

## IQ City



## AMENITIES

### Club Facilities:

- ▶ Swimming Pool with changing rooms.
- ▶ Gymnasium
- ▶ Games room
- ▶ Café
- ▶ Restaurant
- ▶ Bar
- ▶ Guest rooms
- ▶ Banquet
- ▶ Cricket net
- ▶ Basketball court
- ▶ Card room
- ▶ TV room
- ▶ Library
- ▶ Gallery



## SPECIFICATIONS

- ▶ **Health:**
  - Hospital
  - Super-specialty hospital
  - Medi-inn



► **Education:**

International standard day/residential school

Medical College

Dental College

Other allied institutions



► **Green Concepts:**

Rain water harvesting pits

Vermicompost pits

Photovoltaic Panels for solar energy

Sewerage treatment plant

► **Safety & Security:**

Separate pedestrian pathway

0.75 km track dedicated for the elderly

2.5 km jogging track for the health conscious

Exclusive fire tender path

Safety guards beside lagoons

Gated residential area

Building equipped with fire fighting equipment

24x7 Dog Squad



**LOCATION**



DSP Township - 0.5 kms



National Highway 2 - 8 kms



DSP Main Hospital - 3.5 kms  
Vivekananda Hospital / Bidhannagar  
Sub Divisional Hospital - 11 kms



Durgapur Rly. Station - 9 kms



DAV / Bidhan Chandra Inst / St. Peters School - 4 kms  
B.Zone Boys High School - 3 kms  
Durgapur Government College &  
Hemshila School - 4 kms



Domestic Airport at Andal - 15 kms



Durgapur City Centre - 8 kms



Proposed IQ City connector to NH2 - 3.5 kms

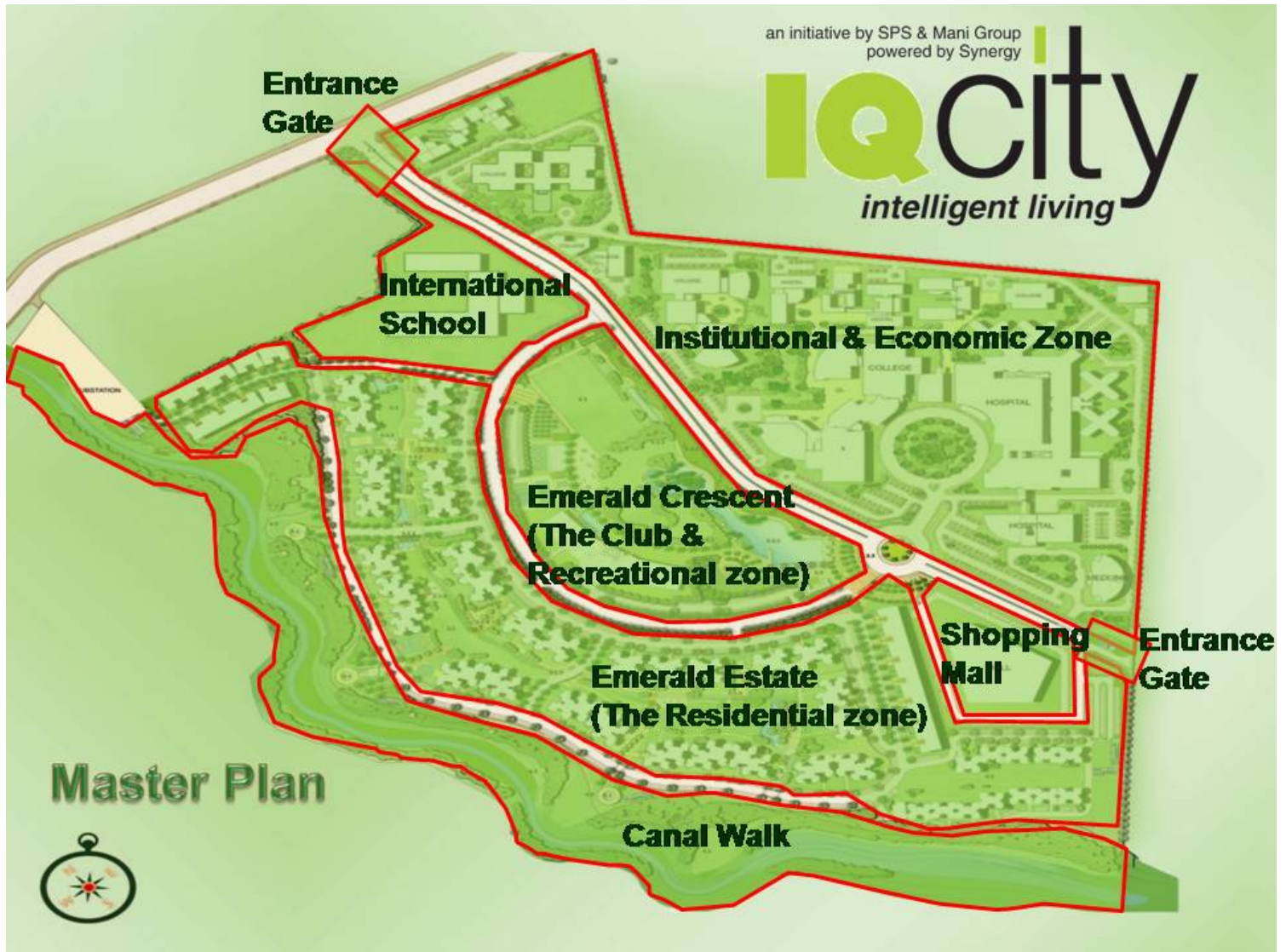


**Location Map**



**TYPE & AREA**

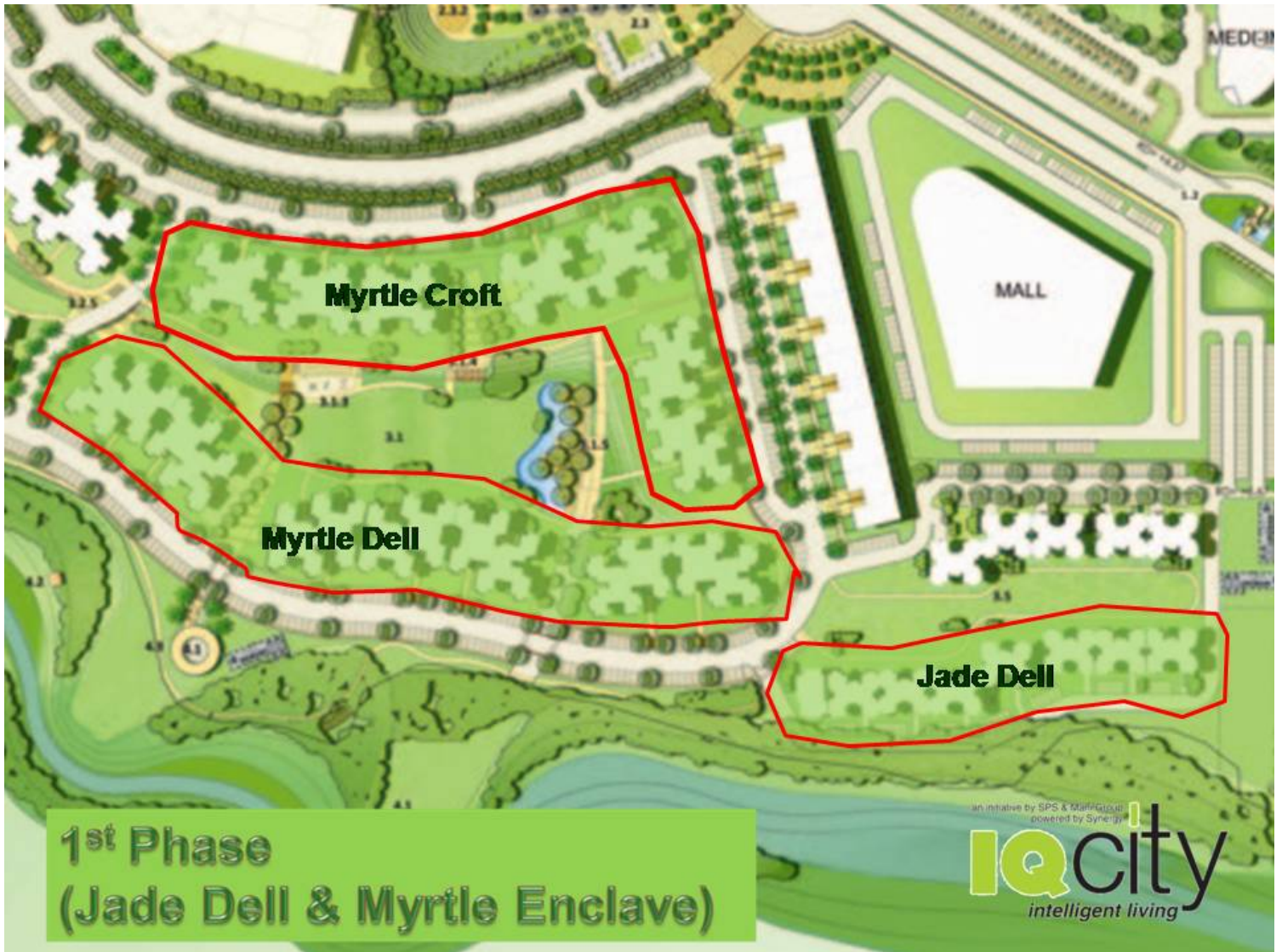
**Master Plan**



**The Residential Zone**



**1st Phase (Jade Dell & Myrtle Enclave)**



**Jade Dell (G+5)**

# JADE DELL (G+5)

**TOWER  
NAME**

- JD-1
- JD-2
- JD-3
- JD-4
- JD-5
- JD-6
- JD-7

**2BHK+1WC+1BATH**  
**FLAT SIZES:**  
**GROUND FLOOR 624 SQFT**  
**TYPICAL 714 SQFT**





Myrtel Croft & Myrtel Dell (G+13)

**TOWER  
NAME**

**MYRTLE CROFT & MYRTLE DELL** as advised by JPE & Associates Pvt. Ltd. Project by Spring **iqcity**  
intelligent living

**(G+13)**

- MC-1 } **3BHK+2TOI**
- MC-2 } **FLAT SIZES:**
- MC-3 } **GROUND FLOOR 915 SQFT**  
**TYPICAL 1340 ,1342 SQFT**
  
- MC-4 } **3BHK+3TOI**
- MC-5 } **FLAT SIZES:**  
**GROUND FLOOR 1108 SQFT**  
**TYPICAL 1548 , 1551 SQFT**
  
- MC-6 } **2BHK+2TOI**
- MC-7 } **FLAT SIZES:**  
**TYPICAL 1021, 1022, 1033 SQFT**
  
- MD-1 } **2BHK+1 STUDY+2TOI**
- MD-2 } **FLAT SIZES:**
- MD-3 } **TYPICAL 1179, 1182, 1190 SQFT**
- MD-4 }
- MD-5 }
  
- MD-6 } **2BHK+2TOI**
- MD-7 } **FLAT SIZES:**  
**TYPICAL 1021, 1022, 1033 SQFT**



### IQ CITY PAYMENT PLAN JADE

No of Installment	EVENT/HAPPENING	Budget Date	Percentage Due
1	On booking of the said unit		5
2	On execution of the sale agreement of the said unit		10
3	On completion of foundation of the designated tower or budget date, whichever is later	7-May-11	10
4	On completion of 2nd floor casting of the designated tower or budget date, whichever is later	7-Jul-11	10
5	On completion of the super structure of the designated tower or budget date, whichever is later	7-Sep-11	10
6	On completion of brickwork upto 2nd floor of the designated tower or budget date, whichever is later	7-Aug-11	10
7	On completion of brickwork of the designated tower or budget date, whichever is later	7-Oct-11	10
8	On flooring of the concerned flat being completed or budget date, whichever is later	7-Mar-12	10
9	On completion of the sanitary fittings and fixtures of the said flat	7-Apr-12	5
10	On erection of lift(s) of the said tower and electrical fittings and fixtures of the said unit	7-Jun-12	5
11	On completion of the grey, green and drainage system of the said phase	7-Nov-12	5
12	On completion of the IQ City infrastructure of the said phase	7-Dec-12	5
13	On possession of the said unit	7-Feb-13	5
i)	Interest Free Maintenance & Security (IFMS)	Rs. 25/- per sq.ft	
ii)	Club membership	Rs. 45,000/-	
iii)	Car parking (open) not madatory	Rs. 1,50,000/-	
iv)	Floor premium applicable from 2nd floor onwards (per floor on cummulative basis)	Rs. 10/- per sq.ft.	
v)	Two Wheeler Parking	Rs. 30,000/-	

### IQ CITY PAYMENT PLAN MYRTLE

Name of the project		IQ CITY	
Location		DURGAPUR	
Zone Name		MYRTLE ENCLAVE	
Block Type		G + 13	
		Phase 1 (DELL & CROFT)	
No of Installment	EVENT/HAPPENING	Budget Date	Percentage Due
1	On booking of the said unit		5
2	On execution of the sale agreement of the said unit		10
3	On completion of foundation of the designated tower or budget date, whichever is later	7-May-11	10
4	On completion of 4th floor casting of the said tower or budget date, whichever is later	7-Jul-11	10
5	On completion of 8th floor casting of the said tower or budget date, whichever is later	7-Nov-11	10
6	On completion of the super structure of the said tower or budget date, whichever is later	7-Feb-12	10
7	On completion of brickwork upto 4th floor of the designated tower or budget date, whichever is later	7-Oct-11	5
8	On completion of brickwork upto 8th floor of the designated tower or budget date, whichever is later	7-Dec-11	5
9	On completion of brickwork of the designated tower or budget date, whichever is later	7-Mar-12	5
10	On flooring of the concerned flat being completed or budget date, whichever is later	7-Jul-12	5
11	On completion of the sanitary fittings and fixtures of the said flat	7-Sep-12	5
12	On erection of lifts of the said tower and electrical fittings and fixtures of the said unit	7-Oct-12	5
13	On completion of the grey, green and drainage system of the said phase	7-Nov-12	5
14	On completion of the IQ City infrastructure of the said phase	7-Dec-12	5
15	On possession of the said unit	7-Feb-13	5
i)	Interest Free Maintenance & Security (IFMS)	Rs. 25/- per sq.ft	
ii)	Club membership	Rs. 45,000/-	
iii)	Car parking (open) not madatory	Rs. 1,50,000/-	
iv)	Floor premium applicable from 2nd floor onwards (per floor on cummlative basis)	Rs. 10/- per sq.ft.	
v)	Two Wheeler Parking	Rs. 30,000/-	

**DEVELOPER**



[Mani Group](#)



**SPS GROUP**

[SPS Group](#)



[SYNERGY  
Group](#)