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UNISHIRE

Terraza

By SA Lifestyle Pvt Ltd

Where Luxury Meets Convenience

2, 3, 3.5 & 4 BHK

Luxury Homes with the

convenience of a Private Terrace

Terraza's modern & aesthetic design, a plethora of extensive entertainment and lifestyle facilities, lush greens all around, well-planned layouts, expansive private terraces, superb construction, and beautiful city views and many more benefits provide you with an International lifestyle in the heart of Bangalore.



Overview

Project Area:

3 Acres /
14,520 SqYd

Total Units:

182 Luxury
Homes

Project Status:

Ready to Move
OC Obtained

Home Layouts:

2, 3, 3.5 &
4 BHK

Project Location:

Off Thanisandra
Road, Bangalore

Layout Sizes:

1420 sqft
to 2516 Sqft

Pricing:

1.3 Cr
Onwards

Where Passion Inspires Planning

Well-thought-out design features offer privacy, open space, comfort, and convenience, making Terraza a genuinely holistic place to live. While Vastu-compliant design provides peace of mind and prosperity, expansive living and bedroom areas provide a sense of openness.

Drop-offs are well-appointed, and the entrances are well identified and groomed to welcome you to your private pad. Of course, the presence of large lung spaces with green landscaping in the enclave just adds to the modern architecture of the luxury homes.



Discover Delights in Every Corner

Terraza, which spans over 3 acres of land and 4 towers, provides a broad range of living options ranging from **1420 sqft to 2516 sqft** in a variety of 2,3,3.5, and 4BHK configurations. There are also 12 premium connected apartments with "Hanging Bedrooms" as a distinguishing feature to admire.

Each tower will have 3/4 flats per level with a dedicated circulation core for access and servicing. Because every apartment unit is a **corner residence**, you will have total privacy. Natural light and ventilation are provided by large windows on the open sides.







Beautiful Landscape

At all levels, you would reside in luxury

14-story high-rise building surrounded by a broad array of open spaces, with each home offering a **private terrace**.

182 luxury residences in **2, 3, 3.5, and 4 BHK** configurations with urban living conveniences as well as plenty of parking space.

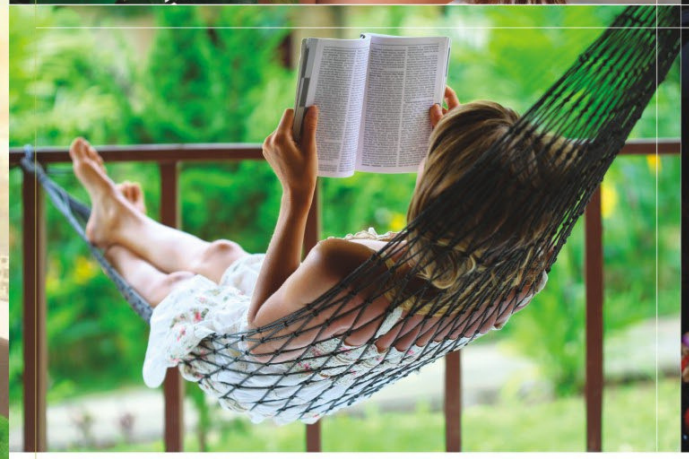
Exquisite landscape with zero traffic zones and open areas. Located just behind and within walking distance of **Manyata Tech Park in Hebbal**, one of the most prestigious and rapidly developing areas of North Bangalore.













Marvelous Terraces

Marvelous Terraces to Expand Your Imagination

Terraces with staggered double heights satisfy your private requirements to breathe, rest and appreciate the surroundings.

Set up your mini-garden, prepare your barbecue, convert them into a play area, reserve them for special outdoor gatherings, or simply relax and enjoy the magnificent sunsets or starry evenings.



Pamper Yourself with the Luxury that Embraces You!

The luxury of being near to your loved ones even while working

Comfortably positioned **100 m from Manyata Tech Park**, and with two more significant SEZ / IT upcoming projects. Terraza simply eliminates the need to drive long distances to work.

Semi-detached spacious luxury clubhouse with its own access point, all contained within three floors and offering a wide range of amenities & activities to choose from.









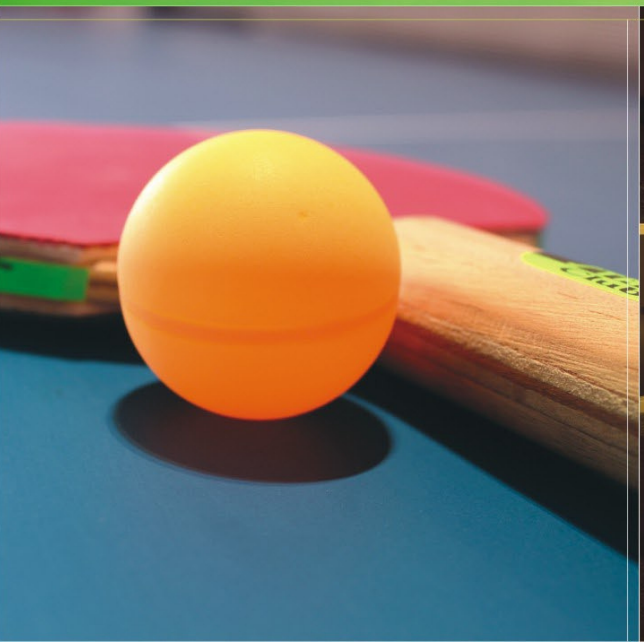
Lifestyle Amenities













- Swimming Pool
- **Lavish Clubhouse**
- Kids Play Area & **Outdoor Games**
- Jogging Track
- **Gymnasium** / Health Club
- Indoor Games & Day Care Center
- **Luxury Miniplex** / Cinema Hall
- Multipurpose Hall
- **Cafeteria** and more

Location Map & Advantages



Commercial Sector

- Manyata Tech Park Gate 5 - 250 mts (2 Min)
  Top Companies in Embassy Manyata Tech Park
  - Microsoft, Rolls Royce, IBM, L & T, NOKIA
- MS Ramaiah North City - 2.2 km (5 Min)
- Kirloskar Tech Park - 7.6 km (15 Min)
- Brigade Magnum - 6.9 Km (15 Min)
- World Trade Center - 13 km (25 Min)
- Bharath Electronics Campus - 8 km (25 Min)



Health Centers

- Columbia Asia Clinic - 2 km (5 Min)
- Sri Sai Hospital - 2.5 km (8 Min)
- Columbia Asia Hospital - 7 km (15 Min)
- Manipal Hospital - 7 km (15 Min)
- Aster CMI Hospital - 7 km (15 Min)
- MS Ramaiah Memorial Hospital - 10 km (21 Min)

Shopping & Lifestyle

- Hilton Garden Inn - 2.8 km (5 Min)
- Elements Mall - 3 km (9 Min)
- Decathlon - 4.2 km (10 Min)
- DMART - 5.8 km (13 Min)
- Esteem Mall - 6.4 km (16 Min)
- Royal Orchid Resort - 7.1 km (18 Min)
- The Galleria Mall - 8.8 km (20 Min)

Educational Institutes

- Green Field Public School - 4.5 km (10 Min)
- Indo Asian Academy - 5 km (10 Min)
- Reva University - 7 km (15 Min)
- Delhi Public City - 9 km (18 Min)
- MS Ramaiah Institutes - 11 km (20 Min)
- Chaithanya techno school - 11 km (20 Min)
- Kendriya Vidyalaya - 12 km (25 Min)

Prominent Landmarks

- Hebbal - 5 km (10 Min)
- Kalyan Nagar - 5 km (10 Min)
- MG Road - 12 km (30 Min)
- International Airport - 25 km (35 Min)





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