



ONE VICTORIA

A project by Ruchi Realty

An Abode of Excellence

Amidst the fast-paced streets of Newtown, ONE VICTORIA, a retail & apartment complex stands as a tranquil haven, seamlessly blending luxury residences with cutting-edge retail spaces. Located in the thriving Action Area-1, Newtown, relish in the perfect blend of convenience with excellent connectivity. Choose more than a home or workplace; choose a lifestyle. With Newtown's vibrant community, cultural richness, and futuristic urban planning, One Victoria emerges as the premier address for those seeking the best in both living and business.



Elevation view



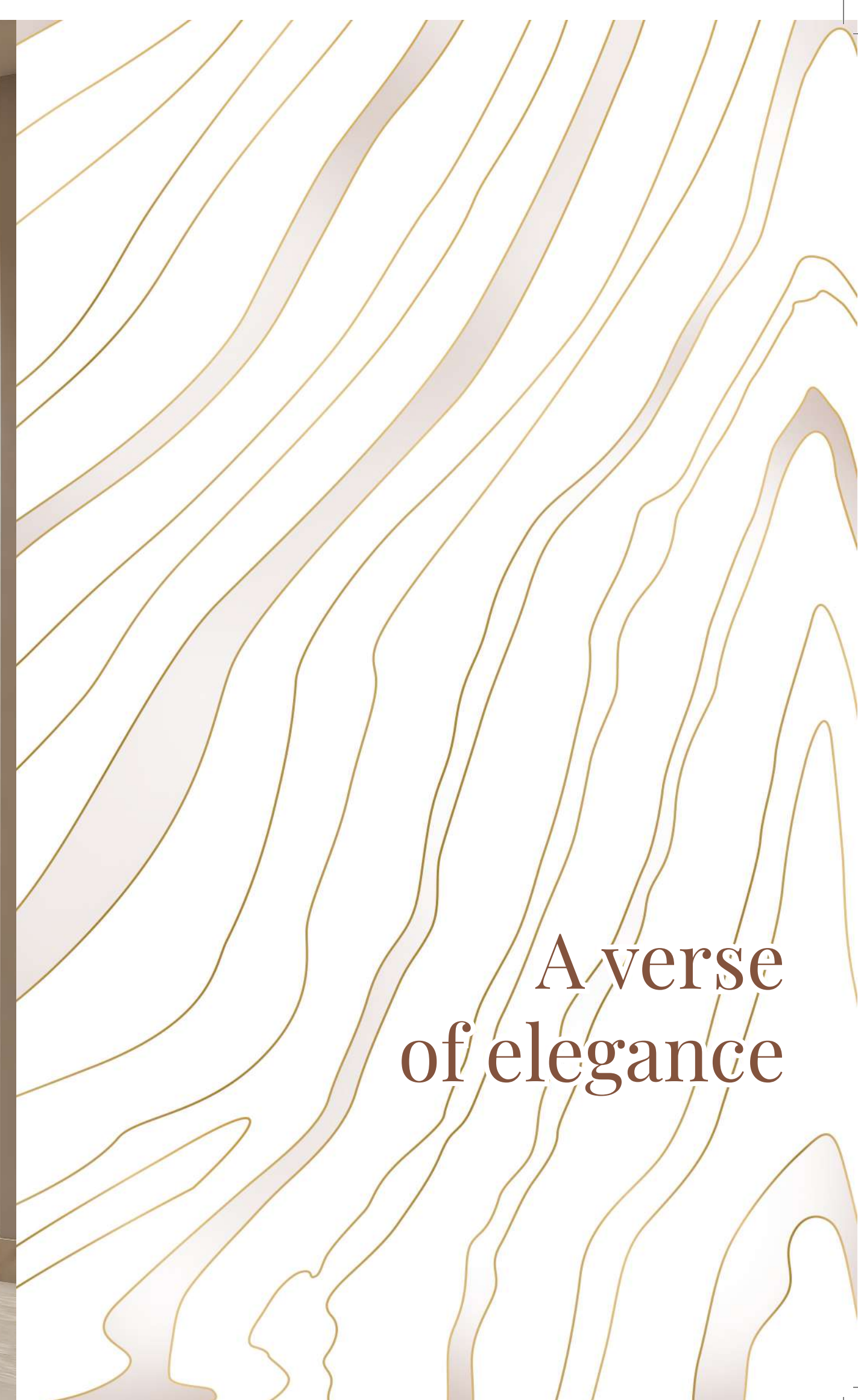
Apartment tower entrance lobby



Podium view



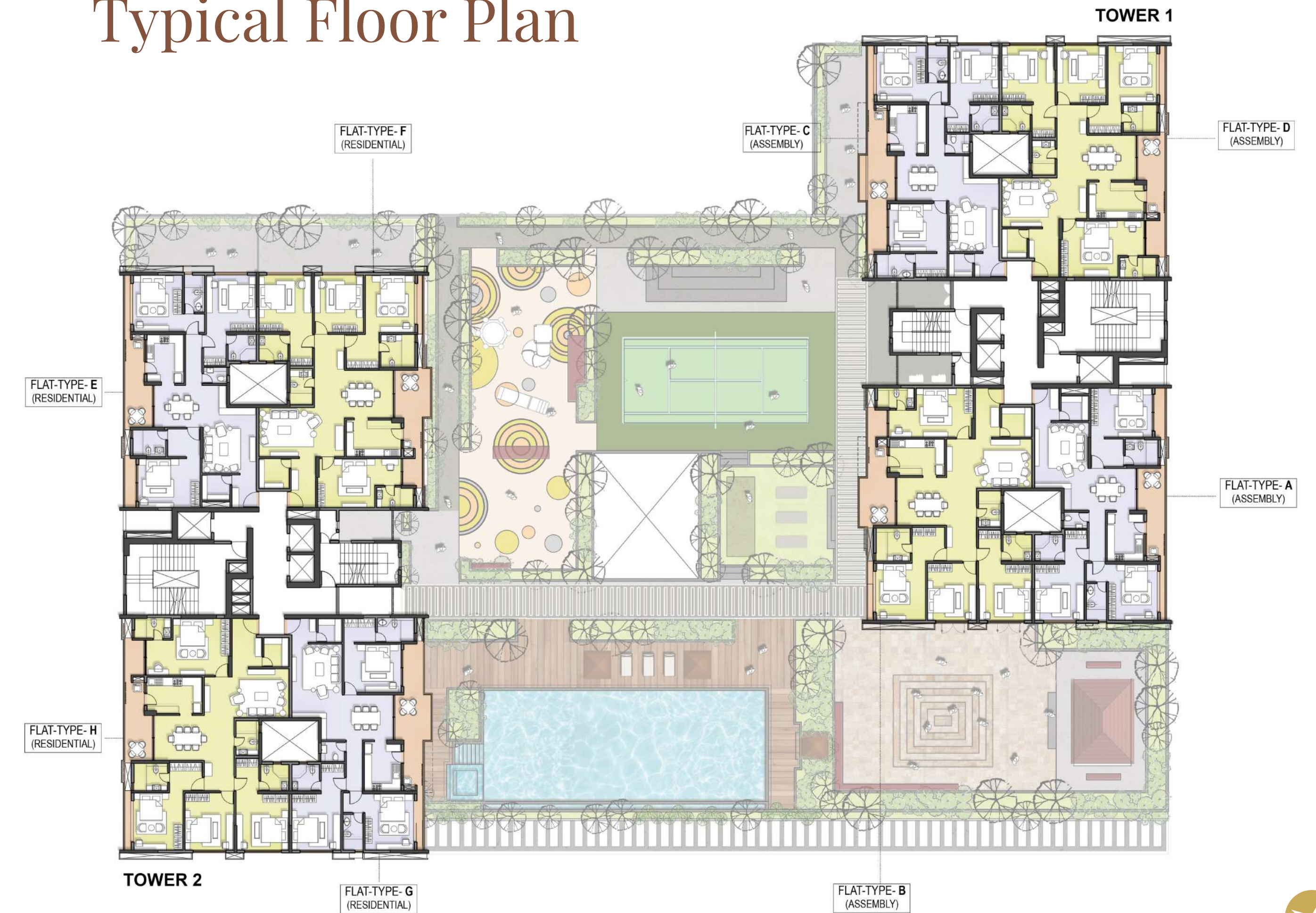
4 BHK living room



Averse
of elegance



Typical Floor Plan



Whispers of
restful reveries

4 BHK bedroom



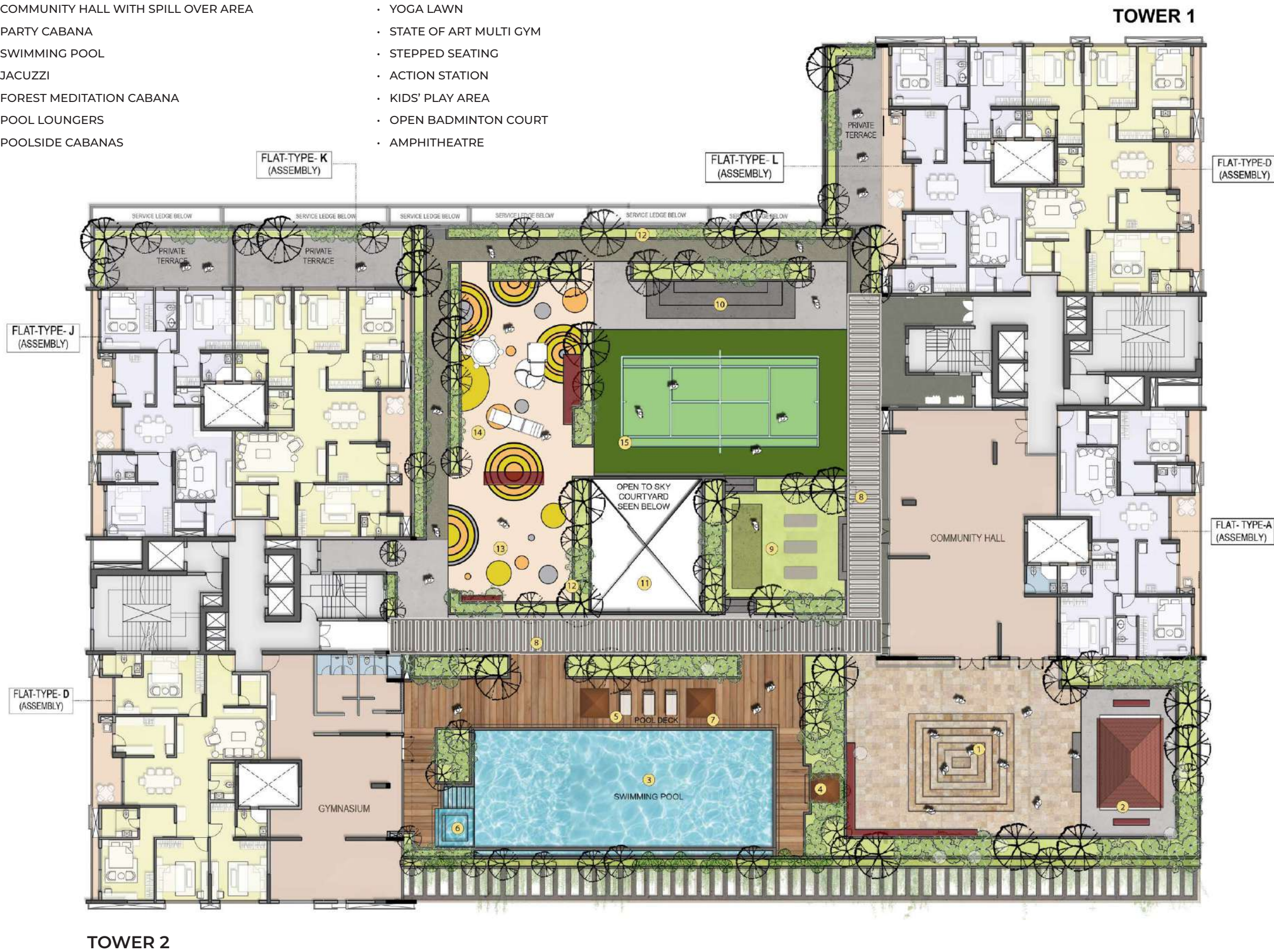


GYM

Podium Plan

Amenities

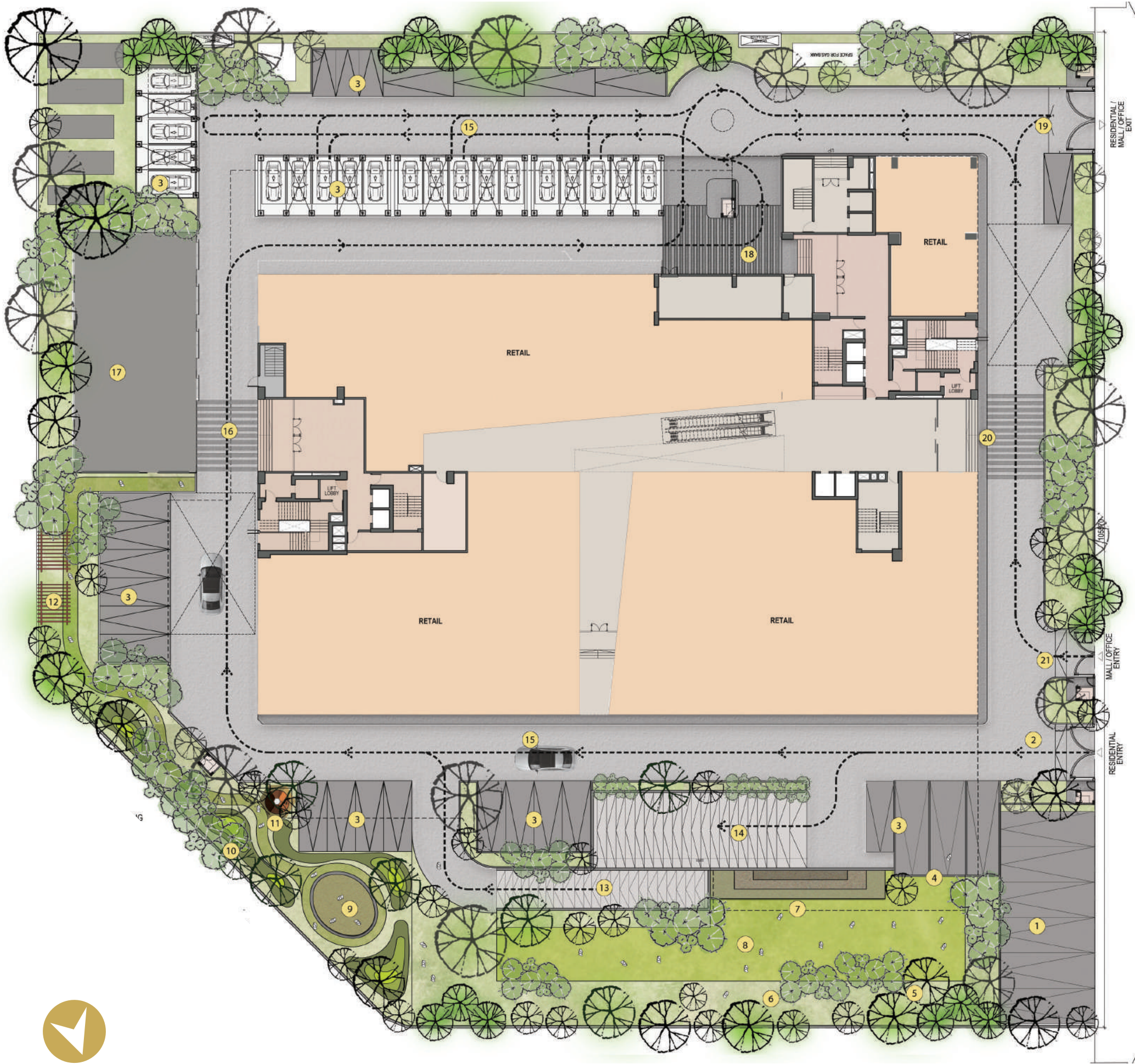
- COMMUNITY HALL WITH SPILL OVER AREA
- PARTY CABANA
- SWIMMING POOL
- JACUZZI
- FOREST MEDITATION CABANA
- POOL LOUNGERS
- POOLSIDE CABANAS
- COVERED WALKWAY UNDER PERGOLA
- YOGA LAWN
- STATE OF ART MULTI GYM
- STEPPED SEATING
- ACTION STATION
- KIDS' PLAY AREA
- OPEN BADMINTON COURT
- AMPHITHEATRE



Site Plan

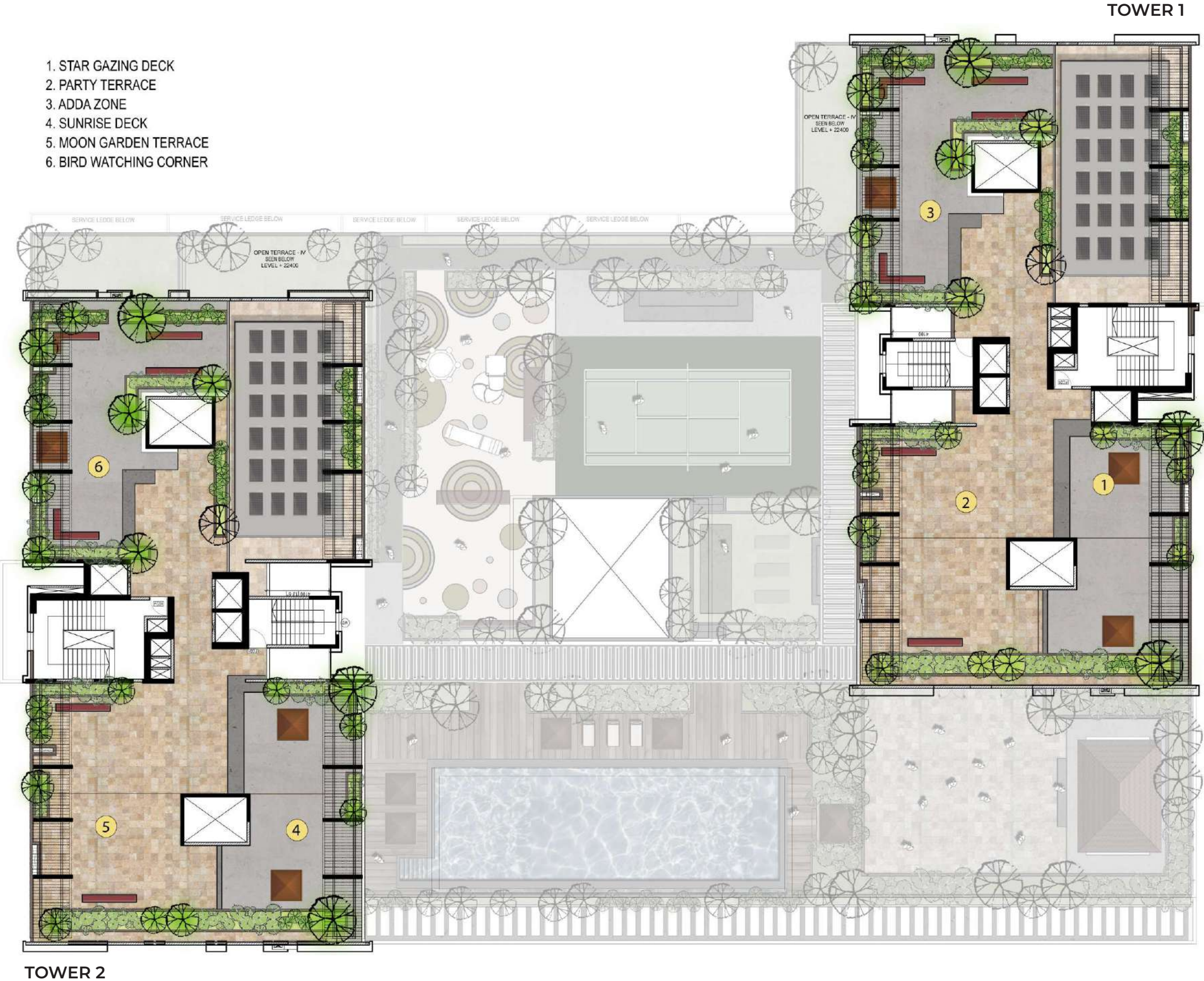
Legends

- 1. OFFSTREET VISITOR PARKING
- 2. RESIDENTIAL ENTRY
- 3. VISITOR PARKING
- 4. GARDEN ENTRY
- 5. SCULPTURE WALL
- 6. GARDEN TRAIL
- 7. AMPHITHEATRE
- 8. LAWN
- 9. SENSORY COURT
- 10. MICRO FOREST
- 11. CHIT CHAT NOOK
- 12. SHADOW ARBOUR
- 13. RAMP UP FROM BASEMENT
- 14. RAMP DOWN TO BASEMENT
- 15. 6M WIDE FIRE DRIVEWAY
- 16. RESIDENTIAL TOWER 2 DROP OFF
- 17. SERVICE BLOCK
- 18. RESIDENTIAL TOWER 1 DROP OFF
- 19. EXIT GATE
- 20. MALL DROP OFF
- 21. MALL ENTRY



Star Gazing Deck

- 1. STAR GAZING DECK
- 2. PARTY TERRACE
- 3. ADDA ZONE
- 4. SUNRISE DECK
- 5. MOON GARDEN TERRACE
- 6. BIRD WATCHING CORNER



Let the story of your royal life begin with One Victoria from Ruchi Realty



MANISH SHAHRA
DIRECTOR

In the relentless pursuit of success in today's dynamic world, continuous evolution and unwavering change are paramount. As a real estate developer, our journey began with Residential Apartments, paving the way for an integrated Township, an organized Retail Complex, and the epitome of Luxury Housing. Newtown, a meticulously planned smart city in Kolkata, harmonizes cutting-edge facilities with simplicity, offering a taste of luxurious living amidst the beauty of nature. We invite you to experience the pleasure of being at One Victoria and enjoy the luxuries of a distinguished lifestyle.

Awards



Group's multi-award winning projects



ACTIVE ACRES



ACTIVE BUSINESS PARK



ACTIVE GREENS

KOLKATA



ONE RAJARHAT



ONE PRIME



RUCHI LIFESCAPES BHOPAL



OSCAR FORT



OSCAR PRIDE

INDORE



RUCHI LIFESCAPES



OSCAR

Specifications

Residential & Service Apartment

STRUCTURE

- RCC frame structure on pile foundation

WALLS

- Conventional brick work with cement plastering

WALLFINISH

- Interior - Putty finish/plaster of paris
- Exterior - Combinations of textured paint/brush finish ceiling
- Putty finish/plaster of paris

FLOORING

- Living/Dining - Vitrified tiles
- Master Bedroom - Laminated wooden flooring
- Other Rooms - Vitrified tiles
- Kitchen - Vitrified tiles
- Toilets - Anti skid ceramic tiles
- Lift Lobby - Vitrified tiles

KITCHEN

- Dado of ceramic tiles, up to a height of two feet from the platform
- Kitchen platform with granite counter top
- Stainless steel sink
- Piped gas supply
- Hot/cold water line

TOILET

- Standard ceramic tiles on the wall up to 7ft height
- Premium quality bathroom fittings & sanitary ware
- CP fittings of premium quality
- Provision for geyser
- Hot/cold water point
- Shower partition in master bathroom
- Granite counter for basin
- Concealed plumbing and pipe work

DOORS

- Entrance door - Solid moulded & polished
- Internal door - Flush doors solid core with frames
- Locks of superior quality
- Hardware fitting of reputed brands

WINDOWS

- Anodized aluminum windows

ELECTRICAL

- Modular switches of superior brands
- ISI approved brand of concealed wiring for electricity, telephone and television.
- Overhead illumination for compound and street lighting inside the complex
- 24x7 Power back up for essential services like lift, lobby, common area and apartment (3BHK-1000 Watts, 4BHK-1250 Watts).

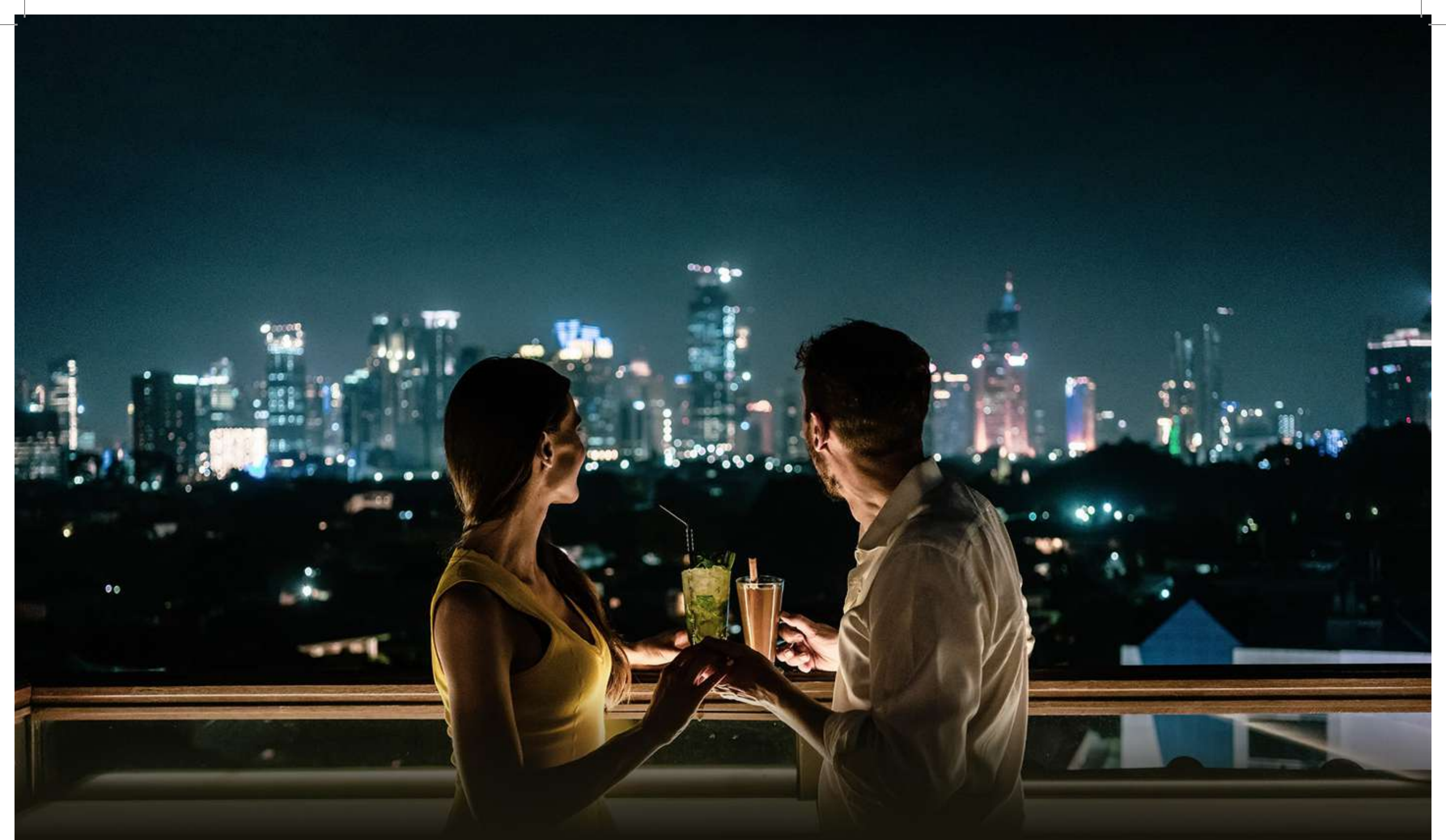
Infrastructure

- In-house sewerage treatment plant
- State-of-the-art fire fighting arrangement & extinguishers as required by the law
- Treated water
- Intercom facility for entire complex including club
- Facility management system
- 3 tier security
- CCTV at main gate, ground floor lobbies & open areas
- Grand air conditioned entrance lobby
- Automatic high speed elevators

Location Map

TRANSPORTATION		HOSPITALS	
• Metro station	0.2 Km	• OHIO Heart Hospital	2.6 Km
• Newtown bus stand	0.7 Km	• Tata Medical Center	2.8 Km
• Airport	12 Km	• Columbia Asia Hospital	5.8 Km
SCHOOLS		LANDMARKS	
• DPS Newtown School	2.7 Km	• DLF Galleria	0.4 Km
		• Technopolis	1.0 Km
COLLEGES		• DLF IT Park	1.4 Km
• Amity University	4.7 Km	• HIDCO Bhawan	2 Km
• St. Xavier's University	5.3 Km		
PARKS & RECREATION CENTRE		MALLS & MULTIPLEXES	
• Newtown Mela ground	0.3 Km	• Axis Mall	0.1 Km
• Nazrul Tirtha	0.8 Km	• Central	0.5 Km
• Biswa Bangla Gate	2.1 Km	• City Centre	11.8 Km
• Eco Park	3.6 Km		
• Mother's Wax Museum	4.2 Km	HOTELS	
		• Ibis	0.4 km
		• Novotel	0.8 Km
		• The Westin	3.6 Km





PROJECT ADDRESS

Premises No. 02-0178, Plot No. CF/2

Action Area-1, Newtown

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CORPORATE ADDRESS

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