

OAK ELEGANCE

A decorative flourish in a dark blue color, featuring elegant, swirling lines and small circular accents, positioned to the left of the tagline.

Turning your dreams into an Address

Argora, Kathal More Road, Ranchi



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Welcome to a new lifestyle
Welcome to *Oak Elegance*

Living spaces designed with a passion towards creating an experience.

Homes created with your lifestyle as a blueprint, A standard of living that entwines itself smoothly with the ways of nature, While working towards a distinctly luxurious way of life.

Presenting multistoried building offer 2/3 BHK flats.

The delightful open areas create a community atmosphere, with a large landscaped garden, apart from ample green area dedicated to each flat, the project intends to create a picture perfect home for you.

With a strong project management and real estate development experience of its developers.

Oak Elegance shall witness application of the latest concepts of architecture.

The interior and exterior finish of the spacious flats make them instantly desirable. Providing all the amenities that make for a comfortable lifestyle your abode at *Oak Elegance* shall be nothing but perfect.





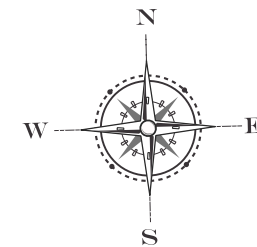
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3d view of Block 'A'

TYPICAL FLOOR PLAN (BLOCK - A)

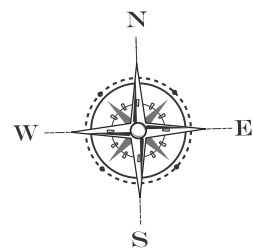


BLOCK 'A'		
Flat Name	Flat Type	Area in sqft.
A	3 BHK	1645
B	3 BHK	1605
C	3 BHK	1615
D	3 BHK	1615
E	3 BHK	1630
F	3 BHK	1630
G	3 BHK	1455
H	3 BHK	1455





TYPICAL FLOOR PLAN (BLOCK - B)



BLOCK 'B'								
Flat Name	A	B	C	D	E	F	G	H
Flat Type	3 BHK	2 BHK	2 BHK	3 BHK	3 BHK	3 BHK	3 BHK	3 BHK
Area in sqft.	1590	1155	1155	1550	1515	1615	1615	1515

NIGHT VIEW OF OAK ELEGANCE

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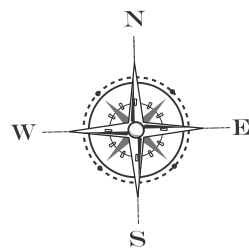


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3d view of Block 'C'



TYPICAL FLOOR PLAN (BLOCK - C)



BLOCK 'C'								
Flat Name	A	B	C	D	E	F	G	H
Flat Type	3 BHK	3 BHK	3 BHK	3 BHK	3 BHK	3 BHK	3 BHK	3 BHK
Area in sqft.	1640	1350	1350	1630	1630	1540	1540	1605



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Bird Eye View

SPECIFICATION

STRUCTURE

RCC framed structure. Sismic re-inforcement design. Anti termite treatment exclusively in all foundation & plinth.

WALLS

10 inch thick external & 5 inch thick internal partition walls. All internal walls and ceiling will have plaster and plaster of paris finish.

DOOR

Wooden Frame with flush type shutters of wood (without painted). Ultra locking in main door and cylindrical lock in all bedrooms and toilet doors.

WINDOWS

Three track sliding aluminium windows with two glazed and one track mosquito net provision.

KITCHEN

Black granite top in kitchen platform, ISI marked stainless steel sink . Pipeline for hot and cold water provision

Bliss

to start of the day

What can be more refreshing and rejuvenating than a walk at the break of dawn, in unison with Nature's elements; with little to break the golden silence except the chirping of a few other early risers

SANITARY FITTINGS

All C.P. or brass fitting of standard ISI mark. White glazed vitreous sanitary ware.

FLOORS

Vitrified / Ceramic floor tiles in whole flats. (Make size and quality as per discretion of the builder)

TOILETS

Flooring in ceramic tiles and dado in theme based ceramic tiles upto 7'0" high. Corner/Full basin will be provided in all toilets. Pipes for hot and cold water provided in all toilets. (Geysers not provided)

ELECTRIFICATION

Concealed wiring with standard makes modular fitting and fixtures. Fan regulators, provision for AC points in all bedrooms, living and dining room and (Television) point in drawing room and Master bedroom shall be provided. (A.C. fan, Tubelights not provided)





COMMON FACILITIES

Water Arrangements

Connection from deep tube-well to overhead tank connection with electric pump.

Parking

Floor Checkered tiles / interlocking pavers / Industrial coating.

Staircase

Lobby area, Tread, Riser & Skirting to be of Marble/Granite. Stainless steel along the staircase.



AMINITIES

Car Parking Management

Reserved parking space for each residential of Oak Elegance. Entire parking is well designed (double storeyed) to suite the number of parks provided. Parking signages and equipments at required places to ease the driving.

Gym, Yoga & Meditation Hall

Health is wealth. We well understand how your health is important part of your life. We offer sophisticated Gymnastic, Yoga and meditation hall for total care of your body & mind. So experience a new change in Oak Elegance.

Lightning Arrester

Thundering & lightning arrester to be installed on roof tops so that to avoid any damages to building caused by lightning.

Fire & Safety

Easy Handling fire Hydrants system in all floors with fire alarm and public alert system in all floors and parking areas. Water back up through underground water storage tanks and overhead storage tank.

Rain Water Harvesting

Rain water harvesting system along with ground water recharge pit to be constructed as per Indian specification & design

Kids Play Zone & Jogging Track

Naturally enlightened and beautifully landscaped kids plays area and jogging track so that to make you feel fresh, stress free and perfect place to spent the morning & the evenings. A perfect place for family workout

Elevator

Fully automated lift will provide you hustle free ride (24X7)

Safety & Security

24X7 high vigil security of the whole premises by private security guard.

Waste Disposal Management

Waste disposal of the whole premises to be done by the Ranchi Municipal Corporation waste management department

Power Back-up

Un-interrupted power backup for common areas and the residential block 24X7

CLUB HOUSE



UTILITY
SHOP

GUEST
ROOM



TEMPLE



POOL
TABLE

CARD
ROOM



COMMUNITY
HALL



ABOUT N.K. CONSTRUCTION PRIVATE LIMITED

Our History

Prophesied by the development of Jharkhand after becoming an independent state in the year 2000 N.K. Construction Private Limited exhaled to nature itself hand in hand along with state development process. Working and having great experience in infrastructure development company got into real estate development in the year 2001. Since then the company grew strength focusing in providing quality living to its customer.

Vision

N.K. Construction Private Limited is committed to creating business premises, residences, buildings and infrastructures that are known for their quality, distinct in design and elegantly crafted. We are focused in our quest to provide our customers, first and foremost an elegant and beautiful surrounding. We are committed to delivering the expected quality at the promised time and to provide life long maintenance and management of the PREMISES.

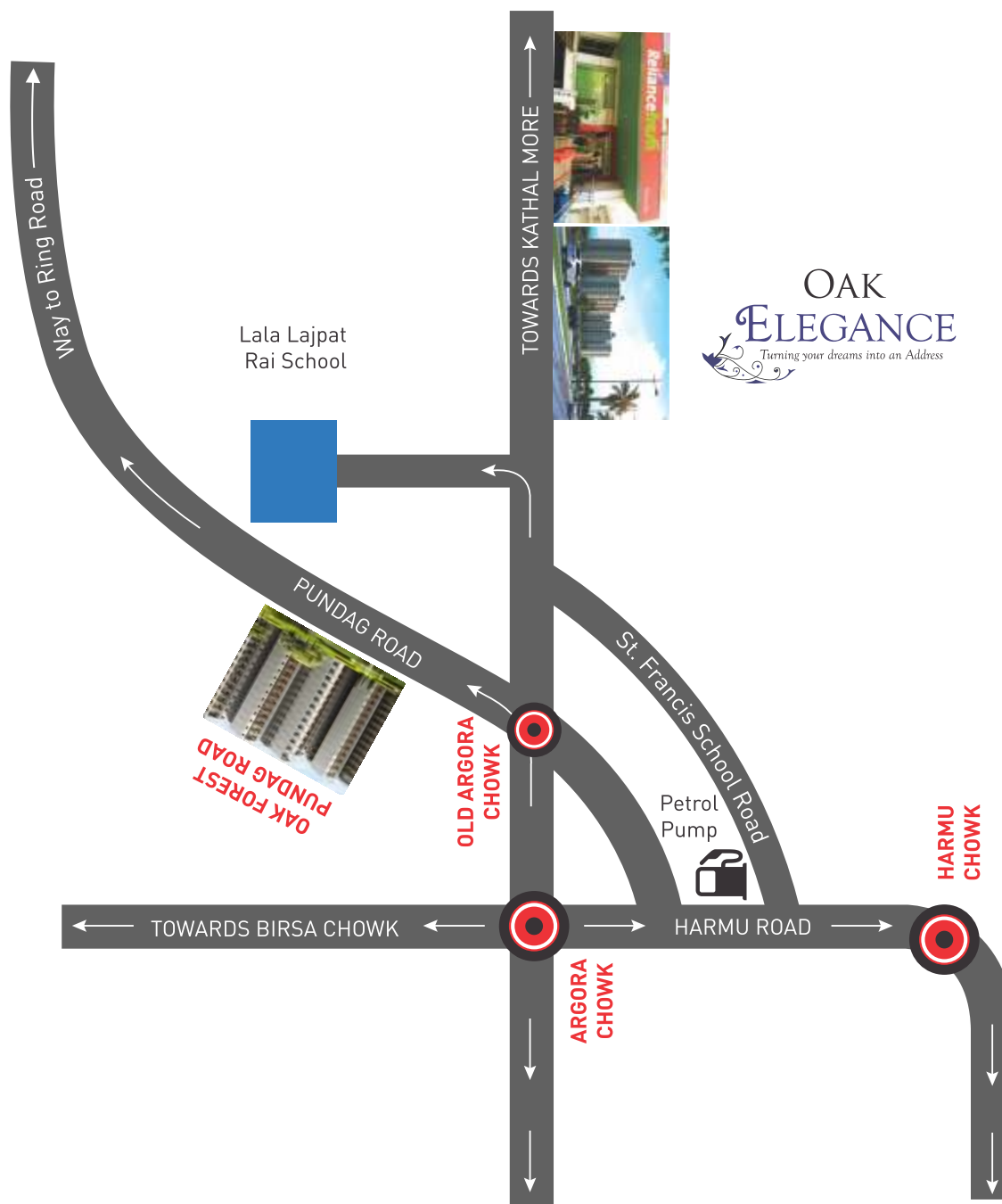
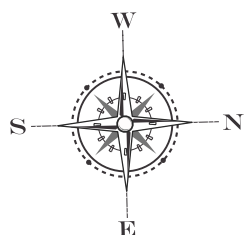
Mission

- To achieve international standards of excellence with a focus on quality, aesthetics and customer satisfaction.
- To achieve prominence in developing, adopting and assimilating state-of-the-art technology for competitive advantage
- To cultivate high standards of ethics and quality for a strong co-operate identity and brand equity.
- To help enrich the quality of life of the community and preserve ecological balance and heritage through services provided with a strong environmental conscience.

LOCATION PLAN

DISTANCE CHART

1. Argora chowk to Oak Elegance	2.5 kms
2. Hatia station to Oak Elegance	7.0 kms
3. Birsa Munda Airport to Oak Elegance	8.3 kms
4. Ranchi Railway Stn. to Oak Elegance	5.8 kms
5. Ring Road to Oak Elegance	4.0 kms
6. Main Road to Oak Elegance	4.7 kms



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Designed by : Logixtechno (9570777811)

PROMOTORS & DEVELOPERS



NISITH KESHARI CONSTRUCTIONS PVT. LTD.

Off. Address : 221, 1st floor, Tirath Mansion, Main Road, Ranchi (Jharkhand)

Ph.: 9507036404, 9507035495, 9507035462

E-mail : oakelegance@gmail.com

Website : www.nkconstruction.org.in

SITE ADDRESS

OAK ELEGANCE

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Beside of Reliance Fresh,
Ranchi, Jharkhand