



MEADOWVILLE

at North Khulshi, Chittagong

YOU HAVE CHOSEN
TO BUY FROM

The **Classic**
COLLECTION
Live in Style

WE MAKE HOME OWNERSHIP A JOYFUL EXPERIENCE

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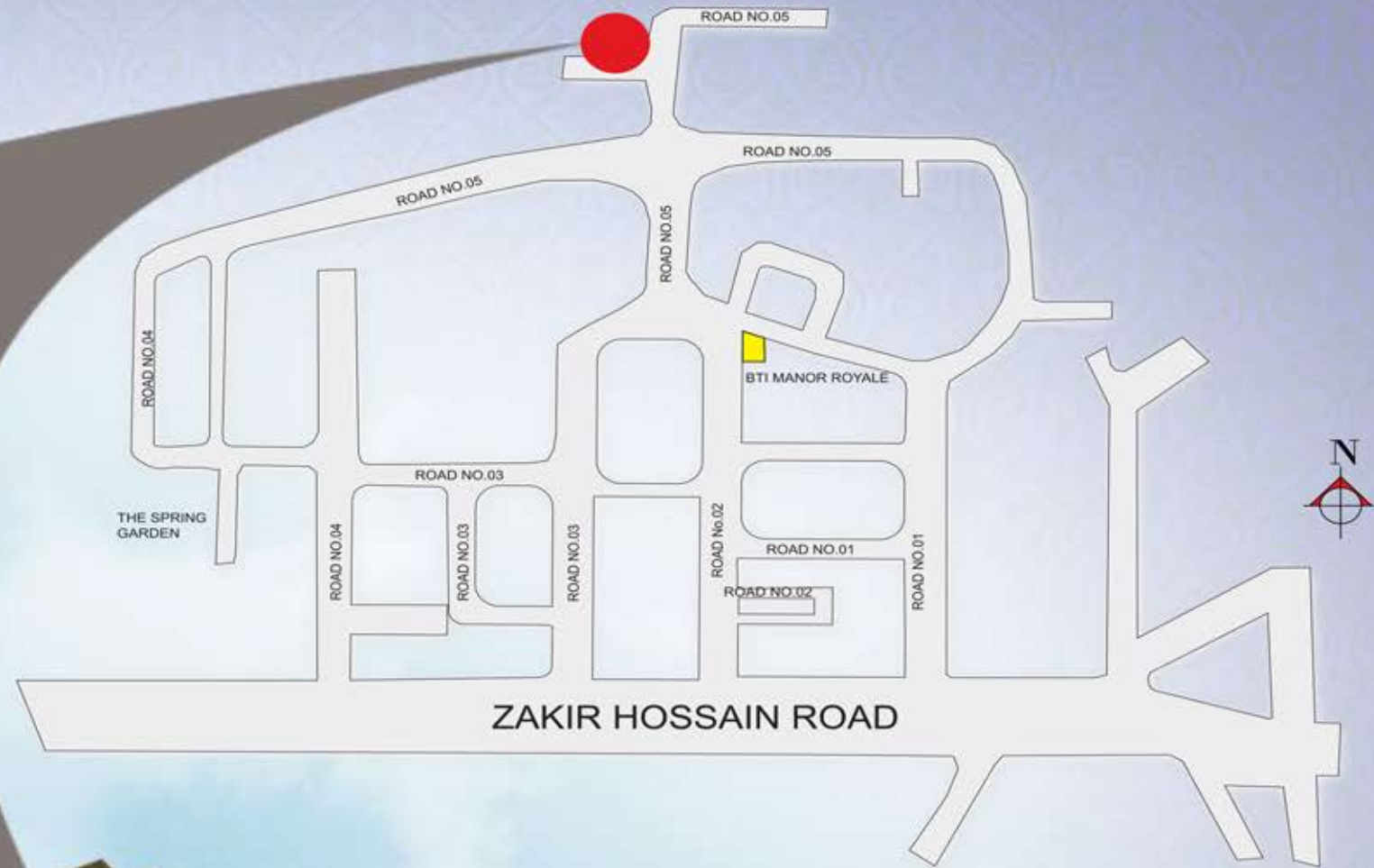
THE **STANDARD**
COLLECTION
affordable luxury.



Experience **a blissful lifestyle...**

The south-facing Meadowville in the prominent location of North Khulshi ensures you enjoy living in a home with constant cross breezes for a comfortable lifestyle. Meadowville, with its lifestyle features, such as gym space, community hall, BBQ zone invites you to enjoy life to the fullest in an exceptional home.

ROAD MAP TO
MEADOWVILLE
at North Khulshi, Chittagong



Enjoy the conveniences of an urban life

North Khulshi, a prestigious neighborhood in Chittagong, provides easy access to all the necessities of your life with a wealth of recreational, educational and medical centers nearby. Zakir Hossain Road and GEC junction also provide you with easy connectivity to other areas of the city.





The entry to your home

- The front elevation of the building will have a stylish combination of cladding and paint as per design
- Greenery enhances the stylish entrance gate with a concierge for easy monitoring of the building round the clock.
- The building will have an architecturally designed entrance gate.
- Artistically crafted logo used for the project name, company logo and easily visible address on the front façade.
- Separate provision for putting up 'to-let' board.
- Common area lighting designed to highlight the lush landscape, vertical architectural features and elements of the building.
- Secured and well designed boundary wall to match the building façade.



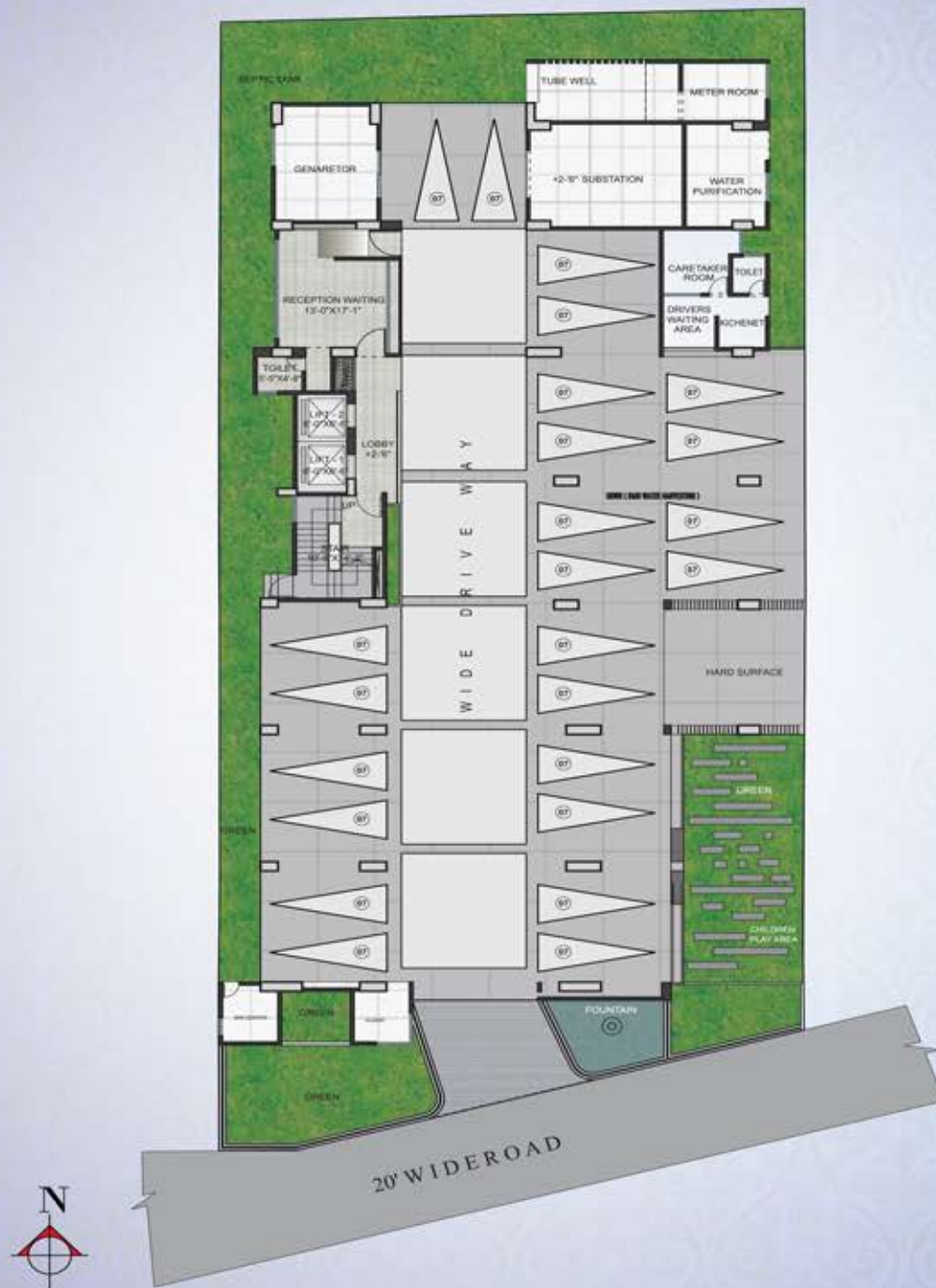
LIFTS, LOBBIES & STAIRCASES

- 2 High quality 8 passenger lifts from reputed international manufacturer or good quality as per developer's choice to be installed with auto voltage regulator, inverter, capacity to serve residents on every floor, adequate lighting, full-height photocell sensor and emergency alarm, mirrors on the wall, hand phone, stainless steel mirror etching finish on the doors at the ground floor and hairline finish on other floors
- Tiled staircase for easy maintenance and a clean look.
- Marble floors with attractively designed lift walls will complete the elegant look of lift lobbies on every floor.
- Sliding window in stair landing to ensure light and ventilation.

RECEPTION LOBBY

- Smart air conditioned waiting area designed to suit the building's character will be made up of a selection of stylish and elegant materials.
- Focus will be on energy saving lights inside the building wherever possible.
- Intercom connection from concierge to all apartments.
- Register dock for visitor's check-in at the concierge.
- Decorative material will be used on the ground floor reception lobby and lift walls as per design.
- Marble staircase up to first floor landing
- CCTV monitoring



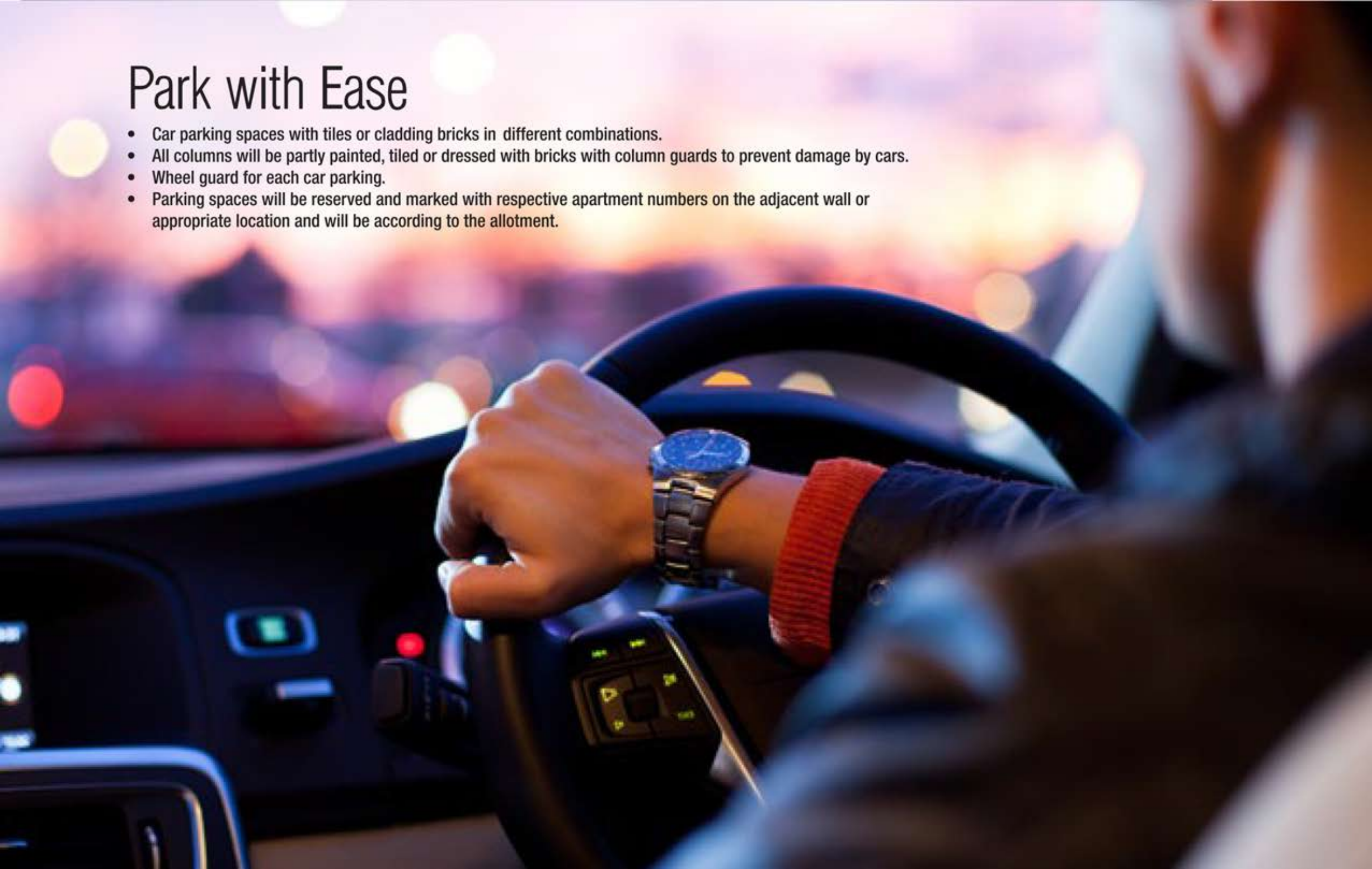


Ground Floor Facilities

- There will be 20 parking spaces on the ground floor.
- High ceiling to allow ample light and ventilation.
- An elegantly designed reception area welcomes you home.
- Plants and greenery with neat planters for easy maintenance wherever possible on the ground floor.
- Approach ramp will be covered with tiles as per design.
- Proper drainage facility around the periphery of the building for easy water drainage on ground floor.
- Garbage bin with easy access for the residents and garbage collectors.
- Drivers' waiting area along with lavatory.
- Caretaker room with washroom and kitchen as per design.

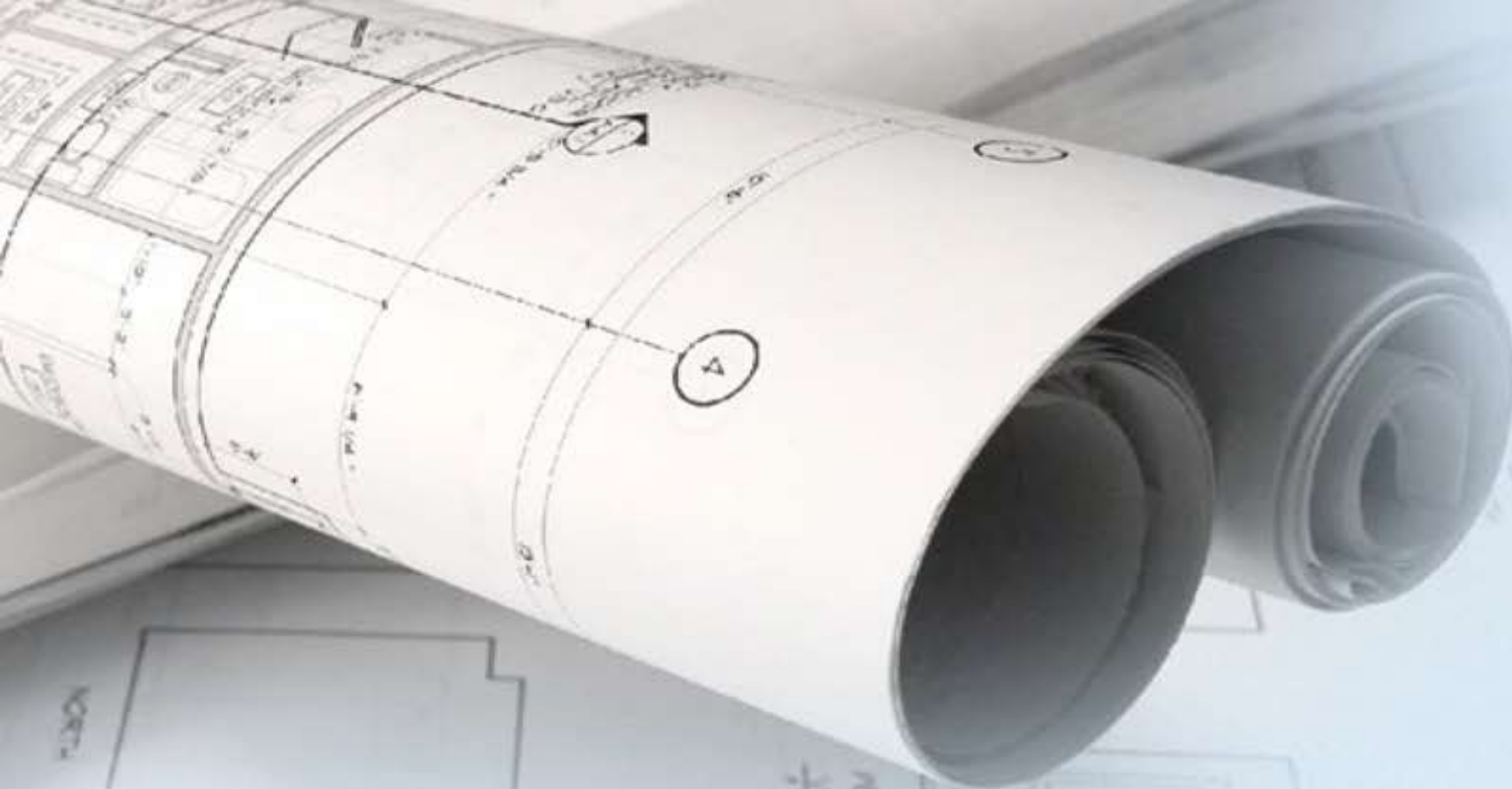
Park with Ease

- Car parking spaces with tiles or cladding bricks in different combinations.
- All columns will be partly painted, tiled or dressed with bricks with column guards to prevent damage by cars.
- Wheel guard for each car parking.
- Parking spaces will be reserved and marked with respective apartment numbers on the adjacent wall or appropriate location and will be according to the allotment.



MEADOWVILLE
at Night





MEADOWVILLE

Floor Plans

The orientation and the shape of the apartments
ensure your home
receives maximum light and ventilation.

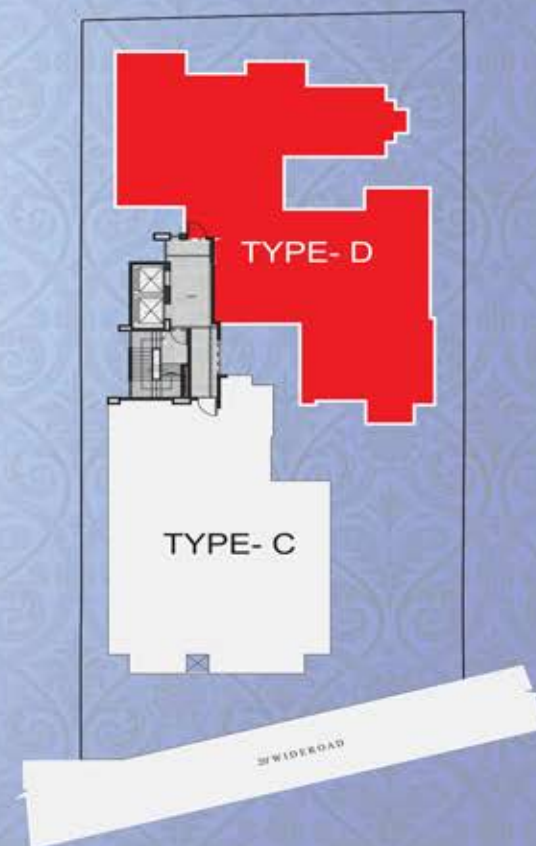
9th & 10th floor has a duplex. You can choose to stay with the
standard floor plans or redesign them to suit your lifestyle.



Type D

3280 sft

Apartments available
on 5th, 6th & 7th Floor

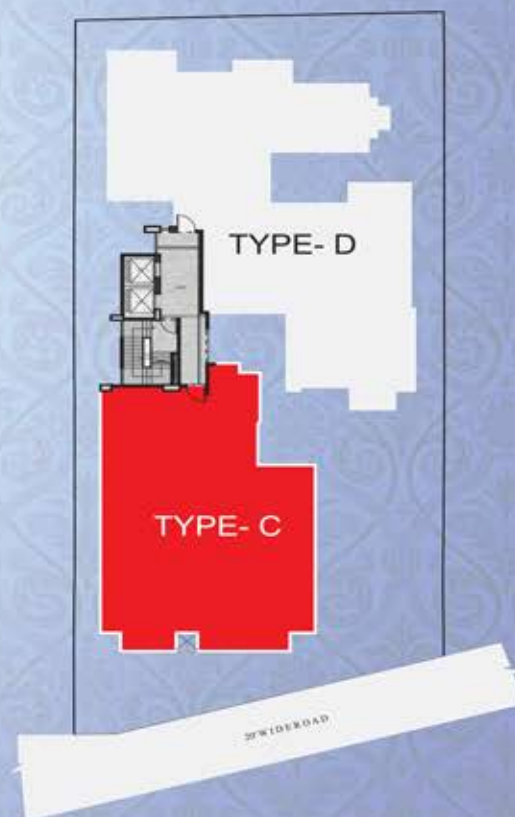




Type C

2662 sft

Apartments available
on 6th, 7th & 8th Floor





Community Room on 9th Floor

The 9th floor has been designed to give complete privacy to the upper level of the duplex. A secluded entry to the community recreation area has been cleverly designed. With 2 open terraces, a large community room and a BBQ area with kitchen, entertainment and relaxation has been prioritised.

For added comfort separate washrooms have been designated for ladies and gents. For those who like to stay fit, a dedicated gym space has been arranged.

Facilities at a glance

- Community room with provision for air conditioning, lighting and power points.
- Separate wash rooms for ladies and gents.
- Gym space.
- Bar-B-Q area with kitchen facilities.



Enjoy your rooftop retreat on the 10th floor

- Protective parapet wall/ railing 4'-0" high around the periphery.
- Separated clothes drying area with lines for drying laundry.
- Paving blocks/tiles/rocks will be used on the rooftop greenery area as per design.
- Lime terracing of adequate thickness for protection from heat.
- Proper slope for efficient roof drainage.
- Light reflective texture paint to be used when necessary.



Use our experts
at bti interior solutions to get
beautiful rooms





For your Comfort

Apartment purview

- Total number of apartments 20
- Rooms are well ventilated with adequate lighting as best as possible.
- Special emphasis has been placed on the orientation and the location of the plot.
- Carefully arranged verandahs, doors and windows also contribute to the design.
- Most apartments have a foyer space for privacy.

Floors, Walls & Ceilings

- Smooth finish plastic paint on walls and ceilings in soft colors.
- 24" x 24" mirror polished imported tiles in foyer, bedrooms, dining room, living room and family living area.
- Ceilings will be 10'-0" high.
- Provision for ceiling fans in all rooms.
- All internal walls will be of machine made solid bricks/hollow blocks as per developer's choice.
- Grills will be colored with enamel paint.

Doors, Windows & Verandahs

- Teak decorative 3'9" wide main entrance door with door chain, check viewer, door knocker, apartment name plate, door handle with mortise lock.
- Termite protected, pretreated wood will be used as doorframe throughout the building, except the maids' bathroom.
- French polished strong and durable veneer door shutters used for internal doors.
- Modern molding on internal door frames of teak chamble.
- Laminated flush door shutters and wooden door frames used for bathrooms.
- Cylindrical lock on all doors except maids' toilet.
- Sliding glass windows and doors as per design complete with mohair lining, rainwater barrier and fly proof netting in all aluminium section.
- Flat bar safety grills on all windows.
- Stainless steel verandah railings with glass as per design.



KITCHEN FEATURES

- Imported floor tiles as per developer's choice.
- Imported wall tiles as per developer's choice with border & decor up to 7'0" height
- Strong and durable veneer flush door shutters with wooden frame.
- Concrete platform at 2' 8" height from floor level with granite top.
- Double burner gas outlet over concrete platform to support burners.
- Provision for washing machine with water inlet, outlet and electric connection as per design.
- One high polish counter top double bowl sink with mixer.
- Tiled down wash area in the kitchen verandah.
- Exhaust fan suitably located.
- Provision for kitchen hood.
- Provision for energy saving light brackets.

BATHROOM FEATURES

- Imported Combiclosets as per developer's choice in all bathrooms.
- Imported floor and wall tiles as per developer's choice in all bathroom walls up to full height.
- Shower area with curtain in all bathrooms.
- Imported marble countertop basin of good quality as per developer's choice in master and second bathrooms.
- Other bathrooms will have imported pedestal basin, good quality as per developer's choice.
- Full width mirror along countertop in master bathroom and second bathroom.
- Laminated flush door shutters with wooden frame.
- Good quality imported chrome plated fittings as per developer's choice in all bathrooms except the maids' toilet.
- Stainless Steel cockroach gratings in all bathrooms except maids' toilet.
- Push-shower with combined bib cocks in all bathrooms.
- Porcelain soap cases, towel rail, shower curtain rail, toilet paper holder in bathrooms (RAK or good quality as per developer's choice).
- Concealed hot and cold water lines all the bathrooms.
- Provision for energy saving light brackets.

Maids' Bathroom

- Locally manufactured floor and wall tiles up to 7'-0" high and PVC false ceiling.
- Long pan, moving shower and mirror.





ELECTRICAL FEATURES

- Electric distribution box with main circuit breaker -Siemens/ABB or good quality as per developer's choice.
- All electric wirings, phone lines and water lines etc. will be concealed.
- Imported gang type electrical switches, plug points and other fittings- good quality as per developer's choice.
- Provision for wall brackets in all bedrooms, dining area, family lounge, living room & common areas as per design.
- Tubelight sets in the kitchen, maid's room and bath rooms for adequate lighting.
- Provision for air conditioners with power points in all bedrooms and living room.
- All power outlets with earthed connections.
- Satellite dish antenna line in master bedroom and family living area.
- Concealed ceiling fan provision in all bedrooms, living room, dining room & family living area.
- Maids' calling bell switch in the Master bedroom.

COMMON TO ALL RESIDENTS

Water

- Underground water reservoir with lifting pump to store two days' consumption capacity.
- An overhead water tank above the rooftop with capacity to serve half day requirement.
- Suction Pump to ensure uninterrupted water supply.
- One standby water pump for emergency.
- Water purification plant to ensure maximum safety of supplied drinking water
- Rainwater harvesting system

Fire Protection System

- Fire escape for emergency exit with fire protected door.
- Fire alarm and Fire extinguisher on every floor.

Generator

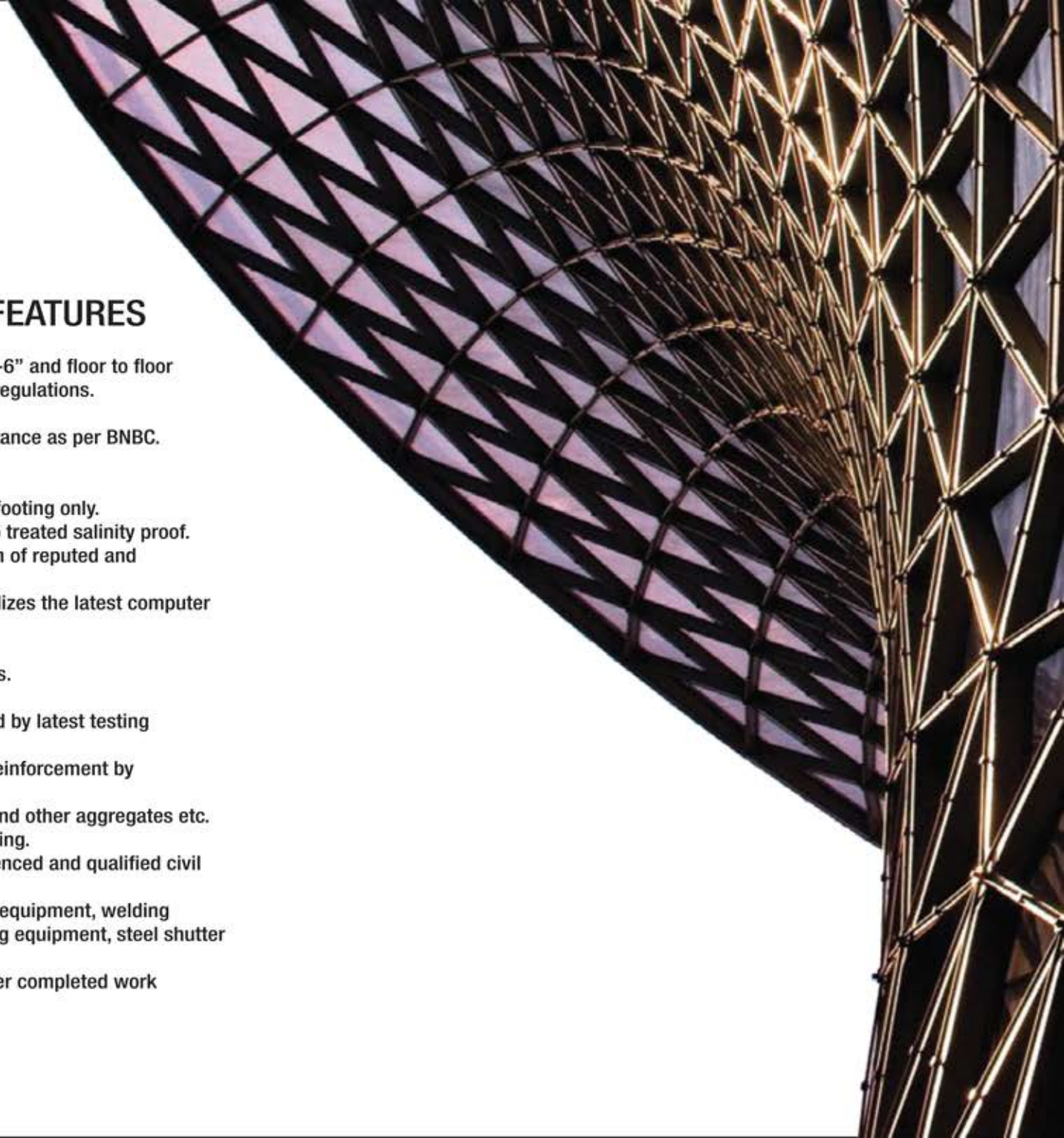
- A diesel run emergency auto start/stop canopied generator will be imported from Europe for use in case of power failure with:
 1. Engine-Perkins/Cummins or good quality as per developer's choice.
 2. Alternator- Stamford/ Mecc-Alte or good quality as per developer's choice.
- Generator will support the following:
 1. Lift, water pump and lighting in common space and stairs.
 2. One light and one fan point in every room including maid's bedroom, one light point in kitchen and all bathrooms.
 3. One point for refrigerator and one point for television.

Optional Features

- All optional work or additional fittings and fixtures, according to customers' choice, may be done at an additional cost after approval of bti. Kitchen cabinets and built-in wardrobes may be ordered separately at an additional cost. Interior design consultation set up through bti is also available at an extra cost.

STRUCTURAL & GENERAL ENGINEERING FEATURES

- Building built to 104'-0" height with ground floor car park height 11'-6" and floor to floor height of each apartment 10'-0" in accordance with FAR and RAJUK regulations.
- Structurally strong building design based on ACI/BNBC/ASTM to withstand 220 km/hr winds and earthquake resistance as per BNBC.
- High strength deformed (HSD) steel reinforcement.
- Adequate concrete design strength based on USD.
- Stone as aggregate to be used in major RCC structures- column and footing only.
- All bricks to be used will be machine made or hollow block and damp treated salinity proof.
- Total foundation and superstructure design and supervision by a team of reputed and professional structural design engineers.
- Structural analysis for design carried out by "EXACT" method that utilizes the latest computer software.
- Heavy reinforced cement concrete foundation.
- Systematic structural combination of steel reinforced concrete frames.
- Floor slabs all reinforced cement concrete.
- Sub-soil investigation and soil composition comprehensively analyzed by latest testing equipment and laboratory techniques.
- Comprehensive section-by-section checking and testing of all steel reinforcement by professional design and supervising engineers.
- All structural materials including steel, cement, bricks, Sylhet sand and other aggregates etc. of highest standard and screened for quality including laboratory testing.
- Direct supervision at every stage of construction by a team of experienced and qualified civil engineers to ensure highest quality of workmanship.
- Modern construction site equipment employed includes steel cutting equipment, welding equipment, concrete mixers, concrete vibrators, water pumps, leveling equipment, steel shutter & steel scaffoldings etc.
- Systematic testing in quality control laboratories of concrete and other completed work samples, at every stage.





Use our interior design experts

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