



 **SVAMITVA**TM
ENGINEERING TRUST, CRAFTING SATISFACTION

Sylvia City



ABOUT SVAMITVA

For over 30 years Svamitva has been a name that has been synonymous with passion, trust, reliability and quality. With a primary interest in real estate, Svamitva group over the decades has spread its wings into various other sectors like Contracting, Architecture, Trading, Hospitality, Solar Power, Warehousing, IT, Sports & Metals industry. Having developed over 1000 + acres of land and 3 Million sq. ft. of construction, Svamitva prides itself on its attention to process, Our projects being 100% compliant with all applicable statutory norms and regulations.

Bengaluru - Bijapur - Sholapur - Gulbarga - Pune Melbourne (Australia)

We Plan to expand across various cities with our upcoming projects as we have delivered over 2 Million Sq ft and developed over 1000 acres of land. Our homes are not just a roof over the head , but a beautiful convergence of pleasant memories that you would like to cherish for generations to come. Over the years we have built trust, reliability and assurance of quality that we provide in all our ventures

Why to Buy With Us?

At Sylvania City, we club natural beauty and serene vicinity for you. Inspired from Latin, Sylvania is a term that means 'From the Forest'. Nature friendly surrounding with an extent of wooded greenery, Sylvania City is truly a Call to you from the Forests. At Sylvania City you stay close to some of the prominent hubs of Bangalore.



Home Away from The City, Yet Close Enough

The experience at Sylvia City would take you miles away from the IT hub , which is specially crafted for you and a select few. Located near Jangamakote Cross, the project is in Close proximity to Kempegowda International Airport in Devanahalli, Vijayapura Town, Kolar, Hoskote and North Bangalore.

Sylvia City is well Connected to:

Hospitals

- Govt. Hospital
- MVJ Hospital
- C.S.I. Hospital, Chikkaballapur

Schools

- Gnana Jyothi High School
- BMV (Nursery to High School)
- SJC Institute of Engineering and Technology

Ongoing & Existing Development

- Residential Hub in Hoskote
- Aerospace Park near Devanahalli
- Roads – Kolar Chikkaballapur Road, State Highway 35

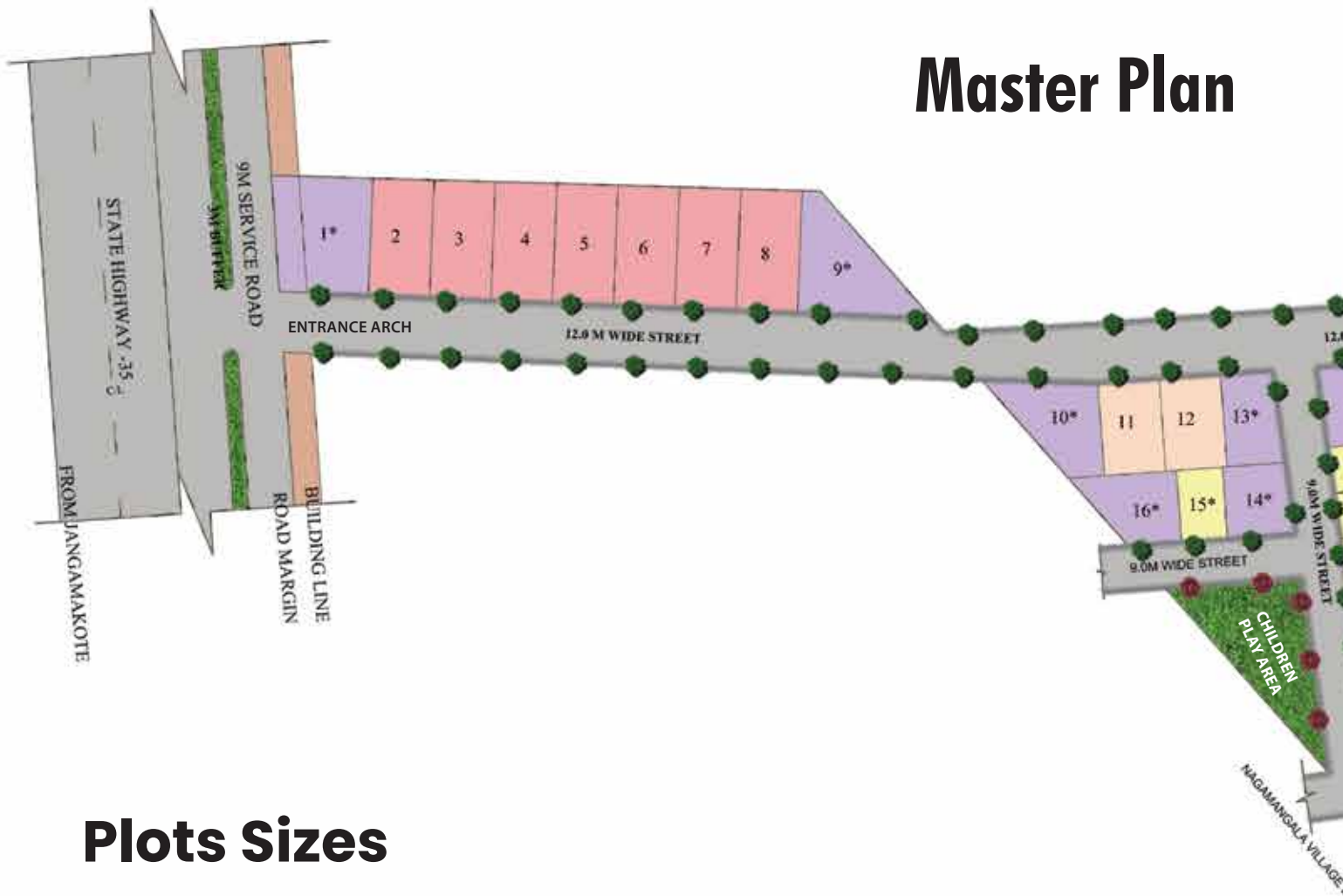
Upcoming Development

- North Bangalore University in Jangamkote
- Well Planned Industrial Layout KIADB
- Planned Peripheral Ring Road – PRR
- Proposed Information Technology Investment Region - ITIR
- Proposed 120 ft wide road from Sidlaghatta to Hoskote



Close to Bangalore International Airport

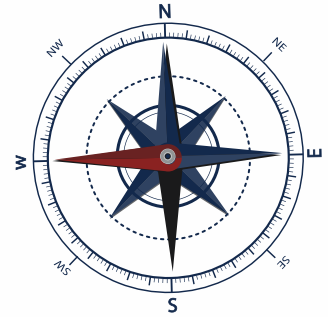
Master Plan



Plots Sizes

-  9M X 12M
-  9M X 15M
-  12M X 18M
-  Rectangular
-  Odd Sizes

Svamitva Sylvia City
PHASE 1

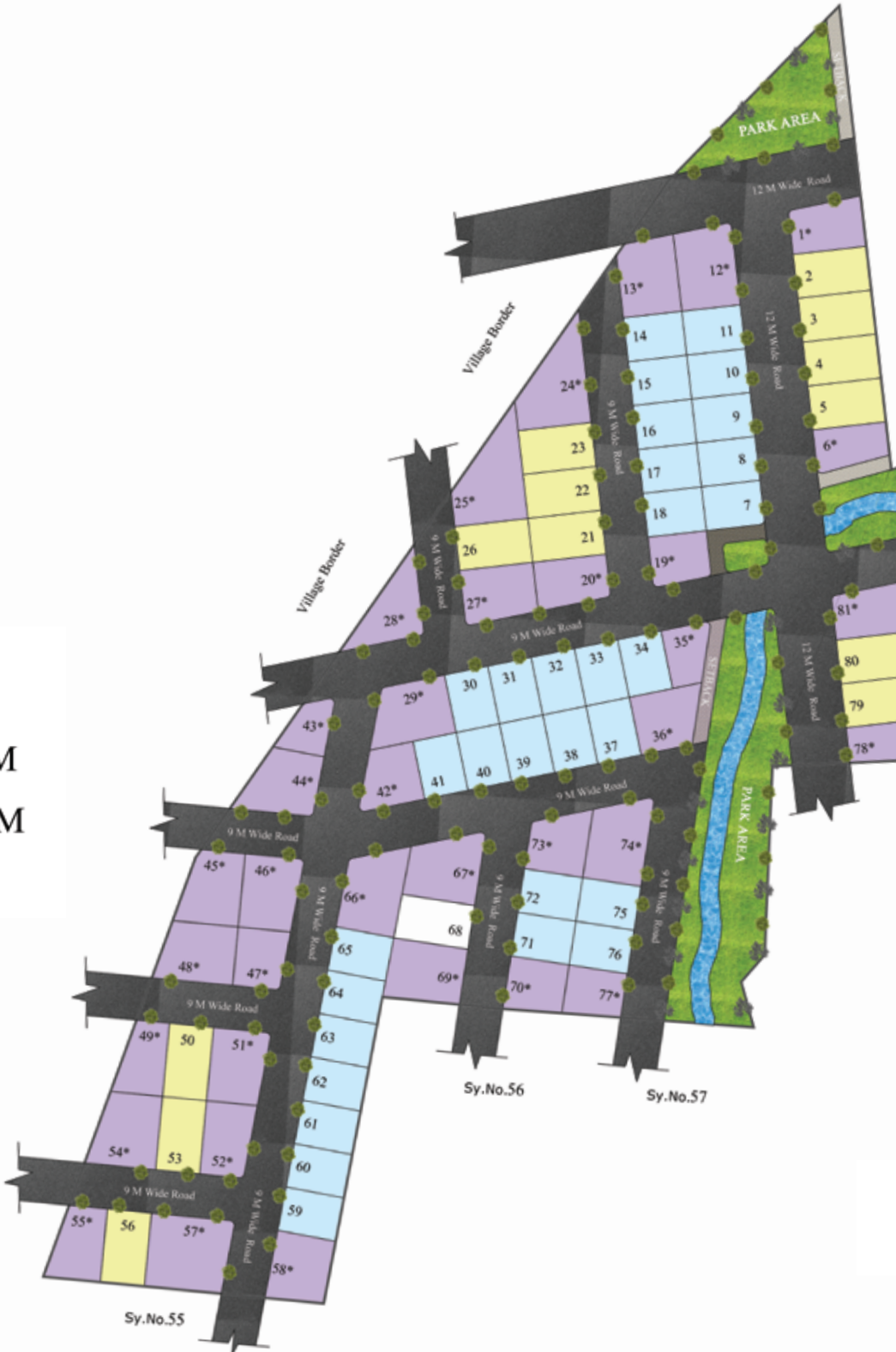


RERA No : PRM/KA/RERA/1254/465/PR/171103/001216

Master Plan

PLOT SIZE

- 9.14M X 12.19M
- 9.14 M X 15.24M
- ODD PLOT





Svamitva Sylvania City Phase II



RERA No : PRM/KA/RERA/1254/465/PR/171103/001216

Club House





Multipurpose Hall



Indoor Games

10 MORE REASON'S TO BUY

- 1 | Bangalore International Airport Is **Just 40 Min** away.
- 2 | Fertile soil to grow anything.
- 3 | High Level of unpolluted oxygen, non- existent noise pollution & temperatures that are **3-4 degrees** lower than bangalore.
- 4 | Knowledge Parks, MNC Campus Hardware park, Financial City & SEZ are all coming up in North Bangalore,Close to jangamakote Circle.
- 5 | All utilities in place- just worry about building your perfect home.
- 6 | Part of a **16 acres** residential development built to quality standards.
- 7 | Completely equipped **Clubhouse** & other amenities.
- 8 | Svamitva is one of the most reputed urban infrastructure developer in **India & Australia.**
- 9 | Rapid Growth in terms of appreciation of price and development.
- 10 | Proposed **12,000 Acres** IT Zone near North Bangalore.

Premium Plotted Development spread across **16 Acres** at Hoskote - Sidalaghataa Road, Jangamakote Cross, Devanahalli.

WORLD CLASS INFRASTRUCTURE

- Well Designed road network of 40 Feet Road and 30 Feet Asphalted Road with Pedestrian walkways lined with shade giving trees
- Underground Sewage Connection and Storm Water Drains With Sewage treatment Plant

LUXURY LIFESTYLE

- A stylish Entrance Gate
- Beautiful Landscaped Garden
- Jogging track with sit-out
- Club House
- Children Play Area
- Urban forest
- Acupressure Track



