

Project by:



eWest Ventures

Office Address: 4921, 10th Floor, High-point 4, Palace Road, Bangalore - 560 001.
E-mail: marketing@ewest.co.in | Website: www.ewest.co.in

Phone: +91 70228 72892

Site Address: No.4/3, Srirampura Village, (Near, Telecom Layout, Jakkur Road),
Yelahanka Hobli, Bangalore North Taluk, Bangalore - 560 064.



ALL SEASON HOMES



eWest
SKY WAY

eWest SKY WAY

QR Code:



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Promoters:



MANSI INFRASTRUCTURE

Office Address :
Rajajinagar 2nd Stage,
Bangalore - 560 010.

Site Address:

No.4/3, Srirampura Village,
(Near , Telecom Layout,
Jakkur Road),
Yelahanka Hobli,
Bangalore North Taluk,
Bangalore - 560 064.



ARCHITECTS:

SATYAKANTI & ASSOCIATES
ARCHITECTURE & INTERIORS
49/50, Tulsi Manor, 80 Feet Road End,
R. T. Nagar, Bangalore - 560 032.
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e West Ventures

Welcome to homes with all natural seasons



eWest SKY WAY

Disclaimer: Images, plans, drawings, renderings, perspectives, amenities and features mentioned herein are only indicative of the kind of development proposed. The developers reserve the right to make changes without prior notice or obligation.

Elevating lifestyles!



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SKY WAY

2 & 3 BHK WITH DUPLEX APARTMENTS

Bright homes, cheerful life.

You have always dreamt of a perfect home. A home that's impeccably planned, set in tranquil surroundings, located strategically and most importantly a home that fits your budget along with an assurance of a good return on investment. e West Skyway meets all of these.

e West Skyway makes life easy by giving it the best. Located in the Telecom Layout, Jakkur, it has everything that's there on your wish-list. The best of educational institutions are in the immediate vicinity. Work places, quality health care facilities, shopping destinations, fine dining options, parks and a lake within the immediate radius add to the quality of daily life. Its the perfect blend of comfort, luxury, an enriching experience and value for money. Simply put, ... it's PERFECT !!



West elevation



LIVELY
LIGHT

LIGHTING

Brighten up your world everyday.

Wake up to the warm rays of the Sun every morning and you have them keeping company with you throughout the day. Let the radiant cheer of natural light reach every corner of your home and reflect in all that you do.

We have done away with unwanted walls to make sure that your living room gets unobstructed natural light.

- ◆ Large windows for plenty of natural light.
- ◆ Wide doors to balconies, to let in light throughout the day.
- ◆ Excellent planning of each apartment with clean lines to maximise natural lighting.

eWest
SKY WAY



FRESH
AIR

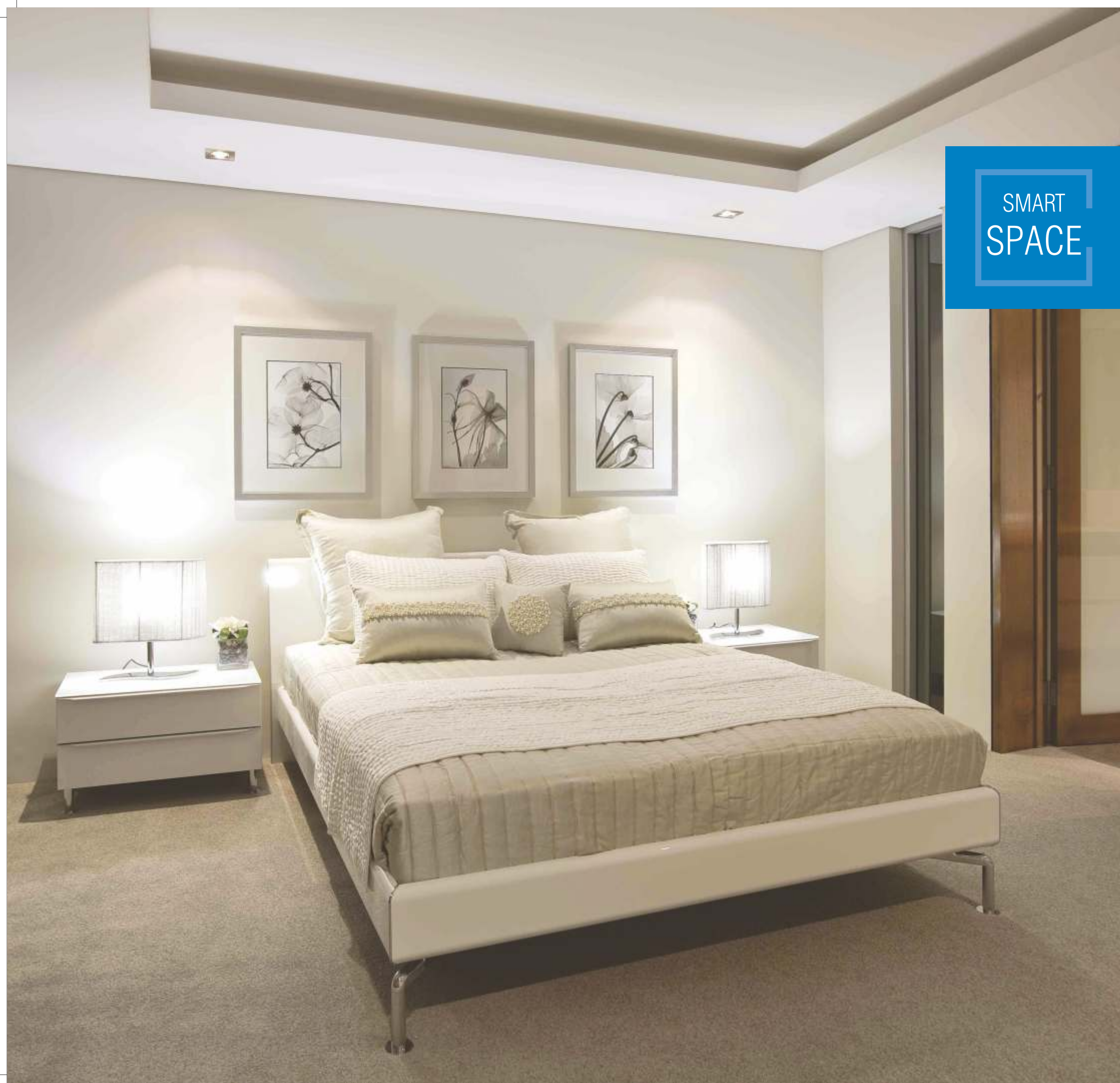
AIRWAY

Experience a way of life that is designed completely around you.

Step into e West Skyway and a delightful breeze greets you. Just a hint of what you can expect inside. Architecturally speaking, e West Skyway is perfectly ventilated to let in adequate air. Windows and doors are strategically placed to let the interiors have more fresh air.

- ◆ Abundant open areas around to bring in soothing breeze throughout the day.
- ◆ Clear glass UPVC windows with sliding system for maximum ventilation.
- ◆ Refreshing designs for the kitchen and dining areas without unnecessary passages that otherwise block the free flow of air.
- ◆ Fresh air reaches every nook and corner of the house.

eWest
SKY WAY



SMART
SPACE

SPACE

Revel in the sheer expanse of space with apartments that give every family member the feeling of being in an exclusive world of their own.

Seldom do you find a home with beauty and class written all over it. With excellent space management at e West Skyway, you will experience the perfect blend of luxury and class; its beauty will enchant you and leave you spell bound. Its class will mesmerise your senses and leave you awestruck.

The bedrooms as e West Skyway will have spectacular views of the sunrise and the well appointed windows will ensure that you get a seamless look at the world without it looking back at you.

- ◆ All the internal areas of the apartments blend seamlessly ensuring there is no wastage of space.
- ◆ Spacious balconies add to the luxury.

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SKY WAY

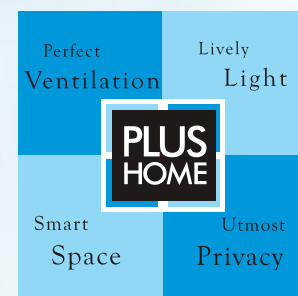
eWest SKY WAY



Building excellence

e West Ventures has been involved in real estate development based on innovative concepts. e West homes defy conventional design standards and offer a fresh approach to living life. Our designs are based on principles that offer a healthy and comfortable life.

With an unflinching emphasis on quality construction and service, the company has a well established mission of achieving transparency, integrity and customer satisfaction. Our commitment to creating innovative designs and fine amenities is aimed at earning the trust and goodwill of our clients.



East elevation



MASTER / GROUND FLOOR PLAN



TYPICAL FLOOR PLAN (I & II Floors)



TERRACE AMENITIES FLOOR PLAN

- PARTY HALL
- MULTI PURPOSE ROOM
- INDOOR GAMES
- OPEN TERRACE WITH GARDEN

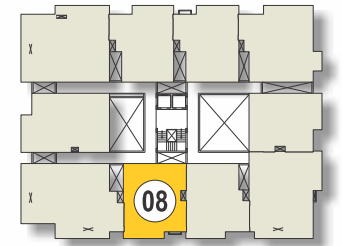


3 BHK Duplex

East Entrance

Flat type - 08
2350sft

KEY PLAN



LOWER LEVEL @ 3rd FLOOR



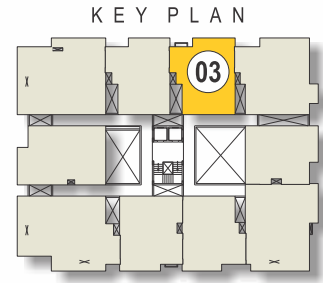
UPPER LEVEL @ 4th FLOOR





West Entrance

Flat type - 03
2220sft



LOWER LEVEL @ 3rd FLOOR

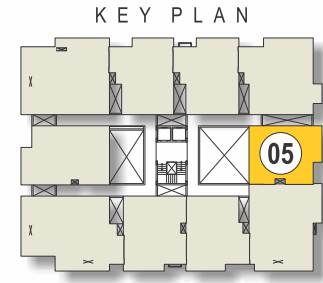


UPPER LEVEL @ 4th FLOOR



East Entrance

Flat type - 05
2050sft



LOWER LEVEL @ 3rd FLOOR



UPPER LEVEL @ 4th FLOOR





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Project features

No. of floors : Ground + 4 upper floors + recreation amenities on terrace level.

No. of flats per floor :

Ground Floor - 9 nos.
First Floor - 10 nos.
Second Floor - 10 nos.
Third Floor - 5 duplex and 5 single level.
Fourth Floor - 5 single level.

Car Parking : Well appointed car parking in the basement.

Power Supply : 24/7 BESCOM & DG supply .

DG Sets : Emergency power backup through efficient DG set for all utilities and common areas along with minimum power back up for each flat. Earmarked space allocation for DG sets on the ground floor.

Security System : CCTV coverage for all common areas.

Eco-Friendly Building : Rain water harvesting.

Solar Water Heater : Provision made for each flat.

Sewage Treatment Plant : Recycling of water to be used for flushing and gardening.

e West Skyway offers its residents access to an exclusive array of recreational facilities :

- ◆ Swimming pool with changing rooms. ◆ Fully equipped state-of-the-art gymnasium. ◆ Steam and sauna. ◆ Children's play area.
- ◆ Seating lounge. ◆ Two open courtyards. ◆ Beautiful landscaping.

Terrace top amenities :

- ◆ Multipurpose hall
- ◆ Indoor games – table tennis / carrom / chess & pool.

Project highlights

- + **Building plans approved by BBMP.**
- + **All mandatory statutory approvals obtained.**
- + **CC & OC available.**
- + **A Katha.**
- + **Clear titles.**
- + **Approved from leading banks.**
- + **Best quality construction.**
- + **All flats are Vaastu compliant.**
- + **All fixtures are ISI certified and of best brands.**
- + **Excellent planning with minimum wastage area in all flats.**



eWest SKY WAY

SPECIFICATIONS



LIFTS:

2 branded lifts of 6 passengers capacity.

TELEPHONE POINTS:

Provision in living and master bedroom.

WATER:

24 hours water supply from borewell.

STRUCTURE:

RCC framed structure. Masonry walls of concrete cement blocks of 6"x4".

FLOORING:

2' x 2' vitrified tiles for entire apartment. Granite flooring for lobby. Balconies with anti skid / rustic tiles.

DOORS:

Main door : Teak wood frame with skin paneled shutter.
Other door : Sal wood frame with termite resistant flush shutters.

WINDOWS:

3 track UPVC sliding windows with mosquito mesh and MS grills.

PAINTING:

Emulsion for interior walls with putty finish. Apex and stucco or equivalent for exterior walls.

KITCHEN:

Granite counter with glazed tiles dado up to 2 feet height. Stainless steel single bowl with drain board.

TOILETS:

Anti skid tiles for flooring. Glazed tiles for walls up to 7 feet height. Concealed ISI mark plumbing lines with quality CP fittings of Parryware or equivalent. Sanitary ware of Hindware or Parryware.

ELECTRICAL:

Concealed conduit ISI mark wiring with copper wires. Modular switches of Anchor Roma or equivalent. AC points in master bedrooms. TV points in living & master bedrooms. Geyser point in all bathrooms.



Location map

(not to scale)



CLOSE PROXIMITY

Manyata Tech Park	1.5 km
Kirloskar Tech Park	5.0 km
Kempegowda Intl Airport	25.6 km
Thanisandra Main Road	0.8 km
NH7	3.0 km
Hebbal Flyover	5.0 km
Rashrothana Vidya Kendra	0.8 km
Vidyashilp Academy	5.0 km
Delhi Public School	5.0 km
Jawaharlal Nehru Centre for Advanced Scientific Research	0.9 km
Columbia Asia Hospital	5.0 km
Lumbini Garden	2.5 km
Karle Tech Park	2.5 km
Howard Johnson Hotel	2.2 km
East West Institute of Technology	6.0 km
MFAR Mall	2.2 km
Rachenahalli Lake	0.7 km

The above distances are taken from google maps.