



*Where Luxury meets Convenience...*



*Capital  
Garden*

A higher quality of Living





Living spaces designed with a passion towards creating an experience.

Homes created with your lifestyle as a blueprint, A standard of living that entwines itself smoothly with the ways of nature, While working towards a distinctly luxurious way of life.

Presenting multistoried building offer 2/3 BHK flats.

The delightful open areas create a community atmosphere, with a large landscaped garden, apart from ample green area dedicated to each flat, the project intends to create a picture perfect home for you.

With a strong project management and real estate development experience of its developers.

*Capital Garden* shall witness application of the latest concepts of architecture.

The interior and exterior finish of the spacious flats make them instantly desirable. Providing all the amenities that make for a comfortable lifestyle your abode at *Capital Garden* shall be nothing but perfect.



Everything you Need.

All Right Here...

WELCOME TO *Capital Garden*



### BLOCK 'A'

| Flat Name | Flat Type | Super Builtup Area |
|-----------|-----------|--------------------|
| A         | 3 BHK     | 1590 sqft          |
| B         | 3 BHK     | 1575 sqft          |
| C         | 3 BHK     | 1525 sqft          |
| D         | 3 BHK     | 1500 sqft          |



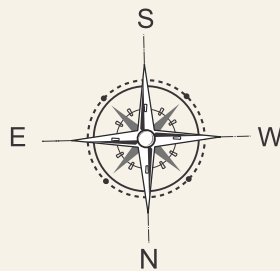
TYPICAL FLOOR PLAN - 'BLOCK A'



3D VIEW - 'BLOCK A' (FRONT)



3D VIEW - 'BLOCK A' (BACK)



### BLOCK 'B'

| Flat Name | Flat Type | Super Builtup Area |
|-----------|-----------|--------------------|
| A         | 3 BHK     | 1625 sqft          |
| B         | 2 BHK     | 1150 sqft          |
| C         | 3 BHK     | 1610 sqft          |
| D         | 3 BHK     | 1625 sqft          |
| E         | 2 BHK     | 1140 sqft          |
| F         | 3 BHK     | 1580 sqft          |



TYPICAL FLOOR PLAN - 'BLOCK 'B''



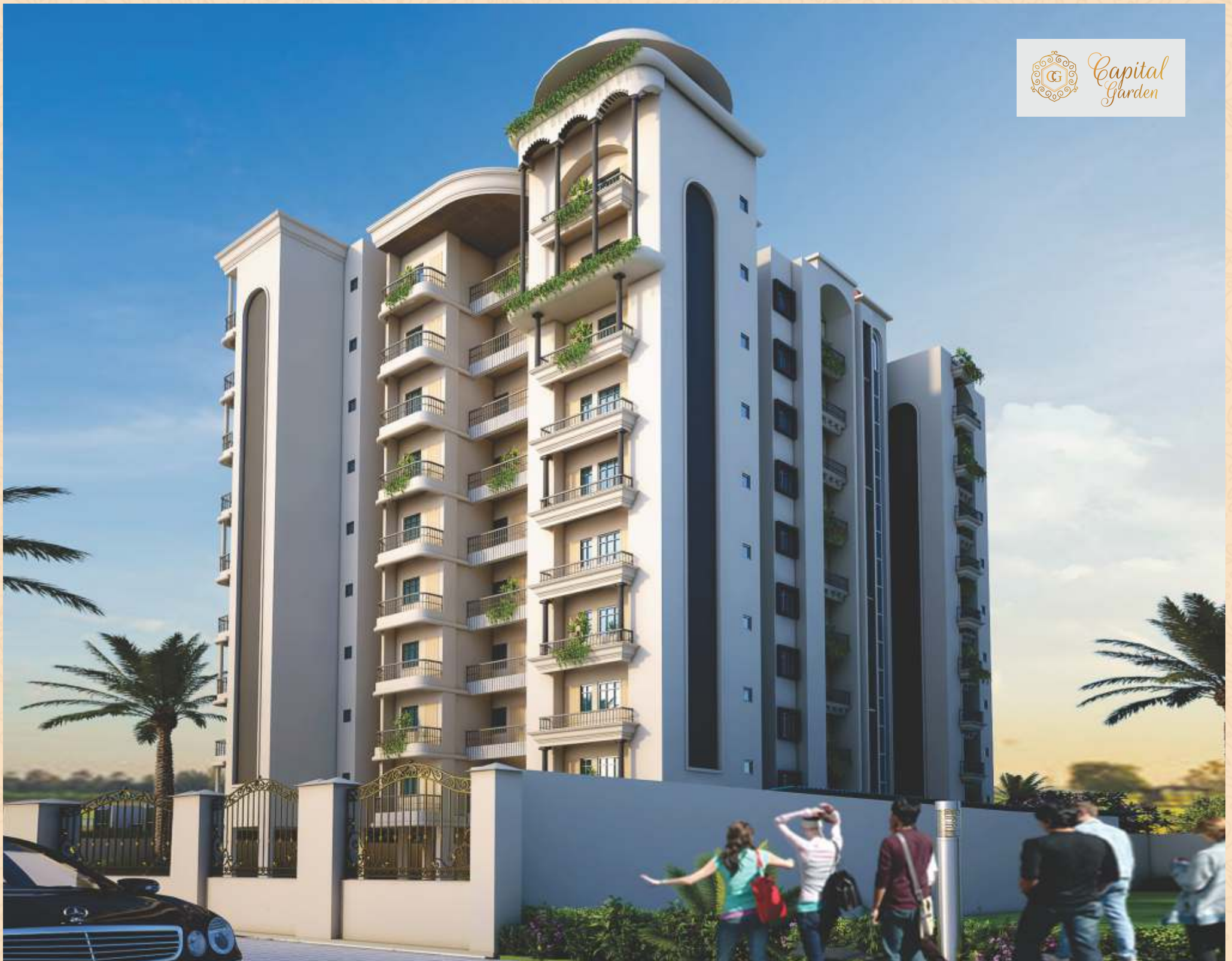
Capital Garden brings on auspicious life in Ranchi. Surrounded by greens and elevated with the highest quality standards of construction. Positive vibes elevate your joy. Not just luxurious, it's a better life.

**Happiness embraces you**





NIGHT VIEW



3D VIEW - 'BLOCK B' (FRONT)



3D VIEW - 'BLOCK B' (BACK)



Capital  
Garden

## SPECIFICATION

### STRUCTURE :

RCC framed structure. Sismic re-inforcement design. Anti termite treatment exclusively in all foundation & plinth.

### WALLS :

10 inch thick external & 5 inch thick internal partition walls. All internal walls and ceiling will have plaster and plaster of paris finish.



**FLOORS** : Vitrified / Ceramic floor tiles in whole flats. (Make size and quality as per discretion of the builder)

**WINDOWS** : UPVC 3 track sliding aluminium windows with two glazed and one track mosquito net provision.

**KITCHEN** : Black granite top in kitchen platform, ISI marked stainless steel sink . Pipeline for hot and cold water provision

**SANITARY FITTINGS** : All C.P. or brass fitting of standard ISI mark. White glazed vitreous sanitary ware.

**FLOORS** : Vitrified / Ceramic floor tiles in whole flats. (Make size and quality as per discretion of the builder)

**TOILETS** : Flooring in ceramic tiles and dado in theme based ceramic tiles upto 7'0" height. Corner/Full basin will be provided in all toilets. Pipes for hot and cold water provided in all toilets. (Geysers not provided)



### ELECTRIFICATION

Concealed wiring with standard makes modular fitting and fixtures. Fan regulators, provision for AC points in all bedrooms, living and dining room and (Television) point in drawing room and Master bedroom shall be provided. (A.C. fan, Tubelights not provided)



## TEMPLE



## CLUB HOUSE



## THEATRE

## UTILITY SHOP



## GUEST ROOMS



## HEALTH CLUB



### Rain Water Harvesting

Rain water harvesting system along with ground water recharge pit to be constructed as per Indian specification & design

### Kids Play Zone & Jogging Track

Naturally enlightened and beautifully landscaped kids plays area and jogging track so that to make you feel fresh, stress free and perfect place to spent the morning & the evenings. A perfect place for family workout

### Elevator

Fully automated lift will provide you hustle free ride (24X7)

## COMMON FACILITIES

### Water Arrangements

Connection from deep tube-well to overhead tank connection with electric pump.

### Parking

Floor Checkered tiles / interlocking pavers / Industrial coating.

### Staircase

Lobby area, Tread, Riser & Skirting to be of Marble/Granite. Stainless steel along the staircase.

## AMINITIES

### Car Parking Management

Reserved parking space for each residential of Capital Garden. Entire parking is well designed (double storeyed) to suite the number of parks provided. Parking signages and equipments at required places to ease the driving.

### Gym, Yoga & Meditation Hall

Health is wealth. We well understand how your health is important part of your life. We offer sophisticated Gymanism, Yoga and meditation hall for total care of your body & mind. So experience a new change in Capital Garden

### Lightning Arrester

Thundering & lightning arrester to be installed on roof tops so that to avoid any damages to building caused by lightning.

### Fire & Safety

Easy Handling fire Hydrants system in all floors with fire alarm and public alert system in all floors and parking areas. Water back up through underground water storage tanks and overhead storage tank.

### Safety & Security

24X7 high vigil security of the whole premises by private security guard.

### Waste Disposal Management

Waste disposal of the whole premises to be done by the Ranchi Municipal Corporation waste management department

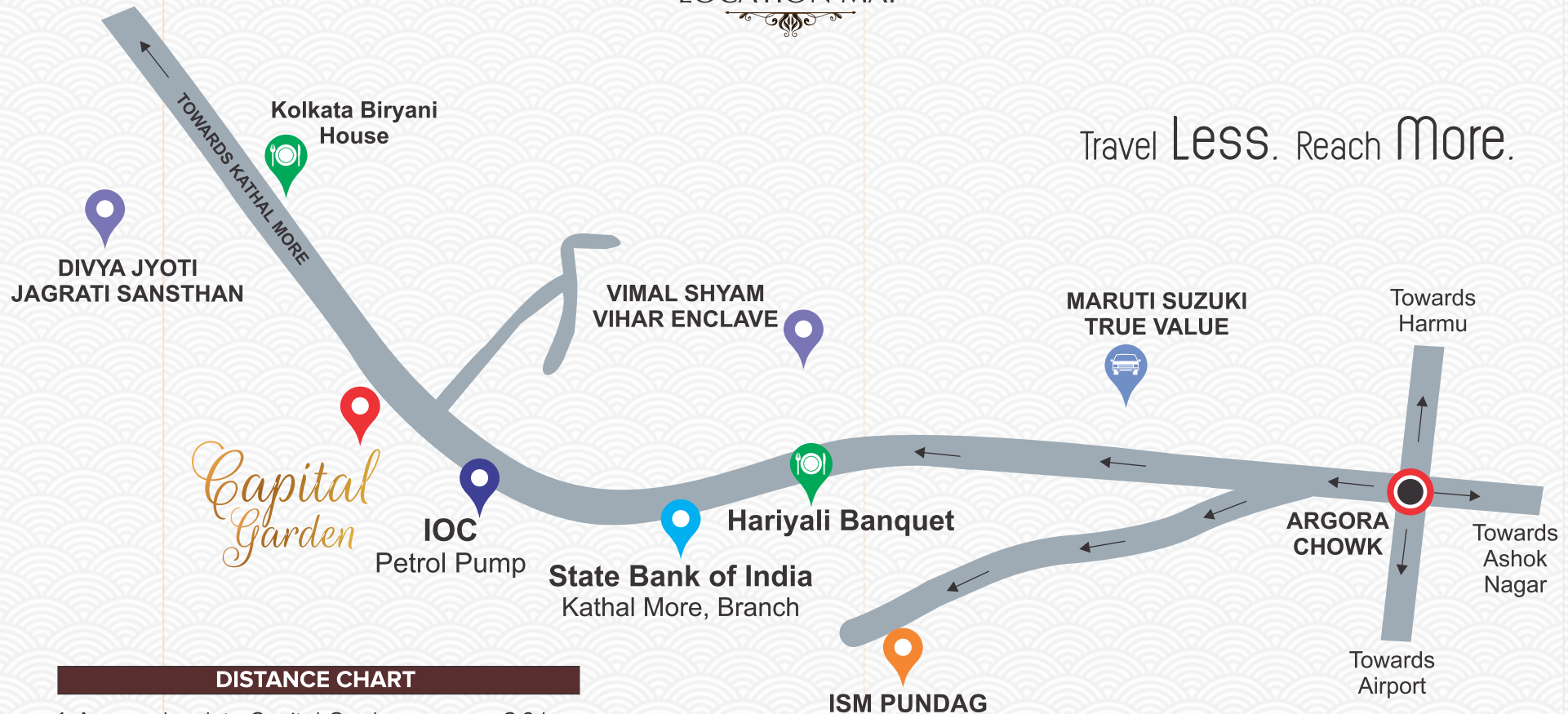
### Power Back-up

Un-Interrupted power backup for common areas and the residential block 24X7



## LOCATION MAP

Travel **Less.** Reach **More.**



### DISTANCE CHART

|                                          |         |
|------------------------------------------|---------|
| 1. Argora chowk to Capital Garden        | 3.0 kms |
| 2. Hatia station to Capital Garden       | 3.5 kms |
| 3. Birsa Munda Airport to Capital Garden | 6.5 kms |
| 4. Vidhansabha to Capital Garden         | 2.0 kms |

### DISCLAIMER

All details in this booklet are for easy information and concept purposes only, and do not form part of the agreement. This document is tentative and developers reserve the right to make variations and modification.

**For Booking of Flats from  
Land Owner Share in Pro**