



# solis

TOWNHOUSES • AZURI MAURITIUS

YOUR NEW LIFE AWAITS, IN THE HEIGHTS OF AZURI







# Azuri, a seaside village brimming with life

Azuri isn't just a place; it's an invitation to savour life...  
but on your own terms! Therein lies the spirit of Azuri.

Set against the stunning backdrop of an endless lagoon,  
Azuri offers a lifestyle that spoils you for choice: The Nine golf course,  
stylish boutiques, gourmet restaurants, and an array of enriching  
activities. The village comes alive through its themed markets, concerts,  
sporting competitions, and community-driven events. These moments  
of shared joy create a lively, inviting atmosphere that's hard to resist.

At its core, Azuri is built around balance; physical, emotional, and social.  
And it is no surprise that more than 200 families have chosen  
to make it their home.

Isn't it time to write your own chapter here?

# Le quartier de l'Océan

## Paying tribute to the beauty of Mauritius.

Inspired by Mauritius' lush tropical landscapes and vibrant way of life,

Le quartier de l'Océan offers an invigorating yet soothing living environment. Nestled in greenery with views of the ocean, this mixed-use district creates a dynamic yet serene atmosphere for its residents.

And at the heart of Le quartier de l'Océan lies Solis Residences, offering the best of Azuri's lifestyle every day. With close access to the Village Square's shops, the Montessori school, and the Studio by RM sports center featuring padel and tennis courts, Solis is more than a residence. It is a community amalgamating family life and meaningful connections, where every day is infused with the spirit of Azuri.





Computer Generated Image: Solis street view

## **Solis,** the spirit of Azuri

Rooted in warmth blended with functionality,  
an asset that Azuri is now renowned for, Solis Residences  
are a true reflection of island living at its finest. Located near  
the estate's park, the duplexes are a perfect mix of serenity  
and sophistication.

## A life steeped in harmony

Spacious and inviting interiors, a lush private tropical garden complete with a pool and gazebo, covered parking, and bedrooms designed to welcome the whole family; these are just a few highlights of Solis' semi-detached villas.

Created to celebrate joyful everyday moments, these villas inspire connection and warmth, where every corner invites togetherness and ease. In essence, they embody the heart and soul of Azuri, a lifestyle that feels both relaxed and welcoming.



Computer Generated Image: Solis garden & pool view



- 1 Village centre :  
restaurants, shops, café
- 2 Radisson Blu Hotel
- 3 Beach
- 4 Spa & Gym
- 5 Tennis & Padel
- 6 Boat yard
- 7 The Nine - Azuri Golf
- 8 Montessori Playhouse  
& kids' playground
- 9 Future commercial area

## A human-scaled residential project at the heart of the village

Solis encompasses 26 semi-detached villas,  
designed to blend seamlessly with the village's lush park.  
They offer an idyllic and peaceful life, rooted in the beauty  
of the surrounding nature.



# A new beginning awaits at Azuri...

Perched on the heights of Azuri, Solis offers the perfect backdrop for life's next chapter; be it as you begin your life as a couple, you're growing your family or you embrace a serene retirement by the sea... Surrounded by nature and just a hop, skip and jump from the sea, it is a place where dreams, creativity and fulfillment collide.

What story do you choose to unravel at Solis?

## Site plans & dimensions

PLOT	AREA (m²)
1	427
2	302
3	294
4	306
5	317
6	282
7	282
8	282
9	282
10	282
11	282
12	282
13	283
14	303
15	329
16	541
17	343
18	292
19	292
20	292
21	292
22	292
23	292
24	292
25	292
26	284



## Expert-backed architecture

Solis Residences are a testament to what happens when you combine thoughtful design and sustainable practices. By utilising the natural ventilation and light on hand, the design is an ode to ecological responsibility all while prioritising the comfort and well-being of residents.



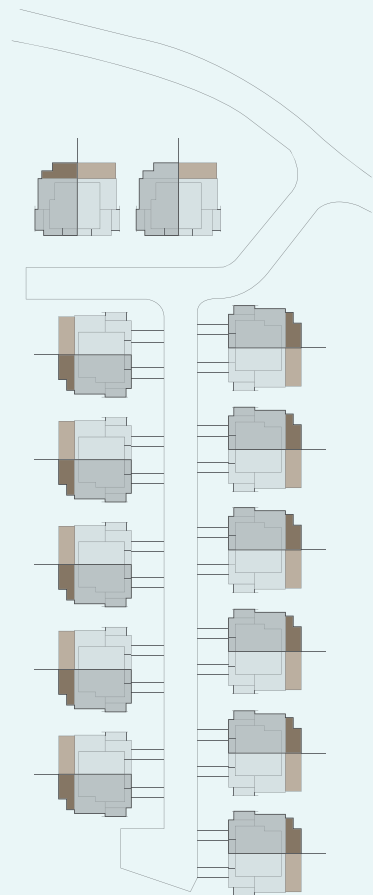
Computer Generated Image: Solis living

Ground Floor



First Floor

# Villa 3-Bedroom



Ground Floor	(m²)
Internal Covered Area	
1 Kitchen	10.39
2 Living	15.54
3 Dining	10.66
4 Circulation	7.05
5 Stairs	3.30
6 Store below stair	2.48
7 Bedroom 1	12.41
8 Ensuite 1	4.81
9 Guest WC	3.07
Total	69.71

External Covered Area	
10 Covered terrace	7.05
11 Entrance lobby	2.80
Total	9.85

Walls & ducts	9.10
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Ground Floor Covered Area	88.66
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First Floor	(m²)
Internal Covered Area	
12 Master bedroom	13.16
13 Master dressing	5.00
14 Master ensuite	5.85
15 Bedroom 2	10.57
16 Shared bathroom	4.43
17 Laundry	3.47
18 Circulation	9.41
19 Stairs	6.47
Total	58.36

Walls & ducts	12.65
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First Floor Covered Area	71.01
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Total Covered Area	159.67
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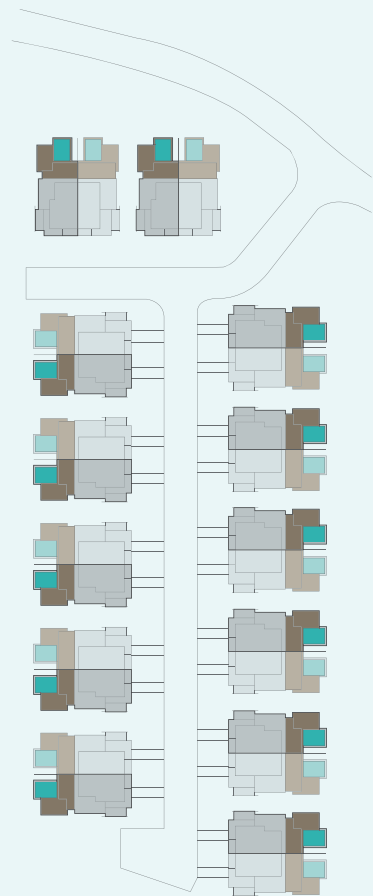
20 Open to sky drying yard	2.90
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Ground Floor



First Floor

# Villa 4-Bedroom



Ground Floor	(m²)
Internal Covered Area	
1 Kitchen	10.39
2 Living	15.54
3 Dining	10.66
4 Circulation	7.05
5 Stairs	3.30
6 Store below stair	2.48
7 Bedroom 1	12.41
8 Ensuite 1	4.81
9 Guest WC	3.07
Total	69.71

External Covered Area	
10 Covered terrace	7.05
11 Entrance lobby	2.80
12 Kiosk & BBQ (option)	19.81
Total	29.74

Walls & ducts	9.10
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Ground Floor Covered Area	108.55
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Options		
23 Concrete / fibreglass pool	12.30	
Concrete / fibreglass pool	18.00	
Stand-alone kiosk	11.52	

First Floor	(m²)
Internal Covered Area	
13 Master bedroom	13.16
14 Master dressing	5.00
15 Master ensuite	5.85
16 Bedroom 2	10.57
17 Shared bathroom	4.43
18 Laundry	3.47
19 Circulation	9.41
20 Stairs	6.47
21 Bedroom 3 (option)	10.01
Total	68.37

Walls & ducts	13.15
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First Floor Covered Area	81.52
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Total Covered Area	190.07
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22 Open to sky drying yard	2.90
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24 Single carport (extended)	27.08
Single carport	18.90

# Soak in the essence of Azuri

## **Azuri Nautical Club**

Your gateway to discovering the hidden treasures of the lagoon!

## **RM Club Azuri**

The ultimate spot for padel, tennis and so much more.

## **Spa Cinq Mondes**

Where self-care meets indulgence...

## **Le Comptoir**

Stock up on treats brought to you from near and far and turn your dishes into gourmet meals.

## **Café Gioia**

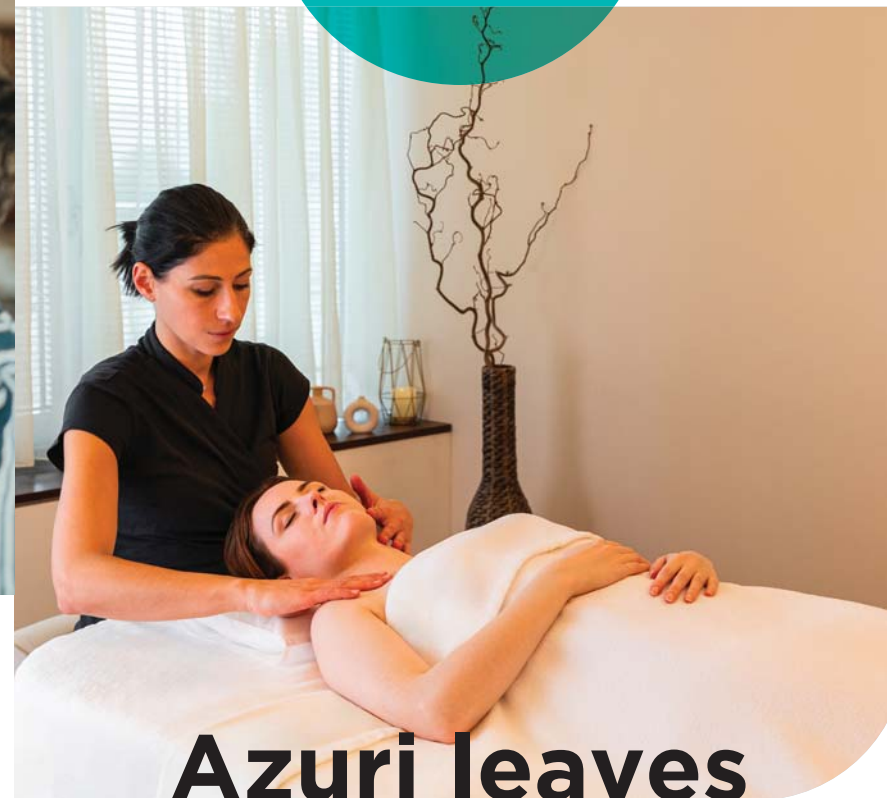
Whether it's for a quick grab-and-go croissant, a leisurely coffee break or a quick meal, it is always a treat at Café Gioia.

## **BlackRock**

Black Rock draws in epicureans seeking a meal or a cocktail in a welcoming setting.

## **Le Poivrier**

What better way to savour a summer-inspired meal than with your toes tucked in warm sand!



## Azuri leaves no stone unturned

And if you're wondering about managing your daily chores, fret not... Azuri has it covered. Within the village, your routine tasks are taken care of, making life effortless and smooth sailing.

- Montessori Playhouse
- Kids' playground
- Car wash
- Waste sorting zone
- Maintenance services

... and many more useful amenities at your disposal!



## **Azuri, a playground for all ages**

At Azuri, fun knows no age limit! While parents take on racket sports, bike rides or water sports, children can explore, play, and learn as they discover the world of the Montessori school through the Kids' Playground.





# The Nine golf course

Named the Best Par 3 in the World by the World Golf Awards 2023, this 9-hole par-3 course is a first for Mauritius, and it's already won over golf enthusiasts. Designed for players of all skill levels, it offers an enjoyable experience that keeps them coming back for more.

But golf isn't the only highlight here. For those who don't (yet) play, The Nine BistroPub at the clubhouse is a destination in itself. From after-work cocktails to indulgent brunches and gourmet dishes, it's the perfect spot for any craving, any occasion.





## Bluelife, the developer behind Azuri

Centered around the belief that a city is inherently human, Bluelife is dedicated to shaping life beyond real estate projects, and prioritises initiatives that have a direct impact on life, happiness, health and security.

Blue Life, a renowned developer part of the IBL conglomerate, holds wellbeing at its core and is the visionary behind the sustainable environment at Azuri Ocean & Golf Village, where work and moments of leisure collide, where our collective wellbeing and that of our planet align.