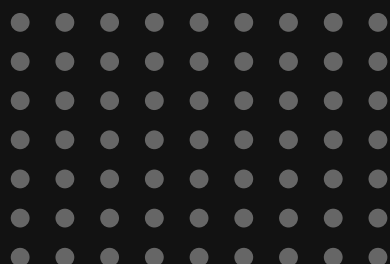


SUBHA élan



OPEN THE DOORS
TO A NEW LUXURY

" A COMMUNITY YOU ALWAYS ASPIRED "

A photograph of a modern, multi-story apartment building at dusk. The building has a light-colored facade with balconies and large windows. In the foreground, there is a swimming pool with blue water and a red inflatable ring. Several people are swimming in the pool. To the right of the pool, there is a lounge area with yellow umbrellas and people sitting on lounge chairs. The sky is a mix of blue and orange from the setting sun. The overall atmosphere is serene and luxurious.

APP BASED COMMUNITY MANAGEMENT SYSTEM

Subha Elan is an ultra-luxury apartment project having 1, 2 & 3BHK flats. With a total Units of 132, this mesmerizing project is located near Chandapura, the most happening place in Bangalore. Owing a Flats in Subha Elan is extremely budget-friendly, in spite of providing all the basic and Ultra Luxurious Amenities they also provide all the comforts one deserves to be pampered with.



PROJECT OVERVIEW

PROJECT SIZE: **1 ACRE 26 GUNTAS**

LOCATION: **CHANDAPURA MAIN ROAD**

NUMBER OF FLATS: **132**

NUMBER OF FLOORS: **STILT + GROUND + 3 FLOORS**

PLAN APPROVED BY: **BMRDA**

COMPLIANCE / CERTIFICATES: **RERA / CC / OC**



LIVELINESS.
SERENITY.
BALANCED!



NEXT GEN LIFESTYLE



EXTENSIVE GREEN SPACE WITH A WELL-THOUGHT LANDSCAPE

AMENITIES



FOR ALL YOUR
NEEDS



WALKING TRACK



CRICKET NET



SWIMMING POOL



CONVINIENCE STORE





BASKET BALL



KIDS PLAY AREA



GYM



LIBRARY WITH WIFI





FOOSBALL TABLE



EXERCISE STATION



AMPHI THEATRE



MULTI PURPOSE HALL





BOARD GAMES



TABLE TENNIS



ELDER'S GUPCHUP



RAIN DANCE





TODDLER POOL



HOPSCOTCH



CHIT CHAT CORNER



HOBBY ROOM





TRAMPOLINE



LAUNDRY



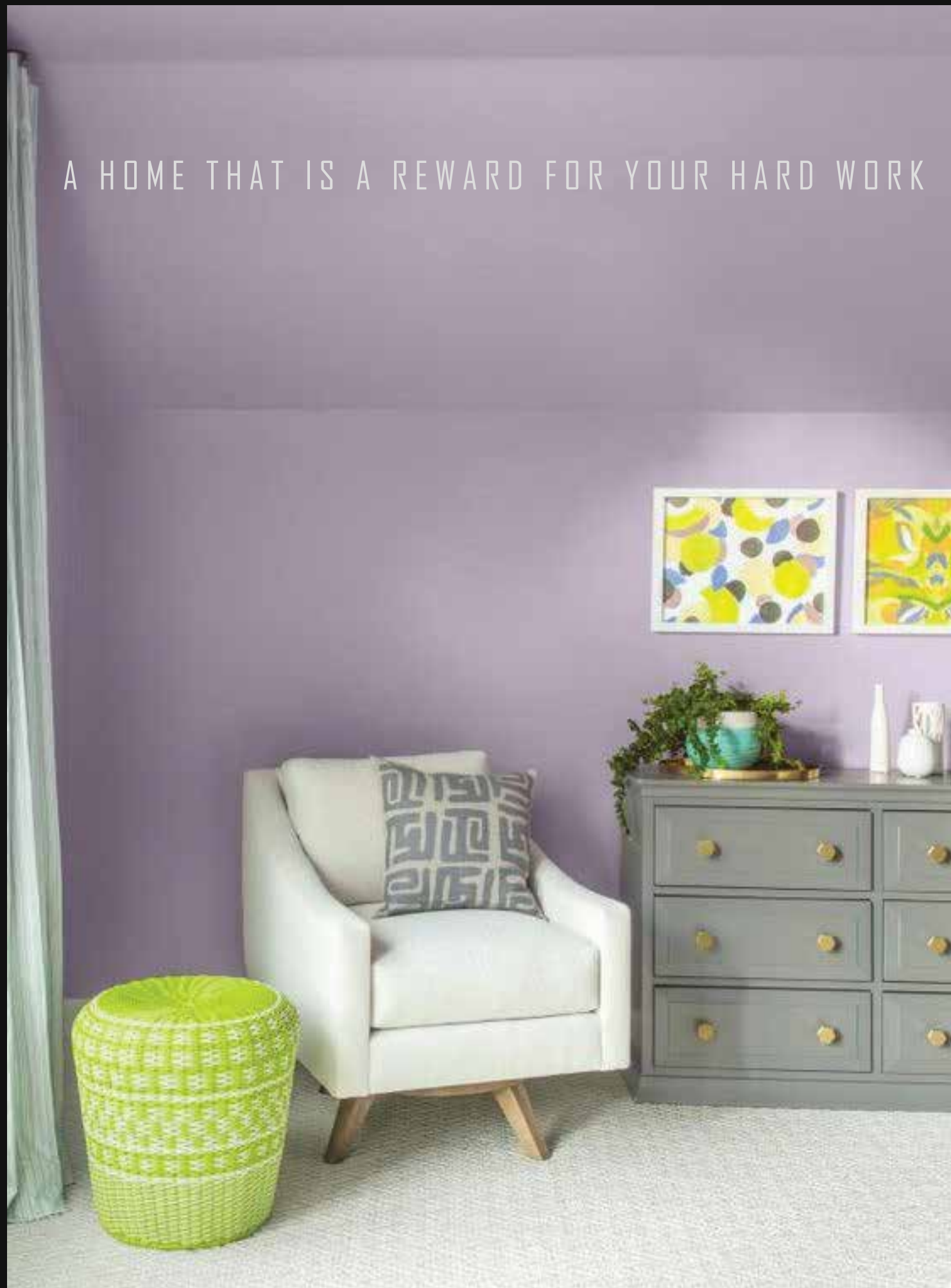
GREAT VALUE GREAT LIFESTYLE



A PREMIER CLUB LIFE



A HOME THAT IS A REWARD FOR YOUR HARD WORK





SALIENT FEATURE

1

100% VAASTU COMPLIANT UNITS

2

CAREFULLY DESIGNED FLOOR PLAN ENHANCES THE FUNCTIONALITY AND OPTIMUM USAGE OF SPACE

3

DOUBLE HEIGHT ENTRY PLAZA WITH WATER FEATURE FOR ARRIVAL EXPERIENCE

4

CLUB HOUSE WITH AMPLE AMENITIES TO CATER TO ALL AGE GROUPS

5

EXTENSIVE GREEN SPACE WITH A WELL-THOUGHT LANDSCAPE

6

ROUND THE CLOCK SECURITY WITH CCTV SURVEILLANCE AND INTERCOM FACILITIES

7

APP BASED COMMUNITY MANAGEMENT SYSTEM

8

BETTER CIRCULATION OF LIGHT AND AIR WHILE GIVING AESTHETIC VARIATIONS

9

CLUB HOUSE WITH AMPLE AMENITIES TO CATER TO ALL AGE GROUPS

10

EXTENSIVE GREEN SPACE WITH A WELL-THOUGHT LANDSCAPE

“IT’S NOT JUST A HOUSE
IT’S **HOME**”



SPECIFICATIONS



STRUCTURE

RCC framed structure with solid block masonry



DOORS

Elegant main door

Pre-moulded internal flush door

UPVC door for Balconies



WINDOWS

UPVC windows with mosquito mesh
Aluminium ventilators for Toilets



FLOORING

- Vitrified tile floor with skirting for all Rooms
- Ceramic tile flooring for Toilet, Balcony & Utility



TOILET

- Ceramic tile dado up to false ceiling.
- CERA or equivalent quality CP fittings
- CERA or equivalent quality sanitaryware



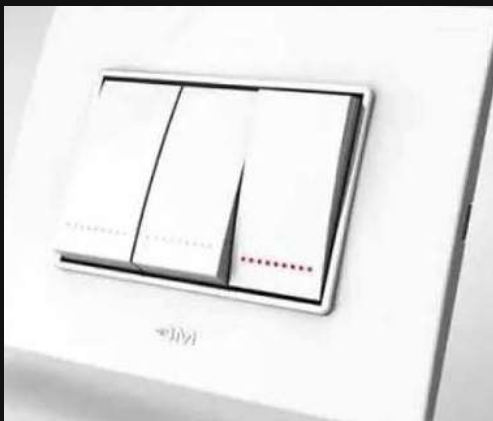
KITCHEN

- Granite platform with single bowl SS sink
- Ceramic tile dado up to 2ft height
- Water purifier provision



PAINTING

- Internal walls with emulsion
- External walls with durable weather proof paint



ELECTRICAL

- Anchor Panasonic or Equivalent Modular Switches with ISI standard Cables
- AC point provision for the Master Bed room.



LIFT

Fully automatic lift of reputed make



POWER SUPPLY

3 BHK - 4 KW, 2 BHK - 3 KW,
1 BHK - 3 KW POWER BACK-UP

3BHK - 1 KVA, 2 BHK - 1 KVA,
1BHK - 0.6 KVA Minimum power
Back-up for common areas



A NEW SURPRISE IN EVERY LITTLE DETAILS



COMFORT
& LUXURY



FLOOR PLAN



800 SFT

2BHK WEST FACING



850 SFT

2BHK NORTH FACING



945 SFT

2BHK NORTH FACING



1180 SFT

3BHK NORTH FACING



1130 SFT

3BHK NORTH FACING



845 SFT

2BHK EAST FACING



545 SFT

1BHK NORTH FACING



850 SFT

2BHK EAST FACING



685 SFT

2BHK NORTH FACING



1405 SFT

3BHK NORTH FACING



1340 SFT

3BHK NORTH FACING



1100 SFT

3BHK EAST FACING



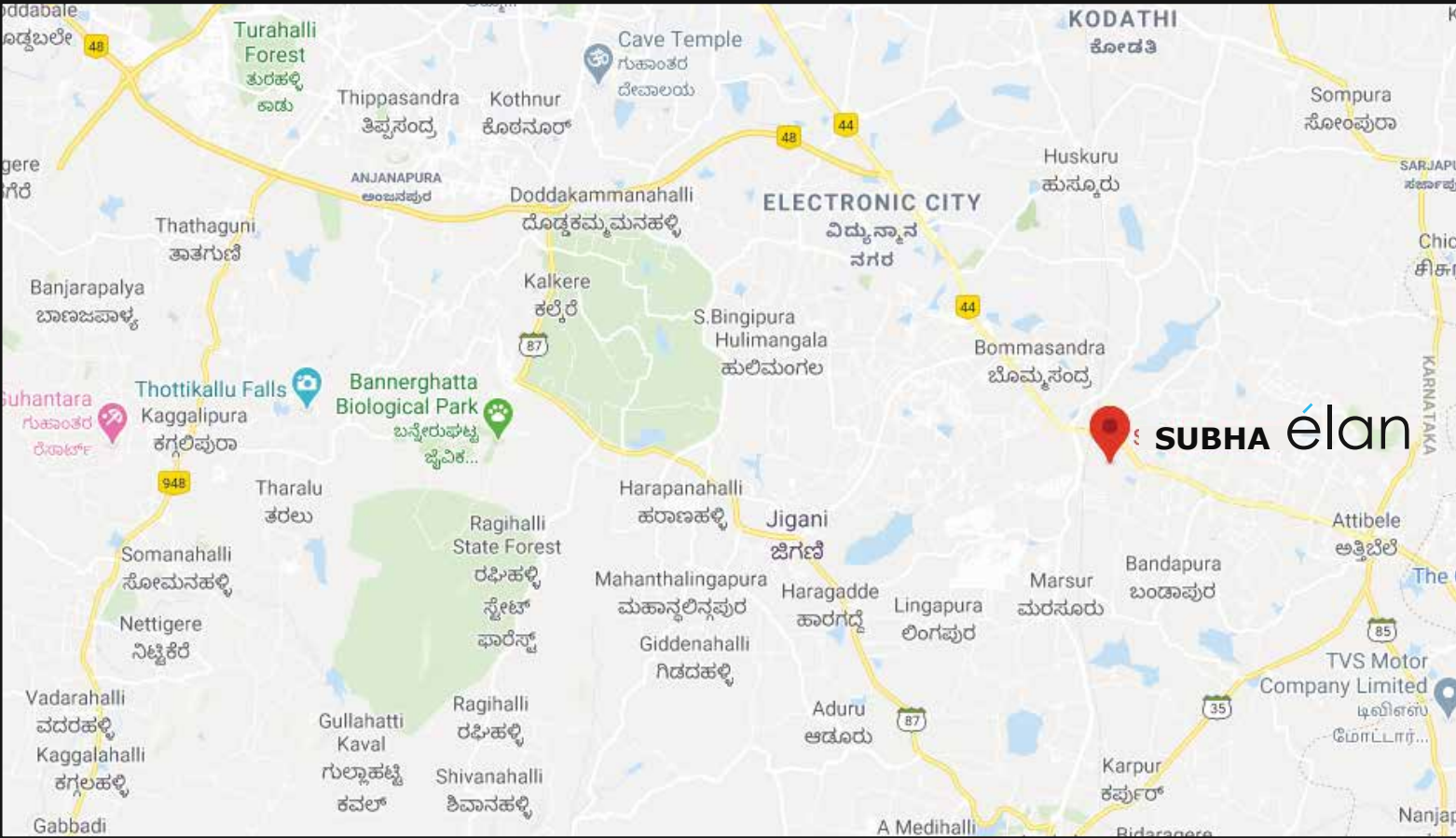
1020 SFT

2BHK EAST FACING

MASTER PLAN



LOCATION MAP



THE WAY TO THE
NEW SENSATION

KNOW YOUR NEIGHBOURHOOD

1

CONNECTIVITY

Koramangala (25 minutes drive)
Electronic City (4.0 Kms)
Chandapura Metro Station (1.5Kms)
Sarjapur Road (20 minutes drive)



2

HOSPITALS

Narayana Hrudalaya (3.3 Kms)
Sparsh Hospital (2.9 Kms)
BEST Hospital (1.5 Kms)
Athreya Hospital (1.0 Kms)



3

EDUCATIONAL FACILITIES

Alliance University (7.5 Kms)
Lorven Public School (2.2 Kms)
Surana Vidyalaya (1.8 Kms)
The PES School of Engineering

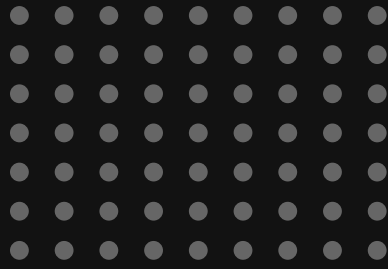


4

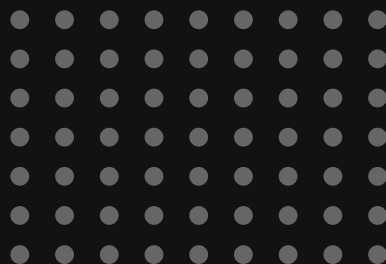
SHOPPING CENTERS

D-Mart
More Mega Store
Decathlon
Metro Cash & Carry



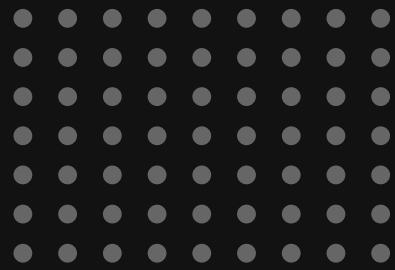


"Home is the starting place
of love, hope and dreams."



WHY WAIT?
CONTACT US FOR MORE ON SUBHA ELAN





SUBHA élan



SUBHA ELAN, CHANDAPURA, BAGALORE - 560012

CONTACT - +91 7816 000 555