

www.yashaswinii.com



YASHASWINII BUILDER PRIVATE LIMITED

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A home that rises above the rest.





Mr Mahesh Gurajapalli, CMD, Yashaswinii Group of Companies.



A perfect home re-defined. Proven credentials. Ambitions addressed.

Home and hearth symbolize our business, spirit and philosophy. For the two are essential ingredients for any living environment. A design that begins in our mindset, reflects in our approach and expresses itself in the “enabling experiences” of the spaces we create. Yashaswinii Builder Private Limited presents Yashaswanii Meadows - a landmark project - on Byrathi Hennur Main Road (Bengaluru International Airport Road) - that actually benchmarks perfectionism in creation of living spaces, and, in the process, the real estate domain in Bangalore. A residential perfection ideated to cater to the needs of discerning NRI community.

Guiding the strengths of the enterprise’s professional teams and their expertise from the front is the vision of the passionate and perfectionist Mr. Mahesh Gurajapalli, CMD, Yashaswinii Group of Companies.



@ Hebbal, Bangalore



@ Hennur Road, Bangalore



View life at its grandest.

As living patterns change in concurrence with global socio-economic developments, there is a paradigm shift in the way people live. The pressures of living in an insecure world make it indispensable to have a place that evokes warmth and a sense of security. Presenting a pleasant solution to the current situation is Yashaswinii Meadows, a uniquely different ensemble, distinct from the routinely boastful ! A refreshingly novel architectural statement, Yashaswinii Meadows is a carefully planned residential destination keeping in view the emerging trends and the “S” factor - space, sophistication, service and sensibility for all. A refinement of innovation, intelligence in design and inspiring aesthetics evoke a hidden admiration.

Yashaswinii Meadows is, probably, one of the most privileged ventures in town which is why it carries the aura of a divine guiding light and a luminary leadership.

The project has the blessings of Sri Sri Thiru Prabhu Swamiji, Director of ISKCON, Bengaluru, to be a place of grace and peace for its residents.



Wake up to the joys of rejuvenating mornings everyday.

Design is a true fine art at Yashaswinii Group which is exemplified at Yashaswinii Meadows. Each floor is methodically spaced out to enable congestion-free movement. Each flat is meticulously crafted with a blend of modern and traditional design tenets, to weave in a futuristic design, yet in strict adherence to principles of Vaastu. You've got to get in to experience it.





Powered by Sun !

A yearning at Yashaswinii to render its projects future-ready, makes it explore non-conventional energy sources for the benefit of residents and society. Capitalising on solar energy as an alternative source of power is a step ahead in this direction.

Listen to the symphony of nature around you.

Green is the buzzword today, and it has to be the future, for sustainable living. A socially responsible enterprise that Yashaswinii is, the green component is considered as vital as any other structural element. A testimony to this is the sprawling one-acre site with a decent mix and match of diligently planned 2/3 BHK apartments, ranging from 1350 sft to 2300 sft, on a multi storeyed establishment keeping a substantial stretch for greenery. It is therefore a posh, plush and lush landscaping at Yashaswinii Meadows.



Here, every day is full of bliss and life is meaningful.

In demanding times like today's, no standard size or shape fits into the requirement of a discerning user. At Yashaswinii, we understand this mindscape well, which is why we provide for scalable design of space. This means that you can mix and match with one or more flat spaces into your choicest elevation and functionality, an expanded balcony in the front or rear.

Designed by our team of dedicated architects, Yashaswinii Meadows is a fine work of art, reflecting an unquenching passion to create unique homes, matching the demands of today's discerning buyer.

Each day at Yashaswinii Meadows begins vibrant, with full of energetic freshness. The warmth and freshness of the morning sun, greets and sets the tone for your bright day in and day out. It's all right here, off Hennur Road.







Club class living.

Yashaswinii Meadows is a phenomenon in itself; a convincing reflex to the most demanding global citizen. It is an asset and a prideful embellishment, to one's statement. You deserve it!!



Here, senses are heightened.













There is nothing like a refreshing dip in the crystal clear pool or spending a lazy afternoon at the jacuzzi. You could also head to the many indoor games or outdoor games like tennis, badminton and basket ball or simply catch up with neighbours at the Club House. For the fitness freak in you, there is the well-equipped gym and an all round jogging track.

Family celebrations and gettogethers will never be the same again with the multipurpose hall serving all your needs without you having to go far in search of suitable places.

There's so much to do here!!! So much more to experience.
Be it tiny-tots, elders or the fitness freaks.
There is something for everyone.



Amenities

-  Swimming pool
-  Multi-purpose hall
-  Well-equipped gym
-  Indoor games - Table tennis, pool, chess
-  Children's play area
-  Yoga and fitness centre with an open atrium on the terrace floor
-  All round jogging track
-  Round-the-clock security
-  Wi-fi-facility
-  Spacious and airy corridors
-  Unique entry element for every flat
-  2 lifts of reputed make



New Hennur. Gateway to wealth and prosperity.

Planned on a full one acre site, just about 400 metres from Hennur Main Road and off the **Kempegowda International Airport 6-track parallel highway**, Yashaswinii Meadows is conceived to be yet another exquisite model of living!

The Byrathi stretch on Hennur Main Road is arguably one of the fastest growing residential and corporate stretches of Bengaluru. Appealing with a strong pull is its easy access to almost all the basic and important needs:

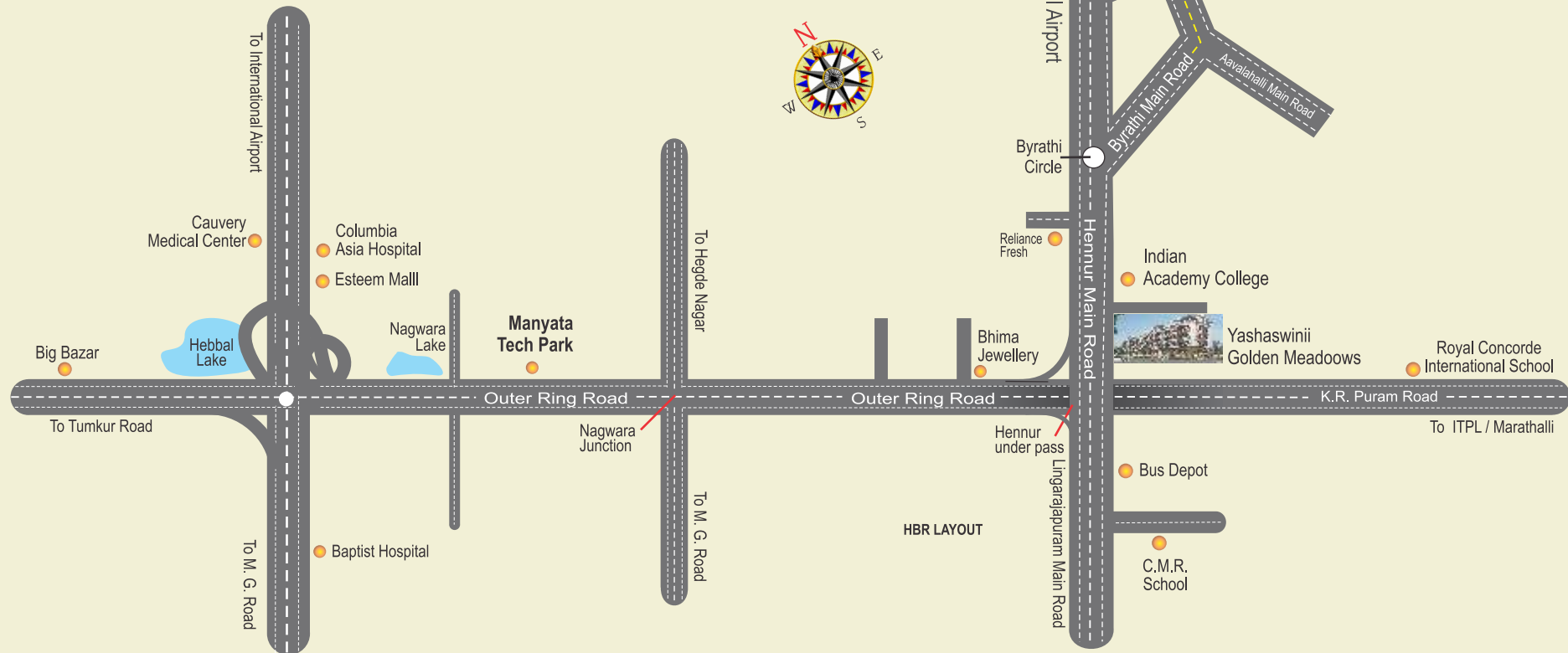
The Kempegowda International Airport is just a 15 minutes drive. MG Road, the heart of Bengaluru is just about 9 kms. It is surrounded by an environment of high-grade academia, classic villa-style status destinations and a slew of up-market establishments - all in the midst of multinational enterprises, imparting a cosmopolitan lifestyle to the locality. It is one of the safest stretches too, with round-the-clock vigil by law-enforcement agencies. Recreation and retail outlets are also nearby, fulfilling most common needs. With such a fanciful proximity to all modern amenities like education, transport, healthcare, professional pursuits and of course a safe and secure living, Yashaswinii Meadows makes for a pleasant destination for any home seeker's eyes.

- 3 Km to Manyatha Tech Park
- 5 Km to Hebbal Flyover
- 6 Km to KR Puram Railway Station
- 9 Km to M.G. Road
- 20 Km to International Airport

Distances from the project

Location Map

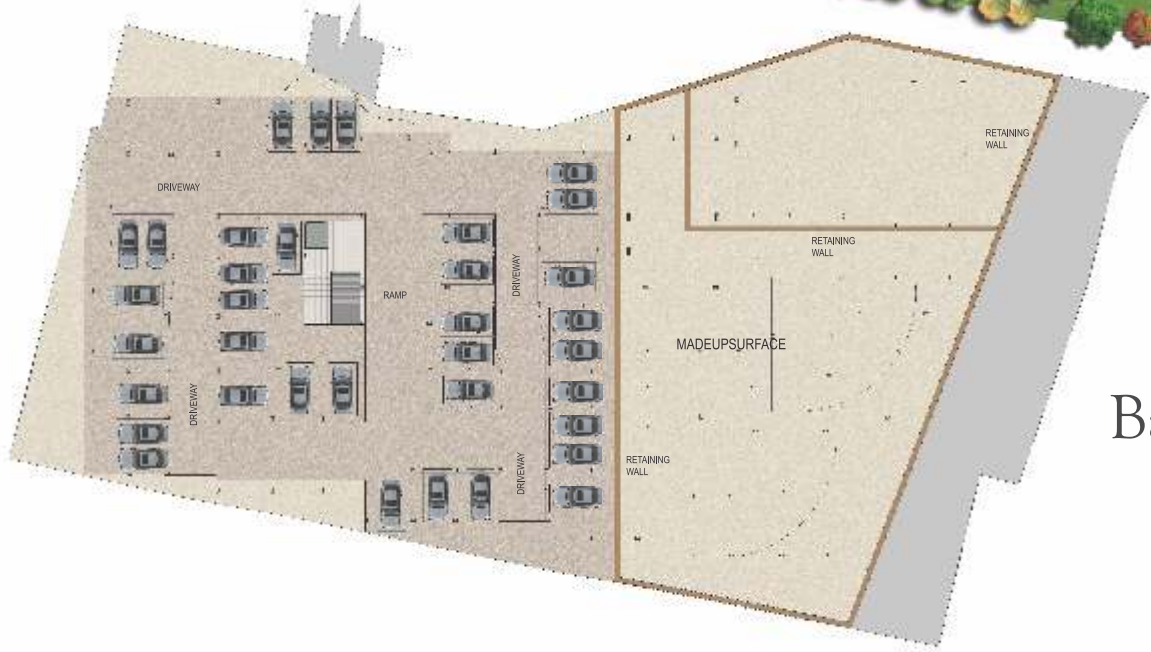
Not to scale



Car parking with amenities plan



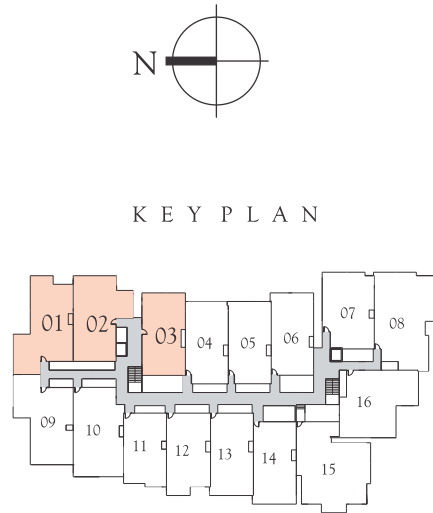
Basement Plan







TYPE -01
3 BHK | 1845 sqft.



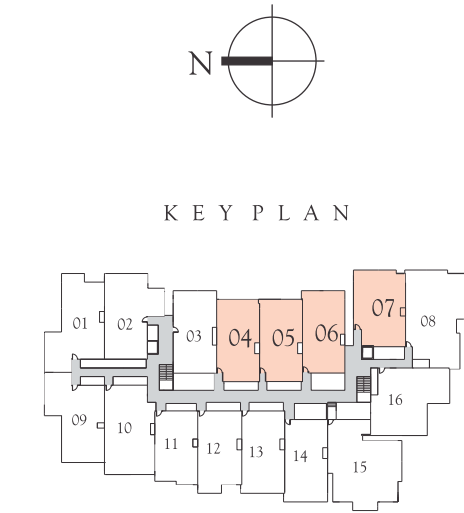
TYPE -02
3 BHK | 1795 sqft.



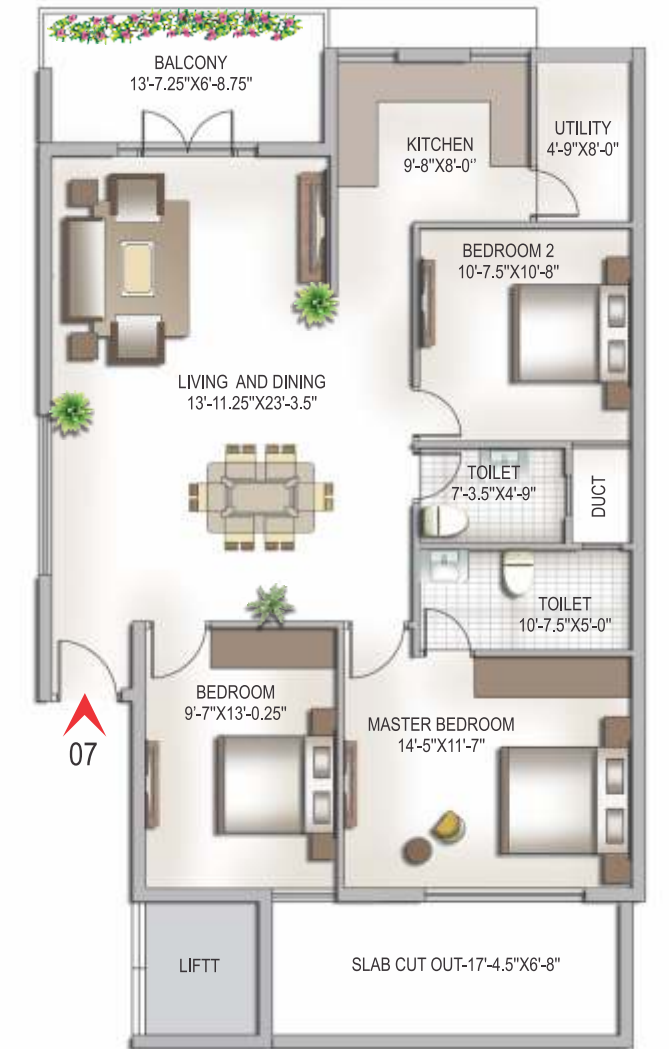
TYPE -03
2 BHK | 1502 sqft.



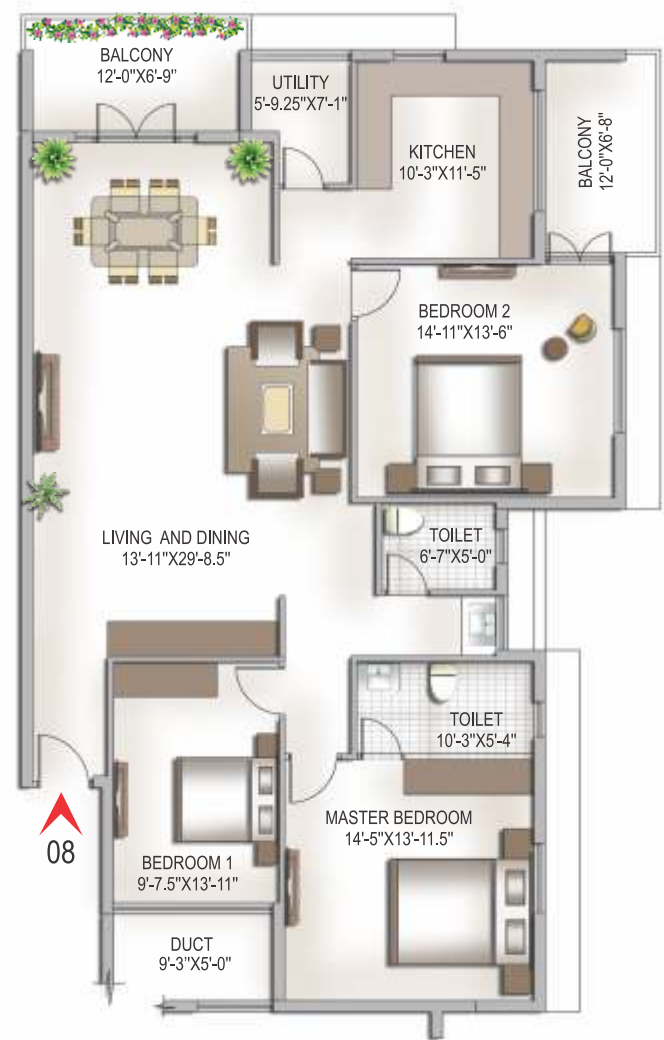
TYPE -04 & 05
2 BHK | 1479 sqft.



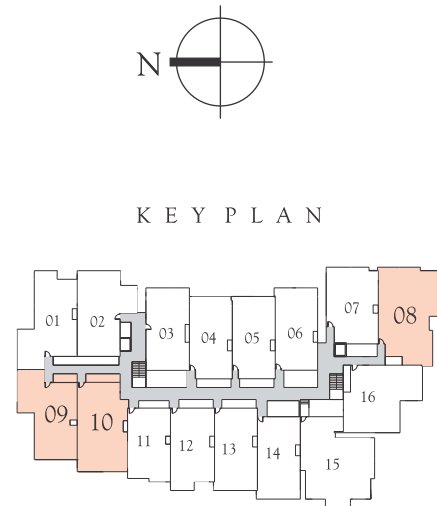
TYPE -06
2 BHK | 1490 sqft.



TYPE -07
3 BHK | 1639 sqft.



TYPE -08
3 BHK | 2283 sqft.



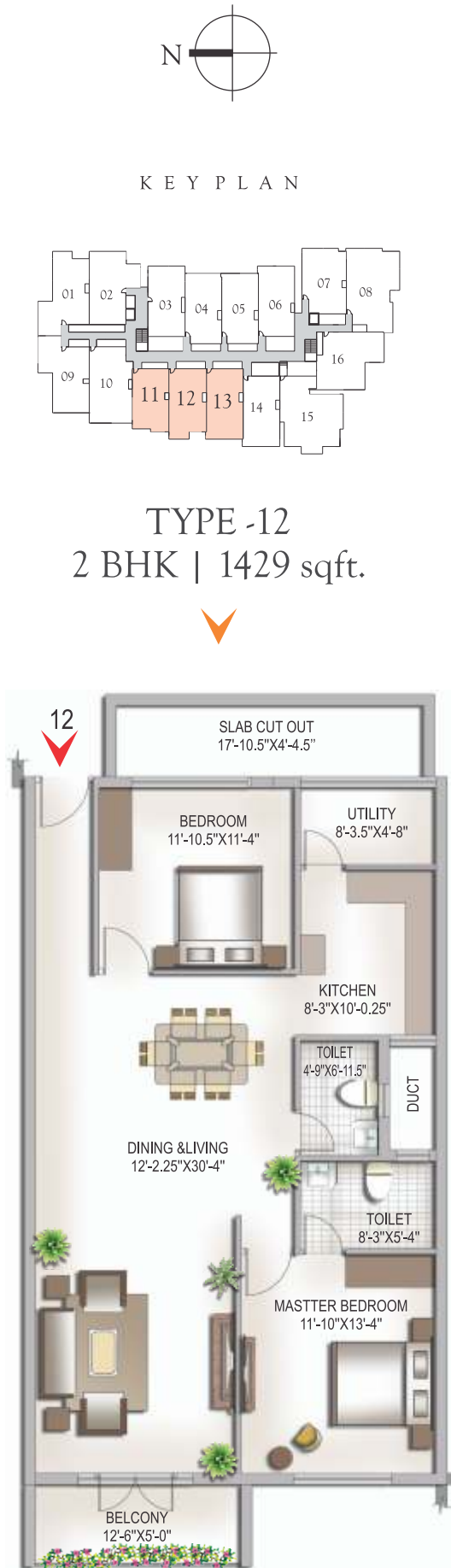
TYPE -09
3 BHK | 1825 sqft.



TYPE -10
2 BHK | 1854 sqft.



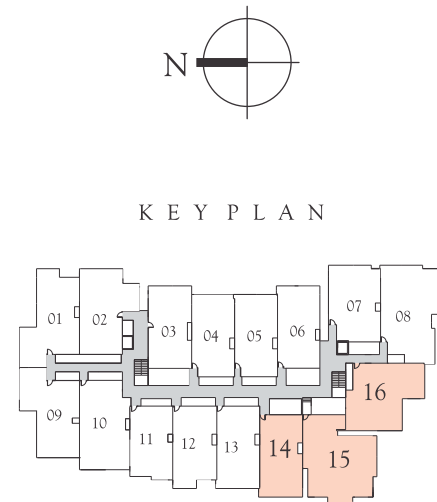
TYPE -11
1 BHK | 1321 sqft.



TYPE -13
2 BHK | 1499 sqft.



TYPE -14
2 BHK | 1508 sqft.



TYPE -15
3 BHK | 2344 sqft.



TYPE -16
3 BHK | 1892 sqft.



Understanding the
demands of
21st century living.

Each flat to have an entry element in terms
of a small entry trellis laced with climbers.

Facilities

- ◆ Wi-fi-connectivity
- ◆ 24/7 power back up
- ◆ Borewell facility
- ◆ Provision for laundry (optional)
- ◆ Provision for garbage chute at all floors
- ◆ Each flat to have a “well-spaced utility” to accommodate a dish washer, washing machine and space to dry clothes



Structure

RCC framed structure.

Super Structure: Solid cement concrete block for external walls internal walls.



Plastering

All internal and external walls with smooth plaster finish.



Painting

Hall, dining and living areas with putty finish and two coats of premier emulsion paint over a coat of primer. For other areas, two coats of Oil Bound Distemper over a coat of primer of Asian or equivalent make.

External walls with two coats of exterior Apex emulsion paint of Asian or equivalent make over a coat of primer.



Living Rooms

Contemporary design with abundant use of glass affords a pleasurable living experience.

Exquisite anodised aluminium windows invite fresh breeze into your living area offering you a perfect balance of light and air.



Bedroom

Designed to be chic, cosy and enjoyable, the bedrooms have wide windows leading to balconies. There is also provision for generous wardrobes, split AC, independent TV and telephone lines in master bedroom.



Kitchen

Provision for modular kitchen! A plush granite platform with designer ceramic / glazed tiles dado and a stainless steel sink that offers a perfect ambience to dish out delicacies. Exhaust fan point as a perfect accompaniment for modern-day cooking.

Dadoing: Glazed ceramic tiles dado upto 2'-0" height above kitchen platform.



Doors & Windows

Doors: Main door in teak frame with moulded Masonite skin flush door shutters of "Standard Doors" or equivalent make and internal doors in hard wood frame and flush door shutters of ISI grade.

Windows: Anodised aluminium windows.



Flooring

Hall, dining and bedrooms with vitrified tiles (2' x 2') with nano technology premium quality of reputed brand.

Marble/granite flooring in corridors and staircases. Anti-skid ceramic tiles of reputed make in toilets.



Electrical

Concealed copper wire of Finecab / Finolex / Havells or equivalent make in PVC conduits.

Modular switches: Havells / Legrand (Crabtree) or equivalent make.

TV and telephone points in living and master bedroom, AC power point in master bedroom and geyser point in all bathrooms.



Provision For Safety & Security (Optional)

A few reasons to feel totally secured and stay completely in control: Video door phone system in all apartments along with fire detection and protection.



Lifts

2 lifts of 10 passenger capacity of reputed brand.

