



A Million Dreams Come True

Welcome Home.



DECATHLON ANUBHAV



BANGALORE INTERNATIONAL AIRPORT



RMZ GALLERIA MALL



PRAKASH PADUKONE BADMINTON ACADEMY



CYTECARE HOSPITAL



CANADIAN INTERNATIONAL SCHOOL

NEARBY AMENITIES:



SITE LOCATION:
CHIKAJALA, NEXT TO DECATHLON



FACILITIES:
1. BANGALORE INTERNATIONAL AIRPORT- 11.4KM
2. CYTECARE HOSPITAL-10.2KM



COMMERCIAL:
3. ECOPOLIS- 5.1KM
4. NORTH GATE OFFICE PARK- 9.7KM



RESIDENTIAL:
5. METROCORP NIRVANA- 7.1KM
6. JADE GARDEN- 5.2KM
7. SWISS TOWN- 7.8KM



LEISURE:
8. DECATHLON ANUBHAV- 50M
9. PRAKASH PADUKONE BADMINTON ACADEMY- 8.3KM
10. RMZ GALLERIA MALL- 12.4KM



EDUCATIONAL:
11. SRI VENKATESHWARA COLLEGE OF ENGINEERING- 2.1KM
12. EMBASSY INTERNATIONAL RIDING SCHOOL- 8.9KM
13. CANADIAN INTERNATIONAL SCHOOL- 9.2KM



 **Millionaire**
TOWER

Advantage
Location!

Project Type: Multi Asset Development [Residential | Commercial | Retail | Serviced Residences]

Total Land Area: 5.075 Acres [4.025 Acres + 1.05 Acres Future Development]

Total Built-up Area: Residential 5.5 Lac Sft. Commercial 1 Lac Sft.

Towers: 4 – Residential 3 + Commercial 1

Construction: Hi-Rise [Skyscraper] 2 Basements + G + 19 Floors

Number of Units: Residential 260 Units [60 Units 2.5 Br, 120 Units 3 Br, 80 Units 3.5 Br]

Unit Area: 2.5 Br [1250-1560 Sft.] 3 Br [1540-1965 Sft.]



- PARKING AREA
- ENTRANCE PLAZA
- BOOM BARRIER STOPS
- RESIDENTIAL BLOCK ENTRANCE
- STEPPED SITOUT WITH LAWN
- LILY ENTRANCE WATERBODY
- ELDER'S SIT-OUT CANOPY SIT-OUT
- THEME TREE COURT
- CULTURAL FLOWERING SPECIMENS
- HALF BASKET-BALL COURT
- FRAMED WALL FEATURE
- CHIT-CHAT CORNER- POCKET PARK
- TEMPLE PLAZA AROUND THE MOUNDS
- WILDERNESS PAVILION
- SWIMMING POOL DECK AREA
- ARBOR WALKWAY
- RAISED CANOPY WALK
- KID'S PLAY AREA
- KID'S ACTIVITY WALL
- BYCYCLE PARKING
- FRUITING TREE CORRIDOR
- CASCADING WATER FEATURE WALL
- EVENT LAWN
- WELLNESS CORRIDOR
- PARKING AREA
- GRAVEL COURT
- YOGA PAVILION
- FOREST TRAIL



 **Millionaire**
TOWER

Master Plan



 **Millionaire**
T O W E R

Millionaire Tower
Business



 **Millionaire**
T O W E R

View From The
North Side



 **Millionaire**
TOWER

Birds Eye View
From The
North Side



 **Millionaire**
T O W E R

View from the
East Side



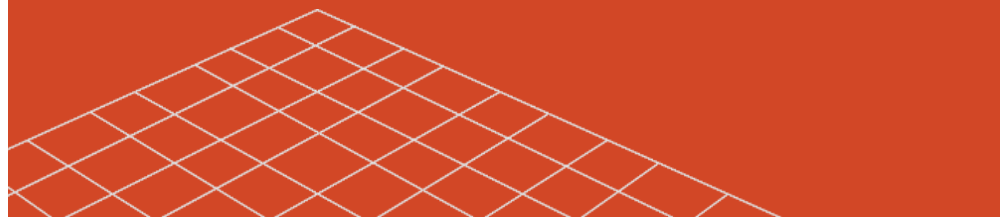
 **Millionaire**
T O W E R

View from the
South Side



 **Millionaire**
TOWER

Millionaire
Tower East



 **Millionaire**
TOWER

Millionaire
Tower West

Area for circulation: Approx. 80% Landscaped areas and driveways.

Special Features: Well Ventilated Homes, Minimal Common Walls, Intimate Bay Windows, Maximum Exterior Views, 20 Storey Skyscraper and Homes with Complete Privacy.



80%
Landscape &
Driveways



Homes with
Complete Privacy



Private
Balcony



Outdoor
Meditation



Hot water on
TAP(24/7)



Access Controlled
Towers



Smart Enabled
Homes



Ample Car
Parking

Premium Features: Hot water on TAP(24/7), Access Controlled Towers, Smart Enabled Homes.

Recreational Features: Banquet place, Bar / Barista counter, Indoor Badminton Court, Table-Tennis, Virtual Golf / Gaming Room, Crèche, Indoor / Outdoor Meditation / Shrine Space, Gym, Pet Trail, Swimming Pool, Tot-Lot, Jogging Trail, Outdoor Play Area, Outdoor Party Space.

Decentralized silent zones for reading / relaxation.

All the other Services like pump rooms, DG, electrical panel rooms, STP are strategically located to minimize noise and disturbance to the residents.

Other Infrastructure: Entrance Lounge, Security Office, Admin Office, Drop & Pick up Counter, Dr. Consultation Room, Housekeeping, Engineering Office / Store, Fire Command Room, Communication Room, Lockers / Changing Room for staff, Driver's Washroom, Organic waste converter.

Who We Are:

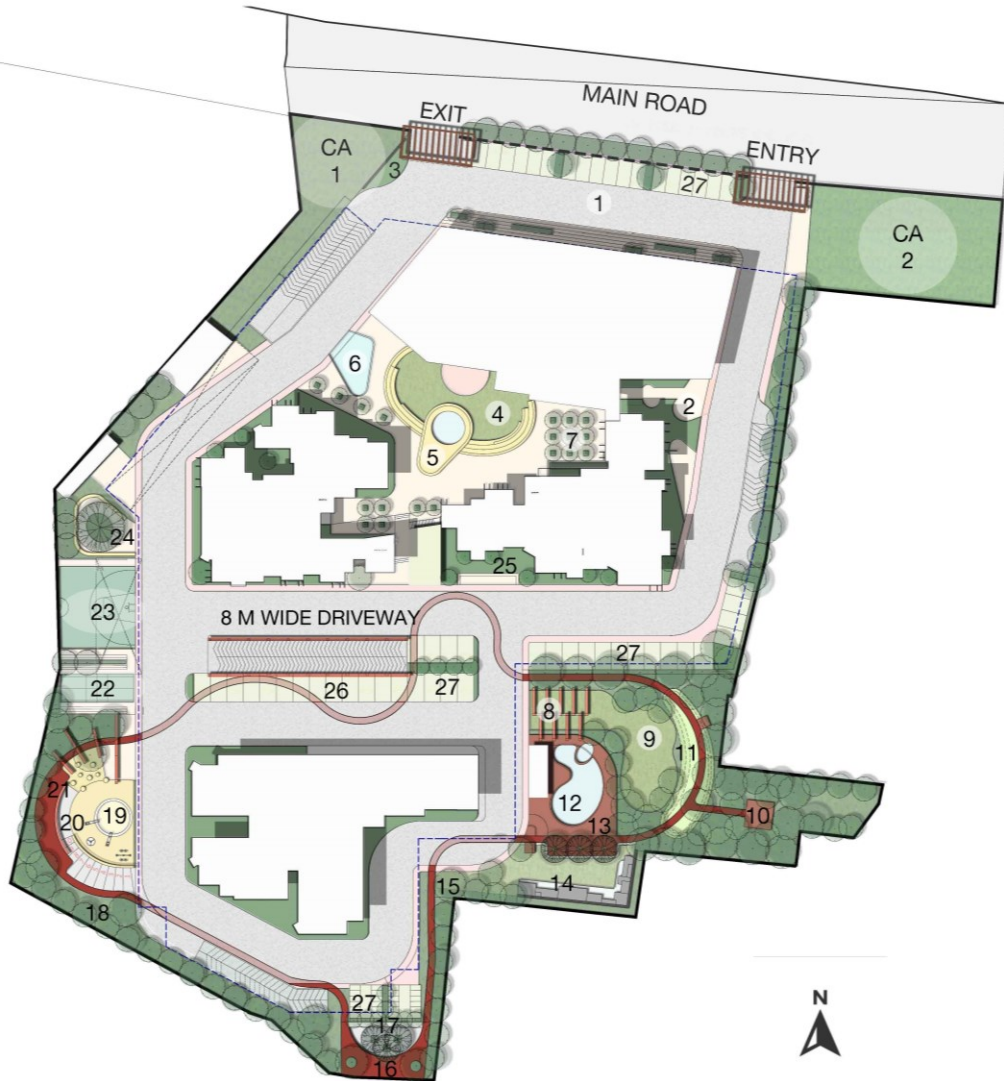
An Architect -led- Design & Development firm based out of Bengaluru, conceived to execute a commitment that goes beyond construction into creating spaces that transcend mere function—they breathe and evolve with the rhythm of your life.

Our group has completed over **250 projects** under the Pragathi Associates banner and the portfolio includes a diverse client base from residences to commercial spaces, corporate offices, health care, banking, civic and cultural institutions.

Rooted in the belief that great design is the result of asking the right questions and truly listening to the answers, the group is committed in providing creative yet practical and well thought out quality solutions that are responsive to the unique needs of each project.

Design Intent

Site plan



- 1 ENTRANCE PLAZA
- 2 RETAIL OFFICE ENTRANCE
- 3 SIGNAGE WALL
- 4 STEPPED PLAZA
- 5 CANOPY SITOUT
- 6 LILY ENTRANCE WATERBODY
- 7 THEMED TREE COURT
- 8 ARBOR WALKWAY
- 9 EVENT LAWN
- 10 WILDERNESS PAVILION
- 11 FOREST TRAIL
- 12 SWIMMING POOL DECK AREA
- 13 READING NOOK
- 14 CASCADING WATER FEATURE WALL
- 15 WELLNESS CORRIDOR
- 16 YOGA PAVILION
- 17 GRAVEL COURT
- 18 FRUITING TREE CORRIDOR
- 19 KID'S PLAY AREA
- 20 ACTIVITY WALL
- 21 RAISED CANOPY WALK
- 22 BADMINTON COURT
- 23 BASKET-BALL COURT
- 24 ELDER'S CORNER- POCKET PARK
- 25 POLLINATOR CORRIDOR
- 26 FRAMED WALL FEATURE
- 27 PARKING AREA

 **Millionaire**
T O W E R

Artists Impression
of the Central Plaza



 **Millionaire**
TOWER

Artists Impression
of the Central Plaza



 **Millionaire**
TOWER

Central Plaza



 **Millionaire**
TOWER

Artists Impression of
the Children Play Area

Who wants to be a
Millionaire!!

Price Range: Pre-Launch Price INR 1.2 CR – INR 2.25 CR [excluding GST, Registration, Other Statutory Levies]

Up to 9th Floor only

**Pre-Launching MILLIONAIRE TOWER
at INR 8900/Sft
Launch in April 2024 at INR 10,000/Sft**

Thank you.



Welcome Home.