DWARAKAMAI

We Dream... We Desired... We Discovered...

Premium luxury villas located @ Whitefield, Bengaluru.
www.dwarakamaihousing.com

WELCOME TO A SIGNATURE WORLD OF LUXURY

We are here to take you on newer journey, to places that radiate innovation lavishness. A journey what will illustrate to you fresher places of luxury and modern spaces of grandeur. Your home at Dwarakamai Apex Villas. From your bedroom to you hall. From your kitchenette to the bedroom. And all the corners of your home. We give you spaces which don't just exude magnificence, we give you spaces that speak volume about it to.

Well, here's a reason to call your luxury villa home an 'escape'

DWARAKAMAI apex villas
A signature of excellence.



An architect inspiration of Grand Entrance.



PROJECT HIGHLIGHTS

100 % Vaasthu

Rainwater Harvesting

Underground Sewage Lines

Cement roads with paved

Children's Play Area

Grand Entrance Plaza

Excellent Landscaping

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Underground Cabling

State of The Art Street Lighting

Ample Car Parking

STP

Pneumatic Water Supply System

Direction Signages

Dwarakamai Apex Villas is tucked blissfully away from prying eyes - yet not far away from the most sought-after city amenities. A first of it's kind residential enclave in Kannamangala Village, Whitefield, the grand gated community of uber-luxurious villas is a salubrious destination for lifetime of resplendent living. Where you can wake-up every morning to find yourself surrounded by natural calm, rolling hills and positively charged ambience.

BDA APPROVED

W 32-44

An architect inspiration of street view

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RERA NO: PRM/KA/RERA/1251/446/PR/190219/002412 (Construction of villas on RERA registered plots)

Master Plan Area Statement in Ft.

P. No	4 - 7	8	11 - 13, 15- 20, 31, 37 - 40, 42 -48
Size	40 x 60	40 x 55	32 x 44

P. No	9, 10, 21, 35, 36, 49, 50, 63 - 70 & 83
Size	ODD

P. No	22 - 27, 32 - 34	14, 28, 41 & 59	29 & 60
Size	32 x 50	32 x 42	30 x 42

P. No	30	51 - 58, 61 & 62	71, 81 & 82
Size	30 x 44	30 x 50	30 x 46

P. No	72 - 74, 78 - 80	75 - 77
Size	30 x 47	30 x 48

Site Plan



Fun for all,
all for Fun



An adobe that is designed to let you live life just the way it should be. It's where perfect balance strikes between you and nature. It replaces over-around landscape with an exhilarating design, the earth reinforced, the garden refreshed. A completely relaxed form for the laid back you. Here you'll find landscape design that is serene and intelligently laid infrastructure to provide a world class community living experience



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GROUND FLOOR PLAN

LEGEND

- 01 Restaurant
- 02 Kitchen
- 03 Pantry
- 04 Retail Facility
- 05 Admin Office
- 06 Waiting Area
- 07 Lift
- 08 Gents Toilet
- 09 Ladies Toilet
- 10 Party Hall



An architect inspiration of clubhouse front view

A NEW WORLD FOR YOUR DISCOVERY



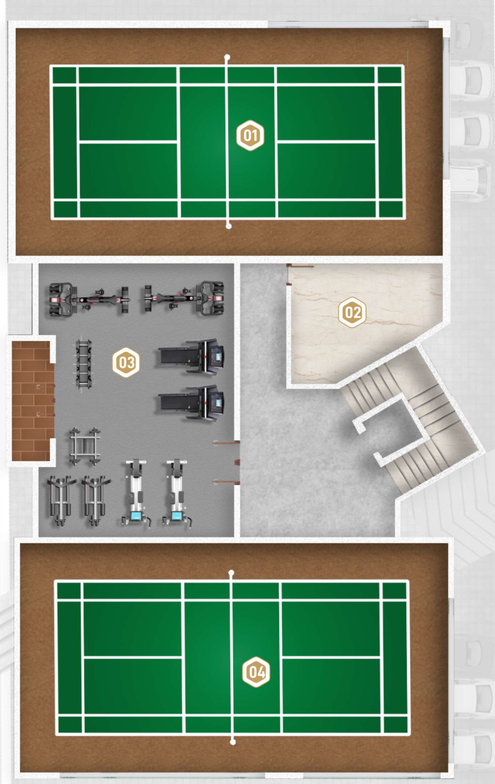
LEGEND

01 Suite Room
02 Guest Room - 1
03 Guest Room - 2
04 Guest Room - 3
05 Gents Toilet
06 Ladies Toilet
07 Indoor Games
08 Indoor Children's Play Area

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FIRST FLOOR PLAN

Relax in style, spend quality time with the family with amazing activities from indoor gymnasium, kids water park, spa pool, BBQ pavilion to outdoor fitness station. For you and your family, immerse in the array of facilities to enhance your comfort and privacy, any time of the or night.



LEGEND

01 Badminton Court - 1
02 Practice Room
03 Fitness Centre
04 Badminton Court - 2

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SECOND FLOOR PLAN

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EAST FACING
32'X50'

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Area Statement in Sft.

Ground Floor Plan : 1163 Sft.
First Floor Plan : 1124 Sft.
Second Floor Plan : 748 Sft.

Total Area : 3035 Sft.



An architect inspiration of east facing villas



GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN

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WEST FACING
32'X44'

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An architect inspiration of west facing villas

Area Statement in Sft.

Ground Floor Plan	: 1017 Sft.
First Floor Plan	: 984 Sft.
Second Floor Plan	: 666 Sft.
Total Area	**: 2667 Sft.**



GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN

NORTH FACING
40'X60'

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Area Statement in Sft.

Ground Floor Plan : 1734 Sft.
First Floor Plan : 1660 Sft.
Second Floor Plan : 700 Sft.

Total Area : 4094 Sft.

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An architect inspiration of north facing villas



GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN

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An architect inspiration of clubhouse inside view



SWIMMING POOL

Lavishly developed - elder's pool and childern pool with seating deck, changing rooms surrounded by aesthetically developed with natural elements and landscape elements to experience you resort like environments

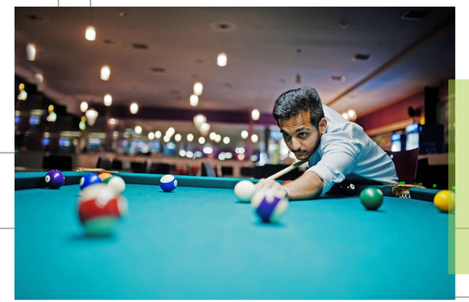
BANQUET HALL PARTY LAWNS

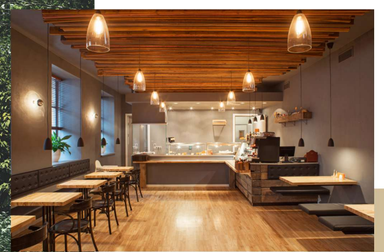
Allows you a star hotel experience to host your beloved friends and guests with covered places and open lawns suitable to small to bigger events



INDOOR GAMES

Indoor games room to every one choose your choice to play - Snookers, Fuse ball, Caroms and Chess





CLUBHOUSE LUXURIES

RESTAURANT

Make sure your family and friends get a good time with world class delicacies and mouth watering dishes in one of the many food joints and eateries.

GYMNASIUM YOGA / MEDITATION HALL

A fully developed air conditioned workout space for body or flexing your muscle with yoga and relaxing spaces of mind





RESTAURANT **MOCKTAIL CENTER IN GARDEN** **SEATING LOUNGE** **OUT DOOR PLAY AREAS**

Note: Clubhouse is a private property of the company. No member or plot owner had a right on clubhouse entry or property.
Company has all rights to run, sell, rent, close operations or do what ever so ever as companies will. Clubhouse entry is only for membership paid members



An architect inspiration of kids play area



An architect inspiration of badminton court



An architect inspiration of cricket net

Club House Features

A COMPLETE LIFESTYLE WITH SERENE ENVIRONMENT

- Multipurpose Hall
- Cafe Restaurant with Kitchen & Dinning
- Reception in Club House
- Office Area
- World-Class Fitness Centre
- Steam Room with SPA
- 3 No Guest Rooms & 1 No Suite Room
- Visitors Car Park in Club House Basement
- Cricket Net Practice Pitch
- Outdoor Fitness Area with Equipment's
- Central Landscaped Courtyard
- Tennis Court
- Indoor Games
- Basket Ball Post
- Retail Facility
- Rest Rooms for Club House Users
- Rest Rooms for Servants
- Space for Aerobics ,Karate & Dancing Etc
- Children's Play Area Indoor
- Badminton Courts – 2 No Club House Top
- Grand Entrance Plaza
- Swimming Pool with Toddler's Pool
- Outdoor Children's Play Area
- Parks and Open Spaces
- Central Water Bodies

SPECIFICATIONS

STRUCTURE
RCC framed structure as per structural design recommended grade concrete and steel grade TMT steel Designed as per relevant BIS codes for earth quake resistance (seismic zone - II) structurally efficient system implemented.

WALLS
External walls with 6" solid concrete blocks and internal walls with 4" solid concrete blocks.

PLASTERING
Double coat sponge finish for internal and external walls.

DOORS
Teak wood frames for all doors with designer skin moulded shutters.

WINDOWS
Wooden Color UPVC sliding doors & mosquito mesh with safety grills.

FLOORING
Italian marble 3" skirting for Living area, Dining and kitchen and staircase flooring & wooden pattern tiles in all bed rooms with 3" skirting all around for all rooms, Anti-skid ceramic tiles for Balcony, Utility and Toilets.





Everything begins with a dream, a dream that equates to a vision. With a dream emerge possibilities, millions of them, each possibility which holds the potential of another million. Such is the power of a dream with a vision. Everything that revolves around us is the result of a dream once seen. So, what's your dream?

WATER SUPPLY:
Adequate water supply through bore well.

TOILETS
Kohler and equivalent bath fittings in each toilet. Kohler sanitary fittings, 12"X12" anti-skid finished ceramic tiles flooring and ceramic glazed finished tiles dado with edge profiles up to 7'. Washbasin in all toilets, provision for exhaust fan.

ELECTRIFICATION
Concealed Copper Finolex or Anchor wiring, Siemens, Anchor, Legrand, Hevells, ABB, Indo Asian, GM make modular switches for adequate Light, Fan Geyser, Exhaust fan, A/c points in all bedrooms and power points.

PLUMBING
Astral flow guard, Ashirwad, Finolex CPVC plumbing system.

PAINTING
Asian premium emulsion over two coats cement base wall putty for internal walls.
Cement base texture finished with external Emulsion for external walls.
Melamine polish for all doors.

COMMUNICATION:
Telephone points in all rooms and T.V. points in hall and master bedroom.

GENERATOR
100% Generator power backup for each flat for lighting circuits.

SECURITY
Intercom facility from each flat to security and to other flats, security with CCTV surveillance at the entry and exit gates, Guard patrolling system.

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STYLISH DESIGNS TO OPTIMISE SPACE AND PROVIDE A SENSE OF HOME FOR YOU AND YOUR LOVED ONES.

Enhance the quality of home living. Embrace the comfort that is exclusively yours. Designed with space and practicality in mind for the quality moments with your family.



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LOCATION PLAN

(Not to Scale)



THE CONNECTION, CONVENIENCE, CENTER OF IT ALL

IT PARKS

Bearya Global Research Triangle	: 2 KM
ITPL	: 8 KM
EPIP Zone	: 12 KM
RMZ Infinity Old Madras Road	: 15 KM
Manyata Tech Park	: 22 KM
Brigade Signature Towers	: 3 KM

HOSPITALS

Satya Sai Super Speciality Hospital	: 10 KM
Narayana Multispeciality Hospital	: 9 KM
Vydehi Hospital	: 9 KM
Columbia Asia Hospital	: 10 KM
Apollo Clinic	: 13 KM
Manipal Hospital	: 9 KM

SCHOOLS & COLLAGES

Vagdevi Villas School	: 1 KM
Vibgyor School	: 2.5 KM
Narayana E-Techno School	: 2 KM
Whitefield Global School	: 8KM
The Deen's Academy	: 9 KM
New Baldwin International School	: 7 KM
Gopalan International School	: 11 KM
Ryan International School	: 15 KM
MVJ College of Engineering	: 8 KM
MVJ Medical College and Research Hospital	: 10 KM
East Point Engineering & Pharmacy	: 7 KM

SHOPPING MALS

Signature Towers	: 3 KM
Phoenix Mall	: 12 KM
VR Mall	: 12 KM
Park Square ITPL	: 8 KM
The Forum Neighbourhood Mall	: 10 KM
Inorbit Mall	: 10 KM
Decathlon	: 3.5 KM
Gopalan Mal	: 15 KM

OTHER PRIME PALCES

Whitefield Metro Station	: 4KM
Whitefield Railway Station	: 4KM
Whitefiled Bus Station	: 4KM
KR Puram Railway Station	: 14 KM
Old Madras Road	: 3 KM
International Air Port	: 45 MINS



Srivalli Palace



Srivalli Nivas



Dwarakamai Jupitor



Dwarakamai Olive

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TEAM

Architect

SATYAKANTI & ASSOCIATES

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50 Feet Road End, R.T. Nagar,
Bengaluru - 32.
Ph: 080 - 23338345

Structural Engineers

SAI RAM ENGINEERS

Honey Nest, Plot NO.: 5,
5th Cross, Green Garden Layout,
Munnekolala, Marathahalli
Bengaluru - 37.
Mob: +91 99809 74007

Legal Consultant

KV NARENDHARA & ASSOCIATES

Indira Nagar II Stage,
Indiranagar,
Bengaluru - 38.

Auditor

SAMBASIVA & Co

No. 15/1, New No. 48,
Lakvin Group Building,
3rd floor, Opp Vybhava Hotel,
Basavanagudi, Bangalore - 04.
MOb : +91 98457 29773

Brand Consultant

CREATIVE ETHICS PVT. LTD

1-8-32/20, 2nd Floor,
Babu Bagh Colony,
P.G. Road,
Hyderabad - 03.

RLA#199257

This brochure is conceptual and has been prepared based on the inputs given by the project Architect, this may vary during execution. The Promoter reserves the right to change, alter, add or delete any of the specifications mentioned herein based on the site conditions and construction exigencies without permission or notice. project specifications, as in the final agreement, shall be considered building for the buyer as well as the Promoter. External colour schemes and landscape detailing may vary from illustrations considering site conditions. Interior images and views of the surrounding neighborhood may not represent the actual as these could be digitally enhance /altered. Furniture shown in the plans is only for te purpose of illustration a possible layout and does not form a part of the offering or specifications. all interior views do not depict the standard wall and ceiling colours, finishes and also are not part of the offering. Dimensions mentioned in the brochure

DWARAKAMAI®

BUILDERS & DEVELOPERS PVT LTD

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