

Imagine living in a charming Mediterranean style villa amidst a green haven and natural splendour. The Retreat in Devanahalli is a 40-acre enclave that makes dream homes a reality.

# Redefining luxury...



Villa at The Retreat

The Retreat combines landscape, luxury and lifestyle in a secure and self-contained environment. A constellation of more than 174 luxury villas, this premier gated community is located at Devanahalli. It is a 40-minute drive from MG Road and 40 minutes away from the new International Airport.

Enter the enclave and you are impressed with the wide proportions and aesthetic appeal of this property. The entire enclave is well connected through 60 ft wide main road, 40 ft wide branch roads and paved sidewalks of 9 feet. Expected to be completed by

mid-2009, The Retreat is of an estimated market value of Rs 330 crores.

This project is also going eco-friendly. From rain-water harvesting to retaining 60 per cent of the land for numerous gardens, a cricket pitch (there is a smaller pitch for younger kids, too), putting green, driving range, outdoor tennis,

basketball and volleyball courts, the emphasis here is on preserving nature.

World-class amenities in this enclave include a clubhouse with a large pool-facing bar, a roof-top open air restaurant, health-club, a conference hall, guest rooms with pool view and a fully equipped business centre.

This showcase residential project is being developed by Sri Satya Sai Constructions - an associate company of Srinivasa Shipping and Property Development Ltd. (SSPDL), a premier real estate developer with more than 15 years of experience in development. Promoters of this project are Prakash Challa, B

chauhan.

Says Ramesh Jagan, CEO and MD, Indiaret Fund Advisors Pvt. Ltd., Indiaret chose to associate with the project because SSPDL has demonstrated sound capability and vision to establish new benchmarks in real estate development across Chennai, Hyderabad, Bangalore and Colombo. We observed great synergy in our business objectives and are proud to be associated with Challa in his projects in Bangalore and Chennai. We look forward to strengthen this relationship and will be announcing new partnerships at opportune time."

SSPDL, a public listed company is on the Bombay Stock Exchange and is proposing to make a Rights Issue of Equity Share. It has also filed a Letter of Offer with SEBI. The Letter of Offer is available on the SEBI website at [www.sebi.gov.in](http://www.sebi.gov.in) and [www.karvy.com](http://www.karvy.com), website of Lead Managers to the issue. M/s Karvy Investor Services Ltd.

The Retreat is designed by Aslem Associates, one of the well-established architectural firms in Bangalore and the villas are designed by Span Design, another leading architectural firm specialising in designing premium villas, also from Bangalore.

The project has been approved by BLAAPA, IDBI Bank Ltd. and others will provide financial assistance to customers.

For more information contact Ahmed, marketing manager at 9942 20922. Sri Satya Sai Constructions is located in Sai Complex, 3rd floor, MG Road (1/1, Museum Road), Bangalore 560021. For further details call 2005 1622/ 41/55, email [ahmed@theretreat.in](mailto:ahmed@theretreat.in) or visit [www.theretreat.in](http://www.theretreat.in)

People seek a hassle-free and calm environment, and the response to the Retreat has been positive. As on date, 86 plots have been sold and construction of 26 villas will begin shortly. The first villa for a resident is almost complete," he adds. "We have not compromised. We've even been manufacturing cement blocks on site to ensure good quality."

The Retreat offers a choice of 12 distinct villa layouts, each reflecting a unique flair and taste. Plot sizes range from 3,800 square feet to 8,100 square feet. Villa sizes range from 3,200 square feet to 4,400 square feet (super built-up area). The villas are separated from neighbours by picturesque Holland styled fencing.

Each villa will offer covered car parking for two cars and all constructions conform to vastu. Each villa also has amenities for live-in domestic help. Separate quarters are located close by for