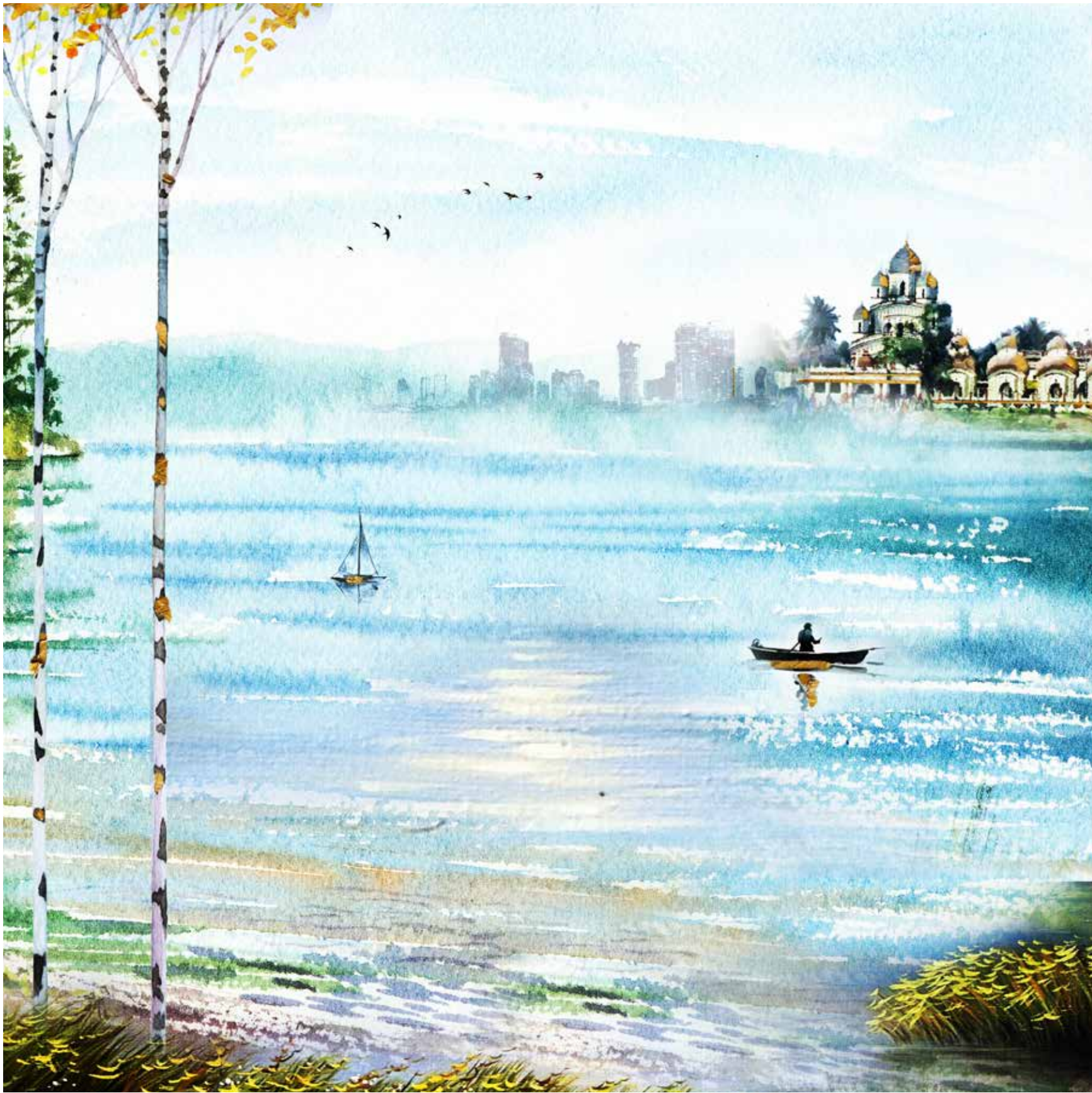




HOMES THAT FEEL
LIKE A BLESSING



SACREDLY CRAFTED, LUXURIOUSLY DESIGNED

Discover luxury living in the serene surroundings
of Dakshineswar, near the sacred Ganga.

Experience a home where divine blessings
infuse every space, energising your life daily.

Welcome to Orbit Dakshini, where modern elegance
meets spiritual tranquility.



A HEAVENLY EMBRACE, A MAJESTIC HIGH-RISE

Orbit Dakshini, the focal point of North Kolkata, defines luxury living in Dakshineshwar. Its exceptional design ensures residents enjoy tastefully spacious apartments with refined elegance.

3 BHK Homes | G+17 Tower
25+ Rooftop Club Amenities
Vastu-Compliant | Seamless Connectivity



Artist's Impression

THE DIVINE LUXURY OF ORBIT DAKSHINI



SEAMLESSLY CONNECTED BLISS

Be seamlessly connected to the metro stations, schools, hospitals, shopping malls and key hubs of Kolkata.



ROOFTOP SKY CLUB

Soak in breathtaking river and skyline views — at a sanctuary that transcends the ordinary.



SPIRITUAL LIVING

Embrace peace daily, surrounded by the Ganges, Dakshineshwar Kali Temple and Belur Math.



THOUGHTFUL HOMES

Indulge in elegant 3-BHK residences with open layouts invite natural light and positive energy.



VASTU-COMPLIANT DESIGN

Live in homes built on Vastu principles to enhance harmony, prosperity and holistic living.



LEGACY OF TRUST

Over two decades, Orbit Group has collaborated with innovative architects and fostered unbreakable bonds with customers, shareholders and associates.



A SANCTUARY OF CONVENIENCES

Orbit Dakshini is nestled in the revered and spiritually rich area of Dakshineshwar, just 5 minutes from the metro station. Situated at the crossroads of essential lifestyle conveniences, this location blends old-world charm with modern ease. It is close to esteemed schools, hospitals, shopping malls & entertainment hubs.



KEY DISTANCES



Schools

- GD Goenka - 300 m
- Adamas - 2.3 km



Hospitals

- Ariadaha Hospital - 2.3 km
- Zenith Super Speciality - 2.5 km



Communitie

- Dakshineshwar Metro Station - 600 m
- Airport - 9.2 km
- Sealdah Railway Station - 10.5 km
- Howrah Railway Station - 10.6 km



Shopping

- Rangoli Mall (Howrah) - 4.6 km



Offices

- Dalhousie - 10.2 km
- Sector V - 13.6 km



Others

- Dakshineshwar Temple - 950 m
- Ferry Ghat - 1.2 km
- Dunlop Crossing - 2.1 km
- Belur Math - 4.3 km

360° PANORAMIC VIEW

Every home at Orbit Dakshini is graced with breathtaking, uninterrupted views, from every side


A horizon where the tranquil flow of the Ganges meets the spiritual magnificence of the Dakshineswar Kali Temple. With 360° open views, immerse yourself in boundless vistas that stretch endlessly.

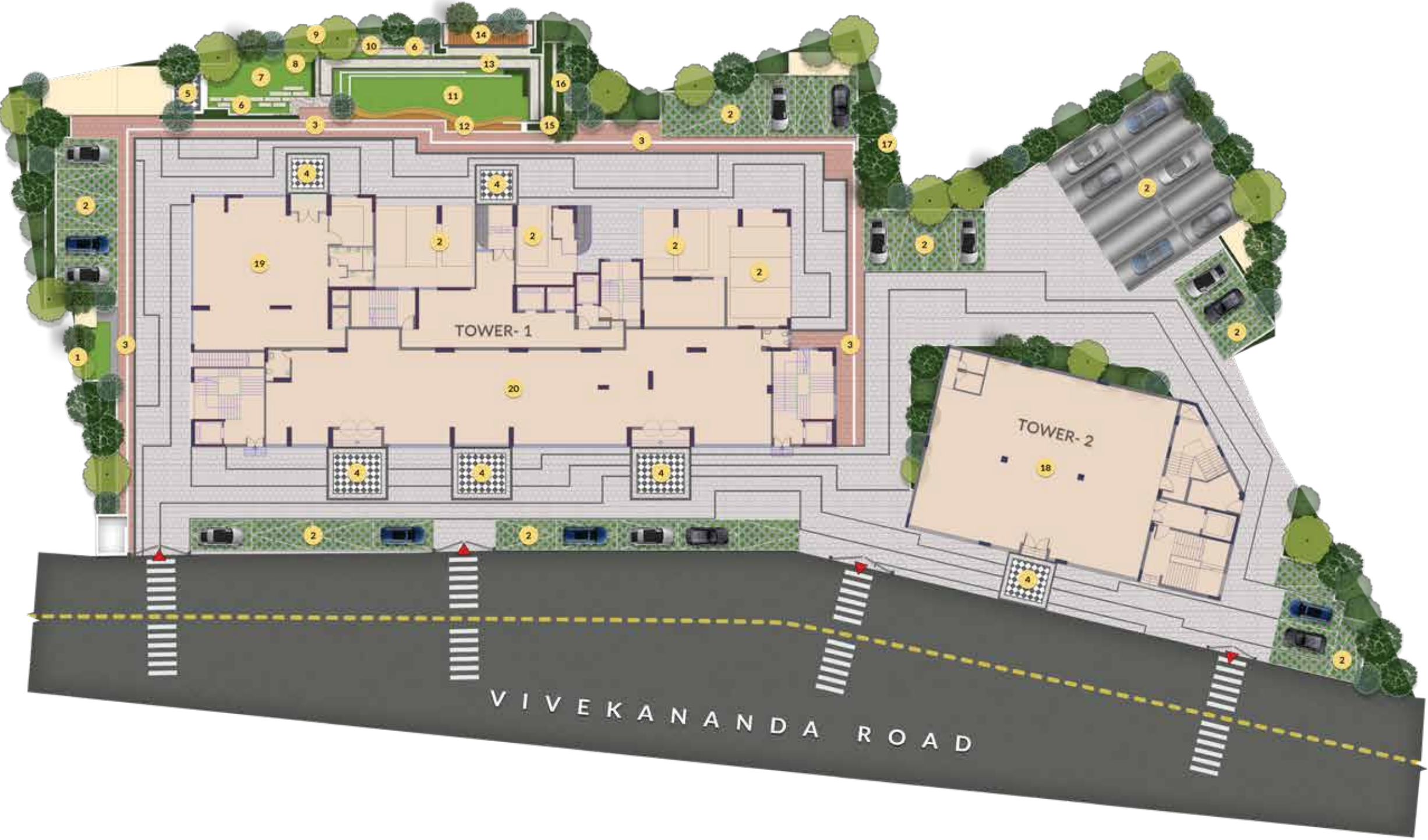
From the golden hues of dawn to the serene glow of twilight, experience a living masterpiece that blends the river splendor with divine energy.



SITE PLAN

LANDSCAPE LEGENDS

- 1. STEPPED GARDEN
- 2. CAR PARKING
- 3. JOGGING TRACK
- 4. DROP-OFF ZONES
- 5. GARDEN PAVILION
- 6. STEPPING STONE
- 7. RAISED LAWN
- 8. GARDEN SCULPTURE
- 9. PERIPHERAL GREEN
- 10. ADDA ZONE
- 11. LEISURE LAWN
- 12. LAYERED SHRUB GREENS
- 13. WALKWAY
- 14. FAMILY SWING COURT
- 15. TOWER/CLUB DROP-OFF FEATURE WALL
- 16. MINI AMPHITHEATRE
- 17. TEMPLE
- 18. COMMERCIAL TOWER
- 19. BANQUET HALL
- 20. SHOWROOM
- 21.  ENTRY/EXIT



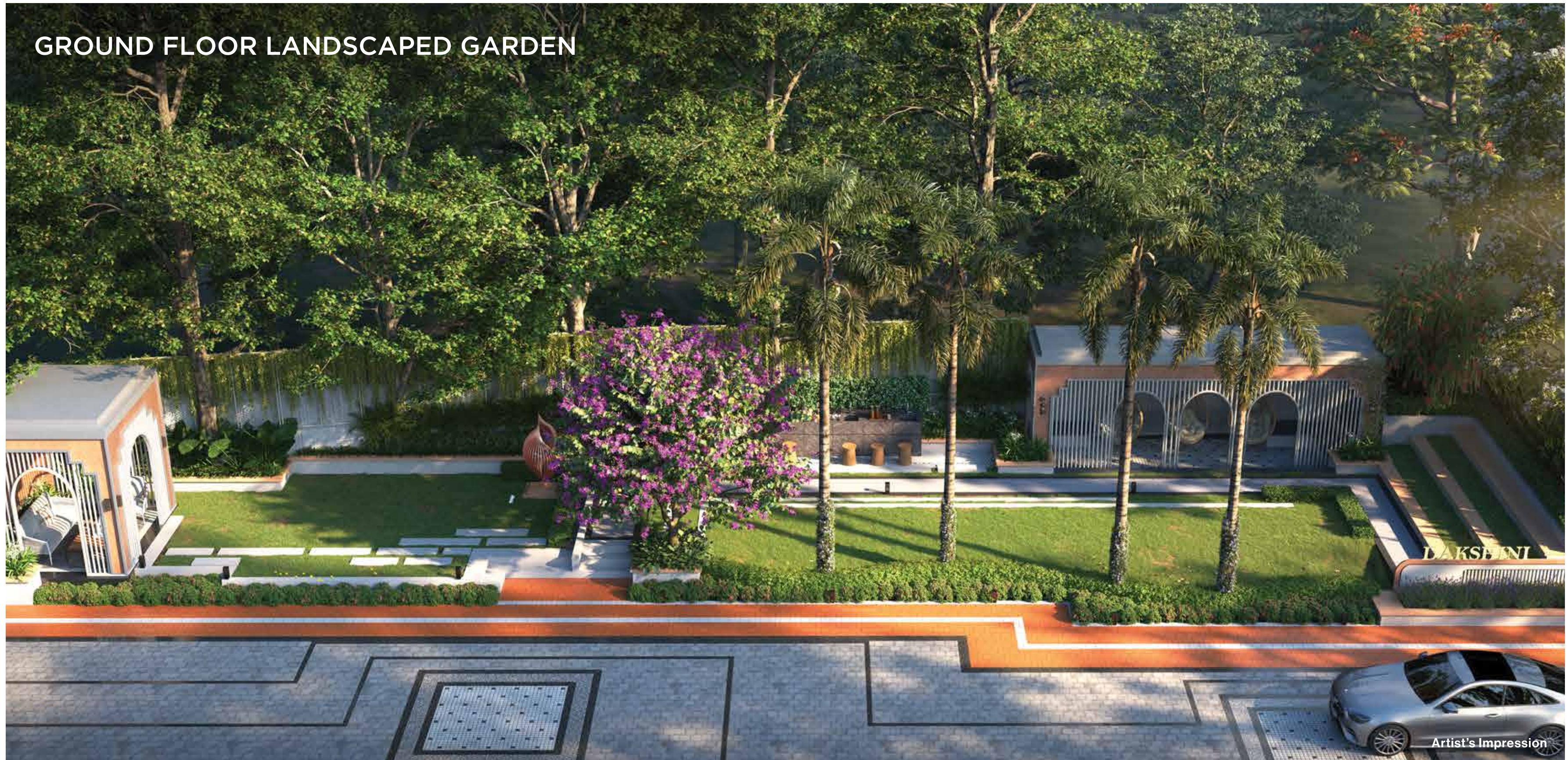


Artist's Impression



Artist's Impression

GROUND FLOOR LANDSCAPED GARDEN



Artist's Impression

BANQUET HALL



Artist's Impression

SUBLIME ROOFTOP INDULGENCES

WHERE SKY-HIGH ELEGANCE
MEETS COMMUNITY DELIGHTS

Experience divine luxury and unparalleled indulgence at the rooftop summit, where spiritual serenity meets opulent community wellness and entertainment. Enjoy celestial open-air festivities in the amphitheatre, gather for group movie nights or live sports, and engage in refined competition in the multipurpose court. Watch your children revel in joy and friendship in the thoughtfully designed play zone.

Sky Lounge With Lawn

Meditation Deck

Indoor Games Room

Mini Theatre

Children's Play Area

Senior Citizen Zone

Gymnasium

Swimming Pool With Deck

Kid's Pool

Multipurpose Court

Star Gazing Lawn

Banquet Hall With Lawn

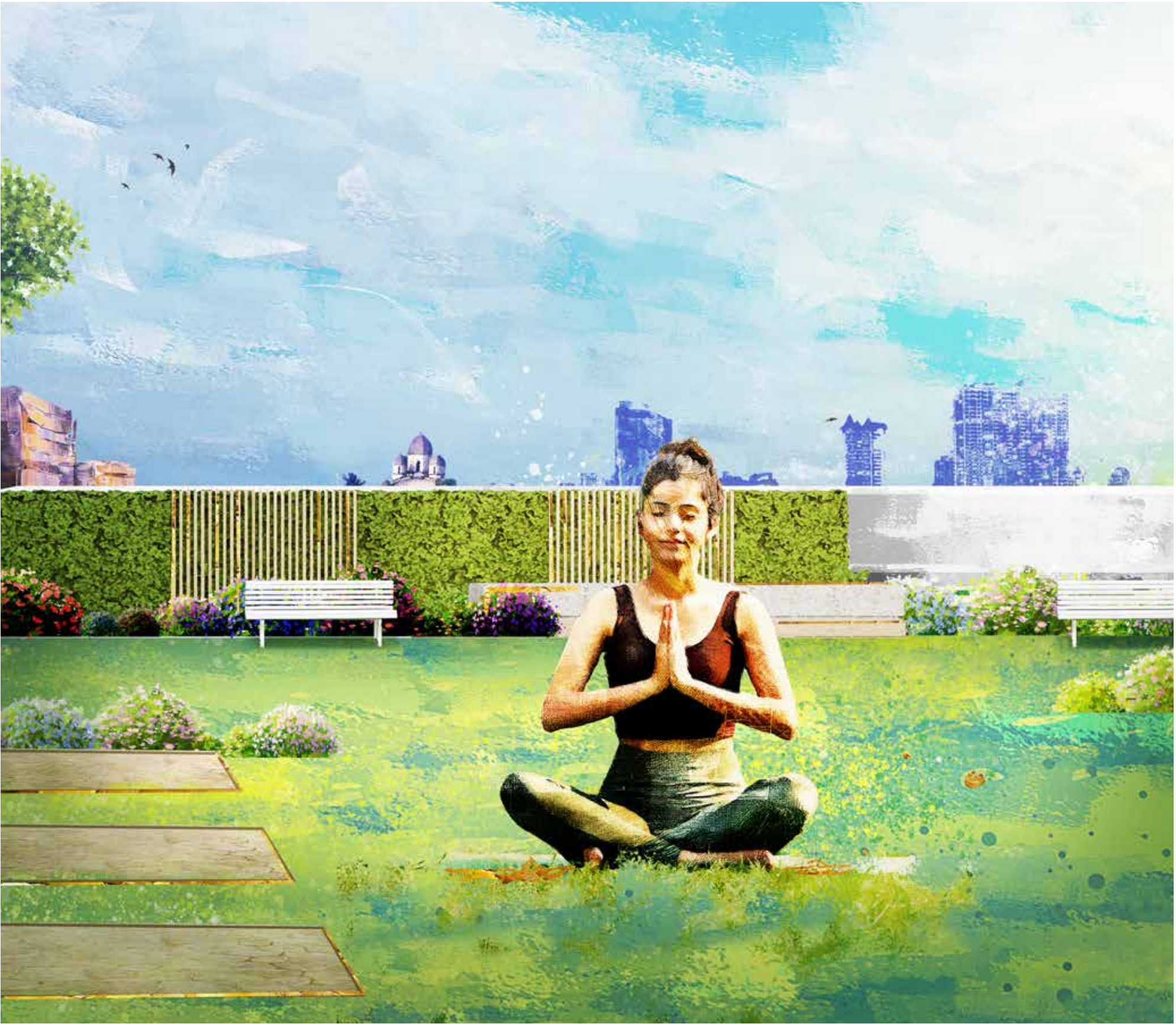
Amphitheatre

Reflexology Court

Toddler's Play Zone

Multipurpose Activity
Room

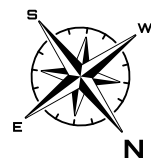
Sky Deck



17TH FLOOR LEVEL AMENITIES PLAN

LANDSCAPE LEGENDS

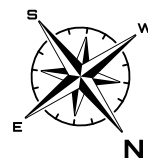
- 1. INDOOR GAMES ROOM
- 2. TODDLER'S ZONE
- 3. PLANTER
- 4. CONNECTING WALK
- 5. MULTIPURPOSE COURT
- 6. MULTIPURPOSE ACTIVITY ROOM
- 7. CHILDREN'S PLAY AREA
- 8. PLANTER WITH SCULPTURE
- 9. LOUNGE WITH TERRACE
- 10. PEBBLE BED
- 11. MINI THEATRE
- 12. SAUNA
- 13. GYM
- 14. POOL DECK
- 15. KID'S POOL
- 16. SWIMMING POOL
- 17. JACUZZI



ROOF LEVEL AMENITIES PLAN

LANDSCAPE LEGENDS

- 1. ADDA CORNER
- 2. LAWN
- 3. MINI AMPHITHEATRE & PERFORMANCE DECK
- 4. PLANTER
- 5. CONNECTING WALK
- 6. STAR-GAZING DECK
- 7. PEBBLE BED
- 8. RESTING DECK
- 9. SITTING CORNER
- 10. PARTY ZONE
- 11. SKY DECK
- 12. YOGA LAWN
- 13. MEDITATION DECK
- 14. OUTDOOR FITNESS CORNER
- 15. REFLEXOLOGY COURT



GYMNASIUM



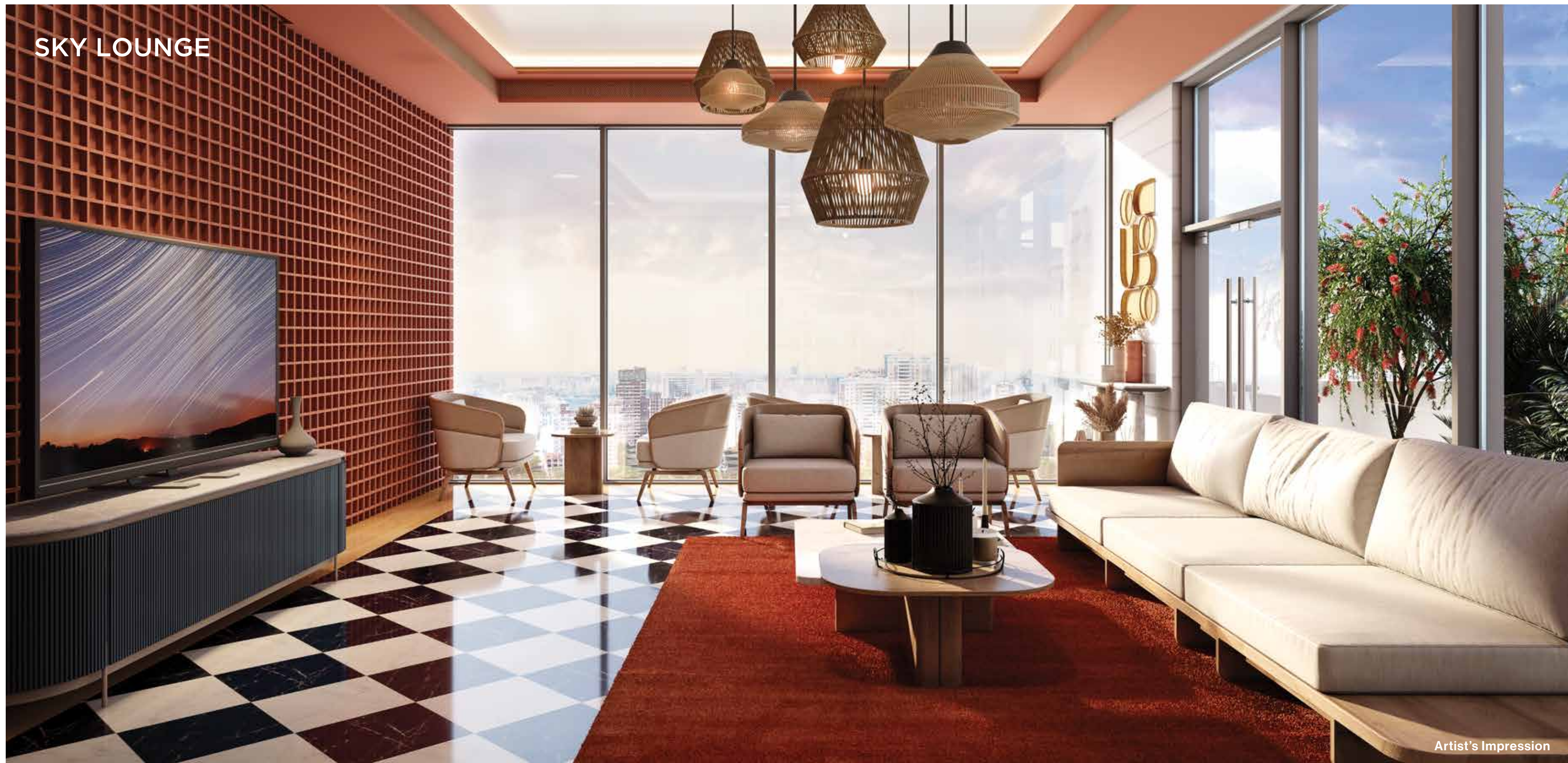
Artist's Impression

INDOOR GAMES ROOM



Artist's Impression

SKY LOUNGE



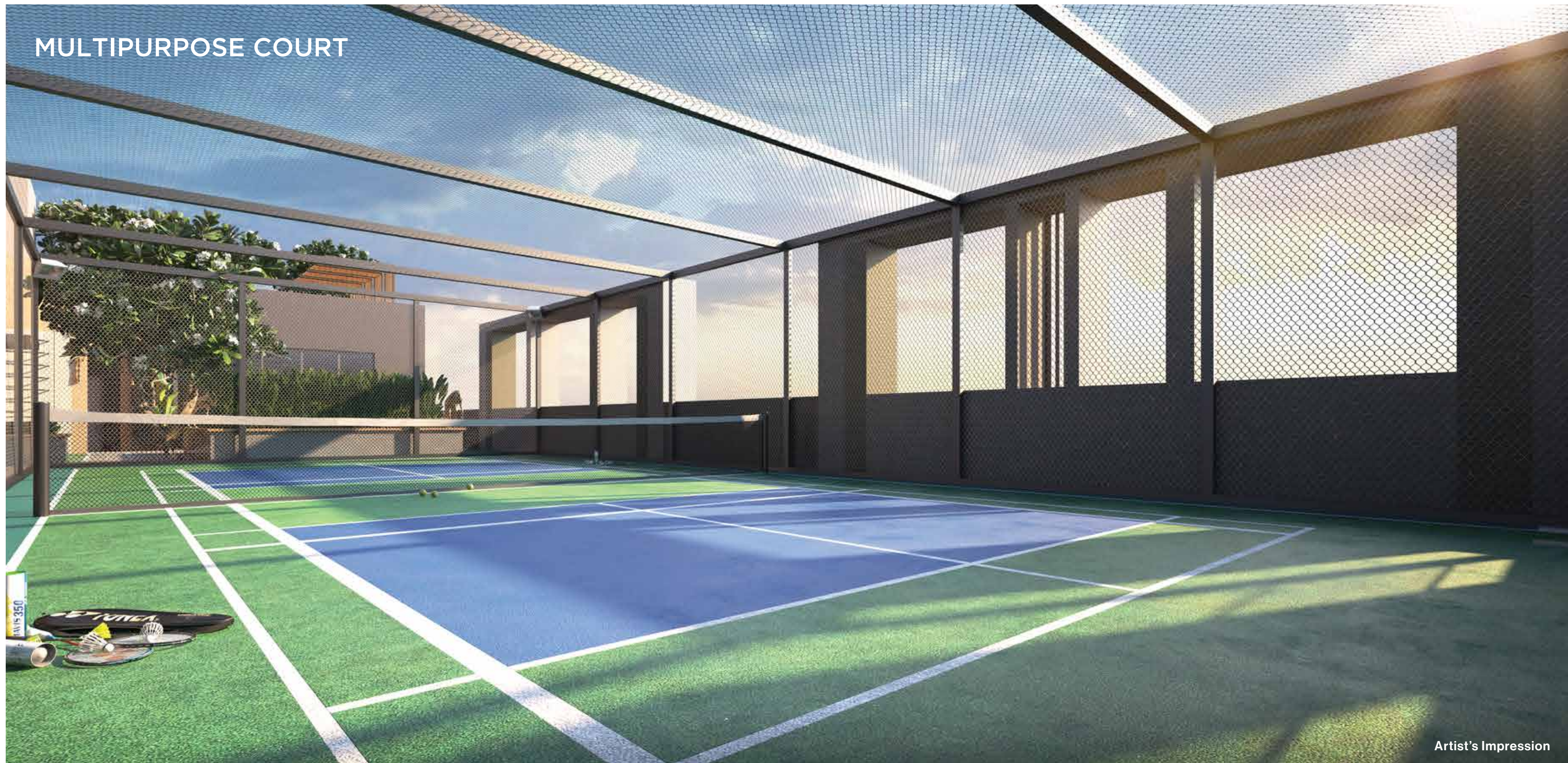
Artist's Impression

CRÈCHE



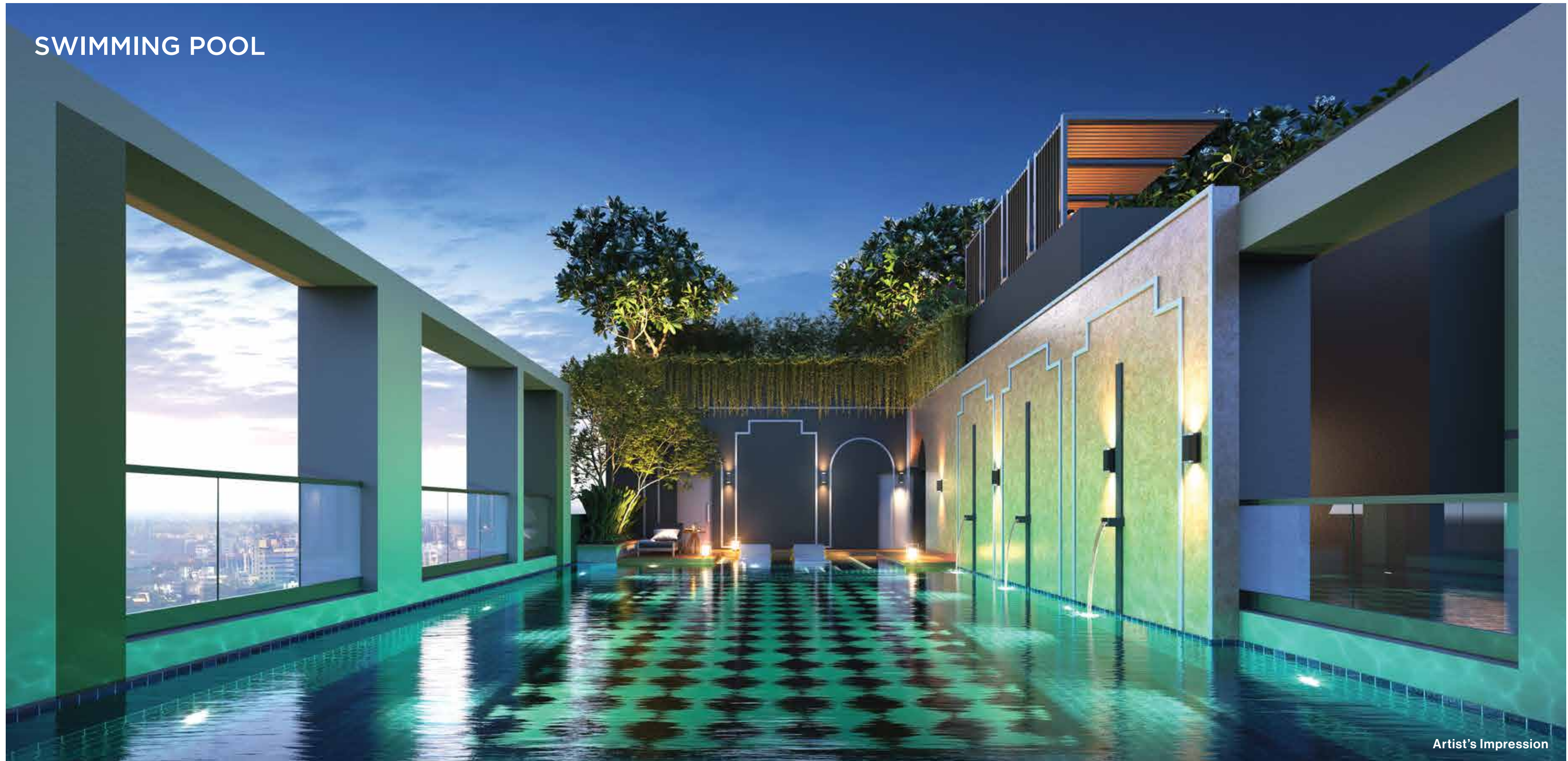
Artist's Impression

MULTIPURPOSE COURT



Artist's Impression

SWIMMING POOL



Artist's Impression

STAR GAZING LAWN



Artist's Impression

MEDITATION DECK



SKY DECK

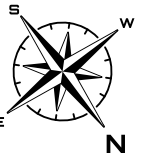
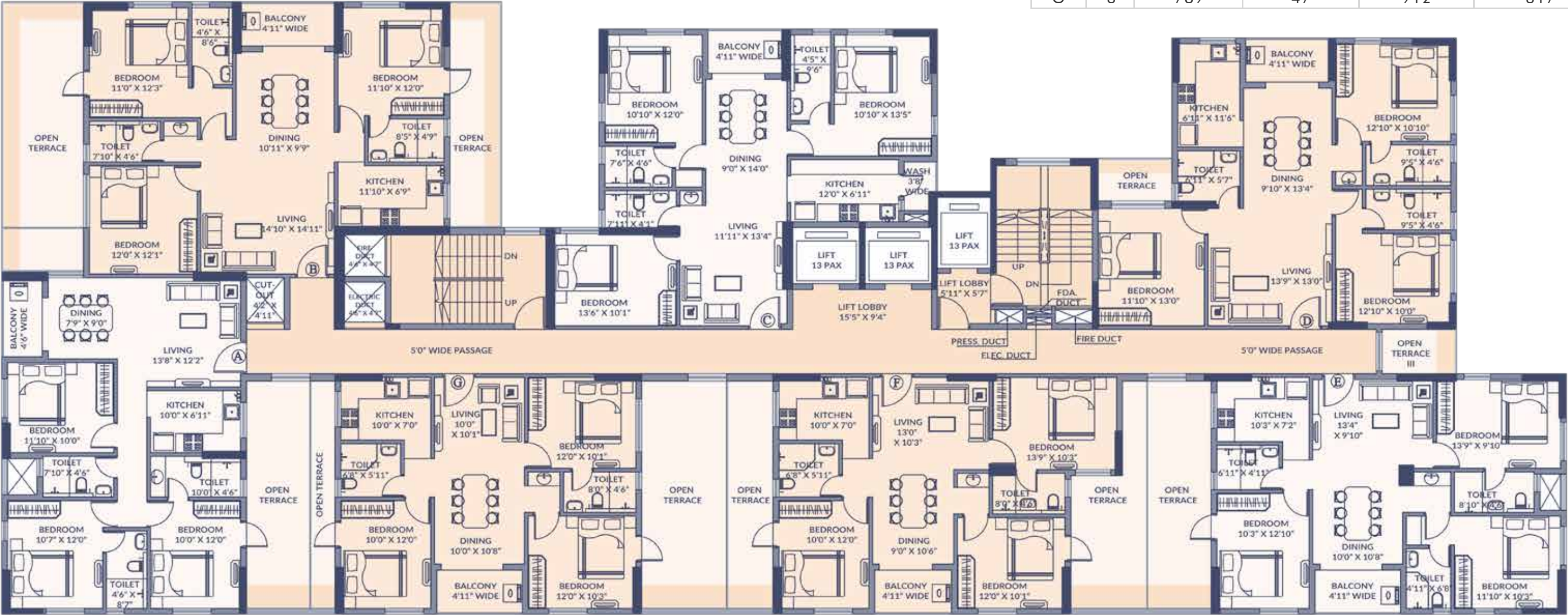


Artist's Impression

TOWER-1

3RD FLOOR PLAN

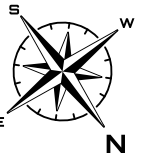
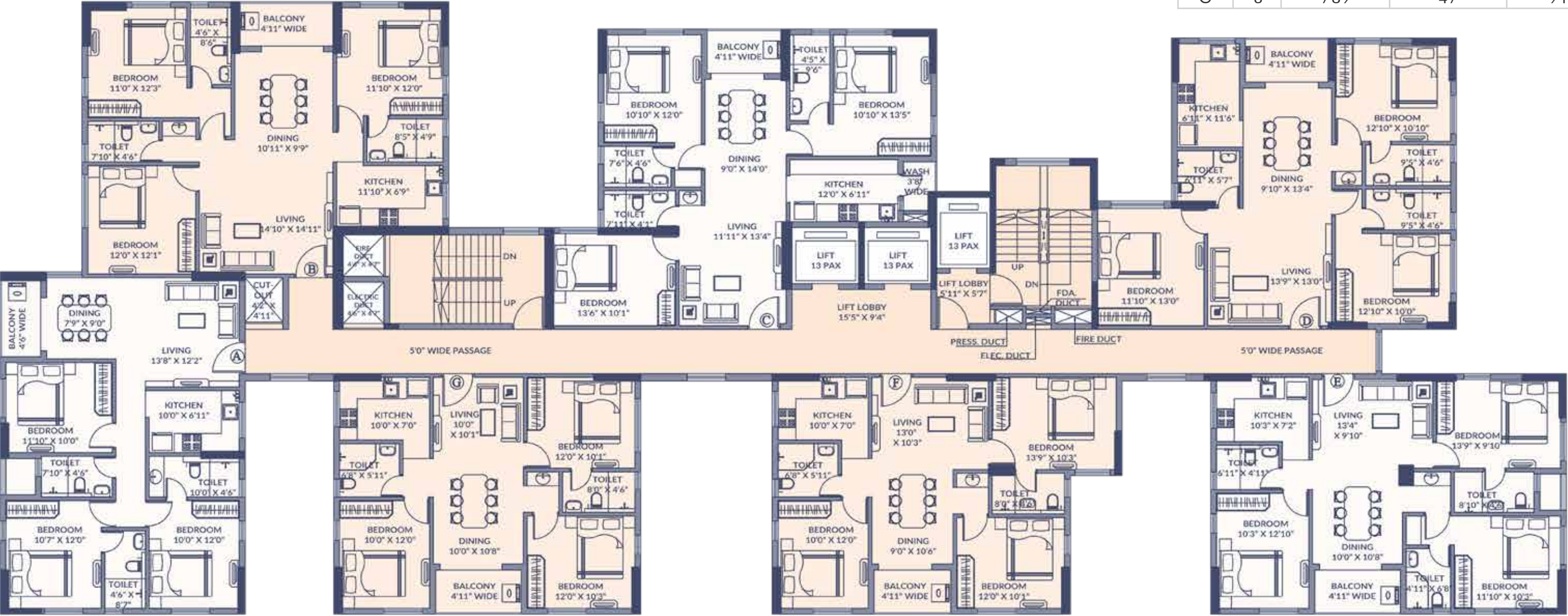
FLAT TYPE	BHK	CARPET AREA (SQ.FT.)	BALCONY AREA (SQ.FT.)	BUILT-UP AREA (SQ.FT.)	OPEN TERR. AREA (SQ.FT.)	TOTAL CHARGEABLE AREA (SQ.FT.)
A	3	889	38	1015	235	1505
B	3	1044	51	1189	374	1810
C	3	970	58	1142	-	1560
D	3	1011	45	1152	80	1615
E	3	923	47	1045	191	1525
F	3	876	42	951	278	1440
G	3	789	47	912	317	1405



TOWER-1

TYPICAL 4TH - 16TH FLOOR PLAN

FLAT TYPE	BHK	CARPET AREA (SQ.FT.)	BALCONY AREA (SQ.FT.)	BUILT-UP AREA (SQ.FT.)	TOTAL CHARGEABLE AREA (SQ.FT.)
A	3	889	38	1015	1385
B	3	1044	51	1189	1625
C	3	970	58	1142	1560
D	3	1011	45	1152	1575
E	3	923	47	1045	1430
F	3	876	42	951	1300
G	3	789	47	912	1250



SPECIFICATIONS



FOUNDATION & STRUCTURE

- Structure design for the optimum seismic consideration as stipulated by the IS code
- Foundation with RCC piles and pile caps
- External and Internal Walls made with ACC Block
- Anti-termite treatment during various stages of construction



WINDOWS

- Aluminium powder-coated windows with toughened glass panes



WALL FINISH & CEILING FINISH

- Inner Walls: Putty finish
- Outer Walls: Texture paint or acrylic emulsion paint
- Ground Floor Lobby Wall: Combination of tiles, paint & wall panelling as per design
- Ground Floor Lobby Ceiling: False ceiling with light fixtures
- Apartments Ceiling: Putty for smooth finish



FLOORING

- All Bedrooms, Study/Kids Room & Living/Dining: Vitrified Tiles
- Kitchen, Toilets & Utility Balcony: Antiskid Ceramic Tiles. Balcony: Vitrified Tiles
- Ground Floor Lobby: Combination of Vitrified Tiles & Granite as per design



DOORS & RAILINGS

- Main Door: Door frame with veneer-finished flush door on one side
- All Rooms Doors: Door frame with laminate-finished flush door on one side
- Balcony Door: Aluminum powder coated sliding doors with toughened glass panes
- Toilet door: Door: Wooden frame with commercial flush door
- Balcony Railing: MS railing as per architect's design



TOILETS

- CP Fittings and Sanitary Fittings of Somany/Jaquar/Parryware/Hindware/Asian Paints or equivalent make
- Electrical points for geyser & exhaust fan
- Plumbing Provision for Hot & Cold water line
- Wall dado of ceramic tiles up to 6ft height



KITCHEN

- Granite Countertop with Stainless Steel Sink
- Wall dado of Ceramic Tiles up to two feet height above countertop
- Electrical points for refrigerator, water filter, microwave, chimney/exhaust



ELECTRICAL

- TV Power points in all bedrooms & living/dining except Study/Kids Room
- AC Points in all bedrooms & living /dining room
- Adequate electrical points in all bedrooms, living /dining, kitchen and toilets
- Point for Washing Machine
- Modular Switches with Copper Wiring
- Optimum power backup to sufficiently run essential electrical appliances
- Intercom Facility in Living/Dining



HARDWARE & FITTINGS

- Door locks, handles and hardware fittings are of reputed make



POWER BACKUP

- 100% power backup for common areas & utilities



ELEVATORS

- Automatic Lifts of Kone/Otis/Schindler or equivalent make



24X7 SECURITY & FIRE PREVENTION

- Fire detection & protection system as per recommendation of West Bengal Fire & Emergency Services
- 24X7 round-the-clock security
- Security surveillance facility with CCTV on ground floor common areas



GREEN INITIATIVES

- Organic waste management
- Water efficient fixtures
- Rainwater harvesting
- Sewage treatment plant
- Ample Green Spaces with native plants in the landscape
- Usage of Recycled Water for gardening purposes
- Dual flushing system
- Low VOC materials
- Use of LED lights in common areas
- Use of renewable energy



Artist's Impression

BUILT BY MINDS THAT BUILD TRUST



We create spaces that combine the best of all. If there's a word that encapsulates Orbit, it is 'passion'.

We don't just build, we create experiences. We tailor architectural designs around the lives of people who live in it. At Orbit, there's no foundation deeper than a relationship and nothing more monumental than reputation.

Orbit, Ek Alag Soch

LANDOWNER



With a strong presence in warehousing, finance, real estate, agriculture, and the rental of construction equipment, the Group has consistently delivered value through quality services and strategic foresight. At CYGNUS, we believe in building relationships that last. Our partnerships are founded on trust, transparency, and a shared vision for growth — making us the preferred choice for clients and collaborators across industries.

PRINCIPAL ARCHITECT



An architectural consultancy house initiated by Raj Agarwal and Kaushik Dasgupta in 1996. The firm has a large energetic team of experienced employees and holds several awards and recognitions.

MEP CONSULTANT



As renowned MEP consultants based in Kolkata, we've set high standards in the field of electrical engineering, plumbing (PHE), firefighting and HVAC Systems. Our approach is to provide the best and most economical services overall. Dedicated to quality and commitment, we design projects in the most economic and efficient manner, rendering optimum level of cost benefit and satisfaction.

LEGAL CONSULTANT



Established in 1967 and has extensive experience in Real Estate transactional work, including advising on the title, purchase of land, development and sale/lease of residential, commercial and retail projects. The Asia Pacific Legal 500 has classified the firm as a Tier-1 firm in Kolkata.

STRUCTURAL CONSULTANT



Conceived by Mr. Sanjiv Parekh, SPA Consultants, today has emerged as one of the leading players in providing various consultancy services in the field of structural engineering.

A LEGACY OF BLESSINGS



Orbit Victoria, Shakespeare Sarani



Orbit Ekam, Lower Rawdon Street



Orbit Urban Park, New Town



Orbit Sky Royale, Panditiya Road



Orbit Bella, Shakespeare Sarani



Orbit Lumiere, B. T. Road



Orbit Shubham, B. T. Road



Orbit Tarang, B. T. Road



Orbit Sky View, B. T. Road



Orbit North View, B. T. Road

THE HONOUR OF PRIDE & PRESTIGE

The accolades achieved by Orbit Group stand as a shining testament to unmatched excellence and unwavering dedication. We are deeply honoured to be recognised by esteemed organisations, whose discerning eyes have discovered our exceptional talent in crafting homes.



17th Realty+ Excellence Awards 2025, East
Ultra Luxury-Lifestyle Project of the Year
2025, Orbit Bella



17th Realty+ Excellence Awards 2025, East
Mid-Segment Project of the Year
2025, Orbit Tarang



17th Realty+ Excellence Awards 2025, East
Developer of the Year-Ultra Luxury
2025, Orbit Group



17th Realty+ Excellence Awards 2025, East
Luxury Project of the Year
2025, Orbit Urban Park



Economic Times Industry Leaders Award-East 2025
Luxury Developer of the Year
2025, Orbit Group



Economic Times Real Estate Awards 2025
Commercial Project-Mixed Use
2025, Orbit Urban Park



Economic Times Real Estate Awards 2025
Iconic Project-Commercial
2025, Orbit Urban Park



Credai Bengal Realty Awards
Completed Mid-Segment Project of the Year
2024, Orbit Lumiere



16th Realty+ Excellence Awards 2024, East
Design Project of the Year
2024, Orbit Urban Park



16th Realty+ Excellence Awards 2024, East
Mid-Segment Project of the Year
2024, Orbit Lumiere



Credai Bengal Realty Awards
Commercial Project
2023, Orbit Urban Park



15th Realty+ Excellence Awards 2023, East
Mixed-Use Project of the Year
2023, Orbit Urban Park



CREDAI Realty Awards
Mid-Segment Housing Project
2022, Orbit Lumiere



Realty+ Excellence Awards
Mid-Segment Project of the Year
2022, Orbit Lumiere



13th Annual Awards for Developers, Realtors & Architects-Estate Awards
Most Innovative Project of the Year
2021, Orbit Lumiere

WORDS OF GRATITUDE



DR. ABHISHEK BANNERJEE
Resident, Orbit Lumiere

The views from Orbit Lumiere are truly captivating. When facing the North-east, residents are treated to a magnificance of the Ganges, offering a unique perspective. And, the open terrace on the 12th floor provides a perfect setting for morning or evening strolls, amidst the scenic landscape.



DR. ABHIJIT RAY
Resident, Orbit Lumiere

Upon visiting and reviewing the official notices for Orbit Lumiere, the stated handover deadline was December 2024. However, when I completed my booking in 2023, I received assurance that our units would be handed over by December 2023, with the entire project slated for full completion by March 2024. Orbit Group impressively surpassed these expectations, delivering the entire development a remarkable 8 to 9 months ahead of schedule.



MRS. ANANYA & MR. SWASTIK CHATTERJEE
Resident, Orbit Lumiere

From our very first visit, we were impressed with its exceptional views. The thoughtful inclusion of a rooftop swimming pool also addresses privacy concerns. Its central location, a crucial factor for us, is perfectly suited for our aging parents. We couldn't be more pleased.



MR. ANKUSH PAUL
Future Resident. Orbit Tarang

After extensive research, we discovered Orbit Lumiere, only to learn it was entirely sold out ahead of time. This fortunate turn led us to Orbit Tarang. Upon visiting the site and viewing the model, we were instantly captivated. I was particularly impressed by the infinity pool with its terrace deck, along with the well-planned parking and the inviting balcony concept.



MRS. CHANDNI & MR. NEERAJ HINDOCHA
Future Resident. Orbit Tarang

Our extensive search led us to Orbit Tarang, a decision made after carefully evaluating numerous properties. What truly sets Tarang apart is its range of amenities, thoughtfully designed for all age groups. With a refreshing swimming pool, a dedicated fitness and yoga deck, an indoor gym, a spacious open terrace and excellent metro connectivity, every convenience is within reach. We've even recommended it to our friends.



MR. SUMIT SEKSARIA
Future Resident. Orbit Tarang

Orbit consistently delivers beautiful projects, a fact I first experienced when I chose Orbit Lumiere. As my family grew, my confidence in Orbit led me to book a second home, this time at Orbit Tarang. True to their word, Orbit delivers on its promises. We enjoy a life with no traffic concerns and an impressive array of amenities including a games room, swimming pool, and a vibrant club and community hall, significantly enhancing our lifestyle.

LANDOWNER



Site address: 7-1A, Vivekananda Road, Kolkata - 700 035
www.orbitgroup.net

WBRERA/P/NOR/2025/002994 • www.rera.wb.gov.in

Disclaimer - All dimensions mentioned in the drawings may vary due to construction contingencies, construction variances, site conditions and changes required by regulatory authorities. Specifications, amenities, information, images, visuals shown in this promotional document is/are indicative of the envisaged development and are subject to approvals. Images marked as Rendered Image or Artist's Impression are only indicative. The Developer reserves rights to make additions, deletions, alterations or amendments as and when it deems fit and proper. All intending Allottees are bound to inspect and appraise themselves of all plans and approvals and other relevant information prior to making any purchase decisions and nothing in this promotional document or other documents is intended to substitute the actual plans and approvals obtained from time to time. Brochure or Leaflet is a marketing tool and not a legal document.