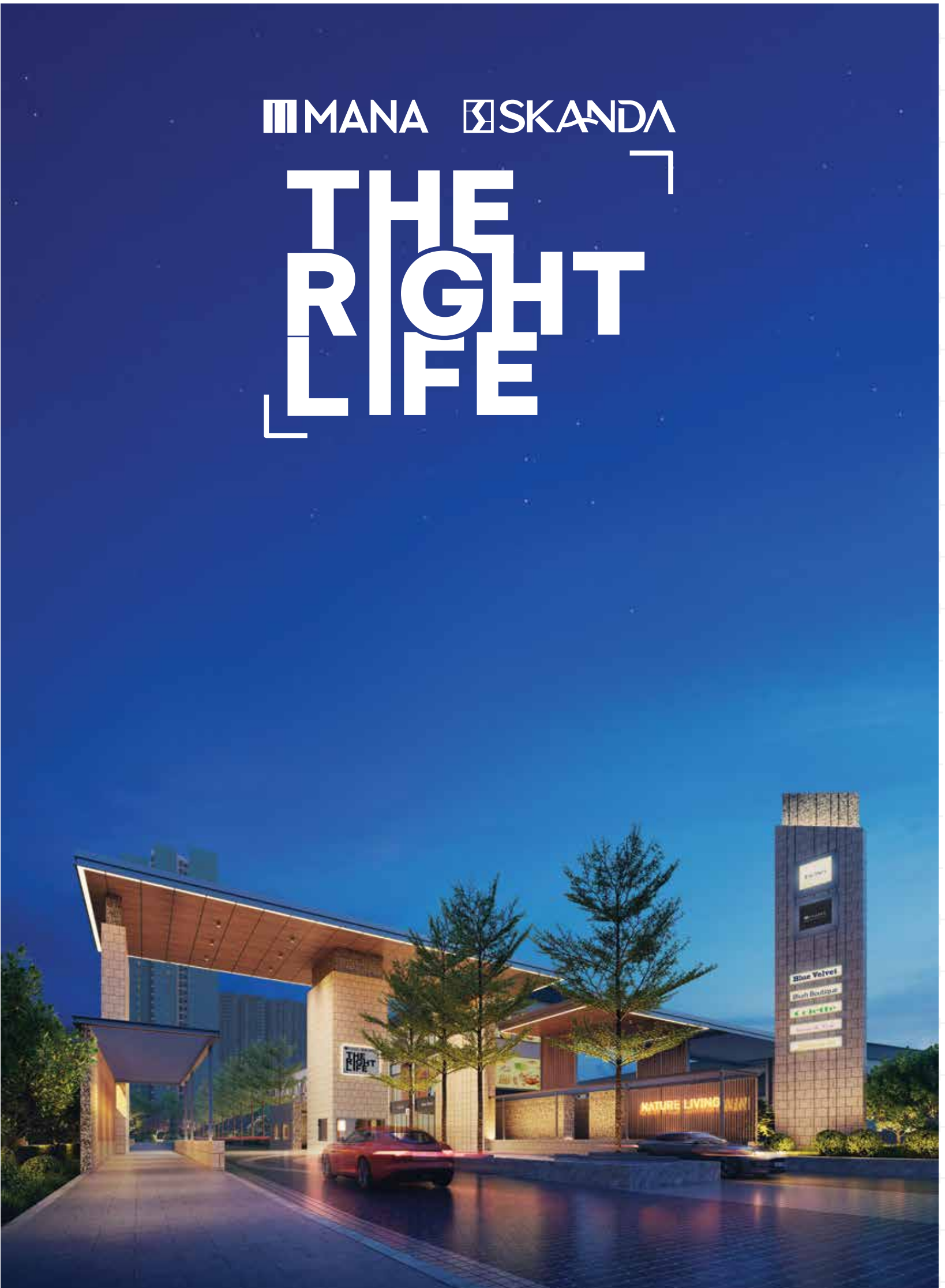


MANA SKANDA

THE RIGHT LIFE



Residential. Commercial. Sports. Retail.

Whitefield-Sarjapur Road.



**100+ acres
to grow,
run, explore
and play.**

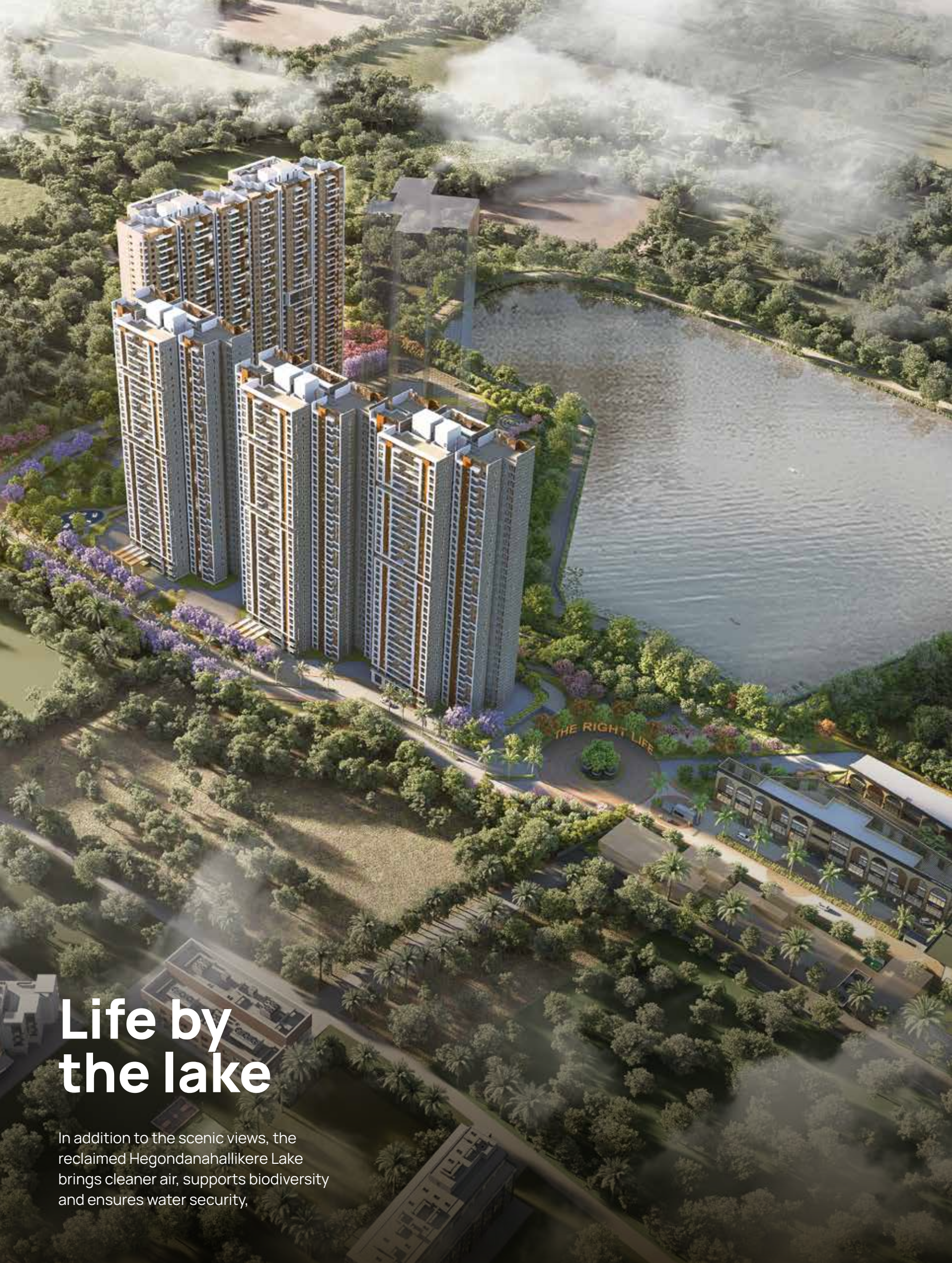
Discover Bangalore's largest child-centric integrated township.

Welcome to The Right Life

Imagine **100+ acres**. It's more than a number; it's enough room to forget the city exists, yet remain at its heart. Streets lined with possibilities, corners made for discovery, spaces where kids can run, parents can breathe, and everyone can find their own rhythm.

A place where your morning coffee might come with a skyline view, your evening errands are a short stroll away, and the weekend's biggest decision is which sports field to conquer first. **Homes, shops, workspaces, sports courts, playgrounds; they live together, so you don't have to choose.**

This isn't just living in Bangalore. It's living in your own world, built at a human pace, designed for the people who matter most. A world inside a city, where life feels... just right.



Life by the lake

In addition to the scenic views, the reclaimed Hegondanahallikere Lake brings cleaner air, supports biodiversity and ensures water security,

The Right Life in numbers

This is a community built on scale and ambition. Every corner is designed to support growth, curiosity, and connection. Here, families can live freely, children can explore endlessly, and life unfolds on a scale that matches big dreams.

100+
acre township
31+ acre in phase 1 alone

13
acre scenic lake nearby

40+
top schools nearby

84+
acres open area
» 51% hardscape area
» 33% softscape area

40+
child-centric features

100+
unique experiences

3.5
lakh SFT of clubhouses

1800 to 4942
SFT homes

6.5
acres sports facilities

Live right next to everything

Well, everything that matters. Situated at the junction of Whitefield, Sarjapur road and the ORR, this location offers seamless connectivity to key parts of the city. Just 800 metres from the upcoming Dommasandra metro station, it sits in a well-planned zone with strong infrastructure and easy mobility.

Families enjoy top reputed schools within cycling distance, reducing the need for long commutes or school buses. With work, play and education all close by, life here unfolds naturally and without worry.

Hospitals

- » Manipal Hospitals
- » Sakra World Hospital
- » Motherhood Hospitals
- » Columbia Asia Hospitals
- » Belenus Champion Hospitals
- » Cloudnine Hospitals
- » Apollo Hospitals
- » Rainbow Children's Hospital

Schools

- » Greenwood High International School
- » Harvest International School
- » Indus International School
- » Philomena School
- » Inventure Academy
- » One World International School
- » Delhi Public School East
- » TISB
- » Head Start Educational Academy

Tech parks

- » RGA Tech Park
- » Wipro Corporate Office
- » Microsoft Office
- » RMZ Ecospace
- » Global Technology Park
- » Pritech Park SEZ
- » RMZ Eco World
- » Embassy Tech Village
- » Bagmane Constellation Business Park

Retail spaces

- » Soul Space Spirit Centro Mall
- » Phoenix Market City
- » Market Square Mall
- » Forum Neighbourhood Mall
- » Total Mall

Location Map



Scan for directions

Surrounded by conveniences

Tech parks

- » Wipro - 7.8km
- » RGA Tech Park - 8.6km

Hospitals

- » Belenus Champion Hospital (Now Apollo Hospitals) - 7.1km
- » Rainbow Children's Hospital by Skanda Avani - 12.7km

Retail spaces

- » Forum Mall - 5km

Schools

- » Harvest International School - 9km
- » Inventure Academy - Right next to The Right Life
- » United World Academy - Right next to The Right Life
- » Greenwood High International School - 100m
- » Global Indian International School - 700m
- » TISB - 850m
- » Oakridge International School - 1.5km
- » One World International School - 4.6km
- » Delhi Public School East - 6.9km
- » Head Start Educational Academy - 6.9km



Greenwood High International School



Head Start Educational Academy



Belenus Champion Hospital



Rainbow Children's Hospital by Skanda Avani



Manipal Hospitals



One World International School



RGA Tech Park



TISB



RMZ Eco World



Sakra Hospitals



Inventure Academy

MASTERPLAN





An integrated township built for the future Bengaluru

Bangalore moves fast, and life demands convenience, variety and balance. An integrated township brings homes, workspaces, retail, and sports together in one place, so everything you need is close by, families can thrive, and weekends feel like a treat rather than a commute.



Residential

- 1800-4942 SFT homes
- Vastu-compliant design
- Thoughtfully planned to maximise space & natural light



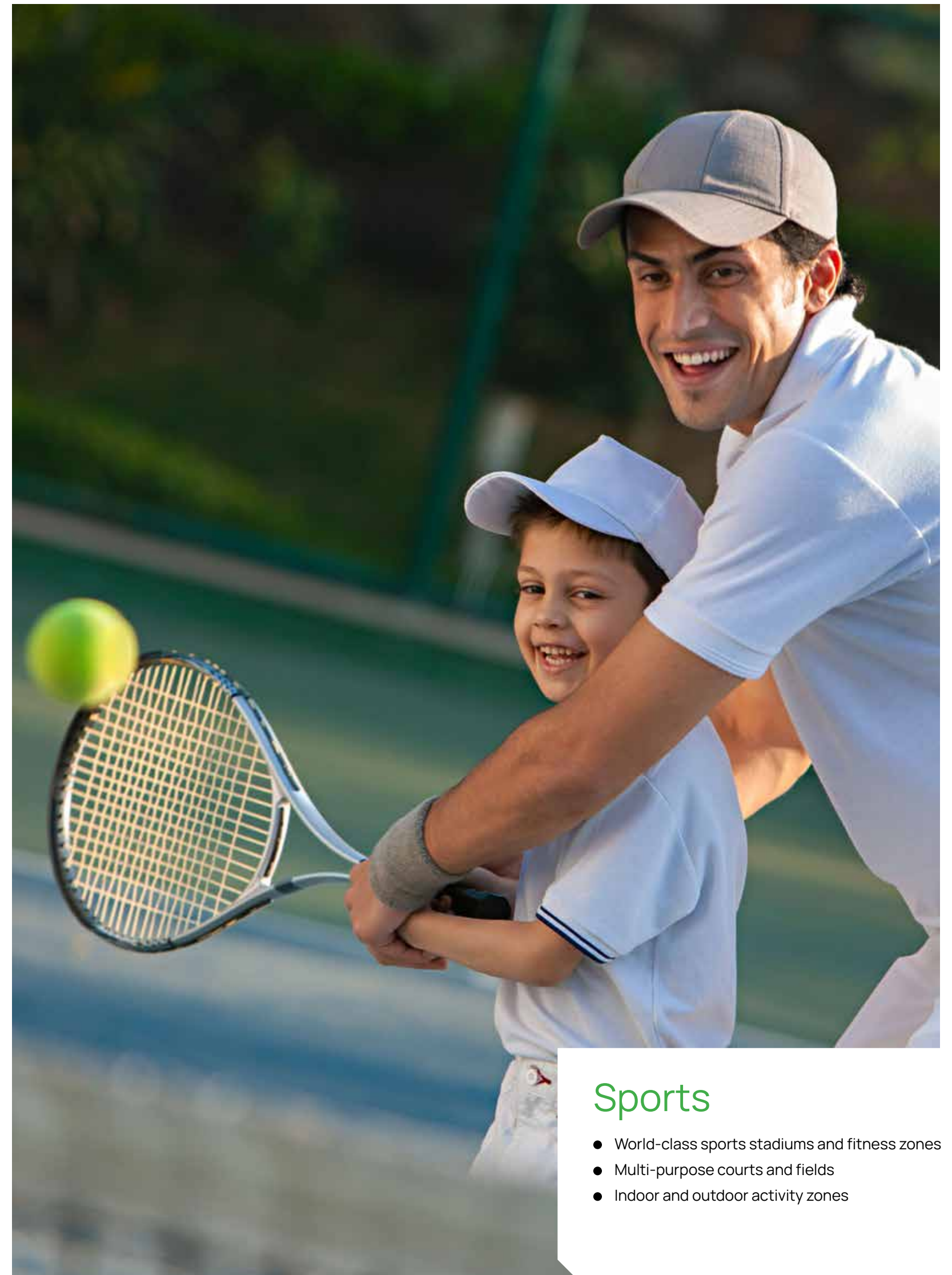
Commercial

- Modern amenities that support productivity
- Flexible layouts for all business needs
- Ample parking and accessibility



Retail Zone

- Curated retail high-street with top brands
- Cafes, grocery, and daily essentials
- A dynamic environment for easy shopping



Sports

- World-class sports stadiums and fitness zones
- Multi-purpose courts and fields
- Indoor and outdoor activity zones



Life moves better under open skies

It's a neighbourhood that invites you to step outside, slow down and reconnect with nature. Morning walks, lakeside evenings, quiet corners under trees, and safe play zones for children come together to create a life that feels open, balanced and alive.

Outdoor living at its finest



84% open areas, a rare urban luxury!



A natural microclimate with lower ambient temperatures due to abundant greenery



Lakeside advantages like **better air and water quality** along with tranquil views



Safe no-vehicle zones with dedicated pedestrian and play areas where little ones can explore freely



Explore the provinces of The Right Life

The right life is a world of distinct experiences, each province with its own rhythm, views and energy. From serene lakes to bustling sports arenas, every corner invites discovery, play and connection.



TOWER
1

TOWER
2

TOWER
3

TOWER
4

TOWER
5

The Lake province

Centered around the lake. Open spaces, curated amenities, and lifestyle features make it ideal for families, children and active living.



At The Lake Province...

Right for active families

- » Yoga area
- » Aqua gym
- » Swimming pool
- » Golf putting area
- » Basketball court
- » Soccer field
- » Outdoor gym
- » Periphery walking trail

Right for children

- » Toddlers play area
- » Kids' play area
- » Trampoline park
- » Cascade water feature with kids' pool
- » Skating rink
- » Rainwater play
- » Tree machan
- » Labyrinth park
- » Bump track with lawn area
- » Boot camp

Right for lifestyle

- » Hammock garden
- » Fruit garden
- » Butterfly garden
- » Covered senior citizen seating area
- » Workpod area
- » Lounge deck
- » Urban farming
- » Periphery planting

- » Deck with pergola
- » Planting along the lake
- » Planting along pathway
- » Cycle parking
- » Cycle parking area
- » Reading area

Right for socializing

- » Amphitheatre with stage
- » Connecting bridge
- » Seating deck
- » Event lawn area
- » Trellis-covered seating
- » Floating pavilion
- » Bus pick up point
- » Entry to sports arena
- » Open space for gathering
- » Event lawn area
- » Urban farming
- » Periphery walking trail

Live in plenty, by the lake



Event lawn
Weekend gatherings and celebrations with family and friends.



Kids play area
Safe spaces for children to run, climb and explore.



Floating pavilion
Morning coffee or evening reading by the lake.



Yoga area
Quiet corners for mindfulness and stretches.



Swimming pool and aqua gym
Fitness and fun for all ages.



Hammock garden
Relax, swing gently and unwind in shade.



Tree machan
Elevated spots to catch sunsets and greenery views.



Butterfly garden
Colorful nature walks for daily joy.



Pet park
Play areas for pets while parents watch nearby.

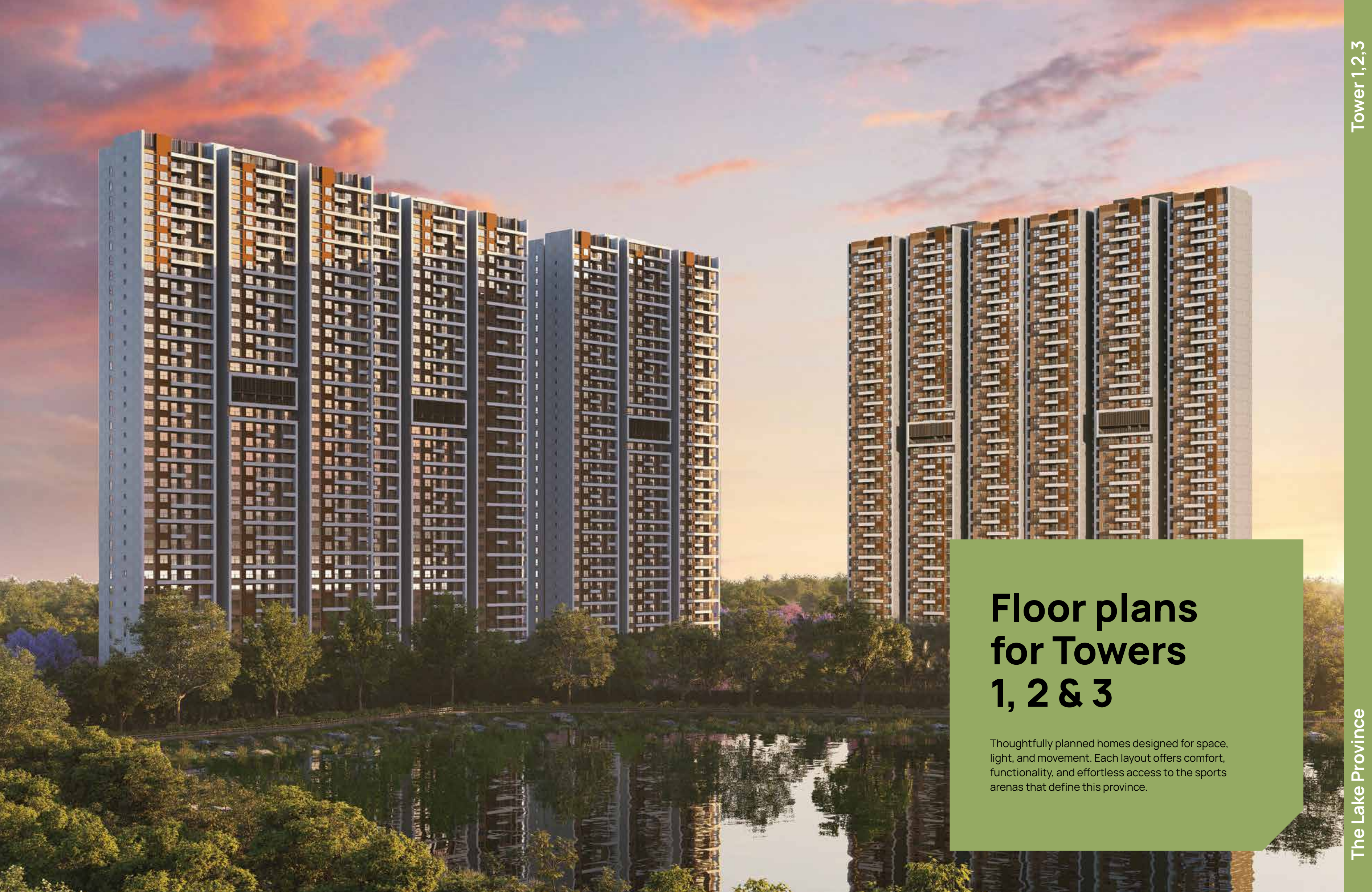


Towers 1, 2 & 3

Homes in the lake province combine comfort, privacy and views of the lake and green spaces. Designed for modern family life, these towers offer a mix of layouts and features.



- Homes designed for comfort, ventilation and privacy
- Abundant natural light and views of greenery or the lake
- A gym and yoga deck on the refuge floor of every tower
- Spacious living areas and modern, efficient layouts
- Access to nearby open spaces, play areas and lawns
- Family-friendly circulation with safe pathways and secure entry



Floor plans for Towers 1, 2 & 3

Thoughtfully planned homes designed for space, light, and movement. Each layout offers comfort, functionality, and effortless access to the sports arenas that define this province.

MASTERPLAN



Future Phase

Future Phase

Clubhouse

The Sports Province

Future Phase

Upcoming Province

Game Centre

The Lake Province

Clubhouse

Inventure Academy

Retail Zone

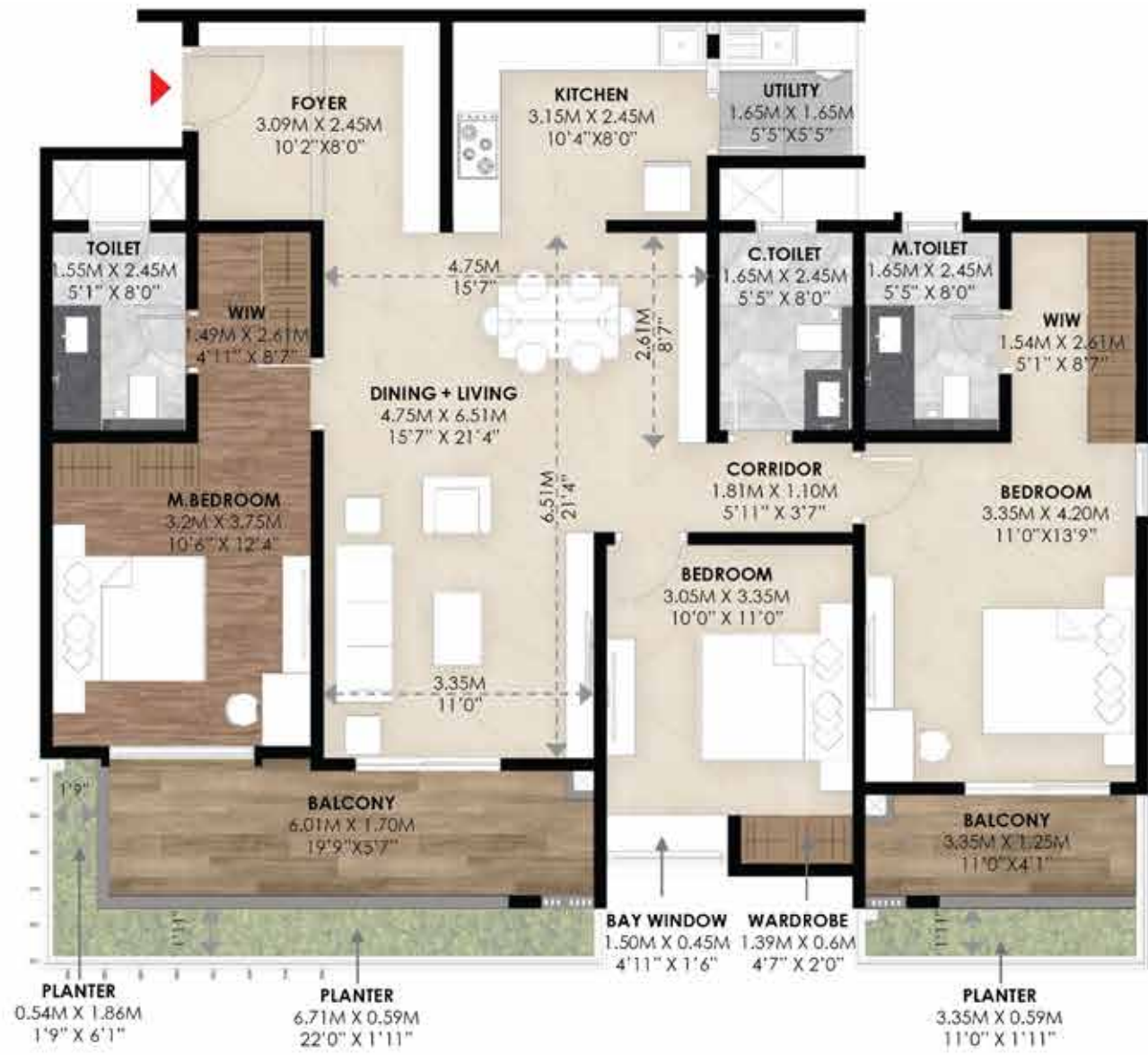
United World Academy



Whitefield-Sarjapur Road

Whitefield-Sarjapur Road

Series 1 (Towers 1 to 3)
3 BHK + 3T



SBA	2067 SFT
RERA Carpet	1181.89 SFT
Utility + Balcony Area	299.46 SFT
Facing	West
Unit No.	G01, 101, 201



Series 1 (Towers 1 to 3)
3 BHK + 3T



SBA	1865 SFT
RERA Carpet	1179.52 SFT
Utility + Balcony Area	144.02 SFT
Facing	West
Unit No.	301, 401, 601, 701, 801, 1001, 1101, 1201, 1401, 1501, 1601, 1801, 1901, 2001, 2201, 2301, 2401, 2601, 2701, 2801, 3001, 3101, 3201, 3401



Series 1 (Towers 1 to 3)
3 BHK + 3T



SBA	1953 SFT
RERA Carpet	1182.53 SFT
Utility + Balcony Area	211.3 SFT
Facing	West
Unit No.	501, 901, 1301, 1701, 2101, 2501, 2901, 3301



Series 2 (Towers 1 to 3)
3 BHK + 3T



SBA	1943 SFT
RERA Carpet	1179.52 SFT
Utility + Balcony Area	205.03 SFT
Facing	East
Unit No.	202



Series 2 (Towers 1 to 3)
3 BHK + 3T



SBA	1953 SFT
RERA Carpet	1182.53 SFT
Utility + Balcony Area	211.41 SFT
Facing	East
Unit No.	302, 702, 1102, 1502, 2302, 2702, 3102



Series 2 (Towers 1 to 3)
3 BHK + 3T



SBA	1865 SFT
RERA Carpet	1179.52 SFT
Utility + Balcony Area	144.02 SFT
Facing	East
Unit No.	402, 502, 602, 802, 902, 1002, 1202, 1302, 1402, 1602, 1702, 1802, 2002, 2102, 2202, 2402, 2502, 2602, 202, 3002, 3202, 3302, 3402



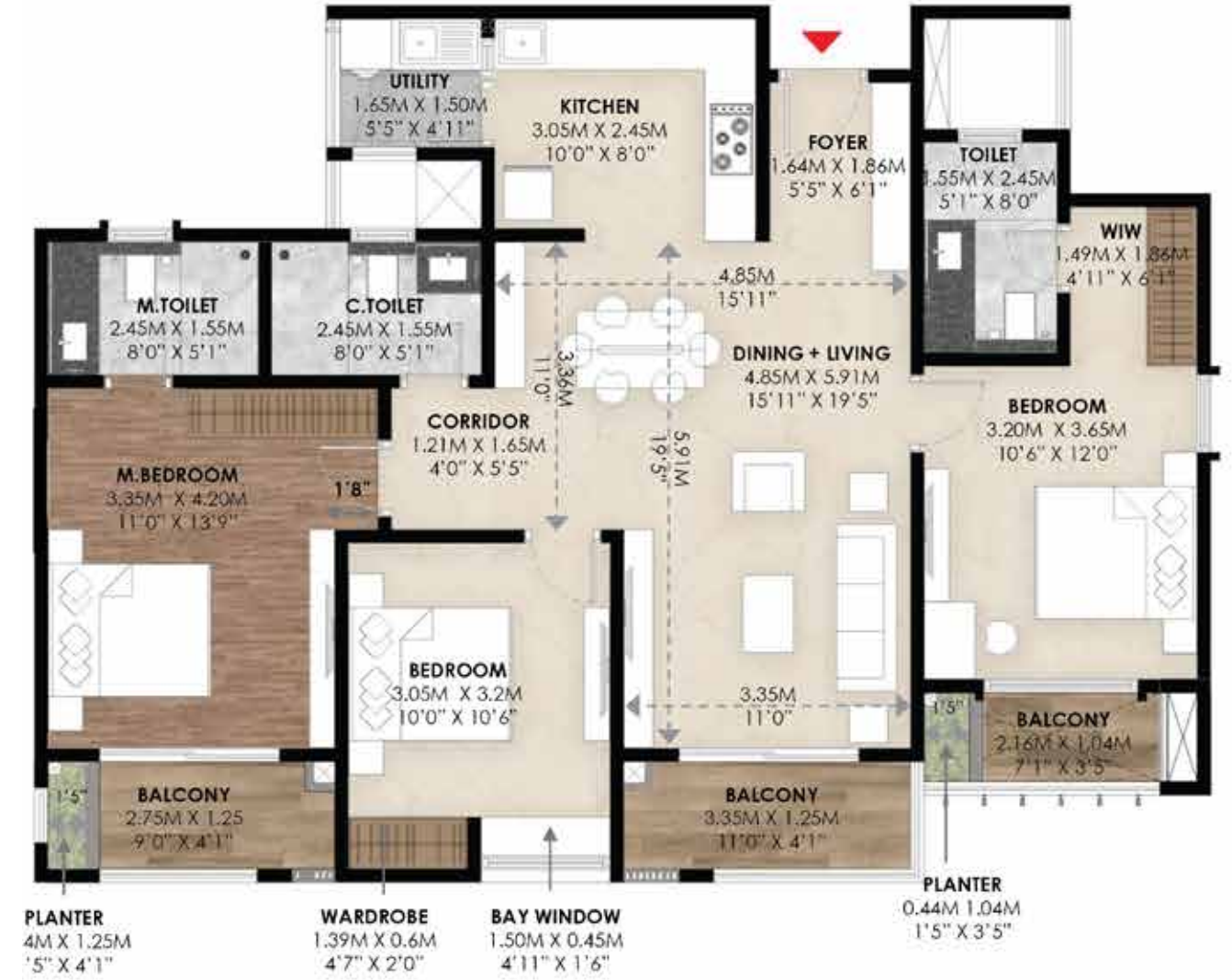
Series 3 (Towers 1 to 3)
3 BHK + 3T



SBA	1709 SFT
RERA Carpet	1032.91 SFT
Utility + Balcony Area	165.17 SFT
Facing	North
Unit No.	G03



Series 3 (Towers 1 to 3)
3 BHK + 3T



SBA	1709 SFT
RERA Carpet	1032.91 SFT
Utility + Balcony Area	165.17 SFT
Facing	North
Unit No.	103, 503, 903, 1303, 1703, 2103, 2503, 2903, 3303



Series 3 (Towers 1 to 3)
3 BHK + 3T



Series 4 (Towers 1 to 3)
3.5 BHK + 3T



SBA	1661 SFT
RERA Carpet	1029.90 SFT
Utility + Balcony Area	Details Not there
Facing	North
Unit No.	203, 303, 403, 603, 703, 803, 1003, 1103, 1203, 1403, 1503, 1603, 1803, 1903, 2003, 2203, 2303, 2403, 2603, 2703, 2803, 3003, 3103, 3203, 3403



SBA	2244 SFT 1
RERA Carpet	313.75 SFT
Utility + Balcony Area	279.21 SFT
Facing	East
Unit No.	G04, 104, 204



Series 4 (Towers 1 to 3)
3.5 BHK + 3T



SBA	2153 SFT
RERA Carpet	1310.09 SFT
Utility + Balcony Area	210.97 SFT
Facing	East
Unit No.	304, 504, 704, 904, 1104, 1304, 1504, 1704, 1904, 2104, 2304, 2504, 2704, 2904, 3104, 3304



Series 4 (Towers 1 to 3)
3.5 BHK + 3T



SBA	2212 SFT
RERA Carpet	1313.75 SFT
Utility + Balcony Area	254.02 SFT
Facing	East
Unit No.	404, 804, 1204, 1604, 2004, 2404, 2804, 3204



Series 4 (Towers 1 to 3)
3.5 BHK + 3T



SBA	2119 SFT
RERA Carpet	1310.09 SFT
Utility + Balcony Area	184.92 SFT
Facing	East
Unit No.	604, 1004, 1404, 1804, 2204, 2604, 3004, 3404



Series 5 (Towers 1 to 3)
3.5 BHK + 3T



SBA	2119 SFT
RERA Carpet	1313.75 SFT
Utility + Balcony Area	279.21 SFT
Facing	East
Unit No.	G05, 105, 205



Series 5 (Towers 1 to 3)
3.5 BHK + 3T



SBA	2153 SFT
RERA Carpet	1310.09 SFT
Utility + Balcony Area	210.97 SFT
Facing	East
Unit No.	305, 405, 705, 805, 1105, 1205, 1505, 1605, 2305, 2405, 2705, 2805, 3105, 3205



Series 5 (Towers 1 to 3)
3.5 BHK + 3T



SBA	2119 SFT
RERA Carpet	1310.09 SFT
Utility + Balcony Area	184.92 SFT
Facing	East
Unit No.	505, 905, 1305, 1705, 2105, 2505, 2905, 3305



Series 5 (Towers 1 to 3)
3.5 BHK + 3T



SBA	2212 SFT
RERA Carpet	1313.75 SFT
Utility + Balcony Area	254.02 SFT
Facing	East
Unit No.	605, 1005, 1405, 1805, 2205, 2605, 3005, 3405



Series 6 (Towers 1 to 3)
3.5 BHK + 3T



SBA	2236 SFT
RERA Carpet	1310.73 SFT
Utility + Balcony Area	279.98 SFT
Facing	East
Unit No.	G06, 106, 206



Series 6 (Towers 1 to 3)
3.5 BHK + 3T



SBA	2146 SFT
RERA Carpet	1307.79 SFT
Utility + Balcony Area	211.52 SFT
Facing	East
Unit No.	306, 506, 706, 906, 1106, 1306, 1506, 1706, 1906, 2106, 2306, 2506, 2706, 2906, 3106, 3306



Series 6 (Towers 1 to 3)
3.5 BHK + 3T



SBA	2211 SFT
RERA Carpet	1310.73 SFT
Utility + Balcony Area	254.57 SFT
Facing	East
Unit No.	406, 806, 1206, 1606, 2006, 2406, 2806, 3206



Series 6 (Towers 1 to 3)
3.5 BHK + 3T



Series 7 (Towers 1 to 3)
3.5 BHK + 3T



SBA	2112 SFT
RERA Carpet	1307.79 SFT
Utility + Balcony Area	184.47 SFT
Facing	East
Unit No.	606, 1006, 1406, 1806, 2206, 2606, 3006, 3406



SBA	1709 SFT
RERA Carpet	1032.91 SFT
Utility + Balcony Area	165.17 SFT
Facing	North
Unit No.	G07



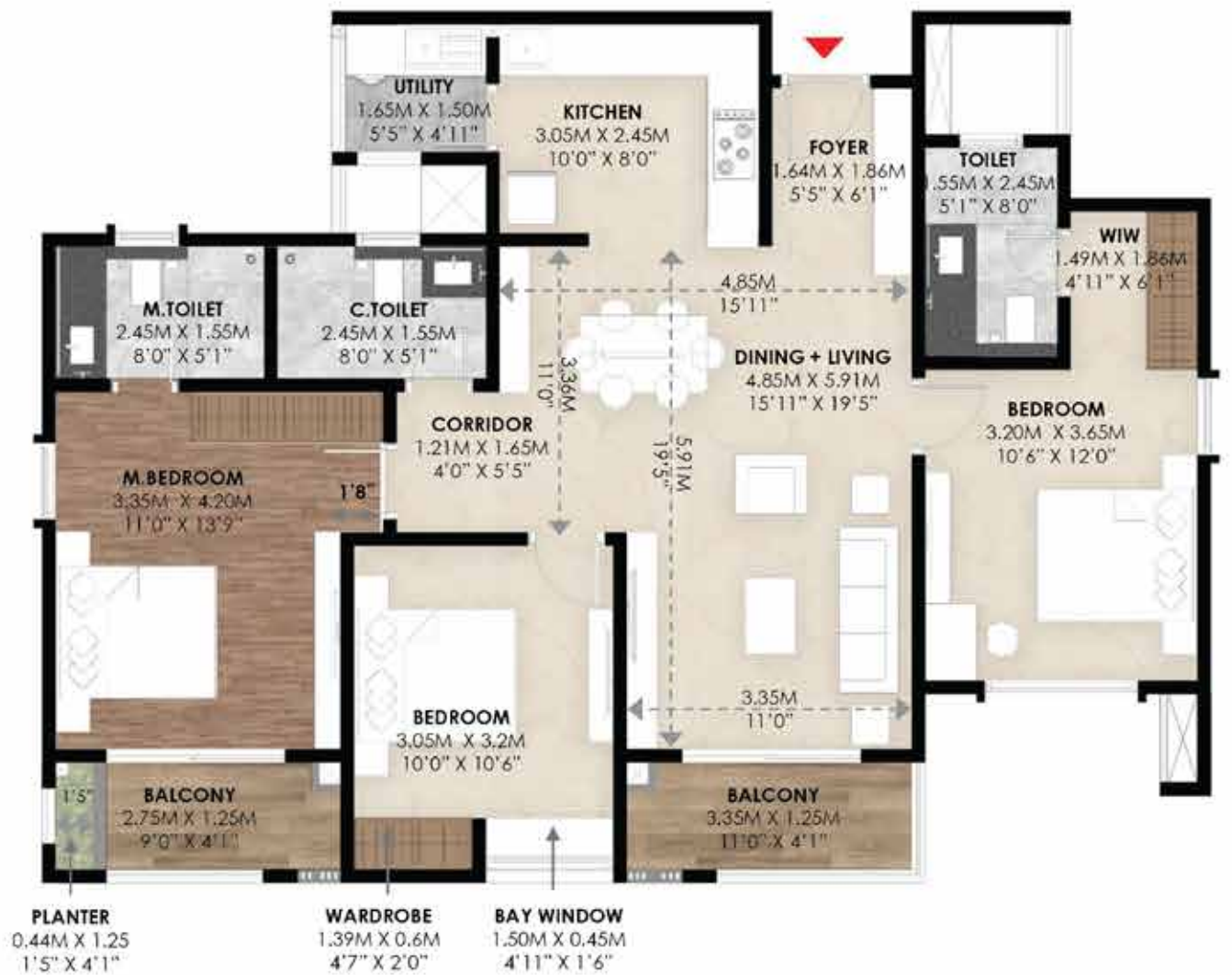
Series 7 (Towers 1 to 3)
3 BHK + 3T



SBA	1709 SFT
RERA Carpet	1032.91 SFT
Utility + Balcony Area	165.17 SFT
Facing	North
Unit No.	107, 507, 907, 1307, 1707, 2107, 2507, 2907, 3307

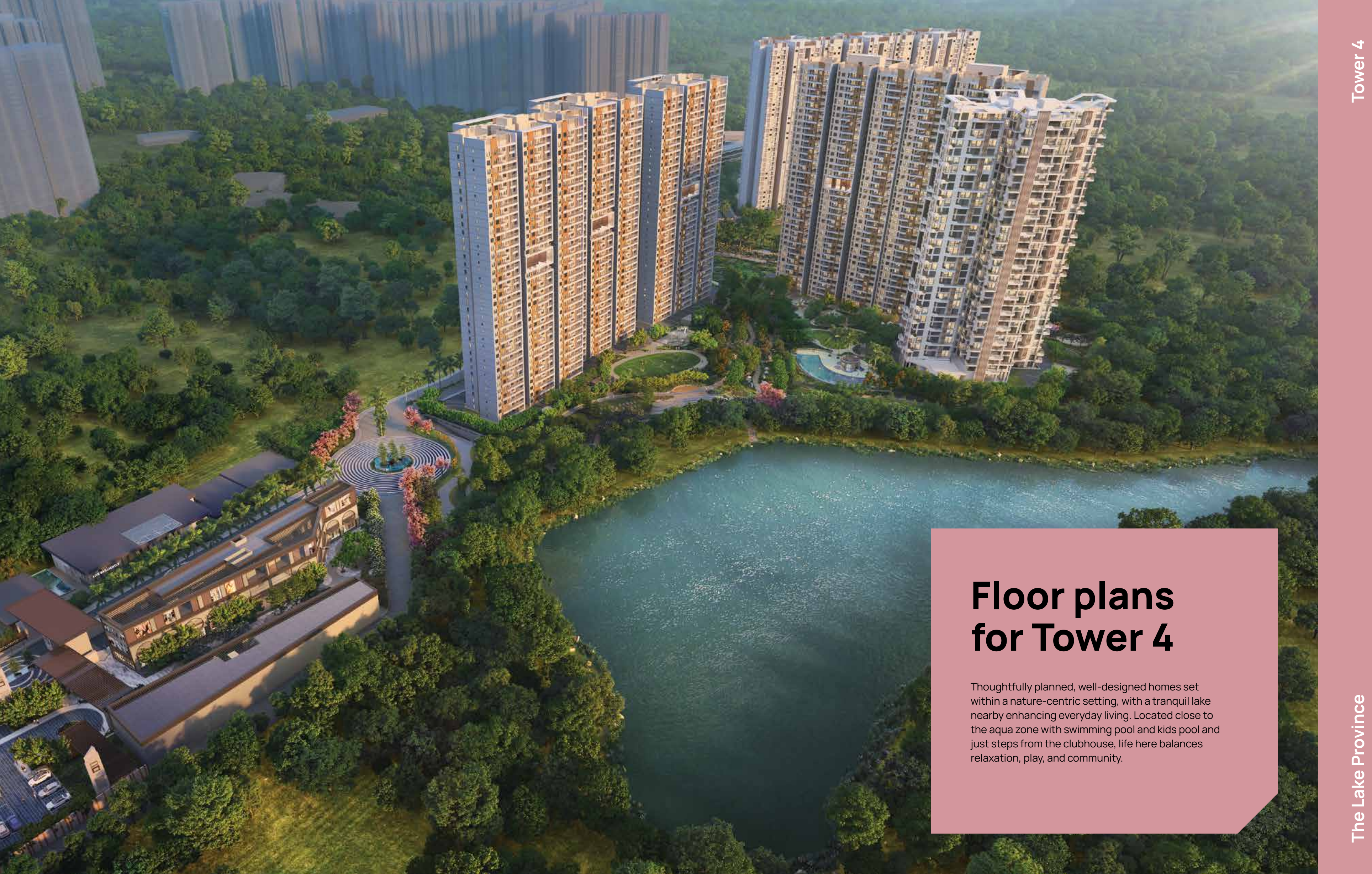


Series 7 (Towers 1 to 3)
3 BHK + 3T



SBA	1661 SFT
RERA Carpet	1029.90 SFT
Utility + Balcony Area	129.49 SFT
Facing	North
Unit No.	207, 307, 407, 607, 707, 807, 1007, 1107, 1207, 1407, 1507, 1607, 1807, 1907, 2007, 2207, 2307, 2407, 2607, 2707, 2807, 3007, 3107, 3207, 3407





Floor plans for Tower 4

Thoughtfully planned, well-designed homes set within a nature-centric setting, with a tranquil lake nearby enhancing everyday living. Located close to the aqua zone with swimming pool and kids pool and just steps from the clubhouse, life here balances relaxation, play, and community.

MASTERPLAN



Future Phase

Future Phase

Clubhouse

The Sports Province

Future Phase

Upcoming Province

Game Centre

The Lake Province

Clubhouse

Inventure Academy

Retail Zone

United World Academy



Whitefield-Sarjapur Road

Whitefield-Sarjapur Road

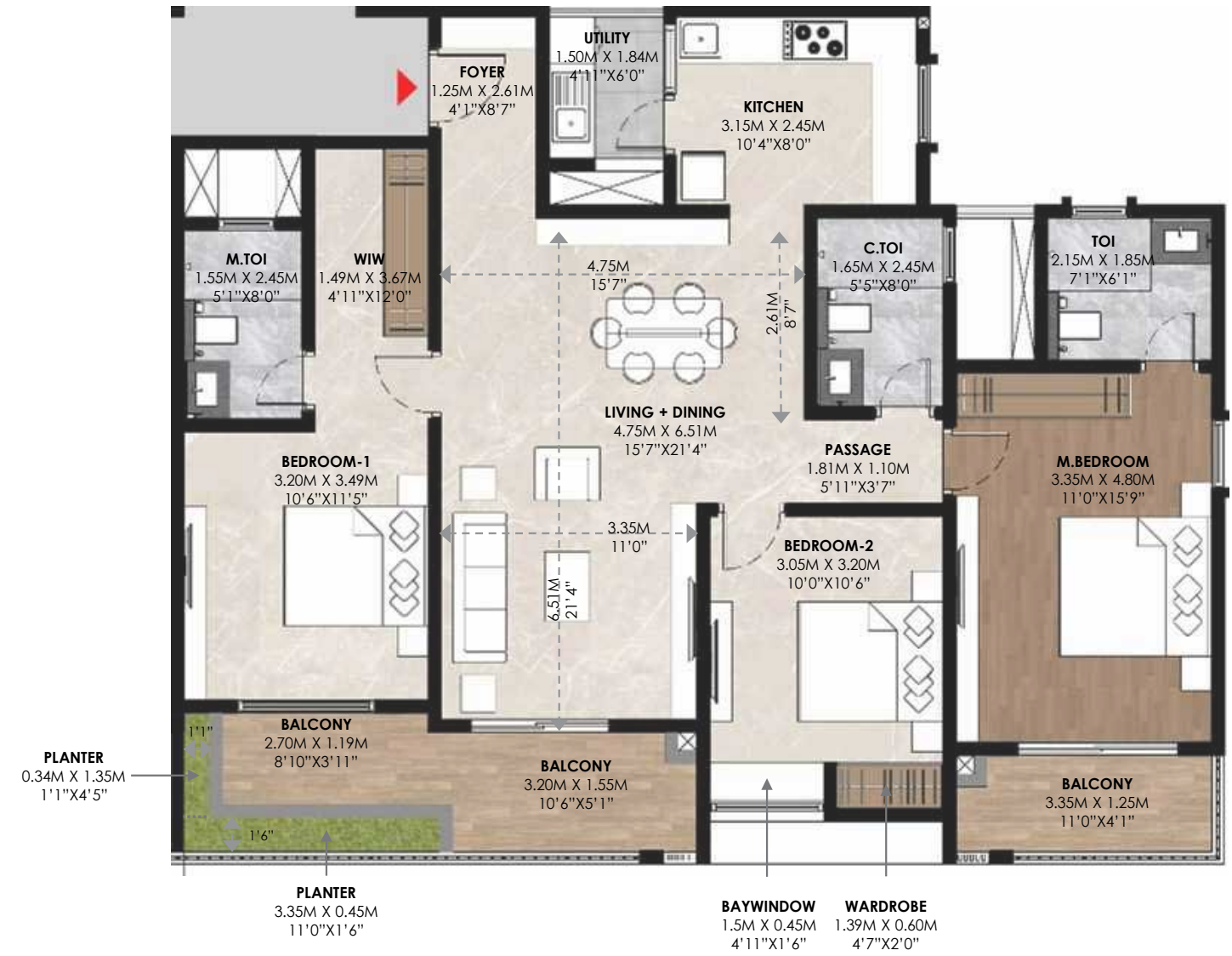
Series 1 (Tower 4)
3BHK + 3T



SBA	1864 SFT
RERA Carpet	1107 SFT
Utility + Balcony Area	211 SFT
Facing	North
Unit No.	G01, 101



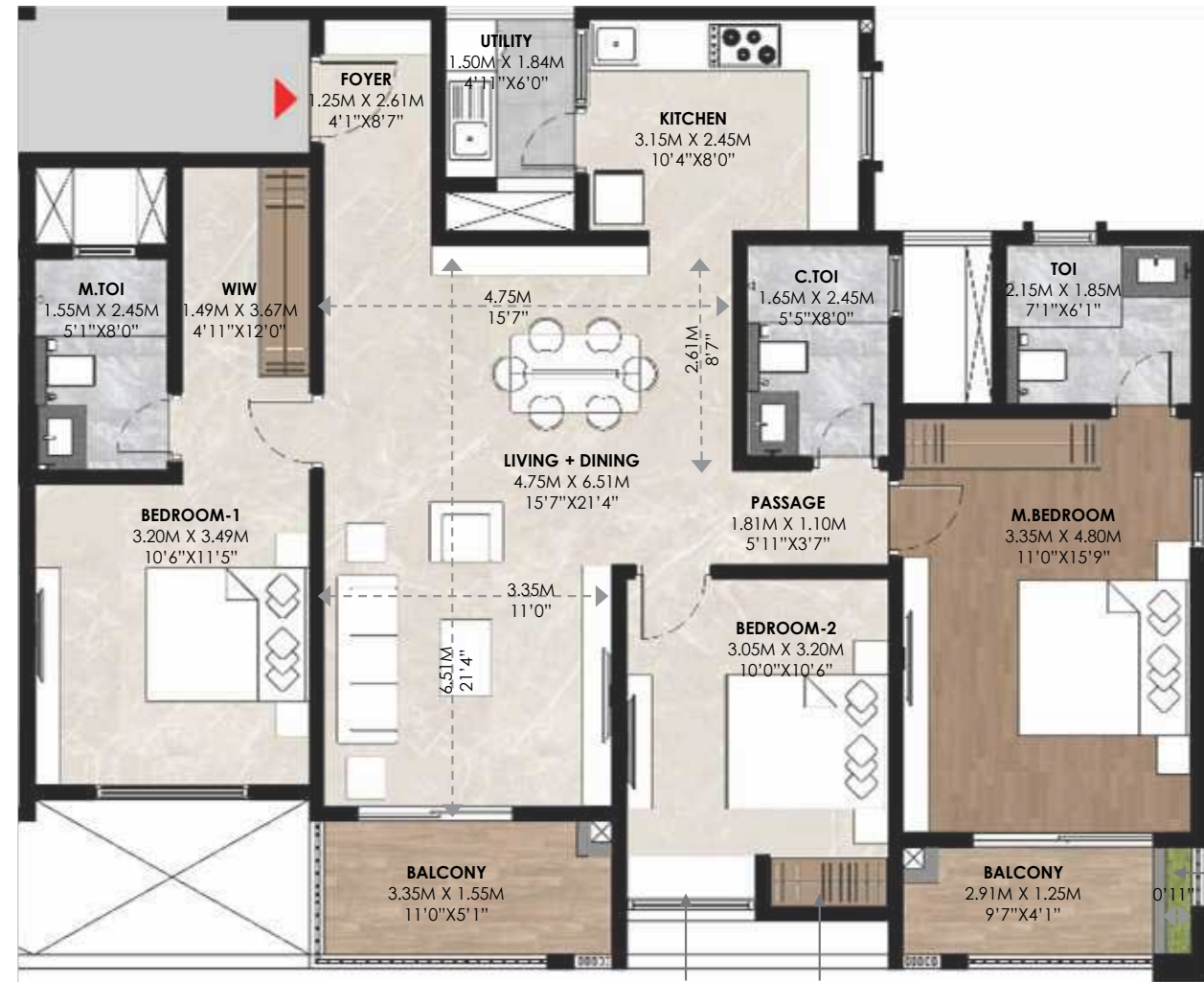
Series 1 (Tower 4)
3BHK + 3T



SBA	1864 SFT
RERA Carpet	1107 SFT
Utility + Balcony Area	211 SFT
Facing	North
Unit No.	201



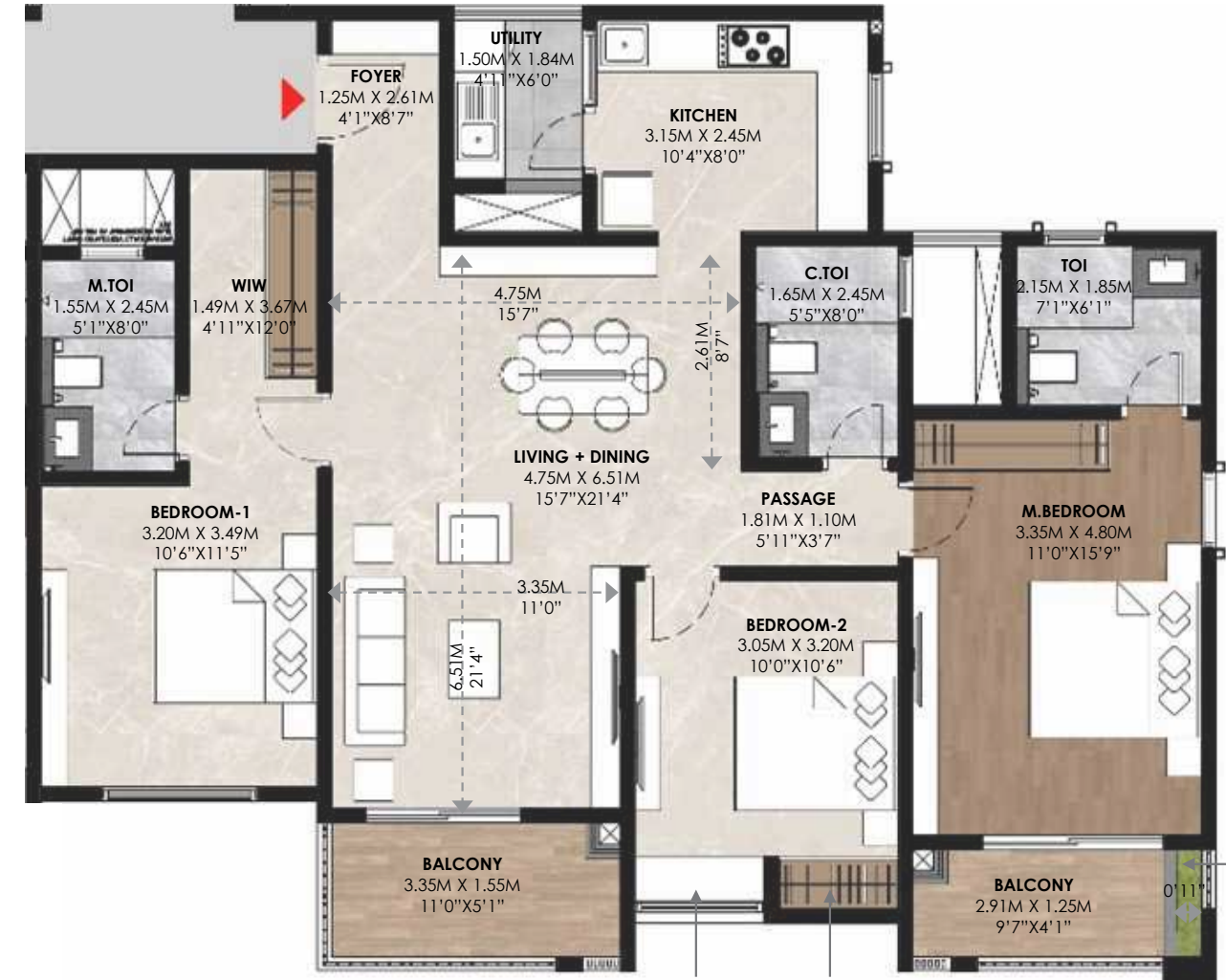
Series 1 (Tower 4)
3BHK + 3T



SBA	1773 SFT
RERA Carpet	1103 SFT
Utility + Balcony Area	145 SFT
Facing	North
Unit No.	301



Series 1 (Tower 4)
3BHK + 3T



SBA	1773 SFT
RERA Carpet	1103 SFT
Utility + Balcony Area	145 SFT
Facing	North
Unit No.	401, 801, 1201, 1601, 2401, 2801, 3201, 3601



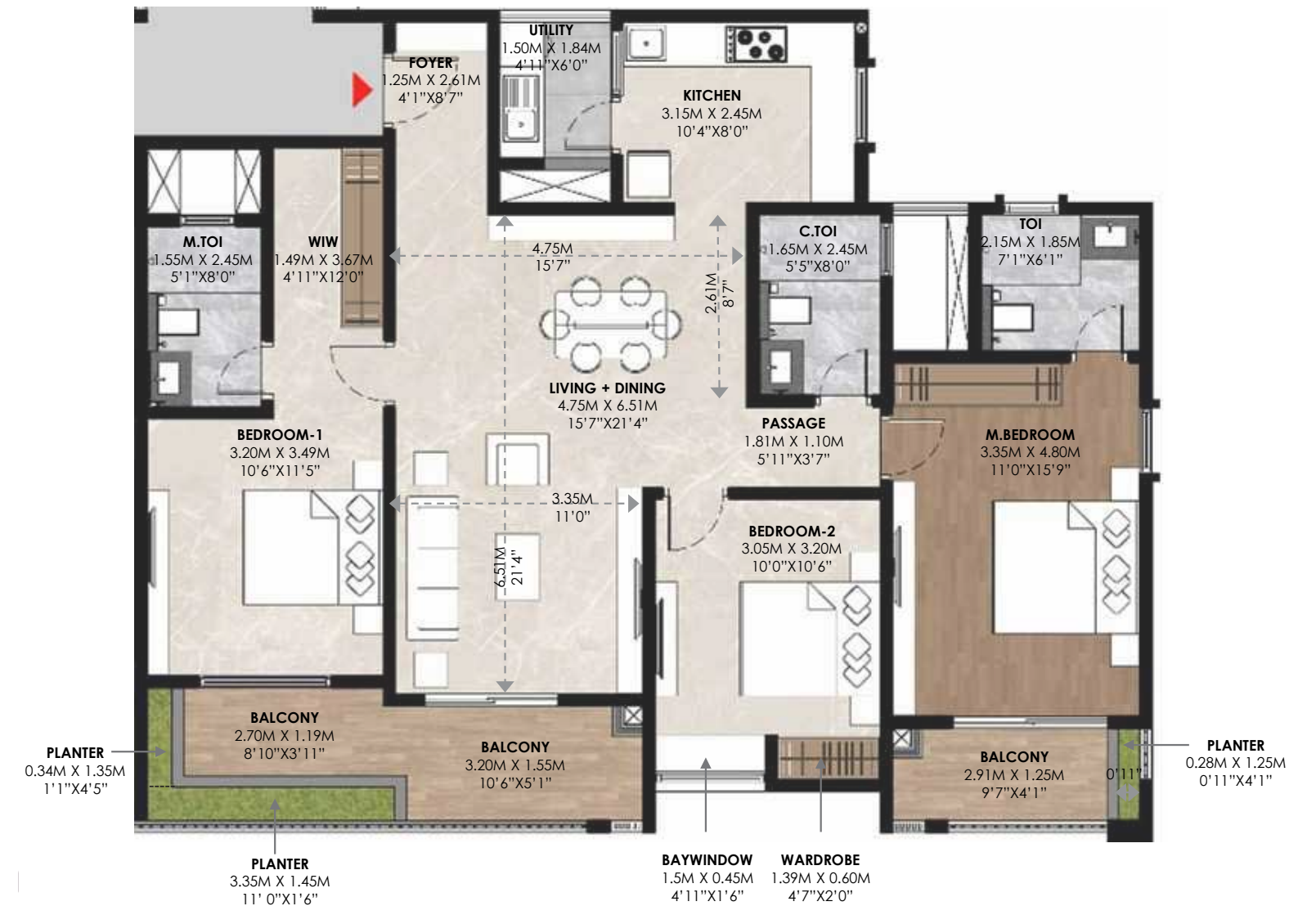
Series 1 (Tower 4)
3BHK + 3T



SBA	1773 SFT
RERA Carpet	1103 SFT
Utility + Balcony Area	145 SFT
Facing	North
Unit No.	501, 901, 1301, 1701, 2101, 2501, 2901, 3301



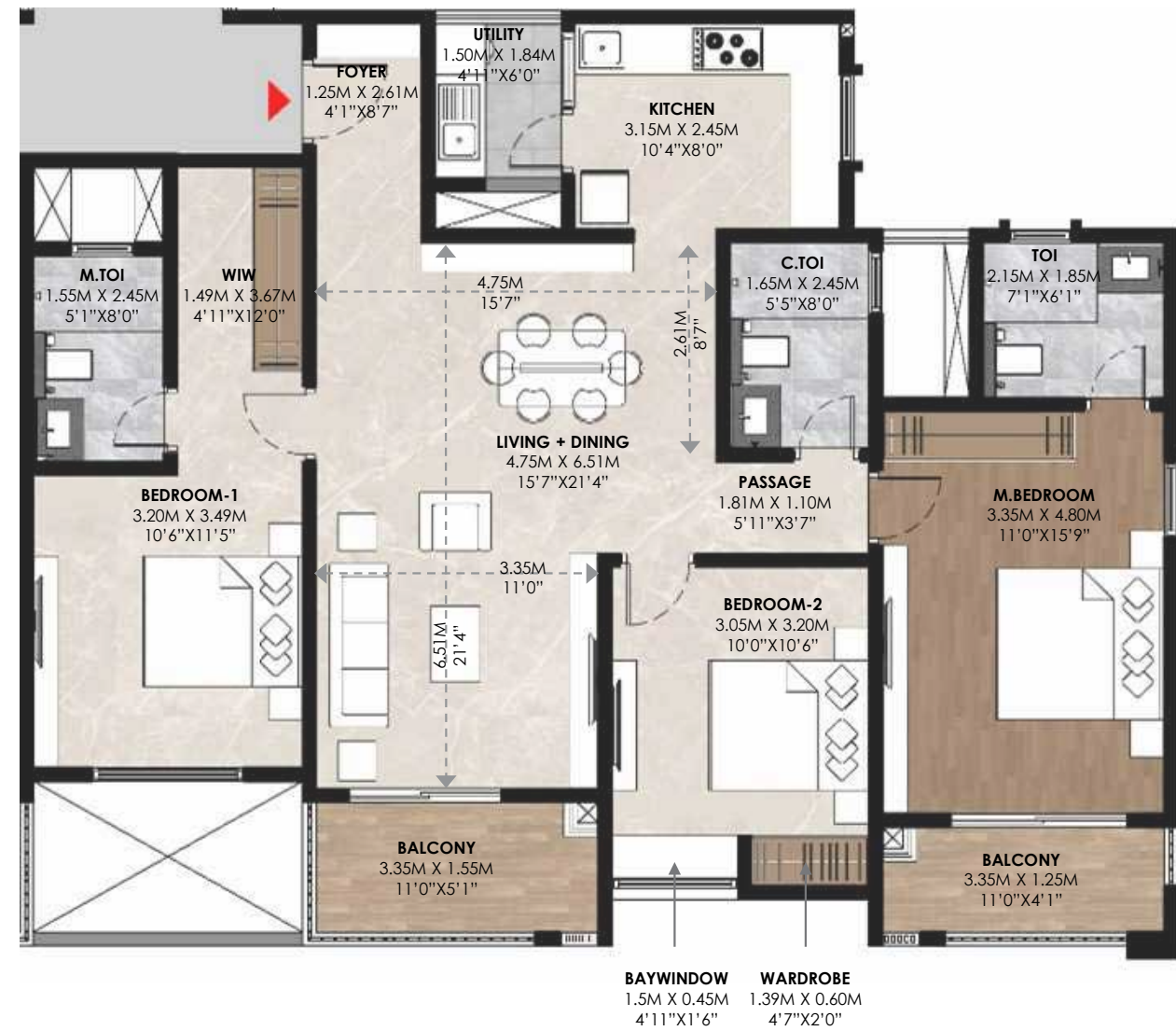
Series 1 (Tower 4)
3BHK + 3T



SBA	1864 SFT
RERA Carpet	1107 SFT
Utility + Balcony Area	211 SFT
Facing	North
Unit No.	601, 1001, 1401, 1801, 2201, 2601, 3001, 3401



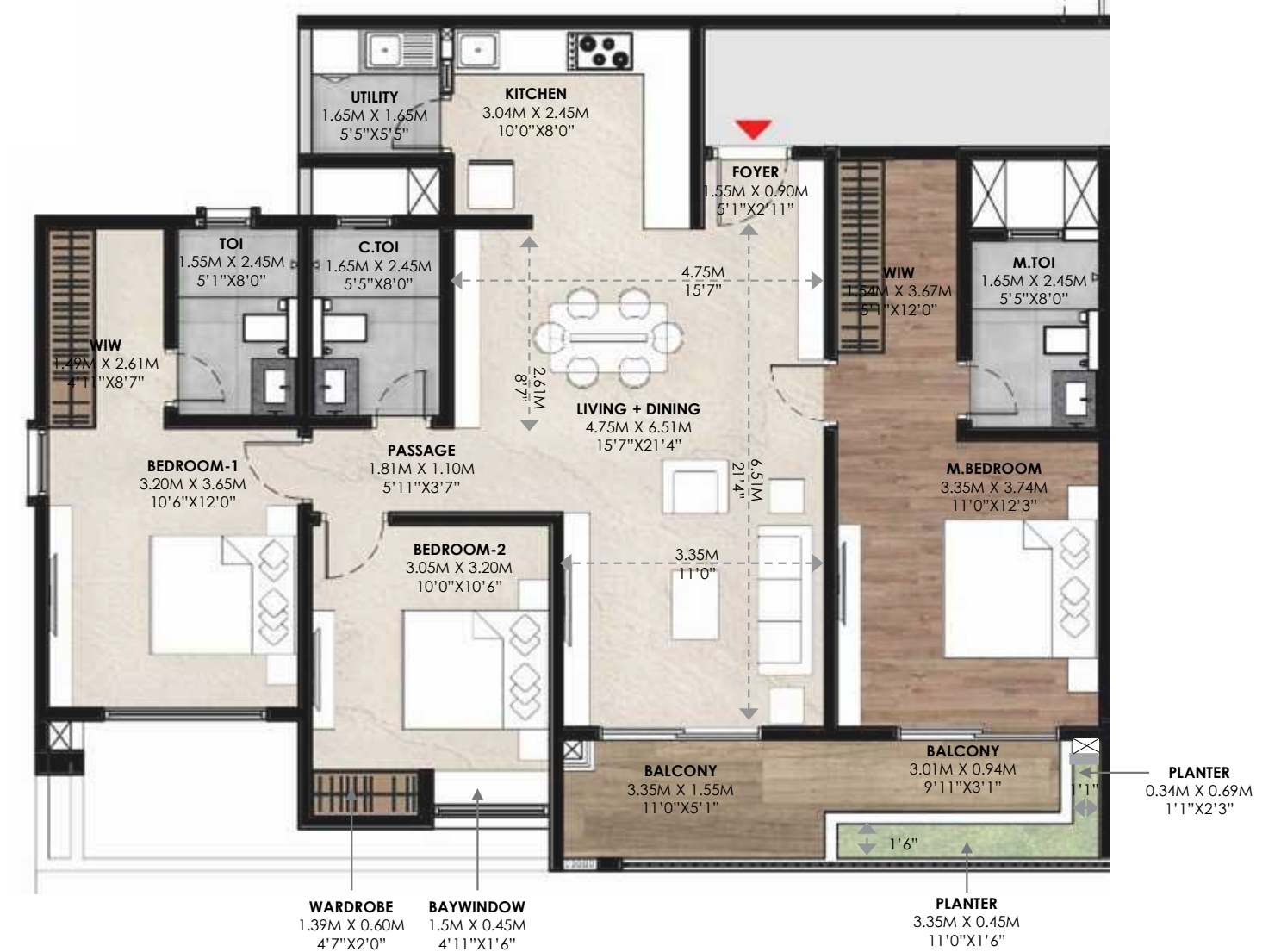
Series 1 (Tower 4)
3BHK + 3T



SBA	1773 SFT
RERA Carpet	1103 SFT
Utility + Balcony Area	145 SFT
Facing	North
Unit No.	701, 1101, 1501, 1901, 2001, 2301, 2701, 3101, 3501



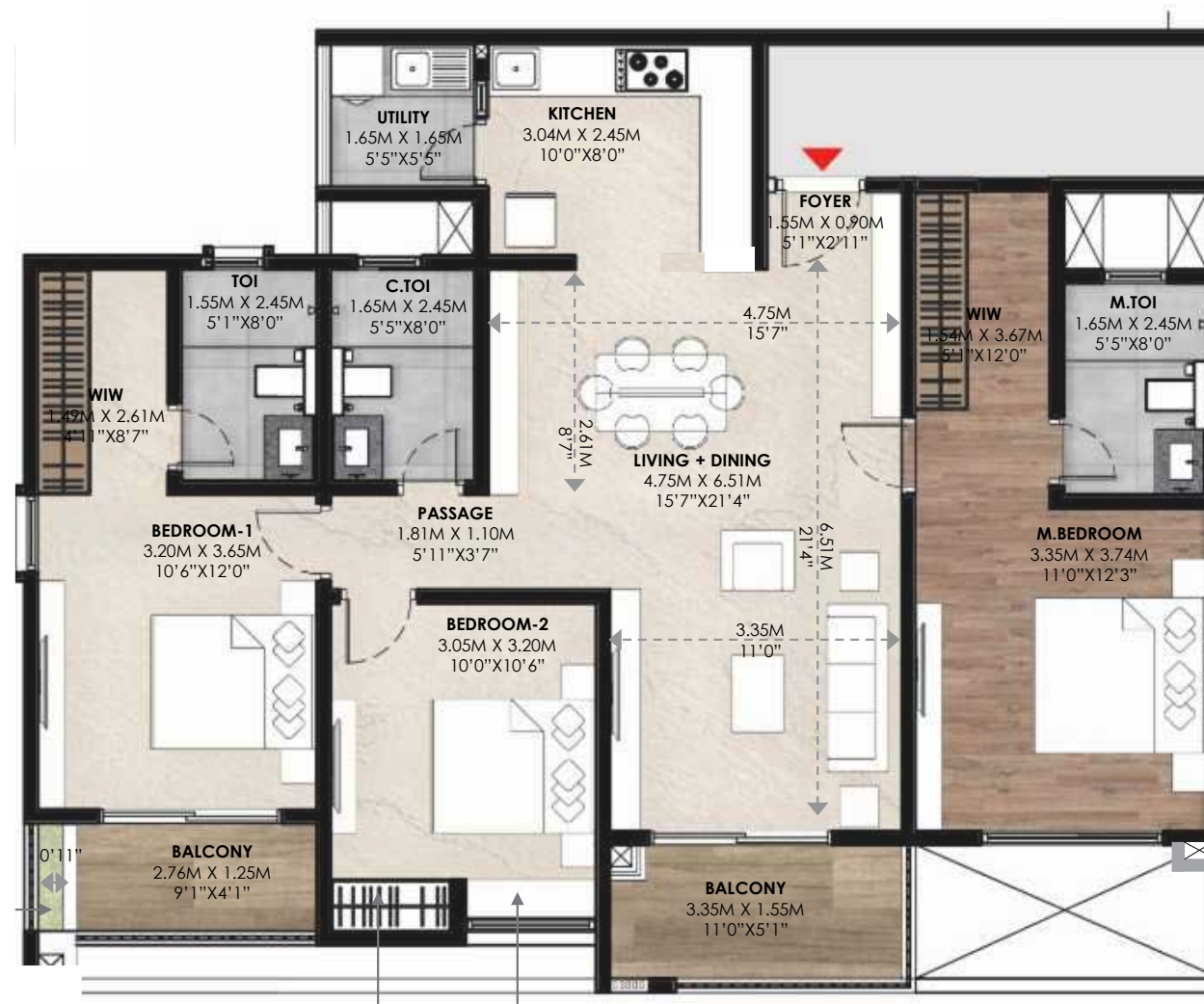
Series 2 (Tower 4)
3BHK + 3T



SBA	1763 SFT
RERA Carpet	1095 SFT
Utility + Balcony Area	154 SFT
Facing	East
Unit No.	202



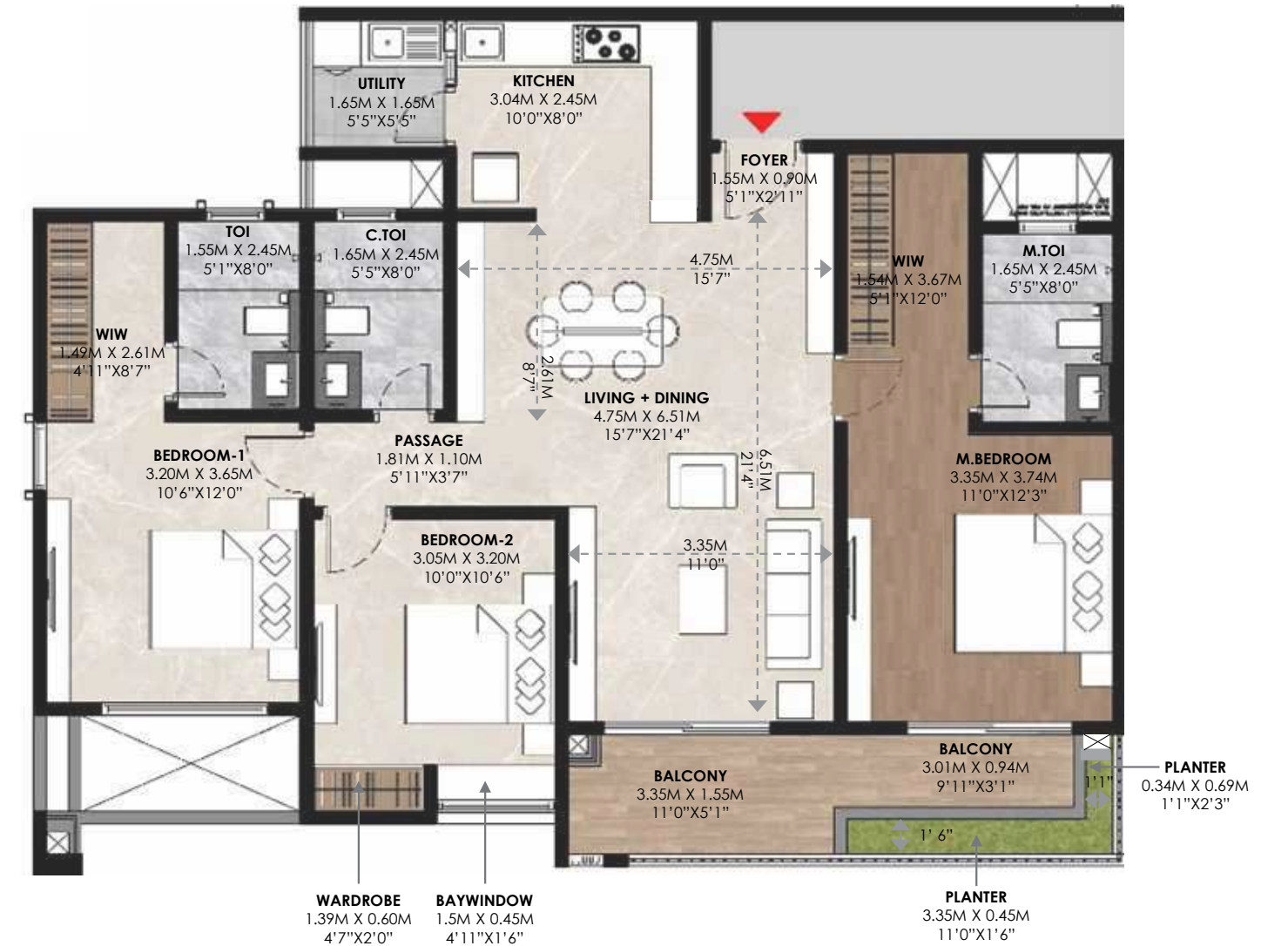
Series 2 (Towers 4)
3BHK + 3T



SBA	1751 SFT
RERA Carpet	1095 SFT
Utility + Balcony Area	144 SFT
Facing	East
Unit No.	302



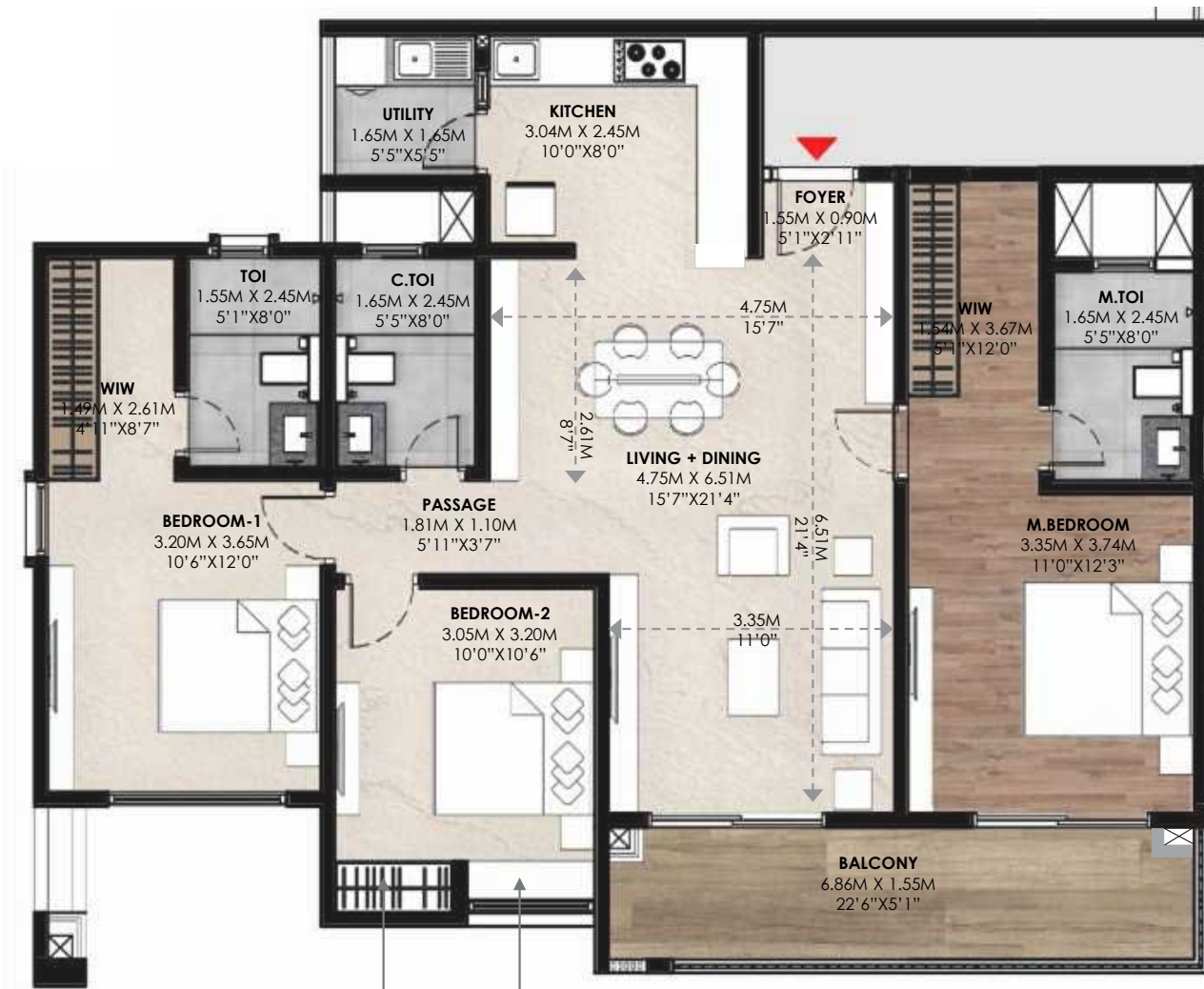
Series 2 (Towers 4)
3BHK + 3T



SBA	1763 SFT
RERA Carpet	1095 SFT
Utility + Balcony Area	156 SFT
Facing	East
Unit No.	402, 602, 802, 1002, 1202, 1402, 1602, 1802, 2002, 2202, 2402, 2602, 2802, 3002, 3202, 3402, 3602



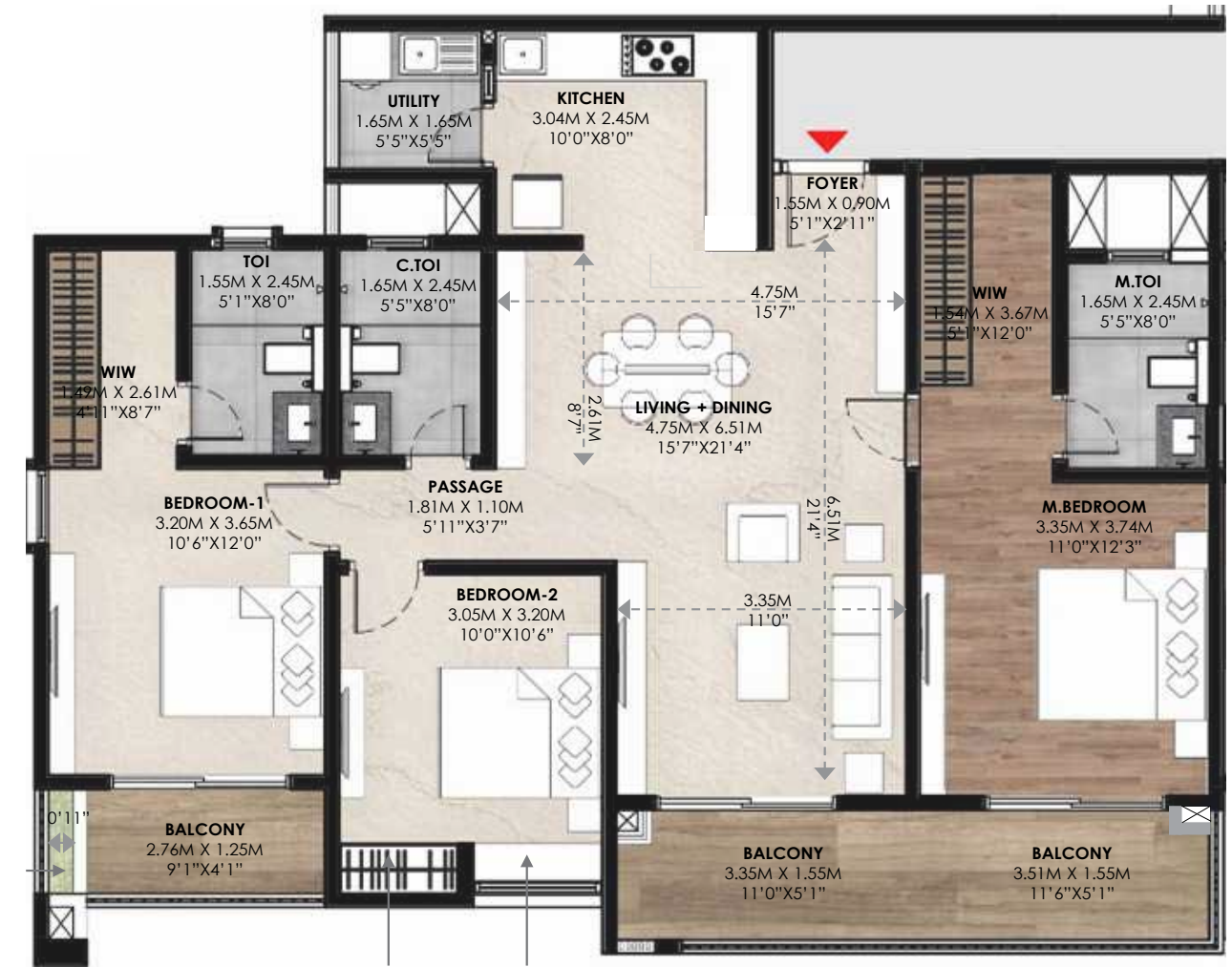
Series 2 (Tower 4)
3BHK + 3T



SBA	1763 SFT
RERA Carpet	1095 SFT
Utility + Balcony Area	156 SFT
Facing	East
Unit No.	502, 902, 1302, 1702, 2102, 2502, 3302



Series 2 (Tower 4)
3BHK + 3T



SBA	1833 SFT
RERA Carpet	1098 SFT
Utility + Balcony Area	207 SFT
Facing	East
Unit No.	702, 1102, 1502, 2302, 2702, 3102, 3502



Series 3 (Tower 4)
3BHK + 3T



SBA	1807 SFT
RERA Carpet	1046 SFT
Utility + Balcony Area	216 SFT
Facing	East
Unit No.	G03, 103, 203



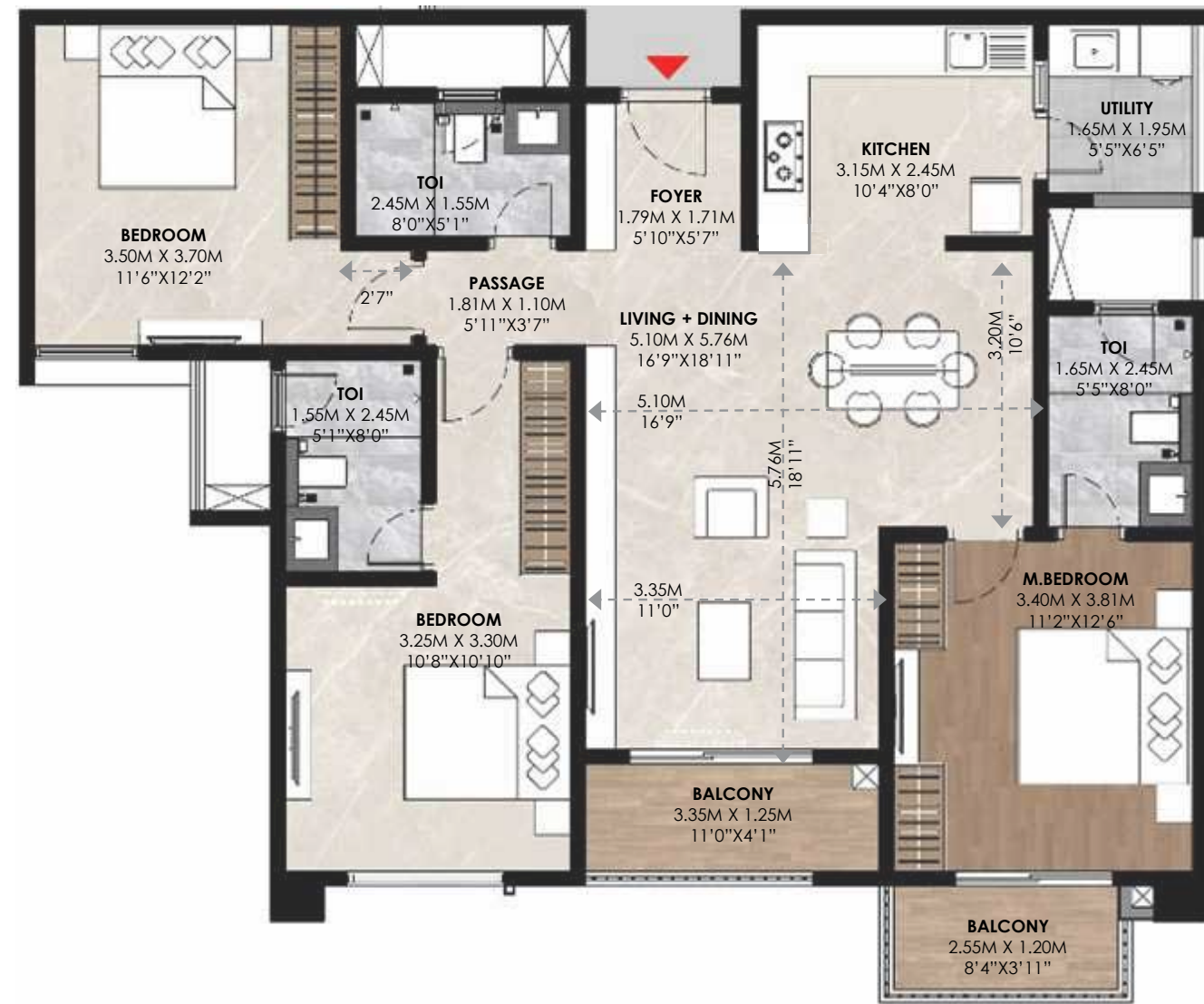
Series 3 (Tower 4)
3BHK + 3T



SBA	1685 SFT
RERA Carpet	1046 SFT
Utility + Balcony Area	126 SFT
Facing	East
Unit No.	303



Series 3 (Tower 4)
3BHK + 3T



SBA	1685 SFT
RERA Carpet	1046 SFT
Utility + Balcony Area	126 SFT
Facing	East
Unit No.	403, 503, 703, 803, 903, 1003, 1103, 1203, 1303, 1403, 1503, 1603, 1703, 1803, 1903, 2003, 2103, 2203, 2303, 2403, 2503, 2603, 2703, 2803, 2903, 3003, 3103, 3203, 3303, 3403, 3503, 3603



Series 4 (Tower 4)
3.5BHK + 3T



SBA	2092 SFT
RERA Carpet	1264 SFT
Utility + Balcony Area	202 SFT
Facing	North
Unit No.	G04, 104, 404, 804, 1204, 1604, 2004, 2404, 2804, 3204, 3604



Series 4 (Tower 4)
3.5BHK + 3T



Series 5 (Tower 4)
3.5BHK + 3T



SBA	2060 SFT
RERA Carpet	1264 SFT
Utility + Balcony Area	177 SFT
Facing	North
Unit No.	304, 504, 604, 704, 904, 1004, 1104, 1304, 1404, 1504, 1704, 1804, 1904, 2104, 2204, 2304, 2504, 2604, 2704, 2904, 3004, 3104, 3304, 3404, 3504



SBA	2099 SFT
RERA Carpet	1260 SFT
Utility + Balcony Area	209 SFT
Facing	North
Unit No.	G05, 105, 205, 605, 1005, 1405, 1805, 2205, 2605, 3005, 3405



Series 5 (Tower 4)
3.5BHK + 3T



SBA	2099 SFT
RERA Carpet	1260 SFT
Utility + Balcony Area	184 SFT
Facing	North
Unit No.	305, 705, 1105, 1505, 2305, 2705, 3105, 3505



Series 5 (Tower 4)
3.5BHK + 3T



SBA	2067 SFT
RERA Carpet	1260 SFT
Utility + Balcony Area	184 SFT
Facing	North
Unit No.	405, 505, 805, 905, 1205, 1305, 1605, 1705, 2105, 2405, 2505, 2805, 2905, 3205, 3305, 3605



Series 6 (Tower 4)
3.5BHK + 3T



Series 6 (Tower 4)
3.5BHK + 3T



SBA	2099 SFT
RERA Carpet	1260 SFT
Utility + Balcony Area	209 SFT
Facing	North
Unit No.	G06, 106, 206, 406, 806, 1206, 1606, 2006, 2406, 2806, 3206, 3606



SBA	2067 SFT
RERA Carpet	1260 SFT
Utility + Balcony Area	184 SFT
Facing	North
Unit No.	306, 506, 906, 1306, 1706, 2106, 2506, 2906, 3306



Series 6 (Tower 4)
3.5BHK + 3T



SBA	2067 SFT
RERA Carpet	1260 SFT
Utility + Balcony Area	184 SFT
Facing	North
Unit No.	606, 706, 1006, 1106, 1406, 1506, 1806, 1906, 2206, 2306, 2606, 2706, 3006, 3106, 3406, 3506



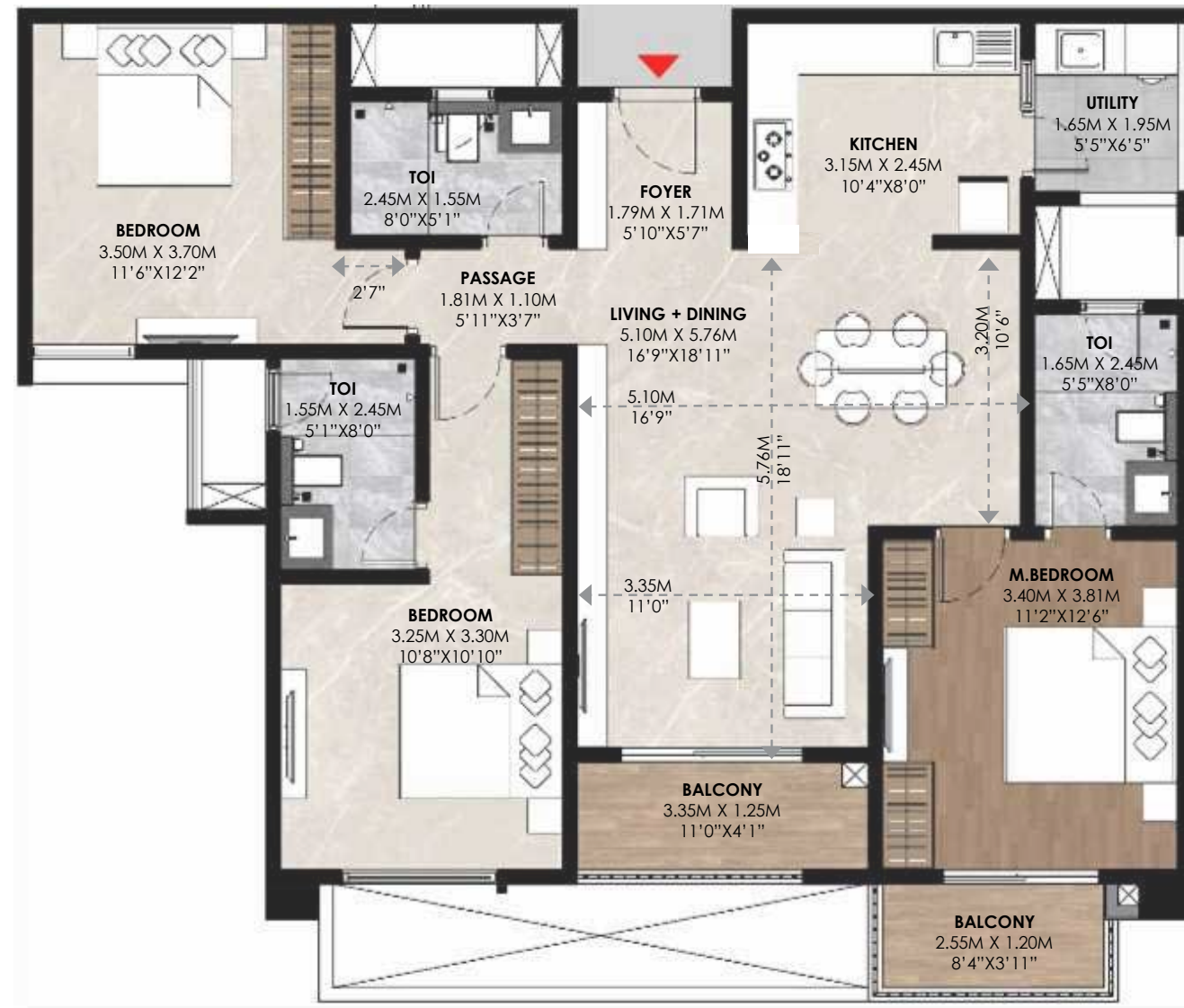
Series 7 (Tower 4)
3BHK + 3T



SBA	1807 SFT
RERA Carpet	1046 SFT
Utility + Balcony Area	216 SFT
Facing	East
Unit No.	G07, 107, 207



Series 7 (Tower 4)
3BHK + 3T



SBA	1807 SFT
RERA Carpet	1046 SFT
Utility + Balcony Area	126 SFT
Facing	East
Unit No.	307

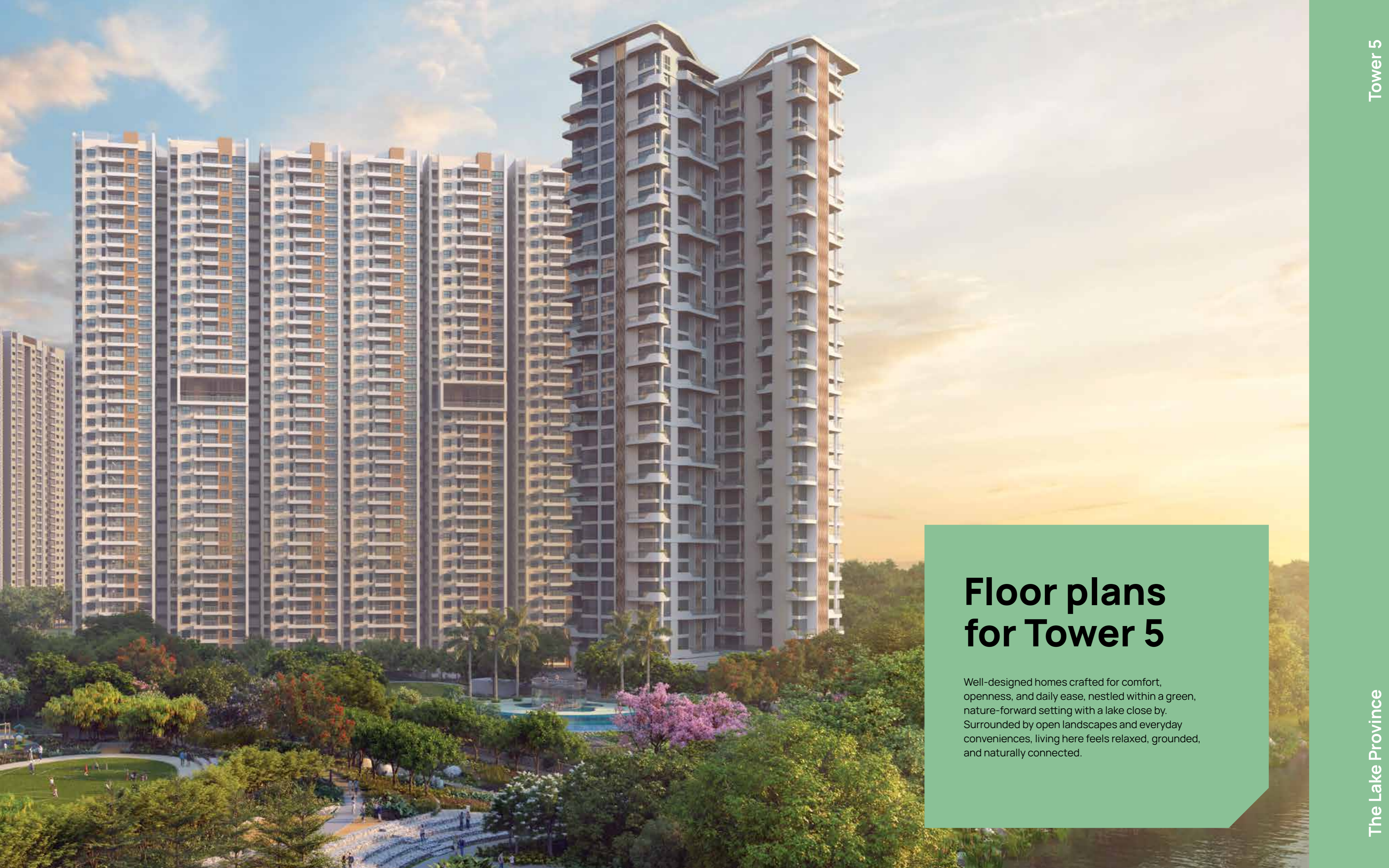


Series 7 (Tower 4)
3BHK + 3T



SBA	1685 SFT
RERA Carpet	1046 SFT
Utility + Balcony Area	126 SFT
Facing	East
Unit No.	407, 507, 607, 707, 807, 907, 1007, 1107, 1207, 1307, 1407, 1507, 1607, 1707, 1807, 1907, 2007, 2107, 2207, 2307, 2407, 2507, 2607, 2707, 2807, 2907, 3007, 3107, 3207, 3307, 3407, 3507, 3607





Floor plans for Tower 5

Well-designed homes crafted for comfort, openness, and daily ease, nestled within a green, nature-forward setting with a lake close by. Surrounded by open landscapes and everyday conveniences, living here feels relaxed, grounded, and naturally connected.

MASTERPLAN



Future Phase

Future Phase

Clubhouse

The Sports Province

Future Phase

Upcoming Province

Game Centre

The Lake Province

Clubhouse

Inventure Academy

Retail Zone

United World Academy



Whitefield-Sarjapur Road

Whitefield-Sarjapur Road

Series 1 (Tower 5)
3BHK + 3T



SBA	1864 SFT
RERA Carpet	1107 SFT
Utility + Balcony Area	211 SFT
Facing	North
Unit No.	G01, 101



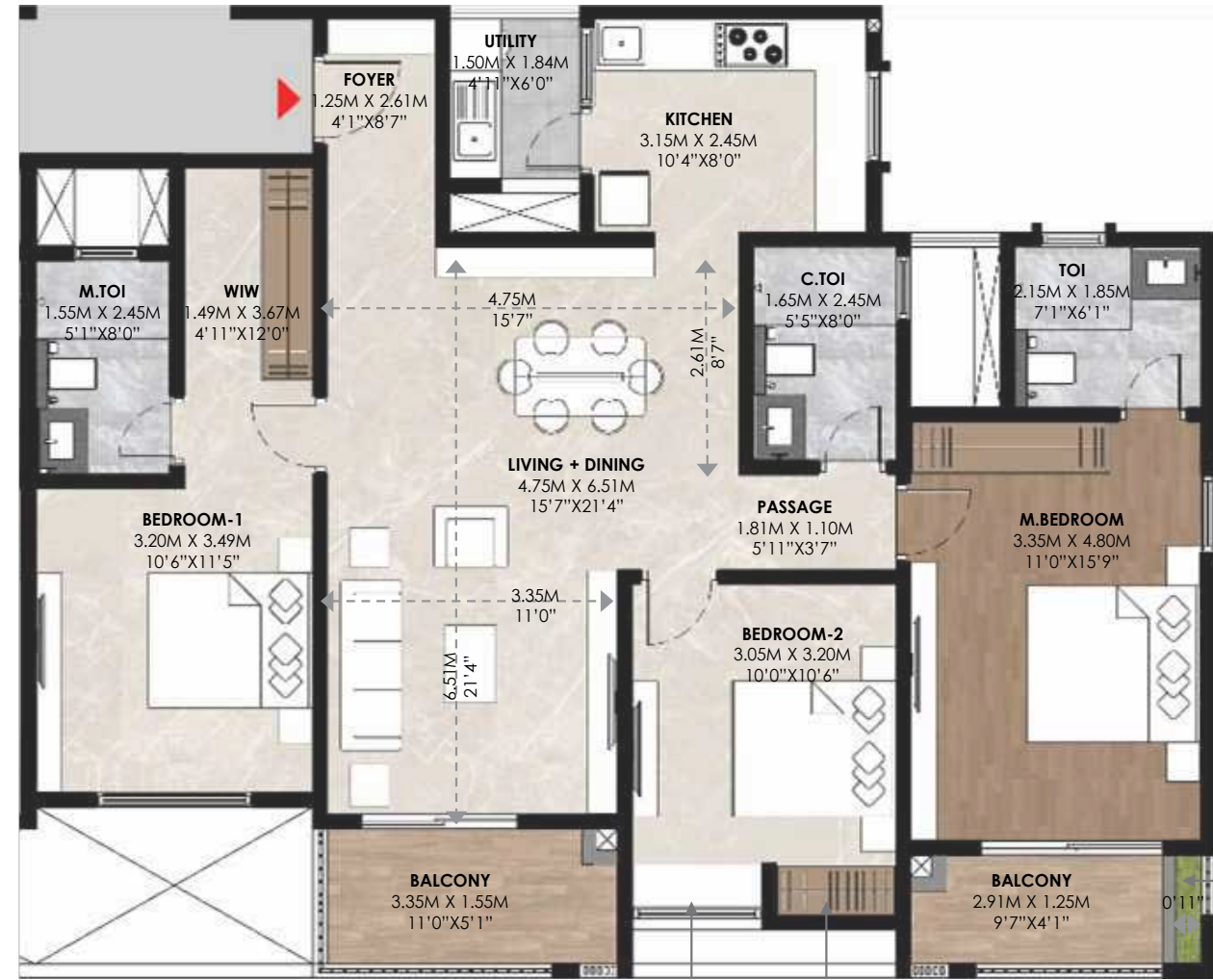
Series 1 (Tower 5)
3BHK + 3T



SBA	1864 SFT
RERA Carpet	1107 SFT
Utility + Balcony Area	211 SFT
Facing	North
Unit No.	201



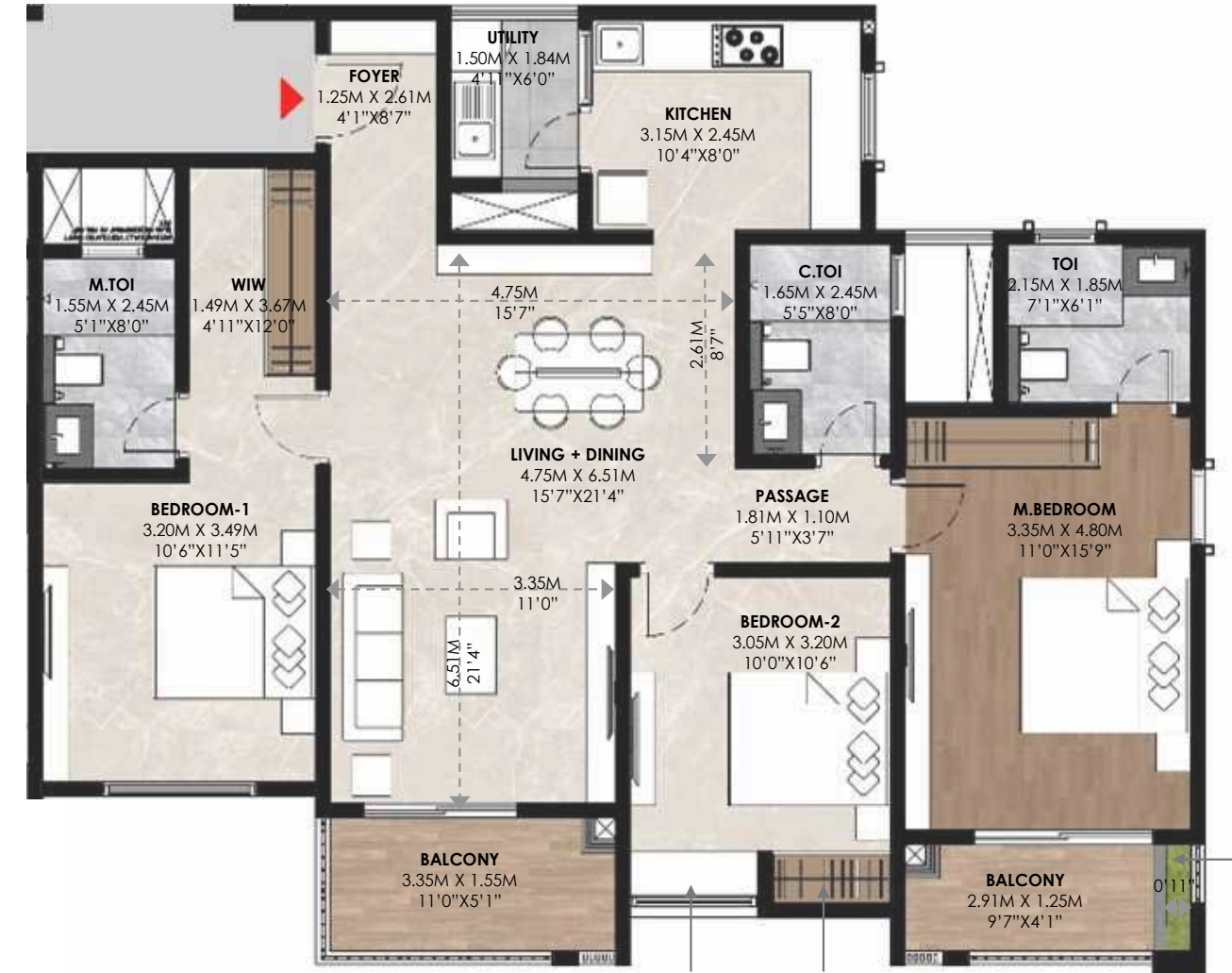
Series 1 (Tower 5)
3BHK + 3T



SBA	1773 SFT
RERA Carpet	1103 SFT
Utility + Balcony Area	145 SFT
Facing	North
Unit No.	301



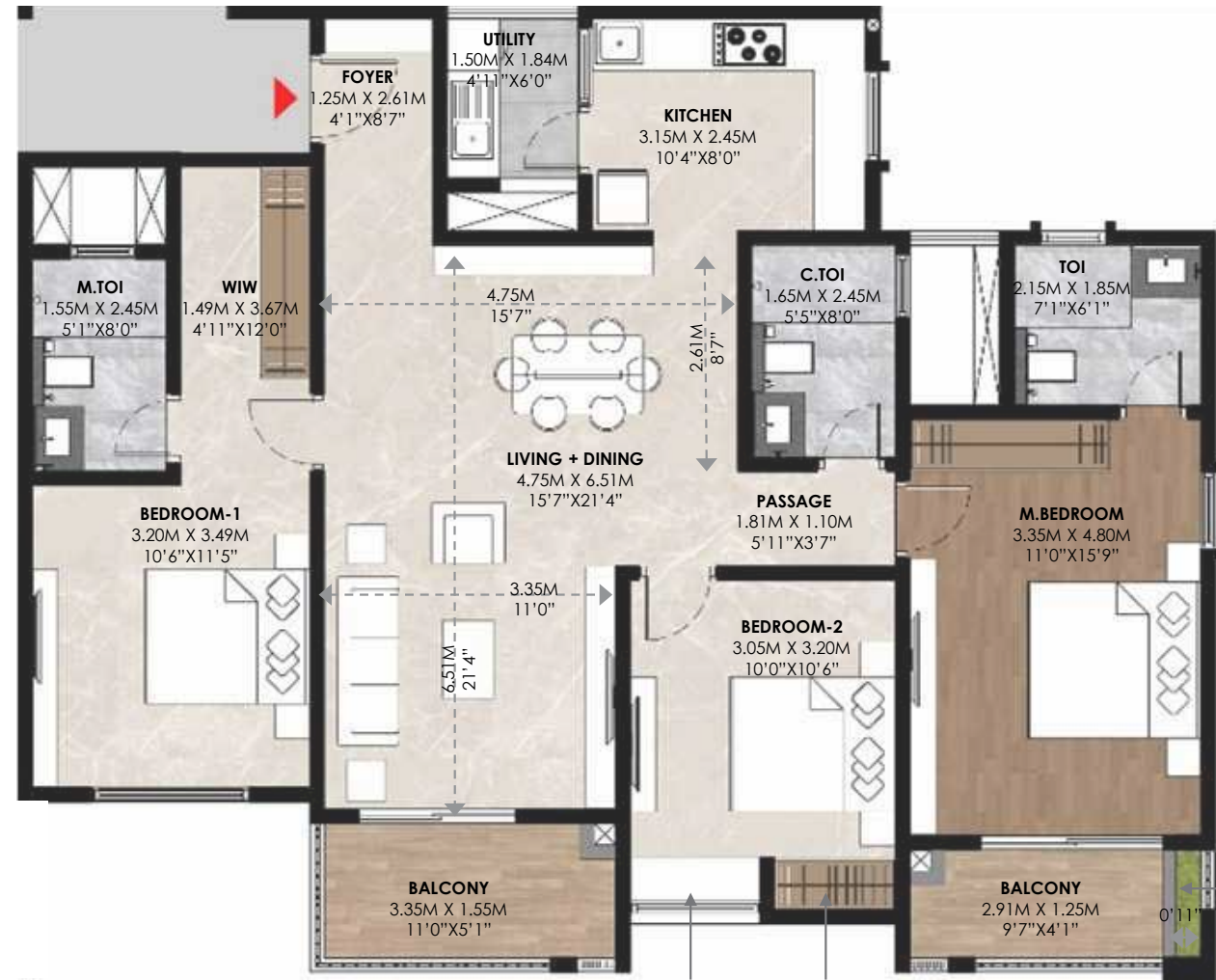
Series 1 (Tower 5)
3BHK + 3T



SBA	1773 SFT
RERA Carpet	1103 SFT
Utility + Balcony Area	145 SFT
Facing	North
Unit No.	401, 801, 1201, 1601, 2401, 2801, 3201, 3601



Series 1 (Tower 5)
3BHK + 3T



SBA	1773 SFT
RERA Carpet	1103 SFT
Utility + Balcony Area	145 SFT
Facing	North
Unit No.	501, 901, 1301, 1701, 2101, 2501, 2901, 3301



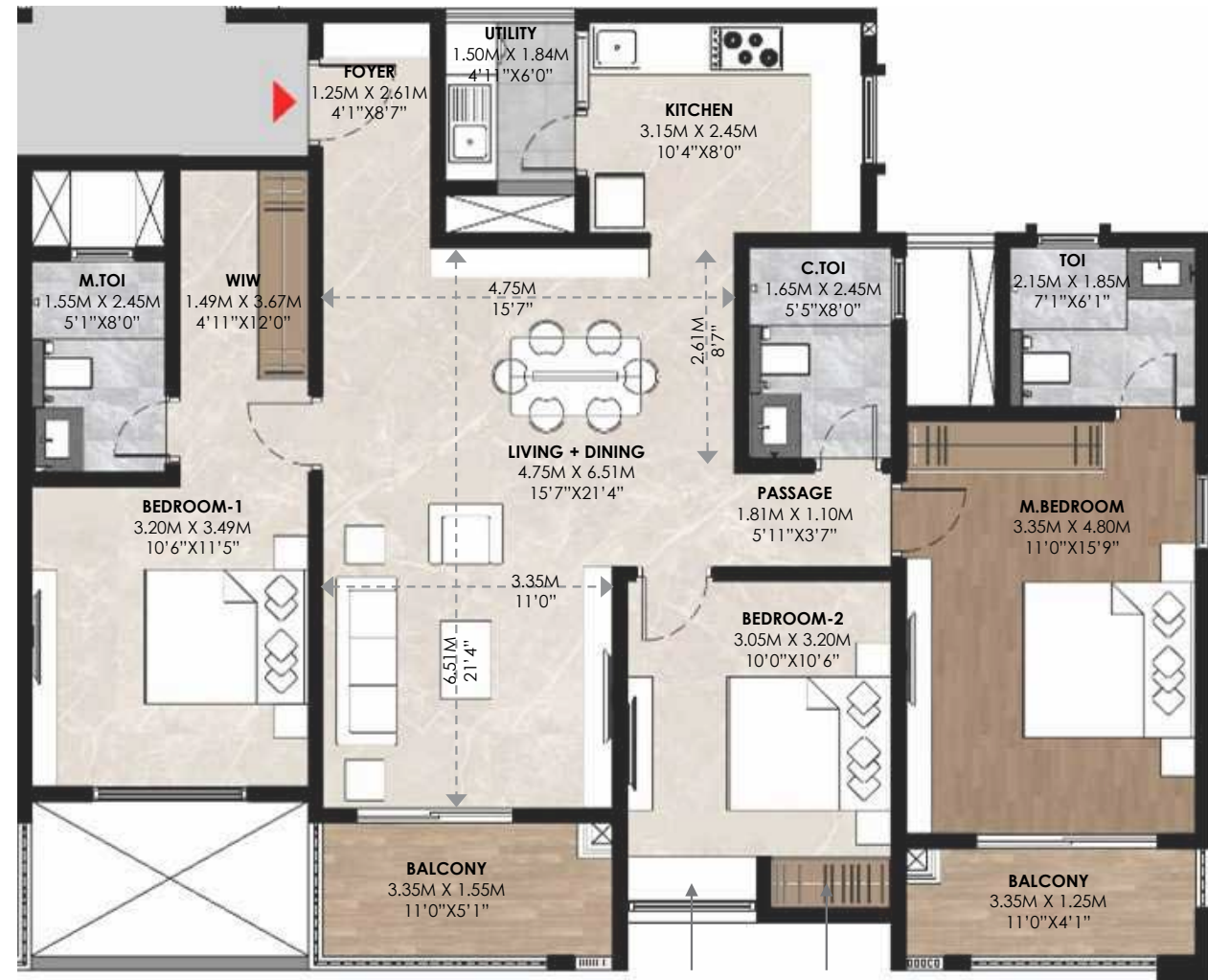
Series 1 (Tower 5)
3BHK + 3T



SBA	1864 SFT
RERA Carpet	1107 SFT
Utility + Balcony Area	211 SFT
Facing	North
Unit No.	601, 1001, 1401, 1801, 2201, 2601, 3001, 3401



Series 1 (Tower 5)
3BHK + 3T



SBA	1773 SFT
RERA Carpet	1103 SFT
Utility + Balcony Area	145 SFT
Facing	North
Unit No.	701, 1101, 1501, 1901, 2001, 2301, 2701, 3101, 3501



Series 2 (Tower 5)
3BHK + 3T



SBA	1763 SFT
RERA Carpet	1095 SFT
Utility + Balcony Area	154 SFT
Facing	East
Unit No.	202



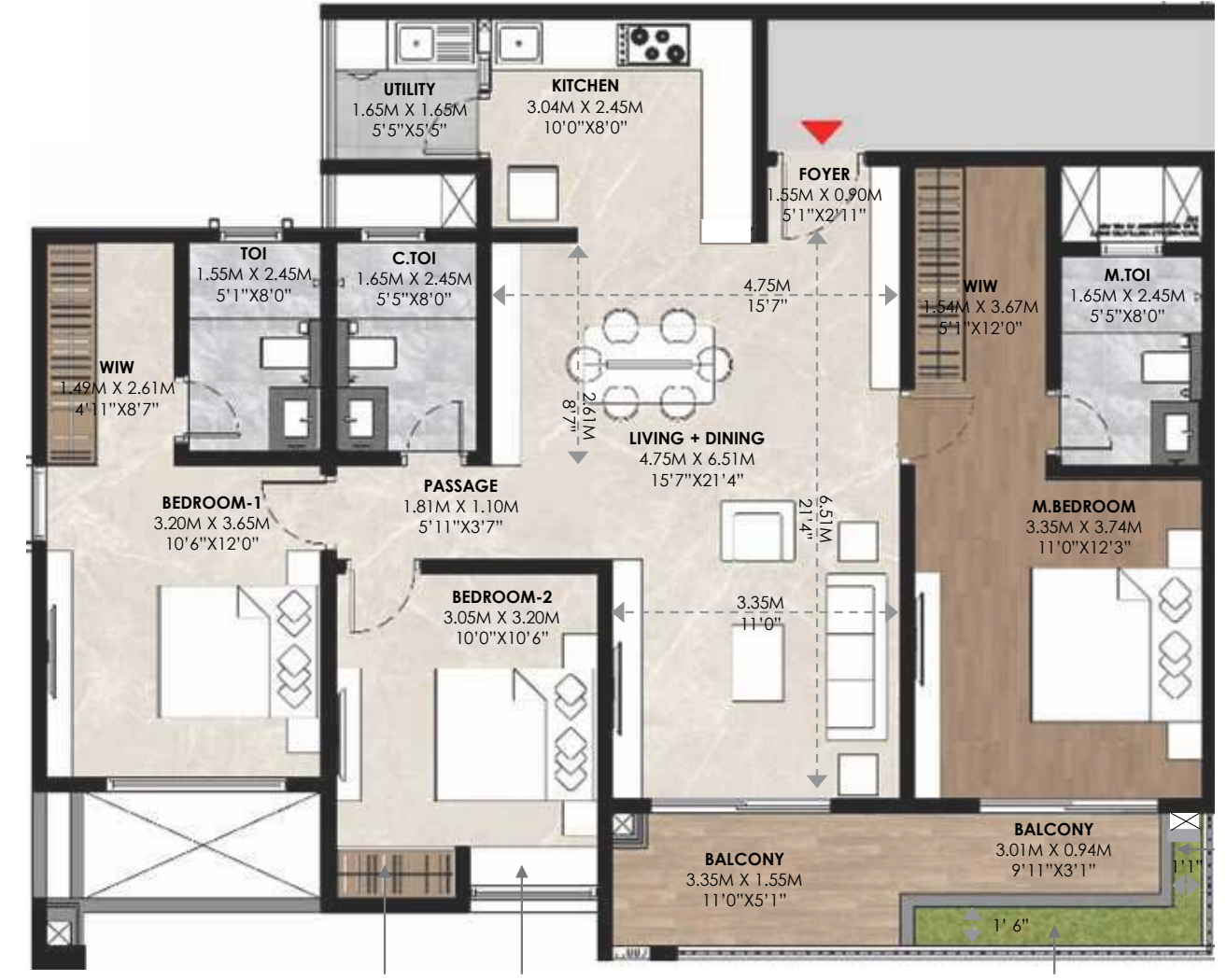
Series 2 (Tower 5)
3BHK + 3T



SBA	1751 SFT
RERA Carpet	1095 SFT
Utility + Balcony Area	144 SFT
Facing	East
Unit No.	302



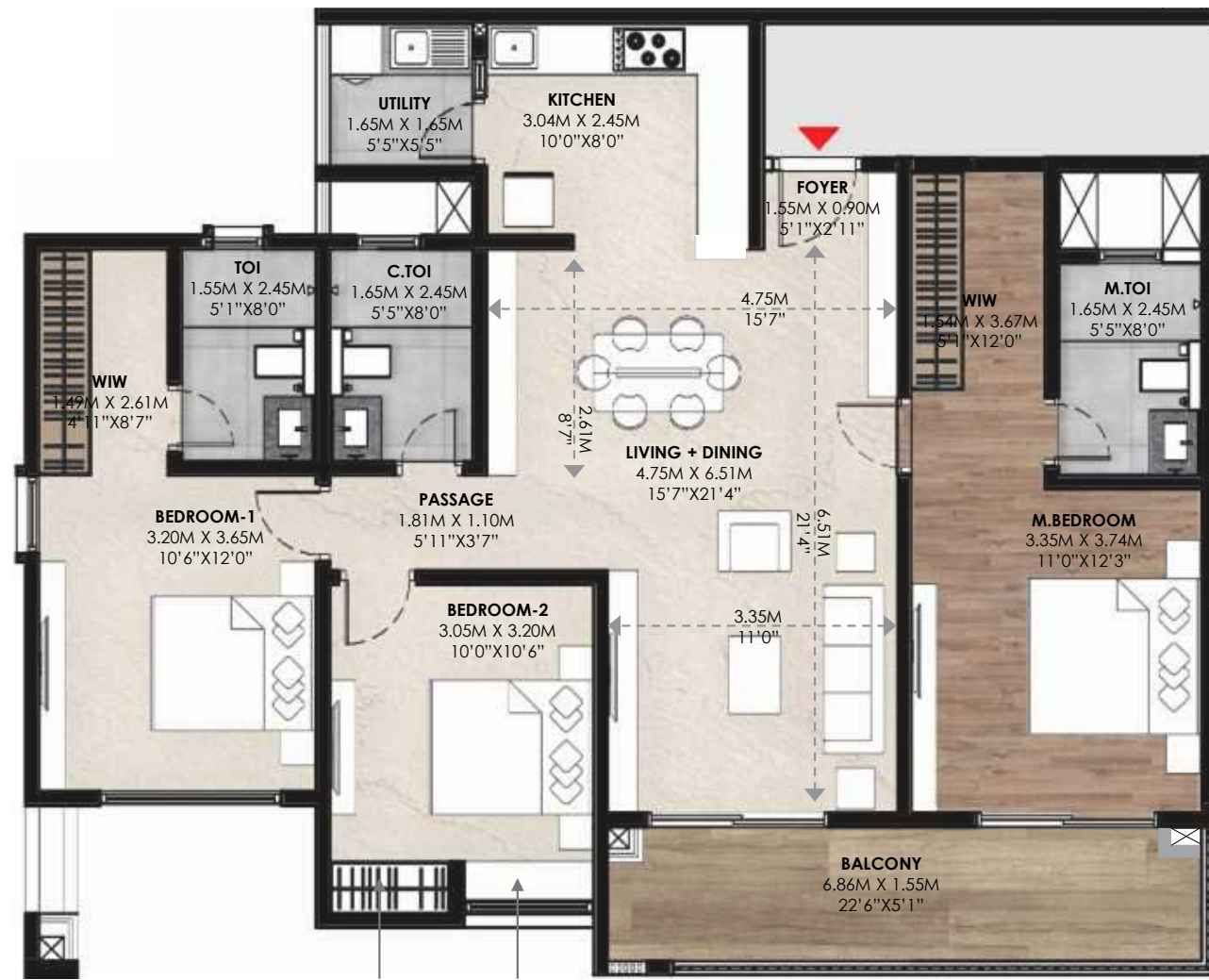
Series 2 (Tower 5)
3BHK + 3T



SBA	1763 SFT
RERA Carpet	1095 SFT
Utility + Balcony Area	156 SFT
Facing	East
Unit No.	402, 602, 802, 1002, 1202, 1402, 1602, 1802, 2002, 2202, 2402, 2602, 2802, 3002, 3202, 3402, 3602



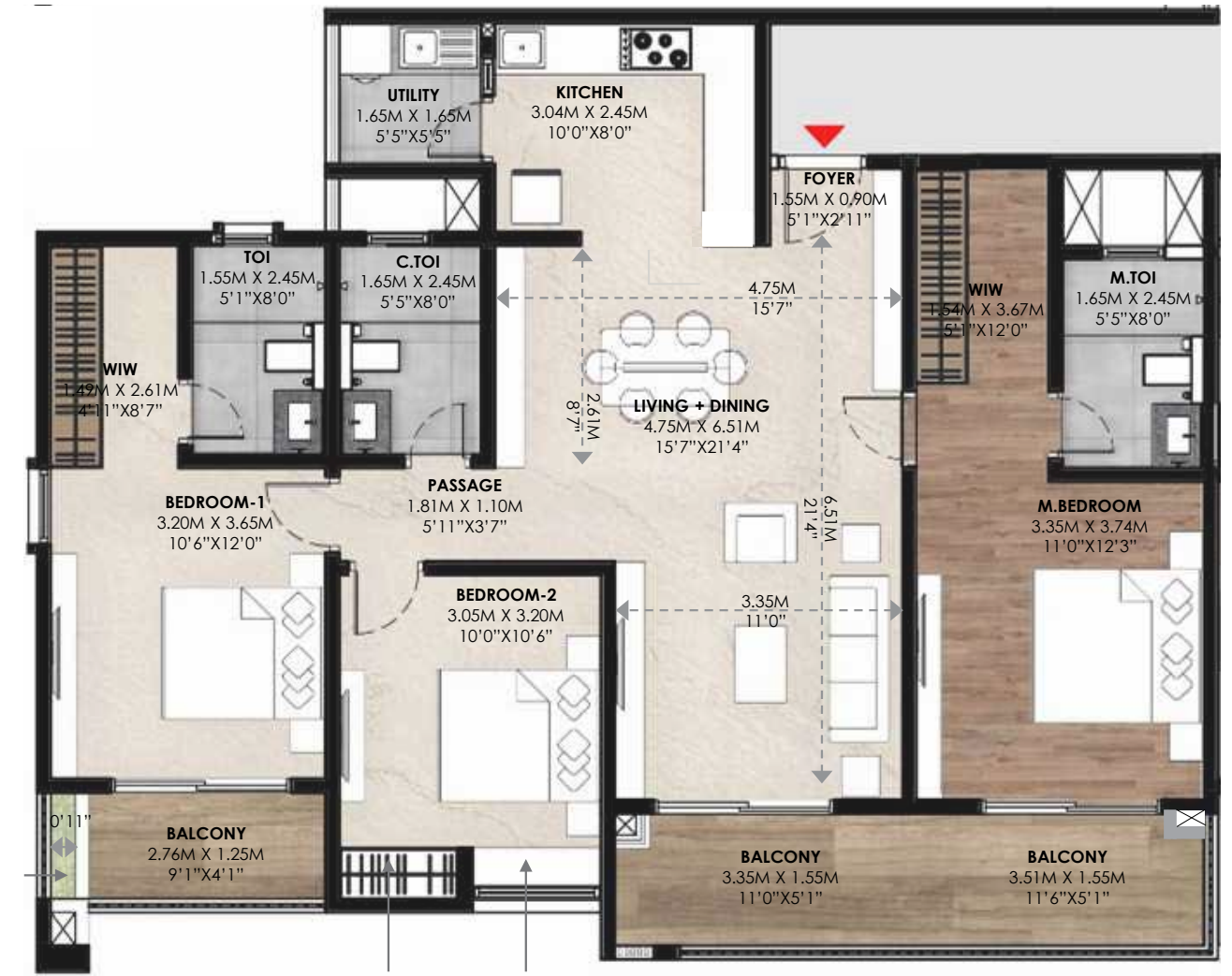
Series 2 (Tower 5)
3BHK + 3T



SBA	1763 SFT
RERA Carpet	1095 SFT
Utility + Balcony Area	156 SFT
Facing	East
Unit No.	502, 902, 1302, 1702, 2102, 2502, 3302



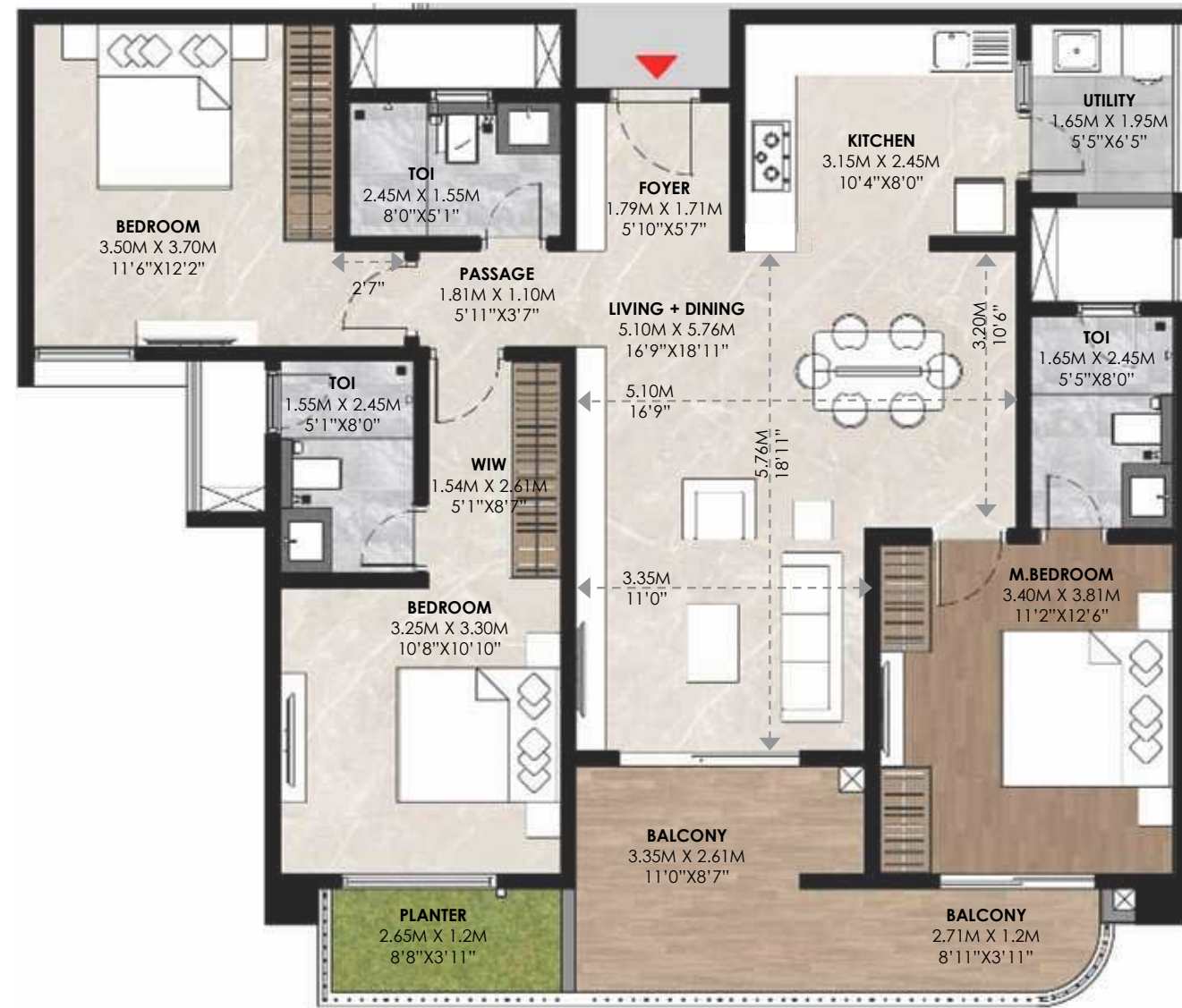
Series 2 (Tower 5)
3BHK + 3T



SBA	1833 SFT
RERA Carpet	1098 SFT
Utility + Balcony Area	207 SFT
Facing	East
Unit No.	702, 1102, 1502, 2302, 2702, 3102, 3502



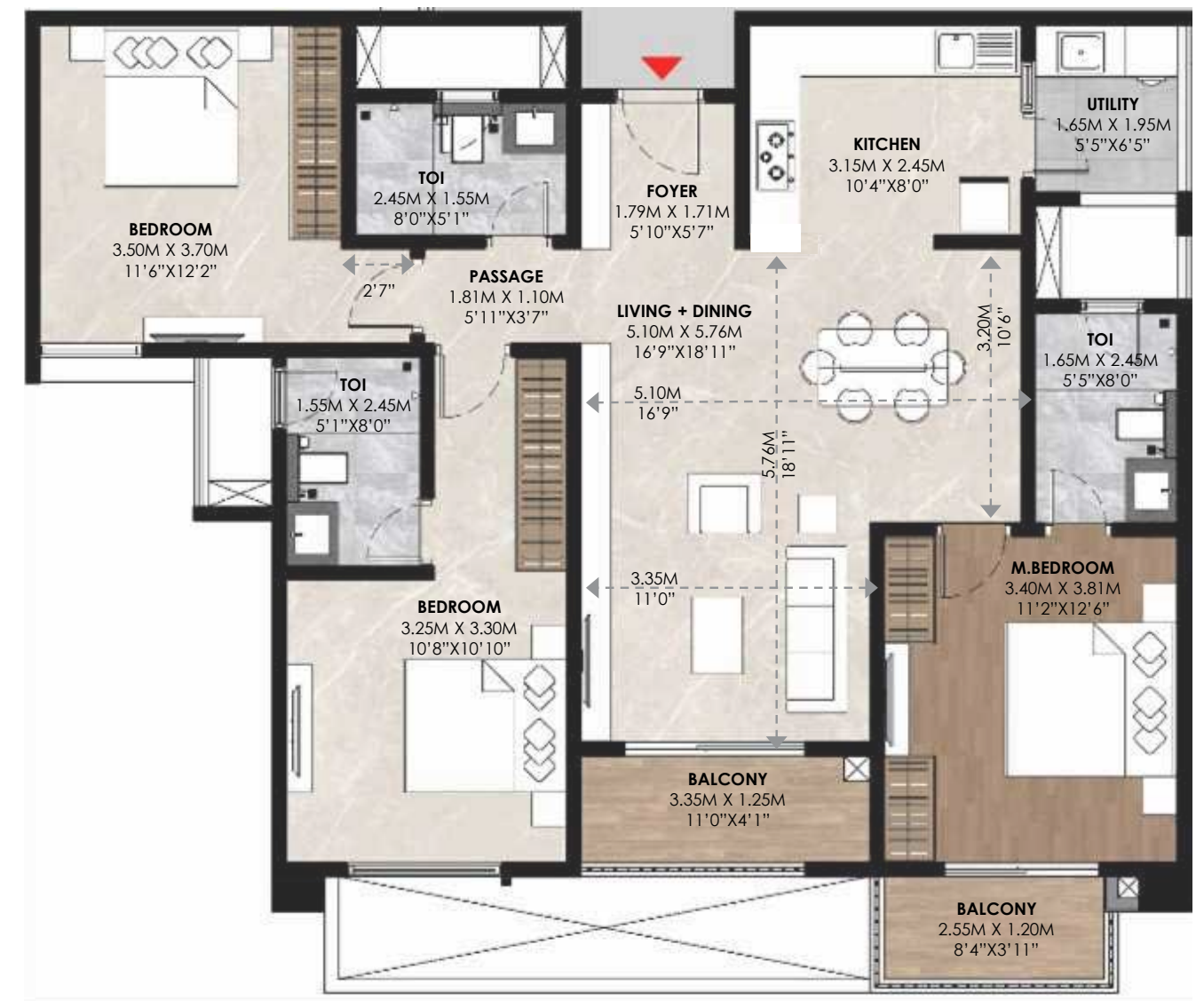
Series 3 (Tower 5)
3BHK + 3T



SBA	1807 SFT
RERA Carpet	1046 SFT
Utility + Balcony Area	126 SFT
Facing	East
Unit No.	G03, 103, 203



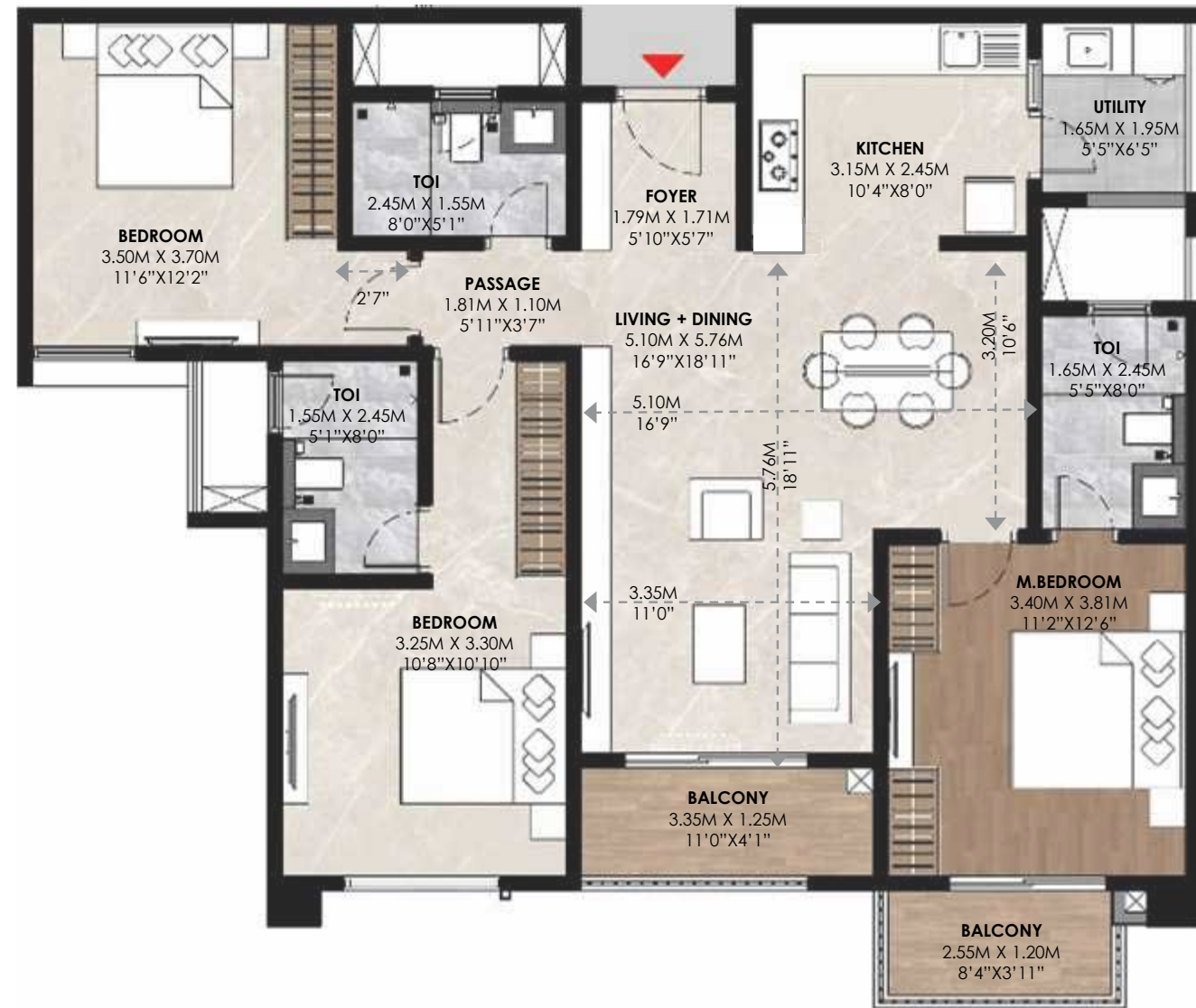
Series 3 (Tower 5)
3BHK + 3T



SBA	1685 SFT
RERA Carpet	1046 SFT
Utility + Balcony Area	126 SFT
Facing	East
Unit No.	303



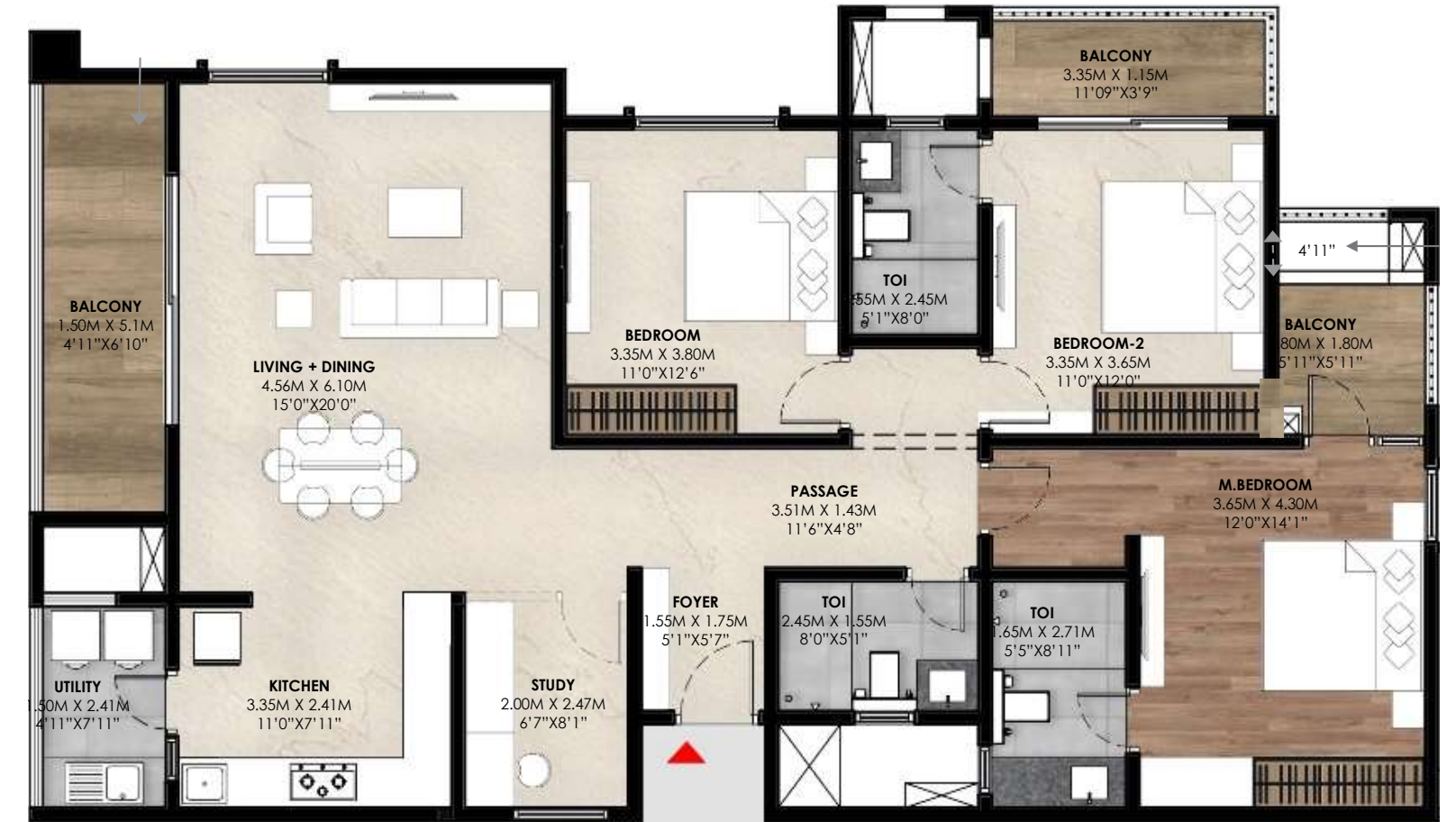
Series 3 (Tower 5)
3.5BHK + 3T



SBA	2090 SFT
RERA Carpet	1046 SFT
Utility + Balcony Area	126 SFT
Facing	East
Unit No.	403, 503, 703, 803, 903, 1003, 1103, 1203, 1303, 1403, 1503, 1603, 1703, 1803, 1903, 2003, 2103, 2203, 2303, 2403, 2503, 2603, 2703, 2803, 2903, 3003, 3103, 3203, 3303, 3403, 3503, 3603



Series 4 (Tower 5)
3.5BHK + 3T



SBA	2090 SFT
RERA Carpet	1237 SFT
Utility + Balcony Area	231 SFT
Facing	North
Unit No.	G04, 104, 204, 304, 404, 504, 604, 704, 804, 904, 1004, 1104, 1204, 1304, 1404, 1504, 1604, 1704, 1804, 1904, 2004, 2104, 2204, 2304, 2404, 2504, 2604, 2704, 2804, 2904, 3004, 3104, 3204, 3304, 3404, 3504



Series 5 (Tower 5)
3.5BHK + 3T



SBA	2099 SFT
RERA Carpet	1260 SFT
Utility + Balcony Area	209 SFT
Facing	North
Unit No.	G05, 105, 205, 605, 1005, 1405, 1805, 2205, 2605, 3005, 3405



Series 5 (Tower 5)
3.5BHK + 3T



SBA	2067 SFT
RERA Carpet	1260 SFT
Utility + Balcony Area	184 SFT
Facing	North
Unit No.	305, 705, 1105, 1505, 2305, 2705, 3105, 3505



Series 5 (Tower 5)
3.5BHK + 3T



SBA	2067 SFT
RERA Carpet	1107 SFT
Utility + Balcony Area	211 SFT
Facing	North
Unit No.	G01, 101



Series 6 (Tower 5)
3.5BHK + 3T



SBA	2099 SFT
RERA Carpet	1260 SFT
Utility + Balcony Area	209 SFT
Facing	North
Unit No.	G06, 106, 206, 406, 806, 1206, 1606, 2006, 2406, 2806, 3206, 3606



Series 6 (Tower 5)
3.5BHK + 3T



SBA	2067 SFT
RERA Carpet	1260 SFT
Utility + Balcony Area	184 SFT
Facing	North
Unit No.	306, 506, 906, 1306, 1706, 2106, 2506, 2906, 3306



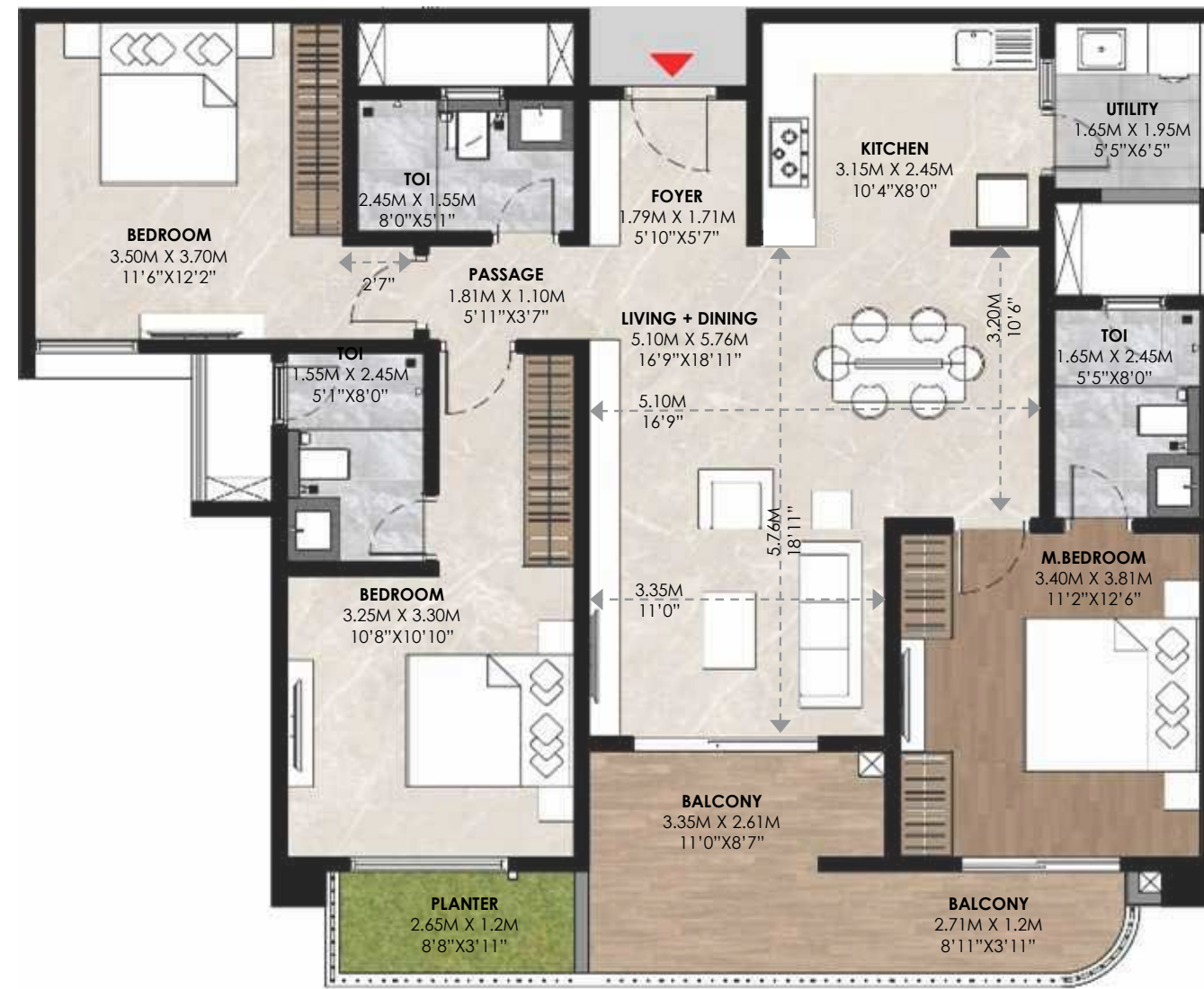
Series 6 (Tower 5)
3.5BHK + 3T



SBA	2067 SFT
RERA Carpet	1260 SFT
Utility + Balcony Area	184 SFT
Facing	North
Unit No.	606, 706, 1006, 1106, 1406, 1506, 1806, 1906, 2206, 2306, 2606, 2706, 3006, 3106, 3406, 3506



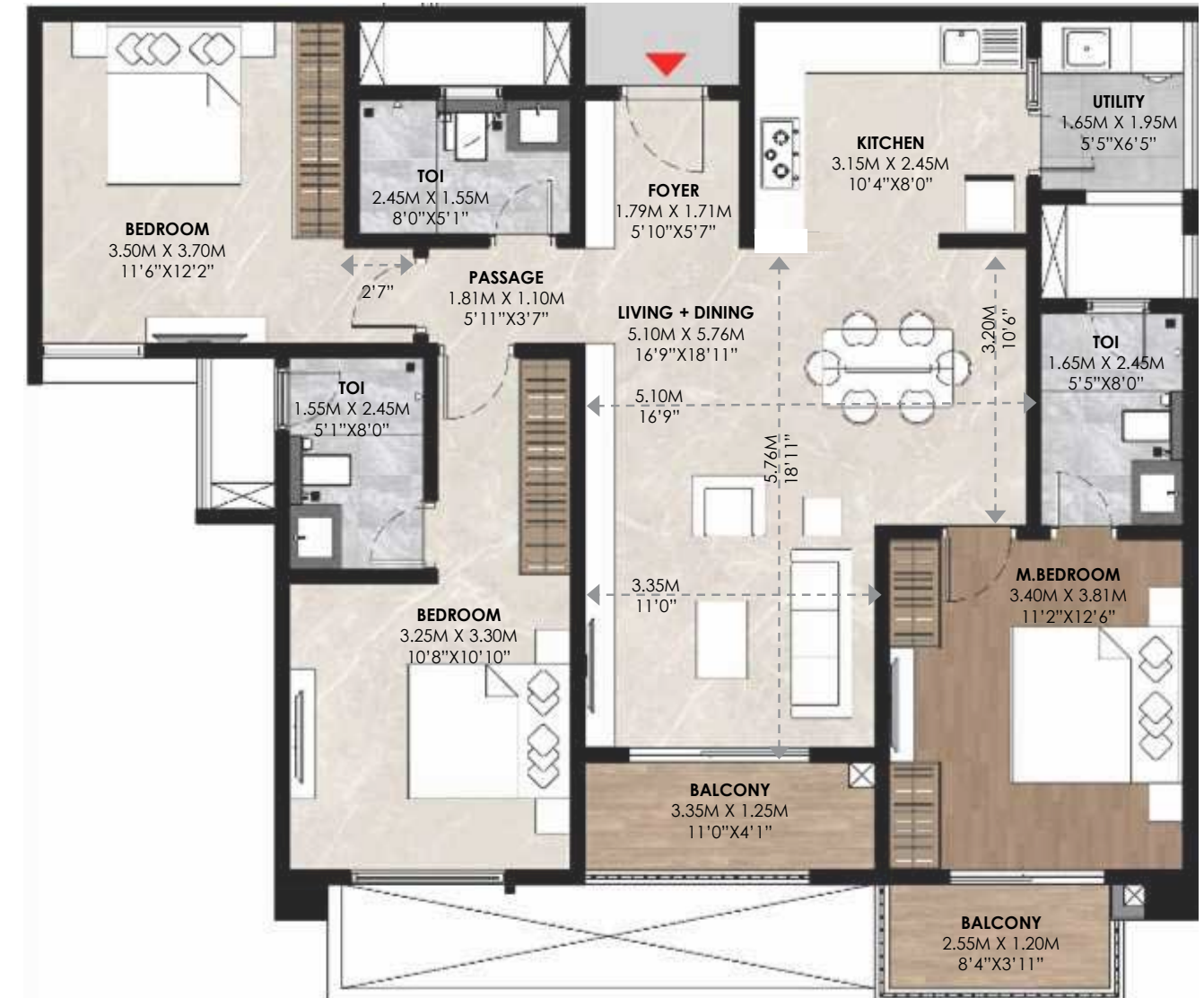
Series 7 (Tower 5)
3BHK + 3T



SBA	1807 SFT
RERA Carpet	1046 SFT
Utility + Balcony Area	216 SFT
Facing	East
Unit No.	G07, 107, 207



Series 7 (Tower 5)
3BHK + 3T



SBA	1807 SFT
RERA Carpet	1046 SFT
Utility + Balcony Area	126 SFT
Facing	East
Unit No.	307



Series 7 (Tower 5)
3BHK + 3T



SBA	1685 SFT
RERA Carpet	1046 SFT
Utility + Balcony Area	126 SFT
Facing	East
Unit No.	407, 507, 607, 707, 807, 907, 1007, 1107, 1207, 1307, 1407, 1507, 1607, 1707, 1807, 1907, 2007, 2107, 2207, 2307, 2407, 2507, 2607, 2707, 2807, 2907, 3007, 3107, 3207, 3307, 3407, 3507, 3607





The Sports Province

A province built for performance. With world-class facilities and tournament-ready arenas, The Sports Province offers a lifestyle where fitness, fun, and family come together. Here, children don't need to leave home for sports academies—every game, every practice, every victory begins right outside their doorstep.

Live right next to world-class sports arenas



Cricket nets
World-class turf nets for professional-level practice.



Football ground
FIFA-standard field for tournaments and daily matches.



Badminton & squash courts
BWF-approved indoor courts for all-weather gameplay.



Skating park
Olympic-inspired design for speed, skill and style.



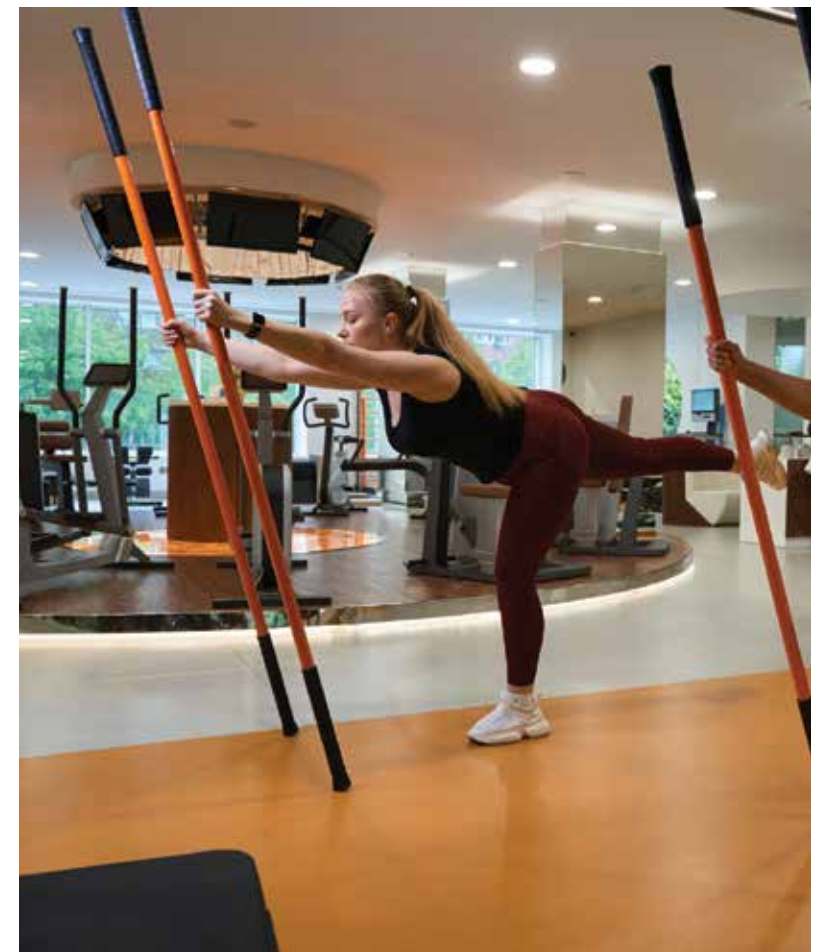
Basketball court
FIBA-standard court built for precision play.



Tennis, padel & pickleball courts
ITF-approved synthetic surfaces for all racquet lovers.



Swimming pool
Temperature-controlled half Olympic-size pool for laps and leisure.



Gym
State-of-the-art fitness zone with pilates, spinning & calisthenics areas.



Yoga studios
Calm, inspiring spaces for yoga and aerial yoga practice.



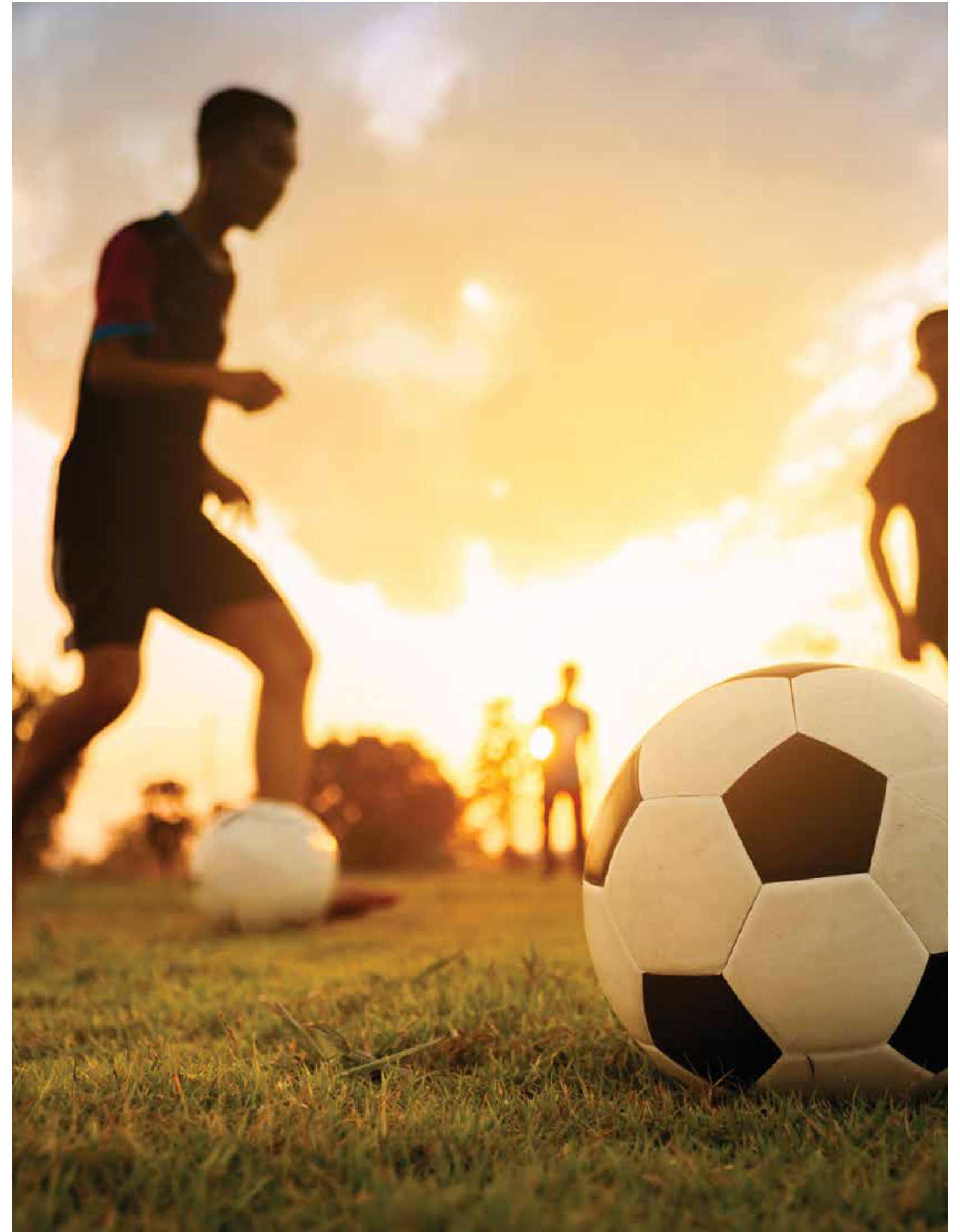
High-impact studio
Dedicated space for bootcamps and intensive training.



Golf putting area
Perfect your swing in peaceful surroundings.



Tournament-standard facilities
Professional infrastructure for competitions and community events.



Easy access to all sports stadiums
A lifestyle where children grow, train and compete—without leaving home.



Towers 7, 8 & 9

Built for those who thrive on movement and balance. These homes offer front-row access to action, wellness and recreation; all within your own community.



- Easy access to Game Centre
- A gym and yoga deck on the refuge floor of every tower
- Views overlooking world-class sports courts and open arenas
- Steps away from the swimming pool, skating park and golf putting area
- Easy access to badminton, squash, tennis, padel and basketball courts
- Designed for families who value fitness, fun and active living
- Close to tournament-standard facilities and recreation zones
- Modern layouts combining function, privacy and open views



Floor plans for Towers 7, 8 & 9

Thoughtfully planned homes designed for space, light, and movement. Each layout offers comfort, functionality, and effortless access to the sports arenas that define this province.

MASTERPLAN



Whitefield-Sarjapur Road

Whitefield-Sarjapur Road

Series 1 (Towers 7 to 9)
2BHK



SBA	1381 SFT
RERA Carpet	847.45 SFT
Utility + Balcony Area	122.71 SFT
Facing	West
Unit No.	201



Series 1 (Towers 7 to 9)
3BHK + 3T



SBA	1690 SFT
RERA Carpet	1049.27 SFT
Utility + Balcony Area	138.21 SFT
Facing	North
Unit No.	301, 401, 701, 801, 1101, 121, 1501, 1601, 1901, 2001, 2301, 2401, 2701, 2801, 2901, 3101, 3201, 3501



Series 1 (Towers 7 to 9)
3BHK + 3T



SBA	1667 SFT
RERA Carpet	1049.27 SFT
Utility + Balcony Area	122.82 SFT
Facing	North
Unit No.	501, 601, 901, 1001, 1301, 1401, 1701, 1801, 2101, 2201, 2501, 2601, 3001, 3301, 3401



Series 2 (Towers 7 to 9)
3BHK + 3T



SBA	1767 SFT
RERA Carpet	1053.37 SFT
Utility + Balcony Area	196.01 SFT
Facing	North
Unit No.	302



Series 2 (Towers 7 to 9)
3BHK + 3T



SBA	1690 SFT
RERA Carpet	1049.27 SFT
Utility + Balcony Area	138.21 SFT
Facing	North
Unit No.	502, 602, 902, 1002, 1302, 1402, 1702, 1802, 2102, 202, 2502, 2602, 3002, 3302, 3402



Series 2 (Towers 7 to 9)
3BHK + 3T



SBA	1666 SFT
RERA Carpet	1049.27 SFT
Utility + Balcony Area	138.21 SFT
Facing	North
Unit No.	402, 702, 802, 1102, 1202, 1502, 1602, 2002, 2302, 2402, 2702, 2802, 3102, 3202, 3502



Series 3 (Towers 7 to 9)
3BHK + 3T



SBA	1767 SFT
RERA Carpet	1083.50 SFT
Utility + Balcony Area	216.89 SFT
Facing	North
Unit No.	103, 203



Series 3 (Towers 7 to 9)
3BHK + 3T



SBA	1720 SFT
RERA Carpet	1091.36 SFT
Utility + Balcony Area	111.73 SFT
Facing	North
Unit No.	3303, 603, 703, 1003, 1103, 1403, 1503, 1803, 1903, 2203, 2303, 2603, 2703, 3003, 3103, 3403, 3503



Series 3 (Towers 7 to 9)
3BHK + 3T



SBA	1694 SFT
RERA Carpet	1079.95 SFT
Utility + Balcony Area	107.32 SFT
Facing	North
Unit No.	403, 503, 803, 903, 1203, 1303, 1603, 1703, 2003, 2103, 2403, 2503, 2803, 2903, 3203, 3303



Series 4 (Towers 7 to 9)
3BHK + 2T



SBA	1539 SFT
RERA Carpet	982.43 SFT
Utility + Balcony Area	94.51 SFT
Facing	East
Unit No.	104, 204, 304, 404, 504, 604, 704, 804, 904, 1004, 1104, 1204, 1304, 1404, 1504, 1604, 1704, 1804, 1904, 2004 2104, 2204, 2304, 2404, 2504, 2604, 2704, 2804, 2904, 3004, 3104, 3204, 3304, 3404, 3504



Series 5 (Towers 7 to 9)
2BHK



SBA	1249 SFT
RERA Carpet	782.11 SFT
Utility + Balcony Area	81.81 SFT
Facing	East
Unit No.	105, 205, 305, 405, 505, 605, 705, 805, 905, 1005, 1105, 1205, 1305, 1405, 1505, 1605, 1705, 1805, 1905, 2005, 2105, 2205, 2305, 2405, 2505, 2605, 2705, 2805, 2905, 3005, 3105, 3205, 3305, 3405, 3505



Series 6 (Towers 7 to 9)
2BHK



SBA	1249 SFT
RERA Carpet	782.11 SFT
Utility + Balcony Area	81.81 SFT
Facing	East
Unit No.	106, 206, 306, 406, 506, 606, 706, 806, 906, 1006, 1106, 1206, 1306, 1406, 1506, 1606, 1706, 1806, 1906, 2006, 2106, 2206, 2306, 2406, 2506, 2606, 2706, 2806, 2906, 3006, 3106, 3206, 3306, 3406, 3506



Series 7 (Towers 7 to 9)
3BHK + 2T



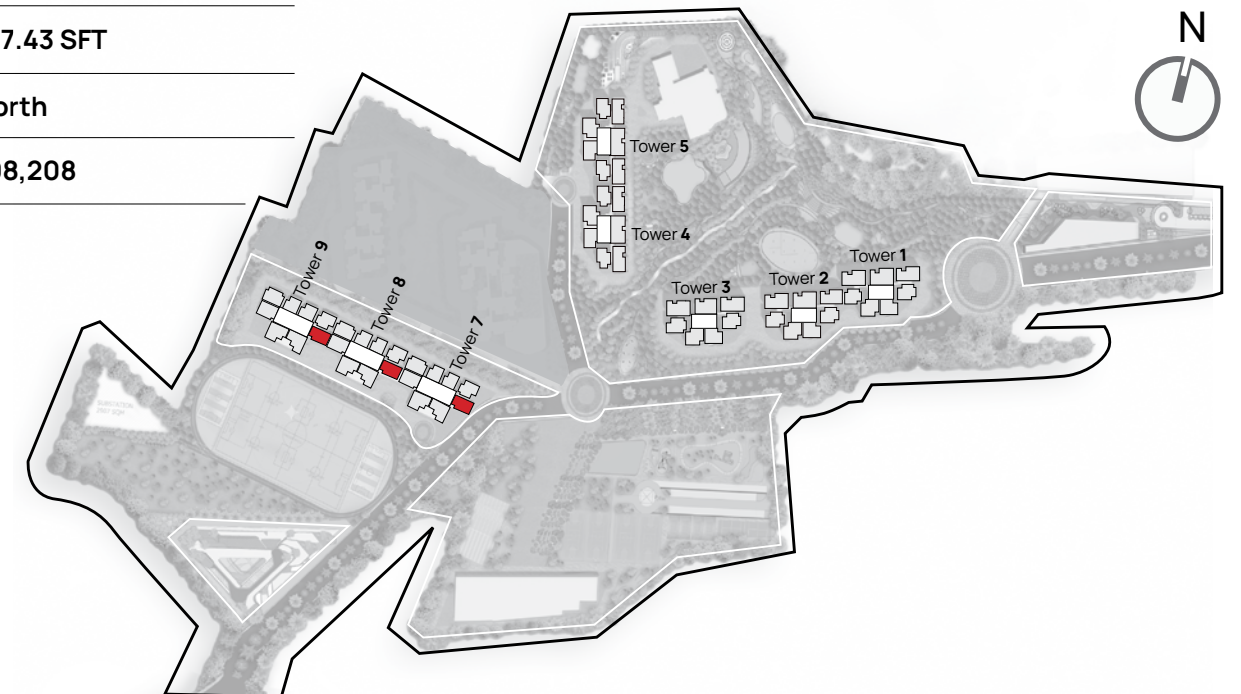
SBA	1590 SFT
RERA Carpet	969.62 SFT
Utility + Balcony Area	141.33 SFT
Facing	West
Unit No.	107, 207, 307, 407, 507, 607, 707, 807, 907, 1007, 1107, 1207, 1307, 1407, 1507, 1607, 1707, 1807, 1907, 2007, 2107, 2207, 2307, 2407, 2507, 2607, 2707, 2807, 2907, 3007, 3107, 3207, 3307, 3407, 3507



Series 8 (Towers 7 to 9)
3BHK + 3T



SBA	1868 SFT
RERA Carpet	1101.16 SFT
Utility + Balcony Area	217.43 SFT
Facing	North
Unit No.	108,208



Series 8 (Towers 7 to 9)
3BHK + 3T



SBA	1716 SFT
RERA Carpet	1097.61 SFT
Utility + Balcony Area	107.32 SFT
Facing	North
Unit No.	408, 508, 808, 908, 1208, 1308, 1608, 1708, 2008, 2108, 2408, 2508, 2808, 2908, 3208, 3308

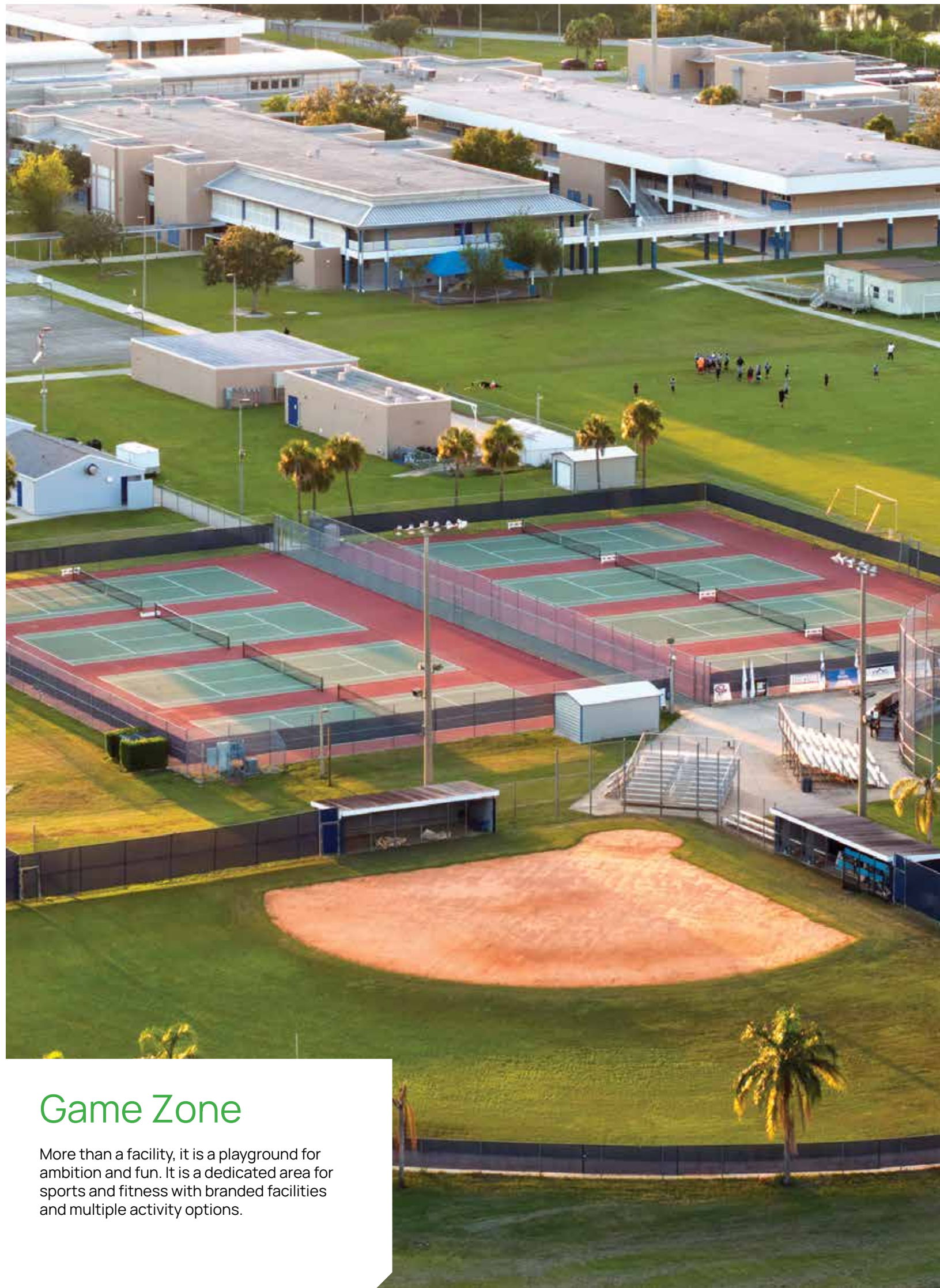


Series 8 (Towers 7 to 9)
3BHK + 3T



SBA	1739 SFT
RERA Carpet	1109.01 SFT
Utility + Balcony Area	109.47 SFT
Facing	North
Unit No.	308, 608, 708, 1008, 1108, 1408, 1508, 1808, 1908, 2208, 2308, 2608, 2708, 3008, 3108, 3408, 3508





Game Zone

More than a facility, it is a playground for ambition and fun. It is a dedicated area for sports and fitness with branded facilities and multiple activity options.



Other future provinces

The journey continues with upcoming luxury towers that elevate every standard. More homes, more experiences and many new offerings are on the way.



3.5 lakh SFT of clubhouses. Pure indulgence.

Spread over 10+ acres, the clubhouses are designed to make everyday feel special. From energising workouts to peaceful downtime, every space is built for your lifestyle.

- State-of-the-art gym
- Multi-purpose hall
- Yoga and meditation studios
- Spa and wellness centre
- And more!

What future residents are looking forward to

From lakeside evenings to weekend matches, here's what soon-to-be residents are most excited about.

“ When I visited The Right Life, I definitely felt it's The Right Life.

Rohan & Priya

“ Both me and my kids, we love sports. We feel this community will be our community! Everything matched our preference.

Kishore & Nagalakshmi

“ It's very close to my daughter's school, so that makes it easier for her. And we also don't have to wake up very early.

Sabarish & family

“ First thing early in the morning, going to the balcony with a cup of coffee in hand and enjoying the view of the lake...that's something you will not get anywhere in the entire globe very easily.

Kunal & Aditi

“ We love the greenery in this community. It's too good! We don't want to live in a concrete jungle. We can't wait to move in!

Priyanka & Vidyut





Specifications

Every detail matters. From materials to finishes, fixtures to fittings, the specifications at this community have been carefully selected and curated to elevate daily living; often in ways you may not even notice, yet will feel in every experience. Every choice has been made with intent, ensuring comfort, quality, and a seamless rhythm to life within the home.

CIVIL

Structure

- » RCC-framed structure with RCC walls.
- » Open kitchen concept.
- » Walls 160mm thick.

ARCHITECTURE

Doors & Windows

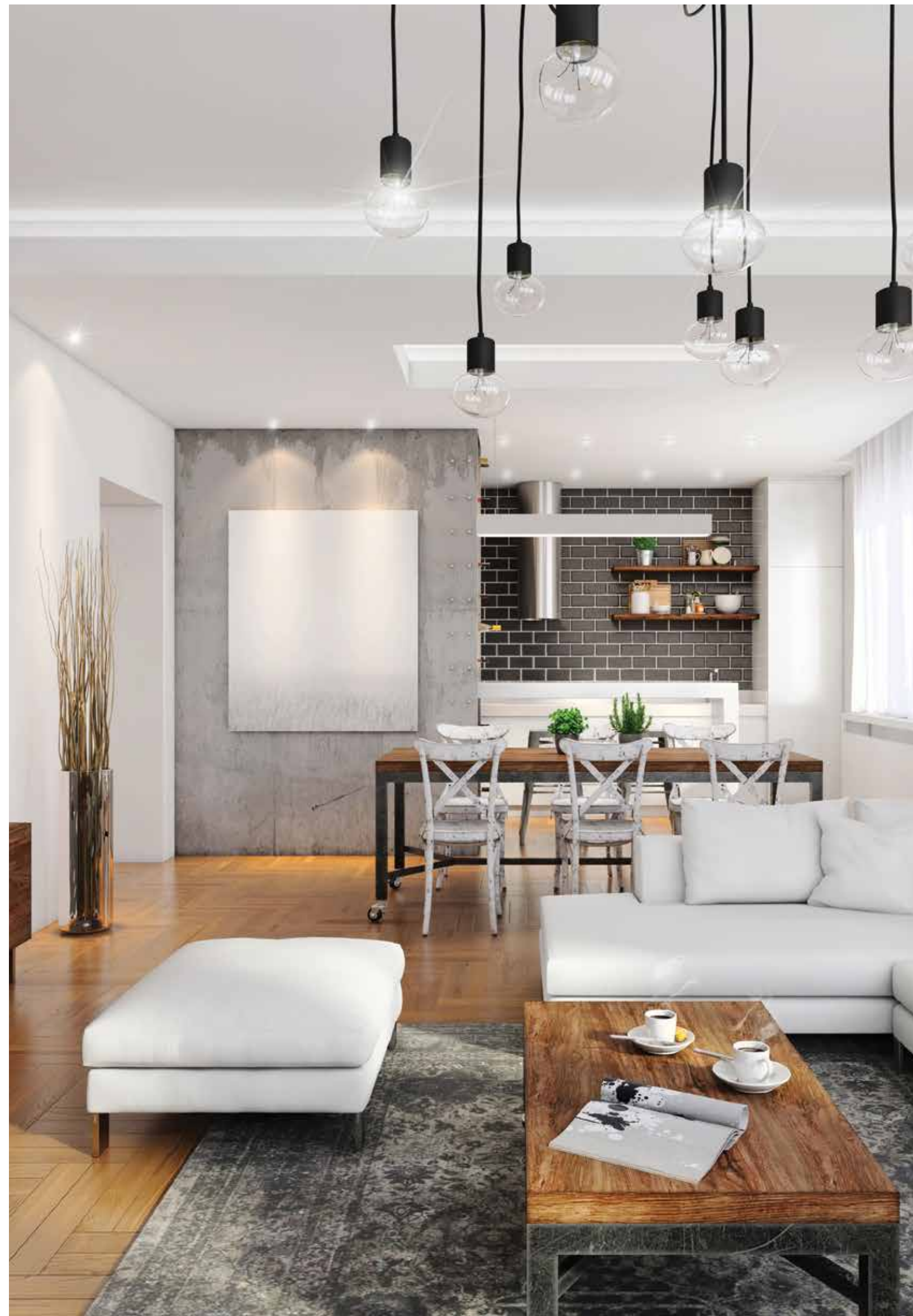
- » Acacia wood frame with teak skin main door.
- » SS coated brass fittings for the main door.
- » Acacia wood door frame and flush door for other doors.
- » SS fittings for other doors.
- » UPVC windows with mosquito mesh.
- » UPVC french door for balcony with mosquito mesh.
- » UPVC ventilators (provision for exhaust fan).

Paints

- » Emulsion for internal walls, enamel paint for doors and grills, natural polish for main doors as per architectural drawings.
- » External emulsion paints (weather coat) with texture finish.

Flooring

- » Laminated wooden flooring for master bedroom.
- » Vitrified tiles in all other bedrooms, living room and dining room.
- » Designer ceramic tiles in balconies.
- » Anti-skid ceramic tiles for bathroom floors.
- » Designer ceramic tiles in toilet walls.



Internal and External Finishes

- » Emulsion paint for interiors.
- » Polished or enamel painted doors.
- » Weather coat painting for exteriors.

Kitchen

- » Wash provision in utility.
- » Two taps and one water purifier provision.



PLUMBING, ELECTRICAL & SERVICES

Toilets

- » Grohe / American Standard / Roca / Vitra or equivalent make of CP Fittings and accessories of good quality in general range.
 - » Grohe / American Standard / Roca / Vitra or equivalent make sanitary fittings of any white shades in colour.
 - » Concealed hot and cold CPVC plumbing pipes.
-

Electrical

- » Electrical fittings of Indo-Asian / Anchor or equivalent make.
 - » Concealed fire-resistant copper wiring (Anchor / Havells or equivalent).
 - » T.V. & telephone point in living and master bedroom.
-

Power backup

- » Generator backup for common area (lifts and other) & complete lighting back up for individual flats.
 - » Kirloskar or equivalent make generator sets.
-

Elevators

- » Schindler/Otis/ Kone or equivalent brand automatic lifts as per architectural drawings.
 - » Multiple elevators with passenger capacity of 10-13 persons
-

Car Parking

- » One covered car parking will be provided for every apartment.



DOING THE RIGHT THING

About Neobuild Ventures

Introducing Neobuild Ventures, a collaborative endeavor between two renowned developers, Mana Projects and Skanda, dedicated to shaping the future of real estate in Bangalore. Combining Mana's established market presence and streamlined manufacturing capabilities with Skanda's commitment to exceptional, eco-friendly housing, Neobuild Ventures aims to deliver affordable yet premium-quality homes that embody modern living.

Neobuild
VENTURES



MANA

With 25 years of trust and innovation, Mana Projects has redefined real estate in South India with 30+ iconic developments across Bengaluru. Founded by Kishore Reddy, Mana's nature-inspired design philosophy and commitment to quality have earned industry recognition and enduring customer trust.

SKANDA

Founded by Vijay Reddy and Sandeep Ramanolla, Skanda Avani creates eco-conscious, customer-first homes that balance quality and affordability. With a strong footprint across premium residential projects, Skanda has steadily built a reputation for reliability and thoughtful design.



The Right Life, Whitefield-Sarjapur Road, Bengaluru

Call 7676 555 000

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