

Home is the place,
where the heart is happy

KALINGA VILLA


EVERMOTION



KALINGA VILLA

Say Hello to a new life, which is going to be started as you thought to start with a home in near future. Called by Kalinga Villa, your home is going to fullfill dreams of having a home in bhubaneswar, the most happening city in the state of Odisha.

In a cozy neighbourihood of Tamando, your home is nearer to every amenities, that a modern household need. Be it reputed educational institutes for kids or younger children or world class healthcare for your entire family, you are surrounded with options. For relaxation plenty of options from shopping to watching movie to fine dining, are available. Every nook of the city or long drive is not accessible smoothly from your home. Simply, you are at the centre and the choice are just to be picked up from your home.

The project consists of only 10 exclusive villas with paved road infront of each house for a smooth movement of traffic and moreover going to be exclusively used by the residents only. Explore the booklet to know more about your home as this is built upon your dreams for generations to enjoy.

$& PKVK



24 hr
security



24 hr
water supply



Dedicated car
parking



Sewage
Treatment Plant
(STP).



Intercom
Facility



Common area power
Back-up



Landscaped
Garden



CCTV
surveillance in
main gate &
parking



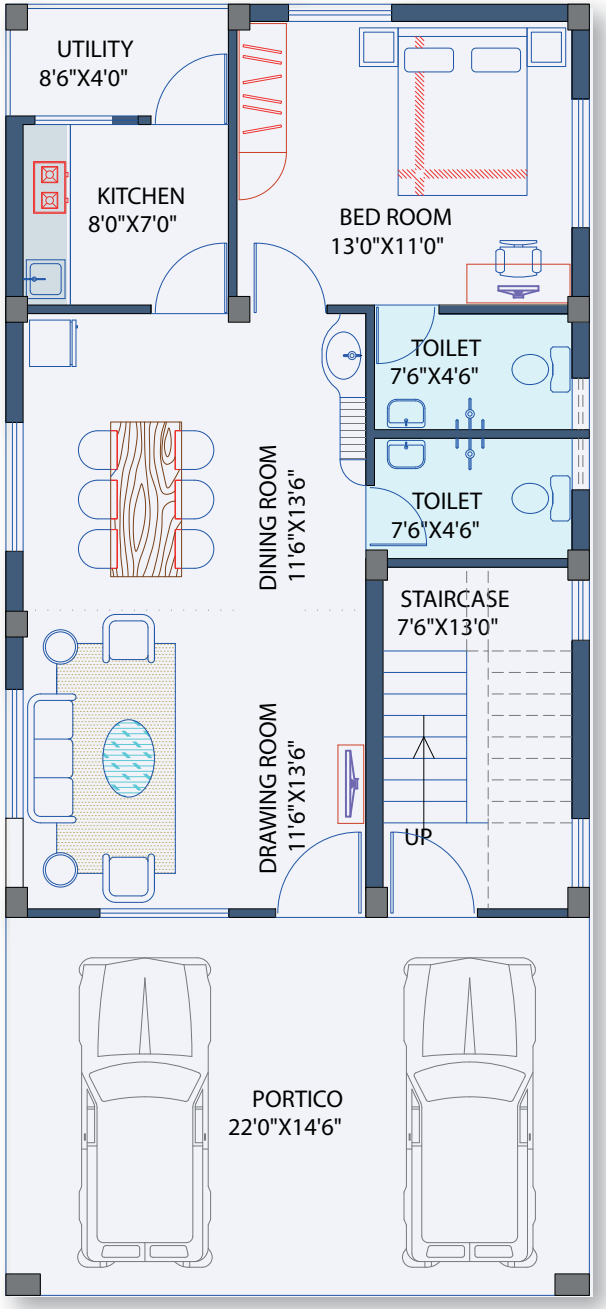
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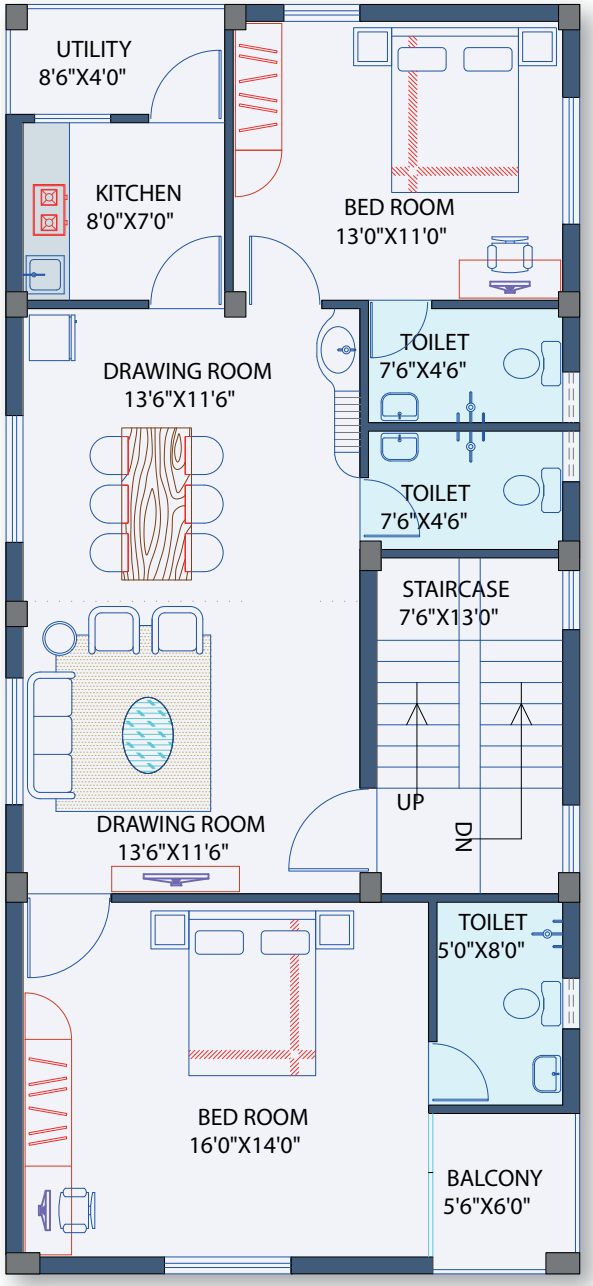
Plot No	Plot Area	BUA (each floor)	TBA
1	1485	1230	2590
2	1485	1230	2590
3	1485	1230	2590
4	1485	1230	2620
5	1400	1200	2550

Plot No	Plot Area	BUA (each floor)	TBA
6	1400	1200	2550
7	1400	1200	2550
8	1400	1250	2550
9	1250	1050	2300



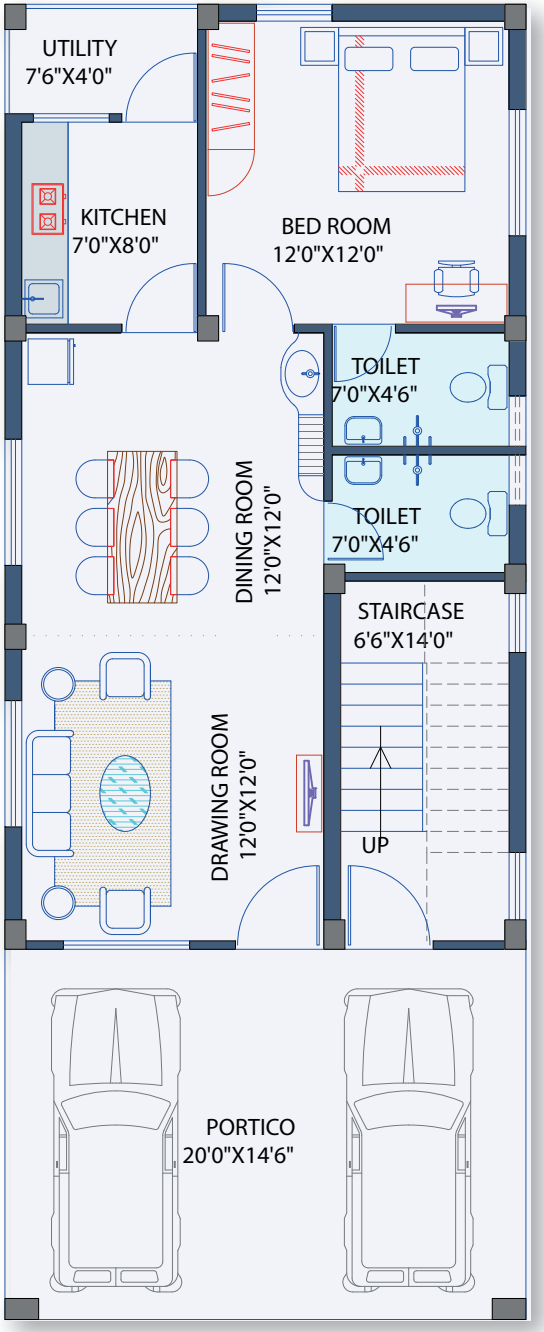
Plot No.	1,2,3,4
Plot area	1485 SFT
BUA	1230 SFT
TBA	2550 SFT



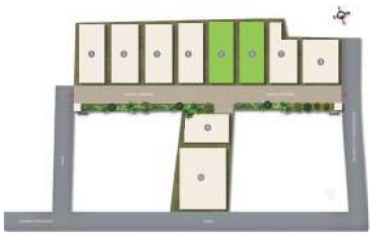


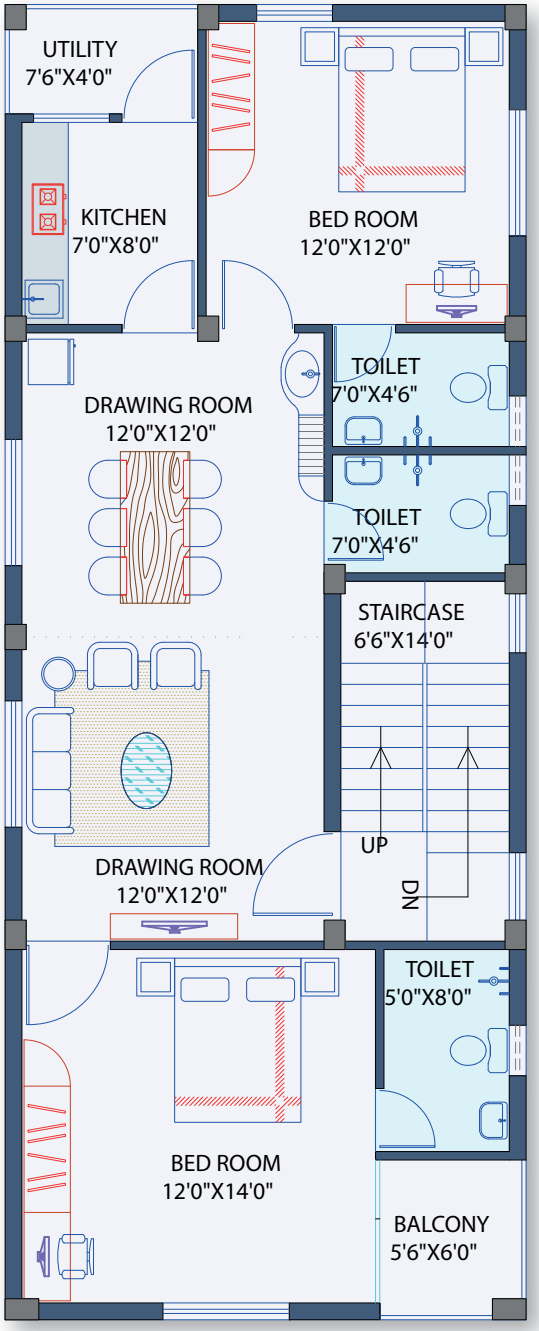
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H UV)NQ/



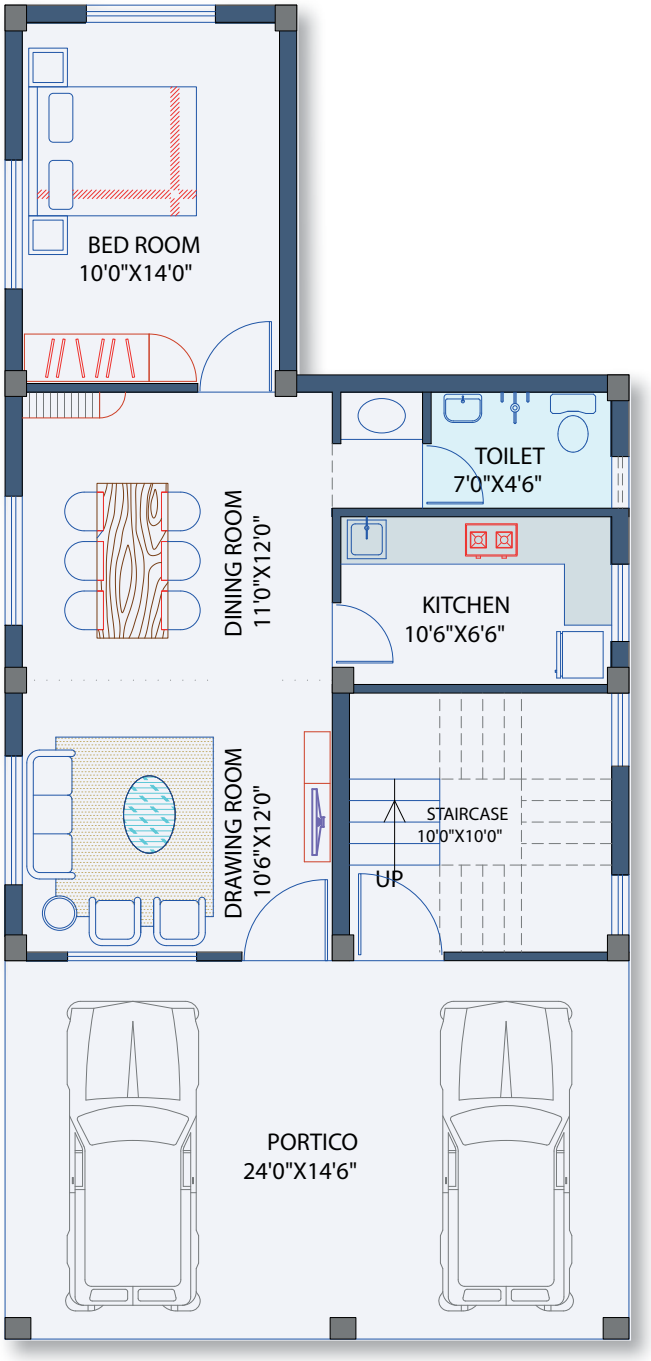
Duplex	5,6
Plot area	1400 SFT
BUA	1200 SFT
TBA	2550 SFT





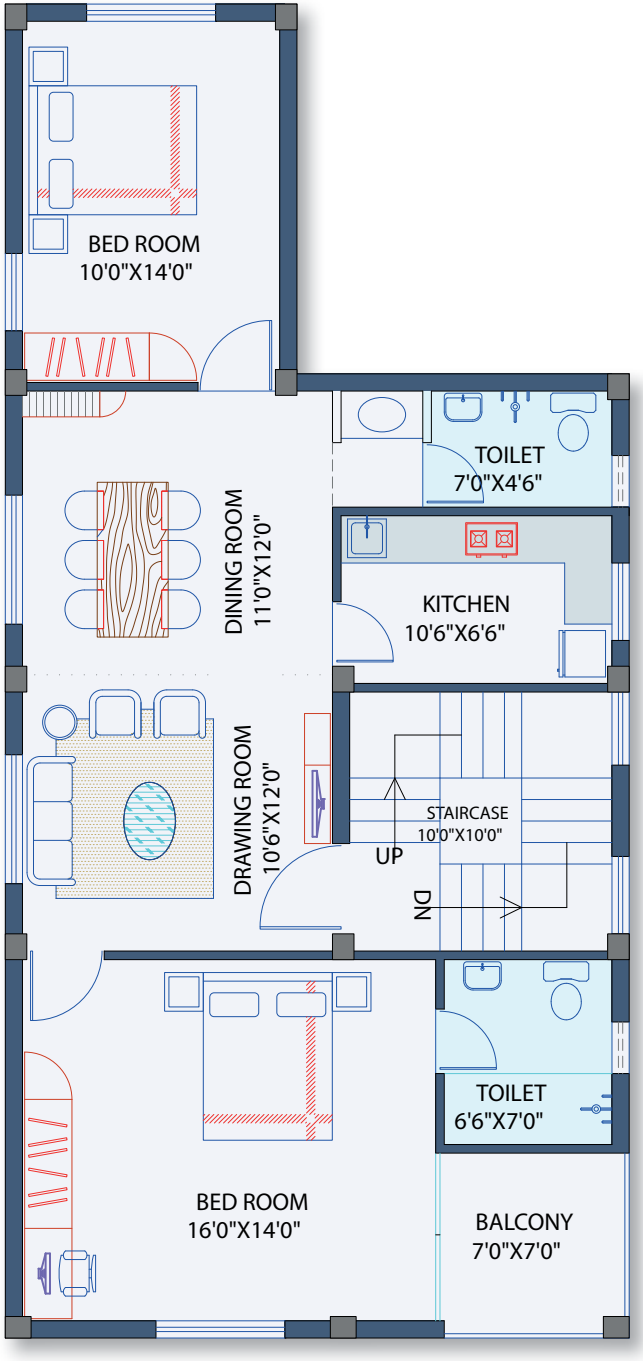
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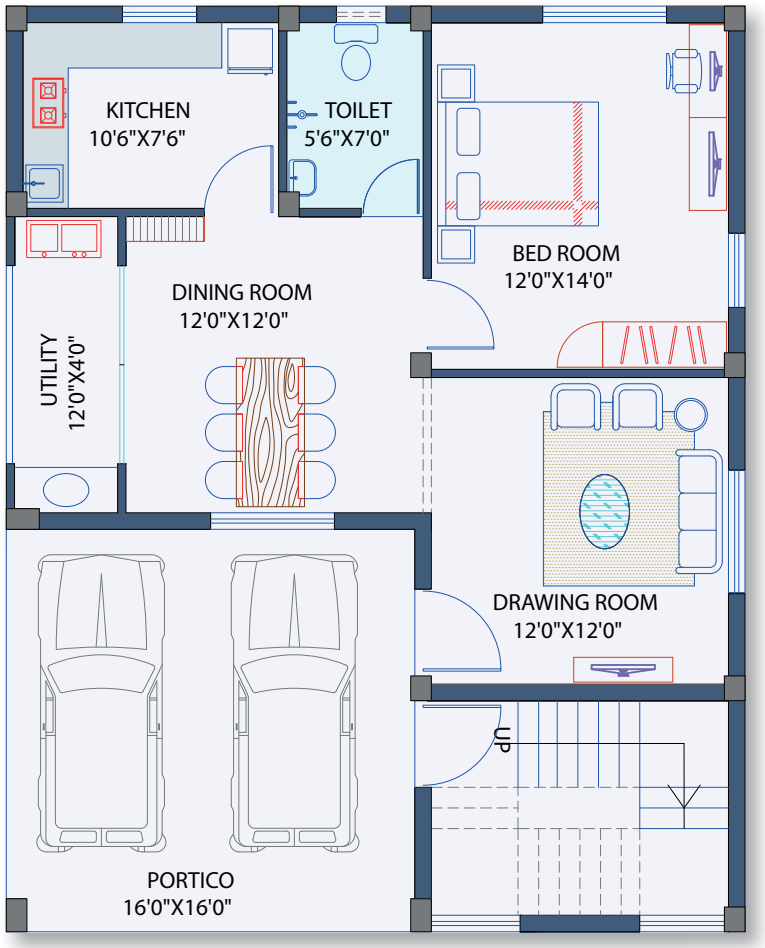
Duplex	7
Plot area	1400 SFT
BUA	1200 SFT
TBA	2550 SFT





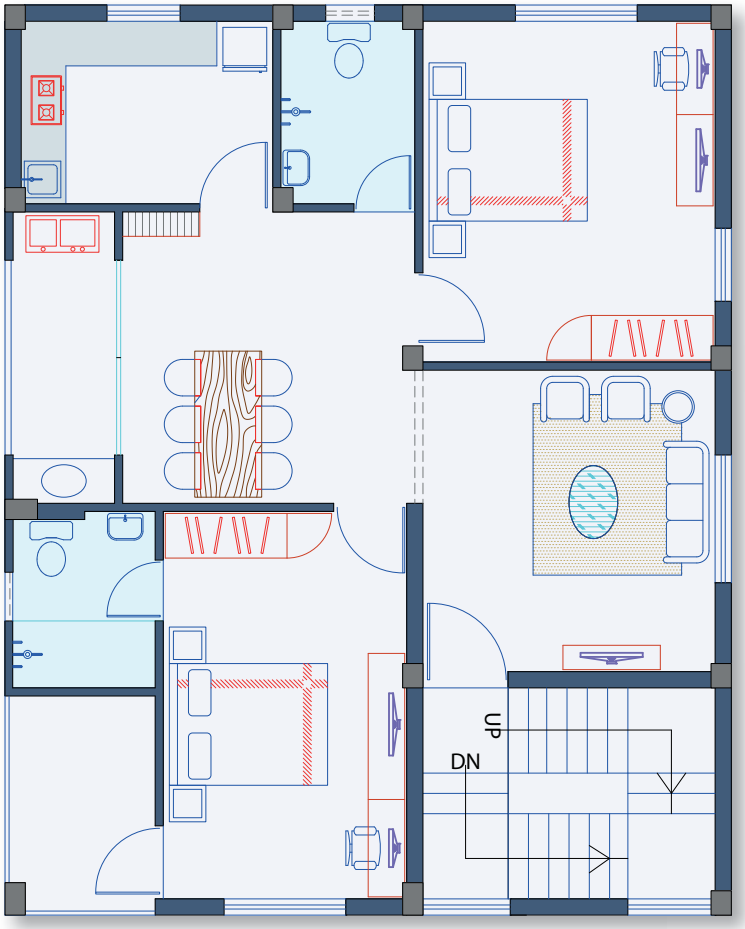
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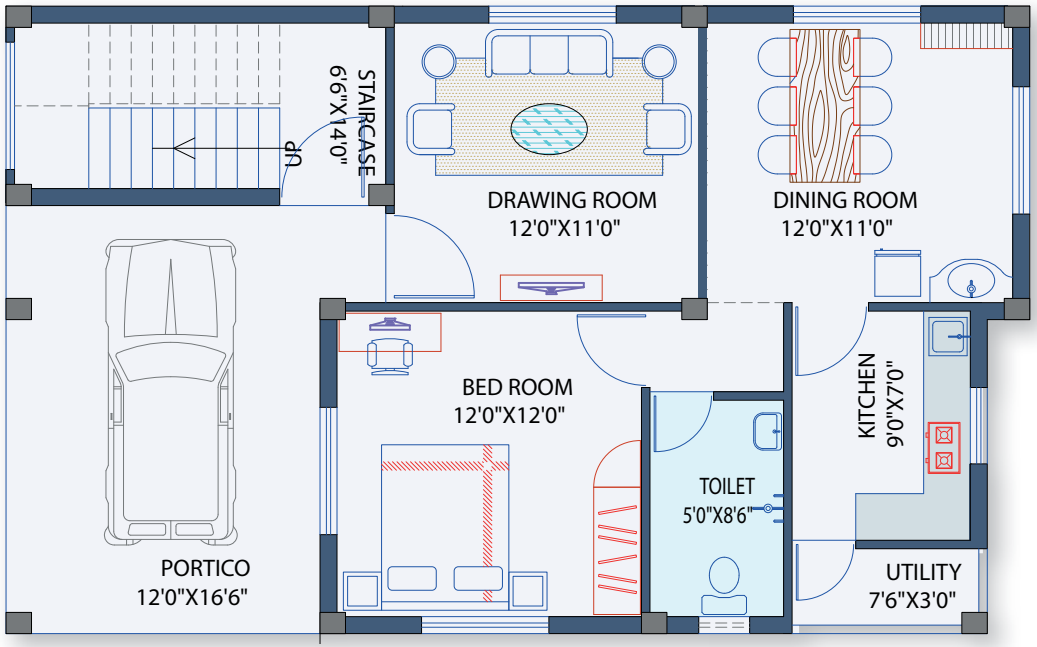
Duplex	8
Plot area	1400 SFT
BUA	1250 SFT
TBA	2550 SFT





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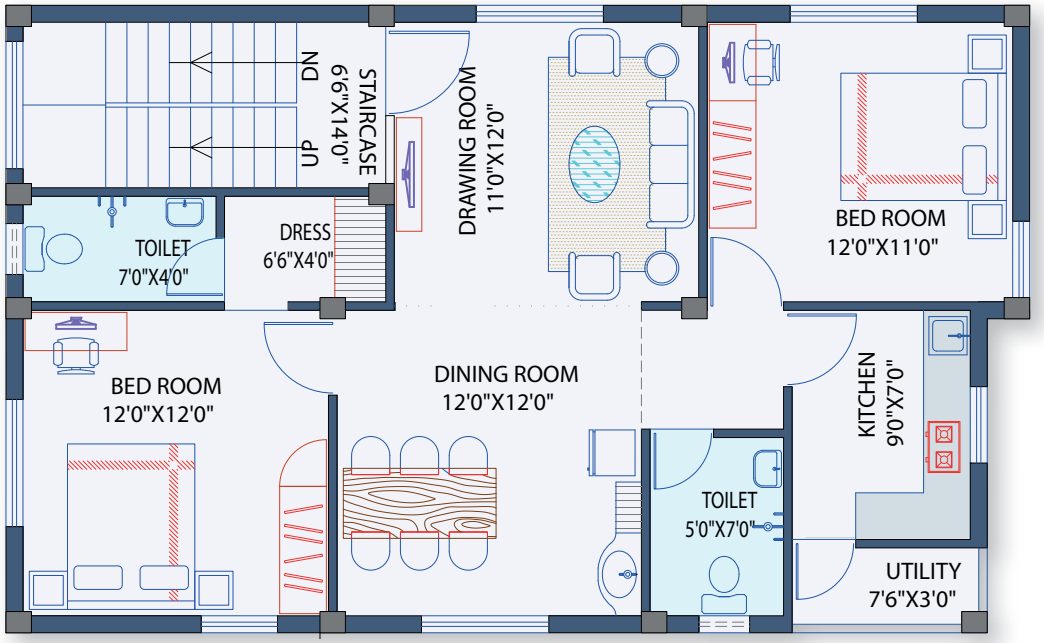


Duplex	9
Plot area	1250 SFT
BUA	1050 SFT
TBA	2300 SFT

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H UV)NQ/





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STRUCTURE
- Foundation & RCC frame structure with fly-ash brick walls.

FLOORING
- Drawing/Dinning/All rooms : Glazed Vitrified Tiles (600 mm x 1200 mm)
- Master Bedroom : Wooden finish Glaze Porcelain Tiles (200 mm x 1000 mm)
- Flooring : Glazed Vitrified Tiles (600 mm x 1200 mm).
- Wall Tiles : Tiles upwto 2ft from top of the cooking platform

TOILET
- Flooring : Glazed Vitrified Tiles (600 mm x 1200 mm).
- Wall : Glazed Vitrified Tiles (600 mm x 1200 mm) upto 8 feet.
- CP Fitting : Reputed Brands
- Sanitary Fitting : Porcelain Sanitaryware of Reputed Brand

WALL FINISHES
- Internal : Acrylic Putty with Primer and 2 layers of color
- External : Weather Coat Paint

DOORS
- Main Doors & Hardware Fittings : Decorative company made wooden door shutters with hardware fittings & locks

WINDOW
- UPVC windows of reputed brand with glass panel & grill

ELECTRICAL FITTINGS
- Cable & Wires of reputed brand with modular switches
- Provision of electrical points for AC in all rooms

INTERCOM / TV CABLE
- TV points for all bedrooms & drawing room
- Intercom facility at drawing room

STAIR CASE/LOBBY/CORRIDOR
- Combination of Granite & Digital Glazed Vitrified Tiles.
- Lift façade with designer Tiles
- S.S Handrail for staircase.

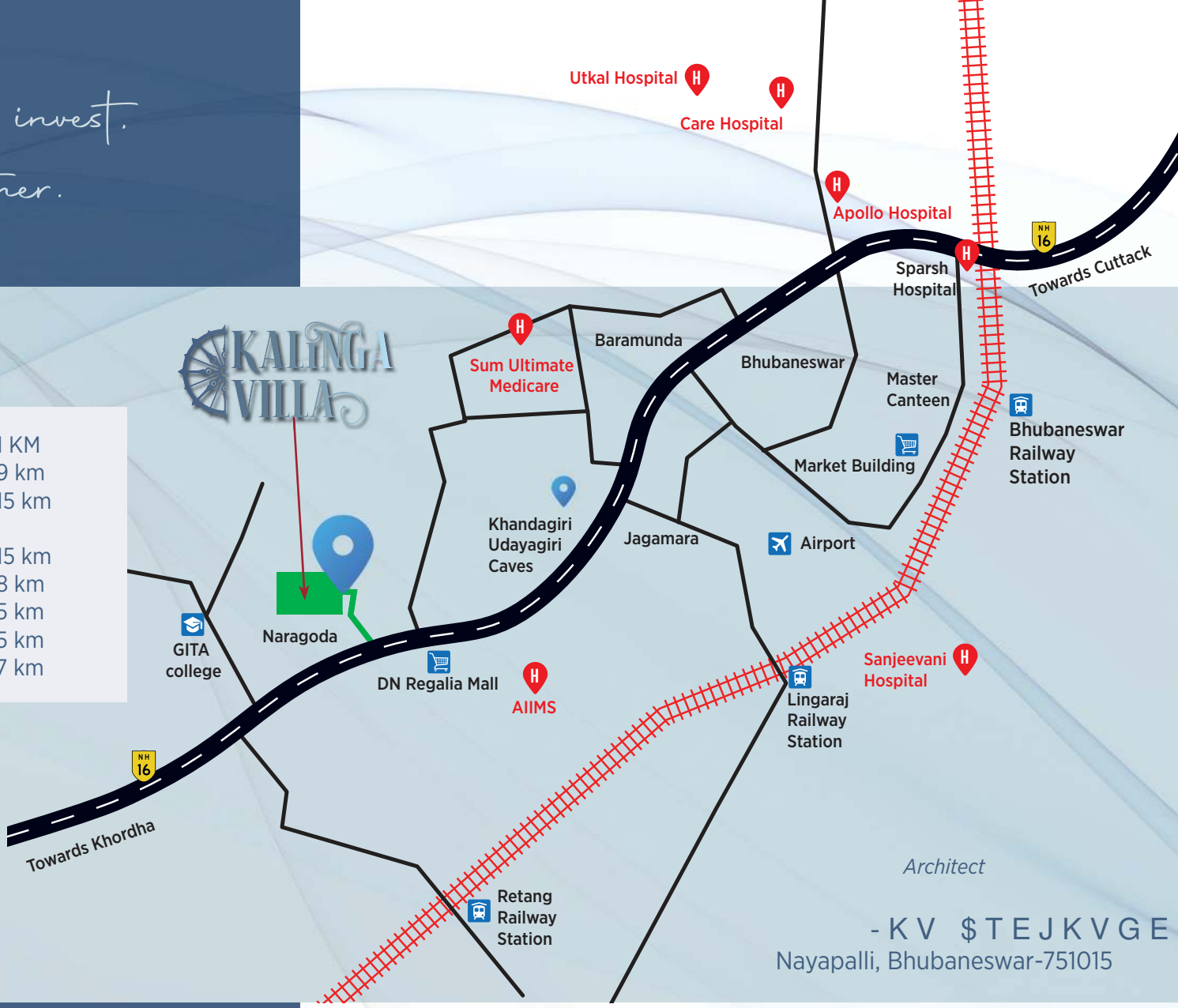






We know how to invest.
Let's do it together.

NH	:	1 KM
Baramunda bus stand	:	9 km
Bhubaneswar airport	:	15 km
Railway station		
Bhubaneswar	:	15 km
Retang	:	8 km
GITA College	:	5 km
AIIMS	:	5 km
SUM	:	7 km



BHUBANESWAR DEVELOPMENT AUTHORITY

Architect

-KV $TEJKVGE
Nayapalli, Bhubaneswar-751015

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Adress: Office No 5. Second floor
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Email: ambaarealtors@gmail.com

For more details

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