

## Developers



AN GROUP



HELICON GROUP

## Corporate Address

Shree Shyam Infra Developers  
18, Golaghata Road  
Kolkata - 700 048

## Site Address

207, Dakshindari Road,  
Lake Town, Kolkata - 700 048

**Call for Enquiry : +91 93307 76797 / +91 62933 33001**

**E:atreyaa207@gmail.com | W: www.atreyaa.in**

**RERA:**

Follow us

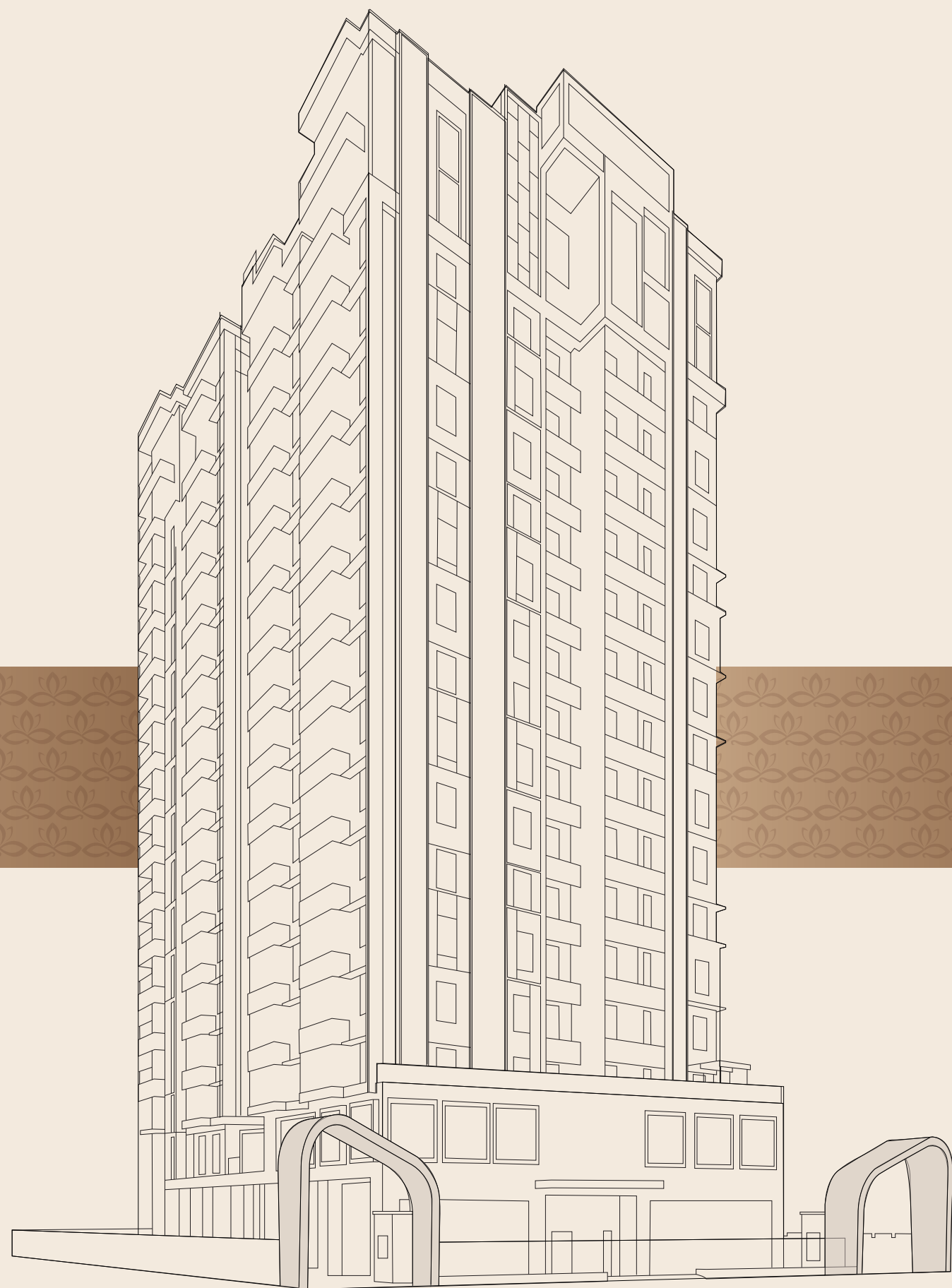


Concept & Design by: F9PLANET STUDIO

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# ATREYAA

— Heavenly Homes —



# ATREYAA



— Heavenly Homes —

## Welcome to your Urban Paradise !!

Where the essence of luxurious living meets the practicality of affordability. Situated in a prime location and designed with an eye for elegance and comfort, Atreyaa redefines modern urban living with a unique blend of sophistication and convenience. Every aspect of these high-rise apartments has been meticulously crafted to cater to your aspirations, Offering not just a residence but an exceptional lifestyle experience.

Atreyaa invites you to embrace a new standard of living where your dreams of opulence are within reach, without compromise.

**YOUR HEAVENLY HOMES !!**



# ATREYAA

— Heavenly Homes —



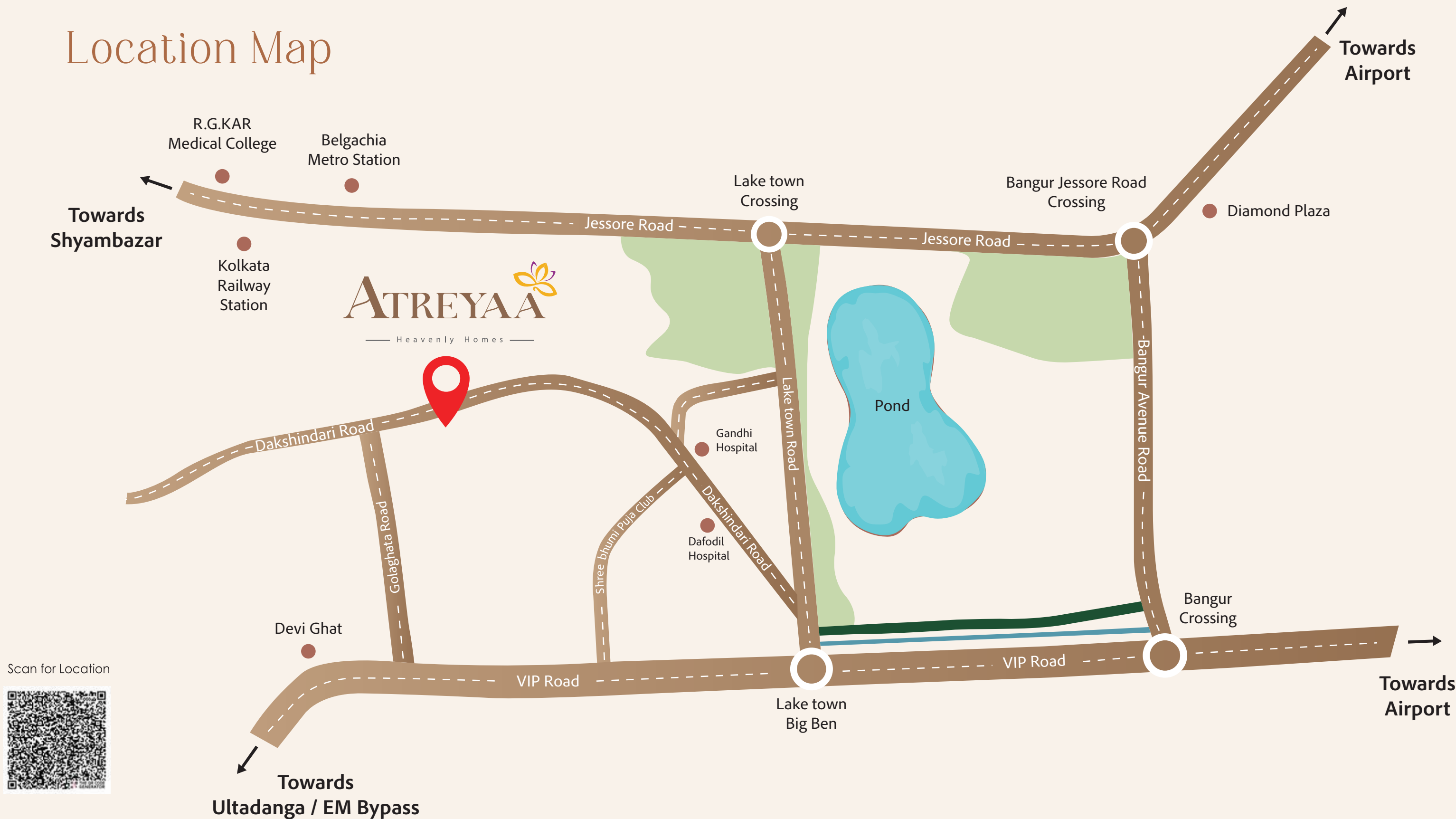
## The Divine address of Connected Living

Live closer to a life of urban ease and  
utmost convenience!





# Location Map



map not to scale\*\*



St. Xaviers University	30 min
Amity University	31 min
The Bhawanipur Education Society	34 min
NSHM	45 min



Heritage School	11 min
Newtown School	26 min
Lamartiniere School	30 min
DPS Mega City	32 min



Hyatt	10 min
Plush 28	11 min
JW Marriott	17 min
ITC Royal Bengal	18 min
Mainland China	29 min



Nicco Park	16 min
ECO Park	21 min
Aquatica	25 min



Dafodil Hospital	3 min
Apollo Hospital	10 min
ILS Hospitals	11 min
Charnock Hospital	12 min
AMRI Hospital	13 min



Belghachia Metro Station	10 min
City Centre Metro Station	10 min
Kolkata Railway Station	12 min
Airport	17 min
Sealdah Station	21 min
Howrah Railway station	31 min



Diamond Plaza	9 min
Mani Square	10 min
City Centre 1	10 min
City Centre 2	19 min



Your home embraces the skyline with  
**Elegance Leisure**

**ATREYAA**  
Heavenly Homes



Gated Community



Highly Accessible



State-of-the-art Amenities



Adda Corner



Gymnasium



Infinity Swimming Pool



Vastu Compliant



Premium Lifestyle Facilities



24 x 7 Security Service





# A piece of heaven on earth



2

*Majestic Towers*

108

*Signature Residences*

4

*Luxury Penthouse*

11 ft.

*Floor -to-Floor Elegance*





# ATREYAA

— Heavenly Homes —





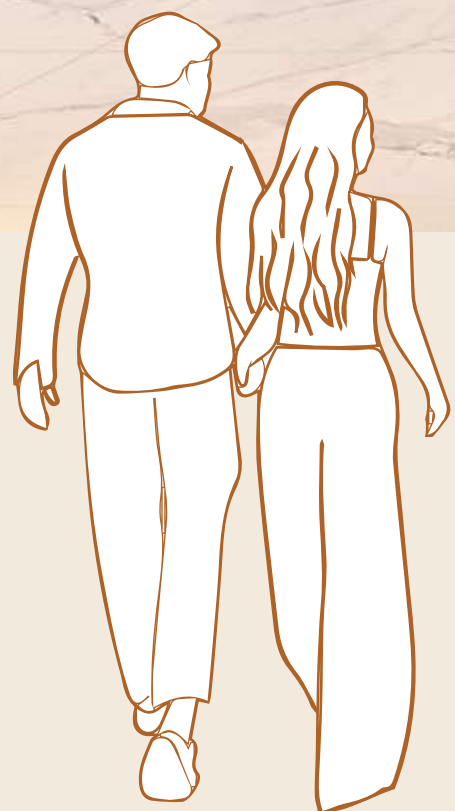


Superiority in heaven and on earth





 Double Height Entrance Lobby

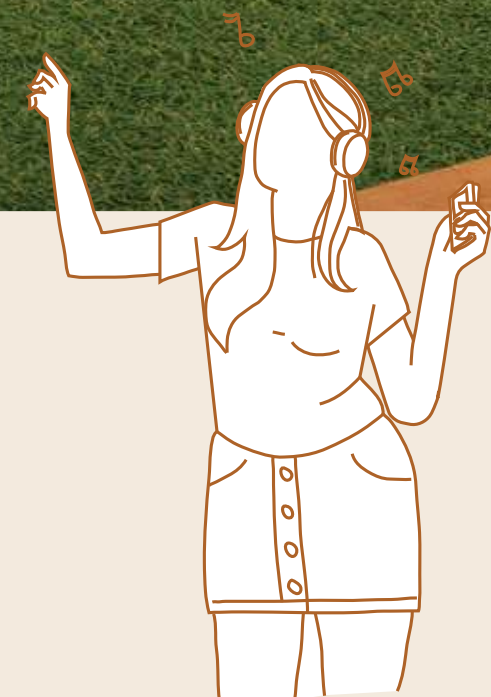


The grand welcome you deserve





Where every night is a Celebration








 Community Hall

  
**ATREYAA**   
— Heavenly Homes —





 Indoor Games



Crafted for Champions , Designed for you





Push your limits Break the barrier







Where strategy meets Style







Senior Citizen Adda Zone



Adda Corner Quiet, for your soft whispers.

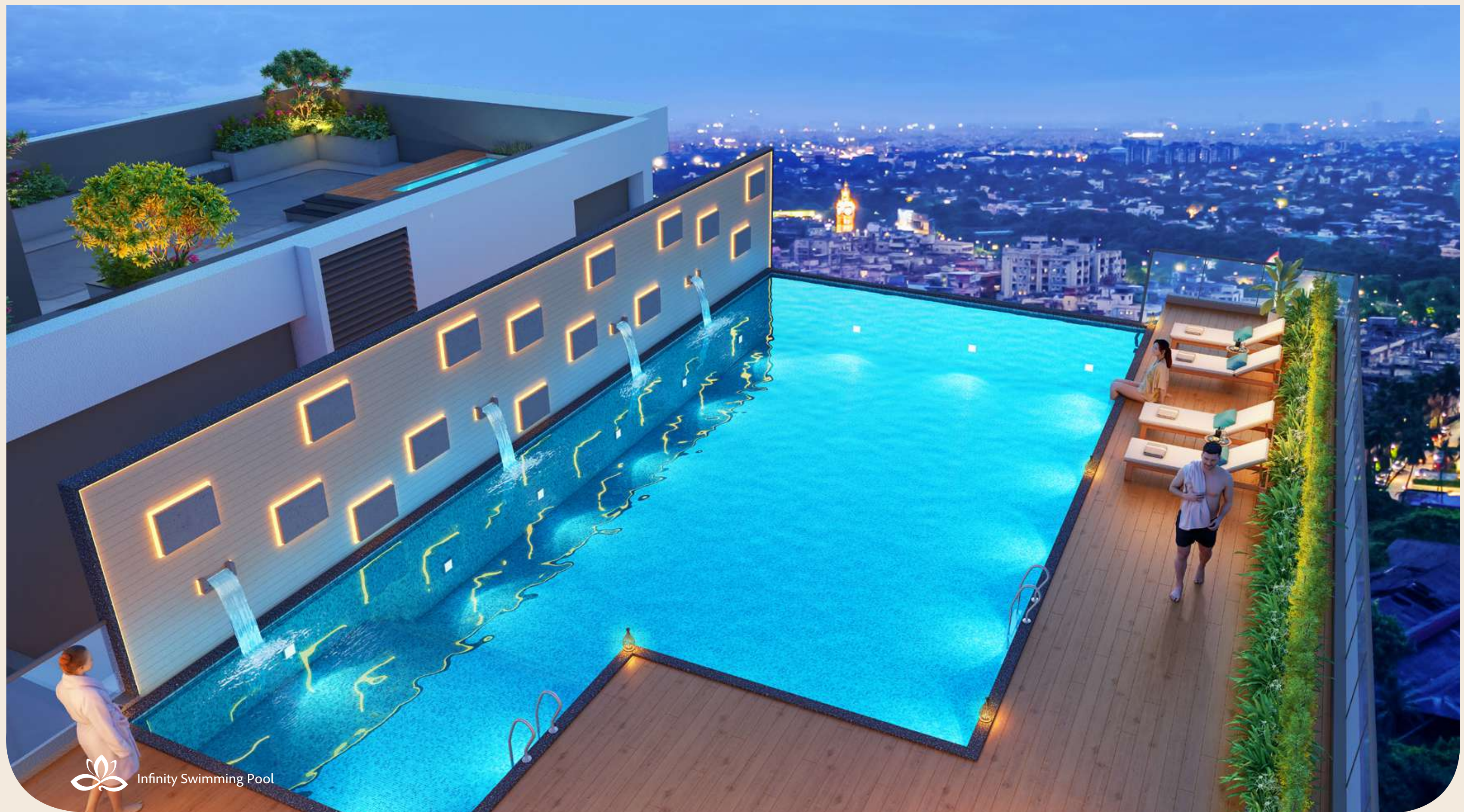




The spirit of your Soul finds Life







Dive into luxury and relaxation  
in our **Swimming Pool**



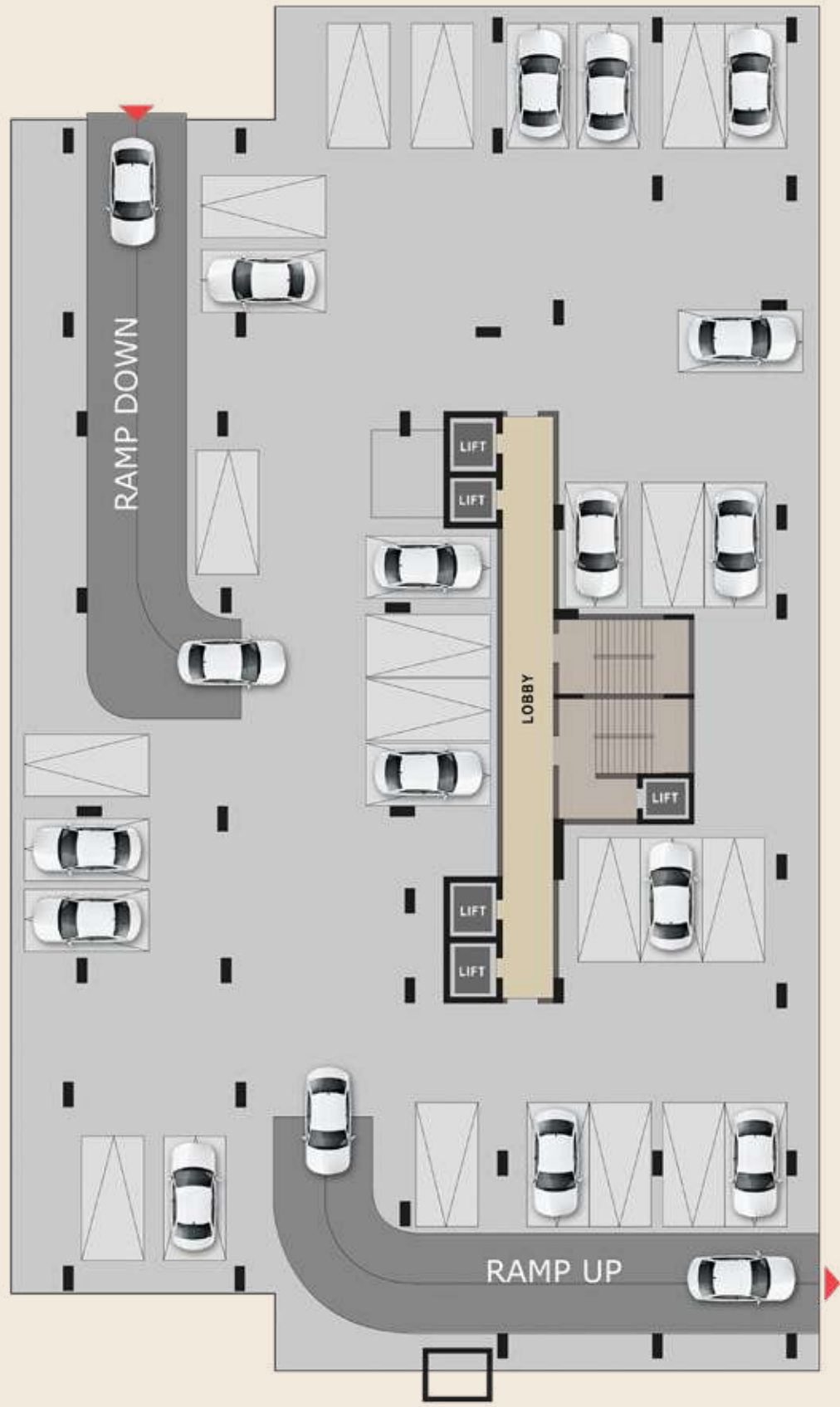


# Master Plan



## Legends

- |                            |                            |                         |
|----------------------------|----------------------------|-------------------------|
| 1. ENTRY GATE              | 6. COMMERCIAL SPACE        | 11. OPEN CAR PARKING    |
| 2. EXIT GATE               | 7. INTERNAL DRIVEWAY       | 12. COVERED CAR PARKING |
| 3. SECURITY GOOMTY         | 8. DROP OFF ZONE           | 13. SERVICES            |
| 4. COMMERCIAL ENTRY / EXIT | 9. RAMP (WAY TO BASEMENT ) | 14. TEMPLE              |
| 5. COMMERCIAL PLAZA        | 10. MLCP CAR PARKING       | 15. PERIPHERAL GREEN    |



Basement Plan







First Floor Plan



2nd Floor Plan

FLAT MKD	FLAT TYPE	CARPET (SQ.FT.)	BALCONY (SQ.FT.)	BUILT -UP (SQ.FT.)	S/BUILT UP (SQ.FT.)	OPEN TERRACE (SQ.FT.)
A	3BHK + 3T	917	71	1075	1494	329
B	4BHK + 4T	1405	149	1665	2314	342
C	3BHK +3T	1173	147	1408	1957	-
D	3BHK +3T	816	49	957	1331	-
E	3BHK +3T	1171	119	1385	1925	-
F	4BHK + 4T	1387	169	1667	2317	-
G	3BHK +3T	947	60	1095	1522	-
H	3BHK +3T	1037	49	1185	1647	-







Typical Floor Plan ( 3<sup>rd</sup> - 14<sup>th</sup> )

FLAT MKD	FLAT TYPE	CARPET (SQ.FT.)	BALCONY (SQ.FT.)	BUILT-UP (SQ.FT.)	S/BUILT UP (SQ.FT.)
A	3BHK + 3T	917	71	1075	1494
B	4BHK + 4T	1405	149	1665	2314
C	3BHK +3T	1173	147	1408	1957
D	3BHK +3T	816	49	957	1331
E	3BHK +3T	1171	119	1385	1925
F	4BHK + 4T	1387	169	1667	2317
G	3BHK +3T	947	60	1095	1522
H	3BHK +3T	1037	49	1185	1647



15<sup>th</sup> Floor Plan

FLAT MKD	FLAT TYPE	CARPET (SQ.FT.)	BALCONY (SQ.FT.)	BUILT-UP (SQ.FT.)	S/BUILT UP (SQ.FT.)	ROOF (SQ.FT.)
C	3BHK +3T	1173	147	1408	1957	-
D	3BHK +3T	816	49	957	1330	-
E	3BHK +3T	1171	119	1385	1925	-
H	3BHK +3T	1037	49	1185	1647	-





# 3D Isometric

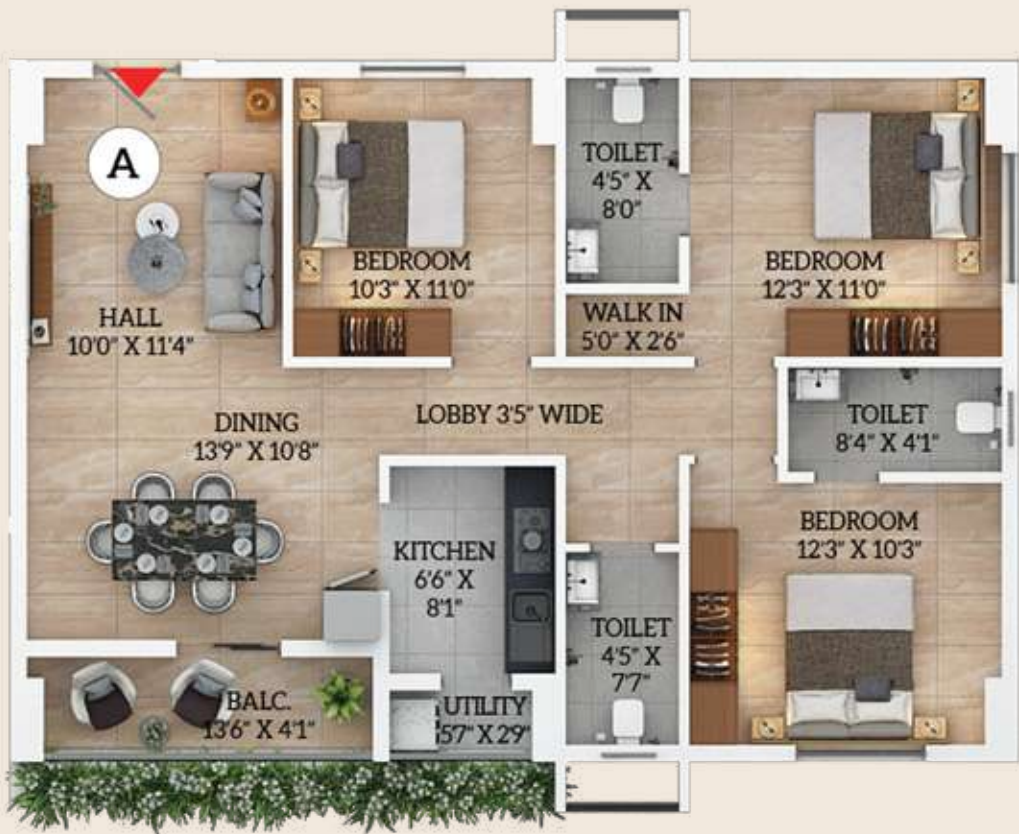


Key Plan

# 3D Isometric



Key Plan



Flat - A

S/Built -up Area - 1494 Sq.ft.

FLAT MKD	FLAT TYPE	CARPET (SQ.FT.)	BALCONY (SQ.FT.)	BUILT -UP (SQ.FT.)	S/BUILT UP (SQ.FT.)
A	3BHK + 3T	917	71	1075	1494



Flat - B

S/Built -up Area - 2314 Sq.ft.

FLAT MKD	FLAT TYPE	CARPET (SQ.FT.)	BALCONY (SQ.FT.)	BUILT -UP (SQ.FT.)	S/BUILT UP (SQ.FT.)
B	4BHK + 4T	1405	149	1665	2314





3D Isometric



Key Plan



Flat - C

S/Built -up Area - 1957 Sq.ft.

FLAT MKD	FLAT TYPE	CARPET (SQ.FT.)	BALCONY (SQ.FT.)	BUILT -UP (SQ.FT.)	S/BUILT UP (SQ.FT.)
C	3BHK + 3T	1173	147	1408	1957



3D Isometric



Key Plan



Flat - D

S/Built -up Area - 1331 Sq.ft.

FLAT MKD	FLAT TYPE	CARPET (SQ.FT.)	BALCONY (SQ.FT.)	BUILT -UP (SQ.FT.)	S/BUILT UP (SQ.FT.)
D	3BHK + 3T	816	49	957	1331





# 3D Isometric



Key Plan

# 3D Isometric



Key Plan



Flat - E

S/Built -up Area - 1925 Sq.ft.

FLAT MKD	FLAT TYPE	CARPET (SQ.FT.)	BALCONY (SQ.FT.)	BUILT -UP (SQ.FT.)	S/BUILT UP (SQ.FT.)
E	3BHK + 3T	1171	119	1385	1925



Flat - F

S/Built -up Area - 2317 Sq.ft.

FLAT MKD	FLAT TYPE	CARPET (SQ.FT.)	BALCONY (SQ.FT.)	BUILT -UP (SQ.FT.)	S/BUILT UP (SQ.FT.)
F	4BHK + 4T	1387	169	1667	2317





3D Isometric



Key Plan



Flat - G

S/Built -up Area - 1522 Sq.ft.

FLAT MKD	FLAT TYPE	CARPET (SQ.FT.)	BALCONY (SQ.FT.)	BUILT -UP (SQ.FT.)	S/BUILT UP (SQ.FT.)
G	3BHK + 3T	947	60	1095	1522



3D Isometric



Key Plan



Flat - H

S/Built -up Area - 1647 Sq.ft.

FLAT MKD	FLAT TYPE	CARPET (SQ.FT.)	BALCONY (SQ.FT.)	BUILT -UP (SQ.FT.)	S/BUILT UP (SQ.FT.)
H	3BHK + 3T	1037	49	1185	1647







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Vision is the art of seeing what is  
Invisible to others



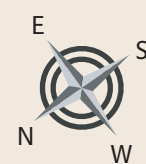






15<sup>th</sup> Floor Plan - Penthouse

FLAT MKD	FLAT TYPE	CARPET (SQ.FT.)	BALCONY (SQ.FT.)	BUILT-UP (SQ.FT.)	S/BUILT UP (SQ.FT.)	ROOF (SQ.FT.)
A (Penthouse)	4.5BHK + 6T	1603	71	1820	2530	538
B (Penthouse)	5BHK + 5T	2321	222	2719	3779	932
F (Penthouse)	5BHK + 5T	2291	242	2705	3760	833
G (Penthouse)	4.5BHK + 6T	1630	60	1842	2560	547



16<sup>th</sup> Floor Plan





# Penthouse 3D Isometric



Key Plan



Lower Penthouse



Upper Penthouse



Private Roof



Penthouse - A & G

FLAT MKD	FLAT TYPE	CARPET (SQ.FT.)	BALCONY (SQ.FT.)	BUILT -UP (SQ.FT.)	S/BUILT UP (SQ.FT.)	ROOF (SQ.FT.)
A	4.5BHK + 6T	1603	71	1820	2530	538
G	4.5BHK + 6T	1630	60	1842	2560	547





# Penthouse 3D Isometric



Lower Penthouse



Upper Penthouse



Private Roof



Key Plan



Penthouse - B & F

FLAT MKD	FLAT TYPE	CARPET (SQ.FT.)	BALCONY (SQ.FT.)	BUILT-UP (SQ.FT.)	S/BUILT UP (SQ.FT.)	ROOF (SQ.FT.)
B	5 BHK + 5T	2321	222	2719	3779	932
F	5 BHK + 5T	2291	242	2705	3760	833





# Specifications

Space Specification:	Luxury Specification
Super Structure:	Earthquake Resistant Reinforced Cement Concrete Structure
Living & Dining Room:	Range of Premium 4' x 2' Italian finish tiles
Master Bedroom:	Range of Premium 4' x 2' Italian finish tiles
Other Rooms :	Range of Premium 4' x 2' Italian finish tiles
Kitchen Floor:	Range of Premium 4' x 2' Italian finish tiles
Counter top:	Granite
DADO:	Up to 3' Height in combination tiles ( Premium )
Water Proofing:	All Bathrooms, Roof / Terrace
Toilet Floor:	Anti-Skid tiles size 4' x 2'
DADO:	Anti-Skid tiles size 4' x 2' up to Lintel height
Sanitary Fixture:	Grohe, Kohler or equivalent
Plumbing :	Supreme of equivalent
Balcony:	Toughened Glass Railing
Door:	Wooden Frame & Flush Door upto 8' Height (Reputed Brand )
Entry Main Door:	Decorative Doors upto 8' Height
Door Handle & Lock:	Godrej or equivalent
Window:	Glazed Coated Aluminum UPVC of Reputed Brand (Height 6' )
Internal Finish:	Putty ( Asian or Equivalent )
Electrical Finish:	Havells or equivalent
Common Lobby:	Tiles with reception desk
Lift:	Reputed brand
Parking Area:	Multilevel parking zone





Where every  
home feels like  
Heaven





## Developer



**AN GROUP**

AN Group stands as a trusted name in Kolkata's real estate landscape, built on a legacy of 24 years in the construction industry. Since our foray into real estate development in 2001, we have consistently delivered about 50 projects that blend thoughtful design with lasting quality. Our commitment is simple yet rare to craft homes that reflect both elegance and practicality, ensuring every property seeker finds their perfect match. With a diverse portfolio of meticulously developed 2 BHK, 3 BHK, and 4 BHK apartments across Kolkata, AN Group continues to set benchmarks in modern urban living, backed by integrity, expertise, and a deep understanding of what clients truly value.

## Developer



**HELICON GROUP**

With a humble beginning in 1978 through Bangur Supermarket Complex , our founder Late Surendra Kumar Goenka set in motion the unwavering vision in real estate. Joined later by his son,Rajiv Goenka they together embarked on a journey of growth, delivering a number of successful projects nearing about 100 , across Kolkata , Odisha and Rajasthan, shaping a lasting legacy of excellence.

## Architect



**D.J. Consultants & Associates**

Kolkata based architectural firm is known for its vibrant and prestigious creations across prominent areas like SSDM, Rajarhat, BMC, KMC, Newtown, Hidco, Saltlake & Mahestalla. The firm has established partnerships with major real estate players in Kolkata. The architect plans the layout ensures compliance, and integrates premium materials and smart technology. We offering a high-end living experience. Our Philosophy is to focus on sustainable development with a commitment to both the project and people. Our quest is to create better living.

## Vastu Consultant



**Hari Shankar Gupta**

A Connoisseur of Vedic Vastu and Fengshui, has been into the profession since 1995. The list of clients include Hindalco Industries, Kiswok Industries, Shyam Sell Group, Salagram Industries, Jaipur Rugs, WMW Industries, GKD Industries, Premier Bars & Pipes, B.D. Castings, Jaya Biscuits, ILS Hospital, P. B. Academic School, Saini International School, Silk Affair P Ltd, Saini Hyundai to name a few. He trained under many famous International Teachers like Master Joseph Yu, Master Cecil Lee, Master Mass, Master Peter Leung, Master Roxane Louis, Lady Chris Griscom, Dr. Victor Backus to name a few. He is the Jt. Secretary of the National Council of The Institution of Vastu Science (India).



**Ranjeet Kumar Surana**

40+ Years of Industry Experience Specializing in powerful yet practical Vastu solutions for: Industrial Spaces, Commercial Properties, Residential Homes, Evaluated Industrial Places, Tea gardens, Warehouses, Resorts, Schools, Hospitals, Corporate buildings, & Showrooms of 10000+ Clients throughout India, USA, Dubai, Canada, Australia, Singapore, Malaysia & Many more.

## Brand Consultant



To create environments that inspires a love of living. We will do this by creating beauty in the build environment, incorporating design innovation and strong adherence to quality, and always being responsive to our clients, communities and environments affected by our work. 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.