



THE CITADEL  
BY AMALTAS



THE  
**lifestyle  
here is**  
SPECTACULAR

ON-SITE RETAIL SPACE

BANK ATM

SMART HOME FEATURES WITHIN YOUR FLAT

SMART SENSOR TO CONTROL LIGHTING OF  
COMMON AREAS

24 HOURS POWER BACK UP

HIGH-SPEED PREMIUM ELEVATORS

MODULAR KITCHEN (OPTIONAL)

THERE'S SOMETHING FOR EVERYONE





#### ON GROUND FLOOR

PLAY SCHOOL

INDOOR GAME ROOM

RUBBER ACUPRESSURE JOGGING TRACK

KIDS' PLAY AREA

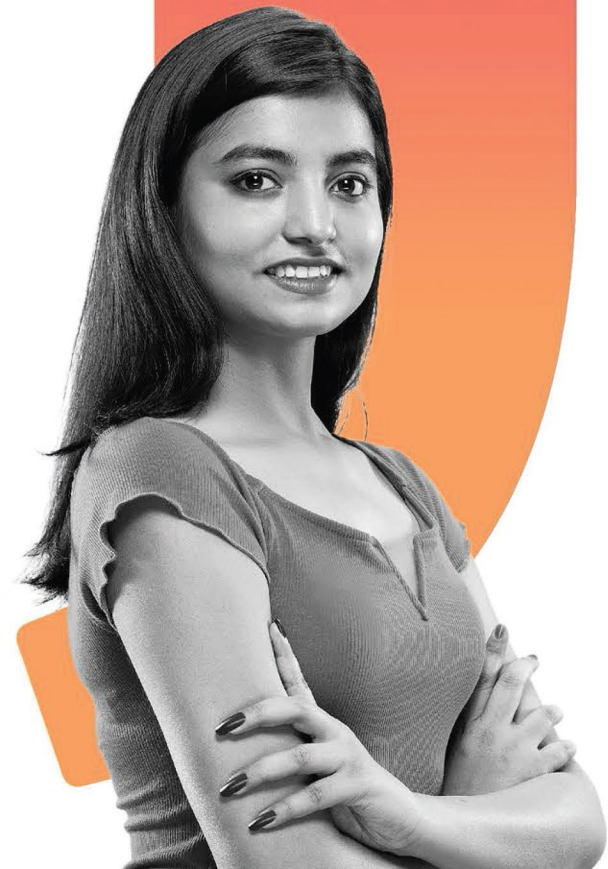
SAND PIT



# modern design

quality construction

Artistic impression



THE  
**landscape  
here is**  
SPECTACULAR

**ON ROOFTOP**

CLUBHOUSE

AIR CONDITIONED GYMNASIUM

POOL & LOUNGE

DECK

IN-CAMPUS MINI-MOVIE THEATRE

**THERE'S SOMETHING FOR EVERYONE**





Artistic impression

AMPHITHEATRE

CULTURAL CENTRE

SWIMMING POOL

LUSH GREEN ECO-FRIENDLY ZONE

BEAUTIFULLY FURNISHED AIR CONDITIONED LOBBY



Artistic impression

**lively  
spaces**

Landscape that charms everyone



Layout plan



- A-Block**  
 2 BHK (Premium)  
 Builtup - 740 Sqft.
- B-Block**  
 3 BHK (Premium)  
 Builtup - 1062 Sqft.
- C-Block**  
 3 BHK (Basic)  
 Builtup - 920 Sqft.
- D-Block**  
 4 BHK (Premium)  
 Builtup - 1333 Sqft.
- E-Block**  
 1 BHK (Studio Apt.)  
 Builtup - 450 Sqft.

Amaltas gets you these

## high-end and modern homes

The Citadel is a futuristic, automated project; one of it's kind in Bhopal. With monitored access to each apartment and video-door phone and twin bolt door lock, we have got your security concerns fully covered. The main door is laminated both sides in a wooden frame. Godrej or equivalent ISI standard door fixtures go for an elegant touch.

THERE'S SOMETHING FOR EVERYONE



Images are for representation purpose only

### E Block 1 BHK (Studio)

Carpet area 29.96 Sq.M/322 Sqft.  
Builtup area 41.89 Sq.M/450 Sqft.  
Super Builtup area 62.70 Sq.M/675 Sqft.



### A Block 2 BHK

Carpet area 56.73 Sq.M/605 Sq.ft.  
Builtup area 68.74 Sq.M/740 Sqft.  
Super Builtup area 103.12 Sq.M/1110 Sqft.



### B Block 3 BHK Regular

Carpet area 72.04 Sq. M/754 Sqft.  
Builtup area 85.55 Sq. M/920 Sqft.  
Super Builtup area 128.20 Sq.M/1380 Sqft.



### C Block 3 BHK PREMIUM

Carpet area 84.37 Sq. M/907 Sq.ft.  
Builtup area 98.74 Sq. M/1062 Sq.ft.  
Super Builtup 148.27 Sq.M/1596





Amaltas gets you these

# spectacular specifications

## UNIQUE KEY FEATURES

- Each cluster separated by a sky bridge for good cross-ventilation and ample natural light during daylight hours
- Elevated recreational areas and provision for covered parking below the podium
- Located in a fully developed project which is home to over 500 families in it's Phase-1
- Multi-layered security with 24x7 CCTV recording and electronic gates
- Earthquake resistant structural design by leading structural engineering firm in the country
- Anti-termite treatment in the foundation
- Recycled water for gardening and flushing

## D Block 4 BHK

Carpet area 108 Sq.M/1162 Sqft.  
Builtup area 124 Sq. M/1333 Sqft.  
Super Builtup area 185.80 Sq.M/2000 Sqft.



Amaltas gets you these

# spectacular specifications



## LOBBY

- Canopied entrance
- Air-conditioned furnished entrance lobby
- Monitored access to the apartments
- Dual access to entrance and parking
- Access to staircase, elevator and stretcher lift
- Designated waiting area for visitors
- Drinking water-cooler
- Letterbox for each apartment
- Automatic high speed elevators with stainless steel finish cars for each stretcher/service lift



## DRAWING AND DINING

- Grand hall
- Video-door phone and twin bolt door lock
- Elegant main door with both sides laminated and wooden door frame
- ISI standard door fixtures (Godrej or equivalent)
- Flooring of 2'x2' vitrified tiles with skirting
- Internal walls with smooth finish plaster and high quality paint
- Three track aluminium sliding windows with mosquito mesh
- Television and telephone points
- Branded modular electrical fitting
- Sufficient light points on the ceiling
- Internal wiring for inverter



## KITCHEN

- Modular kitchen (Optional)
- Meticulous, modern kitchen layouts for the best comfort
- Sufficient power points for appliances
- Ceramic tiles above counter
- Well-laid platform with granite top
- Stainless steel sink
- RO water purifier (Optional)
- Anodized aluminium sliding windows with mosquito mesh
- Flooring of 2'x2' vitrified tiles with skirting
- Utility space : 1. Ceramic tiles up to balcony height and antiskid ceramic tiles on the floor. 2. Provision for washing machine. 3. Granite cladding on balcony sill



## BEDROOM

- Grand bedroom door with both sides laminated and wooden door frame
- Stainless steel cylindrical locks
- ISI standard door fixtures (Godrej or equivalent)
- Internal walls with smooth finish and high quality paint
- Television and telephone points in the master bedroom
- Branded modular electrical fitting
- Sufficient light points on the ceiling in all bedrooms
- Aluminium sliding doors and windows with mosquito net
- Flooring of 2'x2' vitrified tiles with skirting



## BATHROOM

- Standing bathtub (Optional)
- Neat toilet designs for best space utilization
- Ceramic designer tiles in all bathrooms
- Counter-top basin and single lever fitting (Jaquar or equivalent)
- Wall-mounted WC with concealed cistern, dual flush plate and soft closing equivalent)
- A health facet and a quarter turn tap in all bathrooms (Jaquar or equivalent)
- Large mirror
- Anti-skid flooring tiles
- Aluminium awning windows with provision for exhaust
- Provision for space in ducts for AC compressor units



*The Roaring Elegance...!!*



**Mr. S. Sarwar Husain**  
FOUNDER & CHAIRMAN

We, at Amaltas India, are committed to provide 'luxurious housing with affordable pricing'. With a deep regard for your tastes and preferences, we are constantly pushing our mental envelope to come up with innovative ideas that enchant you. The team at Amaltas is an assemblage of experts in their respective domains with a knack of creating structures that epitomize comfort and convenience and picturesque plan layouts that redefine what a home stands for. Since 1995, we have come up with over 30 commercial and residential real-estate projects and are driven to contribute more to our clients and the society at large. Understanding your pulse stems from my multi-dimensional exposure to various aspects of running a business and catering to customers while working at an MNC in the Kingdom of Saudi Arabia and later at a PSU in India. Decades ago, on an official tour to Ahmedabad, while gazing at a multi-storey building from my hotel balcony I noticed flaws in its structure and simultaneously had a multitude of ideas flowing across my mind about what the construction should have ideally been like. A firm believer in the idea that one should always listen to one's instincts, I immediately decided to act upon mine and what the world today knows as Amaltas India is a sprout of my soul.

**Note from the Chairman**



**Mr. Abdullah Husain**  
DIRECTOR

Placed at the heart of India, we are striving to secure a place in your heart!

It has been an absolute pleasure to cater to your myriad needs with innovative projects in both commercial and residential domains. It is our perpetual endeavour to fulfil your aspirations and provide you a lavish lifestyle without burning a hole in your pocket. Our sustained success stems from your satisfaction and that is always going to be our priority.

As you keep your standards high, here's a promise that we shall keep working to meet them.

**From the Director's desk**

**Amaltas India - The success story**

Amaltas is a glorious star in the real-estate galaxy. It is the name that resonates with credibility, innovation and excellence. The man behind the towering realty giant is Mr. S. Sarwar Husain, a distinguished and revered figure by Amaltas' ever-growing clientele. Having the supreme privilege of being the great grandson of Late Mr. Tasadukh Husain, business acumen runs through his veins. His great grandfather owned a leading construction company in the regal times of Nawab Hamid Ullah Khan and was widely renowned for his sharp skills both as a businessman and as an innovator. The business broadened in scope and size under the strong leadership and foresightedness of Mr. S. Sarwar Husain and now is his progeny Mr. Abdullah Husain is evolving it further taking it to new heights. Precisely with this ideology and a knack of matching the pulse of their clients, this lineage has made a profound mark on the real-estate landscape of India.

The Chairman of Amaltas India, Mr. S. Sarwar Husain has carved a prestigious space for him and his group but like all exemplary success stories this one too had its curves and bends. Mr. Husain kept going stronger and sharper with each of those and left a remarkable trail with his works – both on ground and in the hearts of deeply satisfied customers. Born in a renowned family that has been working towards the development of the state since the era of the Nawab of Bhopal, further constructing textile mill, major railway routes etc in 1930s, Mr. S. Sarwar Husain carries the legacy of his family. He has proved himself to be a great entrepreneur and has established to high standards, overcoming the hardships of the life. Instead of indulging in the luxury, he chose to earn it. University of Bhopal is his alma mater where he pursued his Masters of Sciences (MSc) as well as a degree in law (LLB). Upon completion of his formal education, he worked in a Multi National Corporation in the Kingdom of Saudi Arabia that lent him global exposure. Post that he returned to India to work in a Public Sector Undertaking – The National Textile Corporation – as a vital part of the senior management for two decades.

**1990 is the year that marks Mr. S. Sarwar Husain's entry into the real-estate field and five years later, in 1995 he went on to establish his own realty group – Amaltas India – that is now an impeccable realty brand. Under his aegis, Amaltas has been unfurling its plumage and astounding one and all with structures and are splendid amalgamations of convenience and comfort. So far Amaltas has 28 state-of-the-art commercial and residential projects to its credit and its far-reaching repete is a reflection of its customers' smiling faces.**

**ON-GOING PROJECTS**



**PREVIOUS PROJECTS**

<b>Swarn Kunj Colony</b> Katara Hills	<b>Goden Crest Apartment</b> Katara Hills	<b>Amaltas Apartments</b> Amerganj Shahjanabad	<b>Silver Crest Apartment</b> Katara Hills	<b>Amaltas Golden Mile (Phase - I)</b> Fanda
<b>Amaltas City Campus</b> Shahjahnabad	<b>Amaltas Hill</b> Katara Hills	<b>Narmada Apartments</b> Katara Hills	<b>Mahboob Apartment</b> Retghat	<b>Amaltas Farms</b> Berwai (New Jail Road) Bypass Road
<b>Narmada Enclave</b> Baghmugaliya	<b>Manzar Apartments</b> Khanugaon VIP Road	<b>Kanak Puri Farms</b> Kurena, Narsingharh road	<b>Amaltas Hill View Apt.</b> Katara Hills	<b>Amaltas Regency</b> E-8, Gulmohar Colony



School : 2 mins. drive  
 Hospital : 4 mins. drive  
 Hobibganj : 5 kms.

 **The Citadel by Amaltas**  
 Salaiya E 8 Extension village misrod, Bhopal



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 FOR EVERYONE

AND IT'S SPECTACULAR

Architect

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 (Bhopal, Madhya Pradesh)

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