

An aerial photograph of a park in Rajarhat. A winding concrete path curves through lush green grass. On the left, there is a small, kidney-shaped swimming pool with a stone border. A person in a red jacket and blue pants is walking a brown and white dog on a leash along the path. The scene is bathed in warm, golden light, suggesting late afternoon or early morning.

Introducing  
**DTC  
DOWNTOWN**  
RAJARHAT

AND DISCOVER  
THE BEST OF THE CITY

# Feel the **Freedom of Space**

Everything you love about the city  
— minus the noise, crowd, and chaos.



Spacious  
2, 3 & 4 BHK Homes



2,10,000 Sq. Ft.  
Amenities



72% Open Spaces



In The Heart of  
Rajarhat



**LANDMARKS**

Rajarhat Apex Hospital	9 mins
Lotus Hospital	12 mins
Derozio Memorial College	16 mins
Delhi Public School Megacity	18 mins
Rajarhat Crossing	19 mins
City Centre 2	19 mins
Upcoming CBD-2 Metro Station	19 mins
Ecospace Business Park	20 mins
Tata Consultancy Services	20 mins
Narayana School	21 mins
Ecopark	23 mins
Tata Cancer Hospital	28 mins
Airport	30 mins
Techno India College	30 mins

\*Map not to scale

# MASTER PLAN



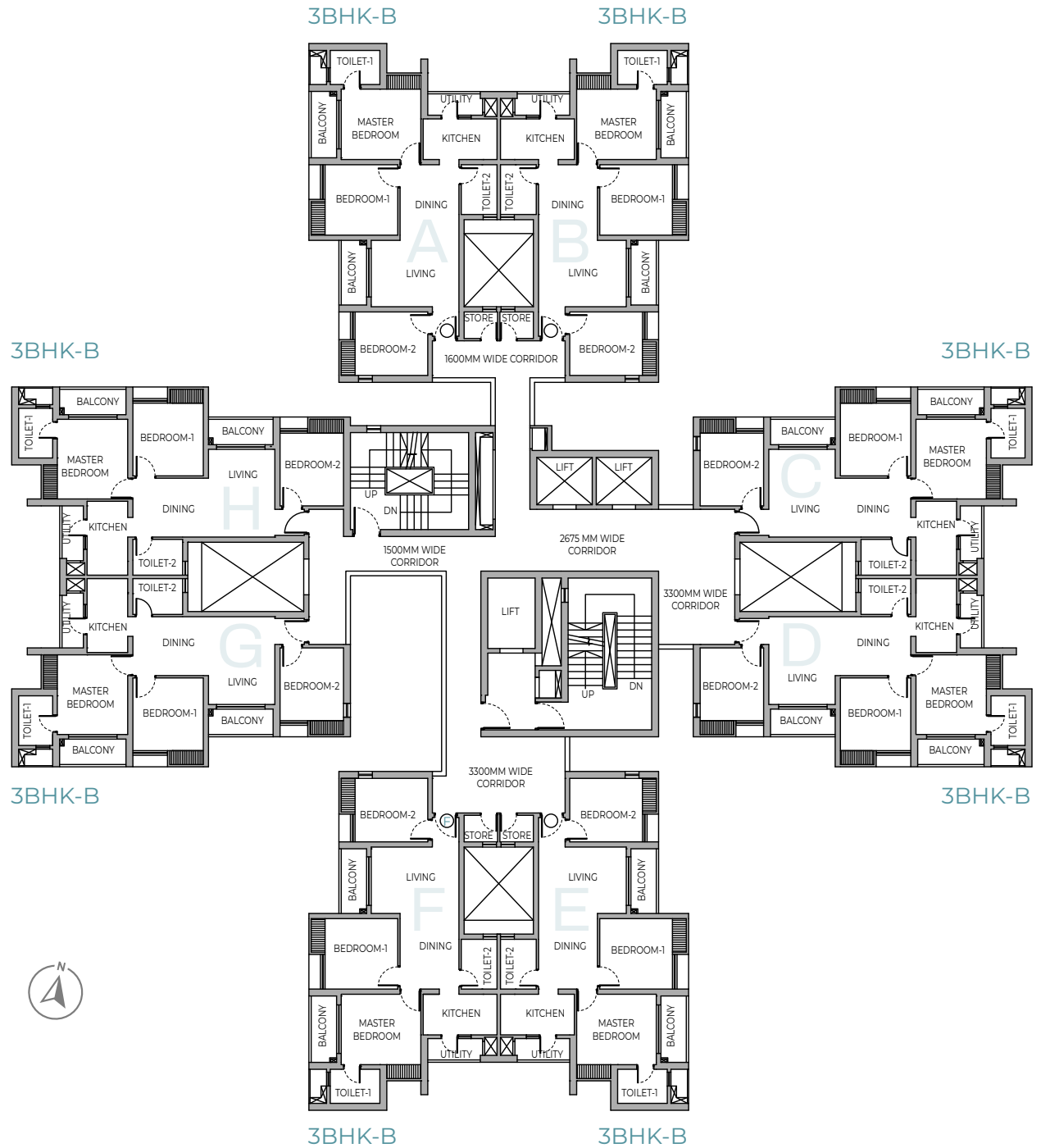
## LEGEND

- 01. Cycle Track & Jogging Track
- 02. Natural Water Body
- 03. Banquet Lawn
- 04. Swimming Pool
- 05. Elderly Interaction Zone
- 06. Coconut Grove
- 07. Landscape Ghats
- 08. Forest Pavilion
- 09. Children's Play Area
- 10. Open Gym Area
- 11. Meditation Zone
- 12. Open Amphitheatre
- 13. Badminton court
- 14. Children's pool

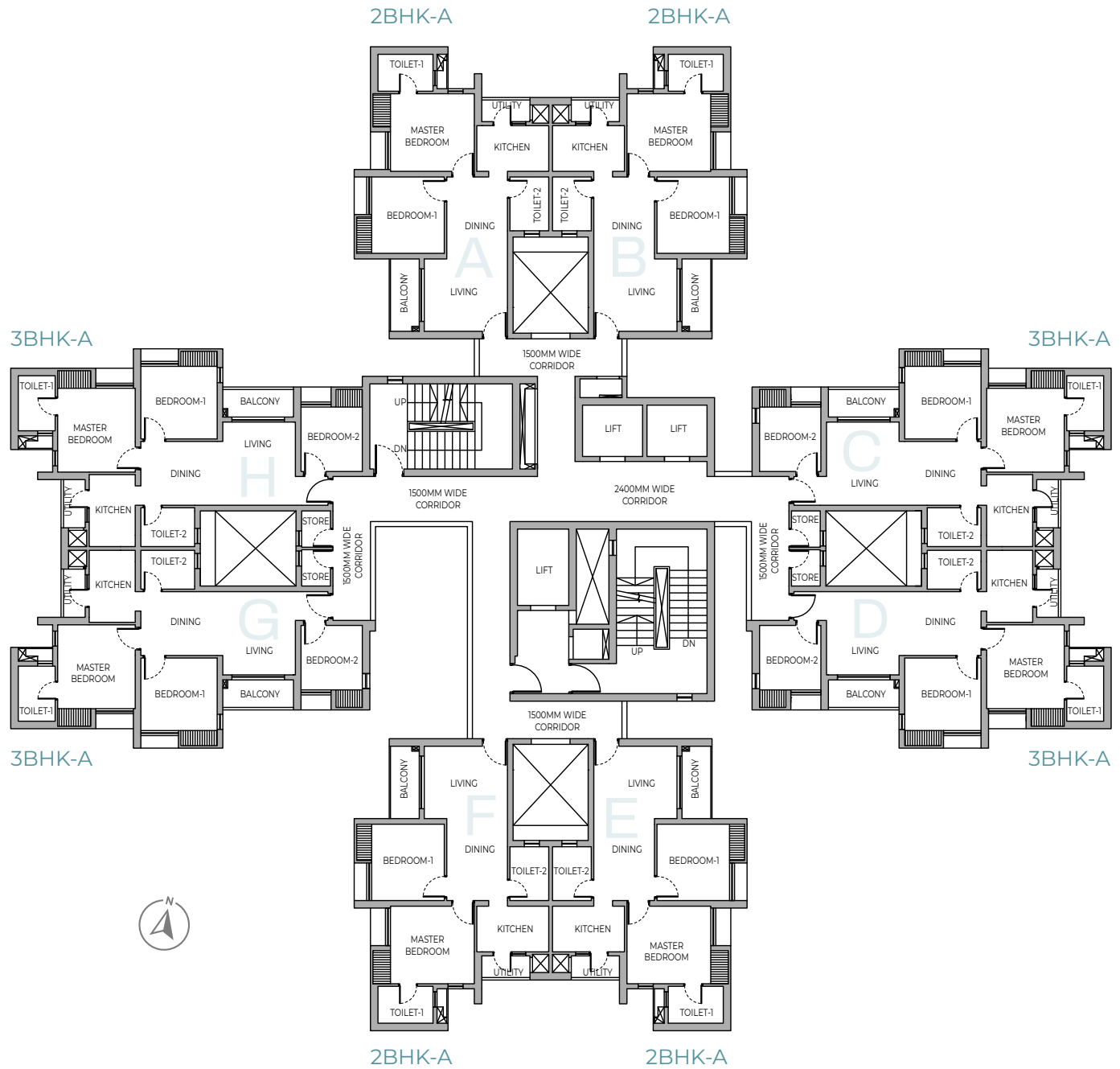
TOWER PLANS (1, 2)

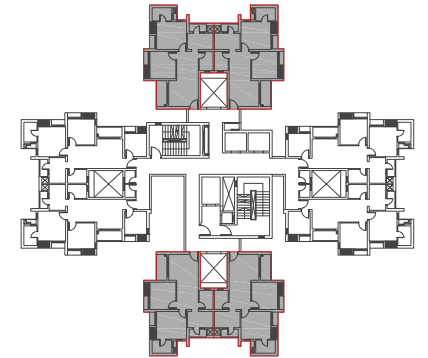


TOWER PLANS (3, 6)



TOWER PLANS (4, 5)



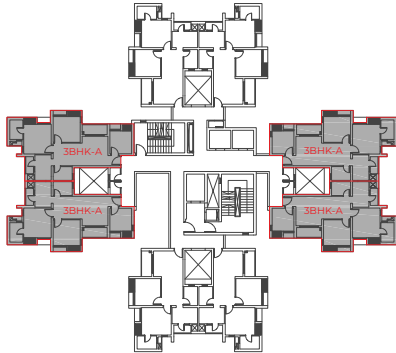


TOWER - 4, 5

2 BHK - A

RERA CARPET AREA	BALCONY AREA	CARPET AREA + BALCONY AREA	BUILT-UP AREA	SUPER BUILT-UP AREA
573 SQ. FT.	57 SQ. FT.	630 SQ. FT.	726 SQ. FT.	965 SQ. FT.

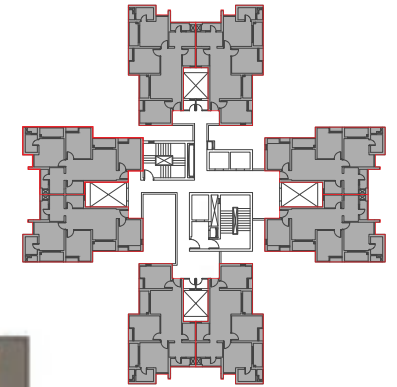
TOWER - 4, 5



3 BHK - A

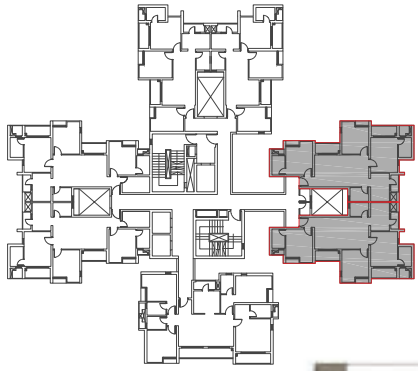
RERA CARPET AREA	BALCONY AREA	CARPET AREA + BALCONY AREA	BUILT-UP AREA	SUPER BUILT-UP AREA
675 SQ. FT.	56 SQ. FT.	731 SQ. FT.	843 SQ. FT.	1120 SQ. FT.

## TOWER - 3, 6



### 3 BHK - B

RERA CARPET AREA	BALCONY AREA	CARPET AREA + BALCONY AREA	BUILT UP-AREA	SUPER BUILT-UP AREA
735 SQ. FT.	98 SQ. FT.	833 SQ. FT.	948 SQ. FT.	1260 SQ. FT.

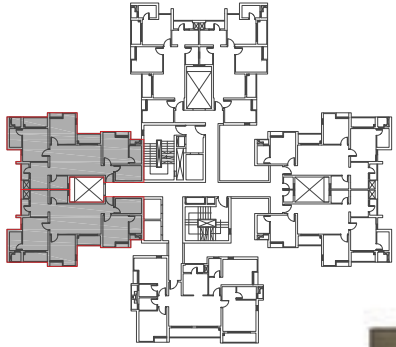


## TOWER - 1, 2



### 3 BHK - C

RERA CARPET AREA	BALCONY AREA	CARPET AREA + BALCONY AREA	BUILT-UP AREA	SUPER BUILT-UP AREA
836 SQ. FT.	92 SQ. FT.	928 SQ. FT.	1062 SQ. FT.	1410 SQ. FT.

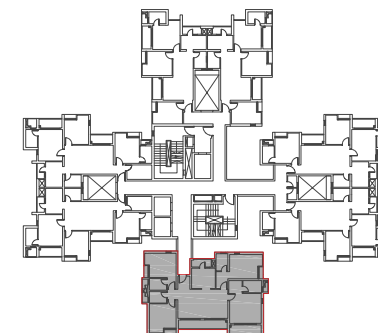


## TOWER - 1, 2



### 3 BHK - D

RERA CARPET AREA	BALCONY AREA	CARPET AREA + BALCONY AREA	BUILT-UP AREA	SUPER BUILT-UP AREA
914 SQ. FT.	92 SQ. FT.	1006 SQ. FT.	1145 SQ. FT.	1525 SQ. FT.



TOWER - 1,2

4 BHK

RERA CARPET AREA	BALCONY AREA	CARPET AREA + BALCONY AREA	BUILT-UP AREA	SUPER BUILT-UP AREA
1193 SQ. FT.	157 SQ. FT.	1350 SQ. FT.	1508 SQ. FT.	2010 SQ. FT.

LARGEST  
**1 LAKH SQ. FT. OF PODIUM**



# Where Every Day Feels Like a Weekend — Across 2,10,000 sq. ft. of Indulgence.

## Lifestyle & Club Facilities

- Club Downtown & Club Atlas
- Miniplex
- Bowling Arcade
- Indoor Games Room (Chess, Carrom, Snooker, TT, Foosball, Video Games)
- Café with Outdoor Dining
- Co-working Space
- Banquet Hall with Party Lawn
- Community Hall & Party Terrace

## Swimming & Wellness

- Swimming Pool
- Second Swimming Pool with Jacuzzi
- Indoor Gymnasium
- Outdoor Gymnasium
- Yoga Room & Lawn
- Co-working Space
- Meditation Zone
- Reflexology Court

## Sports & Fitness

- Jogging Track & Cycle Track
- Indoor Cricket Area
- Squash Court
- Tennis Court
- Badminton Court
- Basketball Court
- Mini Football Court
- Mini Golf Course
- Multi-purpose Gym

## Outdoor & Social Spaces

- Amphitheatre
- Sunset Pavilion
- Forest Pavilion
- Coconut Grove
- Natural Water Body
- Landscape Ghats
- Landscape Ghats
- 72% Open Spaces
- 1 Lakh sq. ft. Podium

## Kids & Senior Zones

- Children's Play Area
- Children's Play Lawn
- Elderly Interaction Zone / Elders' Sitting Area





# Specification

## Structure & Finish

- Earthquake-resistant RCC framed structure
- Weatherproof exterior paint finish
- Vitrified tile flooring in Living, Dining & Bedrooms
- Putty-finished smooth walls Café with Outdoor Dining

## Doors & Windows

- Main door: Solid core flush door with laminate outside & paint inside
- Internal doors: Solid core flush doors with paint finish
- Anodised aluminium windows

## Kitchen

- Anti-skid vitrified tile flooring  
Internal doors: Solid core flush doors
- Granite counter with sink
- Vitrified tile dado up to 2 ft above counter
- Points for refrigerator, microwave, mixer & exhaust

## Toilets

- Anti-skid vitrified tile flooring
- Vitrified tile dado up to door height
- Quality sanitary fixtures & CP fittings
- Provision for geyser & exhaust

## Electrical

- ISI-marked concealed FRLS copper wiring
- Modular switches
- AC points in living room & bedrooms
- Adequate power & socket points

## Green Features

- Rainwater harvesting
- Sewage treatment plant
- Organic waste management
- Water-efficient fixtures & dual flushing system
- Native landscape plantation
- Recycled water for gardening
- LED lighting in common areas
- Low VOC materials
- Heat-reflective roof tiles



With four decades of diversified business DTC Group has built a strong foundation in mining, infrastructure and real estate. What began as an infrastructure-driven enterprise has today become one of Kolkata's fastest-growing and most respected real estate developers - guided by a simple yet enduring belief: when you build responsibly, communities thrive naturally. DTC's real estate journey reflects both scale and substance. The group has successfully delivered 20 lakh sq. ft. of residential retail development, comprising nearly 1,600 homes, key micro-markets of Kolkata.

Currently, more than 60 lakh sq. ft. (4,000 homes) is under active development, with 2,500 homes scheduled for delivery by 2027 and the balance 2028. In addition, the company holds a robust upcoming pipeline of approximately 30 lakh sq. ft., further strengthening its long-term growth trajectory.

Guided by its philosophy - 'Commit, Deliver, Grow' - DTC focuses on creating large, community-centric townships that blend scale with sensitivity. Each development is thoughtfully planned with generous open spaces, integrated lifestyle amenities, and future-ready infrastructure - ensuring homes feel personal while communities feel expansive and connected.

The group's real estate journey began with Orchid Point and Orchid Towers in Kankurgachi, delivering 1 lakh sq. ft. in just 14 months - setting the tone for execution excellence. It has since expanded across Kolkata with landmark developments including Southern Heights (Joka), a 20-acre flagship township with over 900 delivered homes and one of South Kolkata's largest clubhouses; Capital City (Rajarhat), one of the region's largest residential developments; Sojan, a serene community immersed in nature; Earth (Maabryamgram), designed openness and Skyler, a contemporary addressing evolving urban aspirations.

Across every project - delivered, ongoing, or upcoming - DTC remains committed to building not just homes, but enduring ecosystems designed for long-term value, responsible growth, and meaningful living.

