Built on
Integrity.

orthotropicbd.com

OrthoTropic

Real Estate & Consultancy

ABOUT ORTHOTROPIC

One Company. Two Ways to Build.

From consultancy to real estate development, we turn complex ideas into real spaces where people live, work and thrive.

REHAB Membership - 1782/2025 - REHAB Membership



16+ Years in Consultancy

10+ Years in Real Estate

1,000+ Consultancy Projects Delivered

10+ Real Estate Developments

10M+ Sqft of total Build Area

1,200+ Happy Clients

HOW WE WORK

Integrity is How We Work.

Honest Information 01

Clear, direct answers at every stage.

Thoughtful Execution 02

Every drawing and decision reviewed with care.

Long-Term Thinking 03

Work that keeps its value for generations.

Secure Ownership 04

Your investment backed by verified land documents.

OUR VALUES

Rooted Firmly. Growing Upward.

Radical Integrity 01

We choose truth over convenience, depth over display; knowing that trust is earned, not claimed.

Psychological Architecture 02

We design spaces that resonate with people, offering comfort to the heart and clarity to the mind.

Ethical Excellence 03

We build with precision and conscience, ensuring every project upholds social, economic, and environmental responsibilities and meets all required standards.

Vertical Growth Mindset 04

Like nature itself, we evolve upward while staying firmly rooted.

Partnership Over Sales 05

We invest in relationships, not just transactions.

Real Estate

Since 2016

Homes and mixed-use developments across Bangladesh, built with modern technology.

Our Approach

Projects

Joint Venture

Invest With Us



Spaces for the Mind, Not Just the Body.

We call it psychological architecture: natural light that calms, layouts that make sense, and room for everyday life to breathe. Every space is engineered by our own consultancy team.

RESIDENTIAL | COMMERCIAL | MIXED-USE

REAL ESTATE

Ongoing Projects.



01

Anwara Waves

TYPE
Mixed-use Development

HEIGHT
20-storey (3B+G+M+15)

LOCATION
GEC Circle, East Nasirabad, Chattogram

02

Yakub Heights

TYPE
Residential

HEIGHT
9-storey (G+8)

LOCATION
Panchlaish, Chattogram



Ongoing Projects.



03

Hillview Midpoint

TYPE
Residential

HEIGHT
10-storey (G+9)

LOCATION
Hillview R/A, Bayezid, Chattogram

04

Garden Square

TYPE
Residential

HEIGHT
8-storey (G+7)

LOCATION
Mehedibag, Chattogram



REAL ESTATE

Handed Over.



Hillview Point

TYPE
Residential

HEIGHT
9-storey (G+8)

LOCATION
Hillview R/A, Bayezid, Chattogram

ALL REAL ESTATE PROJECTS

Upcoming.



Hillview North Point

TYPE
Residential

HEIGHT
11-storey (G+10)

LOCATION
Hillview R/A, Bayezid, Chattogram

South Aura Residence

TYPE
Residential

HEIGHT
9-storey

LOCATION
South Khulsi, Chattogram

Amirbag R/A

TYPE
Residential

HEIGHT
12-storey

LOCATION
Amirbag R/A, Chattogram

JOINT VENTURE

Turn Your Land Into a Lasting Development.



We form joint ventures with landowners, developers, EPC firms and institutional partners: clear terms, shared decisions, engineering-led delivery.

SHARE YOUR REQUIREMENTS

01

Transparent Partnership

Clear terms, defined responsibilities, full accountability.

02

Engineering-Led Execution

Technical planning, compliance and disciplined delivery.

03

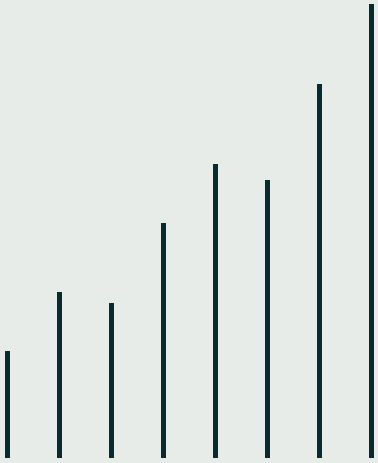
Value Maximisation

Optimised land use, market-fit planning, long-term value.

INVEST WITH ORTHOTROPIC

Grow With a Company Already Growing.

Since 2016, our real estate portfolio has grown project by project. Investing with us means your capital stands in land and buildings you can visit, built by a team that engineers every one itself.



Proven Demand	Two current developments sold out before completion.
Engineered In-House	Architecture, structure and MEP by our own team, so cost and quality stay in our hands.
Clear Reporting	Progress updates from groundwork to handover.

TALK TO US PRIVATELY

Terms are discussed privately and set out in a formal agreement.

Consultancy

Since 2010

Architecture, structure and engineering across residential, commercial, industrial and religious projects.

Services

Selected Work

Industrial Compliance

Start to Finish

CONSULTANCY

Clients Have Trusted Since

2010.

For residential, commercial, industrial, religious and institutional projects.

Structure

Architecture

Engineering

Construction

Safety Assessment

Project Management



Residential.

Selected from 33 residential projects.



Duplex Building

HEIGHT
Duplex

LOCATION
Chowdhury Para, Raozan, Chattogram



Malik Castle

HEIGHT
11-storey (G+10)

LOCATION
Panchlaish, Chattogram



Engineers Park

HEIGHT
14-storey (SB+G+M+11)

LOCATION
Halishohor Housing Estate, Chattogram

Mixed Use.

Selected from 9 commercial and mixed-use projects.



Gazi City Center

HEIGHT
14-storey (SB+G+12)

LOCATION
Hathazari, Chattogram



Hilton Tower

HEIGHT
18-storey (SB+G+16)

LOCATION
Cumilla Bus Stand, Trunk Road, Feni



Anwara Waves

HEIGHT
20-storey (3B+G+M+15)

LOCATION
CDA Avenue, East Nasirabad, Chattogram

Commercial.

Selected from 9 commercial and mixed-use projects.



Bijoy Tower

HEIGHT
33-storey (3B+G+M+28)

LOCATION
Lal Dhighir Par, Kotwali, Chattogram · Proposed



Inlucks Tower

HEIGHT
16-storey (B+SB+G+13)

LOCATION
2 No. Gate, Chattogram



IBBPLC Data Centre & Office

HEIGHT
9-storey (SB+G+7)

LOCATION
IT Division, Momenbag, Dhaka

Industrial.

Factories and industrial buildings, three projects.



Caesar Apparels Ltd.

HEIGHT
6-storey (G+5)

LOCATION
Karnafully, Chattogram



Fabian Industrial Building

HEIGHT
6-storey (G+5)

LOCATION
BSCIC Shagorika, Chattogram



S M Shajinaz Carton Factory

HEIGHT
6-storey (G+5)

LOCATION
Bayezid Industrial Area, Chattogram

Religious & Others.

RELIGIOUS



Anderkilla Shahi Jame Mosque

HEIGHT
6-storey (SB+G+4)

LOCATION
Anderkilla, Chattogram · Proposed

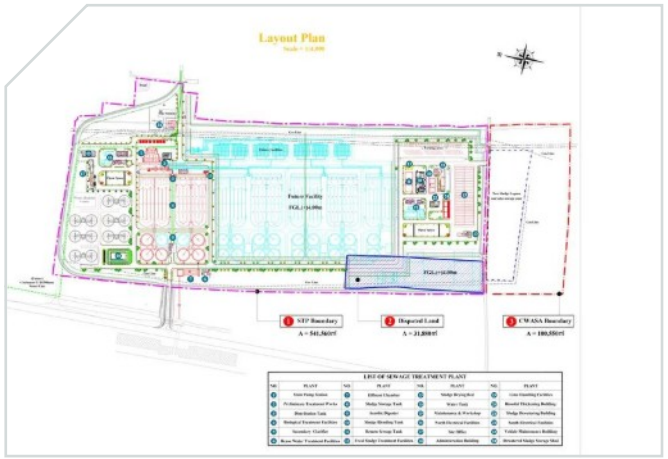


Hillview Mosque

HEIGHT
3-storey

LOCATION
Hillview R/A, Bayezid, Chattogram

OTHERS



CWASA STP Design (PESSCM-1/W1)

IN COLLABORATION WITH
Dong Myeong Engineering Consultants (DMEC)

LOCATION
Chattogram



City College Masterplan

LOCATION
Kotwali, Chattogram

ALL CONSULTANCY PROJECTS

INDUSTRIAL COMPLIANCE

Industrial Buildings, Assessed to Standard.



Detailed Engineering Assessments for existing industrial buildings, carried out to the requirements of:

01
RSC

02
Nirapon

03
DIFE

04
ILO

START TO FINISH

One Team, From First Drawing to Handover.

Choose architecture and engineering only, or hand us the whole journey. Either way, one team stays responsible from the first line to the last.

Concept 01
Site study, brief and feasibility

Architecture 02
Plans and architectural drawings

Engineering 03
Structure and electro-mechanical (MEP)

Construction Management 04
We cover construction A to Z.

Handover 05
Drawings or a finished building, delivered complete



We do not build to impress. We build to endure.

At OrthoTropic, every project begins as a vision, but only integrity can turn it into a lasting built reality. Every decision is guided by clarity, precision and accountability, so safety and aesthetics are balanced without compromise.

Whether you partner with us on a real estate development or own a property we have built, you are investing in work designed to keep its value for generations. Our purpose is clear: to raise the benchmark of engineering and real estate development in Bangladesh, and to build a legacy that outlasts us all.

Engr. Nakib Ul Ahsan

Chairman & CEO, OrthoTropic

Shaping Legacies, Defining Integrity.

Orthotropic Engineers & Architects Ltd.

GET IN TOUCH

+88 01886 468 872
+8802 333 337 282
info@orthotropicbd.com

HEADQUARTERS · CHATTOGRAM

3rd Floor, CPDL Ayesha La Reina, CDA Avenue (opposite LGED office), Muradpur, Panchlaish, Chattogram, Bangladesh

DHAKA OFFICE

4/7, Block-A (Apt-A2), Lalmatia, Dhaka, Bangladesh

UAE OFFICE

Office 301-1 (3rd Floor), Albabtain Building, Port Saeed, Deira, Dubai, UAE