





# Open up to Joy. Open up to a life of Luxury.







Seegehalli, Whitefield, Bangalore



## AMENITIES

Club House • Gym • Covered Swimming Pool • Indoor Toddlers Pool • Children Play and Park Area • Security Systems • Indoor Games – Snookers, Chess, Table Tennis, Caroms etc,. • Outdoor Courts - Tennis Court, Half Basketball Court, Indoor Badminton – Shuttle Court, Volleyball etc,. Intercom Facility • Internet and Wi-fi Systems • Open Air Theater / Amphitheater • Community Hall/Banquet Hall • Guest Lobby • Yoga and Meditation Areal • Visitor's Accommodation • Solar Street Lighting • Solar Hot Water for Master Bedroom Toilet • Landscaped Courtyard Generator Power Back















TYPE 3 BHK SBA 1755 Sq.ft. Garden Area 383 Sq.ft.



TYPE 3 BHK SBA 1753 Sq.ft. Garden Area 383 Sq.ft.



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TYPE 3 BHK SBA 1755 Sq.ft. Garden Area 383 Sq.ft.



TYPE 2 BHK SBA 927 Sq.ft. Garden Area 227 Sq.ft.



TYPE 2 BHK SBA 927 Sq.ft. Garden Area 467 Sq.ft.



TYPE 3 BHK SBA 1737 Sq.ft. Garden Area 615 Sq.ft.



TYPE 3 BHK SBA 1737 Sq.ft. Garden Area 615 Sq.ft.









TYPE 3 BHK SBA 1755 Sq.ft. Garden Area 589 Sq.ft.



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TYPE 3 BHK SBA 1755 Sq.ft. Garden Area 589 Sq.ft.



TYPE 3 BHK SBA 1534 Sq.ft. Garden Area 270 Sq.ft.



TYPE 3 BHK SBA 1534 Sq.ft.



TYPE 3 BHK SBA 1534 Sq.ft.



TYPE 3 BHK SBA 1534 Sq.ft.





### SPECIFICATONS

#### STRUCTURE:

- RCC framed structure designed as per Seismic Zone II requirements
- · Super Structure: Framed structure
- · Internal Walls: solid cement concrete blocks
- External Walls: Solid cement concrete blocks
- · Roof slab: Reinforced cement concrete / BB waterproofing with CC screed
- · Car parking: Covered Car parking

#### RAILING

· Staircase: MS hand rail · Balcony: SS grills and SS pipe hand rail

#### PLASTERING:

 All internal walls are smoothly plastered with lime rendering and external wall plastering will be of Sand Face cement plaster

#### PAINTING:

· Interior walls with emulsion paints · Exterior weather proof cement based Paint.

#### FLOORING:

- · Vitrified tiles of well reputed brand for the living, dining, kitchen and bedrooms
- · Anti-Skid Ceramic tiles off reputed brand for the Balcony, Utility and Toilets
- Wooden laminated flooring for master bedroom
- · 3" inch Skirting to all rooms
- · Combination of Granite with Tiles flooring in common areas

#### TOILET:

- · Ceramic glazed tiles dado up to roof height
- · Parryware/Hindware or equivalent make sanitary ware in all toilets
- · Hot and Cold mixer unit of Jaquar/Essess or equivalent make wash basin in bedroom toilets
- · Shower in toilets
- · Provision of points for geyser and exhaust fan.
- · Large sized toilet ventilators made of powder coated aluminum with glass.

#### KITCHEN:

- · Granite Kitchen platform with Frakie/Futura or equivalent stainless steel sink
- · Ceramic glazed tiles dadoing up to window height above granite kitchen platform
- · Provision for water purifier point in kitchen · Provision for washing machine in utility area



#### LIFT:

- Total 4 Numbers Automatic Lifts Johnson, KONE or Equivalent.
- · External lift walls with granite wall cladding

#### DOORS AND WINDOWS:

- · Teak wood door frame for main door with wooden paneled shutters
- · Other doors will be Teak wood frames and flush shutters enamel painted
- · 3 track Aluminium sliding doors with plain glass panels for Balcony.
- · Toilet and terrace doors will be hard wood frame and water resistant paint on the wet face.
- Aluminium shutters sliding windows of 2 panels fitted with clear glass, dead lock, handles and tower bolts

#### **ELECTRICAL:**

- · PVC concealed conduits of standard make for pont wiring
- · ISO branded make copper wiring · TV point in living room and master bedroom
- · Fire resistant electrical wires of Anchor/Roma or equivalent make in common areas
- · Elegant modular electrical switches of ISO brand make
- · One Miniature Circuit Breaker (MCB) based main distribution box for each flat
- · Telephone points in master bedroom and living room
- · A/C power point in all bedrooms · Internet point in master bedroom

#### POWER / BACK UP GENERATOR:

- BESCOM POWER
- · Stand by generator for lights in common areas, lifts and pumps
- DG Back up for each apartment up to 1 KVA Solar lightings for Landscape

#### SECURITY SYSTEMS:

· 24 hour security with CCTV Cameras

#### WATER:

- 24 Hours uninterrupted water supply with sufficient source of bore well and corporation (on availability) water supply system synchronized with standard Automation system
- · Rain water harvesting system to recharge the water table









#### LOCATION ADVANTAGES - Close Proximity in 5 to 15 Mints Drive:

Work and Corporate:
Berrys Tech Park - 5 Mints drive
ITPL and Surrounding Tech Parks: 10 Mints drive
Whitefield Industrial Area: 10 mints drive
EPIP - 15 mints drive

Malls and Entertainment:
Park Square Mall - 10 mints drive
Forum Value Mall- 10 Mints drive
World Market - 10 Mints
Safal Market - 5 Mints drive
Star Bazar Mall - 15 Mints drive
Phoenix Mall - 15 Mints drive

Railway Station & Airport: International Airport - 30 mints drive K R Puram Railway Station - 15 min. drive Whitefield Railway Station - 10 min. drive Metro Station - 15 min. drive

Hospitals: Sai Baba Multispecialty Hospital - 15 Mints drive Vydehi Hospital - 15 Mints drive Sai Baba Hospital: 10 mints Chaitanya Health Park: 10 Mints Upcoming Narayan Hrudralaya - 10 Mints drive Educations: Whitefield Global School - 10 Mints MVJ College - 10 Mints VIBGYOR School - 5 Mints Narayana Techno School - 5 Mints Delhi Public School (East) - 10 Mints drive