



Luxury Unleashed

WINDSOR
AMULYAM





Make it an
everyday part of your life

WINDSOR
AMULYAM

Many things money can't buy

If you have money you can buy a good home. But a good home is only half the story. Some homes come with varied aspects money can't buy. Consider prime location which is yet free from noise and air pollution, a sensible lay out, intelligent planning of interior spaces, breathtaking facades and a distinct ambience which mirror unmistakable class. In short, they have an inimitable aura of their own.

'Windsor Amulyam' is located – imagine where? – on Kammanahalli Main Road off Bannerghatta, just 1.5 kms. from Meenakshi Temple. This project of 38 super luxury homes stands tall as a 15 floor structure, with only six apartments per floor. In short, there are two basements for parking and a ground floor, in addition. Open the window and see the panoramic Bengaluru and savour its flavour. Experience what abundant ventilation does to enliven every moment. How can you put a price on such permanent blessings? All these are supported by state-of-the-art technology and years of remarkable commitment to deliver homes beyond ordinary. Live life in a superior league.





WINDSOR
AMULYAM



Ageless aesthetics

The interiors and exteriors of the project reflect ingenious and clever planning to present ultra-chic looks that stay in style for ages to come. All the designing aspects complement each other and come together in a synchronized effort to give the project a stylishly trendy look. Here, you feel that you own an independent apartment, as we have with utmost respect to your privacy, ensured that there are no common walls between the apartments and the distance between the apartments is decent.

At 'Windsor Amulyam', spacious homes are built with maximum ventilation. And again, all the up-to-date technological innovations are in place working for you, every minute of the day. Come to the zone of comfort.





WINDSOR
AMULYAM

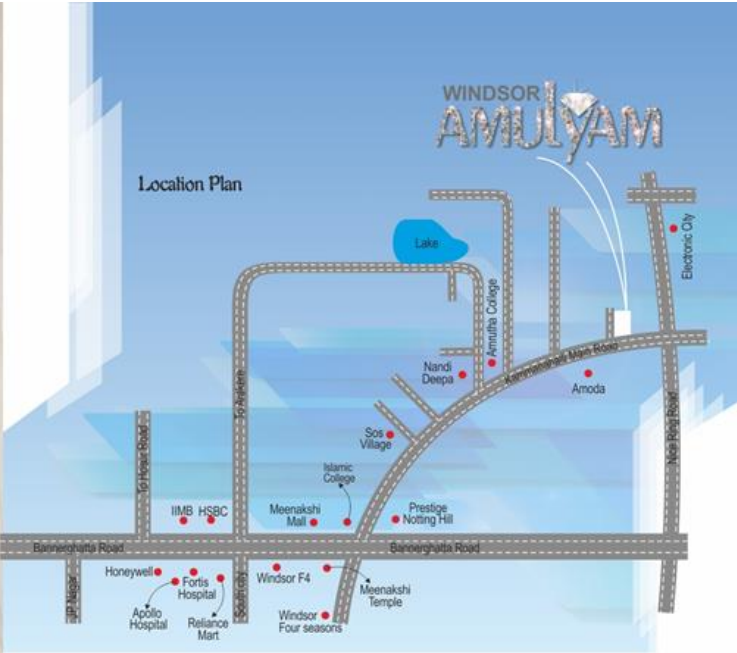
Simply dazzling

WINDSOR AMULYAM



With a growing world around you

‘Windsor Amulyam’ is located on Kammurahalli Road, just 1.3 Km’s from Meenakshi Temple. The project is off Bannerghatta Road which is theizzling hot location of the present day Bangalore. Near to Electronic City where leading international and national IT companies including WIPRO, DELL, Siemens are located, Bannerghatta Road is the most prime location of the city. The best of shopping, entertainment, medical centres and educational institutions are close by.



Proximity details



NICE Ring Road	0.5 km	IIM Bangalore	3.0 km
Meenakshi Temple	1.5 km	Shoppers Stop	7.6 km
Royal Meenakshi Mall	1.6 km	Jayadeva Fly over	7.8 km
BGS National Public School	1.7 km	Electronic City	9.0 km
Sri Chaitanya Techno School	1.8 km	Main City Railway Station	14.0 km
Sherwood High School	2.0 km	Bangalore International Airport	40.0 km
Fortis & Apollo Hospital	3.0 km	(Distances are approximate)	

Any angle is a bright angle

WINDSOR AMULYAM

A venture approved by BBMP and all housing finance institutions, 'Windsor Amulyam' offers spacious and stylized condominiums with every conceivable luxury.

FTTH Home

Integrated Security system

No Common Walls

Luxury Bathroom fittings

24 Hrs Backup Power for common area & individual flats





WINDSOR AMULYAM

The Clubhouse offers you the whole range of leisure pursuits. Choose the one which helps you unwind the best. A whole package that nurtures your physical, emotional and social needs is available. And it is presented in a manner that elevates your lifestyle to a level you deserve.

At 'Amulyam' swimming is not a seasonal activity. Have the pleasure round the year in the indoor, temperature controlled swimming pool. It's party time in any weather in the indoor and open multipurpose halls. Why weather should spoil the fun? Any time is fun time.

The pleasure time

Temperature controlled and
covered swimming Pool

Toddler's pool

Sauna

Jacuzzi

Steam bath

Multi Gym

Squash Court

Open Multipurpose Hall

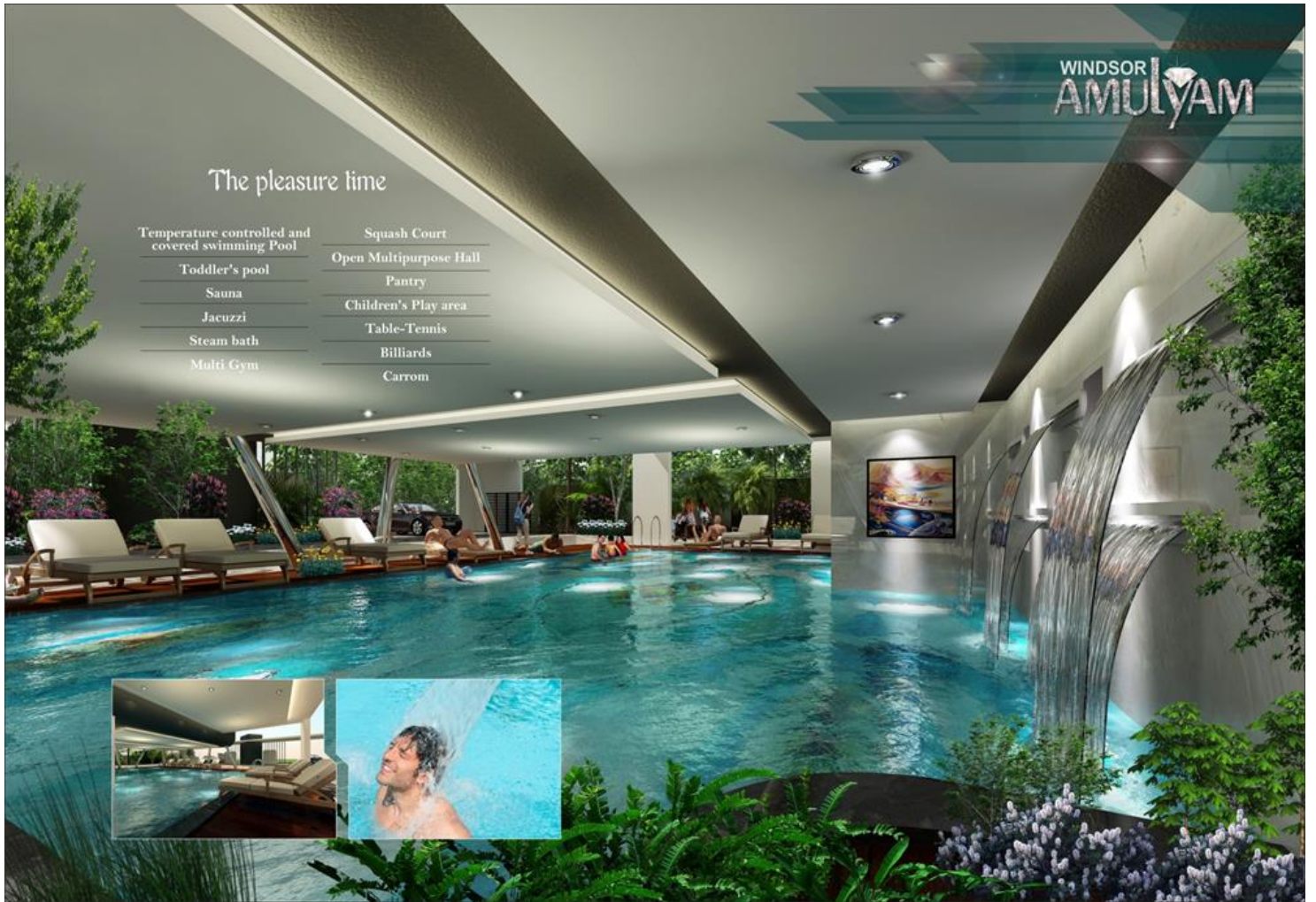
Pantry

Children's Play area

Table-Tennis

Billiards

Carrom



Experience Rich Living

WINDSOR
AMULYAM





Enter the new realm
of Luxury

Home Automation & Security Systems

Integrated Home Automation system.

Home Automation will include:

- Automatic Geyser Control
- Automatic Burglar alarm
- Motion sensor lighting
- Gas leakage detection
- Switch controlled motorized channels for window curtains
- Video door phone system

Proximity/biometric based access into the secure lift lobby at the ground floor and the basement level

Fire Fighting System

Sprinkler systems for covered common areas & apartments with dedicated pumping system as per norms.

Addressable fire detection and Alarm system with Annunciation panel in the security room.

Mechanical ventilation for basements.



Cable TV

An exclusive network of Cable TV will be provided with a centralized control room at a convenient location (users to pay operator on a monthly basis)

Intercom Facility:

Intercom facility from each apartment to the security room, club house and other apartments

Broadband

FION enabled FTTH home

Other Utilities

Rainwater harvesting for recharging the bore wells
Organic Waste converters

Solar Water Connections for the 14th and 15th Floor



Opulence at its best

WINDSOR
AMULYAM





Italian Marble Flooring
 Reticulated Gas System
 Sophisticated firefighting system
 Centralized water treatment with RO system

Latest building automation
 Separate provisions for Visitors' parking
 Solar Connections for Upper Floors
 No common walls



WINDSOR
 AMULYAM

Typical floor plan

WINDSOR
AMULYAM



Sensible, safe and secure

Comfort, convenience and judicious space utility – the three factors so thoughtfully incorporated while planning the layout. And you feel their importance every minute of the day. You will agree the amenities provided give you immense peace of mind. Priceless moments are best enjoyed only when you are truly able to relax.



Flat-A



Flat-B



WINDSOR
AMULYAM

Key Plan



Experience Rich Living

WINDSOR
AMULYAM

Flat-C



Flat-D



Area Statement
Type - BHK
Area in Sft 1467 - 1578



Area Statement
Type - BHK
Area in Sft 1421 - 1535



Key Plan



WINDSOR
AMULYAM

Life enhance lifestyle



WINDSOR
AMULYAM

Flat-E



Flat-F



Area Statement
Type 3 BHK
Area in SR 1609 - 1876



Area Statement
Type 3 BHK
Area in SR 1607 - 1927



Key Plan



WINDSOR
AMULYAM

STRUCTURE

- › Seismic Zone II compliant structure
- › R.C.C. framed structure with solid cement concrete blocks /brick walls.
- › The clear height of each floor will be 10 feet.
- › All concrete work in Ready-mix Concrete(RMC) of required strength.

PLASTERING

- › All internal walls are smoothly plastered with lime rendering
- › External plastering fortified with quality water proofing admixtures.

FIRE FIGHTING

- › Sprinkler system
- › Addressable fire detection
- › Mechanical ventilation

FLOORING**Common Areas:**

- › Lift lobby : Ground Floor Lobby with Granite flooring and upper floor with vitrified flooring.
- › Corridors : Vitrified / Ceramic tiles flooring

Inside Apartment

- › Foyer : Imported Marble
- › Living and Dining area : Imported Marble
- › Master Bedroom : Wooden/ Vitrified flooring
- › Other Bedrooms & kitchen : Vitrified flooring
- › Balconies & Utility areas : Vitrified Flooring

PAINTING / POLISHING

- › Interiors : Walls & Ceiling with plastic emulsion
- › Exteriors - Painting with a combination of Apex Ultima and textured point / equivalent
- › Enamel point for MS Grills / Door Shutters
- › Teak surfaces polished with Melamine

KITCHEN

- › 2' Cladding with glazed tiles above kitchen platform
- › Granite kitchen platform with stainless steel sink, Franke/ make
- › Provision for plumbing points for sink and electrical points to accommodate modular Kitchen.
- › Provision for Aqua Guard point in Kitchen.
- › Provision for washing machine point and dishwasher point in utility area.
- › Centralized Reticulated Gas pipe line System with individual meters.
- › Provision for exhaust fan & electric chimney

PLUMBING

- › All plumbing lines shall be pressure tested
- › All water supply lines are of CPVC / GI of reputed make
- › Sewer lines will be of PVC of reputed make
- › Centralized Sewage Treatment Plant (STP)
- › Centralized water treatment with RO system for domestic water supply, with adequate water storage.

ELECTRICAL

- › Fire resistant electrical wires of Havells / Finolex or equivalent make in concealed PVC conduits
- › Elegant designer modular electrical switches of Havells or equivalent make
- › For safety, one Earth Leakage Circuit Breaker (ELCB) for the flats and one Miniature Circuit
- › Breaker(MCB) for each room provided at the main distribution box within each flat
- › Each 2 BHK flat will be provided with with 5 KVA power & 3 BHK with 8 KVA Power backup
- › TV and telephone point/s will be provided in Living room and in each Bedroom
- › Split A/C Power point in Master Bedroom. Conduit provision for A/C in all other bedrooms and Living rooms, Bedrooms and Living Rooms.
- › **Backup Power- DG s**
- › 100% standby generator backup for all apartments, common areas and utilities/services with Automatic Mains failure start-up and Synchronized operation of multiple DGs for effective load sharing performance.
- › DGs with Acoustic Enclosures (Low noise operation)

TOILETS

- › Glazed / Ceramics tiles dado up to false roofing height
- › Anti-skid tiles flooring
- › Wall mounted EWC with concealed cisterna and counter washbasin in all toilets of Kohler make or equivalent
- › Hot and cold water mixer unit for shower of Kohler or equivalent make, in all the toilets
- › Hot & Cold water supply mixer for all washbasins.
- › Chromium plated heavy body metal health faucet of Kohler or equivalent make, will be provided in all toilets
- › Concealed Master Control Cock (Ball Valve) in each toilet from inside
- › Provision for one geyser in all toilets
- › Large sized toilet ventilators in fixed glass with provision for exhaust fan
- › Glass shower partitions/cubicles for shower areas in all bathrooms
- › Chilly or equivalent make detachable stainless steel cockroach traps with lids in all bathrooms
- › Rain shower of Kohler or equivalent make in all bathrooms
- › False ceiling for all toilets.

MAIN DOOR& WINDOWS

- › High quality Teak wood door frame
- › Teak wood designer shutters, finished with Melamine polish
- › All hardware shall be brush finished stainless steel of superior make
- › Main doors and Bedroom door with magnetic catcher and bathroom doors with high quality door stopper
- › Window sill with granite finish
- › 3 track UPVC sliding doors and Windows (REHAU make) with plain glass and mosquito nets.

LIFTS

- › One high speed, passenger and one service lift of OTIS make or equivalent will be provided as shown in the floor plans of each tower

The prestige and desirability of any project depends on the promoters. It would be enough if we say 'Amulyam' is an offering from Windsor Homes. You will at once know you are acquiring one of the best homes Bangalore has to offer. Naturally, because Windsor Homes have some of the renowned projects to their credit. They have provided many a client an address they would be proud of. Now the chance is yours!

Past ventures

Windsor Township
Windsor Heritage
Windsor Ambika
Windsor Classic
Windsor Prime Corner
Windsor F4
Windsor Four Seasons Phase I & II



Windsor Four Seasons Phase I



Windsor Four Seasons Phase II



Windsor F4

Upcoming ventures

WINDSOR TROIKA

Begur Main Road,
Off Bannerghatta Road



Promoters & Developers:



Corporate office:
Windsor Gardens Private Limited
Builders & Developers
"Windsor F4", 696/711/75/1B, 1, 2 & 3,
Hulimavu, Bannerghatta Main Road
Near Royle Meenakshi Mall, Bangalore - 560 078

☎ : +91 9945666900, +91 9945691919
✉ : amulyam@windsordevelopers.com
🌐 : www.windsordevelopers.com

Structural Consultants:
ADHARSHILA

Elevation designer:
Poornakeerthi

Note: This brochure is only a conceptual presentation of the project and not a legal offering. The promoters reserve the right to make changes in the elevation, plans and specifications as deemed fit.

Designed by RMMV (+91-9245542071) www.rmmv.org