

Apartments that are NOT Just Apartments but
Independent Homes
DECCAN ARCADE II

No common walls ensure

- ✓ Privacy
- ✓ Light
- ✓ Ventilation



 **DECCAN
GROUP**
Builders & Developers
ISO 9001 : 2008 Certified



Why Deccan Arcade II Apartments feel like Independent Homes!

4 ft open space between 2 apartments on both sides.
15 ft open space at the rear &
13 ft space (corridor + cutout) in front of each apartment.



The Deccan Group

DECCAN GROUP, an ISO 9001:2008 Certified Company, promoted by Mr. V. RANGANATH who has decades of experience and Mrs. R. SARITHA REDDY an interior designer, commenced operations over twenty years ago.

Its reputation has been built on superior design, high quality construction & timely delivery. The thousands of satisfied customers are testimony to the excellent residential & commercial complexes built by it across Bangalore.

Deccan Arcade II

After the success of Deccan Arcade-1, Deccan Group now spreads the smiles even further with DECCAN ARCADE - II. Consisting of 108 apartments, it is built, like its predecessor, with the unique concept of 'no-common walls'. A 4 ft space separates each apartment on two sides with more than 15 ft open space at the rear and 13 ft corridor in front, incorporating all the advantages of an independent home into an apartment.

How does the 'no-common walls' concept benefit residents ?

Privacy: The extra space ensures total privacy to all owners.

Light & Ventilation: The generous space left all around ensures free flow of air & ample natural light within each apartment and in common areas, an absolute necessity for healthy living.

More space, more freedom of movement: Unlike apartments, that make you feel claustrophobic, the Deccan Arcade apartments give you complete freedom due to their openness.

Ideal Location : Located close to Mysore Road, Deccan Arcade-II is situated in the midst of the serene surroundings of Raja Rajeshwari Nagar, a safe distance from Bangalore's chaotic traffic but within easy reach of bus-stops, market places, schools & colleges, playgrounds, temples and health facilities.

The wonder of Design: Each apartment is planned for functionality, comfort & safety.



The plans for Deccan Arcade - II have been approved by BBMP (Bruhat Bangalore Mahanagara Palike)

As a matter of corporate policy, Deccan Group provides clear titles of all properties. Owners can easily avail of housing loans from any of the leading financial institutions.

Project Highlights

- Close to Mysore Road, Rajarajeshwari Temple, Manipal Super Speciality Hospital, Gopalan Arcade, Global Village Tech Park, R. V. College of Engineering, National Hill View School and many other educational institutions.
- Backed with clear titles for the land and all clearances.
- Housing loans from all leading financial institutions.
- Just 2.2 kms from Rajarajeshwari Nagar arch on Mysore Road.
- Quiet, safe and unpolluted surroundings.
- Maximum utility and comfort.



AMENITIES

- Club House with Indoor Games & Swimming Pool
- Well equipped Gym
- Jogging Track
- Children's Play Area
- Party Hall
- Intercom Facility
- Power back-up
- Round-the-clock security

Specifications :

Structure : R.C.C. framed structure

Walls : Cement blocks having plaster on both sides.

Flooring: Vitrified flooring with skirting in living, dining, kitchen and bedrooms.

Main Door : Teakwood frame with OST door.

Rooms & Kitchen: Wooden frame with OST door.

Bath & Balconies: Wooden frame with enamel painted waterproof door.

Windows: Aluminium framed windows with enamel painted steel grills with necessary fittings.

Painting: Superior distemper for interior walls, waterproof paint for external walls.

Water Supply: Underground sump and separate overhead tanks for corporation water and borewell water provided.

Kitchen: Polished granite platform and stainless steel sink with 2' height

ceramic tile dadoing on walls / RCC loft for storage. 2 taps, one each for corporation water and borewell water from overhead tank provided.

Bath / Toilet: Two Indian type / Western type commode with shower and 3 wash basins in 2 BHK flats & three Indian type / Western type commode with shower and 4 wash basins in 3 BHK flats. Provision for geyser and anti-skid tiles flooring and glazed tiles upto 7" height.

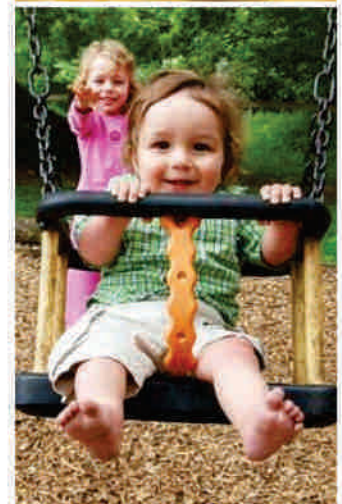
Television: Concealed connection provided in living area and master bedroom.

Telephone: Concealed connection provided in living area and master bedroom.

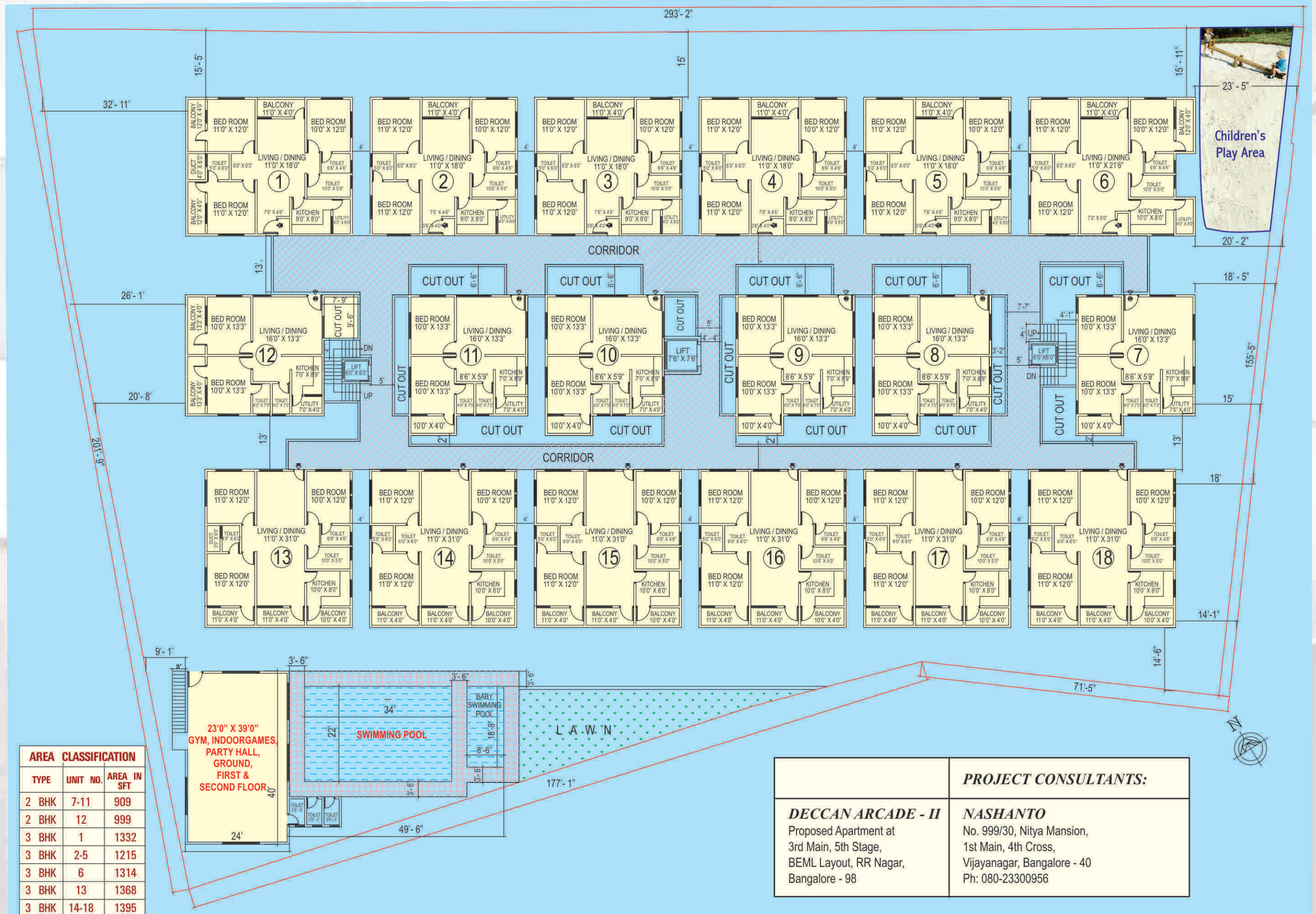
Lift: ISI Standard- 3 Nos.

Generator: Standby for common facilities, lift and pump.

Parking: Reserved basement car parking



Floor Plan



AREA CLASSIFICATION		
TYPE	UNIT NO.	AREA IN SFT
2 BHK	7-11	909
2 BHK	12	999
3 BHK	1	1332
3 BHK	2-5	1215
3 BHK	6	1314
3 BHK	13	1368
3 BHK	14-18	1395

PROJECT CONSULTANTS:	
DECCAN ARCADE - II Proposed Apartment at 3rd Main, 5th Stage, BEML Layout, RR Nagar, Bangalore - 98	NASHANTO No. 999/30, Nitya Mansion, 1st Main, 4th Cross, Vijayanagar, Bangalore - 40 Ph: 080-23300956

Deccan Group

Some of the Completed Projects

DECCAN HEIGHTS, Rajarajeshwarinagar

DECCAN SHELTERS, Judicial Layout, Yelahanka

DECCAN PARADISE, Basaveshwarnagar

DECCAN SPLENDOR, Basaveshwarnagar

DECCAN REGENCY, BEML Layout, Basaveshwaranagar

DECCAN ROYAL, Basaveshwaranagar

DECCAN MANSION, Malleshwaram

DECCAN TERRACE, Malleshwaram

DECCAN FIELDS, ITPL Road

DECCAN MANOR, New BEL Road

DECCAN HERITAGE, New BEL Road

DECCAN VILAS-I, New BEL Road

DECCAN VILAS-II, New BEL Road

DECCAN ELITE, BEL-Hebbal Ring Road

DECCAN PRIDE-I, RPC Layout, Vijayanagar

DECCAN PRIDE-II, RPC layout, Vijayanagar

DECCAN ENCLAVE, RPC Layout, Vijayanagar

DECCAN GARDENIA, Garden Vilas, Vijayanagar

DECCAN GARDENIA-2, Garden Vilas, Vijayanagar

DECCAN RESIDENCY, Canara bank Colony, Vijayanagar

DECCAN NIVAS, BCC Layout, Vijayanagar

DECCAN COMFORTS, WOC Road, Rajajinagar

Under Construction



DECCAN ARCADE I
Rajarajeshwari Nagar



DECCAN SHELTERS
Judicial Layout, Yelahanka



DECCAN HEIGHTS
Rajarajeshwarinagar



DECCAN GARDENIA
Vijaynagar

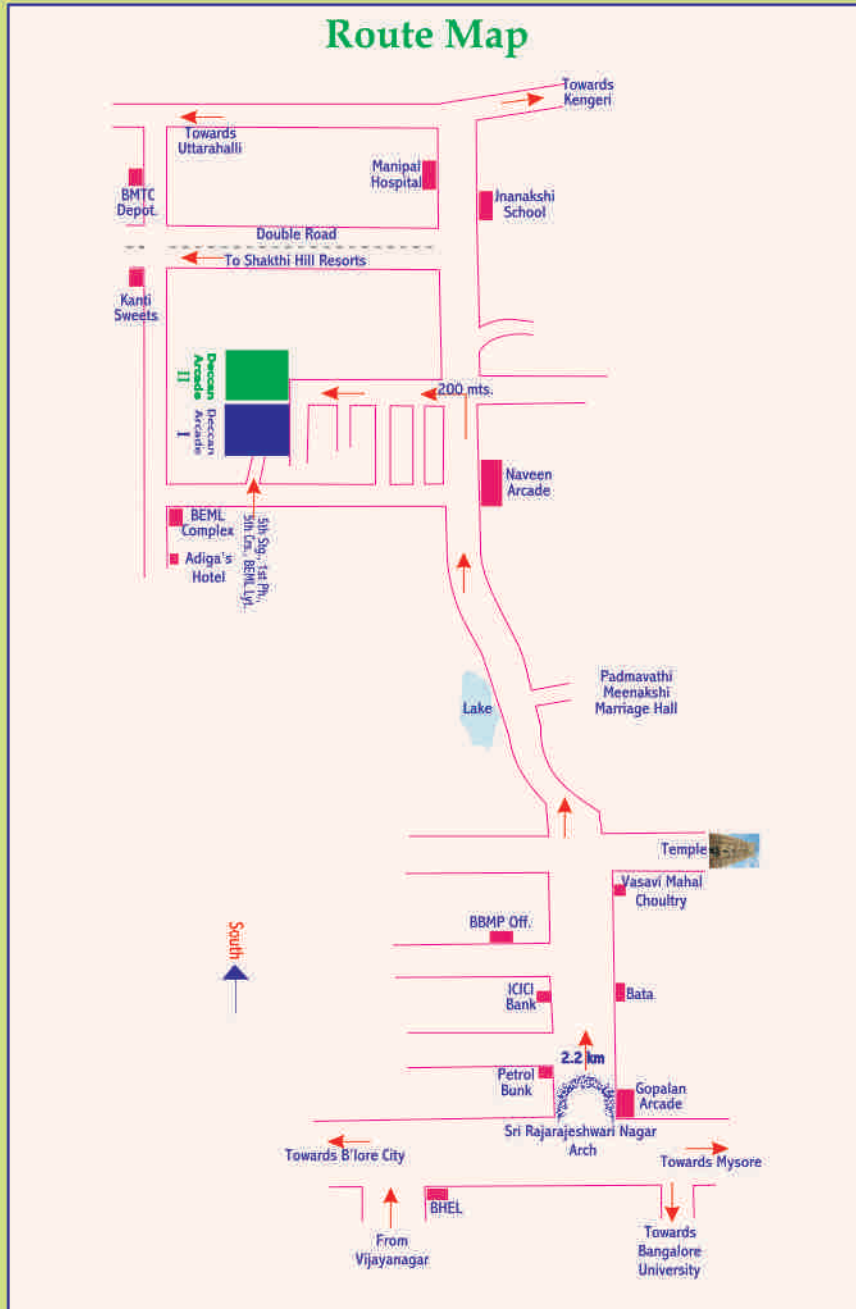


DECCAN PARADISE
Basaveshwarnagar



DECCAN FIELDS
ITPL Road

Route Map



DECCAN GROUP
Builders & Developers
ISO 9001 : 2008 Certified

Office: No. 120K, Ground floor, 14th cross, 1st Block, Rajajinagar, Bangalore-10.

Ph: 23322337, 23322338, 9880021197, 9448041781

Email: groupdeccan@yahoo.ca website: www.deccan-group.com