



ARCON  
REGALIA



Rich the  
high notes  
of happiness



Converting dreams  
to  
**Reality**  
Combining  
**aesthetics**  
with quality

We believe that a beautiful house is incomplete without the nature greens & services that meets your most basic needs, with promptness and efficiency.

ARCON REGALIA presents to you the perfect opportunity to experience the supreme affluence. The lush green acres not only provide the perfect ambience but also endow a life of absolute bliss and serenity. To add to this are beautiful green glades and landscape gardens to enhance the outdoors while the magnificence in form of lavish drawing area, cozy bedrooms and spacious kitchen beautify the indoors. It presents luxury in its best shape assuring an elite class lifestyle. With architectural excellence and best design configurations, we offer you posh living that matches your standards.

*Come, discover a beautiful life at ARCON REGALIA!*





Experience a **World** of leisure, well-being and **privilege.**



### Here is a glance of the apartments amenities offered in ARCON REGALIA.

Inspired by grandness, the clubhouse at ARCON REGALIA is a rare and glittering example of what happens when luxury meets grand architecture. Its doors open into an expansive world of privilege. World-class fitness facilities, gourmet, elegant hospitality venues, roof top clubhouse, meditation centre, yoga centre, heated jacuzzi with deck, gym and a fitness regimen, personal trainer- every possible comfort is at your disposal, dedicated space for chath puja celebrations along with provision for an artificial water pond within its crystalline walls.



Spacious spread-out living for the first time ever. With lush green surroundings, it's like living in the lap of Mother Nature. It is a confluence of elegance, opulence and attitude. Peace, Tranquility, Serenity you will find here in abundance.

# site plan



2  
BHK

UNIT-1  
SBUA- 1095 sqft



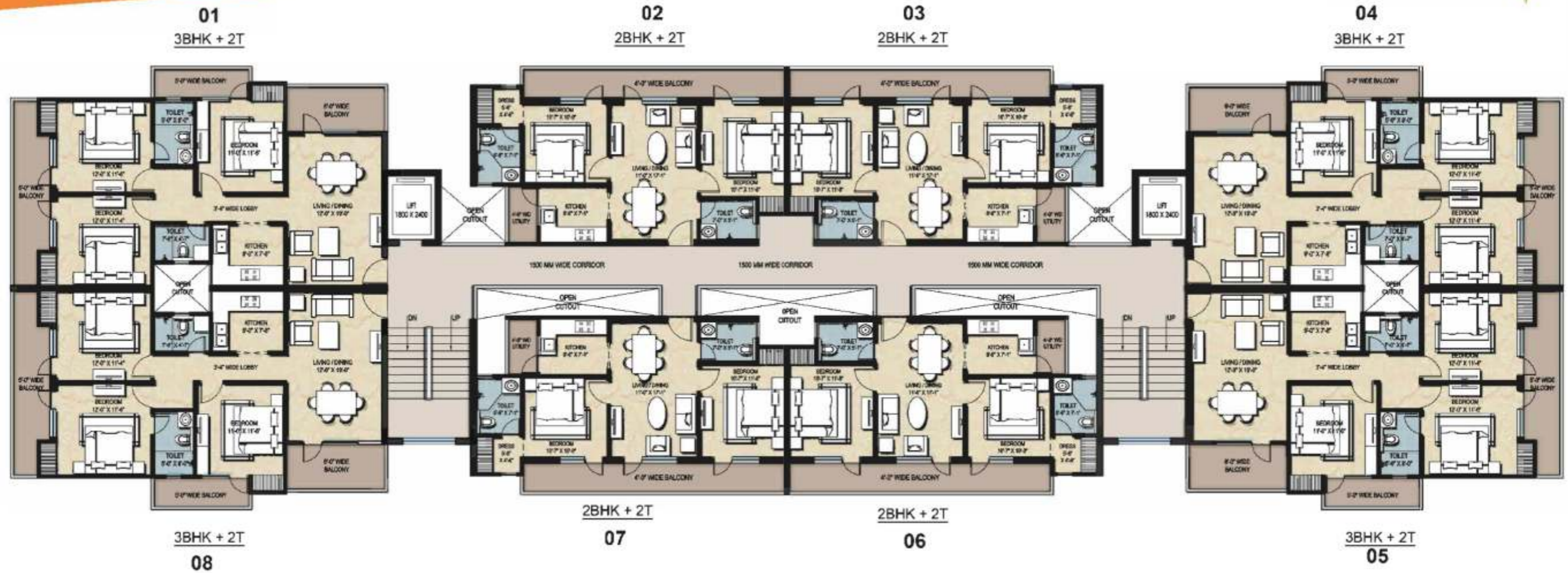
3  
BHK

UNIT-2  
SBUA- 1490 sqft

2 Bedroom, Drawing, Dining, Kitchen, 2 Toilets & Balcony



3 Bedroom, Drawing, Dining, Kitchen, 2 Toilets & 3 Balcony



### Typical 1st to 7th Floor

Floors	3 BHK Unit Sale Area	No. of Unit	Total Sale Area
F.A.R Area on 1st Floor	1490 sqft	4	5960 sqft
F.A.R Area on 2nd Floor	1490 sqft	4	5960 sqft
F.A.R Area on 3rd Floor	1490 sqft	4	5960 sqft
F.A.R Area on 4th Floor	1490 sqft	4	5960 sqft
F.A.R Area on 5th Floor	1490 sqft	4	5960 sqft
F.A.R Area on 6th Floor	1490 sqft	4	5960 sqft
F.A.R Area on 7th Floor	1490 sqft	4	5960 sqft

### Typical 1st to 7th Floor

Floors	2 BHK Unit Sale Area	No. of Unit	Total Sale Area
F.A.R Area on 1st Floor	1095 sqft	4	4380 sqft
F.A.R Area on 2nd Floor	1095 sqft	4	4380 sqft
F.A.R Area on 3rd Floor	1095 sqft	4	4380 sqft
F.A.R Area on 4th Floor	1095 sqft	4	4380 sqft
F.A.R Area on 5th Floor	1095 sqft	4	4380 sqft
F.A.R Area on 6th Floor	1095 sqft	4	4380 sqft
F.A.R Area on 7th Floor	1095 sqft	4	4380 sqft





## 8th Floor

Floors	3 BHK Unit Sale Area	No. of Unit	Total Sale Area
E.A.R Area on 8th Floor	1490 sqft	2	2980 sqft

Delivering  
**happiness**  
per square foot  
with **millions** of  
**happy** homes

We believe that life is meant to be a happy-filled experience. Contemporary living spaces, all with magnificent views, natural light and air, recreation and a lifestyle of modern conveniences are just a way we could give you the truly deserved life. To sum up, we give you a lifetime of unforgettable moments to relish. Enjoy each second, so every happy moment becomes a golden moment of your life. Space of life is always a status symbol.

#### COMFORT FOUNDED ON RICH SPECIFICATIONS STRUCTURE

- Earthquake resistant R.C.C. frame structure with R.C.C. shear Walls.
- CLC Blocks / Fly ash bricks for brick masonry for an energy efficient building

#### FLOORING

- Laminated Wooden flooring in Master Bedroom
- 60 X 120 / 80 X 80 Vitrified Tile flooring in Drawing/Dining, Kitchen and in other Bedrooms of Kajaria/Somany or equivalent make.
- Anti-Skid floor tiles of Kajaria/Somany or equivalent make in Toilets and Balconies.
- Full height Glazed/Ceramic Tiles in Toilets of Kajaria/Somany or equivalent make.

#### PAINTING

- Oil bound Distemper of Asian/Berger paints.

#### EXTERIOR

- Texture paint of Acro/Shalimar paints.
- Glass railing with powder coated M.S Handrail.

#### KITCHEN

- Granite slabs with Stainless steel sink and drain board of Nirali or equivalent make.
- Glazed tiles on walls upto to 2 ft. over counter of Kajaria/Somany or equivalent make.

#### DOOR & WINDOWS

- Safety Door of TATA make for main entrance door of the flat.
- All balcony openings to be UPVC door & windows of international make.
- Flush doors for all internal doors with laminate on both sides.
- All door hardware to be of Godrej/Doorset or equivalent make

#### BATHROOMS

- Equipped with Jaguar/Kohler/Hindware or equivalent make washbasins and WCs. CP fittings of Jaguar/Kohler/Grohe or equivalent make.

#### ELECTRICAL

- Electrical (copper) wiring as per ISI code with Modular switches of Anchor/Wipro or equivalent make.
- Circuits with MCB of approved make AS PER ISI code. TV and Telephone/Intercom points in every room.



#### Additional Features:

1.5 Tr Split A.C in Master Bedroom | Modular Kitchen with R.O | False ceiling With downlighters in Living & Dining.



Your address  
is your  
**identity!**  
**Sikandarpur, Patna**

Located at J.P setu marg, Patna it's amazing how close you are to landmarks. From schools, colleges, hospitals, offices, malls you are well-connected. It's a zone that finds a fine balance between energy and peace. Just your kind of avenue.

**Key Distance**

Don Bosco Academy - 2.8 km

Bank of Baroda - 3.2 km

Gyandeep High School - 2.3

Shiv Mandir - 1.3 km

Imperila Garden - 3.4 km



## Location Map

ARCON  
REGALIA

J.P. Setu

Patliputra Station

Visheshwaria  
Bhawan

Income Tax  
Golambar

Sardar Patel Bhawan

Landing Point  
Of Flyover

Sanjay Gandhi Zoo

New  
Secretariat

Income Tax  
Building

Phenomenal  
Catchment  
Area



