



RESURGENT

Adding values and delivering results

Website : www.resurgentspaces.com

Email : spacesresurgent@gmail.com

*Mob: +91 9886078045
+91 9886011745*

Surbacon Maple

Chikkakannalli, Bengaluru



Project Details

Surbacon Maple is a premium ready-to-move residential project featuring spacious 2, 3, and 4 BHK apartments (1245-2685 sq ft) across 2 acres with 65 exclusive units in Doddakannelli on Sarjapur Road, Bangalore. Designed for privacy, natural light, and ventilation, it offers high-quality glazed vitrified tile flooring, ceramic tiles in toilets/kitchens, teak wood entrance doors, salwood internal doors, anodized aluminum sliding windows, granite counters with SS sinks, PVC plumbing, copper wiring, and provisions for TV/telephone/AC.

Strategically located near IT hubs like Wipro, Silk Board, Outer Ring Road, Whitefield (15 km), Electronic City, and Marathahalli, it connects easily via Karmelaram Railway Station. Amenities include a clubhouse, swimming pool, gym, children's play area, yoga room, jogging track, indoor games, party hall, hybrid solar lighting, waste water treatment, water softening, intercom, generator backup, 24x7 security, and landscaped gardens.

Superior RCC framed construction with lime-finished internal walls and external stucco paint ensures durability and elegance. BDA-sanctioned plans support its sustainable luxury appeal for professionals and families. Ideal for brochures highlighting quality homes in Bangalore's booming East

Address of the Project

Address : 35/2, Chikkanayakana Halli Rd,
Chikkakannalli

City : Bangalore

State : Karnataka

Zip/Postal Code : 560035

Country : India

Google Map Location :

<https://maps.app.goo.gl/ER9n4RPrr4P7PUYKA>

Nearby landmarks :

Key Distances: From Surbacon Maple at 35/2, Chikkanayakana Halli Rd, Chikkakannalli (near Doddakannelli, Sarjapur Road), confirmed distances include HSR Layout (6 km), Silk Board (8 km), ITPL (13 km), Electronic City (13 km), MG Road (15 km), Wipro Corporate Office (1.5 km), Karmelaram Railway Station (2.8 km), and Whitefield (15 km).

Schools & Colleges: NPS East (0.28 km nearby), DPS Bangalore East, Ryan International School, Freedom International School, Bangalore Technological Institute (3.6 km), New Horizon College (nearby).

Hospitals: Manipal Hospital (Old Airport Road), Sakra Hospital, Columbia Asia Hospital, Narayana Hrudayalaya Super Speciality Clinic, St. Johns Medical College Hospital (6.9 km)

Project Infrastructure

- RCC Framed Structure: Durable construction with lime-finished internal walls and external stucco paint; BDA-approved and Vaastu compliant.
- Premium Flooring: Glazed vitrified tiles with skirting in living/dining/bedrooms; ceramic dado up to 7' in toilets and 2' above kitchen counters.
- Quality Doors/Windows: Teak wood entrance doors (salwood frames), salwood flush doors for bedrooms/toilets, powder-coated aluminum sliding windows.
- Modular Kitchens: Granite platforms with stainless steel sinks; provisions for washing machines and geysers.
- Electrical Excellence: Copper wiring in concealed PVC conduits, modular switches, generator backup for common areas/apartments.
- Sustainable Utilities: Sewage treatment plant, water softening, hybrid solar lighting, rainwater harvesting.
- Clubhouse & Fitness: Swimming pool, fully-equipped gymnasium, yoga/aerobics room.
- Recreational Spaces: Children's play area, jogging/cycling track, indoor games, party hall/community hall.
- Security & Gardens: 24x7 security with CCTV, intercom system, landscaped/flower gardens.
- Convenience Features: Internal roads, lifts, car parking, dedicated maintenance staff.

Infrastructure & Amenities

1. Swimming Pool / Kids Pool
2. Spacious Gym / Health Club
3. Aerobics / Yoga Room
4. Jogging / Cycling Track
5. Children's Play Area
6. Landscaped Gardens
7. Clubhouse / Multipurpose Hall
8. Indoor Games Room (Table Tennis, Cards, Pool Table)
9. Party Hall / Community Hall
10. 24x7 Security with CCTV & Intercom

Property & Apartments Details(floor plans)



Property (Specifications / Amenities / Facilities)

- **STRUCTURE:** RCC framed construction with lime-finished internal walls and external stucco paint; BDA-approved and Vaastu compliant.
- **INTERNAL FINISH :** Emulsion paint on internal walls; ceramic dado tiles up to 7' in toilets and 2' above kitchen counters.
- **FLOORING :** Glazed vitrified tiles with skirting in living room, dining, all 4 bedrooms (2735 sq ft SBA, 86% carpet).
- **TOILETS :** White chinaware fixtures, CP fittings, provisions for geysers/washing machines; no NE toilets (excellent Vastu).
- **DOORS :** Teak wood main entrance door with salwood frame; salwood flush doors for bedrooms/toilets; modern sliding shutters on wardrobes.
- **WINDOWS :** Powder-coated anodized aluminum sliding windows; north-facing balconies + 2' box window in 1st bedroom for ventilation.
- **KITCHEN :** Granite platform with stainless steel single sink; fully done modern modular kitchen (10' x 17'6") + utility nooks (storage/puja/study).
- **PLUMBING :** PVC pipes for water, soil, and chase lines.
- **ELECTRICALS :** Copper wiring in concealed PVC conduits; modular switches; generator backup for common areas/apartments.
- **OTHERS:** 2 covered car parks; intercom; 24x7 security/CCTV; clear title; low-density (65 units); near Wipro/international schools.

Apartment Interiors



Commercial Terms

Type: 4BHK Apartment

Category: Premium Ready-to-Move Residential

Main door: Teak wood with salwood frame

View: North-facing openness with balconies

SBA: 2,735 sq ft (86% Carpet area, includes balconies)

Total Price: ₹3.6 Cr (Negotiable) + 2 covered car parks

THANK YOU