



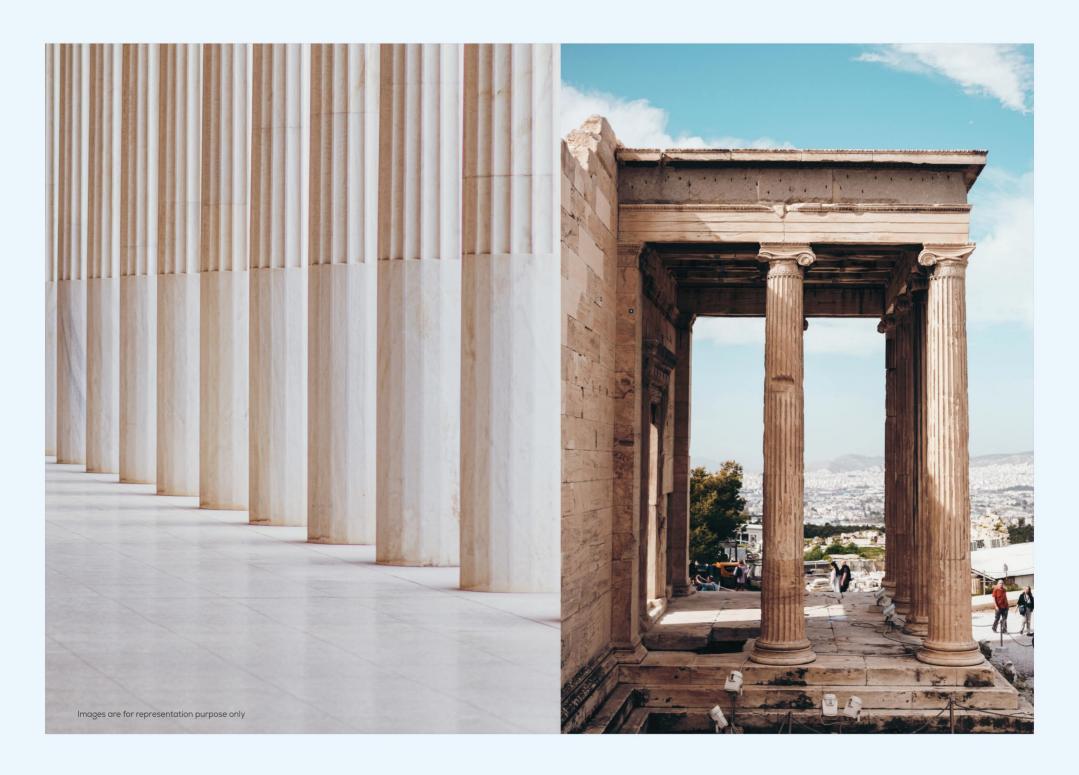
MEDITERRANEAN THEMED VILLAS

#### **INSPIRED BY THE**

## **MEDITERRANEAN**



For people with elegant and simple tastes, Mediterranean style is timelessly elegant, with electric designs. Our Villas have hallmarks of any Mediterranean house... classic decorated columns, arched facades opening up to natural light. These palatial villas are built using an amalgamation of Indian techniques and Mediterranean – Infused aesthetics and gives you the best of both the worlds.



#### ONE OF A KIND

VILLA PROJECT BEFORE AIRPORT TOLL

#### DEVELOPMENT AROUND PREETI IKSA VILLE

#### 01 IT AND BUSINESS PARKS

- Prestige Tech Could
- KIADB Aerospace SEZ
- Devanahalli Business Park
- SAP Labs
- Boeing
- Manyata Tech Park and many more...

#### 02 EDUCATIONAL INSTITUTES

- Vidyashilp Academy
- Padukone Dravid CSE
- Canadian International School
- Delhi Public School
- Stonehill International School and many more...

#### 03 BUSY HUB OF RETAIL

- Phoenix Mall Of Asia
- Upcoming Prestige Mall
- Bhartiya Mall
- Decathlon
- RMZ Galleria and many more...

#### 04 Nearest doddajala Metro Station

Address: Preeti Iksa Ville, Chikkajala, Near Decathlon.

MANIPAL HOSPITAL

KIADB AEROSPACE SEZ

**ECOPOLIS** 

KEMPEGOWDA INTERNATIONAL AIRPORT

PRESTIGE TECH CLOUD

BOEING CAMPUS

KIADB HARDWARE PARK

PREETI LAKE SIDE RESIDENCES

STONEHILL INTERNATIONAL SCHOOL

**EMBASSY BUSINESS HUB** 

DODDAJALA METRO STATION

PADUKONE

SAP LABS

NORTHGATE OFFICE PARK

HEBBALA

PHOENIX MALL

OF ASIA

MALYA ADITI INTERNATIONAL SCHOOL

DECATHLON

BRIGADE MAGNUM

# CHOOSE AN ELEVATED LIFESTYLE

# AN IMPERIAL SPACE THAT EXUDES FINESSE, POISE AND A REFLECTION OF YOUR DREAMS

YOU ARRIVE AT THE PERFECT ADDRESS HERE



## ISLE OF TRANQUILITY

Immerse yourself in the serenity of the lake, surrounded by lush greenery and chirping birds. Awaken each morning to breath taking sunrise views and unwind in the evening with the calming sounds of nature.

Images are for representation purpose only



# WELCOME TO A WORLD OF ELEGANCE AND ROYALTY

AFTER ALL, IT IS DESIGNED BY AESTHETES

# TRULY A MASTERPIECE!

FLAWLESS FUNCTIONALITY MEETS MODERN STYLE. INTELLIGENT USE OF SPACE MAKES EACH VILLA TRULY COZY,



## TYPE A

## 3 BHK PLAN

2412 sq ft





FIRST FLOOR PLAN





SECOND FLOOR PLAN

TERRACE FLOOR PLAN



# AN ELEGANT PRIVATE EMPIRE OF YOUR OWN

LOVE TO COME BACK TO HOME EVERYDAY

# LUXURY HARMONIZES WITH SERENITY, ENJOY VISTAS.

CRAFTED WITH OUR SIGNATURE STYLE, EACH VILLA EMBODIES BOUNDLESS LIVING.



## TYPE A

## 3 BHK PLAN







FIRST FLOOR PLAN





TERRACE FLOOR PLAN



## NATURE'S RADIANCE SUNSHINE AND SERENITY CONVERGE

RISE AND SHINE IN STYLE

# DISCOVERMORE THAN JUST A HOME

EMBRACE A VIBRANT COMMUNITY LIVING EXPERIENCE





# ABSOLUTE EMINENCE & NOBILITY

BOUTIQUE DESIGNER RESIDENCES WITH FRONT YARD AND A DOUBLE HEIGHT LIVING AREA EXTENDS TO A SPACIOUS SIT OUT WITH PRIVATE BACKYARD.

# TYPE B 4 BHK PLAN

 $3900 \, sq \, ft$ 





FIRST FLOOR PLAN



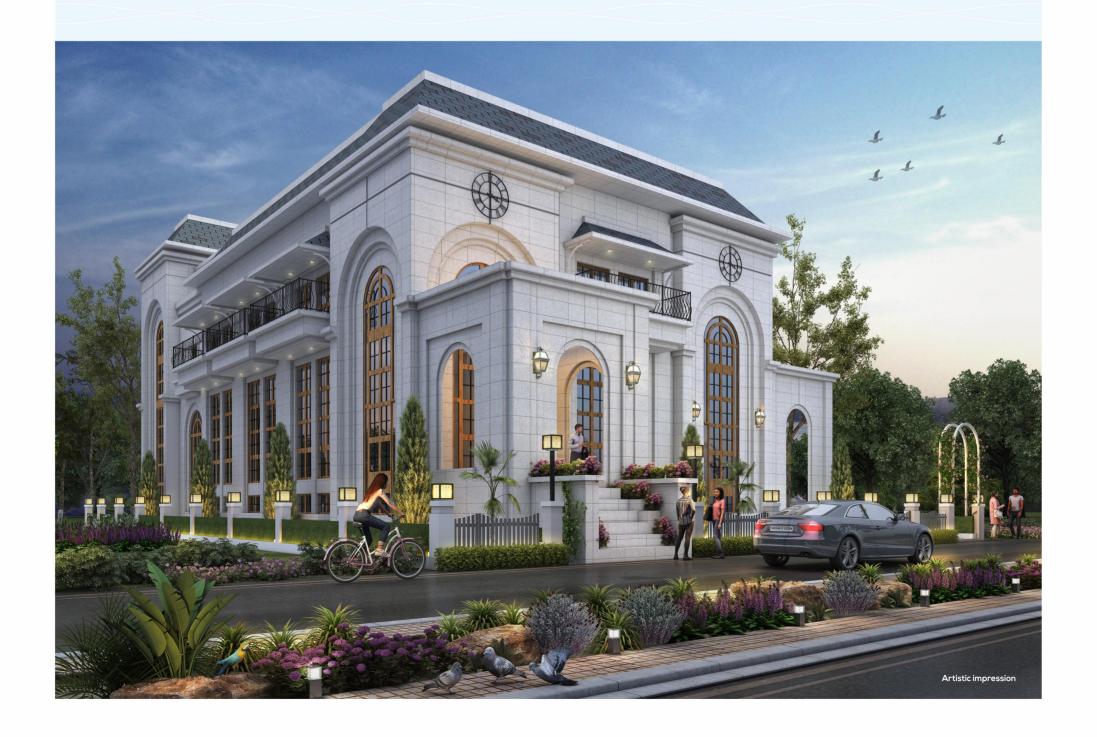


SECOND FLOOR PLAN

TERRACE FLOOR PLAN

## CLUBHOUSE SCULPTED FOR THE EMINENT

EXPANSIVE CLUB HOUSE, TRULY ONE-OF-ITS-KIND ELEVATING THE GRAND LIFESTYLE EXPERIENCE

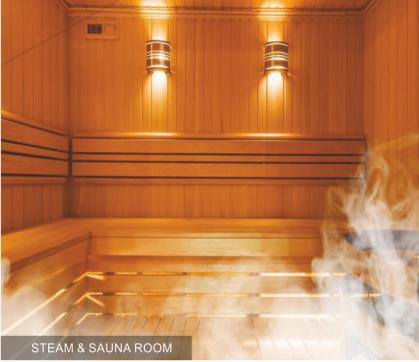


### -AMENITIES -

Indulge in pursuing leisurely hobbies, let your inner champ come out. A lifestyle tailored for holistic living, soothing souls and happy life. Delightful Experiences curated for every member of the family with plethora of activities to choose from.



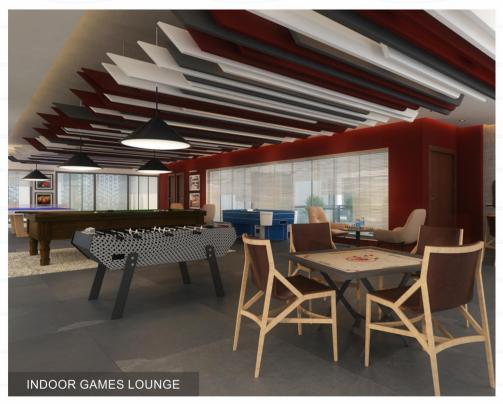






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# A REGAL LIFESTYLE WITH A GALORE OF AMENITIES









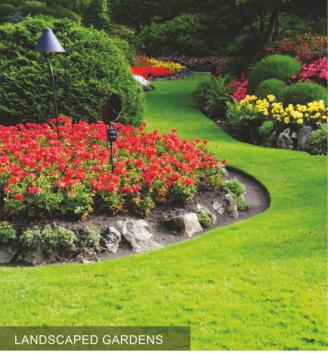


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### -AMENITIES -

These multitude of internal and external amenities have been designed to sooth your mind and soul. Cherish luxury living amidst lush green parks, community gatherings, vibrant hub for active lifestyle. You will never run out of options to keep yourself and loved ones entertained.













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# RELAX, UNWIND & CELEBRATE JOY OF LIVING



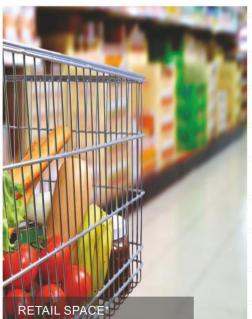












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#### **SPECIFICATION**



- · Seismic resistant RCC framed structure
- · Solid cement blocks for external & internal walls



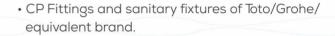
- · 3 Phase supply with individual meters, Miniature Circuit breaker (MCB)
- · Provision for ACs in Bedrooms, kitchen appliances and Geyser in Washrooms
- Elegant modular switch board of Panasonic reputed make



- Master bedroom: 800\*600 mm size vitrified tiles / wood finish tiles of reputed make,
- Living, dining, kitchen & other bedrooms: 800\*1600 mm size premium Vitrified tiles of reputed make
- Staircase Granite / Engineered marble
- Utility & balconies: Anti-skid vitrified tiles of reputed make
- Terraces: Terracotta finish tiles



- · Granite counter top wash basin with hot and cold mixer
- · Anti-skid tiles for flooring and glazed ceramic tiles of reputed brand for dado up to lintel level



· Glass partition for shower in master bathroom.



- UPVC windows of Fenesta Brand with tough end glass
- · Three track UPVC frame with mosquito mesh
- Ventilators: UPC ventilators with louvers



- CPVC water pipes of Astral/ Ashirwad brand.
- · Sanitary pipes of Supreme brand.
- RCC overhead tank with water feed from centralized OHT



- · Main Door: 8 feet high embossed wood finish doors of Tata Pravesh brand with Dorset Digital Smart Lock
- Internal Doors: 8 feet high embossed wood finish doors with Dorset brand hardware
- Balcony doors: UPVC of Fenesta Brand
- Terrace Door: French door of Fenesta Brand



- · Provision for Electric Vehicle Charging
- Provision for Home Automation
- · Lift and Lap Pool in Type B Vilas at additional cost



- INFRASTUCTURE. Power back up of 1.5 kw capacity
  - · Security CC cameras covering key common areaS

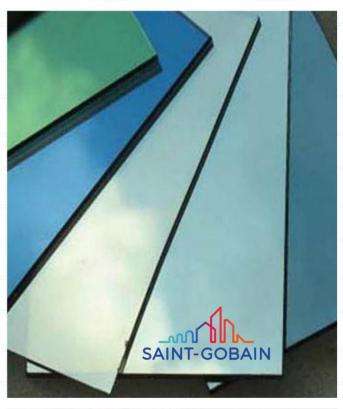


- Interior 2 courts of Emulsion paint over primer applied putty smooth finished wills
- Exterior: 2 coats of Apex paint with Texture finish

## BUILT WITH INTEGRITY, BRANDS BUILT TO LAST













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#### FAST CONNECTIVITY



#### IT PARKS & COMPANIES

- Prestige Tech Could
- KIADB Aerospace SEZ
- L & T Tech Park
- North Gate IT Park
- Shell Technology Center
- Devanahalli Business Park
- Manyata Tech Park
- Embassy Knowledge Park
- Hinduja Ecopolis
- Kirloskar Business Park
- Philips
- Boeing
- SAP Labs
- Infosys



#### **SHOPPING MALLS**

- Phoenix Mall Of Asia
- Upcoming Prestige Mall
- Bhartiya Mall
- Decathlon
- RMZ Galleria
- Elements Mall
- Esteem Mall



#### **SCHOOLS & COLLEGES**

- Vidyashilp Academy
- Padukone Dravid CSE
- Delhi Public School
- Canadian International School
- Malya Aditi International School
- Stonehill International School
- National Public School
- M. Visvesvaraya Institute of Technology (MVIT)
- Reva Institute of Technology
- Ryan International School
- Amity University
- MVM Central School CBSE
- Kesar The International
- Sadhu Vaswani International School
- Delhi Public school (DPS)
- National Public school (NPS)
- Akash Institute of Medical Science



#### **HOSPITALS**

- Cytecare Hospital
- Aster CMI Hospital
- Manipal Hospital
- Baptist Hospital
- Sparsh Hospital





SCAN FOR LOCATION

