



NALLAMAS

EUROPA

SERENITY BEGINS HERE

YOUR EDEN
COMES WITH
YOUR
INSIGNIA



SPECTACLE
MEETS SERENITY





MAKE THE MORNING
YOUR MUSE



MAJESTY
AND MYSTIQUE
ARE BECKONING YOU


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EUROPA
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7
STAR LIVING
★★★★★



LOCATION

The project is located amidst nature having a lush green tea garden in the north, and a forest on the east. It is an almost zero pollution area yet close to the city with most of the basic amenities being available nearby within walking distance.

Europa is located in the education hub of Siliguri with most of the Institutions being within walking distance.

The project is located very close to entertainment zones like hotels, clubs, cinemas, shopping malls. Retreat to your solitude when you have had your fill.

Europa is a sacred grove of modern living, 500 metres away from NH 10 – Gyan Jyoti More.

LOCATIONAL ADVANTAGES



HOSPITALS

Neotia Healthcare
5.40 kms or 14 mins
Driving/Riding distance



SCHOOLS

Pragati College of Education
0 kms or 1 min Walking Distance

Surendra Institute of Engineering
450 mtrs or 1 min Walking Distance

G.D. Goenka Public School
1.00 km or 3 mins
Driving/Riding distance

Delhi Public School
1.30 kms or 3 mins
Driving/Riding distance

Mahbert High School
2.60 kms or 7 mins
Driving/Riding distance

Techno India
3.70 kms or 12 mins
Driving/Riding distance

Gyan Jyoti College
900 mtrs or 3 mins
Driving/Riding distance



UTTARAYON TOWNSHIP

4.90 kms or 13 mins
Driving/Riding distance



CLUB

Blue Mountain Country Club
2.40 kms or 7 mins Driving
/Riding distance



MARKETS

Salbari Market
2.80 kms or 7 mins
Driving/Riding distance



MULTIPLEXES

Cinemax Multiplex
2.50 kms or 7 mins
Driving/Riding distance



SILIGURI'S
MOST COVETED
TOPIC OF
DISCUSSION






The Europa Experience



NALLAMAS

EUROPA

SERENITY BEGINS HERE

-  G+2 townhouses
-  5 bed luxury residences
-  Exquisitely designed central vista
-  Luxury point location
-  World class view



AFFLUENCE HAS A NEW ADDRESS, IN SILIGURI

Unleash the aristocrat in you.
Step into a painted page of a fantastical story
of refined living. Elegance comes to nest at
Europa. It is the cradle of luxury
and the epicentre of panache.



LUXURY
IS AN
ATTITUDE.

Elan is not a choice. It's a calling.
For those who live their lives immersed in
the poetry of luxury and exotica,
Europa is the Promised Land. It is the Shambala of aspirations,
the El Dorado of opulence, and the paradise of grandeur.



THE ART OF LIVING, PERFECTED FOR YOU

You are standing at the confluence of art and life. Europa is a marriage between the sublime aesthetics of unsullied nature and the precise alchemy of modern design. When they come together, they give birth to an experience that is suffused with ineffable grace.



REST IN THE NEST OF SUBLIME LUXURY

Every nuance of human desire has been distilled into the conception of this urbane living experience. It wants for nothing. As such, at the end of the day, you will want nothing more than retiring to your own slice of personal Eden.

SERENITY
IS CALLING
YOU HOME



BECOME
A CONSORT OF
THE EVENING.
EVERY EVENING.





WHERE SOLITUDE SINGS TO SOLACE

Life at Europa is a variegated mixed bag of delights. Some delights are laced with good cheer, merriment and camaraderie, while others await you in covert corners, far from the madding crowd of society and its exhibitions. Lose yourself to the sublime silence of solace.

RAISE A TOAST TO
CARPE DIEM





LET SPARKS FLY

Catch a fleeting glance. Snatch a passing smile. Unwind at the pool and watch the evening weave mischief and magic with words and moonlight.

EQUINOX



THE CONFLUENCE OF DREAMS

Pull away the veil that separates your life
from your dreams. At the nexus of desire
and determination lies Europa. All you
need to do is step up.

EQUINOX



IT'S YOUR BODY.
MAKE IT HAPPEN.

Celebrate the agility that comes with
a wholesome, indefatigable lifestyle. Unleash
the dynamism of exalted living and seize
the day, every day.

EQUINOX



MAKE YOUR OWN RULES

All work and no play makes Jack a dull boy. Fortunately, you don't have to spend one dull moment here. When you're not basking in the glory of serene greenery, head to the games room and engage with the frivolities that give life meaning.

EQUINOX



NESTLE
IN THE ARMS
OF SUBLIME
LIVING



MARK AND
CHOOSE
YOUR TOWNHOUSE



Sigma

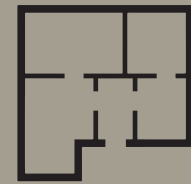
	Carpet Area (in Sq. Ft.)	Built Up Area (in Sq. Ft.)
Ground Floor	614.8	824.4
First Floor	691.4	832.5
Second Floor	614.8	808.29
Open Area		
Front Yard	63.65	
Backyard	162.8	
Terrace	427.16	
Car Parking	INCL IN GF AREA	
Plot Area	1112 SQ.FT	

Beta

	Carpet Area (in Sq. Ft.)	Built Up Area (in Sq. Ft.)
Ground Floor	614.8	810.5
First Floor	691.4	817.9
Second Floor	614.8	794.35
Open Area		
Front Yard	63.65	
Backyard	162.8	
Terrace	427.16	
Car Parking	INCL IN GF AREA	
Plot Area	1112 SQ.FT	

Theta

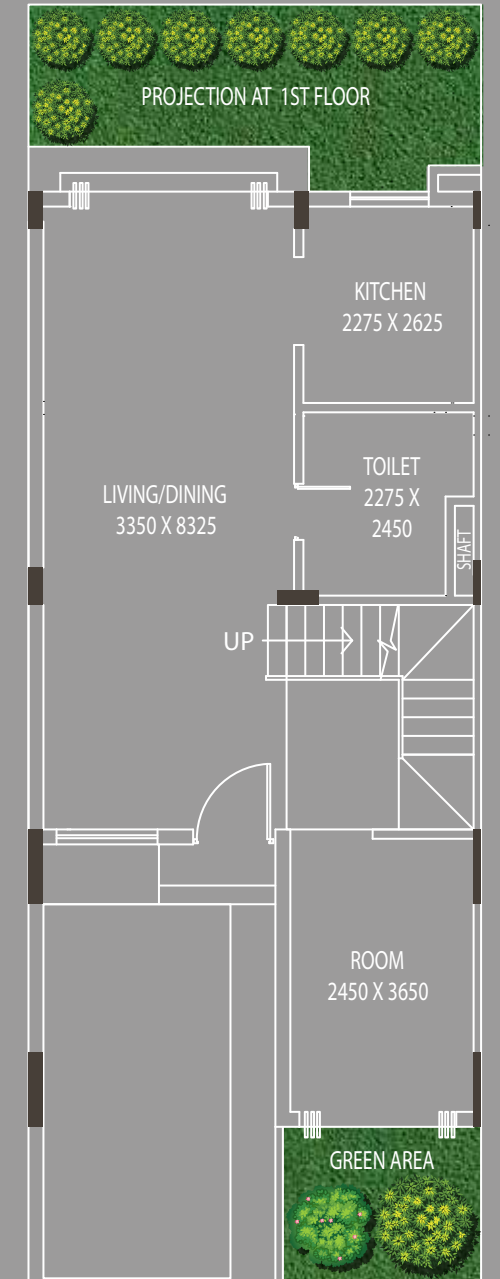
	Carpet Area (in Sq. Ft.)	Built Up Area (in Sq. Ft.)
Ground Floor	614.8	823.95
First Floor	679.53	807.8
Second Floor	679.53	807.8
Open Area		
Front Yard	NIL	
Backyard	156.1	
Terrace	420.27	
Car Parking	INCL IN GF AREA	
Plot Area	1080 SQ.FT	



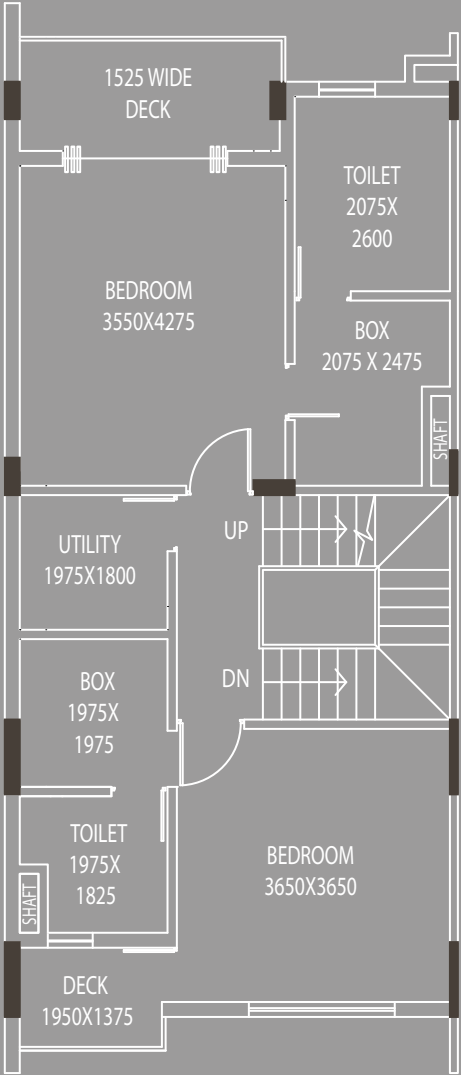
FLOOR PLANS



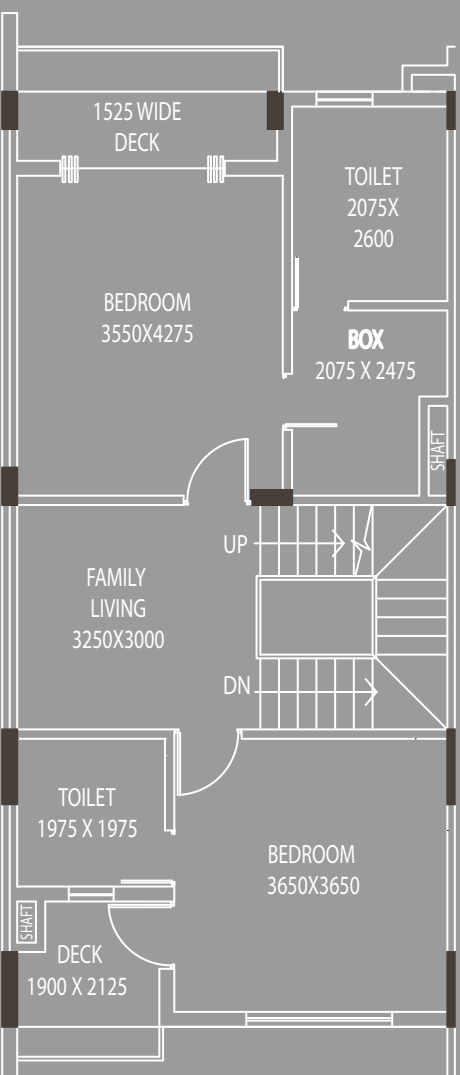
Ground Floor Plan



1st Floor Plan



2nd Floor Plan



SPECIFICATIONS



STRUCTURE

RCC Foundation as per Geotechnical Engineers recommendations



DOORS

Premium Quality Flush Doors



WINDOWS

Premium Quality UPVC Windows (White)



Floor – Anti Skid Ceramic Tiles



Wall – Ceramic Tiles up to dado height



Pipe Line – Hot and Cold-water supply for shower and basin



Sanitary – White Sanitary ware of Reputed Brand



Fittings – Chrome plated fittings of reputed brands



ELECTRICALS

Concealed copper wiring with modular switches



Adequate light and power points

Standard main distribution box (DB)

TV/Telephone Points

AC Points in all rooms



KITCHEN

Counter Table – Granite Top with Stainless Steel Sink

Walls – Ceramic Tiles up to 2 feet height



WATER

24 hrs uninterrupted Water Supply



FLOORS

Drawing & Dining – Vitrified Tiles

Stairs – Granite

Bedrooms – Vitrified Tiles

Master Bedroom – Wooden Finish Vitrified Tiles



Green Exotica



Green Delight



Green Hill Group is a melting pot of modern-day innovations and timeless values. We are one of the leading real estate developers in Siliguri, engaged with sundry projects in the heart of the city. Our enterprise is driven by our compulsion to provide quality living spaces and sustainable lifestyle solutions to every member of society, regardless of their walk of life. We have also forayed into corrugated packaging services to provide for improved and enduring corrugated boxes, not to mention other value-added services that aspire to give back to the communities that inhabit our part of the world.



Established in 1998, CP Real Estate is one of Siliguri's premier real estate developers, operating in the residential, commercial and organized retails verticals. With a robust track record of 19 delivered projects with over 800 happy families, it has continuously driven to keep the 'customer' as a focal point in the designing, planning and construction of all its projects. Operating in the Luxury, Premium and economical/ low cost/ budget friendly categories in residential development. It currently manages a portfolio of 3 ongoing projects with almost 1.2 million sq. ft. under development across Siliguri. Today, the Group's steadfast focus on 'quality' has led it to become an industry leader and a market-driven construction company renowned for trust and quality, along with on-time delivery.



CP-Avenue



Indigo



Green Ville



Milestone



Nirvana Homes



The Universe



Ar. Prabhat Machhar is the brain behind this exquisite project - Europa.

Graduated in 2007 from NIT Jaipur, he has worked with a leading architectural firm in West Bengal for 13 years and with a total experience of more than 15 years in field of architecture, has contributed in various landmark projects in and around Kolkata.

Europa has been conceived and designed aesthetically with an European theme.

Mr. Machhar's passion & personal touch and an innovating mind towards design is what makes this project unique by itself.



Ar. Prabhat Machhar

Impact Creative Solutions began its journey in 1992, with Abhijit Sarkar at the helm. Since then, it has added quite a few feathers in its cap. Impact has worked closely with illustrious national clients like Tata Steel and ITC, not to mention a host of corporate houses in eastern India. Here's an agency that has perfected the art of digital communication and has gradually nurtured its very own in-house team so that it could specialise in print and television releases as well. It also has an exhibition wing, started 15 years ago, that has claimed several awards and accolades through the course of its journey.

Teamwork, quick response time and meticulous workshops underscore Impact's creative aims.



Developers



Corporate Office

T-17, 3rd Floor, Goyal Plaza, Opp. Hotel Sachitra By-Lane, Sevoke Road, Siliguri



Office: +91 - 96350 11111

Sales & Marketing: +91 - 80011 92322



Email: greenhillgroup01@gmail.com

Structural Engineer

Adroit Consultant (Mainak Majumdar)