



**TUNGABHADRA**  
DEVELOPERS



VANI  
VILAS

# Vani Vilasa

(Residential Apartments)

Experience Unmatched Luxury with

**Premium Amenities**





## INTRODUCTION TO VANI VILASA

Tungabhadra Developers was established with the benign blessings of Their Holinesses of Sri Sharada Peetham Sringeri. On being showered with their divine blessings, The Tungabhadra Developers proudly presents its landmark project "VANI VILASA."

The sacred Bhoomi Pooja was performed on the highly auspicious occasion of Vijayadashami day of 2025, the day as ordained by Sri Sannidhanam of Sri Sharada Peetham. The momentous unveiling of VANI VILASA was subsequently graced by the glorious, august, and divine presence of Sri Sannidhanam, bestowing spirited sanctity to the venture.

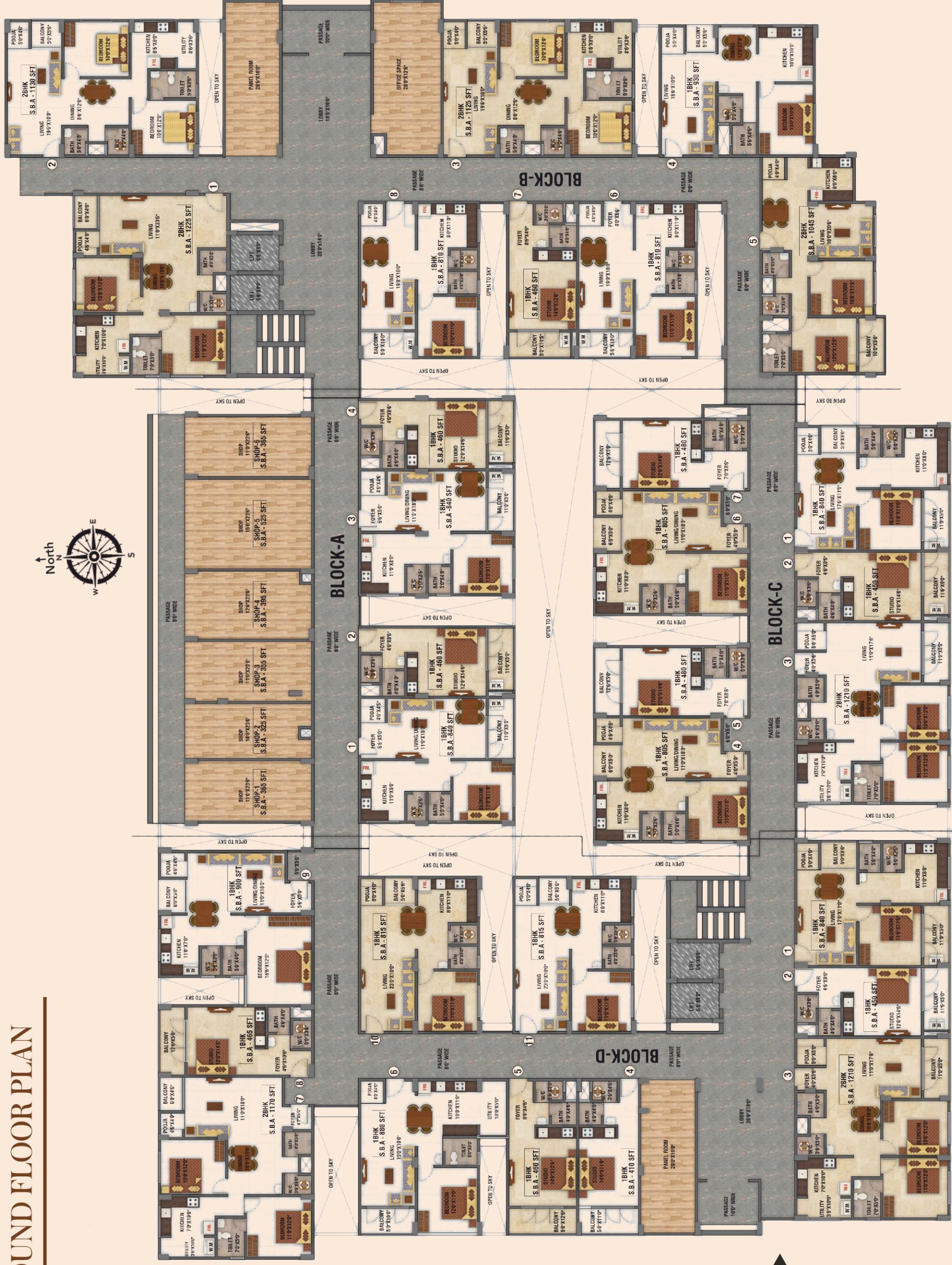
VANI VILASA is a luxury eco-conscious enclave nestled with residential apartments beside the serene Tunga riverfront, offering you a haven of beauty and tranquility with abundant space and modern comfort. VANI VILASA has been planned and strategically chosen in its location in such a way that it not only surrounds the entire holy and scenic views of Sringeri town, but will undoubtedly leave an indelible impression in the minds of residents that it is truly the choice for peaceful living with modern amenities amidst a serene and divine atmosphere.







# GROUND FLOOR PLAN



# TYPICAL FLOOR PLAN



# PLAN

## GROUND FLOOR PLAN

BLOCK - A	
SHOP NO.	AREA
SHOP 1	365
SHOP 2	325
SHOP 3	355
SHOP 4	395
SHOP 5	525
SHOP 6	365
<b>TOTAL</b>	<b>5,195</b>

FLAT NO.	TYPE	AREA
FLAT 1	1 BHK	460
FLAT 2	1 BHK	840
FLAT 3	1 BHK	460
FLAT 4	1 BHK	840
<b>TOTAL</b>		<b>2,600</b>

BLOCK - B		
FLAT NO.	TYPE	AREA
FLAT 1	2 BHK	1225
FLAT 2	2 BHK	1130
FLAT 3	2 BHK	1125
FLAT 4	1 BHK	880
FLAT 5	2 BHK	1045
FLAT 6	1 BHK	810
FLAT 7	1 BHK	460
FLAT 8	1 BHK	810
<b>TOTAL</b>		<b>7,485</b>

BLOCK - C		
FLAT NO.	TYPE	AREA
FLAT 1	1 BHK	840
FLAT 2	1 BHK	450
FLAT 3	2 BHK	1210
FLAT 4	1 BHK	805
FLAT 5	1 BHK	480
FLAT 6	1 BHK	805
FLAT 7	1 BHK	480
<b>TOTAL</b>		<b>5,070</b>

BLOCK - D		
FLAT NO.	TYPE	AREA
FLAT 1	1 BHK	840
FLAT 2	1 BHK	450
FLAT 3	2 BHK	1210
FLAT 4	2 BHK	1265
FLAT 5	1 BHK	460
FLAT 6	1 BHK	880
FLAT 7	2 BHK	1240
FLAT 8	1 BHK	465
FLAT 9	1 BHK	900
FLAT 10	1 BHK	815
FLAT 11	2 BHK	815
<b>TOTAL</b>		<b>8,415</b>

## TYPICAL FLOOR PLAN

BLOCK - A		
FLAT NO.	TYPE	AREA
FLAT 1	2 BHK	1230
FLAT 2	1 BHK	465
FLAT 3	1 BHK	900
FLAT 4	1 BHK	840
FLAT 5	1 BHK	460
FLAT 6	1 BHK	840
FLAT 7	1 BHK	460
<b>TOTAL</b>		<b>5,195</b>

BLOCK - B		
FLAT NO.	TYPE	AREA
FLAT 1	2 BHK	1280
FLAT 2	2 BHK	1225
FLAT 3	1 BHK	900
FLAT 4	1 BHK	465
FLAT 5	2 BHK	1220
FLAT 6	1 BHK	930
FLAT 7	2 BHK	1165
FLAT 8	1 BHK	810
FLAT 9	1 BHK	460
FLAT 10	1 BHK	810
<b>TOTAL</b>		<b>9,265</b>

BLOCK - C		
FLAT NO.	TYPE	AREA
FLAT 1	1 BHK	840
FLAT 2	1 BHK	450
FLAT 3	2 BHK	1210
FLAT 4	1 BHK	805
FLAT 5	1 BHK	480
FLAT 6	1 BHK	805
FLAT 7	1 BHK	480
<b>TOTAL</b>		<b>5,070</b>

BLOCK - D		
FLAT NO.	TYPE	AREA
FLAT 1	1 BHK	840
FLAT 2	1 BHK	450
FLAT 3	2 BHK	1210
FLAT 4	2 BHK	1265
FLAT 5	1 BHK	460
FLAT 6	1 BHK	880
FLAT 7	2 BHK	1240
FLAT 8	1 BHK	465
FLAT 9	1 BHK	900
FLAT 10	1 BHK	815
FLAT 11	2 BHK	815
<b>TOTAL</b>		<b>9,340</b>



## STRUCTURE

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- Built with durable design for lasting strength and safety.
- Uses premium concrete and steel for reliability.
- Sustainable and energy-efficient construction.
- RCC framed structure (Seismic Zone – II).
- Internal wall with 6" AAC Blocks & 6" Concrete Solid Block For all bathroom ledges Bathrooms.
- External wall with 6" AAC Blocks.



## FLOORING

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- Entrance ground floor lobby: Vitrified anti-skid tiles.
- Other floors: Vitrified anti-skid tiles.
- Living hall: Vitrified anti-skid tiles.
- Staircase: Rough granite.
- Balcony: Vitrified anti-skid tiles.



## BEDROOM

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- UPVC windows with mosquito net.
- Provision for AC and computer points in master bedroom.
- OFC in living and master bedroom.
- Vitrified anti-skid tiles for flooring.
- Godrej locks with SS hardware fittings.



## SECURITY

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- CCTV in all the floor corridors, parking, office, and around the property
- 24hrs security at the gate
- Night watch man
- My gate app security
- Generator supply for common areas, lights & fans in flats.



## KITCHEN

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- Granite platform with stainless steel sink.
- Dado 2' above platform.
- Points for instant water filter, mixer grinder, electric chimney and fridge.



Outdoor children play area



Medical room facility



Gym room at the top floor

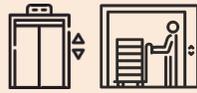


Walk way around the river with garden chairs

# AMENITIES

Discover a peaceful retreat at VANI VILASA, where soothing comfort blends effortlessly with a serene, thoughtfully designed environment. Lounge by the pool as gentle breezes and tranquil surroundings wash away the stresses of everyday life, creating a true sense of escape. Every detail of the space is crafted to promote relaxation, balance, and peace of mind, offering a seamless harmony between natural beauty and contemporary living.

Whether you're savoring a quiet afternoon by the water, enjoying slow moments under open skies, or simply taking in the calming ambiance, VANI VILASA invites you to pause and breathe. It's more than just a place — it's a sanctuary where you can unwind, recharge your energy, and reconnect with yourself in comfort and style.



3 Nos. – 8 passenger ultra-high speed passenger lifts & 1 goods-service lift



Common car parking facilities



24 hrs generator backup for common area, lifts and flats



Reticulated cooking gas system for safety and easy maintenance



Hot water provision in kitchen and bathrooms



Centralised drinking water (mineralised) to the kitchen



Flats with ample cross ventilation and natural light



A multi-purpose hall for celebrating small occasions and parties



OFC Cable Facility



Medical Room with basic facilities

T&C\*



E V Bus Facility to temple

T&C\*



Individual working cabinets (2 Nos.) at the terrace with Wi-fi facility.



E V Charging Point



Neighbourhood Shops

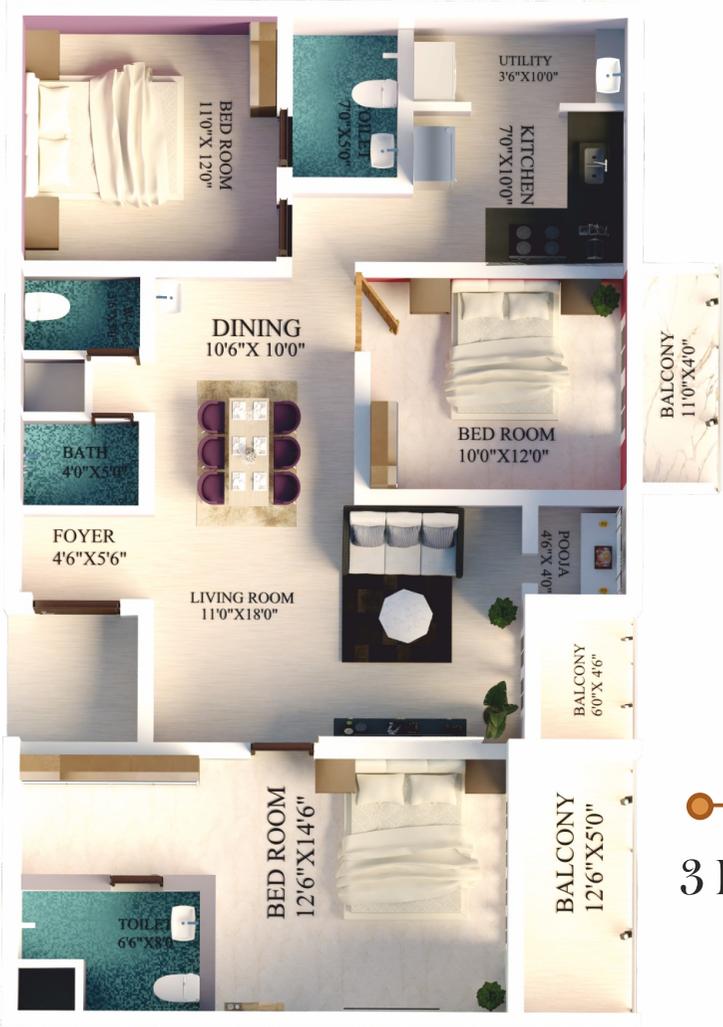


Borewell and well water supply



24 hrs Water Supply

# FLOOR PLAN



Customised Plan\*

3 BHK



2 BHK





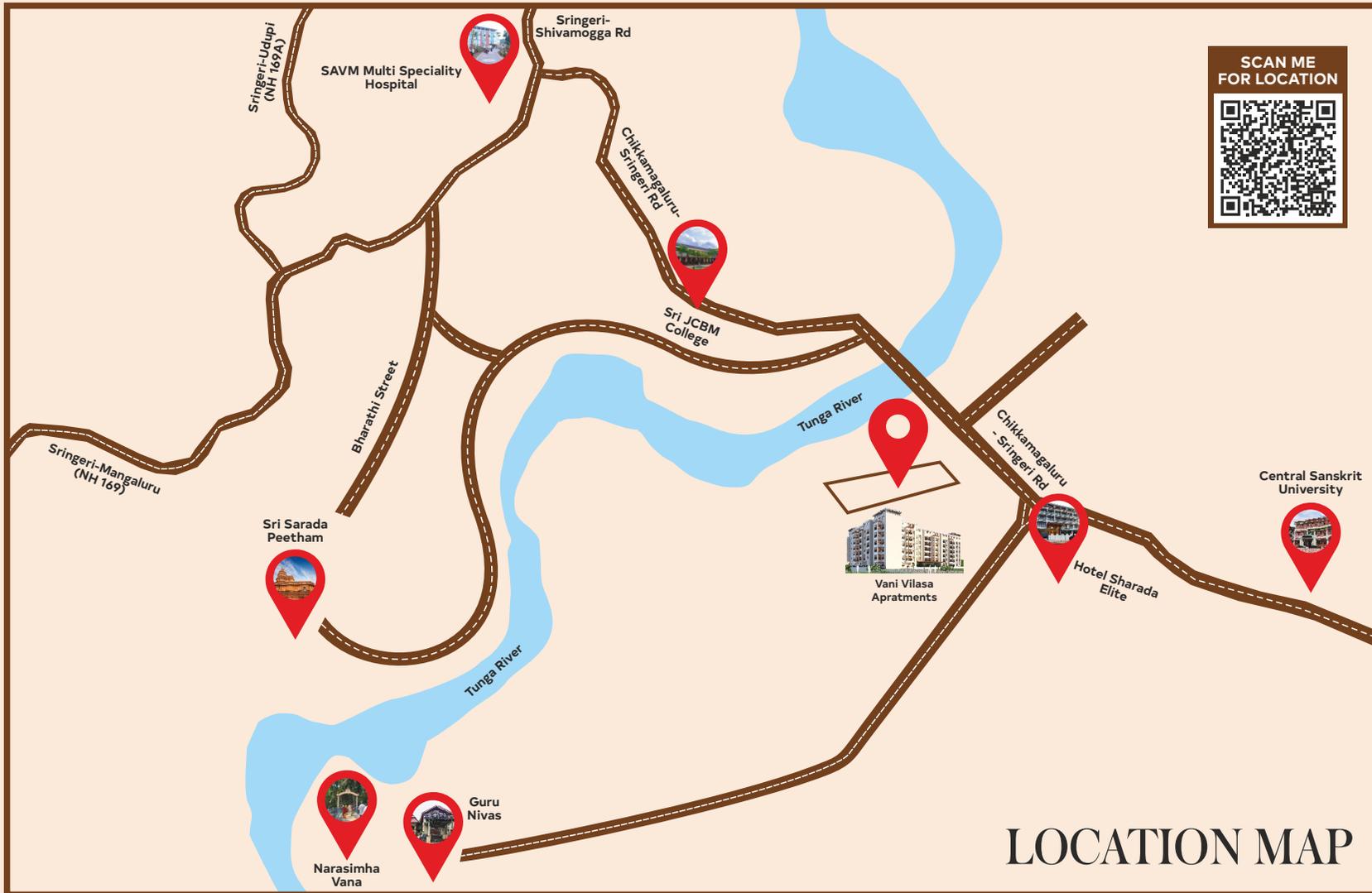
1 BHK



STUDIO

OUR OTHER PROJECT  
GURUKRUPA APARTMENTS, SRINGERI





## Distance from Vani Vilasa Apartment

Hotel Sharada Elite	40 m
Central Sanskrit University	750 m
Sri JCBM College	750 m
SAVM Multi Speciality Hospital	1.9 km
Sri Sarada Peetham	1.5 km
Guru Nivas	1.0 km

### Promoters

## Tungabhadra Developers

Gurukrupa Apartments  
Vidyaranyaपुरa Road, Sringeri - 577 139

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### Engineers & Architects

## A G Associates

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Near Brahmagiri Circle, Udupi - 576 101

0820-253 3855 / 0820-253 3866



### Legal Adviser

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