

VIMAN

VIMAN sets a new benchmark, expanding across 6 acres with 418 residential units. This development sets a new standard for urban living in Ja-Ela, serving as a tranquil oasis away from the city's hustle, yet conveniently close to essential urban amenities. VIMAN's collection of residences ensures privacy and security, making it the ideal escape for discerning individuals seeking a modern, peaceful living environment and lifestyle.

Why Viman Ja-Ela?

- **A Remarkable Demand:** VIMAN Ja-Ela offers 418 residential units, with 75% of units already SOLD OUT in Phases 1 and 2—an extraordinary achievement even before construction has begun. This success underscores the project's unique appeal, and the confidence buyers have in its vision.
- **A Unique Suburban Haven:** Located in Ja-Ela's thriving suburban hub, VIMAN offers a peaceful sanctuary that blends tranquility with convenient access to urban amenities, developed by John Keells Properties.
- **Exceptional Amenities:** With over 15 premium amenities, VIMAN enhances the residential experience, ensuring residents enjoy the finest comforts and services available.
- **Harmonized with Nature:** Designed to foster tranquility, these apartments are perfectly situated to embrace nature, while encouraging a close-knit community. Within 6 acres, 65% of the land is dedicated to open spaces and amenities, ensuring a harmonious balance between comfort and nature.
- **Sustainability:** VIMAN proudly leads the way in sustainable living with its Green Certification, solar-powered apartments, and EV charging stations—all contributing to a greener, more eco-conscious lifestyle.

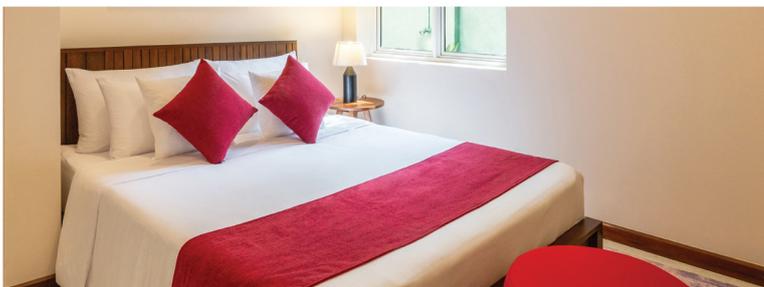


Location and Views

- VIMAN Ja-Ela is ideally positioned just 30 minutes away from Colombo via the Colombo-Katunayake Expressway and only 20 minutes from Bandaranaike International Airport.
- Travel time to key amenities such as banks, schools, hospitals supermarkets, clothing stores is just between 5-20 minutes.
- A short 15-minute drive to the Ragama Hospital and 20-minute drive to Hemas Hospital Wattala.
- VIMAN's prime location is just 22 minutes away from Katunayake, 15 minutes away from Seeduwa, 10 minutes away from Dandugama, 5 minutes away from kandana, 20 minutes away from Wattala.

Residential Units

- Two- and Three-Bedroomed options to cater to young professionals, young families & retirees.
- Residential units tailored to modern needs and designed to optimize space.
- Modern designs and finishes that welcome natural light into your home.



Amenities

- Lush, landscaped areas
- Resident Clubhouse
- Children's Play Area
- Swimming pool
- Walking Paths
- Gymnasium
- Outdoor social gathering spaces
- Meditation Court
- EV charging
- Outdoor Multipurpose Court

Payment Plan

Installment	Payment Percentage
1st Installment Booking Deposit	10%
2nd Installment Construction Commencement	10%
3rd Installment 25% Construction Completion	25%
4th Installment 60% Construction Completion	30%
5th Installment At handover	25%
Total	100%

John Keells Properties

John Keells Properties is the real estate arm of John Keells Holdings PLC, Sri Lanka's largest listed conglomerate listed on the Colombo Stock Exchange. With a vision of "Creating New Worlds," John Keells Properties goes beyond building structures - we craft spaces that elevate everyday living and foster vibrant, connected communities.

- Sri Lanka's largest real estate developer.
- Pioneered the concept of integrated living with "The Monarch" and "The Emperor" at Crescat City.
- Developed Colombo's most luxurious residential development "7th Sense" on Gregory's Road, Colombo 7.
- Developed Colombo's first large scale mid luxury development "OnThree20" on Union Place.
- Developed Sri Lanka's first fully smart apartment complex, "TRI-ZEN", built from the ground up for smart tech integration.
- Developed "City of Dreams Sri Lanka" the country's largest private investment.
- John Keells Properties owns and manages the 517-acre Victoria Golf Resort in Kandy, featuring an 18-hole championship golf course.

Contact us for more details : **+94 706 062 062**