





WELCOME
HOME...

Built with Trust, Value and Commitment to Excellence

Designed to use Energy & Resources Efficiently

A Lifetime of Joy and Bliss

ABOUT VASATHI HOUSING

Vasathi Housing Limited is an ISO 9001:2008 certified organization that is committed to excellence and on time delivery. Established in the year 2009, Vasathi has acquired a prominent position in a short span of time through building energy efficient and environment friendly residential projects. Vasathi Housing offers lasting value with an emphasis on contemporary designs, optimized layouts and cutting-edge technologies.

Vasathi is one of the few players in South India that offers third party quality inspection by BUREAU VERITAS to ensure highest quality standards. Dedicated to be green compliant, Vasathi homes are designed as per LEED* guidelines. Vasathi Housing has also been accorded ISO 14001:2004 (Environmental Management System) & BS OHSAS 18001:2007 (Occupational Health and Safety Management System) certifications for preventing pollution, ensuring safety in workplace environment and taking a keen concern in the health of employees.

Vasathi strongly believes in honouring its commitments. The company is committed to deliver all its projects on time as it understands the financial impact of delay on customers.

VASATHI AVANTÉ: A PLACE CALLED BLISS

Vasathi Avanté is a self-contained residential enclave in North Bengaluru, spread across 5 acres of green landscape. Strategically located at Hebbal Circle just behind Manyata Embassy Business Park, the development offers 380 Vastu compliant apartments (2 BHK/2+Study BHK/3 BHK) that are located away from the city's hustle and bustle, yet close to work.

Vasathi Avanté is located just 4 km from Hebbal, a place which is better known for the maze of flyovers that network the Outer Ring Road and Bellary road. Spread over 150 acres, the peaceful Hebbal Lake is considered to be a bird watchers' paradise with over 70 species of water birds including Spot-billed Pelican, Eurasian Spoonbill, Shoveller, Pintail, Garganey, Little Grebe, Coot, Spot-billed Duck as well as Moorhen and Heron.

Vasathi Avanté is built on the guidelines of IGBC* green homes and the precertification process is in progress.

*IGBC stands for Indian Green Building Council





STRIKE THE
RIGHT BALANCE...

Between Aesthetics and Engineering

Creative Passion and Innovation

Smart and Luxury Living

DESIGNED FOR AN ENHANCED LIFESTYLE

Vasathi Avanté is designed by renowned architects Zachariah Consultants. With a distinct futuristic architecture, what you get is a life of complete privacy in beautiful homes washed by ample sunlight and adequate ventilation. The spaces are intelligently planned, generously landscaped and designed in complete synergy with surrounding environment. Built to truly international standards and created to be one of the finest addresses in Bengaluru, this high rise project with its majestic appeal is epitomized by elegant contemporary design.





LIVE CLOSE TO
CONVENIENCE...

Your Workplace and Children's Schools

Supermarkets and Renowned Hospitals


Your Favourite Shopping Destinations and Restaurants

REACH EVERY DESTINATION IN THE FASTEST TIME POSSIBLE

The perfect location of Vasathi Avanté makes heading to key areas in the city so easy! Bengaluru International Airport, Bellary highway (NH-7) and Thanisandra main road are within easy reach from Avanté. The 4 quadrants of Bengaluru are well connected to Avanté through the Outer Ring Road.

Whether it is good schools for your tiny tots or a quick and unplanned romantic dinner that you want to surprise your spouse with - civic amenities, major cafés, restaurants, shopping malls, supermarkets - everything is now just around the corner!



A group of people are exercising on treadmills in a gym. The image is in black and white, except for a woman in the foreground who is wearing a teal top and a teal hair tie. She is smiling and looking to the right. The other people are blurred in the background.

RECREATION FOR YOUR MIND, BODY & SOUL...

Choose a Game and get your Adrenaline Pulsing High

Awaken your Senses at the Yoga Room

Dive into the Swimming Pool to Challenge your Stamina

EXPERIENCES TO CAPTIVATE YOUR HEART

Discover a plethora of facilities amidst lush green pockets. Get your adrenaline pumping and burn calories while you work out at the well-equipped gymnasium before winding down for a relaxing and refreshing dip in the pool.

AMENITIES

Fully equipped clubhouse with:

Air-conditioned gymnasium | Yoga room | Library | Indoor games | Party hall | Swimming pool with kids' pool attached

COMMERCIAL SPACE IN AMENITIES BLOCK WITH PROVISION FOR

Supermarket | Mini shopping arcade | Bank | ATM | Pharmacy | Out-patient clinic | Restaurant | Unisex salon & wellness center | Fast food center
Launderette | Playschool & daycare center

OTHER FEATURES

Stepped water features | Piazzas | Children's play area | Leisure pavilion | Tennis court | Half basketball court | Badminton court | Tot-lot | Park for the elderly | Nannies' corner | Jogging track | Solid waste management facility | Water softening unit | Sewage treatment plant Rainwater harvesting

Amenities and features are subject to change without prior notice





Attention to Detail for a Refined Living



Premium Fittings and Fixtures to Redefine Style



Giving every Room a Touch of Elegance

STEP INTO A LIFESTYLE
OF EASE & COMFORT...

SPECIFICATIONS

Structure

Foundation : Earthquake resistant RCC framed structure in accordance with IS 456:2000, 1893:2002

Super Structure : External and internal partition walls with good quality fly ash cement blocks/clay bricks

Wall Finishes

External : Waterproof plastering in cement mortar mix, painted with Asian Exterior Paint or equivalent brand

Internal : Smooth plastering in cement mortar in all rooms and 2 coats of luppam, painted with Asian Emulsion Paint or equivalent brand

Ceiling : Smooth plastering in cement mortar in all rooms and 2 coats of luppam, painted with Asian Tractor Emulsion Paint/Oil Bound Distemper

Flooring

Living, Dining & Bedrooms : 600 x 600 mm vitrified tiles of reputed make

Master Bedroom : Wooden flooring of reputed make

Kitchen & Lobby : 450 x 450 mm anti-skid ceramic tile flooring of reputed make

Toilets, Utility & Balconies : 300 x 300 mm anti-skid ceramic tile flooring of reputed make

Doors & Windows

Main Door : Engineered frame with veneer finish and 40 mm thick veneered flush shutter with good quality spray polish finish, fixed with stainless steel mongery of reputed make

Internal Doors : Engineered frame with veneer finish and 35 mm thick veneered flush shutter with good quality spray polish finish, fixed with stainless steel mongery of reputed make

Toilet Doors : Engineered frame with veneer finish and 35 mm thick flush shutter with one side veneer and good quality spray polish finish; enamel paint of Asian Paint or equivalent brand on the other side, fixed with stainless steel mongery of reputed make

Windows : UPVC-3 track sliding windows with mild steel safety grills and provision for mosquito net

Ventilators : UPVC frame fitted with glass louvers and provision for exhaust fan

Kitchen : Jet black polished granite platform fitted with stainless steel sink with drainboard of Nirali or equivalent brand

: Provision for chimney and exhaust fan

: Provision for water purification system

Dadoing

Toilets : Glazed ceramic tile dado up to the height of false ceiling

Kitchen & Utility : Glazed ceramic tile dado up to 600 mm height above platform

Toilets : Wall mounted sanitary ware of Kohler/Hindware or equivalent brand

: All CP fittings & accessories of Jaquar-Clarion series or equivalent brand

: False ceiling in all toilets

Electrical : PVC conduits of VIP or equivalent brand, point wiring & circuit wiring of Polycab or equivalent brand

: Three phase meter distribution box of MCB Legrand or equivalent brand

: Modular switches of Legrand/Anchor or equivalent brand

: Power points for refrigerator & microwave oven/grinder in kitchen and washing machine in utility

: Geyser point in all bathrooms

: Television point in living room and all bedrooms

: Provision for telephone and internet connection in living room, master and children's bedroom

: AC point in living room and all bedrooms

: Sufficient number of points for lighting and power

: Adequate car parking in the cellar and stilt floors

Parking

Lifts

: Automatic passenger lifts of Johnson/Kone/Omega or equivalent brand

Generator

: Backup power for all lights & fans and one 16A socket in kitchen

Home Automation

: Motion sensor in living room, gas leakage sensor in kitchen and wireless smart switch panels

Tablet for monitoring and controlling the house

Water Management

: Ground water/Municipal water, treated with water softening plant and supplied for domestic use

: Waste water treated by STP and reused for gardening & flushing

Solid-waste Management: Organic waste collected from garbage chute, treated in organic waste converter and used as manure

Centralized Gas Bank : Gas banks for individual towers with meter provision close to the apartments



A modern living room with a smart home control panel on the wall. The room features a white sofa with teal and grey pillows, a black lamp, and a framed picture of a church. A kitchen area is visible in the background. The overall aesthetic is clean and contemporary.

A HOME WITH AN INTELLIGENT MIND...

Home Control at your Fingertips, Wherever you are

Making your Life Comfortable and Secure

A Secure Shelter for the Ones you Love

Enter the world of new-age home automation where you can control your home from anywhere in the world using your smartphone or tablet. Every home at Vasathi Avanté comes with **free smart home solution** and a touchpad to make your home come to life and take care of itself.

SAFE

Avanté's smart home solution is focused on making your home safe for you and your loved ones. Equipped with special safety features, in the event of any crisis, 'your home' will immediately alert you and the security personnel of your community. Depending on the situation, nearest hospitals and police stations can be alerted.

Gas Leakage Detector – Sense a gas leakage as soon as it occurs. Prevent accidents that can bring your world down

Intruder Alert – Now you can 'arm' your home to detect intrusions and unauthorized entries

Panic Button – In case of an emergency, hit the panic button on the tablet to call for help

SECURE

Visitor Identity Confirmation – With free smart home solution, you can now screen your visitors. Avanté's Visitor Identity Confirmation feature will help the security personnel of your community to confirm the identity of your visitor through video call

Video Surveillance – Keep a watch over your children from your home or office through your tablet or special phone app. With continuous surveillance of common areas like the children's play area, enjoy true peace of mind

SMART

Remote Lighting – Manage your home lighting from anywhere in the world. Control the lights from the comfort of your bedroom, kitchen, car or even from a remote holiday resort. Remote lighting offers you control over your home's lighting with a single touch

Mood Setting – Create the right ambience for the evening at your Avanté home with a single touch. Set the lights to suit your mood, preference and occasion

Smart Community – Enjoy pleasures of a new-age smart, social and zero-paper community. With a resident directory on your tablet, it will take you less than a minute to get in touch with your neighbours. Plan events, pay bills, video chat or book the tennis court - all with your tablet

Energy Management – Monitor your power consumption. Learn to plan your energy consumption and make your home more eco-friendly

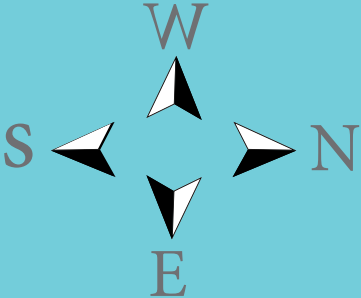
Now, with the free smart home solution in your Avanté home, you are limited only by your imagination!



SITE PLAN



- 5 acres of green landscape
- Stepped water features
- Plazas
- Children's play area
- Leisure pavilions
- Tree plazas



FLOOR PLAN

3 BHK

SIZE - 1616 sq ft



01. Kitchen 10'4" X 9'10"

02. Foyer 5'3" X 10'4"

03. Dining 15'9" X 8'10"

04. Living 11'6" X 10'

05. Children's bedroom 10' X 11'

06. Guest bedroom 11'2" X 12'

07. Master bedroom 15'1" X 12'

08. Toilet 8'6" X 5'5"

09. Toilet 5'5" X 8'6"

10. Utility 7'3" X 4'9"

11. Balcony 11'2" X 4'11"

12. Toilet 5'5" X 8'4"

FLOOR PLAN

2+Study BHK

SIZE - 1245 sq ft



01. Kitchen 14'9" X 6'11"

02. Foyer 4'9" X 9'7"

03. Dining 12' X 8'6"

04. Living 10' X 9'4"

05. Guest bedroom 10' X 11'

06. Master bedroom 13'11" X 10'

07. Toilet 8' X 5'1"

08. Toilet 5'1" X 8'2"

09. Study 7'7" X 11'

10. Utility 6'11" X 4'5"

11. Balcony 9'6" X 3'11"



FLOOR PLAN

2 BHK

SIZE - 1074 sq ft



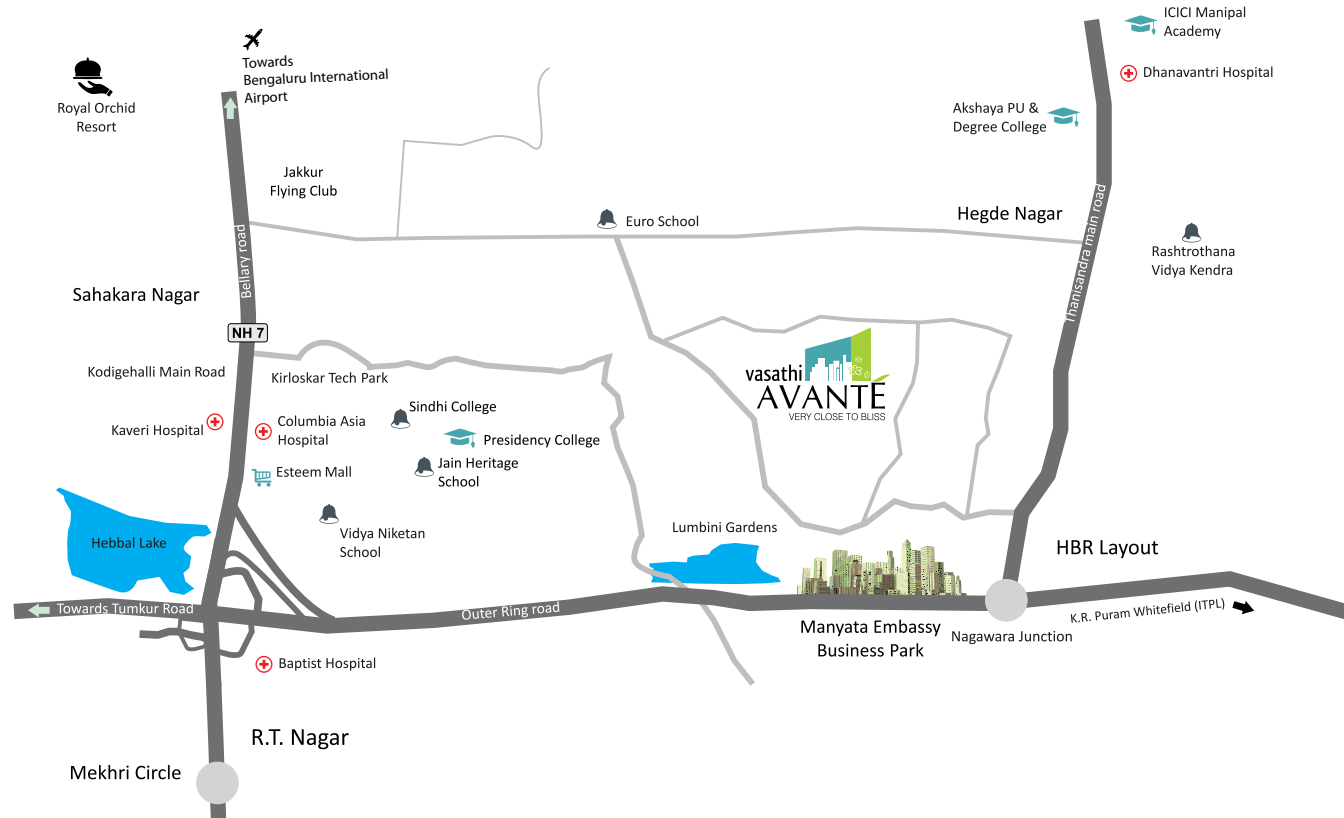
- 01. Kitchen 6'11" X 13'9"
- 02. Foyer 5'1" X 8'8"
- 03. Dining 12'6" X 7'10"
- 04. Living 10' X 10'8"
- 05. Children's bedroom 10' X 11'

- 06. Master bedroom 12' X 10'
- 07. Toilet 7'7" X 5'1"
- 08. Toilet 5'1" X 7'7"
- 09. Balcony 9'8" X 3'11"
- 10. Utility 6'11" X 4'5"





LOCATION MAP



Map not to scale

- Manyata Embassy Business Park 1.2 km
- Hebbal Flyover 6 km
- Columbia Asia Hospital 8 km
- Bangalore CBD 12 km
- Yeshwantpur Railway Station 12 km
- Bengaluru International Airport 26 km



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