

SWARAJ *Residency*

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PROMOTED BY:



SPACIOS BUILDERS
SPACE LIKE NEVER BEFORE

PRISM
www.prism.in

APARTMENTS
Luxury WITH
AT HENNUR BENGALURU



A Blissful home of your dreams.



Flat#	Built up area
01	1155 SFT
02	1075 SFT
03	1075 SFT
04	1140 SFT
05	1200 SFT
06	1140 SFT
07	1140 SFT
08	1200 SFT

TYPICAL FLOOR PLAN



We take pride in claiming that 'Swaraj Residency' is the most preferred residential destination because of the following reasons



CONNECTIVITY

The location (cross # 5, Horamavu Agara road, Hennur) is in close proximity of New Airport road/HBR/ORR and hence is well connected with all important landmarks



AIRPORT & RAILWAY STATION

Bangalore International Airport is about 25 km and City railway station is about 19 km away from the site. Yashwanpur Railway station which is the second biggest railway hub of Bangalore is about 12 km away.



BUSINESS AND TECH PARKS

Hennur, being very closely located to big business & Tech parks like 'The Manyata Tech (4 km) and 'The Kirloskar Tech park' (10km) etc..., is the preferred area of residence of the employees.



SOCIAL, HEALTH EDUCATION CENTRES

Several reputed schools, hospitals and malls such as Bangalore Int. School, Royal Concorde International School, St.Vincent school, Manipal hospital, NMPC hospital, Cure n care hospital, Elements Mall, Phoenix mall, Orion East mall are located in this area.



LOCALITY FAVORITES

Being surrounded by large & prominent localities like KR Puram, Hebbal etc, and easily accessible to commercial areas like MG road, Brigade road, Indiranagar (10-12 km), it is listed in the top and preferred real estate destinations in Bangalore.



VALUE FOR MONEY

The demand for residential houses in Hennur area has been increasing for the past 10 years and with it there is a steady rise in capital value of apartments in this locality.

FLAT NO-01
BUILT UP AREA :
1155 SFT

EAST FACING



TYPICAL UNIT PLAN



FLAT NO-02 &03
BUILT UP AREA :
1075 SFT

EAST FACING



TYPICAL UNIT PLAN



FLAT NO-04
BUILT UP AREA :
1140 SFT

EAST FACING



TYPICAL UNIT PLAN



FLAT NO-05
BUILT UP AREA :
1200 SFT

WEST FACING



TYPICAL UNIT PLAN



FLAT NO-06&07
BUILT UP AREA :
1140 SFT

WEST FACING



TYPICAL UNIT PLAN



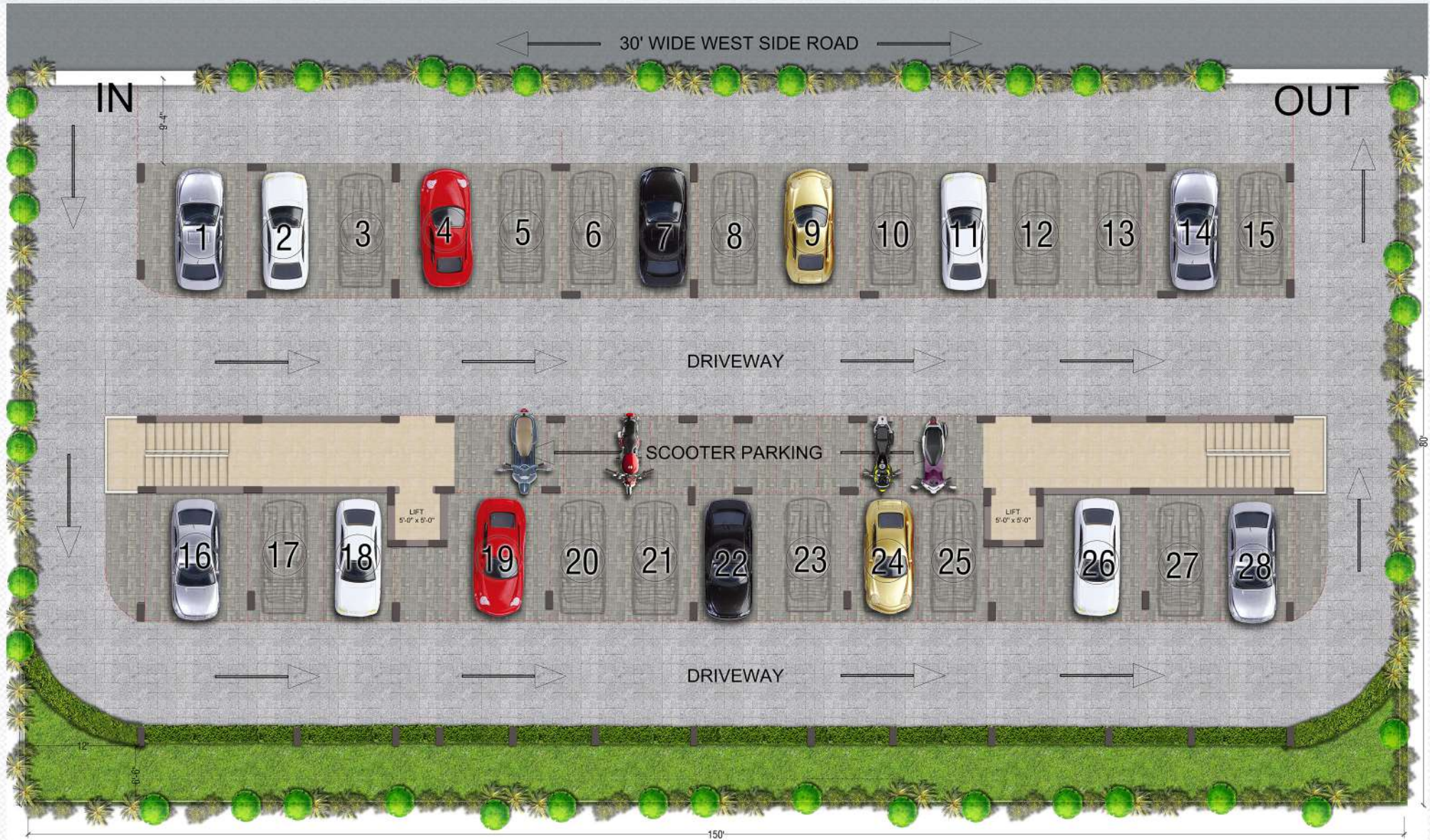
FLAT NO-08
BUILT UP AREA :
1200 SFT

WEST FACING



TYPICAL UNIT PLAN





PARKING FLOOR PLAN



Specifications :



Structure:

- RCC Framed Structure:



Walls:

- Masonry walls with Good Quality bricks & Cement Mortar.



Plastering:

- External: Cement mortar of 12mm thick and finishing to match with architectural features.
- Internal: Cement plaster with 2 coats of stucco finish.



Doors :

- Main Door of Teak wood frames with teak wood paneled shutters with Brass, Fittings
- Other Doors with Teak wood frames with flush shutters/skin panel doors and PC hardware.



Windows:

- UPVC frames with UPVC shutters fitted with glass and standard hardware.



Flooring:

- Drawing/Dining/Bedrooms/Balconies: Vitrified Tiles of good quality & 2' X2' size.
- Toilets/Kitchen: Anti - skid ceramic tiles of reputed make.
- Common Corridor and Staircase: Granite flooring and SS railing for Steps.



Dadoing:

- Glazed ceramic tiles up to 2' ht. above platform in kitchen & up to lintel level in Toilets.



Painting:

- External: Two coats of emulsion paint and color to match with architectural features.
- Smooth finish with two coats of acrylic emulsion of good brand over one coat of primer.



Kitchen:

- Cooking Platform with Black Granite top with Stainless Steel Sink.
- Municipal & bore well water connections
- Provision for fixing aqua guard
- Provision for exhaust fan & chimney.
- Provision for washing machine in wash area.



Toilets:

- One EWC & one wash basin in each toilet (white color).
- Provision for Hot& cold water mixer with shower.
- Provision for geysers in all toilets.
- All fitting of C.P (chromium plated) of reputed make.



Water Supply & drainage:

- One Drinking water connection in Kitchen with Municipal Water and other taps with bore water supplied through over head tank.
- Water supply by good quality PPR pipes and drainage by good quality PVC pipes.



ELECTRICAL:

- Concealed copper wiring of good quality with adequate points in each room.
- Power outlets for A/C in every bedroom, for geysers in all toilets.
- Power plugs for cooking range/refrigerator/oven/grinder in kitchen and for washing machine in wash.
- Elegant designer modeler electrical switches & sockets.
- Three - phase supply to each flat with individual meter boards.



LIFT & PARKING:

- Two lifts of 6 Passenger capacity of a reputed brand.
- Entire parking floor is well designed to meet the required car parks with wide driveways for driving comfort.



SECURITY & POWER BACKUP:

- 100% DG set backup for Lift common areas and 3 light points and 3 fan points in each Flat.
- Intercom for every flat & CC Camera at Building Entrance.
- Solar-electric Fencing on Compound Wall.



ADDITIONAL FACILITY:

- We have in-house state of the art setup to meet your additional requirements, like module kitchens, interior decoration/false ceiling/wardrobes in drawing rooms and bed rooms to add value to your flats, at a reasonable cost.



SWARAJ
Residency

Bengaluru office:

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PROMOTED BY:



SPACIOS BUILDERS
SPACE LIKE NEVER BEFORE

CO PROMOTED BY:



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