

**MAY POSITIVITY RADIATE**

**THROUGH YOUR HOME**

WELCOME TO  
**DREAM DIAMOND JOKA,**  
WHERE THE SECRET TO  
GOOD LIVING IS  
UNLOCKED.

With its unique prism-shaped roofs, perfectly aligned with the Earth's magnetic field, the architecture harnesses the storehouse of cosmic energy. Known to promote healing, boost productivity, and enhance well-being, these homes are designed to nurture holistic living.

Step into an affluent, community-focused habitat inspired by ancient principles of health and prosperity. Experience a life harmonised with the universe—where every moment resonates with cosmic harmony.

Your journey to a fulfilling lifestyle begins here. Dream Diamond Joka awaits!

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1.11k	2 nos.
1.25k	53 nos.
1.30k	44 nos.
1.30k	1 no.
Total 100 nos.	

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# LOCATION PLAN

- PAILAN INTERNATIONAL SCHOOL - 1 MIN
- VIVEKANANDA MISSION SCHOOL - 5 MINS
- GURUKUL VIDYA MANDIR - 5 MINS
- CALCUTTA BUSINESS SCHOOL - 15 MINS
- BHARAT SEVASRAM SANGHA HOSPITAL - 5 MINS
- ESI - 12 MINS
- THAKURPUKUR CANCER HOSPITAL - 12 MINS
- VIDYASAGAR STATE GENERAL HOSPITAL - 20 MINS





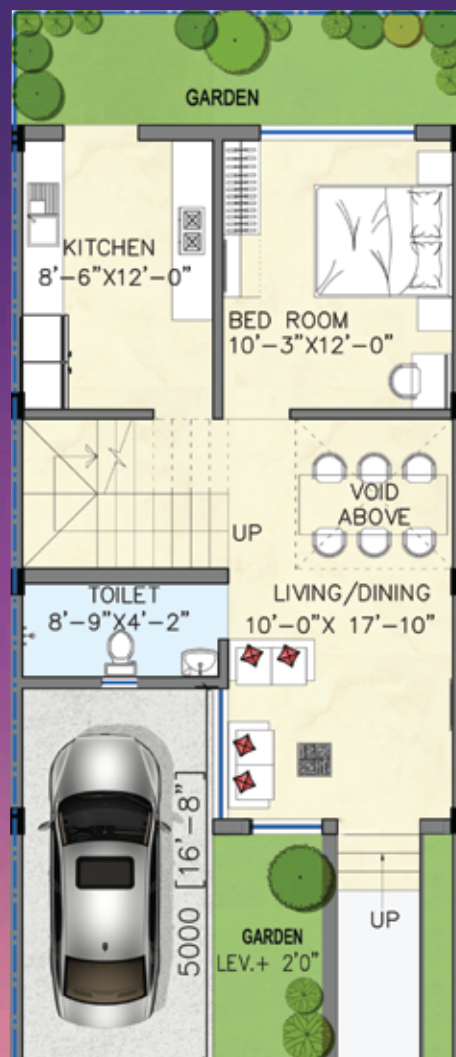
## VILLA TYPE 1.25 KATHA

DESCRIPTIONS	AREA(sq ft)
USABLE AREA	2006
TOTAL B.U.A	1278
BACKWARD LAWN	96
FRONT & SIDE LAWN	98
PARKING	78
PRIVATE TERRACE	456

This colour indicates 1.25k Villas  
in the Master Plan

Total no. of Villas - 53



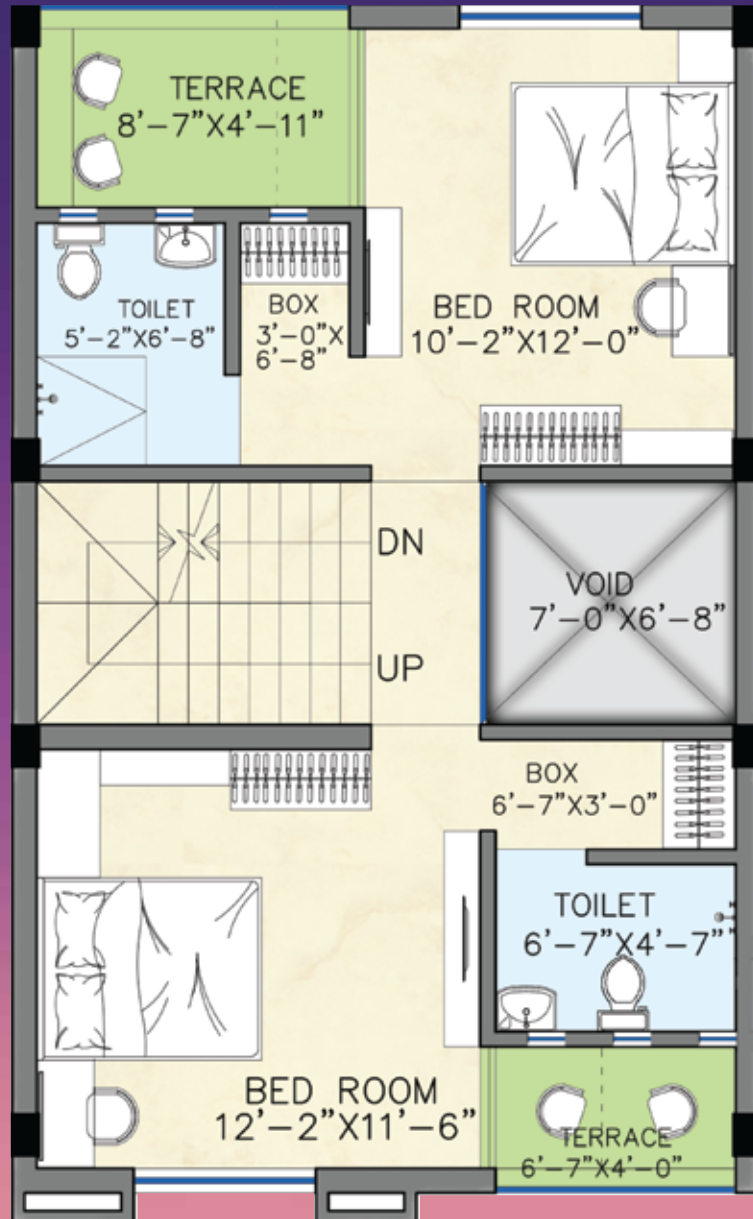


### GROUND FLOOR

### AREA(sq ft)

B.U.A	626
CARPET	505
FRONT & SIDE LAWN	98
PARKING	78
BACKYARD LAWN	96

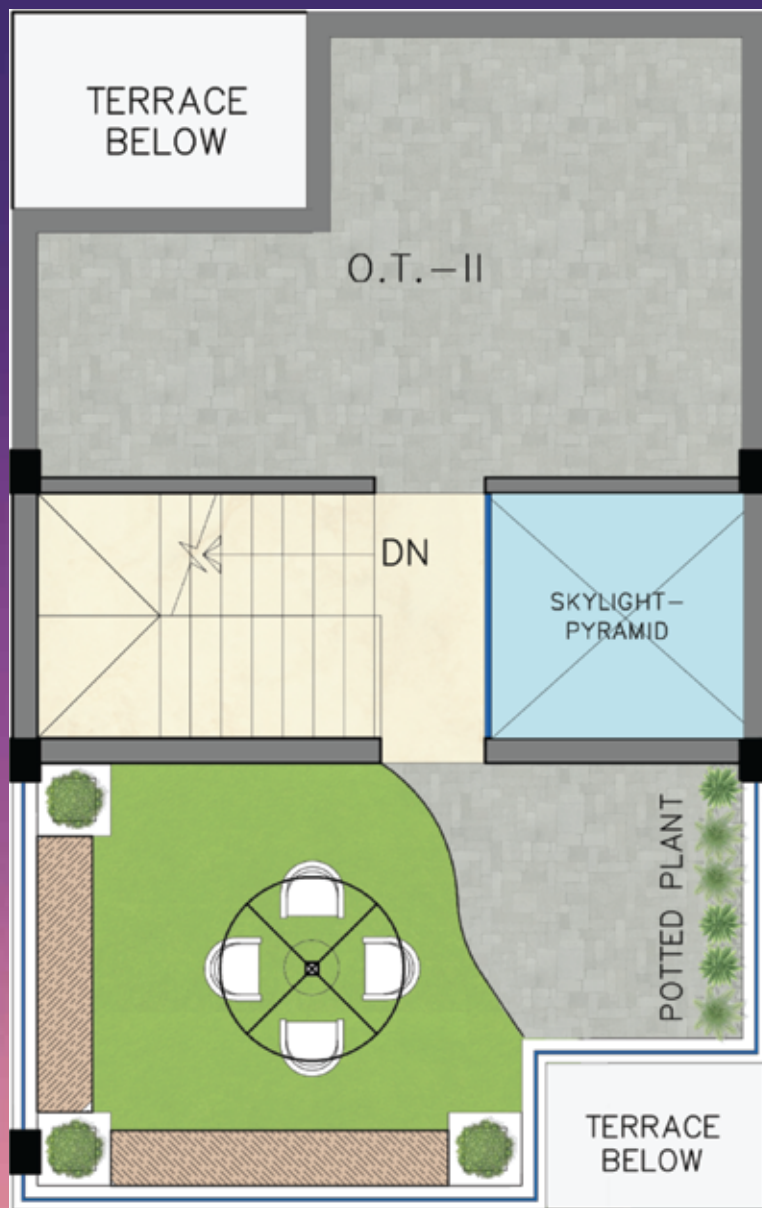




#### FIRST FLOOR

#### AREA(sq ft)

B.U.A	549
CARPET	503
OPEN TERRACE	36



### ROOF

### AREA(sq ft)

STAIR HEAD B.U.A	99
STAIR HEAD CARPET	79
OPEN TERRACE	423



## VILLA TYPE 1.30 KATHA



DESCRIPTIONS	AREA(sq ft)
USABLE AREA	2033
TOTAL B.U.A	1283
BACKWARD LAWN	119
FRONT & SIDE LAWN	129
PARKING	44
PRIVATE TERRACE	458

**This colour indicates 1.30k Villas  
in the Master Plan**

**Total no. of Villas - 44**

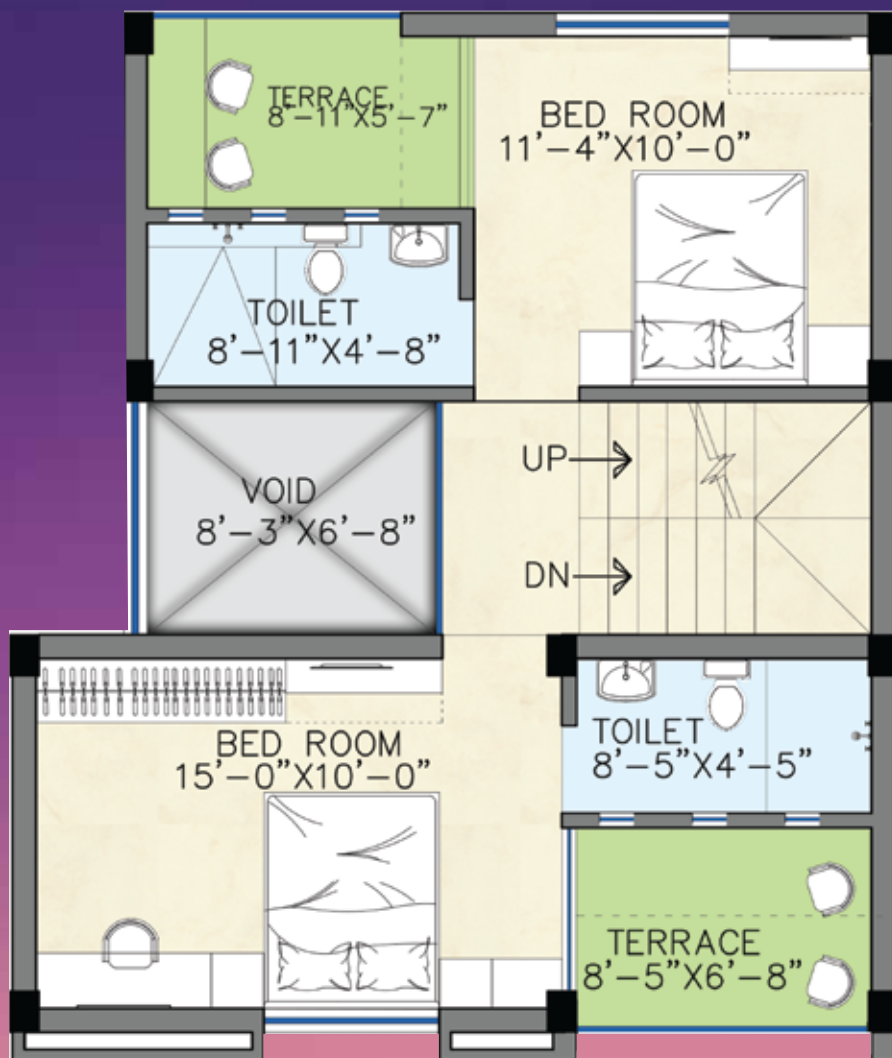


#### GROUND FLOOR

#### AREA(sq ft)

B.U.A	641
CARPET	492
FRONT & SIDE LAWN	129
PARKING	44
BACKYARD LAWN	119

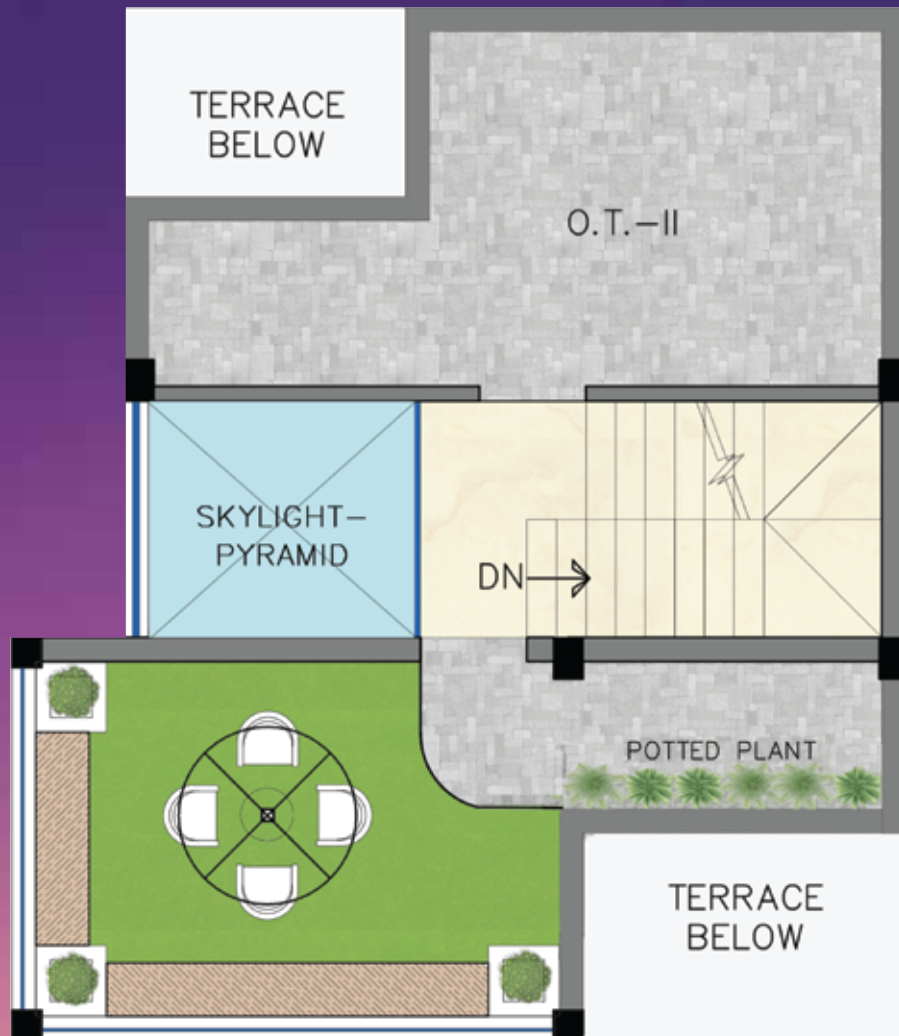




#### FIRST FLOOR

#### AREA(sq ft)

B.U.A	533
CARPET	479
OPEN TERRACE	36



**ROOF**

**AREA(sq ft)**

STAIR HEAD B.U.A

109

STAIR HEAD CARPET

84

OPEN TERRACE

423