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RERA NO: PRM/KA/RERA/1251/446/PR/190704/002646

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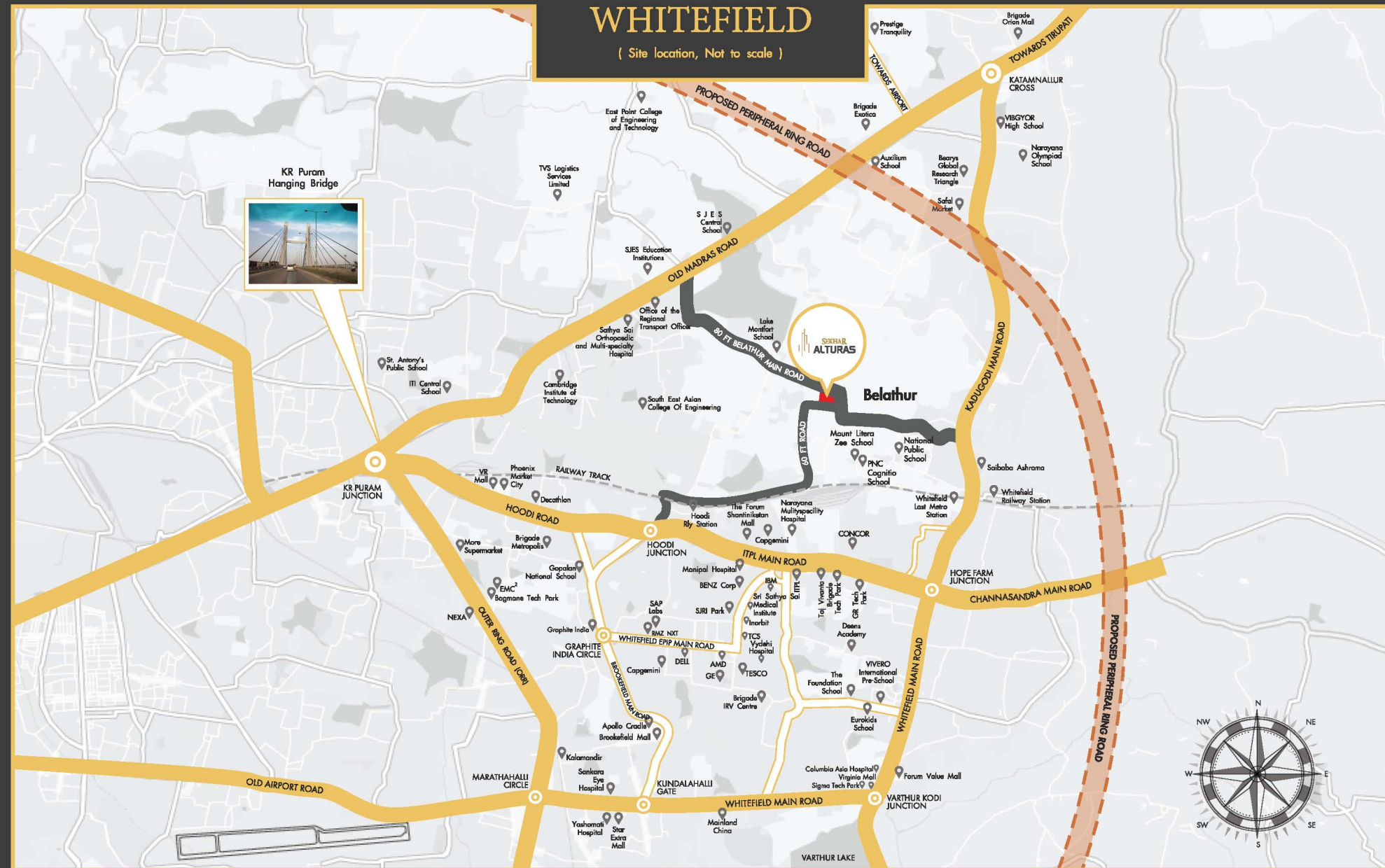
SEKHAR
ALTURAS

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WHITEFIELD

(Site location, Not to scale)



ABOUT THE LOCATION

Exceptional quality of life. Just a doorstep away

Prime location and easy access to nearby hot spots make Sekhar Alturas the best place to live in. Well-planned public access areas, shopping malls, entertainment options, business and IT parks and proximity to promise a great way of lifestyle!



- + ITPL
- + SAP Labs
- + GR Tech Park
- + IBM India Ltd.
- + TCS
- + Sigma Tech Park
- + Beary's Tech Park
- + Brigade Metropolis
- + Prestige Shantiniketan

IT PARKS



- + Taj Vivanta
- + Marriot
- + Sheraton Grand
- + Lemon Tree
- + The Den
- + The Zuri
- + Aloft
- + Four Points
- + Holiday Inn

HOTELS



- + Mount Litera Zee School
- + PNC Cognitio School
- + Lake Montfort School
- + Chrysalis High
- + Whitefield Global School
- + Vibgyor School
- + Narayana E - Techno
- + Delhi Public School
- + Deens Academy

SCHOOLS



- + Manipal Hospital
- + Columbia Asia Hospital
- + Satya Sai Hospital
- + Narayana Multispeciality
- + Vydehi Hospital
- + Cloud Nine
- + Sankara Eye hospital
- + Femiint Hospital
- + Apollo Cradle

HOSPITALS



- + Forum Shantiniketan
- + Inorbit Mall
- + Forum Value Mall
- + Park Square Mall
- + Virginia Mall
- + Cosmos Mall
- + VR Mall
- + Phoenix Mall
- + Decathlon

MALLS



- + Whitefield Metro Station
- + ITPL Metro Station
- + Hoodi Metro Station
- + Whitefield Railway Station
- + Hoodi Railway Station
- + KR Puram Railway Station
- + Proposed Peripheral Ring Road

CONNECTIVITY



The Apartment elevation, facade treatment, door & window frames, colour, landscaping and water fountain shown are purely indicative and for representation purpose only.

WELCOME TO SEK HAR ALTURAS

Your home nestled in the heart of Belathur, Whitefield, East Bengaluru.

Sekhar Alturas, created for effortless cross ventilation, the entrance floods each room with light, while the room themselves are designed to leave no space unused.

Sekhar Alturas born from the Sekhar Group Innovative concept and Ideas. Sekhar Alturas brings together the best of architectural expertise in each of its homes, across all size configurations. What you'd find here isn't just world – class amenities, but a world where space takes its best form ever.

Sekhar Alturas is tastefully designed for a Lifeless ordinary.

A Sekhar Alturas home gives you the feeling of Joy, Pride & Luxury. Sekhar Alturas is the perfect culmination of modern Living & Value; it gives you practical, smart & happy Life style to look forward to choose your house from masterfully made 2 & 3 bhk homes. Our engineers and architects have closely worked to bring function and aesthetics to every aspect of the home. That's why we can assure you that you'd feel your home at Sekhar Alturas to be much bigger than it actually is, even at the first glance.

So, What are you waiting for?



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PROJECT CONFIGURATION

Luxurious apartments with premium features
Enjoy a range of premium services and facilities, without having to step out of Sekhar Alturas.

- | | | | | |
|---|---|---|--|---|
|  1.88 Acres of Land |  12 Residential Floors |  65 % Open Area |  5793 Sq.ft Club House |  151 Units |
|  Concrete Walls |  Home Automation |  Bay Windows |  Spacious Balcony |  Vasthu Compliant |
|  24/7 Security Surveillance |  Power Backup |  Fire Fighting System |  Rainwater Harvesting |  STP |
|  Spacious Floor Plan |  UPVC Windows |  Water Softner |  12 Passenger Service Elevators |  Well Ventilated |

THE MASTER PLAN

We promise you unlimited luxury, love and laughter!
The homes are designed so thoughtfully that each room is well ventilated with ample sunlight in each and every corner of the house.

LEGEND

- 01

Visitor's Parking
- 02

Building Entrance Court
- 03

Productive Landscape
- 04

Transformer Yard
- 05

Mounds by the Driveway
- 06

Play Mounds
- 07

Temple Tree Court
- 08

Seating Under Buffer Greens
- 09

Kid's Play Area
- 10

Entrance Mound
- 11

Swimming Pool
- 12

Water Body
- 13

Water Basin
- 14

Green Wall
- 15

Steps to Podium
- 16

Pool Deck
- 17

Podium Landscape
- 18

Multi Function Hall
- 19

Badminton Court
- 20

Double Height Plumeria Court
- 21

Inner Landscape Court
- 22

Proposed Road Widening
- 23

Public Temple (Not Part of the Project)
- 24

Amphitheater



MASTER PLAN



- 2 BHK UNIT
- 3 BHK UNIT
- 2/3 BHK UNIT
- DRIVE WAY

The floor plans shown in the above master plan represent in most of the floors, However the floor plans for few units in few floors might be little different from the above shown floor plan. Please refer the plan sanction copy / sales team information for the exact floor plan.
The size and placement of the amenities shown in the above master plan are indicative only, However builder reserves the right to alter them based on the practicality.



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CLUB FEATURES

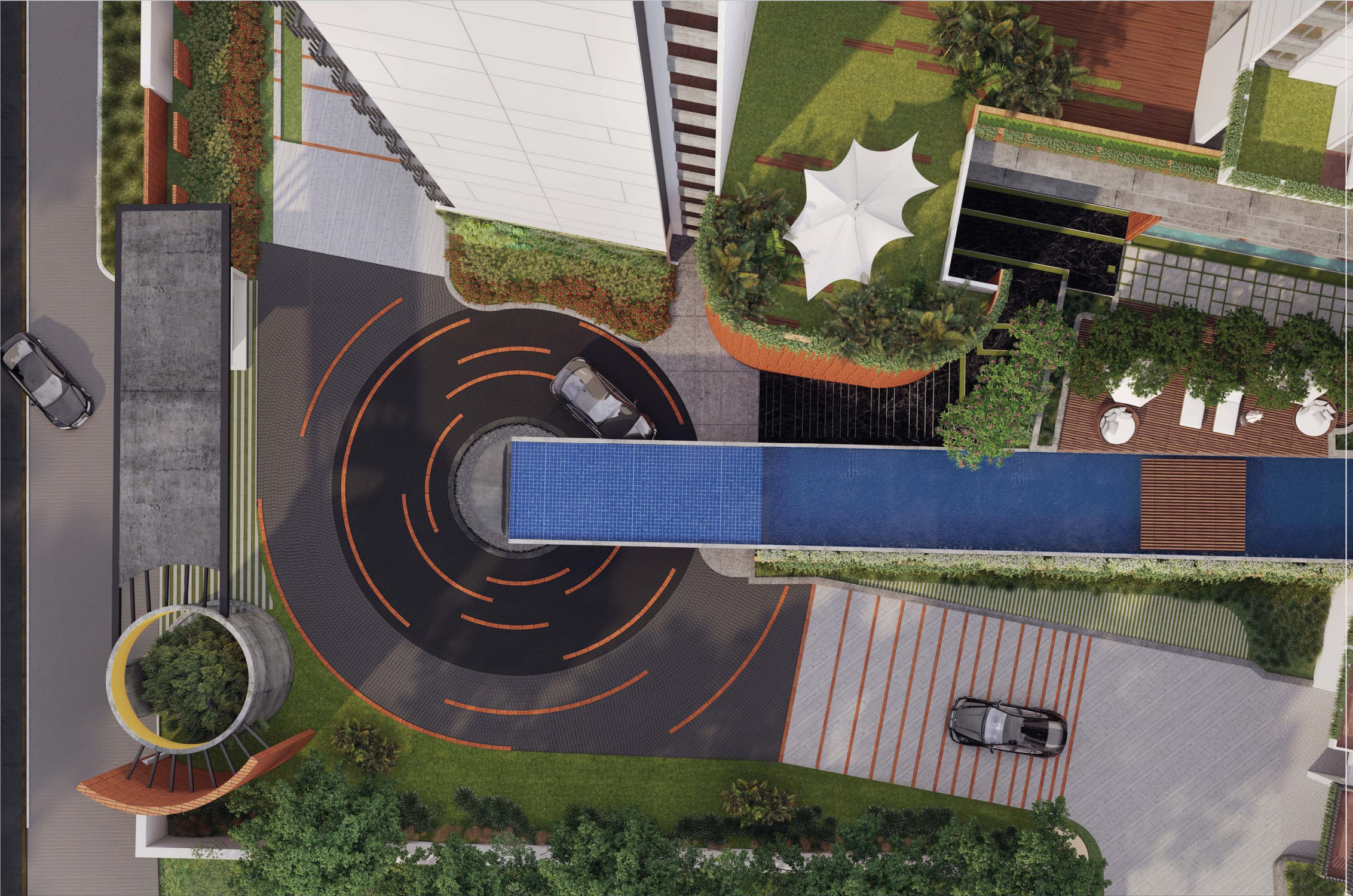
Recreation. Rejuvenation. Serenity.
As enabling a relaxed and restful ambience is central to this elegant community, a wide array of rejuvenation amenities offer inspiration and the means to be at peace with the world around you.

INDOOR AMENITIES

- | | | | |
|--|---|--|--|
|  Party Hall |  Gym |  Yoga Deck |  Double Height Plumeria Court |
|  Indoor Games |  Badminton Court |  Sky Lounge | |

OUTDOOR AMENITIES

- | | | | |
|---|---|---|---|
|  Swimming Pool |  Kid's Pool |  Kid's Basket Ball |  Kid's Play Area |
|  Amphitheater |  Temple Tree Court |  Sky Yoga Deck | |



The trees/Landscape & images shown are purely indicative and for representation purpose only.

SPECIFICATIONS

Structure:
R.C.C Framed Structure with Raft Foundation with M-30 and M-25 Grade Concrete. The Structure Designed as Per Relevant IS Code for Earth Quake Resistance (Seismic Zone _II).



Walls:
160/100mm thick RCC Walls.

Windows:
UPVC Windows with Mosquito Mesh.



Doors:
Veneer Shutter Door with Teak Wood frame for Main Door and Red Sal or Beach Wood frames with Flush Wood Doors for Internal Doors.

Flooring:
2'x2' Double Charged glossy tiles with 3" skirting all Around for Living, Dining, Kitchen. 1'x1' matte finish tiles for Toilet flooring & 1'x2' matte finish tiles for toilet walls. Terracota tiles for Balcony and Utility.

Painting:
Putty with 2 coats of Paint for Internal Walls and Texture Paint for External Walls.

Electrification:
Concealed Copper Finolex Wiring with Anchor Roma Switches. AC Points in Living and Master Bedroom.

Kitchen:
Granite Kitchen Platform with 20 mm thickness and Tiles Dado Up to 2" Height above Platform. Washing Machine Point with Inlet & Outlet in the Utility.

Toilet:
Standard Ceramic and CP Fittings for all toilets. Wall mounted commode with concealed cistern and single lever diverters for bath.



CCTV:
Surveillance Cameras at multiple locations in the Project to Security Room. Intercom from Each Flat is Integrated with Security Room.

Plumbing:
Astral Flow or equivalent CPVC System.

Communication:
Telephone/ Broadband & TV Points in Living & Master Bedroom.



Elevators:
12 Passengers Fully Automated Service Elevators.

Generator:
100% Generator Power Backup for the Common Areas and All the Units for Lighting Circuits.

The Landscaping Elements shown in the Master Floor Plan/ Pictures are indicative only, However the Final Landscaping will be decided by the architect at the time of execution based on the practicality.

COMPLETED PROJECTS



Type: Premium Residential Condominium
Location: Baligeri Road, Panathur, Bengaluru.
Area: 1 Acre
Floors: S+G+3
Bedroom: 2 & 3 BHK Apts.



Type: Highrise Residential Apartment
Location: Horamavu, Outer Ring Road, Bengaluru.
Size: 1 Acre 13 Guntas
Floors: B+G+7
Bedroom: 2, 2.5 & 3 BHK Apts.

ABOUT THE COMPANY

Sekhar Group is a property development company established by Mr. Sekhar DV, with one motive 'to create better living spaces at affordable prices'. Starting its operations at a modest office in Bengaluru, today it has grown exponentially into a company with diversified portfolio of business lines like high rise constructions, infrastructure development, architectural excellence and interior designing. Sekhar Group had earned the reputation of being an ISO 9001 :2008 company which brings to fore its deep domain knowledge and process expertise in flagging aloft its winning streak.

With a decade of outstanding track record encompassing sustained growth, in-house research and reliable engineering, today Sekhar Group stands tall with its noticeable contribution across the two states of Karnataka and Telangana. Our unquestioned integrity and pioneering approach towards transparency, reliability and business ethics in delivering our promises, brand Sekhar Group had earned laurels within the industry. Leveraging technology and innovation, we have been maintaining its treasured reputation as a top-notch property development company which had garnered the trust of its customers, relentlessly focusing on setting new standards and benchmarks for the industry.

www.sekhargroup.com

