



EKAMOI

LUXURY VILLA PLOTS

## A new vision for Sarjapur

Not very long ago, Sarjapur was a landscape dotted with lush farms. Today it is an urban hub, bustling with activity.

And while this evolution has brought growth and opportunity, it has also brought challenges—fewer trees but more traffic, taller towers but smaller apartments, a vibrant neighbourhood but also congestion and noise.

At Manyata, we want to change that.

Discover the Ekam collection. It's our way of showing how Sarjapur deserves better.



This is an artistic impression.



## The Ekam Collection

We call it a collection, but really it is more like a movement towards mindful, meaningful living.

We believe the best homes are an expression of simplicity, nature, and timeless design.

And so Ekam brings together spaces that feel warm and human, communities that nurture belonging, and environments that inspire calm.

Our first Ekam property was the acclaimed Manyata Ekamara. And Manyata Ekamoi is the next chapter in this journey, where the spirit of Ekam finds new expression and awakens a deep sense of self. It's truly something special.

## Let nature be your home and peace will follow

This simple idea sits at the heart of Ekamoi.

Everything here is designed to slow you down, gently.

The quiet spaces, the sound of water, the shade of trees,  
each element inviting you to breathe a little deeper,  
and feel a little more present.

We have drawn from the wisdom of Japanese philosophy.

And our vision for *Manyata Ekamoi* has been shaped by

three ideas:

Shizen. Seijaku. Yugen.

Let us show you how.



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## Shizen

It's a word that means "nature,"  
but it also speaks to the feeling of naturalness,  
of living in quiet harmony with the world.

At Manyata Ekamoi, Shizen inspires spaces that feel  
organic and unforced, where architecture settles gently  
into the landscape, and life feels aligned  
with nature—restorative, unhurried, true.

# 自然





## Alfresco dining: a table set by nature

Some meals are best enjoyed slowly,  
with a gentle breeze for company.

At our gourmet restaurant, you're not simply  
stepping out to eat, you're stepping into a setting  
that feels open, easy, and alive.

The greenery softens the air,  
conversations feel unhurried,  
and even the simplest dishes feel  
a little more nourishing.

Here, it's not just about the food,  
it's about everything that surrounds it.

## Tea garden for seniors: for the warmth of community

There's a kind of joy in having a place to sit with old friends, to sip tea and watch the day unfold. The tea garden is calm and shaded, tucked away just enough to feel like your own corner of the world.

Here, the design allows the natural setting to create a space where you can feel at ease, connect, and linger as long as you wish.





## Outdoor cinema: movie nights under the stars

Not every evening needs to be eventful.  
Sometimes, it's enough to lie back and watch  
the stars on-screen and off.

The Manyata Ekamoi outdoor cinema brings  
people together without fanfare—just a wide sky,  
a soft breeze, and the joy of community. It feels less  
like entertainment, more like a ritual. The kind that  
becomes part of your week without you even noticing.

## Adventure playgrounds: play the way nature intended

Manyata Ekamoi's playgrounds rise gently from the earth, with spaces to run, climb, and hide, creating an incredible and inviting world for children to explore.

Nature does most of the work here—shaping curiosity, sparking imagination, offering the kind of effortless learning that doesn't need instruction.





## Sports courts: the joy of outdoor sports

There's a different energy when the court is open to the sky. Trees offer shade, and the breeze keeps you moving.

You don't need a crowd or bright lights. Just good company, a well-paced game, and the comfort of nature all around. This is sport, done simply and beautifully.

A close-up photograph of a textured, light-colored surface, possibly a wall or ceiling, with shadows cast by green leaves in the upper left corner. The shadows are long and diagonal, creating a rhythmic pattern across the surface. The leaves are dark green and have a glossy texture.

Everything here is designed to feel  
like life was always meant to be.

## Seijaku

Seijaku is the Japanese art of tranquility.

It is the serenity you feel when the world softens around you, like the hush of a garden at dawn or the silent ripple of water across stone.

Even though it is in the heart of Bangalore, Manyata Ekamoi creates an environment that turns down the noise of the outside world.

# 静寂





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## Botanical garden: where nature and wonder meet

A winding path leads you through curated flora to the botanical garden at Manyata Ekamoi. Native and ornamental species mingle, inviting you to pause, wander, and simply savour.

Benches rest in dappled shade, and the fragrance shifts with the time of day. This is a gentle part of your everyday walk. Open, alive, and always changing with the seasons.

## Garden spa: the wellness retreat

Tucked away within the greens,  
the garden spa is a space to return to yourself.  
The setting is simple, natural, and calm—  
designed to restore you, in body and spirit.

Whether it's a morning massage or a quiet pause  
after a walk, this is wellness shaped  
by the world around it.





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## Infinity pool: where the water meets the sky

Manyata Ekamoi's infinity pool stretches out towards the treetops, blurring the line between water and air. It's not just about cooling off or winding down—it's about finding a moment where everything else simply falls away.

Here, exercise and relaxation flows as naturally as the landscape around it.

## Private yards with premium plots: your own patch of quiet

For those who choose our premium plots,  
a private yard offers space that feels deeply personal.

Plant a tree, watch the light change,  
let the outdoors become part of your daily rhythm.  
It's more than just extra space.  
It's a place that grows with you.





It's not just what you see.

It's what you feel when you're here.

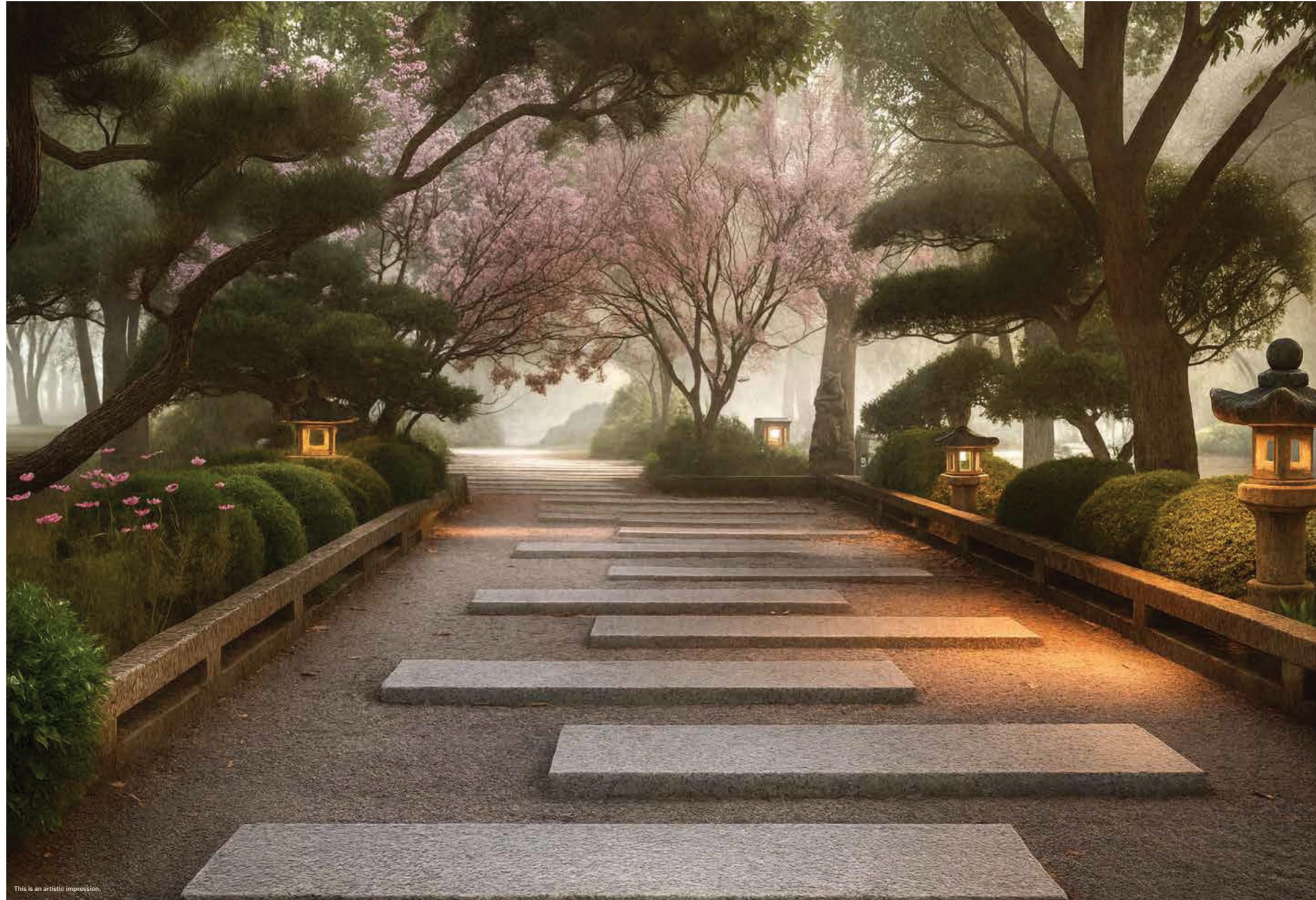
## Yūgen

Yūgen is the Japanese ideal of profound beauty,  
a subtle grace that you sense rather than see.

At Manyata Ekamoi, Yūgen guides every gesture of design.  
Spaces are designed to feel elegant and harmonious,  
with textures and forms that grow richer over time.

# 幽玄





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## Natural materials, flowing layouts

Manyata Ekamoi exudes a quiet elegance from the moment you step inside. Light moves gently through open spaces. Natural textures invite touch, not attention. Life here unfolds in warmth, proportion, and ease.

The more time you spend here,  
the more the space feels like it's meant for you.

## Rustic textures, modern sensibilities

Stone, wood, and soft finishes come together without competing. Every surface feels considered. The rustic elements ground you; the refined details carry a quiet grace.

It's this balance of texture and restraint, of heritage and modernity that gives Manyata Ekamoi its timeless character.





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## A design language that celebrates simplicity

At Manyata Ekamoi, simplicity is not the absence of design but the careful shaping of it. Lines are clean, forms are honest, and nothing feels overdone. It's a language that doesn't speak loudly, yet says everything it needs to.

This is the kind of beauty that connects with you, even when you're not looking for it.

## Amenities

### THE CLUBHOUSE

- Infinity Pool with Jacuzzi
- The Garden Spa - your private wellness retreat \*
- The Grove - gourmet restaurant with alfresco dining \*
- The Canopy Lounge & Bar
- Studio Fitness - the Ekamoi gym
- Starlight Cinema - the open-air movie lawn
- Celebrations - the mini-hall for intimate parties
- Business Suites
- Toddlers' Playroom
- Games Lounge for indoor games

### CURATED GARDENS & GREENS

- Botanical Garden with strolling paths
- Tea Garden for seniors
- Zen Garden
- Heritage Meadow
- Harvest - the kitchen garden & growing patch

### RECREATION & OUTDOORS

- The Ekamoi Amphitheatre
- Nature Play Park - adventure park for children
- Pet Park
- Tennis & Pickleball Court
- Multi-sport Court

\* Use of these facilities are chargeable separately





## Infrastructure

### WELL-PLANNED LAYOUT

- Trees in every plot
- Clearly marked plot entrances
- Signature entry gateway
- Dedicated pedestrian walkways
- 12-metre roads for congestion-free movement

### COMPREHENSIVE WATER MANAGEMENT

- Underground stormwater drains
- Rainwater harvesting systems
- Sewage treatment plant
- Integrated water-supply system provision

### ELECTRICAL & COMMUNICATIONS SYSTEMS

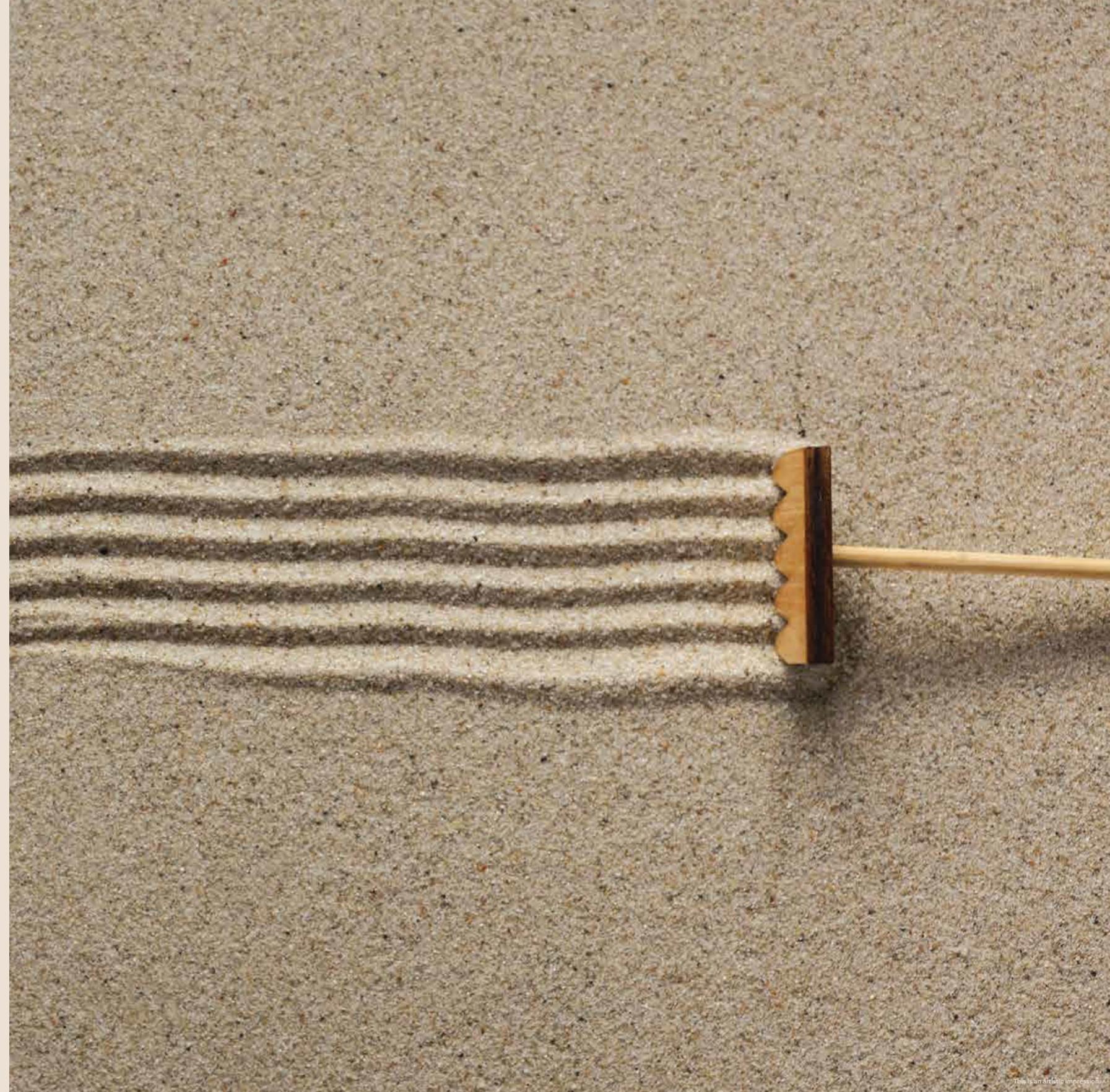
- Provision for underground electrical infrastructure
- Provision for future-ready communication network
- 60% DG backup for common areas
- Energy-efficient street lighting

### SAFETY & SECURITY

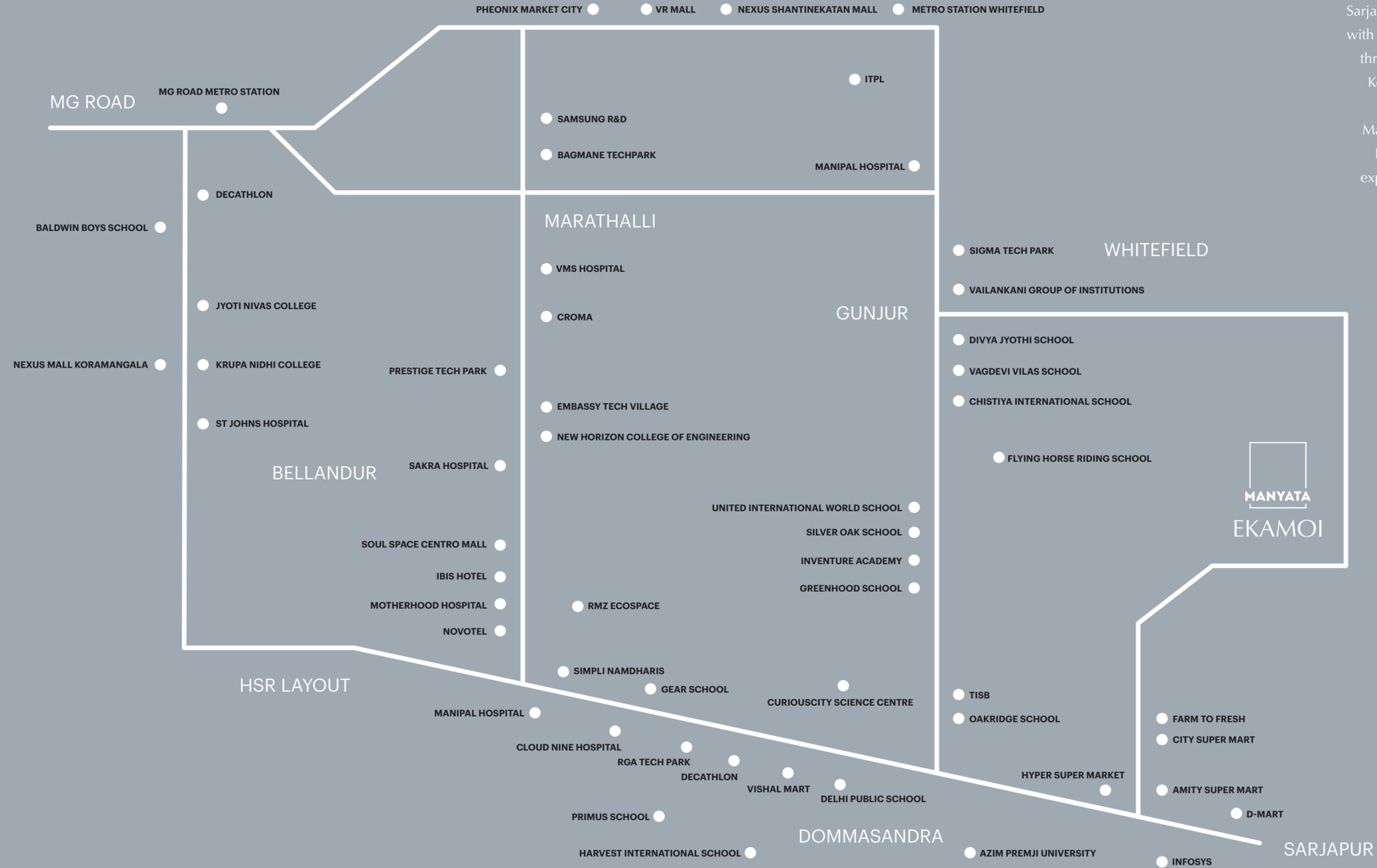
- 24-hour security system
- CCTV at entrances, parks and clubhouse
- Security kiosks at all gates
- Pedestrian crosswalks
- High-visibility street signage

## Approvals

- Approval Type: RERA
- Layout Sanction Plan: BMRDA, Anekal Planning Authority
- Plan Approval: Anekal Planning Authority
- NOC for Construction of Residential Layout: Yamre Gram Panchayat
- Consent for Construction of Residential Apartment: Karnataka State Pollution Control Board
- Work Commencement Certificate: Yamre Gram Panchayat
- NOC Water: Panchayat
- NOC Fire: The Department of Fire and Emergency Services, Karnataka
- NOC PCB: Pollution Control Board (acquired)
- NOC SEIAA: State Environment Impact Assessment Authority, Karnataka
- Katha: Panchayat



# Location Map



Sarjapur is one of Bangalore's realty hotspots, with the influx of multinationals and startups, thriving workspaces and a vibrant nightlife. Koramangala, HSR Layout, Marathalli and Electronic City are all within easy reach. Major infrastructure projects, including the Peripheral Ring Road and Namma Metro expansions, make properties in Sarjapur an especially attractive investment.

This map is not to scale.

## The Manyata Story

For decades, Manyata has scripted success stories in stone. 40 years ago, we built infrastructure for a growing India. 20 years ago, we built iconic tech parks for India's burgeoning IT sector. Today we're crafting exceptional residential spaces for the next-generation Indian, rooted in sustainability and excellence.

**450 acres**

of development in Bengaluru

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**25+ projects**

for national infrastructure built by our chairman

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**17.2 million sq.ft.**

under planning and construction



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 [www.manyata-ekamoi.com](http://www.manyata-ekamoi.com)

Site address: Sy no 111/1A, 111/1B, 111/2, 113,114,122/2, 169/1, &169/2 Neriga Village,  
Sarjapura Hobli, Anekal Taluk, Bengaluru Urban District

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