



a tranquil place
a haven of grace



— RANAV —
TRANQUIL
HAVEN

LUXURY VILLA COMMUNITY
@ SOUKYA ROAD, WHITEFIELD, BENGALURU.

creating a legacy of
excellence and class



At **Ranav Group**, we believe inspiration is the driving force behind every single goal we set, every single achievement we attain, and behind every invention known to mankind. Over the years, we have been led to believe that leaders are those who stride forward with the highest form of integrity, unflinching honesty and a strong inspiration. We believe, the source of our inspiration is life. A single minded belief that has made us what we are today. The strong belief that has transformed seamlessly and has manifested itself into luxurious and value-added projects. Ultra-modern townships, advanced business centres and several other futuristic enterprises, all enriched with rich experiences. For you. Your life.



R - RESPLENDENT SPACES

Ranav is all about creating spaces that inspire. Snug, cosy and relaxed, the team loves to put together on-trend transformations, just for your living pleasure.



A - ABUNDANT LIFESTYLE

While city living has its share of stress and chaos, but there are ways to find joy and peace in a **Ranav** created community. So take charge of your time and live abundantly.



N - NEXT GENERATION INVESTMENT

Ranav Group bases its projects in the most sought after locales. The high quality, durability and amenities combine to make its every project an icon of sorts for healthy returns.



A - ATTENTION TO DETAIL

At **Ranav Group**, we are passionate about what we offer. Therefore, the team focuses on attaining thoroughness in every facet, no matter how small or large, of each project.



V - VALUE-FOR-MONEY

Ranav Group understands how hard its customers have worked to reach the status they have attained. So the company in turn works hard to enable cost-effective housing solutions that improve quality of life.



vivacious villa community with whitefield in vicinity



A balm to your soul for lifetime

Imagine a palette of greens greeting you, offering tranquility of 70% open space amidst the energy of an IT hub. A haven of grace with an emphasis on connecting you with your family members as well as neighbours. A serene place where you can reassess your lifestyle to be more nourishing while exploring Whitefield in your backyard. So get drawn to the freedom and flair of Bengaluru and Soukya's unique urbanity. Choose **Ranav Tranquil Haven**, a balm to your soul for lifetime.



to know more
www.ranavtranquilhaven.com

RANAV TRANQUIL
HAVEN VILLAS



Enter a world where you can experience nature within the enclave. Surrounded by lush foliage, a sweetness pervades throughout the community and neighbourly bonding lends a close-knit appeal. Look around and you would find a meticulously designed retreat where the landscape and architecture sit side-by-side as close pals. So pristine - it heralds a return to nature without leaving the city's conveniences behind.

experience
nature without
leaving urban
conveniences
behind

RANAV TRANQUIL HAVEN VILLAS



A sanctuary where your dreams turn into reality, **Ranav Tranquil Haven** is set in an enviable location, harmoniously connected and blissfully secluded. A host of safety measures provide peace of mind for residents to live comfortably. Tucked away from the city's chaos yet perfectly positioned to work-life balance, a unique blend of sylvan setting and contemporary community living is what sets this community apart.

a blend of
sylvan setting
and
contemporary
living

A HAVEN
BLESSED
WITH

7
ELEMENTS



A meticulously planned community developed with aspirational lifestyle in mind, Ranav Tranquil Haven offers a living oasis steeped in tranquility. Yet the gated enclave ensures fast-paced action through recreational amenities and fitness activities. The verdant landscaping adds a hue of harmony. The high-powered security measures set new standards in residential safety. And the many utility and convenience aspects bring the day to day needs to your doorstep.



STRATEGIC LOCATION



ASPIRATIONAL LIFESTYLE



THOUGHTFUL PLANNING



UNIQUE LANDSCAPING



RECREATION AVENUES



FITNESS & WELLNESS



UPGRADE SECURITY

Project configuration

- 2 Acre 10 Guntas Gated Community
- 18,000 Sft. Lavish Club House
- 50% Open Space
- RERA & STRR / BMRDA Approved
- Advance Security System
- Clear Title Project
- 20+ Luxury Indoor & Outdoor Amenities
- 35 Luxury Villas Project
- CC and OC Project

why ranav tranquil haven

100 % Vasthu Compliant with Unique Design Build

Provision for Electric Vehicle Charging Point

Highly Efficient Design to give you more Value

Modern Construction Technique

Close to Localities like Whitefield, ITPL, Marathahalli, KR Puram & Hoskote.

Quick Connectivity to International Airport

Perfect Embodiment of Calm Greenery and Serenity

Maximized Privacy with Secured & Safe Community

Easy Access to Public Transportation

Top Priority Project in Bengaluru





features of the project

- + Utilitarian Design for Space Optimization
- + Excellent Location & Connectivity
- + Premium Quality Construction
- + Earth Quake Resistance
- + Excellent Ventilation
- + Finest Architectural Design
- + Fast Growing Residential Area
- + Solar Lighting
- + Underground Drainage System
- + Underground Electrical Cabling System
- + Sewage Treatment Plant
- + All Villas Designed as per Vasthu
- + Provision for Broadband and DTH
- + 24/7 Power Backup for Community
- + Rainwater Harvesting
- + Round-the-Clock Security
- + 24/7 CCTV Surveillance
- + Tree Lined Avenue Plantation
- + Tight Security
- + 30ft CC Roads
- + Compound Wall

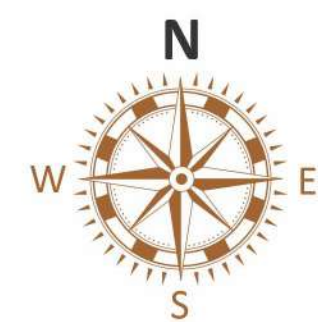


a structural layout for select 35 families

Architecturally aligned with a structural layout, *Ranav Tranquil Haven* promotes a new lifestyle choice for select 35 families. With a vibrant arrangement that celebrates modern living, it brings the community together through various activities.



MASTER PLAN

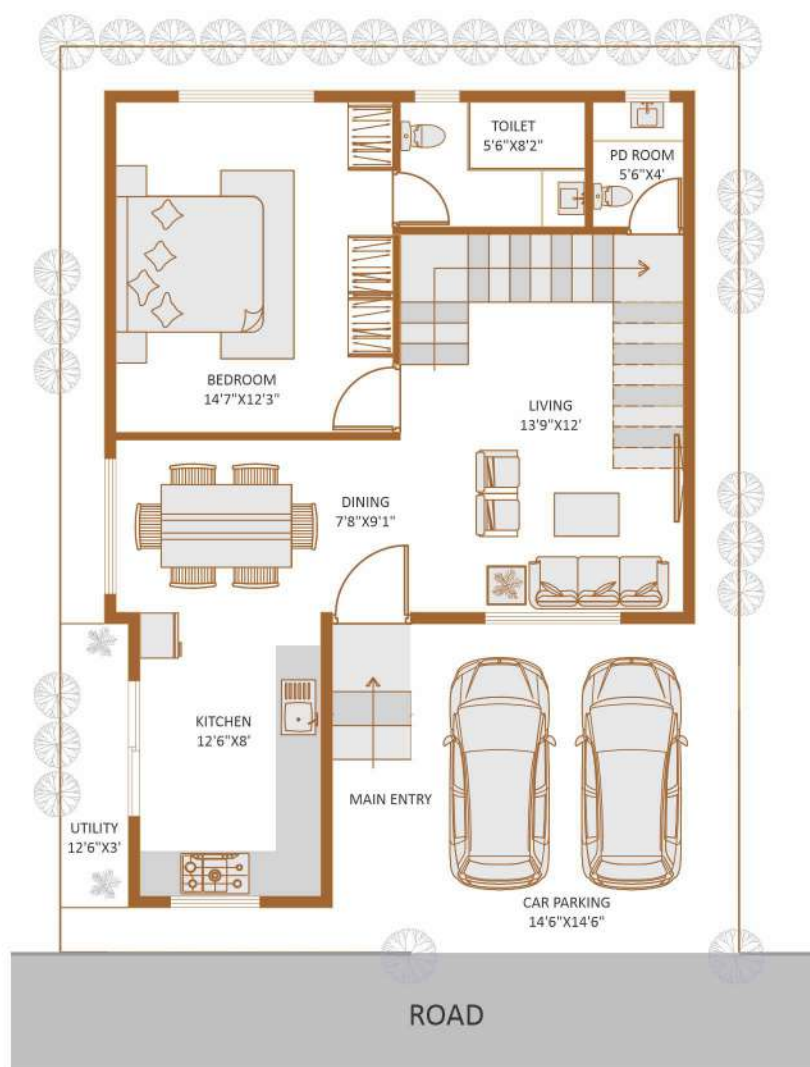


master plan legend

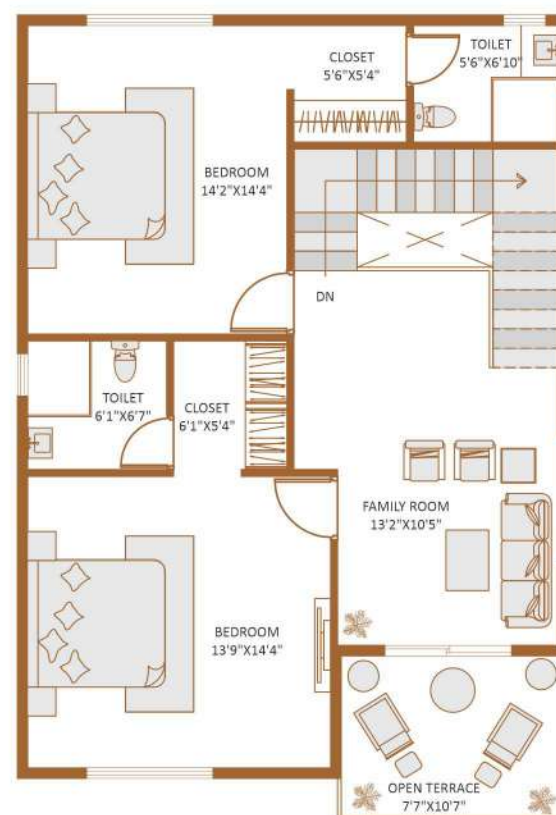
- | | | | |
|----|---------------------|----|-------------------------|
| 01 | ENTRY & EXIT | 07 | MINI MULTIPURPOSE COURT |
| 02 | SWIMMING POOL | 08 | KIDS PLAY AREA |
| 03 | KIDS POOL | 09 | MINI AMPHITHEATRE |
| 04 | CLUB HOUSE | 10 | ELDERS PARK |
| 05 | TREE AVENUE | 11 | JOGGING TRACK |
| 06 | ELDERS SEATING AREA | 12 | RESIDENTIAL VILLAS |


— RANAV —
TRANQUIL
HAVEN

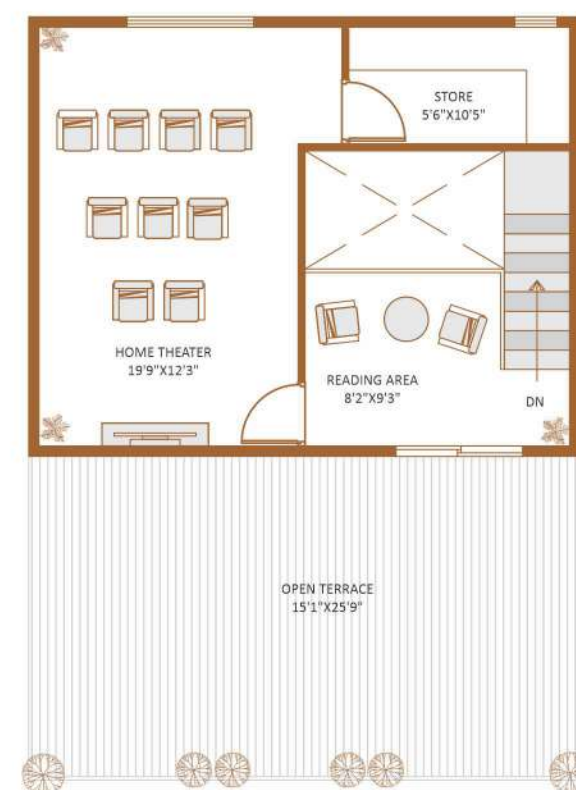
GROUND FLOOR



FIRST FLOOR



SECOND FLOOR



EAST FACING

PLOT AREA 1200 SFT

SBA 2770 SFT



the bliss of
breathtaking
architectural
accents



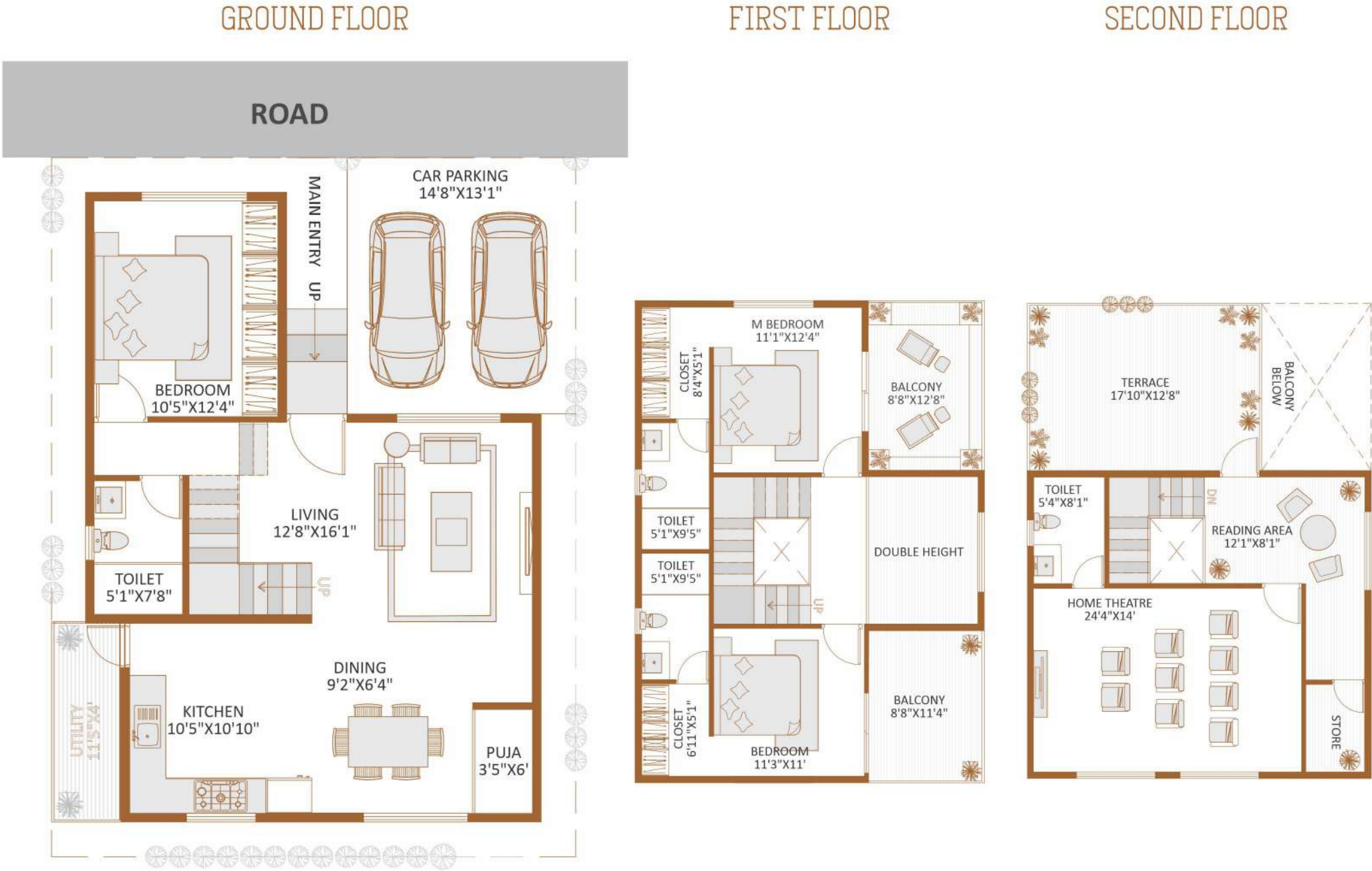
RANAV TRANQUIL HAVEN VILLAS



Each luxurious duplex villa at **Ranav Tranquil Haven** sets higher levels of independent lifestyle, discreet exclusivity and individual activity. The design fosters a living, breathing ambience where residents can form strong and lasting bonding.

In essence, it's all about 'living luxe' in every sense of the term.

a design that
fosters a living
breathing
ambience



WEST FACING

PLOT AREA 1200 SFT

SBA 2596 SFT

a dreamy
abode full of
elegance

RANAV TRANQUIL HAVEN VILLAS

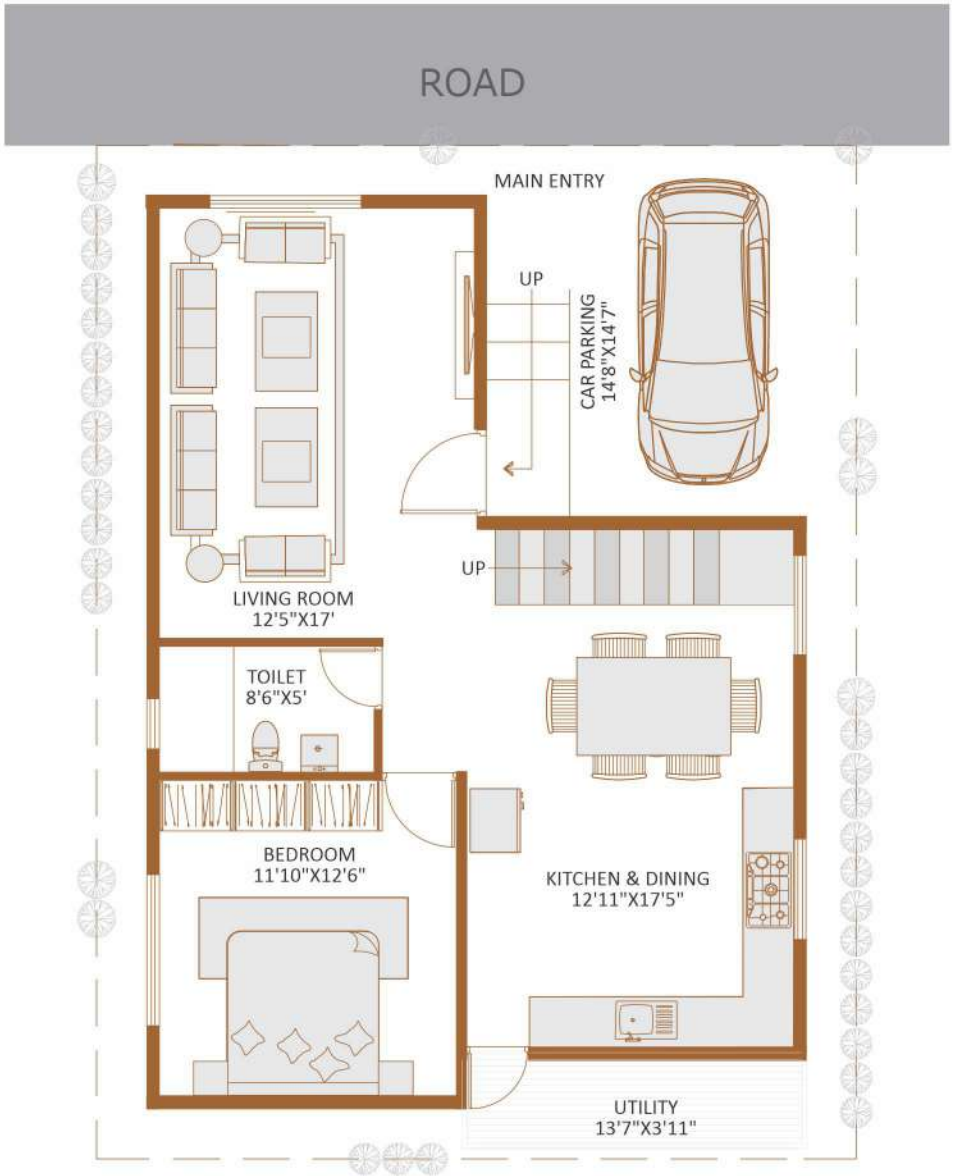


With no chaos to bother you and very little through traffic, the nature, clean air and starry skies take centre stage at **Ranav Tranquil Haven**, a place of absolute peace and quiet. So step out without having to deal with nagging pedestrians, city pollution, or worry about safety issues. Trees and shrubs hug each villa, lending beauty as well as providing a bit of privacy.

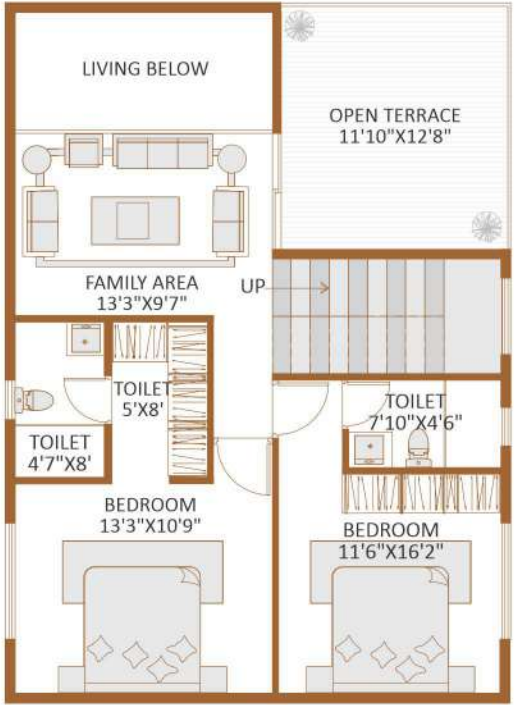
where nature
clean air take
centre stage



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR



NORTH FACING

PLOT AREA 1200 SFT

SBA 2578 SFT



where
staying indoors
is no less
rewarding

RANAV TRANQUIL HAVEN VILLAS



Live only among like-minded neighbours, with entry barred for others. Entertain friends and family whenever you want - with a high tea or casual evening barbeque. Laze and unwind in the early morning sun. Stay back from work with a strong coffee and a good book for fun. Find chirping of birds as a symphony. It's your personal oasis. With so few residents, find the enclave almost for yourself.

minutes from
urban action,
yet undiscovered
by crowds

RANAV TRANQUIL HAVEN VILLAS



Referred as the spiritual heart of **Ranav Tranquil Haven**, the Clubhouse is the go-to spot to unwind after an exhausting day. So step in, whenever you need a change of scene. Spread over a sprawling 18000 square feet, you can look forward to a vast and varied list of sensory indulgences: from socialising to partying and sweating out to splashing out, it is the perfect spot to dive into pleasure.

Recharge your soul and recuperate your body anytime you want.

the go-to
spot to dive into
pleasure

luxury amenities



CLUB HOUSE



INDOOR GYMNASIUM



SWIMMING POOL



TODDLER'S POOL



LANDSCAPE GARDEN



OUTDOOR GYM



ELDERS' SITTING AREA



MINI AMPHITHEATRE



KIDS PLAY AREA



INDOOR GAMES
(TABLE TENNIS/ SNOOKER/
CHESS & CARROMS)



MINI MULTI
PURPOSE COURT



JOGGING /
STROLLING TRACK



NATURE PARK



DANCE STUDIO



MULTIPURPOSE
PARTY HALL



MEDITATION /
YOGA ROOM



VISITOR'S
ENTRY SYSTEM



ROOFTOP
SITTING AREA



GAZEBO AREA



EV CHARGING STATION





rejuvenating outdoor amenities



Nothing compares to running away from the humdrum of life. So, to refresh yourself instantly, explore Ranav Tranquil Haven's rejuvenating outdoor amenities. Taking a dip is just the beginning. Think garden strolls, try a hand on many sports, shake a leg, watch performances in amphitheatre and more. While you are at it, the kids and elders can indulge in their own domains too.

myriad indoor indulgences



Sink your teeth into myriad indoor amenities: meditate while breathing in the spectacular views, sweat it out, savour indoor games and celebrate life's finer moments. The choice is yours!

RANAV TRANQUIL HAVEN VILLAS



Need a change of scene? But where does one go amid chaotic traffic, parking problems and bustling crowds everywhere! Well, worry not, because it's all within. There are several sweet spots waiting to be explored at **Ranav Tranquil Haven**. Showcasing silence and serenity, you would find it easy to reconnect with yourself. And with everything you need for an escape, including greenery, fresh air and waterfronts, you will easily focus on the endearing aspects in your life.

want change
of scene?
it's all within!



Filled with architectural excellence, the villas display an exquisite exterior while the interior magnificently shines. The brands utilised are first-rate and the craftsmanship reflects finesse at its best. The clever use of color scheme with harmonious tones enhance the allure. No wonder each villa provides an upscale feel.

specifications
replete with
resplendent
elements

LIVING/ DINING

- Flooring
Marble flooring
- Skirting
Matching flooring up to 4" height
- Walls & Ceiling
Putty with Acrylic Emulsions (Berger) or equivalent



PLUMBING & HARDWARE

- CP Fittings
Kohler or equivalent in toilets, utility and kitchen
- Water Supply
ASHIRVAD or equivalent CPVC water & UPVC sewer lines
- Hardware
Ironmongery & Smart locks (YALE) or equivalent
- Glass Panels
5mm clear glass panels (Saint Gobain) or equivalent

BEDROOMS

- Flooring
Wooden flooring HDF - Action Tesa / Lamiwood or equivalent
- Walls & Ceiling
Putty with Acrylic Emulsions (Berger Paints) or equivalent

KITCHEN

- Flooring & Cooktop
Italian Marble Flooring and Glazed granite up to 2' above the cooktop
- SINK
Designer series SS single bowl - Matte Finish (Frankie) or equivalent

TOILETS

- Flooring & Walls
Anti-skid tiles flooring and walls up to the ceiling
- EWC
Floor/Wall mounted with flush tank (Kohler) or equivalent
- Wash Basin & CP Fittings
Kohler or equivalent

GLOBAL BRANDS USED



100% ABOVE BRANDS WILL BE USE. INCASE IF ANY CHANGES WILL HAPPEN, PROVIDED ALTERNATIVE BRANDS

BUILDING

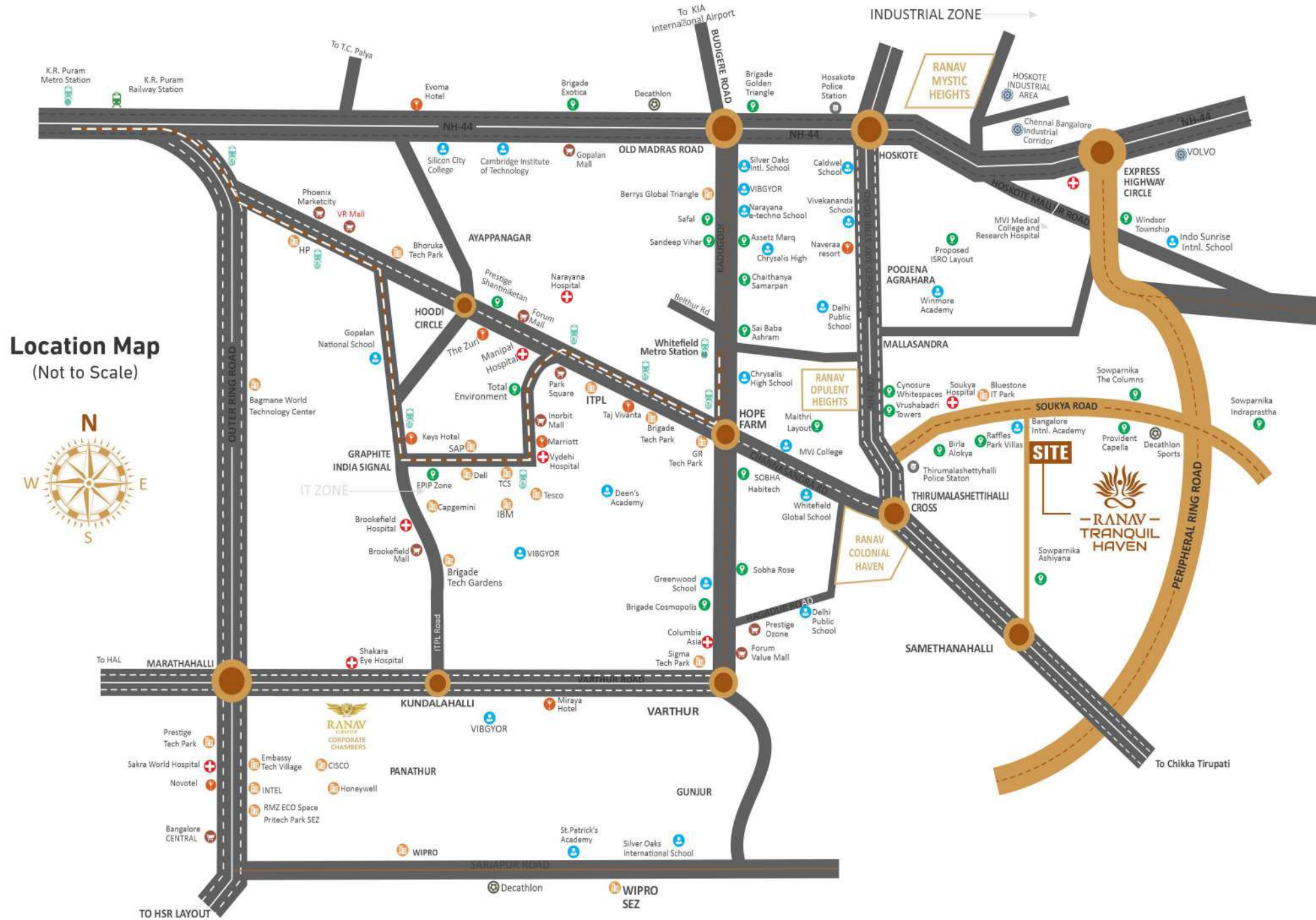
- Structure
RCC framed structure for seismic resistance
- Walls
Solid blocks 6" external, 4" internal
- Steel
FE 500/550 TMT Bars
- Sub Structure Treatment
Anti-termite treatment under foundation & along external perimeter

DOORS/ WINDOWS

- Main Doors
Teak-wood frame with designer solid shutters laminated with veneer and polished (Mikasa) or equivalent
- Bedroom Doors
Solid flush doors laminated with veneer and polished (Mikasa) or equivalent
- Windows
High-Quality UPVC Windows (Venster) or equivalent

ELECTRICAL

- CP Fittings
Copper wiring in PVC concealed conduits (Finolex/ KEI/ R R Kables) or equivalent
- Switches
(HONEYWELL) or equivalent
- AC Provision
Ready to use AC conduits in living/dining and bedrooms



get the
time
to do it all

IT PARKS

- ◇ Bluestone IT Park : 4 Mins
- ◇ ITPL : 15 Mins
- ◇ Sigma Tech Park : 20 Mins
- ◇ Brigade Tech Park : 20 Mins
- ◇ Bearys Global Research Triangle : 30 Mins
- ◇ EPIP Zone : 30 Mins
- ◇ Brigade Signature Towers : 30 Mins
- ◇ RMZ Infinity, Old Madras Road : 40 Mins
- ◇ Prestige Tech Park : 50 Mins
- ◇ Embassy Tech Village : 50 Mins
- ◇ Mangata Tech Park : 60 Mins

HOSPITALS

- ◇ Aster Hospital : 15 Mins
- ◇ Manipal Hospital (Opp Nexus Shantinikethan) : 20 Mins
- ◇ Svastha Hospital : 21 Mins
- ◇ Manipal Hospital (Formerly Columbia Asia Hospital) : 22 Mins
- ◇ Vydehi Hospital : 30 Mins
- ◇ Sri Sathya Sai Super Speciality Hospital : 33 Mins

ENTERTAINMENT

- ◇ Park Square Mall : 15 Mins
- ◇ Nexus Forum Neighbourhood Mall : 20 Mins
- ◇ Nexus Forum Shantinikethan Mall : 20 Mins
- ◇ VR Mall : 30 mins
- ◇ Phoenix Market City : 30 mins
- ◇ Brigade Orion Uptown Mall : 35 mins

EDUCATIONS

- ◇ Bangalore Intl. School : 1 Min
- ◇ Nature Int. School : 2 Mins
- ◇ MVJ Engg. College : 5 Mins
- ◇ Delhi Public School : 10 Mins
- ◇ Winmore Academy : 10 Mins
- ◇ Bachpan Play School : 16 Mins
- ◇ MVJ Medical College and Research Hospital : 30 Mins



OTHER LANDMARKS

- ◇ Proposed Peripheral Ring Road : 10 Mins
- ◇ Whitefield Main Road : 10 Mins
- ◇ Hope Farm Signal : 15 Mins
- ◇ ITPL Metro Station : 20 Mins
- ◇ SAP Labs : 30 Mins
- ◇ Whitefield Railway Station : 20 Mins
- ◇ ITPL : 20 Mins
- ◇ Bangalore International Airport : 1Hr 15 Mins

Journey times are approximate and care subject to change from time to time. Information is for guidance only and should make your own investigations. IT Corridors descriptions are based on information take from their respective website, any information given or claims made are not substantiated by muse.



LOCATION
SCAN ME



WEBSITE
SCAN ME



The well connected site of **Ranav Tranquil Haven** offers urban charm in a prime position, just minutes from Whitefield. True to the locale's IT friendly personality is the array of tech hubs, including Blue Stone IT Park, a stroll away. With walk to work/school/shop convenience, the earth-conscious residents can expect a whole new level of living euphoria in a work-life balance environment.



Office & Site Address

RANAV TRANQUIL HAVEN

Sy.No: 238/1, Next to Bangalore International School,
Soukya Road, Samethanahalli, Bengaluru - 560 067

For More Details:

 **+91 94 59 89 89 89**

 info@ranavtranquilhaven.com

 www.ranavtranquilhaven.com

Strategic Partner



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The promoters reserve the right to make changes in the elevation, plans and specifications as deemed fit.