



*“You can’t photograph our building,  
only a select few who are here, can experience it.”*



THE MOST SOUGHT  
AFTER NEIGHBOURHOOD  
IN BENGALURU,  
CAN NOW BE YOUR  
HOME ADDRESS.





3, 4 and a very few 2 bedroom splendid condominiums in Koramangala.







AN ALL OPEN ALLURING  
GLASSY FACADE WITH  
AN ENDURING APPEAL







G:Corp Residences is a splendid condominium project offering 3, 4 and very few 2 bedroom premium apartments designed for IGBC GOLD rating, located in the fast appreciating area of Bengaluru in Koramangala. Dwelling here will elevate the quality of your living to a whole new level of style and substance.

The apartments have an open glassy facade for uninterrupted view of the greenery and vertical gardens along with amenities like seating alcove, sculptured gardens which blend the environment and art, swimming pool with Jacuzzi on the eighth floor to laze out and much more.

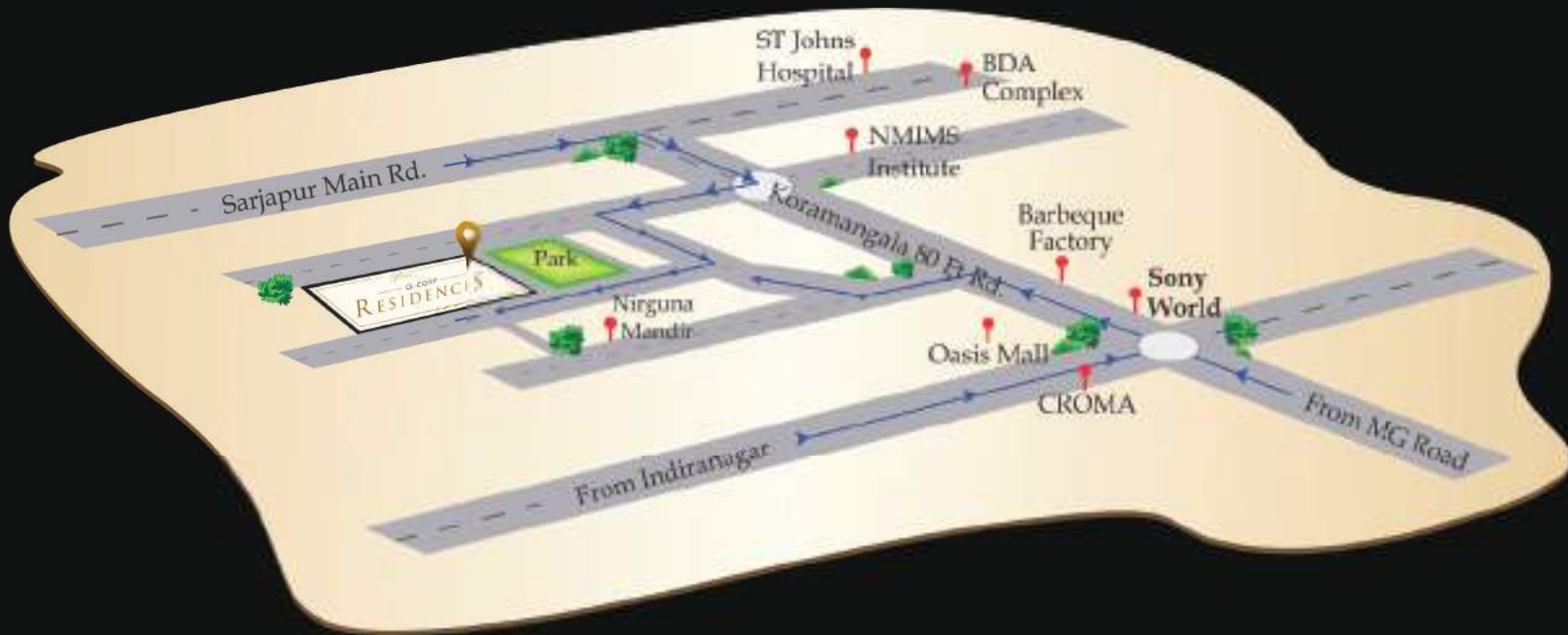
So, come over, live it up!











Koramangala is located in the south part of Bengaluru. The project is in one of the prime neighborhoods, and is a highly sought-after residential sector with wide tree-lined avenues and a mix of luxury apartments, commercial structures and aristocratic bungalows. It has progressively developed into a commercial hub, commanding one of the highest property prices in the city and it is a connecting point between Northern and Southern parts of the city.





G:Corp Residences is centrally located providing a cosmopolitan culture to the young population migrating to Bengaluru for higher studies/employment. The location has easy access to the growth corridor of IT/ITES hubs of Bengaluru's Electronic city, Marathahalli and Whitefield as well as central areas like M. G. Road, Brigade Road and Commercial Street. The project has to its vicinity international schools and other academic institutions, super speciality hospitals and mega shopping malls. Koramangala is notable for its numerous fine dining restaurants and other food joints.





Elegance meets convenience



Swimming pool with jacuzzi at the eighth level.

After a long day at work, you'll always come home to the good life at G:Corp Residences. With top-notch amenities from a swimming pool and gym to an alcove garden with a lawn and meditation-yoga deck/lawn, G:Corp Residences offers you a choice of recreational activities for all ages.



LIVE IN STYLE,  
SOAK FOR A WHILE,  
EXPERIENCE THE GRAND LIFE,  
LET YOUR SOUL SMILE.





Party area at the terrace level





Meditation-yoga deck/lawn at terrace level



Viewing gallery at the terrace level







### **Eighth Level**

- Swimming pool
- Kids pool
- Jacuzzi
- Changing rooms
- Party lawn area
- Children's play area
- Gymnasium
- Meditation-yoga deck/lawn



## **Common Amenities**



### **Ground Floor**

- Party hall
- Multipurpose lawn
- Alcove garden with lawn
- Seating with planting backdrops
- Children play area with upper level play platform
- "Sculpture Garden" with pathway on lawn
- Reflective water feature with floating sculpture



### **Terrace Level**

- Party deck
- BBQ lawn
- Viewing gallery
- Meditation-yoga deck/lawn
- Seating Alcove
- Party counter

# Specifications



Structure: RCC framed concrete structure with blocks, seismic zone II compliant.

Lobby: Entrance and common area – combination of granite and imported marble

Elevators: “Automatic door” lifts with access card control along with brail buttons with ARD (Auto Rescue Device) system. Stretcher lifts for goods and services.

Staircases: Granite flooring

Lobby and family area: Imported marble

Living and dining: ▪ Imported marble ▪ Balcony doors and windows – UPVC / HD aluminium three track with mosquito mesh ▪ AC point , TV point ▪ POP cornice

Kitchen: ▪ Vitrified tiles ▪ Designer ceramic dado above counter top up to 2ft ▪ Corian counter top

Bed rooms: ▪ Laminated wooden flooring (European origin) ▪ AC point, TV and Telephone point

Doors: ▪ Main door – Teak wood frame with solid wood teak veneered shutter ▪ Other doors – hardwood frame with masonite flush shutters

Toilets: ▪ Imported marble flooring ▪ Imported marble dado up to 7ft height ▪ Granite counter ▪ Fixtures : Roca or Equivalent ▪ Glass shower partition for MBR ▪ Geyser in all toilets , Geyser point(only) in servant's toilet ▪ Exhaust fan

Communication system: ▪ Telephone points in L/D and in all Bed Rooms

Intercom: A fully integrated intercom/security system from security office to apartment.









## Legend



1. Entry Avenue Plaza

2. Exit Avenue Plaza

3. Entrance Signage Wall with Accent Plant

4. Entrance Lobby Drop-off

5. Reflective Water Feature with Floating Sculpture

6. Multipurpose Lawn (Play/Party/Meditation)

7. Seating Garden Alcove with Lawn

8. Seating with Planting Backdrop

9. Koi Pond with Floating Plumeria

10. Clubhouse Deck with Pergola

11. Children's Play Area with Upper Level Play Platform

12. Sculpture Garden with Pathway on Lawn

13. Zen Garden

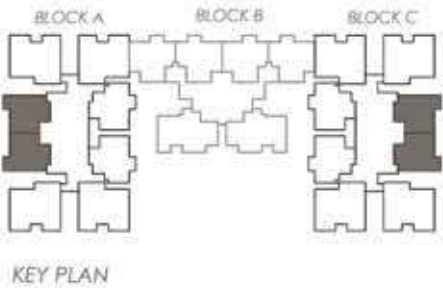
3 Bedroom small - I

★ Legend:

|                   |                              |
|-------------------|------------------------------|
| 01 Foyer          | 1330 x 2575 (4'4" x 8'5")    |
| 02 Living         | 3140 x 3405 (10'4" x 11'2")  |
| 03 Living Balcony | 2170 x 3650 (7'1" x 12'0")   |
| 04 Dining         | 2185 x 3215 (7'2" x 10'7")   |
| 05 Kitchen        | 3400 x 3115 (11'2" x 10'3")  |
| 06 Bedroom 01     | 3340 x 3050 (10'11" x 10'0") |
| 07 Toilet 01      | 2710 x 1815 (8'11" x 5'11")  |
| 08 Bedroom 02     | 3440 x 3100 (11'3" x 10'2")  |
| 09 Toilet 02      | 2690 x 1685 (8'10" x 5'6")   |
| 10 M. Bedroom     | 5420 x 3075 (17'9" x 10'1")  |
| 11 M. Toilet      | 1940 x 2650 (6'4" x 8'8")    |
| 12 Utility        | 1985 x 1520 (6'6" x 5'0")    |
| 13 Lobby          |                              |



3 bedroom small  
Saleable Area: 108.97 sqm  
1173 sft  
Block A & C - 3rd, 6th, 9th & 12th Floor



"All dimensions are in sqm/sft"




### 3 Bedroom garden

★ Legend:

|                   |                              |
|-------------------|------------------------------|
| 01 Foyer          | 1925 x 2130 (6'4" x 7'0")    |
| 02 Living         | 4505 x 3340 (14'9" x 10'11") |
| 03 Garden 01      | 14910 x 2670 (48'11" x 8'9") |
| 04 Dining         | 2530 x 2400 (8'4" x 7'10")   |
| 05 Kitchen        | 2430 x 3255 (8'0" x 10'8")   |
| 06 Bedroom 01     | 3100 x 3815 (10'2" x 12'6")  |
| 07 Toilet 01      | 1740 x 2685 (5'9" x 8'10")   |
| 08 Bedroom 02     | 3715 x 3050 (12'2" x 10'0")  |
| 09 Toilet 02      | 2700 x 1795 (8'10" x 5'11")  |
| 10 M. Bedroom     | 5155 x 3080 (16'11" x 10'1") |
| 11 Garden 02      | 1770 x 9330 (5'10" x 30'7")  |
| 12 WIW            | 1765 x 2575 (5'9" x 8'5")    |
| 13 M. Toilet      | 2065 x 2475 (6'9" x 8'1")    |
| 14 Utility        | 2080 x 2670 (6'10" x 8'9")   |
| 15 Servant Room   | 3580 x 2355 (11'9" x 7'9")   |
| 16 Servant Toilet | 905 x 1605 (3'0" x 5'3")     |
| 17 Lobby          |                              |



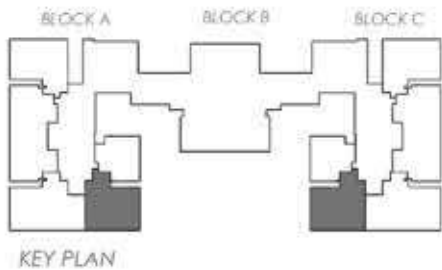


3 bedroom garden

Saleable Area: 148.36 sqm

1597 sft

Block A & C - Ground Floor



“All dimensions are in sqm/sft”

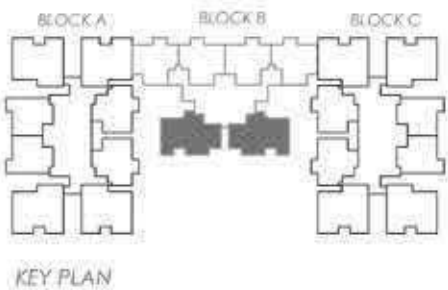
3 Bedroom small - II

★ Legend:

|                       |                              |
|-----------------------|------------------------------|
| 01 Foyer              | 2500 x 1480 (8'2" x 4'10")   |
| 02 Living             | 3720 x 3215 (12'2" x 10'7")  |
| 03 Living Balcony     | 5775 x 2145 (18'11" x 7'0")  |
| 04 Dining             | 2240 x 3165 (7'4" x 10'5")   |
| 05 Kitchen            | 3925 x 2790 (12'11" x 9'2")  |
| 06 Bedroom 01         | 3050 x 3325 (10'0" x 10'11") |
| 07 Toilet 01          | 1820 x 2700 (6'0" x 8'10")   |
| 08 Bedroom 02         | 3100 x 3440 (10'2" x 11'3")  |
| 09 Toilet 02          | 1660 x 2690 (5'5" x 8'10")   |
| 10 M. Bedroom         | 3050 x 5510 (10'0" x 18'1")  |
| 11 M. Bedroom Balcony | 2980 x 1770 (9'9" x 5'10")   |
| 12 M. Toilet          | 2655 x 1850 (8'9" x 6'1")    |
| 13 Utility            | 2130 x 2770 (7'0" x 9'1")    |
| 14 Lobby              |                              |



3 bedroom small  
Saleable Area: 126.71 sqm  
1364 sft  
Block B - 1st, 2nd, 3rd, 4th, 5th, 6th & 7th Floor



"All dimensions are in sqm/sft"



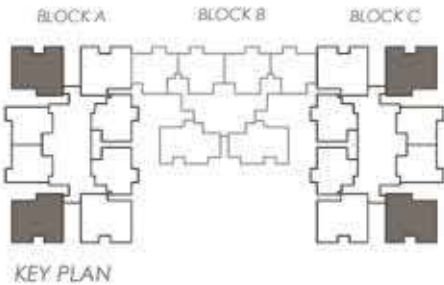
### 3 Bedroom large

★ Legend:

|                       |                              |
|-----------------------|------------------------------|
| 01 Foyer              | 1925 x 2130 (6'4" x 7'0")    |
| 02 Living             | 4505 x 3340 (14'9" x 10'11") |
| 03 Living Balcony     | 4850 x 2345 (15'11" x 7'8")  |
| 04 Dining             | 2530 x 2400 (8'4" x 7'10")   |
| 05 Kitchen            | 2430 x 3255 (8'0" x 10'8")   |
| 06 Bedroom 01         | 3100 x 3815 (10'2" x 12'6")  |
| 07 Toilet 01          | 1740 x 2685 (5'9" x 8'10")   |
| 08 Bedroom 02         | 3715 x 3050 (12'2" x 10'0")  |
| 09 Toilet 02          | 2700 x 1795 (8'10" x 5'11")  |
| 10 M. Bedroom         | 5155 x 3080 (16'11" x 10'1") |
| 11 M. Bedroom Balcony | 5500 x 1770 (18'1" x 5'10")  |
| 12 WIW                | 1765 x 2575 (5'9" x 8'5")    |
| 13 M. Toilet          | 2065 x 2475 (6'9" x 8'1")    |
| 14 Utility            | 2080 x 2670 (6'10" x 8'9")   |
| 15 Lobby              |                              |



3 bedroom large  
Saleable Area: 135.45 sqm  
1458 sft  
Block A & C - 1st, 2nd, 4th, 5th, 7th, 8th, 9th, 10th, 12th & 14th



"All dimensions are in sqm/sft"

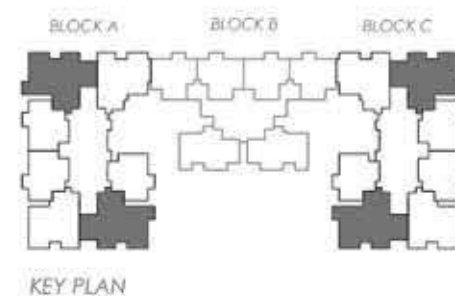
## 4 Bedroom

★ Legend:

|                          |                              |
|--------------------------|------------------------------|
| 01 Foyer                 | 1925 x 4040 (6'4" x 13'3")   |
| 02 Living/Dining         | 6325 x 3340 (20'9" x 10'11") |
| 03 Living Balcony        | 4850 x 2345 (15'11" x 7'8")  |
| 04 Kitchen               | 2430 x 3255 (8'0" x 10'8")   |
| 05 Dry Kitchen           | 2530 x 2400 (8'4" x 7'10")   |
| 06 Bedroom 01            | 3100 x 4435 (10'2" x 14'7")  |
| 07 Toilet 01             | 3100 x 1700 (10'2" x 5'7")   |
| 08 Bedroom 02            | 3100 x 3815 (10'2" x 12'6")  |
| 09 Toilet 02             | 1740 x 2685 (5'9" x 8'10")   |
| 10 Bedroom 03            | 3715 x 3050 (12'2" x 10'0")  |
| 11 Bedroom 03<br>Balcony | 1770 x 3395 (5'10" x 11'2")  |
| 12 Toilet 03             | 2700 x 1795 (8'10" x 5'11")  |
| 13 M. Bedroom            | 5155 x 3080 (16'11" x 10'1") |
| 14 M. Bedroom<br>Balcony | 5600 x 1700 (18'4" x 5'10")  |
| 15 WIW                   | 1765 x 2575 (5'9" x 8'5")    |
| 16 M. Toilet             | 2065 x 2475 (6'9" x 8'1")    |
| 17 Utility               | 2080 x 2670 (6'10" x 8'9")   |
| 18 Servants Room         | 3580 x 2355 (11'9" x 7'9")   |
| 19 S. Toilet             | 905 x 1605 (3'0" x 5'3")     |
| 20 Lobby                 |                              |



4 bedroom  
Saleable Area: 184.13 sqm  
1982 sft  
Block A & C - 3rd, 6th, 11th & 15th Floor



"All dimensions are in sqm/sft"





Driven by integrity

G:CORP a leading Professional Organisations in the Indian Real Estate segment with a lineage of over three decades and have built some of the country's iconic structures in the cities of Mumbai, Pune, Bengaluru and National Capital Region. G:CORP an organisation with experienced and knowledgeable professionals at the helm and it is known for its transparency and integrity in business with all its stake holders, internal and external. It pays total attention to quality control, by means of in-house project management, and most importantly respects the environment and maintains a very high degree of ethics.

In the city of Bengaluru, G:CORP has many architectural achievements like Zen Gardens, Sky Gardens, Rays of Light, 1 MG Road Mall, Lido Mall etc. to name a few. G:CORP's ongoing projects are • "THE ICON" a 3 and 4 bedroom premium apartments and penthouses adjacent to Manyata Tech Park, North Bengaluru • "G:CORP MAHALAKSHMI" Boutique Apartment at Sahakarnagar, North Bengaluru.

AWARDS AND ACCOLADES



'Best - Environment Friendly Project  
by Silicon India of the Year 2014'  
THE ICON Bengaluru



'Best Developer of  
the year' 2014  
by BMA Bengaluru



'Best Retail Award'  
by CNBC Awaaz 2014 for  
1 MG Road Mall Bengaluru



'Best Residential Award'  
2014 for Sky Gardens by  
LOKMAT Mumbai

OUR COMPLETED PROJECTS



Sky Gardens  
Richmond Town



Zen Gardens  
Artillery Road



Rays of Light  
Millers Cross Road



Spring Leaf  
Brunton Cross Road



Lido Mall  
MG Road



1 MG Road Mall  
MG Road





Driven by integrity

## G:CORP DEVELOPERS PVT. LTD.

Bengaluru | Pune | Mumbai

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Designed for  
**IGBC**  
GREEN HOMES  
**GOLD**  
RATING



“What we love most about our  
*Homes*  
is who we share it with.”