



Lake View

HOUSING COMPLEX - HOWRAH
HIG TOWER 4 & 5



A project of
WEST BENGAL HOUSING BOARD



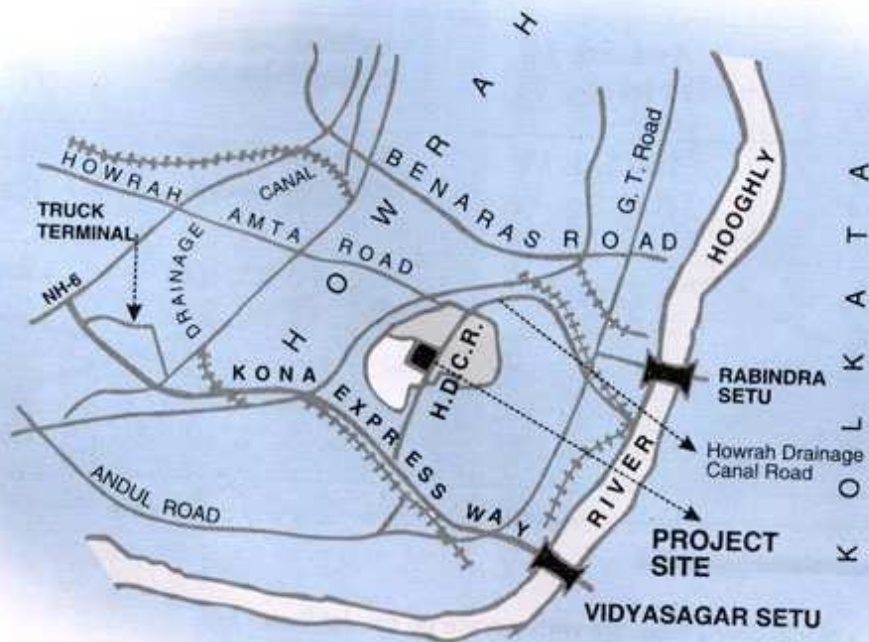
This information brochure must be read in conjunction with the General Terms & Conditions booklet. In case of any ambiguity regarding any of the Clause / Section/Serial No., of the brochure as well as the General Terms & Condition, the concerned allottee may consult the P. R. Cell for necessary clarification.



Location of the Project

It's very very close to the bustling township of Howrah as well as the Kolkata metropolis yet, in sharp contrast, it is a picturesque setting, mystified by a cool expanse of a silvery lake in the South and West It is West Bengal Housing Board's first ever housing project in Howrah at Doomrajala.

Aptly named as Lakeview Housing Complex, it is a mere 2 km away from the Kona Expressway, abutting Drainage Canal Road; just 3 km away from the Vidyasagar Setu, 4 km from the Howrah Bridge.



Location map

Not to scale



In-project facilities

The project encompassing 6.72 acres of prime land will have provision for all the facilities of a modern housing complex-Commercial Plaza with Food Courts, Cultural Centre with Pool, Health Club, Jogging Track.

Communication links too would be excellent - with easy access both to Howrah and Kolkata through frequent bus, mini-bus and CTC bus services.

Scheme

LAKE VIEW HOUSING PROJECT, DOOMRAJOLA, HOWRAH

(G+12) - 96 Nos. HIG Flats

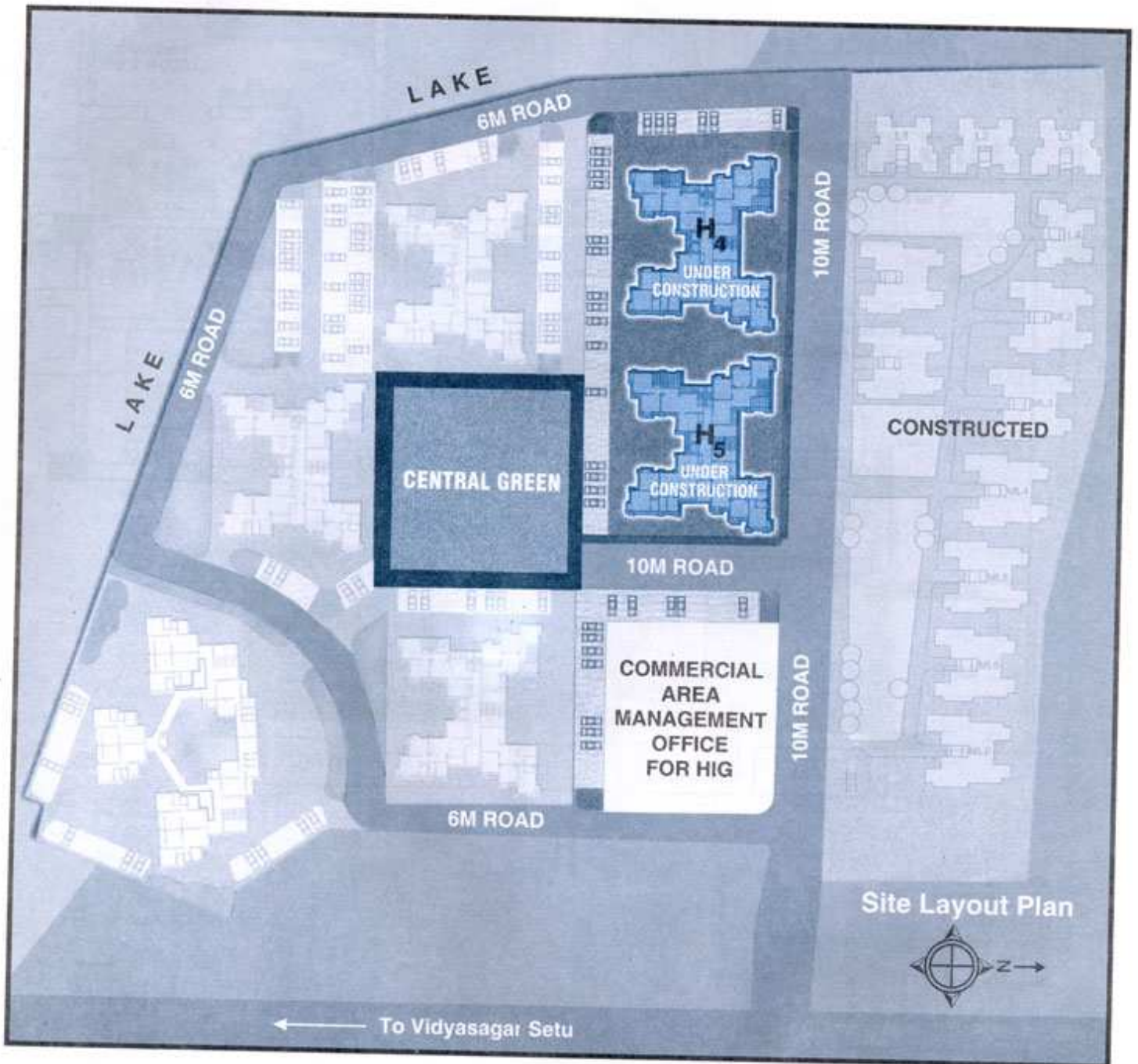
(Compulsory garage [Covered/Uncovered] with each unit)
Allotment for Type of Garage to be decided through Lottery

PARTICULARS OF DWELLING UNITS (Table - I)

Type	No. of Units	Plinth Area	Provisional Sale Price	Application Money
A with covered garage	20	104 Sq. M/ 1119 Sq. Ft.		Rs. 1,00,000/-
A with open garage	20			Rs. 1,00,000/-
B with covered garage	24	100 Sq. M/ 1076 Sq. Ft.		Rs. 1,00,000/-
B with open garage	24			Rs. 1,00,000/-

Cost of Terrace : Rs. 25,000/- per unit extra in one time payment without any cash rebate.

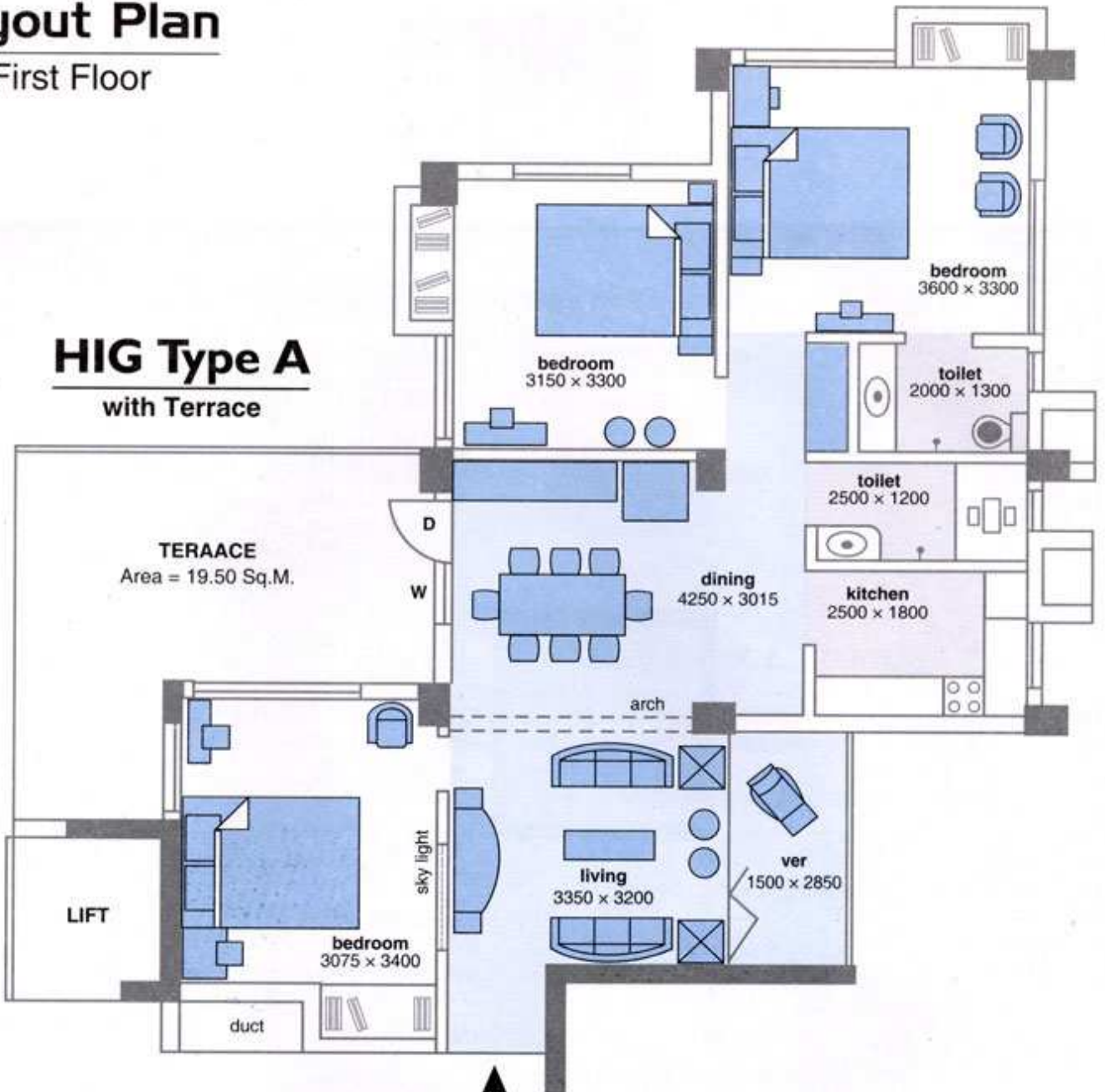
Out of 20 A type flats in a block, only 2 Nos. are with terrace on the 1st floor.
Remaining 18 Nos. are without terrace on the other floors.



Layout Plan

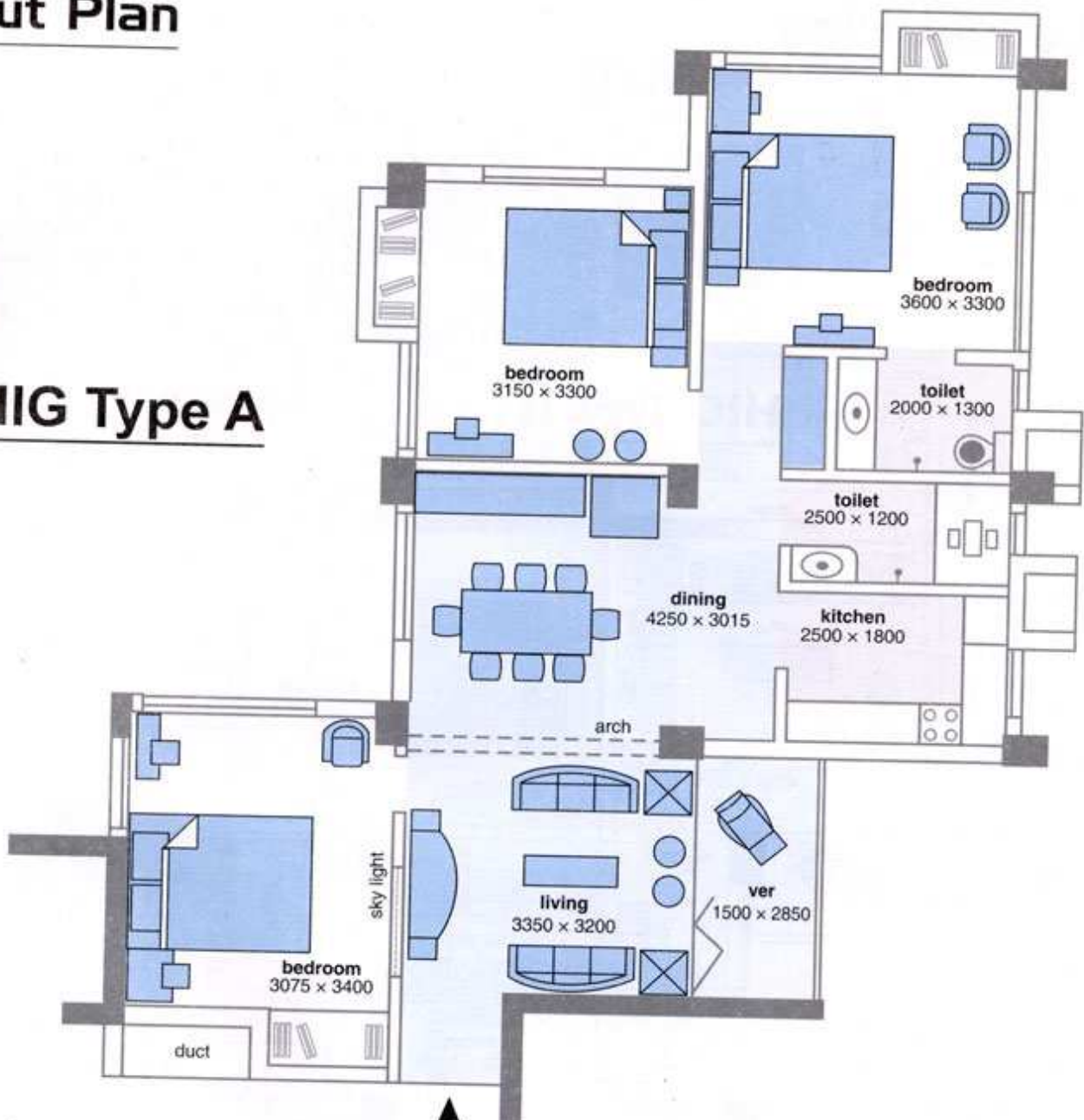
First Floor

HIG Type A with Terrace



Layout Plan

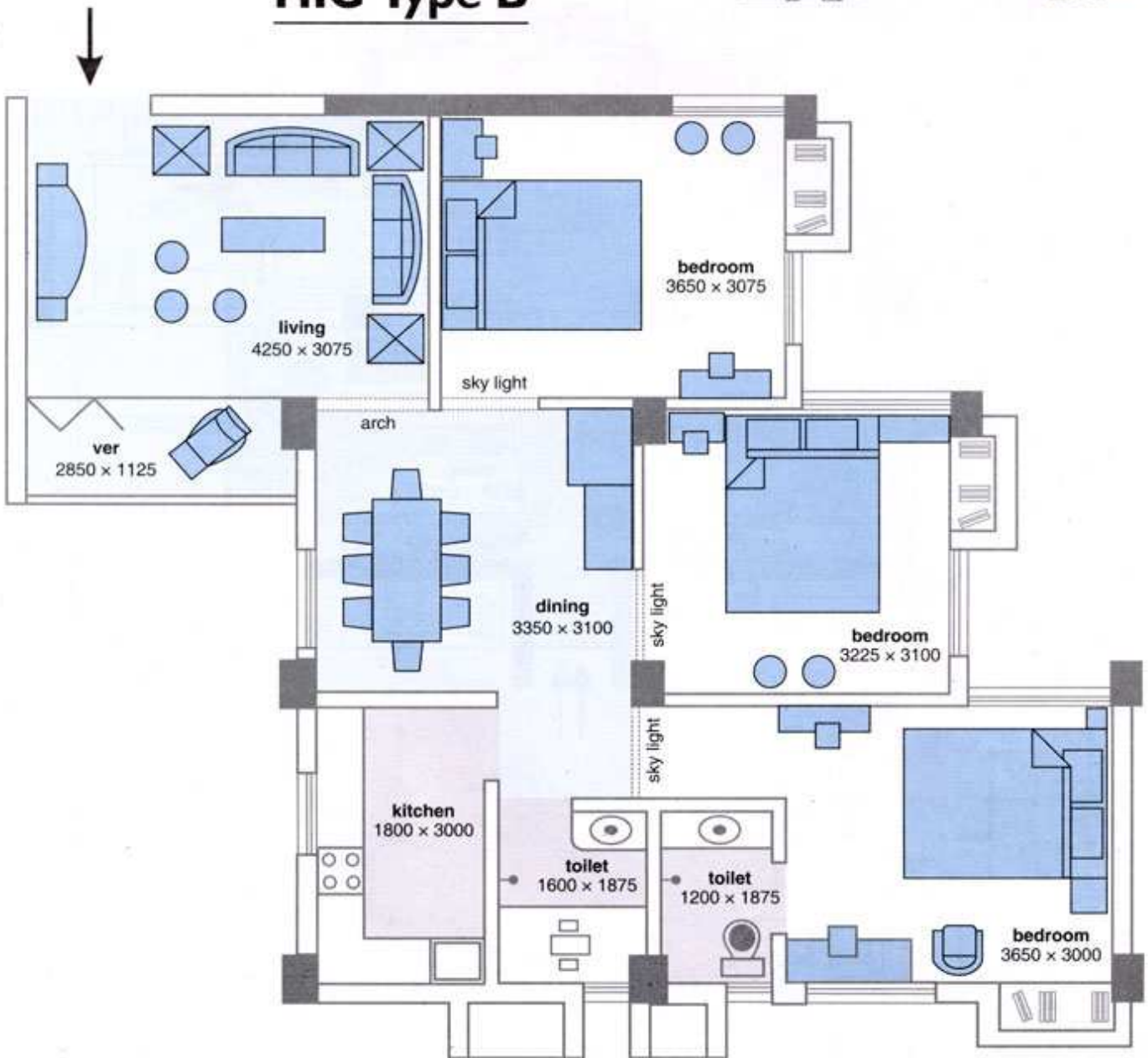
HIG Type A



Layout Plan

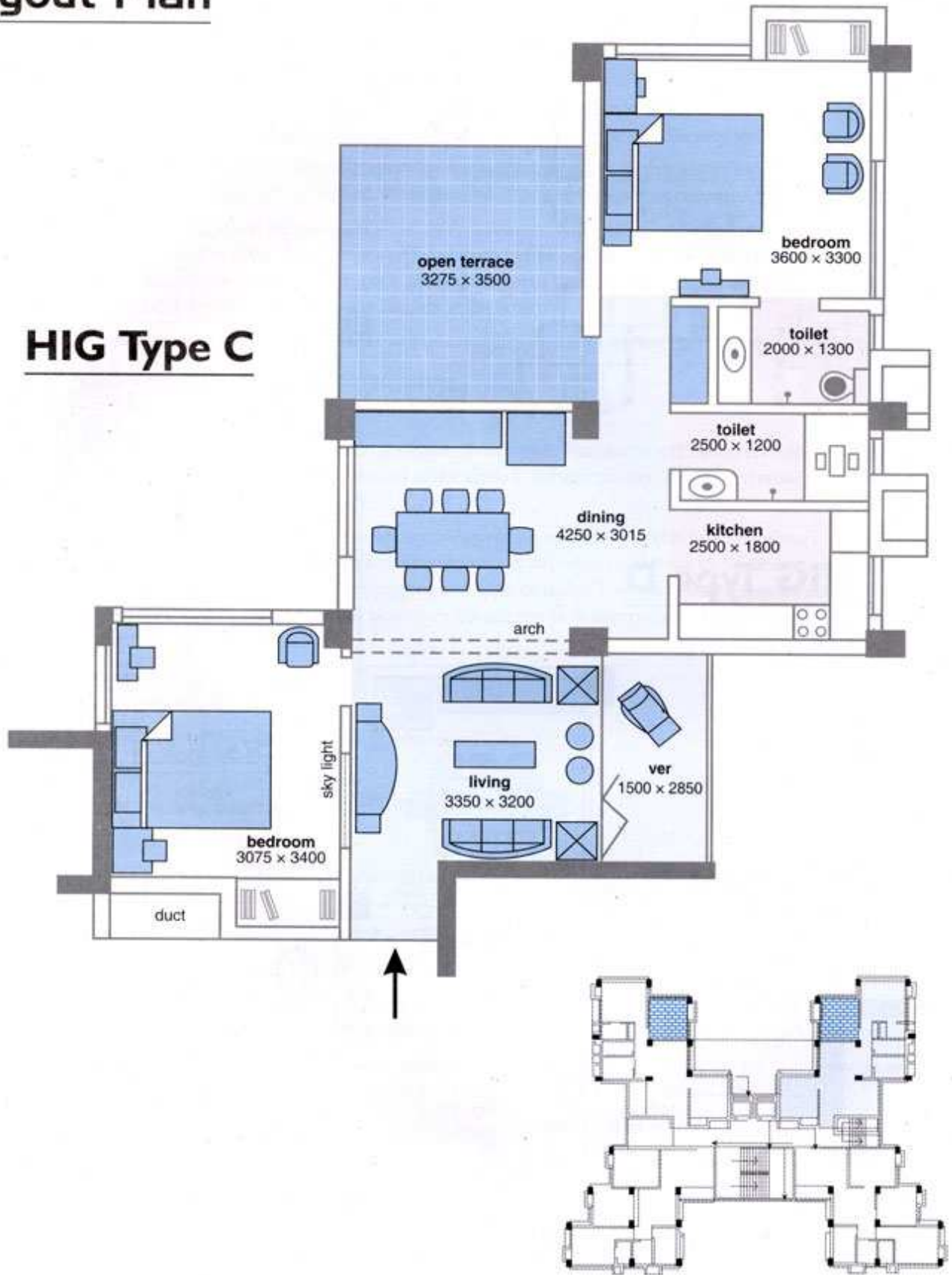


HIG Type B



Layout Plan

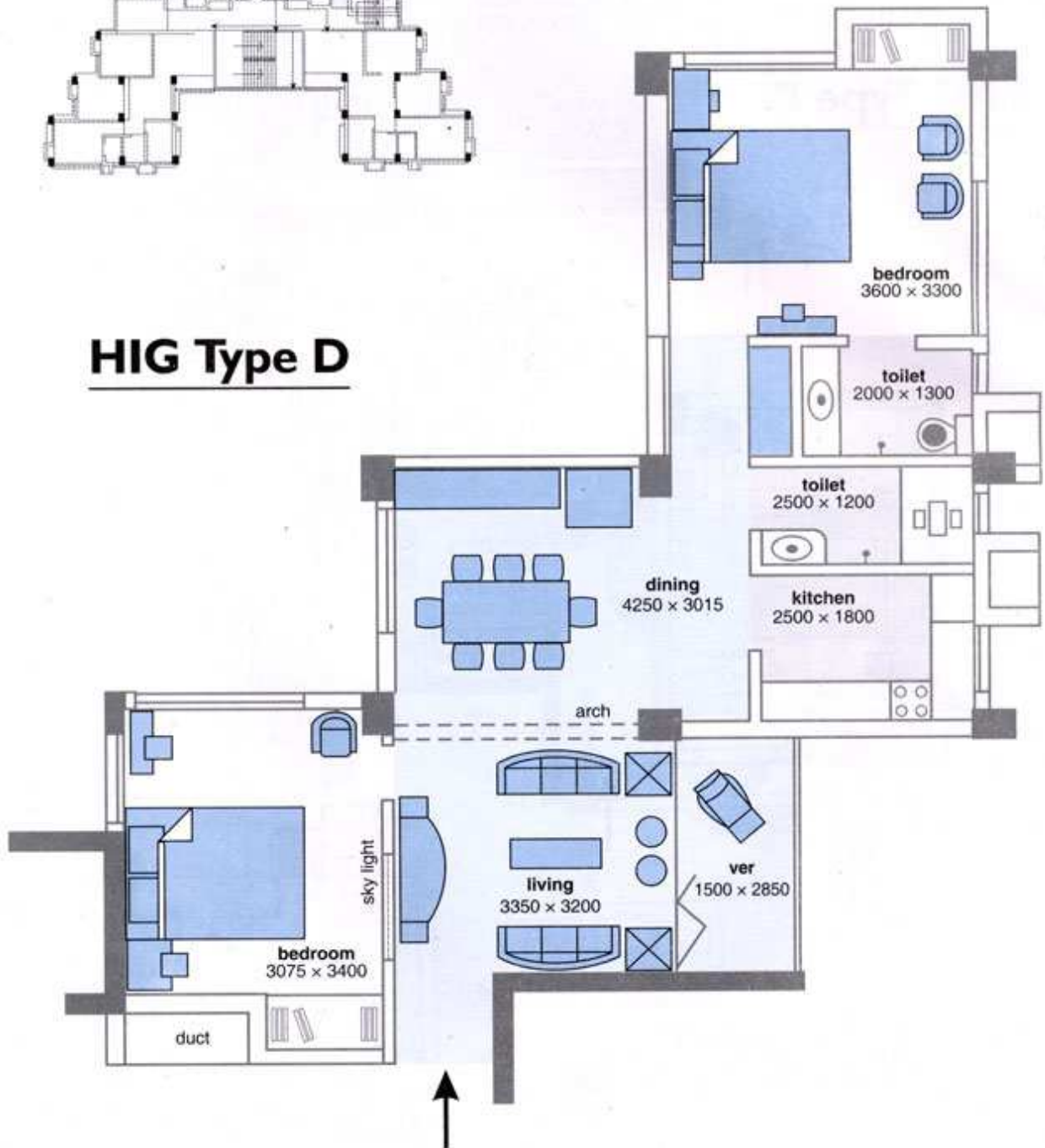
HIG Type C



Layout Plan



HIG Type D



GENERAL FACILITIES AND NOTABLE POINTS

1. It will be compulsory for all the allottees to be a member of the existing Lake View Housing Co-op Society at the terms and conditions strictly specified by the said Co-op. Society.
2. Internal roads, pathways with compound lights, fire fighting arrangement, open spaces provided within the complex, common road, Management office etc. is being provided to the existing Co-op. Society for maintenance.
3. There will be provision for internal electrification for each dwelling unit and the allottees will have to make their own arrangements for connection from CESC Ltd. for individual units and for various common facilities.
4. The source of water supply will be available from deep tubewell and H.M.C. source subject to development of the water supply scheme in the area. The water will be stored in the underground reservoir, from where water will be pumped to the water storage tank on roof tops through internal water pipelines and the same will be distributed to individual units by the existing Housing Co-op Society at their terms.
5. Disposal of sanitary sewerage and storm water will be discharged to the nearest common off-site facility.

OTHER NOTABLE FEATURES/POINTS

1. Provisional price as declared is determined on the basis of estimate. Final price will be determined and approved by the Board on completion of the project after addition of escalation, if there be any. The Board reserves the right to review the price of unallotted flats sold subsequently.
2. The dimension of plinth and floor areas as well as configuration as shown in the building plans are approximate and minor deviation from the plans may be made during construction which will have to be accepted by the purchasers. Such deviation may also occur in the same category and type of units. The purchasers cannot make any claim for/or object to such deviation and he/she shall be bound to accept the unit allotted to him/her at the final price which will finally be fixed by the Board.

BRIEF SPECIFICATION

1. **Structure** : R.C.C. framed structure on R.C.C. pile foundation.
2. **Finishes** : Flooring
 - a) High gloss vitrified tiles flooring in living and dining hall.
 - b) Bed room : Rectified ceramic tiles.
 - c) Wall finishes : (i) Interior — Plaster of Paris with a coat of cement primer. ii) Exterior painting with acrylic emulsion paints.
3. **Door/Window** :
Flush door on wooden door frame FRP composite door, FRP frame for verandah P.V.C. door, PVC frame in Toilet & Kitchen. Fully glazed aluminium windows with M.S. grill.
4. **Internal Electrification** : Concealed wiring with arrangements for installing modern gadgets of standard quality.
5. **Water supply and plumbing arrangement** : From deep tubewells through underground reservoirs and roof top tank. All internal plumbing lines will be concealed.
6. **Toilets** : Anti skid ceramic tiles on floors and glazed tiles on walls upto lintel level.
7. **Kitchen** : Granite working table and glazed tiles over table top. Flooring work with antiskid ceramic tiles.

Notes : All basic specification mentioned above may be modified if necessary at the time of Construction. Some variation may occur in architectural planning as would be required during construction due to structural constraints and local conditions, The furniture layout shown in the floor plans are merely suggestive.



WEST BENGAL HOUSING BOARD

An assurance of security within your means

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