



Where time runs a little slower,
because everything you
need is a little closer.
Where you have more time
to frame memories,
as you spend lesser time
on the road.
Where you live, laugh and
play a little longer,
a home that is specially made
So love grows stronger.

Presenting UMIYA Woods

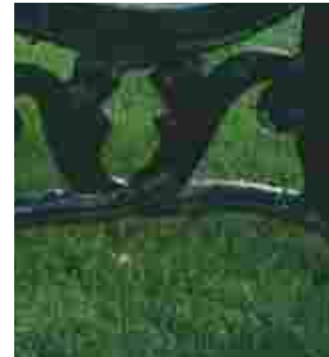






Lush, fresh, green, serene.

This charming landscaped apartment community is a peaceful refuge from the clamour of the city. Escape from the cacophony and sail into perfect harmony. Built on a foundation of elegant living UMIYA Woods has an atmosphere of serenity enhanced by lush landscaping. It is embraced by a line of eucalyptus trees that work as a silver lining to this beautiful project. Take a deep breath when you reach UMIYA Woods and you will know that you have reached a place that you want to call home.

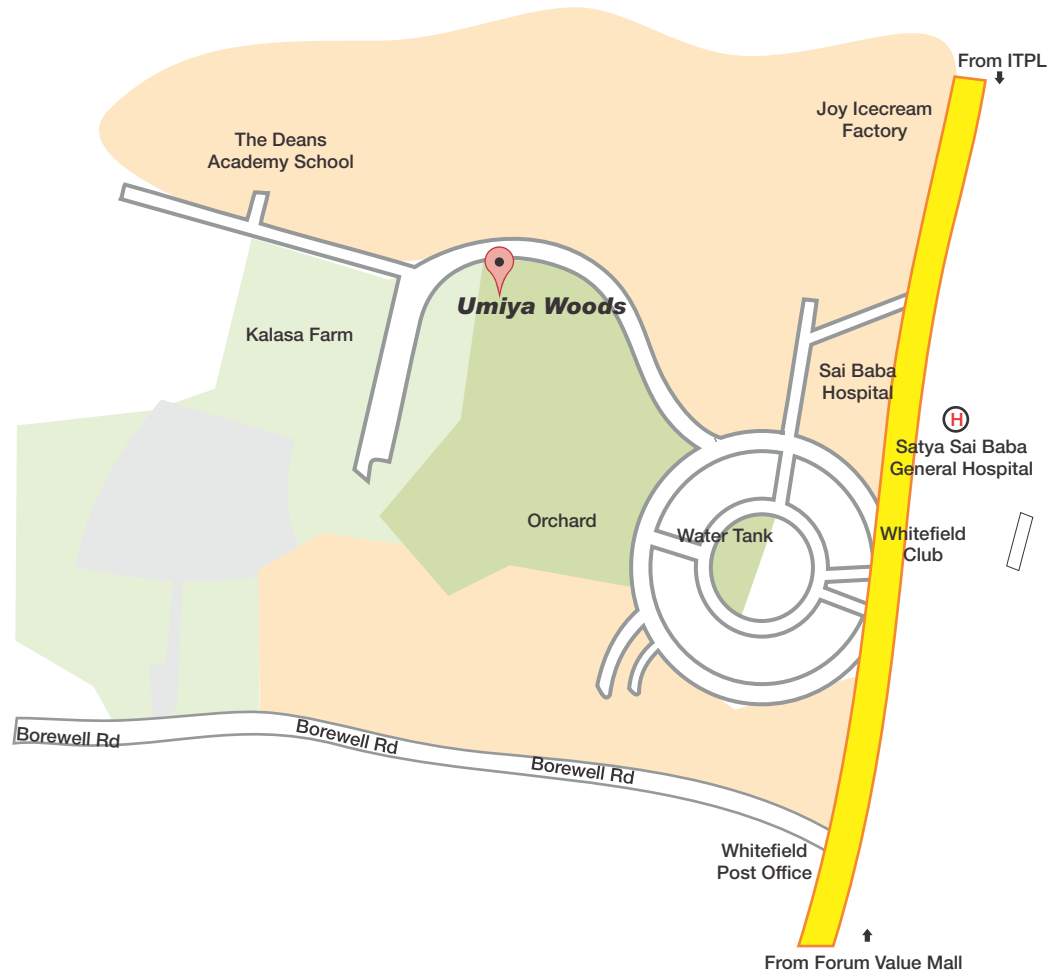




Location Map



Much more than a breath of fresh air Umiya Woods is located in a quiet, serene locale of Whitefield.



Malls

- Phoenix Marketcity
- Forum Value Mall
- Inorbit
- Hypercity
- Ascendas Park Square



Business

- Salarpuria G R Tech Park
- Sigma Technology Park
- Brigade Tech Park
- Adarsh Tech Park
- ITPL



Hospitals

- The Apollo Clinic
- The Vydehi Hospital
- Sri Sathya Sai Hospital
- Pushpa Nursing Home



An Exciting Neighbourhood

UMIYA Woods brings you the best of both worlds. Nestled in a beautiful green space within 2 Km of ITPL, you can combine the ease of city life with the peace of living in a natural environment. It's ideal location allows you to maximize the benefits of contemporary living. UMIYA Woods presents meticulously designed apartments with world class amenities. Experience a host of opulent features suited for an extravagant living. It is built in a beautiful, green space where the environment allows you to relax and rejuvenate at the end of a tiring day. Wake up refreshed everyday into a brand new you.

Everything you ever needed is readily available at a close distance. Your choices range from well-known eateries to independent delis and fashion chains to boutique stores, Whitefield will leave you spoilt for choice.

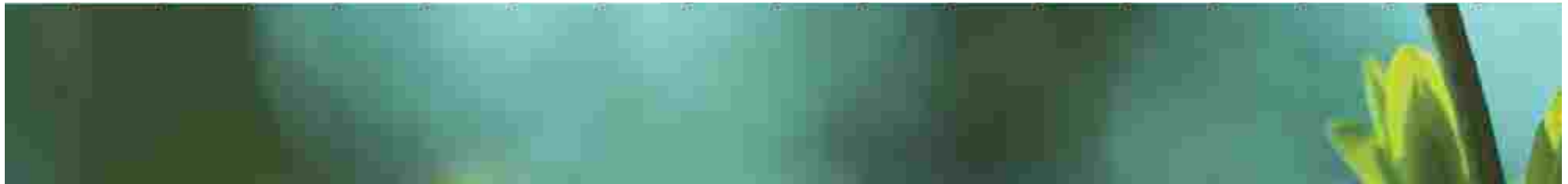
Five Star Hotels

- Vivanta By Taj
- The Zuri
- Marriott



Schools

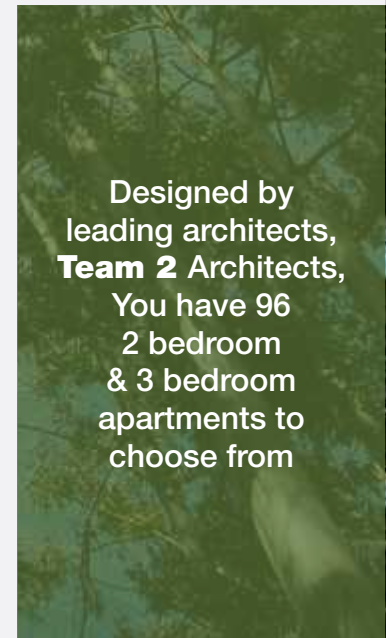
- Euro Kids
- Indus Early Learning Center
- The Deen's Academy
- The Bangalore School
- St Josephs Convent
- International School of Management Excellence







Master Plan



Designed by
leading architects,
Team 2 Architects,
You have 96
2 bedroom
& 3 bedroom
apartments to
choose from

Plans

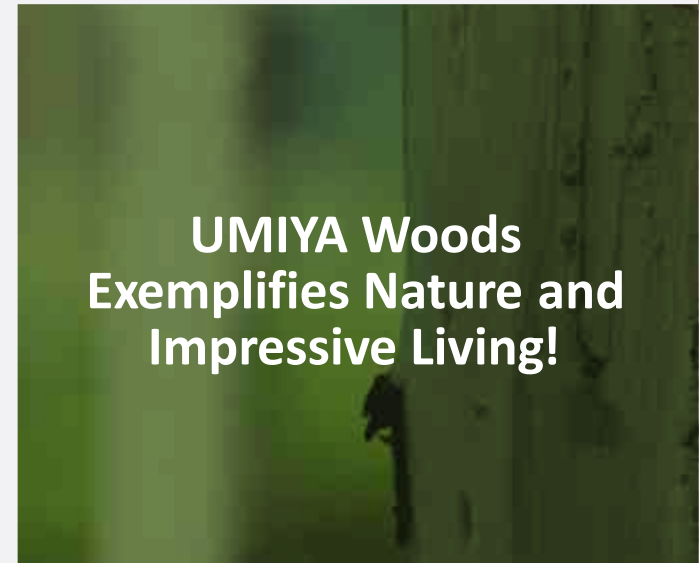
UMIYA Woods offers an impressive selection of Two and Three Bedroom Apartments. Each apartment unit has been designed with special focus on comfort and convenience. The carefully selected features and fine finishing creates a luxurious environment. Walk into a welcoming and relaxed place that helps you leave the world behind.



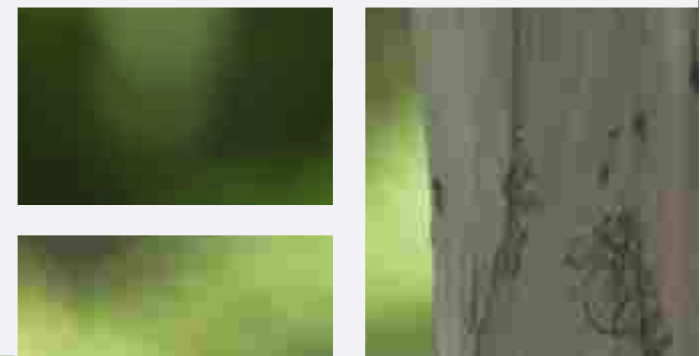
TYPE-B - 2 BEDROOM
Size: 1225 - 1295 sq.ft.



TYPE-A - 3 BEDROOM
 Size: 1640 - 2235 sq.ft.

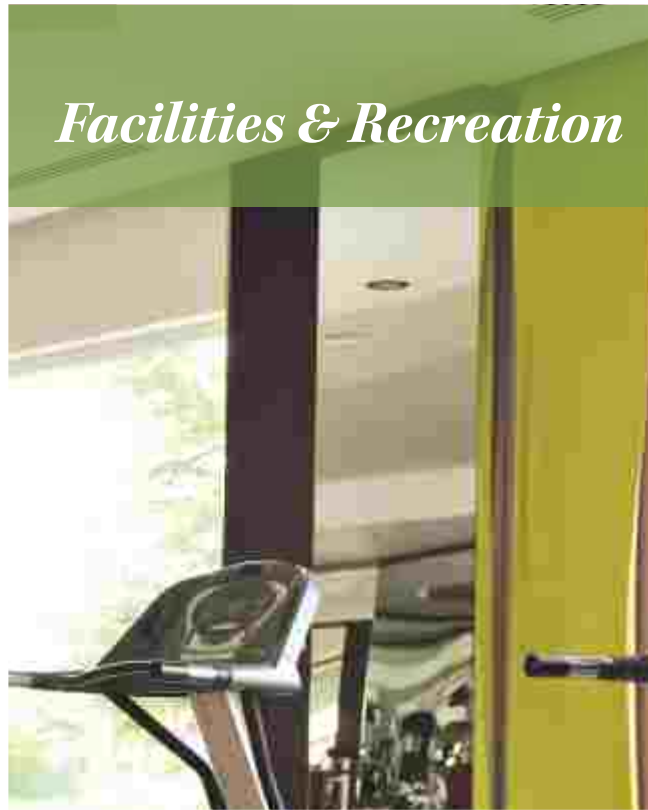


**UMIYA Woods
 Exemplifies Nature and
 Impressive Living!**



A smaller number of apartments units allows you to enjoy the benefits of an exclusive community living. Find like-minded friends who seek peace in a bustling city.

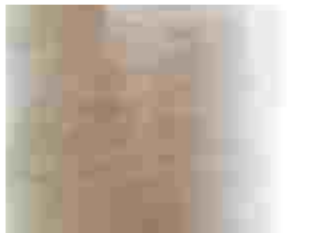
Feeling bored? Step out for a relaxed chat or jog amidst the tall trees. Take a dip in the alluring pool with a specially designated area for children. Experience uninterrupted calmness with an underground parking facility.



Facilities & Recreation



Steam Room



UMIYA Woods boasts of a 5,500 sq ft clubhouse spread across 3 levels that houses state of the art fitness equipment, Steam & Sauna, a dedicated area for Meditation/Yoga, a multi purpose hall and an Indoor Games room.

The trees that have lived in the property for years are spruced up with modern landscaping. All this to bring you, the best of an old world and a magical touch of the new.

A beautiful gazebo for you to enjoy the greenery without having to worry about being rained on or sweat in the sun!

Doors & Windows

- Main Door - Teak wood door frame & shutter with SS hardware.
- Bed Rooms - Door frames in engineered wood and HDF moulded shutter.
- Bath Room - Door frames in hard wood and HDF moulded shutter.
- Windows & Ventilators - Anodized Aluminium/ UPVC.

Flooring

- Bed Rooms - Laminated wooden flooring
- Kitchen, living, Dining & Foyer - Vitrified tiles
- Balcony & Utility areas - Ceramic tiles
- Toilets - Anti-skid ceramic tiles
- Apartment lobby & Indoor common area - Vitrified tiles

Painting / Polishing

- Interior Walls - Washable acrylic premium emulsion paint
- Exterior Walls - Waterproof exterior emulsion paint
- Ceiling - OBD
- MS Grills & Doors - Synthetic enamel paint
- Front door - Finished with polish.

Specifications

Kitchen & Work Area

- Granite slabs for counter (in loose condition) and stainless steel sink with single bowl drain board
- 2 feet glazed tile dado above counter
- Water filter point provision
- Dish washer point provision
- Washing machine point provision
- Exhaust fan point provision

Elevators

- Lifts for all floors/blocks
- Spacious lift lobbies with cladding up to ceiling on lift side wall on all floors.

Home Automation

- Video door phone
- Control for lights & fans in living room.

Electrical

- Television point in living and all Bed rooms.
- Telephone point in Living only
- Modular switches of GreatwhiteMyrah/Anchor Woods or equivalent
- 6 Way TPN DB
- FRLS copper wiring
- 100% D.G backup
- A/C points provision.

Toilets

- Dado - Ceramic glazed wall tiles up to 7 feet height
- Superior quality CP fittings (Jaquar/Kludi or equivalent).
- Superior quality sanitary ware (Jaquar or equivalent).
- Exhaust fan point provision.

Amenities

- EPABX system with intercom facility
- Landscaped gardens with illuminated paved walkways
- Club house with gymnasium, multipurpose party hall and Indoor games center on separate levels
- Internet broadband connection/Wi-Fi in club house
- Swimming pool with Kids' pool

Automated Homes



Security & Surveillance



Smartphone Control



Ambience Setting



Energy Efficiency



UMIYA – SUNDANCE APARTMENTS

Umiya Builders and Developers began its operations in Bangalore in 2000 with a vision to combine high standards of construction with style and innovation.

Umiya's on-going residential developments include apartments, gated communities and independent villas.

Our commercial projects include the development of business parks for the IT/ITES sector and office spaces as well as retail spaces.

Umiya started operations in Goa in 2007 and has on-going residential and commercial projects.

We strive to develop exceptional quality properties through our dedicated team that shares the same core values to continuously strive for the best – to achieve customer delight and be the “Builder of Choice”. We have our foundation resting on two fundamental principles – “Quality and Transparency”

All specifications, conceptual designs, dimensions, images and facilities shown herein are for the purposes of representation only. The same are subject to approval and changes without any notice or intimation and shall not constitute an offer/or contract. The terms and conditions of agreement for sale between the parties shall prevail and be binding. Tolerance of +/- 3% is possible in unit areas on account of design and construction variances. 1 Square Meter is equal to 10.764 Square Feet.

About UMIYA



UMIYA - SUNTECH



UMIYA - BUSINESS BAY 1



UMIYA - BUSINESS BAY 2

*Some of our Projects
in Bangalore & Goa*



UMIYA - SHANGRI LA



UMIYA - EMPORIUM



UMIYA - LABURNUM



UMIYA - ORCHID



UMIYA - LANDMARK



UMIYA - SEASCAPES 1 BHK



UMIYA - HABITAT



UMIYA - QUATRO



UMIYA - WILLOWS



UMIYA - SERENE



UMIYA - QUATRO Plot B



UMIYA - SOLICITUDE



UMIYA - SEASCAPES VILLAS



UMIYA - SUNDANCE VILLAS



GOA - BRANCH OFFICE

UMIYA BUILDERS & DEVELOPERS
G-01, Ground Floor,
Quatro 1Df Commercial,
International Airport Road,
Dabolim, Mormugao, Goa 8 403 801
Tel: +91 83080 77377

MUMBAI - REGISTERED OFFICE

UMIYA BUILDERS & DEVELOPERS
23, Sir P. M. Road, 3rd Floor,
Union Co-operative Insurance Building,
Fort, Mumbai - 400 001.
Tel: +91-22 2287 1604

BANGALORE - HEAD OFFICE

UMIYA BUILDERS & DEVELOPERS
29/3, H M Strafford, 2nd floor,
7th Cross Road, Vasanth nagar,
Bangalore 560 052. INDIA.
Tel: +91 80 2225 2001/02

www.umiyaindia.com

If you would like to make this lush,
serene place your home, please call us.

+91 99720 04934
+91 96861 12514



UMIYA

CREDAI
BENGALURU