

SOBHA

PASSION AT WORK

SOBHA ARANYA

In Partnership With

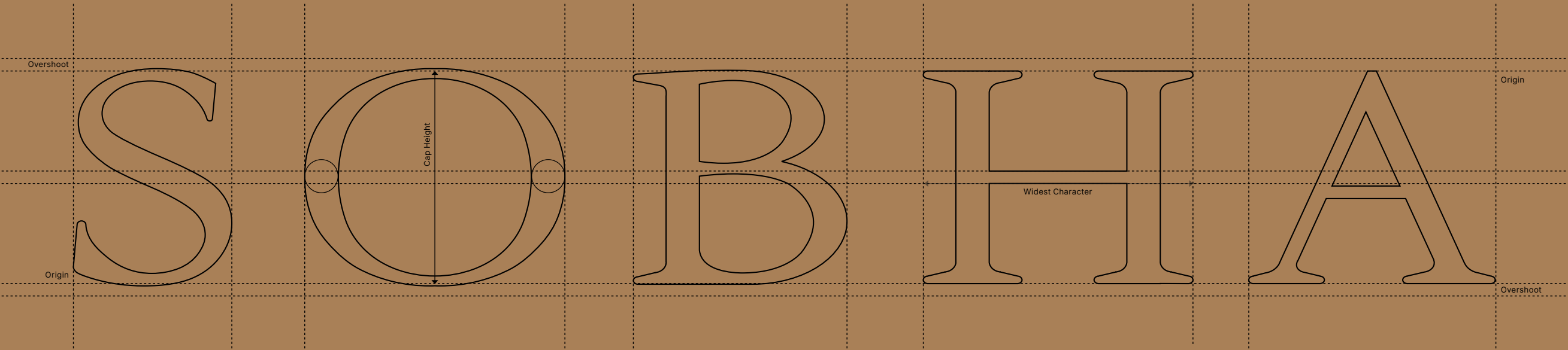

KARMA
LAKELANDS

GOLF RESORT & RESIDENCES

shot at
Karma
Lakelands

Estd.
19
95

PASSION.
INKED WITH
PERFECTION.



SOBHA has crafted over 539 iconic projects in the residential and commercial spaces spread over 133.58 million sq. ft. (12.40 Sq. m.) 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

Strong Workforce
13,850+ Employees

Over 230
Prestigious Awards

National Footprint
27 Cities in 14 States



KARMA LAKELANDS

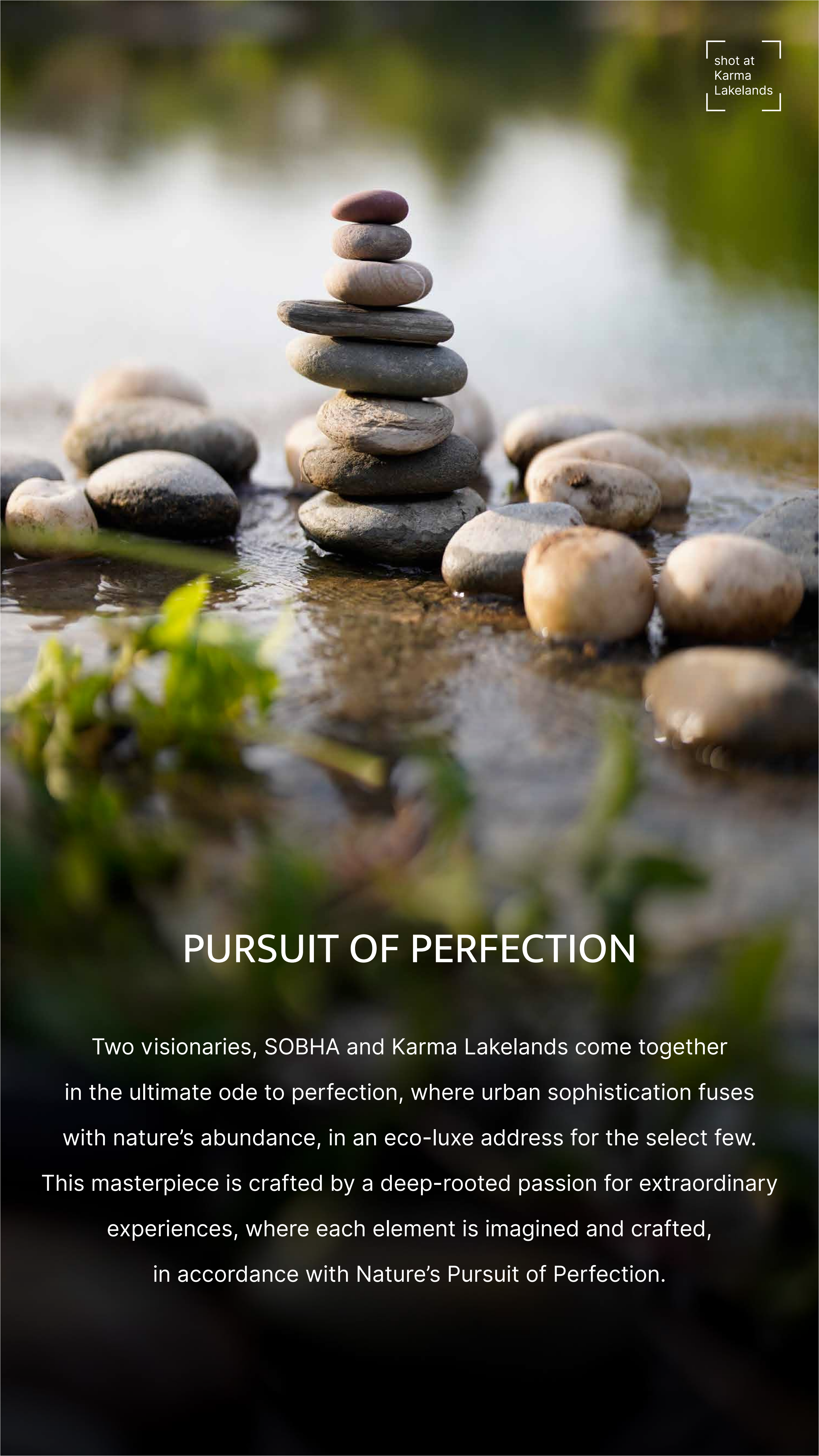
GOLF RESORT & RESIDENCES



Renowned for its exclusivity, what distinguishes the 270-acre (1.9 mil sq. m.) Karma Lakelands is its strong emphasis on sustainability. Amidst lavish amenities including a 9-hole award-winning golf course, a silent revolution of environmental consciousness integrates energy-efficient infrastructure with a bio-diverse paradise.



shot at
Karma
Lakelands



shot at
Karma
Lakelands

PURSUIT OF PERFECTION

Two visionaries, SOBHA and Karma Lakelands come together in the ultimate ode to perfection, where urban sophistication fuses with nature's abundance, in an eco-luxe address for the select few. This masterpiece is crafted by a deep-rooted passion for extraordinary experiences, where each element is imagined and crafted, in accordance with Nature's Pursuit of Perfection.

SOBHA ARANYA

Breathe in the beauty of nature in the blissful SOBHA Aranya
- a home imbining the essence of a delicate balance.

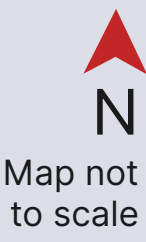
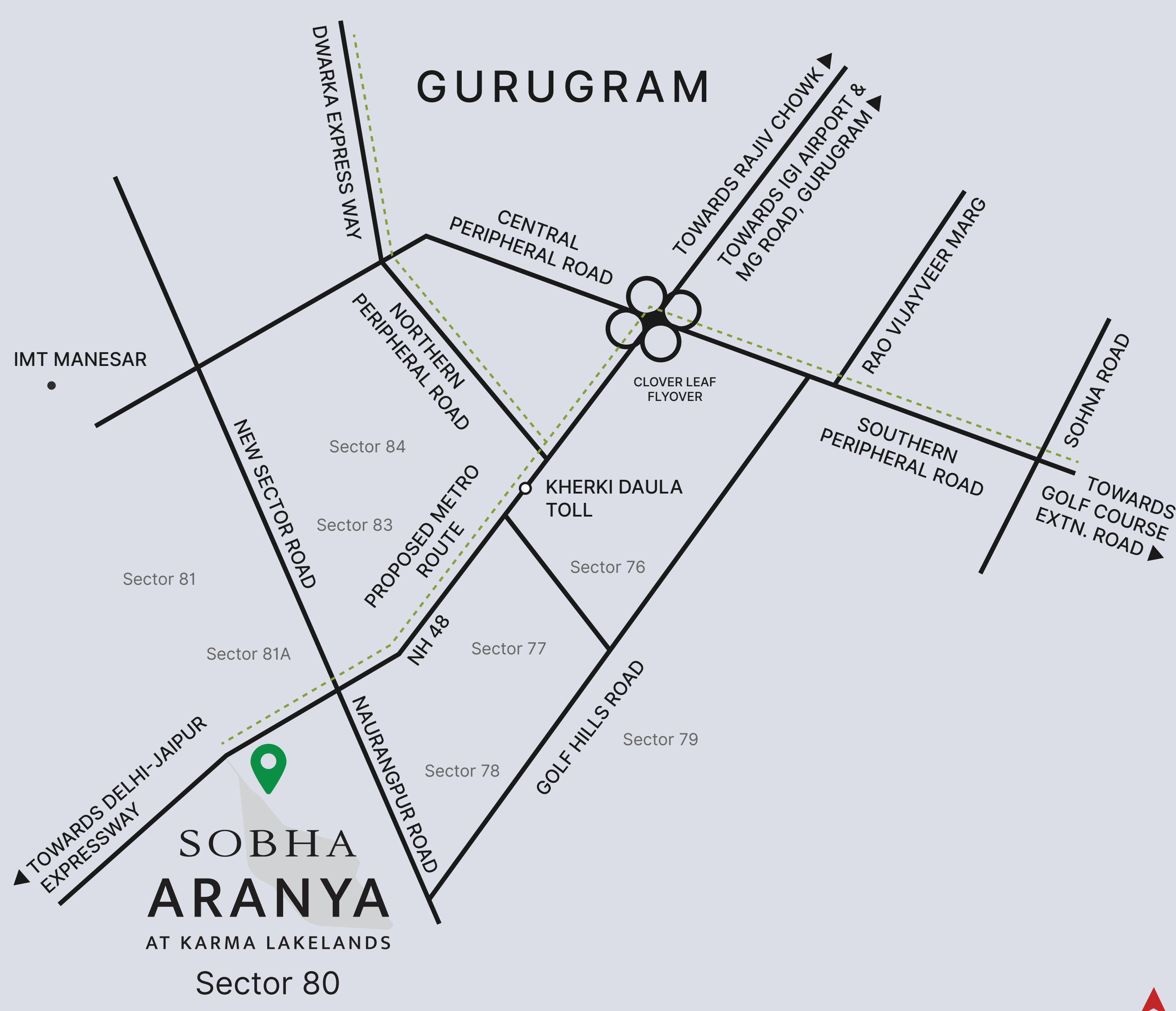
A seamless fusion of quality craftsmanship and nature's intricate
design, with stunning views of a verdant forestscape
and an award-winning golf course.



Artist's impressions

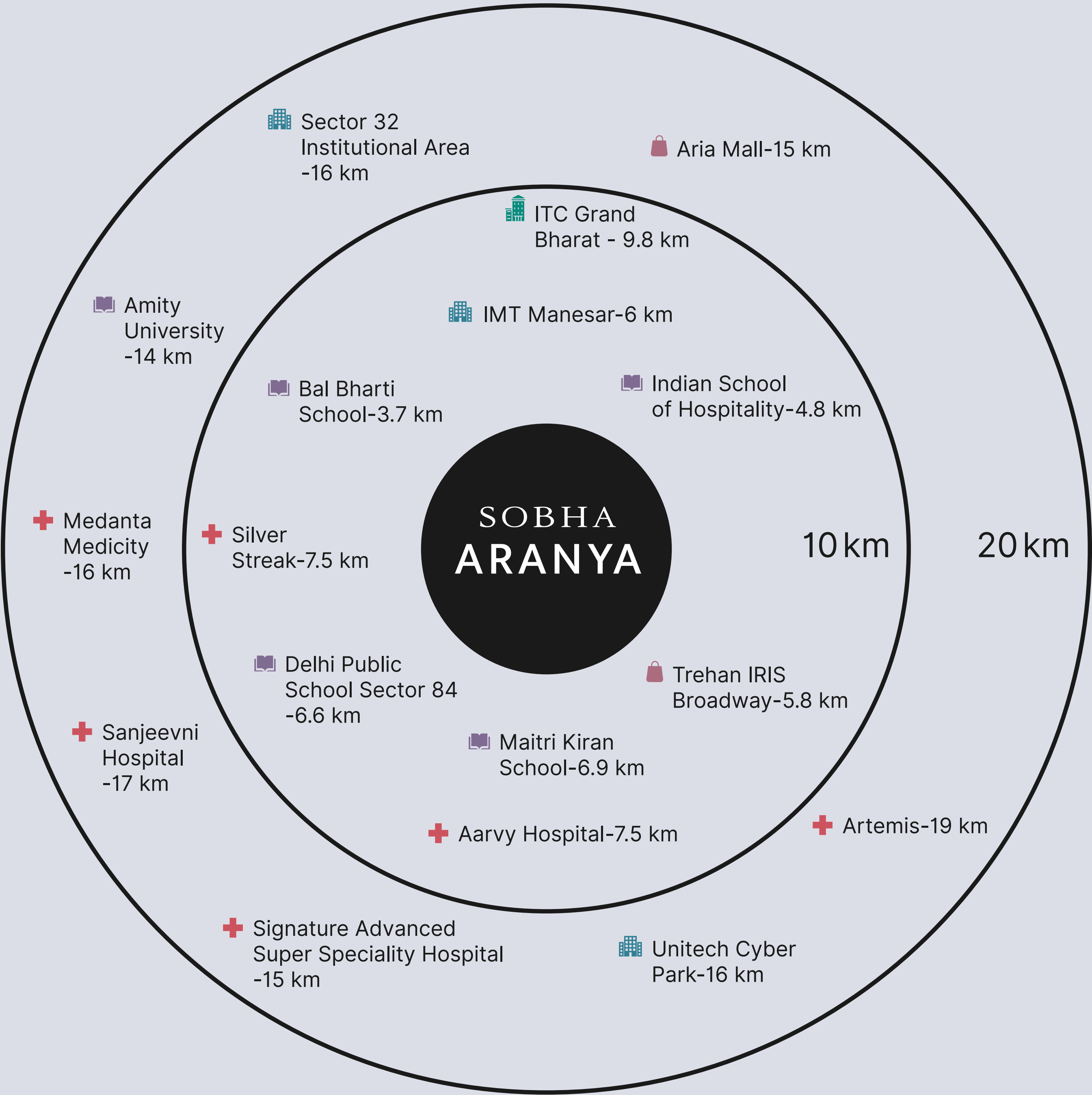
WELCOME TO GREEN SUBURBIA

SOBHA Aranya is located in Sector 80, Gurugram, as a gateway to both current and future developments in the Delhi NCR region. The proximity to the Dwarka Expressway has reduced commute time to Delhi and the IGI Airport via a signal-free drive.



THE EASE OF CONVENIENCE

Life is seamless when all conveniences are in the vicinity.
SOBHA Aranya is in proximity to reputed schools, hospitals,
industrial and commercial hubs, shopping malls
and key locales in the city.



* Represents distance only. Actual directions may vary.



MASTERFULLY CRAFTED LIKE NATURE'S PERFECTION.



- Over 85% of open spaces and a large central space designed to house recreational amenities and community gathering spaces with an eco-conscious clubhouse.
- The peripheral vehicular driveway cuts off the traffic ensuring uninterrupted movement and a safe amenities zone.
- The project includes several sustainable features like solar panels, rainwater collection pond, OWC among others.



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Map not
to scale

MASTERFULLY CRAFTED LIKE NATURE’S PERFECTION.



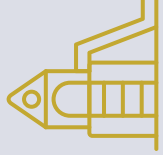
PARK & PLAZA ZONE

- 02. Healing Garden
- 04. Seniors' Park
- 16. Pet Park
- 18. Island Cove
- 19. Amphitheatre
- 22. Hanging Garden
- 24. Feature Garden
- 25. Celebration Lawn
- 26. Scented Garden
- 27. Centrepiece
- 30. Water Feature
- 31. Zen Garden
- 34. Party Lawn



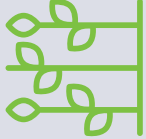
ACTIVE ZONE

- 03. Reflexology Pavilion
- 10. Jogging/Cycling Path
- 11. 6-Lane Olympic Size Pool
- 28. Outdoor Fitness Deck



KIDS' ZONE

- 12. Play Park
- 13. Water Play Deck
- 14. Kids' Pool
- 20. Fountain Deck
- 29. Play Plaza



RECREATIONAL ZONE

- 05. Picnic Grove
- 06. Sun Deck
- 09. Bonfire Circle
- 15. Leisure / Lazy Pool
- 32. Alfresco Deck
- 35. Clubhouse



ECO AMENITIES ZONE

- 01. Peripheral Planting
- 07. Bamboo Walk
- 08. Camping Grounds
- 17. Ecology Deck
- 21. Eco Pond
- 23. Forest Grove (West Side)
- 33. Forest Grove (East Side)



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to scale

TOWERS

shot at
Karma
Lakelands

Inspired by Nature's grand design, at SOBHA Aranya, we commit to the ultimate perfection of form & functionality.

PHASE 1: The 5 Towers of Phase 1 come with 524 residences offering spectacular forestscape and golf course views. This includes 3B+G+43/46 Floors.

Double-height Visitors Lounge • Green Terraces on various floors
Eco-sustenance Features • Privacy, No Homes Face Each Other

Forest Grove



Artist's impressions



Artist's impressions

shot at
Karma
Lakelands

INTERIORS

Nature's intricate workmanship and artful endeavours have been a source of inspiration while creating visually stunning spaces that foster a sense of balance and tranquility.

shot at
Karma
Lakelands

ARTISTRY IN DETAIL - LIVING ROOM

The interiors are created with the detailing and craftsmanship offered by one of nature's most intriguing architects – bees. The living room has been crafted to maximise space, from the large entrance door to the grand foyer. The living, dining, lounge area & bar space comes with a balcony offering picturesque views.

Forest Grove



Artist's impressions



Artist's impressions

WOVEN WITH THE ULTIMATE COMFORT - MASTER BEDROOM

shot at
Karma
Lakelands

Just like a weaver bird, creating a safe and secure haven of comfort, the expansive master bedroom is created with precision and care. It has an attached balcony offering stunning views, along with a dedicated vanity space, a generously-sized walk-in wardrobe, and a home-office niche.

Weaver Bird nest

CRAFTING FLAWLESSNESS - BALCONY

The finesse of golf lies not only in the swing of the club but meticulously positioning bunkers, fairways, and greens to test players' skill. Your abode is planned with as much thought.

The sun-kissed balconies come with wood-like finish with a private garden. The thermal-insulation glass sliding doors help regulate temperatures.

9-hole Golf Course View



Artist's impressions



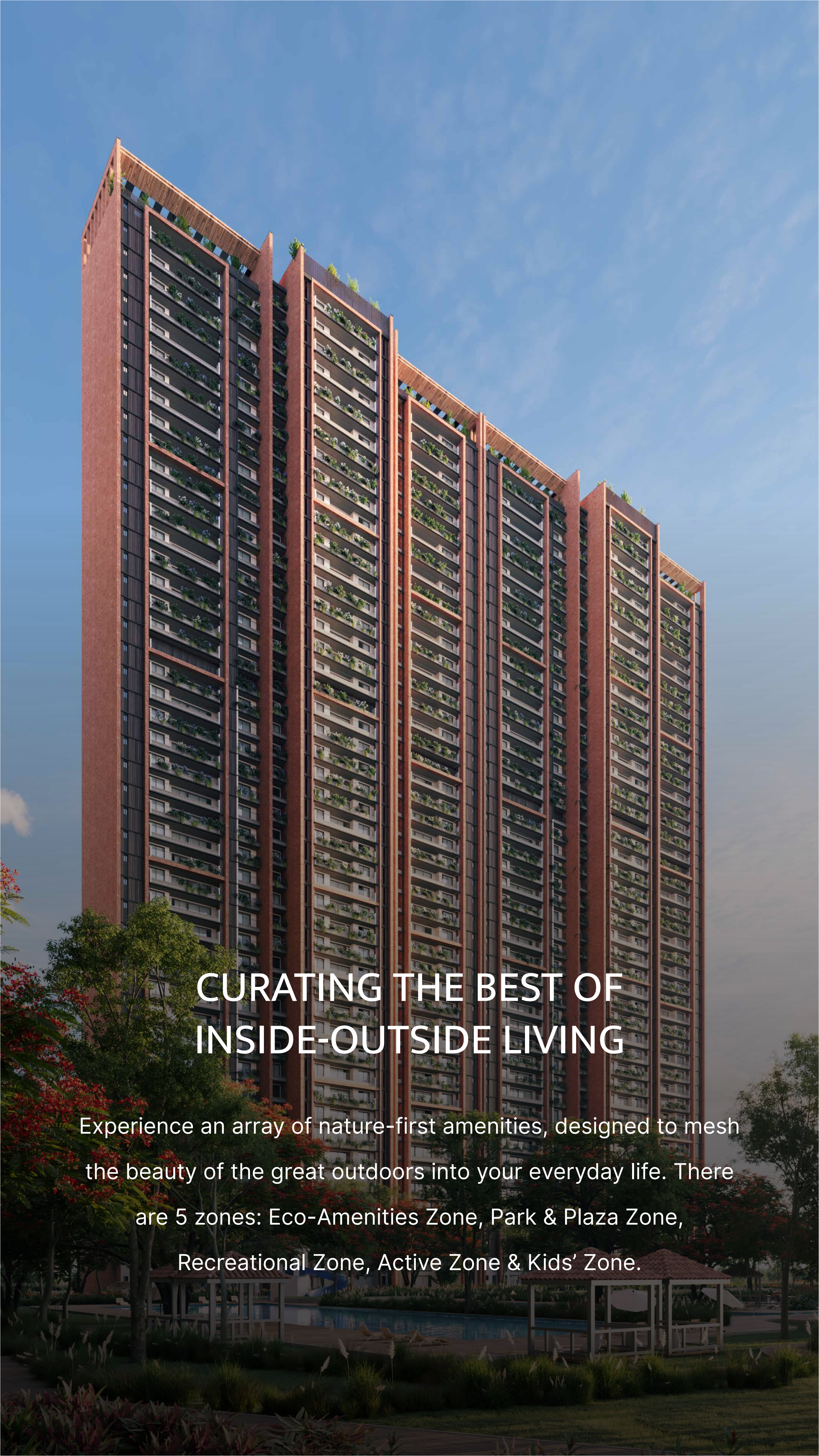
Artist's impressions

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TWICE THE THOUGHTFULNESS - MASTER BATHROOM

It is said that nature's perfection is found in pairs. Akin to the African Queen butterflies spotted at SOBHA Aranya, our bathroom is a quintessential tribute to the power couple. The spacious well-lit bathroom comes with a large entry featuring a dedicated vanity space, along with twin chambers with basins. This ensures both me-time and we-time.

African Queen Butterflies



CURATING THE BEST OF INSIDE-OUTSIDE LIVING

Experience an array of nature-first amenities, designed to mesh the beauty of the great outdoors into your everyday life. There are 5 zones: Eco-Amenities Zone, Park & Plaza Zone, Recreational Zone, Active Zone & Kids' Zone.

RECREATIONAL ZONE

The property hosts expansive recreational spaces that foster both me-time and community bonding.

Clubhouse • Picnic Grove • Leisure Pool • Alfresco Deck
Bonfire Circle • Sun Deck



Leisure Pool

CLUB ANTARA

Luxurious eco-conscious 75000 sq. ft. (6967 sq.m) clubhouse with panoramic views. The electricity here is generated from the Solar Panels while the rainwater harvesting caters to the water requirement.

Café & Reading Lounge • Indoor pool • Co-working Space
Kids' room • Mini theatre • Multipurpose Room • Gym • Yoga
Activity Room (hobby room) • Indoor Games • Table Tennis
Badminton Court • Squash



KIDS' ZONE

A vibrant space for dreaming and doing,
while being closer to nature.

Play Park • Kids' Pool • Water Play Deck
Play Plaza • Fountain Deck

ACTIVE ZONE

There are multiple spaces for fitness enthusiasts
and those seeking wellness.

Jogging/Cycling Path • 6-lane Olympic-size Pool
Outdoor Fitness Deck • Reflexology Pavilion

6-lane Olympic-size Pool

ECO-AMENITIES ZONE

SOBHA Aranya is dotted with several eco-amenities that adheres to the principle of reduce, reuse, restore & recycle.

Eco Pond • Ecology Deck • Restoration Forest • Forest Grove
Bamboo Walk • Camping Ground

shot at
Karma
Lakelands

PARK & PLAZA ZONE

The most vibrant and gorgeous section is the Park and Plaza with several thematic gardens for leisure and social activities.

Celebration Lawn • Party Lawn • Amphitheatre • Seniors' Park

Water Feature • Scented Garden • Island Cove Centrepiece

Pet Park • Feature Garden • Zen Themed Hanging Garden

Healing Garden

Healing Garden

TESTIMONIES OF EXCELLENCE



Mr. Naresh & Family
SOBHA City,
Gurugram

We were looking for a community where our kids have open space to play safely! This project has amenities for both kids and adults. It has a wide range of sporting amenities - from cricket ground to skating rink.



Mr. Pulkit & Family
SOBHA Royal Pavilion,
Bengaluru

We are from Rajasthan and we loved the Rajasthan theme of SOBHA Royal Pavilion. What caught our attention, apart from the theme, is the construction quality of SOBHA, the layout planning, and all the unique amenities, especially the clubhouse.

RC/REP/HARERA/GGM/808/540/2024/35 dated 01-April-2024

www.haryanarera.gov.in

SOBHA Aranya, Karma Lakelands, Sector 80, Gurugram.

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