

রাওদাতুর রহমান





Welcome to UCC Real Estate Ltd., where each project is a testament to precision engineering, strategic planning, and uncompromising quality. At UCC, we take this responsibility with ensuring that every structure we deliver stands as a benchmark for safety, sustainability and structural integrity.

Our project delivery model is built on globally recognized engineering standards, advanced construction methodologies and stringent quality control protocols. We integrate cutting-edge technologies such as BIM (Building Information Modelling), Automated project tracking systems and sustainable material to ensure each development is optimized for performance, durability and long-term value.

We work collaboratively with architects, engineers, planners, contractors and regulatory bodies to maintain transparent workflows, on-time delivery and cost efficiency. Whether it's a high-rise residential building, a commercial complex, or a mixed-use urban enclave, our approach remains rooted in technical excellence and professional discipline.

Thank you for visiting UCC Real Estate Ltd. I encourage you to explore our ongoing and completed projects and see how we are shaping the future of construction in Bangladesh through innovation, accountability and engineering mastery.



At a Glance



Plot-025, Road-503, Sector-06
Jolshiri Abashon, Dhaka



Single unit apartments



Built over 05 katha



2850± sft Apartments



4-Bedroom Apartments



Number of Floors G+M+8
Parking Nos 08



Cantonment Board Approved



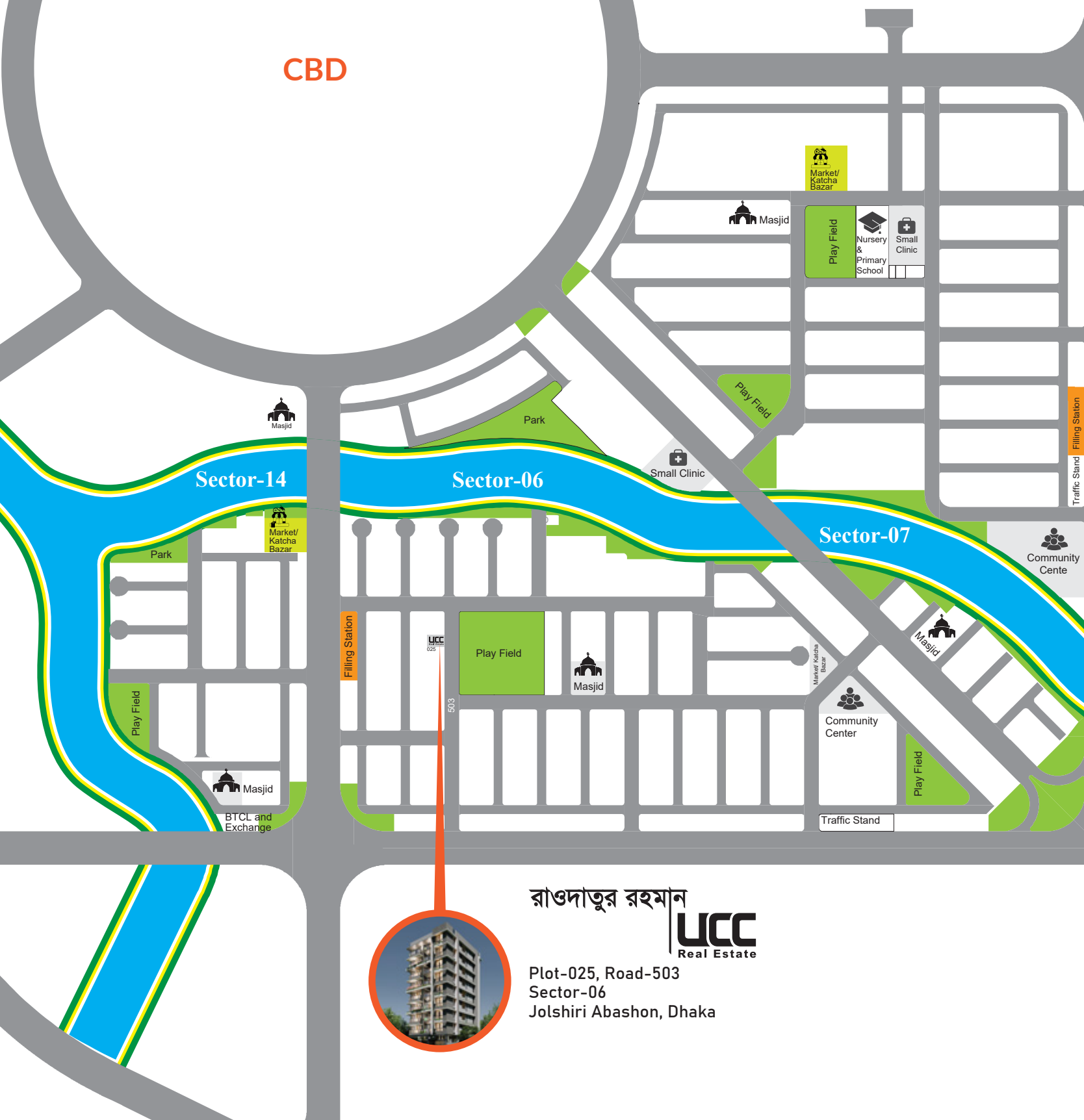
ISO 45001:2018 14001:2015 9001:2015



Member REHAB

LOCATION MAP

CBD



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UCC
Real Estate

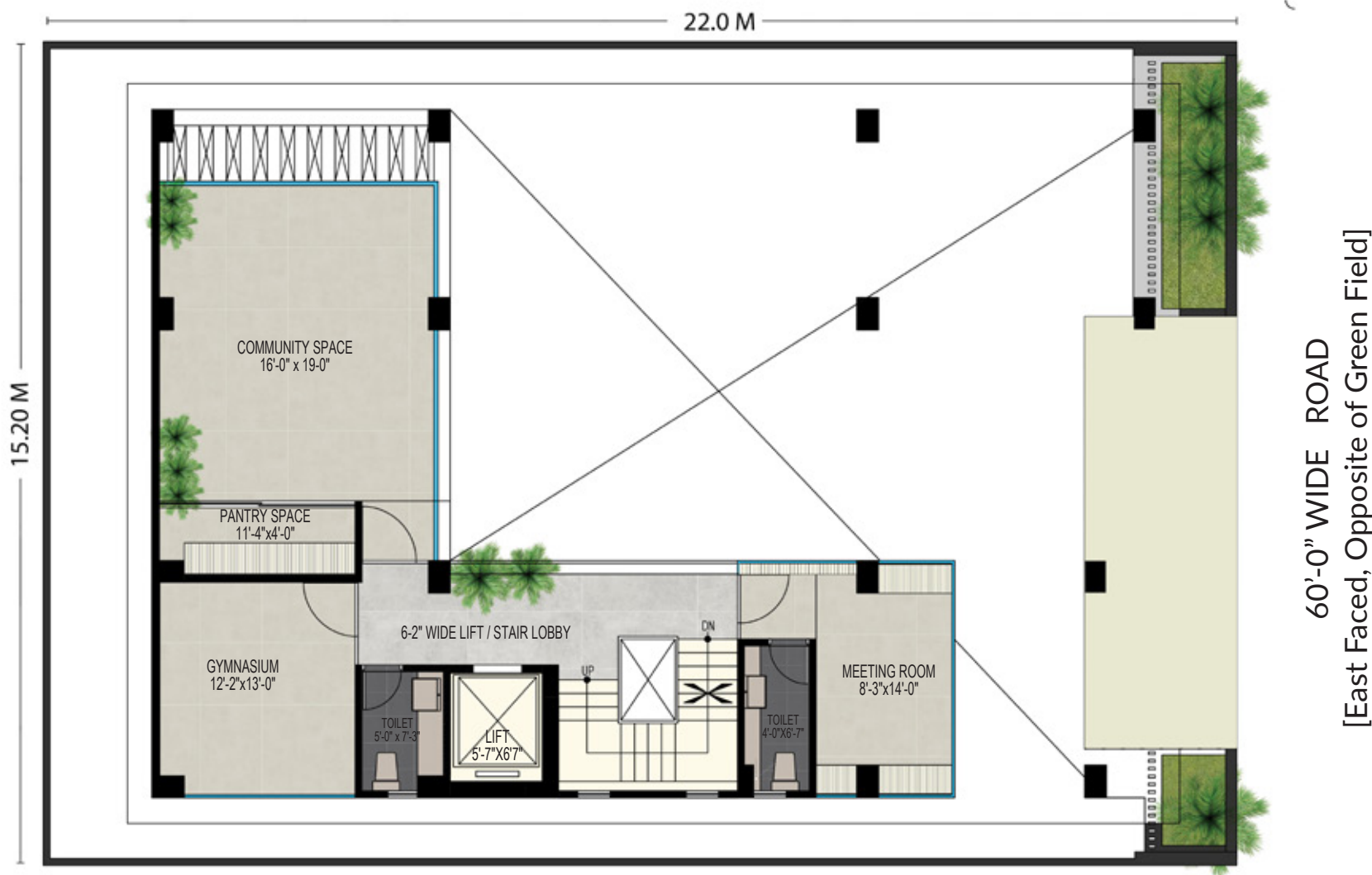
Plot-025, Road-503
Sector-06
Jolshiri Abashon, Dhaka

GROUND FLOOR PLAN





MEZZANINE FLOOR PLAN

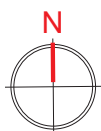




1ST FLOOR PLAN



60'-0" WIDE ROAD
[East Faced, Opposite of Green Field]

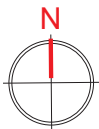




3RD, 5TH & 7TH FLOOR PLAN

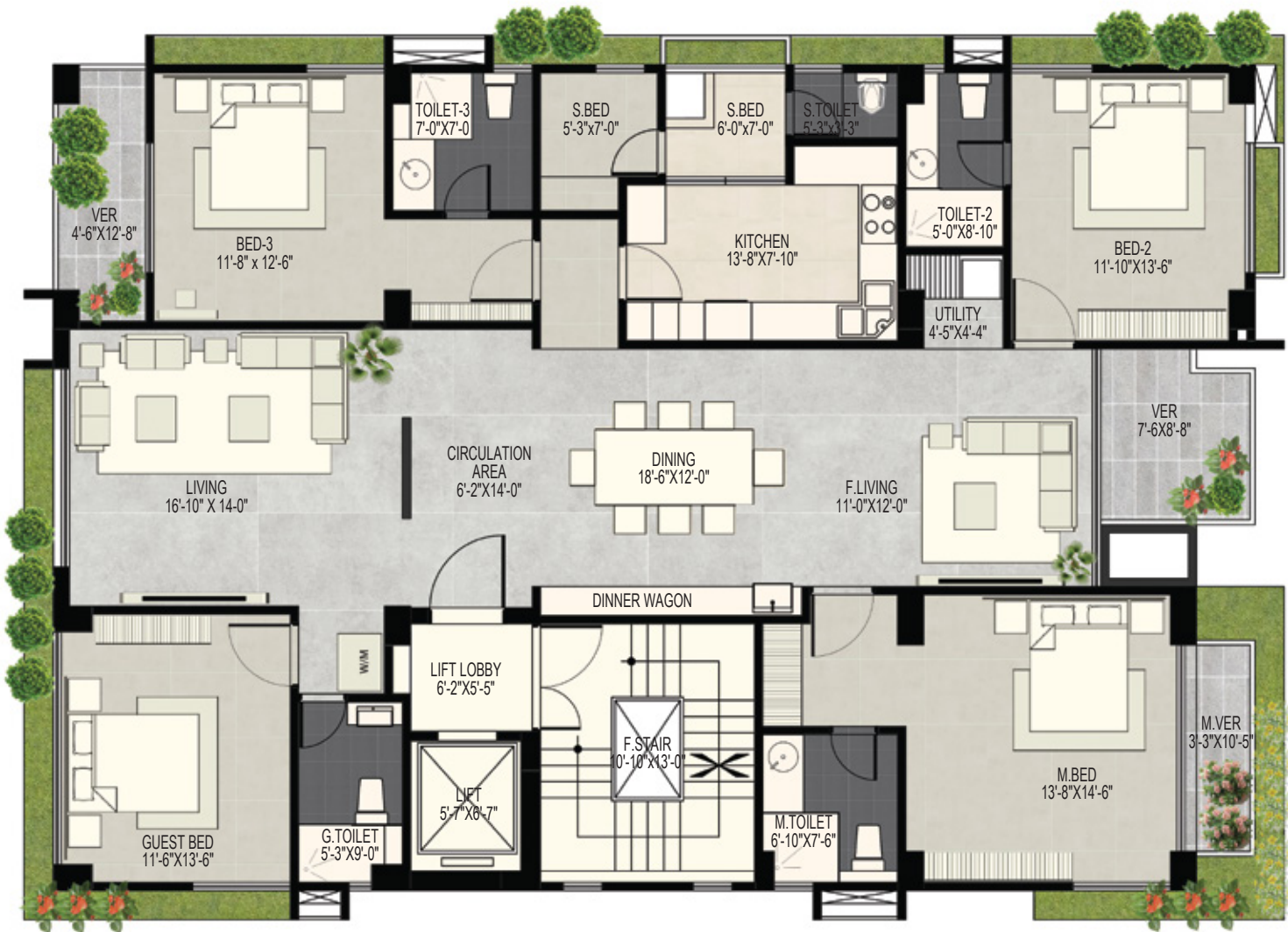


60'-0" WIDE ROAD
[East Faced, Opposite of Green Field]

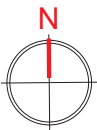




2ND, 4TH , 6TH & 8TH FLOOR PLAN



60'-0" WIDE ROAD
[East Faced, Opposite of Green Field]







Ensuring Quality for you and your family:

This project boasts state of the art research and testing at UCC Real Estate's own laboratories. From foundation to supervision, engineering to selection of equipment, supervision and the vision of design; every little and big detail is put through scrutiny and strict quality control.

SPECIFICATION

Main Building Entrance

- Decorative main gate with Lighting arrangement as per the elevation & perspective of the building Security provision through guardroom to control incoming and outgoing persons, vehicles and goods.
- Project Name with address and company logo on polished Marble/Granite or other lucrative materials.
- Comfortable internal driveway with pavement tiles.
- Car parking Reserved marked with number (flatwise).
- Gardening with lighting.

Reception Area & Lobby

- Marble/wooden finished concierge desk or as per architectural design.
- Sitting arrangement with furnitures.
- Separate toilet for visitors.

Lift

- International standard lift eight (08) persons (Sigma/LG/OTIS or Equivalent).

Generator & Substation

One Standby emergency auto start Generator with Canopy for operation in Case of Power Failure:

- Lifts, Water Pumps, Lighting in driveway, gate, boundary Wall, lift lobby, stairs and other common Spaces. 1 Lights and 1 Fan points in 3 (three) bedrooms, living area and dining area. One light points in kitchen and one common toilet. One power point in dining area for fridge. One TV point. One for Wi-fi router. One point for water purifier. Calling bell.
- Generator Brand: FERBO/TEMPEST/YORPOWER/FG WILSON or equivalent.
- Substation Brand: BETELCO/POWERMANN/ENEGYPAC/ADEX or equivalent.
- Standard Substation with LT and PFI panel as per required capacity.
- Electricity supply approx. 220/400V from DPDC/DESCO source with separate main cable and LT panel/distribution board (as per requirement of DPDC/DESCO).
- Light fittings with fan arrangement in EME room.

PABX

- Elaborate intercom system in each apartment to communicate with the reception desk and guard post.

Under Ground water Reservoir with Pump

- One submersible water pump for uninterrupted water supply.
- Two water lifting pumps will provided for water from underground water reservoir to overhead water tank (One pump for operational and other for standby) Brand Pedrollo/Sear/Kirlosker or Equivalent.
- Underground water reservoir for 2.5 days water storage capacity.

Doors

Wall Cover Solid Burma Teak as equivalent wood frame and decorative

Main Entrance Door shutter with:

- Check Viewer, Door handle lock with good quality security lock. Apartment number Plate in Brass/Crafted.
- All internal doors frames made of Teak Chamble as equivalent wood and veneer Teak flush door shutter.
- All Internal door with cylindrical locks (except servant bath and kitchen verandah door).
- All Bathrooms & Kitchen doors with inner side Water proof laminated/Lacquer (Partex, Akij or Equivalent).
- PVC doors at servant bed and servant toilet.

Windows

- Sliding windows as per Architectural Design of the Building. 6 mm thick clear glass with mohair lining. Rainwater barrier in 4" aluminum section. Safety Grill of 1/2" square MS bar in all windows except stair windows. Provision for Net fitted window.

Paint & Polishing

- paint in all internal walls and ceilings in soft colors (Berger/Asian/Roxy or Equivalent).
- Exterior Wall will be weather coat paint (Berger).
- French polished Doorframe & Shutters.

Floors

- Mirror polished floor tiles (24" X 24") with 4" Skirting.

Lift Lobby & Stair

- Lift lobby will be finished with mirror polish tiles and lift walls to be finished with tiles or as per architectural design
- Homogeneous nosing Stair tiles in all staircases. Stairs with combination of Wooden/S.S. handrail post or as per architectural design.

Bathroom Features

- American Standard/Arrow Brand sanitary wares in all bathrooms except servant's toilet (Thailand/Malaysia/China or Equivalent.)
- CP fittings (basin mixture, shower and spout) of Cotto/Arrow or Equivalent.
- Wall Tiles with matching floor in all bathrooms up to false ceiling height.
- Porcelain soap cases, towel rails and paper holder (Arrow/RAK or Equivalent).
- All mirrors in bathrooms with overhead lamp provision.
- Cabinet Basin in master bath with Marble top.
- All bathrooms Hot & cold-water provision (Except Servant Toilet).
- Tiles on floor and wall up to 7 feet in maid's bath with long pan and lowdown.
- Exhaust fan provision for all toilets.
- Provision Glass Shower enclose with sliding glass door.
- Servant Toilet: RAK or equivalent floor and wall tiles with local pan, shower and lowdown.

Kitchen Features

- Impressively designed platform with Granite worktop.
- Double burner gas outlet provision.
- quality wall imported tiles up to 7 feet height (Bangladesh/Chinese or Equivalent)
- Matching Homogenous floor tiles (Bangladesh/Chinese or Equivalent).
- Concealed hot & cold-water lines.
- One stainless counter top double bowl single trey sinks at kitchen.
- Suitable located exhaust fan provision.

Dining

- Basin with Marble top (Cotto/Arrow or Equivalent)

Electrical

- Cable BRB/BBS or Equivalent.
- MK type imported electrical switches, plug points and other fittings.
- All power outlets with earthing connection.
- Provision for split air-condition in all bedrooms, dining & living area (except servant's room).
- Verandahs with suitable light points.
- Electrical distribution box with main switch and braker.
- Provision for Washing machine and drier.
- Provision for dish washer.
- Earthing connection and lighting control system.

Satellite Dish Cable

- Provision for connection of satellite dish antenna with multi-channel capacity from the commercial cable TV operator at all beds including living room and family living.
- DTH: RJ- 6 cable wiring for apartments and DTH system.

Internet Facility

- Wifi: Power point with wifi provision at suitable location.
- CCTV: Ground floor parking area, boundary, lift lobby.

Basic Structure

- Foundation and super structure will be designed and supervised by the experienced and professional structural design engineers.
- Building design parameters will be based on Bangladesh National building (BNBC) codes.
- Comprehensive checking and testing of concrete & reinforcement. Structure design is considering earthquakes and winds intensity as per Bangladesh National Building Code (BNBC).
- Reinforced Cement Concrete (RCC) beam column frame structure with cast in-situ pile foundation.
- Foundation will be designed after sub soil investigation report.
- All materials including Rebar, Cement, Bricks, Bricks Chips, Stone Chips, Sand, and other finishing materials are best quality.

Supervision

- Direct supervision at every stage of construction by experienced engineers to ensure highest quality.
- One or more engineers(s) will be engaged for full supervision and quality control from both the parties at their respective own cost.

Major Structural Material

- Cement: Portland Composite Cement (PCC) of reputed manufacturer (Crown/Akij or Equivalent).
- Deformed bar (75 Grade) from well recognized manufacturer (BSRM/GPH/AKS).
- Aggregates: Imported Stone chips in RCC work (as per design specification).
- Bricks: 1st class bricks.
- Sand: 2.4-2.5 FM coarse sand for concrete. 1.3-1.5 FM medium sand.
- All structural materials including deformed bar, cement, bricks, sand, aggregates, etc. are highest standard and screened for quality.

Building Utility Services

Sub-Station

- Power Sub-station to ensure uninterrupted and continuous power supply with efficiently integrated electrical system incorporating with A/C, Lighting fire protection and lightning protection system Sub Station from standard company or equivalent and LT/PFI Switchgears.

Water And Sewerage System

Sufficient water supply connection from Submersible Pump with WASA permission as per total calculated consumption including underground reservoir. Sewer-age system planned for long term requirements.

Gas supply (LPG)

- Gas Supply (LPG) will have provision at GF as per design area.

Fire Fighting System

- Fire escape for emergency exit with fire protected door on all floors.
- Fire extinguisher in each floor.
- Fire alarms should be provided in each floor lift lobby.

Security Services

- Secured decorative Gate with gate light as per the elevation and perspective view of the building.
- Entrance and driveway with security arrangement (CCTV) for control of incoming and outgoing persons, vehicles, goods etc.



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LAND WANTED
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