

Make your **dream home** a reality.



Heritage

BY **TG DEVELOPERS**

Kanakapura Road, Bengaluru





Welcome to TG Heritage, where the rich beauty of Bangalore's past blends with the contemporary comforts of modern living. Nestled in the historic heart of Kanakapura Road, TG Heritage offers a unique fusion of old-world charm and modern luxury. TG Heritage celebrates the timeless elegance of Bangalore's architectural legacy while embracing the conveniences and amenities of the present day.

Experience the perfect harmony of tradition and innovation at TG Heritage, where every detail reflects the spirit of old Bangalore in a new light.



Building Bengaluru,

Since 2011

Starting on a journey fueled by passion and a vision for excellence, we, TG Developers, have woven a legacy of over a decade in Bengaluru's real estate space. With a relentless commitment to quality and value, we've become an ISO 9001:2008 certified force, crafting over 1000 premium homes. We aspire not just to build structures but to shape dreams and redefine industry standards. As we move forward into the future, our vision for TG is to extend our footprint across India, setting new benchmarks in quality, sustainability, and customer-centricity. We achieve this with pure passion and with a team that transcends boundaries and redefines the art of living.



Neighbourhood of the Future



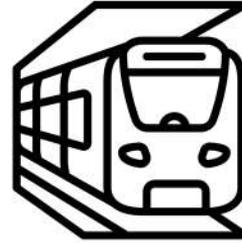
Schools & Educational Institutions

- Sri Chaitanya College (2 Km)
- Rio Preschool and Daycare (1.1 Km)
- Sri Kumaran Children's Academy (3 Kms)
- Delhi Public School (5 Kms)
- CREAA Academy for Learning (1.2Km)



Hospitals

- Shankar Super Speciality Hospital (1.1Km)
- Manipal Hospital (3 Kms)
- Aikya Speciality Clinic and Diagnostic Centre (1.4Km)
- Mathru Hospital (1.8Km)



Metro within 2 Kms



Food & Drinks

- Holiday Village Resort (100m)
- BLR Brewing Co (350m)
- The Big Barn (3 Kms)
- A2B (2.5 Kms)



Entertainment

- Guru Siddeshwara Cinema Theatre (1.7Km)
- Vinayaka cinemas (3Km)
- Forum South Bengaluru (4 Kms)
- PVR Luxe (3.1 km)
- PVR Superplex Forum Mall (3.1Km)
- Manasa Theater (3.3Km)



Bridging tradition with
today's technology.





tg heritage

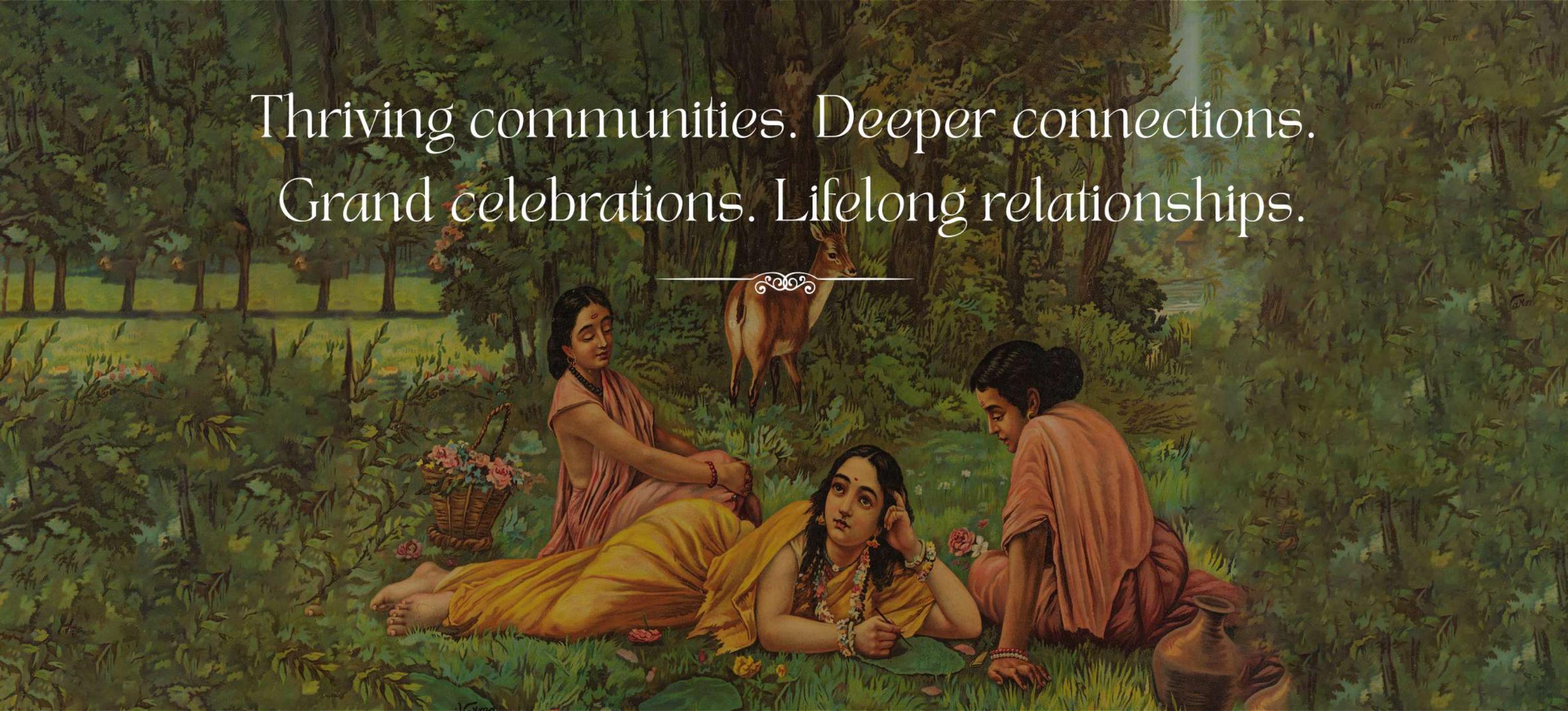
A unique project by TG Developers focusing on bringing tradition and modernity together.

This thoughtfully planned architectural marvel is poised to become one of the city's most desirable landmarks.

Located in the heart of Bangalore, TG Heritage is a convenient residence where you can build friendships that last a lifetime.



Thriving communities. Deeper connections.
Grand celebrations. Lifelong relationships.



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45000

Sq.ft Land Area



84

Total Units



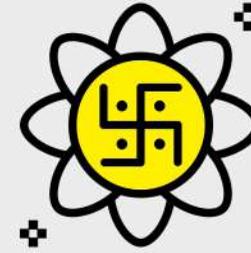
Vast

Open Spaces



World

Class Amenities



Vastu

Compliant



No

Shared Walls



typical ground floor plan

- 1 Entry Exit
- 2 Special Paving
- 3 Ramp
- 4 Pedestrian Entry
- 5 Driveway
- 6 Walking Track
- 7 Raised Party Lawn
- 8 Water Feature W/ Sculpture
- 9 Palm Plaza
- 10 Pool Deck
- 11 Swimming Pool
- 12 Infinity Pool
- 13 Feature Wall
- 14 Multipurpose Hall
- 15 Indoor Games
- 16 Gym
- 17 Creche
- 18 Lounge



*Architect design and impression.



Typical first floor plan



*Architect design and impression.



फ़्लोर प्लान TYPE - 1BHK

TYPE 1A	UNIT	SBUA	CARPET	BALCONY	DOOR
1 BED + 1 TOILET	004	870 SFT	870 SFT	54 SFT	NORTH

TYPE 1B	UNIT	SBUA	CARPET	BALCONY	DOOR
1 BED + 1 TOILET	014	775 SFT	489 SFT	57 SFT	NORTH

TYPE 1.5A	UNIT	SBUA	CARPET	BALCONY	DOOR
1 BED + 1 STUDY + 2 TOILET	011	995 SFT	648 SFT	56 SFT	EAST



FLOOR KEY PLAN



फ़्लोर प्लान TYPE - 2BHK

TYPE 2A	UNIT	SBUA	CARPET	BALCONY	DOOR
2BED + 2 TOILET	009,109,209,213 309,313,409,413	1110 SFT	691 SFT	102 SFT	WEST

TYPE 2A	UNIT	SBUA	CARPET	BALCONY	DOOR
2BED + 2 TOILET	010,017,018,110,114,117 118,210,214,217,218,310,314 317,318,410,414,417,418	1090 SFT	712 SFT	57 SFT	WEST

TYPE 2A	UNIT	SBUA	CARPET	BALCONY	DOOR
2BED + 2 TOILET	111,211,311,411	1070 SFT	699 SFT	56 SFT	EAST



FLOOR KEY PLAN

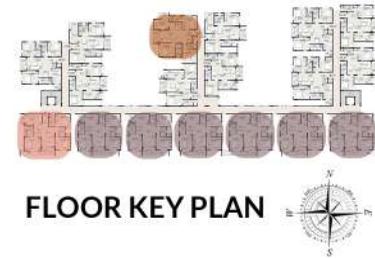


floor plan TYPE - 3BHK

TYPE 2.5 A	UNIT	SBUA	CARPET	BALCONY	DOOR
3BED + 2 TOILET	001,002,003,005,006,101 102,103,104,105,106,203 301,302,304,305,306,403	1305 SFT	872 SFT	55 SFT	NORTH

TYPE 3A	UNIT	SBUA	CARPET	BALCONY	DOOR
3 BED + 3 TOILET	212,312,412	1495 SFT	971 SFT	91 SFT	EAST

TYPE 3B	UNIT	SBUA	CARPET	BALCONY	DOOR
3 BED + 3 TOILET	007,107,307	1440 SFT	929 SFT	94 SFT	NORTH



floor plan TYPE - 3BHK

TYPE 3C	UNIT	SBUA	CARPET	BALCONY	DOOR
3BED + 3 TOILET	008,108,208,216 308,316,408,416	1420 SFT	949 SFT	53 SFT	EAST

TYPE 3D	UNIT	SBUA	CARPET	BALCONY	DOOR
3 BED + 3 TOILET	015,115,215,315,415	1405 SFT	939 SFT	53 SFT	EAST

TYPE 2.5A(ii)	UNIT	SBUA	CARPET	BALCONY	TERRACE	DOOR
3 BED + 2 TOILET + TER	202,204	1305 SFT	872 SFT	55 SFT	44 SFT	NORTH



floor plan TYPE - 3BHK

TYPE 2.5A(iii)	UNIT	SBUA	CARPET	BALCONY	TERRACE	DOOR
3 BED + 2 TOILET + TER	201	1305 SFT	872 SFT	55 SFT	78 SFT	NORTH

TYPE 2.5A(iii)	UNIT	SBUA	CARPET	BALCONY	TERRACE	DOOR
3 BED + 2 TOILET + TER	205,206,405	1305 SFT	872 SFT	55 SFT	55 SFT	NORTH

TYPE 2.5A(iv)	UNIT	SBUA	CARPET	BALCONY	TERRACE	DOOR
3 BED + 2 TOILET + TER	303	1305 SFT	872 SFT	55 SFT	70 SFT	NORTH



FLOOR KEY PLAN



floor plan TYPE - 3BHK

TYPE 2.5A(v)	UNIT	SBUA	CARPET	BALCONY	TERRACE	DOOR
3 BED + 2 TOILET + TER	401	1305 SFT	872 SFT	55 SFT	57 SFT	NORTH

TYPE 2.5A(vi)	UNIT	SBUA	CARPET	BALCONY	TERRACE	DOOR
3 BED + 2 TOILET + TER	402,404	1305 SFT	872 SFT	55 SFT	47 SFT	NORTH

TYPE 2.5A(vii)	UNIT	SBUA	CARPET	BALCONY	TERRACE	DOOR
3 BED + 2 TOILET + TER	406	1305 SFT	872 SFT	55 SFT	59 SFT	NORTH



FLOOR KEY PLAN



floor plan TYPE - 3BHK

TYPE 3B(i)	UNIT	SBUA	CARPET	BALCONY	TERRACE	DOOR
3 BED + 3 TOILET + TER	207	1440 SFT	929 SFT	94 SFT	69 SFT	NORTH



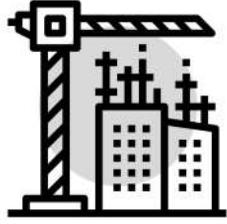
TYPE 3B(ii)	UNIT	SBUA	CARPET	BALCONY	TERRACE	DOOR
3 BED + 3 TOILET + TER	407	1440 SFT	929 SFT	94 SFT	46 SFT	NORTH



FLOOR KEY PLAN



Specifications



Structure

- Seismic Zone II Compliant.
- RCC – Framed Structure.
- Solid Block Masonry Plastered with Lime Rendering.



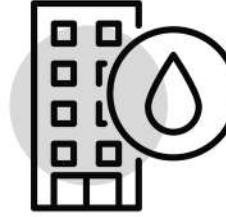
Painting

- Interior with enamel paint with roller Finish.
- Exterior Cement Paint.



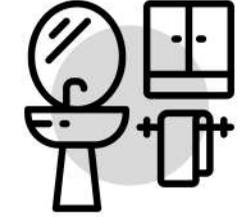
Elevator

- Automatic Passenger Lift.



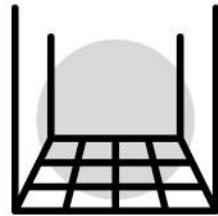
Water

- Robust Water Supply System.



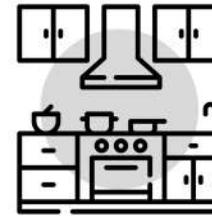
Bathroom

- Ceramic Glazed Tiles dado up to 7 Feet Height.
- White Sanitary-Ware of Reputed
- Make in all Toilets.
- Hot-cold Water Mixer Unit for Shower of Reputed Make.
- Health Faucet for all Toilets.
- Provision for Exhaust Fan in all Toilets.
- Provision for Geyser.



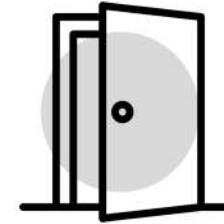
Flooring

- Vitrified Tiles in Living, Dining and all Bedrooms.
- Ceramic Tiles in all toilets, balcony and utility.



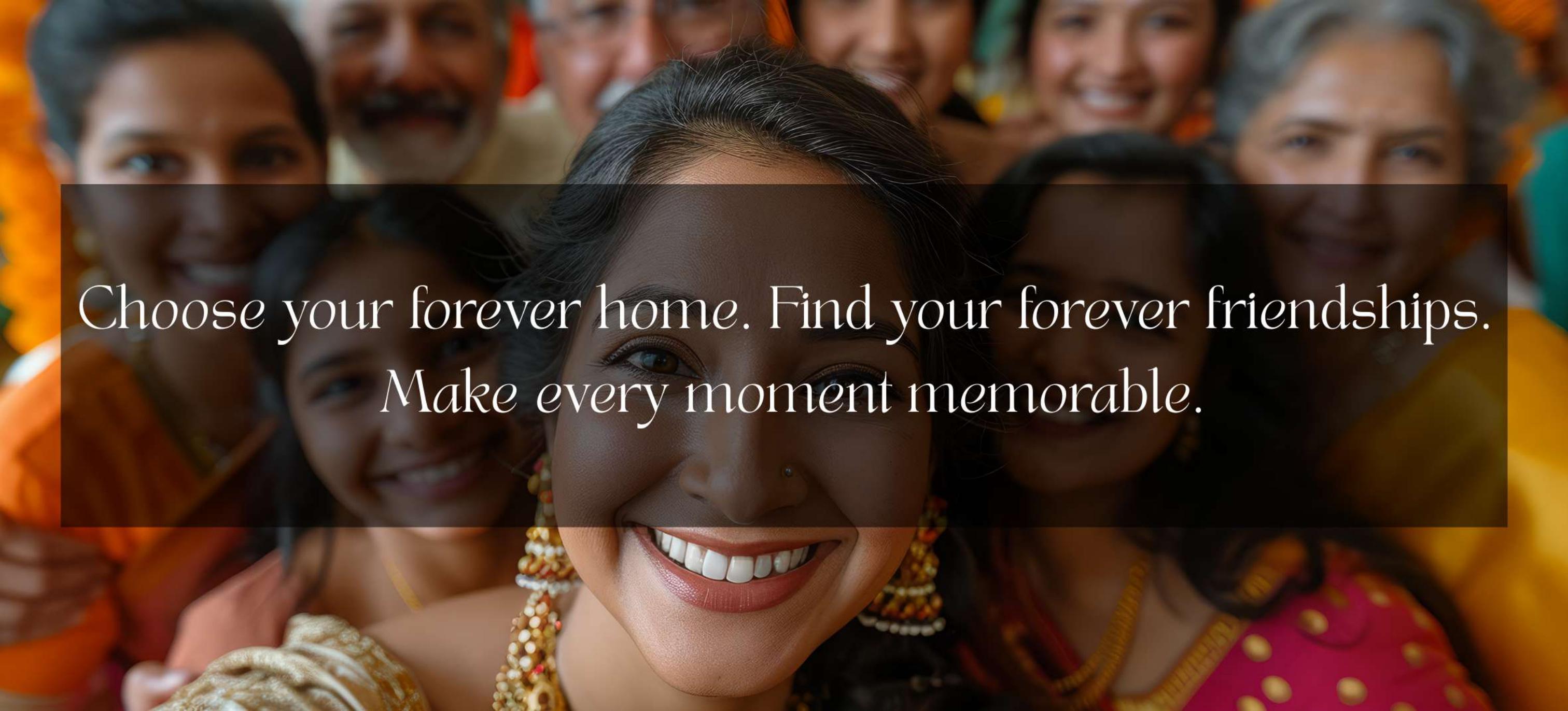
Kitchen

- 2 Feet High Wall Dado of Ceramic Provision for Aqua Guard,
- Chimney & Hob Provision.



Doors & Windows

Doors- Honey comb or Hardwood door with enamel or laminate on both sides.

A diverse group of smiling people, including a woman in the foreground wearing a gold necklace and a pink polka-dot top.

*Choose your forever home. Find your forever friendships.
Make every moment memorable.*



“ I had a fantastic experience at this apartment!
The location is convenient, and the amenities are top-notch.
The spacious rooms & modern design create a comfortable
living space. The management is responsive and friendly,
ensuring a pleasant stay. I highly recommend this apartment.

- Swathi Shedge ★★★★★

“ After an exhaustive search for a spacious &
well-ventilated apartment in Bangalore within my budget,
I stumbled upon TG developers property. Despite initial
hesitations, their dedication and assistance made the
documentation & sale deed execution process seamless.

- Arun Kumar ★★★★★



“ I had purchased a plot with TG developers, they were
totally professional & made the process easy. They took care of
each and step till registration and maintaining the same level
of communication till now. They truly understand the customer
point of view with our requirements and help us to invest
in right location and project.

- Hitesh Naidu ★★★★★

“ I was searching for a 2 BHK around Kanakapura Road &
ended up visiting TG Heritage. I was really impressed with the
project and found it to be a great value for money.

- Jayanthi Elumalai ★★★★★





Heritage



heritage

BY TG DEVELOPERS

RERA NO: PRM/KA/RERA/1251/310/PR/160123/005621

Regional Address: TG Citadel, No.107, 7th Cross Rd, off Bannerghatta Rd, Dollar Layout, Opposite to Sakhii Hospital, BTM 2nd Stage, Bengaluru 560076

Site Address: TG Heritage, Holiday Village Rd, Kanakapura Rd, Vajarahalli Village, Bengaluru 560062

T: +91 9538874567, +91 8884888809

www.tgdevelopers.com

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