



AURORA
♦ HAVENS ♦
ANJUNA

LUXURY VILLAS by
AURORAA SOLUTIONS PVT.LTD.



Auroraa, inspired by the ethereal beauty of the Northern Lights, symbolizes wonder, renewal, and rare natural brilliance.

Just as the aurora transforms the night sky into a spectacle of light, Auroraa Villas in Anjuna bring an extraordinary glow to everyday living, luxury homes designed to illuminate life with serenity, elegance, and timeless charm amidst Goa's coastal greens.

AN INVITATION TO
live a life less ordinary



AURORAA VILLAS

Beyond walls. Beyond time. Beyond ordinary.

A rare collection of luxury homes in Goa by the Auroraa Solutions Pvt. Ltd.

Thoughtfully crafted for the discerning few, each villa is an ode to refined living, where design meets serenity, and every detail speaks of quiet sophistication.

Surrounded by nature and inspired by mindful architecture, Auroraa Villas offer more than a residence, they promise a luxurious way of life.

From curated materials to spacious layouts and a seamless indoor-outdoor flow, these villas are built for those who seek not just luxury, but a lifestyle that is intentional, elegant, and deeply fulfilling.



MEET THE ARCHITECT:
MEETU AKALI, STUDIO MOMO

I design not just
for walls and roofs,
but for light, air, and the
stories that unfold within.

Award-winning architect and founder of Studio Momo, Meetu Akali is known for creating homes that are as soulful as they are sophisticated. Drawing inspiration from nature, heritage, and the timeless philosophy of wabi-sabi, she designs spaces that breathe, where light, texture, and flow come together in harmony.

Her work is deeply rooted in Goa's landscape and spirit. From restoring heritage villas to designing contemporary residences, she blends sustainability with elegance, using local materials like laterite, wood, and lime plaster to craft homes that are enduring and alive.

For Auroraa Havens, Akali has imagined villas that invite you to live a life less ordinary, homes that blur boundaries between indoors and outdoors, celebrate natural beauty, and offer comfort that feels personal and profound. Each villa reflects her belief that architecture should not just house life, but elevate it.



HERITAGE | CULTURE | CALM - ANJUNA, NORTH GOA

Wake up to birdsong, unwind to sunsets. Welcome to Anjuna.

Goa is more than a retreat, it's a way of life. In Anjuna, heritage and modern spirit blend seamlessly, offering serene mornings, vibrant evenings, and a warm community. With luxury, culture, and comfort at your doorstep, Anjuna is the perfect place to call home.



WHERE LOCATION MEETS LIFESTYLE

Auroraa Havens connects you to everything that matters.

NEARBY LOCATIONS & AMENITIES

RESTAURANTS

Izumi
Second House
Mystras
Gunpowder
Jamun
Burger Factory

SUNDOWNERS

Thalassa
Purple Martini
Titlie Culinary Bar
Raaeth
Mayan Beach Club
Noah Goa

CAFES

Baba Au Rhum
Artjuna
Babka Goa
Eva Cafe
Cafe Cotinga
Cream Choc
Curlies Beach Shack

BEACHES

Anjuna Beach
Vagator Beach
Orzan Beach
Baga Beach

ATTRACTIONS

Sunburn
Chapora Fort
St. Michael Church
Anjuna Lake

HOTELS & STAYS

JW Mariott
Westin
W Goa
Radisson Resort

AIRPORT

Goa International Airport
Dabolim: 1 hour 8 minutes
Manohar International Airport
Mopa : 44 minutes

MAJOR CITIES

Panaji: 43 minutes
Mapusa: 18 minutes
Margao: 1 hour 20 minutes
Vasco-Da-Gama: 1 hour 05 minutes





ABOUT AURORAA HAVENS

Serenity, Thoughtfully Designed

Auroraa Havens is a retreat of quiet luxury, where nature and design exist in harmony. Created by celebrity architects, each villa offers serene living amidst greenery, open skies, and thoughtful spaces.

With sustainable materials and mindful construction, every detail supports a life of balance and beauty. Auroraa Havens isn't just a home, it's a way of living slowly, purposefully, and with meaning.

Here, calm and connection take center stage, inviting you to savour each moment and embrace a life rooted in peace and purpose.

Come, discover spaces that beckon.



An entryway that whispers serenity and
sets the tone for life within



A haven of light and tranquility



Where indoor comfort meets the beauty of nature



Your personal space of peace, calm, and serenity



Designed with artistry, perfected for your comfort and luxury



AURORAA HAVENS, ANJUNA | LUXURY VILLAS by AURORAA SOLUTIONS PVT LTD.



Dream away on a balcony embraced by greenery,
where happiness blooms all around



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An oasis of ease and elegance

A Mediterranean Muse, A Goan State of Mind.

Name	Plot Area (sqft)	Total Built Up Area (sqft)
Villa A	4,284	4,590
Villa B	4,211	4,590
Villa C	4,284	4,590
Villa D	4,565	4,611



Choose from meticulously designed 4BHK individual villas of 4590-4611 sqft (built-up).

Each villa maximises space and natural light, offering a perfect balance of luxury and comfort for modern living.



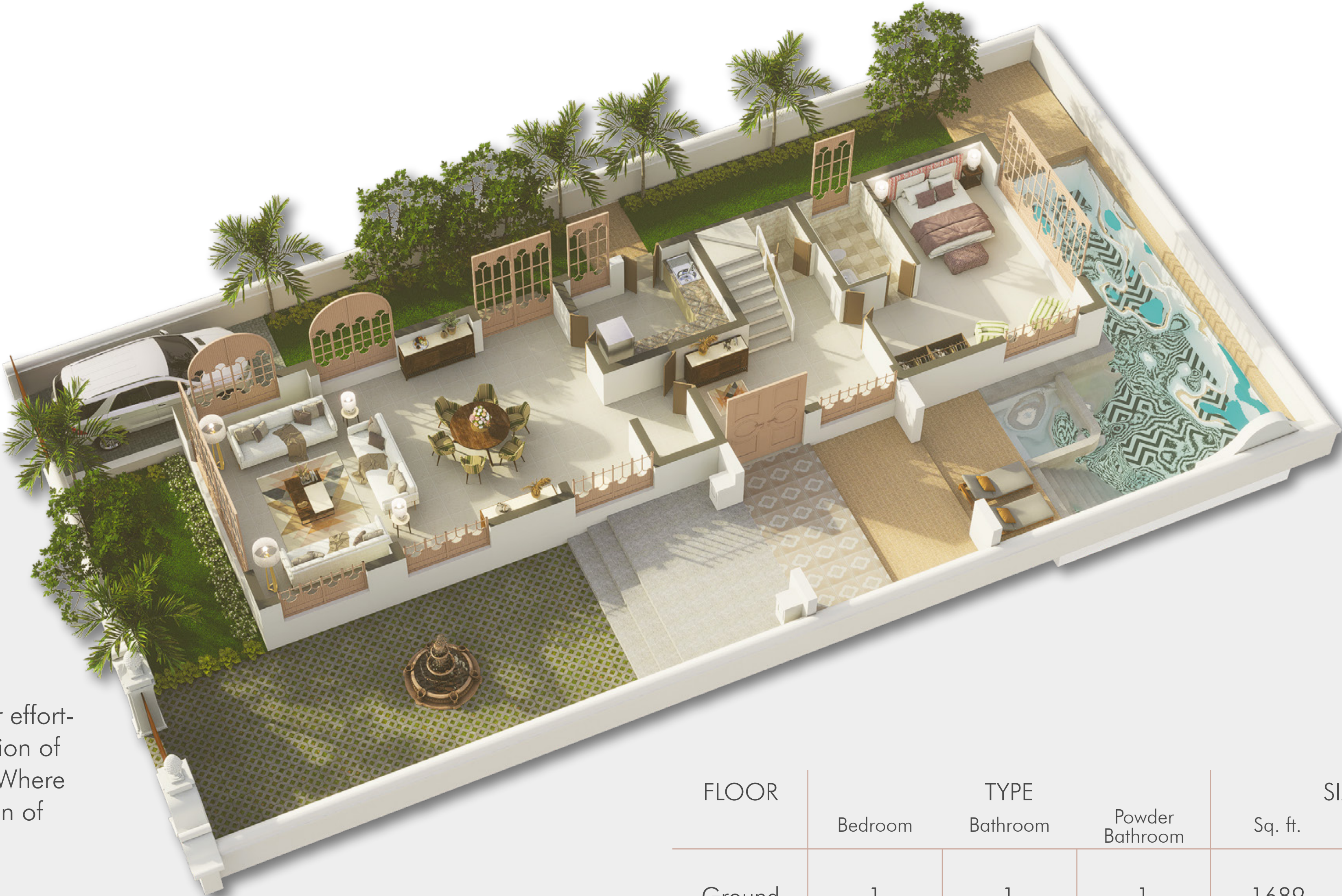
FRONT ELEVATION



SIDE ELEVATION

Floor Plans

GROUND FLOOR



A seamless flow designed for effortless living. An elegant extension of your space to the outdoors. Where every moment is a celebration of comfort and luxury.

FLOOR	TYPE			SIZE	
	Bedroom	Bathroom	Powder Bathroom	Sq. ft.	Sq. m.
Ground	1	1	1	1689	156.87

Floor Plans

FIRST FLOOR



A seamless flow designed for effortless living. An elegant extension of your space to the outdoors. Where every moment is a celebration of comfort and luxury.

FLOOR	TYPE		SIZE	
	Bedroom	Bathroom	Sq. ft.	Sq. m.
First	2	2	1689	156.87

Floor Plans

SECOND FLOOR



A seamless flow designed for effortless living. An elegant extension of your space to the outdoors. Where every moment is a celebration of comfort and luxury.

FLOOR	TYPE		SIZE	
	Bedroom	Bathroom	Sq. ft.	Sq. m.
Second	1	1	1205	112.87

Specifications



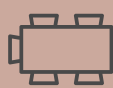
CONCEPT & FEATURES

Indo Portuguese concept villas
Motorised main and service gate for each villa
Accessible to North Goa’s best hospitals



PROJECT FEATURES

Prominent central staircase with Schindler lift access for all floors
Large heated swimming pool with jacuzzi and deck
Standalone villa
Wi-fi enabled project
Decorative lighting in the verandah
Intercom system
Manicured landscaped gardens
Cobbed/paved driveway
Ample private car parking
DG back-up provided
Video door phone
Premium wooden roofing
Solid wood door and windows
CCTV



LIVING & DINING & FAMILY LOUNGE

Ceramic / vitrified / natural / clay tiles for flooring
LED or filament lighting
Hand-crafted teak main door



BEDROOMS

4 large bedrooms with attached bathrooms and outdoor shower on terrace and Ground Floor
Lighting with LED fixtures
Smart access to power points
Provision for TV and set top box
Ceiling Fans

VALUE ADDED SERVICES

Housekeeping Services, along with pool and garden maintenance.



PHILOSOPHY & STRUCTURE

Solid Teak wood door and windows
Handcrafted lighting
LED Lighting
Warranted roof waterproofing
Classic Spanish country tiles
Central pressurised system
3-coat exterior paint (base, primer, water repellant paint)
Fire retardant wiring
Brass hardware for doors
Wrought iron railings
Damp proofing above the plinth
Food grade sump tank



KITCHEN

Hand crafted soft close kitchen cabinets
Electronic charcoal-filtered chimney
Kitchen Hob
LED Lighting
Water Purifier
Scratch and rust proof sinks
Handcrafted backsplash tiles
Provision for washing machine



BATHROOMS

TOTO Sanitary ware and Toilet Fittings
Glass enclosures for wet and dry areas
Wash basin
LED Lighting



Facilities & Amenities



Gourmet Kitchen

Fully equipped with top-of-the-line appliances, custom cabinetry, and elegant countertops, catering to both culinary enthusiasts and casual cooks.



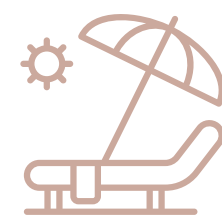
Sustainable Living

Eco Friendly design elements such as energy-efficient lighting and reflecting a commitment to preserving Goa's natural beauty.



Exquisite Interiors

From hand styled Spanish tiles to bespoke wooden rafters, every interior detail exudes craftsmanship and elegance, creating a warm and inviting atmosphere.



Perfect Location

The serene location allows you to disconnect when desired, while still being within short distances of popular places and international airport.



Property Management Services

We extend our commitment beyond creating exquisite homes by offering professional Property Management Services, ensuring every detail of maintenance, care, and upkeep is seamlessly handled, so you can enjoy a truly effortless, stress-free lifestyle.





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