

VASUKI
VALLABHA

PREMIUM

BOUTIQUE APARTMENTS

Welcome to
Vasuki Vallabha life
Where luxury finds its soul.



2 & 3 BHK

| 2MIN TO METRO STATION

| VASTU PERFECT

HOMES THAT ARE **CRAFTED**, NOT CONSTRUCTED.

At Vasuki Vallabha, you don't just buy a home, you inherit a lifestyle. Premium boutique residences designed with *precision*, powered by *vastu*, and elevated by *privacy*.

Every detail has one purpose:

To give you more-more space,
more calm, more connection.



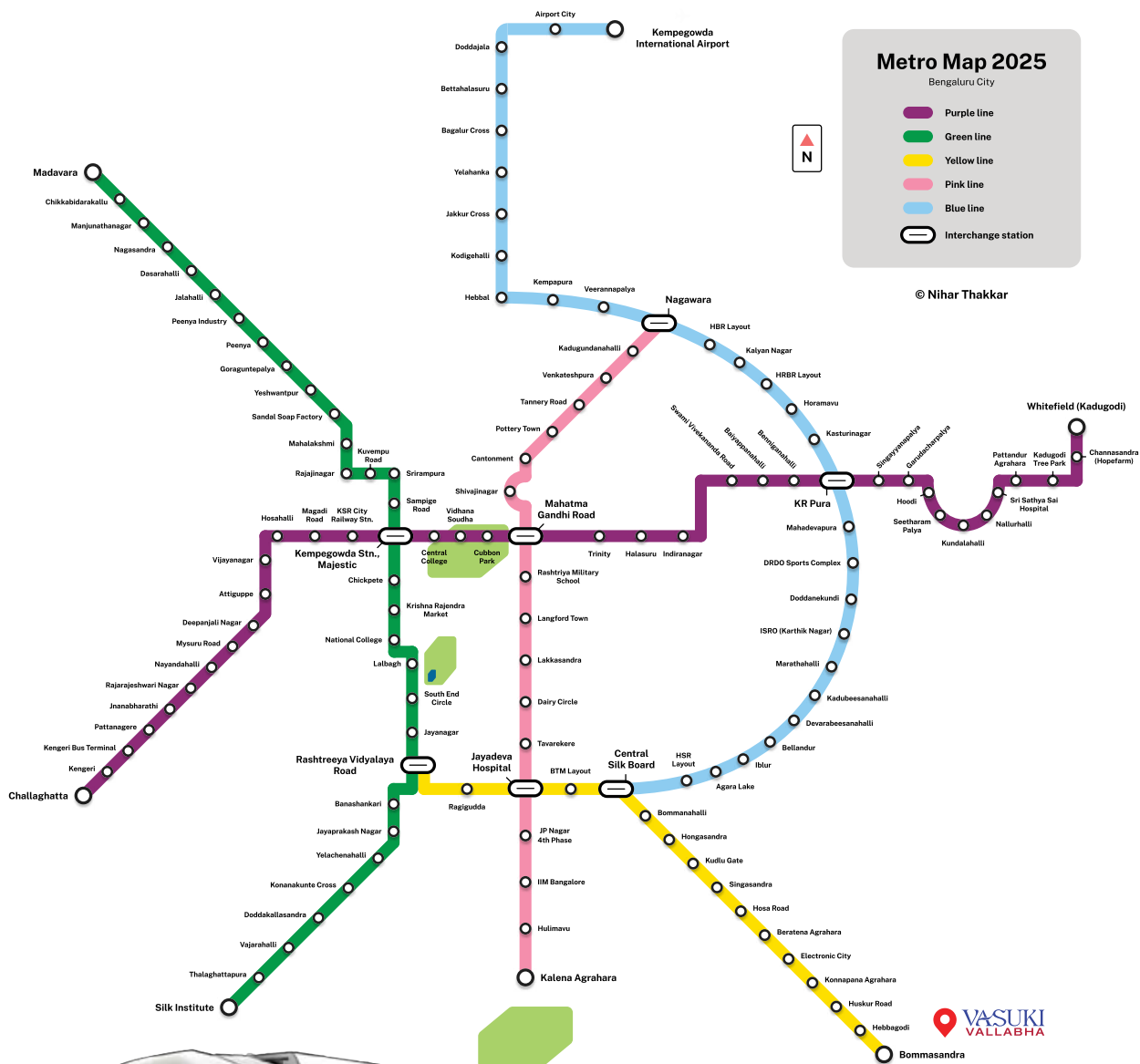
WHERE LESS IS TRULY MORE.

Limited boutique residences. **No common walls.** Pure privacy, abundant light, breezy balconies. Crafted for those who prefer exclusivity over the ordinary.



Why Battle Traffic, When Life's Already On Track?

Just a **2-minute walk** from **Hebbagodi Metro Station**, near BIOCON.





VASTU & HARMONY

Homes That Align With Energy,
Not Just Architecture.

Every home designed with **Vastu compliance**. A balance of energy that invites health, prosperity, and positivity into your everyday.



Where Silence Becomes **Your Nearest Neighbour.**

PRIVACY GUARANTEED.

- SPACIOUS BALCONIES
 - SUNLIGHT-FILLED MORNINGS,
 - CALM EVENINGS
-

A home that listens only to you.



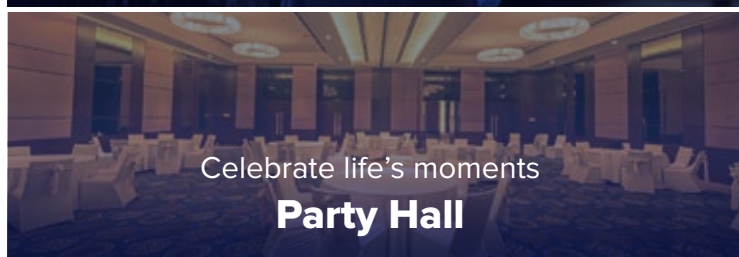
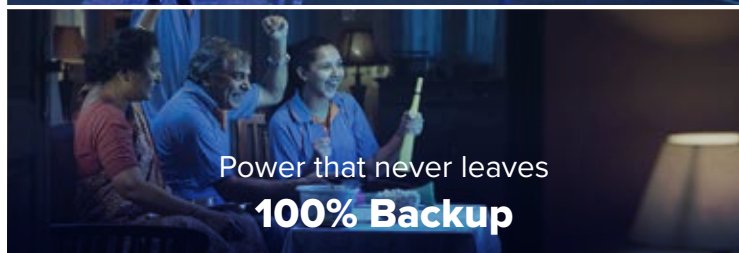
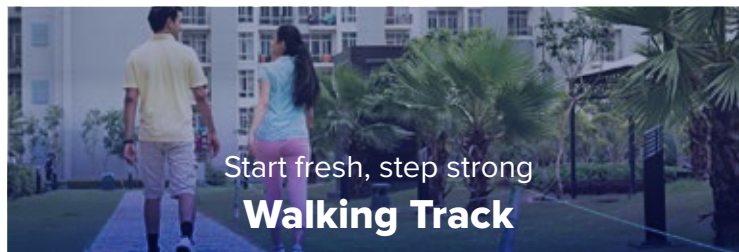
Every layout is planned to maximise space, light, and comfort. A boutique design that reflects your lifestyle.



YOUR SPACE. YOUR STORY.



EVERYDAY COMFORT. EVERYDAY CELEBRATION.



SPECIFICATIONS

DOORS

Main door:

- Teak wood frame with teak shutters.

Internak doors:

- Sal wood frame flush shutters.

Toilet doors:

- Sal wood frame WPC with waterproof paint.

DADOING

Toilets:

- Ceramic grazed tiles dado up to door height

Kitchen:

- Ceramic tile dado above the counter

Utility:

- Ceramic tiles up to 7 ft height

LIFT FACILITY

- Providing lift for 8 passengers with modern feature.

WATER SUPPLY

- Adequate water supply through
- Borewell, provision well under ground sump and overhead water tank.

WINDOWS & VENTILATORS

- 3 layered multitrack UPVC Window with plain clear glass along with necessary decorative grill work with mosquito prevention.

ELECTRICAL WORKS

- Provision for AC in living room
- TV & Telephone ports in living room and bedrooms.
- Concealed copper wire with adequate light points along with power points, fan points, tv points in living and master bedroom.

FOUNDATION & SUPER STRUCTURE

- RCC footing with framed structure.

Internal / External Walls:

- solid concrete block masonry

Roof Slab:

- Reinforced cement concrete slab with water proofing

Ceiling height: 10ft

- Plastering: Plastered with lime rendering external plastered with sponge finish ceiling plaster with lime rendering.

KITCHEN

- Granite top platform with stainless steel sink and 2 high glazed tiles above platform.

FINISHES / FLOORING

Living/Dinning:

- Vitrified tiles (ISI)

Bedrooms:

- Vitrified tile flooring

Kitchen & utility:

- Vitrified tiles

Toilets:

- Anti skid designer vitrified tile

Balconies:

- Anti skid vitrified tiles

PAINTING

Interior walls & ceilings:

- Tractor emulsion paint with roller finish.

Exterior walls:

- Cement based paint.

Kitchen/Utility:

- Washable emulsion paint.

Toilet walls & calling:

- Anti fungal paint.

SANITARY & BATHROOM FIXTURES

- White coloured floor/wall mounted sanitary ware in all toilets.

- Health faecet for all toilets.

- Shower in all toilets.

- Provision for gyser and exhaust fan.

GENERATOR BACKUP

- Providing generator power supply to the common area of the Residential building.

CAR PARKING

- Exclusive covered car parking in basement, for each flat

CCTV

- CCTV Surveillance at common areas.

SECURITY

- Round the clock security.

STEP **INSIDE.**

STEP INTO **LUXURY.**



UNIT 1 | **1220 SFT**



UNIT 2 | **1220 SFT**



UNIT 3 | **1220 SFT**



UNIT 4 | **1220 SFT**



UNIT 4

1220 SFT



UNIT 5

1220 SFT



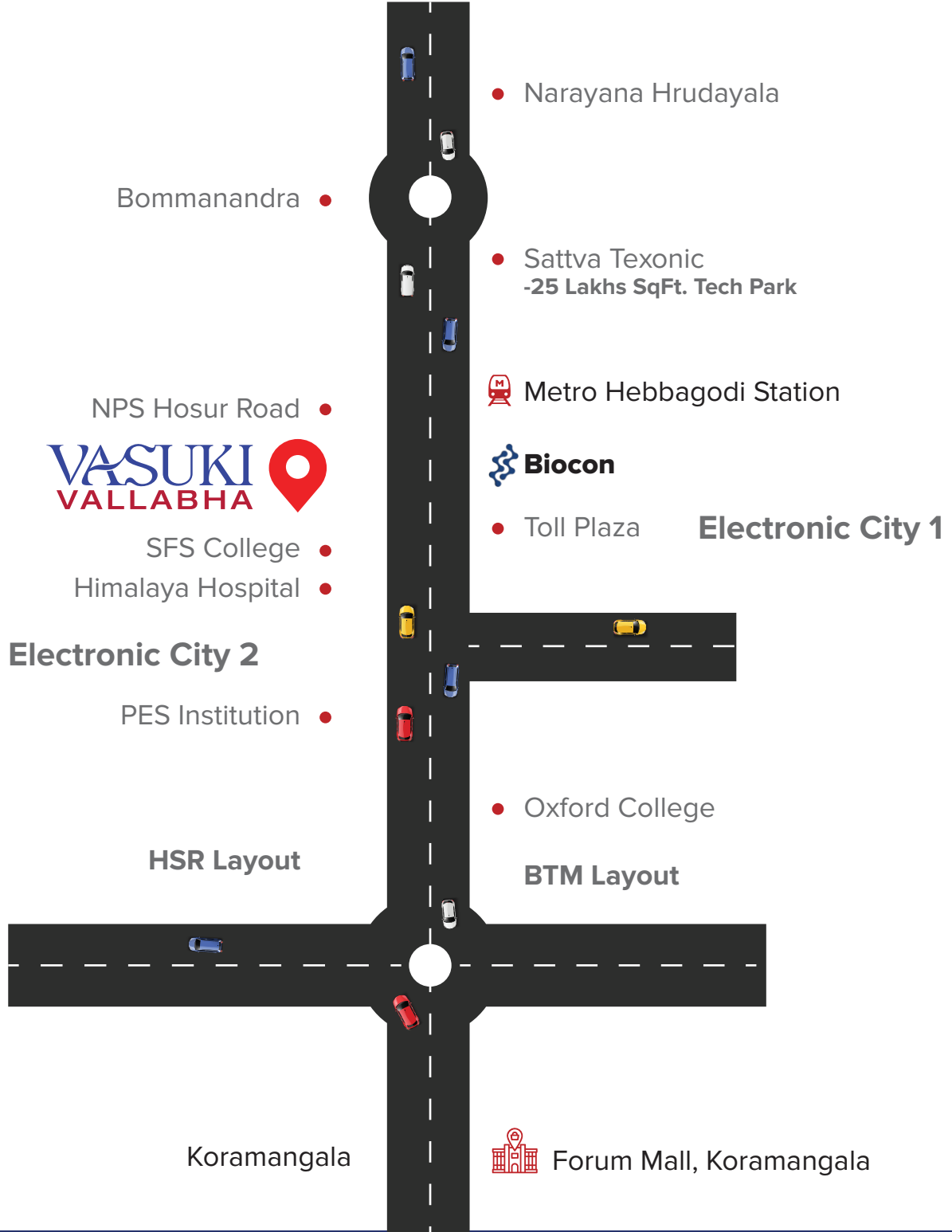
UNIT 6

1220 SFT



UNIT 7

1220 SFT



NEAR BY LOCATIONS



Delta

1 min walk

- Hebbagodi Metro Station – 100 meters
- NPS Hosur Road – 100 meters
- SFS School and Collage – 400 meters
- Vimalaya Multi Speciality Hospital – 500 meters



Biocon

1 min walk

- Infosys 4 KMs – 15 minutes
- Silk Board Junction – 20 Minutes
- Narayana Health – 10 minutes
- Nice Road Toll – 10 minutes