

iconhomz



Ivy
County

PRISTINE VILLA PLOTS



A PRISTINE PLOT
FOR YOUR
DREAM HOME

50	658	~50k sq.ft
ACRES OF LAND	VILLA PLOTS	CLUBHOUSE

RANGING FROM
1200 - 4000 SQ.FT

📍 Off Gunjur, Varthur, Sarjapur Road

WHERE NATURE TAKES THE LEAD

Welcome to a place shaped by nature itself—where every space follows the land's natural flow, with paths and spaces woven gently around the earth's own design.

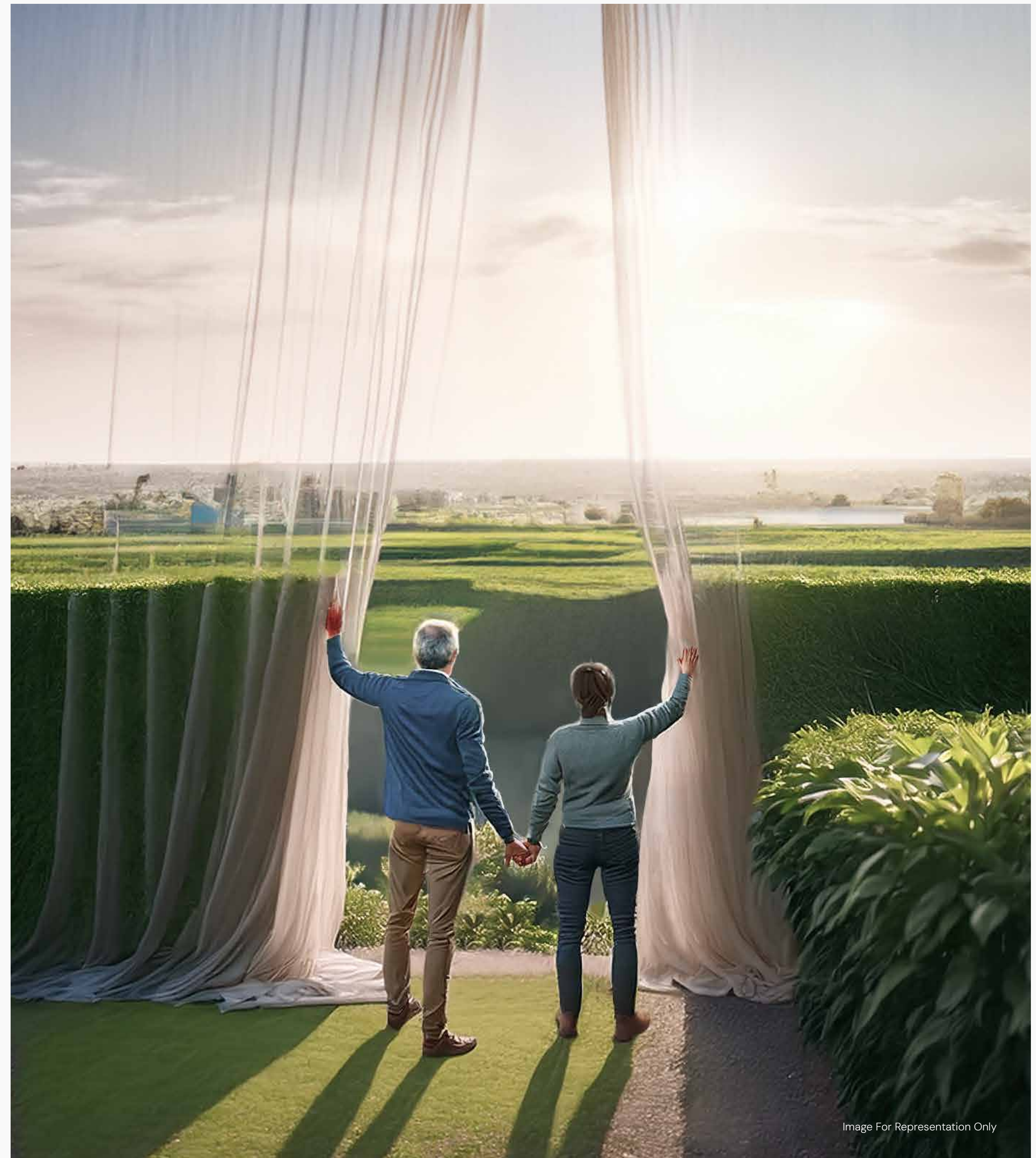


Image For Representation Only

MASTER PLAN

Entry/Exit Zone

- 1 Main Entry/Exit
- 2 Landmark Signage Pylon
- 3 "Green Wall" Avenue
- 4 Security Cabin
- 5 Waiting Shelter
- 6 Bus Bay
- 7 Sidewalk
- 9 Focal Tree on Cascading Water Feature
- 25 Footbridge
- 37 Secondary Entry/Exit
- 40 Forest Orchard Entry Court
- 30 Clubhouse Drop-Off Area

Relaxation Zone

- 8 Ripples Plaza (Welcome Sit-Out Plaza)
- 10 Emerald Ridge (Green Belt Buffer)
- 12 Resting Pavilion
- 34 Garden Lounge Area
- 20 Garden Sit Out
- 22 Spill-Out Alfresco
- 23 Seating Alcove
- 24 View Deck
- 33 Senior's Pavilion
- 48 Resting Alcove

Recreational and Sports Areas

- 16 Multi-Purpose Sports Court(10 x 20 m)
- 17 Spill-Out Function Lawn
- 21 Multi-Purpose Sports Court(20 x 30 m)
- 26 Outdoor Fitness Station
- 27 Overlooking Yoga Deck
- 35 Fitness Pod
- 38 Multi-Purpose Lawn
- 43 Activity / Sport Court (15 x 20 m)

Kid's Corner

- 13 Kid's Play Corner
- 32 Kid's Play Area with Resting Pavilion
- 41 Kid's Adventure Play Area
- 42 Play Lawn

Nature and Green Spaces

- 11 Community Garden (Vegetable, Spice, and Herbs)
- 15 Aroma Garden
- 19 Cascading Feature Green Island
- 31 Forest Grove (Fruit Bearing Trees)
- 28 Flower Garden
- 36 Tree of Life (Shaded Central Garden)
- 39 Pocket Garden with Seater

Walking and Fitness Trails

- 14 Adventure/Nature Trail
- 44 Fitness Trail (Walking Trail)
- 45 Fitness Garden
- 46 Jogging Loop

C1 Clubhouse

Miscellaneous

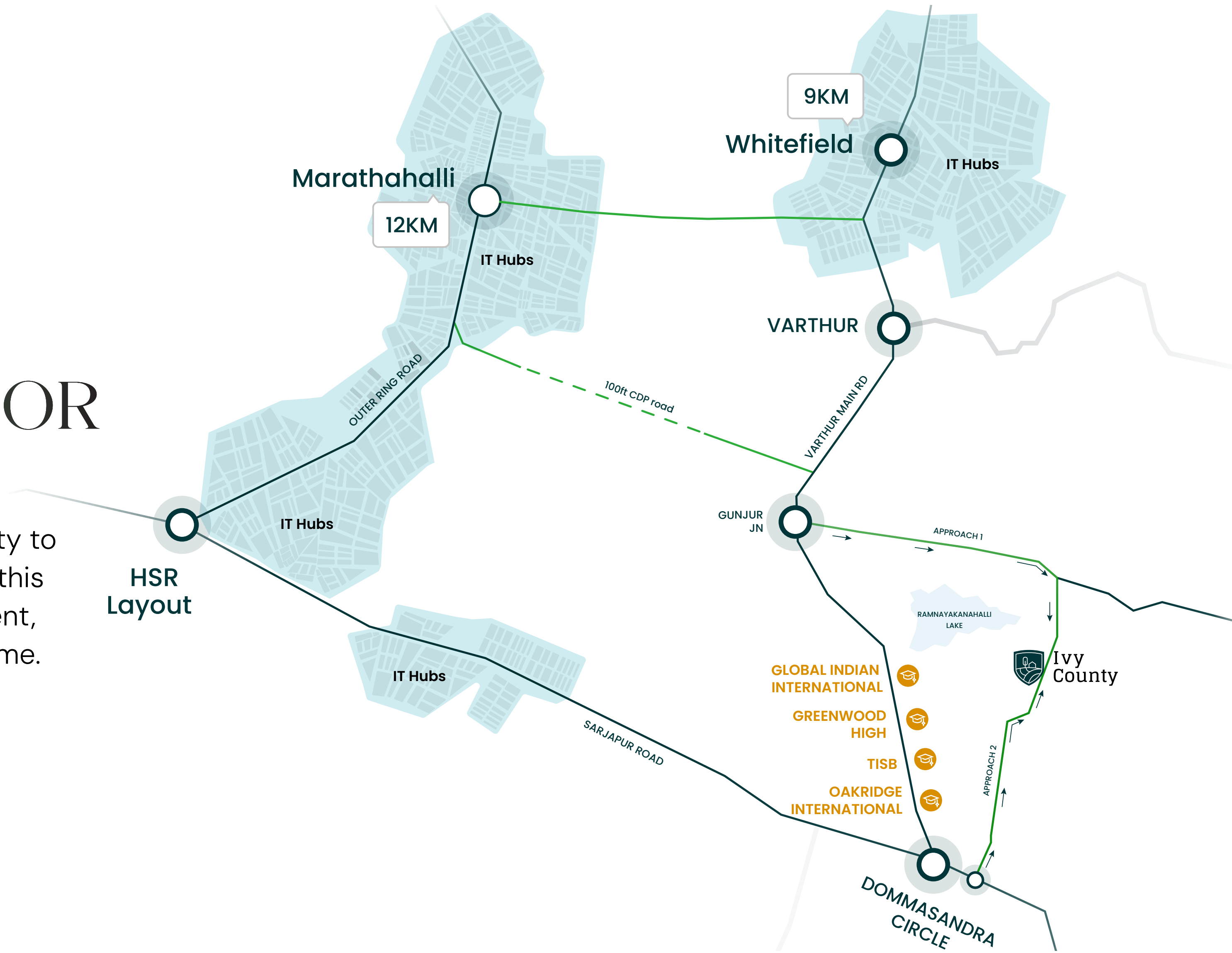
- 18 Nala (Drainage Channel)
- 29 Roundabout Feature
- 47 Buffer Trees





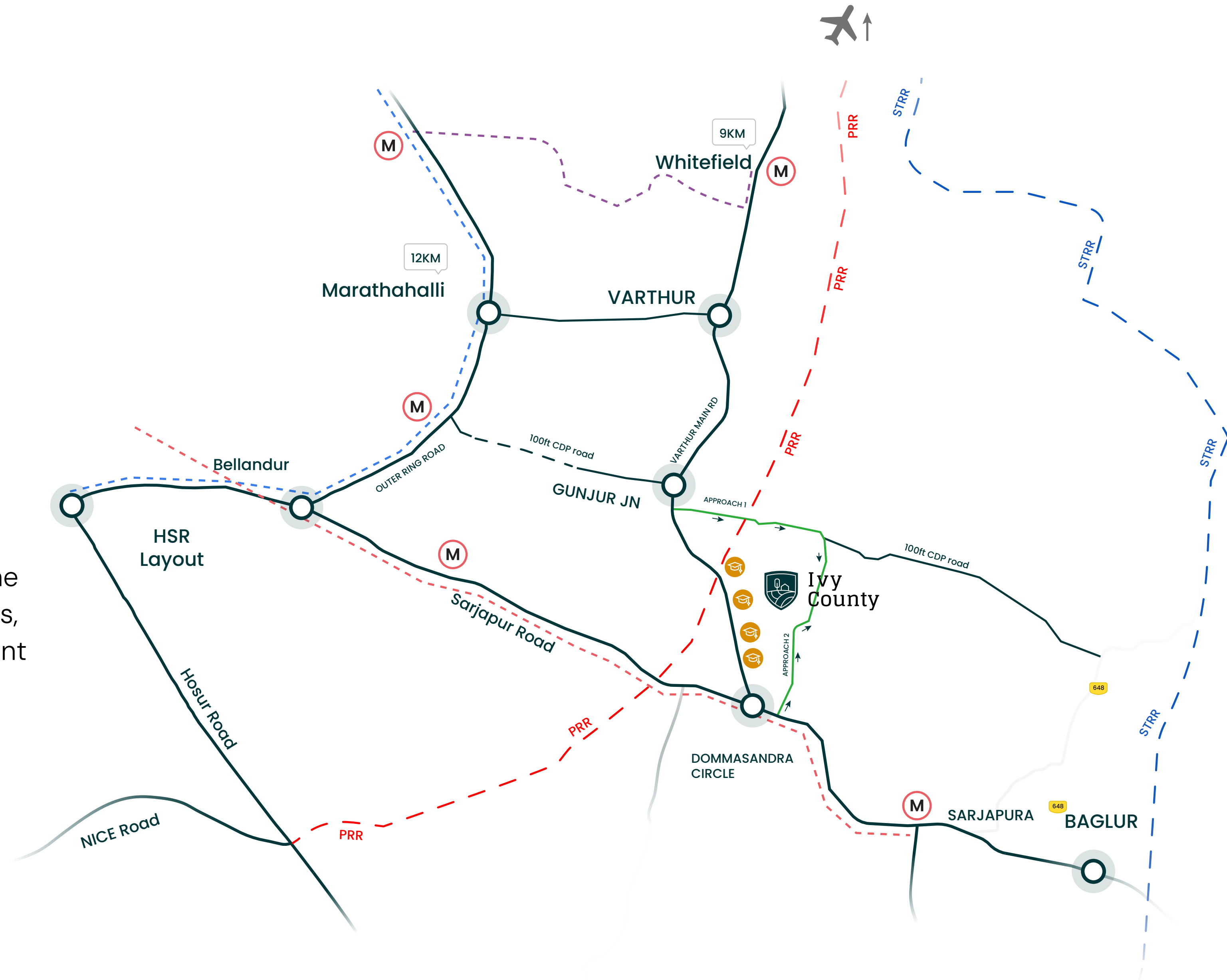
AN IDEAL RESIDENTIAL CORRIDOR

Home to top-tier schools and seamless connectivity to workplaces in ORR, Whitefield, and Sarjapur Road, this area boasts exceptional infrastructure development, making it an ideal location to build your dream home.



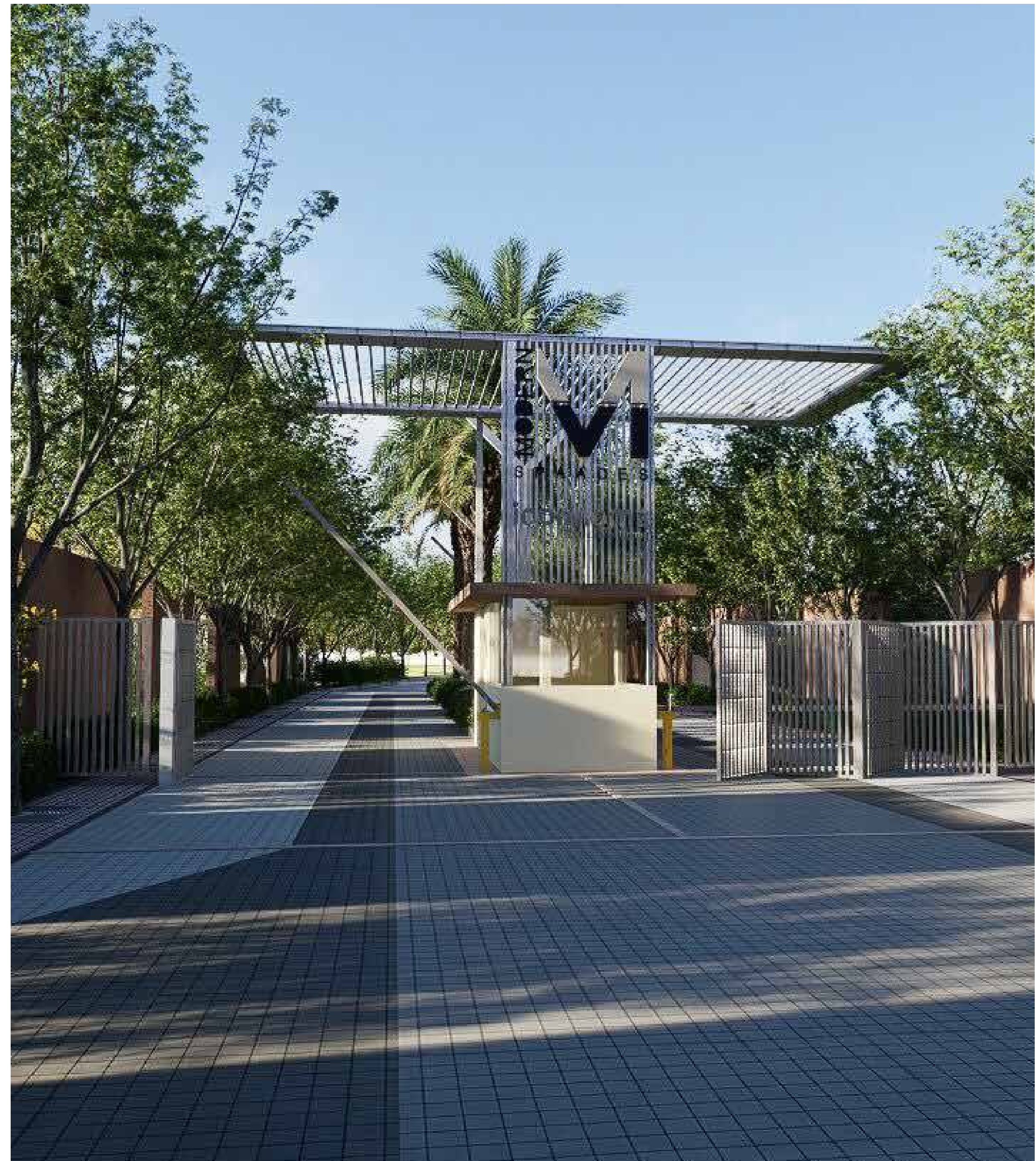
A HIGH-GROWTH APPRECIATION HUB

Significant infrastructure developments, including the interconnection of IRR, PRR and STRR with CDP roads, make this area an ideal choice for property investment with high potential for value appreciation.



CUSTOMIZATION FREEDOM

This premium residential plots, offer the unique advantage of creating a custom-designed villa, tailored to your lifestyle and preferences, within a well-planned plotted community.





LOCALLY SOURCED NATURALLY BEAUTIFUL

Every corner has been crafted with treasures from the land itself. Stones and boulders shaped into cozy seats, gentle steps that feel like they’ve always belonged.



Seating Alcove



View Deck



Senior's Pavilion



Kid's Adventure Play Area



Jogging Loop



Multi-Purpose Sports Court



Image For Representation Only

A SANCTUARY OF NATIVE ROOTS

Each native tree stands strong and resilient, deeply rooted in the enduring strength of the land, reflecting the solid foundation and timeless appeal of this exceptional real estate development.



Adventure/Nature Trail



Tree of Life



Overlooking Yoga Deck



Forest Grove (Fruit Bearing Trees)



Flower Garden



Community Garden



~50k sq.ft CLUBHOUSE

Experience luxury at its finest in our 50,000 sq.ft. clubhouse, complete with world-class amenities.

Unwind, entertain, and connect in style."

- Home Theatre
- Squash Court
- Badminton Court
- Multipurpose Hall
- Semi Covered Cafe
- Swimming Pool
- Library
- Table Tennis
- Billiards
- Guest Rooms
- Fitness Centre
- Aerobic Deck







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MODERN
SPACES

Ivy county, sy no 18/2, ramanayakanahalli village, sarjapura hobli,
varthur-sarjapur rd, bengaluru urban, karnataka – 560087

9008 288 288