

DEVELOPERS:



Krishna Buildcon  
1<sup>st</sup> Floor, Metro Heights, Sevoke Road, Siliguri - 734001

Site Address  
Mansa Singh Compound, Beside Space Town  
Near Check Post, Sevoke Road, Siliguri - 734001

**For Enquiry Contact No. 8670780909**

**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: [BethBee.in](http://BethBee.in)

Windsor  
park  
SIGNATURE RESIDENCES

SEVOKE ROAD

YOU  
ARE  
WHAT  
YOU  
LIVE  
FOR

*Because that is luxury~*

You have always wanted to live close to peace, to discover its secrets. But life happened and you missed the chance - of settling down, of sitting and listening to its stories in the same way it does for you on every lazy afternoon and rainy night...





We have made a luxury abode.  
Here you can explore the truest meaning  
of serenity, in joys and jolly times.  
Here comfort mirrors your bliss  
in happiness and hurrahs.  
It's not just your abode of belonging.

It's your  
**SIGNATURE RESIDENCE.**  
Your pride.

**Windsor**  
**park**  
SIGNATURE RESIDENCES





AN ABODE OF PEACEFUL LUXURY



3  
BLOCKS

G+5

3 & 4  
BHK

40  
SELECT  
RESIDENCES

VASTU  
COMPLIANT

INTEGRATED  
RETAIL SPACE



# PRESERVED AT THE HEART OF SILIGURI

-  Don Bosco School **2 mins**
-  Bhakti Nagar Police Station **2 mins**
-  HDFC Bank **3 mins**
-  NJP Station **25 mins**
-  Bagdogra Airport **35 mins**

CHAMPASARI MORE ROAD

LIFE LINE  
MEDICAL  
RESEARCH

MIETRO  
HEIGHTS

DON BOSCO  
MORE

HDFC  
BANK

SAGAR  
RESTAURANT

CHECK POST  
MARKET

VEGA CIRCLE

SEVOKE ROAD

KOTAK  
MAHINDRA BANK

EASTERN  
BYPASS CIRCLE

BHAKTI NAGAR  
POLICE STATION

EASTERN BYPASS

Windsor  
park  
SIGNATURE RESIDENCES

SPACE  
TOWN

DON BOSCO  
SCHOOL SILIGURI

Scan for Google Map





# EXCLUSIVE

BECOMES  
YOURS WHEN  
YOU SELECT  
A PREMIUM LIFESTYLE

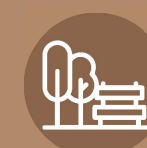
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OPEN GYM



KIDS' PLAY AREA



LANDSCAPED GARDEN  
WITH SITOUT AREAS



Take a breezy stroll in the landscaped walking area



OPEN GYM

KIDS' PLAY AREA

LANDSCAPED GARDEN WITH SITOUT AREAS





# FESTIVITY

FINDS  
A GRAND SPACE  
TO BLOOM

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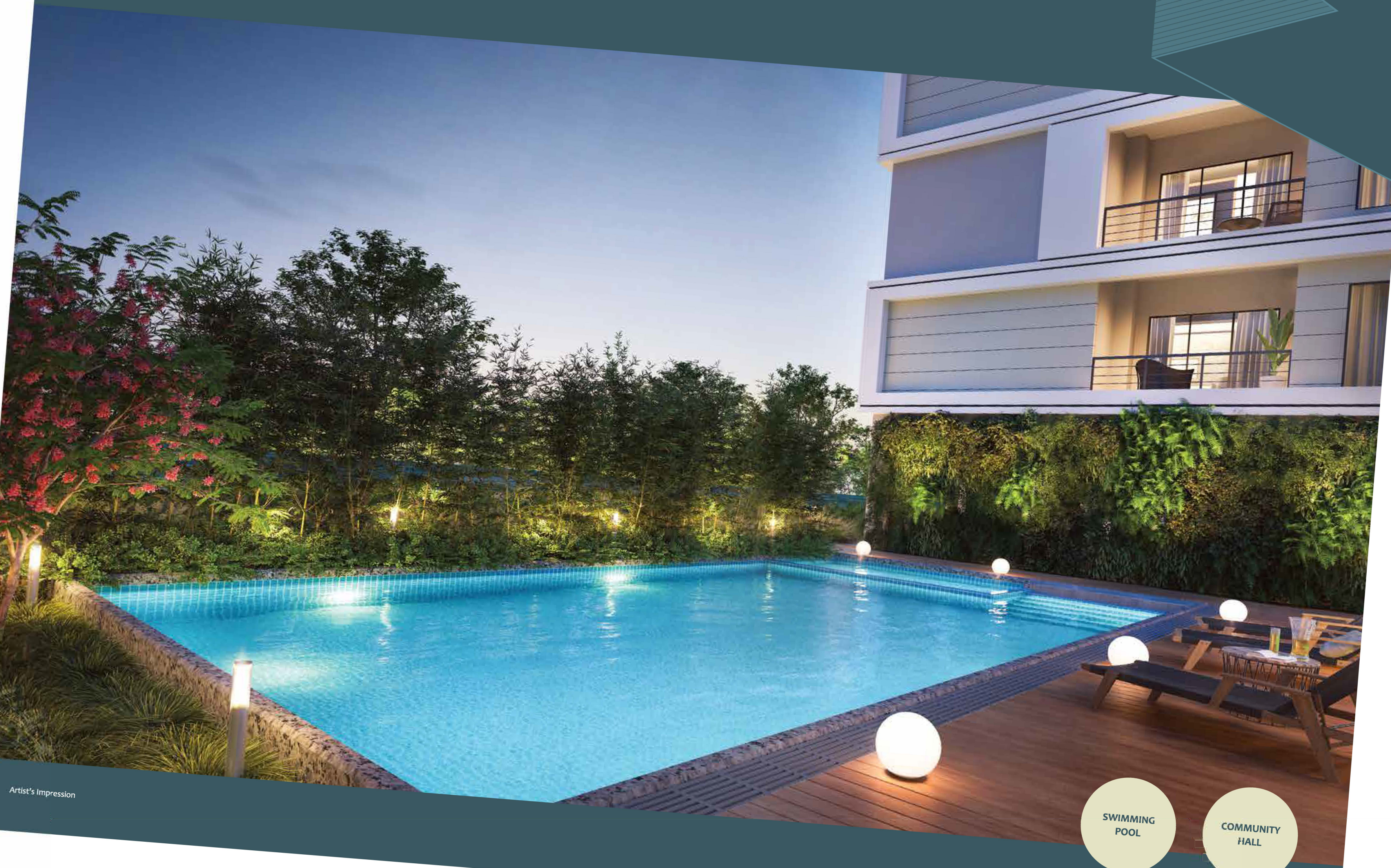
SWIMMING  
POOL



COMMUNITY  
HALL



A cool dip to respite from stress



Artist's Impression

SWIMMING  
POOL

COMMUNITY  
HALL



With commercial spaces present  
at your doorstep, you're always  
nearer to a world of convenience.





# FACILITIES

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POWER BACKUP FOR  
COMMON AREAS  
AND SERVICES



HI-SPEED ELEVATORS  
FOR EACH BUILDING



24X7  
MANNED SECURITY



24X7  
CCTV SURVEILLANCE



DECORATIVE  
ENTRANCE LOBBY





GROUND FLOOR PLAN

LEGENDS:

- 1. ENTRY (FOR RESIDENTS)
- 2. EXIT (FOR RESIDENTS)
- 3. DRIVEWAY
- 4. CENTRAL LAWN
- 5. PLANTER
- 6. SWIMMING POOL
- 7. DECK
- 8. KID'S PLAY AREA
- 9. SEAT
- 10. PARKING
- 11. GREEN
- 12. STEPPING STONES
- 13. PATHWAY
- 14. SCULPTURE
- 15. OPEN GYM
- 16. COMMUNITY HALL



MASTER PLAN			
SHOP	CARPET AREA	BU AREA	SBU AREA
1	415	454	613
2	258	284	383
3	477	516	697
4	315	349	471
5	320	346	467
6	400	425	574
7	374	398	537
8	363	386	521
9	406	436	589

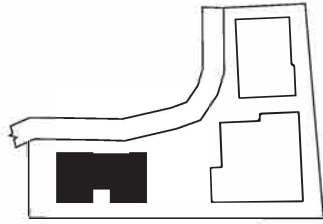




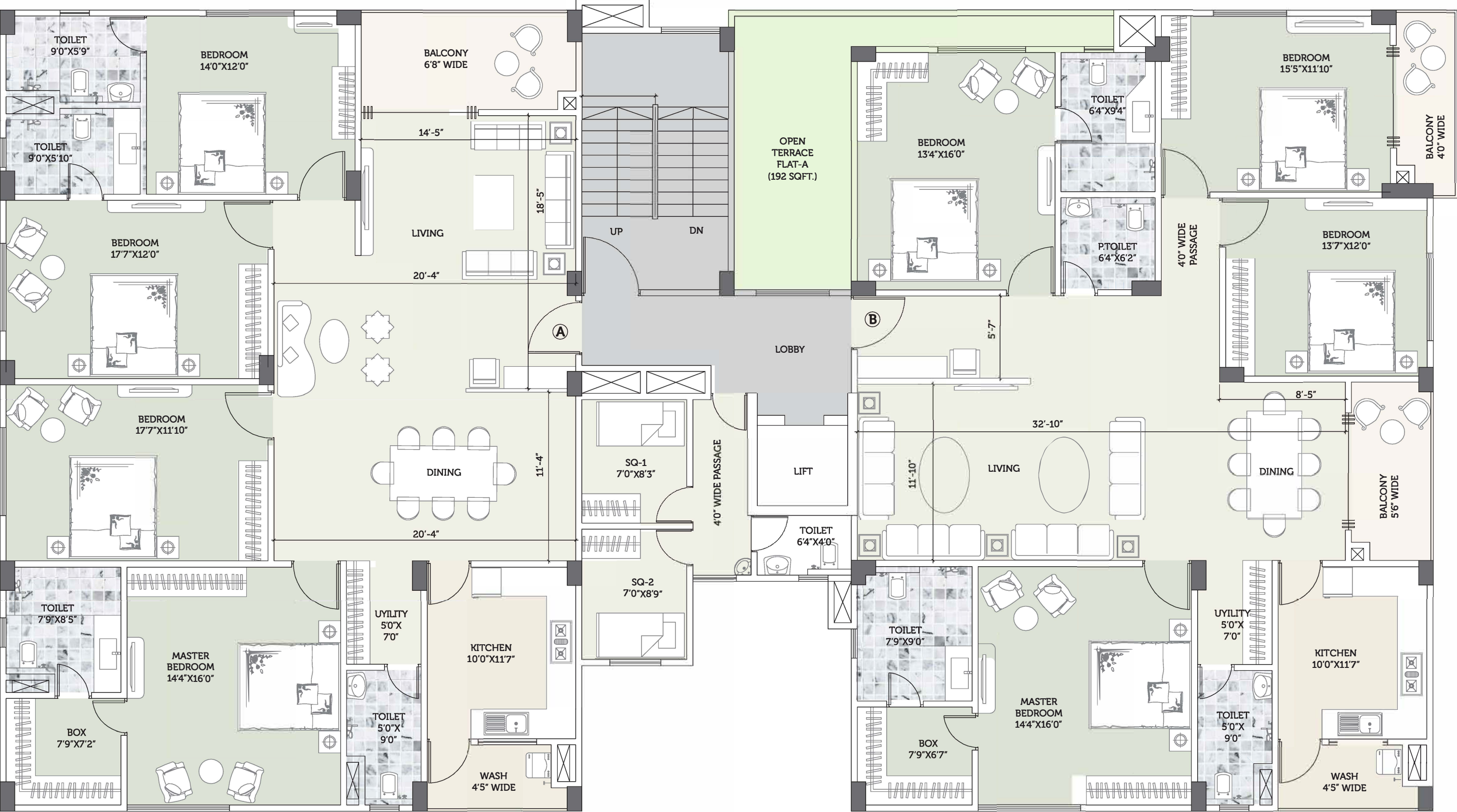
OVER ALL TYPICAL  
FLOOR PLAN







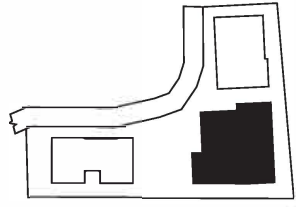
TYPICAL FLOOR (1<sup>ST</sup> TO 5<sup>TH</sup>) PLAN  
BLOCK-1



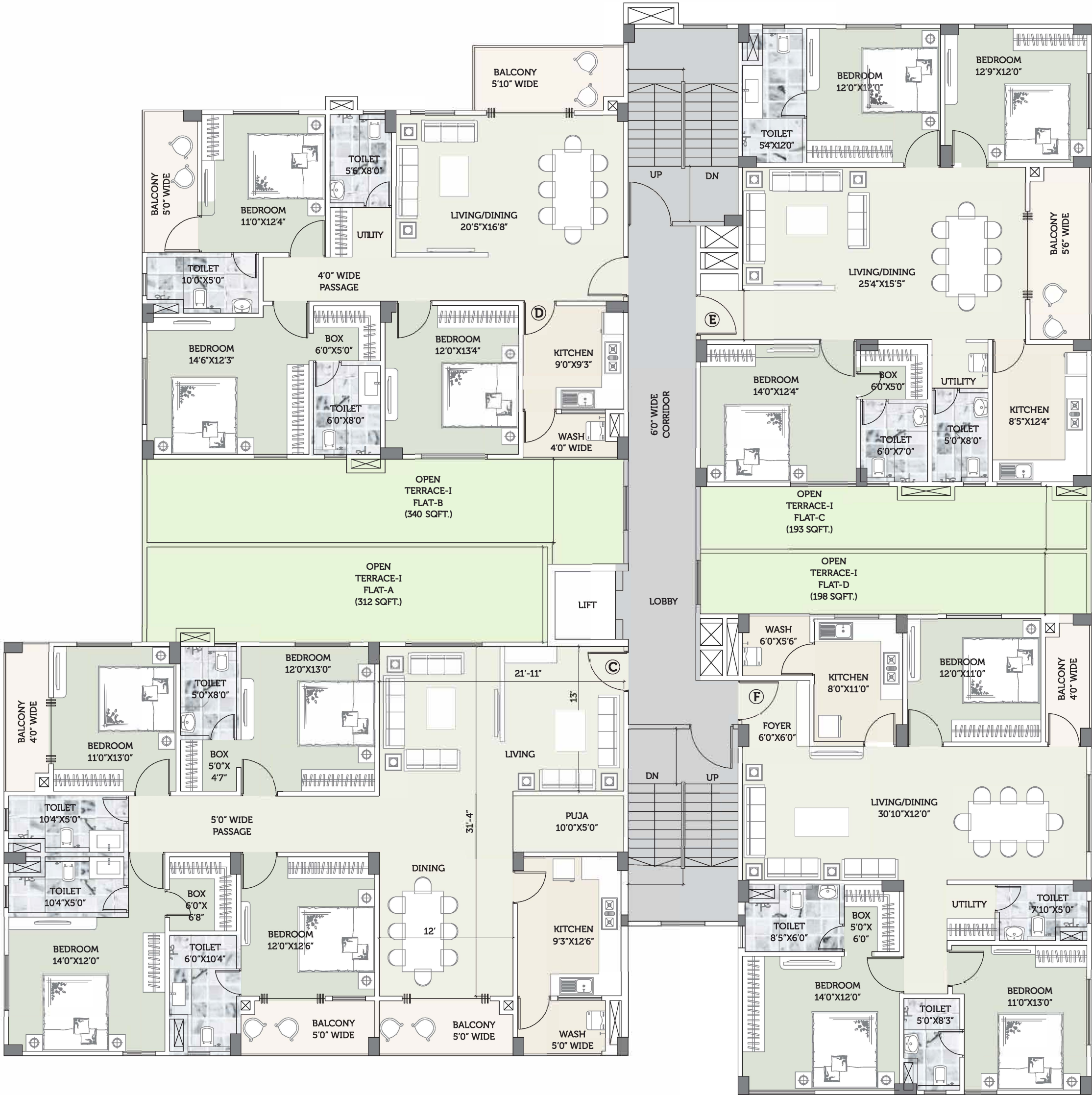
BLOCK - 1							
AS PER SANCTIONED BUILDING PLAN	FLAT	CARPET AREA	BU AREA	SBU AREA	OPEN TERRACE AREA 1 <sup>ST</sup> FLOOR	BALCONY AREA	SQ AREA
A2	A	1876	2381	2976	-	126	98
A1	B	1831	2347	2934	192	139	94







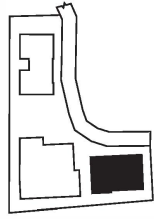
TYPICAL FLOOR(1<sup>ST</sup> TO 5<sup>TH</sup>) PLAN  
BLOCK-2



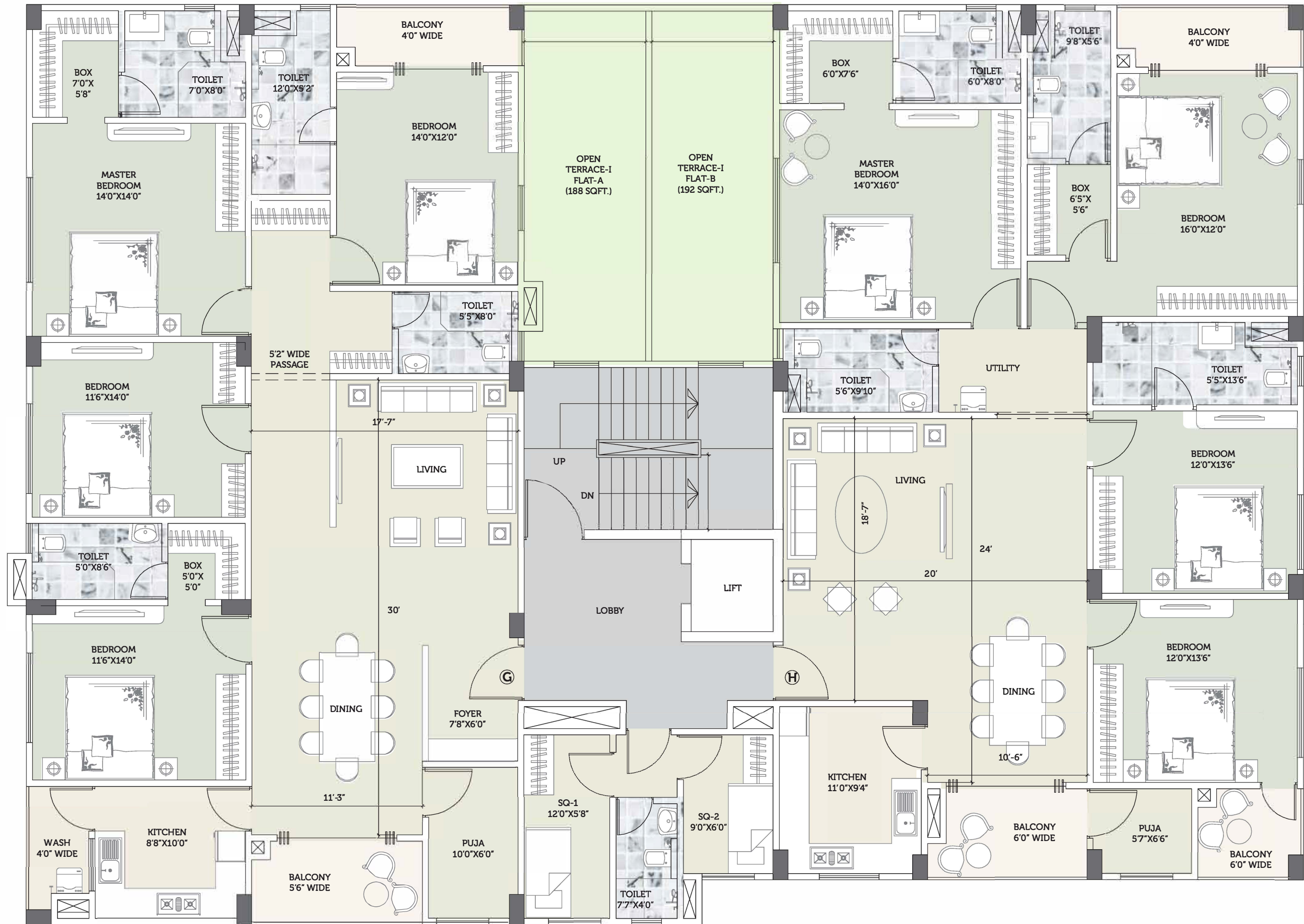
BLOCK - 2								
AS PER SANCTIONED BUILDING PLAN	FLAT	TYPE	CARPET AREA	BU AREA	SBU AREA	OPEN TERRACE AREA 1 <sup>ST</sup> FLOOR	BALCONY AREA	SQ AREA
A7	C	4 BHK	1761	2317	2896	312	192	-
A8	D	3 BHK	1194	1608	2010	340	154	-
A5	E	3 BHK	1227	1545	1931	193	78	-
A6	F	3 BHK	1211	1521	1901	198	69	-







TYPICAL FLOOR (1<sup>ST</sup> TO 5<sup>TH</sup>) PLAN  
BLOCK-2



BLOCK - 2							
AS PER SANCTIONED BUILDING PLAN	FLAT	CARPET AREA	BU AREA	SBU AREA	OPEN TERRACE AREA 1 <sup>ST</sup> FLOOR	BALCONY AREA	SQ AREA
A4	G	1750	2276	2845	188	129	92
A3	H	1761	2289	2861	192	135	78





# PAST PROJECTS

## COMMERCIAL



**THE PLANET MALL**  
Siliguri

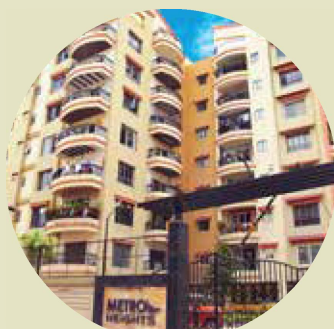


**ML ACROPOLIS**  
Siliguri



**KRISHNA VATIKA**  
Jalpaiguri

## RESIDENTIAL



**METRO HEIGHTS**  
Siliguri



**KRISHNA VATIKA**  
Siliguri



**AMRAPALI RESIDENCY**  
Siliguri

# DEVELOPER



MLA Group was established in the year 1973, trading in iron & steel, building materials, and was registered as the general order supplier of the Govt. Department.

Today MLA Group is a renowned name in the entire North-Eastern India due to its vast presence and spread of various businesses helping in the making of national infrastructure, working closely with government concerns like CPWD, SMC, SJDA, PWD, and NHI for the last 30 years.

MLA Group has an experience of over 3 decades in building true value and classy real estate projects in Siliguri and its adjoining belts.

The Group has already delivered over 30 projects aggregating to more than 30 lac sq. ft. also, has an inventory of more than 15 lac sq. ft. in progress and many more to come to vide its huge existing land bank.

The Group has already delivered few industrial parks with more than several plots which has been approved by the MSME Department of West Bengal Government.

The Group is committed and known for its delivery and quality. The business domains and interests of MLA Group are:

- Cement Manufacturing • Real Estate Project Development • Infrastructure Project Development
- Logistics • Warehousing • Industrial Park • Road Construction • Hospitality - Ramada, Darjeeling
- Amusement Park • Tea Garden



With the will of the heart and dream in the eyes, Mr Dipak Mundhra and Mr Kishan Agarwal 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.

They have already delivered over 13 projects aggregating to more than 15 lac sq. ft. and have an inventory of more than 20 lac sq. ft. in progress. They also have been able to deliver a couple of Industrial Plotting projects near Siliguri.





## ARCHITECT

AGRAWAL & AGRAWAL was established in 1986 as a professional architectural firm. After the modest beginning under the leadership of architect JP Agrawal, the firm grew to become a well-established and reputed firm of eastern India. Gradually the firm got opportunities to work all across the country and designed various prestigious projects in more than 12 states. Till date, the firm has completed more than 500 projects which include various use group and all varieties of scale and nature.



## LANDSCAPE CONSULTANT

The landscape is created to broaden the scope of living of the residents and create strong emotional connections. The central landscape area gives a compressive release upon entrance. It is aimed to make the different elements of the landscape, swimming pool, children play area, lush green lawn, a single entity with dense green to integrate with the residence. It incorporates people of all ages through our carefully placed elements. A series of stepping stones connect the landscape area from one end to another. A decorated pathway guides people from the driveway to the swimming pool. The children play is located to the opposite of this pathway to create a breathing space for everyone. The landscape is encrusted with feature walls and screen walls to shield it from the outside and the driveway. The area is soften with the dense vegetation along the boundary wall and border.



## BRAND CONSULTANT

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  
THE LUXURY OF PEACE

Windsor  
& park  
SIGNATURE RESIDENCES