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TRUST, IT'S WHAT WE BUILD

**SALARPURIA SATTVA**

A CRISIL 'A' Grade Rated Company  
(ISO 9001, 14001 & 45001 Certified Organization)

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**CREDAI**

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Please note: This brochure is a conceptual presentation of the projects and is not to be taken literally. All details are subject to change in design, elevation, plans, rates, facilities and specifications as deemed fit.

BLUE SKIES. CLEAN AIR.  
REACH OUT FOR THE GOOD LIFE

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ON HEMNUR MAIN ROAD

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ON HENDER MAIN ROAD

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## CAREFULLY DESIGNED HOMES IN THE HEART OF NATURE

Welcome to SALARPURIA SATTVI's ASPRE! Homes that come packaged for the "Very Blessed". Homes that are Vaastu designed to usher in good fortune at every turn of life. And then, there is the given from Salarpuria Sattva - plenty of light, air and space.

Salarpuria Sattva's ASPRE is fuss-free and intended for intelligent and practical living. The unique design and layout of ASPRE makes life immensely comfortable with plenty of outdoor and indoor spaces for stress-free living. The recreation spaces are well-planned and neatly tucked into convenient spaces without much utilisation of common areas so that much of the construction allows you to enjoy more space in your home.

Designed to the specifications of global best practices with stringent environment specifications, ASPRE promises you the 'good-life' in the most 'soft after' and up-coming locations of Bangalore, in the heart of nature with open expanses, bright blue skies, amidst the bountiful goodness of nature.



ON HENNAUR MAIN ROAD

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## TASTEFUL ARCHITECTURE WITH ALL THE NECESSITIES OF MODERN LIVING

ASPIRE is designed for comfort and peaceful living.

There are 3 internally connected towers - Wing Sparrow, Wing Falcon, Wing Mynah.

The structure has Basement, Ground + 12 Floors

It is built on 1.7 acres. The built-up area is 2.3 lakh sqft.

There are 119 stylishly designed and spacious laid-out 3 BHK apartments.

The apartments are in sizes ranging between 1800 to 2100 sqft.

There are recreation facilities for all age groups - from children to pensioners.

ASPIRE is styled around your contemporary lifestyle needs,

to give you the quality of life you have always imagined.

A touch of green on each and every balcony and greenery all around completes your dream  
of an aesthetically designed stylish lifestyle.

Architect: Kabir Hira

Landscaping by: Malik Design




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SPACIOUS HOMES DESIGNED  
FOR BALANCE AND HARMONY

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ON HENRIE MAIN ROAD





LOCATED ON HENNUR MAIN ROAD  
WITH A FABULOUS VIEW  
OF MEADOWS AND FRUITY ORCHARDS

ASPIRE is located on Hennur Main Road, enroute to the Bangalore International Airport, making it a very attractive location for home seekers. Being a newer locality this area has an abundance of natural beauty. Fresh air, expanses of greenery, birds and orchards create an ambience that is rare in a booming metropolitan city.

ASPIRE is conveniently located very close to educational institutes - schools, kindergartens and colleges. It is just 3 minutes away from Salarpuria Sattva's premium GOLD SUMMIT (One of the tallest building in Bangalore) and other premium new properties coming up quickly in the area.

Close to the Marysta IT Park, the location is convenient for those working in IT companies. It has excellent connectivity to key residential areas and marketplaces, hospitals, schools, corporate offices - all within 3-10 minutes from the property. Hennur Main Road is a key growth area in Bangalore and has tremendous investment opportunity. Properties are expected to appreciate significantly in a few years.

LOCATIONS CLOSE  
TO ASPIRE

Marysta IT Park - 12 mins  
Blossom - 3 mins  
Ring Road - 7 mins  
International Airport - 20 mins  
MG Road - 25 mins  
Salarpuria Sattva Gold Summit - 3 mins

**Educational Institutes:**

Delhi Public School - 10 Mins  
Legacy School - 5 mins  
Fazan College of Management - 0 mins  
United International School - 8 mins

**Nearest Localities:**

Cox town - 12 mins  
Hebbal - 12 mins  
Indanagar - 20 mins  
Russel Market - 15 mins  
Elements Mall - 10 mins  
BNR road - 2 mins  
Close to Shell Campus and SEZ  
Super Market - 2 Mins  
Sports Centre - 2 mins  
Karnataka Bank - Walkable distance

**Hospital:**

Columbia Asia - 12 mins  
Home of Hope - 1km  
Trinity Nursing Home - 2.5 km



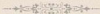
ON HENNUR MAIN ROAD

## OUTDOOR AMENITIES



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CONSTRUCTION

- Children's Play Area
- Meditation Zone
- Seating Avenue
- Senior Citizen's Corner
- Landscaped Walkways
- Swimming Pool



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## INDOOR AMENITIES



- Squash Court
- Gym
- Table Tennis
- Snooker
- Recreation Room



ON HENNER MAIN ROAD

# MASTER PLAN



## LEGENDS

- 01 Entry Plaza
- 02 Feature Wall
- 03 Paving
- 04 Sculpture
- 05 Meditation Zone
- 06 Pavilion
- 07 Surface Parking
- 08 Childrens Play Area
- 09 Seating Avenue
- 10 Senior Citizens Corner
- 11 Pool at 1<sup>st</sup> Floor Level
- 12 Terrace Garden
- 13 Jogging Track
- 14 Drive Way
- 15 Perimeter Planting
- 16 Planting Islands
- 17 Club House

A TRULY STRESS-FREE ENVIRONMENT  
THAT GIVES WINGS TO YOUR DREAMS

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ON HENRIK MAIN ROAD

WING SPARROW

TYPICAL FLOOR PLAN



UNIT PLANS



TYPE: 38HK+3T - 2041 SFT



TYPE: 38HK+3T - 1891 SFT



TYPE: 38HK+3T - 1832 SFT



TYPE: 38HK+3T - 2093 SFT

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WING FALCON

TYPICAL FLOOR PLAN



# WING FALCON

## UNIT PLANS



TYPE: 3BHK+3T - 1949 SFT



TYPE: 3BHK+3T - 2020 SFT

WING MYNAH

TYPICAL FLOOR PLAN



UNIT PLANS



TYPE: 3BHK+3T - 1904 SFT



TYPE: 3BHK+3T - 1902 SFT



TYPE: 3BHK+3T - 2002 SFT



TYPE: 3BHK+3T - 2045 SFT

ENTRY GATE



## SPECIFICATIONS

### 1. Structure:

- RCC framed structure

### 2. Flooring:

#### a. Common area:

- Lift lobby: Granite flooring/vitrified flooring
- Corridor: Vitrified tiles flooring

#### b. Apartment:

- Foyer, Living and Dining: Vitrified tiles flooring
- Bedrooms and Kitchen: Vitrified tiles flooring
- Balcony and Utility: Antiskid ceramic tiles

#### c. Toilets:

- Antiskid Ceramic tiles flooring
- Glazed/ceramic tile dado up to 7' height

### 3. Kitchen:

- Granite kitchen counter
- Stainless steel sink with single bowl and single drain board
- Hot and cold wall mixer
- Provision for water heater and purifier fixing
- Inlet and outlet for washing machine and dish washer

### 4. Toilets:

- Chromium plated fittings
- Hot and cold wall mixer for all the toilets
- Health faucet for all the toilets
- Granite counter top washbasin in master bathroom
- European Water Closet (EWC)

### 5. Doors:

- Main door of Melamine Teak wood frame & architraves.
- Main door shutter with one side Masonite skin / Teak veneer with melamine polish.
- Internal doors of salwood frame & architraves.
- Internal shutters with enamel painting.

### 5. Windows:

- Anodized aluminium windows with mosquito mesh
- Ventilators for toilets

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ON HENRUR MAIN ROAD

POOL



## SPECIFICATIONS

### 7. Painting:

- Exterior walls with textured finish
- Internal walls with plastic emulsion and ceilings with oil bound distemper

### 8. Electrical:

- TV point in the living room and master bedroom
- Fire resistant electrical wires of reputed make
- One earth leakage circuit breaker for each apartment
- Electrical modular switches of reputed make
- Split A/C power point in master bedroom
- Conduit provision for A/C in all other bedrooms

### 9. Cable TV:

- An exclusive network of Cable TV will be provided with a centralized control room at a convenient location (user to pay the operator on a monthly basis)

### 10. Telephone/Intercom Facility:

- Telephone points in living area and master bedroom
- Intercom facility from each apartment to the security room, club house and other apartments
- Facilities to receive direct incoming calls as well as dial outside LOCAL/STD (Outgoing calls to be charged at actual)
- A telephone system with intercom facility will be installed with cabling done up to each flat

### 11. Lifts:

- Automatic passenger lifts

### 12. Power Back Up:

- Stand by generator for lights in common areas, lifts and pumps
- Individual apartments to have a back up of 3 KVA

### 13. Security Systems:

- Round the clock security
- Trained security personnel



ON HENRICH MAIN ROAD



LANDSCAPE



ZRC

### GREENAGE

Near Main Road, Bangalore



### DIVINITY

Myson Road, Bangalore



### MAGNIFICIA

Old Madhav Road, Bangalore



### EAST CREST

Near Reddy's Cross, DHR Road, Bangalore



### ASPIRE

Near Main Road, Bangalore



### SENORITA

Gajjar Main Road, Bangalore



### NORTHLAND

Near Main Road, Bangalore



### CELESTA

Adjacent to IIT Park, Lake, Bangalore



### KINGS DOMAIN

Near Indiranagar, Bangalore



### CASA IRENE

Banashanthur Main Road, Bangalore



### CASA CRESCENT

Banashanthur Road, Bangalore



### LAUREL HEIGHTS

Banashanthur Main Road, Bangalore



### CADENZA

Balle Gate Junction, Bangalore



### GOLD SUMMIT

Near Main Road, Bangalore



### PIPAL TREE

Off Kogal Main Road, Bangalore





TRUST, IT'S WHAT WE BUILD

## Reputation.

That which is built by propaganda.  
Or by a decent body of work.

What makes Salarpura Satesh Group different from other property developers? Simple, we've scripted more verticals in the real estate domain than any other player.

The Group, today, has presence in fields like urban development, hospitality, retail, interiors, facilities management and a strong foothold in commercial and residential development domain.

The Group has accomplished over 15 million sq. property development so far, with around 30 million sq. of future development spread across various cities in India.

SALARPURA (SATS) Corporate Head quarter in Bangalore.

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