



LifeSpaces
Differentiating a Lifestyle
ATAL NAGAR (NAYA RAIPUR)



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Site Address : D-7, Sector-30, Atal Nagar (Naya Raipur)

For booking Contact : 09806899000 / 09806877000

RERA WEBSITE:- www.rera.cgstate.gov.in

Member



Architects

Kiran Nair & Associates
Pune
Tel:- 020-25883801

Design Cell
Raipur
Tel:- 0771-2424495

Legal Consultant

Advocate Sudhir Agrawal
Raipur
Mobile:- 9827493865

Structure Consultant

Skyline Consulting Engineers Pvt. Ltd.
Nagpur - Mumbai
Tel:- 0712-2249096

Electrical Consultant

Consolidated Consultants
And Engineers Pvt. Ltd.
Pune
Tel:- 020-32319330

Plumbing Consultant

MclIn Consultants Pvt. Ltd.
Pune
Tel:- 020-24320010

Landscape

Taib Landscape Studio Pvt. Ltd.
Bangalore
Taibstudio@gmail.com

Disclaimer

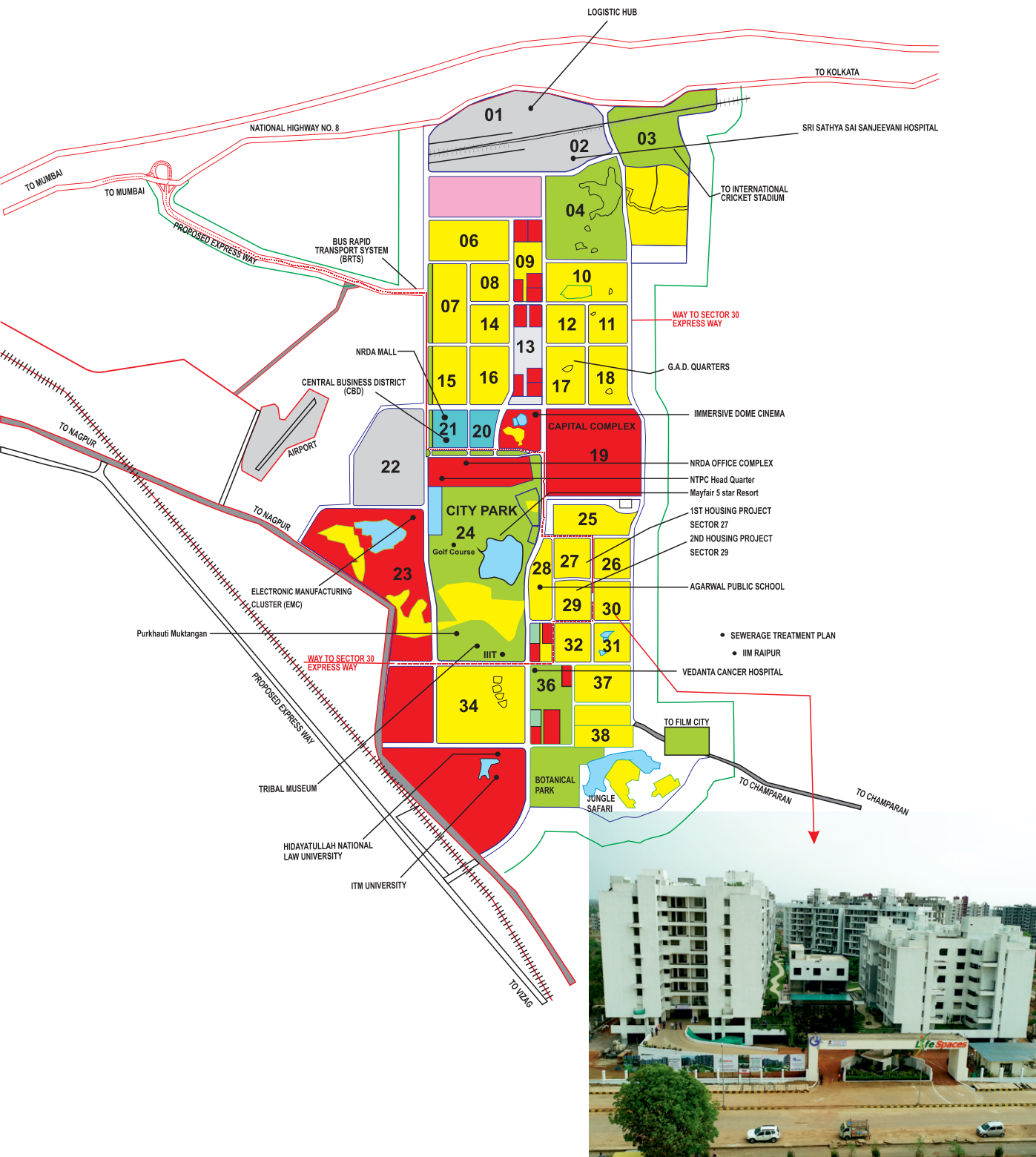
This brochure is purely conceptual and not a legal offering.



Atal Nagar (Naya Raipur) Development Plan

Atal Nagar (Naya Raipur) - 1st GreenField Capital City Of 21st Century

An upcoming sustainable capital of Chhattisgarh situated 20 kms from Raipur city is a workshop where the future is steadily and glamorously evolving. It is rated as the top 5 new cities that are being developed around the world. Blossoming here, are every sector you can imagine- health, education, eco tourism, infrastructural development sectors, etc. World class infrastructure, unmatched luxury, advanced amenities and services at a stone throw distance will smoothen your lifestyle and make life easy by leaps and bounds. Consisting of capital complex, super specialty hospitals and world class sports complex, recreational landmarks- jungle safari, amusement park, etc. Every idea here is impeccably chosen and strewn carefully to create the masterpiece called Atal Nagar (Naya Raipur).



COMPLETED PROJECTS:-

International Cricket Stadium, Capital Complex, Central Command Center, Business District (CBD), Bus Rapid Transit System (BRTS), Jungle Safari, Rajyotsav Exhibition Ground, Purkhauti Muktangan, Musical Fountain, Express Way (From NH-6 and Airport to Naya Raipur), Satya Sai Hospital, IIIT, IIM, Hidaytulla National Law University, ITM, Balco Cancer Hospital, Residential & Housing Colony at Sector-27, Central Water Supply System, Under Ground Electricity System, Sewerage System, Over 75 Kms of road (Phase-1).

Ongoing Projects:-

Star Hotel and convention, Railway Station, Sport City, Golf Course, Logistic Park, Amusement Park, Underground Telecom System, Mana- Tuta Tourism Center, Sec-30 Housing Colony.

Upcoming Projects:-

IT SEZ, Theme Township, Art Gallery, Gems & Jewelry SEZ, Super Speciality Hospital, Night Shelter, Rental Housing, Multipurpose Community Center Vidhan Sabha, Chief Minister & Ministerial Bungalows and many more projects of Real Estate and Infrastructure Development.



COMPLETED PROJECTS



GT Heights



GT Exotica



GT Natura



GT Capital Homes

BUILDING INGENUITY CHANGING LIVES

In the year of 1989, G.T. Group started its operation with a simple mission to provide world class residential and commercial spaces at fair prices. Staying committed to this today G.T. Group is one of the most notable names in the real estate industry of Raipur. The group's portfolio has a number of landmark multistoried buildings and apartments. The core team members advocate the policy of coupling innovative ideas with aged old experience. Their dedicated team of management, executives and commercial officers are committed to excellence, thereby maximizing customer satisfaction and enhancing the values of their customers' investments over a period of time thus building everlasting trust. Today, G.T. Group as individuals and as a consortium have achieved a boastful record of 30 Lac (3 Million) Sq. Ft. Area in land development with their projects Capital City Phase I, II & Capital Homes; and approx 11 Lac Sq. Ft. Area in construction development with their projects G.T. Heights, G.T. Exotica, G.T. Natura, G.T. Capital Homes, G.T. LifeSpaces & G.T. Eden Court.

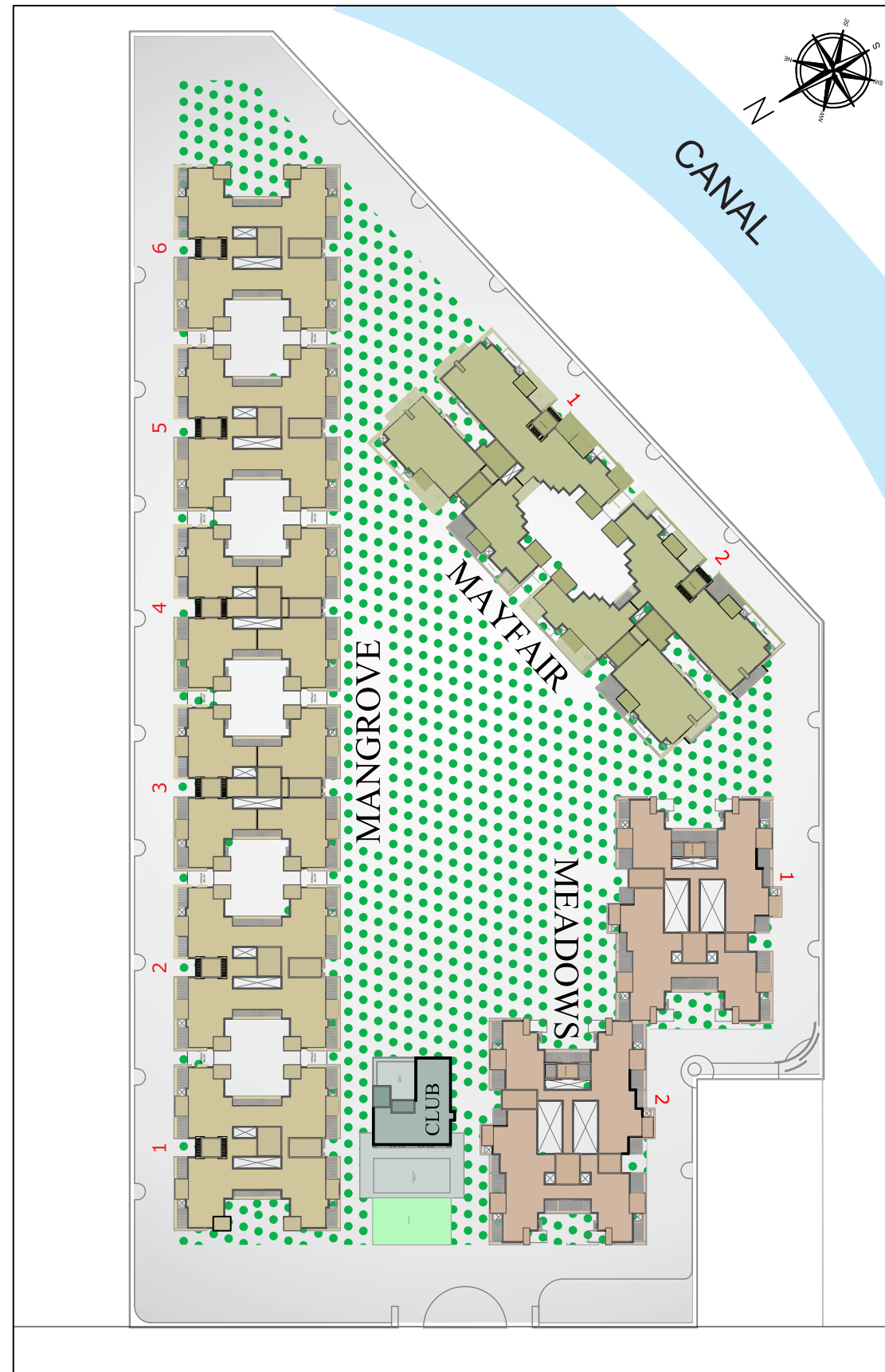
ON GOING PROJECTS



GT Eden court



GT LifeSpaces



Differentiating Facilities

- Landscaped garden
- Herbal garden
- Children's Play Area
- Well equipped Club House
- Cricket Pitch
- Jogging track
- Convenient Shopping
- Sports arena
- Full protected area and centralized security system
- CCTV and intercom
- Video door phones
- Emergency call alarm in each flat
- Automatic boom barriers with access control
- Underground drainage
- Two automatic lifts in each tower

- 2 Car parking space allotted to each flat
- 24 hours water supply
- Sump tank for storage and emergency
- Adequate fire fighting system
- Paved internal pathways
- Power backup for lifts & common areas
- Sewerage Treatment plant
- Rain water harvesting
- Podium parking
- Extended power backup
- Cooking Gas (LPG) pipeline in every flat.
- Garbage chute in each floor.
- Water softener with R.O
- Car wash area and sanitation facilities for servants

Differentiating Specifications

Frame & Structure

R.C.C. frame structure as per code B-IS 456.

Wall & Plaster

Table moulded brick masonry with cement mortar 12mm thick smooth plain plaster for internal finish & ded rooms, 2 coats of cement plaster with waterproof treatment for exterior finish.

Floors

Double charged, nano polish vitrified tiles for hall, kitchen, room and passages . Vitrified tiles with granite for lobby and ceramic tiles for balcony.

Doors and Windows

Main door to be polished masonite and all other doors to be painted masonite . Aluminum windows having glass planes and mosquito mesh for protection above 3 free wash

Kitchen

Granite platform having stainless steel sink & dado with ceramic tiles up to 2' height.

Bathrooms

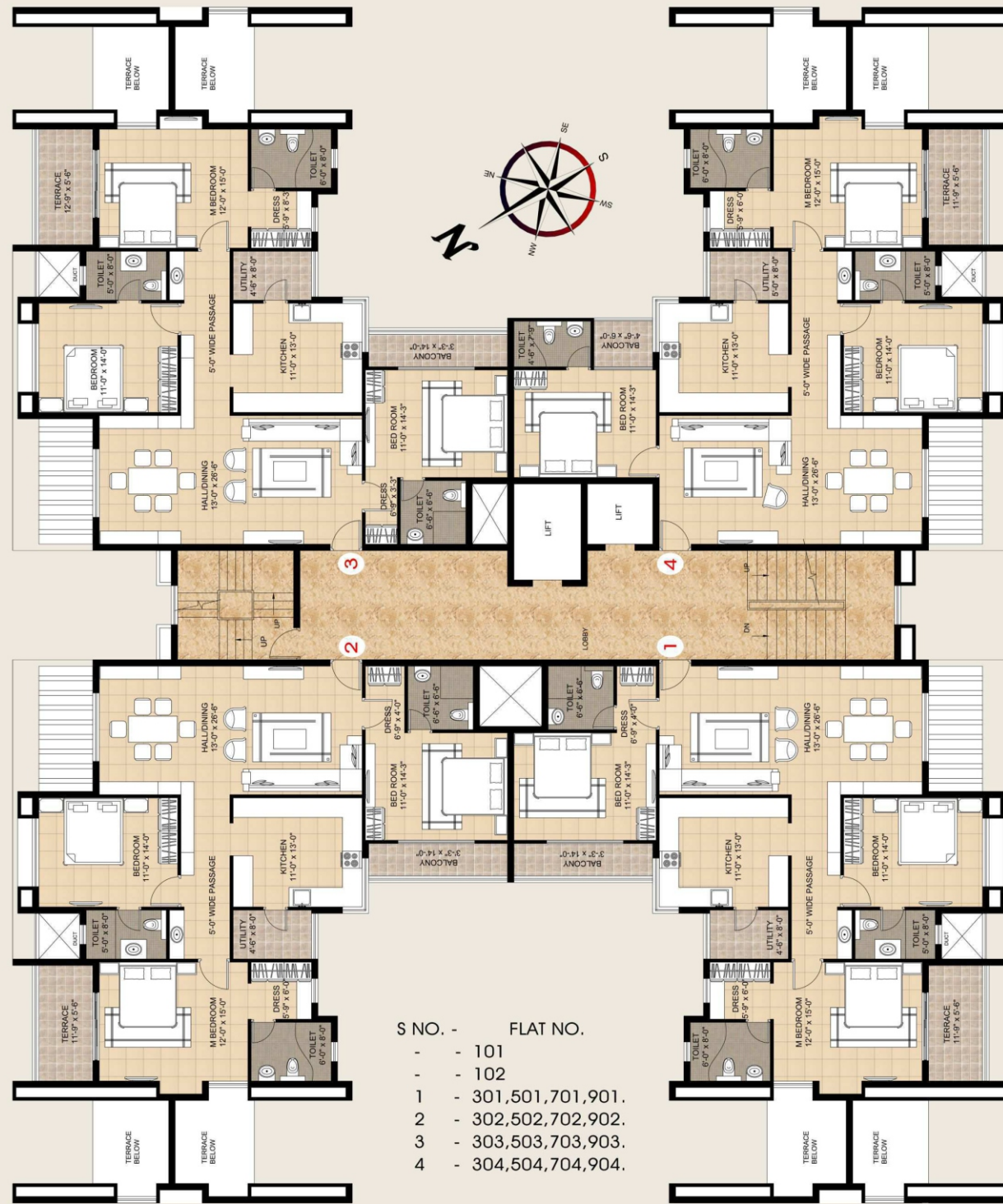
Floor-Anti skid ceramic Tiles. Wall - designer ceramic tiles up to door height. White sanitary ware with wall hung EWC and hot & cold lines in shower, with diverters and chrome plated heavy fittings of reputed make.

Electricals

Concealed copper wiring with modular switches of reputed brand.

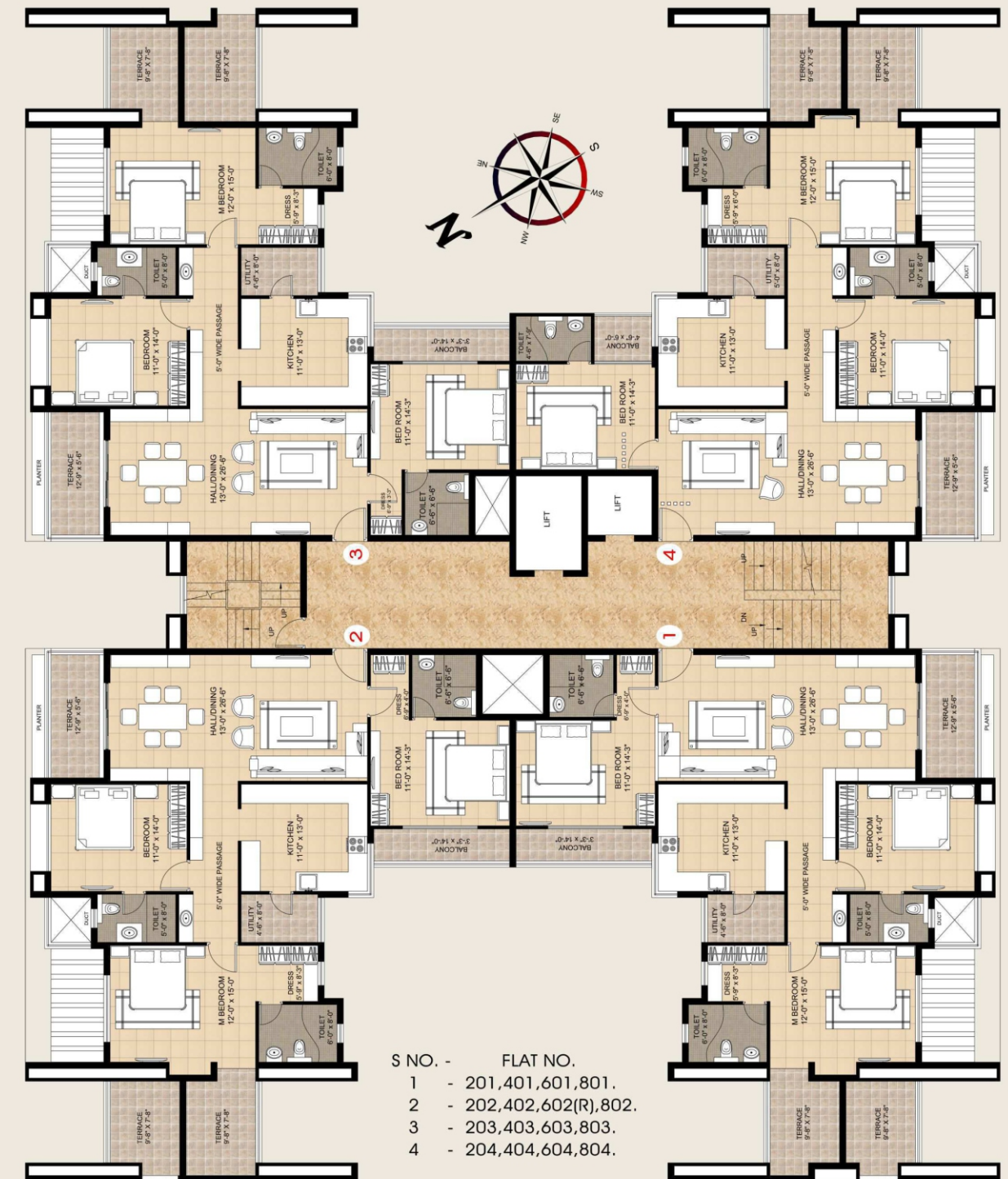
Paint

Walls to be finished with wall care putty and primer coating and external paint with decorative exterior paint.



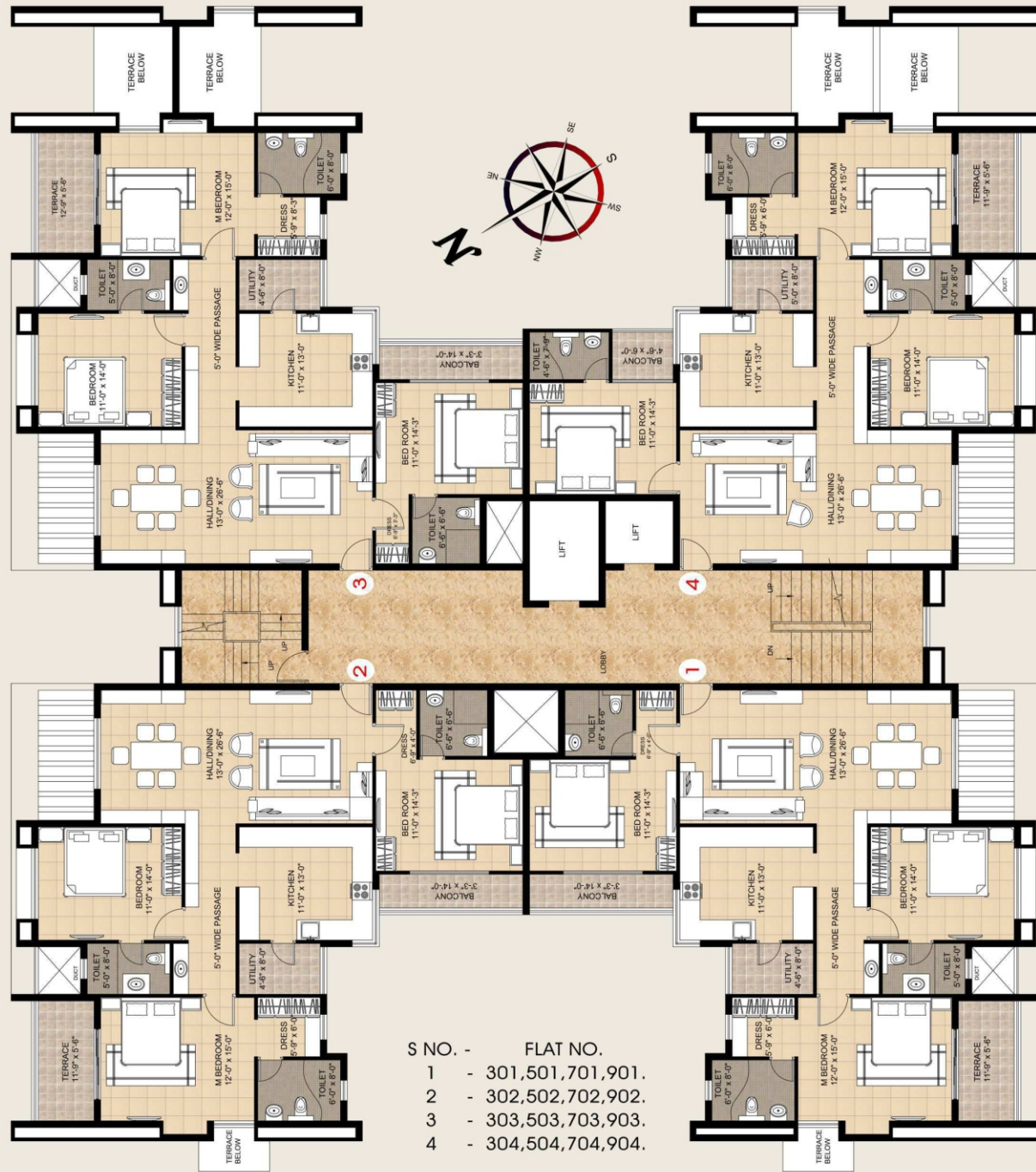
S. No.	Rera Area Sq. Ft.	Carpet Area of Balcony / Terraces Sq. Ft.
-	1288	230
-	1251	195
1	1293	161
2	1293	161
3	1288	161
4	1256	128

MANGROVE (TOWER-2,3,4 & 5 EVEN)



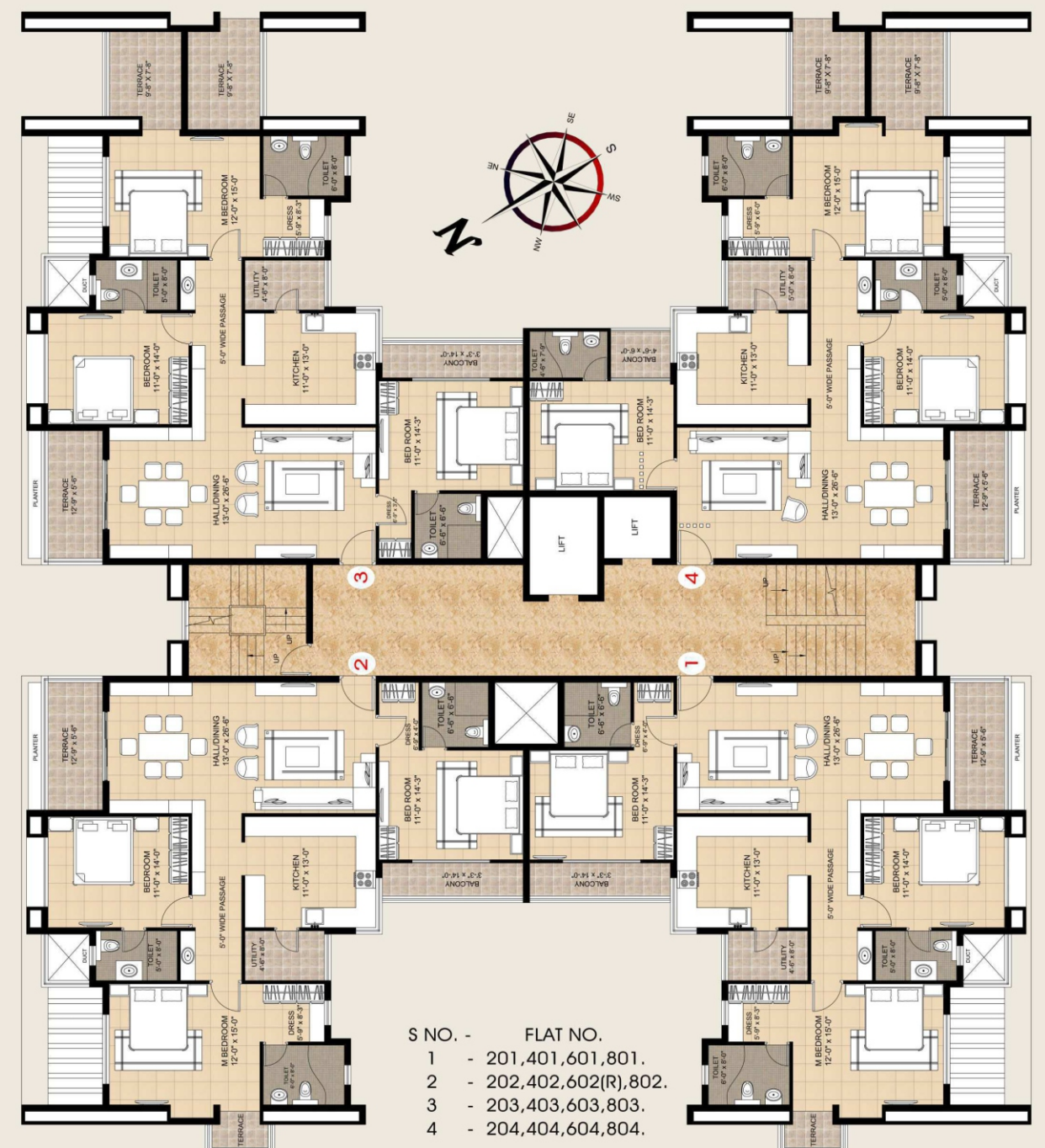
S. No.	Rera Area Sq. Ft.	Carpet Area of Balcony / Terraces Sq. Ft.
1	1288	243
2	1288	243
3	1283	243
4	1251	210

MANGROVE (TOWER-2,3,4 & 5 ODD)



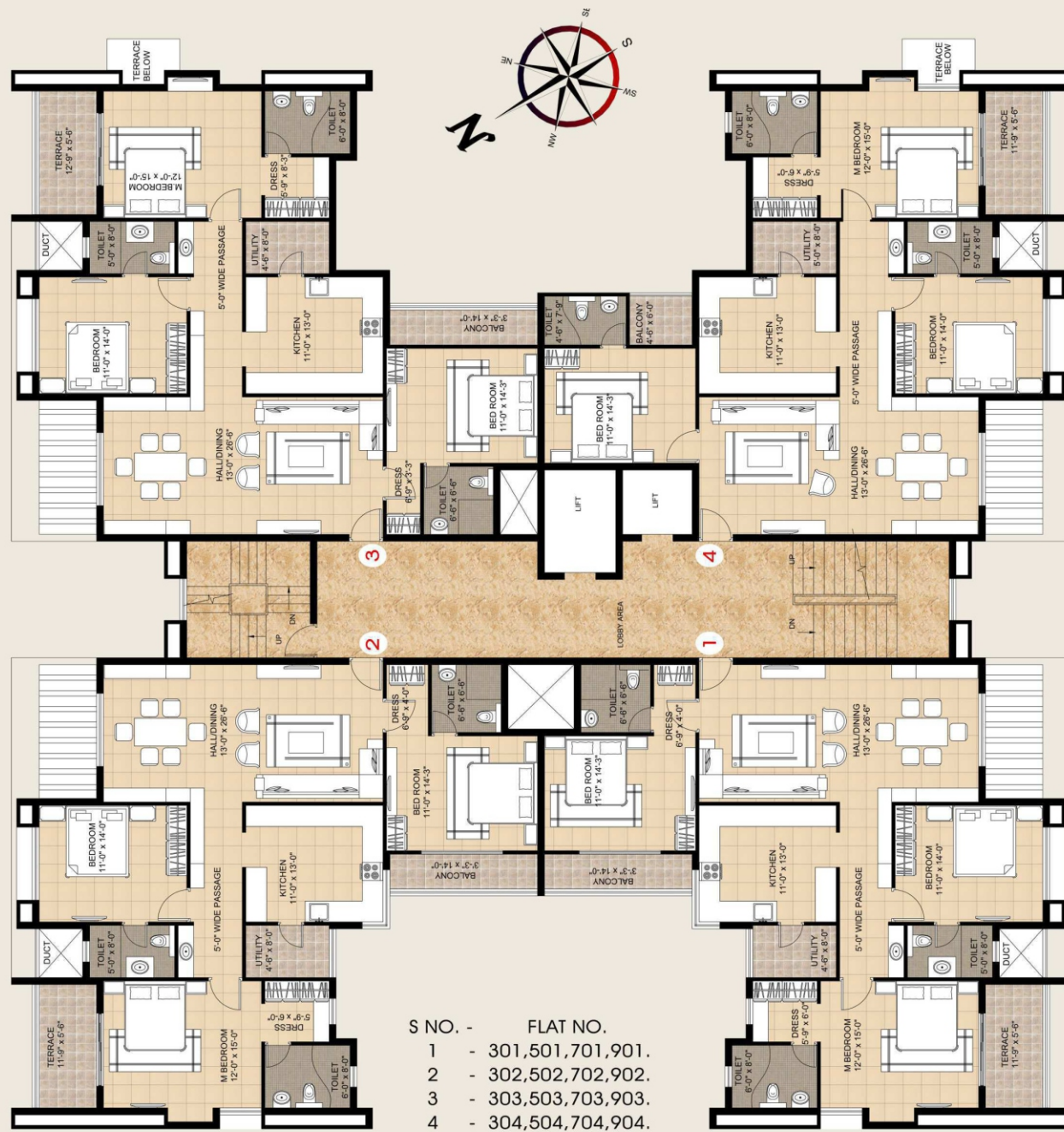
S. No.	Rera Area Sq. Ft.	Carpet Area of Balcony / Terraces Sq. Ft.
1	1293	161
2	1293	161
3	1288	161
4	1256	128

MANGROVE (TOWER-1 EVEN)



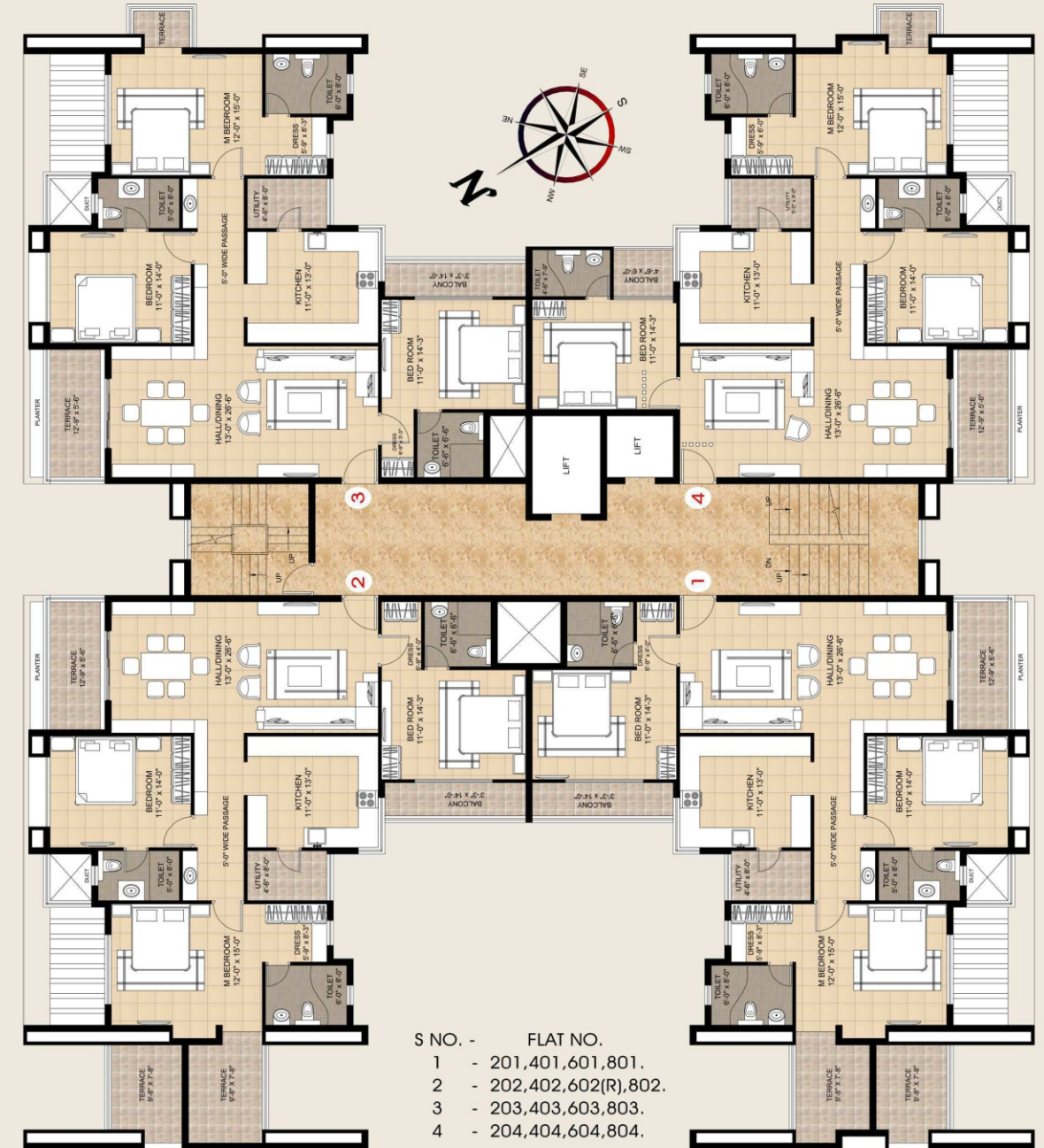
S. No.	Rera Area Sq. Ft.	Carpet Area of Balcony / Terraces Sq. Ft.
1	1293	184
2	1293	184
3	1283	243
4	1251	210

MANGROVE (TOWER-1 ODD)



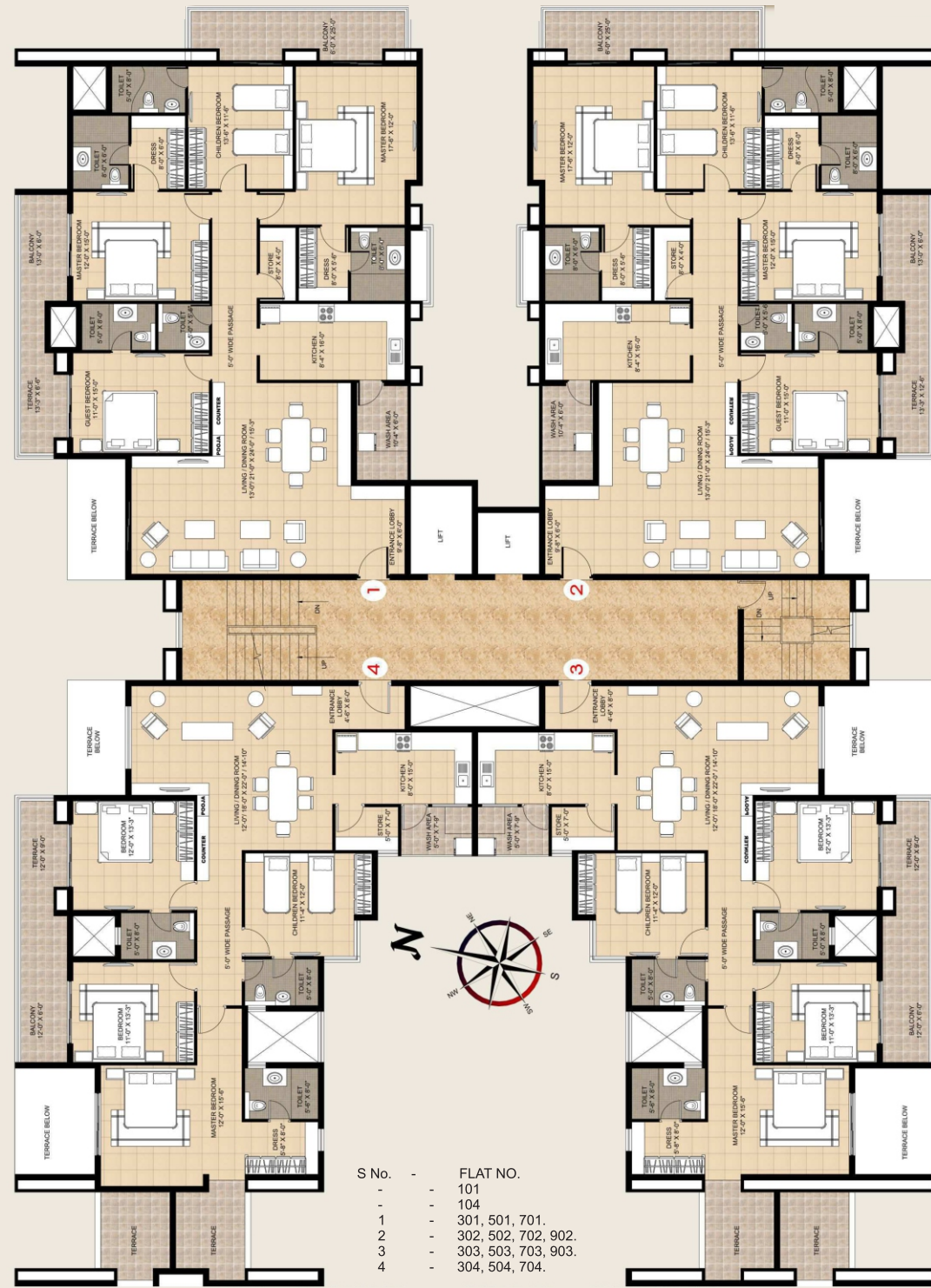
S. No.	Rera Area Sq. Ft.	Carpet Area of Balcony / Terraces Sq. Ft.
1	1293	161
2	1293	161
3	1288	161
4	1256	128

MANGROVE (TOWER-6 EVEN)



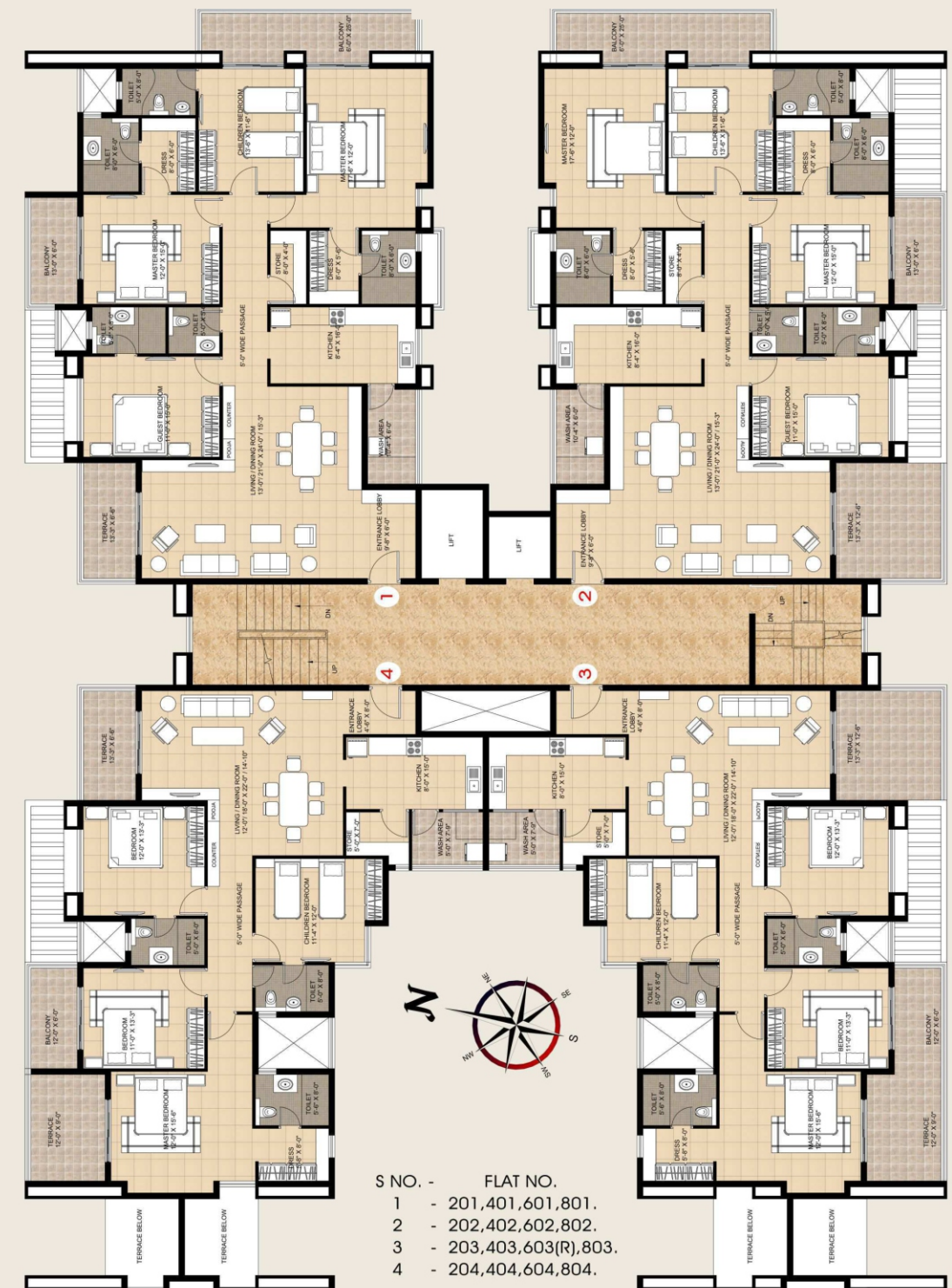
S. No.	Rera Area Sq. Ft.	Carpet Area of Balcony / Terraces Sq. Ft.
1	1288	243
2	1288	243
3	1288	184
4	1256	151

MANGROVE (TOWER-6 ODD)



S. No.	Rera Area Sq. Ft.	Carpet Area of Balcony / Terraces Sq. Ft.
-	1849	302
-	1522	264
1	1864	300
2	1864	300
3	1522	270
4	1522	270

MAYFAIR (TOWER-1 EVEN)



S. No.	Rera Area Sq. Ft.	Carpet Area of Balcony / Terraces Sq. Ft.
1	1864	302
2	1864	374
3	1522	332
4	1522	264

MAYFAIR (TOWER-1 ODD)

