

THE SUMMIT

RISE TO NEWER HEIGHTS

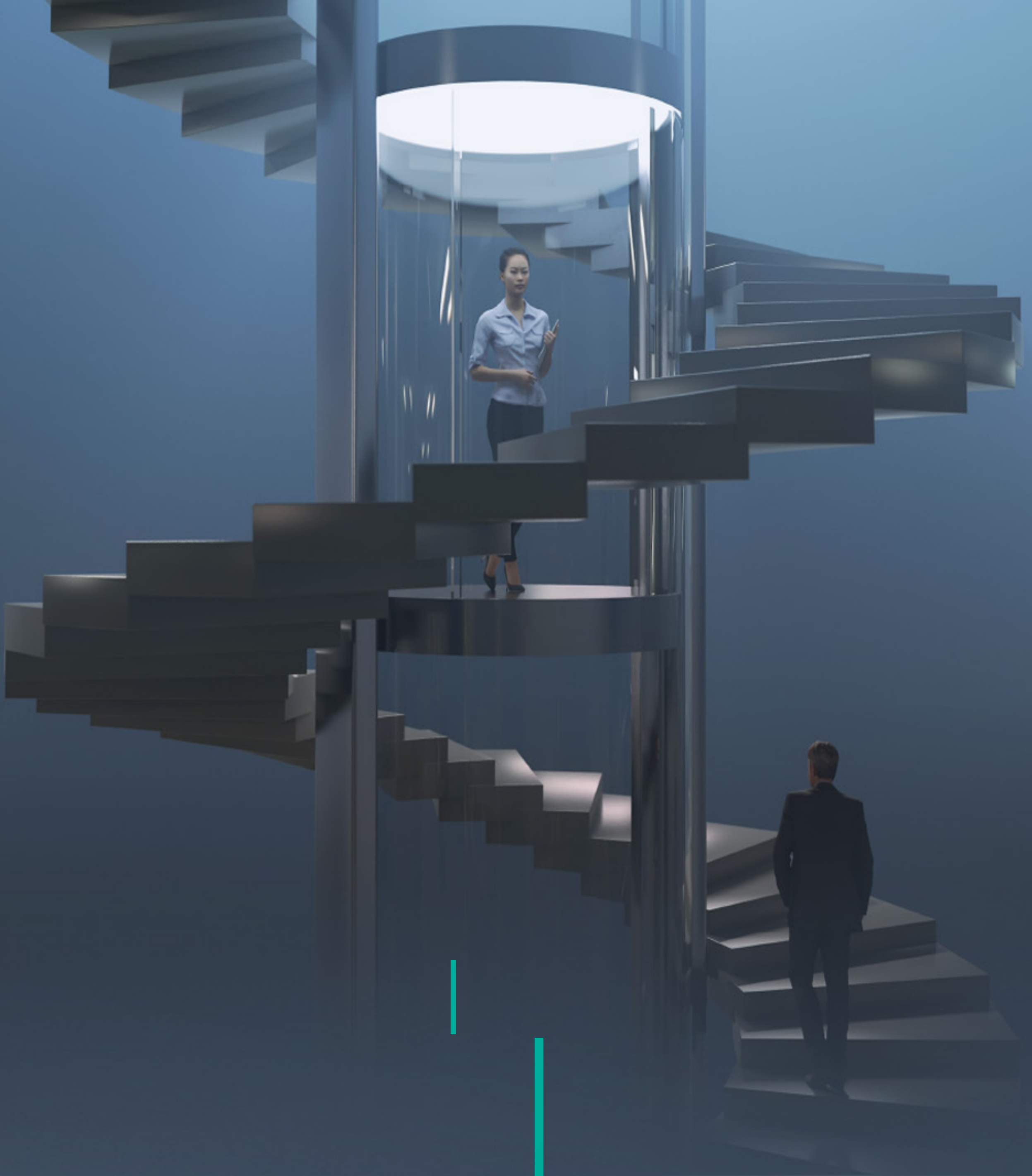
WHO SAYS THE FUTURE IS UNKNOWN WHEN
YOU HAVE THE POWER TO MAKE IT HERE



START WORK BEYOND CLOUD 9

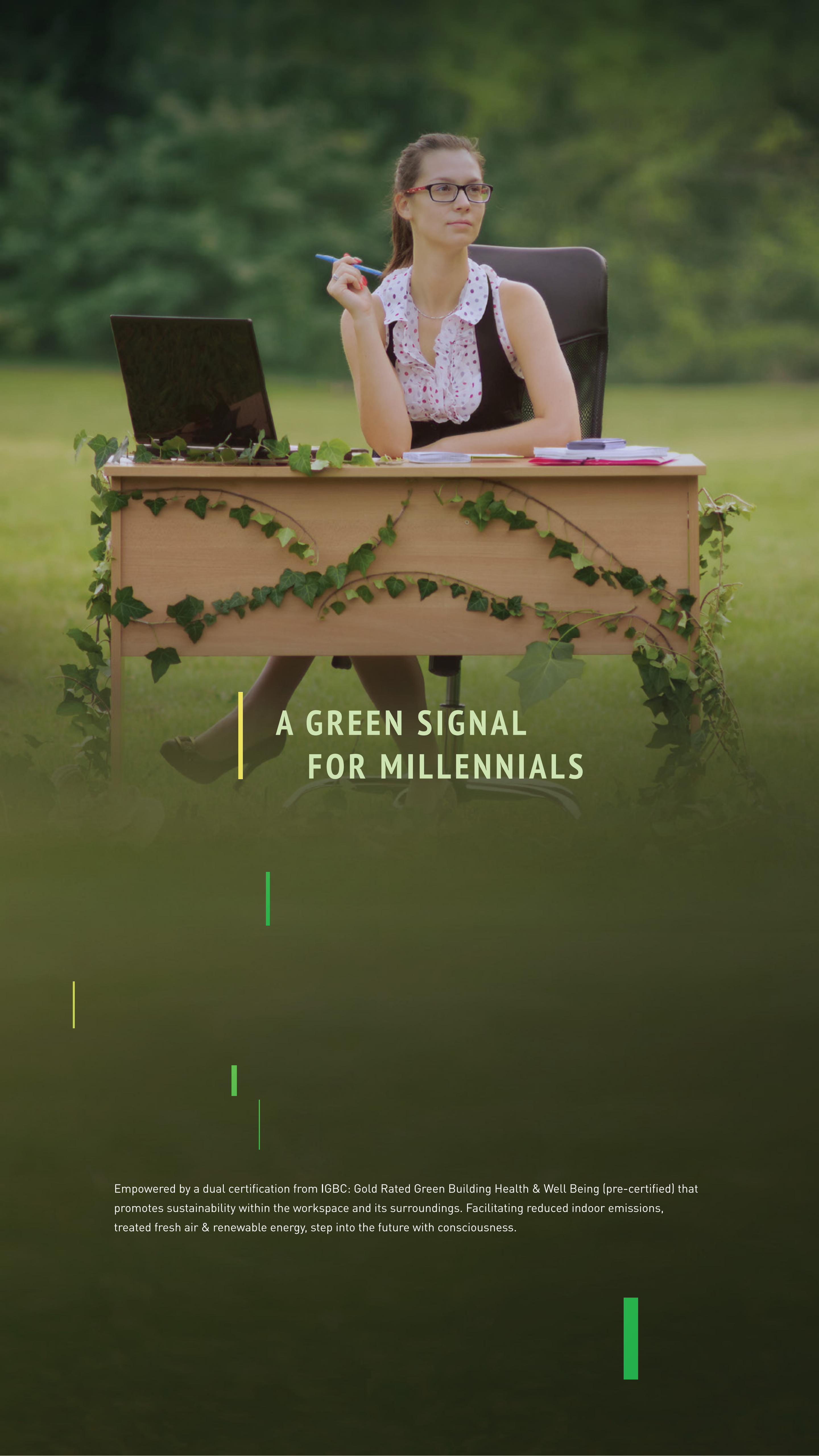


Take professional dynamics to a different height as offices begin from 11th floor. Here, work becomes a drive towards innovation and passion as you prepare to re-write a new work culture.



TOUCH DOWN TO SAFETY WITHOUT CONTACT IN THE FASTEST WAY

Step into the rise of a new and remarkable era as we switch wealth with health and prioritize the stringent measures of personal hygiene and safety at work. Through the emergence of hi-speed contactless elevators this building marks the origin of a new socially-distanced journey towards success.



A GREEN SIGNAL FOR MILLENNIALS

Empowered by a dual certification from IGBC: Gold Rated Green Building Health & Well Being (pre-certified) that promotes sustainability within the workspace and its surroundings. Facilitating reduced indoor emissions, treated fresh air & renewable energy, step into the future with consciousness.



EXPANSION FEELS LIKE 400 PARKING SPOTS

Futuristic, commercial workspaces are mindful of making space for more. At The Summit, one finds the ease and convenience of smart parking management that accommodates an expansive range of vehicles without jostling for space.

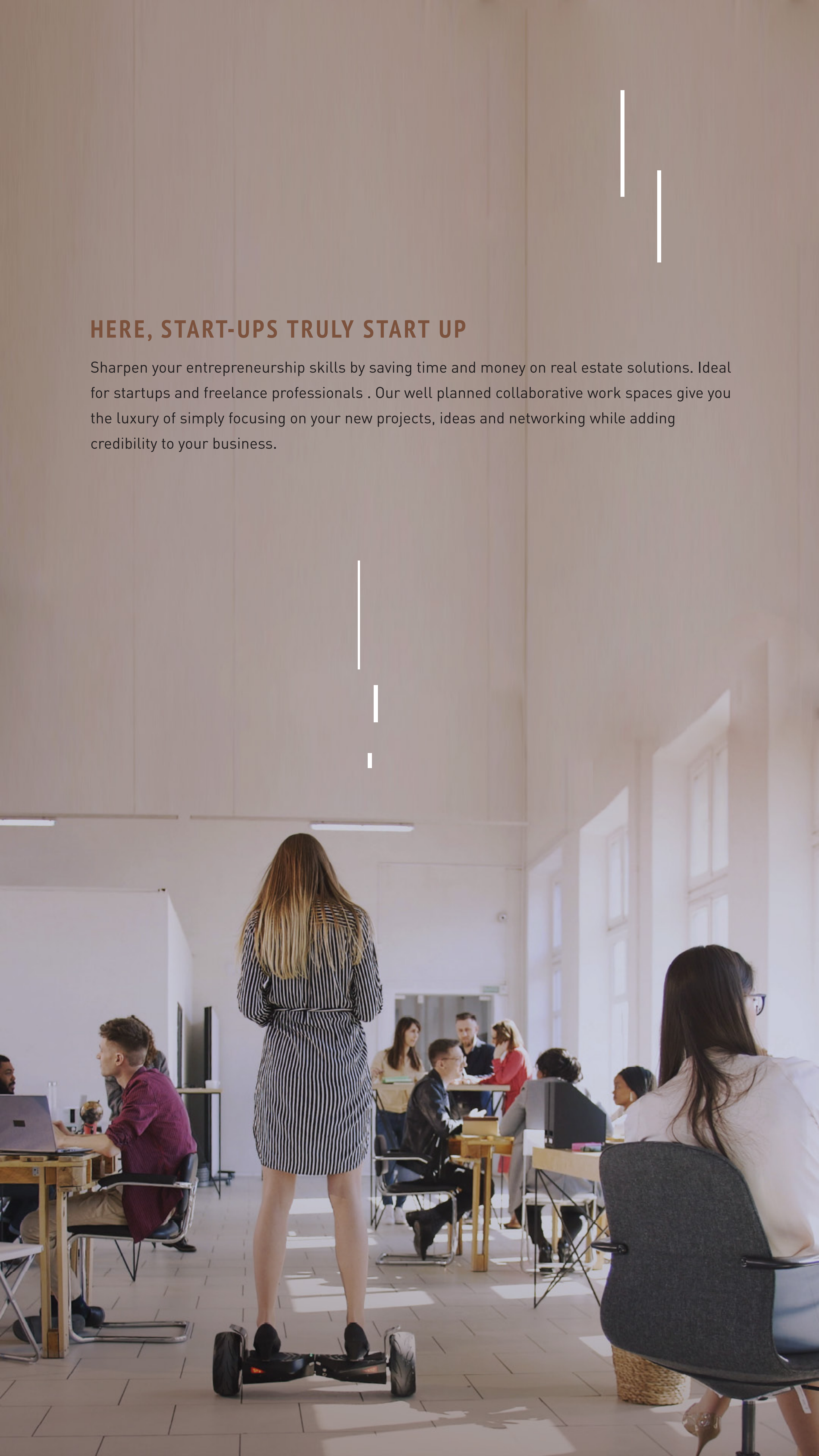


IT'S BEEN A HARD DAY'S NIGHT
BUT IT'S READY TO RAGE WITH
YOU RIGHT HERE!

Punch out of a long day and punch in chill mode. The Summit opens out huge F&B space that's bustling with lounge, pub ,cafe & more.Take a break and catch up with colleagues after work or shift a morning meeting at a café - unwind at a host of uber-cool spaces.

HERE, START-UPS TRULY START UP

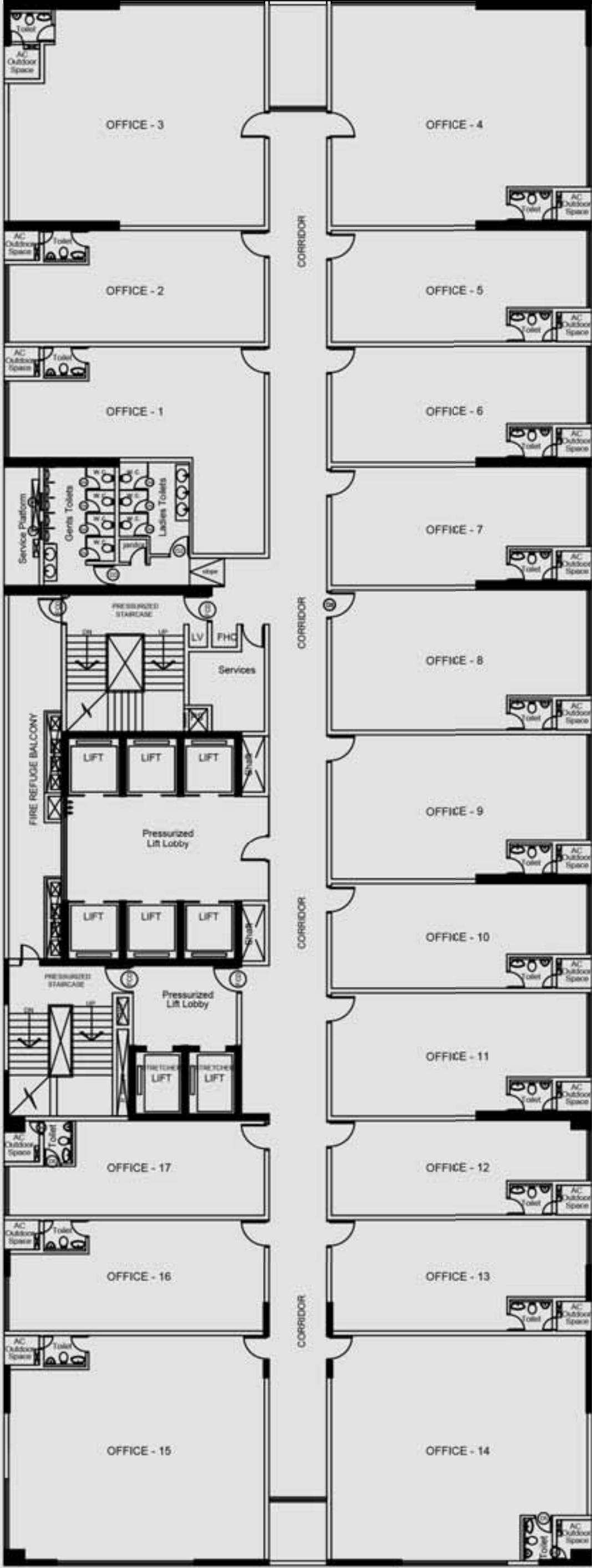
Sharpen your entrepreneurship skills by saving time and money on real estate solutions. Ideal for startups and freelance professionals . Our well planned collaborative work spaces give you the luxury of simply focusing on your new projects, ideas and networking while adding credibility to your business.



Situated at the heart of the booming IT & TechHub in Sector V, Kolkata,
The Summit is strategically located to ensure easy accessibility within the city.

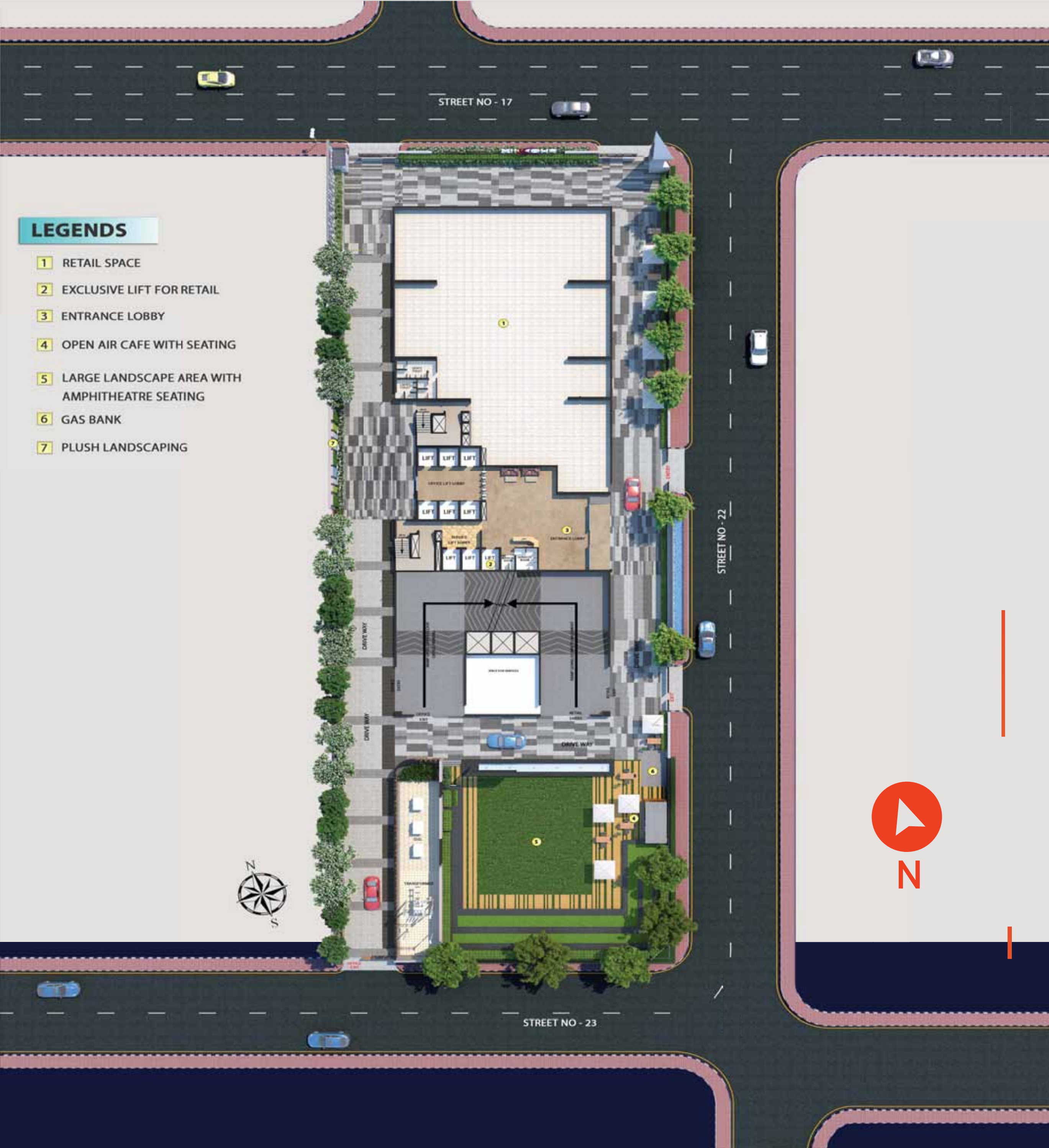
- Domestic & International Airport – 12 Km
- Railway Station - 7 Km | Metro Station - 2 Km
- Commercial Hubs (Esplanade, Dalhousie & Gariahat) - 16 Km
- 5 star accomodation (Hyatt Regency,
ITC Sonar & J.W.Marriott) – 6 Km



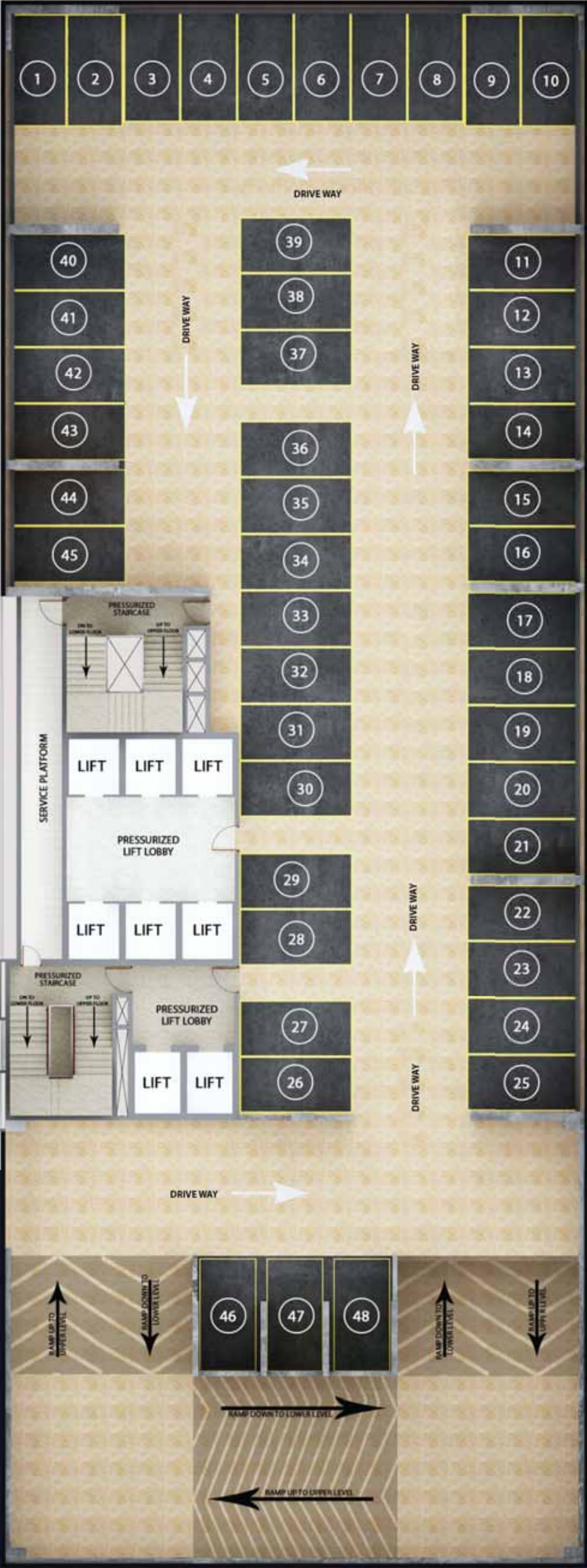


Office No.	BU Area	Carpet Area
	SQFT	SQFT
1	805	717
2	631	582
3	1240	1132
4	1233	1134
5	635	582
6	653	596
7	668	608
8	789	732
9	808	745
10	597	546
11	690	632
12	542	490
13	631	581
14	1264	1170
15	1261	1172
16	631	581
17	559	488

TYPICAL OFFICE FLOOR PLAN



GROUND LEVEL PLAN



TYPICAL PARKING FLOOR PLAN

SPECIFICATIONS

Class-A office building with exquisite facade.

A grand entrance lobby.

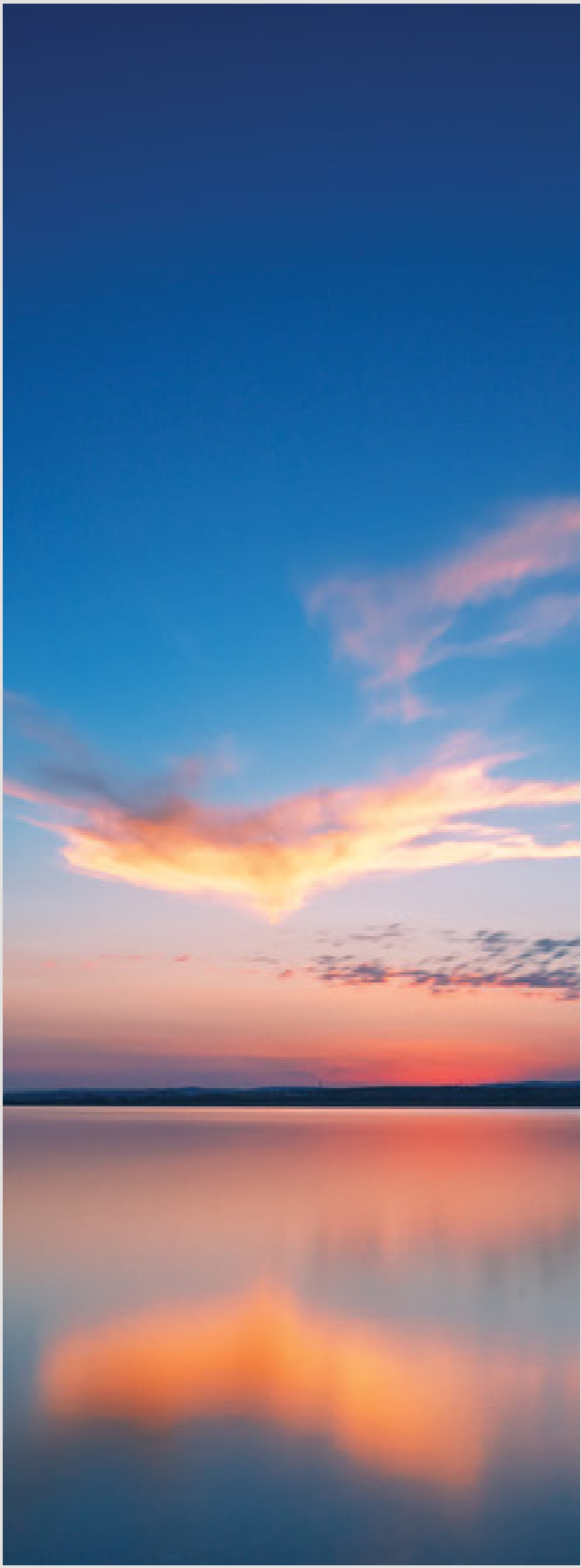
Premium finished office corridors, lift lobbies and other common areas

Premium work spaces with a 3.6 Meter floor-to-floor height

Work spaces with provision for installation of individual VRV AC system

Executive toilets & pantry provision inside office units

Most offices with a lake view



Ample car park facility for owners & visitors

Large open air Breakout zone with Cafeteria

Plush Landscaping & sit out area around the building

Lifestyle Retail and lively F&B spaces



24X7 vigilance facility with CCTV camera and RFID

100% power back-up

Access controls & Boom Barriers at various points for entry & exit

BMS controlled & addressable Fire fighting system with latest equipment

Common Toilet facility on each floor



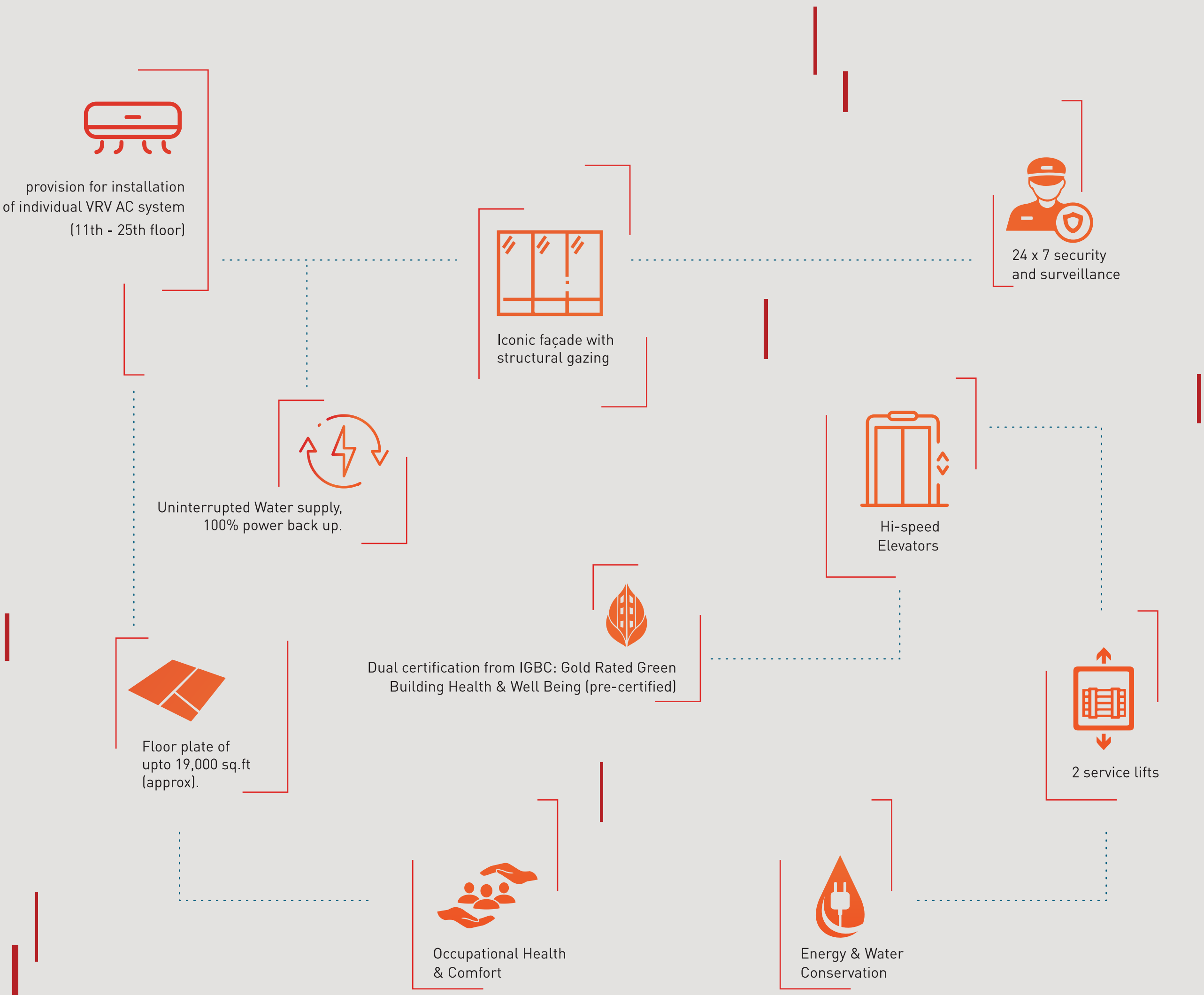
Multiple Hi-Speed elevators for to facilitate convenience

Separate Lifts for Office Retail & Service Area

Separate Stretcher lift for Exigencies & Other Services



SPECIFICATIONS



GREENERY AWAITS YOU,
A LITTLE BEYOND YOUR WORK DESK





Dual certification from IGBC;
Gold Rated Green Building
Health & Well Being (pre-certified)



Sustainable features like energy
efficient lights, solar power generation,
electric vehicle charging points more



Treated fresh air
inside the Building



Adequate Lighting
for Visual Comfort



Quality
Drinking Water



Tobacco Smoke Control



Comfort for Differently
Abled Occupants



Access to Exterior Landscape
for Emotional well-being



Control of outdoor
dust pollutants



Acoustic & Olfactory
comfort



Use of eco-friendly
chemicals for housekeeping

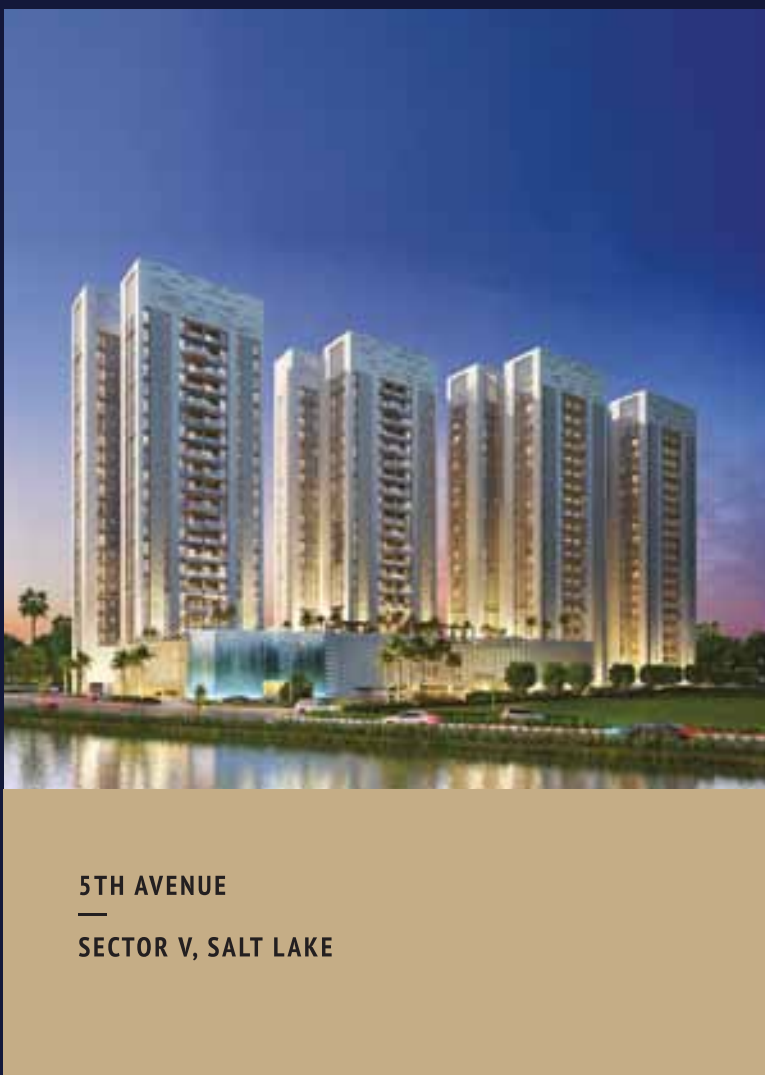
HEALTH & WELL BEING RATING FEATURES

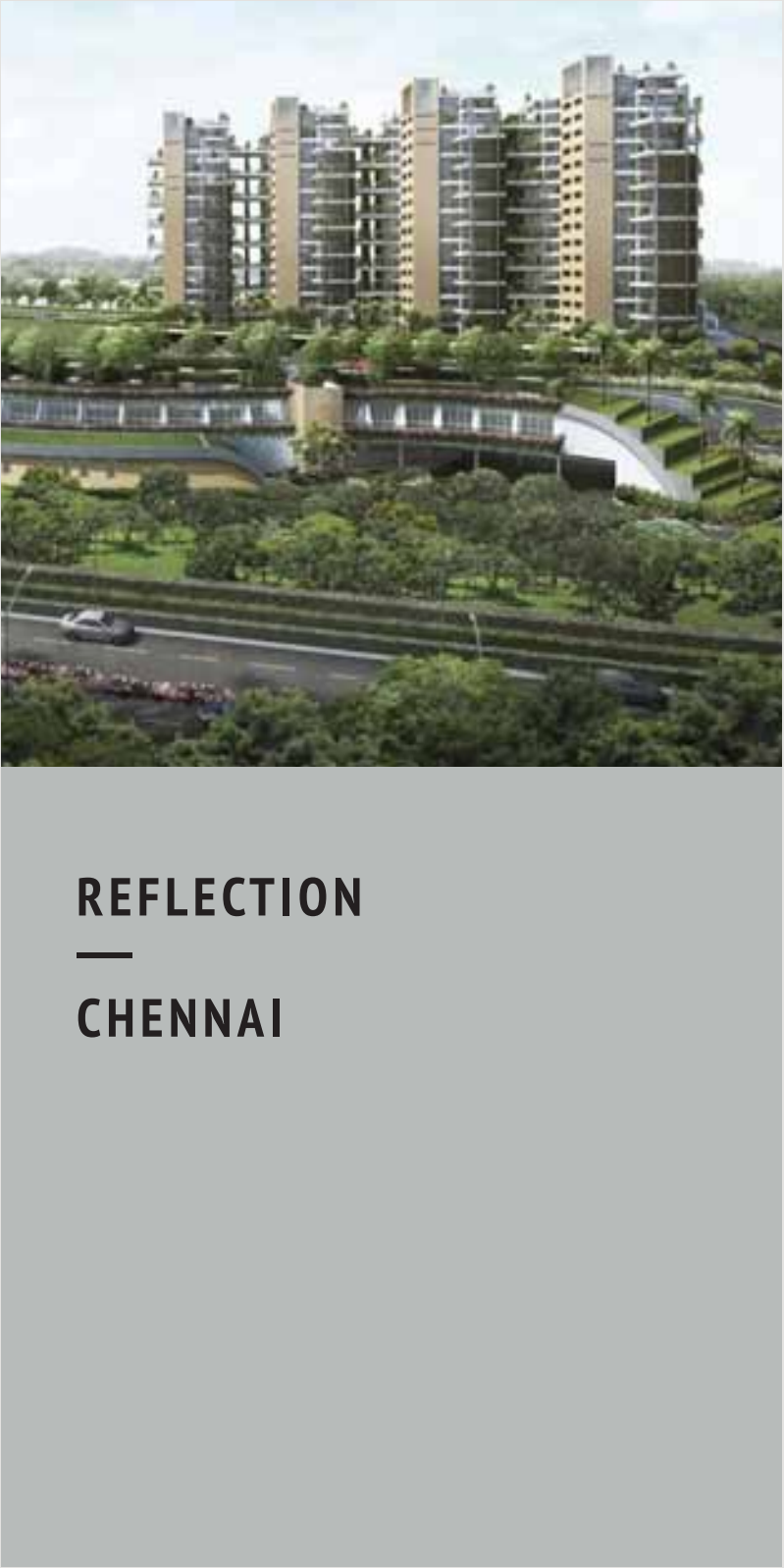
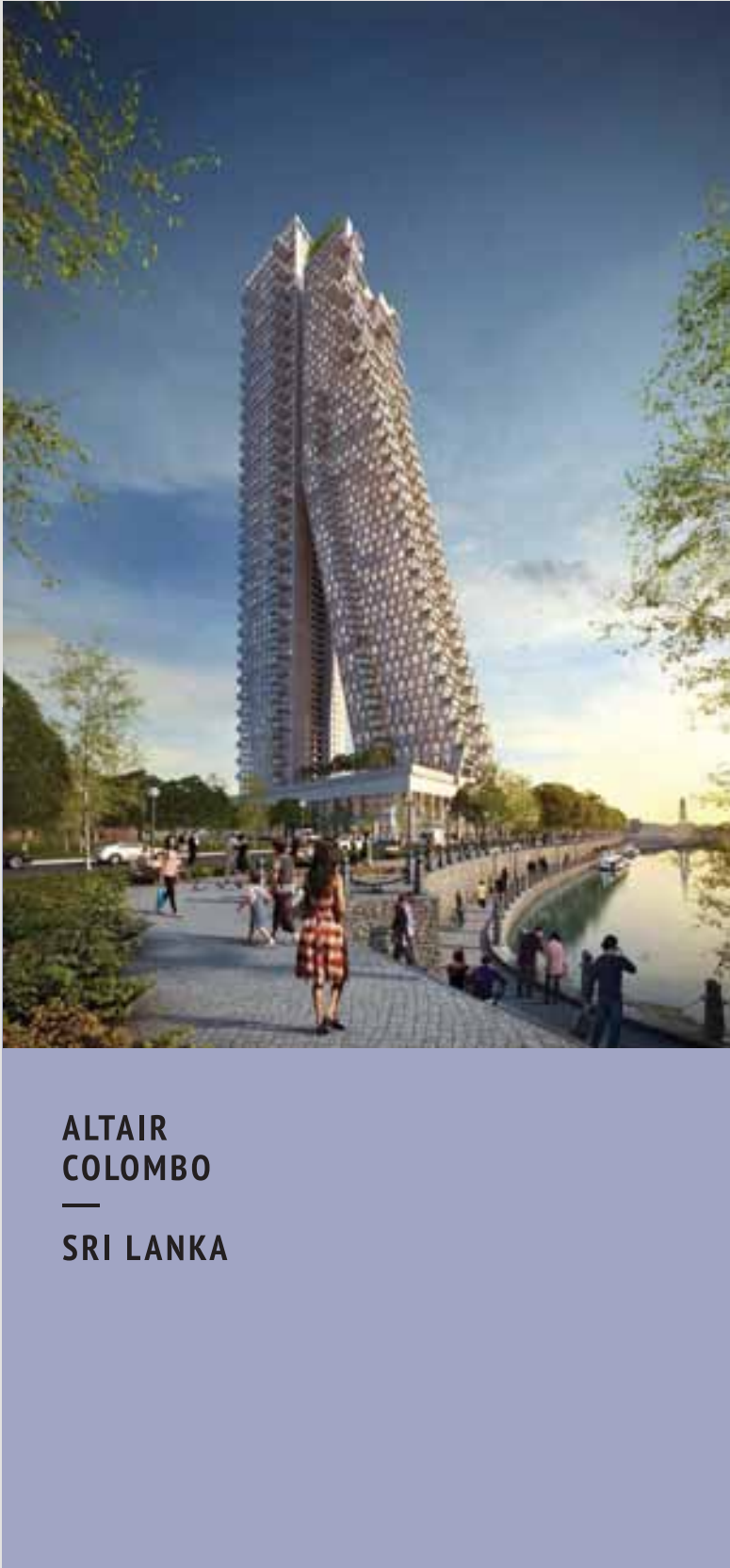
ABOUT THE DEVELOPER

With over 3 decades of real estate experience, nationwide, complete with meticulous planning and quality craftsmanship, our aim is to create a happy home and a healthy workspace for every citizen of this country.

- Over 10 million sq.ft. of construction completed and further 10 million sq.ft. work in progress
- Over 100 real estate projects completed consisting of Residential, Commercial, Townhomes and Retail
- Over 50% sales from referrals (existing customers)
- Almost 99.99% brand recall value
- Over 30% year-on-year growth

Presently Merlin has projects in Kolkata, Chennai, Pune, Bhubaneswar, Ahmedabad and Raipur.





MERLIN GROUP SHARES ALLIANCES WITH THE FOLLOWING:



West Bengal Housing Board (WBHB) forming Bengal Merlin Housing Limited



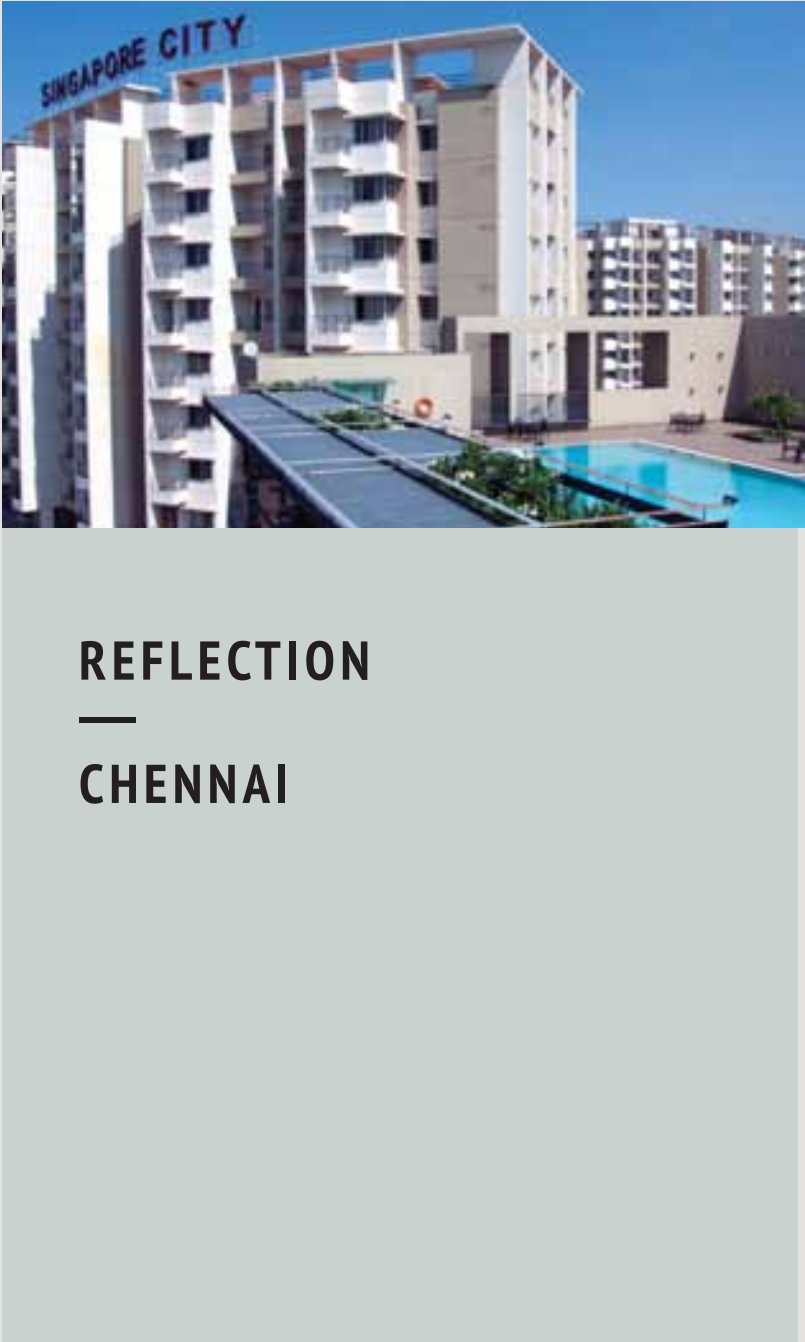
West Bengal Small Industries Development Corp. Ltd. (WBSIDCL) forming Bengal Merlin Infrastructure Ltd.



Member of CREDAI India



Consortium Partner: South City Projects



PRINCIPAL ARCHITECT

Sanon Sen and Associates

STRUCTURAL DESIGNER/REVIEWER

S.P.A. Consultants / M.N. Consultants

LANDSCAPE ARCHITECT

Layers Design Studio

LIGHTING CONSULTANT

Lucent Worldwide

MEP CONSULTANT

S N Joshi Consultants Pvt. Ltd.

VAASTU CONSULTANT

Sufal Vaastu Planners



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Site Office:

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