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Disclaimer: Images, plans, furniture layout, drawings, renderings, perspectives, amenities and features mentioned herein are only indicative of the kind of development proposed.
The developers reserve the right to make changes without prior notice or obligation.



COMMANDERS'



SENIOR OFFICERS' ENCLAVE

O P E N H O M E S



THE PERFECT HOME

Homes crafted to perfection after arriving at a formula by combining your needs, expectations & dreams.

We have spent time understanding your unique world of needs and incorporate those into the very fabric of our design, making it your "Perfect Home" which is open to ventilation, light and grandeur and maintaining your privacy, with smart spaces at an affordable price.

Life's better when homes are open...

VENTILATION

LIGHTING

GRANDEUR

SPACE

PRIVACY

AFFORDABILITY



Luxury is no longer about owning an expensive car. It's about driving freely, on an open road. It's not about owning a mansion but about staring into the sky, uninterrupted, when you open your window.

We believe that "Luxury is freedom", the freedom of time & space. We aspire to bring this freedom and openness into your life by presenting you this grandeur.

A remarkable piece of architecture born truly out of inspiration adding a new meaning to luxury.



Welcome to The Grandiose ■■■■





In one of the 14 storeys of these impeccable towers, lies your open home.

A testimony of world class quality.

A home with 270° ventilation and no common walls, inviting the sun to brighten your home & spread light into your life.

Savor the scenic beauty and the dancing of your drapes to the tunes of your chimes created by the whistling winds at your home.

LIFESTYLE

Commanders' MN Orchid is an exquisite beauty with flawless quality and seamless design laid across an area of 46,000 square feet with gorgeously landscaped gardens, amenities and 24/7 security, offering the highest luxury in each of its 1800 to 2125 square feet signature residences.

Thus endorsing your lifestyle quotient further.....

LIVE LIFE KING SIZE....

...in a place that inspires a feeling of continuity and wellness in the minds of all those who call it home.

...in a place that inspires the presence of possibilities and the absence of limits.





A CLASS OF ITS OWN

A grand entrance lobby for visitors with a well appointed waiting area, places you in a separate class. Each apartment comes with a 270° view with no common walls, to ensure fresh air, ample sunlight and privacy. You can even choose an apartment attached with servant's quarter with separate entry. Your other domestic help like drivers, maids etc. have separate waiting areas with rest-rooms.

THE TERRACES

Your home comes with open balconies almost like an outdoor deck which seamlessly continues from the indoor space that offers a breathtaking view of the green landscape that surrounds the property.



LIVING ROOM & FAMILY SPACES

Your living rooms are optimally planned, keeping in mind the busy Saturday nights with your guests, and the lazy Sunday evenings by yourselves. The area is so designed as to offer maximum natural light and ventilation and it seamlessly extends into your personal deck area.



KITCHEN & DINING

The kitchen is an efficiently laid-out space, with provision to house all possible state-of-the-art equipment for you to experiment and indulge in, along with a well-appointed dining space for your family. It is spacious and well ventilated for a comfortable cooking and dining experience.





MASTER BED & CHILDREN'S BED

Your bedrooms will be regularly visited by gorgeous sunrises whilst our well-appointed windows ensure that you enjoy a spectacular view, unlimited fresh air and pleasant weather. The bathrooms are spacious and well-planned to accommodate the best of bath accessories as you desire.





THE AMENITIES

Paving new pathways in luxurious living, Commanders' MN Orchid offers a world full of amenities at your door step.

When we designed your home, our team had just one instruction - not just build homes, but to design lifestyles. And that is exactly what they have done; provided thoughtful amenities.

Both the young and the younger may indulge & enjoy in their own passion without having to worry about their safety.

The little ones have their own toddlers' pool whilst the main swimming pool is occupied by the 4 feet tall and above. The children's play area, indoor games such as Table tennis, Billiards, Snooker, a work out at the well-equipped gym or shoot at the basketball practice board - there is a lot for all to indulge. The magnificently landscaped central courtyard invites you to leisurely walk with your loved ones. The party hall takes care of your celebrations and functions saving you the hassle of searching for one away from home.

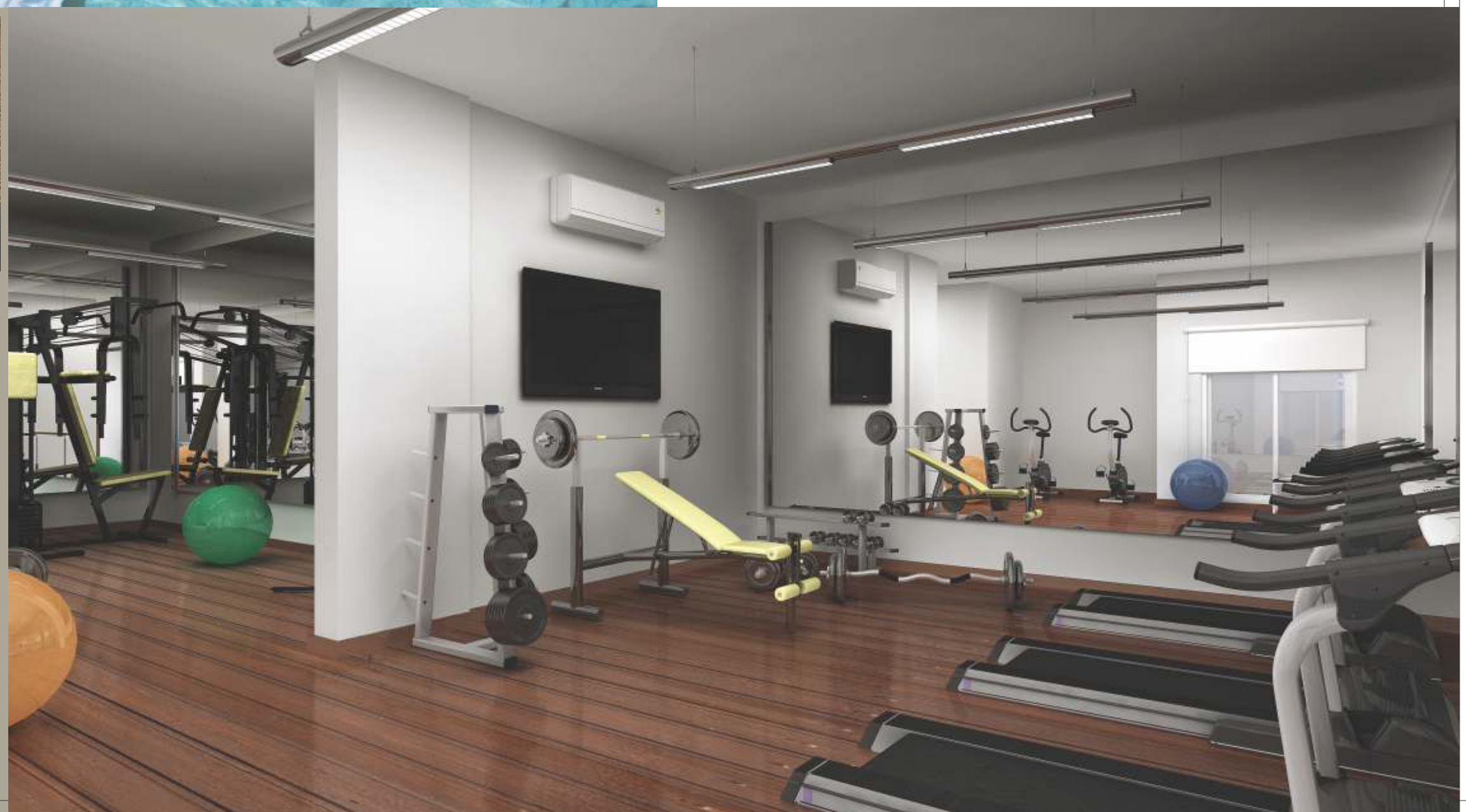


Club house

- Swimming pool with separate toddler pool, along with change room / shower room.
- Well equipped gymnasium with all modern accessories.
- Table tennis / Snooker / Billiards table.
- Multi purpose hall / party hall with pantry and rest room.

Amenities

- 63% landscaped and open spaces.
- Beautifully landscaped garden provided apart from an internal courtyard. Designer front compound wall with landscape and water fall.
- Jogging / walking track.
- Beautifully designed children's play area.
- A well secured & spacious lobby with ample seating for visitors.
- Drivers' change room with bunker bed, chairs and an attached toilet.
- Maids' change room with bunker bed, chairs and an attached toilet.
- Association office with table and chairs.



Commanders' MN Orchid is a work of art where forms follow function.
 A broad driveway leads you to a spacious parking of your own, a walkway and lush green landscape.
 We have taken care to ensure your guests have an adequate parking space on the ground floor.
 Impeccable amenities with cluster free spaces for both the young & the younger.
 This world of privacy empannels the needs of both the nature lover and the professional as well.



LEGEND

- 01 Children's play area
- 02 Swimming pool
- 03 Toddlers' pool
- 04 Gymnasium
- 05 T.T. room
- 06 Billiards/Snooker room
- 07 Party hall
- 08 Central courtyard
- 09 Landscape area
- 10 Maids changing room
- 11 Pool deck
- 12 Security cabin
- 13 Association room
- 14 Drivers' rest room

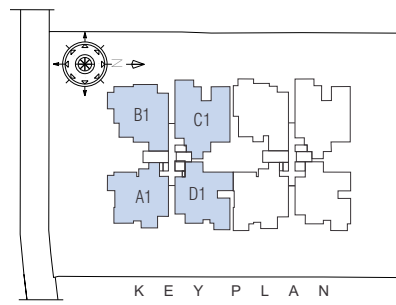
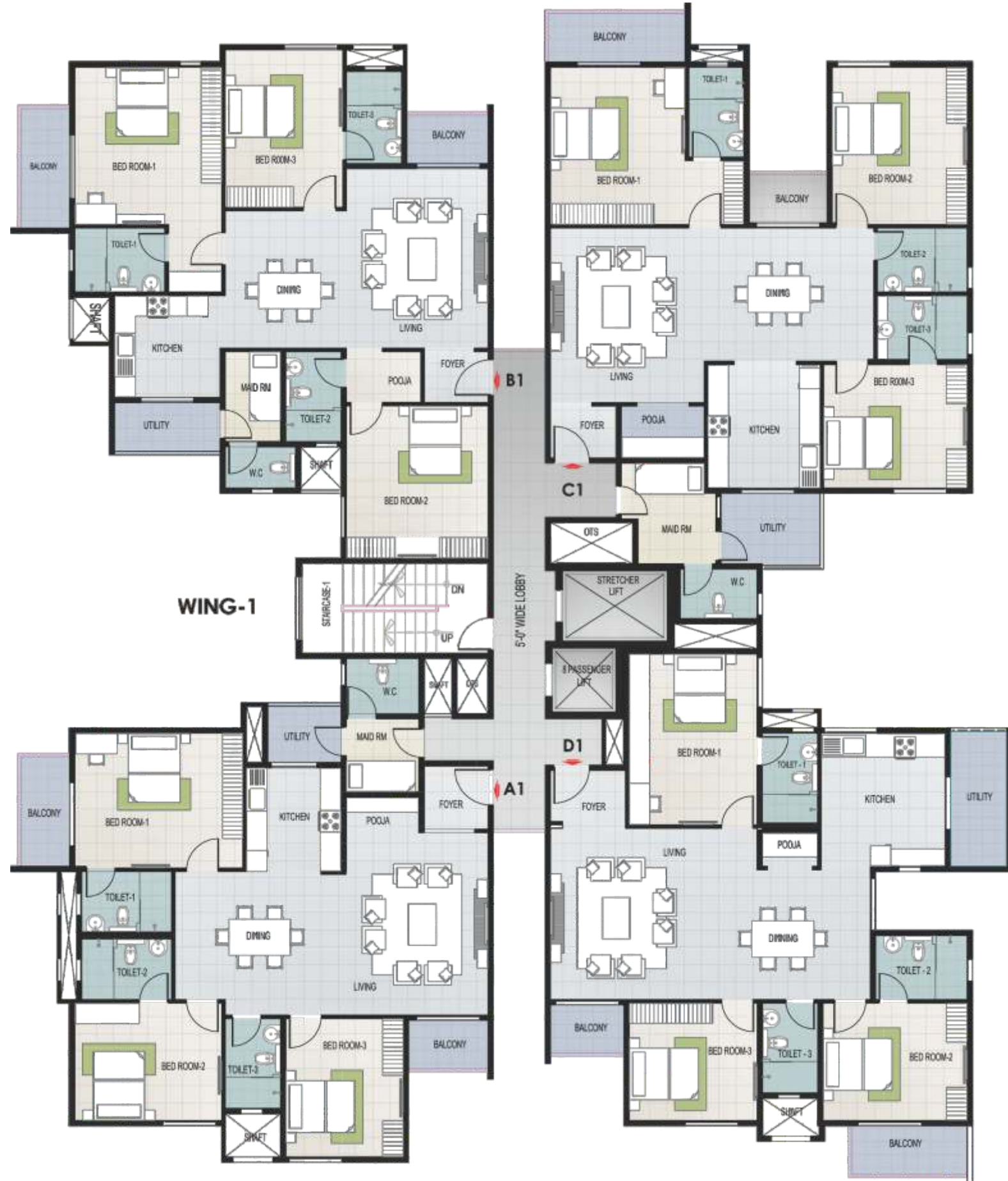
A WORLD OF PRIVACY

"You own a world of your own..."

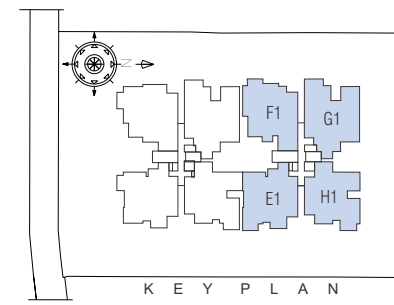
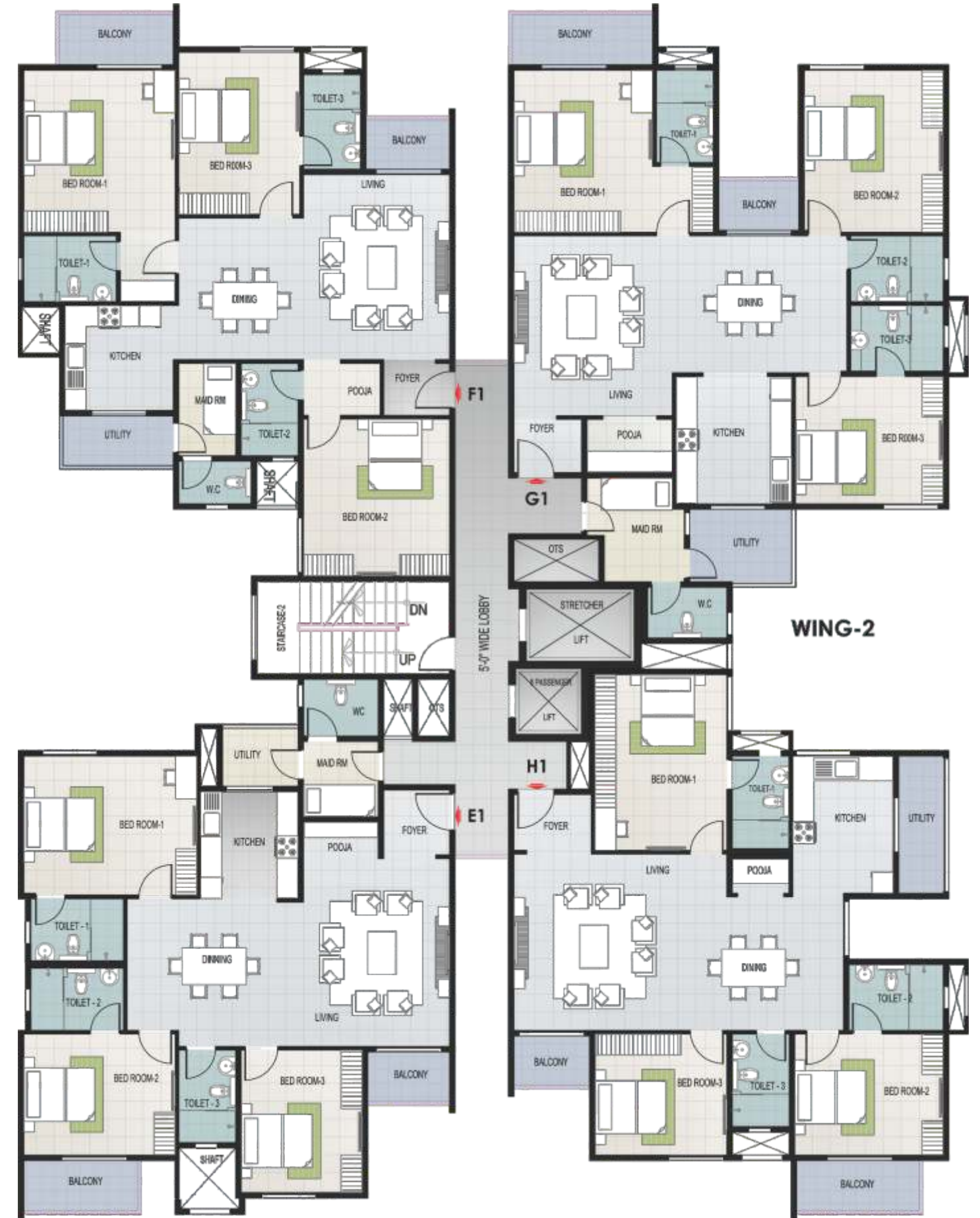


WING -1 PARKING AT GROUND FLOOR WING -2

TYPICAL FLOOR PLAN | WING - 1



TYPICAL FLOOR PLAN | WING - 2





3 Bedroom

With Maid quarter
A1/E1 - 1900 Sqft



3 Bedroom

With Maid quarter
B1 - 1950 Sqft
F1 - 1940 Sqft





3 Bedroom
With Maid quarter
C1/G1 - 2125 Sqft



3 Bedroom
D1 - 1875 Sqft
H1 - 1825 Sqft



Located near the heart of Yelahaka New Town, Commanders' MN Orchid offers the best of both worlds. With its exceptional connectivity, anything you may possibly need is just minutes away.

The throbbing development on Doddaballapur Road has made it one of the most happening places in Bangalore. The international airport nearby and the best of educational institutions in the vicinity, make Commanders' MN Orchid an enviable place to call home.

SCHOOLS/INSTITUTES

- Chrysalis High
- Canadian International School
- Ryan International School
- NITTE
- Delhi Public School
- Srishti School of Art, Design and Technology
- Kendriya Vidyalaya CRPF
- Aragami Group of Educational Institutions
- Mallya Aditi International School
- Seshadripuram Public School
- Seshadripuram First Grade College
- Bright Kid Montessori House
- Poorna Prajna High School
- Sri Chaitanya Techno School
- Vidyashilp Academy
- Trio World School

HOSPITALS / CLINICS

- Columbia Clinic
- Columbia Asia Hospital, Bellary Road
- Cauvery Medical Center

RESTAURANTS / RESORTS

- Ramanashree California Resort
- Chairman's Club and Resort
- Sai Leela Hotel
- Café Coffee Day
- Bhagini Pavilion
- Angsana Oasis Spa & Resort

BANKS

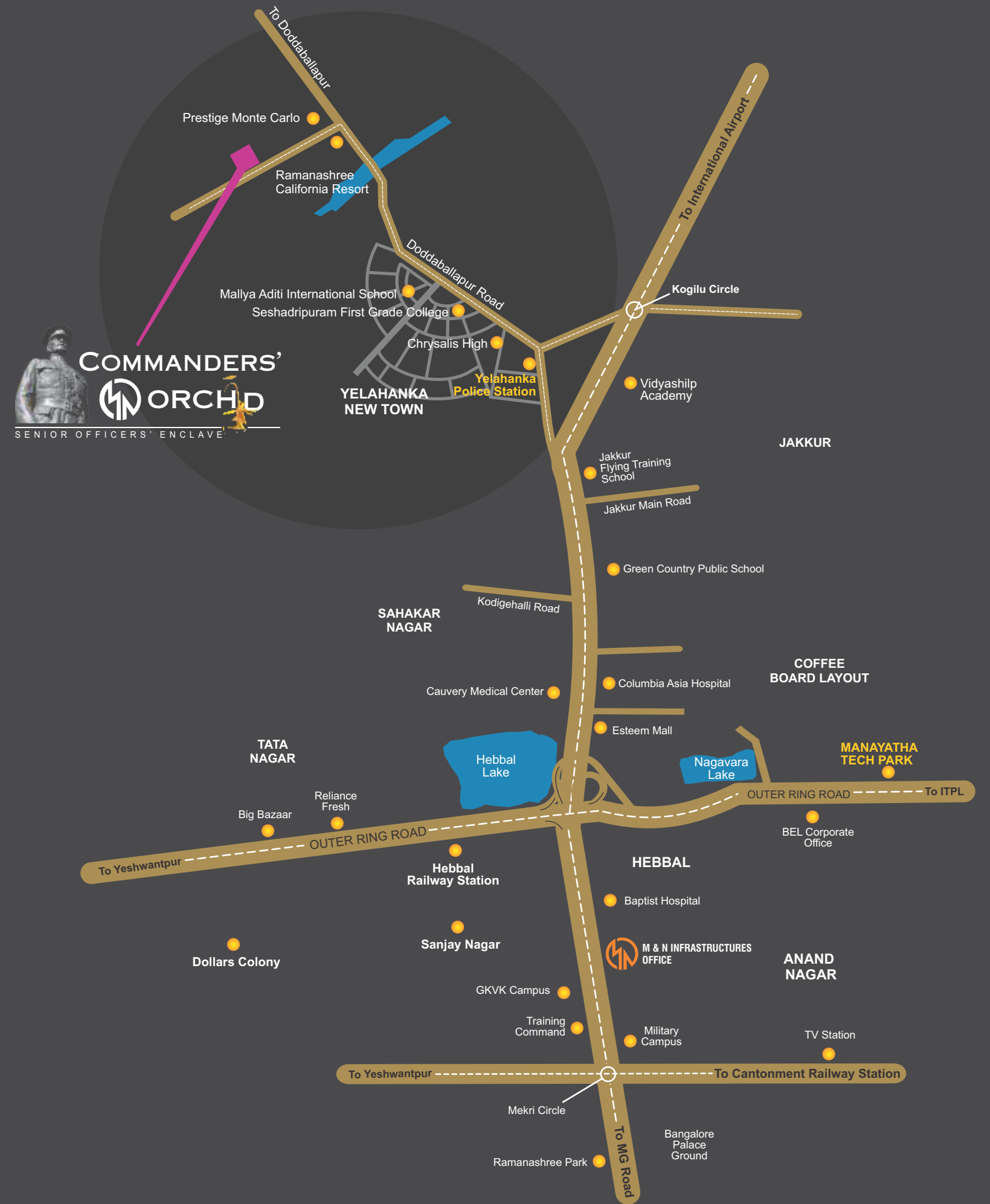
- SBI
- HDFC Bank
- Axis Bank
- ICICI Bank

RETAIL

- Food World
- Esteem Mall
- Big Bazaar
- Health & Glow

Hebbal Outer Ring Road	- 8.7 km
Yelahanka Police Station	- 2.5 km
RMZ Galleria	- 2.5 km
Kempegowda International Airport	- 21.7 km
Chrysalis High	- 2.3 km
Seshadripuram Public School	- 2.2 km
Mallya Aditi International School	- 1.8 km
Poorna Prajna High School	- 2.3 km
Angsana Oasis Spa & Resort	- 9.3 km
Columbia Clinic, Doddaballapur Road	- 6.3 km
Columbia Asia Hospital, Bellary Road	- 8.4 km
Esteem Mall, Bellary Road, Hebbal	- 8.4 km

A LOCATION OF CONVENIENCE



All distances taken from the google map.

LOCATION MAP
Not to scale

Specifications



Structure:

Seismic zone II compliant RCC framed structure.
Concrete Solid/Hollow block masonry for walls.



Flooring and Dadoing

4 feet x 4 feet vitrified flooring for foyer, living, dining areas.
Wooden laminated flooring for master bedroom.
Superior quality vitrified tile flooring for bedrooms and remaining areas.
Ceramic flooring in toilets, balconies, utilities, maid's room and toilet.
Ceramic dadoing up to false ceiling in toilets and upto 2 feet above kitchen platform.
Granite flooring and vitrified tile dadoing upto 4 feet will be provided in corridors.
Granite treads and raisers in stairways.
Granite flooring and full height granite dadoing will be provided in lift lobby.



Wall Finishes

Internal: All walls are smoothly plastered / punning minimum 10mm thick.

External: All walls are plastered with water proof compound, minimum 20mm thick.

Painting

Internal: Plastic emulsion for walls, OBD for ceiling, enamel paint for all MS surfaces.

Anodized coloring for all aluminum windows & French door.

External: Textured paint.



Plumbing

Concealed CPVC plumbing lines.
Wall mounted European Water Closet (EWC) and health faucet of reputed make.
Washbasin of reputed make.
Single lever hot & cold water mixer unit for shower & wash basin will be provided in all toilets & kitchen.
Provision for geyser in all toilets.
24 hours water supply with sufficient underground and overhead tanks in addition to bore well as auxiliary source.
Water treatment plant will be provided.



Doors

Main door: Teak wood frame with 45mm thick flush shutter with teakwood veneer and melamine finish on both sides.
Other Bedrooms: Hard wood frame and 40mm thick flush shutter with masonite finish.
Toilets: Hard wood frame with 32mm thick flush shutter with masonite finish on outside and laminate finish on inside.
Balcony door: Three track anodized aluminum sliding doors with clear glass and mosquito mesh.



Windows

Three track anodized sliding windows with clear glass and mosquito mesh, MS grills.

Ventilators: Anodized aluminum frames with translucent glass, fitted with exhaust fan.

All hardware for the doors will be Brushed Finished stainless steel of reputed make.



Kitchen / Utility

Provision of adequate electrical and plumbing points.
Provision of water filter and geyser point in the kitchen.
Provision for washing machine / dish washer in utility and water point for the sink.
Provision for gas cylinder point in utility area with necessary copper piping.



Electrical

One Television point in the living room and all bedrooms / family room.
Telephone points shall be provided in living / dining rooms, intercom facility to security.
Fire resistant copper wiring of reputed make, branded modular switches, one Miniature Circuit Breaker(MCB) for each room provided at the main distribution box within each flat.
Provision for split A/C power point in living and all bedrooms.



Power Backup

DG power back-up up to 1.5 Kwatts for 3 BHK flats and 3 Kwatts for duplex and penthouses.
24 hour back-up for lighting in common areas, lifts, pumps and common amenities.



Water Conservation & Waste Management

Rain water harvesting scheme provided for recharging the ground water level.
Self sustained waste management system including Sewage Treatment Plant.



Lifts

Four fully automatic passengers lifts, two in each block, one stretcher lift in each block.



Security systems

Three level semi automatic security systems with CCTV cameras and access control cards for round the clock security service.
Video door phones for each flat.
CCTV cameras at entrance of security cabin and at each lobby.

N A M E S T H A T C O U N T



Manito Builders & Navami Builders - backed by a solid track record.

The people who created the dream.



M & N INFRASTRUCTURES

Manito Builders and Navami Builders have contributed immensely to the apartment culture in Bengaluru over the years. Both builders have quietly, yet successfully been building an unmatched reputation as Bengaluru's most dependable developers of luxury properties.

They have now come together to combine their expertise and bring a master piece to you Commanders' MN Orchid