



SABARI HEIGHTS

LAKE VIEW

An address of Distinction

Enjoys effortless access to Electronic City Phase 1
at ALN Sabari Heights, where tranquil, pollution-free
living meets breathtaking lake views.





Welcome to
ALN Sabari Heights

A landmark residential address created for those who desire an elevated way of life. Thoughtfully designed with contemporary architecture, lush green spaces and curated lifestyle amenities, this premium development redefines luxury living in South Bengaluru. Every residence is a celebration of space, light and sophistication — built for those who aspire for more.





About *The* Project

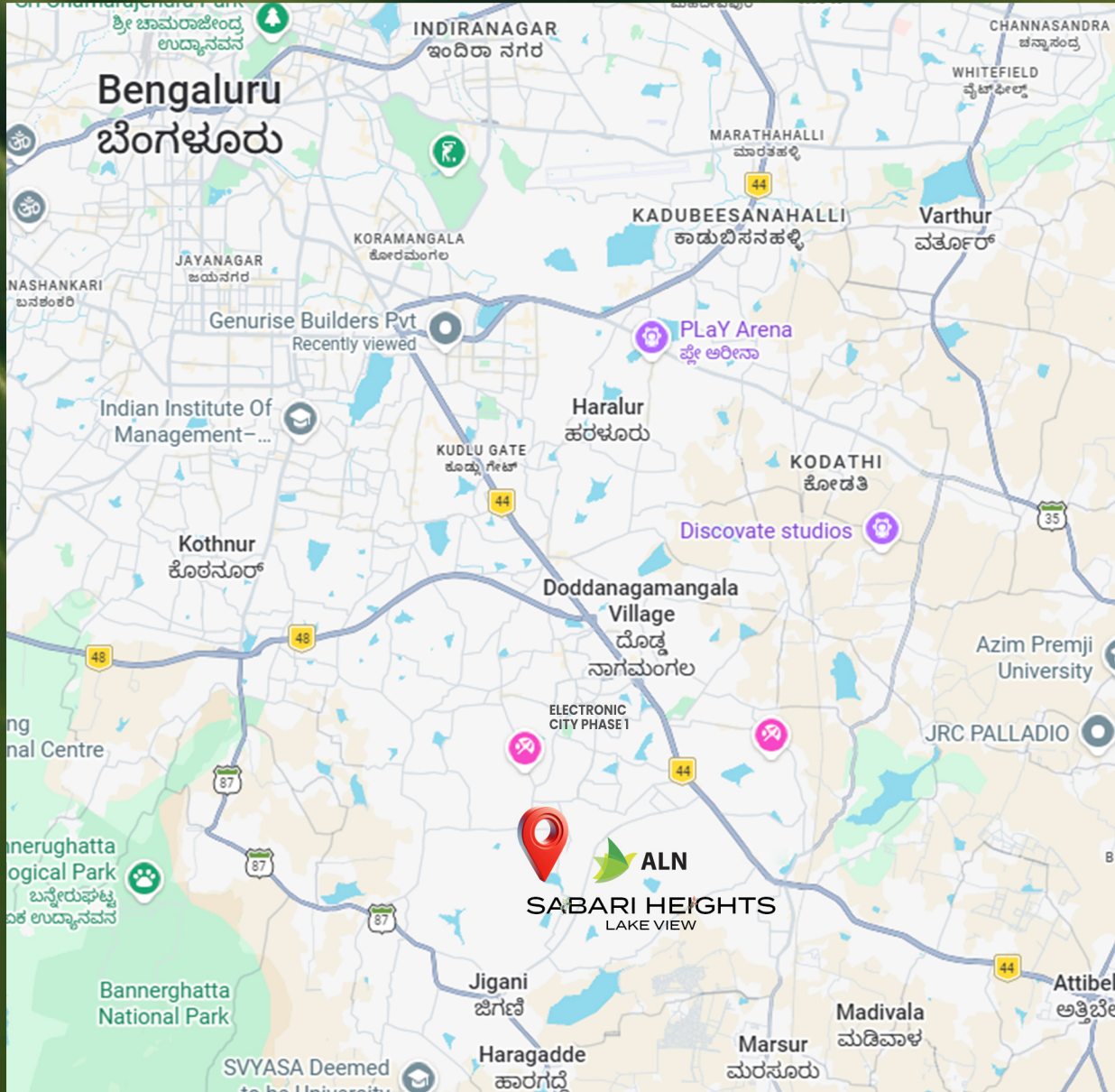
Located in the thriving southern corridor of Bengaluru, ALN Sabari Heights enjoys seamless connectivity to Electronic City Phase 1 while offering a tranquil, pollution-free living environment. Set across three elegantly designed towers, the project comprises 312 premium residences, crafted to offer expansive layouts, superior finishes and unmatched lifestyle conveniences. From architectural detailing to interior craftsmanship, every aspect reflects understated luxury and timeless elegance. This is a home designed not just for today, but for generations to come.





An iconic skyline
rising amidst
greenery.





Minutes *from it all..*

Strategically located at Kyalasanahalli, Jigani – just minutes from Electronic City Phase 1 – ALN Sabari Heights places you at the heart of Bengaluru’s most dynamic growth corridor.

Whether it’s work, healthcare, education, shopping or entertainment, everything essential is effortlessly accessible.



Location Matrix



Healthcare

- Narayana Health City – 10 mins
- Apollo Clinic Electronic City – 12 mins
- Sparsh Hospital – 15 mins
- Columbia Asia Hospital – 20 mins
- Jayadeva Institute of Cardiology – 25 mins
- Fortis Hospital Bannerghatta – 30 mins
- Kauvery Hospital – 10 mins
- Manipal Hospital - 10 Mins



Retail & Lifestyle

- Forum Mall – 15 mins
- Royal Meenakshi Mall – 20 mins
- Vega City Mall – 25 mins
- D-Mart – 10 mins
- Decathlon Electronic City – 12 mins
- Total Mall – 30 mins
- Gopalan Innovation Mall – 35 mins



Connectivity

- Hosur Road – 5 mins
- NICE Ring Road – 10 mins
- Electronic City Flyover – 8 mins
- Silk Board Junction – 25 mins
- Outer Ring Road – 30 mins
- Upcoming Yellow Line Metro – 12 mins
- Kempegowda International Airport – 60 mins



Schools

- DPS Electronic City – 10 mins
- Treamis World School – 3 mins
- EuroSchool – 18 mins
- Christ Academy – 20 mins
- Vibgyor High – 22 mins
- BGS National Public School – 25 mins
- Sherwood High – 30 mins



Offices & Major Tech Parks

- Infosys Campus – 8 mins
- Wipro SEZ – 10 mins
- Tech Mahindra – 12 mins
- Velankani Tech Park – 18 mins
- Global Village Tech Park – 30 mins
- Brigade Tech Gardens – 35 mins
- HCL Tech – 5 Mins
- Biocon – 1 Mins
- Apotex - 5 Mins
- Micro Labs - 5 Mins
- Bosch - 5 Mins
- Jigani Industrial Zone – 5 Mins

Approach

Strategically positioned off major arterial roads, ALN Sabari Heights ensures effortless access to Bengaluru's prime business corridors while maintaining a serene residential setting. Daily commutes become seamless, while weekends remain peaceful and rejuvenating.





Residents & Specifications

Premium Homes Crafted with Global Standards

ALN Sabari Heights offers spacious residences ranging from 1200 sq.ft to 2800 sq.ft, across 3, 3.5, 4 and 4.5 BHK configurations.

Interior Highlights:

- Imported Italian marble flooring in living & dining areas
- Premium wooden laminated flooring in bedrooms
- Designer luxury sanitary ware from reputed international brands
- Branded CP fittings
- Modular kitchen with granite countertops
- High-quality PVC / veneer-finished doors
- Engineered door frames with premium hardware
- Large French windows for maximum natural light
- VRV provision for air conditioning

Every apartment is crafted to reflect refined taste, functional luxury and enduring quality.

Amenities

56+ Lifestyle Amenities – Designed for Holistic Living



Wellness & Fitness

1. Grand swimming pool
2. Kids pool
3. Indoor gymnasium
4. Outdoor gym
5. Yoga deck
6. Meditation pavilion
7. Jogging track
8. Reflexology path
9. Spa & sauna
10. Aerobics studio



Sports

11. Badminton court
12. Basketball half court
13. Squash practice wall
14. Table tennis
15. Billiards
16. Carrom
17. Chess lounge
18. Snooker Table



Leisure & Community

19. Grand clubhouse
20. Co-working spaces
21. Business lounge
22. Library
23. Mini theatre
24. Party hall
25. Banquet lawn
26. Café lounge
27. Rooftop seating



Family & Kids

28. Children's play area
29. Toddler zone
30. Crèche
31. Indoor kids play zone
32. Splash play area

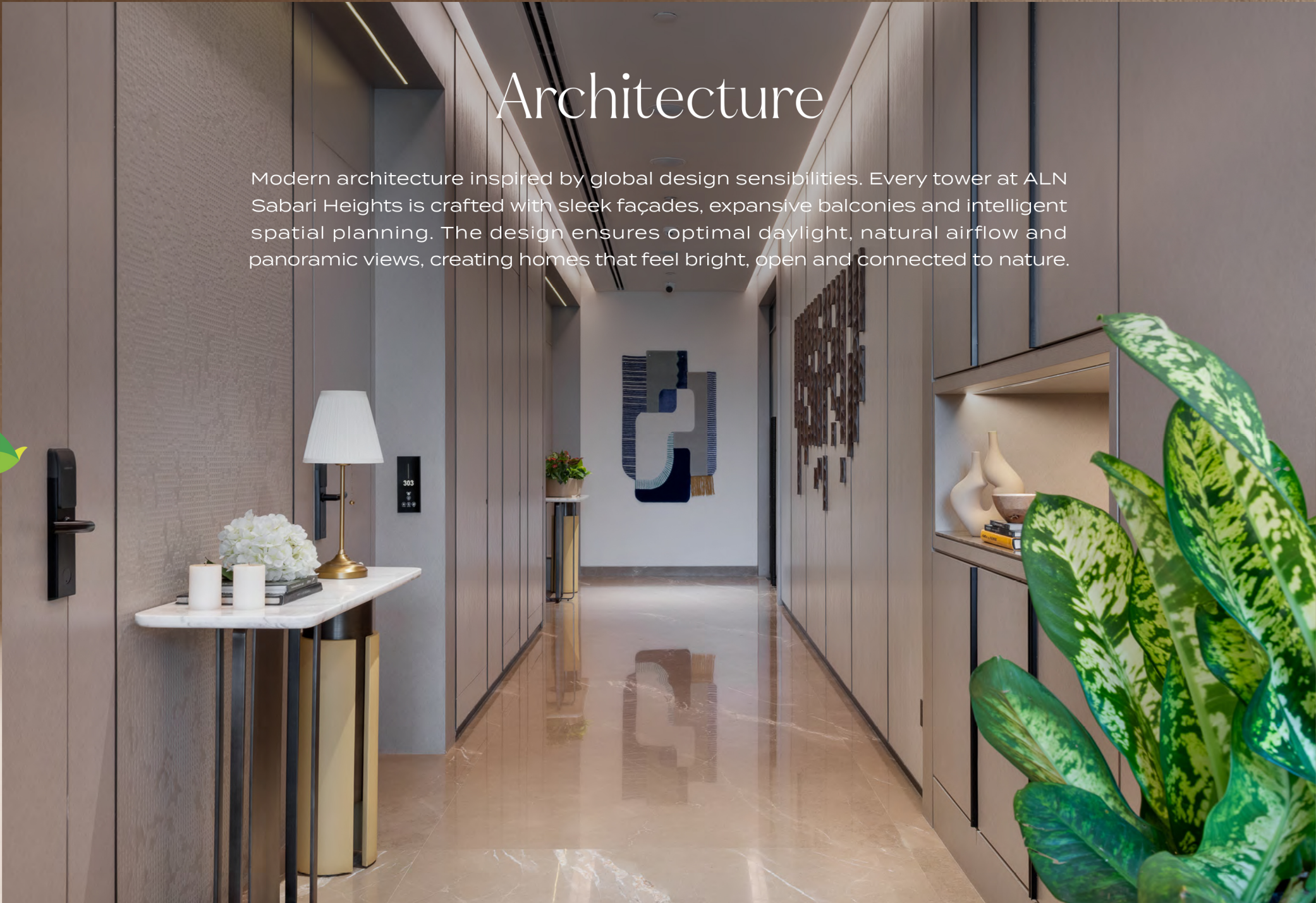


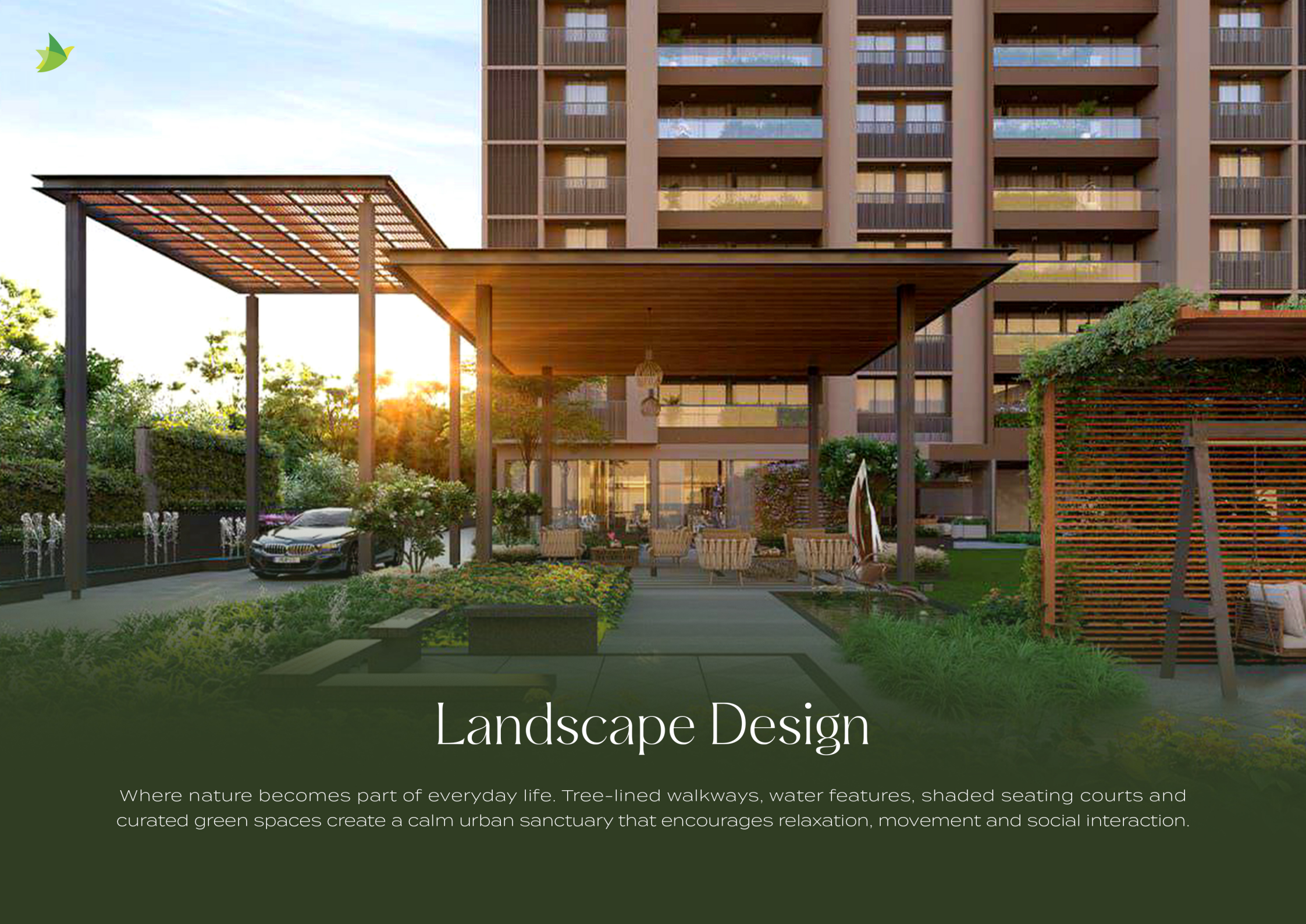
Convenience & Lifestyle

33. Guest suites
34. Senior citizen sit-out
35. Pet park
36. Landscaped gardens
37. BBQ zone
38. Amphitheatre
39. Reading pods
40. Open-air pergolas
41. Water features
42. Zen garden
43. Sculpture court
44. Sky deck
45. Viewing lounge
46. Meditation lawns
47. Yoga lawns
48. Open lawns
49. Indoor café seating
50. Party deck
51. Solar-lit pathways
52. Lake view walking pathways
53. Bicycle parking
54. Visitor lounge
55. Concierge desk
56. 24x7 security

Architecture

Modern architecture inspired by global design sensibilities. Every tower at ALN Sabari Heights is crafted with sleek façades, expansive balconies and intelligent spatial planning. The design ensures optimal daylight, natural airflow and panoramic views, creating homes that feel bright, open and connected to nature.





Landscape Design

Where nature becomes part of everyday life. Tree-lined walkways, water features, shaded seating courts and curated green spaces create a calm urban sanctuary that encourages relaxation, movement and social interaction.

Lifestyle Experience

At ALN Sabari Heights, life flows seamlessly between work, wellness and leisure. From morning yoga sessions to evening swims and weekend movie nights, every experience is designed to nurture physical well-being, mental peace and meaningful connections..



Investment & Legacy

Located in one of Bengaluru's fastest appreciating micro-markets, ALN Sabari Heights offers strong excellent long-term capital growth. This is not just a home – it is a legacy investment for generations.






ALN Buildtech

ALN Buildtech is a Bengaluru-based real estate developer driven by a vision to create elegant, well-crafted living spaces that embody quality, precision, and enduring value. With a strong commitment to thoughtful design, superior construction standards, and customer-centric development, the company has successfully delivered two residential projects and draws upon a rich legacy of experience through its sister concern, Ishana Properties, under which seven landmark projects have been completed. Rooted in Bengaluru, Karnataka, ALN Buildtech specializes in developing contemporary homes that seamlessly blend vastu-compliant planning, refined aesthetics, and modern lifestyles—establishing a reputation for trust and excellence in some of the city’s most promising residential corridors, including the vicinity of Electronic City.

Luxury by Appointment

 ALN Developers

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Location

