



CAELORA

BY
LEO PRIDE





From **caelum** (Latin for sky, heaven, or expanse) + **aura** (Latin for breeze, breath, or subtle atmosphere).

Together,

Caelora suggests “the breath of the sky”
a poetic embodiment of lightness, openness, and serenity.

"A Home In Harmony with Air, Light and Life"

Celebrates the gentle dialogue between the built and the natural

Every surface, opening, and void invites nature to permeate sunlight, tracing paths across stone, air flowing freely through courtyards, plants filtering shadow and scent.

It is a sanctuary that breathes with its surroundings where the quality of materials and spaces the vitality of life.



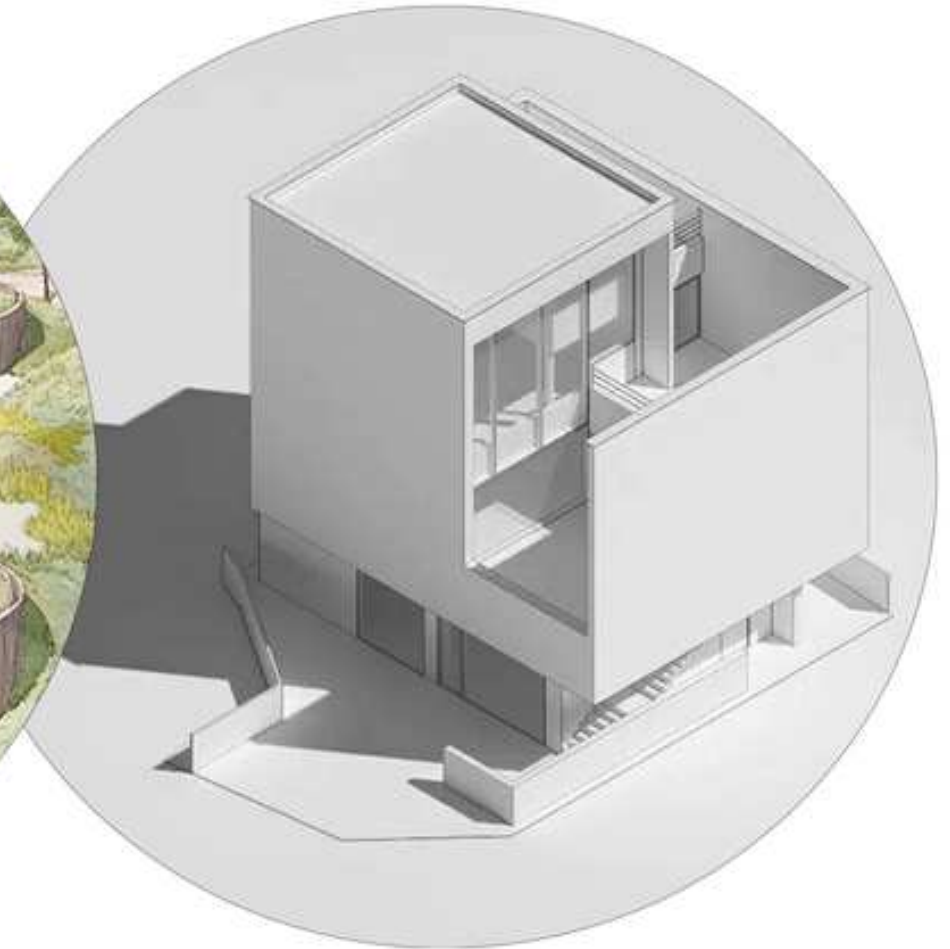
Biophilia

Nature, Light, Air



Caelora

Architecture as Light and Air



Minimalism

Clarity, Stillness, Form

This project explores the intersection of minimalism and biophilia where space becomes a vessel for nature, light and air rather than for objects and ornamentation. Architecture here does not compete with the landscape; it breathes with it. Walls frame living scenes. Openings capture wind and sunlight. Materials weather and age, revealing the beauty of impermanence. Every element is intentional each surface, void, and shadow designed to heighten our awareness of the natural world. The absence of excess becomes presence: the presence of stillness, texture, light, and time.

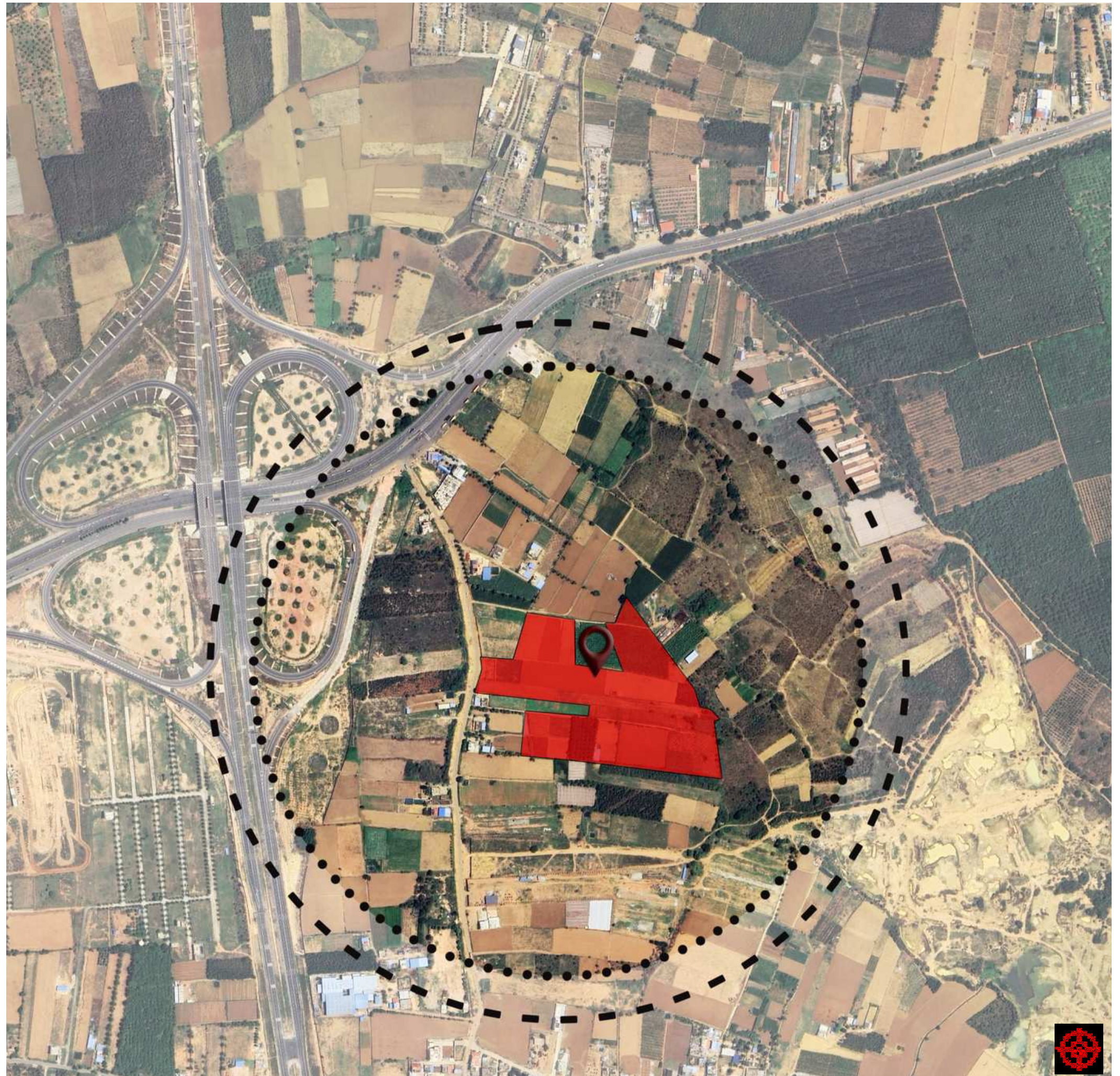
In this synthesis, minimalism offers clarity, and biophilia restores connection. Together they create spaces that nurture calm, focus, and belonging not through abundance, but through essential harmony with nature.

SITE LOCATION

Kolathur, Bangalore, is emerging as a key hub due to rapid infrastructure growth and its location near major transport corridors. With the 10-lane Bengaluru–Kolar expressway, STRR links, and new flyovers, it offers excellent connectivity, attracting investors and businesses, and positioning itself as an emerging residential and commercial hotspot.

Highlights of **Leo Pride CAELORA** :

- A Gateway Project of Bengaluru East @ Kolathur junction
- Only nearest Residential Project at Bengaluru's Biggest Ring Road which is the combination of STRR (Satellite Ring Road) & NE-7(National Express way)
- Project is at Walkable distance with just 100 meters from Kolathur junction.
- 60 feet wide Approach Road from 80 feet Kolathur – Malur road.
- This Kolathur junction has got the Best connectivity in the entire Bengaluru infrastructure.
- Starting point of 69 KM Stretch Hoskote – Kolar 10 lane National High- way.
- Entry point to Kempegowda International Airport(KIA) Road.
- Entry Point to Bengaluru – Chennai National Express way (NE-7).
- Entry Point to Bengaluru City.
- Entry Point to Electronics City.
- Direct Connectivity from Kolathur junction to Kolar, Malur, Hosur, Devanahalli, Nelamangala, Dabaspete, Tirupati, Ongole, Nellore, Vijayawada, Guntur, Chittoor, Kadapa, Anantapur, Kurnool, Hyderabad, Chennai which no other junction has.



PROXIMITY HIGHLIGHTS

Seamless Connectivity to the below

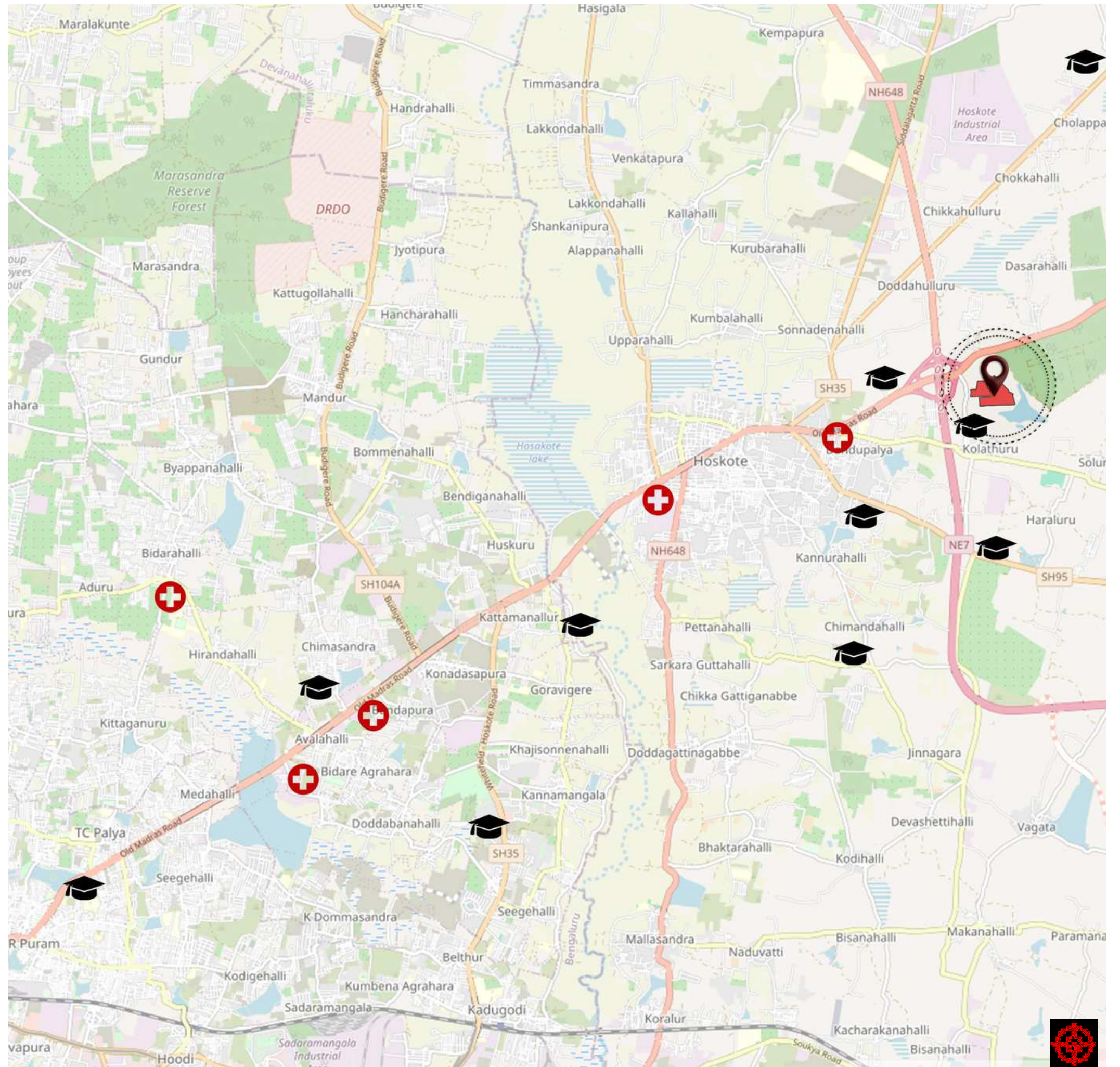
- Kempegowda International Airport (40 mins)
- Go-kart racing track (5 mins)
- Multiple residential projects near by from other developers.
- Proposed Satellite Bus-stand (5 mins)
- Proposed BMRCL Metro connectivity and station at Kolathur junction.

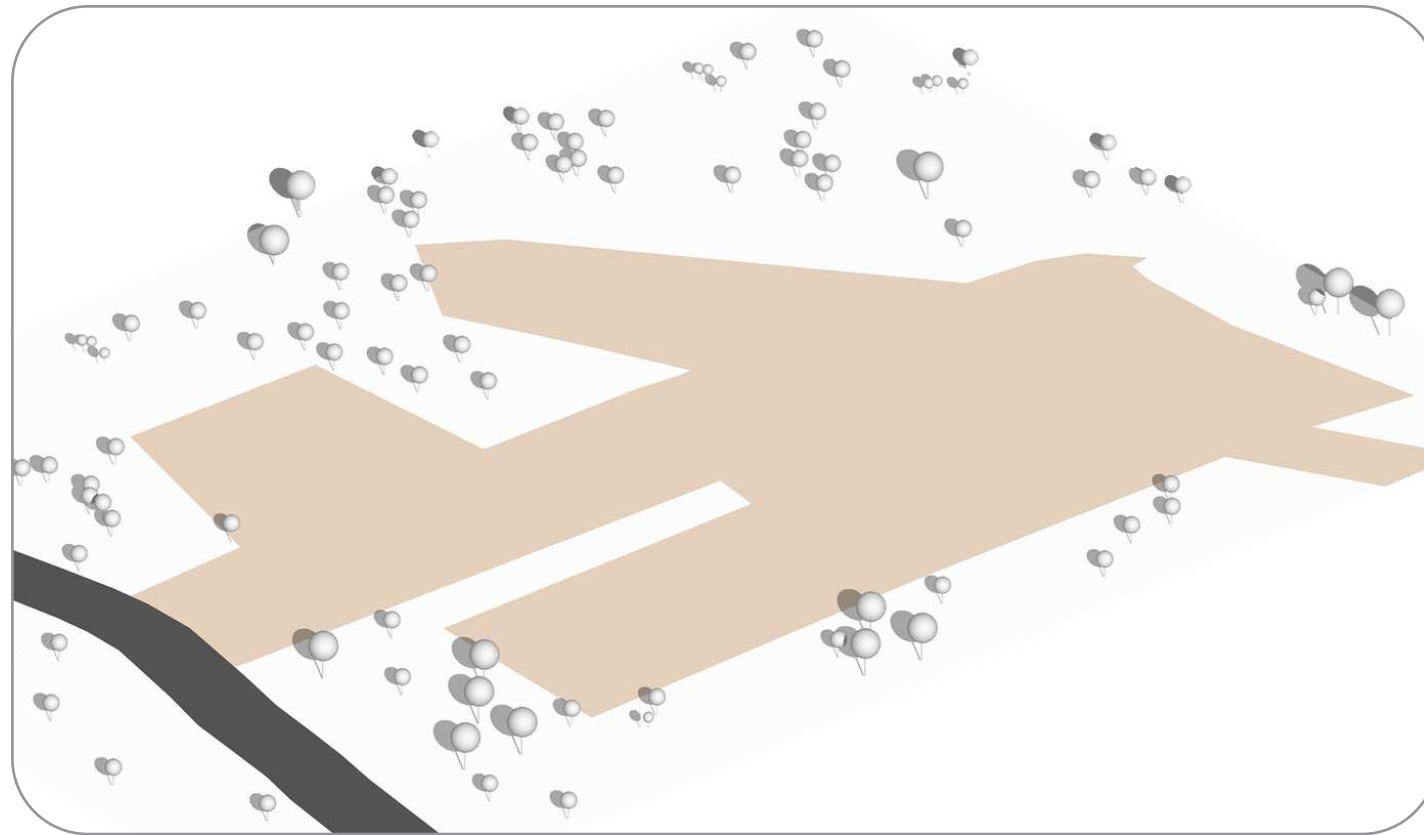
Nearby Hospitals

- MVJ Hospital (5 mins)
- Kolathur 100 Bed Govt. Hospital (5 mins)
- Siliconcity Hospitals (15 mins)
- Arvi Hospital (15 mins)
- Ovum Hospitals (15 mins)
- Surgecare Superspeciality Hospital (20 mins)

Nearby Educational Institutions

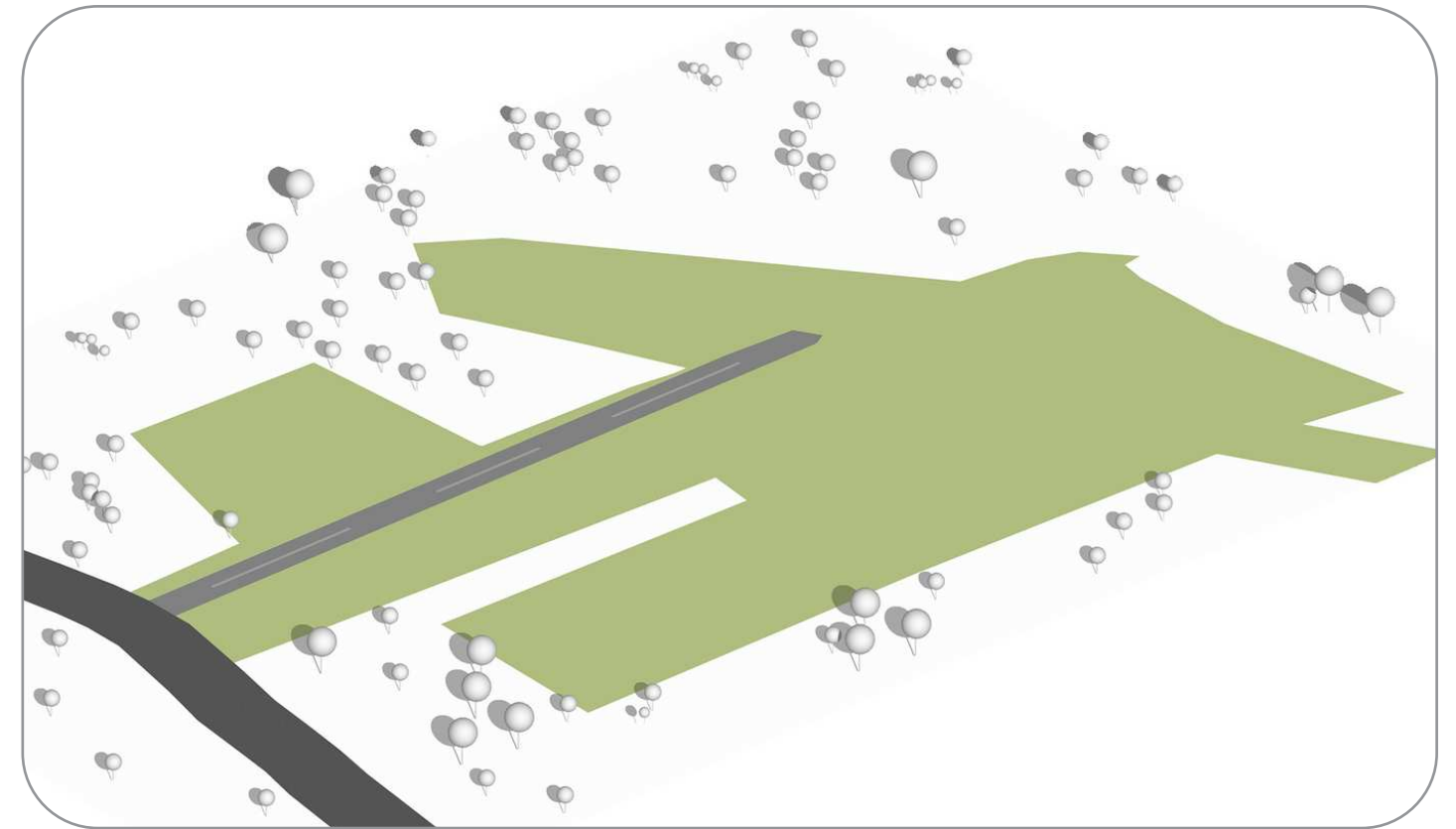
- Capstone High School (05 mins)
- MVJ Medical College & Hospital (05 mins)
- VIT (Vellore Institute of Technology) University Campus (09 mins)
- Garden City University Campus (09 mins)
- Vibgyor High School (15 mins)
- Narayana e-Techno School (15 min)
- Winmore Academy (15 mins)
- Samruddhi PU and Degree College (15 mins)
- Bangalore International Academy (15 mins)
- Jain Heritage School (20 mins)
- MVJ College of Engineering (25 mins)





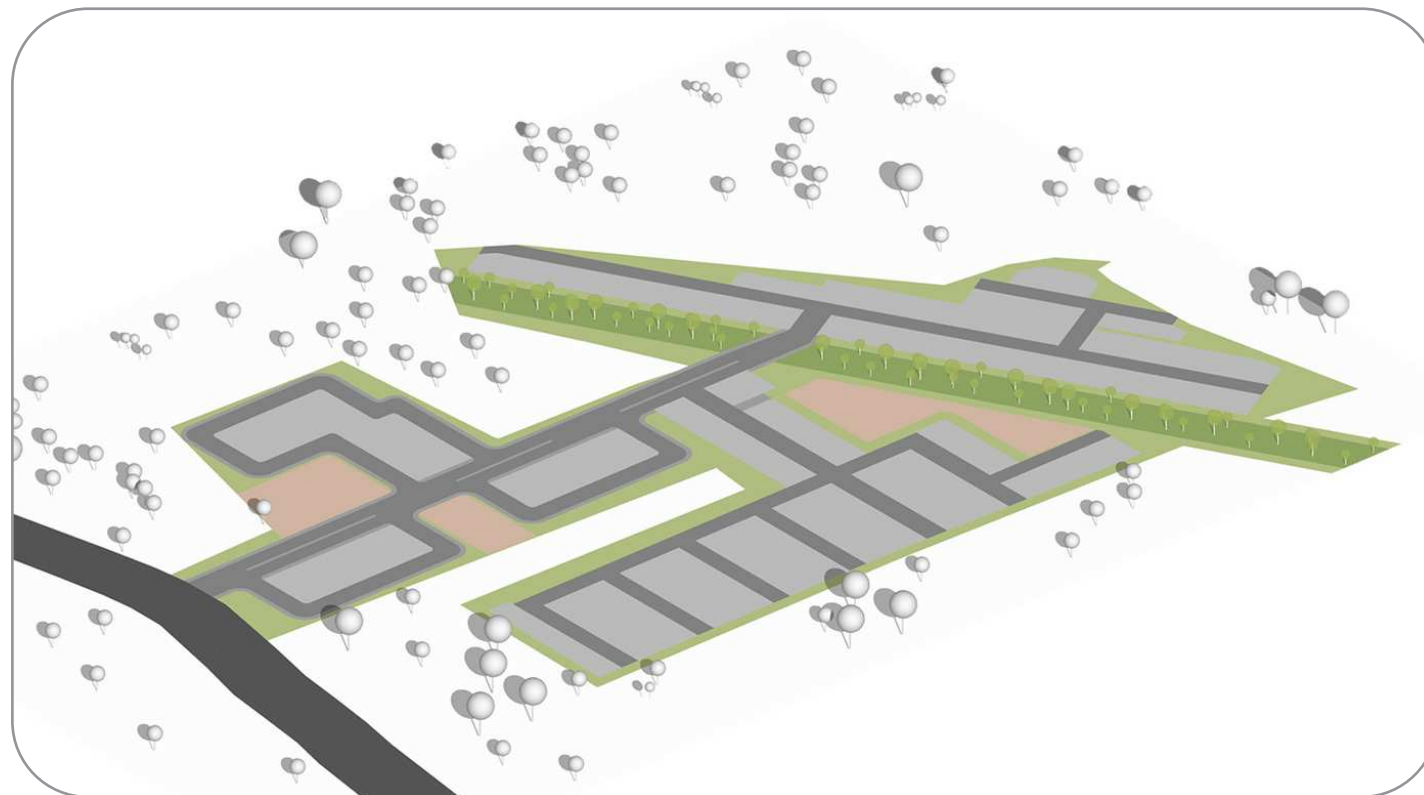
1. Authorized Area for Site :

Ensure adherence to site setbacks and building regulations to define the permissible construction zone.



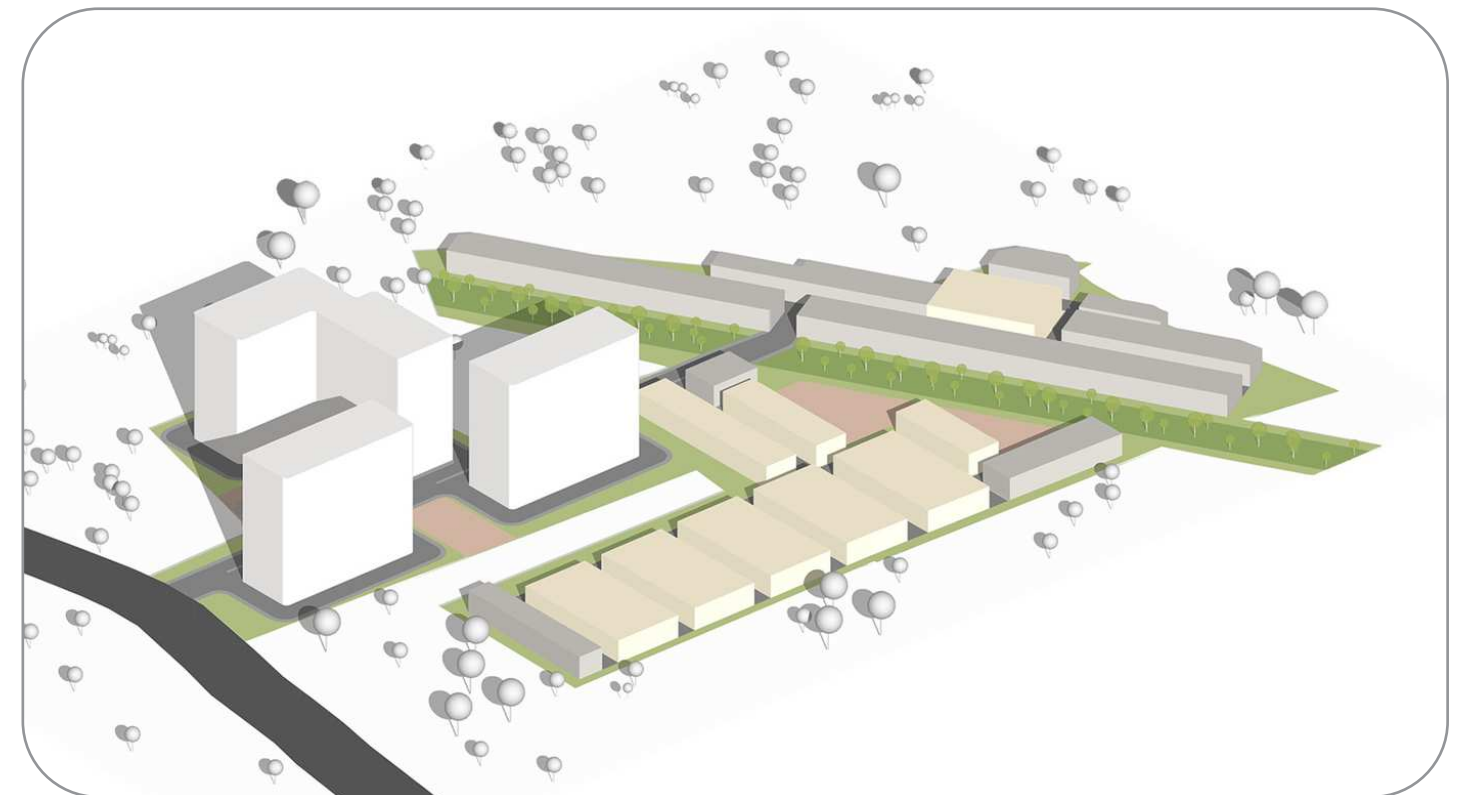
3. Buildable Area and Green Cover :

Identify the usable buildable area within the site boundary and assess the allocation of green space



2. Site Setbacks and Zoning Compliance :

Determine and comply with required setbacks and accordingly identifying the mass of the building.



4. Layout Arrangement :

Design the site layout to meet basic programming needs while ensuring ample light and ventilation.



- VILLA 33' X 55'
- VILLA 33' X 45'

LEGEND

1. ENTRY

2. EXIT

3. CLUBHOUSE

4. YOGA LAWN

5. PLAY LAWN

6. ZEN GARDEN

7. REFLEXOLOGY PATHWAY

8. JOGGING/ WALKING TRACK

9. OPEN AIR THEATRE

10. PICKLEBALL COURT

11. SQUASH COURT
12. PAW PARK

13. SENIOR CITIZEN SEATING

14. OUTDOOR GYM

15. MULTIPURPOSE COURT

16. GREAT LAWN

17. PARTY LAWN

18. ORCHARD

19. KIDS PLAY AREA WITH TREE HOUSE

20. CRICKET PITCH

21. BASKETBALL COURT

22. SAND PIT
23. GAZEBO

24. MAZE GARDEN

25. LOTUS POND

26. OPEN PARTY HALL

27. ROCK GARDEN

28. ADVENTURE ZONE

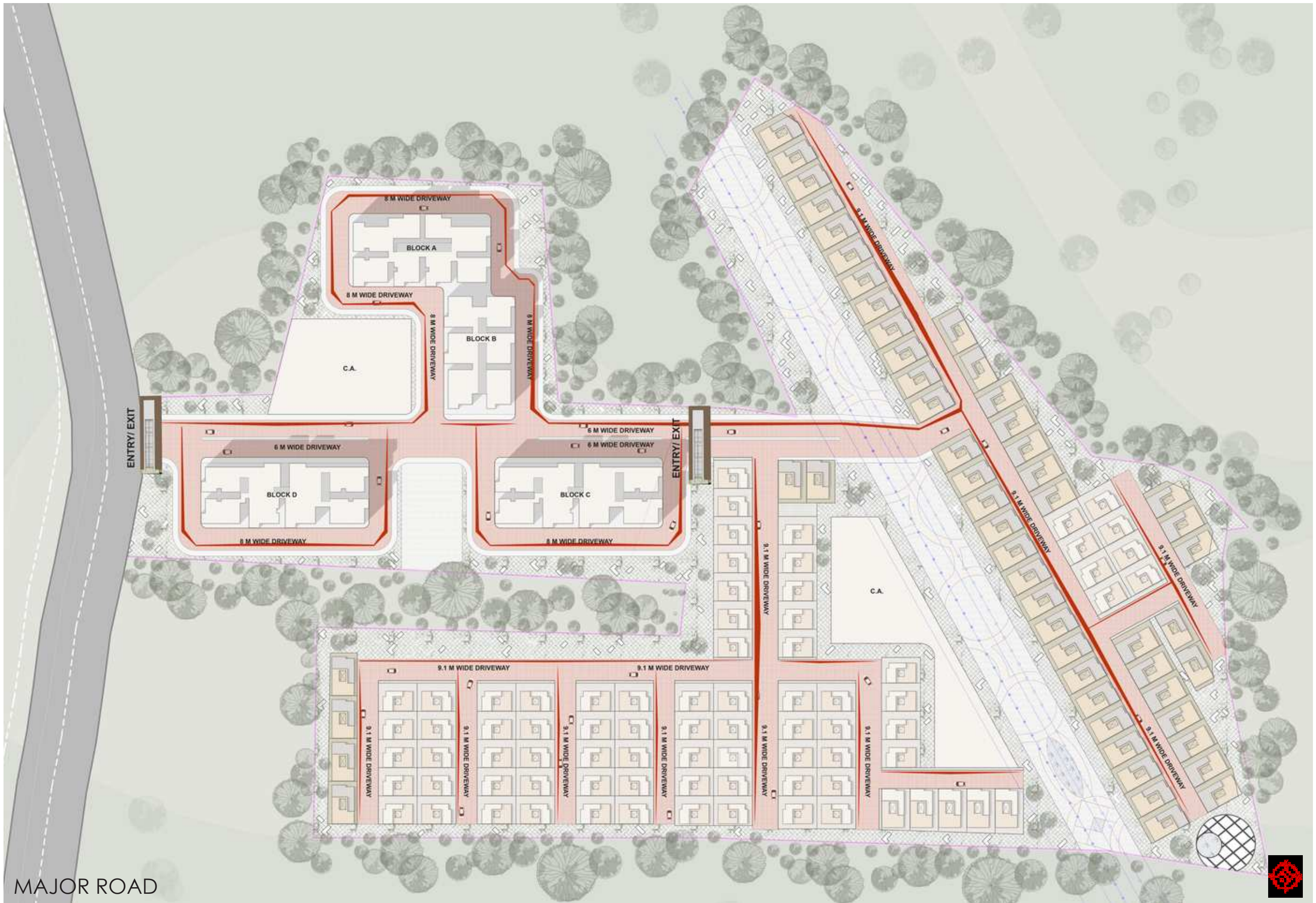
29. SWIMMING POOL

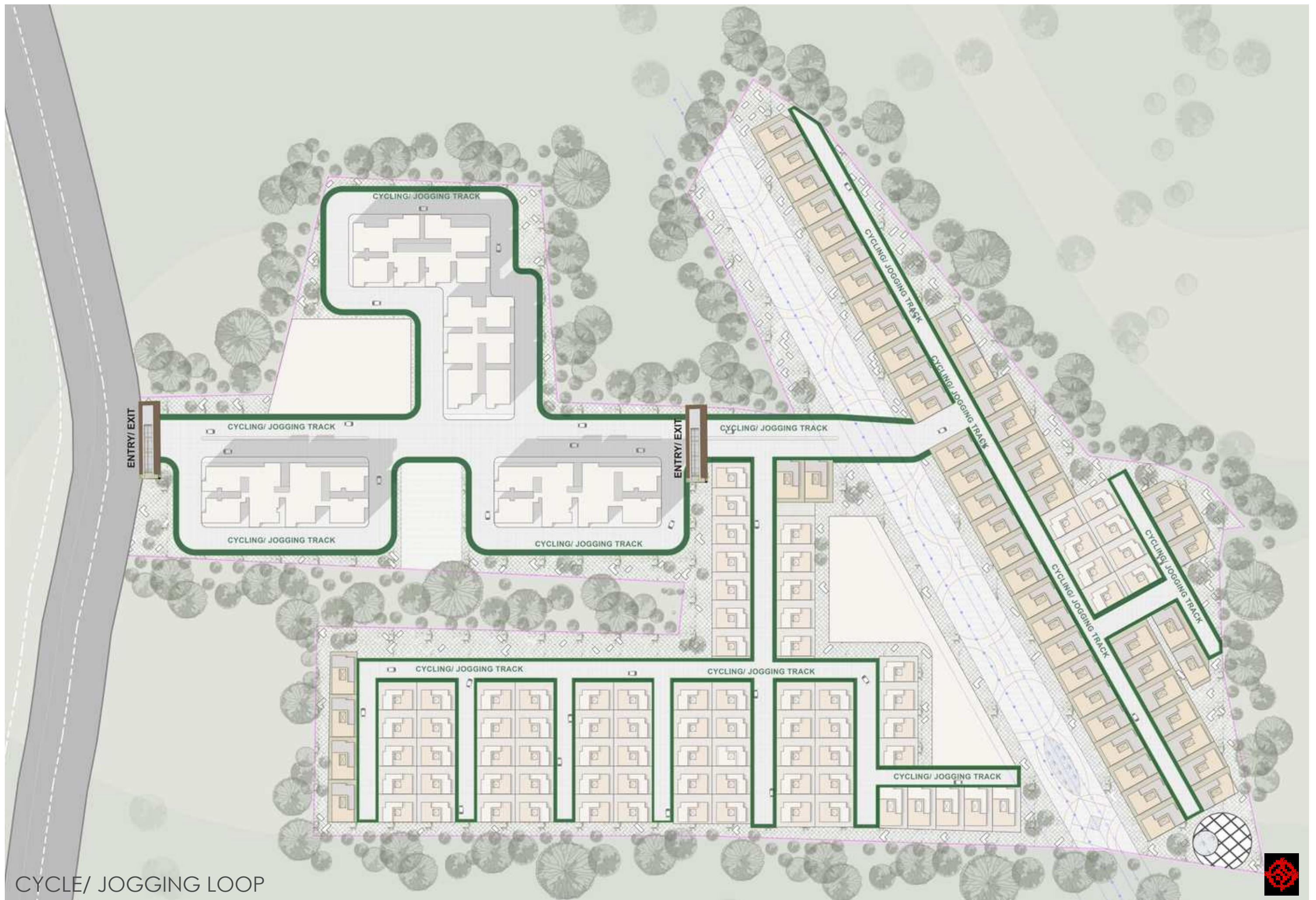
30. POOL SIDE LOUNGE

31. TRANQUIL TRAIL

32. IMAGINATION PARK

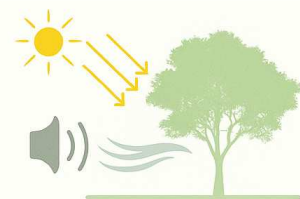
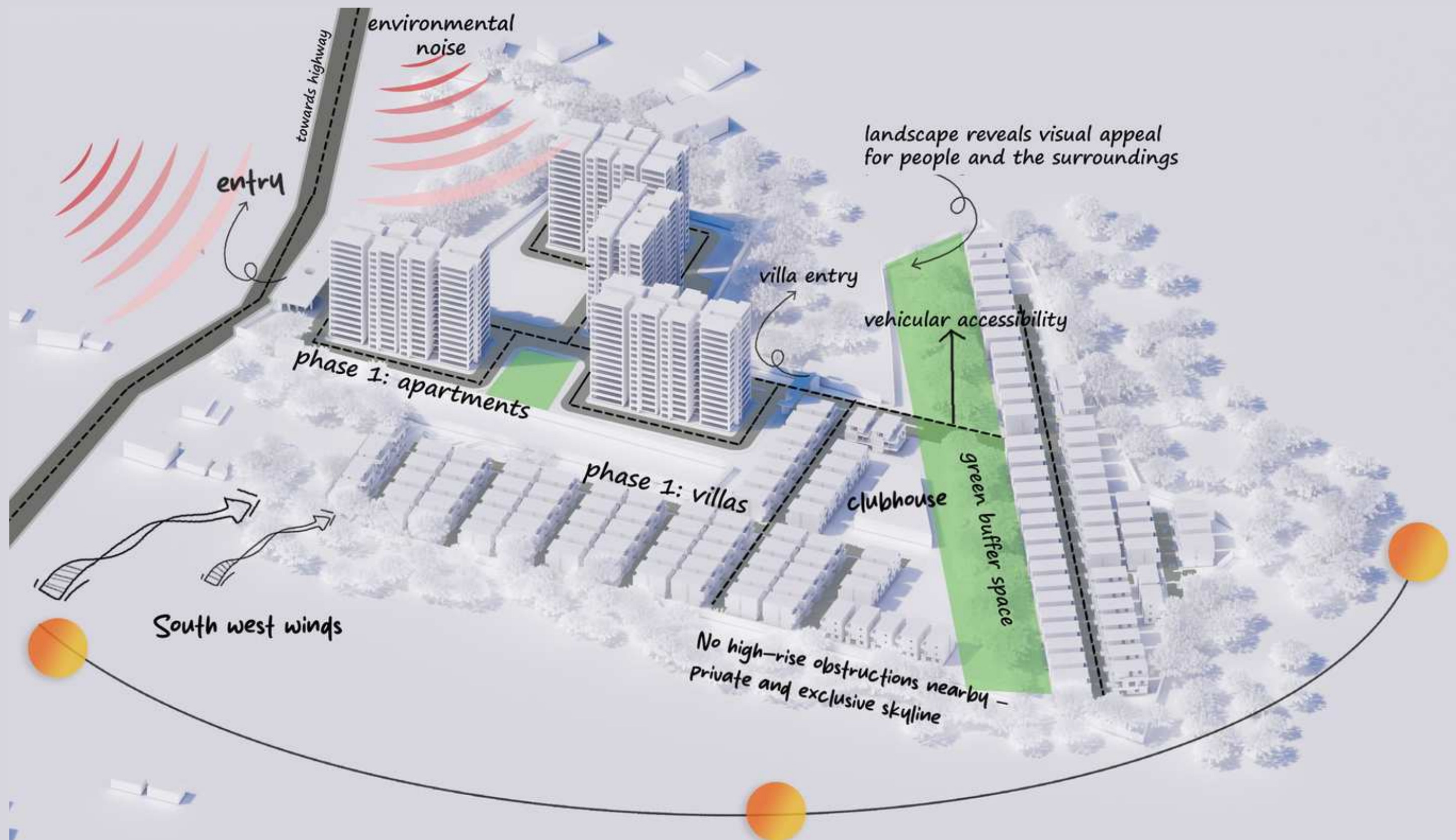
33. SUNSET LOUNGE





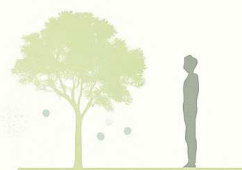
CYCLE/ JOGGING LOOP

CONCEPT



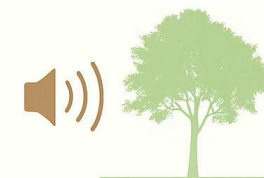
SHADE + COOLING

Trees provide shade and lower ambient temperature, creating cool and comfortable spaces around buildings.



AIR PURITY

Lush foliage filters air pollutants, absorbs carbon dioxide, and improves local air quality.



NOISE SHIELD

Dense tree cover acts as an effective noise barrier, buffering sound from roads and surroundings.



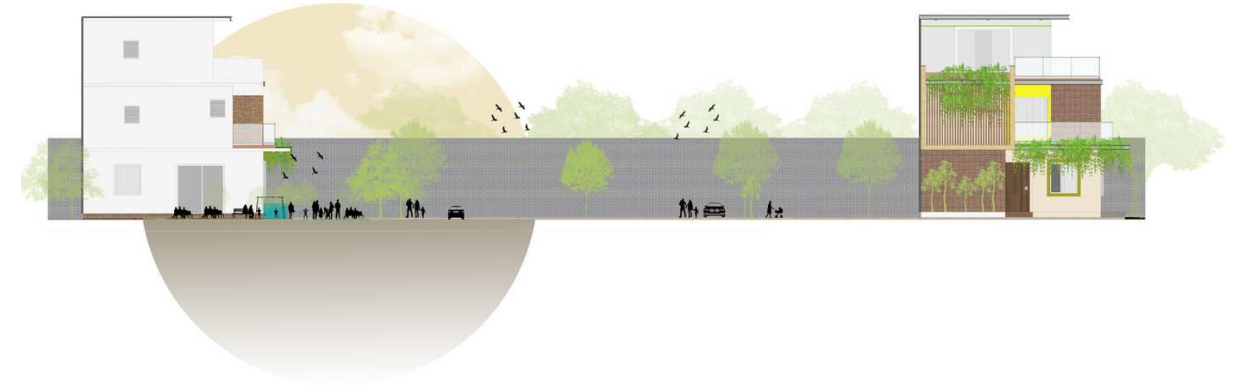
WELL-BEING

Connection with nature promotes mental, physical, and emotional well-being.



Masterplanning and street design are essential in urban development, shaping functional, aesthetically pleasing, and sustainable environments.

- A well-executed masterplan integrates land uses, infrastructure, and green spaces for:
- Efficient movement
- Social interaction
- Environmental balance
- Thoughtful street design enhances:
 - Traffic flow
- Pedestrian accessibility and safety
- Encouragement of walkability, cycling and public spaces
- These designs foster a sense of community and promote social engagement, well-being, and a sense of belonging.
- Ultimately, masterplanning and street design create a harmonious urban environment that supports both practical needs and quality of life for residents.



Both side elevation as seen from road level

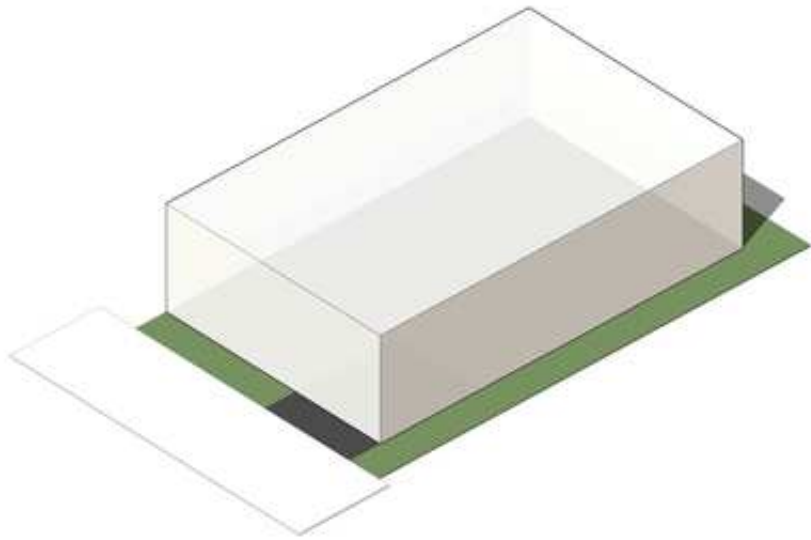


Street Section through a 30 ft road showing efficient movement throughout the site

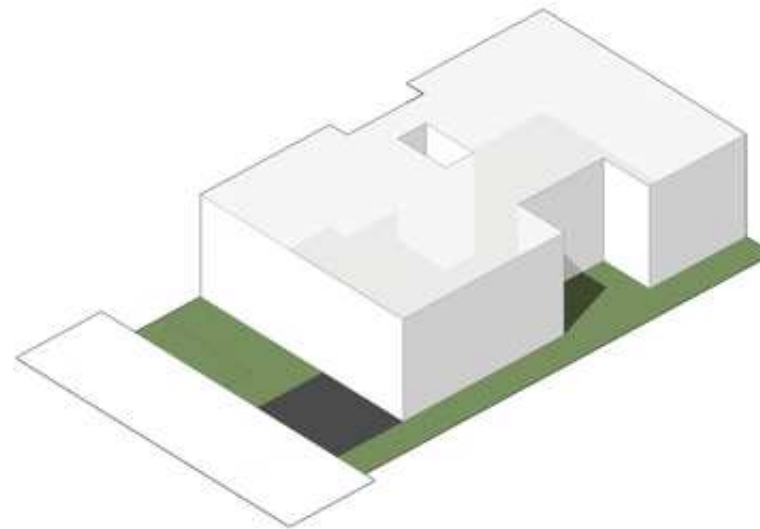


Site Section Showing various avenues & their functionality

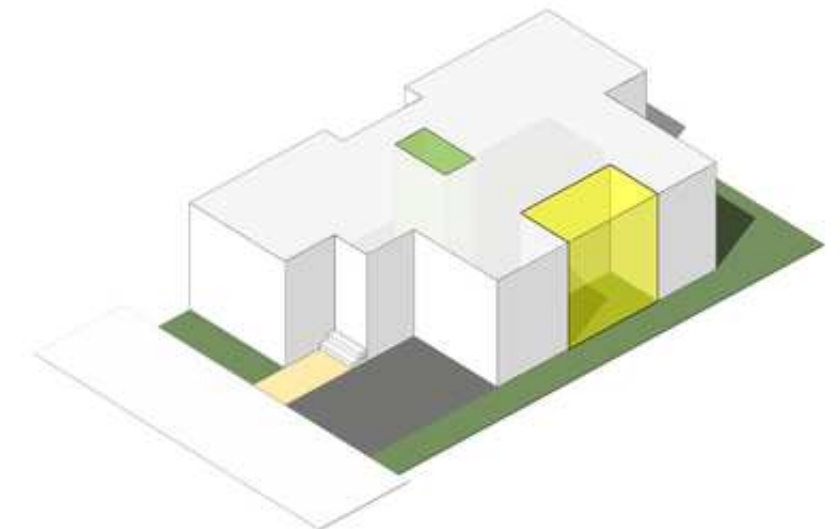
Basic form developed from site dimensions.



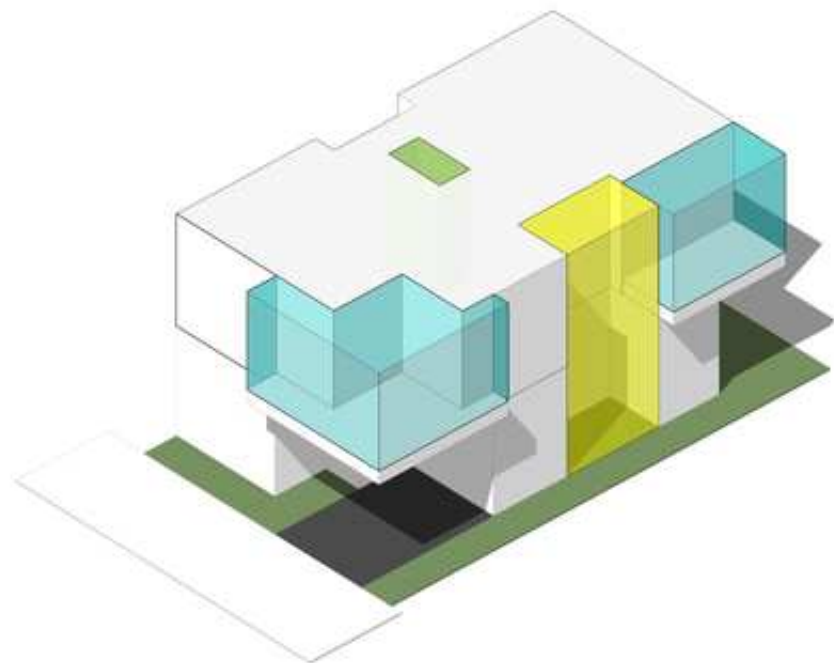
Opening planned for airflow & light.



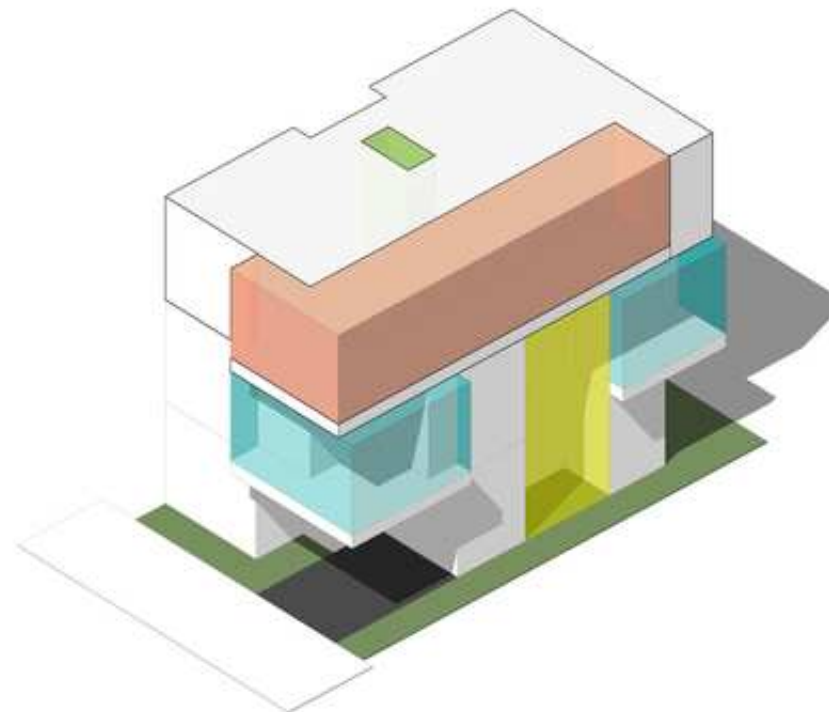
Volume shows double height living area, adds opening and visual connection.



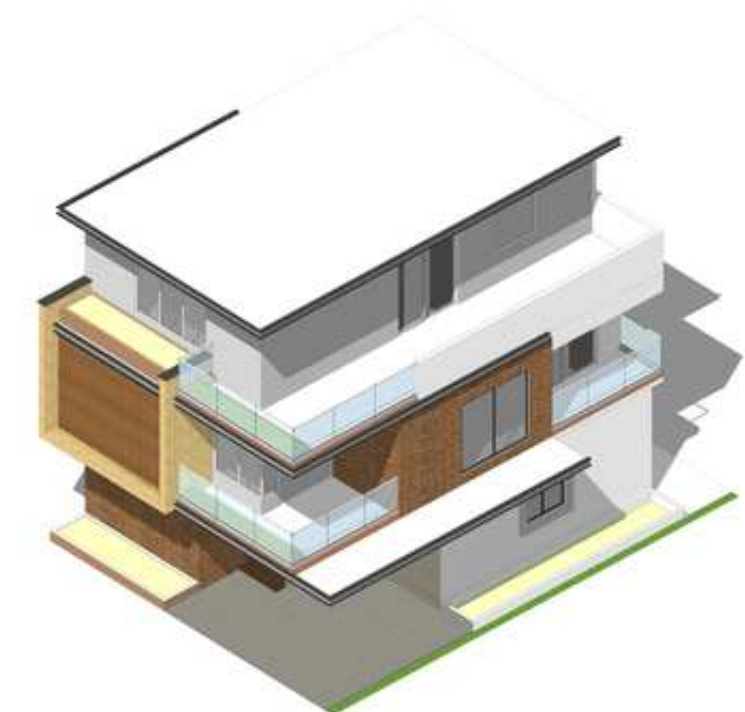
Blue area form Balconies on upper floor, extend indoor spaces & add shade



The terrace provided outdoor gathering space.



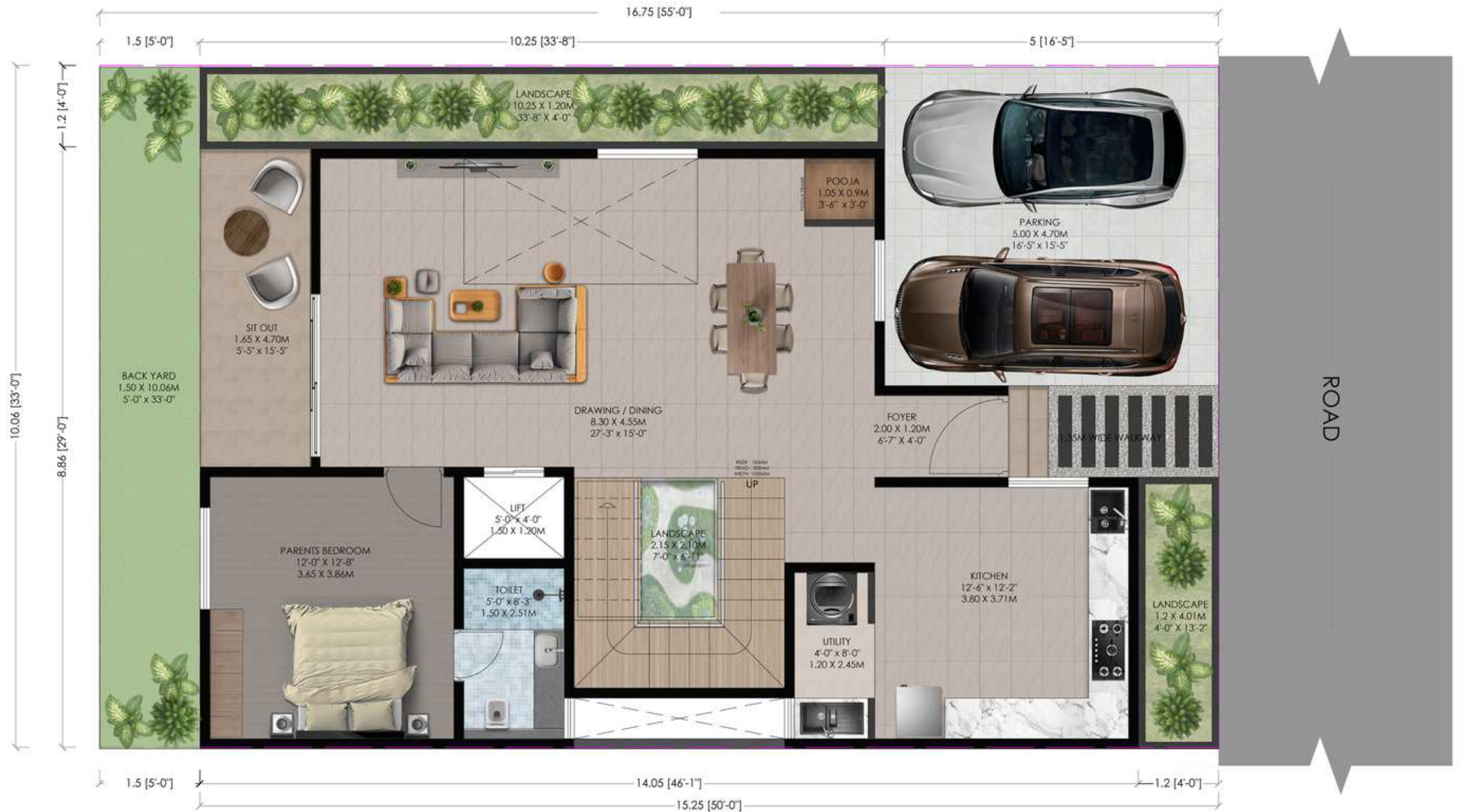
The final facade blends texture & materials.



AURA

The gentle presence of nature.

Aura captures the intangible - the soothing calm of natural air, the scent of earth after rain, and the tranquil rhythm of space that nurtures inner stillness.



**33'X55' VILLA (EAST FACING)
GROUND FLOOR PLAN**

TOTAL SALEABLE AREA- 3805 SQ.FT.





33'X55' VILLA (EAST FACING)
FIRST FLOOR PLAN





**33'X55' VILLA (EAST FACING)
SECOND FLOOR PLAN**





**33'X55' VILLA (WEST FACING)
GROUND FLOOR PLAN**

TOTAL SALEABLE AREA- 3805 SQ.FT.





**33'X55' VILLA (WEST FACING)
FIRST FLOOR PLAN**





33'X55' VILLA (WEST FACING)
SECOND FLOOR PLAN



SILVA

“The dwelling among trees.”

Silva represents the embrace of nature — homes rooted in greenery, surrounded by life and stillness, where architecture grows seamlessly within its landscape.



**33'X45' VILLA (EAST FACING)
GROUND FLOOR PLAN**

TOTAL SALEABLE AREA- 3155 SQ.FT.





**33'X45' VILLA (EAST FACING)
FIRST FLOOR PLAN**





**33'X45' VILLA (EAST FACING)
SECOND FLOOR PLAN**





**33'X45' VILLA (WEST FACING)
GROUND FLOOR PLAN**

TOTAL SALEABLE AREA- 3155 SQ.FT.





33'X45' VILLA (WEST FACING)
FIRST FLOOR PLAN





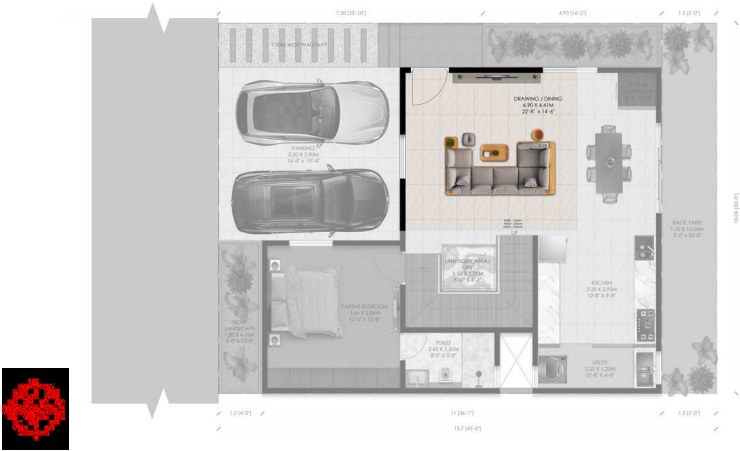
**33'X45' VILLA (WEST FACING)
SECOND FLOOR PLAN**



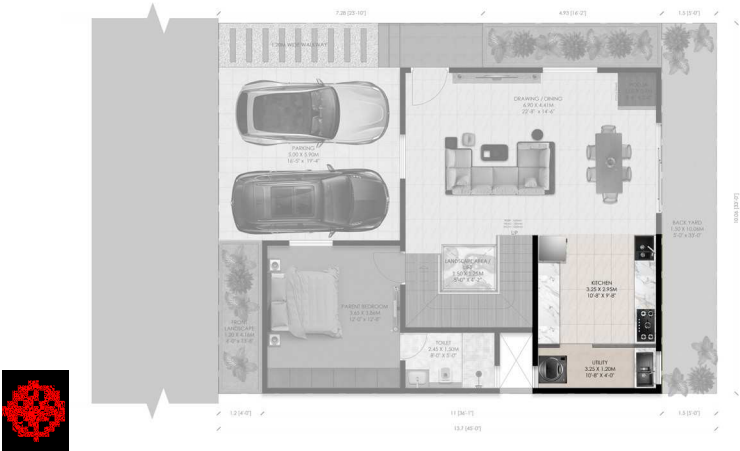


MOODBOARD

LIVING ROOM



KITCHEN



DINING ROOM



MASTER BEDROOM



BEDROOM



BALCONY



VIEWS



























THANK YOU

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