



SHELTECH

NEWSLETTER

AUGUST, 2026



Photo:

Sheltech Golf Edge

Road 502C, Sector 17, Jolshiri Abashon



Double
Recognition
for **Sheltech
Ceramics** at
the SDG Brand
Champion
Awards 2026



Project
Handover:
**Sheltech
Jahan Mansion**



Designing Homes for Every Generation:

Child and
Elder-Friendly
Apartment Features

by TANVIR AHMED



DESIGNING HOMES FOR EVERY GENERATION: CHILD AND ELDER-FRIENDLY APARTMENT FEATURES

MR. TANVIR AHMED

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An apartment is more than a collection of spaces. It is where people grow, play, rest, recover, and age. Yet very often, residential design assumes a standard resident who is an independent adult with full mobility and no special requirements. This approach overlooks two important groups within many households—children and older adults (UN-Habitat, 2016).

As apartment living becomes increasingly common in rapidly urbanizing cities such as Dhaka, Chattogram, etc. Hence, residential design must respond to the diverse needs of its residents. A truly future-ready home should be safe for children, supportive of older adults, and adaptable to changing needs over time (WHO, 2007).

For children, safety begins with reducing everyday hazards. Secure balcony railings, child-safe windows, non-slip flooring, and carefully positioned electrical outlets can significantly reduce risks.



MR. TANVIR AHMED

Sharp corners, slippery surfaces, and poorly designed stairs can bring serious hazards for young children. However, child-friendly design should go beyond accident prevention. Children also need opportunities to move, explore, and play within the apartment complex (UNICEF, 2021).

This makes shared residential spaces particularly important. In compact urban apartments, children may have limited space for active play inside the home. Safe playgrounds, landscaped courtyards, pedestrian-friendly pathways, and visible

communal areas can provide opportunities for outdoor activity while allowing parents and caregivers to maintain supervision. In Bangladesh, prominent developers have increasingly been recognizing this need by integrating children's play zones, playfields, and landscaped open areas within residential projects. Such spaces support physical activity and social interaction while reducing dependence on unsafe street play.

For older adults, the emphasis is on safety, independence, and dignity. Step-free entrances, ramps for wheelchair access, reliable lifts, clear circulation routes, adequate lighting, and non-slip surfaces can make everyday movement significantly easier. Bathrooms should provide sufficient space and be adaptable for the future installation of grab bars or other support features (WHO, 2007).

Small design decisions can also make a meaningful difference. Lever-style door handles, accessible switches, clear signage, and well-lit corridors and stairways improve usability, particularly as mobility, balance, and vision change with age (American Institute of Architects, 2019).

Technology can further enhance residential safety and convenience. Automated lighting, video door phones, motion-sensor security systems, and app-controlled appliances can benefit residents of all ages. Emergency alert systems can provide reassurance for older residents, while enhanced security features offer additional peace of mind for families with children.

Interior adaptability is equally important. Many developers are offering interior design solutions that make apartments more practical and age-inclusive. Flexible layouts, ergonomic furniture planning, child-safe interiors, and senior-friendly spatial arrangements can help transform standard apartments into homes that respond to evolving family needs.

The most important aspect of child and elder-friendly design is that many features benefit everyone. A step-free entrance helps an older person using a walking aid, a parent with a stroller, and a child on a bicycle. A well-lit corridor benefits

both elderly residents and children returning home after dark. Secure communal spaces can provide children with places to play while offering older residents opportunities for walking, resting, and social interaction (WHO, 2007).

However, in Bangladesh, multigenerational households remain the most common living arrangement, where apartment living continues to shape urban life. The quality of a residential project is therefore determined not only by apartment size, but also by the safety, accessibility, and usability of its shared and private spaces (BBS, 2022).

Ultimately, the best homes are designed not for an imaginary "average" resident, but for real people at different stages of life. By embracing inclusive, smart, and adaptable design, apartments can become more than places to live—they can become homes that grow with their residents (UN-Habitat, 2016).



I PROJECT HANDOVER: SHELTECH Jahan Mansion

Sheltech proudly handed over its residential project **Sheltech Jahan Mansion**, located at New Eskaton Road, Ramna in Dhaka. The handover ceremony took place on July 18, 2026, at the Dr. Toufiq M. Seraj Lounge in Sheltech Tower, Panthapath in Dhaka, marking the successful completion and delivery of another thoughtfully designed project. Mr. Shajahan, Chief Operating Officer (COO), along with architects, engineers, and other professionals of Sheltech (Pvt.) Ltd., were present at the event. The apartment owners also attended the ceremony, expressing their joy and satisfaction as they stepped into their new homes.

Sheltech Jahan Mansion is a 10-storied (B+G+9) residential building developed on 10 katha of land, featuring 18 apartments of 1,990 sft. each. Designed in collaboration with VOLUMEZERO Limited, the project combines efficient space utilization with modern urban comfort. Situated in a tranquil neighbourhood surrounded by day to day amenities, Sheltech Jahan Mansion promises a comfortable and convenient living experience. For more information about Sheltech's upcoming and ongoing projects, contact our sales hotline at **16550**.



*Sheltech Jahan Mansion-a Modern Residential Project
at New Eskaton Road, Ramna in Dhaka*



Scan the
QR Code to
watch the
project video of
**Sheltech
Jahan Mansion**



Handover Ceremony of Sheltech Jahan Mansion

I AGREEMENT SIGNING OF TWO NEW PROJECTS

Sheltech signed agreements for two new projects in Dhaka, further expanding its portfolio of thoughtfully planned developments.

The agreement for **Sheltech Celosia**, located at Dilu Road, Maghbazar, was signed on July 5, 2026 at Sheltech Corporate Headquarters in Panthapath, Dhaka. Md. Sharif Hossain Bhuiyan, Executive Director (ED), Operations; Mr. Shajahan, Chief Operating Officer (COO) of Sheltech (Pvt.) Ltd., and Mr. Naushad Choudhury, Advisor, Strategic Planning, PR & Marketing of Sheltech Group were present during the ceremony. The project has a land area of 9.31 katha and will feature a 9-storied (G+8) residential building with 16 beautifully designed apartments (approximately 1,610 sft.).

On the other hand, the agreement for **Sheltech M H Complex** was signed on July 8, 2026, at the Dr. Toufiq M. Seraj Lounge, Sheltech Tower, Panthapath, Dhaka. Located at Joar Sahara in Dhaka the 9-storied mixed use (residential-cum-commercial) project will be developed on 18.18 katha of land and comprise 40 residential units and 20 commercial spaces. Mr. Shajahan, Chief Operating Officer (COO) of Sheltech (Pvt.) Ltd. graced the ceremony along with high officials of Sheltech as well the landowners of the project. For more information about these and other upcoming projects, contact Sheltech's sales hotline at **16550**.



Agreement Signing of Sheltech Celosia



Agreement Signing of Sheltech M H Complex

I GROUNDBREAKING OF SHELTECH RAINY'S DEN

Sheltech recently arranged a groundbreaking ceremony for one of its upcoming residential projects named **Sheltech Rainy's Den** on July 19, 2026, in Jolshiri Abashon, Dhaka. Major General Md Main Ullah Chowdhury (Retd.), Director of Development & Administration of Sheltech Engineering Limited attended the ceremony along with the landowners of the project and officials from Sheltech.

Located at Road 507, Sector 16 in Jolshiri Abashon, the project will feature a 9-storied (G+Mezzanine+8) residential building with 8 single unit apartments (2,681 to 2,754 sft.). For more information about this project, contact our sales hotline at **16550**.



Groundbreaking of Sheltech Rainy's Den

MR. SHAIKH SHAIYAN AHMED WAS APPOINTED AS THE CEO OF SHELTECH ENGINEERING LIMITED

Sheltech family is very pleased to announce that Mr. Shaikh Shaiyan Ahmed, Director of Sheltech Group, has been additionally appointed as the Chief Executive Officer (CEO) of Sheltech Engineering Limited, a concern of Sheltech Group, alongside his existing responsibilities as Director.

This expanded leadership role reflects Mr. Ahmed's continued commitment to excellence and dedication to advancing Sheltech Group's vision. As CEO, he will lead Sheltech Engineering Limited in pursuing its strategic objectives, strengthening operational performance, fostering innovation, and creating sustainable value for clients, stakeholders, and the Group.

Sheltech Group extends its heartfelt congratulations to Mr. Ahmed and wishes him continued success as he embarks on this new chapter of leadership. We look forward to the continued growth and achievements of Sheltech Engineering Limited under his guidance.



BE FRUITFUL: A SUMMER CELEBRATION OF FLAVOURS AND FOOTBALL AT SHELTECH

Sheltech hosted its Summer Fruit Festival titled "Be Fruitful," on July 5, 2026, at the Dr. Toufiq M. Seraj Lounge, Sheltech Tower, Dhaka. Employees from different concerns of Sheltech Group gathered for a day of seasonal flavours, entertainment, and football excitement.

The celebration featured a colourful selection of summer fruits and ongoing FIFA World Cup 2026 themed fun activities. The event celebrated togetherness while reinforcing Sheltech's commitment to fostering a healthy, engaging, and inclusive workplace culture.



DOUBLE RECOGNITION FOR SHELTECH CERAMICS AT THE SDG BRAND CHAMPION AWARDS 2026

Sheltech Ceramics Ltd., a concern of Sheltech Group, has been recognised with two honors at the SDG Brand Champion Awards 2026, reaffirming its commitment to sustainable manufacturing and responsible business practices.

Sheltech Ceramics received the **Winner Award** in the "Decent Work and Economic Growth" category for its initiative titled "Progress Through People: Transforming Bangladesh's Largest Island". The initiative focuses on creating employment opportunities, promoting skills development, and contributing to the socio-economic advancement of the local community in Bhola, where the company's manufacturing facility is located.

Sheltech Ceramics also received an **Honorable Mention** in the "Most Sustainable Real Estate Company of the Year – Building Materials Company" category for its documentary titled as "Crafting Tomorrow: Transforming Bangladesh's Largest Island". The documentary highlights the positive social, economic, and environmental impacts of responsible industrial development in the region.

Mr. Syed Ali Abdullah Jami, Director of Sales and Marketing of Sheltech Ceramics Ltd. received the awards on behalf of Sheltech Ceramics. Mr. Naushad Choudhury, Advisor, Strategic Planning, PR & Marketing of Sheltech Group as well as the officials from Sheltech Ceramics were present during the award giving ceremony.

The recognition reflects the Sheltech Ceramics' continued efforts to integrate sustainable business practices with community development while contributing to Bangladesh's sustainable growth.



Concerns of Sheltech Ceramics at the SDG Brand Champion Awards 2026

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