




pure consciousness
pure living



From the churning
of the oceans
came the most
beautiful gem in the world



kaustubh

the radiance of
pure of consciousness.

Welcome to



ARUN
KAUSTUBHA

A home inspired by the
brilliance and magnificence
of the kaustubh, created
for pure living pleasure.

your
dream
home
made real



Spread over 4.5 acres at Thanisdandra Main Road, just off the Outer Ring Road, ARUN KAUSTUBHA comprises 6 magnificent 18 storey towers surrounded by exquisite landscaping and a host of luxury amenities.

With just 432 two and three bedroom luxury apartments in sizes ranging from 1,000 sq. ft. to 1,351 sq. ft., ARUN KAUSTUBHA is designed to enrich your life with convenience, luxury and value.

100% vaasthu compliant for your well being and prosperity, every apartment is designed to maximize space, light and ventilation. In addition every apartment is optimized to enrich your living experience – well laid out living, dining and bedrooms with large balconies to view the beauty around you. Together making ARUN KAUSTUBHA is a home where you and your family can find fulfilment and joy...for a lifetime.



POORNAKRITI

a world apart

Designed for harmonious, fulfilled living, Arun Kaustubha is all about optimized spaces and joyful experiences. All our apartments are right sized, which means that you have all the space you need to live comfortably – not just today, but also as your needs change with time.

Seamless layouts ensure that spaces blend one into each other for free-flowing, uncluttered living. Careful planning ensures that your home is filled with the goodness of natural light and fresh air at all times of the day. High quality finishes and fixtures ensure a premium, luxury feel to your home, providing you with a living experience that's a world apart through design excellence.



the privileged circle

For those who love nature, demand their privacy and want more from both their homes and life, Arun Kaustubha offers exclusive Level 1 apartments with private gardens ranging from 100 to 220 sq. ft. Each of these 24 exclusive apartments come with private landscaped gardens and overhanging balconies to take your living experience to a new level of luxury and privacy.



in harmony with nature

In many ways, living at Arun Kaustubha is like holidaying at a luxury resort with its unique ambience and environment of style and sophistication. Enter Arun Kaustubha and you leave the hustle and bustle of the city behind. A haven of green, you are surrounded by the splendour of nature – landscaped gardens, flowering plants, greened central spaces, walkways and children's play areas.

Views of the exquisite landscape at Arun Kaustubha frame the windows of your home, welcoming you to step out into your balcony and breathe in the fresh pure air and enjoy the beautiful views. A sculpted central courtyard with an ornamental water body enhances the splendour of the development, with the sensuous sounds of water to soothe and de-stress you.

experience bliss everyday

A sprawling, ultra modern club house is at the centre of luxury and holistic living at Arun Kaustubha. The premier lifestyle amenities will pamper you, providing leisure, social interaction, sports and rejuvenation at your doorstep.



DISTINCTIVE LIVING

- Grand Entry Plaza
- Ultra modern Club House
- Internationally styled Swimming Pool
- Fully equipped gymnasium with cardio and weight training equipment
- Indoor multi-purpose hall for Yoga, Aerobics and Meditation
- Party Hall

REFRESH. REVIVE. REJUVENATE.

- Indoor Games Room
- Table Tennis
- Cricket Pitch
- Basket Ball Court
- Skating Rink
- Jogging Track
- Cycling Track

COMMUNITY & REJUVENATION

- Water body with Infinity Edge
- Landscaped Gardens
- Amphi Theatre
- Community Spaces
- Senior Citizens Park
- Children's Play Area
- Temple

EXCLUSIVE FACILITIES

- Green, eco-friendly environment with Water Treatment Plant, Sewage Treatment Plant and Organic Waste Converter
- 24 hour central power backup for every apartment and all common areas
- Energy saving systems
- Rainwater recharging system
- Wi-Fi & Central Gas Bank



find your bliss

At Arun Kaustubha we've taken care of most everything and created a worry free environment so you can celebrate life and focus on the things that matter most to you. Come celebrate the joy of living at Arun Kaustubha. Delight in the perfect work-life balance that comes from location excellence. Soak in the luxury of resort style amenities. Revel in your success and status as a proud resident of one of Bangalore's most distinctive developments. At Arun Kasubutha we provide you with a home and an environment that's designed for Pure Living Pleasure....so welcome home!

specifications

STRUCTURE

- RCC framed structure building with seismic Zone-II compliance.
- Concrete solid block masonry (Internal/external)
- Elegant entrance lobbies
- Covered parking spaces in Stilt & Basement Area
- Granite flooring for ground floor entrance lobbies, vitrified tiles for upper floors

FLOORING & CLADDING

- Laminated wooden flooring in Master Bedrooms
- 600 x 600 mm vitrified flooring for Living, Dining, Bedrooms and Kitchen Areas
- Anti-skid ceramic tile flooring for balconies
- 300 x 300 mm ceramic tile flooring for all toilets All other toilets flooring will be ceramic anti-skid tiles & Cladding up to false ceiling.

DOORS & WINDOWS

- Teak wood Main Door frame with HDF moulded panel shutter
- All Internal door shutters shall be with hardwood frame with HDF moulded panel shutter
- 3 track aluminium sliding door with mosquito mesh for Balconies
- 3 track aluminium sliding windows with mosquito mesh
- Aluminium louvered ventilators with provision for exhaust fans
- 1 KW per apartment with 100% backup power for common areas

RAILINGS

- MS Railing for balcony and staircase

PLUMBING

- Premium sanitary fixtures from Hindware/Jaguar or equivalent
- Showers with single lever diverter
- Granite counter washbasin in master bedroom and standard wash basins in other toilets
- Utility – Provision for washing machine

KITCHEN

- Granite kitchen platform with sink and drain board.
- 2 Feet dado ceramic tile above granite platform area.
- Provision for water purifier point.
- Provision for washing machine in utility area.

ELECTRICAL

- Cables of reputed make – Havells/Finolex/Lapp or equivalent
- TV point in living and master bedroom
- Telephone point in living room




- Elegant modular electrical switches of Legrand/Anchor/Roma Equivalent.
- A/C provision in master bedroom

PAINTING

- Interior: Plastic Emulsion paint with roller finish.
- Exterior: Weather proof Exterior Emulsion paint

LIFT

- Automatic passenger lift of OTIS / Schindler or equivalent make.
 - Each wing will have 2 lifts (13 passenger capacity).
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location map



WHAT'S AROUND

SHOPPING:

• Elements Mall • Orion Mall • Ozone Urbania

SCHOOLS:

• Vidya Niketan • Canadian International School
• Delhi Public School • National Public School
• NITTE International School

HOSPITALS:

• Dhanavantri Hospital • Colombia Asia • Manipal Northside • Baptist Hospital

COMPANIES:

• Aditi Technologies • Alcatel Lucent • ANZ • Cerner Health Care • Cognizant • Data Craft • Fidelity • IBM • Jurimatrix • Larsen and Toubro Integrated Engineering Services • Monsanto Holdings • Nokia Siemens Network • Nvidia Graphics • Philips Software • Stylus Commercial Services • Target Corporation • Netscout Systems

LOCATION & SITE ADDRESS:
Thansandra Main Road,
Near Hegde Nagar,
Behind Manyata Tech Park, HEBBAL,
Bangalore • Email: enquiry@arunshelters.in

Architect: "POORNAKRITI"



ARUN SHELTERS

Building your dreams

No. 299, I Block, 6th Cross, RT Nagar,
Near BDA Complex, Bangalore - 560 032.

CALL: +91 99006 39000

Tel: +91 80 4302 4302

Email: enquiry@arunshelters.in

www.arunshelters.in

CREDAI
BENGALURU