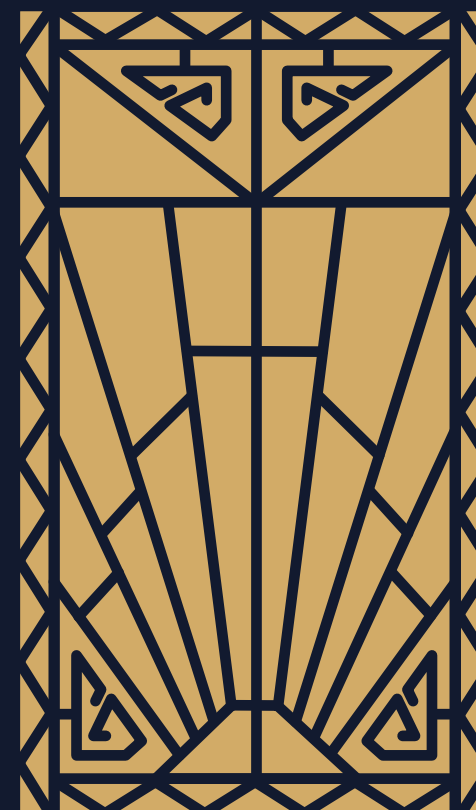




CORNERSTONE AKHINTA
RESIDENCES
luxury reimagined



www.cornerstoneakhintaresidences.com



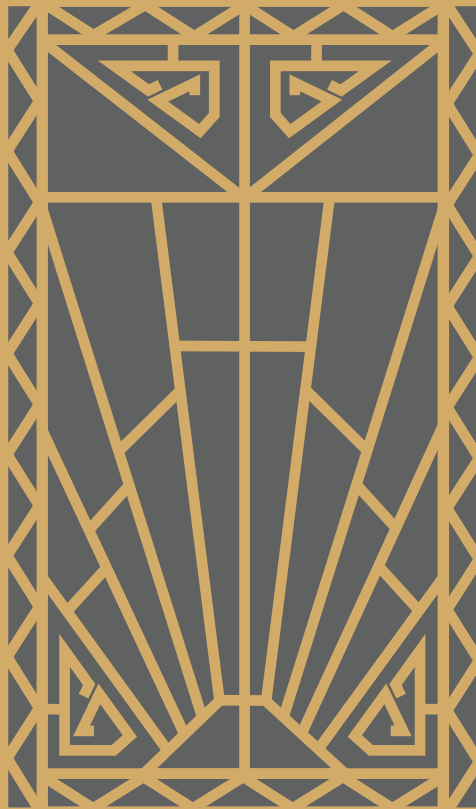
sales@cornerstoneakhintaresidences.com



080 4333 5999



Cornerstone House No. 583, 9th Main Road,
Off CMH Road, Indiranagar 1st Stage,
Bengaluru 560038



Luxury reimagined

Architect's Note

Inspired by Art Deco

a breath of
fresh air for Bengaluru

The Art Deco architecture movement has stamped its presence on some of the most iconic cities of the world. From the Avenue des Champs-Élysées in Paris, to the skyscrapers of Manhattan, to the striking visual ensemble that forms the impeccable landmark buildings of South Beach in Miami, the movement stands tall against the vagaries of time and style. This enduring architectural ideal is the inspiration behind Cornerstone Akhinta Residences. Conceived with a lofty overarching thought — to gift the Bengaluru skyline an instant classic. A residential building that is more than a home, it is the embodiment of a movement built at the intersection of form and function. Elegant, simple and minimal embellishments to the façade featuring a muted colour palette of soft, creamy white creates a visual experience that is understated yet sophisticated. Distinct in appearance and equipped with the finest amenities, Cornerstone Akhinta Residences is India's first Art Deco-inspired residential development of its scale. It is being specially created for global residents, who are equally at home at an art exhibition in New York as they are at an upscale microbrewery in Bengaluru. Elegant aesthetics merge with luxe, state-of-the-art facilities to define the mood of the property — luxury reimagined.

Siraj & Renu architects



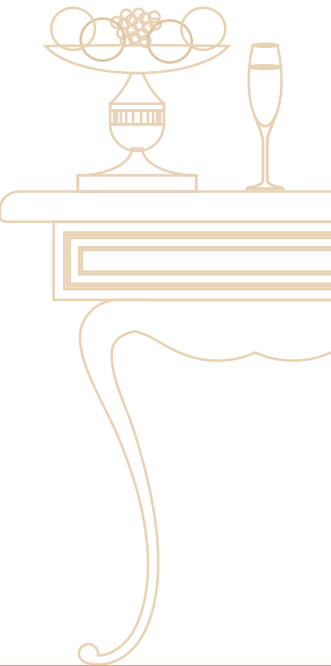
AKHINTA
ENTERPRISES

Cornerstone Akhinta is a Bangalore-headquartered real estate company pushing the boundaries of what residential buildings ought to be. Marrying commitment to results, we build fully integrated, smart, and sustainable spaces across a wide range of asset classes for world-class living and working environments.

The entrance to extravagance



Come home to finesse



At Cornerstone Akhinta Residences, we redefine what it means to live the luxe life. Step into the premium residential property of your peers' envy. The bespoke architecture is an elegant tribute to your refined taste.

Every element is created to mirror your unique personality.

Fine architecture meets exquisite craftsmanship



Arrive home in style



An overview of your future home



Table of Contents



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Amenities	07
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Floor plan	17
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Specifications	47
Partners	49
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Live in the heart of luxury



6
minutes drive to
Jayadeva Hospital
1.8 km

8
minutes drive
to Forum Mall
3.4 km

10
minutes drive to
Christ University
3.9 km

14
minutes drive to
metro station
4.4 km



Scan for
direction

Metro Line Outer Ring Road Main Road

The best of the city, for the best in the city

True luxury, as only the few know, is the luxury of no compromises. Choose a home that will make you feel pampered every day, choose Cornerstone Akhinta Residences.

Breathe in and breathe out, without having to migrate to the city outskirts. Vibrant nightlife, fine dining, retail therapy, or the best-in-class city schools – now the world revolves around you.



Offices

- Wipro Corporate Office
- Prestige Tech Park
- Electronic City
- Embassy Tech Park
- Eco Space
- Eco World
- Cisco Campus
- Goldman Sachs Campus



Retail Therapy

- Elegance Mantri Mall
- Total Mall
- The Forum Mall



Educational Institutes

- Wisdom International School
- Jain University
- Christ College



Hospitals

- Shobha Multispeciality Hospital
- Jayadeva Hospital
- Kauvery Hospital
- Marigold Hospital



Jain University

Banashankari Temple

Decathlon Connect

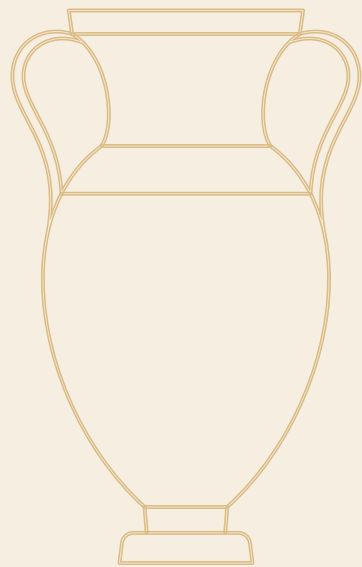
Jayadeva Hospital

CORNERSTONE AKHINTA
RESIDENCES
luxury reimagined

Gopalan Innovation Mall

Xpress Mart

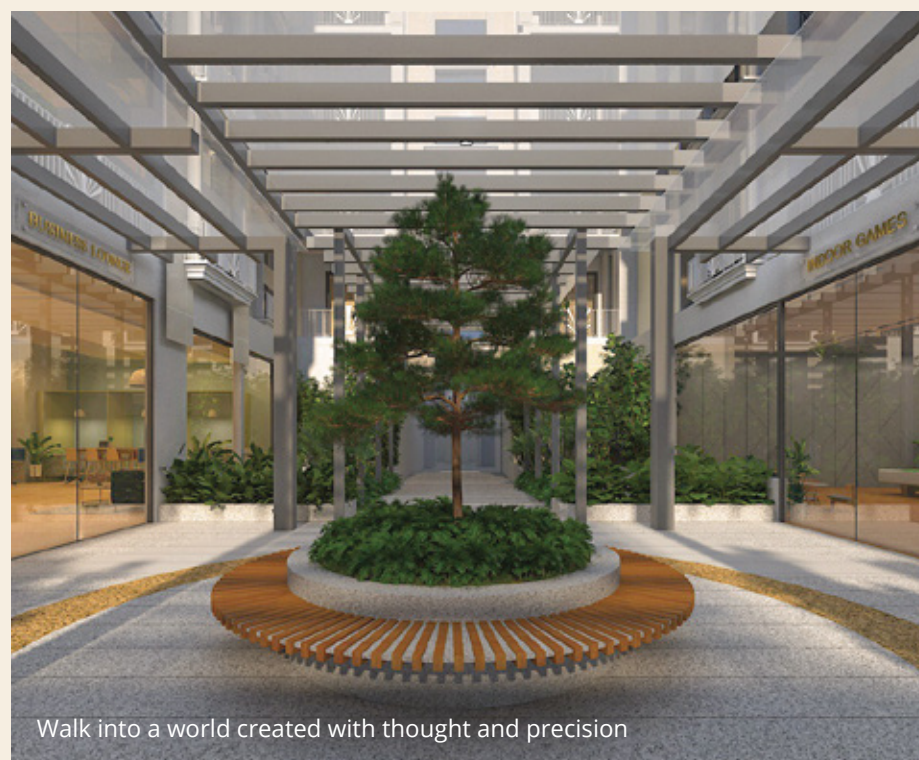
The everyday made exquisite



Walk into a world of premium, modern amenities that are as indulgent as it gets.

Treat yourself to a leisurely lap at the Sky Health Club after a day's hard work. Immerse yourself in many moments of tranquillity or hours of fun, unwinding effortlessly in the comfort of your new home.

There have never been more reasons to stay in.



Walk into a world created with thought and precision

Entrance Experience

Step into a world of new-age architecture and grand structures that mirror your unique personality.

- Arrival Area
- Water Feature
- Central Courtyard



Best-in-class services

Residents' Club

Work or play, now you have another reason to stay in. Whether it's a quiet game of chess, or showing off your dance moves at a community event, a lifetime of memories awaits you at the Residents' Club.

- Games Lounge
- Club Lounge (business centre)
- Banquet Hall
- Banquet Dining



State-of-the-art indoor badminton court

Fun and Games

Win at the game of life by balancing work with an equal amount of time dedicated to play.

- Multipurpose Games Court
- Senior Citizens Corner
- Tiered Landscape and Sculpture
- Children's Play Area
- Indoor Badminton Court

Your amenities, sky high



Relax with a splash

Sky Health Club

Give your mind-body connection a boost with a workout at the world-class gym. Experience the perfect space to de-stress and stay fit.

- Swimming Pool
- Gym



De-stress in style

Unwinding Experience

Stand surrounded by your friends and family in a grand edifice that embraces the skyline. Revel in simple luxuries and enjoy the best life has to offer.

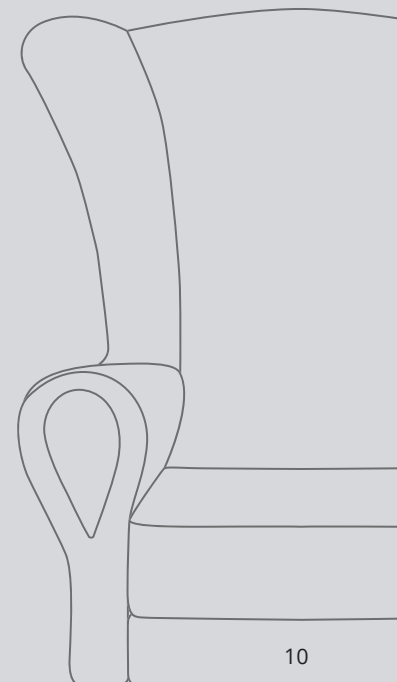
- Open-Air Amphitheatre
- Private Cabana



Fully equipped to keep you fit



A breath of fresh air



More reasons to **stay in**



Come home to luxury



Surround yourself with elegant interiors

Treat your senses to elegant finishes and fine craftsmanship across the whole property. Every day is an indulgence when you live at Cornerstone Akhinta Residences.



Master plan

Ground Level



Entrance to exclusive privileges



Banquet Hall

Your future home – the epitome of luxury

- | | | |
|---------------------------|-------------------------|--------------------------|
| 1. Reception Area | 6. Central Courtyard | 11. Badminton Court |
| 2. Pantry | 7. Arrival Area | 12. Multipurpose Games |
| 3. Pre-Function Area | 8. Tiered Landscape | 13. Banquet Dining Area |
| 4. Senior Citizens Corner | 9. Banquet Hall | 14. Games Lounge |
| 5. Club Lounge | 10. Childrens Play Area | 15. Utilities & Services |



Comfort at every corner

Master plan Terrace Level



Perfect creations,
planned with precision

- 1. Pool Deck Area
- 2. Gym Area
- 3. Open-Air Amphitheatre
- 4. Swimming Pool
- 5. Changing Room
- 6. Private Cabana

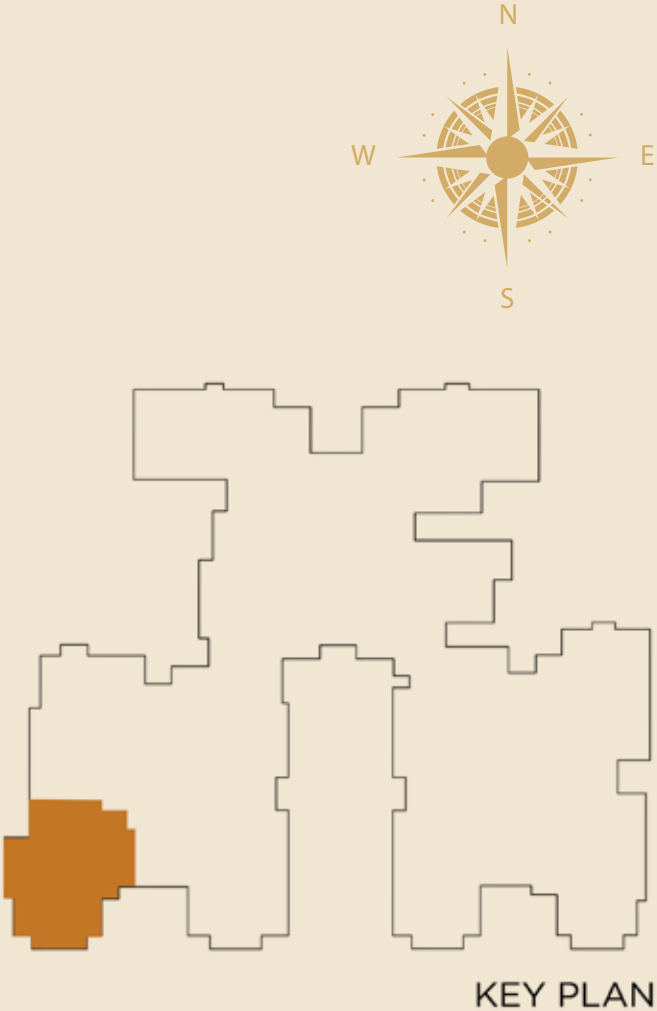


Floor plan



WING -A- TYPICAL FLOOR

APARTMENT **ONE**
 FLAT - 01
 SBA - 2115 sqft
 CARPET AREA - 1389 sqft



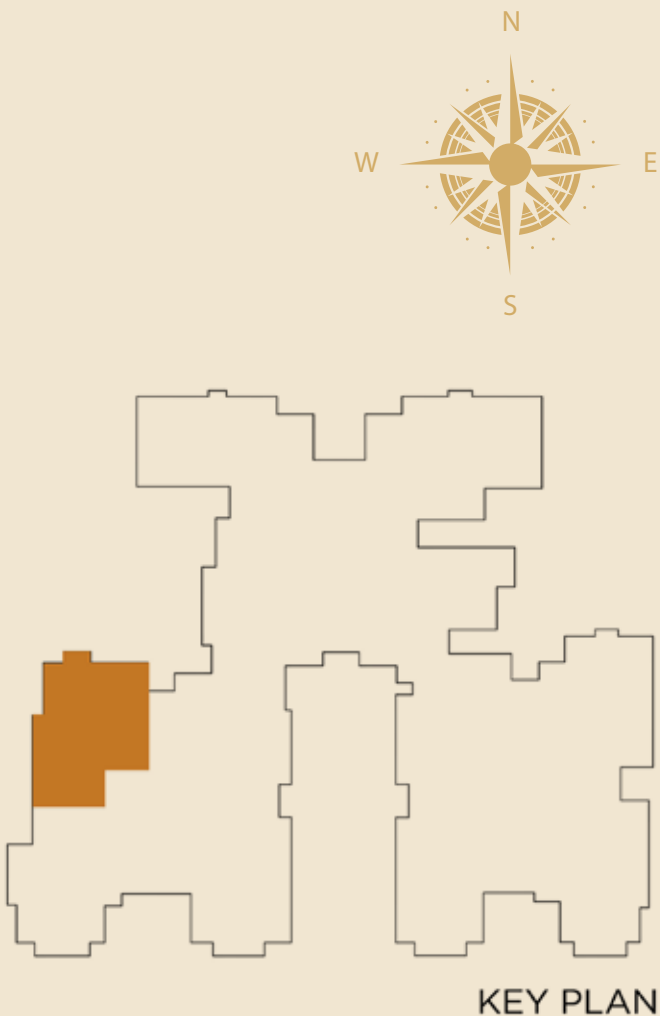
FOYER	2.51 X 1.67 M
LIVING / DINING	5.17 X 7.89 M
LIVING - SIT-OUT	1.81 X 3.65 M
KITCHEN	2.74 X 2.59 M
M. BEDROOM	4.55 X 3.65 M
M. BEDROOM - TOILET	2.74 X 1.67 M
BEDROOM - 01	3.86 X 3.65 M
BEDROOM - 01 - TOILET	2.64 X 1.67 M
BEDROOM SIT - OUT	5.22 X 1.37 M
BEDROOM - 02	3.38 X 3.74 M
BEDROOM - 02 - TOILET	2.52 X 1.67 M
UTILITY AREA	1.43 X 2.84 M
WC	1.43 X 1.36 M
SERVANT ROOM	2.74 X 1.35 M

Floor plan



WING -A- TYPICAL FLOOR

APARTMENT **TWO**
 FLAT - 02
 SBA - 2076 sqft
 CARPET AREA - 1373 sqft



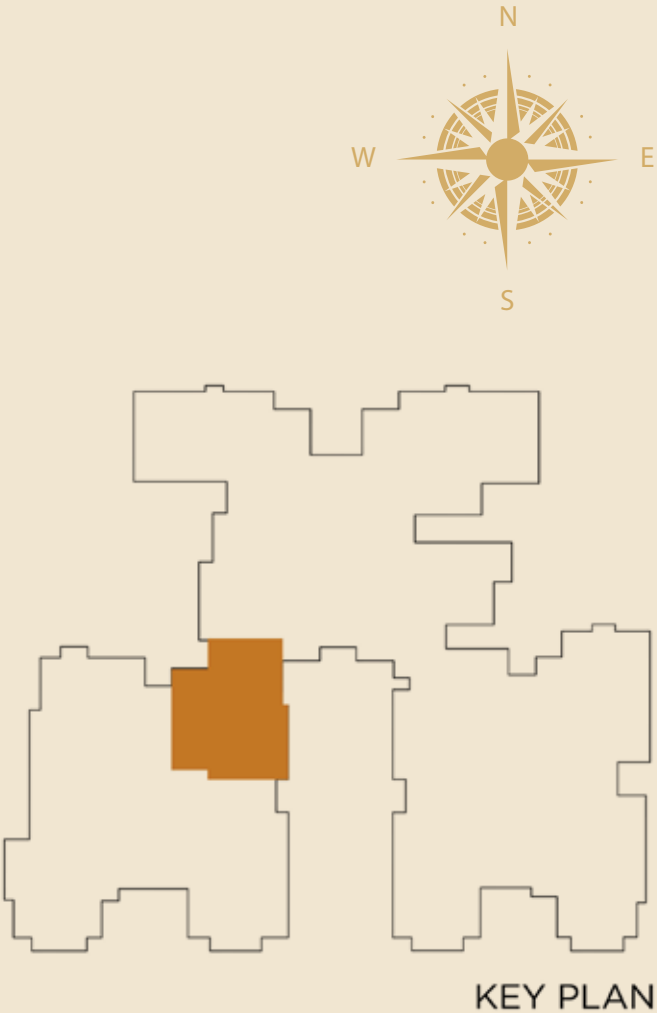
FOYER	1.75 X 1.57 M
LIVING AREA	3.65 X 7.10 M
DINING AREA	3.84 X 3.65 M
LIVING - SIT-OUT	3.65 X 1.92 M
KITCHEN	2.43 X 3.35 M
M. BEDROOM	5.17 X 3.64 M
M. BEDROOM - TOILET	2.73 X 1.57 M
M.BEDROOM SIT - OUT	1.81 X 3.54 M
BEDROOM - 01	3.85 X 3.65 M
BEDROOM - 01 - TOILET	2.73 X 1.57 M
BEDROOM - 02	3.94 X 3.63 M
BEDROOM - 02 - TOILET	2.46 X 1.55 M
UTILITY AREA	2.43 X 1.82 M
WC	1.17 X 1.45 M
PWD ROOM	1.2 X 1.68 M

Floor plan



WING -A- TYPICAL FLOOR

APARTMENT **THREE**
 FLAT - 03
 SBA - 1980 sqft
 CARPET AREA - 1310 sqft



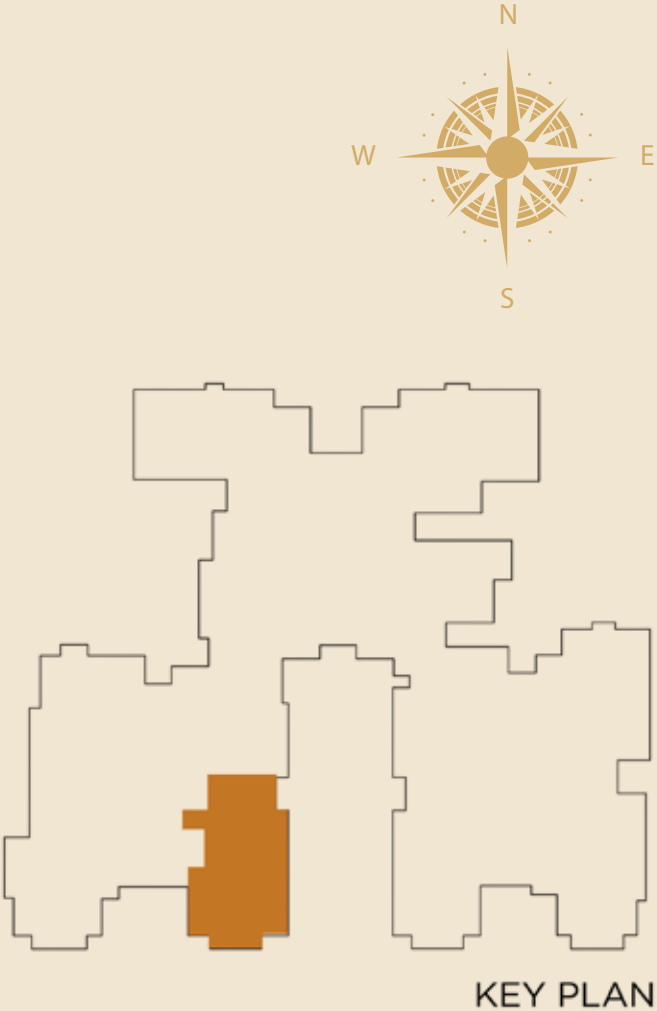
FOYER	3.56 X 1.75 M
LIVING AREA	5.84 X 3.66 M
DINING AREA	3.81 X 3.95 M
LIVING - SIT-OUT	1.96 X 3.66 M
KITCHEN	2.53 X 3.37 M
M. BEDROOM	3.66 X 4.55 M
M. BEDROOM - TOILET	2.64 X 1.67 M
M.BEDROOM SIT - OUT	3.56 X 1.82 M
BEDROOM - 01	4.55 X 3.35 M
BEDROOM - 01 - TOILET	2.81 X 1.51 M
BEDROOM - 02	3.90 X 3.34
BEDROOM - 02 - TOILET	2.57 X 1.66 M
UTILITY AREA	2.53 X 1.57 M
WC	1.52 X 1.17 M

Floor plan



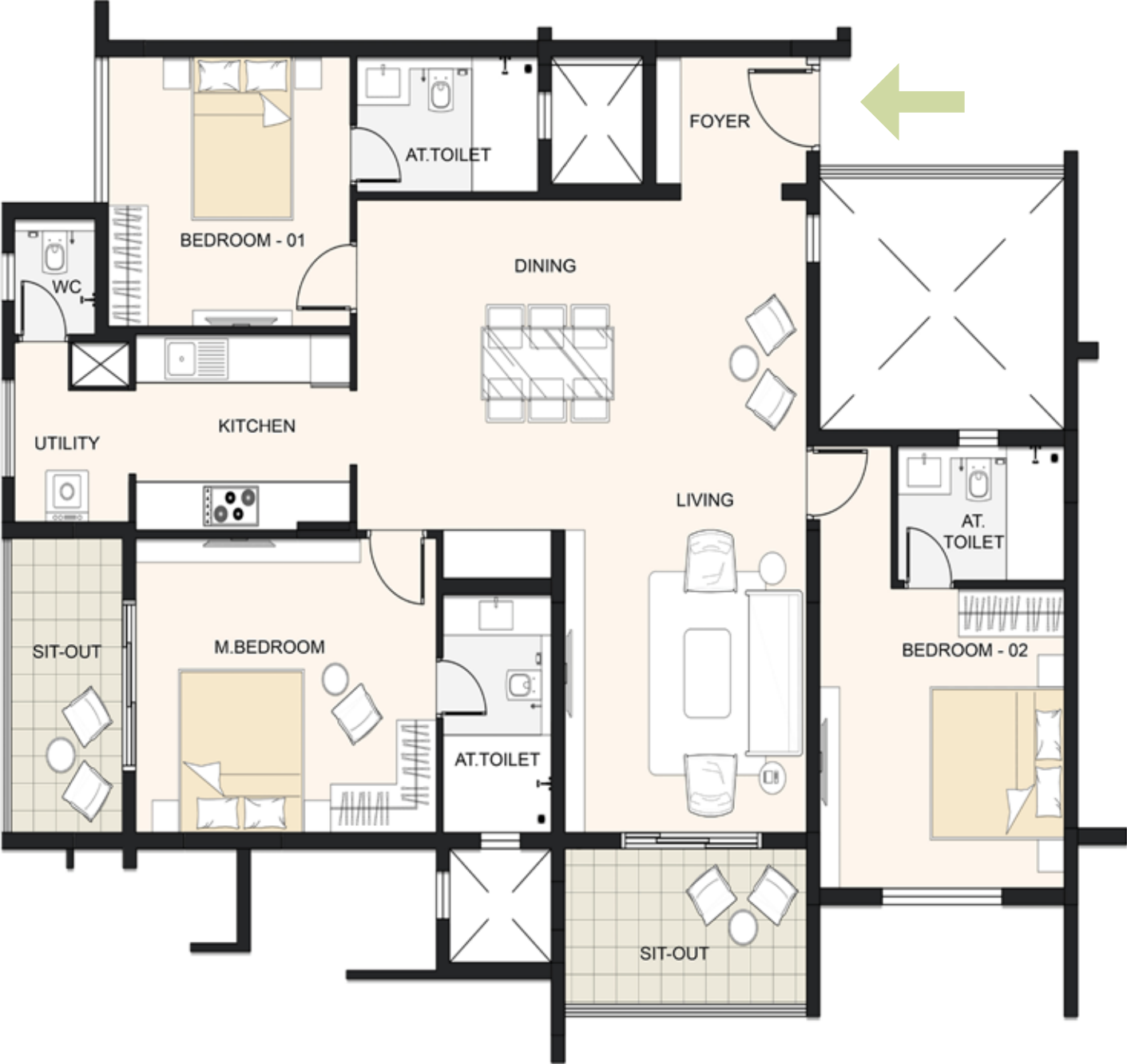
WING -A- TYPICAL FLOOR

APARTMENT **FOUR**
FLAT - 04
SBA - 2102 sqft
CARPET AREA - 1378 sqft



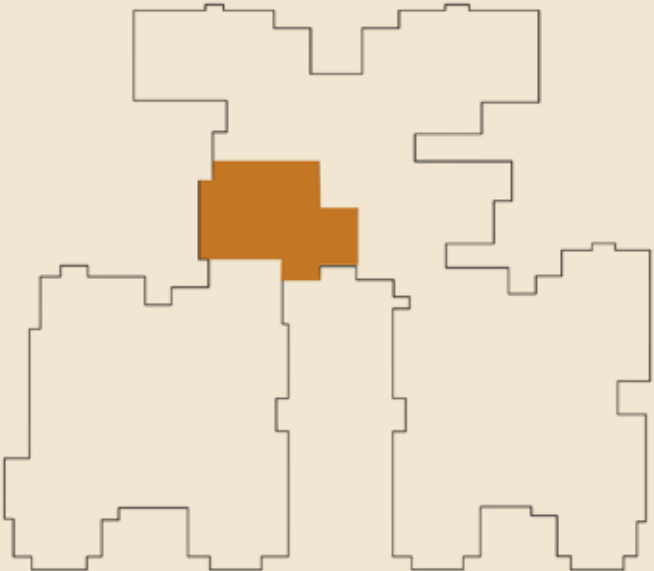
FOYER	2.14 X 1.67 M
LIVING AREA	5.99 X 3.64 M
DINING AREA	3.85 X 5.02 M
LIVING - SIT-OUT	2.12 X 3.85 M
KITCHEN / UTILITY	5.23 X 3.04 M
M. BEDROOM	4.55 X 3.6 M
M. BEDROOM - TOILET	1.66 X 2.74 M
M.BEDROOM SIT - OUT	4.87 X 1.38 M
BEDROOM - 01	3.79 X 3.43 M
BEDROOM - 01 - TOILET	2.66 X 1.82 M
BEDROOM - 02	4.17 X 3.58 M
BEDROOM - 02 - TOILET	2.57 X 1.66 M
UTILITY AREA	2.53 X 1.57 M
WC	1.39 X 1.39 M

Floor plan



WING -B- TYPICAL FLOOR

APARTMENT **ONE**
FLAT - 01
SBA - 2024 sqft
CARPET AREA - 1333 sqft



KEY PLAN

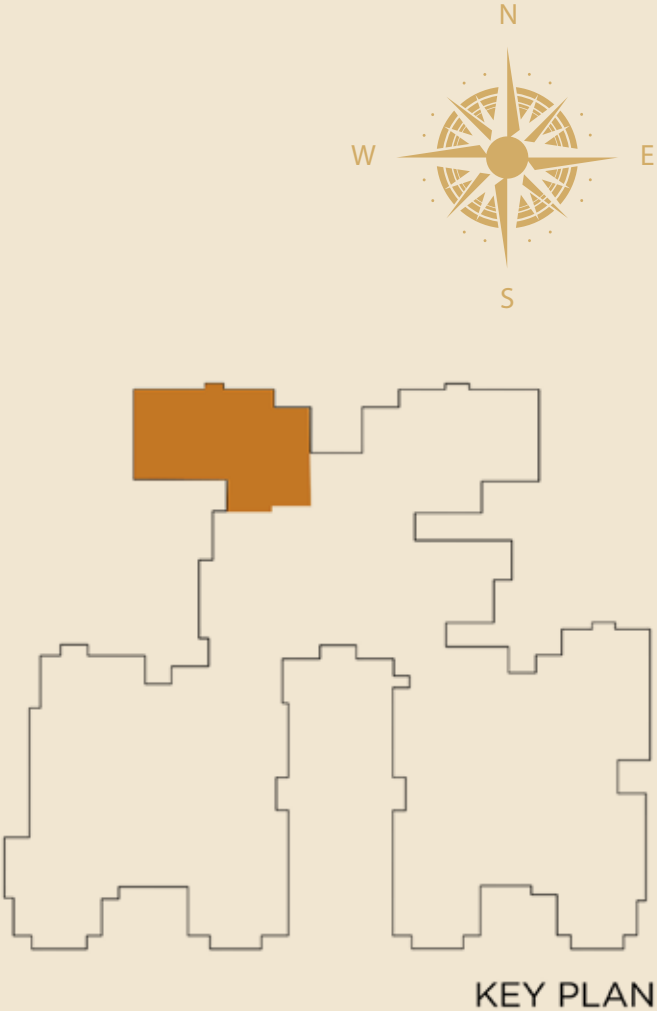
FOYER	2.28 X 1.58 M
LIVING AREA	3.66 X 7.86 M
DINING AREA	3.14 X 4.10 M
LIVING - SIT-OUT	3.66 X 2.08 M
KITCHEN	3.24 X 2.43 M
M. BEDROOM	4.55 X 3.66 M
M. BEDROOM - TOILET	1.64 X 2.96 M
M.BEDROOM SIT - OUT	1.83 X 3.66 M
BEDROOM - 01	3.66 X 3.35 M
BEDROOM - 01 - TOILET	2.74 X 1.68 M
BEDROOM - 02	3.70 X 3.72M
BEDROOM - 02 - TOILET	2.52 X 1.67M
UTILITY AREA	1.73 X 2.23 M
WC	1.22 X 1.43 M

Floor plan



WING -B- TYPICAL FLOOR

APARTMENT **TWO**
 FLAT - 02
 SBA- 2480 sqft
 CARPET AREA - 1657 sqft



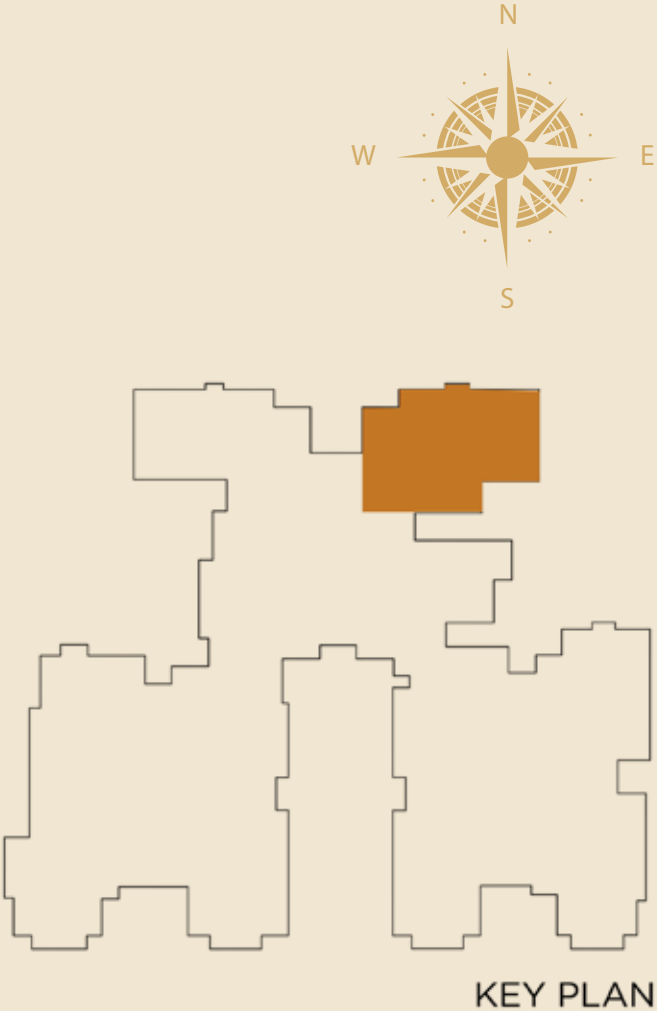
FOYER	2.47 X 2.10 M
LIVING/DINING	8.20 X 4.55 M
LIVING - SIT-OUT	3.5 X 1.82 M
KITCHEN	3.75 X 2.43 M
M. BEDROOM	5.28 X 3.66 M
M. BEDROOM - TOILET	1.67 X 2.72 M
M.BEDROOM SIT - OUT	2.22 X 2.90M
BEDROOM - 01	3.66 X 3.34 M
BEDROOM - 01 - TOILET	2.50 X 1.6 M
BEDROOM - 02	3.3 X 3.7M
BEDROOM - 02 - TOILET	1.58 X 2.83M
BEDROOM - 03	3.3 X 3.5 M
BEDROOM - 03 -TOILET	1.53 X 2.43 M
SERVANT ROOM	2.03 X 1.44 M
UTILITY AREA	1.67 X 2.43 M
WC	1.22 X 1.44 M

Floor plan



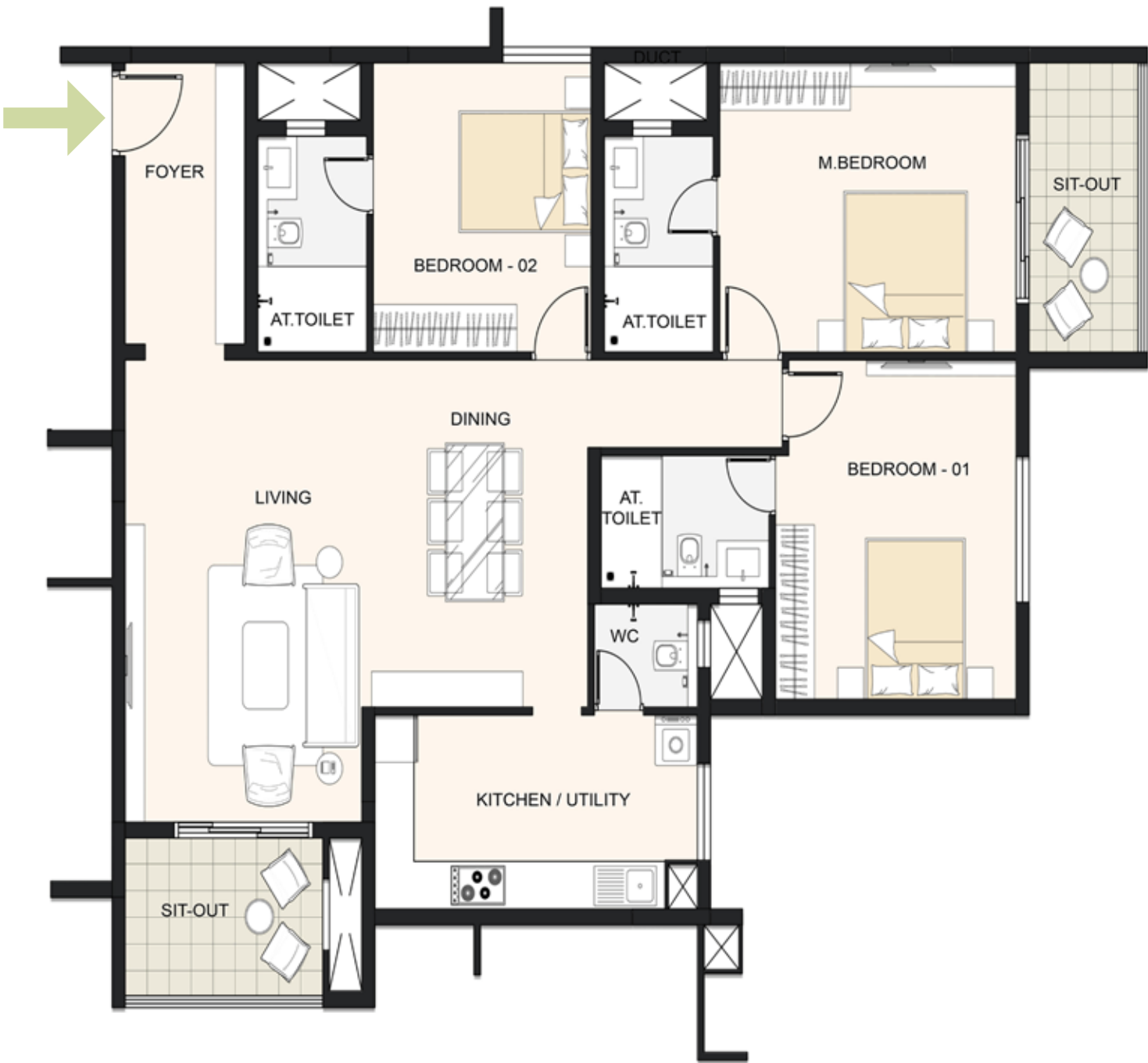
WING -B- TYPICAL FLOOR

APARTMENT **THREE**
 FLAT - 03
 SBA - 2674 sqft
 CARPET AREA - 1761 sqft



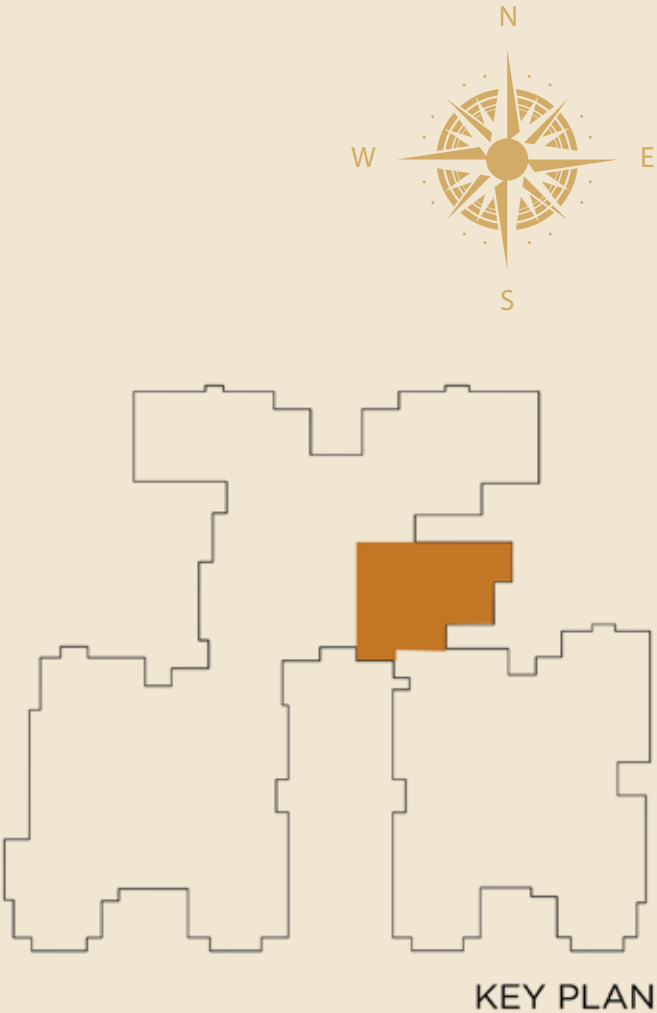
FOYER	3.55 X 1.83 M
LIVING AREA/DINING	5.01 X 8.05 M
LIVING - SIT-OUT	3.04 X 3.24M
KITCHEN / UTILITY	3.16 X 4.08 M
M. BEDROOM	3.65 X 4.55 M
M. BEDROOM - TOILET	2.72 X 1.67 M
M.BEDROOM SIT - OUT	3.55 X 2.09M
BEDROOM - 01	4.09 X 3.49M
BEDROOM - 01 - TOILET	1.95 X 2.75 M
BEDROOM - 02	3.5 X 5.4M
BEDROOM - 02 - TOILET	2.47 X 1.68M
BEDROOM - 03	3.34 X 4.0M
BEDROOM - 03 - TOILET	1.57 X 2.61M
SERVANT ROOM	1.75 X 2.41M
WC	1.07 X 1.47 M

Floor plan



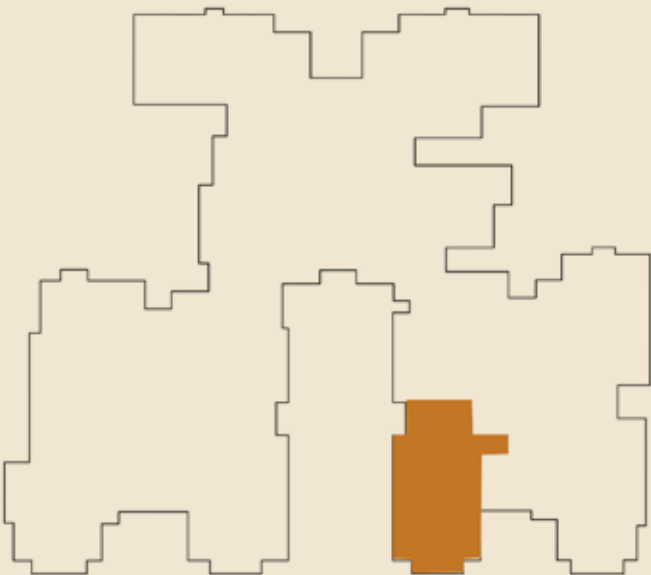
WING -B- TYPICAL FLOOR

APARTMENT **FOUR**
FLAT - 04
SBA - 2030 sqft
CARPET AREA - 1333 sqft



FOYER	1.84 X 3.55
LIVING AREA	3.64 X 5.8 M
DINING AREA	3.48 X 4.39 M
LIVING - SIT-OUT	3.04 X 2.14 M
KITCHEN / UTILITY	4.96 X 2.45 M
M. BEDROOM	4.5 X 3.65M
M. BEDROOM - TOILET	1.67 X 2.72 M
M.BEDROOM SIT - OUT	1.82 X 3.65 M
BEDROOM - 01	3.69 X 4.28 M
BEDROOM - 01 - TOILET	1.67 X 2.72 M
BEDROOM - 02	3.34 X 3..65M
BEDROOM - 02 - TOILET	1.67 X 2.72M
WC	1.58 X 1.30 M

Floor plan



KEY PLAN

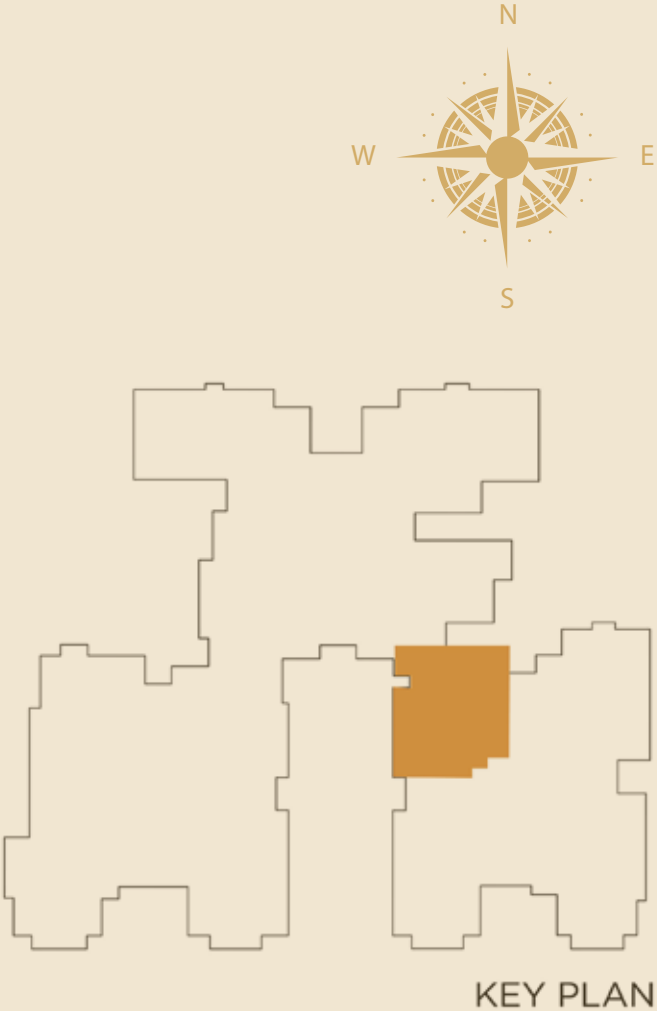
FOYER	2.6 X 1.50 M
LIVING AREA	6.44 X 3.64
DINING AREA	3.91 X 3.30 M
LIVING - SIT-OUT	2.13 X 2.94 M
KITCHEN	3.0 X 2.44M
M. BEDROOM	4.55 X 3.63M
M. BEDROOM - TOILET	1.68 X 2.47 M
M.BEDROOM SIT - OUT	4.87 X 1.35 M
BEDROOM - 01	3.9 X 3.48 M
BEDROOM - 01 - TOILET	2.59 X 1.7 M
BEDROOM - 02	3.66 X 3.38M
BEDROOM - 02 - TOILET	2.68 X 1.83M
UTILITY AREA	1.45 X 2.44 M
WC	1.35 X 1.28 M

Floor plan



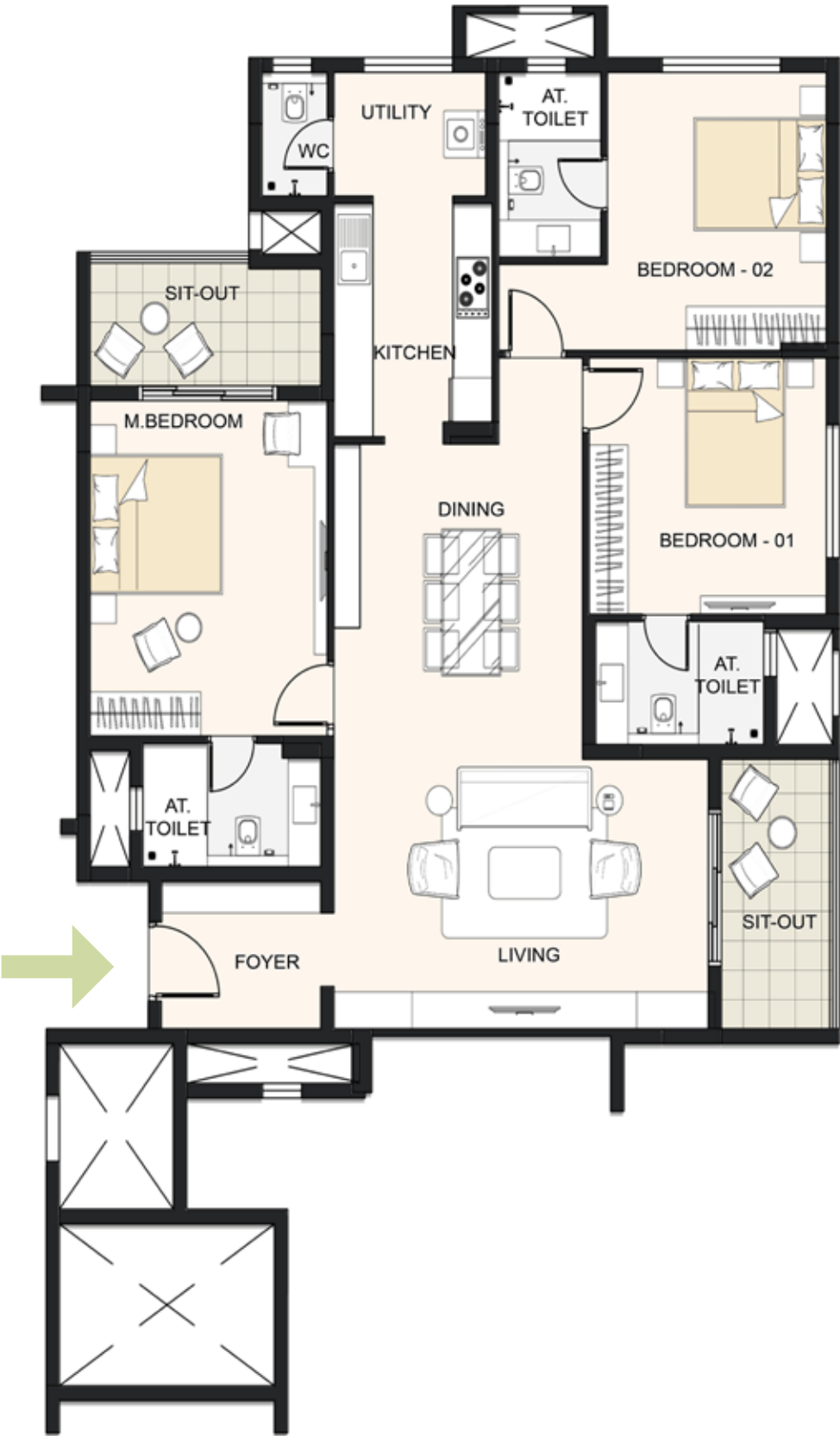
WING -C- TYPICAL FLOOR

APARTMENT **TWO**
 FLAT - 02
 SBA - 1991 sqft
 CARPET AREA - 1311 sqft



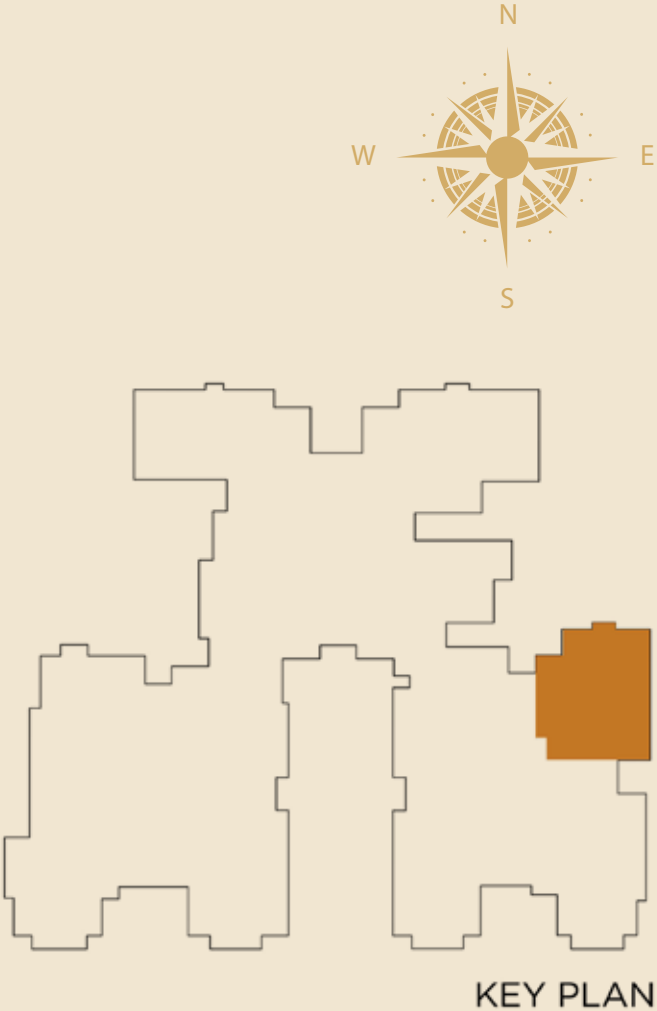
FOYER	2.01 X 1.63 M
LIVING AREA	3.65 X 6.56 M
DINING AREA	4.0 X 4.0 M
LIVING - SIT-OUT	2.75 X 2.68 M
KITCHEN	2.42 X 3.35M
M. BEDROOM	4.5 X 3.6M
M. BEDROOM - TOILET	2.73 X 1.83 M
M.BEDROOM SIT - OUT	1.82 X 3.54 M
BEDROOM - 01	3.33 X 3.64 M
BEDROOM - 01 - TOILET	2.74 X 1.60 M
BEDROOM - 02	3.33 X 4.0M
BEDROOM - 02 - TOILET	1.52 X 2.58M
UTILITY AREA	2.42 X 1.60 M
WC	1.0 X 1.5 M

Floor plan



WING -C- TYPICAL FLOOR

APARTMENT **THREE**
 FLAT - 03
 SBA - 1956 sqft
 CARPET AREA - 1285 sqft



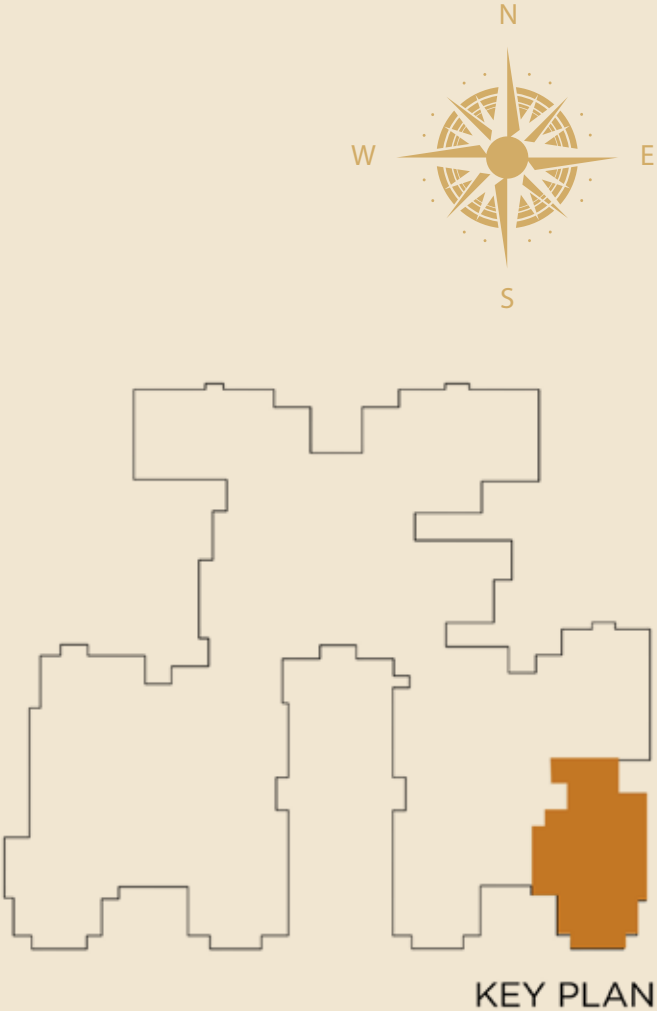
FOYER	2.4 X 2.0 M
LIVING AREA	5.74 X 3.66 M
DINING AREA	3.81 X 4.28M
LIVING - SIT-OUT	1.8 X 3.64 M
KITCHEN	2.42 X 3.17M
M. BEDROOM	3.64 X 4.56M
M. BEDROOM - TOILET	2.73 X 1.67 M
M.BEDROOM SIT - OUT	3.54 X 1.82 M
BEDROOM - 01	3.64 X 3.48
BEDROOM - 01 - TOILET	2.58 X 1.67 M
BEDROOM - 02	3.36 X 3.7M
BEDROOM - 02 - TOILET	1.56 X 2.5M
WC	1 X 1.68 M
UTILITY	2.32 X 1.68

Floor plan



WING -C- TYPICAL FLOOR

APARTMENT **FOUR**
 FLAT - 04
 SBA - 2349 sqft
 CARPET AREA - 1586 sqft



FOYER	1.93 X 1.55 M
LIVING AREA	6.0 X 3.65 M
DINING AREA	4.09 X 3.9M
LIVING - SIT-OUT	1.83 X 3.55 M
KITCHEN/UTILITY	3.4 X 4.1M
M. BEDROOM	3.65 X 4.55M
M. BEDROOM - TOILET	2.88 X 1.68 M
M.BEDROOM SIT - OUT	5.02 X 1.40 M
BEDROOM - 01	3.94 X 3.33 M
BEDROOM - 01 - TOILET	2.73 X 1.67 M
BEDROOM - 02	3.64 X 3.34M
BEDROOM - 02 - TOILET	2.73 X 1.61M
BEDROOM - 03	3.60 X 3.50 M
BEDROOM - 03 - TOILET	2.74 X 1.51 M
WC	1.35 X 1.0 M
SERVANT ROOM	3.30 X 1.25 M

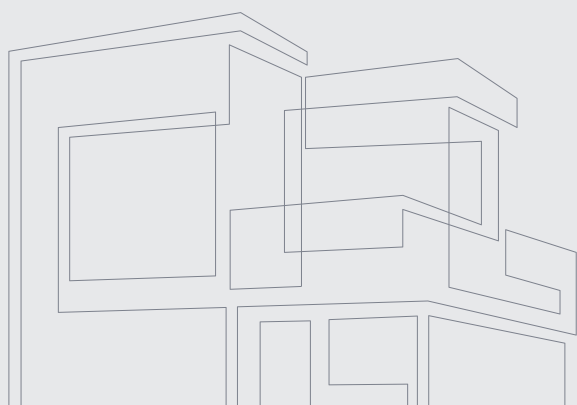


A glimpse of your future home

Luxury at its best



Redefining the high life



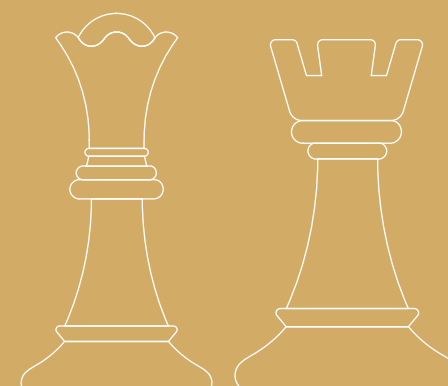


Unwind without leaving your home



Cue up hours of endless fun

Uncover a classic blend of luxury and comfort with exclusive amenities. From the club and games lounges to the banquet hall and dining areas—you will always be at the heart of high living.



Your new home – an ode to perfection

Conscious living starts here. Cornerstone Akhinta Residences invites you to a guilt-free and sustainable way of life with on-site solar panels, sewage treatment plants, and

rainwater harvesting systems. A life that blends together functionality, aesthetics, and sheer luxury.



Designed for the discerning



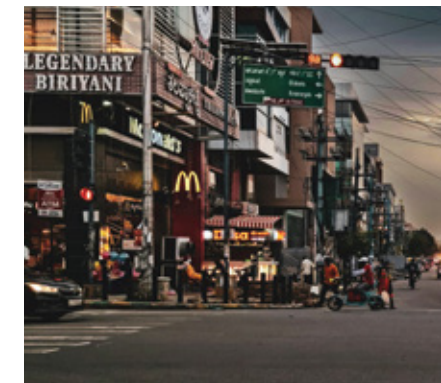
Break a sweat in style



Work-life balance achieved from the comfort of home



Created for global citizens with cultivated tastes



In the heart of the city, for those who gave it their heart



Reaching for the sky is as simple as going for a swim

Specifications



Structure

- RCC framed structure with RCC columns and beams



FLOORING

- Living & dining: superior quality vitrified tiles
- Master bedroom: superior quality laminated wooden flooring/vitrified tiles
- Other bedrooms: superior quality vitrified tiles
- Kitchen: vitrified tiles
- Balconies & utility: anti-skid tiles/vitrified tiles



Doors

- Entrance door: seasoned hardwood door frame with solid core, veneer finished paneled door with melamine polish, and superior quality hardware
- Bedroom doors: seasoned hardwood door frame with solid core, veneer finished flush door with melamine polish, and superior quality hardware
- Bathroom doors: seasoned hardwood door frame with Solid core laminate, finished flush door, and superior Quality hardware



Windows

- Superior quality heavy-duty UPVC-framed 3-track windows with clear glass and mosquito mesh



Bathrooms

- Ceramic tiles on walls up to 7' height
- Anti-skid tiles for flooring
- Fitted with Kohler fixtures
- Granite counter with ceramic washbasin in master toilet
- Wall-hung washbasins with pedestals in other toilets
- Superior quality EWCs with chrome-plated fittings
- Chrome-plated tap with shower mixer and head shower
- False ceiling to conceal the geyser
- Exhaust fans



Kitchen

- Black granite top of size 8'0" x 2'0"
- 2'0" high ceramic tile dado above granite top
- Chrome-plated tap with single bowl and drainboard stainless steel sink
- 2'0" high tile dado in utility
- Water inlet/outlet and power points for washing machine In utility area
- Necessary electric power points for water purifier, chimney, and other kitchen appliances



Paintings

- Ceiling will be painted with oil-bound distemper
- Walls will be painted with plastic emulsion paint
- External walls will be finished with texture and paint



ELECTRICAL

- Copper wiring with elegant, superior quality switches
- Apartments will be connected to the security room through intercom system
- Tv and telephone points will Be provided in living, dining, and bedrooms
- CCTV cameras will be Provided in all common Areas and monitored from The security room



ELEVATORS

- Elevators of kone brand or equivalent will be provided
- Passengers and service elevators will be provided. Rescue devices will be incorporated in all the elevators



Partnerships



Legal due diligence:
Magnah Law Partners



Project architect:
Siraj and Renu; for bringing
in design inspiration



Interior design architect
for awe-inspiring work for
common areas, amenities,
and experience centre



Structural consultants:
Prasad and Company; for
key focus on structural
safety and stability



MEP consultants for
electrical, mechanical,
and fire services



Landscaping consultant:
Upasarg

RERA no: PRM/KA/RERA/1251/310/PR/130422/004834



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