THE DUNE VILLA

LUNAYA

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Sellable Area: 6,480 SQ FT
Plot Size: 28.5 x 18 m

A HOME THAT REVOLVES AROUND A TRANQUIL INNER COURTYARD

5-BEDROOM SEMI DETACHED VILLA

Earthy tones, fluid thresholds, calming textures
Blurs architecture and nature
Immersive, meditative, and grounded

Atrium of triple-height volume.
Grand interiors flow into a vast garden oasis.
Spaces for both grand entertaining and intimate family life.
Rooftop, shaded terrace for elevated relaxation.

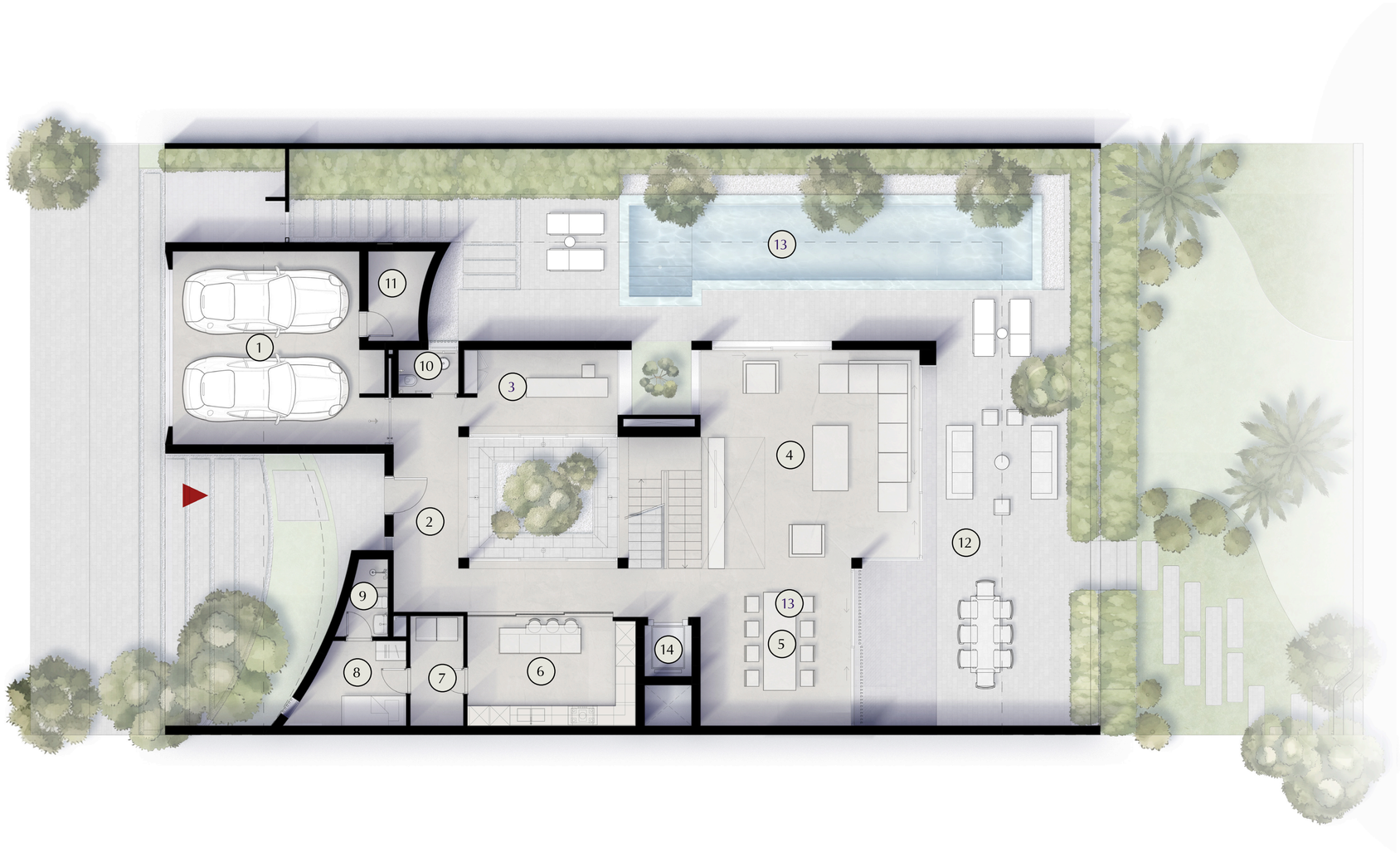
"THE HOME WHERE ALL SPACES CONVERGE ON NATURE"

5-bedroom suite

Overlooks parks and lagoons

Swimming pool





GROUND FLOOR PLAN

1	Garage	7.5 x 5.9 m
2	Entrance Hall	6.5 x 2 m
3	Office Study	4.65 x 2.55 m
4	Living Area	6.7 x 6.3 m
5	Dining Room	5.1 x 4.6 m
6	Kitchen	5.2 x 3.3 m
7	Laundry Room	3.5 x 1.6 m
8	Maid's Room	3.8 x 2.6 m
9	Maid's Bathroom	2.35 x 1.6 m
10	Guest WC	1.8x1.3
11	Storage	2.75 x 1.6 m
12	Backyard	20.7 x 7.2 m
13	Pool	2.9 x 13.2 m
14	Elevator	1.6 x 1.45 m



FIRST FLOOR

1	Family Sitting Area	5.1 x 3.2 m
2	Master Bedroom 1	3.9 x 3.9 m
3	Walk-in-Closet 1	2.5 x 1.95 m
4	Master Bathroom 1	2.2 x 2.15 m
5	Terrace 1	3.8 x 2.7 m
6	Master Bedroom 2	4.8 x 3.4 m
7	Walk-in-Closet 2	3.1 x 1.7 m
8	Master Bathroom 2	2.85x1.45
9	Master Suite	5.2 x 5.05 m
10	Suite Walk-in-Closet	3.5 x 2.2 m
11	Master Suite Bathroom	3.2 x 4.8 m
12	Master Suite Terrace	10.3 x 2.8 m
13	Elevator	1.6 x 1.45 m



SECOND FLOOR

1	Entrance Hall	5.65 x 3.25 m
2	Master Bedroom 4	4.65 x 4.15 m
3	Walk-in-Closet 4	3 x 2.25 m
4	Master Bathroom 4	3 x 3 m
5	Master Bedroom 5	4.7 x 3.7 m
6	Walk-in-Closet 5	2.45 x 2.1 m
7	Master Bathroom 5	2.15 x 2.1 m
8	Terrace	9.95 x 8.45 m
9	Elevator	1.6 x 1.45 m



TOP OF ROOF


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