

Promoted By



CITY PLACE

3 BHK'S & PENTHOUSES



LOOKING FOR YOUR
DREAM HOME?

A Project by **City Place Constructions**
RERA Reg no:







CITY PLACE

CONSTRUCTIONS

ABOUT US

CITY PLACE CONSTRUCTIONS is a partnership firm promoted by **NOORANI CORBEL DEVELOPERS PVT. LTD.**

Noorani Corbel Developers Pvt. Ltd., has successfully completed two of Belagavi's most iconic projects, 'One City Homes' with 108 flats and 'The Seven' with 94 flats which were handed over in a record time. With such an experienced and trustworthy company backing this project, one can be assured of a High Quality product and Timely Delivery.



UNLOCK YOUR BEAUTIFUL HOME

It's time to begin your story in a Home that is built for your happiness and dreams.

PROJECT HIGHLIGHTS

A perfect story deserves a perfect setting. Welcome to your ideal home that fulfills all your needs and desires. Our thoughtfully planned architecture is built with the perfect blend of aesthetics and modern touch to fulfill all your basic as well as lifestyle needs. Most importantly our architectural designs use the space intelligently to give you the advantage of living in a spacious, airy and aesthetically pleasing apartments.



THIS IS YOUR HAPPY PLACE

Your family's very own private place. Not a home but a universe of their own to fill it with memories full of love and happiness.

PROJECT HIGHLIGHTS



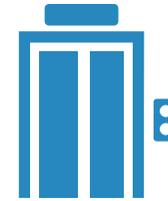
Excellent location
in Boyce Ground
Off Club Road



Vastu
Compliant



Stilt
Parking



One
Elevator



Penthouses with
Individual Terrace



Reticulate LPG/
PNG Pipeline



24x7
Security



24x7 Generator
Back-up for
common areas

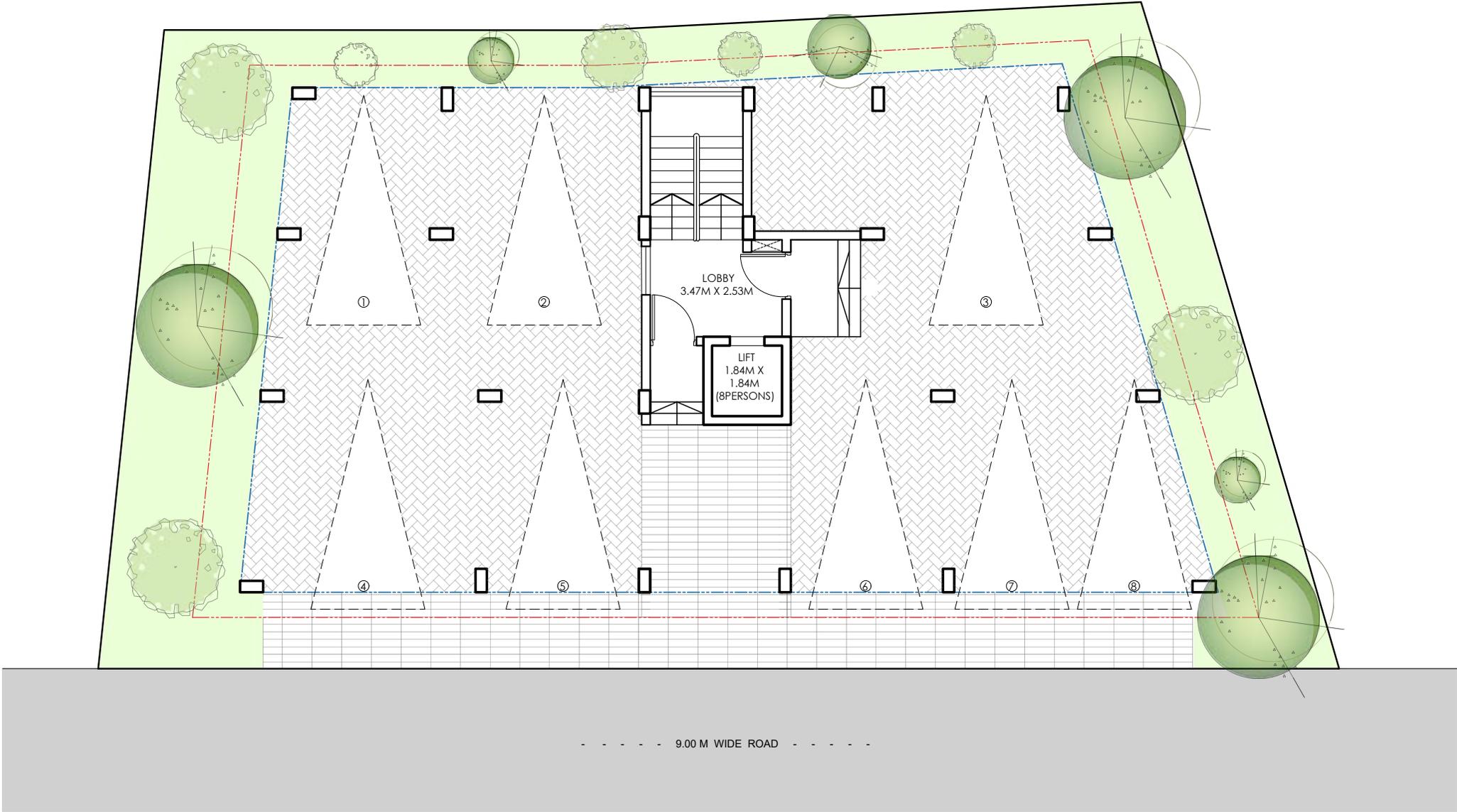


Premium
Bath Fittings

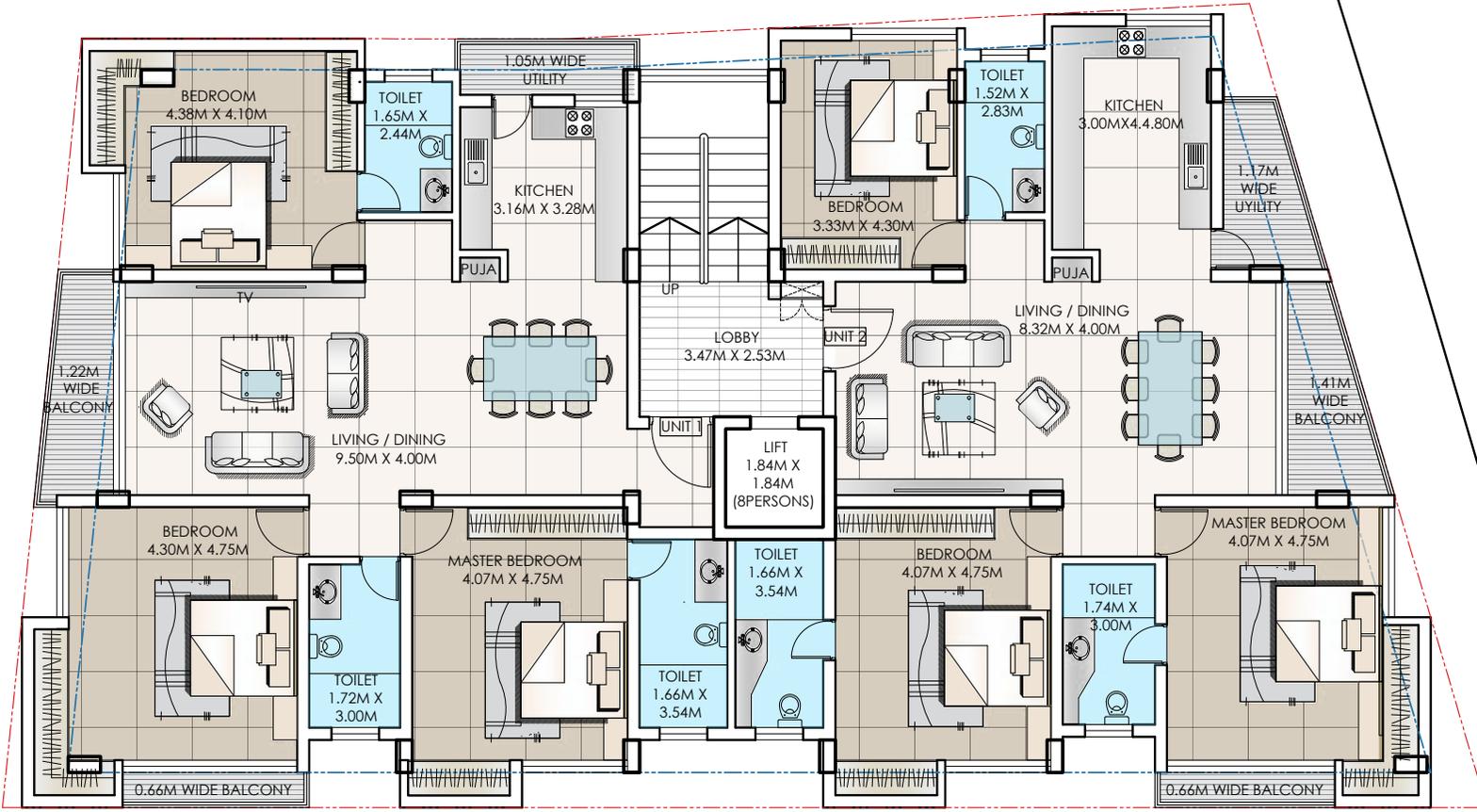


CCTV & Intercom

FLOOR PLANS



STILT FLOOR PLAN

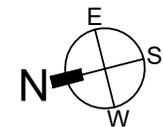
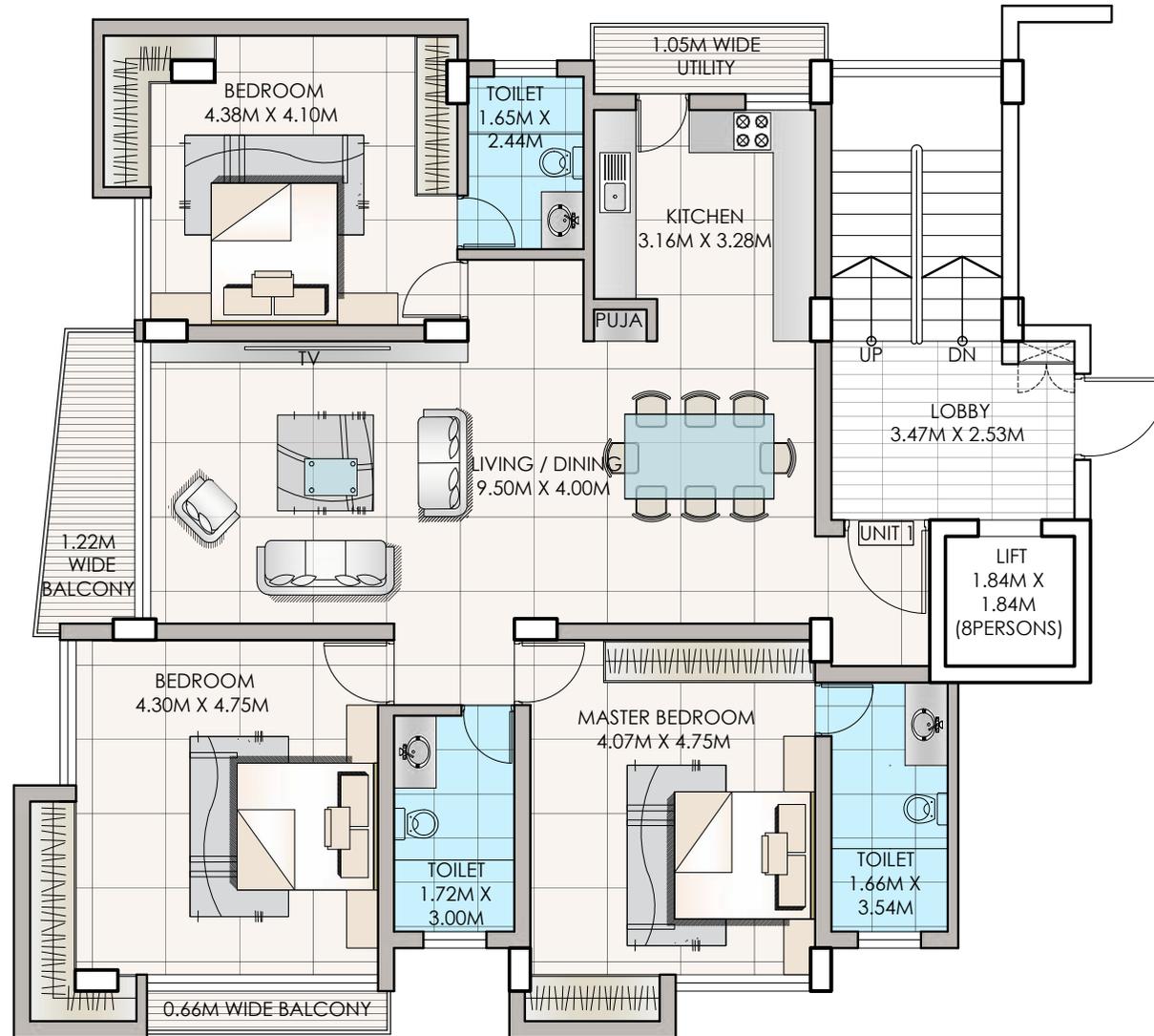


- - - - - 9.00 M WIDE ROAD - - - - -

TYPICAL FLOOR PLAN (1st, 2nd & 3rd Floor)

FLOOR PLANS

UNIT 1



TYPICAL FLOOR PLAN (1st, 2nd & 3rd Floor)

Carpet Area:
1,514.90sqft

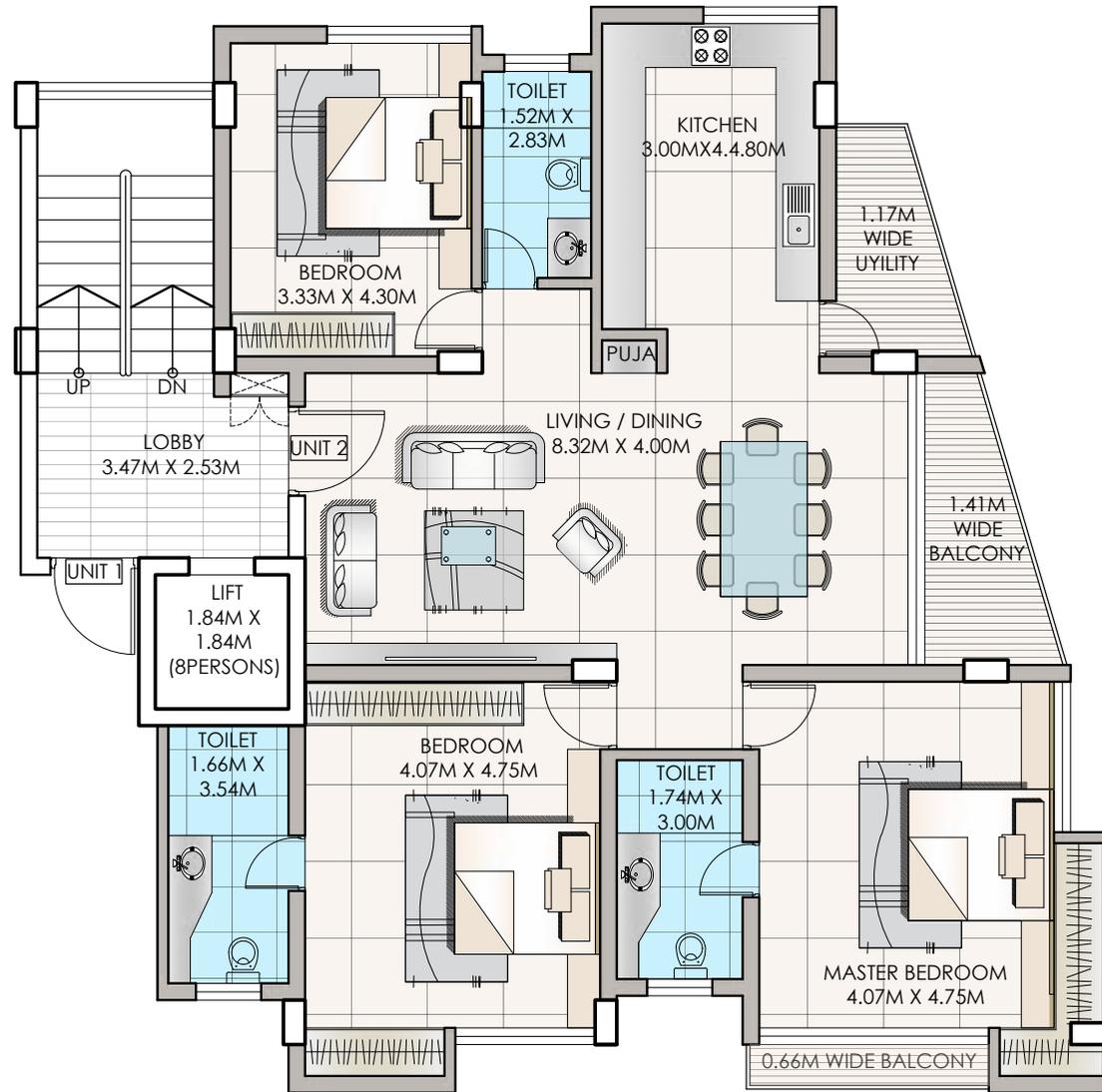
Built-up Area:
1,643.81sqft

Balcony Area:
121.11sqft

Common Area:
132.49sqft

Saleable Area
1,897.41sqft

UNIT 2



TYPICAL FLOOR PLAN (1st, 2nd & 3rd Floor)

Carpet Area:
1,400.09sqft

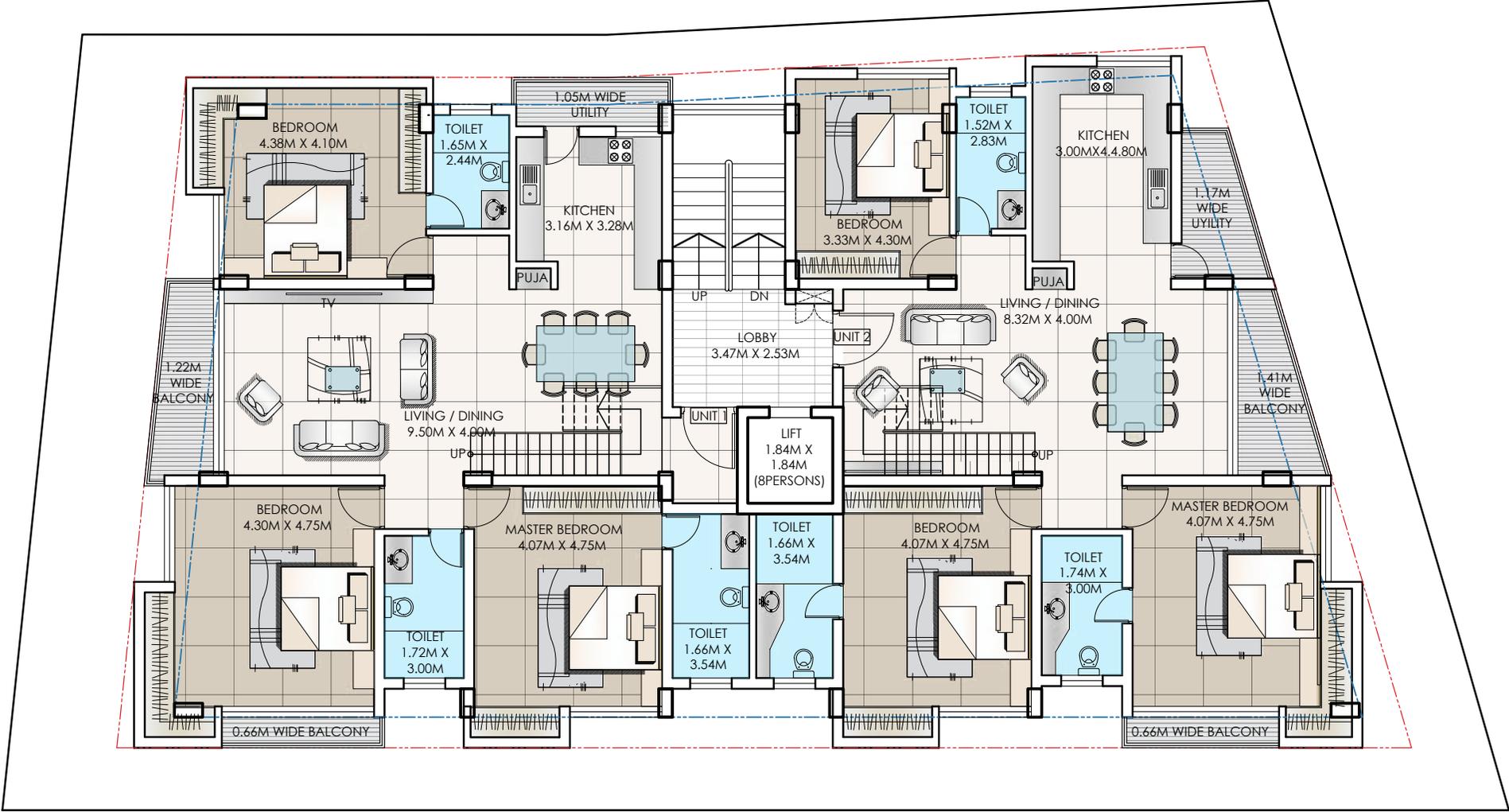
Built-up Area:
1,530.18sqft

Balcony Area:
137.45sqft

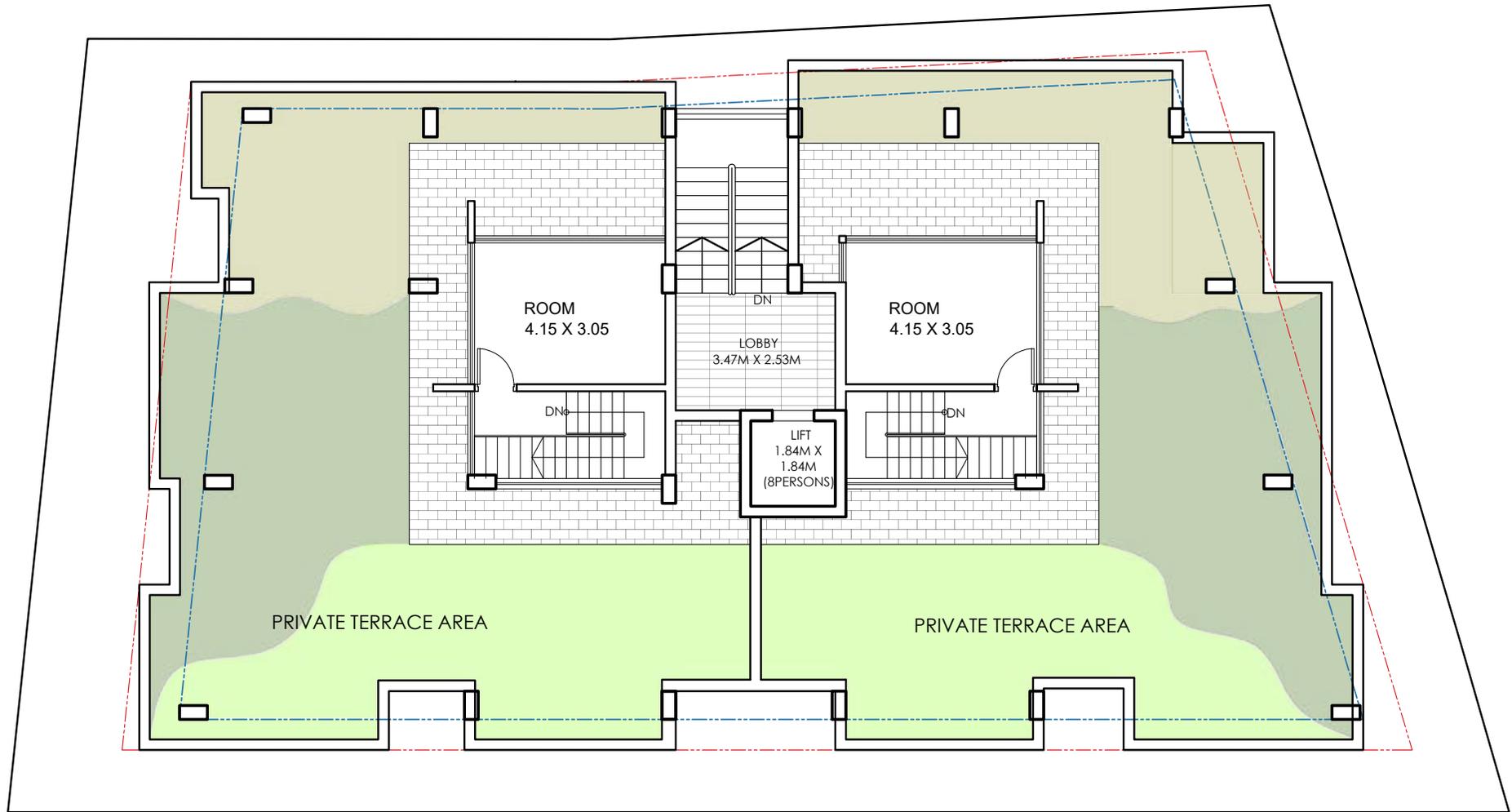
Common Area:
123.34sqft

Saleable Area
1,790.97sqft

FLOOR PLANS

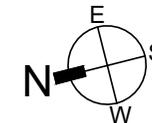
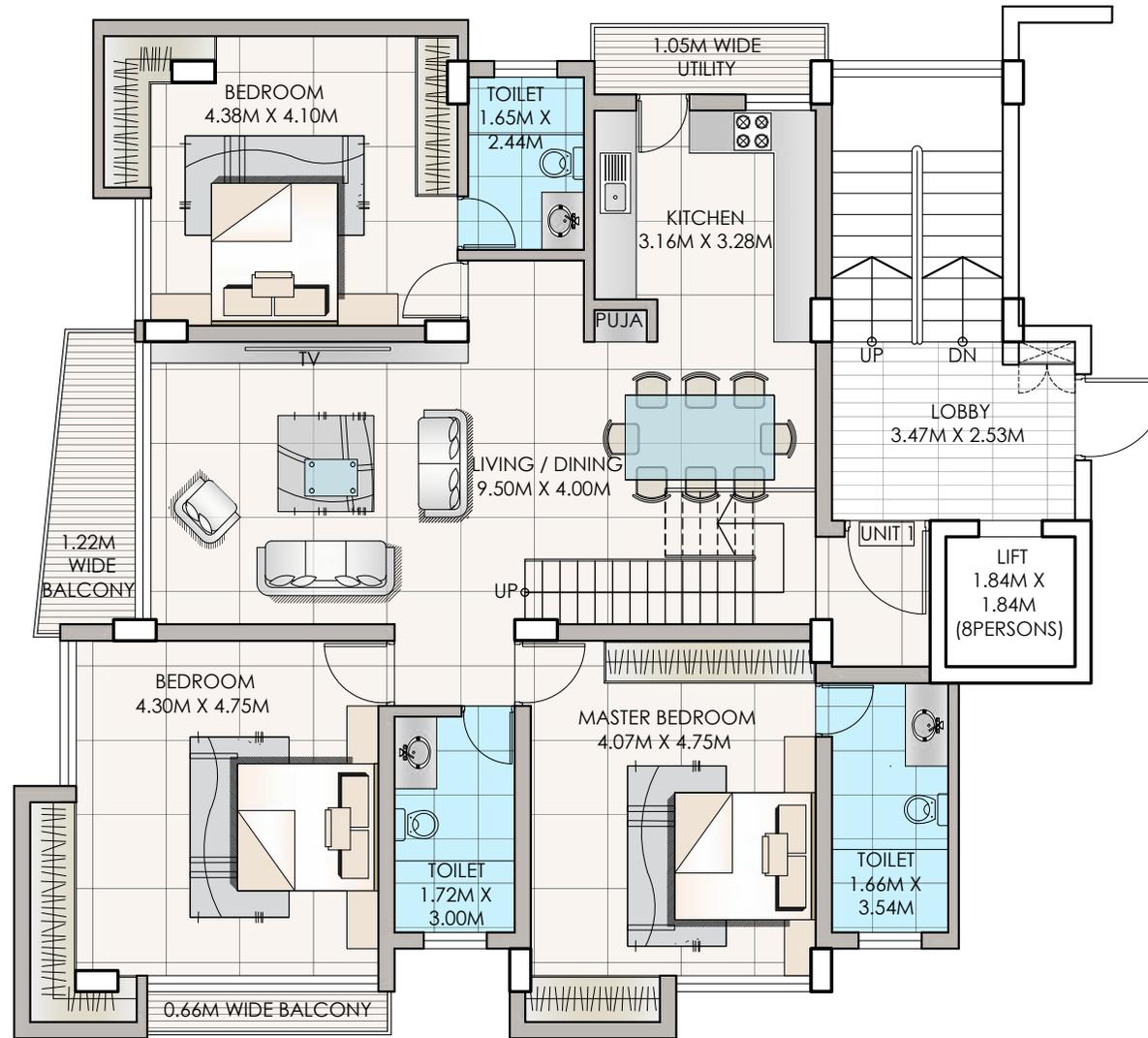


**PENTHOUSE LEVEL 1
TYPICAL FLOOR PLAN**



PENTHOUSE LEVEL 2
TYPICAL FLOOR PLAN

FLOOR PLANS



PH 1 - UNIT 1

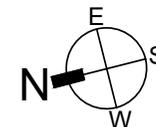
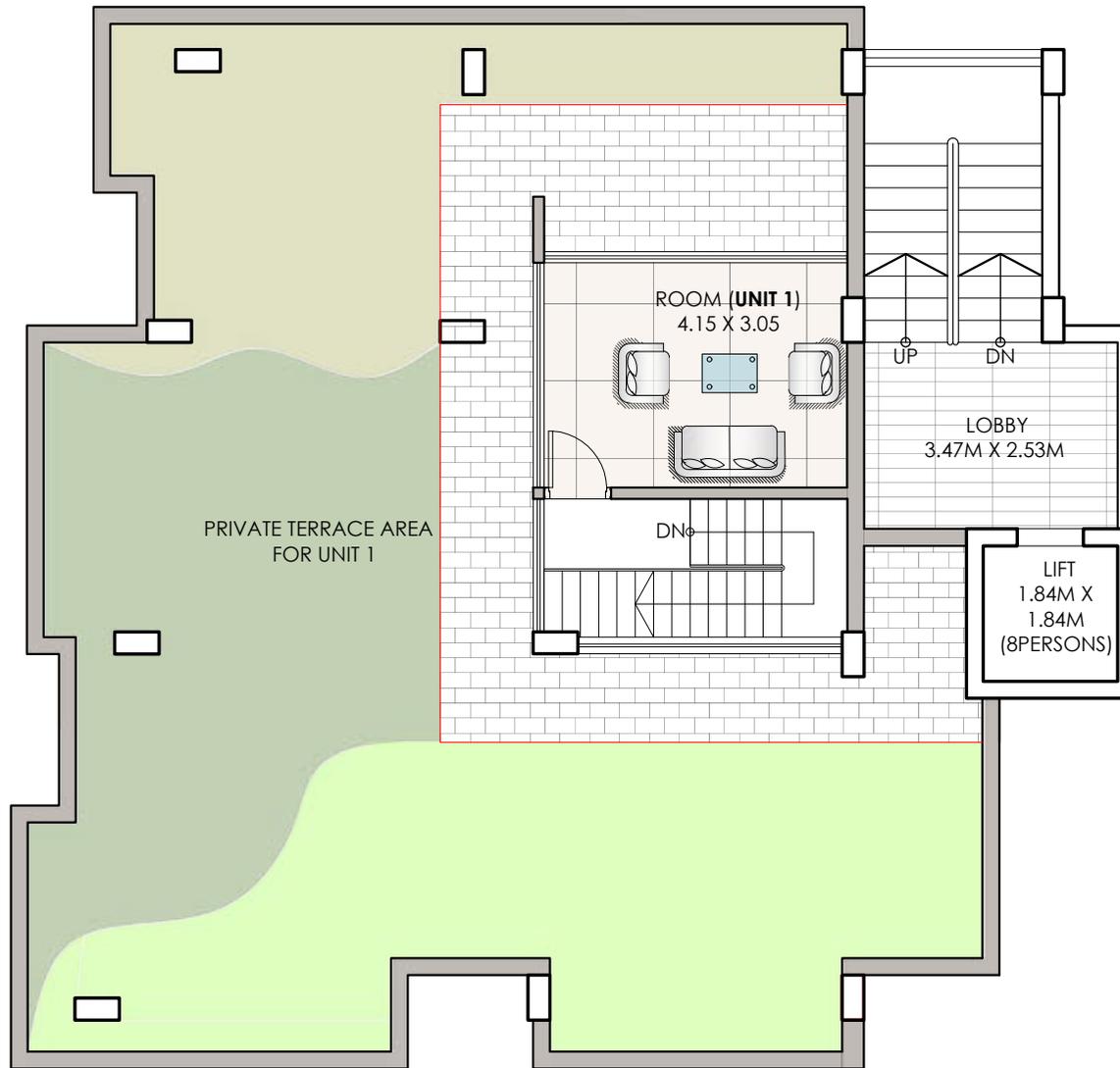
Carpet Area:
1,514.90sqft

Built-up Area:
1,643.81sqft

Balcony Area:
121.11sqft

Common Area:
132.49sqft

Saleable Area:
2,052.68sqft



PH 1 - TERRACE

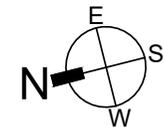
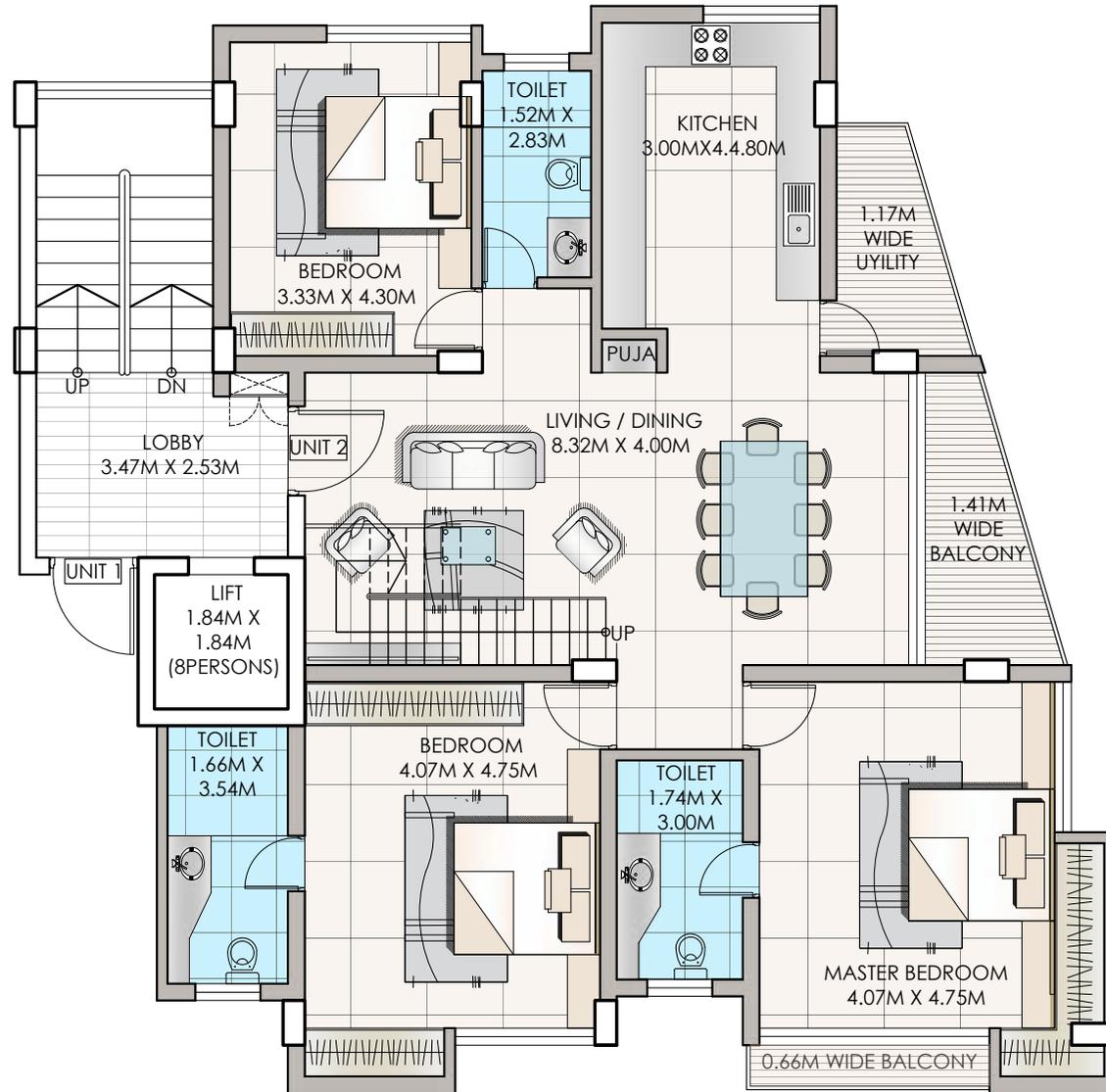
Built-up Area Excluding Staircase:
155.27sqft

Carpet Area Penthouse:
136.11sqft

Private Terrace Area:
1,377.39sqft

Saleable Area:
2,052.68sqft

FLOOR PLANS



PH 2

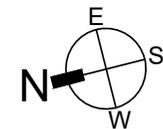
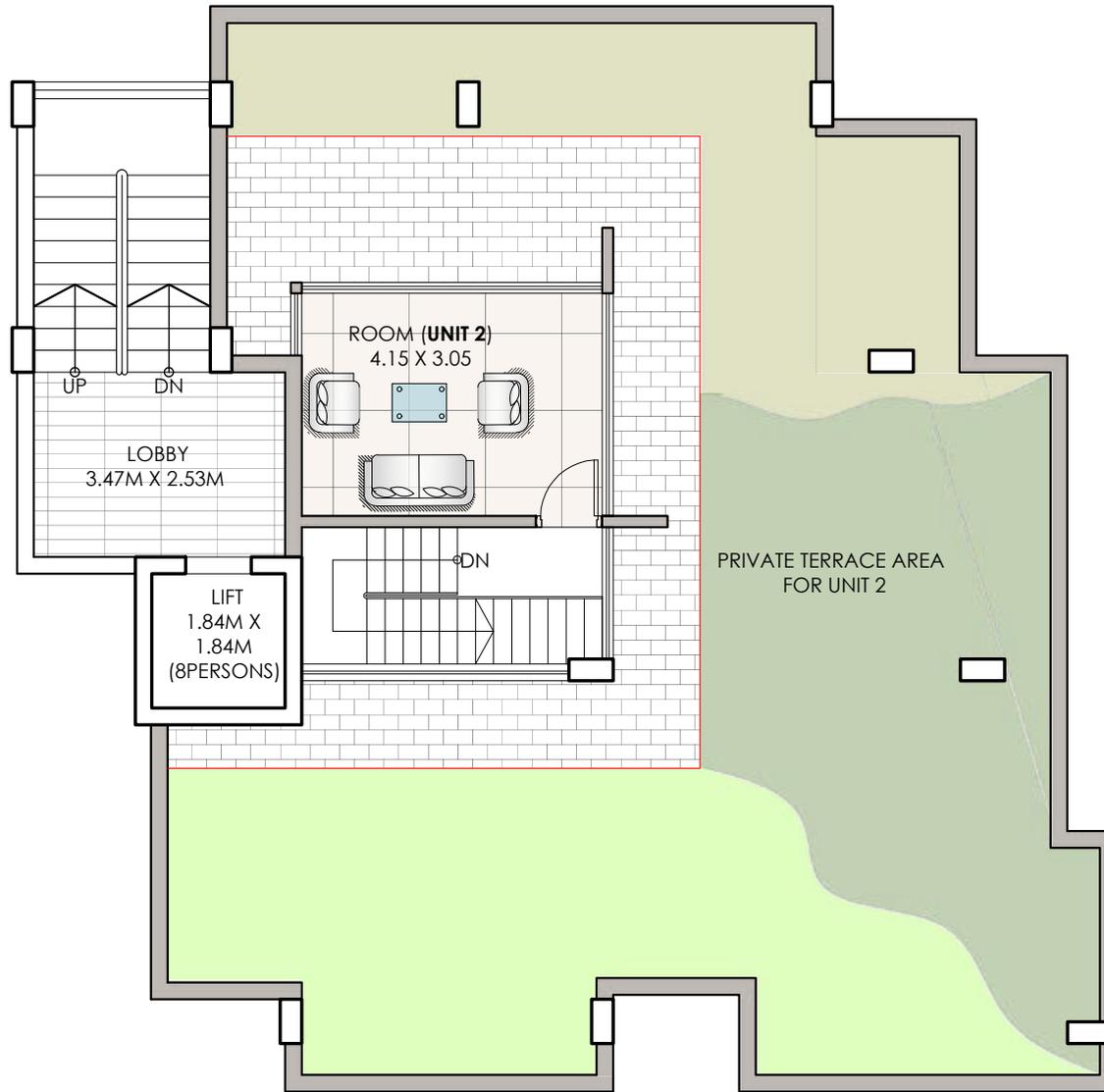
Carpet Area:
1,400.09sqft

Built-up Area:
1,530.18sqft

Balcony Area:
137.45sqft

Common Area:
123.34sqft

Saleable Area:
1,947.63sqft



PH 2 - TERRACE

Built-up Area Excluding Staircase:
156.27sqft

Carpet Area Penthouse:
136.11sqft

Private Terrace Area:
1,346.51sqft

Saleable Area:
1,947.63sqft

SPECIFICATIONS



CABLE TV

Cable TV point will be provided (users to pay monthly charges)



SECURITY SYSTEMS

Round the clock security and CCTV Cameras.



INTERCOM FACILITY

Intercom through EPABX system will be provided with cabling done up to each flat. Intercom facility, from each apartment to security room and other Apartments.



BACKUP GENERATOR

Standby generator for lights in common areas, lifts and pumps with automatic changeover switches, 600 watts per backup (inverter) for each apartment.



WATER

Municipal water supply with overhead water tanks.
On site bore well.
Recharge bore wells by rain water harvesting.



CENTRAL SOLAR WATER HEATING

Central Solar Water Plumbing will be provided to each flat from main tanks on the terrace.
Solar water heating system installation cost payable by the purchaser as applicable on the date of installation.



STRUCTURE

Seismic Zone III complaint structure AAC Composite Block masonry.



TILES

Atleast 32"x32" Vitrified Tiles for Flooring (Except Bathrooms) and At Least 2"x1" Ceramic Glazed Tiles for all Bathroom dado. Anti Skid Tiles for Bathroom Flooring.



PLASTERING/ PAINTING

All internal walls are smoothly plastered with Birla White/ Laticrete or equivalent/ Gypsum plastering to ensure smooth finishes with emulsion paint finish.



TOILET FITTING & ACCESSORIES:

All toilets to have ceramic tile flooring with ceramic tile dadoing upto 7 ft.
All sanitary ware of Parryware/ Hindware/ RAK/ CERA/ VARMORA or equivalent make. Hot and cold water mixer in all toilets in Jaguar or equivalent make.
Counter top wash basins in granite provided as per plan.
Provision for geyser in all toilets.
Toilet ventilation with provision for exhaust fans.
All toilets equipped with health faucets.



DOORS

Main door in teak wood frame and paneled shutter.
Internal door frames in engineered wood
Commercial grade flush doors for internal openings.
Main door provided with brass / chrome / SS hardware with safety latch and magic eye.
Good quality hardware to be used for all internal doors.



WINDOWS

All Windows and Ventilators in UPUC, Sliding Windows in Plain Glass or Frosted Glass as applicable. Safety grill to be provided for all windows. (except french doors)



KITCHEN

Kitchen counter in granite with stainless steel sink.
Electric points & plumbing will be provided.
Cladding with Glazed tiles 4" above the kitchen platform.
Provision for:
Aqua Guard point in kitchen.
Washing Machine point in utility area.
Reticulate Gas point in utility area with necessary arrangements.



PLUMBING

All Plumbing points are pressure tested
PPR/C-PVC/ Kitec/ U-PVC pipes or equivalent
PVC Drainage & Stormwater pipes.



ELECTRICAL

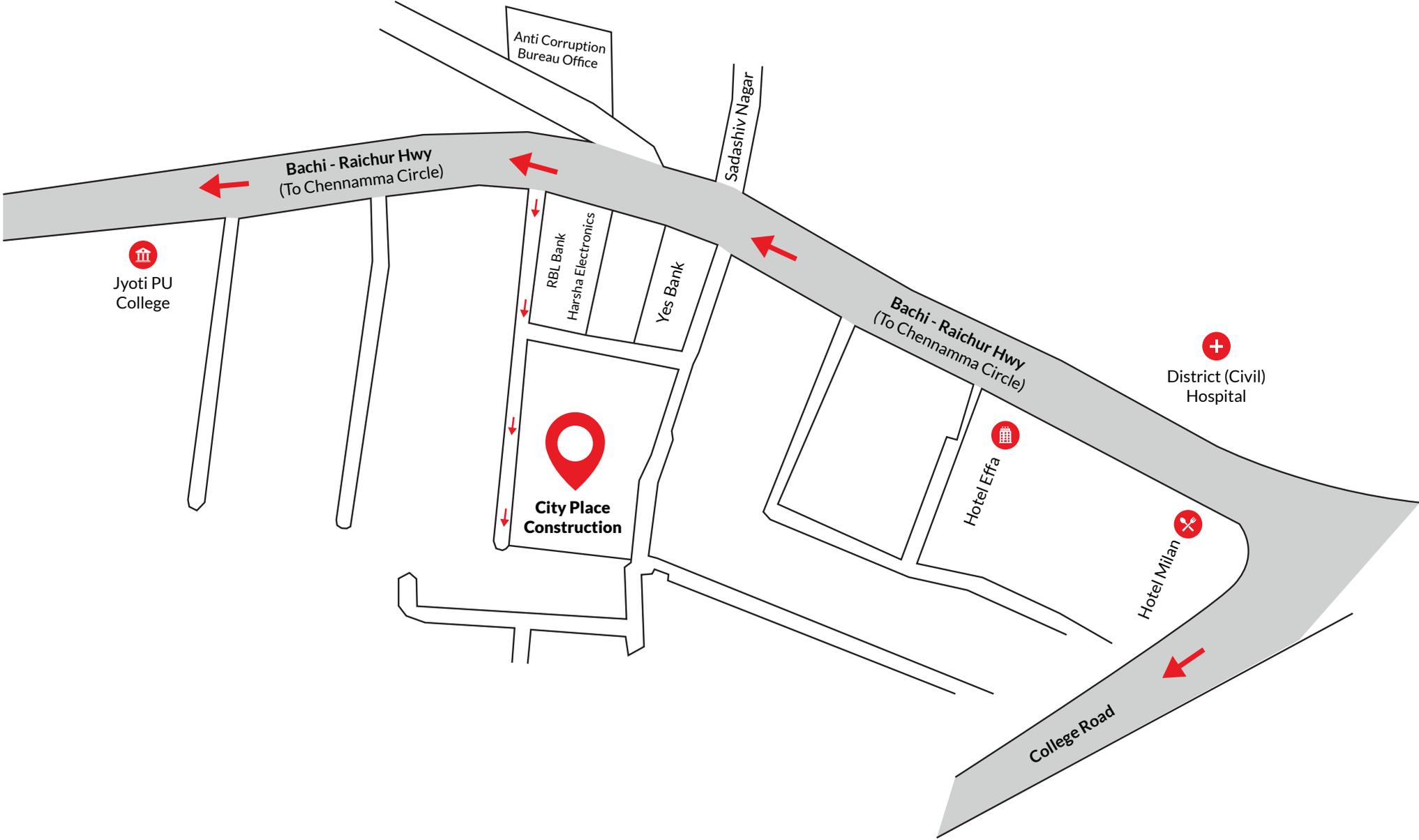
Adequate electrical points in every room along with TV points in the living room and bedroom.
Fire resistant electrical wires of Polycab/ KEI or equivalent.
Elegant designer modular electrical switches of Anchor/ Le Grand or other equivalent make.
For safety, one Earth Leakage Circuit Breaker (ELBC) for the flat. One Miniature Circuit Breaker (MCB) for each room provided at the main distribution box within each flat.



LIFTS

One lift of OTIS/ Thyssen Krupp/ Schindler or equivalent make will be provided as shown in the floor plans for the entire project. Lift side walls with granite cladding on the ground floor and vitrified tiles cladding on the other floors.

ROUTE MAP



Map not to scale.



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Off Club Road, Belagavi, Karnataka - 590 001

Architect



Structural Engineer

DLK Associates

Electrical Consultant

Unique
Consultants & Services

Plumbing Consultant

E-Matrix Consulting Engineers
Pvt. Ltd., Bangalore

Project Approved By

