



**SUMADHURA**<sup>®</sup>

DELIVERING HAPPINESS

ISO 9001:2015 CERTIFIED



**folium**

by **SUMADHURA**



# YOU ARE INVITED TO TAKE A BREAK. EVERYDAY.

Your family deserves something special, isn't it? At Sumadhura, we have prided ourselves on exceeding your family's expectations through the communities we build. Every project provides us the opportunity to outdo ourselves in our purpose to '**Deliver Happiness**'. Hence, during the design stage of our next generation projects, we asked ourselves, how can we not just outperform ourselves, but also the market?

Introducing **The Signature Series** - homes that are designed to delight our users by providing them wonderful breaks every single day. In the following pages, I invite you to embark on a tour of Folium, the very first project in this elite luxury series.

We have packed features that are carefully curated to envelop your family in luxury, nature, the outdoors and many other magical experiences. You are invited with your family, to take a break every day.

**Madhusudhan G**

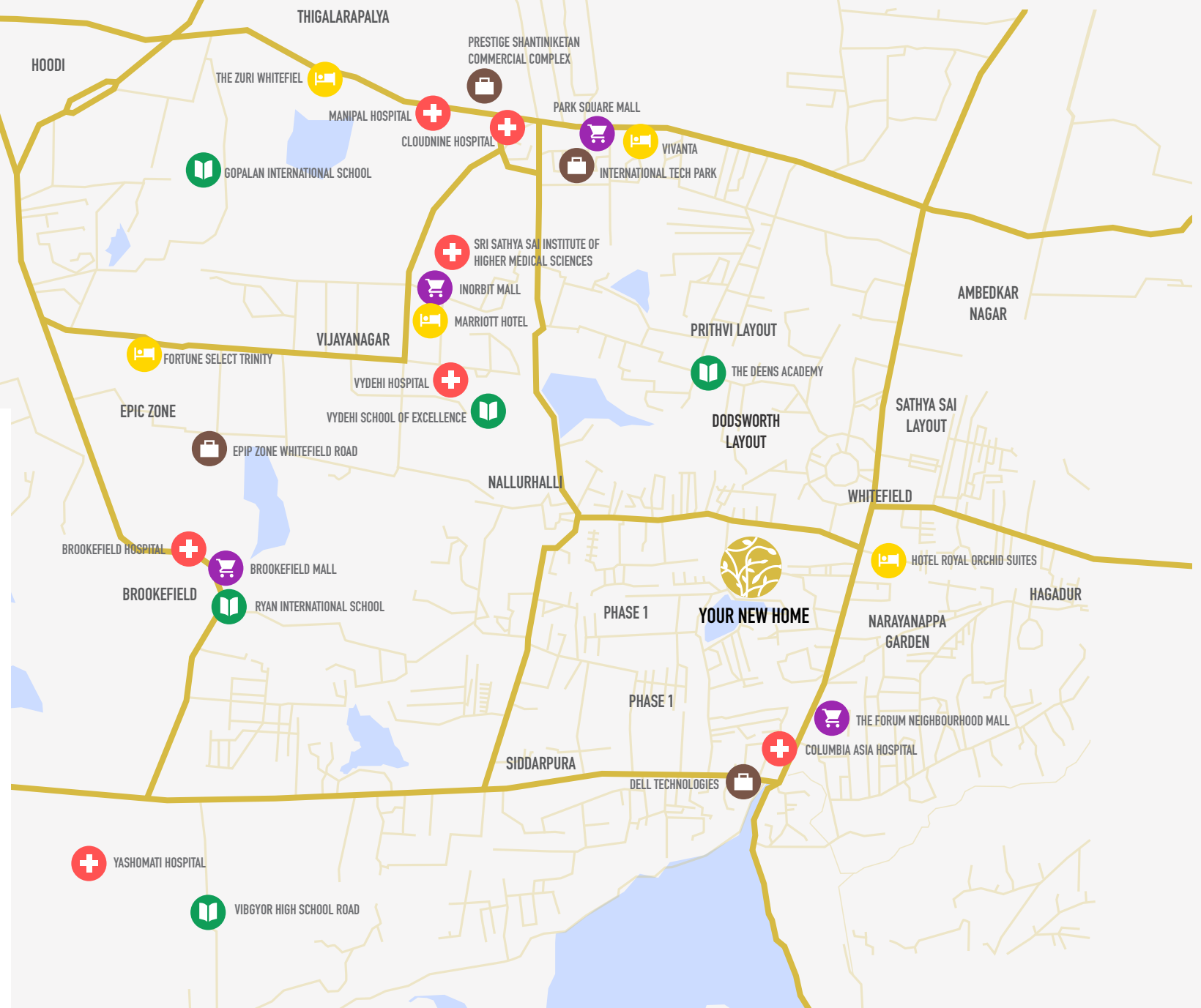
Chairman and Managing Director  
Sumadhura Group



AERIAL VIEW

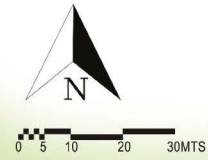


# LOCATION



Folium is located just 12 mins (3.6 kms) away from ITPB, and less than 10 mins away from most shopping, healthcare, education and hospitality centres.

# MASTER PLAN



## Foliage

- 1 ALCOVE GARDEN
- 2 AROMATIC GARDEN
- 3 COURTYARD GARDEN
- 4 ENTRY FEATURE GARDEN
- 5 KINETIC GARDEN
- 6 MUSICAL GARDEN

## Outdoor

- 7 HALF-BASKETBALL PITCH
- 8 CRICKET PITCH
- 9 MULTI-PURPOSE COURT
- 10 OUTDOOR FITNESS AREA
- 11 MAIDAN
- 12 BICYCLE TRACK
- 13 PET PARK
- 14 SKATING RINK
- 15 OUTDOOR PLAZA
- 16 JOGGING TRACK

## Lifestyle

- 17 MEDITATION DECK
- 18 HALF-OLYMPIC POOL
- 19 DAY BED
- 20 JACUZZI
- 21 SUNKEN LOUNGE
- 22 BARBECUE DECK
- 23 KIDS POOL
- 24 LUXURY CLUBHOUSE

## Interact

- 25 AMPHITHEATRE
- 26 LOUNGE DECK
- 27 POOL PAVILION
- 28 SITTING ALCOVE

## Unwind

- 29 WIND SCULPTURE
- 30 SOLAR PAVILION
- 31 GIANT CHESS
- 32 LUDO
- 33 SNAKES AND LADDERS
- 34 SAND PIT
- 35 KIDS PLAY AREA

## Marina

- 36 WALKWAY PROMENADE
- 37 YOUTH CORNER
- 38 REFLEXOLOGY
- 39 WATER COLLECTION POND
- 40 OPEN LAWN
- 41 VIEWING PAVILION
- 42 WIFI PODS

## Entrance Zone

- 43 ENTRY GATEWAY
- 44 EXIT GATEWAY
- 45 SECURITY KIOSK
- 46 ENTRY PLAZA
- 47 ENTRANCE WATER FEATURE
- 48 VISITOR'S PARKING AREA
- 49 ENTRY TO BASEMENT
- 50 EXIT FROM BASEMENT
- 51 VEHICULAR DRIVEWAY
- 52 BICYCLE PARKING
- 53 UNIT ENTRY FOYER
- 54 WAITING PAVILLION
- 55 BUS BAY
- 56 BUS PARKING
- 57 FIRE TENDER MOVEMENT
- 58 ENTRY COURTYARD

## Services

- 59 DG YARD
- 60 GAS BANK
- 61 OWC

- BASEMENT LINE
- PROPERTY LINE
- VEHICLE DRIVEWAY
- FOLIAGE
- OUTDOOR
- LIFESTYLE
- INTERACT
- UNWIND
- MARINA
- ENTRANCE ZONE
- SERVICES



# Foliage

- Aromatic Garden
- Courtyard Garden
- Musical Garden
- Kinetic Garden
- Alcove Garden
- 500+ trees
- 35+ birds
- Over 80% open space
- 200 metres long lake-facing promenade

# Outdoors

- Half-basketball pitch
- Cricket Pitch
- Multi-purpose Court
- Outdoor fitness area
- Maidan
- Bicycle track
- Pet Park
- Skating Rink
- Outdoor Plaza
- Jogging track

# Lifestyle

- Meditation deck
- Half-olympic pool
- Day bed
- Jacuzzi
- Sunken Lounge
- Barbecue deck
- Kids Pool
- Luxury Clubhouse

# MASTER PLAN FEATURES

# Interactive

- Amphitheatre
- Lounge deck
- Pool pavilion
- Sitting alcove

# Unwind

- Wind Sculpture
- Solar pavilion
- Giant Chess
- Ludo
- Snakes and ladders
- Sand pit
- Kids play area

# Marina

- Walkway
- Youth corner
- Reflexology
- Water collection pond
- Open lawn
- Viewing pavilion
- Wifi pods

## Compliance at Folium

## APPROVALS

Our systematic legal approval process ensures peace of mind for our users. Folium has received almost all statutory compliance approvals and is in the final stages of the last few.

<b>Sanction authority</b>	<b>Date of approval</b>	<b>Approval number</b>
Development Plan	06/09/2021	No. BDA/TPS/DLP-25/914/2021-22
Bruhat Bangalore Mahanagara Palike	25/01/2022	No. BBMP/Addl Dir/JDTP North/LP No./36/2021-22 & PRJ/3863/2021-22
Bangalore Water Supply and Sewage Board	24/06/2021	No. BWSSB-NOC-2020-10-79-100109513710
State Level Environment Impact Assessment Authority Karnataka	04/09/2020	No. SEIAA/116/CON/2019.
Karnataka State Pollution Control Board	27/09/2021	No. CTE-327072 & PCB/74/INFRA/2021.
Karnataka State Fire and Emergency Services	23/04/2021	No. KSFES/NOC/311/2020.
Airport Authority of India	22/09/2020	No. BIAL/SOUTH/B/082720/479287.
Bharat Sanchar Nigam Limited	02/09/2020	No. DE/SAN/BG/NOC-HRB (S-11)/2019-20/09 dated @BG-41
Bangalore Electrical Supply Company Limited	22/10/2020	No. SEE/BEC/EE(O)/AEE(O)-2/NOC/20-21/2383-88.

# SPECIFICATIONS

## Structure

R.C.C. structure to withstand wind & seismic loads as per IS code with RCC walls (Shear wall technology).

## Doors

- **Main doors:** Engineered hard wood frame with designer shutters of 38 mm thickness with melamine polish finished on both sides.
- **Internal doors:** Engineered hard wood frame with designer shutters of 38 mm thickness with melamine polish finished on both sides.
- **Toilet doors:** Engineered hard wood frame with designer shutters of 38 mm thickness with enamel paint finish inside & melamine polish finish on out side.
- **French doors:** UPVC door systems with sliding shutters with provision for mosquito mesh.
- **Windows:** UPVC window systems with safety grill (M.S) and provision for mosquito mesh. All Hardware of reputed make.

## Painting

- **External:** Textured/smooth finish & two coats of exterior emulsion paint.
- **Internal:** Smooth putty finish & two coats of premium emulsion paint for walls and Acrylic emulsion paint for ceiling over one coat of primer.

## Flooring

- **Ground floor lobby (towers) & Club house lounge area:** Granite/marble flooring.
- **Staircases & corridor:** Granite flooring.
- **Master bedroom :** Laminated wooden flooring
- **Living, Dining, other Bedrooms & Kitchen:** 800 X 800 mm size Double charged vitrified tiles.
- **Toilets:** Satin finish ceramic tile flooring.
- **All Balconies/Utilities:** Rustic finish ceramic tile flooring.
- **Dadoing in Kitchen:** Ceramic tiles dado of to 2' height above kitchen platform level, tile dado up to 3' height in utility.
- **Toilets:** ceramic tile dado up to False-Ceiling level.
- **Basement:** cement concrete flooring with power troweled smooth finish.

## Hand Railing

- Balcony: M.S railing with enamel paint finish.
- Staircase (common area): M.S railing.

## Kitchen/Utility

- Provision for softened water inlet in kitchen.
- Sleeve provision for chimney.
- Water inlet/outlet provision in utility area for washing machine.

## Toilets

- Granite counter for wash basin with basin mixer.
- Wall mounted EWC with concealed flush tank.
- Single lever diverter cum shower.
- Sanitary: TOTO or CERA or Equivalent.
- C.P Fittings: Grohe or Equivalent.

## Electrical

- Concealed copper wiring of Havells/Polycab or Equivalent.
- Modular switches: Norysis or northwest make.
- Power socket for air conditioners in all Bedrooms.
- USB port for mobile phone charging in master bedroom.
- Power sockets in kitchen for Hob, chimney, refrigerator, microwave oven, mixer, aquagaurd and for washing machine in utility area.
- Power sockets for geysers and Exhaust Fans in all bathrooms.
- Power supply for 3.5Bhk/3Bhk - 4KW, for 2.5Bhk/2Bhk - 3KW and for 1Bhk -2KW.
- DG backup for 3.5Bhk/3Bhk -1.5kw, for 2.5Bhk/2Bhk – 1.0kw and for 1Bhk -0.5KW.
- 100 % DG backup power for Lifts, Pumps & lighting in common areas.

## Plumbing

- **Drainage/sewage:** PVC pipes & fittings
- **Water supply (Internal & External):** Cpvc or Upvc pipes & fittings.

## Telecom / Internet/ Cable TV

Provision for internet, DTH, telephone & intercom.



## COMMON AMENITIES AND FACILITIES

### Security

- Round-the-clock security system.
- Intercom facility to all apartments connecting to security room.
- Panic button and intercom is provided in the lifts.
- Solar powered fencing around the compound.
- Surveillance cameras at the main security and entrance of each block.

### Lifts

In Wing A,B,D & E - FOUR nos. of Eight passenger & TWO nos. of thirteen passenger Lift, In wing- C - TWO nos. of Eight passenger & ONE no. of thirteen passenger Lift with auto rescue device with V3F for energy efficiency. (Schindler or Equivalent make)

### WTP & STP

- Softened water made available through an exclusive water treatment 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.

## CLUBHOUSE AMENITIES

### Ground floor

- Reception
- Multipurpose hall
- Convenience store
- Crèche
- Café

### First floor

- Home theatre
- Studio
- Cards room
- SPA + Salon
- Indoor games

### Second floor

- Badminton Court
- Squash
- Sports lounge
- Yoga
- Gym

### Third Floor

- Guest Rooms
- Co-working studio
- Terrace Deck

## OPEN AREA AMENITIES

### Entrance areas

Entry , security cabin, entry water feature, entry feature garden, entry sculpture/solar pavilion, visitor parking, bicycle parking, waiting pavilion, bus bay, bus parking area, entry court yard

### Outdoor sports

Half basketball court, cricket pitch, multipurpose court, Giant chess, Ludo, snake & ladder, bicycle track, sand pit, kids play area, outdoor fitness area, Maidan, skating rink, jogging track

### Leisure features

Water collection pond, Aromatic garden, courtyard garden, pet park, musical garden, senior garden, kinetic garden, alcove garden, wind sculpture

### Social features

Amphi-theatre, solar pavilion, youth corner, open lawn, meditation deck, viewing pavilion, walking promenade, reflexology path, Barbeque deck, WIFI pods, sitting alcove

### Poolside

Lounge deck, pool pavilion, Half Olympic size adult pool, Day bed, Jacuzzi, Out door plaza, Kids pool, Sunken lounge

### Services

DG yard, Transformer yard, Gas bank (provision) & Organic waste converter.

### Others

Car wash area & Electric car/bike charging sockets.



# Smart 1BHK homes

These are smartly designed and well-planned to provide a compact yet cozy lifestyle that's easy to maintain. Perfect for active seniors and young couples.

**FLOOR PLANS**



# 1 BHK

FLOORS

Ground

SBU AREA

935 SFT

RERA CARPET

641 SFT

FACING

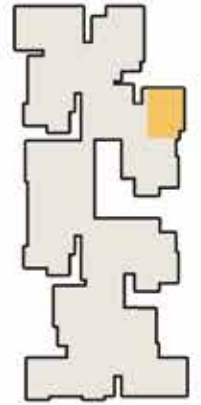
West

UNIT NUMBER

002



Key plan  
Wing Willow  
Wing Orchid



# 1 BHK

## FLOORS

G, 1, 2, 3, 5, 6, 7, 9, 10, 11, 13, 14, 15, 17, 18, 19

## SBU AREA

555 SFT

## RERA CARPET

372 SFT

## FACING

West

## UNIT NUMBER

005, 105, 205, 305, 505, 605,  
705, 905, 1015, 1105, 1305,  
1405, 1505, 1705, 1805, 1905



Key plan  
Wing Willow  
Wing Orchid



# 1 BHK

FLOORS

Ground

SBU AREA

935 SFT

RERA CARPET

641 SFT

FACING

East

UNIT NUMBER

010



Key plan  
Wing Willow  
Wing Orchid



# 1 BHK

FLOORS

4, 8, 12, 16

SBU AREA

578 SFT

RERA CARPET

372 SFT

BALCONY AREA

11 SFT

FACING

West

UNIT NUMBER

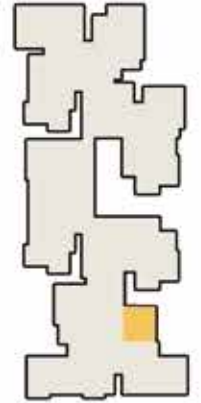
405, 805, 1205, 1605



Key plan

Wing Willow

Wing Orchid





# Smart 2 BHK homes

For those who need a compact home yet multiple bedrooms, these open planned homes offer a flexible lifestyle. Perfect for families with young children and active seniors.

**FLOOR PLANS**



# 2 BHK

## FLOORS

1,2,3,5,6,7,9,10,11,13,14,15,17,18,19

## SBU AREA

1248 SFT

## RERA CARPET

847 SFT

## FACING

West

## UNIT NUMBER

102, 202, 302, 502, 602, 702, 902,  
1002, 1102, 1302, 1402, 1502,  
1702, 1802, 1902



## Key plan

Wing Willow

Wing Orchid





# 2 BHK

FLOORS

4, 8, 12, 16

SBU AREA

1270 SFT

RERA CARPET

848 SFT

BALCONY AREA

11 SFT

FACING

West

UNIT NUMBER

402, 802, 1202, 1602



Key plan  
Wing Willow  
Wing Orchid



# 2 BHK

FLOORS

G, 1

SBU AREA

1248 SFT

RERA CARPET

847 SFT

FACING

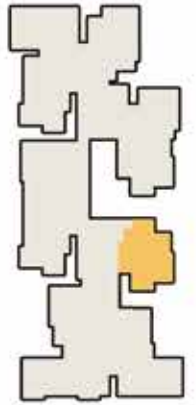
West

UNIT NUMBER

004, 104



Key plan  
Wing Willow  
Wing Orchid



# 2 BHK

## FLOORS

G, 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11,  
12, 13, 14, 15, 16, 17, 18, 19

## SBU AREA

1309 SFT

## RERA CARPET

899 SFT

## FACING

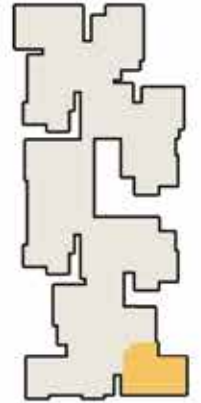
North

## UNIT NUMBER

006, 106, 206, 306, 406, 506, 606,  
706, 806, 906, 1006, 1106, 1206,  
1306, 1406, 1506, 1606, 1706,  
1806, 1906



Key plan  
Wing Willow  
Wing Orchid



# 2 BHK

## FLOORS

1, 2, 3, 5, 6, 7, 9, 10, 11, 13, 14, 15,  
17, 18, 19

## SBU AREA

1318 SFT

## RERA CARPET

906 SFT

## FACING

East

## UNIT NUMBER

110, 210, 310, 510, 610, 710, 910,  
1010, 1110, 1310, 1410, 1510  
1710, 1810, 1910



Key plan  
Wing Willow  
Wing Orchid



# 2 BHK

FLOORS

4, 8, 12, 16

SBU AREA

1347 SFT

RERA CARPET

906 SFT

BALCONY AREA

18 SFT

FACING

East

UNIT NUMBER

410, 810, 1210, 1610



Key plan  
Wing Willow  
Wing Orchid





# Smart 3 BHK homes

These spacious homes are for larger families that need an additional study space to help cope with the hybrid work environments of today. Perfect for double income working couples with or without kids.

**FLOOR PLANS**



# 3 BHK

## FLOORS

G, 1, 3, 4, 5, 7, 8, 9, 11, 12, 13, 15, 16, 17, 19

## SBU AREA

1445 SFT

## RERA CARPET

984 SFT

## FACING

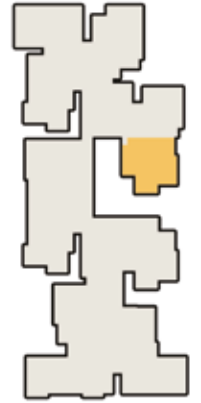
North

## UNIT NUMBER

003, 103, 303, 403, 503, 703, 803,  
903, 1103, 1203, 1303, 1503,  
1603, 1703, 1903



Key plan  
Wing Willow  
Wing Orchid



# 3 BHK

FLOORS

2, 6, 10, 14, 18

SBU AREA

1465 SFT

RERA CARPET

1001 SFT

FACING

North

UNIT NUMBER

203, 603, 1003, 1403, 1803



Key plan  
Wing Willow  
Wing Orchid





# 3 BHK

## FLOORS

G, 1, 3, 5, 7, 9, 11, 13, 15, 17, 19

## SBU AREA

1500 SFT

## RERA CARPET

1020 SFT

## FACING

North

## UNIT NUMBER

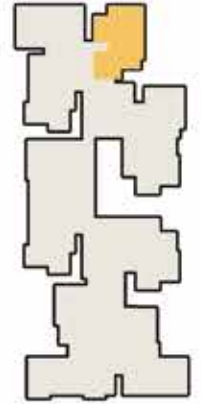
001, 101, 301, 501, 701, 901, 1101,  
1301, 1501, 1701, 1901



## Key plan

Wing Willow

Wing Orchid



# 3 BHK

## FLOORS

2, 6, 10, 14, 18

## SBU AREA

1563 SFT

## RERA CARPET

970 SFT

## BALCONY AREA

82 SFT

## FACING

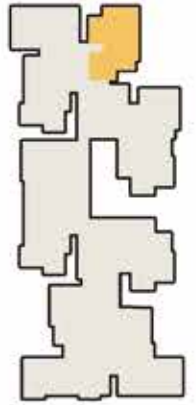
North

## UNIT NUMBER

201, 601, 1001, 1401, 1801



Key plan  
Wing Willow  
Wing Orchid



# 3 BHK

FLOORS

4, 8, 12, 16

SBU AREA

1563 SFT

RERA CARPET

970 SFT

BALCONY AREA

82 SFT

FACING

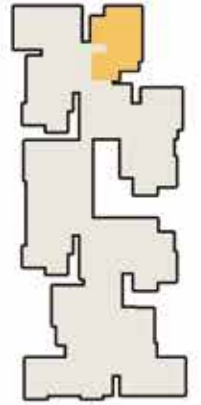
North

UNIT NUMBER

401, 801, 1201, 1601



Key plan  
Wing Willow  
Wing Orchid



# 3 BHK

FLOORS

2, 6, 10, 14, 18

SBU AREA

1458 SFT

RERA CARPET

987 SFT

FACING

North

UNIT NUMBER

204, 604, 1004, 1404, 1804



Key plan  
Wing Willow  
Wing Orchid



# 3 BHK

## FLOORS

3, 4, 5, 7, 8, 9, 11, 12, 13, 15,  
16, 17, 19

## SBU AREA

1437 SFT

## RERA CARPET

971 SFT

## FACING

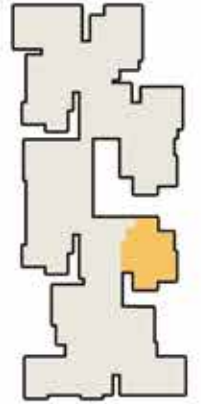
North

## UNIT NUMBER

304, 404, 504, 704, 804, 904, 1104,  
1204, 1304, 1504, 1604, 1704, 1904



Key plan  
Wing Willow  
Wing Orchid



# 3 BHK

## FLOORS

G, 1, 2, 3, 5, 6, 7, 9, 10, 11, 13,  
14, 15, 17, 18, 19

## SBU AREA

1520 SFT

## RERA CARPET

1037 SFT

## FACING

East

## UNIT NUMBER

008, 108, 208, 308, 508, 608, 708, 908,  
1008, 1108, 1308, 1408, 1508, 1708,  
1808, 1908



Key plan  
Wing Willow  
Wing Orchid



# 3 BHK

FLOORS

4, 8, 12, 16

SBU AREA

1545 SFT

RERA CARPET

1037 SFT

BALCONY AREA

19 SFT

FACING

East

UNIT NUMBER

408, 808, 1208, 1608



Key plan  
Wing Willow  
Wing Orchid



# 3 BHK

## FLOORS

G, 1, 3, 5, 7, 9, 11, 13, 15, 17, 19

## SBU AREA

1520 SFT

## RERA CARPET

1037 SFT

## FACING

East

## UNIT NUMBER

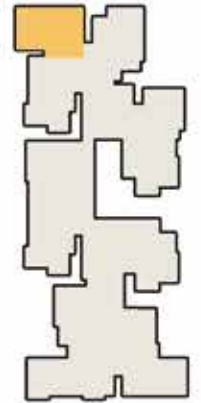
012, 112, 312, 512, 712, 912, 1112,  
1312, 1512, 1712, 1912



## Key plan

Wing Willow

Wing Orchid



North





# 3 BHK

FLOORS

2, 6, 10, 14, 18

SBU AREA

1545 SFT

RERA CARPET

1037 SFT

BALCONY AREA

19 SFT

FACING

East

UNIT NUMBER

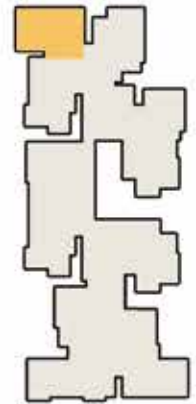
212, 612, 1012, 1412, 1812



Key plan

Wing Willow

Wing Orchid



North



# 3 BHK

FLOORS

4, 8, 12, 16

SBU AREA

1545 SFT

RERA CARPET

1037 SFT

BALCONY AREA

19 SFT

FACING

East

UNIT NUMBER

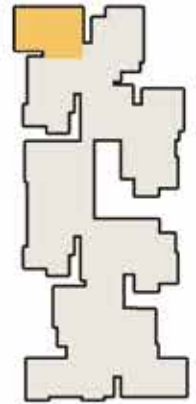
412, 812, 1212, 1612



Key plan

Wing Willow

Wing Orchid





# Classic 3 BHK homes



Enjoy the power of three. These homes will pamper your family for space. With large open-planning and views and breeze from all round, every day is like life spent at a luxury resort. Works great for families with older children.

**FLOOR PLANS**

# 3 BHK

## FLOORS

G, 1, 2, 3, 5, 6, 7, 9, 10, 11, 13, 14,  
15, 17, 18, 19

## SBU AREA

1687 SFT

## RERA CARPET

1156 SFT

## FACING

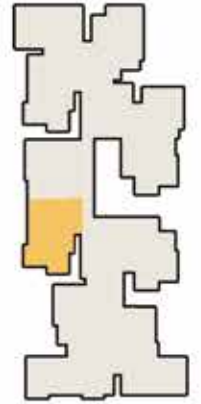
East

## UNIT NUMBER

009, 109, 209, 309, 509, 609, 709, 909,  
1009, 1109, 1309, 1409, 1509, 1709,  
1809, 1909



Key plan  
Wing Willow  
Wing Orchid



# 3 BHK

FLOORS

4, 8, 12, 16

SBU AREA

1700 SFT

RERA CARPET

1156 SFT

BALCONY AREA

11 SFT

FACING

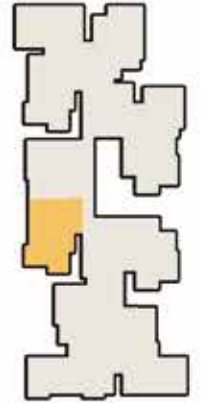
East

UNIT NUMBER

409, 809, 1209, 1609



Key plan  
Wing Willow  
Wing Orchid



# 3 BHK

## FLOORS

G, 1, 2, 3, 5, 6, 7, 9, 10, 11, 13,  
14, 15, 17, 19

## SBU AREA

1687 SFT

## RERA CARPET

1156 SFT

## FACING

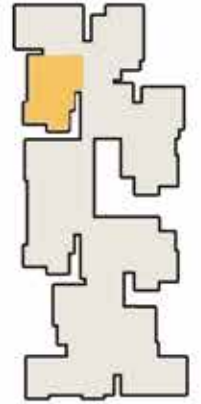
East

## UNIT NUMBER

011, 111, 211, 311, 511, 611,  
711, 911, 1011, 1111, 1311,  
1411, 1511, 1711, 1911



Key plan  
Wing Willow  
Wing Orchid



# 3 BHK

FLOORS

4, 8, 12, 16

SBU AREA

1700 SFT

RERA CARPET

1156 SFT

BALCONY AREA

11 SFT

FACING

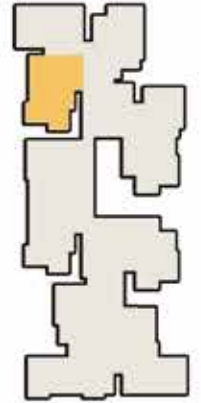
East

UNIT NUMBER

411, 811, 1211, 1611



Key plan  
Wing Willow  
Wing Orchid





# Premium 4 BHK homes

If three is still not enough, get yourself these large and luxurious homes with 3 bedrooms and an additional bedroom or study room. Works great for larger families especially those with seniors living along.

**FLOOR PLANS**





# 4 BHK

## FLOORS

G, 1, 3, 5, 7, 9, 11, 13, 15, 17, 19

## SBU AREA

1930 SFT

## RERA CARPET

1225 SFT

## BALCONY AREA

90 SFT

## FACING

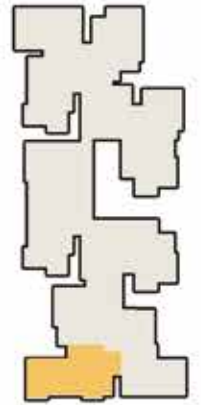
East

## UNIT NUMBER

007, 107, 307, 507, 707,  
907, 1107, 1307, 1507,  
1707, 1907

## Key plan

Wing Willow  
Wing Orchid



North



# 4 BHK

FLOORS

2, 6, 10, 14, 18

SBU AREA

1950 SFT

RERA CARPET

1225 SFT

BALCONY AREA

106 SFT

FACING

East

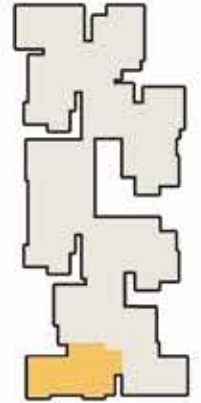
UNIT NUMBER

207, 607, 1007, 1407, 1807

Key plan

Wing Willow

Wing Orchid



North



# 4 BHK

FLOORS

4, 8, 12, 16

SBU AREA

1950 SFT

RERA CARPET

1225 SFT

BALCONY AREA

106 SFT

FACING

East

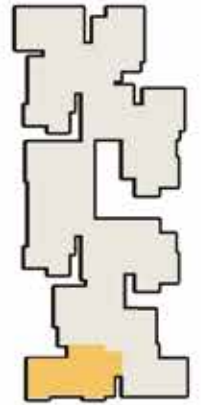
UNIT NUMBER

407, 807, 1207, 1607

Key plan

Wing Willow

Wing Orchid



North



# TOWER PLANS



FLOORS  
Ground

FLOORS  
1



# TOWER PLANS



FLOORS  
2, 6, 10, 14, 18



FLOORS  
3, 5, 7, 9, 11,  
13, 15, 17, 19



# TOWER PLANS



FLOORS  
4,8,12,16



## Project address

Sy. 47/1, 47/2A, 47/2B 47/3, 48/3, 48/4,  
Whitefield village, K.R puram Hobli,  
Bangalore East Taluk, Bangalore 560066

## Project configuration

2 Basement + Ground floor + 19 upper floors  
+ Terrace floor.



## Get in touch

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## Disclaimer

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