

Stesalit
T O W E R S

Welcome
to
boutique
office
space





Stesalit Towers brings you compact, flexible office space in Sector V, offering very high value for money. Brought to you by Stesalit Infotech Ltd in collaboration with the Sureka Group.

Stesalit Infotech Limited offers a wide range of software and workforce augmentation services, with focus on building decision support systems.

The Sureka Group has a wealth of collective experience of over 3 decades in developing and implementing real estate projects spanning IT, commercial, residential and health care.

Key benefits

- **Optimally sized floor plates** of 12000 sq ft, scalable in multiples of 6000 sq ft units, each with its own toilets, storage and pantry facilities
- **Large column-free working area** for maximum space efficiency
- **100% power back-up** through captive DG sets
- **Energy efficient** building
- **Boutique office** with multiple food and entertainment outlets within vicinity



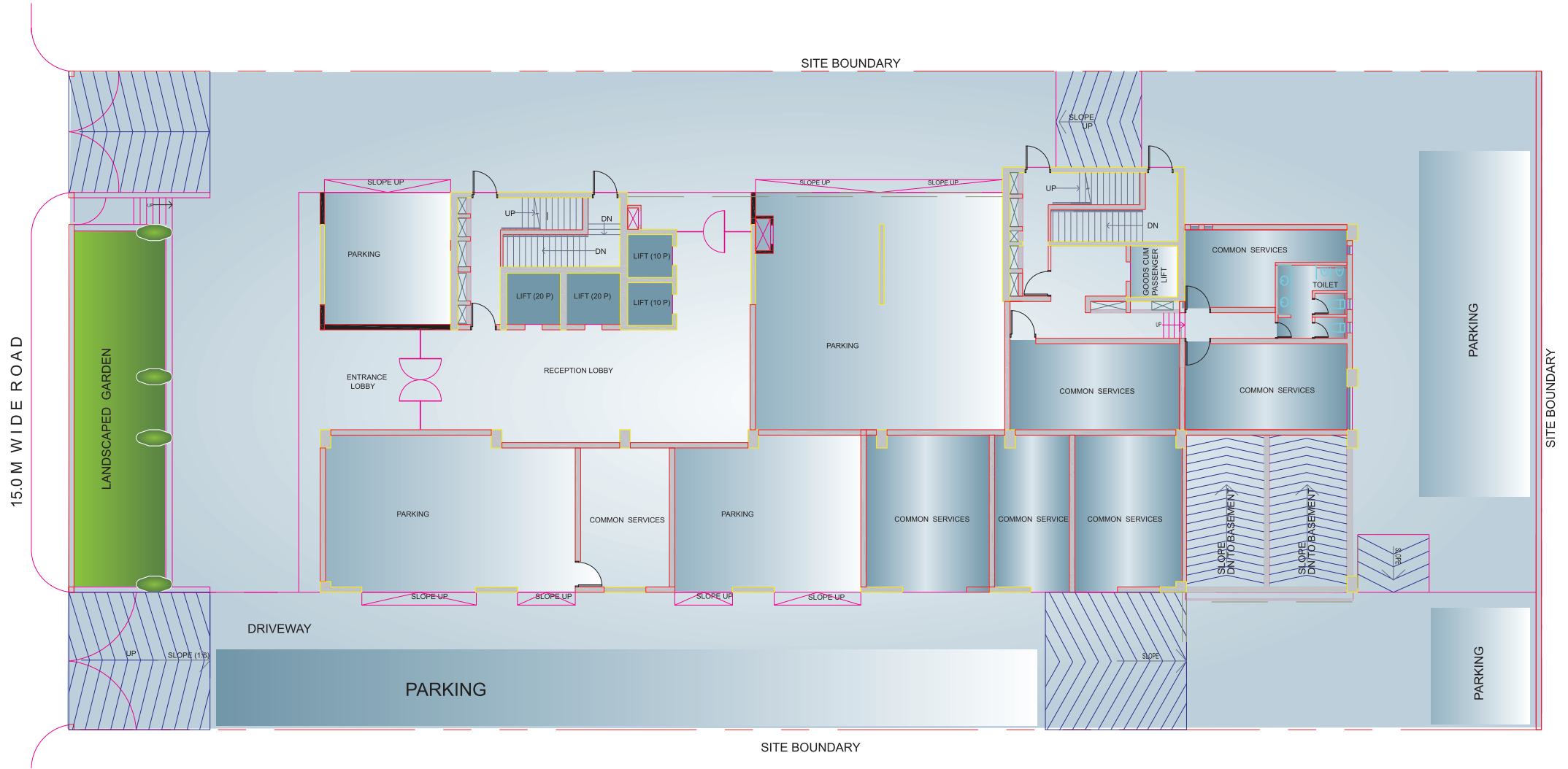
Location Map

Specifications

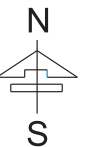
Project Name and Location	Stesalit Towers Premises No. E-2-3, Block EP & GP, Sector V Salt Lake, Kolkata 700091
Architectural Consultant	Acta International, Singapore
Local Architects	Edifice Architects Private Limited, Kolkata
Structural Design Consultant	Predrag Eror, Dubai
Land Area	0.52 acres
Configuration	One tower comprising basement + ground + 10 floors
Car Parking	Mix of open and covered parking in basement, ground floor and open areas
Efficiency	84% on super built up area for full floors 79% for divided floors
Column to Column	Large column-free area
Floor to Ceiling Height	1st to 3rd and 9th floors : 4.2m (flat slab) 4rd to 8th floors : 3.1m (flat slab)
DG Power Backup	100%
HVAC	Power efficient central system. Flexibility to run on part load.
Vertical Transportation	2 nos. 10-passenger lifts for 1st to 3rd floor 2 nos. 20-passenger lifts for 4th to 9th floor 1 no. 1000 kg service lift to serve all the floors
Design and Construction	Efficient construction in conformance to NBC standards. ETAB analysis for seismic and wind parameters incorporated in design. Post tension for concrete floor slabs.
Electrical	0.6 KVA per 100 sq ft of super built-up area. This includes power required for AHU and fan coil/cassette unit, raw power for lighting and other office equipment. It does not include power required for central chiller, cooling tower, all common areas including basement and other services.

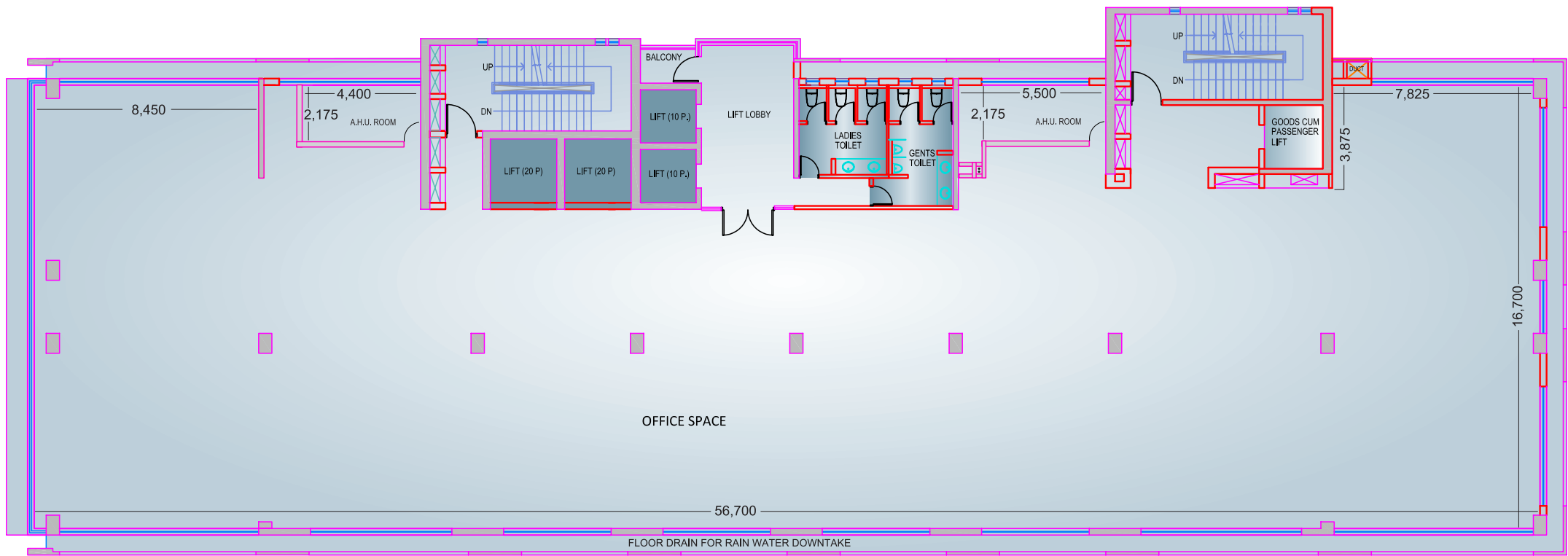
Specifications (contd.)

Fire Protection	Fire Detection: Siemens Compliant with WBFS and NFPA norms. Smoke detectors and sprinklers up to tap off at floor level. Common area smoke detectors and sprinklers provided external & internal hydrants. Automatic pumps connected to underground reservoir. Intelligent microprocessor based alarm panel. Codes & standards – NBC and CFO (Kolkata Fire Brigade) <i>Installation of smoke detectors and sprinklers mandatory in each floor by tenant</i>
Sewage Treatment Plant	85 Cum/Day capacity STP based on Extended Activated Sludge Process with diffused aeration system.
Energy Efficiency	Orientation of glazing to maximise natural light and minimise heat load. Capacitors for power factor correction.
Security & Life Safety System	Closed circuit television. Smoke detection in common areas. Compliant with WBFS and NFPA norms for office building design.
Water Treatment Plant	Ion Exchange Plant for iron removal. RO water facility built in for pure drinking water.
Connectivity	Telecom and broadband connectivity through multiple service providers. Tap off at ground level. Separate duct has been provided for running cables from tap off point to individual floors.
Environment Friendly Features	Waste water recycling through STP and sophisticated softening plants for flushing in toilets. Energy efficient equipment.



Ground Floor Plan





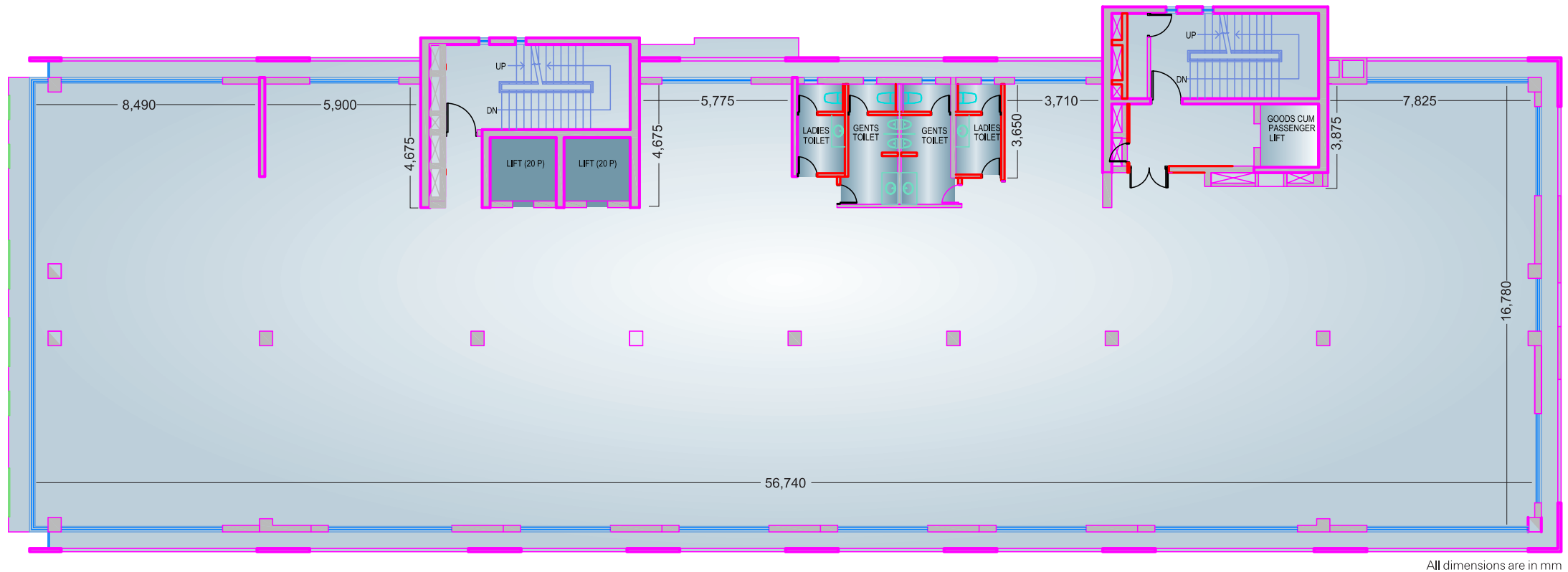
All dimensions are in mm

Typical Plan - 2nd and 3rd Floor

Super Builtup Area 12,111 sqft

Efficiency 84%



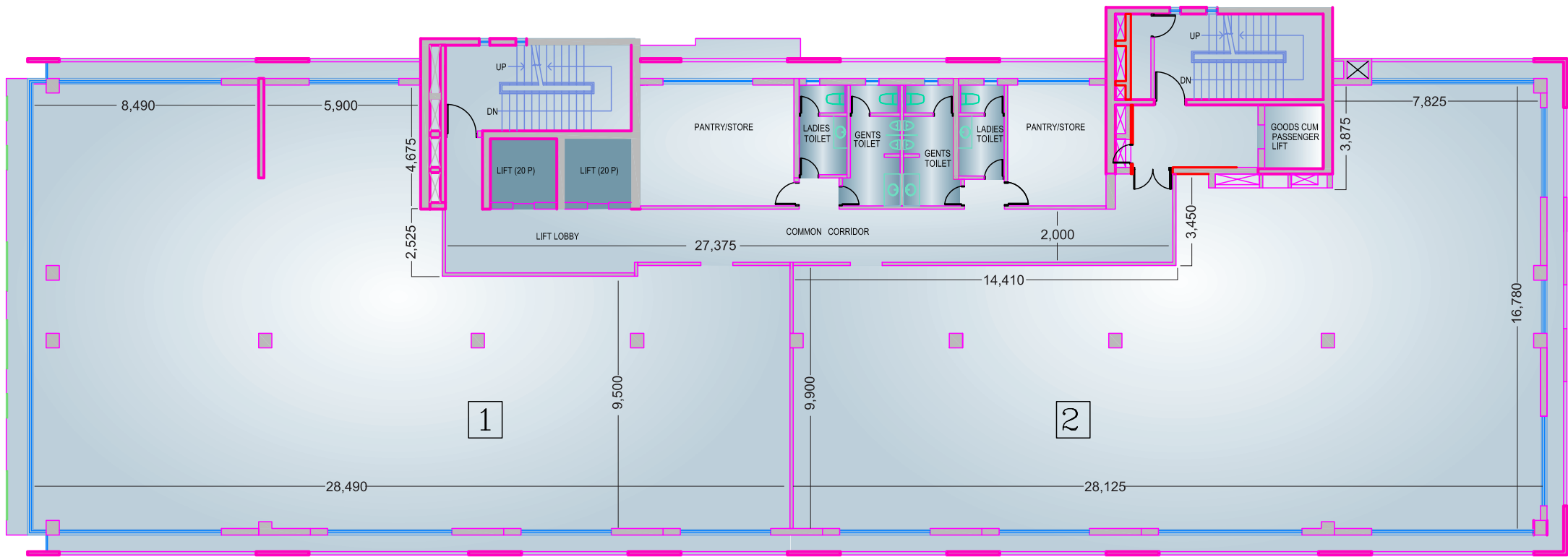


All dimensions are in mm

Typical Plan - 4th to 8th Floor (*Full Floor*)

Super Builtup Area 12,160 sqft
Efficiency 84%



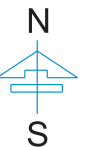


All dimensions are in mm

Typical Plan - 4th to 8th Floor (*Divided Floor*)

Super Builtup Area 6,445 sqft (1), 5,715sqft (2)

Efficiency 79%



For further details contact

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Disclaimer: This brochure is not a legal document. It describes the conceptual plan to convey the intent and purpose of Loginn Hospitality Limited. The images are imaginary and the specifications and details mentioned in this brochure are tentative and are subject to change at the sole discretion of the company and/or the architect.