NET ZERO
VISION-2045
FOR EARTH. FOR LIFE!

BRIGADE
Building Positive Experiences

A lifestyle designed with the planet at heart.

BRIGADE

citrine

OLD MADRAS ROAD

Come Home to India's First Net Zero Community!

Artist's impression.

RERA Reg. No.: PRM/KA/RERA/1250/304/PR/131224/007287 • Details available at www.rera.karnataka.gov.in

Materials, colours, plants, etc., are all for representation only. May vary as per market availability.

BRIGADE citrine

OLD MADRAS ROAD

Carbon-neutral, living, breathing homes.

Planted in approx. 4.3 acres of generous earth that invites you into inclusive yet private apartments that face the world, not each other. And every aspect from energy & water to construction material & waste is optimised, recycled, or renewed to make your carbon footprint lighter, and your conscience clearer.

A home with the most luxurious feature ever. A conscience.

Brigade Citrine is more than just a home; it's a new way of living, designed for those who care about the planet and their place in it.

Strategically located in one of Bengaluru's fastest-growing corridors, equidistant from Whitefield, the International Airport, and the Central Business District (CBD), these homes offer both a lifestyle of sustainability and convenience.

In 420 units, no two homes face each other, ensuring privacy, ample ventilation, and natural lighting. Whether your view is of the landscaped greenery or the city skyline, each home promises a sense of space, light, and peace.

Up to 300 tonnes of waste diverted from landfill annually.

Up to 46.5% reduction in water demand from external sources.

EV charging, solar power, cool roofs, etc.

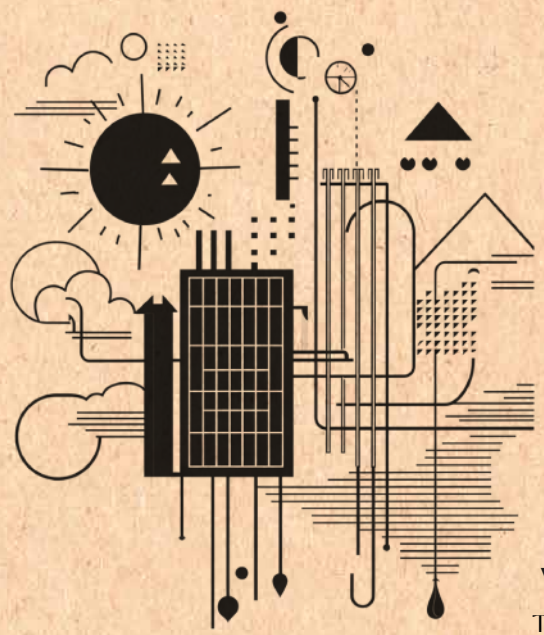
A home that lives in harmony with the planet, not at its expense.

Net Zero:
A commitment to a better tomorrow.

At Brigade Citrine, Net Zero isn't just a promise—it's a plan in action. We are on a journey to offset all carbon emissions for the next 25 years, leading the way towards a truly sustainable future. But what does Net Zero mean for us?

It means creating a community where every drop of water, every watt of energy, & every bit of waste is accounted for, reduced, reused, or offset; ensuring our impact on the planet is zero.

Our Net Zero Carbon Commitment spans across:



Energy

Solar-powered common areas, energy-efficient designs, and use of renewable energy keep our carbon footprint light.

Water

Rainwater harvesting, smart water management, and high-efficiency fixtures ensure we conserve every precious drop.

Waste

Thoughtful waste management practices and recycling, work together to reduce and minimize our environmental impact.

Every decision we make, every step we take here, is a promise to the planet!

So we present you a home that is designed to nurture its inhabitants and the environment alike.

Creative Visualisation

A Promise to the Planet.

I will recycle.
consume less.
plant more.
save water.
go electric.
be responsible.
save energy.
conserve.
compost.
live harmoniously.
serve nature.
not add to landfill.
waste less.

I will Net Zero.

Creative Visualisation

Where there's a will, there's change.

Real change comes from the choices we make. Brigade Citrine represents the choice to live consciously, to reduce our impact on the Earth while enhancing our quality of life. Every feature, from cool roofing to renewable energy, reflects this commitment to a sustainable future.
It's about doing what we can today to secure a better, greener tomorrow.
Where there's a will to act responsibly, there's always the possibility of meaningful change.

Giving back as much as we receive. A future in balance.

A space where every element is considered, every impact is measured.

Up to **5%** Residential energy demand reduction

Up to **46.5%** Fresh water demand reduction from external sources

Up to **40%** Mitigation of embodied carbon

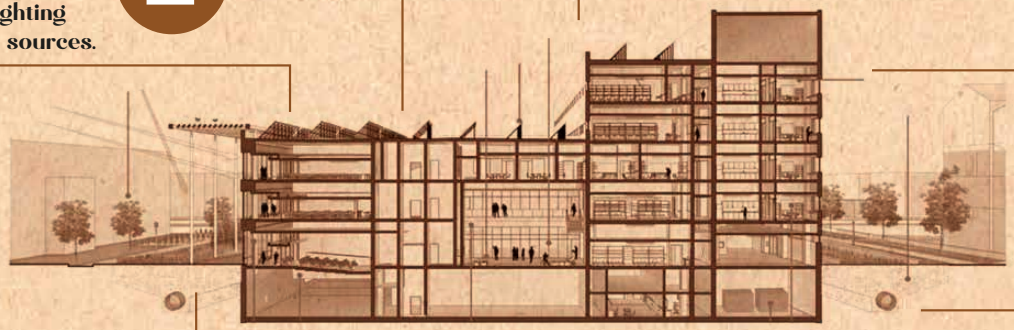
Up to **86%** ~300 tonnes of Waste diverted from landfill

Up to **100%** Common areas powered with solar energy

Welcome to India's first Net Zero community—it's a blueprint for the future of sustainable living. Here, sustainability isn't an afterthought; it's the very essence of every decision. Achieving Net Zero means that this community gives back as much as it receives, ensuring a balanced, harmonious existence with the environment. From the moment of construction to everyday life, every action is purposefully designed to conserve energy, reduce emissions, and champion renewable resources.

Change is in the details
(Energy and water demand reduction).

At Brigade Citrine, every feature is carefully designed to care for the environment. From using renewable energy to smart water management, each element helps reduce the community's impact on the planet. Together, these small but important steps create a home that works in harmony with nature.



100%
Common area lighting from renewable sources.

Optimized glazing that significantly enhances energy efficiency.

Envelope that greatly minimizes energy wastage by keeping you cool indoors.

Solar Panel generating abundant clean energy embracing a sustainable future.

~10.8%
Reduction in water demand with wastewater reuse.

Efficient lighting

STP

Substantial freshwater demand reduction with rainwater harvesting.

Creative Visualization

BRIGADE

Our Bold Leap into Sustainability.

Brigade Group is on a bold journey towards a net-zero carbon footprint by 2045. Partnering with the Science Based Targets initiative (SBTi), we're rolling out comprehensive decarbonisation strategies that pave the way for clean energy in every project we undertake.

Our Brigade Real Estate Accelerator Programme (REAP) and Earth Fund—India's first Real Estate Tech Fund—are at the forefront of sustainable innovation, tackling climate change head-on.

Our focus on sustainable building practices has led us to deliver over 6.91 million sq.ft. of Green Certified spaces, serving more than 40,000 happy customers. With a deep commitment to social responsibility, we're not just building homes; we're shaping a better, greener world.

Forging a brighter future, pioneering eco-friendly solutions.

Creative Visualization

Responsibility Milestones

BRIGADE

Water Management

523.46 million litres of water recycled and reused.

6.56 million litres saved through smart practices.

Materials

30.16% increase in reused materials.

42,639.83 tonnes of recycled materials diverted from landfill.

GHG Emissions

8.84% reduction in energy consumption.

Renewable energy use tripled.

22.62% drop in overall GHG emissions.

Waste Management

Less than 1% hazardous waste.

100% of organic waste composted or reused.

Biodiversity

16,871 trees planted this fiscal year.

79,871 trees planted by Brigade Group to date.

We proudly source **98% of our materials** locally, supporting communities while minimizing our environmental footprint.

A home
that stands tall,
where design
and nature
come together
in harmony.

Artist's impression

A refreshing escape, perfectly in tune with nature.

Artist's impression

Where community thrives in balance. A space designed to nurture connection and well-being.

Artist's impression

Furniture shown in balcony are for representation only and will not be part of final offering.

A place where fitness and nature align, encouraging wellness under the open sky.

Artist's impression

A space for meaningful conversations and memorable meals.

Artist's impression

A space crafted for connection and the art of living well.

Artist's impression

With each mindful choice,
a Net Zero path unfolds,
crafting a world where
every breath is a whisper
of hope, and every moment,
a promise to the Earth.

Location Map

Master Plan

1. Entry
2. Arrival court
3. Secondary entrance
4. Multi-play court
5. Bus waiting area
6. Wellness garden
7. Planter
8. Play zone
9. Outdoor fitness area
10. Pet park
11. Swimming pool
12. Kids' pool
13. Open shower
14. Change room
15. Courtyard
16. Existing rock outcrop
17. Parking
18. Transformer yard
19. OWC
20. DG yard
21. Services

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Multi-play Court

Swimming Pool

Kids' Play Area

Wellness Garden

Spaces to play, breathe, and flourish.

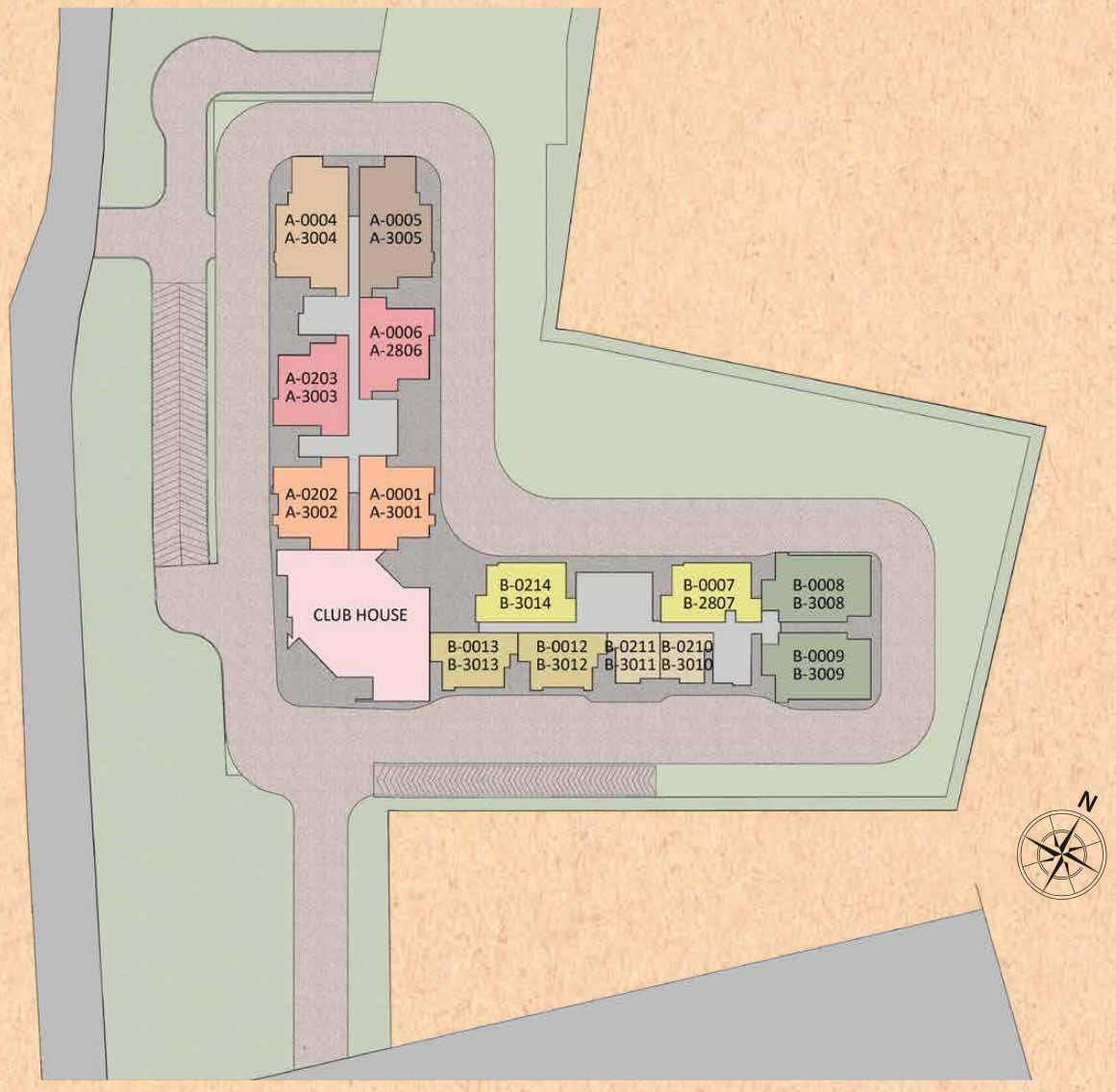
A truly sustainable way to live. Isn't it?

Pet Park

Outside Fitness Area

Creative Visualisation

Key Numbering Plan



LEGEND

- TYPE 01 1BED + 1TOILET
- TYPE 02 2BED + 2TOILET
- TYPE 03 3BED + 2TOILET
- TYPE 04 3BED + 3TOILET
- TYPE 05 3BED + 3TOILET
- TYPE 06 3BED + 3TOILET + STUDY
- TYPE 07 4BED + 4TOILET
- TYPE 08 4BED + 4TOILET

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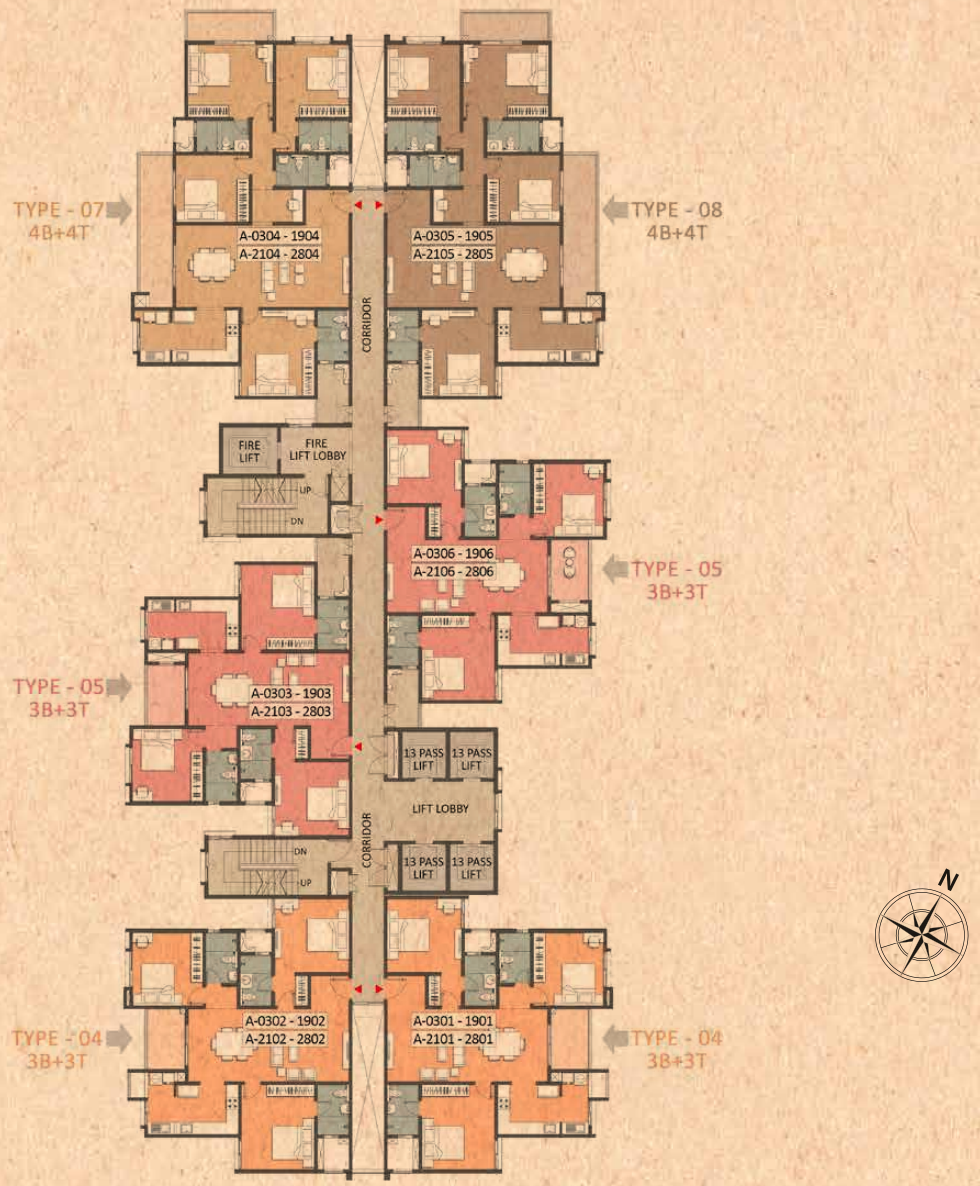
Floor Plan

BLOCK A - TYPICAL FLOOR (3rd to 19th & 21st to 28th)

KEY PLAN

LEGEND

- 4B+4T (TYPE - 08)
- 4B+4T (TYPE - 07)
- 3B+3T (TYPE - 05)
- 3B+3T (TYPE - 04)



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Floor Plan

BLOCK B - TYPICAL FLOOR
(3rd to 19th & 21st to 28th)

KEY PLAN

LEGEND

- 3B+3T+S (TYPE - 06)
- 3B+2T (TYPE - 03)
- 2B+2T (TYPE - 02)
- 1B+1T (TYPE - 01)

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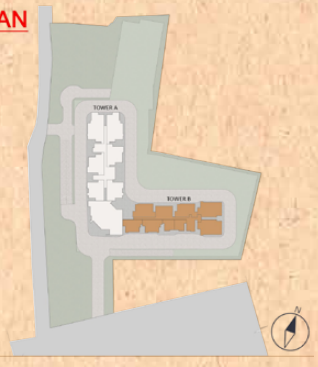
Unit Plan

1 BEDROOM + 1 TOILET - TYPE 1

KEY PLAN



BLOCK PLAN
BLOCK - B

TYPE - 01
1BED + 1TOILET

B-0210 - A3010
B-0211 - A3011

N

SUPER BUILT-UP AREA	UNIT CARPET AREA	BALCONY CARPET AREA	SERVICE BALCONY CARPET AREA
64 Sq.m.	40.40 Sq.m.	2.02 Sq.m.	1.54 Sq.m.
689 Sq.ft.	434.86 Sq.ft.	21.74 Sq.ft.	16.57 Sq.ft.

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Unit Plan

2 BEDROOM + 2 TOILET - TYPE 2

KEY PLAN

BLOCK PLAN

BLOCK - B

TYPE - 02

2BED + 2TOILET

B-0012 - B3012
B-0013 - B3013

SUPER BUILT-UP AREA	UNIT CARPET AREA	BALCONY CARPET AREA	SERVICE BALCONY CARPET AREA
116.17 Sq.m.	75.39 Sq.m.	4.52 Sq.m.	1.69 Sq.m.
1250 Sq.ft.	811.49 Sq.ft.	48.65 Sq.ft.	18.19 Sq.ft.

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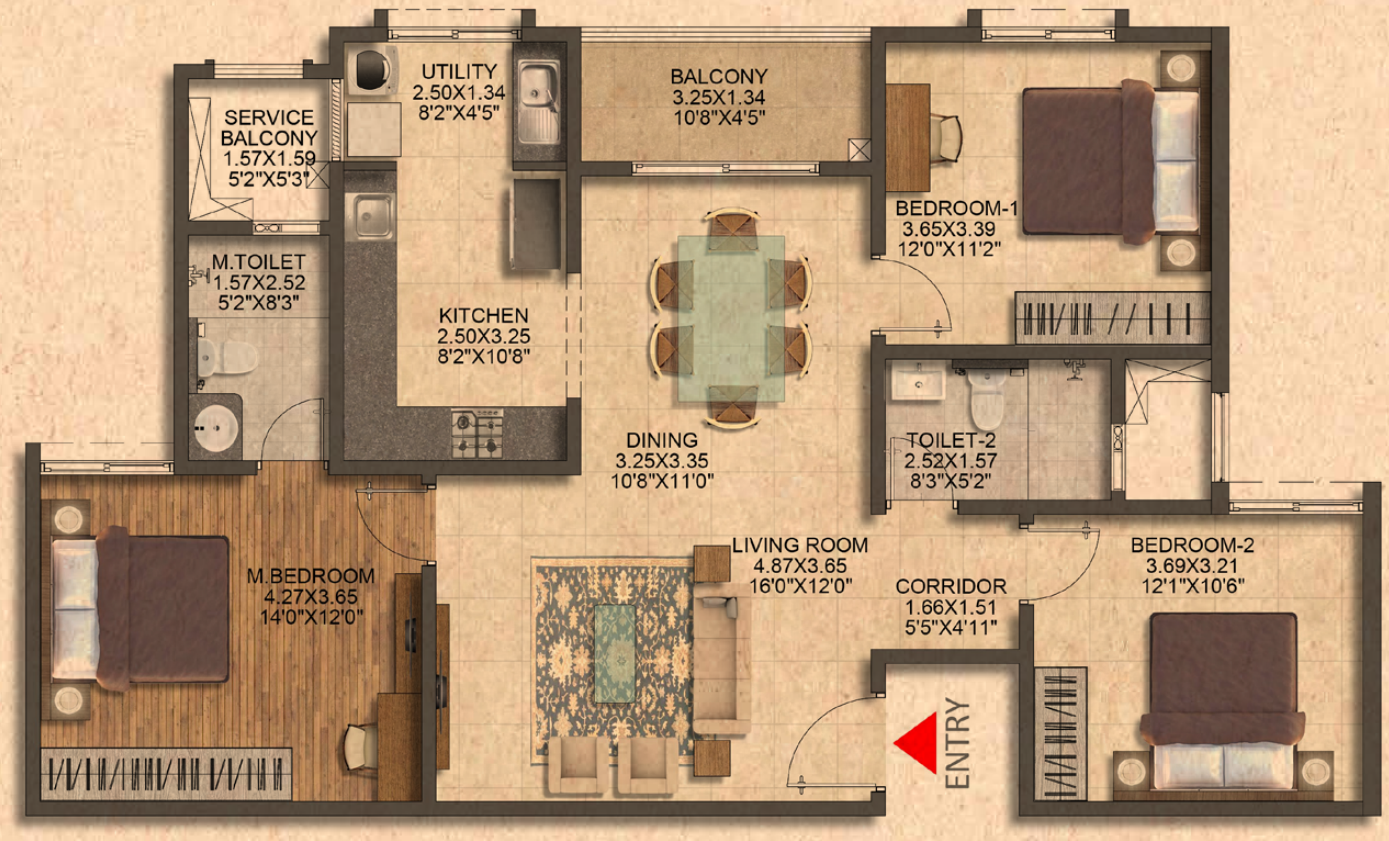
Unit Plan

3 BEDROOM + 2 TOILET - TYPE 3



KEY PLAN

BLOCK PLAN

BLOCK - B

TYPE - 03

3BED + 2TOILET

B-0007 - B2807
B-0214 - B3014

N

SUPER BUILT-UP AREA	UNIT CARPET AREA	BALCONY CARPET AREA	SERVICE BALCONY CARPET AREA
143.82 Sq.m.	94.54 Sq.m.	4.32 Sq.m.	1.96 Sq.m.
1548 Sq.ft.	1017.62 Sq.ft.	46.50 Sq.ft.	21.09 Sq.ft.

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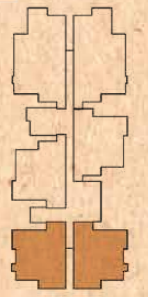
Unit Plan

3 BEDROOM + 3 TOILET - TYPE 4

KEY PLAN

BLOCK PLAN

BLOCK - A



TYPE - 04

3BED + 3TOILET

A-0001 - A3001
A-0202 - A3002

SUPER BUILT-UP AREA	UNIT CARPET AREA	BALCONY CARPET AREA	SERVICE BALCONY CARPET AREA
164 Sq.m.	108.41 Sq.m.	5.69 Sq.m.	0.88 Sq.m.
1765 Sq.ft.	1166.92 Sq.ft.	61.24 Sq.ft.	9.47 Sq.ft.

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Unit Plan

3 BEDROOM + 3 TOILET - TYPE 5

KEY PLAN

BLOCK PLAN

BLOCK - A

TYPE - 05

3BED + 3TOILET

A-0203 - A3003
A-0006 - A2806

SUPER BUILT-UP AREA	UNIT CARPET AREA	BALCONY CARPET AREA	SERVICE BALCONY CARPET AREA
167.01 Sq.m.	107.58 Sq.m.	5.76 Sq.m.	4.25 Sq.m.
1798 Sq.ft.	1157.99 Sq.ft.	62 Sq.ft.	45.74 Sq.ft.

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Unit Plan

3 BEDROOM + 3 TOILET + STUDY - TYPE 6

KEY PLAN

BLOCK PLAN
BLOCK - B

TYPE - 06
3BED + 3TOILET + STUDY

B-0008 - B3008
B-0009 - B3009

N

SUPER BUILT-UP AREA	UNIT CARPET AREA	BALCONY CARPET AREA	SERVICE BALCONY CARPET AREA
185.76 Sq.m.	117.99 Sq.m.	9.89 Sq.m.	2.88 Sq.m.
2000 Sq.ft.	1270.04 Sq.ft.	106.45 Sq.ft.	31 Sq.ft.

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Unit Plan

4 BEDROOM + 4 TOILET - TYPE 7

KEY PLAN

BLOCK PLAN

BLOCK - A

TYPE - 07

4BED + 4TOILET

A-0004 - A3004

SUPER BUILT-UP AREA	UNIT CARPET AREA	BALCONY CARPET AREA	SERVICE BALCONY CARPET AREA
234.88 Sq.m.	143.09 Sq.m.	18.22 Sq.m.	4.31 Sq.m.
2528 Sq.ft.	1540.22 Sq.ft.	196.12 Sq.ft.	46.39 Sq.ft.

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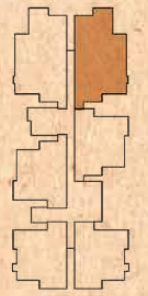
Unit Plan

4 BEDROOM + 4 TOILET - TYPE 8

KEY PLAN

BLOCK PLAN

BLOCK - A



TYPE - 08

4BED + 4TOILET

A-0005 - A3005

SUPER BUILT-UP AREA	UNIT CARPET AREA	BALCONY CARPET AREA	SERVICE BALCONY CARPET AREA
235.28 Sq.m.	143.09 Sq.m.	18.22 Sq.m.	4.60 Sq.m.
2533 Sq.ft.	1540.22 Sq.ft.	196.12 Sq.ft.	49.51 Sq.ft.

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Specifications

COMMON AREA FLOORING

Waiting Lounge / Reception / GF Lobby /

Lift Lobby: Granite / Vitrified Tiles

Staircases: Cement Step Tiles

Other Lift Lobby and Corridors (Upper): Vitrified Tiles

Terrace: Clay Tiles / SRI Tiles

UNIT FLOORING

Living / Dining / Family / Foyer / Bedrooms / Kitchen / Utility: Vitrified Tiles

Master Bedroom: Wood Finish Vitrified Tiles

Balcony: Vitrified Tiles

Toilets: Vitrified Tiles

Maid's Room and Toilet: Vitrified Tiles / Ceramic Tiles

WALL DADO

Kitchen: Provision for Modular Kitchen (No Granite Slab / No Dado will be provided)

Toilets: Vitrified Tiles

KITCHEN / UTILITY

Counter: Provision for Modular Kitchen (No Counter will be provided)

Plumbing / Electrical:

Plumbing: Water Inlet / Drain Provision for Water Purifier / Sink, Washing Machine and Dishwasher

Electrical: As per design

TOILETS

CP Fittings: Grohe / Kohler or equivalent

Sanitary Fixtures: Wall-mounted EWC (Grohe / Duravit / equivalent)

DOORS

Main Door: Hardwood Frame with Flush Shutter with both sides Veneer

Internal Doors: Hardwood Frame with Flush Shutter

Balcony Door: UPVC / Aluminium

Windows: UPVC / Aluminium

PAINTING & FINISHES

Exterior Finish: Combination of Exterior Texture Paint with Exterior Grade Emulsion

Unit Internal Ceilings: Emulsion Paint / OBD

Unit Walls: Emulsion Paint

ELECTRICAL

1 BHK : 2 kW, **2 BHK** : 4 kW, **3 BHK** : 6 kW, **4 BHK** : 8 kW

Switches: Modular Switches - Anchor Roma Plus or Panasonic Vision or equivalent make

DG BACKUP

100% DG Backup for Common Areas

100% Backup for Units*

VERTICAL TRANSPORTATION

Lifts provided as per design

*At an additional cost.

The information depicted herein viz., master plans, floor plans, furniture layout, fittings, illustrations, specifications, designs, dimensions, rendered views, colours, amenities and facilities, etc., are subject to change without notifications as may be required by the relevant authorities or the Developer's architect, and cannot form part of an offer or contract. Whilst every care is taken in providing this information, the Developer cannot be held liable for variations. All illustrations and pictures are the artist's impression only. The information is subject to variations, additions, deletions, substitutions, and modifications as may be recommended by the company's architect and/or the relevant approving authorities. The Developer is wholly exempt from any liability on account of any claim in this regard. (1 square metre = 10.764 square feet). E & OE. All dimensions and calculations are done in the metric system (M/Sq.m), and imperial system (Ft/Sq.ft) shown is for reference only. All dimensions indicated in the drawing are from unfinished surfaces, excluding plaster thickness and tile thickness.

Multiple domains. Single-minded commitment.

Apartments
Villas
Integrated Enclaves
Senior Living

Offices
Retail Spaces

Clubs
Hotels
Convention Centres
Schools

The Brigade Group is one of India's leading property developers with over three decades of expertise in building positive experiences for all stakeholders. Instituted in 1986, the company has developed many landmark buildings and transformed the skyline of cities across South India, namely – Bengaluru, Mysuru, Mangaluru, Chikmagalur, Hyderabad, Chennai, Kochi, and GIFT City, Gandhinagar with developments across the Residential, Commercial, Retail, Hospitality, and Education sectors. Since its inception, Brigade has completed 280+ buildings amounting to over 90 million sq.ft. (8.36 million sq.mt.) of developed space across a diverse real estate portfolio.

Brigade assures best-in-class design and top-of-the-line facilities that exude elegance and sophistication. The Residential developments include villas, villaments, penthouses, premium residences, luxury apartments, value homes, urban studios, independent living for seniors and mixed-use lifestyle enclaves, plotted developments, and townships. Over the years, the projects have been one-of-a-kind in the sector, for example, Brigade developed Brigade Gateway, Bengaluru's first lifestyle enclave and Brigade Exotica, one of the tallest residential buildings in Bengaluru.

Brigade is among the few developers that also enjoys a reputation of developing Grade A Commercial properties. The license owners of the World Trade Center across South India, the Group's commercial spaces have top international clients operating out of them. Brigade also entered the co-working space with 'BuzzWorks' in March 2019. The commercial segment has seen consistent growth over the last few years with over 5 million sq.ft. of office spaces under development.

Brigade Retail's first venture was the iconic, world-class Orion Mall at Brigade Gateway, subsequently expanding with Orion Avenue and Orion Uptown. Brigade's Hospitality offerings include star hotels, recreational clubs, convention centres, and The Baking Company, a unique patisserie.

Brigade is the founder of The Indian Music Experience (IME) – a monumental and philanthropic initiative that is India's only hi-tech interactive music museum. It was conceived to give back to society and sensitise the present generation to the rich culture of Indian music. The Group contributes in numerous ways towards community development, health, education, and the environment. Through the Brigade Foundation, the brand has successfully opened three schools in its name, offering holistic education; has conducted large-scale tree plantation drives; spruced up parts of the city; revived public recreational spots like lakes and parks, to name a few.

Brigade Real Estate Accelerator Program (REAP), Asia's first startup accelerator program, is a prelude to the changing trends in the real estate industry, which is standing on the cusp of disruption. REAP brings along innovators and inventors to use technology as a catalyst for creating sustainable and scalable businesses in the real estate industry. 'Great Place to Work Institute' has rated the Brigade Group as one of India's best companies to work for in the real estate industry. This responsible attitude and innovative mindset combined with the uncompromising quality of the projects over the years has created a brand of outstanding repute.

For more information, please visit **www.brigadegroup.com**

BRIGADE

Building Positive Experiences

Our core values

BRIGADE

QC-FIRST

QUALITY & CUSTOMER CENTRICITY

FAIRNESS

INNOVATION

RESPONSIBLE

SOCIALLY

TRUST

CORE VALUES

Founders

indian music EXPERIENCE MUSEUM

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