

PRESENTING, HOMES THAT OPEN UP  
TO SO MUCH MORE





Artist's Impression



## **Bring the Outdoors Indoor. And Vice Versa.**

Welcome to a new kind of home. Where space and nature are your constant companions. Where sunshine and light always lift your spirits.

Welcome to Century Breeze.

Conveniently located off BIAL Road, Century Breeze boasts a unique feature that sets it apart from other apartment complexes: the homes only occupy 19.72% of the total property. This ensures that there is a large area of wide open spaces that you will love to explore, because we have furnished this verdant paradise with state-of-the-art amenities.

But don't just take our word for it. This brochure provides plenty of reasons why you should visit Century Breeze for yourself. And step into a whole new world.

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## Who Else Can Give You So Much, For So Little

Century Breeze is brought to you by Century Real Estate: the largest owner of real estate in Bangalore. With our scale and experience, we believe we can provide our customers with the best value for their investment. Which is why we offer you such spacious apartments at such reasonable prices.



## FAST FACTS

- Jakkur, Off NH 7 • Land use - Residential • Close to BIAL Main Road
- On the Link road between NH & Jakkur • 5.7 Acres • Latitude-13D5M44S-N
- Longitude-77D36M2S-E • BDA Development Plan Approved





### **AMENITIES (INDOOR)**

- Lounge/Reception/Coffee Shop
- Library
- Theatre with Projection room
- Health Club with Steam & Sauna Facility
- Multipurpose Hall
- Squash Court
- Business Centre
- Indoor Games
- Laundry Facility
- Clinic & Crèche



### **AMENITIES (OUTDOOR)**

- Tennis Court
- Swimming Pool
- Kids Play Area
- Party Lawn
- Amphitheatre
- Skating Rink
- Half Basketball Court
- Senior Citizen Zone
- Covered Walkways from drop off to each block
- Gazebo
- Reflexology Park

## Century Breeze Offers Amazing Value



When it comes to offering maximum value for your money, you just can't beat Century Breeze. Century Breeze has the largest apartments amongst others in the same neighbourhood. So you actually get more... for less!



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## About Us

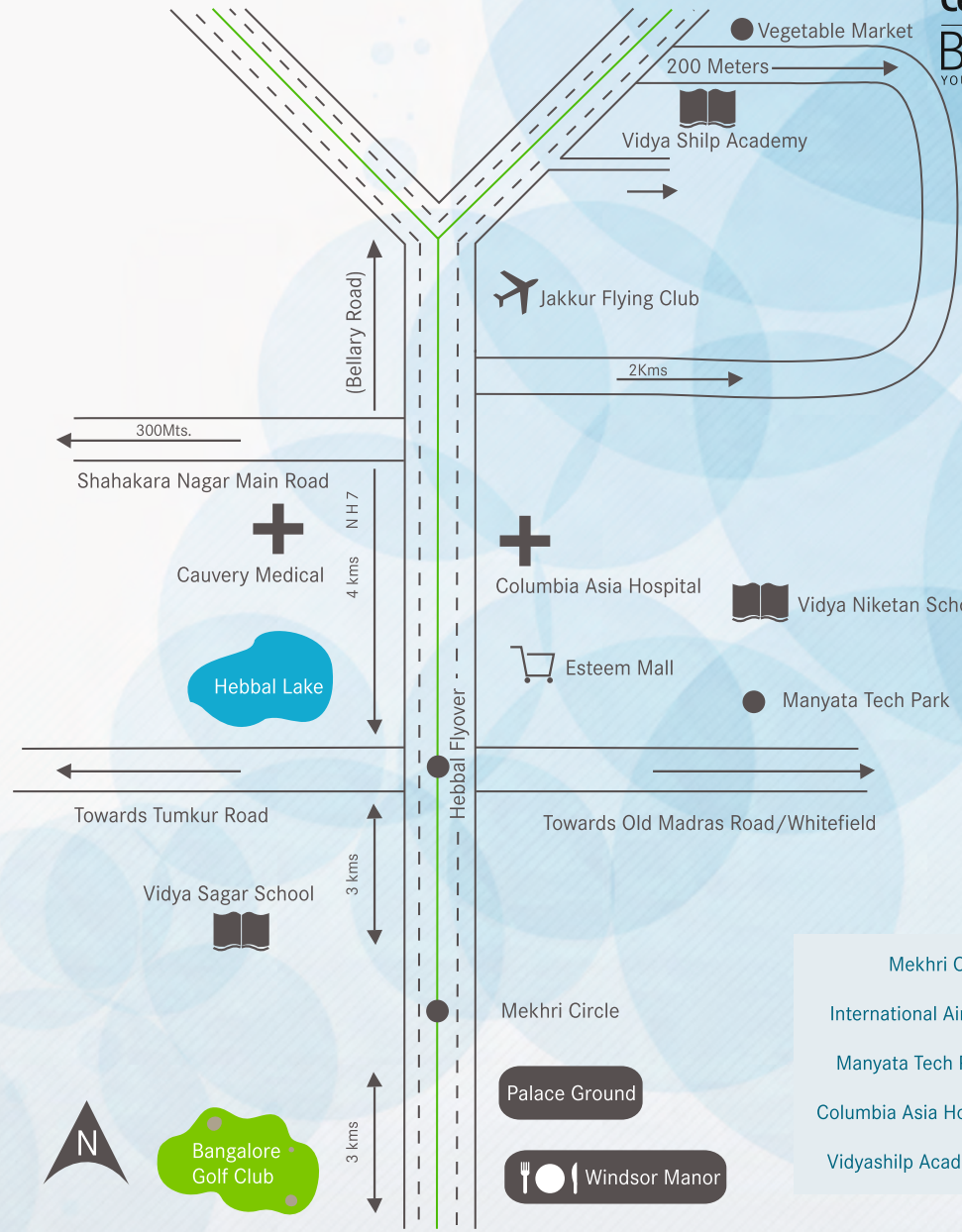
Century Real Estate is an integrated, full-service real estate development company headquartered in Bangalore, India with a rich history of developing premier projects and landmark buildings that spans four decades. Established in 1973, Century Real Estate has contributed significantly to making Bangalore the destination of choice for people from around the world.

Century Real Estate is the largest owners of real estate in Bangalore with a land bank in excess of 3000 acres representing more than USD 2 billion in asset value, and a development portfolio of over 10 million square feet comprising hotels, office buildings, residences, educational institutions and integrated townships. Century Real Estate has achieved this position through the ability of continuously Thinking Ahead® for its customers, employees and all other stakeholders of the Company.



# LOCATION MAP

**Century**  
**BREEZE**  
 YOUR GATEWAY TO NATURE



- School 
- Hospital 
- Shopping Mall 
- Hotel 



- Palace Ground
- Windsor Manor

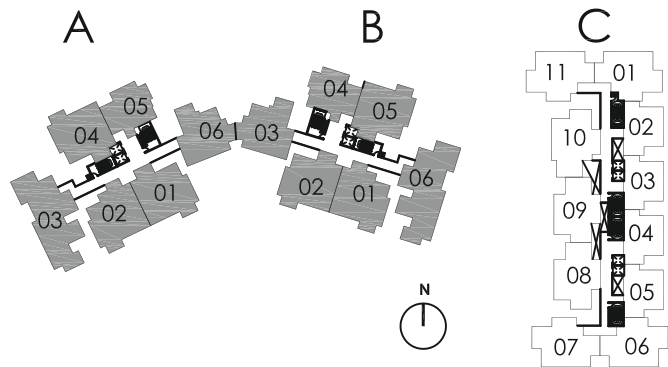
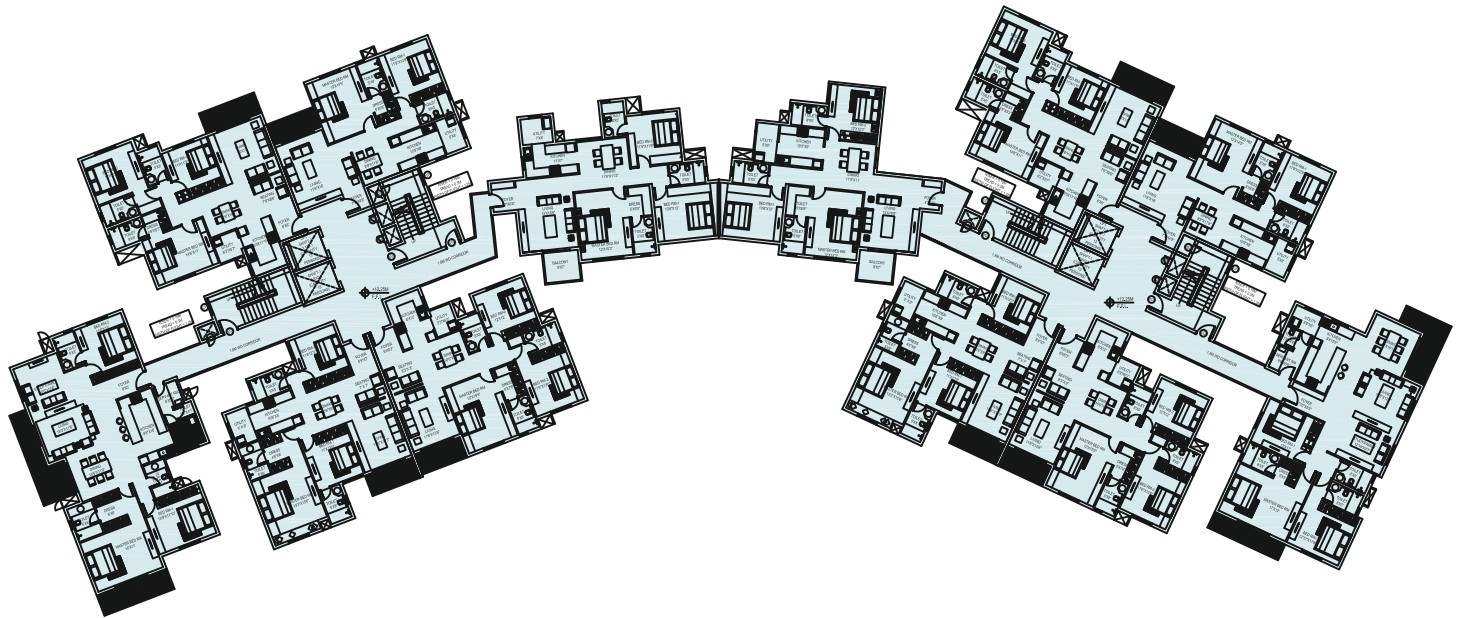
- Mekhri Circle : 10 KMS
- International Airport : 20 KMS
- Manyata Tech Park : 8.5 KMS
- Columbia Asia Hospital : 7 KMS
- Vidyashilp Academy : 1.5 KMS



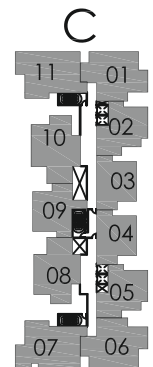
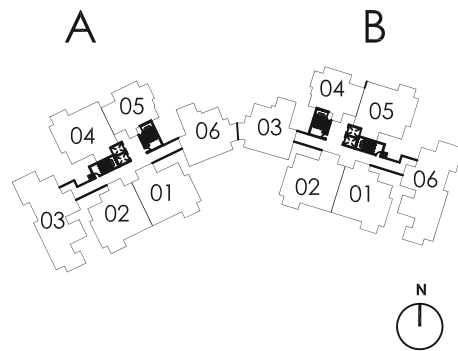
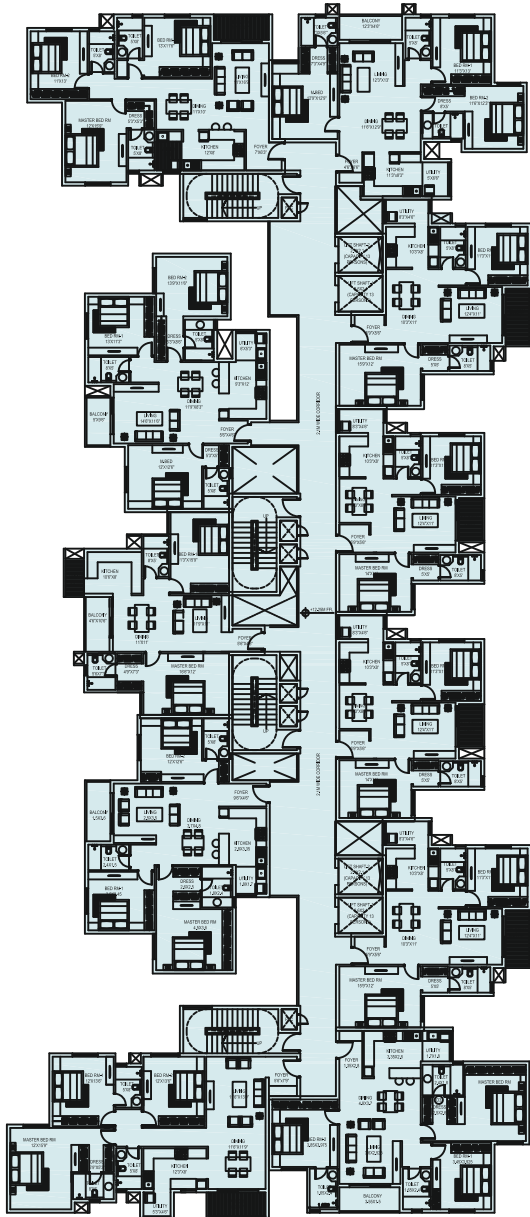
**Landscape Master Plan**

1. Entrance Plaza
2. Arrival Court
3. Feature Wall
4. Water Court
5. Grand Plaza
6. Club House Entry/Drop off
7. Barbeque Corner
8. Kids Pool
9. Swimming Pool
10. Indoor Pool
11. Floating Bridge
12. Pool Deck
13. Feature Wall with Spout
14. Tropical Shrub Planting
15. Viewing Deck
16. Basketball Court
17. Tennis Court
18. Gazebo
19. Childrens Play Area
20. Performance Arena
21. Amphitheatre
22. Party Lawn
23. Skating Rink
24. Rock Climbing Wall
25. Visitor's Parking
26. Ramp to Basement (In & Out)
27. Herbal Garden
28. Enders Chit - Chat Zone
29. Yoga Court
30. Tea Garden
31. Seating Plaza
32. Fire Driveway
33. Service Gate

# TOWER A & B - BLOCK PLAN



# TOWER C - BLOCK PLAN



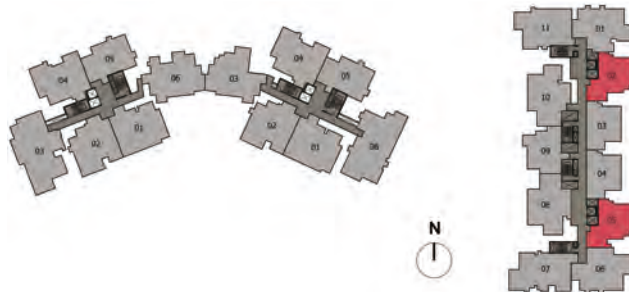
UNIT PLANS

TYPE - 2BHK - A

UNIT NO - A 005 TO 1305 & B 005 TO 1305

SBA - 1483 SFT

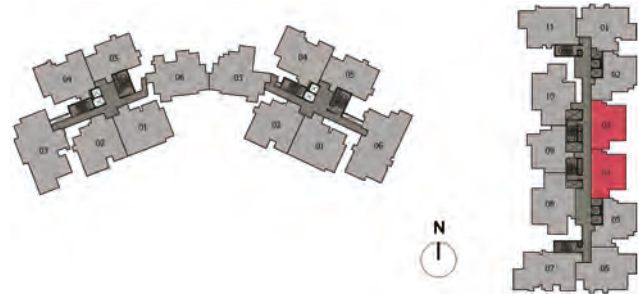
TOTAL NO OF UNITS - 28



TYPE - 2 BHK - B  
 UNIT NO - C 002 TO 1402 & C 005 TO 1405  
 SBA - 1389 SFT  
 TOTAL NO OF UNITS - 30

UNIT PLANS

TYPE - 2 BHK - C  
 UNIT NO - C 003 TO 1403 & C 004 TO 1404  
 SBA - 1279 SFT  
 TOTAL NO OF UNITS - 30



TYPE - 2 BHK - D  
 UNIT NO - C 309 TO 1309  
 SBA - 1403 SFT  
 TOTAL NO OF UNITS - 11



UNIT PLANS



TYPE - 3BHK - A  
 UNIT NO - A 004 TO 1304 & B 004 TO 1304  
 SBA - 1816 SFT  
 TOTAL NO OF UNITS - 28

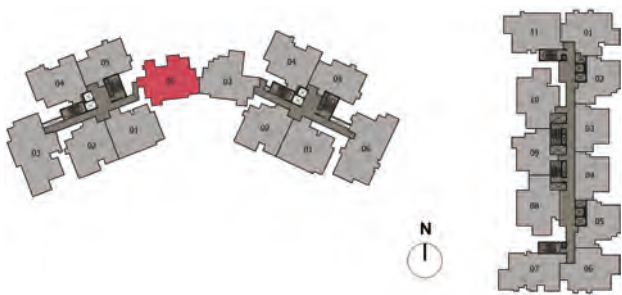
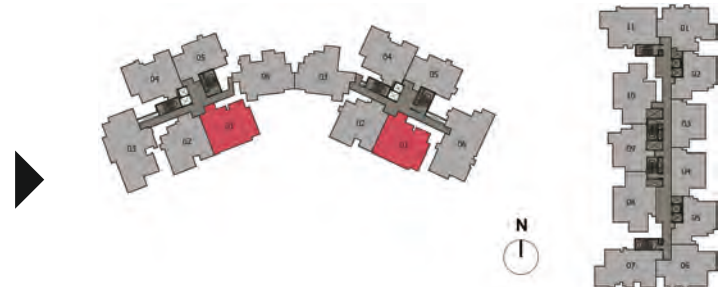


TYPE - 3BHK - B  
 UNIT NO - A 002 TO 1302 & B 302 TO 1202  
 SBA - 1798 SFT  
 TOTAL NO OF UNITS - 24



UNIT PLANS

TYPE - 3BHK - C  
 UNIT NO - A 301 TO 1201 & B 301 TO 1301  
 SBA - 1865 SFT  
 TOTAL NO OF UNITS - 21



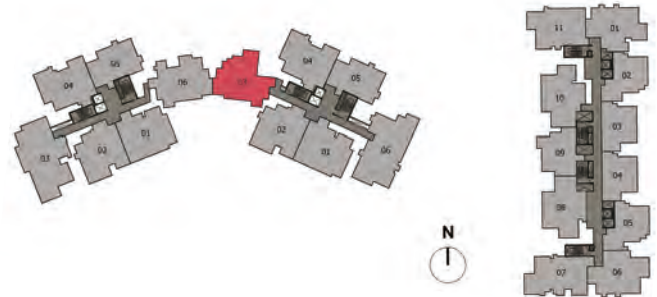
TYPE - 3BHK - D  
 UNIT NO - A 306 TO 1306  
 SBA - 1858 SFT  
 TOTAL NO OF UNITS - 11





UNIT PLANS

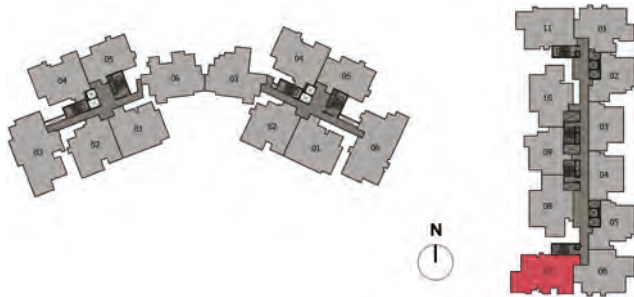
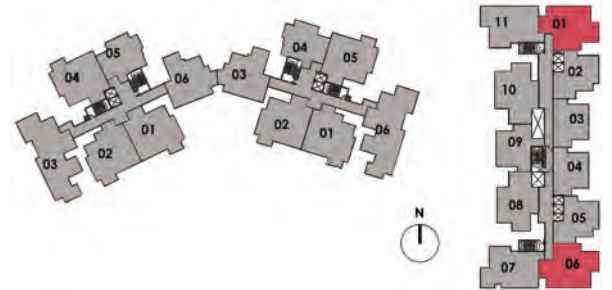
TYPE - 3BHK - E  
 UNIT NO - B 003 TO 1303  
 SBA - 1865 SFT  
 TOTAL NO OF UNITS - 11



TYPE - 3 BHK - F  
 UNIT NO - C 011 TO 1411  
 SBA - 1811 SFT  
 TOTAL NO OF UNITS - 15

UNIT PLANS

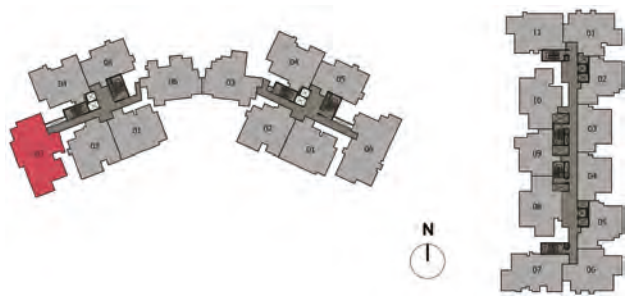
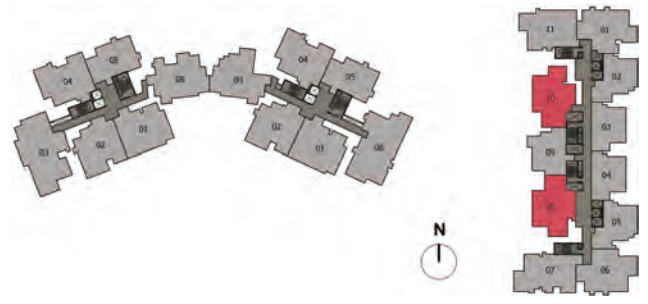
TYPE - 3 BHK - G  
 UNIT NO - C 001 TO 1401 & C 006 TO 1406  
 SBA - 1773 SFT  
 TOTAL NO OF UNITS - 30



TYPE - 3 BHK - H  
 UNIT NO - C 007 TO 1407  
 SBA - 1917 SFT  
 TOTAL NO OF UNITS - 15

UNIT PLANS

TYPE - 3 BHK - I  
 UNIT NO - C 308 TO 1308 & C310 TO 1310  
 SBA - 1761 SFT  
 TOTAL NO OF UNITS - 22



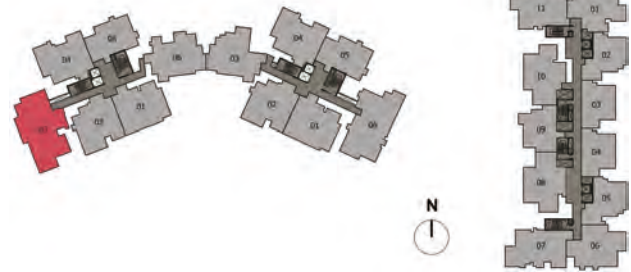
TYPE - 3.5 BHK - A'  
 UNIT NO - A 203, 503, 803 & 1103  
 SBA - 2526 SFT  
 TOTAL NO OF UNITS - 4



UNIT PLANS



TYPE - 3.5 BHK - A  
 UNIT NO - A 003, 103, 303, 403, 603, 703,  
 903, 1003, 1203, & 1303  
 SBA - 2526 SFT  
 TOTAL NO OF UNITS - 10



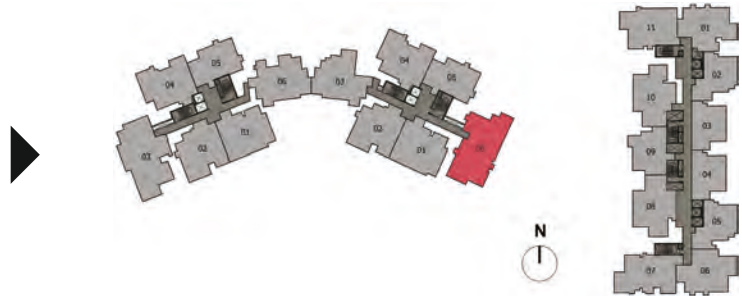
TYPE - 3.5 BHK - B'  
 UNIT NO - B 206, 506, 806 & 1306  
 SBA - 2423 SFT  
 TOTAL NO OF UNITS - 4



# UNIT PLANS



TYPE - 3.5 BHK - B  
UNIT NO - B 006, 106, 306, 406, 606, 706,  
906, 1006, 1206 & 1306  
SBA - 2423 SFT  
TOTAL NO OF UNITS - 10



The image is a composite advertisement. The left side shows a natural landscape with a river, grassy banks, and bare trees under a cloudy sky. The right side shows a modern interior with a white sofa, a glass coffee table, and a dining table, viewed through a white window frame. The text is centered in the lower part of the image.

**CENTURY BREEZE.  
YOUR GATEWAY TO NATURE.**

## PROJECT SPECIFICATIONS

### 1. STRUCTURE

- Foundation & Super Structure : RCC framed Structural System, Seismic Zone II compliant
- Walls : Solid concrete blocks – Plastered

### 2. DOORS

- Entrance Door : Teak wood frame with solid flush shutter with polished TW veneer
- Internal Doors : Hard wood frame with flush shutter and enamel paint finish
- Toilet Doors : Hard wood frame with flush shutter and enamel paint finish
- Balcony Doors : Powder coated aluminum sliding doors with plain glass & mosquito mesh

### 3. WINDOWS AND VENTILATORS

- Windows & Ventilators : Powder coated aluminum sliding windows with plain glass with mosquito mesh

### 4. FLOOR FINISHES

- Living/Dining, Foyer, Bedroom : Vitrified tiles
- Master Bed Room : Laminated wooden flooring
- Kitchen/Utility : Vitrified tiles
- Balcony, Toilets : Anti skid ceramic tiles
- Staircases : Granite for ground floor to first floor and other floors kota stone/ceramic tile
- Lobbies : Granite for ground floor lobby and others vitrified tiles

### 5. DADOING

- Kitchen & Utility : Ceramic tiles for 2 feet above counter
- Toilets : Ceramic glazed tile up to 7 feet

### 6. KITCHEN

- Counter : Granite top with single bowl sink with drain board

### 7. BATHROOMS

- Sanitary Ware : Hindware or equivalent
- Faucets : Jaguar / Essess or equivalent
- Exhaust Fan & Geysers : All toilets (only provision)

### 8. PAINTING

- Kitchen/Utility : Acrylic emulsion paint
- Toilet Walls & Ceilings : Cement paint above false ceiling
- Interior Walls & Ceilings : Acrylic emulsion paint
- Exterior Walls Finish : Weather proof paint

### 9. RAILINGS

- Balcony/Staircases : MS hand rail

### 10. ELECTRICAL WORKS

- Switches : Modular switches & sockets – Anchor or equivalent
- Telephone & TV point : Living & Bedrooms
- 15 Amps point for AC : Living & Bedrooms
- Power supply : 3KW- 2 BHK and 4 KW- 3 BHK
- Power Backup : 1KW – 2 BHK and 1.5KW – 3 BHK

\*SPECIFICATIONS ARE SUBJECT TO CHANGE WITHOUT ANY PRIOR NOTICE



Artist's Impression



**BOOKING FORM**

NAME..... AGE.....

FATHER'S/HUSBAND'S NAME.....

PERMANENT ADDRESS.....

TEL..... MOB.....

FAX..... EMAIL.....

COMPANY NAME..... DESIGNATION.....

INDUSTRY.....

OFFICE ADDRESS.....

TEL..... MOB.....

FAX..... EMAIL.....

SEND CORRESPONDENCE TO (PLEASE TICK ONE) [ ] PERMANENT ADDRESS [ ] OFFICE ADDRESS

NATIONALITY..... RESIDENTIAL STATUS.....

**BOOKING DETAILS**

FLAT NO..... FLOOR..... AREA.....

ENQUIRY SOURCE.....

RATE..... NUMBER OF CAR PARKS..... ADVANCE AMOUNT.....

CASH / CHEQUE / DD NO. ....

BANK..... DATE.....

I have read and understood all the terms and conditions to the best of my knowledge

FOR OFFICE USE ONLY

CUSTOMER'S UNIQUE ID

SALES MANAGER

AM-CRM

NAME

NAME

SIGNATURE

SIGNATURE

DATE

DATE



## TERMS AND CONDITIONS

1. The contract price will be confirmed when the allotment letter is issued.
2. The Booking amount of ₹ 5,00,000/- (Rupees Five Lakh) should be made by way of Crossed Cheque/Demand Draft favouring "Century Real Estate Holdings Pvt Ltd." (hereafter referred to as the "Company"). The purchaser(s) has to pay a minimum of 20% of the total cost of the unit, less the booking amount, within 7 (Seven) days from the date of booking.
3. The purchaser(s) has to execute the agreement for sale and construction contract immediately after the payment of 20% of the total cost of the unit. The purchaser(s) can avail in-house home loan support services free of cost. Upon execution of agreement for sale and construction contract, the terms and conditions mentioned in the agreement for sale and construction contract shall be binding on both, the company and the purchaser(s), superseding the booking terms and conditions.
4. The Company reserves the right to cancel the allotment and forfeit the monies paid, if the amounts are not paid as per the terms of booking. In case the purchaser(s) desires to withdraw the booking, a token amount of 15% of the booking amount will be withheld as cancellation fee.
5. All refunds, if any, will be made without interest, by local cheque only, within 30 working days from the date of cancellation.
6. Transfers, without a transfer fee, are allowed only amongst family members (father/mother/wife/husband/son/daughter). In case of transfer to third parties, a transfer fee of 5% of the sale consideration will be applicable and it will be subject to the consent of the Company in writing.
7. Service charges, maintenance charges and all other expenses including infrastructure expenses like electricity (BESCOM), water & sanitary (BWSSB), cable, telephone, and internet connection will be met by the Purchaser(s). The same will be as per the project price list.
8. Statutory expenses like stamp duty & registration charges and legal/incidental expenses for registering the property will have to be borne by the Purchaser(s) with VAT and Service Tax as applicable. Increase in existing tax levies and any fresh governmental levies, applicable during the contract period and/or at the time of registration, shall be met by the Purchaser(s).
9. Delivery date indicated is subject to the "force majeure" clause. Every effort will be made to obtain electrical, sanitary and water connections with the stipulated delivery dates.
10. Dimensions and details provided in the accompanying literature are approximate and are subject to alteration without any notice. The structures shown in the perspective are conceptual designs and may vary at the time of execution. The location of the facilities is subject to change, depending upon the architect's advice for better planning.
11. This booking is subject to acceptance by "Century Real Estate Holdings Pvt Ltd" in writing and receipts passed for the earnest money is tentative.
12. Changes in standard specifications by the customer are not acceptable, as changes adversely affect the building integrity and completion schedule of the project.
13. The Company can change the prices at any time at its sole discretion and the Purchaser(s) will have no objection for the same.
14. All payments should be made by way of account payee demand draft/local cheque in favour of "Century Real Estate Holdings Pvt Ltd"
15. In case of any disputes arising between the parties in respect of this booking, the jurisdiction for all such disputes shall be Bangalore City.

I/we have gone through the terms and conditions stated above and agree to the same.

Date: .....

Place: .....

PURCHASER(S) SIGNATURE

**For Home Loan Assistance Contact: +91 99019 92998 | Mail: loans@centuryrealestate.in**

**Century Real Estate Holding Pvt. Ltd.**

**Century Sales Galleria**

Opposite Sahakaranagar Cross

Bellary Road, Bangalore 560 092. India

T. +91 80 4433 4444

E. sales@centuryrealestate.in

[www.centuryrealestate.in](http://www.centuryrealestate.in)

  
**Century**<sup>®</sup>  
THINKING AHEAD



**Century** 

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**BREEZE**

YOUR GATEWAY TO NATURE

**Century Real Estate Holding Pvt. Ltd.**  
**Century Sales Galleria**  
Opposite Sahakaranagar Cross  
Bellary Road, Bangalore 560 092. India

T. +91 80 4433 4444  
E. [sales@centuryrealestate.in](mailto:sales@centuryrealestate.in)  
[www.centuryrealestate.in](http://www.centuryrealestate.in)



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