Project Developed By

VERMILION INFRABUILD

Your Trust, Our Foundation

LANSDOWNE

Valley View Cottages

Bamoli Village, Lansdowne, Pauri Garhwal

Uttarakhand

About

Vermillion is a progressive real estate development company with a specialized focus on nature-inspired luxury projects. Built on a strong foundation of experience, integrity, and professionalism, the company is committed to delivering thoughtfully planned residential, plotting, and lifestyle developments that offer refined living experiences along with long-term value.

Rooted in responsible development practices, Vermillion creates spaces that respect the land, celebrate natural beauty, and support sustainable living.

Guided by seasoned industry professionals such as Mr. Shankar Sharma, who has been associated with the real estate sector since 2007, Vermillion brings decades of practical market insight and execution expertise to every project.

In recent years, the company has established a strong presence across the hill regions of Uttarakhand—carefully planning and executing premium developments that align with the state's unique geography, climate, and cultural character. Each project is envisioned to seamlessly blend modern comforts with panoramic mountain views, forest surroundings, and the tranquil rhythm of hill living.

Vermillion's portfolio includes nature-resort concepts, hill-view residences, and luxury plotting projects designed to complement Uttarakhand's landscape rather than alter it. Special attention is given to terrain-sensitive planning, low-density development, eco-conscious design, and the preservation of natural contours.

Through these principles, the company ensures that residents and investors experience both elevated lifestyles and sustainable financial appreciation.

Transparency, trust, and client satisfaction remain at the core of Vermillion's operations. With ethical business practices, clear communication, and a long-term vision, the company aims to build lasting relationships and deliver developments that stand as benchmarks of quality in Uttarakhand's evolving real estate landscape.

Vision

Vision To become a trusted benchmark in Uttarakhand's real estate sector by creating sustainable, nature-integrated developments that elevate lifestyles, preserve the region's natural heritage, and deliver enduring value for generations to come.

Project Developed By
VERMILION
INFRABUILD
Your Trust, Our Foundation

Bamoli Valley View Cottages

Bamoli Valley View Cottages is a premier residential development located in the serene landscape of Lansdowne(Bamoli), Uttarakhand. Designed by Vermilion Infrabuild, the project embodies the company's "nature-inspired" philosophy, offering a tranquil retreat away from the hustle of urban life.

Project Developed By

VERMILION

INFRABUILD

Your Trust, Our Foundation

Peaceful Hill Station

Project Developed By
VERMILION
INFRABUILD
Your Trust, Our Foundation

near, Tip-in-Top, Bhulla Lake

At a distance of 2 km from Lansdowne Market, BhullaTal is a small artificial lake situated in the town of Lansdowne. Created and maintained by IndianArmy, Bhulla Lake, also known as BhullaTal, is one of the top places to visit in Lansdowne.





near, Heritage Spots

Lansdowne's heritage spots center around its British colonial past and military history, featuring St. Mary's Church (1896), St. John's Church (1936), the Garhwal Rifles War Memorial, the Darwan Singh Museum, and the colonial-era Garhwali Mess, all showcasing Victorian architecture and regimental legacy, alongside ancient religious sites likeTarkeshwar Mahadev

VERMILION
INFRABUILD

easy Weekend Drive

High tourism demand



Drive From Delhi NCR (approx. 6-7 hours)

- START : Delhi NCR
- MID-WAY : Meerut (Break)
- TOTAL DISTANCE : ~280 km
- TRAVEL TIME : ~6-7 hrs
- FUEL STOPS : Available
- EAT OUTS : Along Route



Delhi to Bamoli Village, Lansdowne

Pauri Garhwal, Uttarakhand

Approx. **270 km** | 6–7 Hours Drive

DELHI

Delhi to Meerut via NH-334 Expressway

~ 70 km

Meerut to Bijnor

~ 85 km

Yamuna

Bijnor to Najibabad

~ 50 km

NH 534

Kotdwar

~ 25 km

DESTINATION
BAMOLI VILLSGE
Lansdowne

Scenic Mountain Drive:

~ 40 km

TOTAL DISTANCE: 270 km

TRAVEL TIME: 6 - 7 Hours

Near Tip-in-Top & Bhulla Lake | Serene Mountain Retreat

VERMILION
INFRABUILD

Eco Luxury Resort

LAYOUTS, ELEVATIONS & DESIGN HIGHLIGHTS

CONCEPTUAL FOUNDATION

- Low-Density Planning
- Sustainable Architecture
- Biophilic Design Principles
- Environmental Stewship
- Community Engagement
- Holistic Well-being

VISION STATEMENT

To create an exclusive retreat that respects and integrates with the natural environment, offering unparalleled comfort and regenerative experiences.

Project Developed By
VERMILION INFRABUILD

2 BHK Cottage Elevations





1BHK Cottage Elevations





VERMILION INFRABUILD

1 RK Cottage Elevations





1 RK Cottage Elevations



FRONT ELEVATION



RIGHT SIDE ELEVATION



LEFT SIDE ELEVATION



REAR ELEVATION

1 RK COTTAGE ELEVATIONS

VALLEY VIEW
A STAY CLOSER TO NATURE

VERMILION
INFRABUILD

Lifestyle Experience

EMOTIONAL CONNECTION

FOREST WALKS, BONFIRE EVENINGS & CALM WORK FROM HILLS

EXCLUSIVE EXPERIENCES

- Guided Forest Walks
- Cozy Bonfire Evenings
- Tranquil 'Work From Hills

EMOTIONAL CONNECTION

Immerse yourself in a lifestyle designed for peace and rejuvenation. Connect with nature along serene forest trails, share stories by a crackling bonfire, find focus with a tranquil remote-work setup—all fostering deep emotional well-being.



VERMILION
INFRABUILD

Interiro View





New Growth investment insights

TOURISM GROWTH

Experiencing a flourishing destination, Lansdowne is witnessing increasing recognition as a tranquil and desirable location for nature focused travel and peaceful escapes.

LIMITED LAND AVAILABILITY

A rare opportunity, the unique geography and protected status of the region create an exclusive retreat that preserves its natural charm.

GOVERNMENT ECO-TOURISM FOCUS

Aligned with nature, government initiatives prioritize sustainable development and eco friendly practices, enhancing the value of its tourism ventures.

VERMILION
INFRABUILD

Amenities at a glance

LIFESTYLE & LUXURY













VERMILION
INFRABUILD

LANSDOWNE

BHULLA TAL

TIP AND TOP POINT

HAWAGARH

LOVERS LANE

ST. MARY CHURCH

TADKESHWAR MAHADEV TEMPLE

GARHWAL RIFLES WAR MEMORIAL

THE HOSTELLER LANSDOWNE

DARWAN SINGH MUSEUM

BHALUGARH WATERFALLS

KALAGARH TIGER RESERVE

BHEEM PAKORA

VERMILION INFRABUILD

Master layout

PROPOSED DRAWING ON KHET
NO.00017,00085
KHASRA NO.7021,7022,7023,7024,7025,
7026,7027,7028,6888,6889
VILLAGE BAMOLI
TEHSIL LANSDOWNE
DISTT. PUARI GHARWAL U.K.



TOTAL LAND AREA = 23 NALI

1 RK 12'-0"X30'-0 = 360.00SQ.FT. 12.00 UNIT — VALLEY NEST
1 BHK 17'-3"X32'-0 = 552.00SQ.FT. 16.00 UNIT — VALLEY HEAVEN
2 BHK 34'-6"X32'-0 = 1104.00SQ.FT. 14.00 UNIT — VALLEY RETREAT

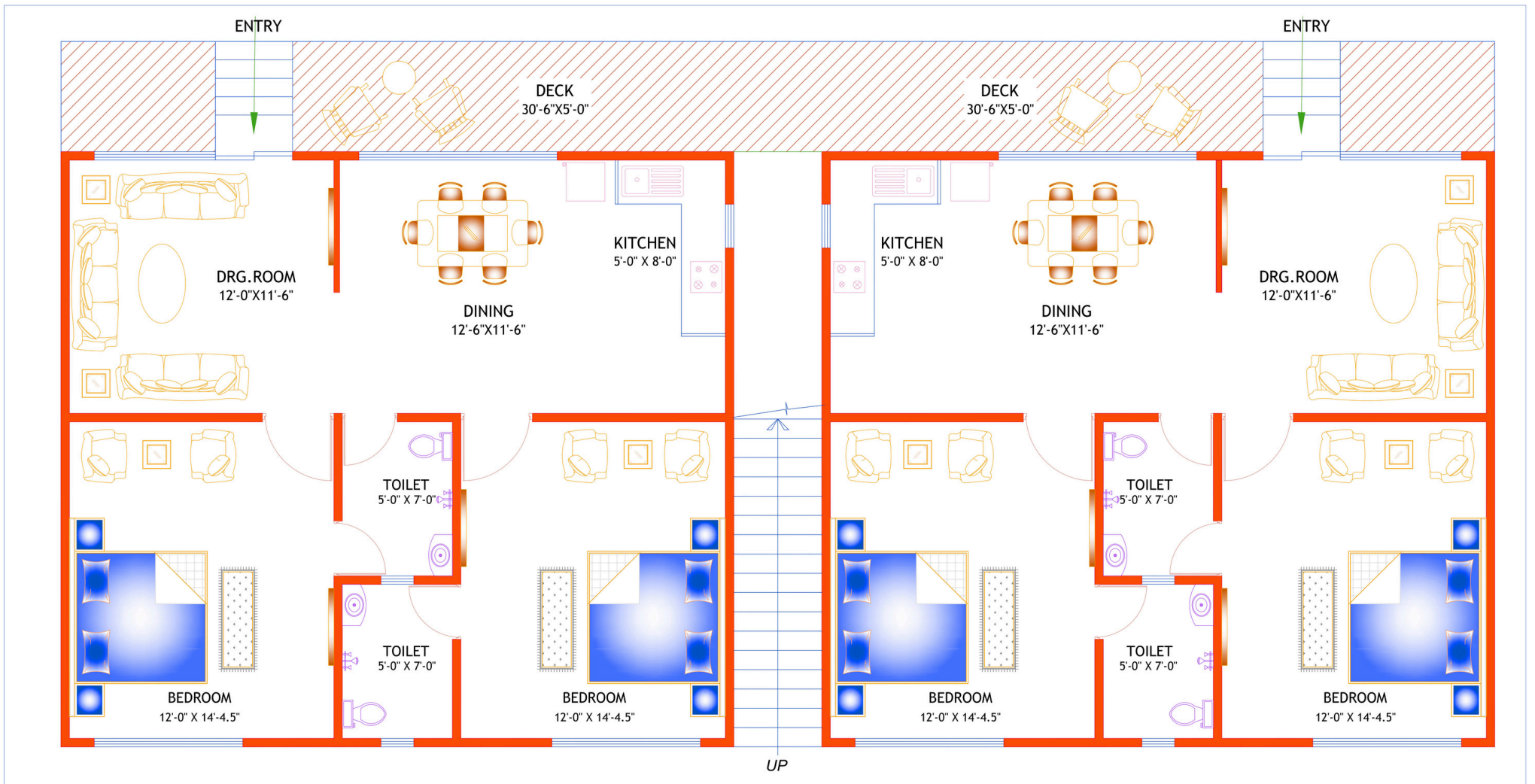
VILLAGE PRADHAN SIGN.	B. D. C. SIGN.	OWNER SIGN.	ARCHITECTS SIGN.

VERMILION
INFRABUILD

3D Layout



ground Floor Plan



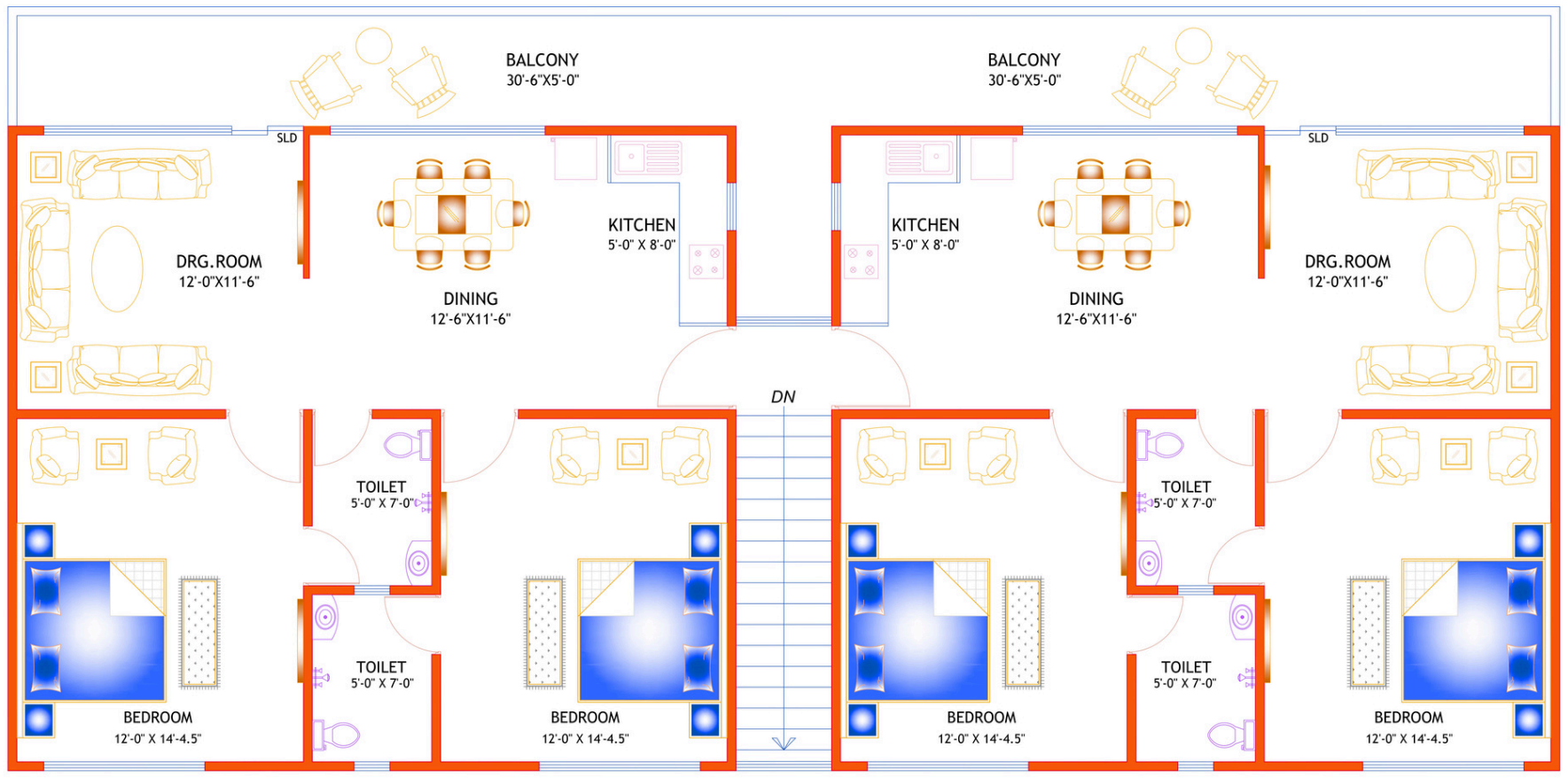
2BHK
GROUND FLOOR UNIT PLAN

COVD.AREA 34'-6"X32'-0 = 1104.00SQ.FT.



2BHK GR.FLOOR COTTAGE UNIT PLAN
COVD.AREA-34'-6"X32'-0"=1104.00SQ.FT.

first Floor Plan

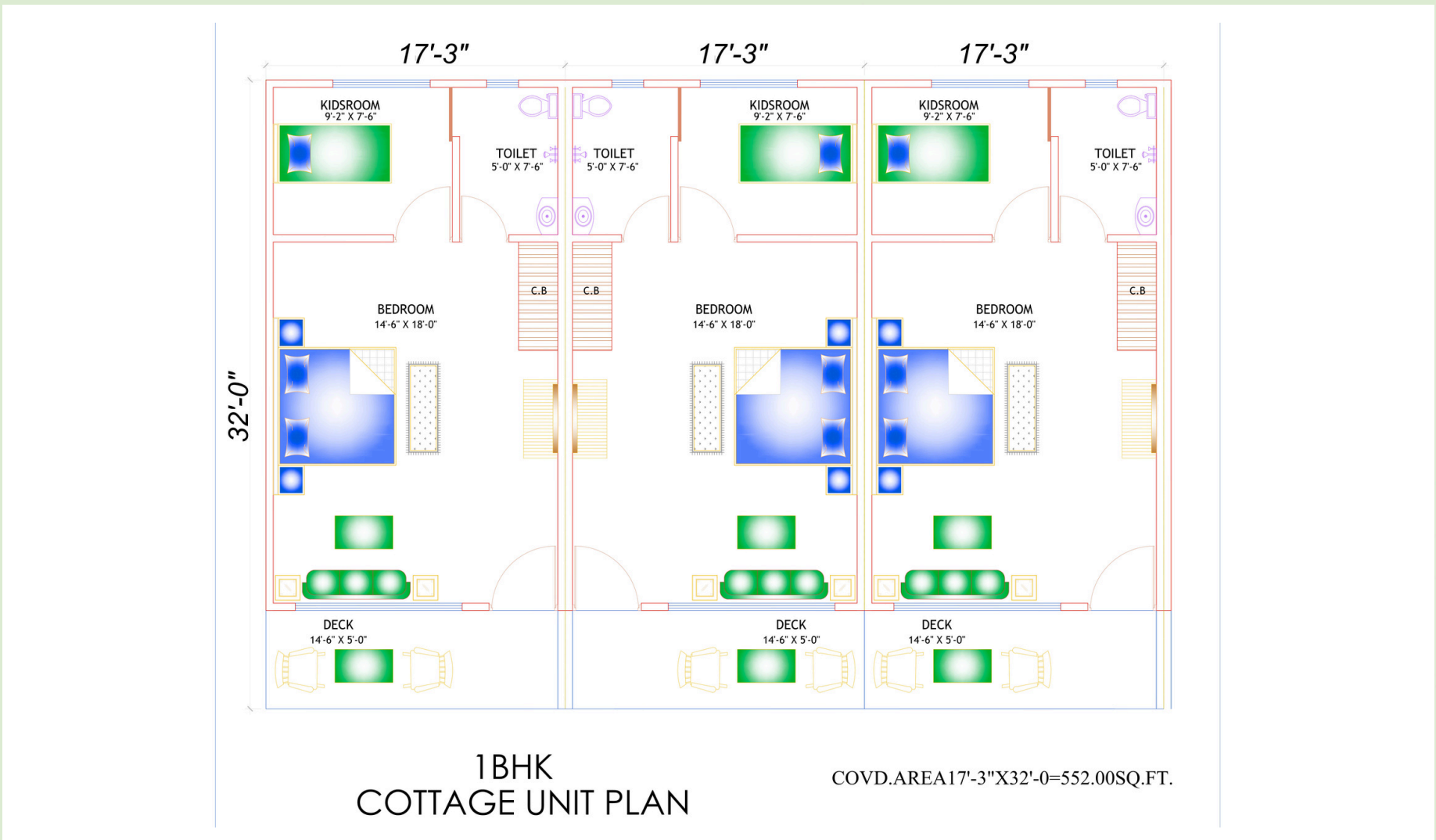


2BHK
FIRST FLOOR UNIT PLAN

COVD.AREA 34'-6"X32'-0 = 1104.00SQ.FT.



1 BHK cottage Floor Plan



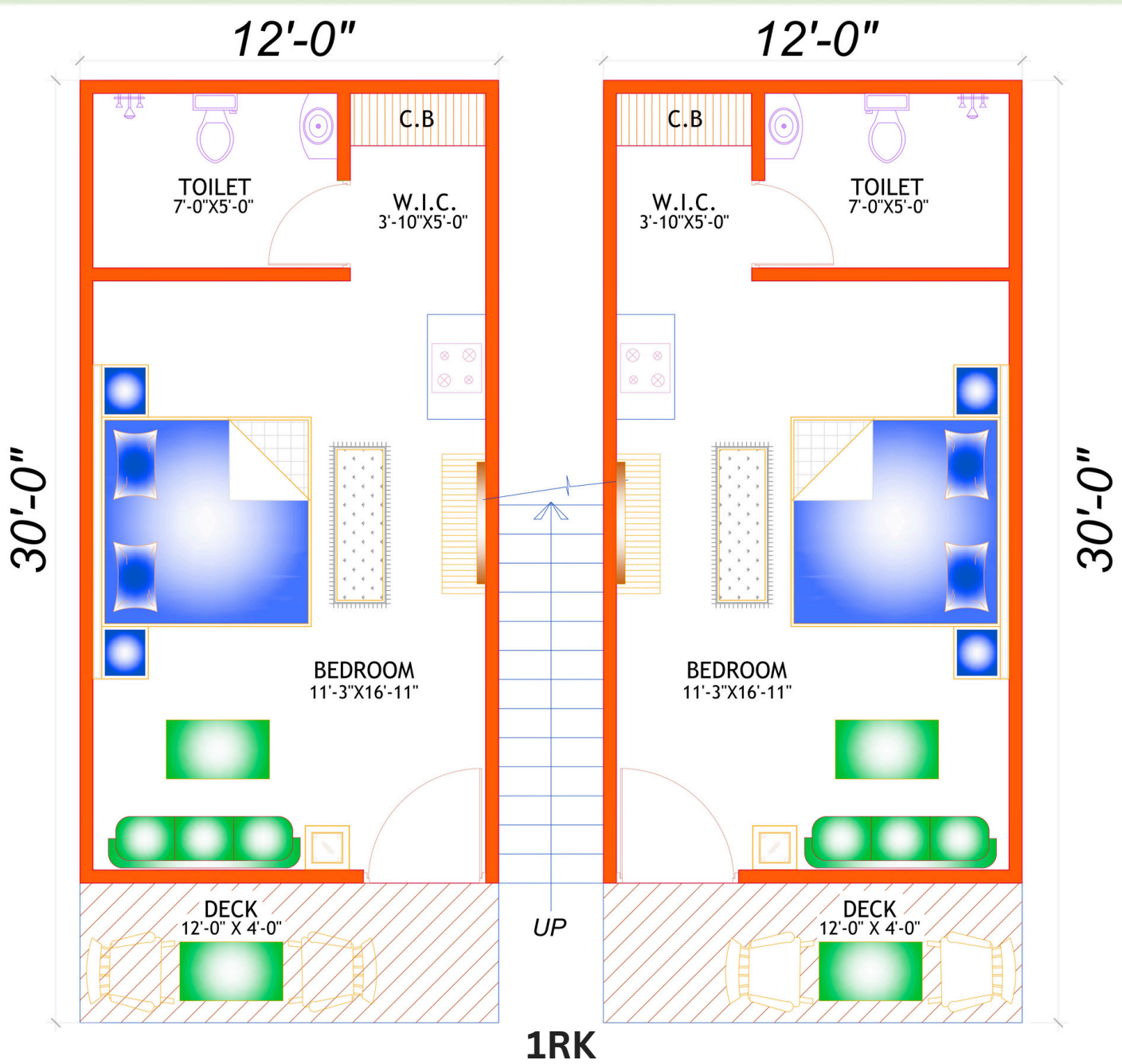
1BHK
COTTAGE UNIT PLAN

COVD.AREA17'-3"X32'-0=552.00SQ.FT.



1BHK COTTAGE UNIT PLAN
COVD.AREA-17'-3"X32'-0"= 552SQ.FT.

1 RK cottage Floor Plan



COTTAGE UNIT PLAN

COVID AREA 12"-0" X 30"-0" = 320.00 SQ.FT.



COTTAGE COLLECTION

ARCHITECTURAL 3D RENDER • PREMIUM FLOOR PLANS

VERMILION INFRABUILD

3D



— 2BHK • GROUND FLOOR



— 2BHK • FIRST FLOOR



— 2BHK • FIRST FLOOR



— 1RK COTTAGE



— 1RK COTTAGE



— 1BHK COTTAGE



— 1BHK COTTAGE

VERMILION INFRABUILD

ROUTE MAP TO VALLEY VIEW

Rishikesh Road, Lansdowne

Easy Drive. Scenic Route. Serene Destination.



DELHI

VIA MEERUT EXPRESSWAY

KHATULI

JANSATH

MEERAPUR

BIJNORE

NAJIBABAD

GANGA RIVER

KOTDWAR

DUGADDA

UTTAR PRADESH

UTTARAKHAND

N

ROUTE SEQUENCE

1. DELHI (Start)
2. KHATULI
3. JANSATH
4. MEERAPUR
5. BIJNORE
6. NAJIBABAD
7. KOTDWAR
8. DUGADDA
9. **VALLEY VIEW**
   Rishikesh Road, Lansdowne

ABOUT THE ROUTE

- Well Connected Via Major Highways & State Roads
- Smooth Drive with Scenic Views
- Perfect Getaway to the Hills

VALLEY VIEW
RISHIKESH ROAD, LANSDOWNE

Project Developed By
VERMILION
INFRABUILD
Your Trust, Our Foundation

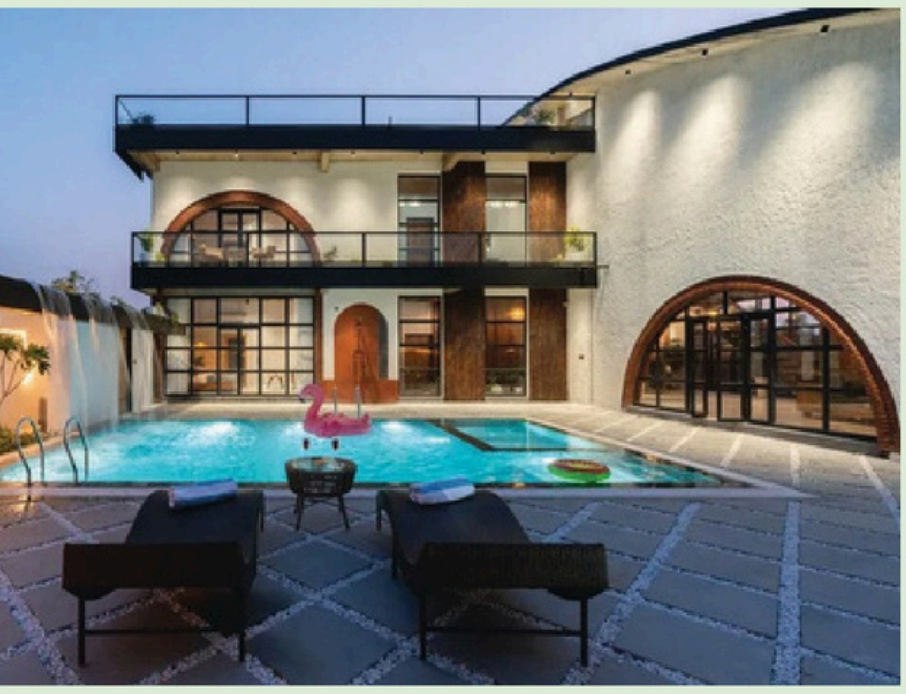
Our Delivered Projects

Our delivered projects stand as a testament to VIPL's commitment to quality, timely execution, and thoughtful design.

FORESTRY FARMS

Forest Side Farm is a serene eco-retreat in Uttarakhand offering farm stays, nature experiences, and organic meals. Surrounded by forests and orchards, it promotes sustainable living through farming, hiking, and birdwatching—perfect for those seeking peace, wellness, and a connection with nature.





WHISPERING ARC

At Whispering Arc, your stay is as wild or as relaxed as you want it to be! Start your day by soaking up the sun by our outdoor pool—a serene spot that lets you enjoy a refreshing dip. Slip into our jacuzzi pool, where the warm bubbles will massage away any lingering stress.

PAYMENT PLAN

Valley View Cottages
Lansdowne Uttrakhand Bamoli

Accommodation (Cottages)	Sizes	Basic Sale Price(BSP)
1RK	1Room+Dry Pantry +TB	40 Lakh
1BHK	1 Bedroom+kids Room+TB+DP	50 Lakh
2BHK	2 Bedroom+Hall+Kitchen+2TB	80 Lakh

Down Payment Plan

At the time of Booking Amount	10% of BSP
Within 30 days from the date of Booking	90%+ Other Charges

Subvention Plan

At The Time of Booking	30% of BSP
Offer on Possession	70% of BSP+ Other Charges

Easy Payment Plan

Other Charges	Club Membership	Any Type of PLC	Meter Connection(2 kv)	Water Connection
RS	Free	Free	25000	25000

Terms & Conditions:

- Buy-Back Option Available after 36 months with 50% Premium.
- Buy Back only for Down Payment Plan.
- Leasing Guarantee Post Possession with AIRBNB, Stay Vista Others with 8% MG or Revenue Sharing.
- Immediate Registry .
- All Payments in favour of **VERMILION INFRABUILD PRIVATE LIMITED**.

Project Developed By
VERMILION
INFRABUILD

Project Developed By

VERMILION

INFRABUILD

Your Trust, Our Foundation

YOUR TRUST, OUR FOUNDATION

Corp. Office: B-90, Second Floor, Block-B, Sector-63, Noida

www.vermilioninfrabuild.com

info@vermilioninfrabuild.com

Contact Us

+91 9810390401 **+91 8505848484**