



AADHAVA
DEVELOPERS



Elite Homes

2 & 3 BHK LUXURY APARTMENTS

HOME
IS DEEPEST DESIRES
WITH VALUED
FEATURES

RERA NO.PRM/KA/RERA/1251/446/PR/300924/007102



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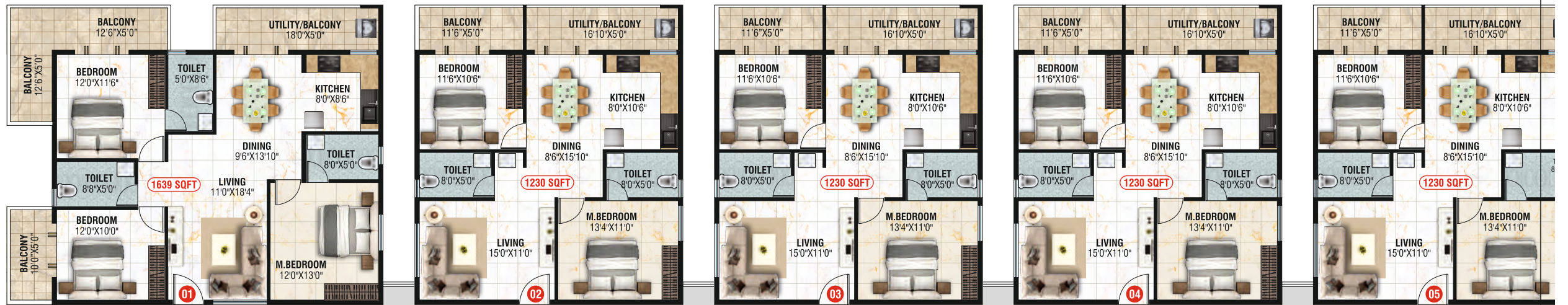
Welcome to **Elite Homes** apartment which is comfortably nestled in the heart of two worlds-old and new Bangalore, offering a diverse living experience completely at your fingertips. Enjoying all the qualities of full-fledged apartments, while being superbly supported by an additional strong network of immediately accessible amenities, such as transport links, traditional and new culinary experiences, top notch schools, as well as recreational leisure and lifestyle abundance.

Standing 4-storeys tall, the **Elite Homes** features spacious 60 units of 2 and 3 BHK. This creates an architectural surrounding so artistic and distinctive, one will clearly behold with much pride and pleasure. Inspiration, rejuvenation and relaxation weave in easily within this cocoon of quiet respite. Elegant structure is a tribute to architectural excellence and incorporates the most contemporary concept in living space with a well-designed central atrium in ground floor, is what makes this a special one. Add to this, facilities like swimming pool, jogging track, gym and community hall and many more to add, gives you to have a complete indoor and outdoor life at **Elite Homes**.

1230 - 1688 sq ft
in size options



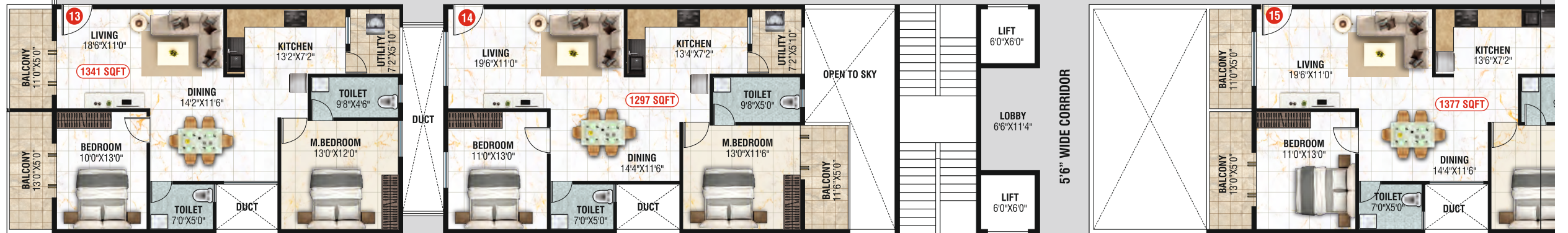




5'6" WIDE CORRIDOR

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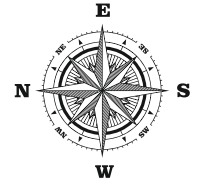


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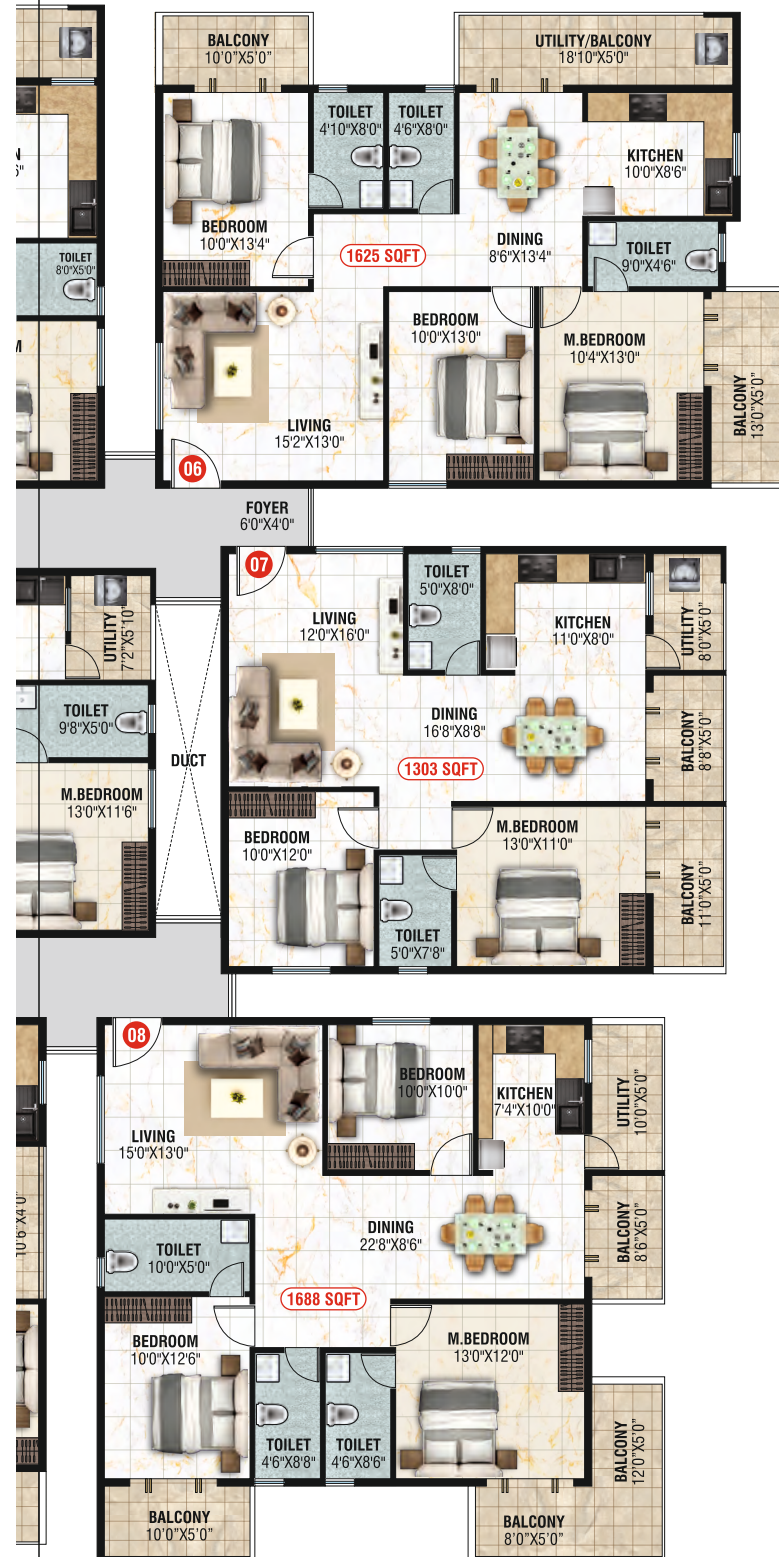




TYPICAL FLOOR PLAN

AREA STATEMENT IN SFT

FLAT #	01	02	03	04	05	06	07	08	09	10	11	12	13	14	15
SBA(Sft)	1639	1230	1230	1230	1230	1625	1303	1688	1571	1611	1566	1624	1341	1297	1377
FACING	WEST	WEST	WEST	WEST	WEST	WEST	EAST	EAST	EAST	EAST	EAST	EAST	EAST	EAST	EAST
BHK	3 BHK	2 BHK	2 BHK	2 BHK	2 BHK	3 BHK	2 BHK	3 BHK	3 BHK	3 BHK	3 BHK	3 BHK	2 BHK	2 BHK	2 BHK



KEY PLAN



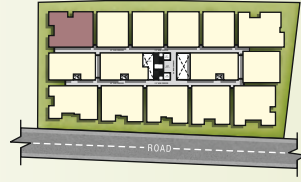
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2 & 3 BHK LUXURY APARTMENTS



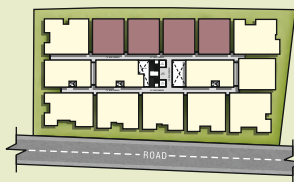
UNIT # 001, 101, 201 & 301
SBA-1639 SFT
WEST FACING - 3 BHK

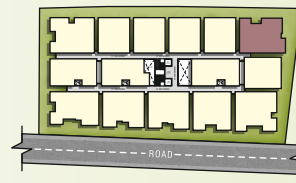
A LIVING	11'0"X18'4"	H BEDROOM	12'0"X10'0"
B DINING	9'6"X13'10"	I TOILET	8'8"X5'0"
C KITCHEN	8'0"X8'6"	J BALCONY	10'0"X5'0"
D M.BEDROOM	12'0"X13'0"	K BALCONY	12'6"X5'0"
E TOILET	8'0"X5'0"	L BALCONY	12'6"X5'0"
F BEDROOM	12'0"X11'6"	M BAL/UTILITY	18'0"X5'0"
G TOILET	5'0"X8'6"		



UNIT # 002, 102, 202 & 302 / 003, 103, 203 & 303
004, 104, 204 & 304 / 005, 105, 205 & 305
SBA-1230 SFT
WEST FACING - 2 BHK

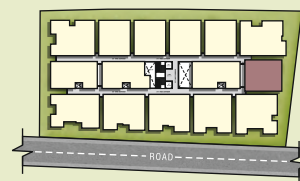
A LIVING	15'0"X11'10"	F BEDROOM	11'6"X10'6"
B DINING	8'6"X15'10"	G TOILET	8'0"X5'0"
C KITCHEN	8'0"X10'6"	H BALCONY	11'6"X5'0"
D M.BEDROOM	13'4"X11'0"	I BAL/UTILITY	16'10"X5'0"
E TOILET	8'0"X5'0"		





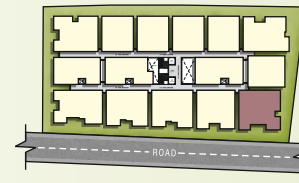
UNIT # 006, 106, 206 & 306
SBA-1625 SFT
WEST FACING - 3 BHK

A LIVING	15'2"X13'0"	G TOILET	4'10"X8'0"
B DINING	8'6"X13'4"	H BEDROOM	10'0"X13'0"
C KITCHEN	10'0"X8'6"	I TOILET	4'6"X8'0"
D M.BEDROOM	10'4"X13'0"	J BALCONY	13'0"X5'0"
E TOILET	9'0"X4'6"	K BALCONY	10'0"X5'0"
F BEDROOM	10'0"X13'4"	L BAL/UTILITY	18'10"X5'0"



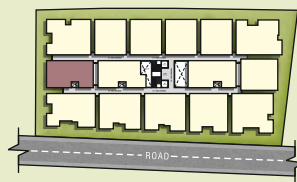
UNIT # 007, 107, 207 & 307
SBA-1303 SFT
EAST FACING - 2 BHK

A LIVING	12'0"X16'0"	F BEDROOM	10'0"X12'0"
B DINING	16'8"X8'8"	G TOILET	5'0"X8'0"
C KITCHEN	11'0"X8'0"	H BALCONY	11'0"X5'0"
D M.BEDROOM	13'0"X11'0"	I BALCONY	8'8"X5'0"
E TOILET	5'0"X7'8"	J UTILITY	8'0"X5'0"



UNIT # 008, 108, 208 & 308
SBA-1688 SFT
EAST FACING - 3 BHK

A LIVING	15'0"X13'0"	H BEDROOM	10'0"X10'0"
B DINING	22'8"X8'6"	I TOILET	4'6"X8'8"
C KITCHEN	7'4"X10'0"	J BALCONY	10'0"X5'0"
D M.BEDROOM	13'0"X12'0"	K BALCONY	8'0"X5'0"
E TOILET	4'6"X8'6"	L BALCONY	12'0"X5'0"
F BEDROOM	10'0"X12'6"	M BALCONY	8'6"X5'0"
G TOILET	10'0"X5'0"	N UTILITY	10'0"X5'0"



UNIT # 013, 113, 213 & 313
SBA-1341 SFT
EAST FACING - 2 BHK

A LIVING	18'6"X11'0"	F BEDROOM	10'0"X13'0"
B DINING	14'2"X11'6"	G TOILET	7'0"X5'0"
C KITCHEN	13'2"X7'2"	H BALCONY	13'0"X5'0"
D M.BEDROOM	13'0"X12'0"	I BALCONY	11'0"X5'0"
E TOILET	9'8"X4'6"	J UTILITY	7'2"X5'10"

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2 & 3 BHK LUXURY APARTMENTS

SPECIFICATIONS:



STRUCTURE:
RCC framed structure with seismic compliance resistance.

SUPER STRUCTURE:
6" Solid blocks for external walls.
4" Solid blocks for internal walls.



PLASTERING:
Internal wall 1:5 C.M. with lime rendering smooth finish.
External wall: smooth sponge finish cement plastering.



CAR PARKING
One car parking for each flat.



FLOORING:
Vitrified body of double charged or digital printed slabs for living area, bedroom & kitchen, & Anti-skid tiles for toilets, balconies & utilities.
Granite flooring for corridors, staircase.



TOILET:
Ceramic glazes wall tiles and Ceramic flooring.



SANITARY WARE:
Concealed tank wall mounted commode, washbasin, CP fittings and diverters for all the toilets of Jaquar.



WINDOWS:
UPVC windows with mosquito mesh provision & safety MS Grills for all the windows.



KITCHEN:
Granite kitchen platform with Stainless steel sink and 2 feet height glazed tiles dado above the platform, Provision for washing machine, Provision for water purifier.



PAINTING:
Inside: One coat of primer with two coats interior emulsion paints,
Outside: One coat of primer with two coats of exterior Emulsions
Main Door: Polish finish, Enamel paint for other doors and windows.



ELECTRICAL:
Concealed copper wiring Havells, Plate switches at necessary points in each room,
15 amps power plug points in kitchen and toilets,
Individual TV & Telephone points in Main Hall & master bed room, AC points.



DOORS:
Main Door: Teak wood frame with double sided teak veneered engineering doors, Antique finish SS hinges, Tower bolts etc.,
Other Door: Saal wood frame with moulded skin doors with standard hardware fittings and WPVC doors for bathrooms.
Digital Locks of Qubo locks or equivalent for all main doors.



LIFT & LOBBY:
Entrance lobby finished with granite flooring staircase with railings.
TWO lifts of Schindler of 8 passengers capacity with ARD system.



POWER BACK-UP:
Power back-up for each flat and additional power back-up for lifts, water pumps & common area lightings.
100 kw D.G of Kirloskar.



SECURITY FEATURES:
Round the clock with security with CCTV Camera, Every house will be connected to the security office through intercom phone.

amenities

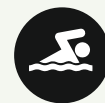
EVERY AMENITY
IS ANOTHER
OPPORTUNITY
FOR BONDING

- Children's play area
- Indoor Elders Swimming pool
- Toddlers Swimming pool
- Gymnasium
- Multipurpose hall
- Jogging track
- CCTV Camera Surveillance
- Generator Back-up
- Exclusive Covered Car Parking
- Intercom facility
- Fire safety extinguisher
- All round compound wall
- 24 hours generator back-up
- Rain water harvesting
- Provision for net connectivity
- Provision for cable TV
- 8 Passenger capacity 2 Lifts

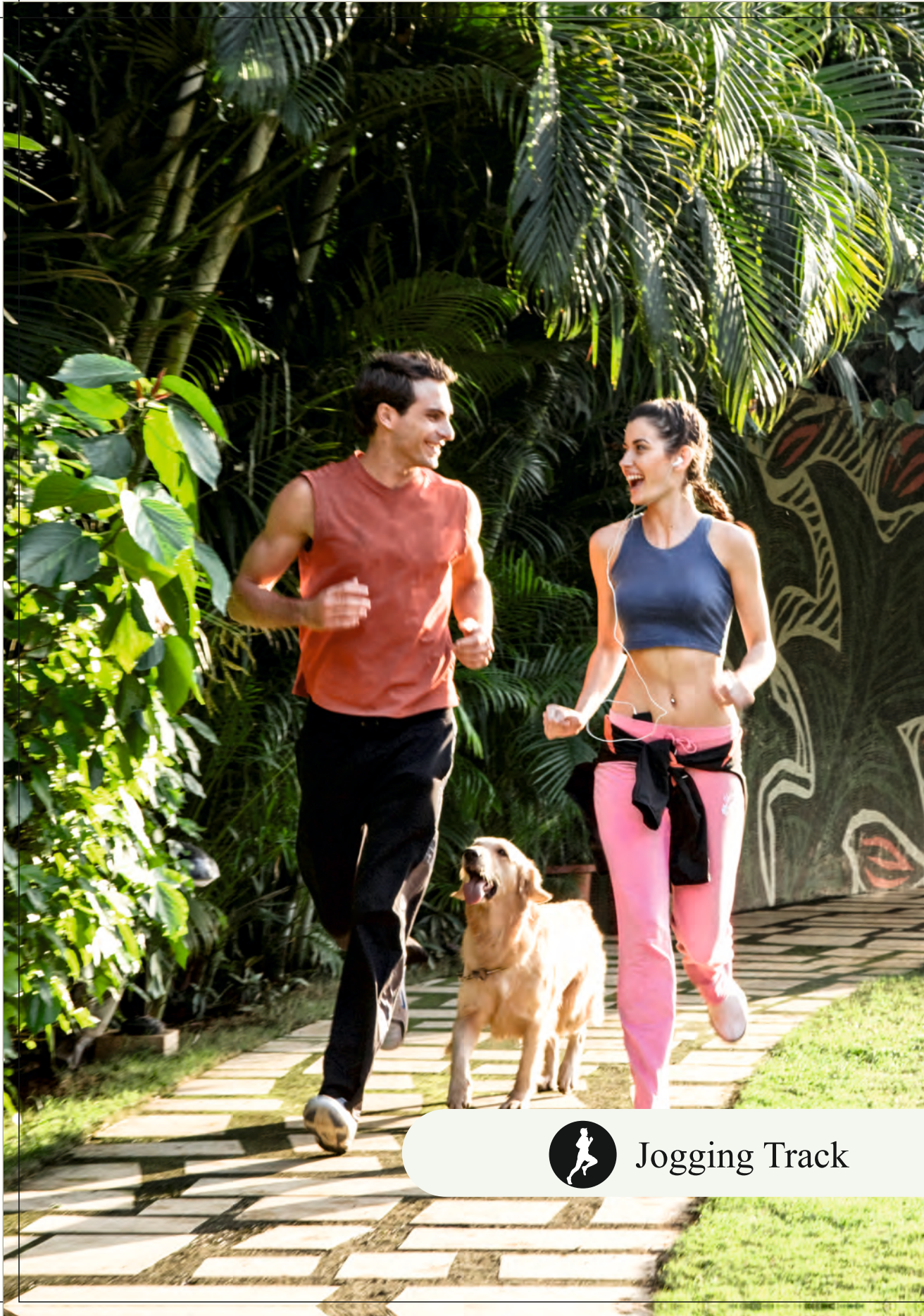
PROJECT
HIGHLIGHTS



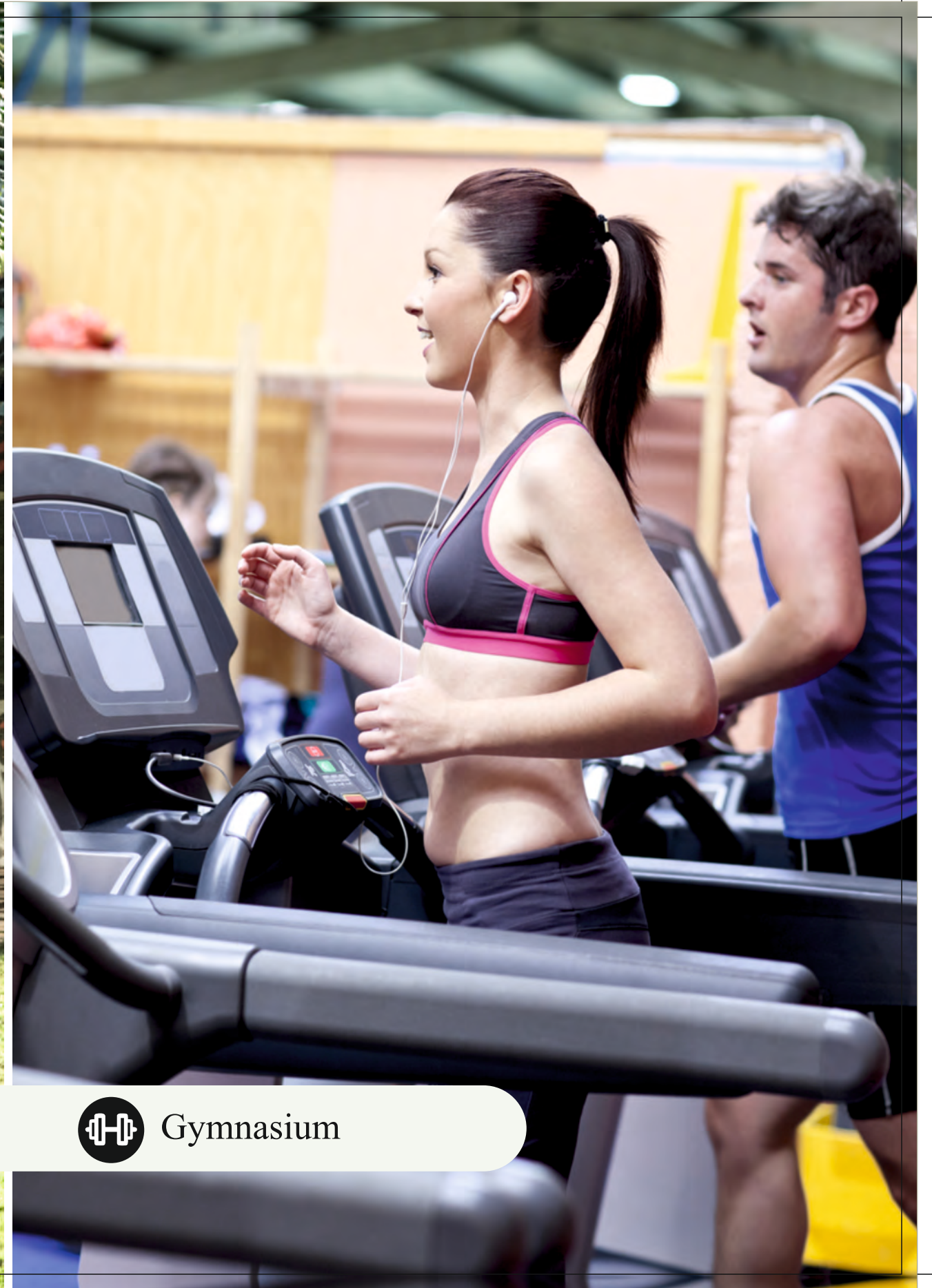
Indoor Elders Swimming pool



Toddlers Swimming pool



Jogging Track



Gymnasium



Children's play area



CCTV Camera Surveillance



 Two lifts of 8 passengers capacity  Party hall



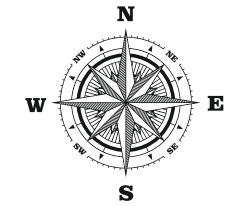

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LOCATION MAP

NOT TO SCALE



Proximity

Manyata Tech Park	- 3 Kms.		
New Horizon International School	- 1.8 Kms.		
Bangalore International School	- 2.4 Kms.		
Wisdom International School	- 1 Km.		
Clone International School	- 500 Mtrs.		
Bhartiya Mall of Bangalore	- 2.6 Kms.	HOSPITALS:	
Elements Mall	- 2.1 Kms.	Cratis Hospital	- 1.6 Kms.
Esteem Mall	- 5 Kms.	Manipal Hospital	- 5 Kms.
Kristu Jayanti College	- 600 Mtrs.	Trilife Hospital	- 5 Kms.
Bangalore City College	- 3.8 Kms.	North Bangalore Hospital	- 3.7 Kms.
St. Vincent Pallotti College	- 3.5 Kms.	Bangalore Orthopedic Hospital	- 4.3 Kms.



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