

Promoted By:



- Great Location • Great Value
 - Great Investment • Great Quality
- What more can you ask for ?



2 & 3 BHK Luxurious Apartments @ Ganga Nagar off R.T. Nagar



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DHRUVA
Aurora
beyond luxury

Stay close to everything



2 & 3 BHK Luxurious Apartments @ Ganga Nagar off R.T. Nagar



STRUCTURE

- RCC Framed Structure with necessary footings & beams.
- Solid concrete block masonry for internal and external walls.
- Basement Car Parking. Elegant Entrance Lobbies

PLASTERING

- All internal walls will be smoothly plastered with Lime rendering.
- External Walls: Sponge finish plastering.

PAINTING

- **Interior** - 2 coat acrylic emulsion paint with roller finish.
- **Exterior** – Water proof colored cement based and textured paint at selective places. Enamel Paint for MS Grill.

FLOORING

- **Living, Dining, Bedroom** - Vitrified Tiles
- **Balconies/Utility/Kitchen/ Bathrooms** – Anti skid Ceramic Tiles.
- **Common area/Staircase/ Lift lobby** - Granites.

KITCHEN

- Black Polished Granite Platform with stainless steel sinks.
- Ceramic Tiles 2 feet above the Granite Platform
- Provision for washing machine in utility area.
- Provision for Aqua- guard and Refrigerator.

TOILETS

- **Superior Quality Ceramic** - Wall Tiling up to 7ft. Height.
- **Provision for** - Exhaust Fan.
- **Fitting & Fixtures** - of Reputed make.
- **CP Fittings** - of Reputed make

“Dhruva Aurora” a BBMP approved 2&3 BHK luxury residential apartment is Conveniently located in Giddappa Block, Ganaganagar off RT Nagar, Bangalore. “Dhruva Aurora” is a mere step away from World Class Hospitals, Educational Institutions, Shopping Malls, Restaurants, Theatres and Cultural Centres.

The design is undertaken by skilful team of Architects & Structural Engineers, and the construction has been retained in-house so as to ensure quality construction of your Dream Home.

“Dhruva Aurora” range from **875 Sq.Ft. to 1960 Sq.Ft.** The design team has taken special care so that all the units have proper lighting and ventilation. All our flats are 100% vastu.

It's all here at “Dhruva Aurora” where we understand your world and have designed living spaces that help you realize your dreams. “Dhruva Aurora” a pioneering venture putting all its efforts to make your dream home a reality.

ELECTRICAL

- **Electrical wires** - Fire resistant electrical wires of Finolex / Anchor or equivalent make.
- **MCB** - One minute Circuit Breaker (MCB) for each room provided at the main distribution Box within each unit.
- **ELCB** - For safety, one Earth Leakage Circuit Breaker (ELCB) will be provided for each unit.
- **Telephone points** - To be provided in living room and Master bedroom.
- **A/C point** – Provision for A/C point in Master Bedroom.
- **TV Point** – One TV Point to be provided in Master Bed room & Living Room

DOORS & WINDOWS

- **Main Door** - in teak wood Frame with OST Shutters.
- **Internal Doors** - in Hard wood and Panelled skin doors.
- Good Quality of hardware for all doors.
- Aluminum sliding windows with glass and MS grills.

SERVICES

- Rain water harvesting.
- Sewage treatment plant.
- Intercom Facility.
- Power Backup Generator for Common area & Apartments.
- 1 No. of Lift for each block of reputed make.

SECURITY SYSTEM

- CCTV Cameras will be provided in the common areas and at the security gate.
- Security personnel to patrol the project round the clock.





Conveniently located at Ganga Nagar off RT Nagar, **Dhruva Aurora** is right amidst one of the best planned neighbourhoods in Bangalore's innovative planning that maximises the availability of space, the enclave keeps you close to the city's centres of business, Shopping Malls, Hospitals, Schools, Colleges, walk able distance. while also treating you to a calm, peaceful enclave.

Location Advantage

- 3 KM from Hebbal Junction
- 18 KM from International Air port
- 0.5 KM from Bellary Main Road
- 5 KM from Mekhri Circle
- 12 KM from MG Road
- 14 KM from Railway station

Educational Inst.

- NIIT International School
- PLM Traning Center
- IIHT • IETE • RIA Inst.
- MS Ramaiah Institute of Technology
- GRV Group of Institute
- ArmyPublic School

Super market

- Esteem Mall • Big Mart • Big Bazaar

Super Speciality Hospitals

- MS Ramaiah Hospital
- Ganganagar Orthopaedic Centre
- Mallica Hospital
- Esteem Mall

Promoted By:



Office:

Project at: Giddappa Block, Opp: Post Office,
Ganga Nagar, R.T. Nagar, Bangalore



Advocate & Consultant



For Booking Contact:

CALL ON

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Email:

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