



L&T Realty

RAINTREE BOULEVARD

OLD WORLD CHARM. REDISCOVERED.





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L&T Realty presents Raintree Boulevard - a part of a premium mixed-use township located in the serene locales of Hebbal, Bengaluru. Raintree Boulevard is an endeavour to preserve the

environment while developing a residential oasis, offering its residents the luxuries of fine-living along with the enchantment of being cradled in the pristine lap of nature.

Project Highlights:

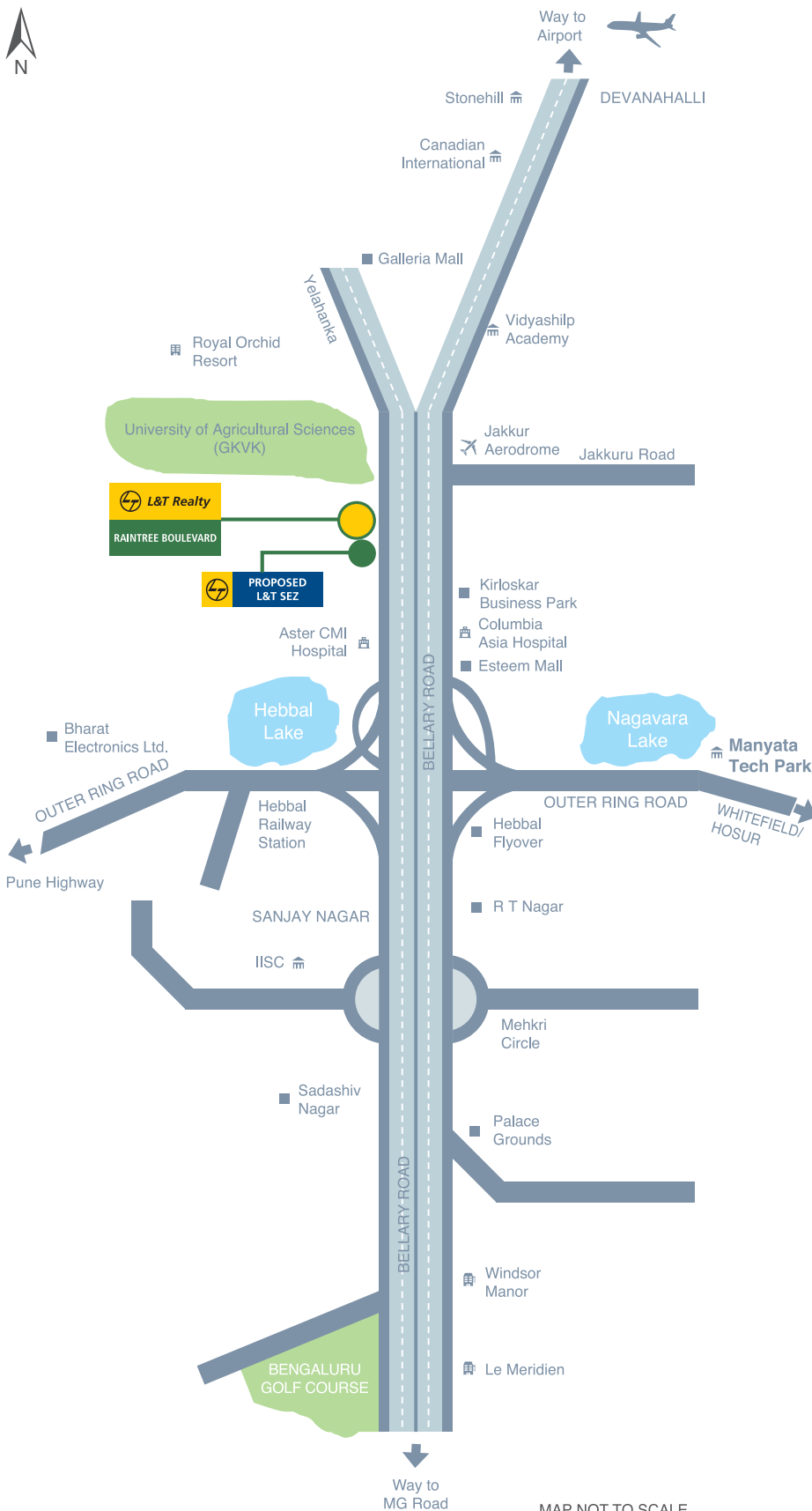
- A part of a premium mixed-use township spread across over 65 acres of pristine greens, that has been conceptualised on urban green courts, having two main boulevards lined by trees
- The cluster will be developed around the central green landscape
- Well-designed 3 & 4 bedroom apartments in variants
- Safety, security & firefighting systems
- Traffic-free central zone





IT'S THE PLACE TO BE. TODAY AND TOMORROW.

Raintree Boulevard on Bellary Road has excellent connectivity to well-developed civic infrastructure such as 10-Lane Road (NH-7/AH43), which gives it close proximity to the CBD.



Roads and Transport

- Sahakara Nagar - 2 Kms
- Hebbal Circle - 3 Kms
- Manyata Tech Park - 6.5 Kms
- City Railway Station - 11.7 Kms
- MG Road - 12 Kms
- KIAL Airport - 22 Kms

Schools

- Vidyashilp
- Presidency
- Mallya Aditi
- Canadian International
- Ryan International
- Vibgyor

Hospitals

- Columbia Asia
- Cauvery Hospital
- Baptist Hospital
- Prolife Hospital

Colleges

- BMS IT
- Presidency
- Sindhi
- Reva
- Aditya
- NITTE

Commercial

- Manyata Tech Park
- Sattva Galleria
- RMZ Latitude
- Brigade Magnum
- Brigade Opus
- NCC



BEAUTIFULLY CRAFTED HOMES.

Thoughtfully designed for your comfort and style, here each apartment is an epitome of fine living. Be it the master bedroom or the kitchen, each space is a testament of form and function. From the finest fittings to every finish, homes in Raintree Boulevard have been crafted keeping in mind the resident's ease.

INSIDE THE APARTMENT

- Vitrified tiles in living, dining and additional bedrooms in the apartment.
- Laminated wooden flooring in the master bedroom.
- Split AC provision in living / dining (one AC) & master bedroom.
- Ceramic / Vitrified tiles for kitchen.
- Ceramic / Vitrified tiles in bathrooms.
- Premium quality fittings and fixtures for the bathrooms.
- Ceramic / Vitrified tiles in balconies and utility areas.
































A VIBRANT URBAN DESTINATION.

Raintree Boulevard is an extraordinary world of fine living where best-in-class amenities are well integrated in modern day setting. Set amidst the luxury of nature, the multitude of internal and external amenities have been laid out in a manner that there is something for everybody here. Each and every facility in this vibrant urban destination has been incorporated so that living here will make you forget the worries of everyday life.

INDOOR & OUTDOOR AMENITIES

- | | | | | | | | | |
|--|--|--|--|---|---|---|---|--|
| 
Gymnasium | 
Badminton Courts | 
Squash | 
Multi Function Party Hall | 
Steam & Sauna | 
Library & Reading Lounge | 
Table Tennis | 
Indoor Games Room | 
Snooker & Billiards |
| 
Yoga / Dance Room | 
Mini Mart | 
Business Center | 
Guest Rooms For Residents | 
Café | 
Temperature Controlled Swimming Pool | 
Creche | 
Swimming Pool | 
Kids Pool |
| 
Lawn Tennis | 
Basket Ball / Multi-purpose Court | 
Open Air Gym | 
Multi-purpose Ground | 
Walking & Cycling Tracks | 
Children Play Area | 
Skating Rink | 
Luxurious Landscaped Gardens | 
Amphitheatre |



A modern high-rise apartment building with a light grey facade and numerous balconies. The building is situated next to a large, well-maintained green lawn. In the foreground, there are colorful flower beds and a few people walking. In the background, there are lush green trees and a road with cars. The sky is blue with some clouds.

BEAUTIFULLY CRAFTED TOWERS
OFFERING STUNNING VIEWS.



SITE PLAN.



3 BHK Elegante



3 BHK Grandeur



3 BHK Supreme



4 BHK Grandeur



4 BHK Supreme



Crescent Bay, Parel, Mumbai



Seawoods Grand Central, Navi Mumbai



Emerald Isle, Powai, Mumbai



L&T REALTY - OUR PROJECTS:

Crescent Bay, Parel - A residential complex comprising six towers with 2, 3, and 4 BHK apartments, along with themed gardens, a modern clubhouse and an array of sports facilities.

Emerald Isle, Powai - A 16-acre gated community complex, Emerald Isle is nestled amidst beautiful green surroundings, right next to key business and entertainment destinations.

Seawoods Grand Central - Located at Navi Mumbai and within 10 kms of the proposed international airport as well as the Mumbai Trans-Harbour Link, this unique project is slated to be India's largest transit-oriented development. Spread over approximately 40 acres of land, this integrated development is planned with Grade A commercial, retail, leisure and entertainment spaces, built around a world-class railway station.

Marina Scape, Dubai



HITEC City, Hyderabad



Bahai Temple, New Delhi



International Airport T2, Mumbai



Wankhede Stadium, Mumbai

LARSEN & TOUBRO

Larsen & Toubro is a technology, engineering, construction, manufacturing and financial services conglomerate with global operations. It is ranked 4th in the global list of Green Companies in the industrial sector by the reputed international magazine Newsweek, and ranked the world's 9th Most Innovative Company by Forbes International. L&T is one of the largest and most respected companies in India's private sector.

Through its constant focus on innovation, L&T has managed to offer solutions of increasing complexity that help it acquire and retain a competitive edge. The company leverages its people, processes and philosophy to innovate, ideate and create more effective solutions for its large customer base across key sectors, such as infrastructure, oil & gas, petrochemicals, minerals, metallurgicals, chemicals, fertilizers, power, mining and construction. A strong, customer-focused approach and a constant quest for top-class quality have enabled L&T to attain and sustain leadership in its major lines of business for over seven decades.



PROJECT SPECIFICATION

INSIDE THE APARTMENT

I) Flooring

- Living, Dining & Foyer – Vitrified tile Flooring & Skirting
- Master Bedroom – Laminated Wooden Flooring & Skirting
- Other Bedrooms – Vitrified tile Flooring & Skirting
- Balcony – Ceramic / Vitrified tile Flooring & Skirting
- Toilets – Ceramic / Vitrified tile Flooring & Dado
- Kitchen – Ceramic / Vitrified tile Flooring & Ceramic Tile Dado (2'high above Granite counter)
- Utility – Ceramic tile Flooring & Dado

II) Doors & Windows

- Wooden Door frame with flush shutter finished with veneer/laminate for main door, bedroom doors and toilet doors
- uPVC window frames and shutters for all windows & ventilators
- uPVC French windows for balconies

III) Kitchen & Utility

- Granite counter top with stainless steel sink
- Provision for Piped Gas Connection
- Provision for exhaust fan in Kitchen

IV) Toilet

- Master Bedroom Toilet – Granite Wash Basin Counter & EWC ledge
- Premium Sanitary Ware & CP fittings
- Glass shower partition in Master Bedroom Toilet
- Provision for exhaust fan

V) Others

- Air Conditioning Provision in Living & Master Bedroom
- Telephone & Intercom connectivity
- Providing FTTH connectivity (Fibre to the home connectivity) infrastructure
- Digital Door Viewer
- Fire fighting sprinkler system in Living/dining, kitchen and all bedrooms





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PROJECT SPECIFICATION

OUTSIDE THE APARTMENT

- 1) Granite/Vitrified tile Flooring & Dado in ground floor lift lobby
- 2) Vitrified tile Flooring & Dado in typical floor lift lobby
- 3) 2 elevators of reputed brand
- 4) Fire-fighting system with hydrant and sprinklers
- 5) CCTV surveillance at tower entrance and exit
- 6) 100% DG Backup power for elevators and for common areas
- 7) DG Backup for apartment – 1KW for 3BHK & 2KW for 4BHK
- 8) L&T make electrical MCBs and switches

SUSTAINABILITY

- 1) Solar power street lights
- 2) Solar power common lights
- 3) Rain water harvesting
- 4) STP
- 5) Garbage segregation at source





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