

**Lords
Country**

OUR MISSION

**TO BUILD AND HANDOVER
1000 HOMES FOR LUXURY,
QUALITY, AFFORDABLE AND
ECONOMY CLASS IN THE NEXT
4 YEARS.**

OUR VISION

**TO TREAT CUSTOMERS AS
LORDS IN THE PREMISES OF
LORDS COUNTRY**

UNKNOWN IS WHAT DRIVES HUMANITY: ONE WHO HAS NOT DISCOVERED; ALSO RAN.

www.thelordscountry.com



FACILITIES INCLUDED

- Multi Gym
- Roof-Top Swimming Pool
- Indoor games
- Reception
- Guest lounge
- Travel desk
- Wi-Fi campus connectivity
- Restaurant, 24/7 coffee shop and utility shop

- Abadha (Restaurant)
- Bar
- Cloakroom
- Laundry
- EPABX
- Multi-utility hall
- Power backup
- Doctor on call

- ATM (Proposed)
- Stainless Steel Elevators
- Parking space
- Marine beach rides
- Rooftop view of the majestic Sri Jagannath
- Temple sea breeze fluttering your colours.
- We will make cycles available for ride on rent



Lords Country meets 3-Star standard specifications with a potential for generating income. The property harnesses from traditional Puri amalgamating it with the modern lifestyle. It boasts of two highways one in the South (connecting Puri and Satapada known for Chilika lake) and the other at the back (the Green Highway linking coastal Odisha to Coastal Bengal: imagine a ride on this marine stretch). The location is at the heart of modern and fashionable Puri.

The State Capital is 60 Kilometres away. The Sun Temple is 35 KMs from the home you are about to possess. Chilika is 44 KMs away with the magnificence of migratory birds even from Siberia and Australia, Erawadi Dolphins, natural pearls, etc. and do not miss the enchanting boat rides in the world's second largest brackish water lagoon. Your loved ones will be indebted for the gamut of experiences that this property avenues.

Sri Jagannath Temple is 5 Km away.

Sri Jagannath International Airport entrance gate is 500 meters from your property.

Samuka Beach, still virgin, is 3 Km. Enjoy the waves and the golden sands at your pleasure 24/7.

Samuka Project (already received NGTs clearance) with Ultra-modern facilities like International Conference provisions, 7 Star and 5 Star hotels, golf course among others in an Eco-Tourism setting is at 3 Km for your latest pursuit.

Mangalahata Chhak is 2.5 Km.

A property owner in The Lords Country basking in Sri Jagannath's glory enjoying the classic cocktail of spirituality and material grandeur will cherish timeless fulfilment.

Welcome aboard! An epoch awaits you!!

The project will have 5 blocks including studio apartments, commercial spaces, service amenities, parking among others. This project is already approved by BI and approval from other leading Banks is under process. Presently we are open for 1 room and 2 room studios.





SPECIFICATIONS

Foundation and Structure:

Pile foundation with RCC framed structure and brick masonry.
(All types of columns, beams, lintel, slab, chajja, etc. in sub structure and super structure shall be RCC in 1:1.5:3 proportion using $\frac{1}{2}$ and $\frac{3}{4}$ hard granite chips)

Brick masonry and plaster

Fly ash bricks to be used in masonry
Cement mortar proportion: 1:6
Thickness of plaster in internal walls: 12mm
Thickness of plaster in external walls: 16mm

Flooring

Vitrified tiles in all functional floors
Anti Skid ceramic/vitrified tile flooring in toilets

Kitchen

Polished granite cooking platform
Stainless steel washing sink
Exhaust fan
Glazed ceramic wall tile up to 3'6" height above kitchen platform

Colour and paints

Internal wall and ceiling: Two coat putty, one coat internal primer, two coat plastic emulsion
External walls: One coat cement paint, one coat external primer, two coat weather coat

SPECIFICATIONS

Doors

Frame with branded flush door and fittings

Windows

Aluminium shutters with sun reflective glass and safety
GI grills

Electrical

Concealed fire retardant copper wiring with
conduits and modular switches of ISI mark

Toilets

Branded EWC with flush tank
Hot and cold single lever mixer with shower
Branded wall tile up to door height
Face mirror, towel rail and soap dish

Miscellaneous

PHD Line: PVC
Fittings: C.P/Brass
Drainage: Concealed pipe system
Sewerage system: Sewerage treatment for the
project
Water source: Common bore
Road: Paver block



FURNISHING

- AC
- 6' x 6'6" double bed with mattress
- Blanket, bed sheet and towel
- Induction cooker and utensils
- Window curtains
- Geyser
- Wardrobe
- Sofa and centre table
- 32" LED TV
- Ceiling Fan
- Decorative light
- Mini Fridge



1 STUDIO ROOM



DIMENSIONS:

BED ROOM : 9'2" X 9'6"

KITCHEN / HALL : 8'2" X 13'9"

TOILET : 6'4" X 4'0"

BALCONY : 8'10" X 4'0"



BUILT UP AREA : 300 S.Q FT.

SUPER BUILT UP AREA : 418 S.Q FT.

PARKING & SUPER BUILT UP AREA : 580 S.Q FT.

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2 STUDIO ROOM

DIMENSIONS:

BED ROOM 1 : 12.0' X 9'6"

BED ROOM 2 : 9'2" X 9'6"

LIVING / DINNING : 13'10" X 9'6"

KITCHEN : 12'3" X 4'5"

2 TOILET : 6'4" X 4'0"

2 BALCONY : 8'10" X 4'0"



BUILT UP AREA : 616 S.Q FT.

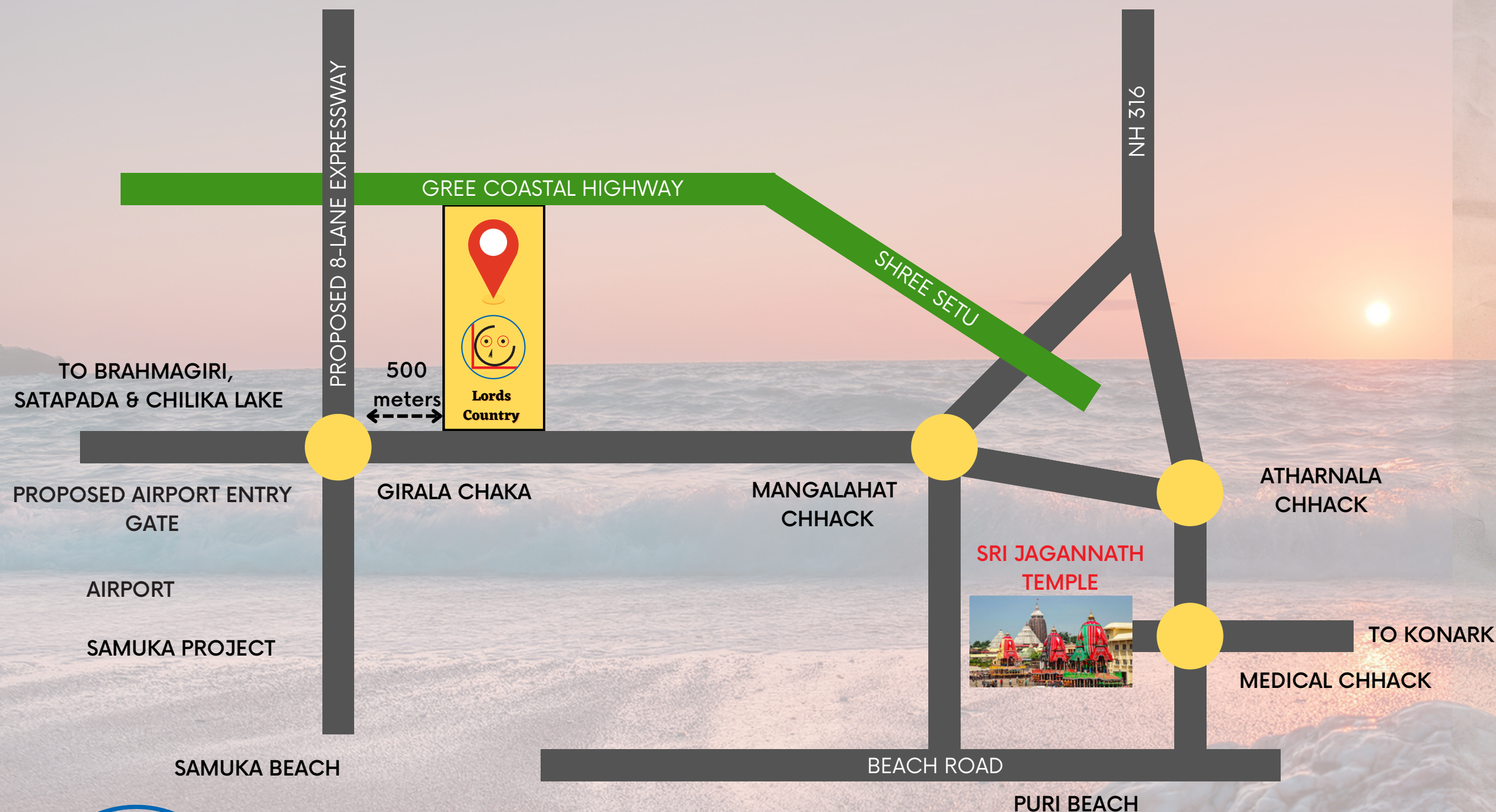
SUPER BUILT UP AREA : 836 S.Q FT.

PARKING & SUPER BUILT UP AREA : 1000 S.Q FT.

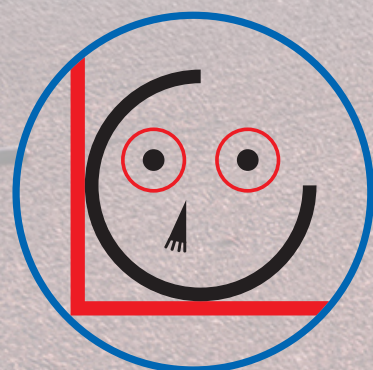
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TO BHUBANESWAR

TO BHUBANESWAR



- Lord Jagannath Temple: 4 kms
- Green Highway: Adjacent to the Lord's Country at rear
- Proposed expressway connecting Puri airport and Bhubaneswar airport is at 500 meters
- Jagannath International Airport entry gate: 500 metres
- Satapada (Chilka Lake): 44 kms (proposed four lane road)
- Shamuka Project: 1.5 kms
- Shamuka Beach: 3 kms
- Shree Setu: 2.5 kms (Flyover connecting bypass with Jagannath Ballav market complex and parking)
- Alarnath Temple (Bramhagiri): 14 kms
- Sun Temple (Konark): 35 kms



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