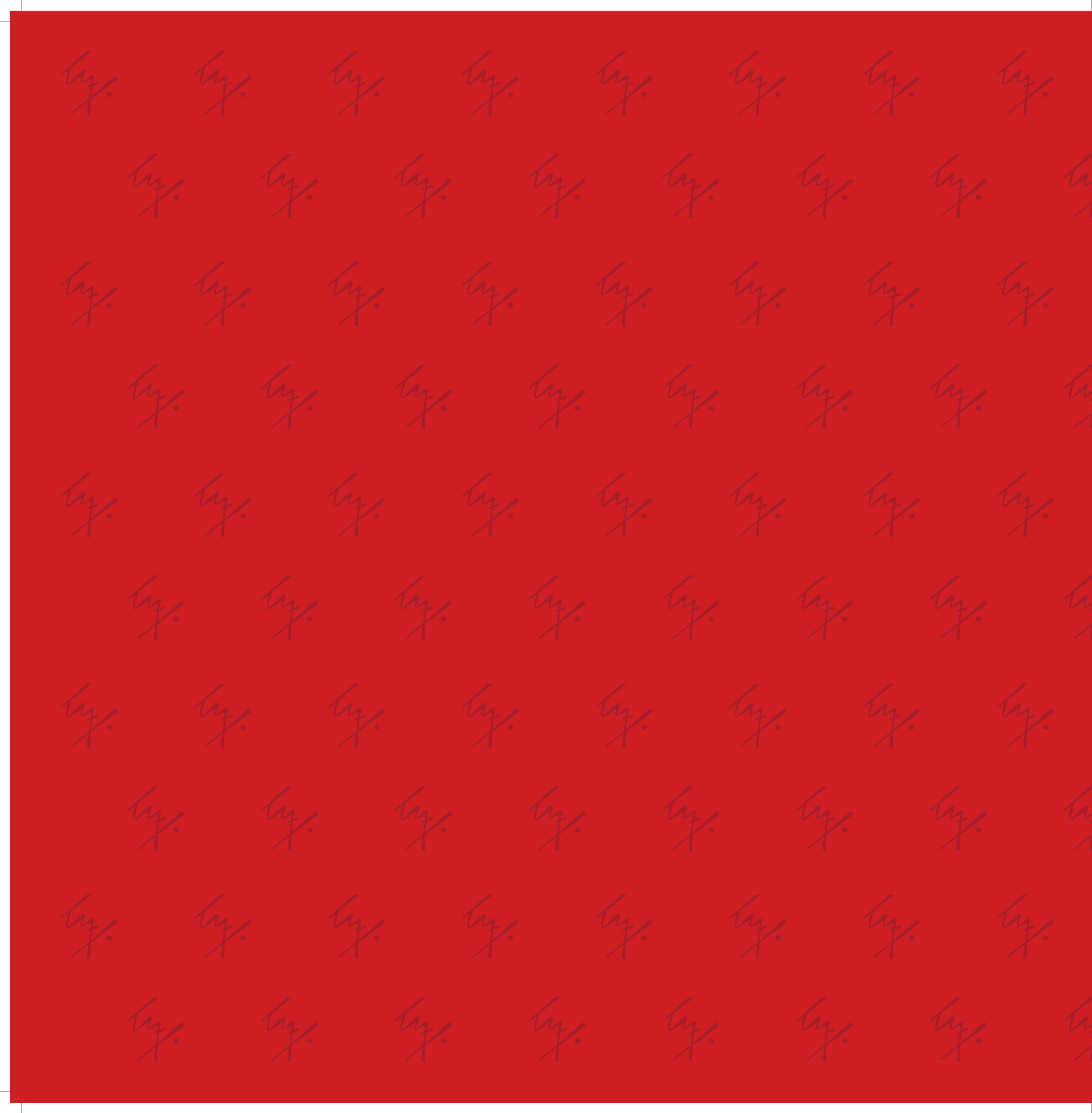
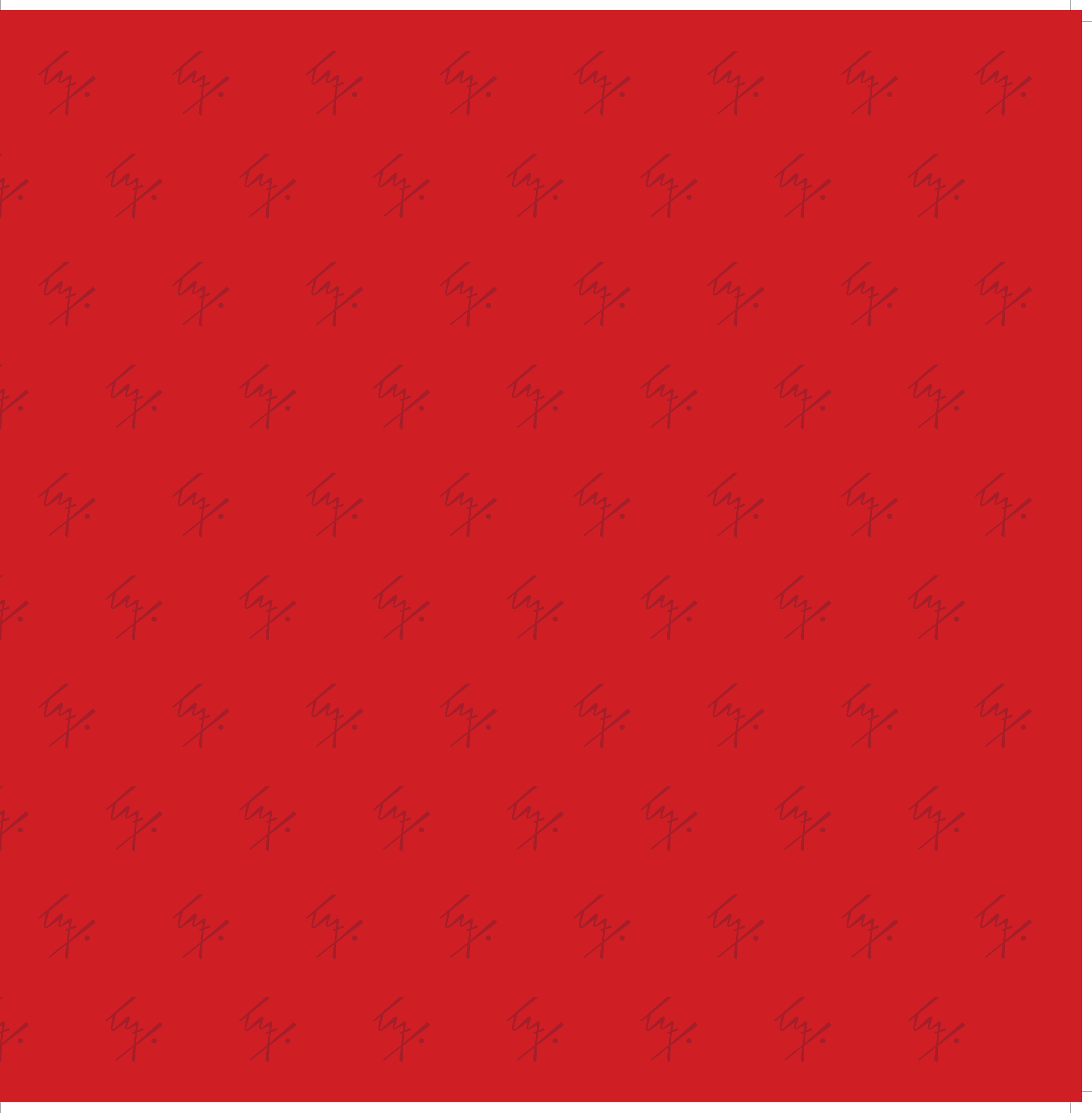
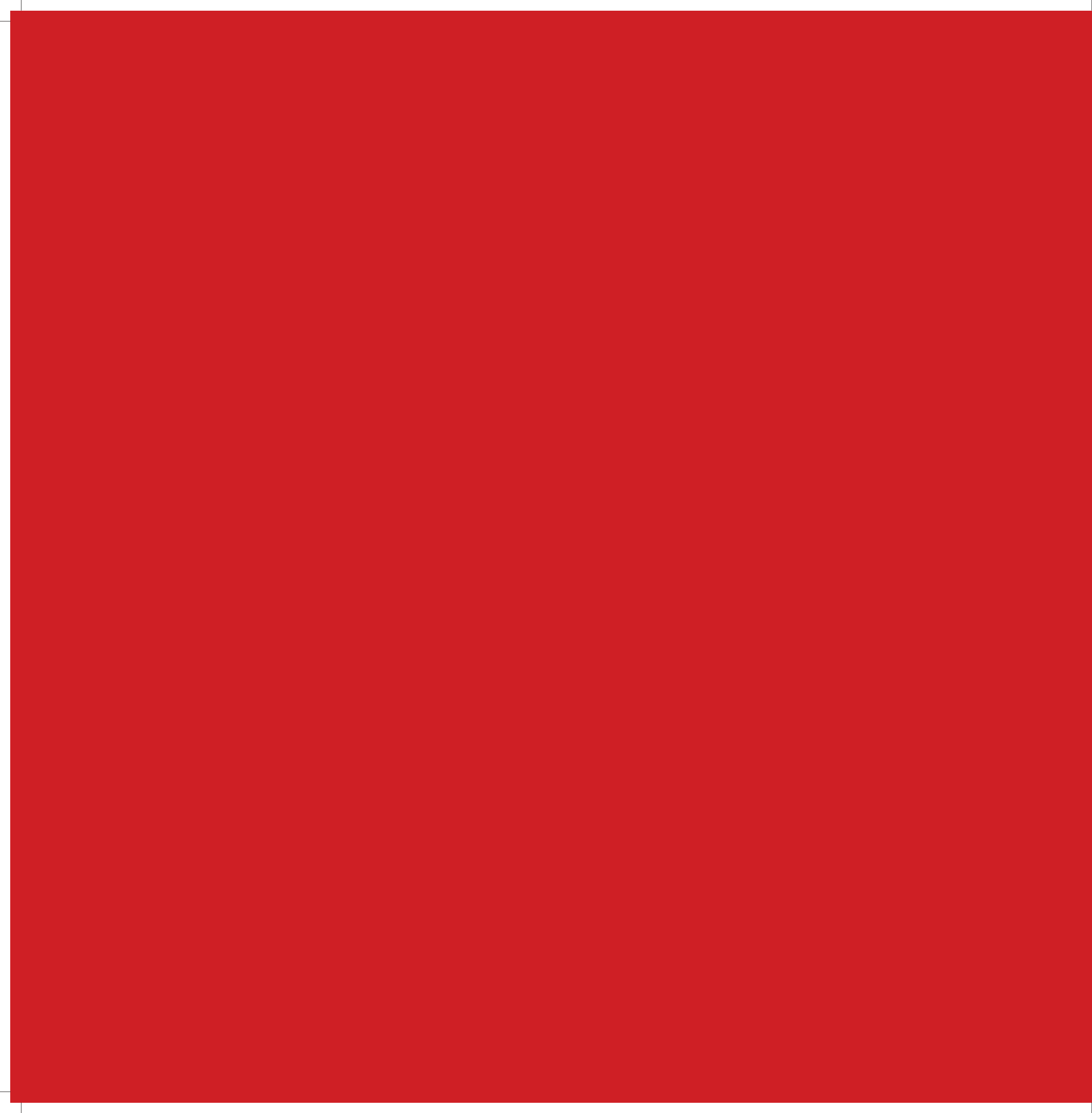


mantri
CENTRIUM

UBER LUXURY HOMES
IN THE HEART OF THE CITY, MALLESHWARAM.







Step into the spotlight.

Move into one of the most premium locations in Bengaluru.

A location that's not simply in the heart of the city; it's the life of it.

It's the centre of attention; with a landmark at every corner.

From business to leisure, it's all happening here.

From establishments with legacies, to the ones trying to create history,
everyone wants a piece of this cake.

It's where the old meets the new.

And is home to the who's who.

It's an address you don't merely own, but flaunt.

Why, MG Road is but a stone's throw away.

Predisposition for the exclusive, you say?

You'll find the golf course and race course in close proximity.

For an old part of Bangalore, it's what the young would call 'in'.

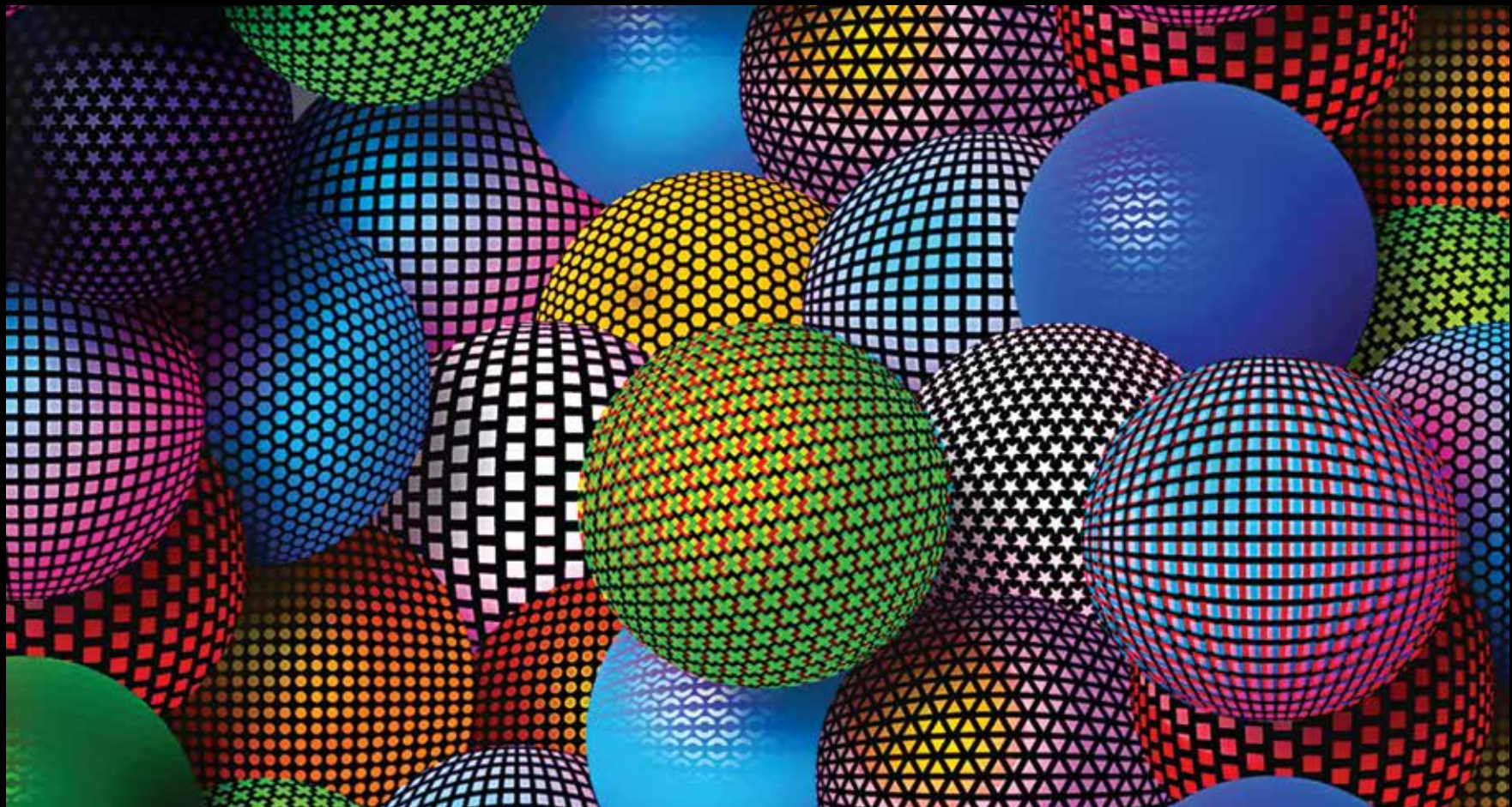
Pity not everyone can move in.

Move into Malleshwaram.

Move into a home that's in the centre of it all.

Take centre stage.

A NEW DIMENSION TO LUXURY LIVING.



We've generated 3D images, in this brochure, so that you can enjoy a 3D perspective of Mantri Centrium. Wear the 3D glasses enclosed within. With the glasses on, focus on the attached image for a few seconds and enjoy your journey into the heart of Mantri Centrium.

LOCATION, LOCATION, LUXURY.

In real estate, it is often said that, real luxury is location.
And if you're looking to own a luxury home, what better
location than this?

CENTRIUM



ISKCON TEMPLE
4.7KM



C.T.R.
1.0KM



METRO STATION
0KM



MANTRI SQUARE





VIDHANA SOUDHA
4.7KM

GOLF COURSE
2KM

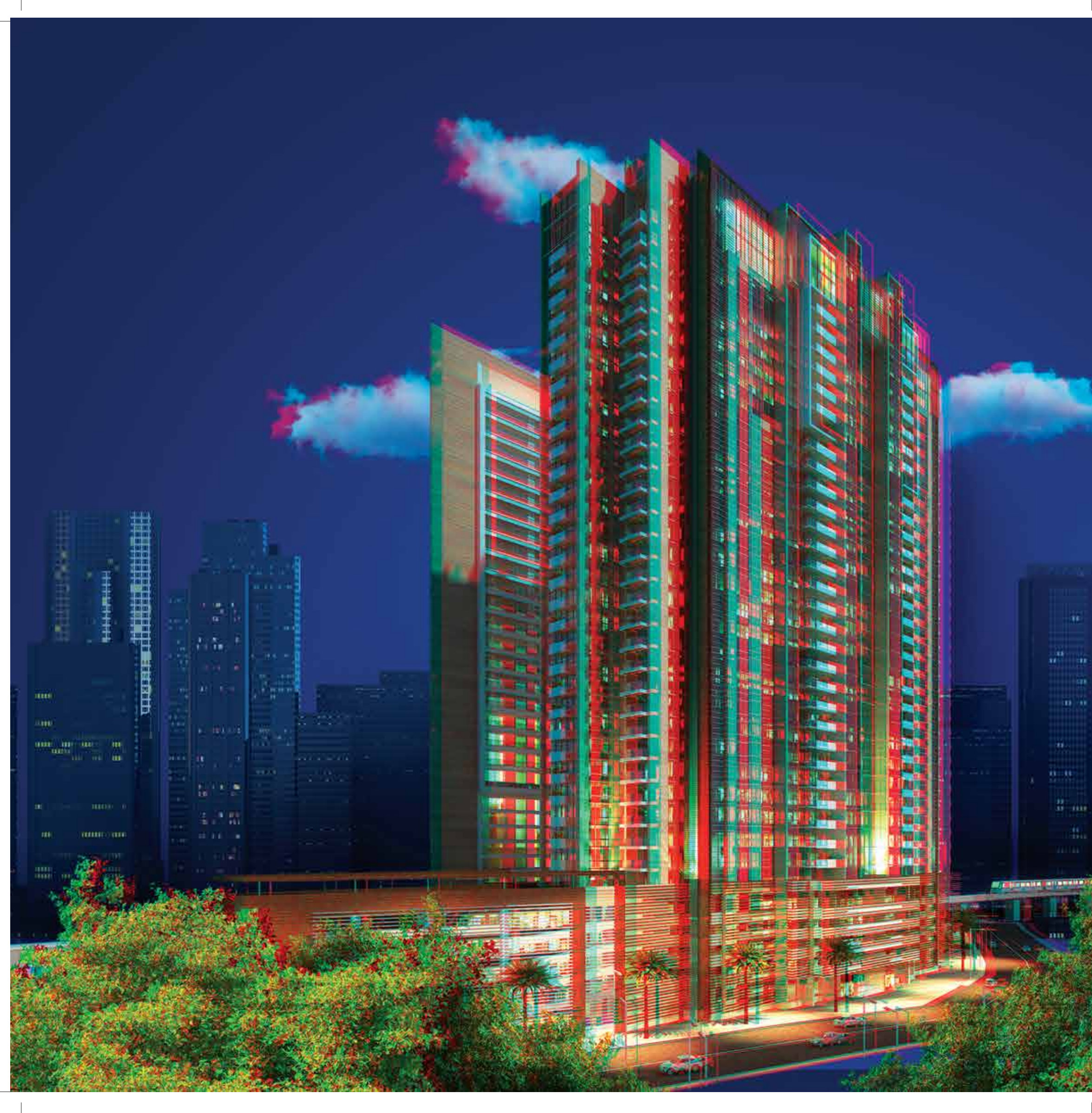
UB CITY
4.9KM

MG Road
6.3KM

CHINNASWAMY
STADIUM 4.3KM

CUBBON PARK
4.6KM

KEMPEGOWDA BUS &
RAILWAY STATION 2.8KM

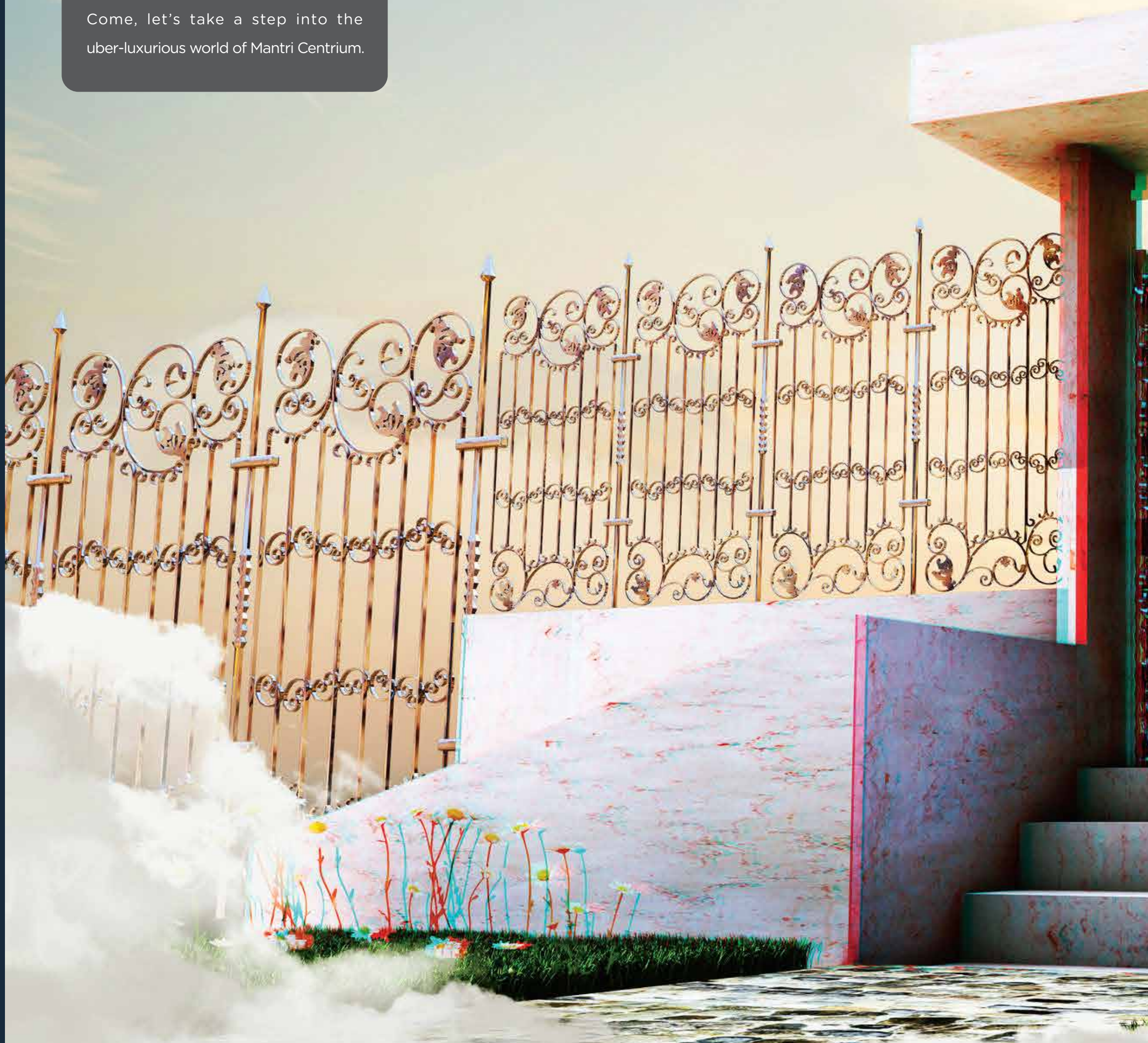


A BEACON OF LUXURY IN THE HEART OF THE CITY.



Welcome to your new home.

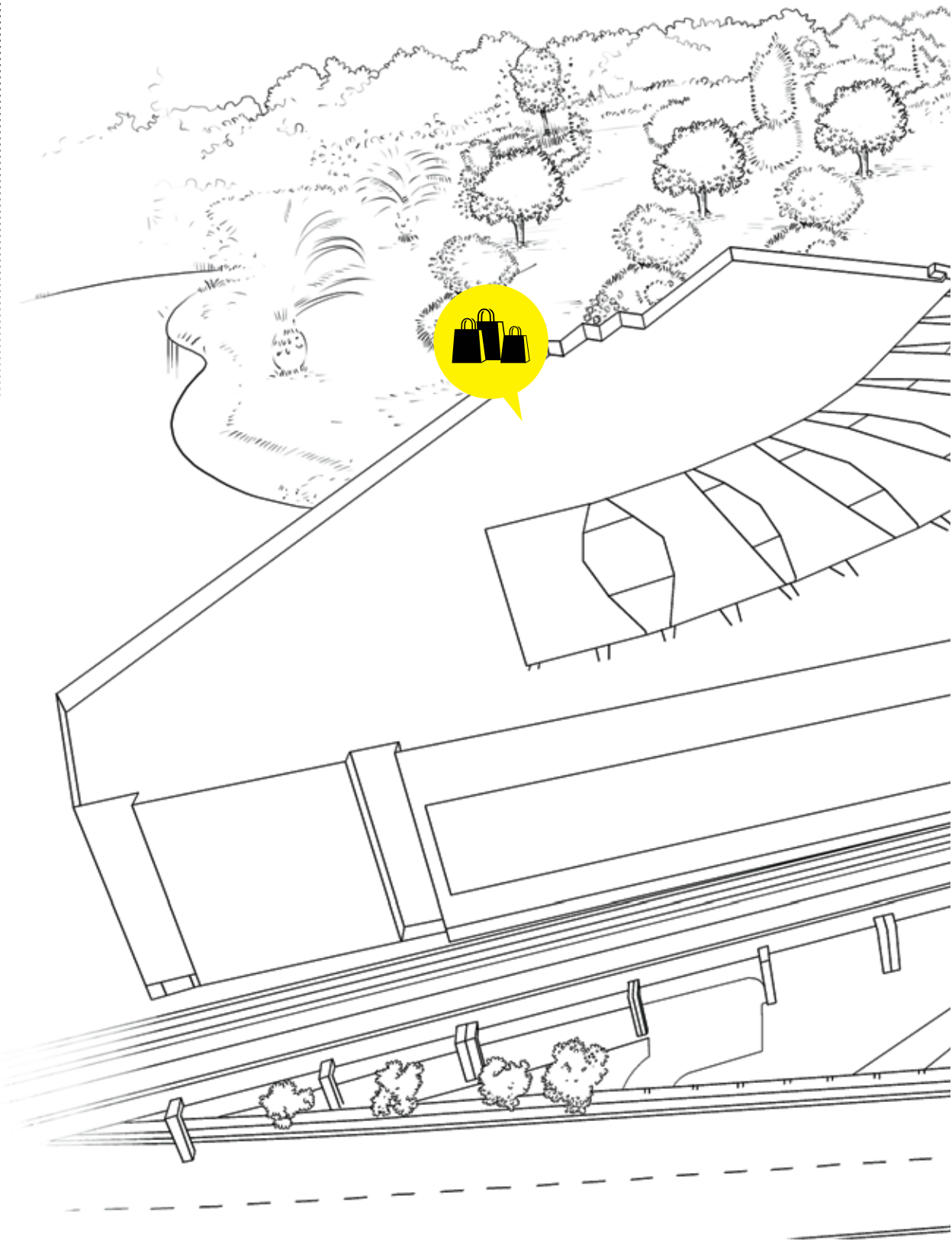
Come, let's take a step into the
uber-luxurious world of Mantri Centrium.

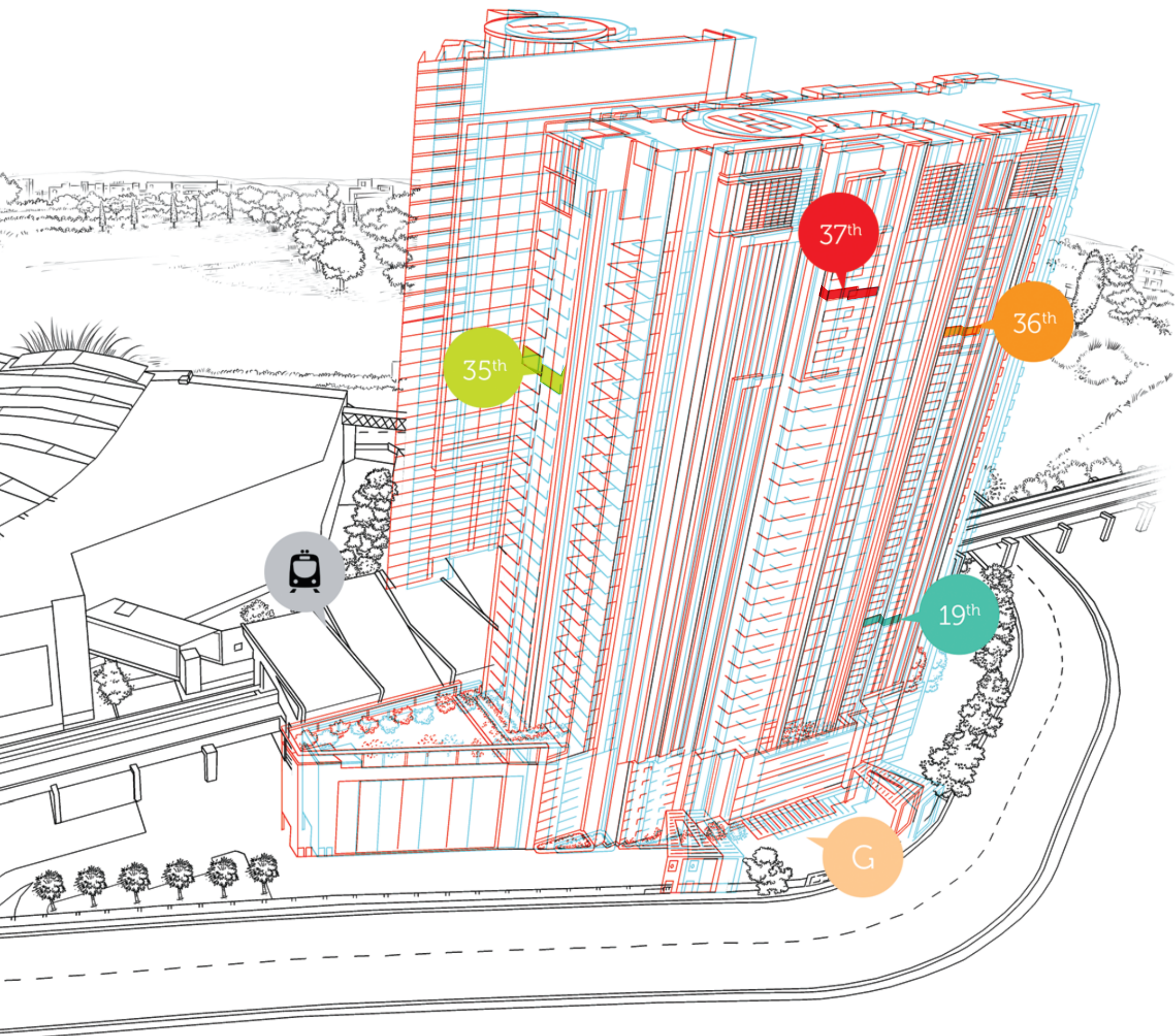




THERE'S LUXURY. AND THEN THERE'S MANTRI CENTRIUM.

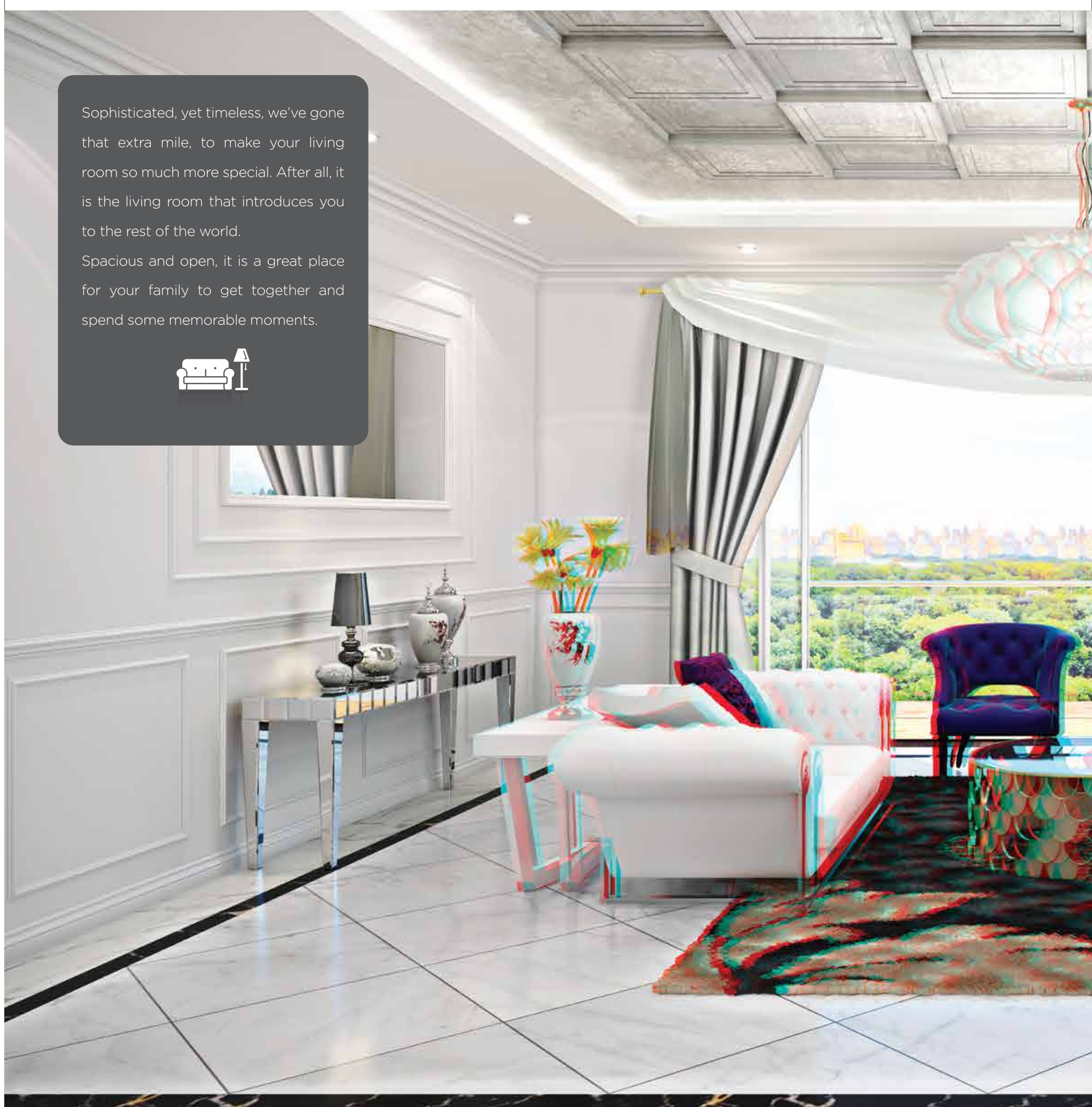
GROUND FLOOR Entrance plaza Pick up - drop off point	36th FLOOR Squash Court Table Tennis Billiards TV room/ Mini Theatre (with surround sound system) Board Games Chess, Carrom, Cards Swimming Pool Jacuzzi Aqua Gym
19th FLOOR Mart Pets spa Laundromat Tele Medicine + Pharmacy Business Centre Facilities Management	37th FLOOR Indoor Restaurant with open Party Area Landscaped Gardens and water features
35th FLOOR Multi - Gymnasium Steam Room (Separate for Ladies and Gents) Sauna Room (Separate for Ladies and Gents) Massage Room (Separate for Ladies and Gents) Yoga Beauty Parlour & Hair Salon (Unisex) Multipurpose Hall with Dining Space Library	Mantri Square Metro

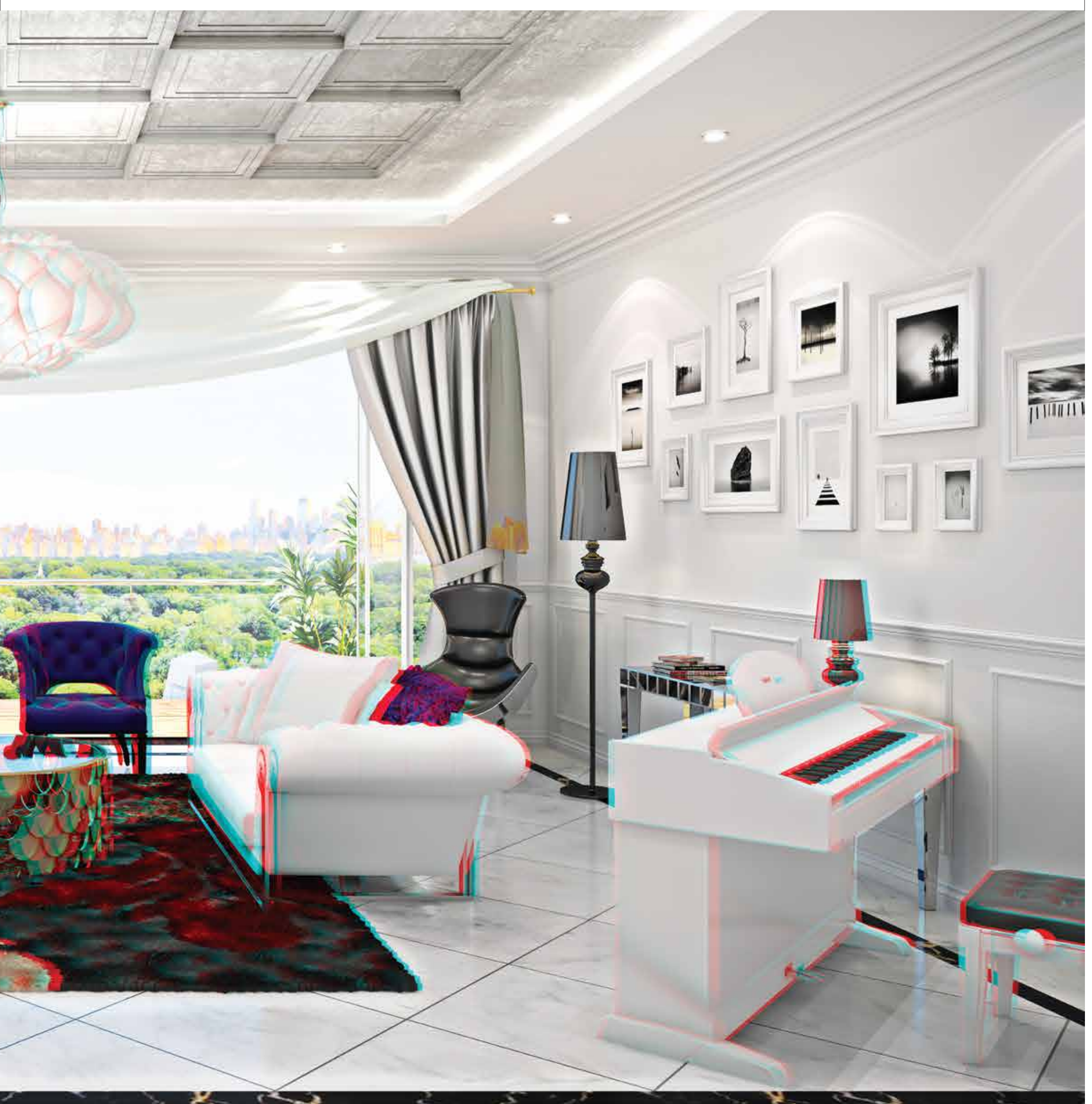




Sophisticated, yet timeless, we've gone that extra mile, to make your living room so much more special. After all, it is the living room that introduces you to the rest of the world.

Spacious and open, it is a great place for your family to get together and spend some memorable moments.







Living Room



Step into the bedroom and you'll notice the little touches of opulence and finesse, that make your house a home. Your master bedroom radiates luxury and is designed to appease royalty. Also, the room has been designed so that you have more natural light for most part of the day.





Feel free to step into the balcony and
enjoy the cool Bangalore air...and the
view of course. It may just remind you
how far up the ladder you've climbed.





If you've heard tales of powerful gods, living opulent lives high in the clouds, then

THE CLOUD

at Mantri Centrium may seem a tad familiar.

Spread over 3 floors, this community living centre boasts of a lavish spread of premium facilities and services.

With world-class amenities par excellence at your very doorstep, The Cloud is your doorway to a life of indulgence.





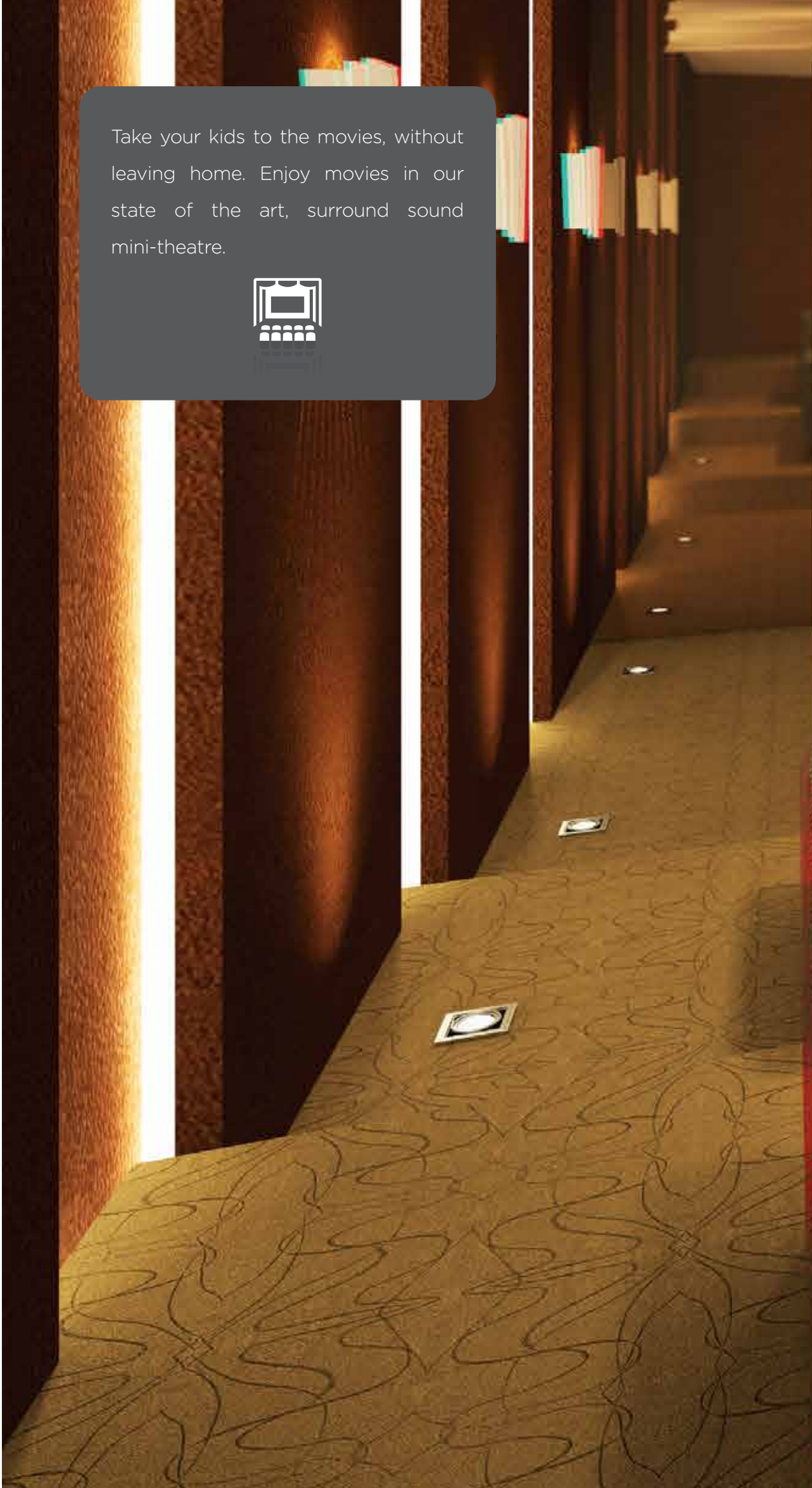
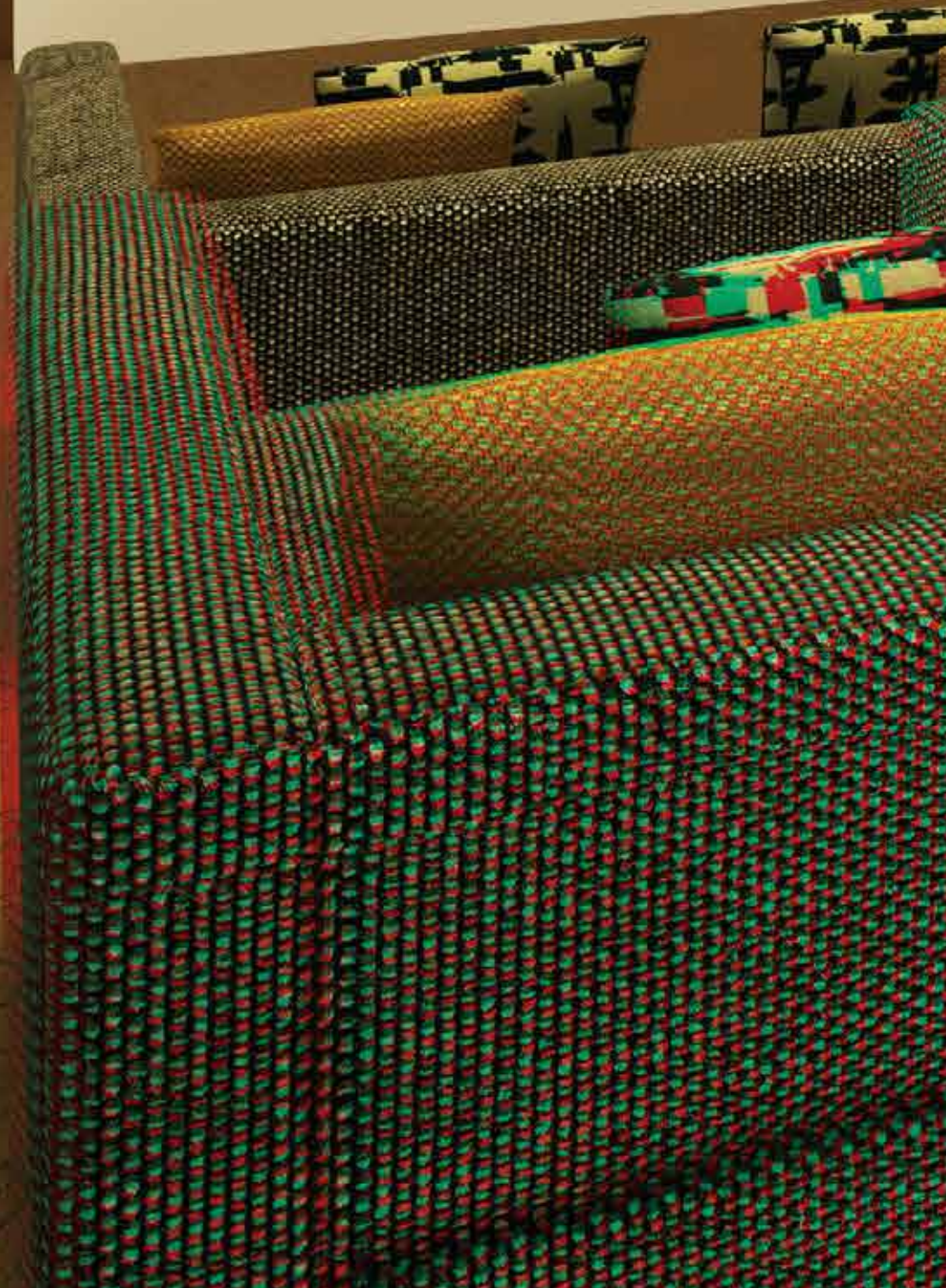
Why conduct business elsewhere,
when you can do it at home?

Take the elevator to the 19th floor and
you'll find that you can host all your
business conferences at our top notch
business centre – The Boardroom.



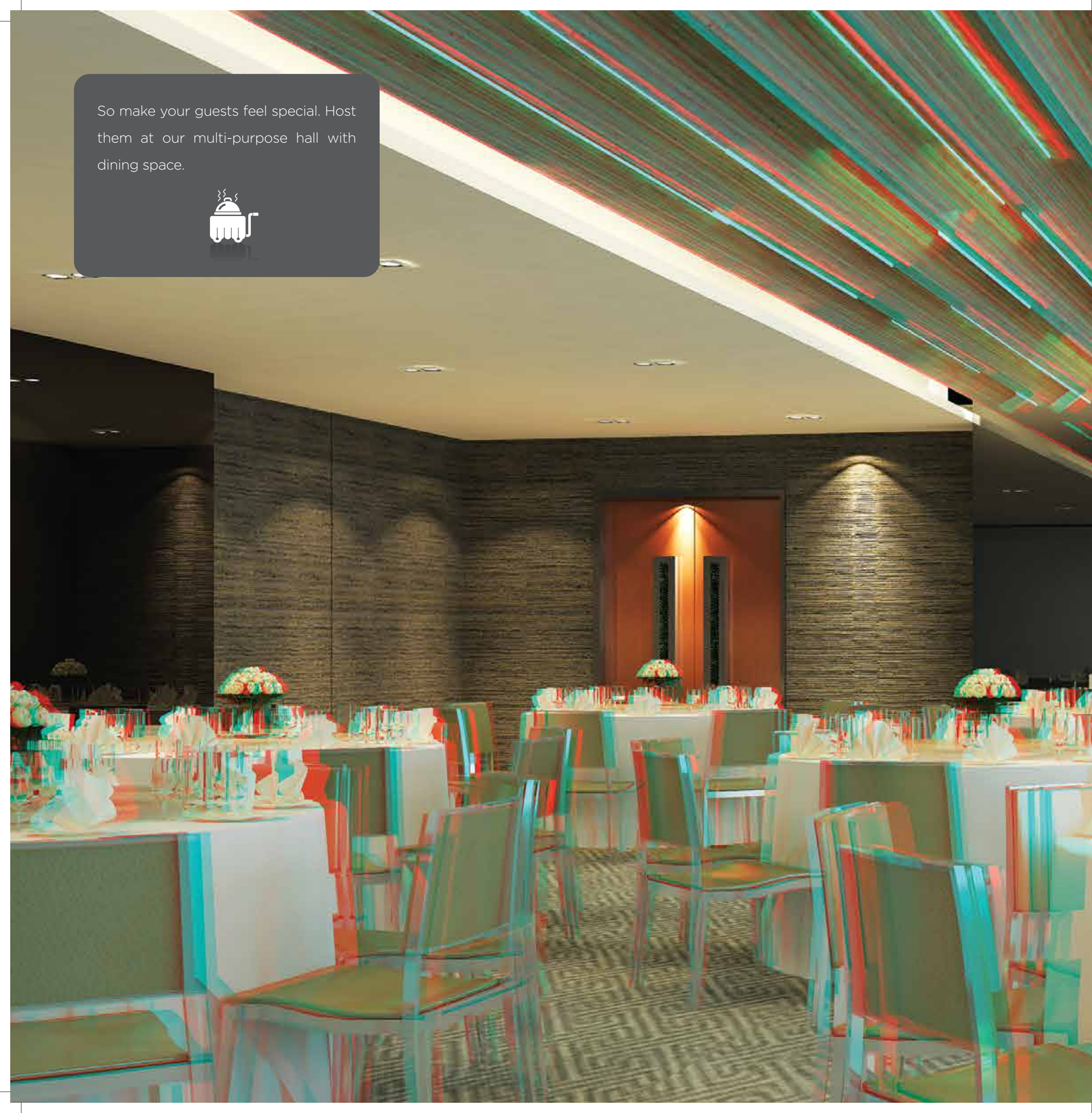


Take your kids to the movies, without leaving home. Enjoy movies in our state of the art, surround sound mini-theatre.



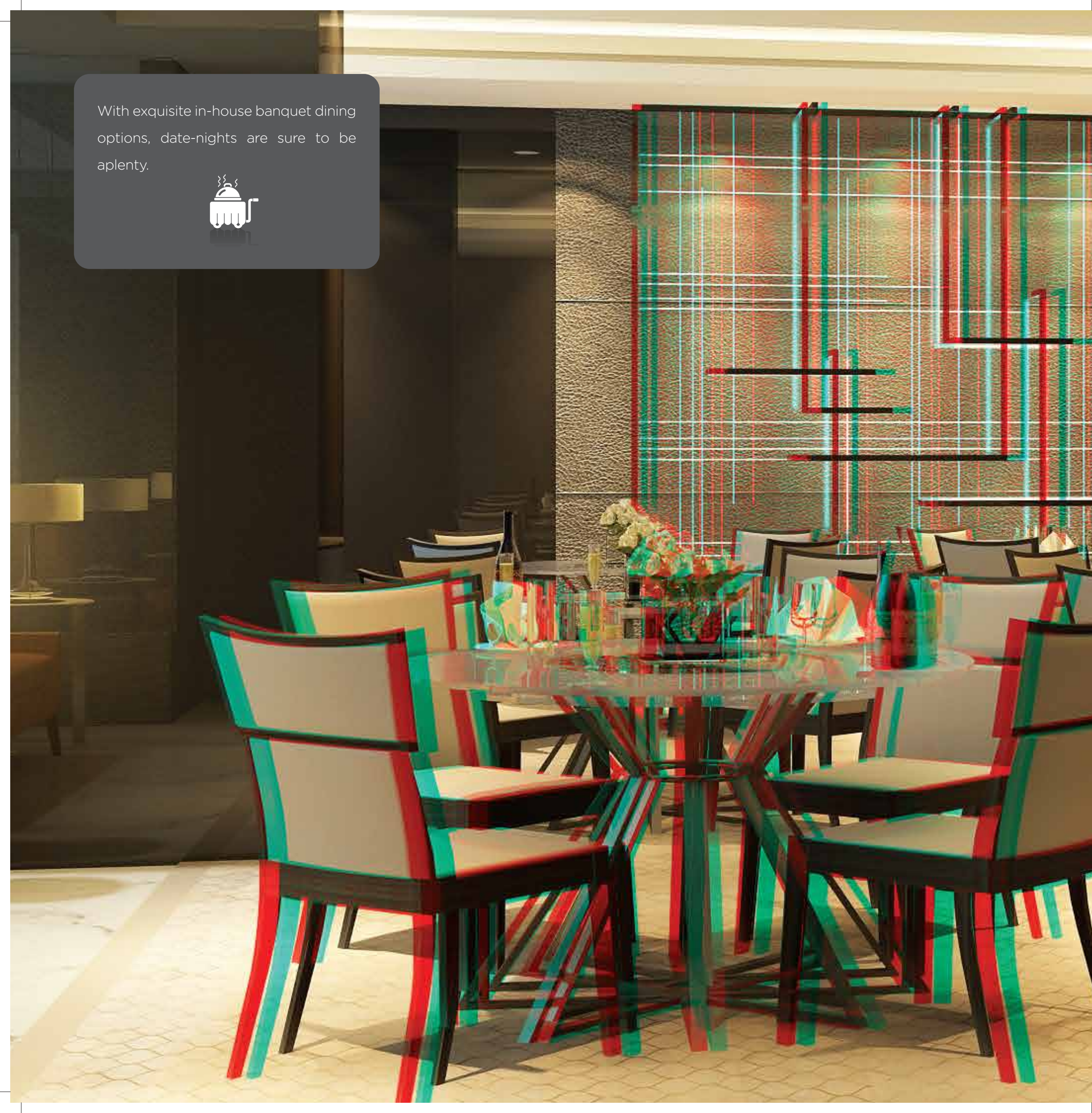


So make your guests feel special. Host them at our multi-purpose hall with dining space.



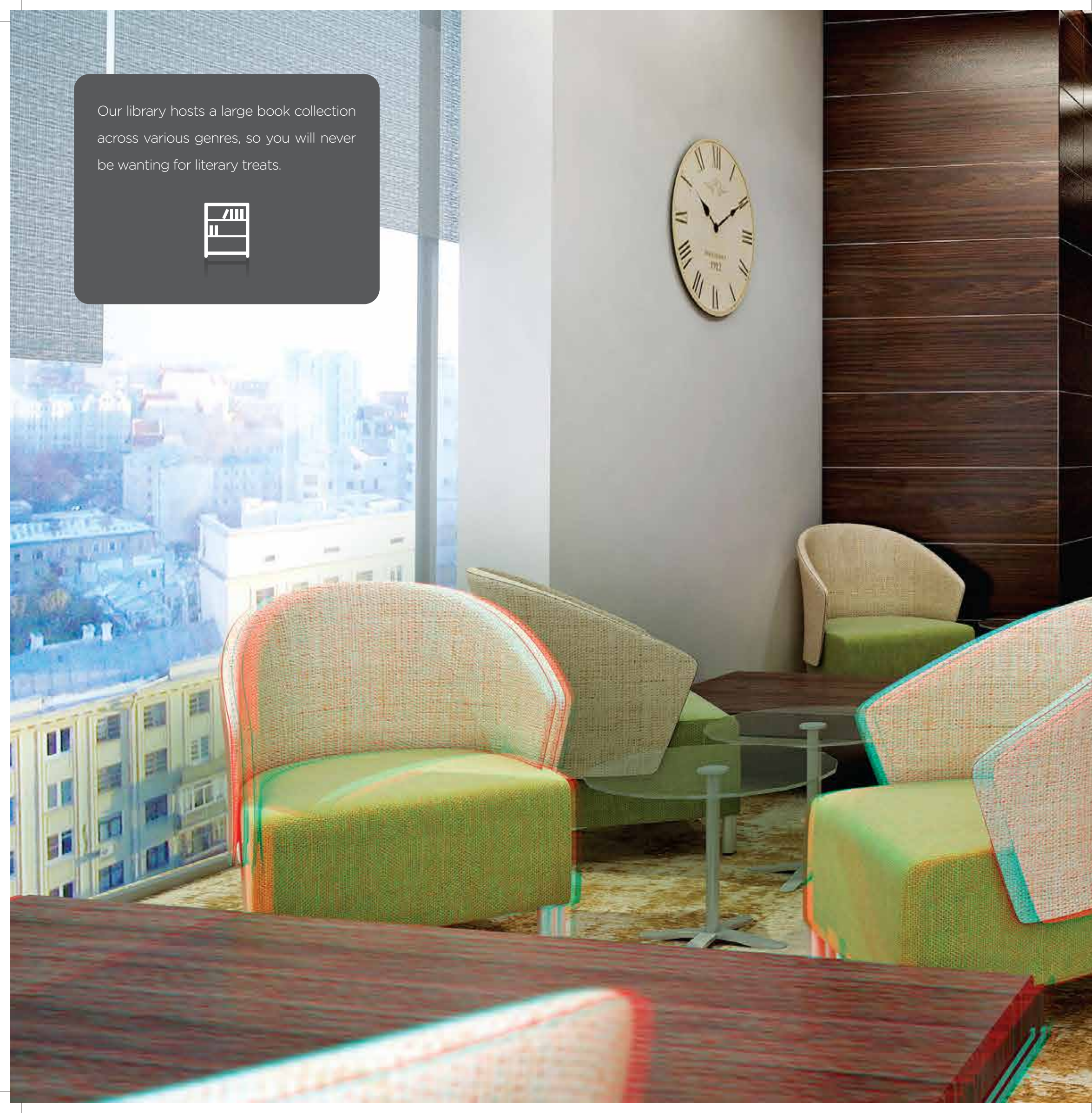


With exquisite in-house banquet dining options, date-nights are sure to be aplenty.





Our library hosts a large book collection across various genres, so you will never be wanting for literary treats.





Stepping out for a meeting or a party?
Make a quick visit to the 35th floor and
make full use of the salon.



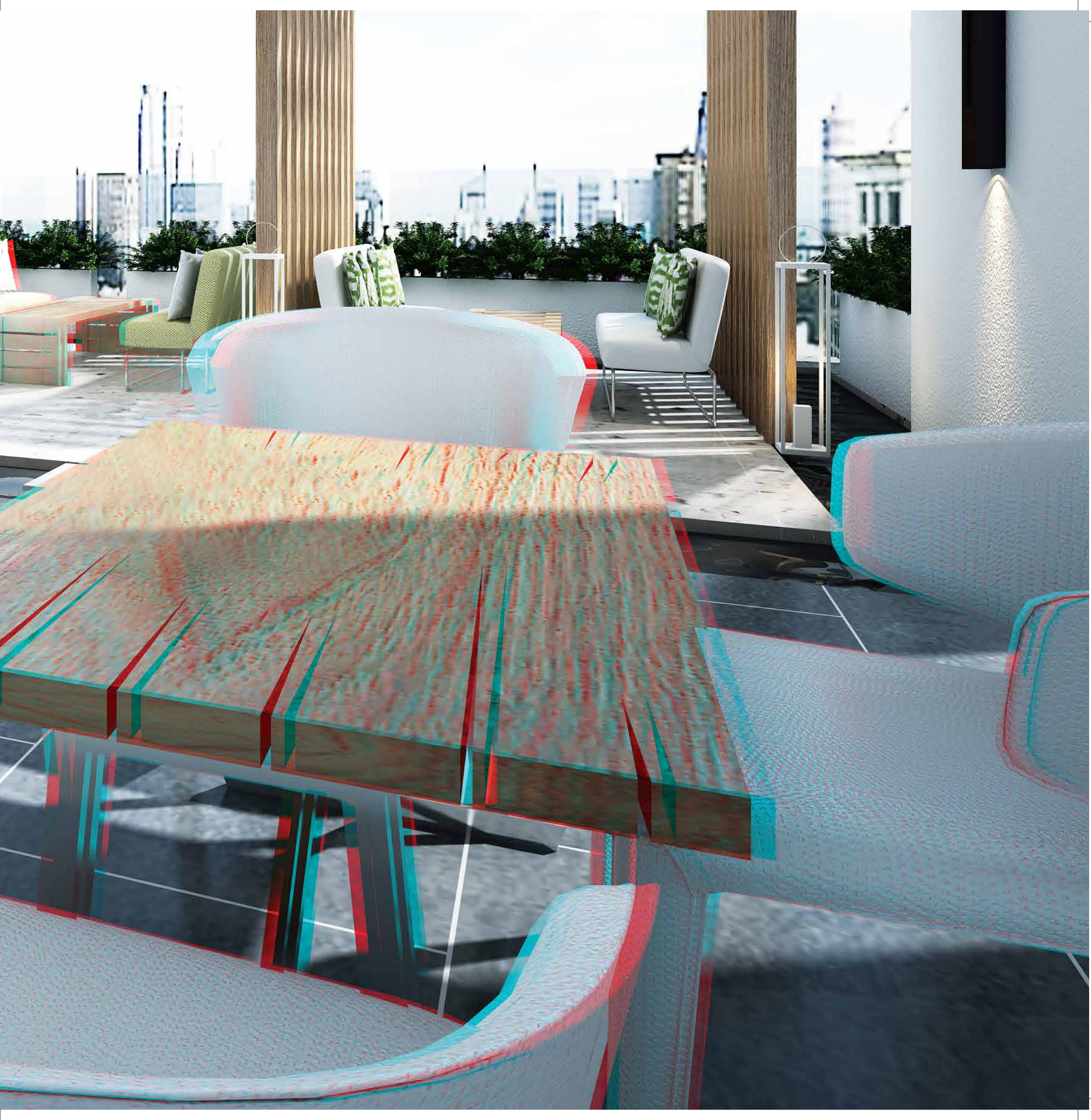
HairGraphics

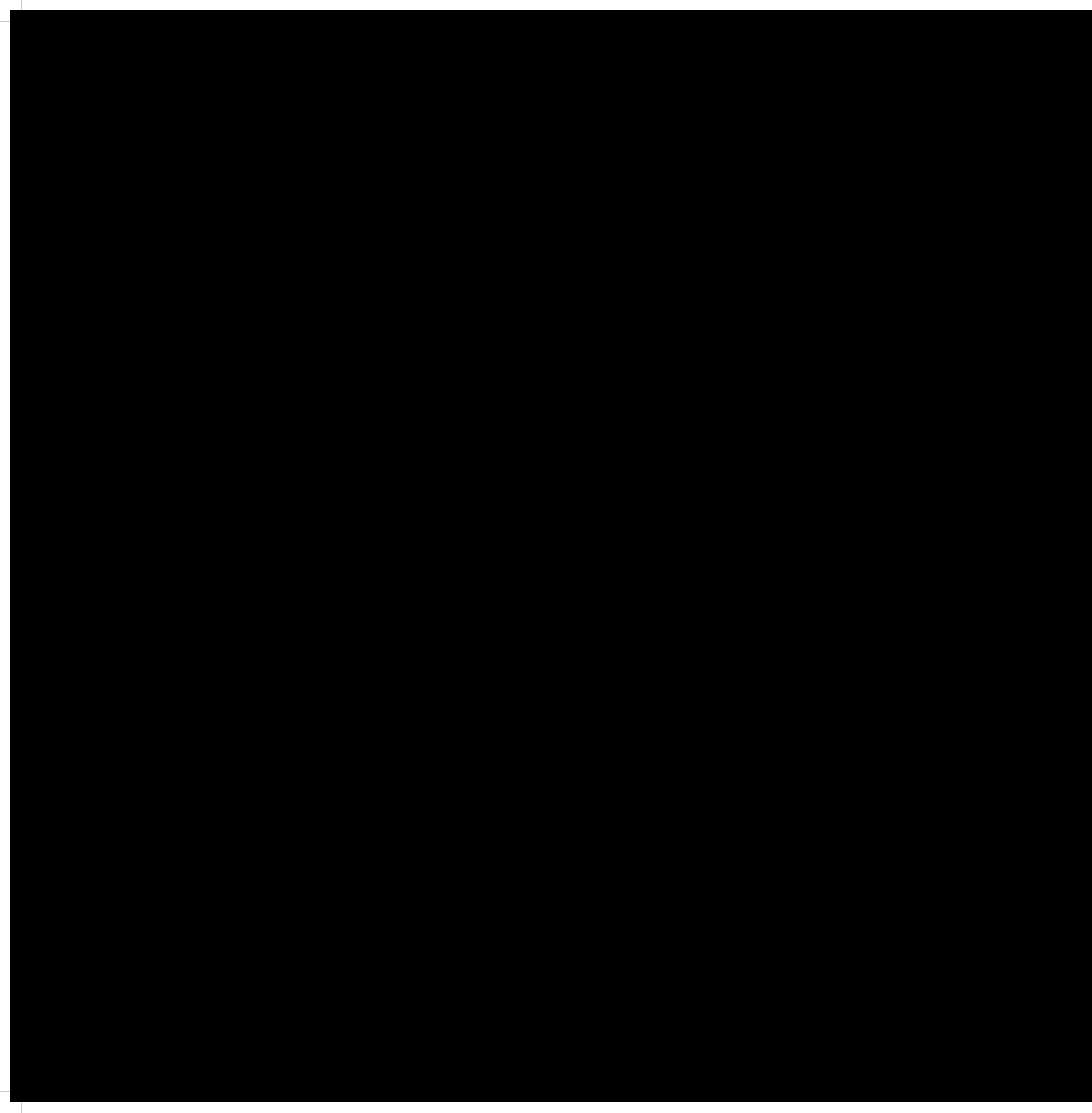
UNISEX HAIR SALON



Top off a great day with a visit to our
open-air, rooftop restaurant.







We hope you enjoyed your 3D journey through Mantri Centrium.
You may view the remaining pages without your 3D glasses.



LUXURY AT
EVERY TURN.







SPECIFICATIONS

Outdoor Amenities

- Large swimming pool with a separate toddler’s pool.
- Jacuzzi.
- Thematic landscape garden and water features.
- Entrance plaza.
- Pick-up & drop point.

Indoor Amenities

- Multifunctional gymnasium.
- Separate steam, sauna and massage room for men and women.
- Squash court.
- Table tennis.
- Billiards.
- Mini-theatre with surround sound system.
- Yoga.
- Unisex beauty parlour and hair salon.
- Indoor restaurant with open party area.
- Laundromat.
- Telepharmacy.
- Business centre.
- Multipurpose hall with dining space.
- **Board games** - chess, carrom, cards.
- Library.
- Propcare.

Structure

- **Earthquake resistance** - Seismic zone complaint RCC framed structure.
- **Block masonry** - Solid concrete walls and block masonry.
- **Floor to floor height** - 10’ 8”

Plastering

- **Internal walls** - Smoothly plastered with gypsum.

Ceiling cornices

- Features in all rooms, to conceal fire sprinklers.

Painting

- **Interiors** - Acrylic emulsion paint with Roller finish.
- **Exteriors** - Maintenance- free texture paint.

Flooring

- Living, dining/family room, master bedroom, secondary bedrooms and kitchen Natural engineered Italian marble flooring.
- **Utility & private terrace** - Anti-skid vitrified tile flooring.
- **Balcony** - Anti-skid vitrified tile flooring.
- **Ground floor lift lobby and other floor lift lobbies** - Natural engineered Italian marble flooring and cladding.

Toilet

- **Master bedroom and other bedroom toilets** - Natural engineered Italian marble flooring and cladding up to 15 mm above false ceiling.

- **European Water Closet** - Kohler or equivalent make.
 - **Wash basin with counter top** - Natural engineered Italian marble counter top with imported Kohler or equivalent make wash-basin. Mirrors in all bathrooms.
 - **Shower cubicle** - In all bathrooms.
 - **Hot and cold water mixer** - Concealed hot and cold water mixer shower of Grohe or equivalent make, in all bathrooms.
 - **Health Faucet** - In all bathrooms of Grohe or equivalent make.
 - **Master control valve** - Provided in all toilets of Grohe Bau Curve series or equivalent make.
 - **Geyser** - Provision in all bathrooms.
-

Doors and Windows

- **Frame** - 8' high engineered wood doorframe equivalent to wall thickness.
 - **Shutter** - 35mm thick veneered designer door shutter.
 - **Main door** - PU Polish on both sides.
 - **Hardware** - Premium quality German or imported chrome finished.
-

Other Doors and Windows

- **Frame** - 8' high engineered wood doorframe equivalent to wall thickness.
 - **Shutter** - 32mm thick veneered designer door shutter.
 - **Toilet door** - 30mm thick designer door shutter with veneer on bedroom side and laminate on the other.
 - **Hardware** - High quality German/imported chrome finish.
 - **Balcony door** - Living room and bedrooms features UPVC/aluminium sliding balcony doors with mosquito mesh sliding balcony doors.
 - **Windows** - UPVC or Powder coated aluminum sliding windows with tinted glass and mosquito mesh.
-

Kitchen

- **Electrical and plumbing points** - Provision for electrical & plumbing points for both modular or island kitchen (granite platform with sink and drain board will be provided at an extra cost).
 - **Water Purifier** - Provision in the kitchen.
 - **Washing machine and ironing** - Provision in the kitchen.
-

Electrical

- **TV points** - One TV point in the living room and each bedroom.
 - **Electrical wires** - Fire resistant electrical wires of Finolex/Anchor make or equivalent make.
 - **Switches** - Schneider or equivalent make.
 - **MCB** - One miniature circuit Breaker (MCB) for each room provided at the main distribution box in each apartment.
 - **ELCB** - For safety, one Earth Leakage circuit Breaker (ELCB) features in each apartment.
 - **Telephone points** - Provisions for installing mini EPABX in the living room, family room, kitchen and all bedrooms.
 - **AC point** - VRV A/C units will be provided.
 - **Power** - 100% DG power back up for the apartment.
-

Lifts and Entrance Lobby

- **Multiple passenger elevators** - Three automatic OTIS (or equivalent make) elevators in each block
The penthouse features a private elevator.
 - **Biometric security system** - All passenger elevators will be equipped with biometric systems.
 - **Service lift** - One large OTIS (or equivalent make) service elevator will be provided in each block.
-

Other Amenities

- **Home Automation** - Full fledged home automation system integrating all entertainment, media and switches in the house, including security and burglar alarm system.
- **EPABX Centrex System** - Features a group Centrex facility, with cabling for each flat, operated by a Telecom Service Provider.

Users to pay a one-time charge and monthly rentals.

- **Intercom facility (within Centrex)** - Features intercom facility (within Centrex) from each apartment to security room, club house and other apartments.
 - **Cellular Boosters** - All towers and elevators feature cellular phone boosters, for better mobile phone connectivity.
 - **Backup generator** - 100% DG power backup for each apartment with automatic changeover switches.
 - Power backup for lighting in common areas, elevators and pumps will be provided through DG sets.
 - **Toilet for servants/drivers** - Common toilets for maids/chauffeurs will be provided in the basement.
-

Security Systems

- **Security personnel** - Trained security personnel on patrol, round the clock.
 - **Video phones** - Video phones in every apartment to screen visitors from the ground floor lobby/entrance gate.
 - **CCTV camera** - Complete coverage by CCTV cameras at the basement, security gate, and common areas.
 - **Access Control Doors** - Entry to the building will be restricted through Access Control Doors at the ground floor lobby and basement lobbies.
 - **Vehicle entry and exit** - Entry of vehicles will be controlled with boom barriers and security screening for visitors.
-

Green Building Amenities

- **Water treatment/softening plant** - Fully treated water through an exclusive water purification/softening plant within the project.
 - **Rainwater harvesting** - Features a rainwater harvesting system for reuse of water.
 - **Sewage treatment plant** - Sewage effluent will be treated, and then used for flushing and landscaping.
 - **Organic Waste Treatment** - Features an organic waste treatment plant.
 - **Solar lighting** - A portion of the common lights will be powered by solar energy.
 - **Green Rating** - Platinum or gold rated.
-

Other Unique Amenities

- **Helipad** - Features a helipad, for private and safety purposes.
- **Private pool** - Pent House features luxury private pool.
- **VRV air-conditioning** - Will be provided.
- **Landscaped terrace** - Provision for landscaping, at every apartment terrace.



EDUCATION



OFFICE



RESIDENTIAL



RETAIL



HOSPITALITY



TOWNSHIP



THE MANTRI LEGACY

Over the last sixteen years, Mantri Developers has evolved into one of the most respected real estate brands across South India. Founded in 1999 by Sushil Mantri, the Mantri name is now synonymous with the values it embodies: punctuality, quality, reliability, speed and transparency. Thousands of satisfied homeowners are the testimony to the group's timely delivery of projects, high quality construction and ethical business practices.

Mantri Developers has constantly established industry benchmarks with innovations like maximising carpet area, and introducing the features of home concierge and telemedicine. The group has also made its presence felt in the retail sector with the development of India's largest mall, Mantri Square. Mantri also pioneers the luxury residential category with Altius, awarded the "Best Residential Project in India" by CNBC Crisil.

WORLD CLASS MANAGEMENT SYSTEM

At Mantri Developers, we are committed to providing eco-friendly residential and commercial dwellings in a safe and healthy environment. We abide by our commitment to prevent pollution, meet legal and other requirements, and continually improve the effectiveness of our management systems. We constantly work towards minimizing occupational risks and hazards at our work stations. We respect the principles of social accountability and meet its requirements.





Mantri Developers was honored by CMO Asia with the award for Brand Excellence.



Mantri Developers was adjudged as one of India's Top 10 builders at the "Construction World Architect & Builders awards."



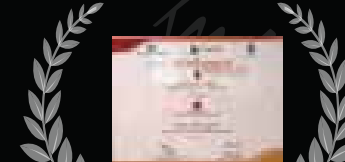
Mantri Developers was awarded the CNBC Awaaz CRISIL Real Estate Award for India's best Residential Building.



Mr. Sushil Mantri was bestowed with the "Young Visionary Award in Real Estate Infrastructure" by CSI.



Mr.Sushil Mantri was awarded 'Entrepreneur of the Year' by Big Brands Research.



Mantri Developers was conferred with the prestigious CII Sustainability award for "STRONG COMMITMENT TO EXCEL" on the journey towards sustainable development.

MANTRI ADVANTAGES

MANTRI PROMISES

Punctuality, Quality, Reliability, Speed, Transparency

insignia

An exclusive loyalty program

Points on every successful referral or repeat purchase

Redemption of points from a wide range of luxury offers and brands

Exclusive programme & activities for all age groups

PROPCARE

Project maintenance

Rentals & resales

SPACETHETICS

adding elan to your space

One-stop shop for home interiors

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USA Office:
Mantri Developers
Representative, Inc.
4655 Old Ironsides Drive Suite
215 Santa Clara, CA 95054



"MANTRI
CORP APP"



Google play



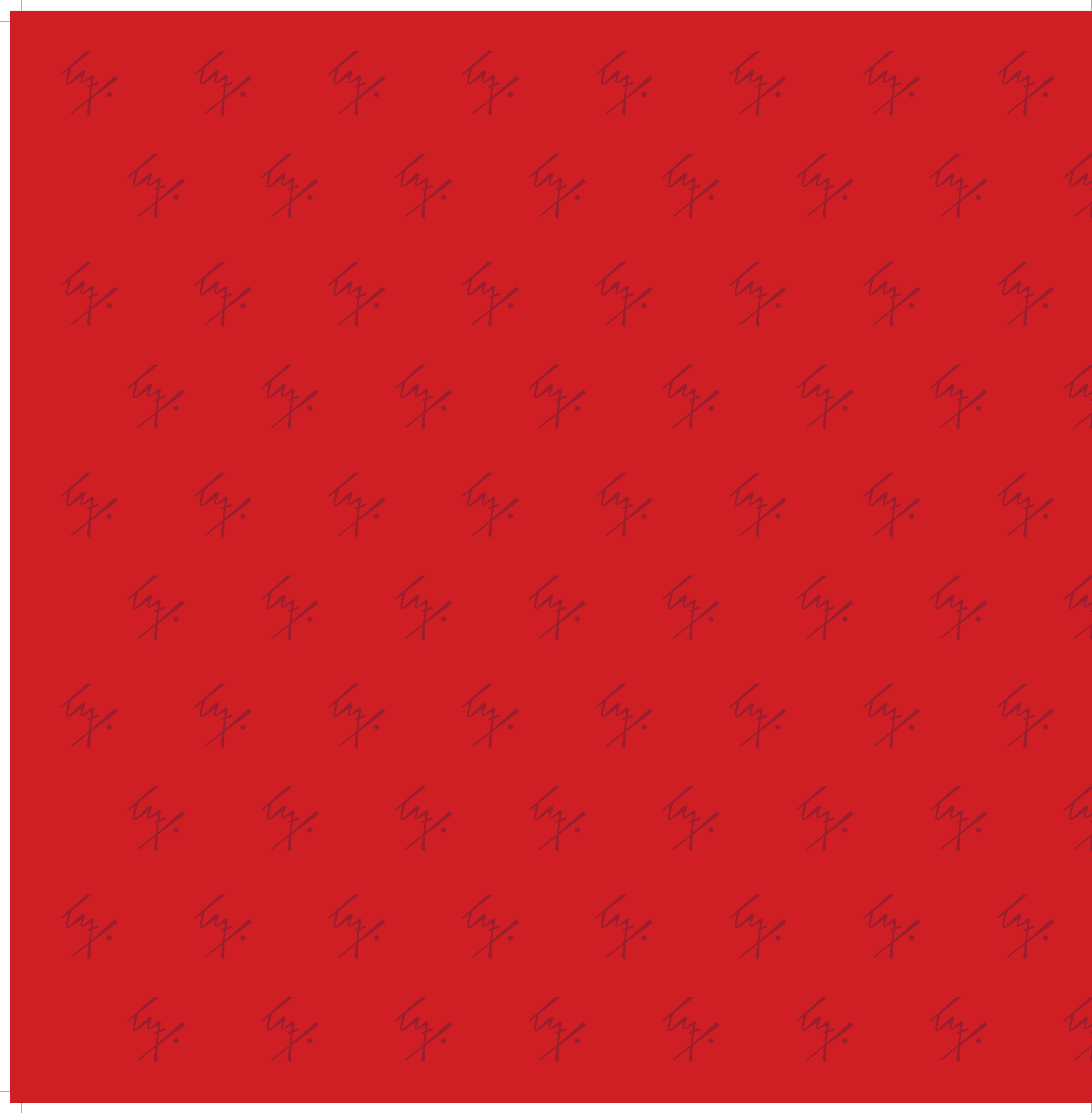
App Store

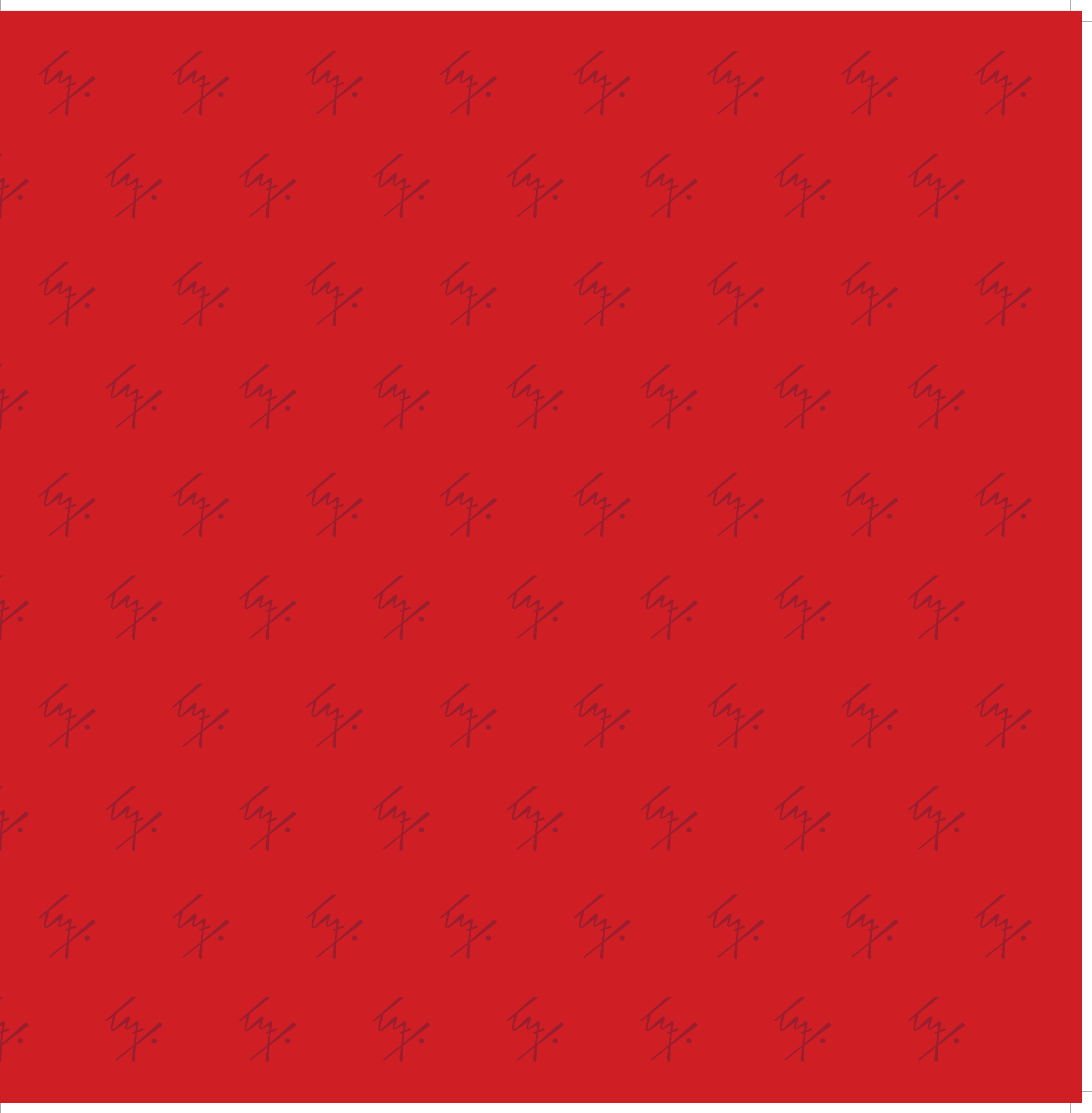


1800-121-0000

CREDAI
BENGALURU

First developer in India to be certified on 'World Class Management Systems'
ISO 9001:2008, ISO 14001:2004, OHSAS 18001:2007 & SA 8000:2008







mantri

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www.mantri.in

Mantri Developers

Bengaluru | Chennai | Hyderabad | Pune