



BROCHURE OF HIMALAYA KANYA PHASE - III



WEST BENGAL HOUSING BOARD

Name of Project : Himalaya Kanya Housing Project, Phase-III, Siliguri.

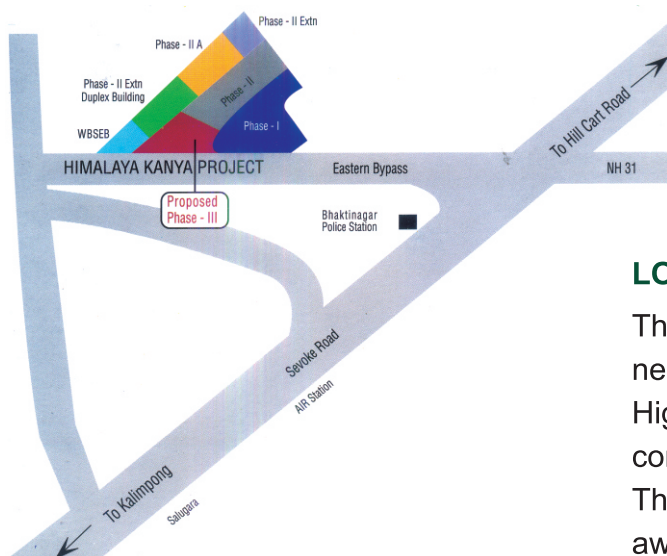
Address : Sevoke Road, where it crosses the National High Way 31, Eastern Bypass, Siliguri, Pin-734008, West Bengal.

Total No. of flats and Duplex House : 81 Nos.

Project Status : Completed.

Year of Completion : 2014

At present there are only 13 (Thirteen) nos. **DUPLEX FLATS - 3BHK (CD)** which remained unsold and are being offered on sale, through lottery to the public.



LOCATION

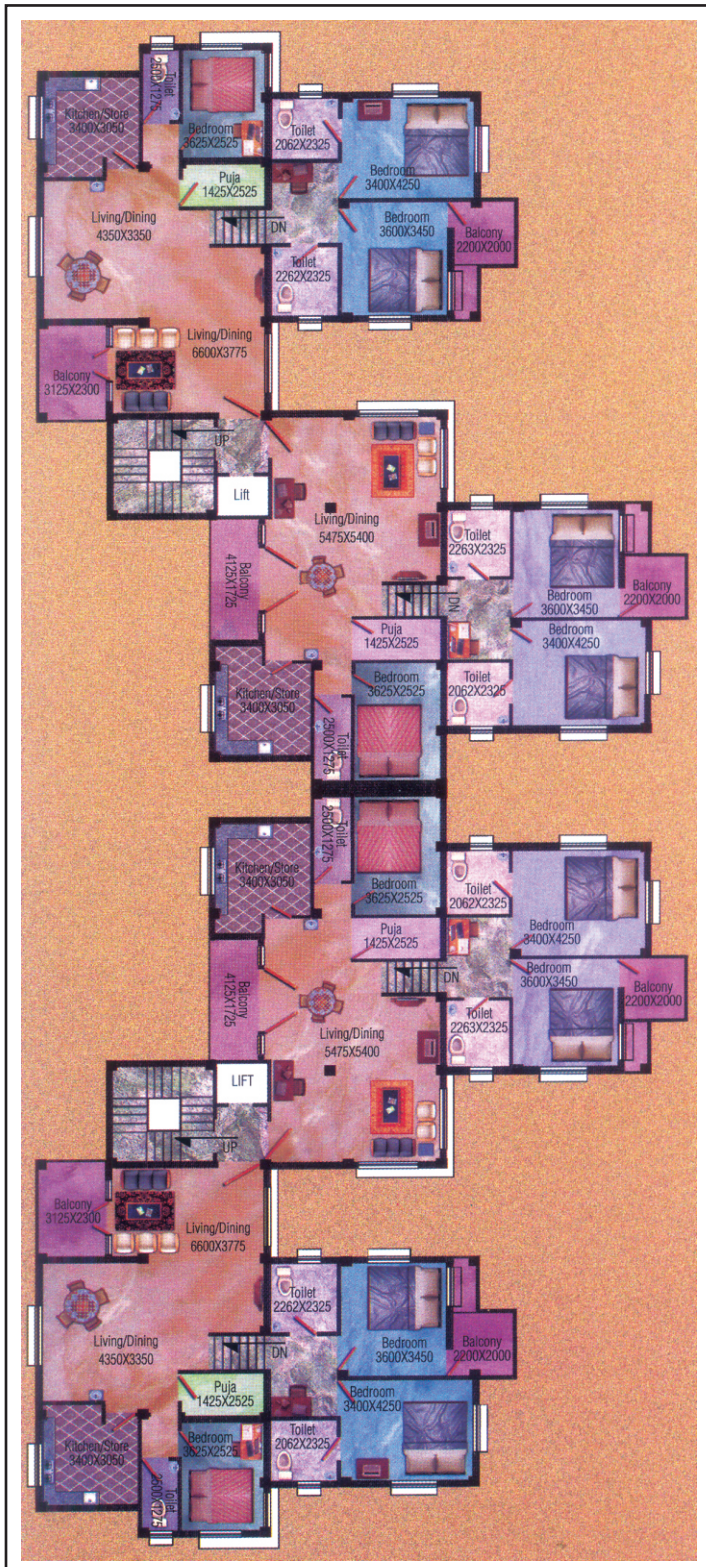
The Himalaya Kanya Housing Project Phase III is located near Sevoke Road, where it crosses the National Highway 31, and is adjacent to the Eastern Bypass connecting Siliguri to New Jalpaiguri Don Bosco School. The Sevoke Road and Hill Cart Road junction is only 4 km away from the project site.

Sl. No.	Category / Type	No. of Flats	Carpet Area including Balcony (Sq. Ft.)	Sale Price (Rs.)	Application Money (Rs.)	No. of CPS	Sale Price of CPS (Rs.)
1.	HIG DUPLEX FLATS (G+4)	13	1437	65,70,467.00/-	5,00,000.00/-	13	5,00,000.00/-

Note : Price of CPS shall be paid in addition to the flat price at the time of paying allotment money.

TYPICAL FLOOR PLAN

Type C : 2nd & 3rd Floor



BRIEF SPECIFICATIONS

A STRUCTURE

Reinforced Cement Concrete (RCC) frame with brick walling.

B FLOORING

Marble in bedrooms, living / dining room.

C KITCHEN

- (i) Floor-Anti-skid ceramic tiles.
- (ii) Countertop-Granite.
- (iii) Ceramic tiles up to lintel.

D TOILET

- (i) Floor-Anti-skid ceramic tiles.
- (ii) Dado - Ceramic tiles.

E WALLS

- (i) External-Acrylic emulsion paint.
- (ii) Internal-Lime punning over plaster surface with a coat of primer.

F DOORS

- (i) Room doorframes-Siliguri Sal wood.
- (ii) Room door shutters-Decorative flush door (entrance).
- (iii) Toilet door-PVC door with PVC frame.
- (iv) Kitchen door-FRP door with Siliguri Sal frame.
- (v) Stair room door-FRP door with FRP Shutter.

G WINDOWS

Aluminium window with MS integrated grill.

H STAIRS

Kota Stone Flooring.

I INTERNAL ELECTRIFICATION

Concealed wiring with copper conductor and adequate electrical connections for installing modern gadgets. G+4 storied buildings are provided with one collapsible door type Lift each building.

Type C apartment blocks ensures optimal light and ventilation. Lifts and stairways ensure easy access.

MORE THAN 50 FLATS/ HOUSES ARE SOLD OUT AND A GOOD NUMBER OF HOUSEHOLDS LIVE IN THE PROJECT. CIVIC AMENITIES REQUIRED FOR LIVING ARE ALREADY THERE. ANY WITHDRAWAL OF APPLICATION UPTO 15 DAYS PRIOR TO LOTTERY WILL BE CHARGED WITH A PENALTY OF 25% OF APPLICATION MONEY+OTHER APPLICABLE CHARGES. ALL WITHDRAWALS OF APPLICATION FROM 14 DAYS PRIOR TO LOTTERY AND UPTO ISSUE OF ALLOTMENT LETTER WILL BE CHARGED WITH A PENALTY OF 30% OF APPLICATION MONEY+OTHER APPLICABLE CHARGES. IN CASE OF SURRENDER OF ALLOTMENT AFTER ISSUE OF ALLOTMENT LETTER, 50% OF APPLICATION MONEY+OTHER APPLICABLE CHARGES WILL BE CHARGED AS PENALTY.

MODE OF PAYMENT : Full payment less Application Money on Allotment money is to be deposited within 60(sixty) days from the date of issue of allotment letter.

MODE OF TRANSFER : On Free hold basis through execution & registration of Deed. Execution of Deed will be made as per Execution notice to be issued soon after full payment is made by the allottee.

Common Areas and Facilities (CAF) shall be handed over to the registered Apartment Owners' Association for the purpose of maintenance and management of such Common Areas and Facilities, within the project. The allottees shall have to obtain membership from the registered Apartment Owners' Association.

N.B. : West Bengal Housing Board no longer extends maintenance service to Himalaya Kanya Housing Project, Ph-III.

ALLOTMENT : Flats along with Car parking space shall be allotted by way of Draw of lots. The date, venue and time of lottery will be uploaded in web site.

POSSESSION : The scheme is completed and ready for possession. On submission of a copy of Registered Deed, possession letter will be issued.

DISCLAIMER : 1) In case of any discrepancy regarding payment status applicants will be identified by his / her application ID and they will be required to submit transaction ID and any other documents to confirm their payment status.
2) Convenience charges (if any) payable on account of payment of Application money is on account of prospective Applicants only.

Note: The terms and condition as laid down in the book of General Terms & Conditions, effective from 19/06/2024 shall be applicable. The applicants are requested to consult the Book of General Terms and Conditions carefully before submission of On-Line Application.

The Board reserves it's right to interpret all the terms, conditions and clauses finally.



Name of Project : Himalaya Kanya Housing Project, Phase-III, Siliguri.

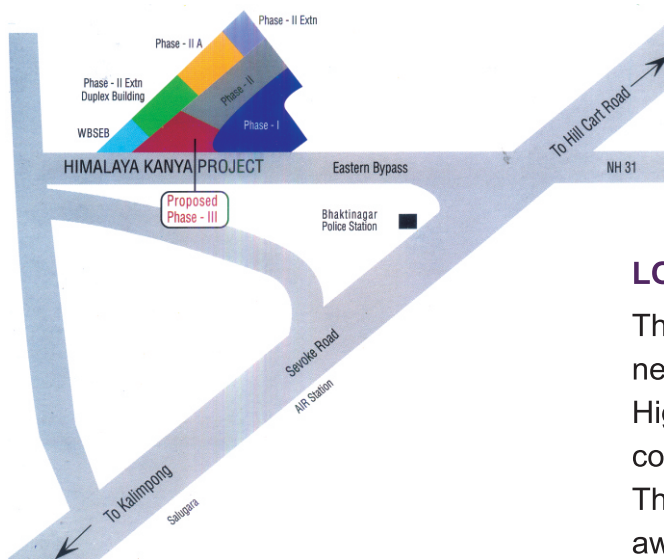
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Total No. of flats and Duplex House : 81 Nos.

Project Status : Completed.

Year of Completion : 2014

At present there are only 4 (Four) nos. TRIPLEX FLAT - 4BHK (CT) which remained unsold and are being offered on sale, through lottery to the public.



LOCATION

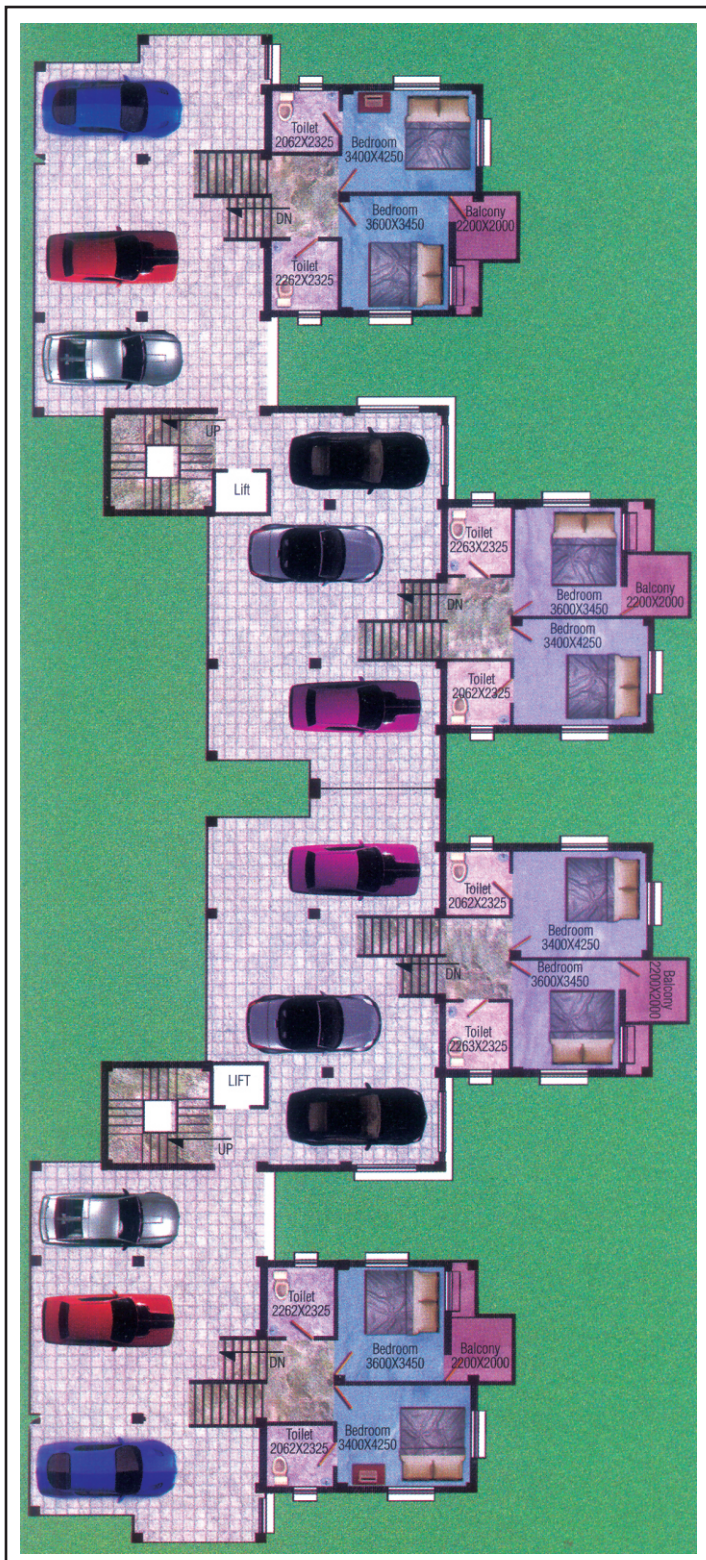
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1.	HIG TRIPLEX FLATS (G+4) :	04	2033	92,09,289.00/-	5,00,000.00/-	04	5,00,000.00/-

Note : Price of CPS shall be paid in addition to the flat price at the time of paying allotment money.

TYPICAL FLOOR PLAN

Type C: Ground Floor



BRIEF SPECIFICATIONS

A STRUCTURE

Reinforced Cement Concrete (RCC) frame with brick walling.

B FLOORING

Marble in bedrooms, living / dining room.

C KITCHEN

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G WINDOWS

Aluminium window with MS integrated grill.

H STAIRS

Kota Stone Flooring.

I INTERNAL ELECTRIFICATION

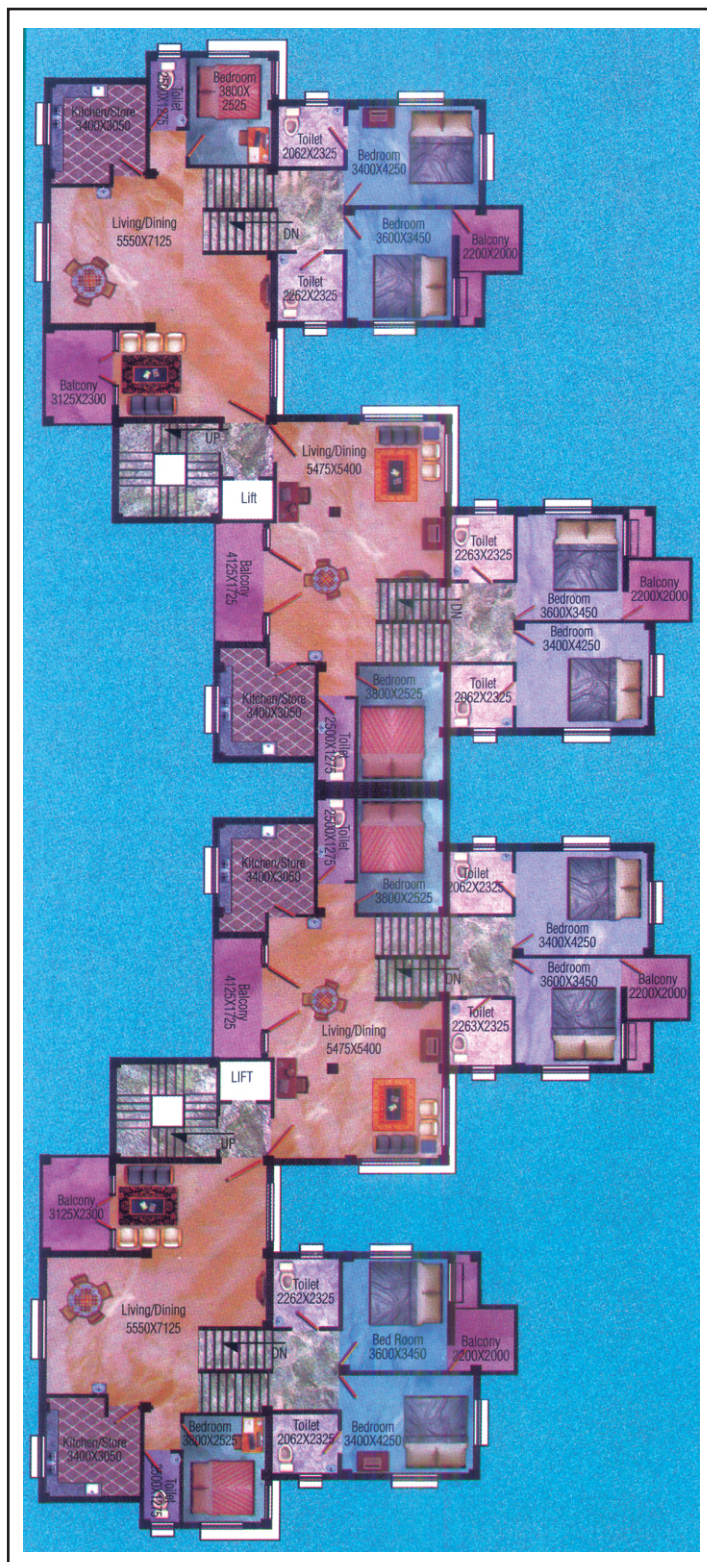
Concealed wiring with copper conductor and adequate electrical connections for installing modern gadgets. G+4 storied buildings are provided with one collapsible door type Lift each building.

The Type C apartment blocks are split storied patterns. The blocks consist of partly straight 4-storey and partly G + 4 storey.

Each block comprises four separate kinds of apartments : CT (4-bedroom triplex), CD (2-bedroom duplex), C1S (2-bedroom single flat) and C2S (2-bedroom single flat).

TYPICAL FLOOR PLAN

Type C : First Floor



Type CT (Triplex Flats)

Number of Units	5
Carpet Area including Balcony (sq.ft.)	2033
Accommodation	1 Living/Dinning
	4 Bedrooms
	1 Study
	2 Toilets
	3 Toilets (attached)
	3 Balcony
	1 Kitchen

Type CD (Duplex Flats)

Number of Units	15
Carpet Area including Balcony (sq.ft.)	1437
Accommodation	2 Bedrooms
	1 Study
	1 Living/Dinning
	1 Kitchen/Store
	2 Balcony
	1 Puja room
	2 Toilets +
	1 Toilets (attached)

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(ESTD. UNDER WB.ACT XXXII OF 1972)

'ABASAN'

105, S. N. Banerjee Road, Kolkata - 700014

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