

# Nirman *Villas*

*Affordable Housing - A Choice of Stylish Designs*



Independent villas in the naturally beautiful, uncongested and unpolluted Nisarga, Nandanavana and Nirmal Nagar townships, off Bannerghatta Road.

Only 50 villas available on a first come, first serve basis. Option of single or double storey in stylish designs at surprisingly affordable prices ranging from ₹ 31 lakhs to ₹ 65 lakhs including site cost.

#### **Features:**

- Land area 1200-1800 sft
- Built-up area 1200-1850 sft
- 2 & 3 Bedrooms with attached Bathrooms
- Hall, Dining room, Kitchen, Pooja
- Garden • Car parking, etc.

#### **Amenities:**

- Clubhouse & Jogging Track
- Swimming Pool & Gym
- Indoor Sports Complex
- Outdoor Stadium
- Shopping Complex
- Boating Lake
- Auditorium
- Restaurant / Party Hall
- Guest House
- Bank
- Temples & Healthcare
- 24/7 Security, etc.

**Few sites also available in dimensions 30'x40', 40'x60' and 50' x 80'.**



**Free site visits everyday**

**NIRMAN SHELTERS (B) PVT. LTD., DEVELOPERS & BUILDERS**

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