



AMBIKA
ICON

Welcome Back... To Life!



- Back to Calm
- Back to Green
- Back to Nature
- Back to Space
- Back to Leisure
- Back to Ease
- Back to Childhood
- Back to Teammates

Welcome Back... To Life!





AMBIKA
ICON

G+10 | 2 Blocks | 110 Flats



AMBHIKA
ICON

Entrance Lobby



Away from busy hours. Back to Calm.

Thanks to the strategic location, connected network of transport and proximity to all places necessary, you will be able to save more time on commutes and spend more time where it matters - on building bonds of love with the ones closest to your heart!

- Landmarks:**

 - 1.2 km from Karunamoyee Crossing
 - 2.9 km from Tollygunge Club
 - 3.4 km from Royal Calcutta Golf Club
- Metro Connectivity:**

 - 1.7 km from Behala Chowrasta Metro (upcoming)
 - 2.4 km from Tollygunge Metro
- Entertainment/Leisure:**

 - 4.9 km from Lake Mall
 - 5.1 km from South City Mall
- Education:**

 - 600 mt from Shri Ritam Vidyapith
 - 1.3 km from National Public School
 - 2 km from MP Birla Foundation Higher Secondary School
 - 2.1 km from Orient Day School
 - 5.1 km from South City International School
- Healthcare:**

 - 3.2 km from M.R. Bangur Hospital
 - 3.3 km from RSV Hospital
 - 5.2 km from EDF Hospital
 - 6.1 km from CMRI/Kothari/BM Birla Hospital











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Away from dusty air. Back to Green.

At Ambika Icon, urban living makes room for untouched nature as well! The project is surrounded by natural greenery and vast open spaces, along with a pond right within the project to create the perfect lap of nature!

-  Green Gate Driveway
-  Grass Mounds
-  Boundary Wall Vegetation
-  Flower Garden
-  Themed Boundary Walls
-  Solar Panels for Common Usage






Away from the concrete jungle. Back to Nature.

Experience the simple wonders of being under open skies, having chitchat over Barbeque, and savouring the quiet solitude of sitting by a tranquil pond. Here, life blossoms within lush nature!

 Natural Lotus Pond

 Sitting Spaces

 Gazebo & Barbeque

 Fishing Deck & Feeder Platform

 Fountain with Lights

 Bird House



Away from crowded corners. Back to Space.

Step into Ambika Icon and forget all about the cramped city spaces! Right from the grand entrance and spacious lobby to the ample open outdoor spaces, here your life will find a breath of happy relief amidst natural light and breeze at all times. The intelligent space utilization throughout the project makes it a comfortable and well-designed place to live in!



Jogging Trail



Yoga Platform



Tree Side Adda Zone



Acupressure Walking Trail



Cycling Zones



Terrace Garden



View Point at Podium Level



71% Open Space



Decorative Sculptures



Pet Friendly Zones



Tulsi Mancha



Meditation Zone & Zen Garden on Terrace



Surya Pranam Platform



Away from busy hours. Back to Leisure.

Slow down your fast-paced life at the Club at Ambika Icon. With handpicked amenities curated for modern lifestyles and available at the podium & terrace level, your leisure hours will be like never before!

-  Swimming Pool
-  Changing Rooms
-  Jacuzzi
-  Indoor Games Room
-  AC Lounge & Entrance Lobby
-  AC Gymnasium
-  AC Community Hall
-  Library
-  Party Lawn
-  Green Lawn on Podium
-  Senior Citizen Cabana
-  Community Celebration Arena
-  Golf Putting
-  Water Walk
-  Star Gazing
-  Skyplex





AC Community Hall



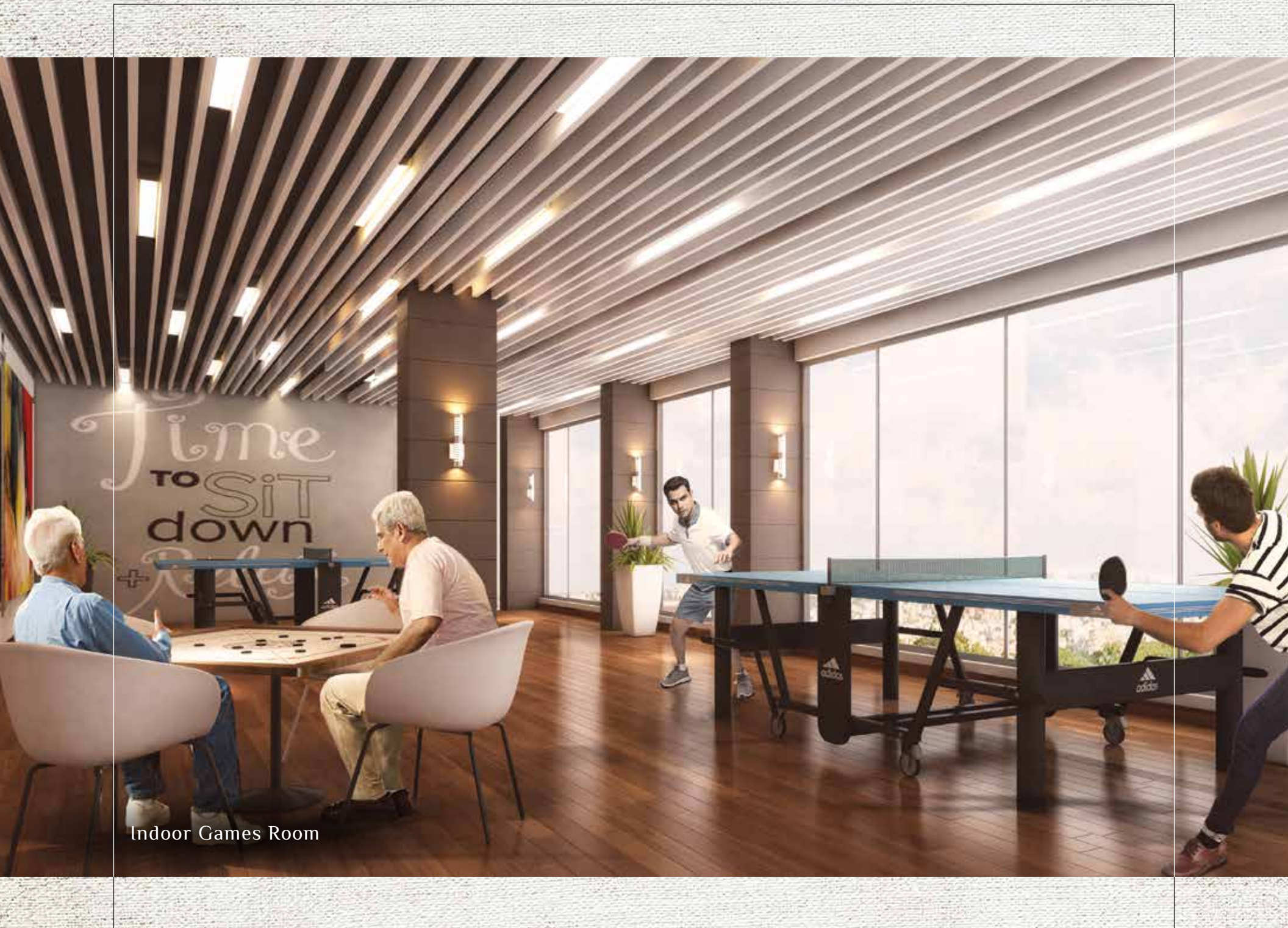
AC Lounge



Swimming Pool



AC Gymnasium



Indoor Games Room



Skyplex






Away from worried days.

Back to Ease.

Nothing shall interrupt your life at the Ambika Icon! From power back-ups to routine CCTV surveillance, we have taken care of each and every basic security & facility detail - so that you can live here glitch & worry free!

-  Boom Barrier at Entry & Exit
-  24 x 7 Security with CCTV
-  Intercom
-  Video Door Phone
-  Power Back-Up
-  Charging Points for E-Vehicle
-  Fire Fighting Systems
-  Wi-Fi Hotspots
-  Automatic Lifts
-  Uninterrupted Water Supply
-  Drainage in Car Parking Area
-  Water Filtration Plant
-  Guest Car Parking

Assistance for Soft Services

-  Electric & Mobile Bill Deposit
-  Doctor & Medicine on Call
-  Ambulance on Call

Away from hours indoor.

Back to childhood!


At Ambika Icon, there's ample space for childhood to blossom and thrive! Watch your kids go back to the good old days of playing, laughing and making friends under the open skies!

 Children's Play Area

 Slides

 Swing

 Seesaw

 Sand Pit

 Rock Climbing

 Net the Basket

 Hopscotch Court

 Giant Chess

 Comic Corner for Kids

 Kid's Pool





Kid's Play Area



Back to the Teammates



Ambika Icon owes its presence to the finest in their respective fields of expertise, who have come together to create a testament of true excellence!



Raj Agarwal & Associates (Architect)

S.P.A. CONSULTANTS
STRUCTURAL ENGINEERS

Sanjeev Parekh (Structural Engineer)



Layers Design Studio (Landscape Architect)

Shaping Iconic Dreams into Reality!

Shree Balasaria Construction Pvt. Ltd. began its journey in the year 1992, under the patronage of the Balasaria Group of Kolkata. The company was formed to undertake constructions of various commercial and housing projects. Over time it has developed several successful projects, under the brand name Ambika Group.



What makes the company stand out is its firm commitment to quality, architecture and designs of the projects. At every stage - be it planning, construction, customer service or property management - the company delivers its best. Some of the noted projects by Ambika include Ambika Tower, Ambika Kunj, Ambika Vihar, Ambika Gardens, Ambika Point, and Ambika Heights.



AMBIKA GARDEN: Alipore, Kolkata



AMBIKA TOWER: Dobson Road, Howrah



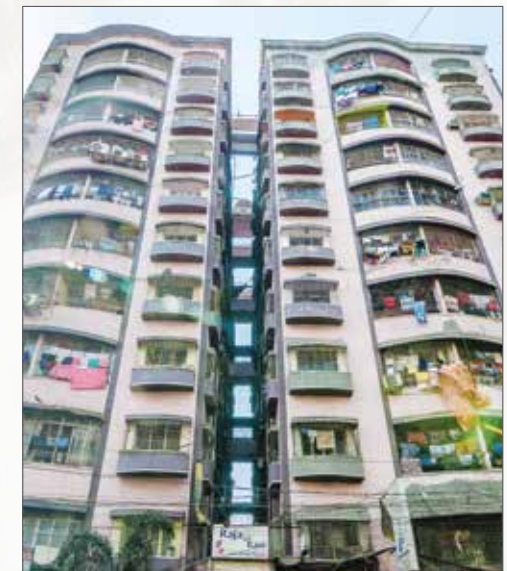
GANPATI CHAMBERS: C. R. Avenue, Kolkata



AMBIKA POINT: Dobson Road, Howrah



JK AMBIKA TOWER: Cossipur, Kolkata



SHREE KUNJ: Dobson Road, Howrah



AMBIKA VIHAR: Hardatt Rai Chamaria Road, Howrah



Specifications

FOUNDATION AND STRUCTURE

RCC frames structure with pile foundation.

WALL FINISH

Gypsum plaster for extra finish.

FLOORING

Vitrified tiles in bedrooms, living & dining room.
Skirting of same as floor.

DOORS & WINDOWS

Door frame : Made of wood.
Main door : Polished/painted solid core flush doors.
Main door fittings: Reputed make with latch & eyepiece.
Internal Door : Painted flush doors with hardware fittings.
Windows : Fully glazed anodized/powder coated aluminium/UPVC with glass panes.

KITCHEN

Granite Counter top.
Dado of tiles upto 2 feet above kitchen counter.
Stainless Steel Sink.
Exhaust Fan Point.
Flooring: Anti-Skid tiles.

TOILET

Flooring: Anti-Skid tiles.
Toilet walls: Tiles on the walls.
Sanitary ware of reputed make.
CP fittings of reputed make.
Electrical point for geyser & exhaust fan.
Provision for hot/cold water line.

ELECTRICALS

Concealed copper wiring of reputed brands.
Telephone and/or Internet wiring in living or dining area.
Electrical points in all bedrooms, living, dining, kitchen & toilets.
Modular switches of reputed brands.
DTH/Cable TV cabling in all bedrooms and living room.

ELEVATORS

Modern automatic lifts of reputed brand with well decorated lift cage.

COMMON LIGHTING

Overhead illumination for compound and street lighting.
Necessary illumination in all lobbies, staircases and common areas.

COMMON AREAS

Well-designed common lobbies.
Sufficient power back-up facilities.
Designer lobby with premium tiles/marble finish flooring.

STAIRCASE

Flooring: Marble/Kota stones.

SECURITY & FIRE PREVENTION

Video door phone and intercom facility in each unit.
CCTV surveillance in the complex.
Fire fighting systems as per recommendation of The Fire & Emergency Services, Govt. of West Bengal (as per Provisional NOC).

EMERGENCY EVACUATION SERVICES

Fire refuge area will be made on 6th floor of the building and premise will be well-connected with the K.M.C. Black Top Road on North side of the building.

WATER SUPPLY

24 hours water supply. KMC Drinking water connection will be in Kitchen.

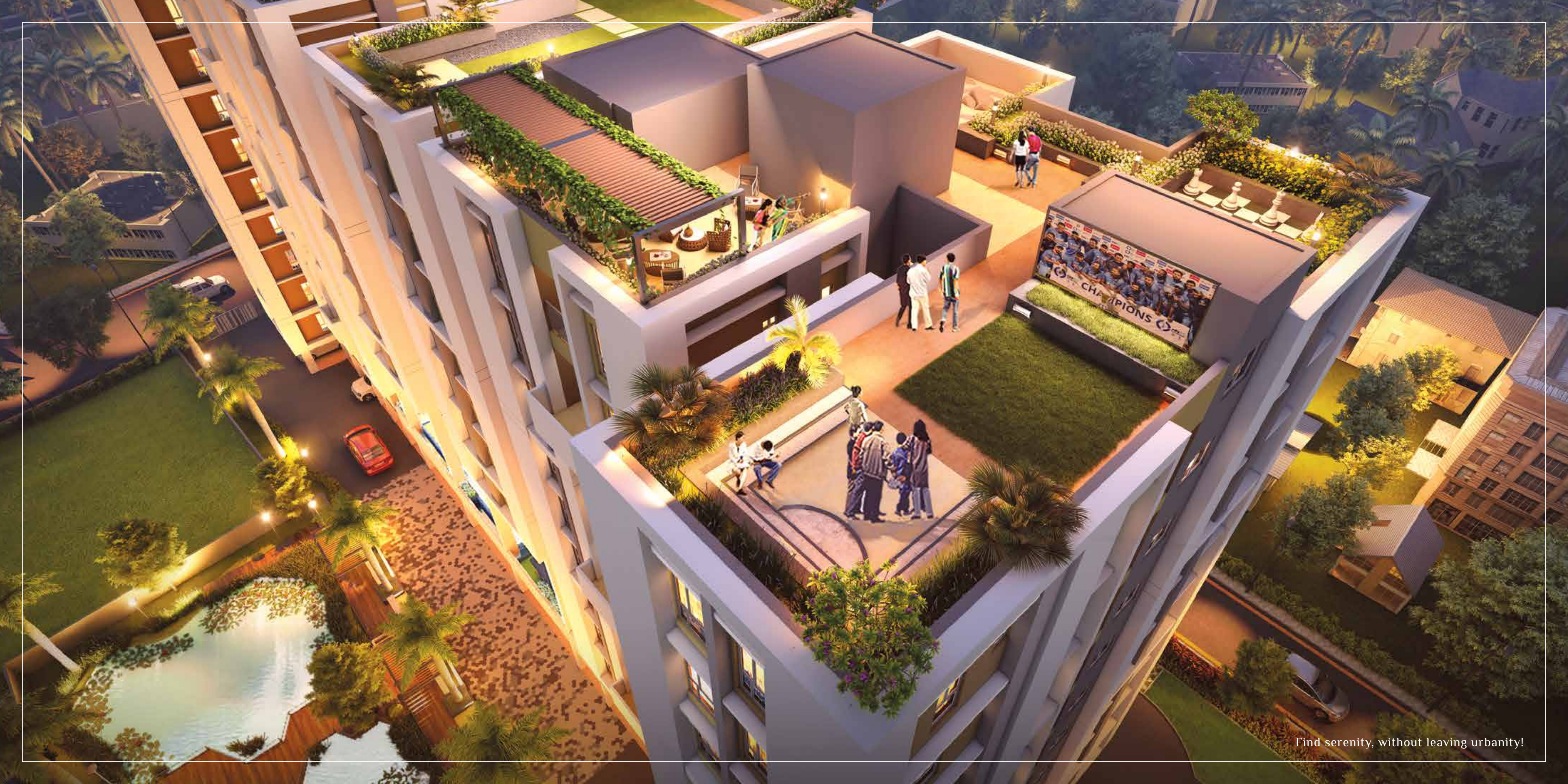
GENERATOR

Provision for standby supply in common area and also limited supply to every unit.

RENEWABLE ENERGY

Necessary Solar Panel will be installed on roof top and their load will be connected with common area lighting.



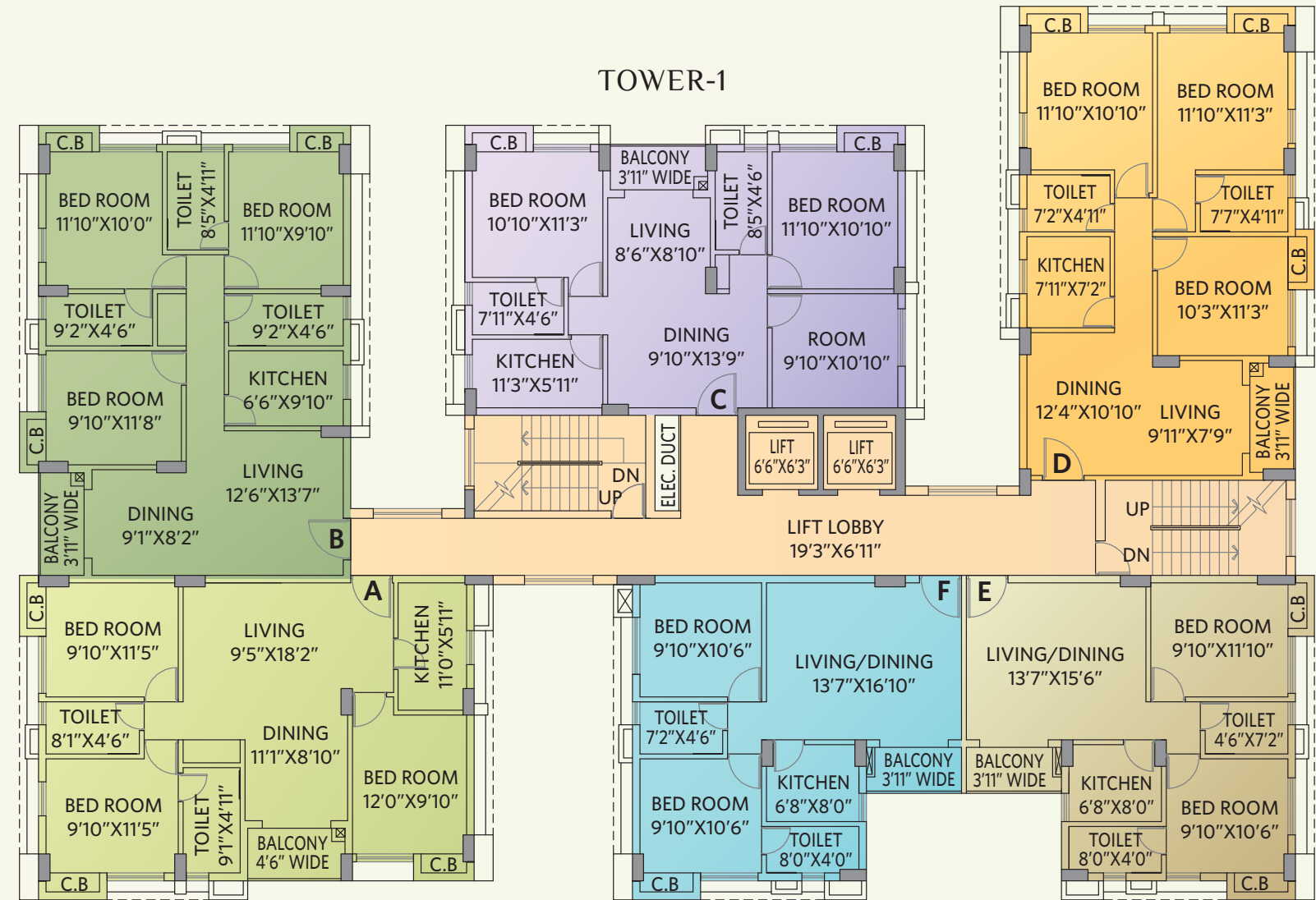
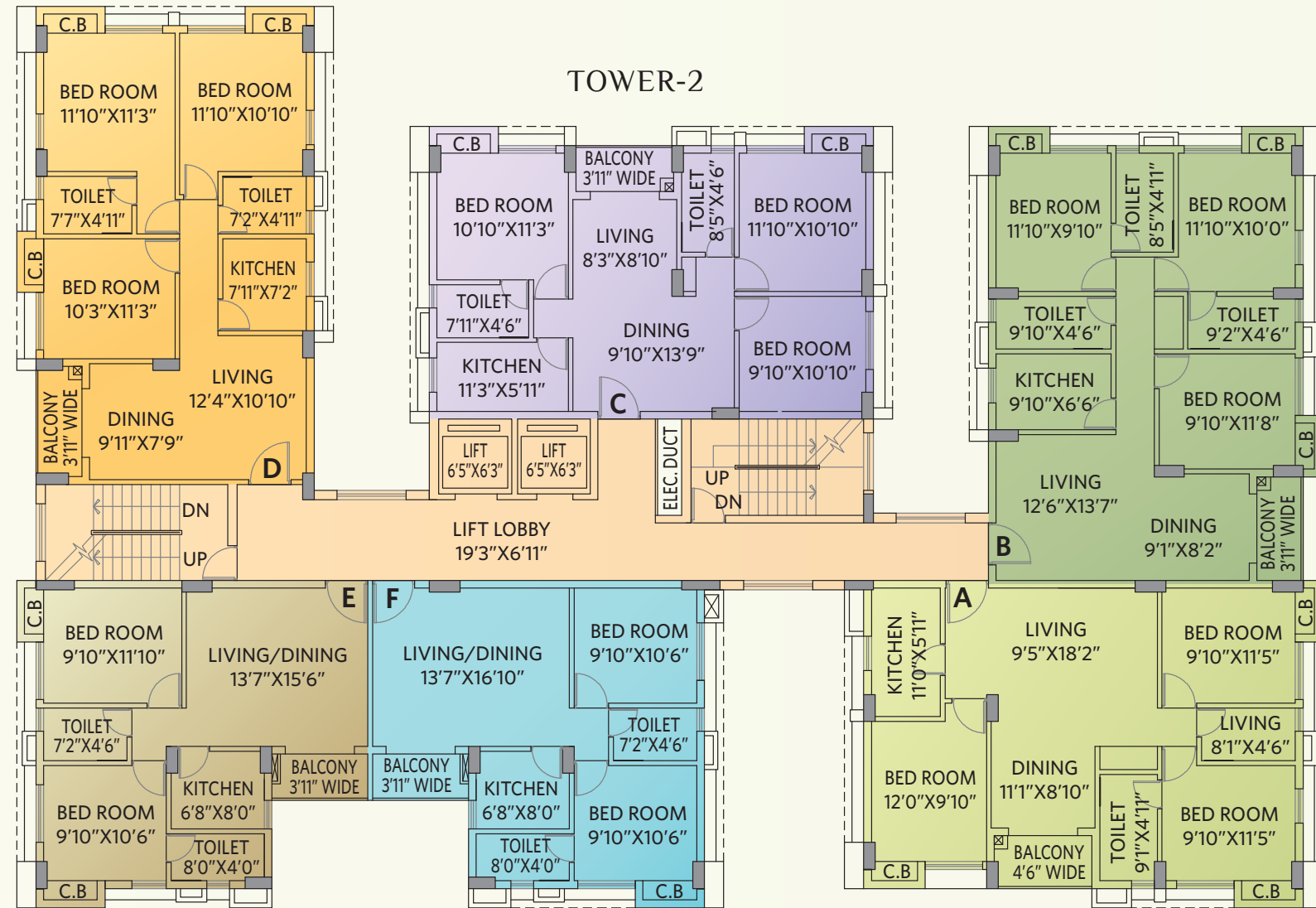


Find serenity, without leaving urbanity!

Master & Podium Plan



Typical Floor Plan



FLOOR	FLAT - A : 3 BHK			FLAT - B : 3 BHK			FLAT - C : 3 BHK			FLAT - D : 3 BHK			FLAT - E : 2 BHK			FLAT - F : 2 BHK				
	Carpet Area	Balcony Area	Chargeable Area	Carpet Area	Balcony Area	Chargeable Area	Carpet Area	Balcony Area	Chargeable Area	Carpet Area	Balcony Area	Chargeable Area	Carpet Area	Balcony Area	Chargeable Area	Carpet Area	Balcony Area	Chargeable Area		
	868	38	916	916	35	786	33	838	38	600	33	600	33	600	33	600	33	908		
1	-	-	-	-	-	-	961	-	1,249	708	-	920	699	-	908	-	-	-	908	
2	999	294	1,445	-	-	908	-	1,180	961	-	1,249	708	-	920	699	-	908	-	908	
3	999	-	1,298	-	-	908	38	1,199	961	42	1,270	708	34	937	699	34	925	-	925	
4	990	-	1,287	1,035	-	1,344	908	-	1,180	961	-	1,249	708	-	920	699	-	908	-	908
5	990	294	1,434	1,035	-	1,344	908	-	1,180	961	-	1,249	708	-	920	699	-	908	-	908
6	990	-	1,287	1,035	38	1,363	908	38	1,199	961	42	1,270	708	34	937	699	34	925	-	925
7	990	-	1,287	1,035	-	1,344	908	-	1,180	961	-	1,249	708	-	920	699	-	908	-	908
8	990	294	1,434	1,035	-	1,344	908	-	1,180	961	-	1,249	708	-	920	699	-	908	-	908
9	990	-	1,287	1,035	38	1,363	908	38	1,199	961	42	1,270	708	34	937	699	34	925	-	925
10	990	-	1,287	1,035	-	1,344	908	-	1,180	961	-	1,249	708	-	920	699	-	908	-	908

All area in sqft.

FLOOR	FLAT - A : 3 BHK			FLAT - B : 3 BHK			FLAT - C : 3 BHK			FLAT - D : 3 BHK			FLAT - E : 2 BHK			FLAT - F : 2 BHK				
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All area in sqft.



Developed by:

 **Ambika**

HIRA Registration no.: HIRA/P/KOL/2019/000390 | Website: www.hira.wb.gov.in

For enquiry:

 **SPL**
REALCO

89810 23456

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Developer:

BNBK Developer LLP

Constructed by:

Shree Balasaria Construction Pvt. Ltd.

12A Lord Sinha Road, Shyam Kunj, Ground Floor, Kolkata 700 071

Site Address:

214 Raja Ram Mohan Roy Road
Kolkata 700 008

DISCLAIMER: This document is not a legal offering. It only describes the intent & concept of Ambika Icon. All the areas/dimensions/layout/elevations/pictures, etc. are only indicative and not as per scale. All the details are subject to change, alteration and modification as per the developer's discretions.