

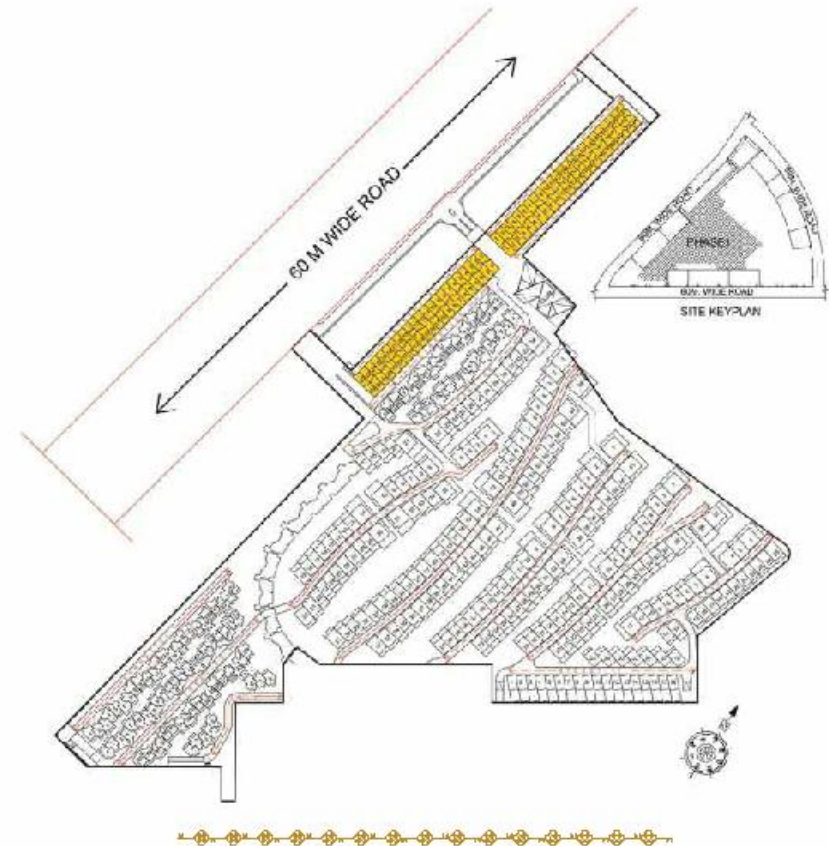
# KEY PLAN

Name of Villa	Color	Location		Plot Size (In Sq.Yd.)	Carpet Area Exclusive Area of Basement (Including Parking Area) (In Sq.Ft.)	Built-up Area (In Sq.Ft.)	Exclusive Garden + Terrace Area (In Sq.Ft.)	Total Area of Unit (In Sq.Ft.) (C+D/2)
		Street	Villa Number					
Type 1	Yellow	ST - 04	1 to 23	115	2300	2595	320	3005
		ST - 05	1 to 23					
		ST - 19	1 to 24					
		ST - 20	1 to 24					



## TYPE-1 CLASSIC VILLAS

A CLASSIC LIFESTYLE  
AMIDST A SLIVER OF CALM,  
IN THIS BUSTLING CITY.





## Description

- The Villa has 3 levels with semi-covered terrace with the following key features:  
4 bedrooms with attached toilet including 1 master bedroom with toilet & dresser, living & dining, kitchen with kitchen yard, 2 car parking, 1 utility, maid's room & toilet, demi covered Balinese style spa bed, show kitchen, store & powder room.

## Upper Ground Floor

- Golf cart movement in the entire 90 acres enables safety for pedestrians with no vehicular movement on the ground floor, so that the kids & the elderly can roam around safely
- All the living areas & bedrooms open towards the front lawn / buggy path
- 225 sq.ft. living & dining precisely designed for better furniture layout
- 130 sq.ft. kitchen including 17 sq.ft. store, openable sliders enables it to be used as an open as well as closed kitchen
- 146 sq.ft. bedroom with proper light & ventilation

## Lower Ground Floor - Bachelor's Pad

- Private parking space for two cars inside your own plot line on the lower ground floor
- Proper maid's room with a big utility which can be used in a multipurpose way for other services also
- A 218 sq. ft. spacious bedroom with a unique layout where your 4 coaster bed directly faces 100 sq.ft. of open to sky landscaped garden, which will impress the most.
- Privacy at the staircase has been taken care of, by designing louvers at specific angles to make sure that the privacy also remains at the rear side of the villa.



## First Floor - The Private Domain

- A 185 sq.ft. lavish master bedroom with 85 sq.ft. dresser & toilet with a 100 sq.ft. open to sky terrace jointly enjoyed with the other bedroom
- Both the bedrooms open towards the front lawn / buggy path
- Framed views in bedrooms formed by slanting surfaces increase the privacy & also makes the elevations interesting

## The Terrace You'll Love To Spend Time On

- Terraces are unique with Balinese style spa bed on the roof top which is also convertible into performance platform in case of a small gathering
- Proper chef's show kitchen along with powder room & other services also provided
- Store on terrace to keep your soft furnish safe in case of rain
- Pergolas shade the terraces, making the elevations dynamic & adding a vibrant look & feel by playful sun movement through out the day



R I S E   R E S O R T   R E S I D E N C E S



**LOWER GROUND FLOOR**



**UPPER GROUND FLOOR**



FIRST FLOOR



TERRACE FLOOR



ROOF PLAN

