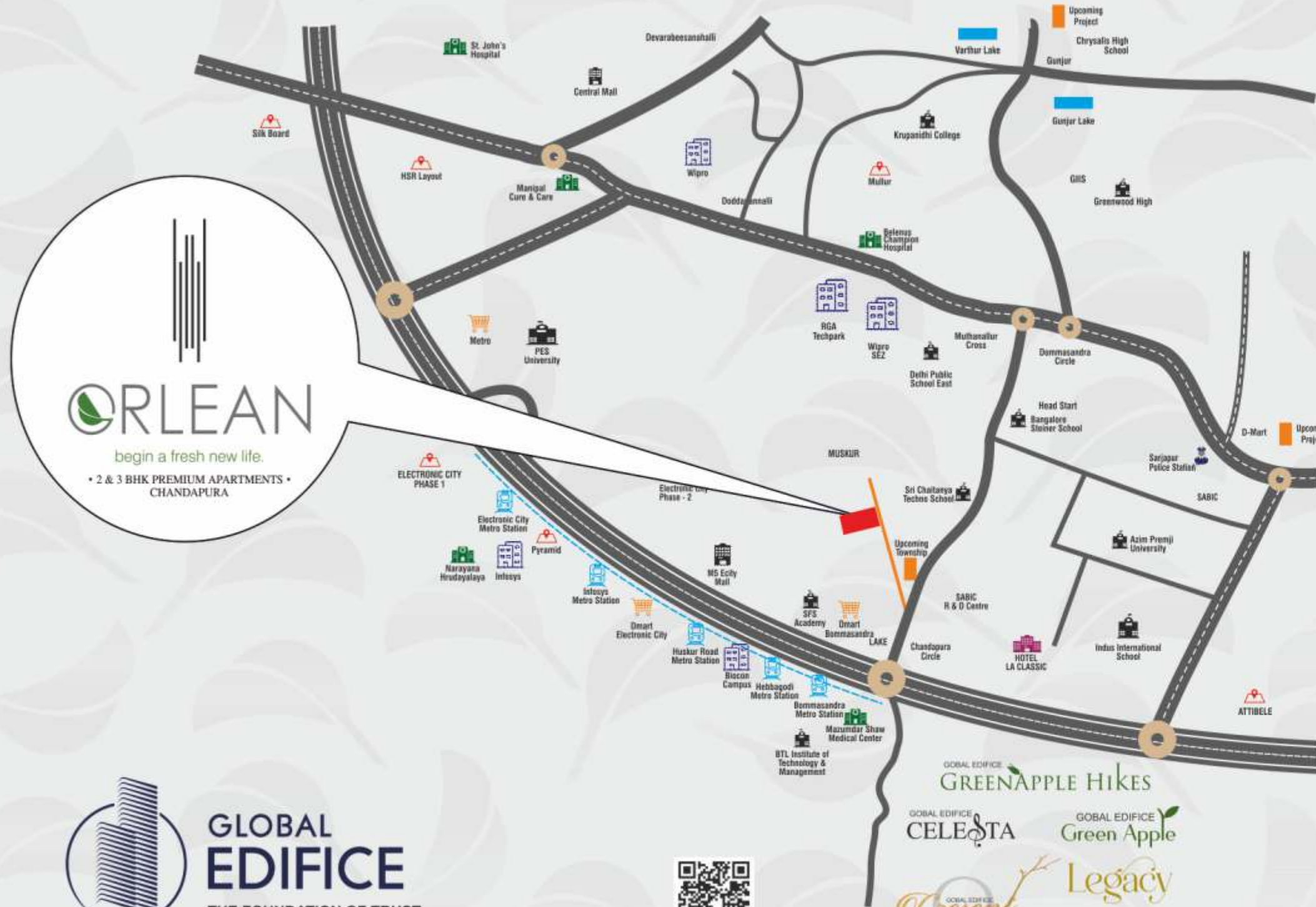


Location Map

Not to Scale



**GLOBAL
EDIFICE**

THE FOUNDATION OF TRUST

Corporate Off: #966, 2nd Floor, 27th Main,
8th Cross Rd, 1st Sector, HSR Layout,
Bangalore, Karnataka 560 102

Mob: 90083 24444

www.globaledifice.com



Site Add : Global Edifice ORLEAN
Syno. 103 / 1A2 & 105/4, Heelalige Village,
Attibele Hobli, Anekal Taluk,
Bengaluru Urban, Karnataka- 562106.

RERA NO PRM/KA/RERA/1251/308/PR/071224/007275

This brochure is conceptual and not a legal offering. The promoters reserve the right to make additions, iterations or changes in specifications as required from time to time.



**GLOBAL
EDIFICE**
THE FOUNDATION OF TRUST



Choose Orlean for a better way of living -
natural surroundings and modern comforts



Owning a home is a keystone of wealth and security

Chandapura, one of the industrial, Information Technology & Bio-Technology hubs of Anekal Taluk within Bangalore Urban District. Is a happening place close to others of its kind like Attibele, Bommasandra, Electronic City, Jigani and Sarajapura.

Apart from Heelalige Railway Station (1 km.) that connects Bangalore to important places in Tamil Nadu, we have well-connected roads that lead to other parts of the city. You are close to various landmarks including reputed educational institutions, hospitals, entertainment hubs, offices, commercial centres, etc. Owning a home of this advantage is nothing short of living on your own terms.



**Modern architecture
encapsulated in
brick and mortar**

You are going to live in one of the best addresses in town, not in terms of location alone but also of the great looks of the edifice. Wow your friends by extending an invitation to visit your own kingly home fit for a king-size lifestyle.



1. ENTRY/EXIT
2. SECURITY ROOM
3. BADMINTON COURT
4. CHILDREN'S PLAY AREA
5. GAZEBO
6. SWIMMING POOL
7. HALF BASKET BALL COURT
8. CRICKET PRACTICE PITCH
9. JOGGING TRACK
10. LANDSCAPING



TYPICAL FLOOR PLAN



FLOOR PLAN

UNIT No. 003, 004, 005 & 006

SBA	BUILT UP AREA	CARPET AREA	TYPE	FACING
1220 Sqft	904 Sqft	826 Sqft	2 BHK	North



FLOOR PLAN

UNIT No. 012

SBA	BUILT UP AREA	CARPET AREA	TYPE	FACING
1134 Sqft	840 Sqft	754 Sqft	2 BHK	West



TYPICAL PLAN



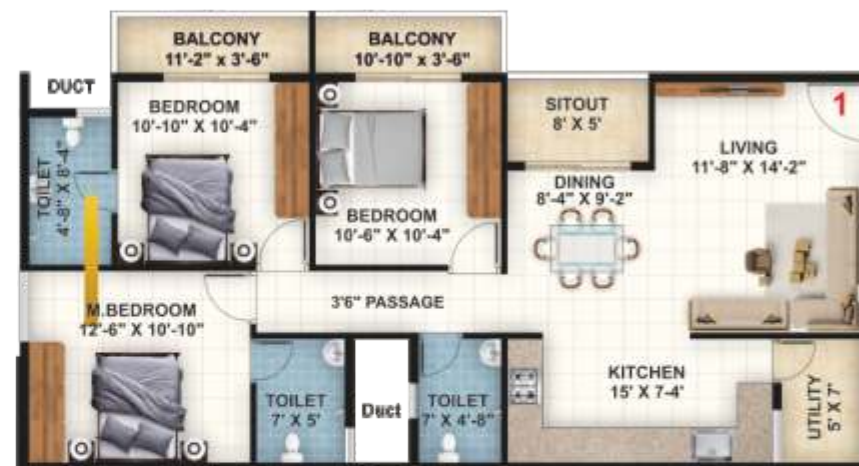
TYPICAL PLAN



FLOOR PLAN

UNIT No. 001 & 013

SBA	BUILT UP AREA	CARPET AREA	TYPE	FACING
1563 Sqft	1158 Sqft	1031 Sqft	3 BHK	East



FLOOR PLAN

UNIT No. 007

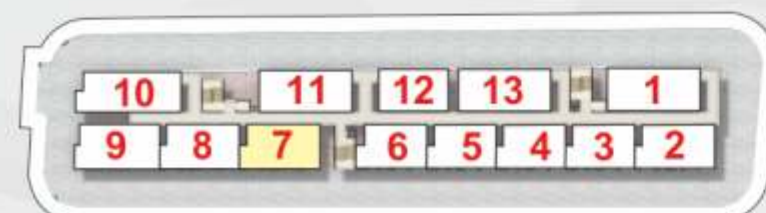
SBA	BUILT UP AREA	CARPET AREA	TYPE	FACING
1399 Sqft	1036 Sqft	964 Sqft	3 BHK	North



TYPICAL PLAN



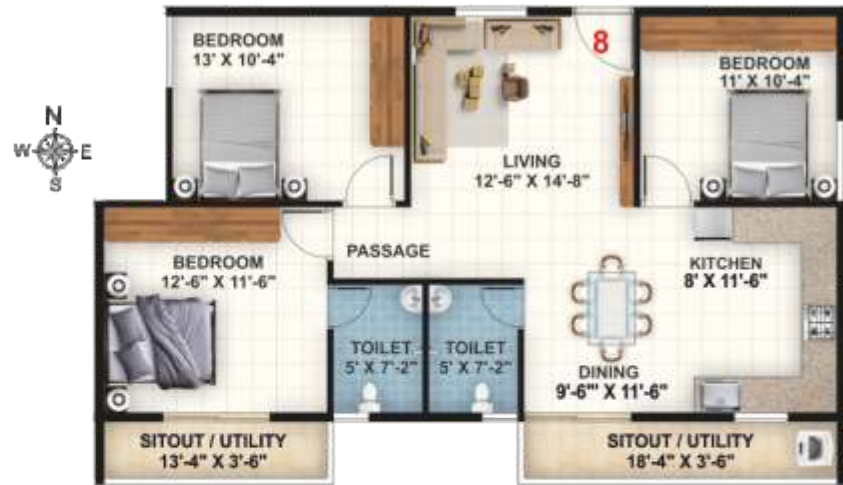
TYPICAL PLAN



FLOOR PLAN

UNIT No. 008

SBA	BUILT UP AREA	CARPET AREA	TYPE	FACING
1395 Sqft	1033 Sqft	964 Sqft	3 BHK	North



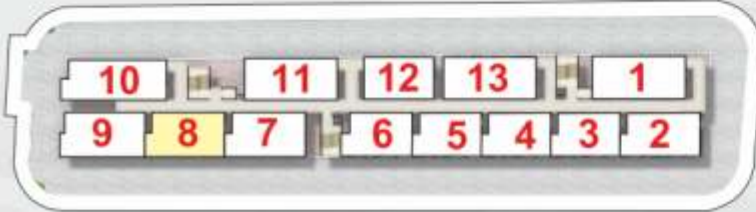
FLOOR PLAN

UNIT No. 009

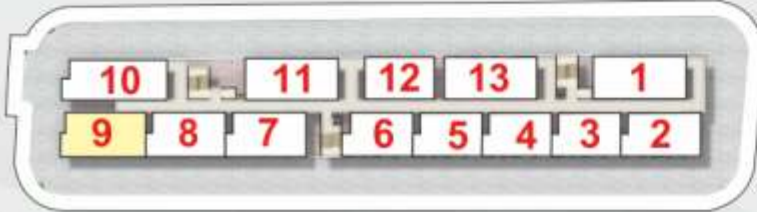
SBA	BUILT UP AREA	CARPET AREA	TYPE	FACING
1423 Sqft	1054 Sqft	982 Sqft	3 BHK	North



TYPICAL PLAN



TYPICAL PLAN



FLOOR PLAN

UNIT No. 010

SBA	BUILT UP AREA	CARPET AREA	TYPE	FACING
1598 Sqft	1178 Sqft	1047 Sqft	3 BHK	East



FLOOR PLAN

UNIT No. 002

SBA	BUILT UP AREA	CARPET AREA	TYPE	FACING
1400 Sqft	1037 Sqft	964 Sqft	3 BHK	North



TYPICAL PLAN



TYPICAL PLAN





AREA STATEMENT					
UNIT NO.	SBA	BUILD UP AREA	CARPET AREA	BHK	FACING
01	1563	1158	1031	3	East
02	1400	1037	964	3	North
03	1220	904	826	2	North
04	1220	904	826	2	North
05	1220	904	826	2	North
06	1220	904	826	2	North
07	1399	1036	964	3	North
08	1395	1033	964	3	North
09	1423	1054	982	3	North
10	1590	1178	1047	3	East
11	1499	1110	985	3	East
12	1134	840	754	2	West
13	1563	1158	1031	3	East

Every landscape has a story waiting to be discovered

Be the early bird, literally, to get a high-altitude view of your own abode surrounded by greenery gifted generously by Mother Nature. So much beauty exists beyond our line of sight. Immerse yourself in the breathtaking aerial shots that leave you speechless.



SPECIFICATIONS

Structure

RCC framed structure with 6" solid cement block masonry and 4" solid cement block masonry for the internal walls.

Doors

Main door - Golden Teak Veneer with Veneer Polish and Fero Walnut Laminated with Laminate Finish doors for bathroom and bedrooms.

Windows

3 track UPVC window sliding doors with MS grill frames and louvered ventilator for the bathrooms.

Flooring

Vitrified tiles for the living, kitchen and bedrooms. Anti-skid ceramics tiles for balconies.

Toilets

Anti-skid ceramics tiles flooring and glazed tiles dado up to 7 feet height. White / Ivory sanitary ware in all toilets and CP fittings of CERA/JAGUAR/HINDWARE or equivalent.

Kitchen

Granite kitchen platform with stainless sink and 2 feet height glazed tiles dado above platform for kitchen.

Electrical

Concealed copper wiring with ANCHOR/HAVELLS/INDOASIAN or equivalent, TV point in living area and master bedroom and provision for AC point in master bedroom.

Finishing

Exterior weatherproof paints. Emulsion paints for internals walls and enamel paint for the grills.

Lift

Automatic lift of 8 passengers is provided and lift lobby with granite cladding.

Power Backup

Generators backup for lift, pumps, common areas and individual flats for light and TV.



A treasure for your pleasure

Find a treasure chest of amenities to make life better and worth living. Be it a splash of fun in the swimming pool, a game of chess in the indoor-games room, toning up body in our well-equipped gym, unwinding in the party hall or anything that you want to do to enjoy life, just scroll through our amenities list.

AMENITIES

Swimming Pool with Toddler Pool
Well-equipped Gym
Children's Play Area
Indoor Games Room
Jogging Track
Basketball Court
Badminton Court

Cricket Practice Pitch
Landscaped Area
Multi-purpose Hall
Power Backup
Gazebo
Rainwater Harvesting
24/7 Security





Keep glowing all through the night

Lose yourself now and then for a selfie against the imposing structure illuminated by many a twinkling star and the waning and waxing moon. It wouldn't be a surprise if you are just standing and admiring the beauty of the building and reluctant to get into the house in spite of it being time to retire for the day, we mean, night!



Capture a masterpiece against a blue background

We all live under the same sky but only the privileged few live in Orlean. An imposing address surrounded by Nature in all its finery enhanced only by the sprinkling light in the early morning to bright sunshine in the afternoon to slowly disappearing sun in the evening, the poet in you, too, would surely recite a line or two. And, this is no overstatement.

Great designs are an amalgam of simplicity, clarity and utility

Our layouts are created with the help of combined efforts of knowledgeable and experienced architects, engineers, interior experts and vastu professionals. Maximum care is taken to make the layout to let in abundance of natural light and fresh air. Other utility portions like the kitchen, balcony, living room, etc. are positioned in an easily accessible way that the day spent at home is never a tiring or a boring moment.

