



LEGACY  
estilo



The word Estilo or style was born in Spain, amidst lush greenery, heady open spaces, and the promise of beauty at every step. For the true latino, estilo goes beyond style as the world knows it; it is the wealth of freshness in a paella, the passion of the flamenco, the grandeur of a palazzo and the breathtaking beauty of renaissance art.

Uncover all these meanings and more, as you stroll into Legacy's luxurious apartments, appropriately named Estilo.

### PROJECT DETAILS

#### BLOCK A

04 units - 1 bhk : 1250 sq.ft

04 units - 3 bhk : 2380 sq.ft

10 units - 3 bhk : 2190 sq.ft

#### BLOCK B

20 units - 3 bhk : 2190 sq.ft

#### BLOCK C

10 units - 3 bhk : 2190 sq.ft

10 units - 4 bhk : 2850 sq.ft

#### AMENITIES

- \* Swimming Pool
- \* Gym
- \* Steam & Sauna
- \* Party Hall
- \* Children's play area



# 18 reasons to buy Legacy Estilo

- 1. Away from the maddening crowds :** Estilo is situated in the lush environment of Yelahanka.
- 2. Minutes away from amenities :** Shopping destinations like Food World, Reliance Fresh, Esteem Mall, Proposed RMZ Mall, Sahakarnagar and Yelahanka Shopping Districts.
- 3. The seat of learning :** Estilo is surrounded by reputed schools and colleges, such as Legacy School Bangalore, VidyaShilp Academy, Delhi Public School, Nagarjuna Vidyaniketan, Sheshadripuram School, Canadian International, Aditi International, Ryan International, Poorna Pragna and BMS College of Engineering.
- 4. Your own private heaven :** Enjoy the calm presence of natural beauty surround you with 50% of the total land area dedicated for landscaping. Wide pathways nestle neatly with the well-landscaped gardens, dotted with a variety of flora in a palette of cooling greens.
- 5. Reassuringly safe :** Besides 24 hours security personnel and CCTV surveillance, Estilo also offers video intercom to screen your visitors and high security easy access i-button door locking system.
- 6. Green design :** Each apartment is designed to allow abundance of natural light and ventilation, thereby conserving energy.
- 7. Vaastu compliance :** Longstanding principles of Vaastu Shastra, which ensure that living environments are in harmony with the physical and metaphysical forces by optimizing the flow of energy, have been strictly followed for designing Estilo.
- 8. A rare luxury called privacy :** We've ensured that no windows or balconies face one another, in order to protect your personal space, a feature rarely found today.
- 9. Taking luxury to new lengths :** Sprawling space greets you in each apartment, to heighten the sense of luxury. The area of apartments at Estilo is 2190 - 2850 sq.ft
- 10. Glossy floors that stay that way :** Stain-free vitrified tiles line the floors, adding glamour to each room.
- 11. Add luxury to your shower :** Estilo provides shower partitions, so that the bathroom stays clean and dry.
- 12. International bathrooms with style :** Luxury fittings imported from Kohler adorn each bathroom at Estilo, to bring sleekness and efficiency to your own personal spa.
- 13. Pure water at the turn of a tap :** Estilo's own water treatment plant brings you soft water at the turn of a tap.
- 14. The joys of piped gas :** Estilo offers a centralized gas supply to banish the woes of gas cylinders for ever.
- 15. Ask for little more bliss :** For relaxation, Estilo offers a Swimming pool, Gymnasium, Steam and Sauna.
- 16. Power in your hands :** 24 hour generator back up never leaves you in the dark.
- 17. Plug and play entertainment :** Ready wiring for DTH and telephones/broadband internet.
- 18. ACs that soothe the eyes, body and mind :** Innovative inverter ACs bring welcome climate control, without the eye sore of unwieldy compressors hanging outside your home. And you get this at about half the power consumption of split ACs.

# God is in the details

## FEATURES

**Swimming pool** : for a relaxing & joyful swim

**Gymnasium** : with state-of-the-art fitness equipment

**Steam & Sauna** : perfect for relaxing after a workout

**Party hall** : to boost your social life

**Children's play area** : for toddler joy!

## COMMON AREAS

**Flooring** : granite flooring in all corridors

**Staircase** : granite steps with modern railings

**Elevators** : with plush interiors of 6-passenger capacity and generator backup to ensure 24/7 functionality

**Covered car park** : at basement level with car wash & battery-operated car charging provision

## INFRASTRUCTURE

**Structure** : RCC framed structure

**Walls** : concrete block masonry

**Paint** : plastic emulsion for walls & ceiling

**Flooring** : stain free vitrified tiles with a nice glossy finish

**Main doors** : teak wood frame with melamine polished shutter and architraves

**Internal doors** : solid wooden frame with flush doors

**Balconies & Windows** : sliding aluminum/UPVC with mosquito mesh

## BATHROOMS

**Aesthetic washrooms** : sanitary-ware and CP fittings of KOHLER make/equivalent

**Flooring** : anti-skid tile flooring with 4' cladding and 7' cladding in shower area

**Shower partitions** : for clean and dry bathroom

**Exhaust fans** : to keep the bathrooms fresh

**Vanity counter** : granite counter in all bathrooms

## KITCHENS

**Granite countertop** : with 2' tiling above the counter

**Sinks** : single bowl in kitchen and double bowl in utility

**Centralised gas supply** : through reticulated pipes from gas bunker

**Water treatment plant** : to provide pure soft water at all points

**Provision for modular kitchens** : Electric chimney, hob & water purifier provisions

## ELECTRICAL

**Electrical points** : ample points with modular switches

**Air conditioning** : inverter ACs in living, dining and all bedrooms

**Tv & telephone** : separate wiring for DTH and telephone point in living room

**Generator backup** : 24 hr backup of 5 KVA for all apartments

## SECURITY

**Video intercom** : from reception to apartments so visitors can be screened

**CCTV surveillance** : at security risk zones

**I-button door locks** : high security locks yet with a 3-mode easy access of numerical keypad, magnetic flash key or conventional key

## UTILITIES

**Utility room** : out of sight separate space for your domestic needs with washing machine and dishwasher points.

**Servant's room** : with separate washroom

**Driver's room** : allocated in the basement for drivers to reside on occasional nights – an idea that combines safety and convenience

**Staff bathrooms** : in basement for building maintenance personnel, gardeners, security guards and others

# An ideal location to reach anywhere!

- On the main Yelahanka road opposite to BMS College of Engineering
- Just 0.5 kms from upcoming peripheral ring road
- 16 kms from Windsor Manor Hotel
- 5 kms from Yelahanka Police Station
- 14 Kms from the International Airport

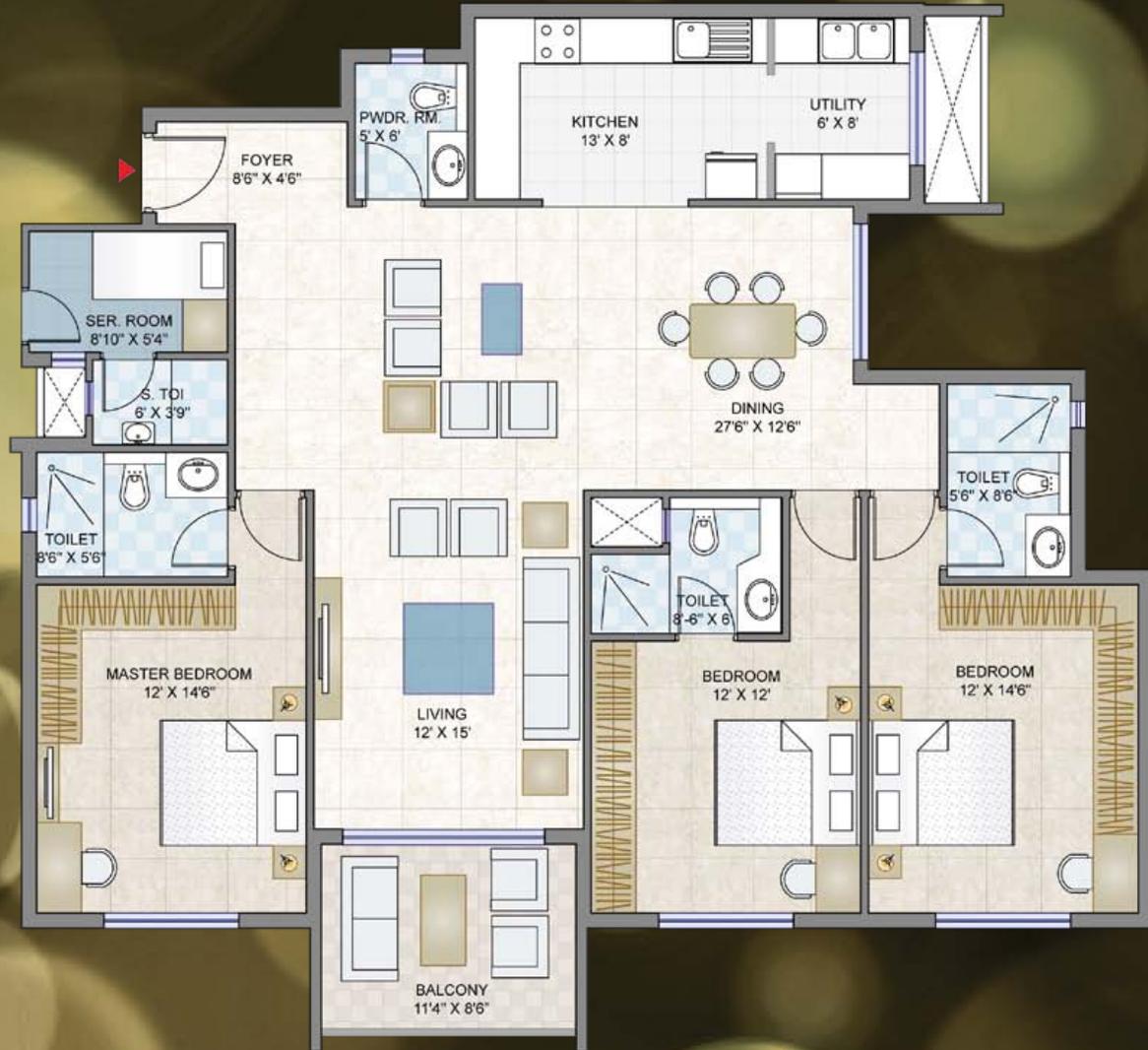


Master plan



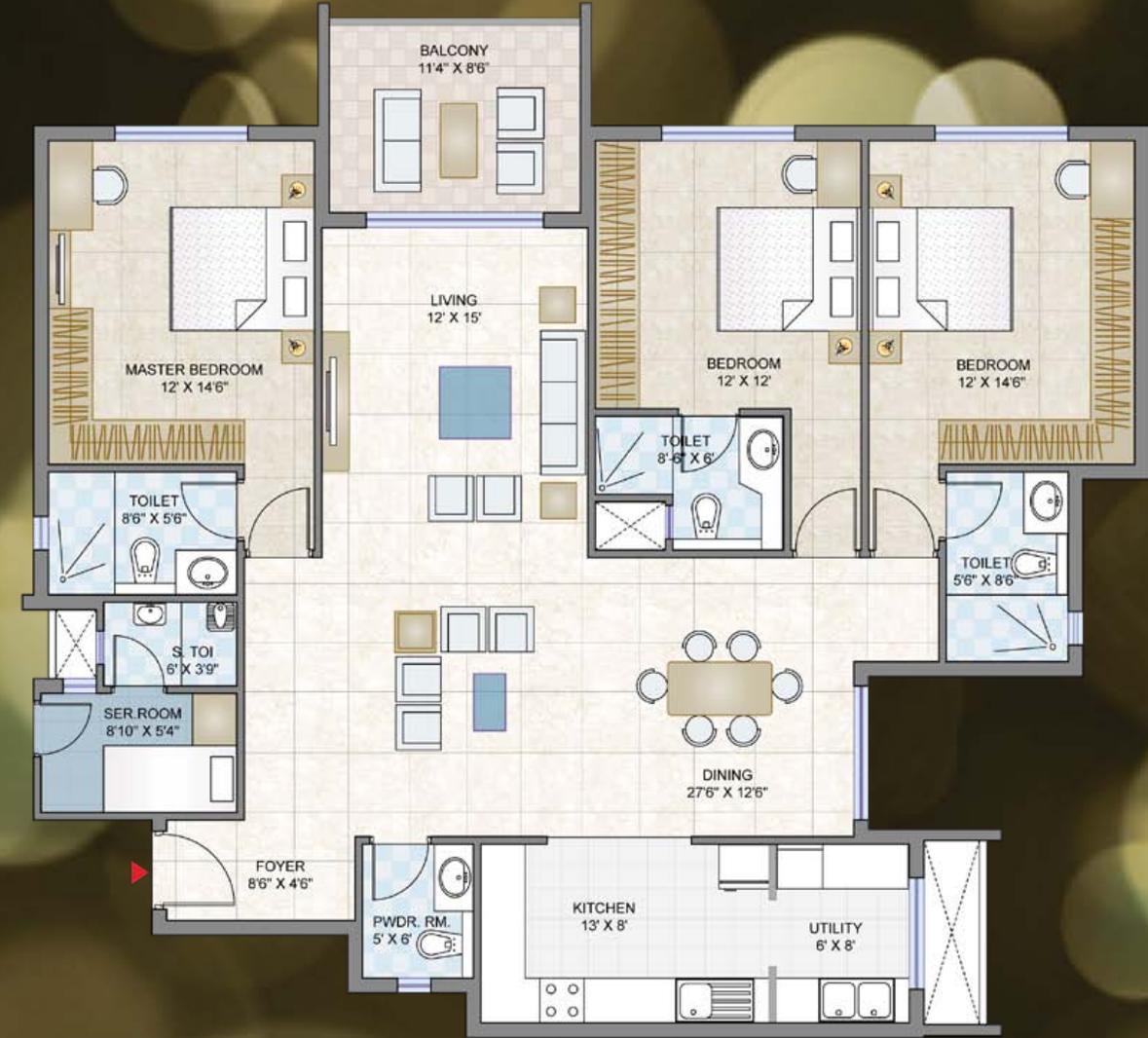
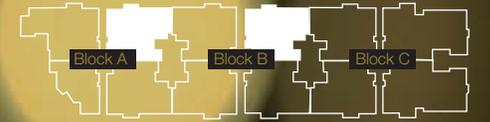
# Block A, B - Type 1

3 BHK - 2190 Sq.ft



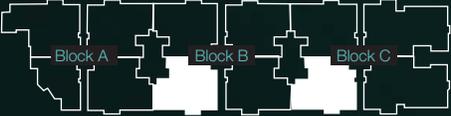
# Block A, B - Type 4

3 BHK - 2190 Sq.ft



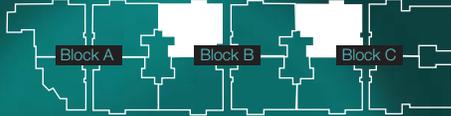
# Block B, C - Type 2

3 BHK - 2190 Sq.ft



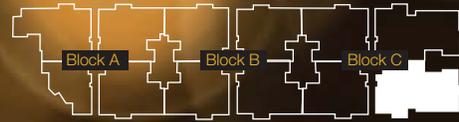
# Block B, C - Type 3

3 BHK - 2190 Sq.ft



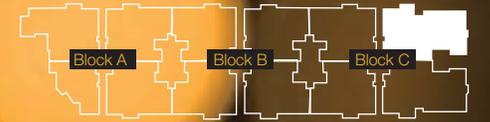
# Block C - Type 1

4 BHK - 2850 Sq.ft



# Block C - Type 4

4 BHK - 2850 Sq.ft



# A reputation for innovation, quality and trust

The Legacy Group was established by experts in the construction business, with a vision to create world-class living environments and provide a better quality of life for the people who inhabit them. Our projects, Legacy Casero and Legacy Dimora are both testaments to this.

Perfectionists by nature, we at Legacy Group believe in quality living. Our buildings are testaments to meeting your needs, fulfilling your requirements and offering you the best in construction. We aim to do this with all our projects and that too, always with a sense of flair, style and unforgettable luxury. The high standards for which we are known are constantly upgraded by our high-calibre team, making every living environment a source of pride and joy for the owner.

Our beautifully crafted doors are always open in welcome, if you would like to explore our world: visit our projects, meet our people, or discover how we work.

REACH US AT: +91 80 4050 4200 | +91 98865 43330 | [www.legacygroup.in](http://www.legacygroup.in)

## Our other projects...



**LEGACY CASERO**  
3300 - 6000 sq.ft ultra luxury  
apartments, Jakkur Plantation



**LEGACY DIMORA**  
2750 sq.ft ultra luxury  
apartments, Jakkur Plantation



**LEGACY ARISTON**  
1180 - 2360 sq.ft exquisite  
apartments, Yelahanka



**LEGACY SCHOOL**  
ICSE & IGCSE Syllabus  
Hennur Road, next to BioZEEN





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**LEGACY GROUP**

333, Thimmaiah Road, Bangalore 560 052

Phone +91 80 4050 4200 | +91 98865 43330

[www.legacygroup.in](http://www.legacygroup.in)

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