi-purpose hall on Floor 23



Games room on Floor 23



Gymnasium on Floor 24

The address of happiness



The rooms of smiles

SPECIFICATIONS

Structure

Earthquake resistant RCC framed structure with monolithic concreting

Internal Walls

RCC/ACC wall overlaid with white cement putty

Doors

Doors with tough timber frames and solid-core flush shutters

Windows

Aluminium frames
with fully glazed shutters and quality fittings

Flooring

Vitrified tiled flooring in all bedrooms, living/dining rooms

Kitchen

Floor Ceramic tiles

Countertops Granite with steel sink

Dados Ceramic tiles up to a height of 2 feet from the countertop

Toilet

Floor Anti-skid ceramic tiles

Dados Ceramic tiles up to 7 feet/up to soffit of lintel level

Sanitaryware

Chromium plated fittings, white high quality porcelain fixtures

Electricals

Superior quality concealed copper wiring
with the latest modular switches

Telephone Wiring

Central distribution console networked with all apartments

Exterior

Weatherproof exterior texture finish

Lift Facia

Combination of granite and laminate
above wooden panel

Interior

Internal walls Smooth, impervious Plaster of Paris or wall putty

Common area Obd/plastic emulsion paints over putty



**Fittings as per actual materials used. Accessories shown are for illustration purpose only.*



Living room



Pollution free life overlooking 18 acre lake



Master bedroom

SERENITY

will be your neighbour

HAPPY

will be your middle name

A charming lakeside just for you. Take a breath of fresh air in the mornings on the jogging track. Visit the play area in the afternoon with your little one. The 18-acre Bonhooghly lake makes life bright and sunny at Siddha Eden LakeVille. The lake is being beautified by Siddha Group and Eden Realty.



Facilities and Conveniences

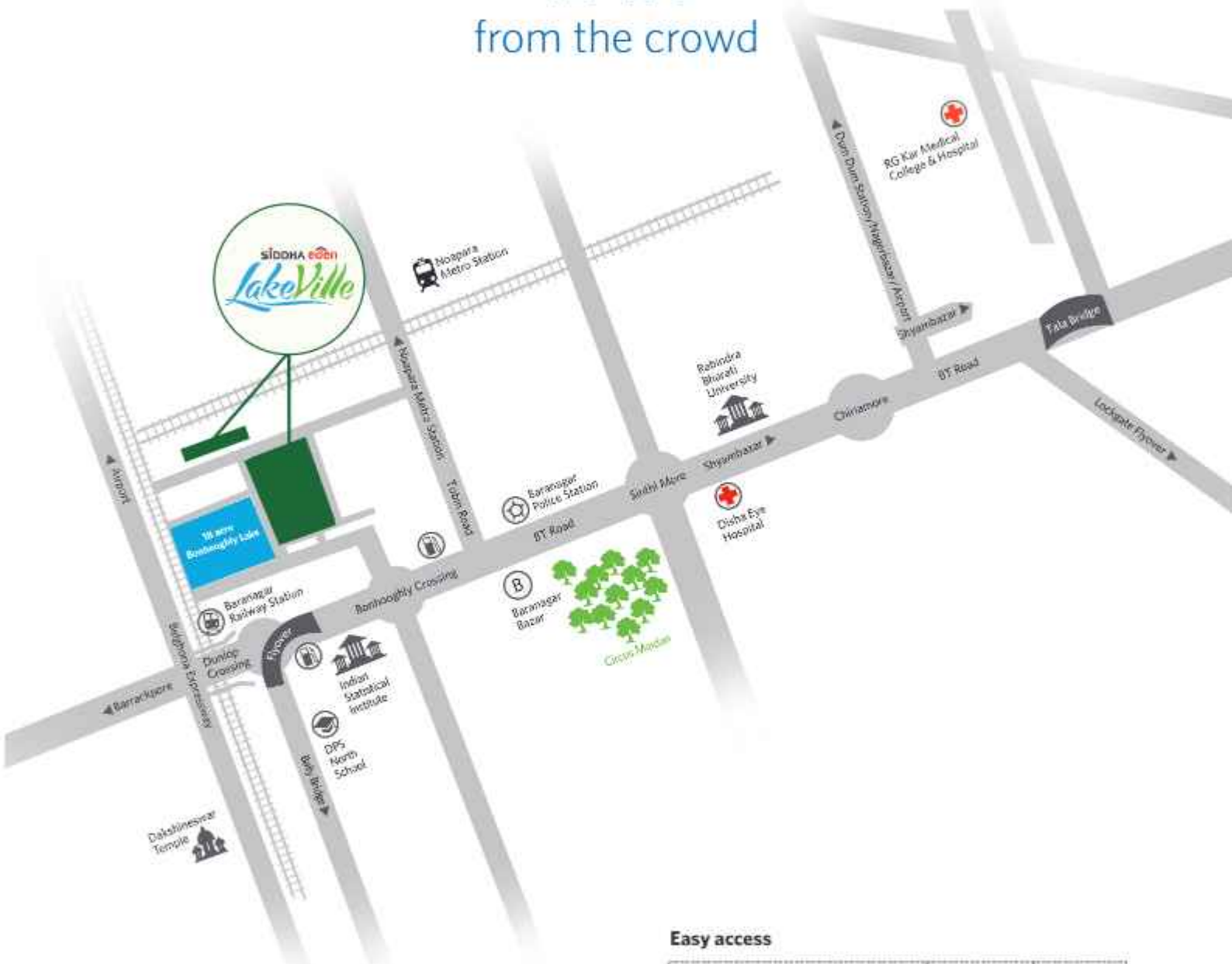
- Visitors' car parking area
- Intercom network
- Rainwater harvesting system
- Water treatment plant
- Firefighting system
- Sewage treatment plant
- Solar lighting in certain areas
- Power backup for common areas
- 24/7 water supply
- Elevators
- Facility management system
- Security with 24/7 surveillance
- CCTV
- Terrace garden
- Residents' cycle stand
- Guest house
- Pet-friendly zone
- Sidewalk, pergola, seating zone
- Ramp for people with special needs in suitable areas and more...

CLOSER

to schools, offices, malls

FAR

from the crowd



Easy access

Indian Statistical Institute	500 m	5 min
Baranagar Railway Station	900 m	6 min
Pantaloon BT Road	1 km	7 min
Noapara Metro Station	1.5 km	6 min
DPS North School	1.5 km	8 min
Shyambazar 5 Point	5 km	15 min
Airport	9.8 km	20 min

Estimated distance and time for private transportation.

SIDDHA

Home is where you discover the real you. Siddha's aim is to develop high quality homes within your budget and add to your pleasant discoveries. Since its inception in 1986, Siddha has been crafting residential and commercial spaces with a difference, to make good living affordable in Kolkata, Jaipur, Mumbai and Bengaluru.

Siddha's perseverance and passion for quality homes drive it forward with every new project. Led by Group Chairman Chandra Prakash Jain and Group Managing Director Sanjay Jain, Siddha creates and sells high-quality housing in India.

Siddha believes that the magic of craftsmanship lies beyond the reality of construction. It is the ability to sculpt better lives by designing and crafting living spaces that sets Siddha apart.

Architect



Agrawal & Agrawal, led by Jay Prakash Agrawal, the renowned architect, ranks amongst Eastern India's leading architectural practitioners. It is known for its residential apartments, commercial complexes, townships, IT infrastructure, complexes, malls, hotels, institutional and leisure projects.

Legal Adviser



Saha & Ray, Advocates, Kolkata, is a premier law firm specialising in real estate and property laws. Armed with international affiliations and global terms of reference, the firm is headed by Avik Saha and Jayati Ray.



Established in Kolkata in February 2003, the Eden Realty Group aims to develop quality infrastructure and real estate projects. The Group constantly innovates for quality and design excellence and works towards making living spaces affordable and delivering true value for money and solutions for every strata of the society.

Eden Realty has the distinction of having delivered Kolkata's first real estate FDI project: Eden City Maheshtala Phase I, comprising 27 towers. Bonorini - the first of its kind refugee rehabilitation project benefitting 800 refugee families has also been delivered in PPP mode with Siddha Group and the Government of West Bengal.

Under efficient leadership of Shri Sachchidanand Rai - Chairman, Eden Realty Group brings innovation, efficiency and professionalism to its team.

Green homes for you and the environment



Silver rated certified project under IGBC's 'Green Homes' norms.

Siddha Eden LakeVille is registered as a 'Green Homes' project by the Indian Green Building Council (IGBC). 'Green Homes' is the first rating programme developed in India, exclusively for the residential sector.

SIDDHA

CORPORATE OFFICE

Siddha Park 99A Park Street Kolkata 700016 India

P +91 8048 767 767

E info@siddhagroup.com **W** siddhagroup.com

eden REALTY
Building Dreams. Designing Lifestyle

CORPORATE OFFICE

Metropolitan Building 7 Jawaharlal Nehru Road Kolkata 700013 India

P +91 33 6626 4100 **E** info@ervpl.com **W** ervpl.com

SITE OFFICE

561 Lakeview Park Road Bonhooghly Opposite Indian Statistical Institute on BT Road Kolkata 700108 India

E lakeville@siddhagroup.com **W** siddhaedenlakeville.com

SKYWALKS
AT SIDDHA

Follow Us



Download Free Siddha Group App



This document is not a legal offering and all features, specifications, dimensions, amenities, layout images and other aspects of the apartments/ building(s)/complex mentioned in this document are only representational, informative and not in scale, which may be subject to change/ revision/alteration in terms of approvals, orders, directions and/or regulations of the concerned/relevant authorities and/or compliance with laws/regulations in force from time to time.

Phase I - HIRA/P/NOR/2018/000183

Phase II - HIRA/P/NOR/2019/000385

hira.wb.gov.in

Project
Financial
Assistance



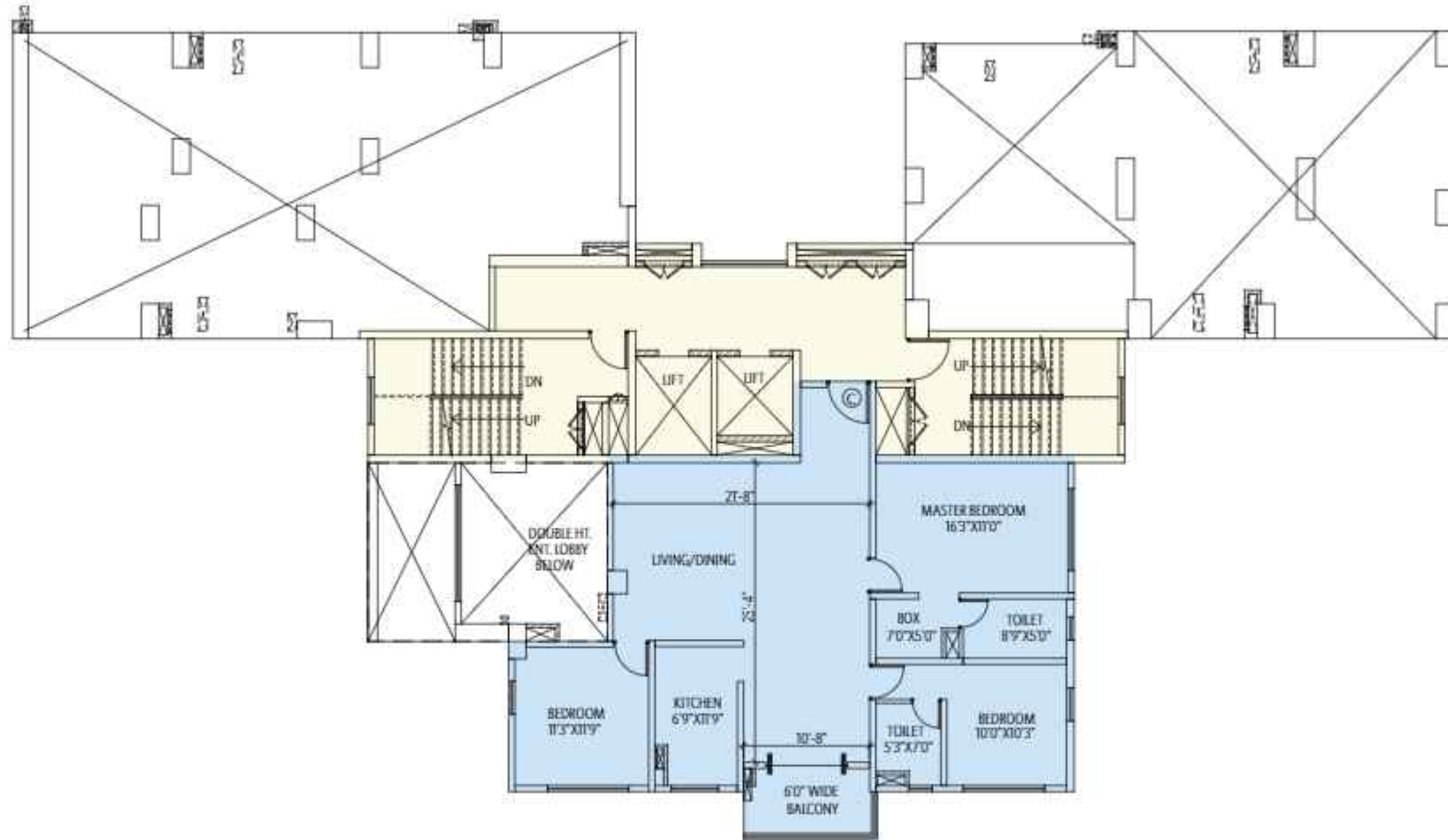
PLANS

MASTER SITE PLAN



Stream (Block-1R)

First Floor Plan



FLAT	TYPE	CA	BA	BUA
A	NA	NA	NA	NA
B	NA	NA	NA	NA
C	3BHK+2T	1148	58	1321

BHK - Bedroom Hall Kitchen | T - Toilet | CA - Carpet Area
BA - Balcony Area | BUA - Built Up Area



Stream (Block-1R) Typical Floor Plan (2nd-25th)



FLAT C - 4BHK+3T



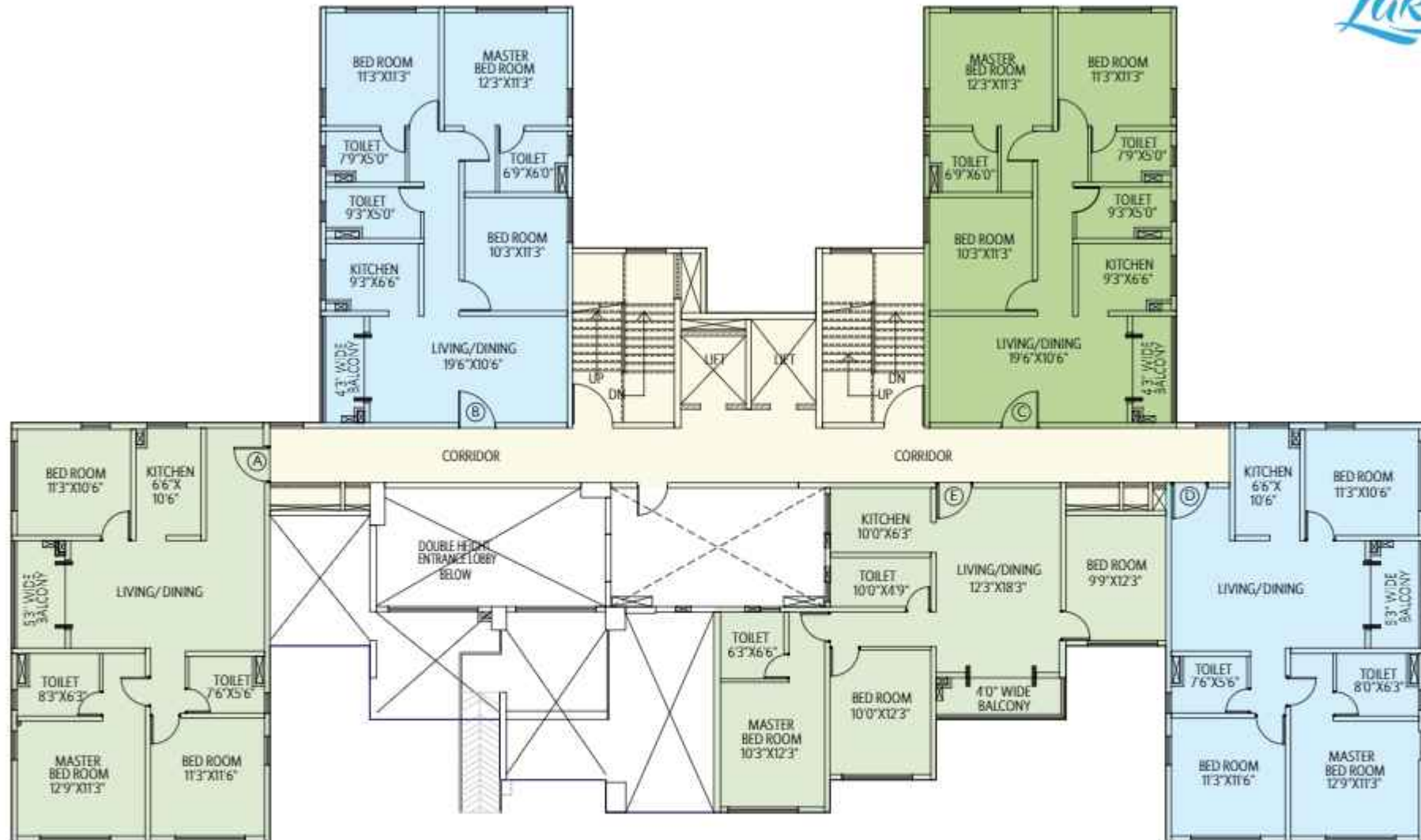
FLAT	TYPE	CA	BA	BUA	OT
A	3BHK+3T	1100	33	1226	NA
B	4BHK+3T	1246	60	1455	NA
C	4BHK+3T	1281	58	1450	179

BRK - Bedroom Hall Kitchen | T - Toilet | CA - Carpet Area
BA - Balcony Area | BUA - Built Up Area | OT - Open Terrace



Ripple (Block-1Q)

First Floor Plan



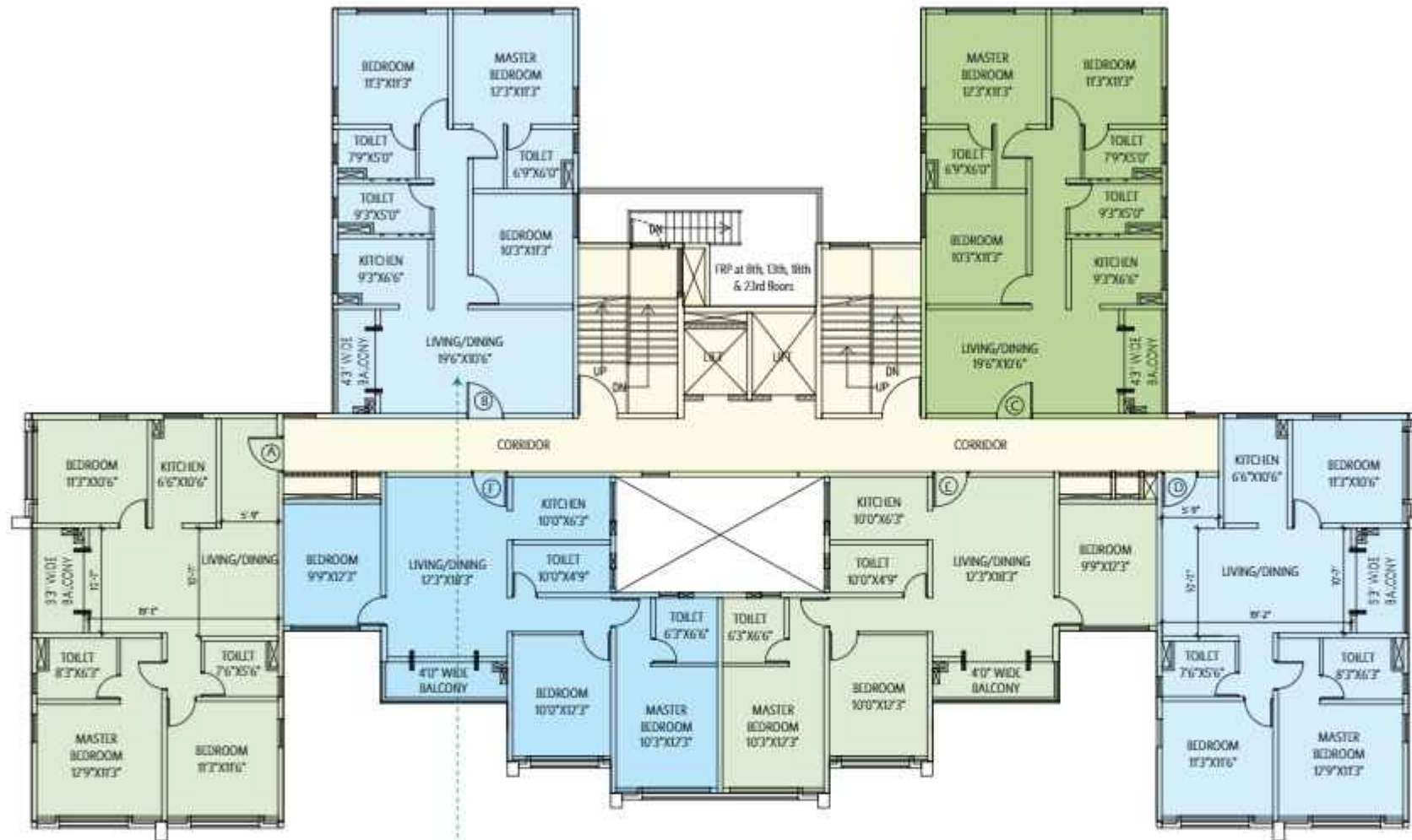
FLAT	TYPE	CA	BA	BUA
A	3BHK+2T	911	50	1049
B	3BHK+3T	906	39	1030
C	3BHK+3T	906	39	1030
D	3BHK+2T	875	50	1008
E	3BHK+2T	845	44	977
F	NA	NA	NA	NA

BHK - Bedroom Hall Kitchen | T - Toilet | CA - Carpet Area
BA - Balcony Area | BUA - Built Up Area



Ripple (Block-1Q)

Typical Floor Plan (2nd-25th)



FLAT B - 3BHK+3T



FLAT	TYPE	CA	BA	BLA
A	3BHK+2T	911	50	1046
B	3BHK+3T	906	39	1030
C	3BHK+3T	906	39	1030
D	3BHK+2T	875	50	1008
E	3BHK+2T	845	44	969
F	3BHK+2T	845	44	969

BHK - Bedroom Hall Kitchen | T - Toilet | CA - Carpet Area
BA - Balcony Area | BLA - Built Up Area



Promenade (Block-1N)

First Floor Plan

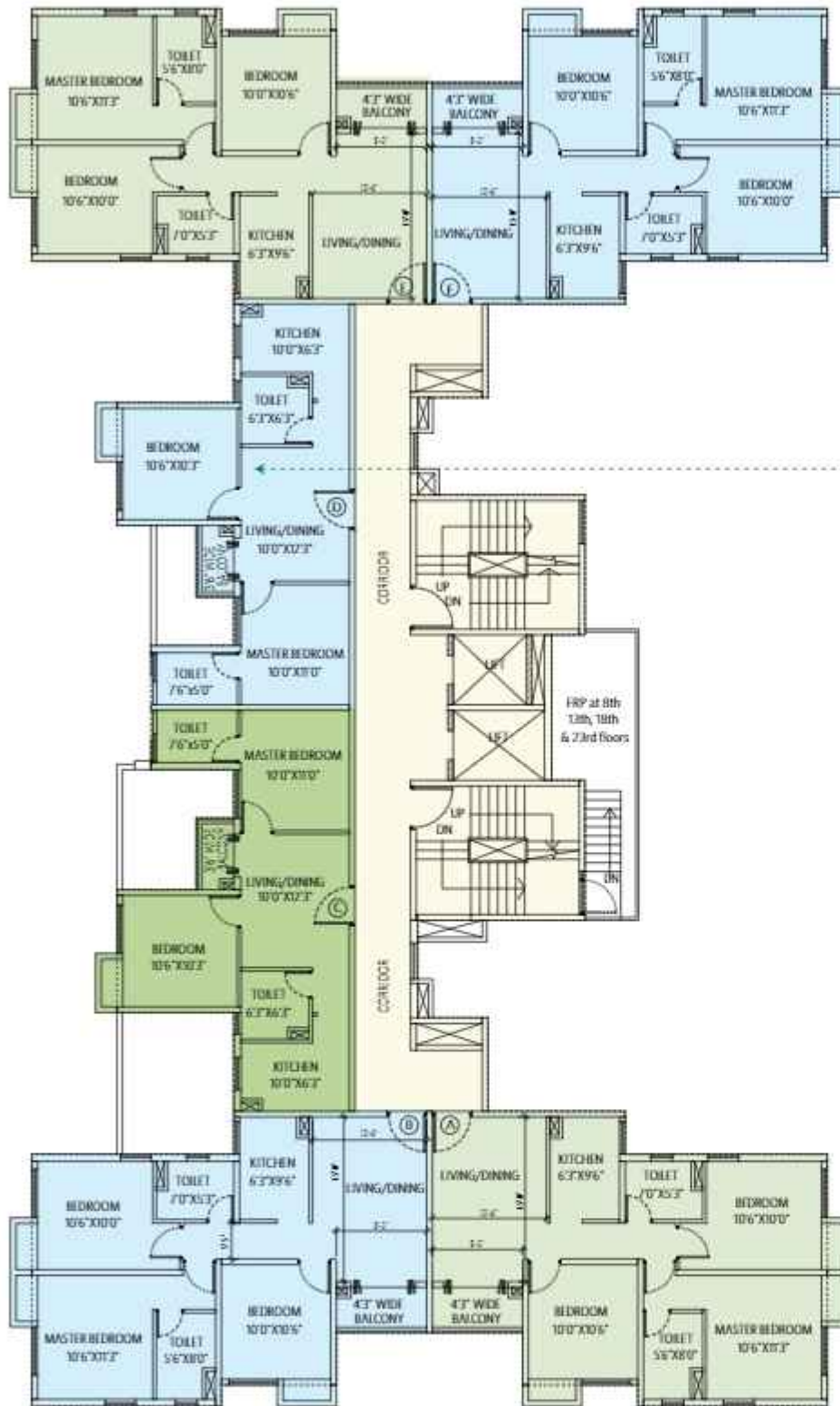


FLAT	TYPE	CA	BA	BUA	OT
D	2BHK+2T	518	17	611	61
E	3BHK+2T	754	30	862	256
F	3BHK+2T	754	30	865	NA

BHK - Bedroom Hall Kitchen | T - Toilet | CA - Carpet Area
BA - Bathroom Area | BUA - Built Up Area | OT - Open Terrace



Promenade (Block-1N) Typical Floor Plan (2nd-25th)



FLAT D - 2BHK+2T



FLAT	TYPE	CA	BA	BUA
A	3BHK+2T	754	30	865
B	3BHK+2T	754	30	862
C	2BHK+2T	518	17	611
D	2BHK+2T	518	17	611
E	3BHK+2T	754	30	862
F	3BHK+2T	754	30	865

BHK - Bedroom Hall Kitchen | T - Toilet | CA - Carpet Area
BA - Balcony Area | BUA - Built Up Area



Oceania (Block-1M)

First Floor Plan



FLAT	TYPE	CA	BA	BUA
A	NA	NA	NA	NA
B	2BHK+2T+S	751	20	856
C	3BHK+2T	833	42	959
D	2BHK+2T	667	38	772
E	2BHK+2T	658	32	760
F	3BHK+3T	856	33	975

BHK - Bedroom Hall Kitchen | T - Toilet | CA - Carpet Area | S - Study
BA - Balcony Area | BUA - Built Up Area



Oceania (Block-1M)

Typical Floor Plan (2nd-25th)



FLAT C - 3BHK+2T

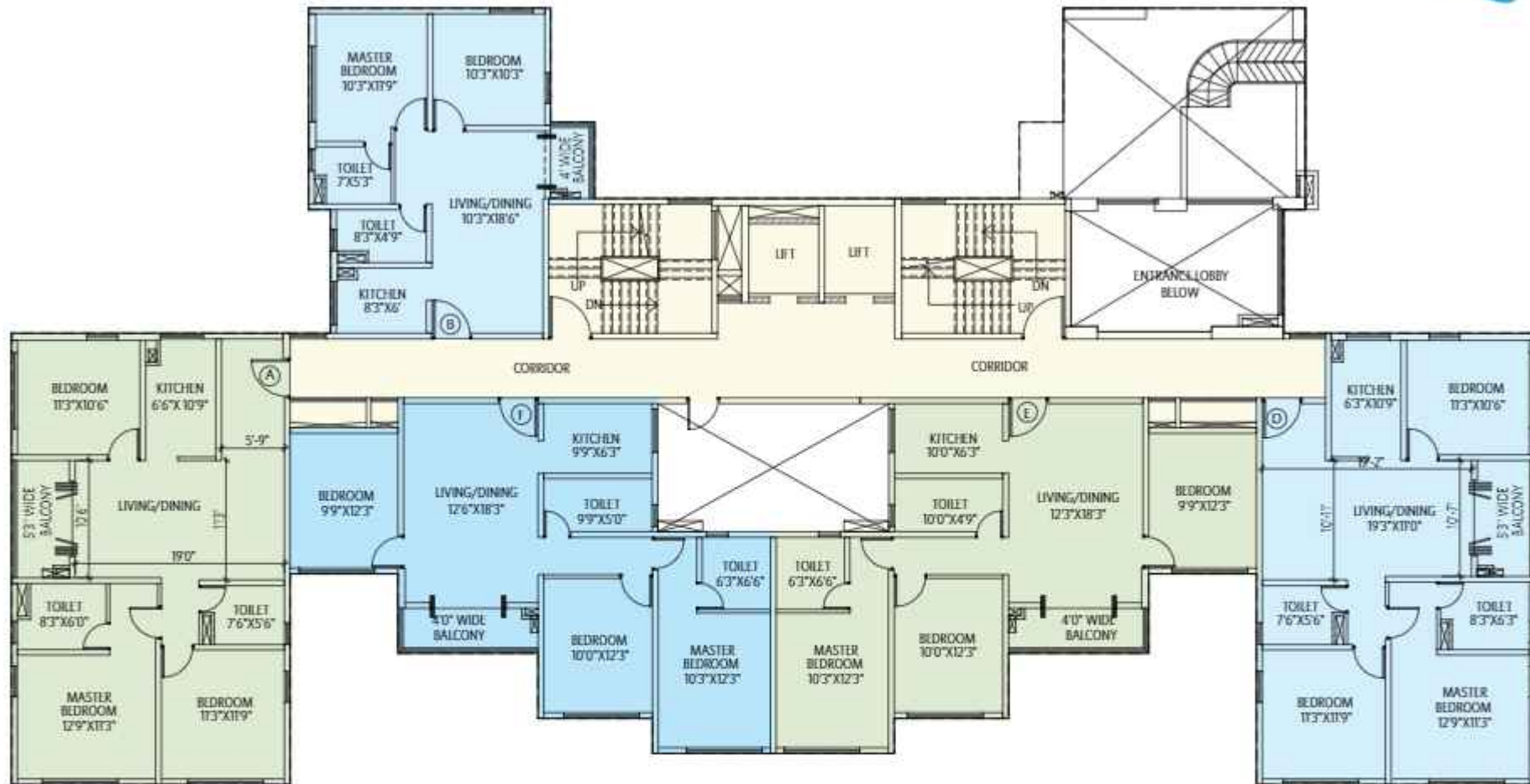
FLAT	TYPE	CA	BA	BUA
A	2BHK+2T+S	750	20	855
B	2BHK+2T+S	751	20	856
C	3BHK+2T	833	42	959
D	2BHK+2T	667	38	772
E	2BHK+2T	658	32	760
F	3BHK+3T	856	33	975

BHK - Bedroom Hall Kitchen | T - Toilet | CA - Carpet Area | S - Study
BA - Balcony Area | BUA - Built Up Area



Marina (Block-1L)

First Floor Plan



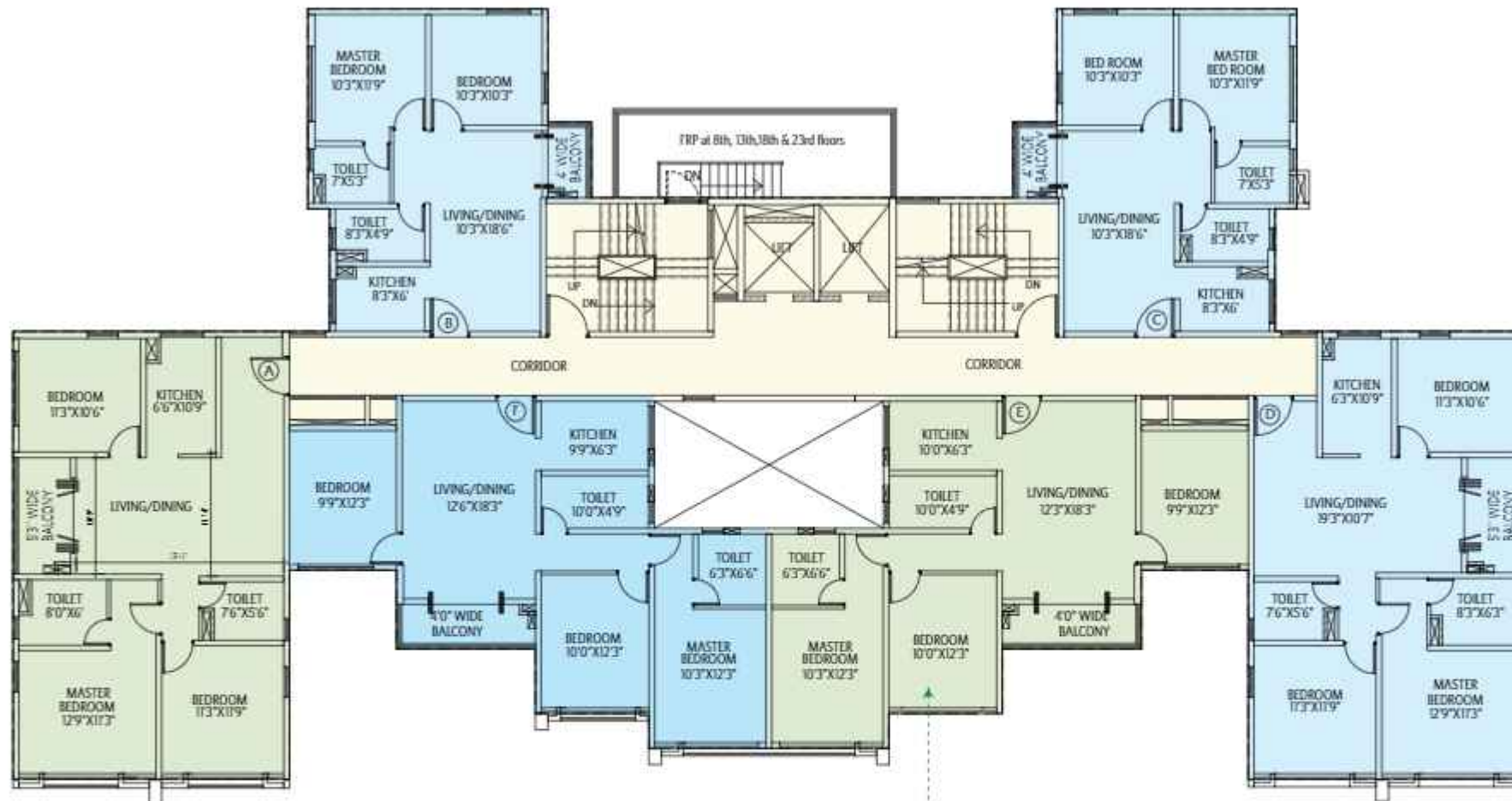
FLAT	TYPE	CA	BA	BUA
A	3BHK+2T	910	50	1046
B	2BHK+2T	578	22	672
C	NA	NA	NA	NA
D	3BHK+2T	873	50	1009
E	3BHK+2T	845	44	969
F	3BHK+2T	845	44	969

BHK - Bedroom Hall Kitchen | T - Toilet | CA - Carpet Area
BA - Balcony Area | BUA - Built Up Area



Marina (Block-1L)

Typical Floor Plan (2nd-25th)



FLAT E - 3BHK+2T

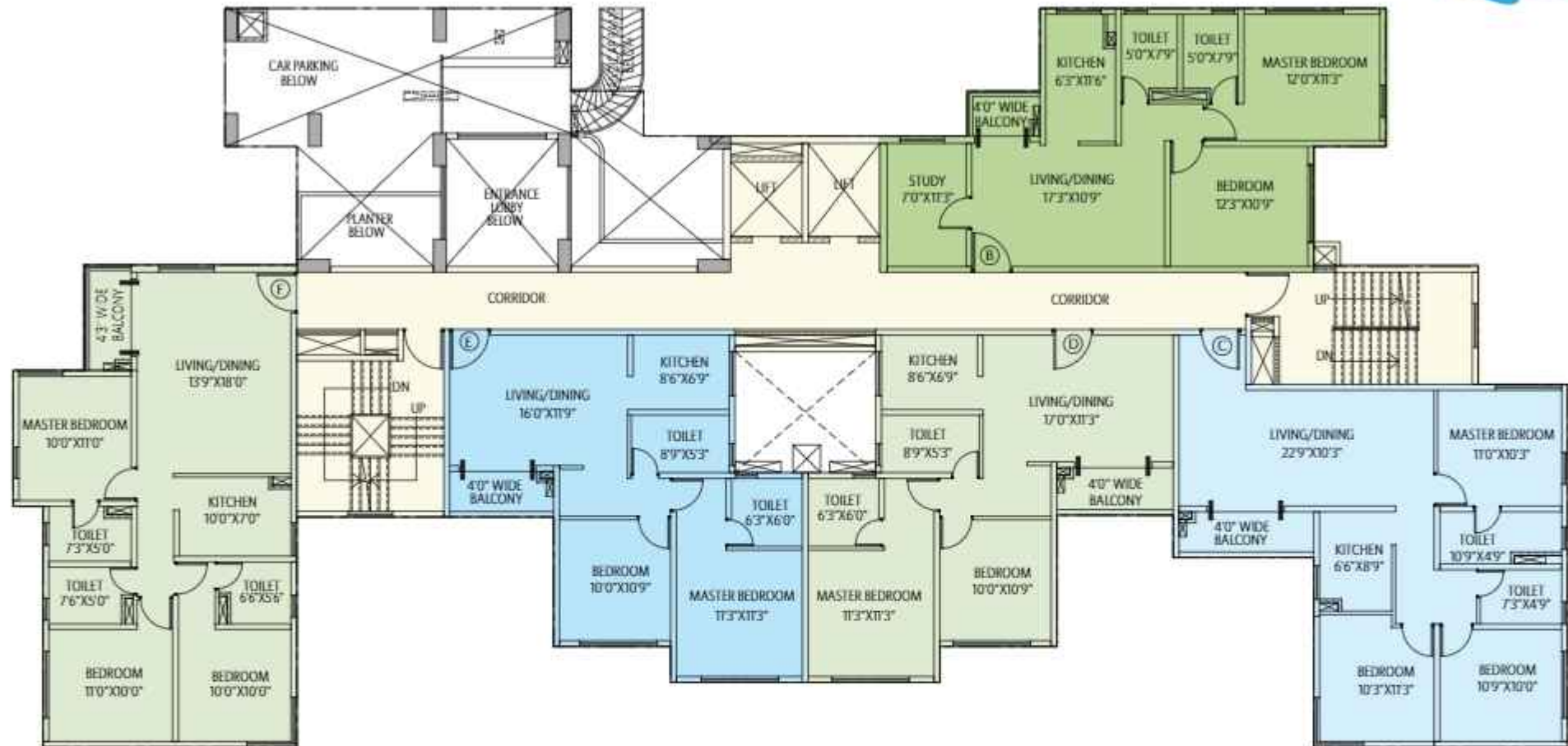
FLAT	TYPE	CA	BA	BUA
A	3BHK+2T	910	50	1046
B	2BHK+2T	578	22	672
C	2BHK+2T	581	22	672
D	3BHK+2T	873	50	1009
E	3BHK+2T	845	44	969
F	3BHK+2T	845	44	969

BHK - Bedroom Hall Kitchen | T - Toilet | CA - Carpet Area
BA - Balcony Area | BUA - Built Up Area | OT - Open Terrace



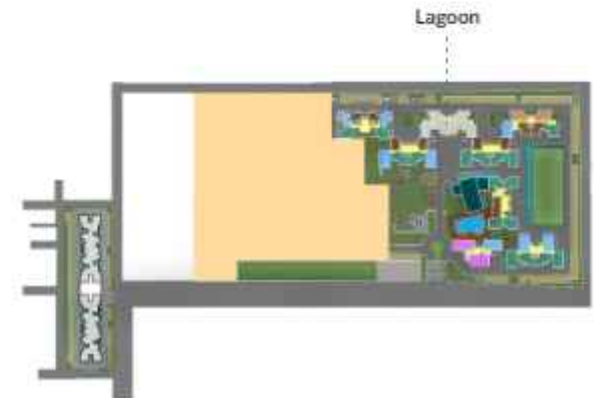
Lagoon (Block-1K)

First Floor Plan



FLAT	TYPE	CA	BA	BUA
A	NA	NA	NA	NA
B	2BHK+2T+S	751	20	856
C	3BHK+2T	832	42	959
D	2BHK+2T	667	38	772
E	2BHK+2T	658	32	760
F	3BHK+3T	856	32	975

BHK - Bedroom+Hall+Kitchen | T - Toilet | CA - Carpet Area | S - Study
BA - Balcony Area | BUA - Built Up Area | OT - Open Terrace



Lagoon (Block-1K)

Typical Floor Plan (2nd-25th)



FLAT B - 2BHK+2T+S

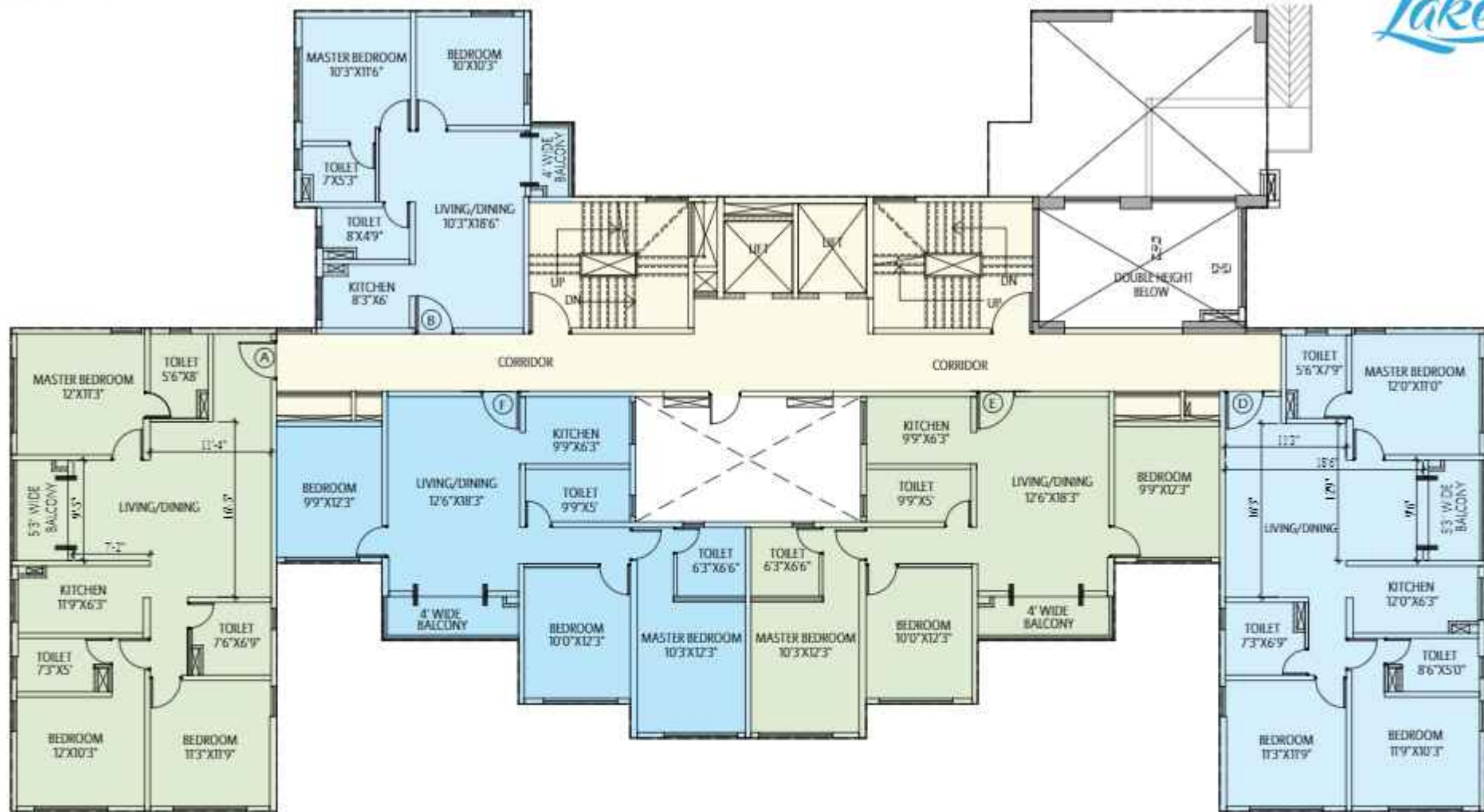
FLAT	TYPE	CA	BA	BUA
A	2BHK+2T+S	750	20	855
B	2BHK+2T+S	751	20	856
C	3BHK+2T	832	42	959
D	2BHK+2T	667	38	772
E	2BHK+2T	658	32	760
F	3BHK+3T	856	32	975

BHK - Bedroom Hall Kitchen | T - Toilet | CA - Carpet Area | S - Study
BA - Balcony Area | BUA - Built Up Area



Islet (Block-1J)

First Floor Plan



FLAT	TYPE	CA	BA	BUA
A	3BHK+3T	989	44	1122
B	2BHK+2T	578	22	672
C	NA	NA	NA	NA
D	3BHK+3T	954	44	1088
E	3BHK+2T	844	44	968
F	3BHK+2T	844	44	968

BHK - Bedroom Hall Kitchen | T - Toilet | CA - Carpet Area
BA - Balcony Area | BUA - Built Up Area



Islet (Block-1J)

Typical Floor Plan (2nd-25th)



FLAT A - 3BHK+3T

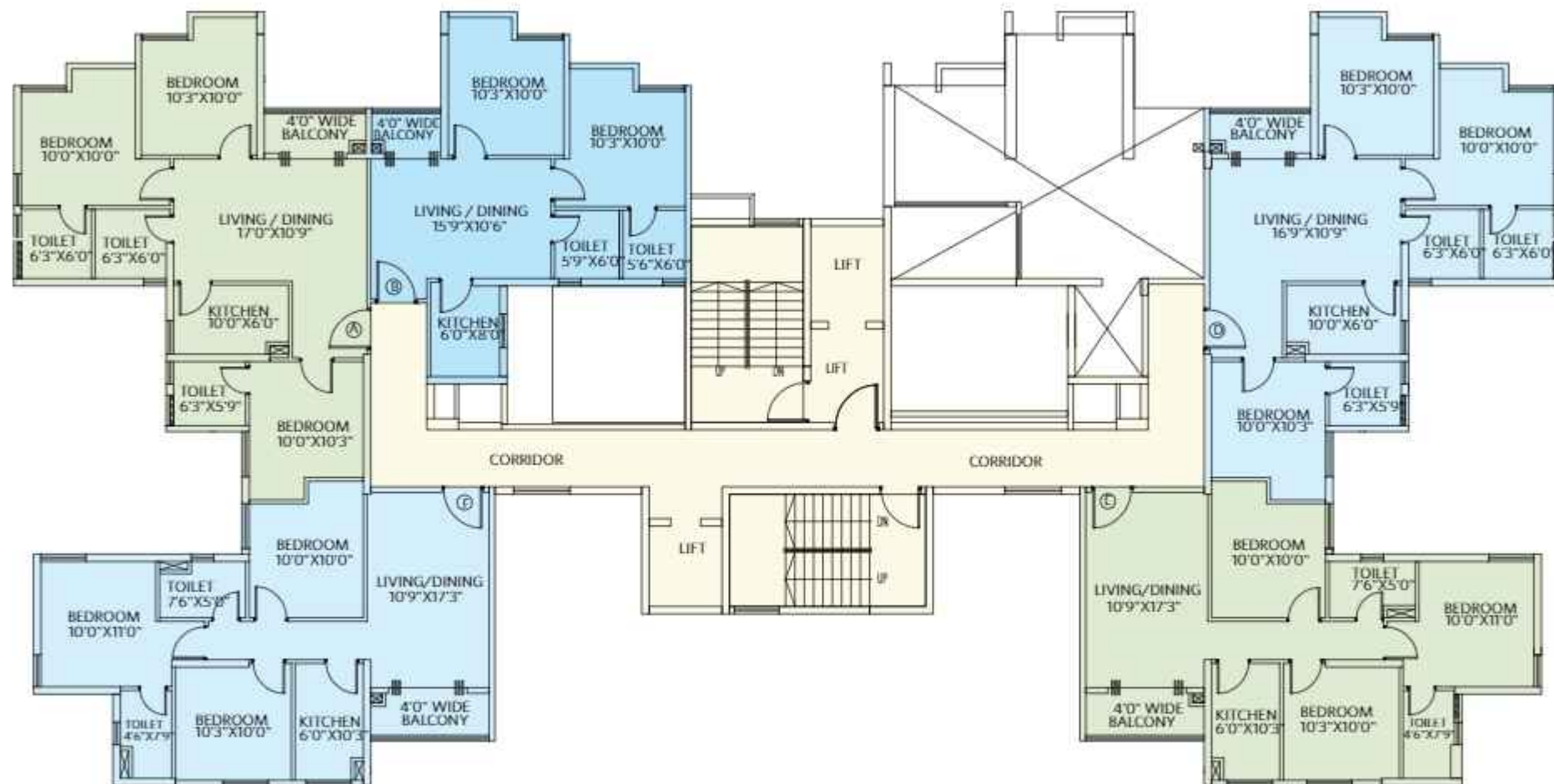


FLAT	TYPE	CA	BA	BUA
A	3BHK+3T	989	44	1122
B	2BHK+2T	578	22	672
C	2BHK+2T	581	22	672
D	3BHK+3T	954	44	1088
E	3BHK+2T	844	44	968
F	3BHK+2T	844	44	968

BHK - Bedroom Hall Kitchen | T - Toilet | CA - Carpet Area
BA - Balcony Area | BUA - Built Up Area | OT - Open Terrace



Proposed Future Block

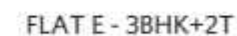


FLAT	TYPE	CA	BA	BUA
A	3BHK+3T	781	30	894
B	2BHK+2T	544	20	630
C	NA	NA	NA	NA
D	3BHK+3T	779	30	897
E	3BHK+2T	731	38	853
F	3BHK+2T	730	38	853

BHK = Backroom Hall Kitchen | T = Toilet | CA = Carpet Area
BA = Balcony Area | BUA = Built Up Area



Proposed Future Block



FLAT	TYPE	CA	BA	BUA
A	3BHK+3T	781	30	894
B	2BHK+2T	544	20	630
C	2BHK+2T	543	20	630
D	3BHK+3T	781	30	894
E	3BHK+2T	731	38	853
F	3BHK+2T	730	38	853

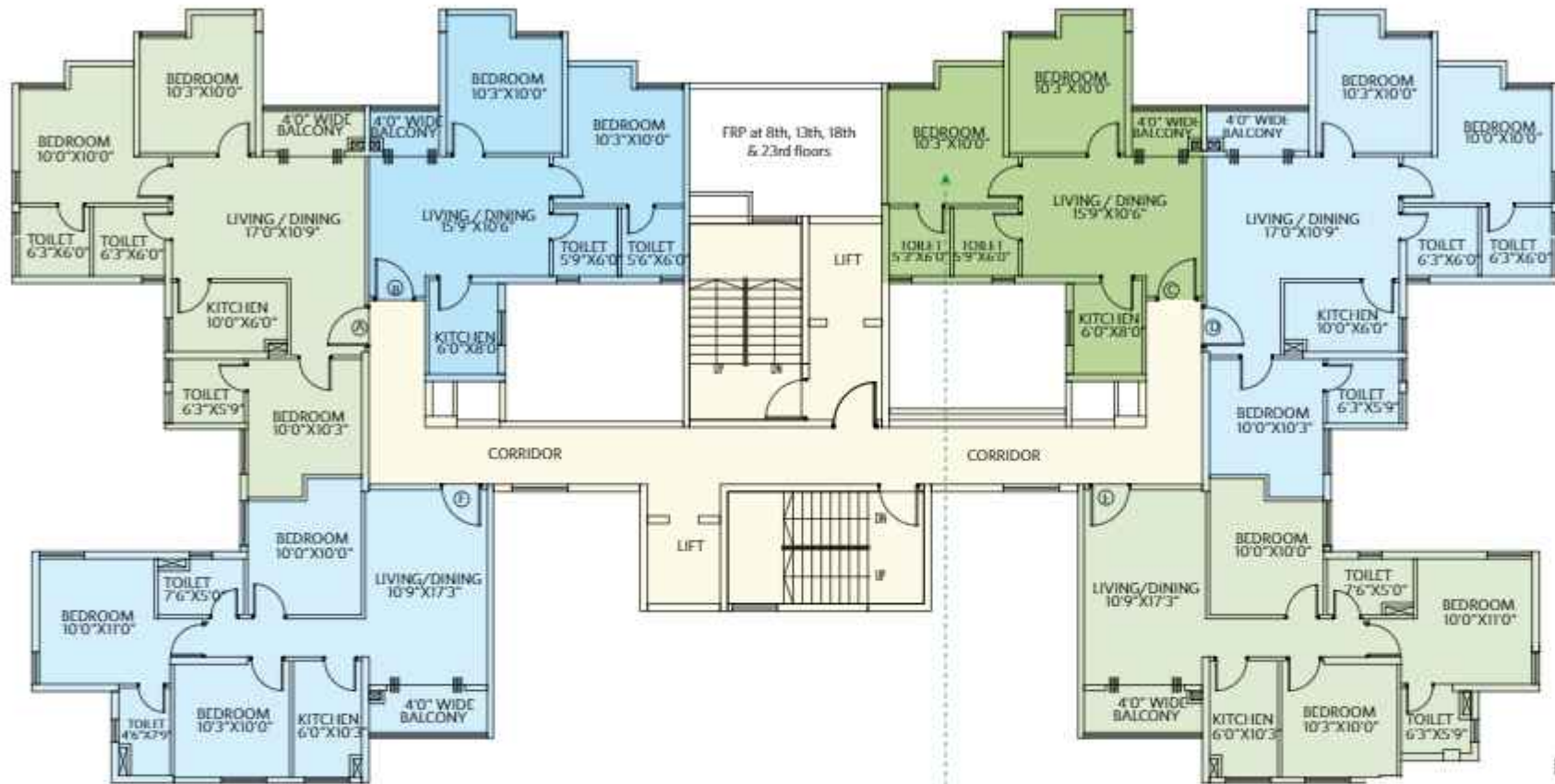
BHK - Bedroom Hall Kitchen | T - Toilet | CA - Carpet Area
BA - Balcony Area | BUA - Built Up Area



Harbour (Block-1H)

Typical Floor Plan (21st-25th)

Proposed Future Block



FLAT	TYPE	CA	BA	BUA
A	3BHK+3T	781	30	894
B	2BHK+2T	544	20	630
C	2BHK+2T	543	20	630
D	3BHK+3T	781	30	894
E	3BHK+2T	731	38	853
F	3BHK+2T	730	38	853

BHK - Bedroom Hall Kitchen | T - Toilet | CA - Carpet Area
BA - Balcony Area | BUA - Built Up Area



Harmony Tower 1 First Floor Plan

Tower 2 First Floor Plan



Tower 2- FLAT E - 3BHK+2T



FLAT	TYPE	CA	BA	BUA
A	3BHK+2T	713	30	817
B	2BHK+2T	503	16	594
C	2BHK+2T	503	16	594
D	NA	NA	NA	NA
E	NA	NA	NA	NA
F	NA	NA	NA	NA
G	2BHK+2T	457	19	545
H	3BHK+2T	712	30	816

BHK - Bedroom Hall Kitchen | T - Toilet | CA - Carpet Area
BA - Balcony Area | BUA - Built Up Area | FRP - Fire Refuge platform

FLAT	TYPE	CA	BA	BUA
A	3BHK+2T	713	30	817
B	2BHK+2T	503	16	594
C	2BHK+2T	503	16	594
D	2BHK+2T+S	697	30	799
E	2BHK+2T+S	697	30	799
F	NA	NA	NA	NA
G	2BHK+2T	457	18	545
H	3BHK+2T	712	30	816

BHK - Bedroom Hall Kitchen | T - Toilet | CA - Carpet Area
BA - Balcony Area | BUA - Built Up Area | FRP - Fire Refuge platform



Harmony Tower 1 Second Floor Plan

Tower 2 Second Floor Plan



Tower 1- FLAT D - 3BHK+2T



FLAT	TYPE	CA	BA	BUA	OT
A	3BHK+2T	713	30	817	NA
B	2BHK+2T	503	16	594	NA
C	2BHK+2T	503	16	594	NA
D	3BHK+2T	713	30	817	407
E	3BHK+2T	713	30	817	407
F	2BHK+2T	458	19	541	NA
G	2BHK+2T	458	19	541	NA
H	3BHK+2T	712	30	816	NA

BHK - Bedroom Hall Kitchen | T - Toilet | CA - Carpet Area
BA - Balcony Area | BUA - Built Up Area | OT - Open Terrace | FRP - Fire Refuge platform

FLAT	TYPE	CA	BA	BUA	OT
A	3BHK+2T	713	30	817	NA
B	2BHK+2T	503	16	594	NA
C	2BHK+2T	503	16	594	NA
D	3BHK+2T	713	30	817	404
E	3BHK+2T	713	30	817	404
F	2BHK+2T	458	19	541	NA
G	2BHK+2T	458	19	541	NA
H	3BHK+2T	712	30	816	NA

BHK - Bedroom Hall Kitchen | T - Toilet | CA - Carpet Area | S - Study
BA - Balcony Area | BUA - Built Up Area | OT - Open Terrace | FRP - Fire Refuge platform



Harmony

Tower 1

Typical Floor Plan (3rd-10th floor)



FLAT C - 2BHK+2T



FLAT	TYPE	CA	BA	BUA
A	3BHK+2T	713	30	817
B	2BHK+2T	503	16	594
C	2BHK+2T	503	16	594
D	3BHK+2T	713	30	817
E	3BHK+2T	713	30	817
F	2BHK+2T	458	19	541
G	2BHK+2T	458	19	541
H	3BHK+2T	712	30	816

BHK - Bedroom Hall Kitchen | T - Toilet | CA - Carpet Area
BA - Balcony Area | BUA - Built Up Area | FRP - Fire Refuge platform

Tower 2

Typical Floor Plan (3rd-10th floor)



FLAT	TYPE	CA	BA	BUA
A	3BHK+2T	713	30	817
B	2BHK+2T	503	16	594
C	2BHK+2T	503	16	594
D	3BHK+2T	713	30	817
E	3BHK+2T	713	30	817
F	2BHK+2T	458	19	541
G	2BHK+2T	458	19	541
H	3BHK+2T	712	30	816

BHK - Bedroom Hall Kitchen | T - Toilet | CA - Carpet Area
BA - Balcony Area | BUA - Built Up Area | FRP - Fire Refuge platform