



Blue Ridge



TRISULIA, CUTTACK







**Blueark Infraventure** One of Trustable Customer Centric Real Estate Company Over a Decades and Successfully Delivered more than **100 Homes** in Bhubaneswar, the Capital City of Odisha.

We Expertise in Civil Construction and Design.

Under the Supervision of **Blueark** expert team who was a Real Estate Entrepreneur. Visionary and a Big Dreamer with Vast Real Estate and Construction Experience. Company's Objective is to provide Premium Residences, Luxury Apartment on affordable cost.



Wake up to a cool breeze from the distant greenery.  
Bask in the sunlit home.  
Listen to the murmur of birds by your window.  
Feel exhilarated by the smile of your family.  
Go to work with a sense of relief.  
Retire to bed with a smile.

Don't you think, it's a **Perfect happy life !**  
Yes !  
It is.



## **MISSION**

Our Mission to Provide each Individual Customers to fulfil their Own Dreams to buy their Personal Home with Hassle free Experience on affordable cost with Professional Manner.

## **VISIONS**

Blue Infra Venture will become one of the leading and most Trustable Real Estate Company in Odisha by 2030 with Successfully delivered more than **1000** Happy Customers to Provides Different types of Residential and Luxury Projects.













## BLUE RIDGE

After Successfully handover our beautiful Apartment Project **BLUE AURA**. One of the most demanding with 100%, Customer Satisfaction Near Anandban, Kalinga Nagar, Bhubaneswar we are feeling Proud to Announcing Our Upcoming Residential Apartment Project **Blue Ridge** at heart of Twincity Trisulia most relevant location for both city Bhubaneswar and Cuttack will be the another Attractive and affordable Residential Project. Definite it will Create the New Hope among the Customer to fulfil their Dreams to purchase their Own House. **Blue Ridge** Designed with strong Construction, Beautiful Architect, following vastu system with one and more Amenities.







## SPECIFICATION

**FOUNDATION :** R.C.C. Frame Structure

**FLOORING :** Drawing / Dinning and all other area Vitrified Tiles,  
Bathroom : Anti Skid Tiles  
Common area : Granite

**KITCHEN :** Granite cooking platform with Ceramic Tiles  
cladding up to 2 feet height from Platform, Stainless Steel Sink.

**DOORS :** Main door frame shall be of Sal Wood  
Main Door is made up to Teak Laminated Flush Door (One side)  
Other Door-frames Teakwood/UPVC, Doors area of commercial flush door.

**WINDOWS :** Windows shall be UPVC Clear frame with protective M.S. Grill having  
Sliding Clear Shutter.

**ELECTRICAL :** Concealed wiring network and switches of branded make.

**TOILETS :** All fitting shall be of chromium plated. Wall cladding up to  
7 feet height with glazed tile.

**WALLS :** 5" interior wall of first class K.B. / Fly Ash Bricks with plastering interior  
wall with one coat of putty finish and exterior with weather coat.





# TYPICAL 1st, 2nd & 3rd FLOOR PLAN

Flat No. - **05,10,15**  
Area - **1530 Sqft.**

Flat No. - **04,09,14**  
Area - **1430 Sqft.**

Flat No. - **03,08,13**  
Area - **1650 Sqft.**



Flat No. - **01, 06, 11**  
Area - **1480 Sqft.**

Flat No. - **02, 07, 12**  
Area - **1530 Sqft.**

Area - **1480 Sqft.**



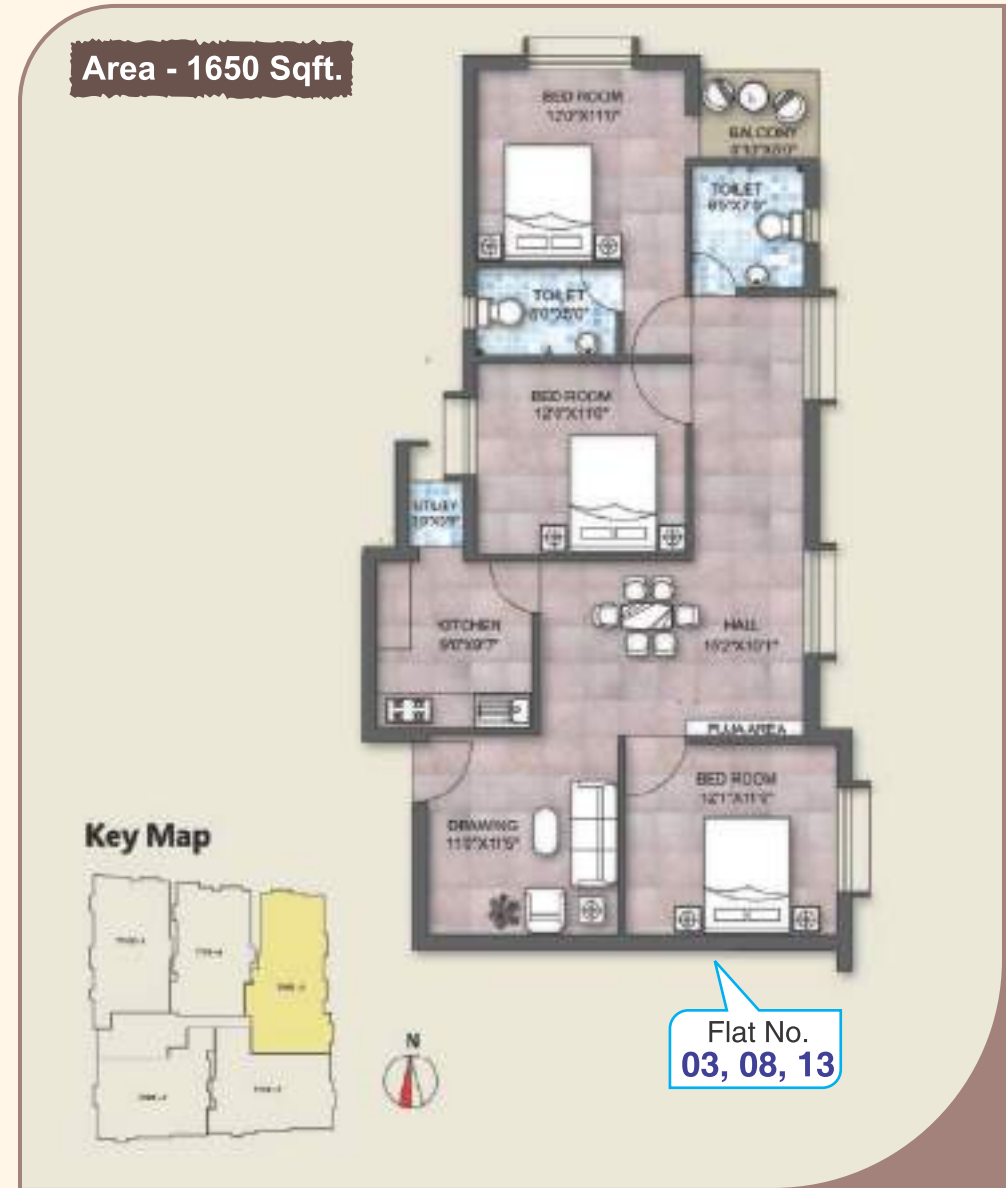
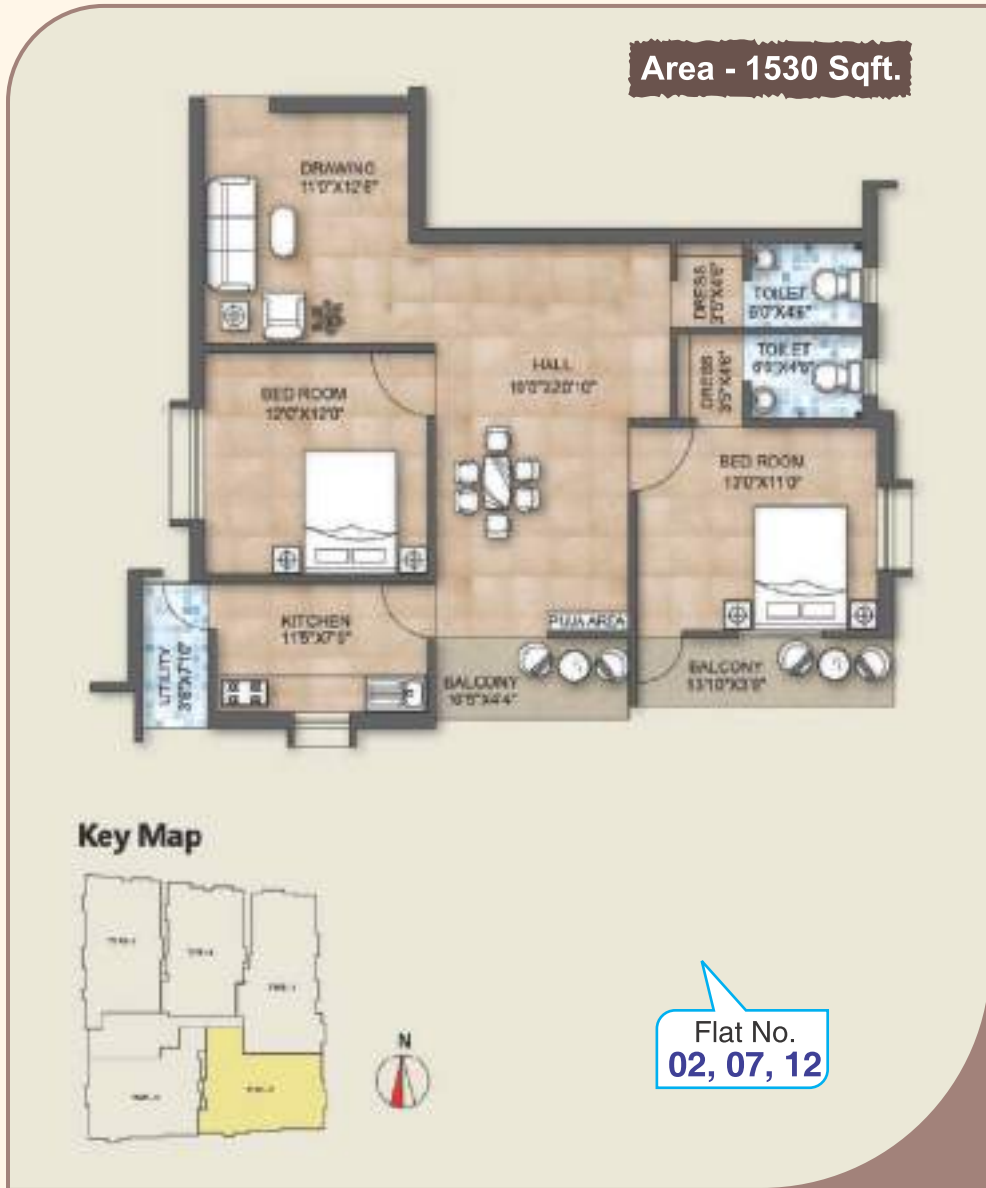
Key Map



Flat No.  
**01, 06, 11**



# TYPICAL 1st, 2nd & 3rd FLOOR PLAN





# TYPICAL 1st, 2nd & 3rd FLOOR PLAN

Area - 1430 Sqft.



Key Map



Flat No.  
04, 09, 14

Area - 1530 Sqft.



Key Map



Flat No.  
05, 10, 15



# TYPICAL 4th FLOOR PLAN

Flat No. - 20  
Area - 1530 Sqft.

Flat No. - 19  
Area - 1430 Sqft.

Flat No. - 18  
Area - 1250 Sqft.



Flat No. - 16  
Area - 1480 Sqft.

Flat No. - 17  
Area - 1530 Sqft.

Area - 1480 Sqft.



Key Map



Flat No.  
16



# TYPICAL 4th FLOOR PLAN

Area - 1530 Sqft.



Key Map



Flat No.  
17

Area - 1250 Sqft.



Key Map



Flat No.  
18



# TYPICAL 4th FLOOR PLAN

Area - 1430 Sqft.



Key Map



Flat No. 19

Area - 1530 Sqft.



Key Map



Flat No. 20



## PAYMENT SCHEDULE

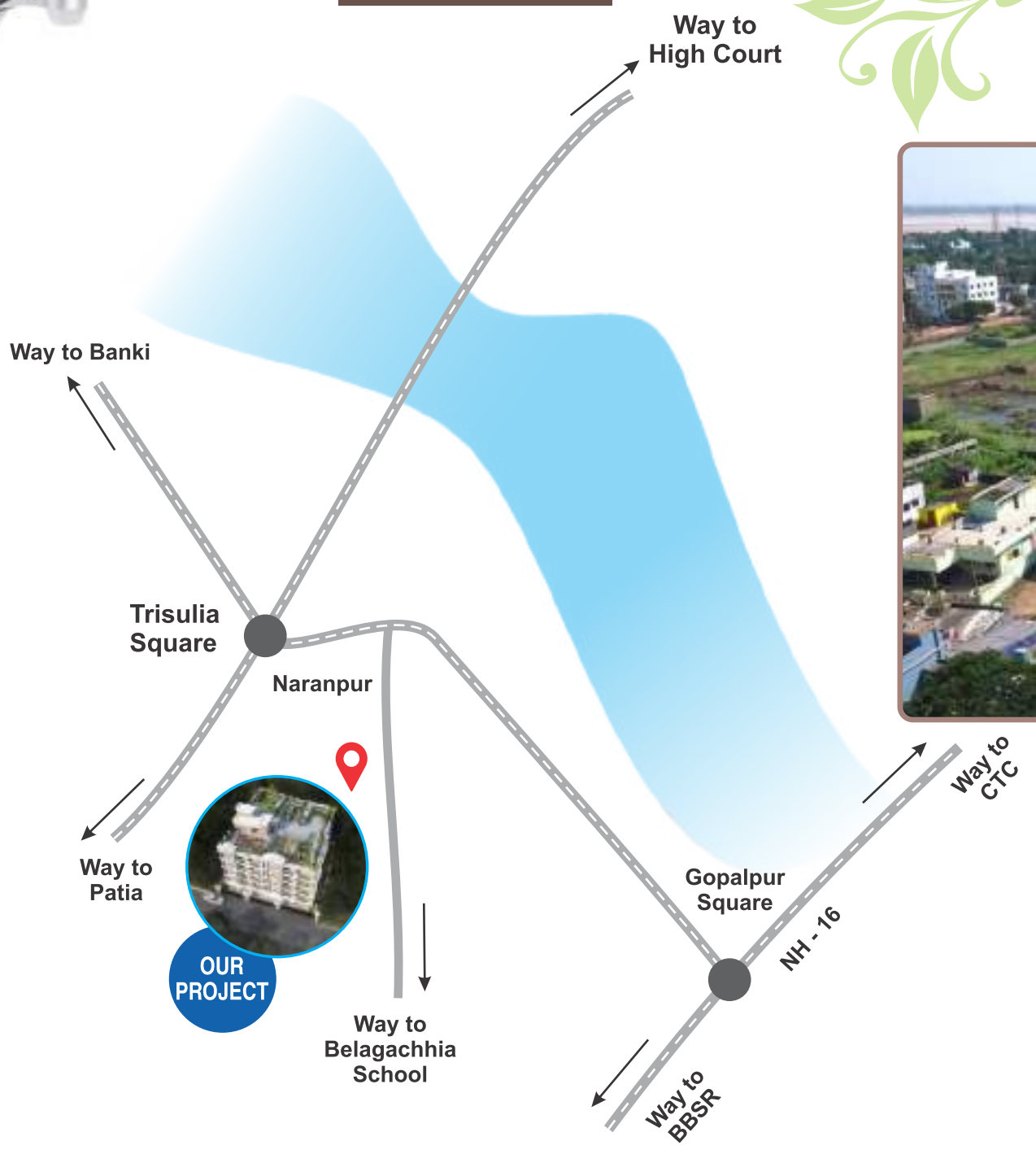
INSTALLMENTS	% OF FLAT COST	WORK SCHEDULE
1st Installment	20%	At the time of Agreement or Within 30 days of Booking whichever is earlier (inclusive of booking amount)
2nd Installment	15%	On Plinth/ Foundation
3rd Installment	7%	On Casting of Stilt Floor Roof Slab
4th Installment	7%	On Casting of 1st Floor Roof Slab
5th Installment	7%	On Casting of 2nd Floor Roof Slab

INSTALLMENTS	% OF FLAT COST	WORK SCHEDULE
6th Installment	7%	On Casting of 3rd Floor Roof Slab
7th Installment	7%	On Casting of 4th Floor Roof Slab
8th Installment	10%	On Completion of Brickwork
9th Installment	8%	On Completion of Plastering
10th Installment	7%	On Completion of Flooring
11th Installment	5%	At the time of Notice for Possession





# LOCATION MAP





# OPEN AIR GYM

## PROJECT AMENTIES

- Society Room
- Fire Fighting Systems
- Stretcher Lift
- 24 hrs. Water Supply with Sensor System
- 24X7 hrs. Security
- High Quality Construction
- Car Parking Facilities
- Intercom with CCTV Surveillance
- Automated Entrance Gateway
- Electric Charging for EV Vehicle
- 24 x 7 Electricity Back-up
- STP & Rainwater Harvesting
- Terrace Garden
- Open Air Gym
- Smart Home (Support Android & IOS)





# SMART HOME





# BLUE RIDGE

YOUR DREAM HOME IN TRISULIA

Scan The Code & Make A Site Visit



[www.bluearkinfra.com](http://www.bluearkinfra.com)

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