



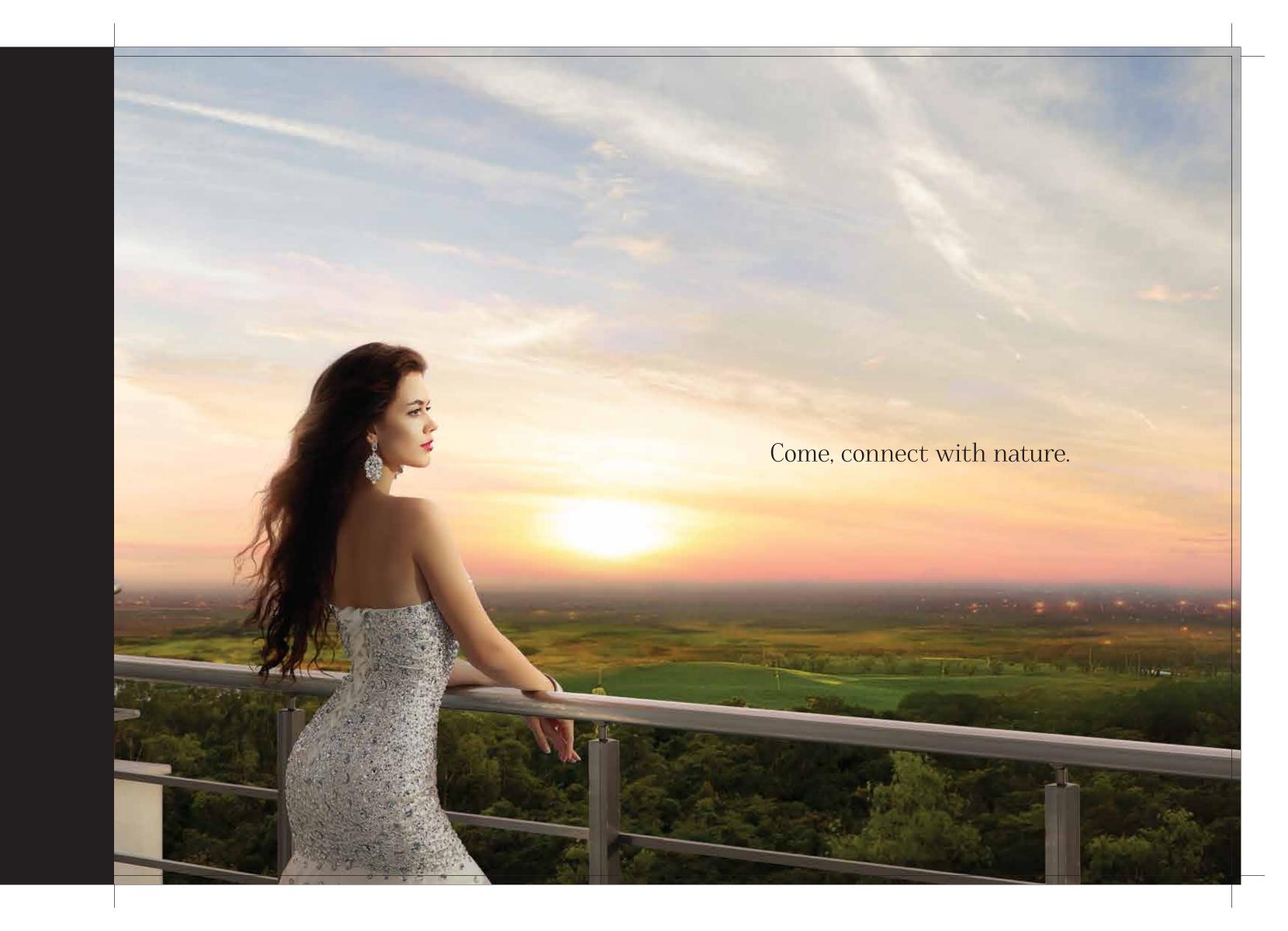
Head office : Merlin Projects Ltd, 22 Prince Anwar Shah Road, Kolkata - 700 033

Site office : 233 B. L. Saha Road, Kolkata - 700053

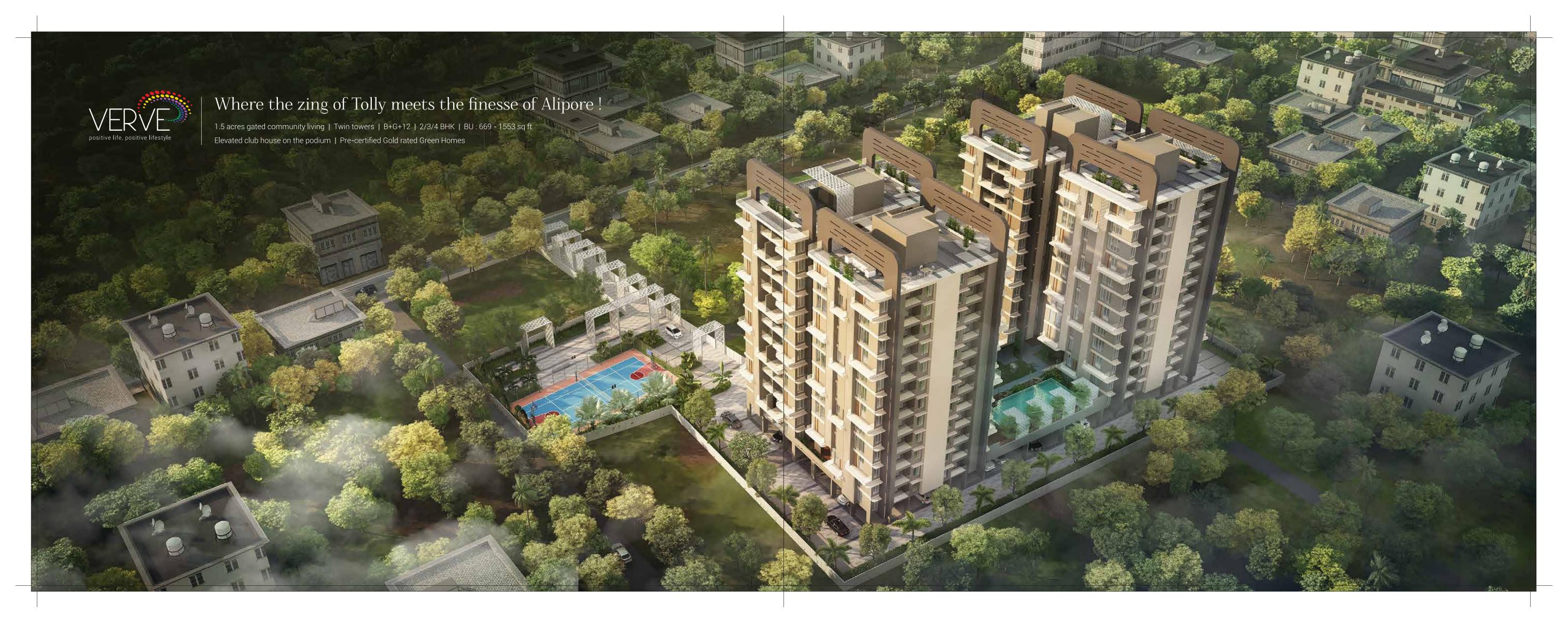
MERLIN GROUP www.merlinprojects/verve | Call : 033 3087 1655 | F : 033 4015 4500 ff http://facebook.com/MERLINGROUP

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1st Floor Plan | Block 1 and 2



Legend

1 Yoga Deck

2 Society Room

4 Community Hall

5 Outdoor Seating

6 Party Lawn

7 Tuition Kiosk

8 Gymnasium9 Paved Area

10 Green Lawn

11 Featured Seating

13 Floating Deck with Seating

15 Swimming Pool with Deck

12 Kid's Play Area

14 Kid's Pool

3 Indoor Games Room

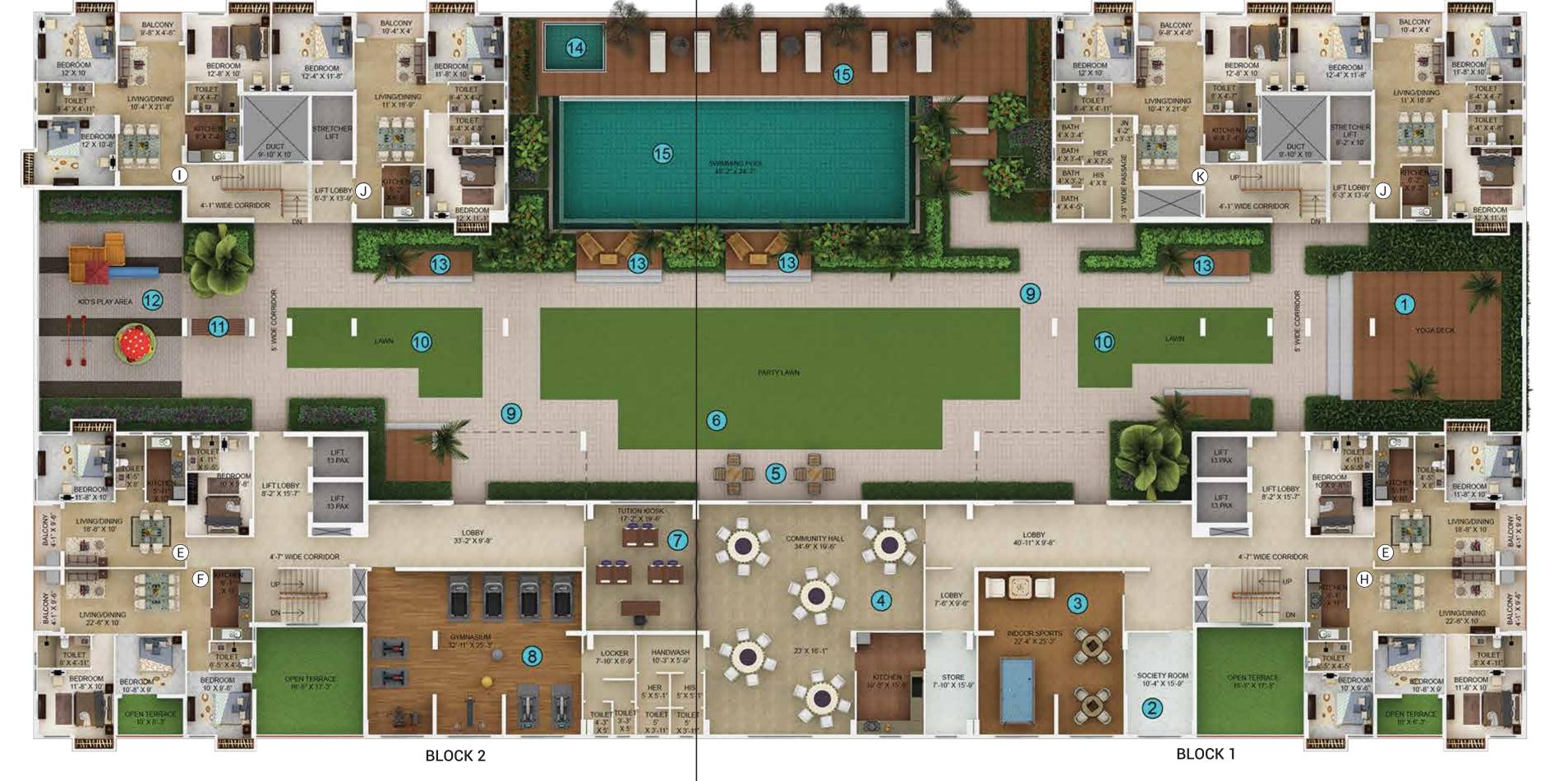
BLOCK 1

Un	nit info	Total flat area sq.ft.	Flat area sq.ft.	Cupboard area sq.ft.	Balcony/Ser. Balcony area sq.ft.	Open terrace area sq.ft.
Flat No.	Flat Type	BU	Carpet	Carpet	Carpet	Carpet
К	2BHK+2TOI	795	650	27	43	0
J	3BHK+2TOI	986	811	41	42	0
Е	2BHK+2TOI	684	575	14	39	0
Н	3BHK+2TOI	1041	730	27	39	345

BLOCK 2

Unit info		Total flat area sq.ft.	Flat area sq.ft.	Cupboard area sq.ft.	Balcony/Ser. Balcony area sq.ft.	Open terrace area sq.ft.
Flat No.	Flat Type	BU	Carpet	Carpet	Carpet	Carpet
I	3BHK+2TOI	949	787	38	43	0
J	3BHK+2TOI	986	811	41	42	0
Е	2BHK+2TOI	684	575	14	39	0
F	3BHK+2TOI	1041	730	27	39	345

*Built up area includes Carpet area of the Unit, Cupboard, Balcony/Ser. Balcony, 50% of the Terrace area and the wall area covering the unit.



Feel the vibe!







Rooftop BBQ



Well-equipped AC gymnasium



Sprawling banquet hall







Kids' play area

2nd Floor Plan | Block 1





Un	nit info	Total flat area sq.ft.	Flat area sq.ft.	Cupboard area sq.ft.	Balcony/Ser. Balcony area sq.ft.	Open terrace area sq.ft.
Flat No.	Flat Type	BU	Carpet	Carpet	Carpet	Carpet
1	3BHK+2TOI	961	787	38	43	46
J	3BHK+2TOI	1008	811	41	42	43
D	2BHK+2TOI	1005	575	14	39	632
Е	2BHK+2TOI	704	575	14	39	40
Н	3BHK+2TOI	888	730	25	39	40
G	3BHK+2TOI	1263	730	25	39	789

*Built up area includes Carpet area of the Unit, Cupboard, Balcony/Ser. Balcony, 50% of the Terrace area and the wall area covering the unit.



2nd Floor Plan | Block 2



BEDROOM 12 x 10'	BALCONY 9-8" x 4'-6" BEDROOM 12'-8" x 10" TOILET 10'-4" x 21'-8"	BEDROOM 12-4" x 11'-5"	BALCONY 10'-4" x 4" BEDROOM 11'-8" x 10 TOILET TOILET 11' x 18'-9"	
BEDROOM 12' x 10'-8'	WITCHEN 8 x 7 · 4' · 1' WIDE CORRIE		TOILET 8:4" x 4:8" KITCHEN 8:2" x 8:2" BEDROOM 12" x 11'-1"	TERRACE 10-11'X3-11'
		S' WIDE CORRIDOR	HANH	
I PEDROOM	TOLET 4411' S.S. BEDROOM 10'x9'-8' X.10 E KITCHEN	LIFT 13 PAX LIFT LOBBY 8-2" x 15-7" LIFT 13 PAX 4'-7" WIDE CORRIDOR	BEDROOM 9-107 X 9-8 WITCHEN S-5-1X 11	BEDROOM 11'-8' x 10' LIVING / DINING 18'-8' x 10' LIVING / DINING 22'-6' x 10' ANOTHER ANOTHER ANOTHER 22'-6' x 10'

Unit info		Total flat area sq.ft.	Flat area sq.ft.	Cupboard area sq.ft.	Balcony/Ser. Balcony area sq.ft.	Open terra area sq.f
Flat No.	Flat Type	BU	Carpet	Carpet	Carpet	Carpet
ı	3BHK+2TOI	961	787	38	43	46
J	3BHK+2TOI	1008	811	41	42	43
D	2BHK+2TOI	1005	575	14	39	632
Е	2BHK+2TOI	704	575	14	39	41
F	3BHK+2TOI	888	730	25	39	41
G	3BHK+2TOI	1263	730	25	39	789

^{*}Built up area includes Carpet area of the Unit, Cupboard, Balcony/Ser. Balcony, 50% of the Terrace and the wall area covering the unit.

3rd, 6th, 9th and 12th Floor Plan | Block 1



HAMAGA	HAMAN HAMAN	WWW.
BEDROOM 12×10	BEDROOM 12-8" X 10" BEDROOM 12-5" X 11-5" TOLET 8 X 4 4 7.	BALCONY 10-6-X 5-6- BEDROOM 11-6-X 14-11*
TOLET LIVING-DINING 10°-4' X 4°-11" BEDROOM 12 X 11' AAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAA	STRETCHER LIFT.	TOILET 7-10" X 4 5" LIVING DINING 11-6" X 10-3"
LIVING/DINING 18-7 × 10	4:1' WIDE CORRIDOR LIFT LOBBY: 6:3' X 13:9'	TOLET III G X 4 4
BEDROOM 11-8' X 10 10-12 X 10 10 10-12 X 10 10 10-12 X 10 10 10-12 X 10 10-12 X 10 10 10-12 X 10 10 10 10 10 10 10 10 10 10 10 10 10 1	ASS ASS AND THE PROPERTY OF TH	TOLET 5-11 S-17 X 8-31 BEDROOM 17-5' X 11-7'
	aw.s	

Un	it info	Total flat area sq.ft.	Flat area sq.ft.	Cupboard area sq.ft.	Balcony/Ser. Balcony area sq.ft.	Open terrace area sq.ft.
Flat No.	Flat Type	BU	Carpet	Carpet	Carpet	Carpet
А	3BHK+2TOI	967	793	38	43	43
В	2BHK+2TOI	700	575	0	41	45
С	4BHK+3TOI	1553	1254	41	88	112
D	2BHK+2TOI	698	575	0	39	45
Е	2BHK+2TOI	692	575	0	39	45
Н	3BHK+2TOI	890	730	25	39	43
G	3BHK+2TOI	890	730	25	39	43

*Built up area includes Carpet area of the Unit, Cupboard, Balcony/Ser. Balcony, 50% of the Terrace area and the wall area covering the unit.



3rd, 6th, 9th and 12th Floor Plan | Block 2

HMANA.	AND	WWW
BALCONY 9-8" X 2"-6"	BEDROOM BEDROOM	BALCONY 10*6*X5*6*
BEDROOM 12 X 10 TOLET 5-4 X 4 - 11 LEVING DINING 10 - 4 X 22 - 17	BEDROOM 12-8" X-10" TOLET (S' X 4-7" (S	BEDROOM: 11'-6' X 14'-11'
BEDROOM 12 X 11"	STRETCHER LIFT	TOILET 7-10' X 4'-8' BEDROOM 11-6' X 10'-3'
	B 4:1' WIDE CORRIDOR B:3' X13:9'	ELYMGONNING II-2: X 90-6:
FLYING DINING F. 48	, and	TOLET II-6'X4'6'
BEDROOM 11'-8' X 10 10'-8' X 10'-8' X 1	X9.5.1 10.X9.6. 00 00 00 00 00 00 00 00 00 00 00 00 00	TOUET 5-19. X8-31 BEDROOM 17-5' X 11'-7'
	X	

	Un	it info	Total flat area sq.ft.	Flat area sq.ft.	Cupboard area sq.ft.	Balcony/Ser. Balcony area sq.ft.	Open terrace area sq.ft.
Flat	t No.	Flat Type	BU	Carpet	Carpet	Carpet	Carpet
	А	3BHK+2TOI	967	793	38	43	43
	В	2BHK+2TOI	700	575	0	41	45
	С	4BHK+3TOI	1553	1254	41	88	112
	D	2BHK+2TOI	698	575	0	39	45
	Е	2BHK+2TOI	692	575	0	39	45
	F	3BHK+2TOI	890	730	25	39	43
	G	3BHK+2TOI	890	730	25	39	43

*Built up area includes Carpet area of the Unit, Cupboard, Balcony/Ser. Balcony, 50% of the Terrace area and the wall area covering the unit.



TOLET SECROOM TO	DEDROOM 17-5'X 111-7' WOID WOID
LIVINGDINING IS-8" X-10"	LIFT LOBBY BEDROOM X9.51 BEDROOM 11-8' X 10 LIVINGDINING 18-8' X 10
BEDROOM 11-8: X-10 BEDROOM 10-8: X-9 BEDROOM 10-8: X-9	DR LLYNNGOINING 22-6'X 10' BEDROOM 10'-8'X 9' BEDROOM 10'-8'X 9' BEDROOM 10'-8'X 10' BEDR

4th, 7th and 10th Floor Plan | Block 1



HWANA.	HWHW HWWW	MWWW.
BALCONY 9-8" X 4-6"	BEDROOM	BALCONY 10-6" X 5-6"
TOILET LIVING/DINING 10'-4" X 22'-1"	12-8" X 10" TOILET 8" X 4-7"	11-6" X 14-11"
BEDROOM 12'X 11'	STRETCHER LIFT DUCT 9-10' X 10'	TOILET 7-10" X 4"-8" LIVING-DINING 11-2" X 20-8"
A		C
LIVING-DINING 18-7" X 10"	DN	TOLET 11-6" X 4-6"
BEDROOM 11'-8' X 10' TOLET 4'-5' X 8'	BEDROOM 10 X 9-6'	TOLLET 5'-1' X8'-3'
	X5-5. OTHERTY 9-3: X3-4.	BEDROOM 17'-5' X 11'-7'
	s.wide c	
	VOID	

Ur	it info	Total flat area sq.ft.	Flat area sq.ft.	Cupboard area sq.ft.	Balcony/Ser. Balcony area sq.ft.	Open terrace area sq.ft.
Flat No.	Flat Type	BU	Carpet	Carpet	Carpet	Carpet
А	3BHK+2TOI	945	793	38	43	0
В	2BHK+2TOI	677	575	0	41	0
С	4BHK+3TOI	1497	1254	41	88	0
D	2BHK+2TOI	675	575	0	39	0
Е	2BHK+2TOI	669	575	0	39	0
Н	3BHK+2TOI	868	730	25	39	0
G	3BHK+2TOI	868	730	25	39	0

*Built up area includes Carpet area of the Unit, Cupboard, Balcony/Ser. Balcony, 50% of the Terrace area and the wall area covering the unit.



4th, 7th and 10th Floor Plan | Block 2

IIATIEATEIZ	ji	ATTENDED STATISFACTOR		19316358371
BEDROOM 12'-10'	BALCONY 9-8' X 4'-6' BEDROOM 12'-8' X 10'	BEDROOM 12-5' X 11-8"	BALCONY 10-6" X 5-6"	BEDROOM 11'-6' X 14'-11'
TOILET 8'-4' X 4'-11' BEDROOM 12' X 11'	LIVING-DINING 10'-4" X 22'-1" KITCHEN 8 X 7'-4" KITCHEN 8 X 7'-4"	DUCT 9-10"X 10"		TOILET 7-10'X 4'-8'
TIVING DINING	A UP	LIFT LOBBY	LIVING/DINING 111-2 × 301-6* C	BEDROOM 11-6' X 10-3
BEDROOM 11'-8" X 10'	LET 10'X TOILET 4'-9' X 5'-5'	UTILITY	TOILET BEDROOM 17-5" X 11-7" X 8-3"	
		9.3. X3.4.		
	VOID	VOID		

Unit info		Total flat area sq.ft.	Flat area sq.ft.	Cupboard area sq.ft.	Balcony/Ser. Balcony area sq.ft.	Open terrace area sq.ft.
Flat No.	Flat Type	BU	Carpet	Carpet	Carpet	Carpet
А	3BHK+2TOI	945	793	38	43	0
В	2BHK+2TOI	677	575	0	41	0
С	4BHK+3TOI	1497	1254	41	88	0
D	2BHK+2TOI	675	575	0	39	0
Е	2BHK+2TOI	669	575	0	39	0
F	3BHK+2TOI	868	730	25	39	0
G	3BHK+2TOI	868	730	25	39	0

*Built up area includes Carpet area of the Unit, Cupboard, Balcony/Ser. Balcony, 50% of the Terrace area and the wall area covering the unit.



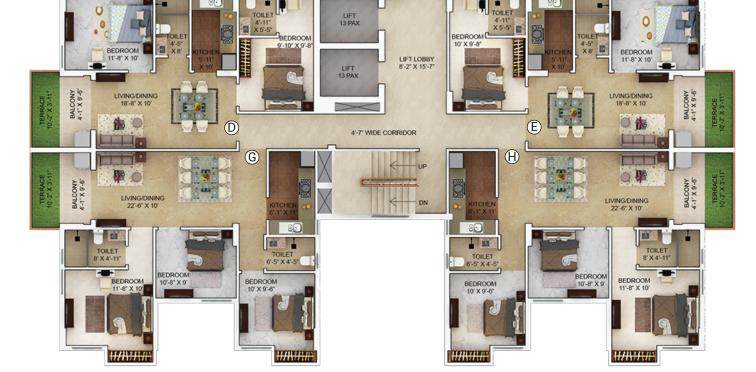
BEDROOM 111-8" X 10 TOLLET 4'-5" X 8	VOID VOID VOID	11-6* X4-6* TOILET BEDROOM 17-5* X 11-7* X8-3*	
BEDROOM 111-8' X 10' LIVING/DINING 18-8' X 10' LIVING/DINING 22-6' X 10' LIVING/DINING	UIFT LOBBY 8-2" X 15-7" LIFT 13 PAX	BEDROOM 9-10/X9-8 S-110/X9-8 S-11	BEDROOM 11'-8' X 10' LIVING/DINING 18'-8' X 10' NOONHAR 22'-6' X 10' RIVING/DINING 21'-6' X 10' RIVING/DINING
TOILET 8 X 4'-11' BEDROOM 10'-8' X 9' ANALYSIS AND ANALYSIS ANALYSIS AND ANALYSIS ANALYSIS AND ANALYSIS	REFUGE BALCONY ABOVE 7TH FLOOR LEVEL 12-6' X 11'-11' BEDROOM 10 X 9'-6'	CO TOLET	TOILET 8'X 4-11'

5th, 8th and 11th Floor Plan | Block 1



Unit info		Total flat area sq.ft.	Flat area sq.ft.	Cupboard area sq.ft.	Balcony/Ser. Balcony area sq.ft.	Open terrace area sq.ft.
Flat No.	Flat Type	BU	Carpet	Carpet	Carpet	Carpet
А	3BHK+2TOI	957	793	27	43	45
В	2BHK+2TOI	698	575	0	41	42
С	4BHK+3TOI	1508	1254	30	88	43
D	2BHK+2TOI	696	575	0	39	41
E	2BHK+2TOI	690	575	0	39	41
Н	3BHK+2TOI	889	730	25	39	41
G	3BHK+2TOI	889	730	25	39	41

*Built up area includes Carpet area of the Unit, Cupboard, Balcony/Ser. Balcony, 50% of the Terrace area and the wall area covering the unit.



5th, 8th and 11th Floor Plan | Block 2

Unit info		Total flat area sq.ft.	Flat area sq.ft.	Cupboard area sq.ft.	Balcony/Ser. Balcony area sq.ft.	Open terrace area sq.ft.
Flat No.	Flat Type	BU	Carpet	Carpet	Carpet	Carpet
А	3BHK+2TOI	957	793	27	43	45
В	2BHK+2TOI	698	575	0	41	42
С	4BHK+3TOI	1508	1254	30	88	43
D	2BHK+2TOI	696	575	0	39	41
Е	2BHK+2TOI	690	575	0	39	41
F	3BHK+2TOI	889	730	25	39	41
G	3BHK+2TOI	889	730	25	39	41



BEDROOM 12 x 10 BEDROOM 13 x 20 x 10 BEDROOM 14 x 22 x 10 BEDROOM 15 x 20 x 10 BEDROOM 16 x 10 BEDROOM 17 x 10 BEDROOM 17 x 10 BEDROOM 18 x 10 BEDROOM 10 x 10 BEDROOM	BEDROOM 11'-6' X 14'-11' TOILET 7-10' X 4'-6' BEDROOM 17'-5' X 11'-7'
TOILET 4-11 4-11 13 PAX BEDROOM 11-8-X 10 BEDROOM 11-8-8-X 10	BEDROOM 11-8' X 10' LIVING/DINING 18-8' X 10' LIVING/DINING 18-8' X 10' ANOSY 22-6' X





Block 2 - 3rd, 6th, 9th and 12th (Flat Type C)

Flat No.	внк	TLTS	BU Area sq. ft.	Carpet Area sq. ft.		Utility/Balcony Area sq. ft.	Terrace sq. ft.
С	4BHK	3	1553	1254	41	88	112

*Built up Area includes Carpet Area of the Unit, Cupboard, 50% of the Terrace Area and the Wall Area covering the Unit.

Legends

(1) 1	Living/Dining ((11'2" :	x 30′6″)
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2 Master Bedroom (17'5" x 11'7")

(3) Bedroom (11'6" x 14'11")

4 Bedroom (12'5" x 11'8")

(5) Bedroom (11'6" x 10'3")

6 Balcony (10'6" x 5'6")

7 Toilet (11'6" x 4'6")

(8) Toilet (7'10" x 4'8")

9) Toilet (5'1" x 8'3")

• Branded Sanitary & CP fittings

Hot & Cold water provision

• Designer tiles up to 7 ft height

(10) Kitchen (9'11" x 8'2")

Granite counter top

• Designer tiles up to 2 ft height above counter top

• Hot & Cold water provision

Stainless steel sink

(11) Utility (9'3" x 3'4")

12 Open Terrace (12'6" x 3'11")

(13) Open Terrace (15'11" x 3'11")

Large size vitrified tiles, (floor) bedrooms, toilet, kitchen

Large size vitrified flooring (floor) liv/din & common passage

(16) External wal

17) Internal walls

(18) Gypsum plaster for extra smooth finish

Toilet floor with heavy duty anti-skid flooring

Mitchen floor with heavy duty matt finish ceramic tiles

21) Superior quality aluminum windows





Block 1 - 3rd, 6th, 9th and 12th (Flat Type E)

Flat No.	внк	TLTS	BU Area sq. ft.	Carpet Area sq. ft.		Balcony Area sq. ft.	Terrace sq. ft.
Е	2BHK	2	692	575	0	39	45

*Built up Area includes Carpet Area of the Unit, Cupboard, 50% of the Terrace Area and the Wall Area covering the Unit.

Legends

- 1 Living/Dining (18'8" x 10'0")
- 2 Master Bedroom (10'0" x 9'8")
- (3) Bedroom (11'8" x 10'0")
- 4) Balcony (4'1" x 9'6")
- Toilet (4'11" x 5'5")
-) Toilet (4'5" x 8'0")
- Branded Sanitary & CP fittings
- Hot & Cold water provision
- Designer tiles up to 7 ft height
- 7 Kitchen (5'11" x 10'0")
 - Granite counter top
 - Designer tiles up to 2 ft height above counter top
 - Hot & Cold water provision
- Stainless steel sink
- 8 Open Terrace (11'6" x 3'11")

- 9 Large size vitrified tiles, (floor) bedrooms, toilet, kitchen
- (10) Large size vitrified flooring (floor) liv/din & common passage
- (11) External walls
- 12 Internal walls
- (13) Gypsum plaster for extra smooth finish
- 14 Toilet floor with heavy duty anti-skid flooring
- Kitchen floor with heavy duty matt finish ceramic tiles
- (16) Superior quality aluminum windows





Block 2 - 5th, 8th and 11th (Flat Type A)

Flat No.	внк	TLTS	BU Area sq. ft.	Carpet Area sq. ft.		Balcony Area sq. ft.	Terrace sq. ft.
А	звнк	2	957	793	27	43	45

*Built up Area includes Carpet Area of the Unit, Cupboard, 50% of the Terrace Area and the Wall Area covering the Unit.

Legends

(1)	Living/Dining ((10'4"	x 22'

2 Master Bedroom (12'8" x 10'0")

(3) Bedroom (12'0" x 10'0")

4 Bedroom (12'0" x 11'0")

5 Balcony (9'8" x 4'6")

6) Toilet (8'4" x 4'11")

7 Toilet (8'0" x 4'7")

• Branded Sanitary & CP fittings

Hot & Cold water provision

• Designer tiles up to 7 ft height

8 Kitchen (8'0" x 7'4")

Granite counter top

• Designer tiles up to 2 ft height above counter top

Hot & Cold water provision

Stainless steel sink

9 Open Terrace (11'0" x 3'11")

10 Large size vitrified tiles, (floor) bedrooms, toilet, kitchen

11) Large size vitrified flooring (floor) liv/din & common passage

(12) External walls

13 Internal walls

4) Gypsum plaster for extra smooth finish

Toilet floor with heavy duty anti-skid flooring

16 Kitchen floor with heavy duty matt finish ceramic tiles

(17) Superior quality aluminum windows



Grand Entrance Lobby: Well-decorated entrance lobby with premium textured paint finish in common areas such as staircases.

Elevation: An iconic building, meticulously designed | Combination of anti-fungal and textured paint.

Air-conditioning: Split air-conditioning in all rooms including the dining/living room (not in bathroom).

Foundation & Structure: Reinforced cement with concrete on piles and sheer walls wherever necessary | Strict surveillance on quality.

Wall Finish: Putty finish smooth walls.

Doors: Internal doors - Both side painted door | Main door - One side teak finish door.

Windows: Color anodised or powder coated glazed aluminum windows*.

Hardware & Fittings: Branded locks and hardware fittings of Yale, Godrej or equivalent make.

Floors & Dado: Large 800x800 vitrified flooring in living and dining, and 600x600 vitrified tiles in all bedrooms | Anti-skid ceramic tiles in kitchen floors, Anti-skid floor tiles in bathroom and designer tiles on walls upto 8 feet height.

Elevators: High speed automatic lifts of Kone/Schneider/equivalent make with well-decorated lift cars.

Common Lighting: Overhead illumination for compound and street lighting inside the complex | Use of LED lighting in major areas to minimize common area power consumption.

Electrical Details: PVC conduit pipe with copper wiring, MCBs/ELCBs with sufficient

power points for necessary gadgets | Fire resistant wires with premium modular switches of Crabtree/Havells or equivalent make | Concealed wiring of reputed brands for electricity, telephone, internet etc. inside the apartment | Quality earthing for all electro-mechanical gadgets.

Power back-up: Power back-up up to 5 KVA sufficient to run all your electrical gadgets including Air-Conditioners*.

24x7 Security & Fire Prevention: Security surveillance facility with CCTV and 24x7 security guards | Fire fighting arrangement as per West Bengal Fire Service recommendation | Smoke detectors with sprinkler system for fire prevention | Required number of evacuation points and refuge platforms for residents' safety along with fire safety alarms Video door phone facility coupled with intercom system.

Treatment: Anti-termite treatment during various stages of construction | Thermal insulation treatment for the roof.

Water Treatment & Proofing: Each apartment assures 24 x 7 hour treated water supply Superior quality waterproofing wherever necessary.

Kitchen: Granite counter top | Dado of ceramic tiles above platform upto 2 feet height Stainless steel sink | Hot and cold water provision | Ceramic wall tiles in utility balcony.

Toilets: Water efficient sanitary fixtures (Hindware Italian collection/Kohler or equivalent) | Top-of-the-line international quality fittings of Jaquar or equivalent make Designer large sized wall tiles up to 7 feet height | Anti-skid flooring | Hot and cold water provision.

Live amongst Green, Air & Water: Ample open area and greenery all around | Terraces in some apartments to give a blissful feeling | Meticulously planned apartments, two/three sides open with cross-ventilation and adequate daylight.





Site office : 233 B. L. Saha Road, Kolkata - 700053