

Brundaavana **AFFINITY**

THE MANY SURPRISES
THAT LIFE HAS ON OFFER



VISION

Inimitable expertise and excellence, bespeak our vision to become the leader in the luxury real estate segment, building the finest properties within reach of the customers.

MISSION

Every dwelling, every deal, and every day counts. Our mission is to deliver the highest quality of results and service that is immersive, impressive and exceeds expectations.

AFFINITY *Brundaavana*

... A BLEND OF DELIGHT & DISTINCTION

Affinity Brundaavana is your dwelling of pride in Sampigehalli, an elite locality in Northern Bengaluru, a premium area marked by quaint residential layouts, locational prominences and ease of access. Sampigehalli reckons among the rapidly developing localities for its good infrastructure and proximity to the prominent IT hotspot of Bengaluru, the Embassy Manyata Business Park. Amid these terrestrial advantages, **Affinity Brundaavana** rises skyward in elegance. Seven floors of peace and joy acquiesced in serenity and substance in two massive blocks.

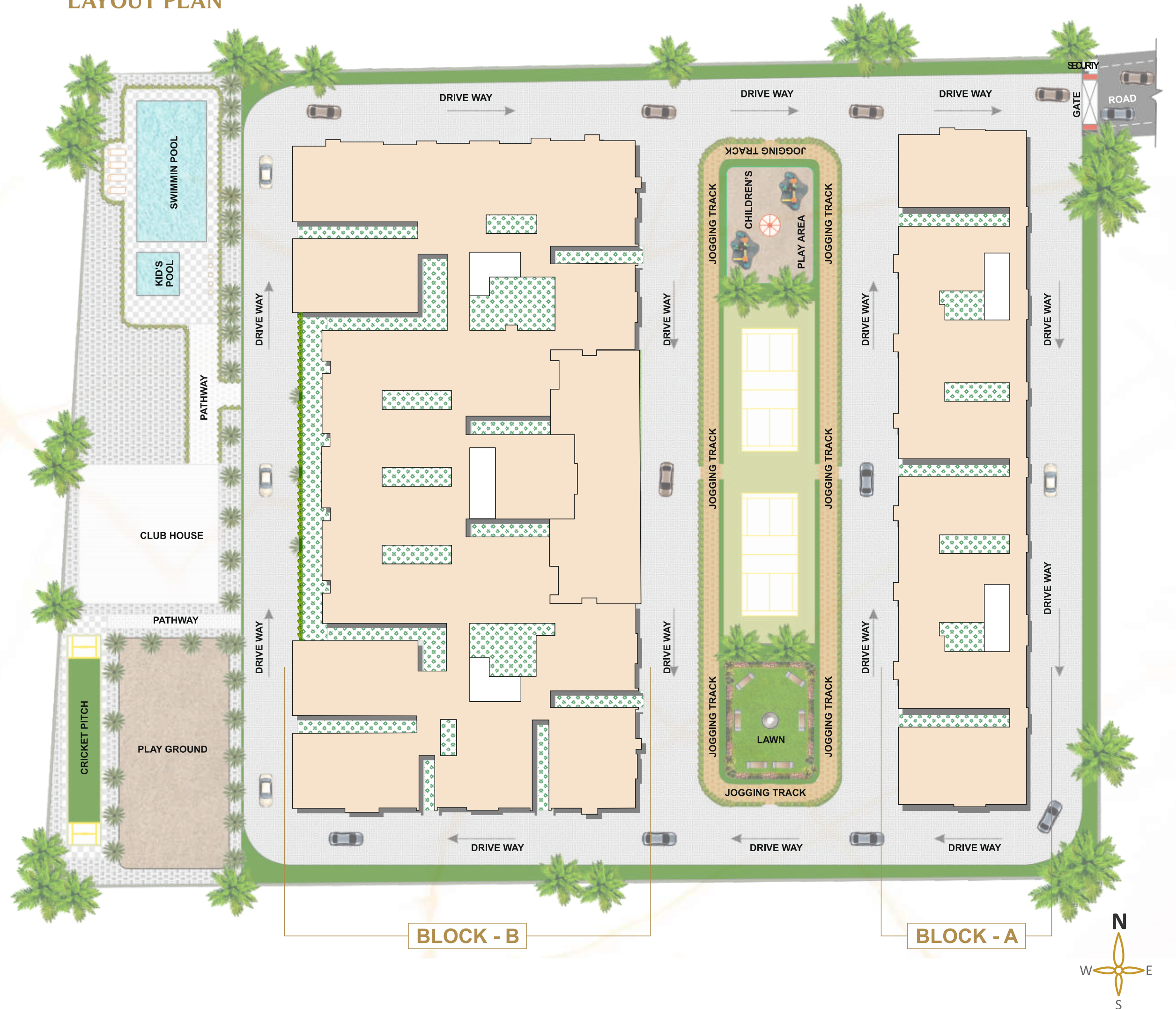
AFFINITY
Brundaavana

LIVING LIFE ON YOUR TERMS

Nestled amid well-pruned greens, overseeing a carpet of lush grass, the regal tenor of **Affinity Brundaavana** rims the neighbourhood accentuating the building. A view of the Sampigehalli Lake, the Chokkanahalli Lake Park espied from the terrace, and the approach road adjoining the Chokkanahalli main road a few metres away, cast a halo to this venture. Coming closer, the imposing facade of **Affinity Brundaavana** discloses the detail and sophistication in your life of abundance and satisfaction. Close to work, life and leisure, free of the strings of humdrum, strung to life on your terms.



LAYOUT PLAN

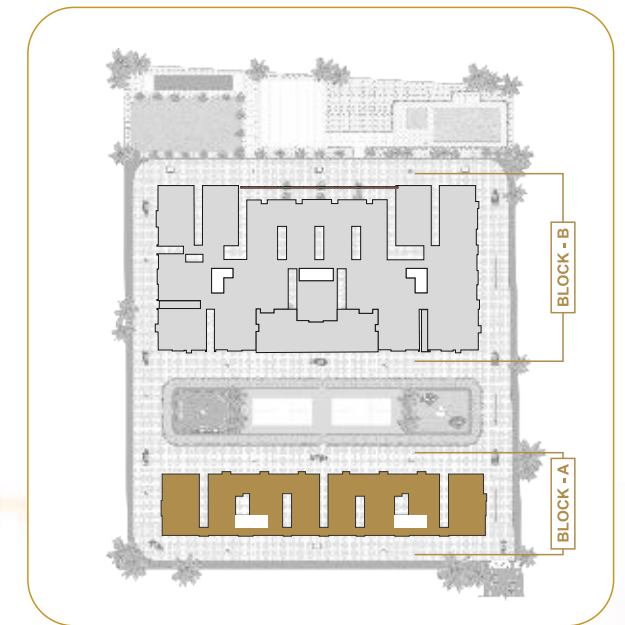


ENDEARING WARMTH

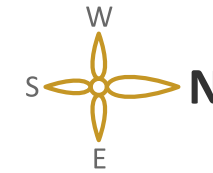
Amid verdant greenery, a rare sight these days! In the company of like-minded, nestled is **Affinity Brundaavana** in the harmonious refrain with you and nature.



Key Plan



GROUND FLOOR PLAN BLOCK: A



AREA STATEMENT

FLAT NO'S	TYPE	SBA IN SQ. FT.
001	--	--
002	--	--
003	--	--
004	2 BHK	1200 SQ.FT
005	2 BHK	1160 SQ.FT
006	--	--
007	--	--
008	--	--



AN AWESOME WORLD AWAITS YOU

Normally the ground floor provides parking space. But, at 'Affinity Brundaavana' expect the unexpected. Two interesting spaces in the form of apartments can be seen. Truly a class apart, they silently speak about your status and taste. Visiting guests pass through a tastefully done Lounge before being seated respectfully in the visitors' area. By now they know the stature of the resident. And this is only the starter.



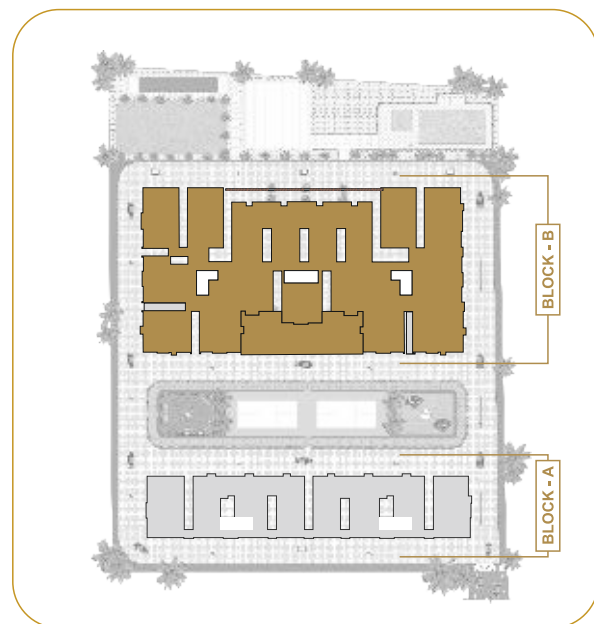
GROUND FLOOR PLAN BLOCK: B



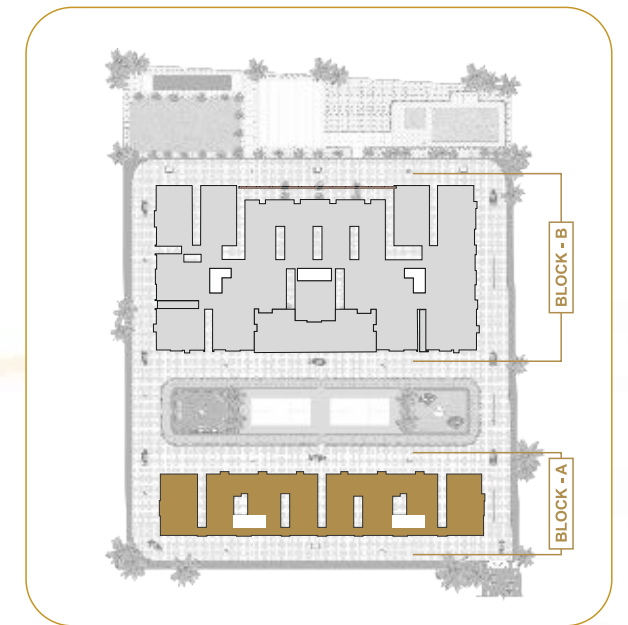
AREA STATEMENT

FLAT NO'S	TYPE	SBA IN SQ. FT.
001	--	-
002	--	-
003	1 BHK	780 SQ.FT
004	3 BHK	1565 SQ.FT
005	3 BHK	1540 SQ.FT
006	2 BHK	1300 SQ.FT
007	2 BHK	1245 SQ.FT
008	2 BHK	1300 SQ.FT
009	2 BHK	1250 SQ.FT
010	2 BHK	1300 SQ.FT
011	2 BHK	1245 SQ.FT
012	2 BHK	1300 SQ.FT
013	3 BHK	1540 SQ.FT
014	3 BHK	1550 SQ.FT
015	2 BHK	1070 SQ.FT
016	--	-
017	--	-

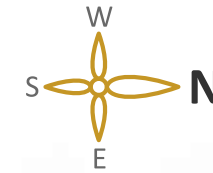
Key Plan



Key Plan



FIRST FLOOR PLAN BLOCK: A



AREA STATEMENT

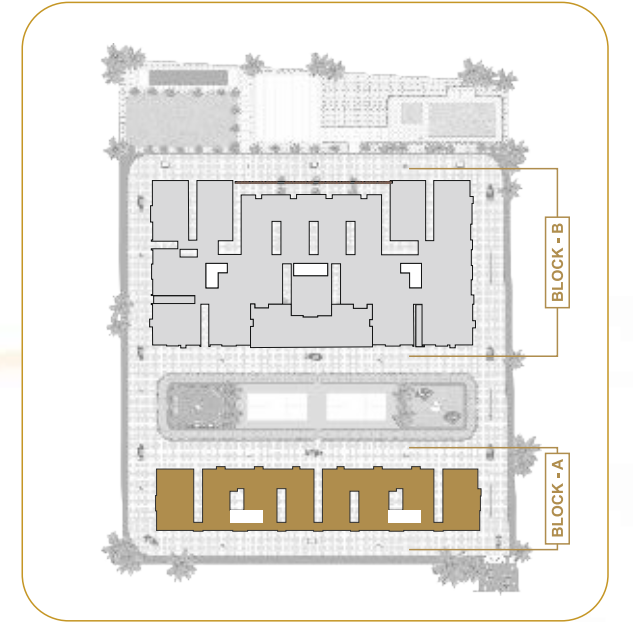
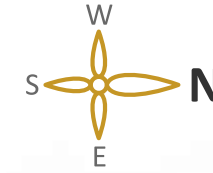
FLAT NOS	TYPE	SBA IN SQ. FT.
101	3 BHK	1450 SQ.FT
102	2 BHK	1160 SQ.FT
103	2 BHK	1240 SQ.FT
104	2 BHK	1195 SQ.FT
105	2 BHK	1180 SQ.FT
106	2 BHK	1220 SQ.FT
107	2 BHK	1175 SQ.FT
108	3 BHK	1580 SQ.FT

REAL VALUE, TRUE HAPPINESS

A boutique-style life unveils at **Affinity Brundaavana**. Creativity amalgamated with architecture, the 2 and 3 BHK units are cast with care and concentrated on comfort and convenience. Spaciously built insides, premium carpentry, balanced lighting, copious ventilation, and a troupe of features makes it a true masterpiece you would like to stay in forever when you move in.



TYPICAL FLOOR PLAN BLOCK: A



AREA STATEMENT

FLAT NOS	TYPE	SBA IN SQ. FT.
201, 301, 401, 501, 601, 701	3 BHK	1535 SQ.FT
202, 302, 402, 502, 602, 702	2 BHK	1300 SQ.FT
203, 303, 403, 503, 603, 703	2 BHK	1370 SQ.FT
204, 304, 404, 504, 604, 704	2 BHK	1320 SQ.FT
205, 305, 405, 505, 605, 705	2 BHK	1320 SQ.FT
206, 306, 406, 506, 606, 706	2 BHK	1360 SQ.FT
207, 307, 407, 507, 607, 707	2 BHK	1300 SQ.FT
208, 308, 408, 508, 608, 708	3 BHK	1670 SQ.FT

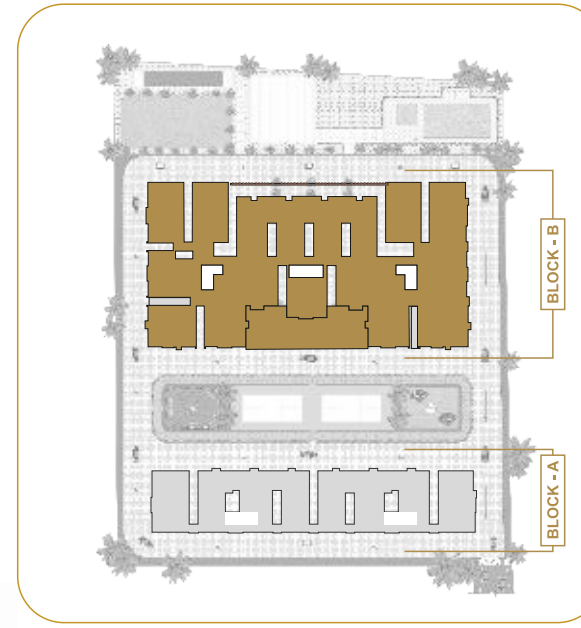
EXPERIENCE
MORE LUXURY



AREA STATEMENT

FLAT NOS	TYPE	SBA IN SQ. FT.
101	2 BHK	1205 SQ.FT
102	3 BHK	1480 SQ.FT
103	2 BHK	1250 SQ.FT
104	3 BHK	1560 SQ.FT
105	3 BHK	1540 SQ.FT
106	2 BHK	1300 SQ.FT
107	2 BHK	1240 SQ.FT
108	2 BHK	1300 SQ.FT
109	2 BHK	1250 SQ.FT
110	2 BHK	1300 SQ.FT
111	2 BHK	1240 SQ.FT
112	2 BHK	1300 SQ.FT
113	3 BHK	1540 SQ.FT
114	3 BHK	1550 SQ.FT
115	2 BHK	1310 SQ.FT
116	2.5 BHK	1400 SQ.FT
117	2 BHK	1205 SQ.FT

Key Plan



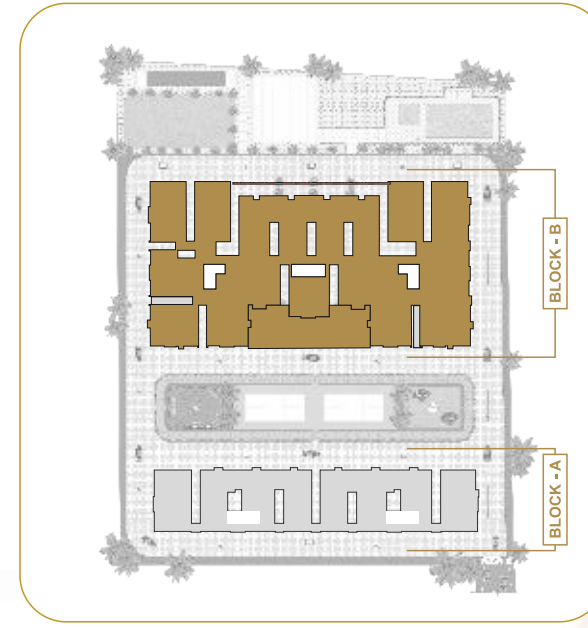
FIRST FLOOR PLAN BLOCK: B



AREA STATEMENT

FLAT NOS	TYPE	SBA IN SQ. FT.
201, 301, 401, 501, 601, 701	2 BHK	1240 SQ.FT
202, 302, 402, 502, 602, 702	3 BHK	1550 SQ.FT
203, 303, 403, 503, 603, 703	2 BHK	1250 SQ.FT
204, 304, 404, 504, 604, 704	3 BHK	1700 SQ.FT
205, 305, 405, 505, 605, 705	3 BHK	1640 SQ.FT
206, 306, 406, 506, 606, 706	2 BHK	1300 SQ.FT
207, 307, 407, 507, 607, 707	2 BHK	1240 SQ.FT
208, 308, 408, 508, 608, 708	2 BHK	1300 SQ.FT
209, 309, 409, 509, 609, 709	2 BHK	1250 SQ.FT
210, 310, 410, 510, 610, 710	2 BHK	1300 SQ.FT
211, 311, 411, 511, 611, 711	2 BHK	1240 SQ.FT
212, 312, 412, 512, 612, 712	2 BHK	1300 SQ.FT
213, 313, 413, 513, 613, 713	3 BHK	1640 SQ.FT
214, 314, 414, 514, 614, 714	3 BHK	1670 SQ.FT
215, 315, 415, 515, 615, 715	2 BHK	1325 SQ.FT
216, 316, 416, 516, 616, 716	2.5 BHK	1490 SQ.FT
217, 317, 417, 517, 617, 717	2 BHK	1240 SQ.FT

Key Plan



TYPICAL FLOOR PLAN BLOCK: B



EXCEPTIONAL ON EVERY COUNT'

Affinity Brundaavana's impeccable planning, diligent implementation, amazing amenities, and splendid specifications place it in the premier league. Prominent business districts, the best schools, hospitals, and entertainment centres are just a few minutes away. This project is born as a melody of passion and professionalism and elevates the value of the area. As these towers bloom to life with the cutting-edge Clubhouse, others are bound to pale in comparison.



Features & Facilities

- Multi-purpose Function Hall
- Well-equipped Gymnasium
- Indoor Game
 - Table Tennis
 - Foosball
 - Carrom
 - Chess
- Library/Reading
- Yoga/Meditation



Brundaavana **AFFINITY**

THE PERFECT LIFE

Expertly designed with finesse and a contemporary style of architecture, **Affinity Brundaavana** is an icon of perfect life in an urban landscape boosted by an unparalleled location. These homes are designed futuristic and make every waking moment of yours enjoyable. When a lull mood croons, retire into luxury, relaxing the mind and body. Drenched in ample sunlight and quenched by greenery, the picturesque Chokkanahalli Lake Park in the backyard, an illustrious neighbourhood, and cosy conveniences upheave a pleasant sense of living at its best.



IN THE MIDST OF WHAT COUNTS!

Affinity Brundaavana connects you to the best. In the vicinity is Embassy Manyata Business Park, direct connectivity to the airport by the adjacent SH 104, and access to neighbourhoods Thanasandra, Thirumenahalli, Agrahara, Sampigehalli, Jakkur, Yelahanka etc. Chokkanahalli lets you stay connected in the truest sense. Encircled by schools, colleges, banks, hospitals, restaurants, theatres, supermarkets etc., **Affinity Brundaavana** reiterates a perfect location to ensure your commutes are never far from home. The project offers spacious 2& 3 BHK homes with top-in-class amenities to make life pleasurable for you and your family.

LOCATION MAP (Not to Scale)



IT PARKS	Manyata Tech Park	- 4 km
	Kalre SEZ	- 6 km
	Kirloskar Tech Park	- 7.5 km
	KIADB Hardware Park	- 15 km
	Bagmane Tech Park	- 17 km

SHOPPING MALLS	Lulu Shopping Mall	- 3 km
	Elements Mall	- 5.5 km
	Esteem Mall	- 7.3 km

HOSPITALS	Regal Hospital	- 2 km
	Relive Hospital	- 5 km
	Icon Hospital	- 6 km
	Colombia Asia	- 7 km

COLLEGES	St. Theresa College of Pharmacy	- 2.8 km
	KNS Institute of Technology	- 3 km
	Karnataka College of Management	- 3 km

SCHOOLS	Greenfield Public School	- 0 km
	Federal Public School	- 3 km
	Wisdom Montford International School	- 3.5 km
	LA International School	- 4.9 km
	Kensri School	- 5.5 km

BENGALURU INTERNATIONAL AIRPORT	-	20 km
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Note: All the distances mentioned here are approximate values



SPECIFICATIONS:

STRUCTURE

RCC Framed Structure.

WALLS

8"/6" solid blocks for exterior walls & 4" solid blocks for internal walls.

DOORS

Teak wood door frame with designer shutter for main door & hardwood frames, architraves and Veneer polished shutters for all other doors.

WINDOWS

3-track uPVC windows with clear glass and mosquito Mesh with sliding track system with reputed brand Fenesta or equivalent.

FLOORING

First quality 24"X24" vitrified RAK or equivalent tiles in the living, dining & bedrooms and anti-skid ceramic tiles in bathrooms and balconies.

COMMON AREAS

Marble/Granite flooring for common areas like staircase, lobbies etc.

KITCHEN

Kitchen platform with granite top and stainless steel sink. Glazed tiles dado upto 2 feet height above platform.

TOILETS

Ceramic tiles dado upto 7 feet height with standard Jaquar or equivalent C P fittings and standard Toto or equivalent sanitary fittings. Provision for geyser and exhaust fan in all bathrooms. Solar hot water provision in the master bathroom.

PLASTERING

Sand with cement plastering with sponge finish for external walls & wall putty finish for internal walls.

PAINTING

Emulsion for internal walls and exterior emulsion for external walls.

ELECTRIFICATION

Concealed copper wiring with Anchor Roma or equivalent switches & sockets. TV and telephone points in living and bedrooms. Provision for A/C points in all bedrooms.

WATER SUPPLY

24-hour water supply from bore well with the overhead tank and sump.

LIFT

Fully automatic lifts – Johnson or equivalent.

POWER BACKUP

Generator backup for common areas, lift and all flats.

SECURITY

24/7 Security & CCTV around all building corners.

SQUARELY A FEAT!



PROJECT FEATURES

- Swimming Pool
- Badminton court
- Jogging Track
- Children's Play Area
- Landsaped Garden
- Mini-Cricket Pitch with Nets
- Basketball Pole
- CCTV Surveillance
- Sewage Treatment Plant
- Rain Water Harvesting
- Power backup
- Automatic Lifts
- Solar Hot Water for Master Bedroom
- Play Ground



RERA Registration No:
PRM/KA/RERA/1251/309/PR/180822/005163

Promoters:



Site Address:

Affinity Brundaavana, Sy.No 40/1, Sampigehalli, Jakkur Main Road, Bengaluru - 560064

Architects:



ARCHITECTS & ENGINEERS:
799/1, II Floor, III Cross, Opp. Ganesh Temple
New Thippasandra, Bengaluru - 560 075

Structural Consultants:

PRALABHI ASSOCIATES
No. 329, 10th Main, 17th 'C' Cross, Indira Nagar, 2nd Stage, Bengaluru - 560038

Note: This brochure is only a conceptual presentation of the project and not a legal offering.
The promoters reserve the right to make changes in the elevation, plans and specifications as deemed fit.