

**VIVANSAA  
BLESSINGS**

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HEAVEN OF YOUR DREAMS





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## GARDEN SILICON CITY

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Bangalore being the fifth largest city in India, is mostly sought after by professionals. Also known as the Silicon Valley and the IT Hub, it is known for its array of ITs and startups spread all over the city. Bangalore has a Utopian climate, always nice and never extreme. You can enjoy this climate at any time of the day. It is simply surreal here. Apart from the IT parks, this beautiful city is known for its greens and gardens. The city has a blanket of green cover strewn across the city. The city is also very famous for its nightlife. Taken on the name, "Pub City", Bangalore has club dancing, pub hopping, wild partying scenes in the city. The heritage of Bangalore is maintained in architecture, temples, monuments and even palaces. Sightseeing in Bangalore is an eye opener to anyone. That is the richness of this city. Temples, monuments and even palaces. Sightseeing in Bangalore is an eye opener to anyone. That is the richness of this city.





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## IN THE MIDDLE OF EVERYWHERE

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Located in increasingly trendy Sarjapur vicinity, Vivansaa Blessings is refreshingly modern home that boasts exquisite detailing which shapes your perfect lifestyle. The Vivansaa Blessings is designed to provide everything at an arm's length. Sarjapur, being the hotspot of Bangalore is seeing a drastic change in terms of its demand and infrastructure. There are many commercial centers and educational institutions in Sarjapur Road, such as Infosys SEZ Tech Park, ITM Institute of Hotel Management, Bangalore Technological Institute, Bangalore College of Engineering and Technology, and more. Popular residential properties present in this locality that are situated amidst natural greenery and serene surroundings include Heritage County, Peninsula Infra, Icon Laurels, and Icon Sanctuary. Not to forget the massive project – Azim Premji Foundation that will be making a prime statement at Sarjapur.





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IT'S OWN  
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The finest collection of homes that are planned for you to live happy and feel large is Vivansaa Blessings. Designed in an absolute charming, well planned and well zoned aesthetic. It is one of a kind contemporary craftsman design that makes you feel riveted every time you walk into your home. At Vivansaa Blessings, you are met with vibrancy of natural light every morning that flourishes on the walls and beautiful gardens where you feel the landscape is graced by beauty herself. Here, the house provides variety of sensations accented with fresh free flowing spaces, where you live life to the happiest.





The Vivansaa Group, is a dynamic company evolved in Indian real estate industry, Originally incorporated as Vijcon Properties at Pune in 2012. Vivansaa's projects commenced from 2013 marching voraciously into the Real Estate market at 2 cities, Bangalore & Pune.

## OUR MISSION

To provide quality housing solutions at the most effective pricing in the best of research & design, planning; architecture, engineering and execution.

Our efforts towards our customer service remains to understand, anticipate, and satisfy their needs and expectations in a timely, cost-effective with value-added manner both as a company and as individuals.

## OUR VISION

The symphony of trust is our ability to acquire forefront of quality assurance and value for bridging dreams to have satisfied infinite clients. Dreams those are creative with exceptional and flexible approaches to revolutionize the real estate industry at Global Market.



# GREEN BUILDING CERTIFIED PROJECT

The Vivansaa group has always been sensitive about environment protection & conversation. We are member of Indian Green Building Council. Vivansaa Blessings and all upcoming projects executed by The Vivansaa group are in compliance with the norms laid down by IGBC. Green building also known as sustainable building is environmentally safe structure, which is resource efficient throughout its life cycle. Concept of green building is practically implemented by complying with following factors

- Material:** Use of construction material, passive for cooling & heating
- Water:** Efficient water management
- Waste:** Efficient waste management
- Air:** Improved air quality
- Energy:** Efficient energy management

# GREEN LIFE, PURE LIFE

Green building or sustainable construction norms are best achieved through:

- RAINWATER HARVESTING
- STORM WATER REUSAGE
- ENERGY SAVING COMMON LIGHTS & EQUIPMENTS
- AMPLE PLANTATION CONSUMING MINIMUM WATER



Vivansaa Blessings project is planned, designed and executed perfectly by remaining sensitive and loyal to the environment. It has been the most exclusive feature of the project. Due care has been taken by complying with all the environmental norms to nourish and nurture this project with great care. We are committed to maintain this pure, delightful green cover.





**ISO 9001:2008**  
The Quality Management System is applicable to  
REAL ESTATE & CONSTRUCTION



# ACCOMPLISHMENTS

## ISO CERTIFICATE:

ISO 9001 is the internationally recognized standard for Quality Management Systems. The company standards in the areas of Facilities, People, Training, Services and Equipment are considered. ISO certification proves the quality process and procedures in practice to deliver high customer service with project standards that adds credibility bridging the trust and expectations of the customers. The Vivansaa Group acquired the latest certificate, ISO 9001:2008

## CREDAI MEMBERSHIP:

The Vivansaa Group has always been sensitive about environment protection & conversation. Every home bought from CREDAI Member comes with a stamp of assurance and credibility as all members ensure strict adherence to the Code of Conduct, which brings fair dealings with the customer, and maintain the honor and dignity of its members.

## INCORPORATED WITH CRISIL:

It helps lenders and borrowers, issuers and investors, regulators, and market intermediaries make better-informed investment and business decisions. Its offerings allow markets and market participants to become more transparent and efficient - by mitigating and managing risks, price decision making generating more revenue, reducing time to market and enhancing returns. By helping shape public policy on infrastructure in emerging markets, it catalyzes economic growth and development in those project areas of the zone, city / country.





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## BLESSED WITH AN AFFLUENT LIVING

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Family is a perennial attachment that man is blessed with; home is a material haven a man can choose to live in. Vivansaa Blessings is a residential project with 1, 2, 2.5 and 3 BHK apartments & pent houses with ground + four floors on its way to become a self-sufficient cozy community with state-of-the-art amenities. At Vivansaa Blessings architecture is nothing less of excellence. Incorporating free flowing large spaces that are meticulously planned for a comfortable living in this vastu compliant homes is the highlight of Vivansaa Blessings. The structure is also built in symmetry with the Sarjapur skyline.





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ENWRAPPED  
IN LUXURY  
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Vivansaa Blessings is a private gated enclave of 120 apartments with pent houses in towers of G+ 4 Floors offering the finest in luxury. This is a rare luxury residence with tasteful opulence. Located on Sarjapur Road, Vivansaa Blessings is an ideal location for fun and frolic coupling rejuvenation. The landscape is alive with lush green gardens with soft grass brushing in your feet; swimming pool for relaxation with the early morning sun glistening on the water body; soak in the nature's therapy by watching this beauty every morning outside your bright and blessed home.





KEEPING IT CHIC

Vivansaa Blessings is immaculately planned keeping up with the modern lifestyle. Find a way to be fit and healthy at the gymnasium that has world class equipment. Be the best host you can be with a wide space for throwing parties and get-togethers. This development is positioned to give you a serene environ where we build families and make memories. Each unit is shaded by pergolas, lined with glass balconies that merges into the skyline. The surrounding is adorned by paved path and neatly lined trees making the whole structure appealing and cozy.





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SPECTACULAR  
SUITES  
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In the world of Vivansaa Blessings' coziness, the apartments are given attention to luxury, lavishness and affluence. The apartments on 1-3 floors overlook the lush green garden, where you can sit for a drink or just a laugh looking at the panoramic view of Sarjapur. The penthouse on 4th floor comes with its own grandeur terrace garden and private staircase to give you the opulent homes you deserve.

Vivansaa Blessings is built cozily with 120 apartments and Pent houses keeping in mind the importance of luxury. Walk in to this chic infrastructure in a "hotspot" of Bangalore where you and the best social infrastructures like water, electricity and broadband connections are a given. The structure has G+4 floors, with ground floor dedicated to parking. The structure exudes a promise of coziness and comfort that truly is a blessing.





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## SHIMMERING POOL

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When the heat gets too unbearable, a private swimming pool would be an awesome thing to have. Don't you agree? Dip in the privacy of an enclosed swimming pool after a stressful day. Lap in the pool draining away the strain and rejuvenate every day. Vivansaa Blessings is a haven to feel relaxed, rejuvenate and rested. The enclosed pool makes you feel speechless, this gorgeous pool overlooks the lush gardens, where you get your own piece of paradise. The design is so simple, yet so beautiful, it will take your breath right away.





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## LOUNGING UNDER THE STARS

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Wellness means greater efficiency in life and more energy. The ability to make complex decisions, greater concentration, creativity and resistance to stress: these are just a few of the benefits you will experience. One of the main advantages of adopting a wellness lifestyle is the feeling of 'rejuvenating amidst the nature' and having plenty of positive energy. In the dwelling, Blessings offer an eclectic terrace garden that lets you soak in the sun or lounge in the nature. The garden overlooks the panoramic view of Sarjapur under the blue skies letting you feel the warmth of the day. The whole area has been planned to compliment the chic dwelling, that is, Vivansaa Blessings.





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A HEALTHY HOBBY

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We have heard, home is where your heart is. Happy home is the key to happiness and your journey starts from home. Blessings is designed to feel free and flowing, with spaces optimized for every purpose. It has been kept in mind that every relation is important and every space impacts on your moods. We designed Blessings with a vision of your happy home, safely tucked away in our small piece of heaven; just the way you always wanted.





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EQUIPMENTS FOR  
FUN AND FROLIC

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Blessings is many things and one among them is, children centric. When we say, well-thought and planned – we mean for every one of you. It's very important for a child to get out and play till their heart content. It makes them active, energetic and make friends in your own community. Blessings has a dedicated space for your kids to play with swings, see-saw and other playground equipment for their fun and frolic. Blessings lets them grow how they want, learn as they go, and play, just the way you always wanted.



## SPECIFICATIONS

### STRUCTURE :

- Earthquake Resistant RCC framed structure

### FLOORING :

- Foyer/ Living and Dining/ Kitchen: 2'X2' Vitrified tiles
- Master Bedroom: Laminated Wooden Flooring
- All other Bedrooms: 2'X2' Vitrified tiles
- Balconies and Utility: Anti skid ceramic tiles
- Toilets: Anti skid ceramic tiles / Glazed Tiles

### KITCHEN :

- Granite counter with stainless steel sink single bowl with single drain board of reputed make.
- Glazed Digital/Ceramic tiles up to 2' height above counter
- Provision for Water Purifier
- Provision for Hot Water Geyser
- Provision for exhaust fan

### UTILITY :

- Provision for sink in utility area
- Inlet and outlet for washing machine
- One bibcock for domestic water

### TOILETS :

- Parry Ware / Hind ware or equivalent make Sanitary fittings
- Jaguar / Isenberg or equivalent CP fittings
- PVC lines for sewage disposal and Concealed PVC Pipe for water supply
- European water closet (EWC) of reputed make in all toilets
- Hot and cold water mixer for washbasin in all toilets
- Wall mixer with CP shower unit in bath area in all toilets
- Health Faucet in all toilets
- Provision for exhaust fan
- Provision for Hot Water Geyser
- Glazed Ceramic Tile Dado up to 7 feet height in all washrooms

### WATER SUPPLY :

- Adequate water storage underground tank
- Rain Water harvesting
- Storm Water Re-usage
- Recycled water for flushing and gardening

### ELECTRICAL :

- MCB & ELCB (Earthquake leakage circuit breaker) for each apartment
- Branded Modular switches in entire apartment
- Concealed conduits with copper wiring
- Telephone & Broadband provisions in Master Bedroom and Living Room
- T. V. & DTH Cable provision in Living and all bedrooms
- Provision for Split AC in all Master Bedrooms
- Intercom Facility from flat to main gate and flat-to-flat
- Camera Surveillance at the main entrance
- 100% DG back up for lifts, pumps and common area lighting

### DOORS :

- Main entrance door: Polished teak wood frame and designer door shutter
- All internal door with hard wood or granite frame and molded shutter
- Toilet doors with hard wood or granite frame and molded shutter with enamel paint
- Balcony doors: 3 track powder coated aluminum sliding doors with mosquito mesh

### WINDOWS :

- 3-track powder coated aluminum sliding doors with mosquito mesh

### VENTILATORS :

- Adjustable glass louvers with provision for exhaust fan

### PAINTING :

- Internal walls: Low VOC Oil Bound Distemper Paint
- Ceilings: Oil bound distemper
- External walls: Exterior emulsion textured paint wherever required

### IRONMONGERY :

- Godrej locks with stainless steel fittings.

### LIFTS & STAIRCASE :

- Enclosed Staircase with 2 hours Fire rated Doors as per norms
- 2 High Speed Elevators with generator back up for each Wing
- Granite / Ceramic Tile Dado in Lift Lobby
- Kota stone for staircase

## AMENITIES

- Main Entrance Plaza with special Paving
- Driveways in concrete / tar
- A sprawling Clubhouse
- Gymnasiums - with change room & toilet
- Air Conditioned Multipurpose Hall
- Banquet Hall with facilities
- Landscaped Garden, Lush Green Gardens
- Senior Citizen seating area
- Sunset viewing deck / seating alcove on top terrace
- Children's Play area
- Indoor Games - Table Tennis & Chess
- Half Basket Ball
- Swimming Pool with shower & change room
- Library, reading area
- Yoga Center
- Power Backup – for Common Area and all apartments
- Intercom - Flat to Flat & Flat to Security
- Round clock security
- Letter box for each flat in stilt floor
- Servants & drivers restrooms
- All round Peripheral Planting
- CCTV Monitored Common Areas
- Rain water harvesting
- Under ground water storage
- Sewage Treatment Plant
- Gated Community
- Well-designed internal roads.
- Cover Car parking, Visitor car parking







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## LOCATION IS A STRATEGIC ADVANTAGE

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Everything is within your stride, within your reach; it is in abundance. Life is full of good things. It's an unparalleled lifestyle, full of infinite success. Experience this wonderful feeling.

Easy access to reputed Educational institutes like Delhi Public School, PRIMUS School, The International School, Bangalore (TISB), Inventure Academy, Gear Innovative International School.

Easy connectivity to main junctions like Electronics City, Sarjapur Town, Bagalur Circle, Marathahalli Junction, Attibele, Hosur NH 45, Hoskote, ITPL, Vartur, Whitefeild & Airport.

Reputed medical institutes like St. John's Medical College & Hospital, Karunalayam Hospital, Town Hospital, Greenview Medical Centre, Dr. Levine Memorial Hospital are in the vicinity.

Close proximity to market places and shopping malls like Forum Mall, Total Mall, Spencer, Phoenix Mall & Parks Square. Reputed business parks like Wipro, Infosys SEZ, Google within striking distance.

Proposed STAR {Satellite Town Ring Road} at arm's length, which will connect all outer districts of Bangalore - Anekal, Kanakpura, Bidadi, Magadi, Tumkur, Doddaballapur, Chikkaballapur and Hoskote. STRR will also provide better connectivity to Airport.



# LOCATION ADVANTAGE

At Sarjapur, commute to the best education institutes and entertainment outlets in matter of minutes. Cut down your travelling time and live life to the fullest. Here, shopping for the best brands and partying in the happening place comes easy.

## SCHOOL

- TISB : 15 min
- Inventure Academy : 15 min
- Greenwood High Int. School : 15 min
- Delhi Public School : 25 min
- St Patricks Academy : 20 min
- Head Start Educational Academy : 15 min
- Prakriya Green Wisdom School : 20 min
- Oakridge Intl. School : 15 min
- Indus Intl. School : 5 min
- Christiya Intl. School : 30 min
- Gear Innovative Intl. School : 35 min
- Ajim Premji University : 10 min
- NIFT : 30 min
- XIME : 20 min
- ISME : 10 min
- St Philomina English School : 10 min
- Sabic : 10 min
- Government Primary School : 10 min

- Nova Specialty Hospital : 45 min
- Manipal Hospital : 60 min
- Sakra World Hospital : 40 min
- Fortis : 60 min
- Columbia Asia Hospital : 45 min
- Sri Sathya Sai Hospital : 45 min

## RESIDENTIAL

- Whitefield : 35 min
- Marathahalli : 30 min
- Koramangala : 40 min
- HSR Layout : 30 min
- Gunjar : 15 min
- Sarjapur : 10 min
- Silk Board Junction : 35 min
- Bellandur : 25 min
- Attibele : 10 min
- Hosur : 20 min
- Chikkatirupathi : 30 min

## IT PARK

- Wipro Corporate HQ - 30 min
- Electronic City Phase 1 - 20 min
- Electronic City Phase 2 - 20 min
- Ecospace : 40 min
- Intel : 40 min
- Prestige Tech Park : 45 min
- Infosys SEZ Tech Park : 15 min
- L&T IT Park : 50 min
- Infosys Campus : 30 min
- Manyata Tech Park : 50 min
- Salarpuria Supreme : 40 min
- Salarpuria Hallmark : 40 min
- Salarpuria Zone : 40 min
- Vrindavan Tech Park : 35 min
- Cesna Business Park : 45 min
- Global Tech Park : 40 min
- Bagmane Tech Park : 55 min
- NYBLE Tech : 10 min
- ITPL : 60 min
- Wipro Corporate Office : 30 min
- Wipro : 30 min
- Wipro SJP2 : 30 min

## SPORTS CLUB

- Clover Fields Golf Course : 15 min
- SPT Sports Academy : 20 min
- Decathlon Sport Center : 25 min

## SHOPPING MALL

- Forum Mall : 35 min
- Forum Value Mall : 35 min
- Total Mall : 20 min
- Spencers : 20 min
- Pheonix Mall : 50 min
- Parks Square : 60 min
- Garuda Mall : 50 min
- Vision Cinema : 45 min
- Meenakshi Mall : 60 min

## AIRPORT

- HAL Airport : 50 min
- Intl. Airport : 90 min

## RAILWAY

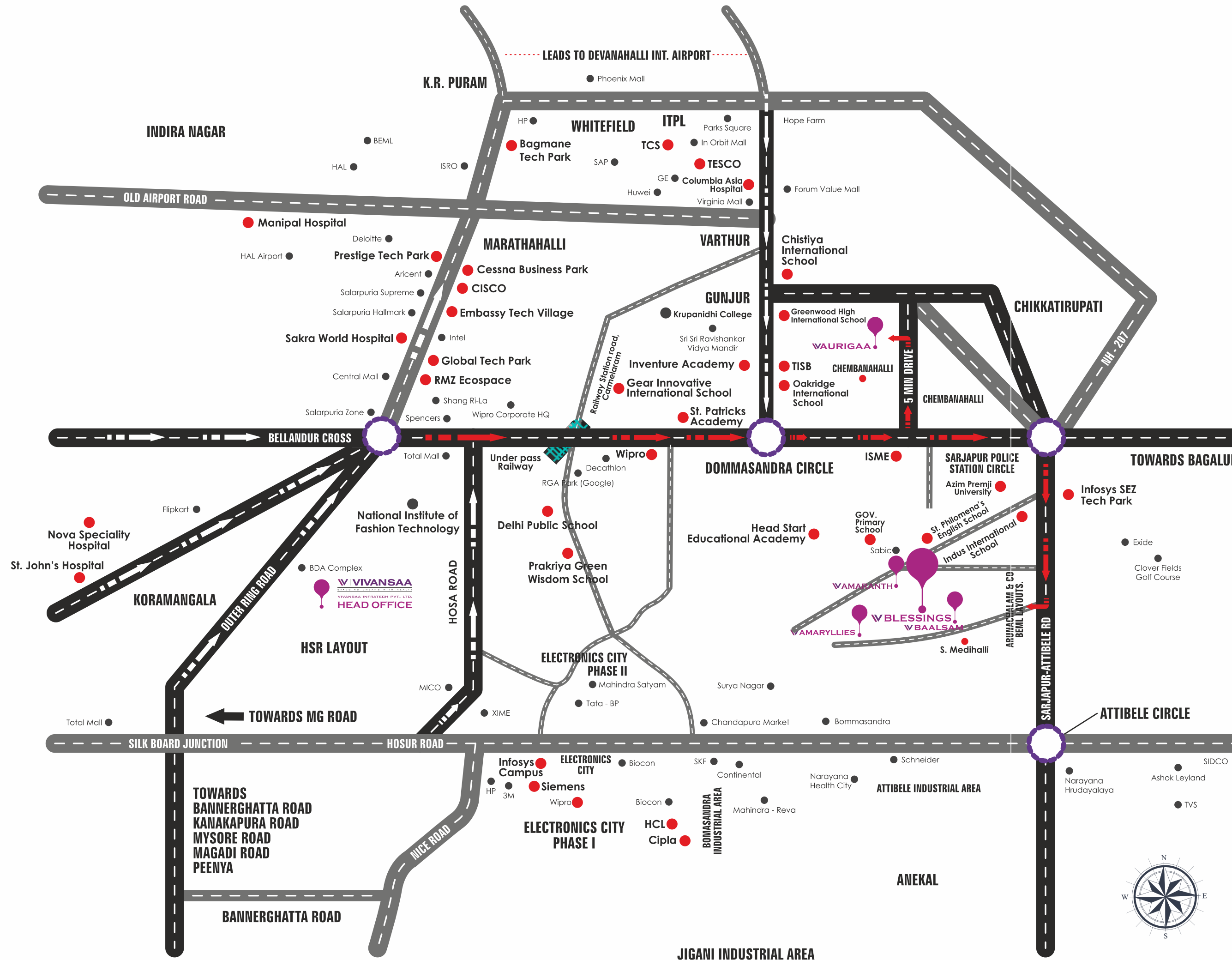
- Railway Station : 25 min

## PARTY HUB

- The Hub : 50 min
- Xplode : 15 min
- Binge : 40 min
- Skylit Vesta : 15 min
- Glassy Lounge : 45 min

## HOSPITAL

- St John's Hospital : 45 min
- Narayana Hrudayalaya : 15 min
- VIMS Hospital : 60 min
- Yashomati Hospital : 50 min







# VIVANSAA AURIGAA

W E L C O M E H O M E

2, 2.5 & 3 SMART HOME APARTMENTS  
SARJAPUR ROAD, NEAR DOMMASANDRA CIRCLE  
BANGALORE | 975 - 1285 SQFT

Club House | 24X7 Security | Power back up for each apartment | CCTV surveillance in common areas | Swimming pool | Gymnasium | Video door phone

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# VIVANSAA AMARYLLIES

S P E C T R U M O F L U X U R Y

1, 2 & 3 BHK APARTMENTS  
SARJAPUR - ATTIBELE ROAD, BANGALORE  
600 - 1600 SQFT

First High Rise Building In Sarjapur Road | Gated Community With 700 Units | 60 - 65% Open Space | Ultra Modern Amenities With Best Of Specifications

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# VIVANSAA BAALSAM

R E D E F I N I N G C L A S S

4 BHK SPLENDID ROW VILLAS  
SARJAPUR - ATTIBELE ROAD, BANGALORE  
2769 SQFT EACH

Private Lift | Solar Water Heater | Semi Covered Swimming Pool | Home Automation | Luxury Terrace Garden | Wooden Flooring In Master Bedroom | Servant Room In Each Villa | 2 Car Parking For Each Villa

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# VIVANSAA CELLANDINE

A L I F E S T Y L E T H A T C O M P L E T E S Y O U

1, 2 & 3 BHK APARTMENTS  
MARUNJE ROAD, HINJEWADI, PUNE  
600 - 1421 SQFT

Digital Locks | Video Door Phone | CCTV Surveillance In Entire Campus | Rainwater Harvesting | Fully Equipped Gymnasium & Club House | Easy Connectivity To Mumbai- Pune Express Way

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# VIVANSAA AMARANTH

A H O M E Y O U D E S E R V E

2 & 3 BHK APARTMENTS & PENT HOUSES  
SARJAPUR - ATTIBELE ROAD, BANGALORE  
4 TOWERS, 165 UNITS

Only 4 flats per floor concept | Luxurious club house with pool and deck | Power back within the apartment | Digital door lock | Video Door Phone

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# VIVANSAA ABANNA

A L U X U R Y T H A T C O M P L I M E N T S Y O U

1, 2 & 3 BHK APARTMENTS & SHOWROOM SPACES  
CHANDKHED - HINJEWADI, PUNE  
658 - 310 SQFT

Connected To Rajiv Gandhi Infotech Park and Mumbai Pune Express Way | Proximity To International Schools, Hospitals, Shopping Complex | Luxury Features With High Class Amenities Like Semi Home Automation | Biometric | Power Back Up To Each Apartment

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PROJECT BY :

**V | VIVANSAA**

BRIDGING DREAMS WITH REALTY

T H E V I V A N S A A G R O U P

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