

Casa Grande

BICHOLI - INDORE

SPANISH VILLAS & APARTMENTS

Casa Grande

SPANISH VILLAS & APARTMENTS



By Veetrag Landscapes & Mukti Infrastructures Private Limited



Spanish Architecture

The architecture attributed to modern-day Spain draws from a number of different influences. The reason for this being the historical and geographical diversity of the region. Imperialism and colonization helped spread it, in its various forms, to different parts of the world.



The Spanish Colonial Architecture largely dominated the early Spanish settlements in North and South America. It combines modern elements for simple and solid construction with the traditional Spanish Baroque ornamentation.

The style that gained popularity in the early 1900s, is marked by the use of smooth plastered walls, combination of flat and shed roofs with terracotta coverings, small porches, interior or exterior courtyards, balconies with decorative iron trims, arched Roman arcades, double-hung windows, low-pitched ceramic tiles and the use of earthy colors.

George Washington Smith, who practiced during the post-earthquake reconstruction era in Santa Barbara's history, when the city took over an unmistakable Spanish character, is one of the most accomplished architects of the Spanish Colonial style. Other notable exponents include John Byres, Wallace Neff, Addison Mizner and John Elliott.



Even today, this elegant style of architecture is very popular in posh residential areas of California and Florida. There are numerous examples of important civic structures made in the Spanish style as well.

Gated Community



A Gated Community is a housing estate confined inside the closed perimeter of walls and fences with strictly controlled entrances for pedestrians and vehicles. They usually consist of small internal streets and shared common amenities.

Gated communities are a type of common-interest development which allow people with similar backgrounds, lifestyles and interests to live together in a small and secure environment. Though these dwellings are typically designed as high-security zones, they have a low division of space inside the community. This facilitates the interaction between the inhabitants, feeling of belonging to a group and the overall development of the people as well as the community.

Such developments are very common in countries like Brazil, Argentina, South Africa, Saudi Arabia, U.A.E. and parts of the U.S.A.

Casa Grande



Casa Grande is a small gated community nestled in the posh Bicholi area of Indore. It has twelve beautiful Spanish Villas and one Multi-storied tower with apartment units.

The delightfully old-fashioned cobbled-stone carriageways, lush green grass banks with rustic wooden canopies, majestic palm trees spread across the landscape, enclosed playing areas for children and a small pool that promises countless hours of wholesome family fun, cuts a picture every bit as gorgeous as the Spanish countryside.

Homes at Casa Grande are not just about luxury and comfort. 24-hour CCTV surveillance inside the campus, high external boundary walls and manned security at each entry and exit point makes it a secure fortress for you and your family.

With restricted access to outside traffic and limited movement of vehicles inside its compound, Casa Grande is a low pollution zone. It provides a unique harmony of eco-friendly living with an opulent lifestyle.



Key:

1. Condominium Building with 3 & 4 BHK Units
2. Spanish Villas – Celeste
3. Spanish Villas – Armonia
4. Spanish Villa – Placido
5. Villa Enclosure – Entry Gate
6. Villa Enclosure – Exit Gate
7. Kids Play Zone
8. Swimming Pool
9. Changing Rooms
10. Landscaped Lawn
11. Visitor Car Park A
12. Visitor Car Park B
13. Condominium Unit - Main Gate

Spanish Villas

The villas at Casa Grande are as functional as they are fabulous. The practical design of these Spanish Casas cater to every necessity & luxury that the modern lifestyle may demand.

The central sky-lit stairway forms the backbone of the house, separating the public & private areas. The lavish living room embellished with upscale Italian Marble and the independent dining area with convenient service from the kitchen mean that you would never have to think twice before entertaining guests. A guest bedroom on the ground level allows you to host overnight visitors without any intrusion on your privacy.

The first floor level has two capacious bedrooms separated by a versatile double-height space that is equally ideal for a lounge, home theater or a gymnasium.

The entire third floor has been dedicated exclusively to the master of the house. Rich wooden flooring in the bedroom leads to a private terrace with beautiful views of the landscaped lawn and the hills beyond. Walk-in closets and expansive bathrooms provide for your wellness and vanity.

The earthy color palette and eclectic choice of materials gives it an unmistakably Spanish charm and character. All in all, these residences provide a wholesome living experience.





Spanish Villa Specification

STRUCTURE

- R.C.C : Earthquake resistant structure
- Brickwork : 8" external, 4" internal

PAINT

- External : Waterproof Weathershield Paint
- Internal : Putty with plastic emulsion paints
- Treatments : Anti-termite treatment

FLOORING & WALL TILES

- Living & Dining : Italian Marble
- Pooja Room : Italian Marble
- Wash Area : Kota Stone
- Kitchen Flooring : 2x2 Vitrified Tiles
- Kitchen Wall : Designer Ceramic Tiles
- Master Bedroom Flooring: Laminate Wooden Flooring
- Other Bedroom Flooring : Designer Vitrified Tiles
- Bathroom Floor Tiles : Designer Vitrified Tiles
- Bathroom Wall Tiles : Designer Vitrified Tiles
- Balconies & Terraces : Ceramic Tiles
- Parking Area : Parking Tiles
- Staircase : Stone/Designer Tiles
- Internal Passage : Designer Tiles

DOORS & WINDOWS

- Main Door : Polished wooden shutters
- All Other Doors : Flush door with veneer
- Main Door Frame : 3"x4" screwless - double rebate
- Other Door Frame : 2"x5" single rebate
- Bathroom Doors & Frames : Same as internal doors
- Windows : UPVC /Anodized Aluminium

GRILLS & RAILINGS

- Window Grills : Fabricated Steel rods and bars
- Balcony Railings : Decorative Steel Railing
- Staircase Railing : Decorative Steel Railing

PLUMBING

- Water Supply : C-PVC Pipes
- Drainage : PVC Pipes
- Overhead Tank : 1500 Liters RCC Tank
- CP Fittings : ISI Approved Quality
- Sanitary ware & Accessories : Imported Brand or Equivalent

KITCHEN

- Fittings : Full modular kitchen
- Sink : SS-sink with countertop mixer
- Counter : Granite Top
- Electrical : 2 Points for appliances, exhaust fan
- Provisions : RO Filter, Hob & Fridge

ELECTRICALS

- Wiring : ISI certified branded wiring
- TV & Telephone Points : In all bedrooms & living room
- Cable & AC Points : In all bedrooms & living room
- Switch Boards : Crabtree/Anchor or equivalent
- Lighting : 3-4 Light Points in every room

OTHERS

- Parking : Covered parking for 2 cars
- Waterproofing : Brickbat / Chemical
- Provisions : Internet & Satellite TV

Spanish Villa - Céleste

[thay - les' - tay]

Adjective

1. Heavenly
2. Celestial



Villa Configuration : 4.5 BHK

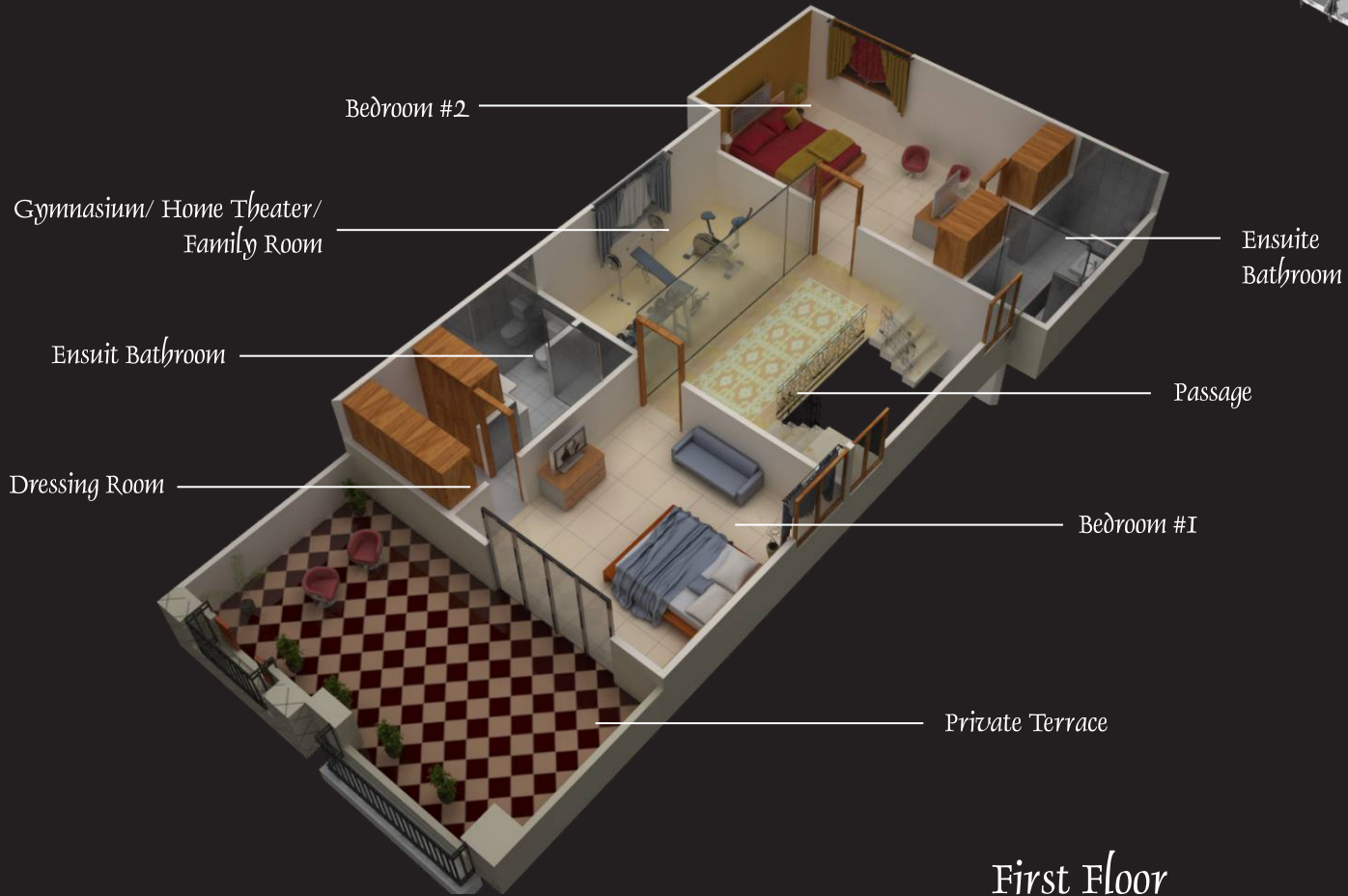
No. of Units : 9 units

Plot Size : 62 x 25 = 1550 sqft

Saleable Area : 3323 sqft

Ground Floor

Spanish Villa - Céleste



Bedroom #2

Gymnasium/ Home Theater/
Family Room

Ensuite
Bathroom

Ensuit Bathroom

Passage

Dressing Room

Bedroom #I

Private Terrace

First Floor



Servant's Bathroom

Servant's Room

Double Height Ceiling for
Gymnasium/Home Theater/
Family Room

Utility Terrace

Master
Bathroom

Passage

Dressing
Room

Central
skylight

Master Suite

Private Terrace

Second Floor

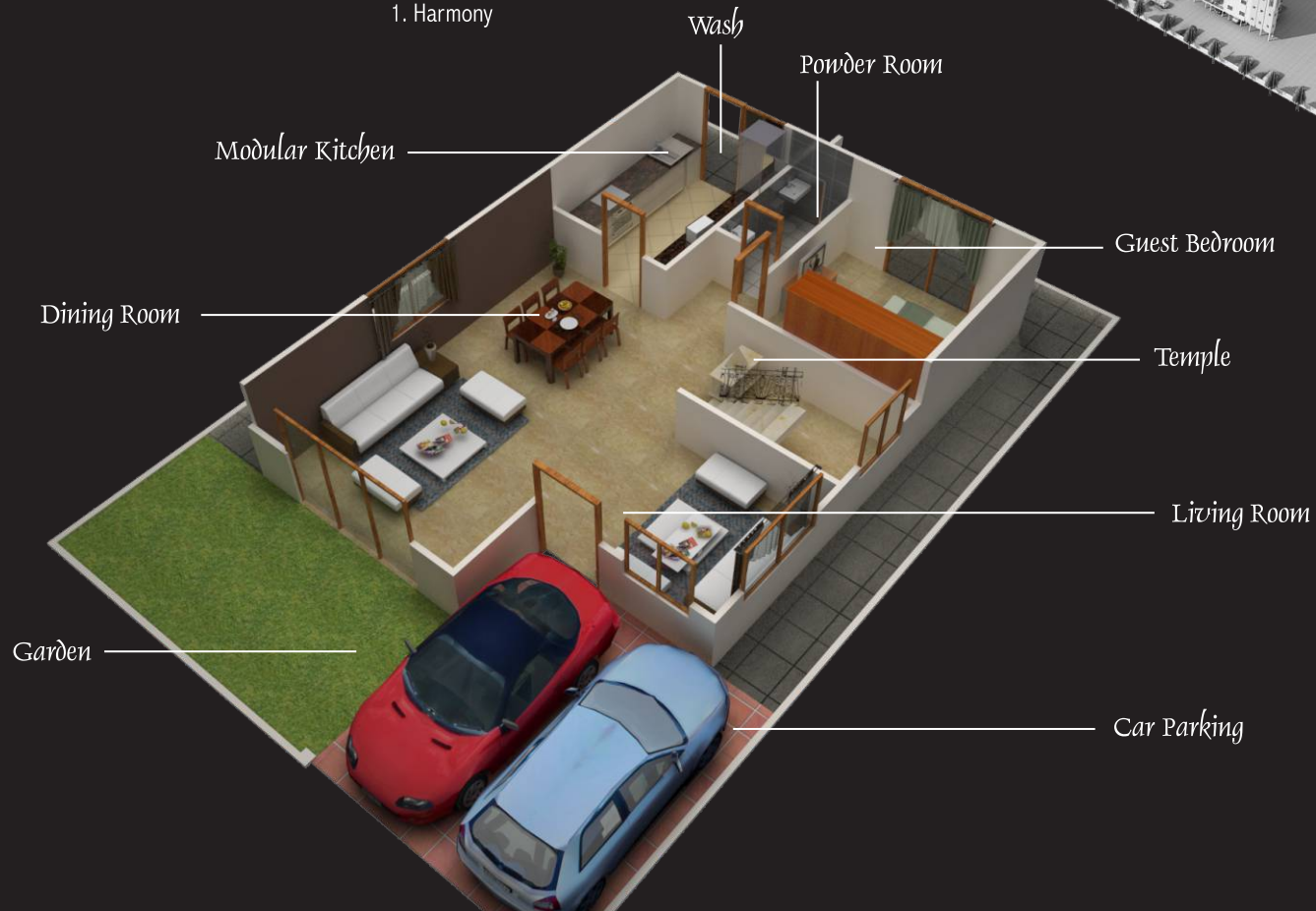
Spanish Villa - Céleste

Spanish Villa - Armonía

[ar - mo - nee' -ah]

Feminine noun

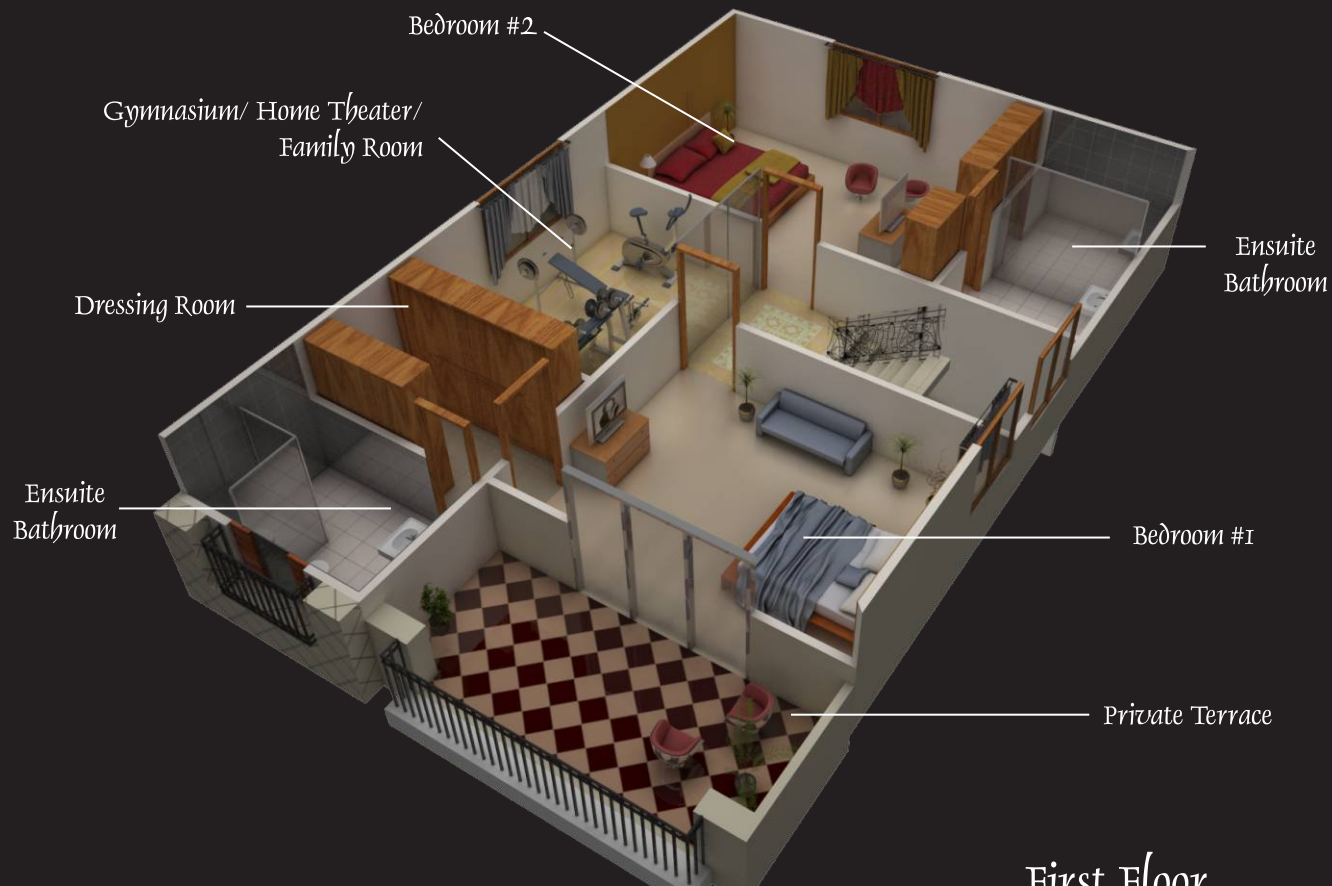
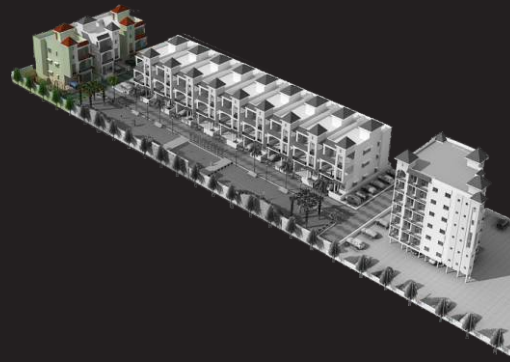
1. Harmony



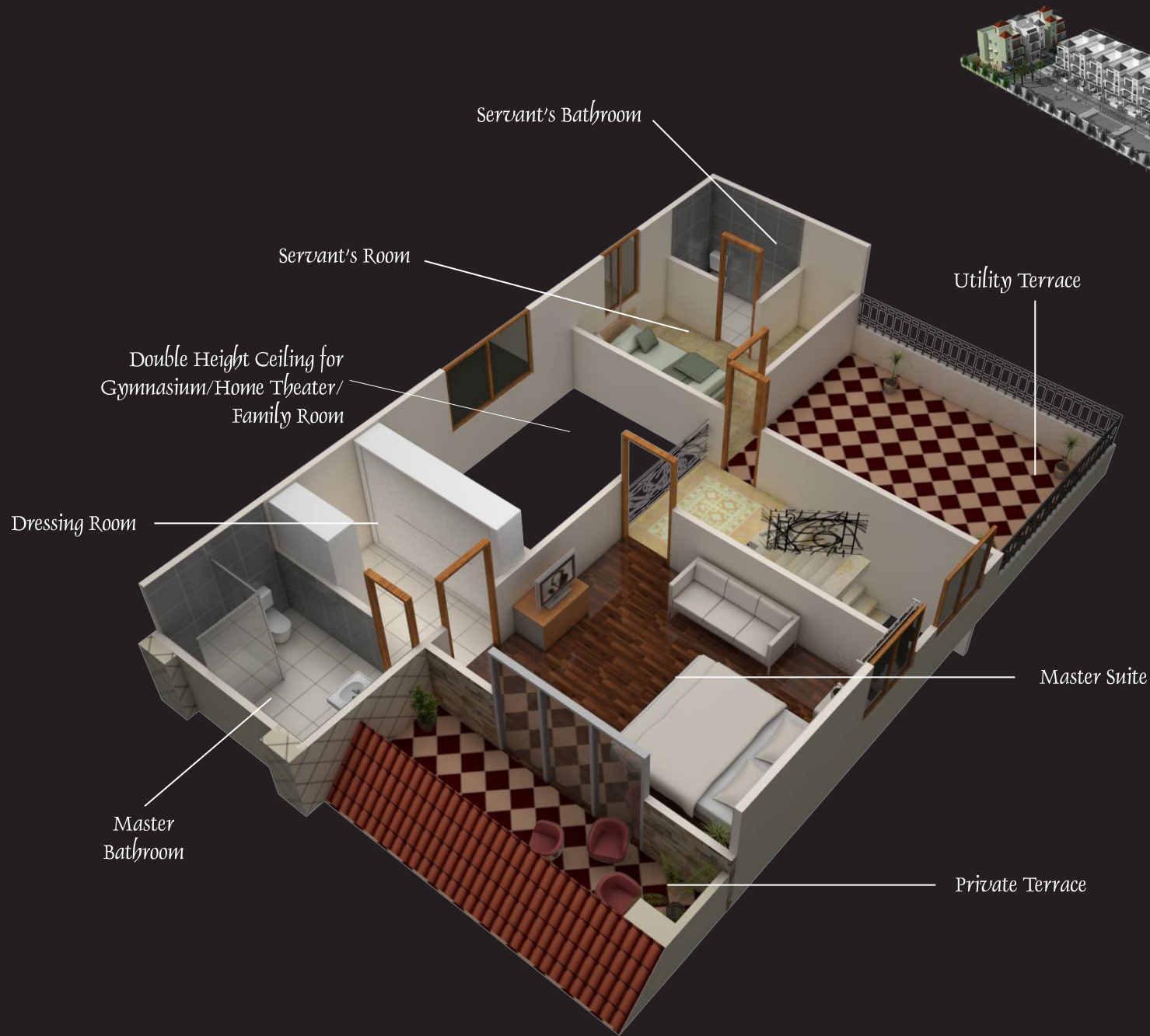
Villa Configuration : 4.5 BHK
No. of Units : 2 units
Plot Size : 34 x 49.5 = 1683 sqft
Saleable Area : 3121 sqft

Ground Floor

Spanish Villa - Armonía



First Floor



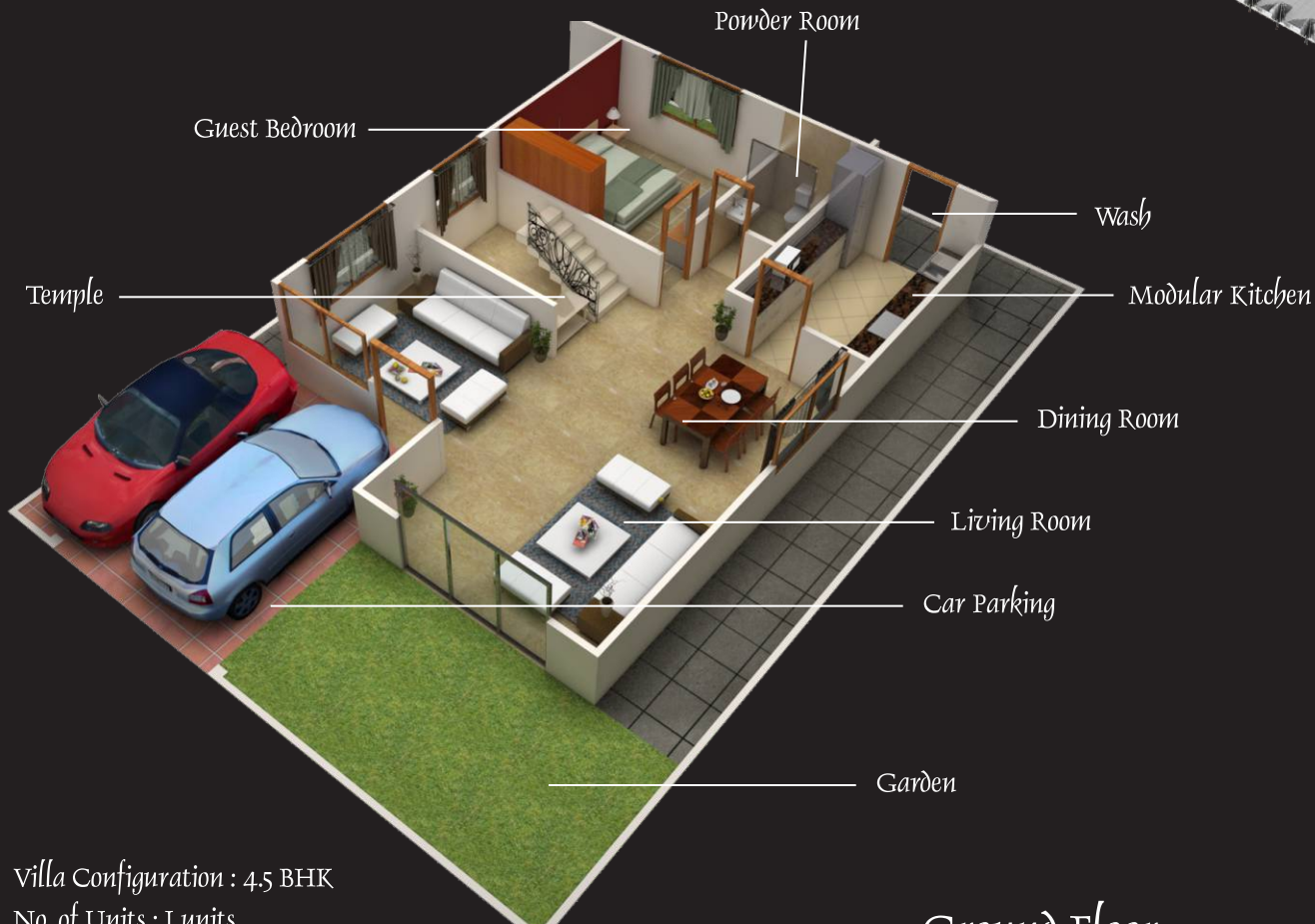
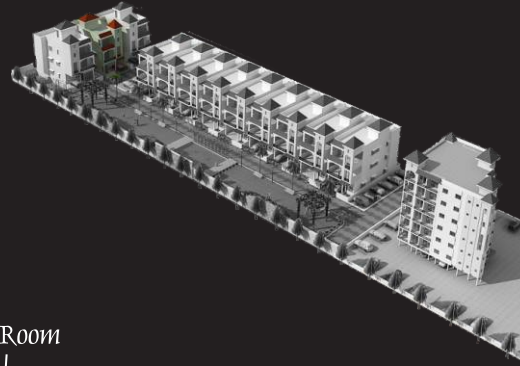
Spanish Villa - Armonía

Spanish Villa - Plácido

[Plah' - the - do]

Adjective

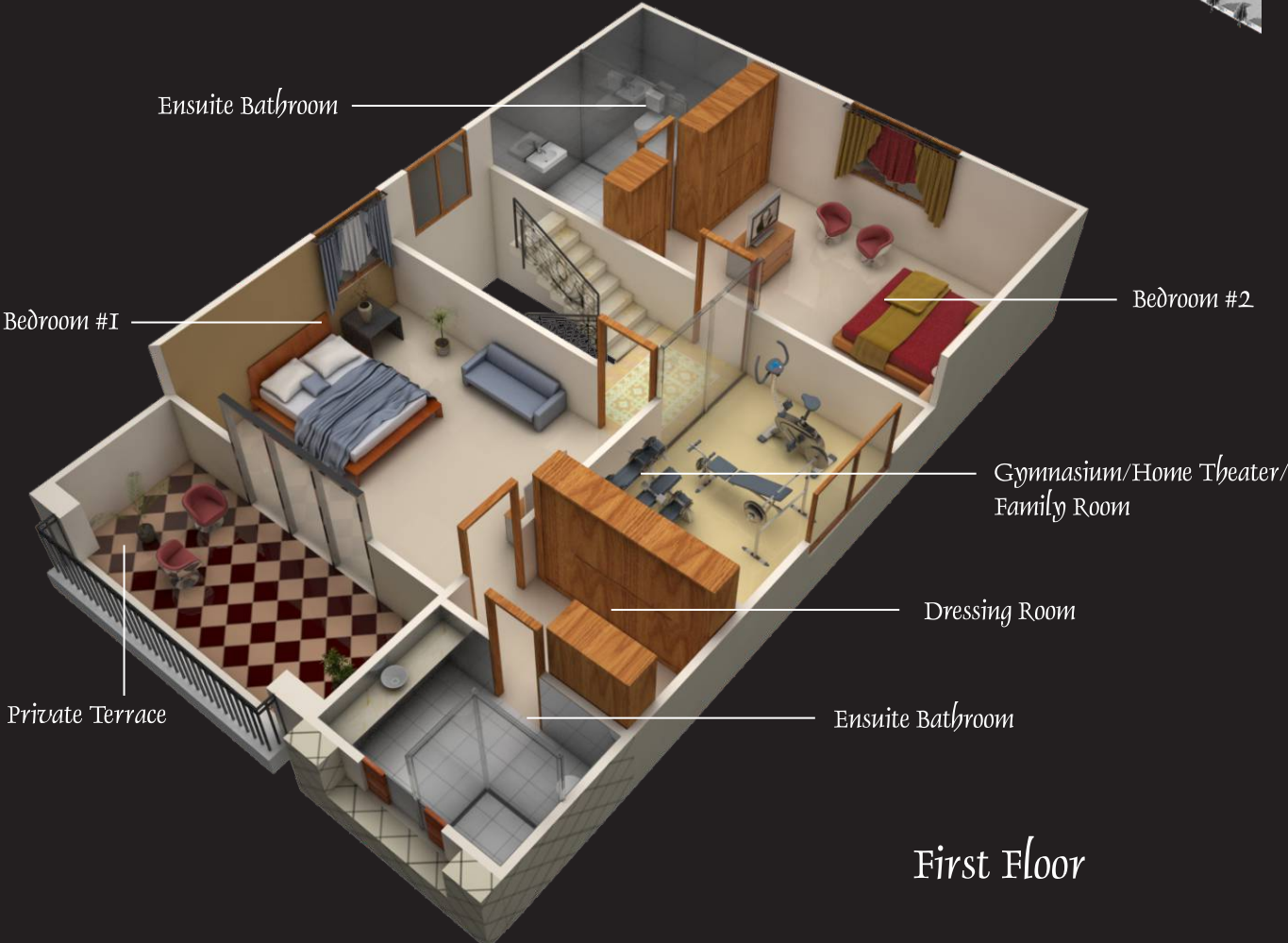
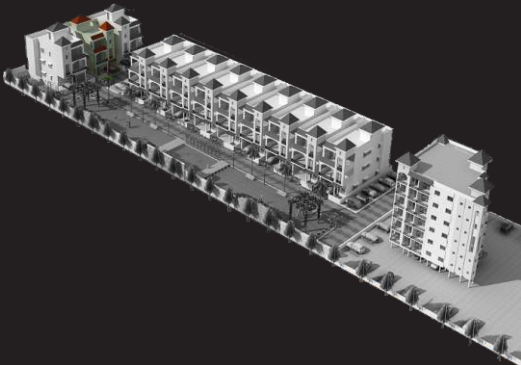
1. Peaceful
2. Serene



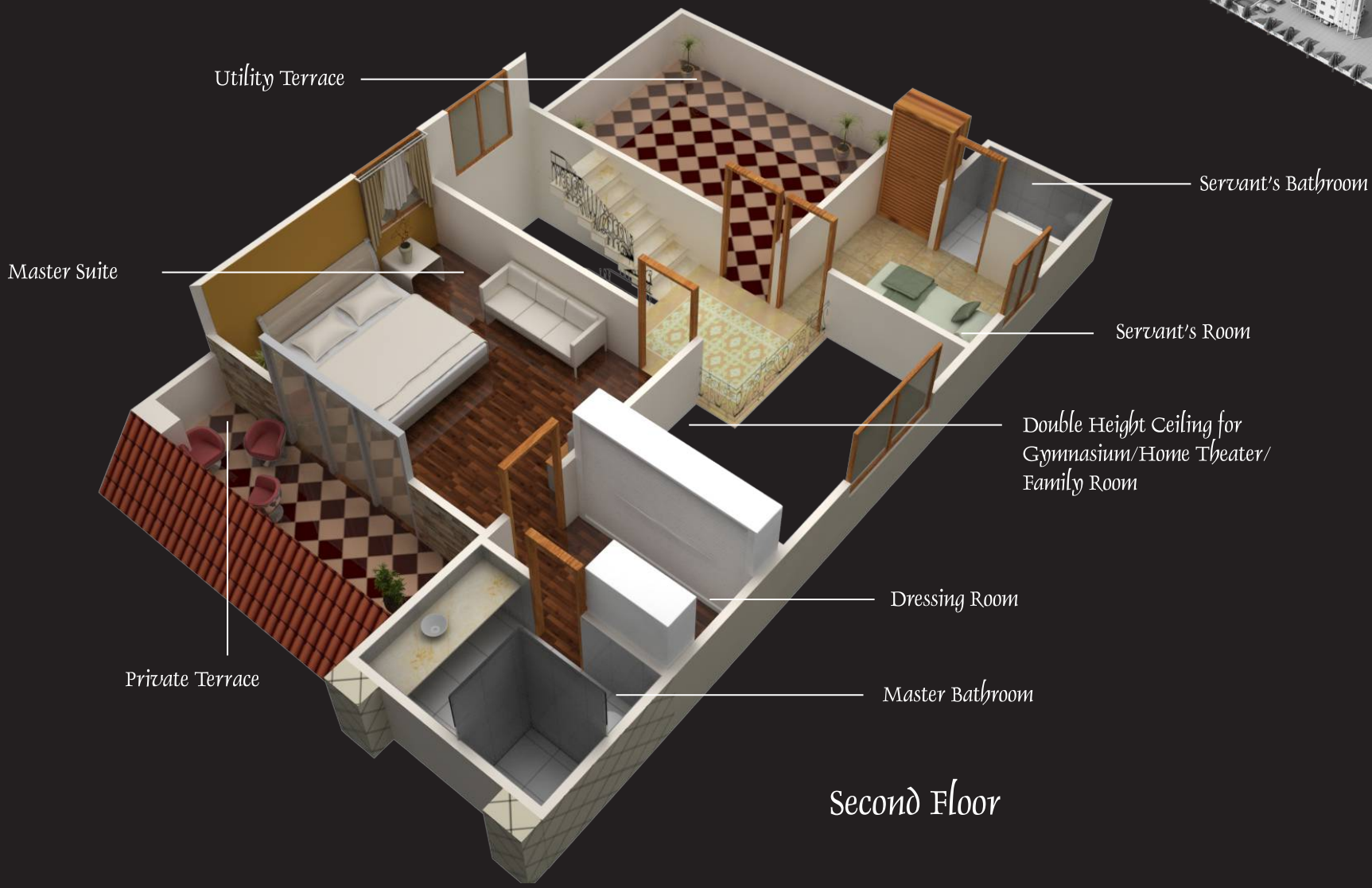
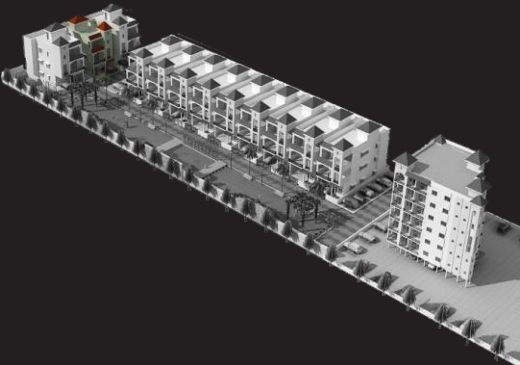
Villa Configuration : 4.5 BHK
No. of Units : 1 units
Plot Size : 25 x 49.5 = 1240 sqft
Saleable Area : 3120 sqft

Ground Floor

Spanish Villa - Plácido



First Floor



Second Floor

Spanish Villa - Plácido

Spanish Condominium



Casa Grande's Condominium Unit is an imposing seven-storey structure with direct access from the main road. Every floor plate is accessible through an automatic lift and houses one sizable 3 & 4-BHK flat each.

There is ample provision for light & air in every apartment. Most bedrooms and living spaces lead into spacious balconies. En-suite bathrooms are equipped with imported sanitary ware and accessories. Dedicated spaces have been earmarked for walk-in closets and dressers.

The kitchens are attached to separate store and wash areas. The dining area can accommodate your entire family at the same time. You have the choice of entertaining guests in the formal drawing room or catching up on prime time television with family members in the living room.

These practical units efficiently manage to pack in the scale and opulence of a bungalow into the convenience of an apartment.



Casa Grande
SPANISH CONDOMINIUM

Spanish Condominium Specification

STRUCTURE

- R.C.C : Earthquake resistant structure
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PAINT

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- Internal : Putty with plastic emulsion paints
- Treatments : Anti-termite treatment

FLOORING & WALL TILES

- Living & Dining : 2x2 Vitrified Tiles
- Pooja Room : 2x2 Vitrified Tiles
- Wash Area : Kota Stone
- Kitchen Flooring Tiles : 2x2 Vitrified Tiles
- Kitchen Wall : Ceramic Wall Tiles
- Master Bedroom Flooring: 2x2 Vitrified Tiles
- Other Bedrooms Flooring: 2x2 Vitrified Tiles
- Bathroom Floor Tiles : 2x2 Vitrified Tiles
- Bathroom Walls Tiles : 1x2 Wall Tiles & Highlighters
- Balconies & Terraces : Ceramic Tiles
- Parking Area : Parking Tiles
- Staircase : Granite/Stone
- Internal Passage : 2x2 Vitrified Tiles

DOORS & WINDOWS

- Main Door : Polished wooden shutters
- All Other Doors : Flush door
- Main Door Frame : 3"x4" screwless - double rebate
- Other Door Frames : 2"x5" single rebate
- Bathroom Doors & Frames : Same as internal doors
- Windows : Ivory Powder-Coated, Al-glazed

GRILLS & RAILINGS

- Window Grills : Fabricated Steel rods and bars
- Balcony Railings : Decorative Steel Railing
- Staircase Railing : Decorative Steel Railing

PLUMBING

- Water Supply : C-PVC Pipes
- Drainage : PVC Pipes
- CP Fitting : ISI Approved Quality
- Sanitary Ware & Accessories : Imported brand or equivalent

KITCHEN

- Counter : Granite Top
- Sink : SS-sink with countertop mixer
- Electrical : 2 Points for appliances, exhaust fan
- Provisions : RO Filter, Hob & Fridge

ELECTRICALS

- Wiring : ISI certified branded wiring
- TV & Telephone Points : In all bedrooms & living room
- Cable & AC Points : In all bedrooms & living room
- Switch Board : Crabtree/Anchor or equivalent
- Lighting : 3-4 Light points in every room

OTHERS

- Parking : Allotted parking for each flat
- Trash Management : Garbage chute on every floor
- Fire Safety : Safety equipment on each floor
- Waterproofing : Brickbat for terrace
- Provisions : Internet & Satellite TV

Spanish Condominium - 3 BHK Unit

Apartment Configuration : 3-BHK

No. of Units : 6 Units

Built-up Area : 1570.80 Sqft

Saleable Area : 2356.18 Sqft



Spanish Condominium - 4 BHK Unit

Apartment Configuration : 4-BHK

No. of Units : 6 Units

Built-up Area : 1628.16 Sqft

Saleable Area : 2442.24 Sqft



Landscaping



Extensive landscaping at Casa Grande has been planned carefully to ensure that every villa has a view. The 3-BHK apartments in the condominium unit face the landscaping, whereas the 4-BHK apartments face the main road.

The common stretch of green that runs in front of these exquisite villas is enclosed by a beautiful designer wall which has its uniform stone and plaster clad exterior interrupted by the exotic vines and creepers growing on it. Elegant 'sheet-falls' supply water to the small swimming pool which is the centerpiece of this development.



Wooden-style canopies and outdoor seating under magnificent palm trees provide respite from the elements as well as the opportunity to sit and marvel at all that this community has to offer. Medieval street lamps, cobbled stoned roads and ornate iron gates complete a picture very reminiscent of the small towns in Spain.



External Amenities

ENTRANCE & EXIT

- 6 meter entrance road
- Decorative Iron Gates

COMPOUND

- 1.4 acres enclosed campus
- 8 feet external boundary walls
- Extensive Landscaping
- Decorative front wall with waterfall

INFRASTRUCTURE

- Cobbled stone on concrete on roads
- Underground electrical lines
- Water lines through underground ducts
- External drainage through RCC pipeline
- Pavers on footpaths
- Designer Street lights
- Generator back-up for common amenities

RECREATION

- Swimming pool with outdoor showers
- Landscaped lawn
- Canopies & outdoor seating
- Outdoor Play-gym
- Outdoor music systems with rock/garden speakers

SAFETY

- Security booths at entry and exit
- Visitor Management
- CCTV Surveillance
- E-Card Access

OTHER FEATURES

- Cloud Wi-fi Internet
- Demarcated Visitor Parking



Location Map



Location

Casa Grande is located in the fast developing and affluent residential area of Bicholi. Due to its close proximity to the Indore City By-pass Road, it is equally suited to families who need to commute into the city as well as executives working at manufacturing units on its outskirts in the Pithampur Industrial Area.

This elegant estate is situated right adjacent to NR Estate and a stone-throw away from Pragati Vihar, both very popular and prominent developments in the city. It is located at the base of the Sai Temple in Bicholi.

There are numerous schools and colleges that have come up in the area surrounding Casa Grande, adding to the convenience of its location.

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