



Build 4U Infra Pvt Ltd
Your dreams in affordability

BUILD 4U INFRA

FELICITY OASIS

Luxury Apartments

**Elegance
Meets Comfort**



Creating Landmarks In Smart City

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Project Highlights

Total Area

1 Acre

Unit Types

2BHK & 4BHK

Sizes

1251 sq. ft.
(2BHK) |
3240 sq. ft.
(4BHK)

Units Division

2 BHK
48 Units
&
4 BHK
4 Units

Total Units

52



4 BHK Apartment



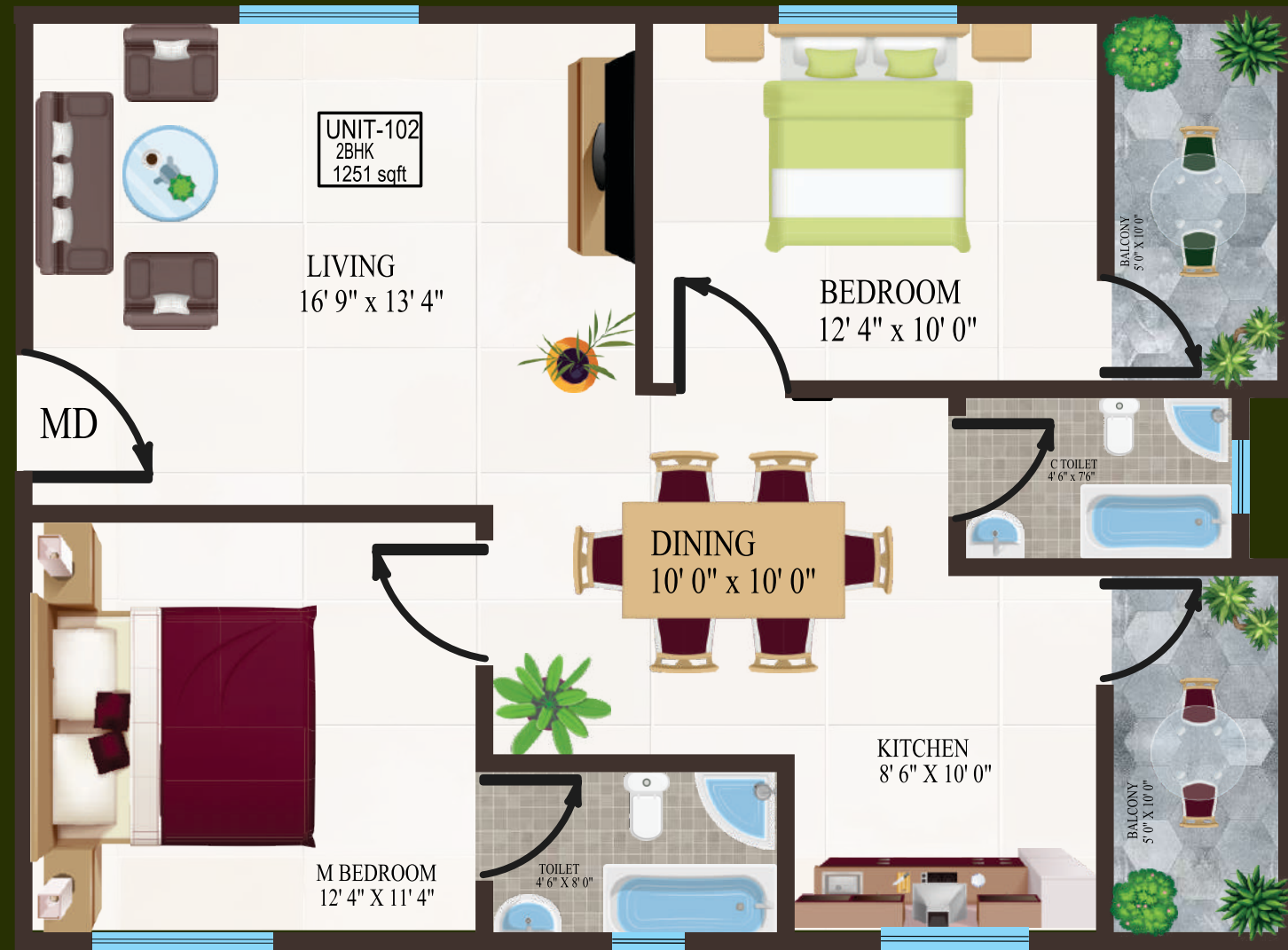
Feel it or not

2 BHK Apartment

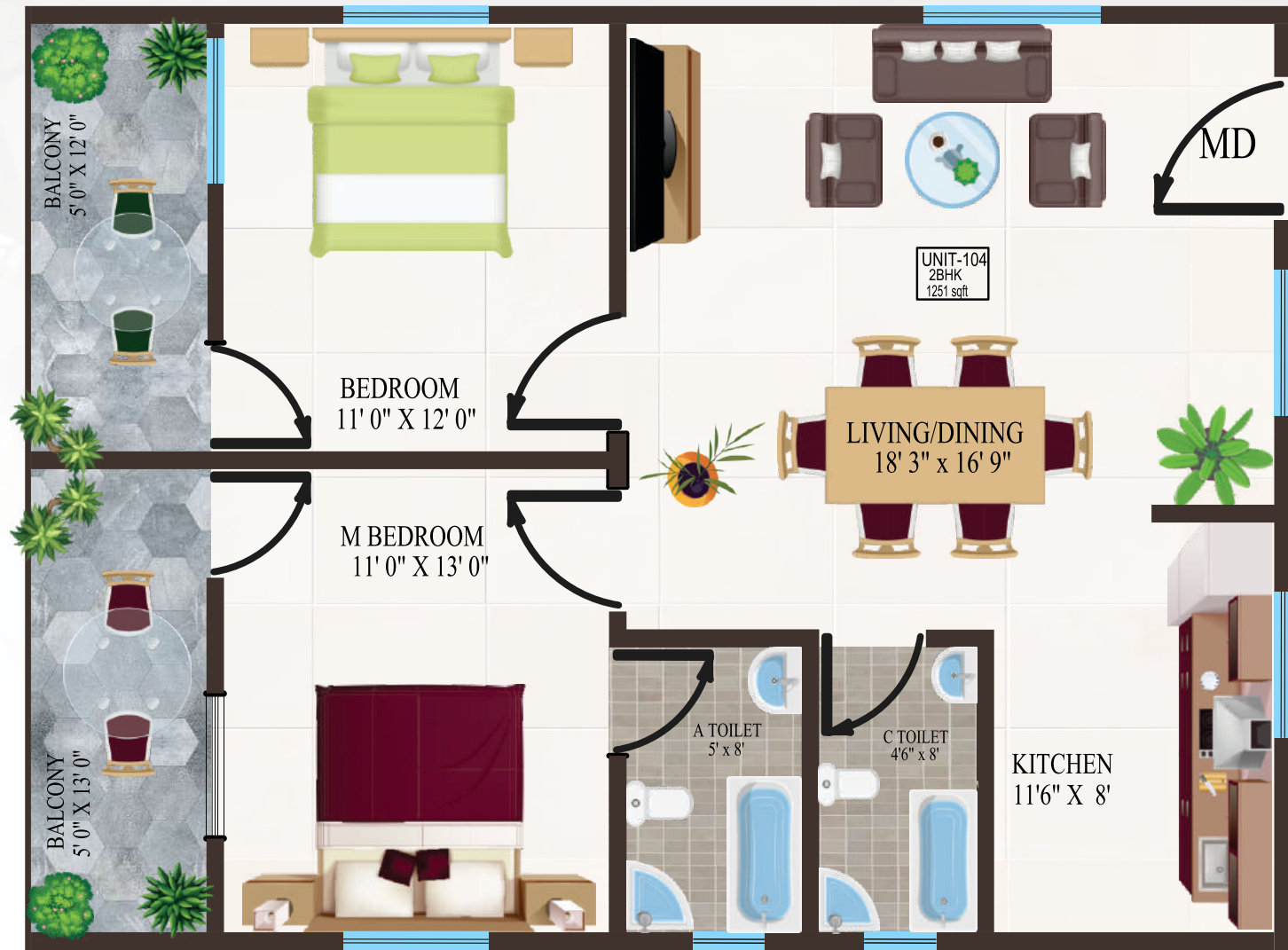


Feel it or not

2 BHK Apartment



2 BHK Apartment



Material Specifications



Structure

RCC framed structure with solid cement blocks. Steel: Tirumala FE 550 D
Slab: M 30 grade
Column: M 30 grade



Sub Structure

Anti-termite treatment under foundation and external perimeter



Walls

External: 6-inch solid block walls
Internal: 6-inch solid block walls
Internal bathroom walls:
4-inch solid block walls



Plastering

Internal walls: Smooth finish
External walls: Sponge finish



External & Internal Paint

Interior: 2 coats Birla putty, 1 coat primer, 2 coats emulsion paint / Gypsum finish with primer & 2 coats emulsion.
Exterior: Texture finish, 1 coat primer, 2 coats Dr. Fixit.



Doors

Main Door: 8 ft veneered door, hardware, melamine finish, Smart Lock (Yale or equivalent).
Internal Doors: 8 ft veneered door, hardware, melamine finish.



Windows

3-track UPVC windows with mosquito mesh provision
All balconies with French windows (3-track)



Flooring

Best grade tiles (Varmora / equivalent), anti-skid tiles for balcony, granite for corridors, staircases, lift cladding, VDF flooring for cellar/driveway.



Toilets

Sanitary fittings (Jaguar/equivalent), anti-skid tiles (7 ft), glazed wall tiles (7 ft), wall-mounted commode, CPVC & PVC plumbing (Astral/Ashirvad).



Lift

Premium 8 passenger lift (Kone or equivalent) for all towers



Water Supply & Waste Management

24/7 borewell water with softening plant, STP as per design, reused water for landscaping & common areas.



Electrical

FR-LSH wiring, concealed copper wiring (V-Guard), modular switches & sockets (V-Guard/ABB).



Power Backup

Generator backup (5AMP) for flats, additional backup for lifts & common areas (Mahindra/equivalent).



Car Parking

Exclusive covered parking for flat owners
Open car parking for visitors

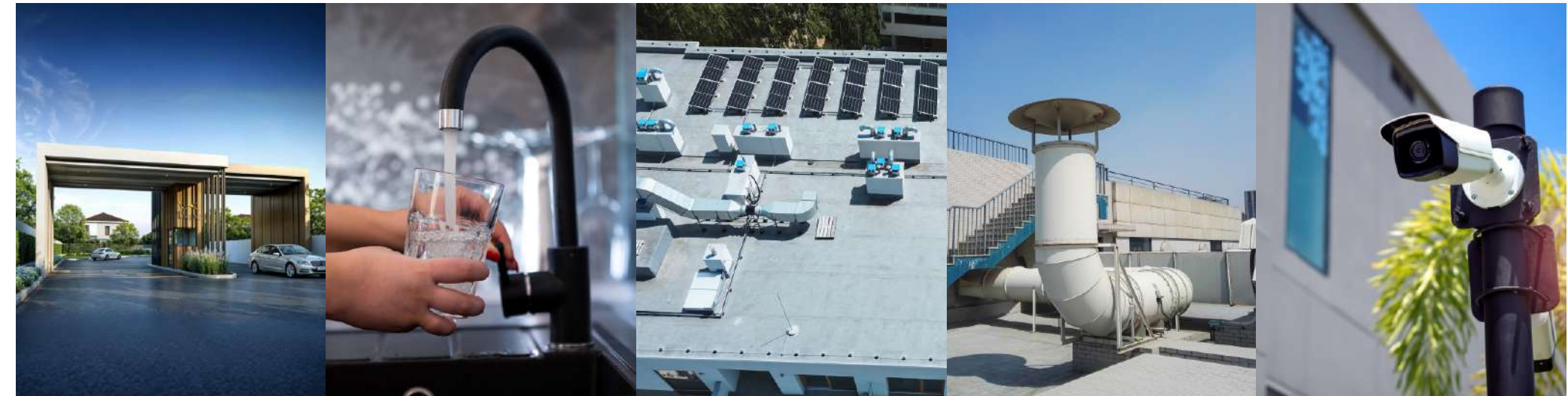


Landscape

Architectural landscaping in all common areas

Exceptional Features

- Signature RCC grand entrance
- 24/7 security at the main gate
- Outdoor sit-out with green space
- Senior citizen seating
- Reflexology pathway
- Meditation court/yoga deck
- Rainwater Harvesting: Recharge pits to improve groundwater
- Security & Surveillance: Access control with boon barriers, 24/7 security, alert button & intercom in lifts, CCTV as per design



BUILD 4U INFRA

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Luxury Apartments

The demand for high-quality housing and infrastructure is witnessing a never-before high. Build 4U infra meets the demand with proven commitment to excellence that reflects in each of their projects.

Being natives of this beautiful city, the Developers are passionate to play a class-leading role in the changing face of Bangalore. With several successfully completed projects of varying scales, Build 4U infra earned its stripes and is all set to create landmarks in this City of Destiny.

✓ **8,41,000**
sq.ft. residential area completed

✓ **15** years of
experience

✓ **3,90,000**
sq.ft. under construction

✓ **740** happy
families

✓ **14** residential projects
completed

✓ **52** families in
ongoing projects





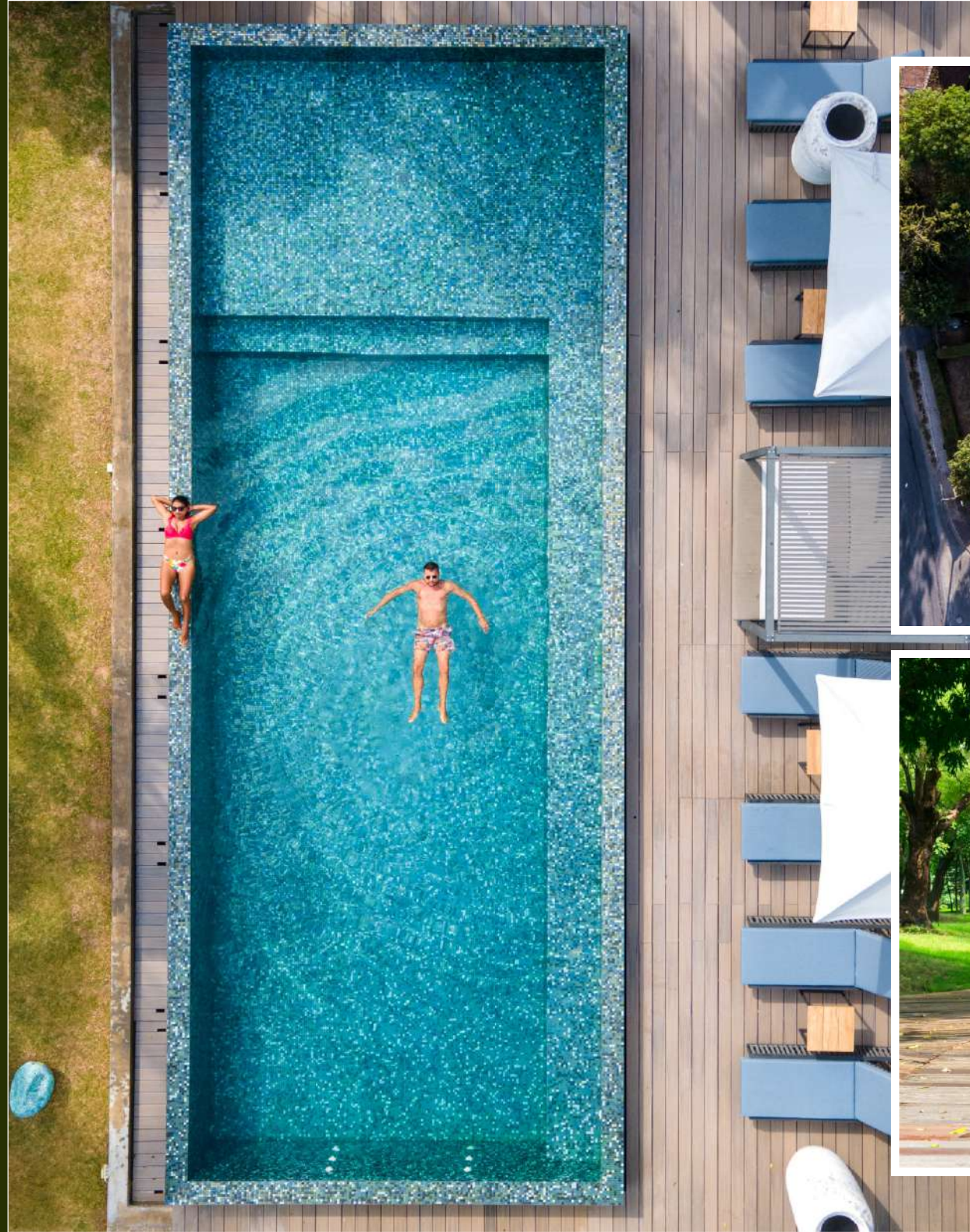
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AMENITIES

- 🏊 Swimming pool
- 🏸 Badminton court
- 🏃 Jogging track
- 🏏 Cricket practice court
- 👶 Children's play area
- 🏋️ Fully equipped gymnasium with the latest equipment
- 🎉 Party hall
- 🏃 Outdoor gym



Amenities



Key Connectivity

Education Excellence Nearby

- ☞ Oakridge International School is 5.3 km away.
- ☞ Indus International School is 5.9 km away.
- ☞ TISB is 5.7 km away.
- ☞ Greenwood High School is 7.5 km away.
- ☞ DPS Public School is 9 km away.
- ☞ Ryan International School is 10 km away.
- ☞ Vibgyor School is 11 km away.
- ☞ NPS is 11 km away.
- ☞ TCIS is 14 km away.

Proximity to Key Workplaces

- ☞ Infosys Headquarters is 1.2 km away.
- ☞ New Wipro Office is 9 km away.
- ☞ Old Wipro Office is 11 km away.
- ☞ Eco Space is 17 km away.
- ☞ Eco World is 17 km away.
- ☞ ITPL is 19 km away.

Road connectivity

- ☞ Bellandur is 14 km away.
- ☞ Whitefield is 15 km away.
- ☞ STRR is 16 km away.
- ☞ Hoskote is 25 km away.

Healthcare Facilities Nearby

- ☞ Spandana Hospital is 4 km away.
- ☞ Belenus Champion Hospital is 8 km away.
- ☞ Manipal Hospital is 14 km away.
- ☞ Vydehi Hospital is 16 km away.
- ☞ Manipal Whitefield Hospital is 16 km away.

Malls & Shopping Centers

- ☞ Forum Mall is 0.5 km away.
- ☞ D-Mart is 2.2 km away.
- ☞ Centro Mall is 13 km away.
- ☞ Nexus Mall is 14 km away.

Route Map



Wipro



Infosys



Azim Premji University



Chikka Tirupati Temple

Our site is near famous companies, popular shopping centers, and renowned temples.

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+91 99868 81456



#85/A, 2nd Floor, 11th Main, 14th Cross, 6th Sector,
Behind BDA Complex, HSR Layout, Bangalore-560102

