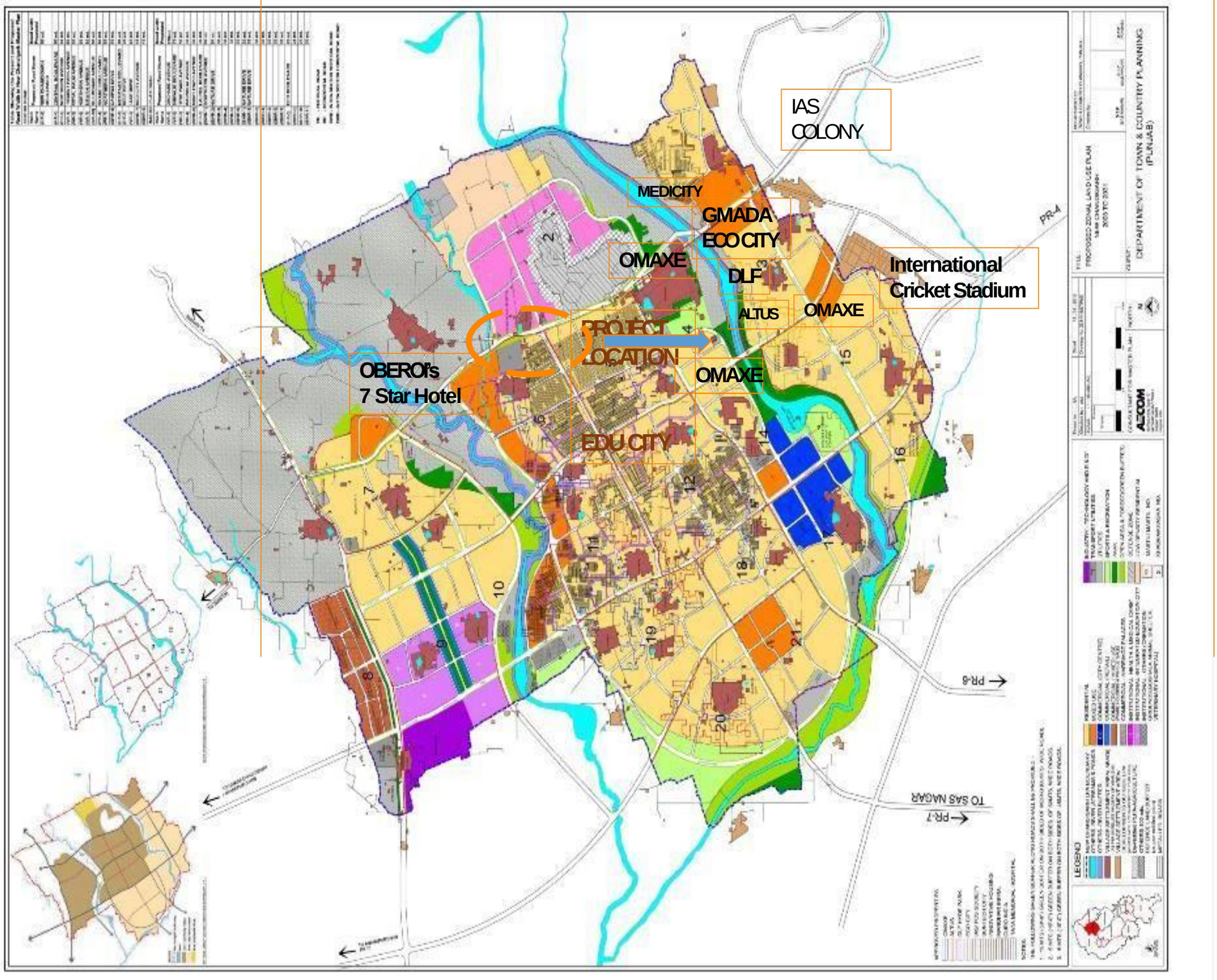
AMBIKA
Enhancing lifestyle

Florence Park

New Chandigarh



AMBIKA
Enhancing lifestyle

NEW CHANDIGARH MASTERPLAN

Florence Park

AMBIKA
Enhancing lifestyle

Florence Park
New Chandigarh



GENERAL
1. ENTRY BOULEVARD
2. MAIN GATE/ GUARD ROOM
3. TOWER ENTRY/ DROP OFF POINT
4. BASEMENT ENTRY AND EXIT
5. NURSERY SCHOOL CUM CRECHE

LANDSCAPING
6. BOBOLI GARDEN
7. KIDS LAWN
   a. FLYING FOX
   b. FANTASY WORLD
   c.TODDLER'S CORNER
   d. GULLIVER'S WORLD
8. YOGA AND MEDITATION LAWN
9. ZEN PARK AND SENIOR CITIZEN PARK
10. REFLEXOLOGY GARDEN
11. WATER FEATURES
12. GAZEBO
13. TREE COURT
13a. FLEUR-DE-LIS(GARDEN OF FLOWERS)
13b. OXY GARDEN

CLUBBING
14. CLUB IRIS
15. SWIMMING POOL
16. KIDS POOL WITH WATER SLIDE
17. AQUA THEME
18. PARTY LAWN

SPORTS
19. TENNIS COURT
20. BADMINTON COURT
21. CRICKET PITCH WITH BOWLING MACHINE
22. JOGGING TRACK
23. HALF BASKET BALL COURT
24. OPEN GYM

PROJECT LAYOUT

AMBIKA
Enhancing lifestyle

CLUB – IRIS (Approx. 15000 Sq. ft.)



CLUB – IRIS (Approx. 15000 Sq. ft.)

Indoor Gaming Facilites



Banquet Hall



Restaurant

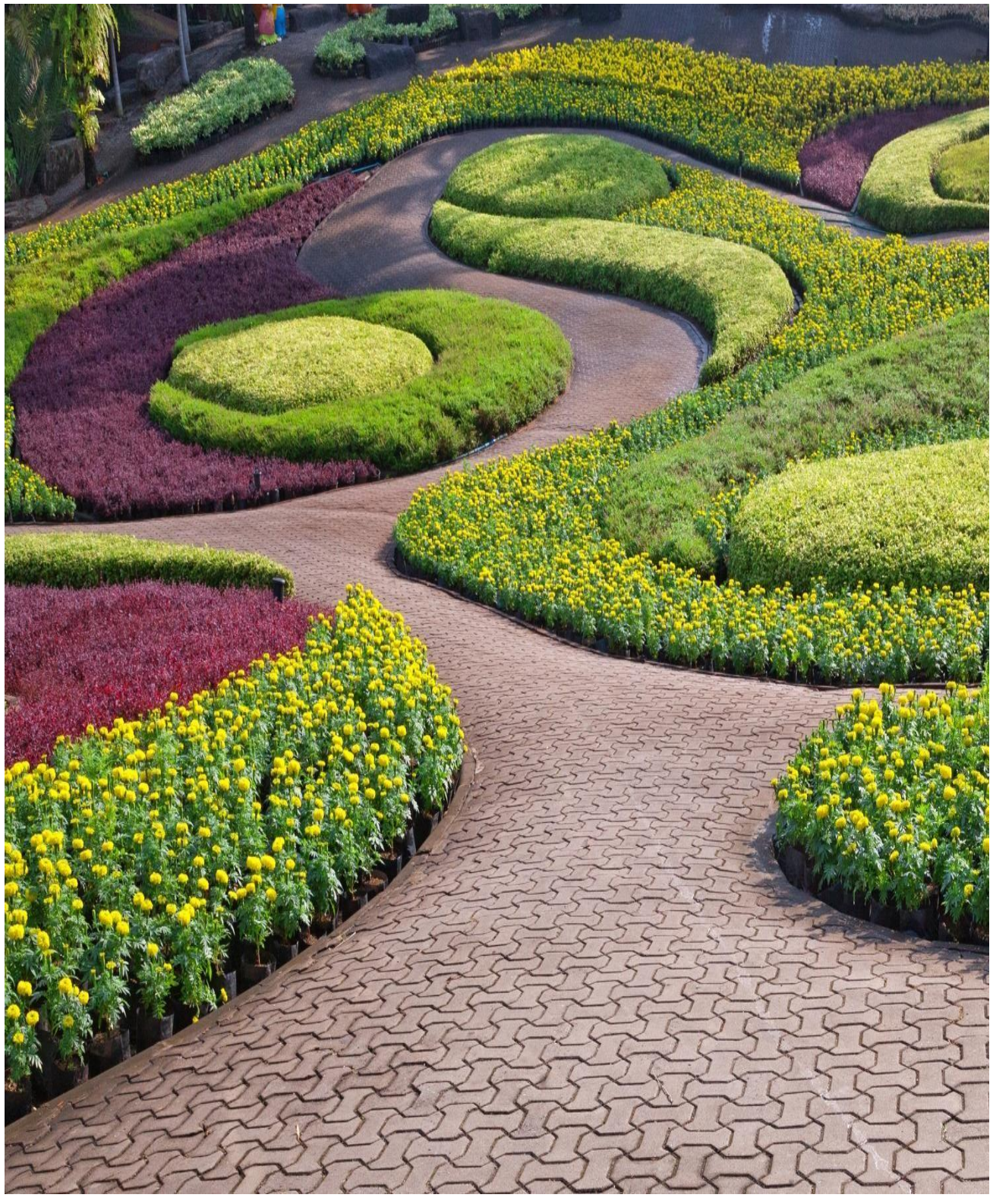


Play School Cum Creche



AMBIKA
Enhancing lifestyle

Central Green Park – Baboli Gardens



Yoga & Meditation Lawn



4 – Theme Based Childrens Park

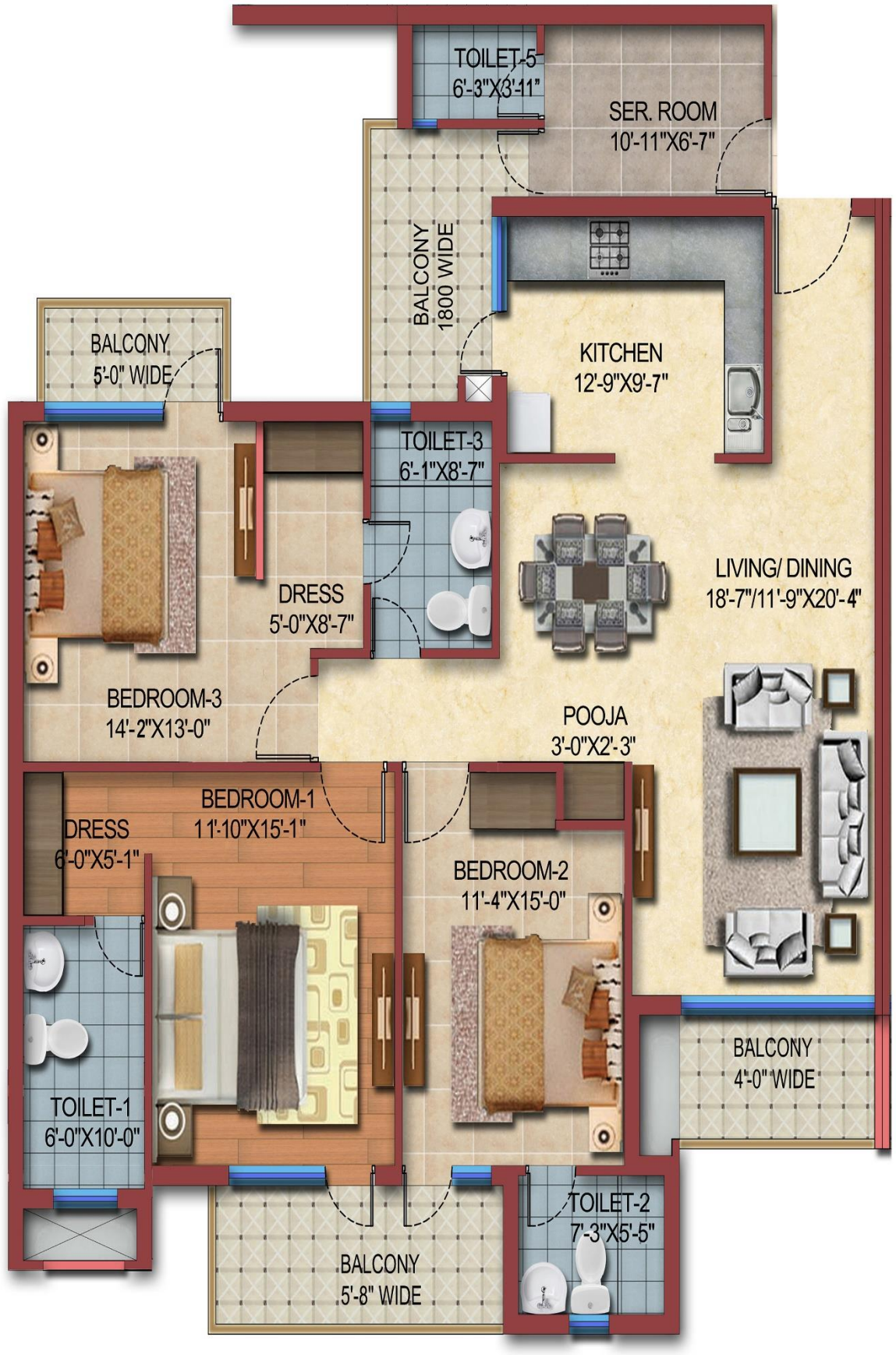


PHASE II

ORCHID A&B

AMBIKA
Enhancing lifestyle

ORCHID TOWER A & B



Florence Park

UNIT PLAN 1 & 4

AREA BREAKUP (APP.)					
UNIT TYPE	CARPET AREA	UNIT BUILTUP AREA (Excluding Balconies) (in Sft.)	BALCONY AREA (in Sft.)	COMMON AREA AND SERVICES (in Sft.)	TOTAL SUPER AREA (in Sft.)
1 & 4	1419	1585	**234**	336	2155

1 sq. mtr. = 10.764sq.ft.

15022022

AMBIKA
Enhancing lifestyle

ORCHID TOWER A & B

Florence Park



UNIT PLAN 2 & 3

AREA BREAKUP (APP.)					
UNIT TYPE	CARPET AREA	UNIT BUILTUP AREA (Excluding Balconies) (in Sft.)	BALCONY AREA (in Sft.)	COMMON AREA AND SERVICES (in Sft.)	TOTAL SUPER AREA (in Sft.)
2 & 3	1667	1847	317	401	2565

1 sq. mtr. = 10.764sq.ft.

15022022

PHASE III

ASTER A,B&C

AMBIKA
Enhancing lifestyle

ASTER C

Florence Park



AREA BREAKUP (APP.)					
UNIT TYPE	CARPET AREA	UNIT BUILTUP AREA (Excluding Balconies) (in Sft.)	BALCONY AREA (in Sft.)	COMMON AREA AND SERVICES (in Sft.)	TOTAL SUPER AREA (in Sft.)
UNIT 3-4 (3BHK+UTILITY)	1375	1503	233	329	2065

3BHK+SERVANT

AMBIKA
Enhancing lifestyle

Florence Park

PROPOSED SPECIFICATIONS

Structure	Earthquake Resistant RCC framed Structure
External Finish	Appropriate finish of Texture Paint of Exterior grade.
Living / Dining Room	
Flooring	Premium Vitrified Tiles
Walls	Plastic Emulsion Paint
Ceiling	Plastic Emulsion Paint. False Ceiling with Cove as per design.
Bedrooms	
Wardrobe	Wardrobe in Master Bedroom
Flooring	Laminated wooden flooring in Master and Premium Vitrified Tiles in other Bedrooms
Wall Finishes	Plastic Emulsion Paint
Ceiling	Plastic Emulsion Paint
Toilets	
Flooring	Premium Anti Skid Vitrified Tiles
Wall DADO	Complete Wall - Premium Vitrified Tiles
Ceiling	Plastic Emulsion Paint
Fittings	Premium sanitary fixtures of Jaguar/Duravit/Toto or equivalent. Mirror, other CP fitting incl. Showers of Grohe/Jaguar or equivalent
Kitchen	
Cabinet	Premium/Italian Design Modular Kitchen Cabinets of Hettich/Similar with appropriate finish.
Flooring	Premium Anti Skid Vitrified Tiles
DADO	Premium Vitrified Tiles upto 2ft. Above counter
Wall Finishes	Vitrified Tiles/Plastic Emulsion Paint + Commercial Tile behind cabinet for Protection
Ceiling	Plastic Emulsion Paint
Counter	Pre Polish Premium Granite
Balcony	
Flooring	Anti Skid Vitrified Tiles
Wall Finishes	Appropriate finish of Exterior grade Paint.
Ceiling	Appropriate finish of Exterior grade Paint.
Handrails	Designer MS Railing
Doors & Windows	
Doors	First Class seasoned hardwood frame with flush shutter having teak finish laminated doors
Windows/Ventilators	UPVC Sections
Staircases	
Riser & Treads	Granite Upto 3rd Floor and Rest - Indian Marble/Stone.
Wall Finishes	OBD
Ceiling	OBD
Handrails	MS Railing
Lifts	Three lifts including One Service Lift of Premium Brand to be provided in each tower to access all the floors
Entrance Lobby	Double Height entrance lobby Lobby Flooring with patterned Italian Marble/granite.
Electrical Fittings	PVC Concealed with Conduict i/c copper wiring, TV outlets in Living & all Berdooms with modular switches & Sockets. Telephone Outlet in Living room. Electrical point for Split type Airconditioners in every room. Protective MCB's. Electrical points for Kitchen Chimney & HOB.
Power Backup	Power back-up as per Size of the aprtments (Minimum 3 KVA per unit). 100% backup for Lifts & Common Areas, Emergency and safety facilities.
Plumbing	All internal plumbing in GI/CPVC/Composite. Underground water tanks with pump house & tubewell uninterupted supply of water Drain Points for Split type Air conditioners in every room.

Ambika Realcon Private Limited
Sco 64 & 65, 2nd Floor, Sector 17A, Chandigarh-160017

AMBIKA
Enhancing lifestyle

Florence Park
New Chandigarh

THANK YOU