NCC Urban

Green Province-II

Live your dreams





Artistic impression

THE ART OF EVOLUTION

Evolution is an art that begins with a vision, grows with purpose, and finds expression in everything it touches, from the way we live and the spaces we choose to the life we create.

This very philosophy shapes Green Province II: a more considered way of living, a more connected relationship with nature, and a more complete expression of modern life.

Because evolution isn't simply about moving forward.

It's about moving forward, beautifully.

A CITY THAT NEVER STOPS EVOLVING

Some cities grow. Bengaluru evolves. From a thriving technology hub to one of the world's preferred destinations for innovation and enterprise, the city has continually transformed with the times.

Home to leading global corporations, world-class IT infrastructure and a young, ambitious workforce, Bengaluru is where ideas find opportunity and progress finds momentum. A city shaped by technology. Powered by ambition. And always moving forward.

This is Bengaluru.



Artistic impression

EVOLUTION HAS A LOCATION

Every great life begins with being in the right place.
A place that keeps you connected to everything that moves you forward. Sarjapur places you at the centre of Bengaluru's evolving landscape. Close to opportunity.

Connected to the city's leading hubs. And surrounded by everything that makes everyday life more effortless.



MAP NOT TO SCALE

THE FIRST TO ARRIVE, THE FIRST TO EVOLVE

Every evolving city creates new addresses. But only a few create a new benchmark. Green Province marks a first for Sarjapur Main Road, its first villa project.

And as the city continues to evolve, so does Green Province. Building on the legacy of its first address, Green Province II takes the vision further - with a thoughtfully planned community of just 54 exclusive villas, set amidst expansive open spaces and greenery.

Because when life moves faster, the spaces we come home to should give us more room to breathe.

More privacy. More nature. More space. More life.



Artistic impression



EVOLUTION, PERFECTED

A life shaped by thoughtful spaces. Defined by nature. And designed around everything that moves you forward.

Welcome to a more
Evolved Way of Living.

Representative image

MASTER PLAN

WHERE EVERYTHING FALLS INTO PLACE

Great design isn't just about what you see. It's about how everything comes together. At Green Province II, every element has been considered as part of a larger whole.

The homes. The greens. The spaces in between. Designed to create a sense of balance between privacy and connection. Between the built and the natural.

Between life today and everything it can become tomorrow.

This is Evolution, by Design



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Live your dreams



MASTER PLAN

AMENITIES

1. Floral Garden
2. Outdoor Gym
3. Reflexology Pathway
4. Elders Chit-Chat Zone&Swing Park
5. Hammock under the trees
6. Meditation Zone
7. Amphitheatres
8. Projection Wall
9. Multipurpose play ground
10. Cricket Pitch
11. Elder Children's Play Area
12. Kids Play Area
13. Activity Wall
14. Climbing Wall
15. Pet Park
16. Tennis court
17. Basketball court
18. Skating rink
19. Jogging track
20. Elder's plaza

CLUB AMENITIES

1. Guest Rooms
2. Gymnasium
3. Snookers
4. Badminton Court
5. Multipurpose Hall
6. Board Game
7. Table Tennis
8. Swimming Pool
9. Pool party Deck area
10. Health Club / SPA
11. Library

THE ART OF LIVING WELL

Evolution changes what we expect from life.
Today, luxury isn't simply about more. It's about more meaning.
More time for yourself. More moments together.
More ways to feel renewed.

At Green Province II, the Clubhouse becomes an extension of your life.

A space to move. To pause. To connect. To celebrate. Thoughtfully designed around every dimension of modern living.



ACTUAL PHOTO

BECAUSE A WELL-LIVED LIFE IS ALWAYS EVOLVING



GYMNASIUM



MULTIPURPOSE HALL



SKATING RING



SNOOKER



INDOOR BADMINTON COURT



BOARD GAMES



TABLE TENNIS



Artistic impression

EVERYTHING YOU NEED, MORE WAYS TO LIVE IT

From everyday wellness to moments of recreation and connection, every amenity is designed to add something meaningful to the way you live.



SWIMMING POOL



BASKETBALL COURT



MINI CRICKET GROUND



TENNIS COURT



JOGGING TRACK



AMPHITHEATER



FLORAL GARDEN



CHILDREN'S PLAY AREA

WHERE DESIGN MEETS EVERYDAY CONVENIENCE

A light-filled skylight area. Seamless lift access.

Everything designed with everyday living in mind.



Artistic impression

SPECIFICATIONS

STRUCTURE
- RCC Framed Structure
- Solid Concrete Block masonry for walls

FLORINGS
- Italian Marble for All Living, Dining, Foyer, and Staircase.
- Premium Vitrified tiles for GF Bedroom, Kitchen, and Kids bed room.
- Laminated Wooden Flooring for Master bed room & 2 nd Floor
  Bed Room.

KITCHEN
- Granite worktop or solid surface worktop.
- Sink Mixer of Grohe/Jaguar or equivalent quality.
- Provision for water purifier.
- Single bowl SS sink with drain board in the utility and single bowl SS sink.
- without drain board in the kitchen with single lever spout.

TOILETS
- Italian Marble finish designer ceramic wall tiles and floor tiles of Kajaria
  or equivalent.
- Granite counter for wash basin.
- Wall hung water closet with cistern of TOTO or equivalent make.
- CP fixtures of Grohe/ Jaguar/ToTo equivalent make.

TV & AMP; BROAD BAND CONNECTION
- TV and telephone points in the living, dining and all bedrooms.

OPEN TERRACE, BALCONIES AND TERRACE DECK
- Anti – skid ceramic flooring on open terraces and balconies Doors.

DOORS/WINDOWS/VENTILATORS
- Single leaf solid teak wood door frame with teak wood planks shutter for main door.
- Single leaf solid teak wood door frame with shutter in veneer finish for bed room doors.
- Single leaf solid teak wood door frame with shutter in laminate finish for utility, toilets and terrace doors.
- Sliding UPVC frames and shutters with mosquito mesh.

PAINTING/WALL FINISH
- Acrylic emulsion/luster paint on all internal walls and ceilings.
- Texture paint on external walls.

ELECTRICAL
- EB Connected power upto 6 KW
- 100% DG Back-up.

ADDITIONAL FEATURES
- Video Door Phone System.
- Solar water heater for every villa.

LIFT
- 5 /6 passenger lift from OTIS/KONE/JOHNSON



Artistic impression

BUILT ON TRUST, DELIVERED WITH EXCELLENCE

NCC Urban Infrastructure Ltd., a subsidiary of NCC Limited, brings together world-class construction expertise, state-of-the-art infrastructure and a team of seasoned professionals.

With a diverse portfolio spanning residential and commercial developments, villas, row houses, residential layouts, townships, SEZs and serviced apartments, NCC Urban has established a strong presence across the real estate landscape.

40+	11.7 MN+	6.6 MN+
PROJECTS DELIVERED	SQ. FT. DELIVERED	SQ. FT. IN THE PIPELINE



Artistic impression

FLOOR PLANS



Artistic impression

VILLA NO

192

EAST FACING

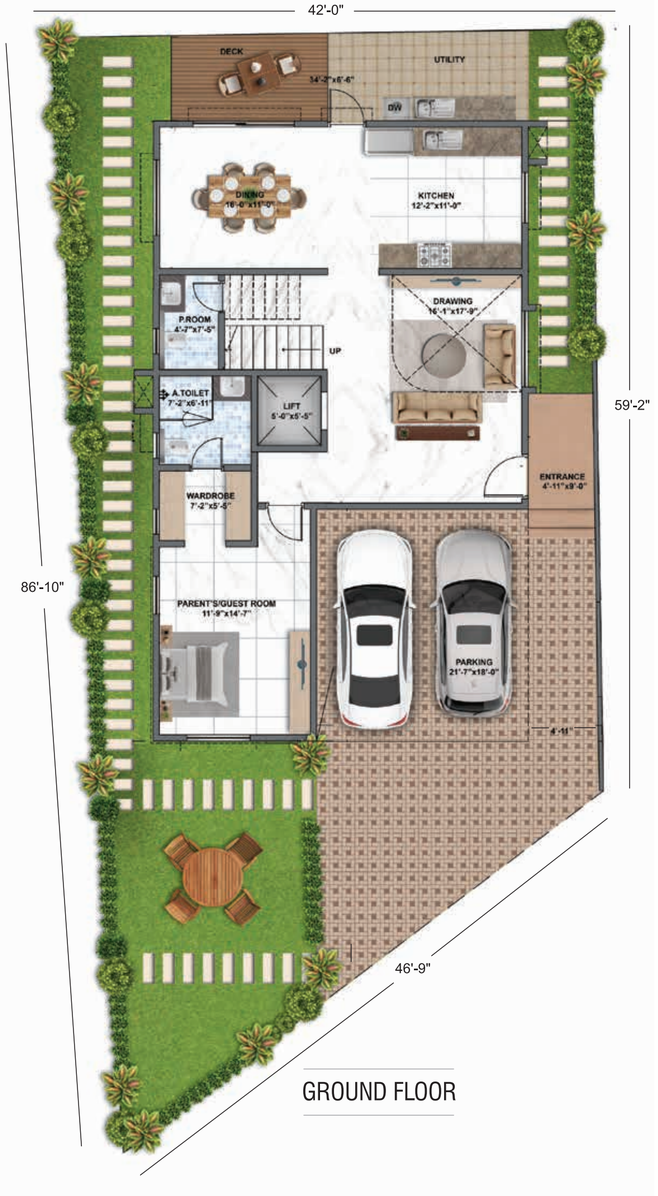
MAIN DOOR - **NORTH FACING**

LAND AREA

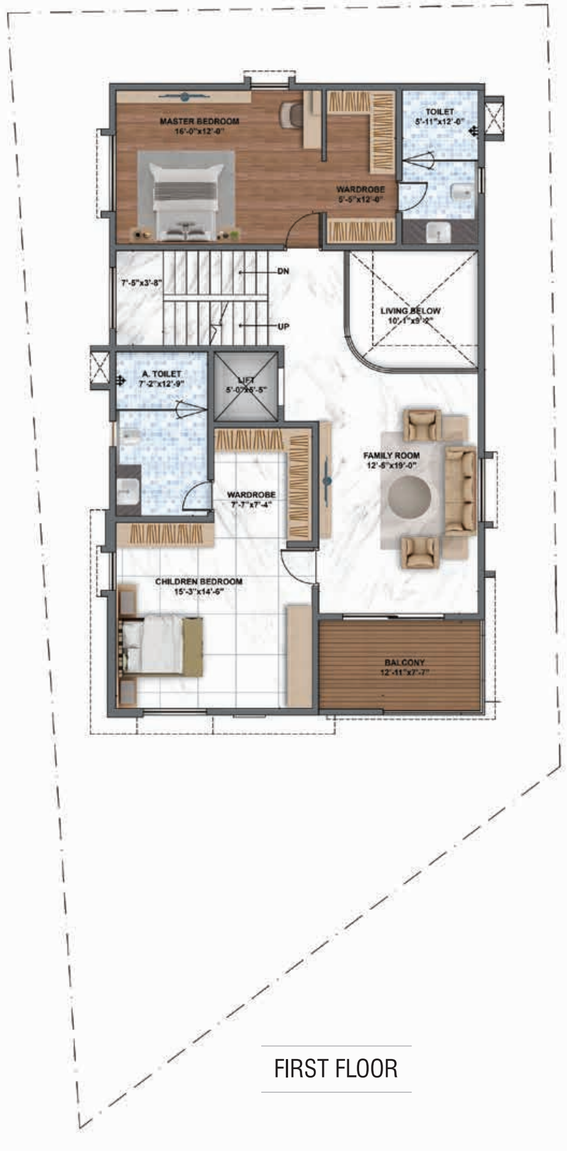
2943.31 SFT

SALEABLE AREA

3594.00 SFT



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

N

VILLA NO

193 & 194

EAST FACING

MAIN DOOR - NORTH FACING

LAND AREA **2373.46 SFT**

SALEABLE AREA **3594.00 SFT**



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

N

VILLA NO

195 & 196

EAST FACING

MAIN DOOR - NORTH FACING

PLOT NO.	LAND AREA	SALEABLE AREA
195	2392.84 SFT	3700.00 SFT
196	2416.09 SFT	



GROUND FLOOR

FIRST FLOOR

SECOND FLOOR

N

VILLA NO

197 & 198

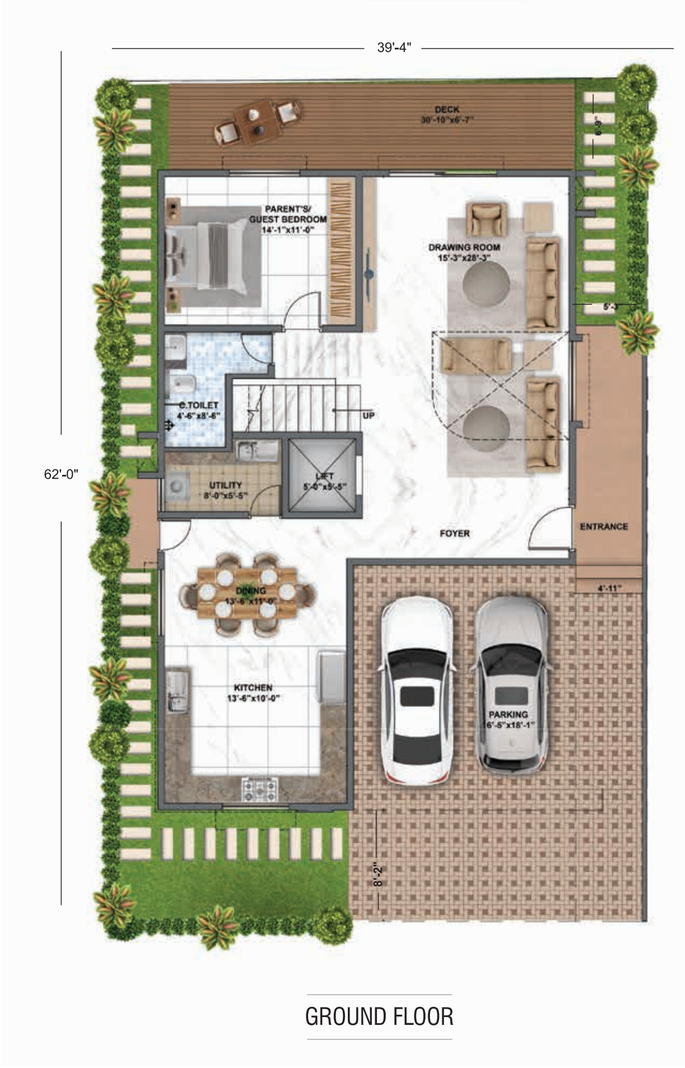
EAST FACING

MAIN DOOR - NORTH FACING

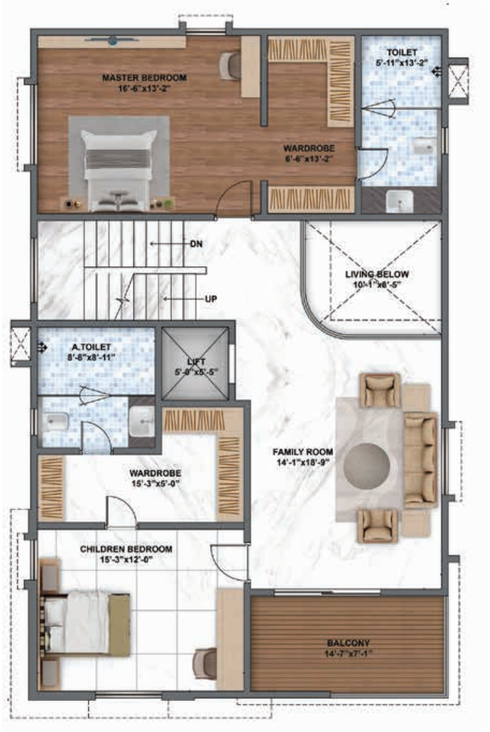
PLOT NO.	LAND AREA
197	2439.23 SFT
198	2462.48 SFT

SALEABLE AREA

3732.00 SFT



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

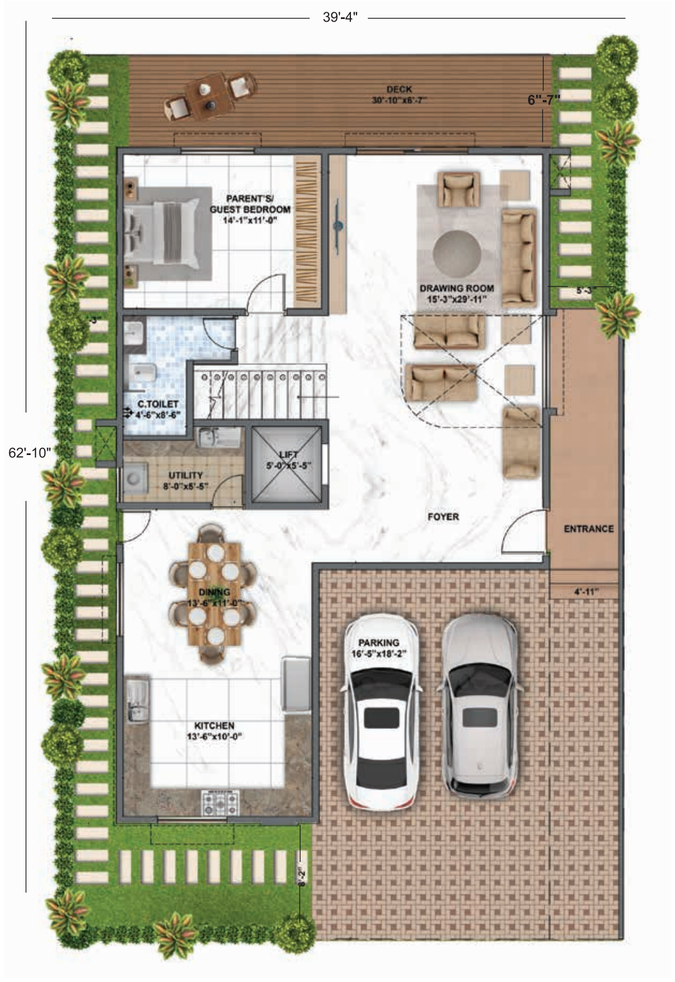
N

VILLA NO
199
EAST FACING

MAIN DOOR - NORTH FACING

LAND AREA
2479.16 SFT

SALEABLE AREA
3787.00 SFT



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

N

VILLA NO
200
EAST FACING

MAIN DOOR - NORTH FACING

LAND AREA
2999.82 SFT

SALEABLE AREA
4200.00 SFT



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

N

VILLA NO
201
EAST FACING

MAIN DOOR - NORTH FACING

LAND AREA
3697.76 SFT

SALEABLE AREA
3941.00 SFT



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

N

VILLA NO

202-208

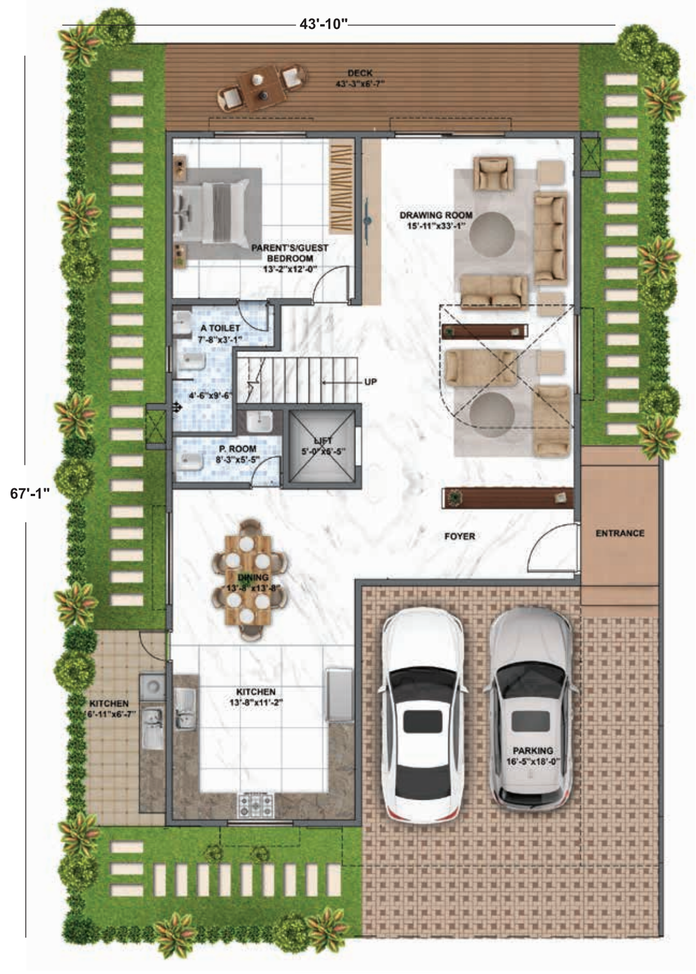
EAST FACING

MAIN DOOR - NORTH FACING

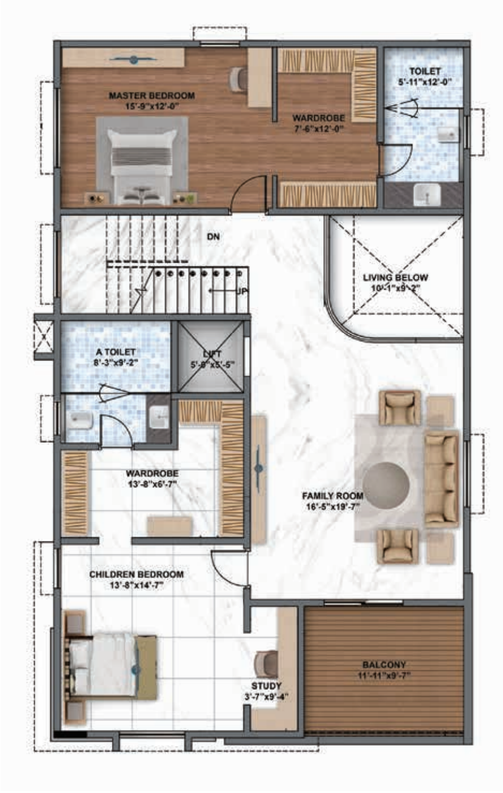
PLOT NO.	LAND AREA	PLOT NO.	LAND AREA
202	2947.08 SFT	205	2955.90 SFT
203	2947.22 SFT	206	2957.73 SFT
204	2956.12 SFT	207	2959.67 SFT
		208	2993.04 SFT

SALEABLE AREA

3941.00 SFT



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

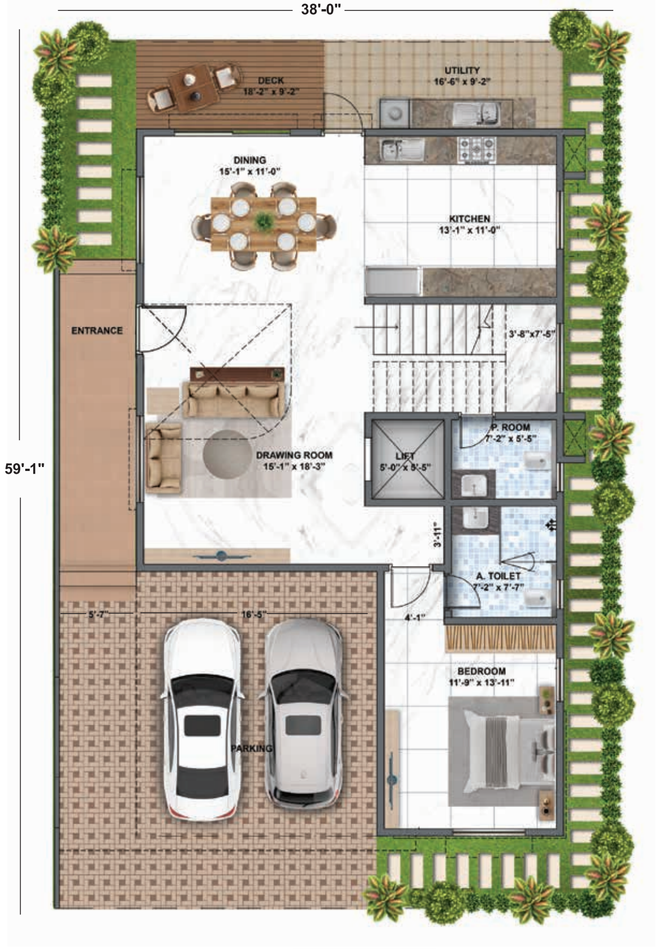
N

209-217
WEST FACING

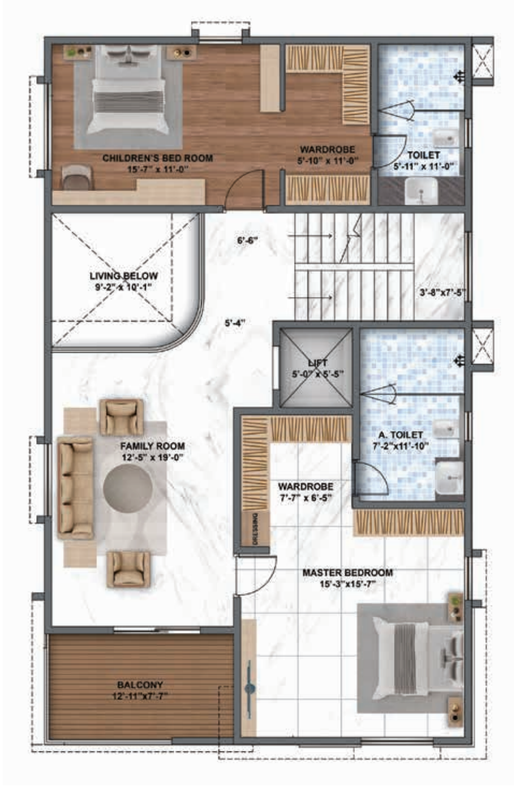
MAIN DOOR - NORTH FACING

PLOT NO.	LAND AREA
209	2146.66 SFT
210 -217	2243.65 SFT

SALEABLE AREA
3454.00 SFT



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

N

VILLA NO
218-226
EAST FACING

MAIN DOOR - NORTH FACING

LAND AREA **2243.65 SFT**

SALEABLE AREA **3482.00 SFT**



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

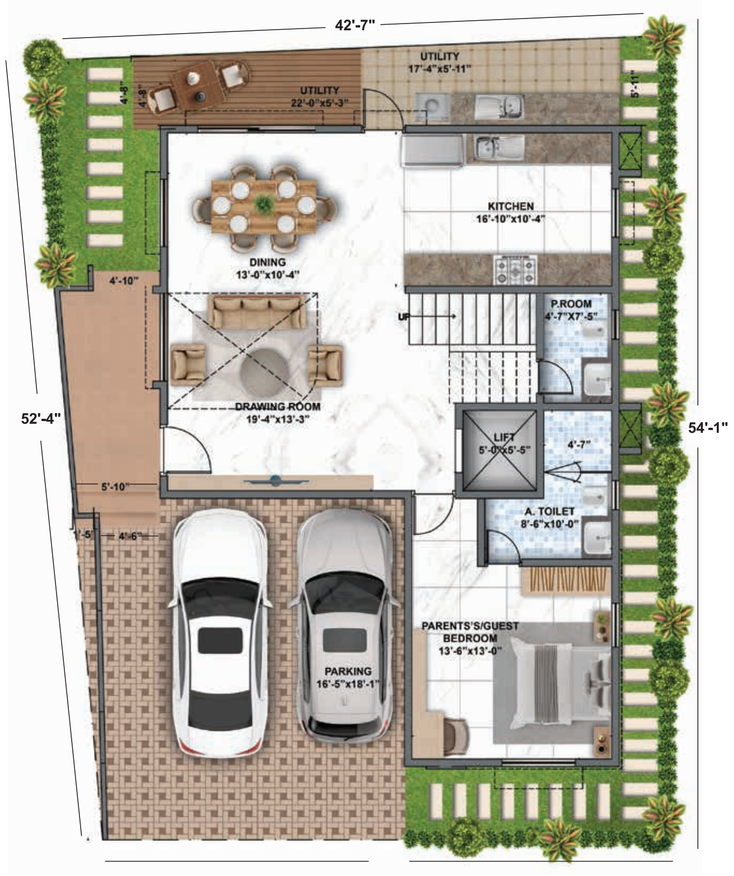
N

VILLA NO
227
WEST FACING

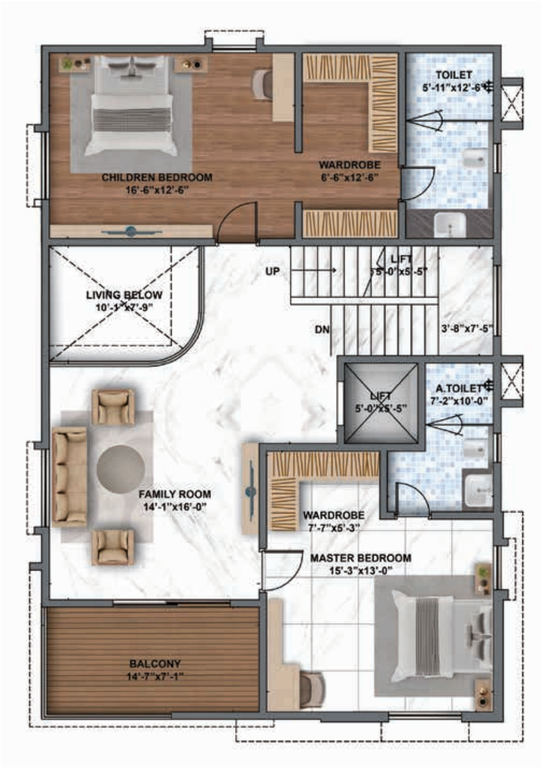
MAIN DOOR - NORTH FACING

LAND AREA
2129.87 SFT

SALEABLE AREA
3424.00 SFT



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

N

VILLA NO

228-230

WEST FACING

MAIN DOOR - NORTH FACING

PLOT NO.	LAND AREA
228	2093.71 SFT
229	2139.78 SFT
230	2185 63 SFT

SALEABLE AREA

3379.00 SFT



GROUND FLOOR

FIRST FLOOR

SECOND FLOOR

N

VILLA NO
231
WEST FACING

MAIN DOOR - NORTH FACING

LAND AREA **2231.48 SFT**

SALEABLE AREA **3378.00 SFT**



GROUND FLOOR

FIRST FLOOR

SECOND FLOOR

N

VILLA NO
232
WEST FACING

MAIN DOOR - NORTH FACING

LAND AREA **2277.34 SFT**

SALEABLE AREA **3378.00 SFT**



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

N

VILLA NO
233
WEST FACING

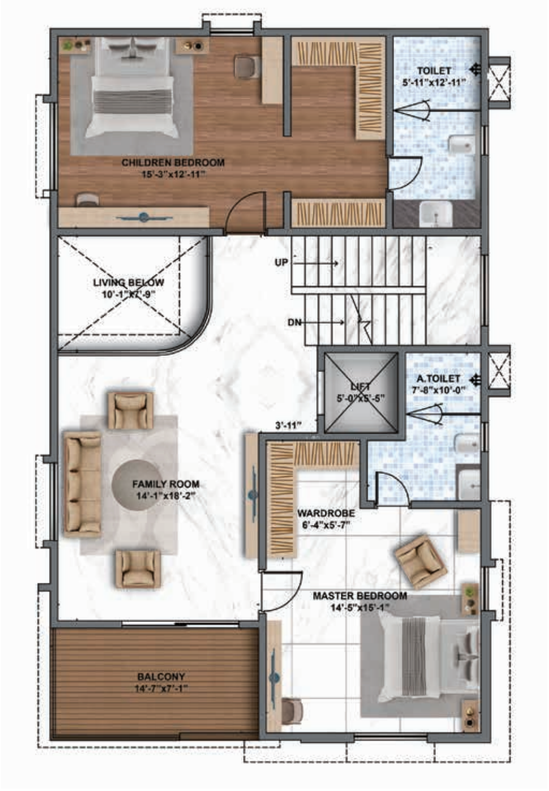
MAIN DOOR - NORTH FACING

LAND AREA
2314.48 SFT

SALEABLE AREA
3528.00 SFT



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

N

VILLA NO

234-235

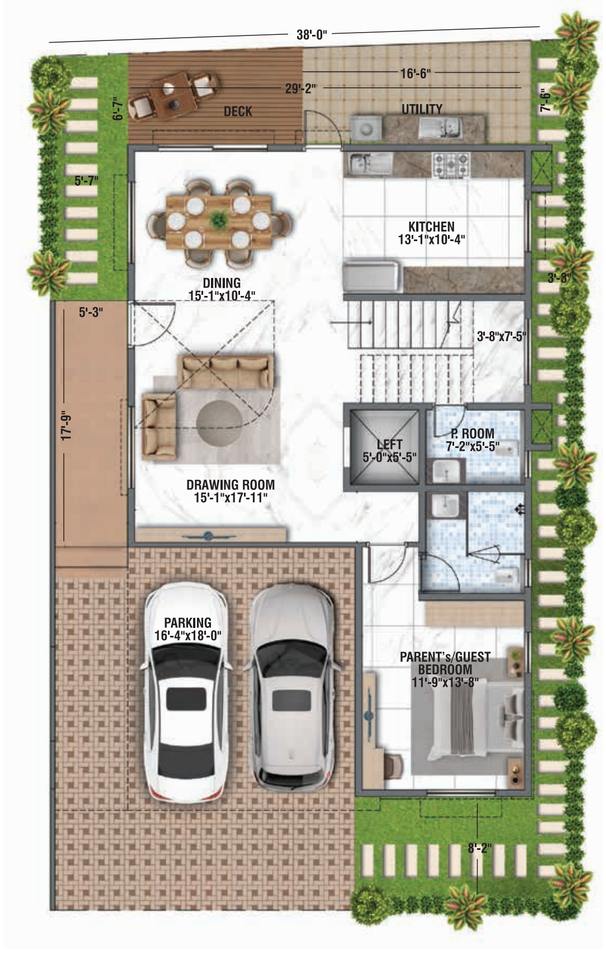
WEST FACING

MAIN DOOR - NORTH FACING

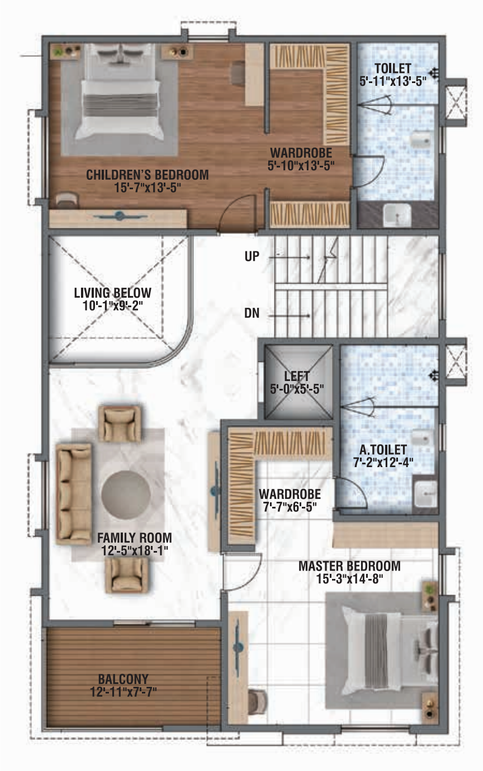
PLOT NO.	LAND AREA
234	2353.87 SFT
235	2398.54 SFT

SALEABLE AREA

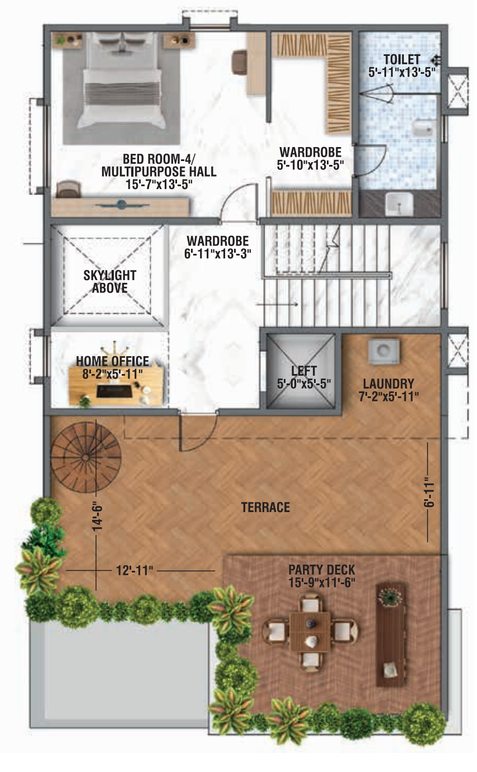
3538.00 SFT



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

N

VILLA NO

236-240

EAST FACING

MAIN DOOR - NORTH FACING

LAND AREA **2891.30 SFT**

SALEABLE AREA **3938.00 SFT**



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

N

VILLA NO

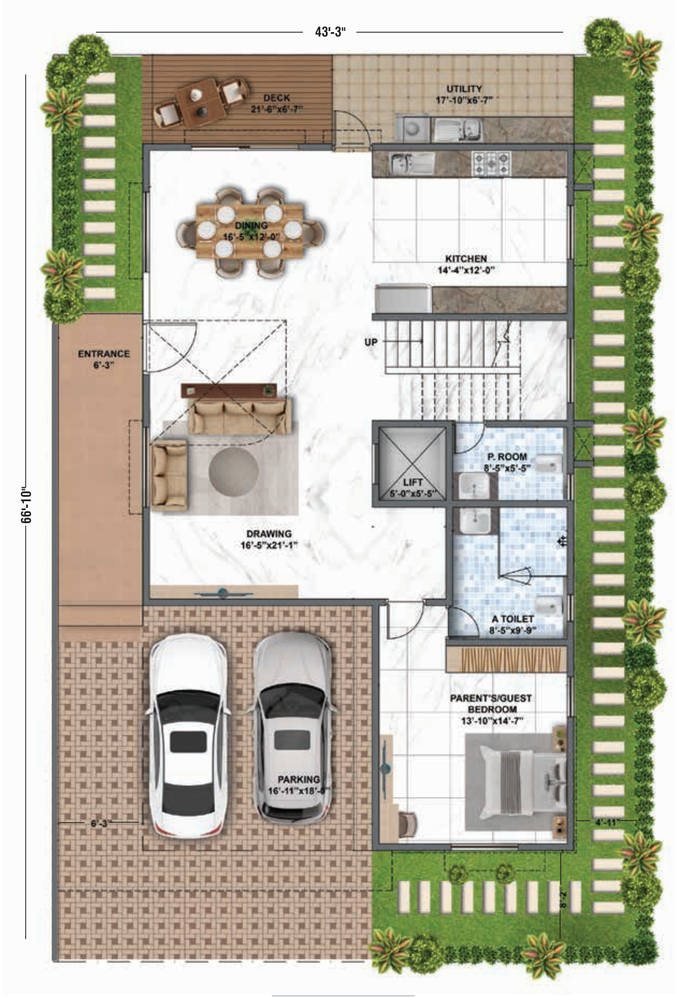
241-245

WEST FACING

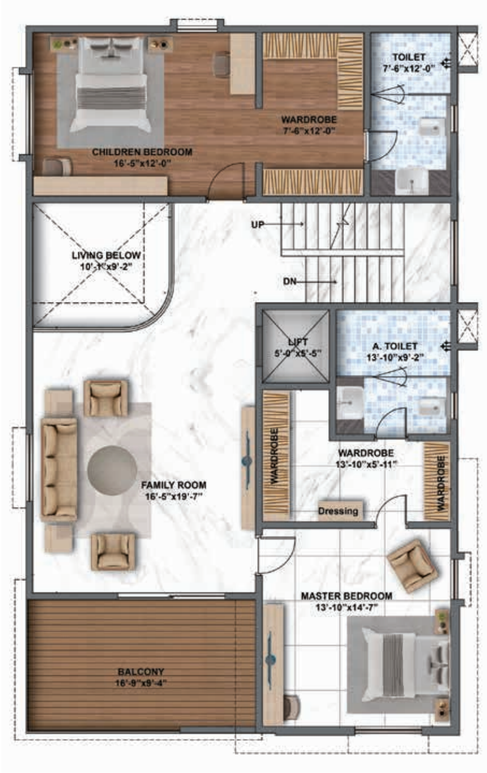
MAIN DOOR - NORTH FACING

LAND AREA **2891.30 SFT**

SALEABLE AREA **4075.00 SFT**



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

N

THE ART OF EVOLUTION

INDEPENDENT PREMIUM VILLAS
SARJAPUR MAIN ROAD

NCC Urban | Green Province-II
Live your dreams

NCC URBAN INFRASTRACTURE LTD

(Subsidary of NCC Limited)

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Sarjapur - 562125.

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OHSAS 18001 Company

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