

Sir Puttanna Chetty

**GARDEN**  
TERRACES

A **DHAMMANAGI** Initiative



Dr. Purnima Chetty  
**GARDEN**  
TERRACES

  
**DIAMMANAGI**  
DEVELOPERS

# The Address you Deserve

The story of Dhammanagi Group is a saga of unabated growth and path breaking steps. The foundation for our group was laid way back in the early 1950's. It all started with producing sarees and slowly diversified and proliferated into Textile Retailing, Hospitality, Education Institutions, Mining, Software and have productively ventured into the areas of Housing, Construction & Real Estate. The success we have achieved in each speaks about the technical, managerial, financial competence and the quality of manpower we possess.

Strong belief in developing a lasting relationship, whether it is a customer, business partner, vendor or an employee makes Dhammanagi Developer's one of its kind in the corporate world. Each Project is exclusively designed and customized which has helped us to establish ourselves as a company that provides quality construction and commitment towards timely delivery.

As we continue to grow, our focus is to provide fine living without compromise on quality and value for money.

We believe in consistently delivering affordable houses for countless families where peace of mind merges with the needs of modern day living.

# An Elevated Lifestyle

Providing fine living without compromising on quality or value for money. A truly mesmerising experience that is sure to leave you impressed and elevated.



# Your Happiness Forever

We believe in making happy homes. Creating remarkable,  
intimate connections between the world inside and the world outside.





# Built to honour a legend and his legacy.

When you look back at history, your livespace is being built, where once Bangalore's Legend, Diwan Bahadur Sir K P Puttanna Chetty, the first President of the Bangalore Municipality, Lived.

Sir P C was born in 1856. He was educated from the Central college Bangalore and entered the Mysore Civil service in 1875

He served as Traffic Manager and then as a Deputy Commissioner in the Mysore State Railways from 1884 to 1906 . He also served as a member of the Bangalore City Council. He was awarded the Durbar Medal in 1911.

Sir P C was made a Diwan Bahadur in 1911, He was elected as President of the Bangalore Municipality in 1913 and served till 1919, inaugurating the Victoria Hospital and making many public donations during his tenure.

He was presented with the Gold Kaiser-i-Hind medal in 1914. In 1917 he was made a Companion of the Order of the Indian Empire and was subsequently made a Knight in 1925

He was elected to the Mysore Legislative Council in 1925. He also served as Chairman of the Bank of Mysore and Central Co-operative Bank, Bangalore, Chairman of the Sri Krishnarajendra Mills and fellow of the Mysore University.

Just like the Bangalore's Town Hall, your luxury homes will always remind us of the era of Sir P C.

# Unveiling The Green Life

Green is the colour of nature and of boundless energy. While the landscape is home to some breath-taking scenery, the homes themselves host mini-gardens in the balconies with ample green space.





# Specification

**Structure** RCC framed structure (seismic zone II) with solid block walls as internal partition walls

**Flooring/Dado** **Foyer, living, dining & Kitchen**

Marble

**Utility, Balconies & Toilets**

Flamed Anti-skid vitrified tiles / Ceramic tiles of good make.

**All Bedrooms**

Laminated Wooden Flooring

**All Toilets dado**

High glazed ceramic tiles up to 7ft height

**Kitchen dado**

High glazed ceramic tiles up to 2ft height above the platform

**Utility dado**

High glazed ceramic tiles up to 5ft height

**Corridors, Lift Lobby, Staircase & Lift Cladding**

Granite of good quality

**Gym**

Cork / Wooden flooring

**Multipurpose hall**

Flamed Vitrified tiles

**Parking**

VDF Flooring

**KITCHEN**

40 mm thick granite counter with SS sink – bowl with drain board of good make

**LIFTS**

Passenger lifts – 1 no 8 passenger

Schindler or an equivalent make with in-built safety features





## Doors

### Main door

Polished teak frame with teak door panelled shutter or equivalent

### Internal doors

Polished engineered wood frame with Both Side Teak Wood (BST) shutter with designer panels

### Toilet doors

Polished engineered wood frame with water proof flush shutter withinside laminated shutter.

### Balcony doors

UPVC doors (sliding / folding) of - 3 Track

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## DOORS

### IRONMONGERY

All door hardware (handles, hinges, etc) from Godrej or equivalent make

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## WINDOWS

UPVC windows of (3 Track)

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## TOILETS

Shower cubicles with shower in all toilets

Hand shower in all bath areas

Wash basins - Granite Countertop washbasins for all toilets

EWC -wall mounted EWC's in all toilets with concealed cistern tank

Hot & cold water mixer for wash basin in Master Toilet only

Chromium plated fittings & sanitary fittings of Hindware /Jaquar or equivalent make

CP towel rod, coat hook

Designer mirror in wash basin area

False ceiling

Water heater Individual for all toilets

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## PAINTING

Good quality of Plastic Emulsion paint for Internal walls & ceilings & good quality exterior paint with water proof paint

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## ELECTRICAL

Concealed conducting with PVC insulated copper wires , modular switches of Anchor or an equivalent make

Generator backup with automatic load controller for common areas & 2 KV UPS will be provided to each apartments

# Amenities

## Great Times Forever

Automated homes  
24 hrs Security with Intercom  
Round the Clock Security

## Health Forever

GYM  
Multipurpose Hall  
Indoor Games Room

## Others

Rain water harvesting system  
Power back up





# SMART HOME AUTOMATION

## Safety & Security

Smart Individual Security: Each flat is armed with the following 5 types of sensors to provide an absolute degree of safety and security:

- Door Intrusion Sensors
- Motion Detectors
- Heat Sensors
- Gas Leak Sensors
- Panic Switches

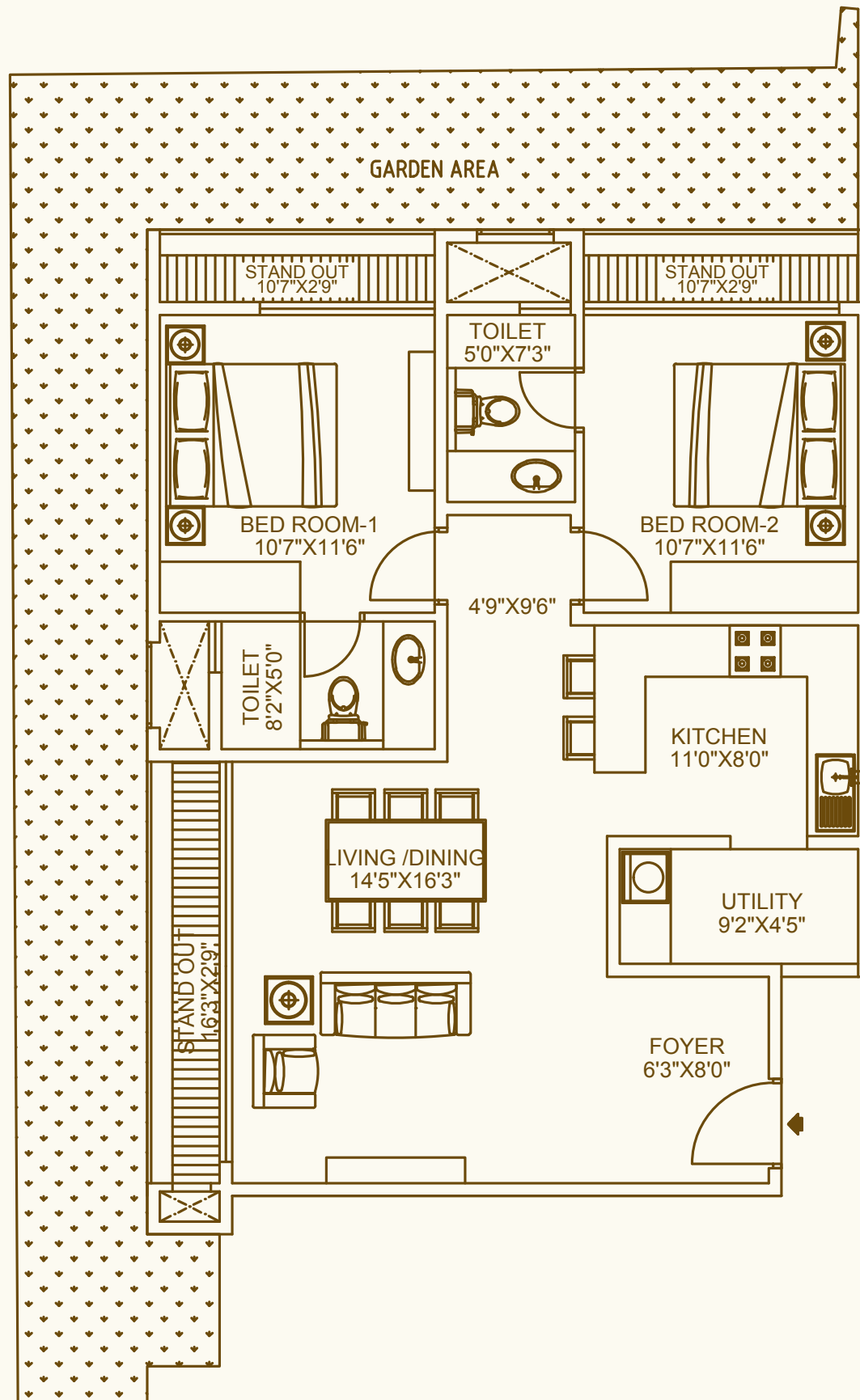
## Smart Home Automation

The home automation system will enable following lifestyle functions for an upscale living experience:

- Light Controls/Mood Settings
- Bathroom Occupancy Sensors
- Electronic lock for the main door
- Control from any internet connected device or smart phone

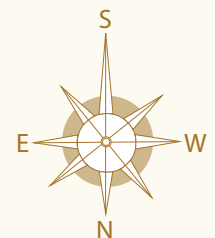
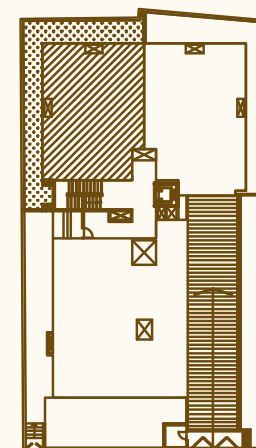


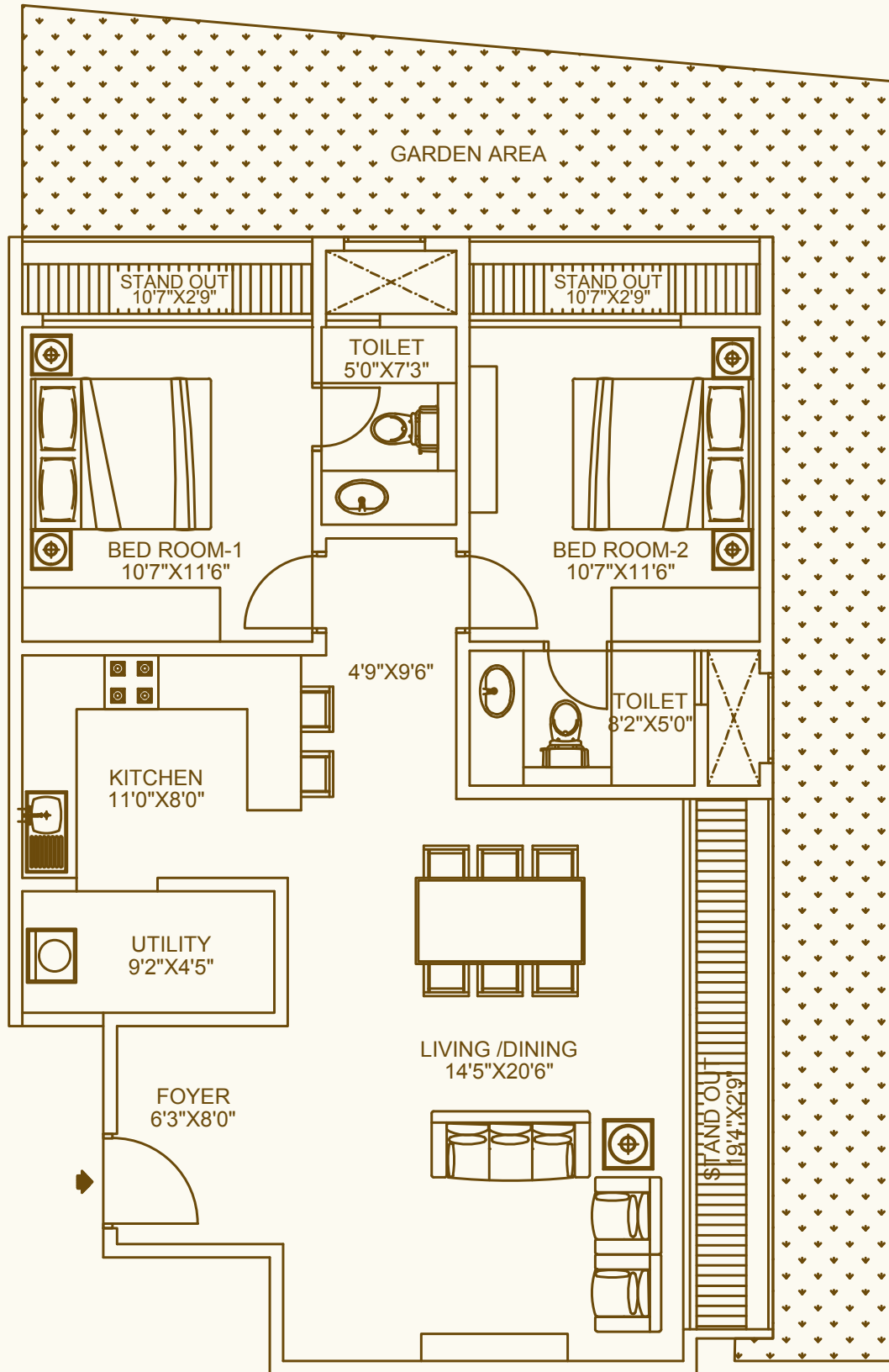
# Floor Plan



<b>FLAT NO</b>	<b>002</b>
<b>TYPE</b>	<b>2BHK</b>
<b>FACING</b>	<b>WEST</b>
<b>SBA</b>	<b>1276sqft</b>
<b>GARDEN AREA</b>	<b>446.68sqft</b>

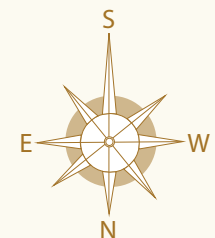
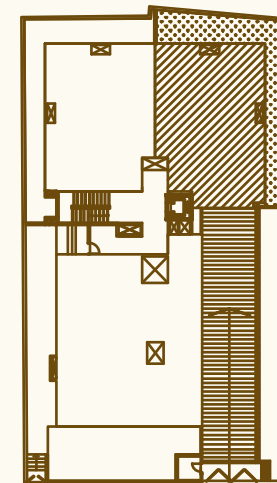
## KEY PLAN

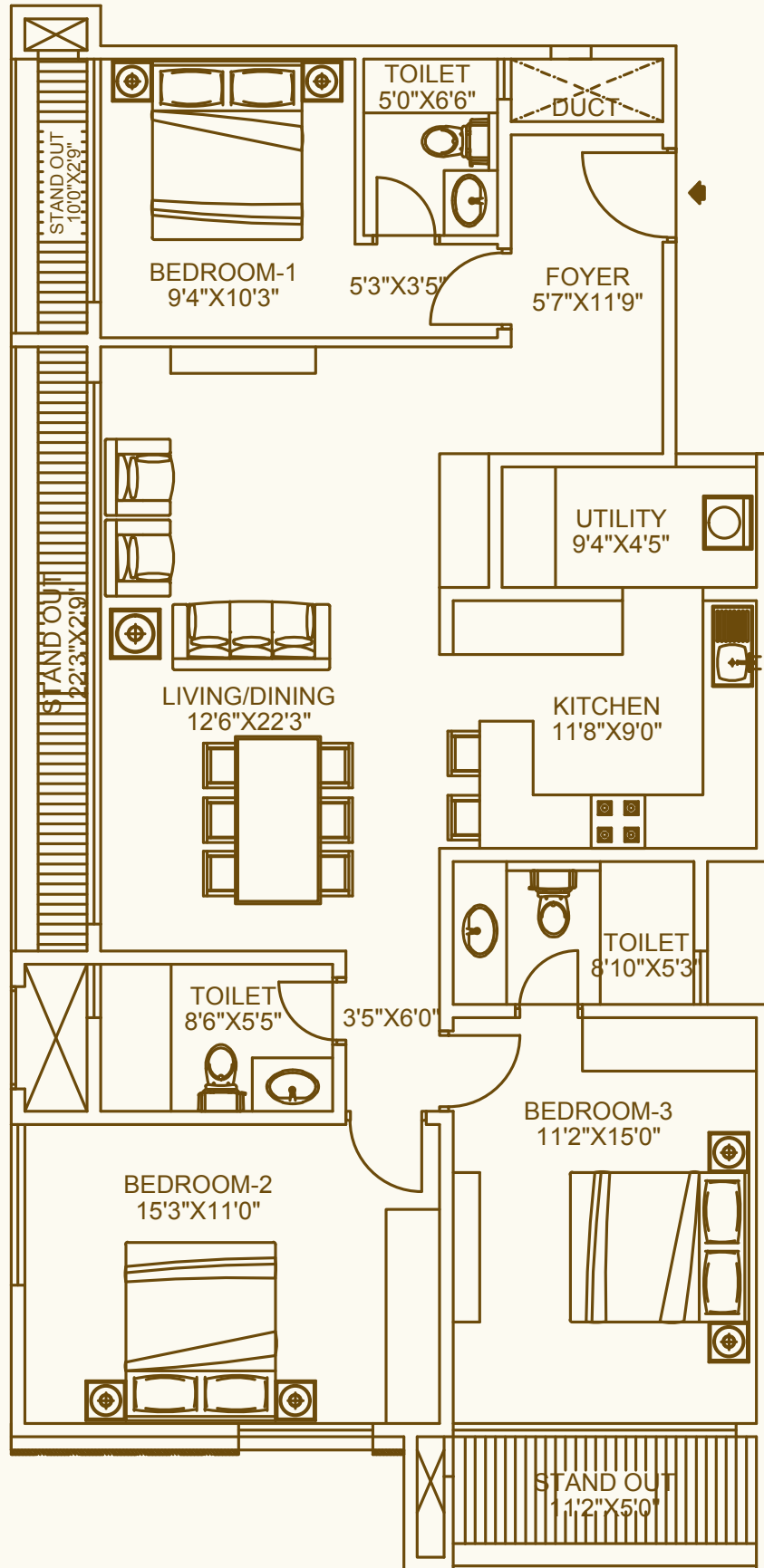




<b>FLAT NO</b>	<b>003</b>
<b>TYPE</b>	<b>2BHK</b>
<b>FACING</b>	<b>EAST</b>
<b>SBA</b>	<b>1374sqft</b>
<b>GARDEN AREA</b>	<b>411.49sqft</b>

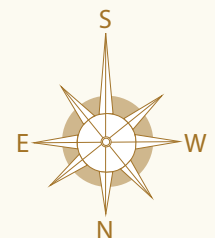
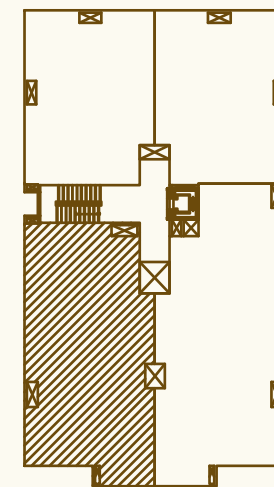
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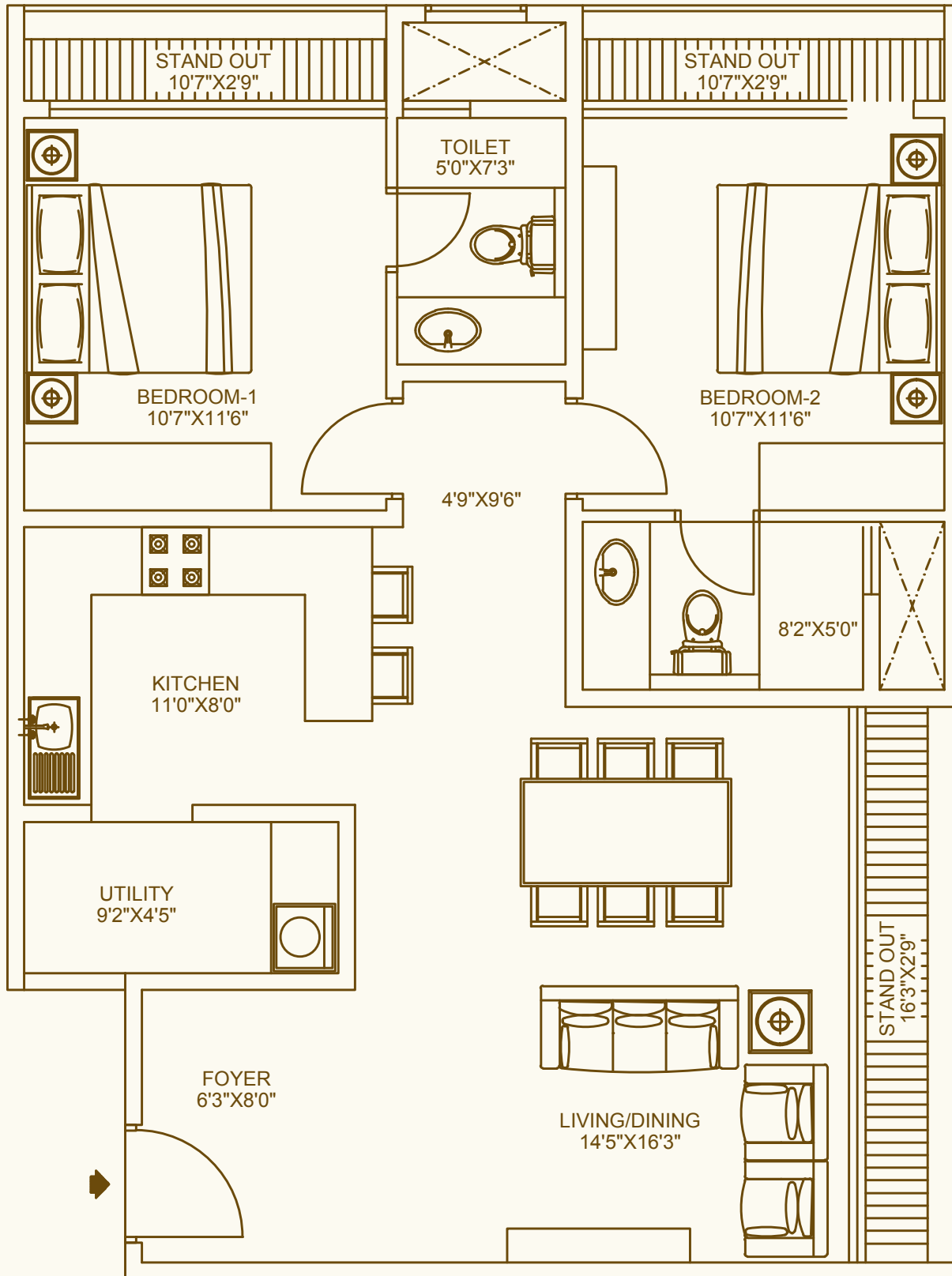




<b>FLAT NO</b>	<b>101</b>
<b>TYPE</b>	<b>3BHK</b>
<b>FACING</b>	<b>WEST</b>
<b>SBA</b>	<b>1818sqft</b>

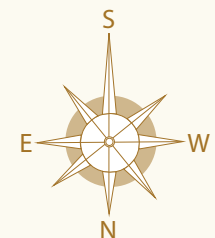
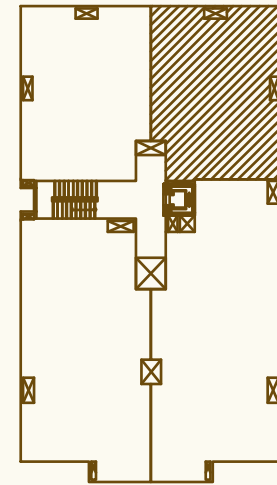
### KEY PLAN

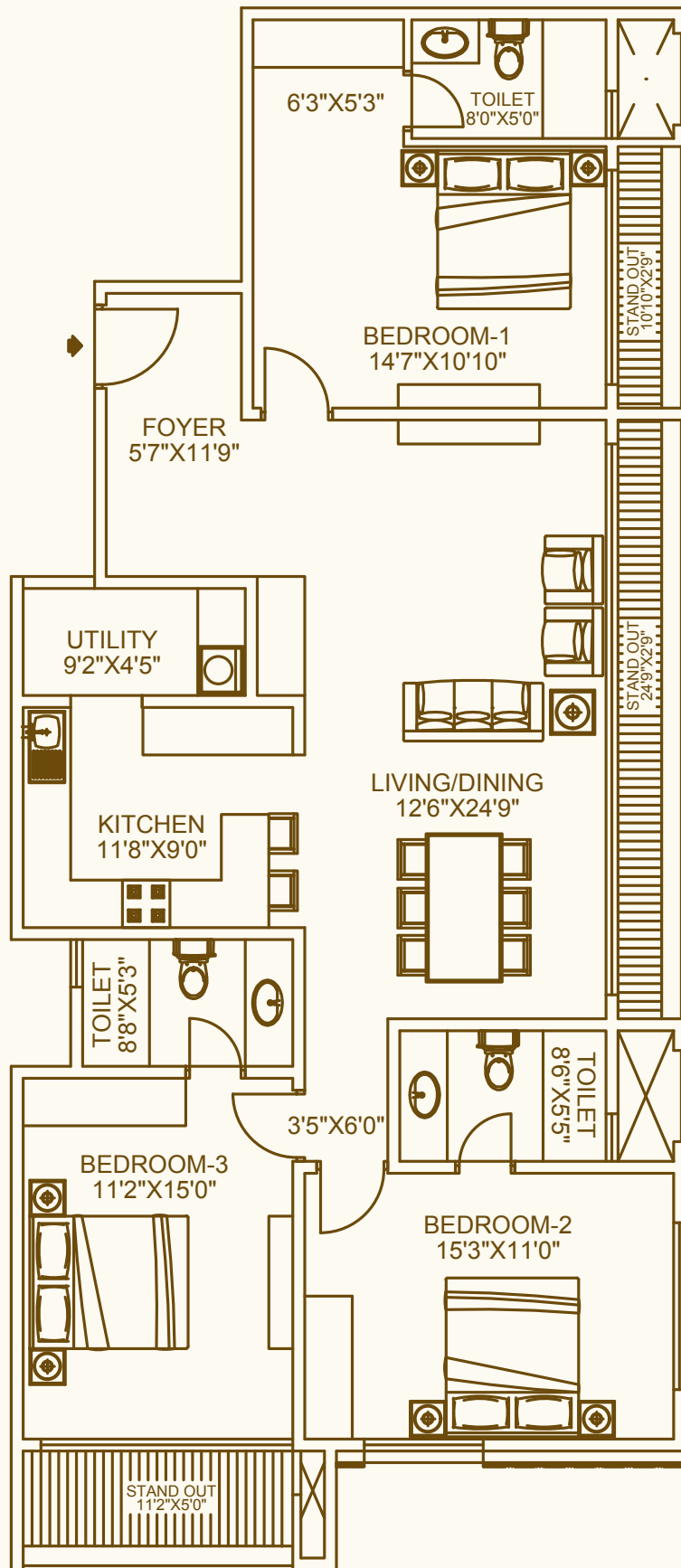




<b>FLAT NO</b>	<b>103</b>
<b>TYPE</b>	<b>2BHK</b>
<b>FACING</b>	<b>EAST</b>
<b>SBA</b>	<b>1271sqft</b>

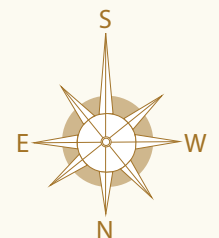
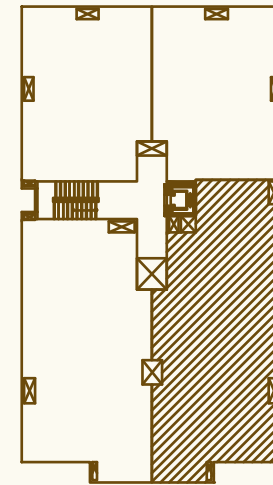
### KEY PLAN



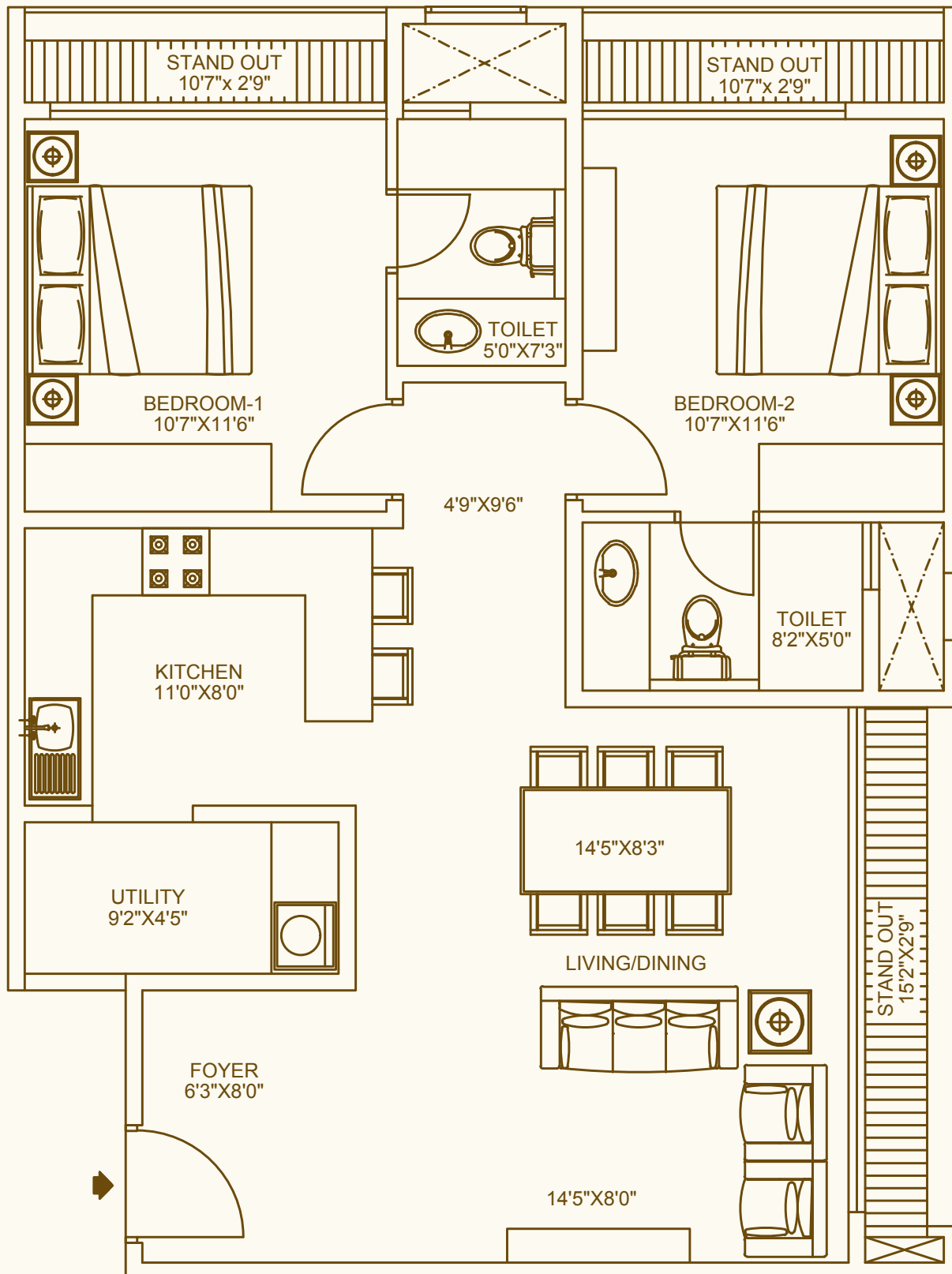


<b>FLAT NO</b>	<b>104</b>
<b>TYPE</b>	<b>3BHK</b>
<b>FACING</b>	<b>EAST</b>
<b>SBA</b>	<b>1995sqft</b>

### KEY PLAN

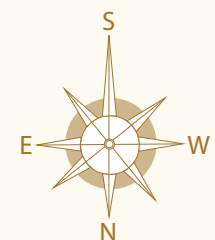
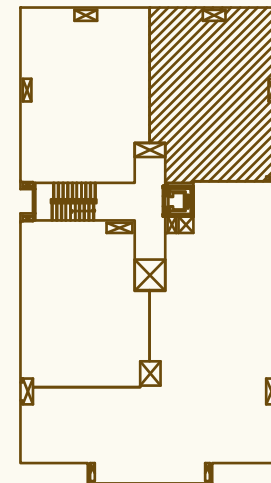






<b>FLAT NO</b>	<b>203, 303</b>
<b>TYPE</b>	<b>2BHK</b>
<b>FACING</b>	<b>EAST</b>
<b>SBA</b>	<b>1269sqft</b>

### KEY PLAN



# Location Map



## Nearby Locations

### School & Colleges

Jain Group of Institutions  
Bharatiya Sanskrit Vidyapeeth  
National College  
Bangalore Institute of Technology  
BMS Group of Institutions

### Hospitals

Shekar Hospital  
Rangadore Hospital

### Hotels

SLV Hotel  
Kamath Bugle Rock  
Roti Ghar  
Vidyarthi Bhavan

### Shopping

Ghandi Bazaar  
More



DHAMMANAGI

*Defining Values...*



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*Defining Values...*

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