



A LEGACY OF TRUST

A 113 YEAR YOUNG BRAND



1911 SHRI T V SUNDARAM IYENGAR - LAUNCHES SOUTH INDIA'S FIRST RURAL BUS SERVICE

1929

TVS bring General Motors to South India.

1946

Southern Roadways starts serving the transport needs of India.

1954

IMPAL begins trading auto spares.

1962

Lucas TVS formed to make Auto Electricals.

1964

Brakes India begins operations. Sundaram Clayton starts producing Brake Actuation equipment.

1978

Sundaram Clayton Limited opens two-wheeler plant in Hosur.

1984

TVS Srichakra starts operations.

1986

TVS Electronics launches printers and keyboards.

2001

TVS Motor Company formed.

2012

TVS forays into real estate as TVS Emerald.

RANKED #2

Developer in Chennai

Among top developers in Chennai residential market as of Q3 FY24 with Sales BV of ₹ 812 Crore.

OUR PRESENCE IN BENGALURU

Bengaluru



On-Going Projects: 2
Jardin | The Estate

Upcoming Projects: 2
Isle of Trees | Mission Road



Airport



Railway
Stations



ISKCON Temple



National Gallery
of Modern Art



Bangalore Palace



St. Mary's
Basilica



KSR Railway
Station



Cubbon Park



Ulsoor Lake



Vidhan Soudha



Government
Museum



Lalbagh
botanical garden



Christ
University



Koramangala



IIM Bangalore



Jardin

Electronic City

Hosur Road - Electronic City Towards Hosur

Whitefield

Iron Hill
Marathalli

Sarjapura



ESTATE

Bagalur

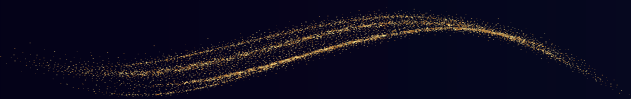
Hosur

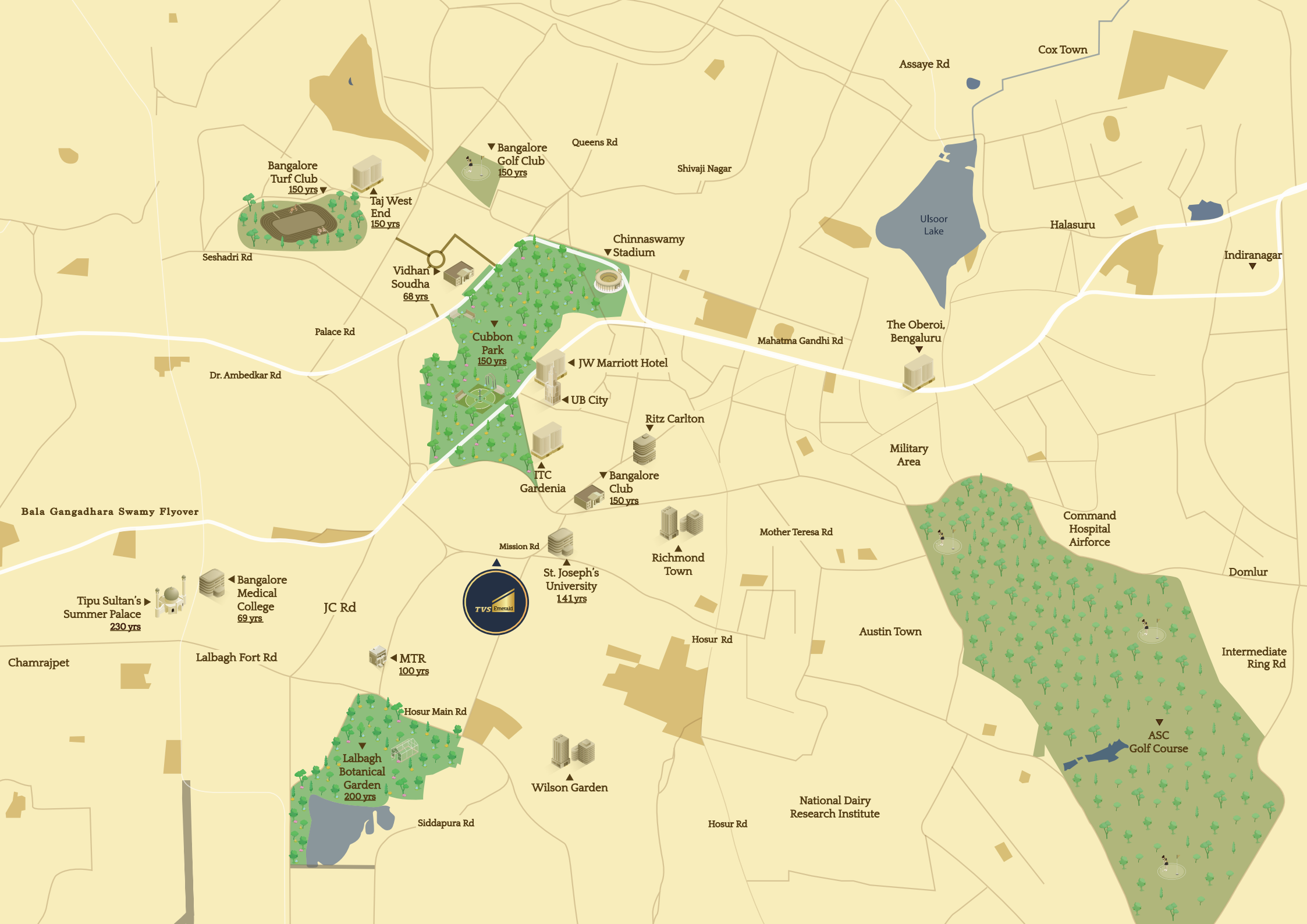


MAP NOT TO SCALE



LOCATION MAP





Landmarks and Parks:

- Bangalore Golf Club 150 yrs
- Bangalore Turf Club 150 yrs
- Taj West End 150 yrs
- Chinnaswamy Stadium
- Cubbon Park 150 yrs
- Lalbagh Botanical Garden 200 yrs
- Tipu Sultan's Summer Palace 230 yrs
- Command Hospital Airforce
- ASC Golf Course

Buildings and Institutions:

- Vidhan Soudha 68 yrs
- JW Marriott Hotel
- UB City
- ITC Gardenia
- Bangalore Club 150 yrs
- St. Joseph's University 141 yrs
- Richmond Town
- Bangalore Medical College 69 yrs
- MTR 100 yrs
- Wilson Garden
- The Oberoi, Bengaluru

Streets and Roads:

- Queens Rd
- Shivaji Nagar
- Assaye Rd
- Cox Town
- Halasuru
- Indiranagar
- Mahatma Gandhi Rd
- Military Area
- Mother Teresa Rd
- Hosur Rd
- Austin Town
- Domlur
- Intermediate Ring Rd
- Siddapura Rd
- Hosur Main Rd
- JC Rd
- Lalbagh Fort Rd
- Chamrajpet
- Dr. Ambedkar Rd
- Palace Rd
- Seshadri Rd

Other Features:

- Ulsoor Lake
- Bala Gangadhara Swamy Flyover
- National Dairy Research Institute
- TVS Emeraki



LOCATION HIGHLIGHTS



Bangalore Club
(4 minutes)



Cubbon Park
(5 minutes)



Lal Bagh
(5 minutes)



Lavelle Road
(5 minutes)



ITC Gardenia
(5 minutes)



Ritz Carlton
(10 minutes)



UB City
(10 minutes)



Vidhan Soudha
(10 minutes)



Bangalore Race Course
(10 minutes)



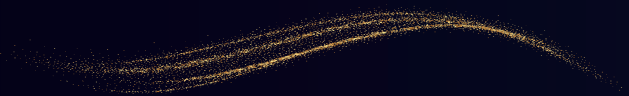
Taj Westend
(15 minutes)



Bangalore Golf Club
(15 minutes)



MASTER LAYOUT PLAN





Ground Level Amenities

- 01. Entry and Exit to site
- 02. Cascade Water Feature
- 03. Spice Garden
- 04. Childrens' Play Area
- 05. Butterfly Garden
- 06. Pets' Park
- 07. Drop Off Area
- 08. Jogging / Walking Track

Level-14 Amenities

- 09. Infinity Edge Pool
- 10. Aqua Gym

Level-15 Amenities

- 11. Yoga Terrace

Level-16 Amenities

- 12. Squash Court
- 13. Informal Seating

Level-20 Amenities

- 14. Pantry, Barbeque & Bar Counter
- 15. Pavilion
- 16. Zen Garden
- 17. Dining Area
- 18. Central Lawn
- 19. Tent Seating



PROJECT HIGHLIGHTS



Artist's impression. Not an actual site image.



Land Size

1.1 Acre



No. of Apartments

63



No. of Towers

1 (Cascading)



Typologies

**3BHK Regal, 4BHK Imperial &
4BHK Majestic**





A LEGACY DESIGNED BY ANOTHER LEGACY

**PERKINS—
EASTMAN**

99 Hudson - NJ, USA

The tallest building in New Jersey sets a new standard for condominium design.





Artist's impression. Not an actual site image.



Artist's impression. Not an actual site image.



GRAND RECEPTION LOBBY

Experience the pinnacle of urban elegance at the Grand Reception Lobby, where opulence and sophistication reach new heights. In this sanctuary of refinement, residents enjoy unmatched comfort and an array of lavish amenities, creating an environment where luxury knows no bounds.



OPULENT AMENITIES

Indulge in unmatched luxury with our thoughtfully curated amenities, crafted to enhance every moment. Unwind in our tranquil spa, take a refreshing swim in the sparkling infinity pool, or stay on top of your fitness goals in our cutting-edge gym. Host elegant events in our versatile multi-purpose hall, enjoy private film viewings in our mini theatre, or engage in spirited matches on our professional squash court. Welcome to a lifestyle of elegance and refinement.

INFINITY POOL

Immerse yourself in the luxury of our infinity pool, where relaxation seamlessly merges with the horizon. Enjoy breathtaking views and a tranquil atmosphere, all from the comfort of your own backyard. This exceptional feature enhances your lifestyle, perfect for peaceful mornings or moments of serenity.















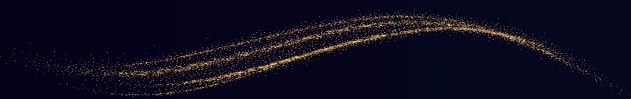




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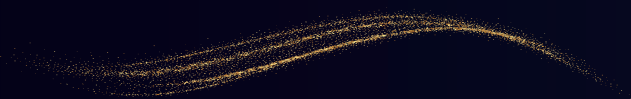


QUINTESSENTIALLY





UNIT PLANS



3BHK REGAL

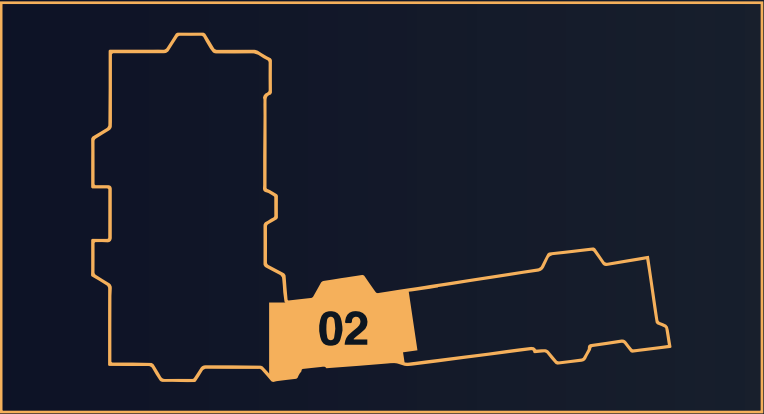


NOTE :

- 1. ROOM DIMENSIONS INDICATED ARE FROM UNPLASTERED SURFACES AND WOULD VARY AFTER PLASTERING/TILING.
- 2. INDICATED BALCONY DIMENSIONS ARE INCLUSIVE OF PARAPET/SKIRTING/RAILING WIDTH.
- 3. INTERIORS SHOWN ARE FOR REPRESENTATION PURPOSES ONLY.
- 4. THE SALEABLE AREA IN SQUARE FEET HAS BEEN ROUNDED OFF TO THE NEAREST DECIMAL.

RERA CARPET AREA	RERA BALCONY AREA	SALEABLE AREA
1473 SFT	210 SFT	2441 SFT

S.NO.	DESCRIPTION	AREA
01	FOYER	4'9" X 12'7"
02	LIVING/DINING	28'1" X 13'1"
03	BALCONY	6'6" wide
04	KITCHEN	14'3" X 7'9"
05	BEDROOM - 02	13'11" X 10'6"
06	TOILET	6'5" X 8'2"
07	MASTER BEDROOM	16'9" X 12'10"
08	WALK-IN WARDROBE	7'5" X 4'7"
09	TOILET	7'5" X 8'6"
10	BALCONY	5'6" wide
11	BEDROOM - 03	13'0" X 10'6"
12	TOILET	7'10" X 7'10"
13	MAID'S ROOM	6'3 X 6'1"
14	MAID'S TOILET	3'7" X 3'7"



4BHK IMPERIAL

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RERA CARPET AREA	RERA BALCONY AREA	SALEABLE AREA
1817 SFT	311 SFT	3079 SFT

S.NO.	DESCRIPTION	AREA
01	FOYER	6'6" X 5'8"
02	LIVING/DINING	14'10" X 27'3"
03	BALCONY	5'2" wide
04	KITCHEN	8'6" X 9'2"
05	PANTRY	6'4" X 4'11"
06	BALCONY	6'7" wide
07	BEDROOM - 02	12'7" X 11'2"
08	TOILET	8'1" X 6'6"
09	MASTER BEDROOM	16'10" X 12'10"
10	WALK-IN WARDROBE	5'3" X 6'11"
11	TOILET	8'1" X 6'11"
12	BALCONY	4'3" wide
13	BEDROOM - 03	11'8" X 10'9"
14	TOILET	4'5" X 10'0"
15	BEDROOM - 04	13'9" X 12'10"
16	TOILET	8'1" X 6'11"
17	MAID'S ROOM	6'6" X 5'8"
18	MAID'S TOILET	4'5" X 5'3"



4BHK MAJESTIC



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RERA CARPET AREA	RERA BALCONY AREA	PATIO	SALEABLE AREA
2318 SFT	608 SFT	334 SFT	4826 SFT

S.NO.	DESCRIPTION	AREA
01	FOYER	7'7" X 9'7"
02	LIVING/DINING	26'9" X 17'6"
03	BALCONY	12'4" wide
04	POWDER ROOM	5'11" X 4'11"
05	POOJA ROOM	5'5" X 3'11"
06	KITCHEN	17'1" X 9'10"
07	MASTER BEDROOM	14'1" X 16'7"
08	WALK-IN WARDROBE	7'10" X 7'9"
09	TOILET	9'1" X 7'9"
10	BALCONY	5'9" wide
11	STUDY	9'0" X 7'5"
12	BEDROOM - 02	13'0" X 13'10"
13	TOILET	5'7" X 9'2"
14	BEDROOM - 03	12'4" X 15'7"
15	TOILET	5'11" X 9'1"
16	BALCONY	6'11" wide
17	BEDROOM - 04	12'2" X 15'0"
18	TOILET	7'3" X 9'5"
19	MAID'S ROOM	7'7" X 4'11"
20	MAID'S TOILET	3'9" X 5'0"
21	BALCONY	10'3" wide
22	PATIO	12'2" X 27'5"



4BHK MAJESTIC



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RERA CARPET AREA	RERA BALCONY AREA	PATIO	SALEABLE AREA
2245 SFT	541 SFT	334 SFT	4595 SFT

S.NO.	DESCRIPTION	AREA
01	FOYER	4'11" X 13'7"
02	LIVING/DINING	25'5" X 18'0"
03	BALCONY	12'2" wide
04	POWDER ROOM	5'11" X 3'11"
05	POOJA ROOM	6'11" X 6'5"
06	KITCHEN	14'1" X 10'10"
07	MASTER BEDROOM	14'3" X 15'7"
08	WALK-IN WARDROBE	8'8" X 8'1"
09	TOILET	7'9" X 8'3"
10	BALCONY	12'2" wide
11	STUDY	16'1" X 5'11"
12	BEDROOM - 02	18'6" X 12'6"
13	TOILET	6'5" X 8'3"
14	BEDROOM - 03	12'0" X 14'3"
15	TOILET	7'10" X 5'11"
16	BALCONY	11'2" wide
17	BEDROOM - 04	12'4" X 13'11"
18	TOILET	9'6" X 5'11"
19	MAID'S ROOM	5'11" X 7'3"
20	TOILET	5'11" X 5'1"
21	PATIO	12'2" X 27'5"





RERA No: PRM/KA/RERA/1251/310/PR/180924/007033 | rera.karnataka.gov.in