

## Shankara Homes & Resorts

We are happy to announce Shankara Homes & Resorts, a luxurious residential layout in the elegant, serenely beautiful place in the Chickballapur-Devanahalli highway. This is a golden opportunity to own a second home amidst the lush greenery and beautiful view of Nandi Hills. Owning a house at Shankara Resorts is the ideal setting as your weekend hideaway or as a holiday home, either way to rejuvenate your body, mind and soul.

Shankara Homes & Resorts is a 45 minute drive from Mekhri Circle. The project is located in an area that is witnessing huge development with massive infrastructural focus and return on investment. The dimension of the plots will be 30x40, 30x50 and 40x60. Applications are invited from the aspirants on a first come first serve basis. The plots are ready for registration, occupation and construction.

The cost of the site will be at Rs. 850 per sqft, as follows:

Dimensions	30 ft. × 40 ft.	30 ft. × 50 ft.	40 ft. × 60 ft.
Total Cost	Rs.10,20,000	Rs. 12,75,000	Rs. 20,40,000
Advance Booking	Rs. 5,00,000	Rs. 6,00,000	Rs. 10,00,000
During Registration (3months)	Rs. 5,20,000	Rs. 6,75,000	Rs. 10,40,000

### Proximity

- 15 minutes drive from Bangalore International Airport
- 10 minutes drive from Devanahalli
- 10 minutes drive from Aero Space Zone

### Educational Institutions

- BGS International School
- S.J.C Engineering College
- Nagarjuna Engineering College
- Gitam University

### Other major projects in the vicinity

- Presence of 13 banks
- Proposed metro connectivity to BIAL and Bangalore
- Business park near BIAL
- Medical College being developed by MS Ramaiah Group
- JW Marriot (7 Star Hotel)
- Aero SEZ on 1200 Acres
- Shell R&D Center
- Pharma SEZ being developed by Ozone group

## The Promise of North Bangalore

Birthplace of Bharat Ratna Sir.M.Visvesvaraya, Chickballapur is now blessed with several infrastructural projects which include the establishment of an IIT in Muddenahalli, Information Technology Investment Region (ITIR) which will provide employment to many people and a science city in an area spanning 100 acres. Devanahalli is famous for the International Airport, six lane highway and is experiencing rapid commercial development.

### Highlights

- Entire work will be executed as per BIAAPA/BMRDA/BDA norms and specifications.
- Park and civic amenities as per BIAAPA norms
- Water, sewage and electricity connection to each site individually
- Overhead and underground electrical lines
- Streetlights and pedestrian pavements
- Trees would be planted on both sides of the roads.
- Security service will be provided at the main entrance.
- DTCP approved
- Free hold property
- Independent homes – Ideal holiday home for family