WELCOME TO YOUR ABODE IN THE SKY

Premium residences in East Bangalore
Life inside Bangalore’s tallest residential tower is nothing less than luxurious. Home to the who’s who of Bangalore, these spacious apartments come with large patios that allow for cross ventilation & natural light. The private gardens in the dining area brings in an aesthetic feel while seamlessly blending into your living space. No two apartments face each other, thus giving you the privacy to enjoy life.
LIFESTYLE AMENITIES

An ecosystem that encourages a lifestyle that’s physically active and mentally enriching.

Indoor Amenities

- Indoor badminton court
- Table tennis room
- Multi-purpose hall with pantry space
- Billiards room
- Board & card games area
- Conference room

Outdoor Amenities

- Amphitheatre
- Balinese landscaping
- Rainwater harvesting pond
- Sandpit area for kids
- Multi-purpose open area
- Party lawn
- Open lawn
- Swimming pool
- Tennis court
- Full basketball court
- Entrance cascade wall with rock feature
- Pavilions with seating
OLD MADRAS ROAD, THE NEW HAVEN FOR INVESTMENT IN BANGALORE

Brigade Exotica is located at the heart of one of Bangalore’s fastest developing growth corridors - Old Madras Road. Thanks to its well-planned infrastructure and the emergence of the new integrated Satellite Township at Hoskote, Old Madras Road is rapidly emerging as an investment hotspot for several major MNCs and automobile giants. Offering easy connectivity to Whitefield, Airport and the CBD, Old Madras Road is destined to become the next big development hub of Bangalore, making Brigade Exotica a promising investment.

MAJOR HUBS

- Whitefield
- Indiranagar
- MG Road
- Hebbal
- ORR/Marathahalli
- Airport

OFFICES AND COMMERCIAL CENTRES

- Signature Towers at Brigade Golden Triangle
- Bearys Global Research Triangle
- RMZ Infity
- GR Tech Park
- TPL
- KIADB Aerospace SEZ
- Japanese Business Hub & Honda
- Volvo Manufacturing Unit

SHOPPING MALLS

- Orion OMR Mall & Multiplex
- Phoenix Marketcity
- The Forum Value Mall
- Gopalan Signature Mall
INSIDE YOUR HOME

Spacious homes starting 2,640 Sq.ft. (245 Sq.m.)

1 large patio opening into each living & dining space

3 sided ventilation for ample fresh air

3 zero apartments facing each other

90% daylight in all units, including bath spaces

Private gardens, seamlessly blending into your living space

OUTSIDE YOUR HOME

15+ lifestyle amenities
- Indoor games
- Tennis court
- Swimming pool
- Clubhouse
- Jogging track & many more

8 acres of lush greenery

Pre-certified Gold by IGBC Green Homes

Balinese landscaping by the award-winning Tropland Studio

CRISIL 5-star rated

80% open space
ARCHITECTURE

- One of Bangalore’s tallest residential towers, taller than the Statue of Liberty and as tall as World Trade Centre.
- 1° drop in temperature in comparison to rest of the city.
- Unique design and architecture, never before seen in India.

A REWARDING INVESTMENT

Brigade Exotica not only offers an enviable lifestyle but is also an incredible investment opportunity. Located off Whitefield in the high growth corridor of Old Madras Road, this lifestyle habitat offers the right balance of comfort and connectivity. It is not surprising that the who’s who of the city have made Brigade Exotica their home.

GREEN INITIATIVES AT BRIGADE EXOTICA

Site Ecology
- Soil erosion control measures
- Extensive landscaping
- High albedo painted roof
- Provision for the differently abled
- Electric charging facility for cars

Energy Efficiency
- High performance glazing
- Energy efficient lighting fixtures
- DG sets catering to 75% of the total connected load
- Energy efficient lifts, pumps and motors

Water Efficiency
- 100% rainwater harvesting
- Water efficient fixtures
- Water efficiency management in irrigation systems
- On-site sewage treatment plant
- Recycled water for landscaping and flushing

Indoor Environmental Quality
- 90% of every unit area is day lit
- No smoking zone in common areas
- Low VOC products (volatile organic compound)
- Adequate light and ventilation

- Extension of Whitefield & Indiranagar

- Affordable than a comparable project in Whitefield or Indiranagar

- Located on 8 lane expressway that offers excellent connectivity

- Proximity to the business hub at Signature Towers, Brigade Golden Triangle

- Close to upcoming Orion mall & Holiday Inn Express Hotel on Old Madras Road

- Airport connectivity
WE’VE TAKEN LUXURY SKY HIGH

Life at Brigade Exotica is all about appreciating the subtle nuances that elevate one’s lifestyle beyond the ordinary.

There are two magnificent towers, both 35 storeys tall, riding above a sea of greenery and surrounded by vast open spaces. Here, nature becomes a part of your everyday regime. With various green zones and exquisite landscaping by Balinese landscape architects, it is truly an abode for those who appreciate the finer things in life.
The information depicted herein viz., master plans, floor plans, furniture layout, fittings, illustrations, specifications, designs, dimensions, rendered views, colours, amenities and facilities etc., are subject to change without notifications as may be required by the relevant authorities or the developer’s architect, and cannot form part of an offer or contract. Whilst every care is taken in providing this information, the Developer cannot be held liable for variations. All illustrations and pictures are artist's impression only.
The information are subject to variations, additions, deletions, substitutions and modifications as may be recommended by the company’s architect and/or the relevant approving authorities. The Developer is wholly exempt from any liability on account of any claim in this regard. (1 square metre = 10.764 square feet). E & OE.

### TYPICAL FLOOR PLAN

#### 3 Bedrooms + 3 Toilets, Unit - Type 1
(Small Patio)

- **SUPER BUILT-UP AREA**: 2,640 Sq.ft / 245.26 Sq.m.
- **CARPET AREA**: 1,759 Sq.ft / 163.45 Sq.m.

#### 3 Bedrooms + 3 Toilets, Unit - Type 2
(Large Patio)

- **SUPER BUILT-UP AREA**: 2,760 Sq.ft / 256.41 Sq.m.
- **CARPET AREA**: 1,762 Sq.ft / 163.73 Sq.m.
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TYPICAL FLOOR PLAN
5 Bedrooms + 6 Toilets + Servant’s Room
Penthouse - Type 2 (Lower Level)

Super Built-Up Area: 5,030 Sq.ft. / 467.30 Sq.m.
Carpet Area: 3,412 Sq.ft. / 316.97 Sq.m.

TYPICAL FLOOR PLAN
5 Bedrooms + 6 Toilets + Servant’s Room
Penthouse - Type 1 (Upper Level)

Super Built-Up Area: 5,030 Sq.ft. / 467.30 Sq.m.
Carpet Area: 3,412 Sq.ft. / 316.97 Sq.m.
The information depicted herein viz., master plans, floor plans, furniture layout, fittings, illustrations, specifications, designs, dimensions, rendered views, colours, amenities and facilities etc., are subject to change without notifications as may be required by the relevant authorities or the developer's architect, and cannot form part of an offer or contract. Whilst every care is taken in providing this information, the Developer cannot be held liable for variations. All illustrations and pictures are artist's impression only.

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MULTIPLE DOMAINS.
SINGLE-MINDED COMMITMENT.

Brigade is one of India’s leading developers with over three decades of expertise in building positive experiences for all our stakeholders. We have transformed the city skylines of Bangalore, Mysore, Hyderabad, Chennai, Mangalore, Chikmagalur and Kochi with developments across residential, offices, retail, hospitality and education sectors.

Our residential portfolio includes penthouses, villas, premium residences, luxury apartments, value homes, retirement homes and award-winning fully integrated lifestyle enclaves across a wide budget range. We are among the few developers who have built a reputation of developing well-planned Grade A commercial properties.

Since our inception in 1986, we have completed nearly 200 buildings amounting to over 30 million square feet across residential, offices, retail and hospitality sectors. Over the next five years, we will be developing 30 million square feet across seven cities.

We take pride in not just being a developer of quality spaces, but an employer of highest standards. In addition to our numerous awards for our projects, we have been consistently recognised, for being amongst the best employers in the real estate and construction sector in the country, for the past 7 years by the Great Places to Work Institute.

Great Place To Work 2017
Brigade has been recognised for being amongst the best employers in the Construction and Real Estate industry

Brigade Exotica
Received the ‘Best Design Apartment Project of the Year’ - East Bangalore Award at the SiliconIndia Bangalore Real Estate Awards - 2016

Brigade Group
Won the 
Brigade Cosmopolis
Karnataka’s CARE Awards - 2017

Brigade Everest
Won the ‘Retail Property of the Year’ - South at the Estate Awards - 2017

Brigade Palmgrove, Mysuru
Won in the ‘Villas & Row Houses’ category at the CREDAI Karnataka’s CARE Awards - 2017

Brigade at No.7
Won the ‘Best Residential project in Hyderabad in the Ultra Luxury Segment’ at the 11th CNBC Awaaz Awards - 2016

Brigade Orchards
Won the ‘Ordor of Merit’ Award at the Business World Smart Cities Conclave and Awards - 2017

Orion Mall at Brigade Gateway
Won the ‘Retail Property of the Year’. South at the Estate Awards - 2017

Orion East Mall
Won in the ‘Shopping Malls’ category at the CREDAI Karnataka’s CARE Awards - 2017

AWARDS & ACCOLADES

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SPECIFICATIONS
COMMON AREAS
Waiting lounge: Imported marble flooring
Entrance lift lobby / Staircases: Granite / vitrified tile flooring
RESIDENCES
Living / Dining / Family / Kitchen: Engineered marble
BEDROOM
Laminated wooden flooring
KITCHEN
Vitrified tiles
Providing for modular kitchen
Providing for water heater and water purifier
Reticulated gas connection
PATIO / BALCONY
Outdoor patio and planter with anti-skid tiles
BATHROOMS
Anti-skid tiles
CP Fittings - TOTO or equivalent
Sanitary ware - TOTO or equivalent
UTILITY
Grande top with sink
Ceramic tile flooring
Provision for washing machine and dishwasher
DOMESTIC HELP ROOM & BATHROOM
Ceramic tile flooring
DOORS & WINDOWS
Apartment main door in Teakwood frame with designer shutter
Bedroom Doors: in pre-engineered frames / pre-engineered shutters polished
Windows : Anodised aluminium with glazing
Utility : Aluminium door with sliding glass shutter
PAINT
Textured finish paint for exterior, acrylic emulsion paint for interior ceilings & walls
Acrylic emulsion paint / oil-bound distemper for common areas
ELECTRICAL
Concealed PVC conduit with copper wiring
POWER SUPPLY
8 kW for a 3-bedroom apartment
10 kW for a 4-bedroom apartment
15 kW for a penthouse
STANDBY POWER
100% DG backup for emergency power for lifts, pumps and common lighting apartments
DG backup
3 kW for a 3-bedroom apartment
4 kW for a 4-bedroom apartment
5 kW for a penthouse
LIFTS
Toshiba high speed 6 passengers lift
2 service lifts
MISCELLANEOUS
Smart home fixtures - Video door phone and buzzer for security control and intercom TV connection & internet on subscription basis
Beautifully landscaped gardens and open recreation area with children’s play area
Well equipped clubhouse with gymnasium, billiards room, indoor games room, reading room, multipurpose hall, swimming pool and badminton court - on membership (For residents only)
AIR-CONDITIONING
Provision for Air conditioning