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LIVE GOLD CLASS

## ARCHANA SOVEREIGN

NEAR SHARADA KALYAN MANTAP, KUNJIBETTU, UDUPI

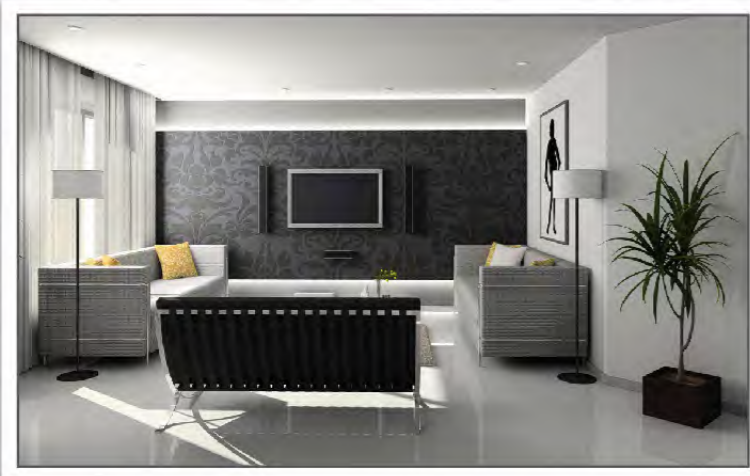
## About Archana Sovereign

The pursuit of perfection may seem like a mountain affair, but for us at Archana Projects, it is just another day at work. We believe in delivering the best, be it in terms of quality of homes or the amenities we offer with them. Through the last 14 years it is this belief that has driven us to create many masterpieces, one of which is Archana Sovereign.

Here, is where you can discover the best-in-class lifestyle you truly deserve. Archana Sovereign welcomes you to its elegantly designed 5 storeyed tower with luxurious Two and Three bedroom residences. With a one-of-its-kind located amidst the nature and city Archana Sovereign gives you a sophisticated living experience beyond all.



# Specifications



## KITCHEN

- \* Adequate Electric Point Provision For All Electrical Appliances
- \* Granite Platform With Tiles Upto 2ft
- \* Stainless Steel Sink
- \* Plumbing And Drainage Connection
- \* Chimney & Hob Connection Point
- \* Reticulated Gas Connection

## BALCONIES

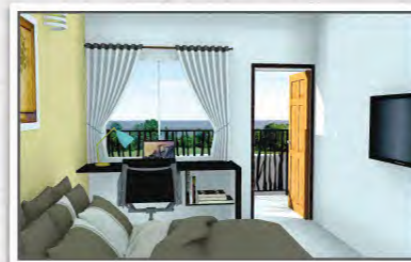
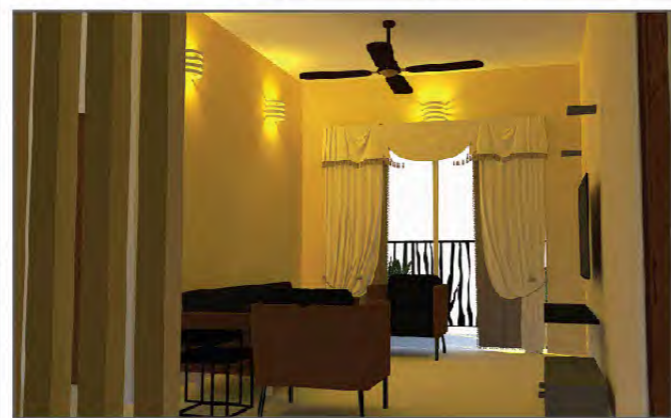
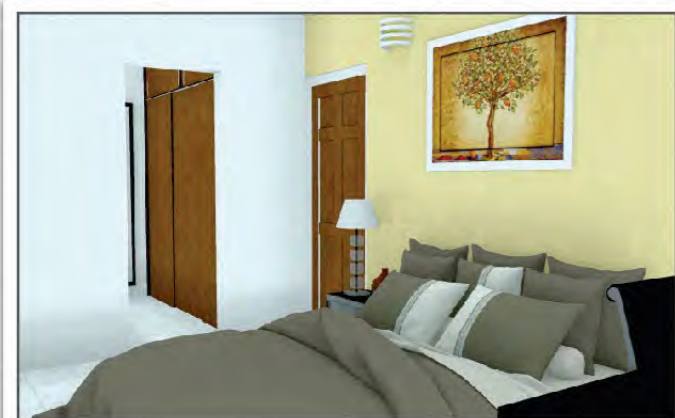
- \* Seperate Drain Pipe To Drain Out The Water
- \* Elegant Balcony Railing
- \* Ceramic/ Terracotta Anti Skid Tiles

## DRAWING/ DINING

- \* Vitrified Flooring / Digital Tiles
- \* Modular Electrical System
- \* Wash Basin For Dining
- \* Power Supply For Split AC
- \* Telephone / Internet point
- \* Teakwood main door

## ELEVATOR

- \* 1 NO. fully automatic - For Each Block
- \* Capacity: 8 people
- \* ARD attachment



## BEDROOMS

- \* Power supply for AC (for all rooms)
- \* Two way light control in all bedrooms
- \* TV point for Master Bedroom
- \* Vitrified Flooring / Digital Tiles

## BATHROOM

- \* Full height coverage glazed tiles
- \* Geyser point provision
- \* Exhaust piont provision
- \* Jaquar / Equivalent cp & sanitary fittings
- \* Anti skid flooring

## WATER SOURCE

- \* Municipal Corporation Supply
- \* Well With Underground Sump
- \* An Overhead Tank For Storage

## CAR PARK

- \* Basement Level On Ownership Basis

# Highlights



- \* Toddlers / adult swimming pool
- \* Outdoor kids play area
- \* Indoor Games
- \* Party Hall
- \* Multipurpose Gym
- \* Reticulated Gas System
- \* 24Hrs Power Backup for Lighting System
- \* 24Hrs Manpower Security
- \* 24Hrs CCTV Surviellence System
- \* Access Controlled Lobby Area
- \* Spacious Visitors Lounge
- \* Intercom Facility
- \* 2 Lifts with ARD Facility
- \* Convenience of Shopping in the Building
- \* Seperate Entry for Residential & Commercial





**GROUND FLOOR PLAN - BLOCK-A**



**FIRST, SECOND AND THIRD FLOOR - BLOCK-A**

**AREA OPTIONS - RESIDENTIAL**

FLAT NO.	TYPE	SBA IN SQ.FT	CARPET SQ. FT	BALCONY SQ. FT
FLAT - 1	2BHK	1200	842.25	89.00
FLAT - 2	2BHK	1245	918.46	47.25
FLAT - 3	2BHK	1165	868.00	40.00

**AREA OPTIONS - COMMERCIAL**

FLAT NO.	SBA IN SQ.FT	CARPET SQ. FT	FLAT NO.	SBA IN SQ.FT	CARPET SQ. FT
SHOP - 1	355	230.00	SHOP - 6	345	230.00
SHOP - 2	340	225.00	SHOP - 7	555	373.50
SHOP - 3	345	230.00	SHOP - 8	635	435.00
SHOP - 4	540	359.75	SHOP - 9	480	319.00
SHOP - 5	340	225.00			

**AREA OPTIONS - RESIDENTIAL**

FLAT NO.	TYPE	SBA IN SQ.FT	CARPET SQ. FT	BALCONY SQ. FT	FLAT NO.	TYPE	SBA IN SQ.FT	CARPET SQ. FT	BALCONY SQ. FT
FLAT - 1	2BHK	1240	883.00	89.50	FLAT - 4	3BHK	1640	1128.15	162.50
FLAT - 2	2BHK	1205	845.30	100.00	FLAT - 5	2BHK	1275	886.25	105.00
FLAT - 3	2BHK	1220	843.15	112.50	FLAT - 6	2BHK	1310	963.75	55.00



**AREA OPTIONS - RESIDENTIAL**

**AREA OPTIONS - COMMERCIAL**

**AREA OPTIONS - RESIDENTIAL**

FLAT NO.	TYPE	SBA IN SQ.FT	CARPET SQ. FT	BALCONY SQ. FT
FLAT - 1	2BHK	1150	803.00	89.00
FLAT - 2	2BHK	900	650.70	40.25
FLAT - 3	2BHK	1100	816.40	40.00
FLAT - 4	1BHK	670	480.25	44.00

FLAT NO.	SBA IN SQ.FT	CARPET SQ. FT	FLAT NO.	SBA IN SQ.FT	CARPET SQ. FT
SHOP - 1	360	236.80	SHOP - 5	340	225.00
SHOP - 2	340	225.00	SHOP - 6	520	346.75
SHOP - 3	365	242.50	SHOP - 7	285	190.80
SHOP - 4	330	217.50	SHOP - 8	465	312.50

FLAT NO.	TYPE	SBA IN SQ.FT	CARPET SQ. FT	BALCONY SQ. FT
FLAT - 1	2BHK	1245	859.60	115.00
FLAT - 2	3BHK	1625	1120.43	169.50
FLAT - 3	2BHK	1210	837.50	111.25

FLAT NO.	TYPE	SBA IN SQ.FT	CARPET SQ. FT	BALCONY SQ. FT
FLAT - 4	2BHK	1260	831.63	163.75
FLAT - 5	2BHK	1220	847.00	145.00
FLAT - 6	2BHK	975	691.47	62.50

# Site Location



## PROXIMITY

- |                                   |                           |                        |   |                               |
|-----------------------------------|---------------------------|------------------------|---|-------------------------------|
| <b>RELIGIOUS CENTRES</b>          | <b>HEALTHCARE</b>         | <b>SCHOOL/COLLEGES</b> | <b>TRANSPORT</b>                        | <b>SHOPPING</b>               |
| Sharada Temple (0.4 km)           | Gandhi Hospital (2.3 km)  | Vidyodaya (0.75 km)    | Mangaluru International Airport (61 km) | V2 Shopping (0.65 km)         |
| Kadiyali Temple (1.1 km)          | Adarsha Hospital (2.7 km) | EMHS (1.0 km)          | Railway Station (2.4 km)                | Sangam Super Market (0.6 km)  |
| Krishna Temple (1.9 km)           | KMC, Manipal (4.8 km)     | M.G.M College (1.5 km) | City Bus Stand (2.1 km)                 | Bookmark (0.95 km)            |
| Mother of Sorrows Church (2.1 km) | Indrali School (1.6 km)   | M.I.T (4.6 km)         | Nearest Bus Stop (0.4 km)               | Mandavi Trade Centre (1.0 km) |
|                                   |                           |                        | Auto Stand (0.4 km)                     | Nilgiris (1.1 km)             |

# About Us

Archana Projects owes its origin to Dr Aravind Nayak Ammunje & Amit Aravind who envisioned a success story waiting to take shape in the real estate field in the year 2004. Since its formation in 2004, Archana Projects an ISO 9001:2015 company has grown swiftly to become one of Udupi's leading real estate developers contributing to the skyline across the residential, commercial, retail, leisure and hospitality sectors.

Archana Projects stands and strives for setting up new benchmarks in quality, customer centric approach, robust engineering, in house research, upcoming business ethics, timeless values and transparency in all the sectors of business conduct, which have all contributed to making it a brand trusted for excellence.

Archana Projects is an organisation of its own kind where quality meets excellence, technology meets beauty and passion meets perfection.



ARCHANA SANDHYA



LITTLE ARCHANA



ARCHANA ARCADE



AMMUNJE SABHAGRUHA



ARCHANA MEADOWS



ARCHANA RESIDENCE



PRETTY ARCHANA



ARCHANA CLASSIC

Lined area for project details or notes.

**PROMOTERS**



**Builders | Promoters | Engineers | Architects**

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ISO 9001:2015 Company



**FOR BOOKINGS**

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*Note: All Specifications and amenities may change if necessary.  
The discretion remains with the developers.*