



THAAYI BERU
FUTURE LAND 2.0



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Return to your roots. Invest in your soul.

A Premium Project By Future Land.



What is **Thaayi Beru?**

In Kannada, Thaayi Beru means the "Mother Root," the deep source that gives a tree its strength and life. Just as a tree needs its roots, we need nature to truly thrive. Thaayi Beru is more than just land; it is a chance to return to a simpler way of living. It is a place where owning your own earth brings stability, eating organic food from your own community brings health, and a peaceful mind becomes the true measure of your success.



A Legacy of Trust.

Future Land is a name synonymous with reliability and excellence in the real estate industry. With a proven track record of transforming landscapes, we have successfully developed three prestigious layouts in and around Kolar, including our flagship Future Land project and the innovative Elixir. Our journey is defined by the trust of over 1,500 satisfied customers who have found their dream homes and secure investments with us. At Future Land, we believe that real estate is not just about plots; it is about building lasting relationships through Excellence, Customer Satisfaction, and Timely Delivery. Every project we undertake is a testament to our commitment to quality and our passion for creating spaces where families can grow and thrive.



1,500+
Customers



Multiple
Landmark Projects



100%
Legal Clearance

Elixir



Our Project

The Project Showcase

“From our flagship Future Land layouts to the innovative Elixir project, our footprint continues to grow across the region’s most promising locations.”





Wellness for the Soul

Ancient wisdom for modern living



Ayurvedic Healing Center

Traditional treatments for
rejuvenation and balance



Yoga & Meditation Center

Find your inner zen in dedicated
sacred sacred spaces



Natural Therapy Zones

Wakways and gardens fear
designed for grounding

At Thaayi Beru, true luxury means nourishing your body and mind in a peaceful, natural sanctuary. Our Ayurvedic Healing and Yoga Centers offer sacred spaces to melt away modern stress and find your inner zen. Reconnect with the earth through Natural Therapy Zones and reflexology walkways designed for physical healing and grounding. Every corner is crafted to restore your energy, marking the start of your journey toward a balanced, holistic lifestyle.



Sustainable Living

Live with the Earth



Community Organic Farm

Grow lose your chemical-free produce.



Traditional Goshala

Preserving culture through sacred cow care.



Farm-to-Table Kitchen

Enjoy fresh local local, organic meals daily

At Thaayi Beru, sustainable living is a daily reality. Our Community Organic Farm and Traditional Goshala let you grow your own food and reconnect with our sacred heritage. Enjoy the purity of fresh, local meals from our Farm-to-Table Kitchen, served straight from the earth. Here, we don't just protect nature —we live in perfect harmony with it.



Infrastructure & Security

Built to Last



Eco-Friendly Internal Roads

Combining durability with nature



Advanced Water Management



24/7 Gated Security

At Thaayi Beru, our infrastructure combines eco-friendly engineering with uncompromising safety. We feature durable, water-conscious roads and advanced water management systems designed to last for generations. With 24/7 gated security, CCTV surveillance, and clutter-free underground utilities, we ensure your family's peace of mind. This robust foundation creates a secure, sustainable, and beautiful environment for your future home.



World-Class Amenities & Vibrant Neighbourhoods

On-Site Amenities

- Ayurvedic Healing Center
- Club House
- Yoga & Meditation Center
- Natural Therapy Zones
- Community Organic Farm
- Traditional Goshala
- Eco-Friendly Internal Roads
- Advanced Water Management
- Play Area
- Farm-to-Table Kitchen

Banks

- State Bank of India - 05 Mins.
- HDFC Bank-05 Mins.
- Bank of Baroda - 05 Mins.
- Indian Bank-05 Mins.

Petrol/Diesel

- Indian Oil-05 Mins.
- HP Pump-05 Mins.
- Bharat Pump-05 Mins.

The Neighbourhood Advantage

A perfectly connected ecosystem

Healthcare

- RL Jallapa Medical College & Hospital-22 Mins.
- Ayush Hospital - 18 Mins.
- St. Marys Hospital - 16 Mins.
- Global Eye Foundation - 25 Mins
- MVJ Hospital - 20 Mins.

Education

- Valley Public School - 10 Mins.
- Surya Vidya Samsthe-09 Mins.
- KVN Private ITI-10 Mins.
- Shasanya Narayani Inter School - 05 Mins.
- Prem Seva Vidyalaya - 05 Mins.
- MVJ Medical College - 19 Mins.

Hotels & Restaurants

- Golden Amoon Resort & Spa - 07 Mins.
- Stay Simple Zion Hills Golf Fesort - 30 Mins.
- Hotel Gets Grand - 04 Mins.
- Kamat Upachar-06 Mins.
- Cafe Coffee Day - 08 Mins.
- Radison-08 Mins.

Industrial Hub (Immediate Access)

VOLVO

HONDA

SCANIA



Medreich Ltd.

Lumax, Badve, Exedy, Apex , Auto , Bando , ASK , Asin, Indo, Takenaka, ,, Shimz GSK , Track Components Ltd., Shivam Auto Tech Limited



THAAYI BERU



LEGEND

- 1 AYURVEDA DHAM & WELLNESS CENTER**
 - Ayurveda Hospital
 - Panchakarma Centre
 - Yoga & Meditation Hall
 - Herbal Garden
 - Mud & Steam Therapy
 - Natural Water Body
- 2 GOSHALA & DESI COW ZONE**
 - Desi Cow Goshala
 - Cow Worship Area
 - Panchagavya Products Unit
 - Organic Farming Zone
 - Village Experience Area
- 3 HORSE RIDING & EQUESTRIAN ZONE**
 - Horse Riding Track
 - Stable Area
 - Kids Pony Ride
 - Nature Safari Ride
- 4 NATURE WALKING PARK**
 - 2 - 3 KM Nature Walking Trail
 - Bamboo Tunnel Walk
 - Medicinal Plants Pathway
 - Seating & Rest Areas
 - Yoga & Meditation Decks
- 5 NATURE EXPERIENCE ZONE**
 - Butterfly Garden
 - Bird Watching Point
 - Tree House Cottages
 - Open Amphitheatre
 - Kids Nature Play Area
- 6 SPIRITUAL & CULTURAL ZONE**
 - Meditation Mandir
 - Small Temples
 - Nadas Chikitsa (Sound Healing)
 - Spiritual Library
 - Cultural Plaza
- 7 ECO LIVING & STAY ZONE**
 - Bamboo Cottages
 - Mud Houses
 - Nature Facing Villas
 - Organic Restaurant
- 8 WATER & ECO CONSERVATION**
 - Rain Water Lake
 - Check Dams
 - Water Recharge Pits
 - Lakeside Sitting Area
- 9 FARMING & GREEN ZONE**
 - Organic Farms
 - Fruit Orchards
 - Kitchen Garden
 - Agro Tourism
 - Millets Cafe
- 10 CLUBHOUSE & AMENITIES**
 - Clubhouse
 - Swimming Pool
 - Indoor Games
 - Sports Ground
 - Multipurpose Hall

PROJECT FEATURES



100% VASTU
COMPLIANT LAYOUT



WIDE CC ROADS
WITH AVENUE TREES



UNDERGROUND
ELECTRIFICATION



24/7 SECURITY
& CCTV



RAIN WATER
HARVESTING



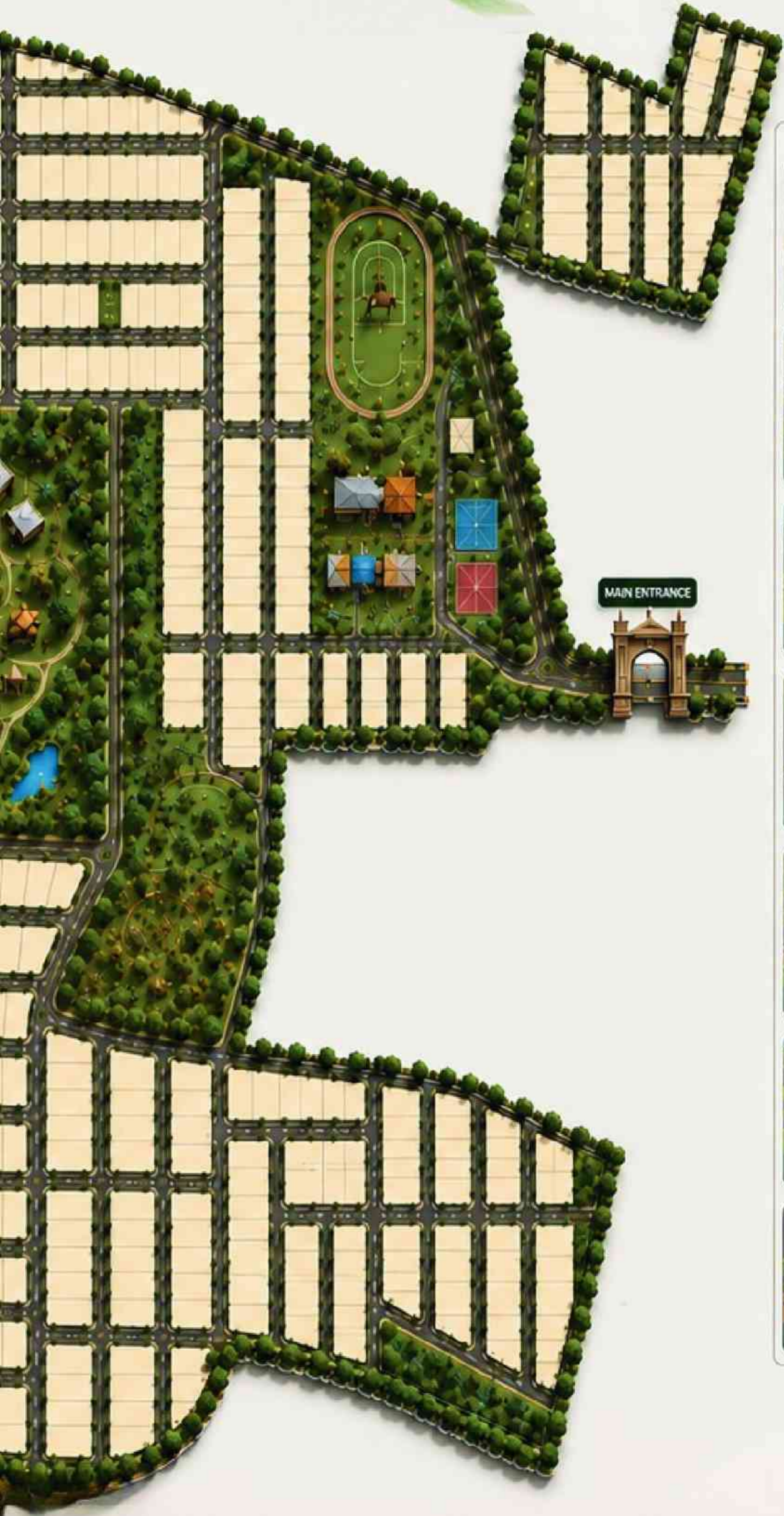
SOLAR MANAGEMENT
LIGHTS



WASTE MANAGEMENT
SYSTEM



ECO FRIENDLY
DEVELOPMENT



AMENITY HIGHLIGHTS



AYURVEDA OMAM & WELLNESS CENTER



GOSHALA



HORSE RIDING



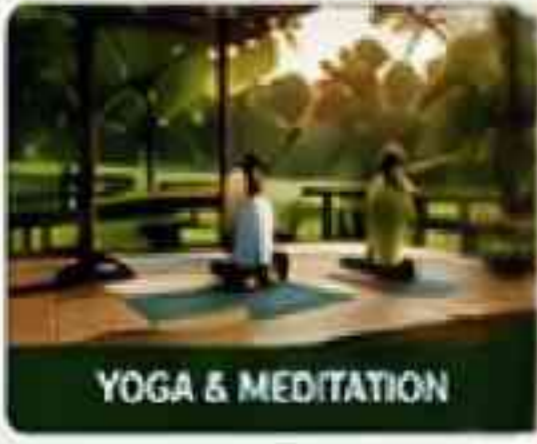
NATURE WALKING PARK



NATURE EXPERIENCE ZONE

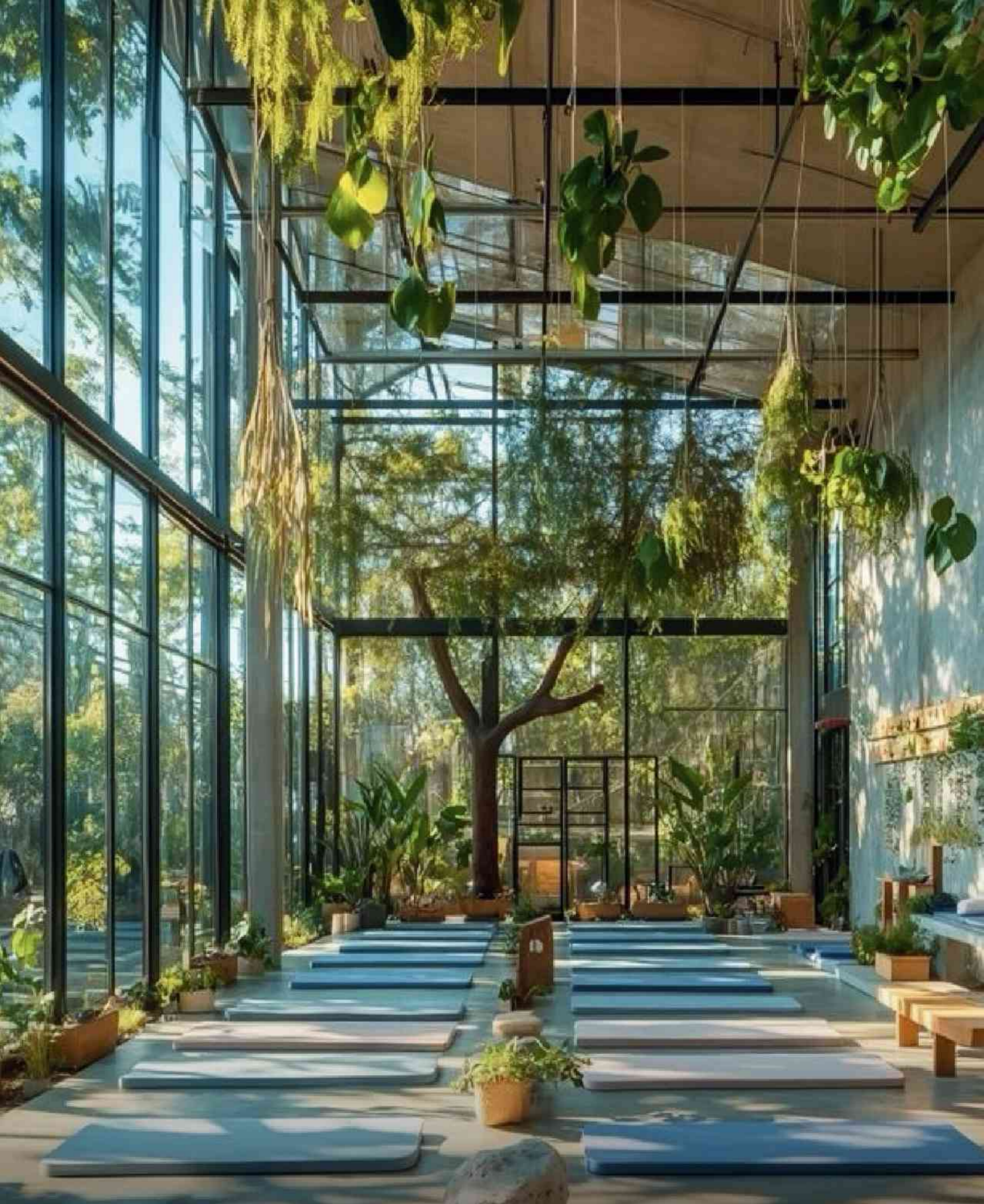


WATER & ECO CONSERVATION



YOGA & MEDITATION





YOGA & MEDITATION CENTER



AYURVEDIC HEALING CENTER



TRADITIONAL GOSHALA



THAAYI BERU

FUTURE LAND 2.0

Project Location

Behind Tata Electronics Company, Narasapura Industrial Area, Kolar Dist.



FUTURE LAND
#560/1, 1st floor Sri Nanjundeshwara Nilaya,
Bangarpet Main Road
Landmark: Near Panchanga Mart, Indian ATM.
OTF layout, Kolar -563101

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Website: www.futurelandkolar.com



SCAN HERE
For Location