



ELEGANT

Hermitage

*Inspired Peaceful Living*

*Thankful Living...*

*Thankful Living...*  
*We Invite You To Share*



There is not a single thing on this earth that we can't be thankful about. Right from the time we open our eyes till we close for a good night's sleep. There, we should be thankful to sleep too.

Let's skip all those numerous things which you have already started numbering to be thankful about and focus on few things that really touch your life every day. We realized this when we set out to find a good and serene location but still not far from the busy humdrums of Bengaluru. Thankfully we found it right in the ever happening Banashankari. Let's take you in order of whatever we feel thankful about so that your journey to a fantastic home in an amazing location becomes suspense-free....

*Welcome To*

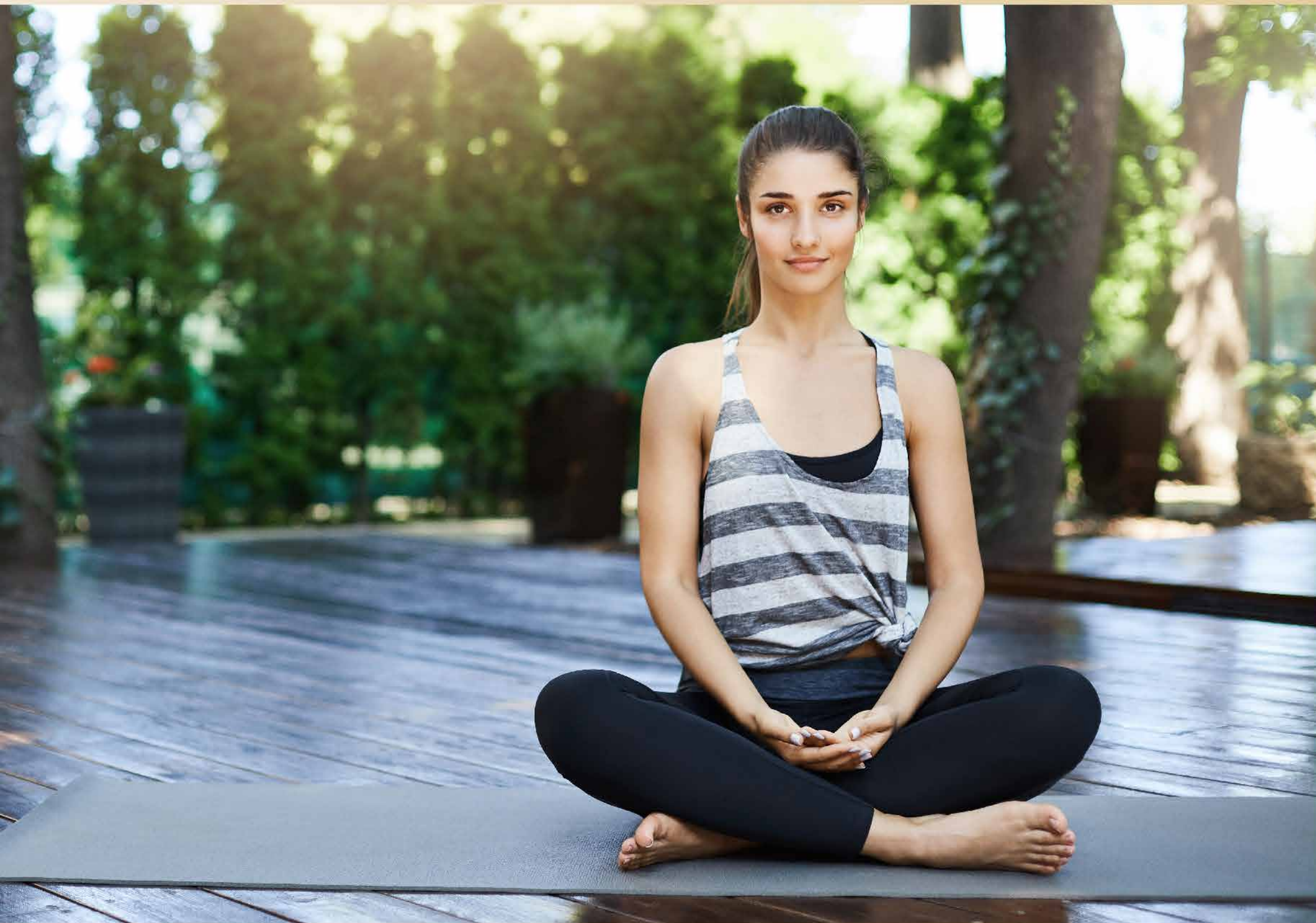


**ELEGANT**

*Hermitage*

*Inspired Peaceful Living*





*Welcome to a Graceful Life*



## *Thankful Routine You'll Never Tire Of...*



Waking up in the morning to the sound of birdsong and a breath of fresh air, walking down for a relaxing stroll or jog on the well-planned leafy green path under the trees, take a walk to furry four-legged friend to exclusive pet park, Start your day with beautiful smile along mini golf course for a perfect fun day at home with the family, read your book or newspaper by the garden sit-outs which is connecting to your favorite yoga deck, gym and infinity pool waiting for you to recharge. After that you head back to your apartment and soak up the spectacular views in private with rising sunlight from your balcony. The private walls throughout the home are suddenly gifted with more privacy, and watch over your daily well-being exactly according to your wishes. It's the perfect way to start your everyday....Quite simply a new way of seeing the world...





ELEGANT HERITAGE





  
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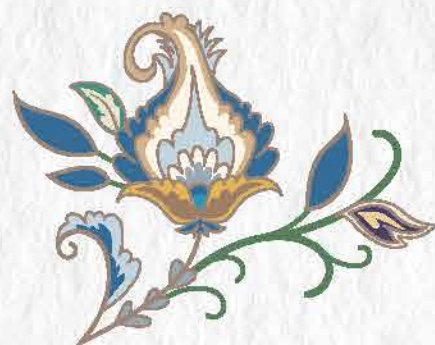
## *Thankful Design*

**Contemporary views with nature flowing architecture, spacious independent units without common walls for more privacy, ventilation and infinite views...**



Convenient living spaces come into existence when there is a perfect balance between all elements of nature harnessed for the benefit of man. We have done something similar here at Elegant Hermitage where we have managed to tame and even assimilate our living spaces with all elements, thus ensuring harmony with nature while still enjoying the convenience of a great life.

Elegant Hermitage apartment displays 3 towers that house elegantly designed and beautifully spaced 2, 3 and 4 bedroom apartments that carry the privacy you seek and ample space for all those activities, hobbies and relaxation which lay cocooned in your life due to lack of space till now. Every balcony opens up to stunning views that light up your mood again and again. The towers are planned and positioned in such a way to ensure there is nothing blocking your view from every balcony. The main highlight being the 8 feet space between each apartment with no common wall is something no other project can boast of in town. Enjoy the natural light and free flow of air owing to the 67% open space and greenery outside. The building's shared common spaces are luxurious, and they have a really regal feel and are a pleasure to spend time and to appreciate evening walks. Come and experience a living that is truly one of its kind.





## *Thankful Architecture*

**The efforts is to create a fine balance between light-air-volume-  
space-material-vegetation and people...**



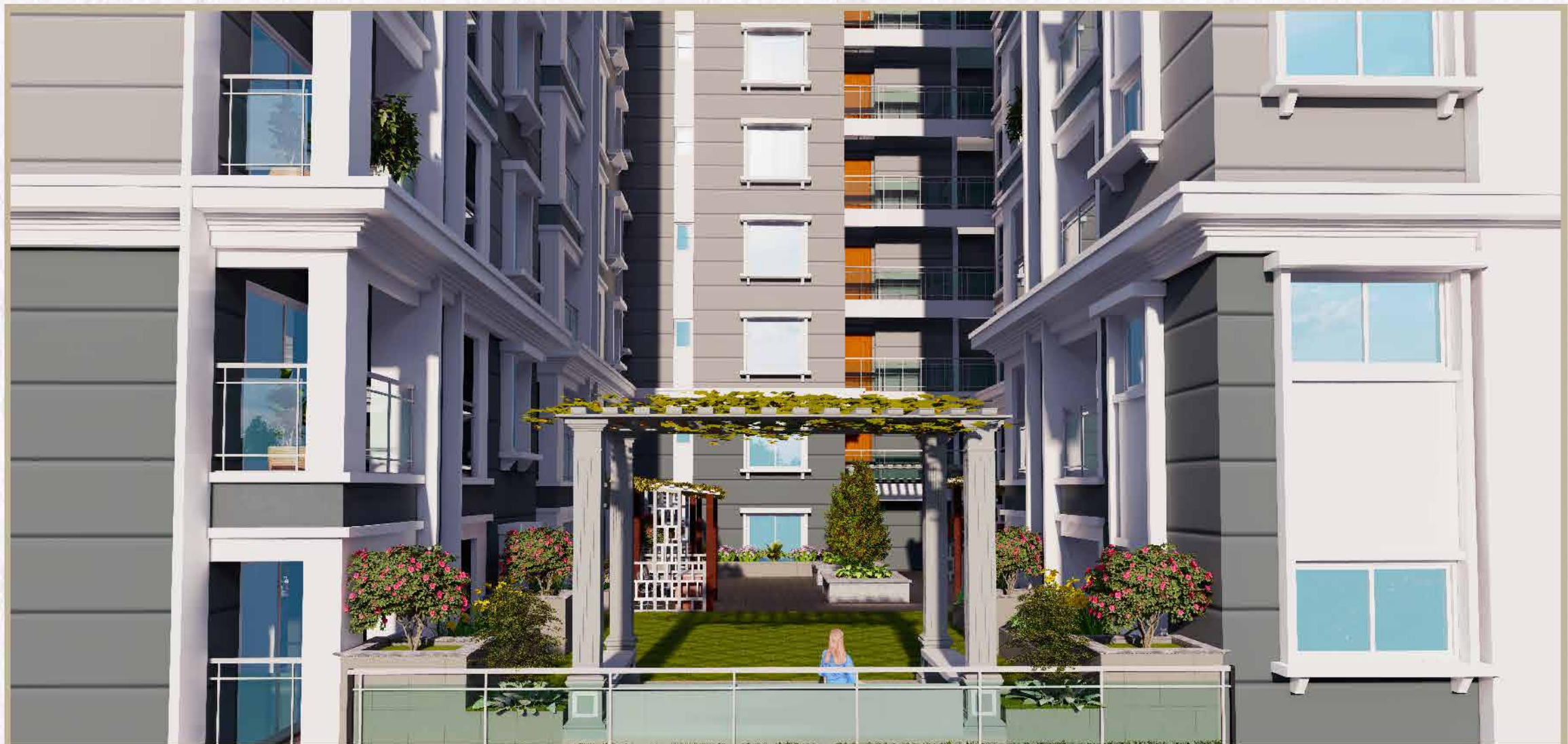
The first thing that will impress you about Elegant Hermitage is the pure blend of roman architecture and seamless treatment of contemporary flowing architectural design. Roman architecture is known for symbolizing grandeur and power, therefore the first thing you will notice is the majestic and luxurious look of Elegant Hermitage.

The inviting arched entrance brings you to the uniquely designed ground-floor entry divulging the royal warm and welcoming atmosphere crafted and designed to make visitors, residents and their guests feel relaxed, comfortable and pampered. It features aesthetics imposing arches, beautiful vertical columns and a tantalizing mix of alfresco casualness and traditional restaurant formality.

Apart from enhancing the already breathtaking views, this masterpiece features spacious independent units without common walls for more privacy, ventilation and infinite views. Go ahead and party all along without any disturbance to the neighbours next door or let the kids be kids with their indoor games adorned by giggles and laughter.

## *Salient Features*

- BBMP Approved / RERA Registered/ CC I OC High-rise 240 Units Apartment
- One of the Highest Undivided Land Share (UDS) in any CC/OC Projects
- Sprawling in 2.5 acres of land surrounded by green cover all around
- Natural Flow Double Basement + Stilt + 12 Floors building design structure
- Secured apartment with World Class Security & Surveillance System
- Vehicle free podium and safe movement for residence in Ground Floor
- 75+ Lifestyle amenities and features for all age living
- 33% coverage area, balance is open space with landscape detailing
- 100% Vastu compliant homes without compromising on space & style
- Facing 80 ft. Double Road with mix of commercial and residential development in surrounding
- No Common Walls and first of its kind 8 ft. gap between one flat to other
- Outdoor open green covered work station - to make work from home more convenient
- Day Care Center for toddlers and activity center for children's to learn Dance, Karate, Music etc.
- Easy access to Kanakapura road, NICE Road, Kengeri, RR Nagar and Uttharahalli.
- Reputed Schools, Colleges, Hospitals and Malls are in close proximity to the project
- Choice of Flat Sizes 2 BHK 1166 Sq. Ft. > and 3 BHK 1548 Sq. Ft. >
- Premium Specification and Fixtures
- 8 ft. height Pre-hung Main Door, Premium size Vitrified Tiles, UPVC Windows
- Approved by all Banks and Financial Institutions





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While the interiors are cozy and cradling, the exteriors are enticing and refreshing for all the senses. As you walk down the well-planned leafy green path under the trees, your pets will be overjoyed as they are greeted by their fellow beings at the well groomed Pet Park which is the highlight of the property. The Reading Zone is apt for you to finish that novel you have long been tucking in your arms. The health conscious minds can hit the state of the art gymnasium connected to the lawn area and then take a dip in the infinity pool as you look into the horizon where the sun sets with a promise of rising back to a better tomorrow.

Things are still in store for the sporty kind who can leave the little ones in the Kids Play Area while you jog around on the jogging track, try a hand at tennis, dribble with friends in the basketball court or beat your scores at the squash. You can be rest assured to master some sport here or just unwind to refresh body, mind and souls. Life has more to offer at Elegant Hermitage than you expected.



## *Thankful Amenities*



Club House • Multipurpose Party Hall • Indoor Games Room • Chess / Carrom Board • Billiards / Pool Table • Board Games Corner  
Foosball • Kids Ball Pool • Association Room • Day Care Centre • Swimming Pool • Kids Pool • Changing Rooms • Waterfall Feature  
Pool Side Lounges • Security Room • CCTV Surveillance • Work From Home Zone • Convenience Room • Badminton Court • Gym  
Cross Fit Corner • Boxing Corner • Kids Play Area • Drivers/Maid Toilet • Garden of Fragrances • Congregation Canopy • Amphitheatre  
Basketball Court • Cricket / Football Practice Net • Futsal Lawn • Library • Outdoor Kids Play Area • Podium Area  
Tree Court with Swings Park • Interactive Floor Games • Bon Fire • Karate, Taekwondo & Martial Art Zone • Meditation Deck  
Congregation Canopy • Pick/drop Area • Jogging Track • Hobby Court • Senior Citizen Court • Pets Park • Aroma Garden  
Spillover Party Lawn • Sand Pit • Shaded Patio Seating • Interactive Water Fountain • Leisure Seating Court • Reflexology Walkway  
Tot Lot • Golf Putting • Seating Pavillion • Plumeria Court • Sculpture Court • Informal Seating Area • Outdoor Board Games  
Electric Car Charging Bay • Car Wash Bay • Hydroponics • Gazebo • Laundry Room • Kids Activity Area • Open Parking For Visitors  
Passenger & Service Lifts • Transformer Yard • DG Yard • Sewage Treatment Plant • Rain Water Harvesting



## GROUND FLOOR AND PODIUM FLOOR

# MASTER PLAN

## LEGENDS

1. Swimming Pool
  - 1.1 Kids Pool
  - 1.2 Seat with jets
  - 1.3 Adult's Pool
  - 1.4 Water feature
2. Amphitheatre
3. Multipurpose Court
  - 3.1 Volleyball Court
  - 3.2 Dribble court
4. Pathway / Jogging Track
5. Multipurpose Maidan (Cricket & Football)
6. Childrens Play Area on Lawn (7-12 yrs.)  
Interactive Plan on EPDM
7. Outdoor Workstation integrated with  
unique tree Court - 1
8. Yoga Deck
9. Meditation Pavilion
10. Elders Get-together Zone with  
unique tree Court - 2
11. Reflexology Pathway
12. Tot-Lot Play Area on EPDM
13. Pat Pat Golf Court
14. Swings Park
15. Club House



24 M Wide Road

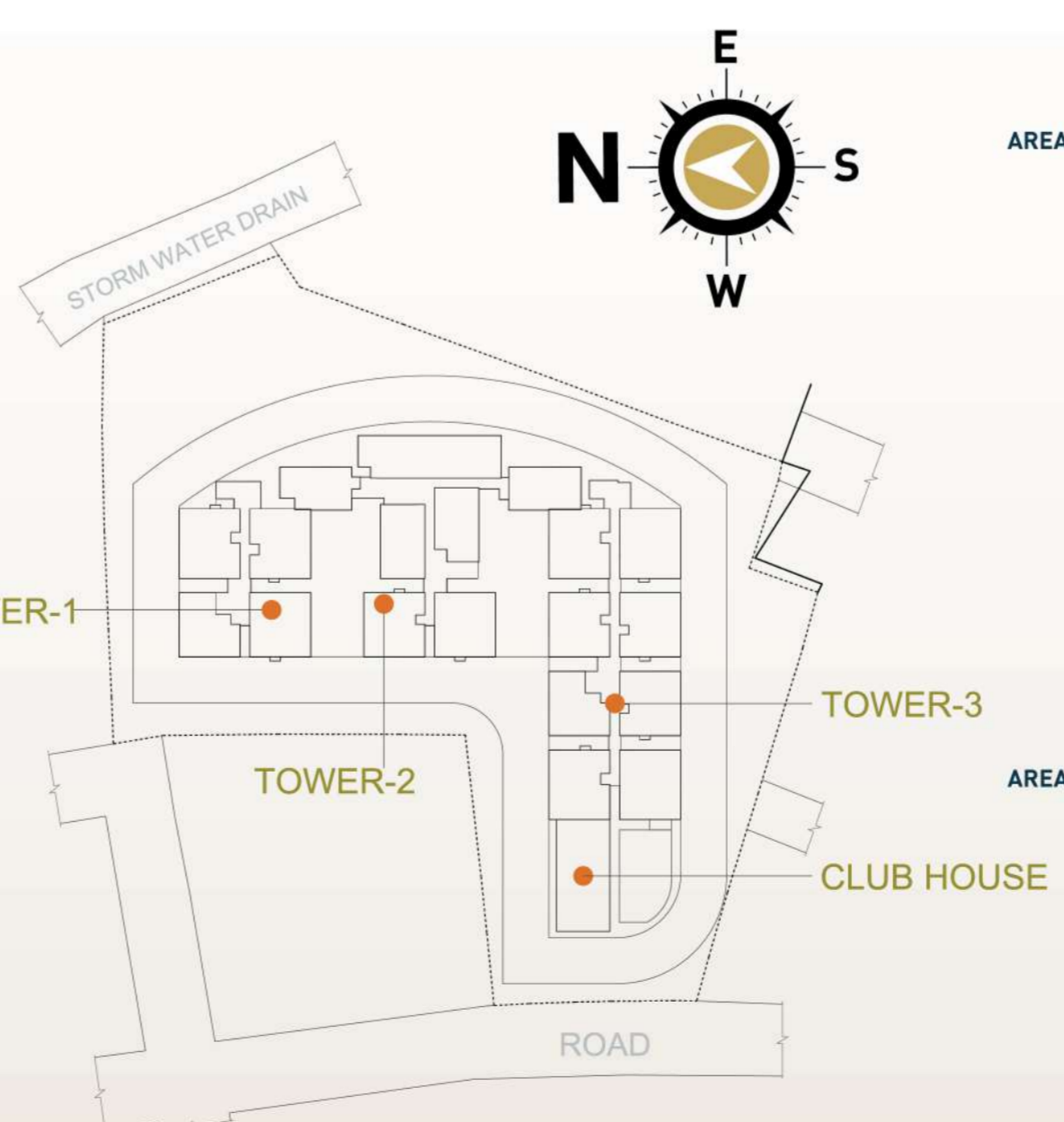
24 M Wide Road







TYPICAL FLOOR PLANS





  
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Cricket Practice Pitch, Football, Lawn Tennis & Basket Ball Court



Pat Pat Golf Court



Children's Play Area



CLUB HOUSE



MULTIPURPOSE/PARTY HALL



DAY CARE CENTRE



CRICKET PITCH



CCTV SURVEILLANCE



GOLF PUTT



BILLIARDS / POOL TABLE



CHESS / CARROM BOARD



GARDEN OF FRAGRANCES



TREE COURT WITH SWINGS PARK



SWIMMING POOL



INDOOR GAMES ROOM



FOOTBALL COURT



LIBRARY



OUTDOOR KIDS PLAY AREA

# Seventy Plus Amenities



MEDITATION DECK



MARTIAL ART ZONE



SENIOR CITIZEN COURT



OPEN WORKING SPACE



PETS PARK



GAZEBO



WATERFALL FEATURE



BON FIRE

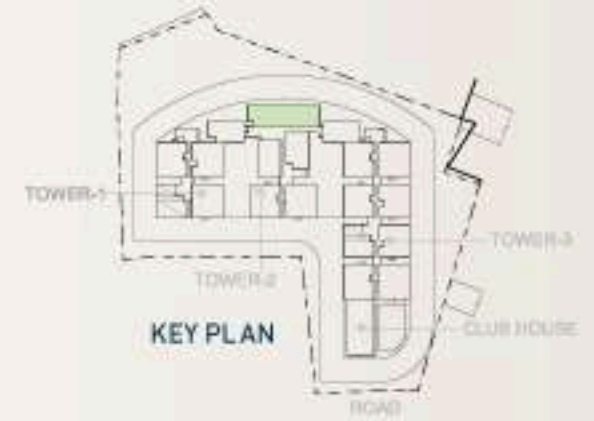


PICK / DROP AREA



OPEN PARKING FOR VISITORS

**INDIVIDUAL 4 BHK & DUPLEX PLAN**



**4 BHK WEST FACING • 2387 SQ. FT.**



**DUPLEX LEVEL 1**

**4 BHK EAST FACING • 2520 SQ. FT.**



**DUPLEX LEVEL 2**

ISOMETRIC VIEWS



2 BHK



3 BHK



3 BHK

## SPECIFICATIONS



### STRUCTURE

- RCC Framed structure
- Super Structure : Framed Structure
- Internal Walls : 4" inch solid cement concrete blocks
- External Walls : 6" inch solid cement concrete blocks
- Roof slab : Reinforced cement concrete
- Car Parking : Covered and Open car Parking

### RAILING

- Staircase : MS hand railing
- Balcony : MS painted grills and MS pipe hand rail

### DOORS AND WINDOWS

- Main door is Pre-hung doors
- All internal doors are Pre-hung doors
- UPVC windows with mosquito mesh (except toilet window, casement window in master bedroom and kitchen window)
- Toilet doors will be hard wood frame and water resistant paint on the wet face
- Upvc framed louvers with provision for exhaust fan in bathroom

### ELECTRICAL

- TV point in leaving room and bed room
- Kitchen provision for Hob and exhaust fan
- Fire resistant electrical switches of anchor or equivalent make in common area
- Elegant modular electrical switches of anchor or equivalent make in common area
- One miniature circuit Breaker (MCB) based main distribution box for each flat
- Telephone points in master bed room and living room
- A/c Power points in all bedrooms

### PLASTERING

- All internal walls are Smooth finished with lime rendering

### PAINTING

- Internal walls with Emulsion and external walls with exterior emulsion paints

### LIFTS

- Total 6 numbers 6 and 13 passenger automatic lifts – Johnson or equivalent make
- External lift walls with granite wall cladding

### FLOORING

- Vitrified tiles flooring of well reputed brand for living , bedrooms, kitchen and dining area
- Antiskid ceramic tiles flooring of well reputed brand for the balcony, utility and toilets
- Tiles flooring in common area
- Glazed ceramic tiles Dado in toilet up to roof level

### SECURITY SYSTEMS

- 24 hours security with security kiosk
- CCTV camera in entrance and Exit gate

### POWER / BACKUP GENERATOR

- BESCO – Power allotted to flat: 2BHK – 2 KW, 3 BHK – 3 KW, 4 BHK – 4 KW
- Standby generator for lights in common areas, lifts and pumps.
- DG Backup for each apartment for Lighting load  
2 BHK – 0.5 KW, 3 BHK – 1.0 KW, 4 BHK – 1.5 KW

### KITCHEN

- Provision for washing machine
- Provision for water purifier point in kitchen
- Provision for sink

### TOILET

- White colored (Parry ware/Hindware) make sanitary ware in all toilets and wall mounted WC with dual flush in master bed room toilet
- Hot and cold divided unit of Jaguar / Essess / equivalent Make
- Wash Basin in all toilets and in dining area
- Shower in toilets
- Provisions of points for geyser and exhaust fan
- Large sized toilets ventilators made of UPVC with glass

### WATER

- 24 Hours uninterrupted water supply with sufficient source of Borewell and provision of Cauvery water for drinking purpose
- Water supply from synchronized with standard automation system
- Rain Water harvesting system to recharge the water table
- STP Water will be recycled for flush and gardening purpose



About Us

# ELEGANT Builders & Developers

ELEGANT Builders and Developers is one of the most admired real estate brand in Bangalore and is well accepted for its construction techniques, quality standards, reliability, dependability and honesty. With an immensely successful track record of over Three decades, Elegant Builders & Developers has been a pioneer in creating path-breaking infrastructure and has created some of the finest residential complexes combining the best of the location, best of design, aesthetics, technology and architecture. The Elegant Builders & Developers believe in developing and constructing aesthetically designed economically viable residential and commercial complexes of international quality. We believe our buildings should reflect engineering excellence with a view to providing complete customer satisfaction.

## FEW OF OUR SUCCESSFUL DELIVERED PROJECTS

**Elegant Terraces, Elegant Whispering Winds, Elegant Exotica, Elegant Altima, Elegant Orchids, Elegant Embassy North, Elegant Valley. and many more to add..**



**Elegant Whispering Winds**



**Elegant Exotica**



**Elegant Terrace**



**Elegant Orchids**



**Elegant Grandeur**



**Elegant Esplande**



**Elegant Elite**

## Thankful Location

For a life away from chaos with perfect balance of proximity



As we all know that Banashankari is the most sought after, well developed corner of Bengaluru which pockets itself into zones like serene, shopping, residential, official and religious. We found a blend of all these in between which is neatly cocooned the place where we have decided to make milestone residential structure that is elegant yet away from the busy life surrounding it, something like a hermitage. True to its definition, we named it Elegant Hermitage is waiting for you to discover

## Thankful Convenience



Live a privileged life in one-of-kind residential towers at Banashankari 6th Stage on Utharahalli-Kengeri-Raja Rajeshwari Nagar. Elegant Hermitage towers are tucked away almost 30 feet inside from main road thereby avoiding noise, dust and pollution. Project is walkable to the bus stand, very close to Mysore Road Metro Station as well as Kanakpura Road Metro Station. Here you are close to premium neighborhoods daily needs, work places, leisure, night life, entertainment, and education institutions and everything that you may need is just couple of minutes away. Wide 80 feet double Road that integrates Mysore Road, Kanakpura Road, Nice Road, ORR and short journeys to Bengaluru Town Centre. Direct access to the NICE Road which is just 500 meters from the site which connects easily to the Electronic City, Kanakpura Road, Bannerghatta Road and Tumkur Road. It is also perfect for commuters travel by Metro rail. The nearest metro stations within 5 to 10 mints drive are Rajarajeshwari Metro Station, Silk Institute Metro Station, Talaghattapura Metro Station, Vajarahalli Metro Station and Kengeri Metro Station.

## Location Advantages

(IMPORTANT PLACES IN SURROUNDINGS)

### METRO STATIONS

Vajarahalli Metro Station > 5.4 km - 10 min. drive  
Kengeri Bus Terminal > 4.2 km - 7 min. drive  
Kengeri Metro Station > 5.2 km - 12 min. drive  
Doddakallasandra Metro Station > 5.4 km - 12 min. drive

### MALLS

Forum Mall > 7.0 km - 15 min. drive  
Mantri Mall > 5.5 km - 12 min. drive  
Gopalan Arcade Mall > 4.7 km - 10 min. drive

### TEMPLES

Sri Raja Rajeshwari Temple > 4 km - 10 min. drive  
Sri Shanmukha Temple > 5 km - 12 min. drive  
Iskcon Temple > 6 km - 12 min. drive

### EDUCATION INTITUTIONS

RNS International School - 500 mtrs.  
JSS School - 500 mtrs.  
JSS Academy & Technical Education > 1.6 km - 5 min. drive  
College of Fine Arts > 1.0 km - 5 min. drive  
SJB Institute of Technology > 3.0 km - 10 min. drive  
BGS Global Institute > 2.9 km - 10 min. drive  
KSIT College > 4.8 km - 10 min. drive

### HOSPITALS

BGS Gleneagles Global Hospitals > 2.9 km - 10 min. drive  
Jayadev Memorial Rashtrathana Hospital and  
Research Centre > 1.3 km - 5 min. drive  
Sagar Hospital > 8.0 km - 15 min. drive  
Rajarajeshwari Hospital > 7.0 km - 15 min. drive



# Your Location Made Easy



**Mantri Mall**  
10 Mints drive

**Vajarahalli Metro Station**  
10 mints drive

**NICE Road**  
500 Meters

**R V College of Architecture**  
10 Mints drive

**Turahalli State Forest**

**SJB Institute of Technology**  
10 mints drive

**Kengeri Metro Station**  
10 Mints drive

**BGS Hospital**  
5 Mints drive

**Global Tech Park**  
10 Mints drive

**Raja Rajeshwari Temple**  
10 Mints drive

**Gopalan Mall**  
10 Mints drive

**Forum Mall**  
15 Mints drive

**Mantri SQUARE**

**ELEGANT Hermitage**



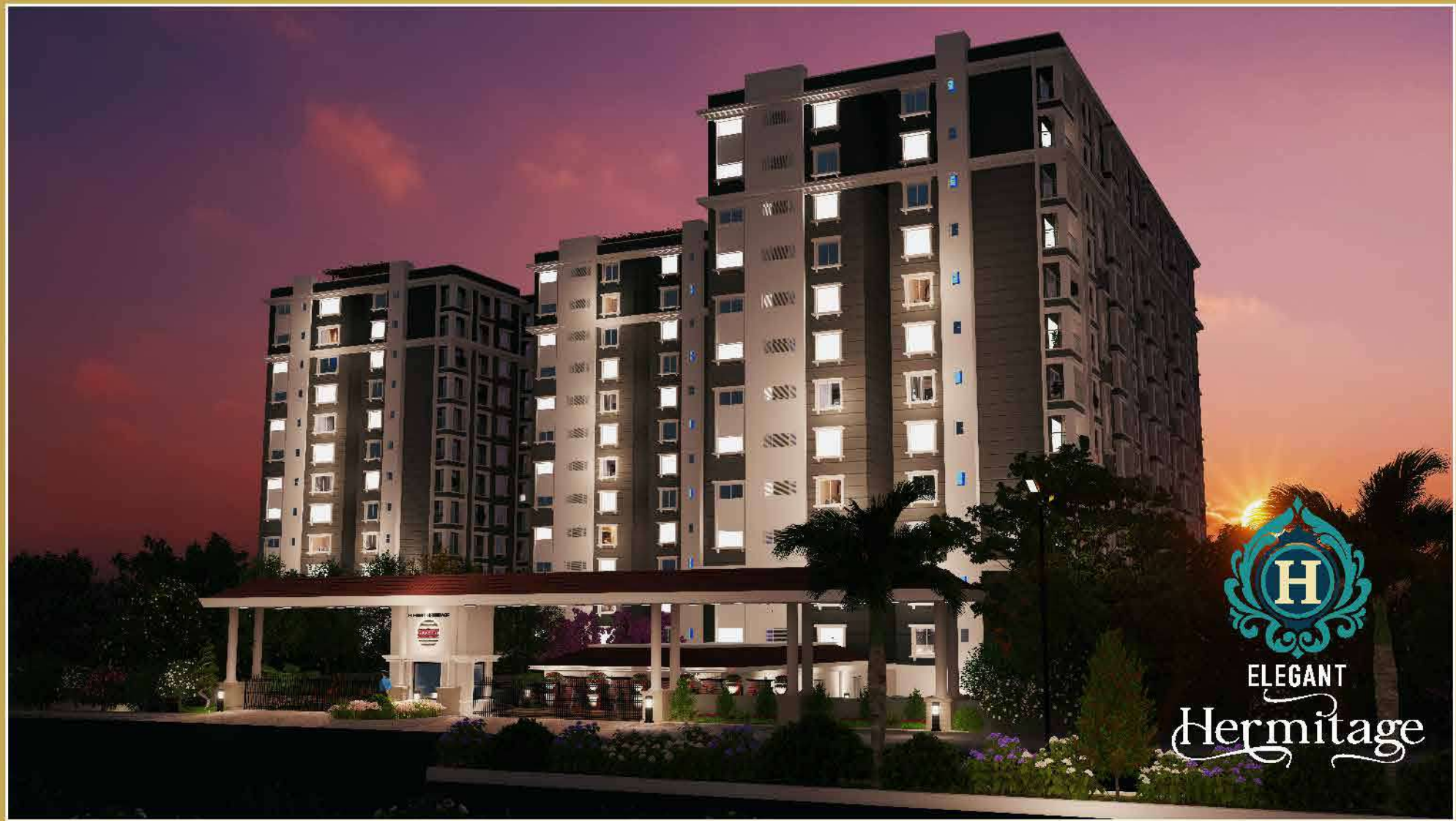
**ELEGANT**  
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**LOCATION MAP**

*Thankful Future Development*



Elegant Hermitage is directly facing 80 feet double road which has all along many commercial and residential establishments making the property potentially valuable promising more appreciation in future. Accessing to NICE road for traffic less movement to Electronic City, Bannerghatta Road as well Tumkur Road and other part of the city. Banashankari 6th Stage is well planned locality and it is sprawls between Kanakapura in the East, Dr Vishnuvardhan Road in the North, and NICE Road in the South. It is most preferred residential belt due to ample availability of water, close proximity to Global Tech parks, surrounded by top manufacturing companies, established social infrastructures and educational institutes, well connected to Metro purple and green line, which makes one of the renowned and demand localities of Bangalore. Banashankari 6th Stage is also famous for Thurahalli Forest and reserved forest.





CITY'S FINEST NEW PLACE TO LIVE OR  
SUPERIOR INVESTMENT OPPORTUNITY...

*Inviting you to be part of inspired peaceful  
Living and add more to the story.*

CALL NOW AND RESERVE YOUR DREAM HOME.

CONTACT:

70260 84463 • 82960 64570 • 97421 03850

[www.eleganthermitage.com](http://www.eleganthermitage.com)





SITE ADDRESS



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Khata No. 368, Sy. No. 3/2C & 17/2B/17/112/3/3A2 & 3/3C2/17/2B & 17/112/17/2B,  
80 Feet Road, Banashankari 6th Stage, Gankallu Village, Bengaluru - 560 098.

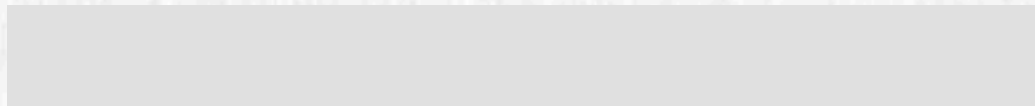
[www.eleganthermitage.com](http://www.eleganthermitage.com)

BUILDERS & DEVELOPER



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ARCHITECT



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[www.designdesk.com](http://www.designdesk.com)

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