



# THE WALK OF LIFE



BRIGADE  
**LakeFront**  
E P I P, W H I T E F I E L D

LIFE IS A JOURNEY THAT'S BEST SPENT WALKING.

THERE'S NOTHING BETTER THAN A WALK AT SUNRISE,  
EXCEPT OF COURSE, A STROLL AT SUNSET.

A SHORT WALK HERE, A SHORT WALK THERE,  
A FEW MINUTES OF WALKING WILL GET YOU ANYWHERE.

WELCOME TO BRIGADE LAKEFRONT, AN IDYLIC SETTING  
THAT LETS YOU REDISCOVER THE JOY OF WALKING.

# WALK INTO A TRANQUIL BEGINNING

Walk into a new way of life at Brigade LakeFront. Located in EPIP, Whitefield, these luxury apartments are adjacent to a freshwater lake. Here, your world brims with peace and tranquillity, even though it's just a short walk away from all your everyday necessities.

20 ACRES | GROUND + 14 LEVELS

2, 3 & 4-BEDROOM LUXURY APARTMENTS

1330 - 3360 SQ.FT.



# WALK INTO A WORLD OF OPENNESS

At Brigade LakeFront, the three individual blocks are interspersed with sloping lawns, flora and walkways. Thanks to the wide open spaces, there is an abundance of light and fresh air that streams into your home through the spacious balconies. Here, life is a perfect balance of cozy, comfortable indoors complemented by the fresh, green outdoors.



Whether you're watching the evening news to catch up with the world, or indulging in conversation with your family, the comfort of your living room adds that special touch.



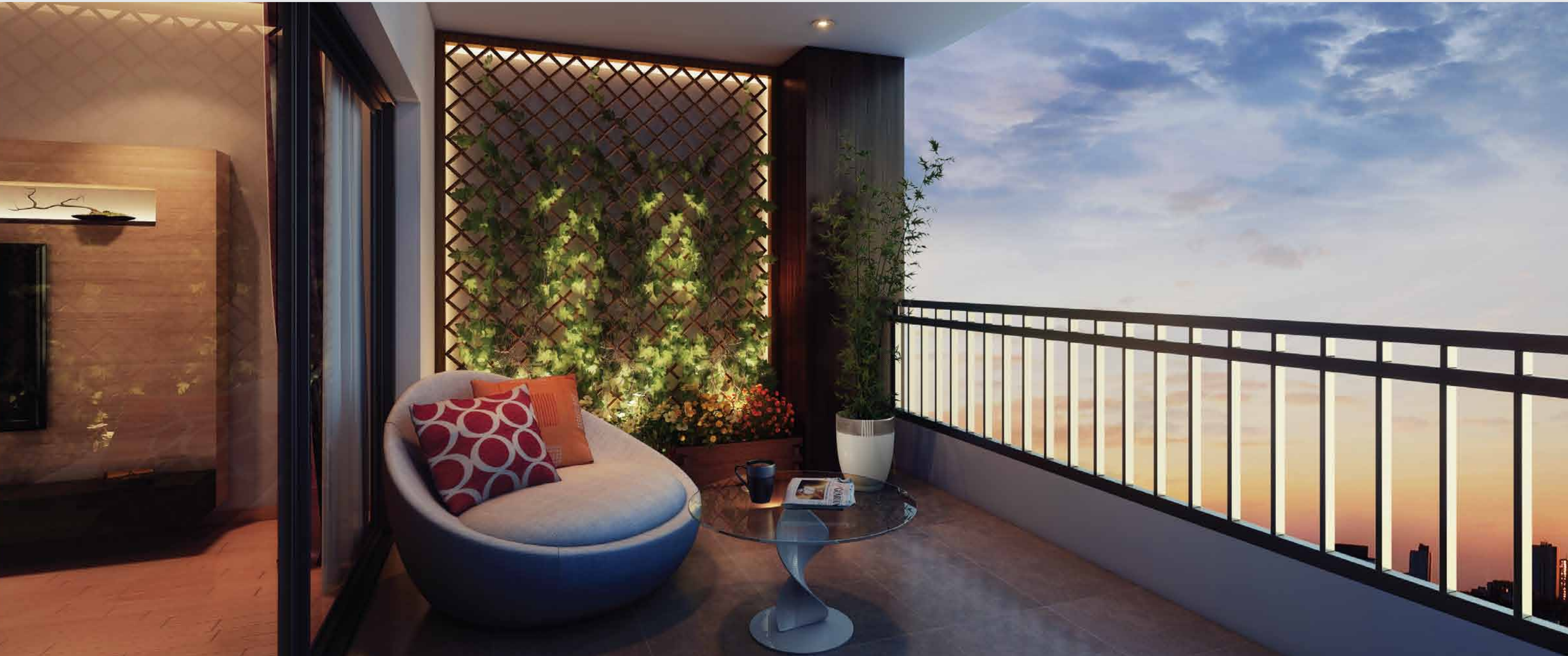
A spacious bedroom filled with warmth can be the perfect ending to a tiring day. And the perfect beginning to a brand new day.



When the 'wonder years' arrive, there's a nice bedroom that greets the young adult of the family, with all the space and independence he or she deserves.



Will it be a book, a cup of tea or a conversation? No matter what you take along with you, the experience in the balcony is one that you will always look forward to.





# WALK THE GREAT OUTDOORS

Walk around the green environs of your home and you'll realise what you've been missing all these years. With the lake on one side, and lush greenscapes all around, your world brims with life and freshness. Here, you discover there's so much you can do, from sweating it out on the tennis court to spending a few minutes all by yourself in absolute calm.



# WALK TOWARDS AN ENVIABLE LIFESTYLE

Where would you like to begin a new life of health and well-being? We think that the 30,000 sq.ft. state-of-the-art clubhouse with world-class recreational amenities would be a good place to start. A trip to the rooftop swimming pool awaits you in the mornings, while your evenings are reserved for a game of basketball, tennis or cricket.



# MASTERPLAN



## LEGEND

- 01. ENTRY PLAZA
- 02. WATER FEATURE
- 03. FEATURE WALL
- 04. DROP OFF ZONE
- 05. CENTRAL COURT- NORTH
- 06. CENTRAL COURT- SOUTH
- 07. FESTIVE LAWN
- 08. TENNIS COURTS
- 09. BASKETBALL COURT
- 10. CRICKET PITCH
- 11. CHILDREN'S PLAY AREA
- 12. FITNESS COURT
- 13. SENIOR CITIZENS COURT

**Disclaimer:** The amenities depicted in the master plan and / or the marketing brochure are only indicative and are subject to future variation/s & changes. The Developer reserves the right to add or delete any of the amenities or features shown in master plan or brochure or change its location at its sole discretion. The Developer is wholly exempt from any liability on account of any claim in this regard. E&OE

# LOCATION MAP



MAP NOT TO SCALE

## KEY DISTANCES

BROOKEFIELDS	04 km
ITPL	04 km
SATHYA SAI HOSPITAL	07 km
KR PURAM RAILWAY STATION	08 km
BYAPPANAHALLI METRO STATION	10 km
MG ROAD	14 km
AIRPORT	42 km



# SPECIFICATIONS

## **COMMON AREA: FLOORING:**

Waiting lounge/Reception: Imported marble flooring

Staircase: Granite/Vitrified tiles

Lift lobby & Corridors: Granite/Vitrified tiles

## **APARTMENT UNITS - FLOORING:**

Living/Dining/Family/Foyer: Large size vitrified tiles

Master bedroom: Laminate wooden flooring

Other bedrooms: Vitrified tiles

Balcony/Deck: Matt finished vitrified tiles

Kitchen & Utility: Large size vitrified tiles

Master bedroom toilet: Designer tile flooring

Other toilets: Anti-skid ceramic tiles

## **KITCHEN:**

Provision for modular kitchen

## **BATHROOMS:**

CP & Sanitary fittings: Bathline/Kohler or equivalent

## **DOORS & WINDOWS:**

Main door to the apartment: Teakwood frame with designer shutter

Bedroom & bathroom doors: Pre-engineered frames/Pre-engineered shutters & PU coating

Balcony door: UPVC/Aluminium 3 track with bug screen

Windows: UPVC/Anodised Aluminium with glazing, sliding type with bug screen

## **PAINTING & FINISHES:**

External: External texture paint with scratch coat

Internal walls & ceilings: Acrylic emulsion paint

## **AIR-CONDITIONING:**

Provision for split air-conditioning

## **POWER SUPPLY:**

2-bedroom apartment: 4 kW

3-bedroom apartment: 5 kW

4-bedroom apartment: 6 kW

## **DG backup:**

2-bedroom apartment: 2 KW

3-bedroom apartment: 3 kW

4-bedroom apartment: 5 kW

## **LIFTS:**

2 passenger lifts in each block

## BRIGADE GROUP

Brigade Group commenced operations in 1986, and over the years, has evolved into a brand that is synonymous with Innovation, Quality, Trust and Customer Satisfaction.

Headquartered in Bangalore, Brigade Group has a network of offices across South India, an office in Dubai, and is represented in the USA by an accredited agent, Legion Real Estate. Brigade Group's portfolio includes residential, offices, retail, hospitality and education.

With over 20 million square feet of developed real estate, across 100 buildings, Brigade Group has emerged as one of India's leading property developers, and is constantly setting new benchmarks in the real estate industry.

## Multiple Domains. Single-minded Commitment





## Awards & Accolades

An award-winning brand, Brigade Group has developed premium residences, luxury apartments, office buildings, SEZs, software parks, malls, clubs, spas, hotels and serviced residences.

### World Trade Center Bangalore

“The Best Commercial Complex in Bengaluru Zone”

- CREDAI Real Estate Awards Karnataka 2013

### Brigade Gateway

“Integrated Township of the Year”

- Realty Plus Excellence Awards 2013 - South

### Brigade Gateway

“The Best Theme Based Township of the Year”

- CREDAI Real Estate Awards 2012

### Orion Mall

Winner of 4 awards at ET Now

- Asia Retail Congress 2012 Awards

### Brigade Gateway

Winner of 4 awards at the

CNBC AWAAZ Real Estate Awards 2012

Brigade Group conferred the

‘Platinum Award of Excellence’

by Construction World in 2012, for being recognized

as India’s Top Ten Builders for 5 consecutive years (2007 - 2011)

[BrigadeLakeFront.com](http://BrigadeLakeFront.com)



Scan this QR code for a virtual tour  
of Brigade LakeFront

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*For a better quality of life,  
upgrade to Brigade*

**Sales Lounge:** Summit @ Brigade Metropolis,  
Whitefield Road, Bangalore 560 048.

**Corporate Office:** Brigade Enterprises Limited,  
World Trade Center, Brigade Gateway Campus,  
26/1, Dr. Rajkumar Road, Malleswaram-Rajajinagar, Bangalore 560 055.

**Toll Free Number (India):** 1800 102 9977

**E-Mail:** [salesenquiry@brigadegroup.com](mailto:salesenquiry@brigadegroup.com) | **BrigadeGroup.com**