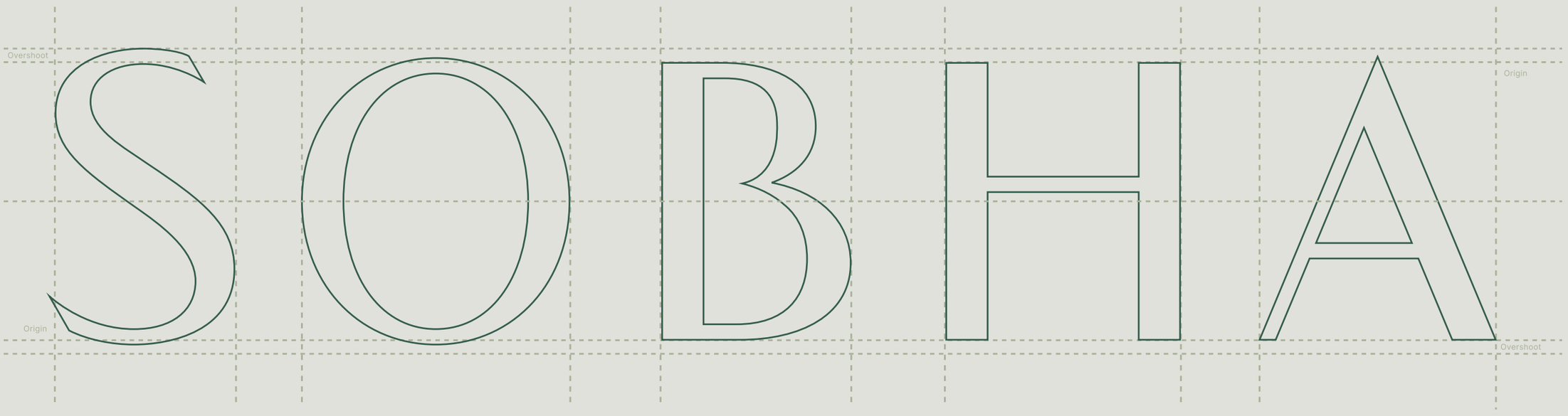
SOBHA AYANA

AT DREAM ACRES

Estd.
1995



Passion.
Inked with Perfection.

SOBHA has crafted over 548 iconic projects in residential, commercial and contractual spaces spread over 136.68 million sq. ft. by paying minute attention to detail – in systems, processes, and design. With a steadfast approach to deliver impeccable quality, SOBHA performs 1,456 quality checks before handover.

29 Years of
Passion at Work

Over 230
Prestigious Awards

Strong Workforce
14,000+ Employees

National Footprint
27 Cities in 14 States

As of March 2024.

Pioneering Self-reliance.

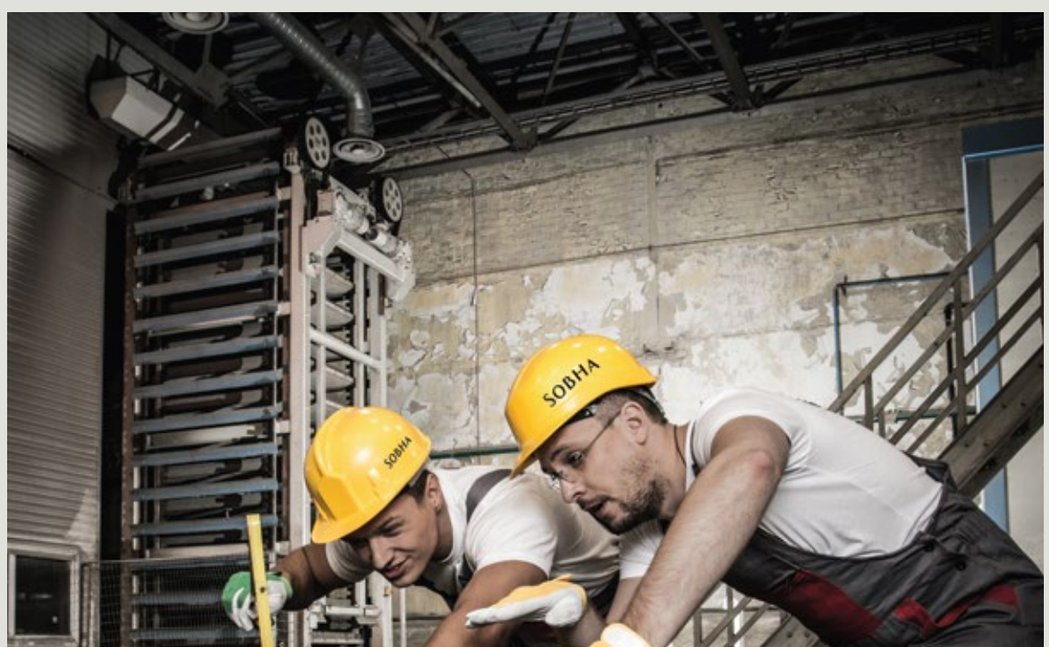
SOBHA introduced the concept of backward integration in the real estate industry, bringing the finest together – from precision engineering to innovative design, and from superior concrete products, glazing & metal works to top-notch interiors. This philosophy allows SOBHA to provide unmatched quality to its customers. This has been captured as a case study featured in Harvard Business Review.



Interiors Division
3,75,000 sq. ft.



Precast Facility
73,000 sq. ft.



Concrete Products Division
55,000 sq. ft.



Glazing & Metal Works Division
1,00,000 sq. ft.

Concept Images

Contemporary Living in Tropical Utopia.

As the sun's warm glow intensifies on the expansive 81 acres of SOBHA Dream Acres, the lingering mist from the night before gracefully dissipates, unveiling a mesmerising display of verdant beauty. The lush foliage glistens with dew, and the melodious symphony of birdsong fills the air, creating a captivating harmony that soothes the soul.

Introducing SOBHA Ayana - your last chance to be part of this exclusive community.



Artist’s Impression

Opulence blossoms in this realm as SOBHA Ayana, adorning an outstanding design, a naturally earthy façade and an abundance of amenities. Built on the principles of modern tropical architecture, this haven effortlessly fuses contemporary luxury with the enchanting carpet of green.

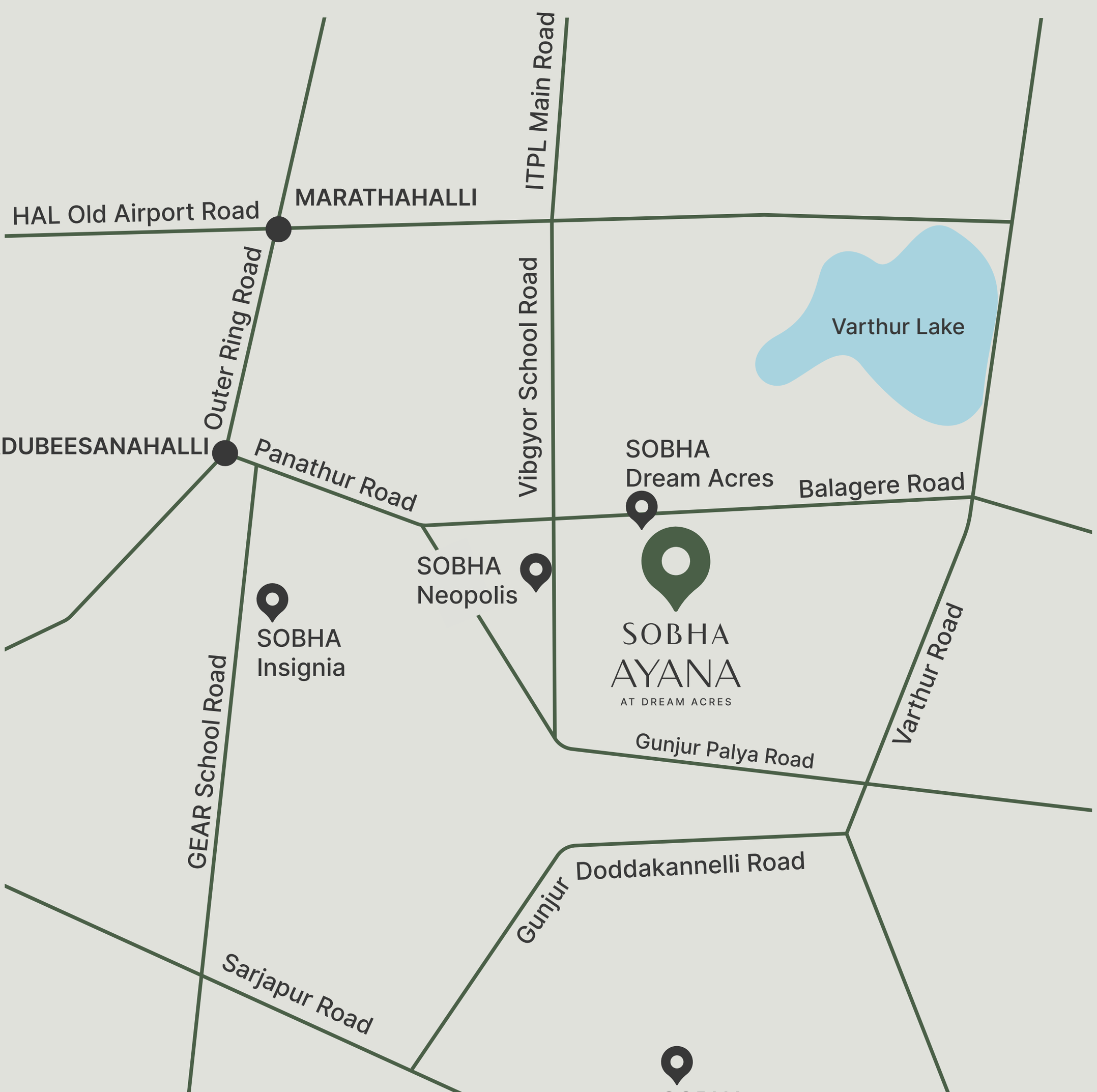
Encompassing over 6 sprawling acres of land, with 3 acres dedicated to vibrant forestscapes, SOBHA Ayana presents an opportunity for those yearning to commune with nature amidst the city's urban sprawl.



Artist's Impression

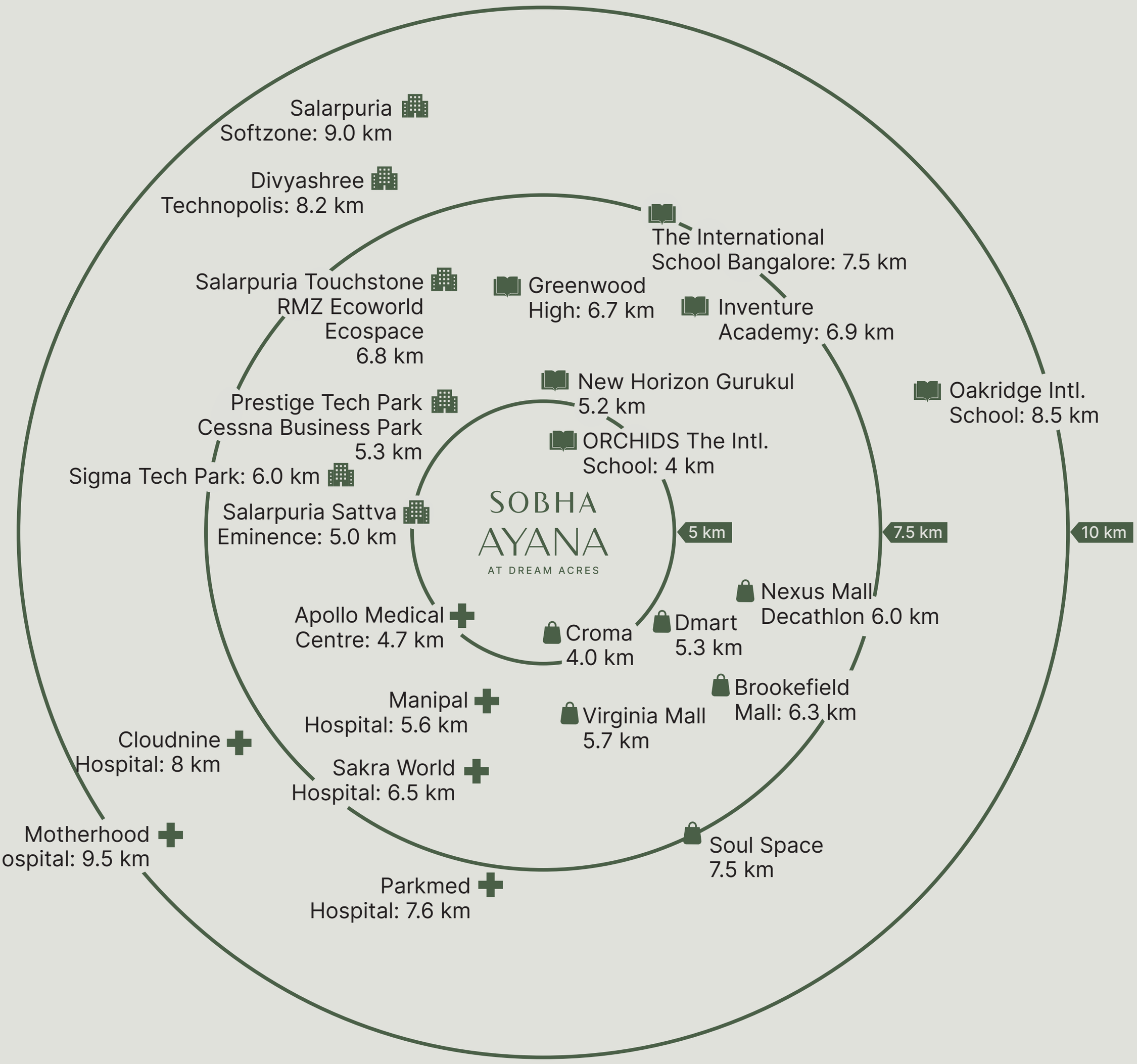
Live Connected.

Panathur, a coveted destination for those seeking the ultimate in accessibility. Situated near the Outer Ring Road, Bengaluru's bustling IT hub, the region emerges as the perfect locale for the city's workforce.



Immersed in Conveniences.

Experience the effortless flow of life when all your needs are within reach. Nestled near Panathur Main Road, SOBHA Ayana is surrounded by Bengaluru's top schools, hospitals, IT parks, shopping malls, and other key areas in the city. Embrace the luxury of having everything you desire just a stone's throw away.



Developments in the Horizon.

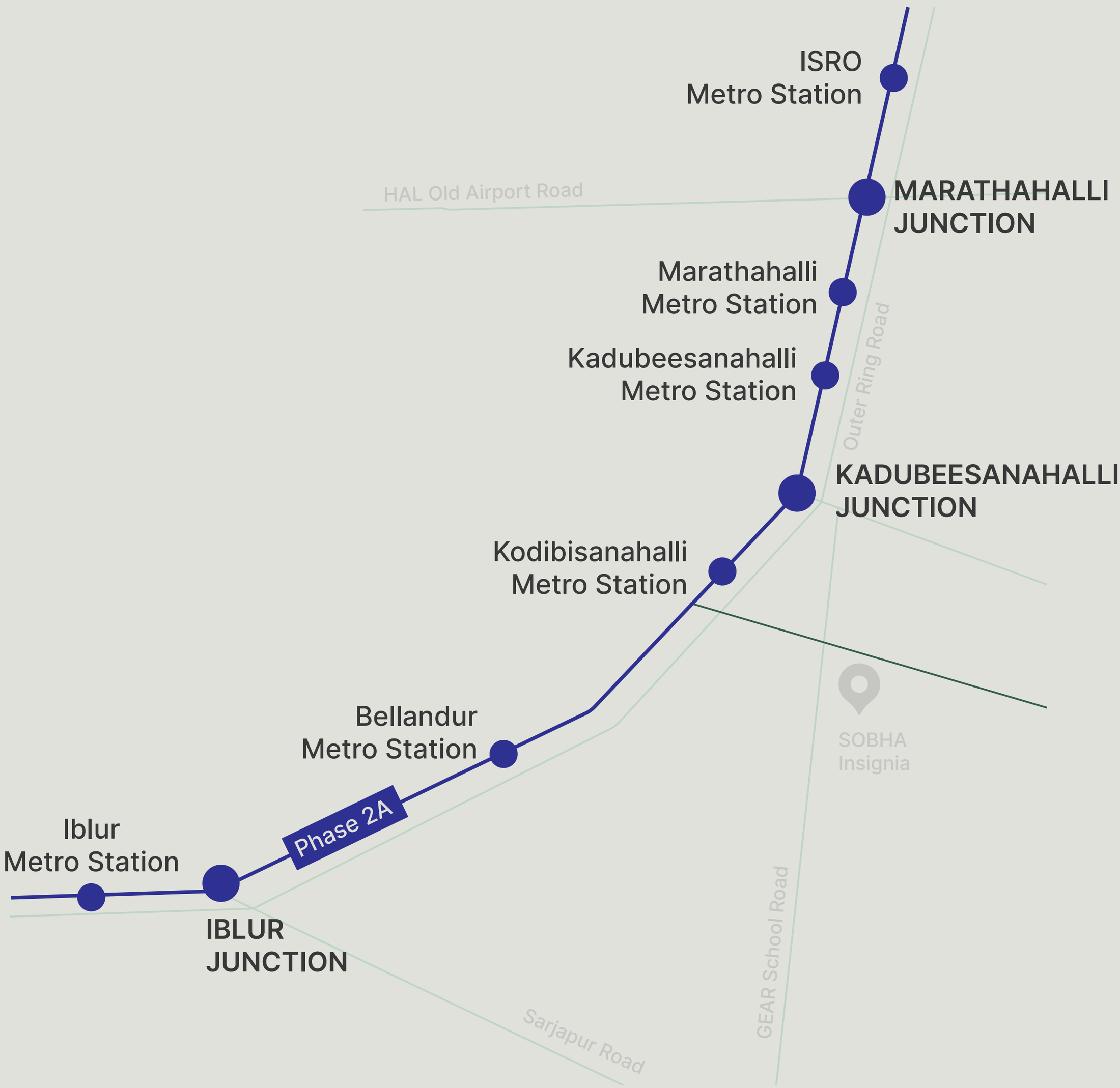
Scheduled for completion by 2025, the Namma Metro Phases 2A and 2B are set to revolutionise transportation in Bengaluru. Connecting Panathur to numerous workspaces, these phases will dramatically improve access to key areas in the eastern, southern, central, and northern parts of the city.

Proposed 2A route:

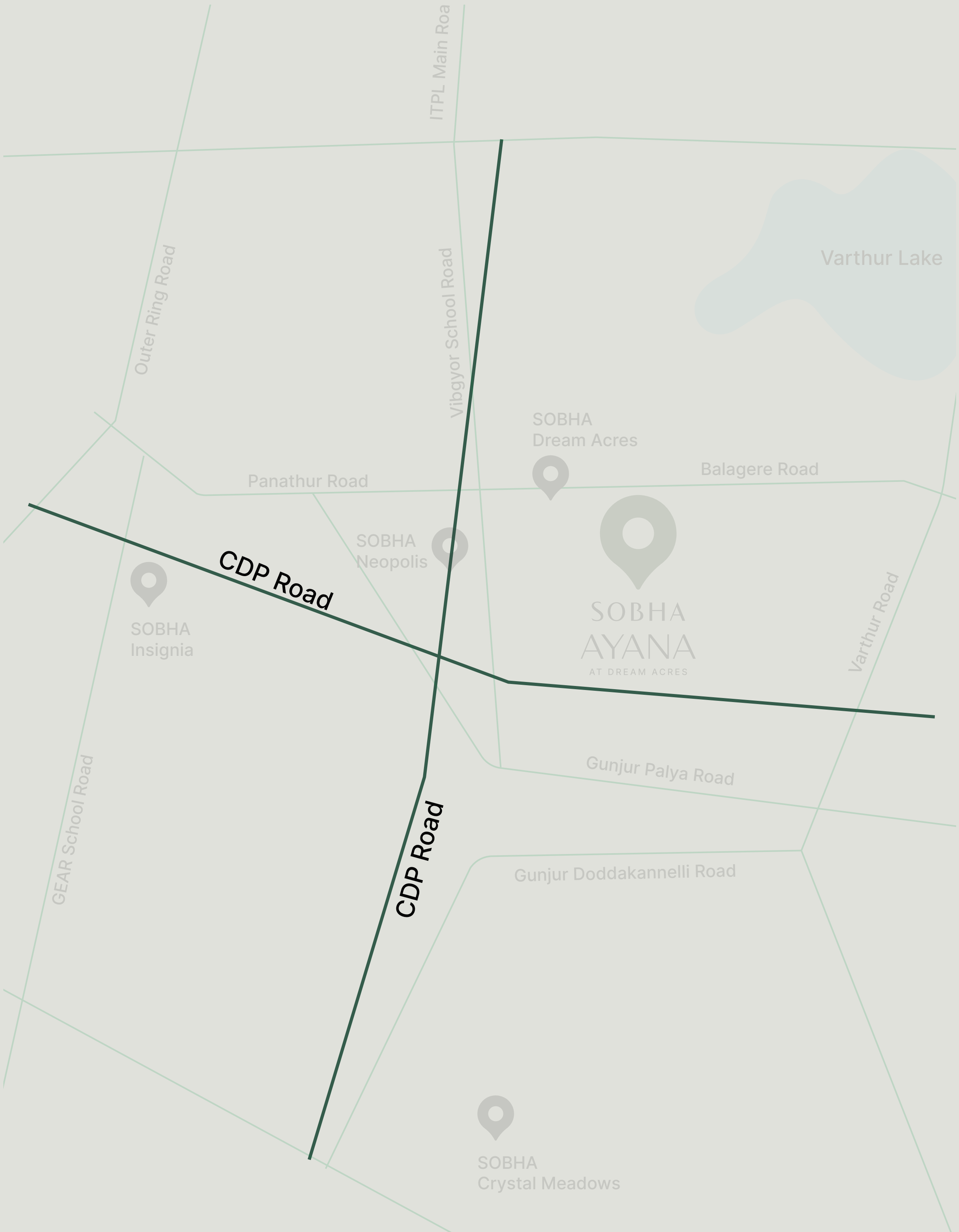
Silk Board-Kadubeesanahalli-KR Puram

Proposed 2B route:

KR Puram-Hebbal-Kempegowda International Airport

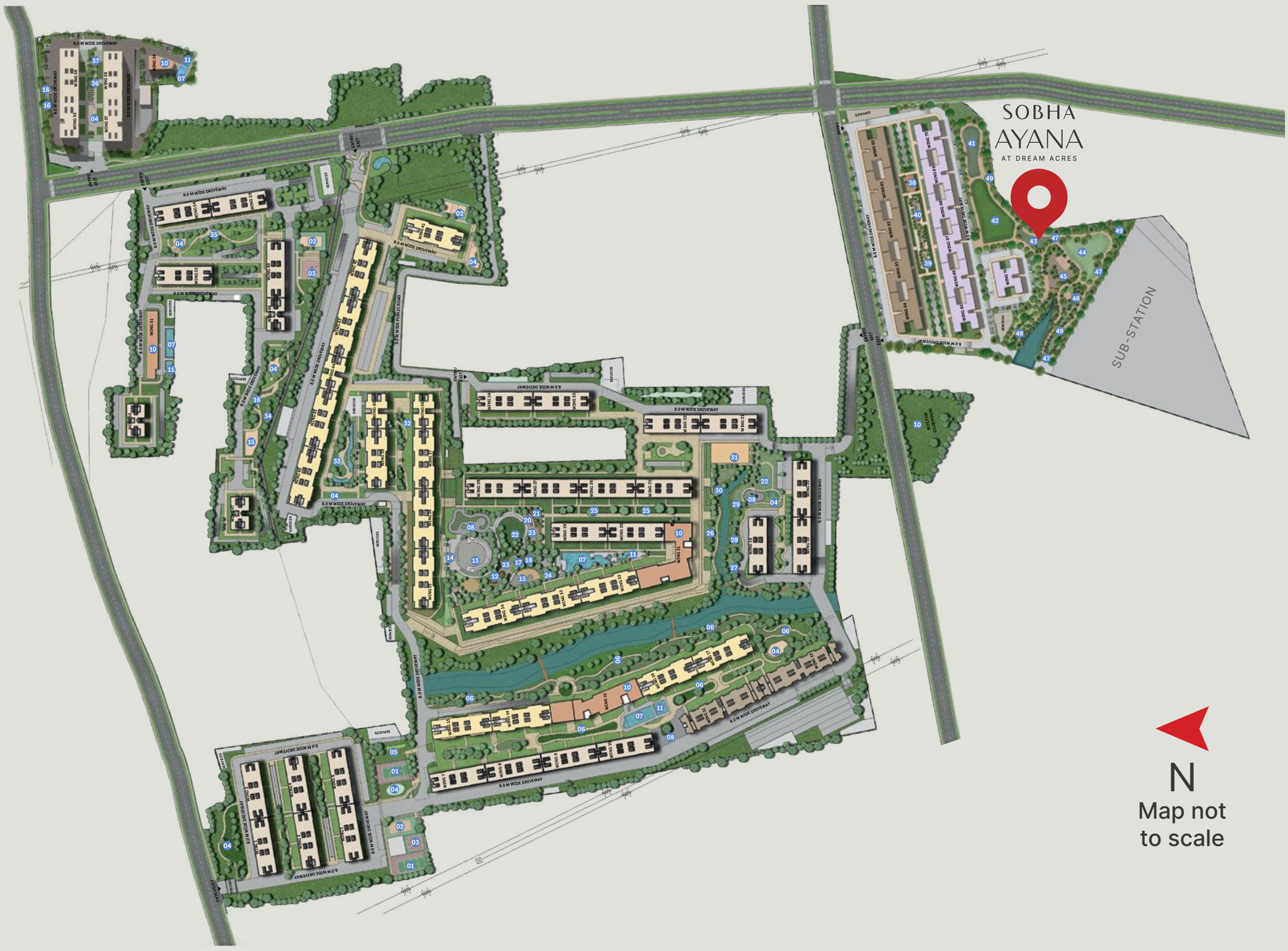


A monumental shift in the landscape of Panathur is expected as the Comprehensive Development Plan (CDP) Road network is set to link this area to the vibrant hubs of ORR, Bellandur, Marathahalli, and Sarjapur Road. This transformation will provide seamless travel between these bustling localities.



SOBHA

dreamacres Master Plan



Amenities

01. Tennis Court
02. Volleyball Court
03. Half Basketball Court
04. Children’s Play Area
05. Cricket Pitch
06. Jogging Track
07. Swimming Pool
08. Skating Rink
09. Walkway Adventure
10. Clubhouse
11. Kids’ Pool
12. Game Hub / Board Game Alcove
13. Amphitheatre / Outdoor Theatre
14. Step Plaza
15. Fitness Plaza
16. Reflexology Garden
17. Tropic Junction
18. Seniors' Pavilion
19. Foodie Kiosk
20. BBQ Counter
21. Picnic Pavilion
22. Celebration Lawn
23. Yoga Meditation
24. Canopy Trail
25. Wave Garden
26. Bamboo Trek
27. Fruit Orchard
28. Adventure Trail
29. Moon Garden
30. Camping Grounds
31. Futsal
32. Courtyard Plaza
33. Flower Garden
34. Tropical Forest
35. Resting Pavilion
36. Tree Court
37. Party Plaza
38. Play Deck
39. The Lanai (Tropical Garden)
40. Isla Verde (Cabana Island)
41. Activity Arena
42. Celebration Court
43. Yoga Lawn
44. Camping Grounds
45. Tranquillity Valley
46. Paradise Grove
47. Serenity Trail
48. Bamboo Bower
49. Green Spine

SOBHA AYANA

AT DREAM ACRES

Master Plan



Amenities

A. Play Deck
B. The Lanai (Tropical Garden)
C. Isla Verde (Cabana Island)
D. Activity Arena
E. Celebration Court
F. Yoga Lawn
G. Camping Grounds
H. Tranquillity Valley
I. Paradise Grove
J. Serenity Trail
K. Bamboo Bower
L. Green Spine

Masterfully Crafted.

- 3 acres of tropical forestscape offers scenic views from the apartments.
- All bedrooms are strategically located to provide expansive views of the verdant foliage.
- No common walls between each unit ensure maximum privacy.
- Entry/exit ramps leading to basements are planned to divert traffic away from pedestrian walkways.

Project Details

Net Site Area: 6.28 Acres

No. of Units: 683

No.of Wings: 12

Wings:	**No. of Floors**
60, 61, 62, 63, 64, 65, 66, 69, 70	2B+G+14
67, 68	2B+G+11
71	2B+G+13

Area Specifications

UNIT TYPE	**S.B.A. (sq. ft.)**
C-Type: 3 BHK	1553
D-Type: 3 BHK	1789

Rejuvenate in Harmony.

Immerse in the epitome of lavishness. Spanning across 1,50,000 sq. ft. are 5 extravagant clubhouses offering over 100 amenities* that are ready to be experienced. From wellness and fitness to leisure and recreation, there is something to delight every age group.



*Construction in progress

Artist’s Impression

Finest Indulgences, Embraced by Nature.

On days when the sun shines bright, bask in the tropical paradise that awaits you. Dive into the sparkling pool, relax in the exquisite cabanas, and wander through the meticulously manicured gardens. When you wish to escape into a world of serenity, soak in the charm of the Lanai, Isla Verde, or Tranquillity Valley where the songbirds serenade you.

That’s not all, step into the luxurious clubhouse, where you can explore a state-of-the-art fitness centre, invigorating lounge areas, and more.



Artist’s Impression

Where Tranquillity Resides with You.

From get-togethers to cherished moments with family, this is where comfort reaches new heights. Watch the delicate dance of nature in all its glory as you treat yourself to your favourite beverage. Go on culinary adventures in the ergonomic kitchen and turn every meal into a gastronomic delight. Unwind in the master bedroom and prepare to be awakened by the gentle caress of morning sunbeams.



Artist’s Impression