

Developer



MLA Group
Church Road
Siliguri

Site Address
Sevoke Road, Near Nexa Showroom
Siliguri

DISCLAIMER: This is not a legal document. The plans and photographs are conceptual and subject to change. The actual product shall vary according to the sole discretion of the developer. No claims shall be entertained by the developer depending on this material. Though the contents of the brochure have been compiled with the intention to provide information to the best of our knowledge, there may be some changes from time to time which may not reflect on the brochure. While enough care is taken by the developer to ensure that the information on the brochure is up to date and accurate, the users are advised to verify designs, plans, specifications, facilities, features, etc. with our team.

Concept & Design by: BeeTheBee.in

urban palms



SEVOKE ROAD

IN THE CITY, YOUR
ISLAND OF GREENS IS FOUND.



AMIDST SILENCE, YOU
WILL FIND YOUR EARTH-MUSIC.



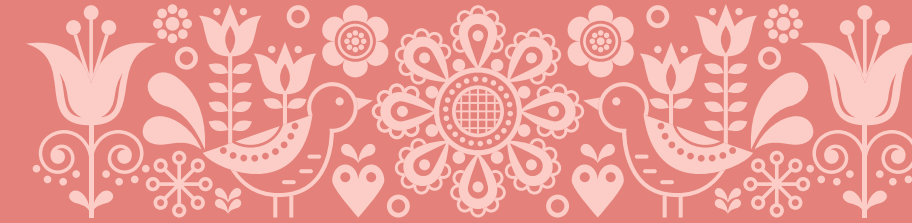


Artist's Impression



URBAN GREEN HOMES

A living that was looking for the perfect
address has found you. A slice of freshness mingled
with plush. A world hidden in the middle of city life.



Presenting

urban palms



SEVOKE ROAD



Mixed Development
7 Residential Towers ❁ B+G+17 ❁ 3/4/5 BHK Flats ❁ 374 Apartments
Exclusive Clubhouse ❁ 1 Commercial Block
Verdant Greenery

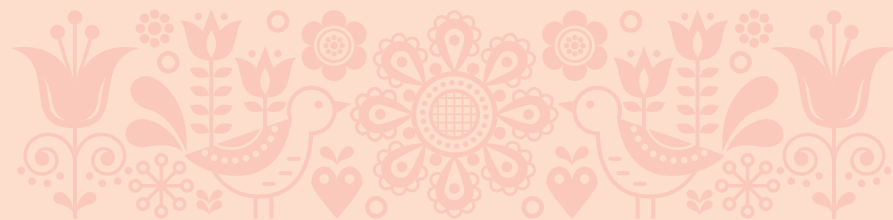




Artist's Impression



7 FACETS
OF LIFE THAT WILL
MAKE YOU FEEL
UPLIFTED



once you start living here

01

CLOSE TO EARTH

*The happy days will be back.
Your child will grow like you
grew in your childhood. Close to
nature. Close to Mother Earth.*

02

FEEL REFRESHED INSIDE

*Spending time around trees and
looking at them will reduce stress,
lower your blood pressure, and
improve your mood.*

03

COMMUNITY UPGRADATION

*Like-minded people will live here with
whom you will share happiness and
thoughts that will make you the person
who you want to be.*

04

ACTIVE LIFE

*Studies have shown that keeping up
with an active lifestyle will reduce
blood pressure as well as stress
related hormones.*

05

SOCIAL IMPACT

*The project will become a
landmark in itself and this mixed
development lifestyle will bring
ease and comfort to your life.*

06

PET FRIENDLY NEIGHBOURHOOD

*Your pets will feel the joy of
running free and playing to theirs
heart's content at the pet zone.*

07

ENVY-WORTHY CLUBLIFE

*The luxury club of Urban Palms
will accompany every celebration
of yours, complementing your
scale of happiness.*



Entrance View

Artist's Impression

DEVELOPER’S NOTE

BUILDING ON THE GREEN FOUNDATION OF GREATNESS

Green is the color of the future, and green is the color of all that is bright and beautiful. Finding a way to a green paradise is what motivated us to come up with Urban Palms. We strongly believe that Nature's endless bounty is equally important for everyone to have a slice of.

Delivering a dependable sustainable environment where the residents can be absolutely free to trust us in building their dream homes is what drives us. Every apartment, in Urban Palms at Sevoke Road, is being constructed with the care that renders a fine balance between the vastness of their rooms to the vastness of nature around them. Two vast gardens adorn Urban Palms with their distinct green aura. Each block is studded with the finest amenities that capture the essence of grand amenities that cater to your health, happiness, and everything in between. With the ebb and flow of the busy schedules that run our lives, welcome back home to the resting place that holds your heart in place, in peace, in the lap of luxury.

Team Urban Palms

ARCHITECT’S NOTE

A GREEN PARADISE FOR A SERENE LIFE

With more and more residences rising throughout the city, there is one thing that we are slowly seeing lesser of. And that is greenery!

But to bring people closer to nature, we are incorporating the green aspect in this residency. Urban Palms has been planned with much consideration and care, and with the design of the project, we have incorporated a green paradise within the premises.

Vast apartments, all vastu compliant, also allow nature's bounty to enter one's abode and create a close connection with the residents. At Urban Palms, the architecture also provides several facets that make lifestyle here different from everywhere else.

*Arch. JP Agrawal
Agrawal & Agrawal Architects*



Driveway

Artist's Impression

MASTER PLAN



1. Entry/Exit

•••
2. Driveway

•••
3. Gate Complex

•••
4. Landscaped Green

•••
5. Podium Garden/Games Zone

•••
6. Peripheral Green area

•••
7. Jogger's Track

•••
8. Temple

•••





Artist's Impression





MURMURING FOREST

RUSTLING LEAVES

WHISTLING BOUGHS

SOUND OF SILENCE

COMES IN FRESH
FORM HERE



You walk into the verdant green of this project.
Your footsteps on branches will make your day
fresh and alive.



Green Area Phase - I



1. Entry



2. Grand Central Lawn



3. Central Plaza



4. Shaded Tree Seating



5. Grand Pavilion

6. Seating Cove



7. Yoga and Meditation Lawn



8. Acupressure Seating Cove



9. Kids' Play Area - Rubberized Floor



10. Stepping Stones

11. Adda Corner



12. Planter on Deck



13. Spiral Staircase to the Podium Level



14. Swimming Pool Area



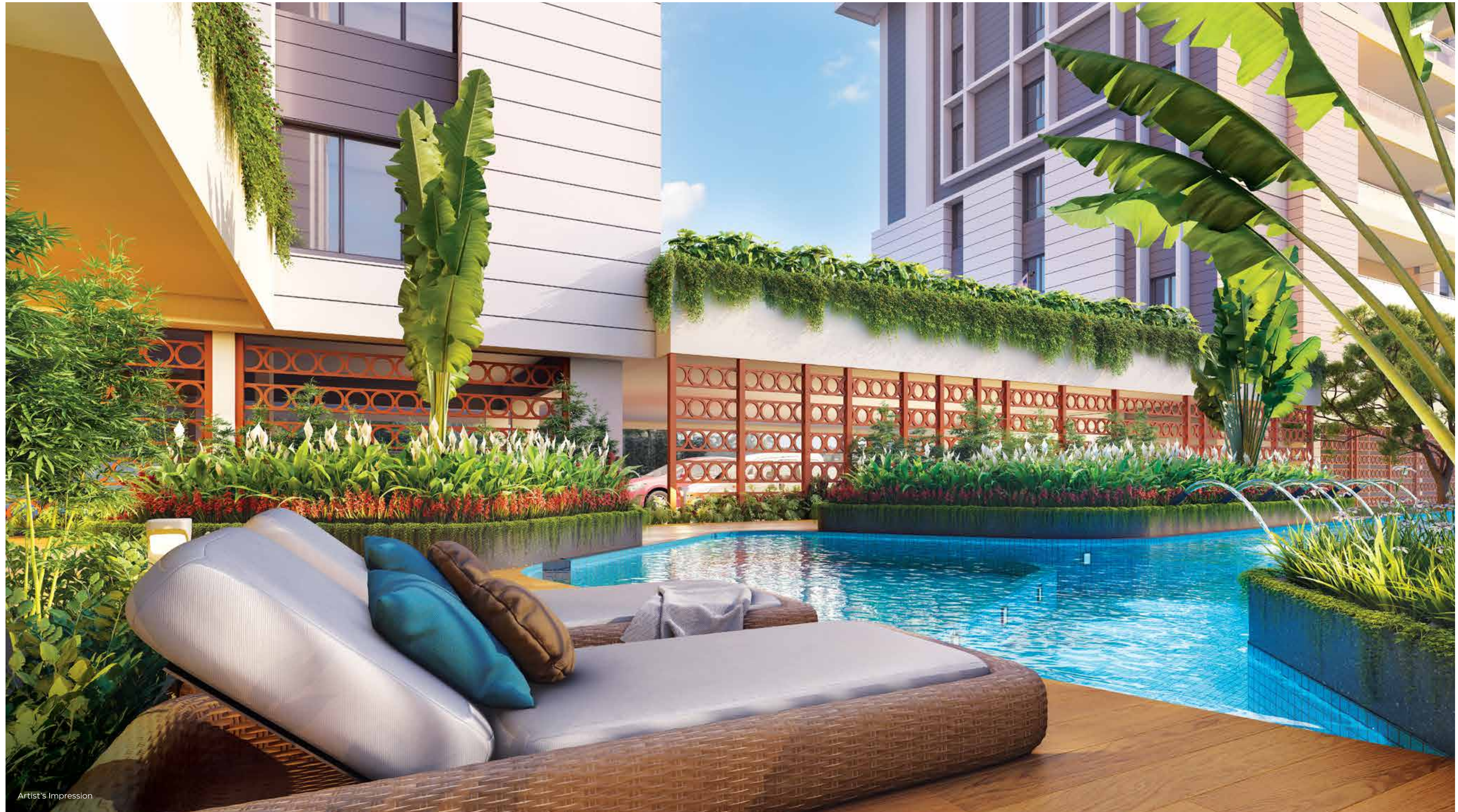
N

Not to scale



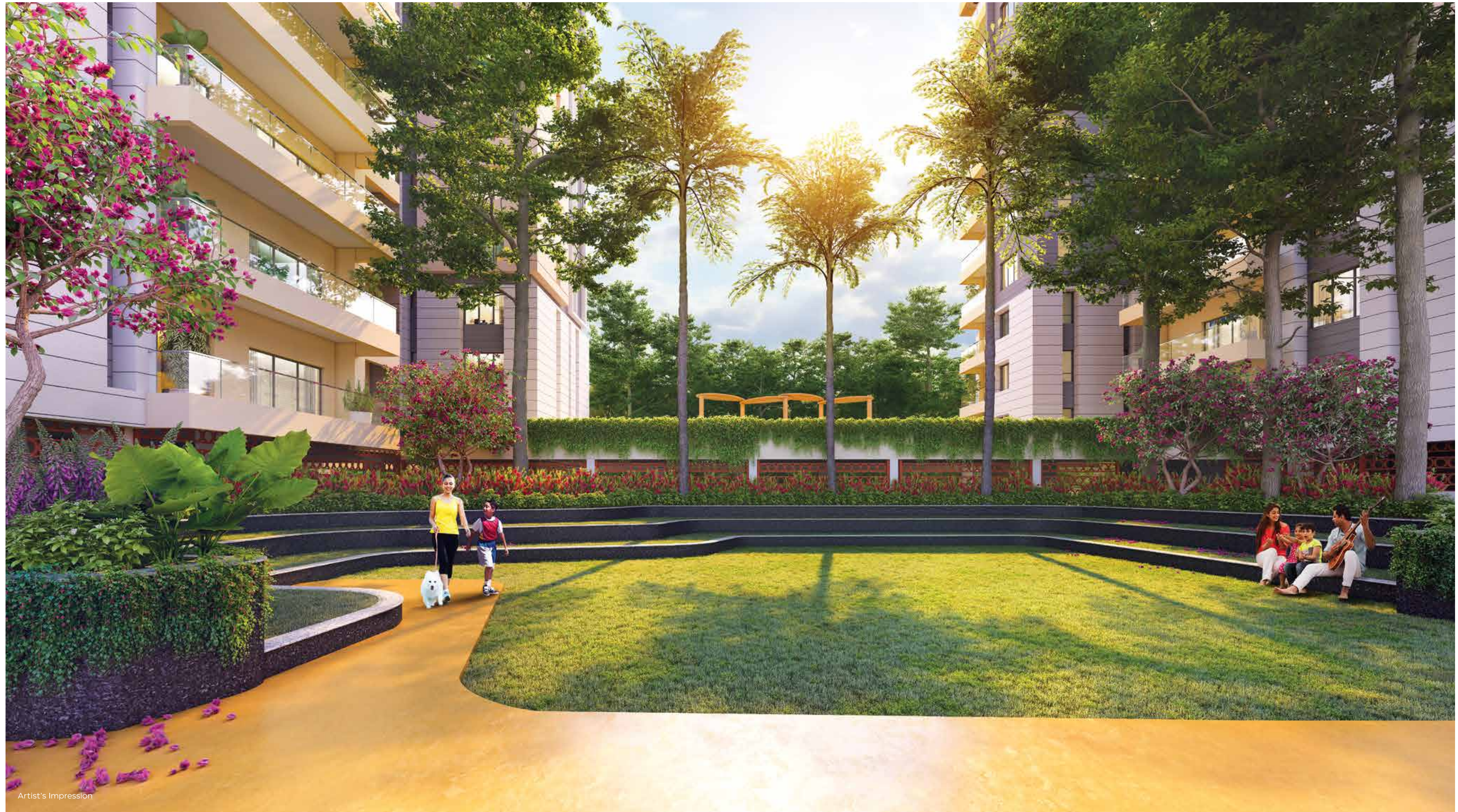
Landscape View

Artist's Impression



Artist's Impression





Artist's Impression



Green Area Phase- II



1. Entry to the Landscaped Garden

• • •

2. Amphitheatre

• • •

3. Banquet Lawn with Barbeque Counter

4. Café Deck

• • •

5. Café Lawn

• • •

6. Grand Lawn

7. Urban Forest (Miyawaki)

• • •

8. Outdoor Fitness Station

• • •

9. Acupressure Garden

10. Yoga and Meditation Lawn

• • •

11. Meditation Seating Pod

• • •

12. Forest Seating Pod

13. Adda Corner

• • •

14. Senior Citizen Corner

• • •

15. Kids' Play Lawn

16. Parents' Sitting Area

• • •

17. Sand Pit Area

• • •

18. Shaded Seating Cove



Not to scale



Landscape View

Artist's Impression



Artist's Impression



*Kids' Play
Lawn with Parents'
Seating Area*



Artist's Impression



EXPERIENCE *TREETOPIAS*



Jasmine



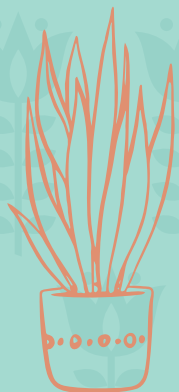
Bougainvillea



Spider Lily



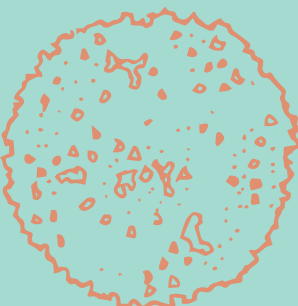
Strelitzia



Sansevieria



Golden Bottle Brush



Ficus Elastica



Monstera Deliciosa



Dianella



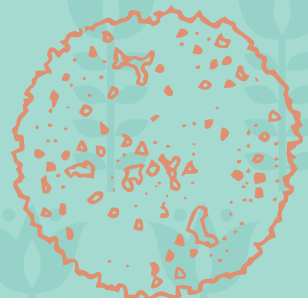
*Dracena
Margianta*



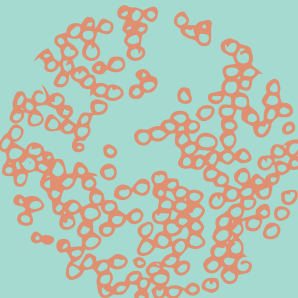
*Pennisetum
Grass White*



Palm



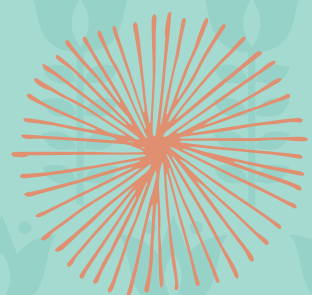
Krishnachura



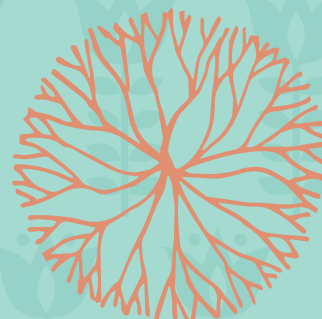
Sirish



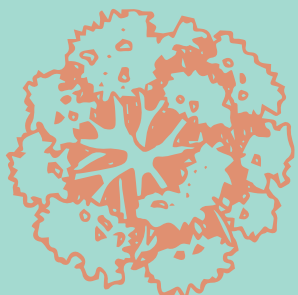
Canna Indica



Chattim



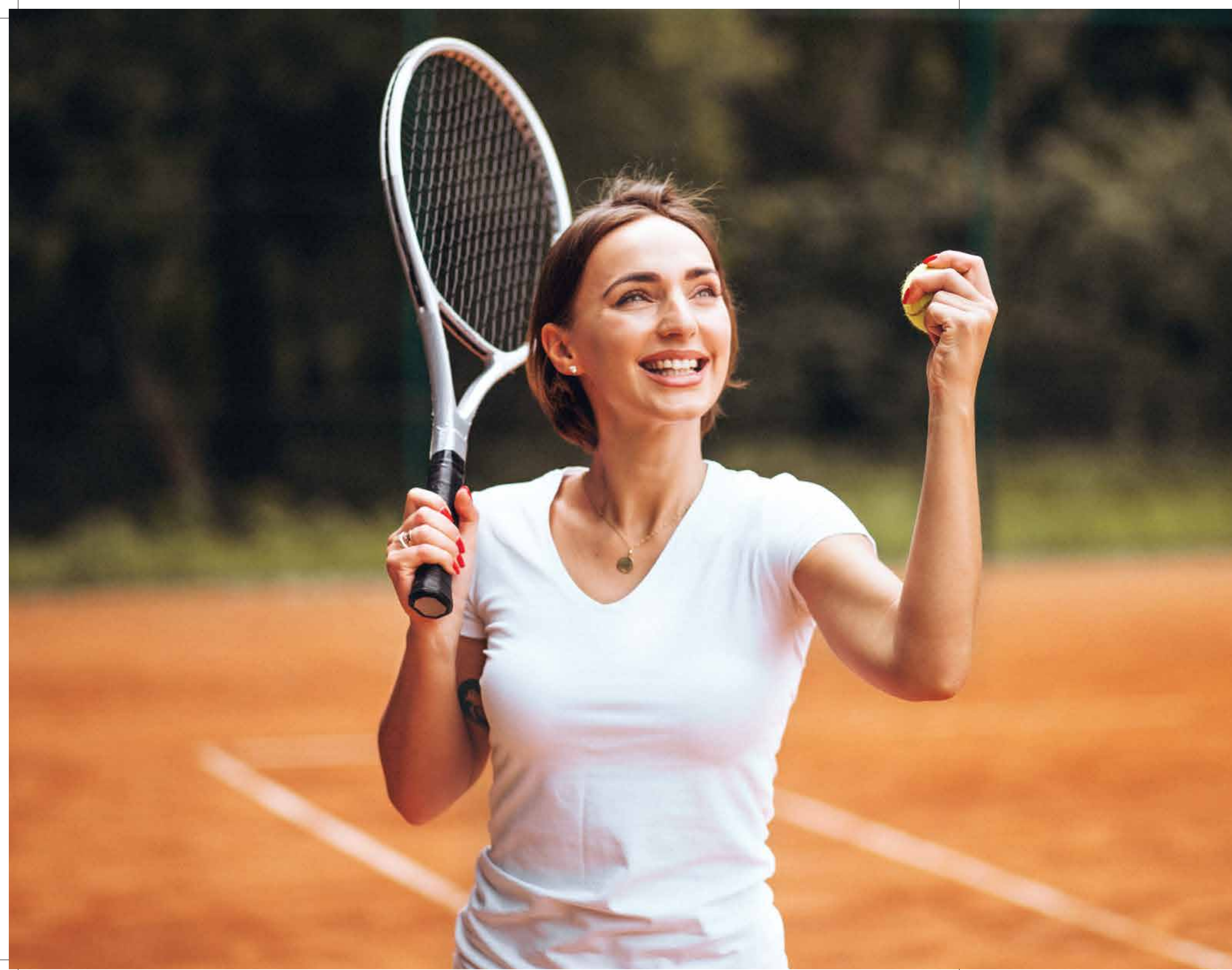
Plumeria Obtusa



Cherry Blossom

SPECIES THAT WILL MAKE YOUR
LIFE A GREEN CANOPY

AND MANY MORE...



THE SKIES WILL
SHINE DOWN ON YOUR
LEISURE MOMENTS



Walk among the clouds and watch the cityline
spread out in front of you, for you. Meanwhile,
your moments will seek the comfort of
luxurious amenities.

PHASE 01 PODIUM
AMENITIES

1. Entry

2. Walkway

3. Senior Citizen's Corner

4. Adda Zone

5. Movie Plaza
6. Deck with Ledge Seat

7. Planters

8. Kids' Play Area

9. Badminton Play Court



N
Not to scale

PHASE 02 PODIUM
AMENITIES

1. Entry

2. Walkway

3. Senior Citizen's Corner

4. Look-out Deck

5. Planter with Pergola
6. Deck with Ledge Seat

7. Planters

8. Kids' Play Area

9. Badminton Play Court

10. Multipurpose Court
11. Tennis Play Court

12. Fitness Pocket

13. Yoga/Meditation Lawn

14. Contemplation Pocket

15. Play Court Plaza



N
Not to scale

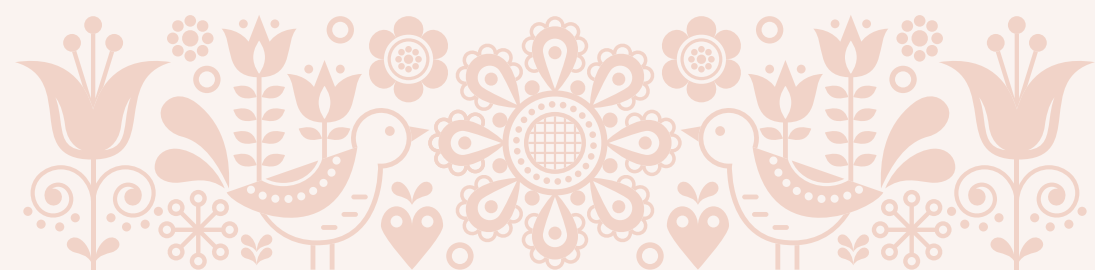


Artist's Impression

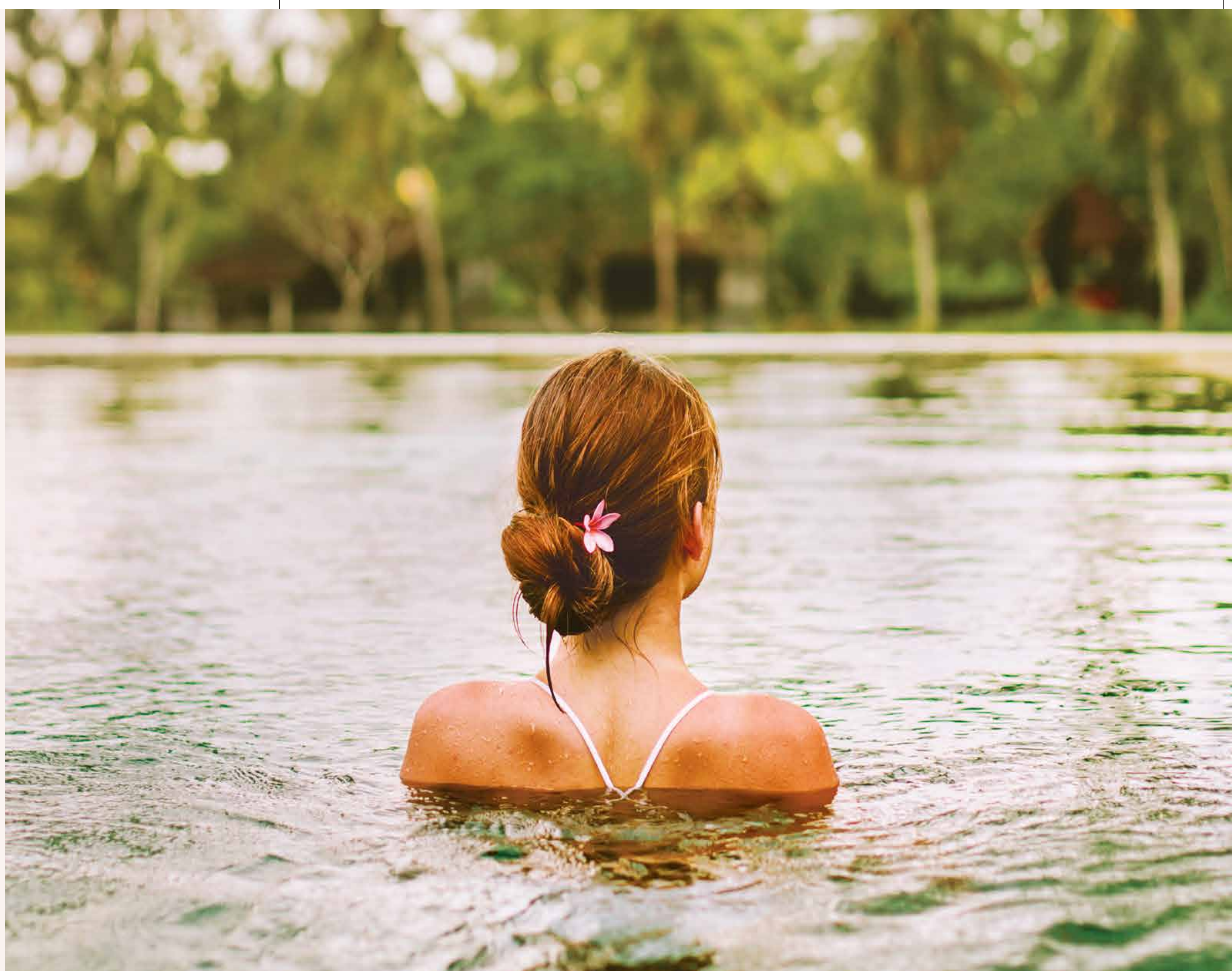




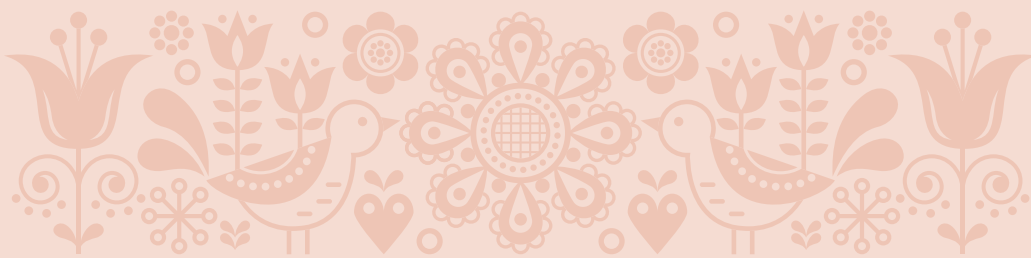
**CLUBBING
MAKES THIS A
HAPPINESS ABODE**



Watch lifestyle unfold at the
luxury club of Urban Palms.
Here, strangers will become comrades to
engage in celebratory evenings.



CLUB
FEATURES



GROUND FLOOR

- Double Height Entrance Lobby
- • •
- Double Height Community Hall
- • •
- Café

1ST FLOOR

- Games Room
- • •
- Hobby Room
- • •
- Toddlers’ Room

2ND FLOOR

- AV Room
- • •
- Multipurpose Room
- • •
- Gymnasium

3RD FLOOR

- Swimming Pool with Deck
- • •
- Kids’ Pool
- • •
- Changing Room

Double Height Club Lift Lobby



Double Height Community Hall



AV Room



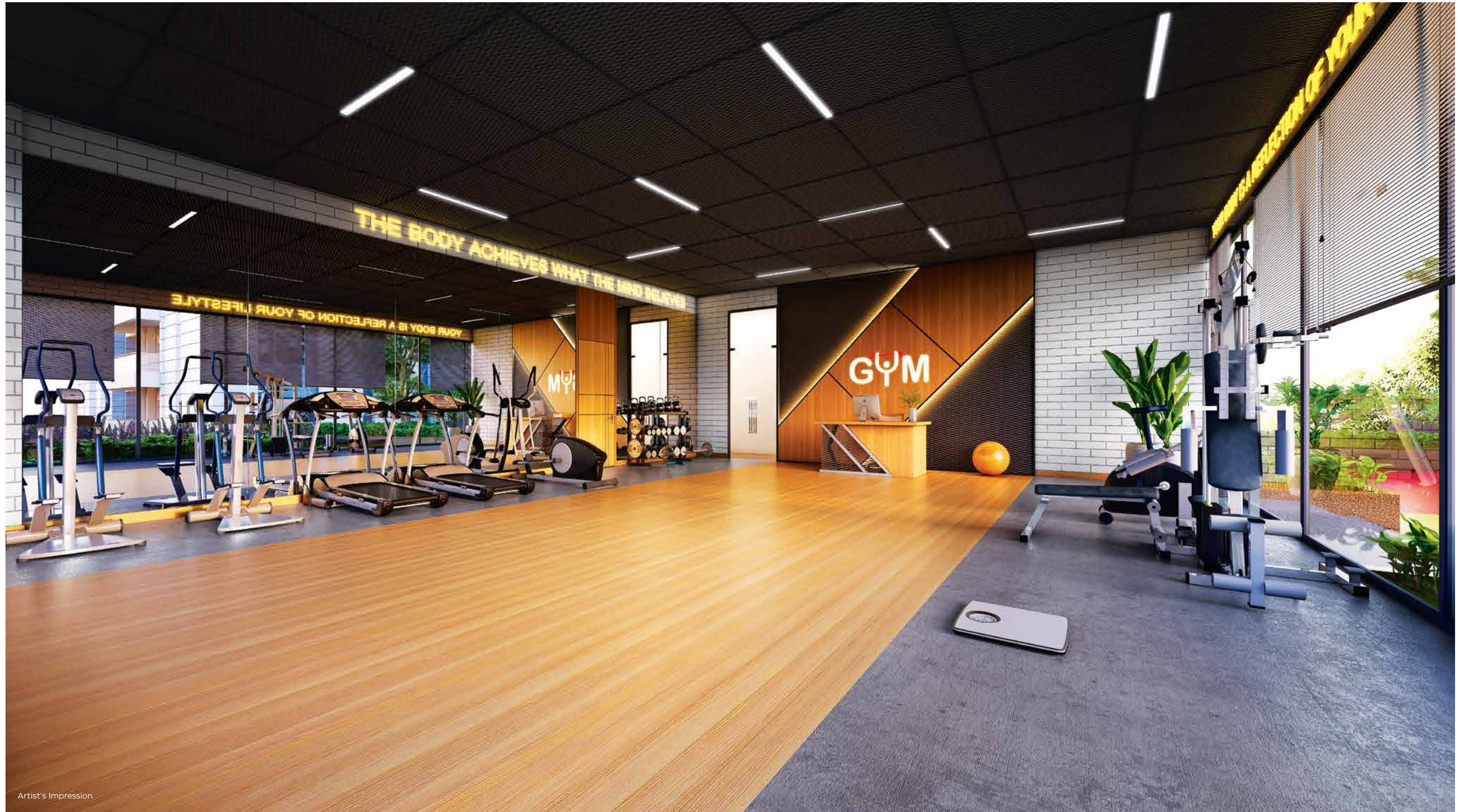
Artist's Impression





Artist's Impression





Artist's Impression





Hobby Room





Artist's Impression





Artist's Impression


Party Lawn with BBQ Counter



FACILITIES

Provision of Stores
within Society

Service Lift

EV Charging points
- prepaid basis

Parking for Visitors

Firefighting System

24x7 CCTV Security Surveillance

Boom Barriers at Entrance

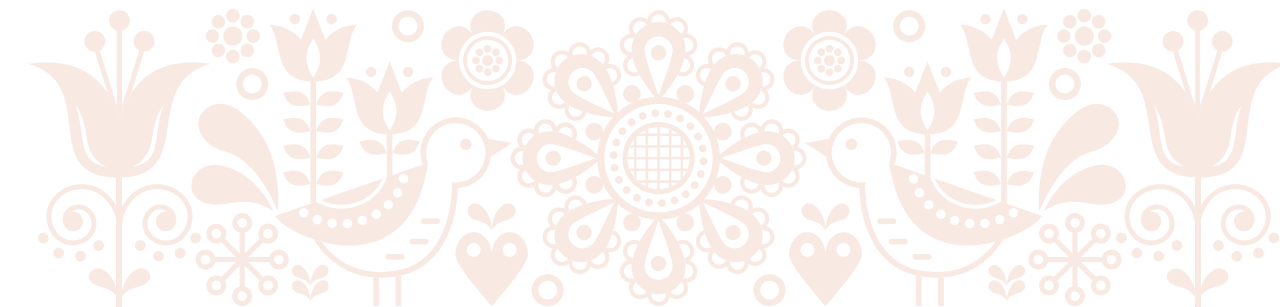
STP with Ultra-filtration

24X7 Power Back-up

Solar PV Cells to
Light Common Areas

Pollution Free Environment

Rainwater Harvesting using
Recharge Pits



DEVELOPERS



The multi-faceted MLA Group of companies has been known throughout Bengal for their stellar quality of delivering the finest architecture to numerous exceptional buildings. Raising the standards of real estate they have always challenged themselves into raising the bars for sustainable futuristic living.

Having over three decades of experience the sector, they have delivered over thirty quintessential projects, some of which include lofty landmarks like ML Acropolis, Upwan, Metro Heights, Planet Mall, International Market, Club Town, Ramada Darjeeling, Fulbari Industrial Estate. Above 80 plots of their latest project the Fulbari Industrial Park has been approved by the MSME Department of the West Bengal Government, bringing it towards nationwide acclaim.

Apart from real estate, the various avenues where the MLA Group has been known to exercise their business domain and expertise include Shopping Complexes, Hotels, RCC Spun Pipe and Cement Manufacturing, Housing Complexes, Real Estate Project Development, Infrastructure Project Development, Logistics, Warehousing, Industrial Parks, Hospitality, Ramada - Darjeeling Tea Estates, and Amusement Parks. They also partake in building Infrastructure for projects for the State as well as Central Government Organization such as Roads, Bridges & Expressways construction.

Being the true believers of innovation, they believe in upholding their integrity in offering their residents the best standards of quaint quality living.



PCM Group of Industries is one of the India's leading business conglomerates. Founded by the Visionary Icon Late Punam Chand Mittal, the Group is in diverse areas of business including Railway Engineering, Information and Communication, Manufacturing, Service, Energy, Media, Steel, Real Estate and Consumer Products. PCM Group has plant and facilities in India, UAE, Kingdom of Saudi Arabia, Germany, Spain, Hungary, Turkey, USA. PCM Group is known for its Corporate Social Responsibility and has been engaged in many socio economic projects for the people. PCM Group has been awarded with many prestigious awards for its CSR activities.



With the will of the heart and dream in the eyes, incepted an eminent real estate group, Mega Developers. It envisioned to uplift the living lifestyle in Siliguri by offering a living that everyone wishes for. Every project developed by Mega Developers portrays the class in its design and services.

Mega Developers aims to offer excellence in all the stages of real estate development. The group is driven by a strong vision and a belief that excellence must be a continuous process. Mega Developers is all set to raise the benchmark of brilliance by creating new skyline over the city of Siliguri with more real estate projects in upcoming years.

TEAM



PRINCIPAL ARCHITECT

AGRAWAL & AGRAWAL which was established in 1986 as a professional architectural firm, under the leadership of Architect JP Agrawal, grew to become well established and reputed firm of eastern India. Till date the firm has completed more than 700 projects which includes various use groups and varieties.

Our work got recognized time to time by several national level awards and publications. This includes A+D Spectrum Award, Ultratech Excellence Award, CNBC Real Estate Awards and Credai Real Estate Awards.

The firm has received “Green Champion Awards” from “Indian Green Building Council” for designing the highest green footprint in the country.

As a professional in the field of architectural services, we commit ourselves to the creativity & perfections in discharging our duties. In our endeavour, we are guided by the inspiring words.

“Aspiration towards Perfection is the True Spirituality”.



LANDSCAPE ARCHITECT

A boutique design firm offering specialized professional services in Landscape Architecture, Core Architecture, Interior Design and Environmental Planning. The young and energetic team brings proven credentials across Institutional Campuses, Residential Complexes, Boutique Villas, Commercial Projects and Urban Spaces in Kolkata and Delhi.



STRUCTURAL

S.P.A. CONSULTANTS, a firm of Structural Engineers was started in the year 1987 in a small way by Mr. Sanjiv J. Parekh, having four years of working experience in Mumbai. Gradually the firm has now grown in a modest size having a pool of three Associates, four Design Engineers and 17 CAD Engineers.

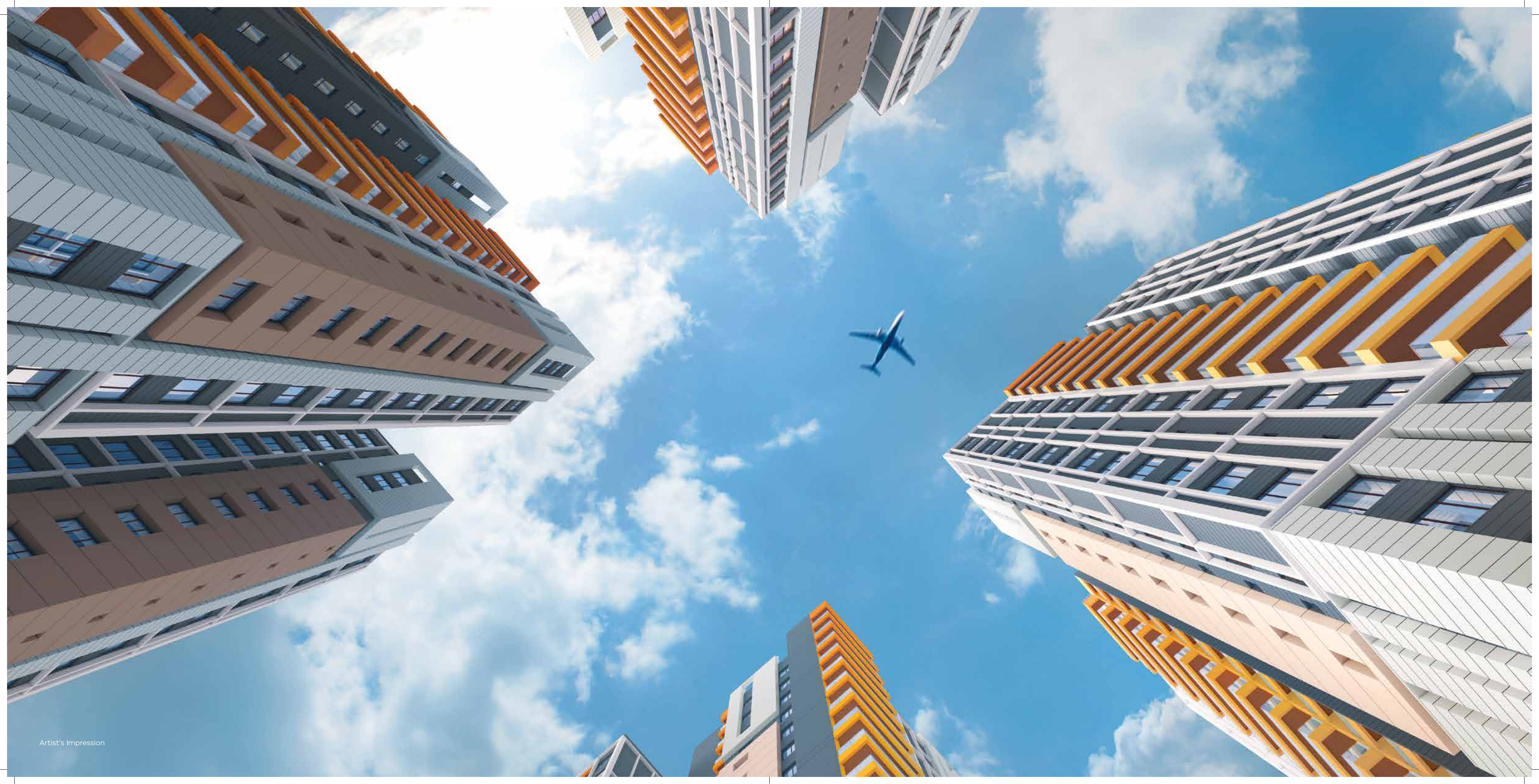
In the year 2010, Mr. Sanjiv Parekh along with other directors floated M/S, S.P.A. CONSULTANTS PVT. LTD., having registered office at 34, Rammohan Dutta Road, Kolkata-700 020 in a new shape and added activities. The firm provides consultancy services in the field of Structural Engineering for various type of projects.



BRAND

Bibhor Singhania & Banibrata Goswami have been working with the real estate pioneers across the nation, and serving more than 100 clients and 250 real estate projects across West Bengal, Maharashtra, Chattisgarh, Assam, Bihar, Orissa & many more states.

Be the Bee is one of India's most promising advertising agencies, with a bunch of innovative ideators and strategic thinkers. We aim to serve the most creative as well as effective branding approaches, that touch all the verticals of marketing and create a distinguished position with the help of outstanding aesthetic skills for each real estate project.



DISCOVER YOUR OWN ISLAND OF LUSH



Scan for walkthrough