



SMILEE

Celestial

Near Electronic City, Off Hosur Rd, Bangalore
50 acres, Residential Township Villa Plots



SMILEE CELESTIAL

Blue Valley projects are true reflections of our clients' precious sentiments of beautiful life spaces that form the perfect backdrop for contentment. Blue Valley Properties brings you meticulously planned and aesthetically designed luxury rich residential township for you to live life to the fullest. Smilee Celestial is a fully integrated affluent community of private, peaceful and refreshing homes set amidst lush plantations. Come, discover the best of both worlds – serene and fresh home base and the metropolitan advantages of Bangalore city, at *Smilee Celestial*.

PROJECT BRIEF

Area	:	50 Acres
Villa Plot Size	:	1500-4000 sft
Approval	:	Under Progress by BMRDA

AMENITIES & FEATURES

- Fully equipped Club House
- Swimming pool
- Well equipped Gym
- Multi-purpose hall
- Squash, Badminton, Volleyball, Basketball and Lawn Tennis courts
- Table Tennis & Billiards
- Jogging Track
- Kids play area
- Wide roads with avenue style plantation
- Underground electrical cabling
- Water treatment plant
- Rain water harvesting
- Well laid sewage lines
- Sewage treatment plant
- All round compound wall
- Multi-layered security system.

BLUE VALLEY PROPERTIES: #41, Nandidurga Main Rd, Jayamahall Extn., Bangalore - 46.

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Blue Valley Properties Pvt. Ltd.



Smilee Celestial

Premium Residential Township

Blue Valley Villas at Smilee Celestial reflect the innovative approach of Blue Valley to bring in life spaces well suited to modern needs. Occupying a stretch of 80 acres at a verdant pocket of Bangalore at Hosur Road, Smilee Celestial is a restful township where luxurious privacy meets refreshing Nature. The enclave comprises villa plots and global recreational facilities which meet all requisites of privileged lifestyles. The Villas on offer come in different models designed by world class architects to suit your tastes. Each residential domain is placed in its own self-contained compound in which plantation crops are grown to create a restful and invigorating ambience.

Features

Catering to your rejuvenation and recreation

Smilee Celestial not only brings you the ideal home, it also offers a diverse array of facilities to provide leisure activities and entertainment facilities for every member of your family. Your overall well-being is looked after by world class amenities which include:

- In-house, state-of-the-art Swimming Pool
- Club House
- Card Room
- Tennis and volleyball courts
- Jogging Track
- Children's Play Park
- Gym & Health Spa

Villas

Homes designed around your desires

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SMILEE CELESTIAL VILLAS

Havens of privacy and relaxation

- Concept based on luxurious, upper-class country homes
- Detached suburban dwellings
- Free-standing in a landscaped plot of ground
- Exclusivity of private spaces amidst a lush green backdrop.
- Available in Roman, Classical, Oriental, Kerala & Post - Modern models

For More Details Contact: Thomas Nixon – 9986182171

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Infrastructure

Planned to Perfection

➤ **ROADS**

The township has 60 ft. wide Main Roads & 40 ft. wide Cross Roads which are asphalted and well lit. Palm and other flower bearing trees are planted on both sides of the avenues providing a refreshing green cover to the entire project. Lighting is provided by solar powered street lights which make good use of a natural resource while reducing maintenance cost and eliminate the hassle of power cuts.



➤ **POWER SUPPLY**

A well-knit power supply network runs throughout the entire project catering to all electricity needs of the community.



➤ **WATER SUPPLY**

7 Bore wells within the property take care of the water supply needs. Water from the bore wells is pumped into a Water Treatment Plant which is then transformed into potable water. Using the hydro-pneumatic system, this water is conveyed through a well-laid out pipeline to each of the plots for the use of the residents. Yet another pipeline brings in recycled water for gardening and cleaning purposes thus minimizing wastage of precious drinking water.



➤ **SEWAGE**

Underground sewage has been provided for using high quality material. A Sewage Treatment Plant recycles waste water and makes it available for various purposes other than drinking. SAV I thus work on a model of self-sufficiency and endeavor to be as environmental friendly as possible.



➤ **ECO-FRIENDLY MEASURES**

Solar power is harnessed through adequate arrangements for lighting up street lamps and electrifying the barbed wire on top of the compound wall. Rainwater Harvesting ensures that enough water to last 120 days of the year is collected from natural resources.



Gardens, parks, avenue trees and other forms of greenery are planted at various parts of the township so as to nurture a fresh and healthy environment.

➤ **SECURITY**

Multi-layered security has been painstakingly created through security personnel, electronic alarms, and electrified barbed wire on top of a 7 foot high concrete compound wall, ensuring total safety for the community 24x7.



➤ **CIVIC AMENITIES**

As per regulations, ample space has been set aside for outlets catering to the civic needs of the people within the gated township. This will have daily need shops, pharmacy, and other amenities as decided by the Association of residents.



➤ **CONNECTIVITY**

Utilities such as Telephone and Cable network and Wi-Fi and video on demand will be catered to within the township in order to take care of comprehensive needs.



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Layout Plan



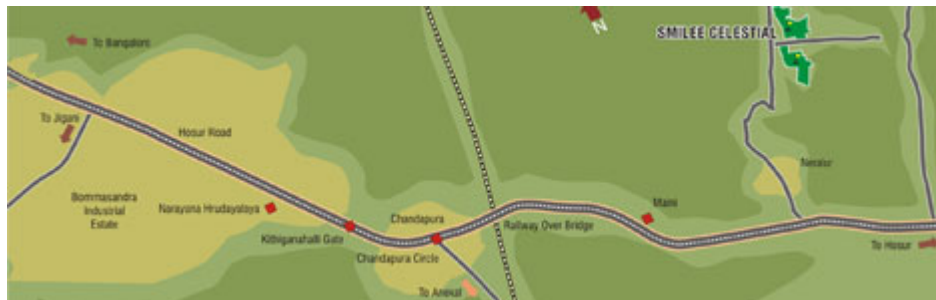
Location

Ideal connectivity

Located just off Hosur Road near Chandrapura, Smilee Celestial Township places itself in close proximity to the 'Knowledge Industries Corridor' comprising of Electronic City, Software Parks, Bio-Tech Companies, BPOs and medical tourism locations such as Narayana Hrudayalaya, making it an ideal choice for those seeking a home amidst one for the most happening part of Bangalore.

With Hosur Road emerging as a high potential location for investment and growth, it makes immense sense to own a piece of land at Smilee Celestial or even build a heavenly home to live in.

Route Map



Project by;
Blue Valley Properties Pvt Ltd

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