

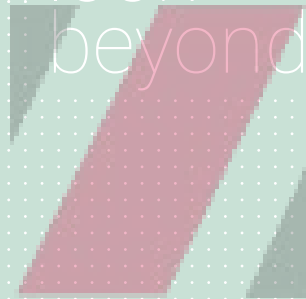
STRATOS



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STRATOS

look  
beyond



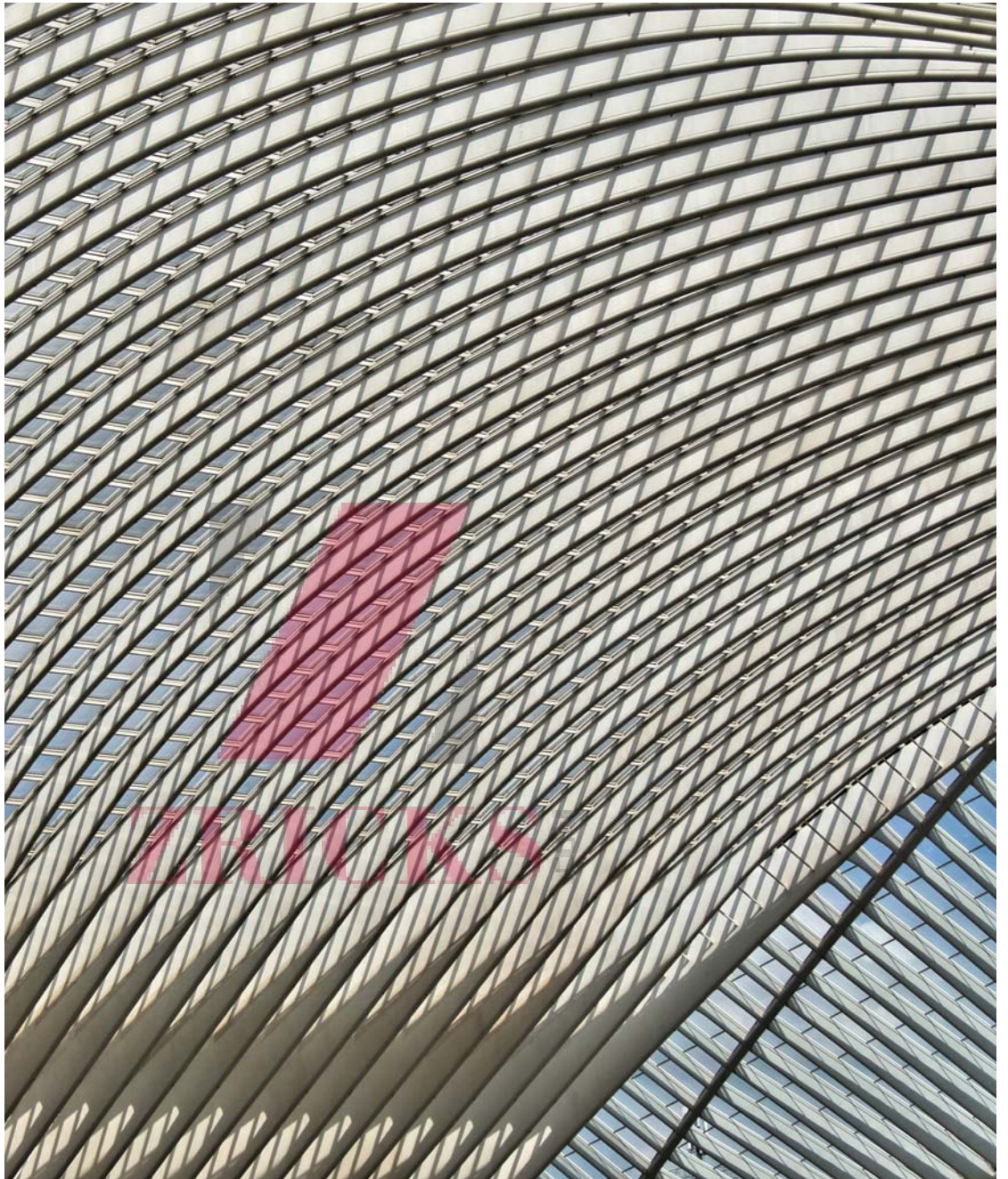
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in a sphere above the ordinary  
Stratos looks beyond the city  
and lives in the heart of it

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Four boutique residences in the center of Bangalore conceived by a team of international repute, Stratos bridges the gap between contemporary architecture and timeless living. In a city where big development is equated with number of units and common amenities have come to define luxury, the grandeur of Stratos lies in its minimalism - in scale, size and spirit.





DESIGN IS THE DIFFERENCE

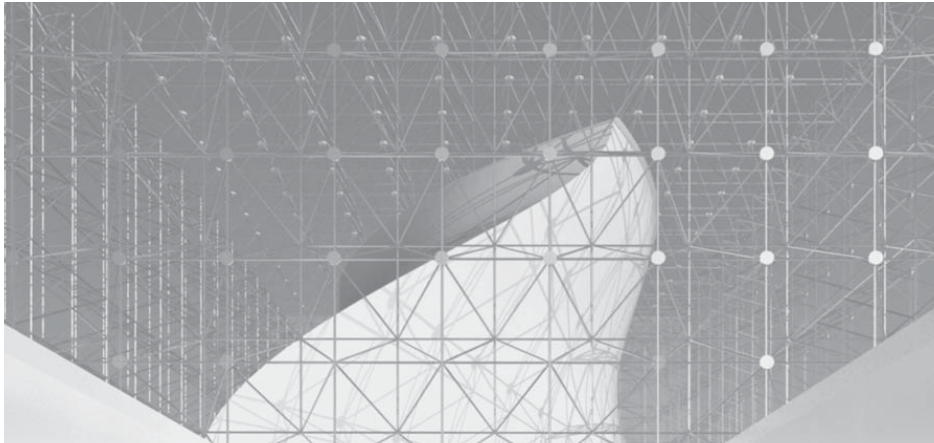
...between functional & beautiful,  
expensive & exclusive;  
between a condominium  
& a Stratos life.

**ZRICKS** BY ASSETZ HOMES

At Assetz Homes, we are driven not by the need to create more, but to design better. We understand that every home we build has the power to enrich the life of not just those who live in it, but that of the city it is a part of.

There is no single formula for real estate, but there is a science to it. Different combinations of location, development strategy ( identifying and building for the right target group) , design ( architecture, interiors and master planning), construction ( material + technology ) and asset enhancement ( property management services ) engineer different kinds of spaces. We balance these variables to create platinum living spaces, whether it's luxurious golf villas or exclusive condominiums.

Stratos is the first of our boutique homes in the center of Bangalore. The reserve of a select few, Stratos offers its residents a higher strata of living and Bangalore, an iconic landmark.



Canadian-born, Bangalore-based Dominic Dubé's work rejects the tendency of many contemporary buildings (particularly in India) to accumulate details, to solve problems by addition rather than subtraction. His houses are not mazes of rooms piling up one after another, but simple, sequenced processions from public to private.

— Addison Godel

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Dominic's architectural oeuvres embody minimalist architectural forms that explore simplicity in material. His minimalist architectural maxim and restraint of extravagance in embellishment and form exemplifies his innate understanding of the beauty of the raw appeal of concrete and precision of proportion.

— Shibani Amin Rangaraj  
Home Review October 2010



Dominic Dubé  
Principal, DDIR

## “With Stratos I set out to create a contemporary hôtel particulier”

What the chateau is to the countryside, the hôtel particulier is to the city. In the elite arrondissements of Paris, the upper echelons of 17th century French society lived in their own hôtel particulier or private mansion — exclusive, elegant and an architectural tour de force.

Stratos is inspired by the essence of the hôtel particulier and informed by the context of Bangalore. A minimalist aesthetic replaces classical influences, technology pushes the structural envelope and function is chiselled into a seemingly free-floating form with a striking interplay of concrete and crystal, the inside and the outside. We invite you to discover its design detail.

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**DDIR** is the award winning architecture practice of French-Canadian Dominic Dubé. Dominic (principal designer of STRATOS) draws from over 30 years of experience across Canada, Italy, Mexico, Thailand, Greece, France, USA and India in projects that range from intimate spaces to urban planning schemes. Seamlessly integrating architecture and design with art (nature), technology (structure), life (light) and culture (spirit), every one of his buildings bears his inimitable signature of a painterly minimalist.







• STRATOS

4 exclusive condominiums  
for the rare who dare to look beyond



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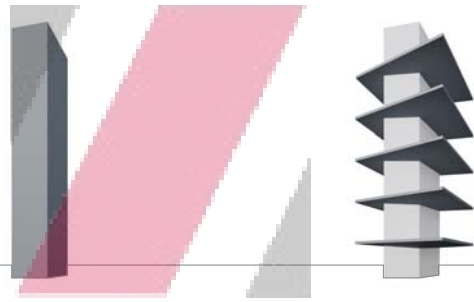
#### DESIGN DETAIL

## At the core The central pillar

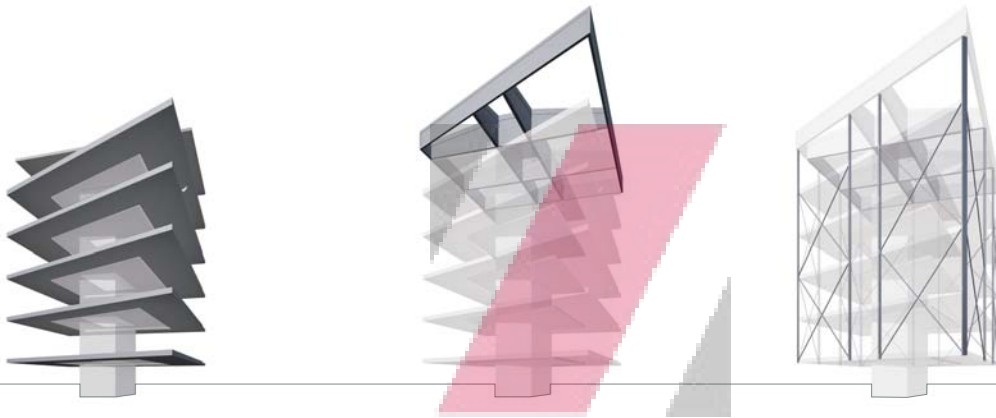
An unembellished yet imposing concrete pillar forms the structural core of Stratos. Floor plates are suspended from beams that extend from the top of the pillar. The cantilevered construction lifts the building off the ground, freeing up space at the ground level and giving Stratos its distinctive floating form. The pillar and its geometric capital accentuate the contemporary minimal aesthetic of each condominium.



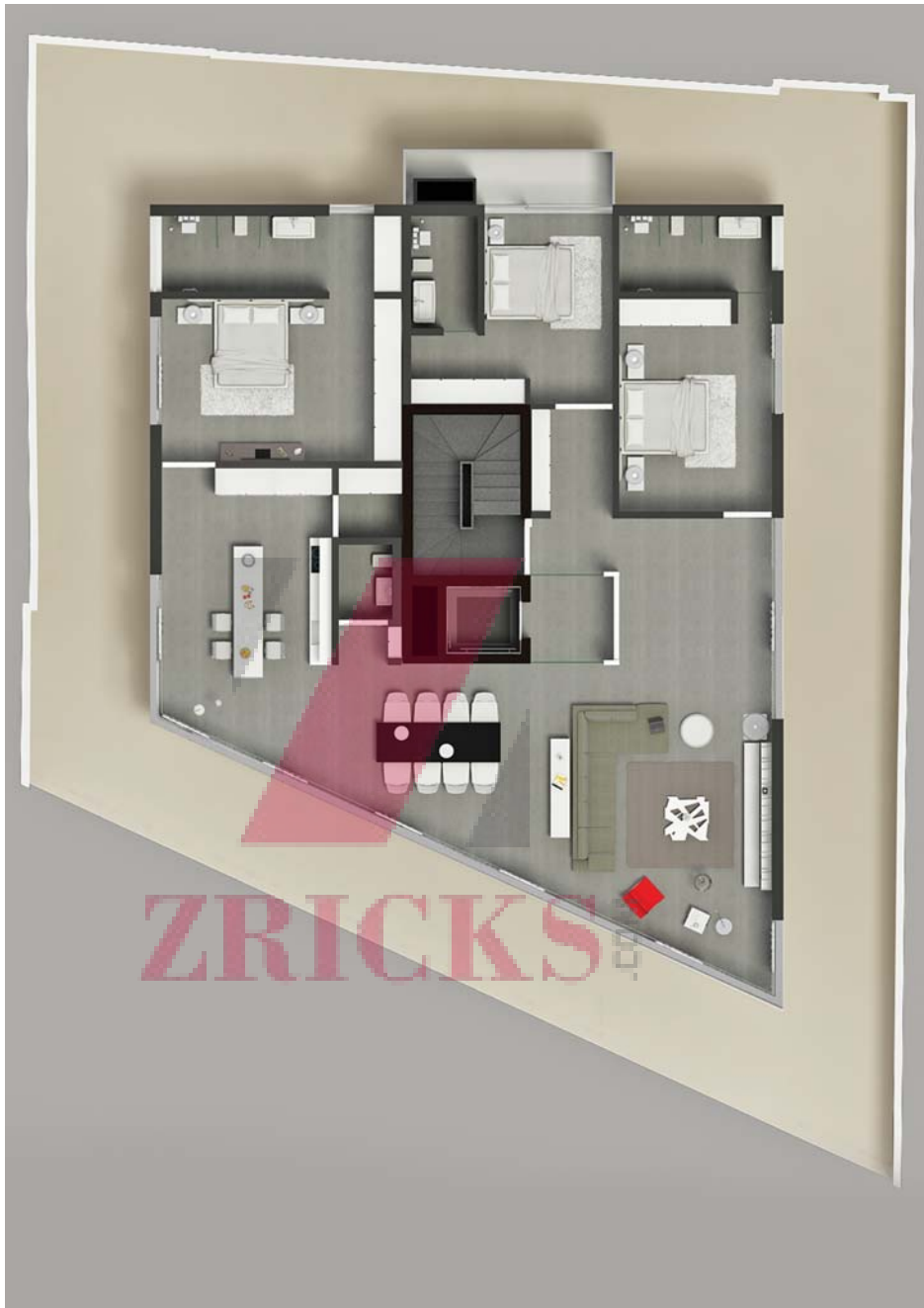
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FLOOR PLAN

The Condominiums  
Floors 1, 2 and 3



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## HIGHLIGHTS

### °A 3 bedrooms

Intimate personal spaces with top-of-the-line en suite showers.

### °B Open living space

A contiguous lobby-living-dining-kitchen plan punctuated by airy passages, the central pillar and fluid partitions.

### °C Designer kitchen

An integral part of the living area, the open kitchen is a space for food and family. State-of-the-art modular designs have been selected from leading brands to bring home the joy of cooking.

### °D Bathrooms

High-end sanitary ware, Italian marble flooring and shower stalls.

### °E Utility area

Separate area for domestic utilities equipped with electrical points for appliances.

### °F Security

High quality biometric locks and video intercom.

## FEATURES

# The Condominiums Floors 1, 2 and 3

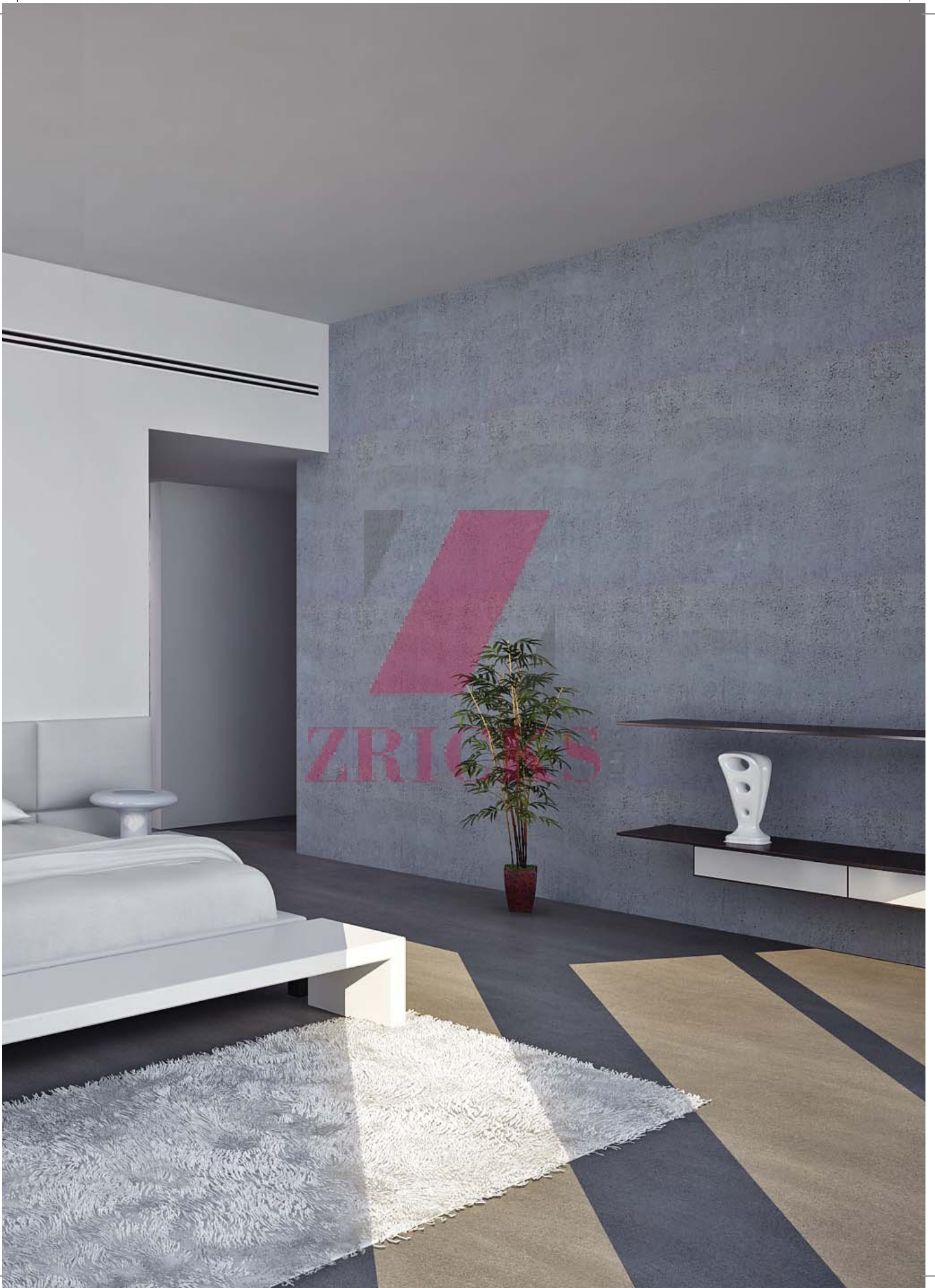
Condominiums for the discerning, these centrally air conditioned and fully automated homes are outfitted with the best the world has to offer. With a complete floor for each condo and an open plan living area, the 2327 sq ft three bedroom residences project a sense of space beyond their measure.



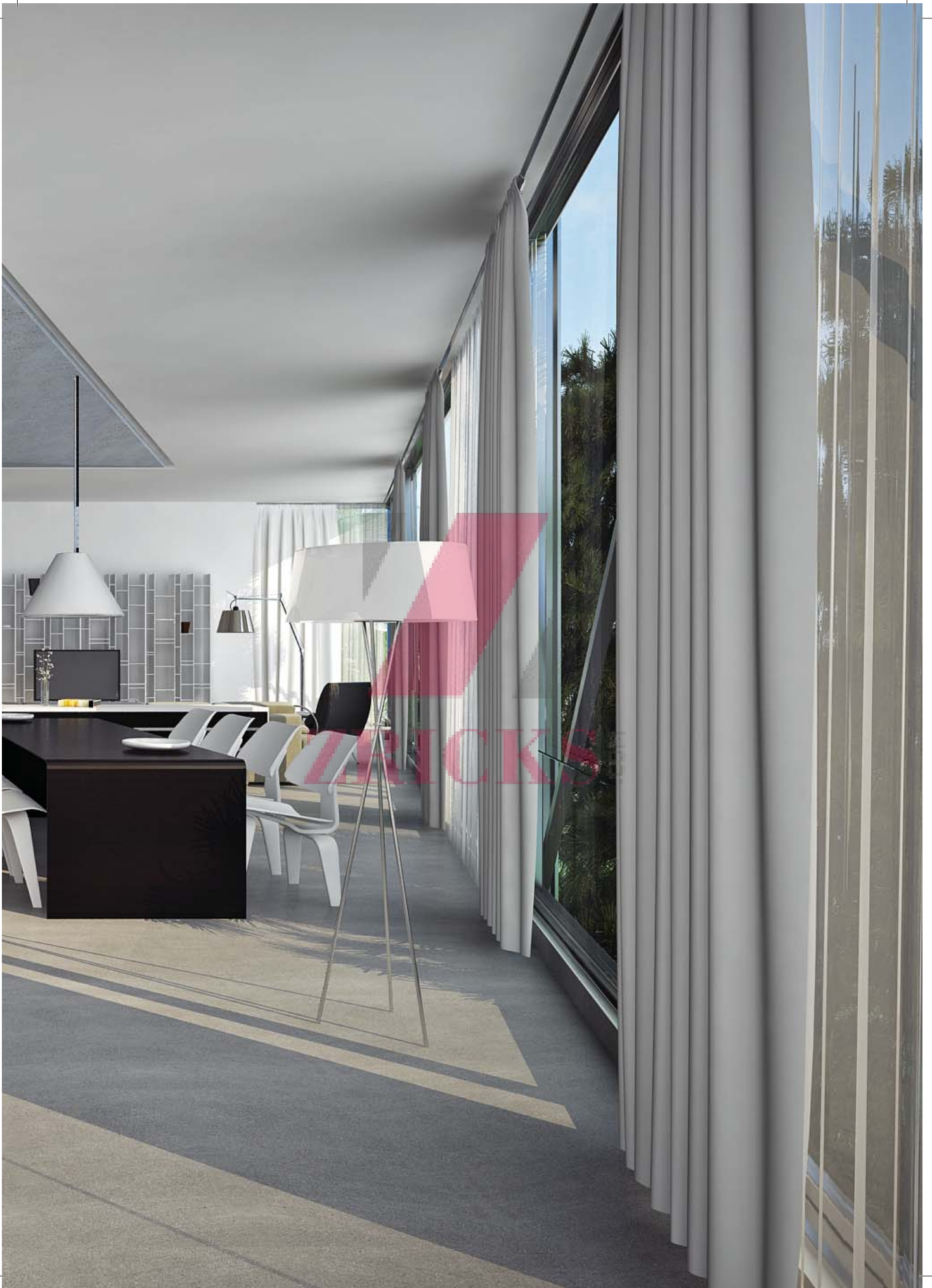
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#### DESIGN DETAIL

## Inside outside The crystal facade

The facade is an alternating rhythm of floor plates and clear glass. Natural light pours in with the extensive use of glass, allowing an enhanced perception of space and a close dialogue with lush trees that flank the property. While glass walls blur the line between the inside and the outside, multiple layers of screens afford privacy and keep sun and sound in or out, as the situation demands.

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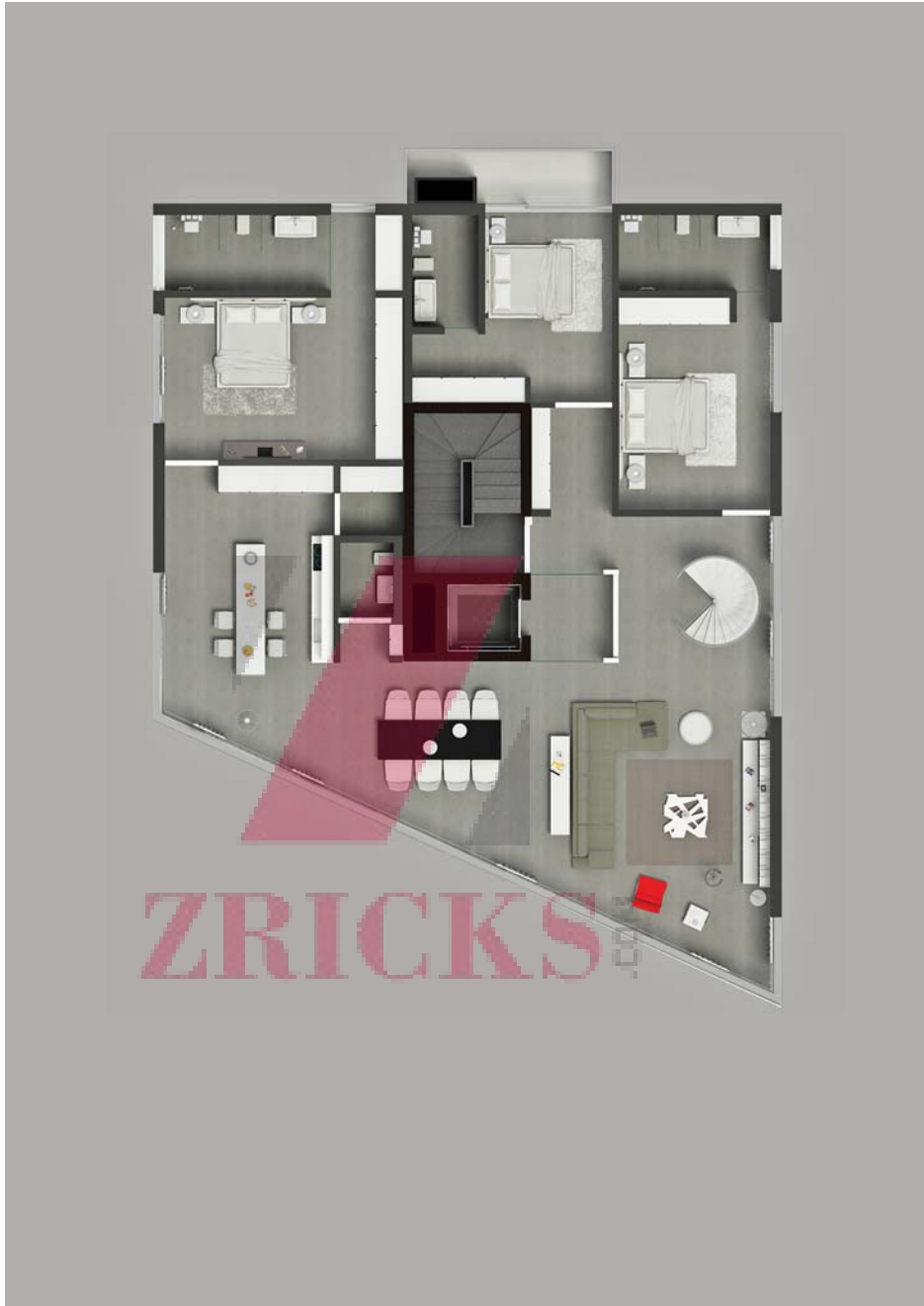
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FLOOR PLAN

# The Penthouse Floor 4 + 5



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## HIGHLIGHTS

### °A 4 bedrooms

With 3 bedrooms on level 1 and the master suite on level 2.

### °B Open plan living

The unobstructed interaction between the living, dining and kitchen areas offers a heightened sense of space and togetherness.

### °C The master suite

Spanning 1575 sq ft, the master suite is everything you want it to be - a luxurious bedroom with a space that can accommodate a gym or studio. Add a jacuzzi or a bar, the choice is yours.

### °D 752 sq feet al fresco deck

Because in the heart of Bangalore, one must enjoy the best of its weather.

## FEATURES

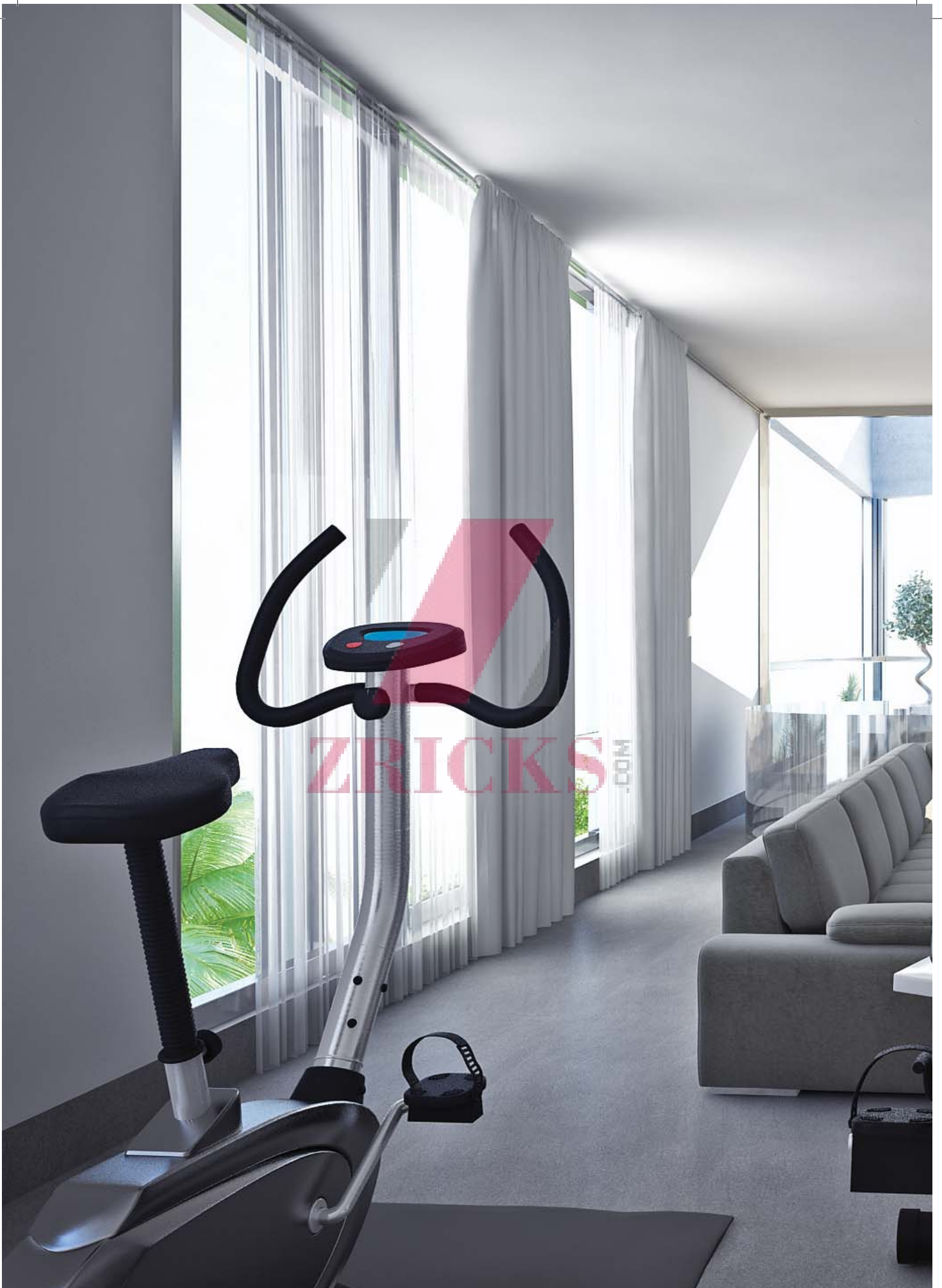
# The Penthouse Floor 4 + 5

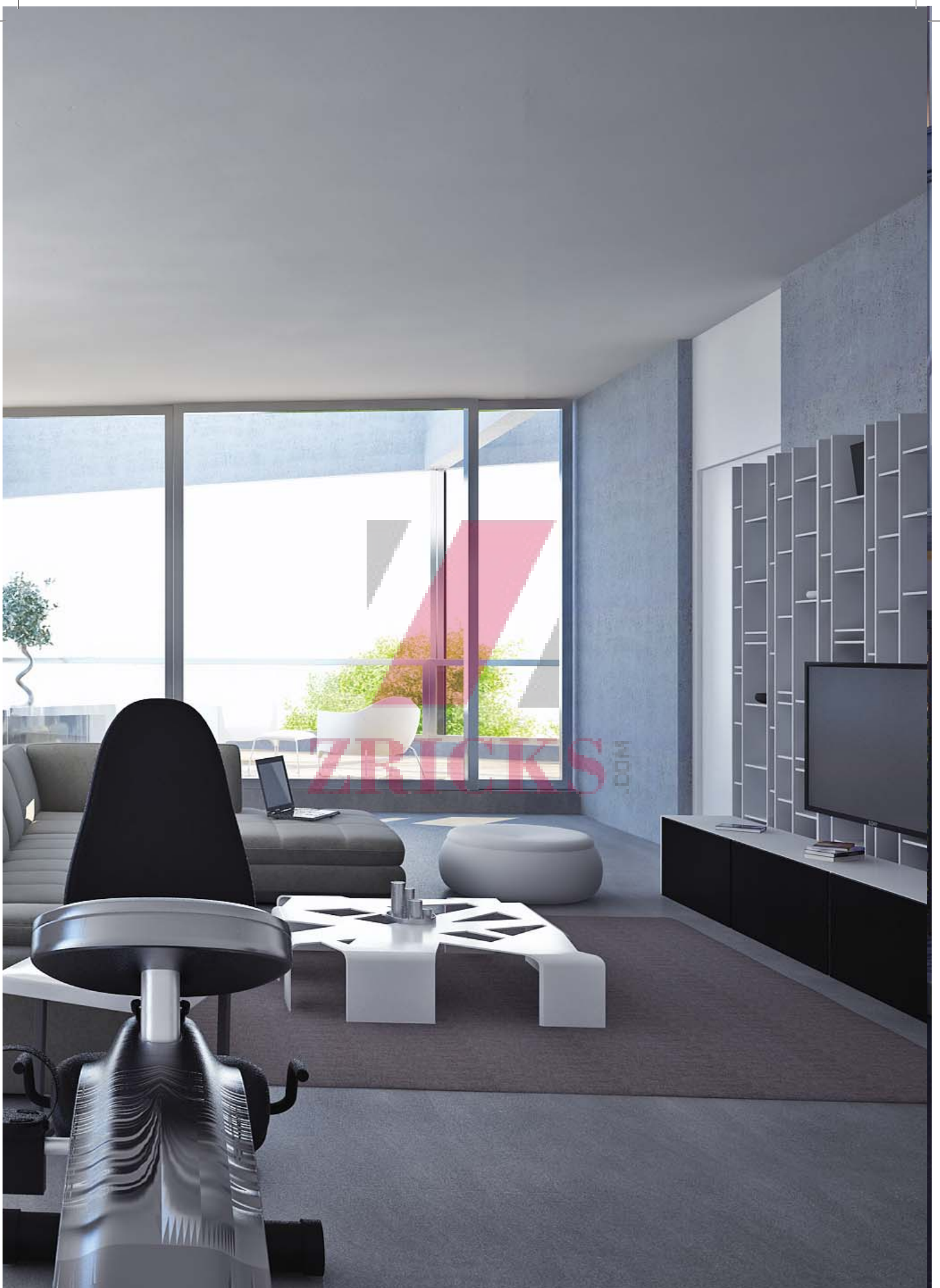
The pièce de résistance, crowning the highest realm of Stratos is the 4654 sq ft penthouse. Sprawling across two floors, it is the ultimate in luxury living. Above the typical Stratos condominium, lies the master suite complete with a fourth bedroom and a customizable space that can be used as a gym, studio or a private den opening out to a 752 sq ft terrace.



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#### DESIGN DETAIL

## Maximized space Open plan

Subtracting unnecessary walls, the lobby-living-dining-kitchen is a free flowing open plan design. Besides making room for more, it gives the living or public area within the condominium a deck-like feel, with its transparent facade making the trees as much a part of the interiors as the exteriors.



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FLOOR PLAN

Ground +  
Common Areas



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## HIGHLIGHTS

### °A Garden parking

For 2 cars per condo amidst manicured lawns with illuminated awning

### °B Car care

Basement car wash and charging points for green cars

### °C Security systems

Smart home automation, CCTV surveillance and video door phones, to filter in only those who are welcome

### °D 24/7 100% Power Backup

Reliable backup power to outlast any outage

## FEATURES

# Ground + Common Areas

The service area of Stratos is designed in tune with its overall spatial and aesthetic concept – whether it's a car park or the security room. We recognize that every part of a space you call home shouldn't just be accessible but also welcoming.



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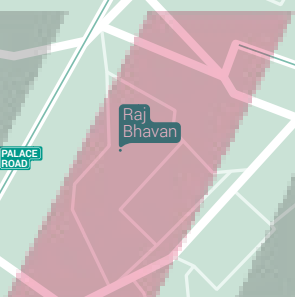
30 Km BIAL ✈️  
3.2 Km Mekhri Circle  
11.9 Km Jakkur Flying Club

4.1 Km Mekhri Circle



Taj West End  
Turf Club

Freedom Park



Raj Bhavan

Cubbon park

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JW Marriott  
UB City

KASTURBA ROAD

Bangalore Club

Ritz Carlton



STRATOS

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LOCATION

## The neighbourhood

The Vidhana Soudha, the governor's house and the Bangalore Palace are three of the most eminent landmarks within a 2 km radius.

Sunday mornings at the Bangalore Golf Club are a quick walk away as is tea at Windsor Manor. Stratos stands above the undisputed center of Bangalore.

Towards Indiranagar 2 Km  
Whitefield 16.5 Km

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OLD AIRPORT ROAD

Karnataka Golf Association 3.5 Km  
Koramangala 6 Km  
Silk Board 9 Km

The logo for Assetz, featuring the word "Assetz" in a white, sans-serif font with a white arc above the letters "s" and "e".

Assetz



● ABOUT US

# Assetz Homes

## Discover platinum living

Assetz Homes is the residential development wing of Assetz Group, headquartered in Singapore. Committed to creating platinum living spaces, we have embarked upon several projects of varying scale across Bangalore.

### 27 Park Avenue

Luxury condominiums in HSR Layout

### East Point

Premium apartments near Marathalli at the cusp of the IT corridor

### Clover Greens

Deluxe golf villas and one of the city's best private courses on Sarjapur-Attibelle Road

### Lumos

2, 3 & 4 bedroom duplex apartments in Yeshwantpur, West Bangalore

### Daintree

Sophisticated apartments in Whitefield

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Welcome to  
Platinum Living

**Assetz Homes**  
#2/1, Embassy Icon Annexure  
Infantry Road, Bangalore - 1  
Karnataka, India.

**Disclaimer:** This brochure is purely conceptual and does not constitute a legal offering. Assetz Homes reserves the right to add, delete, alter or modify any part of the offering described herein. Added elements, if any, showcased are only indicative and / or conceptual and may not be provided by the developer.

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