

A HOME BY ABHAYA SHELTERS.
NO MORE A DREAM.



Lakeshore Villas at Jigani, Bangalore is a gated community of 3-4 BHK Villas with modern facilities set in serene and natural surrounding. The Project is just 10 KM away from World's largest IT hub (Electronic City) companies like Wipro, Infosys, HP, Biocon. New GE Campus and major Institutions like Alliance Business Academy, Alliance Institute of Technology and many more.



Children Play Area



Modern Health Club



Indoor Snooker



Badminton Court



Club House with Swimming Pool





a fenceless project

Lakeshore is a project where most of the space amidst is open. Nothing comes between your view and nature. The open swimming pool surrounded with green trees. Just outside your villa, there's an invitation, for a spontaneous picnic, charming the entire family in the sprawling garden among trees and birds where the engaging pathway and flowering plants create a welcome atmosphere of health and wellness.

Amenities:

Badminton Court

Health Club

Swimming Pool

Gym

Steam

Children's Play Area

Jogging Track

Table Tennis

Lounge Library

Coffee Shop

ATM

Landscaped Gardens

Key Highlights:

Homes specially designed for global citizens

Lakeshore is at Jigani, near Biocon's Biotech Park, Macro Labs, HCL technologies.

Lakeshore is just 10 Kms from Electronic City and Close to Anekal

Lakeshore is in close proximity to educational institutions, hospitals.

Institutions and Hospitals: Ebenezeer International School, Treamis world school, St. Francis School, Christ School, Mark Global School, Sarala Birla Academy. Hospital like Ramakrishna Hospital, Narayan Hrudayala and Sparsh Hospital

Layout Plan



Lakeshore Plots

Lake shore is a five star amenities residential layout offering plots of 30 x 40, 30 x 50, 40 x 60 and odd size dimensions. The project has designed with most economic tariffs to the global standards tempting investors and buyers of different category.

Aerial View of Layout

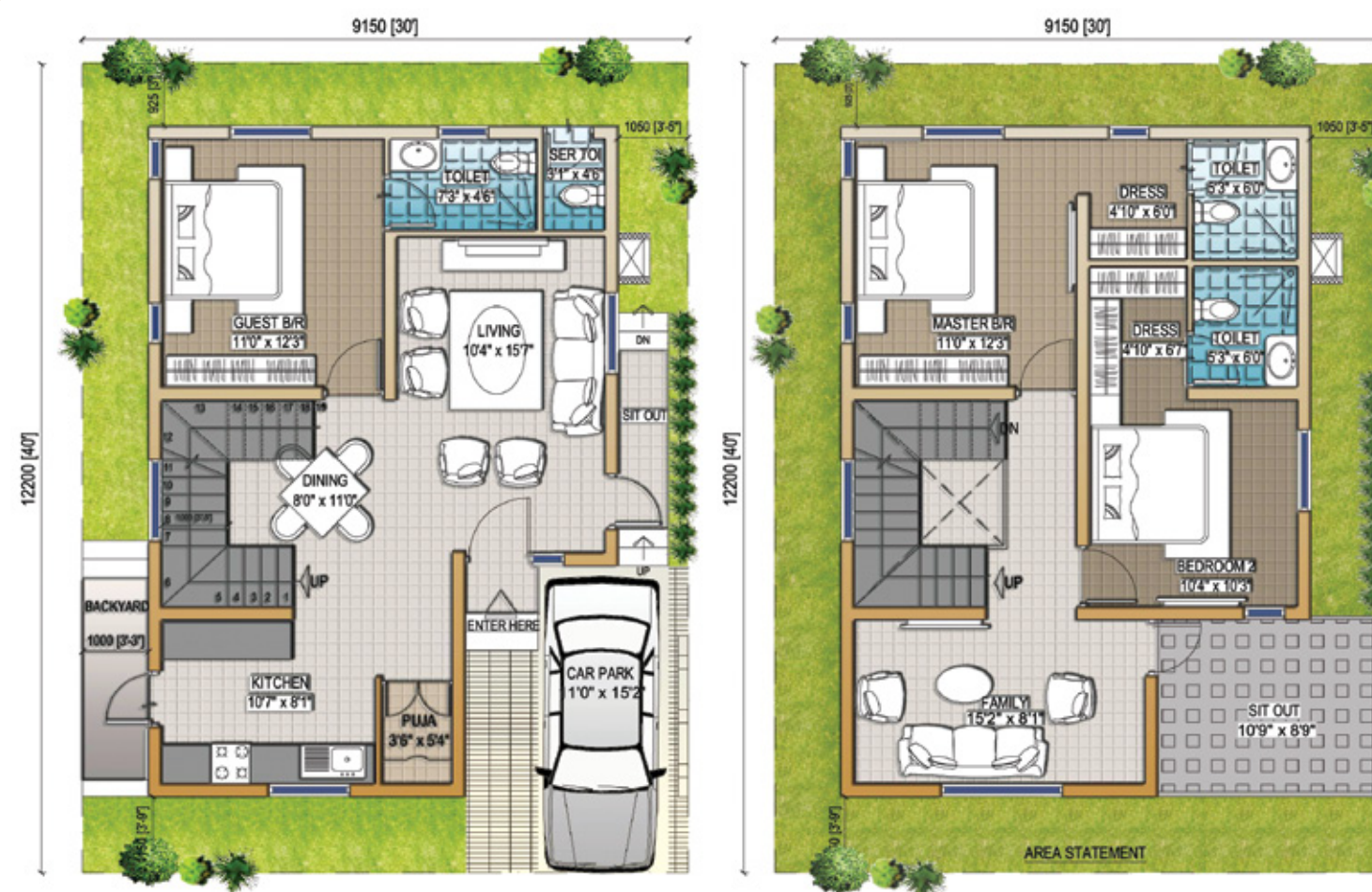




30 x 40 East facing Villa

Area Statement:

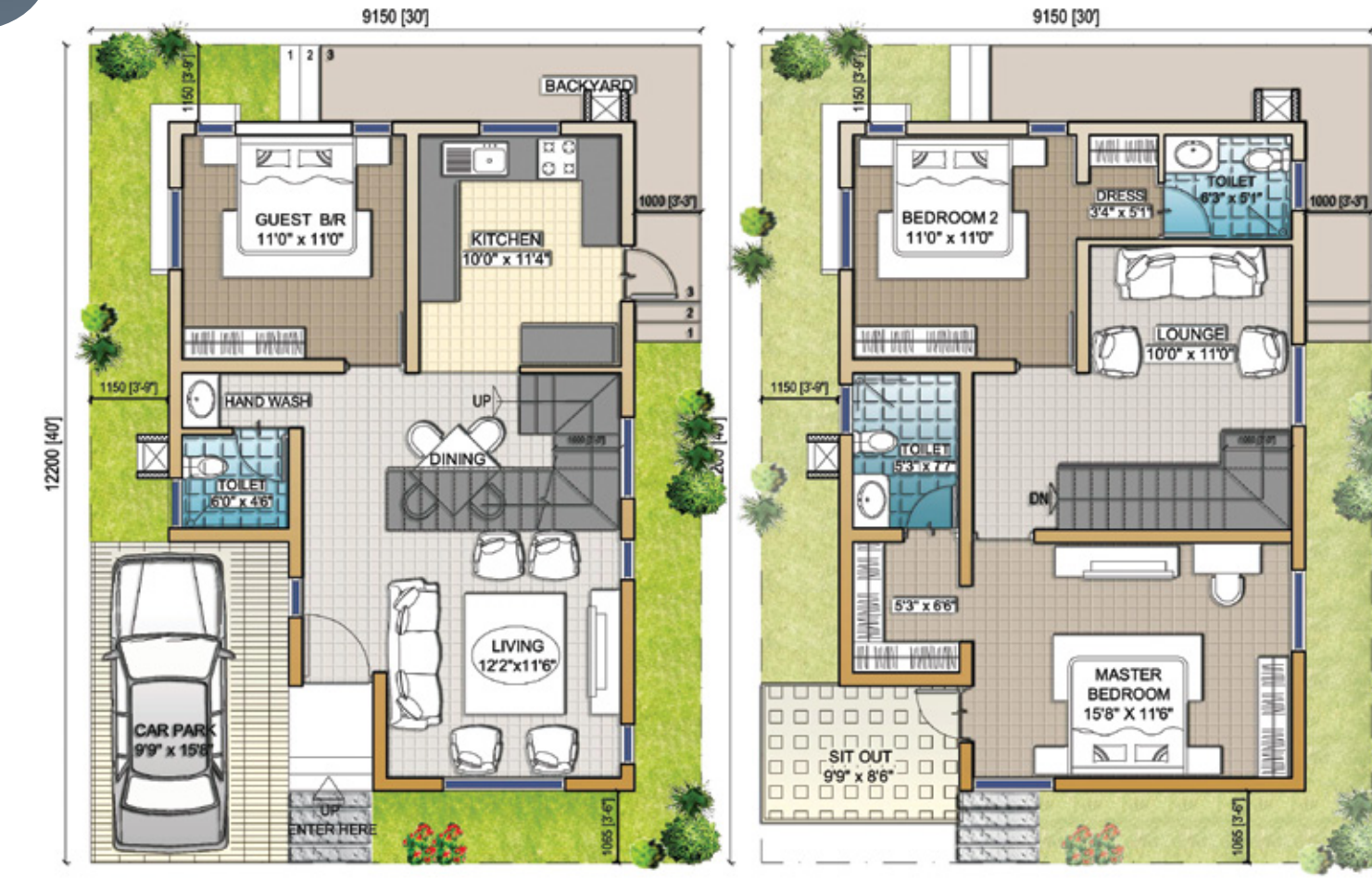
Plot Area	= 111.63 Sqm	1200.00 Sqft
Ground Floor Plan	= 63.85 Sqm	687.27 Sqft
First Floor Plan	= 74.69 Sqm	803.95 Sqft
Terrace Floor Plan	= 13.19 Sqm	141.50 Sqft
Total Builtup Area	= 141.34 Sqm	1632.72 Sqft
Terrace Area	= 61.54 Sqm	662.45 Sqft



30 x 40 West facing Villa

Area Statement:

Plot Area	= 111.63 Sqm	1200.00 Sqft
Ground Floor Plan	= 63.00 Sqm	678.12 Sqft
First Floor Plan	= 72.98 Sqm	785.55 Sqft
Terrace Floor Plan	= 14.24 Sqm	153.27 Sqft
Total Builtup Area	= 150.22 Sqm	1616.95 Sqft
Terrace Area	= 58.74 Sqm	632.27 Sqft





30 x 50 East facing Villa

Area Statement:

Plot Area	= 139.35 Sqm	1500.00 Sqft
Ground Floor Plan	= 75.88 Sqm	816.76 Sqft
First Floor Plan	= 87.73 Sqm	944.31 Sqft
Terrace Floor Plan	= 13.47 Sqm	144.98 Sqft
Total Builtup Area	= 177.08 Sqm	1906.07 Sqft
Terrace Area	= 62.42 Sqm	671.88 Sqft



30 x 50 West facing Villa

Area Statement:

Plot Area	= 135.0 Sqm	1500.00 Sqft
Ground Floor Plan	= 78.725 Sqm	847.38 Sqft
First Floor Plan	= 85.943 Sqm	925.08 Sqft
Second Floor	= 11.40 Sqm	122.70 Sqft
Total Builtup Area	= 176.06 Sqm	1895.10 Sqft
Terrace Area	= 70.13 Sqm	754.87 Sqft





40 x 60 East Facing Villa

Area Statement:

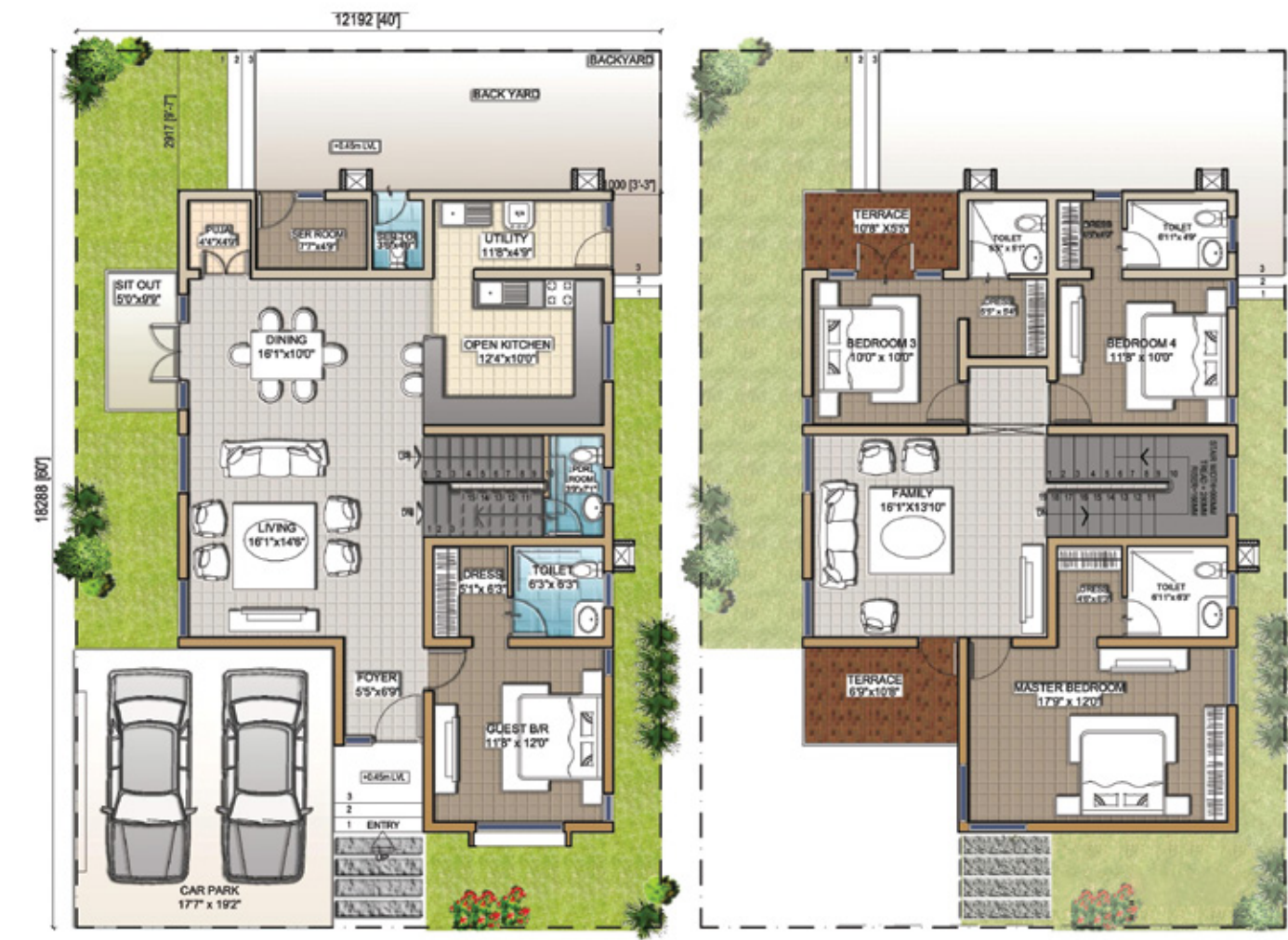
Plot Area	= 223.0 Sqm	2400.00 Sqft
Ground Floor	= 126.49 Sqm	1361.55 Sqft
First Floor	= 103.44 Sqm	1113.00 Sqft
Second Floor	= 15.84 Sqm	170.54 Sqft
Total Builtup Area	= 245.77 Sqm	2645.09 Sqft
Terrace Area	= 121.88 Sqm	1311.90 Sqft



40 x 60 West facing Villa

Area Statement:

Plot Area	= 223 Sqm	2400.00 Sqft
Ground Floor Plan	= 105.39 Sqm	1134.40 Sqft
First Floor Plan	= 103.39 Sqm	1112.88 Sqft
Terrace Floor Plan	= 14.66 Sqm	157.79 Sqft
Total Builtup Area	= 223.46 Sqm	2405.30 Sqft
Terrace Area	= 106.02 Sqm	1141.18 Sqft



Specification:

Structure:

RCC framed Structure with 8” Block.

Super Structure:

Solid Cement Concrete Blocks For All Wall

Flooring & Dado:

Living: Vitrified Tiles
Bedrooms: Vitrified Tiles
Kitchen: Vitrified Tiles for Flooring, Kitchen Counter 2’ Wide Granite Slab With 20 Mm Thickness. 2’ Height Granite.
Bath Rooms: Anti-Skid Ceramic Tile Flooring And Glazed Tiles Dado For The Walls
Utility: Anti Skid Ceramic Tiles for Wall & Floor, Wall Tiles Dado Upto 5’ Height
Balconies: Anti-Skid Ceramic Tiles
Foyer / Verandah / Staircase: Granite

Doors:

Main Door In Teak Wood Frame And Shutter With Melamine Polished.
Bed Room Doors with Hard Wood Frames with Pressed Flush Doors with Enamel Paint.
Toilets Will Have Hard Wood Frame Pressed Flush Doors With Enamel Paint.
Balcony & Utility Doors With UPV

Windows:

All Windows with UPVC

Staircase Railings:

SS Railing With Suitable Design For Staircase.

Electrical:

Wiring: Concealed Good Quality Multi Stand Copper Wiring
Switches: Good Quality Anchor Switches Or Equivalent
Provision For Exhaust Fans In Kitchen And Toilets
Provision For AC Points In Living, Dining & Bedrooms

Sanitary Fittings:

White Glazed Sanitary Wares From Johnson Or Equivalent.
Provision for Geysers in All the Bathrooms
Kitchen Sink: Stainless Steel Single Bowl Sink of Neelakanth or Equivalent
Provision for Water Purifier

Plumbing:

Concealed Plumbing CPVC
Provision For Solar In Bathrooms For Bathing.
Toilet Fittings of Kohler or Equivalent

Finishes:

Painting: With Plastic Emulsions For Internal Walls With Smooth Finish Wall Putty (ICI, Berger/Equivalent Make)
Texture Finish For Exterior Walls Wood Polish for Main Doors.

Location Map



Project By:



No.51, Sapphire Squares, 2nd Floor, 12th Main, 6th Sector, Behind HSR BDA Complex, HSR Layout, Bangalore - 560 012

Sole marketing:



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