




Lotus County

Belgaum's Finest Housing Community
Tilakwadi





Belgaum



- Second capital of Karnataka.
- Third largest & fastest growing city of state.
- Strategically located between Mumbai, Bangalore, Pune, Goa, Chennai and Hyderabad.
- Well known for a pleasant climate throughout the year.



Lotus Landmarks

- A well established construction house from Pune.
- Successfully completed 18 premium projects across Pune, Amravati, Nagpur & Ahmednagar.
- More than a million sq. ft. under development.
- Since inception in 1997 the company's business has more than doubled every year.

Lotus Aroma, Aundh, Pune



Lotus Life, Aundh, Pune



Lotus County, Ahmednagar



Lotus Nilaya, Amaravati



Lotus Siddhi, Aundh, Pune



Lotus Luxor, Bharatkunj, Pune



Lotus Residency, Kothrud, Pune



Lotus Arena, Kharadi, Pune.



Lotus Grace, Dhanori, Pune.



Lotus Arena, Kharadi, Pune



Lotus Plaza, Kothrud, Pune



Gated Community



- A residential paradise with a unique combination of highest level of security, ample amenities & up class neighbourhood.
- Attracts like minded individuals of all age groups, thus giving the community a unique identity.
- All day to day needs like pharmacy, grocery, laundry & even a cafe within the campus.
- Office space within the project for easy accessibility to you & your clients, while retaining privacy & security.

Lotus County



- *Lotus County* is nestled in 13 acres of greenery at Chougulewadi, just over a kilometer away from Tilakwadi 1st railway gate.
- The project is a perfect blend of independent villas, penthouses and private homes. Due care has been taken that not only residential homes but entire project is Vaastu compliant.
- All homes are complete with designer modular kitchen making the best use of available space and are smart homes with automation available as an option.
- With important amenities like School, College, Shopping Mall, Railway station, Hospital, Multiplex, Vegetable market, Bank & even a Petrol Pump within a 3 km radius, location is the clear USP of the project.

Villas

- 4 BHK palatial independent villas.
- Contemporary design.
- Luxurious & Spacious floor plans.
- Completely Vaastu compliant.



Secure Homes

At *Lotus County*, security is our top priority. Four level security includes :

- **Access Points & Peripheral Compound Wall:** Manned Gates, Entry/Exit records, CCTV cameras, ID cards for domestic help, no entry for salesmen.
- **Campus:** Strategically located surveillance cameras & manned booths, Intercom at various locations.
- **Building Entrance Lobby:** CCTV Cameras, Security Guard.
- **Home Entrance Lobby:** Video door phone, panic alarm button, double bolted main door.



Lotus Pledge

Lotus County will be a senior citizen & physically challenged friendly community.

- Special steps in swimming pool, railings for support in bathrooms and staircases.
- Panic button & Doctor on call.
- Ramps will be provided at all entry and exit points to ensure convenience for the physically challenged.
- All homes to have one specially designed toilet for the physically challenged.



Lotus Lifestyle



With several pioneering features and amenities, *Lotus County* promises to be a heavenly abode for your family.

- Jogging Track
- Large Private Swimming Pool
- Half Basketball Court
- Clinic
- Landscaped Garden
- Fully Equipped Gym
- Steam Bath
- Card Room
- Library
- AC soundproof Party Hall
- Lawn Tennis Court
- Cafeteria
- Jain Basti
- Ganesh Temple
- Piped Gas
- Convenience Store

Retail zone will cater to your daily needs like grocery, laundry, pharmacy and the rest.





Lotus County

Belgaum's Finest Housing Community

Tilakwadi

Zenith

- All needs taken care of, right from an entrance lobby to a pooja niche.
- Two staircases & two elevators with 24 hours power backup.
- Well designed floor plans that ensure ample lighting & cross ventilation.
- 2/3 BHK Homes
- 4 BHK Penthouses

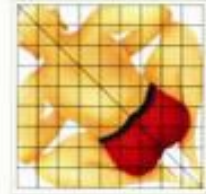


Pinnacle

- Compact 1 & 2 BHK homes
- Ideal for small nuclear families, first time home buyers and individuals who have just started their career
- Optimum utilization of available space that enhance usability
- Studio apartment options also available
- Two elevators with 24 hour power back up



The One - Private Homes



Presenting for the first time in Belgaum, Private homes, a unique concept of one home per floor. Available in 3BHK & 4BHK. Salient features include :

- Complete privacy as only one home on every floor.
- Light & ventilation from all four directions.
- Easy customization option for interiors.
- 100% Vaastu compliant



Luxury Redefined



Master Bed Room



Drawing Room



Living Room



Designer Modular Kitchen

Signature



- Homes ranging from 3BHK to 4BHK Duplex penthouse.
- Only two homes per floor, adds to your privacy.
- Two staircases & two elevators with 24 hours power backup.
- Three side open well ventilated homes.
- Uniquely designed large floor spaces vastu compliant homes.



Value for Money

- Homes at *Lotus County* are unique, which boast of lavish, vastu compliant and spacious floor plans that take care of all your needs.
- They offer a perfect investment opportunity with guaranteed handsome returns
- Most coveted location of Tilakwadi guarantees resale at handsome returns anytime in future.
- Buying real estate is not only the best way, the quickest way, the safest way, but the only way to become wealthy



Green Homes

- Rain Water Harvesting.
- Eco friendly energy through Wind Mills and Solar.
- Waste Management System.
- Eco friendly construction material to reduce energy consumption.
- Green Roofs-Terrace Gardens.
- Use of materials with low VOC emission.



Location Map



Actual Google Image



Address:

Opp. Airforce Ground Gate, Mandoli Road, Before Old Vijay Bakery, Belgaum.
Only 1.5 km away from Tilakwadi 1st Railway gate. 📞 : 0831-2940466. M : 9480828800/01/02

Project Approved by :



STATE BANK OF INDIA



JV Partner



Architects



Landscape



Structure



Lotus Landmarks Pvt. Ltd.

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Note : This brochure is purely conceptual and not a legal offering, nor will be part of the agreement. Number of floors, number of units may be revised. Developer reserves rights to amend the layout, plans, elevation, colour scheme, specification, amenities etc.