

The logo for 'Fiesta Homes' features the word 'Fiesta' in a large, stylized, multi-colored script font. The letters are filled with a gradient from light orange to red. The word 'HOMES' is written below it in a smaller, bold, red, sans-serif font. The entire logo is surrounded by decorative, colorful flourishes in shades of green, blue, and purple. The background is a warm orange gradient with a grid of thin, glowing orange lines and scattered yellow and orange bokeh lights.

Fiesta

HOMES

BY SJR PRIMECORP

Electronic City Phase II

Sunny side up

Its location near Mahindra Satyam in Electronic City Phase II puts Fiesta Homes not only at the centre of Bangalore's IT zone, but also one of the city's greenest, most well-planned neighbourhoods with excellent infrastructure.

Although surrounded by IT companies like Infosys, Wipro, GE, TCS, Fidelity, to name a few, the Fiesta Homes campus is a quiet retreat. It is secluded from the noise of highway traffic, yet just 1.5 km away from the elevated tollway, meaning quick and convenient access to the commercial hubs of Bangalore.

Proximity

GE Technology 0.7 km
 Mahindra Satyam 0.7 km
 TCS 0.8 km
 Infosys 1.5 km
 Hosur 1.8 km
 Narayana Hrudayalaya 2.4 km

Siemens 3 km
 Wipro 3.5 km
 Greenwood High School 16 km
 MG Road 17 km
 Indus International School 18 km



SJR Primus

St. Francis High School and Junior College



Sarjapur Road

Madivala Road

Hosur Road

Wipro Technologies

ORR

Silk Board Junction

Hosur Road

NIIT Technologies

Oxford Educational Institutions

Sasken Technologies

Keys Hotel

BETL (Elevated Expressway)

Citibank ATM

State Bank of Patiala



Hosa Road Junction

Audi Showroom

Hosa Road

MICO Bosch

PES College

NICE Ring Road

Towards Kengeri

CRYSTAL COVE
BY SJR PRIMECORP

THE HUB
by SJR Primecorp

Total Mall

WATERMARK
by SJRPRIMECORP

Sarjapur Road



St. Peter's School

Wipro Corporate Office



Govt. Primary School

Hosa Road

Amrita School of Engineering



Mahindra Satyam Development Centre

TCS

Electronic City Phase II

GE

HP

Infosys Limited

Crowne Plaza

BEML

Indian Institute of Information Technology

Siemens Ltd.

SM Pvt. Ltd.

Electronic City Phase I
BETL (Elevated Expressway)

See the wide open spaces

See the beautifully styled campus. The 4.5 acres of landscaped greenery, at the very heart of Bangalore's IT hub - Electronic City.

See the striking G+9 floor towers. The meandering walkways and trees, creating a resort-like ambience.

And most of all, see the 380 (approx.) airy, bright 2 and 3 BHK apartments, optimized to give each home abundant natural light and fresh air. Step in to FiestaHomes, and see the light.



The grand
scheme
of things

Proposed development PHASE 2

The gated community at Fiesta Homes is just minutes away from the elevated tollway in Electronic City Phase II. Set along the periphery, at diagonally opposite ends of the property, are 8 blocks of G+9-floor towers, with the rest of the space being devoted to gardens and amenities such as the tennis court, basketball court, jogging track and swimming pool.

The well-planned layout, with plentiful parking spaces connected by driveways, ensures that the flow of traffic is always smooth, keeping the resort-like campus peaceful and quiet.

- 1665 sft
- 1490 sft
- 1200 sft
- 1175 sft
- 743 sft - 1BHK
- 740 sft - 1BHK
- 722 sft - 1BHK



Club Rio

Celebrating simple joys does not mean forgoing the finer things in life. Which is why, no measure has been spared at Fiesta Homes to fill the landscaped campus with a host of amenities. Apart from the fact that the entire campus is styled like a resort, with meandering walkways and green jogging paths, the Rio Clubhouse has plenty more to keep every member of the family active, refreshed, entertained and healthy.



Convenience Inside & out

Inside Club Rio,
a world of fun awaits you



Squash

Indoor Badminton



Gym



Billiards



Library

There's plenty to indulge in,
outside too



Lawn Tennis

Basketball



Convenience Store / Café

Children's Play Area



Resort-style meandering walkways
and green jogging track

Cascading waterfall and
swimming pool





A STROLL THROUGH A TYPICAL 3BHK APARTMENT. The unique layout at Fiesta Homes ensures that each room of every apartment has a direct window to the outside world, ensuring natural light streams into every space, along with fresh air. Open design is emphasised through the main living and dining area, maximizing the actual space and sense of spaciousness.

A stroll through the apartments



Balconies and large windows keep the same airy and bright characteristic even in bedrooms, and clever, space-saving wardrobes create extra room while compromising nothing on storage space or convenience.



The kitchen accommodates more than the ordinary, and is directly open to light and fresh air. It's the heart of the family, the place where things are shared, parents made proud, friends help out...

Blueprints for brighter

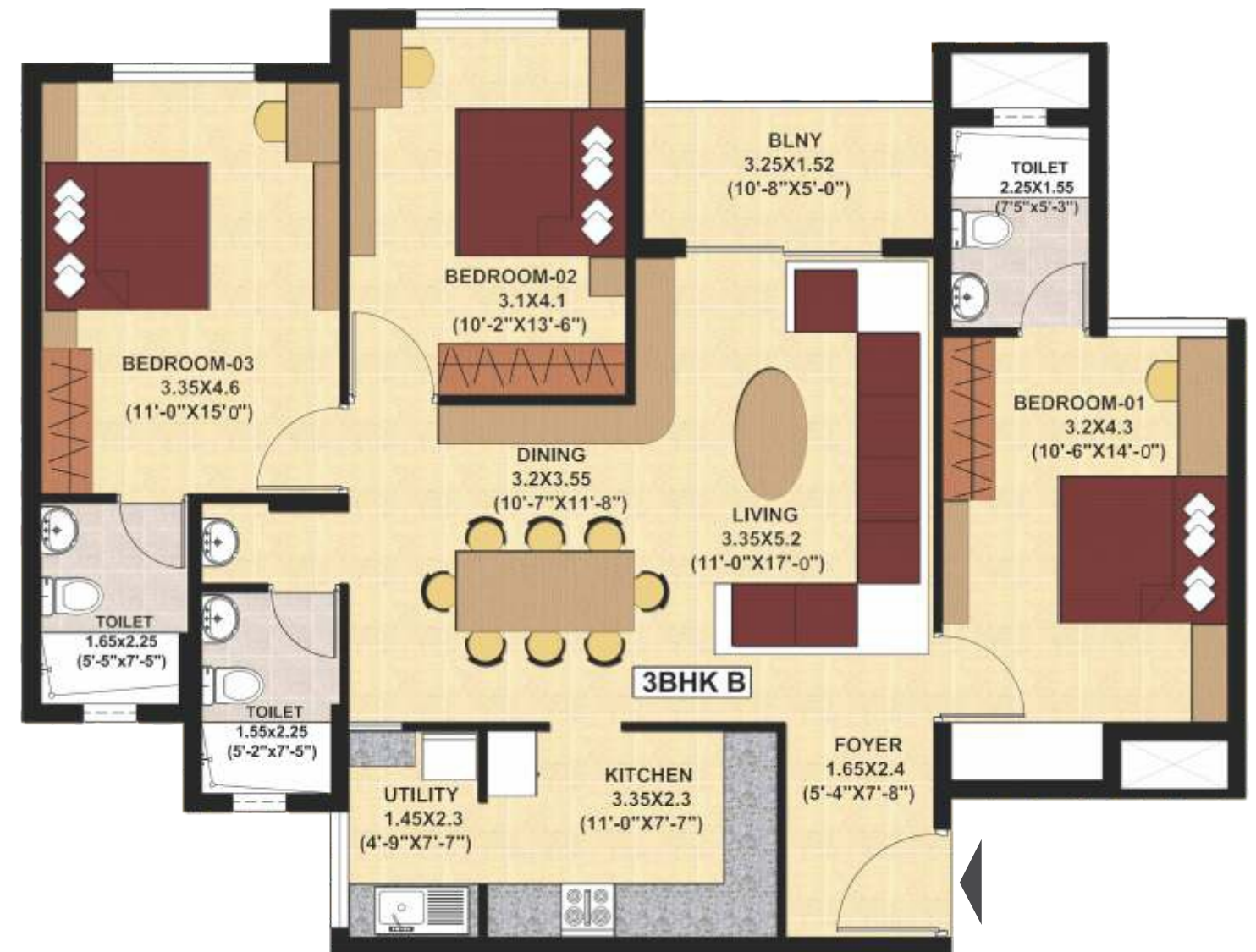
living

All 7 types of apartments at Fiesta Homes ensure you have enough space for all the things that matter to you. From utility areas for storage, washing and drying clothes, to spacious bedrooms and balcony gardens, everything is taken care of.



3BHK with 3 Toilets
1665 sft

Note : Duct to be positioned as per the technical requirement



3BHK with 3 Toilets
1490 sft

Note : Duct to be positioned as per the technical requirement



2BHK with 2 Toilets
1200 sft

Note : Duct to be positioned as per the technical requirement



2BHK with 2 Toilets
1175 sft

Note : Duct to be positioned as per the technical requirement



Infrastructure

Structure

- RCC-framed structure
- Block masonry / Porotherm blocks / equivalent
- Internal walls smoothly plastered with lime rendering

Specifications

Flooring

- Vitrified tile flooring in living, dining, kitchen & bedrooms
- Antiskid tile flooring in toilets & balconies
- Granite flooring for ground floor main entrance lobby and vitrified tiles for upper floor lobbies

Kitchen

- 2' dado tiles above kitchen platform / granite counter top with single bowl stainless steel sink and drain board
- Provision for washing machine in utility area

Bathrooms

- Wall mounted EWC / sanitary ware with flush tanks & wash basin of Hindware / Parryware / equivalent
- Hot - cold water mixer with single controlled bath & shower valve of Hindware / Parryware / equivalent
- Health faucet for all toilets
- Wall tiles dado upto 7' height
- Provision for external geyser points

Doors & Windows

- Polished teakwood door frame with both sides teak veneered; main door of melamine polish
- All other doors with hard wood frames and flush shutters of enamel paint / skin doors
- UPVC for balcony doors & all windows

Power

- | | |
|-------------|----------------|
| Real Power: | Backup Power: |
| • 2BHK 2KVA | • 2BHK 0.75KVA |
| • 3BHK 3KVA | • 3BHK 1.00KVA |

God is in the details. Naturally, to make Fiesta Homes a heavenly place, we had to provide the utmost attention to detail and ensure that only the best of materials, components and fittings are used.

Electrical

- One ELCB for each flat for safety
- One MCB for each circuit provided at the main distribution box in each flat
- Elegant modular switches of Anchor Roma / equivalent
- Telephone points in living and master B/R in both 2 & 3 BHK
- Television points (i) 3 BHK – living, master B/R & guest B/R
(ii) 2 BHK – living, master B/R & child's B/R
- Fire resistant low smoke electrical wires
- Provision for internet point in living & master B/R for both 2 & 3 BHK
- AC point provision in living & master B/R for both 2 & 3 BHK

Painting

- Interiors with quality distemper
- Exteriors with weather shield cement paint

Lifts

- Elevators of reputed make

Common Amenities

- Club House with gym and host of other facilities
- Swimming Pool
- Children's Play Area
- Landscaped Garden
- Lawn Tennis & Basketball Court





Think Design Live brighter



Whether it's about having easy movement, convenient storage, or quick access, good design is the heart of every happy home. It's all of these things, as well as the attention to the little details like where you could dry clothes discreetly, that go into our design. Even on the outside, the winding walkways, landscaped gardens and common areas, all reflect the attributes essential for any good community space.



About SJR Primecorp

At the heart of the ethos of SJR Primecorp is an unfailing desire to provide the utmost quality at a value that is in sync with global trends, the intimate needs of people today, and the environment. As an offshoot of the SJR Group, we are structured to provide highly differentiating projects to various urban needs - residential, commercial and hospitality.

In the last 38 years, since 1973, the SJR Group has grown from being a mere provider of infrastructure solutions to developing properties that are today defining growth and prosperity in Bangalore city. From roads, to flyovers, airport tarmacs, and community centres, the group today caters to the entire spectrum of solutions that any industrialised society needs.

ONGOING PROJECTS

Crystal Cove, Electronic City Phase I
3-4 BHK Exclusive World Homes

The Pavilion, Outer Ring Road
3 BHK Luxury Apartments

Watermark, off Sarjapur Road
2-3 BHK Modern Waterfront Residences

FORTHCOMING PROJECTS

Vogue Residences, Whitefield
3 BHK Designer Apartments

off Sarjapur Road (Rayasandra)
Contemporary Villas

Regent Park, Kasavanahalli Road
2-3 BHK Luxury Apartments



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