

A project by



SS Group  
Your dream our vision

## trusted credentials. elevated living.

Surineni Properties, SS Group stands as a paragon of reliability. With experienced promoters and responsive staff, like threads in a tapestry. The team weaves visions into reality by focusing on quality development and timely completion.

### Office Address

B6, Sliver Spring Layout,  
Spice Garden, Marathahalli - 560047.

### Site Address

**Sathvik's Nandanam**  
190/4B, 2nd Main Road, Opp. NCC Urban Ivory,  
Back side of Sri Udipi Sannidhi,  
Mahadevpura Village, Bengaluru - 560048.

Call : **+91 94480 88874, 93534 47795**

Email : [nenipropertiespvtltd@gmail.com](mailto:nenipropertiespvtltd@gmail.com)

### Architect & Engineers

**Siva Narayana**

**Virat Consultants**

Mythri Munekollal, Bengaluru - 560037.,

Mob.: +91 99160 62519,

Mail : [sivanarayana120@gmail.com](mailto:sivanarayana120@gmail.com)

### Legal Advisor

**Sri Vinayaka Associates**

Horamavu Main Road, Bengaluru.

Note : This document has been produced by the developer for advertising and general information only. The developer and its project team do not guarantee, warrant or represent that the information contained within this document is correct. Any interested party should undertake their own enquiries as to the accuracy of this information. The developer excludes unequivocally all inferred and implied terms, conditions and warranties arising out of this document and excludes all liability for loss or damage arising there from. Images shown are Artist Impression and shown for illustrative purposes only. The plans are based on the current design for this development. Changes will undoubtedly be made through development, and dimensions, fittings, finishes and specifications are subject to change without notice. The location of all architectural features on the facade including vertical panels and fins will vary on each type plan and level. Their location on the marketing material is indicative of the design intent. The information contained herein is believed to be current, but is not guaranteed. Prospective purchasers must rely on their own enquiries. Furniture is not included. This document is for guidance and does not constitute an offer of contract.

4square +91 7097975551



SS Group  
Your dream our vision

## elevated stature elevated living

@ mahadevpura



  
Sathvik's  
**Nandanam**

190/4B, 2nd Main Road, Opp. NCC Urban Ivory, Back side of Sri Udipi Sannidhi,  
Mahadevpura Village, Bengaluru - 560048.

perfect  
destination.  
elevated  
living.



Sathvik's  
Nandanam



# wonderful address. elevated living.

A masterpiece rises in Mahadevpura. Beyond the opulence of design, a fortress of luxury, exclusivity and security. Each 2/3 BHK apartment a harmonious symphony of urban living, crafted to evoke a sense of belonging. Welcome to Sathvik Nandanam.



## Project Features

- Premium Quality Construction
- 2 & 3 BHK Apartments
- No Common Walls
- Grand Entrance
- 24-hr Security with Intercom
- Good Ventilation & Light
- CCTV Surveillance



100%  
Vaastu



Luxury  
Flats



Party  
Hall



Gym



Children's  
Play Area



24hr.  
Security



Intercom  
Facility



CCTV  
Surveillance



Covered  
Car Parking



Power  
Backup



Rainwater  
Harvesting Provided



## typical floor plan



### area statement areas in sft.

Flat No.	Type	Facing	Areas (in sft.)
1	3BHK	North	1503
2	2BHK	East	1179
3	2BHK	East	1179
4	2BHK	East	1143
5	3BHK	West	1440
6	2BHK	West	1143
7	2BHK	West	1143
8	3BHK	West	1350
9	3BHK	East	1440
10	3BHK	East	1395
11	3BHK	East	1395
12	2BHK	East	1161
13	2BHK	North	1179
14	3BHK	East	1566



# perfect planning. elevated living.



The imprints of excellence that breath life into every corner. Elegant materials, quality accessories and premium craftsmanship showcase an unparalleled dedication to finesse and precision.



**FRAME WORK**  
RCC framed structure.



**FLOORING**  
> Vitrified tile flooring with skirting in drawing, living/dining and all bedrooms.  
> Ceramic tiles in toilets, balconies, and utility areas.



**TOILETS / BATHS**  
> European WCs and wash basins of Hindware/Parryware or equivalent make.  
> Toilet accessories of Jaquar or equivalent make.



**CABLE TV**  
Provision for Cable TV in living and all bedrooms.



**COMMON SERVICES FOR THE COMMUNITY**  
> Power backup for street lighting, STP, Water supply & lifts.  
> Concealed underground cabling for water, power and communication.



**ENVIRONMENTALLY FRIENDLY PRACTICES**  
> Sewage Treatment Plant (STP)  
> Rain water harvesting pits as per design.



**SUPER STRUCTURE**  
CC block masonry.



**GENERATOR / DG BACKUP**  
Standby power for lifts and common amenities and light & fan in every room.



**WINDOWS**  
UPVC windows



**WALL FINISHES**  
> All interior walls will have a smooth finish interior paint.  
> All external walls will have a cement based exterior paint.



**COMMUNICATIONS**  
Telephone, Internet points in living and master bedrooms.



**DOORS**  
> Main door in solid wood/  
> Main door frame with teak veneer finish or equivalent.  
> Internal doors-flush doors with laminates or equivalent.  
> Chrome/SS plated ironmongery.



**KITCHEN**  
Granite counter with ceramic tile dado upto 2 ft above the counter and SS sink.



**POWER**  
> Concealed copper wiring of Finolex or equivalent make.  
> Power plugs in all necessary areas.  
> Electrical fittings and fixtures of Anchor or equivalent make.



**SECURITY FEATURES**  
> 24/7 security  
> Guard house at main entry with telephone communication for each unit.

## SPECIFICATIONS

# luxury details. elevated living.





Location QR Code

# futuristic location. elevated living.

The imprints of excellence that breath life into every corner. Elegant materials, quality accessories and premium craftsmanship showcase an unparalleled dedication to finesse and precision.



### SHOPPING

- Phoenix Market City
- Gopalan Grandeur Supermarket
- Cosmos Mall
- Hypercity
- More Megastore
- Total Mall & Cinemax
- Bigbazaar
- Gopalan Signature Mall
- Gopalan Mall



### SCHOOLS & COLLEGE

- Lowry Memorial High School
- Gopalan International School
- Gopalan National School
- Sri Chaitanya Techno School
- Narayana Education Society
- Brigade School
- SET College
- MTB Eco Space School
- Diya Academy of Learning
- SEA College of Engineering
- Cambridge Institute of Technology



### WORK PLACES

- Bagmane World Technology Center
- RMZ Infinity
- ITPL Bangalore
- GR Tech Park
- Prestige Shantiniketan
- Embassy Manyata Tech Park
- EMC2



### HOSPITAL

- Government Hospital
- ESI Hospital
- Ramaiah Medical Teaching Hospital
- KR Puram Super Speciality Hospital
- Sathyasai Orthopaedic Hospital
- Narayana Multispeciality Hospital
- Manipal Hospital
- Coludnine Children's Hospital
- Rainbow Children's Hospital

### ACCESS/CONNECTIVITY

- Metro Railway Station
- Old Madras Road
- KR Puram Railway Station
- Marathahalli Bridge
- ITPL
- Manyata Tech Park
- Bangalore International Airport



## Sathvik's Nandanam