



2nd Floor, PR Business Centre, Outer Ring Road, Kadubisanahalli,
Marathahalli Post, Bengaluru - 560 037, India.

sales@nambiarbuilders.com

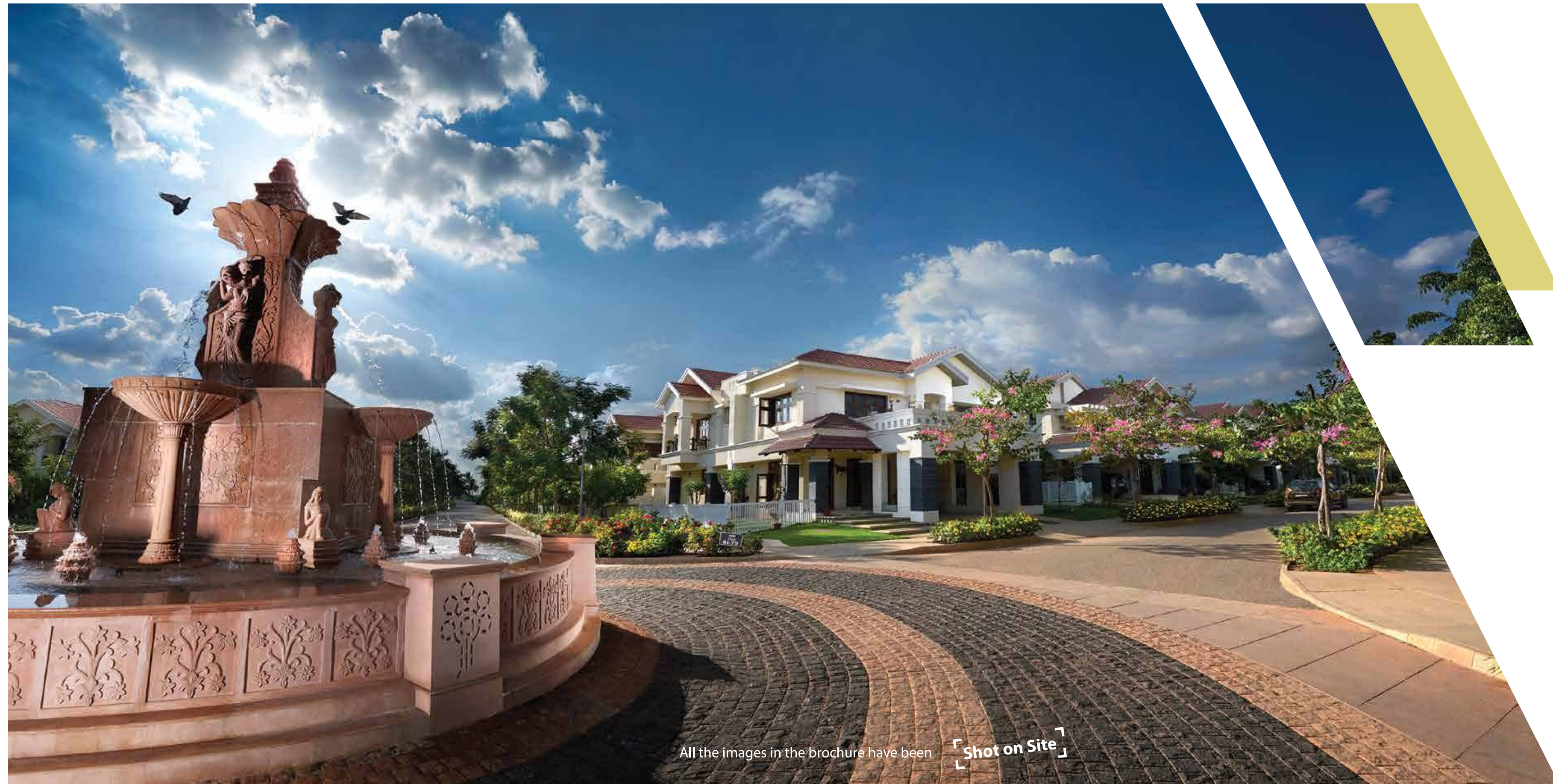
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LIVE THE LUXURY LIFESTYLE AT BELLEZEA

- Phase III open for booking, RERA NO. - PRM/KA/RERA/1251/308/PR/171014/000552
- Phase IV open for booking, RERA NO. - PRM/KA/RERA/1251/308/PR/180521/001786





All the images in the brochure have been

Shot on Site



LUXURY'S OWN HAVEN

Welcome to Bellezea - the sanctuary of ultimate luxury. Conceived and developed by the Nambiar Builders, this compelling residential masterpiece is steeped in the spirit of Bangalore - modern, smart and edgy. Consisting of magnificent villas, Bellezea is a remarkable feat of Mediterranean architecture. Boasting of a vast manicured landscape while offering a myriad of amenities, Bellezea is a spread of over 100 acres of land, thus proving to be a dazzling gem among residential properties in Bangalore. Our desire to provide potential residents with an exemplary community housing environment is what carves the inimitability of Bellezea. To put it simply, you have to see it to believe it.



SOPHISTICATION FINDS A NEW ADDRESS

Get invited every day to your own home; a home that is adorned with elegance in every corner. Experience an ambience that's replete with warmth, intimacy and style. Elegantly perched in the heart of Bangalore's IT corridor, this enchanting property is enveloped in splendour and is bound to capture the imagination of those looking for a home with a soul as well as a refined style. The project comprises of spectacular villas that are symbolic of pure class and distinction.



Here is a private retreat where contentment is cemented with convenience. Located strategically between Electronic City and Sarjapur Road, Bellezea is only 10 minutes away from Wipro's Corporate Office. Within a short drive from Bellezea, lies major IT hubs and hospitals like Narayana Health and Columbia Asia. Besides being close to the IT Hubs on Outer Ring Road and Whitefield, this premium residential property is in close proximity to several prestigious schools like TISB, Greenwood High, Inventure Academy, Oakridge, Indus International School, Bethany High and many more.





SERENITY RESIDES HERE IN EVERY SPACE

At Bellezea, the villas are thoughtfully designed to allow abundant natural light and ventilation. Prepare to immerse your senses in the tranquility found in our community. The villas here are embedded in comfort, luxury and security. In other words, Bellezea offers a tapestry of peace, privacy and vastness, thus weaving a refined living experience.





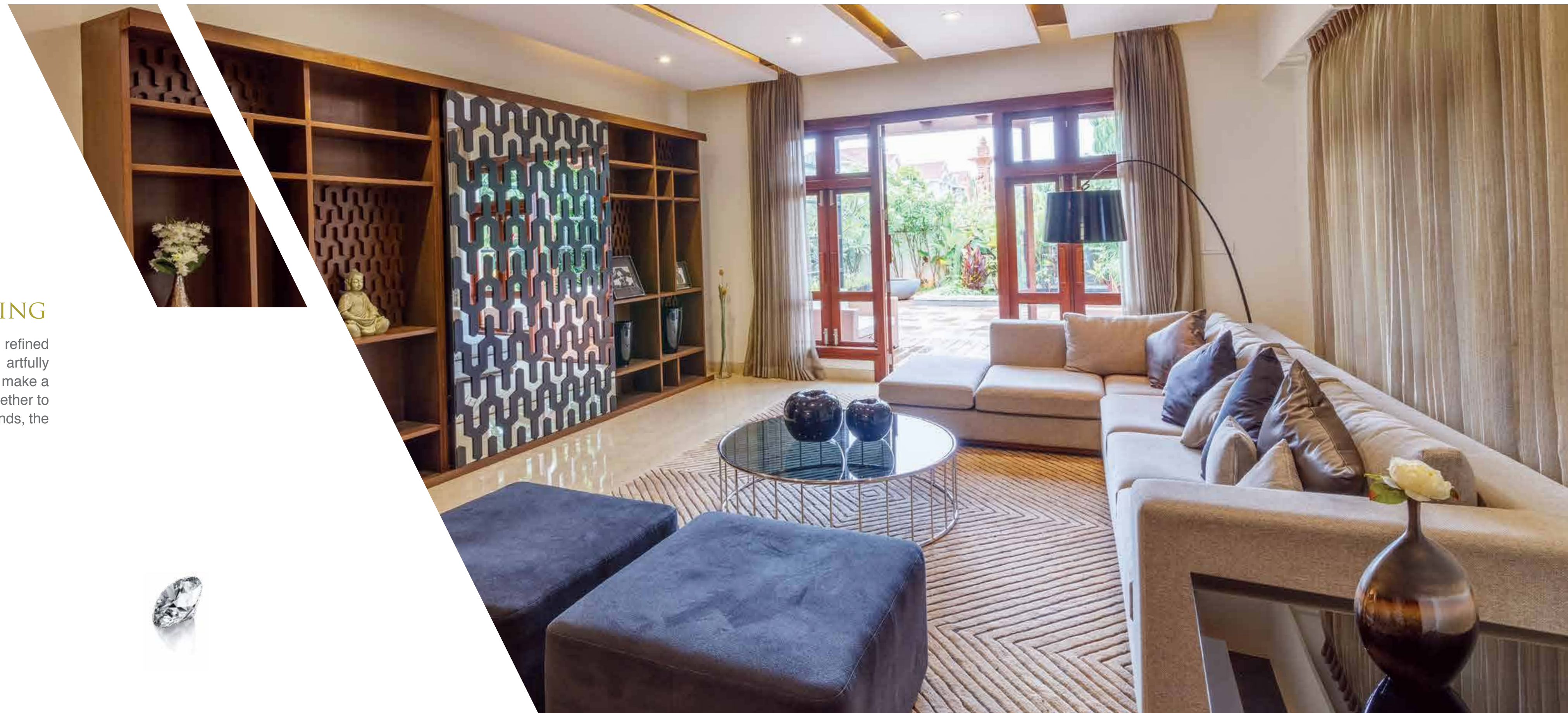
AN ABODE OF EFFORTLESS ELEGANCE

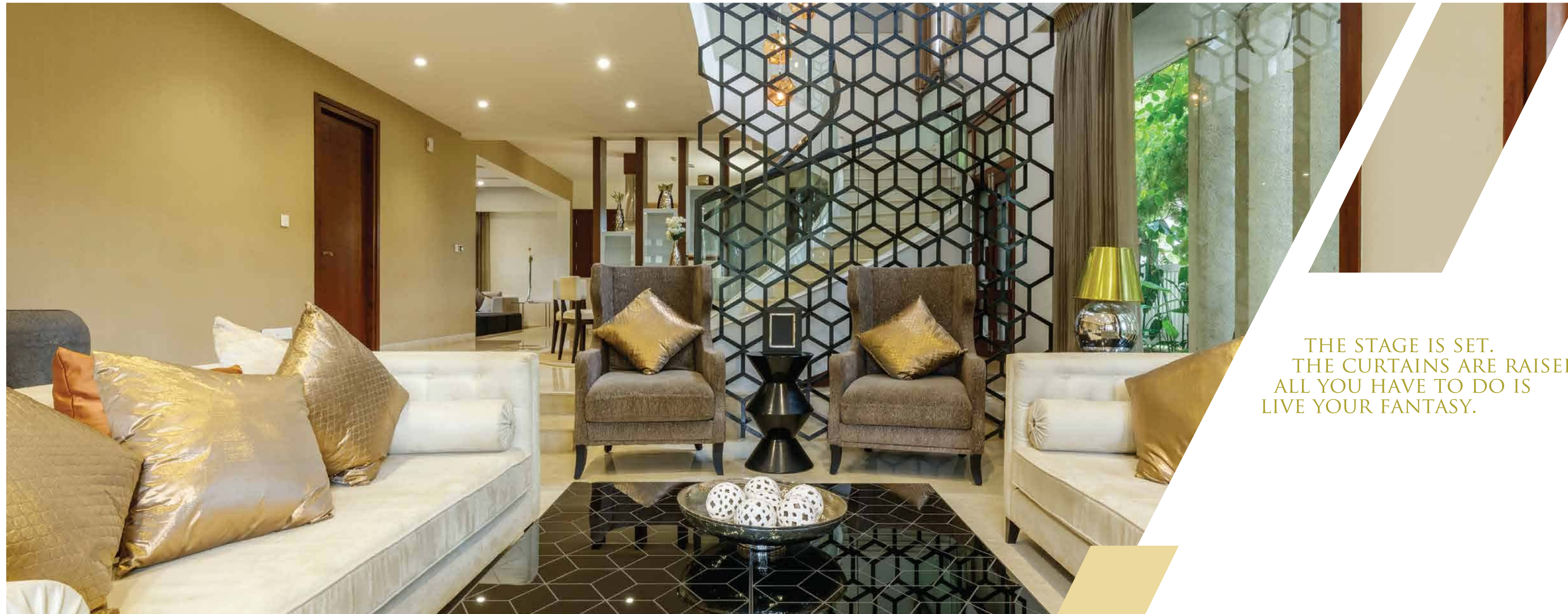
Showcasing a feat of architectural mastery, Bellezea successfully piques the interest of anybody who sees it. Allowing the perfect circulation of air and natural light, the 4 bedroom villas here are specially constructed to amplify the spaciousness in each unit. Starting from 3600 sq.ft., each villa, echoing elegance, is surrounded by a garden and a lawn space while being accessed by a landscaped pathway.



COME HOME TO MODERN LIVING

The bright, vibrant and spacious living room exhibits the refined blend of classic sophistication and modern subtlety. It is artfully designed for a new kind of urban living where the desire to make a difference and the highest of standards come together. Whether to unwind in solitude or to spend a Sunday afternoon with friends, the living room will serve as the perfect refuge for your mind.





THE STAGE IS SET.
THE CURTAINS ARE RAISED.
ALL YOU HAVE TO DO IS
LIVE YOUR FANTASY.



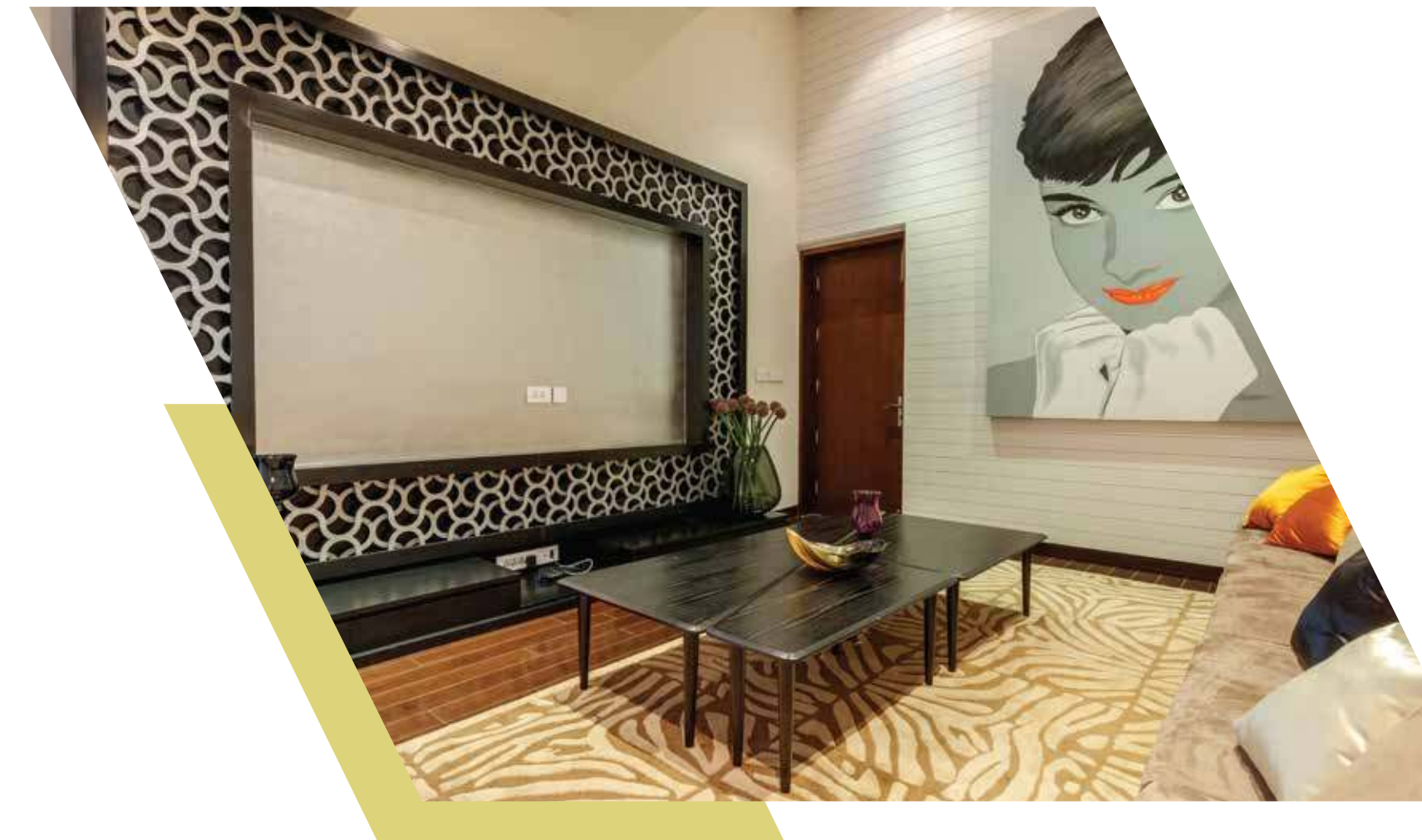


YOUR COMFORT CRADLED IN LUXURY

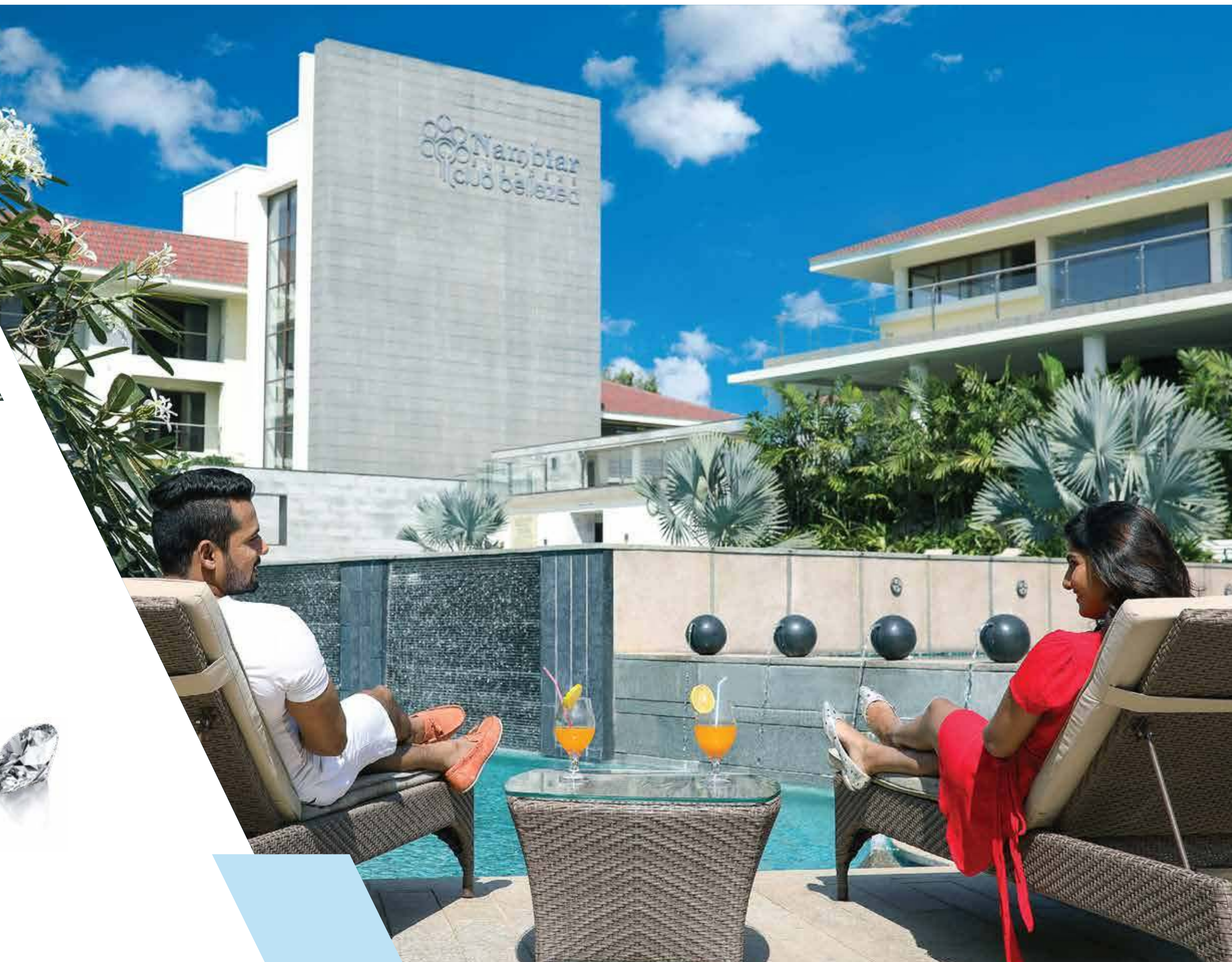
Going back home will now be a journey to look forward to. The master bedroom reflects a powerful sense of space while being reassuringly intimate. This is where you can enjoy the luxury of breathing life into your big, sweet dreams.



BRING ENDLESS
CONVERSATIONS TO
YOUR TABLE EVERY DAY.



HOME IS WHERE ALL THE
ACTION TAKES PLACE-
WITHOUT BUYING ANY TICKETS.



UNWIND AND REJUVENATE YOUR SOUL

Club Bellezea welcomes you to a new world of relaxation and entertainment spread over 1 Lakh sq. ft. Over here, a plethora of amenities help you relax, unwind and revitalize.

Perfection in rejuvenation awaits you!





REBOOT YOUR MIND WITH OUR WIDE RANGE OF AMENITIES

Boasting of a host of world-class amenities, Bellezea quite precisely delineates the concept of quality residence. For instance, let your stress take a dip in the temperature controlled pool or the half-Olympic sized outdoor lap pool. Re-energize and refresh your mind in Club Bellezea - the exquisitely designed world-class clubhouse spread over 2.5 acres of land. Furnished with state-of-the art equipment, the gymnasium at Club Bellezea is where you can work out and rejuvenate yourself.

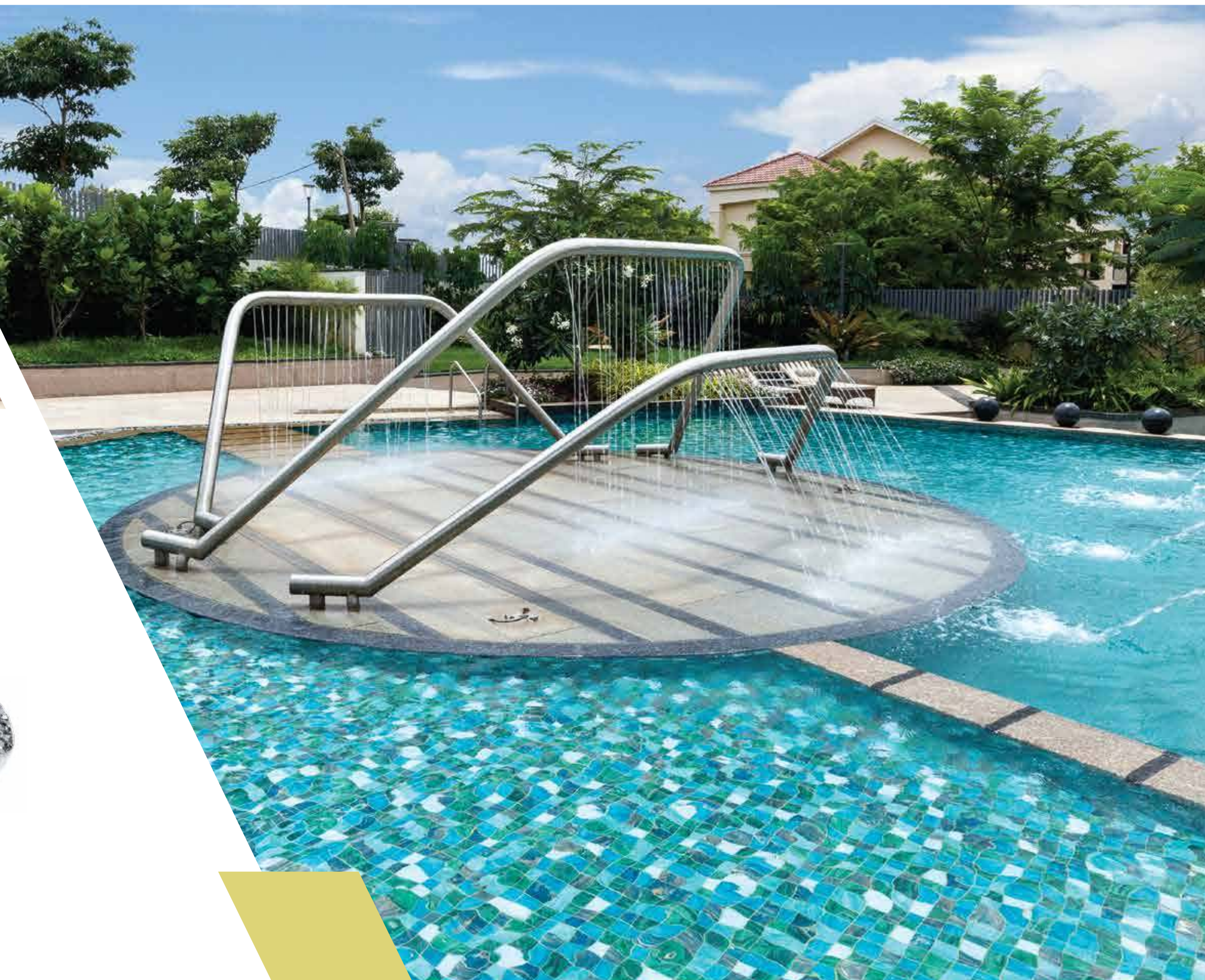




KEEP BOREDOM AT BAY

Leisure is combined with luxury at Club Bellezea's 24 room luxury suites. Restore the tranquility of your mind in the spacious meditation room. Indulge in the utmost form of relaxation in the spa at Club Bellezea. Besides, you can gather your friends and family at the restaurant or banquet hall to make celebrations taste even sweeter.





DE-STRESS WITH STYLE

Forget your worries as you take a plunge in one of the three refreshing outdoor swimming pools that Bellezea has. Enjoy a game of badminton at the WBF regulated indoor Badminton Courts or at the Squash Courts with your friends. Watch the little ones frolic at the kids' play area and at the kids' pool. You can also choose to have a relaxing stroll at the vast outdoor space that the property has.





LEAD AN ACTIVE LIFESTYLE

Play like a champ at any of the two Floodlit Tennis Courts or slam dunk like a pro at the Basketball Court. Bounce, hit and win at the Volleyball Court or become the ultimate champion at the Futsal Field that comes with an artificial turf.

The kids will have a gala time at the Children's Play Area while the Elders' Corner is perfect for the senior citizens to sit and talk about the yesteryears. The lavish Amphitheatre is ready to host fantastic performances and celebrations.

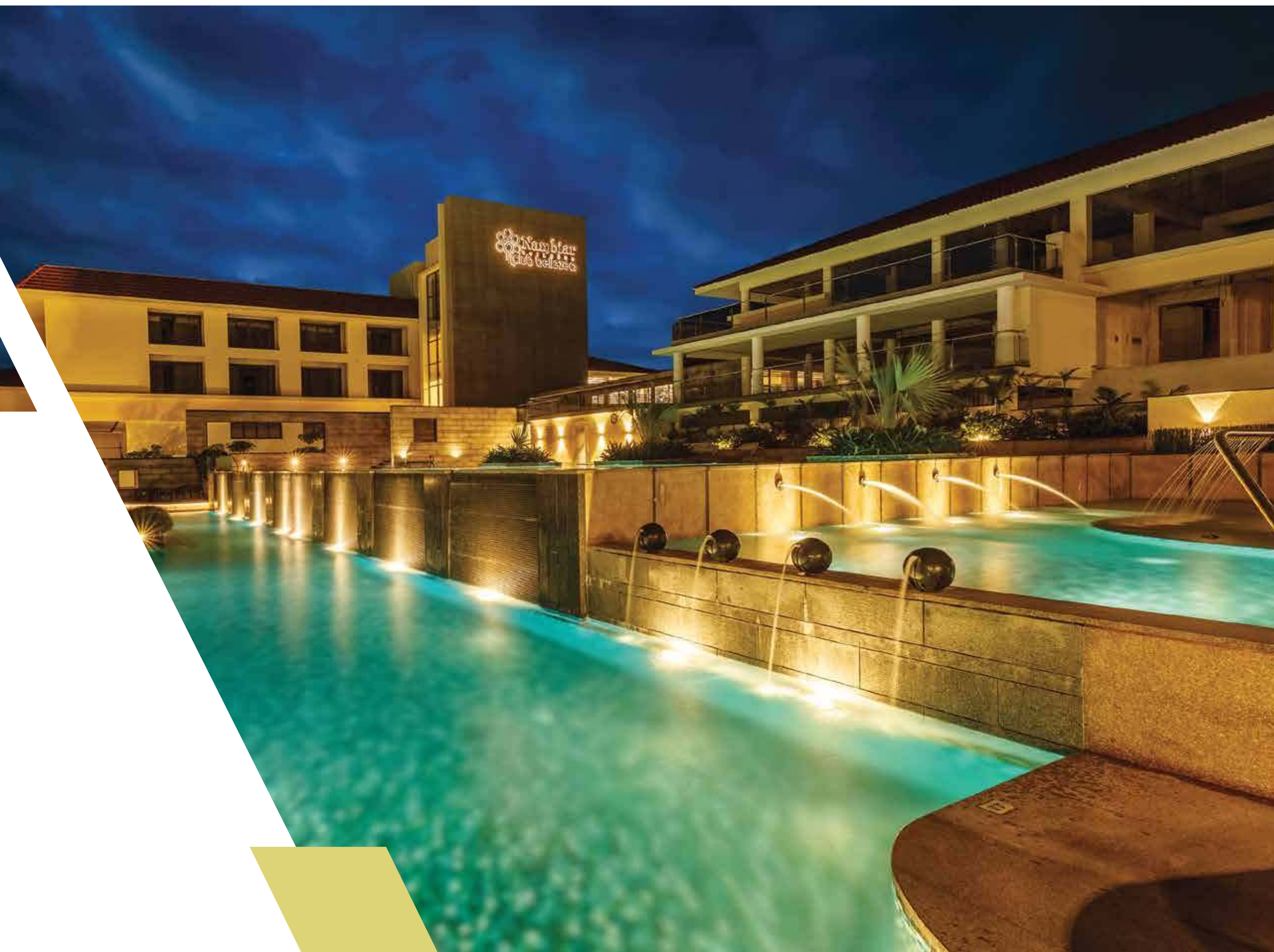
Stay active at this massive Central Park with several sporting facilities sure to bring out the sportsman in you!





YOUR IMAGINATION DESIGNED WITH DETAILED PRECISION

The Mediterranean architecture of the villas here is anything but ordinary. Stroll into an elegant living room with a floor that's made of superior quality Italian marble. Step into the master bedroom complete with exquisite wooden flooring. Every villa of Bellezea displays an extraordinary attention to detail. With a wide range of vastu compliant floor plans to choose from, the project is fostered with a keen insight into the requirements of its occupants.





PROJECT SPECIFICATIONS

CONSTRUCTION

- Foundation – RCC footing
- Super Structure – RCC framed structure
- Walls – Solid concrete blocks
- Roof – Reinforced cement concrete

FLOORING FINISHES

- Sit-out, living, dining, staircase, family, upper living – imported Italian marble
- Master bedroom & entertainment room – wooden flooring
- Guest bedrooms, children bedroom & kitchen – superior vitrified tiles
- Other bathrooms – vitrified tiles with full height dadoing
- Kitchen counter – granite

DOORS & FITTINGS

- Main door - solid teakwood frame & door
- Other doors – timber / veneered mdf frames with flush shutters
- Windows - solid teakwood timber frames and shutters with clear glass and mosquito mesh

BATHROOM FITTINGS

- CP Fittings - Hansgrohe / Kohler / Toto / Equivalent
- Sanitaryware – Toto / Duravit / Equivalent

ELECTRICAL FITTINGS

- Switches – superior quality modular from Legrand / Equivalent

SECURITY AND AUTOMATION

- Main door equipped with Yale biometric lock, accessible remotely
- Entrance management system, security, data voice & DTH on single optic fibre cable

BACKUP POWER

- 100%





ABOUT US

Nambiar Builders is one of the most sought after names in the real estate development industry of Bangalore. This coveted private company was formed by seasoned entrepreneurs with extensive experience in the Indian realty sector.

Since the very first day, Nambiar Builders has set an aim to reach unprecedented and enviable real estate standards so as to uphold uncompromising quality, functional novelty and absolute transparency.

In a short period of time Nambiar Builders has set a benchmark within the real estate industry for its meticulous planning, detailing and execution that embodies excellence and personifies perfection. Top-of-line specifications, exclusive materials, fantastic finishes, the latest smart community features are utilized by the company for creating exclusive residential communities in Bangalore.

At present, the assorted portfolio of projects includes residential layouts, gated communities and premium villas that redefine luxury. Each property is strategically located with easy access to social and civic amenities. The enormous land bank of the company, gives it the extraordinary luxury of building properties on self-owned land. These are the primary differentiating factors that add value to each of its properties and is enjoyed forever by its customers.

NOW EXPERIENCE COMMUNITY LIVING
AT ITS LUXURIOUS BEST.