

# CASA DEL SEÑOR

Portuguese Style Villas  
MOIRA - GOA



At Bennet & Bernard, we believe in quality, commitment and compassion. As a leading firm in eco-luxury real estate and hospitality, our vision is to bring world-class services to Goa with an eye on the local environment. We envision homes and ventures built on foundations that are timeless, so while they manifest the traditional values we believe in, they will never go out of style. Our Custom Homes division develops premium eco-luxury villas to specifically cater to our clients' desires even as we ensure the smallest carbon footprint possible. Each home is customised to the details, a copyright system that guarantees no other living space in the world is like it.

# CASA DEL SEÑOR

P o r t u g u e s e   S t y l e   V i l l a s

MOIRA - GOA

DESIGNED BY

Melville Dsouza

STYLED BY

Lalin Jinasena

INSPIRED BY

Wendell Rodricks  
TM

PROJECT BY



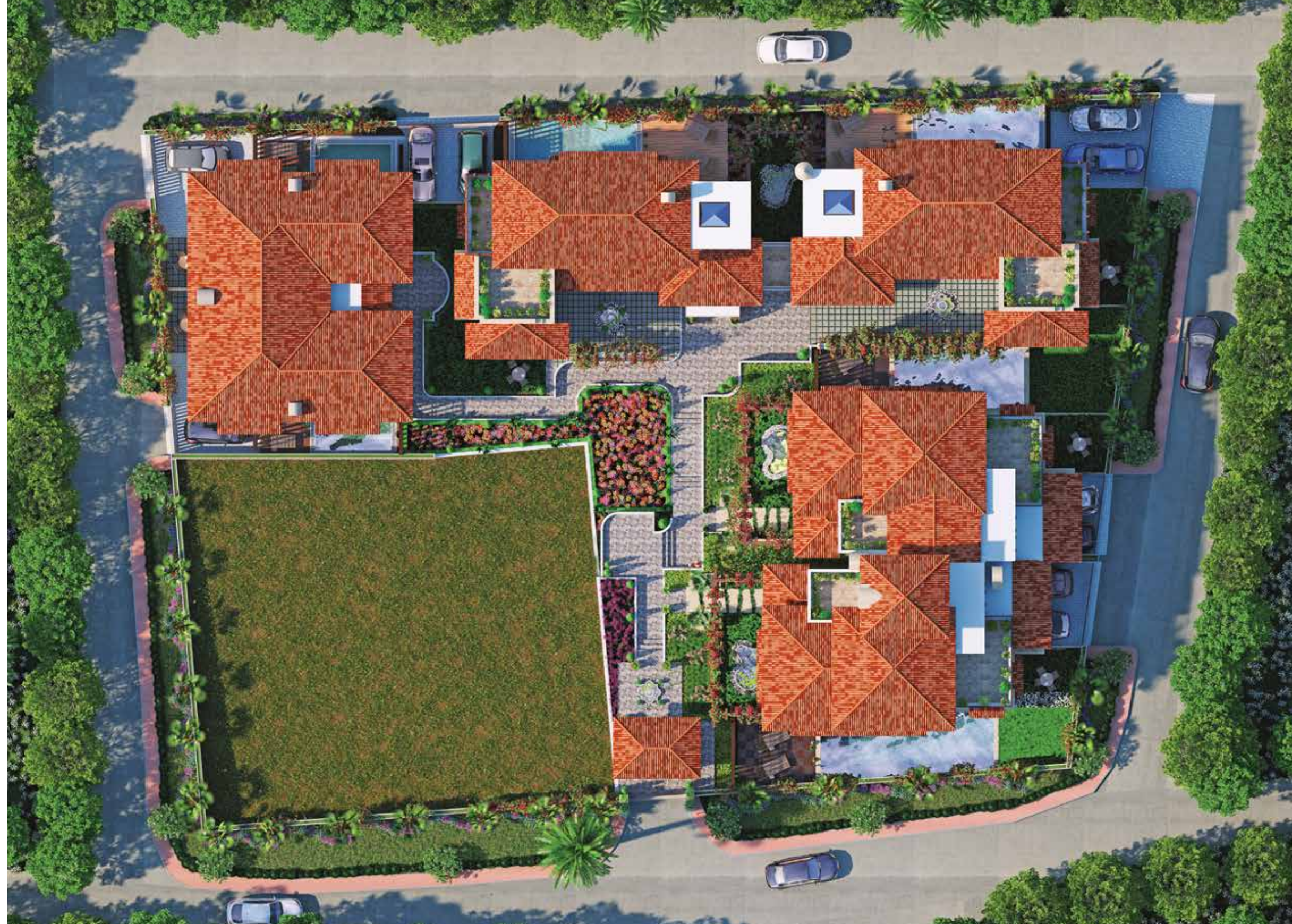
BENNET & BERNARD™  
CUSTOM HOMES PRIVATE LIMITED



## CASA DEL SEÑOR



Goa has been the gem of India's realty market for its idyllic villages, sweeping green farmlands and forest tracts and scenic beaches. Somewhere in the north of Goa, nestled in serenity is Moira, a quintessential Goan village with deserted village lanes, the chirping of birds and rustle of leaves. Here, Bennet & Bernard has created its sweet spot, a sprawling masterpiece community of six exclusive villas, Casa Del Señor, that tie in Goa's European connection with its rustic local setting.







Casa Del Señor artfully blends traditional influences with contemporary amenities to create luxury living spaces. Hints of old Portuguese architecture play hide-and-seek with modern touches in the sprawling villas. The main hacienda draws inspiration from Tuscany and Baja, with local stone, brick and hardwoods, tiled roofs, stone floors and marble counters.

Each of the six villas have it's own plunge pool and a stunning botanical garden artfully laid out with tropical palms, olive trees and local plants. World renowned designer, Lalin Jinasena, will add his art to create blissful interiors and landscapes. The globally famous face of Indian fashion, Wendell Rodricks, is the project's brand ambassador and is adding his own eclectic touch in the making of the villas.





Inside each villa is a modern modular kitchen with a hob, granite counter, ceramic tiles, and double stainless steel sink. The living and dining areas and bedrooms feature terrazzo mosaic flooring, German UPVC or aluminium windows, gypsum plaster, exposed brickwork and duco painted paneled doors. All bathrooms have either Roca or Kohler fixtures, glass partitions, segregated wet and dry areas, health faucets and looking mirrors.

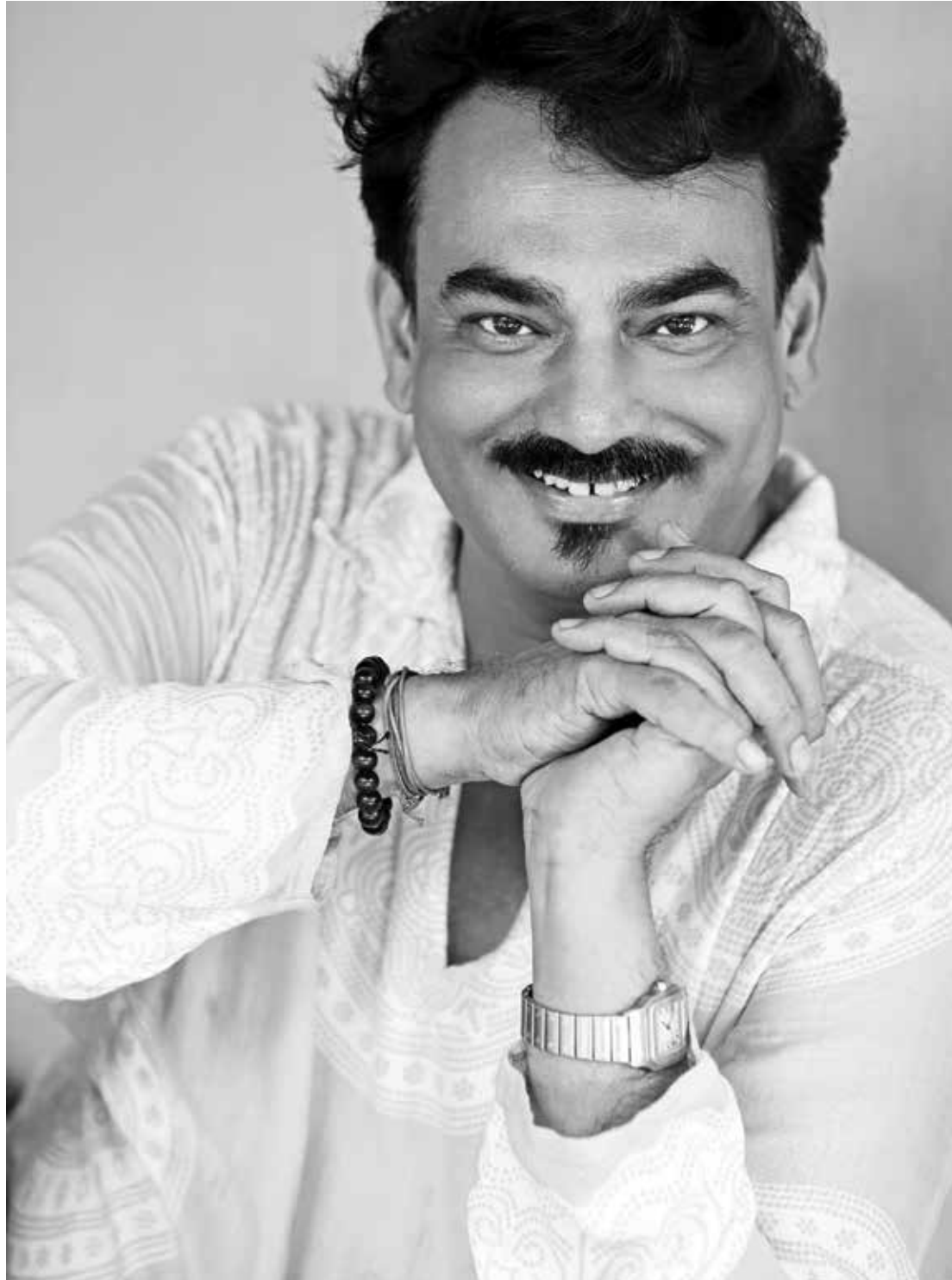
The villas feature high-quality covered wiring with modular switches, inverters, air conditioning, built-in cabling for satellite television, an intercom to the main gate and a hydroneumatic system. There are ample light fixtures and fittings in all areas, as well as a false ceiling with LED lighting. Casa Del Señor presents the class of European living in the warmth of Goa. It is a bridge between past and present, built in a style that never goes out of vogue.





Along the charming inner roads of North Goa, between Mapusa and Aldona, nestles Moira - one of the four heritage villages of Goa. Goan architecture, like the other arts developed on these lands occupied by the Portuguese, shows original characteristics which differentiate it from other “colonial” architectures.

Civilian architecture in India’s former Portuguese settlements still exists in the numerous palaces and quintas (country estates) assembled on a tiny portion of India’s vast territory. These dwellings, which, for the most part, were built not for Portuguese settlers but by Indian families are the expression of the cultural and economic heritage left to the Goans through the path they shared with the Portuguese for more than four centuries.



Inspired by

*Wendell Rodricks*  
TM

Wendell Rodricks is a prominent fashion designer and listed amongst India's top ten designers. His work has involved him in a wide range of fashion, earning him world renowned reputation. In continued heights of his success and creativity, Wendell has also attached his name as Brand Ambassador to Casa Del Señor. A distinct inspiration where quality and creativity marry.

“ The highest standards of design and quality are a shared commitment Bennet & Bernard Custom Homes and I have. It becomes one of the many reasons I'm glad to endorse Bennet and Bernard Custom Homes newest project, Casa Del Señor. Beginning with the style of the villas and further, refined furnishing, closely associates with my own style aesthetics. Quite like my clothing, this project caters to a discerning clientele with neat, clean designs. Not only is Casa Del Señor a reflection of our Goan Portuguese heritage, I am indeed proud that it aligns seamlessly with the culture and history of the beautiful village of Moira. The luxurious setting and Iberian calm reflects a Portuguese Hacienda. As brand ambassador of Bennet and Bernard Custom Homes, I wish the new residents of Casa Del Señor the calm and culture of Goa in style. ”





Styled by



Lalin Jinasena

Sri Lankan raised, Lalin Jinasena's design skills in architecture, interiors and furniture are sought throughout the world. He brings his chic style to the Casa Del Señor project. Directed by his own imagination and unadulterated by other styles or designers, Lalin promises a unique set, you will be proud to call your own.

“ Bennet & Bernard Custom Homes, have done some beautiful and very out-of-the-box projects in the past, which I feel are very much suited to my style of designing. I believe we could work well together to produce some very unique and extraordinary residences and villas, that people would absolutely love to live in. ”





At Casa Del Señor, our personal interest for your comfort and home style, draws out our highest creativity. With this project, Bennet & Bernard Custom Homes once again create a unique experience through our Accent lighting & exclusive furniture designs. Keeping in mind the essence of the Portuguese Styled villas, a very personalized and colonial concept is brought in through Accent lighting. Through this phenomena, we use concentrated light on an area or subject to create a visual point of interest. Perhaps add in that extra dimension to a room or other defining features. We know this, you'll be glad to have it. Drawing inspiration from colonial pasts and modern day comfort, our Teak or Acacia wood furniture designs, for the centre console, dining table and our outdoor furniture may often leave you in the dilemma of 'sit or stare'. We'll leave the choice to you.

## SPECIFICATIONS

### Structure

- Quake Resistant RCC Framed Structure
- External Walls In Heat Insulated and Water proof Blocks
- Internal Walls in Fly Ash / Heat Insulated and Water Proof Blocks
- Waterproofing for Terraces and Sundecks
- High Plinth-Levels with Damp-Proofing below The Ground Floor

### Kitchen

- Modular Kitchen with Hettich fittings
- Hand Painted Portuguese Tiles On Kitchen Back Splash Wall
- Oven, Hob, Fridge, Dishwasher Provided (IFB)

### Staircase

- Wooden Hand Rails
- Light Fixtures and Fittings Provided
- Foot lights

### Bathroom

- Grohe Fixtures and Fittings along with Queo Sanitaryware
- Wet and Dry Area: Glass Partitions
- Light Fixtures and Fittings Provided
- Hot and Cold water system
- Rain Shower
- Mood Lighting Effect

### Bedroom/Dinning

- Mosaic / wooden /Terrazzo Tiles
- Wooden Frames and Windows
- False ceiling with Mood lighting effect and General Lighting
- Built in Cupboards and Bed Provided Along with Sleepwell Mattresses and Pillows for Each Bedroom
- Dinning Table seater of 6 Provided, Wooden Naturally Finished Terrace
- Natural stone / Mosaic /Cement flooring
- Uplighter's and Down Lighters Provided at Relevant Points

- Wooden Hand Railing polished and Finished with Superior PU Pools
- Desjoyaux Pools

### Electricals

- High Quality Covered wiring Modular Switches
- Blue star / Daikin Airconditions
- Samsung LED Television Set
- Built in Cabling for the Satellite TV
- Intercom To main Gate
- Power Back Up
- Pressure Pumps
- Surveillance systems

### External

- Paved Drive way
- Landscaped Garden
- Ambient & Mood Lighting
- Pool Deck
- Patio Water fall
- Servant Quarters

## AMENITIES

- Rental Management
- CCTV security System
- Concierge Service
- Common Areas well Illuminated
- Intercom To Main Gate
- Main entrance Gate with Security Cabin
- Centralised Housekeeping

### Green Connection

- Rain water Harvesting
- LOW VOC Paints
- LED Lighting
- Vermicompositing
- Drip Irrigation System

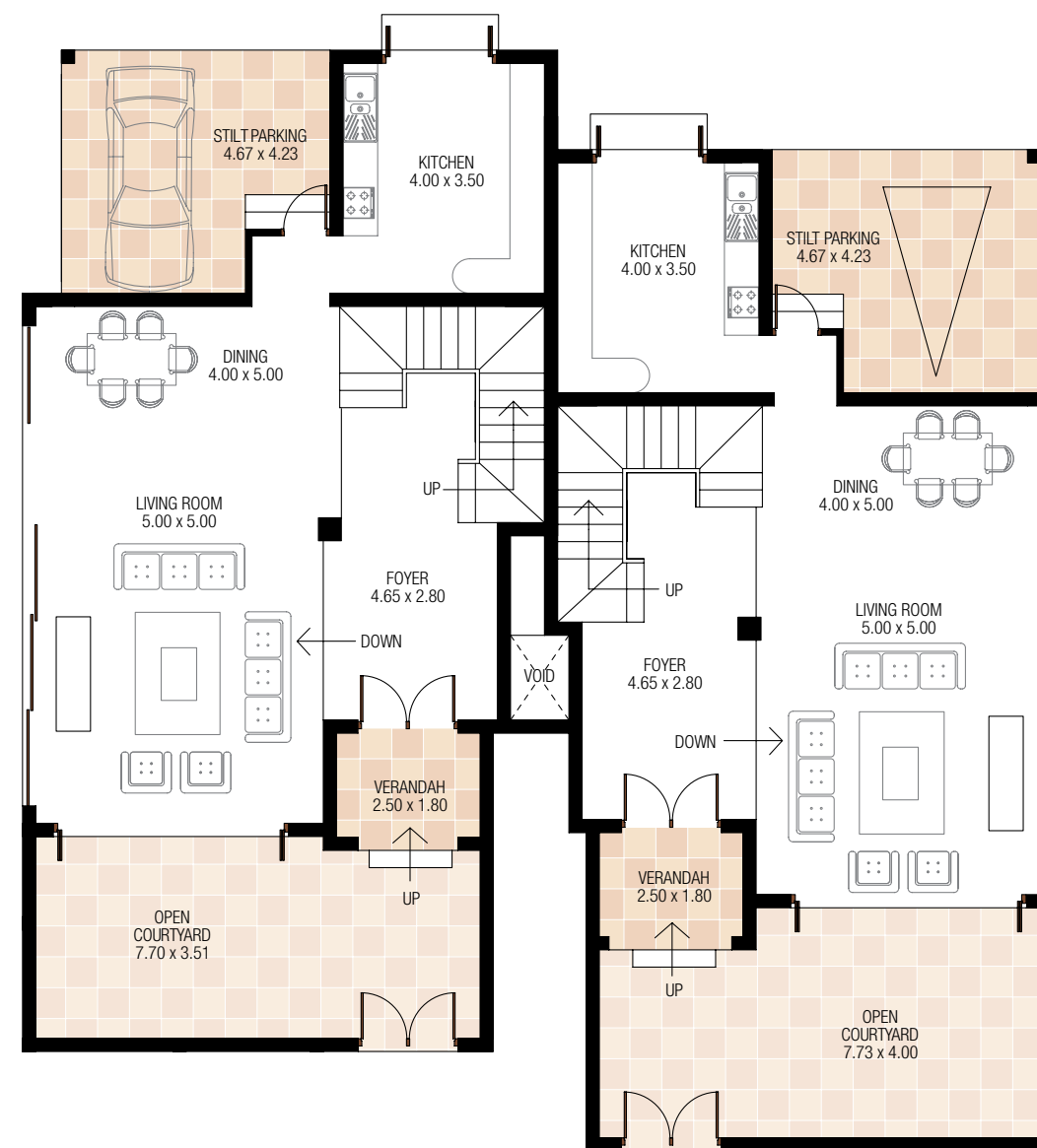






## CASA DEL SEÑOR

Villa SÃO DOMINGOS & Villa ESTRELA  
Area : 287 Sq. Mts. (3,088 Sq. Ft.)  
Garden : 60 Sq. Mts. (645.60 Sq. Ft.)

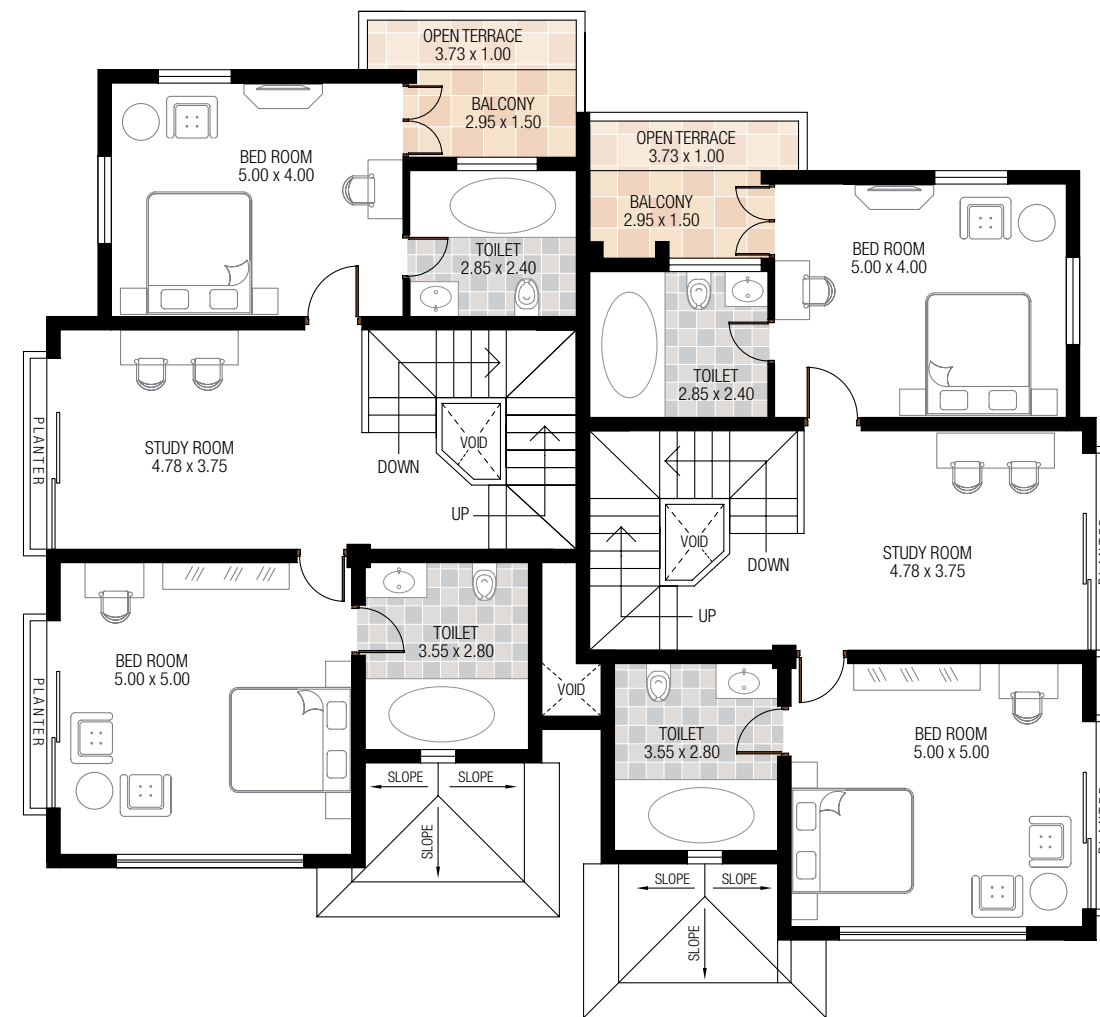


Villa SÃO DOMINGOS & Villa ESTRELA  
Ground Floor Plan





CASA  
DEL SEÑOR

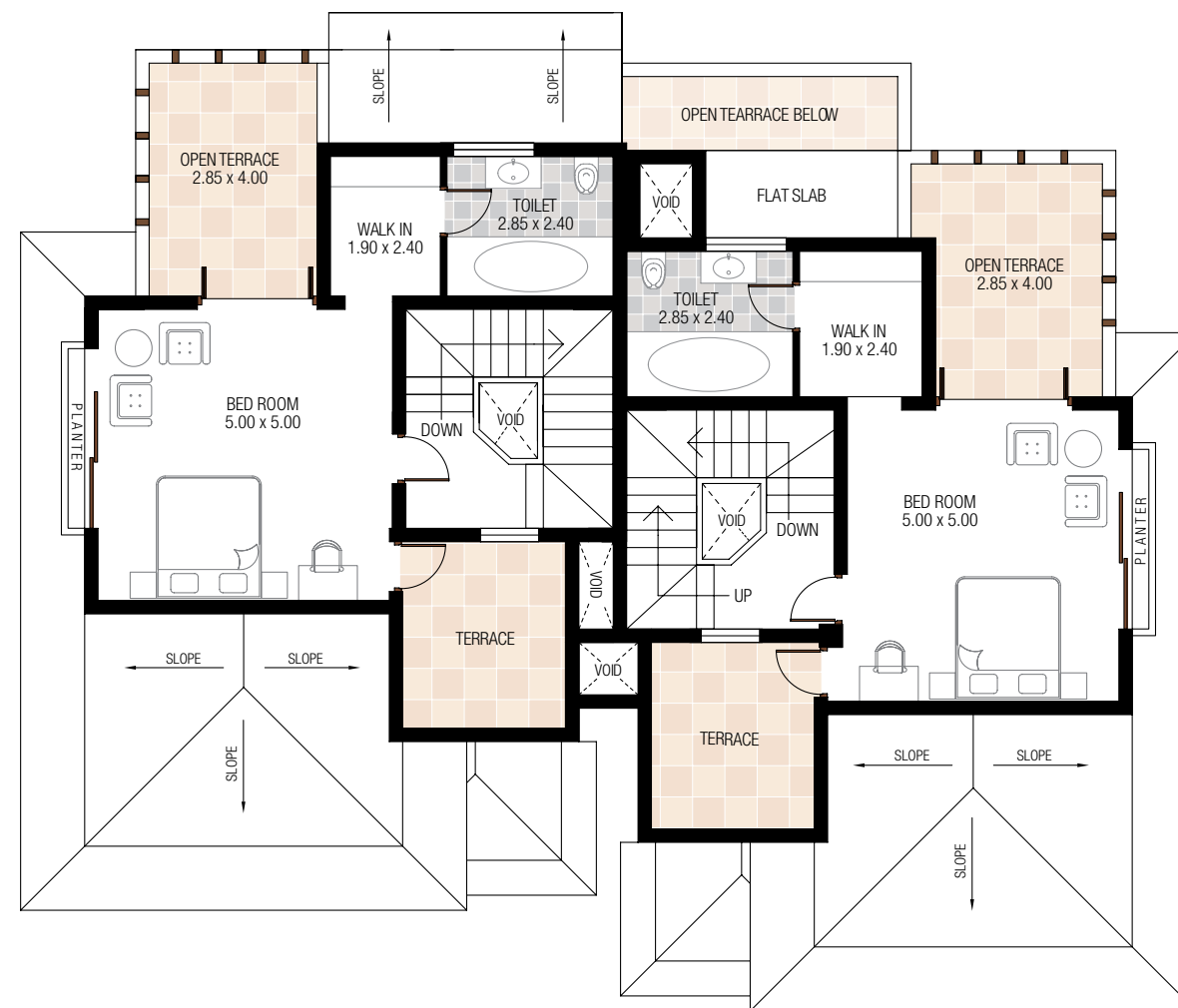


Villa SÃO DOMINGOS & Villa ESTRELA  
First Floor Plan





CASA  
DEL SEÑOR



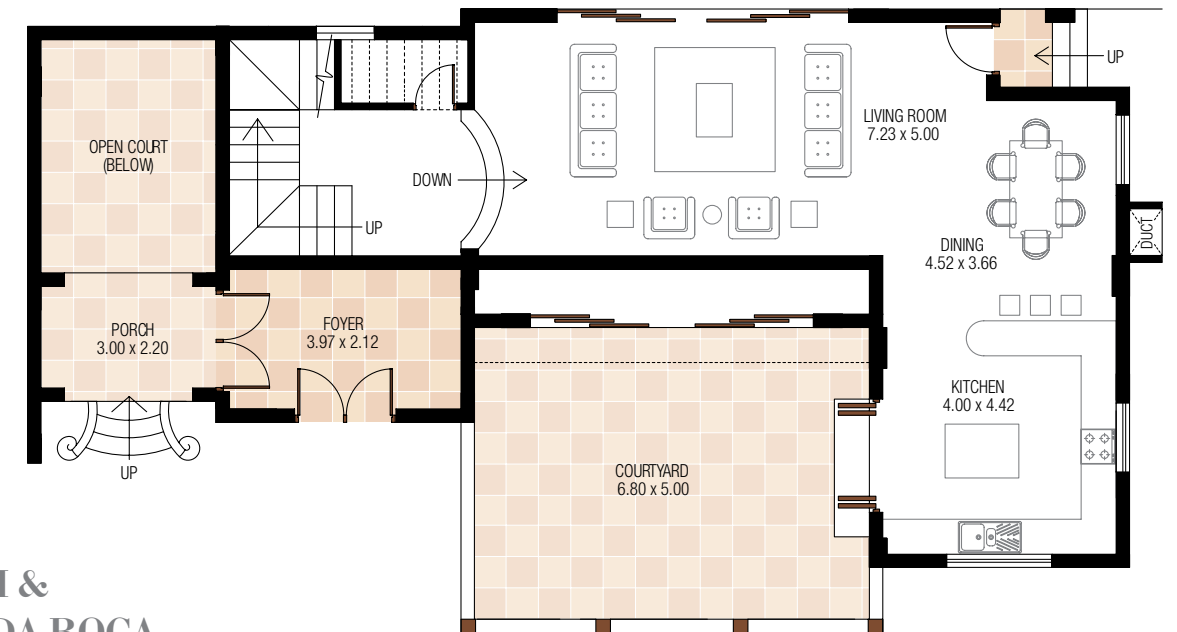
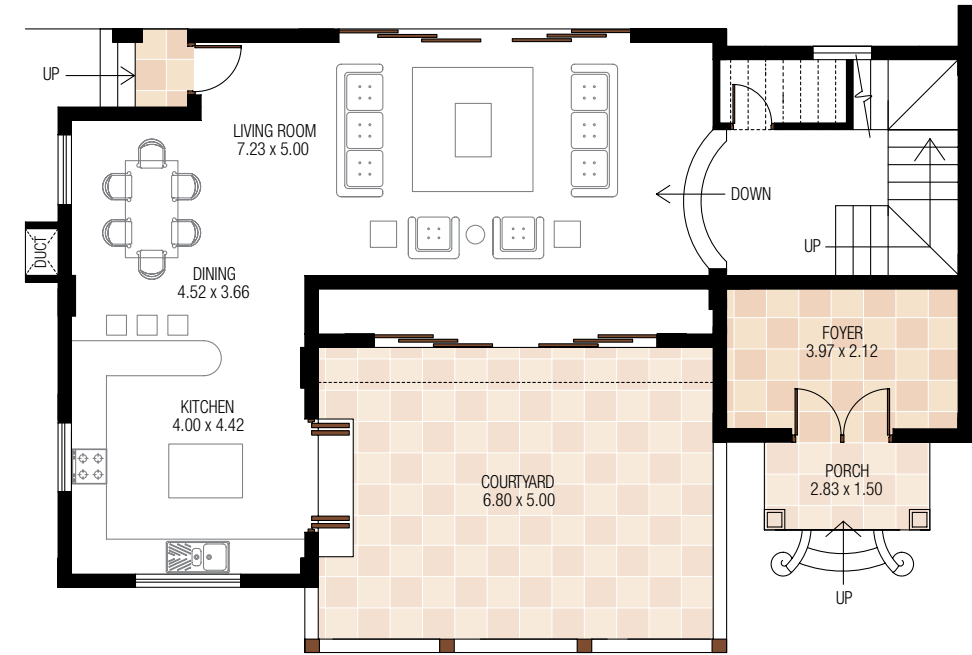
Villa SÃO DOMINGOS & Villa ESTRELA  
First Floor Plan





# CASA DEL SEÑOR

**Villa BÉLEM & Villa CABO DA ROCA**  
**Area : 358 Sq. Mts. (3,852 Sq. Ft.)**  
**Garden : 64 Sq. Mts. (688.64 Sq. Ft.)**

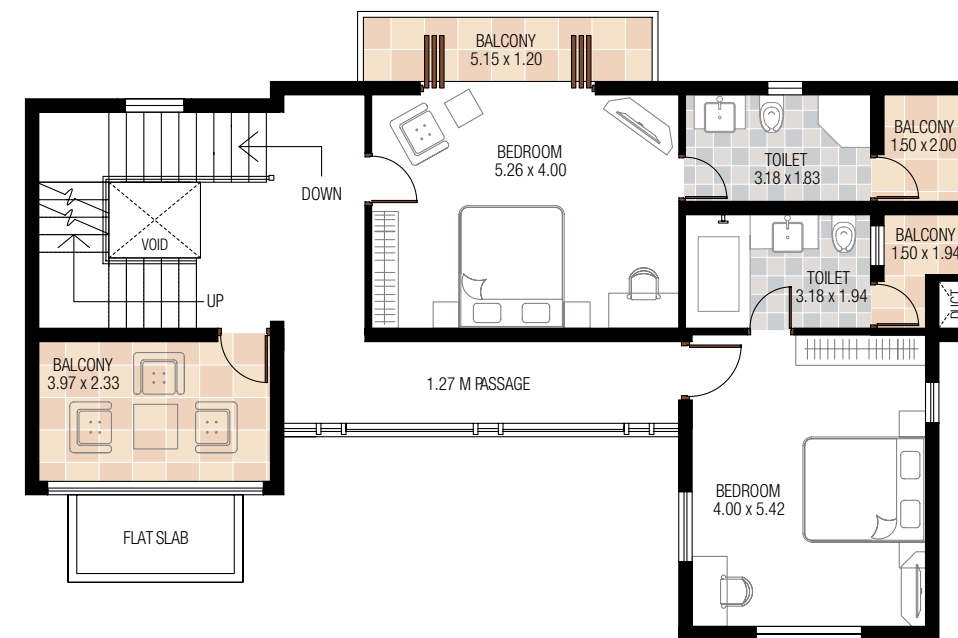
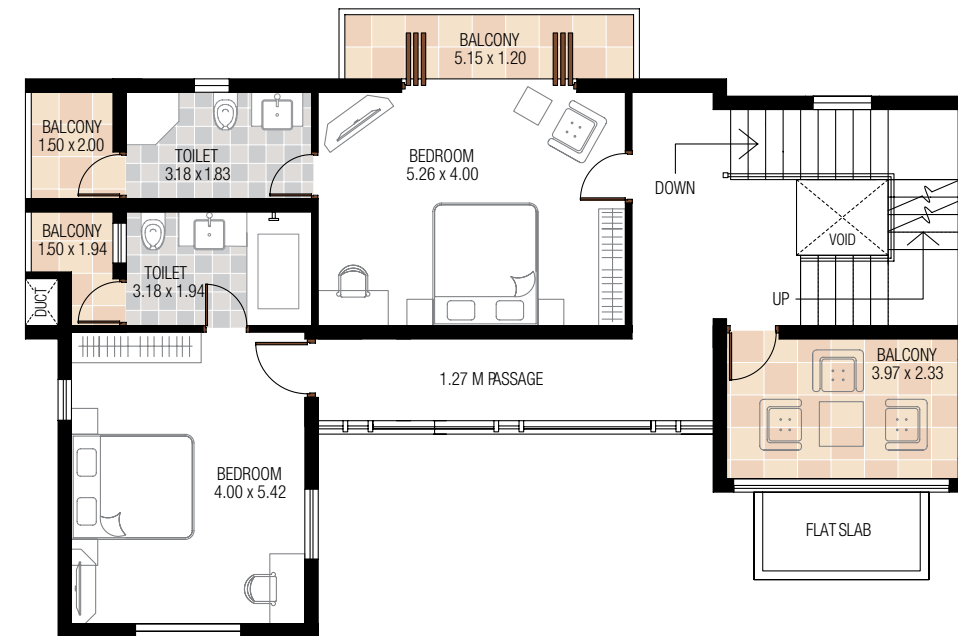


## Villa BÉLEM & Villa CABO DA ROCA Ground Floor Plan





CASA  
DEL SEÑOR

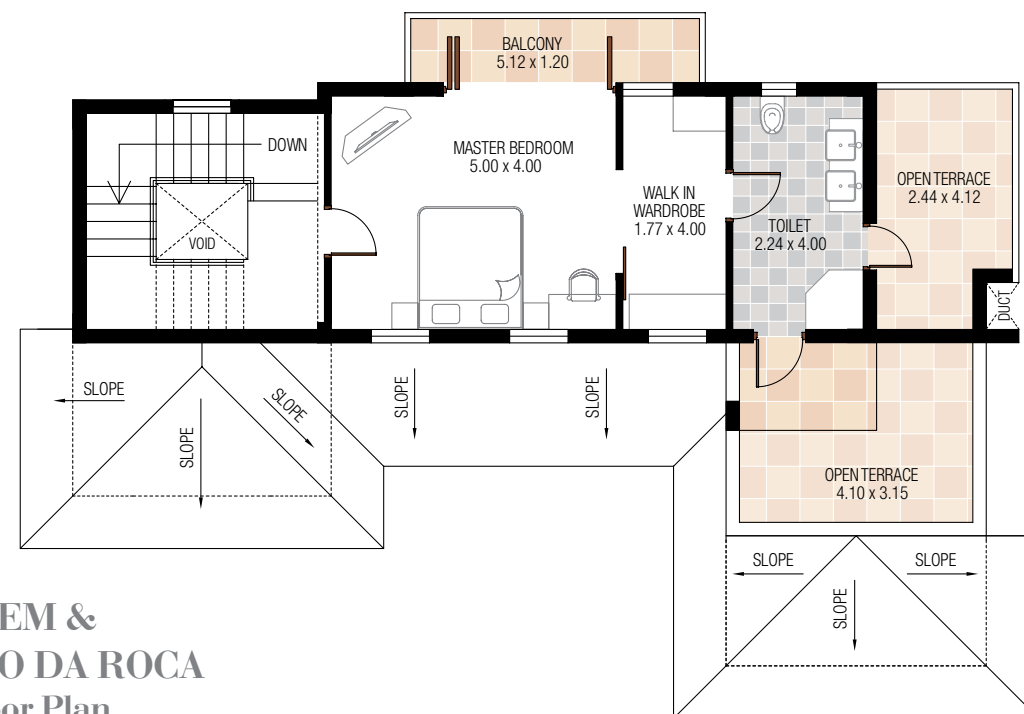
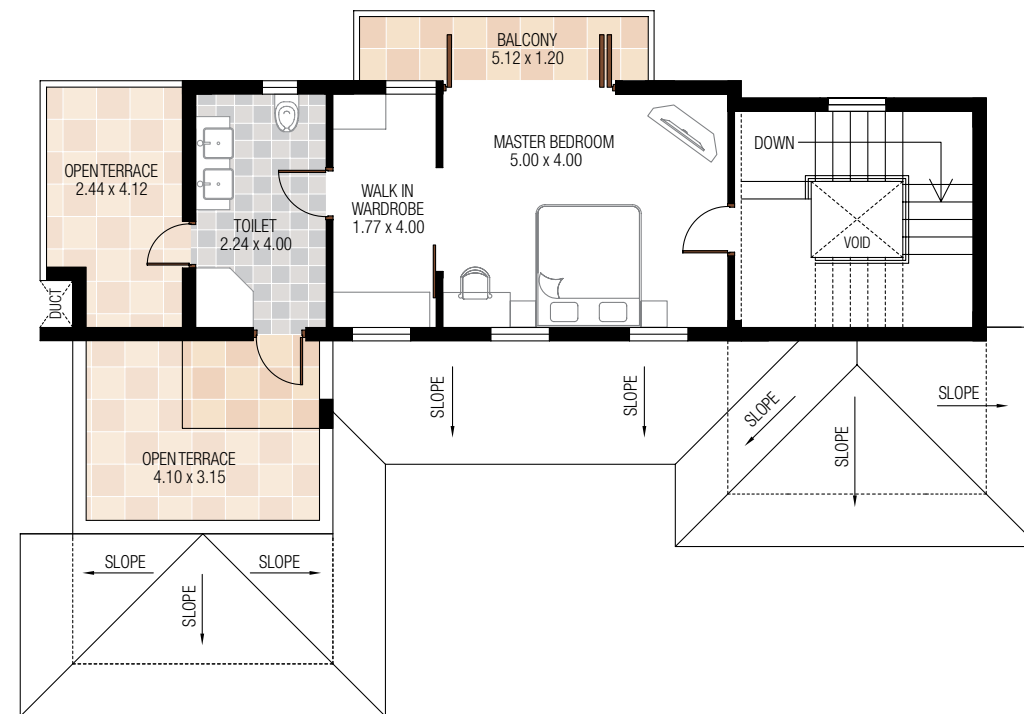


Villa BÉLEM &  
Villa CABO DA ROCA  
First Floor Plan





CASA  
DEL SEÑOR



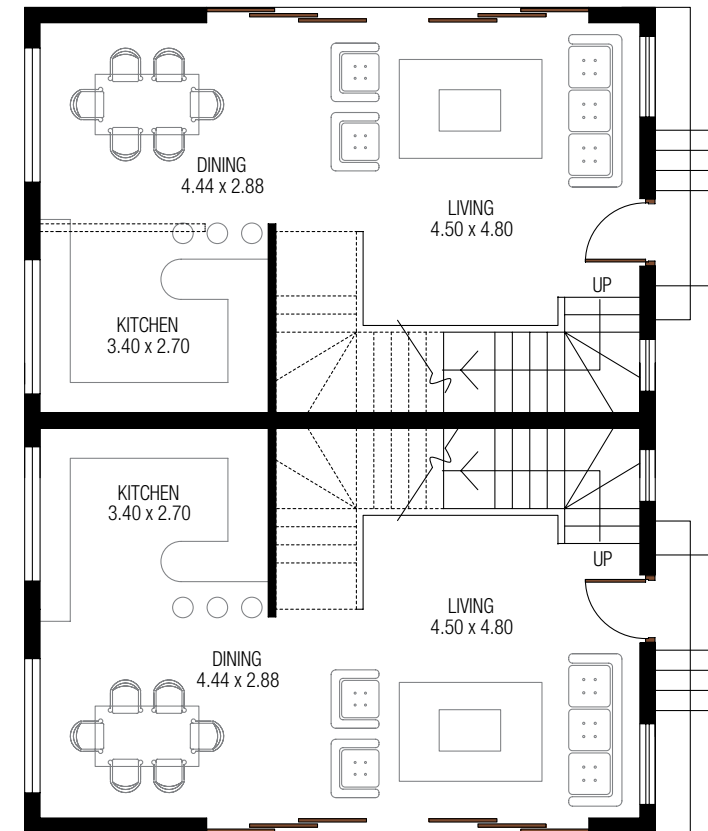
Villa BÉLEM &  
Villa CABO DA ROCA  
Second Floor Plan





# CASA DEL SEÑOR

Villa ESTORIL & Villa SINTRA  
Area : 210 Sq. Mts. (2,259.60 Sq. Ft.)  
Garden : 33 Sq. Mts. (355 Sq. Ft.)

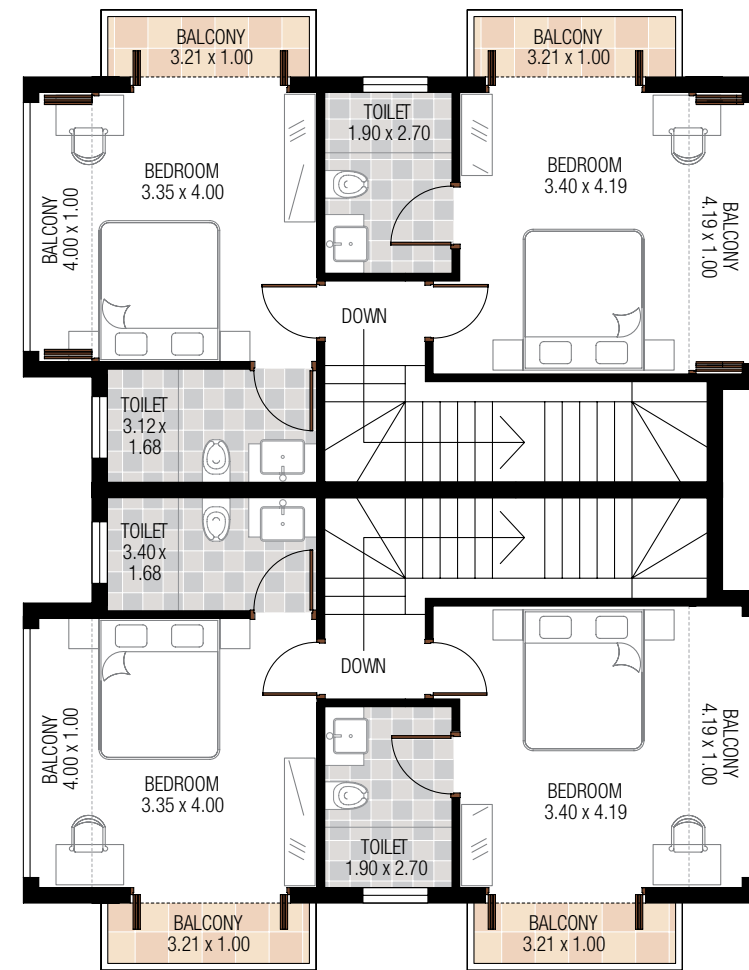


Villa ESTORIL & Villa SINTRA  
Ground Floor Plan





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DEL SEÑOR



Villa ESTORIL & Villa SINTRA  
First Floor Plan



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Portuguese Style Villas  
MOIRA - GOA







**BENNET & BERNARD™**  
CUSTOM HOMES PRIVATE LIMITED

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This brochure is conceptual and is not a legal document. Room dimensions are in metres. All materials, dimensions & drawings are approximate.  
Information subject to changes without notice. Actual usable floor space may vary from the stated floor plan. Drawings not to scale. The developer reserves the right to make revisions.