# CITY
## CORNER

GREENERY THAT INSPIRES YOU EVERY DAY

ASD INFRAA

WE BUILD YOUR DREAMS



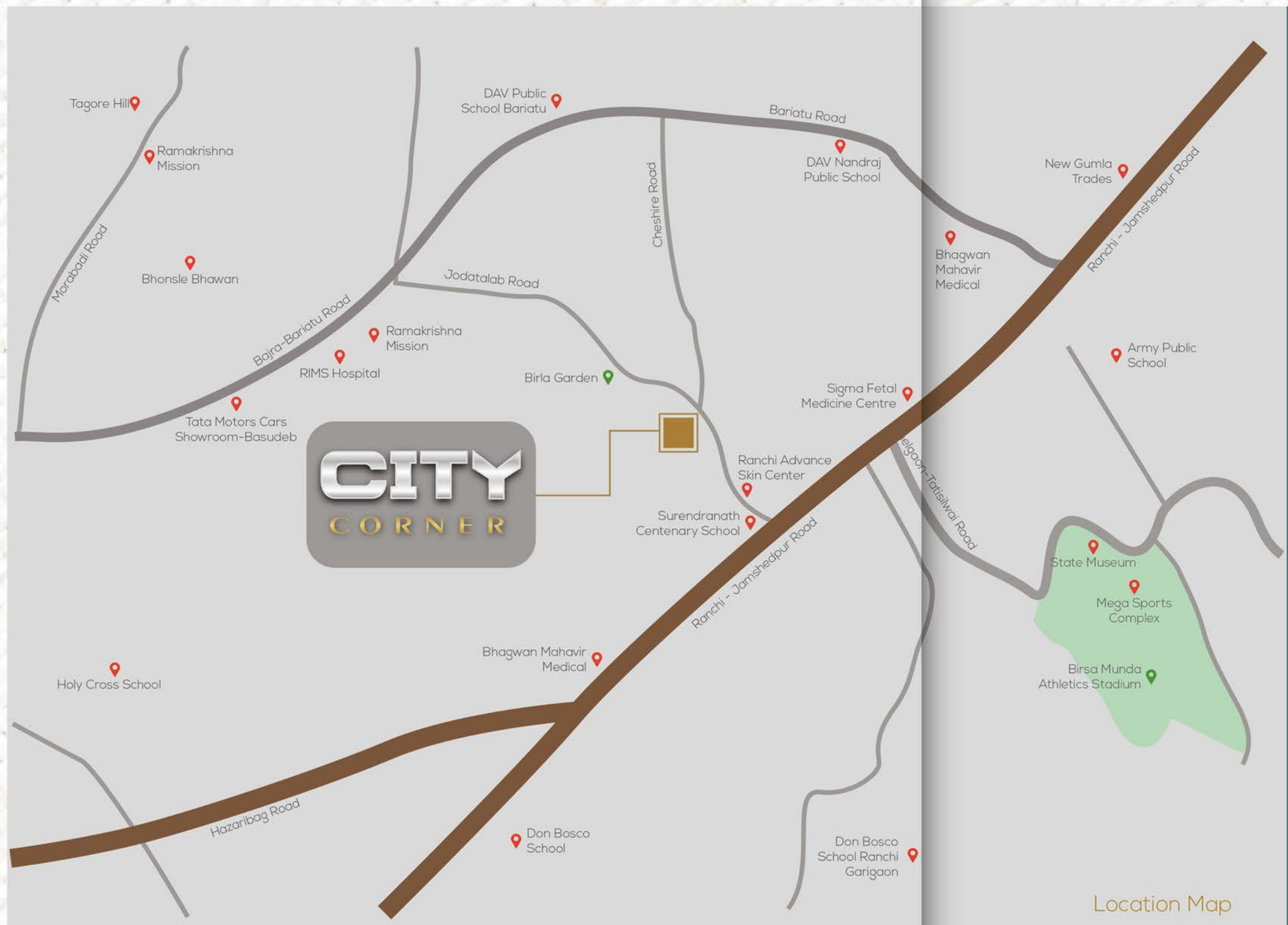

Front View

# The Lavish High Life

Some things in life are precious because they are one of a kind. Because, not everyone can call it their own like CITY CORNER, the epitome of urban luxury. From architectural aesthetics to interior beauty, from magical lifestyles to rare privileges. CITY CORNER is a prominent and grandiose residential in **Ayodhya Enclave, Ranchi, Jharkhand**, with 9 magnificent floors featuring life-spaces & amenities as flawless as perfection itself.

# Address of Convenience

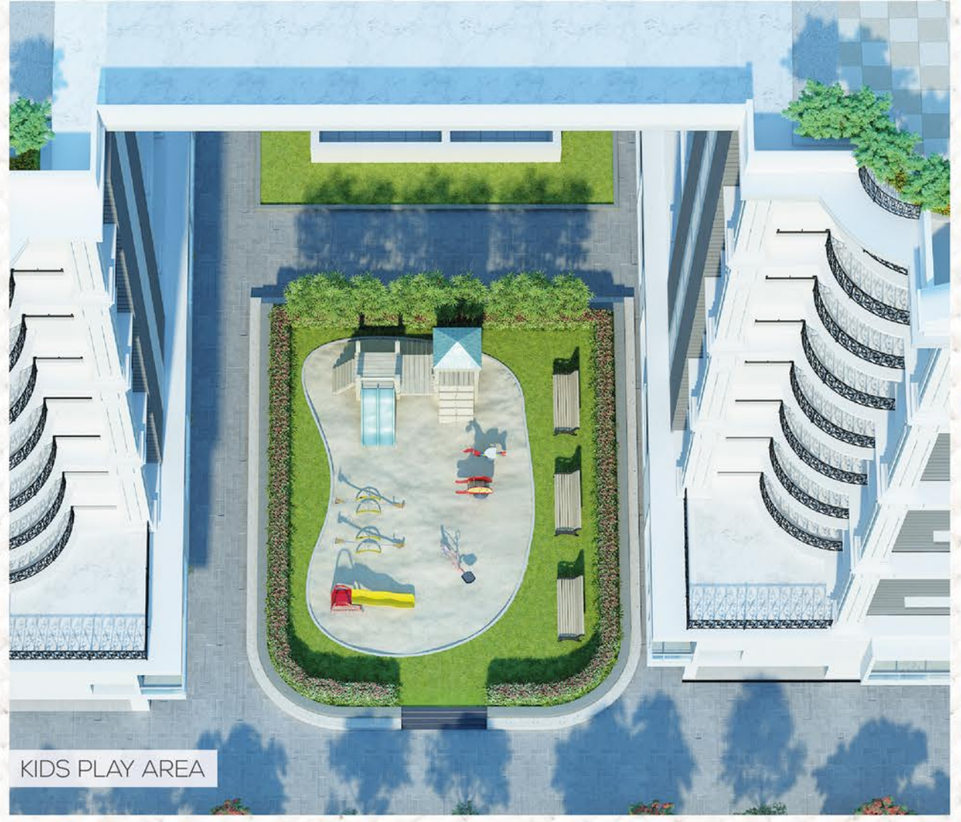
Located right in the heart of one of the city's popular neighbourhoods, City Corner enjoys the most perfect urban address. Here you can get every convenience within a close radius, along with easier daily commutes to any part of the city!




Location Map

## Location Advantages

- Balpan Children Hospital – 2.4 KM
- Station Headquarters – 1.9 KM
- Birla Garden – 1.2 KM
- The Assembly of God Church School – 500 M
- Birsa Munda Bus Terminal – 4.1 KM
- Birsa Munda Airport – 11.5 KM
- Ranchi Junction – 5.5 KM
- Surendranath Centenary School – 1.0 KM
- The Curesta Hospital – 1.2 KM
- Govind Market – 3.3 KM



KIDS PLAY AREA



SWIMMING POOL



BLOCK A & B

# Specifications



**Completion Time**
5 years from sanction date with grace period of 12 months.

**Floor**
Vitrified Flooring of well-known brands.

**TMT Bars**
Tata / Jindal / Captain / Rungta or Equivalent.

**External Facade**
Weathercoat and partly textured.



**Roof**
To Be Treated For Heat And Leakage. Railings Of The Balconies To Be Of Stainless Steel.

**Stair**
Railings Of SS And Floor Of Granite. Provision For Garden And Walking Track.

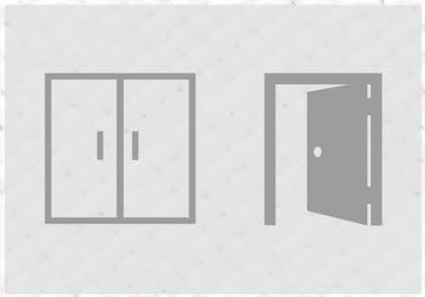
**Internal Flat Floor**
Vitrified Tiles 24 X 48 Inches.

**Toilet**
Anti Skid Floor Tiles.

**Sanitarywares**
Queo/hindware Make Or Equivalent.

**CP Fittings**
Jaquar/ Queo/ Kohler/ Hindware Or Equivalent Make.

Water Line / CPVC Pipe Line With Hot And Cold-water Supply.



**Kitchen**
Open kitchen, anti-skid tiles.
Kitchen working platform granite.

**Dado**
Ceramic tiles upto 24 inches.

**Sink**
Stainless steel in kitchen.





**DOOR AND WINDOW**
**Main door** - flush door with lamination.
**Other doors** - flush doors.
**Choukhat** - sal wood.
**Window** - three track UPVC.

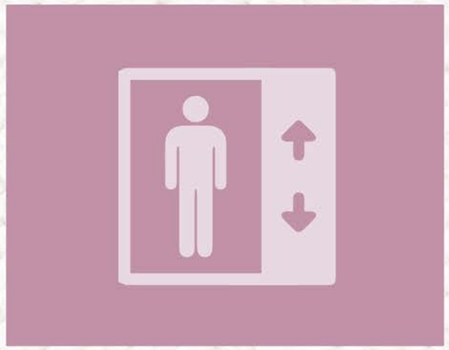
**Water**
Two deep borings.
Provision for rain water harvesting.
One connection of municipal water corporation.

**DG load**
Provision of 1000 watts to each flat.

**Wire**
Polycab or equivalent.

**Switches**
Modular of anchor, GM or equivalent make.

**Balcony of the hall** - Hall to open to the balcony by sliding/shutter upvc doors.
**Lift** to be of Kone / OTIS / Johnson.

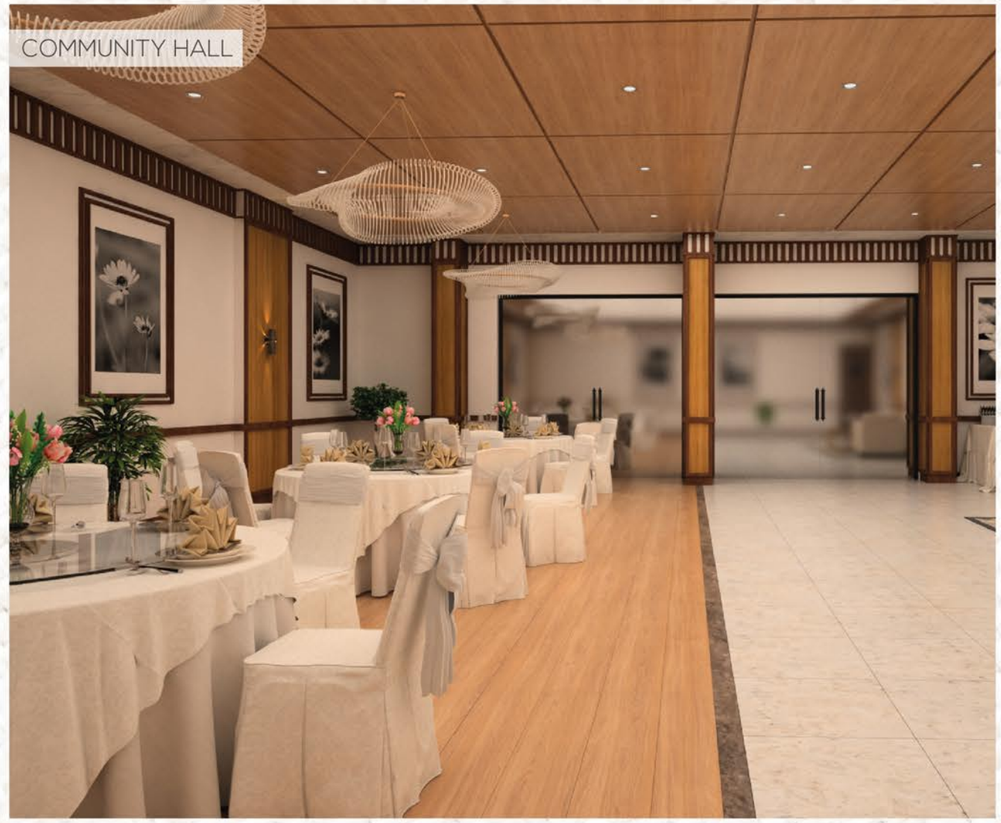


**Waterline**
UPVC pipeline with hot and cold-water supply.



**Sanitarywares**
Queo / Hindware / Jaquar make or equivalent.





COMMUNITY HALL



GYMNASIUM



INDOOR GAMES ROOM

# It's A Good Place To Be

Infuse more joy in your everyday life! City Corner brings you a host of amenities and facilities that have been curated for a fun-filled, happy and energetic lifestyle. Live at City Corner and have something to look forward to, each day!

Provision For Office Room For Society Office



Intercom System



CCTV Security





Stretcher Lifts



Cable TV Connection



Internet Wiring

Departmental Store



Parking For Each Flat And Provision For Guest Parking.



Common Library Room With Coffee / Tea Machine, Refrigerator and 50 Inches Led TV



## Site Plan




### LEGENDS

1. ENTRY/EXIT
2. BLOCK A
3. BLOCK B
4. GARDEN
5. WIDE DRIVEWAY
6. JOGGING TRACK
7. VISITORS PARKING
8. TOWARDS BASEMENT






## Block A | Ground Floor









## EWS Flats | 1 BHK

| UNIT | BUILT UP AREA | SUPER BUILT UP AREA | CARPET AREA |
|---|---|---|---|
| EWS 1 | 384 SQFT | 480 SQFT | 323 SQFT |
| EWS 2 | 380 SQFT | 475 SQFT | 305 SQFT |
| EWS 3 | 456 SQFT | 570 SQFT | 333 SQFT |
| EWS 4 | 384 SQFT | 480 SQFT | 312 SQFT |
| EWS 5 | 388 SQFT | 485 SQFT | 312 SQFT |
| EWS 6 | 456 SQFT | 570 SQFT | 333 SQFT |
| EWS 7 | 380 SQFT | 475 SQFT | 305 SQFT |
| EWS 8 | 384 SQFT | 480 SQFT | 323 SQFT |
| EWS 9 | 388 SQFT | 485 SQFT | 323 SQFT |
| EWS 10 | 380 SQFT | 475 SQFT | 305 SQFT |
| EWS 11 | 456 SQFT | 570 SQFT | 333 SQFT |
| EWS 12 | 388 SQFT | 485 SQFT | 312 SQFT |
| EWS 13 | 388 SQFT | 485 SQFT | 312 SQFT |
| EWS 14 | 456 SQFT | 570 SQFT | 333 SQFT |
| EWS 15 | 380 SQFT | 475 SQFT | 305 SQFT |
| EWS 16 | 384 SQFT | 480 SQFT | 323 SQFT |

## LIG Flats | 2 BHK

| UNIT | BUILT UP AREA | SUPER BUILT UP AREA | CARPET AREA |
|---|---|---|---|
| LIG 1 | 756 SQFT | 945 SQFT | 621 SQFT |
| LIG 2 | 756 SQFT | 945 SQFT | 621 SQFT |
| LIG 3 | 756 SQFT | 945 SQFT | 621 SQFT |
| LIG 4 | 756 SQFT | 945 SQFT | 620 SQFT |





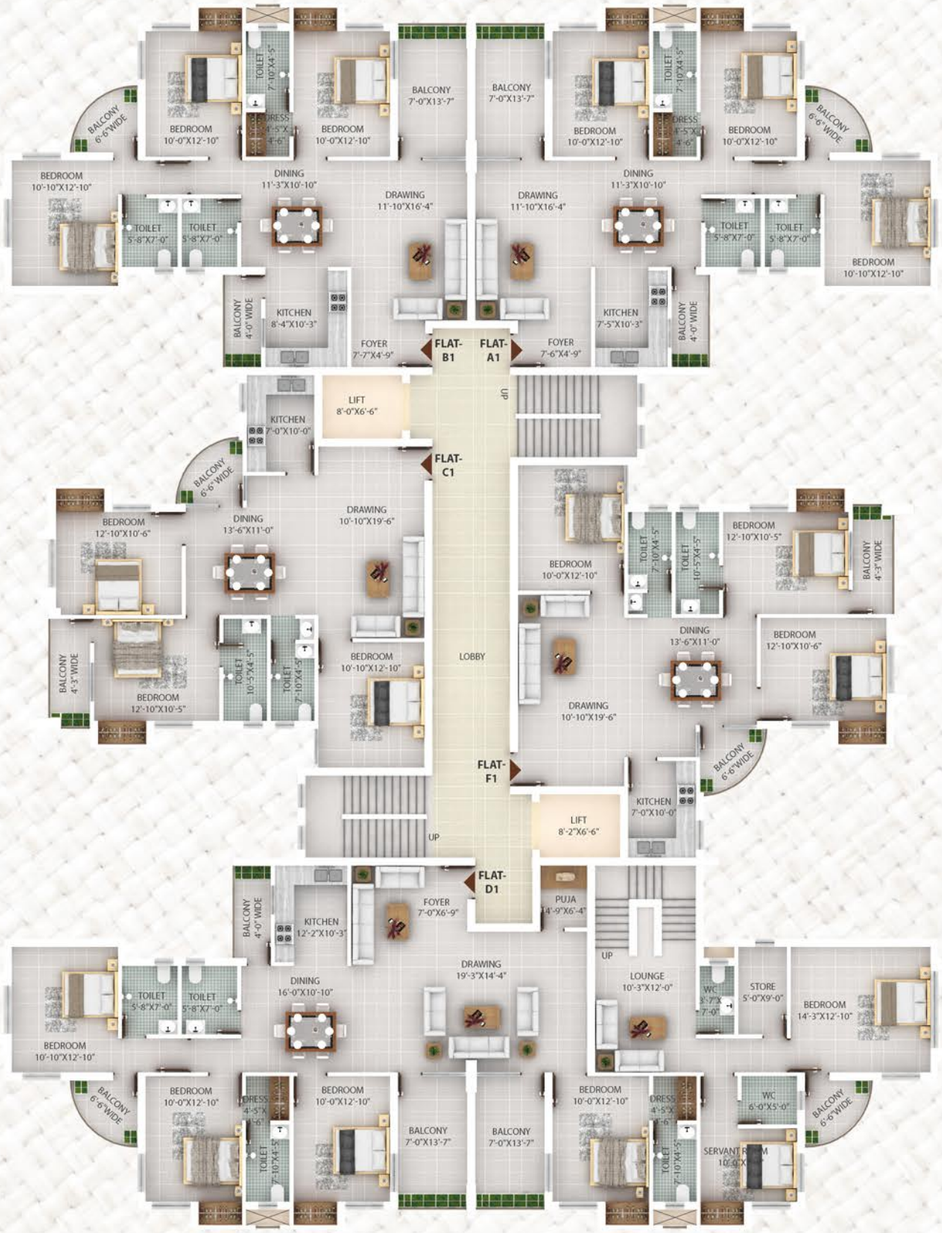

# Floor Plans




## Block A | Typical 2nd To 7th Floor

| FLAT | BUILT UP AREA | SUPER BUILT UP AREA | TYPE | CARPET AREA |
|---|---|---|---|---|
| A | 1368 SQFT | 1710 SQFT | 3 BHK | 1022 SQFT |
| B | 1376 SQFT | 1720 SQFT | 3 BHK | 1030 SQFT |
| C | 1240 SQFT | 1550 SQFT | 3 BHK | 976 SQFT |
| D | 1384 SQFT | 1730 SQFT | 3 BHK | 1041 SQFT |
| E | 1400 SQFT | 1750 SQFT | 3 BHK | 1052 SQFT |
| F | 1240 SQFT | 1550 SQFT | 3 BHK | 976 SQFT |






## Block A | 8th Floor

| FLAT | BUILT UP AREA | SUPER BUILT UP AREA | TYPE | CARPET AREA |
|---|---|---|---|---|
| A 1 | 1368 SQFT | 1710 SQFT | 3 BHK | 1022 SQFT |
| B 1 | 1376 SQFT | 1720 SQFT | 3 BHK | 1030 SQFT |
| C 1 | 1240 SQFT | 1550 SQFT | 3 BHK | 976 SQFT |
| D 1 | 1936 SQFT | 2420 SQFT | 3 BHK | 1441 SQFT |
| E 1 | 780 SQFT | 975 SQFT | DUPLEX | 636 SQFT |
| F 1 | 1240 SQFT | 1550 SQFT | 3 BHK | 976 SQFT |

# Floor Plans

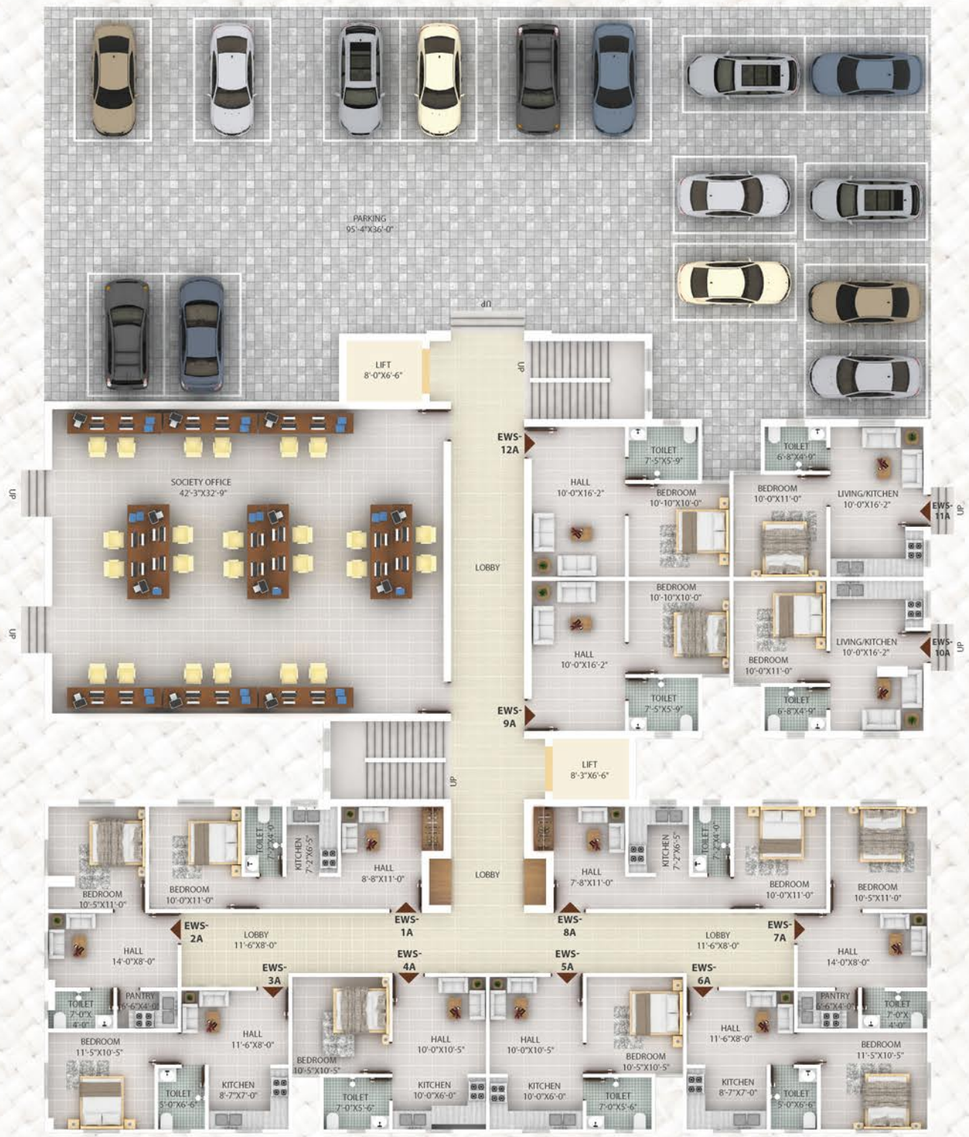



## Block A | 9th Floor

| FLAT | BUILT UP AREA | SUPER BUILT UP AREA | TYPE | CARPET AREA |
|---|---|---|---|---|
| A 2 | 1368 SQFT | 1710 SQFT | 3 BHK | 1021 SQFT |
| B 2 | 1376 SQFT | 1720 SQFT | 3 BHK | 1030 SQFT |
| C 2 | 1240 SQFT | 1550 SQFT | 3 BHK | 976 SQFT |
| D 2 & E 2 | 2696 SQFT | 3370 SQFT | DUPLEX | 2040 SQFT |
| F 2 | 1240 SQFT | 1550 SQFT | 3 BHK | 976 SQFT |






## Block B | Ground Floor | EWS | 1 BHK

| FLAT | BUILT UP AREA | SUPER BUILT UP AREA | TYPE | CARPET AREA |
|---|---|---|---|---|
| EWS 1A | 384 SQFT | 480 SQFT | 1 BHK | 323 SQFT |
| EWS 2A | 320 SQFT | 400 SQFT | 1 BHK | 284 SQFT |
| EWS 3A | 348 SQFT | 435 SQFT | 1 BHK | 313 SQFT |
| EWS 4A | 344 SQFT | 430 SQFT | 1 BHK | 313 SQFT |
| EWS 5A | 344 SQFT | 430 SQFT | 1 BHK | 313 SQFT |
| EWS 6A | 348 SQFT | 435 SQFT | 1 BHK | 313 SQFT |
| EWS 7A | 320 SQFT | 400 SQFT | 1 BHK | 284 SQFT |
| EWS 8A | 388 SQFT | 485 SQFT | 1 BHK | 322 SQFT |
| EWS 9A | 364 SQFT | 455 SQFT | 1 BHK | 315 SQFT |
| EWS 10A | 352 SQFT | 440 SQFT | 1 BHK | 306 SQFT |
| EWS 11A | 352 SQFT | 440 SQFT | 1 BHK | 305 SQFT |
| EWS 12A | 360 SQFT | 450 SQFT | 1 BHK | 315 SQFT |






## EWS Flats | 1 BHK

| UNIT | BUILT UP AREA | SUPER BUILT UP AREA | CARPET AREA |
|---|---|---|---|
| EWS 1 | 384 SQFT | 480 SQFT | 323 SQFT |
| EWS 2 | 380 SQFT | 475 SQFT | 305 SQFT |
| EWS 3 | 456 SQFT | 570 SQFT | 333 SQFT |
| EWS 4 | 384 SQFT | 480 SQFT | 312 SQFT |
| EWS 5 | 388 SQFT | 485 SQFT | 312 SQFT |
| EWS 6 | 456 SQFT | 570 SQFT | 333 SQFT |
| EWS 7 | 380 SQFT | 475 SQFT | 305 SQFT |
| EWS 8 | 384 SQFT | 480 SQFT | 323 SQFT |
| EWS 9 | 388 SQFT | 485 SQFT | 323 SQFT |
| EWS 10 | 380 SQFT | 475 SQFT | 305 SQFT |
| EWS 11 | 456 SQFT | 570 SQFT | 333 SQFT |
| EWS 12 | 388 SQFT | 485 SQFT | 312 SQFT |
| EWS 13 | 388 SQFT | 485 SQFT | 312 SQFT |
| EWS 14 | 456 SQFT | 570 SQFT | 333 SQFT |
| EWS 15 | 380 SQFT | 475 SQFT | 305 SQFT |
| EWS 16 | 384 SQFT | 480 SQFT | 323 SQFT |

## LIG Flats | 2 BHK

| UNIT | BUILT UP AREA | SUPER BUILT UP AREA | CARPET AREA |
|---|---|---|---|
| LIG 1 | 756 SQFT | 945 SQFT | 621 SQFT |
| LIG 2 | 756 SQFT | 945 SQFT | 621 SQFT |
| LIG 3 | 756 SQFT | 945 SQFT | 621 SQFT |
| LIG 4 | 756 SQFT | 945 SQFT | 620 SQFT |






# Floor Plans




## Block B | Typical 2nd To 9th Floor

| FLAT | BUILT UP AREA | SUPER BUILT UP AREA | TYPE | CARPET AREA |
|---|---|---|---|---|
| A | 1368 SQFT | 1710 SQFT | 3 BHK | 1022 SQFT |
| B | 1376 SQFT | 1720 SQFT | 3 BHK | 1030 SQFT |
| C | 1240 SQFT | 1550 SQFT | 3 BHK | 976 SQFT |
| D | 1384 SQFT | 1730 SQFT | 3 BHK | 1041 SQFT |
| E | 1400 SQFT | 1750 SQFT | 3 BHK | 1052 SQFT |
| F | 1240 SQFT | 1550 SQFT | 3 BHK | 976 SQFT |



TERRACE VIEW AMENITIES

# Completed Projects



**Black Diamond Phase - I**
Gandhi Nagar, Kanke Road



**Nirmal Vatika**
Firing Range, Bariatu



**Peace Palace Phase - I**
Peace Road



**DSA Residency**
Anatpur




**Lalpur Avenue**
Lalpur



**Black Diamond Phase - II**
Kanke Road



**DSA Avenue**
New Nagra Toli




**Rajas Pushpanjali Enclave**
Morabadi




**Prashant Villa**
Singh More




**Peace Palace Phase - II**
Peace Road




**Rajas Rajkumari Enclave**
Lower Burdwan Compound



**Rajas Saher Heights**
Bariatu Road

# Walking Down

## The Memory Lane



**Rajasthali Estate**
Plaza Chowk, Tharpakhna



**Rajasthali Palace**
Kanke Road




**Sai Square**
Bariatu Road




**Sant Kanan**
New Nagra Toli




**Shelters**
South Office Para



**Shree Sai Residency BLOCK - B**
Chitragupt Nagar,
Baragain, Bariatu

# Step Towards Future



**Sai Kunj**
Baragain, Bariatu



**Sai Sarovar**
Baragain, Bariatu

# Isometric Views



**BLOCK A | 9TH FLOOR**
FLAT A2 | 3 BHK
SBUA 1710 SQFT

**BLOCK A | 9TH FLOOR**
FLAT B2 | 3 BHK
SBUA 1720 SQFT





**BLOCK A | 9TH FLOOR**
FLAT C2 | 3 BHK
SBUA 1550 SQFT



**BLOCK A | 9TH FLOOR**
FLAT D2 & E2 | DUPLEX
SBUA 3370 SQFT




GARDEN / YOGA / SITTING ZONE

## DEVELOPER

ASD INFRA
Prop : Prashant Raja

## OFFICE ADDRESS

Lower Burdwan Compound
Ranchi - 834001, PO - Lalpur PS - Lalpur

## SITE ADDRESS

Birla Bagan (Beside Cheshire Home Road)
Bariatu, Ranchi,Jharkhand.

## MARKETING PHONE NUMBER

+91 94317 06094 | +91 62990 95231

## ARCHITECT

Engineers Group
Architect, Consultant & Interior Designer
Bariatu Road, Ranchi

## PROJECT APPROVED BY

SBI
HDFC BANK
LIC HFL
ICICI Bank

**DISCLAIMER**

This brochure is not a legal document. It describes the conceptual plan to convey the intent and purpose of CITY CORNER. The images are imaginary and the details mentioned in this brochure are tentative and subject to change at the sole discretion of the developer and/or architects.

Concept, Design & 3D Architectural Views PENINSULAR ART WORKS | 098309 40401 | www.peninsular.asia