



A NEW KIND OF GOLD RUSH.

#StrikeGold

CREATIVE VISUALISATION



50-ACRE
TOWNSHIP



80+
AMENITIES

DIORO

SPACIOUS 2 & 3 BHK HOMES

RERA Reg. No.: PRM/KA/RERA/1251/309/PR/160224/006634
Details available at rera.karnataka.gov.in



BRIGADE

EL DORADO

AEROSPACE PARK, BANGALORE NORTH



INTRODUCING **BRIGADE EL DORADO**

For centuries, man's desire for riches has inspired numerous bold expeditions. Chasing legends, explorers undertook numerous missions in search of the mysterious El Dorado - the fabled city of gold.

With the launch of Brigade El Dorado, it has become easier than ever to #StrikeGold and revel in a life of good taste and comfort. So why settle for anything less, when you can enjoy the highly rewarding experience of living in one of the finest properties crafted by Brigade.



STRIKE GOLD WITH AN **UNBEATABLE LOCATION**

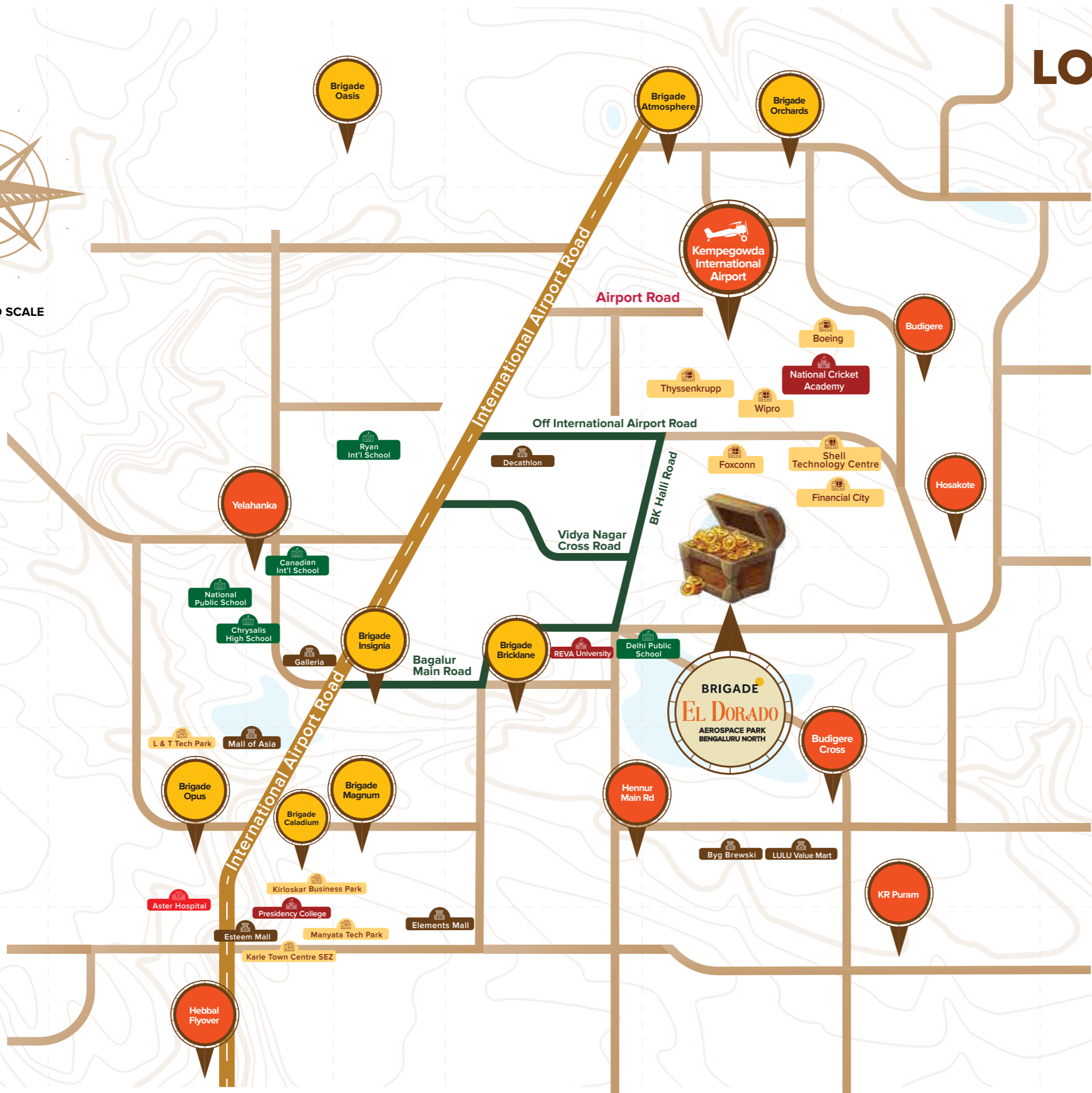
A Brigade home is always one of the wisest investments you can make. A home in North Bengaluru, just 15 minutes before the International airport, is nothing short of striking gold. Situated within the Aerospace Park, just minutes away from prominent commercial establishments like Shell Technology Centre, Boeing and Rolls Royce offices, IT Parks and many more, the location is known for its clean wide roads, scenic greenery and impeccable infrastructure.

The future is here and you are invited.

LOCATION MAP



MAP NOT TO SCALE



*Not as per the scale

BRIGADE EL DORADO

AEROSPACE PARK
BANGALORE NORTH

MASTER PLAN LEGENDS

- 01 ENTRY
- 02 EXIT
- 03 GUARD ROOM
- 04 FEATURE WALL
- 05 REFLECTIVE WATER BODY
- 06 ARRIVAL COURT
- 07 WAITING AREA
- 08 PERIPHERAL WALKWAY

- 09 PARKING
- 10 LAWN WITH SEATING
- 11 PATHWAY
- 12 MEDIAN
- 13 TODDLERS PLAY AREA
- 14 SEATING COURT
- 15 DROP OFF AREA
- 16 URBAN FOREST

- 17 PET PARK
- 18 CLUB SPILL OUT LAWN
- 19 MOUND WITH STEPS AND SEATS
- 20 MULTI-LEVEL POOL
- 21 MINI CRICKET FIELD
- 22 SPECTATOR SEATING STAND
- 23 PRACTICE CRICKET PITCHES
- 24 KIDS PLAY LAWN WITH MOUNDS

- 25 PLAY PLATFORMS
- 26 SAND PIT
- 27 PLANTED PLAY AREA
- 28 OUTDOOR GYM
- 29 COMMUNITY FARMING
- 30 FARM CAFE
- 31 AMPHITHEATER
- 32 BASKETBALL COURT

- 33 TENNIS COURT
- 34 VOLLEYBALL COURT
- 35 SKATING RINK
- 36 SKATE PARK
- 37 FOOTBALL FIELD
- 38 PLANTED BERM
- 39 RAMP/STEPS FROM THE NORTHERN CLUSTERS

- 40 BIO SWALE
- 41 RETENTION POND
- 42 POND SIDE PLATFORM
- 43 STORM WATER NATURAL STREAM
- 44 BERM WITH BUTTERFLY GARDEN
- 45 RAMP IN BERM
- 46 PATHWAY
- 47 STEPS EMBEDDED IN MOUND

- 48 STEPPING STONES
- 49 MINI GOLF PUTTING GREEN
- 50 LANDSCAPE SPINE WITH AROMATIC PLANTS
- 51 LANDSCAPED TERRACES
- 52 CLOCK TOWER



FOOTBALL FIELD:
The football field echoes with cheers, creating a canvas of camaraderie and victory.



CLUBHOUSE:
Meet your friends, make some friends, or just hang out at the clubhouse.



FARM CAFE:
A truly authentic culinary experience right at home - the Farm Cafe is a true testament to homegrown flavours and ingredients.



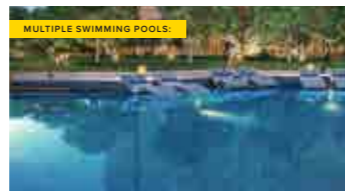
AMPHITHEATER:
From celebrating festivals to your community's annual day, our beautiful amphitheater will always have room for it all.



BASKETBALL COURT:
The good life is in the basket, and all you have to do is come shoot some hoops.



MULTIPLEX:
You will never really have to step out for an evening of fun and entertainment with a state-of-the-art, multiplex within the complex.



MULTIPLE SWIMMING POOLS:
What's better than just one swimming pool? Lots of swimming pools. And that's what we've got.



KIDS' PLAY AREA:
Give your kids the freedom of play with a dedicated space for them to swing, slide, see-saw and have fun!



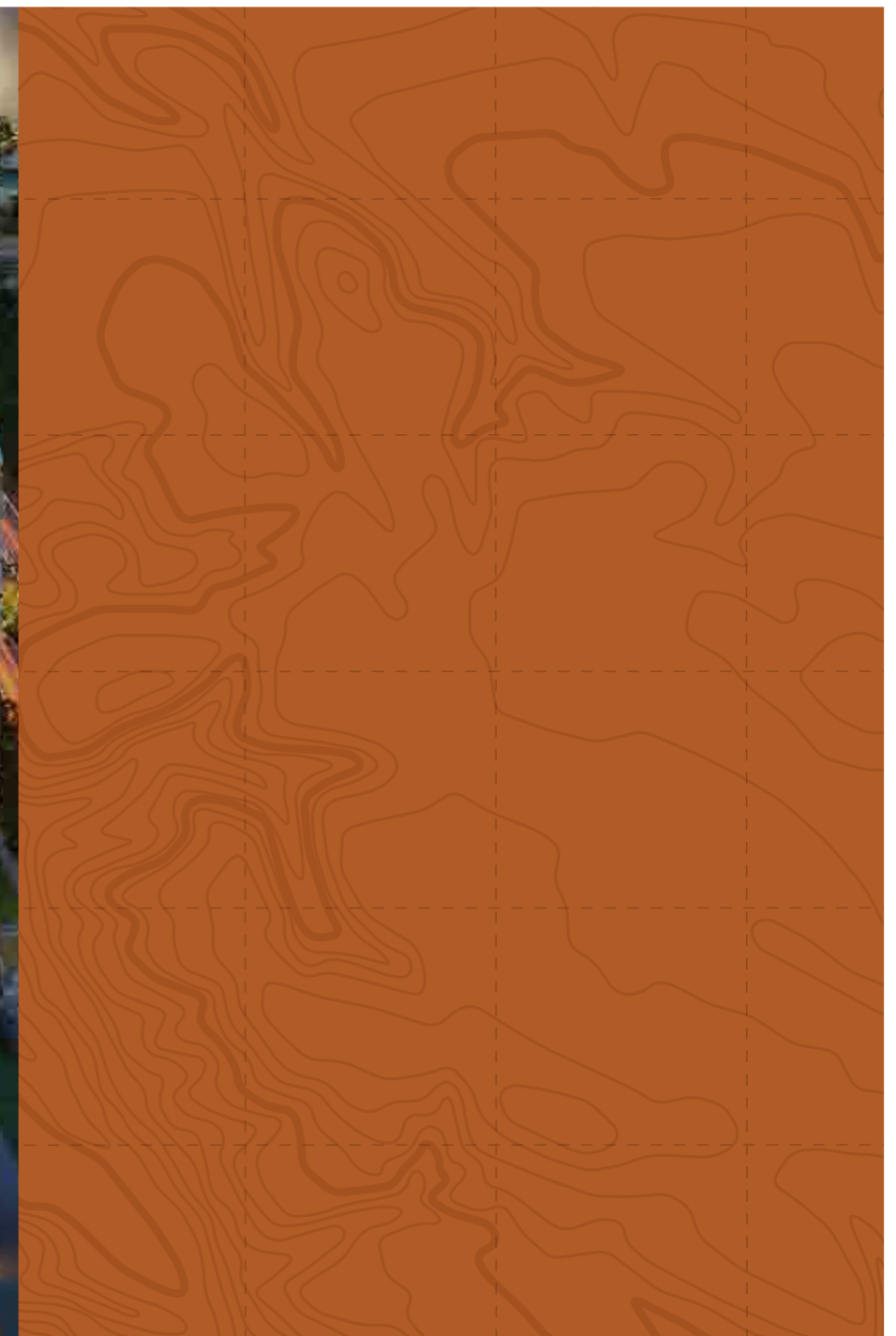
LEGEND

TYPE:	SBA:	
2 BHK	- 938 sqft	
2 BHK	- 974 sqft	
3 BHK	- 971 sqft	
3 BHK	- 1026 sqft	
3 BHK	- 1382 sqft	
3 BHK	- 1382 sqft	

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Artist's impression



Designed by one of Spain's most celebrated architects, Brigade El Dorado is a sprawling 50-acre residential enclave, exquisitely crafted to exceed the demanding lifestyle aspirations of Indian millennials, while employing futuristic technologies achieve maximum energy efficiency and minimize wastage of precious resources like water. The world outside is a mesmerizing cornucopia of myriad amenities, nestled amidst landscaped greens, as far as your eyes can see, making Brigade El Dorado a truly golden living experience.





STRIKE GOLD WITH AN EXQUISITE LIFESTYLE



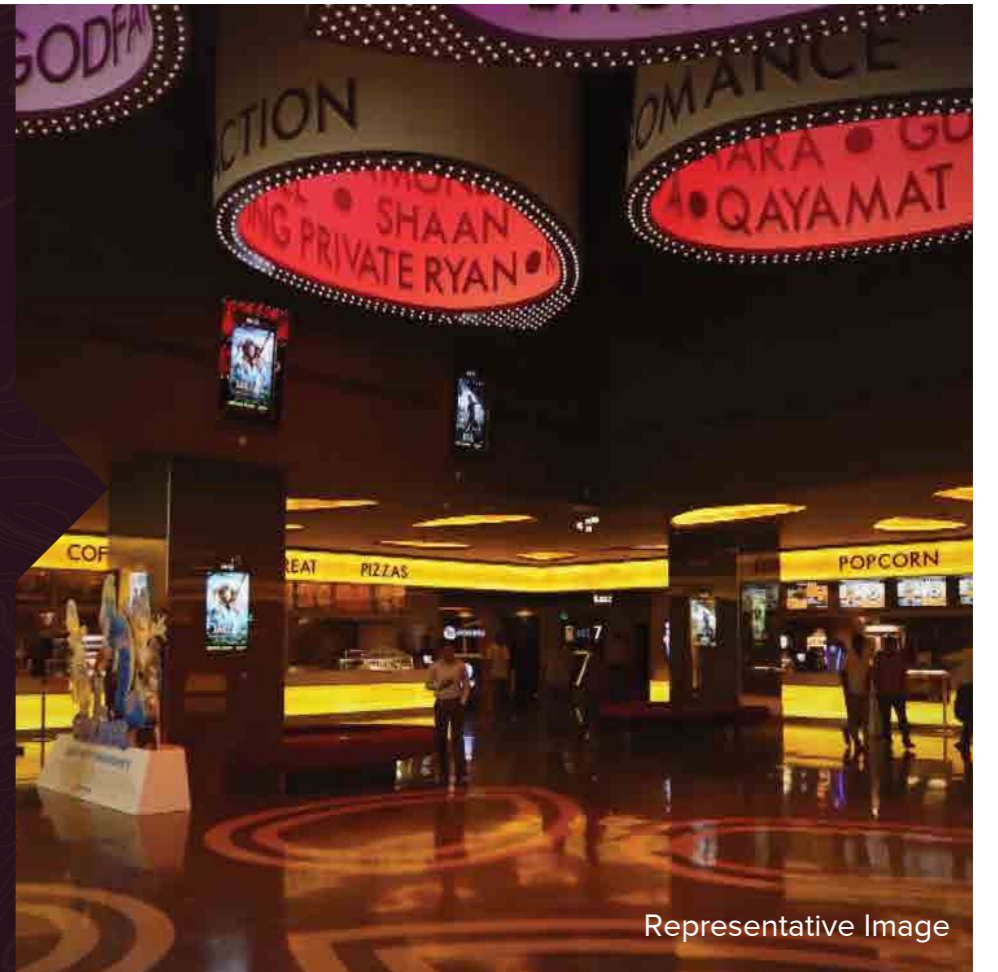
Gold reigns as the supreme symbol of wealth and opulence and opens doors to a luxurious lifestyle that we all aspire for. With Brigade El Dorado, the bar has been further raised, and you are invited to an experience that can well be described as the Gold standard of Community Living!



Representative Image

MULTIPLEX

You will never really have to step out for an evening of fun and entertainment with a state-of-the-art multiplex within the complex itself.



Representative Image

TENNIS COURT

Our immaculately maintained green-topped tennis courts will inspire you to ace every game you play.



Representative Image

MINI-GOLF GREEN

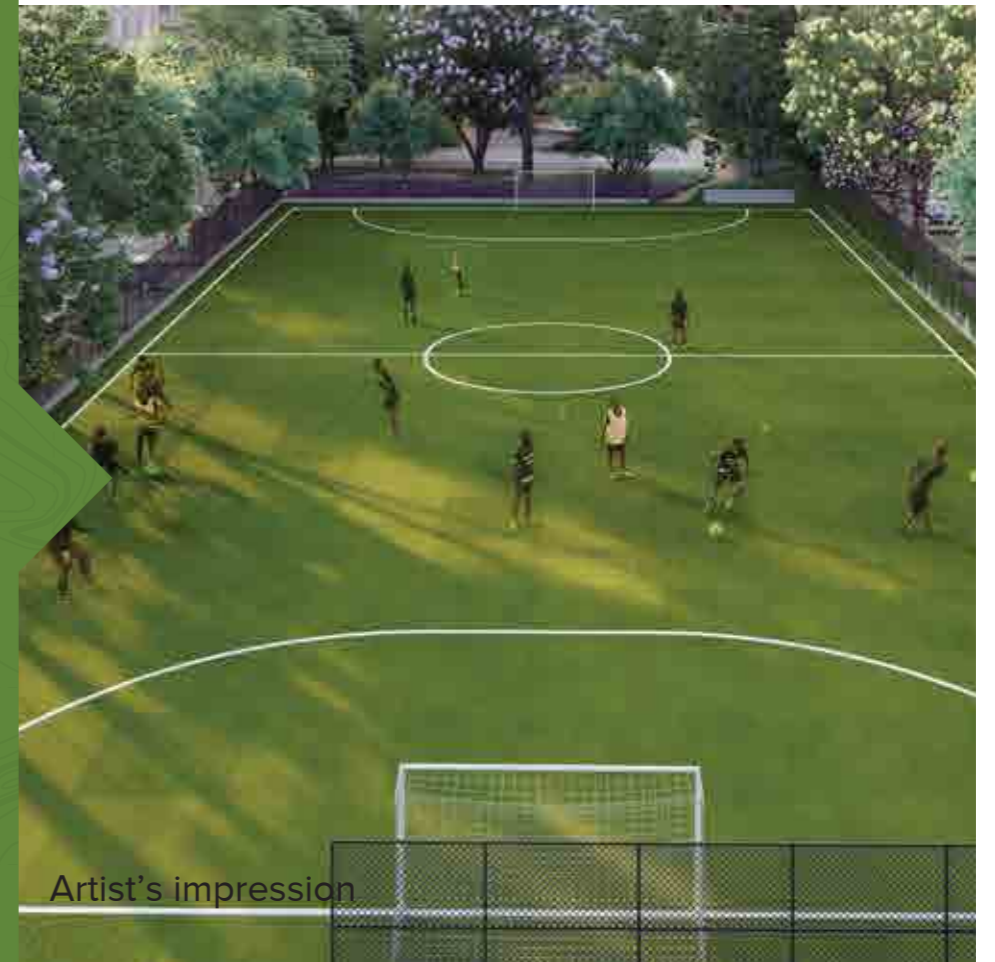
Our beautiful mini-golf putting green is the perfect spot to spend a leisurely weekend perfecting your swing.



Representative Image

FOOTBALL FIELD

Watch your little one dodge, dribble and bend it like Beckham himself on our full-sized football ground.



Artist's impression

BASKETBALL

If shooting hoops, is what gets you excited, you will love our full-sized basketball court, where you will have all the space you need to score those tricky 3-pointers.



Representative Image

SKATING RINK

Perfect your form and get your balance right, and you will be amazed how smooth life feels when you glide on two wheels.



Artist's impression

MINI-CRICKET FIELD

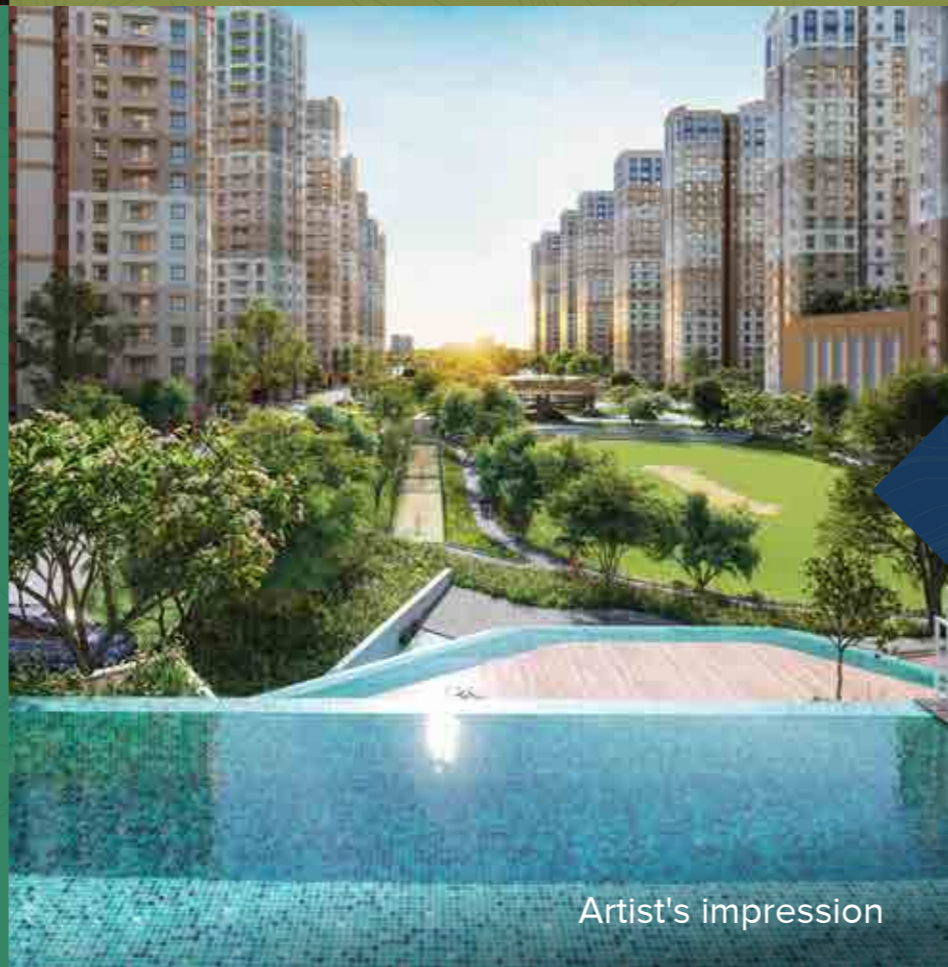
Designed for kids and adults of all ages, our mini cricket field would inspire you to practice your straight drives once again.



Artist's impression

CLUBHOUSE

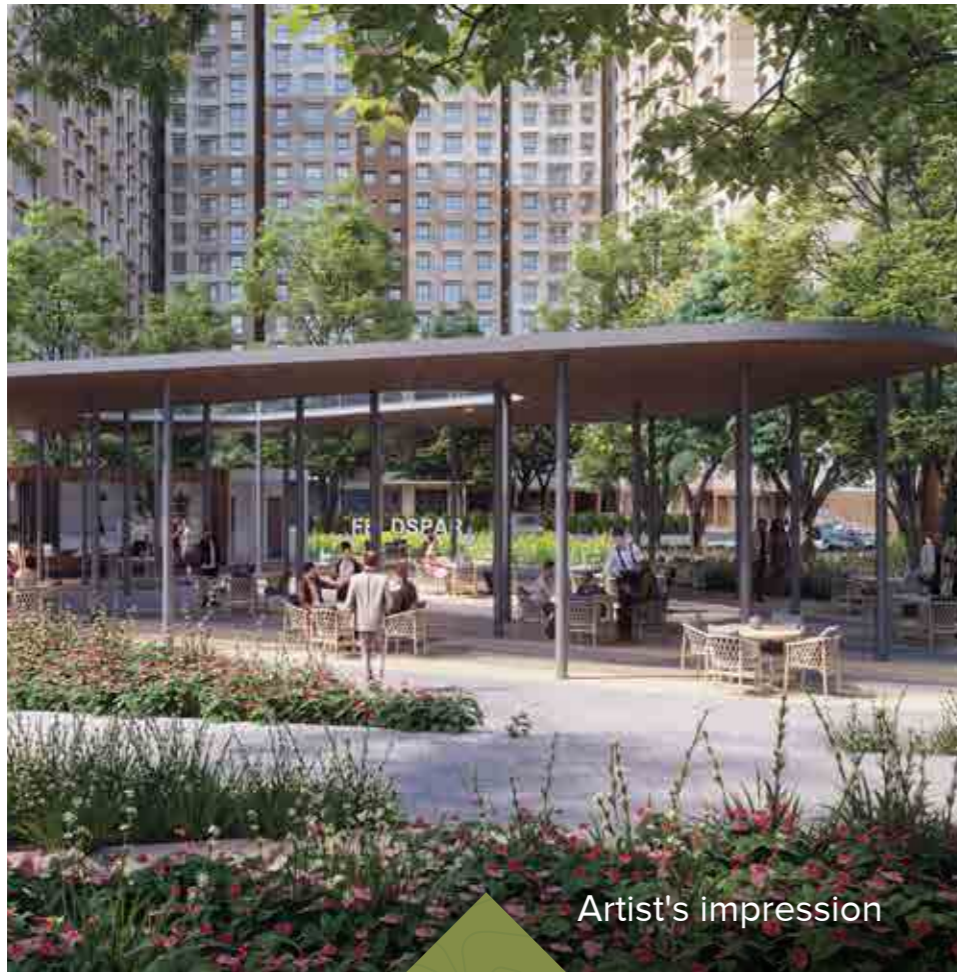
Give your health the importance it deserves. Choose between our two feature-packed club-houses, offering a bouquet of fitness and recreational amenities to help you get in the best shape of your life.



Artist's impression

MULTIPLE SWIMMING POOLS

Kids love it. Adults do too. With multiple swimming pools to choose from, water-sports will become your family's favorite new past-time.



Artist's impression

KID'S PLAY AREA

Designed for kids of all ages, our play area is packed with innovative outdoor games, where your little angel can play and frolic around all day.



Artist's impression

FARM CAFÉ

A great place to relax and enjoy healthful juices and dishes prepared using fresh organic produce.



Artist's impression

LANDSCAPING

A green, cool haven filled with a cornucopia of native flora and a calling card for migratory birds - the central greens is where nature takes everyone in its ever comforting embrace.



PROJECT **UNIT PLANS**

Dioro at El Dorado, your last chance for spacious homes with spectacular views, represents the epitome of luxury and elegance. The well-designed 2 & 3-bedroom homes at Dioro are a testament to thoughtful living for growing families. These spaciouly crafted units provide excellent ventilation and present captivating views of lush, landscaped greens. Immerse yourself in a world of superior lifestyle amenities nestled within acres of refreshing greenery.



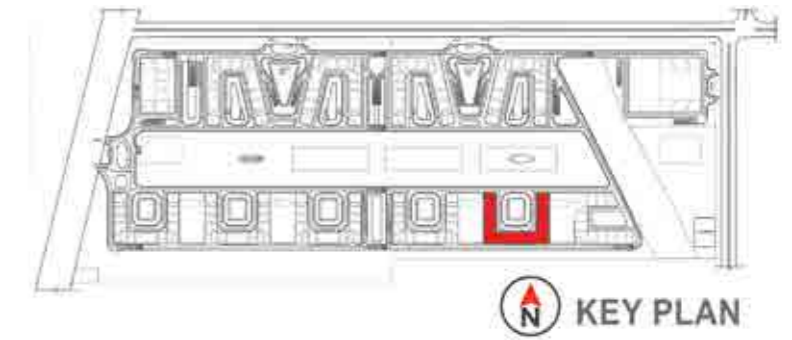
2 BHK

SBA: 938 Sq.ft.
SBA: 974 Sq.ft.

3 BHK

SBA: 971 Sq.ft.
SBA: 1026 Sq.ft.
SBA: 1382 Sq.ft.

UNIT DISTRIBUTION PLAN

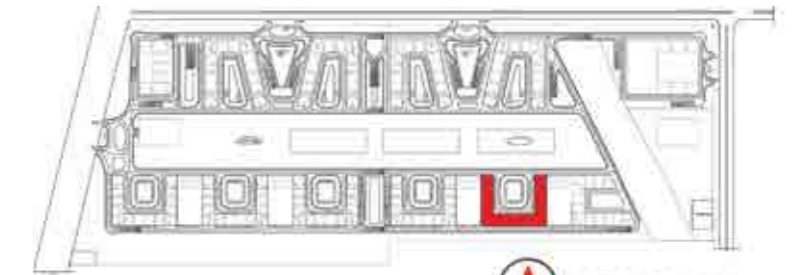


LEGEND

TYPE:	SBA:	
2 BHK	- 938 sqft	
2 BHK	- 974 sqft	
3 BHK	- 971 sqft	
3 BHK	- 1026 sqft	
3 BHK	- 1382 sqft	
3 BHK	- 1382 sqft	

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GROUND FLOOR PLAN



KEY PLAN

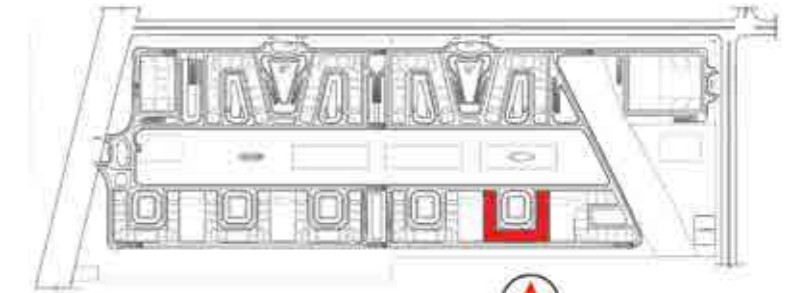
LEGEND

- TYPE - B2A - 2 BHK UNIT
- TYPE - A2A - 3 BHK UNIT

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BRIGADE
EL DORADO

1st FLOOR PLAN



KEY PLAN

LEGEND

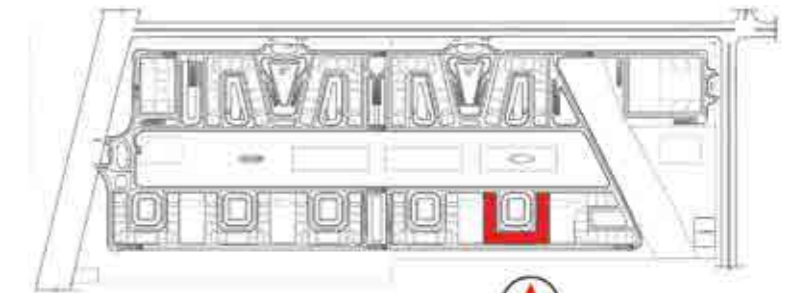
- | | | |
|---|------------|--------------|
|  | TYPE - B2 | - 2 BHK UNIT |
|  | TYPE - B2A | - 2 BHK UNIT |
|  | TYPE - A4 | - 3 BHK UNIT |
|  | TYPE - A2A | - 3 BHK UNIT |
|  | TYPE - A5 | - 3 BHK UNIT |
|  | TYPE - A5A | - 3 BHK UNIT |



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BRIGADE
EL DORADO

2nd FLOOR PLAN



KEY PLAN

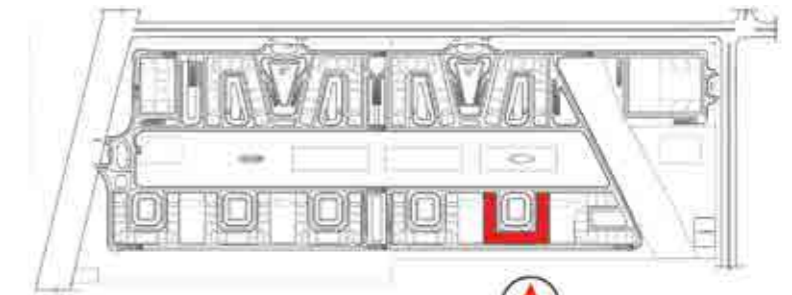
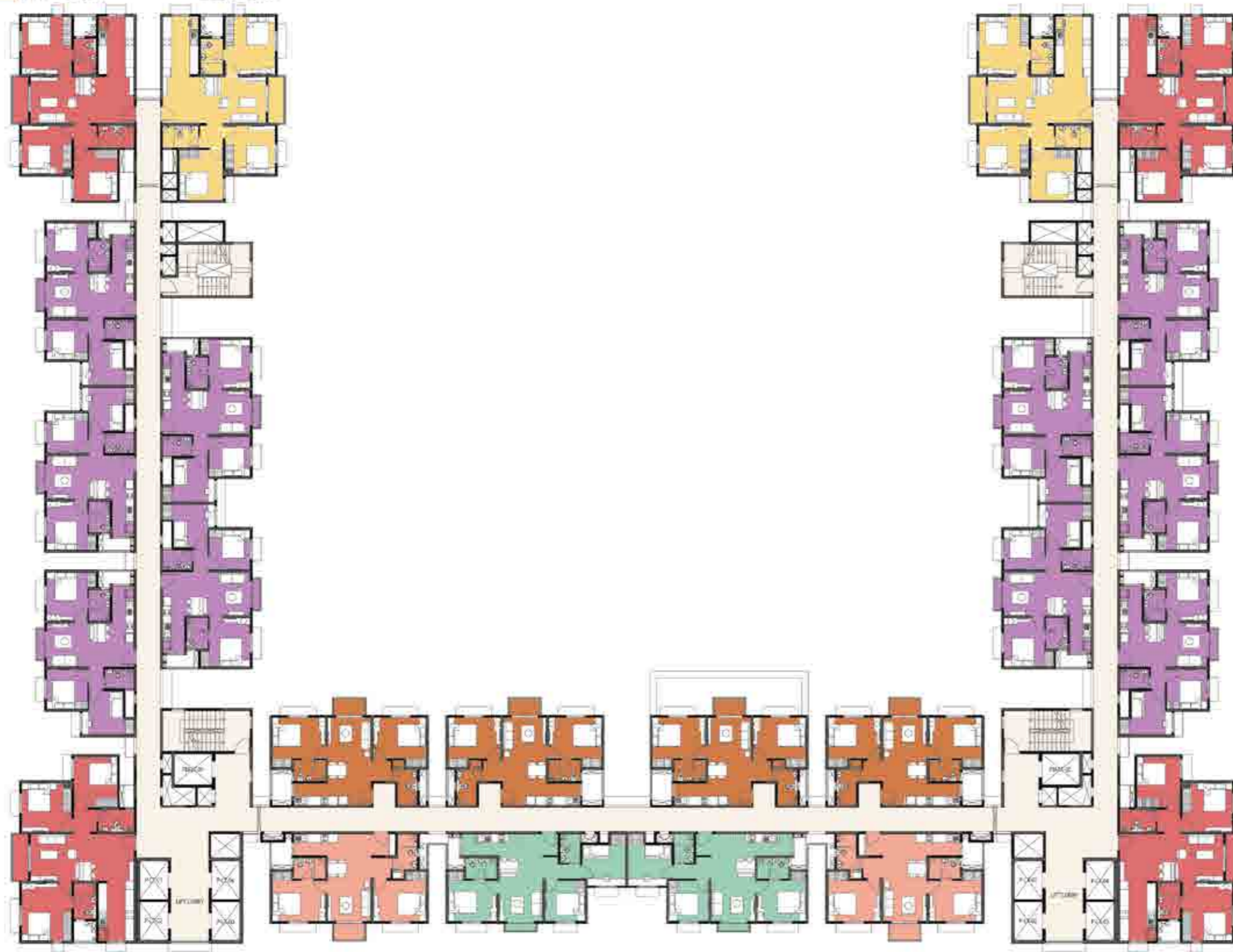
LEGEND

	TYPE - B2	- 2 BHK UNIT
	TYPE - B2A	- 2 BHK UNIT
	TYPE - A4	- 3 BHK UNIT
	TYPE - A2A	- 3 BHK UNIT
	TYPE - A5	- 3 BHK UNIT
	TYPE - A5A	- 3 BHK UNIT

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EL DORADO

3rd FLOOR PLAN



KEY PLAN

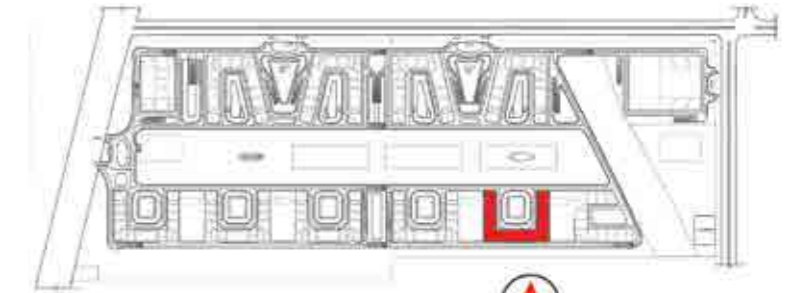
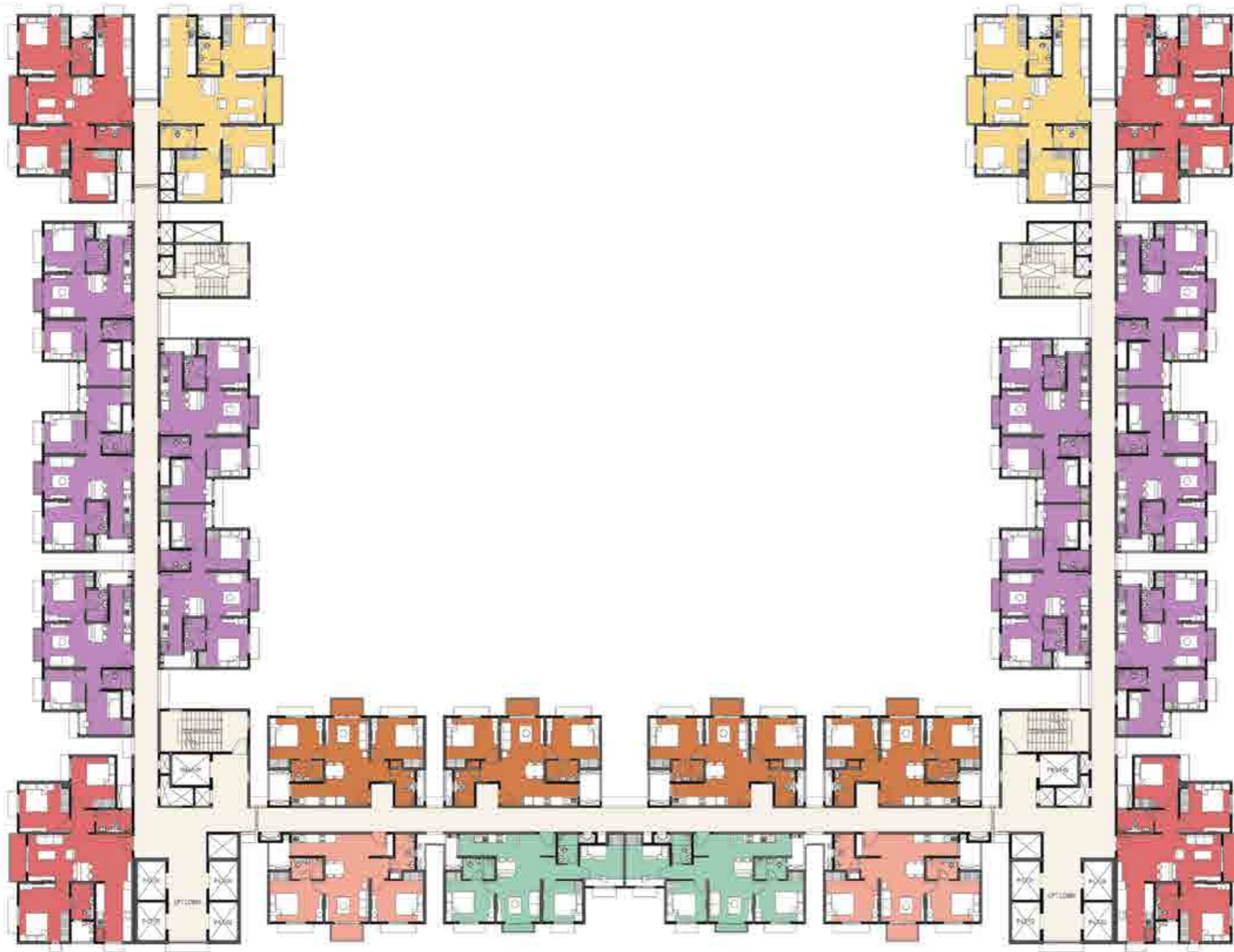
LEGEND

	TYPE - B2	- 2 BHK UNIT
	TYPE - B2A	- 2 BHK UNIT
	TYPE - A4	- 3 BHK UNIT
	TYPE - A2A	- 3 BHK UNIT
	TYPE - A5	- 3 BHK UNIT
	TYPE - A5A	- 3 BHK UNIT

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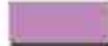

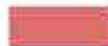

BRIGADE
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4th - 11th FLOOR PLANS



N KEY PLAN

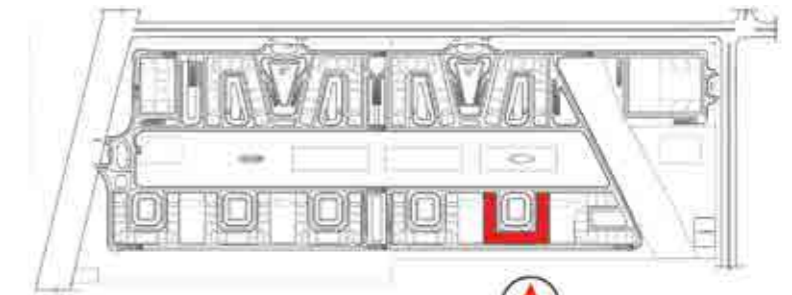
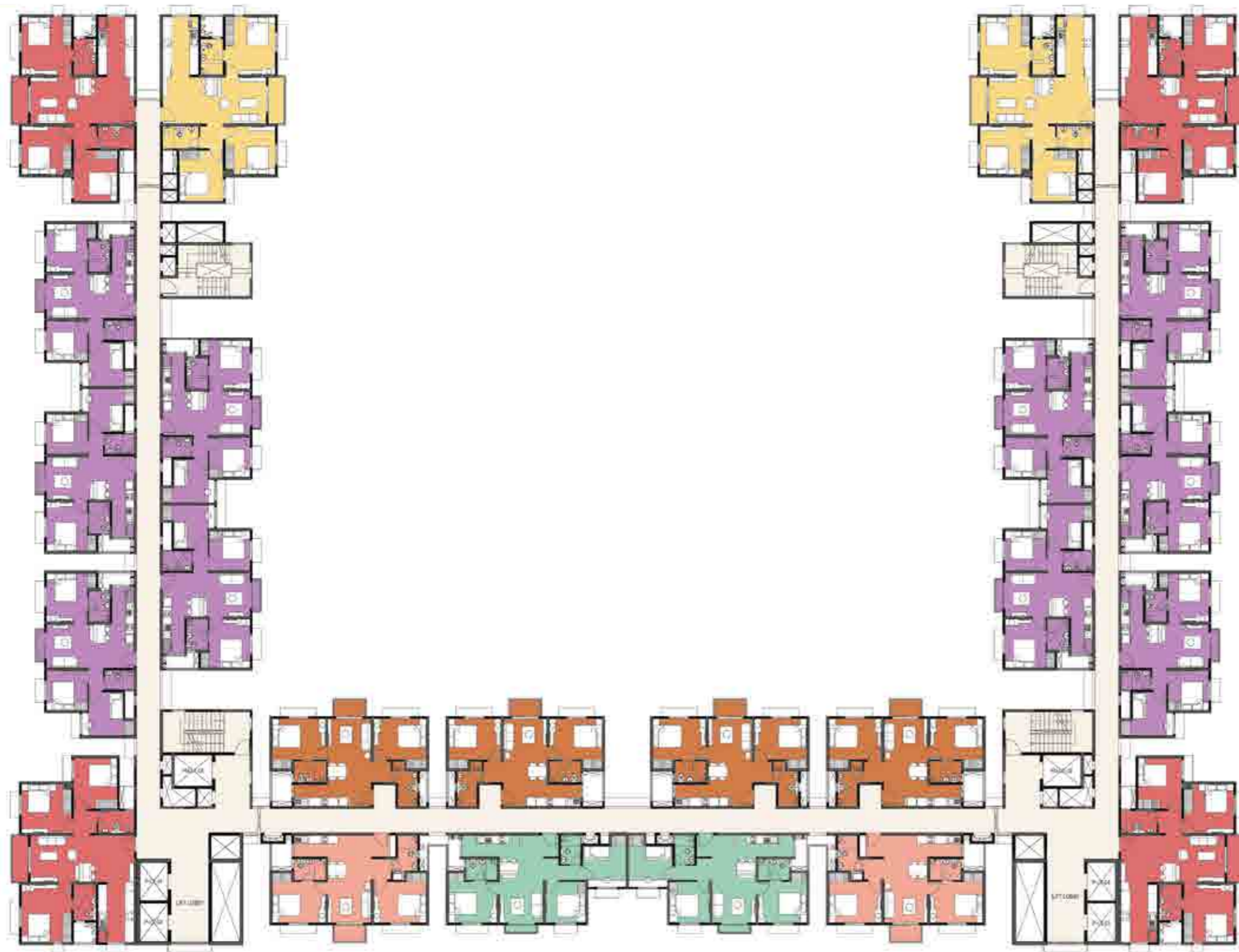
LEGEND

	TYPE - B2	- 2 BHK UNIT
	TYPE - B2A	- 2 BHK UNIT
	TYPE - A4	- 3 BHK UNIT
	TYPE - A2A	- 3 BHK UNIT
	TYPE - A5	- 3 BHK UNIT
	TYPE - A5A	- 3 BHK UNIT

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BRIGADE
EL DORADO

12th FLOOR PLAN



KEY PLAN

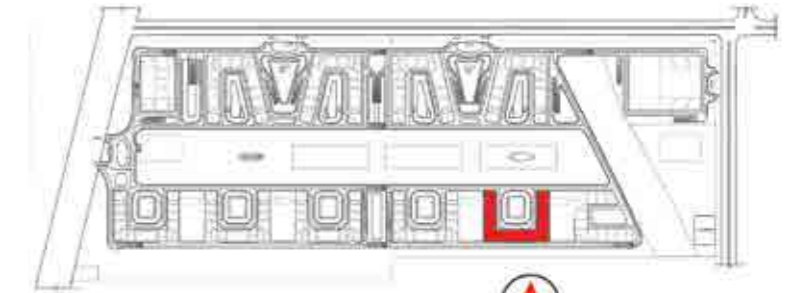
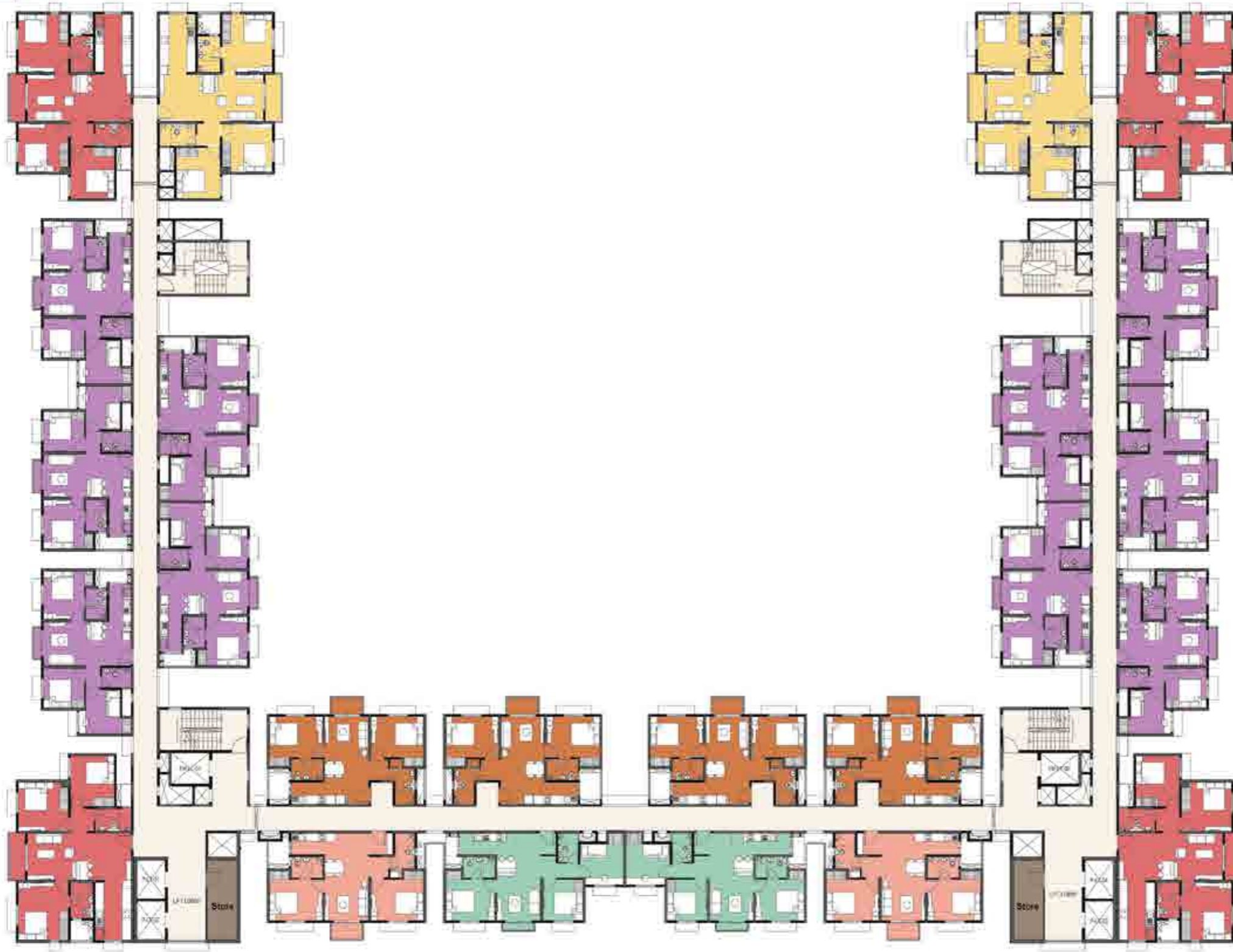
LEGEND

	TYPE - B2	- 2 BHK UNIT
	TYPE - B2A	- 2 BHK UNIT
	TYPE - A4	- 3 BHK UNIT
	TYPE - A2A	- 3 BHK UNIT
	TYPE - A5	- 3 BHK UNIT
	TYPE - A5A	- 3 BHK UNIT

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BRIGADE
EL DORADO

13th - 19th & 21st - 22nd FLOOR PLANS



KEY PLAN

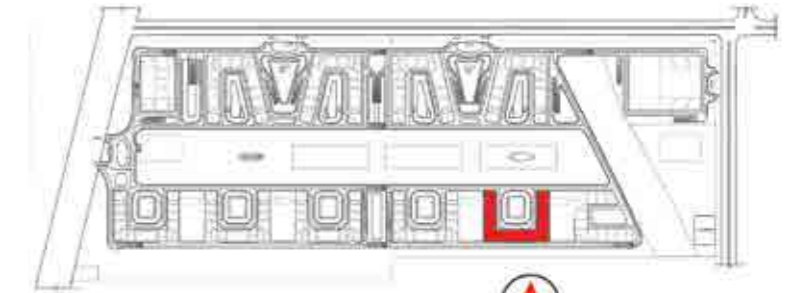
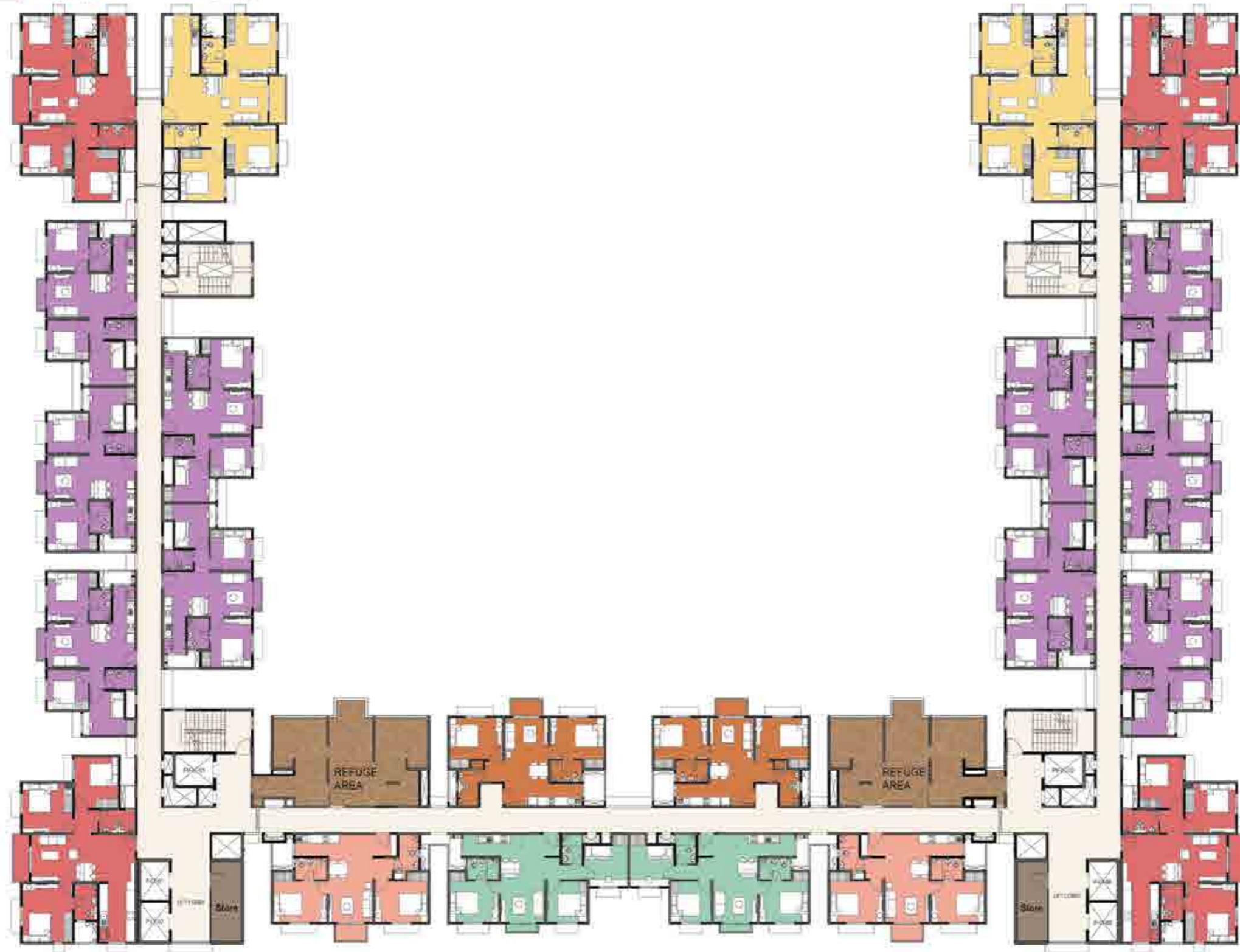
LEGEND

	TYPE - B2	- 2 BHK UNIT
	TYPE - B2A	- 2 BHK UNIT
	TYPE - A4	- 3 BHK UNIT
	TYPE - A2A	- 3 BHK UNIT
	TYPE - A5	- 3 BHK UNIT
	TYPE - A5A	- 3 BHK UNIT

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BRIGADE
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20th FLOOR REFUGE PLAN



KEY PLAN

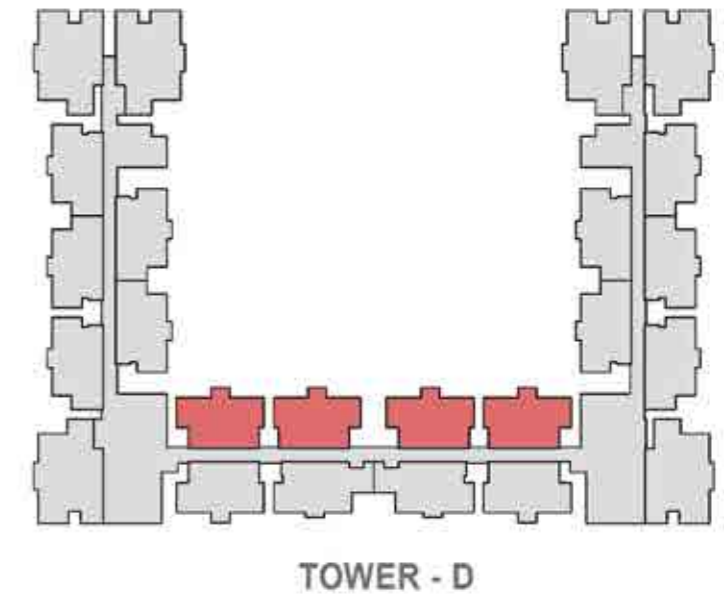
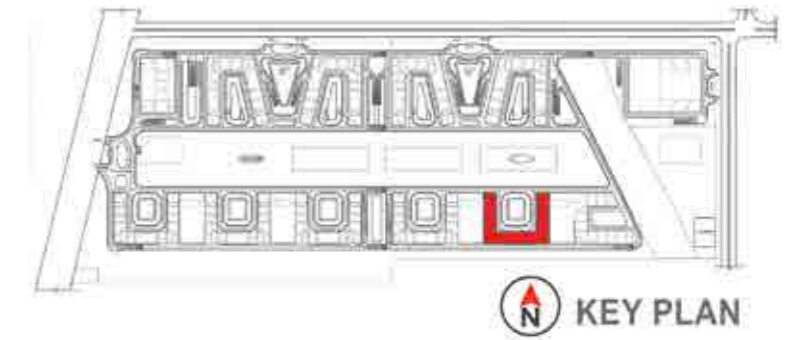
LEGEND

	TYPE - B2	- 2 BHK UNIT
	TYPE - B2A	- 2 BHK UNIT
	TYPE - A4	- 3 BHK UNIT
	TYPE - A2A	- 3 BHK UNIT
	TYPE - A5	- 3 BHK UNIT
	TYPE - A5A	- 3 BHK UNIT

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BRIGADE
EL DORADO

2 BEDROOM UNIT TYPE - B2

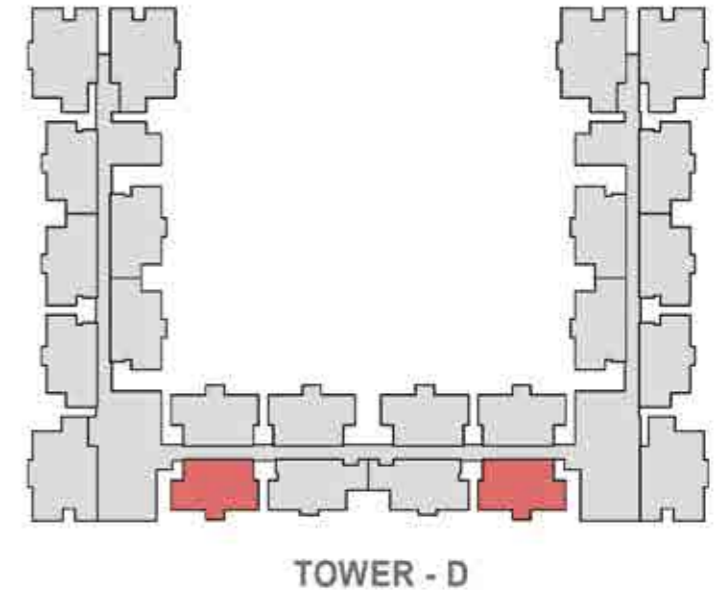
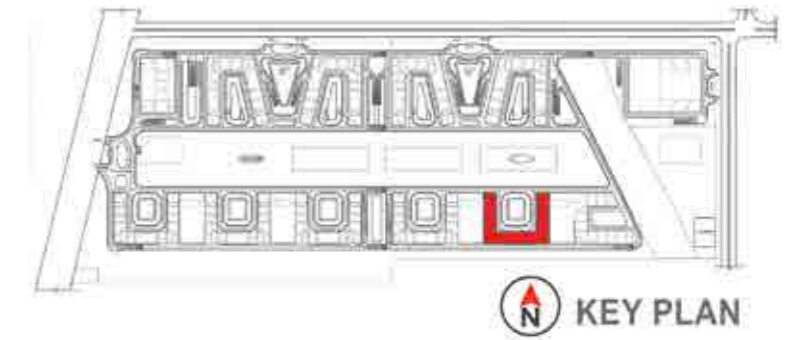


TYPE	UNIT DISTRIBUTION
TYPE - B2	D - 0115-1915
	D - 2115-2215
	D - 0113-2213
	D - 0311-2211
	D - 0109 - 1909
	D - 2109 - 2209

SUPER BUILT-UP AREA	UNIT CARPET AREA	BALCONY CARPET AREA
938 Sft / 87.13 Sqm	592 Sft / 54.96 Sqm	25 Sft / 2.35 Sqm

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2 BEDROOM UNIT TYPE - B2A



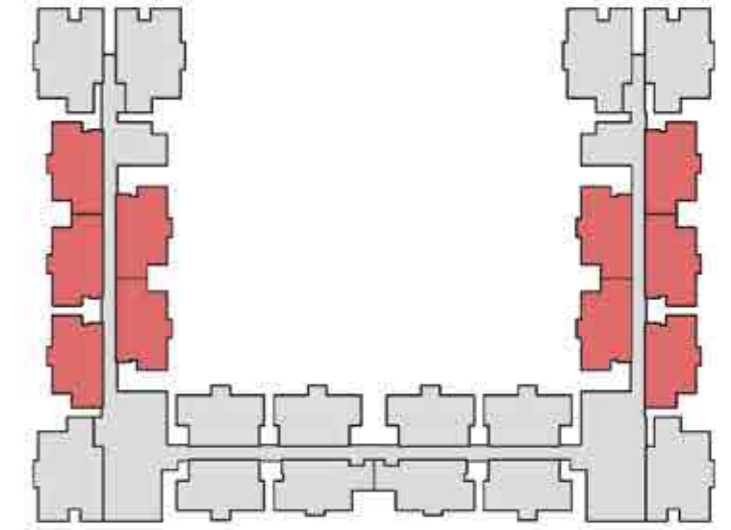
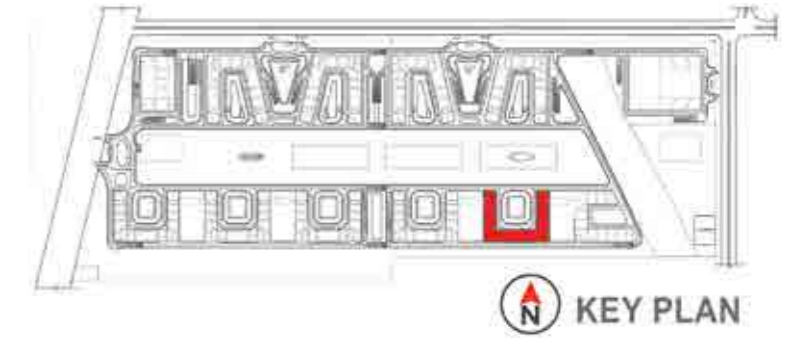
TYPE	UNIT DISTRIBUTION
TYPE - B2A	D - 0016-2216
	D - 0010-2210

SUPER BUILT-UP AREA	UNIT CARPET AREA	BALCONY CARPET AREA
974 Sft / 90.51 Sqm	624 Sft / 57.95 Sqm	25 Sft / 2.35 Sqm

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3 BEDROOM UNIT - URBAN TYPE - A4



TYPE	UNIT DISTRIBUTION
TYPE - A4	D - 0103-2203
	D - 0104-2204
	D - 0105-2205
	D - 0106-2206
	D - 0107-2207
	D - 0118-2218
	D - 0120-2220
	D - 0119-2219
	D - 0121-2221
	D - 0122-2222

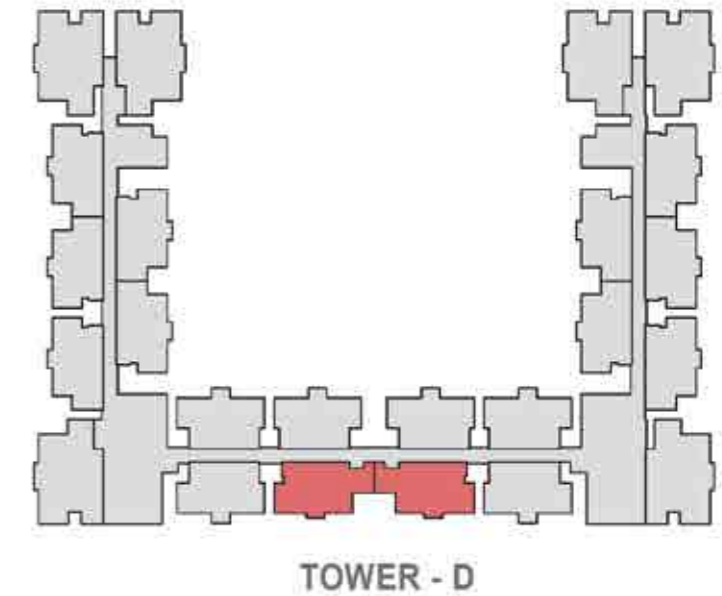
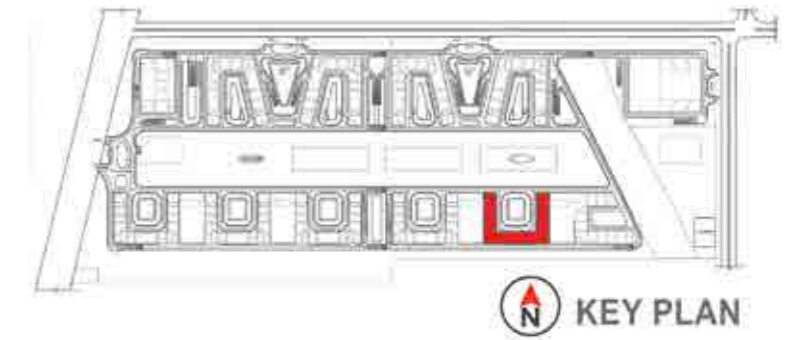
SUPER BUILT-UP AREA	UNIT CARPET AREA	BALCONY CARPET AREA
971 Sft / 90.21 Sqm	628 Sft / 58.31 Sqm	11 Sft / 1.05 Sqm

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3 BEDROOM UNIT - URBAN

TYPE - A2A



TYPE	UNIT DISTRIBUTION
TYPE - A2A	D - 0014-2214
	D - 0312-2212

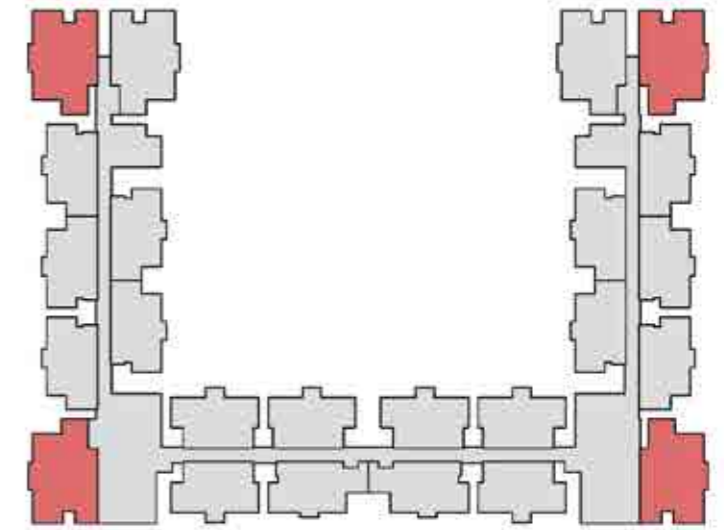
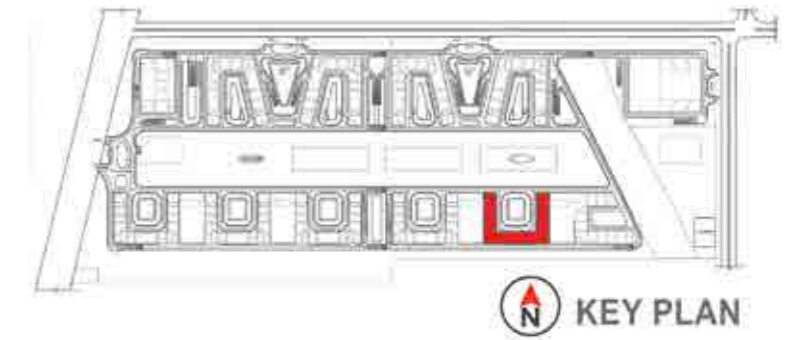
SUPER BUILT-UP AREA	UNIT CARPET AREA	BALCONY CARPET AREA
1026 Sft / 95.31 Sqm	668 Sft / 62.07 Sqm	11.3 Sft / 1.05 Sqm

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3 BEDROOM UNIT - COMFORT

TYPE - A5



TOWER - D

TYPE	UNIT DISTRIBUTION
TYPE - A5	D - 0102-2202
	D - 0108-2208
	D - 0117-2217
	D - 0124-2224

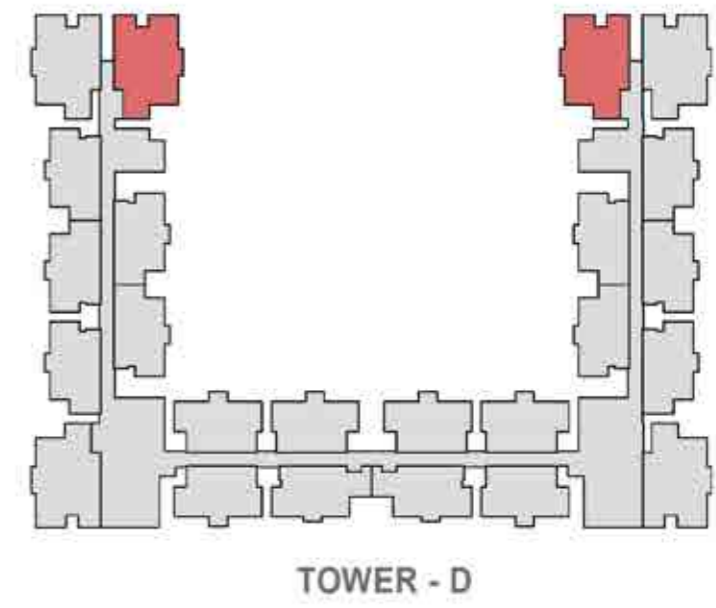
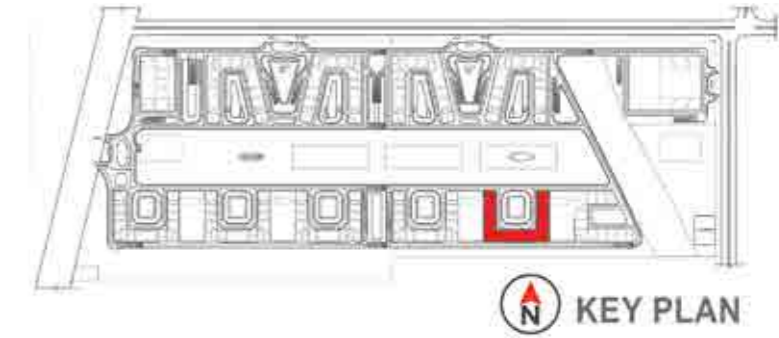
SUPER BUILT-UP AREA	UNIT CARPET AREA	BALCONY CARPET AREA
1382 Sft / 128.43 Sqm	882.85 Sft / 82.02 Sqm	36.96 Sft / 3.43 Sqm

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3 BEDROOM UNIT - COMFORT

TYPE - A5A



TYPE	UNIT DISTRIBUTION
TYPE - A5A	D - 0101-2201
	D - 0123-2223

SUPER BUILT-UP AREA	UNIT CARPET AREA	BALCONY CARPET AREA
1382 Sft / 128.43 Sqm	882.85 Sft / 82.02 Sqm	36.92 Sft / 3.43 Sqm

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SPECIFICATIONS

STRUCTURE

RCC Framed structure using Aluminium Form Work

COMMON AREA - FLOORING

Waiting lounge, reception, GF lobby & lift lobby: Granite & Vitrified Tiles

Staircases: Concrete step tiles, Vitrified tiles.

Other lift lobby and corridors (upper): Vitrified tiles (Matt Finish)

APARTMENT UNITS - FLOORING

Living, Dining, Family & Foyer: Vitrified tiles

Master Bedroom, Other Bedrooms & Kitchenette: Vitrified tiles

Balcony / deck: Matt finish tiles

Master Bedroom Toilet & Common Toilet: Anti-skid ceramic tiles

WALL DADO

Master Bedroom Toilet & Common Toilet: Ceramic tile cladding up to false ceiling height

KITCHEN

Counter: Provision for modular kitchen

Plumbing & Electrical: Plumbing point provision for water purifier, washing machine. Electrical points provision for water purifier, refrigerator, hob, chimney, mixer/grinder, Microwave Oven & Washing Machine

WINDOWS

UPVC / Anodised Aluminium with mosquito mesh provision

DOORS

Main entry door - to unit: Flush shutter with both side Laminate and architrave

Bedroom doors: Engineered & Treated Hard wood frame & particle board with both sides laminate and architrave

Toilet door: Engineered & Treated Hard wood frame, Shutter laminated both sides and architrave

Balcony door: UPVC / Aluminium with bug screen 2 track with one side fixed panel

Shaft door: MS door frame with mild sheet shutter

TOILETS

CP Fittings: Jaquar / Ess Ess / Essco or equivalent

Sanitary fixtures: Floor mounted white EWC (Hindware/Parryware/ Cera or equivalent) with exposed flush tank of standard make including health faucet

3 BHK Comfort: Wall mounted WC with exposed cistern

3 BHK Urban: Wall mounted WC with exposed cistern

Accessories: Towel rod

False Ceiling: Grid ceiling Calcium silicate or equivalent

PAINTING & FINISHES

Accessories: Combination of External texture paint with external grade emulsion

Internal ceilings & common area: Oil Bound Distemper or Emulsion

Unit ceiling: Acrylic emulsion paint

Internal walls, common area & lift Lobby: Emulsion paint

Staircase, utility area and service area: Oil bound distemper

Basement: Cement paint

Unit walls: Acrylic emulsion paint

Steel works: Synthetic enamel paint

Woodwork: Enamel paint

ELECTRICAL

3 Bedroom Apartment: 5 KW

2 Bedroom Apartment: 4 KW

Modular switches: Anchor or equivalent make

DG BACKUP

3 Bedroom Apartment: 2 KW

2 Bedroom Apartment: 1.5 KW

VERTICAL TRANSPORTATION

Lifts: OTIS / Kone / Johnson or Equivalent

SECURITY SYSTEM & AUTOMATIONS

Provision for CCTV as per design

SUSTAINABILITY

Organic waste converter, Ground water recharging Rain water storage, Street light, STP & Solar water heater (provided only for top 2 floors)



Brigade Group

Recognised for being amongst India's Best Workplaces in the Real Estate industry for 13 years in a row, at the 'Great Place To Work' 2023

Brigade Group

Recognized as one of 'India's Top Builders - National Category' at the Construction World Architect and Builder Awards (CWAB) 2022

Brigade Group

Recognized as one of the best companies to work for in the real estate industry consistently by the 'Great Place to Work' institute

M R Jaishankar

Recognized as 'Realty Personality of the Year' at The Economic Times Real Estate Awards - South

Brigade El Dorado - North Bengaluru

Received the prestigious 'Pradhan Mantri Awas Yojana' award under the Affordable Housing projects' at the PMAY - Empowering India Awards 2022

Brigade Orchards - North Bengaluru

Won the 'Residential Project - Township' at The Economic Times Real Estate Awards 2022 - South

Brigade Palmgrove - Mysuru

Won the 'Premium Villa Project of the Year' award at the NDTV Property Awards 2018

Brigade Cornerstone Utopia - East Bengaluru

Won the 'Integrated Township Project of the Year' award at the 11th Realty Plus Awards 2019 - South

Brigade Panorama - West Bengaluru

Won the award for 'Excellence in Delivery' at the 11th Realty Plus Awards 2019 - South

Brigade Mountain View - Mysuru

Won the award for 'Best Residential Dwellings above 50 units in Mysuru' at the CARE Awards 2019

Multiple Domains

Single-Minded Commitment

The Brigade Group is one of India's leading property developers with over three decades of expertise in building positive experiences for all stakeholders. Instituted in 1986, the company has developed many landmark buildings and transformed the skyline of cities across South India, namely – Bengaluru, Chennai, Hyderabad, Mysuru, Kochi, Mangaluru, Chikmagalur, Thiruvananthapuram, and also has a presence in GIFT City, Gandhinagar in Gujarat, with developments across the Residential, Commercial, Retail, Hospitality and Education sectors. Since its inception, Brigade has completed 280+ buildings amounting to over 83 million sq.ft/7.7 million sq.m. of developed space across a diverse real estate portfolio.

Brigade assures best-in-class design and top-of-the-line facilities that exude elegance and sophistication. The Residential developments include villas, villaments, penthouses, premium residences, luxury apartments, value homes, urban studios, independent living for seniors, plotted developments and mixed-use lifestyle enclaves and townships. Over the years, the projects have been one-of-a-kind in the sector, for example, Brigade developed Brigade Gateway, Bengaluru's first lifestyle enclave and Brigade Exotica, one of the tallest residential buildings in Bengaluru.

Brigade is among the few developers that also enjoys a reputation of developing Grade A Commercial properties. The license owners of the World Trade Center across South India, the Group's commercial spaces have top international clients operating out of them. Brigade also entered the co-working space with 'BuzzWorks' in March 2019.

Brigade Retail's first venture was the iconic, world-class Orion Mall at Brigade Gateway, subsequently expanding with Orion Avenue and Orion Uptown. Brigade's Hospitality offerings include star hotels, recreational clubs, convention centres and The Baking Company, a unique patisserie.

**APARTMENTS
VILLAS
INTEGRATED ENCLAVES**



Brigade is the founder of The Indian Music Experience (IME) – a monumental and philanthropic initiative that is India's only hi-tech interactive music museum. It was conceived to give back to society and sensitise the present generation to the rich culture of Indian music. The Group contributes in numerous ways towards community development, health, education, and the environment. Through the Brigade Foundation, the brand has successfully opened three schools in its name, offering a holistic education; has conducted large-scale tree plantation drives; spruced up parts of the city; revived public recreational spots like lakes and parks, established a skill development centre; and will be establishing two not-for-profit 100-bed hospitals.

Brigade Real Estate Accelerator Program (REAP), Asia's first PropTech accelerator program, is a prelude to the changing trends in the real estate industry, which is standing on the cusp of disruption. REAP brings along innovators and inventors to use technology as a catalyst for creating sustainable and scalable businesses in the real estate industry.

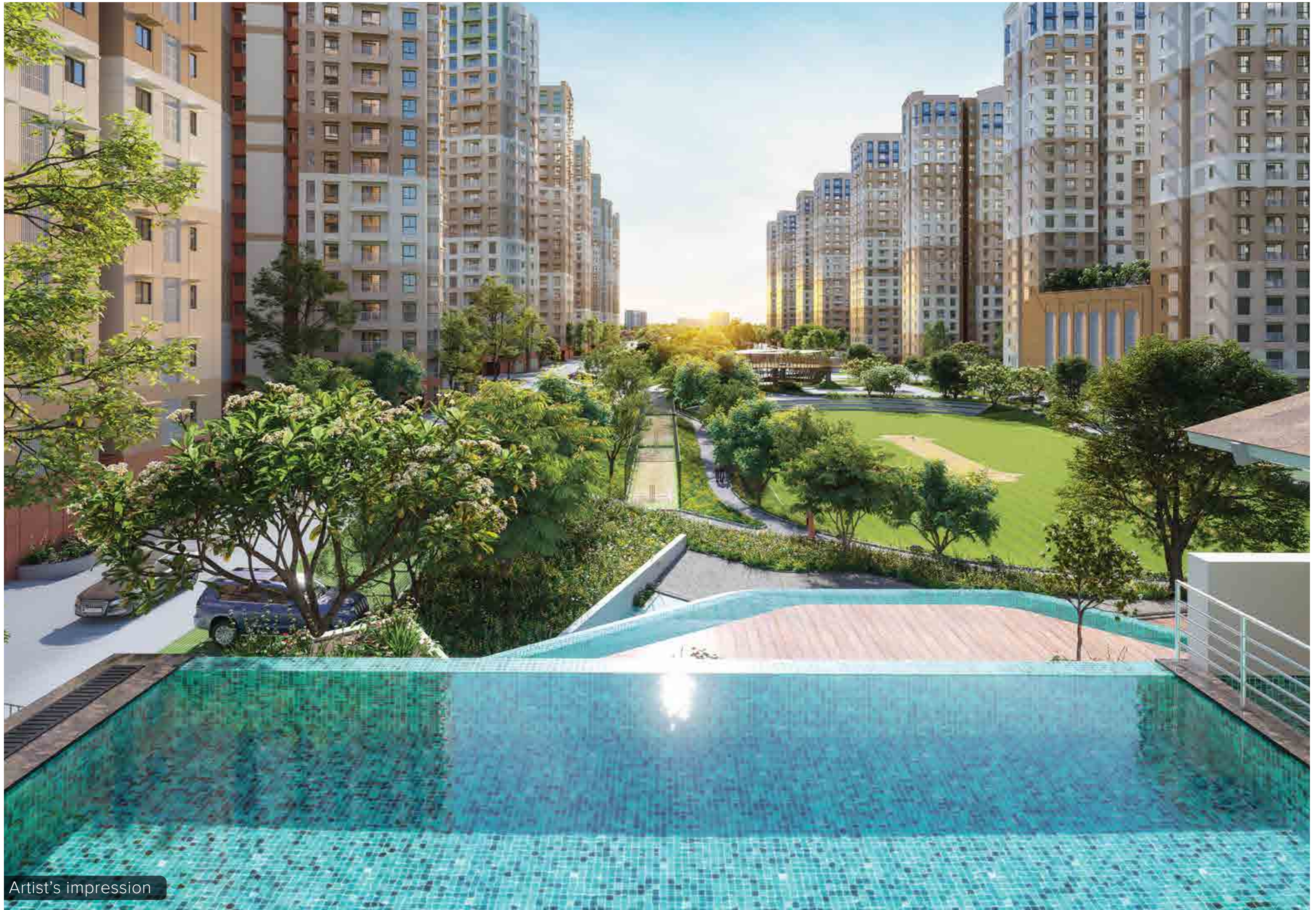
The 'Great Place to Work Institute' has consistently recognised the Brigade Group as one of India's best companies to work for in the real estate industry. This responsible attitude and innovative mind-set combined with uncompromising quality of the projects over the years has created a brand of outstanding repute.

**OFFICES
RETAIL SPACES**



**CLUBS
HOTELS
CONVENTION CENTERS
SCHOOLS**





Artist's impression



BRIGADE

Building Positive Experiences

Our Core Values



Founders



To UPGRADE TO BRIGADE, reach us on 1800 102 9977 • email: salesenquiry@brigadegroup.com

Visit us at Brigade Experience Lounge, Ground Level, World Trade Center, Brigade Gateway Campus, Dr. Rajkumar Road, Malleswaram-Rajajinagar, Bengaluru

Offices also at: CHENNAI • MYSURU • HYDERABAD • DUBAI

*All the images in the brochure are for representation purposes only, the final product may differ based on availability.