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RERA NO.: WBRERA/P/JAL/2024/001650
RERA Website: <https://rera.wb.gov.in>

Home loans facility available from all leading financial institutions.

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Project's Branding by **Primsy India**.

Locate Map



Elevating in the heart of
Jyoti Nagar, Siliguri.





DEVELOPERS' VISION

Welcome to Revanta 82, where luxury seamlessly integrates with practicality in the heart of Jyoti Nagar, Siliguri. Our vision for this extraordinary property is both simple and profound to craft a sanctuary of opulence and comfort that transcends your every expectation.

Nestled within an exceptionally prime location, Revanta 82 ensures you remain seamlessly connected to all your daily essentials. Convenience and proximity are paramount in our design, enhancing the ease and enjoyment of your daily life.

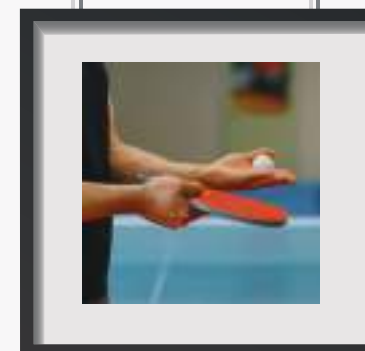
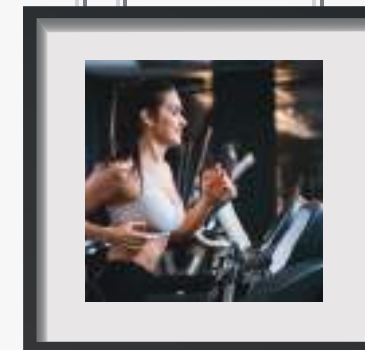
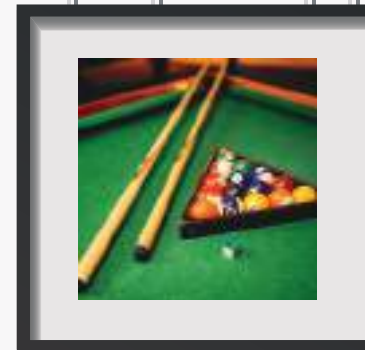
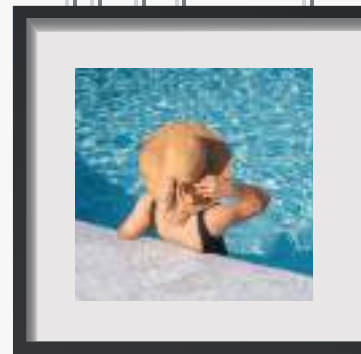
Yet, our commitment extends far beyond the present. Every specification and amenity has been meticulously chosen to withstand the test of time in our ever-evolving world. At Revanta 82, we champion excellence, ensuring that you experience the same level of luxury and convenience for years to come.

We take immense pride in our architectural excellence, evident in every facet of Revanta 82. Notably, we've allocated a generous 70% of open space, providing you with not only a breath of fresh air but also enhancing your overall well-being. Amidst the city's bustle, our green oasis offers a serene and rejuvenating environment where you can connect with nature and escape urban chaos.

Our history of satisfied clients across previous and ongoing projects attests to our unwavering commitment to deliver exceptional living experiences. At Revanta 82, we've designed an environment where your dreams of a life filled with happiness and luxury become a reality. Welcome to a place where your aspirations find fulfillment.







Living the high life at **Club Revanta**. An exclusive arena, where every floor offers a unique experience.

From **Mutligym, Sports, Games, Swimming Pool, Open Lawn** and other state-of-the-art facilities, life here is all about luxury, leisure, and limitless fun!



A Separate Club House Which Has A Pillar Less Banquet With Open Lawn For Party/Function



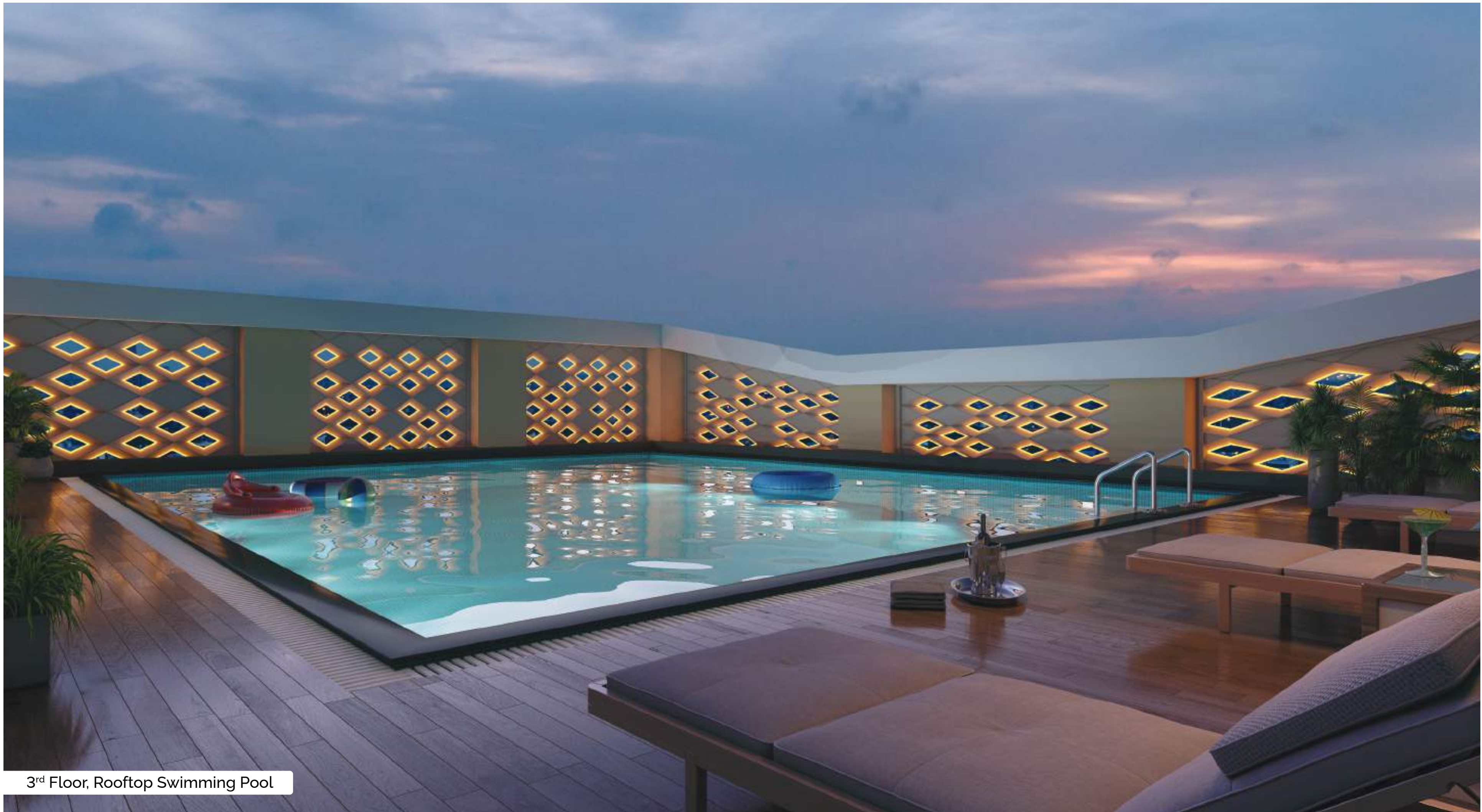
Ground Floor, Party Hall With Open Lawn



1st Floor, Gym



2nd Floor, Games Room, Snooker, Table Tennis, Football, Chess, Carrom Etc



3rd Floor, Rooftop Swimming Pool

SOME IMPORTANT USPS OF REVANTA 82

01

70% Open Space
With 3-Sided
Open Flats

02

3.6m Ceiling Height
In Each Flat

03

Exclusive
Club House

04

Pillar Less
Living Area

08

Well
Ventilated
Flats

09

Large Airy
Bedrooms

10

Spacious
Balconies

11

Roof
Waterproofing
With Heat
Protection

05

Smart
Automation by
Gold Medal
or Equivalent

06

Ground Floor
AC Lobby
In Each Tower

07

Multiple
EV Charging
Points

12

Waterproofing
In Washrooms
Pre-tiles

13

24*7 CCTV
And Security

14

Constant
Power Backup





Lobby



Multipurpose Court View



Yoga Area View



Outdoor Play Area



Party Area View



OT Area

SPECIFICATIONS:

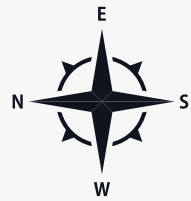
- **SUPER STRUCTURE**
Earthquake resistant reinforced cement concrete shear wall structure.
- **LIVING, DINING AND BEDROOMS**
4 feet by 2 feet vitrified tiles.
- **MASTER BEDROOM**
4 feet by 2 feet vitrified tiles.
- **KITCHEN**
High abrasion-resistant tiles till dado with granite top.
Option for modular kitchen provided at extra cost.
- **TOILET**
Antiskid tiles on the floor
Tiles upto door height in combination.
- **SANITARY FIXTURES**
Jaquar/Kohler or equivalent.
- **PIPES & FITTING**
UPVC and CPVC fittings of ashirwad/astral or equivalent make.
- **BALCONY AND RAILING**
Toughened glass railing.
- **DOOR AND DOOR FRAME**
Pre laminated flush door with engineered wooden frame and ss hard ware.
- **WINDOW**
Powder coated aluminium windows with glass panes.
- **INTERNAL WALL FINISH**
Putty finish.
- **EXTERNAL WALL FINISH**
Weatherproof exterior paint.
- **ELECTRICAL**
Concealed wiring and modular switches with provision for A/C units.
- **STAIRCASE AND LOBBY**
Mix of granites and tiles.

SMART HOME AUTOMATION BUILT

1. Flats with automated switch on/off fan & lighting.
2. System of gold medal or equivalent.
3. Automated boom barrier at entry exit points.
4. Central wi-fi connectivity and tv cable system.
5. Security enabled video door phone at main door of each flat.







Legend

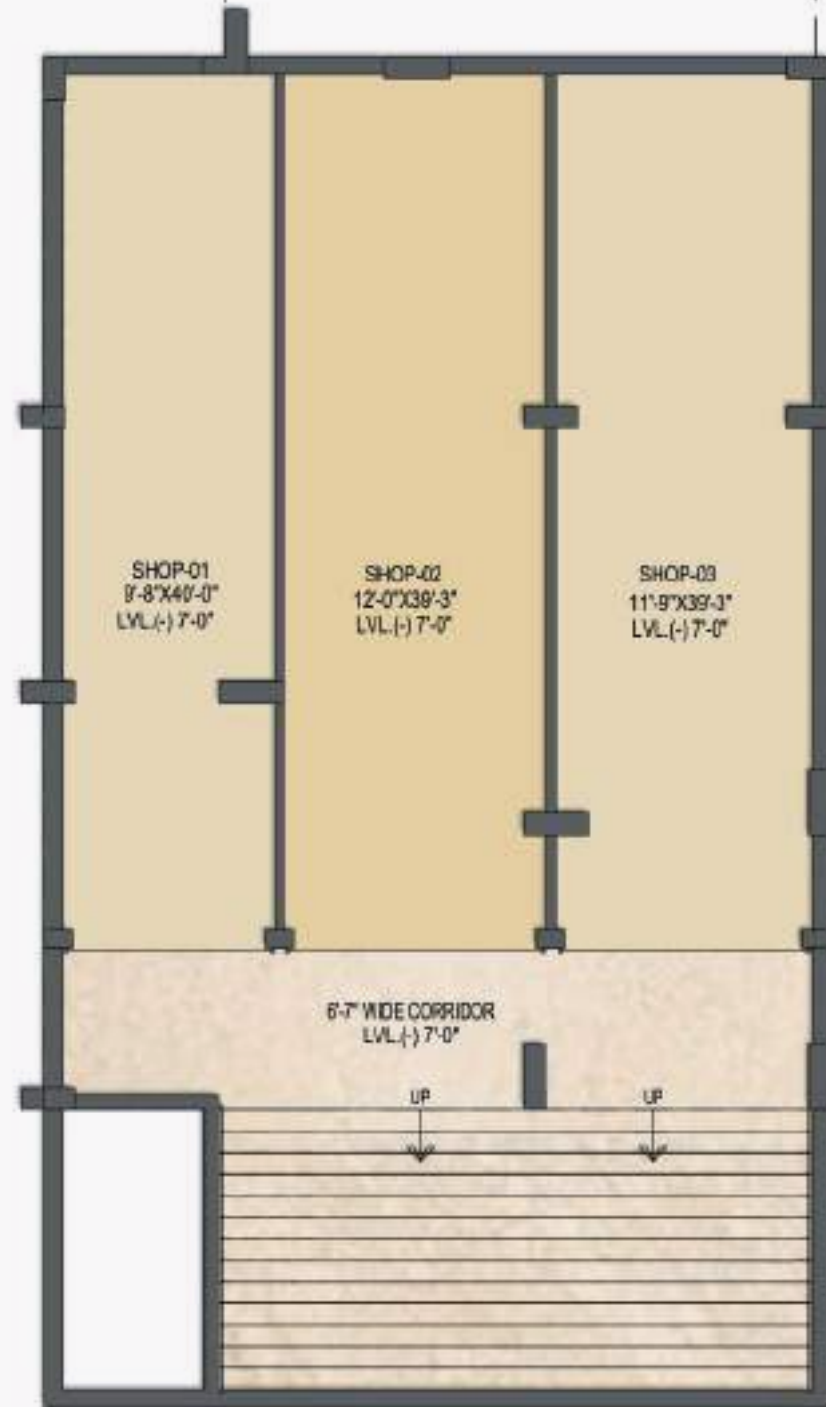
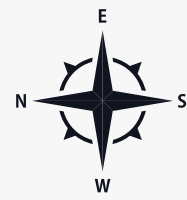


Ground Amenities

- ① Entry Gate / Exit Gate
- ② Internal Driveway
- ③ Central Green
- ④ Multipurpose Court
- ⑤ Dedicated Landscape
- ⑥ Senior Citizen With Adda Zone
- ⑦ Parking Area
- ⑧ Seating Area With Mini Play Field

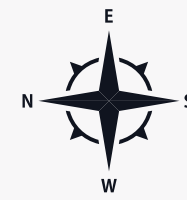
Roof Top Amenities

- ⑨ Meditation Deck / Yoga
- ⑩ Kids Play Area
- ⑪ Swimming Pool
- ⑫ Wooden Deck
- ⑬ Oat Zone
- ⑭ Fragnance Garden
- ⑮ Open Air Party Zone
- ⑯ Seating With Adda Corner
- ⑰ Peripheral Green



Lower Ground Floor Plan (Tower - 1)

Sl No.	Shop	Carpet Area (Rera)	BUA	Saleable Area
1	Shop	379.40	435.40	588
2	Shop	469.49	503.86	680
3	Shop	459.85	518.87	700



Ground Floor Plan (Tower - 1)

Sl No.	Shop	Carpet Area (Rera)	BUA	Saleable Area
1	Shop	1210.15	1309.93	1,768



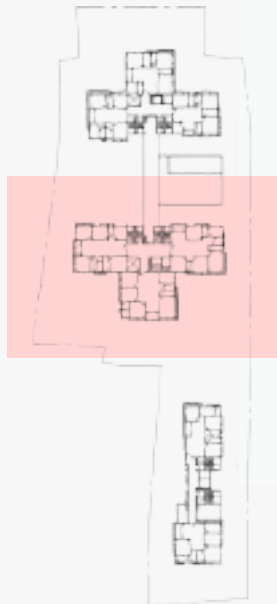
Typical Floor Plan (Tower - 1)
3 BHK + 3T

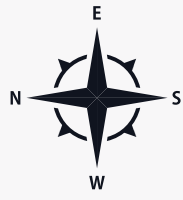
Sl No.	Flat	Flat Type	Carpet Area (Rera)	Balcony Area	BUA	Saleable Area
1	A	3 BHK	1056.05	58.93	1322.05	1,785
2	B	3 BHK	1079.38	85.10	1348.42	1,820



Typical Floor Plan (Tower - 2)
4 BHK + 4T

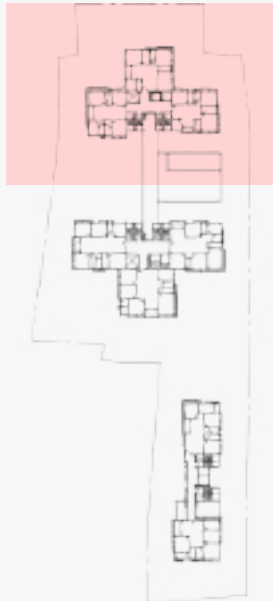
Sl No.	Flat	Flat Type	Carpet Area (Rera)	Balcony Area	BUA	Saleable Area
1	A	4 BHK	1481.97	56.51	1745.61	2,357
2	B	4 BHK	1443.71	58.93	1702.49	2,298
3	C	4 BHK	1564.80	54.09	1839.49	2,483





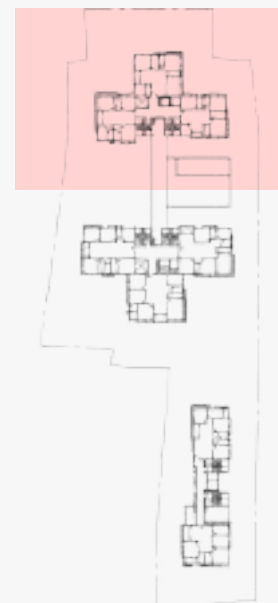
Typical Floor Plan (Tower - 3)
3 BHK + 3T

Sl No.	Flat	Flat Type	Carpet Area (Rera)	Balcony Area	BUA	Saleable Area
1	A	3 BHK	1133.74	51.26	1362.20	1,839
2	B	3 BHK	1087.95	54.09	1331.72	1,798
3	C	3 BHK	1127.53	52.29	1364.37	1,842



1st Floor Plan (Tower - 1)
Flat with 3 BHK + 3T

Sl No.	Flat/Shop	Flat Type	Carpet Area (Rera)	Balcony Area	BUA	Saleable Area
1	Shop		1474.39		1722.71	2,326
2	B	3 BHK	1079.38	85.10	1348.42	1,820



10th Floor Plan (Tower - 3)
3 BHK + 3T

SI No.	Flat	Flat Type	Carpet Area (Rera)	Balcony Area	BUA	Saleable Area
1	A	3 BHK	1133.74	51.26	1362.20	1,839
2	B	3 BHK	1087.95	54.09	1331.72	1,798



This is where you
TRULY BELONG!

DEVELOPERS:



Aviana Estates: Founded by Mr. Naresh Agarwal, has been a prominent player in the real estate industry since 2006. Our journey began with Sangam Residency near Checkpost, 2.5 miles, which featured 132 flats. Our vision has always been to develop the areas around Don Bosco Road and Jyoti Nagar, with a primary focus on residential projects. Noteworthy milestones include the launch of "Sunshine Residency" in 2010, comprising 103 flats, and "Satyam Apartments" in the same year, featuring 18 flats in Jyoti Nagar.

In 2016, Mr. Avinash Agarwal, son of Mr. Naresh Agarwal, after completing his MBA continued the legacy by launching "Shree Balaji Enclave," featuring 100 flats near Chayan Para, Salugara.



MG Developers: Initially founded by CA Jittendra Mittal in 2015 and later rebranded by his nephew, Shivam Goyal, in 2022, has been a notable presence in the real estate industry. Our development journey commenced in and around Jyoti Nagar, and we are steadily expanding our footprint to encompass all of North Bengal. We engage in a diverse range of projects, including both residential and commercial ventures. Our commitment to excellence in project completion has earned us a reputation for reliability and quality in the real estate sector.



JSB Group: A leader in North East India's real estate sector, is dedicated to innovative and excellent construction practices, prioritizing strong foundations, top-tier materials, and artistic architectural concepts. We collaborate closely with clients to realize their unique visions for homes, offices, and retail spaces. Our unwavering commitment to excellence, both in architecture and client service, sets us apart. With the blessings of Shree Balaji, we are set to develop 4 million square feet in and around Siliguri, transforming the region's real estate landscape.

KEY CONTRIBUTORS:



Since 2005, Mass & Void Architects/Interiors, born in Baroda and thriving in Kolkata, crafts brilliance. Led by BNI Dream Chapter's Gold member, Mr. Mitul Shukla, their 30-strong squad of architects, designers, and engineers redefine spaces. From Kolkata to Nepal, they weave innovation into over 100 live projects, embracing sustainability, creativity, and a passion for elevating lives.



Sanjit Goenka, the luminary Vaastu Consultant and Interior Maestro from Siliguri, shapes spaces globally for 25+ years. At Goenka Associates, he weaves Vaastu harmony into every project, ensuring 100% compliance. With 4500+ delighted clients and a cascade of accolades, including international gold medals, he crafts results, not just designs.

S. P. A. CONSULTANTS

Founded in 1987 by Mr. Sanjiv J. Parekh, S.P.A. Consultants is a leading structural engineering firm based in Kolkata, India. With a dedicated team, including three associates, four design engineers, and 17 CAD engineers, the company, led by Mr. Parekh, offers consultancy for diverse projects, prioritising innovative design and contemporary technologies.



F9 Planet Studio: Elevating living to an art form. We specialise in high-end visualisation and architectural rendering, crafting spaces that epitomise the fusion of beauty and design ingenuity. With unwavering commitment, we respond to client needs and extend our impact responsibly to communities. Our vision: a holistic symphony of luxury, innovation, and respect.



Exclusivity
has an address.



Soak In Absolute Comfort

- Medical Facilities
- Schools & Colleges
- Malls



- Anandaloke Multispeciality Hospital
- Manokamna Hospital



- Don Bosco School
- Auxilium Convent School
- Delhi World Public School
- St. Xavier's School
- St. Michael's School



- ML Acropolis
- Vega Circle
- Cosmos Mall
- Planet Mall
- Reliance Digital

