

BHUVANA BOULEVARD

Luxurious Villas with Terrace gardens.



Nature comes home!

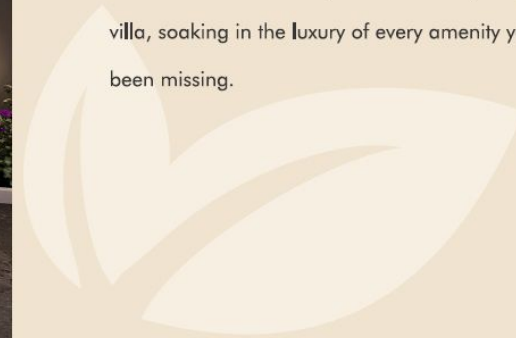
A prestigious 3 acre project, Bhuvana Boulevard will have 55 luxury villas, in two phases. The location is ideal, at the heart of rapidly expanding Varthur, which is turning into an IT hub. This project will have a common, well – appointed Clubhouse with a host of sporting and leisure options. All villas come with a provision for a personal lift, accessing all floors easy!





The abode of luxury

Thoughtfully designed luxury finds perfect abode in serene natural surrounds, delighting you like never before. Come home to your meticulously designed villa, soaking in the luxury of every amenity you have been missing.





Enjoy the light and air in abundant flow

Experience the free flow of light and air in the living room that stretches and stretches. There is also more room for your imagination to pick and organize furniture and other decor very imaginatively. Quality is at a premium here. Luxury and space combine to make every day an experience.





Bedrooms so spacious and so privately yours

Warm and cozy, these large bedrooms are your treasured personal spaces. Offering the perfect retreat after a busy day. Luxuriously designed for your total comfort, these spaces relax and rejuvenate your body and soul every night so you are ready and fresh for the next day.

Dining room. Expansive, stylish and a treat by itself

The spacious dining room is a captivating space where the whole family can be together.

Entertain guests or have an intimate family dinner, the finely designed dining room is the perfect place to talk, laugh, share and enjoy the very best of times, with food that delights the senses.





Kitchen. Ultra modern, sleek

The best of cooking needs inspiring environs. Get the luxury of space and brightness, the perfect lighting and decor that is superlative. The perfect place to bring out the super chef in you.



Spacious, exquisitely designed terrace gardens

A unique highlight of this project are the sprawling villa
terrace gardens. Relax, breathing in the fragrant air.

Or just unwind in peace.



Life Club Class...

Multipurpose Hall with Pantry

Business Centre /Library

Gymnasium

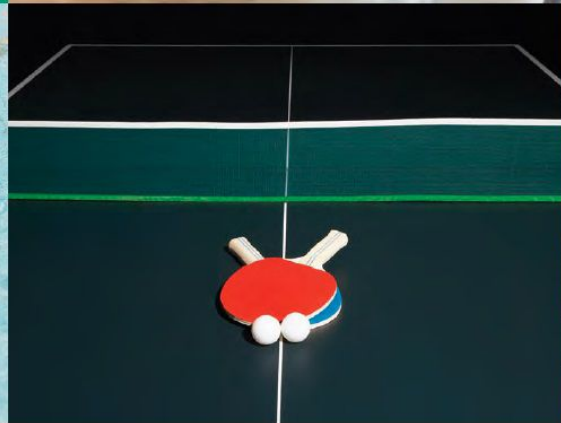
Table Tennis

Board Games

Snooker

Terrace Party Lawn





Engaging and Enthralling Amenities

Entrance Gate with water features

Swimming Pool with deck area

Aerobics Deck

Party Lawn

Open Gym

Basketball Post

Open Badminton Court

Floral Garden

Skating Rink

Open Air Amphitheatre

Children's Park

Sr. Citizen Seating Pavilion

Kids area.
Life at play

Kids need their own space, to do their own things.

You will enjoy seeing what they are up to.





Legend

- 01 Main entry
- 02 Water body
- 03 Club lawn
- 04 Clubhouse
- 05 Swimming pool
- 06 Open gym
- 07 Badminton court/
Half Basketball court
- 08 Floral garden
- 09 Skating rink/
Amphitheatre
- 10 STP
- 11 Transformer yard
- 12 Children's park
- 13 UG sump

- 25'6" X 43'7"
North Villas
- 25'6" X 43'7"
East Villas
- 25'6" X 43'7"
West Villas
- 30'0" X 42'0"
East Villas
- 30'0" X 42'0"
West Villas
- Premium Villas

Master Plan

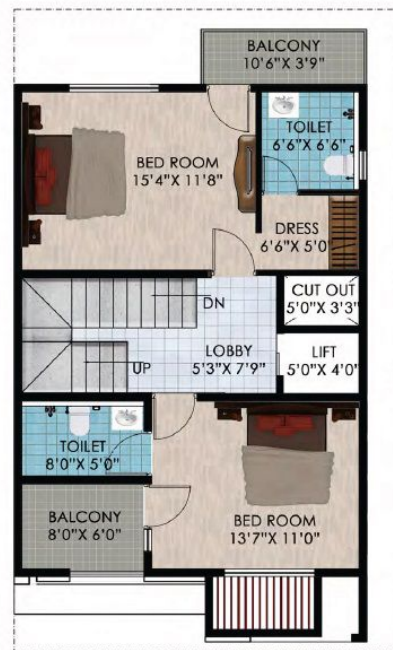


Ground floor plan

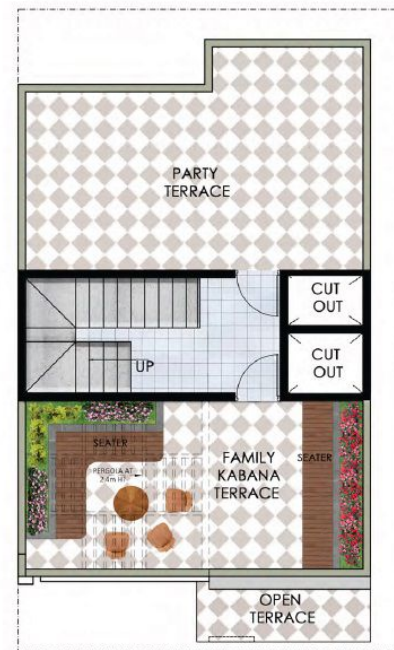
East unit - Carpet area - 2114 sft, SBA - 2925 sft



First floor plan



Second floor plan

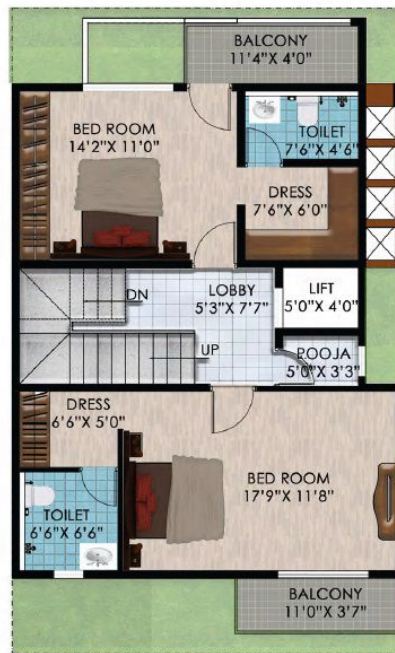


Terrace floor plan

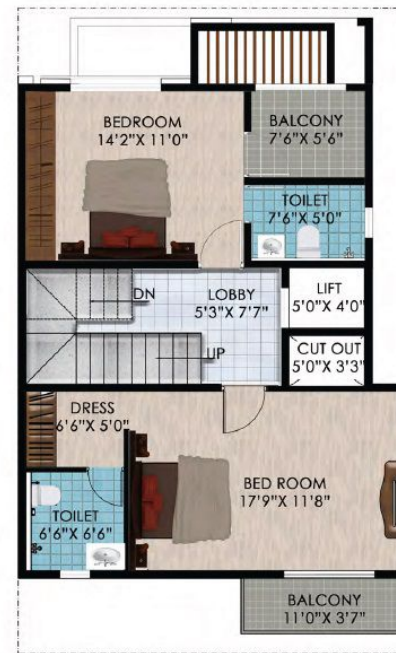




Ground floor plan



First floor plan



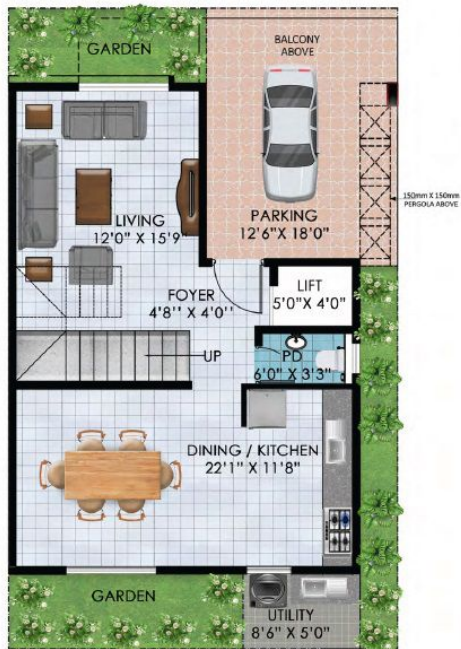
Second floor plan



Terrace floor plan

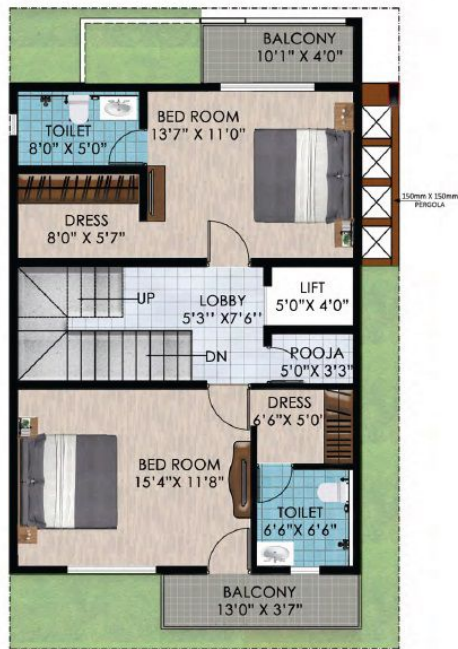
West unit - Carpet area - 2179 sft, SBA - 3010 sft



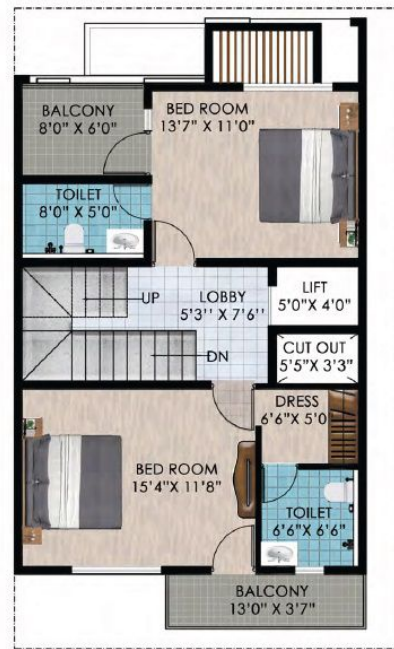


Ground floor plan

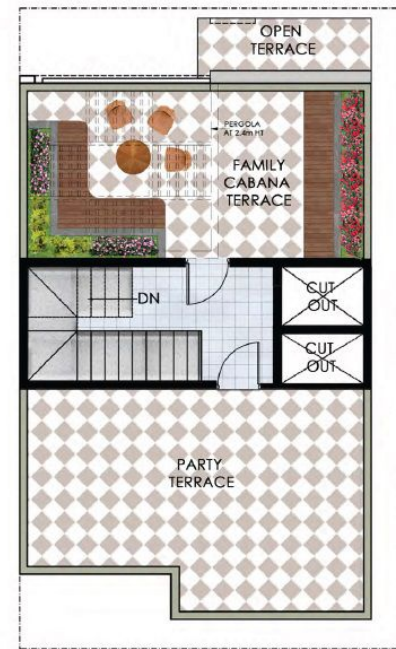
North unit - Carpet area - 2077 sft, SBA - 2915 sft



First floor plan



Second floor plan

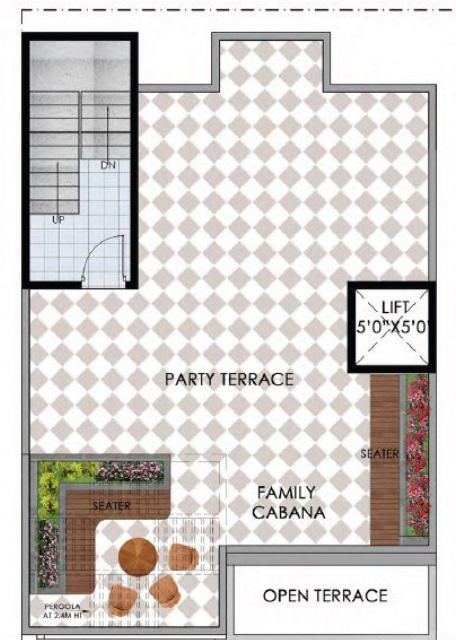


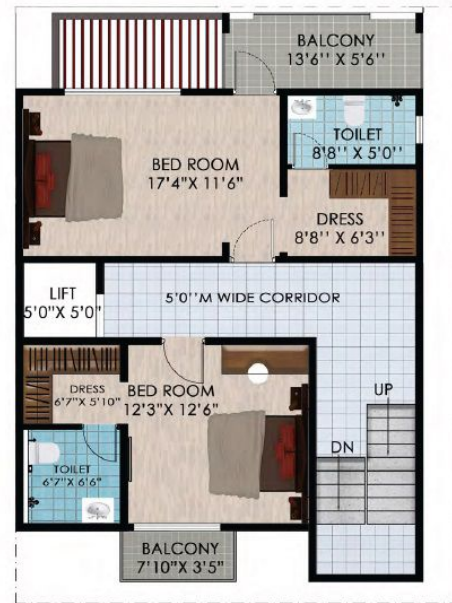
Terrace floor plan





East (L) unit - Carpet area - 2620 sft, SBA - 3680 sft





West (L) unit - Carpet area - 2621 sft, SBA - 3685 sft



Specifications

Infrastructure

- Concrete /Paver blocks in roads and parking areas
- Centralised water supply network with storage facilities
- Sewage /Drain network with sewage treatment plant
- 3-phase power supply in all units - 8KVA - 10 KVA
- Partial power backup for all units - 5 KVA
- Energy-efficient street lights - LEDs
- Individual water meter for fresh water in each villa
- CCTV surveillance at society main gate

Structure

- Earthquake-resistant RCC frame structure
- External and internal partition walls with cement blocks /bricks or equivalent

Wall Finishes

- Internal walls to have emulsion paint of Berger /Asian Paints /Nerolac or equivalent
- External walls to have Asian Paints /Nerolac /Berger or equivalent
- Equivalent acrylic waterproof or weather-coat paint /texture

Doors & Windows

- Main door - 8', to have engineered wood shutter with engineered frame
- Main door to have digital smart lock
- Main door to have a provision for video door phone
- Internal doors - 8', to have engineered frame & flush doors with both sides laminate
- Washroom doors - 7', to have engineered frame & flush doors with both sides laminate
- Windows - UPVC windows with provision for mosquito mesh
- Balcony with glass railing /MS railing /SS railing

Flooring

- Living and dining areas to have premium vitrified flooring of size 2' x 4'
- Master bedroom on 1st floor to have laminated wooden flooring
- Other bedrooms - Premium quality vitrified tiles of size 2' x 4'
- Bathrooms to have anti-skid ceramic tiles

Toilets

- CP fittings and accessories from Jaquar /Artize /Kohler or equivalent
- Wall /Floor mounted sanitary ware from Jaquar/ Artize/ Kohler or equivalent

Electrical

- TV points in living & bedrooms
- Data point provision in living room
- AC point provision in living and bedrooms
- 5 AMP power points for fridge, microwave, washing machine, RO and geyser
- 15 AMP socket for charging of electric vehicles
- Switch gears from Schneider /Havells /Legrand or equivalent
- Internal wiring from Havells /Finolex /Polycab or equivalent

Staircase

- Granite flooring with glass or SS railings

Elevator

- Each villa comes with a provision for a personal elevator

Terrace

- Terracota finish tiles

Car Park

- Designer pavers

Location Map

In and Around

Schools

Pratham International School - 2.4 km
 The Prodigies International School - 4.4 km
 Global Indian International School - 9.2 km
 Greenwood High International School - 9.6 Km
 The International School (TISB) - 10.3 km
 Oakridge International School - 10.2 km
 Inventure Academy - 9.8 km

Hospitals

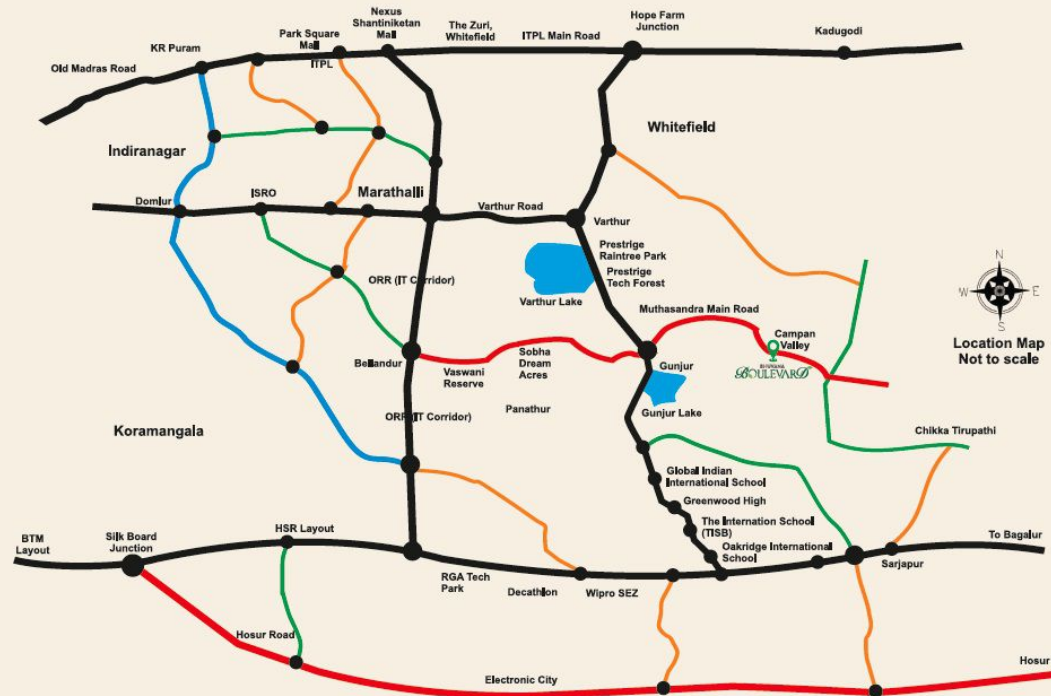
Manipal Varthur - 7.5 km
 Cloudnine Varthur - 7.7 km
 Vydehi - 12.2 km
 Satya Sai - 11.8 km

Malls

Nexus Whitefield - 9.1 km
 Park Square - 10.6 km
 Nexus Shantiniketan - 13.6 km

Tech Parks

Sigma - 8 km
 ITPL - 10.5 km
 ORR 12.2 km
 Wipro SEZ - 12.9 km
 RGA - 14.6 km





BHUVANA BOULEVARD

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A Project by:
VSPR Developers

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