A vintage map of the world is the central focus, with a red line pointing to the southern tip of Africa. The map is surrounded by various items: a magnifying glass on the right, a compass on the left, and an open book with text on the bottom right. The text is in Spanish and appears to be a historical or geographical account. The overall scene is lit with warm, golden light, suggesting an old, well-used desk or study.

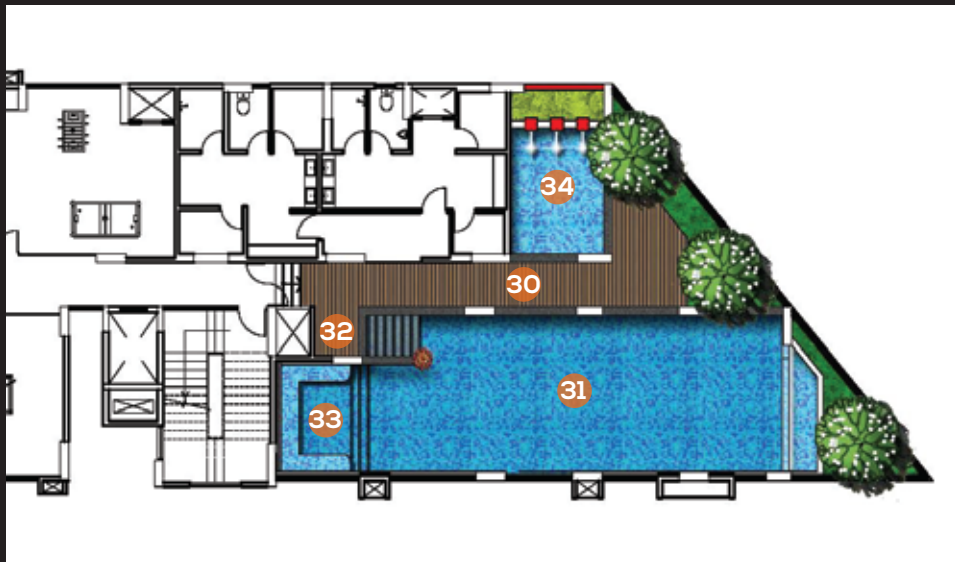
# A LOCATION THAT PLACES YOU AT THE CENTRE OF EVERYTHING

# MASTER PLAN



## LEGEND

- |                                       |                                  |
|---------------------------------------|----------------------------------|
| 1.Entry/exit                          | 21.Chess Board                   |
| 2.Security Portal                     | 22.Multi-purpose Court 10mx16.5m |
| 3.Entrance Special Paving             | 23.Children Play Area            |
| 4.Pedestrian Walkway- 1.8 M Wide      | 24.Care Taker's Pavilion         |
| 5.Festival Plaza                      | 25.Therapeutic Walk              |
| 6.Frp Feature Wall                    | 26.Car Turn -around              |
| 7.Node Special Paving                 | 27.6m Wide Emergency driveway    |
| 8.Pylon                               |                                  |
| 9.Half - Football Court               |                                  |
| 10.Grand Lawn                         |                                  |
| 11.Walkway                            |                                  |
| 12.Ramp - To Basement                 |                                  |
| 13.Tower Entrance Special Paving      |                                  |
| 14.Tree Plaza                         |                                  |
| 15.Fire Driveway - 8.0m Wide          |                                  |
| 16.Elder's Court                      |                                  |
| 17.Services                           |                                  |
| 18.Lobby Entrance Special Paving      |                                  |
| 19.Entrance Water Feature W/Sculpture |                                  |
| 20.Cricket Practice Net               |                                  |



### INTERNAL LANDSCAPE

- 28.Water Court
- 29.Sculpture Court

### POOL LEVEL LANDSCAPE

- 29.Pool Deck
- 30.Main Pool
- 31.Pool Seater
- 32.Entry To Pool
- 33.Seater Jacuzzi
- 34.Kid's Pool



# CLUB HOUSE GROUND FLOOR



# CLUB HOUSE FIRST FLOOR



An aerial, long-exposure photograph of a city highway interchange at night. The image shows multiple lanes of traffic with light trails from cars and streetlights. The interchange is surrounded by dense urban development, including apartment buildings and commercial structures, all illuminated by city lights. The overall scene is a vibrant, high-angle view of a busy city at night.

DRIVE TO DISCOVER  
WHAT LIFE CAN BE!



## SCHOOLS

THE DEENS ACADEMY	7.10 KM
EURO SCHOOL	500 MTR
GOPALAN NATIONAL	650 MTR
GOPALAN INTERNATIONAL	750 MTR
BRIGADE SCHOOL	1.50 KM
VYDEHI SCHOOL	3.80 KM
VIBGYOR HIGH SCHOOL	4.50 KM
RYAN INTERNATIONAL	4.60 KM
CAMBRIDGE SCHOOL	6.40 KM
THE DEENS ACADEMY	7.10 KM
ORCHID INTERNATIONAL	8.70 KM

## + HOSPITALS

VYDEHI HOSPITAL	3.90 KM
COLUMBIA ASIA HOSPITAL	8.30 KM
SRI SATYA SAI GENERAL HOSPITAL	4.60 KM
MANIPAL HOSPITAL	2.20 KM
RAINBOW CHILDREN	4.30 KM
CLOUD NINE	2.50 KM



## MNC

SAP LABS	2.20 KM
AIRBUS	2.40 KM
CAPGEMINI	2.20 KM
HP	4.00 KM
ORACLE	4.40 KM
NETAPP	800 MTR
QUALCOMM	2.90 KM
DELLOITTE`	8.40 KM
TCS	4.40 KM
GE	2.50 KM
MERCEDES BENZ	4.40 KM
ACCENTURE	5.10 KM
SAMSUNG	4.20 KM
SOCIETE GENERATE	5.90 KM



## MALL

PHOENIX MARKET	3.00 KM
VR MALL	3.00 KM
FORUM VALUE MALL	8.20 KM
INORBIT MALL	4.00 KM
ASCENDUS PARK	4.30 KM

# ACCESSIBILITY

THE HOMES ARE JUST WALKING DISTANCE FROM  
SCHOOLS, OFFICE, HOSPITALS AND MALLS





HERE'S THE PERFECT HOME FOR THOSE  
WHO LIKE ONLY THE FINEST THINGS  
THAT LIFE HAS TO OFFER





GYM





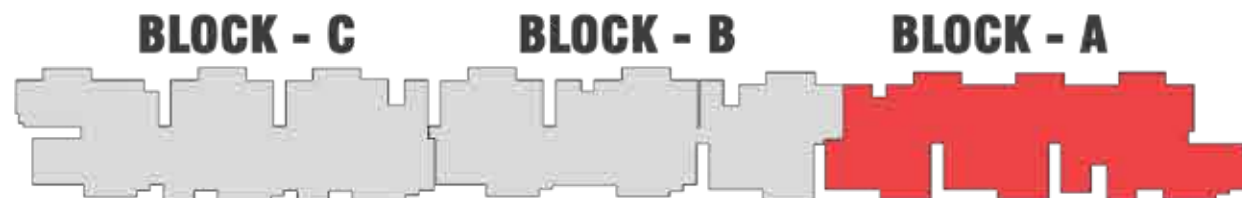
LOBBY



# BLOCK A



# KEYPLAN



# BLOCK A

## 2BHK



UNIT NO 302 - 1402, 303 - 1403	
AREA STATEMENT	
S.B.U.A	- 1264 sft
Carpet Area	- 828 sft
Balcony Area	- 55 sft

### KEYPLAN

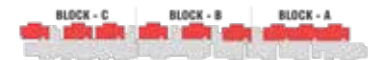


## 2BHK



UNIT NO 304 - 1404, 305 - 1405, 306 - 1406	
AREA STATEMENT	
S.B.U.A	- 1232 sft
Carpet Area	- 799 sft
Balcony Area	- 55 sft

### KEYPLAN



## 3BHK



UNIT NO 301 - 1401	
AREA STATEMENT	
S.B.U.A	- 1799 sft
Carpet Area	- 1088 sft
Balcony Area	- 186 sft

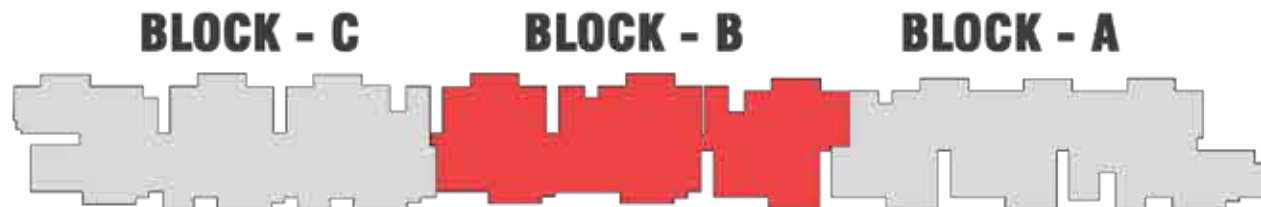
### KEYPLAN



# BLOCK B



# KEYPLAN





# BLOCK B

2BHK



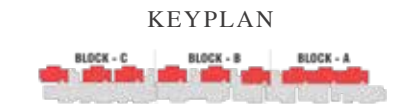
UNIT NO 201 - 1401	
AREA STATEMENT	
S.B.U.A	- 1264 sft
Carpet Area	- 828 sft
Balcony Area	- 55 sft



2BHK



UNIT NO 204-1404, 205-1405, 206-1406	
AREA STATEMENT	
S.B.U.A	- 1232 sft
Carpet Area	- 799 sft
Balcony Area	- 55 sft



2.5 BHK



UNIT NO 202 - 1402, 203 - 1403	
AREA STATEMENT	
S.B.U.A	- 1565 sft
Carpet Area	- 1043sft
Balcony Area	- 60 sft



# BLOCK C



# KEYPLAN

**BLOCK - C**

**BLOCK - B**

**BLOCK - A**



# BLOCK C

## 2BHK



UNIT NO	
204 - 1404, 205 - 1405, 206 - 1406	
AREA STATEMENT	
S.B.U.A	- 1232 sft
Carpet Area	- 799 sft
Balcony Area	- 55 sft

### KEYPLAN



## 2.5 BHK



UNIT NO	
203 - 1403	
AREA STATEMENT	
S.B.U.A	- 1565 sft
Carpet Area	- 1043sft
Balcony Area	- 60 sft

### KEYPLAN



## 3BHK



UNIT NO	
201 - 1401, 202 - 1402	
AREA STATEMENT	
S.B.U.A	- 1866 sft
Carpet Area	- 1210 sft
Balcony Area	- 123 sft

### KEYPLAN



# SPECIFICATION

## STRUCTURE

- R.C.C. FRAMED STRUCTURE TO WITHSTAND WIND & SEISMIC LOADS AS PER IS CODE.
- SUPERSTRUCTURE: SOLID BLOCK MASONRY.

## DOORS

- MAIN DOORS: ENGINEERED HARD WOOD FRAME WITH DESIGNER SHUTTERS OF 38 MM THICKNESS WITH MELAMINE FINISHED ON BOTH SIDES.
- INTERNAL DOORS: ENGINEERED HARD WOOD FRAMES WITH DESIGNER SHUTTERS OF 38 MM THICKNESS WITH MELAMINE FINISHED ON BOTH SIDES.
- FRENCH DOORS: UPVC DOOR SYSTEMS WITH SLIDING SHUTTERS WITH MOSQUITO MESH.
- WINDOWS: UPVC WINDOW SYSTEMS WITH SAFETY GRILLS AND PROVISION FOR MOSQUITO MESH.
- ALL HARDWARE OF REPUTED MAKE.

## PAINTINGS

- EXTERNAL: TEXTURED /SMOOTH FINISH AND TWO COATS OF EXTERIOR EMULSION PAINT.
- INTERNAL: SMOOTH PUTTY FINISH WITH TWO COATS OF PREMIUM EMULSION PAINT FOR WALLS AND ACRYLIC EMULSION PAINT FOR CEILING OVER A COAT OF PRIMER.

## KITCHEN

- PROVISION FOR SOFTENED WATER.

## TELECOM / INTERNET/ CABLE TV

- PROVISION FOR INTERNET, DTH, TELEPHONE & INTERCOM.

## FLOORING

- COMMON AREA, CLUB HOUSE LOUNGE/ GF LOBBY- GRANITE FLOORING.  
STAIRCASES/CORRIDORS: GRANITE FLOORING.
- LIVING, DINING, BEDROOMS & KITCHEN: 800 X 800 MM SIZE DOUBLE CHARGED VITRIFIED TILES.
- MASTER BED ROOM: LAMINATED WOODEN FLOORING.
- BATHROOMS: ANTI-SKID CERAMIC.
- ALL BALCONIES/UTILITIES: RUSTIC CERAMIC TILES.
- DADOING IN KITCHEN: GLAZED CERAMIC TILES DADO UPTO 2' HEIGHT ABOVE KITCHEN PLATFORM.
- BATHROOMS: GLAZED CERAMIC TILE DADO UP TO FALSE-CEILING HEIGHT.
- UTILITIES: TILES DADO UP TO 3' HEIGHT.
- BASEMENT: CEMENT CONCRETE POWER TROWELLED WITH SMOOTH FINISH (VDF FLOORING)

## CLUB HOUSE AMENITIES

- GROUND FLOOR: ENTRANCE LOBBY, INFORMAL SPACE FOR MEETING, PARTY LAWN & MULTIPURPOSE HALL.
- FIRST FLOOR: ADMIN ROOM/WORK STATION, BUSINESS CENTRE, LIBRARY, INDOOR GAMES LIKE CHESS, CAROM, FOSEBALL, AIR HOCKEY, CARDS TABLE, BILLIARDS, TABLE TENNIS, GYMNASIUM, ADULT POOL & KIDS POOL.

## LIFTS

- ONE 08 PASSENGER LIFT & ONE 13 PASSENGER LIFT FOR EACH BLOCK WITH AUTO RESCUE DEVICE WITH V3F FOR ENERGY EFFICIENCY. (SCHINDLER OR EQUIVALENT MAKE)

## **OPEN AREA AMENITIES**

- FESTIVAL PLAZA, FRP FEATURE WALL, HALF- FOOTBALL COURT, TREE PLAZA, ELDER'S COURT, ENTRANCE WATER FEATURE WITH SCULPTURE, CRICKET PRACTICE NET, CHESS BOARD, MULTI-PURPOSE COURT, CHILDREN'S PLAY AREA, CARE TAKER PAVILION, THERAPEUTIC WALK, WATER COURT & SCULPTURE COURT.

## **SECURITY**

- ROUND-THE-CLOCK SECURITY SYSTEM.  
INTERCOM FACILITY TO ALL APARTMENTS CONNECTING TO SECURITY ROOM.
- PANIC BUTTON AND INTERCOM IS PROVIDED IN THE LIFTS CONNECTED TO THE SECURITY ROOM.
- SOLAR POWER FENCING AROUND THE COMPOUND.
- SURVEILLANCE CAMERAS AT THE MAIN SECURITY AND ENTRANCE OF EACH BLOCK.

## **BATHROOMS**

- GRANITE COUNTER FOR WASH BASIN.
- WALL MOUNTED EWC WITH CONCEALED FLUSH TANK.
- SINGLE LEVER DIVERTER CUM SHOWER.
- SANITARY: TOTO OR EQUIVALENT.
- C.P FITTINGS : GROHE OR EQUIVALENT

## **ELECTRICAL**

- CONCEALED COPPER WIRING OF ANCHOR/V-GUARD OR EQUIVALENT.
- MODULAR SWITCHES: NORYSIS OR SCHNEIDER MAKE.
- POWER OUTLETS FOR AIR CONDITIONERS IN ALL BED ROOMS.
- POWER OUTLETS FOR GEYSERS AND EXHAUST FANS IN ALL BATHROOMS.
- POWER OUTLETS IN KITCHEN FOR HOB, CHIMNEY, REFRIGERATOR, MICROWAVE OVEN & MIXER AND FOR WASHING MACHINE IN UTILITY AREA.  
POWER SUPPLY FOR 3 BHK: 5 KW, 2 BHK/2.5 BHK: 4 KW & 1 BHK: 3 KW.
- DG BACKUP FOR 3 BHK: 1.5 KVA & FOR 2 BHK/2.5 BHK/1BHK: 1 KVA.
- 100 % DG BACKUP POWER FOR LIFTS, PUMPS & LIGHTING IN COMMON AREAS.

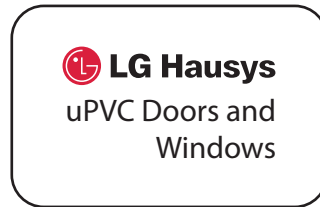
## **WTP & STP**

- FULLY TREATED WATER MADE AVAILABLE THROUGH AN EXCLUSIVE WATER SOFTENING AND PURIFICATION PLANT (IN CASE OF BORE WATER).
- SEWAGE TREATMENT PLANT OF ADEQUATE CAPACITY AS PER NORMS WILL BE PROVIDED INSIDE THE PROJECT, TREATED SEWAGE WATER WILL BE USED FOR THE LANDSCAPING / FLUSHING PURPOSE.

## **OTHER FEATURES**

- CAR CHARGING POINTS.

# INTERNATIONAL BRANDS



# PROJECT PARTNERS

## ARCHITECT



43, CKB Plaza, 2nd Floor, Varthur Main Road,  
Marathahalli, Bengaluru - 560037,  
Mob: +91 8431 666 999, Tel: 080 4216 1470,  
[www.sumadhuragroup.com](http://www.sumadhuragroup.com)

## STRUCTURAL CONSULTANT



DesignTree Service Consultants Pvt Ltd | Consulting  
Engineers | # 7, Laxmi Narasimha Complex | 15th  
Cross, 100 Feet Ring Road | 4th Phase, J.P.Nagar  
Bangalore - 560 078, INDIA | T: + 91 80 4122 5481 /  
4091 9417 | F: +91 80 4122 5479 | M: +91 7349358536

## LANDSCAPE CONSULTANT



Eco-design Landscape Architect & Planning  
#8, 1st A Main, Stag Ext., ST Bed,  
Koramangala IV Block, Bangalore - 560095  
Ph: 080-4060 9842

## MEP SERVICES CONSULTANT



DesignTree Service Consultants Pvt Ltd | Consulting  
Engineers | # 7, Laxmi Narasimha Complex | 15th  
Cross, 100 Feet Ring Road | 4th Phase, J.P.Nagar  
Bangalore - 560 078, INDIA | T: + 91 80 4122 5481 /  
4091 9417 | F: +91 80 4122 5479 | M: +91 7349358536

# LIST OF APPROVALS OF SUMADHURA NANDANAM

SI.NO	LIST OF APPROVALS	SANCTION AUTHORITY	CURRENT STATUS	DATE OF APPROVAL	APPROVAL NO
1	BBMP LICENCE	BRUHAT BANGALORE MAHANAGARA PALIKE	APPROVED	21-04-2018	BBMP/ADD.DIR/ID NORTH/LP.O171/2017-18
2	BWSSB	BANGALORE WATER SUPPLY AND SEWAGE BOARD	APPROVED	12/03/2018	BWSSB/EIC/CE(M)-DCE(M)TA-1/11484/2017-18.
3	KSPCB	KARNATAKA STATE POLLUTION CONTROL BOARD	APPROVED	23/03/2018	PCB/7028/CNP/17/H-1101
4	SEIAA	STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT AUTHORITY-KARNATAKA	APPROVED	23/02/2018	NO.SEIAA/145/CON/2017
5	FIRE	KARNATAKA STATE FIRE AND EMERGENCY SERVICES	APPROVED	01/03/2018	GBC(1)368/2017. DOC NO.KSFES/NOC/947/2017.
6	AAI	AIRPORT AUTHORITY OF INDIA	APPROVED	05/01/2018	BANG/SOUTH/B/121817/268801
7	BSNL	BHARAT SANCHAR NIGAM LIMITED	APPROVED	27/11/2017	DE/SAN/BG/S-11/VOL-XV111/38
8	BESCOM	BANGALORE ELECTRICAL SUPPLY COMPANY LIMITED	APPROVED	04/01/2018	EEE/INR/AEE(O)/NOC/AET-2/7401-02
9	BMRCL	BANGALORE METRO RAILWAY COMPANY LIMITED	APPROVED	01/01/2018	BMRCL/LAQ/PHASE-2/REACH-1E/2017-18/663
10	KPTCL	KARNATAKA POWER TRANSMISSION CORPORATION LIMITED	APPROVED	18/11/2017	CEE/TZB/SEE(O)AE-1417/2017-18

## COMPLETED PROJECTS



SUMADHURA'S LAKE BREEZE



SUMADHURA'S ESSENZA



SUMADHURA'S SHIKARAM



SUMADHURA'S SILVER RIPPLES



SUMADHURA'S PRANAVAM



SUMADHURA'S SOHAM

## ABOUT SUMADHURA

Creating landmarks across the skyline of Bengaluru and Hyderabad, the team at Sumadhura Infracon Pvt. Ltd. are happy to be 'homemakers' to a rising number of residents in premier properties across South India. The Sumadhura Signature of Success is centred around these core values; the ability to deliver luxurious housing projects on-time, across hand-picked locations, at honest prices while ensuring that the quality of construction is impeccable. Our expertise in the acquisition of land, appointment of architects and designers, construction and sales to after-sales-service has earned us a reputation among Bangalore's forerunners in real estate development. It is our vision to continuously expand our footprint in the construction industry by building lasting relationships with our clientele and all concerned on the foundations of performance, trust and confidence.





**ONGOING PROJECT IN BANGALORE**



**SUMADHURA EDEN GARDEN**

**ONGOING PROJECT IN HYDERABAD**



**SUMADHURA ACROPOLIS**

## SUMADHURA'S SIGNATURE OF SUCCESS



43, CKB Plaza, 2nd Floor, Varthur Main Road, Marathahalli, Bengaluru - 560037,  
Mob: +91 8431 666 999, Tel: 080 4216 1470, [www.sumadhuragroup.com](http://www.sumadhuragroup.com)

SITE ADDRESS: SUMADHURA NANDANAM  
BBMP KATH NO: 1087,SY.NO 10/2, HOODI VILLAGE, K.R PURAM  
GRAPHITE INDIA ROAD, NEXT TO SUNDARAM BENZ SHOWROOM,BENGALURU-560048

PRM/KA/RERA/1251/446/PR/180507/001667  
<https://rera.karnataka.gov.in>