



DEVAGIRI
OPAL
2 & 3 BHK LUXURY APARTMENTS

EVERY **HOUSE** IS SPECIAL
WE BUILD WITH PRIDE



DEVAGIRI OPAL

2 & 3 BHK LUXURY APARTMENTS

EXPERIENCE
PAMPERING
FROM
THE TIME
YOU ENTER.

*Elegantly designed
entrance to welcome you.*

DEVAGIRI OPAL

Devagiri Opal is a masterpiece, created to reflect your aspirations and stature. Luxurious, comfortable, serene and well connected. At Devagiri Opal we're taken contemporary living to a whole new level, providing an environment that's perfectly suited to the modern, family lifestyle.



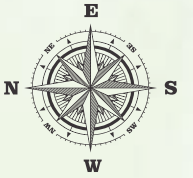
IF YOUR APARTMENTS WAS YOUR BEST FRIEND,
THIS IS WHAT IT WOULD LOOK LIKE.

“Devagiri Projects’ is being promoted & well managed by highly professional experts in the construction industry since about 10 years. We are well known for the TRUST in the industry it’s an organization where quality meets excellence, technology meets aesthetics and passion meets perfection. The service we provide are developed through a diligent approach, while encouraging innovation and timely execution. We adhere to the highest standard of customer service and ethics and preserve their promise in delivering services.

WE BELIEVE IN THE POWER OF BUILDING DREAMS

DEVAGIRI
OPAL
2 & 3 BHK LUXURY APARTMENTS





KEY PLAN

DEVAGIRI
OPAL
2 & 3 BHK LUXURY APARTMENTS

LEGENDS

- | | | | |
|---------------------|--------------------------|----------------------------|------------------|
| 1 Entry/Exit Gate | 11 Game wall | 21 Aroma garden | 31 Floral garden |
| 2 Security room | 12 Climbing wall | 22 Spice garden | 32 TC Yard |
| 3 Entry lawn | 13 Sand play area | 23 Swimming pool | 33 Lotus pond |
| 4 Rose garden | 14 Cricket pitch | 24 Changing room | |
| 5 Jogging track | 15 Totlot on lawn | 25 Gym | |
| 6 Seating area | 16 Informal seating lawn | 26 Indoor games | |
| 7 Basket ball court | 17 Kid's play area | 27 Yoga room | |
| 8 Shuttle court | 18 Hop scotch | 28 Multipurpose party hall | |
| 9 Badminton court | 19 Youth corner | 29 Giant ludo | |
| 10 Elders park | 20 Herbal garden | 30 Herbal garden | |



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WING-1 AREA STATEMENT IN SFT

FLAT #	01	02	03	04	05	06
SB-AREA	1585 SFT	1660 SFT	1260 SFT	1630 SFT	1595 SFT	1650 SFT
FACING	WEST	NORTH	EAST	EAST	EAST	EAST
BHK	3 BHK	3 BHK	2 BHK	3 BHK	3 BHK	3 BHK



WING-2

AREA STATEMENT IN SFT - TYPICAL FLOOR PLAN

FLAT #	11	12	13	14	15	16	17	18	19
SB-AREA	1360 SFT	1360 SFT	1395 SFT	1425 SFT	1410 SFT	1755 SFT	1580 SFT	1545 SFT	1230 SFT
FACING	NORTH	NORTH	NORTH	NORTH	NORTH	EAST	WEST	WEST	EAST
BHK	3 BHK	3 BHK	3 BHK	3 BHK	3 BHK	3 BHK	3 BHK	3 BHK	2 BHK



WING-2

AREA STATEMENT IN SFT - TYPICAL FLOOR PLAN

FLAT #	07	08	09	10	20	21
SB-AREA	1430 SFT	1155 SFT	1570 SFT	1360 SFT	1200 SFT	1430 SFT
FACING	WEST	NORTH	NORTH	NORTH	EAST	EAST
BHK	3 BHK	2 BHK	3 BHK	3 BHK	2 BHK	3 BHK

WING-3

AREA STATEMENT IN SFT - TYPICAL FLOOR PLAN

FLAT #	26	27	28	29	30	31	32
SB-AREA	1195 SFT	1195 SFT	1395 SFT	1390 SFT	1370 SFT	1430 SFT	1155 SFT
FACING	EAST	EAST	NORTH	EAST	EAST	WEST	NORTH
BHK	2 BHK	2 BHK	3 BHK	3 BHK	3 BHK	3 BHK	2 BHK



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WING-3

AREA STATEMENT IN SFT - TYPICAL FLOOR PLAN

FLAT #	22	23	24	25	33	34
SB-AREA	1430 SFT	1155 SFT	1495 SFT	1195 SFT	1460 SFT	1430 SFT
FACING	WEST	NORTH	NORTH	EAST	EAST	EAST
BHK	3 BHK	2 BHK	3 BHK	2 BHK	3 BHK	3 BHK





WING-4

AREA STATEMENT IN SFT - TYPICAL FLOOR PLAN

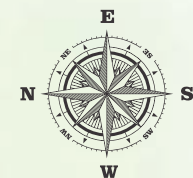
FLAT #	35	36	37	38	45	46
SB-AREA	1415 SFT	1125 SFT	1530 SFT	1200 SFT	1110 SFT	1110 SFT
FACING	WEST	NORTH	NORTH	EAST	EAST	EAST
BHK	3 BHK	2 BHK	3 BHK	2 BHK	2 BHK	2 BHK



WING-4
AREA STATEMENT IN SFT - TYPICAL FLOOR PLAN

FLAT #	39	40	41	42	43	44
SB-AREA	1200 SFT	1450 SFT	1425 SFT	1240 SFT	1145 SFT	1220 SFT
FACING	EAST	EAST	EAST	EAST	WEST	NORTH
BHK	2 BHK	3 BHK	3 BHK	2 BHK	2 BHK	2 BHK





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WING-5

AREA STATEMENT IN SFT - TYPICAL FLOOR PLAN

FLAT #	47	48	49	50	51	52	53
SBA-ARA	1465 SFT	1400 SFT	1400 SFT	1400 SFT	1465 SFT	1165 SFT	1440 SFT
FACING	WEST	WEST	WEST	WEST	WEST	EAST	EAST
BHK	3 BHK	3 BHK	3 BHK	3BHK	3 BHK	2 BHK	3 BHK

WING-5

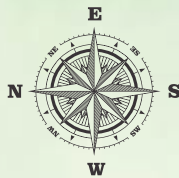
AREA STATEMENT IN SFT - TYPICAL FLOOR PLAN

FLAT #	54	55	56	57	58	59
SBA-ARA	1640 SFT	1105 SFT	1105 SFT	1595 SFT	1460 SFT	1580 SFT
FACING	EAST	EAST	EAST	EAST	EAST	EAST
BHK	3 BHK	2 BHK	2 BHK	3 BHK	3 BHK	3 BHK



WING-6
AREA STATEMENT IN SFT - TYPICAL FLOOR PLAN

FLAT #	60	61	62	63	64	65	66	67
SB-AREA	1400 SFT	1150 SFT	1450 SFT	1195 SFT	1440 SFT	1510 SFT	1160 SFT	1535 SFT
FACING	WEST	NORTH	NORTH	EAST	EAST	EAST	EAST	EAST
BHK	3 BHK	2 BHK	3 BHK	2 BHK	3 BHK	3 BHK	2 BHK	3 BHK



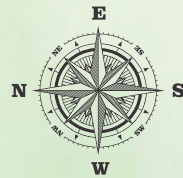
WING-7
AREA STATEMENT IN SFT - TYPICAL FLOOR PLAN

FLAT #	68	69	70	71	72	73	74	75	76
SB-AREA	1540 SFT	1220 SFT	1175 SFT	1465 SFT	1400 SFT	1655 SFT	1530 SFT	1390 SFT	1545 SFT
FACING	WEST	NORTH	NORTH	WEST	EAST	EAST	EAST	EAST	EAST
BHK	3 BHK	2 BHK	2 BHK	3 BHK	3 BHK	3 BHK	3 BHK	3 BHK	3 BHK



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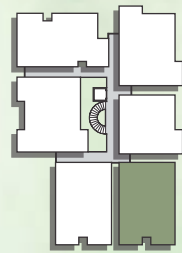
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WING-8 AREA STATEMENT IN SFT

FLAT #	77	78	79	80	81	82	83	84
SB-AREA	1400 SFT	1150 SFT	1440 SFT	1360 SFT	1680 SFT	1670 SFT	1450 SFT	1530 SFT
FACING	WEST	NORTH	NORTH	NORTH	EAST	EAST	EAST	EAST
BHK	3 BHK	2 BHK	3 BHK	3 BHK	3 BHK	3 BHK	3 BHK	3 BHK





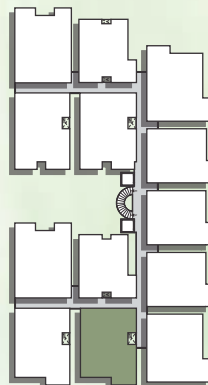
WING-1
UNIT # 004, 104, 204 & 304
 SBA-1630 SFT
 EAST FACING - 3 BHK

A	LIVING	16'3"X12'0"
B	DINING	12'9"X10'0"
C	KITCHEN	8'0"X12'0"
D	M.BEDROOM	12'0"X11'0"
E	A-TOILET	8'3"X4'6"
F	BEDROOM-1	11'6"X11'0"
G	A-TOILET	4'6"X7'6"
H	BEDROOM-2	11'6"X10'0"
I	C-TOILET	8'6"X4'6"
J	BALCONY	10'6"X4'0"
K	BALCONY	12'9"X4'0"
L	BALCONY	12'3"X4'0"
M	UTILITY	12'0"X4'0"



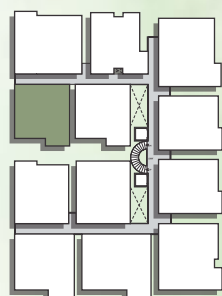
WING-2
UNIT # 012, 112, 212 & 312
 SBA-1360 SFT
 NORTH FACING - 3 BHK

A	LIVING/DINING	24'6"X11'6"
B	KITCHEN	8'0"X11'0"
C	M.BEDROOM	12'0"X11'0"
D	A-TOILET	4'6"X7'3"
E	BEDROOM-1	11'6"X11'0"
F	C-TOILET	4'6"X7'3"
G	BEDROOM-2	11'6"X11'0"
H	BALCONY	11'6"X4'0"
I	BALCONY	11'9"X4'0"
J	UTILITY	11'0"X4'0"



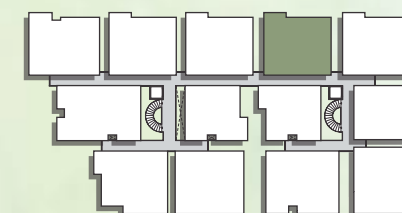
WING-3
UNIT # 029, 129, 229 & 329
 SBA-1390 SFT
 EAST FACING - 3 BHK

A	LIVING	15'9"X12'0"
B	DINING	12'9"X9'0"
C	KITCHEN	8'0"X9'0"
D	M.BEDROOM	12'6"X12'0"
E	A-TOILET	4'6"X8'3"
F	BEDROOM-1	11'0"X12'0"
G	C-TOILET	9'6"X4'6"
H	BEDROOM-2	11'0"X11'0"
I	BALCONY	12'9"X4'0"
J	UTILITY	12'6"X4'0"



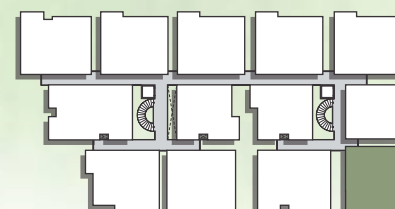
WING-4
UNIT # 046, 146, 246 & 346
 SBA-1110 SFT
 EAST FACING - 2 BHK

A	LIVING	15'9"X11'6"
B	DINING	12'9"X8'0"
C	KITCHEN	8'0"X8'0"
D	M.BEDROOM	12'0"X11'0"
E	A-TOILET	4'6"X7'3"
F	BEDROOM	11'0"X11'0"
G	C-TOILET	8'0"X4'6"
H	BALCONY	8'3"X4'0"
I	BALCONY	12'9"X4'0"
J	UTILITY	8'0"X4'0"



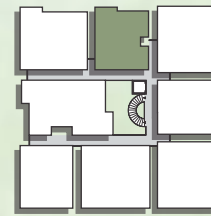
WING-5
UNIT # 050, 150, 250 & 350
 SBA-1400 SFT
 WEST FACING - 3 BHK

A	LIVING/DINING	11'6"X25'6"
B	KITCHEN	11'6"X8'6"
C	M.BEDROOM	11'6"X12'0"
D	A-TOILET	8'0"X4'6"
E	BEDROOM-1	11'0"X12'0"
F	C-TOILET	7'3"X4'6"
G	BEDROOM-2	11'0"X11'0"
H	BALCONY	11'6"X4'0"
I	BALCONY	11'9"X4'0"
J	UTILITY	10'9"X4'0"



WING-5
UNIT # 053, 153, 253 & 353
 SBA-1440 SFT
 EAST FACING - 3 BHK

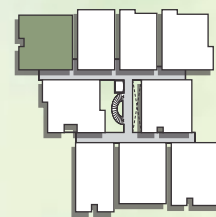
A	LIVING	16'3"X11'6"	G	C-TOILET	4'6"X7'6"
B	DINING	14'9"X8'6"	H	BEDROOM-2	11'6"X11'0"
C	KITCHEN	10'0"X9'0"	I	BALCONY	9'3"X4'0"
D	M.BEDROOM	12'0"X11'0"	J	BALCONY	11'9"X4'0"
E	A-TOILET	10'3"X4'6"	K	UTILITY	9'6"X4'0"
F	BEDROOM-1	11'6"X11'0"			



WING-6
UNIT # 061, 161, 261 & 361
 SBA-1150 SFT
 NORTH FACING - 2 BHK

A	LIVING	16'0"X12'0"
B	DINING	8'0"X9'0"
C	KITCHEN	8'0"X9'0"
D	M.BEDROOM	11'3"X12'0"
E	A-TOILET	7'0"X4'6"
F	BEDROOM	11'0"X11'0"
G	C-TOILET	7'6"X4'6"
H	BALCONY	8'3"X4'0"
I	BALCONY	11'9"X4'0"
J	UTILITY	8'0"X4'0"

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WING-7
UNIT # 068, 168, 268 & 3680
 SBA-1540 SFT
 WEST FACING - 3 BHK

A	LIVING	12'9"X16'9"
B	DINING	8'0"X8'6"
C	KITCHEN	12'0"X8'0"
D	M.BEDROOM	12'0"X12'0"
E	A-TOILET	8'3"X4'6"
F	BEDROOM-2	11'0"X12'0"
G	A-TOILET	4'6"X12'0"
H	BEDROOM-1	11'0"X12'0"
I	C-TOILET	7'6"X4'6"
J	BALCONY	8'0"X4'0"
K	BALCONY	12'9"X4'0"
L	BALCONY	12'9"X4'0"
M	UTILITY	12'0"X4'0"







FRAMED STRUCTURE:
R.C.C frame structures.

SUPER STRUCTURE:
6" Solid blocks for external walls,
4" Solid blocks for internal walls,
No common walls.



FLOORING:
Vitrified flooring for living,
bedrooms & kitchen,
antiskid tiles for the
bathrooms and balconies,
cement flooring in the stilt.

DADOOING:
7' height dadooing glazed tiles in toilet.



BOREWELL:
Sufficient Borewell for
permanent water
supply along with
sump tank
and over head tank.



INTERNAL WALLS:
Internal walls will be plastered with
cement/zypsum with mortar finish.

EXTERNAL WALLS:
External walls will be plastered with
cement mortar, finished rough with
sponge finish.



DOORS & WINDOWS:
Main Door - Teak wood door and
other doors having
Sal wood frames and skin doors and
UPVC sliding windows.



PAINTING:
Premium Emulsion for
internal walls and ceiling,
external walls are with
Apex paint.



TOILET:
EWC in each toilet-
Hindware or equaling,
one Wash basin
Hindware or equaling
in each toilet.
Jaguar or equaling
CP bathroom fittings.



ELECTRICAL:
Concealed copper wires of
Great-white or equaling.
Suitable light, fan, exhaust fan,
T.V and other electrical points
as may be needed.
One separate meter for every unit.



LIFTS:
The Building will be provided with
12 Nos. sufficient lifts with
08 passenger capacity.



KITCHEN:
provision for Exhaust Fan.



GENERATOR:
0.5 KVA Power back-up to
each apartment,
Additional power back-up for lift,
water pumps and
common area lightings.



SECURITY:
CCTV Camera surveillance.
Every house will be connected to
security office through
intercom phone.

PARKING
Covered Car parking.



IMMACULATE DESIGN COUPLED WITH FIRST-CLASS AMENITIES.

- Children's play area
- Swimming pool with toddlers pool
- Pool seating
- Drive way
- Gymnasium
- Indoor games
- Multipurpose party hall
- Cycling/Jogging track
- Sitting area
- Half basket ball court
- Shuttle court
- Badminton court
- Elders park
- Game wall
- Climbing wall
- Cricket practice pitch
- Hop scotch
- Herbal garden
- Floral garden
- Aroma garden
- Spice garden
- Giant ludo
- Yoga Room
- CCTV Camera Surveillance
- Exclusive Covered Car Parking
- Intercom facility
- Fire safety extinguisher
- All round compound wall
- 24 hours power back-up
- Sewage treatment plant (STP)
- Rain water harvesting
- Internet/Wi-Fi Connectivity
- DTH Television Facility
- Elevator for 8 Passenger capacity
- 8 Wings 12 Lifts





Neighbours...

SCHOOLS

National Public School	- 1.6 Kms
PNC Cognitio School	- 1.3 Kms
Mount Litera Zee School	- 1.2 Kms
Orchids International School	- 1.2 Kms
Valistus International school	- 4.4 Kms
Lake Montfort School	- 2.9 Kms
Chrysalis High	- 6.3 Kms
Ujjval world School	- 4.6 Kms
Vibgyor School	- 8.6 Kms
Jain Heritage School	- 7.0 Kms

COLLEGES

Pragathi PU College	- 3.9 Kms
MVJ PU College	- 7.0 Kms
SEA College	- 3.4 Kms

IT PARKS

ITPL	- 4.0 Kms
Prestige Shantiniketan	- 5.5 Kms
Prestige Technostar	- 6.6 Kms
TCS	- 6.0 Kms
SAP LABS	- 5.9 Kms
Accenture	- 8.4 Kms
Bagamane IT Park	- 13.4 Kms

MALLS & MARKETS

Nexus Shantiketan Mall	- 4.8 Kms
Phoenix Marketcity Mall	- 6.4 Kms
Inorbit Mall	- 7.9 Kms
Park square mall	- 7.6 Kms
Reliance Digital	- 4.7 Kms
Kino Cinemas	- 4.6 Kms
Inox SBR Horizon	- 5.2 Kms
Orion UPTOWN Mall	- 10.2 Kms

HOSPITALS

Aaxis Hospital	- 3.5 Kms
Micrale Hospital	- 3.9 Kms
Manipal Super Speciality Hospital	- 5.0 Kms
Vydehi Multi Speciality Hospital	- 7.5 Kms
Cloudnine	- 8.8 Kms

CONNECTIVITY

Kadugodi Metro station	- 4.7 Kms
Whitefield Railway Station	- 3.2 Kms
International Airport	- 35.4 Kms
Belathur Bus Stop	- 3.0 Kms



CAR PARKING PLAN

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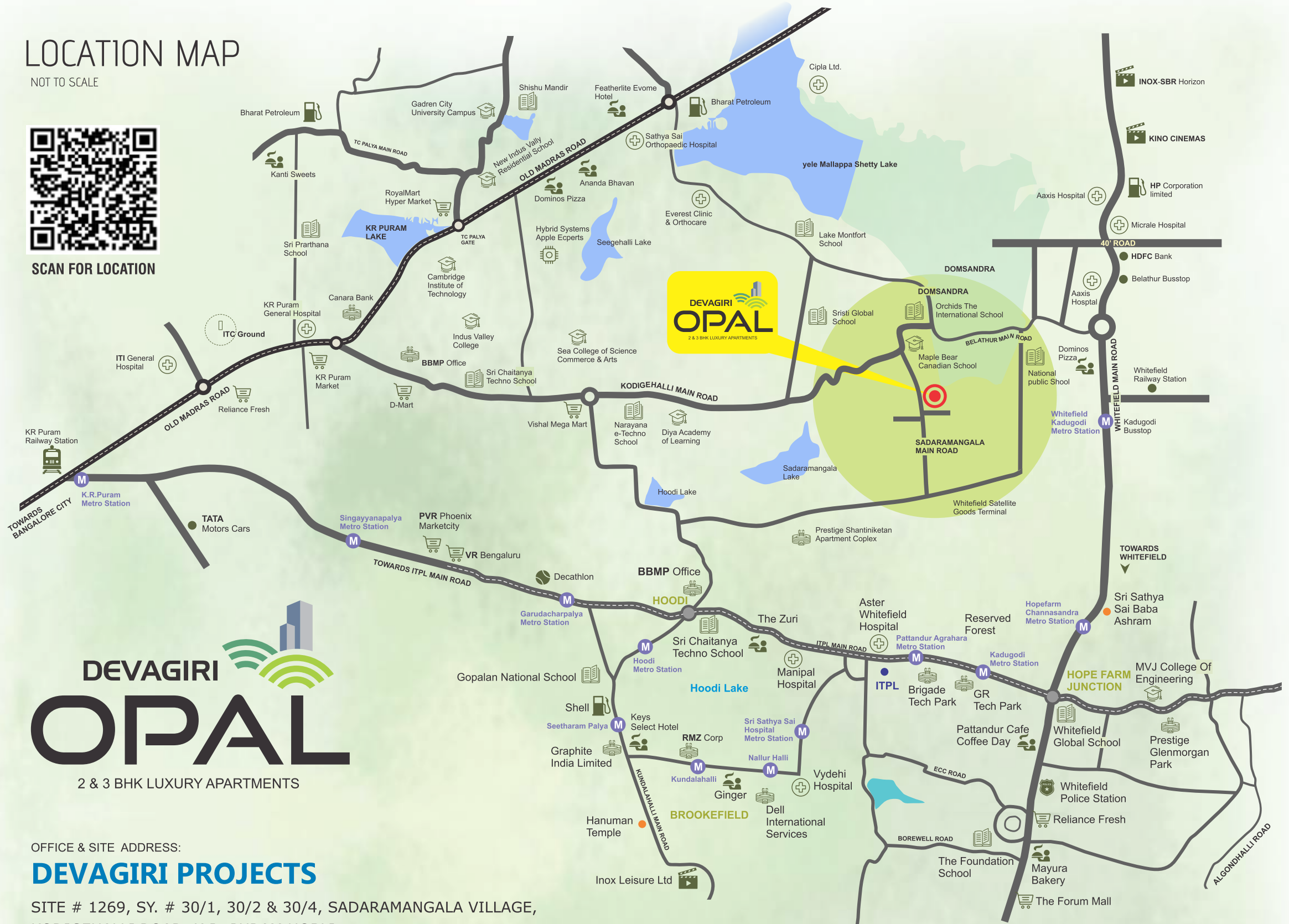


LOCATION MAP

NOT TO SCALE



SCAN FOR LOCATION



DEVAGIRI OPAL

2 & 3 BHK LUXURY APARTMENTS

OFFICE & SITE ADDRESS:

DEVAGIRI PROJECTS

SITE # 1269, SY. # 30/1, 30/2 & 30/4, SADARAMANGALA VILLAGE,
KODIGEHALLI ROAD, K.R. PURAM HOBLI,
BENGALURU - 560 067

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RERA NO. PRM/KA/RERA/1251/446/PR/210324/006717

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The promoters reserve the right to make changes in the elevation, plan and specification as deemed fit
All applicable Taxes Extra. Condition apply*
Registration and BWSSB Charges will be borne by customers.

Project approval by leading banks:



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