



 **SIGHT**
VIVANTE
GANGULY GROUP



Welcome!!

With state-of-the-art amenities and premium luxury apartments, 4Sight Vivante is a landmark by one of the top developers in Kolkata. This upcoming residential project of Ganguly Group gives you a premium high rise with all amenities tucked up in the open area of the roof and promises to give you a highly facilitated lifestyle at an affordable cost. Located near Khudiram Metro Station, this 12th floors high rise apartment offers a home for everyone.

Express
Your
Individuality
at



Why You Choose 4Sight Vivante?

URBAN LOCATION

Located at EM Bypass and near khudiram metro station, this high rise 12th floor apartment is just perfect for everything.

WORLD CLASS FACILITIES

This luxurious 2BHK and 3BHK apartment gives you all world class facilities and amenities that you've been searching for.

90%

99%

GANGULY GROUP



Everything You Need. All Right Here.



**EM Bypass -
0 Minutes**



**Departmental Store -
1 minute**



**Metro Station -
5 Minutes**



**Medical Centers -
1 Minutes**



**Premium Schools -
3 Minutes**



**Movie &
Entertainment -
10 Minutes**



**Hospital -
10 Minutes**



**College -
10 minutes**



Modern Amenities, Sophisticated Style.



Rooftop
Swimming Pool



AC Community
Hall

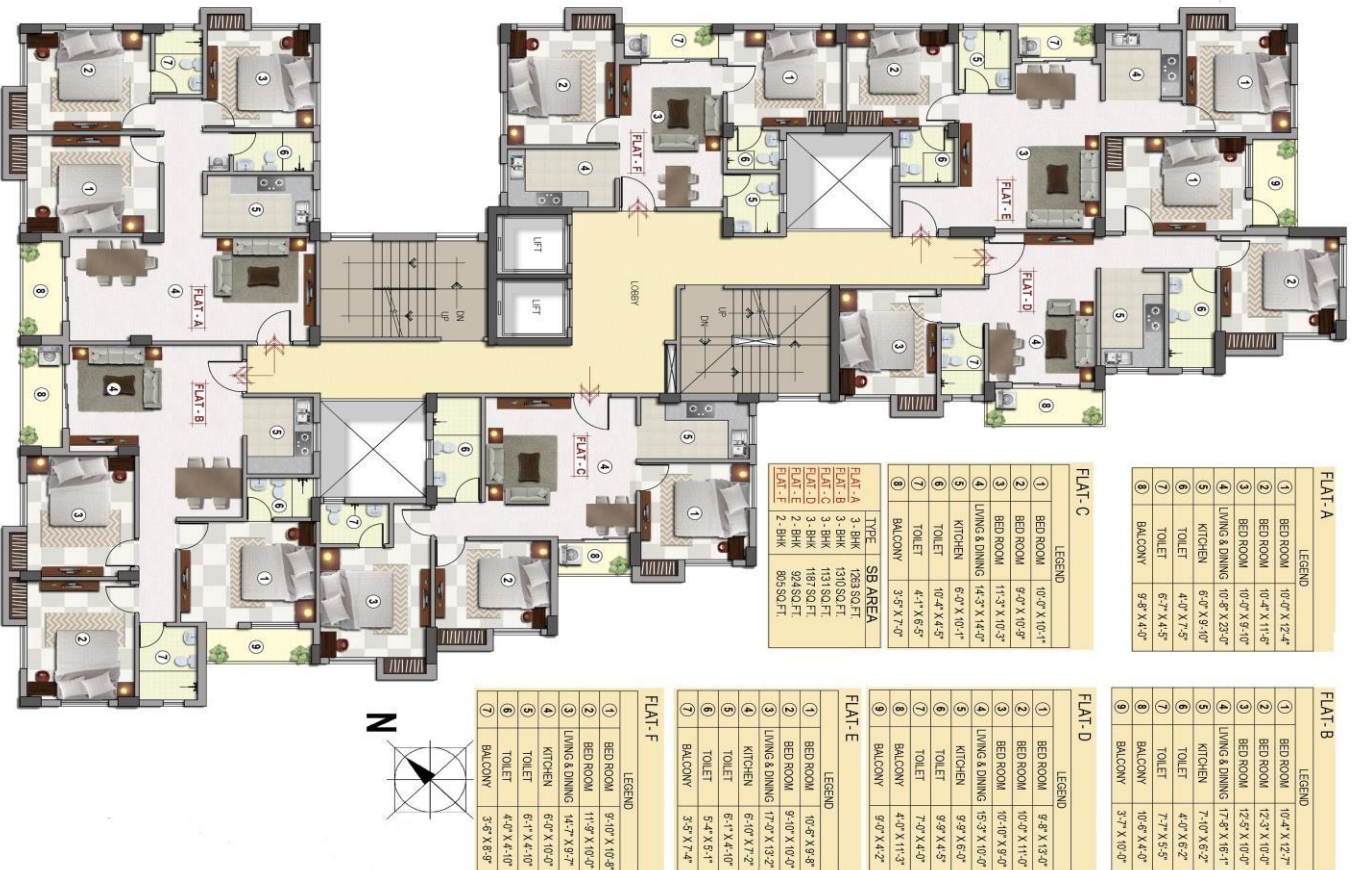
GYMNASIUM



Indoor Games
Area



Typical Floor Plan



FLAT-A

LEGEND	
1	BED ROOM 10'-0" X 12'-4"
2	BED ROOM 10'-4" X 11'-8"
3	BED ROOM 10'-0" X 9'-10"
4	LIVING & DINING 10'-8" X 23'-0"
5	KITCHEN 6'-0" X 9'-10"
6	TOILET 4'-0" X 7'-5"
7	TOILET 6'-7" X 4'-5"
8	BALCONY 9'-8" X 4'-0"

FLAT-B

LEGEND	
1	BED ROOM 10'-4" X 12'-7"
2	BED ROOM 12'-3" X 10'-0"
3	BED ROOM 12'-5" X 10'-0"
4	LIVING & DINING 17'-8" X 18'-1"
5	KITCHEN 7'-0" X 8'-2"
6	TOILET 4'-0" X 6'-2"
7	TOILET 7'-7" X 5'-5"
8	BALCONY 10'-5" X 4'-0"
9	BALCONY 3'-7" X 10'-0"

FLAT-C

LEGEND	
1	BED ROOM 10'-0" X 10'-1"
2	BED ROOM 9'-0" X 10'-9"
3	BED ROOM 11'-3" X 10'-3"
4	LIVING & DINING 14'-3" X 14'-0"
5	KITCHEN 6'-0" X 10'-1"
6	TOILET 10'-4" X 4'-5"
7	TOILET 4'-1" X 6'-5"
8	BALCONY 3'-5" X 7'-0"

FLAT-D

LEGEND	
1	BED ROOM 9'-8" X 13'-0"
2	BED ROOM 10'-0" X 11'-0"
3	BED ROOM 10'-10" X 10'-0"
4	LIVING & DINING 15'-3" X 18'-0"
5	KITCHEN 9'-9" X 6'-0"
6	TOILET 9'-9" X 4'-5"
7	TOILET 7'-0" X 4'-0"
8	BALCONY 4'-0" X 11'-3"
9	BALCONY 9'-0" X 4'-2"

FLAT-E

SB AREA	
FLAT-A	3-BHK 1283 SQ.FT.
FLAT-B	3-BHK 1310 SQ.FT.
FLAT-C	3-BHK 1191 SQ.FT.
FLAT-D	3-BHK 1188 SQ.FT.
FLAT-E	2-BHK 824 SQ.FT.
FLAT-F	2-BHK 805 SQ.FT.

FLAT-F

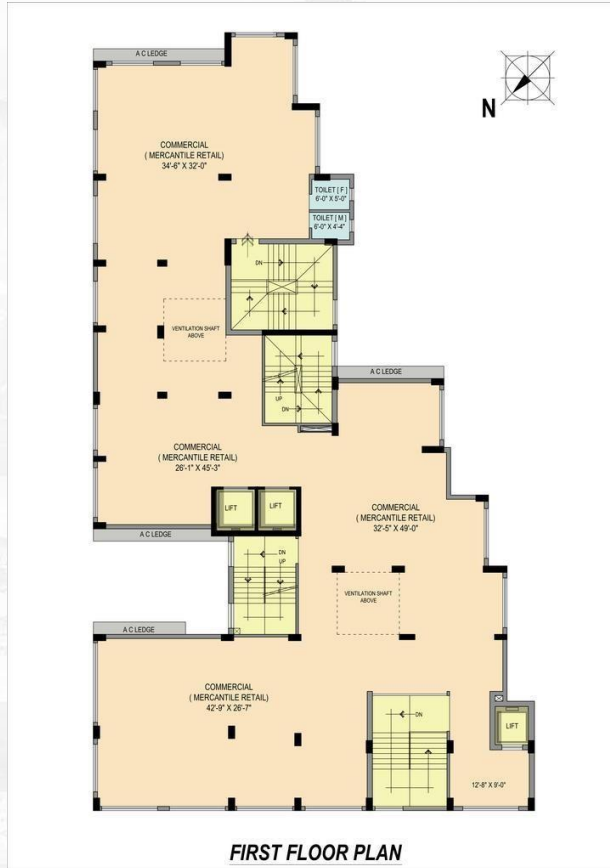
LEGEND	
1	BED ROOM 10'-8" X 14'-8"
2	BED ROOM 9'-10" X 10'-0"
3	LIVING & DINING 17'-0" X 15'-2"
4	KITCHEN 6'-10" X 7'-2"
5	TOILET 6'-1" X 4'-10"
6	TOILET 5'-4" X 5'-1"
7	BALCONY 3'-5" X 7'-4"

FLAT-F

LEGEND	
1	BED ROOM 9'-10" X 10'-8"
2	BED ROOM 11'-9" X 10'-8"
3	LIVING & DINING 14'-0" X 18'-7"
4	KITCHEN 6'-0" X 10'-0"
5	TOILET 6'-1" X 4'-10"
6	TOILET 4'-0" X 4'-10"
7	BALCONY 3'-5" X 8'-9"



Floor Plan



4Sight Vivante Location



Premium Quality Apartment Structure

3BHK (Type – A)	3BHK (Type –B)	3BHK (Type – C)	3BHK (Type – D)	2BHK (Type- E)	2BHK (Type-F)
Carpet Area (Facing – North & East)	Carpet Area (Facing – South & West)	Carpet Area (Facing – South & West)	Carpet Area (Facing – South & West)	Carpet Area (Facing – South & East)	Carpet Area (Facing – North & East)
864 Sq Ft	896 Sq Ft	753 Sq Ft	797 Sq Ft	618 Sq Ft	530 Sq Ft
Saleable Area	Saleable Area	Saleable Area	Saleable Area	Saleable Area	Saleable Area
1263 Sq Ft	1310 Sq Ft	1131 Sq Ft	1187 Sq Ft	924 Sq Ft	805 Sq Ft

Price Details

Base Price @ 5000/- Sq. ft. + Applicable Taxes

FLOOR ESCALATION CHARGES

3rd to 5th - @ Rs.15/- + Applicable Taxes

6th to 8th - @ Rs.20/- + Applicable Taxes

9th to 11th - @ Rs.25/- + Applicable Taxes

PLC - @ Rs.100/- (Front & South Facing) + Applicable Taxes

RIGHT TO CAR PARKING

Open – 5 Lakhs. + Applicable Taxes

Independent Covered – 6 Lakhs + Applicable Taxes

Mechanical – 4 Lakhs + Applicable Taxes

Extra Cost (One Time payable before possession) - 1.50 Lakhs + Applicable Taxes

Club Charges (One Time payable before possession) – 1 Lakhs + Applicable Taxes



SIGHT VIVANTE



20%+ Applicable Taxes
10% + Applicable Taxes
5% + Applicable Taxes
5% + Applicable Taxes
5% + Applicable Taxes
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5% + Applicable Taxes
5% + Applicable Taxes
10% + Applicable Taxes
5% + Applicable Taxes
10% + Applicable Taxes
5% + Applicable Taxes
5% + Applicable Taxes

11. On possession or registration whichever is earlier. 5% + Applicable Taxes

1. On the date of signing of this Agreement for sale.
2. On or before completion of Foundation work.
3. On or before completion of 1st floor casting
4. On or before completion of 3rd floor casting
5. On or before completion of 5th floor casting
6. On or before completion of 7th floor casting.
7. On or before completion of 9th floor casting.
8. On or before completion of 11th floor casting.
9. On or before completion of Brick-Work.
10. On or before Inside Plaster
11. On or before completion of Flooring work.
12. Doors and window fittings
13. Installation of bath and sanitary Fittings Taxes


11. On possession or registration whichever is earlier. 5% + Applicable Taxes

SIGHT VIVANTE

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Hira No. HIRA/P/SOU/2020/000867



Developer



Co- Developer



An aerial perspective of a modern, multi-story apartment complex. The central building is white with grey accents and features a rooftop swimming pool with lounge furniture. Surrounding the building are other high-rise structures, green spaces with trees, and a busy street with cars, buses, and a truck. A large, semi-transparent circular graphic is overlaid on the center of the image, containing the text "Thank you" in a blue, cursive font.

Thank you