

SATHVIK



COMFORT

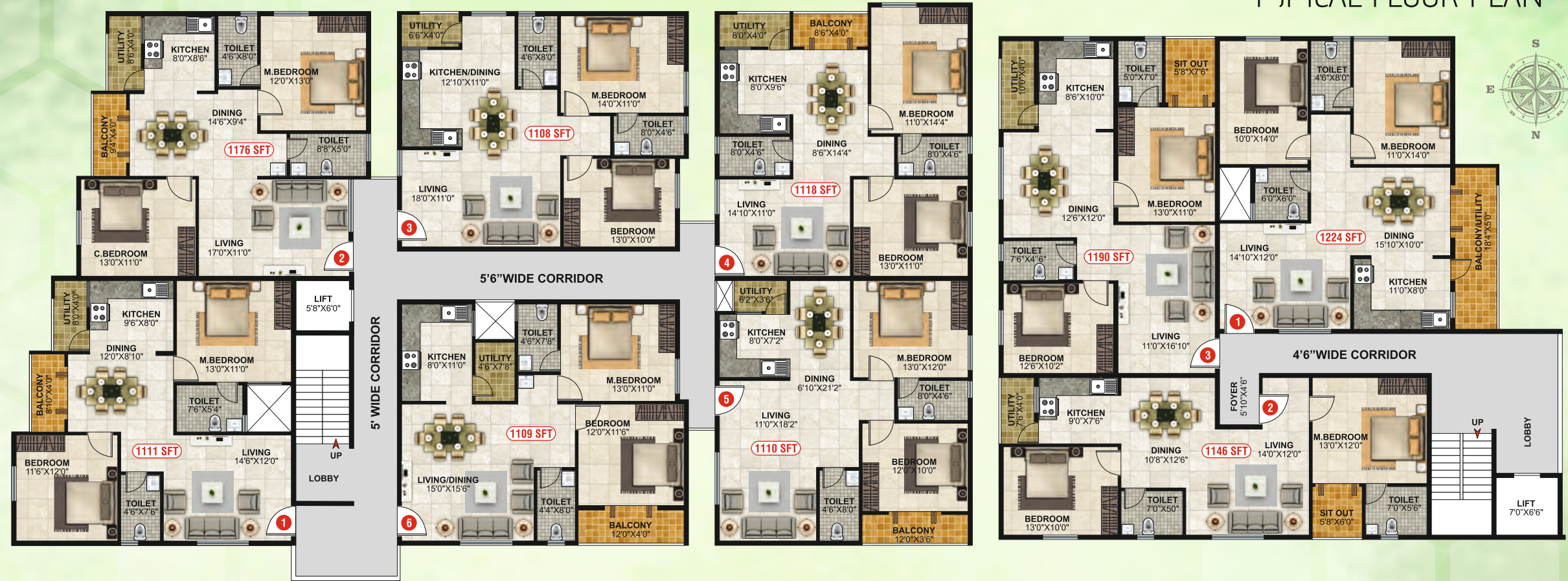
2 BHK LUXURY APARTMENTS

BLESSED BY NATURE'S BOUNTY. AND
DESIGNED TO STAY SO FOREVER.




SATHVIK
COMFORT
2 BHK LUXURY APARTMENTS

TYPICAL FLOOR PLAN



TYPICAL FLOOR AREA STATEMENT IN SFT

FLAT #	G-1	G-2	G-3	G-4	G-5	G-6
	F-1	F-2	F-3	F-4	F-5	F-6
	S-1	S-2	S-3	S-4	S-4	S-6
	T-1	T-2	T-3	T-4	T-5	T-6
AREA IS SFT	1111	1176	1108	1118	1110	1109
FACING	W	W	E	E	E	E
BHK	2	2	2	2	2	2

FLAT #	1	2	3
AREA IS SFT	1224	1146	1190
FACING	N	E	W
BHK	2	2	2





UNIT # - G-1, F-1, S-1 & T-1
SBA-1111 SFT
WEST FACING - 2 BHK

A LIVING	14'6"X12'0"	F BEDROOM	11'6"X12'0"
B DINING	12'0"X8'10"	G TOILET	4'6"X7'6"
C KITCHEN	9'6"X8'0"	H BALCONY	8'10"X4'0"
D M.BEDROOM	13'0"X11'0"	I UTILITY	8'0"X4'0"
E TOILET	7'6"X5'4"		



UNIT # - G-2, F-2, S-2 & T-2
SBA-1176 SFT
WEST FACING - 2 BHK

A LIVING	17'0"X11'0"	F BEDROOM	13'0"X11'0"
B DINING	14'6"X9'4"	G TOILET	8'8"X5'0"
C KITCHEN	8'0"X8'6"	H BALCONY	9'4"X4'0"
D M.BEDROOM	12'0"X13'0"	I UTILITY	8'6"X4'0"
E TOILET	4'6"X8'0"		





UNIT # - G-3, F-3, S-3 & T-3
SBA-1108 SFT
EAST FACING - 2 BHK

A LIVING	18'0"X11'0"	E BEDROOM	13'0"X10'0"
B KITCHEN/DINING	12'10"X11'0"	F TOILET	4'6"X8'0"
C M.BEDROOM	14'0"X11'0"	G UTILITY	6'6"X4'0"
D TOILET	8'0"X4'6"		



UNIT # - G-4, F-4, S-4 & T-4
SBA-1118 SFT
EAST FACING - 2 BHK

A LIVING	14'10"X11'0"	F BEDROOM	13'0"X11'0"
B DINING	8'6"X14'4"	G TOILET	8'0"X4'6"
C KITCHEN	8'0"X9'6"	H BALCONY	8'6"X4'0"
D M.BEDROOM	11'0"X14'4"	I UTILITY	8'0"X4'0"
E TOILET	8'0"X4'6"		



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UNIT # - G-5, F-5, S-5 & T-5
SBA-1110 SFT
EAST FACING - 2 BHK

A LIVING	11'0"X18'2"	F BEDROOM	12'0"X10'0"
B DINING	6'10"X21'2"	G TOILET	4'6"X8'0"
C KITCHEN	8'0"X7'2"	H BALCONY	12'0"X3'6"
D M.BEDROOM	13'0"X12'0"	I UTILITY	6'2"X3'6"
E TOILET	8'0"X4'6"		

UNIT # - G-6, F-6, S-6 & T-6
SBA-1109 SFT
EAST FACING - 2 BHK

A LIVING/DINING	15'0"X15'6"	F TOILET	4'4"X8'0"
B KITCHEN	8'0"X11'0"	G BALCONY	12'0"X4'0"
C M.BEDROOM	13'0"X11'0"	H UTILITY	4'6"X7'8"
D TOILET	4'6"X7'8"		
E BEDROOM	12'0"X11'6"		



SPECIFICATIONS:



STRUCTURE

RCC framed structure designed to IS code using M25 grade designer concrete as per recommended by structural Engineer.



WALLS

External walls with 6" solid concrete blocks, Internal walls with 4" solid concrete blocks.



PLASTERING:

Double coat sponge finish for external walls and internal walls.



KITCHEN

Granite kitchen platform with stainless steel sink and glazed finished tiles dado upto 2' height above platform, Washing machine point with inlet & outlet, Provision for water purifier point, chimney & electrical hub.



FLOORING

Vitrified tiles for living, dining, kitchen & all bedrooms with 4" skirting all around, Anti-skid ceramic tiles for balcony, utility & toilets.

COMMON AREA - Granite flooring.



DOORS

Main door: Teak wood frame and teak wood shutter,
Internal doors: Sal wood frame with flush door shutters.



WINDOW

3 Track UPVC window with mosquito mesh and MS safety grills for all the windows.



TOILET

Anti skid tiles for flooring,
Glazed ceramic tiles up to 7' height for walls,
Concealed plumbing lines with quality C.P. Fittings of Jaquar or equivalent,
Sanitary ware of CERA or equivalent.



PAINTING

Interior-walls: One coat of primer, two coats of wall care putty and two coats of Premier emulsion paint with smooth finish.

Exterior walls: One coat of primer and two coats of Apex-paint and texture as per elevation.



ELECTRICAL

Concealed copper wiring with modular switches and sockets of ISI Standard, AC point in master bedroom only.



TV & TELEPHONE

TV & Telephone points in living & master bedroom.



WATER SUPPLY

24 hrs water deep tube well, sump & Over head tank.



LIFT & LOBBY

Entrance lobby finished with Granite flooring with suitable staircase railing,

One automatic 6 passenger capacity lift of Emperor or equivalent make.



GENERATOR BACKUP

Power back-up for each apartments, Additional power back-up for lift, water pumps and common area lightings.



SECURITY

Round the clock security, CCTV Camera surveillance.

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Amenities

- Gymnasium
- Multipurpose hall
- CCTV Camera surveillance
- Generator back-up
- Exclusive covered car parking
- Round the clock security
- Rain water harvesting
- 6 Passenger capacity 1 Lift

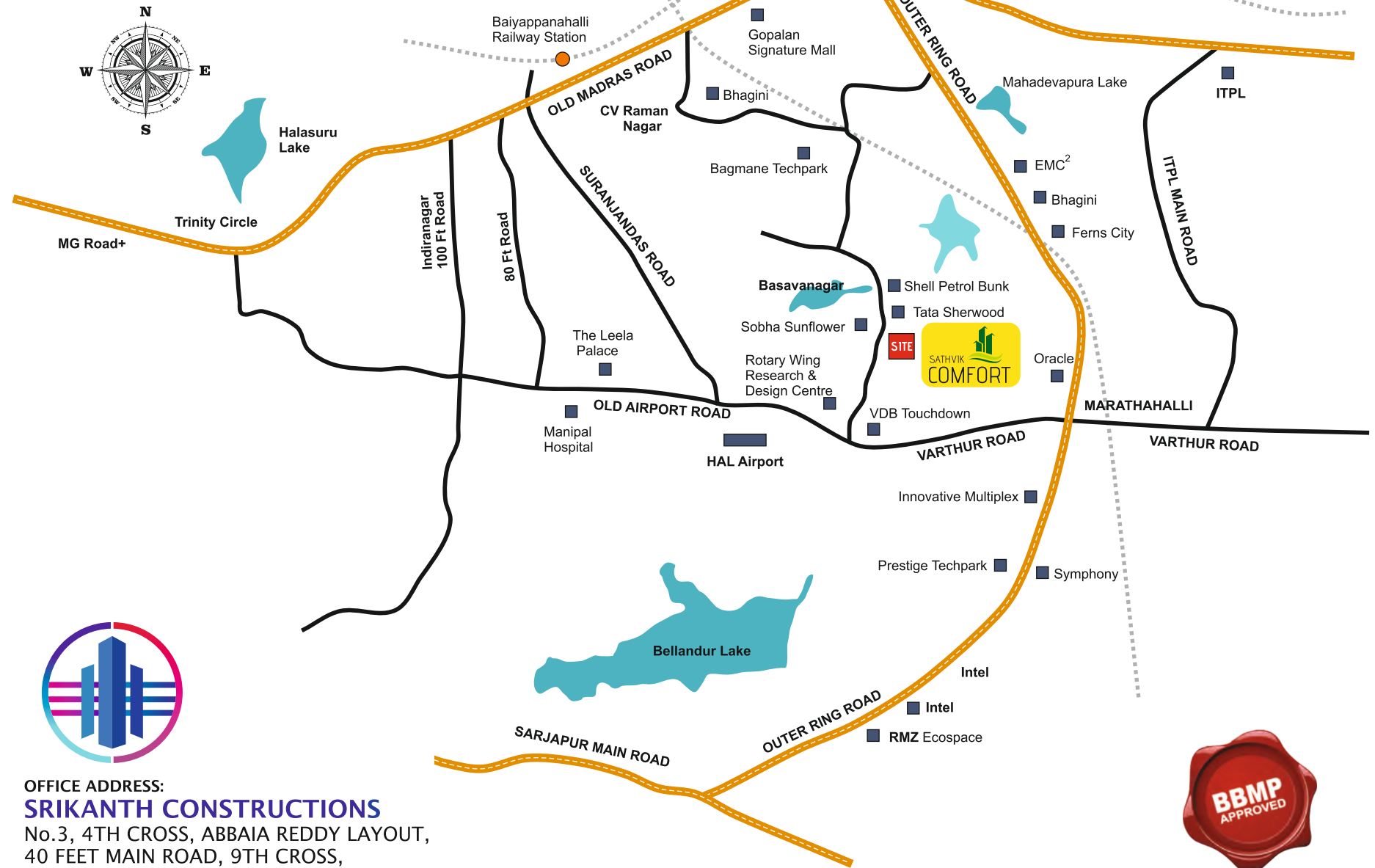


Feature Amenities

- Clear Title
- Prime Residential Area
- Excellent Ventilation
- Premium quality constructions
- Vasthu Compliant

LOCATION MAP

NOT TO SCALE



Key distances

- Bagmane Tech Park - 850 Mtrs.
- Old Madras Road - 1Km.
- Baiyappanahalli Metro Terminal - 1 Km.
- RMZ Infinity - 1.6 Kms.
- Indiranagar - 3 Kms.
- K.R.Puram Rly. Station - 3.3 Kms.
- Manipal Hospital - 3.5 Kms.
- Medihope Super Speciality Hospital - 4 Kms.
- EMC - 6.3 Kms.
- Maratahalli Bridge - 7.5 Kms.
- ITPL, Whitefield - 10 Kms.

Nearby Educational Institutions

- Gopalan School
- Brigade School
- Narayana Education Society
- SET College
- MTB Eco Space School

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Nearby Shopping Centers

- More Mega Store
- Total Mall & Cinemax
- Phoenix City
- Gopalan Signature Mall



OFFICE ADDRESS:
SRIKANTH CONSTRUCTIONS
No.3, 4TH CROSS, ABBAIA REDDY LAYOUT,
40 FEET MAIN ROAD, 9TH CROSS,
BANGALORE - 560 075

SITE ADDRESS:
SATHVIK COMFORT
SITE No. 161/1, RAMAIAH REDDY COLONY,
BASAVANAGAR MAIN ROAD, NEAR SHELL PETROL BUNK,
BANGALORE - 560 037

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Note: This brochure is only a conceptual presentation of the project and not a legal offering.
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All applicable Taxes Extra, Conditions apply*



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