bel

jahir garden



land area	facing	floor area
3 katha	north facing	1768 sft

LOCATION


KHILKHET
300'-0" WIDE ROAD
AGA KHAN SCHOOL
AIUB UNIVERSITY
VIQARUNNISA NOON SCHOOL & COLLEGE
AFROZA BEGUM SARANI
PROGOTI SHORONI
NORTH SOUTH UNIVERSITY
INDEPENDENT UNIVERSITY
JAMUNA FUTURE PARK
MAHADI MART
ISD
EVERCARE HOSPITAL DHAKA
BLOCK A
BLOCK B
BLOCK C
BLOCK D
BLOCK E
BLOCK F
BLOCK G
BLOCK H
BLOCK I
BLOCK J
BLOCK K
BLOCK L

N

AT A GLANCE

Project Type
Residential

Land Category
Rajuk Approved
Commercial Land

Facing
North Facing

Storied
G+7

Apartment Contains
- 4 Beds
- 3 Baths (02 Attached)
- 03 Verandhas

Proejct Address
Plot-26, Road-1/a, Block-c,
Sector-15, Uttara, Dhaka - 1230

Land Area
3 Katha

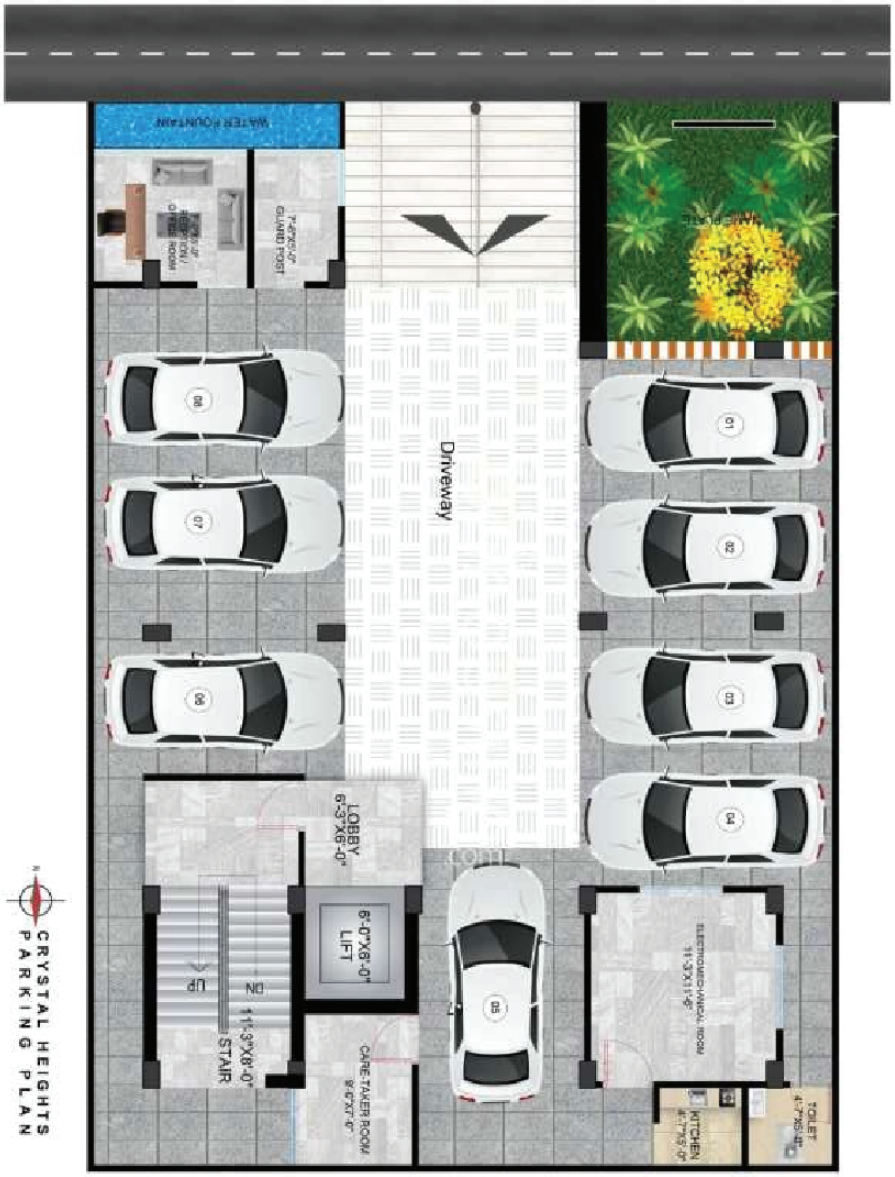
Front Road
30 Feet

Floor Area
1768 sft

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1768 sft.
ESCAPE THE ORDINARY AND DISCOVER A
PLACE WHERE NATURE MEETS LUXURY.
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GROUND FLOOR PLAN



Ground Floor Features

- Plants and greenery with neat planters for easy maintenance wherever possible on the ground floor.
- Proper drainage facility around the periphery of the building for easy water drainage on ground floor.
- Garbage bin with easy access for the residents and garbage collectors.
- Drivers' waiting area with toilet facilities.
- Intercom connection from concierge to all apartments.

TYPICAL FLOOR PLAN

(1st, 2nd, 3rd)



TYPICAL FLOOR PLAN

(4th, 5th, 6th)



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ROOFTOP PLAN



Rooftop Features

- Landscaped rooftop.
- BBQ area with portable BBQ tray.
- Lime terracing of adequate thickness for protection from heat.
- Protective parapet wall/ railing 4'-0" high around the periphery.
- Separated clothes drying area with lines for drying laundry.



SECURE YOUR DREAM HOME AND EXPERIENCE THE PERFECT BLEND OF CITY CONVENIENCE AND TRANQUIL LIVING.

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ROOFTOP VIEW
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APARTMENT FEATURES

Floors:	24"x24" imported mirror polish tiles in bedrooms, foyer, living room, dining room, family lounge area & all verandahs. Kitchen verandah and utility/staff room with non-slippery, made-in-Bangladesh tiles will be matched to the floor scheme.
Main door:	Solid Chittagong Teak 3'-9"x 7' main entrance door with door chain, apartment name plate, door handle with smart fingerprint access door lock, one look-over camera & 2-way voice support function.
Internal doors:	7' high French polished veneer door shutters with Teak Chamble door frame for all internal doors except bathrooms.
Sliding doors & windows:	Sliding glass windows and doors used as per floor plan, complete with mohair lining, rainwater barrier and fly-proof netting.
Basin provision:	Provision for basin at dining cum F. lounge area.
Security and safety:	Safety grills on windows and full height grill on kitchen verandahs.
Painting:	Smooth finished plastic paint on all internal walls and ceilings.
Electrical:	Imported gang type electrical switches, plug points, and other fittings. Provision for air conditioners with power points in all bedrooms, living room and dining area as per electrical design. Internet connection point in family lounge area. Staff calling bell switch in master bedroom. Remote control light and fan switch in living room and dining cum family lounge area.
Lights:	Provision for wall brackets in all bedrooms, living, dining cum family lounge area and common area. Appropriate lighting in bathrooms, kitchen, staff bed and verandahs.
Cable connections:	oncealed television line in all bedrooms and family lounge area.

BATHROOM FEATURES

Door:	Laminated door shutter with Teak Chamble solid door frames.
Sanitary ware:	Imported sanitary ware.
C.P fittings:	C.P fittings and accessories are made in Bangladesh.
Shower area:	Customized shower area with curtain rail as per design.
Tiles:	Wall tiles made-in-Bangladesh.
Counter tops & basins:	Marble counter-top imported cabinet basin in master bathroom, other bathrooms will have imported pedestal basin as per developer's choice. Mirrors in all bathrooms.
Waterline:	Concealed hot & cold waterlines in all bathrooms including staff bath.
Staff bathroom:	Wall & floor tiles with long pan and moving shower all made-in-Bangladesh.

KITCHEN FEATURES

Platform:	Granite in kitchen counter-top.
Wall & floor Tiles:	Wall (up to 7' height) and floor tiles made-in-Bangladesh.
Waterline:	Concealed hot & cold waterline.
Sink:	Single bowl sink.
Gas connection & detector:	LPG connection for oven/stove with gas detector connected to prevent potential fire hazard through gas leakage.

TERMS AND CONDITIONS

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house-20, road-10, sector-3
uttara, dhaka-1230, bangladesh

project location

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plot-26, road-1/a, block-c | sector-15, uttara | dhaka-1230