



*Sgr
Lavilla*

A Place to feel the Peace
LUXURY APARTMENTS

SARJAPUR MAIN ROAD



SGR Lavilla is located in Doddakannelli of Sarjapur Road, a high growth corridor in Bangalore, Four lane roads, futuristic office complexes in close proximities; a lush green landscaped garden. SGR Lavilla Offering excellence in quality and gracious lifestyles, SGR Lavilla offers Luxury homes crafted to suit your personal taste.

SGR Lavilla is a perfect place to rejuvenate your soul; immerse yourself in the serene green expanse as you pamper yourself with the amenities that surround you., With its in – built, big – city grandeur and outback charm walking hand-in-hand, SGR Lavilla is all set to redefine the very meaning of peaceful and happy leaving, Quality is the single most important parameter built-in at every stage towards the creations of SGR Constructions.



Master Plan



Floor Plan

Unit 1
SBA : 1391 sq.ft / 3 BHK



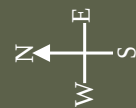
Unit 2
SBA : 1158 sq.ft
2 BHK



Floor Plan



Unit 3
SBA : 1181 sq.ft
2 BHK



Unit 5
SBA : 1216 sq.ft
2 BHK



Unit 7 / 8
SBA : 1175 sq.ft 2BHK



Unit 4
SBA : 1380 sq.ft / 3 BHK



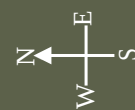
Unit 6
SBA : 1555 sq.ft
3BHK



Unit 9
SBA : 1439 sq.ft
3BHK



Unit 10 / SBA : 1134 sq.ft / 2BHK





STRUCTURE
Seismic Zone || complaint Structure,
(8' columns / beams structure)



WALLS
External Walls with 6" thick solid concrete
blocks , Internal Walls with 4" thick solid
Concrete blocks

PLASTERING
All Internal walls are smoothly plastered
with lime rendering
External walls sponge finish



FLOORING
Vitrified tiles for living, dining,
Kitchen, all bed rooms and foyer
areas (24 x 24" with skirting)



Superior quality designer ceramic
tiles for balcony and Utility areas
(12 x 12")

Designer ceramic tiles dado up to
7 feet height for all toilet



**TOILET FITTING &
ACCESSORIES**



WHB and EWC, Wash basin in all
toilets of Hindware make
or Equivalent.

Four way dry Water mixture unit for
shower of Jaguar make or equivalent
CP fittings in all the toilets.

PLUMBING
All water supply lines are of CPVC
/GI of reputed make.
PVC sewer lines.



PAINTING
Interior : Oil bound distemper painting

Exterior : External emulsion paint for
external surface with spectrum texture at
selected portions.

Enamel painting for MS grill / door shutters.

Teak surface provided with polish



LIFTS
Automatic type

Cladding in Vitrified tiles on the
lift sidewall

AREA STATEMENT

Flat Nos.

G Floor	1st Floor	2st Floor	3st Floor	Type	Area(sqft.)
101	201	301	401	3 BHK	1391
102	202	302	402	2 BHK	1158
103	203	303	403	2 BHK	1181
104	204	304	404	3 BHK	1380
105	205	305	405	2 BHK	1216
106	206	306	406	3 BHK	1555
107	207	307	407	2 BHK	1175
108	208	308	408	2 BHK	1175
109	209	309	409	3 BHK	1439
110	210	310	410	2 BHK	1134



WINDOWS
Aluminium Powder coated 3 Track window
with mosquito net / Sliding windows,
with all plain glass



MAIN DOOR
Teek wood frame with commercial flush
shutter

OTHER DOORS
Sal wood frame with commercial
flush shutters with enamel on both sides



KITCHEN
Provision of plumbing point for
sink and electrical points to
accommodate modular kitchen
30 mm granite platform, Dado
tiles 2' above the kitchen platform



ELECTRICAL
Modular Series switches.
Fire resistant electrical wires of reputed
brand.



AMENITIES

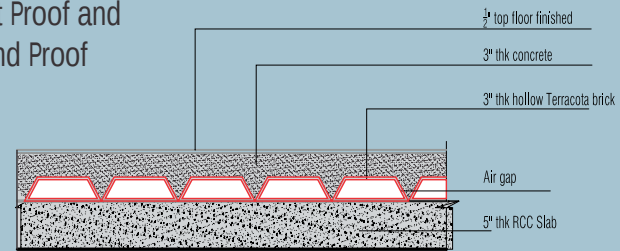
1. Multy Purpose Hall
2. Gym
3. Indoor Games
4. Children's Play Area
5. Intercom Facility
6. CCTV Surveillance in
common areas
7. 24 Hours Security
8. Generator backup for lift and
common areas and one
lighting point in kitchen &
living Location.
9. Ample car parking
10. Rain Water Harvesting



OTHER SALIENT FEATURES

Copper gas pipe connection in utility
Planning done with vastu principal

TOP Terrace Roof
Heat Proof and
Sound Proof



Top Roof Slab Details For Heat & sound Proof

PAYMENT SCHEDULE

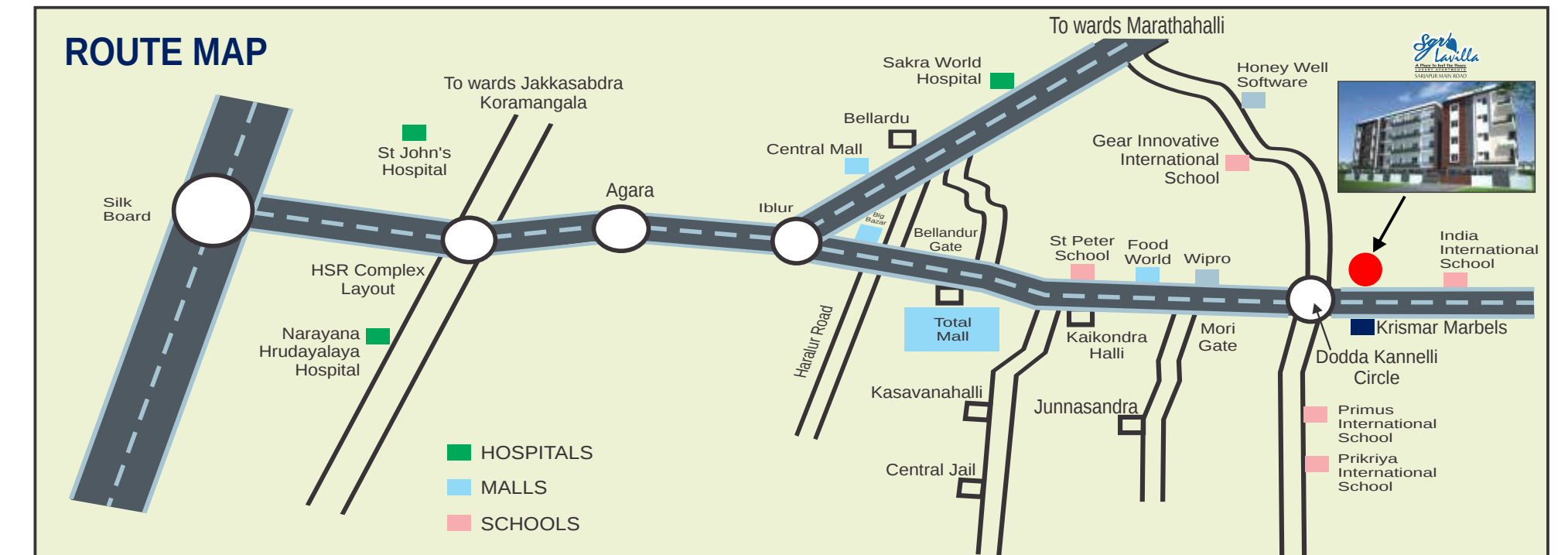
Booking Advance	Rs. 1Lakhs
Agreement of sale & UDS	20%
Completion of footing & Foundation	20%
Completion of Concerned Flat Column	10%
Completion of concerned Flat Slabs	20%
Completion of fixing of doors, windows	15%
Completion of internal & External Plastering	10%
Handing over of the flat / Registration (which ever is earlier)	5%



CAR PARKING LAYOUT PLAN

Location Advantages

- ☞ 100 meters inner from Sarjapur Main Road, Opp. Krismar Marbles & Granites
- ☞ 1 Km from Wipro Corporate Office
- ☞ 1 km from Gear Innovative International School
- ☞ 1.5Km From , St. Peters School, Prakriya School, Primus International School , India International School & BRS Global School
- ☞ 4 Km From Marathahalli Multiplex, Via Gear Innovative School
- ☞ 10Minutes Drive From Koramangala, Silk Board & Hosur Road
- ☞ 2 Km From Total Mall, Central Mall, Big Bazar, Food World, MK Retail & Reliance
- ☞ 4 Km From Sakara World Hospital & Vims Hospital
- ☞ 6 Km From Narayana Hrudayalaya Hospital, HSR Layout
- ☞ 1 Km From Rama Temple, Someshwara Temple, Ganesha Temple, Venkateshwara Temple & Carmelaram Church
- ☞ 1 Km From Cricket Academy & Badminton Academy



A FEW OF SGR PROJECTS



GR GREENS @ Chunchaghatta Main Road
(Completed)



GR Pearl @ Chunchaghatta
(Ongoing)



SGR SAMPURNA @ Chunchaghatta
Behind RBI Layout (Upcoming)



SGR Havish @ Chunchaghatta Main Road
(Upcoming)



SGR Independent Villas @ Channasandra Main Road (Completed)



five elements architects 
architecture | interiors |

Mob : +91 8867261805 | E-mail : shekar.6686@gmail.com
shekhar@fiveelementsarchitects.com
4/58, 3rd floor, 2nd main, patel narayanaswamy layout
chunchagatta main road (near anjaneya temple)
konanakunte, bangalore - 62. www.fiveelementsarchitects.com

No.384, 1st Cross, 9th Main, 7th Block,
Padmanabhanagar, BSK 3rd Stage, Bengaluru - 560 070
&

No.510, 10th Cross, Jayanagar HBCS Layout,
2nd Phase, Padmanabhanagar, Bengaluru - 560 070
Mobile : 098445 13444 / 99646 14514 / 89706 22111
E : sgrconstructions98@gmail.com www.sgrconstructions.in