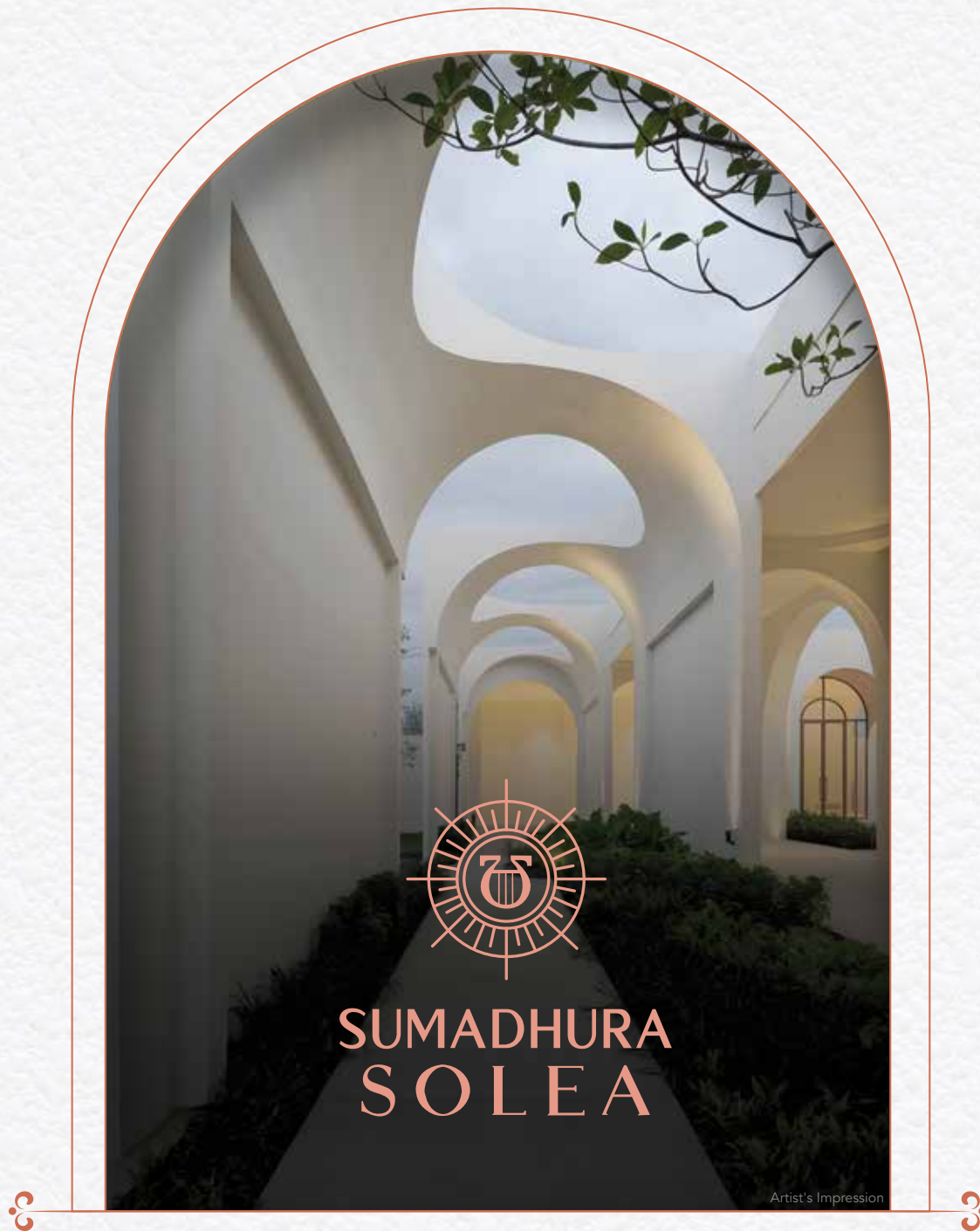


SUMADHURA®



LUXURY LIVING WITH A
MEDITERRANEAN
SOUL





A WORLD BUILT ON FOUNDATION OF HAPPINESS



With a distinguished legacy spanning over three plus decades, Sumadhura has earned the enduring trust of discerning homeowners, driven by a singular vision — to enrich lives and elevate lifestyles.



PRESENCE
IN BENGALURU
& HYDERABAD



56+
PROJECTS
COMPLETED



17M+
SQ. FT.
DELIVERED



40M+ SQ. FT.
UNDER
DEVELOPMENT



12,000+
HAPPY
FAMILIES

Next signature development — 'SOLEA' — a reflection of our craft, vision, and legacy



AWARDS & ACCOLADES

BRAND RECOGNITION



Hurun India Award (2024)

Hurun India Industry
Achievement Award
in Real Estate



Top 75 Most Valued Real Estate Companies

Prestigious Grohe Hurun
India Real Estate 150 List



One of the Top Real Estate Brands in South India

Ranked 8th in
the Track2Realty
BrandX Report 2024–25

RESIDENTIAL



ET Real Estate Awards 2025

High-End Project
Sumadhura Palais Royale



ET Real Estate Awards 2025

Theme-Based
Sumadhura Epitome



CREDAI Awards for Real Estate Excellence 2025

Best Project
Sumadhura Capitol Towers



ET Real Estate Awards 2025

Office Building
Sumadhura Capitol Towers

LOGISTICS & WAREHOUSING



16th Edition of Realty + Conclave & Excellence Awards 2024 (South)

Project of the Year
Sumadhura Logistics Park

MANAGED OFFICE SPACE



GRI Awards India 2025

Flexible Workspace of the Year
Workshop

CSR



CREDAI Awards for Real Estate Excellence 2025

Best Project
Iskilla School Construction, Telangana



GRI Awards India 2025

CSR Initiative of the Year
Iskilla School Initiative, Telangana



YOUR PILLARS OF HAPPINESS

HAPPINESS, DELIVERED ON TIME

We hold a distinct record of delivering happiness within the promised time. Hence, we know the value of doing so and by doing this over and over again, we get a feeling of pride and satisfaction which we truly cherish.



DESIGNED TO DELIGHT

Smart designs have always been a foundational principle at Sumadhura. You can explore the special touch and detailing on project designs and its elegance that upholds our philosophy of providing quiet luxury.





THAT'S WHERE YOU BELONG

The best part of every Sumadhura project is its location. All of them are built in the most developed locales or nodes that have great potential for development. This way you can always be assured of getting the maximum returns on your investment.



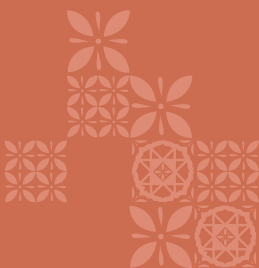
QUALITY FIRST & FOREVER

At Sumadhura you will find a wide array of real estate offerings, based on varied themes and architectural styling. The only commonality you can find is the high quality construction that will last for generations.





You crave not more noise
but more sky.
Not more walls
but ones that breathe.
You long for rooms bathed in gold,
arches that whisper serenity,
and courtyards where time walks slower.
Here, nature isn't fenced in
it flows through olive groves and lavender beds,
curves along quiet verandas,
rests gently on sun-kissed stone.
The sea may be far,
but its calm lives here
in corners softened by shadow,
in terracotta tiles warm to the sole.
This is design that exhales.
Homes that hush the world outside,
and hold you, fully
in light, in space, in stillness.
This is not a place to show off.
It's where silence shows up.
Where peace enters barefoot.
This is the Mediterranean way.
This is Solea.





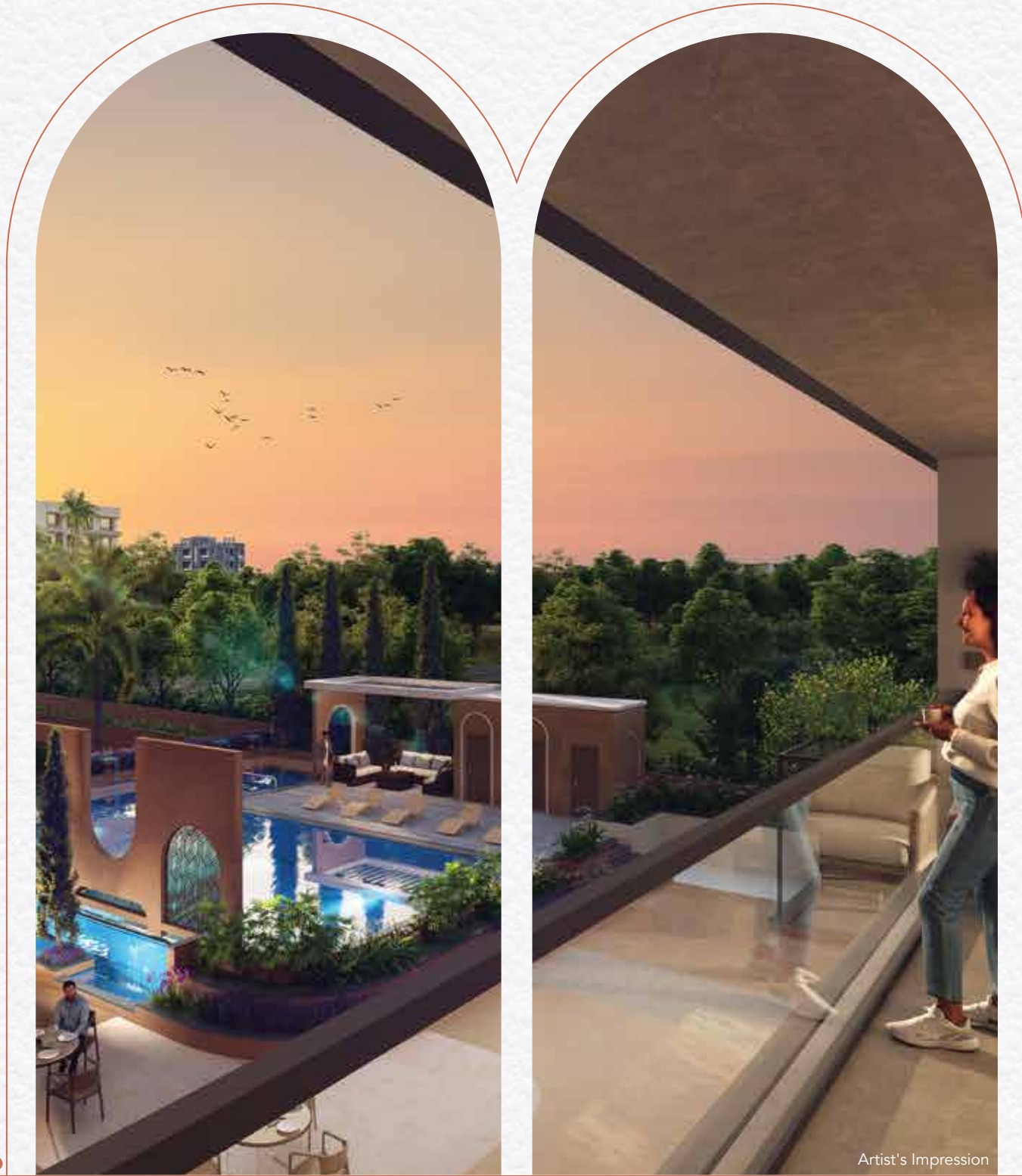


WELCOME TO SUMADHURA SOLEA



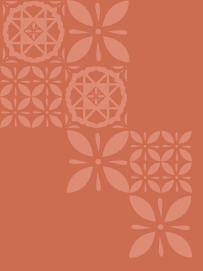
A rare blend of Mediterranean grace and Bengaluru soul. Thoughtfully planned with just two residences per corridor and all-corner units, Solea is designed for the discerning few who value privacy, sunlight, and meaningful stillness. From walk-in wardrobes in every master bedroom to balconies that open into curated gardens, from grand entrances to layered landscaping - every element whispers exclusivity. Here, architecture is not just built - it is curated. This is not defined by phases. This is a place set apart in spirit, space, and silence.



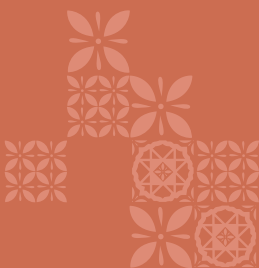


Artist's Impression





Artist's Impression





CURATED LANDSCAPE ARCHITECTURE

Thoughtfully designed paths, foliage and themed gardens create an immersive outdoor experience.

VASTU-COMPLIANT PLANNING

Spaces are aligned for harmony, balance and positive energy flow throughout the home.

ENERGY-EFFICIENT DESIGN

Cross-ventilation and passive lighting let the home breathe naturally and sustainably.

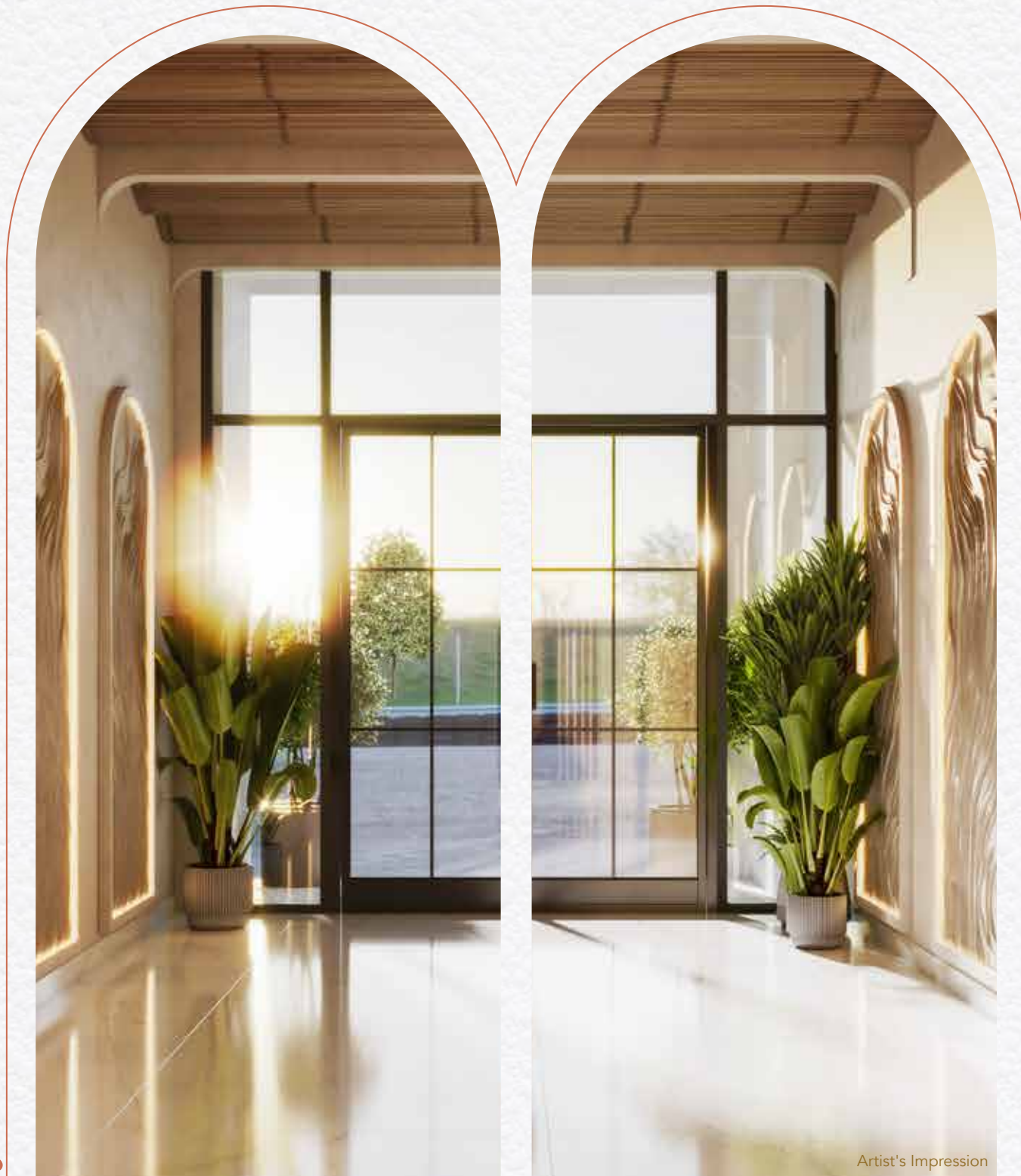
CLUBHOUSE PLACEMENT

Set beside serene gardens, the clubhouse is an accessible yet peaceful daily retreat.

BUFFER GREENS & WATER FEATURES

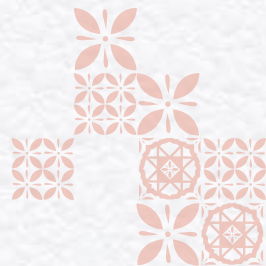
Green belts and water elements create natural screens that enhance beauty and tranquility.





Artist's Impression





WHERE EVERY PATH LEADS TO HOME

SCAN FOR LOCATION



Map not to scale

	Business		Multi Purpose Mall		Hospital		Hotel		Education		Airport
--	----------	--	--------------------	--	----------	--	-------	--	-----------	--	---------



- Kempegowda International Airport
- Yelahanka New Town
- Sri Someshwara Swami Temple
- The Grid Bowling Alley
- Jawaharlal Nehru Planetarium
- Prestige Anpitta Cuff village
- Jaya Prakash Narayana Park



- DPS North
- Aster CMI
- Esteem Mall
- Four Seasons Hotel
- Brigade Magnum
- Iskon Temple
- Yelahanka Railway Station
- HDFC School
- Shri Ananda lingeshwara Temple



- RMZ Galleria
- Vidyashilp Academy
- Hyatt Centric Hotel
- Columbia Asia Clinic
- North Hill International School
- Brigade Opus
- Manipal Hospital
- Manyata Tech Park
- Blue Tokai Coffee Roasters
- Bhartiya City



- Elements Mall
- Lakehouse Restaurant
- Vibgyor School
- Aster Clinic
- County Inn & Suites by Radisson
- Phoenix Mall of Asia



- Vibgyor high School
- Purple Patch Hospital
- Casablanca
- Holystoked Skateboard Park
- Chirayu Hospital
- Rashtrottana Vidya Kendra



PROXIMITY MAP





SUMADHURA
SOLEA



Arrival Experience

- 1 Entrance Portal
- 2 Entrance Feature Wall
- 3 Accent Planting With Sculpture
- 4 Two-Wheeler Parking
- 5 Delivery Drop-Off
- 6 Security Cabin With Frisking Booth And Storage Space

Lifestyle

- 7 Repose Zone With Seating
- 8 Hammock Garden
- 9 Leisure Corner With Ping-Pong Table
- 10 Leisure Corner With Loose Furniture
- 11 Outdoor Workstation
- 12 Party Lawn
- 13 Party Spillover
- 14 Cabana
- 15 Swimming Pool (8.5 X 18m)
- 16 Kid's Pool (4.5 X 5m)
- 17 Jacuzzi (5.5 X 5m)
- 18 Pool Deck
- 19 Outdoor Shower
- 20 Change Room
- 21 Mediterranean Garden With Seat
- 22 Pavilion With Seating
- 23 Water Fountain
- 24 Pet Park With Equipment
- 25 Feature Wall With Movable Screen
- 26 Bar Counter With Pavilion

Outdoor/Play

- 27 Kids Play On EPDM
- 28 Adventure Plays Under Trees
- 29 Climbing Wall
- 30 Elevated Wooden Deck Around Tree
- 31 Skating Rink
- 32 Giant Chess
- 33 Ludo
- 34 Labyrinth Walks
- 35 Snakes And Ladders
- 36 Four Squares
- 37 Hopscotch
- 38 Kid's Play (Tot-Lot)
- 39 Tricycle Track
- 40 Cognitive Floor Games

Interaction

- 41 Meandering Walkway Under Dense Trees
- 42 Urns Court
- 43 Water Feature With Feature Wall
- 44 Trellis Walkway
- 45 Unique Tree With Seat
- 46 Interactive Stepped Seating - 30 NOS
- 47 Tired Seating- 40 NOS
- 48 Elder's Pavilion
- 49 Tree Court With Accent Paving
- 50 Seating Court

Foliage

- 51 Accent Planting
- 52 Flower Garden
- 53 Garden Of Colours
- 54 Themed Planting Garden
- 55 Urns Planting
- 56 Fragrance Garden

Fitness / Sports

- 57 Reflexology Pathway
- 58 Sand Walk
- 59 Cricket Practice Net
- 60 Basketball - Dribble Court
- 61 Pickle Ball Court
- 62 Meditation Pavilion
- 63 Yoga Lawn
- 64 Outdoor Gym
- 65 Outdoor Exercise With Marking
- 66 Jogging / Walking Track - 405m
- 67 Cycling Track - 212m
- 68 Covered Cycle Parking

Services

- 69 DG Yard
- 70 Transformer Yard
- 71 OWC



AMENITIES OF
SOLEA

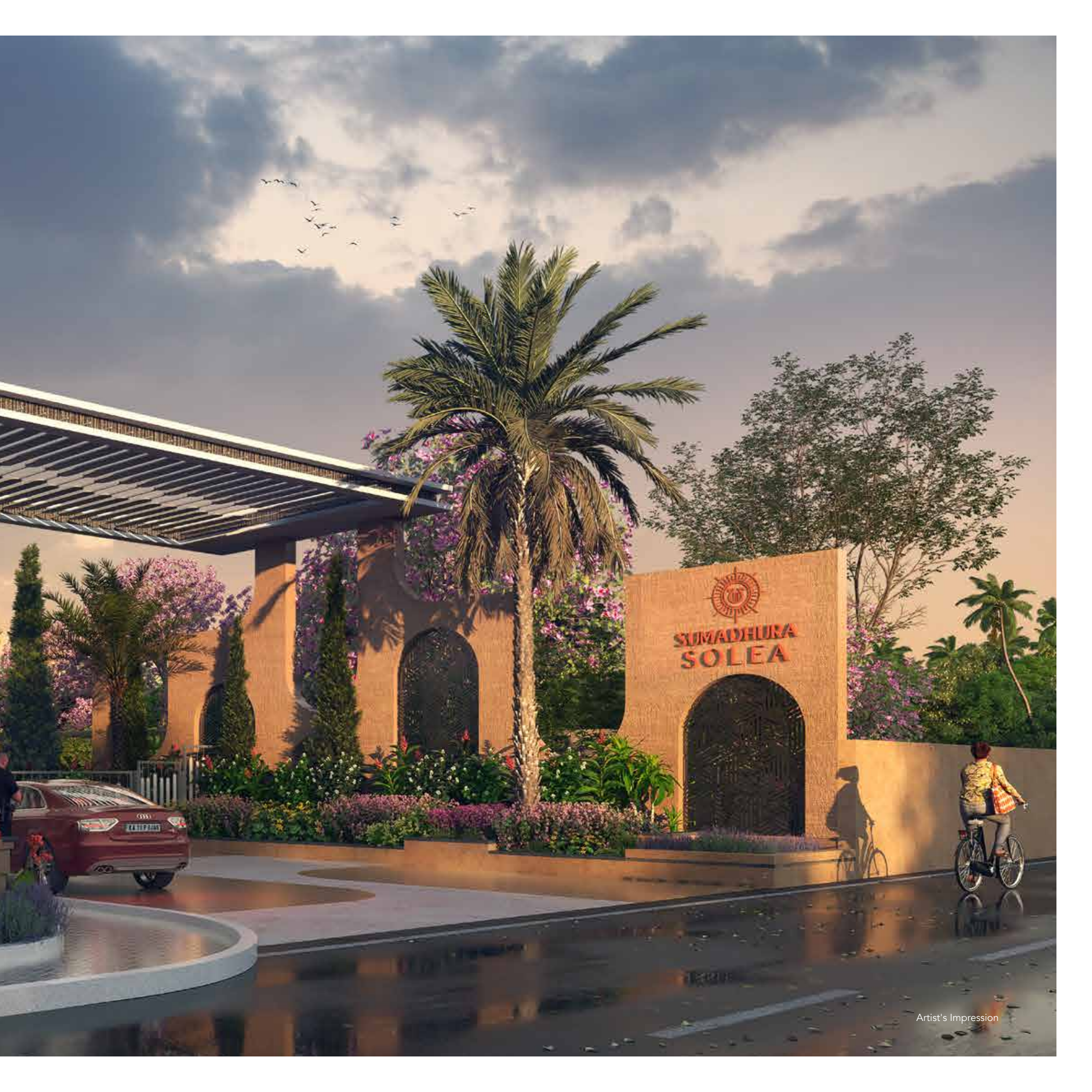




GRAND ENTRANCE PORTAL

Step into a stately welcome
that blends security with
serenity. With delivery zones
and lush Mediterranean foliage,
even arrivals feel like a
celebration.





Artist's Impression



KIDS PLAY AREAS

Thoughtfully designed indoor and outdoor kids' play areas ensure every child enjoys a safe, engaging, and imaginative environment.





TRANQUIL YOGA HAVEN

Unwind amidst serene surroundings in a beautifully designed yoga zone. Blending luxury with calm, this space is perfect for meditation, wellness, and mindful living.



CLUB SUMADHURA



JACUZZI
&
POOL DECK

Sink into bubbling bliss as the world slows to a gentle pause. Here, leisure lingers longer beneath the Mediterranean sun.





Artist's Impression



PICKLEBALL COURT & CYCLING TRACK

Stay fit the Mediterranean
way-playful, social, and spirited.

Designed for movement,
freedom, and outdoor joy.





WORK & CONNECT

A modern co-working space designed for productivity right inside your community. This shared workspace makes working from home smarter and more collaborative.





MEDITERRANEAN- INSPIRED PLANTING

Fragrant lavender, timeless
olive, and sun-loving flora. A
landscape designed to
transport you to the calming
realms of the Mediterranean





Artist's Impression



COURTYARD & COMMUNITY GATHERING

Gather at the courtyard to spark
conversations and socialise.
Share your life stories, exchange
gossip or form new friendships.
The courtyard is open to all.





CRICKET PRACTICE NET

Elevate the cricket
genius within through
focused practice.
Perfect your game and
showcase your mettle
at every tournament.





FRAGRANCE & COLOR GARDENS

Lush Mediterranean gardens where fragrant herbs, citrus blooms, and vibrant colours come together to create a serene escape, crafted to stimulate all your senses.





Artist's Impression



WALKING ZONE (405M)

Be it walking to count your steps or simply for the joy of it, the common walkway will take you places, literally and figuratively.





MEDITERRANEAN GRANDEUR

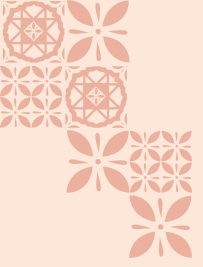
A lobby that blends timeless elegance with modern luxury. From warm textures to sunlit spaces, every detail welcomes you with a sense of sophistication and serenity.







Artist's Impression



WING DAPHNE



A BEACON OF ENDURING STRENGTH
AND BEAUTY.



THEME-BASED
PROJECT



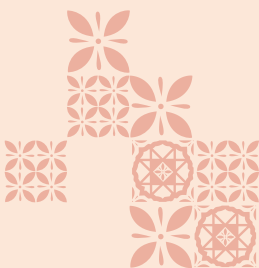
AMPLE DAYLIGHT
ACROSS THE DAY

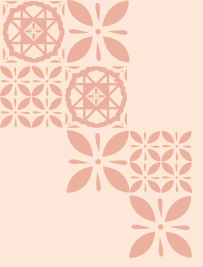


LARGE OPEN
SPACES



VASTU
COMPLIANT



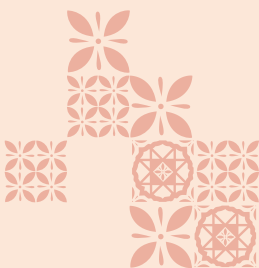


GROUND FLOOR PLAN



DAPHNE - GROUND FLOOR

FLAT NO	CONFIGURATION	FACING	CARPET(sq. ft)	BALCONY (sq. ft)	SBUA(sq. ft)
001	3 BHK CLASSIC	EAST	1036	93	1627
002	3 BHK SMART	WEST	985	94	1560
003	3 BHK CLASSIC	WEST	1155	86	1785
004	4 BHK SMART	NORTH	1363	109	2110
005	3 BHK CLASSIC	WEST	1121	86	1740
007	4 BHK SMART	NORTH	1378	94	2110
008	3 BHK CLASSIC	EAST	1103	140	1790

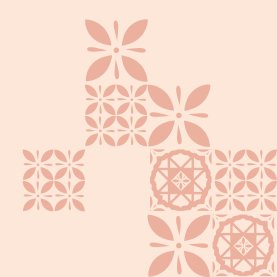


FIRST FLOOR PLAN

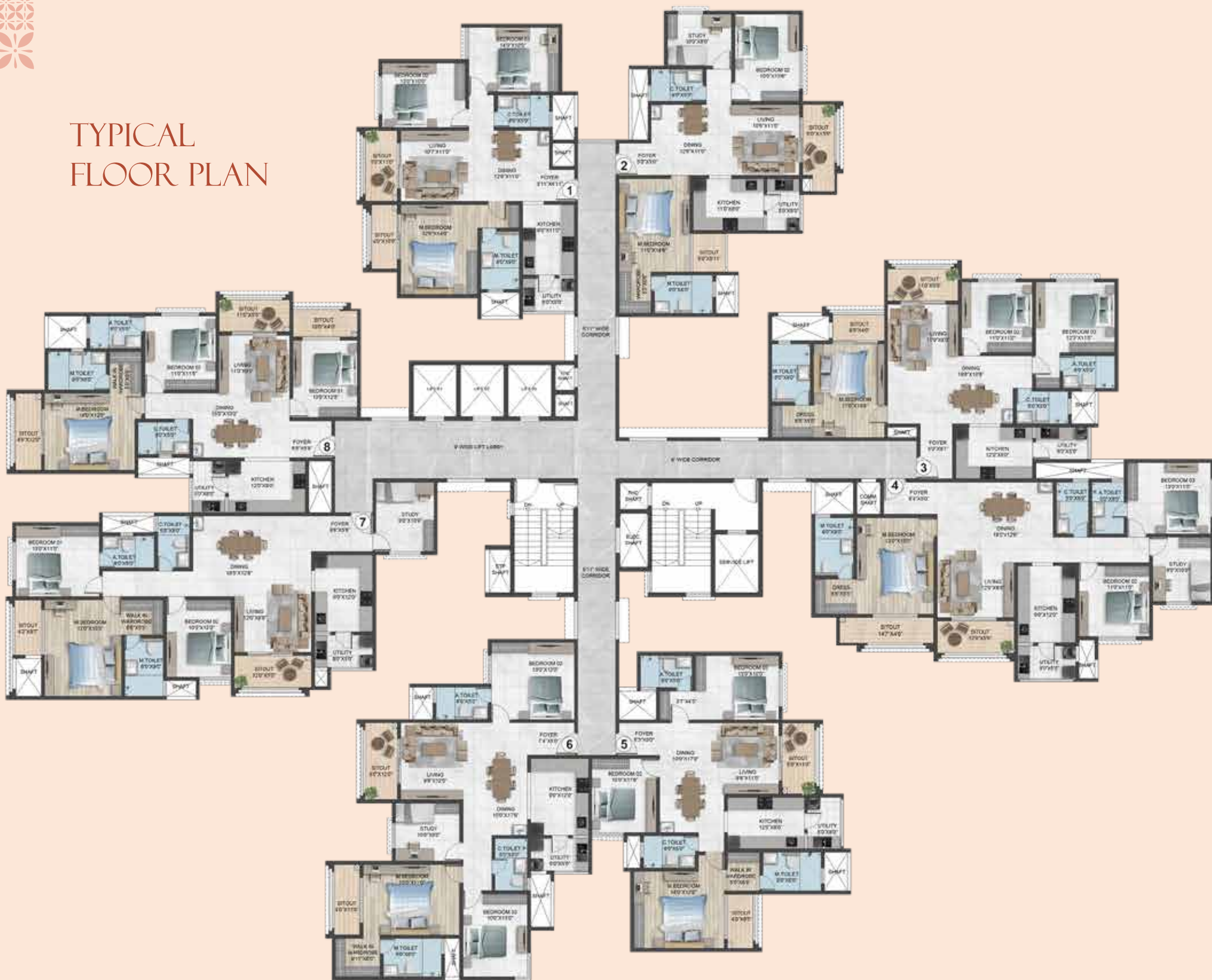


DAPHNE - FIRST FLOOR

FLAT NO	CONFIGURATION	FACING	CARPET(sq.ft)	BALCONY (sq.ft)	SBUA(sq.ft)
101	3 BHK CLASSIC	EAST	1036	93	1627
102	3 BHK SMART	WEST	985	94	1560
103	3 BHK CLASSIC	WEST	1155	86	1785
104	4 BHK SMART	NORTH	1363	109	2110
105	3 BHK CLASSIC	WEST	1121	86	1740
107	4 BHK SMART	NORTH	1378	94	2110
108	3 BHK CLASSIC	EAST	1103	140	1790

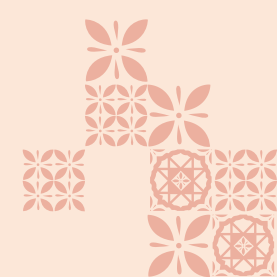


TYPICAL FLOOR PLAN



DAHNE - TYPICAL FLOOR (5TH TO 14TH)

FLAT NO	CONFIGURATION	FACING	CARPET(sq.ft)	BALCONY (sq.ft)	SBUA(sq.ft)
501 - 1401	3 BHK CLASSIC	EAST	1036	93	1627
502 - 1402	3 BHK SMART	WEST	985	94	1560
503 - 1403	3 BHK CLASSIC	WEST	1155	86	1785
504 - 1404	4 BHK SMART	NORTH	1363	109	2110
505 - 1405	3 BHK CLASSIC	WEST	1121	86	1740
506 - 1406	4 BHK SMART	EAST	1310	102	2025
507 - 1407	4 BHK SMART	NORTH	1378	94	2110
508 - 1408	3 BHK CLASSIC	EAST	1103	140	1790



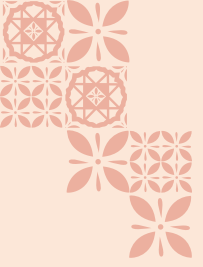


LIVING ROOM



A haven of sophistication,
crafted for refined
gatherings and timeless
elegance.

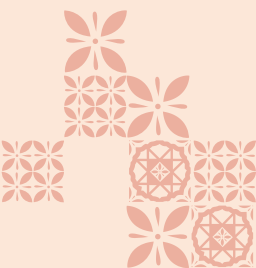


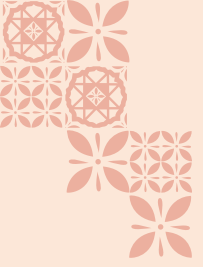


WING DAPHNE



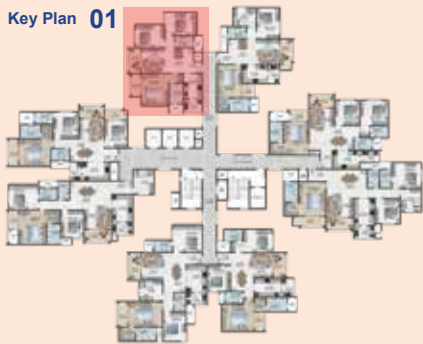
UNIT PLANS





WING DAPHNE

Key Plan 01



3BHK CLASSIC

FLOOR

G,1,2,3,4,5,6,7,8,9,10,11,12,13,14

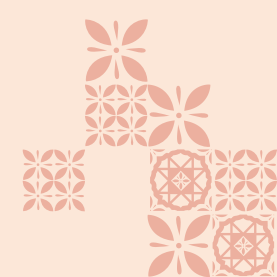
SBUA 1627 Sq.ft.	Carpet Area 1036 Sq.ft.	Balcony Area 93 Sq.ft.
---------------------	----------------------------	---------------------------

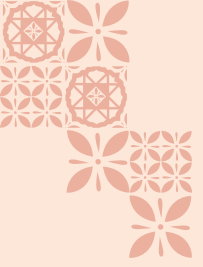
FACING

EAST

UNIT NUMBER

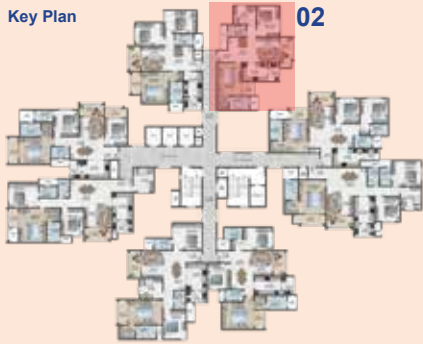
001,101,201,301,401,501,601,701,
801,901,1001,1101,1201,1301,1401





WING DAPHNE

Key Plan



02

3BHK SMART

FLOOR

G,1,2,3,4,5,6,7,8,9,10,11,12,13,14

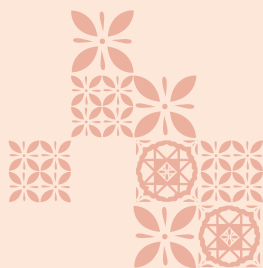
SBUA 1560 Sq.ft.	Carpet Area 985 Sq.ft.	Balcony Area 94 Sq.ft.
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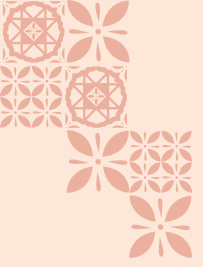
FACING

WEST

UNIT NUMBER

002,102,202,302,402,502,602,702,
802,902,1002,1102,1202,1302,1402





WING DAPHNE

3BHK CLASSIC

FLOOR

G, 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14

SBUA 1785 Sq.ft.	Carpet Area 1155 Sq.ft.	Balcony Area 86 Sq.ft.
---------------------	----------------------------	---------------------------

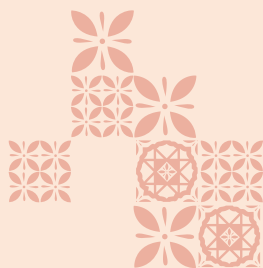
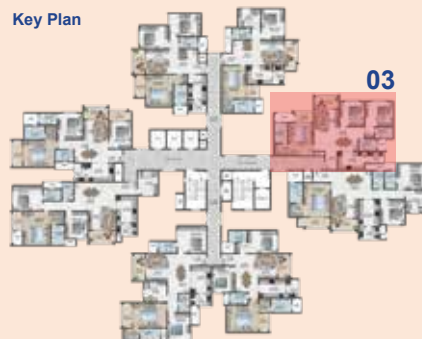
FACING

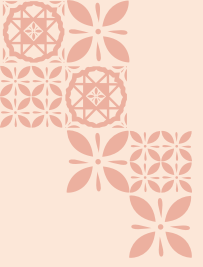
WEST

UNIT NUMBER

003, 103, 203, 303, 403, 503, 603, 703,
803, 903, 1003, 1103, 1203, 1303, 1403

Key Plan





WING DAPHNE

4BHK SMART

FLOOR

G,1,2,3,4,5,6,7,8,9,10,11,12,13,14

SBUA 2110 Sq.ft.	Carpet Area 1363 Sq.ft.	Balcony Area 109 Sq.ft.
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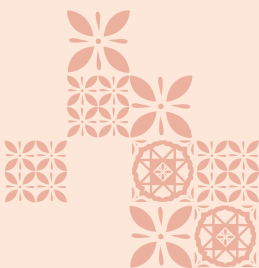
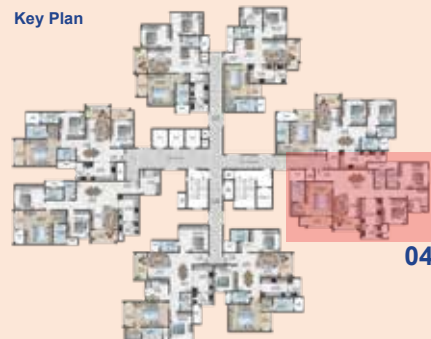
FACING

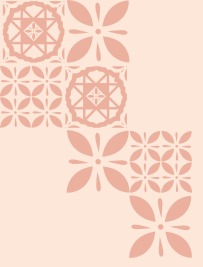
NORTH

UNIT NUMBER

004,104,204,304,404,504,604,704,
804,904,1004,1104,1204,1304,1404

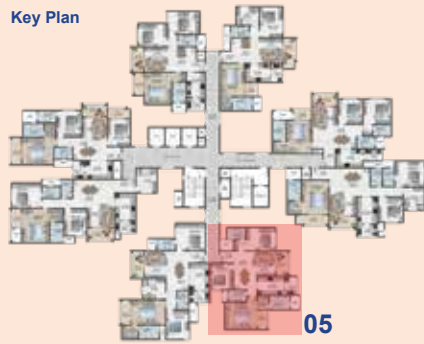
Key Plan





WING DAPHNE

Key Plan



05



3BHK CLASSIC

FLOOR

G,1,2,3,4,5,6,7,8,9,10,11,12,13,14

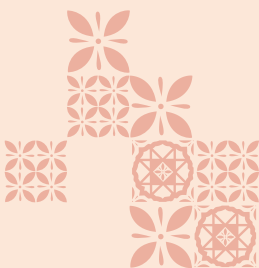
SBUA	Carpet Area	Balcony Area
1740 Sq.ft.	1121 Sq.ft.	86 Sq.ft.

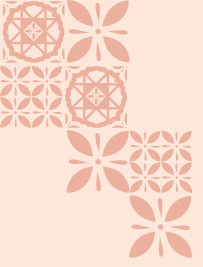
FACING

WEST

UNIT NUMBER

005,105,205,305,405,505,605,705,
805,905,1005,1105,1205,1305,1405





WING DAPHNE

4BHK SMART

FLOOR

G,1,2,3,4,5,6,7,8,9,10,11,12,13,14

SBUA 2110 Sq.ft.	Carpet Area 1378 Sq.ft.	Balcony Area 94 Sq.ft.
---------------------	----------------------------	---------------------------

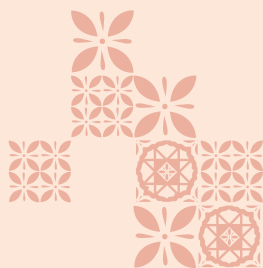
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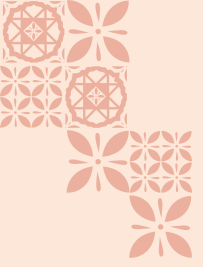
NORTH

UNIT NUMBER

007,107,207,307,407,507,607,707,
807,907,1007,1107,1207,1307,1407

Key Plan





WING DAPHNE

3BHK CLASSIC

FLOOR

G,1,2,3,4,5,6,7,8,9,10,11,12,13,14

SBUA	Carpet Area	Balcony Area
1790 Sq.ft.	1103 Sq.ft.	140 Sq.ft.

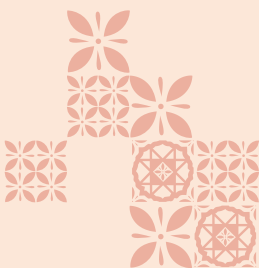
FACING

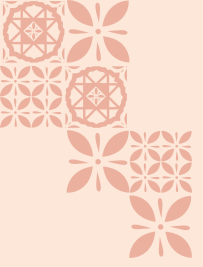
EAST

UNIT NUMBER

008,108,208,308,408,508,608,708,
808,908,1008,1108,1208,1308,1408

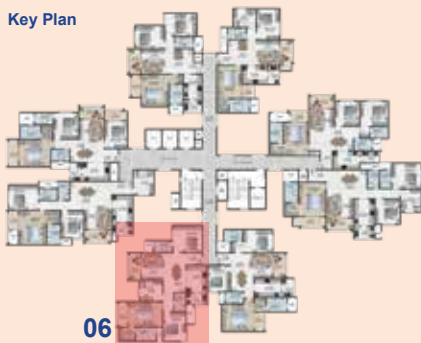
Key Plan





WING DAPHNE

Key Plan



06

4BHK SMART

FLOOR

3

SBUA 2155 Sq.ft.	Carpet Area 1310 Sq.ft.	Balcony Area 102 Sq.ft.
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OPEN TERRACE PRIVATE

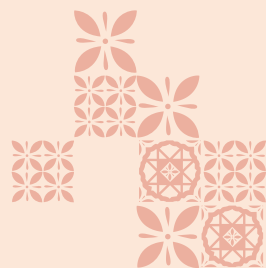
130 Sq.ft

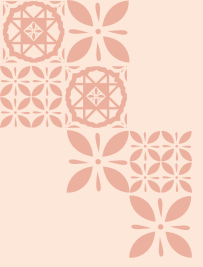
FACING

EAST

UNIT NUMBER

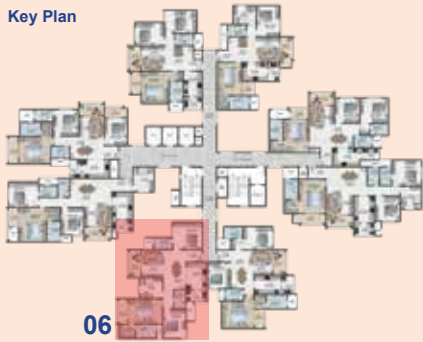
306





WING DAPHNE

Key Plan



06

4BHK SMART

FLOOR

4

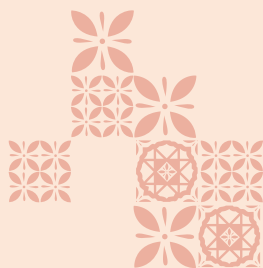
SBUA 2025 Sq.ft.	Carpet Area 1310 Sq.ft.	Balcony Area 102 Sq.ft.
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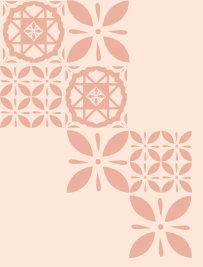
FACING

EAST

UNIT NUMBER

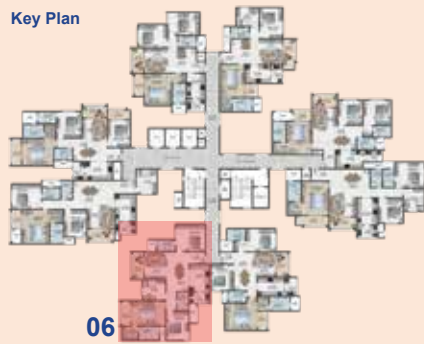
406





WING DAPHNE

Key Plan



06

4BHK SMART

FLOOR

5,6,7,8,9,10,11,12,13,14

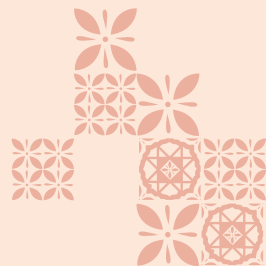
SBUA 2025 Sq.ft.	Carpet Area 1310 Sq.ft.	Balcony Area 102 Sq.ft.
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FACING

EAST

UNIT NUMBER

506,606,706,806,906,1006,
1106,1206,1306,1406



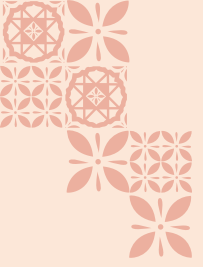


MASTER BEDROOM



A sanctuary of opulence,
designed to envelop you
in unparalleled comfort.





WING ELM



A TRANQUIL EXPANSE OF SERENITY
AND OPENNESS.



2 RESIDENCES
PER CORRIDOR



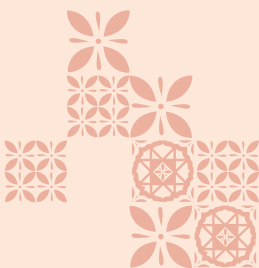
PEDESTRIAN-
FRIENDLY

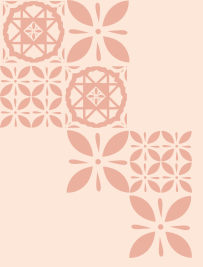


STRATEGICALLY
LOCATED



CORNER
UNITS



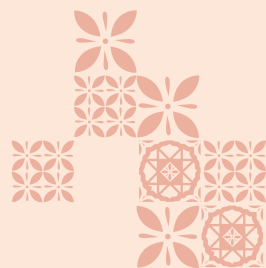


GROUND FLOOR PLAN

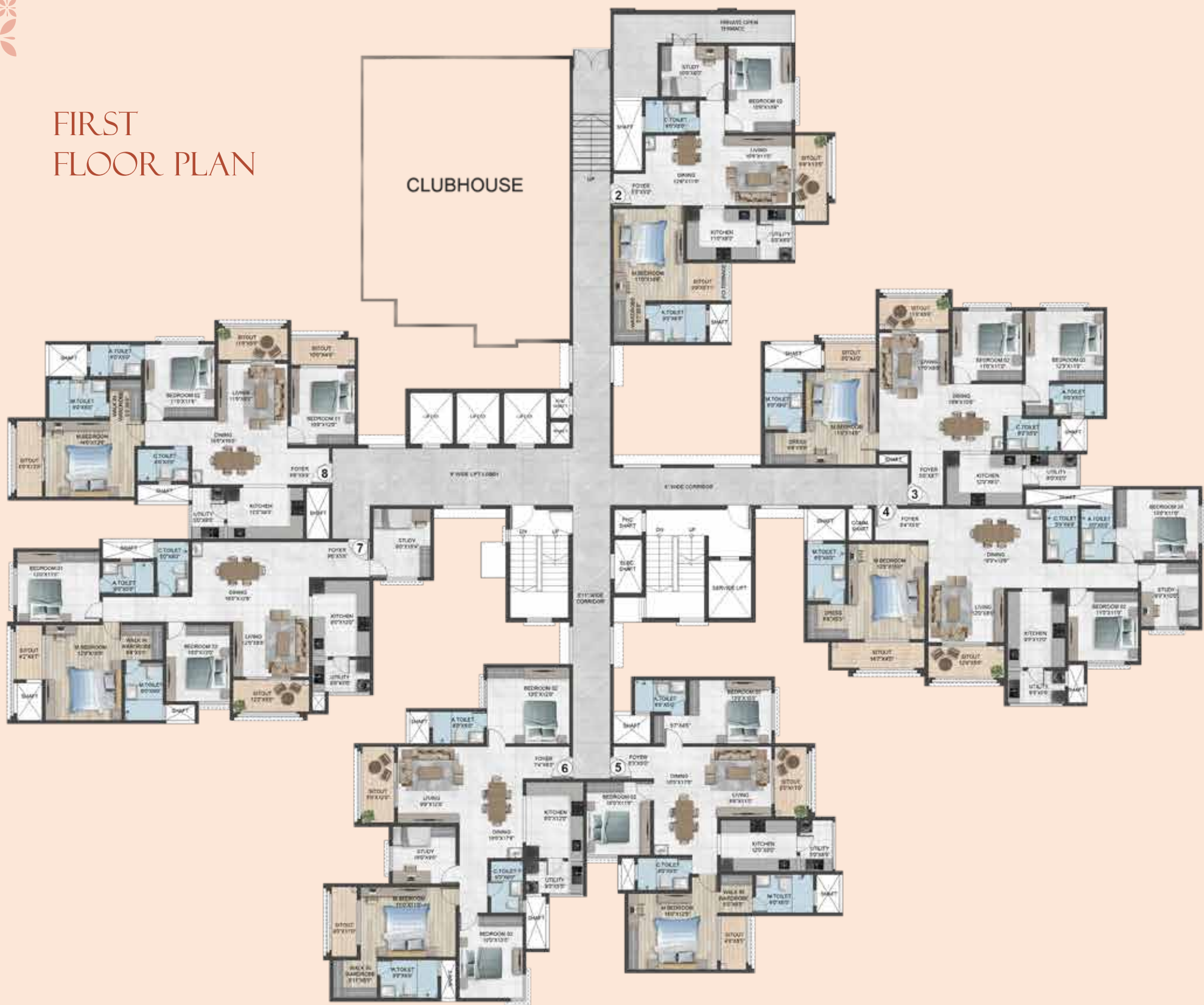


ELM - GROUND FLOOR

FLAT NO	CONFIGURATION	FACING	CARPET(sq.ft)	BALCONY (sq.ft)	SBUA(sq.ft)
003	3 BHK CLASSIC	WEST	1155	86	1785
004	4 BHK SMART	NORTH	1363	109	2110
005	3 BHK CLASSIC	WEST	1121	86	1740
006	4 BHK SMART	EAST	1310	102	2025
007	4 BHK SMART	NORTH	1378	94	2110
008	3 BHK CLASSIC	EAST	1103	140	1790

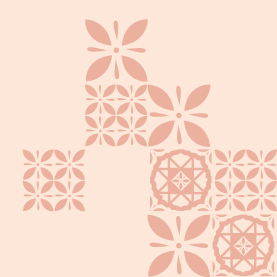


FIRST FLOOR PLAN

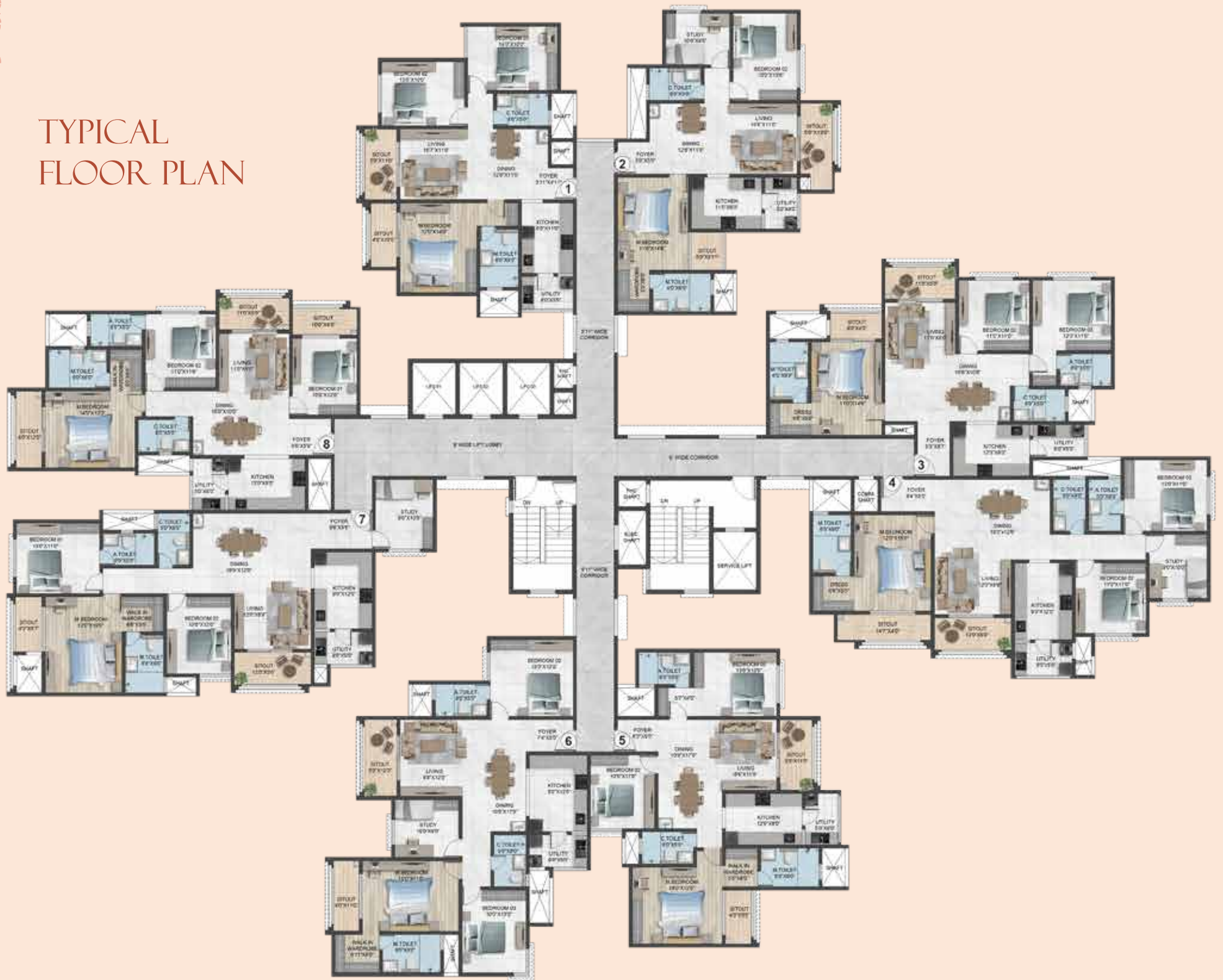


ELM - FIRST FLOOR

FLAT NO	CONFIGURATION	FACING	CARPET(sq.ft)	BALCONY (sq.ft)	SBUA(sq.ft)	Open terrace(sq.ft)
102	3 BHK SMART	WEST	985	94	1655	94
103	3 BHK CLASSIC	WEST	1155	86	1785	
104	4 BHK SMART	NORTH	1363	109	2110	
105	3 BHK CLASSIC	WEST	1121	86	1740	
106	4 BHK SMART	EAST	1310	102	2025	
107	4 BHK SMART	NORTH	1378	94	2110	
108	3 BHK CLASSIC	EAST	1103	140	1790	

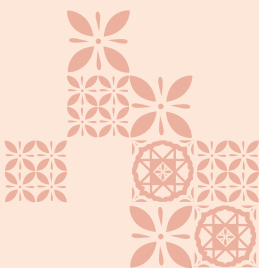


TYPICAL FLOOR PLAN



ELM - TYPICAL FLOOR (5TH TO 14TH)

FLAT NO	CONFIGURATION	FACING	CARPET(sq.ft)	BALCONY (sq.ft)	SBUA(sq.ft)
501 - 1401	3 BHK CLASSIC	EAST	1036	93	1627
502 - 1402	3 BHK SMART	WEST	985	94	1560
503 - 1403	3 BHK CLASSIC	WEST	1155	86	1785
504 - 1404	4 BHK SMART	NORTH	1363	109	2110
505 - 1405	3 BHK CLASSIC	WEST	1121	86	1740
506 - 1406	4 BHK SMART	EAST	1310	102	2025
507 - 1407	4 BHK SMART	NORTH	1378	94	2110
508 - 1408	3 BHK CLASSIC	EAST	1103	140	1790



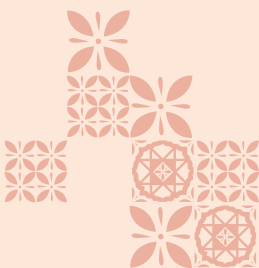
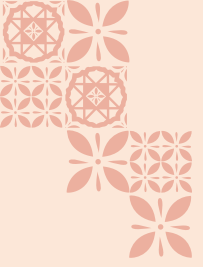


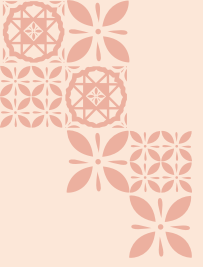
KIDS ROOM



A thoughtfully curated space where imagination thrives amidst refined design.



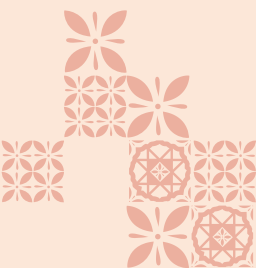


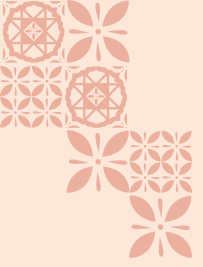


WING ELM



UNIT PLANS





WING ELM

3BHK CLASSIC

FLOOR

G,1,2,3,4,5,6,7,8,9,10,11,12,13,14

SBUA	Carpet Area	Balcony Area
1785 Sq.ft.	1155 Sq.ft.	86 Sq.ft.

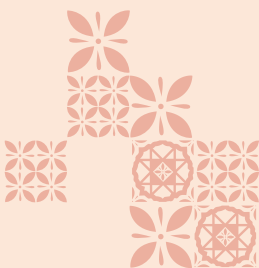
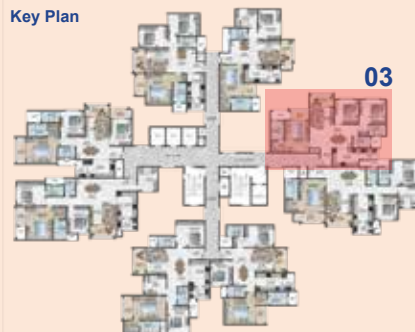
FACING

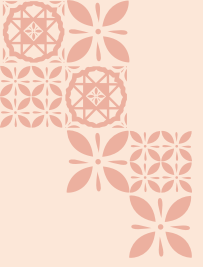
WEST

UNIT NUMBER

003,103,203,303,403,503,603,703,
803,903,1003,1103,1203,1303,1403

Key Plan





WING ELM

4BHK SMART

FLOOR

G,1,2,3,4,5,6,7,8,9,10,11,12,13,14

SBUA	Carpet Area	Balcony Area
2110 Sq.ft.	1363 Sq.ft.	109 Sq.ft.

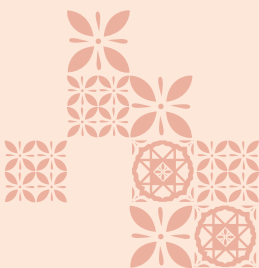
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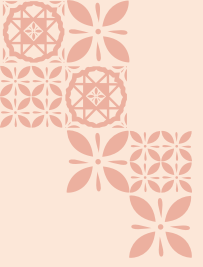
NORTH

UNIT NUMBER

004,104,204,304,404,504,604,704,
804,904,1004,1104,1204,1304,1404

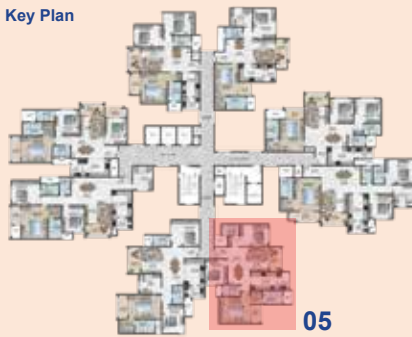
Key Plan



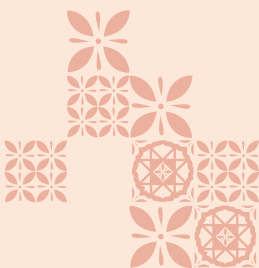


WING ELM

Key Plan



05



3BHK CLASSIC

FLOOR

G,1,2,3,4,5,6,7,8,9,10,11,12,13,14

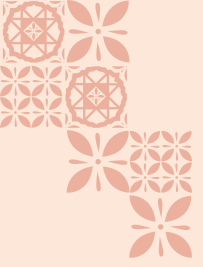
SBUA	Carpet Area	Balcony Area
1740 Sq.ft.	1121 Sq.ft.	86 Sq.ft.

FACING

WEST

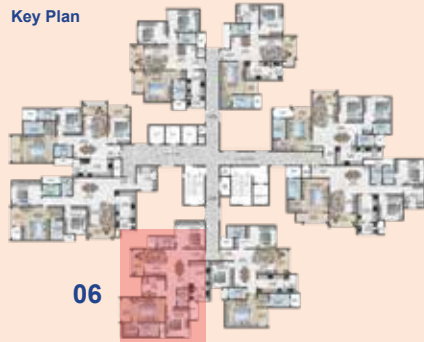
UNIT NUMBER

005,105,205,305,405,505,605,705,
805,905,1005,1105,1205,1305,1405



WING ELM

Key Plan



06

4BHK SMART

FLOOR

G,1,2,3,4,5,6,7,8,9,10,11,12,13,14

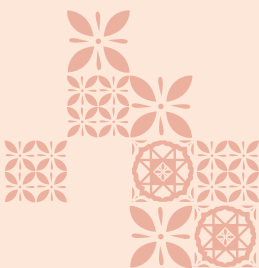
SBUA	Carpet Area	Balcony Area
2025 Sq.ft.	1310 Sq.ft.	102 Sq.ft.

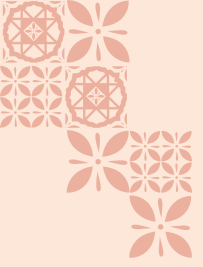
FACING

EAST

UNIT NUMBER

006,106,206,306,406,506,606,706,
806,906,1006,1106,1206,1306,1406





WING ELM

4BHK SMART

FLOOR

G,1,2,3,4,5,6,7,8,9,10,11,12,13,14

SBUA 2110 Sq.ft.	Carpet Area 1378 Sq.ft.	Balcony Area 94 Sq.ft.
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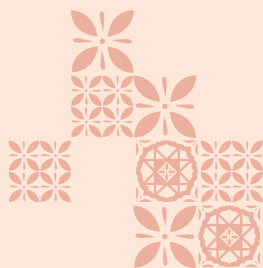
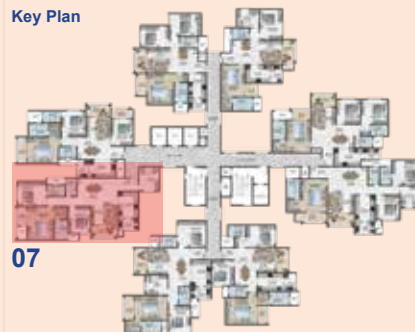
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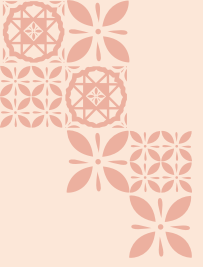
NORTH

UNIT NUMBER

007,107,207,307,407,507,607,707,
807,907,1007,1107,1207,1307,1407

Key Plan





WING ELM

3BHK CLASSIC

FLOOR

G,1,2,3,4,5,6,7,8,9,10,11,12,13,14

SBUA	Carpet Area	Balcony Area
1790 Sq.ft.	1103 Sq.ft.	140 Sq.ft.

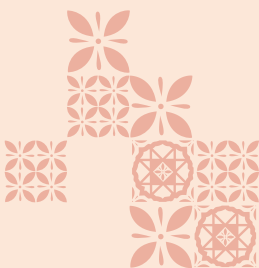
FACING

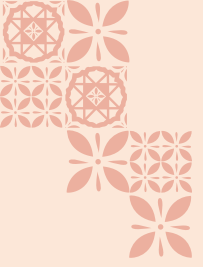
EAST

UNIT NUMBER

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808,908,1008,1108,1208,1308,1408

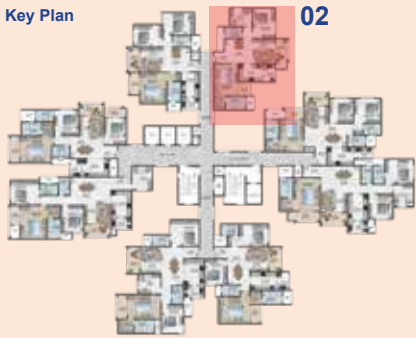
Key Plan





WING ELM

Key Plan



02

3BHK SMART

FLOOR

1

SBUA 1655 Sq.ft.	Carpet Area 985 Sq.ft.	Balcony Area 94 Sq.ft.
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PRIVATE OPEN TERRACE

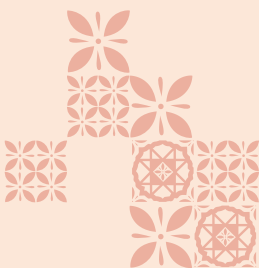
95 Sq.ft

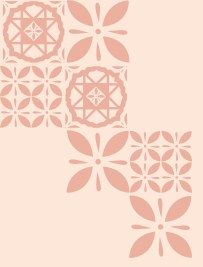
FACING

WEST

UNIT NUMBER

102





WING ELM

Key Plan



02

3BHK SMART

FLOOR

2,3,4,5,6,7,8,9,10,11,12,13,14

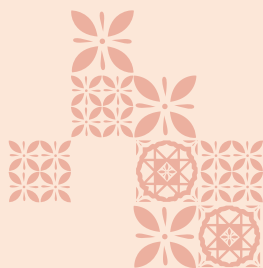
SBUA 1560 Sq.ft.	Carpet Area 985Sq.ft.	Balcony Area 94 Sq.ft.
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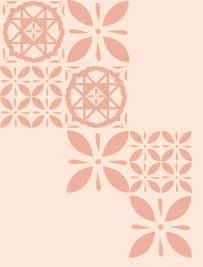
FACING

WEST

UNIT NUMBER

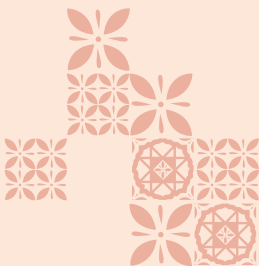
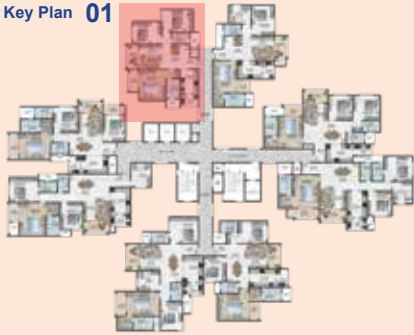
202,302,402,502,602,702,
802,902,1002,1102,1202,1302,1402





WING ELM

Key Plan 01



3BHK CLASSIC

FLOOR

3

SBUA 1677Sq.ft.	Carpet Area 1036 Sq.ft.	Balcony Area 93 Sq.ft.
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OPEN TERRACE PRIVATE

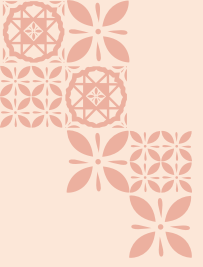
50 Sq.ft

FACING

EAST

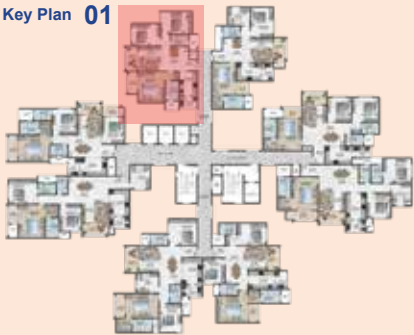
UNIT NUMBER

301



WING ELM

Key Plan 01



3BHK CLASSIC

FLOOR

4,5,6,7,8,9,10,11,12,13,14

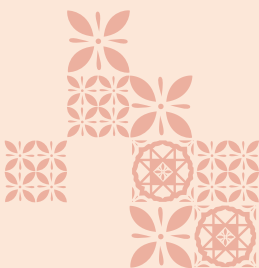
SBUA 1627 Sq.ft.	Carpet Area 1036 Sq.ft.	Balcony Area 93 Sq.ft.
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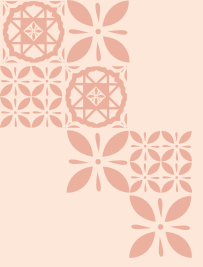
FACING

EAST

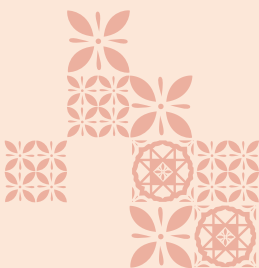
UNIT NUMBER

401,501,601,701,
801,901,1001,1101,1201,1301,1401





GROUND FLOOR CLUBHOUSE





PROJECT SPECIFICATIONS





STRUCTURE

Core wall and Shear wall monolithic construction with usage of best quality Aluminium Modular shuttering system.



DOORS

MAIN DOOR: African teak wood frame of Large 8 feet high with Veneered flush shutter of 38 mm thickness, P.U. polish finished on both sides.

INTERNAL DOORS: Teak wood frame with Veneered flush shutters of 38 mm thick, P.U. polish finished on both sides.

TOILET & UTILITY DOORS: Teak wood frame with Veneered flush shutters of 38 mm thick, P.U. polish finish on outside side and laminate finish on inside side.

BALCONIES: UPVC doors with sliding glass shutters of Aluplast / Equivalent make with mosquito mesh.

WINDOWS : UPVC window system of Aluplast /Equivalent make with M.S safety grill and mosquito mesh. All Hardware of reputed make.



PAINTINGS

External: Textured/smooth finish with two coats of weather resistant exterior emulsion paint.

INTERNAL: Smooth putty finish with two coats of premium emulsion paint for walls and Acrylic emulsion paint for ceiling over one coat of primer.



FLOORING

Elegant double height Ground floor entrance lobby: Italian marble flooring.

STAIRCASES: Granite flooring.

CORRIDOR: GVT tile flooring

MASTER BEDROOM: Premium laminated wooden flooring.

LIVING, DINING & KITCHEN, OTHER BEDROOMS:

Double charged vitrified tile flooring of size 800mmX800mm.

TOILETS FLOORING: Satin finish ceramic tile flooring.

TOILETS DADO: Ceramic tile of size 600 x 1200 mm up to False-Ceiling level.

ALL BALCONIES/UTILITIES FLOORING: Rustic finish ceramic tile flooring.

UTILITY DADO: ceramic tile of size 600 x 1200 mm.



HAND RAILING

BALCONY: Aluminium Handrail with toughened glass.

STAIRCASE IN COMMON AREA: mild steel (M.S) railing.



KITCHEN/UTILITY

Provision for softened water inlet in kitchen.

Provision of sleeve for chimney exhaust.

Provision of Water inlet/outlet in utility for washing machine.

Provision of Water inlet/outlet in utility for dish washer (for 4 BHK Smart only).





TOILETS

Wall mounted EWC with concealed flush tank.

Single lever diverter cum shower.

SANITARY WARE: TOTO or Grohe or Equivalent.

MASTER BEDROOM TOILET: Vanity counter with Premium C.P Fittings of Grohe or Equivalent make/brand & Toughened glass partition for shower.

OTHER TOILETS: Granite counter for wash basin with basin mixer.



ELECTRICAL

Concealed copper wiring of Havells/Polycab or Equivalent.

LIVING ROOM AND MASTER BEDROOM: Touch switches (Home Automation).

Other rooms: Modular switches of Norysis/Schneider/Legrand or Equivalent make.

ALL BEDROOMS: Power socket for split air conditioners. Provision of power socket for split air conditioners in living room.

MASTER BEDROOM: USB port for mobile phone charging.

KITCHEN: Power sockets for Hob, chimney, refrigerator, microwave oven, mixer, aquagaurd and for washing machine in utility.

ALL TOILETS: Power sockets for geysers and ceiling rose for exhaust Fans.

Power supply (EB & DG): Smart 4BHK / Classic 3BHK-4kw and Smart 3BHK – 3kw (Dual sub-meters for power supply).

DG POWER BACKUP: 100% Un-Interrupted supply for Lifts, Pumps & lighting in common areas.

Project will be on HT metering system.



PLUMBING

Water meter for individual flats (for softened water lines).

DRAINAGE/SEWAGE: SWR/PVC pipes & fittings

WATER SUPPLY (INTERNAL & EXTERNAL):

Cpvc or Upvc pipes & fittings.



TELECOM / INTERNET/ CABLE TV

Provision for Internet in Living/MBR/Study.

Provision for Telephone / Intercom in living/MBR.

COMMON AMENITIES AND FACILITIES OF THE PROJECT



CAR PARKING

Covered parking with entry/exit ramps & signage's.

FLOORING: Cement concrete with power troweled finish.

Car charging and car washing: Dedicated space in visitor parking slot.



FIRE & SAFETY (AS PER CODAL COMPLIANCES)

Fire sprinkler system in basements.

Fire hydrant & extinguishers in all floors.

Fire alarms & Public address system.



SECURITY

Round-the-clock security system.

Panic button and intercom provided in the lifts.

Solar powered fencing on the compound.

Surveillance cameras at the main security and entrance of each wing.



ELEVATORS

Elevators with auto rescue device & V3F for energy efficiency. Schindler or Equivalent make.

Wing Daphne & Wing Elm - 04 no's. of passenger/fire elevator.



ECO SUSTAINABLE FACILITY

Water Treatment Plant: Softened/Treated water made available through WTP.

Sewage Treatment plant: adequate capacity will be provided, treated sewage water will be used for the landscaping / flushing purpose.

Rainwater harvesting tanks.

Rainwater recharge pits.

Organic waste converter.



LIFESTYLE CLUB HOUSE AMENITIES

Ground Floor - Entrance lobby, Multipurpose hall, Yoga/Activity, Health club (Male + Female), Toilets block, Creche & Co-Working.

First Floor - Guest room - 04 no's, Board games, Cross fit, Gym & Badminton court

Terrace Floor - Tired seating, Feature wall with movable screen, Bar counter with pavilion.



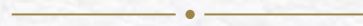
BEYOND EXPERIENCE- OUTDOOR AMENITIES

Entrance portal, Entrance feature wall, Accent planting with sculpture, Two-wheeler parking for delivery, Delivery drop-off, Security cabin with frisking booth and storage space, Repose zone with seating, Hammock garden, Leisure corner with Ping-Pong table, Leisure corner with loose furniture, Outdoor workstation, Party lawn, Party spillover, Cabana, Swimming pool, Kid's pool, Jacuzzi, Pool deck, Outdoor shower, Change room, Mediterranean garden with seat, Pavilion with seating, Water fountain, Pet Park with equipment, Kids play on EPDM, Adventure plays under trees, Climbing wall, Elevated wooden deck around tree, Skating rink, Giant chess, Ludo, Labyrinth walks, Snakes and ladders, Four squares, Hopscotch, Kid's play (Tot-lot), Tricycle track, Cognitive Floor games, Meandering Walkway under dense trees, Urns court, Water feature with feature wall, Trellis walkway, Unique tree with seat, Interactive Stepped seating, Elder's pavilion, Tree court with accent paving, Seating court, Accent planting, Flower garden, Garden of colours. Themed Planting Garden, Urns Planting, Fragrance garden, Reflexology pathway, Sand walk, Cricket practice net, Half Basketball (Dribble court), Pickle ball court, Meditation pavilion, Yoga lawn, Outdoor gym, Outdoor exercise with marking, Jogging/ Walking track, cycle parking, DG yard, Transformer yard & OWC.



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North Bangalore's rapid transformation, driven by robust infrastructure development, commercial growth, and high-quality lifestyle amenities, makes it a prime area for investment. The strategic location, diverse investment options, and government support ensure sustained growth and high returns, making North Bangalore an attractive destination for real estate investors and businesses alike.





PRIME LOCATION

Close to essential services and infrastructure

MEDITERRANEAN DESIGN

Warm and elegant architecture for a select few

ENERGY-EFFICIENT FEATURES

Well-ventilated units with large openings for natural light and air

COMMUNITY-CENTRIC DESIGN

Large landscapes for community events and gatherings

PRIVACY AND EXCLUSIVITY

Minimal common walls, spacious units with private balconies

VASTU-COMPLIANT UNITS

Designed for harmony and positive energy

SECURE AND SAFE

Controlled vehicular access and separate pedestrian areas



SUMADHURA SOLEA (OUR CONSULTANT)

ARCHITECT



10/2, OS HAUGHNESSY ROAD,
LANGFORD GARDENS,
BENGALURU, KARNATAKA - 560025

PEER REVIEW OF STRUCTURAL DESIGN



NO. 121/A/1, 12TH CROSS WEST OF CHORD
ROAD, 2ND STAGE, MAHALAXMIPURAM
BENGALURU, KARNATAKA - 560086

STRUCTURAL ENGINEER



NO 27, SECOND FLOOR,
6TH TEMPLE ROAD,
16TH CROSS, MALLESHWARAM,
BANGALORE-560 003

LANDSCAPE ARCHITECT



Brigade Terrace, 11, Cambridge Rd,
Halasuru, Udani Layout,
Bengaluru, Karnataka 560008

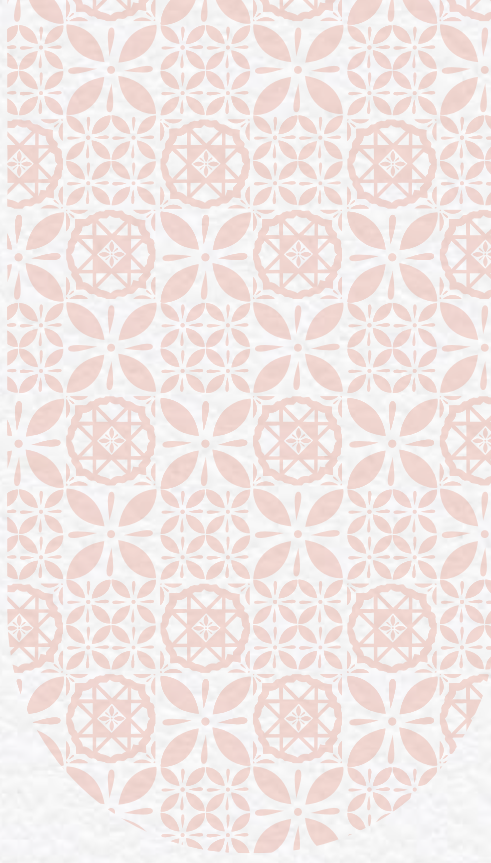
MEP CONSULTANT



#377/61, 2ND FLOOR, 19TH MAIN ROAD,
1ST BLOCK, RAJAJINAGAR,
BENGALURU, KARNATAKA - 560010

LIST OF APPROVALS OF SUMADHURA SOLEA


SI.NO	LIST OF APPROVALS	ANCTION AUTHORITY	CURRENT STATUS	DATE OF APPROVAL	APPROVAL NO
1	SPA	BDA Single Plot Approval	APPROVED	26/12/2024	BDA/TPM/PRL/77/2432/2024-25
2	BBMP Licence	Bruhat Bangalore Mahanagara Palike	APPROVED	20/01/2026	GBA/BNCC/0784/2025-26
3	BWSSB	Bangalore Water Supply and Sewerage Board	APPROVED	16/04/2025	BWSSB-NOC-2025-3-1193-030705161445
4	SEIAA	State Level Environment Impact Assessment Authority-Karnataka	APPROVED	12/11/2024	SEIAA/107/CON/2024
5	KSPCB	Karnataka State Pollution Control Board	APPROVED	05/02/2025	CTE-347429
6	FIRE	Karnataka State Fire and Emergency Services	APPROVED	23/05/2025	KSFES/GBC(1)/145 & Docket No. KSFES/NOC/145/2025
7	AAI	Airport Authority of India	APPROVED	06/12/2022	BIAL/SOUTH/B/120322/729587
8	BSNL	Bharat Sanchar Nigam Limited	APPROVED	31/05/2025	DGM/CM/BGTD/NOC/HR/2024-25/112.
9	BESCOM	Bangalore Electrical Supply Company Limited	APPROVED	18/12/2024	SEE/BEC/EE(O)/AEE(O)/AE-3/F-124/24-25/6421
10	HAL	Hindustan Aeronautics Limited.	APPROVED	29/11/2024	ASC/DGM/AO/131/HAL-BG/162-24/1337/2024
11	EKKUR	Jakkur Aerodrome Training Centre	APPROVED	21/12/2024	FTS/10/NOC/2024-25.
12	DEFENCE	Defence	APPROVED	27/02/2025	TC/4906/2/ATS/NOC/2024-25.(Ty BM-ML VIII)
13	RERA	Real Estate Regulatory Authority			Yet to Apply




SUMADHURA SOLEA


Sumadhura Solea -1, Sy.no. 115/2, 116/1 & 116/2 Rachenahalli Village, K.R Puram Hobli, Bengaluru East Taluk, Bengaluru, Karnataka

A Project Of Sumadhura Homes LLP. 108/2, Millenia Building, 1st Main, MSR Layout, Munnekollala Village, Outer Ring Road Marathahalli, Bengaluru 560037

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COMMUNITY-CENTRIC DESIGN | PRIVACY AND EXCLUSIVITY | FASTEST DELIVERY
VASTU-COMPLIANT UNITS | SECURE AND SAFE

SCAN FOR LOCATION



SCAN FOR WEBSITE



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