



REDEFINING THE CONCEPT OF WAREHOUSING



KINGSTON LOGISTICS PARK

Choudwar, Cuttack, Odisha

About The Group

The Kandoi Transport Limited (KTL) Group was founded in 1976 and is one of the oldest and most credible brands of Odisha for transportation of ores, coal, fertilizers, finished metal products and specialized equipment. Now, the group has diversified into financing, crushing of minerals and ores, real estate, warehousing and Logistics infrastructure. Anchored in Cuttack, with branch offices spread across the region, KTL Group is synonymous with value, excellence and keeping promises in whatever business it conducts.

Kingston Logistics Park, the latest offering from the group is a 55 + Acre project situated 10 KM from Cuttack and 40 KM from Bhubaneswar cities. Being built on a government allotted land with over 80 years of lease period as on date, this state of the art facility once built, shall cover all major towns of the state as well as the Paradip Port within a 100 KM radius.

Kingston Logistics Park has been designed with immense time and cost savings for space users and transporters in mind, plus convenience for everyone working within its premises, irrespective of functions and job roles.

Group Companies

- **Kandoi Transport Ltd.**
- **Kandoi Finance Pvt. Ltd.**
- **Mahanadi Clearing House**
C&F for Unilever & Asian Paints
- **Kandoi Estates Pvt. Ltd.**



Advantage Kingston Logistics Park

1 Business Leadership in Odisha

Kingston Logistics Park is being developed by one of the oldest private transportation and Logistics service provider of the State. This state of the art Logistics park is being built on government allotted land with over 80 years of lease remaining as on date.

Our deep real estate and construction expertise shall ensure we deliver the highest level of customization and value while being on-time.

2 Unparalleled Local Capabilities

With the expertise of our design and building partners plus our acquired on-ground experience in Odisha, we deliver high quality Logistics, residential and commercial real estate.

We have the most extensive reach and know-how in the region when it comes to design, statutory approvals, land development capability and final product delivery.

3 Going Green & Uplifting communities

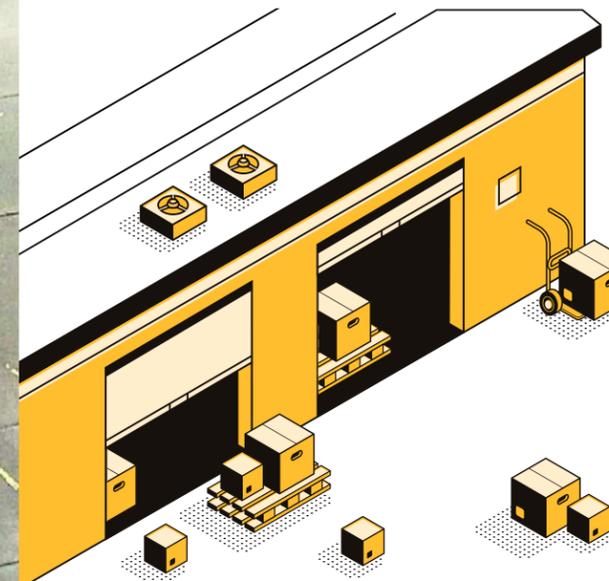
Our Logistics park design is responsible. Like an added passive ventilation system that eliminates dependency on mechanical ventilation; and LED lighting wherever possible reducing power consumption drastically.

Our building designs promote the use of non-hazardous and locally sourced materials to reduce impact to the environment and neighbouring communities.

4 Kingston Means Credibility

For more than four decades of operating in Odisha, we have never missed a critical commitment, financial or otherwise to any of our partners or stakeholders.

Our existing warehouse users, who hail from all industries, continue to work with us and expand their businesses based on this promise, year on year!





Land Utilization & Facilities

Land Use	Proposed Built Up Area (Sqft)
Ware House Area	8,44,683
Open Storage, Container Yard	83,940
Cold Storage	31,280
Residential Building	40,000
Administrative Building	4,305
Food Court & Rest Rooms	15,070
Misc Storages & Areas	77,530
Parking (Number of Trucks)	200+
Internal Road Area	14%
Green Belt	5 Acres

Disclaimer : Areas and land use are tentative and may change based on customisation and other factors

SILENT FEATURES & SERVICES

- Warehouses from 10,000 sq. ft. and above.
- Provision for customised warehouse.
- Industry standard warehouse height.
- Open and container storage.
- Cold chain storage.
- Perpendicular truck parking.
- Dock levelers on all bays.
- Energy efficient lighting and ventilation.
- Fire Safety of highest standard.
- Built to sustain high windloads.
- Best in class industrial flooring.
- Best in class insulation.
- Sufficient toilets and sanitation facilities.
- Ample green areas.
- Bird and animal entry barriers.
- Utility and commercial spaces
- 2/3 PL support for movement of goods.
- Spaces available on long term lease.

PERFECT STORAGE SOLUTION FOR

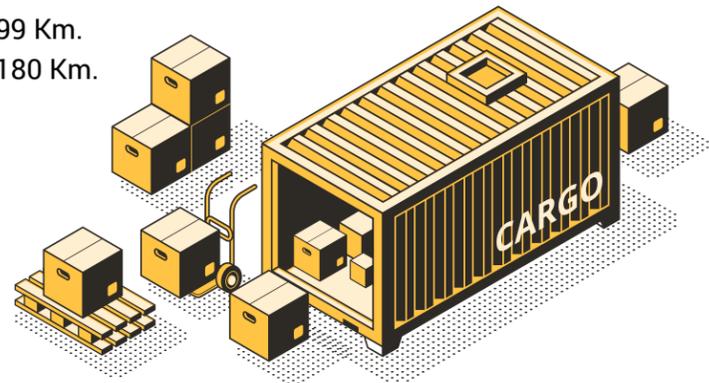
- Fast - Moving Consumer Goods (FMCG).
- White goods.
- Textile products.
- Engineering products.
- Agro, Pharmaceuticals & Chemicals.
- Electrical & Electronics.
- Cement.
- Steel and finished metals.
- Petroleum products.

LOCATIONAL ADVANTAGE



DISTANCE FROM PROJECT SITE

- Cuttack - 10 Km.
- Bhubaneswar - 40 Km.
- Railway Station
 - Nirgundi - 9.10 Km.
 - Charbatia - 8.70 Km.
- Bhubaneswar Airport - 47 Km.
- Paradeep Port - 99 Km.
- Dhamara Port - 180 Km.



LOGISTICS PARK VIEWS



Disclaimer : These are artistic impressions of Kingston Logistics Park and final product may change as required.



KTL Logistics and Services Limited

Regd.Off : "KANDOI HOUSE", Mathasahi, Chauliaganj, Cuttack - 753003, Odisha.

Tel : 0671 2442222 , **Fax :** 0671 2445377, **E-mail :** leasing@thekingston.in

Mob : **07205640007/ 07205540007**

www.thekingston.in