





DON'T GROW UP.

Remember when joy came
without conditions?

When puddles were oceans,
& silence meant imagination.

Somewhere along the way,
we traded wonder for wifi.

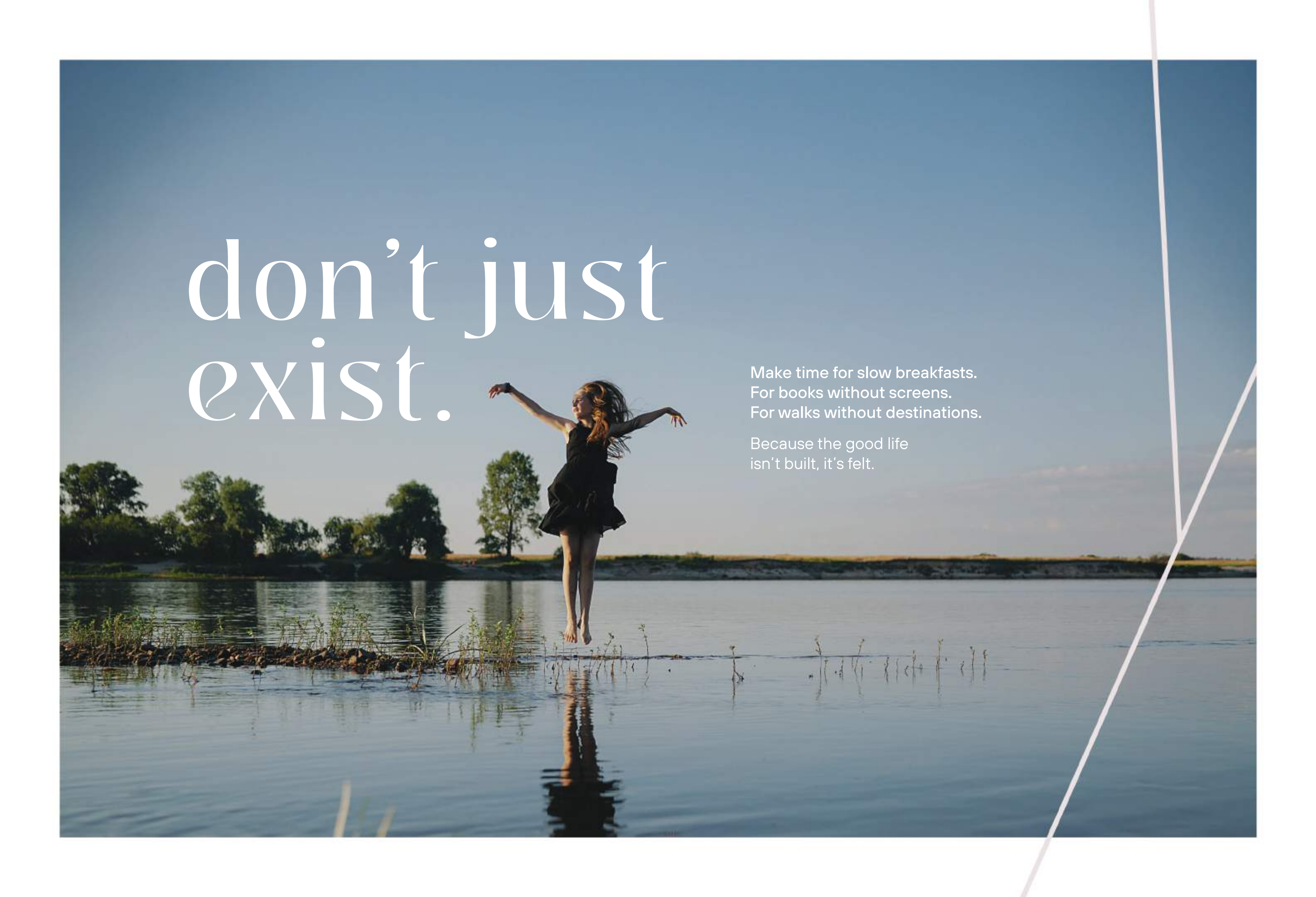
DON'T RUSH.

Life became a sprint,
meetings, checklists,
calendars and chaos.

But peace isn't found
in fast lanes.

It waits where time is
allowed to breathe.





don't just exist.

Make time for slow breakfasts.
For books without screens.
For walks without destinations.

Because the good life
isn't built, it's felt.

WHAT IF
GROWING UP
MEANT
GROWING
INWARD?



G

WHAT IF GROWING UP MEANT

Finding stillness in movement.
Finding joy in small things.
Finding a home that lets you feel
like yourself again.





PRESENTING

DTC 
stillwaters

Life is a pond of lilies

For those
who've grown
wise enough to want
to wonder back.



it all begins with the pond.

This isn't just a view.
It's the mood of the place.

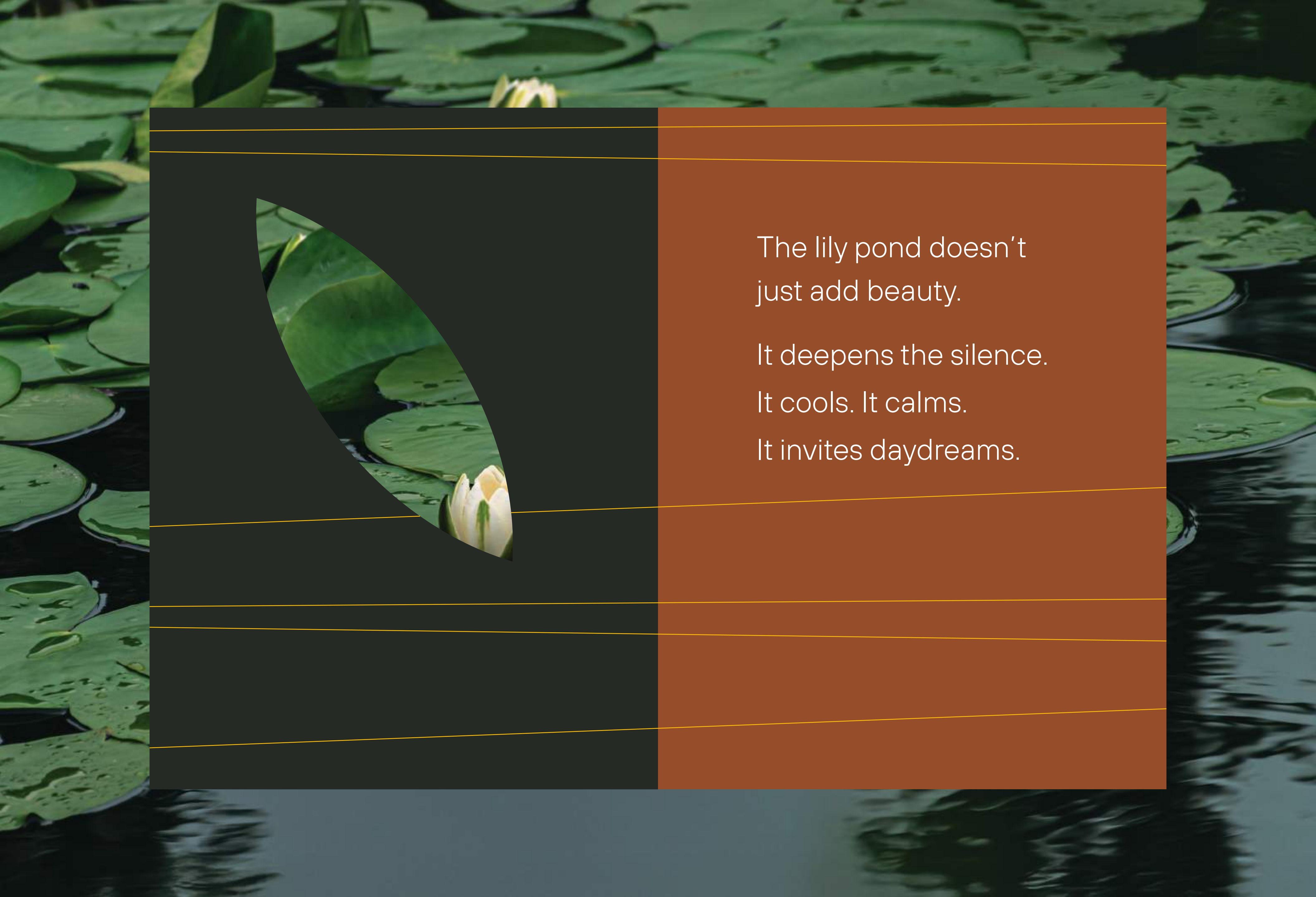


a slow-moving
heart of water,
wrapped gently by
the towers,
giving every home
space to breathe &
eyes a reason
to rest.





It doesn't
beauty.
It fills the silence
s. It calms.
It invites daydreams

The background of the entire image is a photograph of a lily pond. It features numerous large, round, green lily pads floating on the water. A single white lily flower with yellow centers is visible in the upper center. The water is dark and reflects the surrounding greenery. Overlaid on this background is a large, semi-transparent graphic consisting of a dark grey rectangle on the left and a brown rectangle on the right, separated by a thin vertical line. Several thin, horizontal yellow lines cross both rectangles. In the dark grey rectangle, there is a semi-circular cutout that reveals the lily pads and the white lily flower from the background image.

The lily pond doesn't
just add beauty.

It deepens the silence.
It cools. It calms.
It invites daydreams.

A photograph of a person's legs from the knees down, wearing a light-colored skirt with a small, repeating floral pattern in orange and brown. The legs are resting on a wooden plank surface, possibly a deck or pier. The background is a soft-focus view of a body of water under a pale sky. Thin, dark lines, possibly reeds or branches, are visible in the upper right corner. The overall mood is calm and serene.

IT'S A CENTRE THAT
NEVER ASKS FOR ATTENTION
BUT QUIETLY GATHERS IT
LIKE MAGIC THAT NEVER
NEEDED PERMISSION.



highlights





- 5.1 acres of land
- 452 units
- 5 bigha pond
- 70% open space
- G + 22 storeyed
- 10,000 Sq.ft. podium
- 18 activity zones at the podium level
- 20,000 Sq.ft. club house



where towers don't crowd – they cradle.

Three towers, angled like old friends in
quiet conversation.

Spaced just right – to let the breeze
wander, the sun spills in and the eyes
drift without interruption.





They're aligned
not just for privacy
between homes,

but to wrap the pond, the podium
and every shared moment
in a soft cocoon of calm -
like a courtyard made for
the 21st century.



here, life doesn't feel exposed.
it feels embraced.

Where the grown-up world stops at the gate -
and something gentler takes over.



A woman with her back to the camera, wearing a white long-sleeved dress, stands in a field of tall grass and red poppies. She is holding a bouquet of red flowers behind her head. The background is a soft, hazy landscape with a cloudy sky.

not just
elevated.

IT LIFTS MORE THAN
JUST YOUR VIEW.



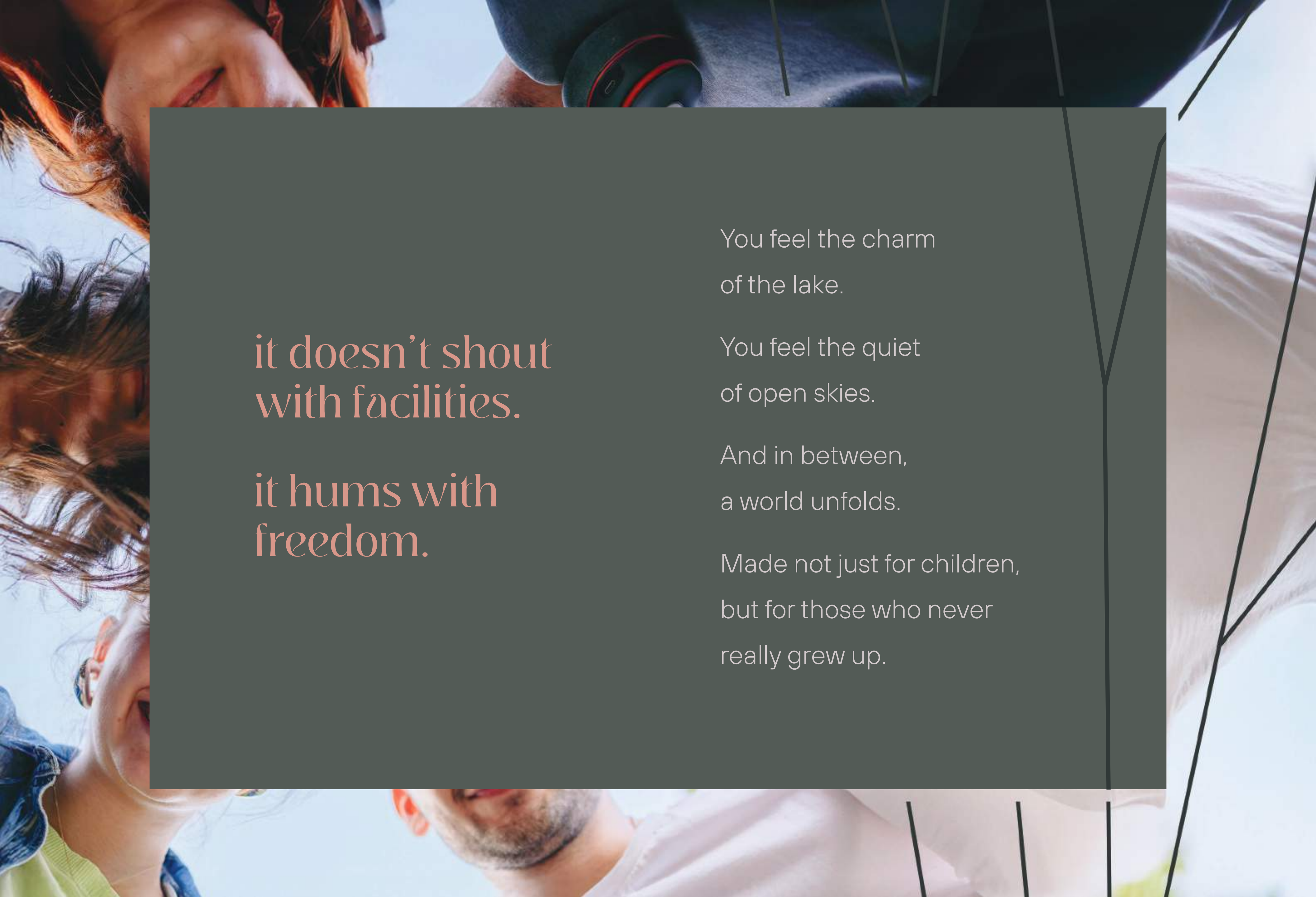
FRINGED BY TREES.
FRAMED BY TOWERS.



and always in quiet
conversation with the pond –
the podium at DTC Stillwaters
isn't just elevated.

It's hidden,

*like a secret
garden for the
child in you.*



it doesn't shout
with facilities.

it hums with
freedom.

You feel the charm
of the lake.

You feel the quiet
of open skies.

And in between,
a world unfolds.

Made not just for children,
but for those who never
really grew up.



a club that's all grown-up. but never serious.

Stillwaters has a clubhouse -
but really, it's a little world tucked into trees.

With an infinity pool by the pond,
yoga decks, a games room, a banquet space -
it's where weekends unfold without a plan.

Some swim. Some stretch.
Some do absolutely nothing.

And that's perfectly okay.





CLUB



even the smallest corners feel like stories.

A pet zone with wagging tails.

A path that thanks your feet as you walk.

A garden that gives fruit, not just flowers.

Floating fountains. Viewing decks.

Quiet benches that seem to know

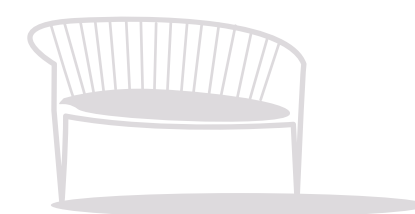
when you need them.



all tucked into a landscape designed for wandering –

where every turn holds a little surprise
and every moment, a reason to smile.

Here, life isn't just lived.
It's gently lifted.



banquet hall
gymnasium
yoga
indoor games
senior citizen's lounge
children's play area/creche

Amenities Enclosed Spaces





- Swimming Pool with Knife Edge
- Kids' Play Area
- Badminton Court
- Box Cricket
- Pickle Ball
- Waterbody with Floating Fountain
- Jogging Track
- Cycle Track
- Viewing Deck
- Pet Zone
- Floor Chess
- Meditation Pavilion
- Skating Rink
- Reflexology Court
- Fruit Garden
- Outdoor Gym











at the edge of the city.
at the start of a new rhythm.

Stillwaters sits just behind the Infosys campus in Rajarhat -
tucked away from the rush, but close to everything that matters.

Sector V. The metro. The airport.
Tata Medical Centre. St. Xavier's University.
All just a short drive from your door.





You're in the heart of a future-ready neighbourhood that's fast becoming the city's next big chapter.

Yet, what you'll feel most here is something rarer - peace, presence and space to just be.

You're close enough to get to work in minutes. And far enough to forget it after.

BECAUSE BALANCE
ISN'T JUST A FEATURE.
IT'S THE FOUNDATION.



Education

St. Francis Academy	2 km
London Kids Preschool	3 km
Vels Global School	4 km
St. Xavier's University	5 km

Hospitals

Gitanjali Hospital	4 km
Tata Medical Centre, Rajarhat	8 km
Neotia Bhagirathi	7 km
ILS Hospital, Saltlake	15 km

Malls & Markets:

Downtown Mall	4 km
Rosedale Plaza Mall	7 km
The Galleria	9 km
City Centre Saltlake	15 km

IT Sectors

Infosys	1 km
ITC Infotech	1.5 km
Wipro Newtown	2 km
Saltlake Sector V	14 km



DTC
stillwaters

EVERY ELEMENT AT STILLWATERS IS CHOSEN WITH CARE – NOT JUST TO IMPRESS, BUT TO ENDURE.

Structure Walls

Earthquake resistant RCC structure as per IS standard

Flooring

Living/Dining - Vitrified tiles of approved make
Bedrooms - Vitrified tiles of approved make
Balconies - Vitrified tiles of approved make
Common Area - Tiles of approved make

Wall Finish

Internal Living/Dining/Bedrooms - Putty punning over RCC structure
Lift Lobbies - Cladding on Lift Facia and paint in general areas
External - Weatherproof exterior paint finish

Kitchen

Flooring - Vitrified tiles of approved make
Dado - Tiles upto 2' above working platform
Others - Granite counter with stainless steel sink

Toilets

Wall - Tiles upto False Ceiling
Flooring - Anti-skid tiles

Doors & Windows

Main Door - Flush door with the laminate finish on the outside and paint finish inside
Internal Door - Flush door with paint finish on both sides
Others - Powder coated aluminium windows/doors

CP & Sanitary Fittings

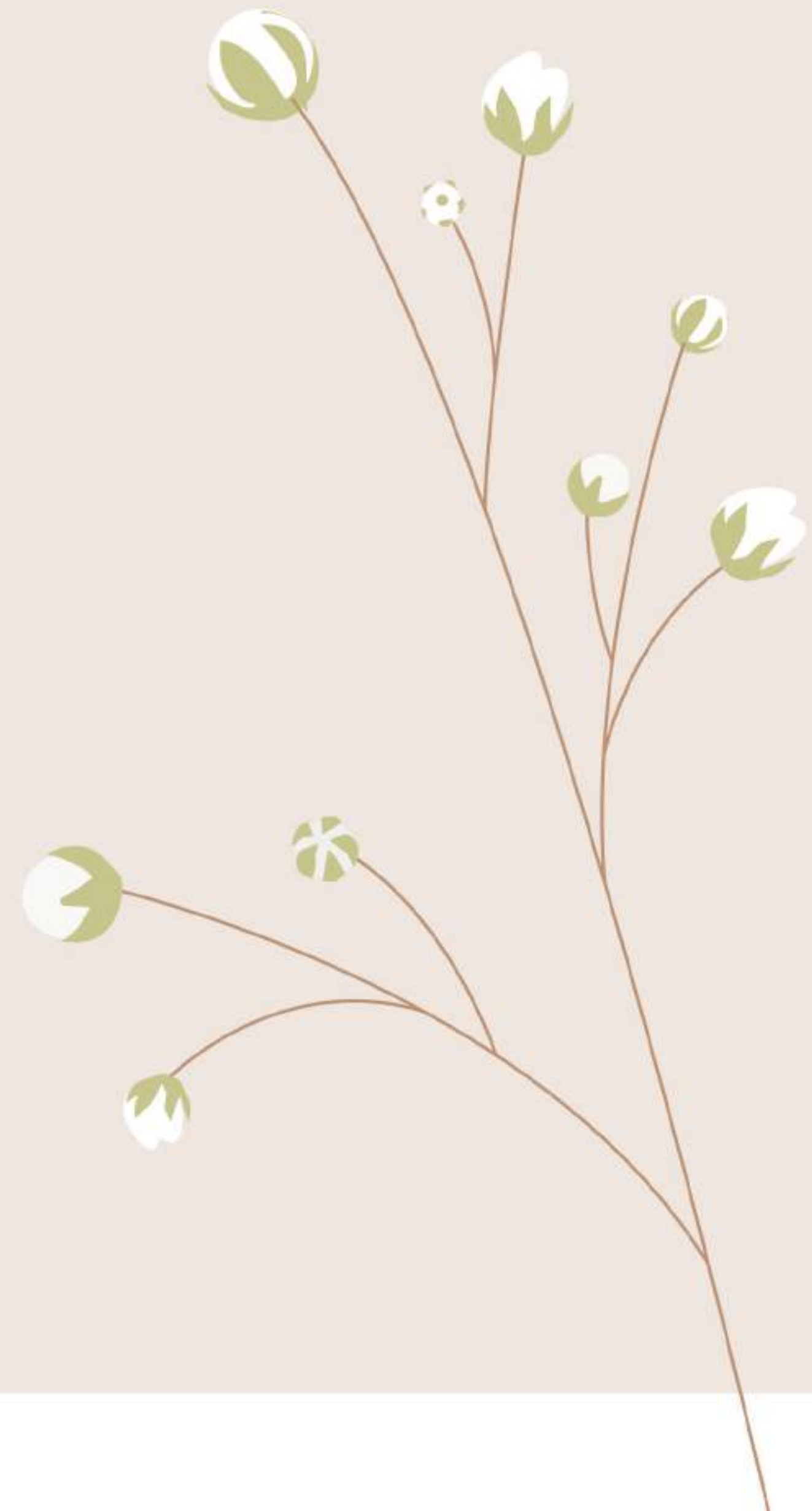
Sanitary fixture & CP fittings of approved colour and make

Electrical

- ISI marked concealed FRLS copper wiring with modular switch of approved make
- Adequate electrical switches and sockets in all rooms with AC provision in the living room & all bedrooms
- Points for refrigerator, water purifier, microwave/mixer grinder, points for geyser, exhaust fan along with other electrical points in toilet/kitchen

Power Back-up

Backup for common area & utilities





GROWN-UP
HOMES.

CHILDLIKE
WONDER.



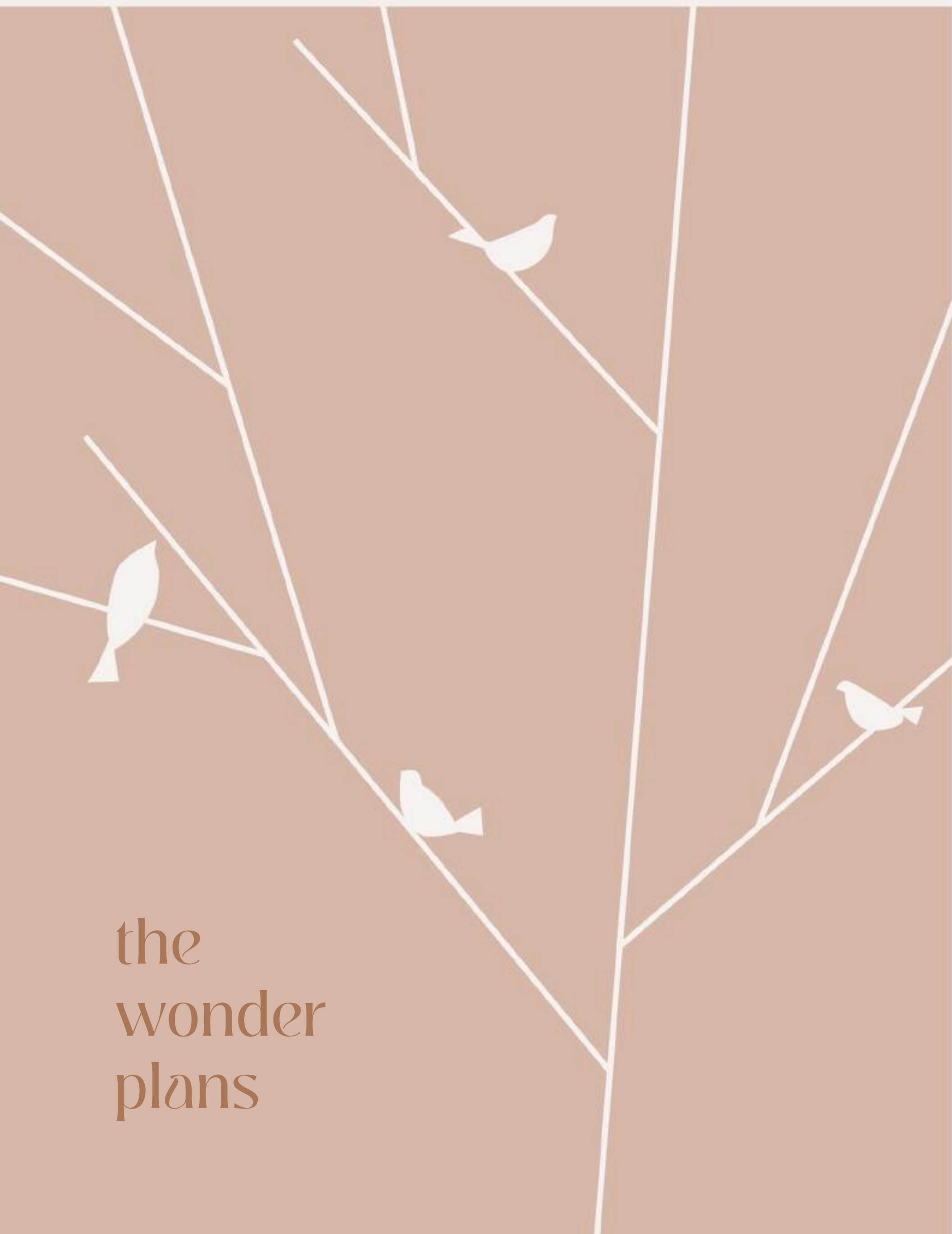
MASTER PLAN

LEGENDS

1. Entrance
2. Entrance Plaza
3. Jogging Track
4. Tower Drop-Off
5. Entrance to Jogging Track
6. Viewing Deck
7. Sit-Out Area
8. Mound with Sculpture
9. Clubhouse Drop-Off
10. Club Entrance Plaza
11. Fountain with Seating
12. Mounds with Dense Plantation
13. Banquet Entrance
14. Floor Chess
15. Seating under Tree Arbors
16. Curvilinear Path
17. Open Air Theatre
18. Floating Stage
19. Floating Fountain
20. Circular Seating
21. Swing Benches under Pergola
22. Floating Gazebo
23. Banquet Lawn
24. Main Swimming Pool
25. Pool Deck
26. Kids' Pool

27. Boundary Plantation
28. Badminton Court
29. Multi-Purpose Lawn
30. Yoga and Meditation Pavillion
31. Sit-Out Area
32. Sitting under Trellis
33. Entrance to Podium
34. Open-Air Gym
35. Kids' Play Area
36. Natural Pond
37. Vehicular Entry
38. Box Cricket
39. Pet Zone
40. Banquet Lawn
41. EV Charging
42. Exit

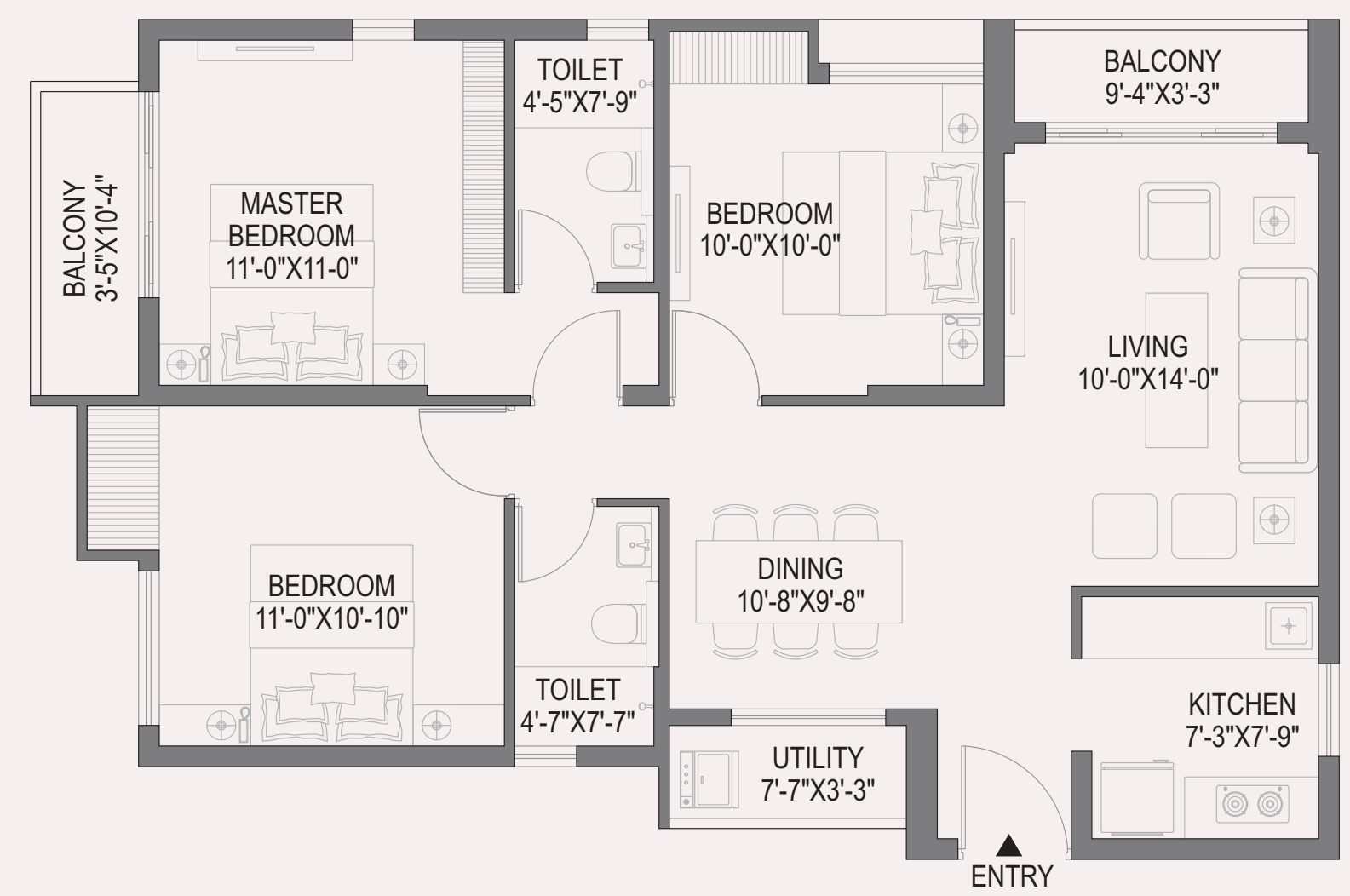




the
wonder
plans



3 BHK 2T WITH ISOMETRIC VIEW



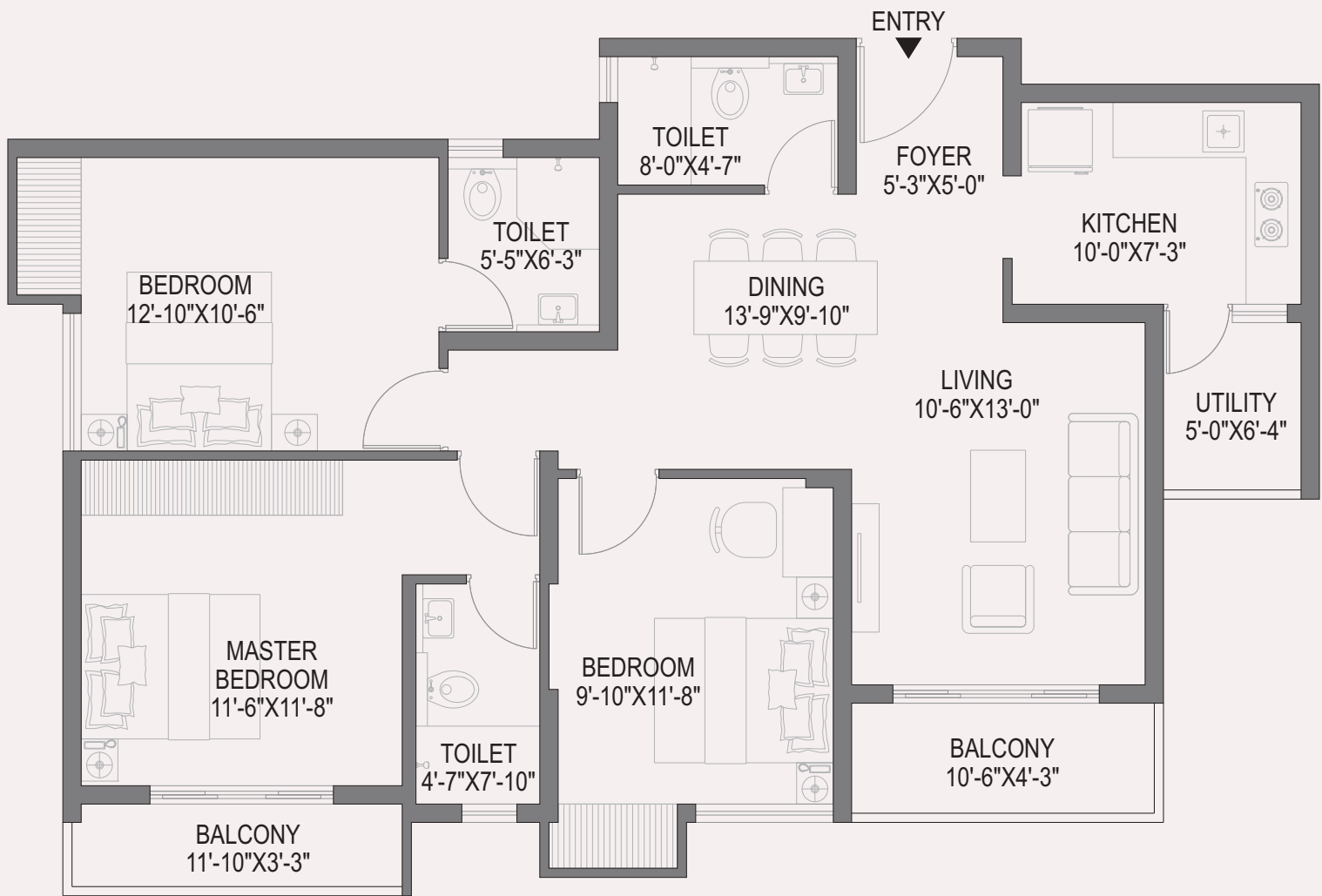
3 BHK-2T	SBUA	BUA	CARPET AREA	WARDROBE AREA	BALCONY AREA
Sq. Ft.	1340	1002	820	18	89



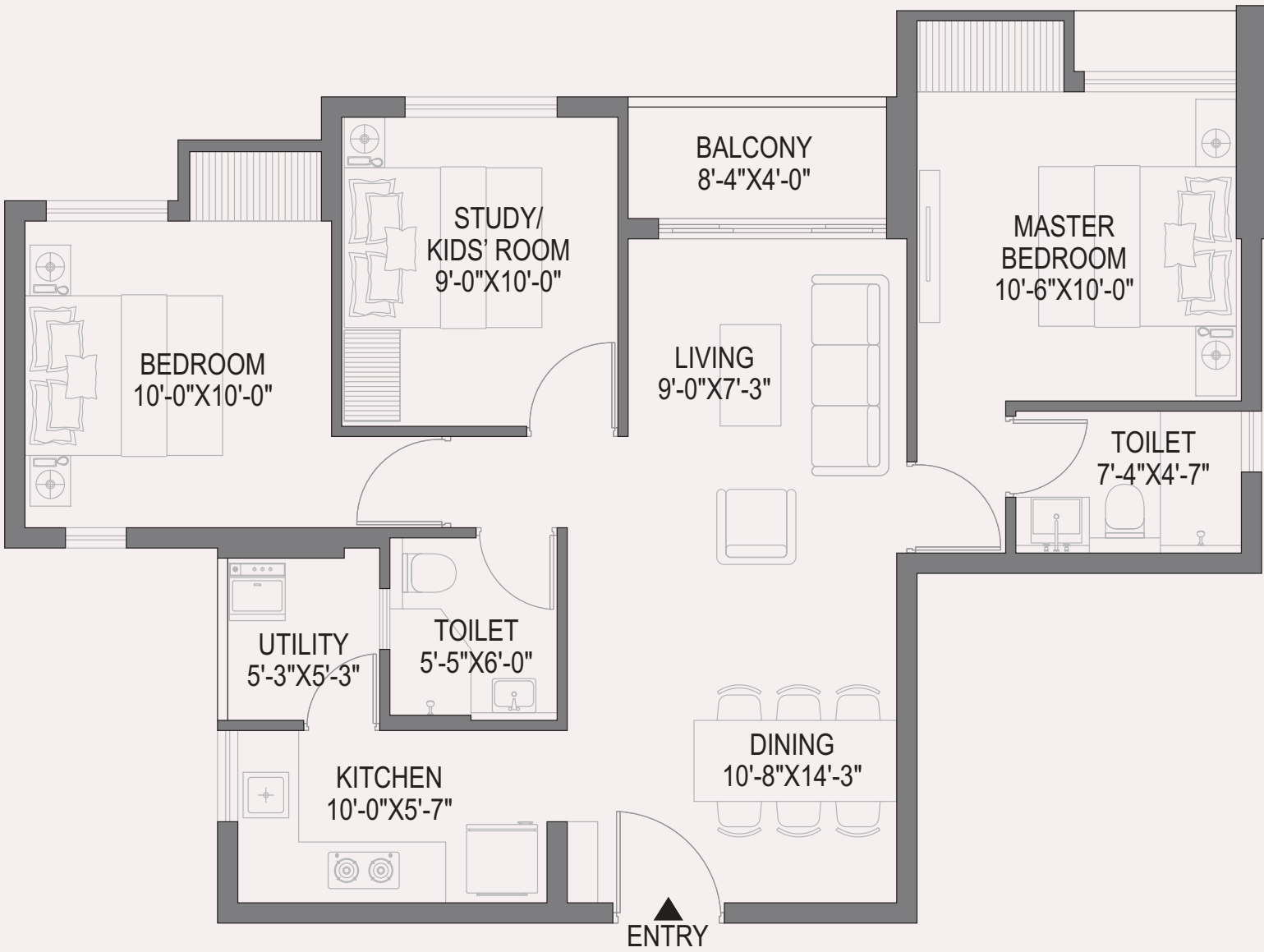
3 BHK Smart WITH ISOMETRIC VIEW



3 BHK 3T WITH ISOMETRIC VIEW



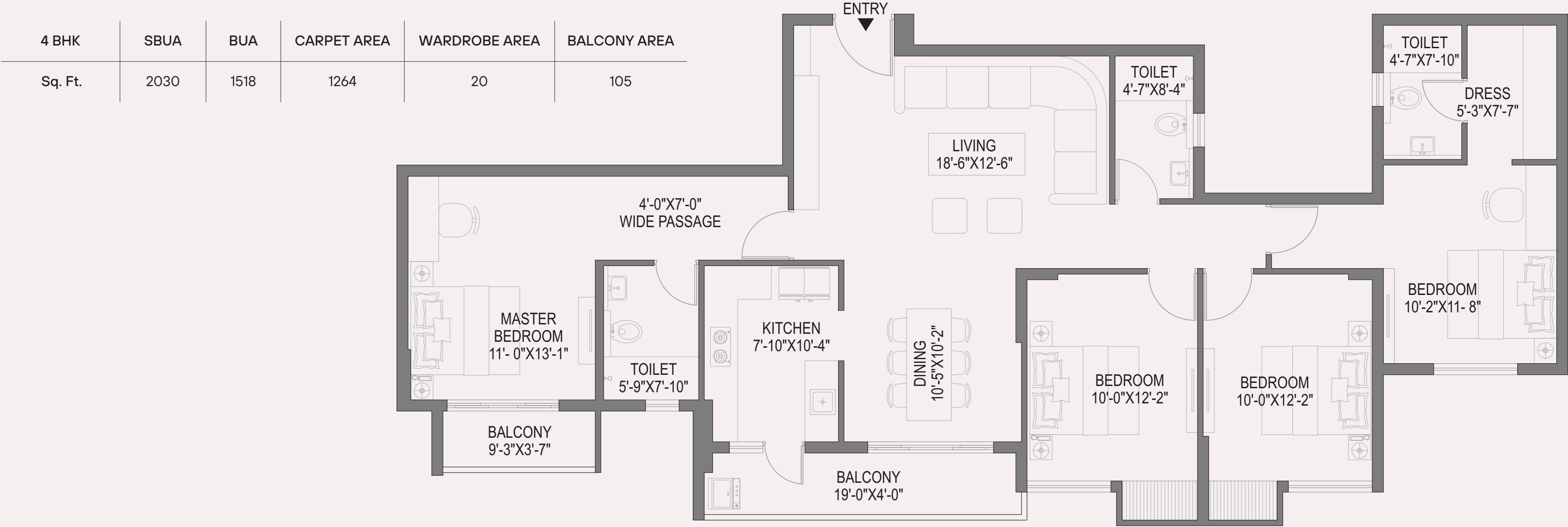
3 BHK-3T	SBUA	BUA	CARPET AREA	WARDROBE AREA	BALCONY AREA
Sq. Ft.	1550	1164	941	22	114



3 BHK SMART	SBUA	BUA	CARPET AREA	WARDROBE AREA	BALCONY AREA
Sq. Ft.	1160	874	702	20	57



4 BHK WITH ISOMETRIC VIEW



Typical Floor Plan





built on trust. designed for life.

Every great journey has a rhythm - and DTC's began over 40 years ago.

From our early days in infrastructure and mining to becoming one of Kolkata's most respected real estate developers, we've stayed true to one simple belief: when you build with care, life responds in kind.

Our real estate story started with Orchid Point and Orchid Towers in Kankurgachi - transforming 100,000 sq. ft. of space in just 14 months. Since then, we've grown steadily, always with people at the heart of every plan.

From the award-winning Southern Heights in Joka - over 20 acres with 900 delivered homes and one of South Kolkata's largest clubhouses - to Sojon, a cosy community nestled in nature.

From Good Earth, near Madhyamgram, where calm meets connection - to Skyler, a collection of high-rise homes that celebrate the sky itself - and Capital City in Rajarhat, one of the largest residential projects in the region.

Across each project, the intent is the same: to make the home feel personal and the community feel natural.

With over 1.5 million sq. ft. delivered and 3 million more underway, we're not just building square footage - we're shaping places where people pause, play and grow

Stillwaters is the latest chapter in that story.

A place where life feels less like a checklist and more like a memory in the making. Where the grown-up world stays at the gate - and what waits inside is something a little more timeless.

LANDMARKS
OF TRUST,
BUILT OVER
TIME



DTC
Palmgrove
YOUR DATE WITH LIFE



DTC
CAPITAL CITY
RAJARHAT



DTC
Good Earth



DTC
SKYLER
rule the sky



DTC
sjojon
lively, homely, lovely.



DTC
SOUTHERN HEIGHTS
next level living



CAPITAL CITY
Crest



PRAVYA
BY SOHAM & DTC

LIFE WAS
NEVER MEANT
TO BE FAST.
IT WAS MEANT
TO BE FULL.



JUST DON'T GROW UP.
HAVE A GOOD LIFE.



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