



Vinyaas
virtue

Affordable Luxury, Amazing Location

Making home ownership dreams a reality, is one of the things that Vinyaas Project Pvt. Ltd. loves about, being one of Bangalore's largest builders.

We promote a stress-free approach to building and buying a home, and pride ourselves on superior quality, design, customer service and desirable locations. We have been in business for over a decade and have built in Bangalore's most sought-after subdivisions. Whether you are a first-time or seasoned buyer, looking to build or buy new, Vinyaas Project Pvt. Ltd. has the right home for you.

Vinyaas Project Pvt. Ltd. is committed to providing our clients with the highest, ever-increasing standard in design, quality, service, and craftsmanship. Our goal is to exceed expectations and build our customers their dream home; one that they can share and enjoy with family and friends for many years.



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Making home

We value each sale that we make, and each one of our customers are equally important, but it is especially gratifying to know that a purchaser is so confident and happy with their first home, that they build with us again. That is why we love what we do.

At Vinyaas Project Pvt. Ltd. we don't build to a standard; we build to exceed standards and expectations along every step of the homebuilding and buying process. Our passion for homebuilding and commitment to quality is hammered into every nail, and all stages of construction are personally inspected by us.



ownership dreams a reality

Key Amenities



Amenities

- Usher in prosperity with our 100% vaastu compliant, east and north facing apartments.
- Take a relaxing swim while taking in the sight of Bangalore city landscape at our ultra-modern swimming pool.
- Get into shape with our state of the art Gym or shape up with a game of badminton at our covered shuttle court.
- Celebrate every occasion at our luxurious club house.
- Uninterrupted power and water supply.
- Rain water harvesting.
- 24/7 security.
- And all the other luxury amenities designed for your luxury lifestyle.

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With a lineage of 18 marvelous projects and 17 years of building class defining properties, Vinyaas Project Pvt Ltd presents VINYAAS Virtue.

At VINYAAS Virtue we've carefully designed the BBMP approved apartments built with best in class building materials to give you the best of luxury while keeping your need for privacy in mind.

K&A Associates have left no stones unturned when it comes to the architecture of VINYAAS Virtue, designed to reflect (theme). While the industry provides an average of 33% open area, we understand your need for space and provide more than 35% open area.

Enjoy true blue luxury living with our designer duplexes that come with their own private terrace, and a more than spacious walk-in closet. At VINYAAS Virtue you'll truly walk in style. Live in absolute privacy with our carefully designed apartments with no common walls, peace of mind is something that you won't have to worry about anymore.

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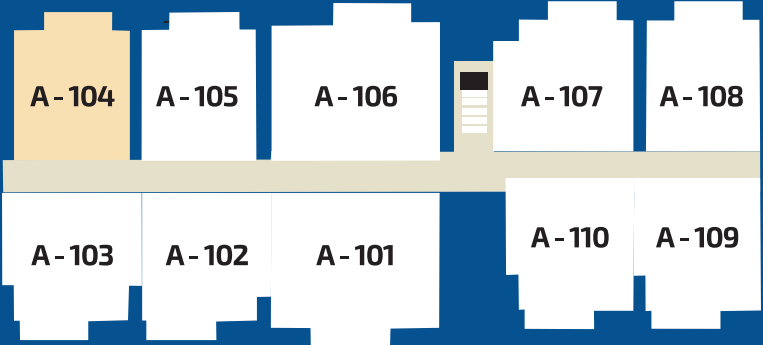
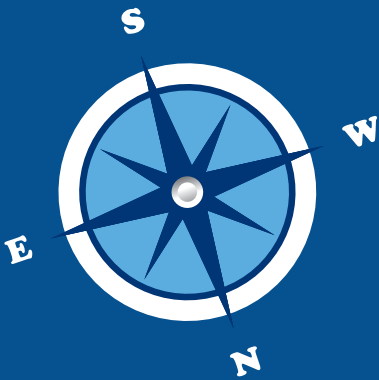
Block - A

TYPICAL - 3BHK

A-104, 105, 107, 108, 204
205, 207, 208 (SUBA 1721 SQft)



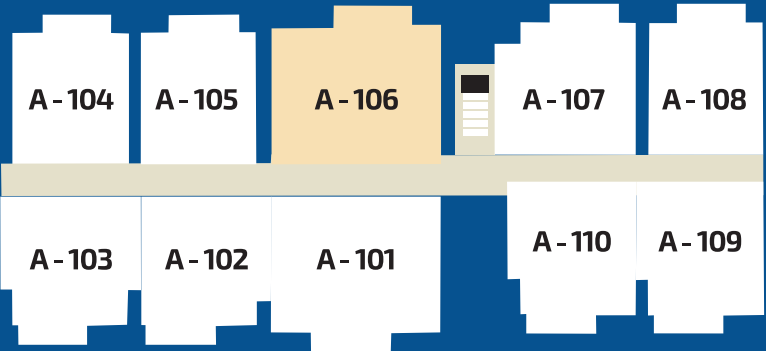
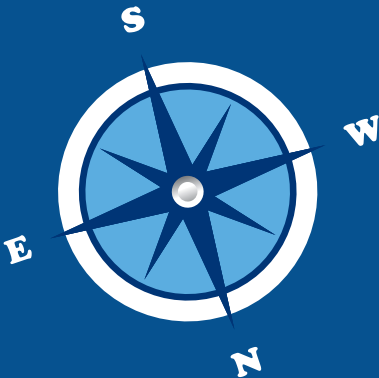
Ground Floor Plan - Block - A (3 BHK - 104)



Block - A
TYPICAL - 4BHK
A-106, 206 (SUBA 2588 SQft)



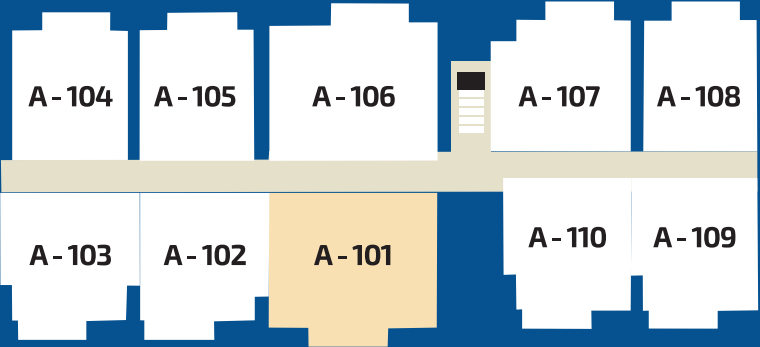
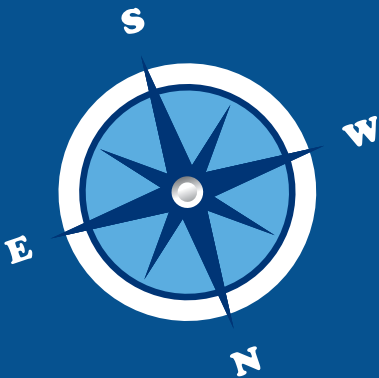
Ground Floor & First Floor Plan
Block - A (4 BHK - 106)



Block - A
TYPICAL - 4BHK
A-101, 201 (SUBA 2784 SQft)



Ground Floor Plan & First Floor Plan
Block - A (4 BHK - 101)

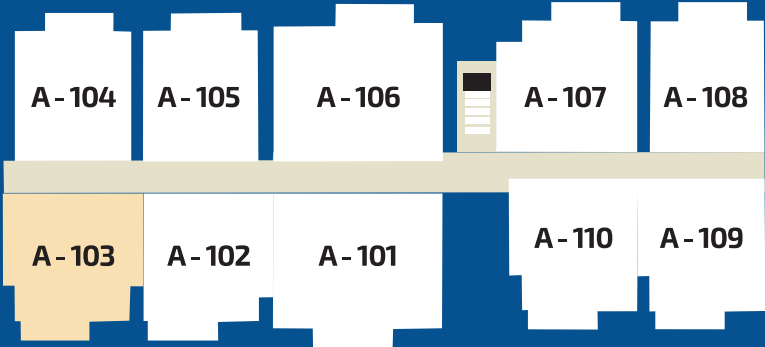
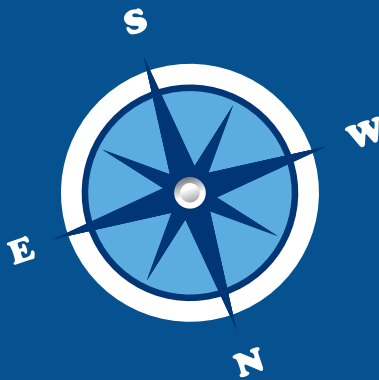


Block - A
TYPICAL - 3BHK
A-102, 202
(SUBA 1832 SQft)

A-103, 109, 110
203, 209, 210
(SUBA 1867 SQft)



Ground Floor Plan - Block - A (3 BHK - 103)



Block - A

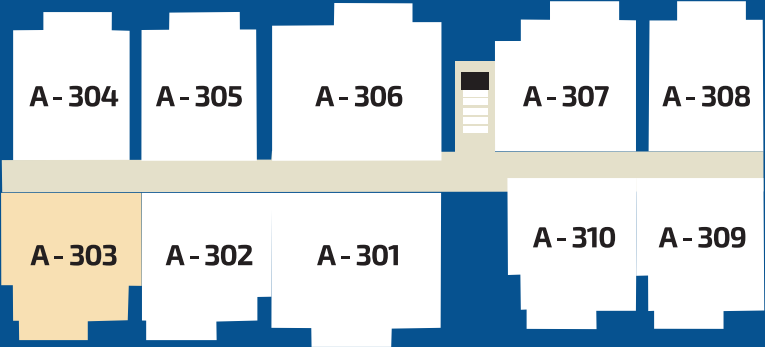
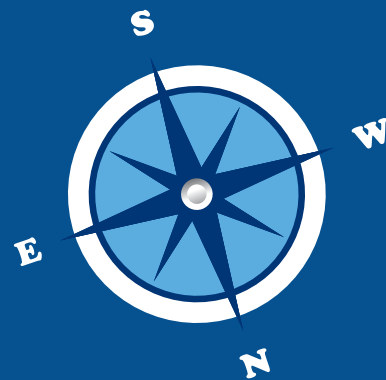
DUPLEX - SECOND FLOOR

A-302, 303, 309, 310
(SUBA 3927 SQft)



Second Floor Plan Duplex Lower Flat - Block - A (4 BHK - 303)

DUPLEX - THIRD FLOOR



Block - A

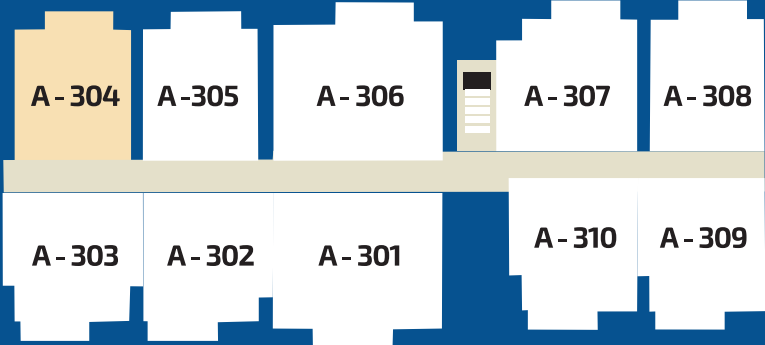
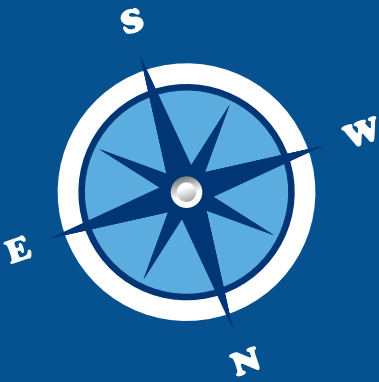
DUPLEX - SECOND FLOOR

A-304, 305, 307, 308
(SUBA 3974 SQft)



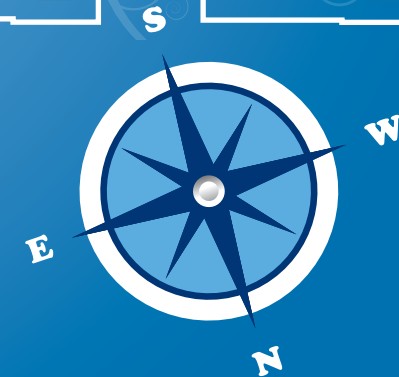
Second Floor Plan Lower Flat - Block - A (4.5 BHK - 304)

DUPLEX - THIRD FLOOR



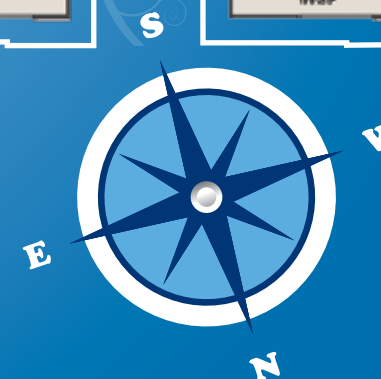
Block - A

GROUND & FIRST FLOOR PLAN



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SECOND FLOOR PLAN



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Block - A

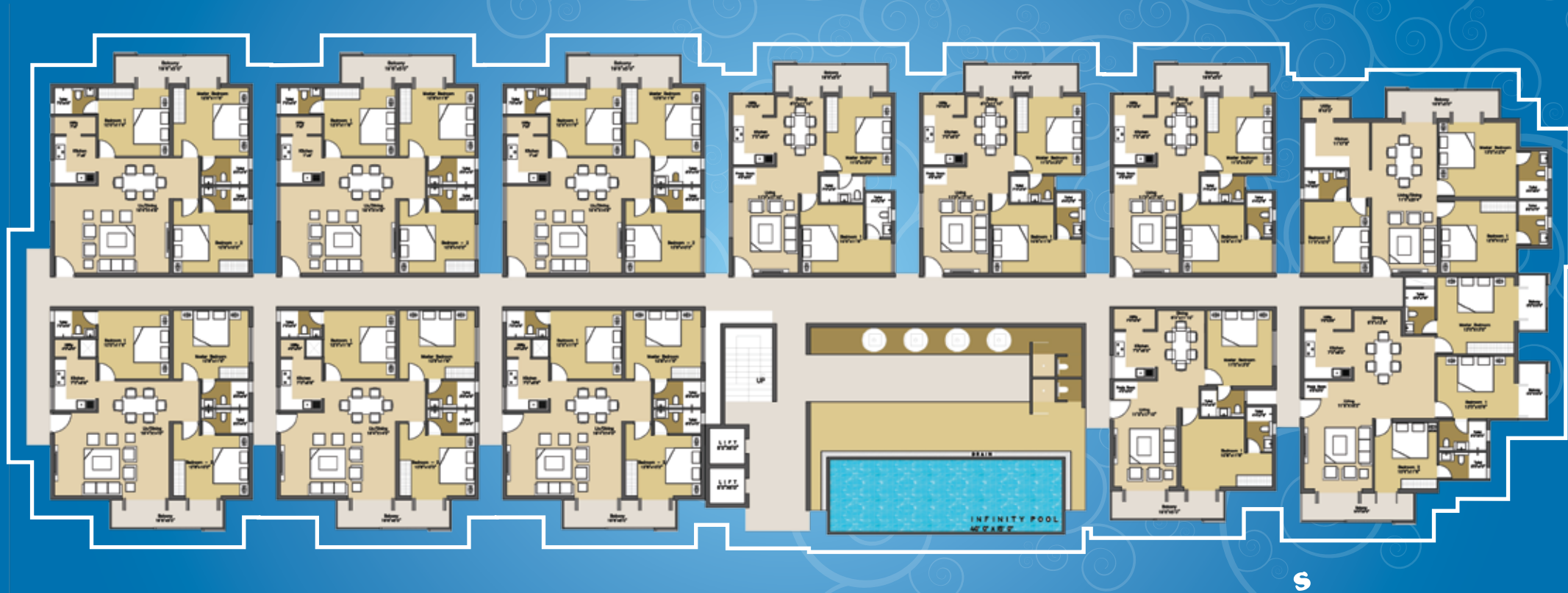
THIRD FLOOR PLAN



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Block - B

TYPICAL FLOOR PLAN

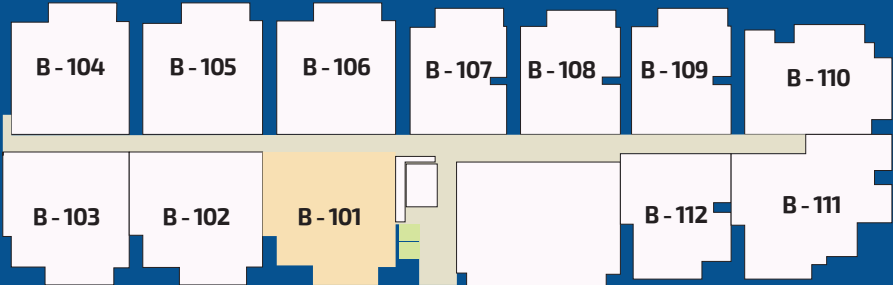


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Block - B
TYPICAL - 3 BHK
B-101, 102, 103
201,202,203,
301,302,303,401,
402,403
(SUBA 1744 SQft)



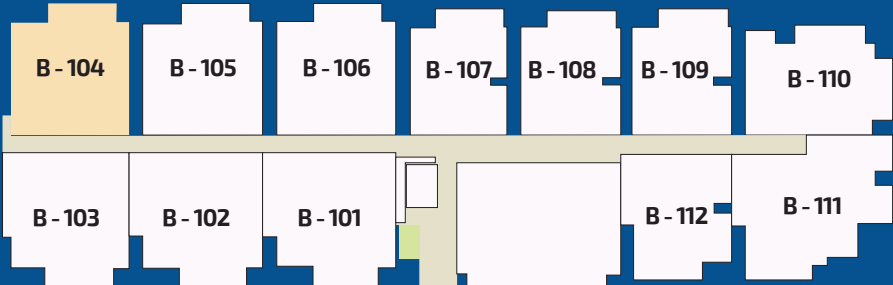
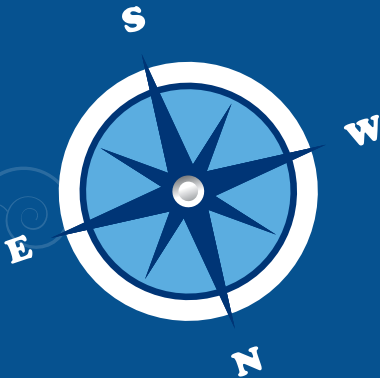
Ground Floor Plan & First Floor Plan
Block - B (3 BHK - 101)



Block - B
TYPICAL - 3 BHK
B-104, 105, 106,
204, 205, 206
304, 305, 306
404, 405, 406
(SUBA 1627 SQft)



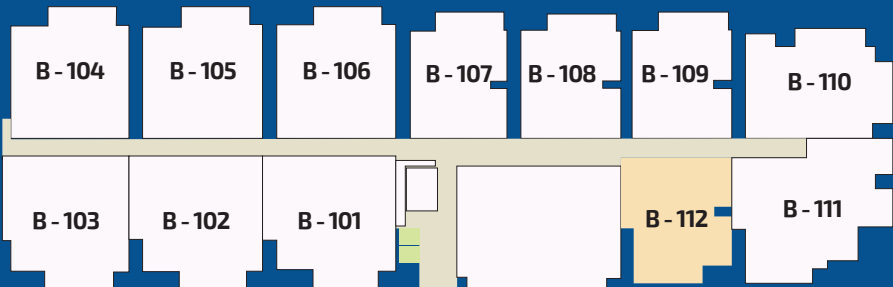
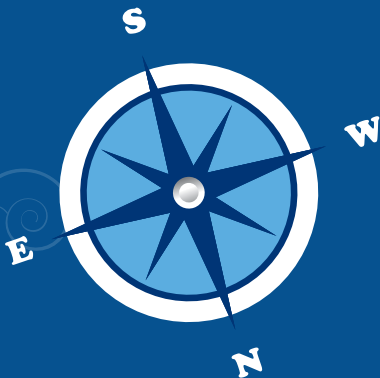
Ground Floor Plan - Block - B (3 BHK - 104)



Block - B
TYPICAL - 2 BHK
B-112, 212, 312, 412
(SUBA 1400 SQft)



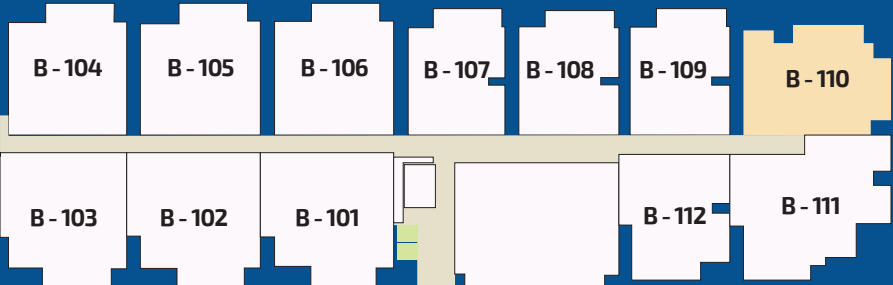
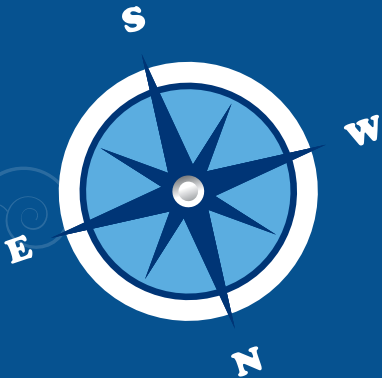
Ground Floor Plan - Block - B (2 BHK - 112)



Block - B
TYPICAL - 3 BHK
B-110, 210, 310, 410
(SUBA 1620 SQft)



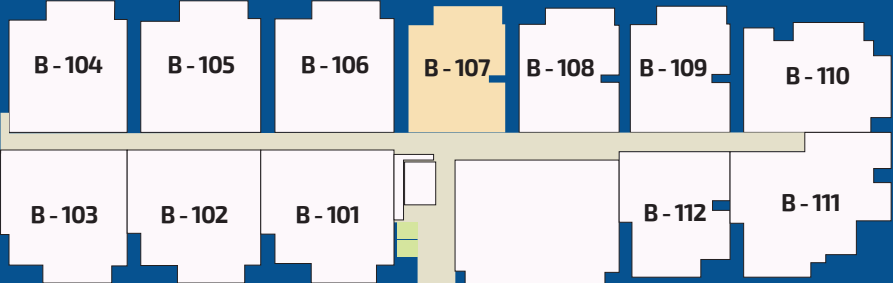
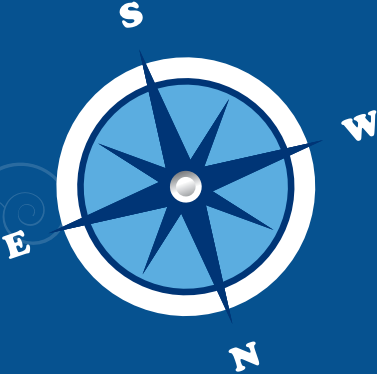
Ground Floor Plan Block - B (3 BHK - 110)



Block - B
TYPICAL - 2 BHK
B-107, 108, 109, 207
208, 209, 307, 308, 309
407, 408, 409 (SUBA 1289 SQft)



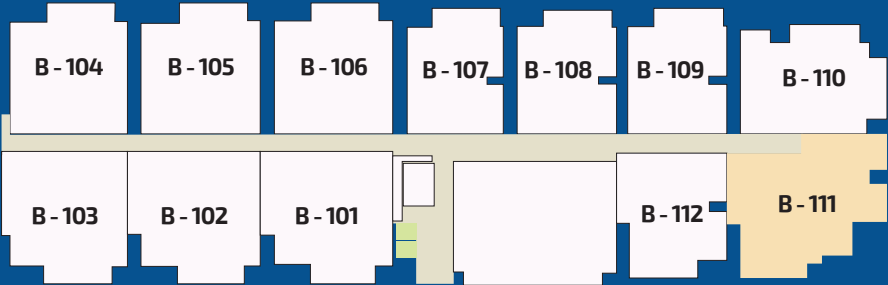
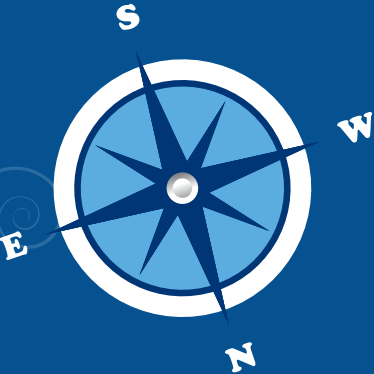
Ground Floor Plan Block - B (2 BHK - 107)



Block - B
TYPICAL - 3 BHK
B-111, 211, 311, 411
(SUBA 1963 SQft)



Ground Floor Plan Block - B (3 BHK - 111)



Specifications



Windows

3 track aluminium sliding shutter with provision for mosquito mesh with MS safety grills, wherever necessary.



Kitchen

Granite counter with stainless steel sink - single bowl & single drain board of reputed make.

Hot & cold water mixer for sink

Granite top with under counter washbasin of reputed make in dining area.

Provision for sink in utility area.



Painting

Internal walls & ceiling: Plastic emulsion.

External finish: Exterior emulsion texture paint.

MS grills & railings: Enamel paint



Flooring General

Main lobbies: Granite/marble.

Common lobbies & corridors: Combination of granite & vitrified files.

Staircases - Main entry level: Granite/marble.

All others staircases: Polished kota stone.

Flooring Individual

Unit foyer, living & dining: Granite/marble.

All bedrooms & kitchen: Combination of granite & vitrified tiles.

Master bedroom : Wooden flooring

Toilet, balconies & utility: Anti skid ceramic tiles.



DADO

Lift lobbies - Ground floor: Combination of granite/marble.

Toilets, servant toilets and kitchen: Glazed ceramic tiles.



Doors

Main door: Polished teak wood frame with BST designer door shutter.

Toilet and Internal door: Hard wood frame with commercial moulded shutter with enamel paint.

Balcony doors: 3 track anodized aluminium sliding doors with provision for mosquito mesh



Electricals

3KW power supply & 1.0 KW DG back up for 2 BHK flat, 4KW power supply & 2.0 KW DG back up for 3 BHK flat

3 BHK duplex house: 6KW power supply & 3.0 KW DG back up
4 BHK duplex house: 8KW power supply & 3.0 KW DG back up

100% DG back up for lifts, pumps & common area lighting. Modular switches of reputed make.

AC points: Living/master bedrooms/All other

bedrooms: provision for split AC (Only conduits)

TV points: Living/master bedroom/all other bedrooms: provision (Only conduits).

Telephone Points for Living/master bedroom/all other bedrooms provision: (Only conduits - No wiring & outlet). Data point only in master bedrooms

Exhaust fan point, water purifier point, washing machine point, instant water heater point, all other necessary light & other points



Toilets

Granite top with under counter wash basin of reputed make in master bedroom toilet.

Standard oval/rectangular wash basins of reputed make in all other toilets.

EWC's of reputed make in all toilets.

Hot & cold water mixer for washbasin for all toilets.

Hot & cold water wall mixer with shower head in shower areas.

Health faucet



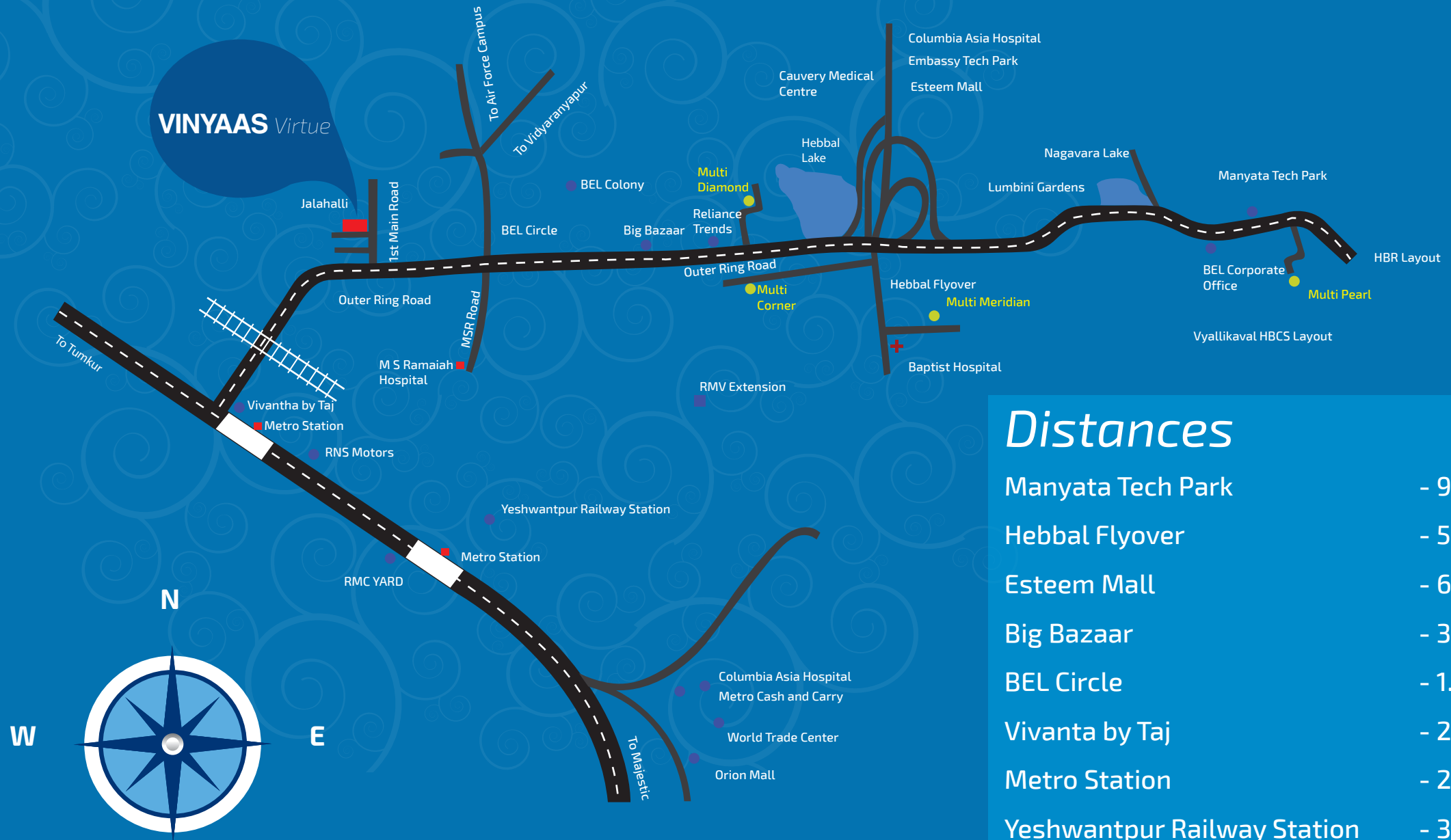
Building structure

RCC framed structure

No common walls

All apartments facing North and East

VINYAAS Virtue



Distances

Manyata Tech Park	- 9.2 km
Hebbal Flyover	- 5.6 km
Esteem Mall	- 6.0 km
Big Bazaar	- 3.6 km
BEL Circle	- 1.5 km
Vivanta by Taj	- 2.0 km
Metro Station	- 2.1 km
Yeshwantpur Railway Station	- 3.3 km
Metro Cash and Carry	- 4.6 km
Columbia Asia (Yeshwanthpur)	- 4.7 km
M S Ramaiah Hospital	- 2.5 km

Map is not to scale



We' Love to help you own your dream home at VINYAAS Virtue by Vinyaas Project Pvt. Ltd.

*Do get in touch with us at +91 99000 93888 , +91 80 23338338, +91 80 23338833
and let our qualified experts answer all your queries about the project and organise a site tour.*

*Do drop in to our office at:
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CBI Main Road, Ganganagar,
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Email : info@vinyaasproject.com

Or visit : www.vinyaasproject.com to browse through the project pictures and details at your convenience.

Architects
K & A Architects
Bangalore

Structural Consultant
Deshpande & Associates
Bangalore

Legal consultant
Multi consultants
Bangalore

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