



YOUR NEST  
IN THE  
IT CORRIDOR!

REGALIA  
CROWN OF SARJAPUR

KEERTHI  
**Regalia**

OPP. WIPRO CORP. OFFICE, SARJAPUR ROAD.

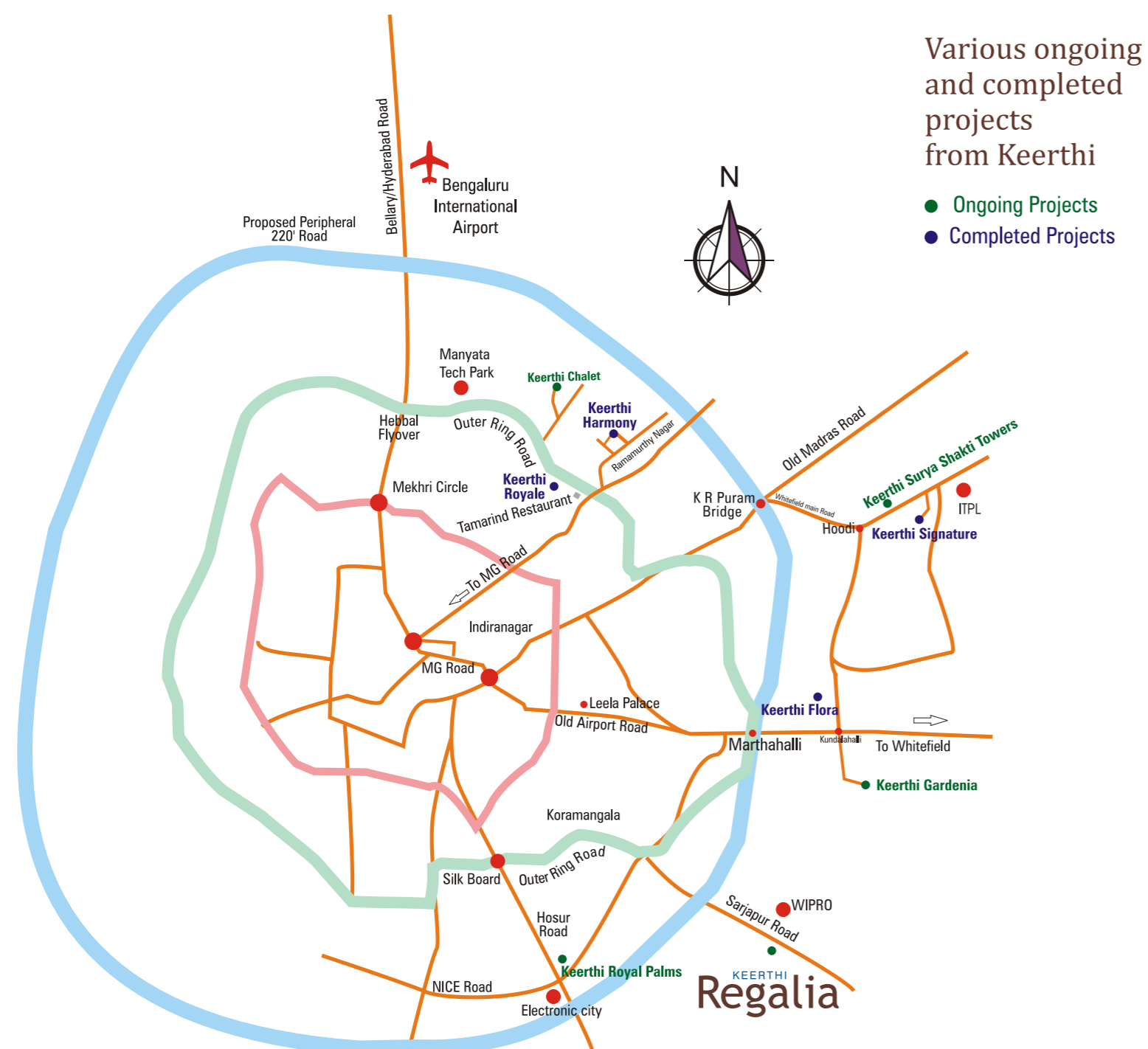


# KEERTHI Regalia

OPP. WIPRO CORP. OFFICE, SARJAPUR ROAD.

**Keerthi Regalia,  
the perfect home has arrived.**

Keerthi Regalia majestically towers above the rest. With 18 floors of quality living space and a choice of 2 BHK + Study and 3BHK homes, it presents itself as the perfect city home with an amazing panoramic view. At Keerthi Regalia, life blossoms in diverse ways making every day a pleasure to stride through. Simply soak in the comforts of your home as it also connects you to the rest of the city. Make life a breezy experience as you juggle work, personal life, leisure and entertainment. Even your kids will enjoy the proximity that the project offers. A landmark address, your home on the prominent IT belt of Sarjapur Road is truly a crown in the vicinity. Come experience Regalia that redefines luxury living in the new age of bits and bytes!



Various ongoing and completed projects from Keerthi

- Ongoing Projects
- Completed Projects



KEERTHI REGALIA LOCATION MAP

\*Map not to scale

# KEERTHI Regalia

OPP. WIPRO CORP. OFFICE, SARJAPUR ROAD.

## The location grabs your attention!

Yes! It is a one-of-a-kind location that is right opposite Wipro Headquarters on the Sarjapur road. The area significantly features on the IT map of Bengaluru while a host of office spaces and other residential spaces are sprouting up in and around the prestigious location. The rapid developments augur well for a vibrant future. And a home in the area will fetch you immense satisfaction in terms of lifestyle and investment. Move in, move up is the mantra out here!

### LOCATION ADVANTAGES

- Immediately Opposite Wipro Corporate Head Office
- At The Fastest Developing Suburb of Bengaluru
- Easy access to the IT/ITES growth corridor hubs of Bengaluru, which include - Cessna Business Park, Salarpuria Touch Stone, Vrindavan Tech Village, Intel, Global Technology Park, Accenture, Eco Space Business Park, Salarpuria Soft Zone, Prestige JP Morgan - To name a few.

### EXCELLENT CONNECTIVITY TO

- Electronic City
- Whitefield / EPIP / ITPB
- Just 2 Kms from Marathahalli – Sarjapur Road
- Developed Vicinities - HSR Layout and Koramangala, just a stone's throw away
- Signal Free corridor from Hebbal to Silk Board junction, has improved connectivity considerably

### CLOSE TO PROPOSED PROJECTS

- Satellite Town Ring Road (STRR)
- Azim Premji University
- 300 Acres Infosys Campus at Sarjapur Town

### NEARBY SHOPPING CENTRES

- Total Mall
- Spencer's Hyper Market
- Nilgiris
- M K Ahmed Departmental Store

### HEALTH CARE

- St. Johns Hospital
- Sri Satya Sai Hospital
- VIMS Hospital
- Lake View Hospital

### HOSPITALITY

- Novotel
- IBIS
- Double Tree by Hilton
- Keys Hotel
- Crowne Plaza
- Park Plaza

### EDUCATIONAL INSTITUTES

- VIBGYOR School
- National Institute of Fashion Technology, NIFT
- Delhi Public School
- Indus International School
- Inventure Academy
- Harvest International School
- The International School Bangalore, TISB
- Oxford Institute
- Mata Amrutamai Engineering College
- Sports Academy- SPT Sports Academy, SPT Football Academy, SPT Charu Sharma Cricket Academy, J Arun Kumar Cricket Academy



Regalia not only offers you and your family a home in the sky with an amazing panoramic view, but also a home in a gated community, with a host of amenities that are on par with the best of international standards of living.

Check out the well-thought out list of amenities that can take your lifestyle to the next level!

**Amenities  
galore!  
Unstoppable fun!**

Regale in the delightful array of end-to-end amenities. Planned as a holistic gated community, Keerthi Regalia offers a lifestyle on par with the global standards of living. The well-thought out amenities inspire you to live life on your terms. Check out how well-loaded your future home is!

**KEERTHI  
Regalia**

OPP. WIPRO CORP. OFFICE, SARJAPUR ROAD.

## Clubhouse



### INDOOR

- Clubhouse
- Well Equipped Gym
- Multi Purpose Hall
- Billiards
- Carrom and Chess
- Table Tennis

### OUTDOOR

- Swimming Pool
- Jogging Track
- Skating Rink
- Children's Play Area
- Basket Ball Ring
- Badminton Court
- Open Air Theatre



- 1 Entry / Exit
- 2 Driveway all around
- 3 Entrance Plaza
- 4 Water Cascade
- 5 Basket Ball Ring
- 6 Open Air Theatre
- 7 Swimming Pool
- 8 Toddlers Pool
- 9 Shuttle Court
- 10 Senior Citizen Lounge
- 11 Tot-Lot
- 12 Skating Rink
- 13 Jogging Track
- 14 Visitors Parking
- 15 Transformer Yard

# Master Plan



# Typical Floor Plan

# KEERTHI Regalia

OPP. WIPRO CORP. OFFICE, SARJAPUR ROAD.



## A Well-finished Home from Keerthi! Start Living!



### SPECIFICATIONS:

- STRUCTURE** : RCC framed structure with necessary footings and beams with cement block masonry and cement plastering.
- FLOORING** : Wooden flooring in master bedroom and Vitrified tiles in living, dining, kitchen and other bedrooms. Anti – skid ceramic tiles in bathrooms and balconies.
- DOORS** : Teak wood frames with masonite shutters for main door and bedrooms. Flush shutters for toilets.
- WINDOWS** : Aluminium 3track window with safety grills.
- TOILETS** : Ceramic glazed tiles dado up to 7'-0" height, wash basin in master bed bathroom with polished granite counter top. Good quality vitreous ceramic ware for water closets and wash basins. Chromium plated fitting of Jaquar make or equivalent.
- KITCHEN** : Polished granite Platform with stainless steel sink and drain board, dado up to 2 feet height in ceramic tiles.
- PAINTING** : Inner walls with plastic emulsion and outer walls with acrylic paint.
- ELECTRICAL** : Copper wires of Anchor make in concealed conduits with suitable points for power and lighting with modular switches. TV and telephone points in living room and master bedroom and AC Points in bedrooms.
- WATER SUPPLY** : Ample water supply through BWSSB and borewell. Underground and overhead tank of suitable capacity.
- POWER BACK-UP** : 2 KVA for each flat and additional Back-up for common lighting, pumps and lifts.
- LIFT** : Standard make of passenger cum service (Automatic).
- GENERAL** :  
1. Water Treatment Plant.  
2. Sewerage Treatment Plant.  
3. Rain Water Harvesting.  
4. Solar Power for Street Lamps all around the Building.



The art of creating sensible living spaces...  
in Bengaluru and Hyderabad.

Founded in 1990, Keerthi Estates with a humble and committed beginning has grown by leaps and bounds over the years. Keerthi has had monumental success, constructing innovative residential and commercial spaces in Hyderabad and Bengaluru. Having constructed over 4 million sq. ft. of residential space, housing 3000 Happy Families, Keerthi continues to surge ahead (with 2.8 million sq. ft. on the drawing board) with integrity, team - work and ethical business practices. With a focus and commitment to customer satisfaction of the highest level, Keerthi today is among the top developers of Bengaluru and Hyderabad.

Other prestigious ventures by Keerthi

Keerthi  
**ROYAL PALMS**  
Before Electronic City,  
Next to BMW showroom, Hosur Road,  
Bengaluru

2,3 & 4 BHK Apts

Keerthi  
*Richmond Villas*  
Near Glendale Academy, APPA Junction,  
Hyderabad.

Luxurious Villas

Keerthi  
**Gardenia**  
Thubarahalli, Whitefield, Bengaluru.

2 & 3 BHK Apts

Keerthi  
**Chalet**  
Amidst peace & tranquility  
Horamavu, Bengaluru.

2+Study & 3 BHK Apts

Keerthi  
*Signature*  
Hoodi, ITPL Road, Whitefield, Bengaluru

2, 2+Study & 3 BHK Apts

Keerthi-Surya Shakti Towers  
Hoodi, ITPL Road, Whitefield

2 & 3 BHK Apts



PROMOTED & DEVELOPED BY



## Keerthi Estates Pvt. Ltd.

### Site Address:

Survey No. 59, Doddakannahalli Village,  
Opp. Wipro Corp. Office, Sarjapur Road,  
Bengaluru – 560035

Call: +91-80-6536 3600, 6536 3601

Email: [regalia@oystersrealassets.com](mailto:regalia@oystersrealassets.com)

### Branch Office:

G-1, Keerthi Ornatta,  
CV Raman Nagar Main Road,  
Nagavarapalya, Bengaluru – 560093.

### Corporate Office:

8-2-120/86/1, 4 th Floor,  
Keerthi Pride Towers, Road No. 2,  
Banjara Hills, Hyderabad – 500034.

[www.keerthiestates.in](http://www.keerthiestates.in)

Sole Marketing Agency:



Architects:  
Aslam Architects & Interior Designers Pvt Ltd

Structural Engineers: Sysplan Associates.