

LIVE

THE

DREAM

LIFE

UMIYA   
*Sundance*  
Apartments, Goa

**CREDAI** 













## Location

*Scintillating and sanguine seaside living*

UMIYA Sundance offers spectacular sea views peppered with generous sunshine. Strategically positioned on the edge of a cliff, it offers residents the perfect perspective of the glimmering sea.

It is located in close proximity to Bogmalo and Majorda beaches and the Park Hyatt and Alila hotels and is an effortless 7 km drive from the city hub and airport.



## Greenscaping

*Tranquil, green and simply perfect*

Manicured gardens and lush green spaces invite you to take long walks. Discover peace at your own pace. Sink into serenity and let nature take over completely.

Some key features include:

- A jogging track and walkway
- Specially designated children's play area



## Architecture

*Meticulously planned, luxurious layouts*

With elegant buildings that are oriented for expansive sea views., UMIYA Sundance has specially been designed to celebrate nature's abundant glory. There is an emphasis on high quality standards that are illustrated in every detail of the apartment brought out by conscientious planning to create comfortable, cosy and natural living spaces.



# Live the dream life

UMIYA Sundance is at the junction where the sun and sea meet luxury. Wake up to breathtaking sea views and enjoy watching the sun dancing on the waves. Take a walk and be embraced by a refreshing sea breeze. There is really nothing quite like it.



## Recreational facilities

Experience a wide range of amenities that leave you feeling spoilt for choice. You can spend your free hours soaking in the sun, keeping yourself fit or find a quiet corner to sit with a book and a coffee. Lounge around the pool deck before that much needed swim while the little ones splash around in the kids pool.

Here are some of the amenities we offer:

- Fully equipped gymnasium with state-of-the-art fitness equipment
- Squash court
- Table tennis and a Carrom board
- Reader room with Tea/Coffee vending machine
- Swimming pool with a deck
- Kids pool

# Masterplan



# Sitemap

# Apartment floor plans

These are the different types of apartments available at UMIYA Sundance.



TYPE A  
(193 Sqmt)



TYPE B  
(157 Sqmt)





TYPE C (2BHK)  
(112 Sqmt)



TYPE C (3BHK)  
(169 Sqmt)



TYPE D  
(112 Sqmt)

## Structure

- RCC framed structure. Internal & external walls of latrine stone/Red bricks/CC Blocks/Fly ash blocks
- Wall tiles
- Superior quality, Dado tiles in the bathroom up to 7 feet height
- Superior quality, Dado tiles in the kitchen up to 2 feet above counter

## Flooring

- Stain Proof Vitrified Tiles (Nano Technology) in the bathrooms, Living room, Dining & Kitchen
- Superior quality, antiskid ceramic tiles in bathroom, utility area and balconies.

## Doors

- Main Door: Teak wood frame & Panelled shutters with brass fittings.
- Bedrooms: Hard wood door frame with architrave and marine flush door with both sides teak veneer and good quality fittings
- Bathroom-FRP frame and door with flush shutters

## Windows

- Branded quality Aluminium sectors –powder coated/anodized with tinted glass to maintain ambient temperature with the residence.

## Kitchen

- Granite platform
- Matte finish single bowl stainless steel sink with drain board

## Fixtures

- Ceiling fans in living room, dining room and bedrooms
- Exhaust fan in Bathroom & Kitchen
- 25 Litre geyser in all bathrooms
- AC points with ducting in all bedrooms

## Bathrooms

- Sanitary fittings: Kohler or equivalent fittings
- Sanitary ware Kohler or equivalent white colour sanitary ware

## Painting

- External walls with Texture along with two coat of superior quality paint. Texture acts as additional waterproofing coat for the external walls and reduces the wall cracks
- Internal walls with quality emulsion paint and ceilings with oil based distemper.

## Power supply

- 6KVA with 3 Phase power supply with dedicated transformer to avoid fluctuations
- 100 percent Power backup by generator for common area, elevators, pumps and house except ACs and Geysers
- Roma/equivalent modular switches
- Telephone & T.V.Points in living room and bedrooms

## Water supply

- Government/Treated Bore well water

## Elevators

- High speed elevators in block C and D

## Sewage Treatment Plant (STP)

## Security

- 24 Hours Security
- Electronic Surveillance

## Common amenities

- Landscaped Garden with casual seating arrangement
- Play Area for kids
- Large swimming pool with spacious deck area
- Well furnished Club house with:
  - Gym
  - Indoor games
  - Reading room
  - Squash court
  - Lounge area



# Automated homes

Imagine living in a home that is fully automated and can be controlled remotely! You can use your tablet or smartphone to control your home theater, dim the lights, adjust the air conditioner and set the security cameras from not just anywhere in your apartment...but from anywhere at all.



## Security and surveillance

The surveillance system, located both inside and outside the apartment will give you peace of mind while you're away from home. You can check on your children, housekeepers and pets and keep an eye on your front door at any time, from wherever you are.



## Smartphone/tablet control

Control the lights and appliances in your home from your smartphone or tablet without having to move from room to room. You can even switch on appliances and set the lights to just how you would like it before you even reach home to set the perfect ambience for those special evenings.

## Energy efficiency



At UMIYA, we pride ourselves on the care we take to be as environmentally friendly as possible. UMIYA Sundance apartments are energy efficient, reducing energy consumption without sacrificing comfort or convenience.



# About UMIYA

UMIYA was founded in Bangalore in 2000 in Goa in 2007. We have been recognised as an emerging player in the property development space. Our vision is to be an innovative company with a commitment to provide superbly designed commercial, residential and retail properties .UMIYA's portfolio reflects the aspirations of a board range of home buyers encompassing budget apartments, luxury apartments, gated row villa communities & super luxurious independent villas. We have gained considerable experience in developing retail mall spaces at prime locations and office for corporate offices, particularly the IT/ITES sector. *Here are some of our completed projects:*



UMIYA Quatro (Apts & Commercial)



UMIYA Seascapes 1 BHK Apartments



UMIYA Seascapes Row Villas

## Branch office

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