

Sustainability meets Simplicity



CSS RAMAN HOMES

UTTARA SQUARE

www.cssgroups.com

*Let your dream
bloom at
CSS Raman Homes*



ABOUT US

At CSS Infra, we are proud to be one of Bhubaneswar's most trusted names in real estate, dedicated to crafting exceptional living spaces that seamlessly blend elegance, comfort, and functionality. Our vision is to design homes that cater to the needs of modern living while maintaining a timeless sense of beauty and quality. Driven by a passion for excellence and a steadfast commitment to customer satisfaction, we aspire to help families build healthy, comfortable, and inspiring homes they can truly call their own. A home is more than a structure—it is a canvas for memories, relationships, and dreams. Every project we undertake reflects our dedication to thoughtful design, superior craftsmanship, and enduring value.



PROJECT

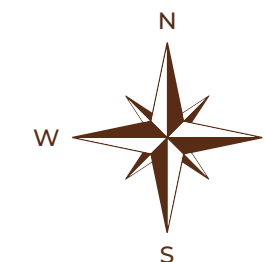
CSS Raman Homes stands as a landmark project in Bhubaneswar, embodying the perfect balance between modern lifestyle and cultural heritage. Nestled amidst historical landmarks, this premium residential community offers luxurious homes designed with comfort, aesthetics, and community in mind. With meticulous attention to detail, world-class amenities, and a vision for harmonious living, CSS Raman Homes brings together the best of urban design and traditional charm in one of Bhubaneswar's most cherished locales.



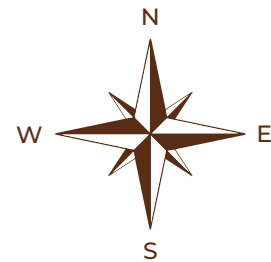
1ST 2ND 3RD FLOOR PLAN



Flat No.	Super Built-Up Area (Sqft)	RERA Carpet Area (Sqft)	Balcony Area (Sqft)	Type
101, 201, 301	1609	936	78	3 BHK
102, 202, 302	1574	922	74	3 BHK
103, 203, 303	1657	978	74	3 BHK
104, 204, 304	1731	1010	85	3 BHK



4TH FLOOR PLAN



Flat No.	Super Built-Up Area (Sqft)	RERA Carpet Area (Sqft)	Balcony Area (Sqft)	Type
401	1609	936	78	3 BHK
402	1574	922	74	3 BHK
403	1428	832	70	2 BHK
404	1731	1010	85	3 BHK

PARKING PLAN





SPECIFICATION

STRUCTURE

R.C.C framed structure with column & beams.

FLOORING

Vitrified flooring with 4” skirting.

KITCHEN

Granite platforms with stainless steel sinks having wall tiles up to 2’0” height.

DOORS

Main door will be laminated flush door of 8 feet height with Godrej or equivalent locks, tower bolts, door viewer, door stopper, etc.

Inside doors will be laminated flush doors.

WINDOWS

UPVC / Aluminium windows with safety MS grills.

BATHROOMS

CP fittings of reputed brand. Vitrified flooring tiles & wall tiles up to 7 feet height & Geyser point in toilet.

ELECTRICAL

Wires of reputed brand with modular electrical switches. All materials are ISI marks.

PAINTS

Plastic paint (inside)
Weather coat (outside).

WALLS

8” exterior and 5” interior walls with flyash brick.



AMENITIES

- Excellent location
- Car parking facility
- Individual DG backup for each flat
- CCTV
- Automated lift
- Society Office

PAYMENT SCHEDULE

Initial Booking 10%

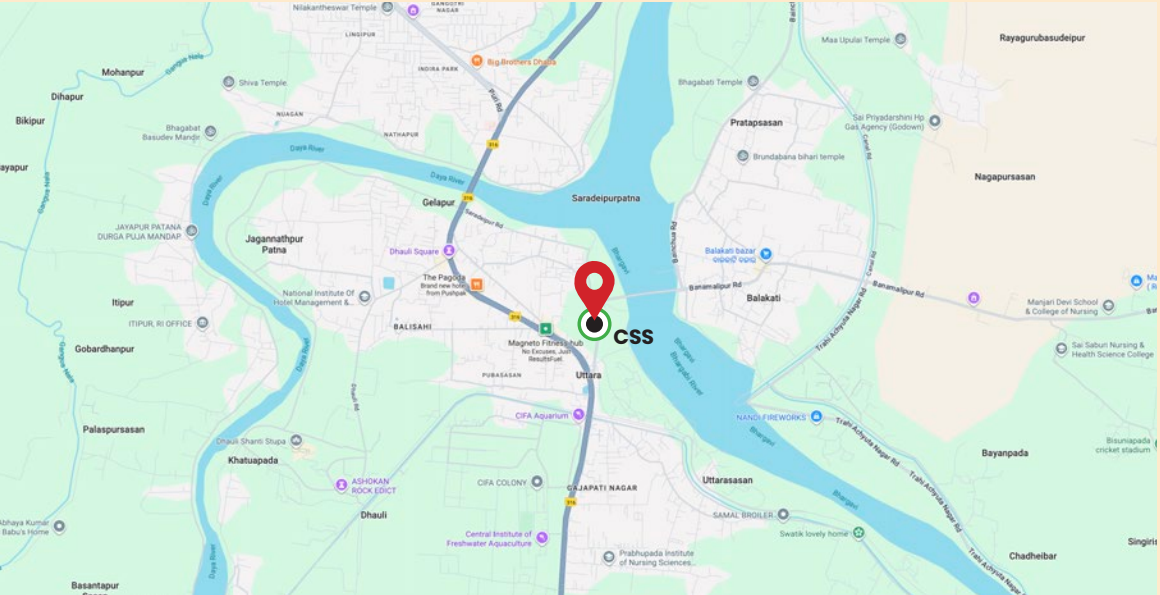
1st installment within 15 days of allotment on or before execution of sale agreement (minus booking amount) **10%**

2nd Installment on completion of slab of the respective floor **25%**

3rd Installment on brick work of respective flat **25%**

4th Installment on completion of flooring of respective flat **20%**

5th installment on completion of flat and before possession **10%**



NEAR BY

- | | |
|---------------------|---------|
| Railway Station | : 10 km |
| Airport | : 11 km |
| Capital Hospital | : 9 km |
| BJB College | : 8 km |
| Dhau | : 4 km |
| Lingaraj Temple | : 6 km |
| Ravi Talkies Square | : 7 km |





Registration Number
RP/19/2026/01421
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CSS INFRA

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