

ROSEDALE



INTRODUCTION

As children, we were happy with simple things. Like the joy of making your very own balsa wood glider. The joy of building a sand castle on the beach. Like setting up a playhouse in your room or on the back lawn.

That child in you never goes away. It lives on inside you. That's why you still feel that childlike joy whenever you have accomplished something.

It's the same feeling when you book an apartment at Rosedale. And it's the same feeling when you see it grow, brick by brick, wall by wall, in front of your eyes.

AMENITIES

- ▶ Swimming pool with facilities for kids.
- ▶ Multipurpose air-conditioned community hall for social gatherings.
- ▶ Hard surface lawn tennis court.
- ▶ Children's playing zone.
- ▶ Spacious lounge in each tower with WIFI connectivity.
- ▶ Medical facility with pharmacy & 24x7 ambulance facilities on call.
- ▶ Provision for retail outlets, ATM facilities, grocery stores and utility shop.
- ▶ Large landscaped area with rose garden designed by internationally renowned landscape Consultant.
- ▶ Club with international standard facilities like fully equipped gym, yoga and meditation room, jogging tracks, temperature controlled swimming pool, steam room, sauna and Jacuzzi.
- ▶ Facilities for indoor and outdoor games.
- ▶ Generator for power backup.
- ▶ Reverse osmosis water treatment plant for water purification.
- ▶ Panic alarm from apartment to security office.
- ▶ Centralized gas bank.
- ▶ State of the art security and surveillance system with 24 hours round the clock CCTV with video door phone in each apartment.
- ▶ Modern fire-fighting and protection system.
- ▶ Entry and exit for cars to basement by proximity card.
- ▶ Adequate numbers of high speed elevators with provision for stretcher-cum-goods elevators in each tower.
- ▶ Facility for hot & cold water connection in each toilet.

SPECIFICATIONS

► **Structure:**

Walls: Earthquake resistant RCC framed structure.

Wall finish: Interior- Painted in pleasing shades of acrylic emulsion paint.

► **Flooring:**

Bedroom: Wooden laminated flooring.

Living/Dining: Vitrified tiles.

► **Kitchen:**

Flooring: Internationally accepted premium ceramic tiles.

Others: Modular kitchen with granite. Dish washer, Washing machine, Refrigerator, Microwave oven and Exhaust fan fitted in the kitchen.

► **Windows:**

Powder coated/anodized aluminium.

► **Doors:**

Door frame: Sal wood.

Main entrance door: Panel door.

Internal doors: Flush doors.

► **Electrical:**

Concealed Copper electrical wiring with adequate provision for light points, TV and telephone sockets.

► **Toilet:**

Walls: Ceramic tiles.

Floor: Premium anti-skid ceramic tiles of internationally accepted make.

Fittings: Premium fittings of internationally accepted make.

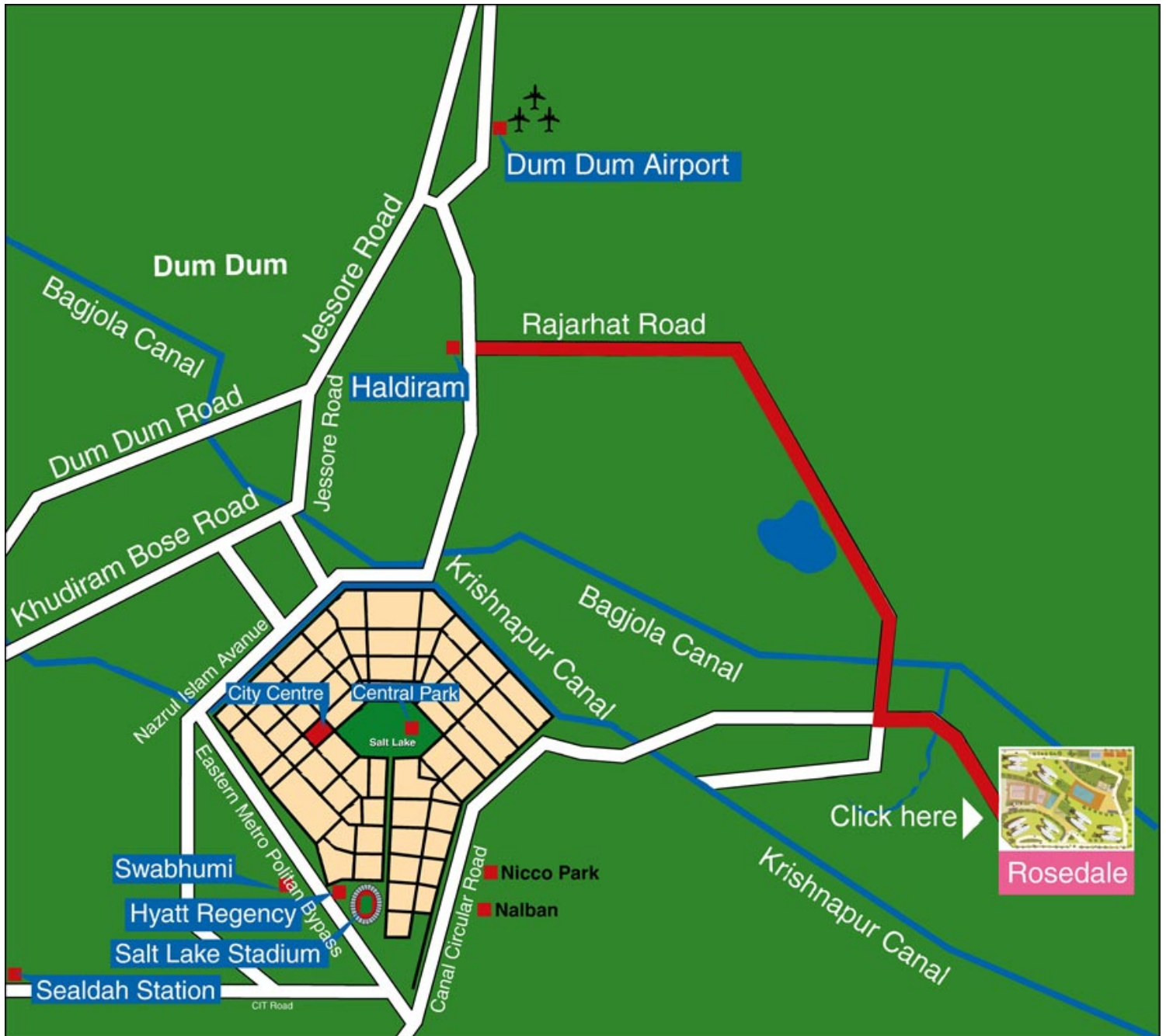
► **Elevator:**

Mitsubishi/OTIS (Digital) or equivalent internationally accepted make.

► **Air-conditioning:**

Split type units in Bedrooms & Living/Dining.

LOCATION



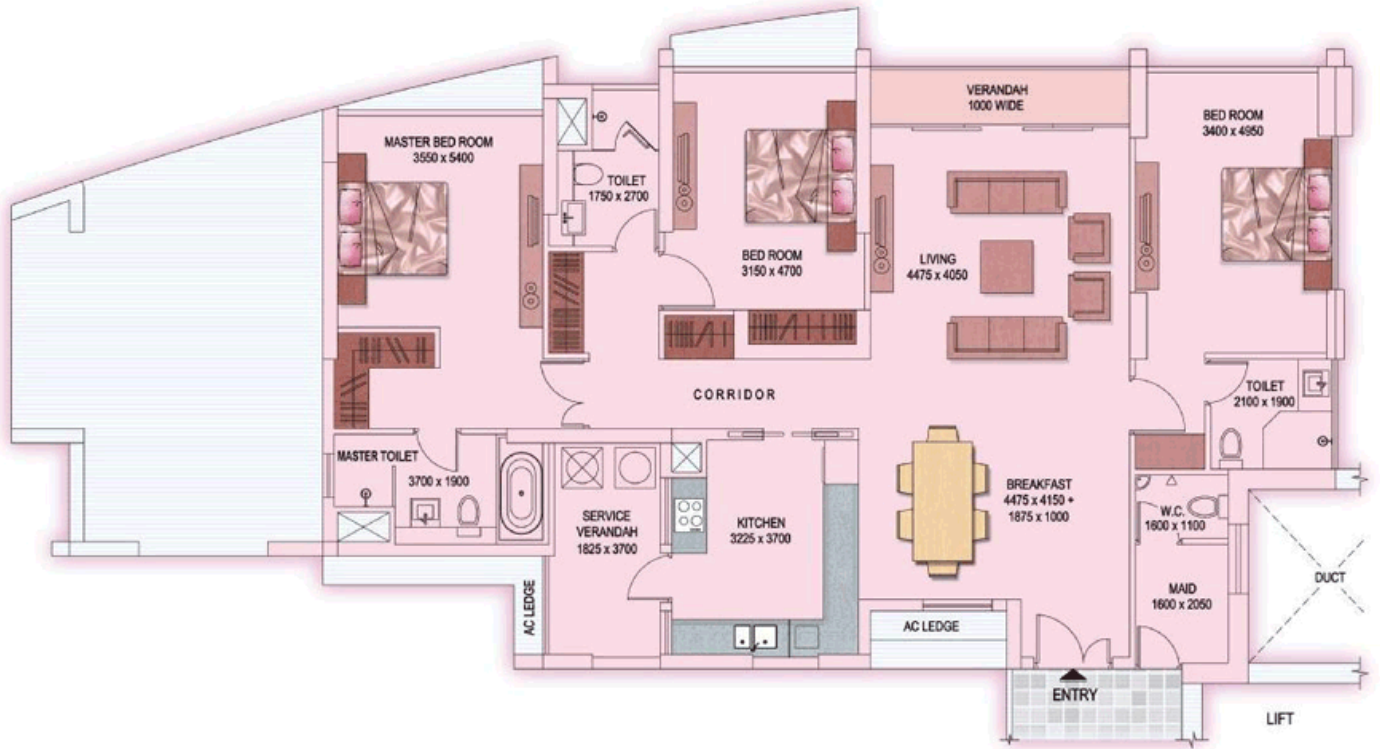
TYPE & AREA

Site Plan

Rosedale
Project
Plan

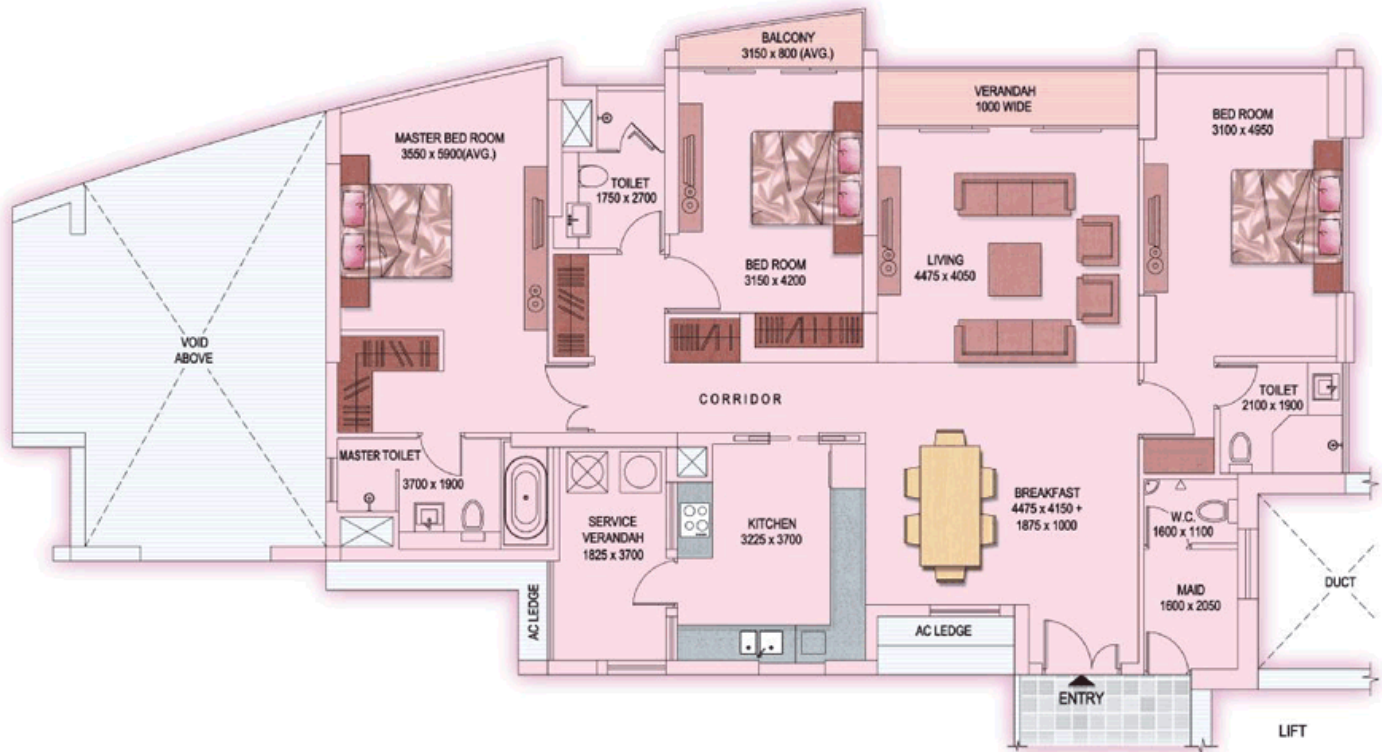


Ground Floor



Ground Floor Plan
(3 - Bed Room)
Super Built Up Area - 2194 Sft.

First Floor Plan



First Floor Plan

(3 - Bed Room)

Super Built Up Area - 2255 Sft.

Standard 1 Layout

(2- Bed Room)



A

Standard 1 Layout

(2 - Bed Room)



Standard 1 Layout

(2- Bed Room)



A

Standard 1 Layout
(2 - Bed Room)



Standard 2 Layout

(3- Bed Room)



A
Standard 2 Layout
(3 - Bed Room)



Standard 2 Layout

(3- Bed Room with Terrace)



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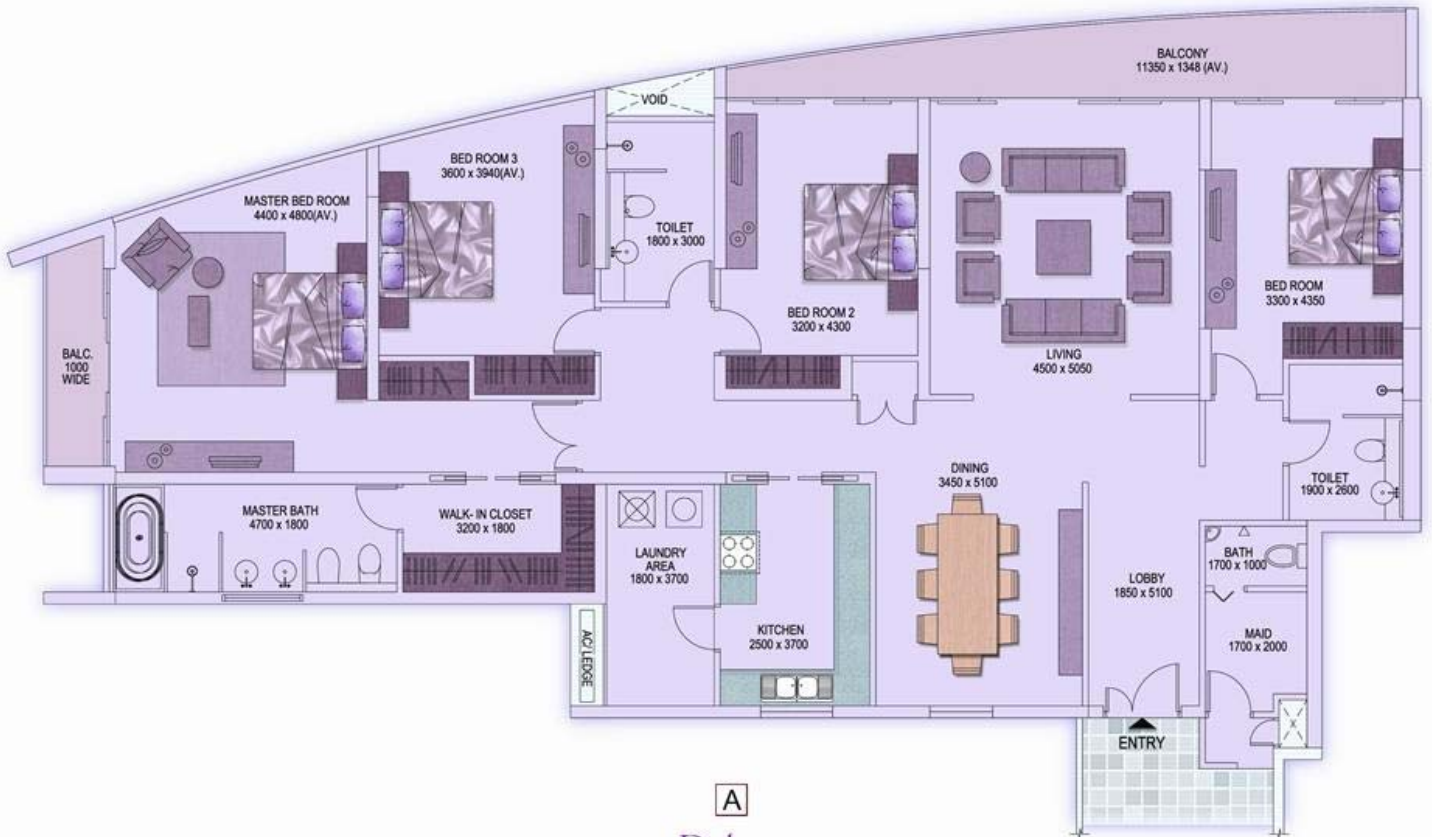
Standard 2 Layout

(3 - Bed Room With Terrace)



Deluxe

(4- Bed Room)



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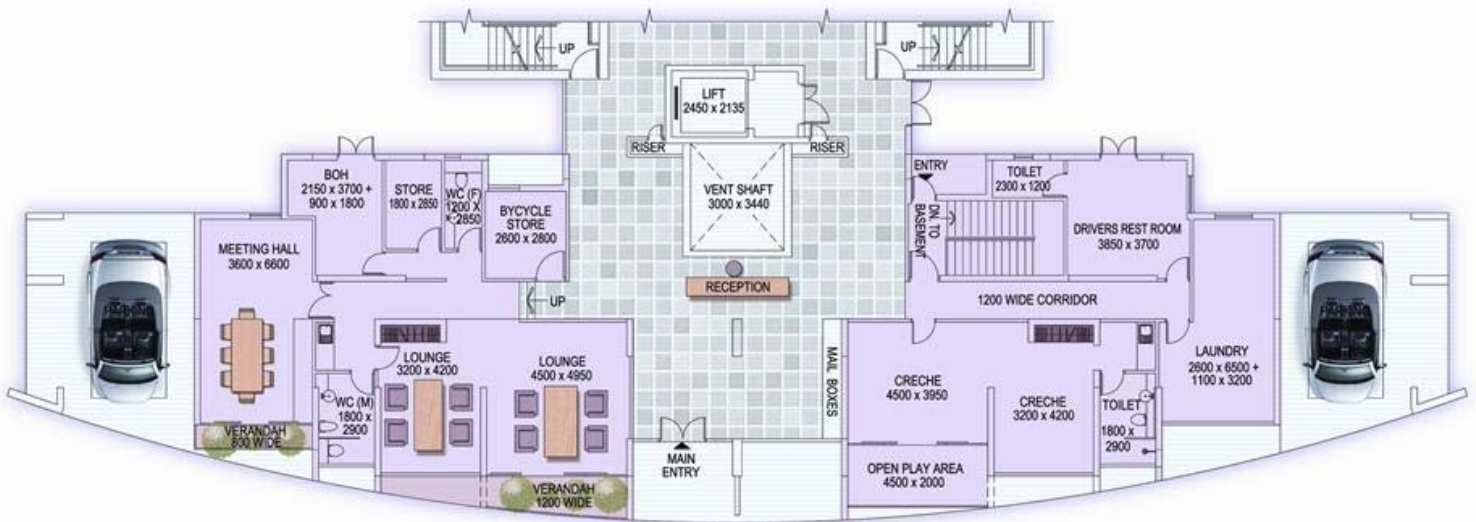
Deluxe

(4 - Bed Room)



Ground Floor Plan

(Reception)



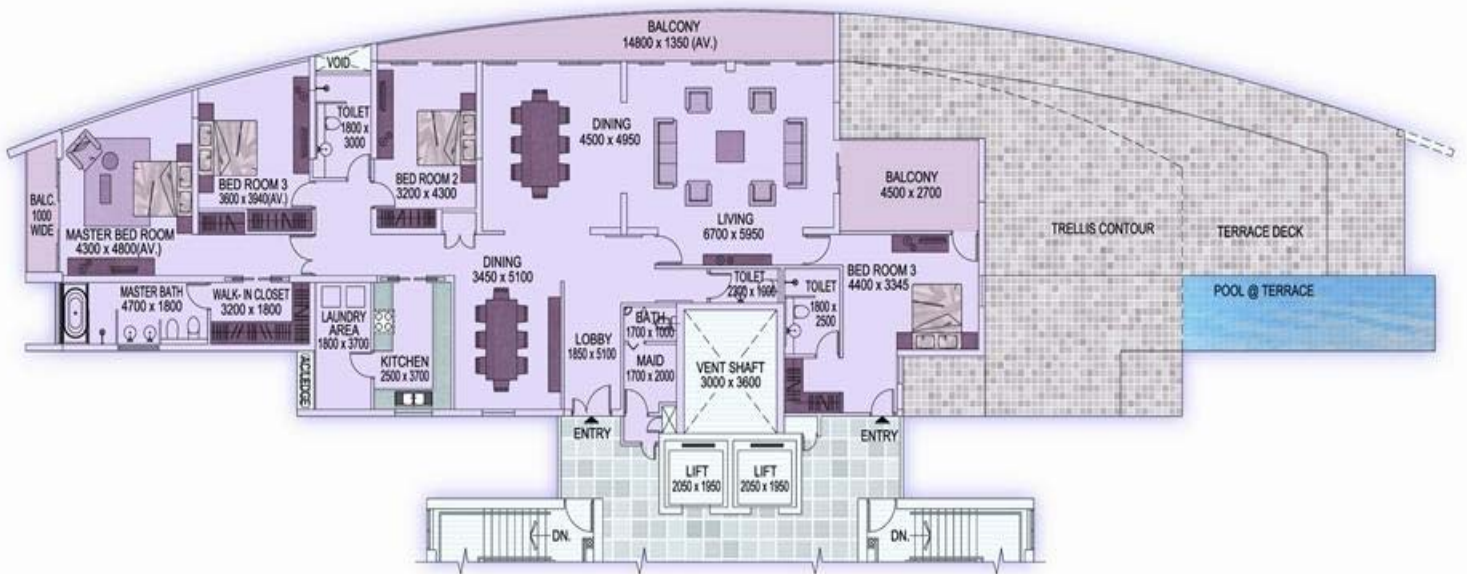
Ground Floor Plan

(Reception)



Star Apartment

(With Terrace)



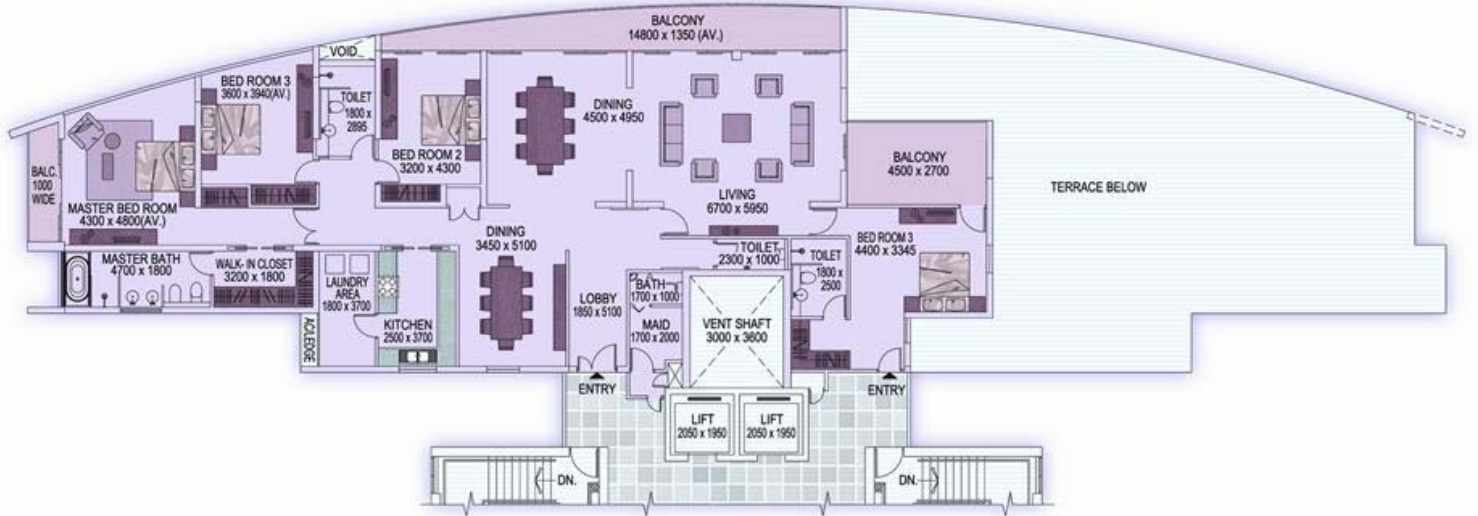
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Star Apartment

(With Terrace)



Star Apartment



A
Star Apartment



DEVELOPER

Rosedale is the brainchild of Dr. Santosh Mukherjee and Shyamal Sarkar, both US-based NRIs and partnering them is a heavyweight real estate solutions provider, Shrachi. Dr Mukherjee is a senior executive with over 23 years of national and international experience in creating innovative technology (IT and telecom) and managing high-performance organizations and teams.

ARCHITECT

Stephen Coates of a CT a International Singapore.