

Peerless abode for  
the **joys of private luxuries**

disha  
**windsor**  
gardens

project by



Disha Dwellings Pvt. Ltd.





## EPITOME OF SPACE | PEACE | DISCOVERY ECLECTIC LIFESTYLE

For those who like their dwellings to include a good measure of natural quiet, urban indulgences and discreet privacy, here's a project that brings together all of the above and lots more Disha Windsor Gardens. Serenely placed close to the scenic splendour of Varthur Lake, the resplendent address offers an overwhelming interplay of stunning apartments, sublime amenities and spectacular views.

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# CONTEMPORARY ARCHITECTURAL AESTHETIC

FINESSE | FUNCTIONALITY | FEATURES

Spread over a sprawling 1.25 acres, boasting innumerable conveniences and sporting chic architectural style, Disha Windsor Gardens is an exceptionally charismatic gated enclave of 2/2.5/3/3.5 BHK stately apartments. Whether you have a penchant for high-end contemporary comfort or predilection for natural finery, it assures the ultimate living experience beyond expectations.



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## HIGHLIGHTS

- Spread over 1.25 acres
- 92 spacious luxury apartment in 2 blocks
- 2 BHK, 2.5 BHK, 3 BHK & 3.5 BHK flats ranging from 1026 sft. to 1839 sft.
- 100 % vaasthu compliant
- Guaranteeing "Occupancy Certificate" and an "A-Katha" for the apartment
- Situated in close proximity to Outer Ring Road & Varthur
- Club house with swimming pool
- Solar lighting
- Rain water harvesting
- Sewage treatment plant
- Car parking
- Intercom facility
- 24/7 Security



For a testimony to the fact that great third acts can be accomplished in inner space design, take a look at the Isometric View of the Disha Windsor Gardens' apartments. The intricately crafted geometrical lines create dazzling setting for sublime lifestyles. The sense of unity too is clearly evident in the perfect orchestration of space - flexibility in tune with today's lifestyle needs without compromising on continuity.

3 BHK | FLAT NO : A-101 ISOMETRIC VIEW



2 BHK | FLAT NO : A-103 ISOMETRIC VIEW



3 BHK | FLAT NO : B-105 ISOMETRIC VIEW



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# PERSONALISED FACILITIES

## TYPICAL FLOOR PLAN



AREA STATEMENT in sqft.

FLAT NO.	A-101	A-102	A-103	A-104	A-105	A-106	A-107	A-108	A-109	A-110	A-111	A-112
AREA	1271	1122	1087	1026	1026	1518	1575	1573	1458	1235	1281	1232
FLAT NO.	B-101	B-102	B-103	B-104	B-105	B-106	B-107	B-108	B-109	B-110	B-111	
AREA	1026	1118	1088	1510	1839	1727	1503	1305	1305	1305	1245	

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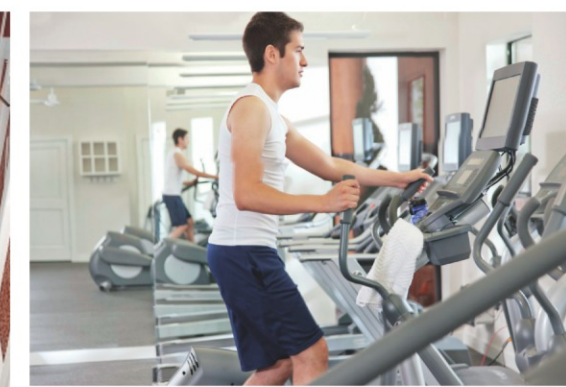


# LET REjuvenation RULE EVERYDAY LIFE

INVIGORATION | INSPIRATION | INTIMACY

The watchwords at the classy clubhouse of Disha Windsor Gardens are exhilaration of high order, inspiration for healthier lifestyle and exclusivity that comes wrapped in sheer privacy. So whenever you have leisure time at hand, you can simply indulge in a luxury amenity of your choice. What's more, the aura of natural splendour combined with lush landscaping enable a resort-like living experience.

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- Swimming pool with toddler's pool
- Children's play area
- Exclusive gymnasium
- Party hall
- Jogging track
- Senior citizens lounge
- Shuttle court

FEATURES



# ELEVATED TO NEW LEVELS

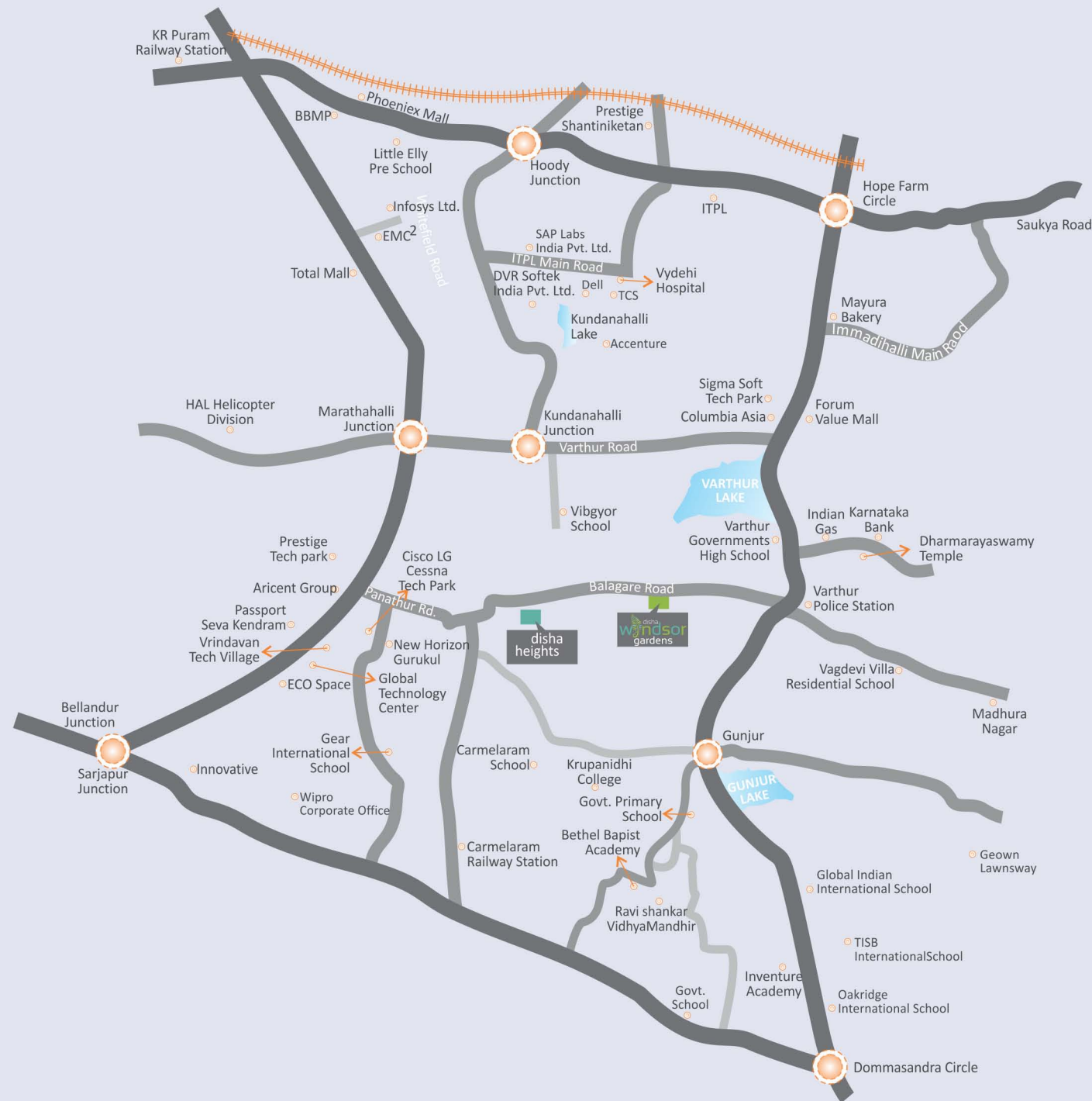


<b>STRUCTURE</b>	: RCC framed structure designed as per Seismic Zone II requirements
Super Structure	: Framed structure
Internal Walls	: 100mm / 4" inch solid cement concrete blocks
External Walls	: 150mm / 6" inch Solid cement concrete blocks
Roof slab	: Reinforced cement concrete / BB waterproofing with CC screed
Car parking	: Covered Car parking
<b>RAILING</b>	
Staircase	: MS hand rail
Balcony	: MS painted grills and MS pipe hand rail
<b>PLASTERING</b>	: All internal walls are smoothly plastered with lime rendering
<b>PAINTING</b>	: Interior walls with emulsion and external walls in exterior emulsion paints. Exterior weather coat cement based Paint.
<b>FLOORING</b>	: <ul style="list-style-type: none"><li>• Vitrified tiles of well reputed brand for the living, dining, kitchen and bedrooms</li><li>• Anti-Skid Ceramic tiles off well reputed brand for the Balcony, Utility and Toilets</li><li>• 4" inch Skirting to all rooms</li><li>• Granite flooring in common areas</li></ul>
<b>TOILET</b>	: <ul style="list-style-type: none"><li>• Ceramic glazed tiles dado up to 7 feet</li><li>• White colored (Parryware / Hindware make) sanitary ware in all toilets</li><li>• Hot and Cold mixer unit of Jaquar / Essess make wash basin in bedroom toilets and dinning</li><li>• Shower in toilets</li><li>• Provision of points for geyser and exhaust fan.</li><li>• Large sized toilet ventilators made of powder coated aluminum with glass.</li></ul>
<b>KITCHEN</b>	: <ul style="list-style-type: none"><li>• Granite Kitchen platform with stainless steel sink</li><li>• 2 feet dado above granite kitchen platform area in ceramic glazed tiles</li><li>• Provision for water purifier point in kitchen</li><li>• Provision for washing machine in utility area</li></ul>
<b>LIFT</b>	: <ul style="list-style-type: none"><li>• Total 4 No's Automatic Lifts Johnson, KONE or Equivalent.</li><li>• External lift walls with granite wall cladding</li></ul>
<b>DOORS AND WINDOWS</b>	: <ul style="list-style-type: none"><li>• Engineered Hard wood door frame for main door with BST shutters</li><li>• All bedroom doors with well Engineered hard wood frames and flush shutters enamel painted</li><li>• French wooden door-cum-window of Engineered hard wood shutters with MS safety grill and Enamel painted.</li><li>• Toilet and terrace doors will be hard wood frame and water resistant paint on the wet face.</li><li>• Wooden windows of Engineered Hard wood shutters fitted with clear glass, MS grill and enamel painted.</li></ul>
<b>ELECTRICAL</b>	: <ul style="list-style-type: none"><li>• TV point in living room and master bedroom</li><li>• Fire resistant electrical wires of Anchor / Roma or equivalent make in common areas</li><li>• Elegant modular electrical switches of Anchor or equivalent make for safety one Earth Leakage Circuit Breaker</li><li>• One Miniature Circuit Breaker (MCB) based main distribution box for each flat</li><li>• Telephone points in master bedroom and living room</li><li>• A/C power point in master bedroom</li></ul>
<b>SECURITY SYSTEMS</b>	: 24/7 security with intercom facility
<b>POWER / BACK UP GENERATOR</b>	: <ul style="list-style-type: none"><li>• BESCOM - Power</li><li>• Stand by generator for lights in common areas, lifts and pumps</li><li>• DG Back up for each apartment up to 1 KVA</li></ul>
<b>WATER</b>	: <ul style="list-style-type: none"><li>• 24 Hours uninterrupted water supply with sufficient source of bore well and corporation (on availability) water supply system synchronized with standard automation system</li><li>• Rain water harvesting system to recharge the water table.</li></ul>





## LOCATION MAP (not to scale)



# disha windsor gardens

Salubrious site for life  
**WALK-TO-WORK**  
**WONDERS OF NATURE**  
**WAY TO GO!**

### SITE HIGHLIGHTS

- A naturally endowed site that takes the weight off urban humdrum
- Many IT parks and offices of IT conglomerates in the vicinity
- Greenwood High International School and International School Bangalore in the neighbouring street
- Forum Value Mall, just a stroll away, while Bangalore Central a short drive away
- Many places of worship dot the neighbourhood
- Marathahalli Junction a few minutes away
- Daily needs stores, bakeries and eateries around the corner
- Bellandur Railway Station just about 1 km from site



**Disha Dwellings Pvt. Ltd.**

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