

A blurred night photograph of a garden path. The path is illuminated by warm, low-lying lights, creating a soft glow. To the right, a stone wall runs along the path, and a tree trunk is visible. The background is dark with some greenery and a building structure faintly visible.

**A PREFACE TO
FINE LIVING :**

^{VARs}
Parkwood

LUXURY LIVING

Nestled in 2.5-Acres of landscape, VARS Parkwood located just off the Outer Ring Road is ideally situated for a family with varied needs: offices and shopping are close by, as are premier schools, large hospitals, popular restaurants and cinemas. Just Walk or Cycle to your work place. VARS Parkwood is just down the road from IT majors & IT parks.

EXPERIENCE LIVING

Can you experience luxury even before you get there? Can an address, address your aspirations? Can 'where you are' make a world of a difference to 'how you live'? Can you enjoy verdant tranquillity amidst the urban chaos?

These are the thoughts that inspired the creation of VARs Parkwood. An address that is not merely a few lines, but an impressive lifestyle statement. A contemporary, sophisticated living space for discerning urbanities.





A TREASURE TROVE OF FUN AND SPORT

Explore a luxury leisure destination: Your home. VARs Parkwood is a tribute to the indulgent lifestyle. A spread of amenities present exciting opportunities.

The state-of-the-art gym, a badminton court promises gripping action and an expansive swimming pool invites you to de-stress from work pressure.

Landscaped gardens refresh the windows of your soul and a charming children's play area is designed to keep little angles happy engrossed.



AMENITIES



Children's Play Area



Swimming Pool



Party Hall

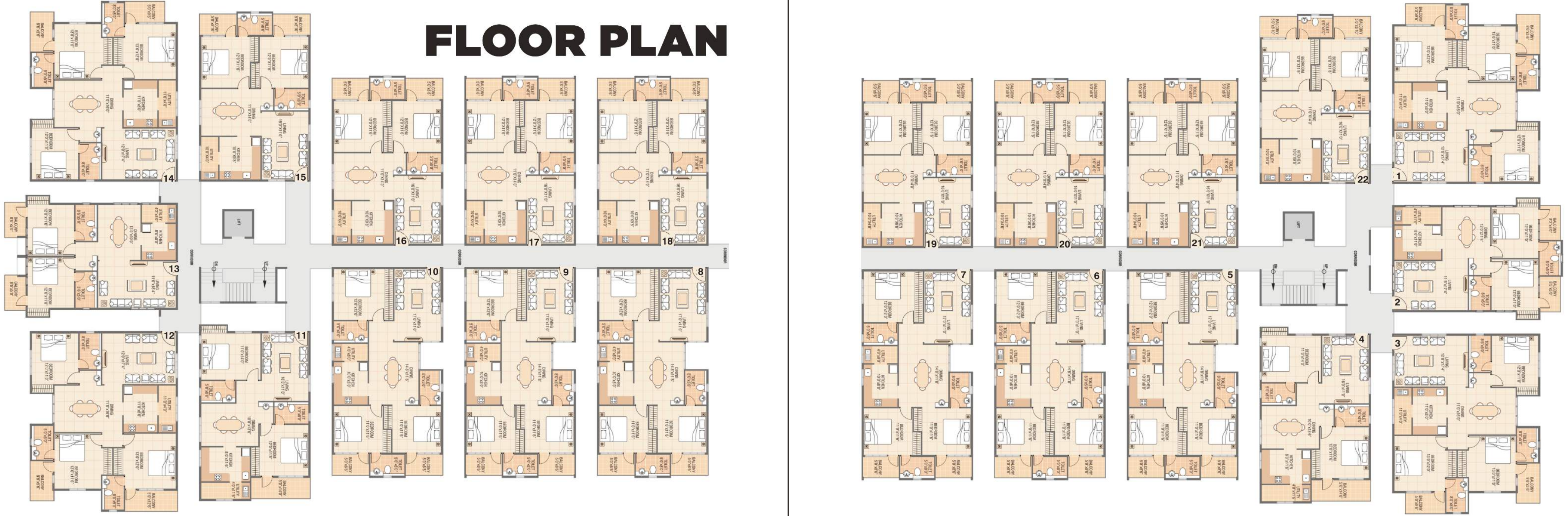


Gymnasium

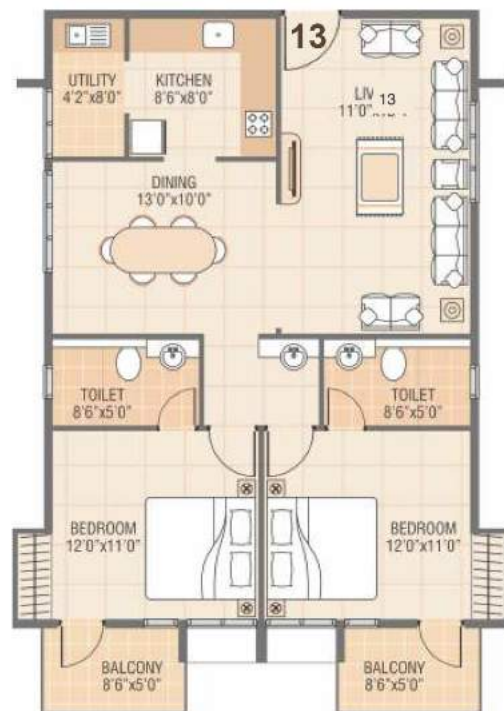


Badminton Court

FLOOR PLAN



2BHK 1325Sft



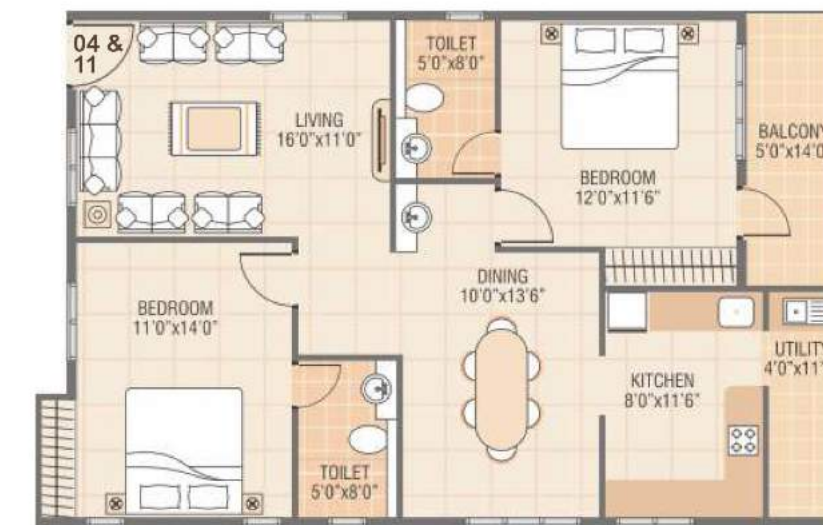
2BHK 1365Sft



2BHK 1345Sft



2BHK 1380Sft



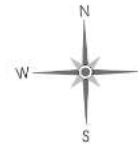
3BHK 1650Sft



3BHK 1785Sft



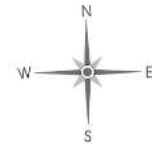
3BHK 1785Sft



3BHK 1785Sft



3BHK 1800Sft



EVERY SQUARE FOOT IS AN EXPRESSION OF EXCELLENCE

SPECIFICATIONS



Vasthu
Compliant



220 premier
apartments



No common
walls

EXTERIOR & STRUCTURE

RCC framed structure with seismic II zone compliance concrete hollow block masonry (6" for exterior walls & 4" for interior walls)

PLASTERING & FINISHING

All internal walls will be plastered with lime finish. All internal walls will be painted with premium emulsion. Enamel Paint for wood and steel grills. Weather coat exterior emulsion for all exteriors.

ELECTRICAL

TV and Telephone points in living room and master bedroom. AC points for all the bedrooms, elegant modular switches of reputed make for safty, one ELCB is provided for each flat in the distribution box concealed fire resistant electrical copper wires of reputed make. Intercom facility for quick internal communication 6KVA, thrss phase power for each flat.

KITCHEN & WET AREAS

Granite kitchen platform with brushed stainless steel sink. Provision for Aquaguard point. Provision for washing maching. Provision for chimney.

FLOORING & TOILET FIXTURES

Superior quality vitrified tile flooring in all rooms. Ceramic flooring for kitchen and balconies. Ceramic glazed dado and anti-skid flooring for bathrooms. Common areas will have marble flooring. White parryware sanitary or reputed make.

DOORS & WINDOWS

Teak wood main door frame with teak finish flush shutter. Sal wood internal door frames with flush shutters. Sal wood window frames with honne wood glazed shutters and safety grills.

LIFT & POWER BACK-UP

Automatic passenger lift of johnson or reputed make. Granite cladding for lift walls. Generator backup for lift, common area lights, motor and 1.0 KVA for each flat.



DELIVERING QUALITY HOMES

For 28 years, VARs has been at the heart of residential and commercial development in Bangalore. With over 40 projects and more than 1000 satisfied customers to our credit, we stand by our core principles of ethical construction, efficient and utilitarian design, an aesthetic that evolves with our customers, and relationships that continue long after we hand over the keys. Family owned and operated, we prize quality over profit and endeavour to construct homes as if they were our own.

In fact, we ensure that each one of our projects is based on something far stronger than concrete: values and ethics.



VARs Camelia, Kundalahalli



VARs Jacaranda, Mahadevapura



VARs Carlton Court, Kundalahalli



VARs Ferndale, Indiranagar



VARs Golden Gables, Koramangala



VARs Fernhill, Indiranagar

COMPLETED PROJECTS

When fine living is an absolute necessity, VARs Builders have perfect home solutions for you.

Premium development at prominent locations in Bengaluru presented by a team of experienced and dedicated professionals. The VARs focus is on design excellence, functionality, quality of construction, minimal environmental impact and uncompromising delivery schedules. Bearing proud testimony to the VARs commitment to innovation and continuous improvement, is a portfolio of more than 40 developments and over 1500 delighted customers. Our latest offerings constitute a redefinition of luxury, value for money and investment potential. With over 20 years of experience in the construction industry, the VARs saga continues today with a vision that remains unchanged with time. Creating homes that pay tribute to fine living.



VARs Builders Pvt. Ltd

420, 9th Main Rd, HAL 2nd Stage, Indiranagar,
Bengaluru, Karnataka 560038
Ph: +91 7676 000 999
Tel: 080 2522 6432 | 080 2522 3513 | 080 2522
2998 Fax: 080 2522 2882

Site Address

Survey No. 94/1A, Doddakanelli Bellandur -
Doddakanelli Road (Behind, Adarsh Palm Retreat)
Bellandur, Bengaluru, Karnataka 560035
Call: 99800 32802 | 99800 32809

Architects & Engineers

M/S CITADEL ARCHITECTS & ENGINEERS
#799/1, 2nd Floor, 3rd Cross, Opp. Ganesh Temple,
New Thippasandra. Bengaluru - 560016

Structural Consultant

Pralabhi Associates

 varsbuilders.com

 [/VARsBuilders](https://www.facebook.com/VARSBuilders)

 marketing@varsbuilders.com

This brochure is purely conceptual and not a legal offering. The promoter reserves the right to make changes in the elevation, plans and specifications.