

Marvel Ecron

LEAD THE WAY

Marvel Ecron

LEAD THE WAY

A BUSINESS LANDMARK & AN ICON OF **WORLD-CLASS INFRASTRUCTURE ON HUBBALLI'S CITYSCAPE**

Marvel Properties, one of Hubballi's leading builders and connoisseurs of laying out luxury living spaces and business avenues, offers the city yet another architectural gem from its table.

SHOWROOMS

OFFICE
600 Sq. Ft. onwards

KRERA REG. No.: PRM/KA/RERA/1259/479/PR/210302/003990
www.rera.karnataka.gov.in



A FUTURISTIC MARVEL

Marvel Ecron is a symbol of architectural revolution in Hubballi and a complete game changer with its futuristic design and well-thought-out amenities.

Marvel Ecron

INTELLIGENT **DESIGN**

WATCH YOUR DREAM ENTERPRISE **FLOURISH IN THE HEART OF THE CITY**

Marvel Ecron is most conveniently located in the central business district and is also well-connected from both, within and outside Hubballi, thus making it a coveted hot spot of business activity. Your equitable decision to choose a more apt destination to watch your dream venture unfold and flourish.

PRIME LOCATION



CREATING AN ENVIABLE ADDRESS AT AN ALTITUDE

STRATEGICALLY SITED ON THE FASTEST GROWING CORRIDOR OF HUBBALLI

WITHIN THE VICINITY OF THIRD BUSIEST AIRPORT OF KARNATAKA

BETTER
CONNECTIVITY
BETTER
BUSINESS

Marvel Ecron

LEAD THE WAY

Gokul Road, Next to Urban Oasis Mall, Hubballi, Karnataka 580030





OASIS MALL
100 Mt.



DENISSONS HOTEL
100 Mt.



NEW BUS STATION
200 Mt.



DECATHLON
01 Km



HUBBALLI AIRPORT
03 Km



DESHPANDE STARTUPS
04 Km



RAILWAY STATION
05 Km



INFOSYS LIMITED
06 Km

YOU TAKE CARE OF YOUR CUSTOMERS; **WHILE WE TAKE CARE OF YOU**

A stunning hub of high-end showrooms, retail stores and lifestyle boutiques inviting the next generation to the world of shopping.

RETAIL SPACES
G+2 STOREYS



PROMINENT VISIBILITY OF YOUR BRAND, HIGH CUSTOMER FOOTFALL, MODERN AND FUTURISTIC AMENITIES ENSURE THAT YOUR BUSINESS MEETS ITS BEST POTENTIAL AT THE ECRON.

A COMFORTABLE SHOPPING AMBIANCE WITH THE BEST OF RETAIL BRANDS GUARANTEES A FUN AND RELAXED EXPERIENCE FOR SHOPPERS.


MANGO
sweet SALE
Marvel Ecron

BECAUSE SHOPPING IS ALL **ABOUT HAPPINESS**

Lavishly conceived, with style and elegance reflecting on every surface, these retail spaces have everything needed to attract and pamper your customers.



WORLD-CLASS OFFICES FOR **NEXT GENERATION ENTREPRENEURS**

In the current scenario of the market, these ultra-modern offices cater to all current and future business needs, giving you an edge over your competitors

WORK SPACES
09 STOREYS



CUSTOMIZED OFFICE SPACES FOR ALL KINDS OF BUSINESSES

EXCLUSIVE, LAVISH STRUCTURES FOR PREMIUM CORPORATES

AN EMBLEM OF EMINENCE **IN THE CORPORATE WORLD**

These brilliant workspaces facilitates fine aesthetics and functionality; reflecting your ambition and adding class to your brand

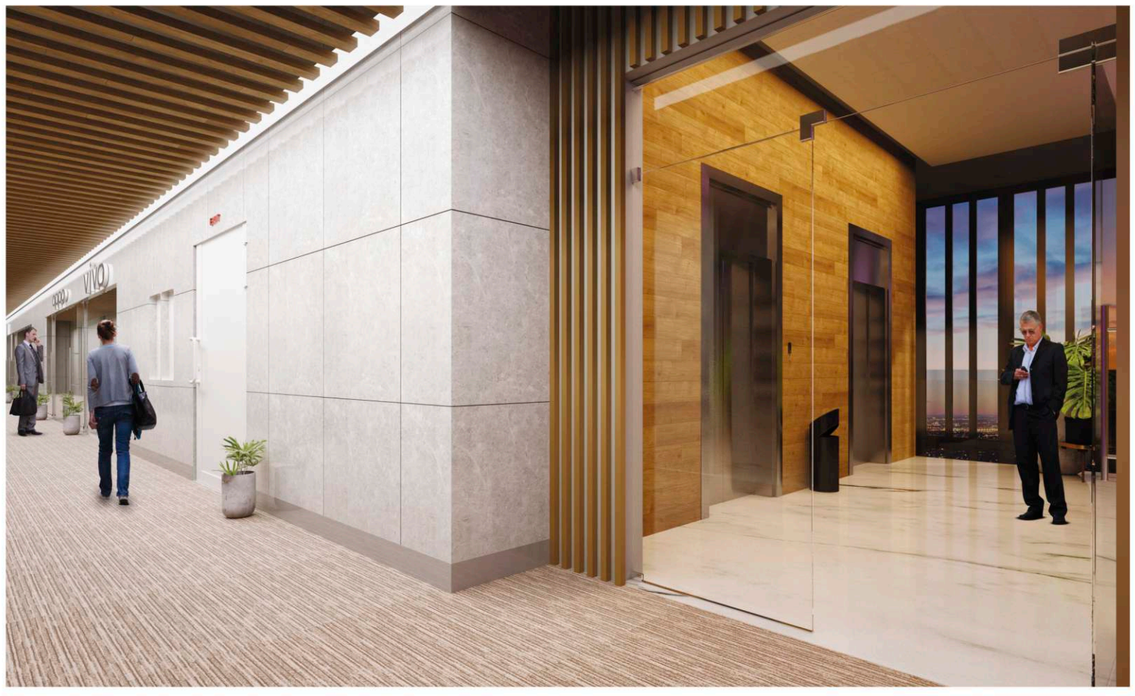
NOTHING BUT
THE BEST FOR
YOUR
BUSINESS

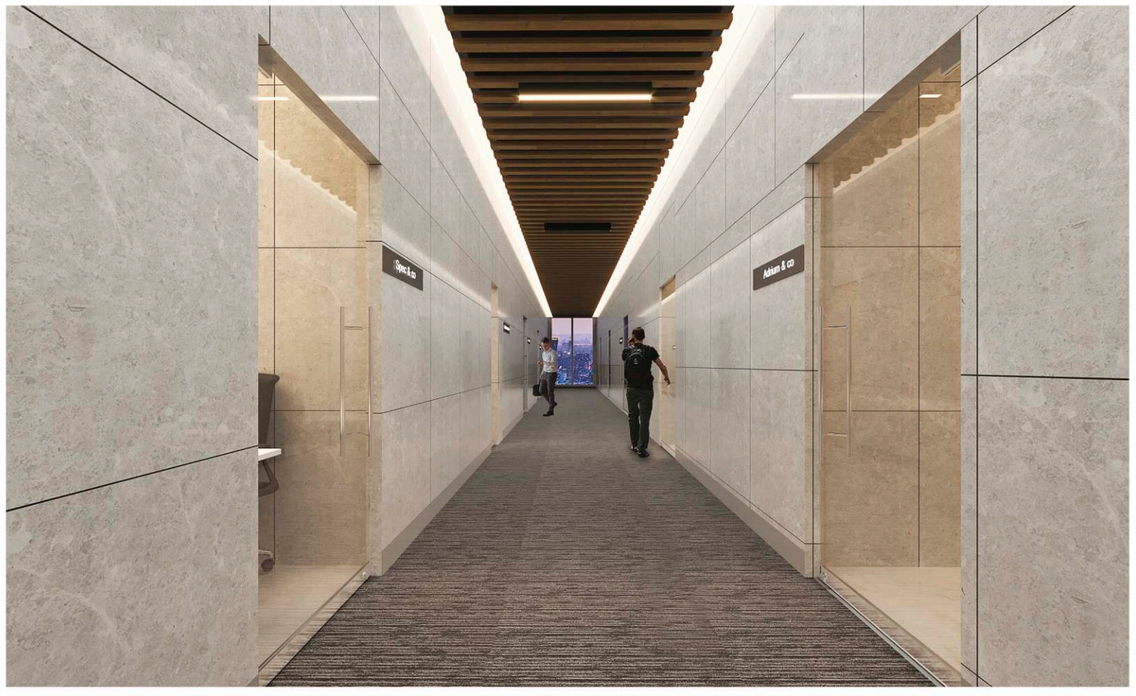
You've worked really hard to build your brand. Now, it's time that your brand gets an equally impressive business address. Make a smart business decision by investing in Marvel Ecron. it is destined to become the profit center of the city.



A DELIGHTFUL BASE FOR YOUR CONVENE

Plush interiors that prudently combines aesthetics and functionality in soothing tones thus creating an ambiance of comfort and class





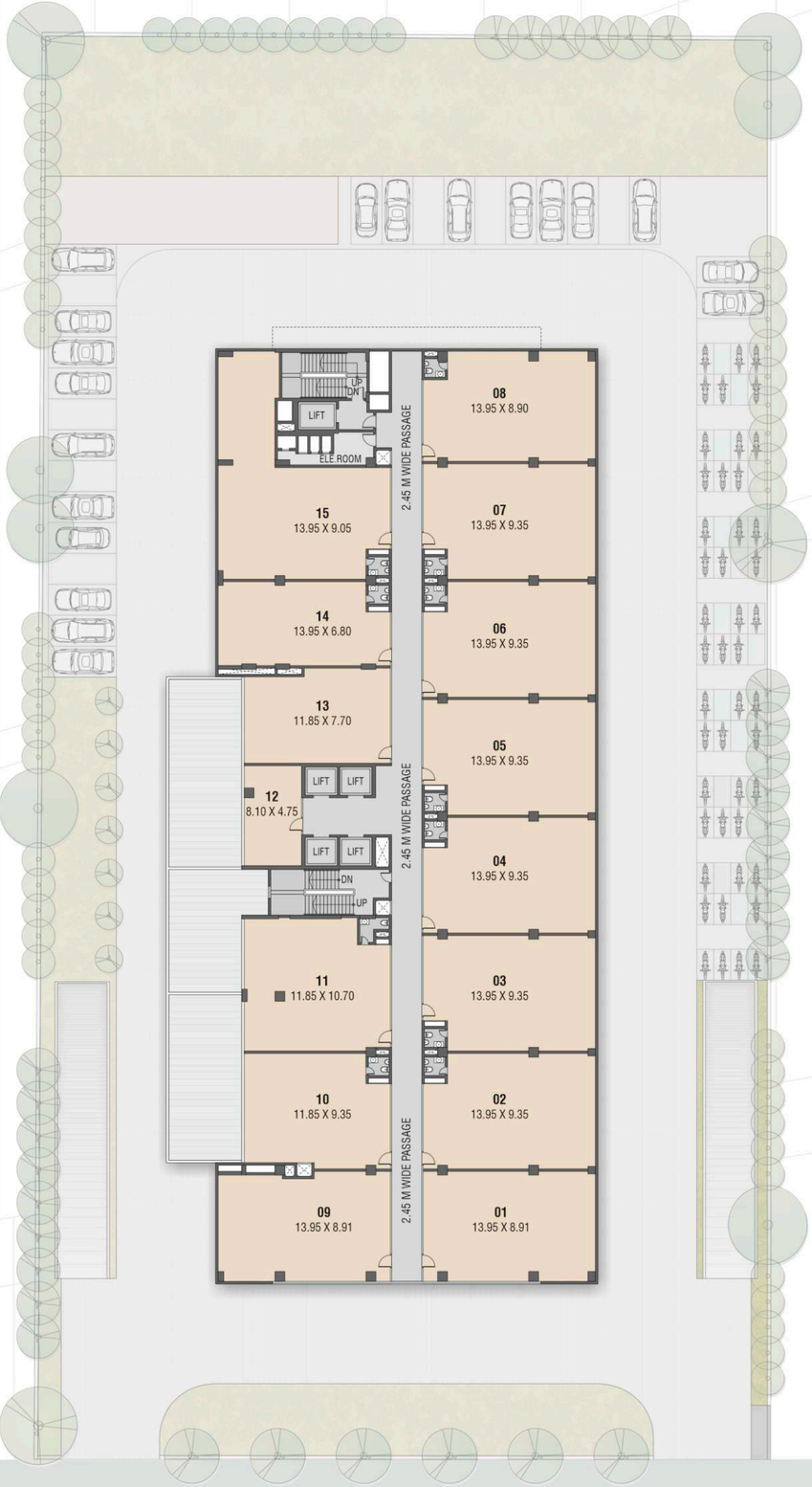


PROJECT HIGHLIGHTS

- MULTI-LEVEL CAR PARKING
- WAITING LOUNGE
- GRAND ENTRANCE FOYER
- LANDSCAPE WITH SPECTACULAR WATER BODIES
- HIGH SPEED ELEVATORS
- RENEWABLE ENERGY
- ESCALATORS

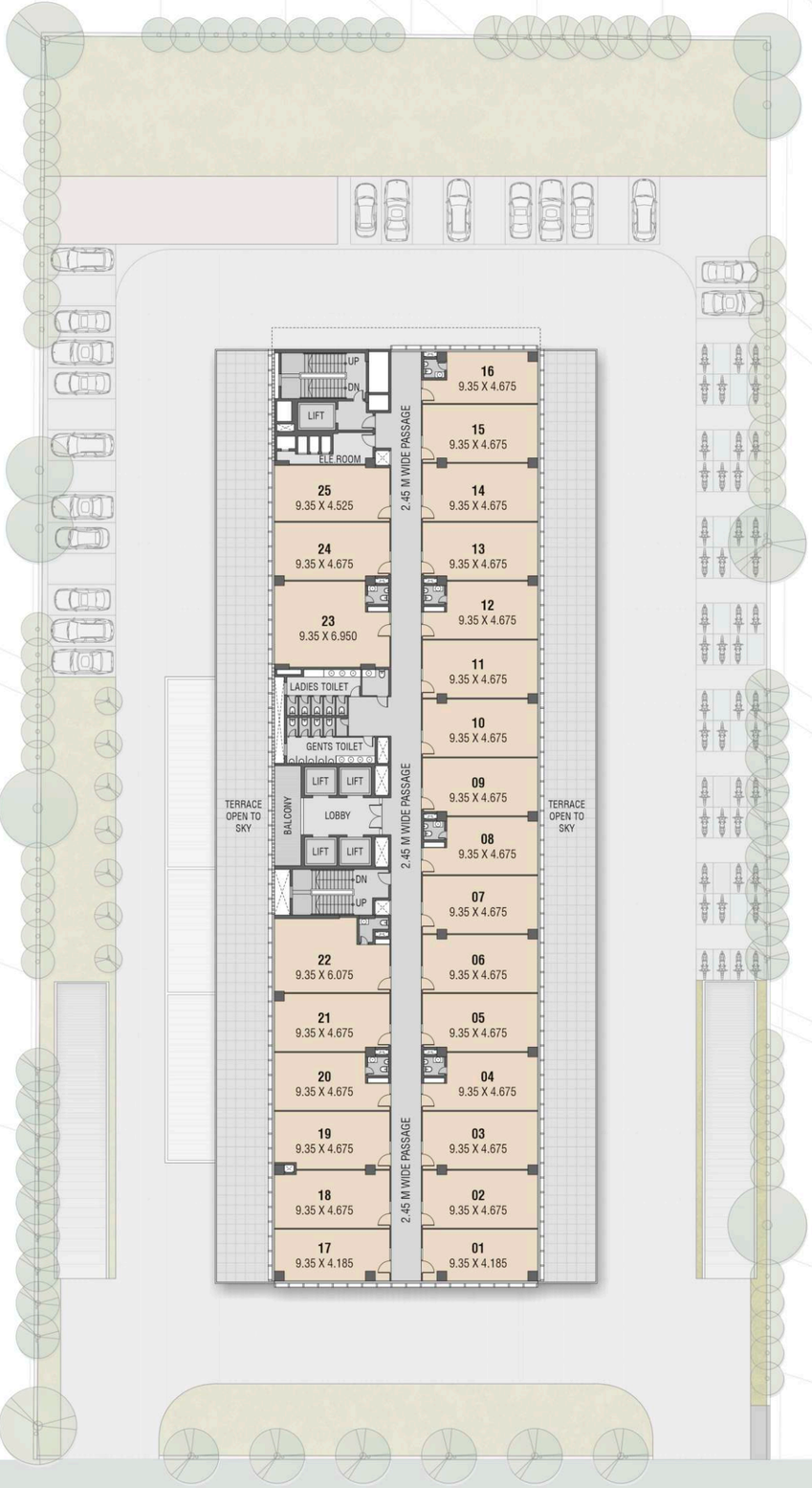


SECOND
FLOOR PLAN



NO.	C.A. SQ.FT.	B.A. SQ.FT.	S.B.A. SQ.FT.
01	1309.97	1412.65	1907.08
02	1379.82	1462.49	1974.36
03	1379.82	1462.49	1974.36
04	1379.82	1462.49	1974.36
05	1379.82	1462.49	1974.36
06	1379.82	1462.49	1974.36
07	1379.82	1462.49	1974.36
08	1299.20	1408.03	1900.83
09	1283.60	1398.88	1888.48
10	1149.26	1229.13	1659.33
11	1332.89	1444.62	1950.24
12	406.44	454.45	613.51
13	950.34	1062.83	1434.82
14	997.06	1067.46	1441.07
15	1813.61	1933.41	2610.11

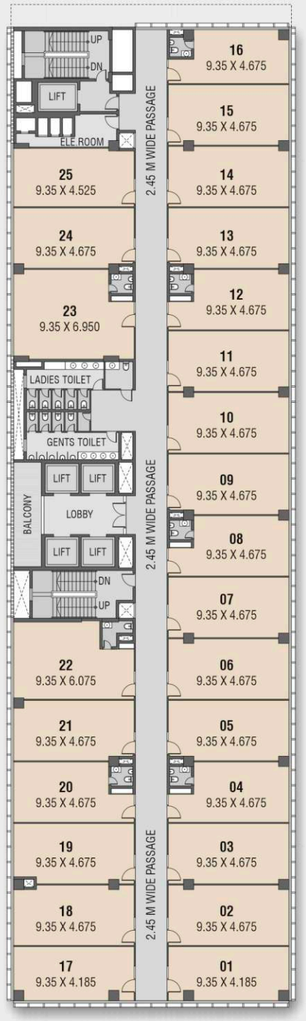
THIRD
FLOOR PLAN



NO.	C.A. SQ.FT.	B.A. SQ.FT.	S.B.A. SQ.FT.
01	407.41	460.21	621.28
02	464.48	495.99	669.58
03	464.48	495.99	669.58
04	457.73	493.67	666.46
05	459.94	493.67	666.46
06	464.48	495.99	669.58
07	464.48	495.99	669.59
08	457.73	493.67	666.46
09	459.94	493.67	666.46
10	464.48	495.99	669.58
11	464.48	495.99	669.58
12	457.73	493.67	666.46
13	459.94	493.67	666.46
14	464.48	495.99	669.58
15	464.48	495.99	669.58
16	397.99	456.04	615.66
17	407.41	460.21	621.28
18	460.81	494.32	667.33
19	456.98	492.65	665.07
20	460.75	493.67	666.46
21	457.79	493.67	666.46
22	589.52	636.33	859.05
23	680.23	735.17	992.48
24	459.94	493.67	666.46
25	450.34	476.41	643.15

TYPICAL
FLOOR PLAN

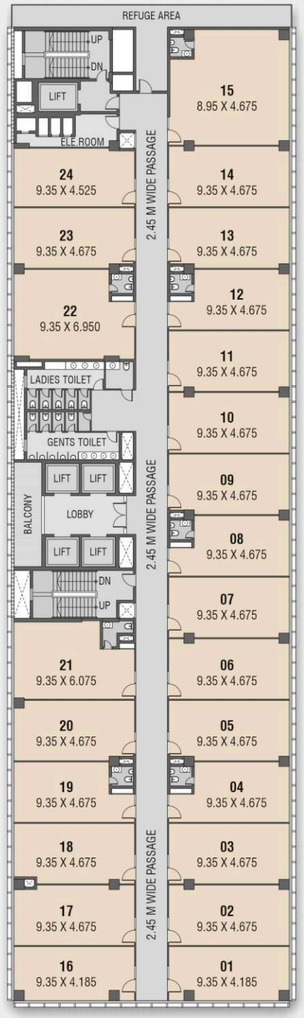
(4,7,10,11th Floor)



NO.	C.A. SQ.FT.	B.A. SQ.FT.	S.B.A. SQ.FT.
01	407.41	460.21	621.28
02	464.48	495.99	669.58
03	464.48	495.99	669.58
04	457.73	493.67	666.46
05	459.94	493.67	666.46
06	464.48	495.99	669.58
07	464.48	495.99	669.59
08	457.73	493.67	666.46
09	459.94	493.67	666.46
10	464.48	495.99	669.58
11	464.48	495.99	669.58
12	457.73	493.67	666.46
13	459.94	493.67	666.46
14	464.48	495.99	669.58
15	464.48	495.99	669.58
16	397.99	456.04	615.66
17	407.41	460.21	621.28
18	460.81	494.32	667.33
19	456.98	492.65	665.07
20	460.75	493.67	666.46
21	457.79	493.67	666.46
22	589.52	636.33	859.05
23	680.23	735.17	992.48
24	459.94	493.67	666.46
25	450.34	476.41	643.15

TYPICAL
FLOOR PLAN

(5,6,8,9th Floor)



NO.	C.A. SQ.FT.	B.A. SQ.FT.	S.B.A. SQ.FT.
01	407.41	460.21	621.28
02	464.48	495.99	669.58
03	464.48	495.99	669.58
04	457.73	493.67	666.46
05	459.94	493.67	666.46
06	464.48	495.99	669.58
07	464.48	495.99	669.58
08	457.73	493.67	666.46
09	459.94	493.67	666.46
10	464.48	495.99	669.58
11	464.48	495.99	669.58
12	457.73	493.67	666.46
13	459.94	493.67	666.46
14	464.48	495.99	669.58
15	872.53	952.03	1285.24
16	407.41	460.21	621.28
17	460.81	494.32	667.33
18	456.98	492.65	665.07
19	460.75	493.67	666.46
20	457.79	493.67	666.46
21	589.52	636.33	859.05
22	680.23	735.17	992.48
23	459.94	493.67	666.46
24	450.34	446.41	643.15

THE TOUCHSTONE
OF SUCCESS
AND GROWTH

Marvel Ecron

SPECIFICATIONS

EXTERNAL BUILDING SPECIFICATIONS

- Earthquake resistant structural framing design
- Best in the quality OPC cement
- FE 500 or equivalent reinforcement steel

EXTERIOR

- DGU with saint gobain or equivalent quality glass

HVAC

- Centralised AC
- Mechanical ventilation for basements

ENTIRE BUILDING IS ANCHORED WITH FIRE FIGHTING SYSTEMS

PLUMBING WORKS

- Underground sump for drinking water storage
- Hydropneumatic pump for consistent water pressure supply of water for all the floors
- Water treatment plant is installed to refine drinking water
- Sewage treatment plant to re-process the sewer water
- Rain water harvesting system for self sustainable building

FEATURES

- First commercial building in North-Karnataka with centralized air conditioning.
- High speed elevators - 6 passenger lifts & one fire service lift. (Mitsubishi/Schindler/or equivalent)
- All side façade with a perfect combination of unitised double glazing and texture paint.
- Primary source of power is through renewable energy with EB & DG power back up.
- Multi-level car parking with capacity of 408 cars and 239 (2-wheeler) parking with separate parking for retail & commercial.
- Self-sustainable for water conservation-22 deep water recharge pits.
- Design incorporated with electric charging stations in basement which in turn promotes electric mobility enabling to reduce carbon foot prints
- Marvellous landscape with spectacular water bodies.

MARVEL PROPERTIES
ENVIABLE ADDRESSES

MEMBER OF CREDAI HUBBALLI

Registered Office:
Marvel Properties Pvt Ltd.,
House No. 6/12, Gurappa Avenue, Primrose Road, Craig Park Layout,
Ashok Nagar, Bengaluru, Karnataka -560025

Office:
Marvel Properties Pvt Ltd.,
#28, CTS No.-1/30 B, 2nd Floor, Above Chickbites,
Jayanagar, Vidyanagar, Hubballi - 580021

scan for website

Toll Free No: +91 18004256100
+91 95130 81100

Principal Architect
HADI TEHERANI
(Germany)

Structure
DUCON CONSULTANTS PRIVATE LIMITED
(Ahmedabad)

Façade Consultant
MEINHARDT
(Singapore)

Mep & Hvac Facilities
LEAD Eco Friendly Solutions
Consultancy & Engineering services

Legal Consultant
FM FOX MANDAL
(Bengaluru)

Landscape Designed By
Garden World
(Bengaluru)

KRERA REG. No.: PRM/KA/RERA/1259/479/PR/210302/003990
www.rera.karnataka.gov.in

MARVEL
PROPERTIES
ENVIABLE ADDRESSES

www.marvelproperties.co.in
info@marvelproperties.co.in
Follow us: