



GOLDEN ARK RESIDENCY

Selected Premium Apartments

Artist's Impression. Not an actual site photograph.

Explore exclusivity at Golden Ark Residency which is a premium apartment having three towers of G+7storeyed buildings along with 50%green area from the prestigious Golden Gate Group. It is just 1minute drive from Park Circus, 4 No. Bridge crossing, the heart of south- central Kolkata.

Located on the arterial Tiljala Road just in front of 4 No. Bridge
It is a landmark development in the making. It is well connected from all directions & has proximity to Educational Institutions, Retail hubs, Entertainment ones, Best-in-class Medical facilities, Railway and Metro stations.

This is a residential development with best-in-class facilities and amenities. Exclusivity rules supreme here with only selected apartments.

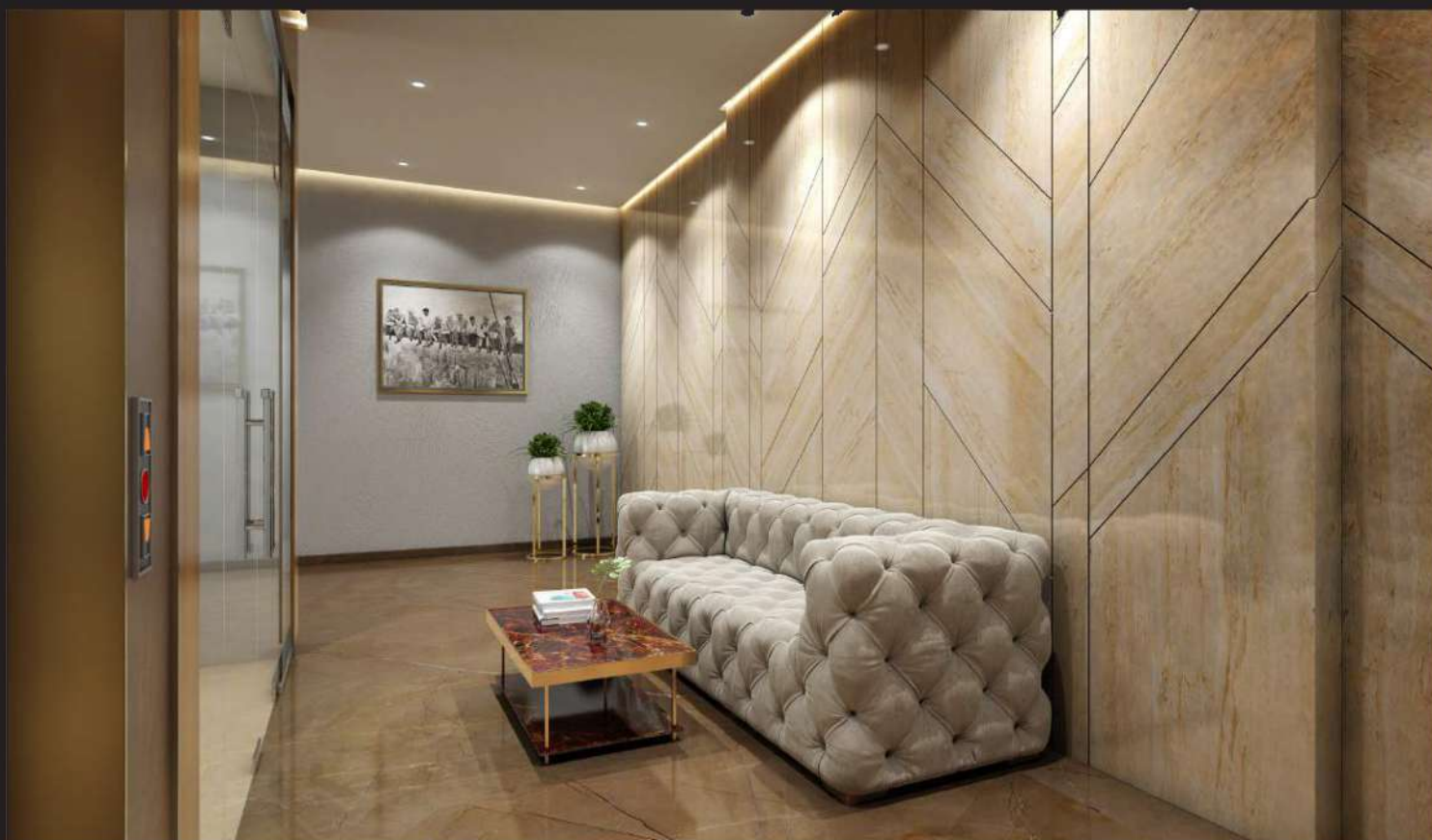
To add to the glory of fine living, this project will have a green and spacious sit-out balconies.

All apartments will be space efficient, cross-ventilated with a natural cross-play of light and fresh air. In a nutshell—it'll be a bright day, every day.

Visit our project site today and discover more.

Count everything that spells class, comfort and convenience and you will find it right here. Each of the splendid residential spaces offer complete privacy to the owner. A separate entrance for the residential wing with lounge makes your home very private and privileged. As you enter the tower, decorated corridors take you to spacious lobby of the lift that lead to your home. You are pampered at every level. Hi-end brands, silken smooth walls, large spaces set the mood for warm relationships and more.

View of Lift Lobby



Project Features



Modern Passenger elevator



Spacious sit-out balconies



Wi-fi for 24 Hours



Classy Fittings & fixtures



Advanced CCTV surveillance



Adequate Car Parking facility



Badminton Court



Round the clock Security Service

Project Features



Community Hall



Childrens Park



Swimming Pool



GYM



Jogging Track



Prayer Room

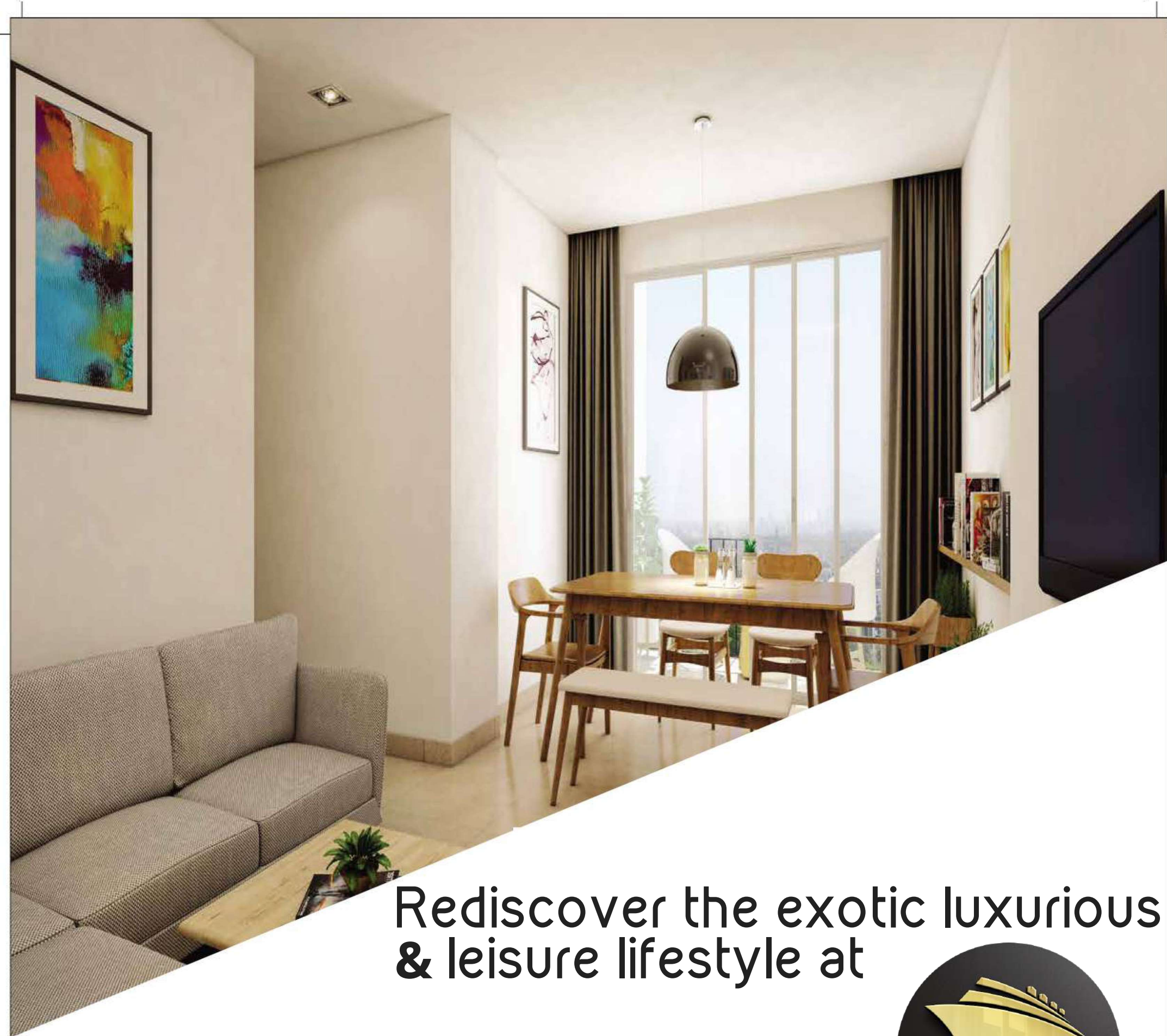


Separate Zone For Senior Citizens



Separate Female Adda Zone





Rediscover the exotic luxurious
& leisure lifestyle at



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Specifications

Foundation: RCC as per Structural design.

Superstructure: RCC framed structure.

Wall: Brick/AAC Block masonry.

Flooring: Living & Dining - Vitrified tile finish of premium make.

Bedroom: Vitrified tile finish of premium make.

Kitchen: Vitrified tile finish, Granite counter, Stainless steel sink,
Designer tiles up to 2 ft dado above counter in kitchen.

Bathroom: Anti skid ceramic/rectified floor tiles, Ceramic/rectified
tiles dado of premium make.

Doors: Flush doors with wooden frames as per design.

Windows: U.P.V.C. frame sliding/casement of reputed make.

Internal Finish: Putty finish over plaster on the walls and ceiling.

External Finish: Weather resistant paint finish as per Architect's
façade design.

Electrical: Concealed ISI wiring, Modular switches of Legrand/
Schneider or equivalent.

Sanitary: High gloss ceramic fittings & C.P. Fixtures of Jaquar or
equivalent.

Plumbing: U.P.V.C. plumbing pipes of Astral/Lubrizol or similar,

Lift: Lift with automatic rescue device of reputed brand.

Connectivity: Intercom/Landline connectivity inside apartments.

Power: 4 hours back-up (at additional cost).

Stairs: Marble finish

Entrance: Glass Doors

MS Grill: Designer Grill as per architects Facade Design (at additional
cost).

Security: 24 x 7 Security & CCTV surveillance

Water Supply: 24 hours water supply.

Anti-termite treatment: This treatment will be done at ground floor
level.

HALL



KITCHEN



BATHROOM





About Golden Gate Group

Golden Gate Group is an integrated Real Estate developers Public Limited company focused on premium developments all over West Bengal having its head office in Kolkata.

Being engaged in the Real Estate business since 2007 the firm reflects solidarity and strength in all their endeavors.

Teamwork is the most integral part. Trust and faith are the backbones of the company. The core team comprises of qualified professionals, master degree holders and MBS's from overseas.

Since inception the company is involved in several large format projects as Co-developers with reputed builders in Rajarhat and Sonarpur areas. Having realized the current market trends and changes in the nature of demand of buyers, the Group has moved to medium and small sized projects which are in very high demand. Our projects are mostly located in the prime areas of Kolkata such as New Ballygunj, Park Circus, Palm Avenue, Tangra, Darga Road, Beckbagan, Syed Ami Ali Avenue, Dr. Biresh Guha Street, Bright Street, C.I T. Road and Park Street etc. We strive to ensure quality in the areas of design, project management, execution and infrastructure development. Everything we do is to exceed customer expectations. We want to make our creations beautiful safe and energy-efficient.

Golden Gate Group's transparency, clear titles and ethical business practices has set the company apart. A strict adherence to statutory compliances has earned admiration from our delighted customers.

By fulfilling our commitment to the Landlords in joint venture projects and delivering complete satisfaction in every aspect. Today Golden Gate Group has become a trusted name in the Real estate market.

Above all we are a customer-centric company and we believe in putting our best foot forward in our journey to the pinnacle.

Over 15 Years | Over 3000 Happy Residents



RISING STAR IN
REAL ESTATE
KOLKATA
(2018)



EMERGING
COMPANY IN
BENGAL
(2019)



BENGAL ICON
REAL ESTATE
(2020)



DEVELOPER
EXCELLENCE
AWARD
(2022)



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Crossing Kolkata 700 046 Phone : 033 6637 6138
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Site Address : 226 Tiljala Road, Kolkata - 700046

Luxury lifestyle homes in the heart of the city

A GOLDEN GATE GROUP PROJECT

Disclaimer: All floor plans, layout plans, amenities, elevations and specifications are purely conceptual & illustrative and not a legal offering and are subject to necessary approvals from competent governing authorities; also are subject to change by the company/architect or competent authority from time to time if so warranted by the circumstances.