



SEEK RARITY, SEEK SOLITAIRE



SHRIRAM
 **SOLITAIRE**
*
YELAHANKA NEW TOWN



**THE RARITY CALLED
PERFECTION!**

When the
hustle gets to you,



Seek to find the
right solitude.

When the day
seems to drag on,



Seek to find a
harmonious end to it.

When the colour
becomes hazy,



Seek to find the blissful
greens, blues and yellows.

Drive along the banks of Veerasagara Lake, just minutes away from Yelahanka.
The vibrant greens gradually part to reveal the beginnings of our Solitaire!



YELAHANKA NEW TOWN

The Fastest
Growing Corridor in the North.

CONVENIENCE AT THE CLOSEST



Healthcare Facilities

Navachethana Hospital
5 Mins

I-AIM
5 Mins



Educational Institutions

Nagarjun Vidyaniketan
5 Mins

Royal Concorde
International School
5 Mins

Nagarjuna PU College
5 Mins



Employment Hubs

Kirloskar Tech Park
25 Mins

Apparel Park
25 Mins

Brigade Magnum
20 Mins





RARITY OF SEAMLESSNESS



Located in North Bengaluru right beside the Veerasagara Main Road to Attur Layout, Yelahanka New Town.



15 mins to Yelahanka Junction and Kodigehalli Railway Station.



Connectivity to major transit points like NH-9, NH-7, KIAL, Hebbal, Mekhri Circle and 30 mins to Outer Ring Road.



Close proximity to major employment zones like Manyata and Kirloskar Tech Parks, Apparel Park, Brigade Magnum, KIAL and the Doddaballapura Industrial Area.



RMZ Galleria and Esteem Mall are close to the location.



Kempegowda International Airport is a 35 mins journey.



YELAHANKA

THE NEWFOUND RARITY

COMMUTE



High-frequency local buses are in plenty, and Yelahanka Junction provides a railway network from the locality to various other railway stations in Bengaluru.

OPEN GREENS



North of Bangalore, flanked by national highways, greenery, and lakes, has quickly developed into a highly sought-after business and residential neighbourhood.

LIFESTYLE



Abundance in supermarkets, and budget stores ensures that residents have the option of staying amidst soul-soothing greenery yet do not lack for the necessities.

CONVENIENT EXCLUSIVITY



Healthcare facilities

- Dr. Aggarwals Eye Hospital
10 Mins
- Columbia Asia Hospital
25 Mins
- Baptist Hospital
20 Mins
- Aster CMI
20 Mins



Educational institutions

- Kendriya Vidyalaya
10 Mins
- Mallya Aditi International School
10 Mins
- BMSIT College
12 Mins



Employment hubs

- KIADB Industrial Area
35 Mins
- Manyata Tech Park
30 Mins
- Ecospace
30 Mins



Hotels & resorts

- Lumbini Garden
25 Mins
- Ramanshree Clifornia Resort
5 Mins
- Angsana Oasis Resort
20 Mins
- Royal Orchid
10 Mins
- Nandi Hills
50 Mins



**RARITY IS
LOOKING NORTH**

DESTINATION NORTH

37-km brown line metro from Carmelaram will be connected to Yelahanka by Metro Phase 3, and 39-km blue line from KR Puram will be connected to Bengaluru International Airport by Metro Phase 2B.

The upcoming Namma Metro Line-5 (Central Silk Namma Metro Board-KIA Terminal) with stations in Hebbal, Yelahanka, and Jakkur Cross, will significantly impact & enhance the investment potential of North Bangalore, along with connectivity to other parts of the city. The completion deadline for the metro corridor is mid-2025.

The Karnataka Government has also approved a 29.62-km long extension of Line 4 (Gottigere-Nagawara) to Kempegowda International Airport under Phase 2B of Namma Metro.

The approved Airport Link Extension would pass through Yelahanka and is expected to be completed by 2023.

The proposed 6-lane Satellite Town Ring Road (STRR) will link the Airport Road Corridor with the cities of Doddaballapur, Tumkur, Hosur, and Kanakapura.

Aerospace SEZ, IT & Hardware Park, and Devanahalli Business Park will all be built on 1900 acres set aside by the KIADB.

The proposed 65-km PRR (Peripheral Ring Road) will be a quicker alternate route to reach the Airport Road Corridor from Electronic City, Sarjapur Road, and KR Puram.

Nearly 15 million sq. ft. of new office space is being added in the region, which is expected to generate around 2 lakh new jobs.





RARITY IS LOOKING NORTH

Contemporary lifestyle amenities
accompanied by a blissfully calm retreat.



A FULLY LOADED CLUBHOUSE
with modern amenities

OUTDOOR AMENITIES

A range of amenities in the open greens for fitness, leisure and relaxation.



Swimming Pool



Jogging Track



Kids' Pool



Gazebo



Party Area



Open Amphitheatre



Kids' Play Area



Tennis Court





INDOOR AMENITIES

For the much needed fun & recluse.



Swimming
Pool



Yoga Area



Badminton
Court



Gym



Multipurpose
Hall



Billiards
Room



Soccer Area



Table Tennis
Court

**RARITY OF DESIGNS
THAT INSPIRE**

A PROJECT THAT SHINES

On with a number features



A spread
of 4 acres



264 luxurious
apartments



2 & 3 BHK
homes



Great
designs



Various
ticket sizes



**RARITY THAT INSPIRES
YOU TO STAND OUT**



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