

MANA Dale

When nature is at the centre...

Life can be a beautiful dream



📍 KODATHI, OFF SARJAPUR ROAD

Mana Dale



6.97 ACRES

680 UNITS

G+28 FLOORS

45+ AMENITIES

A space infused with greenery and quietness presents you with the ability to carve out your own private space away from the chaos of the city bustle. Bursting with lush trees and broad canopies, the residential area resembles a serene reserve

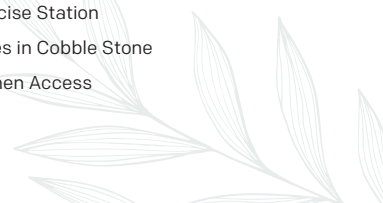
with many relaxing vantage points for contemplating the beauty of the landscape. The lush foliage, achieved by a palette of trees, canopies, shrubs, and palms, along with the existing trees at the site, resembles a tropical paradise.

Master plan



Scan for Virtual Tour

- | | | |
|--|-----------------------------------|-----------------------------------|
| 01. Entrance Plaza | 21. Community Court with Cabanas | 41. Floral Bed with Sculpture |
| 02. Waterbody with Sculpture | 22. Multipurpose Lawn | 42. Steps access to Garden |
| 03. Security Pad | 23. Jungle Gym Play Area | 43. Viewing Gallery |
| 04. Arrival Lounge | 24. Pathway | 44. Cricket Net practice |
| 05. Entry Ramp to Basement | 25. Toddlers Play area | 45. Multipurpose court |
| 06. Surface Car Parking | 26. Community Court with Pavilion | 46. Private Court for North tower |
| 07. Bi-Cycle Parking | 27. Mist Garden | 47. Pets Corner for North Tower |
| 08. Outdoor Reading Pod | 28. Sunken Interactive Court | 48. Golf Putting |
| 09. Community Court | 29. Leisure Pavilion | 49. Outdoor Discussion Pod |
| 10. Toddlers Play Area for South Tower | 30. Butterfly Garden | 50. Leisure Deck |
| 11. Kids Play Area | 31. Outdoor Gym | 51. Club Entrance |
| 12. Pets Corner for South Tower | 32. Picnic Garden | 52. Reading Pod |
| 13. Private Court | 33. Hammock Zone | 53. Outdoor Lounge |
| 14. Board Games Street | 34. Camp Site | 54. Ramp Access from Basement |
| 15. Seating Terraces with Waiting Pod | 35. Yoga / Meditation Deck | 55. Kids Play Area |
| 16. Sunken garden Chit-Chat court | 36. Skywalk Bridge | 56. Clubhouse Plaza |
| 17. Lawn Terraces | 37. Senior Citizen Enclosure | 57. Waterbody with Aquatic Plants |
| 18. Cultural Court | 38. Outdoor Work Station | 58. Exercise Station |
| 19. Reflective Pool with Bubbler Jets | 39. Reading Pod | 59. Nodes in Cobble Stone |
| 20. Floating Deck | 40. Bon Fire Zone | 60. Kitchen Access |



The Clubhouse



Artistic Impression



Artistic Impression



Artistic Impression

The 55,000 Sq Ft. Clubhouse at Dale serves as the epicenter of community life. What sets it apart is its versatile and thoughtfully designed spaces. Whether you're hosting events, attending fitness classes, or simply enjoying leisure activities. The Clubhouse offers a unique hub of excellence. It's a place where residents can connect, create memories, and truly feel at home.

amenities



- ▶ Reception Lobby
- ▶ Coworking Space
- ▶ Conference Room
- ▶ Super Market Space
- ▶ Dinning Area, Muffins
- ▶ Desserts
- ▶ Creche & Indoor games
- ▶ Chit-chat lounge
- ▶ Foolsball
- ▶ Gym
- ▶ Spa
- ▶ Billiards
- ▶ Board Games
- ▶ Indoor Badminton Court - 02
- ▶ Squash Court -01
- ▶ Table Tennis
- ▶ Meditation Room
- ▶ Yoga Deck
- ▶ Reception Lobby
- ▶ Restaurant or Dinning Area
- ▶ Multi-Purpose hall & Amphitheatre
- ▶ Suite Rooms
- ▶ Swimming Pool
- ▶ Toddlers' Pool
- ▶ Changing Rooms

Specifications



Civil

STRUCTURE

- RCC Framed Structure with RCC walls.
- Internal Walls with smooth finish.

Architecture

DOORS & WINDOWS

- Teak Wood door frame with Molded Panel Main door with melamine polishing.
- IS Standard SS finish fitting (Hinges & Latches) for main door with lock.
- Acasia wood door frame & Painted finish Flush Door fitted with Hardware to all rooms & Toilets.
- The Height of Main Door and other Doors would be 8 Feet and Toilet doors would be of 7 Feet Height
- UPVC windows with grills and mosquito mesh.
- UPVC French door for Balcony with Mosquito mesh. (No Grills)
- UPVC ventilators (provision for exhaust fan).

PAINTS

- Emulsion for internal walls, Enamel paint for doors and grills, natural polish for main doors As per architectural drawings
- External emulsion paints (weather coat) with texture finish.

FLOORING

- Laminated wooden flooring for Master Bedroom.
- Standard make IS Standard 1200x600mm tiles in all Bedrooms, Living room, Dining, Kitchen and other areas.
- Standard make antiskid tiles for Toilet Flooring (600mm x 600mm) & Balcony flooring (200mm x 1200mm).
- Standard make wall tiles (1200x600mm) up to 7ft high in all toilets.

- Standard make dado tiles up to 3.5 ft in utility walls

INTERNAL AND EXTERNAL FINISHES

- Emulsion paint for interiors.
- Polished/Enamel painted doors and grills.
- Weather coat painting for exteriors.

KITCHEN

- 2ft high wall tile dado.
- Provision for water purifier & chimney exhaust.
- Washing arrangement in utility area with water & drain line (One tap will be provided).

Plumbing, Electrical & Services

TOILETS

- Grohe/American standard/Roca/Vitra / equivalent make of Cp Fittings and accessories of good quality general range.
- Grohe/American standard/Roca/Vitra / equivalent make sanitary fittings of any white shades in colour..
- Concealed CPVC Plumbing lines for hot water lines in all toilets.
- Granite Counter in Master Bed room toilet for Wash basin.

ELECTRICAL

- Modular Switches - Schneider- Livia, Anchor-Roma + Honeywell - Evo or Equivalent make.
- Concealed fire-resistant ISI Standard quality copper wiring. (Anchor, Havells, Polycab or equivalent make).

- A/C point in Master Bedroom and dummy provision for other bedrooms.
- TV & Telephone Point in Living & Master Bedroom.

ELEVATORS

- Schindler/Otis/ Kone or equivalent Branded automatic lifts as per Architectural drawings.
- Elevator with passenger capacity of 10-13

GENERATOR

- Generator backup for Common Area (lifts & others), lighting backup for each flat.

CAR PARKING

- One covered Car parking will be provided for every apartment.

GRID POWER AND BACKUP POWER

- Grid Power
- DG power backup for common areas.
- DG power backup for units - 1 KVA only for lighting.



Floor plans



Scan for Virtual Experience



FLAT NO	FACING	TYPE	BUILD UP AREA	CARPET AREA	BALCONY AREA	WALL AREA	SBUA
UNIT 1	WEST	4BHK - 4T	1625	1357	156	111	2145



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FLAT NO	FACING	TYPE	BUILD UP AREA	CARPET AREA	BALCONY AREA	WALL AREA	SBUA
UNIT 2	EAST	3BHK - 3T	1381	1071	214	96	1822



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FLAT NO	FACING	TYPE	BUILD UP AREA	CARPET AREA	BALCONY AREA	WALL AREA	SBUA
UNIT 3	EAST	3BHK - 3T	1212	1027	92	93	1606



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FLAT NO	FACING	TYPE	BUILD UP AREA	CARPET AREA	BALCONY AREA	WALL AREA	SBUA
UNIT 4	WEST	3BHK - 3T	1204	1007	92	105	1590

Location



SCHOOLS

1. Primus Public School
2. Prakriya School
3. Nirmala Vidyalaya
4. Indian International School

MALLS

1. Market Square Mall
2. Central Mall
3. Gopalan Innovation Mall
4. The Forum Mall

WORK HUBS

1. Wipro Campus
2. RMZ Ecospace
3. Embassy Tech Park
4. RGA Tech Park

HOSPITALS

1. Punarjain Ayurvedic
2. Manipal Hospital
3. Motherhood hospital
4. Apollo Hospital



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