


JUST A CALL FOR YOUR DREAMS TO COME TRUE



NO-4, 2<sup>ND</sup> FLOOR, 13TH CROSS ROAD,  
9<sup>TH</sup> MAIN RD, SECTOR 6, HSR LAYOUT,  
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**SB PROPERTIES**



**SANCTUARY**



PREMIUM GATED COMMUNITY VILLA PLOTS @ IVC ROAD, BANGALORE  
RERA NO. : PRM/KA/RERA/1250/303/PR/220722/005098





# Breathing Life Every Square Feet

Home is the most loved place on earth. With the serene whispers of nature and the lush scent of the green, SB Sanctuary renders luxury villa plots tuned to the symphony of peaceful community living.



*A Harmony  
Amidst The Hustle!*

Our villa plots cocoon, complete peace and tranquillity in the prominent location, IVC Road of Bangalore, connecting life and disconnecting from chaos.



# Every Square Foot In Resonance With Your Dreams

Set in an impeccable location, each villa plot of SB Sanctuary is a planned contemporary enclave, enveloped by the bounty of nature. An indulgence like never before!



## LANDSCAPE MASTER PLAN

- 1. SECURITY CABIN
- 2. SIGNAGE WALL
- 3. SERVICES
- 4. OUTDOOR GYM
- 5. ROCK CLIMBING WALL W/ LADDER & SLIDE

- 6. SKATING RINK
- 7. WATER TANK
- 8. MINI AMPHITHEATER
- 9. HALF- BASKETBALL COURT
- 10. PALM AVENUE

- 11. LEISURE PAVILION
- 12. CHILDREN PLAY AREA
- 13. PLAY LAWN
- 14. ARCHERY RANGE-15M
- 15. ELDER'S COURT

- 16. MURAL WALL W/ STONE URNS
- 17. PLUMERIA COURT W/ SEATING CLUSTER
- 18. CRICKET PRACTICE NET
- 19. TENNIS COURT
- 20. STEPPED LAWN TERRACE


















- 21. PARTY LAWN
- 22. BARBEQUE PAVILION
- 23. CHILDREN PLAY AREA-2
- 24. MIRROR POOL W/ FLOATING TREE PLANTER
- 25. FLOATING DINING DECK

- 26. OUTDOOR DINNING LOUNGE
- 27. VISITOR'S CAR PARKING

## Live In The Best Shade Of Happiness

An active life is a happy life! When pampered by mother nature, the experience is definitely an enchanteur! Lush air, fresh aura, good atmosphere.

## SPECIFICATIONS :

-  40 ft/ 30 ft Concrete Roads
-  Indoor & Outdoor Play courts
-  Open Amphitheater
-  Children's play area
-  Skating rink
-  Cricket Practice Net
-  Half Basketball Court
-  Archery range
-  Tennis Court
-  Leisure Pavilions
-  Underground Electricity & Cabling
-  Underground Drainage
-  Rain Water Harvesting
-  Overhead tank
-  100% Clear title with 100% Vaastu Plots
-  Landscaped gardens with water bodies
-  Avenue Plantation with Footpath



## Children Play Area

A lush area for your little ones to laze around, enjoy and play. Unlock a whole new world for your children to relish and relax. Let their hearts stretch out to the air and soak in the zest of childhood. Teach them the healthy definition of fun!



## AMENITIES

## Tennis Court

An active life is a healthy life! Experience a hale and hearty adrenaline rush, every single day. Partner with your loved ones and open up every morning with a sporty sunrise that we always adore. Fit in fitness with our rich expanse!





*Basketball court*

Professional basketball courts are installed to dribble your day with fun, zest and health. Why wait? Double up for an action-packed life and get, set, go for beautiful homes!

*Skating Rink*

Exclusive skating rink are set up to ensure that the sports icons of tomorrow are nurtured with all the energy and skill they need. Enjoy the picturesque joy, now in play with sportsmanship.



*Cricket Practice Net*

Enjoy your favourite sport as per your whims and fancies! Work out the best active lifestyle with our landscape for cricket. Bowl a spirited life and pitch a happy living with your near and dear ones, every single day.



*Rock Climbing Wall*

A sturdy rock-climbing wall for both adults and children to boost their stamina and cardio. Push up the limits of life and sample stunning scenery. Pep up your lifestyle with the mental and physical thrust and enliven every day.





### *Outdoor Gym*

Stretch your muscles and get spirited with the avant-garde gym. Let Mother Nature wipe off your sweat and fill you up with the energy to burn more. Work out a healthy life. Because healthy is the new happy!

### *Elders' Court*

Spend quality time with your elders at the elders' court erected to suit their age and stage. A serene courtyard landscaped with a fresh green is all that we offer for a hearty tete-a-tete. Cherish the valuable moments in your life in a green lush way.



Sb Sanctuary enclaves all luxe and sophistication under a lavish clubhouse. Right from a super relaxing swimming pool, a multi-cuisine restaurant, posh suite rooms, fun indoor games, and a spa to a sophisticated gym, everything is roofed under a lavish Clubhouse. No doubt that life gets livelier, every single day



## ROUTE MAP



**Contact**  
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