

Promoted by



In association with



Poddar Projects Ltd.

B. P. Knitpro India Ltd., Kedha Mercantile Pvt. Ltd.,
Trammel Commercial Pvt. Ltd., Bhavnani Developers Pvt. Ltd.

Registered Office

18, Rabindra Sarani
Poddar Court, Kolkata- 700001

Marketing Office & Site

Upantika
Katwa Road
Kamnara Station
Bardhaman

9800221888 || 9800271888

www.phoenix-realty.in

upantika
A new world in Bardhaman

A Transaction of township
Buyers get properties at affordable prices

Currently Launching 1 BHK and 2 BHK

নতুন জীবন, নতুন প্রাণ
শহর সেই বর্ধমান



The above is artist impression & visually made to the nearest

Upantika, a place to call home that is spread over 74.50 acres, with the intrinsic value of the modern residential living in the Burdwan. It is located 4 km from the Burdwan station and the Kamnara station is adjacent to the site. The township is on the main Katwa Road that connects the town of Burdwan to Kolkata. Upantika in the near future will form an important part of Burdwan, which is regarded as the second largest city of West Bengal.

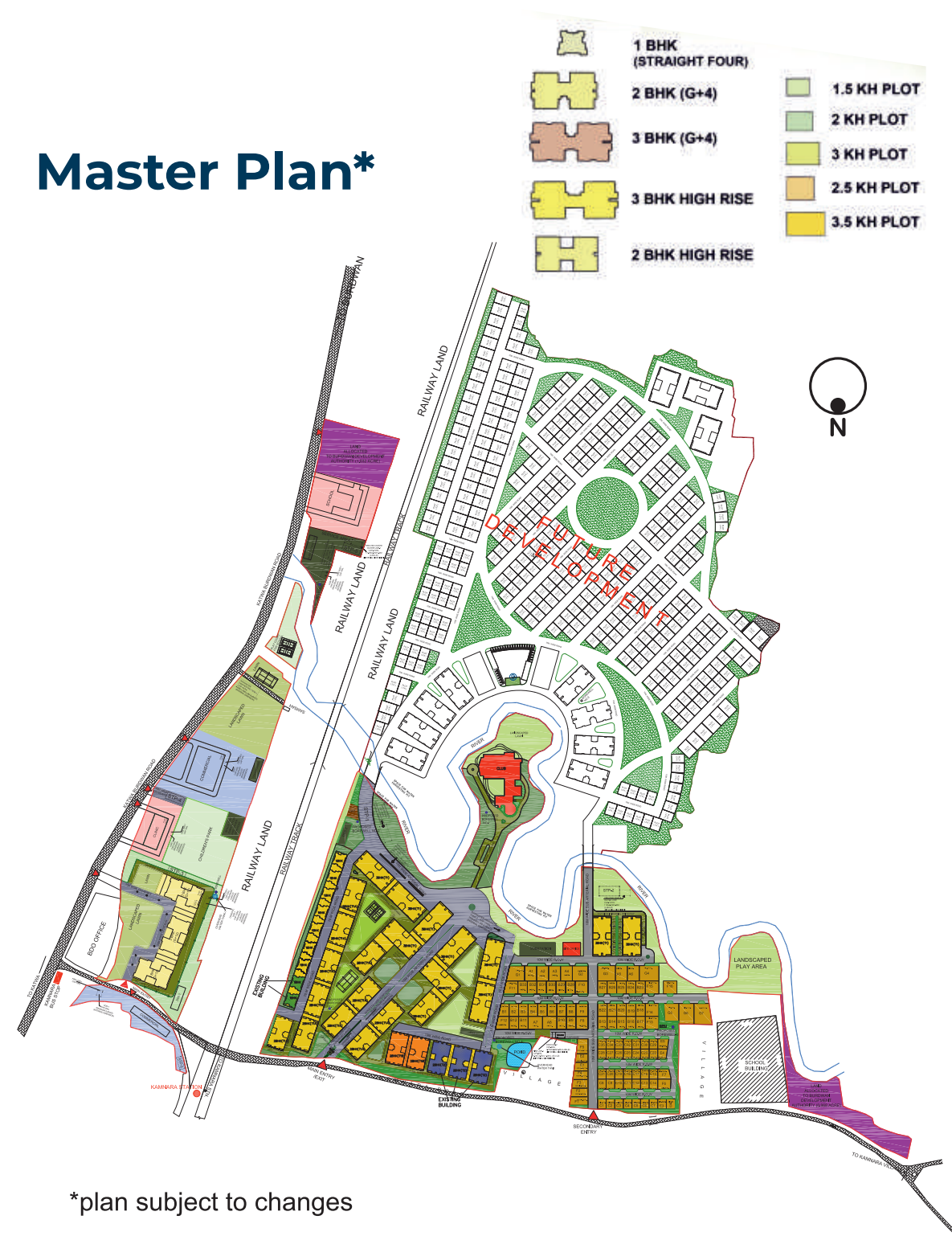
Burdwan Development Authority (BDA)

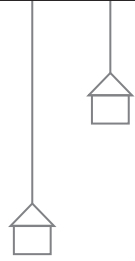
The Burdwan Development Authority (BDA) has been set up to ensure planned and sustainable development of the Burdwan and adjoining area, which has shown tremendous growth potential. The BDA (Burdwan Development Authority) has decided to concentrate on development activities in the fringe areas of Burdwan Town through Public Private Partnership.

Poddar Projects Ltd.

The group is one of the pioneers in Infrastructure and Housing development. With a strong reputation for innovative-design, superior engineering and quality construction, it's not just about better housing, but about better living too. The group is a highly diversified group with ventures in healthcare, education, agriculture and pharmaceuticals. With Upantika, the group is fulfilling its corporate social responsibility of providing affordable housing for the common man.

Master Plan*





CLUB UTSAV

Bardhaman's one of the finest Clubhouse CLUB UTSAV can be found in your own Upantika and its been planned to offer you all possible priviledges.



FACILITIES

1. Club House

- a) Library
- b) Internet Café with Printing Machine
- c) Community Hall
- d) Table Tennis Room
- e) Swimming Pool
- f) Health Club

2. Joggers Track

3. Convenience Store

4. Pharmacy

5. Doctors Chamber

6. Elderly Sitting Area

7. Badminton Court

8. Garden

9. School

10. Children Play Area

11. Business Centre





Build Your Dream Home !

Here is a unique chance to live in a secure community.

The building are smartly designed to form a cluster with well landscaped gardens to make you feel enveloped in greenery.

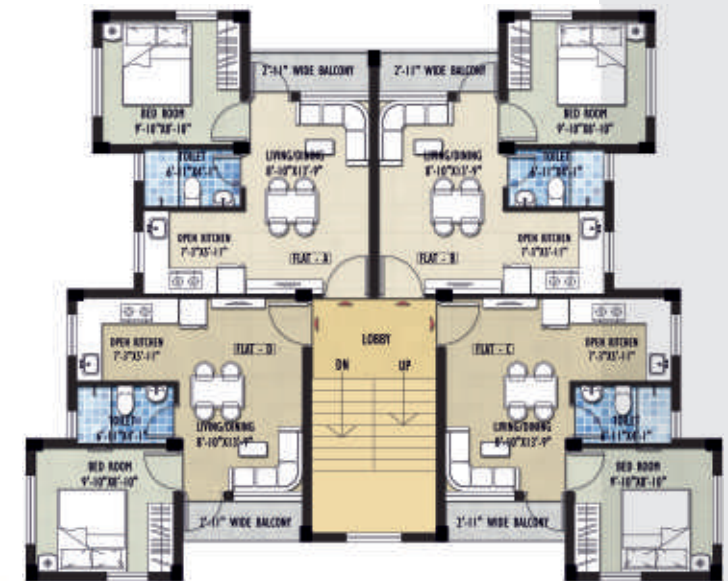


One Bedroom Apartment

The buildings have been planned and designed in accordance with scientific space management to give the flats excellent ventilation and natural light.

One Bedroom Typical Floor Plan

Super Build-up
Area 365 Sq.Ft.



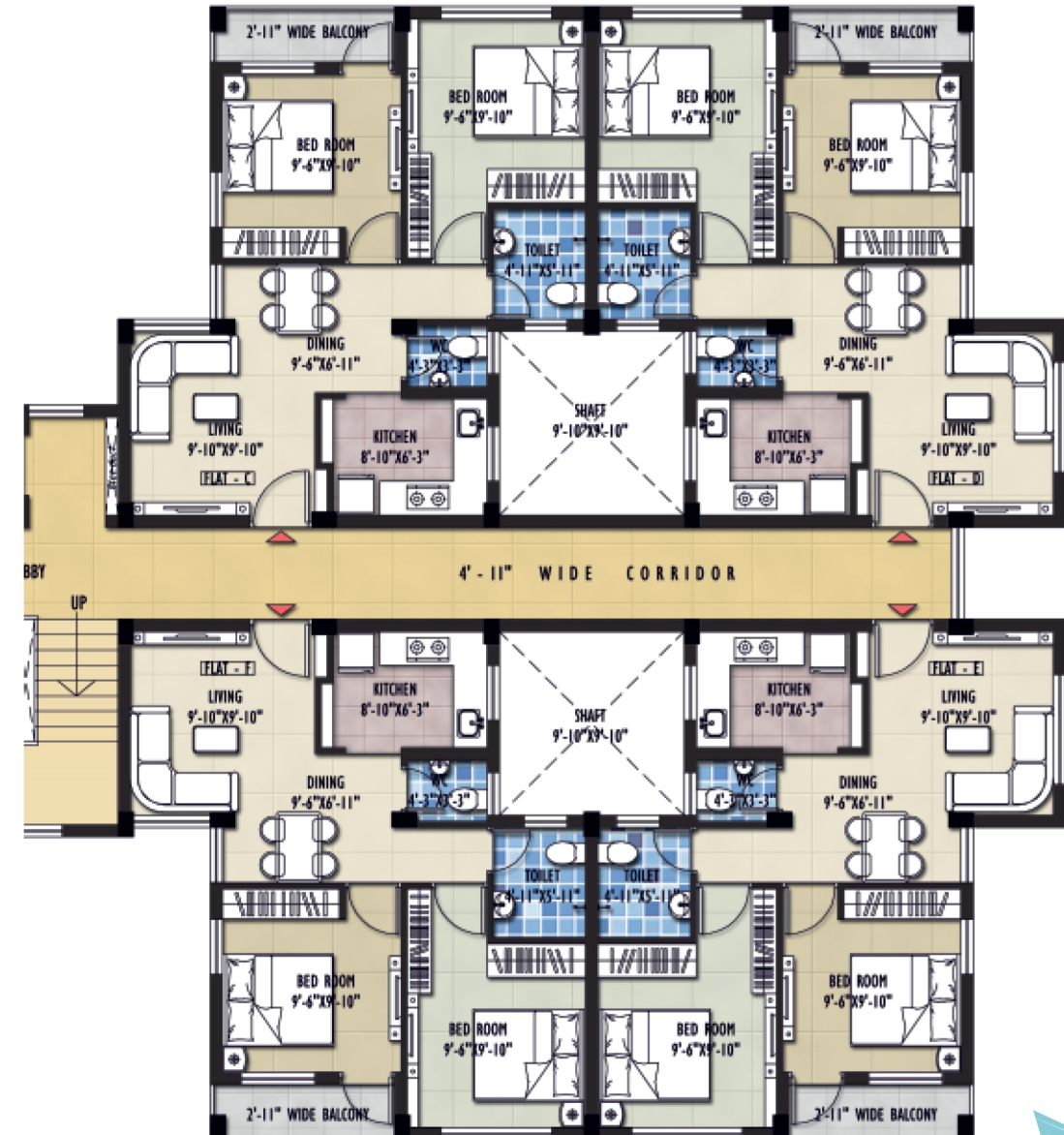


Two Bedroom Apartment

The buildings are full of artistry and efficient use of space which are the outcome of strokes of imagination and beauty. The exterior is in harmony with the natural surroundings.



Two Bedroom
Typical Floor Plan



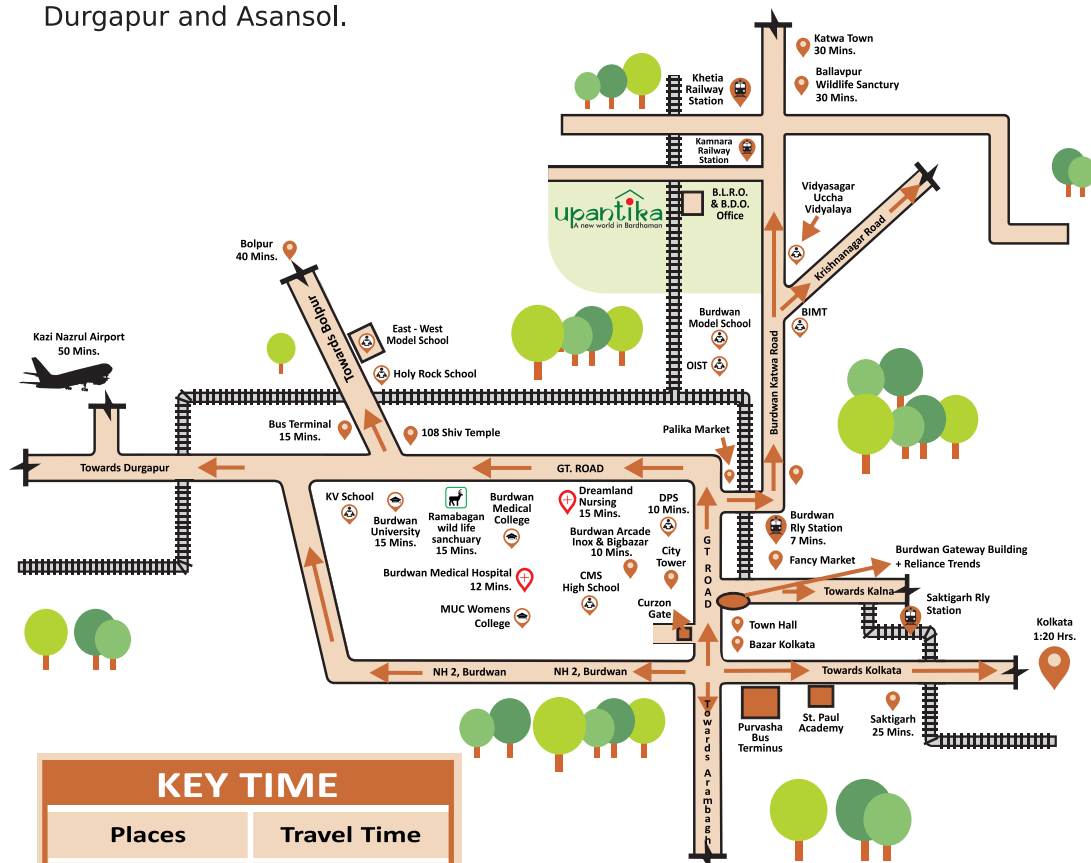
Chargable Area
706 Sq Ft.



All you need within your limits !

Upantika offers the best location advantage by being strategically located a Kamnara, Katwa Road, Bardhaman.

It is just 5 km. from the Bardhaman Station and adjacent to Kamnara station, with Curzon Gate few minutes away. The township is on the main Katwa Road and is connected to Kolkata through the National Highway 2. Upantika will be an important part of Bardhaman, which is regarded as the second largest city of West Bengal. The residents can take advantage of the excellent road connectivity to Kolkata, Durgapur and Asansol.



Construction Specifications

For Flats :

Superstructure RCC Framework

1. Flooring & Doors
 - a) Ceramic flooring and for Bathrooms Ceramic flooring upto dado.
 - b) Flush door.
2. Kitchen
 - a) Kitchen with black stone top, Stainless Steel Sink & Ceramic tile 2.5 feet above the black stone top.
 - b) Power & plumbing points for water purifier.
3. Windows will be of Steel.
4. Wall will be finished with Plaster of Paris.
5. Electrical & Cabling
 - a) Concealed copper wiring with branded switches.
 - b) Provision of TV point in the living room.
 - c) The charges payable for drawing the HT line & deposit to the State Electricity Board is proportionately payable by the buyers.



B. P. Poddar Group

The Group is one of the pioneers in Infrastructure and Housing development since six decades. With a strong reputation for innovative design, superior engineering and quality construction. The Group is highly diversified with ventures in healthcare, education, agriculture and pharmaceuticals. With Upantika, the Group is fulfilling its corporate social responsibility of providing affordable housing for the common man.

The Group has constructed a shopping mall, Burdwan Arcade in Bardhaman with a Multiplex covering 2 lac sq.ft. with Big Bazaar and Inox. Purbasha Bus cum Truck Terminal at Alisha. The Group has successfully completed various residential projects in Bardhaman, & many of them with Burdwan Development Authority.

In Kolkata the Group has also constructed one of the largest commercial landmarks known as Poddar Court, with floor area of 5 lac sq.ft. having Govt. Offices, Insurance Companies and Banks.