WBRERA/P/NOR/2024/001096

JMC Realty Solutions

BROADWAY

SECTOR-V RESIDENCY

ABOUT THE PROJECT

JMC Broadway *is a single tower, B + G + XI storied building on a freehold land which has amalgamated commercial and residential space. It is located in Sector V, the IT hub of Kolkata, ideal for office goers in Sector V and is at the entrance of the New Town with easier connectivity.*

JMC Broadway is well thought out by a team of professionals keeping in mind the needs of the customer.

Ventilation of each Unit has been given a priority allowing sunshine and air to easily flow into the Unit while also keeping in mind the Vaastu requirements.

The structure of the building has been reinforced with the requirements of not just the Sanctioning body but also the seismic zone of the area.

A dedicated team of professionals have been appointed to maintain the Quality of materials being used keeping in mind our vision of Quality first.

BROADWAY

PROMOTERS

JMC Realty Solutions *is from the Group Companies of Joy Majumder & Co. and Senco Infrastructure (P) Ltd from the promoters of Senco Gold Ltd, a name associated with trust and service for the last 80 years, catering to the dreams, aspirations and lifestyle needs of the customers.*

Joy Majumder & Co has proved itself through its journey of 35 years to become a dependable real estate developer delivering its projects in a challenging market environment by helping shape the skyline with signature residential, commercial and hospitality buildings in and around Nagpur, Durgapur, Kolkata, Siliguri and Sikkim.

JMC BROADWAY

MATERIAL SPECIFICATIONS

Structure:	B+G+11 RCC Structure.
Walls:	200mm/125mm/75mm thick Brick Wall with Plaster External and Internal.
Floors:	2*2 Vitrified Tiles with 4" Skirting.
Kitchen:	2*2 Vitrified Tiles Flooring. Granite countertop with Sink, Glazed Tiles up to 2ft. above the counter.
Toilet:	2*1 Tiles - Matt/Anti Skid Floor Tiles with Glazed Tiles up to 7ft. height. Hot & Cold Concealed Lines.
Ground Lobby:	Vitrified Tiles.
Main Door:	WPC Frame / Kapoor Frame with Factory made Commercial Flush Door.
Other Doors:	WPC Frame / Kapoor Frame with Factory made Commercial Flush Door.
Windows:	Sliding Aluminum glass window with enamel painted Grill.
Internal Finish:	Wall Putty.
External Finish:	Weather coated paint with appropriate fascia.
Sanitation:	Hindware / Parryware / Cera / Jaguar quality ceramic ware, commode, wash basin and Chromium plated fittings.
Electricals:	Concealed copper wiring with MCB and modular switches.
Water Supply:	Borewell / Municipality water supply with pump to over head reservoir as will be sanctioned by the authorities.
Lift:	Automatic Passenger lifts of reputed make in the building.
CCTV:	Security surveillance facility with CCTV on ground floor and Common area & Intercom facilities.
Fire System:	Fire Fighting system as per sanctioned regulations.
Power Back Up:	24 hour reputed make soundless generator.
Intercom:	Modern reputed make communication system.

BROADWAY

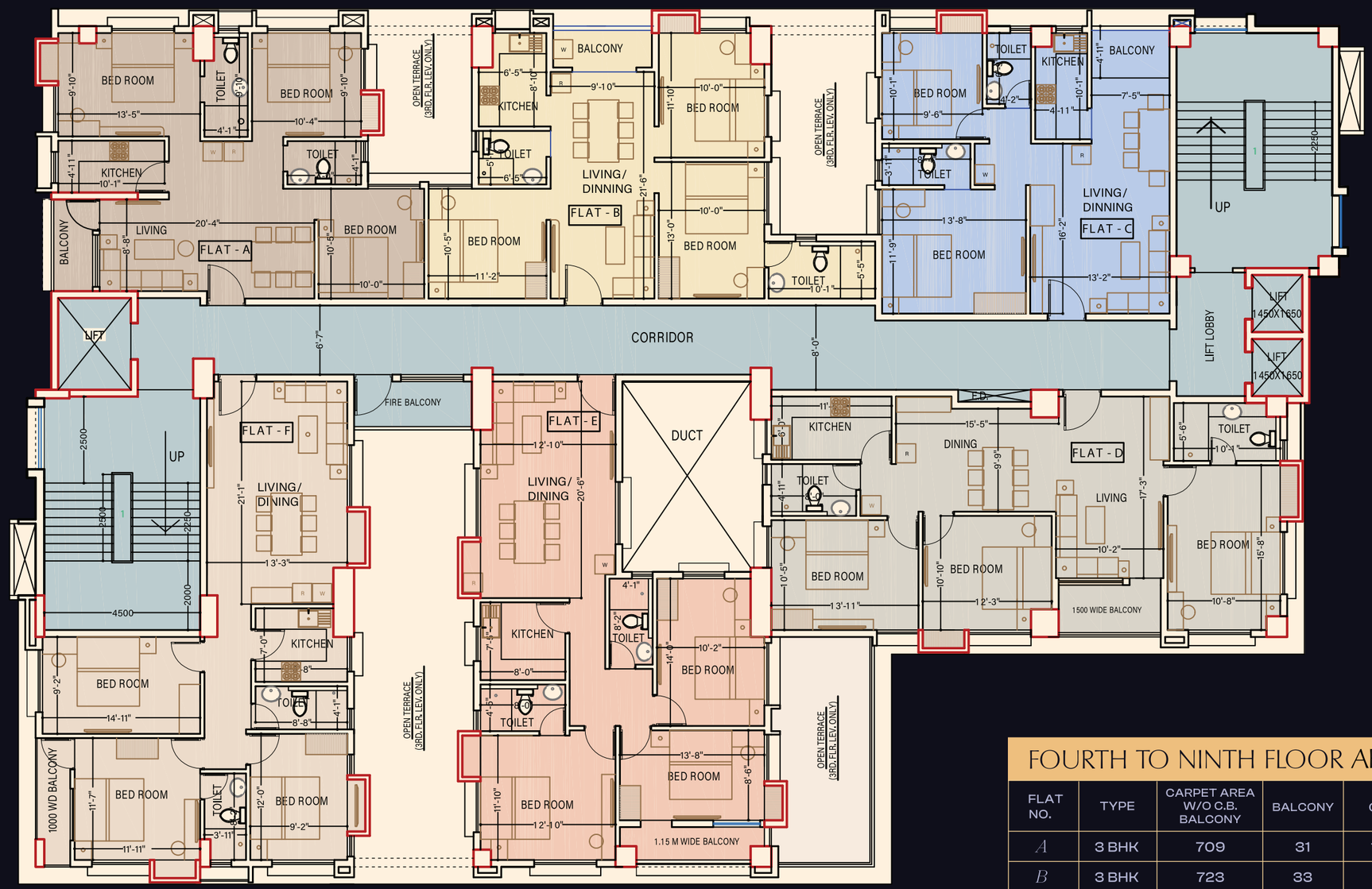
- **AREA OF LAND IS 37 COTTAHS**
- **FREEHOLD LAND**
- **WELL VENTILLATED**
- **SWIMMING POOL**
- **VASTU ORIENTED**
- **STRUCTURE DESIGNED FOR SEISMIC ZONE**
- **REPUTED MATERIALS**
- **CONTINUOUS QUALITY CONTROL**

GROUND FLOOR PLAN

THIRD FLOOR AREA (SQ.FT.)

FLAT NO.	TYPE	CARPET AREA W/O C.B. BALCONY	BALCONY	C.B.	B.U. AREA WITH BALCONY	O.T AREA	50.0% O.T AREA CHARGEABLE	CHARGEABLE AREA
A	3 BHK	709	31	12	864	—	—	**1253**
B	3 BHK	723	33	6	878	—	—	**1273**
C	2 BHK	667	33	7	803	—	—	**1164**
D	3 BHK	961	44	15	1168	—	—	**1694**
E	3 BHK	912	—	15	1067	213	107	**1702**
F	3 BHK	855	33	24	1056	—	—	**1531**
TOTAL		4827	174	79	5836	213	107	**8617**

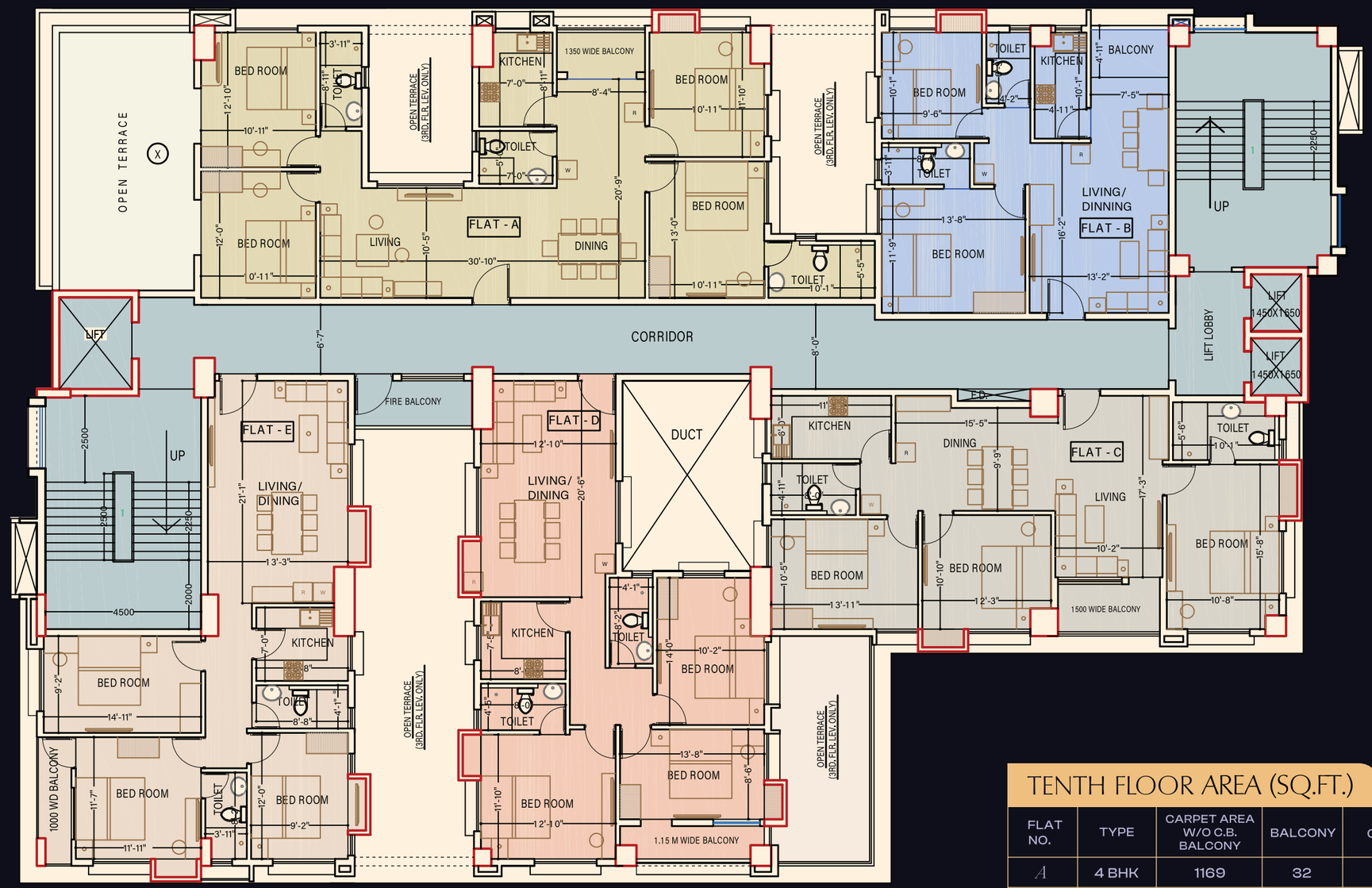
3RD FLOOR PLAN



FOURTH TO NINTH FLOOR AREA (SQ.FT.)

FLAT NO.	TYPE	CARPET AREA W/O C.B. BALCONY	BALCONY	C.B.	B.U. AREA WITH BALCONY	O.T AREA	50.0% O.T AREA CHARGEABLE	CHARGEABLE AREA
A	3 BHK	709	31	12	864	—	—	**1253**
B	3 BHK	723	33	6	878	—	—	**1273**
C	2 BHK	667	33	7	803	—	—	**1164**
D	3 BHK	961	44	15	1168	—	—	**1694**
E	3 BHK	864	42	21	1073	—	—	**1556**
F	3 BHK	855	33	24	1056	—	—	**1531**
TOTAL		4779	216	85	5842	—	—	**8471**

4TH TO 9TH FLOOR PLAN



10TH FLOOR PLAN

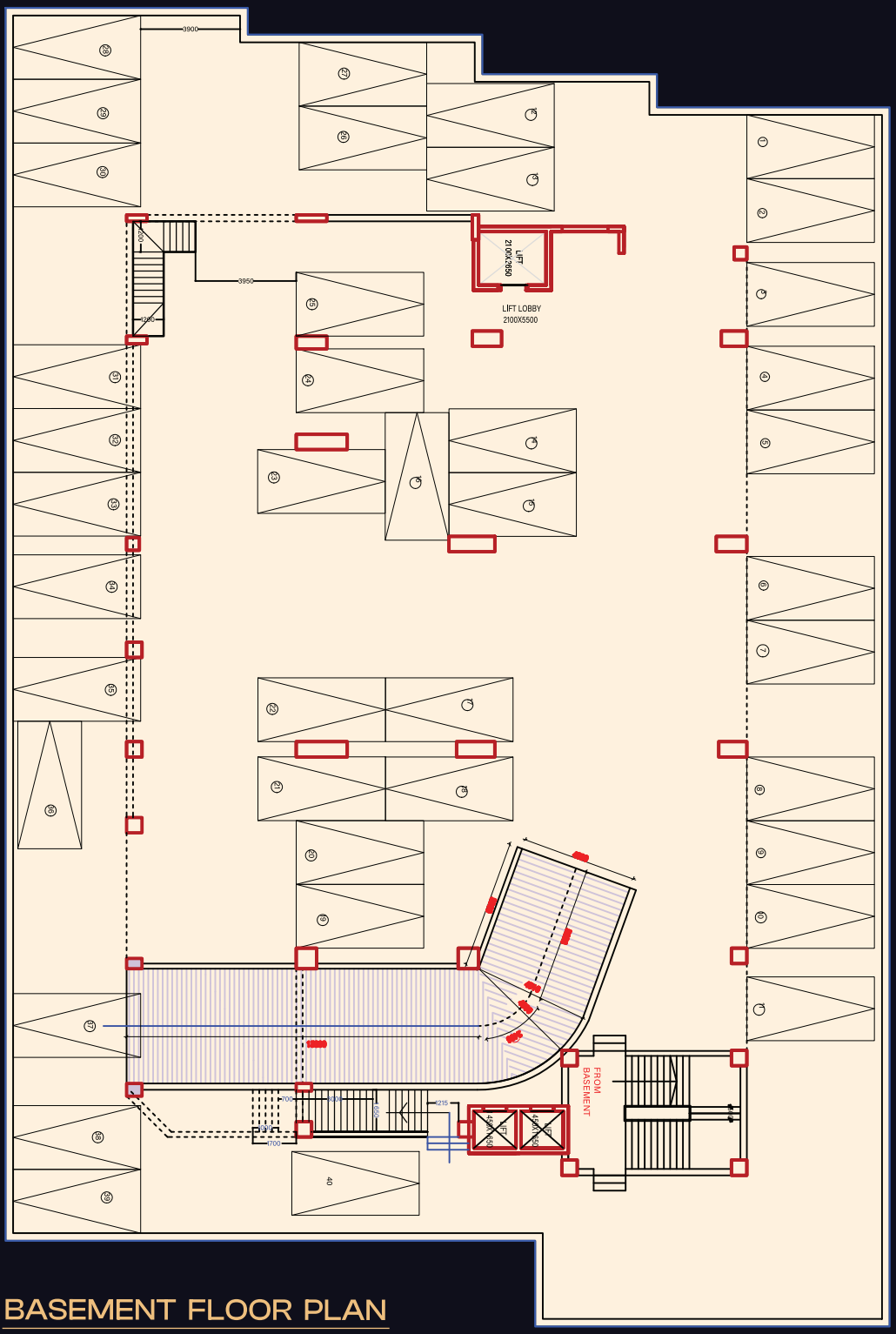
TENTH FLOOR AREA (SQ.FT.)

FLAT NO.	TYPE	CARPET AREA W/O C.B. BALCONY	BALCONY	C.B.	B.U. AREA WITH BALCONY	O.T AREA	50.0% O.T AREA CHARGEABLE	CHARGEABLE AREA
A	4 BHK	1169	32	6	1382	338	169	**2249**
B	2 BHK	667	33	7	803	—	—	**1164**
C	3 BHK	961	44	15	1168	—	—	**1694**
D	3 BHK	864	42	21	1073	—	—	**1556**
E	3 BHK	855	33	24	1056	—	—	**1531**
TOTAL		4516	**184**	73	5482	338	169	**8194**

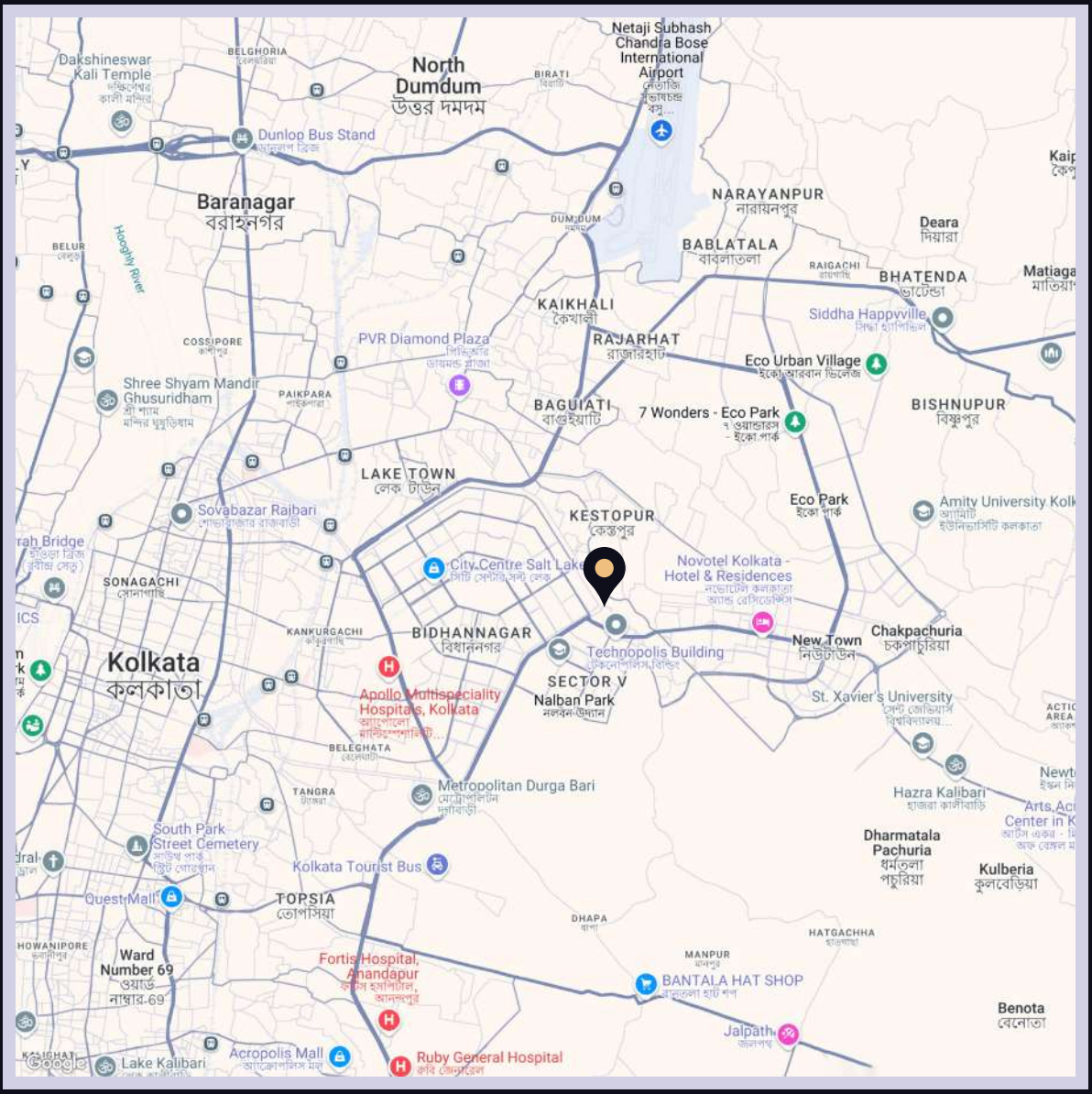
ELEVENTH FLOOR AREA (SQ.FT.)

FLAT NO.	TYPE	CARPET AREA W/O C.B. BALCONY	BALCONY	C.B.	B.U. AREA WITH BALCONY	O.T AREA	50.0% O.T AREA CHARGEABLE	CHARGEABLE AREA
A	3 BHK	924	—	—	1105	262	131	**1792**
B	2 BHK	667	—	7	776	29	15	**1147**
C	3 BHK	960	—	15	1128	40	20	**1665**
D	3 BHK	864	—	21	1036	37	19	**1530**
E	3 BHK	828	—	24	1005	52	26	**1495**
TOTAL		4243	—	67	5050	420	211	**7629**

11TH FLOOR PLAN



BASEMENT FLOOR PLAN



Connectivity		Hospitals		Educational Institutions		Retail & Entertainment	
Sector V Metro Station:	0.7 Km	Calcutta Heart & Clinic:	2.2 Km	Techno India University:	1.5 Km	RDB Cinemas:	3.0 Km
Karunamoyee Bus Stand:	2.1 Km	Manipal Hospital:	2.9 Km	Globsyn Business School:	2.3 Km	City Center 1:	3.5 Km
Bidhannagar Railway Station:	6.0 Km	Apollo Gleneagles:	3.9 Km	IEM:	2.4 Km	Axis Mall:	3.9 Km
Airport:	12 Km	Tata Medical Center:	5.1 Km	St. Xavier's University:	6.6 Km	Eco Park:	8.7 Km

JMC BROADWAY

SECTOR-V RESIDENCY

Site Address: BMC/TEM/28/000044
Nayapatty Purba Para
Kolkata: 700102

SCAN QR CODE
FOR LOCATION

PROJECT APPROVED BY:

HDFC BANK We understand your world
SBI
ICICI Bank

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