



SOUL OF THE  
SEASONS

— BY NBR GROUP —


**NBR**



IMAGINE A PLACE  
WHERE LIFE IS  
IN HARMONY  
WITH NATURE...

A wide-angle landscape photograph capturing a serene tropical scene at sunrise. The sun is positioned behind a tall, leafy tree on the right side of the frame, creating a bright lens flare and casting a warm, golden glow across the entire scene. The landscape features a rolling green hillside in the middle ground, dotted with numerous palm trees. The foreground is filled with dense, lush vegetation, including large, vibrant green leaves that appear to be part of a banana plantation. The sky is a clear, pale blue, and the overall atmosphere is peaceful and idyllic.

...WHERE  
YOU ARE  
BOUNDLESS AND  
FREE...



...WHERE  
SERENITY  
ENVELOPS  
YOU....

..AND WHERE EVERY  
SEASON INSPIRES.





Soul Of The Seasons,  
Sarjapur Road  
Gunjur, Bengaluru.



# VISION

## CHAPTER 01

The vision of this sanctuary is to pioneer a new way of living—creating a tranquil, resort-style haven where life and nature engage in perfect harmony. Built upon a foundation of over 88% open spaces, this vision embodies a commitment to a legacy of balance and a vibrant, self-sustaining micro-community, where a profound sense of belonging defines the quality of life.





THE SOUL  
WAS FOUND  
IN THE SILENCE  
OF NATURE,  
AWAY FROM  
THE NOISE  
OF THE CITY.





Founded in 1998 by brothers Mr. Nagabhushan Reddy and Mr. Aswathnarayan Reddy, the NBR Group has established a reputation as a trusted entity in the world of real estate, named after its co-founder.

After building a strong reputation for plotted communities in Bengaluru, the company's vision is now being carried forward by the next generation, with Mr. Aswathnarayan Reddy's son, Dhanush Reddy, leading a strategic evolution to meet modern aspirations.



Passion seldom makes a grand entrance. Instead, it simmers quietly a deep-seated conviction, patiently waiting to emerge. Two decades ago, that quiet spark ignited a promise at the heart of Bengaluru: a belief that a home could be so much more than a mere collection of walls.

Our ambition was never solely about constructing buildings. It was a commitment to cultivate a sense of place—a sanctuary where memories become the very foundation, and a home that truly reflects the soul of every family within it. We pledged to shape a skyline built on unwavering trust, to create spaces defined by absolute transparency, and to amplify every voice that joined us on this journey.

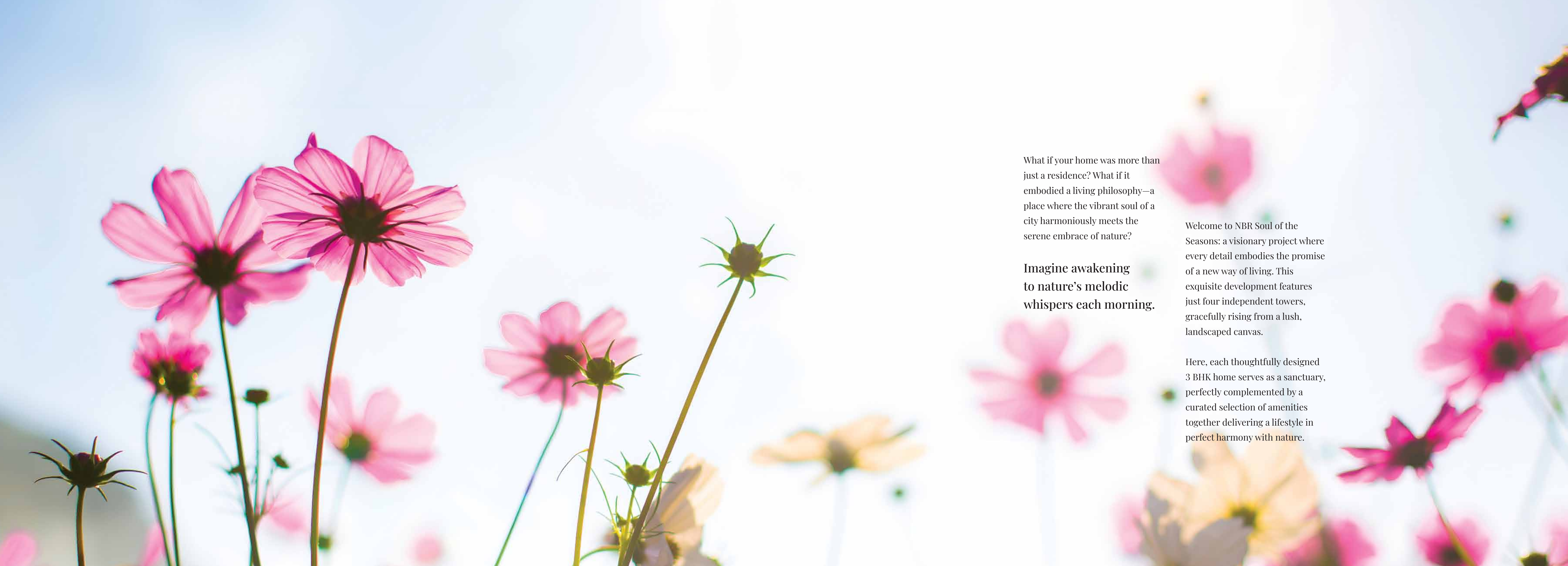
Each individual who believed in our vision helped illuminate our path. Their trust became our guiding principle, influencing every blueprint and design. Every milestone served as a powerful reminder of our purpose. This journey has never been simply about business—it has been a collaborative endeavour, one where we have learned, grown, and built together.

As the skyline has evolved, our community has expanded, and our footprint has grown, our values have remained resolute a steadfast foundation anchoring us to our core purpose.

We invite you to experience a living philosophy—where passion and purpose come together to create sanctuaries in harmony with nature, and every corner of every home resonates with our unwavering values.

**NAGABHUSHAN REDDY**

Founder & Managing Director

A field of pink cosmos flowers under a bright, hazy sky. The flowers are in various stages of bloom, with some fully open and others as buds. The background is a soft, out-of-focus mix of light blue and white, suggesting a bright, sunny day. The overall mood is serene and natural.

What if your home was more than just a residence? What if it embodied a living philosophy—a place where the vibrant soul of a city harmoniously meets the serene embrace of nature?

**Imagine awakening to nature's melodic whispers each morning.**

Welcome to NBR Soul of the Seasons: a visionary project where every detail embodies the promise of a new way of living. This exquisite development features just four independent towers, gracefully rising from a lush, landscaped canvas.

Here, each thoughtfully designed 3 BHK home serves as a sanctuary, perfectly complemented by a curated selection of amenities together delivering a lifestyle in perfect harmony with nature.

— NOW —  
OPEN  
YOUR  
EYES,  
YOU'VE ARRIVED.



WELCOME TO  
A LIFE  
NURTURED  
BY NATURE



SOUL OF THE  
SEASONS  
— BY NBR GROUP —

We believe every creation must echo the Earth's very heartbeat. Inspired by GAI's ancient philosophy—the Earth, a living, breathing organism—we embrace life's profound, interwoven dance. Each endeavor, especially our maiden residential development, The Soul of the Seasons, stands as a sacred tribute to this bond. Here, nature's elements converge to shape not merely homes, but sanctuaries where harmonious living breathes.

## THE ARCHITECTS



“ A Medley of the Built and Unbuilt where the lines thin between the Outdoors and Indoors.”

NITA KEMBHAVI & INDRAJIT KEMBHAVI  
Kembhavi Architecture Foundation

Here, the line between architecture and nature is not merely drawn—it is beautifully erased.

The project envisions a seamless dialogue between the built environment and the surrounding landscape, allowing them to flow into one another in perfect harmony rather than merely coexist.

Elegant architectural arcades serve as graceful, columned walkways, guiding visitors through a sprawling urban sanctuary. These pathways culminate in a vibrant, high-end plaza—a dynamic gathering space where the boundaries between indoors and outdoors elegantly dissolve. This is where the energy of community comes alive, and conversations flow as freely as the open air.

The entire design is a masterclass in synergy, cultivating an ambience open-air luxury and effortless connectivity. Every recreational amenity becomes a natural extension of the landscape, inviting residents to live fully in harmony with the nature that surrounds them.

## ARCHITECT SKETCHES AND PLANS

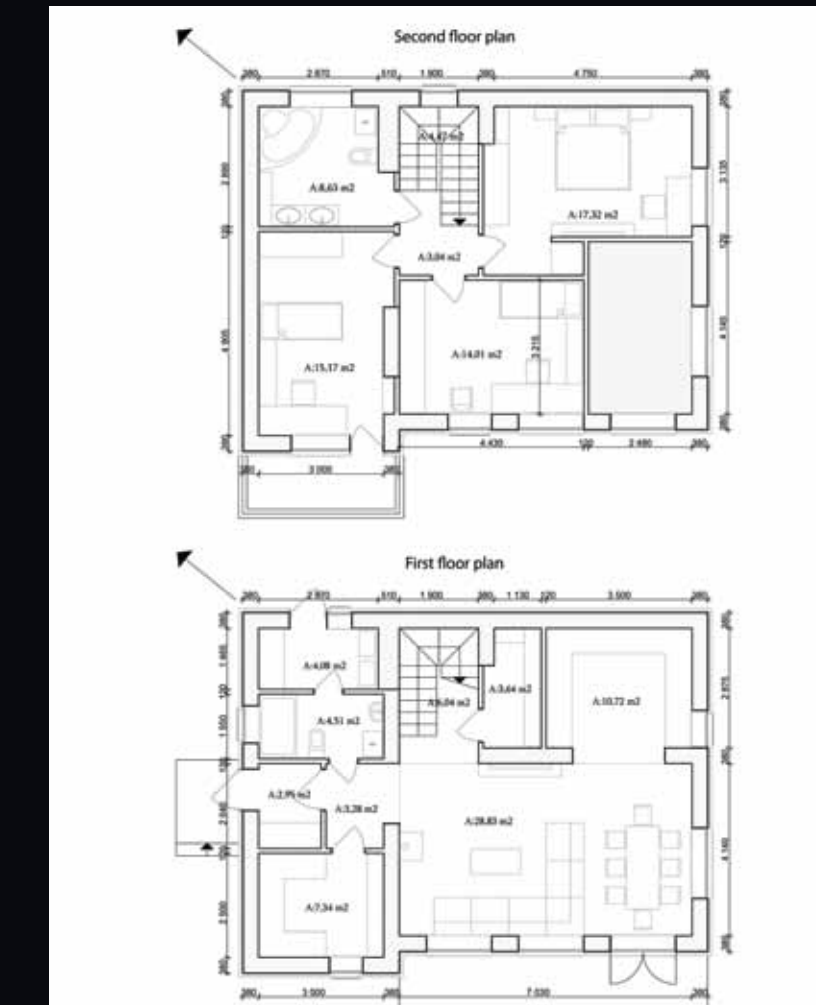


Thoughtfully integrated Triple Height Balconies, Open Planning invites light, air, and greenery into everyday living.

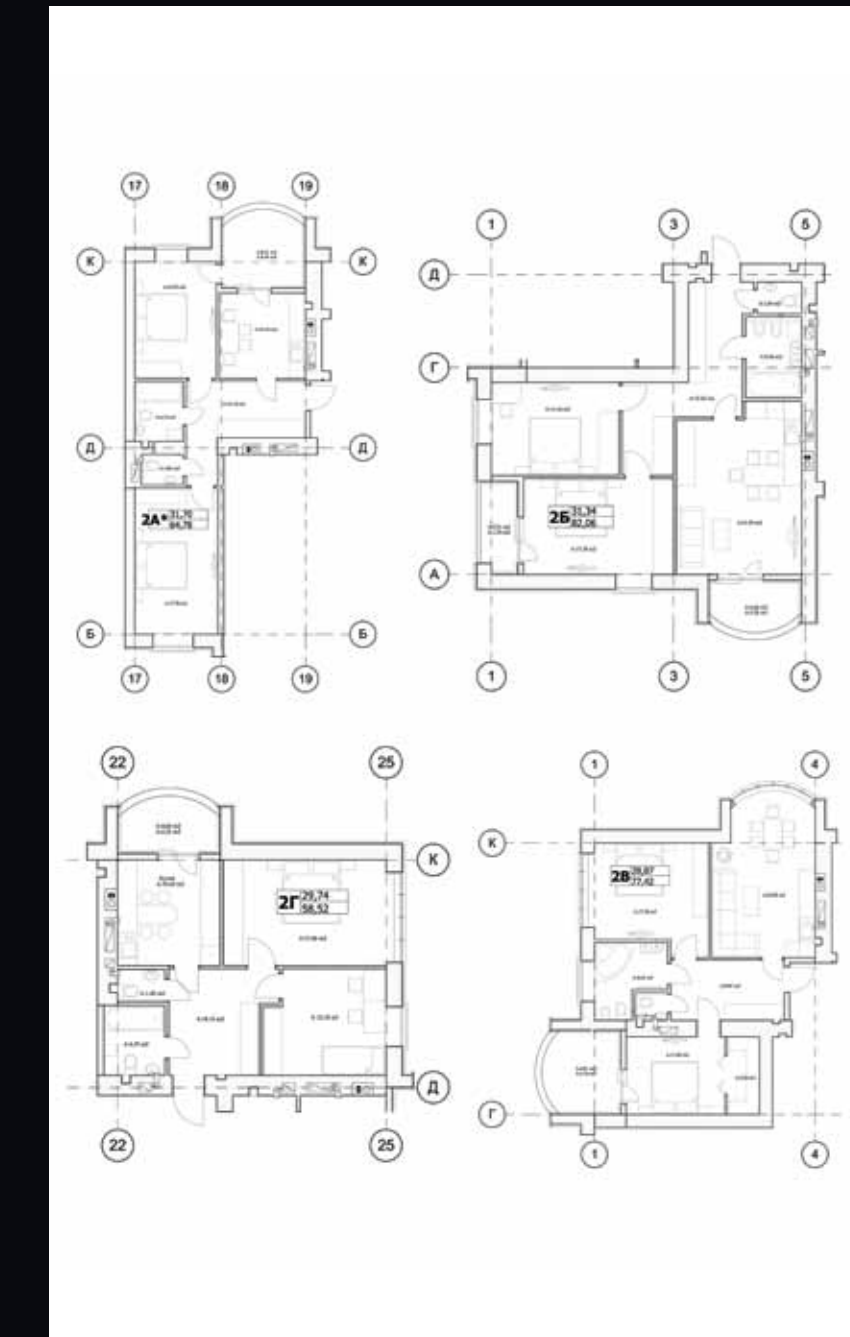
THIS RESIDENTIAL DEVELOPMENT  
Soul of seasons creates a seamless connection with nature.



## ARCHITECT SKETCHES AND PLANS



The design balances structure and openness—celebrating both the built form and the spaces in between.



## THE LANDSCAPER



“ Here, nature is not curated — it is embraced.  
Land speaks first, every path, canopy, and  
contour talks to you. ”

MADHUP MAZUMDER  
Landscape Architect

The entire design language is a symphony, inspired by the elegant lines of the architectural façade. This is not simply a blueprint but a guiding rhythm that shapes the very soul of the project, establishing a tone of grace and harmony from the exterior inward.

From this unifying rhythm emerges a philosophy of seamless integration. We have masterfully woven together the essence of our architecture, the welcoming embrace of residential entrances, and the expansive flow of our open floor plans. This deliberate artistry creates a single, cohesive experience where every element flows naturally into the next.

At the heart of this unity lies nature. Our landscaped structures and walls are designed not to enclose but to celebrate and frame the natural world. Every design decision fosters a continuous dialogue between the built environment and the organic beauty surrounding it—making nature the central, living element of the home.

# LANDSCAPE INSPIRATION



From the whispered lines of architectural facades, our inspiration flows. We weave together the grandeur of design, the welcoming embrace of residential entries, the freedom of open floors, and the sculpted forms of landscape structures and walls—each element dancing in harmonious tribute to the natural world around.

# LANDSCAPE INSPIRATION

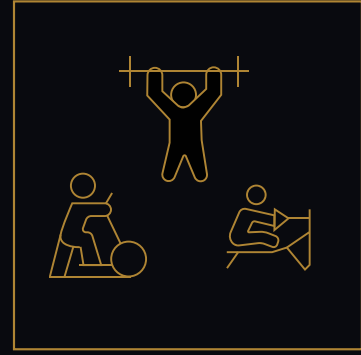


**FUTURE LIFE**  
Indigenously embellishes and grows artistic life taste.



Here, the very soul of this place intertwines with its landscape, a seamless embrace of earth and art. Architectural arcades unfurl, inviting a melting point where boundaries blur, fostering a vibrant synergy. This is where high-end plaza meets recreational delight, a fluid realm where every division fades, and connection truly flourishes.

# LIFE – WELL – BALANCED



Increase Living Quality



Provide Comfort



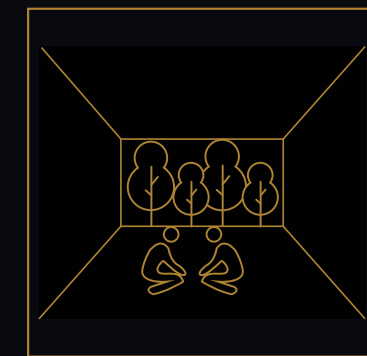
Increase Bio-diversity



Enhance Sensory



Support the Urban Life



Universal Design



CREATING GARDENS:  
Live, play, and heal by extending  
the urban forest. Unleash infinite  
garden imagination to bring the  
forest to you.

# DEFINING THE SPACE CHARACTER



Tall Trees + Shrubs +  
Groundcover

Tall Trees +  
Groundcover

Lawns



# LEGACY

## CHAPTER 02

**NBR**

With a legacy built on trust and excellence, NBR Group has been shaping the real estate landscape for over two decades.

Guided by integrity, innovation, and an unwavering focus on customer satisfaction, the group has delivered landmark developments that stand as symbols of quality and reliability. Every project reflects NBR's commitment to creating spaces that endure in value, vision, and experience.





THE GREATEST LEGACY  
WE CAN LEAVE IS  
A WORLD  
A LITTLE GREENER  
THAN WE FOUND IT.





## OUR VISION

To be recognised as a trusted leader in luxury real estate, creating more than just homes.

We craft bespoke residences and exclusive communities for a discerning clientele, celebrated for their unique individuality, impeccable craftsmanship, and unwavering attention to detail. Our legacy is one of enriching lives and fostering a profound sense of belonging.

## OUR MISSION

At NBR, we are dedicated to crafting bespoke residential experiences tailored for a discerning, niche audience. Our mission is to create exclusive living spaces that authentically reflect the unique preferences and aspirations of each client.

Through meticulous attention to detail, personalised service, and an unwavering commitment to excellence, we strive to establish NBR as the premier choice for those seeking distinctive and thoughtfully tailored living environments.



# CELEBRATING EXCELLENCE – AWARDS & RECOGNITION





**NBR**

BUILT ON TRUST

NBR Group is a top Bangalore developer,  
known for unwavering quality and  
excellence in every project.



DECADES OF EXPERIENCE  
With 20+ years of excellence, NBR Group  
is trusted for its commitment to quality  
and client satisfaction.



THOUGHTFULLY DESIGNED HOMES  
Our portfolio spans high-rises to premium communities,  
all crafted with quality, design excellence  
and enriched living in mind.



PRIME LOCATION

Strategically located in prime areas like Sarjapur, Gunjur, and Nandi Hills, our projects offer a lifestyle of convenience and lasting value.



AN UNPRECEDENTED LIFESTYLE

Each NBR project blends refined elegance with world-class amenities, creating spaces where every detail elevates daily living.





## COMMUNITY DESIGNED FOR BETTER LIVING

Soul of the Seasons is a well-planned residential community created for comfortable, practical and spacious living. With 88% open areas, it offers large exclusive 3 BHK homes along with well-designed outdoor spaces. The focus is on clarity in planning, ample breathing room and a calm environment that supports everyday convenience in Sarjapur-Road, Gunjur.

## CONNECTED TO WHAT MATTERS MOST

The project is located in the Sarjapur Road - Gunjur area, a steadily developing neighbourhood with strong connectivity to major IT hubs, schools, healthcare centres and lifestyle facilities. The location offers easy access to daily needs while maintaining a peaceful residential atmosphere. Its growing infrastructure makes it a promising part of Bengaluru's future development.





## THOUGHTFUL PLANNING INSPIRED BY GAIA

Soul of the Seasons follows the GAIA philosophy based on the five natural elements: Ether, Air, Fire, Water and Earth. This guides the planning of the homes and surroundings to ensure good airflow, natural light and practical design. A key highlight of the community is its 88% open spaces which include landscaped greens, walkways, sit-out areas and activity zones. These spaces give residents more room to move, relax and enjoy a comfortable everyday environment.

# PHILOSOPHY

## CHAPTER 03

More than just a home, NBR Soul of the Seasons is a sanctuary for the soul, born from a philosophy that seamlessly unites contemporary elegance with the serene embrace of nature. It offers an immersive lifestyle and a thoughtfully curated community designed to exist in perfect harmony with the world around us.

The design embodies a living, breathing philosophy, grounded not merely in symbolism but in the timeless essence of the five elements—Earth, Water, Fire, Air, and Ether. This approach creates spaces that are as functional as they are sensory, enriching every aspect of life within.





NATURE IS  
NOT A PLACE  
TO VISIT.  
IT IS  
A HOME.





IN THE GENTLE  
RHYTHM  
OF NATURE  
LIES A TIMELESS TRUTH.



Enter a sanctuary where every season breathes harmony, a gentle symphony led by GAIA's ancient, quiet wisdom.

Here, cradled in the profound truth of Earth as a living, pulsating being, we've tenderly interwoven land, air, and water with human spirit—birthing a haven where balance and beauty don't just exist, but resonate within your very soul.

"Earth may be alive not as the ancients envisioned her, a sentient goddess with purpose and foresight—but alive in the way a tree lives: vibrant, enduring, and deeply connected to the world around it."

NBR's adoption of the GAIA philosophy for developments such as Soul of the Seasons represents a profound commitment to a holistic worldview. This approach transcends conventional landscaping; it is about creating living environments that breathe, evolve, and thrive in perfect harmony with nature.





At its core, the GAIA philosophy envisions Earth as a singular, self-regulating living superorganism—where every component, both living and non-living, is intricately interconnected, working in harmony to sustain life.

In practice, this philosophy guides the integration of the fundamental elements — Earth, Water, Fire, Air, and Ether — not merely as aesthetic motifs, but as essential components shaping the daily living experience. Expansive green spaces, natural water features, thoughtfully designed airflow, and the dynamic interplay of light are all carefully orchestrated to elevate the community's intrinsic life force.

Here, residents don't simply live alongside nature; they reside within a meticulously balanced ecosystem where the air feels purer, the environment embodies peaceful tranquility, and every season reveals its unique, graceful expression.

## AN ENVIRONMENT SHAPED FOR BETTER LIVING

At NBR Soul of the Seasons, the landscape is the heart of the community. Spread across expansive green areas, the outdoors is designed to bring clarity, comfort and everyday ease.

Thoughtfully planned pathways, tree-lined avenues, garden pockets and water features create spaces for calm, movement and leisure.

From active zones like sports courts and play areas to quiet corners for unwinding, every part of the landscape is designed to support a balanced lifestyle.

Whether it's a morning walk, time spent outdoors with family, or simply enjoying the open surroundings, the landscape at Soul of the Seasons is made to enhance daily living in a natural, open and refreshing environment.





 **SOUL OF THE SEASONS**  
— BY NBR GROUP —

The five elements namely, Earth, Water, Fire, Air, and Ether, come together to shape our world, creating a harmonious balance that connects us to life, growth, and endless possibilities.

Their interplay inspires movement, energy, and openness, guiding every moment with a sense of unity and purpose.



# INSPIRED BY — ETHER —

our philosophy is to create open,  
expansive spaces that foster a sense of  
freedom and community.



# INSPIRED BY — AIR —

our projects are designed with  
abundant natural ventilation and  
breezy open spaces.



A silhouette of a woman in a yoga pose, with her arms raised and hands clasped, set against a vibrant sunset background. The sun is low on the horizon, casting a warm orange glow across the sky. The foreground shows the dark silhouette of a woman in a yoga pose, with her arms raised and hands clasped. The background features a range of mountains under a bright orange sky.

# INSPIRED BY — FIRE —

our spaces are designed to foster  
a vibrant community where every  
interaction feels warmer.



INSPIRED BY  
— WATER —

we actively design for seamless flow,  
integrating preservation  
as a cornerstone.

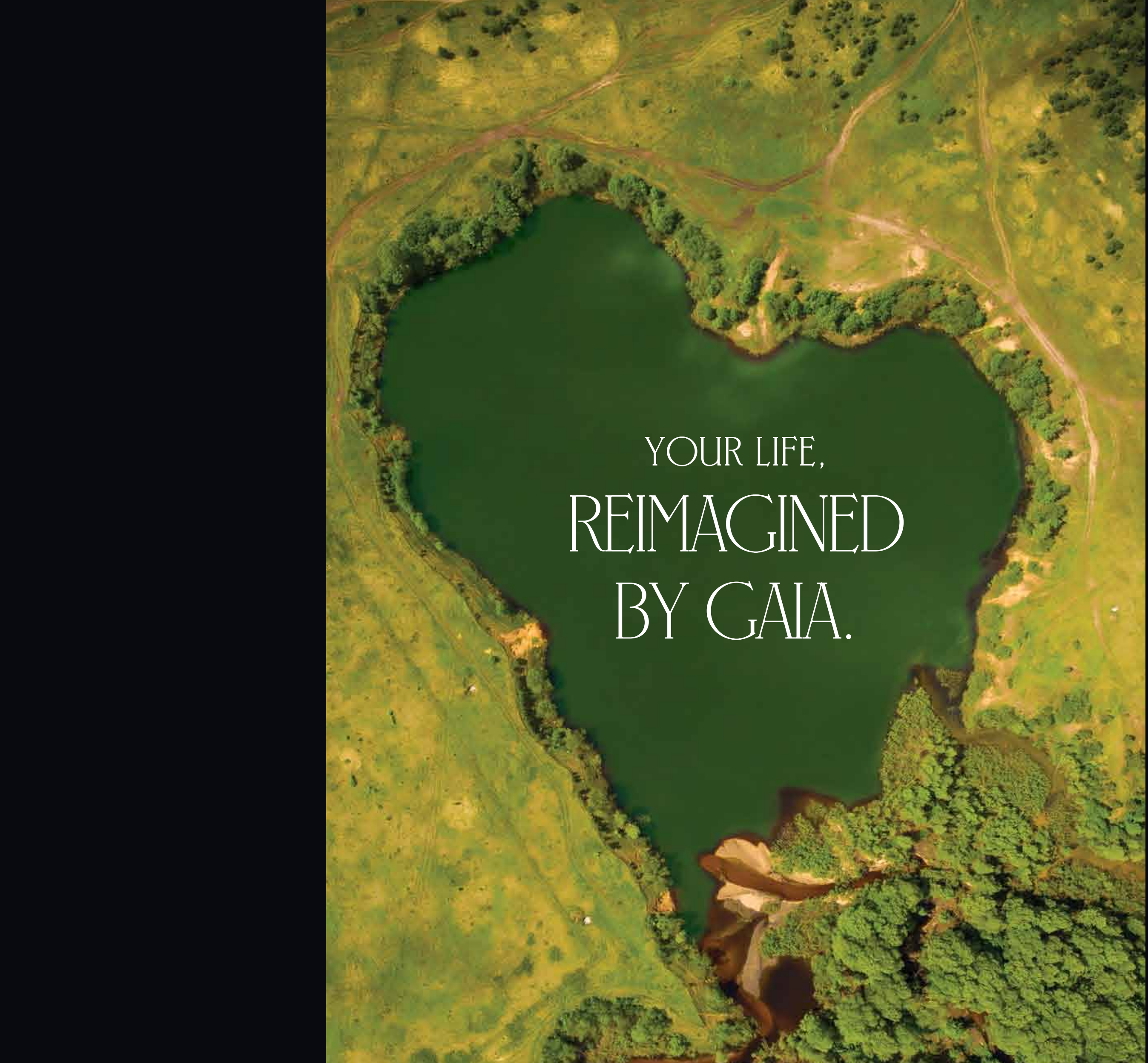




# INSPIRED BY — EARTH —

and its grounding energy,  
land preservation and restorative features  
are a vital part of our project.





YOUR LIFE,  
REIMAGINED  
BY GAIA.

At NBR Soul of the Seasons, we believe life is a symphony played in harmony with the living Earth. Here, every moment offers an invitation to connect with nature, community, and your truest self.

This is a philosophy of resort-style living, where the elements inspire an environment of unparalleled tranquility and vibrant well-being.

Imagine waking up to cleaner air, living amidst lush landscapes that breathe with you, and experiencing the seasons unfold with exquisite grace. This is more than a home; it is a profound commitment to a balanced life—a personal retreat within a thriving natural ecosystem.

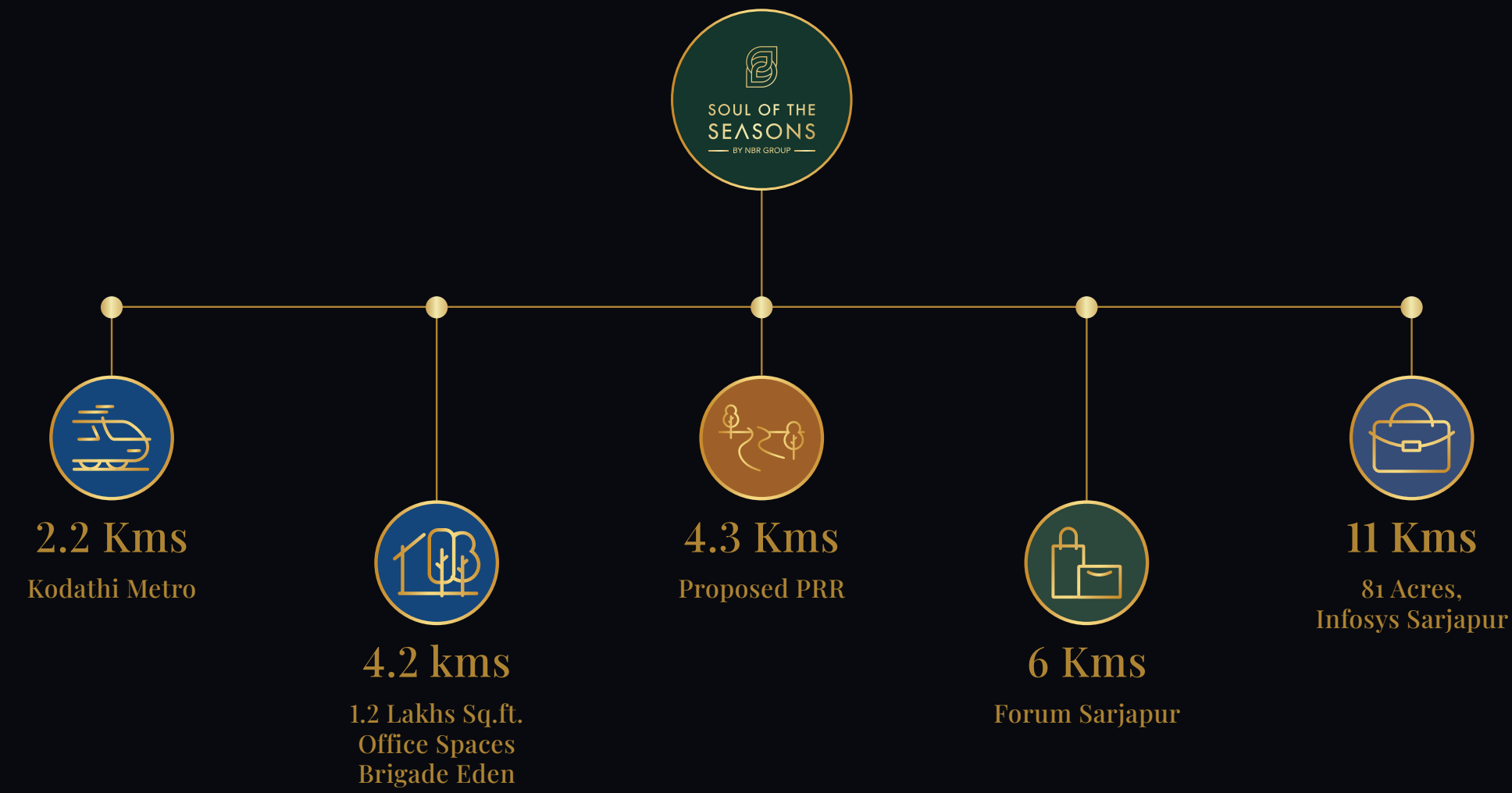
We invite you to step into a world where luxury is synonymous with legacy, and every day is a celebration of life in perfect harmony with the Soul of the Seasons.



A BENGALURU GEM,  
**EVERGREEN**  
 IN EVERY WAY.



## UPCOMING INFRASTRUCTURE

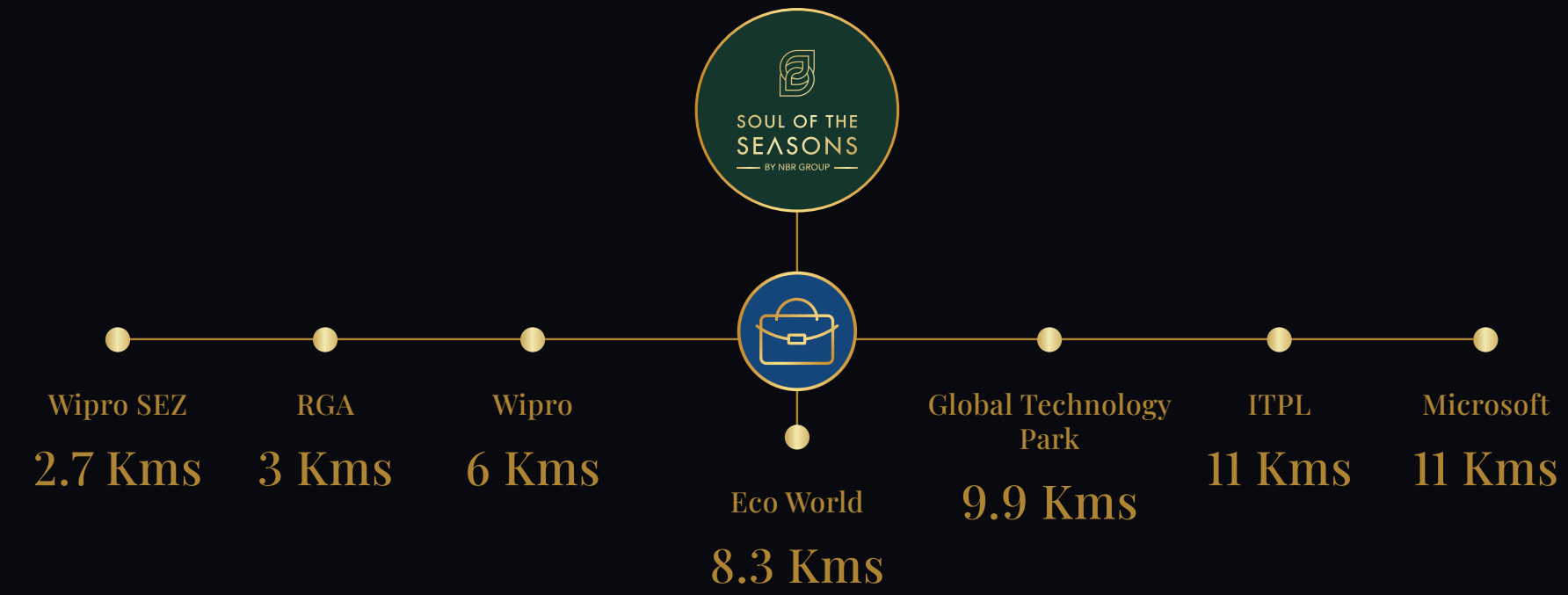


## CONNECTIVITY





## TECH PARKS



## HOSPITALS



JUST MINUTES AWAY FROM



EVERYTHING THAT COUNTS





A GREAT PLACE  
IS ONE WHERE  
YOU FEEL  
A UNIQUE SENSE  
OF BELONGING.





#### ISKCON TEMPLE

A serene landmark of devotion and architectural grace, symbolising peace amid the city's rhythm.

#### ULSOOR LAKE

A tranquil urban escape where shimmering waters meet golden sunsets.



#### VIDHANA SOUDHA

An enduring emblem of power and pride, showcasing Bengaluru's timeless grandeur.

#### LALBAGH BOTANICAL GARDEN

A lush haven of heritage and beauty, blooming at the heart of the city.



A wide-angle, low-angle shot of a busy city street at sunset. The scene is dominated by the silhouettes of a large crowd of people walking away from the camera. Long, golden shadows are cast across the pavement, stretching towards the viewer. In the background, a tram or bus is visible, and the sun is low on the horizon, creating a warm, hazy atmosphere. The overall color palette is rich with oranges, yellows, and deep blues.

THE URBAN CANVAS,

PAINTED WITH LIGHT AND LIFE.



BEYOND TRAFFIC.  
EMBRACE SEAMLESS COMMUTES.



The upcoming Sarjapur Metro will redefine daily commuting with seamless connectivity to major IT hubs and business corridors.



Designed to cut travel time and bypass traffic, it offers effortless, citywide mobility through convenient interchanges and future-ready connectivity.



THE EPICENTER OF  
TOMORROW'S TECH.



Nestled in Southeast Bengaluru, Sarjapur Road - Gunjur Corridor has swiftly emerged as a pivotal IT hub, integral to the city's expansive tech corridor.

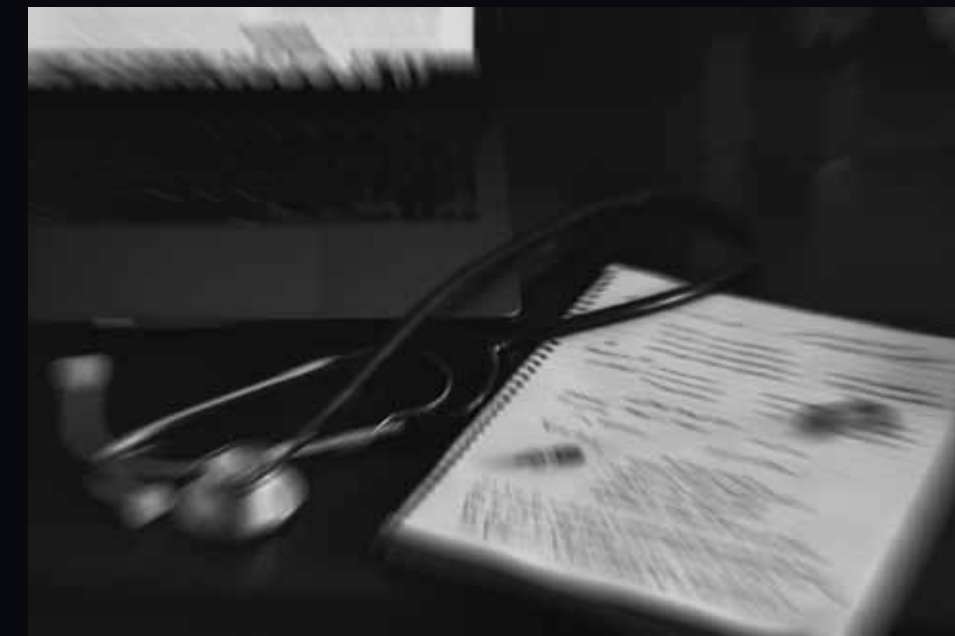
Home to an impressive collection of cutting-edge tech parks and corporate campuses, Sarjapur Road - Gunjur Corridor hosts a diverse mix of global IT leaders, innovative startups, and multinational corporations. Its modern infrastructure, dynamic work environment, and strategic connectivity attract top talent and foster a thriving innovation ecosystem—solidifying Sarjapur Road - Gunjur Corridor reputation as a premier destination for the technology sector.



WORLD-CLASS HEALTHCARE JUST  
AROUND THE CORNER.



The Sarjapur Road- Gunjur Corridor, one of Bengaluru's rapidly evolving corridors, has experienced a significant enhancement in healthcare infrastructure, providing residents with peace of mind and immediate access to high-quality medical services.



The area now hosts a growing network of multi-specialty hospitals, well-equipped clinics and advanced diagnostic centers—conveniently located within the community to ensure comprehensive care is always within reach.





Experience a vibrant café culture and a diverse shopping scene — from quaint coffee nooks to bustling retail and lifestyle destinations.

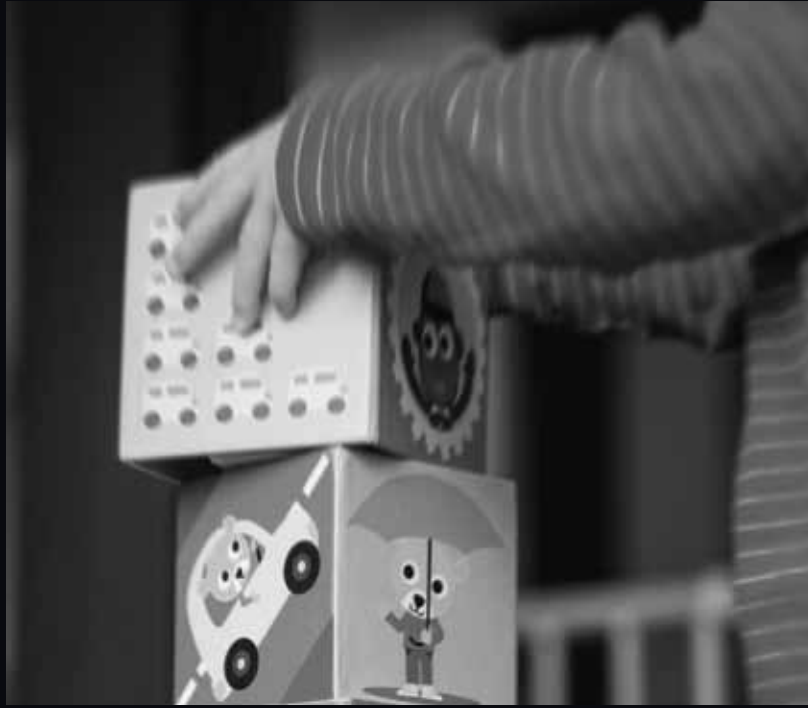


WHERE COFFEE MEETS COUTURE.





LEADING EDUCATIONAL INSTITUTIONS  
AT YOUR DOORSTEP.



Families in the neighbourhood enjoy exceptional educational access, with leading schools offering international (IB, Cambridge) and national (CBSE, ICSE) curricula.



Ensuring quality learning and holistic growth within easy reach.





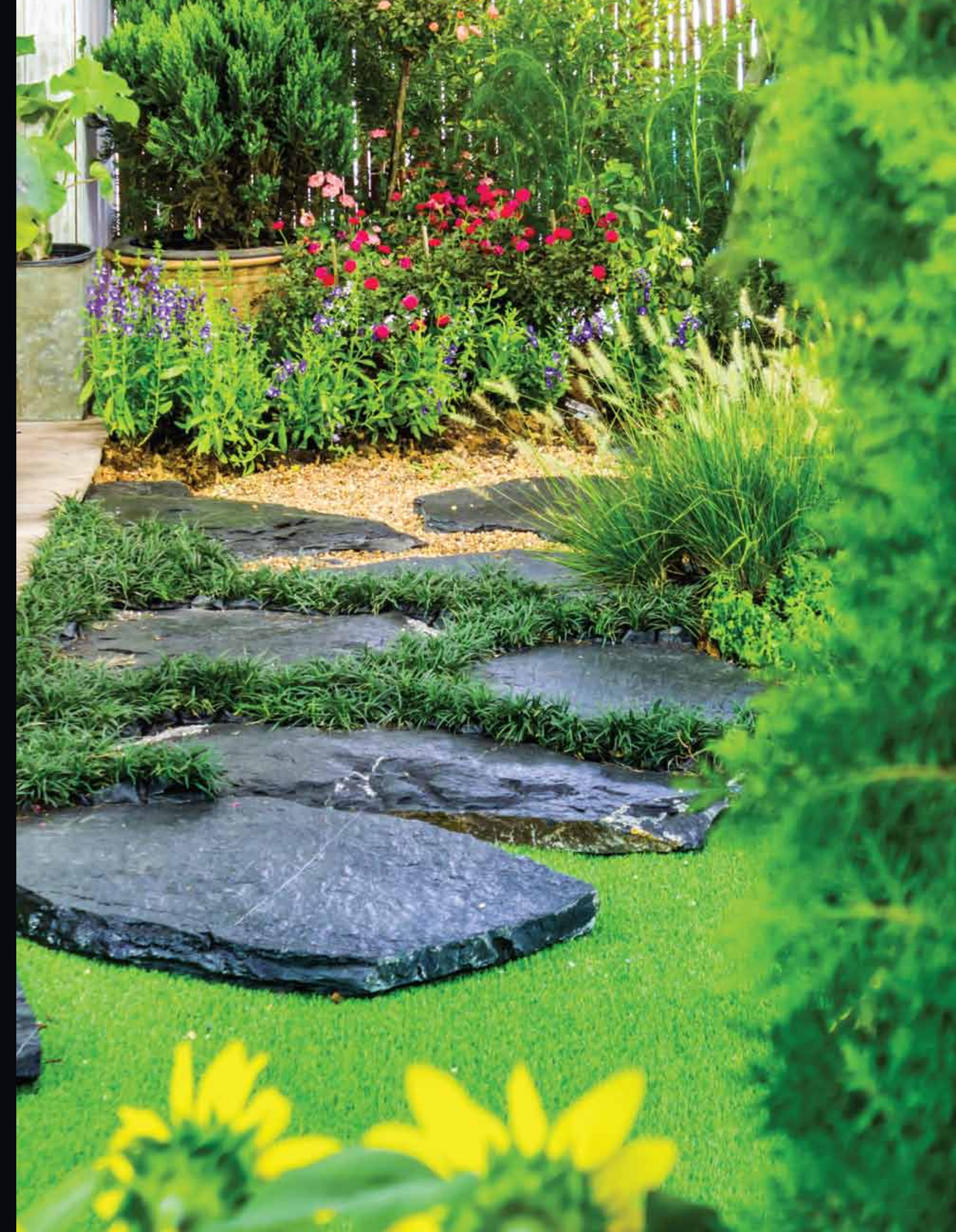
DESIGNED  
BY NATURE,  
PERFECTED  
BY TIME.



NATURE IS NOT A PLACE TO VISIT.  
IT IS HOME.



NBR Soul of the Seasons is designed to be a living sanctuary, where the rich flora and vibrant fauna are not just observed but truly experienced. Within and around this unique community, lush greenery thrives, creating a verdant haven that attracts a diverse array of life.



A photograph of two young children sitting in a field of wildflowers. The child on the left is wearing a red shirt and is looking down at something in their hands. The child on the right is wearing a grey long-sleeved shirt and a purple hat, and is smiling with their hands on their head. The background is a soft-focus landscape with trees and a bright sun setting behind them, creating a warm, golden glow. The text "NATURE NURTURES" is overlaid on the left side of the image, and "A CHILD'S SOUL." is overlaid on the right side.

NATURE NURTURES

A CHILD'S SOUL.



At NBR Soul of the Seasons, four distinctive towers are named to reflect the timeless beauty of nature's cycles. Each tower embodies a unique season—from spring's vibrancy to winter's tranquillity underscoring a design philosophy where modern luxury harmonizes with the natural world.

## PROJECT HIGHLIGHTS

TOWERS

4

APARTMENTS

3BHK

OPEN SPACES

88%

LOCATION

SARJAPUR ROAD  
GUNJUR

Experience resort-style living across four magnificent towers, each with its own elegant lobby. This design offers a sense of exclusivity and personalized service.

The grand clubhouse is the heart of our community—a central hub for wellness, recreation, and social connection. It's an extension of your home, perfect for unwinding and connecting with neighbours.

BLOSSOM

Tower - 1

B+G+22

SOLSTICE

Tower - 2

B+G+24

DRIZZLE

Tower - 3

2B+G+25

IVORY

Tower - 4

2B+G+26

THE SEASON'S HEART

CLUBHOUSE

2B+G+2+TERRACE

 **SOUL OF THE SEASONS**  
— BY NBR GROUP —

Experience resort-style living across four magnificent towers, each with its own elegant lobby. This design offers a sense of exclusivity and personalized service. The grand clubhouse is the heart of our community—a central hub for wellness, recreation, and social connection. It's an extension of your home, perfect for unwinding and connecting with neighbours.

**BLOSSOM**  
Tower - 1

**SOLSTICE**  
Tower - 2

**DRIZZLE**  
Tower - 3

**IVORY**  
Tower - 4

**THE SEASON'S HEART**  
CLUBHOUSE



**BLOSSOM**  
Captures the essence of the Spring season.



**SOLSTICE**  
Radiates the warm, expansive spirit of the Summer.



**DRIZZLE**  
Offers a serene and refreshing retreat inspired by the Monsoon.



**IVORY**  
Stands as a calm, elegant sanctuary, reflecting the tranquil beauty of the Winter season.



**THE SEASON'S HEART**  
A vibrant hub for recreation, relaxation, and gathering.



Modern architecture  
seamlessly blending  
with nature's elements,  
creating a living space  
that breathes.





Each tower blends refined design with modern living, featuring sprawling windows that overlook lush greenery.

Inside, spacious layouts, premium finishes, and terracotta-accented interiors create a serene personal sanctuary.





The elegant entrance to

 **SOUL OF THE SEASONS**  
— BY NBR GROUP —

is a tranquil threshold,  
seamlessly blending with nature  
to serve as a perfect prelude  
to your serene lifestyle.





GRAND ENTRANCE ARRIVAL



Enveloped in nature's quiet embrace,  
the air here feels not just cleaner,  
but crisp and invigorating.  
The distant hum of urban life fades away,  
replaced by the gentle symphony of  
rustling leaves and birdsong.  
This seamless harmony with the natural  
world ensures that every season unfolds  
with a unique and captivating beauty,  
making every moment here not just  
pleasant, but truly graceful.





DROP-OFF  
AREA

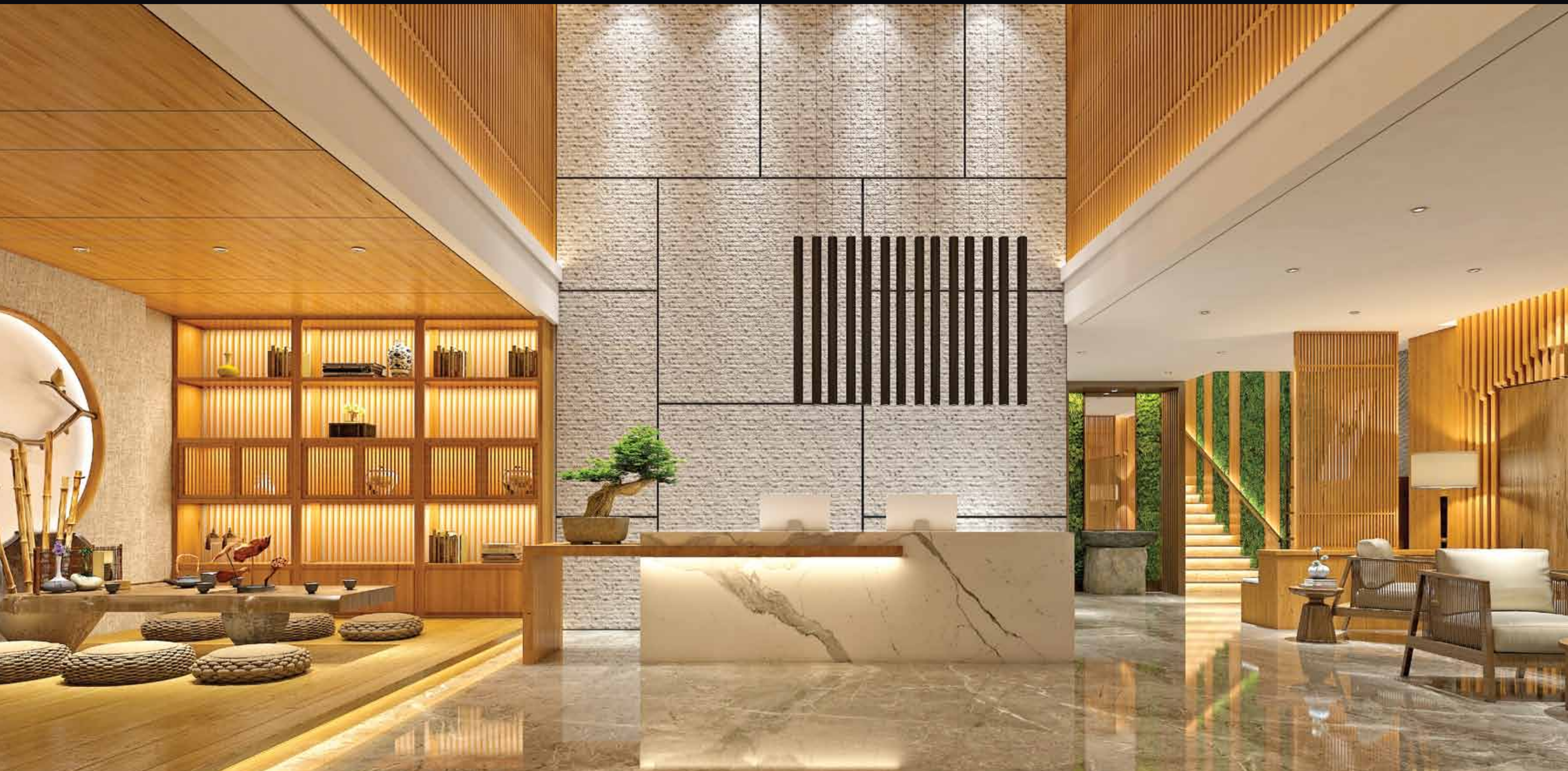


A convenient and elegantly designed space  
ensuring smooth arrivals and departures.



EACH TOWER LOBBY  
EXUDES QUIET ELEGANCE,  
WITH ARTFUL LIGHTING  
AND A REFINED  
RECEPTION THAT SET THE  
TONE FOR THE SERENE  
SANCTUARY THAT LIES  
BEYOND.





EACH RECEPTION  
DESK BLENDS  
MODERN DESIGN  
AND NATURAL  
ELEMENTS WITH  
REFINED  
CRAFTSMANSHIP  
AND WARMTH.

Bathed in natural light,  
our reception features living  
elements and an inviting  
ambiance, a prelude to  
the vibrant community within.

A low-angle photograph of a field of flowers, likely hollyhocks, in various colors including deep red, bright yellow, and purple. The flowers are in full bloom and are set against a clear, vibrant blue sky with a few wispy white clouds. The perspective is from below, looking up at the flower stalks.

TO BLOOM IS TO SHARE

NATURE'S BEAUTY.

SOUL OF THE SEASONS —  
WHERE 88% OPEN  
LANDSCAPES BREATHE  
WITH NATURE'S RHYTHM,  
WHERE EVERY SEASON  
PAINTS A NEW  
MASTERPIECE.

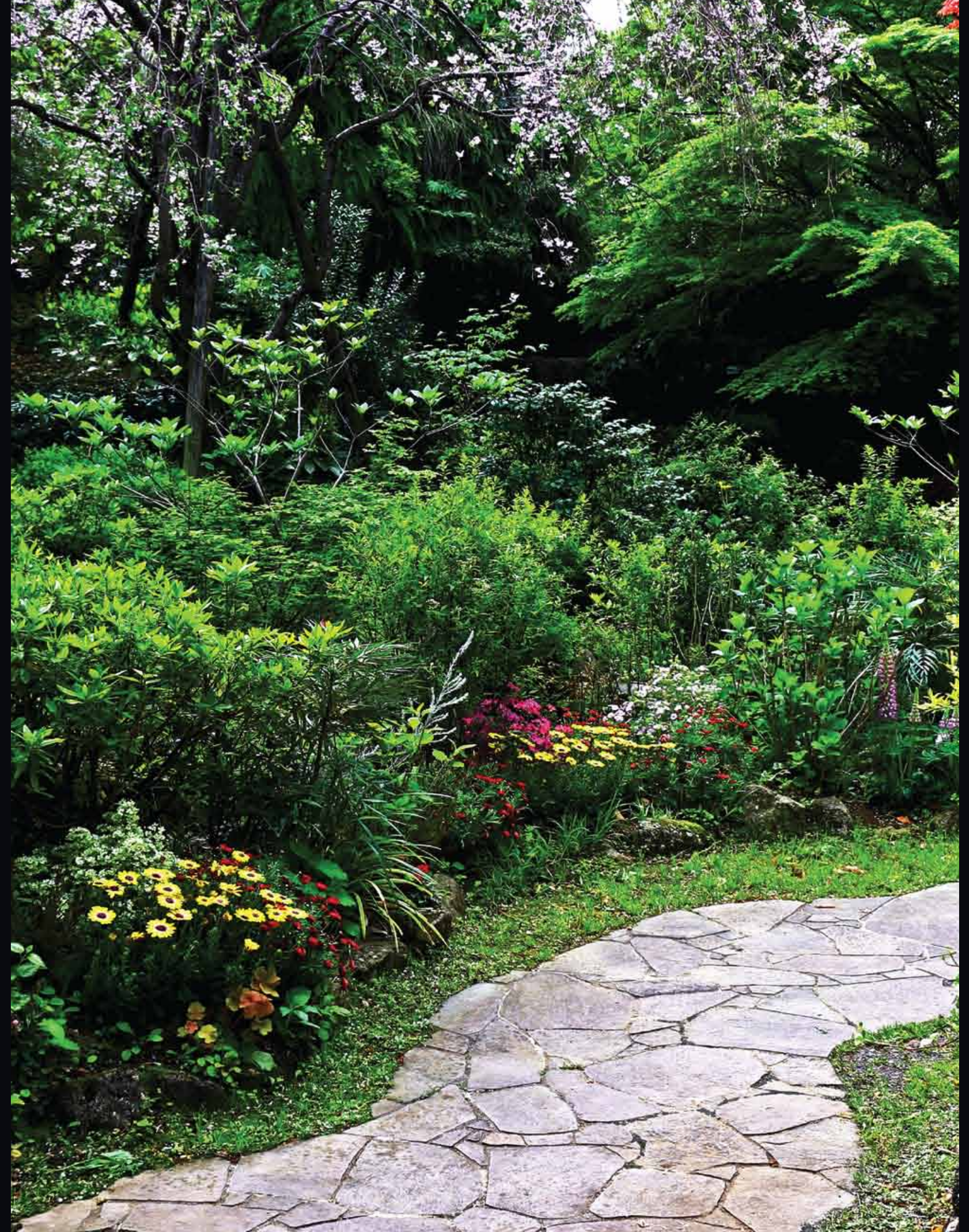


A woman with short dark hair, wearing a long white dress with a ruffled hem and a backless design, stands on a small wooden bridge or path over a pond. The pond is surrounded by dense green foliage and trees. The scene is captured in a soft, natural light, suggesting a serene outdoor setting. The text is overlaid on the right side of the image.

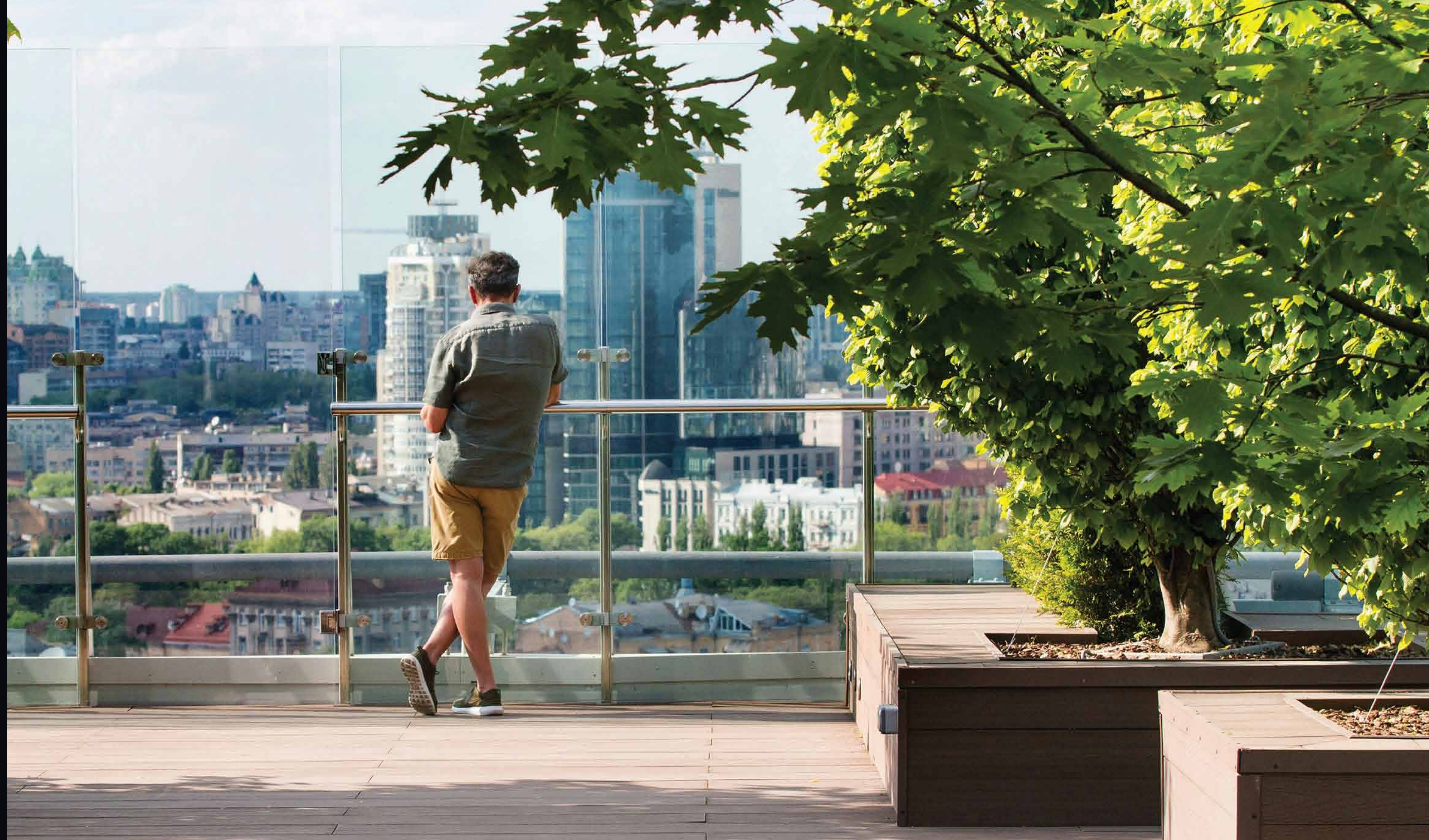
DISCOVER  
THE JOY OF  
NATURE'S  
EMBRACE  
*with every step.*



Walking this path is a meditation; the scent of blossoming flowers, the shade of ancient trees, and the soft rustle of the forest floor accompany you.



NATURE WHISPERS,  
ECHOING WITHIN THE  
SCULPTED ARTISTRY OF  
ARCHITECTURE, GLASS,  
AND IMAGINATION.



# THE MOMENTS

## CHAPTER 06

Our vision redefines luxury by valuing spaciousness over density. With only four independent towers gracefully emerging from the landscape, we've crafted an exclusive, serene environment. These towers are thoughtfully integrated within vast green expanses, encompassing over 88% of the total area—offering a rare harmony of privacy and authentic connection to both nature and community.

This intentional design ensures every resident enjoys the freedom to breathe, live fully and truly thrive.



A HOME IS  
THE SACRED  
REFUGE OF  
MIND, BODY,  
AND SPIRIT.





The Entrance



THE WELCOMING EMBRACE OF HOME  
STARTS AT THE ENTRANCE.

THE INVITING HEART  
OF THE HOME.





A BALCONY  
OVERLOOKING  
A LIMITLESS VISTA  
OF LUSH SOLACE.





The Kitchen



WHERE DELICIOUS  
MEMORIES ARE MADE.



The Dining Area



WHERE  
CULINARY DELIGHTS  
AND CONVERSATIONS  
TAKE PLACE.



SPACES WHERE DREAMS  
AND REVERIES UNITE.



The Master Bedroom



The Master Bath Suite

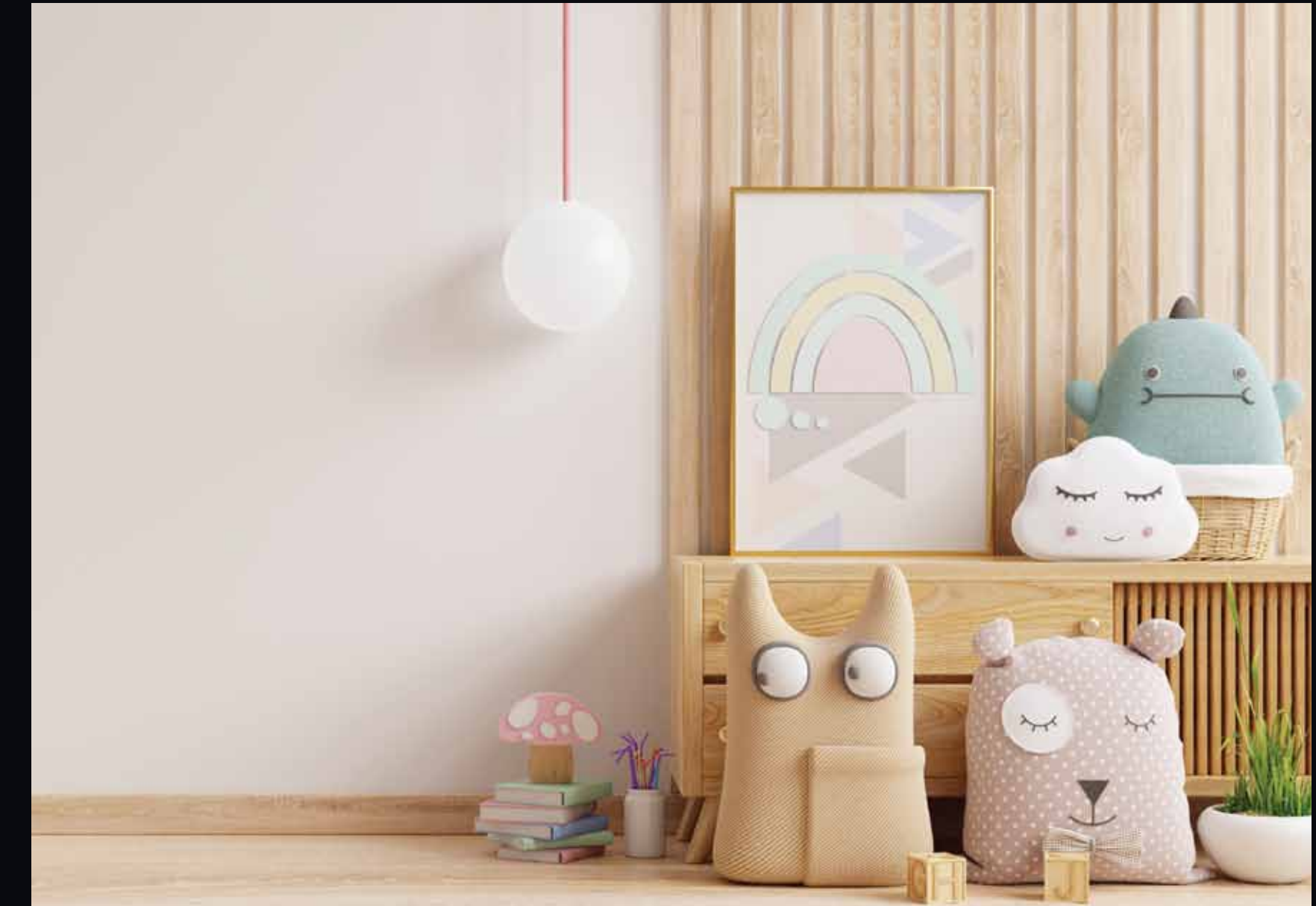


THE BEST IDEAS OFTEN  
COME WHEN YOU'RE IN  
THE SHOWER.





The Children's Bedroom



THE COZY KINGDOM  
OF IMAGINATION.

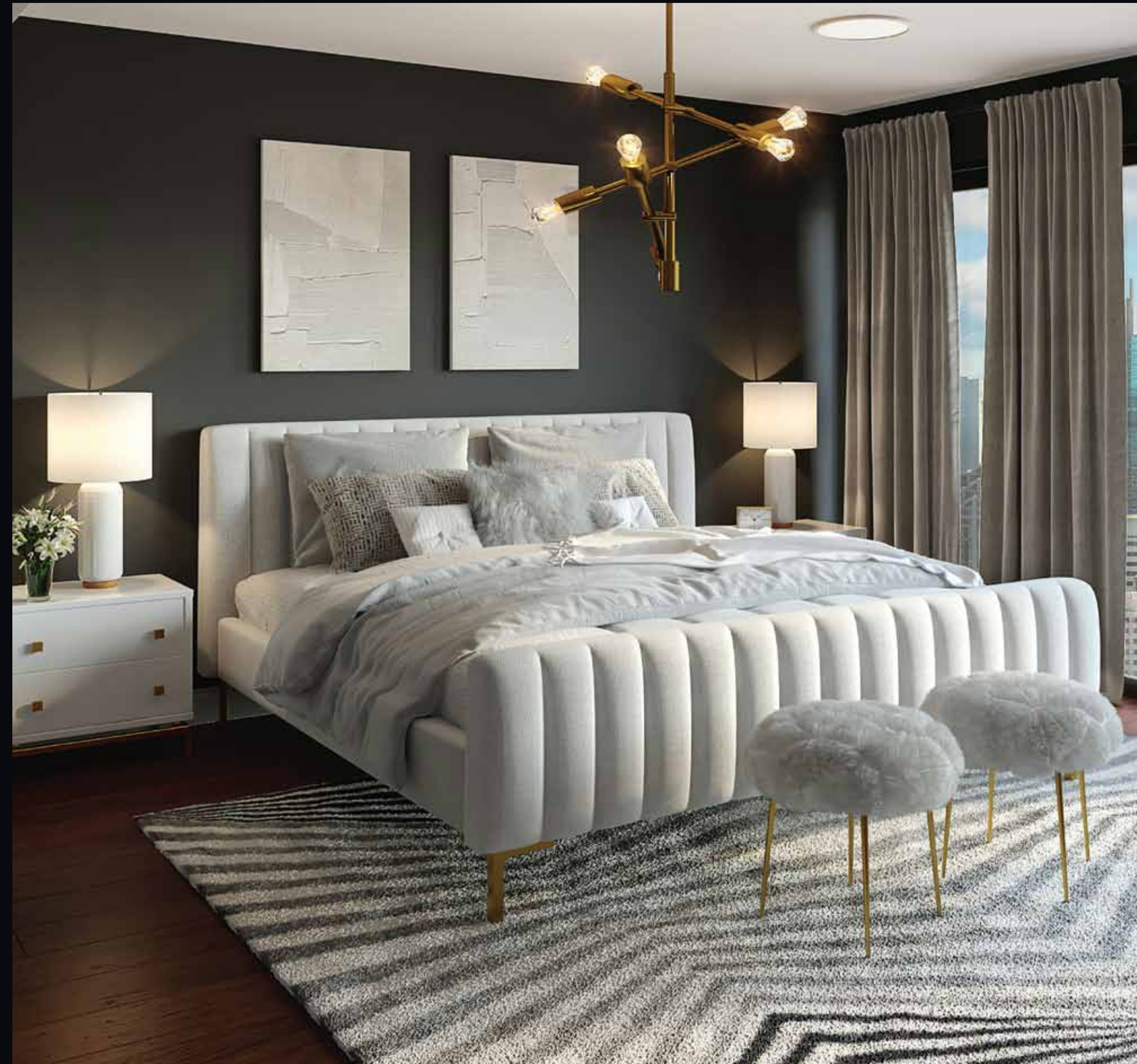


BUBBLE BATHS AND  
BRIGHT SMILES.



The Children's Bath Suite

SPACES WHERE DREAMS  
AND REVERIES UNITE.



The Guest Bedroom



The Powder Room



A REFRESHING  
ESCAPE FOR  
THE BODY  
AND MIND.



# AMENITIES

# NINETY

# TIES

## CHAPTER 07

The strengths of NBR Soul of the Seasons lie in its unique design philosophy, strategic location, and extensive amenities. Envisioned as a self-sustaining micro-community and a green urban sanctuary, the project offers a resort-like lifestyle.

With over 70 world-class amenities, the project offers a central hub for wellness, entertainment, and social activities. Thoughtfully designed spaces like open-air courtyards, fire pits, and a 40,000 sq ft clubhouse foster a lively community and a strong sense of belonging. The community also integrates eco-conscious features like a sewage treatment plant and rainwater harvesting to support its self-reliance and sustainability.





THOUGHTFUL  
AMENITIES TRANSFORM  
A SPACE INTO  
A HAVEN OF  
CONVENIENCE  
AND DELIGHT.



AT NBR  
SOUL OF THE SEASONS,  
AMENITIES ARE  
THOUGHTFULLY CURATED  
TO CREATE A RESORT-STYLE  
LIVING EXPERIENCE.





DISCOVER THE HEART OF OUR COMMUNITY IN THE MASTERFULLY CRAFTED LOBBY WHERE WARMTH, PURPOSE AND CONNECTION COME TOGETHER EFFORTLESSLY.

Step into the warm, welcoming lobby—more than an entryway, it's a hub where neighbors connect over coffee, quiet moments, and shared beginnings.



THE SEASON'S  
HEART-  
THE HEART OF  
OUR COMMUNITY

The 40,000 sq. ft. clubhouse is the central hub for a lively, resort like lifestyle. It's a space where wellness, entertainment and social activities are brought together, featuring a state-of-the-art gym, a swimming pool, and dedicated halls for celebrations and games. All thoughtfully designed to blend seamlessly with the natural landscape.



# LANDSCAPE MASTERPLAN

## RESORT LIVING

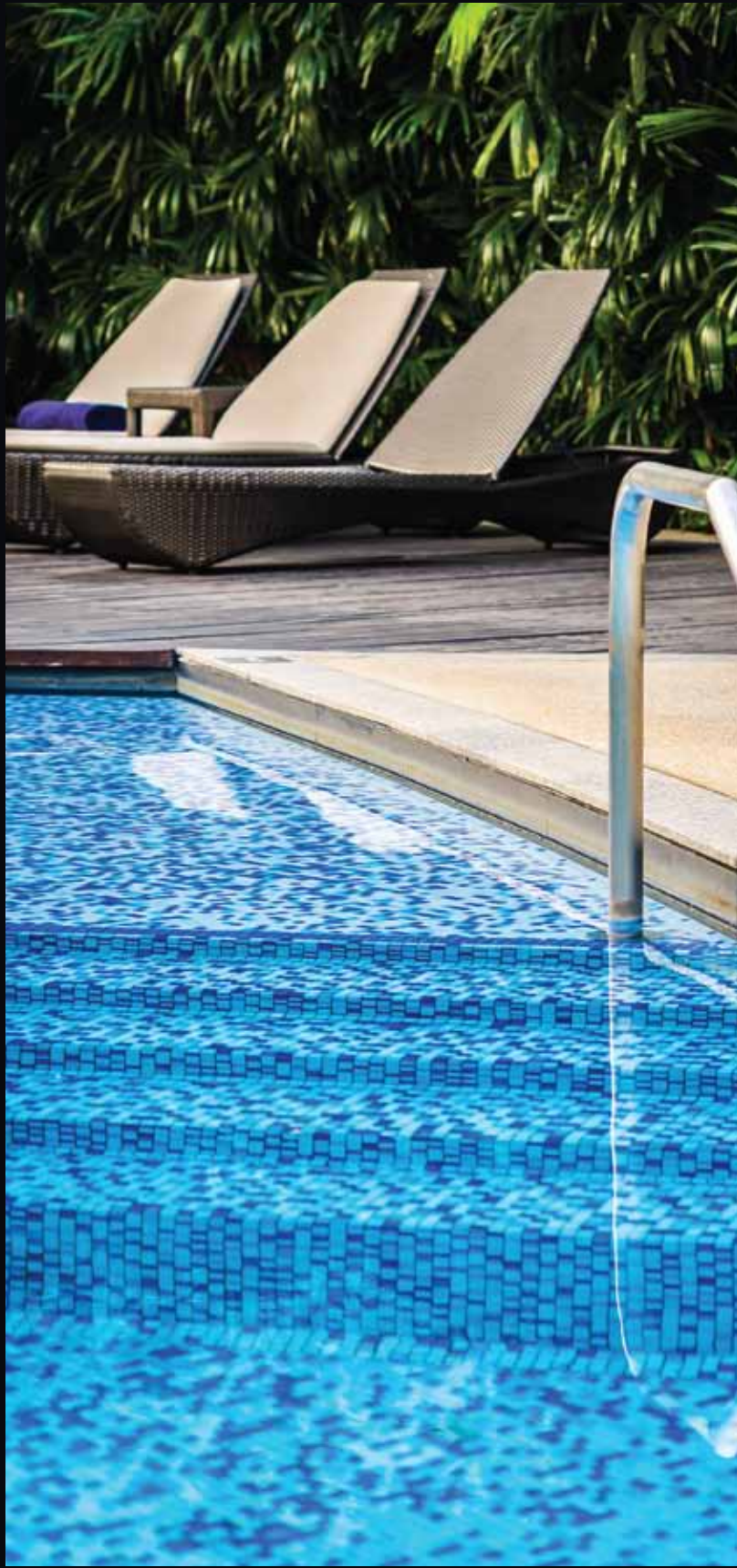
DEVARA LAKE



R-ROOTSCAPES	E-EARTHSPRINGS	S- SOULFUL ARRIVALS	O- OASISPACE	R- RUNFIELDS	T-TRANILNEST
5 ORCHARDS	23 SWIMMING POOL	1 GATE COMPLEX	11 SIT OUT NOOK	17 PICKLEBALL COURT	3 BAZAAR
6 AROMATIC GROOVE	22 KID'S POOL	2 ENTRANCE VISTA	20 PEBBLE SEATS	36 BASKETBALL COURT	4 EXHIBITION LAWN
39 DENSE PLANTING	53 LILY POOL	8 CENTRAL ROUND ABOUT	37 BOOMERANG SEATING PAVILION	44 SKATING RINK	31 BANQUET LAWN
43 FLOWER GARDEN	30 REFLECTING WATER FEATURE	12 AVENUE PLANTING	42 LOOKOUT PAVILION	45 FITNESS COURT	34 OPEN TABLE TENNIS
48 FRUIT GROOVE	7 WATER FEATURE PAVILION	61 BICYCLE PARKING	46 GATHERING ZONE	54 NATURE WALK	35 CHESS PLAY
51 MEDITATION LAWN	21 POOL DECK	33 FEATURE WALL	47 SENIOR CITIZEN PAVILION	55 CRICKET PITCH	38 PROJECTOR WALL
14 TOWER PLANTERS	24 CHANGING ROOM	50 BUS WAITING AREA	60 KID'S SEATING	56 MULTIPURPOSE SPORTS FIELD	41 MULTIPURPOSE LAWN
10 PET PARK	62 POOL PAVILION	13 TOWER ENTRY PORTAL	16 READING NOOK	58 TENNIS COURT	49 REFLEXOLOGY PATH
19 TOWER 1 LAWN	32 WATER FEATURE	27 CLUB DROP-Off	57 AMPHITHEATRE	59 HOPSCOTCH/ TOT LOT	40 DECK WALK
18 DENSE PLANTING GROVE	25 OPEN SHOWER	9 PARKING		15 KID'S PLAY	52 WOODLAND BOARD WALK
		28 CLUB ENTRANCE VISTA		26 JOGGING TRACK	63 CLUB HOUSE
		28 SERVICE ENTRY			



ACTIVE  
RECREATION



KEEP IT  
YOUR WAY



## ACTIVE RECREATION

---

 Jogging Track

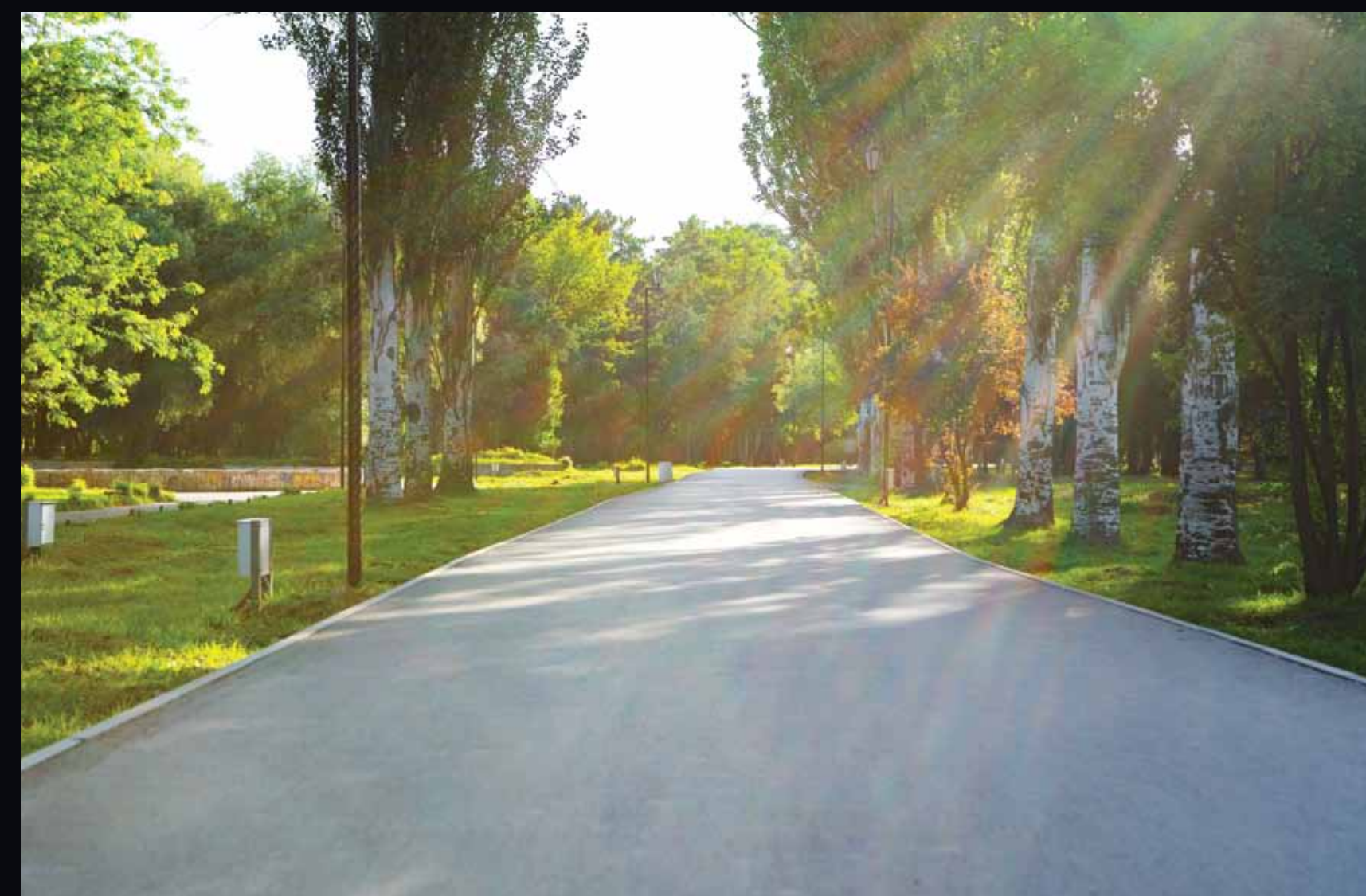
 Reflective Water Feature

 Fitness Court

 Swimming Pool



JOGGING TRACK



Embrace an active lifestyle on our scenic jogging track.



Find tranquillity by the serene waters.



REFLECTIVE WATER FEATURE



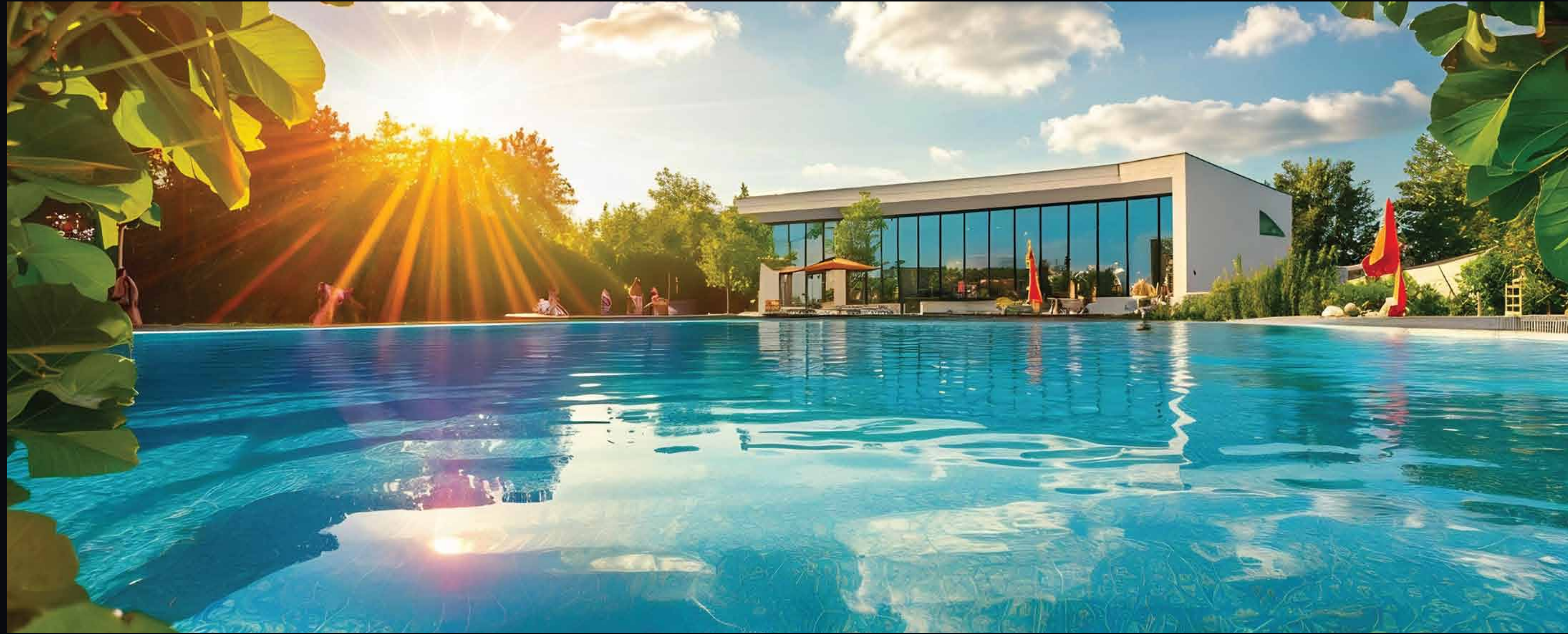
STRENGTH STATION



Dedicated zones for invigorating workouts and serene relaxation amidst the landscape.



A refreshing oasis designed for relaxation, invigorating swims, and leisurely family enjoyment.



AQUA BLISS

WELLNESS &  
LIFESTYLE





WALK IN  
NATURE



## WELLNESS & LIFESTYLE

 Woodlands

 Aromatic Grove

 Dense Green Area

 Mounds

 Pet Parks

 Nature Walk

 Flower Garden

 Reflexology Path



Nature's embrace, right at your doorstep.



## THE GREEN POCKET



FURRY FRIENDS ZONE



A dedicated haven where your furry friends can play freely.



A kaleidoscope of blooms to delight your senses every season.



PETAL PARADISE



AROMA ALLEY



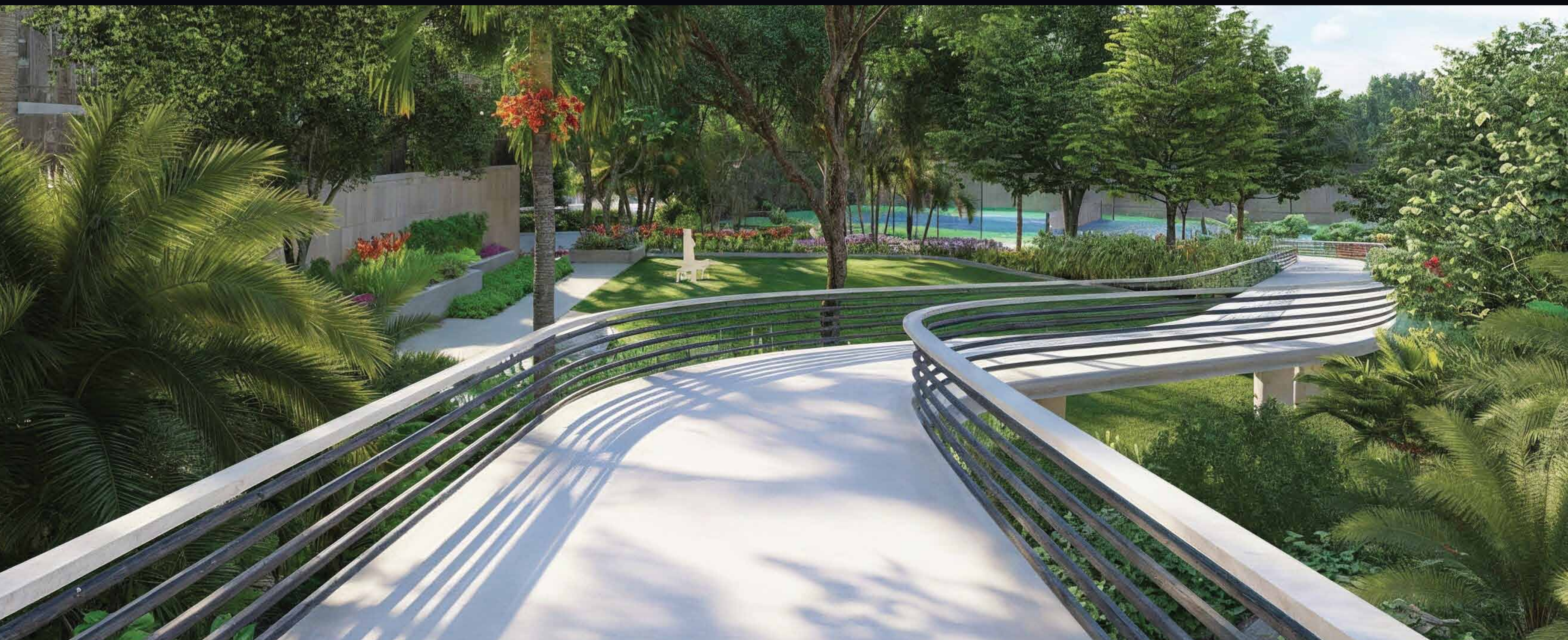
A sensory escape designed to calm and invigorate.



Sculptured green mounds add beauty and playful contours to the landscape.



## MOUNDS



FOREST WALK



A serene, winding pathway inviting peaceful strolls amidst lush greenery and natural tranquility.



Invigorate your senses with a revitalizing stroll along the reflexology path.



SOLE TRAIL



SPORTS &  
KIDS' ZONE



PLAY UNDER  
OPEN SKIES



## SPORTS & KID'S ZONE



Basketball Court



Cricket Net



Kid's Play Area



Hopscotch/ Tot Lot



Pickleball Court



Open Table Tennis



Skating Rink



Tennis Court



Multipurpose  
Sports Field



Shoot hoops and perfect your game on the dedicated basketball court.



## THE HOOP ZONE



HOPPY HAVEN



A vibrant and safe space designed for endless fun, adventure, and imaginative play for our youngest residents.



Enjoy friendly competition and active fun on the dynamic pickleball court.



PICKLE MASTERS COURT



WHEEL AND SPIN ARENA



A dynamic space for exhilarating recreation and joyful movement for all ages.



A versatile open field ready for a wide array of sports and activities.



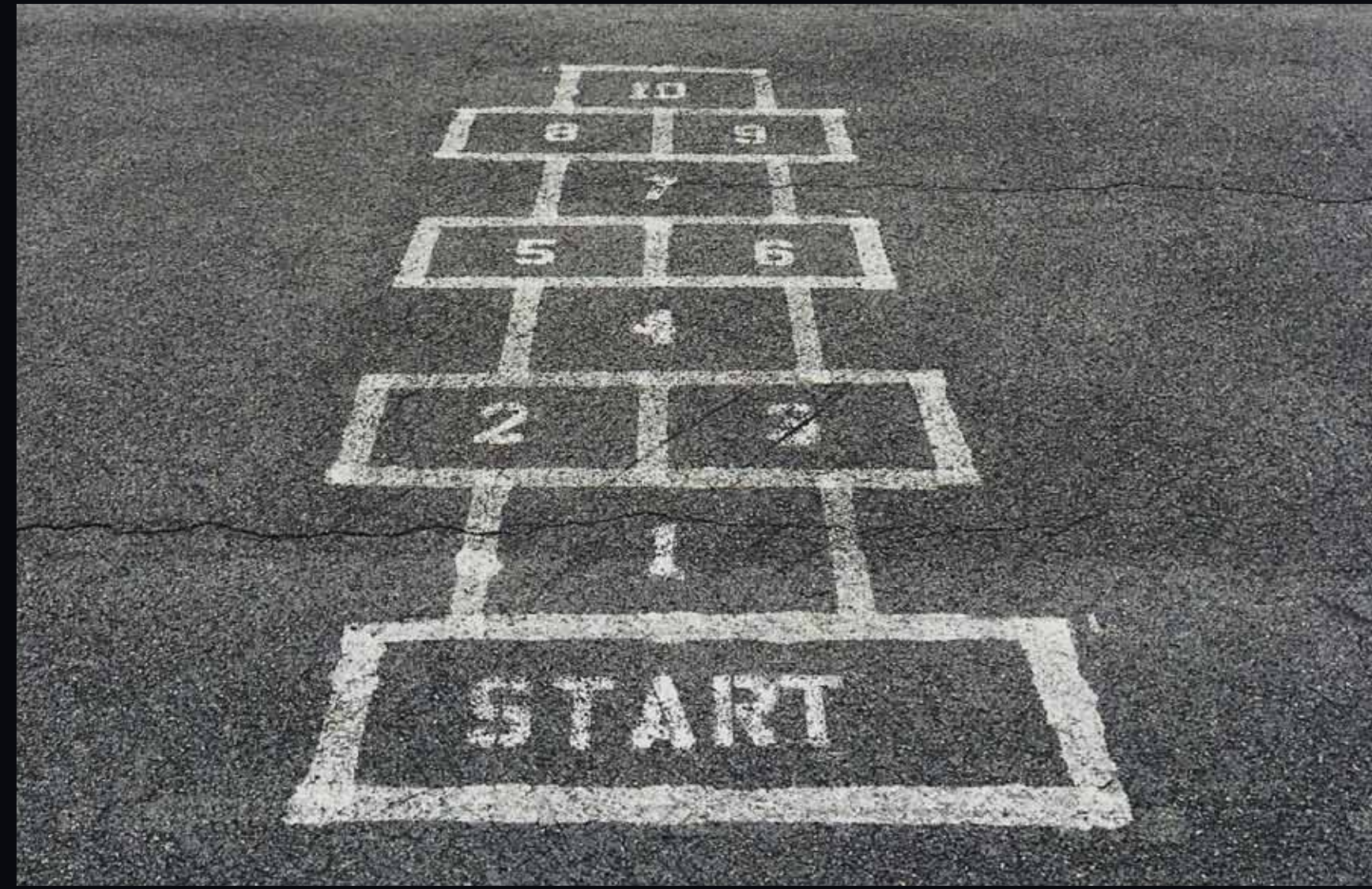
FLEX LAWN



THE BOWLER'S TURF



Embrace the spirit of the game on the expansive, well-maintained cricket net.



Dedicated spaces for little ones to enjoy classic games and playful adventures.



## HOPPY HAVEN



SPIN AND SMASH SPOT



Enjoy a quick, refreshing game  
of table tennis in the open air.



Serve up aces and practice your swing on the professional-grade tennis court.



SMASH POINT



COMMUNITY &  
CULTURE















WHERE COMMUNITY  
COMES TO LIFE.



# COMMUNITY & CULTURE

-  Sit Out Area
-  Gathering Zone
-  Residential Entry Area
-  Amphitheatre
-  Club Entry Area
-  Meditation Lawn
-  Outdoor Lawn
-  Senior Citizen Pavilion
-  Bazaar
-  Reading Nook /  
Outdoor Working Area





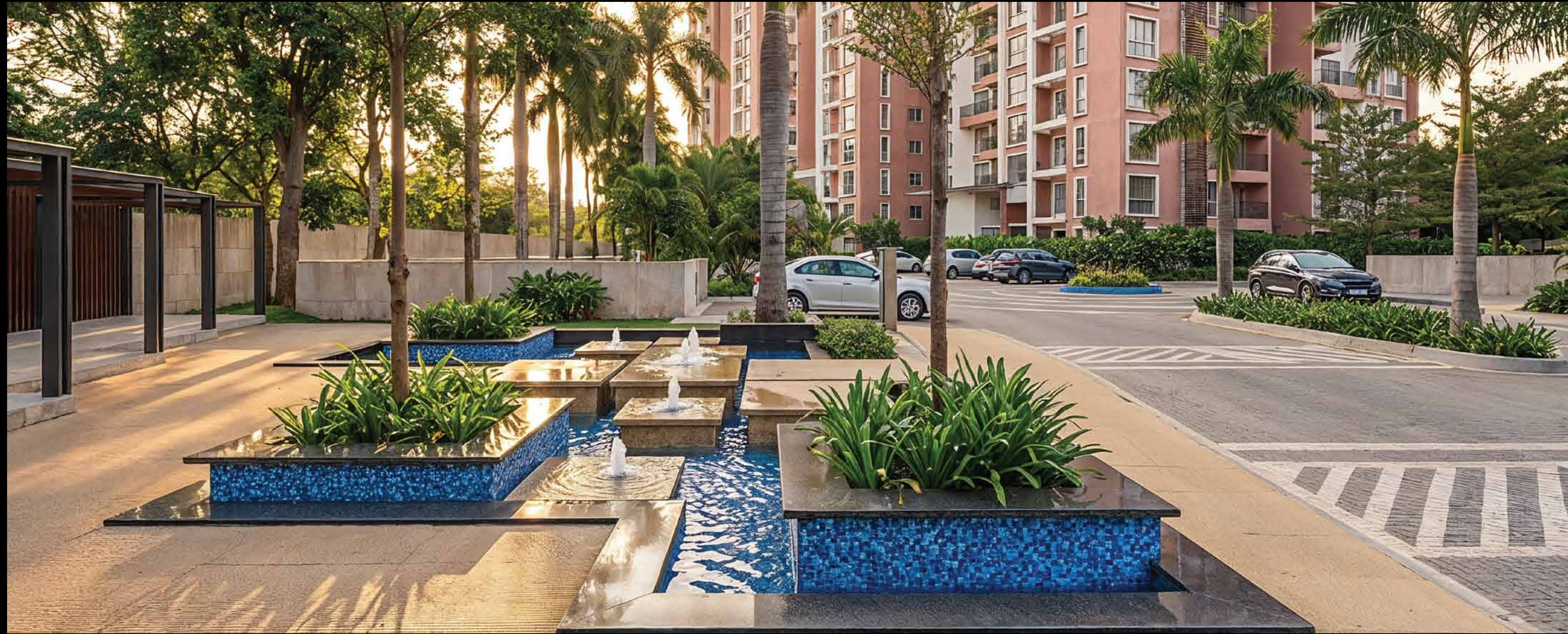
PEACEFUL NOOK



A peaceful, inviting nook designed for quiet contemplation and serene moments amidst nature.



Expansive green lawns invite relaxation, play, and community gatherings under the open sky.



## THE OPEN HAVEN



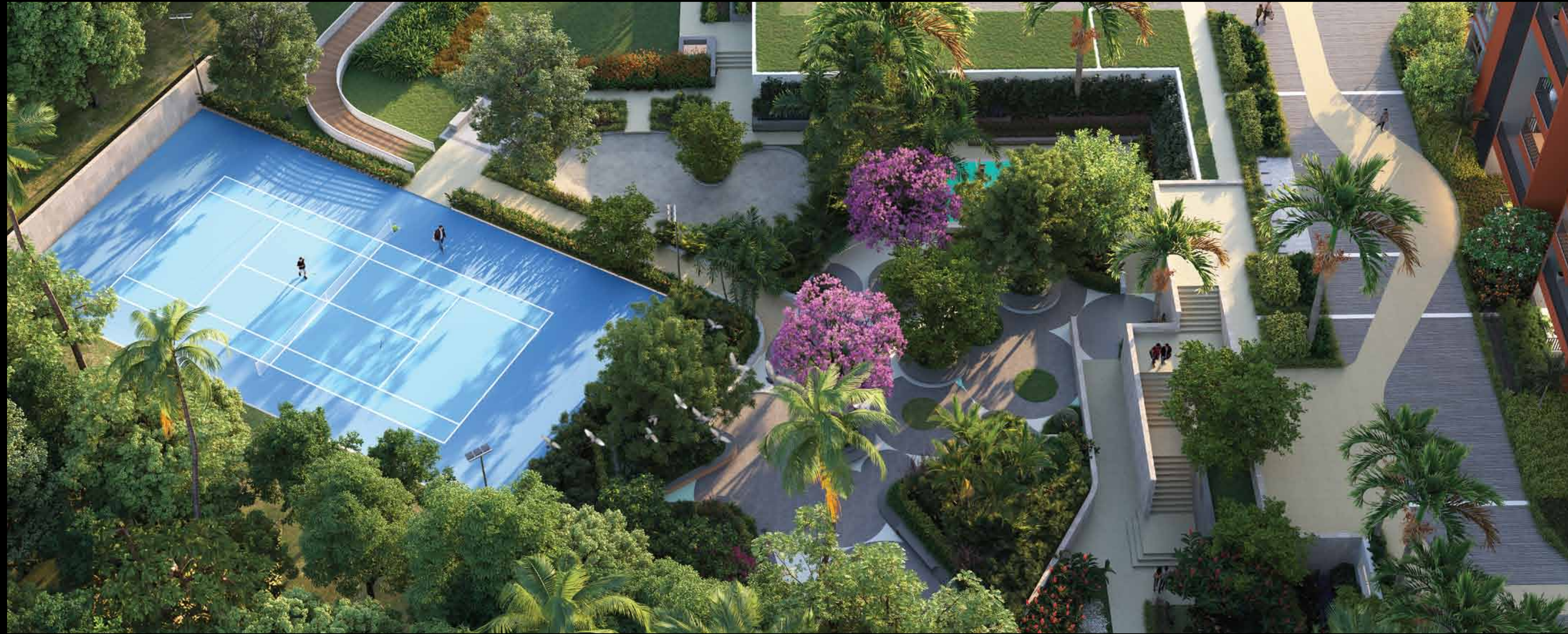
PAGE PARADISE



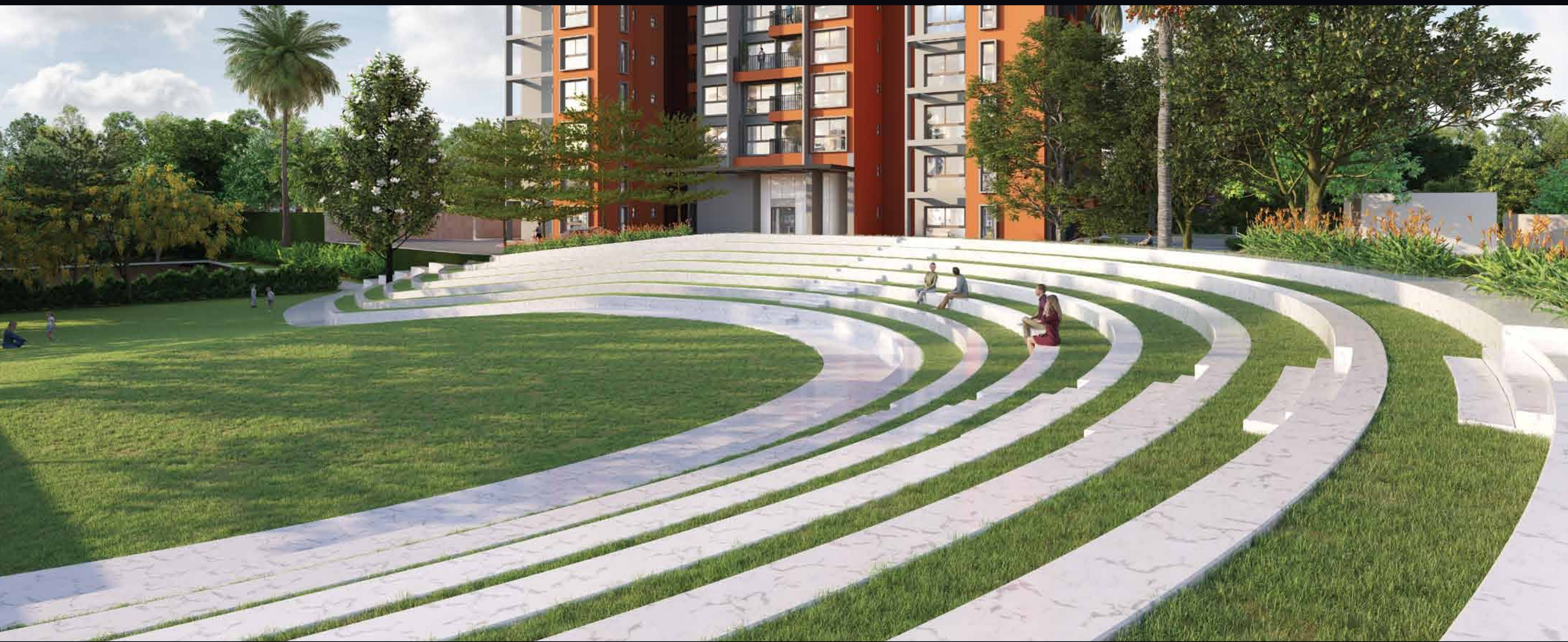
A tranquil corner for stories to unfold.



A comfortable, open-air space thoughtfully designed for relaxation and community connection.



GATHERING ZONE



AMPHITHEATER



A dynamic outdoor stage for community events, performances, and starlit gatherings.



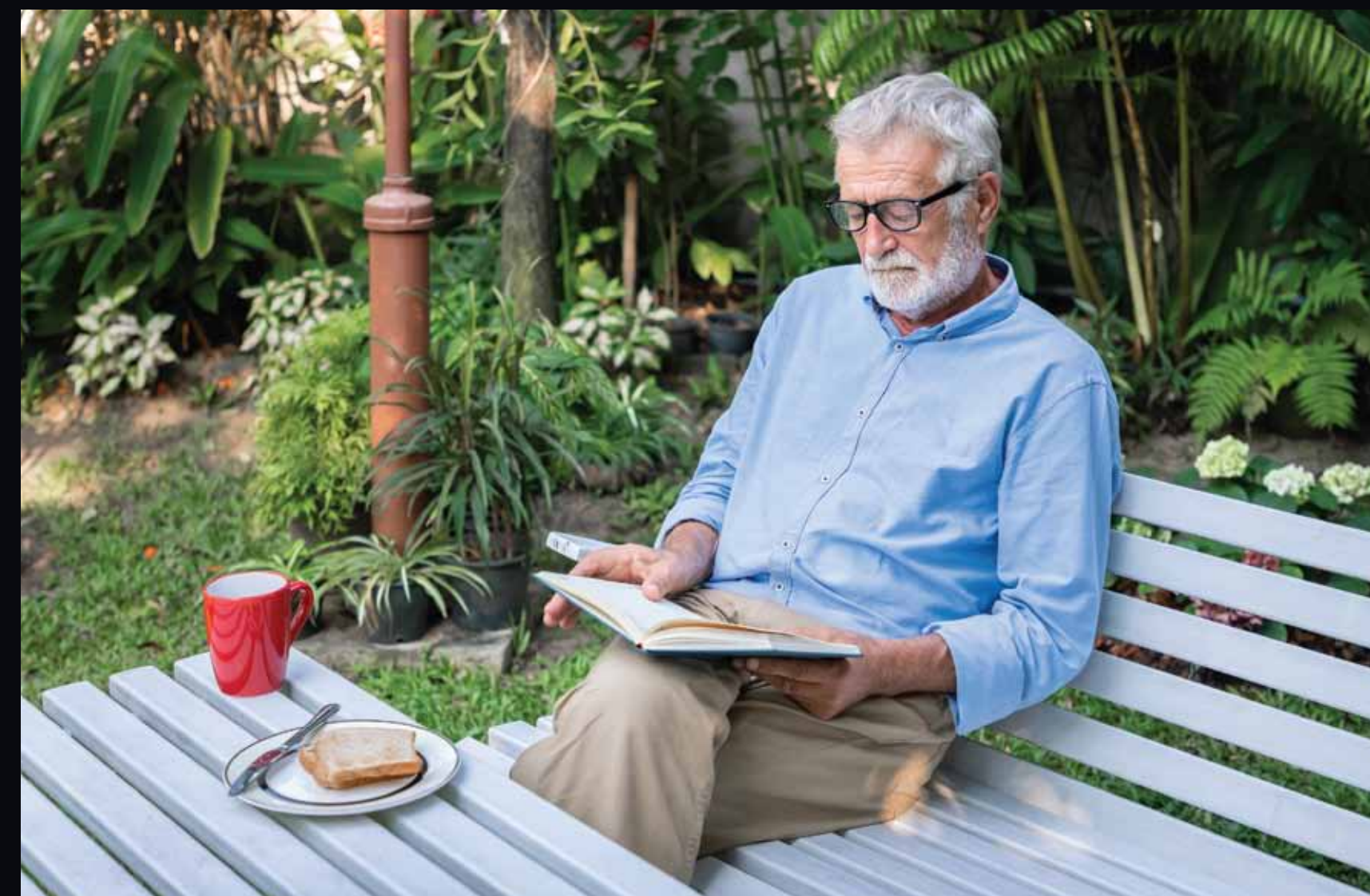
A dedicated, tranquil space designed for mindfulness and inner peace.



## MEDITATION CENTRE



SENIOR CITIZEN'S CORNER



A peaceful and comfortable retreat crafted for quiet relaxation and gentle social interaction.



Discover unique finds and vibrant community interactions at the lively, curated bazaar.



## THE COURTYARD MARKET



RESORT  
STYLE  
LIVING



EVERY DAY FEELS  
LIKE A VACATION.



## RESORT STYLE LIVING

 Drop Off Area

 Rock & Sculpture Garden

 Outdoor  
Party Lawn

 Bicycle Parking Zone

 Woodland  
Board Walk

 Signage

 Entrance  
Experience





A charming wooden boardwalk offers scenic strolls amidst nature's tranquillity.



## NATURE'S PATHWAY



Striking rock formations and artistic sculptures enhance the landscape's natural beauty and visual appeal.



## ROCK & SCULPTURE



## BICYCLE PARKING ZONE



Secure and convenient zones to park bicycles, encouraging eco-friendly commutes and recreation.



YOUR HOME,  
A REFLECTION  
OF NATURE'S  
GRACE.





# TYPICAL - TOWER FLOOR PLAN

## FLOOR PLANS

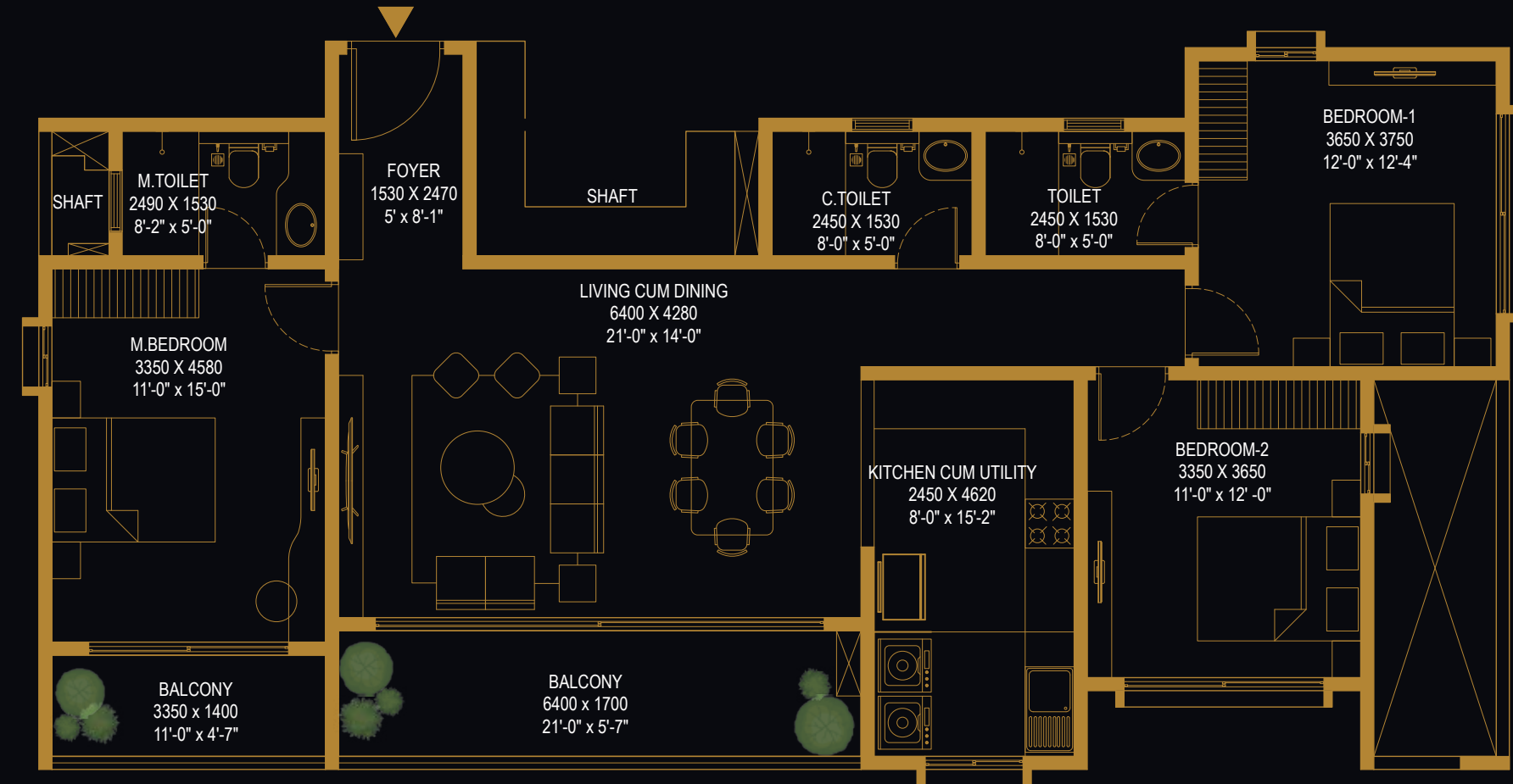


### UNIT 1 - 3BHK - 3T - TYPE A

Saleable area  
1825 SQFT

Carpet area as per RERA  
1128.49 SQFT

Balcony area  
167.59 SQFT

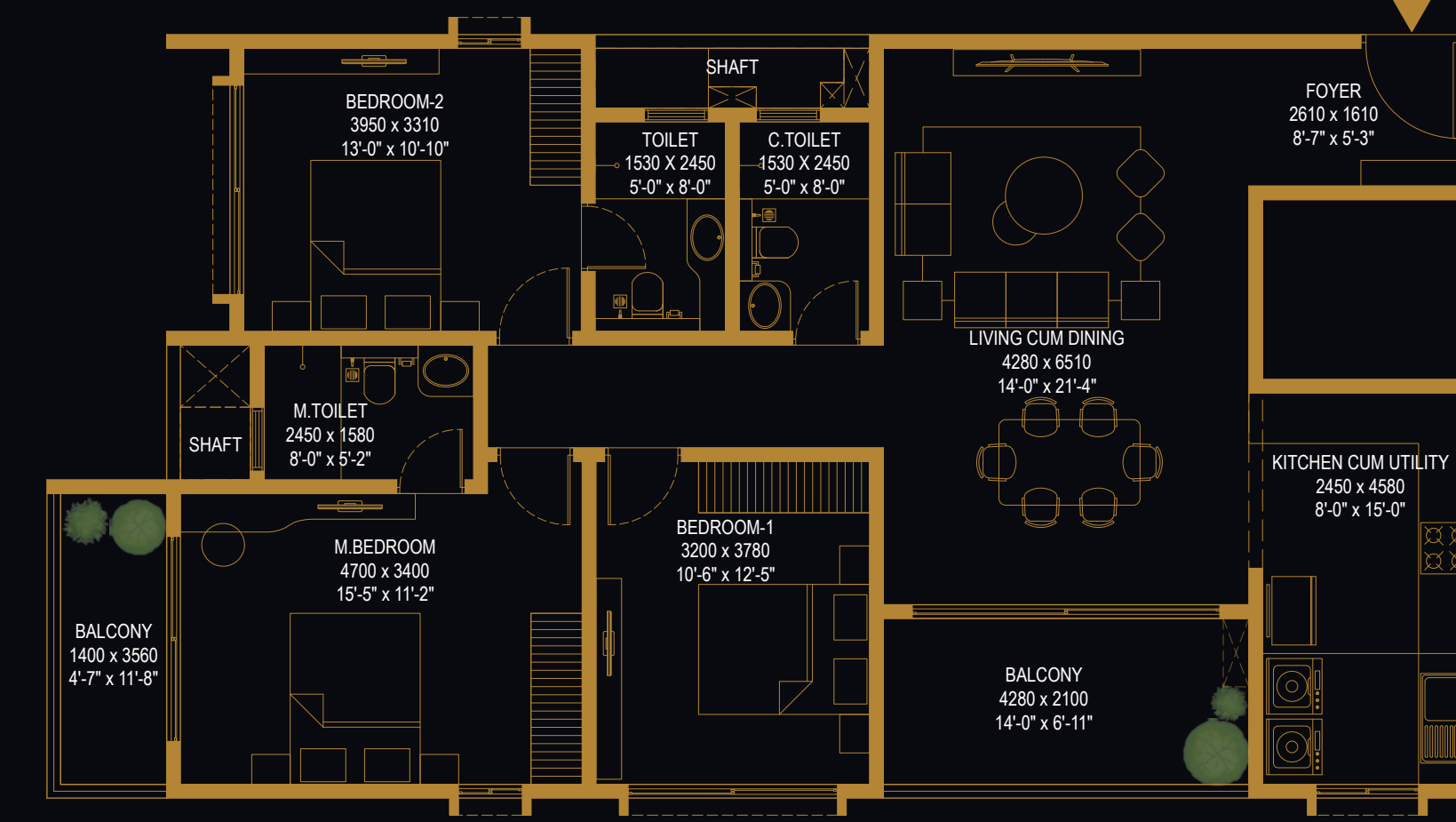


### UNIT 2 - 3BHK - 3T - TYPE B

Saleable area  
1826 SQFT

Carpet area as per RERA  
1148.19 SQFT

Balcony area  
150.26 SQFT

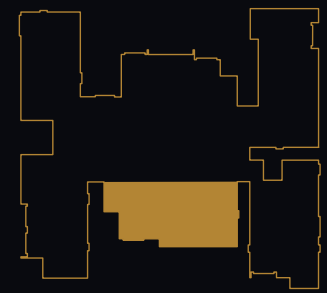
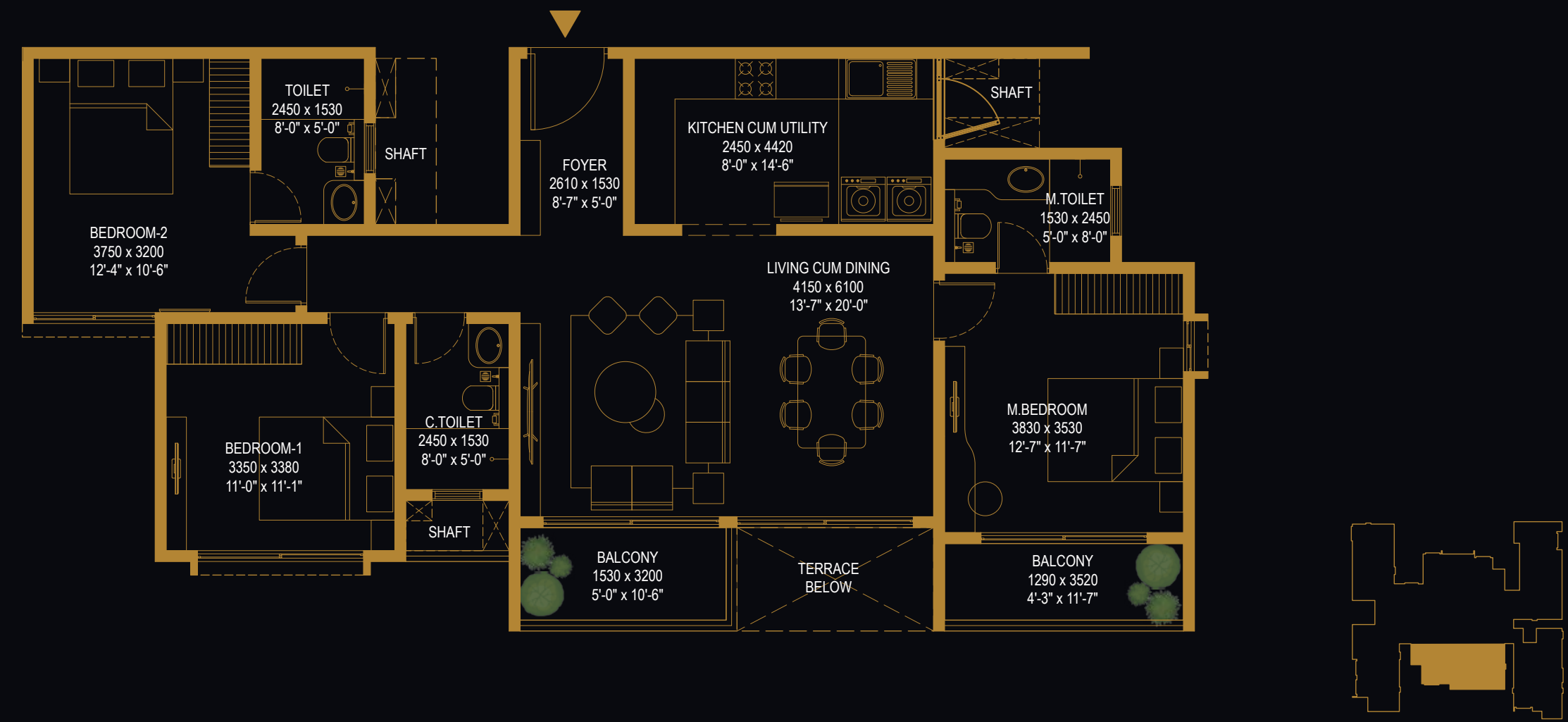


UNIT 3 - 3BHK - 3T - TYPE C

Saleable area  
1628 SQFT

Carpet area as per RERA  
1047.11 SQFT

Balcony area  
101.40 SQFT

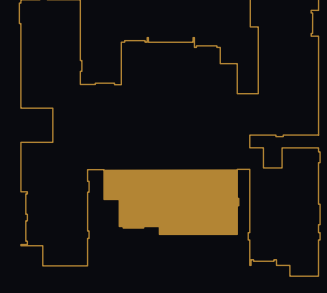
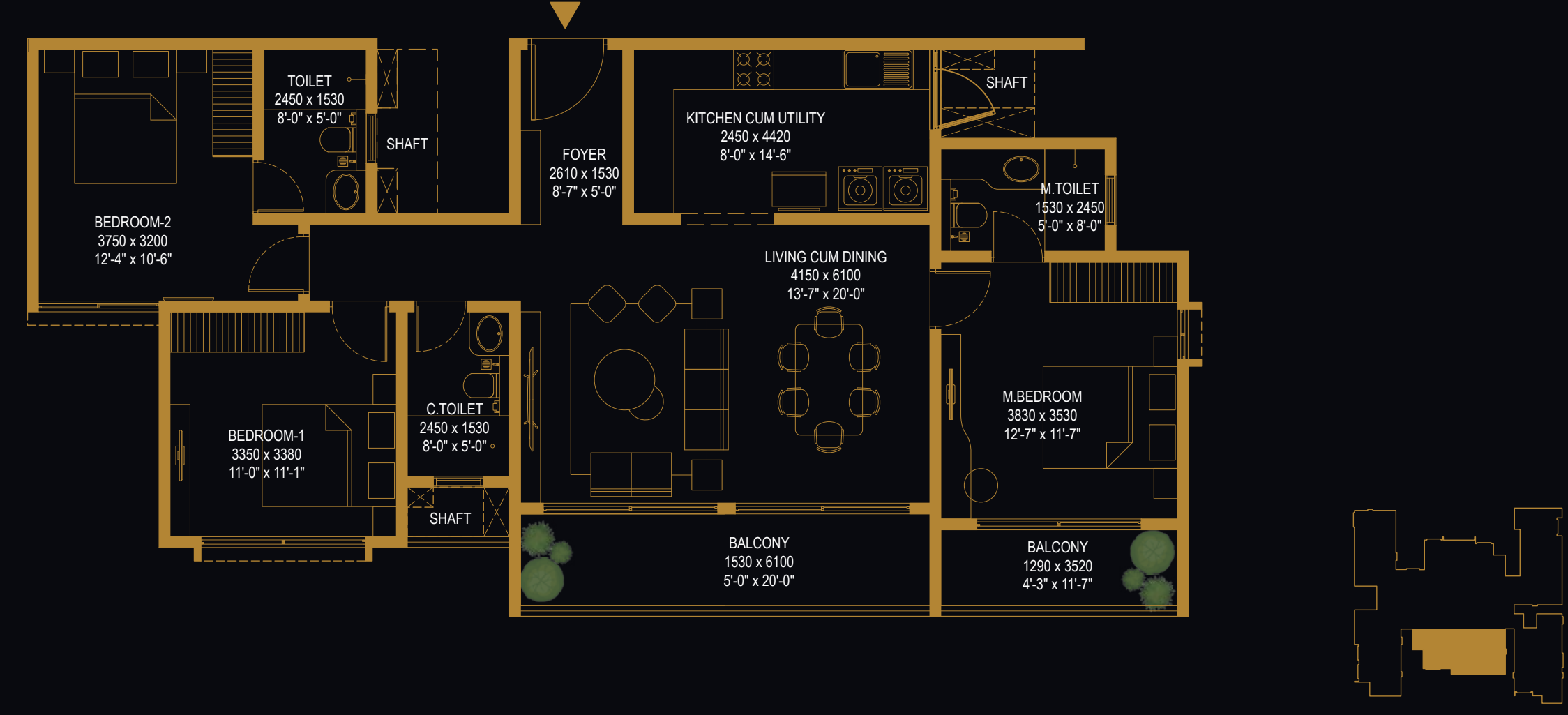


UNIT 3 - 3BHK - 3T - TYPE C WITH TRIPLE HEIGHT BALCONY

Saleable area  
1690 SQFT

Carpet area as per RERA  
1047.11 SQFT

Balcony area  
148.97 SQFT

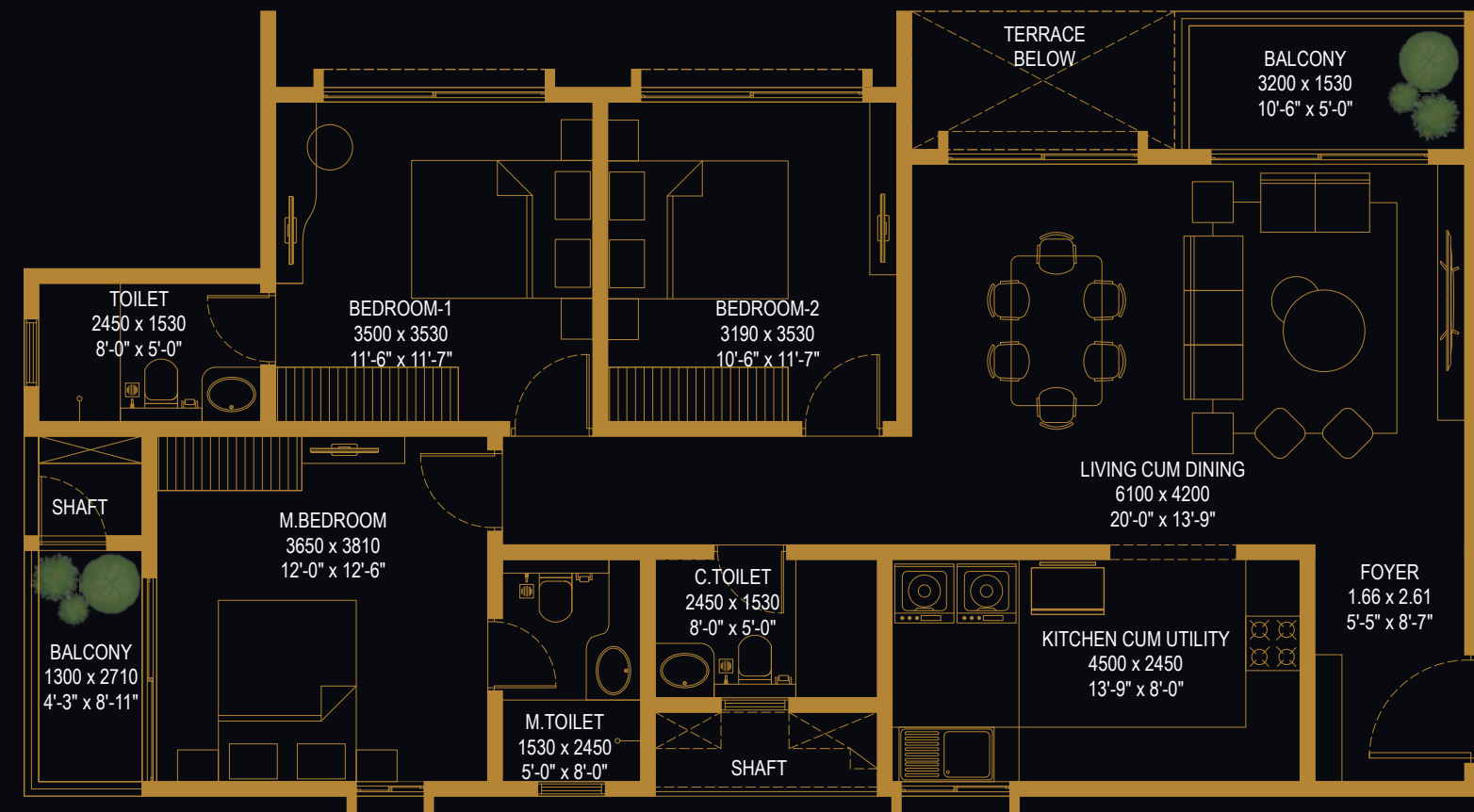


UNIT 4 - 3BHK - 3T - TYPE D

Saleable area  
1643 SQFT

Carpet area as per RERA  
1082.74 SQFT

Balcony area  
90.42 SQFT

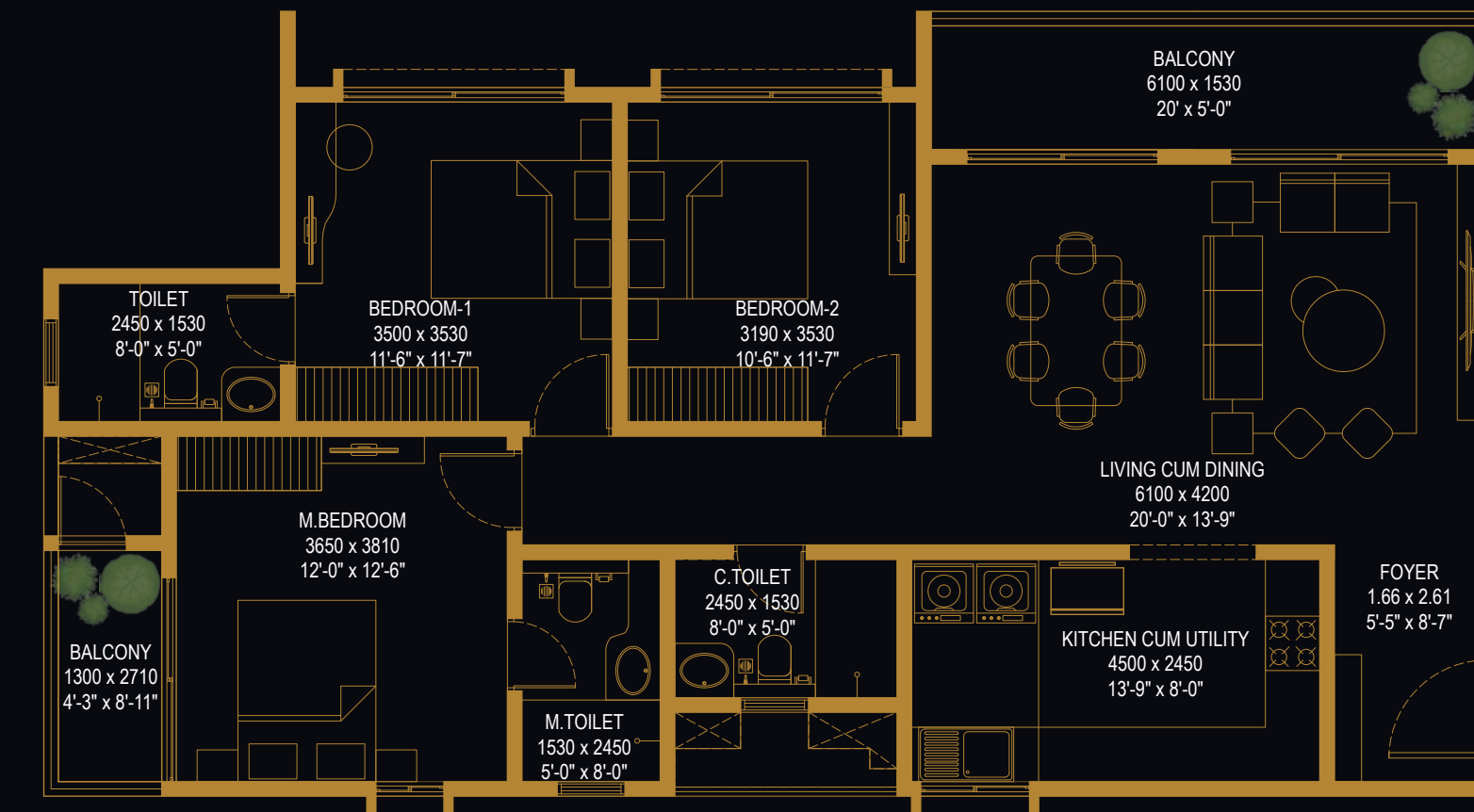


UNIT 4 - 3BHK - 3T - TYPE D WITH TRIPLE HEIGHT BALCONY

Saleable area  
1705 SQFT

Carpet area as per RERA  
1082.74 SQFT

Balcony area  
137.99 SQFT

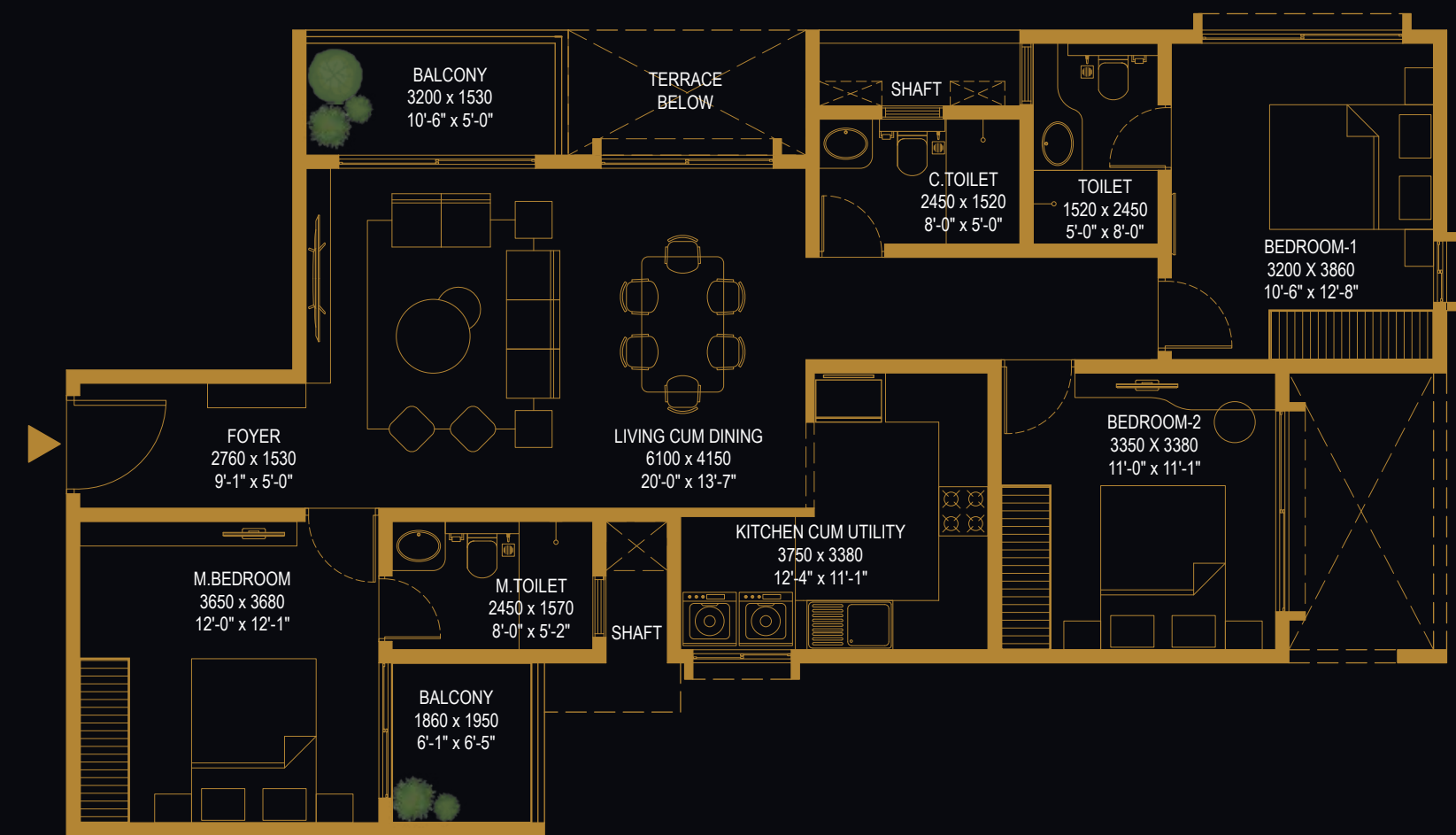


UNIT 5 - 3BHK - 3T - TYPE E

Saleable area  
1618 SQFT

Carpet area as per RERA  
1052.39 SQFT

Balcony area  
91.49 SQFT

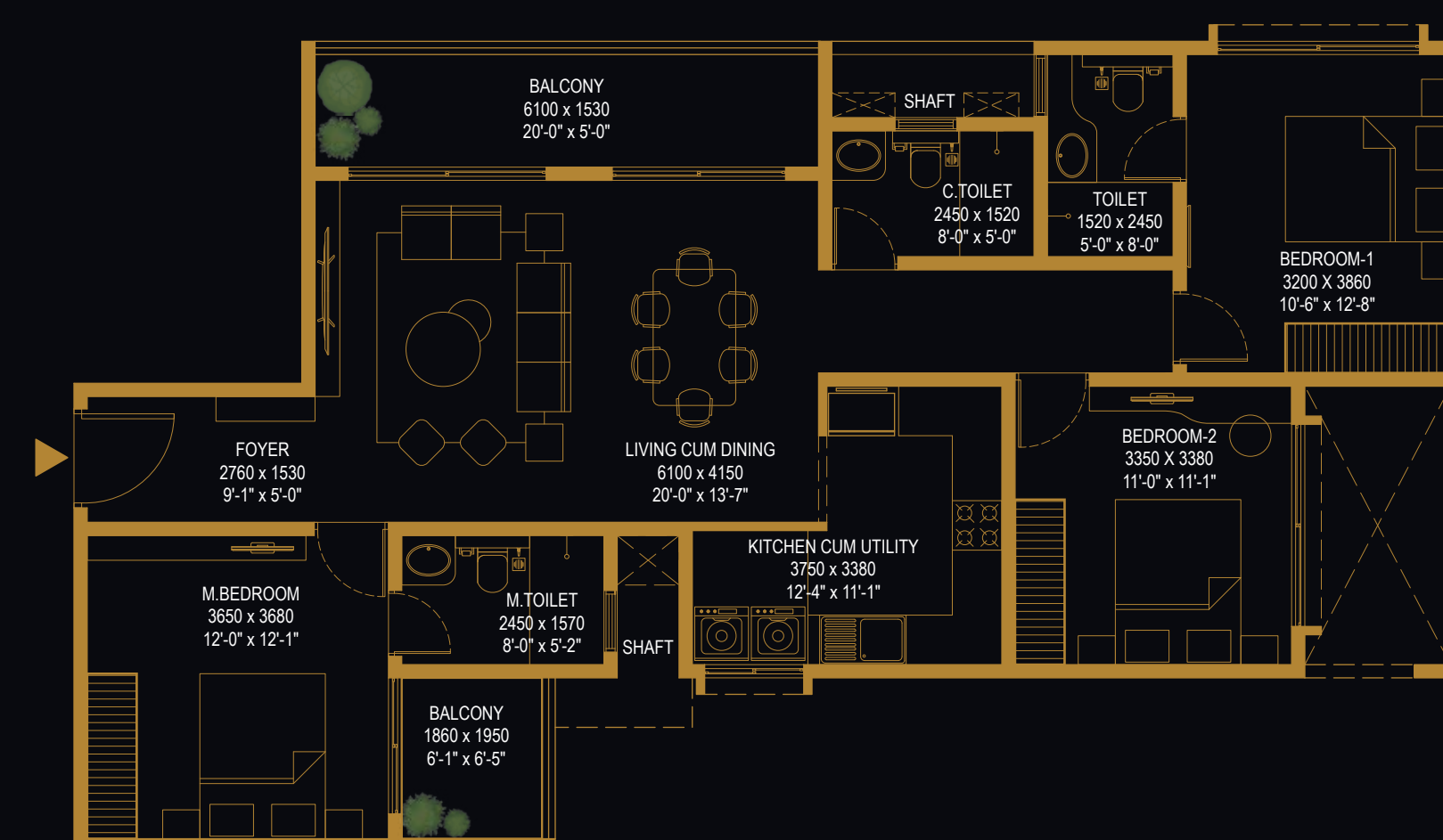


UNIT 5 - 3BHK - 3T - TYPE E WITH TRIPLE HEIGHT BALCONY

Saleable area  
1679 SQFT

Carpet area as per RERA  
1052.39 SQFT

Balcony area  
139.07 SQFT

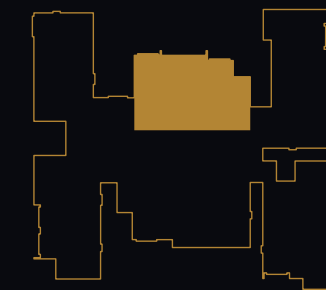
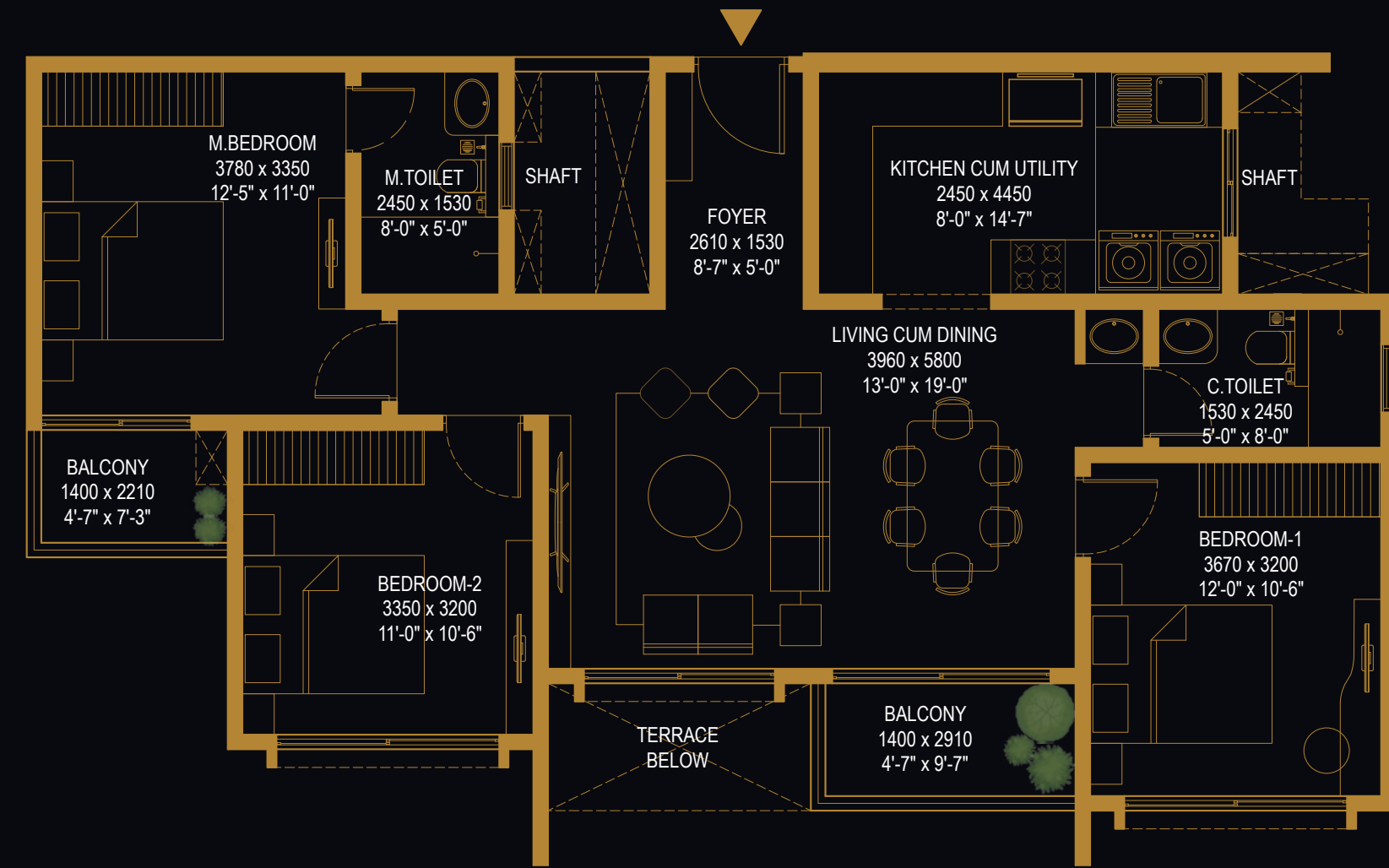


UNIT 6 - 3BHK - 2T - TYPE F

Saleable area  
1446 SQFT

Carpet area as per RERA  
947.76 SQFT

Balcony area  
77.07 SQFT

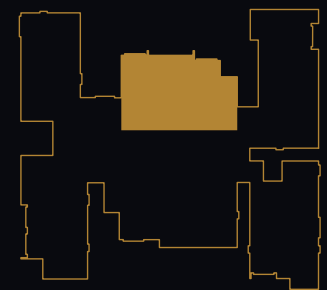
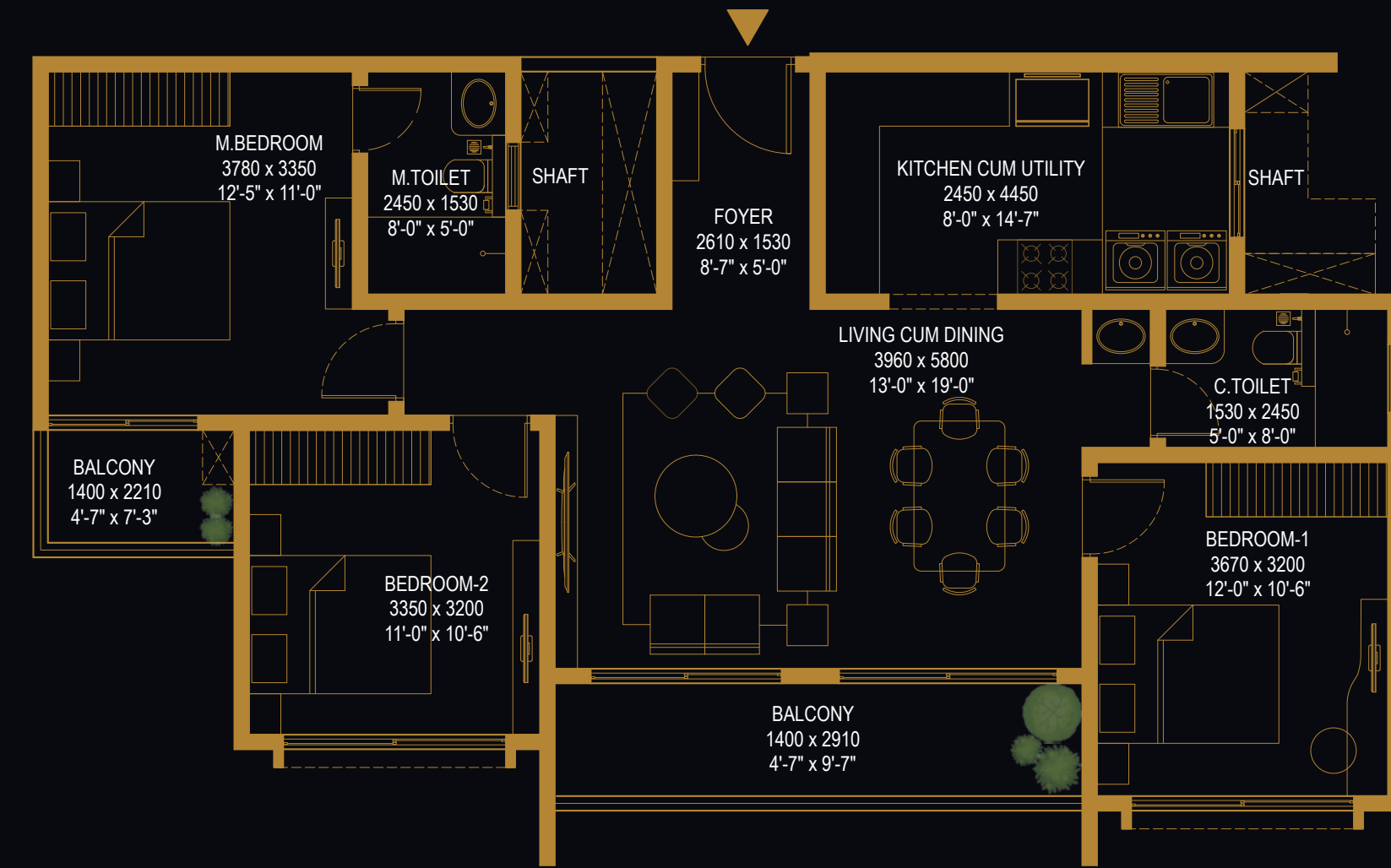


UNIT 6 - 3BHK - 2T - TYPE F WITH TRIPLE HEIGHT BALCONY

Saleable area  
1503 SQFT

Carpet area as per RERA  
947.76 SQFT

Balcony area  
120.66 SQFT





 SOUL OF THE  
SEASONS  
— BY NBR GROUP —



## MILESTONES

### 1998 NBR GROUP

Founded in 1998, NBR Group was established by Mr. Nagabhushana Reddy, now the Founder, CEO and Managing Director, to transform the way homebuyers perceive plotted development.

### 2010 NBR MEADOWS

Spread across 35 acres with 655 HNTDA approved villa plots, NBR Meadows offers a serene, nature-shaped lifestyle with modern amenities and excellent connectivity, delivering the perfect blend of tranquillity, convenience and strong growth potential.

### 2010 NBR LAKE VIEW

With the response of NBR Homes, a few more options were created for the busy people - bringing them closer to Electronic City Phase 1 and the Hosur Main Road.

### 2011 NBR GREEN VALLEY

It is no secret that Hosur is enjoying a lot of attention from investors in recent times given the many advantages of the location and so, came the NBR Green Valley.

### 2011 NBR GOLDEN VALLEY

It offers spacious villa plots along Bagalur Hosur Road, combining green open surroundings with modern infrastructure and easy connectivity for a peaceful yet well-connected lifestyle.

### 2015 NBR TRIFECTA

Located in the charming Sarjapur-Hosur Road belt, NBR Trifecta offers a variety of plots that are HNTDA converted.

### 2018 NBR HILLS VIEW


Who doesn't want to escape the madding crowd—especially when living in a vibrant metro like Bangalore? Crafted for peace, serenity, and quality family time, NBR Hills View is your perfect retreat, located in the lush Nandi Hills.



DESIGNED WITH METICULOUS  
ATTENTION TO DETAIL  
OUR HOMES  
ARE A CANVAS.







Your Journey  
to Serenity Begins.

As you turn the final page, know that NBR Soul of the Seasons is more than just a collection of homes; it is a meticulously crafted philosophy brought to life. Here, every detail, from the grand entrance to the intimate corners of your residence, is designed to resonate with the Earth's rhythm and elevate your everyday.

We invite you to step into a life where the stillness of nature embraces you, where modern elegance meets timeless serenity, and where the soul finds its true home amidst the harmony of the seasons. Discover a place where you don't just live, but truly thrive, connected to both comfort and the quiet wisdom of GAIA.

Welcome home to NBR Soul of the Seasons—where every moment is an invitation to live beautifully.



