

**A PLACE  
TO PUT DOWN  
YOUR ROOTS.**

The project is registered as Godrej Reserve Phase-1 PRM/KA/RERA/1250/303/PR/181122/002158, available at: <http://rera.karnataka.gov.in>  
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WELCOME TO  
GODREJ PROPERTIES'  
FIRST EVER  
PLOTTED DEVELOPMENT.

# A HOME FOR GENERATIONS TO CALL HOME.

Spread over a sprawling 92.7 acres, a quick drive from Kempegowda International Airport, is a land of diverse contours, all dressed in varied hues of green.

With over 6 acres of forest experience, 2 clubhouses, organic farms, a host of community parks, and the cleanest air in the city, this isn't a place to build a mere home. It's a place to put down your roots for generations to come, a place to build upon your legacy, and give it a place to call home.

Welcome to Godrej Reserve, a forest-themed plotted development nestled between Bangalore International Airport and the iconic Nandi Hills, with plots ranging from 111.5 sq. m. to 297 sq. m.



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Godrej Reserve is home to a self-sustaining forest ecosystem.

If the 950 plots here make up the township's body, the 6 acres of forest experience give it its soul. Created in collaboration with Afforestt, a Bangalore-based afforestation consultancy, the forest at Godrej Reserve is a testament to the eco-friendly systems that drive the community. Using the Miyawaki Technique, developed by renowned Japanese botanist Dr. Akira Miyawaki, the forest here is a unique mix of native plants and trees that's 30 times more dense than a conventional plantation.

What's more, after a mere 3 years of maintenance, the forest is completely self-sustaining, offering 30 times better noise and dust reduction, and absorbing carbon dioxide up to 30 times more efficiently. All of this without the use of any chemical fertilizers.



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# 14 ACRES OF GREENS FOR GENERATIONS TO COME.



YOUR LEGACY  
NEEDS A PLACE  
TO CALL HOME.  
BUT IT DESERVES  
MORE THAN  
JUST THAT.

Discover a sense of  
community at Godrej Reserve.

As your legacy grows, it'll always have more than enough room here. Centred around the main boulevard and divided into 5 distinct districts, every plot at Godrej Reserve is connected to the township through a network of community streets, parkways, promenades, and alleys. The lush tropical landscaping and green front yards only add to the forest-inspired setting. Dotted with parks in every district and a grand Nandi Hill View Park, nature will be your permanent neighbour here.

Also awaiting your arrival are 2 luxurious clubhouses, packed to the brim with every amenity your family might desire. From swimming pools and squash & badminton courts, to gymnasiums and a first-ever star-gazing terrace, there's something for everyone to revel in. A centrally-located retail plaza and town square ensure that you never have to travel far for what you need.

THE  
GROUNDWORK  
IS IN PLACE  
FOR YOU TO  
PUT DOWN  
YOUR ROOTS.

Explore the sustainable  
infrastructure at Godrej Reserve.

Just like your roots will sustain future generations, so will the green infrastructure at Godrej Reserve. Designed and developed to exist in perfect harmony with nature, the many thoughtful features here have been inspired by the workings of a forest.

With the conservation of water at the forefront of it all, the landscape design includes LID (low-intensity development) streets that support the endeavour of rainwater harvesting through the use of porous pavers and rain gardens along walkways. The surface run-off is directed towards two stormwater swales that detain, clean, and filter the rainwater before sending it to a pond and rivulet located on the property. These stormwater swales not only act as water channels, but are also a haven for nature-oriented walking trails and bikeways. Coupled with a robust storm system, immaculately planned pathways, and effective electrical and sanitary systems, you can rest assured that your legacy will thrive for generations to come.



# MASTER LAYOUT PLAN

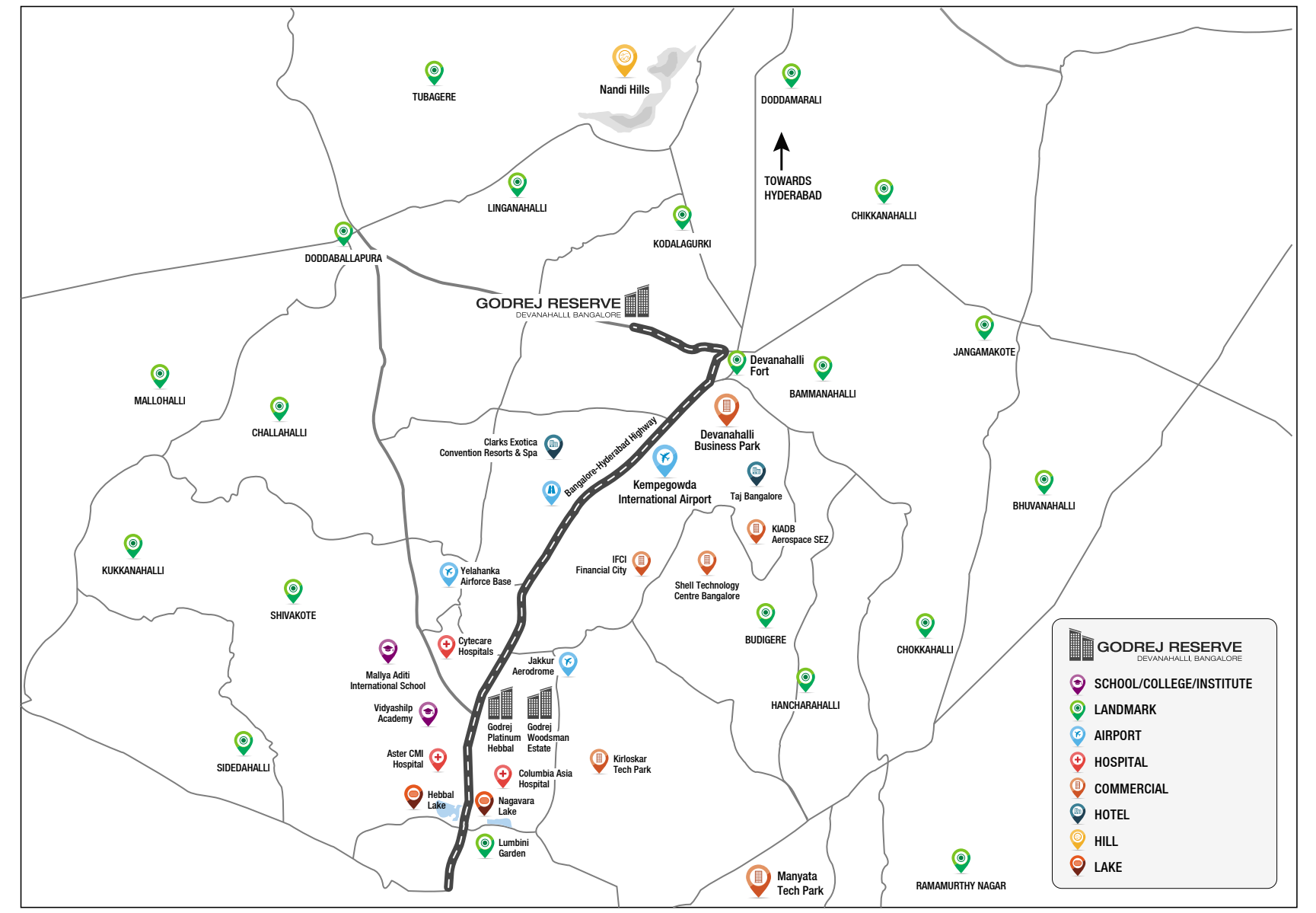


- A - OVER HEAD TANK
- B - UNDER GROUND WATER TANK
- C - SEWAGE TREATMENT PLANT
- K - KHARAB LAND
- S - SERVICES
- T - TRANSFORMER YARD
- CA - CIVIC AMENITIES
- STRR - RELINQUISHED LAND
- CYCLING TRACK

	UNIT DIM.	UNIT SIZE(sq.ft.)	UNIT SIZE(sq.m.)	TYPE
	30' X 40'	1200	111.48	NEST
	30' X 50'	1500	139.35	COTTAGE
	30' X 60'	1800	167.22	BUNGALOW
	40' X 60'	2400	222.96	MANSION
	40' X 80'	3200	297.29	ESTATE



# LOCATION MAP



MAP NOT TO SCALE

- GODREJ RESERVE DEVANAHALLI, BANGALORE
- SCHOOL/COLLEGE/INSTITUTE
- LANDMARK
- AIRPORT
- HOSPITAL
- COMMERCIAL
- HOTEL
- HILL
- LAKE

# PROJECT HIGHLIGHTS



Not a Site Photograph. Artist's Impression

Godrej Properties' first plotted development, spread across a sprawling **92.7 acres**.

Located in the **growth region of Devanahalli**, with direct access to the proposed Satellite Town Ring Road.

**State-of-the-art** infrastructure with pre-cast, low-impact roads.

**2 grand clubhouses** (Approximately 35,000 sq. ft.) for easy accessibility to all residents, managed by Godrej Properties.

6 acres of forest experience with **40,000 trees** on the property.

Created in collaboration with Afforest, a service provider for creating natural, **native forests using the Japanese Miyawaki technique**.

14 acres of **landscaped greens**.

**Well-planned** internal street network.

Centrally-located **retail plaza**.

**Low-density project** with only 10 plots per acre.

In association with Living Greens, you can choose to grow your own **organic farm on the plots**.

**Thoughtfully designed** masterplan by DADA Architects, which includes a central boulevard, ample greenery, and multiple parks throughout the project.

**Mesmerizing view** of Nandi Hills from the site.

# GODREJ PROPERTIES



Godrej Properties brings the Godrej Group philosophy of innovation, sustainability, and excellence to the real estate industry. Each Godrej Properties development combines a 121-year legacy of excellence and trust with a commitment to cutting-edge design and technology.

Godrej Properties has always embraced the notion that collaboration is the essence of excellence. To that end, we have worked with the best designers, architects and contractors within India and around the globe to deliver imaginative and sustainable spaces. By bringing together the best talent in the global real estate sector, Godrej Properties works to create developments that will last into the future, and foresee the needs of each and every resident.

In recent years, Godrej Properties has received over 200 awards and recognitions, including the 'Real Estate Company of the Year' at the 8th Annual Construction Week India Awards 2018, 'Golden Peacock Award for Sustainability' for the year 2015 by Institute Of Directors (IOD), 'Most Reliable Builder for 2014' at the CNBC AWAAZ Real Estate Awards 2014, 'Innovation Leader in Real Estate' award at the NDTV Property Awards 2014 and 'Popular Choice - Developer of the Year' award by ET NOW in 2013.

## RESIDENTIAL PROJECTS

Godrej Garden City	Ahmedabad
Godrej 17	Bangalore
Godrej Avenues	Bangalore
Godrej Woodsman Estate	Bangalore
Godrej Platinum	Bangalore
Godrej Gold County	Bangalore
Godrej United	Bangalore
Godrej Eternity	Bangalore
Godrej Palm Grove	Chennai
Godrej Azure	Chennai
Godrej 101	Gurgaon
Godrej Frontier	Gurgaon
Godrej Icon	Gurgaon
Godrej Summit	Gurgaon

Godrej Oasis
Godrej Aria
Godrej Golf Links
Godrej Prakriti
Godrej Platinum
The Trees
Planet Godrej
Godrej Platinum
Godrej Riverside
Godrej Serenity
Godrej Prime
Godrej Central
Godrej Hill
Godrej 24
Godrej Anandam
Godrej Horizon
Godrej Infinity
Godrej Prana

Gurgaon
Gurgaon
Gurgaon
Kolkata
Kolkata
Mumbai
Mumbai
Mumbai
Mumbai
Mumbai
Mumbai
Mumbai
Mumbai
Mumbai
Mumbai
Nagpur
Pune
Pune
Pune

## COMMERCIAL PROJECTS

Godrej Eternia	Chandigarh
Godrej Genesis	Kolkata
Godrej Waterside	Kolkata
Godrej One	Mumbai
Godrej Coliseum	Mumbai
Godrej BKC	Mumbai
Godrej Castlemaine	Pune
Godrej Eternia	Pune
Godrej Millennium	Pune



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