



# SIDDHA aangan

From the people behind Raj Aangan-The NRI Township

Life comes a full circle.

FLATS | VILLAS



[www.Zricks.com](http://www.Zricks.com)





## FLATS

### Live like you imagined

Everybody wants to fly like a bird, it's time for your dreams to take off at Siddha Aangan. Explore life, from the flats—cozy, idyllic apartments where you can design the way you live. Koel, Hans, Mayur, Saras and Baya are the five towers in which you can spread your wings and find freedom—just like the precious birds they are named after.

# ZRICKS



### Construction Specifications

#### Structure

Earthquake-resistant RCC framed construction with infill bricks wall

#### Doors/Windows

Toughened timber/ stone framed/ solid core wooden flush shutters  
Aluminum frames with fully glazed shutters and superior quality fittings



#### Flooring

Vitrified/Ceramic flooring in all bedrooms, living/dining room and common areas

#### Kitchen

Semi-modular kitchens  
Anti-skid-vitrified/ceramic tiles floor  
Counter top with steel sink  
Dadoes: Ceramic tiles up to a height of 2 feet from counter



#### Toilets

Anti-skid ceramic tile flooring  
White, high quality porcelain fittings  
Chromium-plated premium fittings  
Dadoes: Ceramic tiles up to a height of 7 feet



#### Electricals

Superior quality concealed copper wiring with the latest modular switches and miniature circuit breakers  
TV socket and provision for broadband connection  
AC/Cooler points in each room



#### Fire fighting system

Fire fighting installation

#### Exterior

Latest weatherproof non-fading exterior finish of the highest quality

## VILLAS

Nestled amidst greenery and crated roads, the spacious Villas at Siddha Aangan promise a luxurious lifestyle. Modern styling reflects grandeur. With two types of beautiful living spaces to choose from, these niche villas have been made brick by brick to pamper your moods.

### VILLA -TYPE A

- 4 BHK villa
- Servant quarter
- 36'0" X 57'4" (230 sq yards)
- 2904 sq ft built-up area

### VILLA -TYPE B

- 4 BHK villa
- Servant quarter
- 31'0" X 46'6" (160 sq yards)
- 2276 sq ft built-up area



### Construction Specifications

#### Structure

RCC composite structure with infill brick walls

#### Internal walls and ceilings

Cement plastering overlaid with smooth, impervious plaster-of-paris

#### Doors/ Windows

Toughened timber/stone framed/solid core wooden flush shutters  
Wooden frame windows with fully glazed shutters and superior fittings  
Grills on windows

#### Flooring

Master Bedrooms: Wooden patterns/slates/vitrified flooring  
Living and Dining Rooms: Vitrified/ceramic tile flooring  
Kitchens: Anti-skid ceramic tile flooring  
Other rooms: Vitrified/ceramic tile flooring

#### Kitchen

Modular kitchen  
Granite counter top with stainless steel sink  
Dado: Ceramic tiles up to a height of 2 feet from the counter top

#### Toilets

Anti-skid ceramic tile flooring  
Granite counter top in master toilet  
Ceramic dado up to lintel level  
Toilet fixtures with premium CP fittings and mirrors  
Premium, white, porcelain sanitary ware

#### Electrical and electronics

Premium concealed copper wiring with miniature circuit breakers  
Latest modular switches  
Provision for AC in Living room & Bedrooms  
Provision for Inverter

#### Security

The entire estate is secured by hi-tech security systems  
Entrance manned by security round the clock

#### Power back-up

Adequate power backup capacity for common facilities

#### Water supply

Regular water supply





#### Amenities and Facilities at Siddha Aangan Flats and Villas

Resident's club  
 Banquet hall  
 Swimming pool  
 Gymnasium  
 Library  
 Terrace garden  
 Multi-purpose hall  
 Yoga/Meditation room  
 Indoor Games: Table tennis/Pool/Carroms/Darts/Chess

Party hall  
 Party lawn  
 Coffee shop  
 Restaurant  
 Cable TV/DTH  
 Broadband point  
 Power backup for common areas  
 Regular water supply  
 Sewage treatment plant  
 Rainwater harvesting



#### Amenities and Facilities at Siddha Aangan Flats and Villas

Children's play area  
 Jogging track  
 Landscaped green areas  
 Well-decorated lobby  
 Visitors car park  
 Convenience store  
 Shuttle Service

Provisions for:  
 Pharmacy  
 Milk booth  
 Fresh fruits & vegetables counter

Reflexology pathway  
 Park with fountain  
 Campus surrounded by high walls  
 24-hour security with CCTV



## Green Flats for you and the environment

Green Flats are based on the next generation philosophy of living that puts emphasis on the concept of environment friendly and sustainable living. They ensure an optimised use of energy, water and all other building materials. These Flats are the ideal way to lead an eco-friendly life that makes the idea of happy and healthy living possible. Be it light, ventilation or other health benefits, Green Flats are ideal to make day to day life a green life in the true sense. Think green, live green.

## Green benefits



Reduced energy usage and costs



Reduced water usage through low flow fixtures



Sewage treatment, dual plumbing and water recycling



Rainwater harvesting system and grid powers to recharge the natural water reservoirs



Use of recycled materials such as fly ash in cement and brick work



Native and drought-tolerant species planted in the landscape



Periodic indoor air quality audits conducted during the construction phase



Improved indoor air quality through the usage of low-VOC paints, adhesives and eco-friendly chemicals



High window-to-wall ratio guaranteeing better views and cross ventilation



Waste management and recycling set-up in place



Reduced greenhouse gas emission and carbon footprint



## The Group

Founded in 1986, Siddha Group has carved for itself a respected niche in the realty space. In its three decades Siddha has demonstrated its competence through its ideation and execution of world-class residential and commercial complexes. Its presence at strategic locations of Jaipur, Kolkata, Mumbai & Bengaluru is significant. Its projects perfectly match superior architectural concepts with quality of construction and finish. The group pursues a single-minded goal: raise the benchmarks in the realty space of Jaipur, Kolkata, Mumbai and Bengaluru relentlessly.

## Few of our ongoing projects



**SIDDHA BASIL**  
20 Grand Apartments  
Bani park, Jaipur



**SIDDHA WATERFRONT**  
2000 Apartments  
Nr Rahasa Ramkrishna Mission School,  
Khandah, Kolkata



**SIDDHA HAPPYVILLE**  
1500 Apartments  
Rajarhat Chaumatha, Kolkata



**SIDDHA NIRVANA**  
23 Apartments  
Paddapur Road, Kolkata



**SIDDHA WESTON**  
Commercial Complex  
Weston Street, Kolkata



**SIDDHA EDEN LAKEVILLE**  
2100 Apartments  
Bonhooghly, Kolkata



**SIDDHA GALAXIA**  
2500+ Apartments  
Rajarhat, Kolkata



**SIDDHA BASIL, BENGALURU**  
20 Exclusive Apartments  
Vidyanyaspora, Bengaluru



**XANADU CONDOMINIUM**  
106 Apartments  
Kolkata



**SIDDHA TOWN, MADHYAMGRAM**  
420 Apartments  
Solepur Road, Kolkata

## Few of our upcoming projects



**SIDDHA POINT**  
Ultra Modern Commercial Complex,  
Opp. A.I.R., M.I. Road, Jaipur



**SIDDHA SEA BROOK**  
G+53 Floors, 247 Apartments  
Link Road Kandivli (w) Mumbai



**SIDDHA SKY**  
420+ Apartments  
Chingghata, EM Bypass, Kolkata



**SIDDHA SUBURBIA**  
672 Apartments  
Near Ramakrishna Mission, Kolkata

## Few of our completed projects



**RAJ AANGAN**  
Independent Villas, Pratap Nagar, Jaipur  
In Association with Raj, Housing Board



**JAIPUR TOWER**  
Commercial Complex  
M.I. Road, Jaipur



**SIDDHA REGAL**  
29 Apartments  
Davi Marg, Bani Park, Jaipur



**SIDDHA JEWELS**  
Commercial Complex  
Nahatal 3 Ka Kutta, Jaipur



**XANADU STUDIO**  
320 Studio Apartments  
Rajarhat, Kolkata



**SIDDHA PARK**  
G+7 Commercial Apartments  
Park Street, Kolkata



**SIDDHA POINT**  
Commercial Complex  
Parbatnagar, Kolkata



**SIDDHA PINES**  
625 Apartments  
Rajarhat, Kolkata



**SIDDHA TOWN RAJARHAT**  
1337 Apartments  
Rajarhat, Kolkata

## Our Associates



### Architects

Agarwal & Agarwal, founded in 1986 and headed by Jay Prakash Agrawal, is one of East India's leading firms of architects. It is renowned for designing top-end malls, hotels, office complexes and residential apartments, townships, IT infrastructure complexes, and hotels, malls and leisure projects.



### Legal Advisors

Saha and Ray, led by Avik Saha and Jayati Ray, a premier law firm in Kolkata, specialises in realty and property laws. It is armed with international affiliations and global terms of reference.

S Kasliwal & Associates, Jaipur are a reputed law firm since 1932. They have offices in Jaipur and Mumbai.

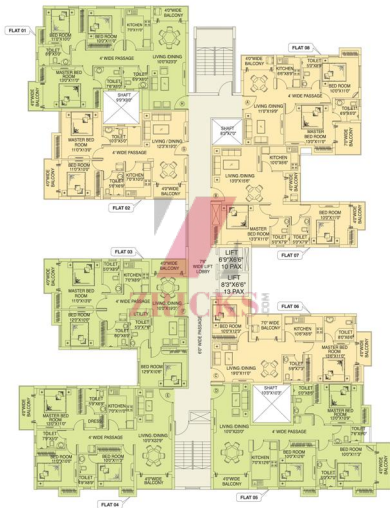


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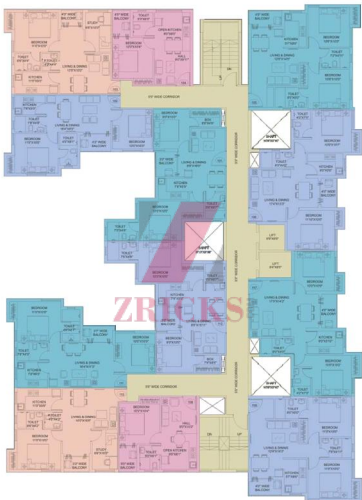




Flat No	1	2	3	4	5	6	7	8
Type	3 BHK	2 BHK	3 BHK	3 BHK	3 BHK	2 BHK	2 BHK	2 BHK
Salable Area sq. ft.	1402	1140	1460	1477	1587	1114	1139	1086

● 2 BHK ● 3 BHK

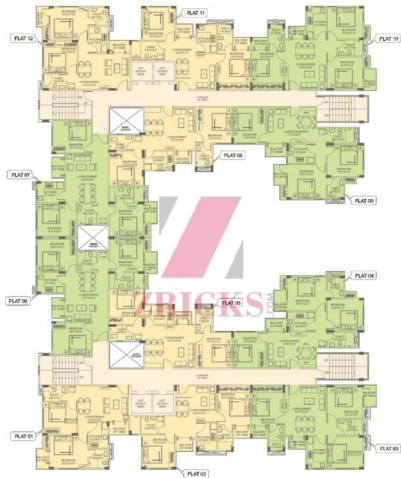




Flat No.	101	102	103	104	105	106	107	108	109	110	111	112
Type	2BHK	2BHK	1BHK+S	2BHK	2BHK	2BHK	2BHK	2BHK	2BHK	1BHK+S	2BHK	2BHK
Carpet Area sq.ft.	850	760	731	810	901	979	935	978	507	754	839	870

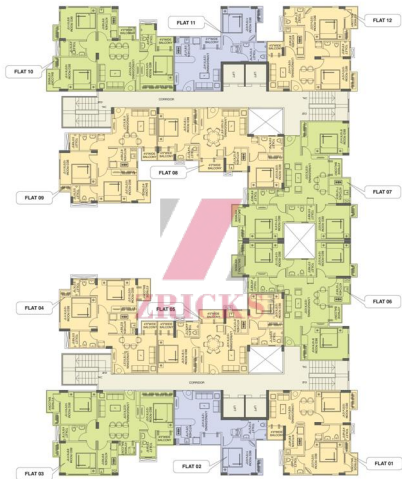
● 1BHK ● 1.5 BHK ● 2 BHK





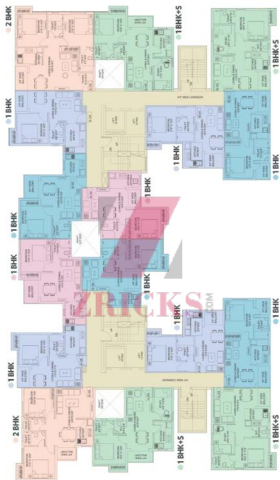
Flat No.	1	2	3	4	5	6	7	8	9	10	11	12
Type	2 BHK	2 BHK	3 BHK	3 BHK	2 BHK	3 BHK	3 BHK	2 BHK	3 BHK	3 BHK	2 BHK	2 BHK
Schedule Area (Sq.ft)	879	870	1114	1070	862	1170	1175	860	1067	1100	888	867

● 2 BHK ● 3 BHK



Flat No.	1	2	3	4	5	6	7	8	9	10	11	12
Type	2 BHK	1 BHK	3 BHK	2 BHK	2 BHK	3 BHK	3 BHK	2 BHK	2 BHK	3 BHK	1 BHK	2 BHK
Saleable Area (Sq Ft)	627	478	1006	885	886	1157	1136	807	883	1007	638	844

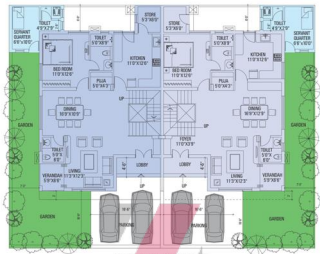
1 BHK 2 BHK 3 BHK



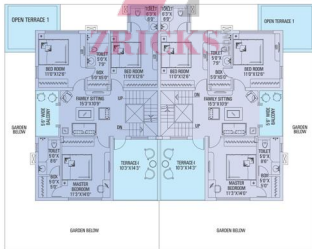
FLAT NO	A-101	A-102	A-103	A-104	A-105	A-106	A-107	A-108	B-101	B-102	B-103	B-104	B-105	B-106	B-107	B-108
TYPE	1BHK	1BHK	1BHK+S	1BHK+S	2BHK	1BHK	1BHK	1BHK	1BHK	1BHK	1BHK+S	1BHK+S	2BHK	1BHK	1BHK	1BHK
SALABLE AREA (SQFT)	620	620	746	768	883	605	652	612	620	620	746	764	953	626	652	612

● 1 BHK ● 1 BHK+S ● 2 BHK



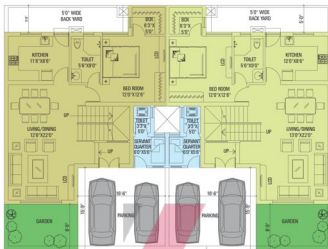


GROUND FLOOR PLAN

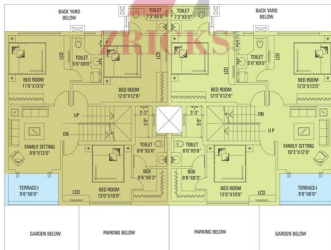


FIRST FLOOR PLAN

4 BHK villa | 36'0" x 57'4" (230 sq yards) | 2904 sq ft built-up area



GROUND FLOOR PLAN



FIRST FLOOR PLAN

4 BHK villa | 31'0" x 46'6" (160 sq yards) | 2276 sq ft built-up area





**SIDDHA**

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Kandivli West, Mumbai - 400067 | P +91 981 981 6161

**BENGALURU:**

233, 3rd Floor, Above Axis Bank, Sampige Road, Malleshwaram  
Bengaluru - 560003 | P +91 999 090 1111 | E [info@siddhagrimu.com](mailto:info@siddhagrimu.com)

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