



with ethnic beauty!

Endowing life

Project by **Obel**  
BUILDERS

Endowing life with ethnic beauty!  
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Excellence is our tradition

OBEL  
Banjara



2 BHK, 2 BHK + Study & 3 BHK  
Luxury apartments @ Horamavu, Bangalore

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Excellence is what we gift...!

If we take a closer look into our dreams, we realize that we have traveled a great distance in life to make them real. At every stage we wish for something and achieve a lot. We compromised ourselves, convinced our mind and balanced hopes with hard work towards gifting ourselves a successful lifestyle. Yet something always remains tickling in our thoughts, there are reminding our self that there is much more valuable things that we have - greater hopes refresh, rejuvenate and rejoice, to bejewel our lives.



KEY PLAN



BLOCK - A  
GROUND FLOOR PLAN



3 BHK (West) 1480 Sft, Terrace Area 205 Sft.



2 BHK (East) 1095 Sft, Terrace Area 800 Sft.



3 BHK (West) 1445 Sft.



2 BHK (East) 1305 Sft, Terrace Area 185 Sft.



2 BHK (West) 1260 Sft, Terrace Area 200 Sft.



3 BHK (East) 1380 Sft.



2 BHK (West) 1145 Sft, Terrace Area 460 Sft.

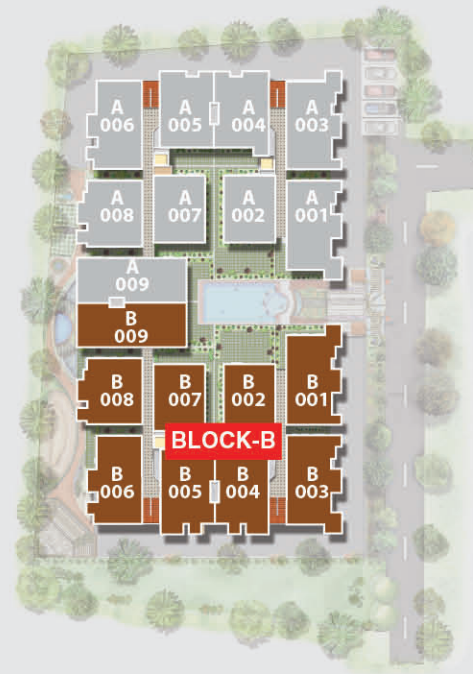


2 BHK + Study (East) 1280 Sft.



3 BHK (North) 1480 Sft, Terrace Area 220 Sft.

KEY PLAN



BLOCK - B  
GROUND FLOOR PLAN



3 BHK (West) 1460 Sft, Terrace Area 225 Sft.



2 BHK (East) 1140 Sft, Terrace Area 820 Sft.



3 BHK (West) 1455 Sft.



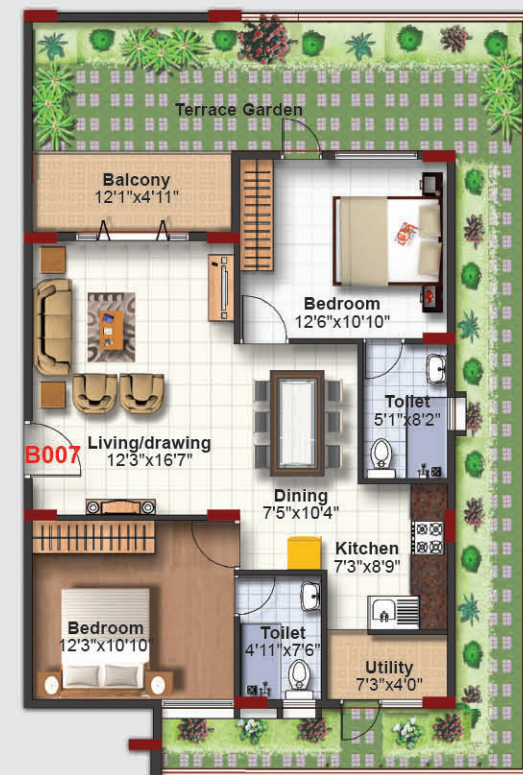
2 BHK (East) 1215 Sft, Terrace Area 200 Sft.



2 BHK (West) 1265 Sft, Terrace Area 180 Sft.



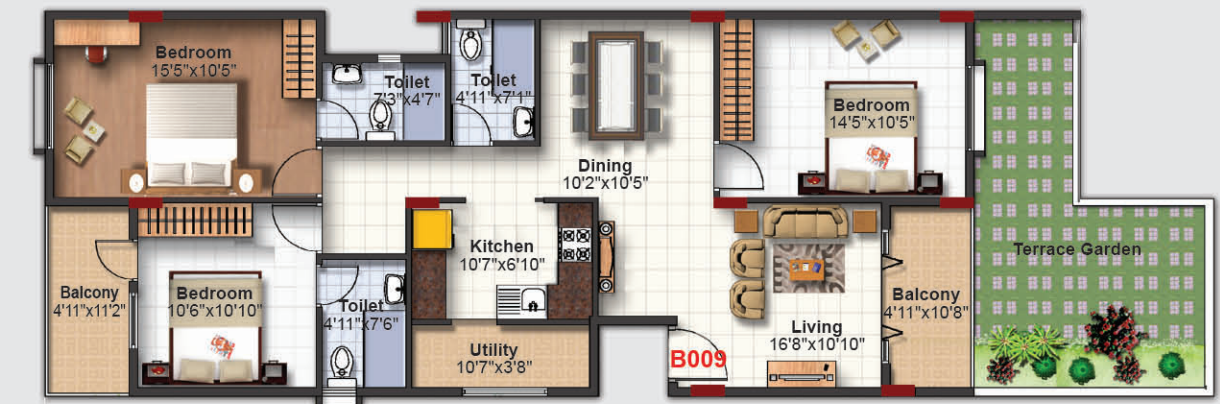
3 BHK (East) 1385 Sft.



2 BHK (West) 1095 Sft, Terrace Area 475 Sft.

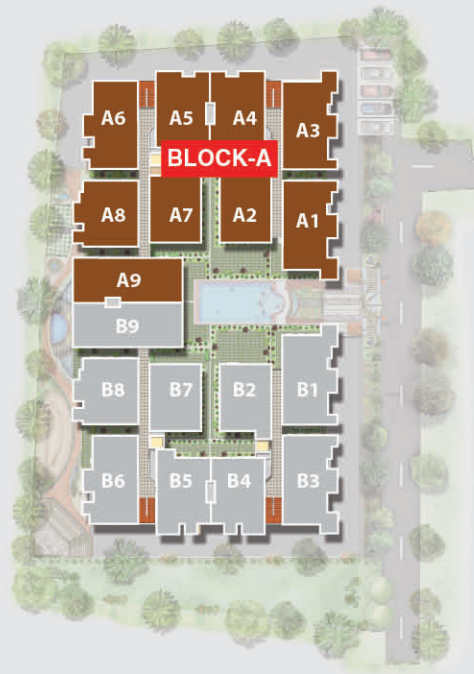


2 BHK + Study (East) 1275 Sft.



3 BHK (West) 1515 Sft, Terrace Area 225 Sft.

KEY PLAN



BLOCK - A  
TYPICAL FLOOR PLAN



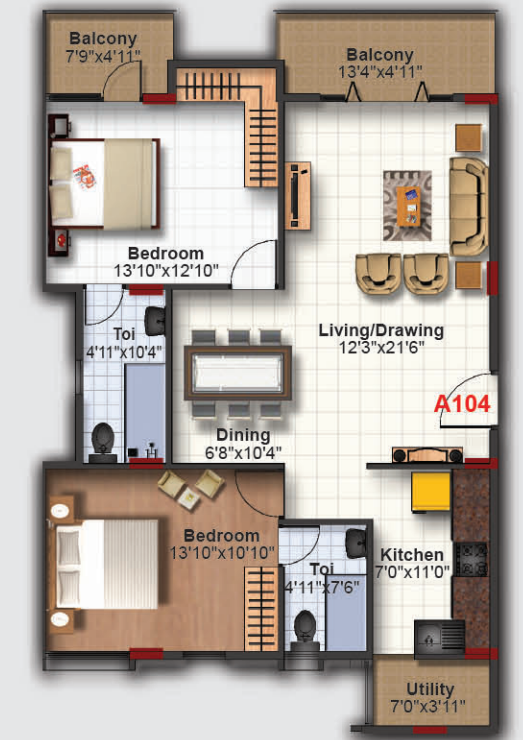
3 BHK (West) 1480 Sft.



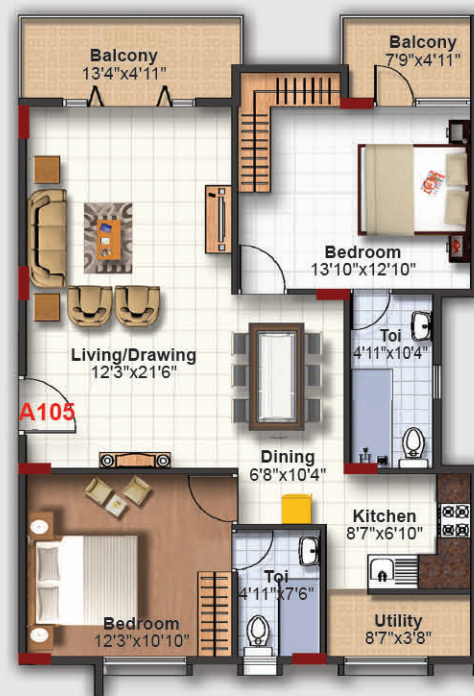
2 BHK (East) 1095 Sft.



3 BHK (West) 1445 Sft.



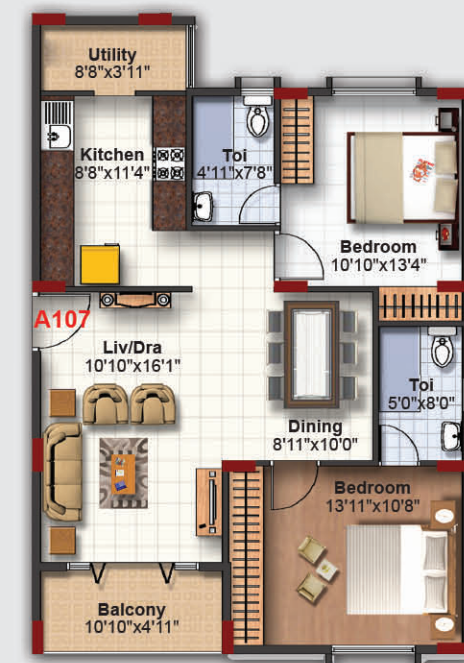
2 BHK (East) 1305 Sft



2 BHK (West) 1260 Sft.



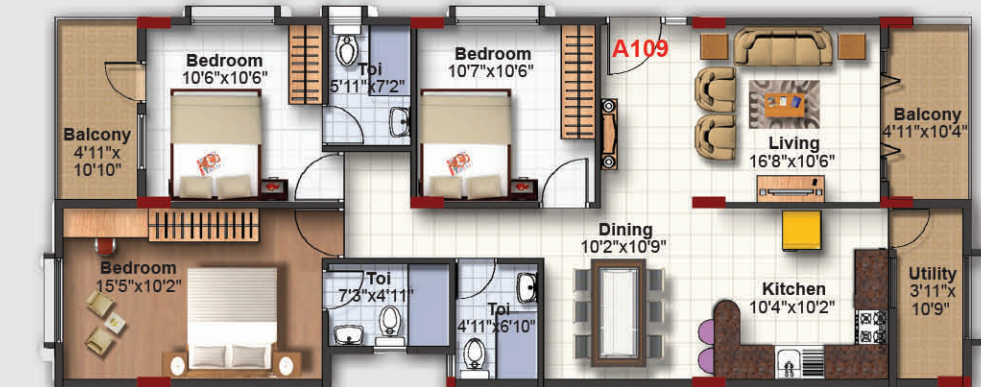
3 BHK (East) 1380 Sft.



2 BHK (West) 1145 Sft.

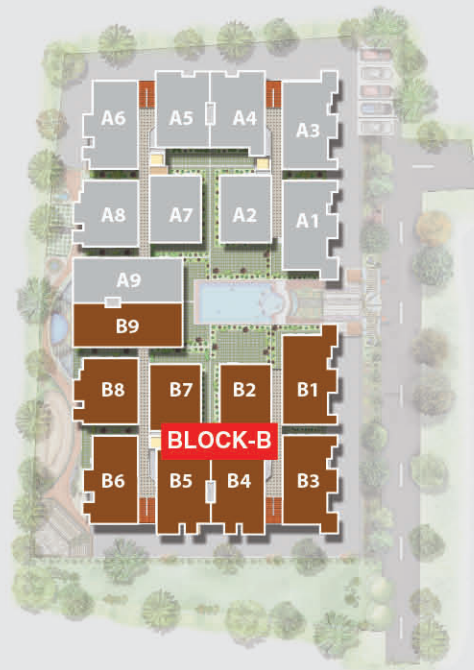


2 BHK + Study (East) 1280 Sft.

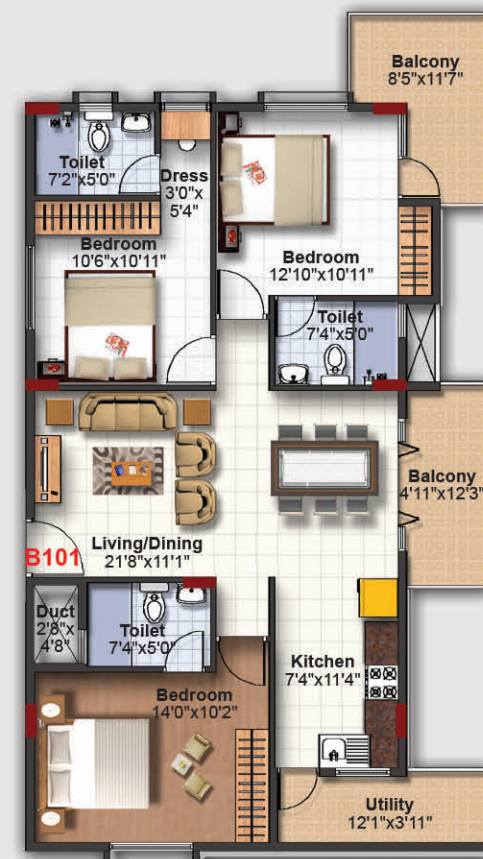


3 BHK (North) 1480 Sft.

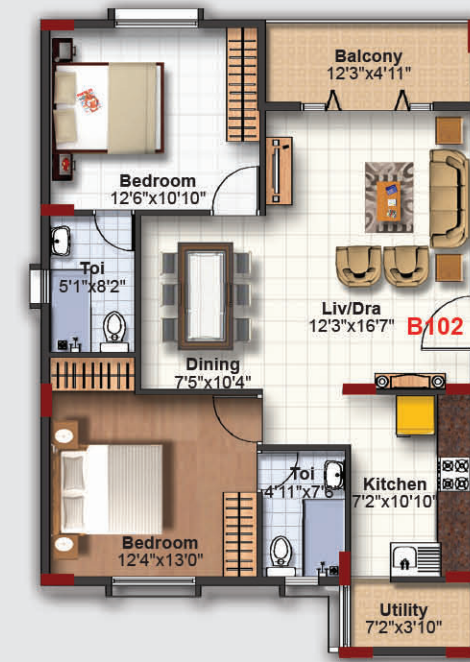
KEY PLAN



BLOCK - B  
TYPICAL FLOOR PLAN



3 BHK (West) 1460 Sft.



2 BHK (East) 1140 Sft.



3 BHK (West) 1455 Sft.



2 BHK (East) 1215 Sft.



2 BHK (West) 1265 Sft.



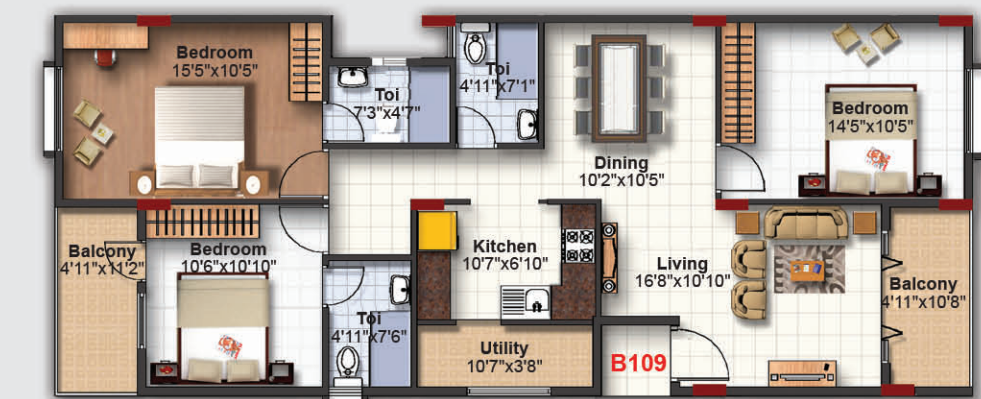
3 BHK (East) 1385 Sft.



2 BHK (West) 1095 Sft.



2 BHK + Study (East) 1275 Sft.



3 BHK (West) 1515 Sft.

# OBEL Banjara

## AMENITIES

1. Entrance Plaza
2. Private Garden
3. Water Cascade
4. Swimming Pool with Toddlers Area
5. Gym/Aerobics
6. Multipurpose Hall
7. Open Air Theatre
8. Skating Rink
9. Senior Citizen Lounge
10. Chess Board

STILT FLOOR PLAN



















Excellence in  
Abundance...

Live where you  
belong to



## SPECIFICATIONS

	<b>STRUCTURE</b>	R.C.C framed structure to withstand wind and seismic loads as per BIS.
	<b>SUPER STRUCTURE</b>	Solid block masonry, plastering with smooth finish in cement mortar.
	<b>DOORS</b>	Main door : Teak wood frame and teak laminate shutters. Internal doors : Sal wood frames with best quality flush doors.
	<b>WINDOWS</b>	Powder coated three track aluminum sliding windows shutters fitted with decorative safety MS grills.
	<b>FLOORING</b>	24" x 24" vitrified tiles in all the rooms and ceramic tiles in the toilets, wash area and balconies.
	<b>TILES CLADDING</b>	Dadoing in kitchen: Glazed ceramic tiles dado upto 2' height above the kitchen platform. Bathrooms: Glazed ceramic tiles of good quality dado upto door level. Utilities & Wash: Glazed ceramic tile dado upto 3' height. Staircase: Good quality tiles with 4" skirting for steps and landing.
	<b>PAINTING</b>	External: Weather proof Acrylic emulsion paint of Asian / ICI or equivalent make. Internal: Smooth wall putty finish with acrylic emulsion paint of Asian / ICI or equivalent make over a coat of primer.
	<b>KITCHEN</b>	Granite platform with stainless steel sink with adequate power points and provision for cabinets, exhaust fan and chimney.
	<b>UTILITIES / WASH</b>	Provision for washing machine and wet area for washing utensils, etc.,
	<b>TOILETS</b>	All toilets consist of: A washbasin, EWC with flush tank of reputed make Hot and cold wall mixer with shower. Provision for Geysers and exhaust fan in all toilets. All C.P fittings of standard make.
	<b>ELECTRICAL</b>	Concealed copper wiring of good make, Power outlets for air conditioners, geysers, chimney, refrigerator, microwave, mixers etc., Miniature circuit breakers (MCB) for each distribution board of reputed make.
	<b>TELECOM / BROADBAND</b>	Provision for telephone, broadband and cable TV in living and master bedroom. Intercom or appropriate security features will be provided.
	<b>GENERATOR</b>	Adequate standby power supply to all the flats and common areas.
	<b>LIFT</b>	Reputed make lifts with power backup.
	<b>LANDSCAPING</b>	Garden, Lawns & Water Cascade Etc.
	<b>OTHER FEATURES</b>	Borewells, Sump & Stp.

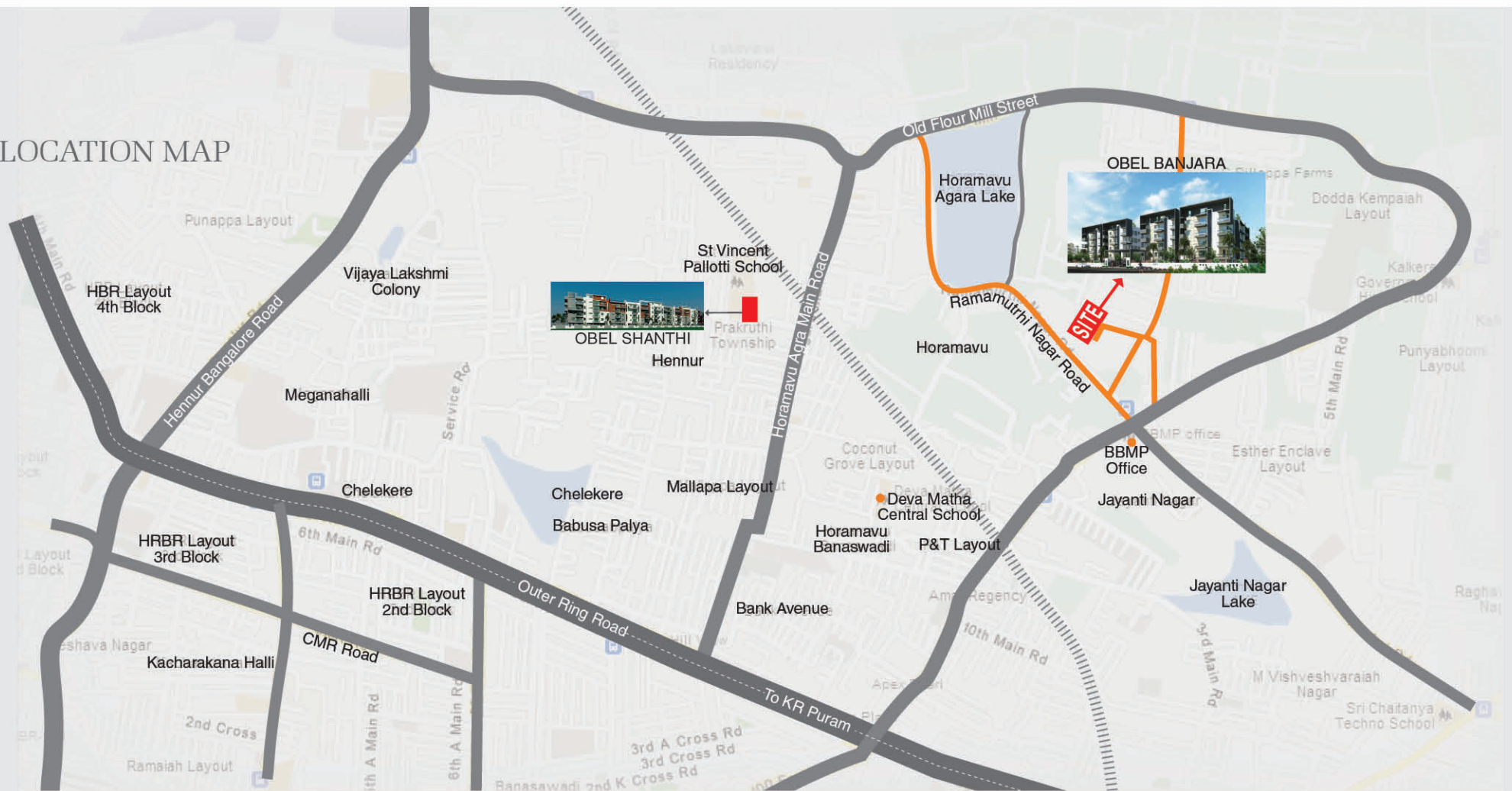
## Excellence...for you to experience more!

Every facility, designed exclusively to reflect grand style - bedrooms, hall, kitchen etc... connect themselves with nature. Ventilation, natural light and breeze to spread and flow across the sprawling interior space to stay with natural excellence.





## LOCATION MAP



[www.obelbuilders.com](http://www.obelbuilders.com)

BUILDERS

**Obel**  
BUILDERS

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## Ongoing Projects



OBEL SHANTHI @ Babusa Palya, Bangalore



OBEL VILLAS @ Whitefield, Bangalore

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