



# TECH TURF



## Remember when you woke up at 9 am to get to work before 9.30 am?

Concorde Tech Turf is a world-class residential development designed to help you experience the sweet luxury of time.

Amongst the most well connected properties in Electronic City - Phase 1, Tech Turf's proximity to work encourages walking. One look at the amenities Concorde Tech Turf has to offer, and there's a good chance that you might not need to drive anywhere.

Tech Turf's closeness to the best shopping and entertainment destinations in the city makes it one of the most convenient locations to live in. With 1.26 acres housing 148 homes, Welcome to Concorde Tech Turf. Home to convenience. Home to happiness.

**TECH TURF**







# Concorde Tech Turf LOCATION MAP

- J P Nagar - 30 minutes
- MG Road - 40 minutes
- Wipro Office - 3 minutes
- Silk Board Junction - 15 minutes
- Koramangala - 20 minutes

The background features a light gray circuit board pattern with various lines and nodes. The text 'PROJECT HIGHLIGHTS' is centered in a bold, purple font.

# PROJECT HIGHLIGHTS



Stone's throw away  
from Wipro Office

Hassle free commute from  
Home to Office

Luxury development  
complemented with  
best in class amenities

Area with the highest land  
value appreciation

Perfectly tucked in from the  
humdrum of busy roads

Self-Sustained Micro-Market  
– Hospitals, Educational  
Institutions, IT Parks and  
Recreation Centre's

Addresses in the renowned  
IT hub of Bangalore-  
Electronic City, Phase 1

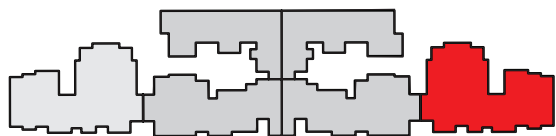
# Concorde Tech Turf MASTER PLAN



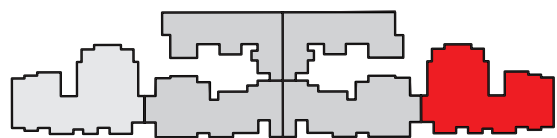
A decorative graphic consisting of light gray lines that resemble a circuit board or a network diagram. The lines are arranged in a symmetrical pattern around the central text, with some lines ending in small circles. The lines are thin and have a clean, modern aesthetic.

# **FLOOR PLANS**



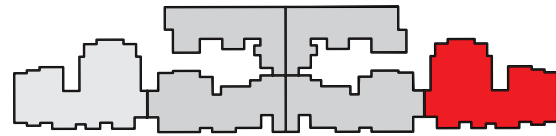


A-001 To 501 East - 2 BHK  
 SBA 1113.27 Sft.



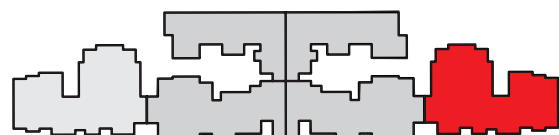
A-002 - 1375.62 + 122.71 sft. (Terrace)  
 A-102 To 502 East - 3 BHK  
 SBA 1371.70 sft.



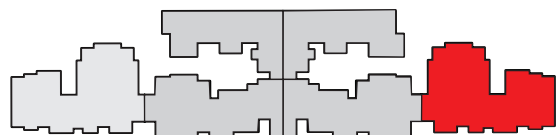


A-003 West - 3 BHK  
 SBA 1499.83 sft.  
 + Terrace 141.01 sft.  
 A-103 - 1492.00 sft.  
 A-203 - 1492.00 sft.  
 A-303 - 1492.00 sft.  
 A-403 - 1492.00 sft.  
 A-503 - 1492.00 sft.



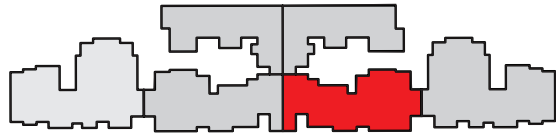


A-004 To 504 North - 3 BHK  
SBA 1134.45 sft.



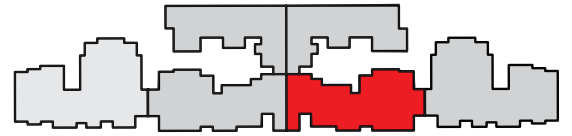
A-005 To 505 North - 3 BHK  
 SBA 1124.58 sft.





B-001 To 501 East - 3 BHK  
SBA 1416.54 sft.



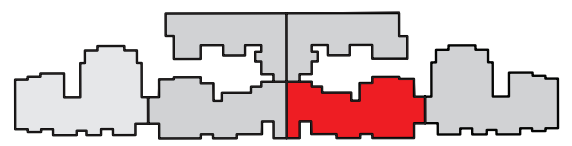


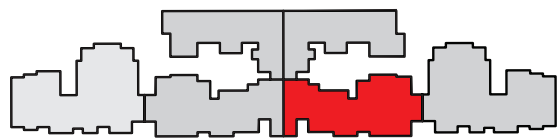
B-002 East - 3 BHK  
 SBA 1256.05 sft.  
 + Terrace 81.38 sft.  
 B-102 - 1300.31 sft.  
 B-202 - 1300.31 sft.  
 B-302 - 1300.31 sft.  
 B-402 - 1300.31 sft.  
 B-502 - 1300.31 sft.





- B-003 West - 2 BHK  
SBA 1019.09 sft.
- B-103 - 1060.45 sft.
- B-203 - 1060.45 sft.
- B-303 - 1060.45 sft.
- B-403 - 1060.45 sft.
- B-503 - 1060.45 sft.

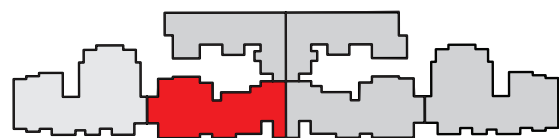




B-004 West - 2 BHK  
SBA 1092.37 sft + Terrace 96.55 sft.

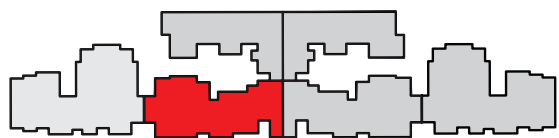
- B-104 - 1088.45 + 40.26 sft. (Balcony)
- B-204 - 1088.45 + 40.26 sft. (Balcony)
- B-304 - 1088.45 + 40.26 sft. (Balcony)
- B-404 - 1088.45 + 40.26 sft. (Balcony)





C- 001 East - 2 BHK  
 SBA 1092.37 sft +Terrace 96.55 sft.  
 C-101 - 1088.45 + 40.26 sft. (Balcony)  
 C-201 - 1088.45 + 40.26 sft. (Balcony)  
 C-301 - 1088.45 + 40.26 sft. (Balcony)  
 C-401 - 1088.45 + 40.26 sft. (Balcony)





- C-002 East - 2 BHK  
SBA 1019.09 sft.
- C-102 - 1027.36 sft.
- C-202 - 1060.45 sft.
- C-302 - 1060.45 sft.
- C-402 - 1060.45 sft.
- C-502 - 1060.45 sft.



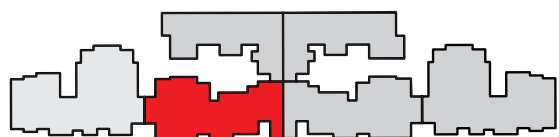


C- 003 West - 3 BHK  
 SBA 1257.65 sft.  
 + Terrace 81.38 sft.

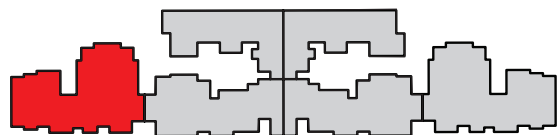
C-103 - 1263.16 sft.  
 C-203 - 1300.89 sft.  
 C-303 - 1300.89 sft.  
 C-403 - 1300.89 sft.  
 C-503 - 1300.89 sft.





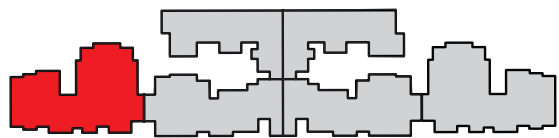


C-004 To 504 West - 3 BHK  
 SBA 1416.40 sft.



D-001 To 501 North - 3 BHK  
SBA 1124.58sft

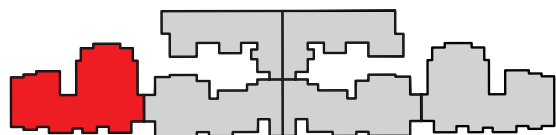




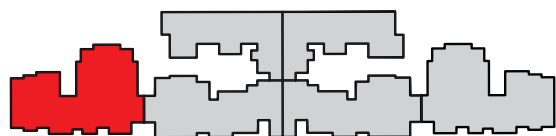
D-002 To 502 North - 3 BHK  
 SBA 1134.45 sft



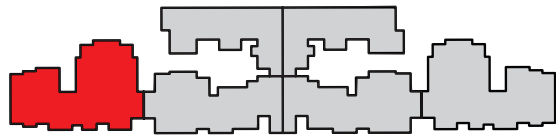
D-003 East - 3 BHK  
 SBA 1499.83 sft.  
 + Terrace 141.01 sft.  
 D-103 - 1492.00 sft.  
 D-203 - 1492.00 sft.  
 D-303 - 1492.00 sft.  
 D-403 - 1492.00 sft.  
 D-503 - 1492.00 sft.





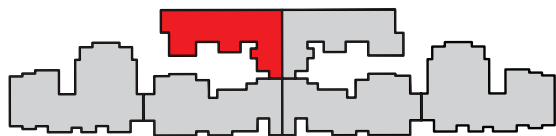
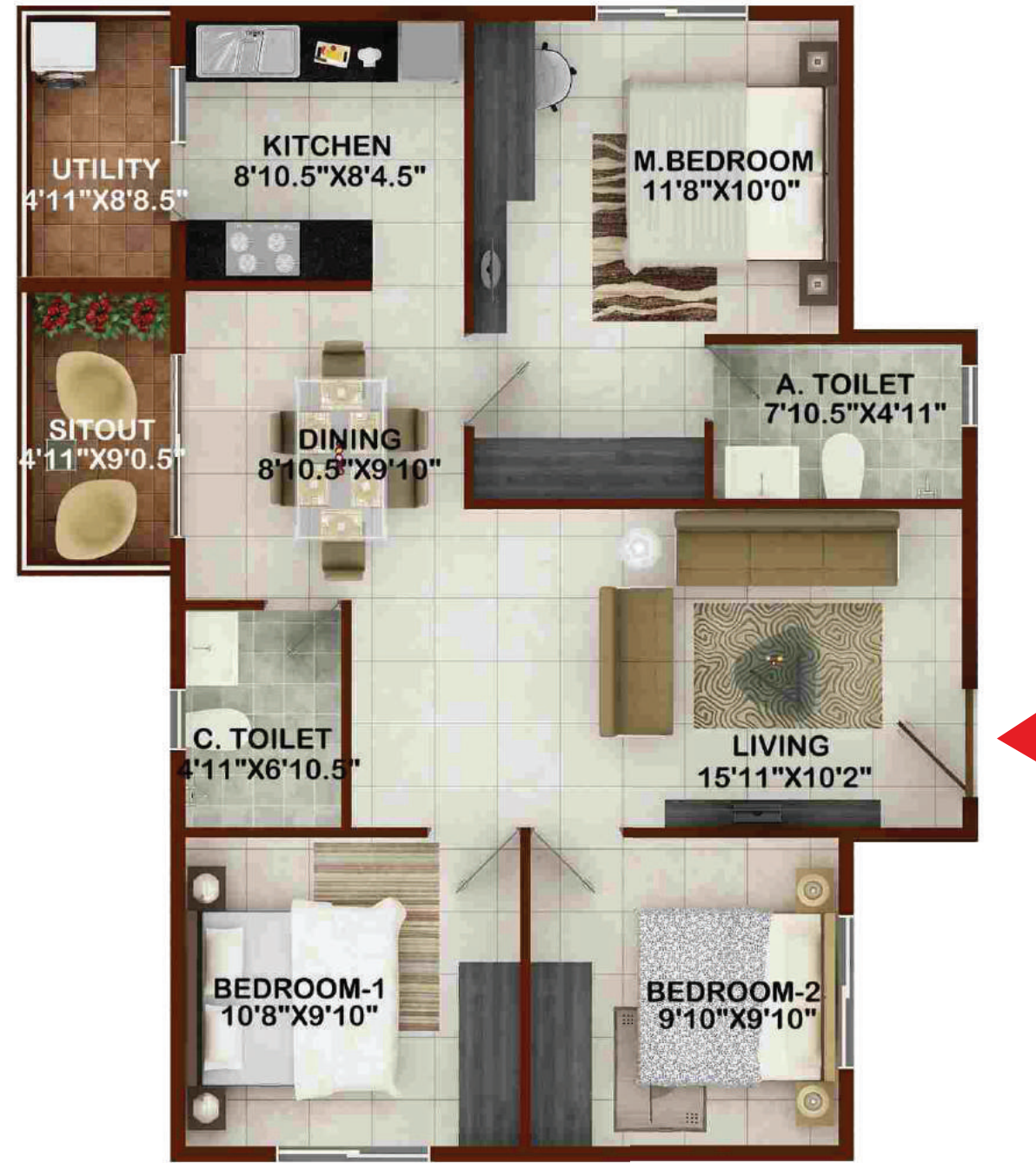


D-004 - 1375.62  
 + Terrace 122.71 sft.  
 D-104 To 504 West - 3 BHK  
 SBA 1371.70 sft.



D-005 To 505 West - 2 BHK  
SBA 1113.12 sft.

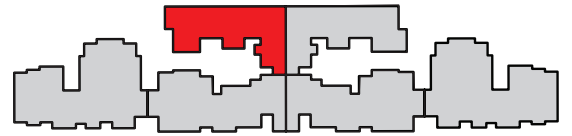




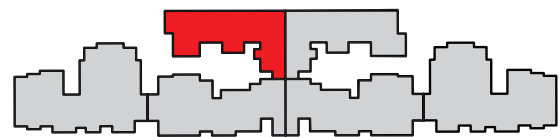
E-001 - 1221.52 +  
 119.48 sft. (Terrace)  
 E-101 To 501 West - 3 BHK  
 SBA 1182.34 sft.



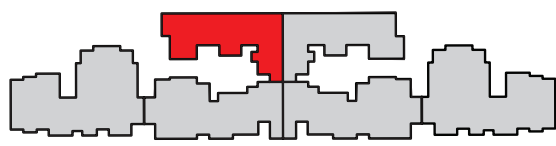
- E-002 North - 3 BHK  
SBA 1052.18 sft.
- E-102 - 1148.82 sft.
- E-202 - 1181.90 sft.
- E-302 - 1181.90 sft.
- E-402 - 1181.90 sft.
- E-502 - 1181.90 sft.





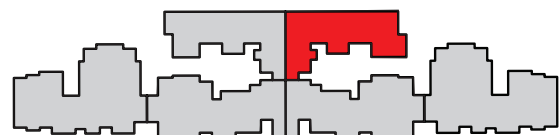


- E-003 East - 2BHK  
SBA 987.02 sft.
- E-103 - 1134.74 sft.
- E-203 - 1185.82 sft.
- E-303 - 1185.82 sft.
- E-403 - 1185.82 sft.
- E-503 - 1185.82 sft.



E-004 To 504 East - 2 BHK  
SBA 910.11 + 32.24 sft. Balcony

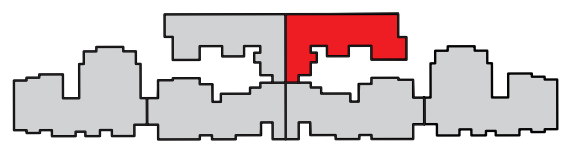




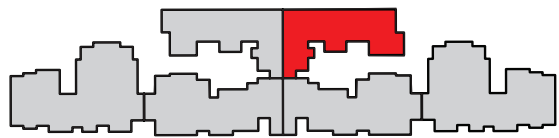
F-001 To 501 West - 2 BHK  
SBA 910.11 + 32.24 Sft. (Balcony)



- F-002 North - 3 BHK  
SBA 1090.48 sft.
- F-102 - 1238.20 sft.
- F-202 - 1289.28 sft.
- F-302 - 1289.28 sft.
- F-402 - 1289.28 sft.
- F-502 - 1289.28 sft.







- F-003 East - 3 BHK
- SBA 1225.72 sft
- F-103 - 1189.16 sft.
- F-203 - 1189.16 sft.
- F-303 - 1189.16 sft.
- F-403 - 1189.16 sft.
- F-503 - 1189.16 sft.

The image features a central word 'AMENITIES' in a bold, purple, sans-serif font. This word is surrounded by a complex network of light gray lines that resemble a circuit board or a data network. These lines enter from the left and right sides, branching out and connecting to various points, some of which are marked with small circles. The overall aesthetic is clean, modern, and technological.

# AMENITIES





## AMENITIES

- Gymnasium
- Rain Water Harvesting
- 24 hr. Security
- 24 hr. Power Back Up
- Intercom Facility
- CCTV Surveillance At Security Entrance
- All-round Compound Wall 8ft Height
- Sewage Treatment Plant

- Landscaped Garden
- Underground Drainage
- Electrical Cabling
- Organic Garbage Convertor
- Jogging Track
- Table Tennis
- Skating Rink
- Poker Table

The image features a central text element 'SPECIFICATIONS' in a bold, purple, sans-serif font. This text is surrounded by a network of light gray lines that resemble a circuit board or data paths. These lines enter from the left and right edges, branch out, and terminate in small circles, creating a symmetrical, technical aesthetic. The background is plain white.

# **SPECIFICATIONS**





## STRUCTURE

- RCC framed structure. Seismic zone II compliant.



## MAIN DOOR

- Ghana Teak wood frame with teak veneered modular.
- Shutter with good quality hinges and locks.



## INTERNAL DOORS

- Hard wood frame with painted modular shutter, good quality hinges and locks.







## BATHROOMS

- Flush shutter with resin coat finish one side.



## WINDOWS

- Powder coated aluminium 2 track sliding windows.



## FLOORING

- Vitrified tiles in Living/Dining, Kitchen and Bedrooms.
- Anti skid ceramic tiles in balcony, utility and toilets.





## TOILETS

- Ceramic glazed tiles for walls and dado upto 7ft. ht.

### Sanitary fittings

- Good quality sanitary fixtures.



## KITCHEN

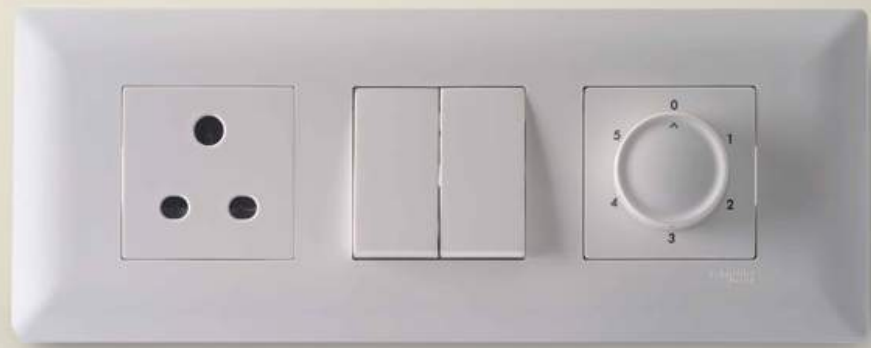
- Chamfered black granite top and 2' dado with ceramic tiles.



## PLUMBING

- Good quality plumbing fixtures.





## ELECTRICAL SWITCHES

- Good quality electrical fixtures - ISI mark.

### Wiring

- Concealed copper wiring - ISI wires, TV point in living and master bedroom, AC point in master bedroom.



## GENERATOR

- Generator back up for common areas and 500 watt for each flat.



## SANITATION

- Underground drainage with sewage treatment plant (STP).

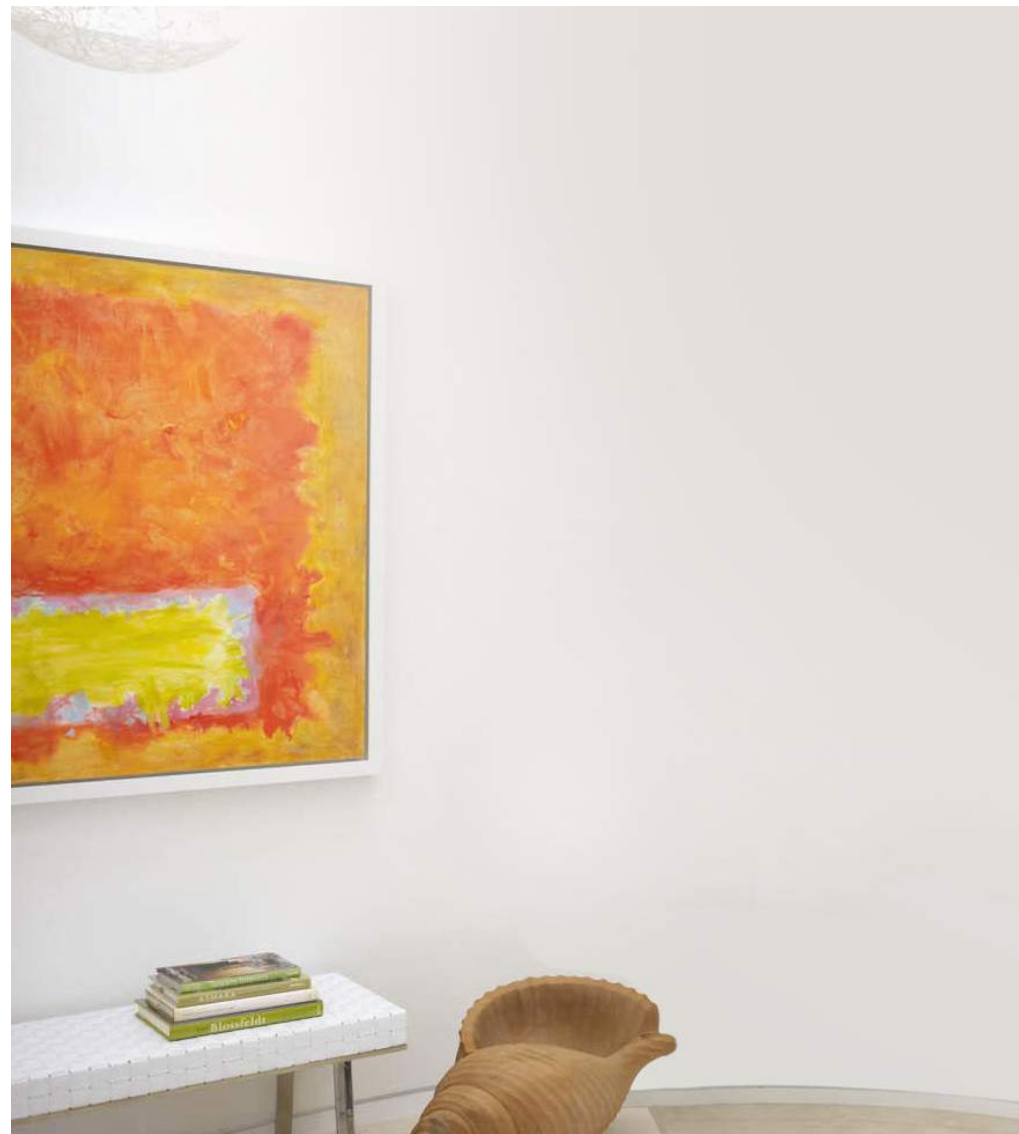






## WATER SUPPLY

- Water supply through primary water treatment plant.



## WALL FINISHING

- Interior - Oil bound distemper  
Exterior - Two coats of paint.



## LIFT

- Standard make elevators.





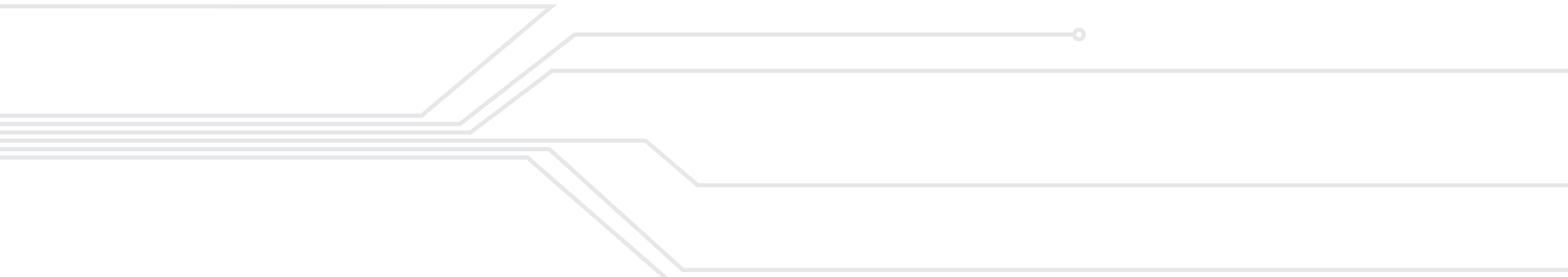
## CORRIDORS

- Sadarahalli granite flooring.



## STAIRCASE

- Sadarahalli granite for treads and risers.







## THE CONCORDE GROUP

Concorde Group is into property development since 1998. The group is managed by visionaries and experienced veterans from the real estate industry and various other sectors all working towards making the group the most preferred real estate organization.

We at Concorde Group always try to create long lasting value for our customers with our benchmark quality, enviable locations, thoughtfully designed architecture which is always blended with timeless values and transparency in all spheres of our business conduct.

Our offerings are the best in its category in terms of value, thus creating huge appreciation for our customers.

Concorde Group has shaped the sketch of Bangalore with developments expanding across Residential and Commercial. We have completed projects spanning a total developed area of 18 million Sft.

We have several ongoing projects in some of the most promising pockets of Bangalore like Sarjapur, Electronic City, Kanakapura Main Road and other areas of the city.

Some of our milestone projects, which did define our League are Concorde Silicon Valley, Concorde Midway City, Concorde Manhattans, Concorde Sylvan View and many more. The much acclaimed retail venture of Concorde Group is spread all across our country, under the Brand CUPPA.

Please do visit us at [www.concordegroupp.in](http://www.concordegroupp.in) to know more.





## PHILOSOPHY

No philosophy is worth its salt if it cannot be put into action.

At Concorde our philosophy has emerged from an integration of basic value systems we have adhered to and the expectations of our customers.

If we cannot build trust, how can we build a home?

On the foundation of trust we build quality. Once our customers realize that they can trust us, we try to exceed their expectations. We put quality into even things that our customer may not always be able to see today, but will realize it 20 years from now.

At Concorde we believe, every home is for ever.

When we see a customer, we see another 1000 customers.

We believe if one person is happy with our home. He will tell many others. So our focus is on the individual customer. If he is happy, we know we will have another. And so on.

Lastly, philosophy is not a page in a book. It is the sum total of the satisfaction experienced by all our customers. And this is what we mean by philosophy in action.





## **MISSION**

To work towards becoming a fully integrated, professionally managed real estate organisation driving customer delight through all our offerings.

## **VISION**

To emerge as the most preferred real estate organisation by creating sustainable values for all our stakeholders.



## Concorde Group

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Bangalore 560 001. Karnataka, India

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Project Financed by



**Note:** The detailer is conceptual; Images shown are artistic impressions of the architecture. The final design and plan may vary.  
The prospective and built up areas are subject to change, additional built up area will be priced as per the new price list.