

LA VIVANT
FRENCH LIVING



12.25

ACRES PHASE - 1
PROJECT AREA



137
VILLAS

384
VILLAMENTS

300000+ sft
OPEN AREA

40000+ sft
CLUBHOUSE



9

ACRES PHASE - 2
FUTURE DEVELOPMENT

Schools/Colleges

- Harvest International School 03 Mins
- BRS Global School 04 Mins
- Indus International School 10 Mins
- New Horizon University 10 Mins
- ST. Philomena's English School 10 Mins
- Oakridge International School 15 Mins
- Azim Premji University 15 Mins
- International School of Management Excellence 20 Mins
- The International School Bangalore 20 Mins
- Green Wood high International School 20 Mins
- Global Indian International School 25 Mins
- Delhi Public School 25 Mins
- Oxford Medical College 40 Mins
- Silver Oak International School 40 Mins

IT/Corporate

- Proposed Infosys SEZ 10 Mins
- Main Wipro Campus 25 Mins
- HCL 25 Mins
- TVS 20 Mins
- Ashok Leyland 20 Mins
- RGA Techpark 20 Mins

Hospitals

- Apollo Clinic 20 Mins
- Narayana Hrudayalaya 20 Mins
- Columbia Asia Hospital 30 Mins
- Belenus Champion Hospital 30 Mins

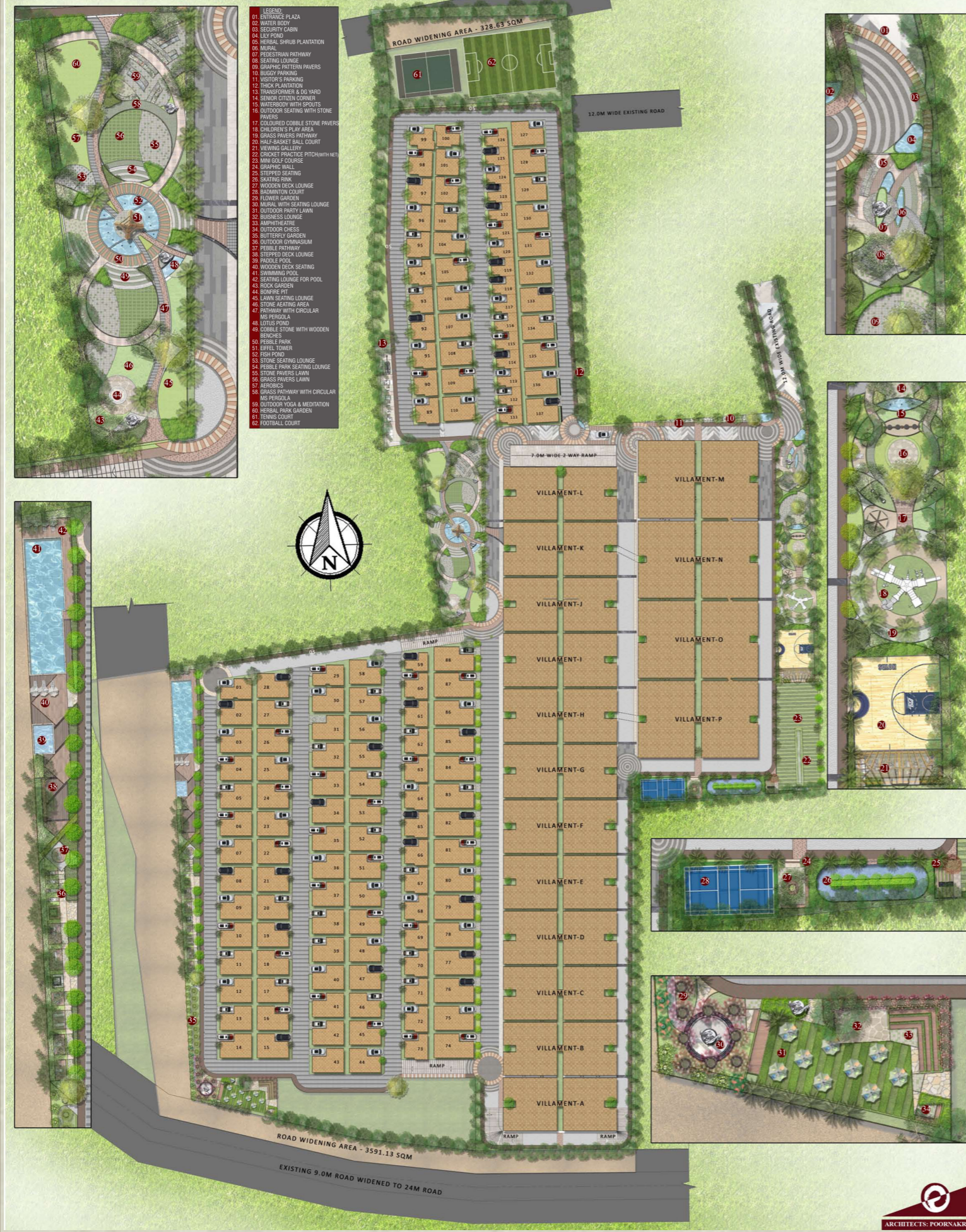
Places

- Whitefield 35 Mins
- Bellandur 35 Mins
- Easy Exit to Hosur 20 Mins
- Electronic City 25 Mins



LA VIVANT
FRENCH LIVING

PROPOSED 'LA VIVANT' VILLA & VILLAMENT, HANDENAHALLI



- LEGEND**
01. ENTRANCE PLAZA
 02. WATER BODY
 03. SECURITY GATE
 04. LILY POND
 05. HERBAL SHRUB PLANTATION
 06. MARAL
 07. PEDESTRIAN PATHWAY
 08. SEATED LOUNGE
 09. GRAPHIC PATTERN PAVERS
 10. BICYCLE PARKING
 11. VISITOR'S PARKING
 12. THICK PLANTATION
 13. TRANSFORMER & DG YARD
 14. SENIOR CITIZEN CORNER
 15. WATERPOND WITH SPORTS
 16. OUTDOOR SEATING WITH STONE PAVERS
 17. COLOURED COBBLE STONE PAVERS
 18. CHILDREN'S PLAY AREA
 19. GRASS PAVERS PATHWAY
 20. HALF-BASKET BALL COURT
 21. VISITING GALLERY
 22. CRICKET PRACTICE PITCH WITH NET
 23. MINI GOLF COURSE
 24. GRAPHIC WALL
 25. STEPPED SEATING
 26. SEATING BANK
 27. WOODEN DECK LOUNGE
 28. BADMINTON COURT
 29. FLOWER GARDEN
 30. MURAL WITH SEATING LOUNGE
 31. OUTDOOR PARTY LAWN
 32. BUSINESS LOUNGE
 33. AMPHITHEATRE
 34. OUTDOOR CHESS
 35. BITTERLY GARDEN
 36. OUTDOOR GYMNASIUM
 37. PEBBLE PATHWAY
 38. STEPPED DECK LOUNGE
 39. PADOLE POOL
 40. WOODEN DECK SEATING
 41. SWIMMING POOL
 42. SEATING LOUNGE FOR POOL
 43. ROCK GARDEN
 44. BUNGLE PIT
 45. LAWN SEATING LOUNGE
 46. STONE SEATING AREA
 47. PATHWAY WITH CIRCULAR PERGOLA
 48. LOTUS POND
 49. COBBLE STONE WITH WOODEN BENCHES
 50. PEBBLE PARK
 51. EFFEEL TOWER
 52. FISH POND
 53. STONE SEATING LOUNGE
 54. PEBBLE PARK SEATING LOUNGE
 55. STONE PAVERS LAWN
 56. GRASS PAVERS LAWN
 57. ARTIFICIAL
 58. GRASS PATHWAY WITH CIRCULAR PERGOLA
 59. OUTDOOR YOGA & MEDITATION
 60. HERBAL PARK GARDEN
 61. TENNIS COURT
 62. FOOTBALL COURT

MASTER PLAN

Phase I

VILLA

(3 & 4bhk with family lounge & servant room)



Villa type 1

Land Area	1800
Super Built-up Area	3997 Sqft

Villa type 2

Land Area	1500
Super Built-up Area	3143 Sqft

Villa type 3

Land Area	1500
Super Built-up Area	3100 Sqft

Villa type 4

Land Area	1200
Super Built-up Area	2493 Sqft

Villa type 5

Land Area	1200
Super Built-up Area	2507 Sqft

Villa type 6

Land Area	875
Super Built-up Area	1800 Sqft

VILLA

(3 & 4bhk with family lounge & servant room)



Ground floor



First floor



Second floor

VILLAMENT

(3 & 4bhk with large open deck)



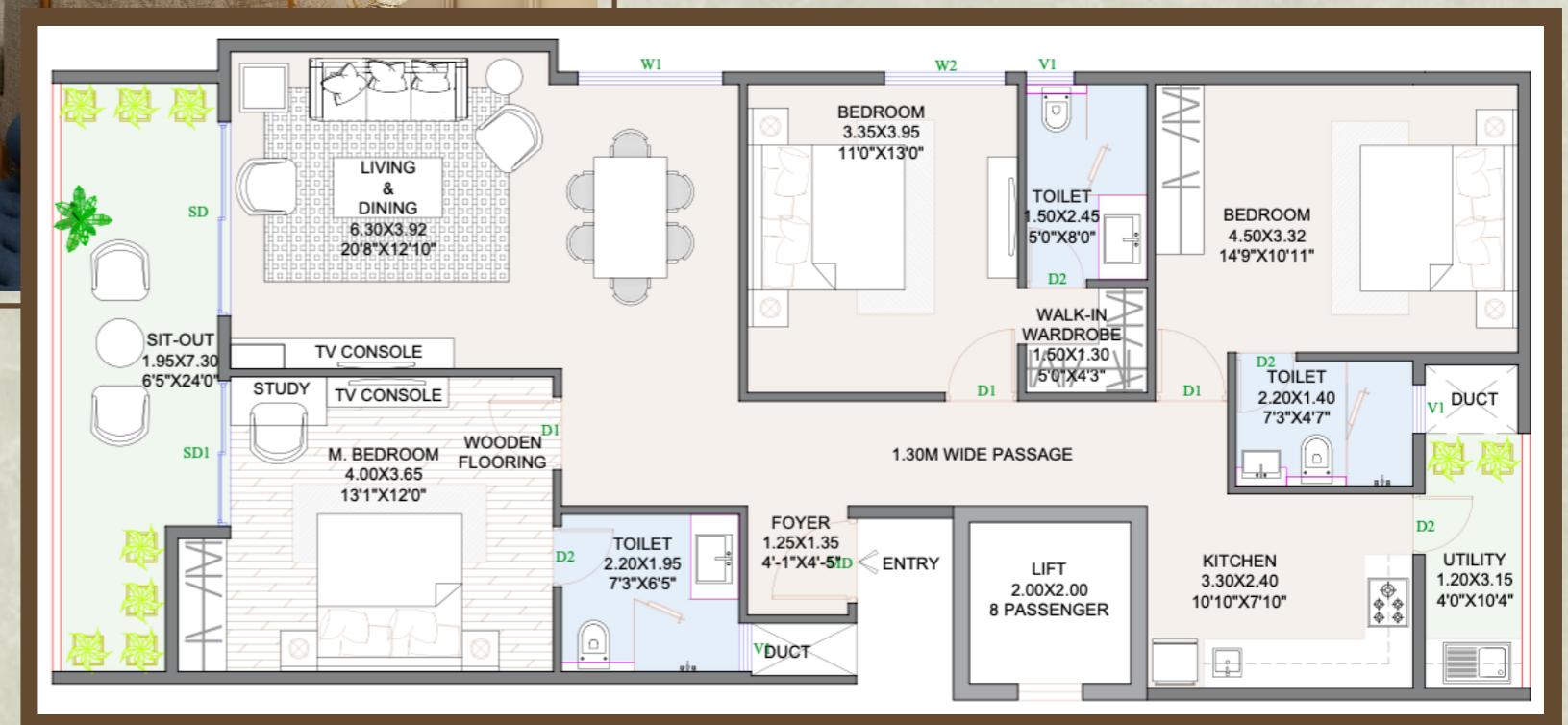
Super Built Up Area – 1921 to 3522 sft

Deck ranging 150 – 750 sft

B + G + 5

VILLAMENT

(3 & 4bhk with large open deck)



SPECIFICATIONS

STRUCTURE

- RCC Framed Structure.
- Solid Cement Blocks (150mm Thick)

FLOORING

- Marbonite Tiles/Granite of Large Sizes in the Foyer, Living, Dining, Corridor, Family, Kitchen and Internal Staircases.
- Laminated Wooden Flooring in the Master Bedroom and Marbonite tiles of large sizes in the rest of Bedrooms.
- Anti-Skid Ceramic Tiles on Balconies and Utility.

DOORS

- Main Door: Solid Wood Frame with 8 feet High Premium Teak Veneer Finished Flush Doors. Internal Doors: 8 Feet high Polished Timber Frame with Premium Skin Doors/Plywood with MDF Duco Finish.
- Windows: UPVC/Aluminum Frame and Shutters for Windows with clear Glass,
- Mosquito Mesh Shutters.
- Stainless Steel /Cast Iron Designer Railing with MS Rails for Staircase.

SPECIFICATIONS

PLUMBING & SANITARY FITTING

- Finest European Water Closet and Wash Basin and CP fittings of Grohe/Kohler/Jaguar or Equivalent make.
- All Bathrooms will have Granite Counter Top having over/under counter Wash Basin with separate shower area with hot and cold-water mixers provided.

ELECTRICAL

- BESCOM Main Power Supply for All Villas/Villaments.
- High Quality PVC Insulated Electrical Copper Wiring with Modular Switches by Anchor Panasonic/Havells/CrabTree/Schneider or Equivalent make
- TV and Telephone points provided in Living, Family and all Bedrooms.
- DG Power for all Amenities and 100% (1 KVA) Power Backup for all Villas/Villaments at additional Cost.

SAFETY & SECURITY

- Compound wall around the housing complex.
- 24/7/365 Manned Security at entry/ exit & other vantage points
- CCTV Camera at entry/ exit, children play area & other vantage points.

CLUBHOUSE G+4

Clubhouse G+4 (40000 sft)



1. Bowling Arena
2. Indoor Games & Gym
3. Kickboxing
4. Yoga Dance Studio
5. Guest Bedroom (2 nos.)
6. Library
7. Co-working space
8. Chess Board & Carrom
9. Table Tennis
10. Fusbball
11. Squash Court
12. Digital Gaming
13. Theatre Room
14. Temp Controlled Infinity Pool
15. Steam & Sauna
16. Rooftop Bar Lounge
17. Reception
18. Cafeteria
19. Party hall with lawn
20. Clinic & Pharmacy
21. Creche
22. Covered kids play area
23. Grocery Store

AMENITIES



BADMINTON COURT



BUTTERFLY GARDEN



CHILDREN'S PLAY AREA



OUTDOOR YOGA



MINI GOLF COURSE



SKATING RINK



LAWN SEATING LOUNGE



SWIMMING POOL

62+ more lifestyle amenities

CENTRAL COURT

Large Central Court with Eiffel Tower, Water Feature with soft & hard landscaping





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Karnataka Real Estate Regulatory Authority



FORM-C

[See sub-rule(1) of rule 6]

REGISTRATION CERTIFICATE OF PROJECT (COMPANY)

1. This registration is granted under section 5 of the Real Estate (Regulation & Development) Act, 2016 to the following project vide project acknowledgement number ACK/KA/RERA/1251/308/PR/160323/006963 dated 16-03-2023 under project registration number PRM/KA/RERA/1251/308/PR/090623/005986

Project details : LAVIVANT, SY NO 68/1, 68/2, 68/3, 71, 72/3, 72/5 & 73/3 OF HANDENAHALLI VAILLAGE, SARJAPURA HOBLI, ANEKAL TALUK - 562125, ANEKAL, BENGALURU URBAN, KARNATAKA - 562125

(Name of the Firm or society or company or competent authority)
ATCO PROJECTS PRIVATE LIMITED

having its registered office or principal place of business at
502/1/2 WING 3 NEXT TO SOMPURA GATE SARJAPURA ROAD,
NEAR POLICE STATION ANEKAL TALUK BANGALORE-562125, BENGALURU URBAN, KARNATAKA - 562125

2. This registration is granted subject to the following conditions, namely:-
- The promoter shall enter into an agreement for sale with the allottees as provided in rule 8A of the Karnataka Real Estate (Regulation & Development) Rules, 2017 and comply with the section 13 of the Act;
Any clauses in the AOS/Possession letter/Allotment letter that is not in accordance with the Act/Rules/Regulations are void ab initio;
 - The promoter shall execute and register a conveyance deed in favour of the allottee and the association of the allottees, as the case may be, of the apartment or the common areas as per section 17 of the Act;
 - The promoter shall deposit seventy percent of the amounts realized by the promoter in a separate escrow account to be maintained in a schedule bank to cover the cost of construction and the land cost to be used only for that purpose as per sub-clause (D) of clause (1) and sub-section (2) of section 4 of the Act;
 - The promoter shall comply with all the functions and duties as per section 11 of the Act and shall upload Quarterly status updates of the project within 30 days from the end of each quarter;
 - The project registration shall be valid for a period ending with 25-01-2030 unless renewed by the Real Estate Regulatory Authority in accordance with section 6 of the Act read with rule 7 of these rules;
 - The promoter shall comply with all the provisions of the Act and the rules and regulations made thereunder;
 - The promoter shall not contravene the provisions of any other law for the time being in force in the area where the project is being developed.
3. If the above mentioned conditions are not complied with the promoter, the regulatory authority may take necessary action against the promoter including revoking the registration granted herein, as per the Act and the rules and regulations made thereunder.

Signature Not Verified
Digitally signed by
HANUMANALLI
CHAMIAH
KISHORECHANDRA
Date: 2023.06.09
12:24:58 IST
Location: Bengaluru



*Please scan the QR code to validate the authenticity of the certificate.

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Digitally Signed By

Kishore Chandra H.C, IPS(Retd.)
Chairman, Karnataka Real Estate Regulatory Authority

Project Approval Date: 09-06-2023

RERA
APPROVED

PRM/KA/RERA/1251/308/PR/090623/005986

THANK YOU

We invite you for preview of exclusive french
themed gated community