



ADARSH
GREENS

Near Jakkur Lake

1 & 2 BHK Premium Homes for a Millennial Lifestyle





Adarsh Greens is only a 20-minute drive away from Manyata Tech Park. Your future home is surrounded by ample greenery. Yet, you will never be far from the important sections of the city.

- The proposed 18.0 m wide CDP Road will further enhance the connectivity.
- Well connected to hospitals, schools, colleges and work places.
- 15 to 25 minutes drive to:
 - Kempegowda International Airport
 - Aster CMI Hospital
 - Columbia Asia Hospital
 - Elements Mall
 - Galleria Mall
 - Esteem Mall
 - Garuda Mall
 - Karle SEZ
 - Kirloskar Tech Park
 - Greenfield Public School
 - The HDFC School
 - Delhi Public School

MASTER PLAN



- | | |
|---------------------------------|------------------------------------|
| 1. Entrance & Exit | 19. Senior Citizen Court |
| 2. Drop-off Area | 20. Football Field |
| 3. Leisure Pool | 21. Amphitheatre and Stage |
| 4. Kids' Pool | 22. Kids' Play Park |
| 5. Lap Pool | 23. Basketball Court |
| 6. Pool Deck | 24. Seating Deck |
| 7. Amphitheatre with Large Lawn | 25. Nature Trail |
| 8. Party Lawn | 26. Planting Mound |
| 9. Giant Board Game | 27. Cricket Practice Net |
| 10. Orchard Garden | 28. Pavilion |
| 11. Hammock Garden | 29. Meditation Deck with Lily Pond |
| 12. Fern Garden | 30. Reflexology Pathway |
| 13. Clubhouse Arrival Plaza | 31. Tree Court |
| 14. Kids' Play Area | 32. Paw Park 1 |
| 15. Tennis Court | 33. Paw Park 2 |
| 16. Volleyball Court | 34. Secondary Entry |
| 17. Pylon | 35. Peripheral Green |
| 18. Mini Golf | |

LIFE AT GREENS

Be it indoors or outdoors, our 40+ amenities are selected solely to provide you with a plethora of activities to choose from:

Disclaimer: Layout details mentioned here are only indicative and subject to change.

1 BHK Apartment

Area: 650 Sq. Ft

Usable Area: 461.78 Sq. Ft



LEGEND

1	ENTRY	2'9" X 3'6"
2	LIVING / DINING	15'0" X 10'0"
3	BALCONY	4'0" X 10'0"
4	KITCHEN	7'6" X 11'0"
5	BEDROOM	11'4" X 10'9"
6	TOILET	5'0" X 7'6"

	CARPET AREA	SUPER BUILT-UP AREA
SQ. MT	39.06	60.39
SQ. FT	420.44	650.00

Disclaimer:

The furniture/ fixtures shown in the floor plans are purely indicative and are not a part of the actual offering. The room dimensions are from block to block without considering any plaster or finish. Any unforeseen changes in the unit plan would result in the sale area. The size, shape and position of windows/ doors/ railings/ kitchen platform and other elements are subject to change.

2 BHK Apartment

Area: 1005 Sq. Ft

Usable Area: 727 Sq. Ft



LEGEND

1	ENTRY	2'9" X 3'6"
2	LIVING / DINING	16'0" X 13'6" (11'0')
3	BALCONY	4'6" X 10'9"
4	KITCHEN	7'0" X 9'10"
5	UTILITY	6'8" X 4'7"
6	BEDROOM	10'0" X 10'0"
7	M. BEDROOM	13'9" X 10'0"
8	G.TOILET	5'0" X 7'6"
9	A.TOILET	5'0" X 8'0"

	CARPET AREA	SUPER BUILT-UP AREA
SQ. MT	59.60	93.36
SQ. FT	641.64	1005.00

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THE GREENS ADVANTAGE

Water Conservation System

We understand the importance of saving water. Our Water Conservation System's dual piping ensures you use fresh water in shower/ washbasin/ toilet faucet/ kitchen, and recycled treated water for toilet flushes.

Best in Class Ventilation

With apartments growing in every nook and corner of this city, natural light and air are difficult to come by. The linear design of the architecture at Adarsh Greens ensures that most of the apartments are abundant in natural light and ventilation.

Best in Segment Open Area (Over 74% open area*)

Of our 26 acres, nearly 18 acres is just open spaces, full of greenery and life. A treat to the mind and soul, the landscape caters to physical and psychological comfort of all the occupants. It acts as a place for social and community living. There are parks for people of all ages, and the serene poolside exudes a sense of peace and harmony.

Best in Segment Specifications

Adarsh Greens is built to deliver on Adarsh's promise of infrastructure quality. From the floor tiles to electrical fixtures, the elevators, and even the sanitary network – all of it is constructed with the best quality materials available in the market.

Efficient Use of Living Spaces

At Adarsh Greens, you get the 'Best in segment Useable Area'. The homes are designed to maximize the floor space so that your homes may always feel more spacious. There is even a provision of utility area in the 2 BHK apartments.



THE SPECIFICATIONS

At Adarsh, we care about building homes that live up to the modern standards of living. Therefore, it is of utmost importance that the materials of construction are chosen carefully. By using the best resources in the market, our millennial homeowners will have the peace of mind that their homes will remain a great investment for years to come.

1. STRUCTURE

- Seismic zone II compliant RCC wall structural system.

2. FLOORING

- Good quality vitrified tiles in living, dining, bedrooms, kitchen, lift lobbies and corridors.
- Good quality ceramic tiles for balconies, utility area & toilets.

3. TOILETS

- Premium quality ceramic tile dado in all toilets.
- White wall mounted EWC & washbasin.
- False ceiling and exhaust fan in all toilets.

4. DOORS

- All doors with engineered door frames & flush door shutter with lamination.
- UPVC sliding doors with mosquito mesh provision for living room to balcony.

5. KITCHEN

- Granite platform with stainless steel sink & drain board with spout.
- 2 feet dado above platform area with ceramic glazed tiles.

6. PAINTING

- Interior: Oil bound distemper paint.
- Exterior: Texture paint.

7. PLUMBING

- Good quality CP fittings, PVC drainage & storm water pipes.
- Dual piping for fresh water in shower/ washbasin/ toilet faucet/ kitchen and recycled treated water for toilet flushes.

8. ELECTRICAL

- TV, telephone, networking in master bedroom & living area.
- Electrical AC points in all bedrooms & living area.
- Two Earth Leakage Circuit Breaker (ELCB) for each flat.
- Individual metering for both BESCO & DG power backup.

9. LIFT

- Passenger and service lift for each block.

10. OTHERS

- Fiber to the home (Data & Voice).
- Internal telephone cabling/wiring for all apartments.
- CCTV surveillance for basement & ground floor lift entry in every block and access controlled entry & exit.
- 100% power backup for lifts, pumps and lighting in common areas.



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A member of **CREDAI** BENGALURU

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