

# HEART OF HARMONY

By CKPC Properties



## Discover harmony at the heart of South Bengaluru

📍 Hosur Main Road, 10 mins from Silk Board.



Artist's impression

RERA No: PRM/KA/RERA/1251/310/PR/310326/008560

# HARMONY, reserved for the few

Rising on Hosur Main Road, just 10 minutes from Silk Board, this is a high-rise community designed for like-minded families who value thoughtful living and an uncompromising attention to detail.



Exclusive high-rise residences

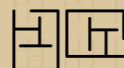
Artist's impression



2B + G + 24 floors



Just 137 exclusive residences



Zero common walls



Open-to-sky garden decks every three floors



270° panoramic views



84% open space

# HARMONY in everyday experience



Grand double-height lobby on the ground floor



Amenities thoughtfully spread across ground and terrace levels



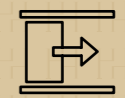
150 ft offset from boundary wall to tower



Vehicle-free podium



At the triad of delight: 400mtrs from the Metro, right on NH48, minutes from lifestyle hubs.



Basement access right near the entrance



Grand double-height lobby on the ground floor

Artist's impression

# HARMONY in spatial design

Meticulously crafted for a way of living that feels calm, organised, and intuitively effortless.



## Legend

### Entry & Plaza Areas

- 01. Entry/exit arch with security cabin
- 02. Roundabout
- 03. Jogging track
- 04. Bicycle track
- 05. Driveway
- 06. Arrival court
- 07. Signature water feature
- 08. Drop-off area
- 09. Surface parking

### Nature & Family

- 10. Sculpture court
- 11. Amphitheatre
- 12. Star gazing deck
- 13. Sundowner firepit

### Relaxation

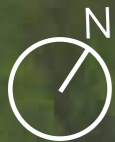
- 14. Tree court plaza
- 15. Paw park
- 16. Nature trail
- 17. Lawn with mounds
- 18. Reflexology path

### Sports

- 19. Basketball practice court
- 20. Outdoor gym
- 21. Play courts

### Children

- 22. Tot lot
- 23. Rock climbing wall



# HARMONY, in indulgence

-  Sauna & steam
-  Spa
-  Swimming pool
-  Paddle pool
-  Lazy pool
-  Ice bath



Swimming pool along with paddle pool and lazy pool










Artist's impression



Seating plaza

Artist's impression

# HARMONY in social experience

-  Arrival court
-  Amphitheatre
-  Banquet hall (with kitchen & pre-function area)
-  Sculpture court
-  Seating plaza
-  Sundowner firepit
-  Multipurpose room
-  Co-working space
-  Provision for convenience store

# HARMONY in wellness & play



Basketball practice court



Gym



Outdoor gym



Jogging track



Bicycle track



Play courts



Pickleball



Rock climbing wall



Tot lot



Play courts

Artist's impression



Sculpture court

Artist's impression

# HARMONY in relaxation



Reflexology path



Paw park



Nature trail



Star gazing deck



Indoor games



Lawn with mounds

# Typical Floor Plan

3rd, 4th, 6th, 7th, 9th, 10th, 12th, 13th, 15th, 16th, 18th, 21st, 22nd Floors



# Typical Floor Plan

5th, 8th, 11th, 14th, 17th, 20th Floors



**Disclaimer:** All floor plans, layouts, furniture, fixtures, and fittings shown are for illustrative purposes only and do not form part of the offering. Actual apartment areas and dimensions may vary depending on the selected unit and are subject to change based on site conditions, design development, and statutory requirements. Common areas, lobbies, and window placements may differ across floors. All plans are prepared in accordance with the latest sanctioned drawings and are subject to revisions mandated by authorities or applicable laws.

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# 3 Bed Residence - Classic (01)

Saleable Area: 1,824 Sq. Ft.



Key Plan



Carpet Area	Balcony, Utility, Vestibule, Dry Yard	Private Garden	Proportionate Common Area
1,141 Sq. Ft.	Ft. 103 Sq. Ft.	21 Sq. Ft.	559 Sq. Ft.

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# 3 Bed Residence - Premium (04)

Saleable Area: 2,023 Sq. Ft.



Key Plan



Carpet Area	Balcony, Utility, Vestibule, Dry Yard	Proportionate Common Area
1,242 Sq. Ft.	154 Sq. Ft.	627 Sq. Ft.

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# 3 Bed Residence - Luxe (1)

Saleable Area: 2,189 Sq. Ft.



# 4 Bed Residence - Grande (01)

Saleable Area: 2,572 Sq. Ft.



Key Plan



Carpet Area	Balcony, Utility, Dry Yard	Private Garden	Proportionate Common Area
1,377 Sq. Ft.	121 Sq. Ft.	18 Sq. Ft.	673 Sq. Ft.

Key Plan

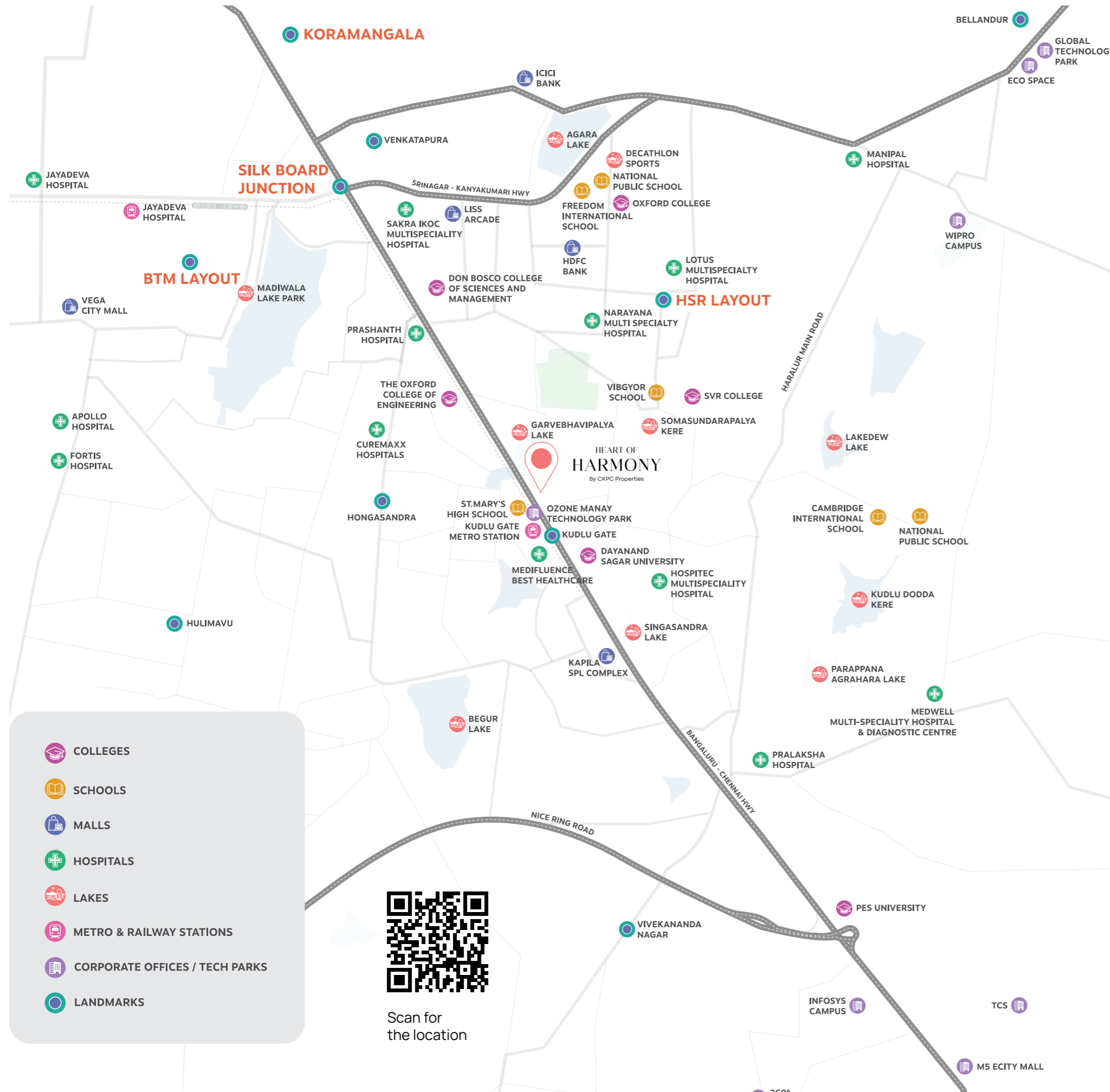


Carpet Area	Balcony, Utility, Dry Yard	Private Garden	Proportionate Common Area
1,632 Sq. Ft.	128 Sq. Ft.	22 Sq. Ft.	790 Sq. Ft.

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# Location Map



Scan for the location

## HOSPITALS

- Medfluence Best Healthcare – 1.2 km
- Prashanth Hospital – 2.6 km
- Narayana Multispeciality Hospital – 2.6 km
- Curemaxx Hospitals – 3.1 km
- Pralaksha Hospital – 3.5 km
- Lotus Multispeciality Hospital – 3.8 km
- Medwell Multispeciality Hospital & Diagnostic Centre – 5.5 km
- Jayadeva Hospital – 6.9 km

## SCHOOLS & COLLEGES

- New Horizon High School – 11.3 m
- VIBGYOR School – 2.9 km
- National Public School – 3.7 km
- Freedom International School – 3.9 km
- Cambridge International School – 4.3 km

## SHOPPING & DAILY NEEDS

- Nexus Mall, Koramangala – 6.7 km
- M5 Ecity Mall – 7.2 km
- Vega City Mall – 7.4 km

## SPORTS

- The Majesstine Sports – 850 m
- Atal Bihari Vajpayee Stadium, HSR – 3.1 km

## TECH & BUSINESS HUBS

- Infosys Campus – 6.4 km
- TCS – 7.2 km
- Accenture – 8.2 km
- 360° Business Park (By CKPC) – 8.6 km
- Eco Space – 9.6 km
- Global Technology Park – 9.7 km
- Wipro Campus – 10 km

## LEISURE & NATURE

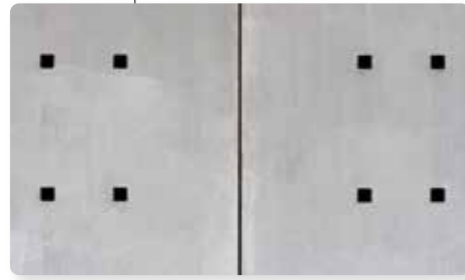
- Garvebhavipalya Lake – 500 m
- Singasandra Lake – 1.5 km
- Lakedew Lake – 3.8 km
- Parappana Agrahara Lake – 4 km
- Agara Lake – 4.1 km
- Begur Lake – 4.9 km
- Madivala Lake Park – 5.6 km
- Kudlu Dodda Kere – 5.8 km

## TRANSPORT

- Kudlu Gate Metro Station - 400 mtrs
- Hongasandra Metro Station - 1.5 km

# HARMONY in the finer details

**Foundation:**  
RCC framed structure building.



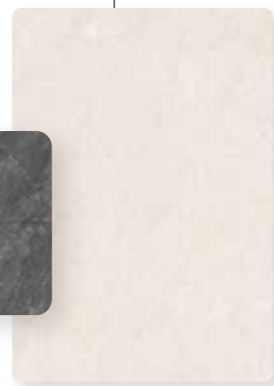
## STRUCTURE

**Super Structure & Walls:**  
Combination of RCC and blockwork walls.



## FLOOR FINISHES

**Foyer / Living / Dining / Bedrooms & Kitchen:**  
Vitrified tiles of reputed make.



**Balcony / Utility / Dry Yard / Vestibule:**  
Antiskid vitrified tiles of reputed make.



**Terrace:** Heat resistant paint.

**Toilets:**  
Antiskid vitrified tiles of reputed make.

**Lift Lobby & Corridor:**  
Vitrified tiles of reputed make.



**Ground Floor Entrance Lobby:**  
Marble.



**Staircase:**  
Granite / Restile.



## DADOING



**Toilets:**  
Glazed vitrified tiles up to the false ceiling.

Images shown for finishes are artist impressions and for illustration purposes only

## LIFTS

- **Passenger Lifts:** Three nos. of passenger lifts of 8 pax each – reputed make.
- **Service Lift:** One service lift of 13 pax – reputed make.

## RAILINGS

- **Balcony:** Stainless steel railing with laminated glass.
- **Staircase:** MS handrails.

## FALSE CEILING

- **Toilets:** Grid-type false ceiling.
- **Lift Lobby:** Designer gypsum false ceiling.

## PAINTING

- **Interior Walls & Ceilings:** Premium emulsion painting for walls & OBD for ceilings.
- **Exterior Walls:** Combination of texture and weatherproof paint.
- **Railings:** Enamel paint.

## KITCHEN & UTILITY

- **Kitchen:** Provision for drinking water dispenser and suitable electrical points for appliances.

## PLUMBING

- **Master Toilet:** Countertop washbasin with granite top and premium fixtures of reputed make.
- **Other Toilets:** Regular washbasin.
- **CP & Sanitary Fittings:** Jaquar/Kohler/Equivalent.
- **Shower Area:** Concealed diverter with spout and shower head.
- **Washbasin:** Hot & cold faucet mixer.
- **Master Bedroom Toilet:** Shower partition provided.
- **Exhaust & Geysers:** Exhaust fan and geyser provision in all toilets.
- **Utility:** Water supply provision for washing machine and sink.
- **Kitchen Supply:** Water supply provision for water dispenser, sink and geyser.

## DOORS

### Main Door:

Teak wood/Hardwood or equivalent door frame and shutter with polished veneer finish on both sides of reputed make.



### Internal Doors (Bedroom & Toilet):

Beechwood or equivalent door frame and shutter with laminate finish of reputed make.



### Balcony:

UPVC sliding doors with 3 tracks, toughened glass shutter and mosquito mesh.

## WINDOWS & VENTILATORS

### Windows:

UPVC sliding windows with 3 tracks, clear glass shutter and mosquito mesh.



### Ventilators:

UPVC ventilators with glass louvers and exhaust provision.



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## ELECTRICAL WORKS

- **Switches:** Concealed electrical wiring with PVC insulated copper wires and modular switches of reputed make.
- **USB Sockets:** USB sockets in bedrooms and living room.
- **Footlights:** Footlights in all bedrooms.
- **Balcony:** Ceiling light fixture.
- **Data Points:** Living room and master bedroom.
- **TV Points:** Living room and all bedrooms.
- **AC Provision:** Split AC provision in living room/dining and all bedrooms.
- **Power Supply:** 3 Bed: 6 kW | 3 Bed + Study: 7 kW | 4 Bed: 8 kW.
- **Power Backup:** 100% power backup for flats, common areas, lifts and pumps.

## SAFETY & SECURITY

- **Video Door Phone:** Video door phone and digital lock for main door.
- **CCTV:** Coverage for all common areas.

## WATER TREATMENT

- **Water Treatment Plant (WTP):** Treated water supplied from WTP within the project for domestic usage.
- **Sewage Treatment Plant (STP):** Sewage effluent treated; treated water used for flushing and landscaping.

# CKPC Properties, trusted by global industry leaders

**SIEMENS**

**BOSCH**

**Continental**

**MERCK**

**tcs TATA CONSULTANCY SERVICES**

**RA Rockwell Automation**

**Syngene**

**manipalhospitals**  
LIFE'S ON

**8M Sq.Ft.** **5M Sq.Ft.**

of completed office space

currently under development



## Commercial



**The Origin, 360° Business Park – Electronic City**  
Total Saleable Area: 1M Sq.Ft., Clients: Bosch, Merck, Rockwell Automation

## Residential



**CKPC Winds of Change, Yelahanka**  
Total Saleable Area: 6.72 Lakh Sq.Ft.

## Healthcare Real Estate



**The Pulse, 360° Business Park - Electronic City (Upcoming)**  
Total Saleable Area: 0.25M Sq.Ft., Client(s): Manipal Hospital



Artist's impression

# HEART OF HARMONY

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## Heart of Harmony

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