



Adarsh Palm Retreat
M A Y B E R R Y

A L I F E F U L F I L L E D

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Rare but not unattainable as one will discover, when life unfolds at ADARSH PALM RETREAT MAYBERRY.

Residences here are designed on the same principles of excellence that the Adarsh name stands for. Spacious and modern, bright and airy, blessed with scenic views and with amenities that are life enhancing. A fine attention to detail and exceptional thinking make these residences an IDEAL LIFESPACE.

Mayberry rises to a height of 13 floors spread across two phases (phase 1 comprising up to 7th floor and phase 2 comprising of 7th to 12th floor) and it also has the privilege of being in the neighbourhood of the prestigious 'Adarsh Palm Retreat'. This exclusive gated community gives you round the clock security that assures safety, privacy and peace of mind.

Close to primary destinations like workplaces, leisure hotspots, lifecare facilities and educational institutions amidst others, life here is more complete, more meaningful.

With over 20,000 jobs around the APR Campus, these residences assure rental income and a good return on investment.

A universe that nurtures living, with care and attentiveness, leads one to LIFE FULFILLMENT.

The building elevation, facade treatment, colour, landscaping and surrounding views are purely indicative and for representative purpose only.

WHERE HAPPINESS TAKES OVER

A special feeling embraces you in the living spaces here. Spacious and functional floor plans focus on natural light and good ventilation. It is where happiness feels at home, it is where life feels complete.



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AND THE SOUL FEELS NOURISHED

Creation takes on another dimension at the kitchens that are the soul of these homes. These kitchens come with granite counter tops and a generous utility space for your convenience.

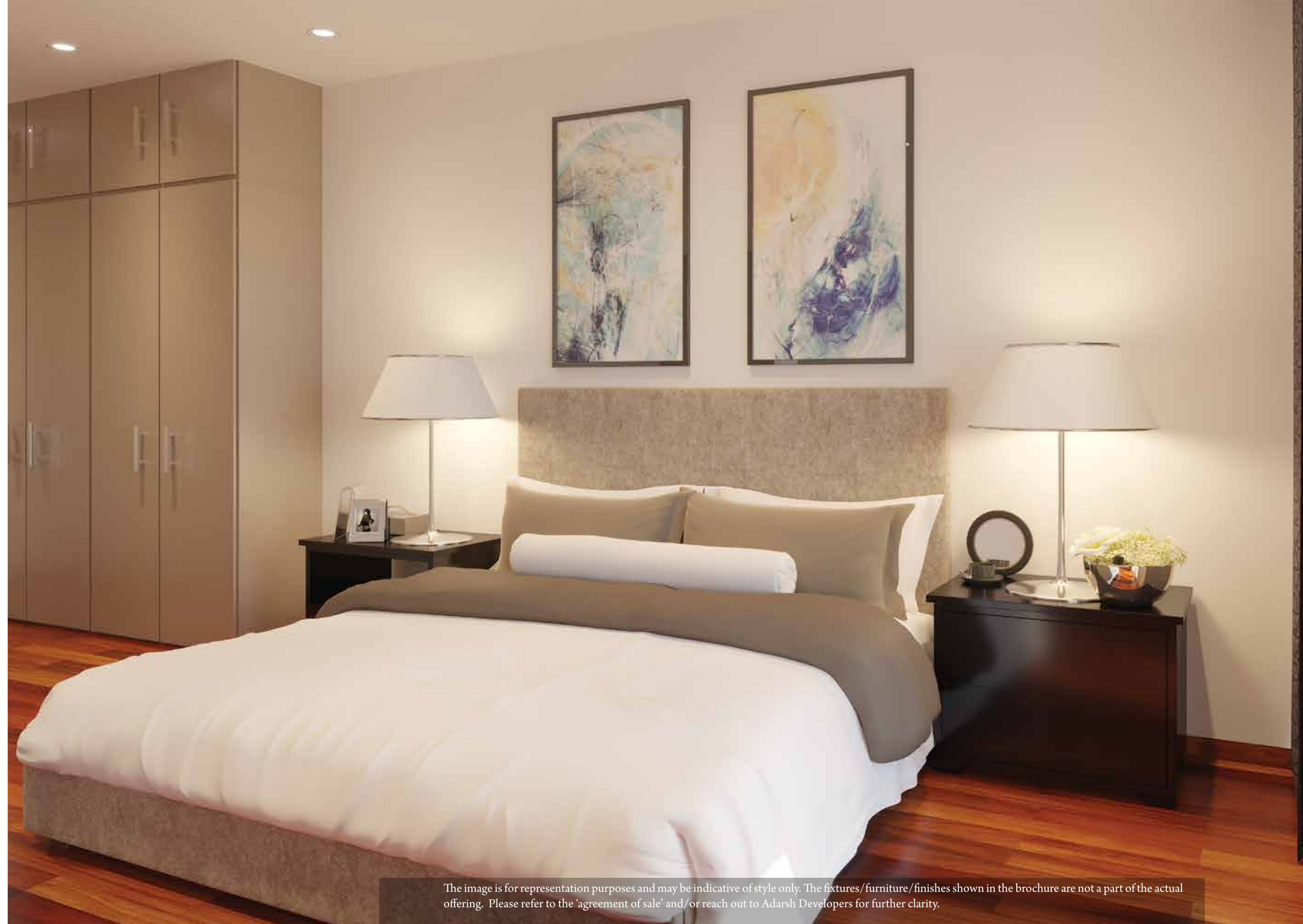


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WHERE DREAMS UNFURL

Exquisitely designed spaces make room for many dreams to take flight.

Laminated wooden flooring in bedrooms brings a feeling of warmth to your home. A well designed dress area gives you privacy and leaves enough space in the bedroom for you to enjoy.



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LEISURE AND ITS MANY PURSUITS

Enjoy the luxury of being able to indulge in your favourite sport or leisure activity. Let your racket do the talking at table tennis, take a dip in the pool, sweat it out at the gym or soak in the sight of your children having a wonderful time at the tot areas. Life is not just enjoyable, it feels

enriched because every amenity adds that little extra

to your living experience here.

- Multipurpose Hall • Table Tennis • Pool Table • Gym • Health Club • Swimming Pool • Children's Play Area



CASCADING JOY

The image is an artistic impression. The furniture/fixtures/trees/landscaping and people shown are indicative and for representation purposes only.

SPECIFICATIONS

1. STRUCTURE

- Seismic zone II compliant RCC framed structure.
- Masonry–walls with concrete blocks.

2. PLASTERING

- All internal walls smoothly plastered with lime rendering.
- External plastering with sponge finish.

3. FLOORING

- Good quality vitrified tiles in living, dining & kitchen.
- Laminated wooden flooring in all bedrooms.
- Ceramic tiles for balconies, utility area & toilets.
- Granite/vitrified tile flooring in ground floor lobby. All other lift lobbies with vitrified tiles.

4. TOILETS

- Good quality ceramic tile dado up to 7 feet (2.15m) height in all toilets.
- White color EWC & washbasin with granite counter top & mirror for all toilets.
- Toughened glass partition with openable shutter in master bedroom toilet.
- Single lever mixer with shower rail & hand shower for all showers and single lever mixer for all washbasins.

- Health faucet in all toilets.

- Geysers in all toilets.

5. DOORS

- All doors with engineered door frames & skin paneled shutters.
- UPVC sliding doors with 3-track (one with mosquito mesh) for living room to balcony & bedroom to balcony doors.

6. WINDOWS

- UPVC sliding windows with three tracks (one with mosquito mesh).
- M.S. grills (from inside) for windows in the first floor only.
- UPVC ventilators with translucent glass in all toilets.

7. KITCHEN

- Granite platform with stainless steel sink & drain board with sink mixer.
- 2 feet dado above platform area with ceramic glazed tiles.
- Provision for water purifier point.
- Provision for washing machine and gas cylinder in utility area.

8. PAINTING/POLISHING

- Interior: plastic emulsion paint.

- Exterior: acrylic emulsion paint.

- Enamel painting for MS grill/railings.

9. PLUMBING

- Good quality CP fittings.
- Good quality PVC drainage & storm water pipes.
- Dual piping for fresh water in shower/washbasin/toilet faucet/kitchen and recycled treated water for toilet flushes.

10. ELECTRICAL

- TV, telephone, networking and electrical AC points in all bedrooms & living area.
- Exhaust fan provision in kitchen & all toilets.
- Two Earth Leakage Circuit Breaker (ELCB) for each apartment. (One for AC & heating and the other for lighting).
- Good quality electrical wires and switches.
- Provision for ceiling fan in living/dining and all bedrooms.

11. LIFT

- Two lifts for each block.

12. OTHERS

- Fiber to the home (Data & Voice).
- Internal telephone cabling/wiring for all apartments.
- CCTV surveillance for common areas and access controlled entry & exit.

13. RAIN WATER HARVESTING

- Common rain water harvesting system as per Municipal guidelines.

2 BEDROOM



SUPER BUILT AREA		CARPET AREA	
SQ. MTS.	SQ. FT.	SQ. MTS.	SQ. FT.
125.92	1355	81.32	875

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TYPE C3



2 BEDROOM



SUPER BUILT AREA		CARPET AREA	
SQ. MTS.	SQ. FT.	SQ. MTS.	SQ. FT.
114.31	1230	74.78	805

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TYPE C4

3 BEDROOM

TYPE A4 & B4

3 BEDROOM

TYPE D2 & E2



SUPER BUILT AREA		CARPET AREA	
SQ. MTS.	SQ. FT.	SQ. MTS.	SQ. FT.
171.97	1850	117.14	1260

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SUPER BUILT AREA		CARPET AREA	
SQ. MTS.	SQ. FT.	SQ. MTS.	SQ. FT.
164.03	1765	111.24	1197

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3 BEDROOM

TYPE F3

3 BEDROOM

TYPE F4



SUPER BUILT AREA		CARPET AREA	
SQ. MTS.	SQ. FT.	SQ. MTS.	SQ. FT.
151.48	1630	101.69	1094

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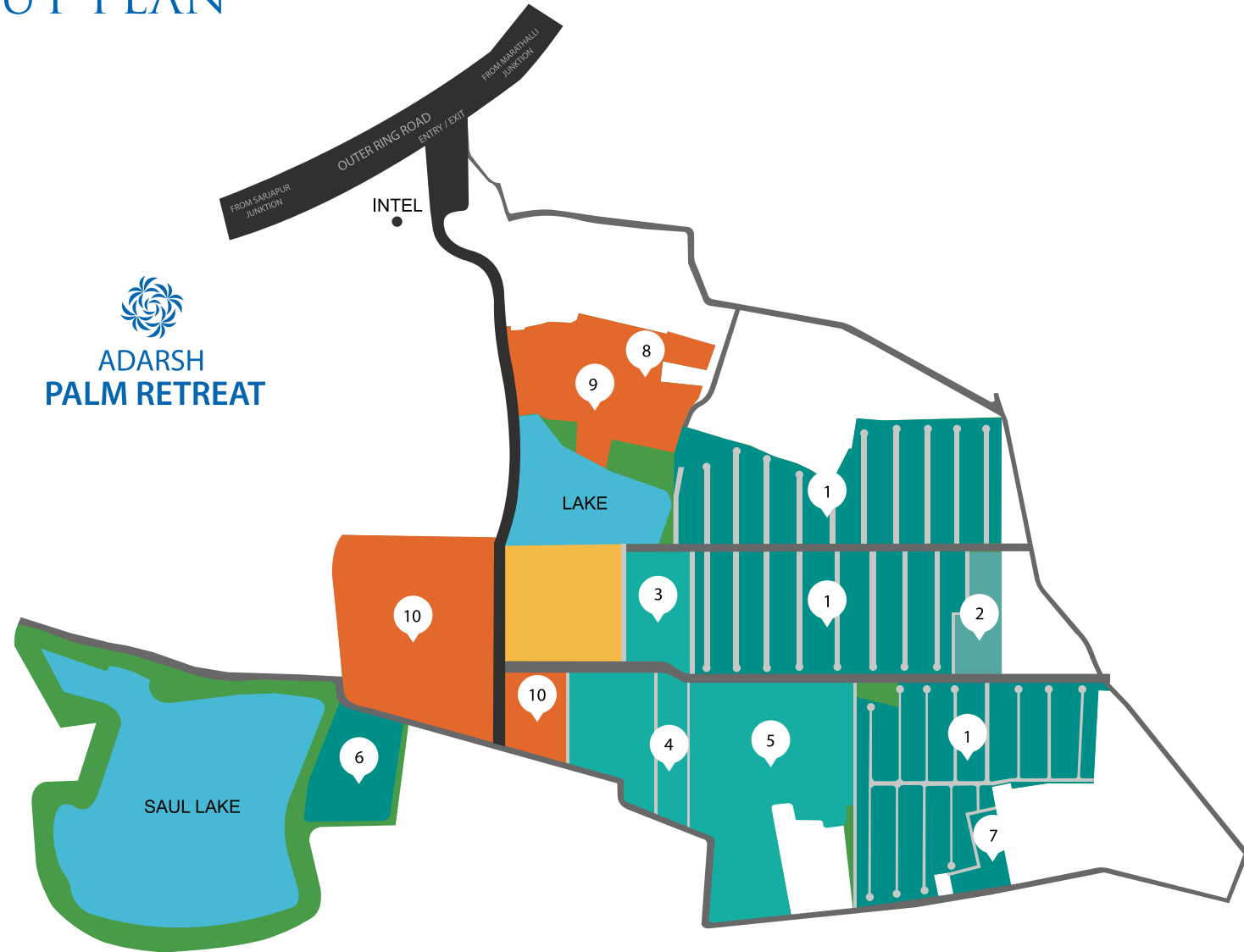


SUPER BUILT AREA		CARPET AREA	
SQ. MTS.	SQ. FT.	SQ. MTS.	SQ. FT.
157.52	1695	106.31	1144

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LAYOUT PLAN



RESIDENTIAL

- 1. APR VILLAS
- 2. VILLA CLUBHOUSE
- 3. GULMOHAR
- 4. PLUMERIA

- 5. CONDOMINIUMS
- 6. APR LAKEFRONT
- 7. APR MAYBERRY

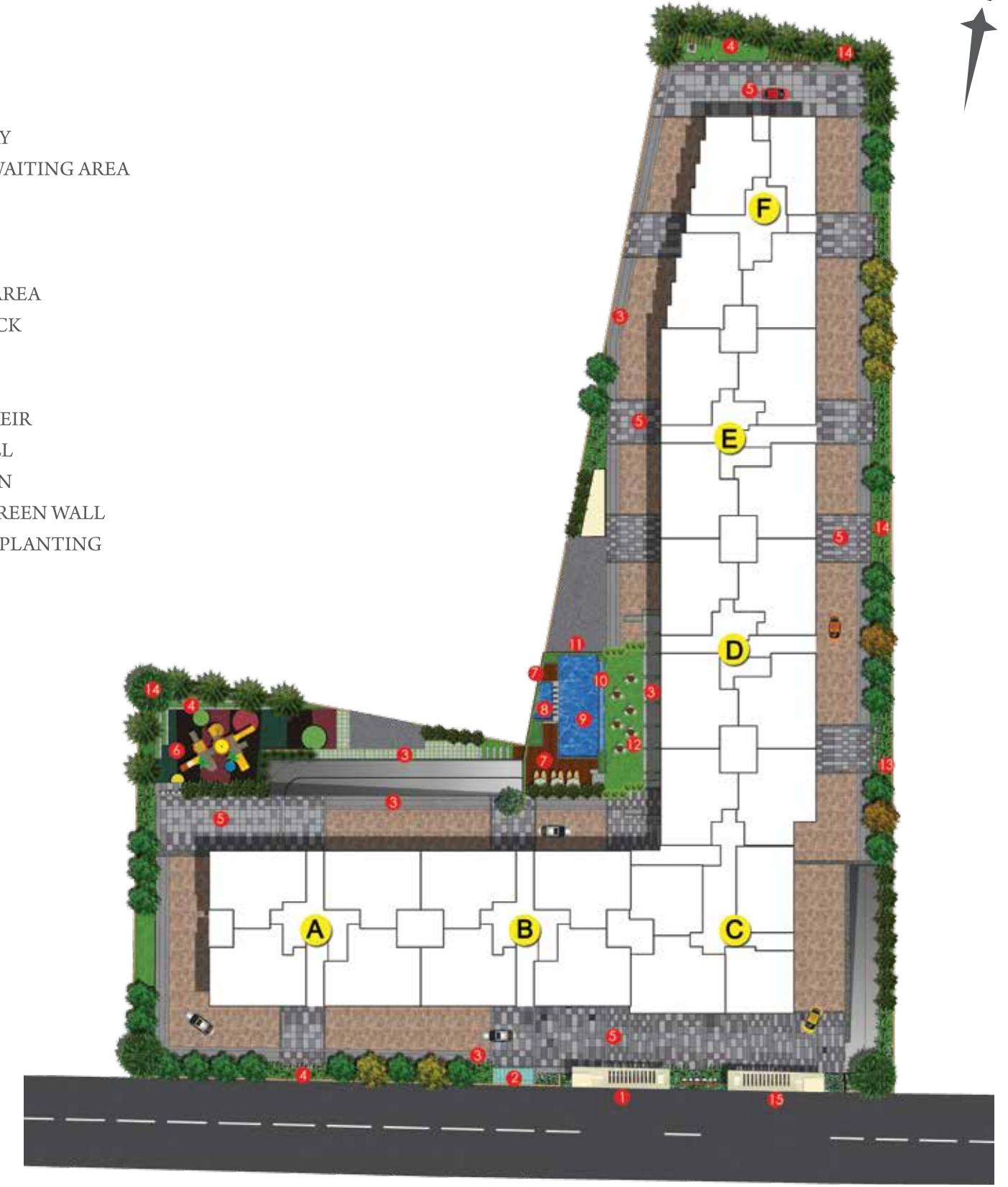
COMMERCIAL

- 8. IT SEZ
- 9. HONEYWELL
- 10. IT PARK

For representation purposes only.

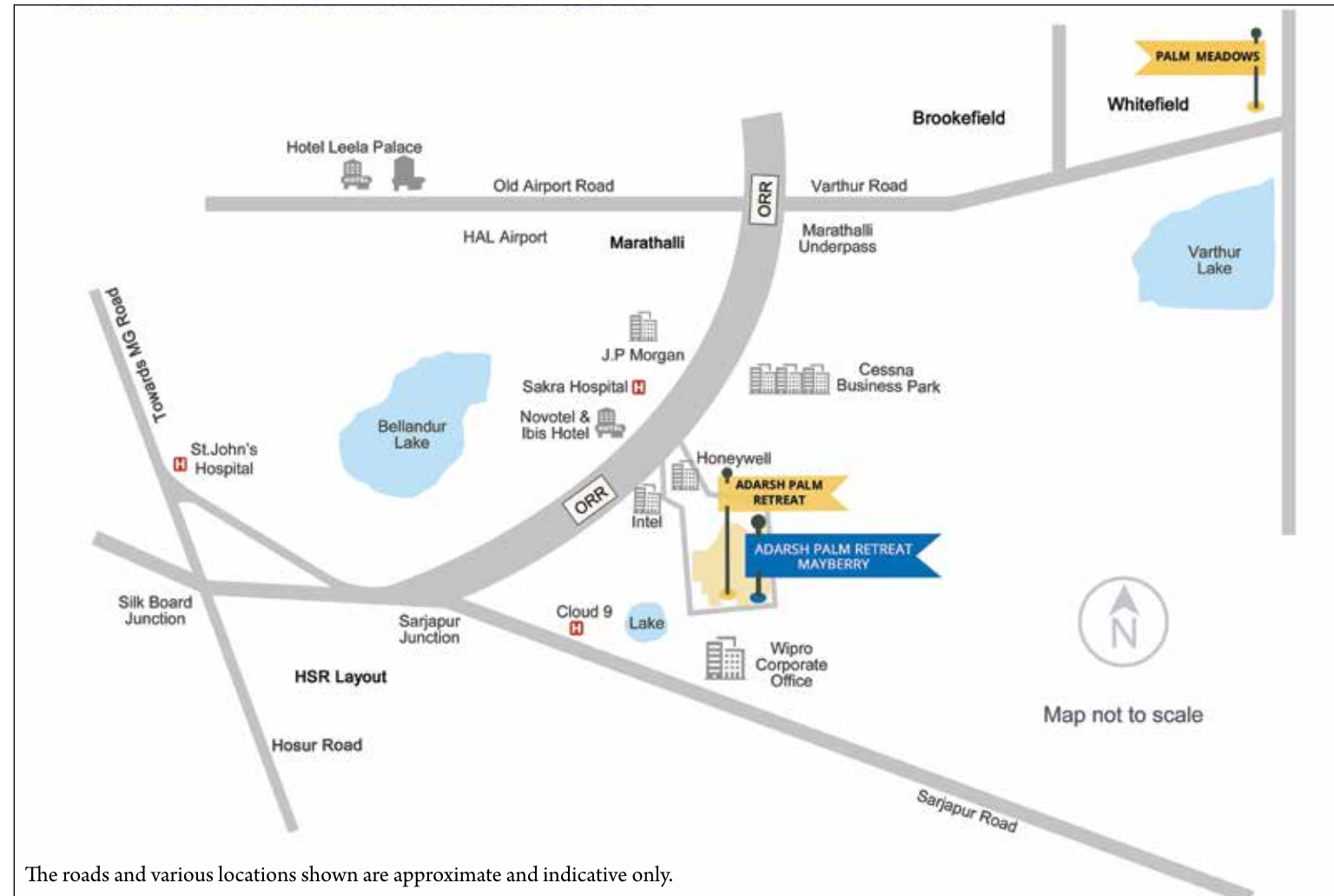
FACILITY PLAN

- LEGEND:
1. MAIN ENTRY
 2. COVERED WAITING AREA
 3. WALKWAY
 4. SEATING
 5. DRIVEWAY
 6. KIDS PLAY AREA
 7. TIMBER DECK
 8. KIDS POOL
 9. LAP POOL
 10. INFINITY WEIR
 11. GREEN WALL
 12. PARTY LAWN
 13. FEATURE GREEN WALL
 14. PERIPHERY PLANTING
 15. EXIT



The landscaping is purely indicative and for representation purposes only.

LOCATION MAP



The roads and various locations shown are approximate and indicative only.

Key Distances: • HSR Layout – 6 km • Silk Board – 8 km • Electronic City – 13 km • ITPL – 15 km • MG road – 15 km

Schools: • GEAR Innovative International School • Inventure Academy • Oakridge International School • NPS Bangalore • DPS Bangalore East • New Horizon College • Ryan International School.

Hospitals: • Sakra Hospital • Motherhood Hospital • Cloud Nine Hospital • Narayana Hrudayalaya Super Specialist Clinic • St. Johns Hospital.

OUR COMPLETED PROJECT



Over 30 years, Adarsh has earned an enviable reputation for itself, in creating landmark residential, commercial and hospitality properties. Adarsh has ensured that each of its properties comes with a stamp of quality and excellence that is a reflection of the people’s aspirations and mirrors their lifestyles. Every project is a luxurious statement, beautifully designed and equipped with everything one could possibly require, because Adarsh knows that nothing but the best will do.



Adarsh Palm Retreat - Condominiums



ADARSH DEVELOPERS

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