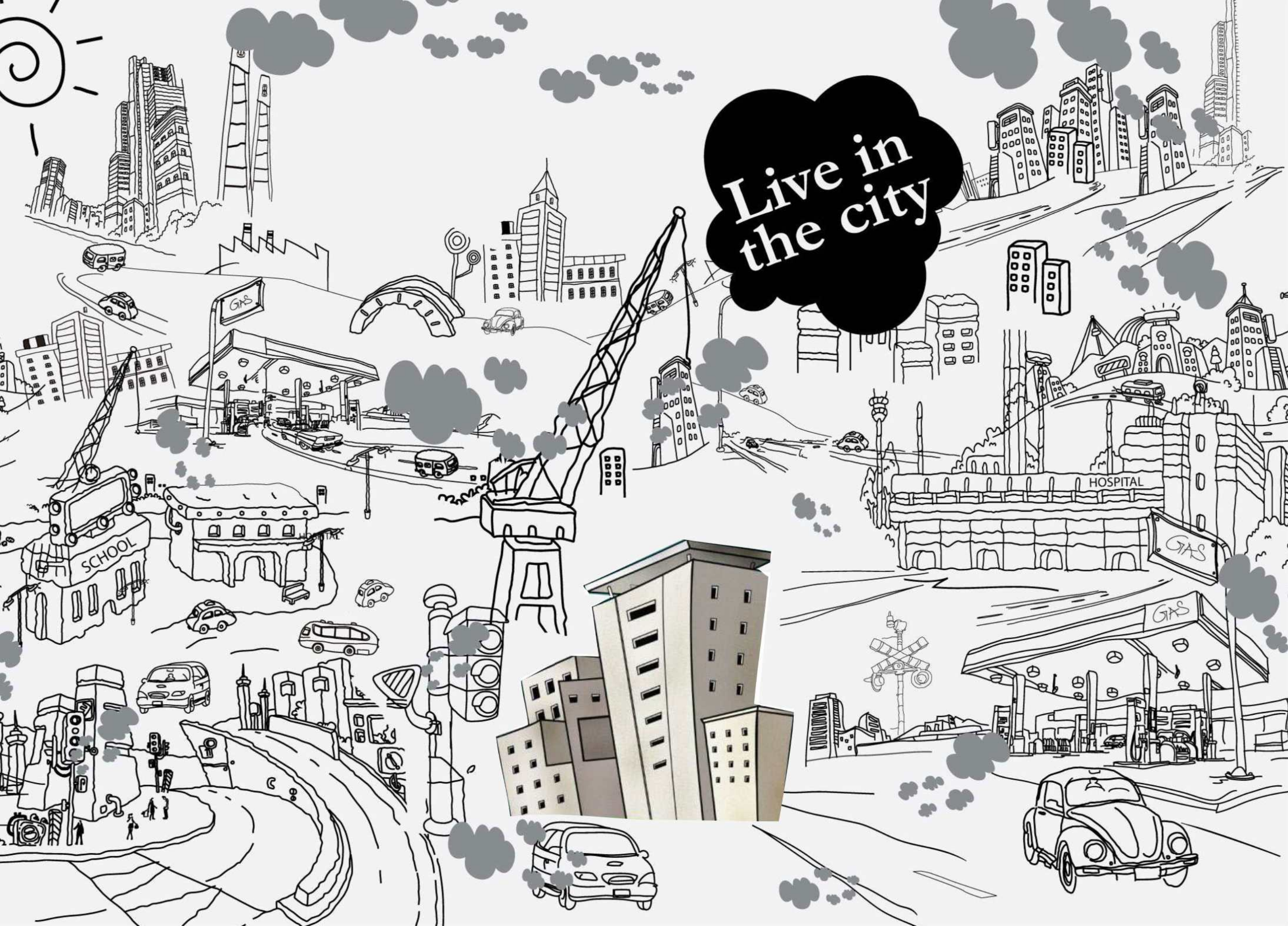


Live in the city





evergreens



Yet be close to nature







Evergreens is the first affordable city housing project to be started in India. Situated on nearly 10 acres of land, just off Sarjapur Road, these serenely located apartments are less than a few kilometers from Koramangala and Marathahalli Ring Road. The apartments at Evergreens are surrounded by a vast expanse of lush green government land on two sides and overlooking a lake on the other side.

The club house at Evergreens will be a lively place where residents can relax and unwind. This environment-friendly project will possess a full-fledged gym, a meditation pavilion, an open-air theatre, swimming pools (one exclusively for women), accupressure walkway, 24-hour power back-up for every apartment and other standard facilities. With over 6 acres of lush green landscapes, Evergreens is a perfect home to rejuvenate your soul.

So indulge your senses in nature's bounty, at a price that's very refreshing to hear.

*Amenities & General Specifications*



## Club House

- Exclusive swimming pool for women
- Children's pool with activity zone
- Kids play room with crèche
- Indoor games room – table tennis/pool/carrom/chess
- Well-equipped gymnasium
- Multipurpose hall with dry kitchen
- Meeting rooms with conference and business centre
- Convenience stores – fresh fruits/dailies/pharmacy/ATMs/ kiosks



## Amenities and Landscape

- Dedicated ambulance for emergency
- Clock tower
- Swimming pool
- Children's pool with activity zone
- Exclusive children's play area with skating rink
- Exclusive surface car parking for visitors
- Amphitheatre
- Water features/seating arenas/stream/lagoon/fogged water falls
- Fitness stations
- Thematic jogging tracks
- Herbal garden/labyrinth/maze
- Thematic water musical fountain
- Outdoor sports station – tennis/basketball/badminton/sand ball
- Thematic water sheets to house lilies/lotuses
- Barbeque area with lawn/senior citizens kiosk/meditation kiosk
- Gravel courtyards
- Water courtyards
- Reinforced lawn for fire tender movement around the buildings
- Garbage disposal space with other services like transformers and STP
- In-house manure composter

## Structure

- Seismic Zone II compliant structure
- RCC framed structure
- Environment friendly brick walls
- Internal walls smoothly plastered with lime rendering
- Two staircases in each tower

## Painting/Polishing

- Interior: Oil bound distemper/emulsion paint
- Exterior: Exterior anti-fungal paint
- Enamel paint for MS grill/internal door shutters

## Flooring

- Superior quality 2' x 2' vitrified tiles for living, dining and bedrooms
- Antiskid ceramic tiles for all toilets, balcony, kitchen and utility

## Toilets

- Superior quality ceramic tiles for all toilets
- Wall mounted wash basin in all toilets
- Glazed ceramic tiles dado (up to 7 feet height)
- Superior quality EWC and flush tank in all toilets
- Hot and cold water mixer unit for shower in all the toilets
- Health faucet in all toilets
- Provision for one geyser in all toilets
- Anodised/powder coated aluminum ventilators with translucent glass in toilets with provision for exhaust fan

## Doors/Windows

- Main Door: Wood doorframe with threshold and designer door shutters, finished with melamine polish on both sides
- Wood door frame with flush shutter for bedrooms/toilets with enamel paint/laminate
- Anodised/powder coated aluminum sliding doors with plain glass for living room balcony
- MS security grills for all windows
- Brass/Chrome hardware with night latch and magic eye for main door

## Kitchen/Utility

- Provision of plumbing points for sink and electrical points to accommodate modular kitchen
- Cladding with glazed tiles above the kitchen platform (2 feet height)
- Granite kitchen platform with stainless steel sink to suit modular kitchen (Only electrical/plumbing points will be provided)
- Sink in utility
- Gas cylinder point in utility area with necessary concealed gas conduit
- Water purifier point in kitchen
- Washing machine/Ironing point in utility area

## Electrical

- Fire resistant electrical wires
- Elegant modular electrical switches
- For safety, one earth leakage circuit breaker (ELCB) in every apartment
- One miniature circuit breaker (MCB) for each circuit provided at the main distribution box in every apartment
- One TV point each in the living room and master bedroom
- Power back-up for every apartment, 1.5 KVA for 2 BHK and 2.5 KVA for 3 BHK. 100% back-up for common areas
- One telephone point each in living room and each bedroom
- One A/C point in master bedroom

## Water Supply/Plumbing

- Rain-water harvesting
- Sewage Treatment Plant (STP) and Water Treatment Plants
- All water supply lines are of CPVC
- All plumbing lines will be pressure tested
- Sewer lines will be of PVC

## Lifts

- Two passenger lifts in each tower (including one stretcher-friendly)
- Elegant floor lobbies with vitrified tiles/natural stone
- Cladding in vitrified tiles on the lift sidewall at ground floor level and other levels



MASTER PLAN

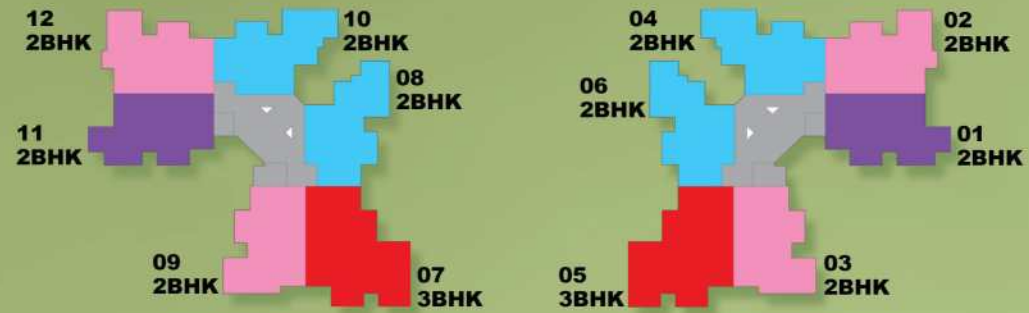


LEGEND

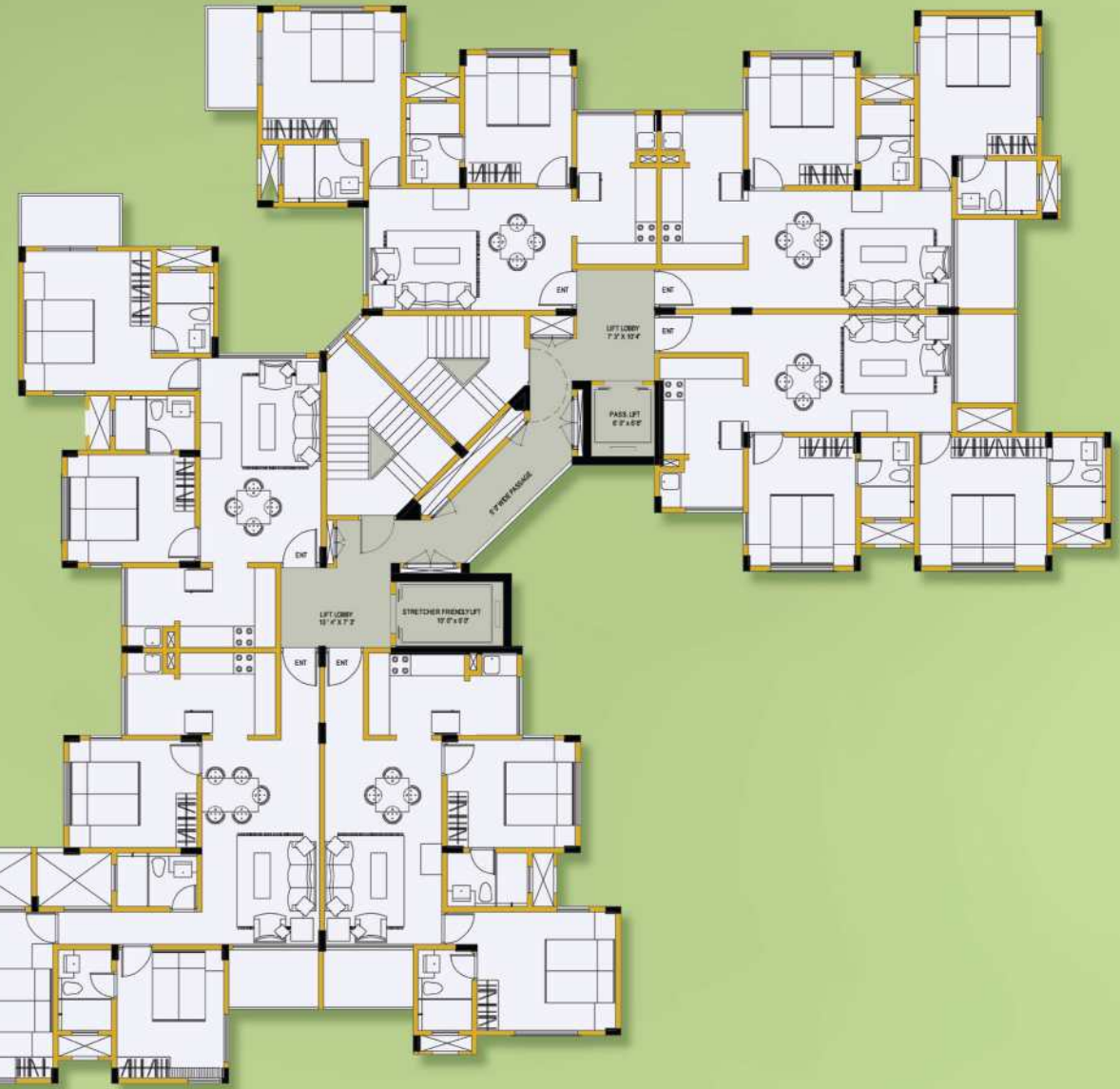
- 01 : ENTRY / EXIT GATEWAY
- 02 : SECURITY KIOSK
- 03 : PLANTERS
- 04 : FEATURE WALLS
- 05 : VISITORS CAR PARK
- 06 : CLUB HOUSE
- 07 : ENTRY TO CLUB HOUSE
- 08 : AMPHITHEATRE
- 09 : AMPHITHEATRE SEATING
- 10 : EARTH BERM
- 11 : PEDESTRIAN WALKWAY / JOGGING TRACK
- 12 : PATHWAYS
- 13 : SENIOR CITIZENS KIOSK
- 14 : EXERCISE STATIONS / YOGA KIOSK
- 15 : TRELIS
- 16 : SAND PIT / CHILDREN'S PLAY AREA
- 17 : MAZE / HERBAL GARDEN
- 18 : CLOCK TOWER
- 19 : OPEN PAVILION
- 20 : PAVED WALKWAYS
- 21 : GIANT CHESS BOARD
- 22 : MEDITATION CORNER
- 23 : MAIN SWIMMING POOL
- 24 : WATER FEATURE
- 25 : POOL DECK
- 26 : KIDS POOL
- 27 : WATER STREAM
- 28 : REFLEXOLOGY WALKWAY
- 29 : LAWN
- 30 : SKATING RINK
- 31 : ENTRY PANELS
- 32 : HARDSCAPED DRIVEWAY
- 33 : VOLLEYBALL COURT
- 34 : BADMINTON COURT
- 35 : BASKETBALL COURT

\* Amenities subject to changes

TYPICAL TOWER PLANS

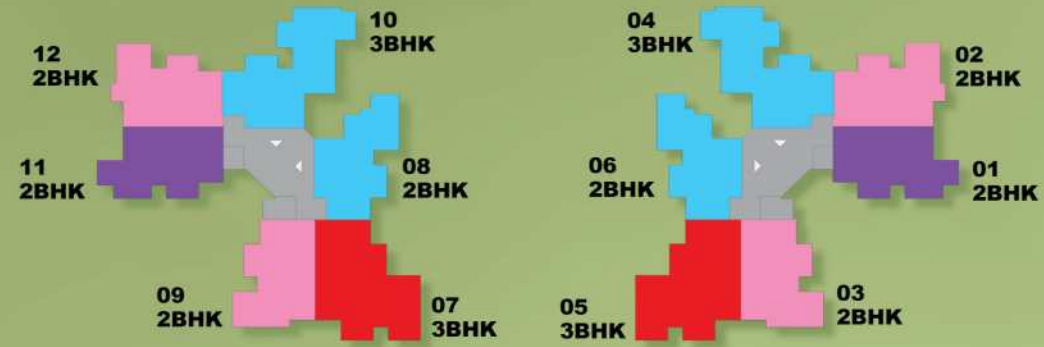


TOWERS - A / C



TOWERS - B / D

TYPICAL TOWER PLANS



TOWERS - E / G



TOWERS - F / H

FLOOR PLANS



TWO BEDROOM UNIT PLAN  
 (04,06,08,10) (TOWERS A,B,C,D)  
 (06,08) (TOWERS E,F,G,H)

Carpet Area	733 Sqft
Saleable Area	953 Sqft



TWO BEDROOM UNIT PLAN - (01,11)  
 (TOWERS A,B,C,D,E,F,G,H)

Carpet Area	746 Sqft
Saleable Area	970 Sqft

FLOOR PLANS



TWO BEDROOM UNIT PLAN - (02,03,09,12)  
(TOWERS A,B,C,D,E,F,G,H)

Carpet Area	751 Sqft
Saleable Area	977 Sqft



THREE BEDROOM UNIT PLAN - (05,07)  
(TOWERS A,B,C,D,E,F,G,H) - (FLOORS - 5,6,7,8,9,16,17,18,19)

Carpet Area	965 Sqft
Saleable Area	1255 Sqft

FLOOR PLANS



THREE BEDROOM UNIT PLAN - (05,07)  
(TOWERS A,B,C,D,E,F,G,H) - (FLOORS - 1,2,3,4,10,11,12,14,15)

Carpet Area	965 Sqft
Saleable Area	1255 Sqft



THREE BEDROOM UNIT PLAN (04,10)  
(TOWERS E,F,G,H)

Carpet Area	935 Sqft
Saleable Area	1216 Sqft

## EVERGREENS – BROUGHT TO YOU BY THE OZONEGROUP

The Ozonegroup is fast emerging as a new force in the Indian real estate market and becoming the choice of discerning buyers, be it homes, or commercial establishments. Offerings to the home buyer include a wide range of high-end residential condominiums, row houses, serviced sites and independent villas. In the commercial sector, we give you everything from IT parks, retail malls, integrated townships, to commercial and hospitality structures.

Evident in our latest venture – Evergreens, is our endeavour at Ozonegroup to build destinations that are a class apart in design, functionality, infrastructure, eco-friendliness and customer services.

### ECO-FRIENDLY HOMES

At Evergreens we have designed the perfect eco-friendly apartment just for you. Homes with energy efficient doors and windows, herbal gardens and rainwater harvesting are essential in today's polluted world.

Eco-friendly homes also have an aesthetic beauty attached to them. The homes here are designed with care to have excellent space efficiency and have natural lighting and ventilation apart from the permanent exteriors. We have located windows at strategic places to permit natural light and have used solar energy to conserve electricity in common areas. Solar heating for common amenities, environment-friendly brick walls and sewage treatment plants are the other eco-friendly features that epitomise Evergreens.



# LOCATION MAP







visit us at- [www.ozonegroup.com](http://www.ozonegroup.com) email: [evergreens@ozonegroup.com](mailto:evergreens@ozonegroup.com)

SITE: 53 & 54, Haralur Road, Off Sarjapur Road, Bangalore – 560 035 Phone: +91-80-3202 1025/6/7/8/9

CORPORATE OFFICE: 38, Ulsoor Road, Bangalore – 560 042 Phone: +91-80-4039 5600.

Member



The information contained in this brochure is an illustrated representation of the kind of proposed development and the interiors & furnishing shown are not part of the standard offering. The brochure is not a legal offering and does not constitute a part of an offer or contract. The project plan is subject to approvals of relevant authorities and any changes or alterations of the plans & elevations, specifications & amenities will be at the sole discretion of the developer.