

THE LEVELZ

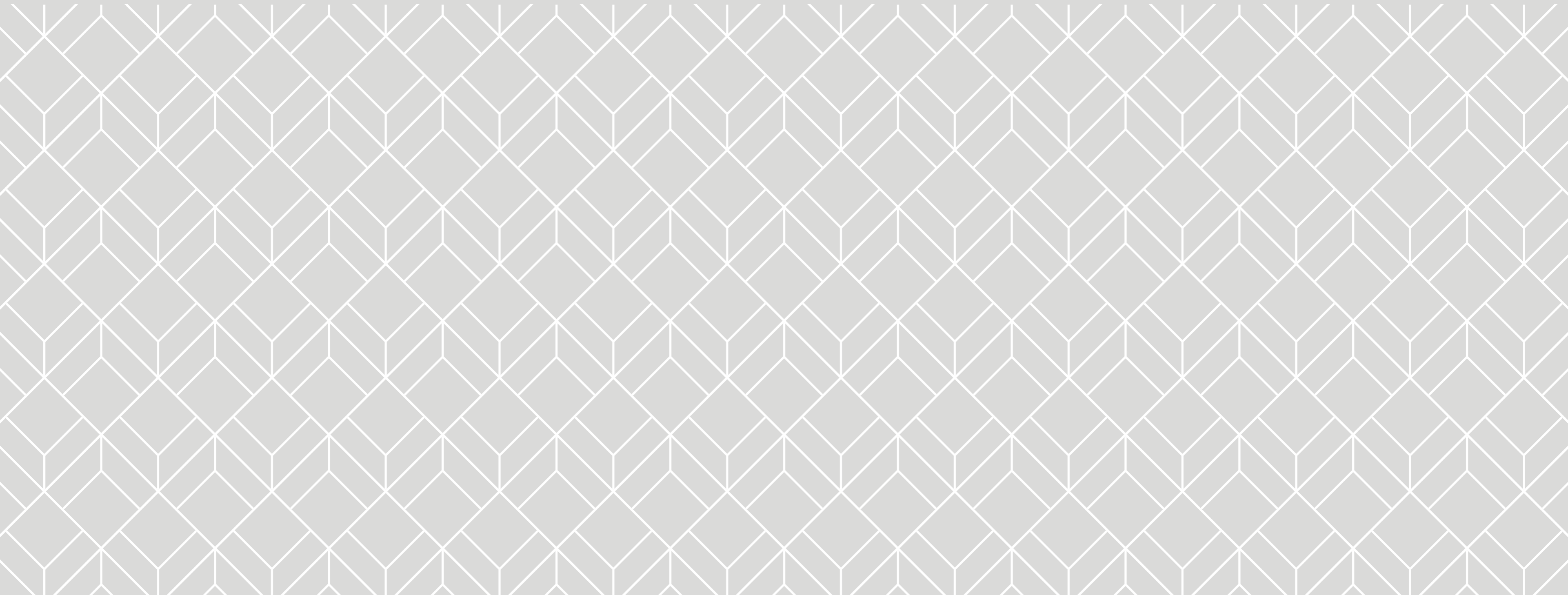
— THE VILLAMENT LIFE —

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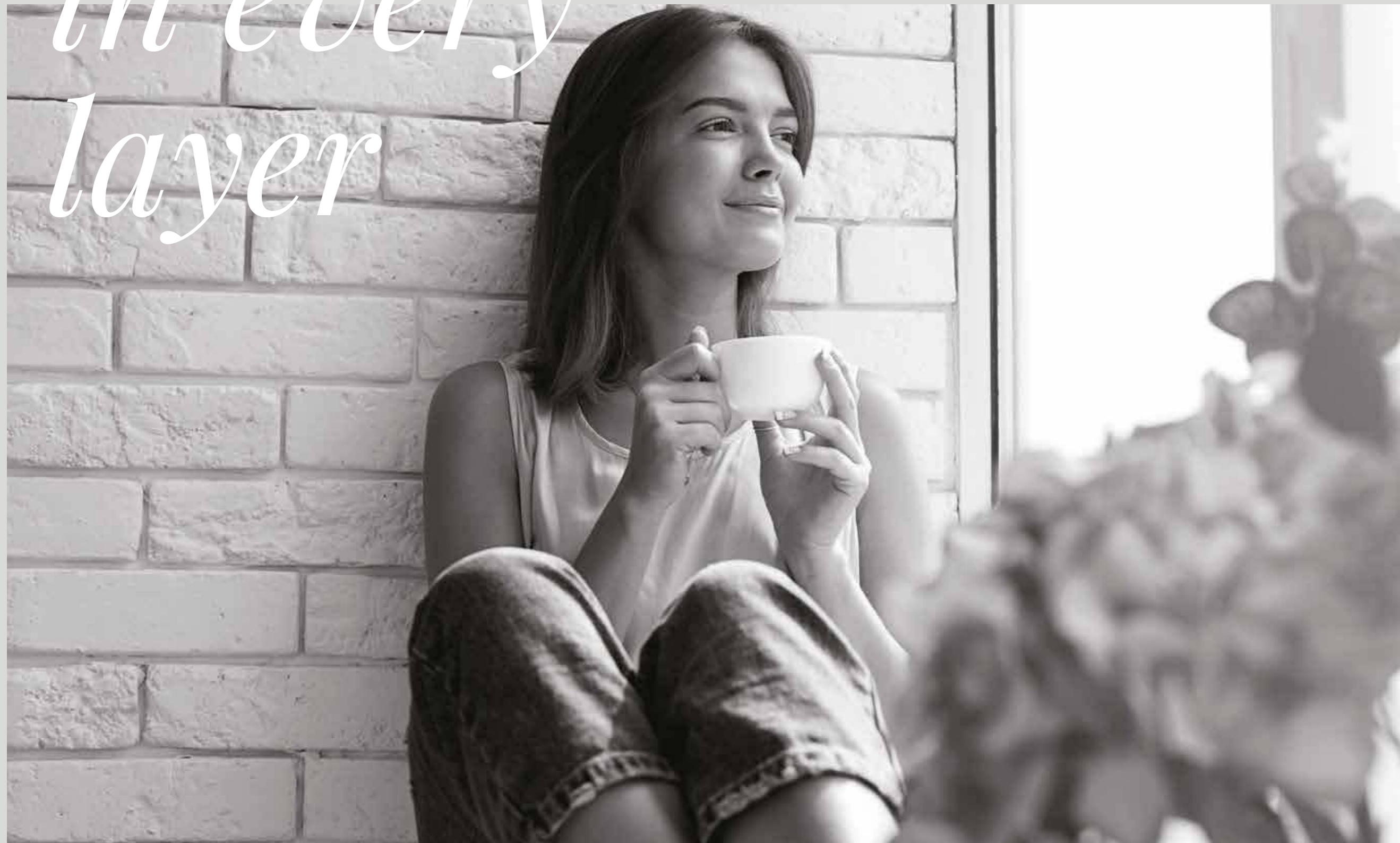
Disclaimer: The information contained in this brochure including project elevations, photographs, specifications, dimensions, floor plans, layout plans, amenities, facilities etc. is only indicative and is strictly provided for representative and illustrative purposes. Developer reserves the right to amend/modify/alter/vary any of the above at his discretion. The colour schemes shown in perspective views are tentative and the same may vary and be done as per the advice of the project architect.

The good life. What everyone dreams of.
A world of luxury and elegance.
One home and twice the space.
Feeling exclusive and not being excluded.
Overindulging and not overpaying.
The elegance of villas and the ease of apartments.

Twofold elegance
Twice the luxury
Double the delight



Luxury in every layer



Welcome to The Villament Life. The sprawl of a duplex that brings alive the feel of a villa, along with the myriad delights of apartment living.

At The Levelz, you don't choose between the luxury of villas and the community joy of apartments - you choose a Villament, and get it all. It's the smartest choice for the grandest lifestyle.

And it's only for the exclusive few. Naturally.

INTRODUCING
The Levelz

An impeccably crafted property. Located just metres away from Prince Anwar Shah Road, it's right by the heart of lifestyle and activity in South Kolkata.

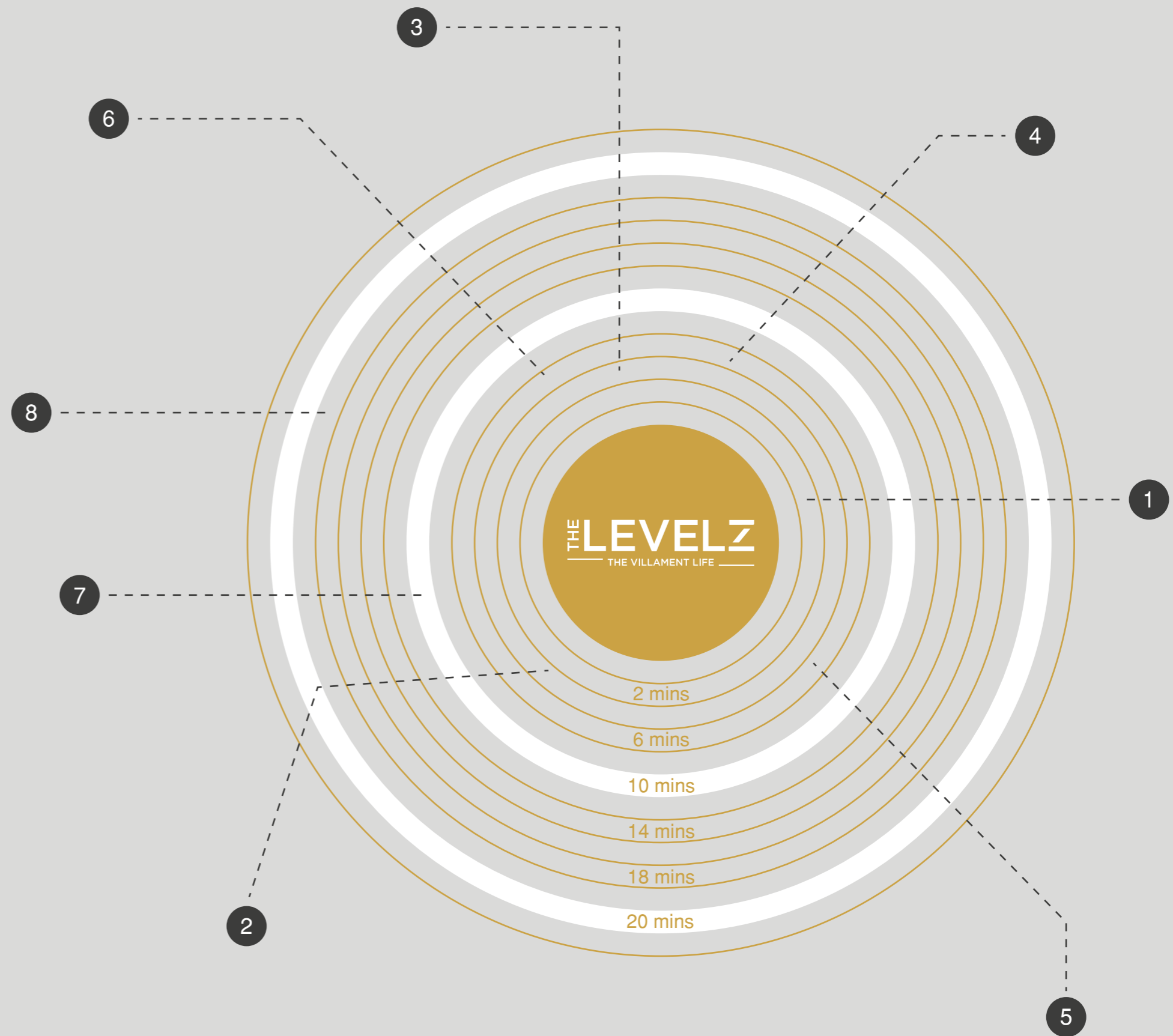
Enjoy the sprawling magnificence of more than 1.09 acres, with 44 villaments spread across 2 wings. **The Levelz** offers 1900+ sq.ft. 3 BHK and 2400+ sq.ft. 4 BHK duplexes.



Day View

The Epicentre of Luxury

- | | | |
|---|--------------------------------------|---------|
| 1 | RSV Hospital | 0.75 km |
| 2 | Bengal Rowing Club | 1.1 km |
| 3 | Tollygunge Club | 1.4 km |
| 4 | South City Mall/International School | 1.6 km |
| 5 | Rabindra Sarovar | 1.6 km |
| 6 | Royal Calcutta Golf Club | 1.9 km |
| 7 | Jadavpur University | 2.5 km |
| 8 | Ruby Park School | 4.7 km |



 SOUTH CITY INTERNATIONAL SCHOOL
 SOUTH CITY MALL

RCGC 
MR BANGUR HOSPITAL 

 TOLLYGUNGE METRO

 TOLLYGUNGE CLUB

 NAVINA CINEMA  CITY HIGH

PRINCE ANWAR SHAH ROAD

 JOGESH CHANDRA CHOUDHURI COLLEGE  FORT ROYAL  MERLIN OXFORD

 PRINCETON CLUB  MERLIN CAMBRIDGE

 WEST BENGAL MUSICAL ACADEMY



PRINCE BAKHTIAR SHAH ROAD

LAKE GARDENS

DESHPRAN SASMAL ROAD

PRINCE BAKHTIAR SHAH ROAD

LAKE GARDENS FLYOVER

 BENGAL ROWING CLUB

 RSV HOSPITAL

 RABINDRA SAROVAR

TOLLYGUNGE PHARI

 CALCUTTA ROWING CLUB

 RABINDRA SAROVAR STADIUM

 RABINDRA SAROVAR METRO

KABI BHARATI SARANI ROAD

SOUTHERN AVENUE

The beauty of South Kolkata,
now twice as gorgeous!

*Not to scale



Night View

The momentous living

The Levelz is studded with amenities that pamper you two-fold each day.

You are the centre in this world of luxury, and everything comes together to make life perfect.





Aerial View



Open-air Gymnasium



Family Adda Zone



Kids' Play Area



Barbeque Area

A Host of Luxuries

OUTDOORS

Barbeque Area

Adda Zone

Zen Area with Meditation Zone

Kids' Play Area

Party Lawn

Rooftop Landscaping

Outdoor Gymnasium

Jogging Track



Party Lawn



Games Room



Community Hall

Devour in everyday indulgence

INDOORS

Community Hall

Gymnasium

Card Room

Games Room

Skylit Atrium

Multi-activity Room

- Lounge

- AV Room

- Library



Multi-activity Room

Embrace the natural light and the
caress of the winds at **The Levelz**.
Step out into the skylit corridors
that bring the hues and textures
of your home alive!





Triple-height Open Terrace





*Moments
in time*



Ground Floor Kids' Play Area

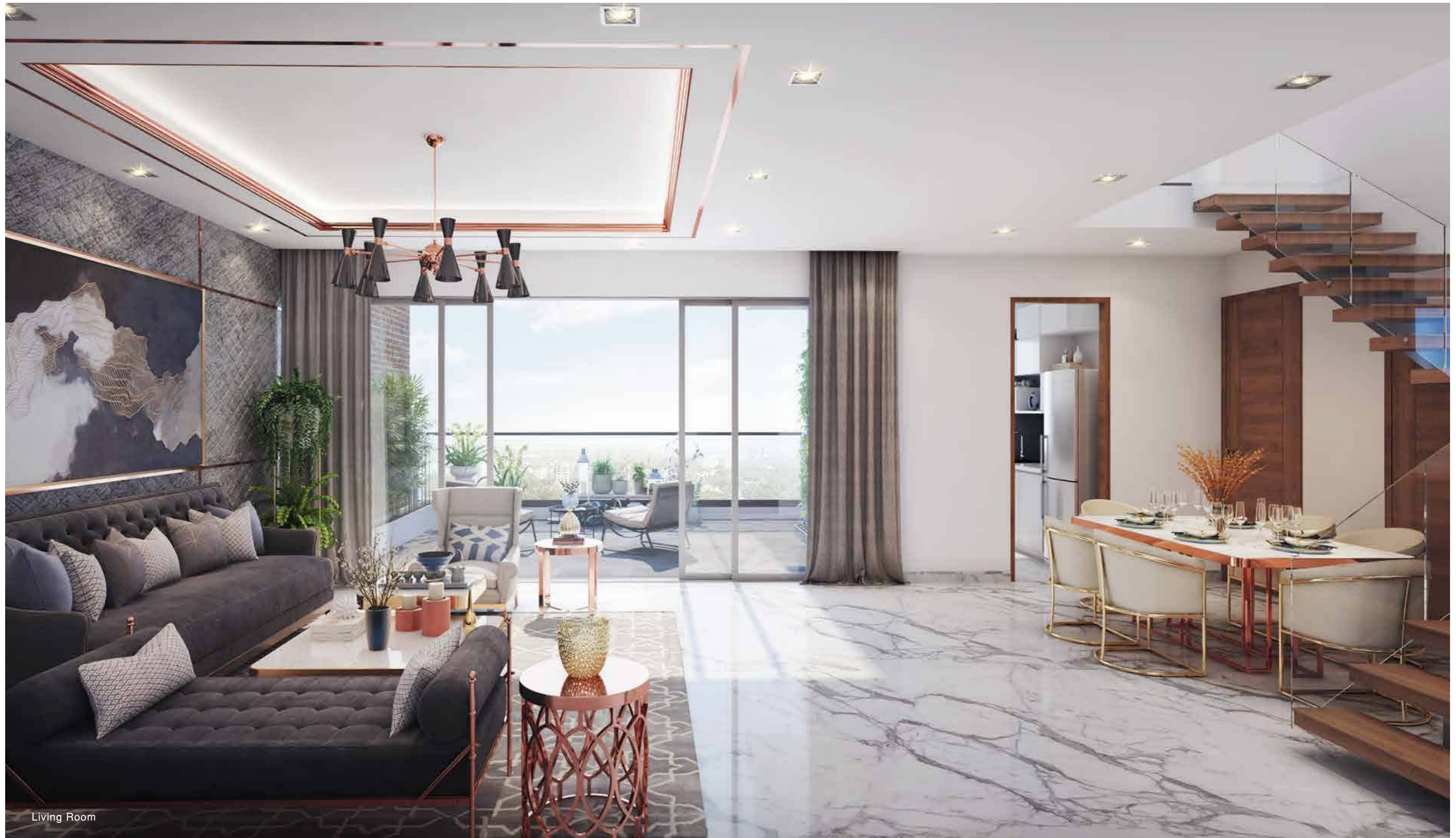
Triple-height Terrace

Moving up in life



There's always a spring in your step.

The Villament Life gives each day the delight of experiencing something new and fresh.



Living Room



*Time
stands still
with you*

There's no hurrying in indulgence.
Savour each moment of the day
at **The Levelz**.

Your Villament is your world.

Specifications

STRUCTURE & MASONRY		FACILITIES & FEATURES	
Structure	RCC	Elevators	Modern elevator of reputed make
Masonry	Block work	Sanitary Ware	Sanitary ware of reputed make
Wall Finish	Putty	CP Fittings	CP fittings of reputed make
		Common Lighting	Necessary illumination in facade, lobbies, stair cases and common areas
		Security Features	CCTV surveillance on the ground floor in the complex
FLOORINGS		ELECTRICALS	
Living/Dining	Vitrified tiles		Concealed copper cables of reputed brands
All Bedrooms	Vitrified tiles		Telephone & internet facility in the living/dining area
Toilet: Flooring	Anti-skid tiles		Electrical points in bedrooms, living room, dining room, kitchen and toilet
Toilet: Dado	Ceramic tiles		Modular switches of reputed brands
Terrace	Anti-skid tiles		DTH/cable TV in bedrooms & living room
DOORS AND WINDOWS		OTHER FACILITIES	
Door Frames	Solid/engineered wood frame		VRV/VRF air-conditioning*
Main Door of Apartments	Flush door with veneer finish		24 hours filtered water supply
Inside Doors	Flush doors		Provision for standby power supply in every unit
Windows	Fully glazed anodized/powder coated - aluminium/UPVC windows		
EXTERIOR			
External Wall Finish	Texture paint		

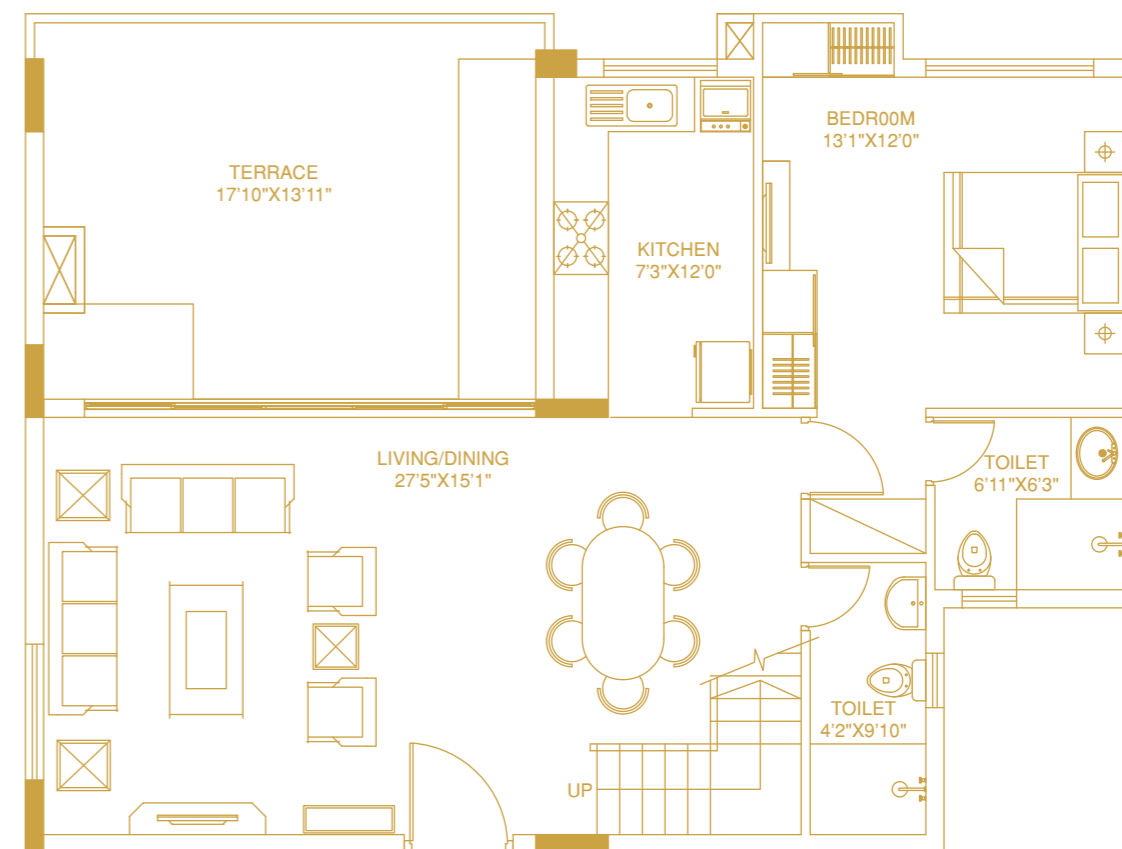
*At an extra cost

Unit Plan (4 BHK)

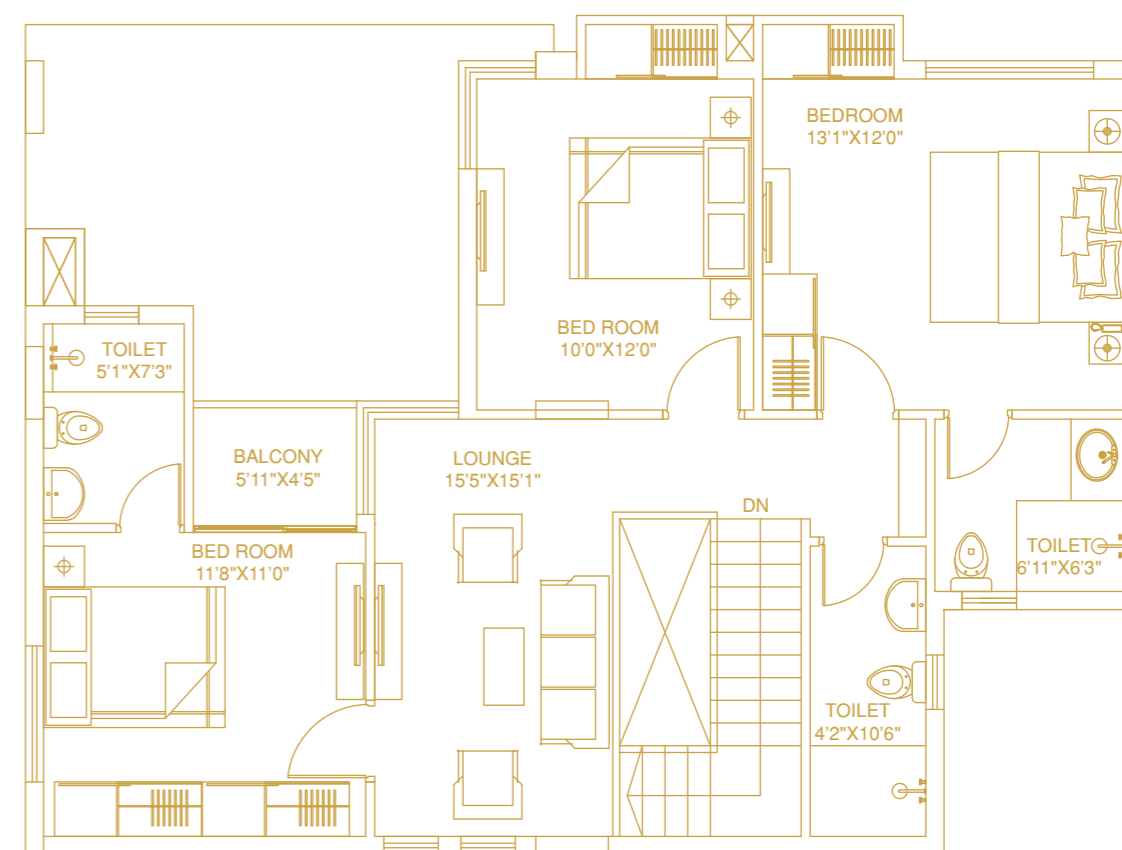
Flat	Flat Type	Carpet Area (sq.ft.)	Built Up Area (sq.ft.)	Balcony Area (sq.ft.)	Terrace Area (sq.ft.)	Chargeable Terrace Area (sq.ft.)	Chargeable Flat Area (sq.ft.)
101	4BHK + 5T + B	1586	1817	26	200	100	1943



LEVEL 1



LEVEL 2



Unit Plan (3 BHK)

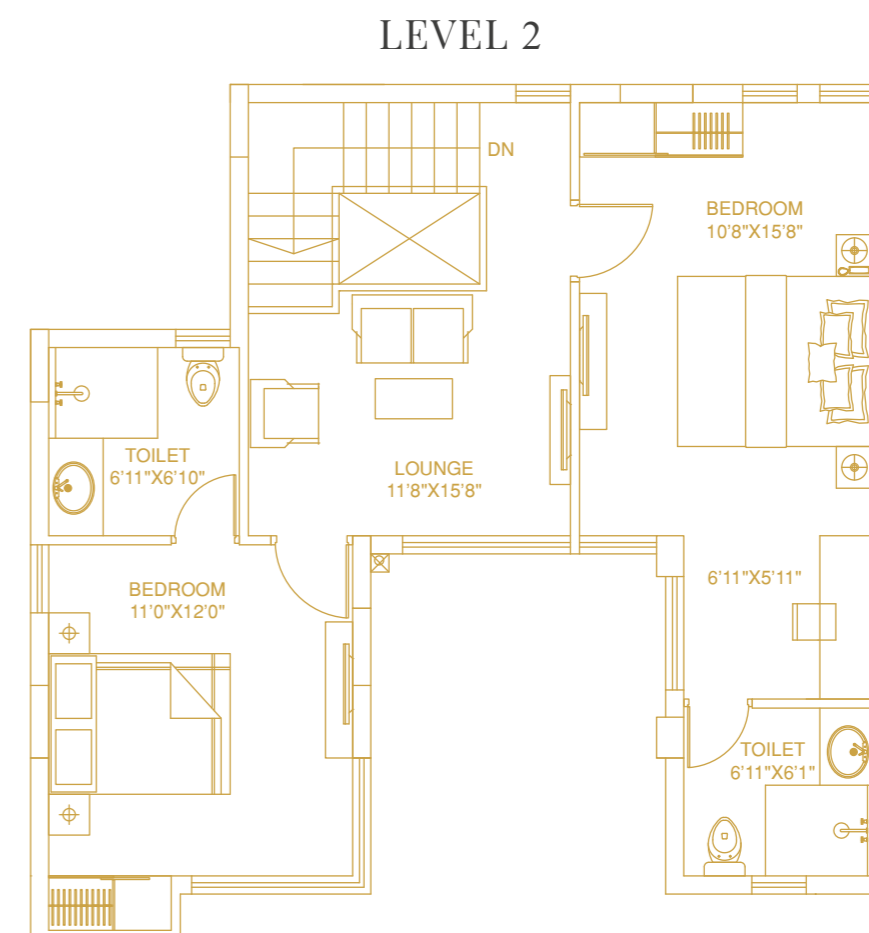
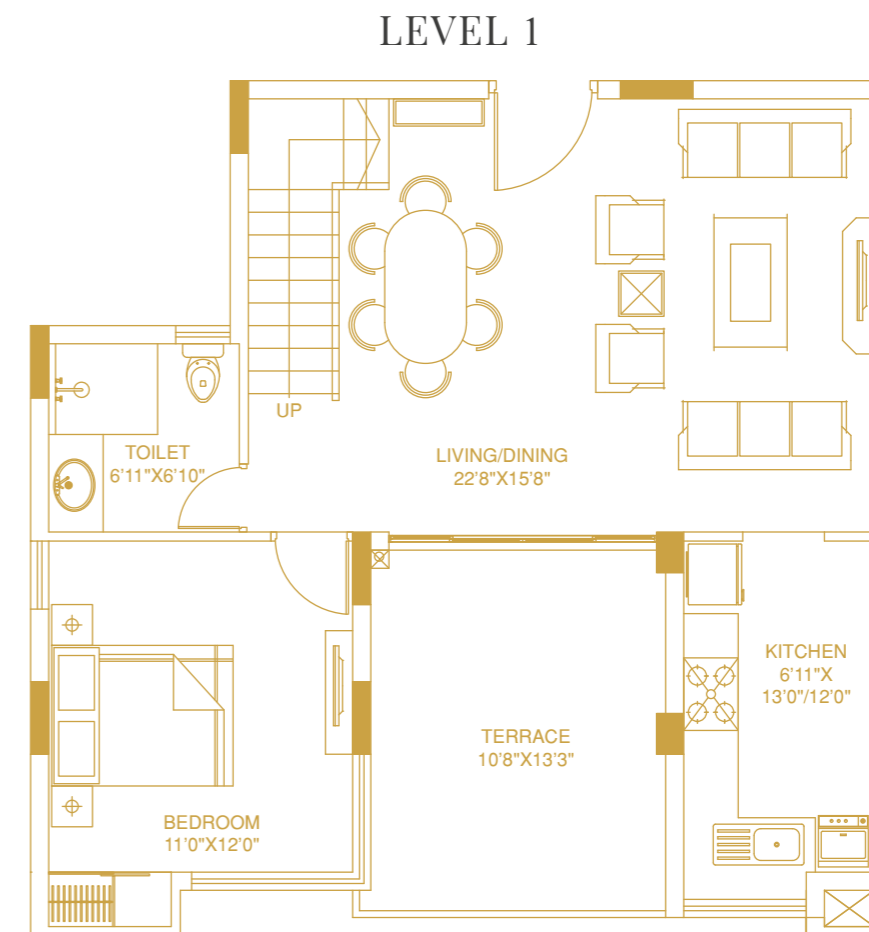
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111	3BHK + 3T	1256	1443	0	142	71	1514



1



2



The names behind Villament Living

Lead Developer



Soham Group are the lead developers of **The Levelz**. With a long-term vision to create modern benchmarks in urban living, Soham Group never fails to delight and awe its customers, by making that extra effort to add a special touch to each project. Some of its finest efforts are: Diamond City (West), a 12 lakh sq.ft. gated community; Navita, high-quality homes offered at affordable prices; Restoring & recreating Diamond Heritage, Kolkata's first commercial heritage project, which was awarded Best Commercial Project by CREDAI Bengal Realty Awards, 2017.

Mr Navin Bhartia is the Chairman of Soham Group. He brings with him the experience of more than 3 decades and over 2.5 million sq.ft. of residential and commercial constructed area. Under his vision and stewardship, Soham Group has had the pleasure of bringing some outstanding projects to Kolkata. Morya, 12 Diamonds, Lake Towers, Diamond Residency, Diamond Heights & Jayshree Apartments are just some of the beautiful homes that adorn Kolkata's skyline.

Co-developers

The Levelz is co-developed by the expertise of two key groups.



Reliable Group is one of the leading land investors and developers of homes in and around Kolkata, it is driven by the key principles of sincerity, commitment and skilful execution. The group believes in providing ethically sound and quality services that focus on complete awareness of client's needs and priorities.



Arya Realty is a part of the Kolkata-based Arya Group which possesses interests in real estate, logistics and financial services. The group has completed several landmark buildings in Kolkata and having a pipeline of more than 2.5 million sq.ft. of real estate space. It partners prominent real estate players to develop residential, commercial and mass-housing projects in Kolkata.

