

LOCATION MAP



rishita Manhattan

2,3 & 4 BHK APARTMENTS

MANHATTAN'S LIFESTYLE FOR YOU



www.up-rera.in | RERA Registration Number: UPRERAPRJ6682

Rishita Developers Private Limited
 Coronation Anand Tower, 1st Floor, 116-117,
 Vibhuti Khand, Gomti Nagar, Faizabad Road, Lucknow-226010
 Web: www.rishita.in





LIVE UPTO A LAVISH
Lifestyle

rishita
Manhattan
2,3 & 4 BHK APARTMENTS

The Inspiration Behind the Project

Rishita Developers are the brains behind Rishita Manhattan, which is all set to become the Landmark of Lucknow. Lucknow exudes graciously elegant charm, setting it apart from all other cities. Rishita distills this essence of Lucknow and crystallizes it in its projects of which Rishita Manhattan is slated to become the best ever in terms of luxurious style, elegance and modernity.

Rishita Developers has created a unique brand image in Lucknow as a construction company known for its excellence and passion for perfection with a 360 degree perspective and tops down, bottoms up approach. Excellence towers over our thought process, meticulous down to the minutest detail in everything we conceive.

It is there over and above the horizon when we execute a project using the finest materials, processes and methods with no compromises. It is a part of our dealing with people at any level. It is part of our life. Rishita Developers wanted to carve out a unique niche and create a signature brand. It has succeeded with a perfectionist attitude to breaking new frontiers in luxurious elegance.

Excellence has earned us trust and a name for reliability. We jealously guard these as priceless accolades and strive to do even better in each forthcoming project. Rishita Manhattan is one such flagship project of the company that will set new standards in lifestyles and become a landmark for all time.

Rishita Manhattan embodies inspirations from Manhattan's towering skyline for its architectural design and lifestyle. The towering skyline was conceived to be grounded solidly on lush green landscaped acreage with all amenities and facilities one can expect. With our reputation for perfection and inspired creativity, we plan to make this project our pride and your joy.

Disclaimer: An Artistic Image



FEATURES

- CLUBHOUSE
- RESTAURANT
- SWIMMING POOL
- FULLY-EQUIPPED GYMNASIUM
- AEROBIC & YOGA CENTRE
- KIDS' PLAY AREA | JOGGING TRACK
- INDOOR THEATRE | CENTRAL GREEN
- BARBEQUE AREA | BAMBOO GARDEN





Disclaimer: An Artistic Image

AMENITIES

Entrance

Double Height Entrance Lobby
(on Selected Tower Clusters)

Club Facilities

Restaurant, Well Equipped Gym,
Aerobic & Yoga Center,
Swimming Pool With Changing Room,
Multi-purpose Hall, Spa, Indoor Games

Entertainment

Indoor Theatre with Recliner Chairs

Security System

Gated Community, Access Control at Entrance
CCTV Surveillance

Fitness /Sports facilities

Jogging Track
Tennis Court,
Half Basket Ball Court



Disclaimer: An Artistic Image

AMENITIES

Landscape

Lush Green Central Open Space
with Fountains & Water Bodies

Power Back-up

100% Power Back-up for Common Areas

Ample Parking

Basement /Stilt / Open Car Parking

KEY FEATURES

Connectivity

Wi-Fi Enabled Campus

SPECIAL FEATURES

Site

a) Site Serviced by Road from 3 sides

b) Vastu Compliant Master Planning

Block & Units

a) Individual drop off zone for all blocks

b) Utility balcony with Kitchen

c) Balcony with all bedrooms in premium flats.



Rishita Manhattan Phase - I (RERA Registration Number: UPRERAPRJ6682)

"LIVE GREEN, LOVE GREEN, THINK GREEN"



Stay connected with basic house-hold amenities like Grocery Store, Salon, Bank, Community Centre, Medical Shop etc within a walking distance from the building entrance.



Use of drip irrigation & moisture sensor for efficient management of water for horticulture.



Generation of Hot water through Solar Water heaters.



Save water with rainwater harvesting system to capture rainwater.



Efficient waste management by organic waste treatment.



Disclaimer : An Artistic Image

Feel of nature every time with healthy green surroundings and open area.



Braille and audio assistance in the lifts for the visually impaired people.



Installation of low flow water fixtures thus to conserve water.

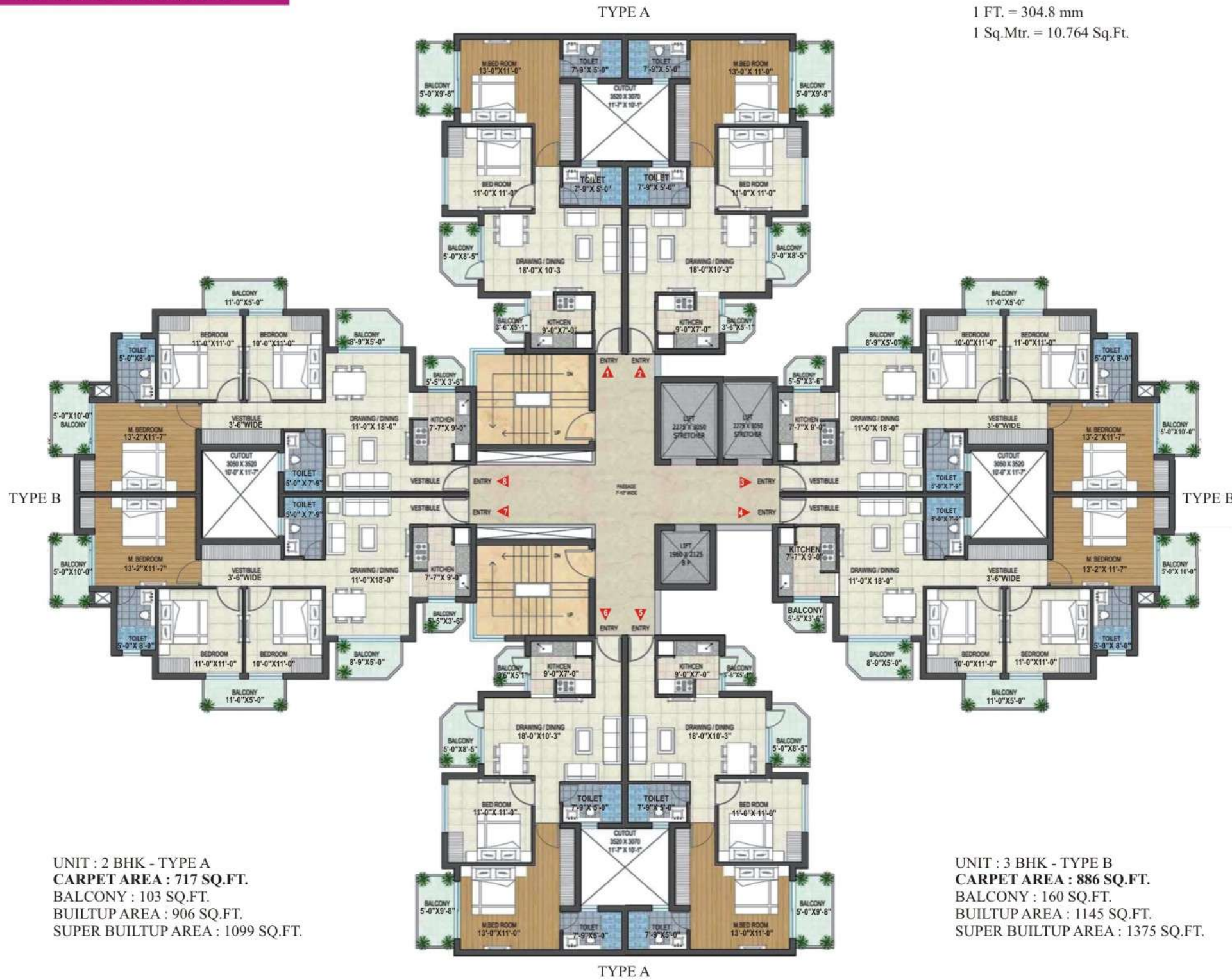


Sewage Treatment Plant to recycle the waste water and reuse it for landscaping and flushing purposes.



Parking areas equipped with charging facility for electrical vehicles.

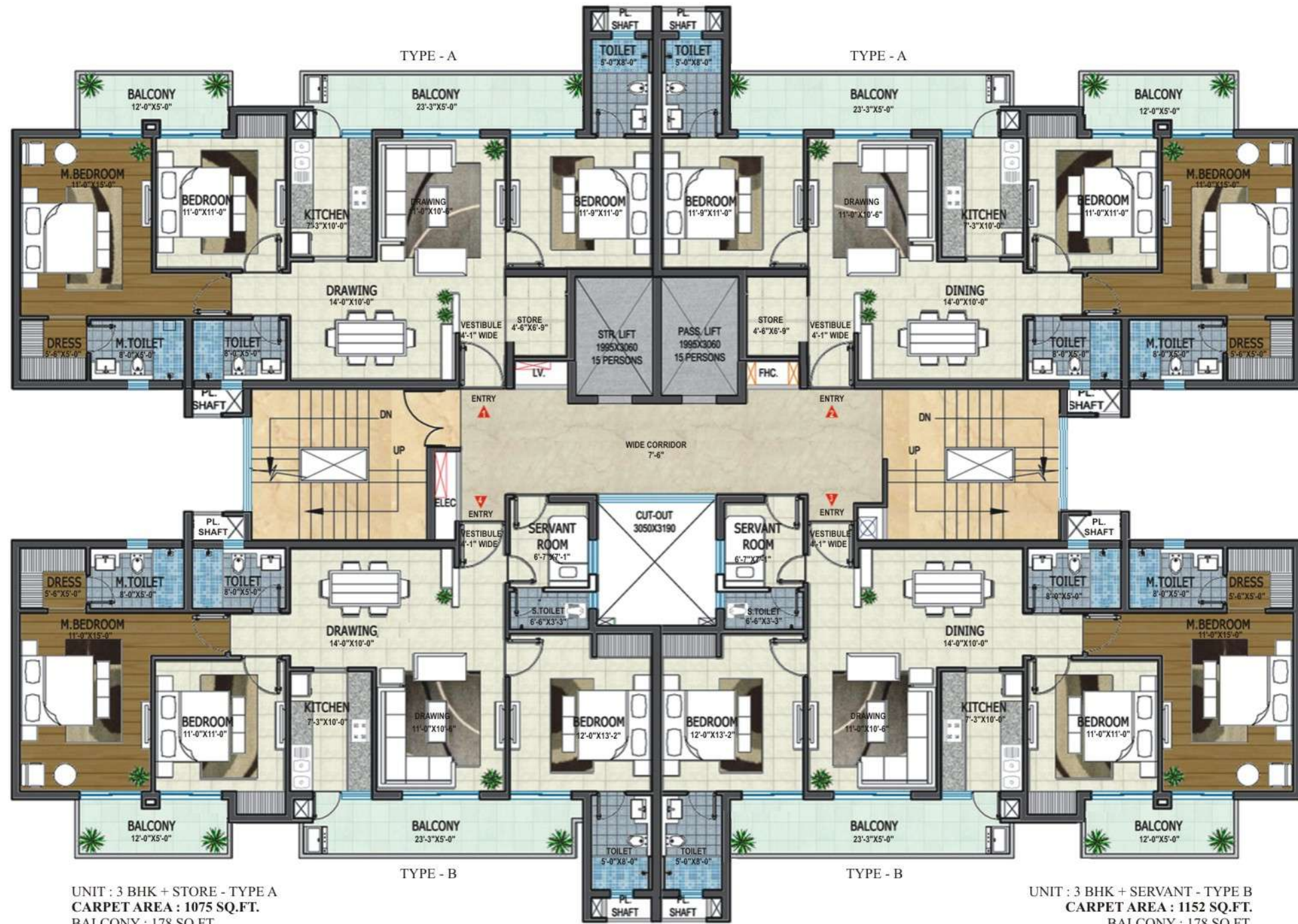
Cluster Plan : Tower A1, A2 & A3



Cluster Plan : A4



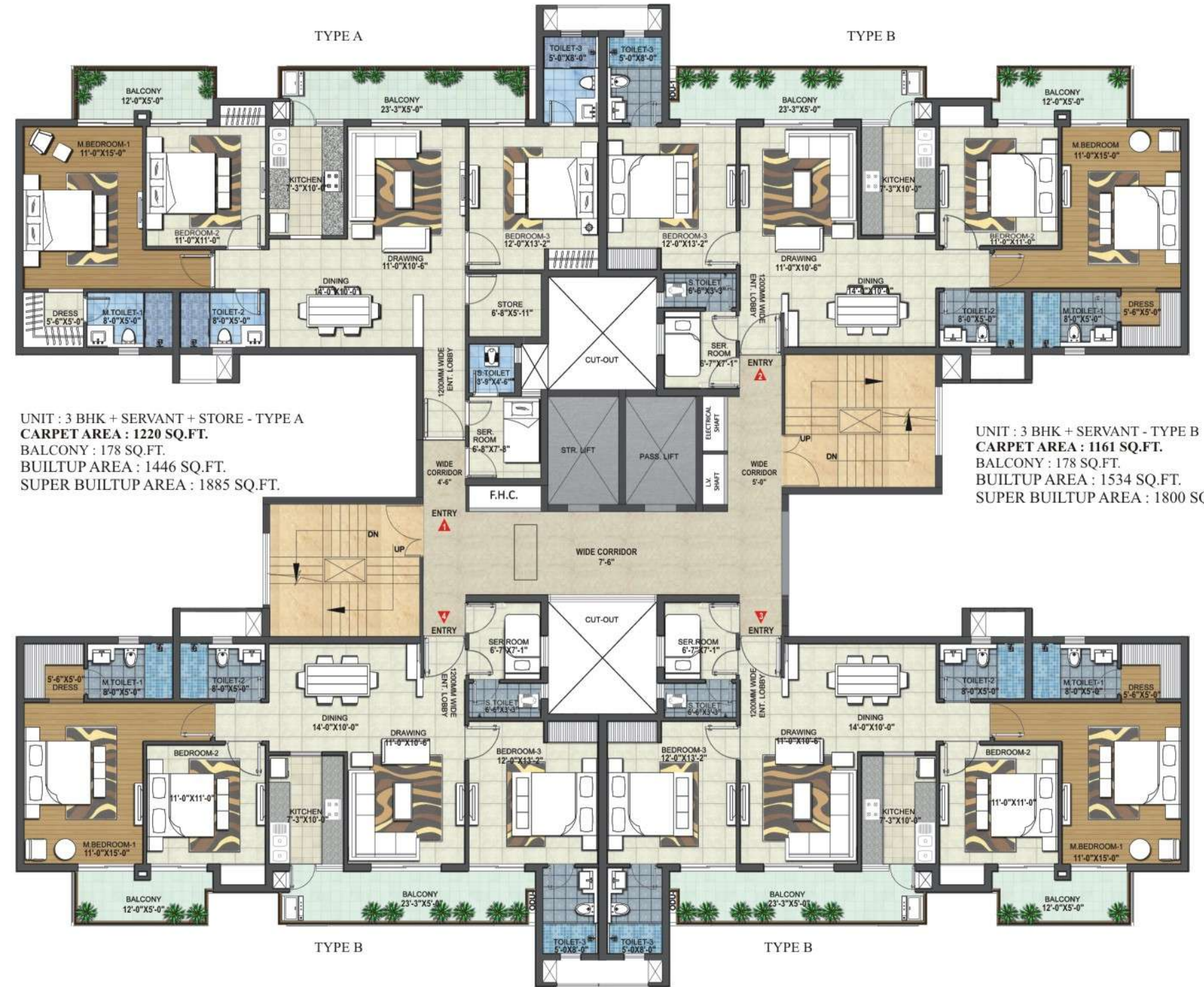
Cluster Plan : Tower B1 & B3



UNIT : 3 BHK + STORE - TYPE A
 CARPET AREA : 1075 SQ.FT.
 BALCONY : 178 SQ.FT.
 BUILTUP AREA : 1376 SQ.FT.
 SUPER BUILTUP AREA : 1680 SQ.FT.

UNIT : 3 BHK + SERVANT - TYPE B
 CARPET AREA : 1152 SQ.FT.
 BALCONY : 178 SQ.FT.
 BUILTUP AREA : 1446 SQ.FT.
 SUPER BUILTUP AREA : 1765 SQ.FT.

Cluster Plan : Tower B2 & B4



UNIT : 3 BHK + SERVANT - TYPE A
 CARPET AREA : 1220 SQ.FT.
 BALCONY : 178 SQ.FT.
 BUILTUP AREA : 1446 SQ.FT.
 SUPER BUILTUP AREA : 1885 SQ.FT.

UNIT : 3 BHK + SERVANT - TYPE B
 CARPET AREA : 1161 SQ.FT.
 BALCONY : 178 SQ.FT.
 BUILTUP AREA : 1534 SQ.FT.
 SUPER BUILTUP AREA : 1800 SQ.FT.

SPECIFICATIONS (2 & 3 BHK)

Apartment Specification	Material Description
Structure Design	Earthquake Resistant Framed Structure as stipulated by IS Code for Better safety.
Building Design	Based on Green Building Concept for better and healthy environment as per IGBC norms.
External Finish	Weather Proof Paint / Texture Paint
Living/Dinning Foyer	Flooring: Vitrified Tiles Walls: Oil Bound Distemper Ceiling: Oil Bound Distemper
Master Bed Room	Flooring: Laminated Wooden Flooring Walls: Oil Bound Distemper Ceiling: Oil Bound Distemper
Other Bed Rooms	Flooring: Vitrified Tiles Walls: Oil Bound Distemper Ceiling: Oil Bound Distemper
Kitchen	Flooring: Anti-Skid Ceramic Tiles Walls: Oil Bound Distemper / 2 feet high Ceramic Dedo above Counter Ceiling: Oil Bound Distemper Counter: Polished Granite Counter Top Fitting / Fixture: S.S. Sink, Hot & Cold Water Supply with Sink & Mirror
Toilets	Flooring: Anti - Skid Ceramic Tiles Walls: Combination of One or more Ceramic tiles up to door height / Oil Bound Distemper Ceiling: False Ceiling with High Quality Fibre Cement Board Fixtures/Accessories: Exhaust Fan, Towel Rail, Toilet holder, Coat Hook, Soap dish, Looking Mirror, etc. Sanitary / CP Fittings: Single Lever CP Fittings (For Hot & Cold Water Supply), Wash Basin, EWC., Health Faucet of Premium Brand
Balconies / Utility Area	Counter: Polished Granite Counter Top Flooring: Anti-Skid Ceramic Tiles Walls: Exterior Grade Paint Ceiling: Exterior Grade Paint
Doors	Railling: 1200mm High MS Railing with Synthetic Emulsion Paint Main Door: Teak Wood Finish Modular Door with Magic Eye Internal Doors: Modular Doors
Lift Lobby	External Door / Windows: UPVC with clear glass Lift: High Speed Elevator of Premium Brand Flooring: Granite/Marble Stone/Vitrified Tiles
Staircase	Walls: Oil Bound Distemper / Granite Wall Cladding Flooring: Marble Steps / Kota Stone Walls: Oil Bound Distemper Ceiling: Oil Bound Distemper
Electrical	Fixtures and Fittings: Modular Switches of Premium Brand
Plumbing & Sanitary System	CPVC & PVC Fittings for water supply (Hot & Cold)
Fire Fighting	Fire Sprinklers, Smoke detectors etc. as per NBC

Cluster Plan : Tower C4

UNIT : 4BHK + SERVANT -TYPE A
CARPET AREA : 1551 SQ.FT.
 BALCONY : 300 SQ.FT.
 BUILTUP AREA : 2008 SQ.FT.
 SUPER BUILTUP AREA : 2460 SQ.FT.



UNIT : 4BHK + SERVANT -TYPE B
CARPET AREA : 1636 SQ.FT.
 BALCONY : 402 SQ.FT.
 BUILTUP AREA : 2174 SQ.FT.
 SUPER BUILTUP AREA : 2650 SQ.FT.

SPECIFICATIONS (4 BHK)

AREA	LOCATION	MATERIAL DESCRIPTION
Structure design		Earthquake Resistant Framed Structure as stipulated by IS Code for Better safety.
Building Design		Based on Green Building Concept for better and healthy environment as per IGBC norms
External Finish		Weather Proof Paint/ Texture Paint
Living/Dinning/Foyer	Flooring	Italian Marble
	Walls	Plastic Emulsion Paint
	Ceiling	Plastic Emulsion Paint
Master Bed Room	Flooring	Laminated Wooden Flooring
	Walls	Plastic Emulsion Paint
	Ceiling	Plastic Emulsion Paint
Other Bed Rooms	Flooring	Vitrified Tiles
	Walls	Plastic Emulsion Paint
	Ceiling	Plastic Emulsion Paint
Kitchen	Flooring	Anti-Skid Ceramic Tiles
	Walls	Plastic Emulsion Paint/ 2 feet high Ceramic Dedo above Counter
	Ceiling	Plastic Emulsion Paint
	Counter	Modular Kitchen with Chimney & Hob
	Fittings /Fixtures	Stainless Steel Sink, Hot & Cold water supply with Sink Mixer, R.O., Geyser
Bath Room & W.Cs	Flooring	Anti-Skid Ceramic Tiles
	Walls	Combination of One or more Ceramic tiles up to door height /Plastic Emulsion Paint
	Ceiling	False Ceiling with High Quality Fibre Cement Board
	Fixtures/ Accessories	Exhaust Fan, Towel Rail, Toilet Paper holder, Coat Hook, Soap dish etc.
	Sanitary/ CP Fittings	Bath Tub (In Master Toilet) , Single Lever CP Fittings (Hot & Cold Water Supply) , Wash Basin, E.W.C. , Health Faucet of Premium Brand,Geyser, Looking Mirror
	Counter	Italian Marble Counter(In Master Toilet) , Polished Granite Counter Top (Other Toilets)
Balconies/Utility Area	Flooring	Anti-Skid Ceramic Tiles
	Walls	Exterior Grade Paint
	Ceiling	Exterior Grade Paint
	Railing	1200mm High MS Railing with Synthetic Enamel Paint
Doors	Main Door	Teak Wood finish Modular Door with Seasoned Hardwood Frame & Magic Eye
	Internal Doors	Modular Doors with Seasoned Hardwood Frames
	External Door/Windows	UPVC with clear glass
Balcony Door/Windows		UPVC Windows /Shutters with clear glass
Lift Lobby & Common Passage	Lift	High Speed Elevator of Premium Brand
	Flooring	Granite/Marble Stone/ Vitrified Tiles
Staircase	Walls	Plastic Emulsion Paint /Granite wall cladding
	Flooring	Marble Steps/Kota stone
	Walls	Plastic Emulsion Paint
	Ceiling	Plastic Emulsion Paint
	Railing	MS Railing with Synthetic Enamel Paint
Electrical	Fixtures and Fittings	Modular Switches of Premium brand
Plumbing & Sanitary System		CPVC & UPVC fittings for water supply (Hot & Cold)
Fire Fighting		Fire Sprinklers , Smoke detectors etc. as per NBC
Home Automation		Video Door Phone, Digital Security Lock on Main Door, Intercom, (Provision) Wirelessly Controlled Lights, A.C. (On/Off) & Fans (On/Off) through Mobile App.



Sample Flat Pictures



DISCLAIMER:
Please Note: These fixtures, fittings and furniture displayed in the present sample flat is only for decorative purpose and is not a part of standard unit offered by the company.