

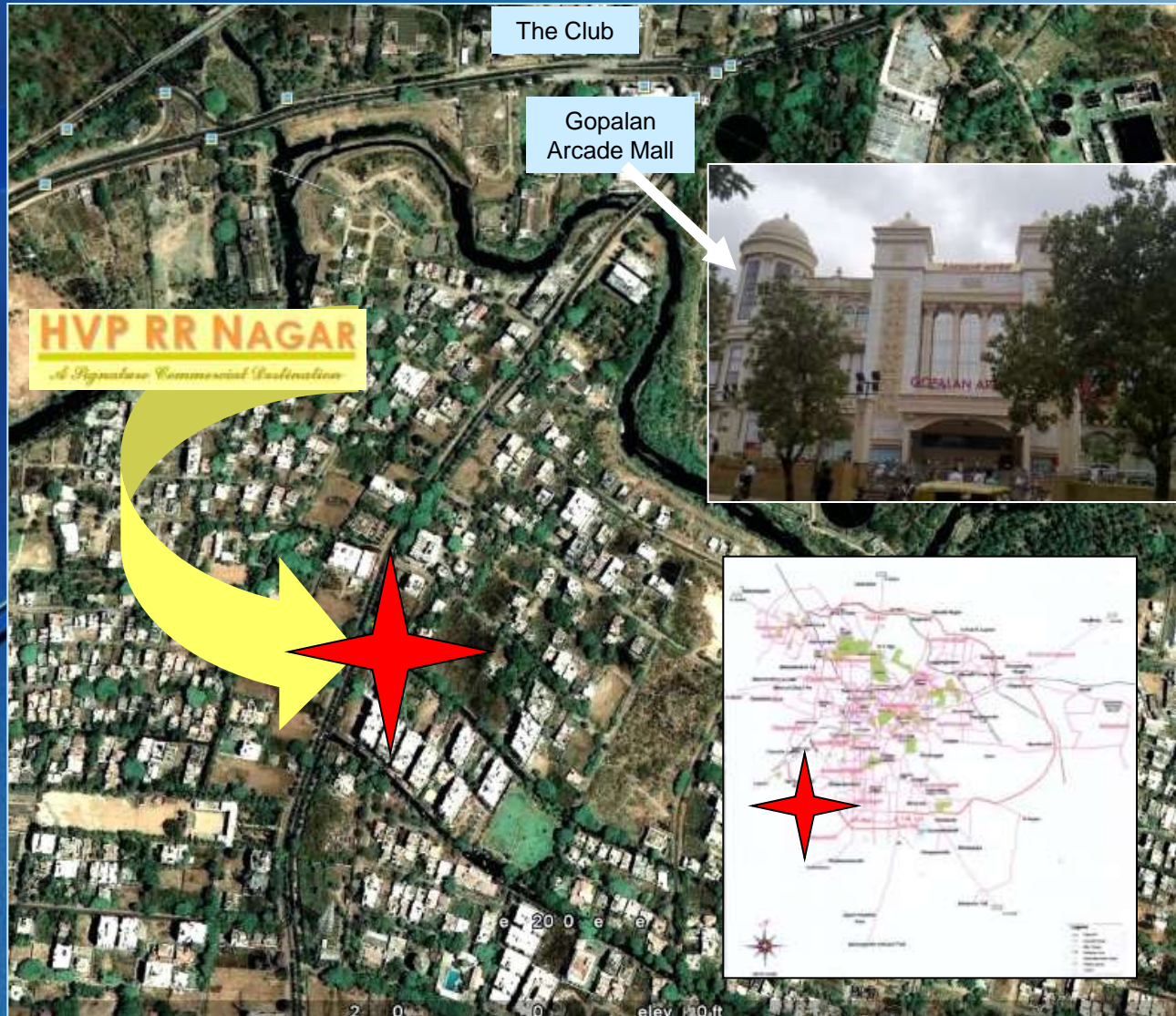
# Preliminary Lease Information Docket for HVP RR Nagar, Bangalore



# Project Location

**HVP RR NAGAR**

*A Signature Commercial Destination*



- Excellent Micro & Macro Location
- Midst of Prime Residential Area
- Property with 2 side road and fronting the Key Arterial Road
- Proximity to a Large Number of Education Institutes
- Excellent Commercial Catchment
- Amongst the Fastest Growing Locations in Bangalore
- Located Just-off Highway to Mysore

# Project Brief

- **Site Area: Abt. 13,000 sft. with Access from 2 Roads (Front & Side)**
- **Location: Raja Rajeshwari Nagar Main Road, RR Nagar, in South West Bangalore, just off-Mysore Road**
- **Configuration – B + G + 2 Flrs.**
  - Leaseable Area – Abt. 23,000 sft.
  - Basement Parking (Provision for Duplex Parking)
  - Ground Floor – 7,500 sft.
  - First & Second Floor – 7,750 sft.  
+ Terrace Floor
- **Current Status:**
  - Construction Complete
  - Project Ready for fit-outs

*Photo Summary on Request*

# Project Concept

A Unique Concept - *'A Retail Destination with Good Infrastructure & Amenities'* - to maximize Value of Site Location & Dynamics

- Excellent Location with 2 Side Road
- Expansive Frontage
- Retail / Commercial at Lvl. 1, 2 & 3
- Large Footprints (7,500+ sft.)
- Excellent Floor to Ceiling Heights
- Surface + Basement Stacked Parking (Provision)
- Vaastu Compliant
- Built as per Approved Plan

The Project is uniquely positioned for leasing to both boutique & large format retail / commercial use

# Project Specification

- Large Span Construction to provide optimum utilization of the Footprint
- Attractive façade with a combination of Aluminum, Glass, Stone Cladding & Texture finishes
- Elegantly designed common areas with Marble/Granite Lobby Flooring and Lift Cladding
- State of the Art Infrastructure including:
  - Provision for Two-level Mechanical Parking in Basement
  - Dual Source of Water
  - Power & Power Back-up for Common Areas
  - 2 Nos. Automatic Door Elevators
  - Segregated Service Entry
  - Provision for Air-conditioning

# Ground Floor Plan



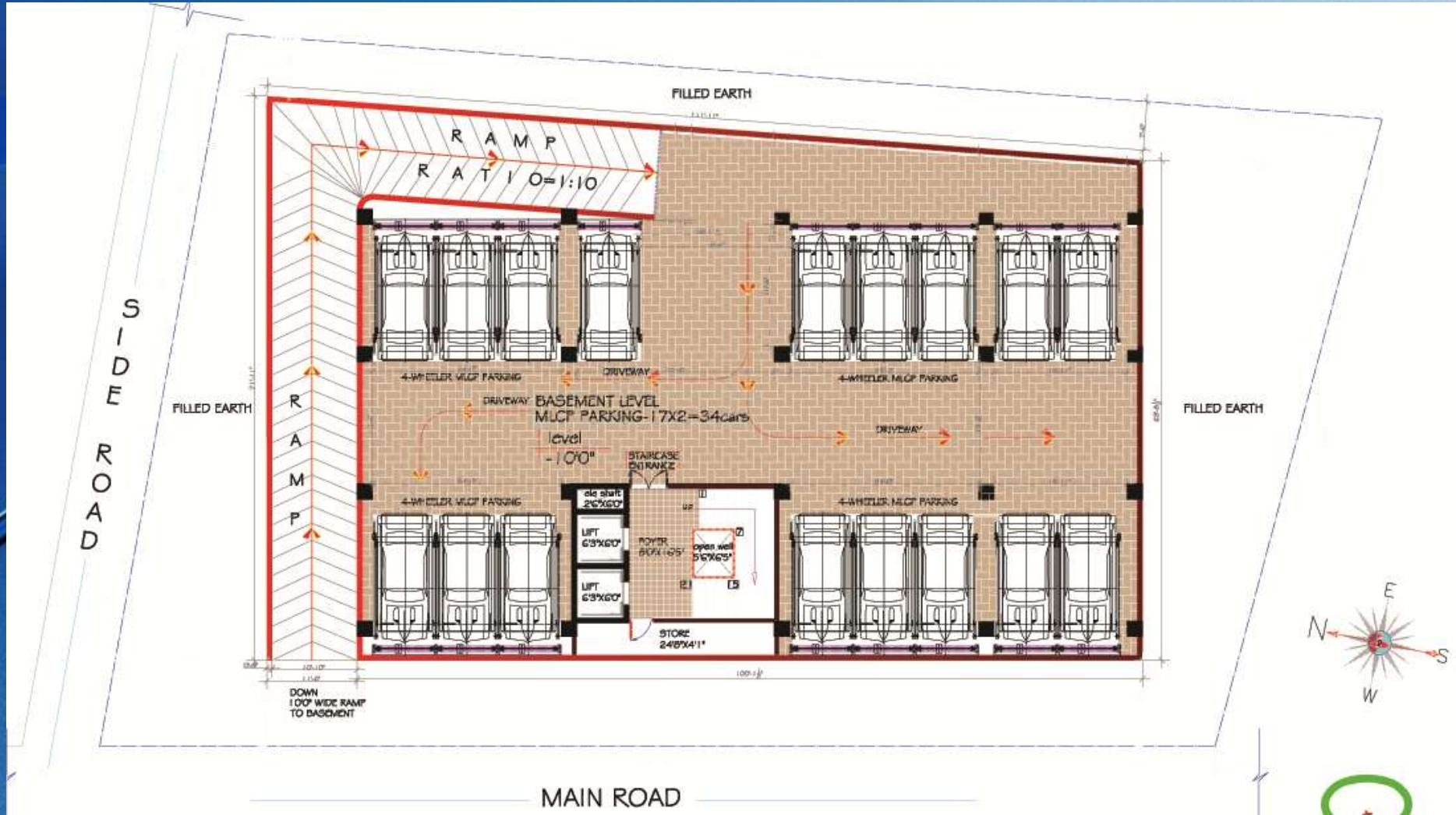
# Upper Floor Plan

HVP RR NAGAR

*A Signature Commercial Destination*



# Basement Floor Plan



# THANK YOU

## CONTACT FOR MORE DETAILS ON LEASING

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