
EVERYDAY IS
BRIGHT AND
BEAUTIFUL
LIFEPODS AT JAKKUR
BREN
Northern Lights
2 BHK APARTMENTS



Bren is not just about creating homes, workspaces and retail spaces.

It is a way of thinking, and creating - always.

Our approach, Brennovation, drives our philosophy of development, as we continually innovate to enhance customer experience and quality standards.

Whether it's architectural design, construction or finding the best properties, at the heart of our approach is the customer, understanding the needs of people and putting them first in whatever we do. In just four years thousands of families have chosen Bren as their new home.

THE BREN WAY



LIFEPODS

MORE THAN A HOME. AN EXPERIENCE FOR LIFE.

Our 2 BHK apartments are designed to give you a space that's complete in every sense. The well-planned area allows you to adapt the space to any lifestyle, whether it's for the family, the parents or the solitary individual. Youthful and contemporary styling allows you to bring to life a home that's warm, convenient and has everything you need.







DESIGN PLAN PLAN DESIGN

Bren Northern Lights is designed to be a community of well-planned apartments on 6+ acres of land nestled in the middle of a verdant space that's beautifully placed - close to Jakkur Lake, yet quickly accessible to the airport, schools, tech-parks, healthcare facilities, banks, and malls.

The project offers holistic living with 2 BHK apartments in 9 towers, each of 9 floors. In total, there are 716 apartments.

designed keeping in mind individuals, families and their needs

LET'S TALK

clean, smart and modern design

ABOUT THE

packed with modern amenities

MANY LITTLE

over 3 acres of beautifully curated outdoors

THINGS

user-friendly design





LIFE BEGINS HERE

NEO Apartment

Compact, practical, yet cleverly designed to make room for all your needs.
The Neo apartment is an efficient 2 BHK of 674 sq ft of super built-up area.



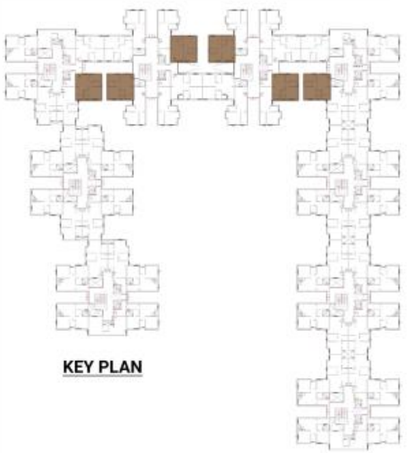
TYPE 2 - 2 BHK

Carpet Area - 430 sq ft
Super Built-up Area - 580 sq ft

STAR
Apartments

Contemporary life requires homes that resonate with modern sensibilities. Star offers 2 BHK apartments measuring 602 sq ft - 690 sq ft super built-up area.





TYPE 3 - 2 BHK

Carpet Area - 455 sq ft
Super Built-up Area - 602 sq ft



TYPE 6 A - 2 BHK

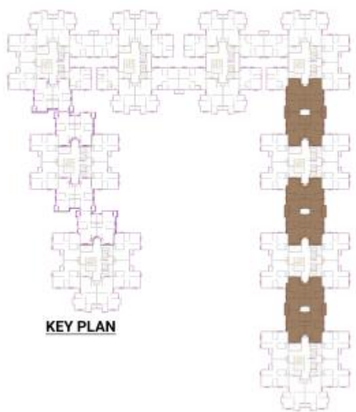
Carpet Area - 469 sq ft
Super Built-up Area - 674 sq ft





TYPE 6 B - 2 BHK

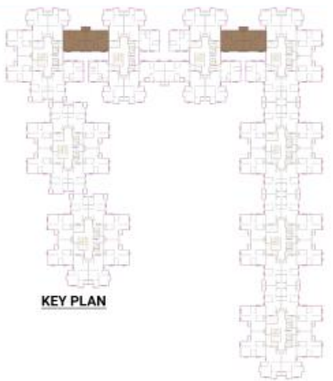
Carpet Area - 496 sq ft
Super Built-up Area - 674 sq ft





TYPE 7

Carpet Area - 513 sq ft
Super Built-up Area - 690 sq ft

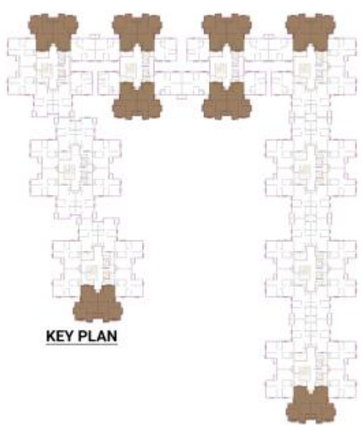


TYPE 11 - 2 BHK

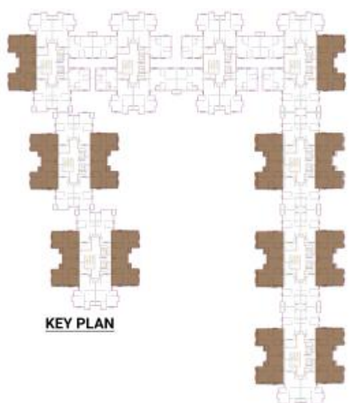
Carpet Area - 563 sq ft

Super Built-up Area - 769 sq ft









TYPE 12 - 2 BHK

Carpet Area - 584 sq ft

Super Built-up Area - 790 sq ft

ALL PLANNED OUT

1. Entry / Exit Plaza
2. Security Room
3. Frisking Center
4. Bus Bay / Pick Up / Drop Area
5. OWC Room / Services With Toilet Facility For Support Staff
6. Visitors Parking
7. Multipurpose Play Court
8. Multipurpose Lawn
9. Gazebo
10. Seating With Pergolas
11. Palm Avenue
12. Cycling Track / Cycle Stand
13. Kids Play Area / Toddlers Play Area
14. Skating Rink
15. Pathway / jogging Track
16. Pets Park
17. Cricket Pitch
18. Outdoor Gym
19. Volleyball Court
20. Reflexology Park
21. Ramp & Steps
22. Walk Way
23. Oat
24. Senior Citizens Gathering Space
25. Swimming Pool Deck
26. Club House
27. Party Lawn
28. DG / Transformer Yard





DO THINGS YOU'VE NEVER DONE BEFORE

Party Hall with a pantry

Gymnasium

Billiards

Badminton Courts

Table Tennis

Meditation Space

Squash Court

GROOVE

IN THE CLUBHOUSE

The Clubhouse is designed for active days, engaging evenings and pleasant nights - bringing friends and family together.

Spread across the property are two SportsZones, with special spaces for pursuing a health and fitness regime, or pure physical fun.

Swimming Pool

Basketball Court

Tennis Court

Playzone

Jogging Track

Netted Cricket Pitch

Skating Rink

Cycling Track

GET ACTIVE OUTSIDE



Hospitals

NDR Multi Specialty Hospital - 3.8 Km
Prolife Multi Specialty Hospital - 13.6 Km
Regal Multi Specialty – 4.6 km
Med Star Speciality Hospital – 10.1 km
Manipal Hospital - 10 km
Baptist Hospital – 11.8 km
Motherhood Hospital - 9 km

Schools & Colleges

Trio World Academy - 10.7 Km
Canadian International School - 7.1 Km
Ryan International School – 7.1 km
Oasis Interntaional School – 8.3 km
Bangalore International School - 8.6 km
Kidzee – 1.1 km

Shopping Centers

RMZ Galleria - 7.4 Km
Esteem Mall - 11.1 Km
Elements Mall – 8.1 km
More Hyper market – 5.4 km
Decathlon - 7.6 km
D Mart – 6.5 km

Tech Parks

Manyata Tech Park - 6.1 Km
Kirloskar Tech Park - 12.3 Km
We Work RMZ – 9.5 km
Karle SEZ – 8.9 km

Others

Bangalore International Airport - 22 Km
Shell Petrol Pump - 3.6 Km

Bren Northern Lights is near Kogilu Cross close to the 100 acre Jakkur Lake, and is placed amidst sparse development, open air and a pocket of greenery.

Just a stone's throw away from the National Highway, the property offers unhindered access, via the Ring Road, to other parts of the city. A proposed, connecting 60 feet road will reduce the 4 km commuting distance to Kogilu Cross to just 1 km.

REACH ME.
GO ANYWHERE.

THE BEAUTY OF NORTH BANGALORE.

The joy of north Bangalore lies in the well-planned development, which means a perfect balance of lakes, green spaces and habitation. Just a half hour away from Kempegowda International Airport, the region is home to upscale tech parks hosting many corporates, the Indian Air Force, private aerodromes, and numerous schools and hospitals.



Discover

BRENNOVATION.

A host of innovative practices, from industry-defining build quality to exclusive features included in the project and every home.



Built with BRENNOVATION

ENGINEERING A NEW LEVEL OF BUILD QUALITY

The Aluminium Formwork System is perhaps the most versatile modern construction technique, currently being used by some of the world's most progressive companies.

Free flowing concrete is allowed into pre-defined aluminium sections which are precisely engineered to the project's architectural design needs, accounting for all amenities and features of the space.

The technique results in monolithic walls and slabs which are consistent, homogenous and crack free.

Since there are no construction joints, which occur with typical masonry blockwork, walls meet at perfect angles, virtually eliminating offsets, skewed walls and misaligned corners. Given its precise nature, the wall's default finish is excellent, which means no additional plastering.

Furthermore:
The structure gainshigher seismic resistance,

Eliminates seepage, which means negligible maintenance, and enhances structural longevity by leaps.

Ultimately, all of this means a beautiful and long lasting home of world-class build quality.

THIS IS THE HEART OF BRENNOVATION.

THIS PROVEN, WORLD-CLASS CONSTRUCTION TECHNOLOGY HAS SEVERAL ADVANTAGES OVER CONVENTIONAL METHODS.



Experience BRENNOVATION.



LED lighting in all common areas for fifty percent savings on electricity consumption



Clean-energy outdoor lighting with solar-powered lamps that save fifty percent on power costs



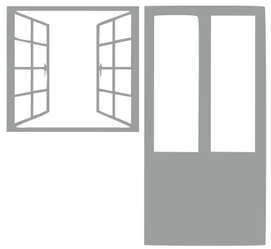
Machine room-less elevators that save on maintenance costs with forty > lower power consumption



Safety for everyone with vehicular movement separated from free zones for children and the elderly

The Bren Safe mark guarantees you a hassle-free ownership experience. It stands for 100% clear titles and statutory approvals, as well as industry-leading quality standards.

SPECIFICATIONS



DOORS & WINDOWS

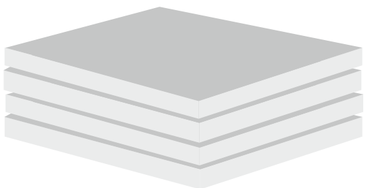
Main Door – Air-dried African Teak frame with Flush Door

Internal doors / Toilet doors - Pre-moulded frames with Flush Shutters

Windows - Powder coated Aluminium with Mosquito mesh in Living / Bedrooms

Ventilators - Powder-coated Aluminium with provision for Exhaust

FLOORING FINISHES



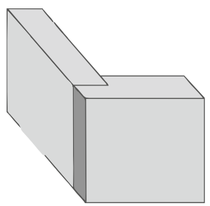
Living / Dining / Master Bed room / Children Bedroom Kitchen –Vitrified Tiles

All Balconies / Utility - Rustic Ceramic Tiles

All Toilets - Ceramic Tiles

Entrance Lobby - For Ground Floor – Granite / For Upper floors – Rustic Vitrified Tiles

Staircase – Granite for all floors



DADO FINISHES

All Toilets - Ceramic Tiles up to 7' height

Kitchen - Ceramic Tiles up to 2' height from counter level



ELECTRICAL

Power for each flat - **2 BHK – 4 KW / 1 BHK – 3 KW**

DG Backup for each flat - **1 KW / 100% for Common areas**

Fire resistance Electrical wires – Anchor / Salzar / Polycab

TV & Telephone points for Living & all Bedrooms

AC points for all Bedrooms

Switch Plates / Switches - Modular Switches – Anchor / Salzer

Exhaust fan points in all toilets

Geyser points in all toilets

Water Purifier point in Kitchen

Washing machine point in Utility

Chimney / Hob point in Kitchen

One light point in front of all Main door of the flats



COUNTERS

For Kitchen - 20 mm Granite platform with Single bowl & Single drain board of Futura / Nirali / Equivalent



PLUMBING & SANITARY

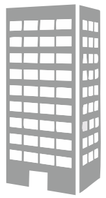
Sanitary wares – Jaguar / Hindware / Cera / equivalent

CP Fittings - Jaguar / Cera / equivalent

Hot & cold water provision - For all washbasins in Toilets

Kitchen Sink – Only Cold water provision

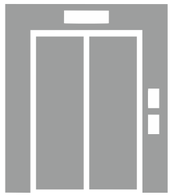
SPECIFICATIONS



STRUCTURE

Earthquake resistance - Seismic zone II compliant RCC structure using pre-engineered

Aluminium Wallform Technology



ELEVATORS

2 Nos. Passenger lift of Kone / Johnson / OTIS / equivalent per block of adequate capacity



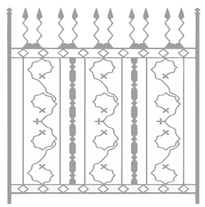
PAINTING

Living / Dining / Bedrooms / Toilets - Oil Bound Distemper

Staircase / Lobbies / All Ceilings including inside flats - Oil Bound Distemper

Exterior walls / Balconies - Weatherproof Cement Paint

MS Grills - Enamel paint



RAILING & GRILLS

All Balconies –MS Railing

Staircases – MS Railing

Window / Balcony – Safety MS Grills for all Ground Floor Flats only



LANDSCAPE

Avenue trees / flower beds / lawns / Play area etc.



HARDWARE

Premium Quality Hardware - Godrej / equivalent



CLUBHOUSE FACILITIES

Treadmill - 6 nos. Cross Trainer - 5 nos. Cycles - 5 nos. Bench Press with weights - 3 nos. Multigym of reputed brand - 2 nos.
Party hall with Pantry - 2 nos. Badminton Court - 2 nos. Table Tennis - 1 no. Billiards table - 1 no. Indoor games for Kids
Swimming pool with Toddler pool – max. depth 4'. Swimming pool change rooms. Squash Court. Semi Covered Yoga/Meditation space.
Provision for Steam. Provision for Saloon. Provision for Massage Room.
Provision for supermarket. Provision for Co-workspace/Library.
Provision for Creche.



OUTDOOR AMENITIES

Entry/exit Plaza. Security Room. Frisking Center.
Bus Bay/ Pick Up/ Drop Area. OWC Room /services With Toilet Facility For Support Staff. Visitors Parking.
Multipurpose Play Court -2 Nos. Multipurpose Lawn.
Gazero. Seating With Pergolas. Palm Avenue.
Cycling Track / Cycle Stand. Kids Play Area / Toddlers Play Area. Skating Rink. Pathway/jogging Track. Pets Park.
Cricket Pitch - 2 Nos. Out Door Gym. Volley Ball Court.
Reflexology Park. Ramp & Steps. Walk Way. Oat.
Senior Citizens Gathering Space. Swimming Pool Deck
Club House. Party Lawn. DG/ Transformer Yard.

ONGOING PROJECT



HI-TECH HOMES WITH A TOUCH OF SPAIN

Inspired by Mediterranean aesthetics, Bren Zahara shows how quality, design, and innovation can be fused together for a better tomorrow. From centralised heat pumps, solar powered lights, smart water metres, stack car parking, individual EV charging points in each car park, to 2 clubhouses full of modern amenities. The features that Bren Zahara offers, place it in a league of its own.

Highlights: Infinity pool | Table-tennis table | Pool table | Indoor badminton court | Gymnasium | Skating area for kids | Cycling track | Dribble court & much more.

ZAHARA
YOUR LEGACY
Off Sarjapur Road

COMPLETED PROJECTS



BREN IMPERIA
Shubh Enclave, Off Sarjapur Road
2+1 & 3 BHK lifestyle homes



BREN CHAMPIONS SQUARE
ON SARJAPUR ROAD, OPP. DECATHLON
2 & 3 BHK CHAMPION HOMES



BREN STARLIGHT
on Old Madras Road
Premium 2 & 3 BHK Homes

PRM/KA/RERA/1251/446/PR/201106/003684

PROMISES DELIVERED, ON TIME.



BREN EdgeWaters

Off Sarjapur Road, Near Wipro



BREN WOODS

Near Electronics City



BREN Trillium

Off Hosa Road



BREN PADDINGTON

Off Sarjapur Road, Near Total Mall



BREN PALMS

Near Electronic City, off Hosur Road



BREN Celestia

On Sarjapur Road



BREN AVALON

Marathalli, Near Bagmane Tech park



BREN unity

Marathahalli

BREN

create.progress

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