



aviana

PREMIUM 3 & 4 BHK VILLAS
BENGALURU





Enjoy a vibrant community where convenience and serenity coexist.

Discover Aviana Residences, your exclusive sanctuary featuring just 110 luxurious Villas at Soppahali - a vibrant residential hub of Bengaluru. This intimate community offers a perfect blend of elegance and comfort, designed for those who appreciate the finer things in life.



Spread Across
5 Acre 21 Guntas



110 eco friendly
Luxury Villas



3 & 4 BHK Villas -
2000-2500 Sft



BMRDA
Approved



7500 sft
Clubhouse



Strategic
Location



A Host of
Nearby Amenities



East & West
Facing



Over 50 modern
Lifestyle Facilities



Seamless connectivity
to major hubs



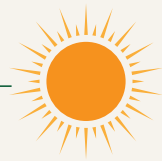
Surrounded by
Lush Green



Pet-friendly
Environment

1st

BENGALURU'S FIRST FULLY SOLAR POWERED VILLA COMMUNITY



Master Plan

LEGEND

- | | | |
|----------------------|----------------------|-------------------------|
| 1 Entrance Gateway | 6 Clubhouse | 12 Park & Jogging Track |
| 2 Watchman Room | 7 Swimming Pool | 13 Transformer Yard |
| 3 Driveway | 8 Pergola | 14 Kids Play Area |
| 4 Multipurpose Court | 9 Children Play Area | 15 STP |
| 5 Nature Trail | 10 Amphitheatre | 16 Organic Farm |
| | 11 Tot Lot Area | |



LIFE DOESN'T GET ANY BETTER

- Reception
- Mini Home Theater
- Board Room
- Conference Room
- Library with Outdoor Seating

- Indoor Games
- Gym Room
- Co-working Spaces
- Yoga Room
- Outdoor Shower
- Table Tennis

- Super Market
- Emergency Medical
- Fire Exhaust
- Water Body
- Cafeteria

Clubhouse



East Facing Villa


9 x 12 m
Land Area


2100 sft
Built-up Area


3
Bedrooms


3
Bathrooms



Ground Floor - **SBA 880 sft**



First Floor - **SBA 880 sft**



Terrace - **SBA 125 sft** Mono Pitch - **SBA 215 sft**

West Facing Villa


9 x 12 m
Land Area


2100 sft
Built-up Area


3
Bedrooms


3
Bathrooms



Ground Floor - **SBA 880 sft**



First Floor - **SBA 880 sft**



Terrace - **SBA 125 sft** Mono Pitch - **SBA 215 sft**

ALL WITHIN YOUR REACH



COLLEGE

- Alliance University - 9 Mins
- Lorven College - 10 Mins
- Spurthy College - 10 Mins
- PES University - 20 Mins



WORK

- Bommasandra Indl Area - 15 Mins
- Electronic City - 20 Mins
- Infosys - 20 Mins
- Jigani Industrial Area - 20 Mins



SCHOOL

- Atom Kids Play School - 2 Mins
- New Baldwin Intl School - 2 Mins
- Edify School - 8 Mins
- Intl. Delhi School - 5 Mins

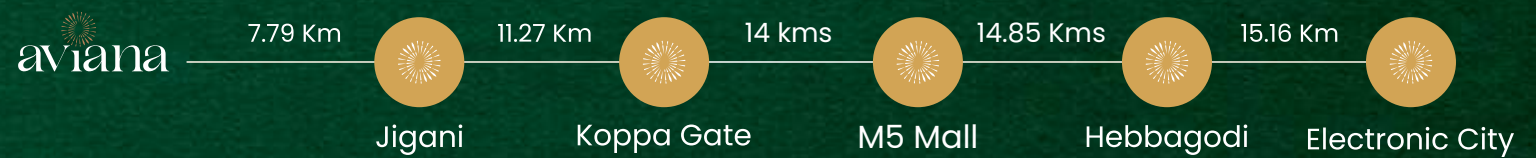


HOSPITAL

- Narayana Health City - 12 Mins
- Sparsh Hospital - 13 Mins
- Mazumdar Shaw - 15 mins



DISTANCES FROM AVIANA



Scan here for location

VAIGAA[®]
PROPERTIES

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