

# NCB NIRALOY



This folder is purely conceptual and is not a legal offering. The developers consultant reserve the right to add/remove/alter any specification/elevation/details mentioned herein.



## Contact Us

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## About Us

NCB Group is a prominent real estate developer specializing in residential and commercial properties. We are committed to delivering high-quality projects that blend innovation with sustainability. Our portfolio includes diverse developments that cater to the needs of homeowners, businesses, and investors alike. With a focus on excellence and integrity, we strive to create enduring value and positive impact in every community we serve.

**NCB GROUP**  
Honesty | Trust | Simplicity

## SITE ADDRESS:

RS-406, KALABERIA,  
KAMARBARI ROAD,  
RAJARHAT, BISHNUPUR, NEAR  
RAJARHAT CHOWMATHA

## Location Advantages:

**Airport :** Dum Dum Airport.

**Railway Station :** BidhanNagar, Dum Dum, Sealdah

**Metro Station (Proposed) :** Chinar park, Jatra gachi

**Bus Route :** 91 A/B/C, 211 A/B Bus Route

**School :** DPS Megacity, DPS New Town and National English

**University / College :** JIS Medical College, Central Law College, Alia University, Techno India College.

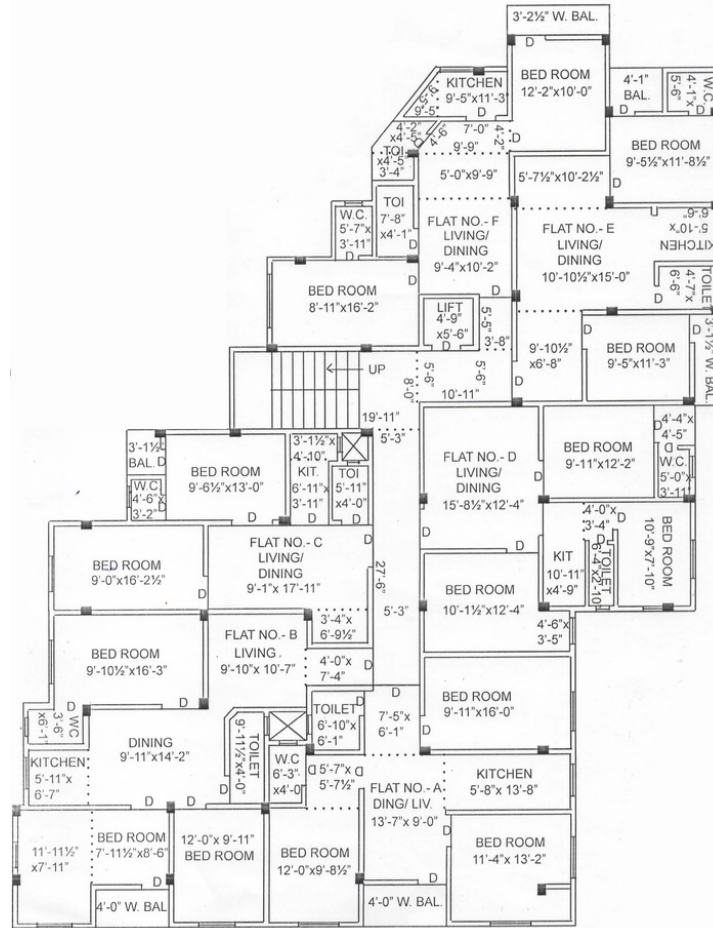
**Hospital :** Ambuja 500 Bed Hospital, Tata Medical Centre, OHIO Heart Hospital, Charnak Hospital.

**Work Place :** IT HUB, Mani Casadona ,International Financial Hub, Unitech IT Park, DLF IT Park, Ambuja Eco Space, Shrachi Synthesis Finance Centre.

**Entertainment Center :** City Centre-II, Axis Mall, Home Town



## TYPICAL FLOOR PLAN



WE INSPIRE  
YOUR STYLE!



## Technical Specifications

### Rooms

Floor – Vitrified tiles  
Wall & Ceiling – Wall Putty finish

### Kitchen

Wall – Tiles up to two feet above counter level  
Floor- Anti skid tiles.  
Counter – Granite countertop  
Fittings & Fixtures – Stainless steel sink & Provision for Exhaust fan  
CP fittings - Superior quality  
Wall & Ceiling - Wall Putty finish

### Toilets

Walls - Designer tiles up to door height  
Floor - Anti Skid tiles  
CP fittings - Superior quality  
Sanitary Ware - Superior quality

### Doors & Windows

Entrance Door - Decorative flush door shutters  
Other Doors - Wooden door frames with flush door shutters  
Window - UPVC windows

### Electrical

Switches - Modular of reputed brand with copper wiring

| Flat No. | Flat Type | Covered Area (SQFT) | Lift / Lobby (SQFT) | Builtup Area (SQFT) | Super Built Area (SQFT) | Total Super Built Area (SQFT) |
|----------|-----------|---------------------|---------------------|---------------------|-------------------------|-------------------------------|
| A        | 3BHK      | 892.41              | 79.51               | 971.92              | 194.38                  | 1166.30                       |
| B        | 3BHK      | 946.84              | 84.36               | 1031.20             | 206.24                  | 1237.44                       |
| C        | 2BHK      | 626.89              | 55.85               | 682.74              | 136.54                  | 819.28                        |
| D        | 3BHK      | 747.00              | 66.55               | 813.55              | 162.71                  | 976.26                        |
| E        | 2BHK      | 729.60              | 65.00               | 794.60              | 158.92                  | 953.52                        |
| F        | 2BHK      | 715.00              | 63.70               | 778.70              | 155.74                  | 934.44                        |

## Strategic Location

Situated amidst peaceful and calm surroundings, NCB Niraloy is well connected to airport, hotels, metro, markets, parks, malls, institutes, business hubs and many more.