DIVISHA RESIDENCY

By Divisha Enterprises

LIMITLESS LUXURY



ELEGANT LIVING REDEFINED WITH STYLE, SERENITY, AND SOPHISTICATION.

From the dawn of civilization, humanity has been driven by an unquenchable thirst for more—more discovery, more experience, more meaning. We've scaled impossible heights, braved untamed wilderness, soared through the skies, and plunged into the deepest oceans. In this eternal pursuit, a deeper truth has emerged: we are, at heart, seekers—drawn to explore both the world around us and the spaces within. Even today, that spirit endures. Every person yearns for a place that reflects their journey—a personal haven where new stories begin. Our evolution from wandering tribes to refined dwellers has not been about arriving, but about evolving. It is this journey—from survival to significance, from movement to mindful living—that defines who we are.

Disclaimer: All above specifications are only indicative & subject to changes.



Where elegance meets effortless grandeur.

As we continue our journey of seeking the unfamiliar, there are rare moments when we discover a place that feels instinctively like home—comforting, expansive, and enduring. Much like the great whales gliding through vast oceans that embrace them completely, we too yearn for spaces that reflect our growth and aspirations.

The desire for larger, more liberating spaces is no longer a luxury, but a natural progression of our need for belonging. Divisha embodies this vision—a serene horizon where grandeur meets grounding, and the infinite becomes intimately yours. Welcome to a life of limitless luxury, crafted for those who are always reaching beyond.

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Homes may speak
to the heart...

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...but only a few
captivate the soul
with luxury.



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A UNIQUE FAÇADE THAT ELEVATES AESTHETICS WHILE PRESERVING THE QUIET COMFORT OF PERSONAL SPACE.

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ABOUT THE PROJECT



Privilege takes on a new meaning when access is limited to the exceptional. Divisha Residency isn't just a residence—it's a rare experience, reserved for those who value uniqueness and refined living. It represents a bold interpretation of luxury: state-of-the-art design, thoughtfully curated spaces, and a world that exists entirely on its own terms. While the evolution of real estate has largely followed the path of necessity and common aspiration, Divisha Residency moves beyond convention. It doesn't just respond to imagination—it anticipates it, crafting a space where residents are empowered to dream without limits and live with uncompromised grandeur.

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A home where luxury knows no bounds...



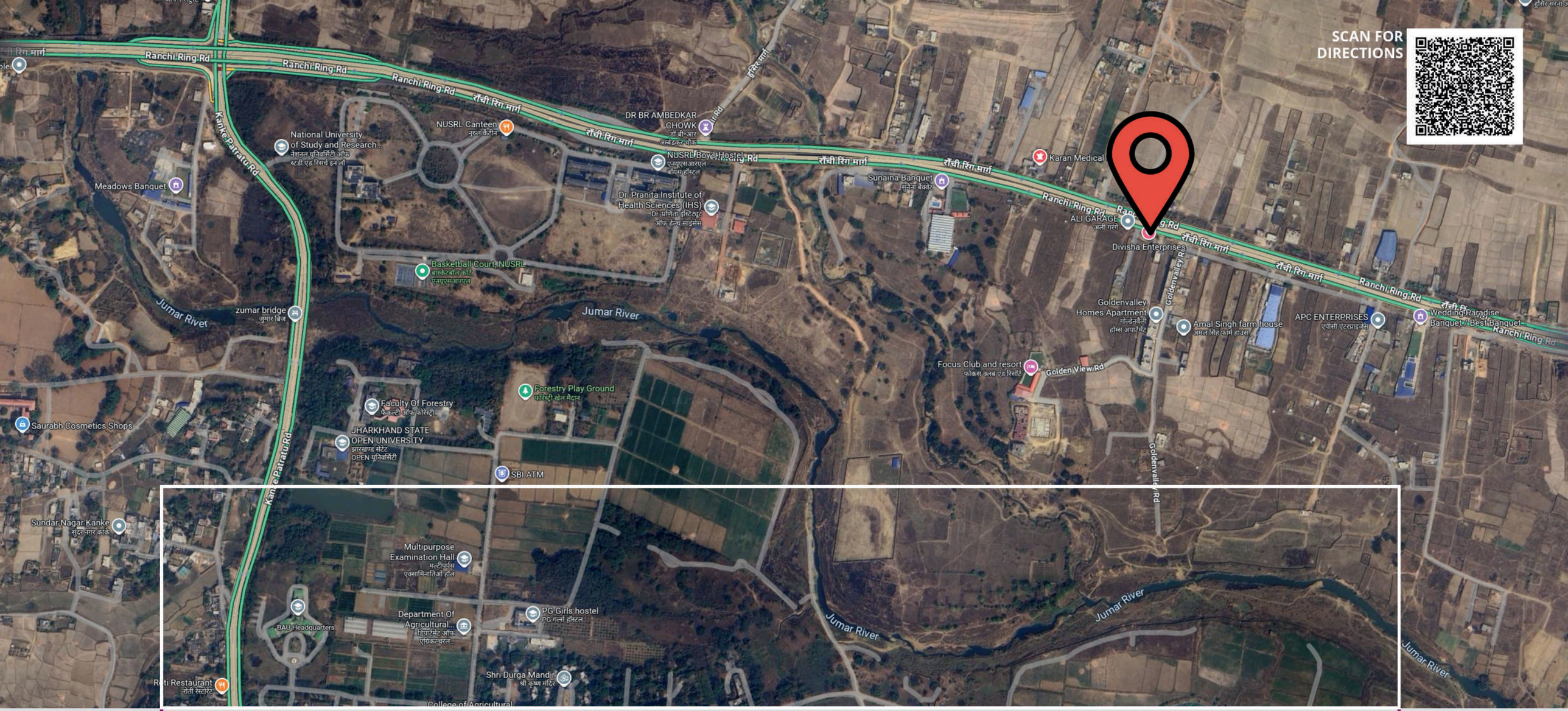
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...and possibility is endless.

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RANCHI'S EXCLUSIVE COMMUNITY WITH 2 RESIDENCIAL APARTMENT ON EVERY FLOOR.

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A destination where elegance meets distinction.

Since the coordinate lies within or adjacent to the Kanke block, it is likely very close or directly accessible via Kanke Road—potentially just a few hundred meters to a couple of kilometers away.

Facility / PointApproximate Distance & Notes

Birsa Munda Airport ~ 6–8 km west/southwest from the coordinate

Ranchi Junction Railway Station ~ 10 km (via city center roads)

Hospitals ~ 8–10 km

Schools (CMPDI, Harmu, Lalpur) Within ~5–10 km across eastern Ranchi

Kanke Road Likely within 1–3 km – depending on exact position

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An array of premium amenities curated across a multi-level clubhouse.

'Divisha offers thoughtfully personalized amenities across site, designed exclusively for its residents. The landscaped expanse is enriched with a range of lifestyle features—including a basketball court, dedicated jogging track, pet-friendly zones, serene sit-outs, open-air party spaces, tranquil water features, and lush green lawns —creating a harmonious blend of recreation, relaxation, and community living.

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Where nights embrace you in luxury and mornings awaken purpose.

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EXCLUSIVITY IN MOTION —2 HIGH-SPEED LIFTS SHARED ONLY BETWEEN TWO FLATS.

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PROJECT OVERVIEW

Transforming how the world experiences ultra-luxury living.

Kanke is a well-known residential and suburban area of Ranchi, featuring both civic infrastructure and green surroundings.

The edge of Kanke block, a semi-urban zone characterized by educational institutions, residential colonies, and scenic areas like the Kanke Reservoir and Rock Garden.

- 3 TOWER
- BASEMENT PARKING
- 2 UNITS ON EACH FLOOR

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When words fall short...

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...you know it's more than just a home.



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Master Plan



Legend

1. Campus Entrance
2. Campus Exit
3. Commercial Parking
4. Residencial Entrance
5. Residencial Exit
6. Security + Power + Temple
7. Kids Play
8. Basket Ball Court
9. Visitor's Parking
10. Football Turf
11. Amphitheater
12. Club House
13. Swimming Pool
14. Park
15. Jogging Track
16. Temple

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A rare address,
reserved for those
who truly belong.

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RANCHI'S ONLY RESIDENTIAL PROJECT WITH AMPLE OF AMINITIES FOR YOUR FUTURE.

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A destination where elegance meets distinction.

As we continue our journey of seeking the unfamiliar, there are rare moments when we discover a place that feels instinctively like home —comforting, expansive, and enduring. Much like the great whales gliding through vast oceans that embrace them completely, we too yearn for spaces that reflect our growth and aspirations. In a world that constantly evolves, our idea of living is shifting—from confined comfort to boundless freedom.

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Luxurious Amenities

CRAFTED FOR COMFORT, DESIGNED FOR DELIGHT, BUILT FOR EASE.

- Lobby area and lounge.
- Library & Reading Lounge
- Outdoor Seating
- Swimming Pool
- Kids Pool
- Changing Rooms (Separate for Men & Women)
- 24x7 Security
- Billiards
- Clubhouse
- 24x7 Surveillance/ My Gate
- Grocery/Home Essentials Mart
- Outdoor Amphitheater
- Table Tennis
- Basement Washing Area
- Rooftop Yoga & Aerobics
- Gym
- Kids Play Area
- Restaurant
- Soccer/Cricket Turf Court
- Badminton / Basketball Court
- Jogging Track
- Outdoor Party Area
- Multipurpose Hall
- 24x7 Power/Water Supply

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Typical floor plan for 4BHK & 3BHK



4BHK - SALEABLE AREA - 2452.00 sq.ft & 2214.00sq.ft

3BHK - SALEABLE AREA - 2041.00 SQ.FT

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Typical floor plan for 4BHK & 3BHK



4 BHK

3BHK

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Typical floor plan for 4BHK & 3BHK



4BHK - SALEABLE AREA - 2452.00 SQ.FT & 2214.00sq.ft

3BHK - SALEABLE AREA - 2041.00 SQ.FT

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An elevated living experience for...

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... those who value design with purpose.



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Nature and Society
Together.

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Step into a life few can imagine, even fewer can attain.



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Step into a life few can imagine, even fewer can attain.



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Typical floor plan for 2BHK & 1 BHK

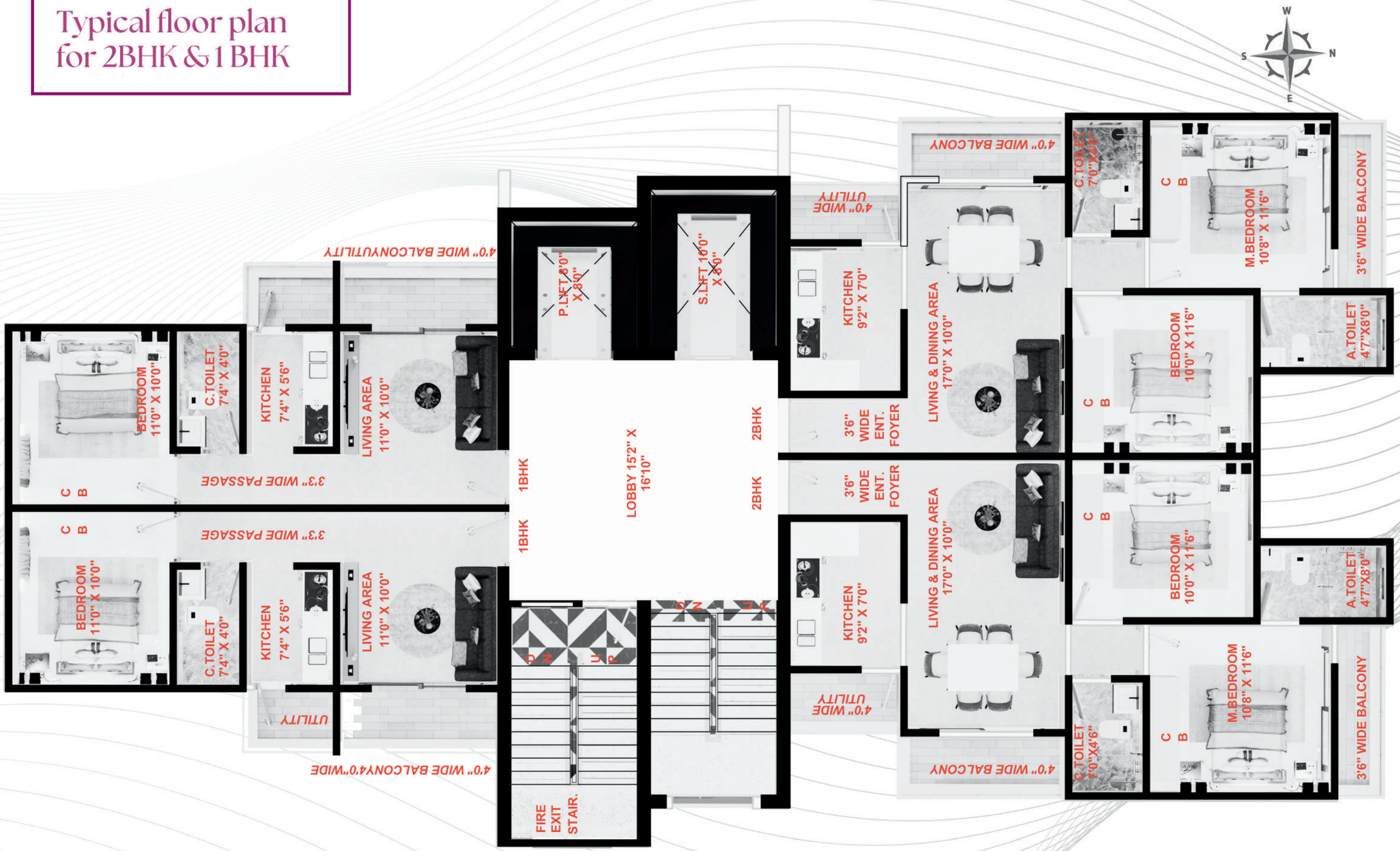


1 BHK - SALABLE AREA - 598.00 SQ.FT

2 BHK - SALEABLE AREA - 1022.00 SQ.FT

Disclaimer: All above specifications are only indicative & subject to changes.

Typical floor plan for 2BHK & 1 BHK



1 BHK - SALEABLE AREA - 598.00 SQ.FT

2 BHK - SALEABLE AREA - 1022.00 SQ.FT

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PROVIDING YOU WITH ALL THE AMENITIES THAT A FAMILY NEEDS.

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Project Specifications

STRUCTURE
- Earthquake resistant RCC framed structure.
- Steel: Jindal Panther / SAIL / Tata Steel / Electrosteel or equivalent.

WALL
- Block masonry finished with cement plaster.
- Internal and external walls as per structural design.
- Cement: UltraTech Cement / Ambuja Cements / ACC Limited / Konark / Birla Gold Cement / Lafarge India / Dalmia Cement / Jindal Panther Cement or equivalent.

WALL FINISH
- Internal: POP/Putty finish with primer coat.
- External: Wall putty/Texture finish with weather coat paint.
- White Cement: JK White Cement / Birla White
- Paint: Asian Paints / Berger Paints

WINDOW
- Grill with 3-track sliding UPVC/Aluminium windows.
- Two glazed panels + mosquito mesh track provision.
- Composite Marble/Granite window sill.

MAIN DOOR
- 32mm flush door finished with Sunmica/Laminate on both sides.
- Wooden make: Century Plyboards (India) Ltd. / Greenply Industries Ltd. or equivalent.

INTERNAL DOORS
- 25mm flush doors finished with Sunmica/Laminate on both sides.

TOILET
- Anti-skid floor tiles.
- Dado tiles up to ceiling height.
- Hot &cold water line provision.
- CP fittings & sanitary ware: Hindware / Cera Sanitaryware / Duravit or equivalent.

KITCHEN
- Anti-skid floor tiles.
- Granite kitchen platform.
- ISI marked stainless steel sink.
- 1.5'x1' vitrified tiles (or larger) up to 2' height above counter.

FLOORING
- Living/Dining/Master Bedroom/Other Bedrooms:
- Vitrified tiles of Orient Bell / Nitco Limited / Somany Ceramics / Kajaria Ceramics or equivalent.

PARKING & UTILITIES
- Industrial coated parking area.
- Car washing facility in basement.
- Deep tube well to overhead tank with electric pump connection.
- 24/7 Power Backup for common areas & residential units.

BALCONY
- 1'x1' vitrified/ceramic floor tiles.
- Designer railing with brick & glass combination.
- UPVC/Aluminum sliding door attached with drawing room.

ELECTRICALS
- TV points in Living area & Master Bedroom.
- Modular switches.
- A.C. point in Living & Master Bedroom.
- Internet cable provision in each flat.
- Copper wiring: Polycab / CONA / Anchor Electricals / Havells / Larsen & Toubro or equivalent in concealed conduits.

FIRE SAFETY
- As per Fire Authority norms and compliance.

STAIRCASE & ELEVATOR
- Lobby, tread, riser & skirting in Granite.
- Stainless steel railing.
- Passenger & Service lifts (reputed make) with CCTV in lobby.

SAFETY & SECURITY
- 24/7 security with CCTV surveillance.
- Access control at main gate.
- Security guard at each Lobby.
- All common areas under CCTV monitoring.

AMENITIES & FACILITIES IN THE PROJECT
- Grand Entrance Gate with internal concrete roads.
- Car Parking.
- Gym.
- Outdoor Swimming Pool.
- Separate changing rooms (Men & Women).
- Multi-storey Club House.
- Outdoor Amphitheatre.
- Indoor Games Area.
- Badminton / Basketball Court.
- Jogging Track.
- 24/7 Power & Water Supply.
- Visitor Management System.
- Solar lighting in landscaped areas.
- Rain Water Harvesting.
- Common washroom.
- Drivers' toilet facility.

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ABOUT DIVISHA RESIDENCY

Vision.
Resilience.
Legacy.
Integrity.

At Divisha, our foundation is built not just on concrete and steel, but on trust, transparency, and an unwavering commitment to our clients. Every project we undertake is a reflection of our core belief —that a home is more than a structure; it's a personal milestone. From concept to completion, we ensure each detail is thoughtfully crafted to meet the unique needs and aspirations of those who choose to build their future with us. Backed by innovation, quality, and timely delivery, we go beyond constructing spaces—we build lasting relationships grounded in integrity and care.

PROJECT BY

DIVISHA ENTERPRISES PVT.LTD

BUILDERS AND DEVLOPERS

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Disclaimer

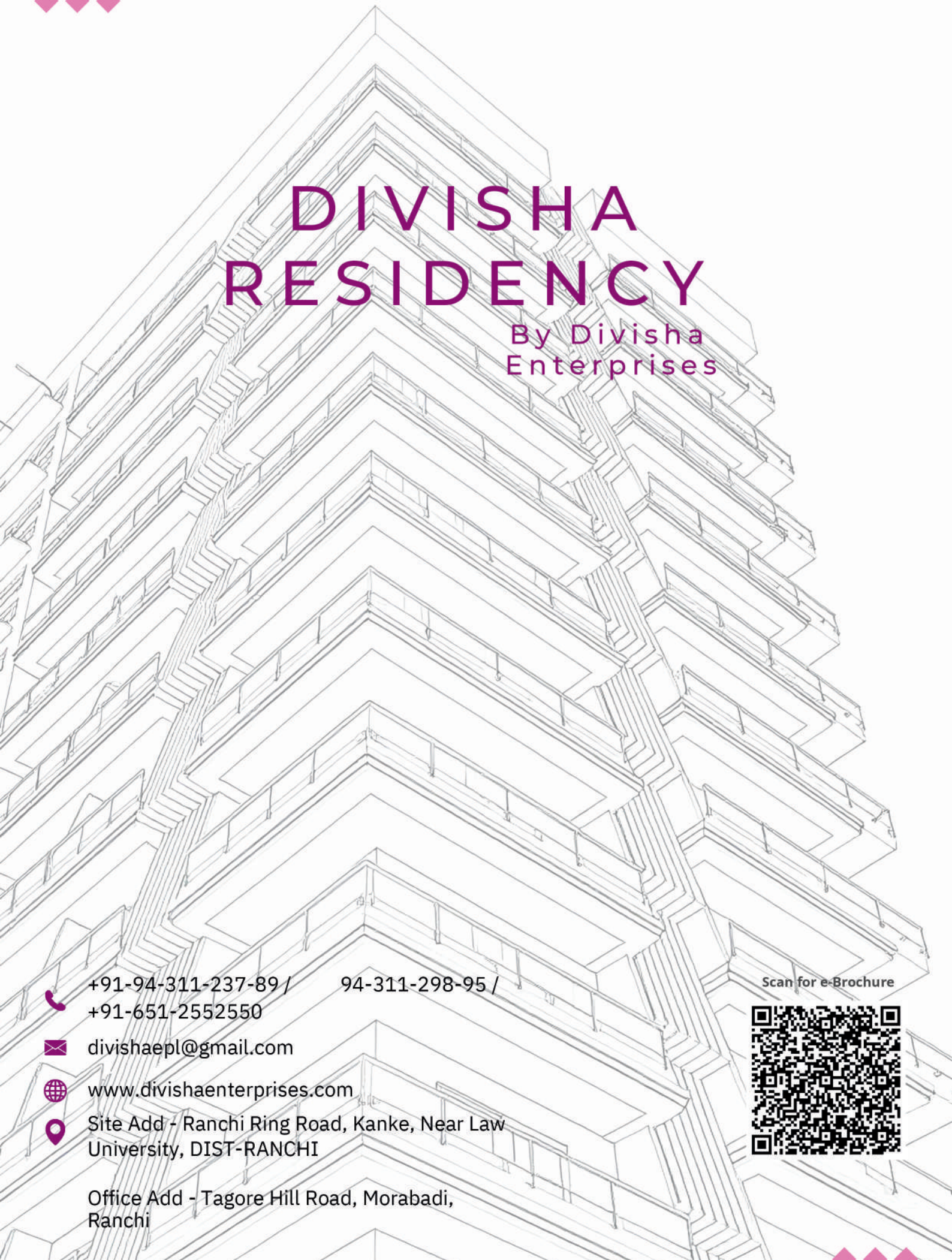
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Scan for e-Brochure

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By Divisha Enterprises



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Office Add - Tagore Hill Road, Morabadi, Ranchi

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