



A reason to rejoice...every day





## A peaceful abode in the Garden City of India.... Bangalore

It's amazing how a fresh and vibrant-looking home can do for your lifestyle. It's even more surprising how the modern amenities can be utilised to elevate living standards. Welcome to such a place that makes for an engaging ambience for spending quality time with family members and for having fun with friends. Welcome to Saranya's Shantiniketan at Whitefield, Bangalore. As its name suggests, the premium project is a peaceful abode for a lifetime of comforts.





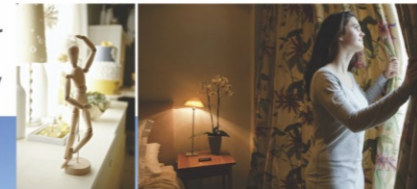
## An innate use of clean lines and stately squares

Be inspired by the contemporary architecture of Saranya's Shantiniketan with vivacious shades that impart a modern streak to living spaces. While incorporating elegant elements for finesse, the innovative architecture prides itself on its understated yet sublime design. While focusing on comfort inside, the design incorporates eclectic edge with an innate use of clean lines and stately squares.





Picture-perfect setting for versatile design diversity



an artistic impression of saranya shantiniketan swimming pool view



The harmonic layout of Saranya's Shantiniketan paints a picture-perfect setting that offers versatile design diversity. Thanks to a pristine balance of living spaces, open areas, verdant greenery, play niches and leisure amenities, the arrangement portrays a new kind of perfection. The boundary wall too outlines the outstanding results while enabling reinforced security.

#### Highlights

- 1030 to 1480 Sq.ft areas
- 2 & 3 BHK apartments
- Ample covered Car parking
- Landscaped Children's Play area
- Well Equipped Modern Gym
- Intercom Facility
- Security with CCTV surveillance at the entry & exit gates
- Swimming Pool
- Granite Flooring for Common Areas
- Project in Gated Community layout
- 0.5 kv generator power back up for each flat
- Mini Indoor Stadium for indoor Games
- Rain water harvesting system
- Lift 8nos of 6 passenger capacity
- Jogging track
- Oxygen park
- Shuttle Court



## A well-lit enclave that offers close-knit community living

Just imagine the immense satisfaction that one can derive living in this serene setting. Truly, the well-lit enclave of Saranya's Shantiniketan enhances the relaxing experience while injecting warmth that emanates from close-knit community living. More notable is the peace that immerses the entire enclave. This feeling has more value than can really be measured. And it will be a privilege of the fortunate few...like you!



Meticulously carved to bring alive the day-to-day living experiences



Each individualised apartment at Saranya's Shantiniketan has been carved to bring alive the day-to-day living experiences. The spacious drawing room warmly welcomes the guests while preserving the privacy of the rest of the home. The lively living area provides an intimate atmosphere for family bonding. And the large bedrooms enable a cosy ambience for restful living.

2bhk 3d View



3bhk 3d View





Choose from an array of elegantly styled apartments

Saranya's Shantiniketan offers a wide choice of 2 and 3 bedroom apartments to meet your varied living needs.

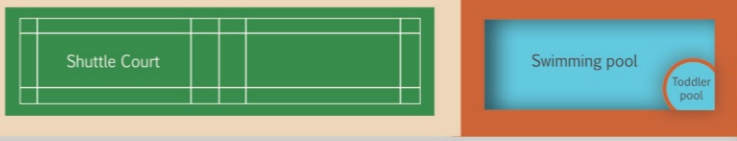
Typical Floor Plan Area Statement in s.ft.

Block - A					
001, 101, 201, 301	1423	3BHK	West		
002, 202, 202, 302	1106	2BHK	East		
003, 103, 203, 303	1095	2BHK	West		
004, 104, 204, 304	1142	2BHK	East		
005, 105, 205, 305	1110	2BHK	West		
006, 106, 206, 306	1085	2BHK	East		
007, 107, 207, 307	1100	2BHK	West		
008, 108, 208, 308	1190	2BHK	East		
009, 109, 209, 309	1480	3BHK	North		
010, 110, 210, 310	1165	2BHK	North		
011, 111, 211, 311	1110	2BHK	North		
012, 112, 212, 312	1089	2BHK	North		
013, 113, 213, 313	1116	2BHK	North		
014, 114, 214, 314	1185	2BHK	North		
015, 115, 215, 315	1095	2BHK	North		
016, 116, 216, 316	1095	2BHK	North		
017, 117, 217, 317	1090	2BHK	North		
018, 118, 218, 318	1350	3BHK	North		
Block - B					
001, 101, 201, 301	1440	3BHK	West		
002, 202, 202, 302	1106	2BHK	East		
003, 103, 203, 303	1095	2BHK	West		
004, 104, 204, 304	1144	2BHK	East		
005, 105, 205, 305	1110	2BHK	West		
006, 106, 206, 306	1145	2BHK	East		
007, 107, 207, 307	1097	2BHK	West		
008, 108, 208, 308	1190	2BHK	East		
009, 109, 209, 309	1363	3BHK	North		
010, 110, 210, 310	1093	2BHK	North		
011, 111, 211, 311	1130	2BHK	North		
012, 112, 212, 312	1118	2BHK	North		
013, 113, 213, 313	1093	2BHK	North		
014, 114, 214, 314	1093	2BHK	North		
015, 115, 215, 315	1093	2BHK	North		
016, 116, 216, 316	1093	2BHK	North		
017, 117, 217, 317	1130	2BHK	North		
018, 118, 218, 318	1350	3BHK	North		
Block - C					
001, 101, 201, 301	1400	3BHK	West		
002, 202, 202, 302	1030	2BHK	East		
003, 103, 203, 303	1030	2BHK	West		
004, 104, 204, 304	1030	2BHK	East		
005, 105, 205, 305	1040	2BHK	West		
006, 106, 206, 306	1030	2BHK	East		
007, 107, 207, 307	1050	2BHK	West		
008, 108, 208, 308	1165	2BHK	East		
009, 109, 209, 309	1350	3BHK	North		
010, 110, 210, 310	1150	2BHK	North		
011, 111, 211, 311	1100	2BHK	North		
012, 112, 212, 312	1100	2BHK	North		
013, 113, 213, 313	1100	2BHK	North		
014, 114, 214, 314	1100	2BHK	North		
015, 115, 215, 315	1170	2BHK	North		
016, 116, 216, 316	1100	2BHK	North		
017, 117, 217, 317	1100	2BHK	North		
018, 118, 218, 318	1300	3BHK	North		
Block - D					
001, 101, 201, 301	1400	3BHK	West		
002, 202, 202, 302	1030	2BHK	East		
003, 103, 203, 303	1030	2BHK	West		
004, 104, 204, 304	1030	2BHK	East		
005, 105, 205, 305	1040	2BHK	West		
006, 106, 206, 306	1030	2BHK	East		
007, 107, 207, 307	1050	2BHK	West		
008, 108, 208, 308	1150	2BHK	East		
009, 109, 209, 309	1350	3BHK	North		
010, 110, 210, 310	1100	2BHK	North		
011, 111, 211, 311	1100	2BHK	North		
012, 112, 212, 312	1100	2BHK	North		
013, 113, 213, 313	1100	2BHK	North		
014, 114, 214, 314	1150	2BHK	North		
015, 115, 215, 315	1170	2BHK	North		
016, 116, 216, 316	1100	2BHK	North		
017, 117, 217, 317	1100	2BHK	North		
018, 118, 218, 318	1120	2BHK	West		
019, 119, 219, 319	1070	2BHK	West		



30FT WIDE ROAD

30FT WIDE ROAD





an artistic impression of saranya shantiniketan clubhouse view



## The perfect destination to relax, reconnect and rejuvenate

With the finest of leisure amenities planned within the elegant enclave, each new day will feel like a well-deserved treat at Saranya's Shantiniketan. Undoubtedly, the clubhouse is the perfect destination to relax, reconnect and rejuvenate with the entire family. What's more, each recreational facility has been designed to enliven persons of all age groups – from children to elders.

Gym | Multipurpose Hall | Indoor Games | Children's Totlot



















an artistic impression of saranya shantinetan swimming pool night view



## Extraordinary building elements that raise the living standards

-  **Structure** : R.C.C. framed structure.
-  **Wall** : 6" solid cement blocks for exterior walls & 4" solid cement blocks for internal walls.
-  **Common Area** : Marble / Granite flooring with suitable staircase railing.
-  **Doors & Windows**
  - Main door** : Teak wood frame with skin paneled shutter.
  - Other door** : Sal wood frame with termite resistant flush shutters.
  - Windows** : Three track aluminium powder coated sliding windows with mosquito mesh and safety MS grills.
-  **Electrical** : Copper wiring with Anchor / Rider switches and sockets. TV and Telephone points in Living and Master bedroom.
-  **Toilets** : Anti skid tiles for flooring. Ceramic tiles for walls up to 7' height. Concealed plumbing lines with quality C.P. Fitting of Jaguar, Ess Ess or Equivalent, Sanitary ware of Hindware or CERA or equivalent
-  **Kitchen** : Black Granite Platform with Ceramic tile dado upto 2' height stainless steel single bowl drain board. And provision for Aqua-guard point. Provision for washing machine point in utility area.
-  **Flooring** : Vitrified flooring in hall, dining kitchen and all bedrooms. Ceramic tile flooring in toilets and balconies.
-  **Plastering** : All internal walls smoothly plastered with lime rendering.
-  **Painting** :
  - Interior walls** : One coat of primer and two coats of emulsion paint with smooth finish.
  - Exterior walls** : One coat of primer and two coats of Apex-paints and cladding with tiles & texture as per elevation.
-  **Watersupply** : Water supply from bore well.
-  **Lifts** : Eight automatic 6 passenger capacity lifts of standard make.
-  **Generator** : 100% generator power backup for each flat for lighting circuits.
-  **Security** :
  - Round the clock security.
  - Every house will be connected to security office through intercom phone.



## An irresistible IT friendly address for cosmopolitan lifestyle

The IT friendly Whitefield locale of Saranya's Shantiniketan makes it an irresistible address for cosmopolitan lifestyle. While the area is in one of the most upscale localities of Bangalore, it also provides an enjoyable walk-to-work experience. Within walking distance is International Technology Park and minutes from the site are offices of world-class IT companies. Easy access to quality healthcare and education, owing to a prestigious hospital in the surrounding area and existence of reputed schools nearby, complete the comfortable lifestyle. What's more, the Whitefield Railway Station in the region makes travelling throughout India a breezy experience.



### Walk to work/shop/school in the neighbourhood

#### For work

- ITPL
- Intel
- Baghmane Tech Park (MTB)
- EPIP Zone
- Sigma Tech Park

#### For shopping/entertainment

- Forum Value Mall
- Innovative Multiplex
- Hyper City
- Home Town
- A choice of eateries all around

#### For education

- Vibgyor School
- Ryan International School
- Delhi Public School
- Whitefield Global School
- Green Wood High School



## The company that has built a rock-hard reputation for market distinction

Saranya has built a rock-hard reputation for market distinction, drawing on a vibrant legacy of excellence, performance and innovation. No wonder, it is one of the most trustworthy real estate developers and construction companies in this part of Bangalore. The company's supreme attribute is its attitude of constantly striving to identify new locales and utilising its skills to convert the prospective site into reality. While significant time and effort are invested in maintaining highest standards, it also focuses on thorough planning and attention to detail, responsiveness, customer satisfaction and timely completion of every project.

### completed projects



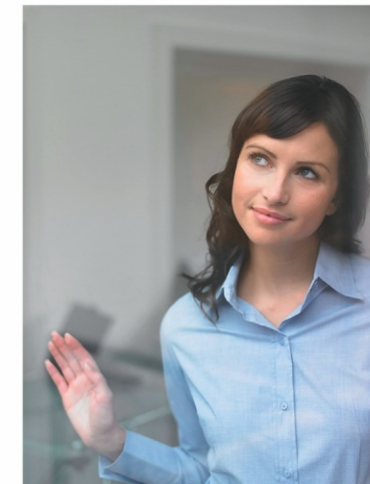
saranya sarovar



saranya homes



saranya springs



A Project of



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E-mail : saranyaprop@gmail.com

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Site Address

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Legal Advisor

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Note : This brochure is only a conceptual presentation of the project and not a legal offering.

The promoters reserve the right to alter and make changes in elevation, specifications and plans as deemed fit.

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