



PROBUS



CONFIDENT PROPUS

Building Area Statements	Super Builtup Area in Sft		
Description	Area Including Terrace Floor	Description	Area Excluding Terrace Floor
Basement Floor	-	Basement Floor	-
Ground Floor	3229	Ground Floor	3229
Mezzanine Floor	Confident Group Office	Mezzanine Floor	Confident Group Office
First Floor	4646	First Floor	4646
Second Floor	5247	Second Floor	5247
Third Floor	5515	Third Floor	5515
Fourth Floor	Confident Group Office	Fourth Floor	Confident Group Office
Terrace Floor	5507	Terrace Floor	-
Total	24144	Total	18637

Common Area Break Up		
Particulars	Area in SFT	Comments
Staircase, Lift Lobby and Ducts	3612	Basement, Ground, Mezzanine, First, Second, Third, Fourth, Terrace Floors
OHT & Lift Room	969	Terrace Floor and basement
Security & Common Toilet	295	Security at basement and toilets at terrace floor
UG Sump, FIRE Sump	570	Under Ground
Electrical Services	588	Basement Electrical Room , Transformer / DG
Total Common Areas	6034	

RENT DETAILS		
Sl no	Decription	Rent per SFT in Rs
1	Basement	Rs 3000 per Car Park
2	Ground Floor	120
3	Mezzanine Floor	-
4	First Floor	90
5	Second Floor	90
6	Third Floor	90
7	Fourth Floor	-
8	Terrace Floor	50% of rent

Security Deposit	10 months
Lease Tenure	10 years
Lock-in Period	10 years
Escalation on rent	After 1st year every year 7.5% escalation.



ABOUT CONFIDENT PROPUS

Confident Propus is a Modern Architecture Commercial Stand alone Building with Design Cue from Dubai. The Building is designed to be a Marvellous Elevation not only in the Day but also in the Nights. The Build Elevation has an Exclusive Elevation Lighting which are Imported from Dubai and Europe. The Building also has a Long View from long distance on the Main Hosur Road when you travel from Koramangala to MG Road, so Your Brand on the Building will be Visible for over a Kilometer there by Not only Providing You with Premium Frontal Display Space but also a Long term Branding Prospective on the Building. The Building also Houses Confident Group Corporate Office in Mezzanine and 4th Floor there by making Sure your Commercial and Office Space gets Real time Support and Coordination. This Building has Ample Power, Air Conditioning and Backup Generators.

MAKING INDIA PROUD

Over 150+ Projects



Dr Roy CJ

**Chairman, Confident Group
Honorary Consul Slovak Republic**

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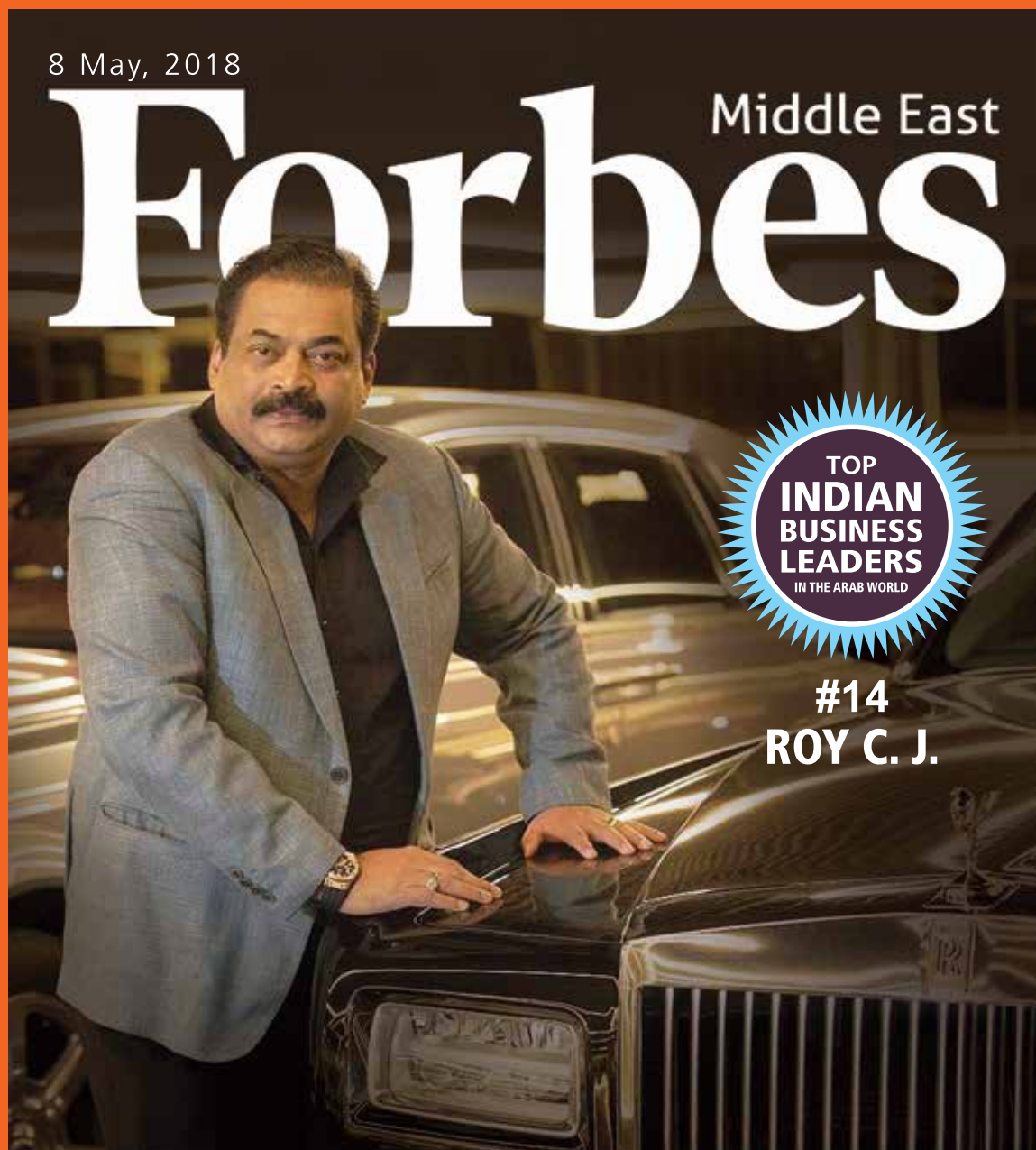
8 May, 2018

Forbes

Middle East

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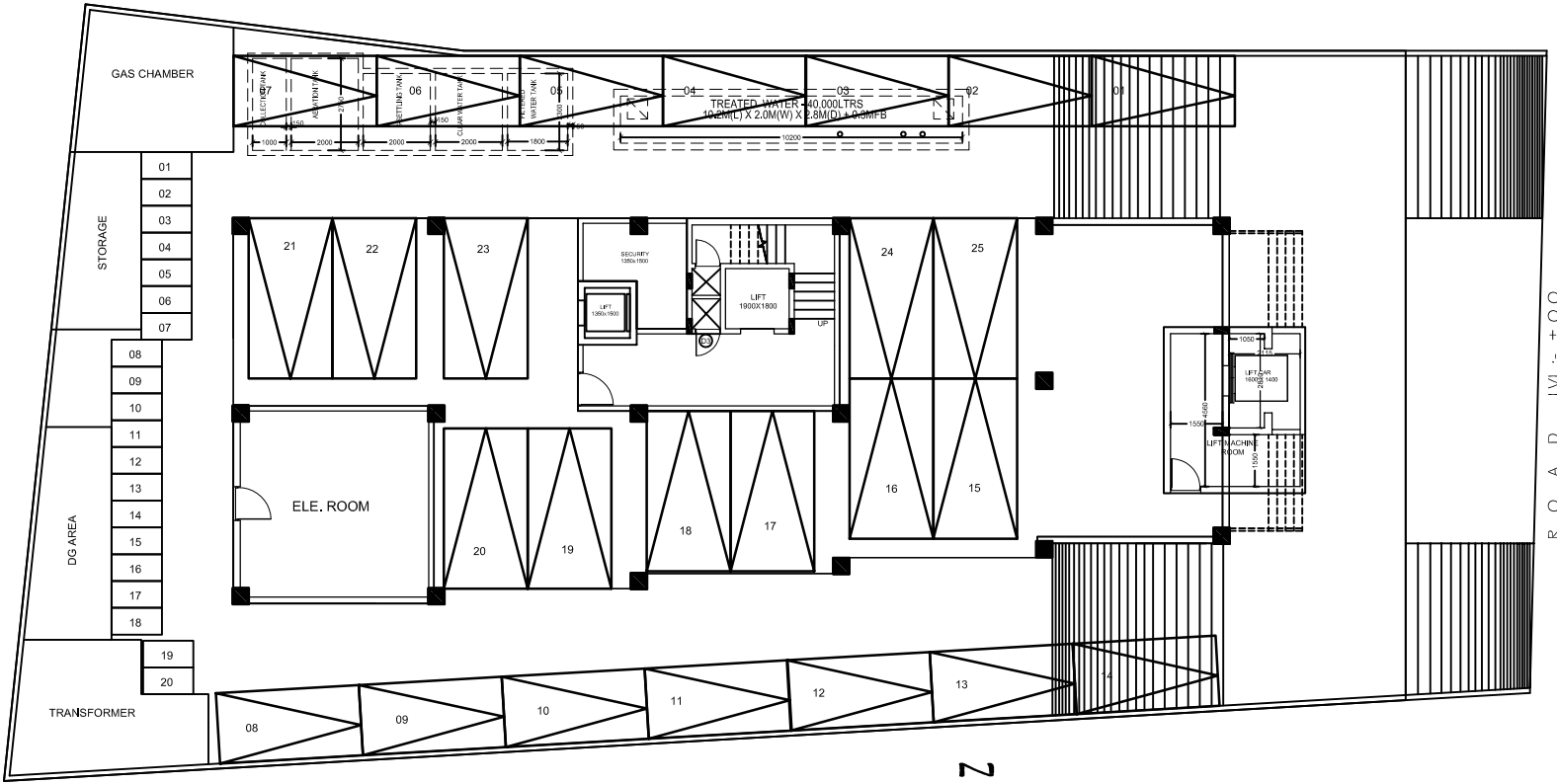
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ABOUT CONFIDENT GROUP

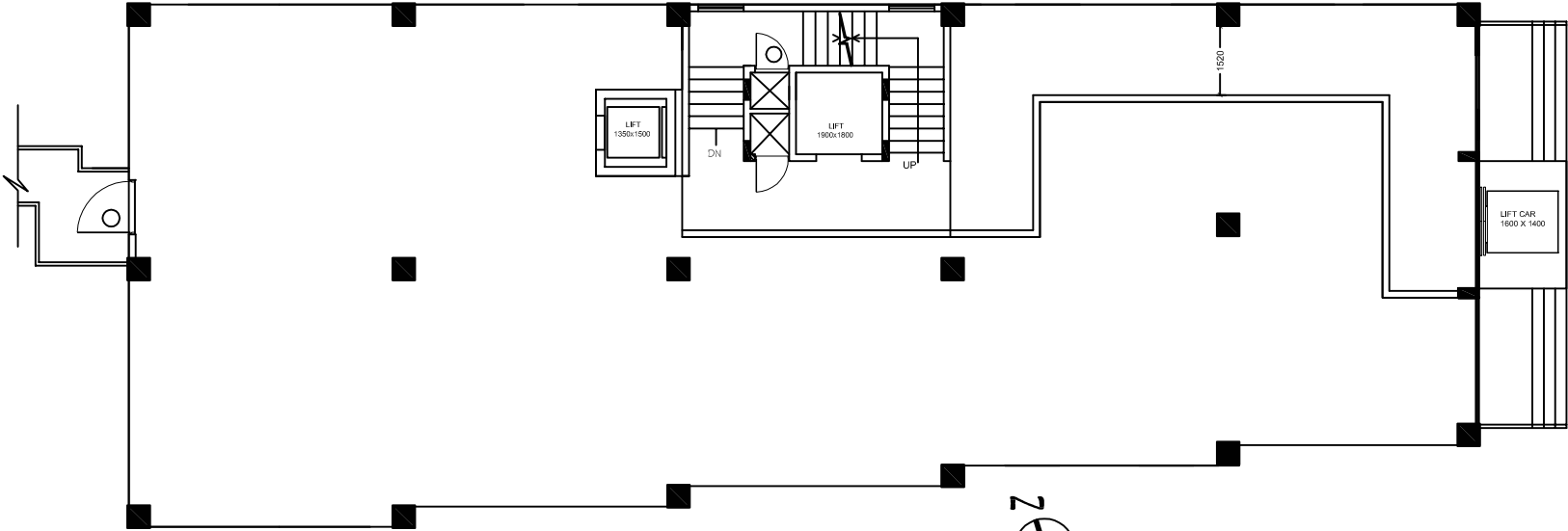
Confident Group, pioneers in introducing novel housing concepts, is one of the fastest growing, multi-business conglomerate, headquartered in Bangalore. With interests in Infrastructure, Hospitality, Entertainment. Confident Group has excelled and made giant strides in all areas of its operations. Confident Group, India's Largest Zero Debt on any projects, has already made its mark of distinction as the leading developers. With over 15,000 Apartments, Villas and Gated Community spread across Bangalore, Kochi, Thrissur, Calicut & Trivandrum at various stages of construction and completion, Confident Group is today the number one selling brand. At Confident Group, we practice a philosophy of continuous improvement that ensures maximum client satisfaction. Quality in terms of technological excellence, aesthetic designs and layout, as well as service defined by consistency places us above the rest in the industry.

Basement Floor

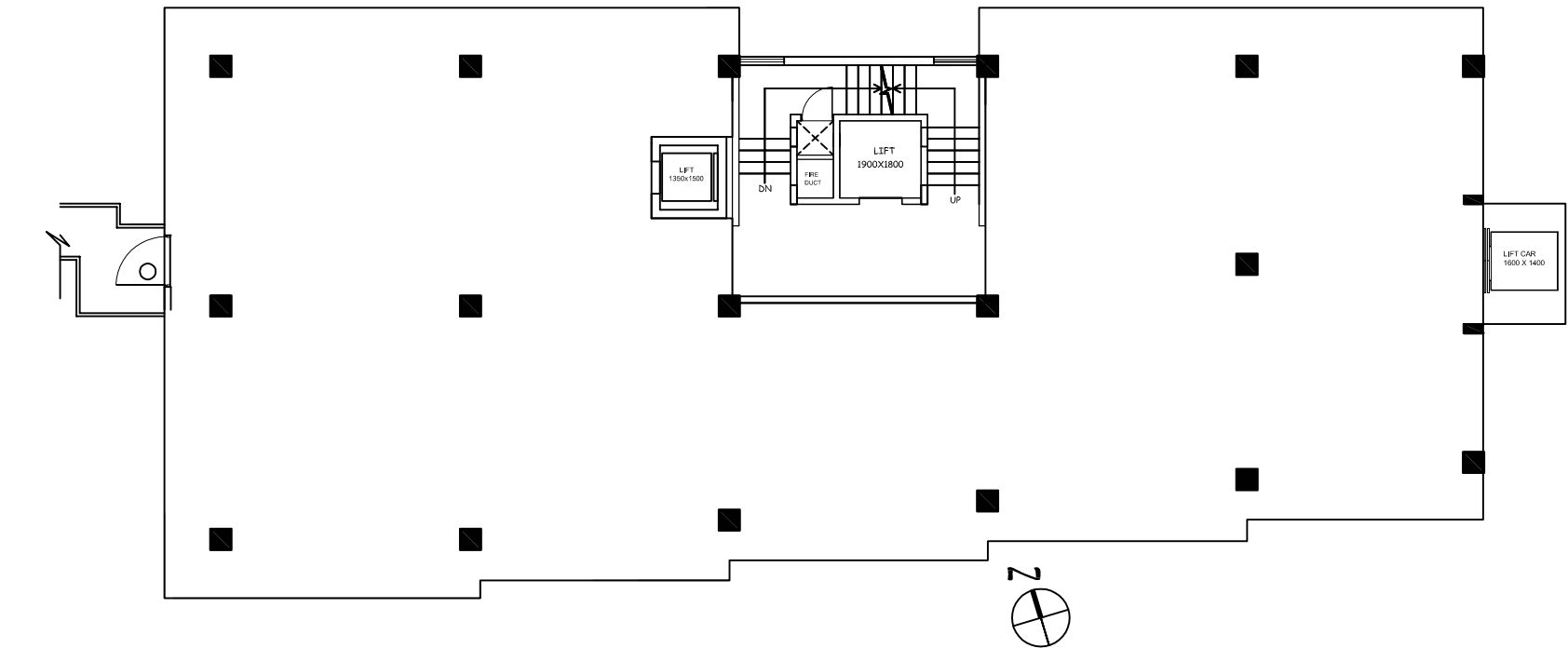


R O A D LVL :- ± 0.0

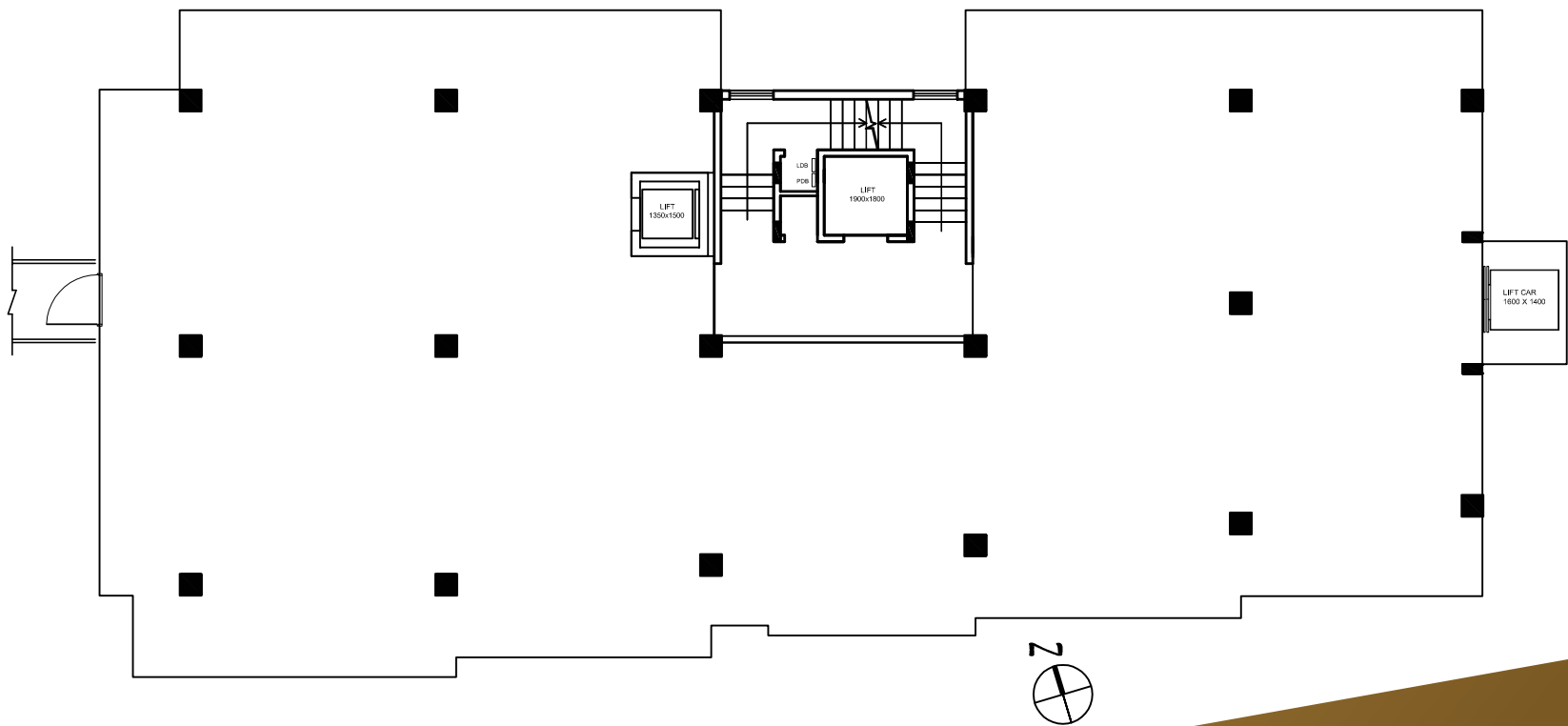
Ground Floor



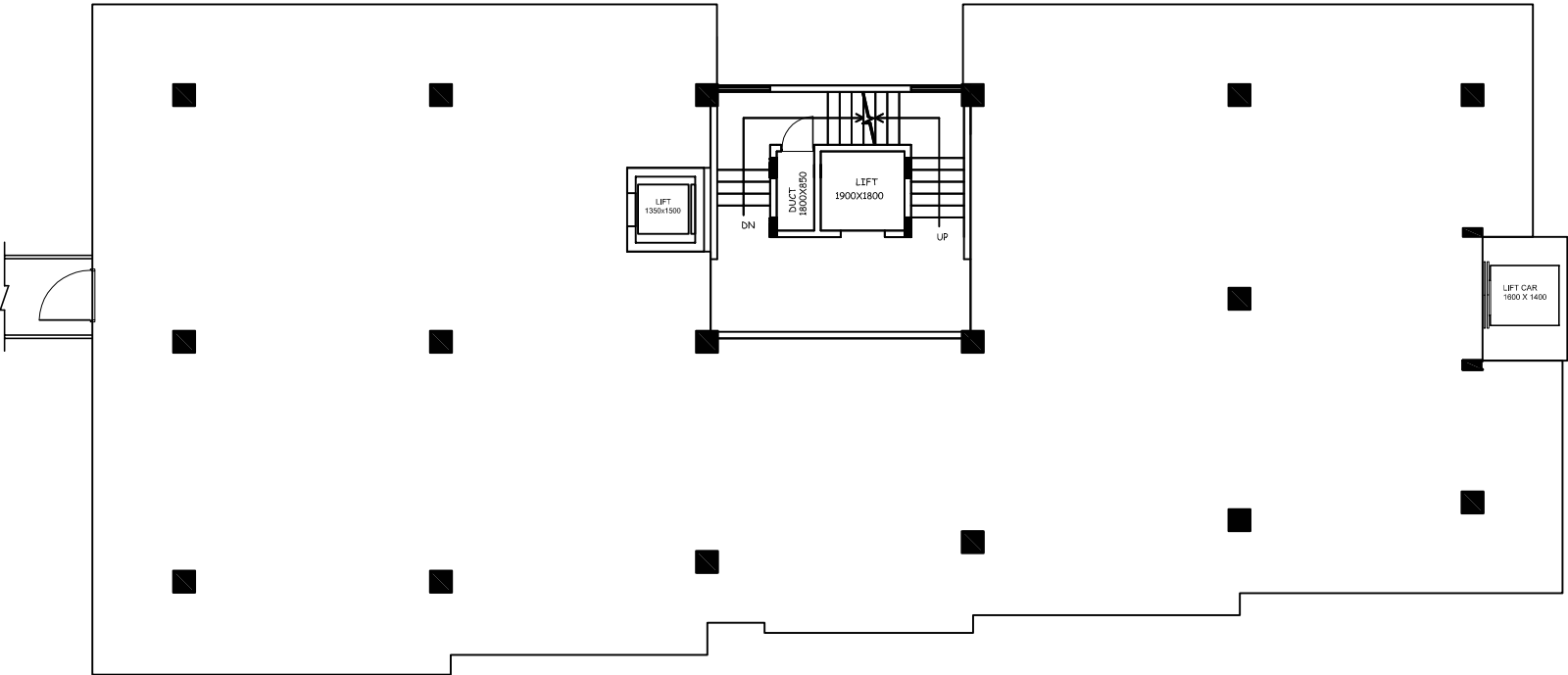
First Floor



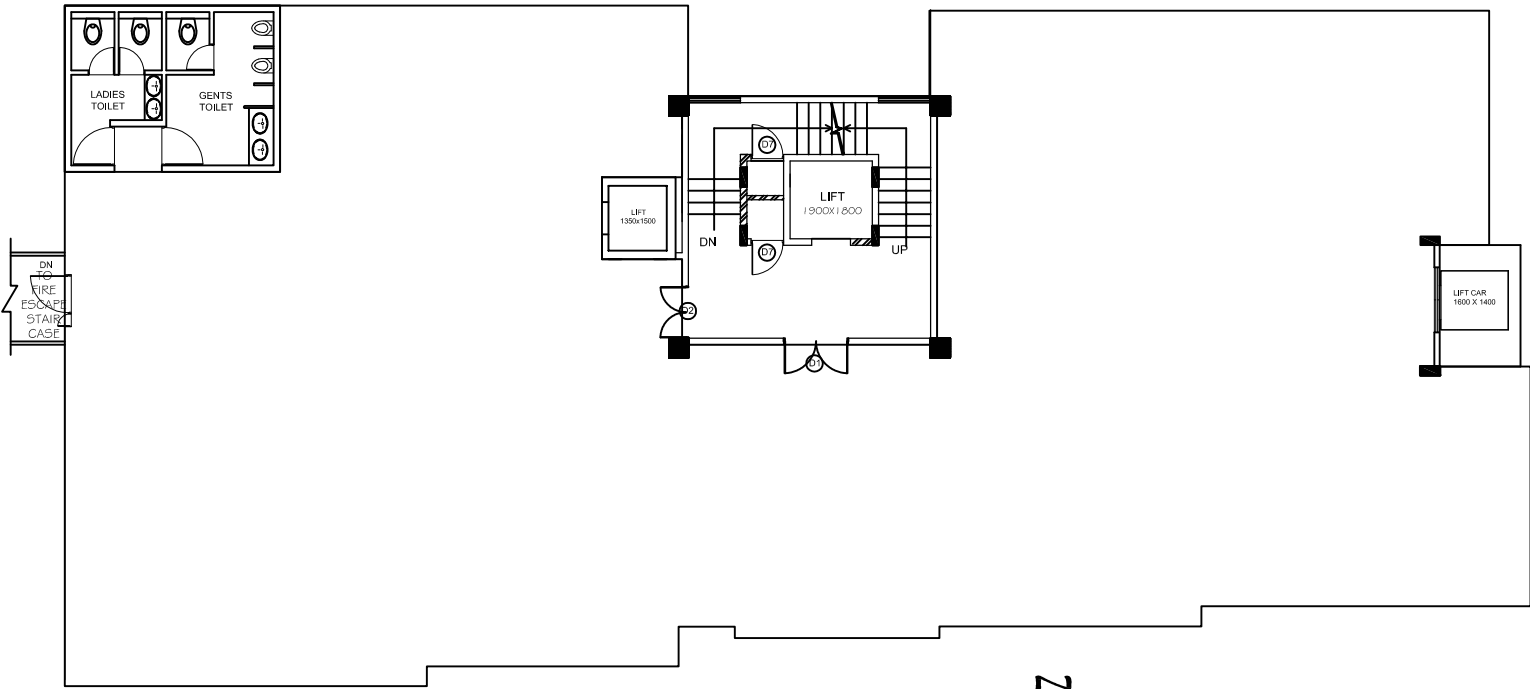
Second Floor



Third Floor



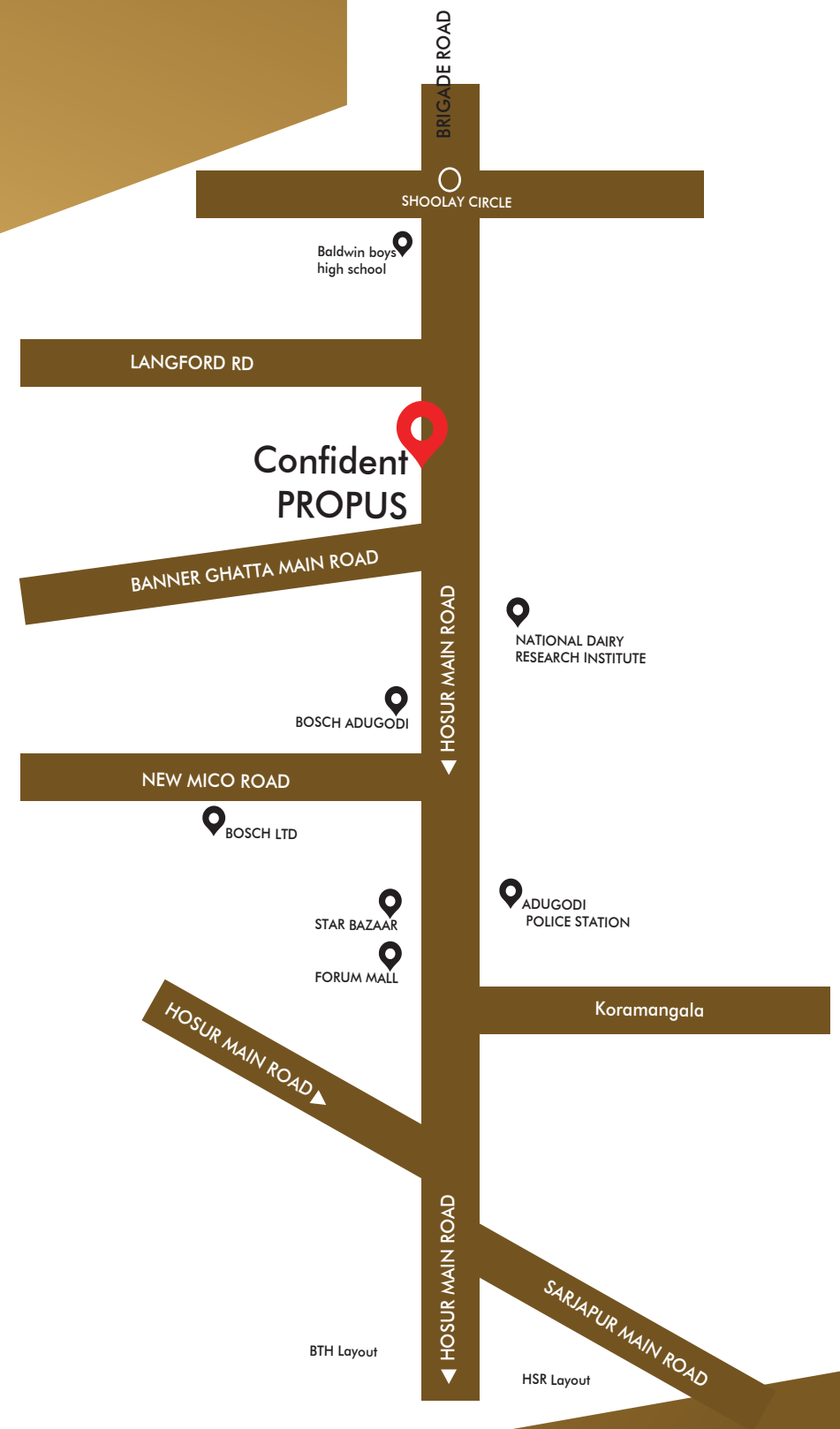
Terrace Floor



CONFIDENT PROPUS LOCATION

Confident Propus is right on the main Hosur Road and very strategically located between Brigade Road and Koramangala and also right next to the "Proposed Langford Town Metro Rail Station", there by giving your business enough visibility & increasing the customer foot falls, also easiest, fastest and safe travel options for your staff and customers. The property is located right opposite to Bangalore City Military School & Campus there by having a full time view of acres and acres of greenery!. The building has all BBMP approvals including BBMP Occupancy Certificate.

Confident Propus is your best option for a showroom, commercial retail or for an office space in the main CBD district of Bangalore.



Confident Group
No. 6, Langford Town, Hosur Main Road, Bengaluru, Karnataka 560025

☎ **74065 46000**

E-mail: goodliving@confident-group.com



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