



THE JOY OF LIVING REDEFINED



BALAJI
Serenity
beyond luxury



2 & 3 Bedroom Luxurious
Apartments at Huskur Road
off Electronic city



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SPECIFICATIONS AND AMENITIES

STRUCTURE

- RCC framed structure

SUPER STRUCTURE

- **External wall** – 6" solid block masonry with cement plaster
- **Internal wall** – 4" solid blocks

DOORS

- **Main doors** – Teak wood frame with designer Flush Door of teakwood Finish
- **Bedroom doors** – Designer flush doors with sal wood frame
- **Toilet doors** – Common sal wood frame with HDF shutters/molded panel doors

WINDOWS

- Aluminium windows with clear glass and provision for mosquito mesh

FLOORING

- **Entrance lobby** – Vitrified tiles
- **Living / Dining** – Vitrified tiles
- **Master bedroom** – Vitrified tiles
- **Other bedrooms** – Vitrified tiles
- **Staircase** – Granite staircase/well cladding with texture finish/hand rail on one side
- Master bedroom balcony –
- Other bedrooms balcony – Ceramic tiles

KITCHEN

- Vitrified tile flooring
- Points for instant water filter, instant geyser, electric chimney
- Chimney and exhaust opening
- Copper piping for gas
- Glazed ceramic tiles 2'.0 height
- Black granite counter top with stainless steel sink

TOILET

- Excellent quality chromium plated isi fittings of Cera or equivalent
- Ceramic tiles (rough finish) flooring and dadoing for other bedrooms toilets
- Ceramic tiles up to 7'0 height
- Plumbing material of ISI grade

PAINTING

- External emulsion textured for external walls
- Acrylic tractor emulsion for internal walls
- Polish for main doors & enamel paint for Rooms doors & Toilet Doors
- Tractor emulsion paints for ceiling
- Grills and railing in synthetic enamel

ELECTRICAL

- All electrical wiring are concealed
- ISI mark copper wiring • Anchor switches
- Electrical point for split AC in master bedrooms,
- 100% backup, 1 kw for each flat
- TV, telephone points in master bedrooms and living room
- Individual metering for each flat

LIFTS

- Automatic lifts with access control
- Granite finish wall cladding

DRIVEWAY AND CAR PARK

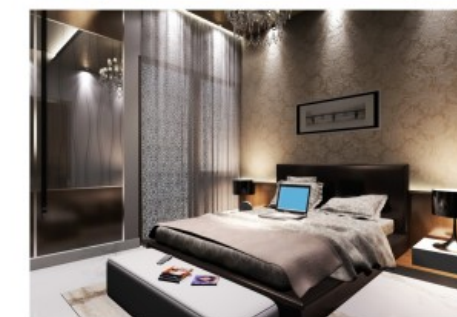
- Hard surface for driveway
- Stilt car parking

WATERPROOFING

- Waterproofing in terrace, bathroom, kitchen, balcony and swimming pool area

SECURITY SYSTEM

- Security Cabin
- Intercom from security
- C C TV monetring



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You wished you had more time on hand. You yearned you could spend quality time with your family. You aspired to live a statement- making lifestyle.

It's all here. We understand your world and have designed living spaces that enable you to stay close to off Hosur Road & off Hilaliga Road spread over 1Acre -12 Guntas midst of everything is **Balaji Serenity**, a pioneering venture from **Balaji Proprieties**. It's all you dream of in a home and much more . It's where you can stay connected with your loved ones, your work place and your life. After all everything- IT & BT Companies Colleges, schools, malls, hotels, Hospitals are within easy reach.

An invigorating Swimming Pool, Green Spaces, Children's Play Areas and a club house is the perfect antidote after a hard day's work that help you unwind and gives you a multitude of options to spend family over a lazy weekend. Top-notch specifications, functional design and a great location that keeps you connected are the hallmarks of **Balaji Serenity**.

MINI CLUBHOUSE / INDOOR / OUTDOOR AMENITIES



Fully Equipped Gym



Mini Club House



Childrens Play Area



Designer Land scape Garden



24 hrs Back up



Swimming Pool



Standard Make Lift



Covered Car Parking



Shuttal Court



Pool Table



Carrom



Chess



Table Tennis



Male & Female
Changing Room



Walking Track



24 hrs Security



TYPE-A



WEST FACING **718'0" SFT**
2 BHK / 1BR



EAST FACING **718'0" SFT**
2 BHK / 1BR



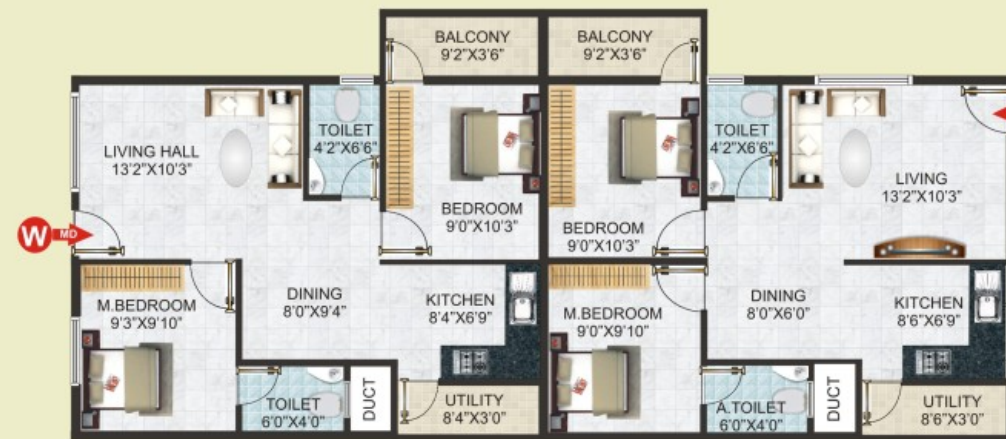
WEST FACING **718'0" SFT**
2 BHK / 1BR



EAST FACING **718'0" SFT**
2 BHK / 1BR



TYPE-B



WEST FACING **788'0" SFT**
2 BHK / 1BR



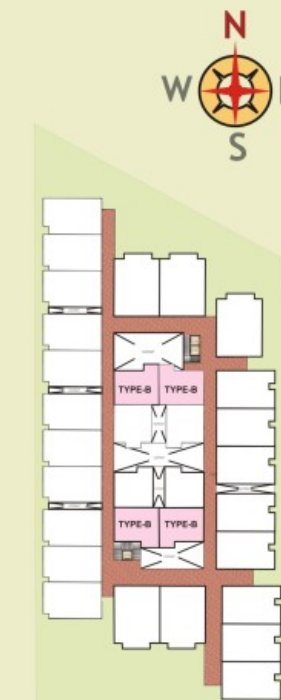
EAST FACING **788'0" SFT**
2 BHK / 1BR



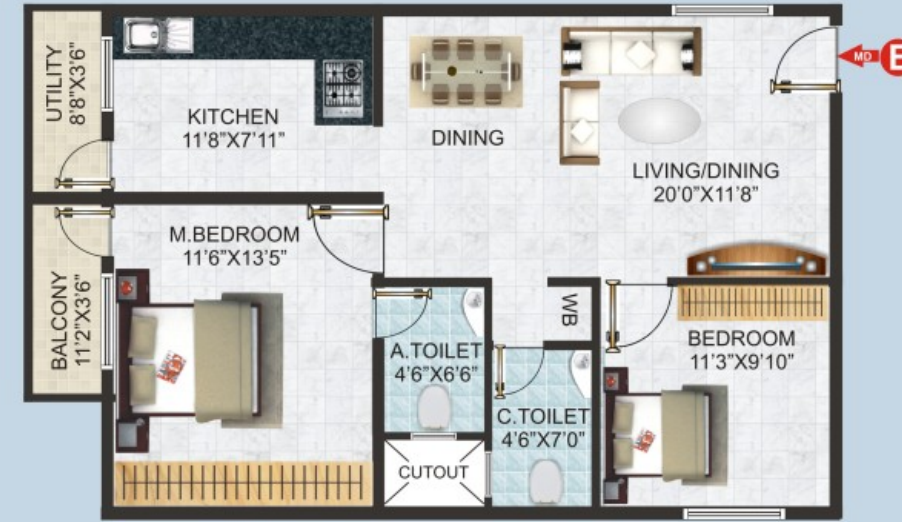
WEST FACING **788'0" SFT**
2 BHK / 1BR



EAST FACING **788'0" SFT**
2 BHK / 1BR



TYPE-C



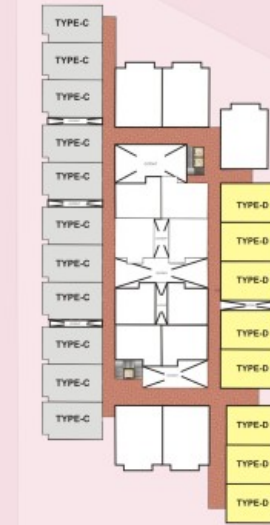
EAST FACING **1005'0" SFT**
2 BHK / 2 BR



TYPE-D



WEST FACING **1068'0" SFT**
2 BHK / 2 BR



TYPE-F

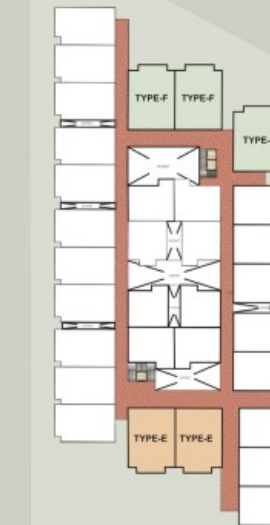


EAST FACING **1332'0" SFT**
3 BHK / 2 BR

TYPE-E



NORTH FACING **1310'0" SFT**
3 BHK / 2 BR





For enquiries Contact :

Email: balajiserenity128@gmail.com



Proximity

- Sarjapur Road 5 KM
- Electronic City 5 km
- HSR Layout 4.5 km
- Hosur Road 3.5 km
- Mahindra Satyam 4.5 km
- Infosys 3.5 km
- Wipro Corporate Office 5 KM

Education Institutions

- Brooke Field High School
- Edify School
- Sri Chaitanya techno school
- Oxford School
- Sorsfort International School
- New Bishop Cotton High School
- VIBGYOR School

Shopping Centres

- Total Mall Sarjapur Road
- Coupon Mall Hosur Road
- Bangalore Central Outer Ring Road
- D'Mart

Hospital

- Narayana Hrudayalaya
- Live 100 Hospital
- Rama Krishna Hospital



Office At : # 96, 21st Main,
Opp to KIMS (Pharmaceutical)
BSK 2nd Stage, Bangalore-560 070.

Project at: # Sy No. 5/13, Andapura
Huskar Road, Bangalore