

ELYSIAN

R E S I D E N C Y

LIVE THE GRAND WAY OF LIFE

Affordable Duplexes At Elysian Residency





ELYSIAN

R E S I D E N C Y

Introduction



Your home is something that you wait for years... something that you cherish for a lifetime... something that reflects you... and something that you can never compromise on!

Which is why, this dream house of yours, which more often than not is a once in a lifetime investment, should be chosen with ultimate care and caution. It should ideally be from a highly reputed source that not only guarantees you unmatched value and lifelong peace of mind, but fulfills all your aspirations and matches up to all expectations with regard to location, quality, features, amenities & facilities.

Furthering the lineage of innovative excellence, timely deliveries & 100% transparency in all dealings, Titiksha now brings to you yet another glorious opportunity to lead a dream lifestyle.

A lifestyle backed by the highest standards of construction, design ethics, product quality, luxuries, amenities and facilities.

So if you ever had that 'Dream House' in your mind, prepare to get mesmerized and start turning the leaves!

Perfect Record of Timely Deliveries

Satisfaction Guaranteed through 100% Transparency



These image(s) displayed is only an artistic impression and not the actual photograph. Elevation, colour scheme and/or exterior appearance are subject to change and can be altered at the sole discretion of the company.



Step into a
world of unparalleled
comfort and luxury

Floor Plan

DUPIEX

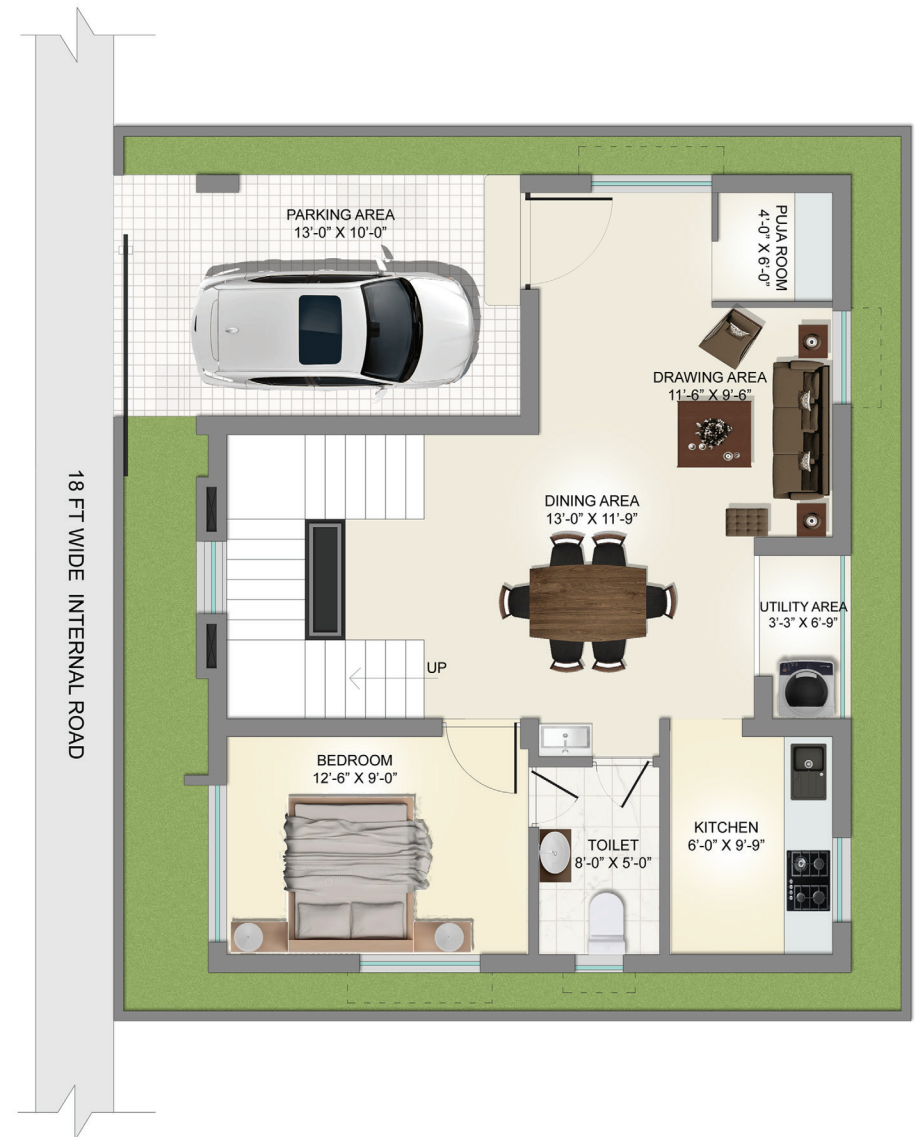
Ground Floor

- Living Room
- Dining / Lobby
- Puja Room
- 1 Bedroom
- 1 Toilet
- Kitchen
- Utility Balcony
- Parking Area

Built-Up Area = 880 sq.ft.

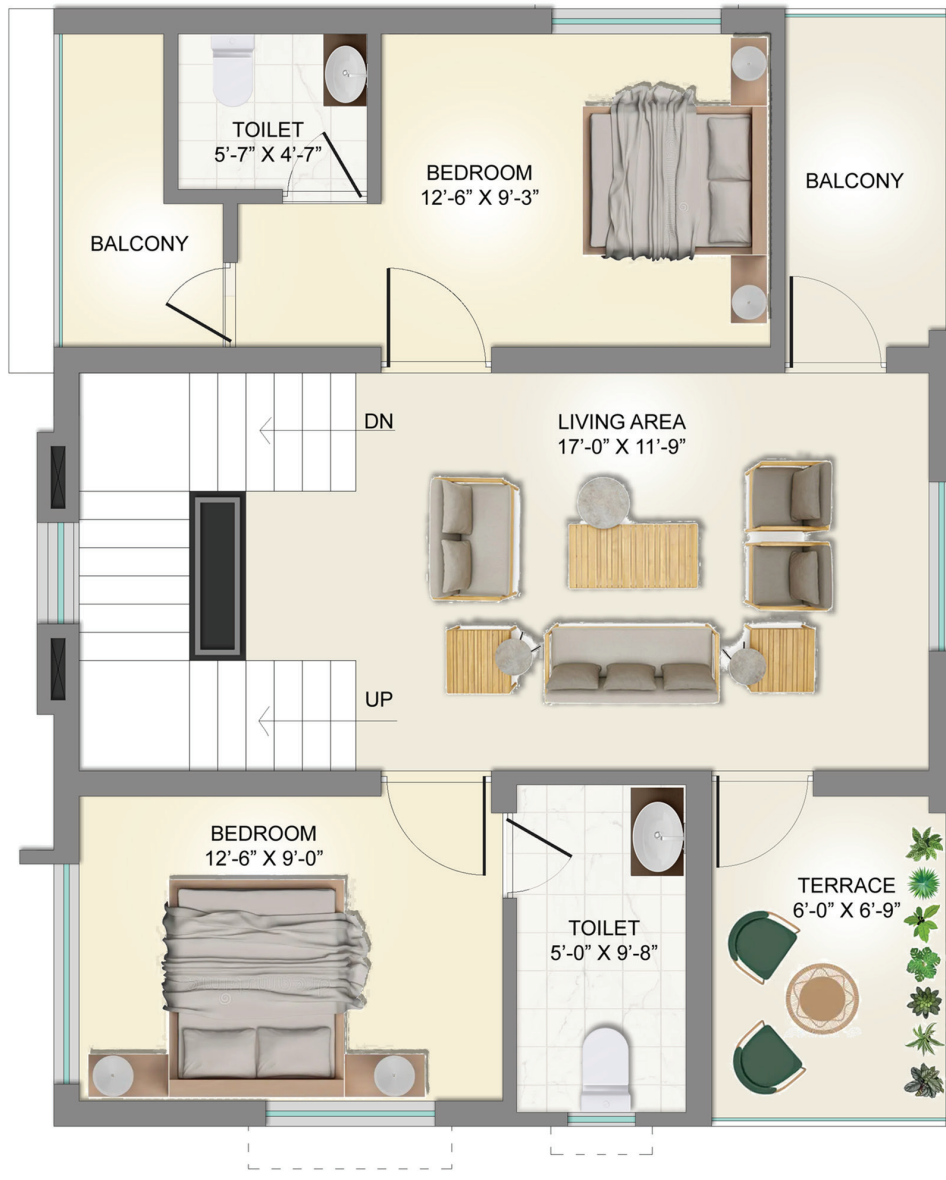
Green Area = 250 sq.ft.

Plot Area = 1221 sq.ft.



Note: All above features & layouts are tentative and are subject to change without any prior notice. These are purely conceptual and constitute legal offerings. Balconies are subject to change as per elevation drawings. 1 sq. mtr. = 10.764 sq. ft.

DUPIEX Upper Floor



- Living Room
- 2 Bedrooms
- 2 Toilets
- 2 Balconies
- OTS Terrace

Built-Up Area = 880 sq.ft.
Plot Area = 1221 sq.ft.
Total Built-Up Area = 1760 sq.ft.

Note: All above features & layouts are tentative and are subject to change without any prior notice. These are purely conceptual and constitute legal offerings. Balconies are subject to change as per elevation drawings. 1 sq. mtr. = 10.764 sq. ft.

Specifications

STRUCTURE

RCC frame structure filled with fly ash brick walls.

STRUCTURE

Living & Dining: Premium vetrified tiles
Bedroom: Premium vitrified tiles
Balcony: Anti-skid ceramic tiles
Staircase: Granite / Marble

WALL FINISH

Interior: Acrylic emulsion paint over two coats of wall putty.
Exterior: Textured / Weather Coat Paint

WALL FINISH

Door Frames: Engineered wood/ fibre cement
Exterior: Teak wood polished flush door with stainless hardware, night & eye piece etc.
Other Doors: Solid core flush door with enamel paint & stainless steel hardware.
Windows: Water resistant UPVC windows
Utility: Water resistant PVC door.
Headroom Doors: Water resistant PVC door.

KITCHEN

Flooring: Vitrified tiles.
Platform: Granite with stainless steel sink.
Walls: 2 feet height ceramic/ vitrified tiles above platform.
Fittings: CP fittings of premium make.

Provision for modular kitchen and chimney.

TOILET

Flooring: Anti-skid ceramic tiles.
Walls: Ceramic tiles.
Fittings: CP fittings with Hot & Cold water provision.
Sanitary ware: White vitreous ceramic sanitary ware.

ELECTRICALS

Adequate light & powerpoints in all rooms, toilets, kitchen.
Copper wiring in concealed PVC conduits.
Elegant modular switches. Distribution board with MCBS/ RCCB.
Earthing systems as per IS:3043

Connectivity

New Sum Ultimate Hospital-3.7 Kms
Hcg Panda Cancer Hospital- 6.3 Kms
Hitech Hospital-11 Kms
Sparsh Hospital-14 Kms
Apollo Hospital-16 Kms
Olatpur Hospital-16 Kms
Scb Medical- 16.5 Kms

Dps School Kalinga- 2 Kms
Mother's Public School- 4.5 Kms
St. Xaviers Nakhara- 4.3 Kms
Venkateswar Em School- 13 Kms

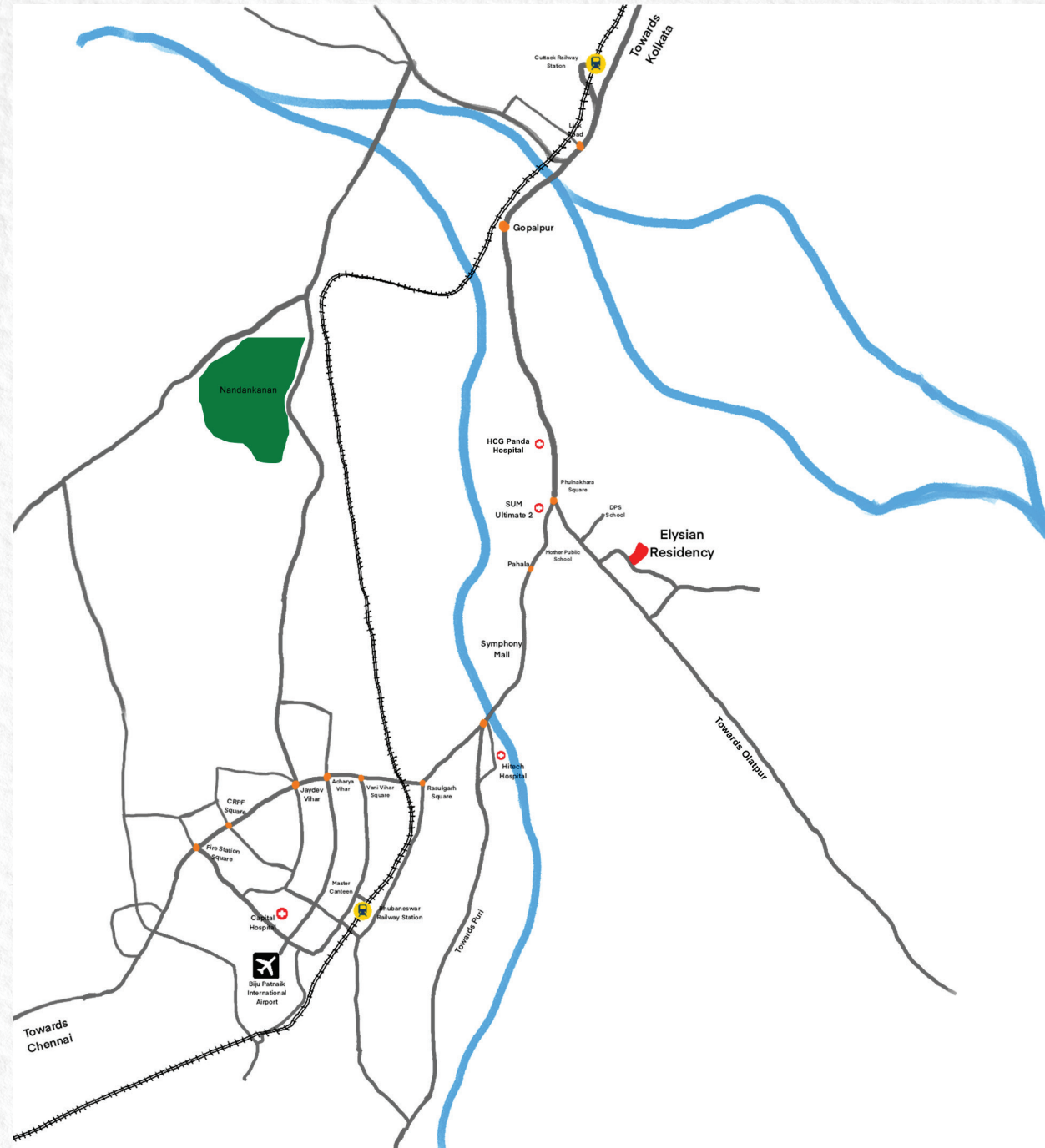
Bhubanewar Railway Station- 17 Kms
Cuttack Railway Station- 15 Kms
Airport- 20 Kms
Bus Stop (Phulnakhara) - 4 Kms

Symphony Mall- 8kms
Ocean World Water Park- 9kms
Decathlon- 4 Kms
All Types Of Showroom &
Restaurants Are In Close Proximity

Approach:

Take 200 Feet Wide State Highway 60 From Phulnakhara Square Which Is Connected With Nh16 Towards Niali.

Take The Road Adjacent To The Site \ Location Which Is 30ft Wide Rd Road From Anantapur.



TITIKSA DEVELOPERS

Titiksa Developers offers world-class residential and commercial developments in Odisha. With options ranging from plots and villas to shopping complexes, we aim to provide a comfortable and safe living experience. Trust us to bring your dream home or investment to life.

DISCLAIMER

The brochure is not a legal document; it has been produced for the general promotion of the development and for no other purposes. All information contained in the brochure is provided with the intention of design material and may be subject to future design developments. While every effort has been made to ensure accuracy, this cannot be guaranteed, and intending purchasers should not rely on them as statements or representations of facts.



Project Site :

+91 9040119903, +91 9861351062, +91 9040573863

Developed By :



Associate Partners :

