



**ONYX**

ONYX ASSETS LLP PRESENTS



# sattva

*Your Gateway to Tranquility*





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# Embrace Tranquillity near the Divine Apode

## Lifestyle Amenities:

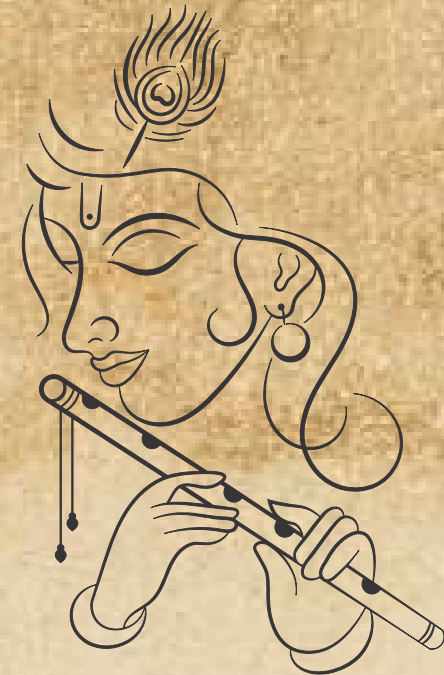
- ◆ Badminton Court
- ◆ Children's Play Area
- ◆ Citizen's Corner
- ◆ Garden & Walking Tracks
- ◆ Gym/Yoga Hall
- ◆ Mini Party Hall
- ◆ Minimum 2 balconies in each unit

## Basic Amenities:

- ◆ Car Parking
- ◆ Elevator
- ◆ 24-Hr Power Backup, Water & Security
- ◆ CCTV Cameras
- ◆ Drainage & Sewage Treatment Plant

## Location Advantage:

- ◆ 500 Meters to Udipi Shri Krishna Temple
- ◆ Walkable distance to hospitals, schools, supermarkets & shopping malls



Experience the essence of "Krishna Leela" (divine play) at A.R.SATTVA by ONYX, a premium apartment complex nestled near the revered Sri Krishna Temple in Udupi. Here, your life unfolds amidst:

- Vaastu-compliant layouts: Each home is designed to bring harmony and prosperity, echoing the wisdom of ancient practices.
- Spacious havens: Relax and gather loved ones in generously sized apartments, perfectly suited for traditional Indian living.
- Open kitchens: Gather loved ones for laughter and lively conversations around spacious kitchens, the heart of Indian homes.
- Private balconies: Enjoy the gentle breeze and vibrant sunsets from your personal balcony, your own slice of serenity.
- Vibrant cultural immersion: Step outside your doorstep and be immersed in the vibrant tapestry of Udupi's rich culture and traditions.



## Your Sanctuary for Holistic Well-being

Awaken your mind, body, and soul at A.R. SATTVA:

- Temple walks: Begin your day with a peaceful walk around the serene temple complex, seeking blessings and inner peace.
- Yoga and meditation hall: Practice mindfulness in a dedicated space designed for spiritual practices.
- Gardens: Immerse yourself in the tranquillity of lush greenery, reminiscent of temple courtyards, offering a haven for reflection.
- Dedicated festival spaces: Celebrate cherished holidays like Deepavali and Holi with specially designed common areas/party hall for grand gatherings.

## Convenience Woven with Tradition

- Your haven is perfectly placed for a fulfilling life:
- Walking distance to the temple: Experience the temple's daily rituals and festivals with effortless ease.
- Bustling Udupi market: Explore the vibrant bazaars, filled with fresh produce, spices, and local crafts.
- Top-rated schools and hospitals: Ensure the well-being of your family with access to excellent educational and healthcare facilities.
- Convenient public transport: Navigate the city effortlessly with buses, rickshaws, and auto-rickshaws readily available.

## Experience Unwavering Service

- Our dedicated team, driven by the spirit of "Atithi Devo Bhava," anticipates your needs with warmth and care:
- 24/7 security: Enjoy peace of mind knowing your safety is our top priority.
- Personalized housekeeping: Maintain a sparkling haven with dedicated cleaning services.
- Community events and celebrations: Celebrate cherished festivals like Krishna Janmashtami and Udupi Paryaya with vibrant community gatherings.

## Live the Life You've Dreamed Of

A.R. SATTVA is more than an apartment; it's a gateway to a fulfilling life steeped in spirituality, tradition, and modern comfort. Discover your perfect haven in Udupi, where every day unfolds near the divine presence of Lord Krishna.

## Schedule a "Darshan" (Viewing) Today !

Experience the magic firsthand. Schedule a personalized tour of our havens and discover why A.R. SATTVA is the perfect backdrop for your auspicious new beginnings.



## *Living and Work Area*

- Adequate TV points in living room
- Flush doors & UPVC with toughened glass
- WIFI point in living room
- Open floor plan with large rug area
- Balcony in living / dining room

## *Bedrooms*

- One TV point in M. Bedroom
- 2x4 ft Vitrified tiles and UPVC windows
- Modular switches & PVC provision for A.C
- Flush doors
- Balcony in M.Bedroom



## *Kitchen and Dining*

- Premium Quality granite counter slab
- Reticulated gas terminal with meter
- Stainless steel sink
- Washing machine point in dry balcony
- Adequate power points



## *Bath/Toilet*

- Water-proofing treatment for all Bathrooms
- Pressure checked plumbing & draining lines to ensure leak - proof toilets.
- Hot & cold mixer unit in all bathrooms
- Concept series luster / matt finished ceramic wall tiles for all toilets with modern sanitary fittings of Hindware/ Cera or equivalent.
- Fittings of Jaguar or equivalent brands





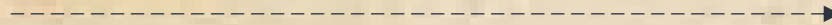
**FLAT - 1**  
**Unit Type : 3 BHK**  
**Unit size: 1555 Sq. Ft**



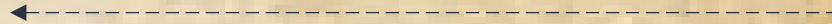
**FLAT - 2**  
**Unit Type : 2 BHK**  
**Unit size: 1205 Sq. Ft**



**FLAT - 3**  
**Unit Type : 2 BHK**  
**Unit size: 1260 Sq. Ft**



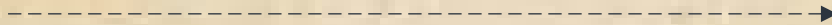
**FLAT - 4**  
**Unit Type : 2 BHK**  
**Unit size: 1072 Sq. Ft**



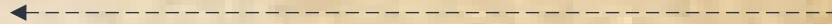




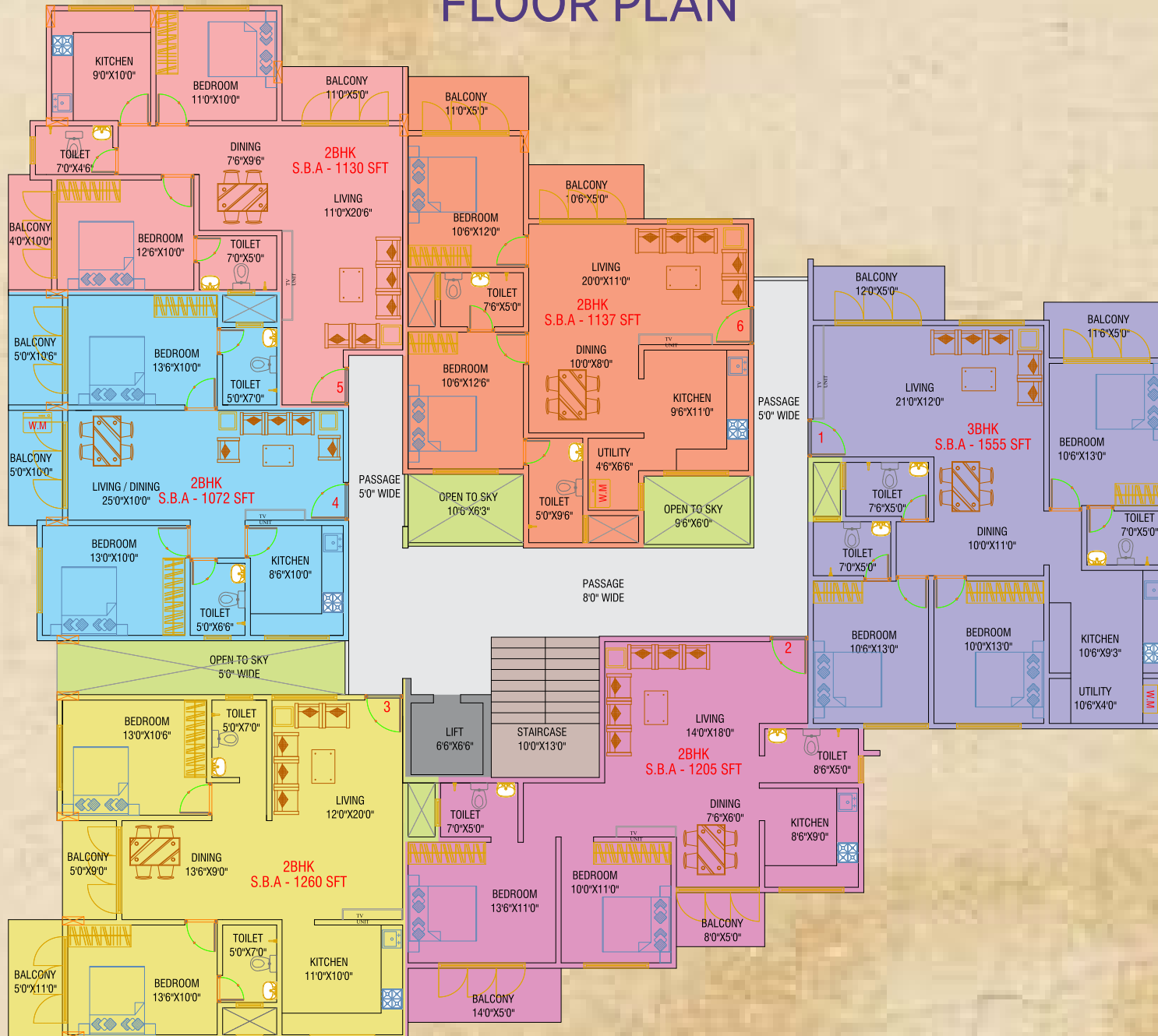
**FLAT - 5**  
**Unit Type : 2 BHK**  
**Unit size: 1130 Sq. Ft**



**FLAT - 6**  
**Unit Type : 2 BHK**  
**Unit size: 1137 Sq. Ft**



# FLOOR PLAN



# PROXIMITIES

MGM College	1.2 Km
Reliance Smart	500 m
Indrali English Medium School	2.2 Km
Railway Staion	3.5 Km
D-Mart	1.4 Km
Times Square Mall	1.4 Km
SLVT Temple	2.0 Km
Kadiyali temple	1.5 Km
Sri Krishna Temple	600 m
Vidyodaya Public School	300 m
Udupi City Bustand	1.3 Km
Gandhi Hospital	1.3 Km
Adarsh Hospital	1.8 Km
KMC Hospital	4.5 Km
MIT Manipal	4.5 Km
Madhav Kripa School	3.5 Km
Mother of Sorrows Church	5 Km
Mangalore International Airport	58 Km
Malpe Beach	8 Km





**For Bookings: Call (+91) 91139 25641 / (+91) 91139 24480**

**PROMOTERS & BUILDERS**

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**BANKING PARTNERS:**

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CANARA BANK  
STATE BANK OF INDIA  
UNION BANK OF INDIA  
ICICI BANK LTD.

NOTE: SPECIFICATIONS AND AMENITIES MAY CHANGE IF NECESSARY. THE DISCRETION LIES WITH THE DEVELOPERS