

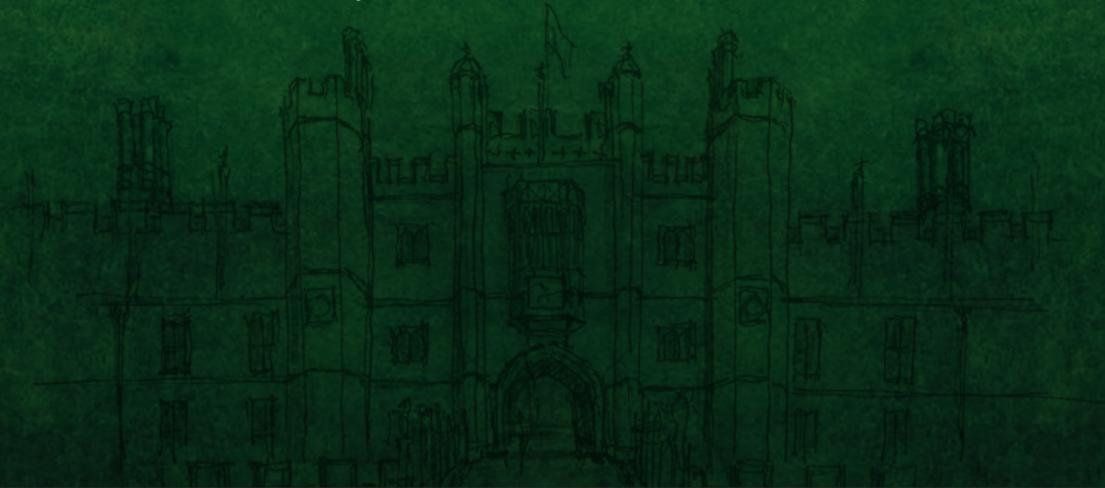


Pioneer
Kingstown

2 and 3 bedroom Luxury Apartments

Hosur Road

(AECS Layout, Near Dakshin Honda Showroom)





Experience royalty
in all its splendour



An address that is
a possession of pride



Possess this address and get royalty free

Pioneer Developers, a well-known name in the land-developing sector, are offering 81 luxurious 2 and 3-BHK apartments in a ground plus 9 floors royal-theme vastu-compliant architectural edifice aptly christened Pioneer Kingstown in the busy, yet in a serene place in a happening city like Bangalore.

Aesthetics in the royal style of yore, without compromising on structural safety, takes you back into the realm of imperial lifestyle while you stay firmly in the modern era of comforts and facilities.

Facilities for a life of harmony

Make friends with water. Dive in for a splash of fun. Show your Olympian prowess in swimming. Just wade like a duck. Or sit on the rim and dangle your feet. Whatever you do, do it in royal style befitting kings and emperors. After all, our swimming pool is not just a body of water, but an elegantly-designed structure comprising adult, women and child sections. Umbrella-chairs and seating lounge complement the eye-pleasing beauty of the pool.





Have a good day, every day

Let the pleasant forces of nature rejuvenate your life today and every day. Greenery for the eye, fresh air for the body, mild sun for the warmth and open space for that stretched-out feeling. At Pioneer Kingstown, you have what it takes to treat royalty, at a time of your choosing. Be it deep meditation, power yoga, breathing exercise or a simple relaxation posture, you have choices from landscaped garden to vast open spaces to let your hair down and do your own thing.

Advantage vantage

A happening IT city like Bangalore, the Eldorado for software professionals and the hub of global majors, has another feather, Pioneer Kingstown, in its cap, we mean the crown. Standing out majestically amidst imposing structures in a posh locality near Kudlu Gate on the Hosur Road, pioneer Kingstown gives its residents a feeling of pride in flashing their address card. A hop-skip-jump-away distance from every urban-facility like the mall, restaurant, hospital, school, office, etc. makes Pioneer Kingstown the first choice of every discerning house-hunter.





Elevate to a higher level of lifestyle

A royal lifestyle, the preserve of the imperial kind of yore, need not remain frozen in a bygone era. Replicate every bit of it, right from your living room to the entrance to the edifice. Rich interiors, artistic settings, untamed open spaces, landscaped gardens, clubhouse, swimming pool, children's play area, etc., all facilities to enhance your lifestyle, are all yours. So that, a luxurious life, too, should be yours. That is a king's word. Or, shall we say Kingstown's word!

Cushion your life, heighten your lifestyle

Every moment of your life, avail the advantages others envy. Scroll down the list. You won't be disappointed, for sure.

Features

- Grand entrance and water body with signature sculpture as focal point at entry
- Plaza with pergola as a clubhouse entry feature
- 70% open area with avenue tree planting
- Quality construction with Vaastu-compliance
- Special paving as safe pedestrian crossing
- Group planting with shady deciduous trees
- Exquisite landscaping with floral walkway
- Restrooms in parking area
- Excellent ventilation
- Earthquake-resistant design

Amenities

- Main pool with toddler pool
- Pool deck with umbrella seating and lounge chairs
- Yoga meditation decks and half basket ball court
- Skating rink with informal seating all around
- Sand pit for children's play area
- Visitor's car parking and high-speed lifts
- Generator backup for each flat (1kv)





Ground Floor Plan


Pioneer Kingstown
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Specifications

STRUCTURE

- RCC framed structure conforming to IS code for earthquake & wind loads.

WALLS

- 6 Inch external wall, 4 inch internal walls with autoclaved aerated concrete (AAC) blocks.

DOORS & WINDOWS

- Main door: Teak wood door frame both side teak veneer flush door with brass fitting finished with polish.
- Internal doors: Hard wood door frame and HDF moulded panel shutter finished with enamel paint.
- UPVC 3 track sliding windows with mosquito mesh and safety grills.
- Aluminium ventilators with mosquito mesh and safety grill in toilet.
- Locks: Europa or equivalent brand.

ELECTRICAL

- Wires of Anchor / Havells / lapp India or equivalent make.
- Elegant modular electrical switches of Schneider / Crabtree make.
- Two earth leakage circuit breaker (ELCB) for lighting & power in each flat of ABB / Schneider or legrand make.

- Miniature circuit breakers (MCB) for lighting & power circuits.
- Telephone point in MBR and living area.
- Video door phone provision in each flat.
- A/C power point in all bed rooms.
- 1 KVA DG power back up for each flat and 100% back up for common area and amenities.

LIFT

- 2 nos- 6 passenger and 1 no service lift of (gearless automatic lift) Johnson /Kone or equivalent make (consumes 60% less power).

PAINITING

- Plastic emulsion for interior walls with roller finish, OBD for ceiling and ACE & APEX for external wall, Asian/ Nippon paints or equivalent brand.

FLOORING

- Granite / Vitrified flooring & cladding in entrance lobby, common passage and staircase.
- Premium quality Italian marble design digital print vitrified tiles of size 3ft x 3ft for living, dining & kitchen.
- Premium quality double charged vitrified tiles of size 2ft x 2ft for master bedroom, Children's bedroom & guest bedroom.

- Wooden flooring for master bedroom.
- anti-skid ceramic tiles for balcony & utility.

KITCHEN

- Edge polished 30mm granite platform with CARYSIL German engineered steel sink.
- Ceramic tile (600x300mm) cladding of 2 feet above granite counter.
- Provision for water purifier, instant geyser, chimney and hob.
- Provision for gas cylinder, dish washer & washing machine in utility.
- Polished granite platform with single bowl steel sink in utility.

TOILETS Fitting and Accessories

- Sanitary fixtures of DURAVIT (German brand) white / ivory wall mount European water closets and wash basins.
- Jaguar or equivalent CP fittings
- Hydro pneumatic pressure water supply.
- Superior quality anti-skid ceramic tile flooring.
- Superior quality ceramic wall tile cladding up to false ceiling level.

Route Map




Pioneer Kingstown
2 and 3 bedroom Luxury Apartments



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