

STEP INTO A NEW ERA OF
LUXURY LIVING AT
VYSHNAVI BRINDAVANAM



SRI VYSHNAVI
BRINDAVANAM
PHASE - II

BOUTIQUE LIVING SPACES

RERA NO: PRM/KA/RERA/1251/446/PR/130924/007014

1, 2 & 3 BHK LUXURY HOMES

@ KARIYAMMANA AGRAHARA ROAD,
YEMALUR, KADABEESANAHALLI

A prestigious new landmark is emerging in the heart of Bengaluru, celebrating the ascent of the Garden City of India as a global IT hub. This iconic residential project is a testament to refined luxury, where exceptional architecture, exquisite design, and lush natural beauty converge to create an unparalleled living experience. With boundary-defying amenities crafted for ultimate relaxation, Vyshnavi Brindavanam Phase 2 offers a rare opportunity to reside in the vibrant pulse of the city while being cocooned in tranquil greenery. Don't miss your chance to be part of this exclusive enclave of independently styled luxury apartments, designed for those who demand nothing but the finest.



ACRES & ACRES OF GREEN VIEWS

SEAMLESS CONNECTIVITY ACROSS BANGALORE

A REFINED, UPSCALE LIFESTYLE

EXCLUSIVE RECREATIONAL AND INDULGENT EXPERIENCES

EVERYDAY CONVENIENCES AT YOUR DOORSTEP

SAVOR LIFE'S MOST LUXURIOUS MOMENTS

UNPARALLELED CONVENIENCE IN EVERY DIRECTION



A NEW STANDARD IN LUXURY RETREATS

At the heart of this exclusive enclave lies unparalleled spaciousness, while its soul is defined by a close-knit community ambiance. Vgshnavi Brindavanam Phase 2 offers a seamless blend of modern metropolitan living with sweeping city views and beyond. Anticipate not just a new chapter but an ongoing journey of discovery, with each detail meticulously crafted to reveal new surprises. From elegant design elements to classic touches and exquisite finishes, this development delivers a truly refined and luxurious residential retreat that harmonizes space with sophistication.

◆ HIGHEST BUILDING STANDARDS

◆ PRIME RESIDENTIAL AREA

◆ AFFORDABLE PRICING

◆ ALL MAJOR BANK LOANS

◆ PREMIUM QUALITY CONSTRUCTION

◆ PRIVILEGED LIFESTYLE

◆ GRAND ENTRANCE LOBBY

◆ ULTRA-MODERN 1, 2 & 3 BHK RESIDENCES

◆ EXPANSIVE LUXURY RESIDENCES



ARCHITECTURALLY INNOVATIVE, LUXURIOUSLY FUNCTIONAL

A pinnacle of opulence, Vyshnavi Brindavanam Phase 2 caters to those who desire the utmost in luxury and comfort. Architecturally groundbreaking and exquisite in both form and function, this residential masterpiece epitomizes contemporary design, seamlessly blending with its suburban surroundings. Enhanced with top-tier safety features, including round-the-clock security and CCTV surveillance, it ensures a haven of security and tranquility. As a distinguished residential landmark, it stands as a significant enhancement to the Marathahalli neighborhood, offering an unparalleled, sophisticated urban lifestyle.

EXQUISITE GATEWAY TO
REFINED LIVING
GRAND ENTRANCE ARCH



MASTER PLAN LEGEND

- | | | | | | | | |
|----|------------------|----|----------------------|----|---------------|----|------------------|
| 01 | ENTRY & EXIT - 1 | 05 | OPEN GYM | 09 | TEMPLE | 13 | ENTRY & EXIT - 2 |
| 02 | SECURITY ROOM | 06 | BADMINTON COURT | 10 | WALKING TRACK | | |
| 03 | GARBAGE | 07 | CHILDREN'S PLAY AREA | 11 | SITTING AREA | | |
| 04 | COMPOSTER | 08 | GAZEBO | 12 | TRANSFORMER | | |



MODERN LUXURY
MEETS EXPANSIVE
ELEGANCE



PROJECT HIGHLIGHTS

- | | | |
|--|---|------------------------------------|
| + FINEST ARCHITECTURAL DESIGN | + ALL FLATS DESIGNED AS PER VASTHU | + COVERED CAR PARKING |
| + ADVANCED SAFETY & ROUND-THE-CLOCK-SECURITY | + HIGH QUALITY CONSTRUCTION & SPEEDY DELIVERY | + CLEAR TITLE & STRATEGIC LOCATION |
| + ICONIC- LUXURY AMENITIES | + EV CHARGING POINT FOR EACH FLAT | + PRIME RESIDENTIAL AREA |
| + CCTV SURVEILLANCE | + RAINWATER HARVESTING | + SEWAGE TREATMENT PLANT |



The meticulously crafted floor plan of Vgshnavi Brindavanam Phase 2 creates an opulent environment where modern sophistication harmoniously blends with expansive open spaces. Each well-ventilated apartment offers an exclusive retreat, ensuring both privacy and luxury. The thoughtfully designed layout includes a range of sensory indulgences, providing an exquisite sanctuary for relaxation and rejuvenation.



TYPICAL FLOOR PLAN

AREA STATEMENTS IN SFT.

F.NO.	SBA	TYPE	FACING	CARPET AREA	PLINTH AREA
01	1510	3BHK	EAST	912	1160
02	1270	2BHK	EAST	768	975
03	1305	2BHK	EAST	796	1005
04	1355	2BHK	EAST	791	1041
05	1410	2BHK	WEST	824	1083
06	1255	2BHK	WEST	811	966
07	1604	3BHK	NORTH	999	1234
08	695	1BHK	NORTH	391	534
09	670	1BHK	WEST	384	514
10	705	1BHK	WEST	422	543
11	1335	2BHK	WEST	833	1029
12	705	1BHK	EAST	421	544

4
1355 SFT
2BHK
EAST



12
705 SFT
1BHK
EAST



DISCERNING YOUNG MINDS

PREMIUM AMENITIES



7
1604 SFT
3BHK
NORTH



The interior spaces at Vyshnavi Brundavan Phase-2 are designed to offer a perfect blend of luxury and functionality. The living room is spacious and bright, with large windows allowing natural light to flow in, complemented by modern flooring and stylish finishes. The master bedroom is a serene retreat, featuring a plush bed, ample wardrobe space, and a calming colour palette. Some units Offering private balcony access. The kitchen is a modern, modular space with sleek cabinets, granite counter tops, and integrated appliances, designed for both efficiency and style. Living, creating a welcoming and stylish home environment.





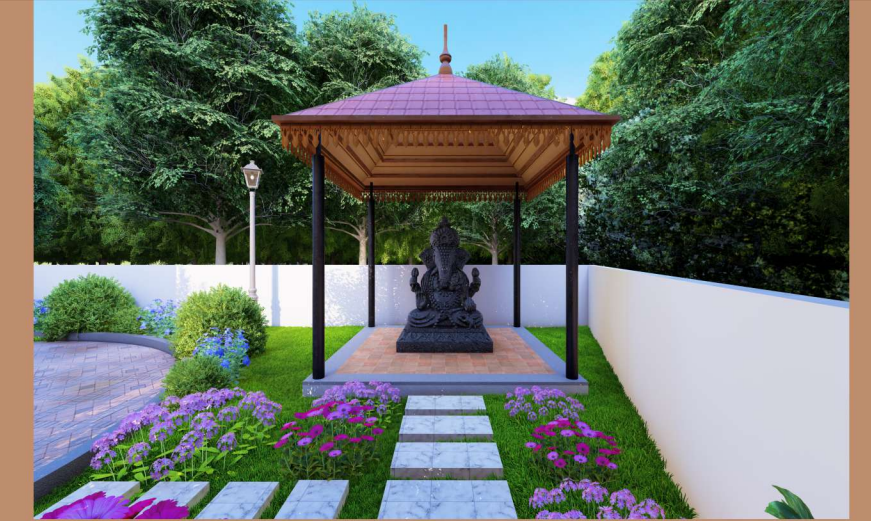
A SYMPHONY OF LUXURIOUS LIVING

At Vgshnavi Brindavanam Phase 2, we present an array of premium amenities crafted for your ultimate well-being. Immerse yourself in the elegance of our sparkling swimming pool, while the children delight in their exclusive pool. Maintain your fitness in our state-of-the-art outdoor gym, and find peace in our tranquil temple. The secure, vibrant play area offers a luxurious retreat for young ones. Each feature is meticulously designed to provide a comprehensive and refined living experience for you and your family.

ELEGANT PLAY SPACES FOR DISCERNING YOUNG MINDS



PREMIUM AMENITIES



AMENITIES

- | | |
|--|---|
|  SWIMMING POOL |  INDOOR GAMES |
|  KIDS POOL |  BADMINTON COURT |
|  KIDS PLAY AREA |  OUTDOOR GYM |
|  TEMPLE |  LANDSCAPE GARDEN |
|  PARTY HALL |  SENIOR CITIZEN GARDEN |
|  PARGOLA |  JOGGING / WALKING TRACK |





UNRIVALED STANDARDS OF STYLE, SUBSTANCE AND ELEGANCE

STRUCTURE

R.C.C Framed Structure.

SUPER STRUCTURE

- Framed Structure
- Internal walls 100 mm/4 inch solid cement concrete blocks
- External walls 6" inch solid cement blocks
- Roof slab ; Reinforced cement concrete / BB Water proofing with cc screened

WALLS

External Walls 6" Inch solid Cement Blocks with intermediate R.C.C. Bed and internal walls with 4" Inch Solid Cement Blocks.

T.V. & INTERNET

Individual TV & Internet points in Main Hall and Points Master Bed Room

ELECTRICAL WORKS

Concealed copper wiring with Anchor Brand & equivalent Brand, and necessary points in each room and 16 amps power plug points in Hall, Kitchen, Attached Toilet only.

POWER BACKUP

GENERATOR POWER BACK UP ONLY FOR FANS, LIGHTS AND TV. FOR COMMON AREAS & LIFTS

SANITARY

CERA / PARRYWARE / HINDWARE / JAQUAR or equivalent CP fittings & sanitary ware.

WINDOWS

Three track UPVC sliding shutters with frame and safety grills.

PLASTERING

1:6 C.M. with lime rendering smooth finish and external smooth sponge finish cement plastering.

PAINTING

Interior walls and ceiling with premium emulsion
Exterior whether coad cement based paint



SPECIFICATIONS



DOORS

- Main Door with Teak Veneer Door.
- moulded skin doors.
- Bathrooms with WPC doors.

WATER

Deep tube well

TOILET

- Ceramic glaxed tiles upto 7 Feet
- White coloured (Parryware / Jaquar or equlient make) sanitary ware in all toilets
- Hot and cold single lever diverted mixer of Jaquar or equivalent make,
- Head shower in toilets
- Provision of points for geyser and exhaust fan
- UPVC Ventilators

LIFT

8 passengers of 2 Lift of Kone & Otis or equivalent.

KITCHEN/UTILITY

- Provision for water purifier point in kitchen
- Provision for washing machine in utility area

FLOORING

- Vitrified tiles of well reputed brand for the living, dining, kitchen and all bedrooms
- Anti skid ceramic tiles off well reputed brand for the balcony, utility and toilets
- 4 inch skirting to all rooms
- Vitrified / granite flooring in the common areas

CAR PARKING

Covered Car Parking

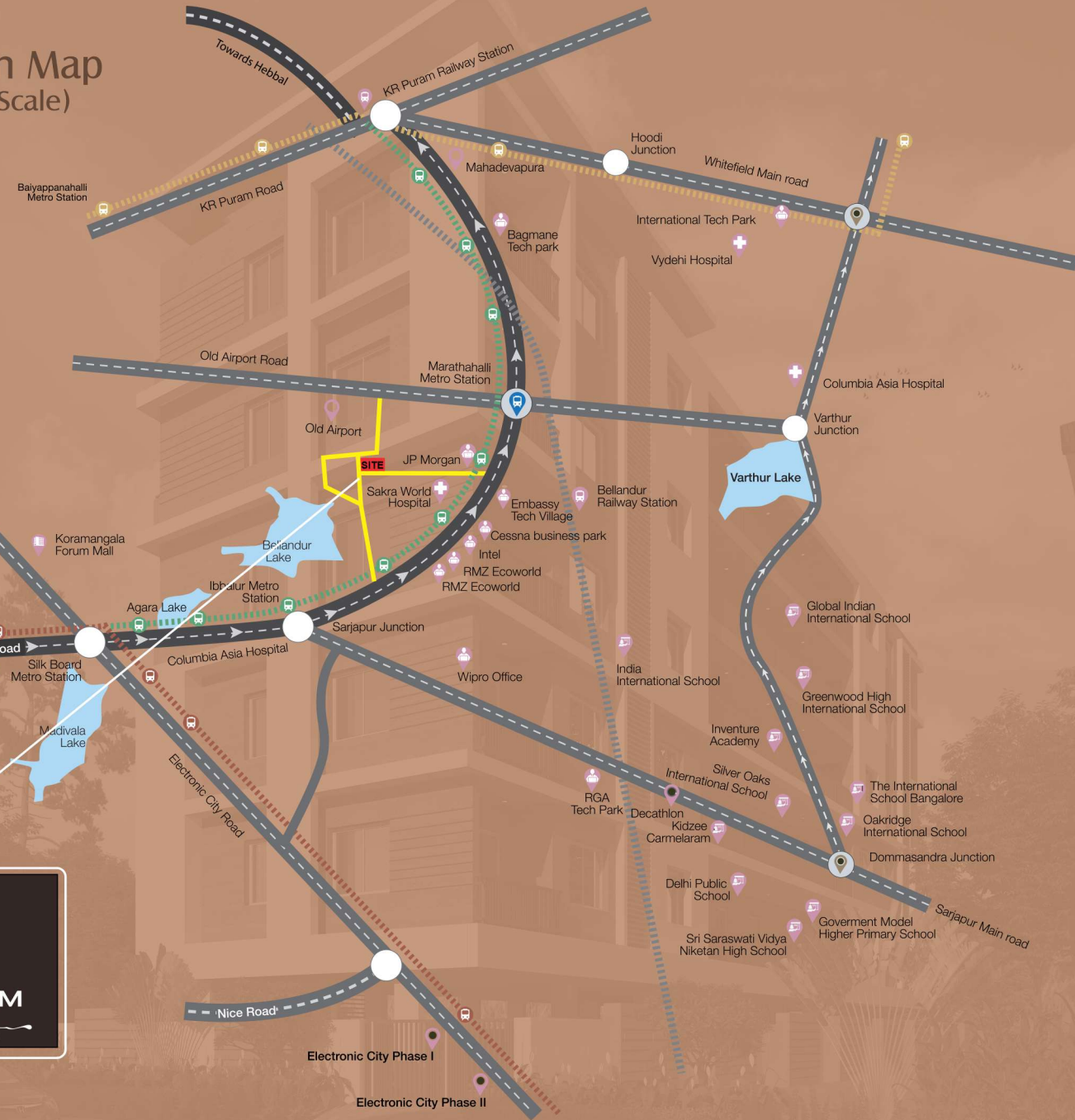


DISCOVER UNPARALLELED
LUXURY AND SOPHISTICATION
IN EVERY CORNER

Vaishnavi Brindavanam phase-2 apartments embody the essence of timeless design, seamlessly blending classic elegance with modern living conveniences. Every architectural detail is inspired by the timeless elegance of the past. Yet, these elements are reimagined for today's world, creating a space that is both sophisticated and inviting. Our community is a reflection of the balance between timelessness and modernity. With amenities that range from a traditional library to a cutting-edge fitness center, you'll find spaces that cater to both your appreciation for the past and your desire for contemporary living.



Location Map (Not to Scale)



BUSINESS HUBS

- RGA Tech Park
- Wipro Headquarters
- Microsoft
- RMZ Ecospace
- RMZ Eco World
- Oracle Tech Hub
- KTPL Helios Tech Park
- Prestige Tech Park
- Bagmane Tech Park
- Cessna Business Park

EDUCATIONAL INSTITUTIONS

- Patel Pre-University College.
- DPS East
- New Horizon College of Engineering
- Greenwood International School
- The International School of Bangalore
- Okridge International School
- Inventure Academy

WHERE ELEGANCE AND
ACCESSIBILITY CONVERGE
SEAMLESSLY

HEALTH CENTERS

- Columbia Hospital
- Sakra World Hospital
- Motherhood Hospital
- Cloudnine Hospital
- The Eye Foundation

SHOPPING MALLS

- Forum Mall
- Phoenix Market City
- Kemp Fort Mall
- Central Mall Bellandur
- Market Square
- Gopalan Innovation Mall



SCAN FOR LOCATION

CRAFTING EXQUISITE LIVING SPACES WITH TIMELESS ELEGANCE

Sri Vyshnavi Infra stands as a beacon of excellence in the realm of luxury real estate. Renowned for our commitment to delivering unparalleled quality, we specialize in crafting exquisite living environments that harmonize opulence with innovation. Our developments are characterized by their sophisticated design, superior materials, and meticulous attention to detail, ensuring every residence offers a blend of comfort and grandeur. At Sri Vyshnavi Infra, we are dedicated to creating not just homes, but timeless masterpieces that enhance your lifestyle and reflect the epitome of refined living.

OUR MILESTONE PROJECTS



Sri
VYSHNAVI
INFRA



**VYSHNAVI
VRINDAVANAM PHASE-1**



**VYSHNAVI
INDRALOK PHASE-1**



**SRI VYSHNAVI
INDRALOK PHASE-2**

Corporate Address

SRI VYSHNAVI INFRA

A Partnership Firm,
Having Its Office At No. 309,
No.110/5, Sri Vyshnavi Brindavan,
Amani Bellanduru Khane, Varthur Hobli,
Bangalore East Taluk, Bangalore 560 103.

Site Address

VYSHNAVI BRINDAVANAM PHASE - II

Near Old Airport,
Kadabeesanahalli, Bengaluru.

Architect & Engineers

ARIEN DESIGN

6th Main, 6/1,
Discrete Nilaaya, Jeevan Bheema Nagar,
New Thippasandra, Bengaluru-560075.
Ph: 080 - 41261267.



Corporate Office Address:

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Note: This brochure is only a conceptual presentation of the project and not a legal offering.
The promoters reserve the right to make alter the changes in elevation, plan and specifications as deemed fit.

Brochure
Design By

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