

A close-up photograph of a spiderweb covered in dew drops. The web is the central focus, with numerous small, clear water droplets clinging to its threads. The background is a soft, out-of-focus image of a flower, likely a lily, with delicate petals in shades of white and light pink. The overall lighting is soft and ethereal, creating a dreamlike atmosphere.

*Paradise
found*

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RERA No.

Phase 1: PRM/KA/RERA/1251/309/ PR/170916/000650, 000659, 000723, 000733

Phase 2: PRM/KA/RERA/1251/309/ PR/170915/000418, 000457

An aerial photograph of a large residential development. The image shows several parallel rows of modern, single-story villas with light-colored facades and grey roofs. The villas are arranged in a grid-like pattern, with paved roads and green spaces between them. In the foreground, there is a large, lush green lawn area. The background is filled with dense green trees, suggesting a natural or semi-natural setting. The overall scene is bright and clear, with good lighting.

ADARSH
PALM ACRES

Discover
a life of bliss.

Adarsh Palm Acres is an expansive unprecedented pristine villa development, with a host of privileges, designed around a lush multi-faceted central park spread. On offer, here are three Vaastu compliant villas spread across Phase I and Phase II ranging between 3,150 sq. ft. to 4,000 sq. ft. and one additional villa type of 5,400 sq. ft. in Phase III.

So, welcome to a verdant green space, peaceful surroundings, a location at the heart of North Bengaluru, close to the Kempegowda International Airport. Welcome to Adarsh Palm Acres.

The villa elevation, facade treatment, colour, landscaping and surrounding views are purely indicative. Photographs of surrounding views and location may not represent actuals or may have been digitally enhanced or altered.



The villa elevation, facade treatment, doors & windows frames, colour, landscaping and cars shown are purely indicative and for representation purposes only.

Of architectural finesse and idyllic landscapes

Architecture

Designed by Callison, the villas at Adarsh Palm Acres have a clean and contemporary aesthetic attuned to the sensibilities of the urban dweller. Modern open plan schemes have been used with Vaastu compliance as an overlay. The façade is streamlined and modern, exuding an easy international appeal. Large fenestrations & warm colours complement & maximise the generous natural environs.

Landscape

Inspired by the famous Central Park landmark in New York City, the Adarsh Palm Acres Central Park has an impressive green space that encourages a relaxing and healthy atmosphere for residents. Designed by Site Concepts, the landscaping also features an assortment of recreational amenities. Promenades and walkways line the Central Park allowing easy access.



The landscaping, trees and people shown are purely indicative and for representation purposes only.

Of central perks

The sprawling Central Park that stretches across the property is punctuated with landscaping elements and plant accents that create micro-spaces within the largeness of the spatiality. So, take a walk in the park, pump up the adrenaline or just watch the children frolic in the abundant landscape.

- Garden Plaza
- Jogging Track
- Open Lawns
- Amphitheatre
- Children's Play Area
- Flower Garden
- Zen Garden



Of being in the loop

Adarsh Palm Acres lies in the heart of North Bengaluru, hence life here is truly jet-setting with the airport in your neighbourhood and the next-generation of workplace and schools all comfortably close.

Enjoy the spoils of dual connectivity via both NH7 and Hennur-Bagalur road. Hennur-Bagalur road is being developed and is originating from ORR and an alternate approach to Kempegowda International Airport.

The roads and various locations shown are approximate and indicative only.

And in the vicinity

LOCATION

16 Km to Kempegowda International Airport

Educational institutions:

9.3 Km to Sir M. Visvesvaraya Institute of Technology

11.9 Km to Stone Hill International School

13 Km to Canadian International School

24.9 Km to IISC

Hospitals:

17.7 Km to Columbia Asia Hospital

20.1 Km to Aster CMI Hospital

Other Key Distances:

2.5 Km to Hennur-Bagalur Road

21 Km to Manyata Tech Park

24 Km to Mekhri Circle

42 Km to Nandi Hills



MAP IS INDICATIVE AND NOT TO SCALE

ADARSH PALM ACRES

Adarsh Palm Acres offers three villa typologies in Phase I and Phase II and an additional villa type in Phase III. All villas are a beautiful expression of contemporary aesthetics and largely Vaastu compliant. Generously landscaped set-backs create a microcosm for exclusive private living.

FEATURES

- Maximisation of daylight, through well planned orientation of spaces
- Expansive living space, owing to higher ceilings, tall entrances and large windows
- Large fenestrations bring the great outdoors inside
- Living and dining spaces gracefully overlook and open onto wide verdant greens
- Well-planned washrooms with shower cubicles
- Car porch for smaller plots and garage for larger plots
- Pocket garden for larger plots

SUSTAINABILITY

- Provision for solar water heating



GREEN HOMES



NATURAL VENTILATION



CLIMATICALLY CONSCIOUS
ORIENTATION



RAINWATER HARVESTING

Introduction to the villas

PALM AZURE

3,150 sq. ft. (West)
East Facing: Only on offer in Phase III

PALM AQUA

3,375 sq. ft. (both East & West)

PALM EMERALD

4,000 sq. ft. (both East & West)

PALM ZAFFRE

5,400 sq. ft. (both East & West) –
Only on offer in Phase III

Of inspirational interiors



Experience expansive indoor space and volume with high ceilings. The living & dining areas open onto verdant landscaped gardens creating a seamless inside-outside lifestyle.

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Engineered wooden flooring in the bedrooms provide luxurious warmth and the imported marble flooring in the living & family areas complete the sophisticated setting for each villa.

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Club house

Lead a privileged life with a vast club that offers an expansive restaurant, a multi-purpose hall and a lavish pool with features that will spoil you for your choice of leisure and repose.

Amenities

- Restaurant
- Badminton Courts
- Table Tennis
- Billiards/pool
- Health Club
- Gym
- Library
- Jogging Track
- Tennis Courts
- Basketball Court
- Swimming Pool
- Poolside Cabana
- Planting Island
- Children's Play Area
- Alcove Seating



This is purely an artistic impression. The facade, colour schemes, furniture, equipment, landscaping, trees and people shown are purely indicative and for representation purposes only.

Specifications

Structure

Seismic Zone II compliant
RCC framed structure
Floor to floor height is 11'0"

Doors

All entrance doors, internal doors and shutters are of 8' height and made of engineered wood

Windows

UPVC, single glazed windows

Staircase (internal)

RCC with imported marble flooring

Flooring & Tiling

Imported marble for living, dining and family rooms
Good quality vitrified in kitchen
Engineered wood in bedrooms
Good quality ceramic tiles in toilets
Good quality ceramic tiles for kitchen dado

Fittings & Accessories

Good quality sanitary ware
CP fittings
Shower cubicle

Electrical

Good quality electrical wires & switches
100% power back-up

Air-Conditioning

Provision in living, dining, family & bedrooms
Exhaust fans in kitchen & all toilets, except in the maid's room and powder room

Infrastructure Space

Water supply system
Sewage treatment plant
Water treatment plant
Rainwater harvesting
Provision for solar panels for water heating

Safety & Home Automation

Security systems in periphery compound
Intruder alarm
Gas leak detector
Video door phone
Provision for home automation

Telephone & Data

TV outlets
Internal wiring for cable or DTH TV
Telephone points In living/dining and bedrooms
Intercom facility
Fibre to the home (data & voice)

Green Features

IGBC certification

Adarsh Group

A Legacy of trust.

Founded in the year 1988, headed by Chairman & Managing Director, Mr. B M Jayeshankar, Adarsh is an ISO 9001: 2008 & ISO 14001 Certified company.

A pioneer in creating gated communities, Adarsh has developed and marketed over 18 million sq. ft. of high-end residential, commercial and leisure spaces and over 10 million sq. ft. of projects are under various stages of development.

Employing over 800 professionals, Adarsh Developers has an excellent in-house team for design, procurement, project management, quality execution, and facility & property management.



ADARSH PALM RETREAT



PALM MEADOWS





ADARSH GROUP

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