



Signature
IN BASHUNDHARA R/A



JCX Developments Ltd. (Bangladesh)

JCX Developments Ltd. started their operation with a view to emerge as a large scale reputed real estate developer in the real estate sector, and building large scale Residential, Commercial & Condominium projects in Bangladesh with Japanese partnership and experience.

We will thrive to provide detailed, elegant solutions of customers' needs and demands so that we can transform their dreams into reality. We will go that extra mile to put a smile on their faces and eventually becoming the symbol of Global standard in the market we operate in; this is the philosophy we believe



CREED Group (Japan)

Offering Japanese quality to emerging markets.

Creed group, established in 1996; is a real estate investment group with an abundant experience in the mature real estate market in Japan. Their portfolio ranges from real estate financing, property development, property management and asset management. Since 2012 Creed group is investing in the growing real estate market of Malaysia, Vietnam, Cambodia, Indonesia, Bangladesh, Philippines & Myanmar and till date their gross development value over USD 800 million. Creed group focusing their business on Southeast Asia with a strategy to partner with the Best in the local region and bring Japan quality and expertise.

**EMBRACE
AN ELEGANT HOME
IN BASHUNDHARA R/A.**



IN A FLASH

- 13.48 KATHA LAND
- SOUTH-WEST-NORTH FACING
- 3 SIDE OPEN PLOT
- FRONT ROAD 80 FEET & SIDE ROADS 25 FEET
- B+G+13 FLOOR LAYOUT
- 25 NOS APARTMENTS
- DOUBLE UNIT HOME
- 40 NOS PARKING







Designed By
Arc. Mohammad Foyez Ullah
VOLUMEZERO LTD.

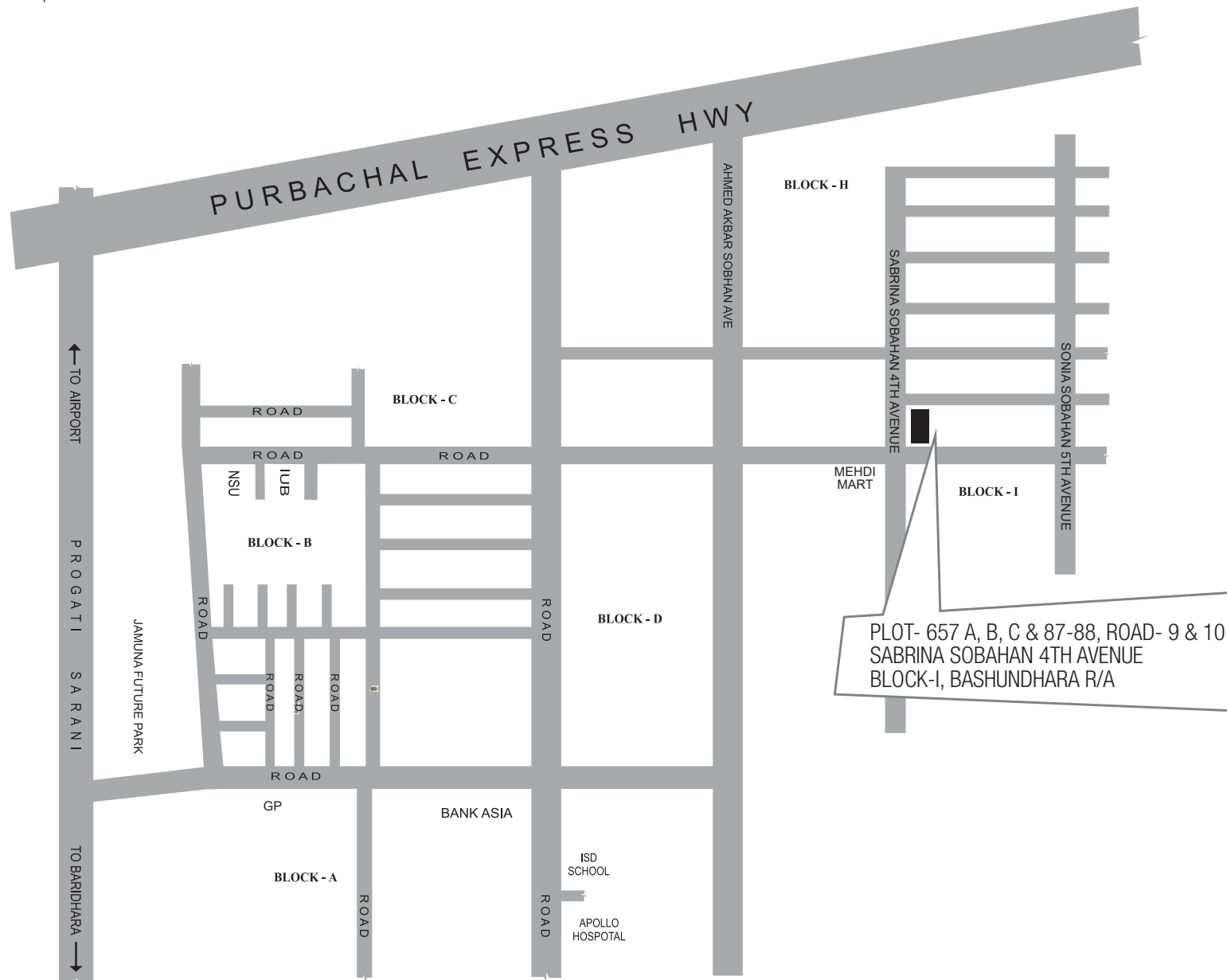


LIVE IN LUXURY

Your luxurious home at the Signature provides several lifestyle features to fill your days with recreation and relaxation.

- LANDSCAPED ROOFTOP
- GYM SPACE
- SWIMMING POOL
- BAR-B-Q SPACE
- COMMUNITY HALL
- GREENERY INSIDE APARTMENTS
- MODERN FIRE PROTECTION SYSTEM
- UNINTERRUPTED POWER SUPPLY
- CCTV MONITORING
- KIDS PLAY ZONE
- 2 LIFTS

LOCATION



Bashundhara Residential Area is a well neighbouring community to maintain a contemporary lifestyle. Here, you can get world-class amenities right at your doorstep with educational institutes like North South University and medical facilities at Apollo Hospitals. In addition, Jamuna Future Park is a great pull for the city residents which is just around the corner. There are lots of favourite spots among people who love the open outdoors, such as the 300 feet road. People can take a long drive as well as hang out with friends and family as per their desire.





BUILDING ENTRANCE

Spacious entrance and driveway with security provisions. Proper arrangement for control of incoming and outgoing persons, vehicles & goods etc. entrance & driveway will be pavement tiles. Gardening provision at side of building. Heavy secured gate as per Architectural design including decorative lamp post. Building name & Logos on polish tiles.



JCY
beyond bundles



BASEMENT FLOOR PLAN



40 PARKING SPACES IN TWO LEVELS

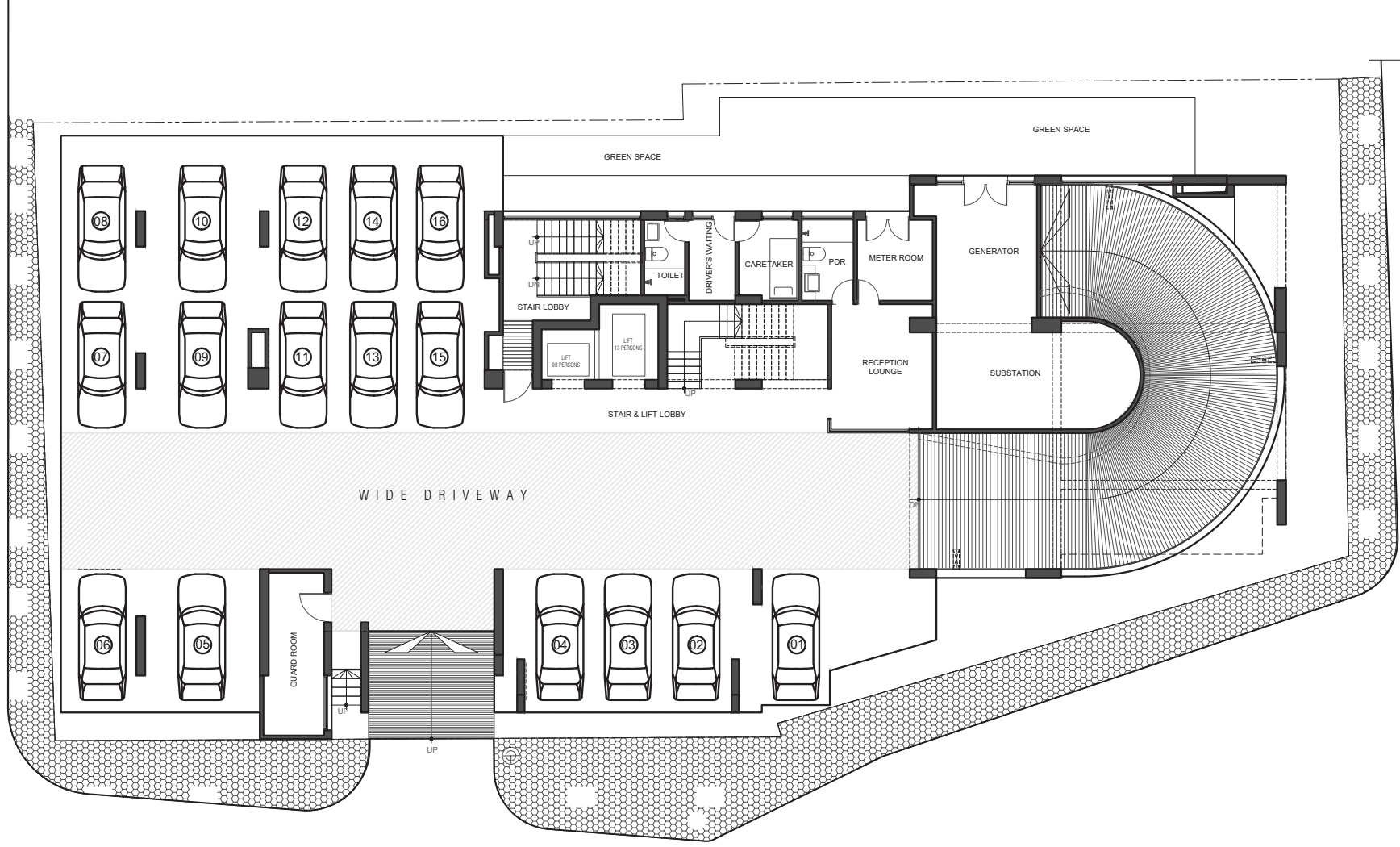
Elegant reception desk, guard room, drivers waiting room, highlight logo, generator room, wash room, name palate for parking place allocation & gardening provision etc.

 **GROUND FLOOR PLAN**

25 ' WIDE ROAD

25 ' WIDE ROAD

80 ' WIDE ROAD

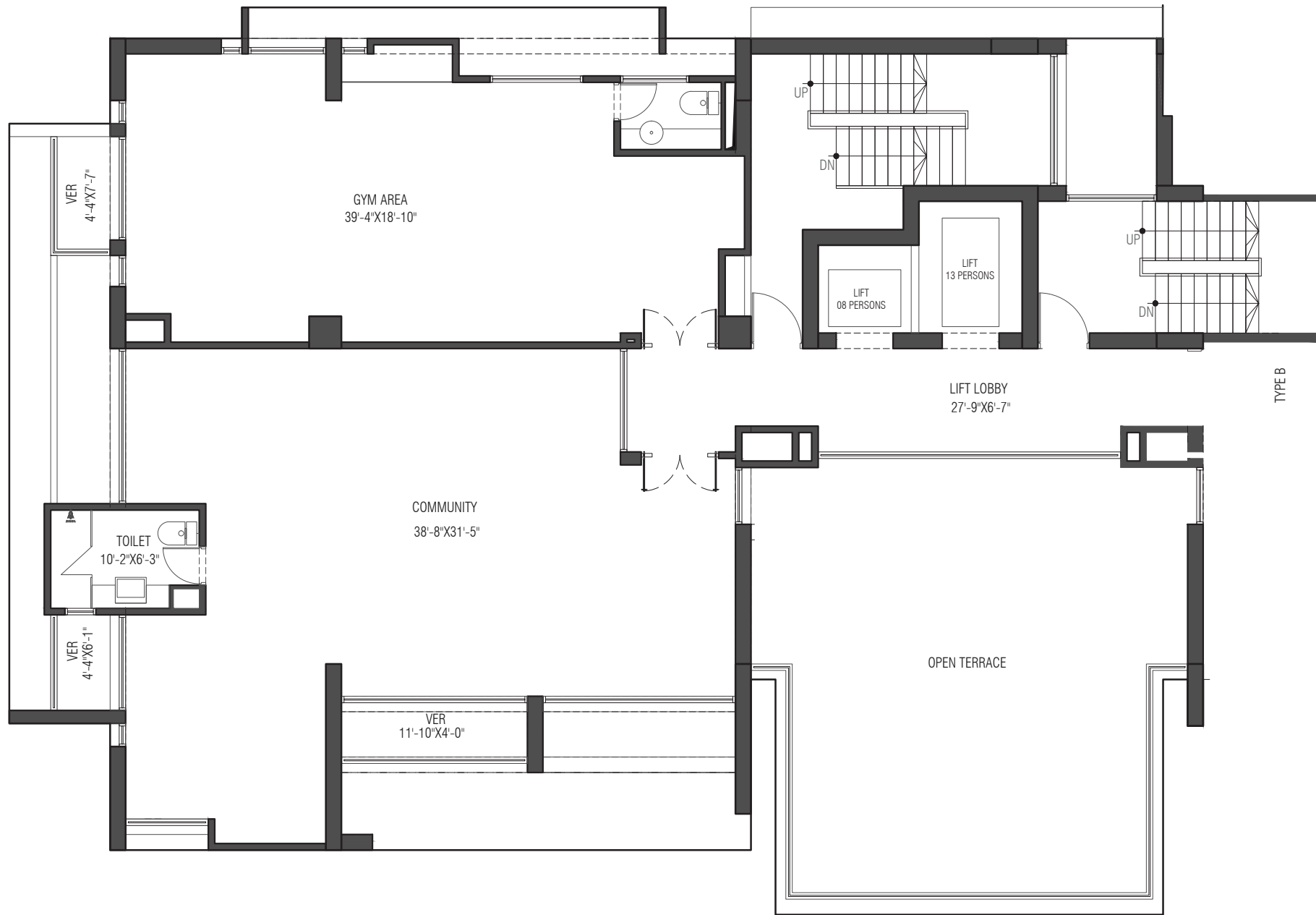




A GRAND
WELCOME

SIGNATURE; THE TRUE MEANING OF LUXURY RESIDENCE WITH THE BLEND OF GREEN ELEGANCE AND COMFORT LIVING, HERE LIVING IN GREEN IS THE ULTIMATE REALITY. OFFERING UNCOMPROMISING QUALITY STANDARDS, THE UNIQUE EXTERIOR WITH GREEN VIEWS AS FAR AS THE EYE CAN SEE.






COMMUNITY FLOOR PLAN
1ST FLOOR



COOLING YOURSELF DOWN THE CRYSTAL CLEAR SWIMMING POOL WOULD BE A GREAT EXPERIENCE. ULTIMATE POOLSIDE ENVIRONMENT WITH YOUR PRIVACY MEASURES ARE COMMITTED .IT OFFERS YOU TO FEEL LIGHTEST AND THE WIDE.



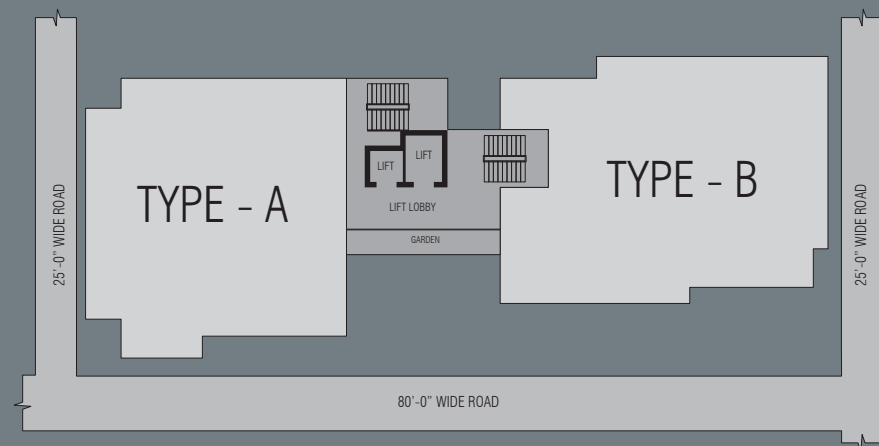




JGX
PROPERTY SOLUTIONS

JGX
Signature

FLOOR PLANS

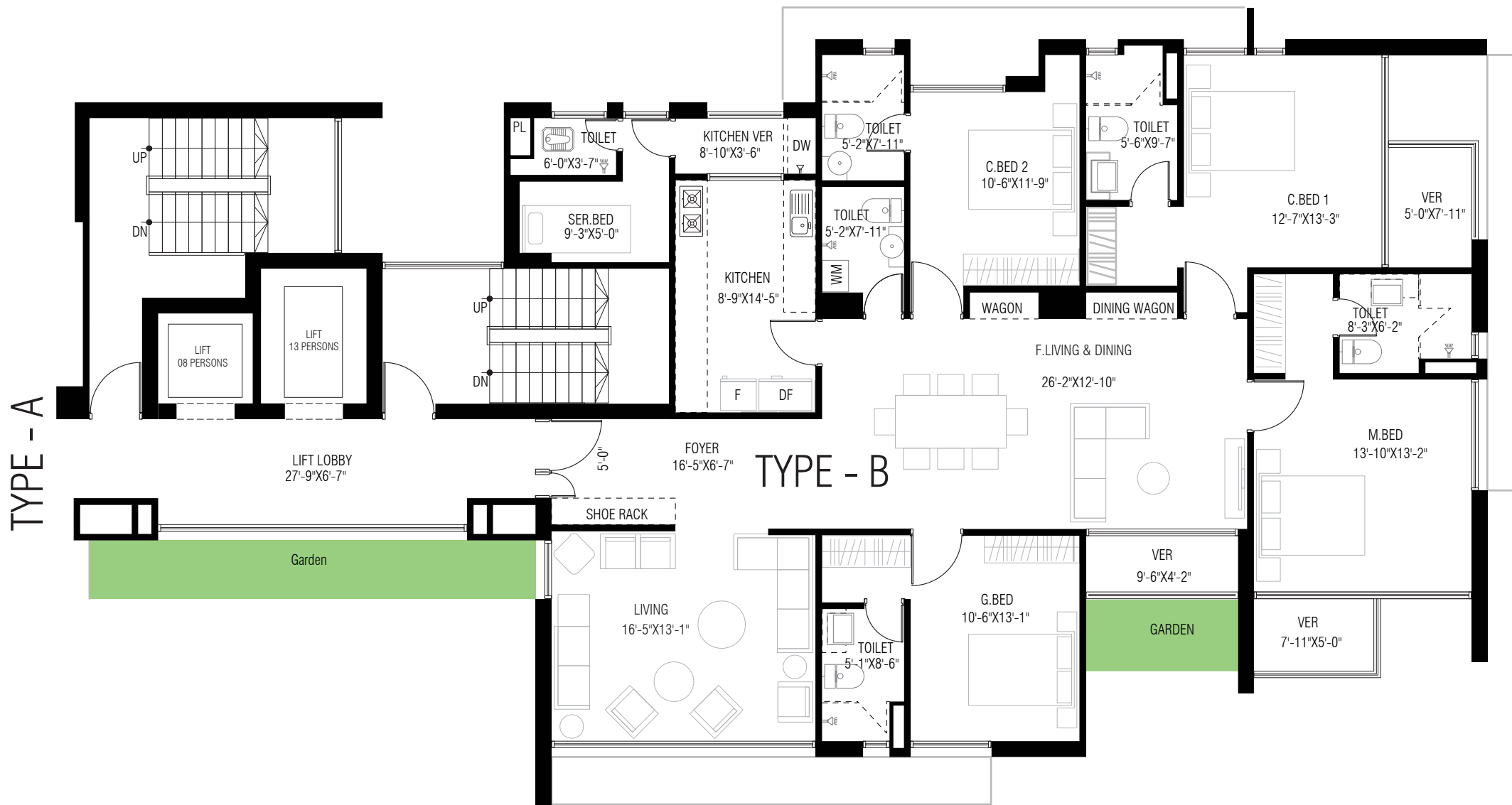


SIGNATURE OFFERS YOU
2 DIFFERENT FLOOR PLANS TO CHOOSE FROM - TYPE- A & B.
SELECT THE ONE THAT IS SUITABLE FOR YOU.

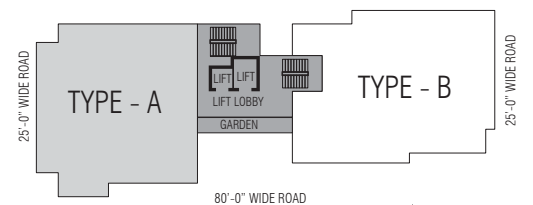


TYPE A 2900 SFT 2ND-13TH FLOOR





TYPE B 3080 SFT
1ST-13TH FLOOR



KEY PLAN

ROOFTOP



ROOFTOP FEATURES

- Protective 4' height 5" thick brick parapet wall.
- Lime concrete protected children's area, gardening provision.
- Sitting arrangement etc.



ROOFTOP SWIMMING POOL

Turn your rooftop in the most happening place by throwing a pool party and celebrate life or simply enjoy swimming without the hassle of venturing outside right in your home.

BATHROOM FEATURES

- Good quality COTTO / equivalent imported high commode for all bathrooms & basin, pan low-down for servant bathroom. Master bathroom & 1st child bathroom will be cabinet basin and another 2 bathroom will be pedestal basin.
- 12" x 20" R.A.K or equivalent glazed ceramic tiles up to 7 feet wall for all bathrooms.
- R.A.K. or equivalent matching floor tiles in all bathrooms.
- Hot & Cold water provision in master & child bathrooms.
- Standard size looking glass in all bathrooms.
- Best quality COTTO / SATTAR showerheads, towel rail, soap cases, tissue paper holder, glass self, stopcock, bib cock etc. will be provided in all bathrooms.
- Essentially correct uniform floor slope towards water outlet.





KITCHEN FEATURES

- Double burner gas point over impressively designed with granite top.
- One high polish stainless steel sink with sink mixer.
- 12" x 20" R.A.K or equivalent wall tiles up to 7' height with matching floor

FEATURES & AMENITIES

APARTMENT LAYOUT

- Total layout thoroughly arranged to maximize advantage, especially in relation to the daylight from all sides and cross ventilation throughout. Privacy has been emphasized by spreading the layout from end to end.
- All rooms can take advantage of both the winter sunlight and cool summer breeze.
- Each flat have 4 Bed rooms, Formal Living, Family Living, Kitchen, 4 Veranda, 4 Toilets and Servant Bed with toilet

BEDROOMS

- Each of the main bedrooms have attractive bathroom with 24" x 24" mirror polish china tiles or equivalent and aluminum white glass windows making every bedroom a place of comfort and relaxation.

FLOOR & WALL

- All floor, lobby and veranda will be 24" x 24" mirror polish china tiles.
- All internal and external walls will be 5" thick solid auto bricks.

DOOR & WINDOWS

- Solid Burma Teak wooden decorative main entrance door with brass plate apartment number chain, check viewer, safety lock, calling bell switch good quality will be provided.
- Internal shutter flash door with francs polished. All bathrooms door water proof laminated flash doors / Cosmic.
- All door frames will be solid harden wood (Sagun / Teak Chamble)
- All windows will be 4" high bottom KAI / BTA / Alco frame sliding shutter with 5mm white glass with rubber channel & mohair lining and MS / square bar grill (12mm x 12mm) with mosquito net provision.
- External windows to have rain water protective seal.

PAINT

- Plastic paint with Berger sealer putting on all internal wall, ceiling & external surface will be Burger weather coat.
- Enamel paint on all M/S grills.
- Frence polish on all door shutters.

LIFT & STAIR CASE

- 02 (two) superior with high speed Sigma-Otis / Hyundai / equivalent lift of reputed manufactures to be with capacity of 08 (eight) & 13 (thirteen) passengers of the following specification
- Stoppage: 14 (fourteen) stops, Entrance: Centre opening door, Drive system:
- AC-VVVF, Cabin: Modern hairline finishing.
- Best quality 12" x 12" RAK stair tiles & stair railing made by MS / SS pipe as per architect design. 24" x 24" RAK lobby tiles.

GENERAL AMENITIES

- Intercom connection with all flat to reception desk.
- Underground water reservoir with two unit Pedrollo/ GAZI / RFL / Sear water lifting pumps.
- One standby emergency Generator Ricardo/ Perkins/Cummins / equivalent for operating in case of power failure.
- Emergency power for lift, water pump, staircase lighting & 1kw in each apartments.
- Separate electric meter & gas connection for each apartments from single source.

ELECTRICAL

- Concealed electrical wiring with BRB / BBS / Partex cable wires & provision for AC connection in 04 nos only.
- Energy Pack (M.K type) / equivalent electrical switches, sockets and circuit breakers.
- Light shades will be provided by flat owners at their own cost.
- Provision for concealed TV & dish connection in master bedroom, child bedroom & living room.
- Internet connection provision in master & child bedroom & living room.
- Combined water meter & sewerage line in ground floor

MATERIALS USED

- Steel: 72/60 / 40 grade as per drawing with BSRM / KSRM / RSM / AKS steel.
- Cement: Lafarg / Holsim / Crown Cement / Bashundhara / equivalent.
- Aggregates: Stone chips for all pilling columns, grade beams, foundation, beams & auto bricks chips for floor slab.
- Bricks: First class bricks
- Sand: 2.5 FM coarse sand & 1.5 FM medium sand.

STRUCTURAL FEATURES

- Total foundation and superstructure is designed by a team of reputed & professional structural engineers.
- Structural design parameters are based on BNBC and American Concrete Institute (ACI) & American Society of Testing & Materials (ASTM) Code.
- Structural analysis for design carried out by the latest computer software.
- Sub-soil investigation and compositions are comprehensively analyzed by latest testing equipment and laboratory techniques.
- Protection from cyclone / winds up to 200 km/h. including earthquake factors (Richter scale 7.5)





Creed Group & JCX Partnership

A collaboration of Creed Group (Japan) and JCX Group (Bangladesh) bringing forward their best resources to realize an awe-inspiring commercial and residential product that will positively impact the neighborhood and the community at large.



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