



*Some dreams  
are worth  
a story.*

**BRIGADE**  
**MANOR**

Moti Nagar



Artist's Impression.



Artist's Impression.

# Master Plan



## LEGEND

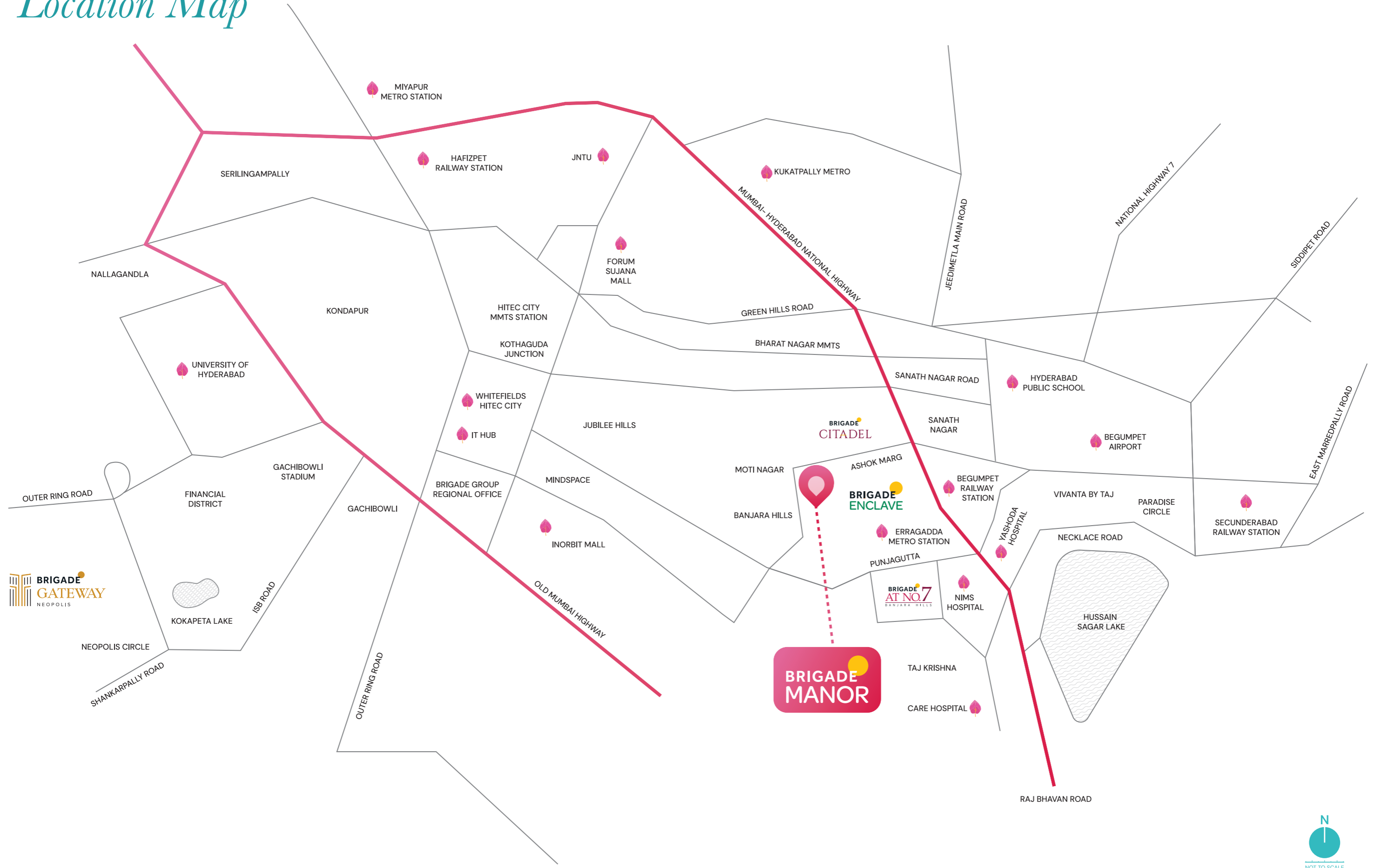
- 01. Entry portal
- 02. Security cabin
- 03. Arrival court
- 04. Club house drop off
- 05. Bus waiting area
- 06. Drop off court
- 07. Practice cricket pitch
- 08. Driveway
- 09. Tower drop off
- 10. Jogging / pedestrian track + bicycle track
- 11. Party lawn
- 12. Terraced flower beds
- 13. Stepped seating
- 14. Walkway
- 15. Yoga lawn
- 16. Meditation pavilion
- 17. Kids' play area
- 18. Outdoor gym
- 19. Pickleball court
- 20. Pavilion with seating
- 21. Plaza seating
- 22. Pet park
- 23. Futsal / multi- play court

## CLUB HOUSE AMENITIES

- 01 Entrance foyer/holding
- 02 Multipurpose hall
- 03 Pantry
- 04 Grocery store
- 05 Badminton hall
- 06 Indoor games
- 07 Gym
- 08 Passage
- 09 Deck
- 10 Aerobics
- 11 Deck area
- 12 Store
- 13 Pool services
- 14 Spa
- 15 Terrace
- 16 Pool deck
- 17 Swimming pool



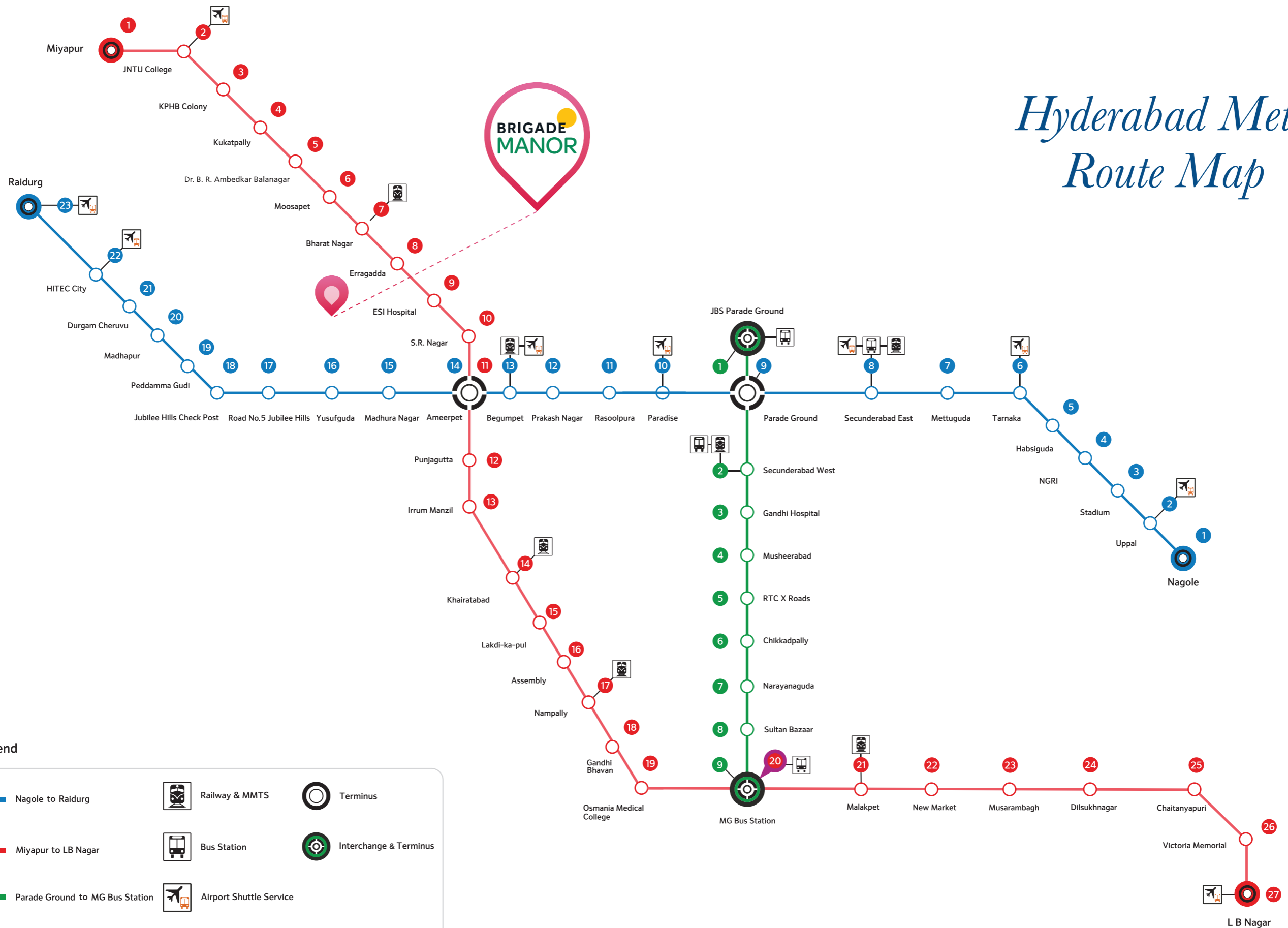
# Location Map



**BRIGADE  
MANOR**



# Hyderabad Metro Route Map



## Legend

Nagole to Raidurg	Railway & MMTS	Terminus
Miyapur to LB Nagar	Bus Station	Interchange & Terminus
Parade Ground to MG Bus Station	Airport Shuttle Service	
Station Numbers	Interchange	

# Typical Floor Plan

## Block A



The information depicted herein viz., master plans, floor plans, furniture layout, fittings, illustrations, specifications, designs, dimensions, rendered views, colours, amenities and facilities, etc., are subject to change without notifications as may be required by the relevant authorities or the Developer's architect, and cannot form part of an offer or contract. Whilst every care is taken in providing this information, the Developer cannot be held liable for variations. All illustrations and pictures are artist's impression only. The information is subject to variations, additions, deletions, substitutions and modifications as may be recommended by the company's architect and/or the relevant approving authorities. The Developer is wholly exempt from any liability on account of any claim in this regard. (1 square metre = 10.764 square feet). E & OE. All dimensions and calculations are done in metric system (M/Sq.m), and imperial system (Ft/Sq.ft) shown is for reference only. All dimensions indicated in the drawing are from unfinished surfaces, excluding plaster thickness and tile thickness.

# Typical Floor Plan

## Block B



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# Typical Floor Plan

## Block C



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# Typical Floor Plan

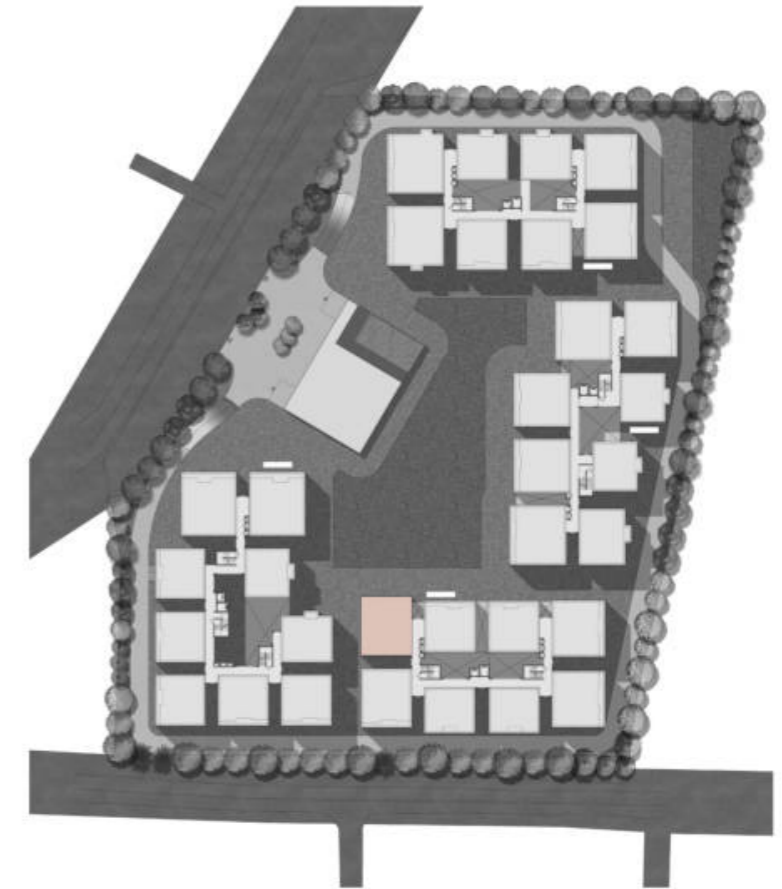
## Block D



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# 4 Bedroom + 4 Washroom

C-0007 - C-0507

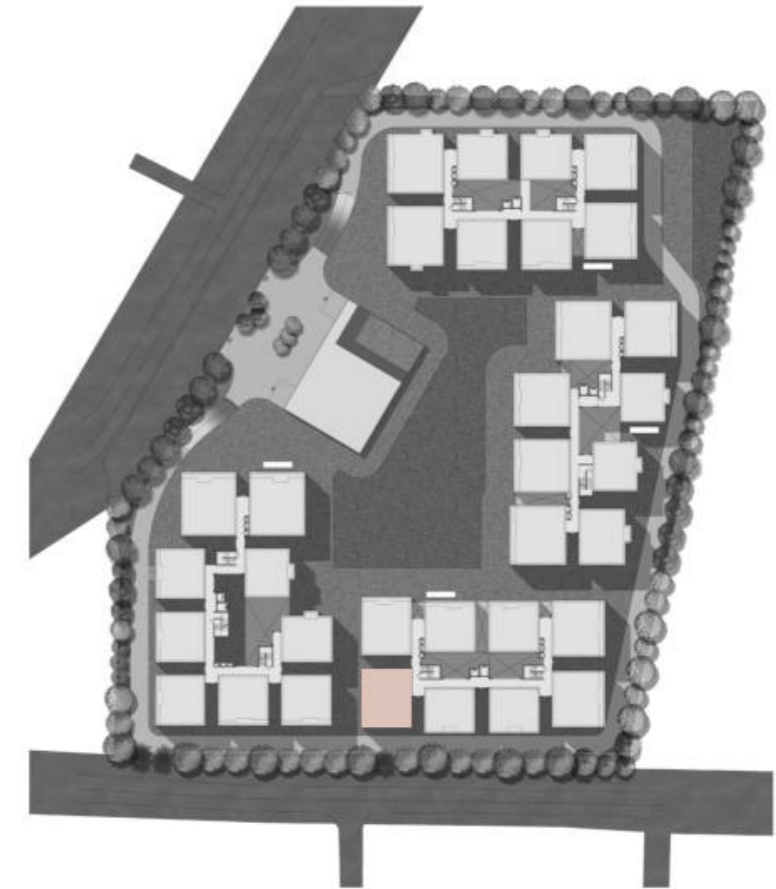
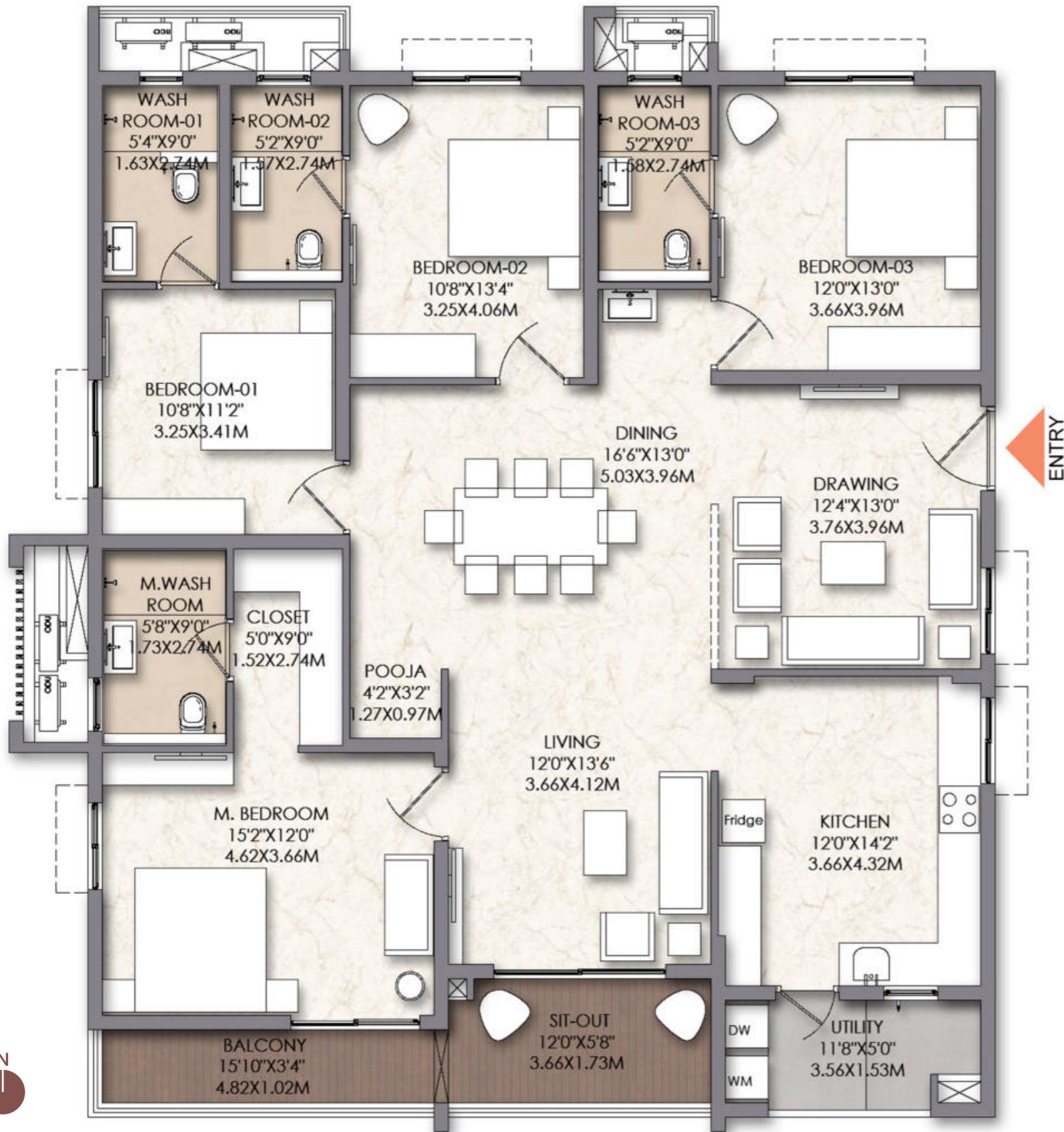


AREA	CARPET AREA	BALCONY / UTILITY CARPET AREA	TOTAL UTILITY CARPET AREA	SUPER BUILT-UP AREA
SQ.M	150.12	18.18	168.3	244.82
SQ.FT	1616	196	1812	2635

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# 4 Bedroom + 4 Washroom

C-0006 - C-0506

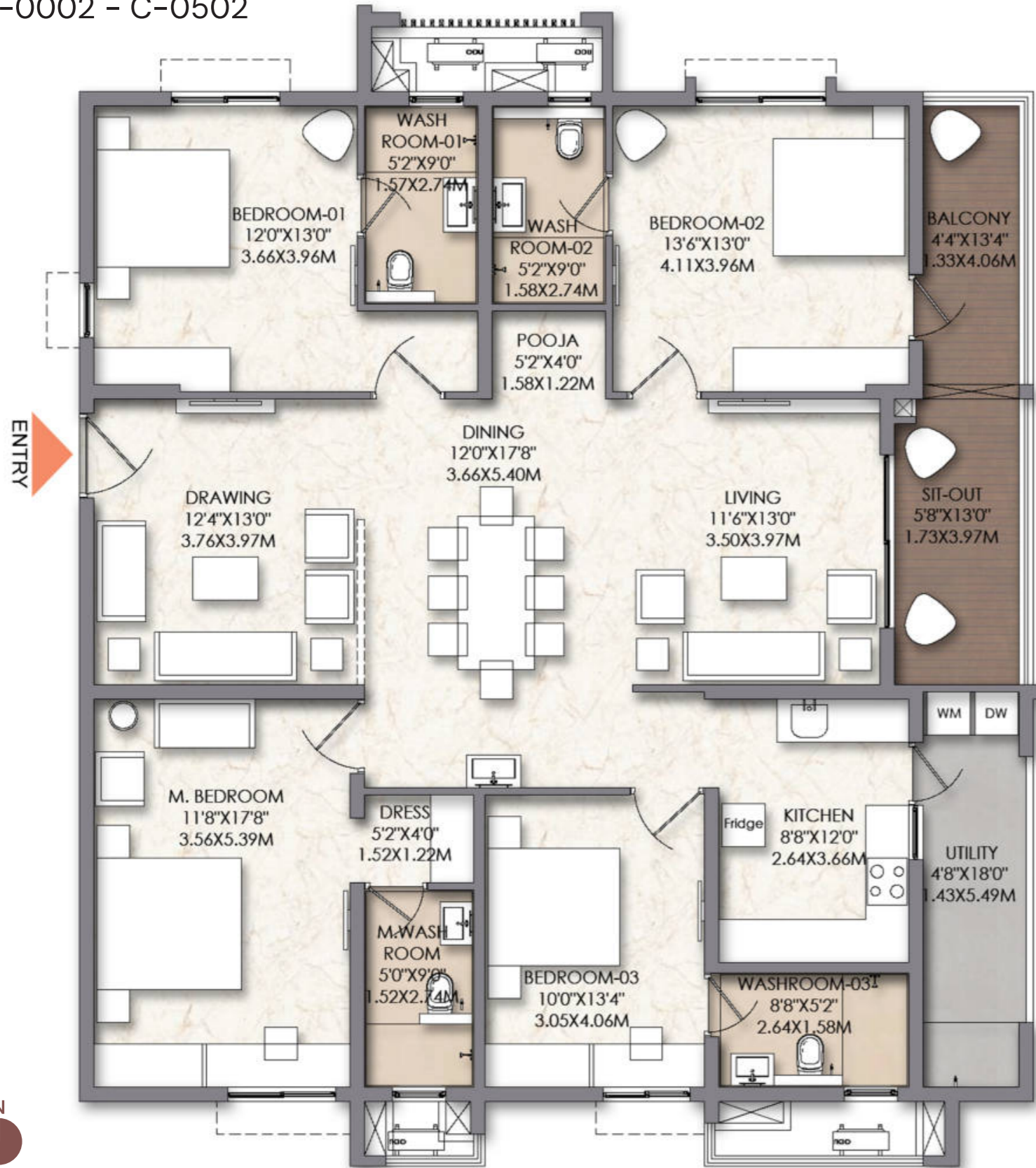


AREA	CARPET AREA	BALCONY / UTILITY CARPET AREA	TOTAL UTILITY CARPET AREA	SUPER BUILT-UP AREA
SQ.M	154.16	16.17	170.33	247.47
SQ.FT	1659	174	1833	2664

# 4 Bedroom + 4 Washroom

A-0002 - A-0502 / B-0002 - B-0502

C-0002 - C-0502

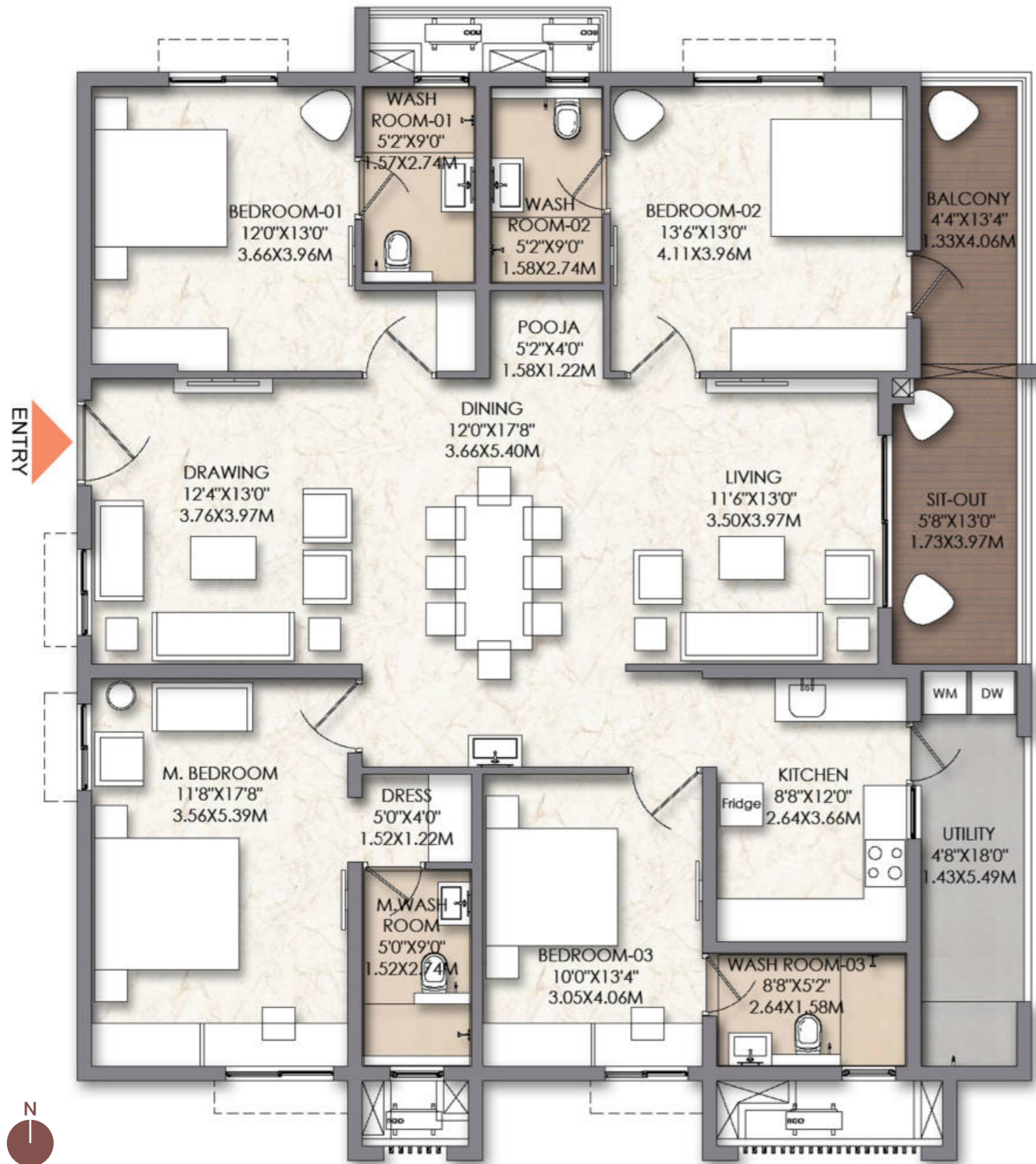


AREA	CARPET AREA	BALCONY / UTILITY CARPET AREA	TOTAL UTILITY CARPET AREA	SUPER BUILT-UP AREA
SQ.M	152.43	19.82	172.25	249.55
SQ.FT	1641	213	1854	2686

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# 4 Bedroom + 4 Washroom

A-0003 - A-0503 / C-0003 - C-0503

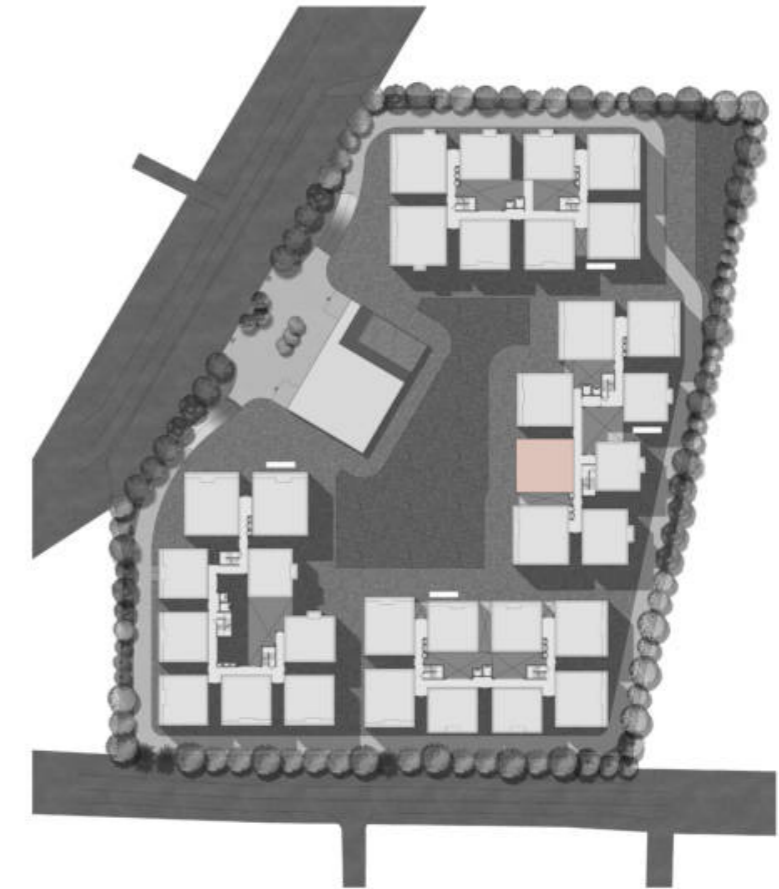


AREA	CARPET AREA	BALCONY / UTILITY CARPET AREA	TOTAL UTILITY CARPET AREA	SUPER BUILT-UP AREA
SQ.M	152.43	19.82	172.25	249.55
SQ.FT	1641	213	1854	2686

The information depicted herein viz., master plans, floor plans, furniture layout, fittings, illustrations, specifications, designs, dimensions, rendered views, colours, amenities and facilities, etc., are subject to change without notifications as may be required by the relevant authorities or the Developer's architect, and cannot form part of an offer or contract. Whilst every care is taken in providing this information, the Developer cannot be held liable for variations. All illustrations and pictures are artist's impression only. The information is subject to variations, additions, deletions, substitutions and modifications as may be recommended by the company's architect and/or the relevant approving authorities. The Developer is wholly exempt from any liability on account of any claim in this regard. (1 square metre = 10.764 square feet). E & OE. All dimensions and calculations are done in metric system (M/Sq.m), and imperial system (Ft/Sq.ft) shown is for reference only. All dimensions indicated in the drawing are from unfinished surfaces, excluding plaster thickness and tile thickness.

# 4 Bedroom + 4 Washroom

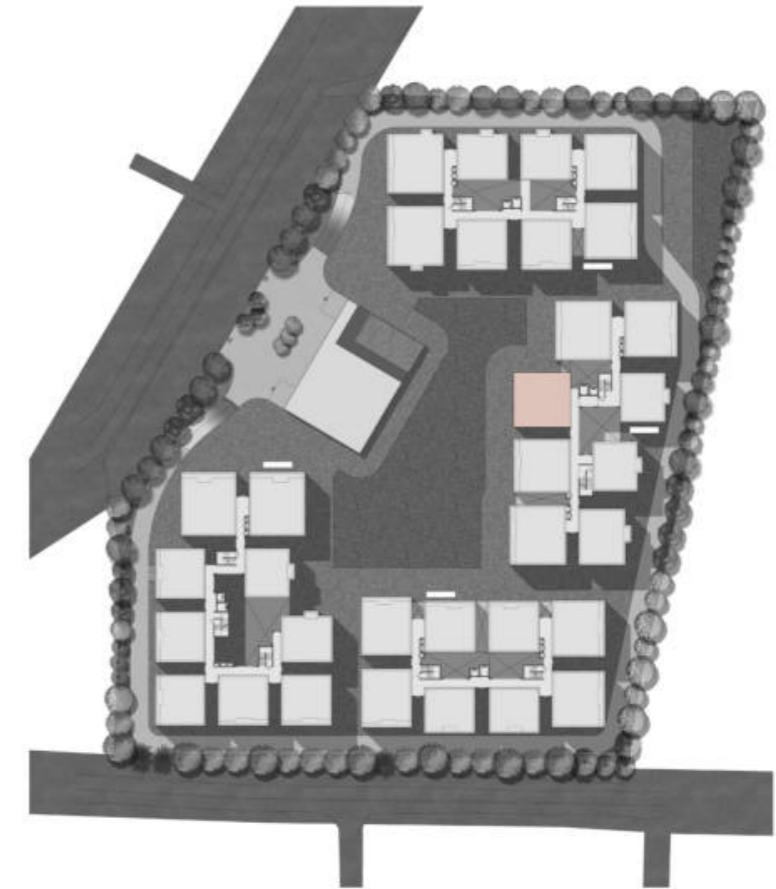
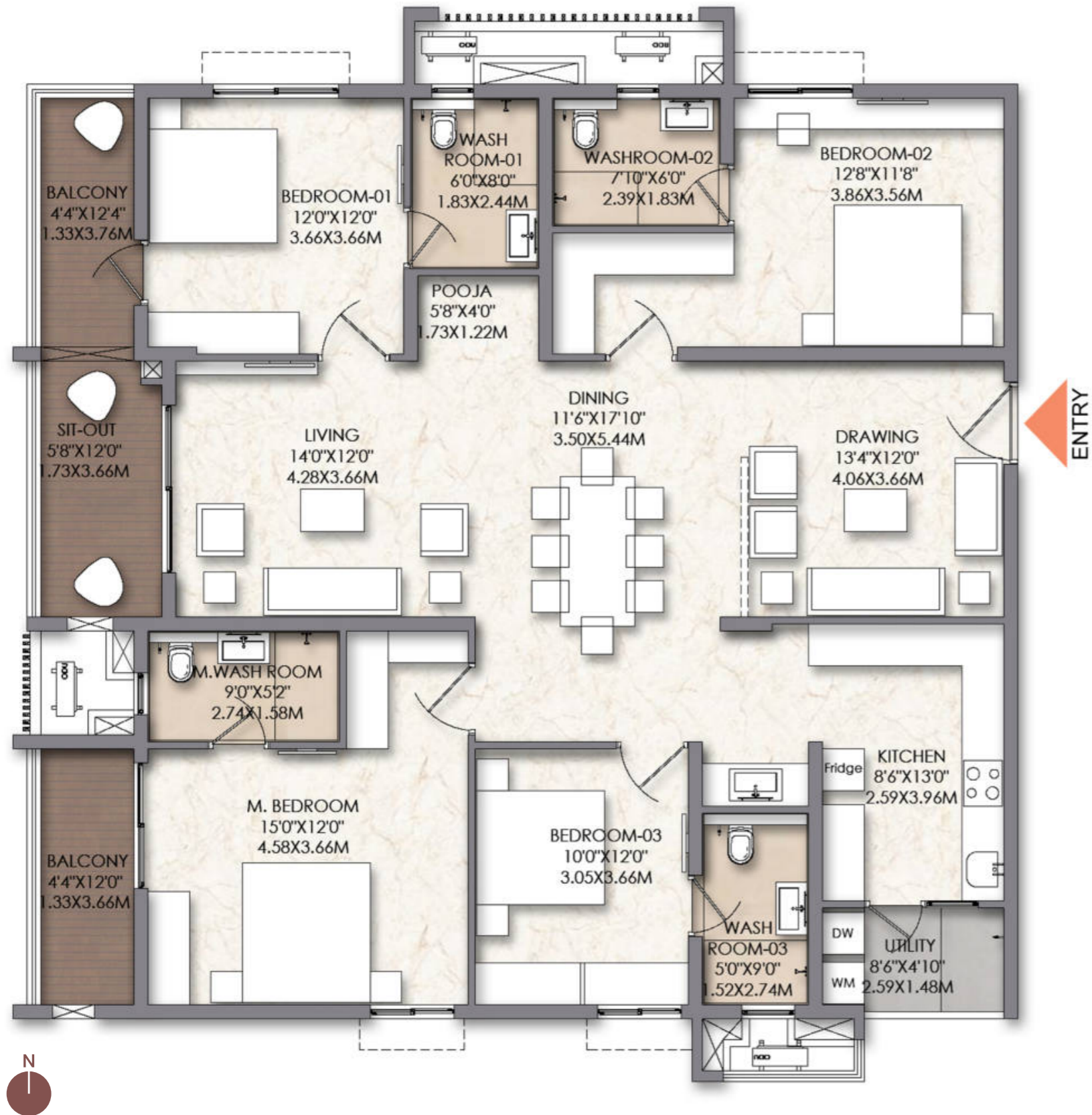
B-0005 - B-0505



AREA	CARPET AREA	BALCONY / UTILITY CARPET AREA	TOTAL UTILITY CARPET AREA	SUPER BUILT-UP AREA
SQ.M	152.87	19.65	172.52	250.84
SQ.FT	1645	212	1857	2700

# 4 Bedroom + 4 Washroom

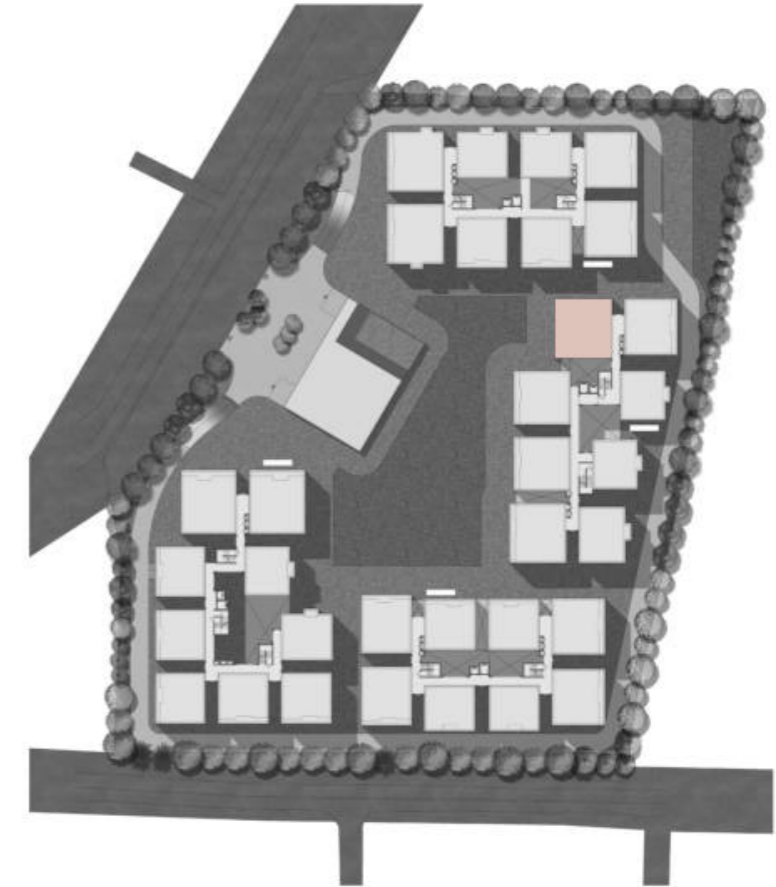
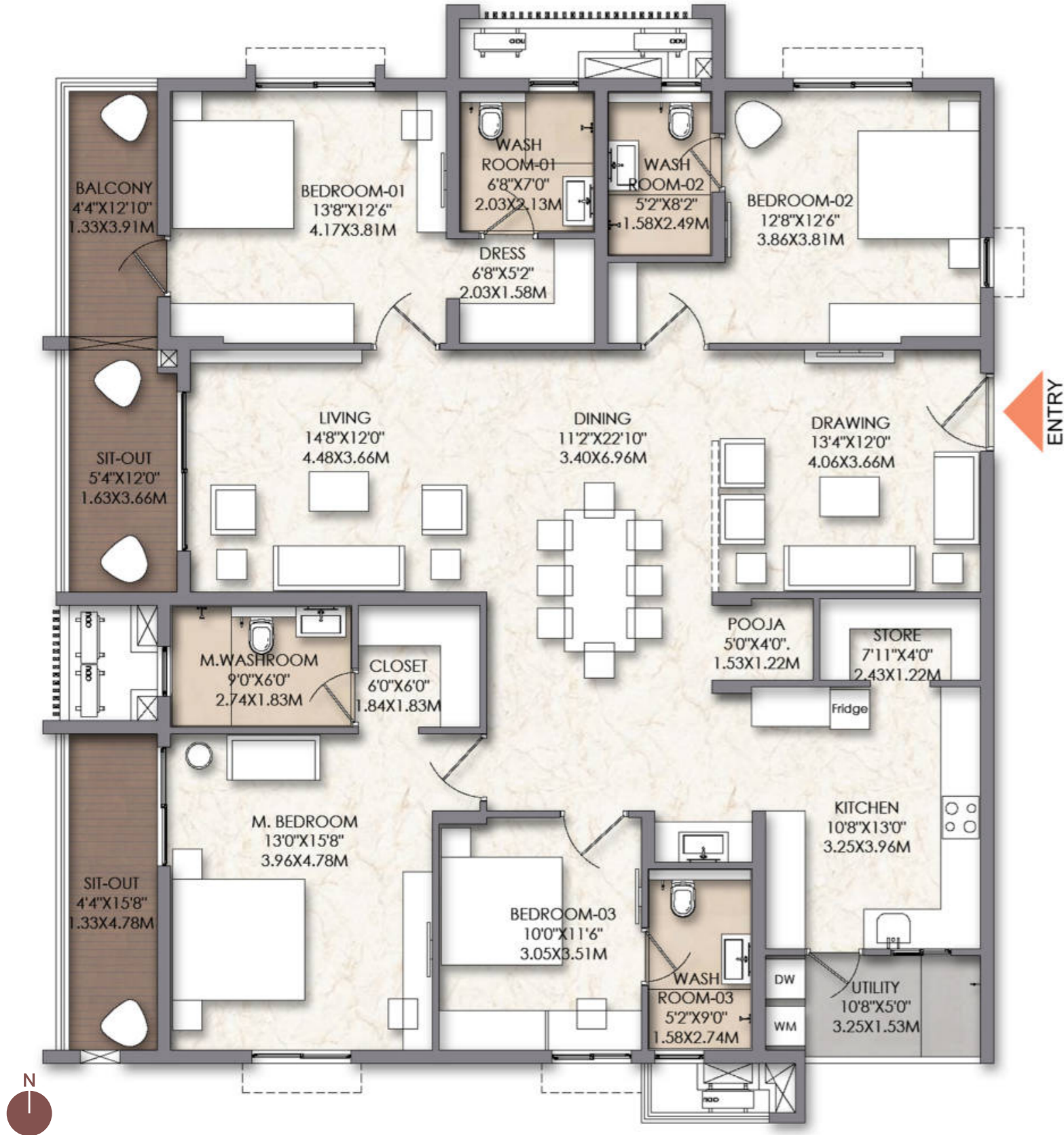
B-0004 - B-0504



AREA	CARPET AREA	BALCONY / UTILITY CARPET AREA	TOTAL UTILITY CARPET AREA	SUPER BUILT-UP AREA
SQ.M	152.89	19.85	172.74	251.36
SQ.FT	1646	214	1859	2706

# 4 Bedroom + 4 Washroom

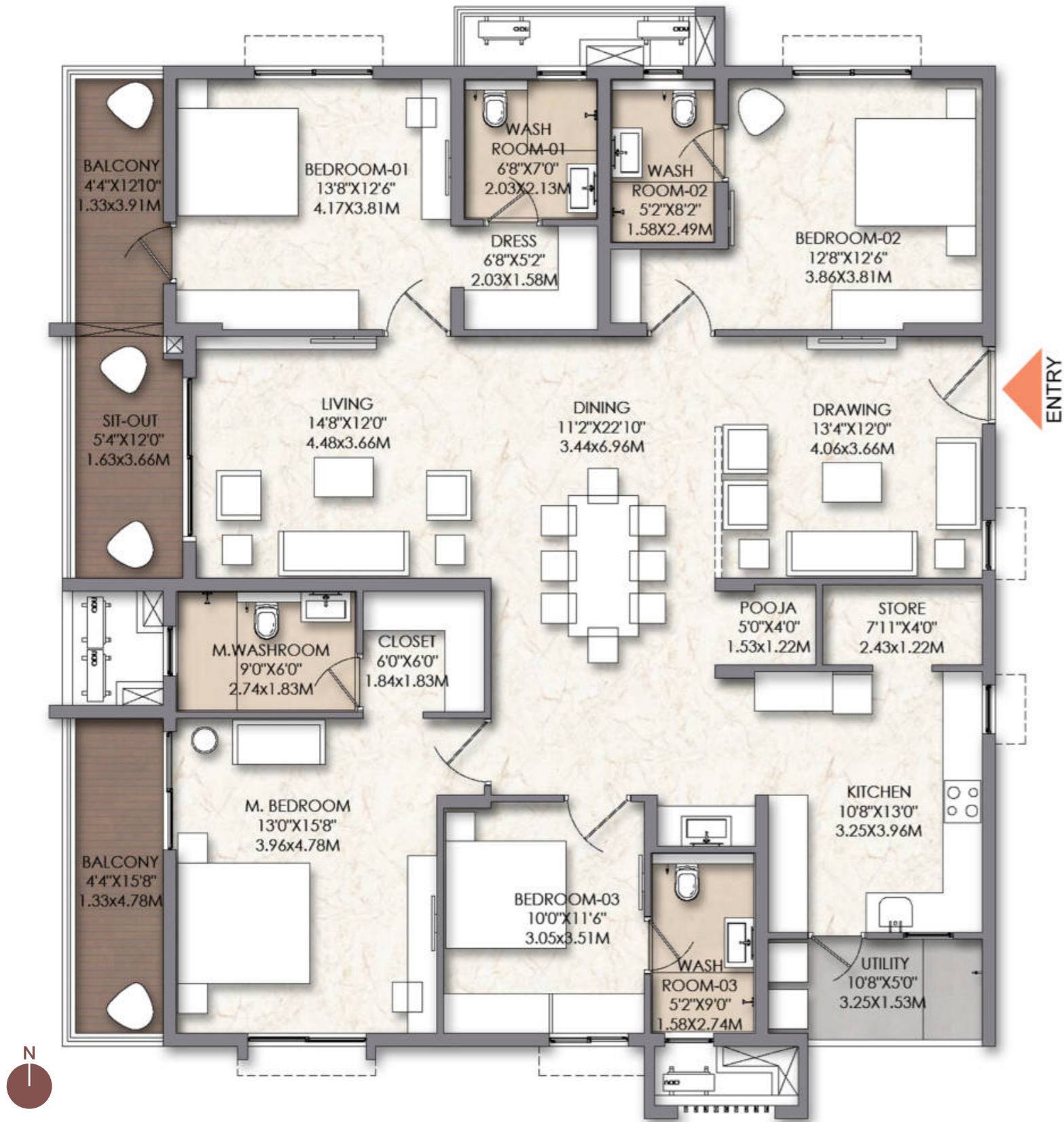
B-0001 - B-0501



AREA	CARPET AREA	BALCONY / UTILITY CARPET AREA	TOTAL UTILITY CARPET AREA	SUPER BUILT-UP AREA
SQ.M	170.73	22.31	193.04	297.76
SQ.FT	1838	240	2078	3011

# 4 Bedroom + 4 Washroom

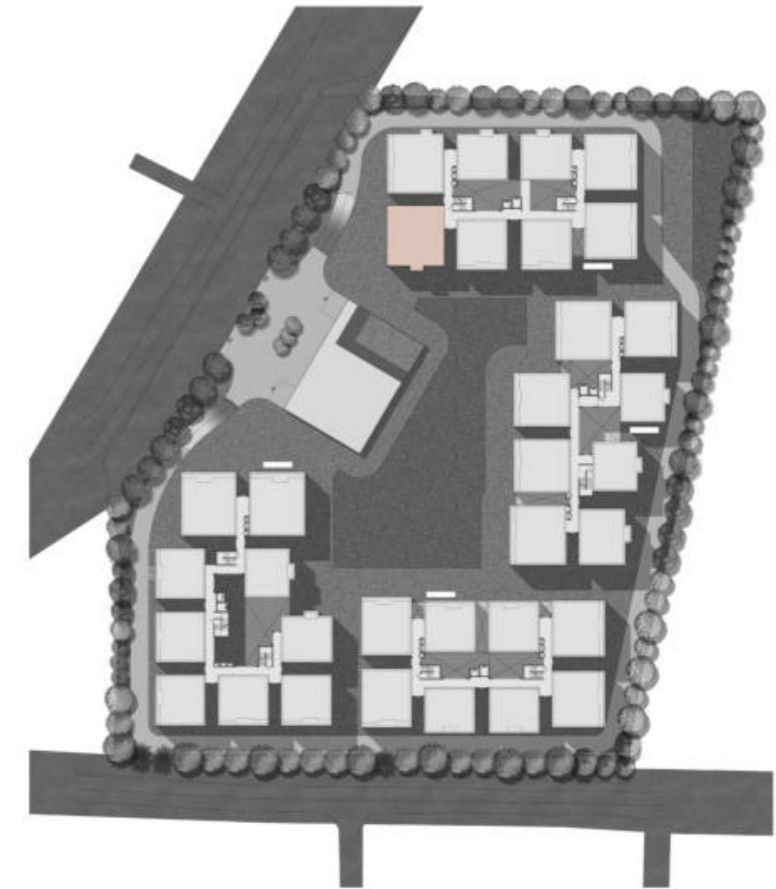
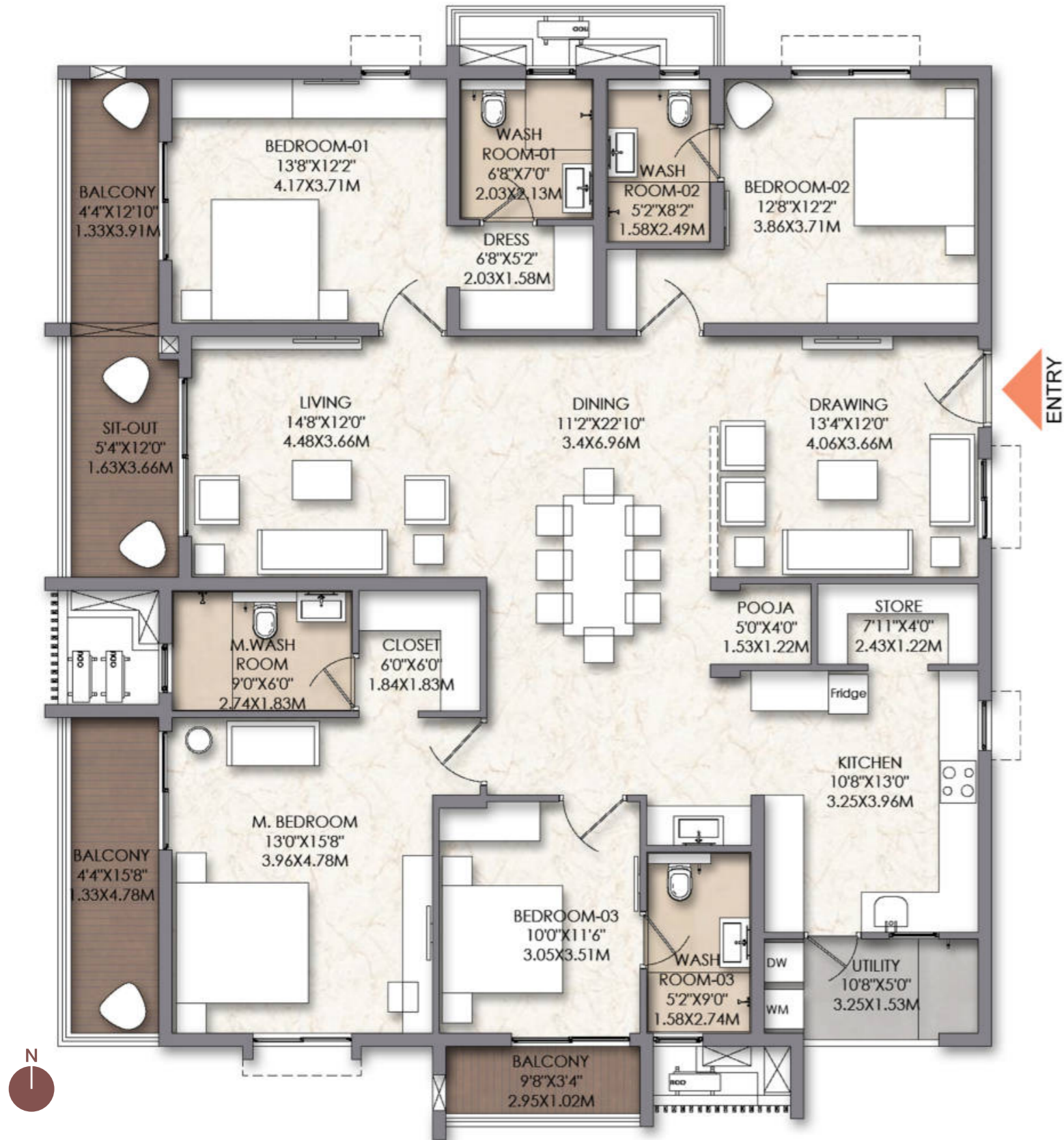
B-0008 - B-0508



AREA	CARPET AREA	BALCONY / UTILITY CARPET AREA	TOTAL UTILITY CARPET AREA	SUPER BUILT-UP AREA
SQ.M	170.73	22.31	193.04	297.76
SQ.FT	1838	240	2078	3011

# 4 Bedroom + 4 Washroom

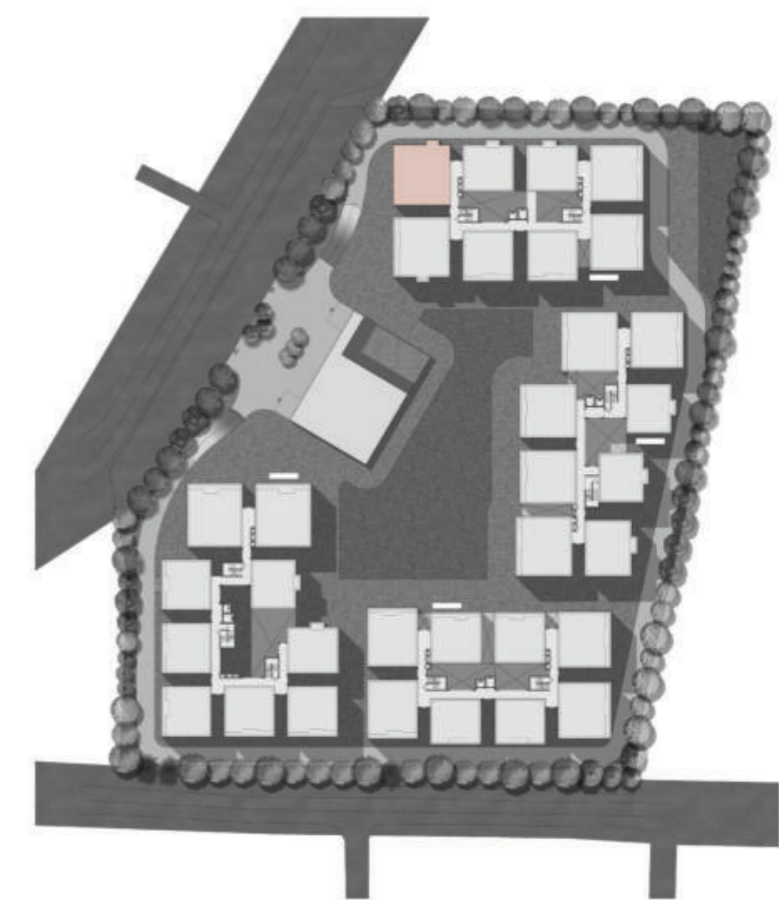
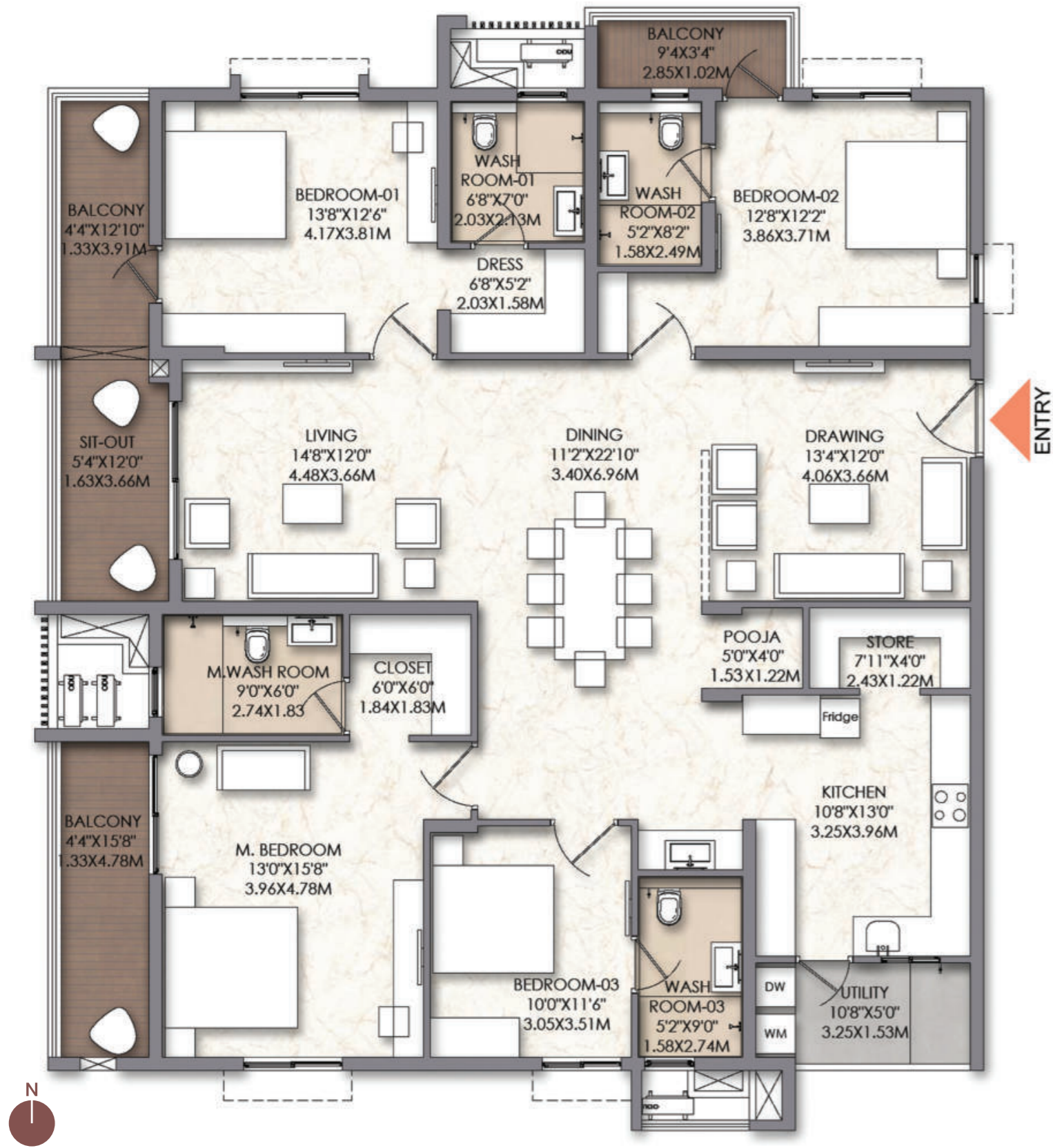
A-0006 - A-0506



AREA	CARPET AREA	BALCONY / UTILITY CARPET AREA	TOTAL UTILITY CARPET AREA	SUPER BUILT-UP AREA
SQ.M	170.73	25.22	195.95	285.09
SQ.FT	1838	271	2019	3069

# 4 Bedroom + 4 Washroom

A-0007 - A-0507

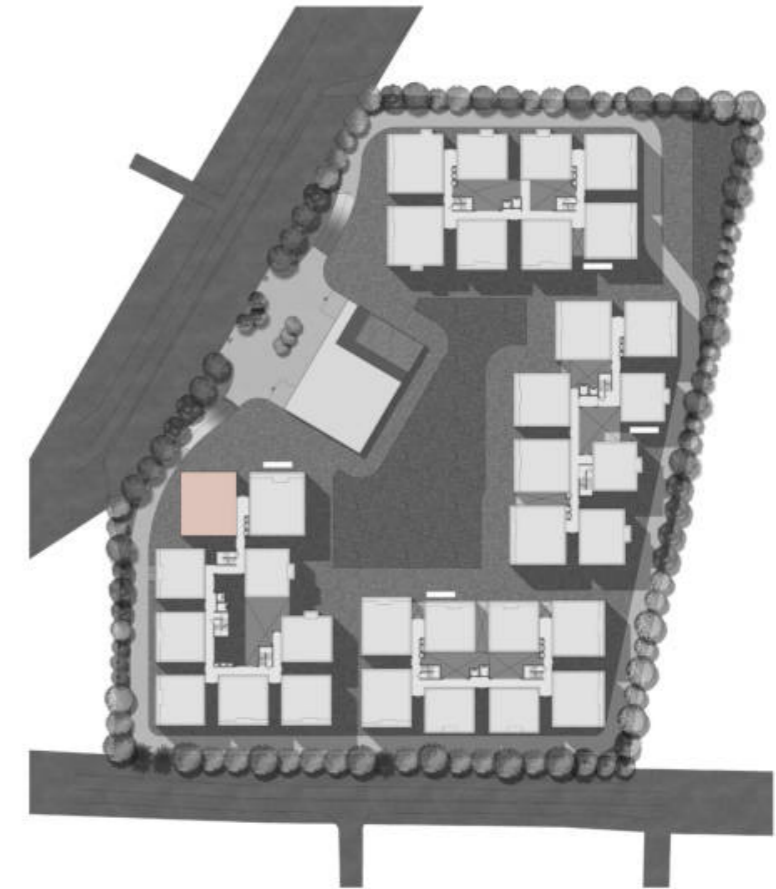
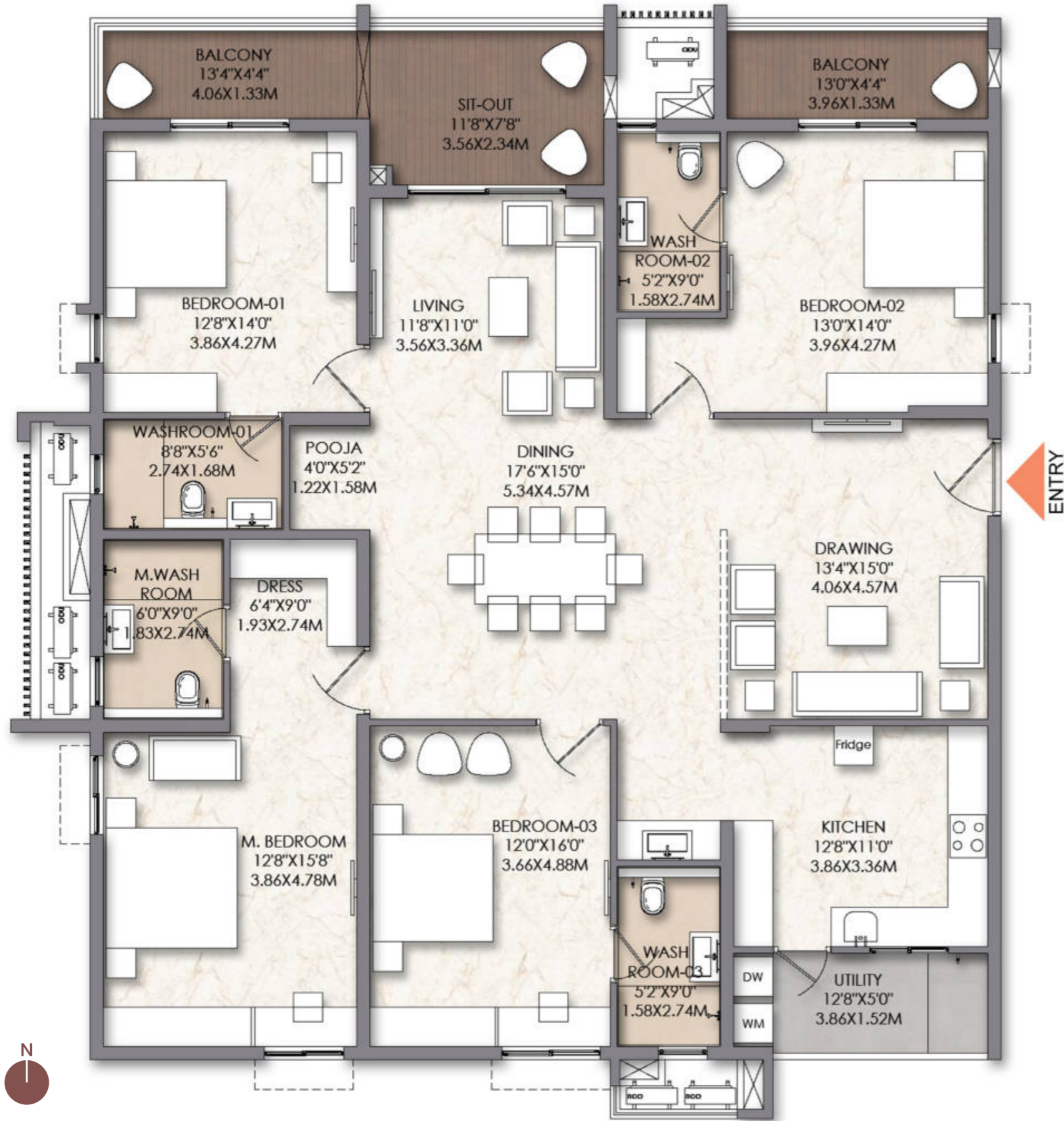


AREA	CARPET AREA	BALCONY / UTILITY CARPET AREA	TOTAL UTILITY CARPET AREA	SUPER BUILT-UP AREA
SQ.M	170.73	25.22	195.95	285.09
SQ.FT	1838	271	2109	3069

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# 4 Bedroom + 4 Washroom

D-0001 - D-0501

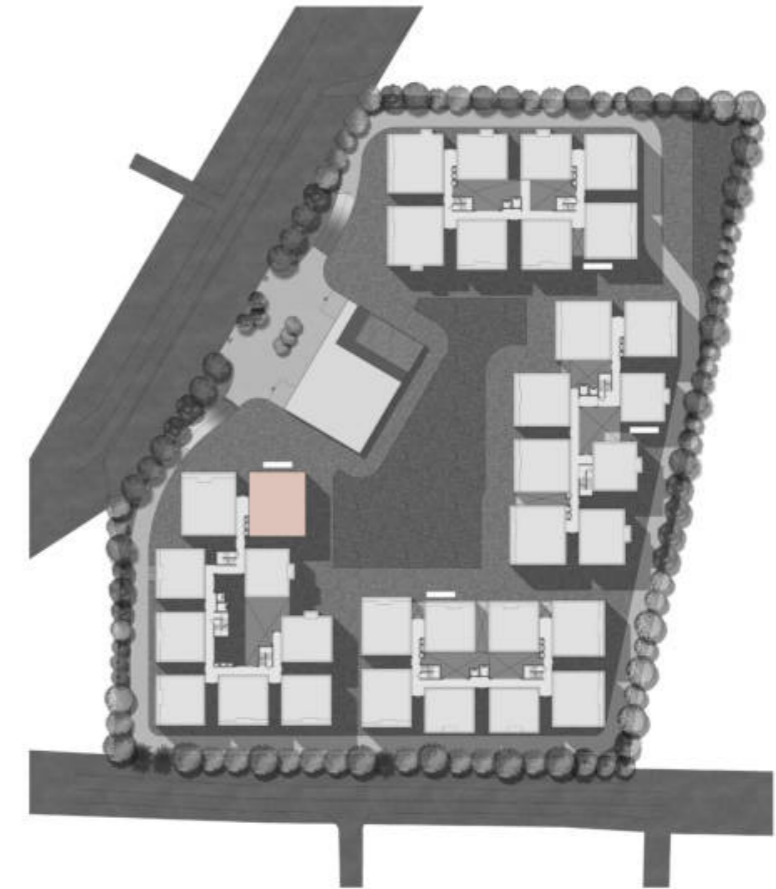
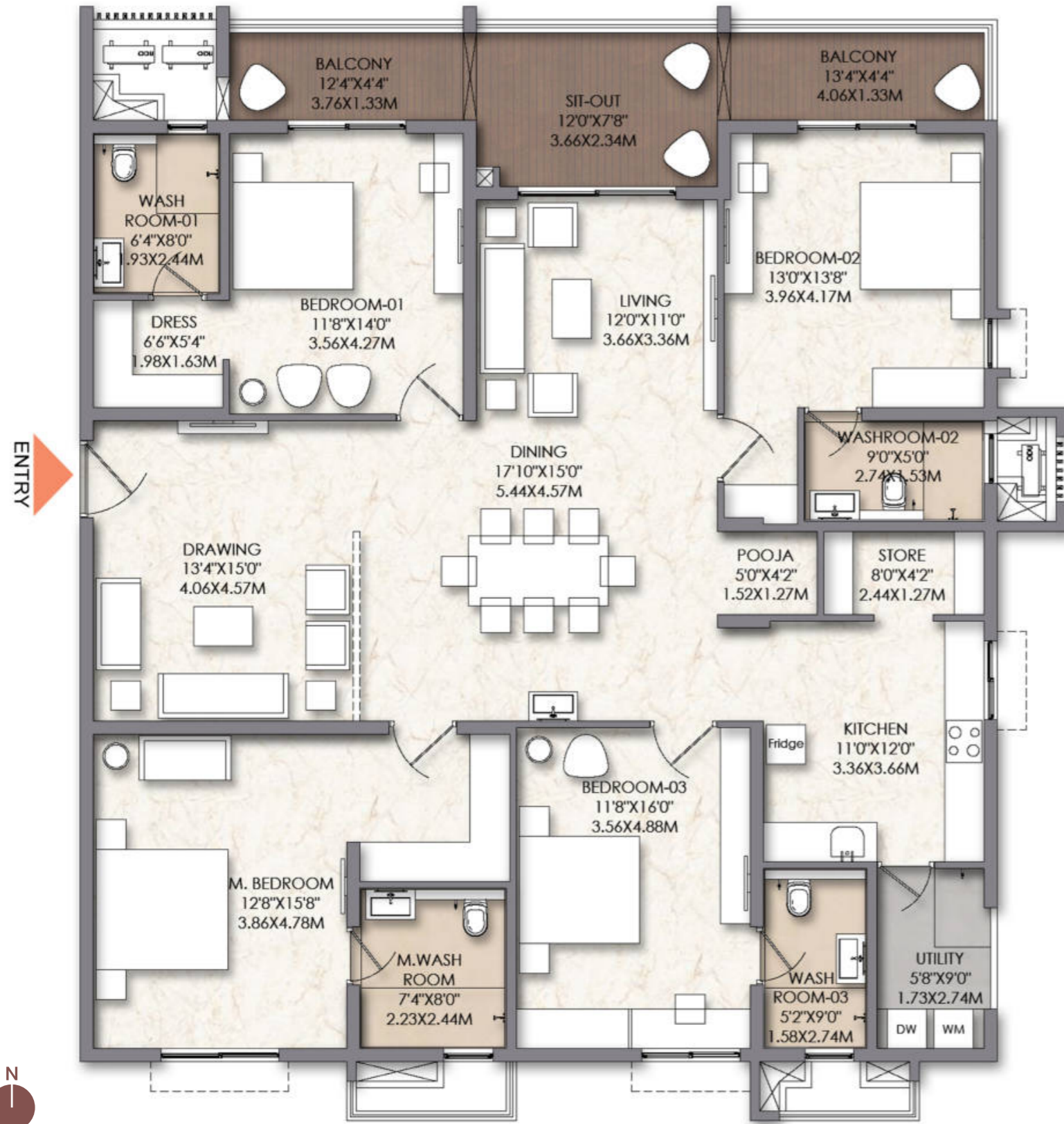


AREA	CARPET AREA	BALCONY / UTILITY CARPET AREA	TOTAL UTILITY CARPET AREA	SUPER BUILT-UP AREA
SQ.M	177.18	24.68	201.86	292.35
SQ.FT	1907	266	2173	3147

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# 4 Bedroom + 4 Washroom

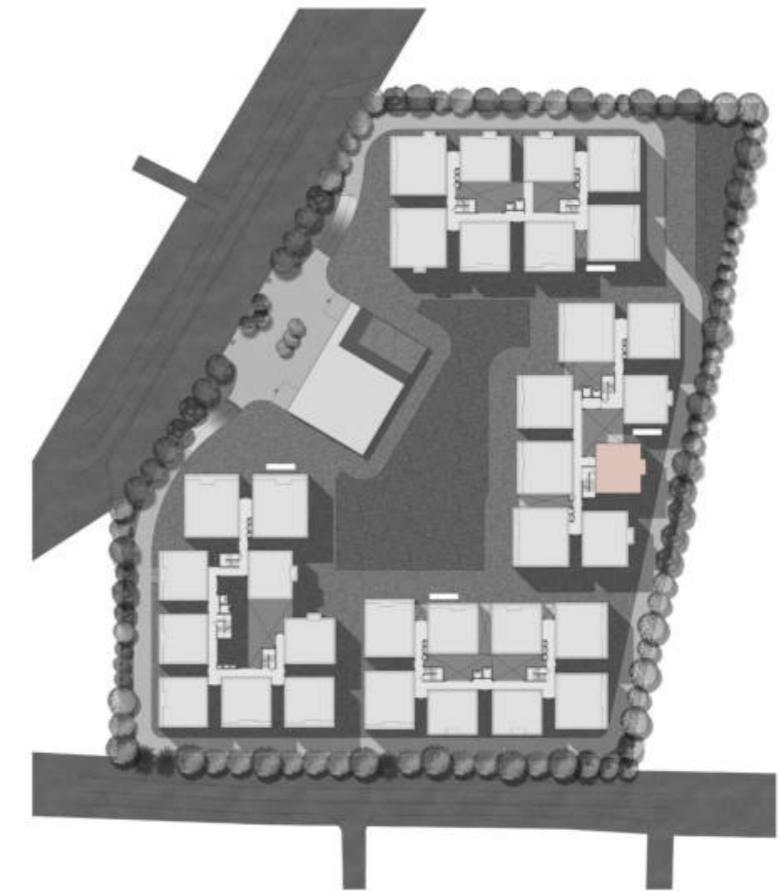
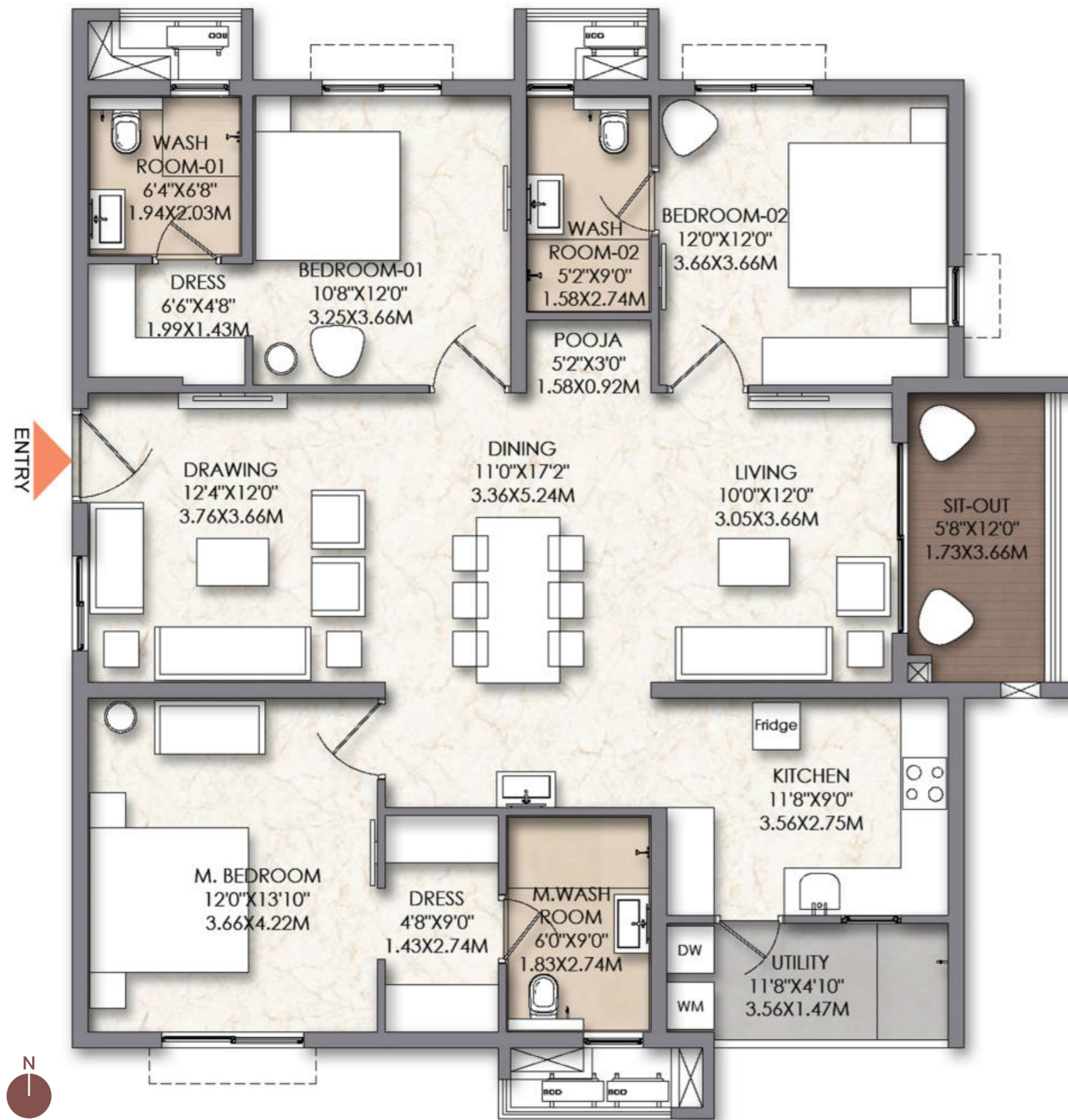
D-0002 - D-0502



AREA	CARPET AREA	BALCONY / UTILITY CARPET AREA	TOTAL UTILITY CARPET AREA	SUPER BUILT-UP AREA
<b>SQ.M</b>	179.6	23.47	203.07	293.91
<b>SQ.FT</b>	1933	253	2186	3164

# 3 Bedroom + 3 Washroom

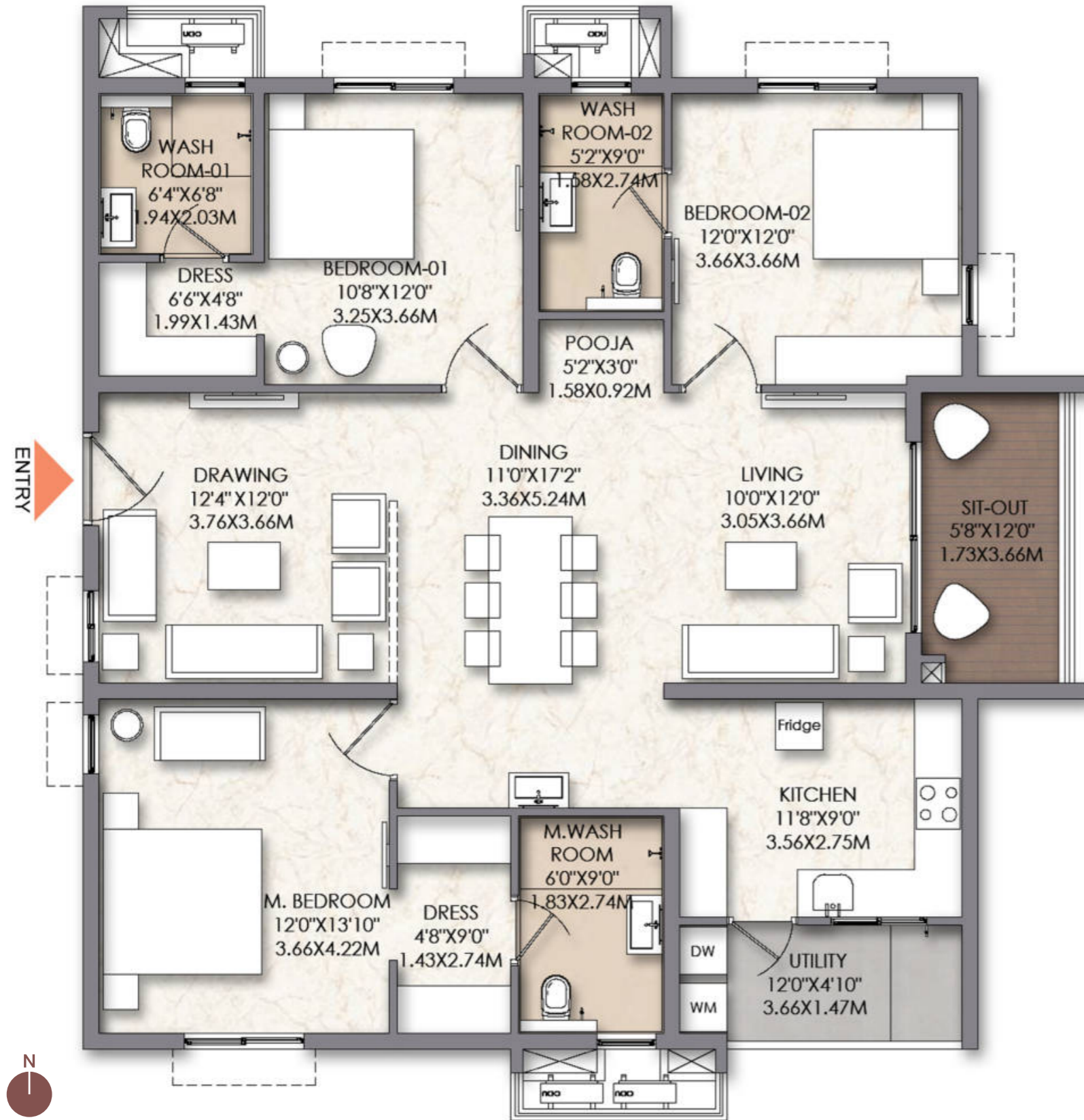
B-0006 - B-0506



AREA	CARPET AREA	BALCONY / UTILITY CARPET AREA	TOTAL UTILITY CARPET AREA	SUPER BUILT-UP AREA
SQ.M	120.4	11.39	131.79	192.01
SQ.FT	1296	123	1419	2067

# 3 Bedroom + 3 Washroom

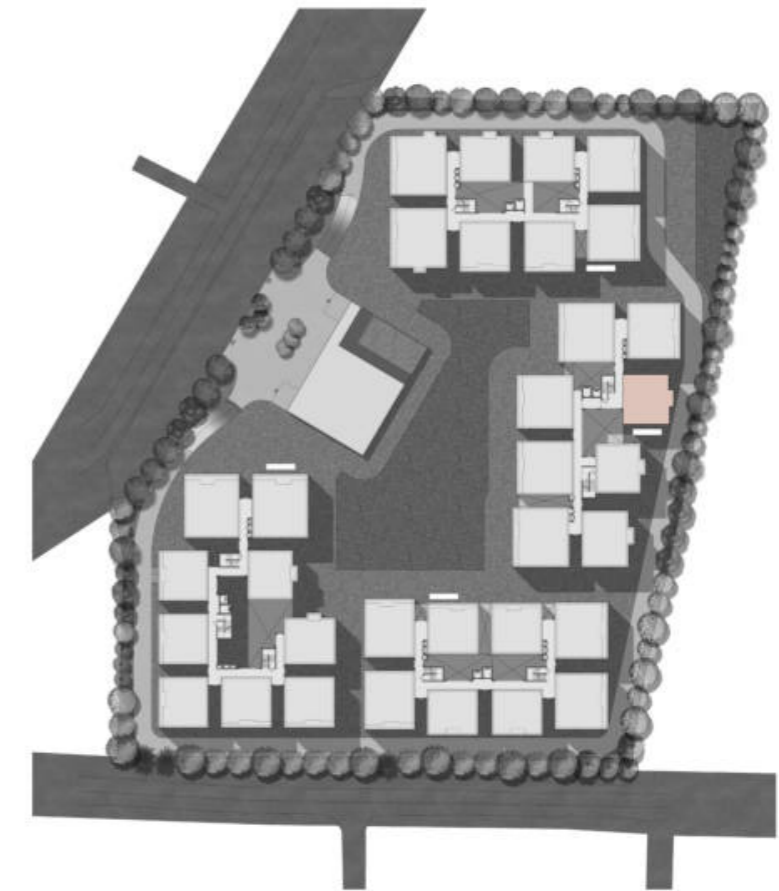
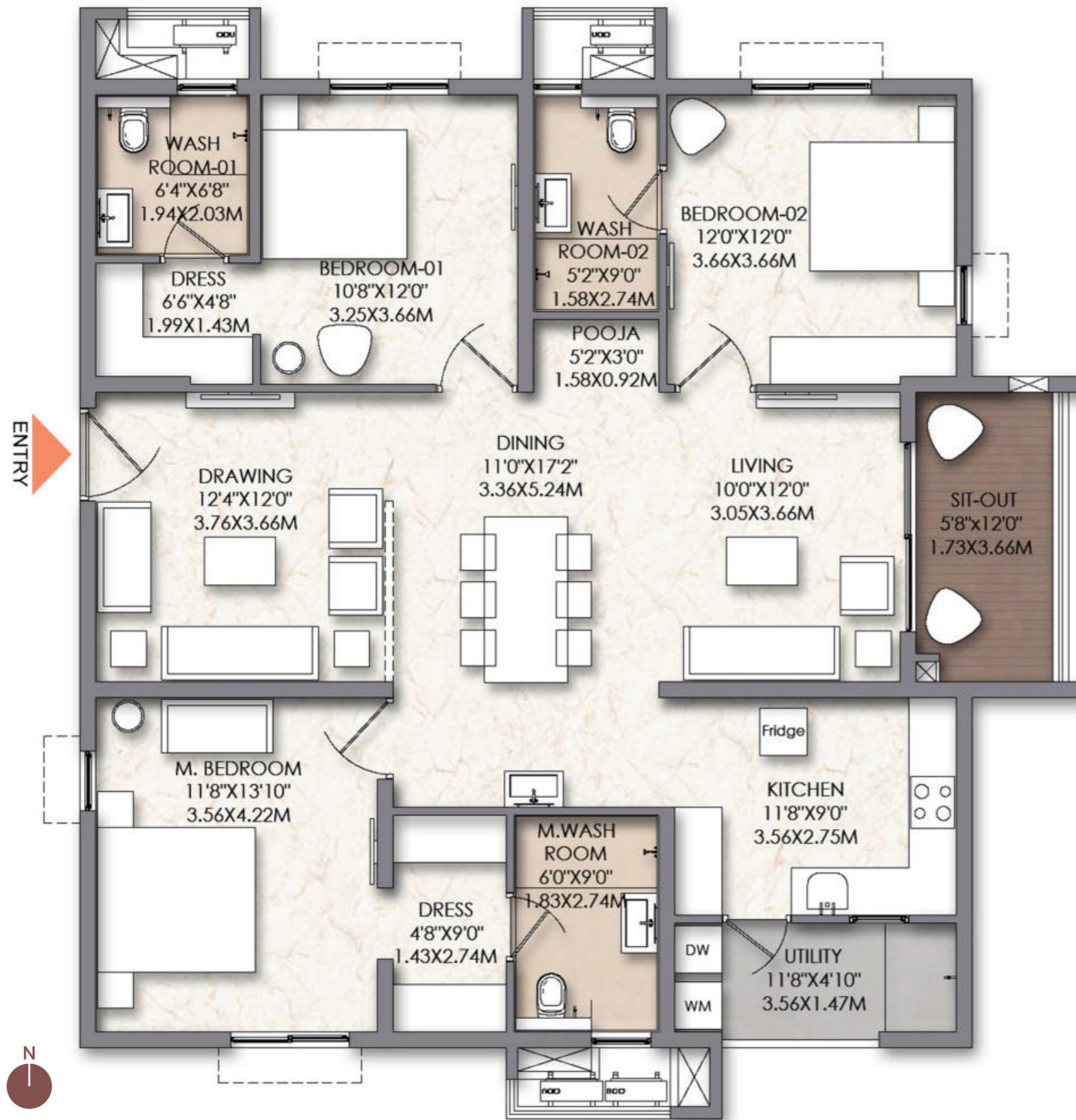
D-0003 - D-0503



AREA	CARPET AREA	BALCONY / UTILITY CARPET AREA	TOTAL UTILITY CARPET AREA	SUPER BUILT-UP AREA
SQ.M	120.4	11.39	131.79	192.01
SQ.FT	1296	123	1419	2067

# 3 Bedroom + 3 Washroom

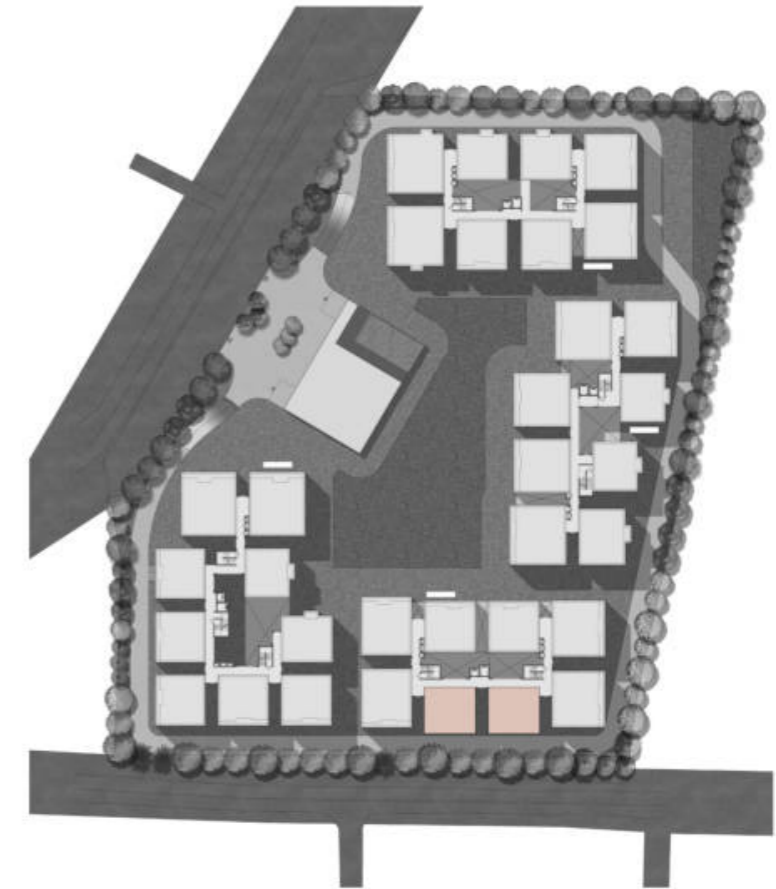
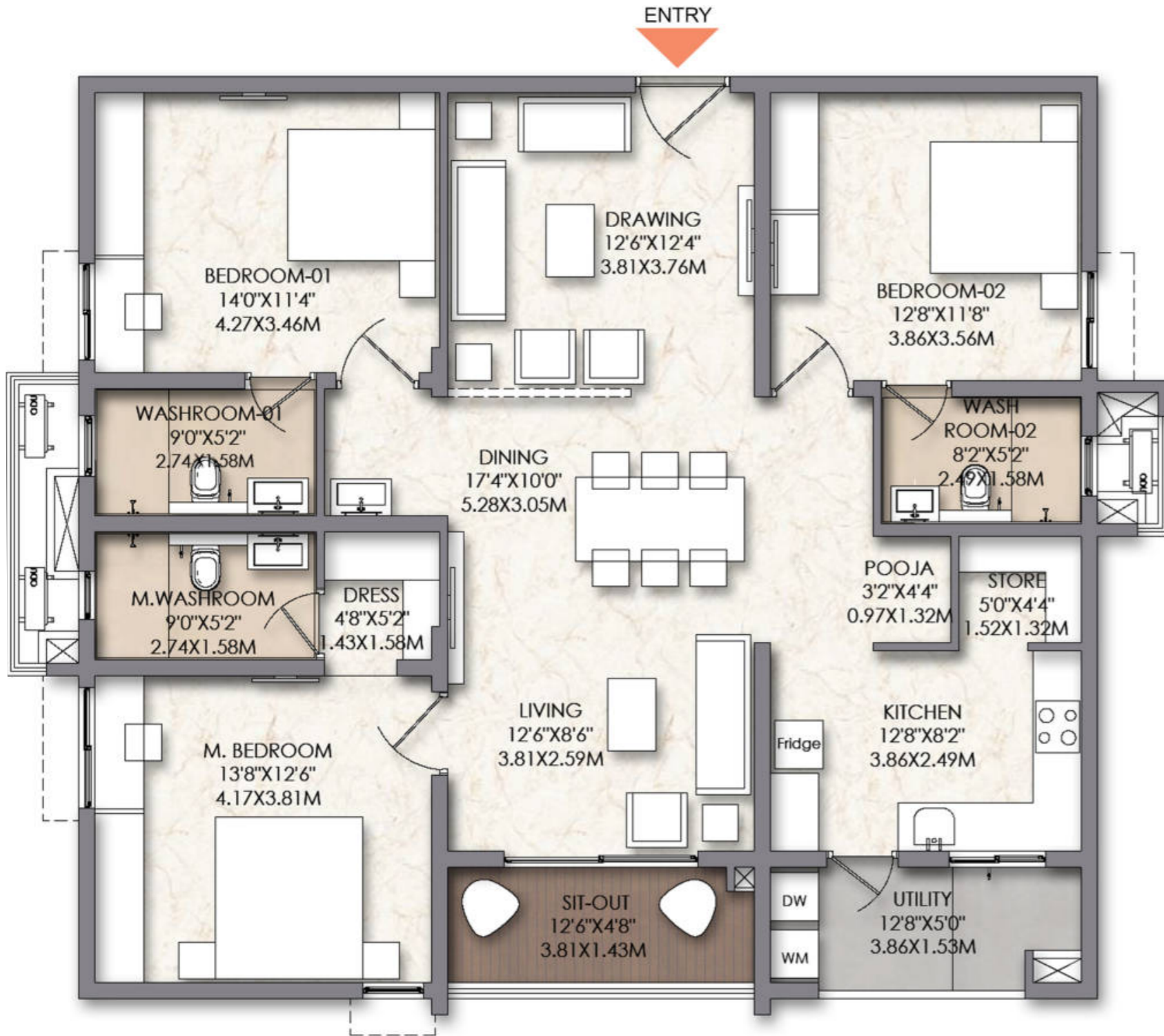
B-0203 - B-0503



AREA	CARPET AREA	BALCONY / UTILITY CARPET AREA	TOTAL UTILITY CARPET AREA	SUPER BUILT-UP AREA
SQ.M	120.4	11.39	131.79	192.01
SQ.FT	1296	123	1419	2067

# 3 Bedroom + 3 Washroom

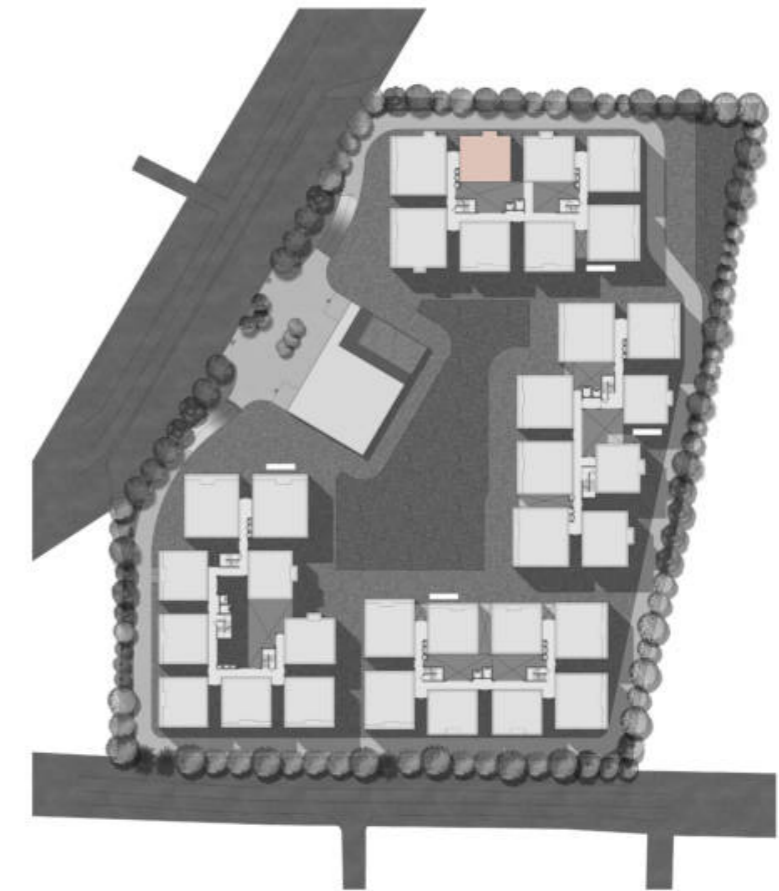
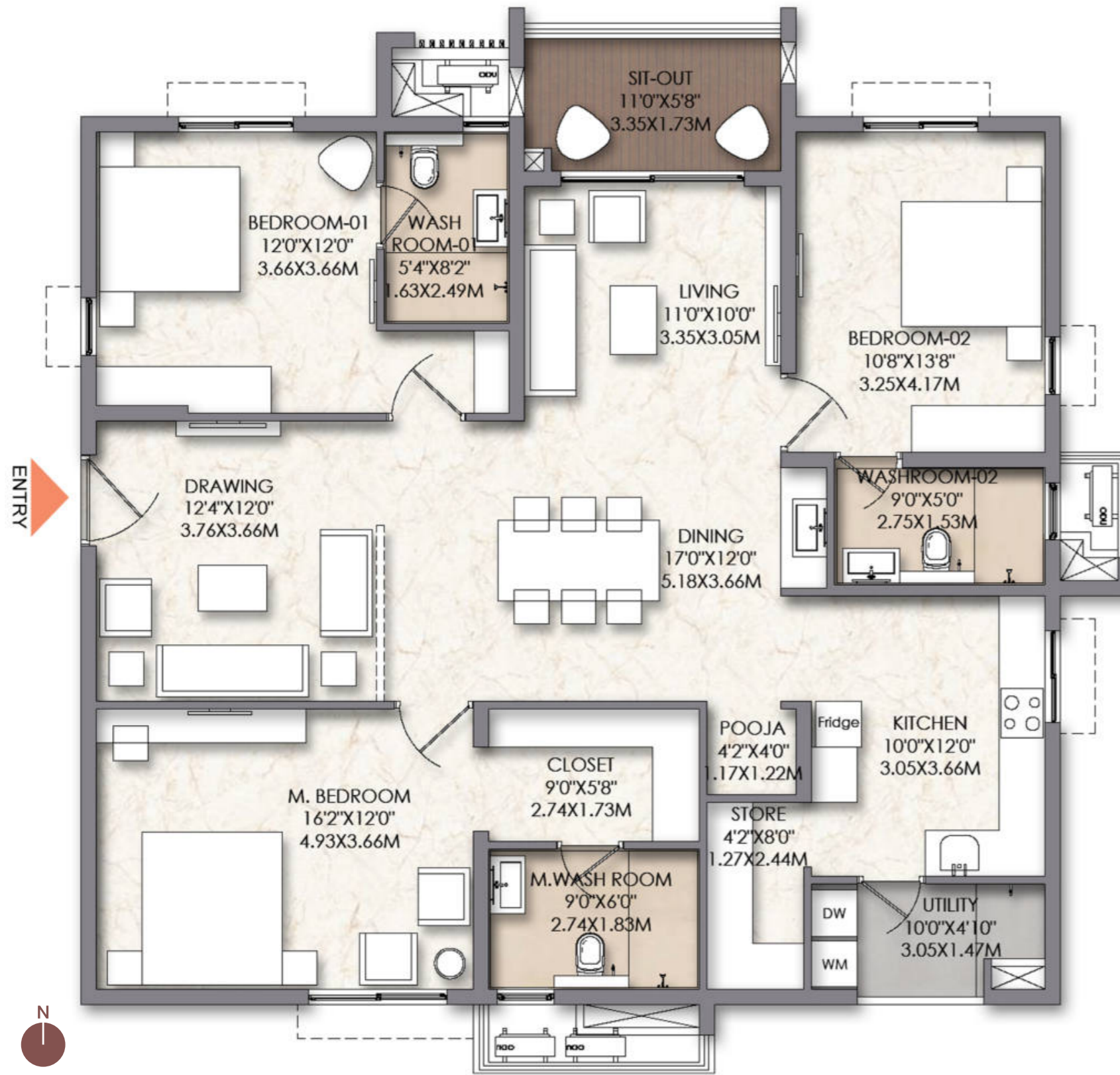
C-0005 - C-0505 / C-0204 - C-0504



AREA	CARPET AREA	BALCONY / UTILITY CARPET AREA	TOTAL UTILITY CARPET AREA	SUPER BUILT-UP AREA
SQ.M	121.85	10.83	132.68	192.89
SQ.FT	1312	117	1428	2076

# 3 Bedroom + 3 Washroom

A-0008 - A-0508

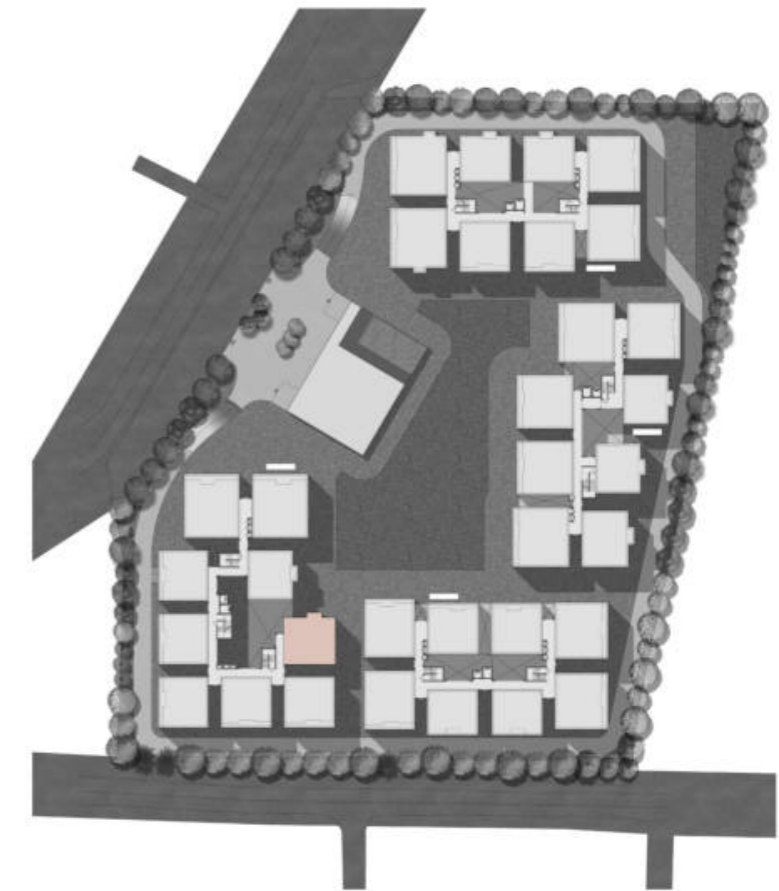
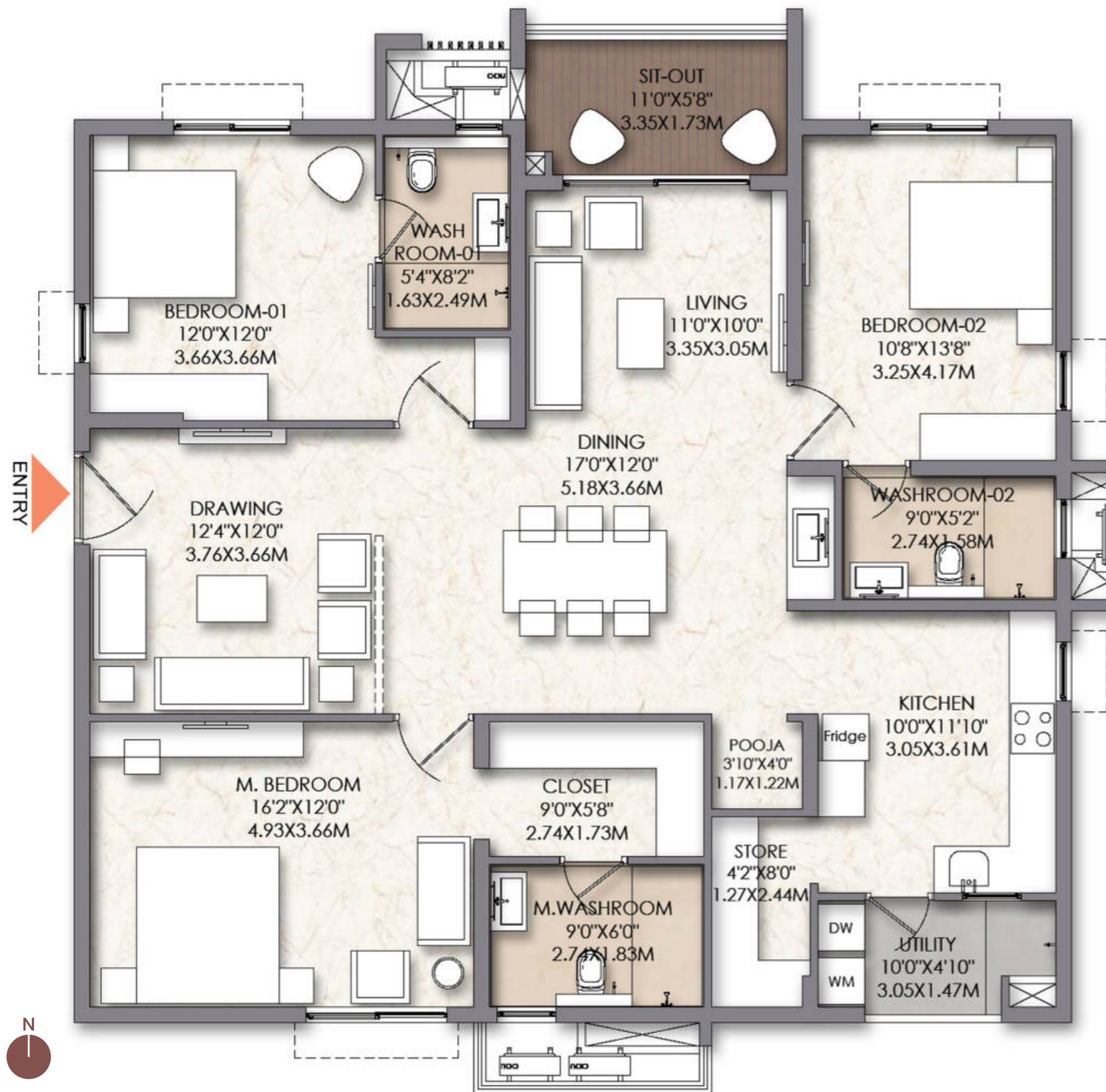


AREA	CARPET AREA	BALCONY / UTILITY CARPET AREA	TOTAL UTILITY CARPET AREA	SUPER BUILT-UP AREA
SQ.M	131.22	10.11	141.33	205.08
SQ.FT	1412	109	1521	2207

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# 3 Bedroom + 3 Washroom

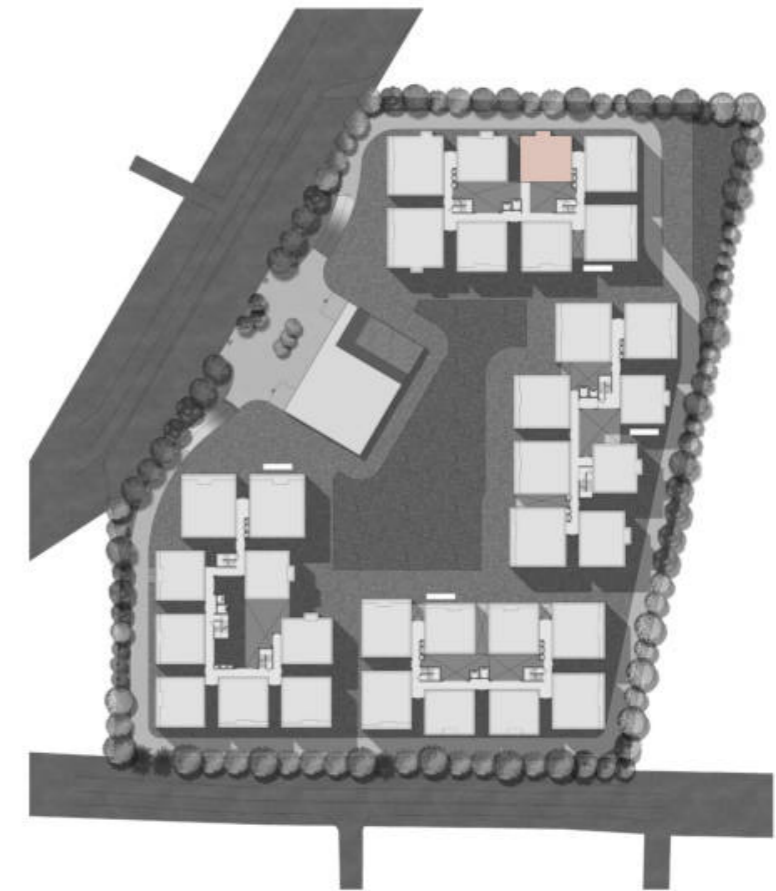
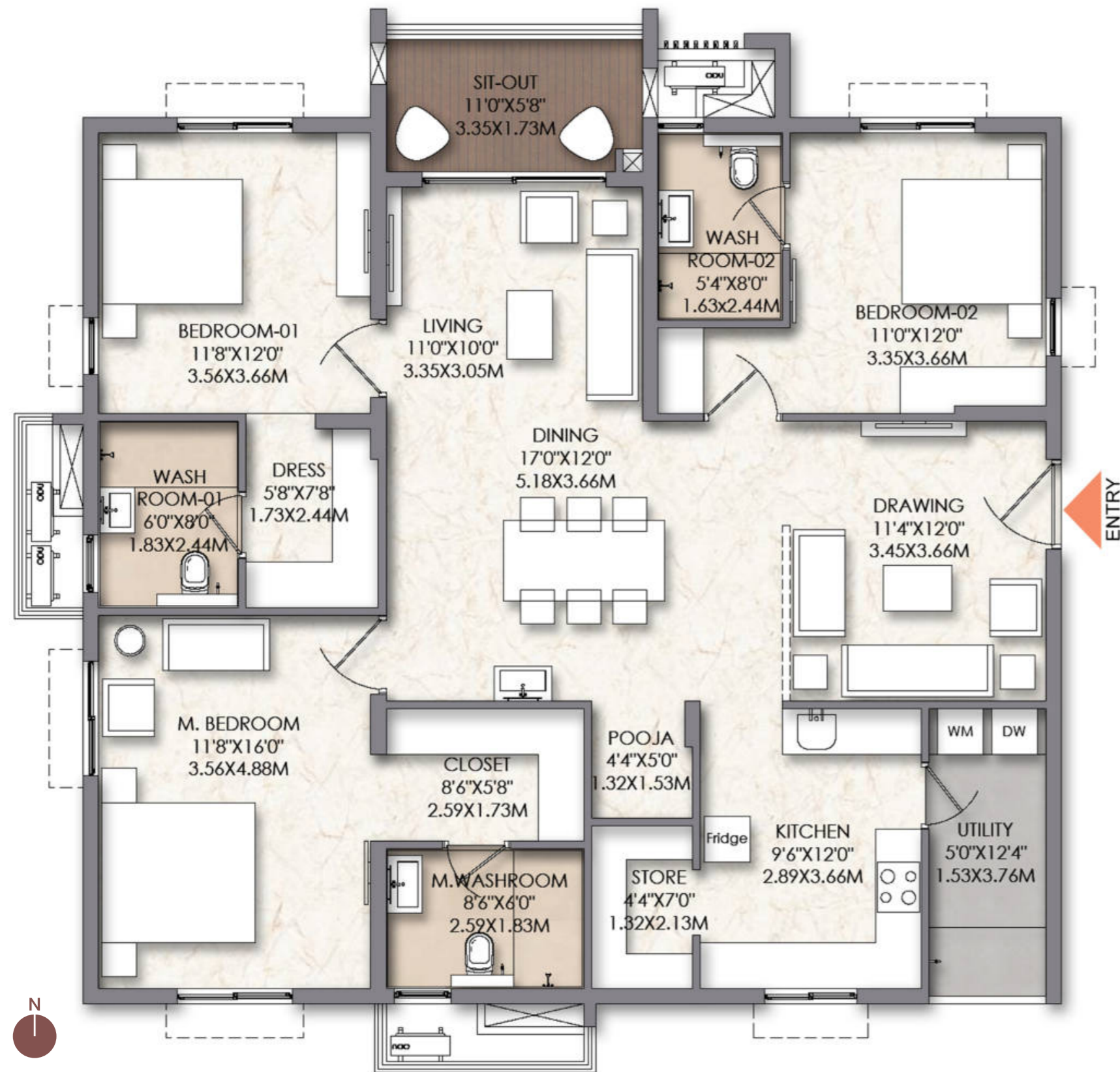
D-0009 - D-0509



AREA	CARPET AREA	BALCONY / UTILITY CARPET AREA	TOTAL UTILITY CARPET AREA	SUPER BUILT-UP AREA
SQ.M	131.22	10.11	141.33	205.08
SQ.FT	1412	109	1521	2207

# 3 Bedroom + 3 Washroom

A-0201 - A-0501

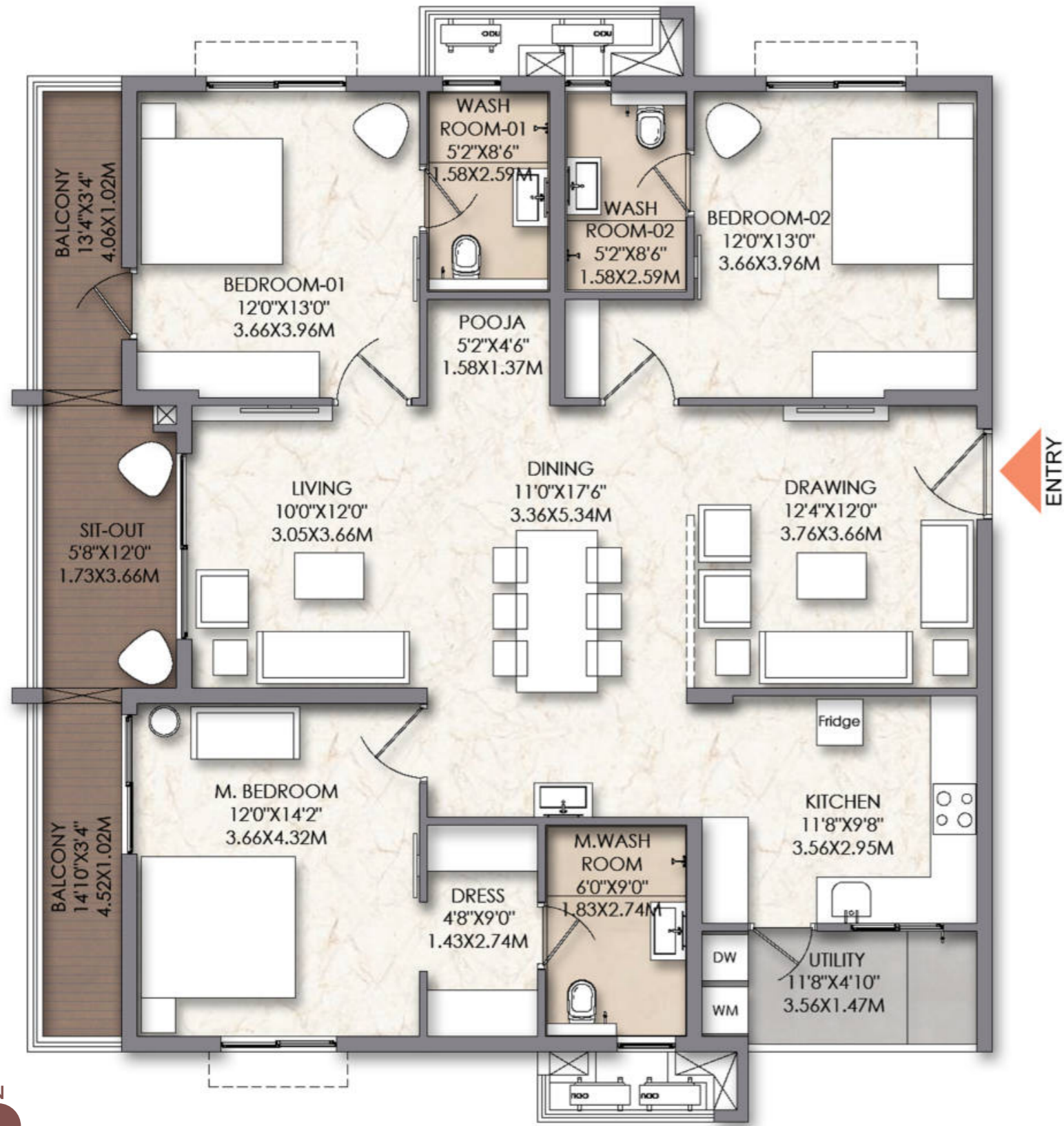


AREA	CARPET AREA	BALCONY / UTILITY CARPET AREA	TOTAL UTILITY CARPET AREA	SUPER BUILT-UP AREA
SQ.M	129.75	11.44	141.19	205.62
SQ.FT	1397	123	1520	2213

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# 3 Bedroom + 3 Washroom

D-0005 - D-0505 / D-0204 - D-0504

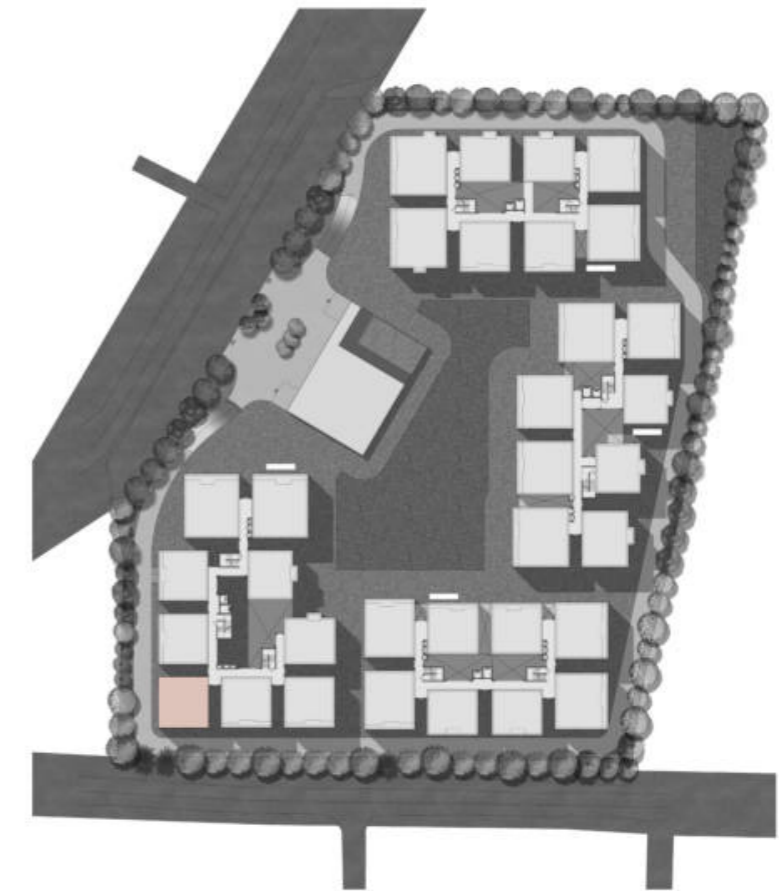
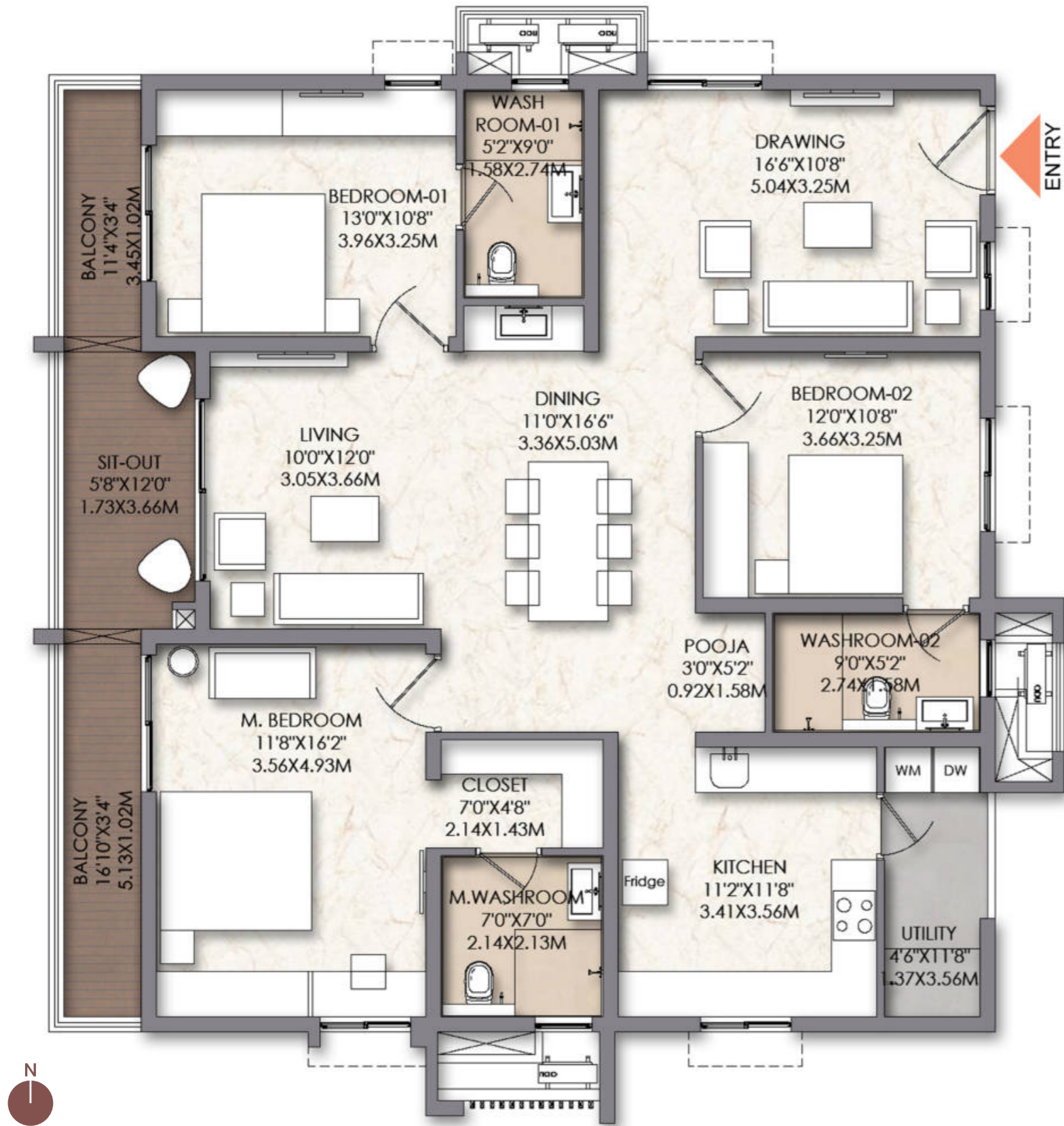


AREA	CARPET AREA	BALCONY / UTILITY CARPET AREA	TOTAL UTILITY CARPET AREA	SUPER BUILT-UP AREA
SQ.M	124.76	20.14	144.9	211.66
SQ.FT	1343	217	1560	2278



# 3 Bedroom + 3 Washroom

D-0006 - D-0506

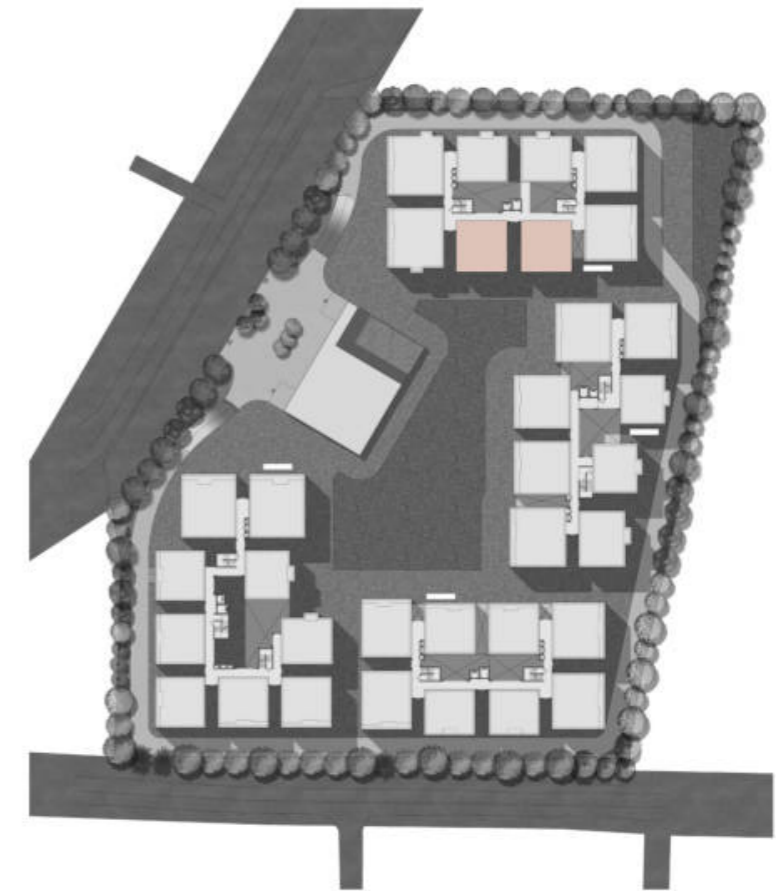
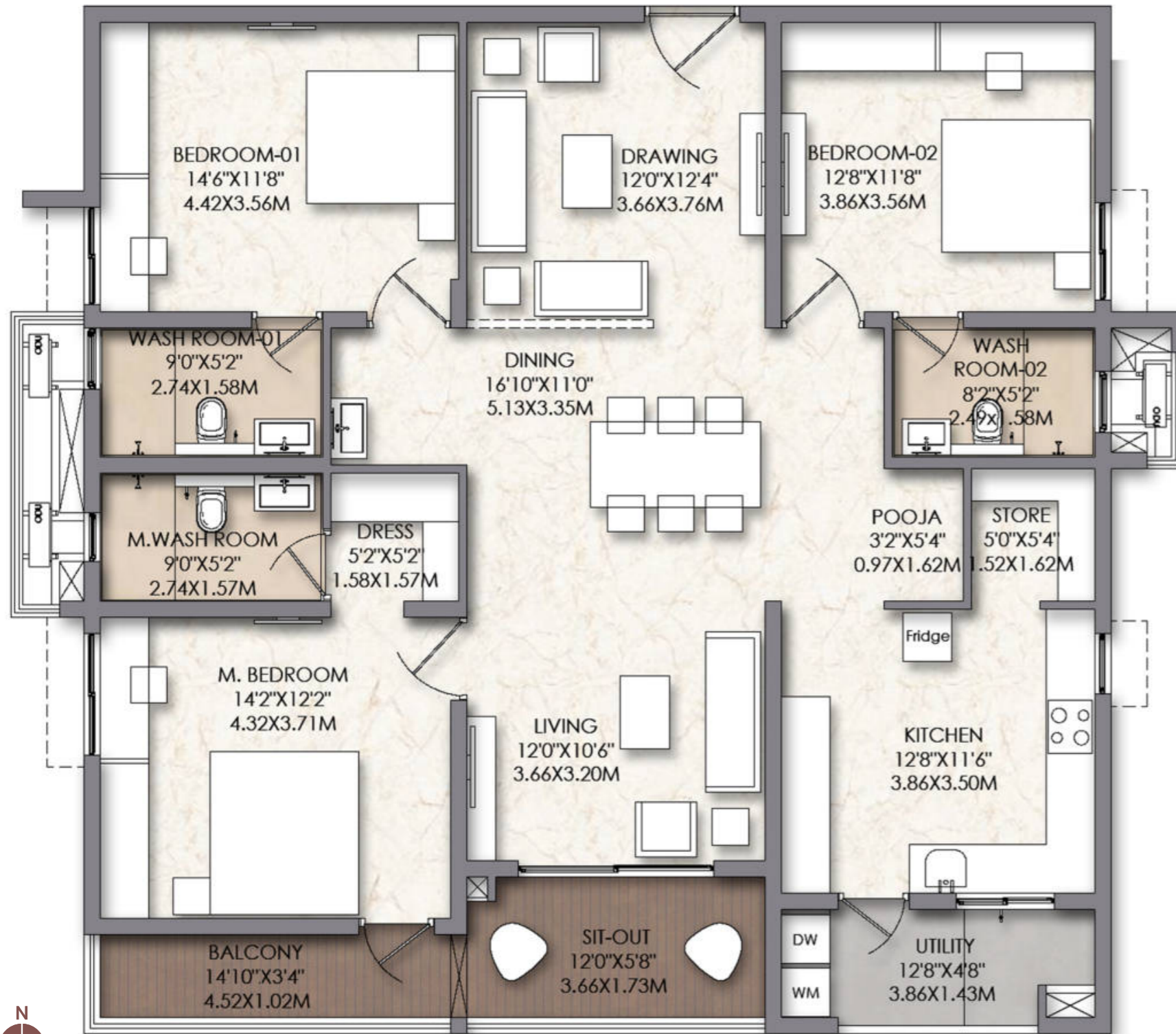


AREA	CARPET AREA	BALCONY / UTILITY CARPET AREA	TOTAL UTILITY CARPET AREA	SUPER BUILT-UP AREA
SQ.M	125.13	19.69	144.82	212.86
SQ.FT	1347	212	1559	2291

# 3 Bedroom + 3 Washroom

A-0004 - A-0504 / A-0005 - A-0505

ENTRY



AREA	CARPET AREA	BALCONY / UTILITY CARPET AREA	TOTAL UTILITY CARPET AREA	SUPER BUILT-UP AREA
SQ.M	130.8	15.89	146.69	213.27
SQ.FT	1408	171	1579	2296

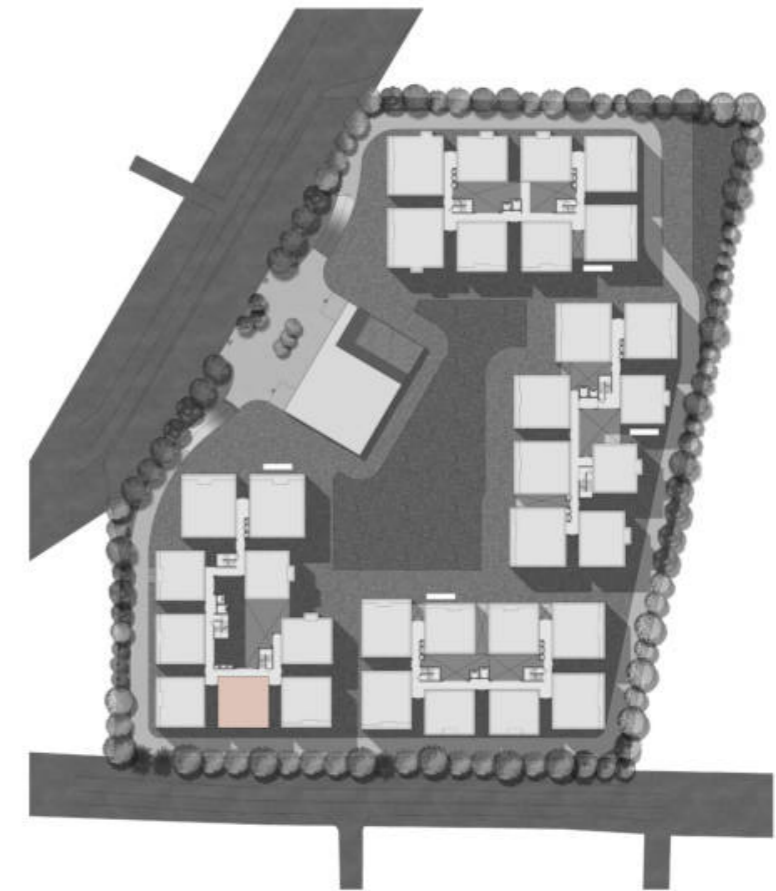
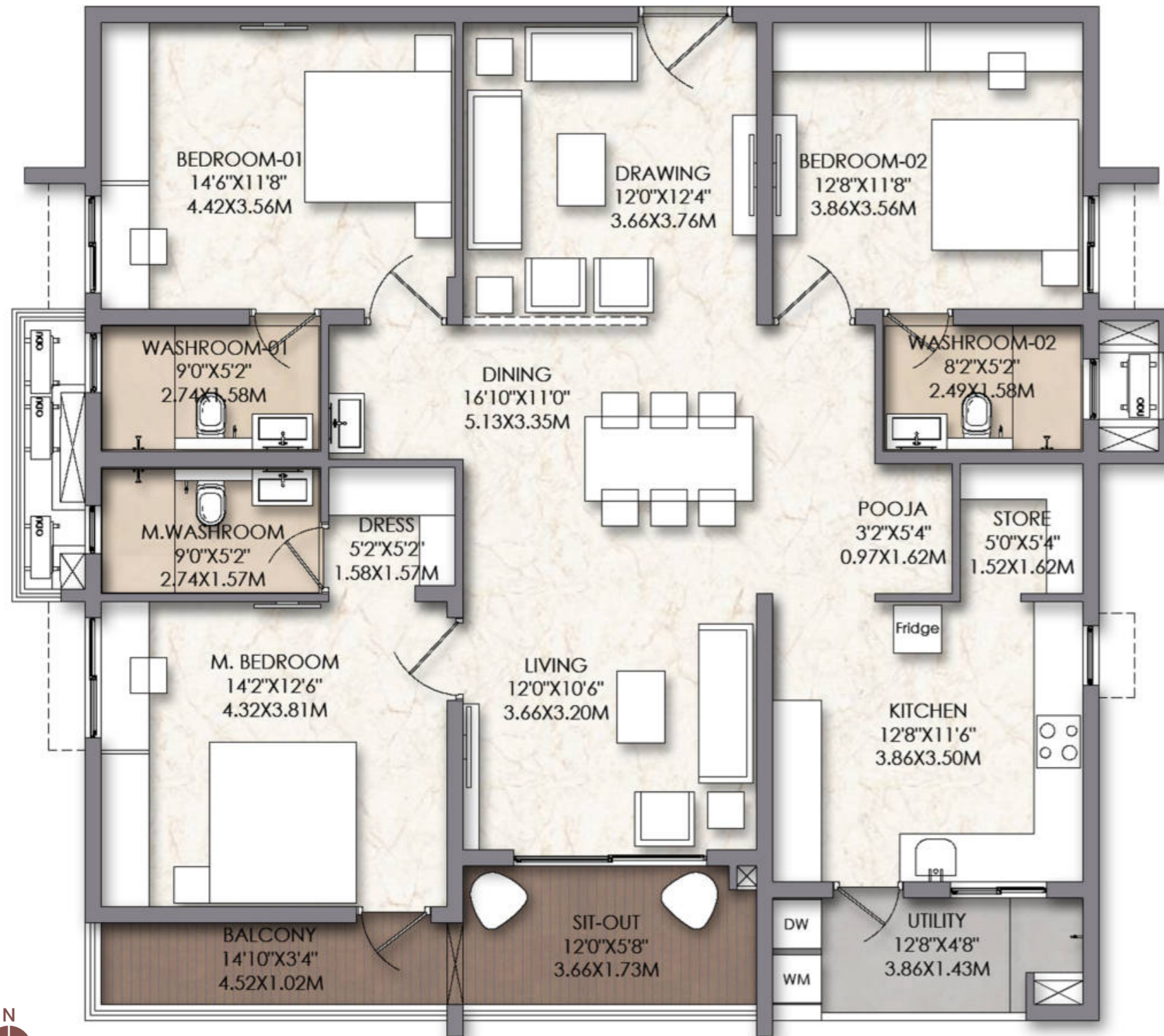


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# 3 Bedroom + 3 Washroom

D-0007 - D-0507

ENTRY



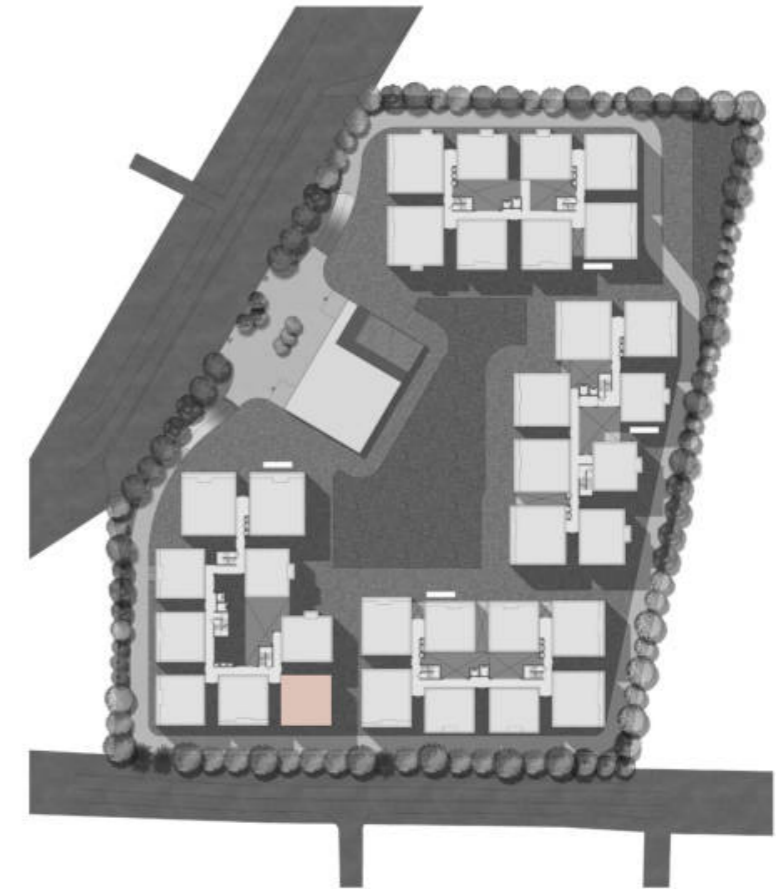
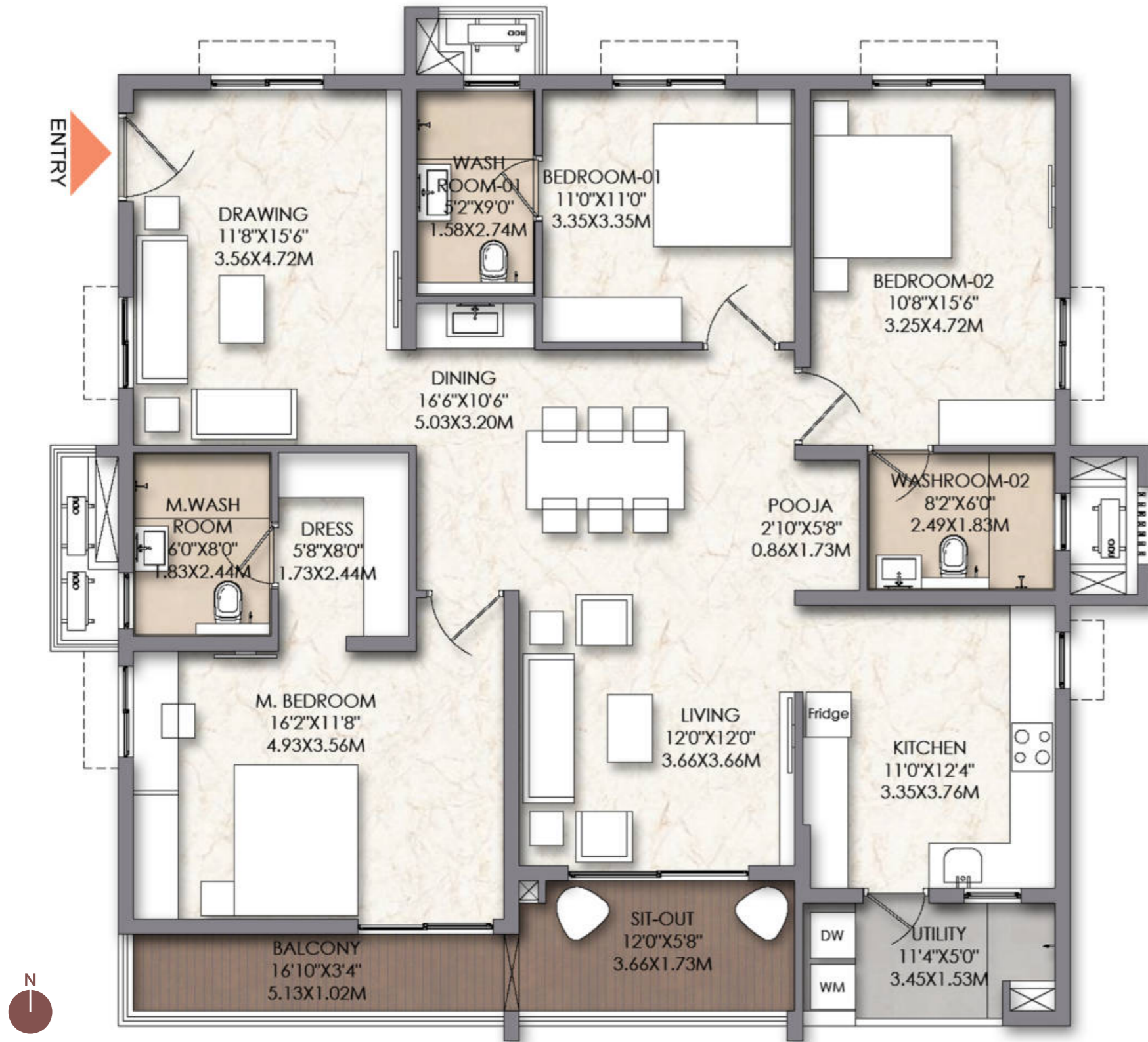
AREA	CARPET AREA	BALCONY / UTILITY CARPET AREA	TOTAL UTILITY CARPET AREA	SUPER BUILT-UP AREA
SQ.M	130.8	15.89	146.69	213.27
SQ.FT	1408	171	1579	2296



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# 3 Bedroom + 3 Washroom

D-0008 - D-0508

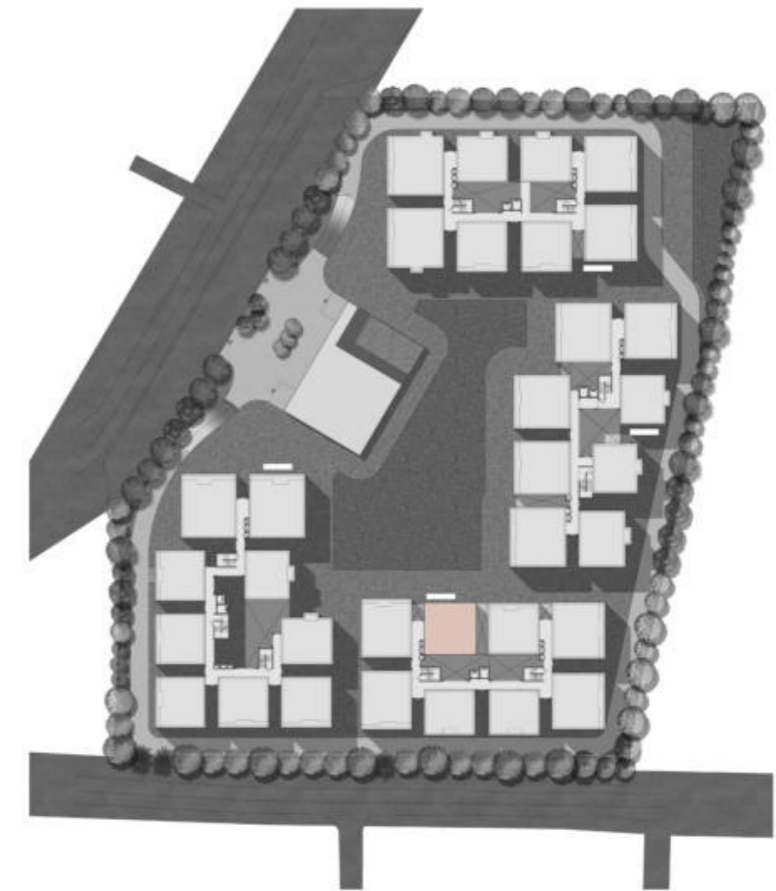
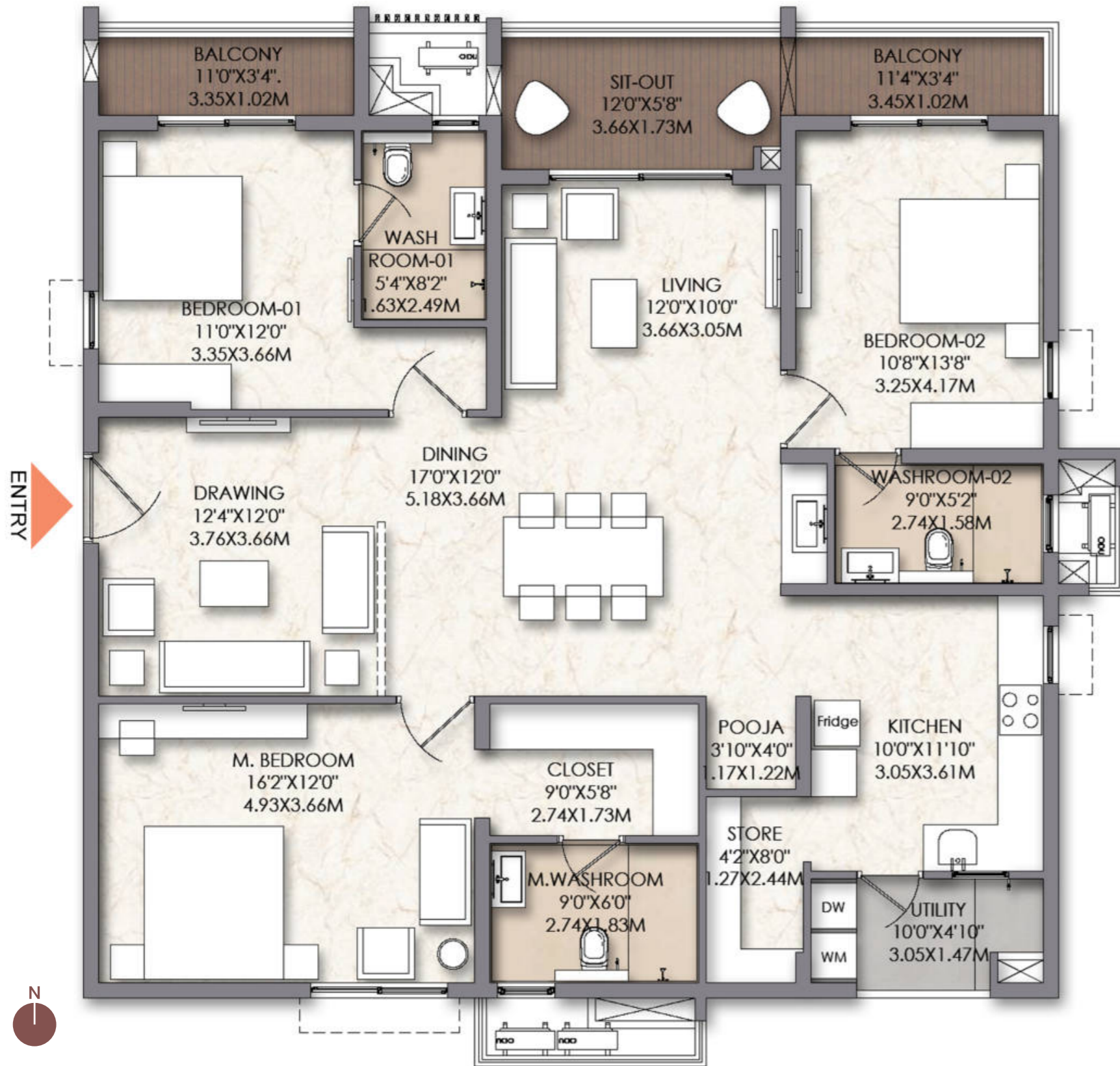


AREA	CARPET AREA	BALCONY / UTILITY CARPET AREA	TOTAL UTILITY CARPET AREA	SUPER BUILT-UP AREA
SQ.M	130.66	16.01	146.67	215.26
SQ.FT	1406	172	1579	2317

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# 3 Bedroom + 3 Washroom

C-0008 - C-0508

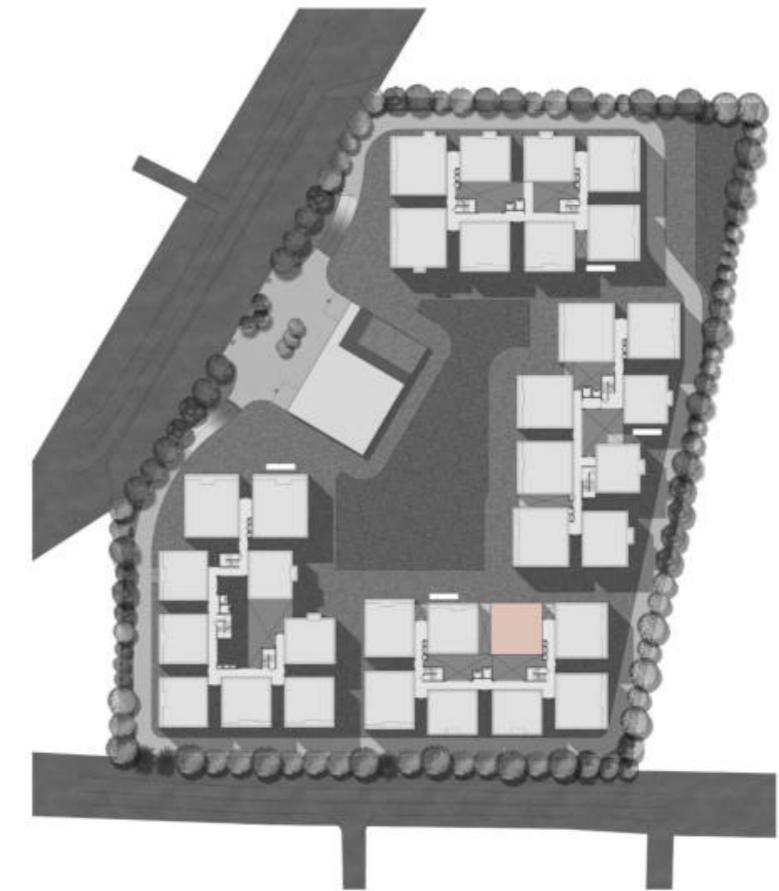
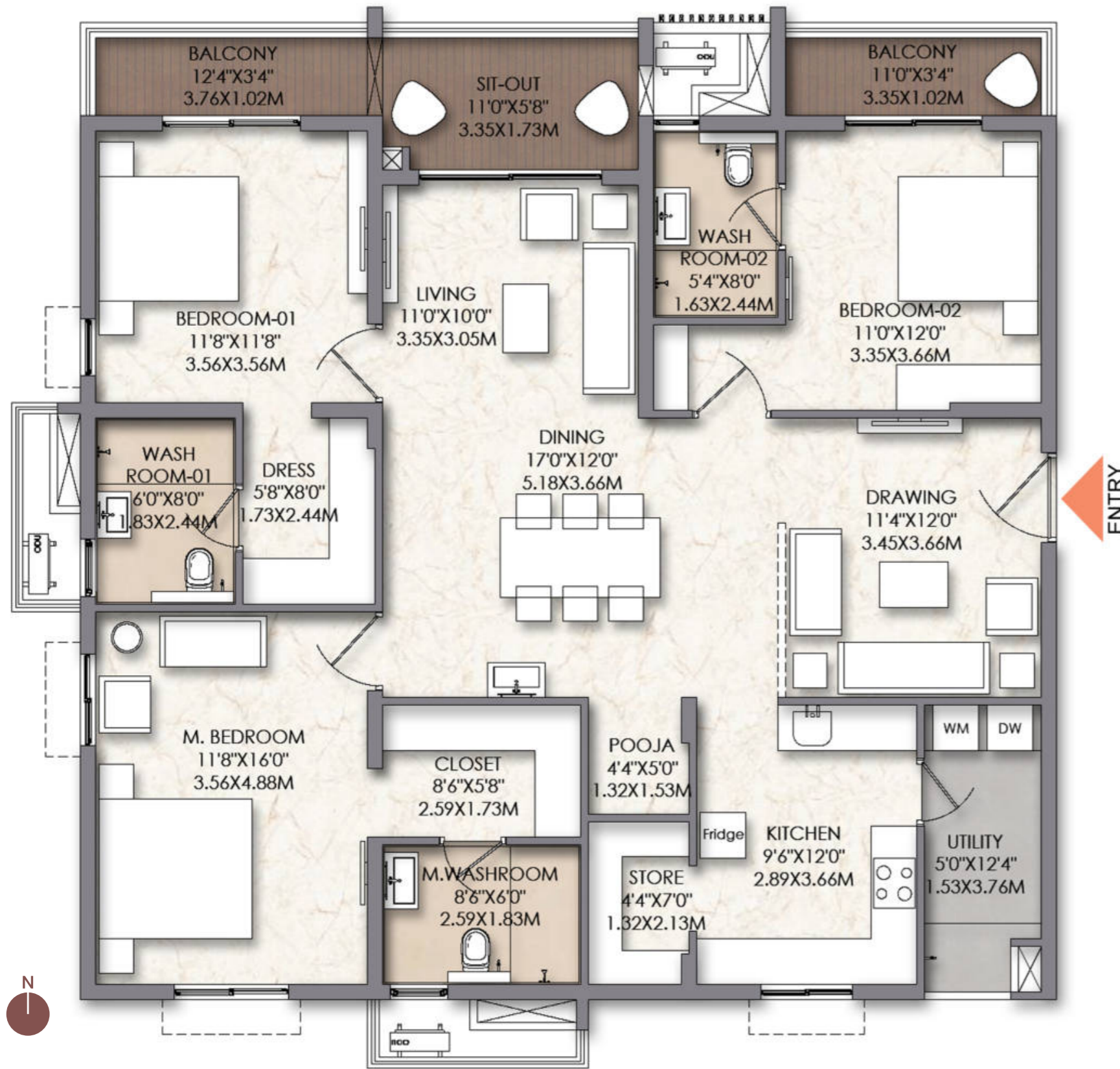


AREA	CARPET AREA	BALCONY / UTILITY CARPET AREA	TOTAL UTILITY CARPET AREA	SUPER BUILT-UP AREA
SQ.M	130.99	17.57	148.56	217.76
SQ.FT	1410	189	1599	2344

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# 3 Bedroom + 3 Washroom

C-0001 - C-0501

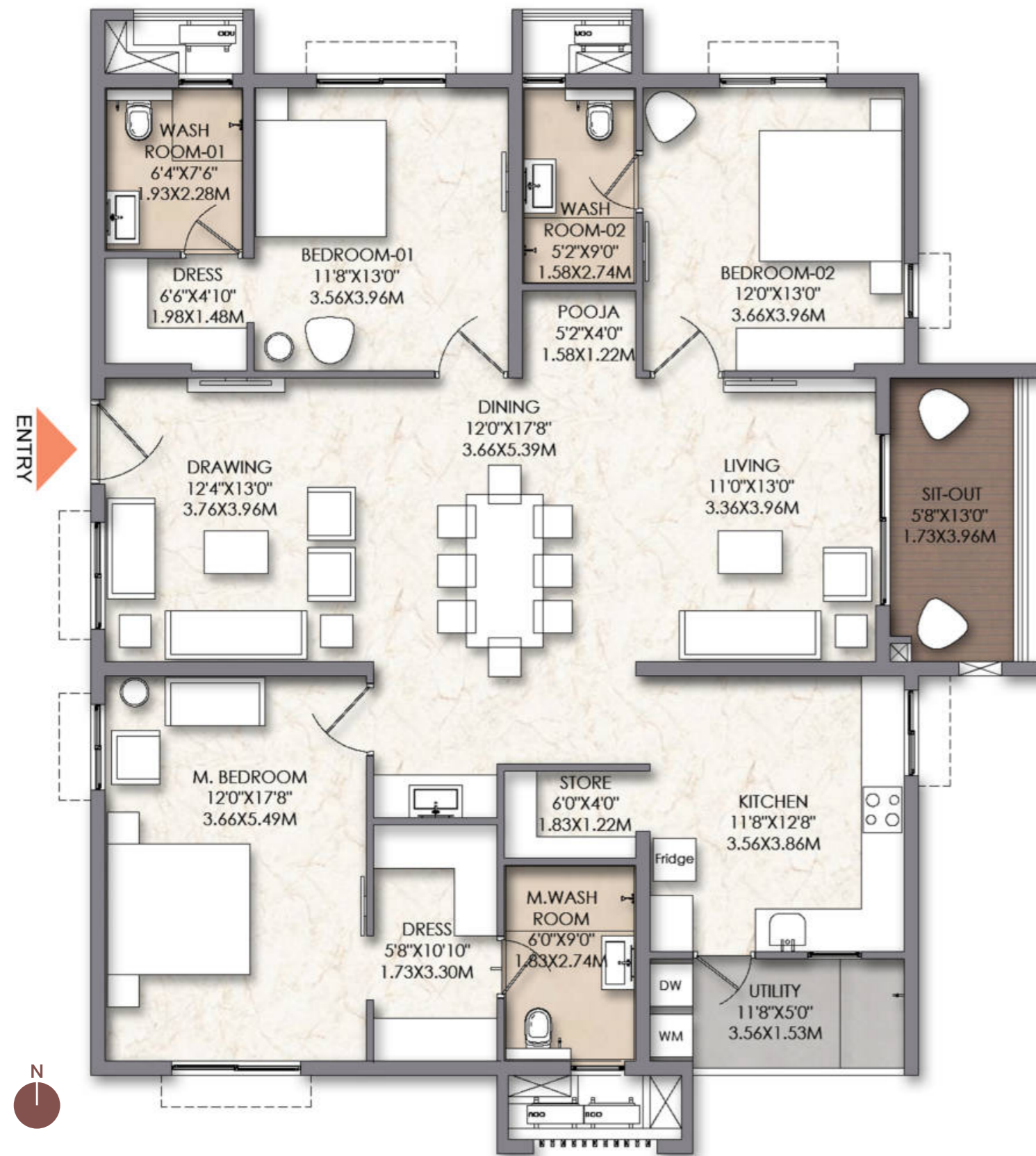


AREA	CARPET AREA	BALCONY / UTILITY CARPET AREA	TOTAL UTILITY CARPET AREA	SUPER BUILT-UP AREA
SQ.M	129.73	18.68	148.41	217.84
SQ.FT	1396	201	1579	2345

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# 3 Bedroom + 3 Washroom

B-0007 - B-0507



AREA	CARPET AREA	BALCONY / UTILITY CARPET AREA	TOTAL UTILITY CARPET AREA	SUPER BUILT-UP AREA
SQ.M	144.66	12.11	156.77	227.34
SQ.FT	1557	130	1687	2447

# Specifications

## Structure

RCC Framed Structure  
with Block Walls

## Flooring

### Units

Living / Dining / Family / M. Bedroom / Other

Bedrooms / Kitchen: Vitrified Tiles

Balcony / Deck: Wood Finish Outdoor

Vitrified Tiles

Toilets: Matt Finish Vitrified Tiles

Utility: Vitrified Tiles

### Common Area:

Waiting Lounge / Reception / Lobbies /

Corridors: Vitrified Tiles

## Wall Dado

Toilets: Glazed / Polished Vitrified Tiles –  
up to False Ceiling

Kitchen: Provision of Space for Dado Tiles

2' Above Counter Space with Rough Surface /  
Adhesive Fixing.

(No Granite Slab & Dado Tiles)

## Kitchen

Counter: Provision for Modular Kitchen

(No Kitchen Counter or Sink will be Provided)

Plumbing: Provision for Water Purifier, Sink,  
Washing Machine and Dishwasher.

Electrical: Electrical Point Provision

for Washing Machine, Microwave Oven,

Dishwasher, Refrigerator, Hob, Chimney,

Water Purifier and Mixer

## Washrooms

CP Fittings: Kohler or Equivalent

Sanitary Fixtures: Kohler or Equivalent

### Master Bed Washroom:

Granite Countertop with Wash Basin

Shower with Concealed Diverter

EWC with Concealed Flush Tank

### Other Washrooms:

Granite Countertop with Wash Basin

Shower with Concealed Diverter

EWC with Concealed Flush Tank

**False Ceiling:** As Per Architectural Design

**Hot Water Supply:** Provision for Geyser

in Washrooms

## Doors:

### Main Door:

Frame: Teak Wood Frame (with Architrave) –  
PU Polish

Shutter: Flush Shutter with Both Side Veneer  
& PU Polish

### Bedroom Doors:

Frame: Hard Wood Frame (with Architrave) –  
PU Paint

Shutter: Flush Shutter with Both Side Laminate

### Toilet doors:

Frame: Hard Wood Frame

(with Architrave) – PU Paint

Shutter: Flush Shutter with Both Side Laminate

Utility Door: UPVC Glazed Openable Door

with Standard Hardware

Balcony Sliding Door: UPVC Sliding Shutters

with Bug Mesh.

Shaft Door: Powder Coated

MS Metal Door Frame & Shutter

## Windows:

UPVC Window with Bug Screen,

Safety Grill and Toughened Glass

## Ventilators

UPVC Ventilators with Frosted

Toughened Glass

## Railing

Balcony / Deck: MS Railing

Staircase – Common areas: MS Railing

## Painting & Finishes

External: Textured Finish and Two Coats  
of External Emulsion Paint of Reputed Make

Internal: Smooth Putty Finish with  
Two Coats of Acrylic Emulsion Paint  
of Reputed Make over a Coat of Primer

## Air Conditioning

Living / Dining / M. Bedroom /

Other Bedrooms: 16A Switch & Socket  
with Wiring for Inverter Type Split AC

## Electrical

3 BHK: 6 kW

4 BHK: 8 kW

Modular Switches: Great White Trivio /  
Anchor Roma Plus or Equivalent

## Vertical Transportation

Lifts as Per Design

## Security System

CCTV Provision for Entry / Exit Points  
of Blocks

## Car Parking

Common EV Charging Points Provided

## Multiple domains. Single-minded commitment.

Brigade Group is one of India's leading property developers with nearly four decades of expertise in building positive experiences for all stakeholders. Instituted in 1986, the company has developed many landmark buildings and transformed the skyline of cities across South India—namely Bengaluru, Mysuru, Mangaluru, Chikmagalur, Hyderabad, Chennai, Kochi, and GIFT City, Gandhinagar. Brigade's projects span residential, commercial, retail, hospitality, and education sectors.

Since its inception, Brigade has completed over 300 buildings, amounting to more than 100 million sq.ft. (9.3 million sq.mt.) of developed space. Brigade assures best-in-class design and top-of-the-line facilities that exude elegance and sophistication. Its residential portfolio includes villas, villaments, penthouses, premium residences, luxury apartments, value homes, urban studios, independent senior living, mixed-use lifestyle enclaves, plotted developments, and integrated townships. Notable examples include Brigade Gateway, Bengaluru's first lifestyle enclave, and Brigade Exotica, one of the tallest residential buildings in the city. Brigade is also among the few developers with a strong reputation for Grade A commercial properties. As licensed owners of the World Trade Center across South India, Brigade's commercial spaces host top international clients. The group entered the co-working segment in 2019 with BuzzWorks and continues to grow this portfolio, with over 0.6 million sq.ft. of office spaces currently under development.

In retail, Brigade's flagship offering was the world-class Orion Mall at Brigade Gateway. This was followed by expansions into Orion

Avenue and Orion Uptown. Brigade's hospitality vertical includes premium hotels, recreational clubs, convention centres, and a unique patisserie, The Baking Company.

As a testament to its commitment to cultural development, Brigade is the founder of The Indian Music Experience (IME) – India's only hi-tech interactive music museum. IME was conceived as a philanthropic initiative to give back to society and preserve India's rich musical heritage. Brigade's contributions to community development include initiatives in health, education, and environmental sustainability. Through the Brigade Foundation, the group has established three schools offering holistic education, undertaken large-scale tree plantation drives, beautified urban spaces, and revived public recreational areas such as lakes and parks.

Brigade also launched the Brigade Real Estate Accelerator Program (REAP) – Asia's first startup accelerator in the real estate space. REAP is a forward-looking initiative aimed at fostering innovation and using technology to build sustainable, scalable real estate businesses. The Great Place to Work Institute has consistently rated Brigade as one of India's best real estate companies to work for. A combination of responsible practices, innovation, and uncompromising quality has cemented Brigade's reputation as a brand of excellence.

For more information, please visit [www.brigadegroup.com](http://www.brigadegroup.com).

## Awards & Accolades.

### Brigade Group

Recognised for being amongst India's Best Workplaces in the Real Estate industry for 15 years in a row, at the 'Great Place To Work' 2025.

Named in the Forbes India Developers A-List 2025.

Recognised under two categories – India's Wealth Creators and Top Builders at the Construction World Architect and Builder Awards (CWAB) 2025.

Honoured with two prestigious wins at the Global Real Estate Brand Awards (GREBA) 2025.

Recognised as one of 'India's Top Builders National Category' at the Construction World Architect and Builder Awards (CWAB) 2022.

### Brigade Twin Towers, Bengaluru

Named as Iconic Property of the Year 2025 – Commercial.

### Brigade Tech Gardens, Bengaluru

Brigade Group won an award in the category of Commercial High-Rise Development for Brigade Tech Gardens at The Asia Pacific Property Awards 2023-24.

### Brigade El Dorado, Bengaluru

Received the prestigious 'Pradhan Mantri Awas Yojana' award at the PMAY – Empowering India Awards 2022.

### Brigade Palmgrove, Mysuru

Won the 'Premium Villa Project of the Year' award at the NDTV Property Awards.

### Brigade World Trade Center, Chennai

WTC Chennai won the award for Environmental, Social & Governance (ESG). WTC was also declared the winner in the Safety & Security category.

### Brigade Citadel, Hyderabad

CII-SR EHS Excellence Awards 2021

Brigade Citadel received the Gold Award for Excellence in EHS practices.

### Brigade Gateway, Hyderabad

Recognized as the "Best Commercial High Rise Architecture India" by Asia Pacific Property Awards Architecture in Association with Grohe 2025.

APARTMENTS  
VILLAS  
INTEGRATED  
ENCLAVES  
SENIOR LIVING



OFFICES  
RETAIL SPACES

CLUBS  
HOTELS  
CONVENTION  
CENTERS  
SCHOOLS





*Deepening our  
sustainability commitment.*

At Brigade Group, our core philosophy centers around shaping a radiant future with responsibility and care. Every project we embark on is infused with deep reverence for our invaluable natural resources, and each initiative resonates outward to foster positive societal transformation. We don't merely design buildings; we architect a thriving tomorrow.

Brigade's journey towards a 'Net Zero Carbon footprint by 2045' began with a comprehensive assessment of our carbon emissions. We are implementing extensive decarbonisation strategies, such as reducing energy consumption and transitioning to clean energy, which not only mitigates climate change but also creates numerous opportunities for sustainable growth. We are committed to preserving and enhancing biodiversity through green building designs, urban greening projects, and conservation efforts that protect the local ecosystem.

To know more about our sustainability milestones and goals, visit [BrigadeGroup.com](https://www.BrigadeGroup.com)