




# PROPINSIGHT

A Detailed Property Analysis Report

 40,000+  
Projects

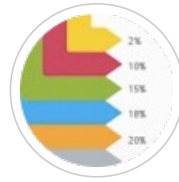
 10,000+  
Builders

 1,200+  
Localities

Report Created On - 17 Aug, 2016

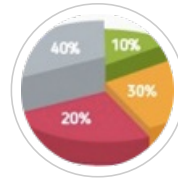


# What is *PROPINSIGHT?*



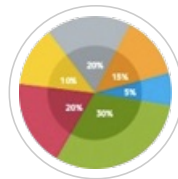
## Price Insight

This section aims to show the detailed price of a project and split it into its various components including hidden ones. Various price trends are also shown in this section.



## Project Insight

This section compares your project with similar projects in the locality on construction parameters like livability rating, safety rating, launch date, etc.



## Builder Insight

This section delves into the details about the builder and tries to give the user a perspective about the history of the builder as well as his current endeavours.



## Locality Info

This section aims to showcase various amenities viz. pre-schools, schools, parks, restaurants, hospitals and shopping complexes near a project.




**DSR Infrastructures Pvt Ltd Wood Winds**  
Sarjapur Road Wipro To Railway Crossing, Bangalore


₹ 97.7 Lacs onwards

Livability Score



 Project Size  
5 Towers

 Configurations  
2,3,4 Bedroom Apartment

 Possession Starts  
Sep '14



# What is *PRICE INSIGHT?*



## Pricing Comparison

Comparison of detailed prices with various other similar projects



## Pricing Trends

Price appreciation and trends for the project as well as the locality



## Price versus Time to completion

An understanding of how the current project's prices are performing vis-a-vis other projects in the same locality

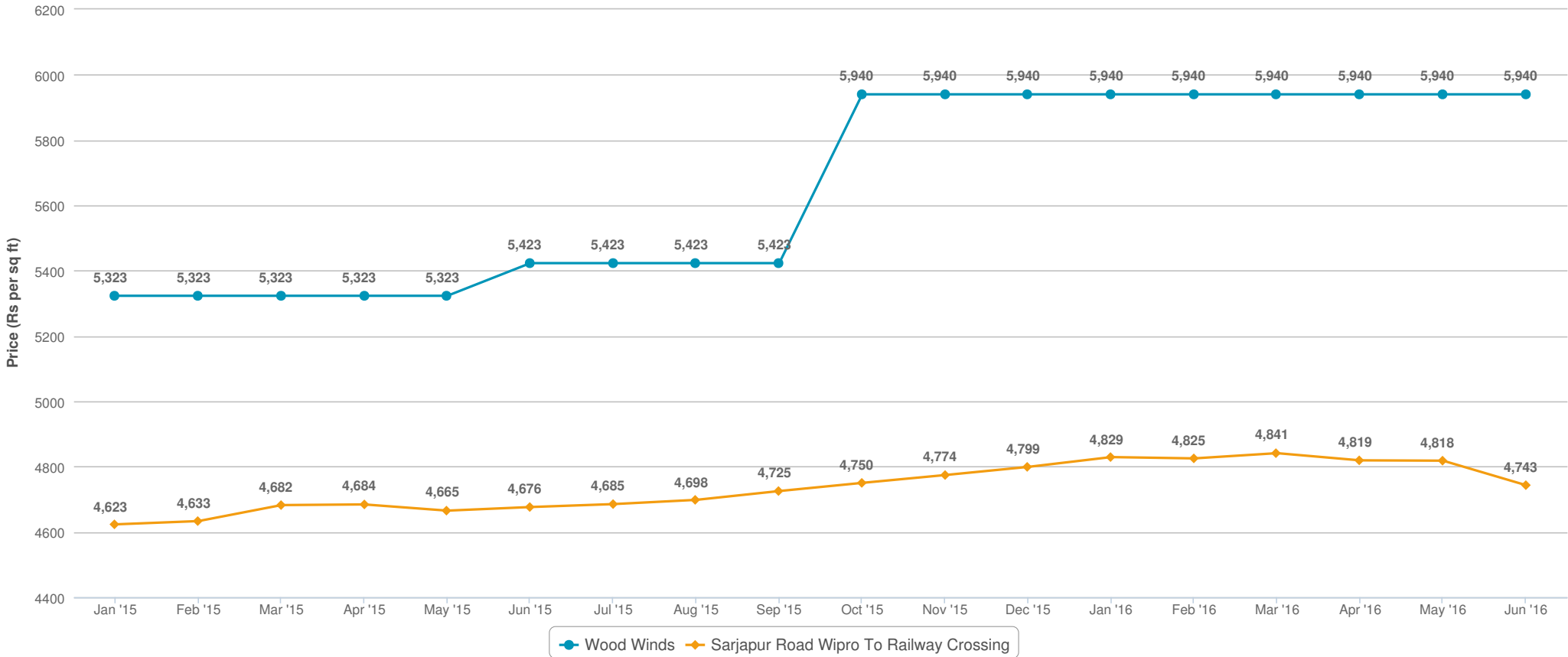


## Demand Comparison

An understanding of how the strong/weak is the demand of current project and the current locality vis-a-vis others

# Price Trend Of DSR Infrastructures Pvt Ltd Wood Winds

## DSR Infrastructures Pvt Ltd Wood Winds VS Sarjapur Road Wipro To Railway Crossing, Bangalore



Property Type	2BHK+2T	3BHK+3T	4BHK+5T
Area (sq.ft.)	1290, 1320, 1335	1575, 1580, 1645, 1830, 1835, 1865, 1910, 2435, 2475, 2490	2890, 3440





# Price Comparison With Other Projects Similar To DSR Infrastructures Pvt Ltd Wood Winds



DSR Infrastructures Pvt Ltd  
Wood Winds  
Sarjapur Road Wipro To Railway  
Crossing, Bangalore



SJR Primecorp Water Mark  
Harlur, Bangalore



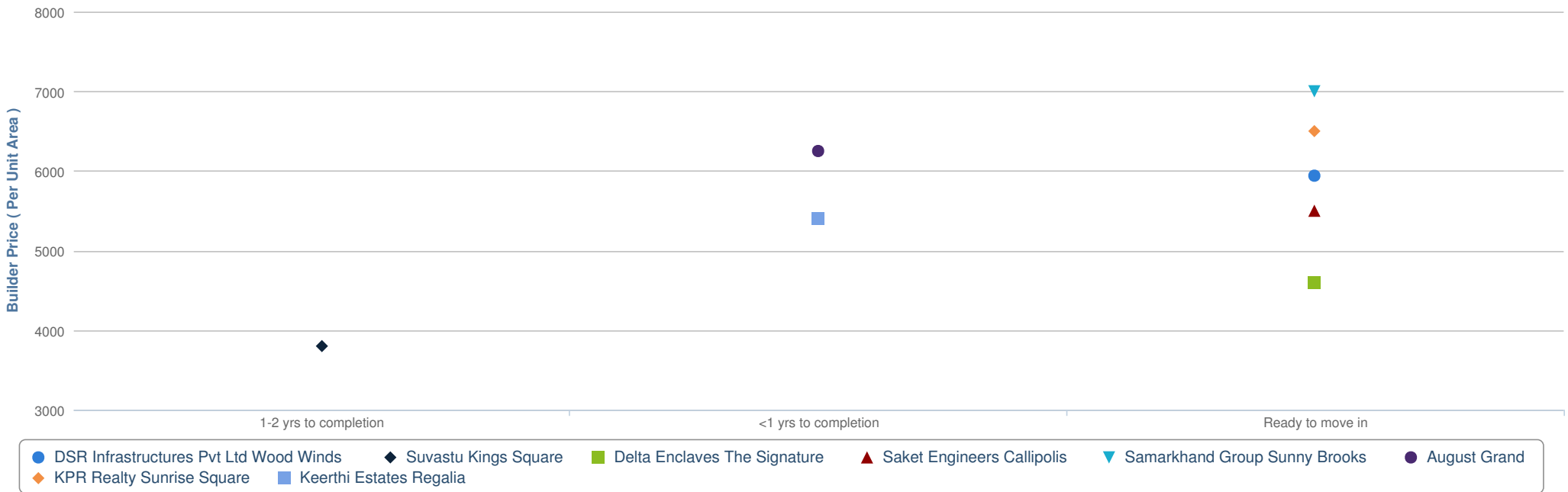
Donata Bliss  
Harlur, Bangalore

Primary Purchase Price	5,940/sq.ft.	6,100/sq.ft.	6,000/sq.ft.
Advance Maintenance Charges (Month)	Rs. 12 (One time)	Rs. 12 (One time)	N.A.
Car Parking Charges	N.A.	Covered : Rs. 3 Lacs (One time)	N.A.
Power Backup Charges	N.A.	N.A.	N.A.
Club House Charges	Rs. 40,000 (One time)	Rs. 2.5 Lacs (One time)	N.A.



# Price Versus Time-To-Completion

## Current status of projects in 5 km vicinity of DSR Infrastructures Pvt Ltd Wood Winds



DSR Infrastructures Pvt Ltd Wood Winds's current price is Rs. 5940/sq. ft. and it is in Ready to Move In stage.

In comparison to locality, DSR Infrastructures Pvt Ltd Wood Winds is overpriced by Rs. null/sq. ft.

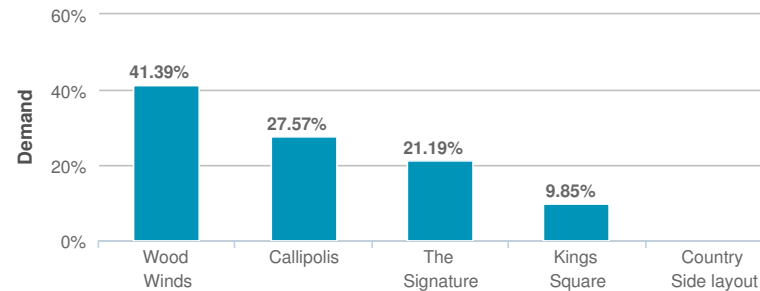
Highest price in the locality is for Samarkhand Group Sunny Brooks at 7000/sq. ft. and it is in Ready to Move In stage.

Lowest price in the locality at Suvastu Kings Square at 3800/sq. ft. and it is in Under Construction stage.

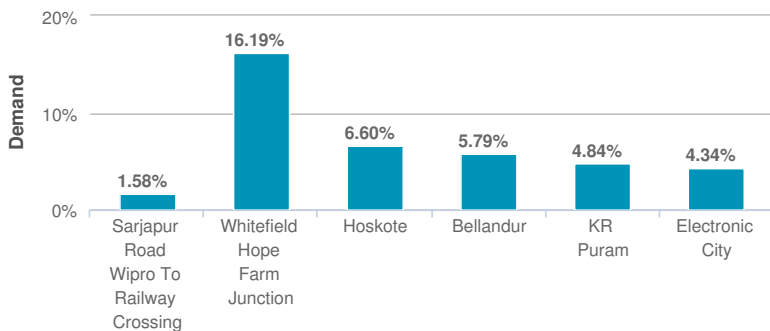
## Analysis

- Wood Winds has 41.39 % demand amongst all projects in Bangalore.
- The highest demand 41.39% in Bangalore is for Wood Winds.
- The lowest demand 0.00% in Bangalore is for Country Side layout

Demand of projects in 5 km vicinity of DSR Infrastructures Pvt Ltd Wood Winds



Demand in popular localities of Bangalore



## Analysis

- Sarjapur Road Wipro To Railway Crossing has 1.58 % demand amongst all projects in Bangalore.
- The highest demand 16.19% in Bangalore is for Whitefield Hope Farm Junction.
- The lowest demand 1.58% in Bangalore is for Sarjapur Road Wipro To Railway Crossing





## ***PROJECT INSIGHT***

*Favorite project vis-a-vis similar others*



### **Basic Details Comparison**

A comparison of various basic details of the project like livability rating, project land area, loading percentage, delay etc. with other similar projects



### **Amenities Comparison**

A comparison of various amenities of the project like Swimming Pool, Gymnasium, Intercom, 24X7 Security etc with other similar projects

# DSR Infrastructures Pvt Ltd Wood Winds Comparison With Other Similar Projects



DSR Infrastructures Pvt Ltd  
Wood Winds  
Sarjapur Road Wipro To Railway  
Crossing, Bangalore



SJR Primecorp Water Mark  
Harlur, Bangalore



Donata Bliss  
Harlur, Bangalore

Livability Rating*	8.6/10	8.7/10	8.4/10
Safety Rating*	N.A.	N.A.	N.A.
Builder	DSR Infrastructures Pvt Ltd	SJR Primecorp	Donata
Locality	Sarjapur Road Wipro To Railway Crossing, Bangalore	Harlur, Bangalore	Harlur, Bangalore
Number of Towers	5	9	1
Project Land Area	3 Acres	6.25 Acres	0.3 Acres

\*Livability rating is calculated on the basis of Proptiger's proprietary rating algorithms, [Know more](#)

\*Safety rating is provided on the basis of safety pin data



DSR Infrastructures Pvt Ltd  
Wood Winds  
Sarjapur Road Wipro To Railway  
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Donata Bliss  
Harlur, Bangalore

Part of Township	No	No	No
Average Flats Per Floor	3.56	3.92	4.4
Loading Percentage	N.A.	N.A.	N.A.
Launch Date	Oct `11	Dec `10	Nov `11
Possession Date	Sep `14	Jan `15	Jun `13
Delay	4 month(s)	On time	On time

# Amenities Comparison Of DSR Infrastructures Pvt Ltd Wood Winds With Other Similar Projects


















DSR Infrastructures Pvt Ltd Wood Winds  
Sarjapur Road Wipro To Railway Crossing, Bangalore



SJR Primecorp Water Mark  
Harlur, Bangalore



Donata Bliss  
Harlur, Bangalore

Golf Course			
Cafeteria			
Multipurpose Room			
Jogging Track			
Intercom			

Gymnasium Swimming Pool Children's play area Club House Power Backup 24 X 7 Security

Landscaped Gardens

Sports Facility Indoor Games Maintenance Staff

Common Amenities

Amenities not available in any project



### Builder Profile

A detailed overview of builder including his past track record, number of years of operation, number of projects delivered etc.



### Delivered Projects

Info about top projects that have been delivered by builder in the past, their date of delivery etc.



### Under-Construction Projects

Info about top under-construction projects of the builder along with their price appreciation trends





Established in 1988, DSR Infrastructures is a prominent real estate development company in South India.

The construction portfolio of the company covers residential and commercial properties. Numerous projects by DSR Infrastructures are under construction in Chennai , Bangalore and Hyderabad .

### Top Projects:

- DSR Regency in Bellandur , Bangalore comprising 43 units of 2 and 3 BHK apartments with sizes ranging from 1,145 sq. ft. to 1,520 sq. ft.
- Green Field in Whitefield , Bangalore comprising 222 units of 2 and 3 BHK apartments with sizes ranging from 1,022 sq. ft. to 1,698 sq. ft.
- Green Vista in Whitefield , Bangalore comprising 171 units of 2 and 3 BHK apartments with sizes ranging from 1,289 sq. ft. to 1,474 sq. ft.
- Orchids in Koramangala , Bangalore comprising 36 units of 3 BHK apartments with sizes ranging from 1,462 sq. ft. to 1,670 sq. ft.
- Elegance in Koramangala , Bangalore comprising 64 units of 2 and 3 BHK apartments with sizes ranging from 1,107 sq. ft. to 1,608 sq. ft.
- Topaz in Bellandur , Bangalore comprising of 12 units of 2 and 3 BHK apartments with sizes ranging from 1,087 sq. ft. to 1,565 sq. ft.
- Fairmont in Bellandur , Bangalore comprising 24 units of 3 BHK apartments with sizes ranging from 1,402 sq. ft. to 1,464 sq. ft.

### Key residential projects by DSR Infrastructures currently under construction are:

- Sunrise Towers in Whitefield , Bangalore comprising 228 units of 3 BHK apartments with sizes ranging from 1,630 sq. ft. to 2,005 sq. ft.
- Ultima in Harlur , Bangalore comprising 166 units of 2 and 3 BHK apartments with sizes ranging from 1,245 sq. ft. to 1,905 sq. ft.
- Reganti in HITEC City, Hyderabad comprising 89 units of 4 BHK apartments with sizes ranging from 2,745 sq. ft. to 3,333 sq. ft.
- [Wood Winds](#) in Sarjapur Road Wipro to Railway Crossing, Bangalore comprising 256 units of 2, 3 and 4 BHK apartments with sizes ranging from 1,320 sq. ft. to 3,440 sq. ft.

Experience	28 Years
Project Delivered	29
Ongoing Projects	4

# Top Projects Delivered By DSR Infrastructures Pvt Ltd



Livability Score

8.6

**DSR Infrastructures Pvt Ltd Rainbow Heights**  
HSR Layout, Bangalore

Project was delivered on Dec, 2012



Livability Score

8.6

**DSR Infrastructures Pvt Ltd Regency**  
Bellandur, Bangalore

Project was delivered on Mar, 2007



Livability Score

8.5

**DSR Infrastructures Pvt Ltd Crescent**  
Bellandur, Bangalore

Project was delivered on Dec, 2011



Livability Score

8.5

**DSR Infrastructures Pvt Ltd Sunshine**  
Banaswadi, Bangalore

Project was delivered on Jun, 2011



Livability Score

8.6

### DSR Infrastructures Pvt Ltd Fortune Prime

Madhapur, Hyderabad

Project is expected to be delivered on Dec, 2019  
after a delay of 23 month(s).



Livability Score

8.3

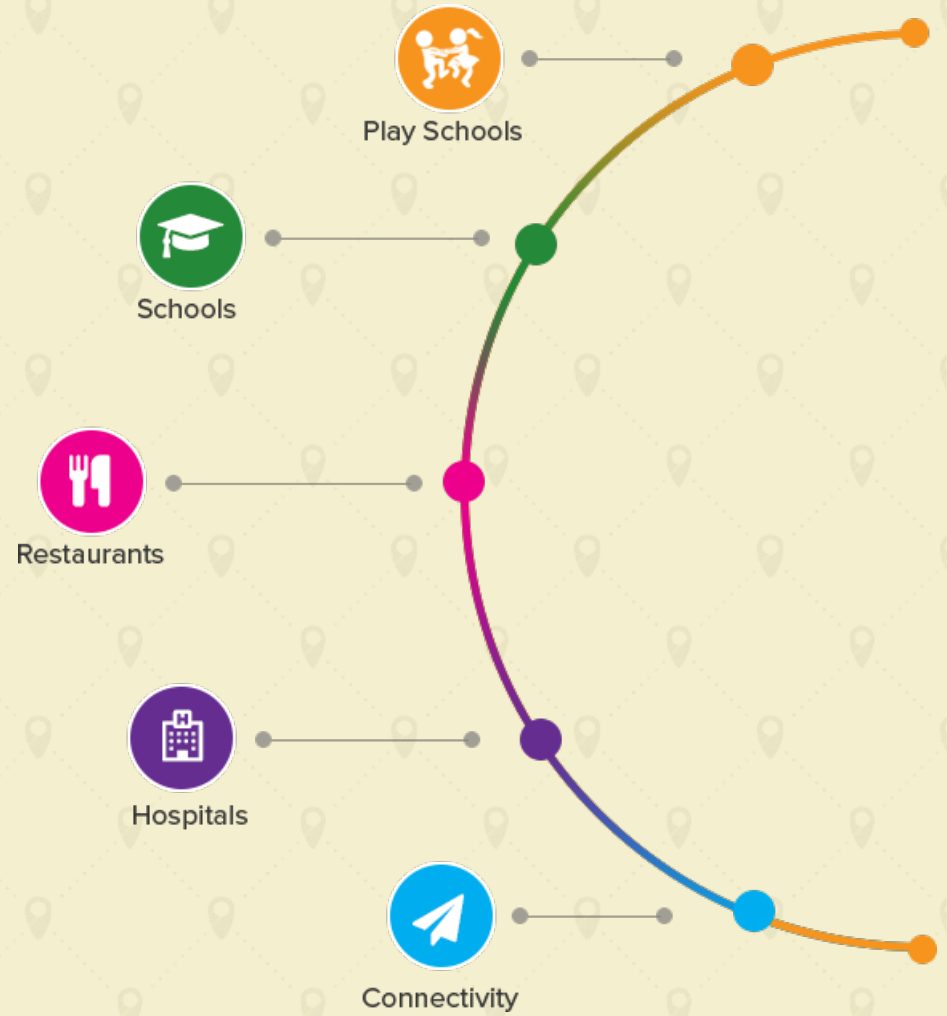
### DSR Infrastructures Pvt Ltd White Waters

Carmelaram, Bangalore

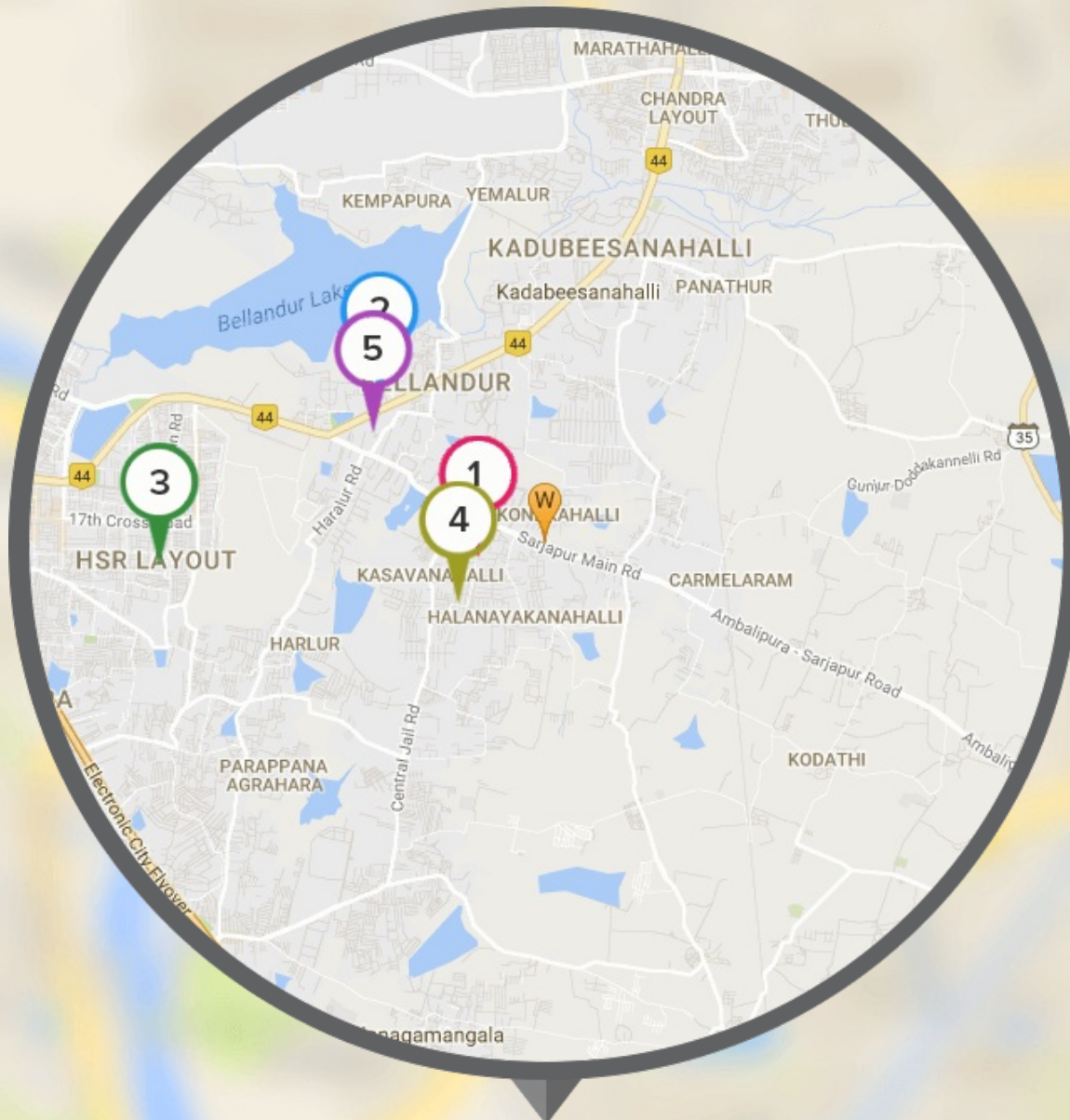
Project is expected to be delivered on Oct, 2016  
after a delay of 5 month(s).  
Has seen a price appreciation of 20.3 % over last 37  
month(s)

# LOCALITY INSIGHT

Everything you want to know about the locality







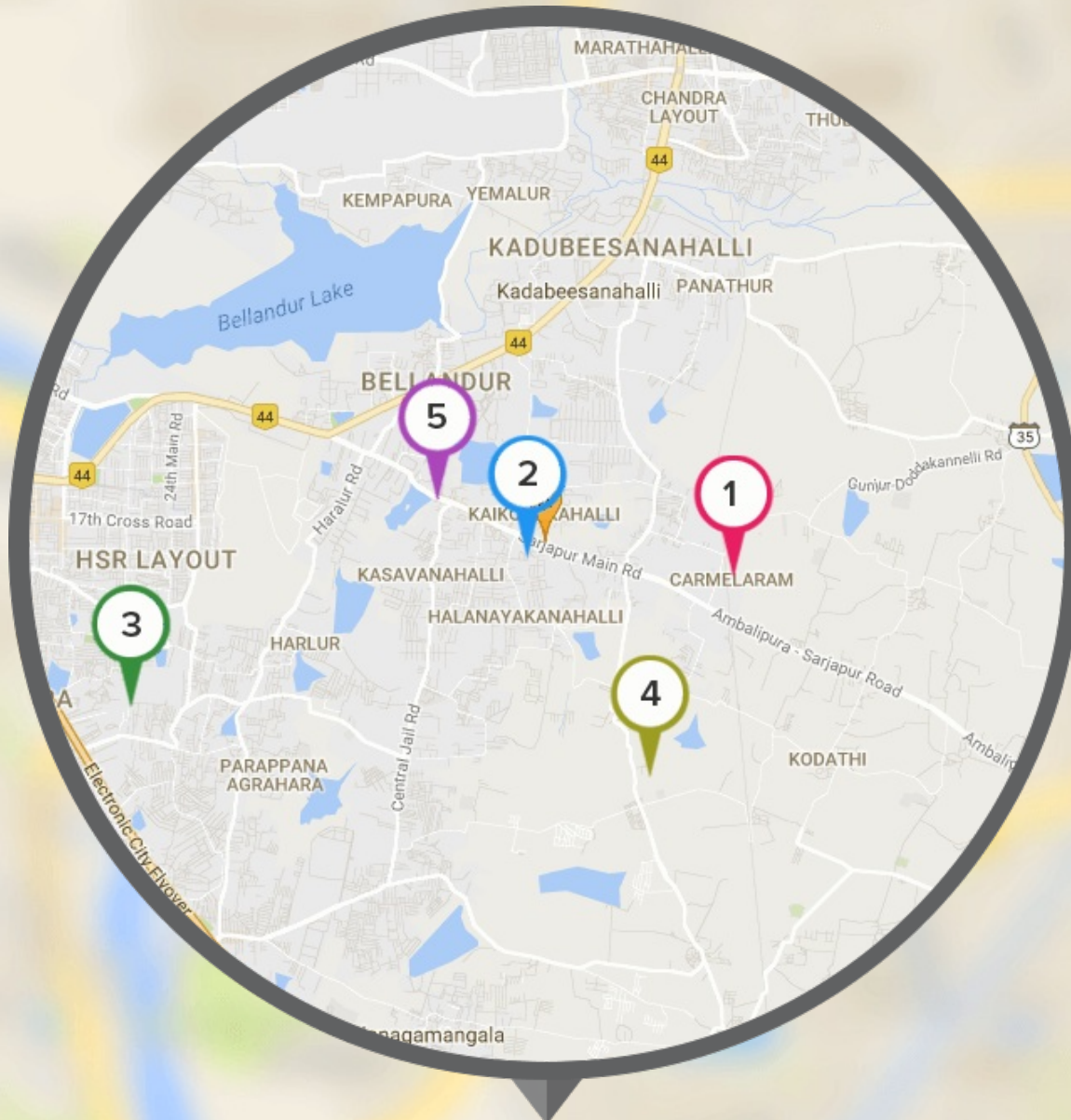
### Top 5 Play Schools (within 5 kms)

- 1** Prathama Montessori ★★★★★ 0.78Km
- 2** Bachpan. a play school ★★★★★ 2.46Km
- 3** Floretz Montessori and Play School ★★★★★ 4.30Km
- 4** Birds Nest Montessori / Preschool ★★★★★ 1.19Km
- 5** EuroKids ★★★★★ 2.26Km

**W** Represents the location of DSR Infrastructures Pvt Ltd Wood Winds

Play Schools




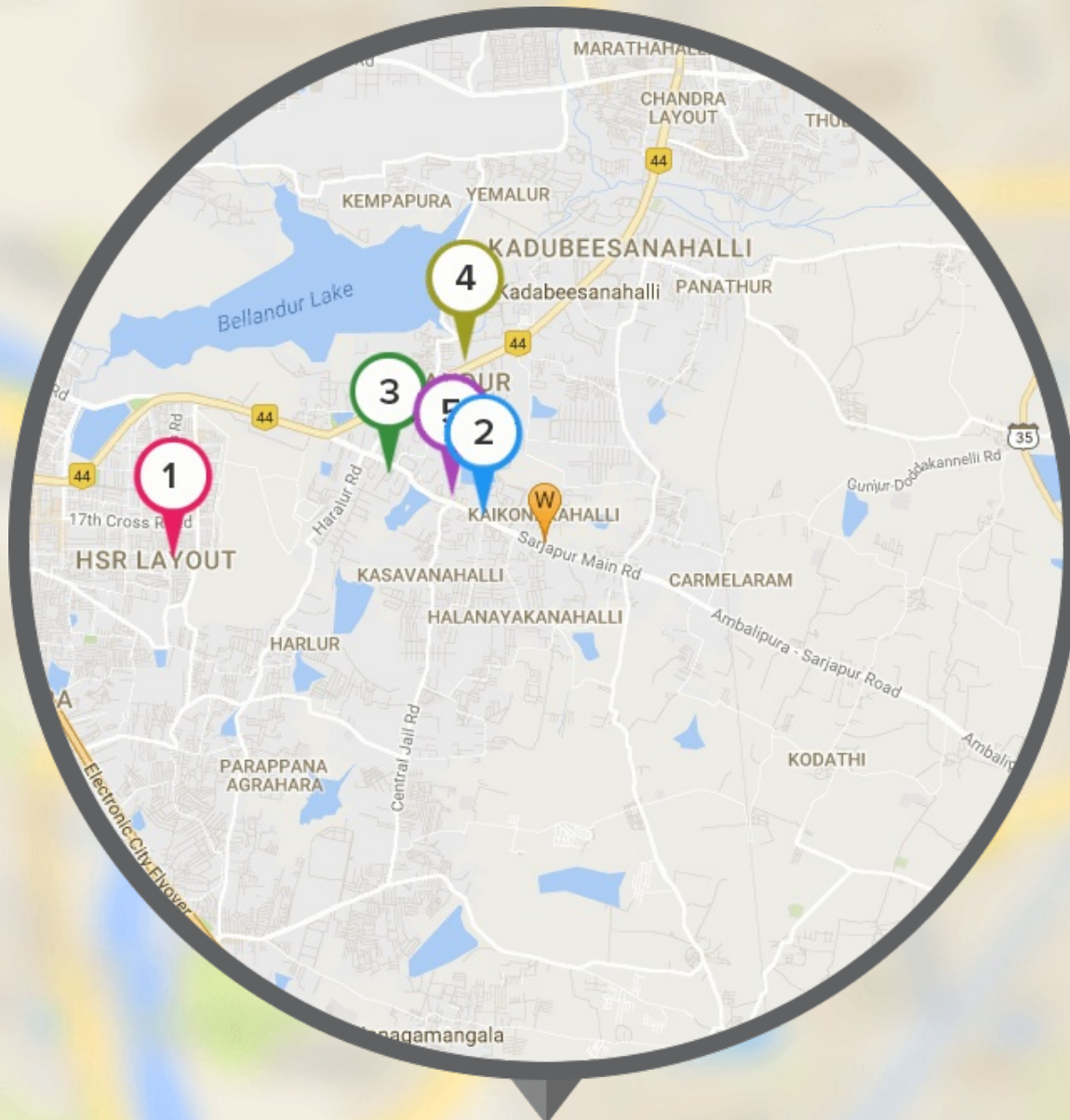


Schools

### Top 5 Schools (within 5 kms)

- |   |  |        |
|---|--|--------|
| 1 | Little Elly Preschool<br>★★★★★             | 2.11Km |
| 2 | Little Elly Preschool and Daycare<br>★★★★★ | 0.28Km |
| 3 | New Macaulay English School<br>★★★★★       | 4.97Km |
| 4 | Prakriya Green Wisdom School<br>★★★★★      | 2.88Km |
| 5 | Bachpan<br>★★★★★                           | 1.27Km |

 Represents the location of DSR Infrastructures Pvt Ltd Wood Winds



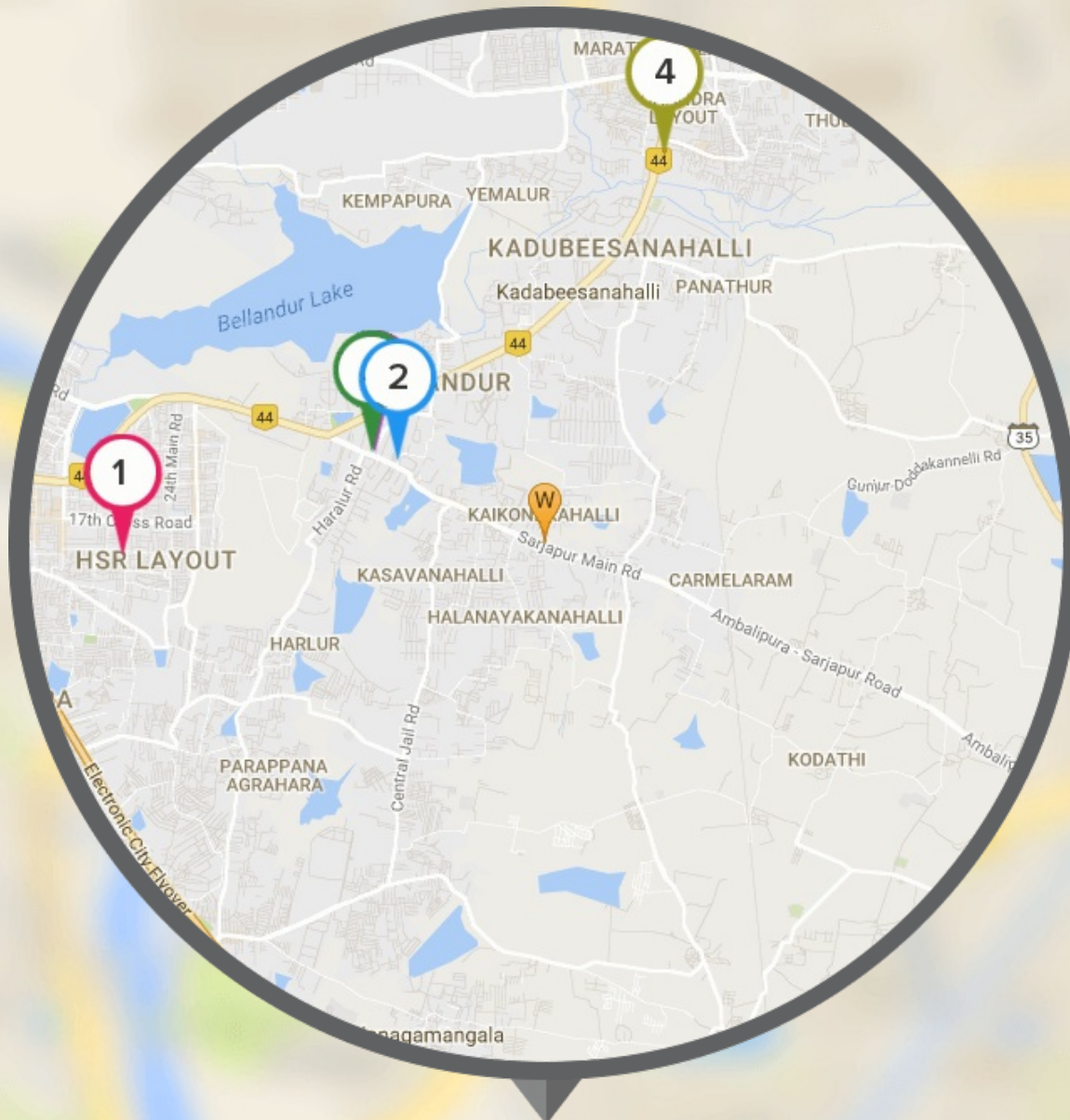
Top 5 Restaurants (within 5 kms)

- 1** Food Plaza ★ 4.15Km
- 2** Veekes and Thomas ★ 0.75Km
- 3** Bleecker Street - The Food Street ★ 1.88Km
- 4** Kairali Restaurant ★ 2.18Km
- 5** Foodzee ★ 1.13Km

**W** Represents the location of DSR Infrastructures Pvt Ltd Wood Winds

Restaurants






Hospitals

### Top 5 Hospitals (within 5 kms)

- 1** Narayana Health Hospital  
★★★★★ 4.71Km
- 2** Motherhood Hospital  
★★★★★ 1.87Km
- 3** Ettina Multispeciality Hospital  
★★★★ 2.15Km
- 4** VIMS Super Specialty Hospital  
★★★★ 4.47Km
- 5** Dr. Levine Memorial Hospital  
★★★★ 2.12Km

 Represents the location of DSR Infrastructures Pvt Ltd Wood Winds



PROPTIGER



End to End Services



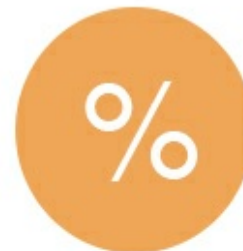
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