



Site Address: Arvind The Park, Survey No 63/3 & others, Lingadeeragollahalli, Village, Kundana Hobli, Devanahalli, Bengaluru Rural, Karnataka - 562110 | **Website:** www.arvindsmartspaces.com
Rera No.: PRM/KA/RERA/1250/303/PR/050325/007549 | **Rera Website:** www.rera.karnataka.gov.in



Live the resort life, where every day feels like a vacation.

Experience unmatched luxury amidst serene tranquillity.



THE LIFESTYLE OF A RESORT. THE LUXURY OF A BESPOKE VILLA.

Imagine waking up to the golden sunlight dancing across lush greens, the soothing serenity of nature enveloping your mornings. Picture the joy of handpicking fresh fruit from your private garden, hosting starlit dinner soirées that brim with laughter and elegance, and gifting your children the simple yet profound treasure of playing freely amidst sprawling trees.

At Arvind The Park, build your dream villa, designed your way, on a canvas of nature's finest hues, complemented by a luxurious clubhouse and world-class amenities. This is more than a home—it's your personal paradise.

Representative Image



**BUILD YOUR PRIVATE VILLA, YOUR WAY.
WE'LL PROVIDE THE VIEW.**

Few experiences rival the joy of creating your own villa, crafted exactly to your vision. Whether you dream of a timeless Tudor-style estate or a sleek modern masterpiece, we've curated the perfect landscape for you to bring your vision to life.

Representative Image



Artist's Impression

**FOR A MEETING VENUE, MAY WE SUGGEST
THE EXECUTIVE GOLF COURSE?**

Just beyond the main boulevard lies the estate’s executive golf course—a haven of lush, rolling greens. It’s more than just a course; it’s a place to connect with old friends over a shared passion, host informal meetings in an inspiring setting, or simply soak in the beauty of the landscape as it glows in the golden sunlight each morning.

Disclaimer: The Executive Golf proposed to be developed in the Arvind The Park project and the Executive Golf amenities developed in Arvind Greatlands project together shall form the Executive Golf amenities and the same shall be used by the Allottee/s of Arvind The Park and Arvind Greatlands project in common. The Executive Golf is part and parcel of the areas to be relinquished / relinquished areas which will be relinquished or have been relinquished to the competent government authority. The Allottees / Plot owners of Arvind Greatlands and Arvind The Park project will have access to the Parks and open spaces, civic amenities areas without having any exclusive rights / ownership of the said lands relinquished to the competent government authority.



Representative Image

THE ESTATE FLAUNTS VAST GREENSPACES. BUT THERE'S
SOMETHING SPECIAL ABOUT ONE YOU CAN CALL YOUR OWN.



Representative Image

SENSORY LANDSCAPING TO ALLURE YOU OUTDOORS.

The landscapes at Arvind The Park are thoughtfully crafted to offer a truly immersive sensory experience. Imagine stepping into a world where every corner is a visual masterpiece, with lush greenery and vibrant blooms painting a picture of tranquility. The gentle rustle of leaves in the breeze harmonises with the subtle fragrances of blooming flowers, creating an atmosphere that soothes the mind and uplifts the spirit.



**PATHWAYS TO BLISS, WHERE EVERY STEP,
IS A STORY OF SERENITY.**

Meandering pathways wind through these serene settings, transforming daily walks into enchanting escapes. Whether it's the soft glow of morning sunlight filtering through the trees or the moonlit charm of an evening stroll, the ambiance adds a fairy-tale magic to your everyday life. It's a place where nature and elegance come together, creating moments of pure bliss at every step.



Monogram by Arvind Lounges and Resorts is an independent entity & not a part of the project amenities.





Artist's Impression

THE RESORT BY THE ESTATE. WHERE COMMUNITY SPARKLES AMIDST SERENITY.

The perks of living at Arvind The Park are not limited to the boundaries of the estate. Residents will be given the opportunity to become members of Monogram* by Arvind Lounges and Resorts, a fully integrated resort that has all the promises of becoming a magnet for activity and society. Set upon a lawn playfully patterned by the shadows of its latticed façade, it is designed to be perfect for both daytime pursuits and evening soirées. If you ever want to add a little more sparkle to your everyday life, all you will have to do is walk over.

That's not all, members of Monogram by Arvind have the privilege of accessing the existing and upcoming lounges and resorts located at multiple destinations across multiple cities. Like we said, the perks of living at Arvind The Park stretch way beyond the estate.

Disclaimer: Monogram lounges & resorts are a Pan-India chain of independently owned/managed lounges & resorts by Arvind Smartspaces by itself or its associate or affiliate entities (Promoter). The lounges & resorts are independent entities fully owned and operated by the promoter as an independent commercial venture and the promoter has the sole and absolute right to admit or sell membership, grant usage rights or commercialise the said lounges and resorts in any form or fashion subject only to the terms and conditions formulated by the promoter and amended from time to time at the sole discretion of the promoter. Ownership of a plot/villa/apartment/unit in any of the project promoted by the promoter do not give the owners of such plot/villa/apartment/unit any right in the lounges & resorts except the right to enjoy the facilities of lounges & resorts on the payment of the required membership & maintenance fees and strictly as per the T&C attached to such membership as formulated by the promoter and amended from time to time at the sole discretion of the promoter. The promoter has the right to change, amend, enhance, delete the overall size of Monogram Lounges & Resorts or any or all of the amenities therein at discretion. Artistic impression/Representative images. Subject to approval.



Monogram Lounge



Table Tennis



Multimedia Theatre

LUXURY MEETS LIFESTYLE UNDER ONE ROOF.

Discover a realm where luxury and lifestyle come together effortlessly at Monogram* by Arvind Lounges and Resorts. With modern fitness facilities, elegant lounges, gourmet dining, and vibrant recreational spaces, every detail is crafted to enhance your daily experiences. Enjoy unparalleled comfort and refinement designed to align with your distinctive lifestyle.

- | | | |
|--|--|-----------------|
| • Spa | • Table Tennis | • Banquet Hall |
| • Library | • Badminton Court | • Hotel Rooms |
| • Executive Business Centre | • Monogram Lounge | • Creche |
| • Meeting & Conference Room | • Restaurant | • Snooker Room |
| • Rooftop Infinity Pool | • Discotheque | • Steam & Sauna |
| • Gym | • Multimedia Theatre | • Massage Room |
| • Indoor Games Room:
Card Room, Board Games | • Yoga / Aerobics /
Multipurpose Room | |

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Kids' Play Area



Barbeque Deck



Lily Pond

OUTDOOR BLISS, INSPIRED LIVING.

Step into a world where the outdoors redefine leisure and tranquillity. Amidst lush greenery and open skies, find spaces that inspire reflection and rejuvenation. Discover the perfect blend of nature and thoughtfully designed amenities for an unparalleled experience.

- Floor Games
- Half Basket Ball Court
- Outdoor Gym
- Zen Garden
- Kid's Play Area
- Flower Garden
- Butterfly Park
- Senior Citizens Sit-out
- Gazebo Seating
- Barbeque Deck
- Lily Pond
- Star Gazing Deck
- Dense Plantation
- Multipurpose Court

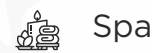
Disclaimer: All Outdoor Amenities are a part of Park / CA Area, which will be relinquished to the government and not part of the project thereafter. Zen Garden, Lily Pond, Flower Garden and Butterfly Park are part of Landscaped Garden.

Representative Images

30+ WAYS TO ELEVATE
YOUR EVERYDAY.

With over 30 unique offerings, from serene outdoor spaces and vibrant recreational zones to state-of-the-art fitness facilities and luxurious social hubs, every moment is crafted to inspire and rejuvenate. Experience unparalleled comfort and convenience that transforms the ordinary into the extraordinary.

MONOGRAM BY ARVIND AMENITIES



Spa



Gym



Hotel Rooms



Library



Table Tennis



Creche



Executive Business Centre



Badminton Court



Snooker Room



Meeting & Conference Room



Monogram Lounge



Steam & Sauna



Rooftop Infinity Pool



Restaurant



Massage Room



Multimedia Theatre



Discotheque



Indoor Games Room:
Card Room, Board Games



Yoga / Aerobics /
Multipurpose Room



Banquet Hall

OUTDOOR AMENITIES



Flower Garden



Kids' Play Area



Butterfly Park



Floor Games



Senior Citizens Sit-out



Multipurpose Court



Lily Pond



Half Basket Ball Court



Star Gazing Deck



Outdoor Gym



Barbeque Deck



Zen Garden



Dense Plantation



Gazebo Seating

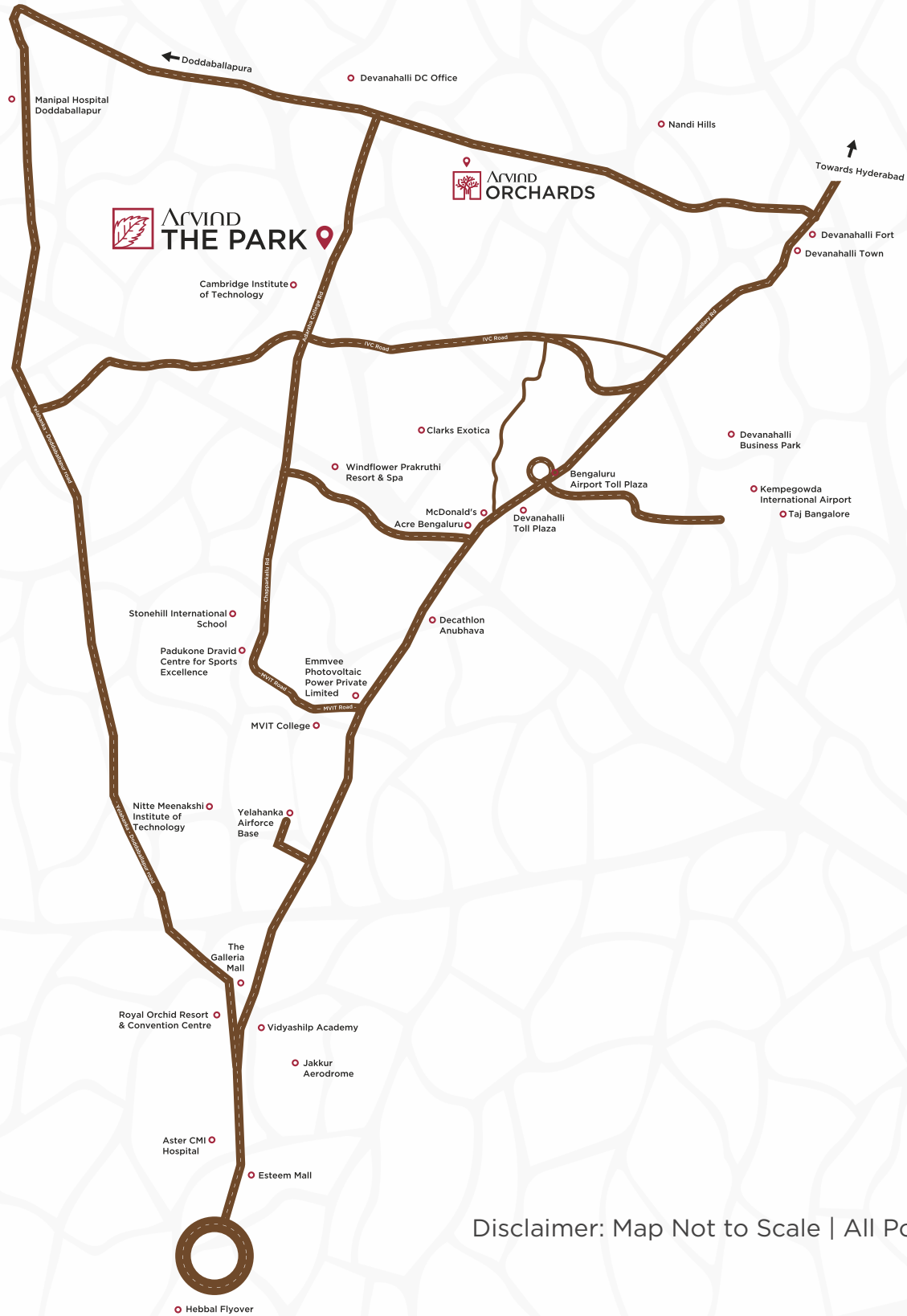
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LOCATION

DEVANAHALLI, THE THRIVING HUB
THAT IS HOME TO THIS SERENE ESTATE.

Within its gates, Arvind The Park is a vast landscape far removed from the noise and bustle of the city. And yet, its location is one of the most connected hubs in Bengaluru with prime schools, hospitals and entertainment spots just a swift drive away.



Disclaimer: Map Not to Scale | All Points of Interests are Indicative.

30 Mins

20 Mins

10 Mins



Arvind
THE PARK

AKASH
HOSPITAL

JW MARRIOTT

ASTER CMI
HOSPITAL

RYAN INTERNATIONAL
SCHOOL

JAKKUR
AERODOME

MOTHER
TERESA HOSPITAL

KEMPEGOWDA
INTERNATIONAL AIRPORT

DELHI PUBLIC
SCHOOL

TAJ BANGALORE

MVIT
COLLEGE

OXFORD ENGLISH SCHOOL

ANGSANA
OASIS SPA AND RESORT

MANIPAL
HOSPITAL

CLARKS EXOTICA
CONVENTION CENTER

STONEHILL
INTERNATIONAL SCHOOL

CAMBRIDGE INSTITUTE
OF TECHNOLOGY

THE SCHOOL OF
ANCIENT WISDOM

IIAMR NEW CAMPUS

CLUB CABANA
AMUSEMENT PARK

CARMEL
ENGLISH SCHOOL

PADUKONE - DRAVID CENTRE
FOR SPORTS EXCELLENCE

WINDFLOWER PRAKRUTHI
RESORT & SPA

DEVANAHALLI
FORT

TIMELESS CHARM, UNMATCHED CONNECTIVITY.

While it is steeped in history – with ancient forts and temples – Devanahalli is also a significant part of Bengaluru's future. The locality has emerged as one of the most desirable addresses for company headquarters and residents alike. The estate is close to the international airport and will have several landmark infrastructure projects within a 20-minute radius.

20-min away from the international airport.

Near key upcoming projects such as the IT investment region, a major business park, an aerospace park, and the ring road.

Easy access to major hospitals, schools and prime locations within the city.



ABOUT US

WE ARE ARVIND SMARTSPACES. AND WE'RE HERE
TO RAISE THE STANDARD OF DESIGN IN REAL ESTATE.

At Arvind SmartSpaces, we combine the innate design sense that is in our DNA, with the power and credibility of an industrial house. This allows us to institutionalise our high design standards, and deliver them consistently, with scale and on schedule.

Since our entry into the real estate industry in 2009, we have developed projects that not only meet our customers’ needs, but raise their expectations for how much a home can enhance their lives. We believe in customer centric design – which raises both the level of aesthetics and living standards. Our aim is to create a positive impact on lives of customers & their family by bringing this standard of design thinking to all customers, not just a select few.

Ahmedabad:

Arvind Uplands | Arvind Aqua City | Arvind Forreste | Arvind Highgrove | Arvind Rhythm of Life | Arvind Fruits of Life | Arvind Uplands 2.0 | Arvind Uplands 3.0 | Arvind Aavishkaar | Arvind Alcove | Arvind Citadel | Arvind Parishkaar | Arvind Megaestate | Arvind Megatrade | Arvind Megapark

Bengaluru:

Arvind Forest Trails | Arvind Orchards | Arvind Greatlands | Arvind BelAir | Arvind Oasis | Arvind The Edge | Arvind Sporcia | Arvind Expansia | Arvind Skylands

Pune:

Arvind Elan



#DESIGNEDTOINSPIRE
OUR SIGNATURE PROPERTIES.

AHMEDABAD



ARVIND UPLANDS
Ultra-luxury golf villas



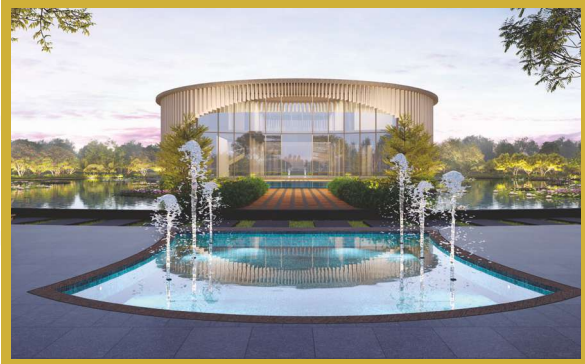
ARVIND AQUACITY
Premium lakeside villas & plots



ARVIND FORRESTE
Luxury villas nestled in a forest



ARVIND HIGHGROVE
Premium golf villas and plots



ARVIND RHYTHM OF LIFE
Premium plots



ARVIND FRUITS OF LIFE
Premium weekend villa plots



ARVIND UPLANDS 2.0
Premium golf villas & plots



ARVIND AAVISHKAAR
Premium homes with all modern amenities



ARVIND ALCOVE
Premium weekend residential plots



ARVIND FOREST TRAILS
Luxury villas



ARVIND ORCHARDS
Premium villa plots



ARVIND GREATLANDS
Luxury villa plots



ARVIND BEL AIR
Luxurious residences with unlimited lifestyle



ARVIND OASIS
Premium residences surrounded by soothing waterbodies



ARVIND THE EDGE
Modern retail, commercial and office spaces

PUNE



ARVIND ELAN
Stylish and spacious residences

OUR HERITAGE

THE LALBHAI GROUP: SPANNING SEVEN INDUSTRIES AND OVER 126 YEARS

The Lalbhai Group was founded in 1897 as a textile mill in pre-independent India. Since then, we have grown into a USD 2 billion conglomerate that has made its way to fashion capitals across the world through iconic brands like Calvin Klein, Tommy Hilfiger, Arrow and more. Now, we're taking our expertise and sense of design into the world of real estate. As varied as our ventures are, a common thread runs through all our work: a deep understanding of aesthetics and the discerning customer.

THE LALBHAI GROUP:

ENRICHING LIFESTYLE THROUGH ICONIC BRANDS



Textiles | Brands | Retail | Real Estate | Telecom | Engineering | E-commerce



GENERAL DISCLAIMER:

The representative image / images including artistic impressions and representative image / images are only indicative. The Designs, dimensions, facilities, plans, representative image / images, specifications, furniture, accessories, paintings, items, electronic goods, additional fittings/fixtures, decorative items, false ceiling including finishing materials, specifications, shades, sizes and colour of the tiles and other details shown in the representative image / images are only indicative in nature and are only for the purpose of illustrating/indicating a possible layout and do not form part of the standard specifications/amenities/services to be provided in the Unit/Plots. The Promoter reserves the right to change any or all of these in the interest of the development, as per provision of law. Artist's impressions are used to illustrate amenities, specifications, representative image / images and other details. The Allottee/s / Purchaser/s are advised to use their discretion in relying on the information/amenities described/shown therein. All specifications of the Plot shall be as per the final agreement between the Parties.

MONOGRAM DISCLAIMER:

a. Arvind The Park is a project being developed by Arvind Homes Private Limited(“Promoter”). The Promoter reserves the right to plan, get approved and / or launch Arvind The Park in one or more phases of varied sizes either in one phase or in multiple phases over a period of time. The Promoter shall develop a Resort – “Monogram by Arvind” situated at Lingadheeragollahalli village. The said Resort – “Monogram by Arvind” is located outside the Project and does not form part of the amenities and facilities of the Project. Monogram is an independent lounge & resort owned and operated by the Promoter / Arvind SmartSpaces Limited. The resort will be operated / managed and controlled by the Promoter / any other entity under any appropriate arrangement / agreement at the discretion of the Promoter. The Owner / Promoter has the right to change, modify, reduce and increase the size of the resort (Monogram) or any of its amenities from time to time. The Promoter also owns the exclusive operational, titles and ownership rights for the lounges and resorts and reserves the rights to operate the resorts either by itself or through its associate companies or through any third party of its choice. The Promoter is free to sell or transfer its rights in the Monogram to any third party at its own discretion. Monogram does not form part of the amenities / common areas at Arvind The Park. The owners of individual plots in Arvind The Park will be oered membership at the Monogram Club and resort at the terms and conditions which may be specified by the promoter from time to time. Such membership can be used by the Allottee/First Allottee's immediate family members (family members include father, mother, husband, wife, 2 unmarried children [upto the age of 21 years]). Further, such membership will be co-terminus with the ownership of a residential plot at Arvind The Park and will be available for a period of 25 years from the date of commencement of operations of club as communicated by the Promoter/Owner. Thereafter the membership is extendable on the basis of mutual understanding and agreement. Such Membership will be subject to the usage charges and annual maintenance fees as may be decided from time to time by the Promoter / operator of the Monogram. The Promoter/Operator shall have the rights at all times to grant memberships and/or usage rights to any of the monogram resorts or lounges to any person or group of persons at its sole discretion as per terms as may be deemed fit by the Promoter / Operator. Monogram by Arvind is not part of the facilities, amenities of the Project and is not intended to be handed over to any society or common ownership of the residents of the Project and shall always remain an independent commercial entity owned / operated by Promoter/Operator as may be appointed by the Promoter. All renders / representative image / images / marketing material featuring Monogram are purely artistic impression/ representative image / images and do not constitute an oer for sale or create any rights in any third party including but not limited to the applicant of Plot at Arvind The Park.

b. All renders / representative image / images / marketing Material featuring Resort – Monogram by Arvind are purely artistic impression / representative image / images and do not constitute an oer for sale or create any rights in any third party including but not limited to the applicant of Plot at Arvind The Park. The Applicants are made aware that the members of the club are guided by the club – Bye Laws framed by the Promoter and amended from time to time at the sole discretion of the Promoter. The membership in club, is non-tradeable/non-transferable and cannot be sold to any other person/entity by the unit holder at any point of time.

OTHER DISCLAIMERS:

1. The representative image / images and renders shown in the brochure and other marketing material are purely for representational purposes and the Promoter shall not be liable for any specification or amenity except as specifically mentioned in the agreement for sale entered into between the customers of Arvind The Park with the Promoter.
2. All project amenities and facilities shall be handed over in terms of Agreement for Sale and are part of present, future development and adjacent lands.
3. The Promoter proposes to modify the Layout Plan of the Project to incorporate the additional lands through the addition of several survey numbers adjoining the Project as part of composite development/Project in the manner as deemed fit by the Promoter, by virtue of which the master layout plan / plan approval.