



LOTUS TOWERS

Pioneering an exemplary
space in the heart of Goa.



Lotus Towers is centrally located in the
Heart of Panjim City.

It is situated on Dr. A.B Road in the Capital
City of Goa, Panaji

Panjim is being developed as a smart city under
the Smart Cities mission by the Government of
India. Several Infra connectivity and EV projects
are nearing completion in the area.

Goa is evolving into a dynamic vibrant state.
The population of Goa has a high literacy rate as
compared to other Indian States. Its population
density is low and Goa's infrastructure is in the
process of being upgraded to include new
roads better connectivity and ease of travel
within the state.

Goa is being viewed as a premium state for work
as well as pleasure due its excellent connectivity
with the rest of India and the world.





LOTUS TOWERS

LOUIS VUITTON



PROXIMITY

Corporation of
City of Panjim,
BJP H.O.

Miramar
Beach

3 kms

Taj
Vivanta

1 kms

Airport

35 kms

Main
Bus stand

3 kms

Panjim Jetty/
Casino
Promenade

800 mts

RESTAURANTS

Ritz

200 mts

Delhi
Darbar

400 mts

Black
Sheep
Bistro

2kms

Starbucks

2kms

Panjim
Gymkhanna

1 kms

Gaspar
Dias Club

3 kms




Panjim is a commercial hub being the Capital of Goa.
All Corporate offices, Government offices are in the
city including the Courts.

There is a need for Premium Commercial Spaces in
Panjim as there is a gap between the demand supply
of high quality commercial spaces in the city.

Lotus Towers is being planned and designed as an
upscale, high quality project which will be the
first of its kind in Goa.





LIFT LOBBY 

Artist impression only*



The need and requirement for premium retail and commercial spaces in Panjim is on the rise, whereas the supply for the same is not meeting the increasing demand.

Lotus Towers is located in a commercially established area on Dr. A.B. road which is parallel to 18 June Road, MG road and DB road. This entire area is being sought after by retail Stores like jewellery, apparel etc. Several well-established restaurants also are in the area adding to the cosmopolitan feel to the neighborhood.



ENTRANCE LOBBY VIEW





TERRACE VIEW





PROJECT KEY NOTES

A modern elevation with unhindered retail and office spaces due to effective architectural space planning.

Building location on AB Road is a commercially established road and is as famous as 18 June Road, M.G. Road and D.B. Road in Panjim.

All these roads are parallel to each other and are commercially preferred for retail outlets. Jewellery brands, apparel brands, restaurants, electronic brands, prefer this location.

Smart City Project implementation is in full swing. Mall by DLF at Patto which is also a business hub is 1 km away.





OFFICE WORKSTATION VIEW 

Artist impression only*



A PROJECT BY

MANAS DEVELOPERS



Manas Developers[™]



TANMAY KHOLKAR

Proprietor

Manas Developers is a first generation developer. Our company is focused on future ready projects with premium quality, aesthetic design and striking architecture. We are committed to timely delivery and focused on end user satisfaction.

We have an array of projects ranging from prime commercial spaces, premium apartments luxurious villas and aesthetically designed plotted development all over North Goa catering to a variety of clients.

Our goal as a developer is to build sustainable, client centric landmark projects. We are on a mission to change the premium real estate market of Goa and make a positive contribution to the real estate industry, while respecting the uniqueness of its culture.



ONGOING/UPCOMING PROJECTS:

KAYA, Lake view, Miramar

Miramar Towers, Miramar

Manas Pela Capela, Verna

Casa Salvador, Porvorim

Vista De Bambolim, Bambolim.

Villa Verde, Moira



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PANJIM GOA



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