

ACCESS TO THE PRIVILEGED LIFE



Ambey
Gateway



AMENITIES

INDOOR

- Squash Court
- Gymnasium
- Mini theatre
- Yoga Room
- Multipurpose Hall
- Indoor Games Room
- Toddler's Room
- Co-Working Space
- Steam
- Play Station Zone

OUTDOOR

- Infinity Swimming Pool
- Toddlers Pool
- Cricket Net Practice
- Open Air Theatre
- Children Play Area
- Multipurpose Court
- Yoga/Meditation Area by the Pavilion Garden
- Seating Tiers
- Adda Zone
- Club Lawn
- Pathway/Jogging Track
- Herbal Garden
- Walk Through Portals
- Feature Wall
- Relaxation Zone
- Sculpture Garden





SPECIFICATIONS

CIVIL

Structure:

Reinforced Cement Concrete (RCC) frame structure.

Wall:

AAC Block wall with plaster finish.

LIVING/DINING

Flooring:

Vitrified Tiles.

Wall:

Putty (Ready to paint).

Ceiling:

Putty (Ready to Paint).

Main Door:

Sal Wood frame with flush door.

Internal Doors:

Sal wood frame with flush door.

Windows/Glazing:

Aluminium Windows with toughened glass.

Electrical:

Modular switches with copper wiring.

Distribution Board:

Reputed Make.

BEDROOMS

Flooring:

Vitrified Tiles.

Wall:

Putty (Ready to Paint).

Ceiling:

Putty (Ready to Paint).

Internal Doors:

Sal wood frame with flush door.

Windows/Glazing:

Aluminium Windows with toughened glass.

Electrical:

Concealed Copper Wiring with modular switches. DTH/Cable TV Wiring.

BALCONY

Flooring:

Vitrified Tiles.

Door:

Aluminium sliding doors with toughened glass.

Railing:

Glass designed to match exterior elevation.

KITCHEN

Flooring:

Anti Skid tiles.

Wall:

Ceramic tiles upto 2ft height above the counter.

Ceiling:

Putty (Ready to paint).

Windows/Glazing:

Aluminium windows with toughened glass.

Counter:

Granite Slab.

Electrical:

Concealed Copper Wiring with modular switches. Electrical point for refrigerator, water filter and exhaust fan.

Plumbing:

Hot and cold water provision.

TOILETS

Flooring:

Anti Skid tiles.

Wall:

Ceramic tiles.

Ceiling:

Putty (Ready to Paint).

Windows /Glazing:

Aluminium glass Louver.

Sanitaryware:

Reputed Make.

CP Fitting:

Reputed Make.

UTILITY (Ground Floor Lobby)

Flooring:

Imported Marble.

Wall:

Tiles/Imported marbles/Paints with Wall panelling.

Ceiling:

False Ceiling as per drawing Intent.

Stair:

Kota Stone.

ELEVATOR

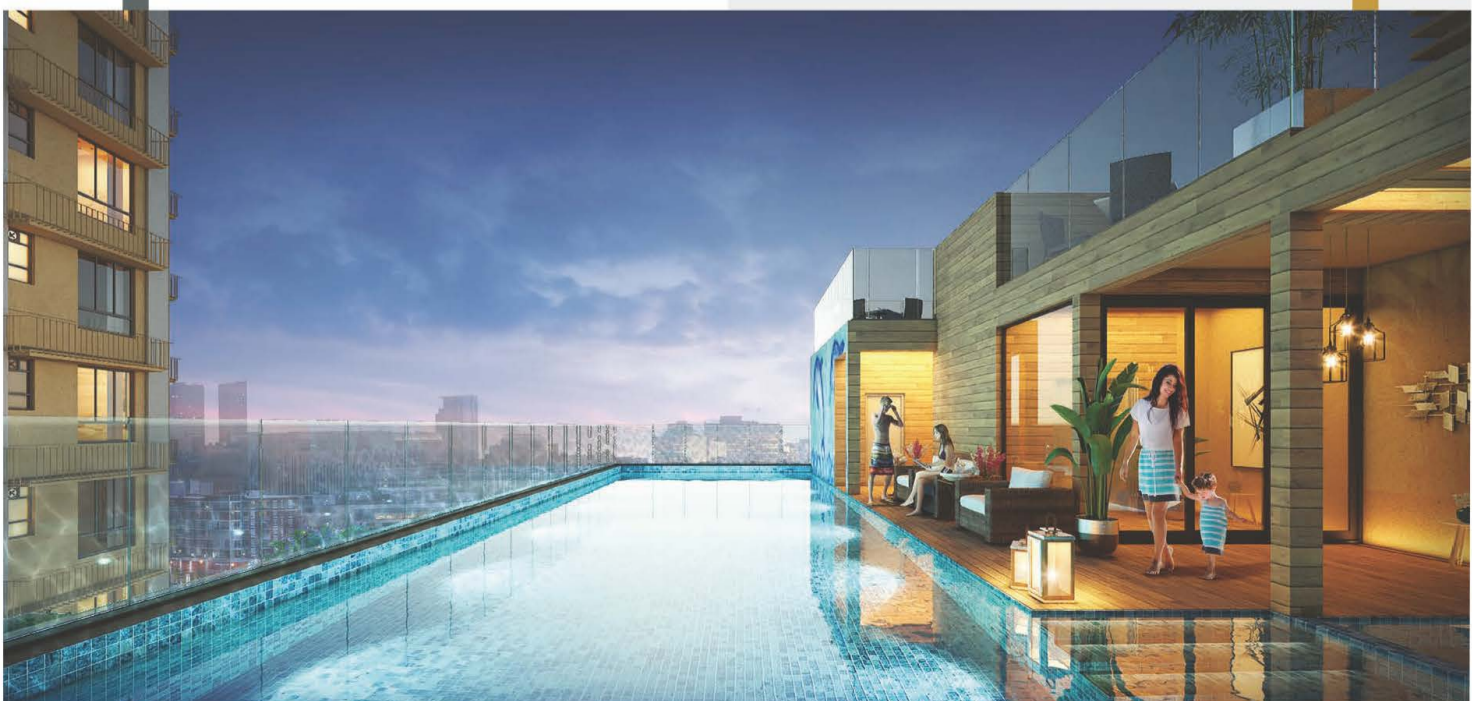
Reputed make with Automatic Rescue Device (ARD).

GRID POWER & BACK UP POWER

100% power back up for common areas and utility areas. Provision for power backup in every apartment at extra cost.

AIR CONDITIONING

Provision of space for outdoor unit for split AC along with drainage pipe. AC copper wiring and cabling at extra cost will be installed as per provision.



LOCATION



Chinar Park
Metro(Proposed):
50 meters

Fern Residency:
270 meters

Chinar Park Crossing:
300 meters

Noapara Temple:
300 meters

Big Bazar &
Spencer's:
500 meters

Holiday Inn:
500 meters
(via chinar park
crossing)

City Centre II:
800 meters

Charnock Hospital:
900 meters

VIP road Haldiram:
1.5 km

Holiday Inn Express
Airport:
2.9 km

Kolkata Airport:
3 km

Ecopark:
3.4 km

ILS Hospital:
5.4 km

DPS School
Newtown:
7.4 km

Tata Medical Center:
7.9 km



Ambey Gateway is thoughtfully designed to introduce luxurious living at the most happening location of the city. Offering a grand living by the airport, it sits at the centre of convenience. Ambey Gateway is an ode to premiumness and elegance built for those who look for an exquisite state of living. The magnificent residential towers are the true reflection of grandeur where comfort comes in the redefined way. Envisioned for plush living, Ambey Gateway is the finest expression of urban living amidst uber-luxury amenities.

THE PROJECT AT A GLANCE

- **The grand locale** – The name itself refers to the location of the residential towers at the heart of Kolkata's emerging region. Ambey Gateway offers top-notch conveniences for one's well-being and well-living and the international airport in close proximity makes you the 'Man of Moment'.
- **Spread over 3 Acres of Land** – Spread out over 3 acres of land, Ambey Gateway is a community of a few number of apartments for few selective people. Although situated at the most happening location of the city, it's an oasis offering urban living at its best.
- **7 Residential Towers** – Introducing seven classical, well-stylized, and premium towers that set themselves apart for the unique design and utmost functionality.
- **Exclusive Club building** – Studded with super-luxurious amenities, Club Grandstand complements your style of living. Twenty thousand square feet of the expansive club is the embodiment of elegance and lavishness.
- **240 Luxurious Apartments** – Built with the luxury of immense space, the apartments offer plush living with futuristic amenities. Flooded with ample daylight, each apartment is thoughtfully designed for you to celebrate living at the most-desired address of the city.
- **Ample open space** – Living is redefined here with unlimited amenities including an expansive outdoor game zone, kids' play zone, jogging track, adda zone and many more. Abundance of facilities awaits here for you to explore with more open space surrounding the residential towers.



THE MASTER PLAN

LEGENDS

- 1 ENTRANCE / EXIT GATE
- 2 ENTRANCE PLAZA
- 3 HERBAL GARDEN
- 4 TOWER DROP OFF
- 5 CAR PARKING
- 6 CLUB DROP OFF
- 7 ENTRY THROUGH PORTALS
- 8 ADDA ZONE
- 9 CLUB LAWN
- 10 RELAXATION ZONE
- 11 PATHWAY / JOGGING TRACK
- 12 YOGA / MEDITATION AREA
BY THE PAVILION GARDEN
- 13 OPEN AIR THEATER
- 14 FEATURE WALL
- 15 MULTIPURPOSE COURT
- 16 SCULPTURE GARDEN
- 17 SCREEN WALL
- 18 KID'S PLAY AREA
- 19 MOUNDS WITH PLANTATION
- 20 CRICKET NET PRACTICE

- 2 BHK FLAT
- 3 BHK FLAT
- 4 BHK FLAT



THE FLOOR PLANS -1



APNAGHAAR REALTY
Your dream home awaits

TOWER 1 UNIT INFO: Typical 2nd to 9th Floor

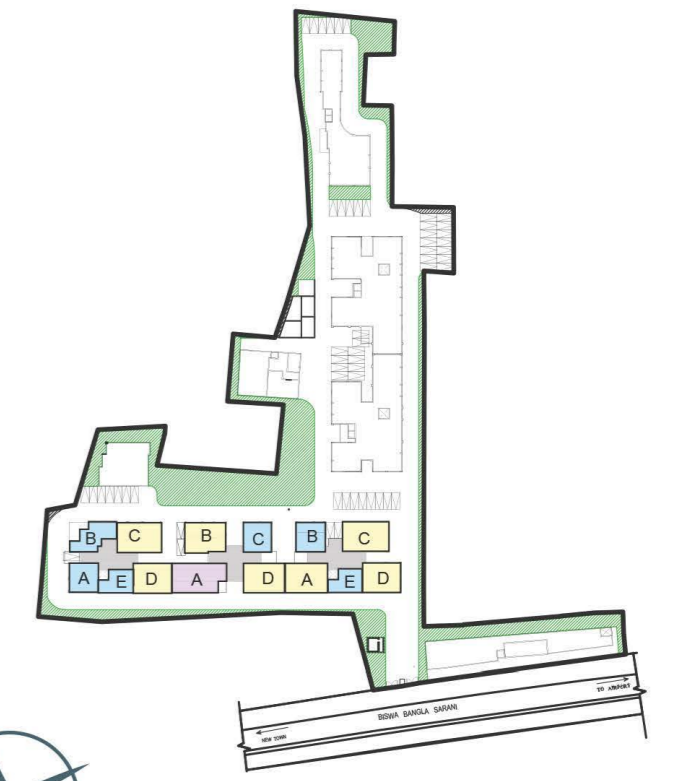
FLAT	TYPE OF FLAT	CARPET AREA (SQFT)	BALCONY AREA (SQFT)
FLAT -A	2 BHK & 2 TOILETS	706	43
FLAT -B	2 BHK & 2 TOILETS	777	48
FLAT -C	3 BHK & 3 TOILETS	1179	52
FLAT -D	3 BHK & 3 TOILETS	983	49
FLAT -E	2 BHK & 2 TOILETS	626	33

TOWER 2 UNIT INFO: Typical 2nd to 9th Floor

FLAT	TYPE OF FLAT	CARPET AREA (SQFT)	BALCONY AREA (SQFT)
FLAT -A	4 BHK & 4 TOILETS	1328	58
FLAT -B	3 BHK & 3 TOILETS	1036	53
FLAT -C	2 BHK & 2 TOILETS	698	47
FLAT -D	3 BHK & 3 TOILETS	1063	66

TOWER 3 UNIT INFO: Typical 2nd to 9th Floor

FLAT	TYPE OF FLAT	CARPET AREA (SQFT)	BALCONY AREA (SQFT)
FLAT -A	3 BHK & 3 TOILETS	1085	38
FLAT -B	2 BHK & 2 TOILETS	734	47
FLAT -C	3 BHK & 3 TOILETS	1191	56
FLAT -D	3 BHK & 3 TOILETS	994	47
FLAT -E	2 BHK & 2 TOILETS	620	33



LEGEND

2 BHK FLAT	-----	Blue
3 BHK FLAT	-----	Yellow
4 BHK FLAT	-----	Purple

THE FLOOR PLANS -2



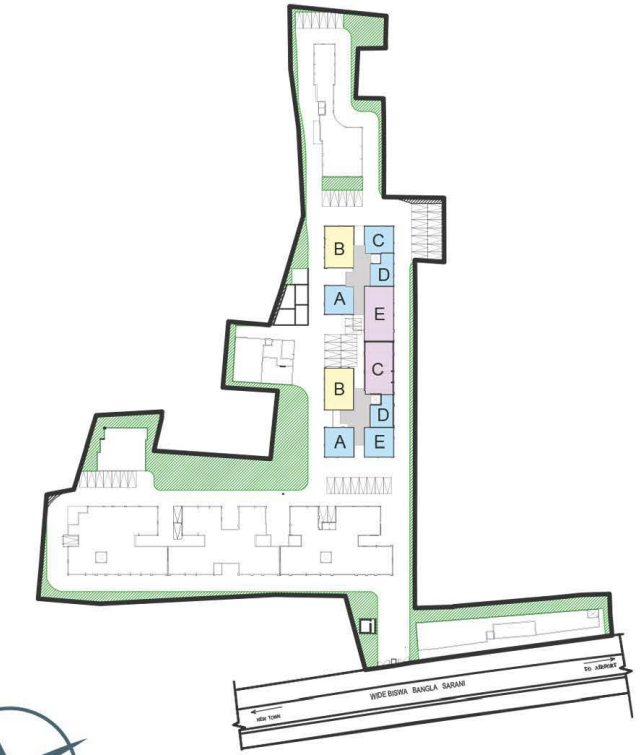
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TOWER 4 UNIT INFO: Typical 2nd to 9th Floor

FLAT	TYPE OF FLAT	CARPET AREA (SQFT)	BALCONY AREA (SQFT)
FLAT -A	2 BHK & 2 TOILETS	732	46
FLAT -B	3 BHK & 3 TOILETS	1113	42
FLAT -C	4 BHK & 4 TOILETS	1424	53
FLAT -D	2 BHK & 2 TOILETS	617	30
FLAT -E	2 BHK & 2 TOILETS	723	68

TOWER 5 UNIT INFO: Typical 2nd to 9th Floor

FLAT	TYPE OF FLAT	CARPET AREA (SQFT)	BALCONY AREA (SQFT)
FLAT -A	2 BHK & 2 TOILETS	732	48
FLAT -B	3 BHK & 3 TOILETS	1109	48
FLAT -C	2 BHK & 2 TOILETS	680	59
FLAT -D	2 BHK & 2 TOILETS	599	21
FLAT -E	4 BHK & 4 TOILETS	1492	51



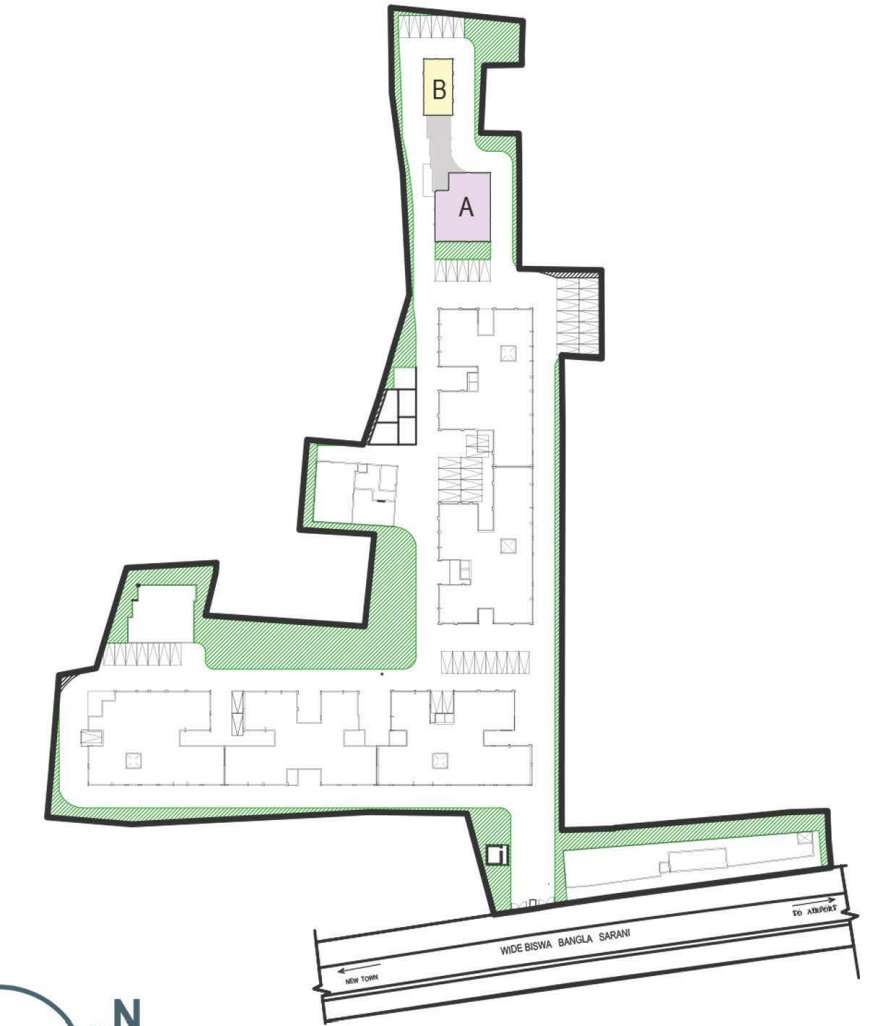
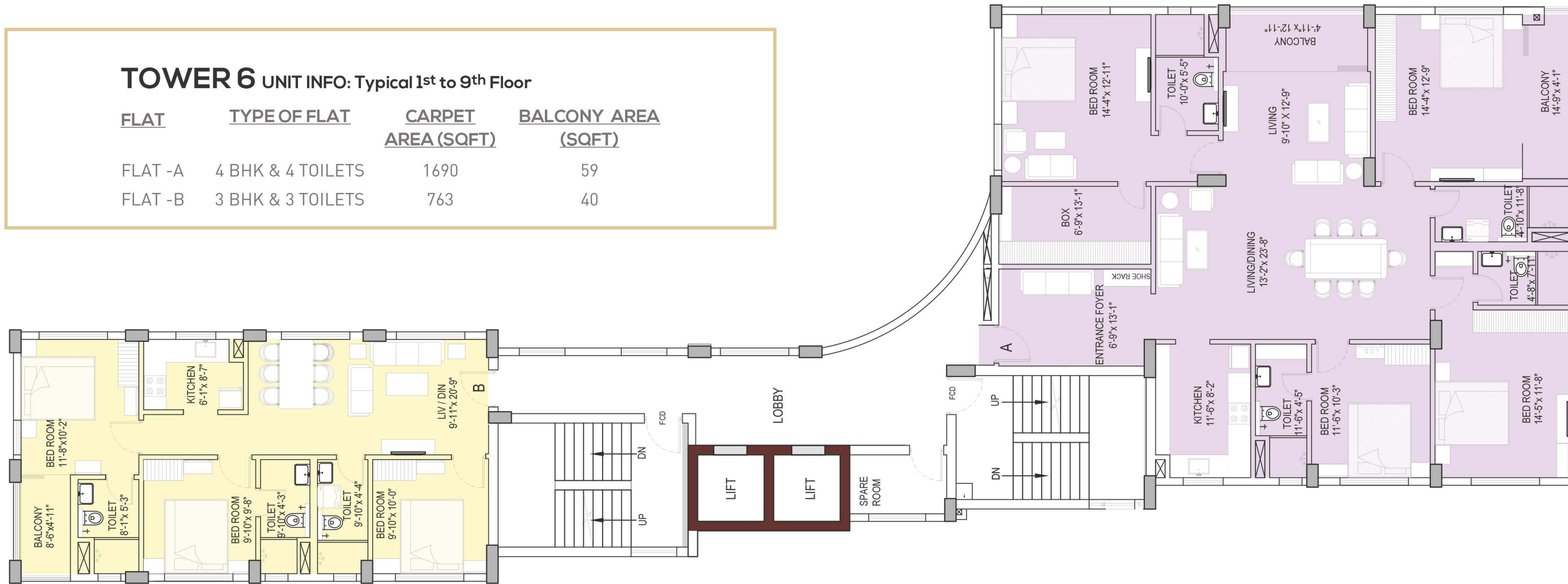
LEGEND

- 2 BHK FLAT ----- ■
- 3 BHK FLAT ----- ■
- 4 BHK FLAT ----- ■

THE FLOOR PLANS -3

TOWER 6 UNIT INFO: Typical 1st to 9th Floor

FLAT	TYPE OF FLAT	CARPET AREA (SQFT)	BALCONY AREA (SQFT)
FLAT -A	4 BHK & 4 TOILETS	1690	59
FLAT -B	3 BHK & 3 TOILETS	763	40



LEGEND

- 2 BHK FLAT ----- ■
- 3 BHK FLAT ----- ■
- 4 BHK FLAT ----- ■

For further details and booking contact



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