

A project by
DEC Infrastructure & Projects (INDIA) Pvt. Ltd.

Sukriti

the auspicious...



A Definitive Lifestyle

- Sukriti - The Auspicious is an address where you live bonded with your inner most feelings; it's here where your life becomes a celebration.
- Sukriti is an epitome of exquisite elegance and absolute comfort. Unique in design and truly magnificent in conception, it offers you a lavish lifestyle with the sophistication and level of luxury on par with the very best.
- Located in Chord road, Just 250mtrs. from ISKCON Temple, it commands a spectacular view of the serenity in the midst of picturesque milieu, it impresses you with its location, pampers you in its luxurious environs and captures your imagination.

Dreams are more real than reality itself, they're closer to the self.

Ensuring you a true essence of living @ **Sukriti** -The Auspicious, Find the harmonious union of elegance and luxury take shape at Sukriti. To be in sync with the vibrant style of living means to live a life filled with enchantment, excitement, nature and lavishness. By the virtue of this.

Sukriti -The Auspicious stands as a very unique; very modern & very contemporary entity. It is luxury spread out in large measures, thus offering abundant space, along with extreme illumination & ample wind space. The hallmark of Sukriti -The Auspicious still remains its ability to ensure optimization of space for absolute functionality and usability. Bold & flawless in its approach towards the surrounding, it is an exclusive project in an exclusive locale.



Sukriti Apartments
the auspicious...



Features

- 3 BHK, 2 BHK and 1 BHK condominiums
- Each flat is designed with 3-side ventilation-independent living
- No common walls
- Abundant greenery, landscape gardens
- 100% Vaastu compliant apartments
- 2 floors basement car parking
- Rainwater harvesting system
- Sewage treatment plant
- Vibrant neighbourhood with schools and malls
- Well-connected and centrally located

Master Plan

1. Entrance Gate
2. Exit Gate
3. Club House
4. Baby Pool
5. Landscape with Walk ways
6. Children Play Area
7. Open to sky
8. Flats

Sukriti
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Choose your best

FLAT NO.	FACING	TYPE	AREA IN SFT.
001	EAST	3BHK	1791









FLAT NO.	FACING	TYPE	AREA IN SFT.
002	EAST	3BHK	1638
003	EAST	3BHK	1638
004	EAST	3BHK	1638
005	EAST	3BHK	1638
006	EAST	3BHK	1638
007	EAST	3BHK	1480

FLAT NO.	FACING	TYPE	AREA IN SFT.
009	EAST	3BHK	1770









FLAT NO.	FACING	TYPE	AREA IN SFT.
011	SOUTH	3BHK	1662



FLAT NO.	FACING	TYPE	AREA IN SFT.
013	WEST	3BHK	1350





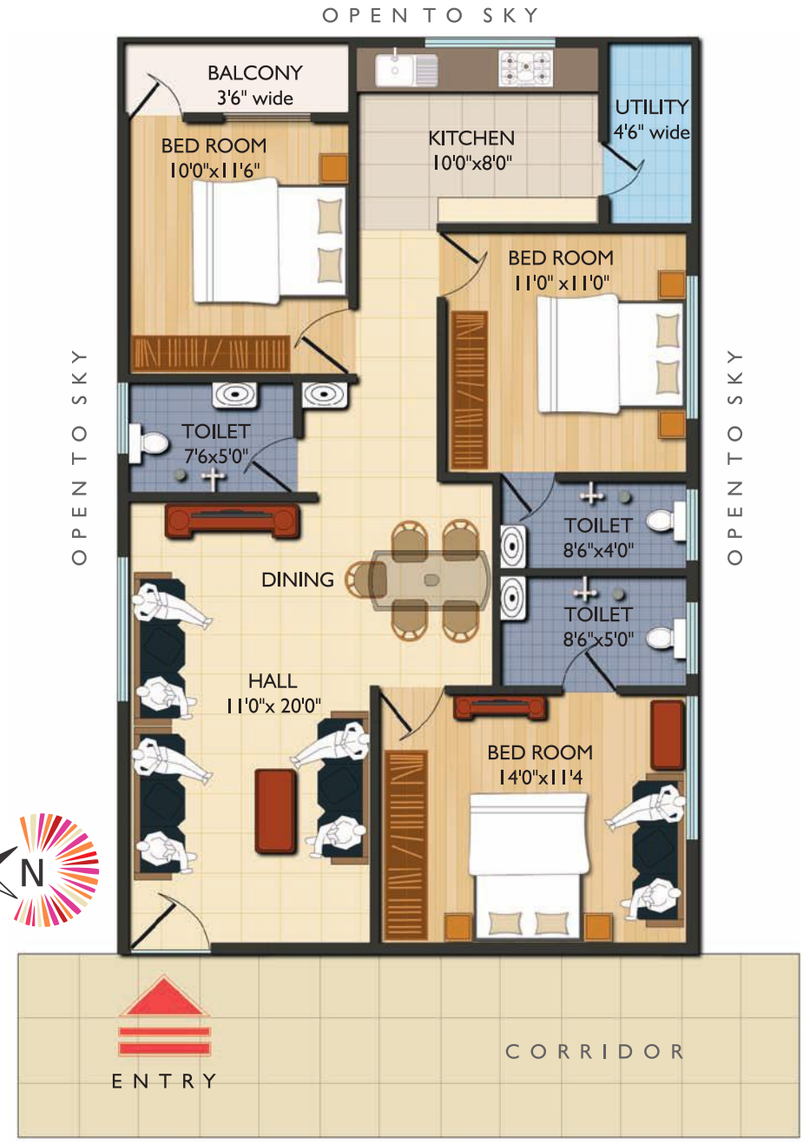


FLAT NO.	FACING	TYPE	AREA IN SFT.
014	NORTH	3BHK	1730



FLAT NO.	FACING	TYPE	AREA IN SFT.
021	WEST	3BHK	1378
022	WEST	3BHK	1422





FLAT NO.	FACING	TYPE	AREA IN SFT.
018	WEST	2BHK	963
019	WEST	2BHK	1100
020	WEST	2BHK	1190







FLAT NO.	FACING	TYPE	AREA IN SFT.
023	WEST	2½BHK	1434



FLAT NO.	FACING	TYPE	AREA IN SFT.
015	NORTH	2BHK	1073







FLAT NO.	FACING	TYPE	AREA IN SFT.
017	WEST	1BHK	740





FLAT NO.	FACING	TYPE	AREA IN SFT.
010	SOUTH	2BHK	1077



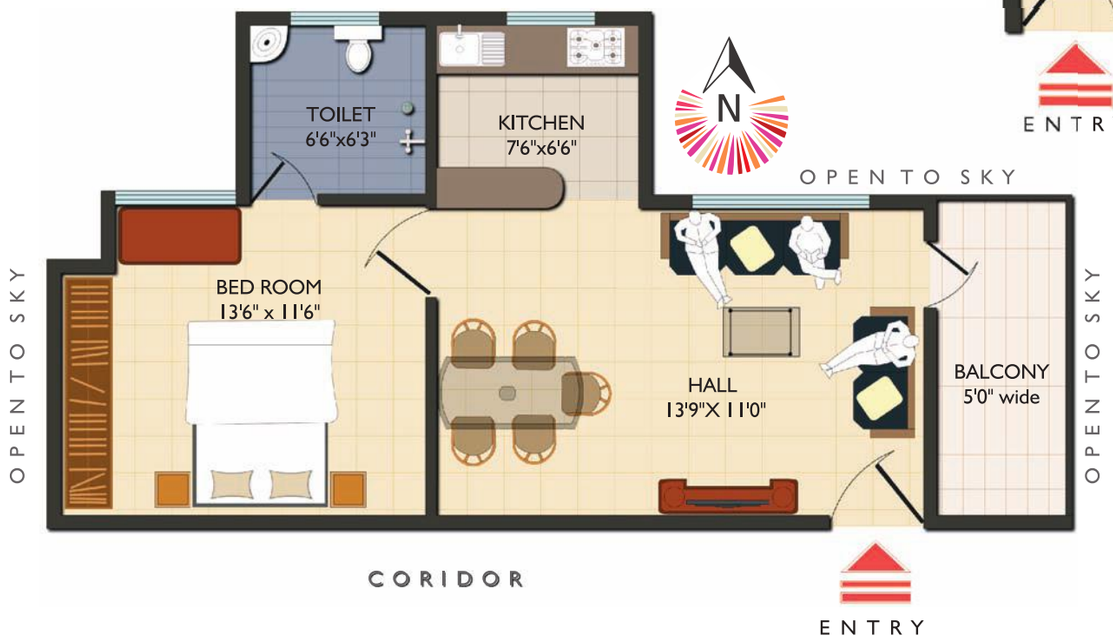






FLAT NO.	FACING	TYPE	AREA IN SFT.
012	SOUTH	1BHK	709





FLAT NO.	FACING	TYPE	AREA IN SFT.
008	NORTH	1BHK	623





FLAT NO.	FACING	TYPE	AREA IN SFT.
016	NORTH	2BHK	1010

A few relevant details, to help you get to know the apartment…



STRUCTURE

Framed Structure	R.C.C. framed structure designed to earthquake Seismic Loads with zone II regulations.
Superstructure	6" Siporex / solid block for external walls & 4" Siporex / solid block work of internal walls.



PLASTERING

Internal	Smooth plastering with putty finish for walls & Ceiling.
External	Two coats plaster for External walls, R.C.C. & Masonry surfaces.



DOORS

Main Door	Teak Wood frame with Solid Teak wood / Designer Veneer door polish.
Internal Doors	Sal Wood / Hard Wood frame with flush shutters and paint on both sides.
Sliding Doors	UPVC sliding door three track with mesh & float glass of 5 mm thick with reputed make fittings.

WINDOWS

UPVC windows three track with mesh & float glass 4 mm thick with reputed make fittings and girll.

Ventilators for all toilets



PAINTINGS

External	Two coats of Exterior weather proof paint of Asian/ Berger/ Nerolac or equivalent make.
Internal	Two coats of Acrylic emulsion paint over smooth putty finish of Asian/ Berger/ Nerolac or equivalent make.



FLOORING

Living & Dining	Superior quality 1200 x 800 Vitrified tiles of Somany/ Johnson/ Orient/ Euro or equivalent make.
Bedroom & Kitchen	600 x 600 Superior quality Vitrified tiles of Somany/ Johnson/ Orient/ Euro or equivalent make.
Bathrooms	300 x 300 Anti-skid Ceramic Tiles - Somany/ Johnson/ Orient/ Euro or equivalent make.
Utility Area	Superior quality 300 x 300 Anti-skid Ceramic Tiles. Provision for washing machine & wet area for washing utensils.
Corridors	Superior quality natural Granite/ engineered stone slab/ Vitrified tiles flooring with skirting.
Staircase	Superior quality natural Granite/ engineered stone slab/ Vitrified tiles flooring with skirting.



TILE CLADDING

Dadoing in Kitchen	Superior quality Ceramic Tiles dadoing up to 4'-6" height above kitchen platform.
Kitchen Platform	Granite Platform with Stainless Steel Sink and supply of treated water connection with provision for fixing of water purifier.



BATHROOMS

- Concealed Diverter (Hot & Cold wall mixer) with shower for all bathrooms of Jaqar/ Paryware/ Hindware/ ESS ESS or equivalent make
- Provision for Geysers in all bathrooms.
- Superior quality Chromium Plated fittings of Jaqar/ Paryware/ Hindware/ ESS ESS or equivalent make.
- Standard size wash basin.
- Floor mounted EWC with flush tank of reputed make.



ELECTRICAL

- Concealed Copper Wiring of Havell's/Finolex / Anchor/Polycab or equivalent make
- Power outlets for Split Air-conditioners provision in all bedrooms.
- Power outlets for geysers provision in all bathrooms.
- Power plug for mixer/ grinder provision in Kitchen & washing machine provision in Utility.
- Plug points for TV & Audio Systems in Living Room & Master Bedroom.
- Miniature Circuit Breakers (MCB) for each roomat the main distribution board.
- Superior quality Switches & sockets of Legrand/ Anchor/ Havells or equivalent make

TELECOM

- Telephone points in Living & Master Bedroom.

CABLE T.V.

- Provision for Cable Connection in Master Bedroom & Living Room.

PIPED GAS

- Reticulated gas piping connection.

LIFTS

- 4 nos Automatic Passenger Lifts & one service lift.

POWER BACK UP

- D.G. back up for lifts & common areas.

CAR PARKING

- Covered car parking in two basement levels.

Specifications



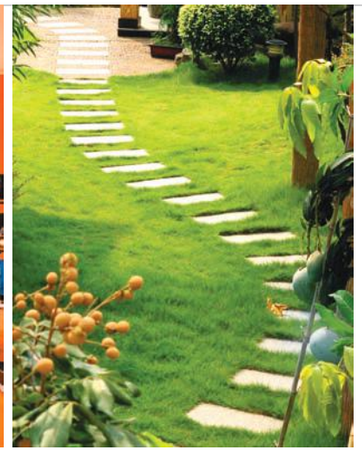
















Sukriti - The Auspicious reigns in this distinguished enclave nestled in the heart of a much sought after location, on Chord road, in Mahalakshmi Layout. Each apartment is Beautifully designed with independent walls, as per vasthu science, sophisticated spaces- open, airy and graced with a modern flair- and immaculate finishes have created an amazingly refined living experience for the chosen few.

- Best amenities and facilities at a very affordable cost. Each apartment embraces space & privacy to help you live life on your terms.
- The internal layout of each apartment is a symbiotic arrangement of aesthetics, functionality and style and 100% vasthu compliance.
- Spread across 45,000 sq. ft amidst the picturesque locale on the serene outlook of Iskcon Temple - the unique residential property is as we define it, “Simple yet Unique”.
- You witness the hottest and most happening places around - The World Trade Centre, Five Star Sheraton Hotel, world renowned ISKCON Temple and elite schools are nearby. Orion Mall, Metro Cash & Carry, Big Bazaar, shopping destinations are a few minutes’ walk away.
- Metro Stations are just 650 metres away from the site.

Amenities

- AC gym
- Multipurpose hall / caroms, chess and billiards
- Library / Reading room
- Children Play area
- Landscape gardens with path way
- Reticulated gas pipe connections
- Adequate water supply
- 24hrs. security and intercom facilities
- Power backup for common areas
- Two level car parking



About the Promoter and Developer

DEC INFRASTRUCTURE INDIA PVT LTD is one of the promising & fast growing company having pan India presence. The company has been formed to undertake engineering, civil & construction works of unrestricted value with most of the Government departments, public & private sector organisations. It is tribute to the company outstanding performance that national & international contractors have expressed their interests for working together for the projects.

In more than a three decade time, DEC has made a legacy for itself by creating excellence, even in the most challenging situations as its contribution in nation building. Challenging projects require precision and vigilance and we have been successfully operating in difficult terrains and in adverse weather conditions. These conditions present many and varied challenges, such as availability of trained personnel, timely supply of material, efficient functioning of machinery and security concerns.

Ever since our inception, we have been a forerunner in technological innovations and advancements. We stay ahead of our competition by utilizing the most modern equipment's and latest technology in Construction Industry. Our commitment to excellence in the construction field coupled with our experienced personnel, keeps us on the cutting edge of Industry.

We have alliances with National & international players for providing us the best construction technology and equipment's. We are also very much committed to continuously assessing and improving our working environmental performance. Our management has made great efforts in reducing energy usage and increasing efficiency. All our constructions are eco-friendly dealing with green technology.

TRUST & RESPONSIBILITY

At DEC, we believe trust is the most important ingredient in any relationship.

To receive trust we have to be worthy of trust. This requires integrity which means "soundness of moral principle".

It is our responsibility to care about our clients and respect the trust they give us by choosing us as their representatives to bring their dream projects come alive. It is our responsibility to be worthy of this trust.

EXCELLENCE HAS ITS REWARDS

DEC INFRASTRUCTURE INDIA PVT LTD received the Excellence Award for its contribution of outstanding services in the field of Construction. Our Promoter and Managing Director, Mr. Anirudh Gupta has been awarded the "RASHTRIYA NIRMAN RATAN AWARD " from Indian Organisation for Business Research & Development New Delhi. This is just a step towards bigger achievements in the future and we wish to thank our clients, well-wishers and people who have placed their trust in us. We will strive to give our best always.

CERTIFICATIONS

DEC INFRASTRUCTURE INDIA PVT LTD is ISO 9001:2008 Certified and QMS Accredited Company

Comfort

Sukriti -The Auspicious brings you loads of benefits. Excellent connectivity to all parts of the city, pleasant ambiance, quality construction, smart space management, comfortable living, high appreciation and most importantly, pride of ownership. At **Sukriti** - The Auspicious, your life will take a new turn, towards a happier, healthier and harmonious living. Accept this gracious gift and celebrate a blessed life.

Bringing to you the true essence of living at **Sukriti** - The Auspicious, discover the harmonious union of elegance and luxury take shape. Being in sync with vibrant living means a life filled with enchantment, excitement and luxury. **Sukriti** - The Auspicious stands as unique, modern and contemporary. It is luxury spread out in extra measure, offering abundant space along with bright and airy interiors. The hallmark of Sukriti - The Auspicious is the optimization of space for total functionality and intuitiveness of utility. Bold & remarkable in its approach towards the surroundings, it is a unique project in an exclusive locale.

Location

Sukriti -The Auspicious presents a strategically located and thoughtfully planned residential project where your well-being is paramount and your time is precious. **Sukriti** -The Auspicious is located in the heart of much sought after destination at Chord road.

Chord Road is a fast growing location with high property appreciation. The most happening Chord Road has all the desirable amenities for modern living. The World Trade Centre, Sheraton Hotel, world renowned ISKCON Temple and elite school are nearby. Orion Mall, Metro Cash & Carry, Big Bazaar, shopping destination is just a short walk. Manyatha Tech Park is 15 min drive, Majestic is less than 20 minutes and the International Airport is less than an hour away.

Design

An abode at **Sukriti** -The Auspicious is a promise of a lifetime. An aura of joy defines **Sukriti** -The Auspicious, stretch your wings as the canvas opens to larger life. **Sukriti** -The Auspicious has been designed to indulge the senses and soothe the spirit.

Beautifully designed floor plans for the discerning few who prefer the synergy of aesthetics, functionality and style. Sophisticated ambience, open, airy and graciously modern designs create a rich and cozy living. Each apartment embraces space and privacy so you can live life in your terms. Views of scenic beauty soothing your soul and rejuvenating your mind. Every apartment is open on all three sides bringing harmony with nature. Living spaces blend with airy and spacious sit-outs that bring an abundance of fresh air and light to your living.

Location Map

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Proximity to significant locations

- Iskcon Temple - 250 mtrs.
- Narayana Netralaya - 300 mtrs.
- Little Lily's School - 400 mtrs.
- Mahalakshmi Puram Metro Station - 450 mtrs.
- Big Bazaar - 450 mtrs.
- Mysore Sandal Soap Metro Station - 610 mtrs.
- National Public School - 635 mtrs.
- Orion Mall - 650 mtrs.
- Sheraton Hotel - 650 mtrs.
- Metro Cash & Carry - 675 mtrs.
- World Trade Center - 675 mtrs.
- Columbia Asia Hospital - 800 mtrs.
- SG International School - 1000 mtrs.
- Presidency School - 1200 mtrs.
- Yeshwanthpur Railway Station - 1100 mtrs.
- Kempegowda Intl. Airport, Bengaluru - 28 kms.

Our Preferred Banks

Bank of Maharashtra

State Bank of India

AXIS BANK

ICICI Bank

LIC HFL
LIC HOUSING FINANCE LTD

YES BANK

HDFC HOME LOANS
WITH YOU, RIGHT THROUGH

Open size - 30" x 10"

Promoted and Developed by

D.E.C. Infra
"The Standard of Quality"

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Rajajinagar, Bangalore

Structural Consultants:
RIMM Engineering Consultants Pvt. Ltd.,
Banjara Hills, Hyderabad

Disclaimer: This Brochure is purely conceptual in nature and is by no means a legal offering. The promoters reserve the right to change, delete or add any specification or plans mentioned herein. Furniture layout is indicative only. The prospective buyer should rely on the plan, specification and amenities referred in their final contract.